



DEVELOPMENT SERVICES

BUILDING | HISTORIC PRESERVATION | PLANNING & ZONING

File Nos. 2019-217-FLM-CCA & 2019-216-REZ-CCA

**RE: SMALL SCALE FUTURE LAND USE MAP AMENDMENT & REZONING FOR
36 SW 6TH AVENUE, 40 SW 6TH AVENUE, 46 SW 6TH AVENUE, 48 SW 6TH
AVENUE, 49 SW 7TH AVENUE, 41 SW 7TH AVENUE, AND 37 SW 7TH AVENUE**

Pursuant to the Land Development Regulations of the City of Delray Beach, you are hereby notified that the Planning and Zoning Board, acting as the Local Planning Agency, will consider and make a recommendation to the City Commission regarding a small-scale Future Land Use Map (FLUM) amendment, and rezoning for seven (7) parcels of land totaling 1.159± acres located between SW 6th Avenue and SW 7th Avenue, north of SW 1st Street at a Public Hearing for the purpose of receiving public comments on **MONDAY, AUGUST 19, 2019 at 6:00 P.M.**, (or as soon thereafter as may be heard) in the Commission Chambers at City Hall, 100 NW 1st Avenue, Delray Beach, Florida. The property locations are indicated on the attached map.

The existing and proposed FLUM designation and zoning district are as follows:

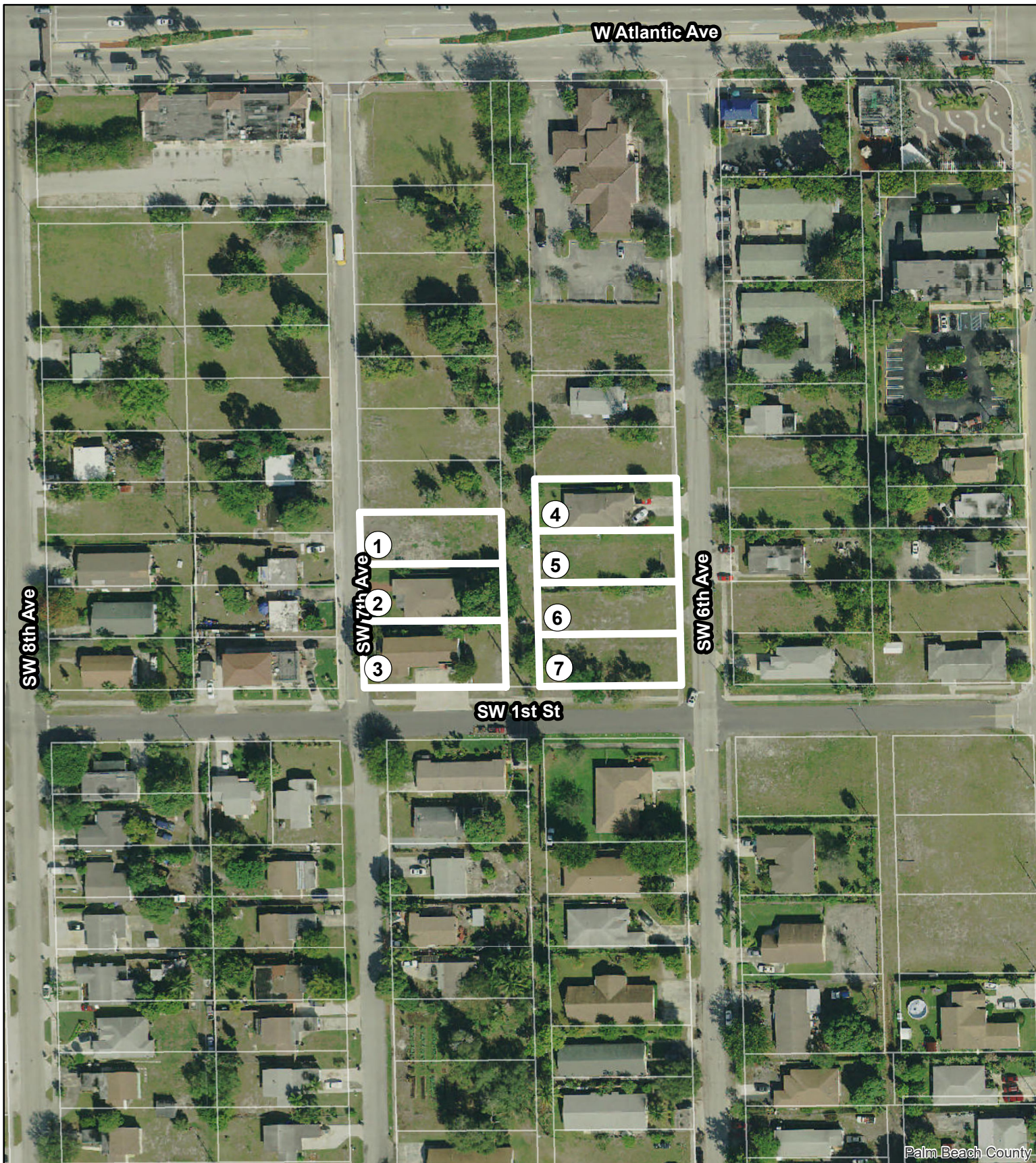
Existing FLUM Designation:	Medium Density (MD)
Proposed FLUM Designation:	Commercial Core (CC)
Existing Zoning District:	Multiple Family Residential, Medium Density (RM)
Proposed Zoning District:	Central Business District (CBD)

Four of the subject properties are owned by the Delray Beach Community Redevelopment Agency (CRA) and three are owned privately. The CRA intends to redevelop their parcels as part of a larger 7.4-acre project.

If you would like further information with regard to how this proposed action may affect your property, please contact Anthea Gianniotas, Principal Planner, Development Services Department, City Hall, 100 NW 1st Avenue, Delray Beach, Florida 33444; e-mail: gianniotasa@mydelraybeach.com, Phone: (561) 243-7325, between the hours of 8:00 A.M. and 5:00 P.M. on weekdays (excluding holidays).

All interested parties are invited to attend the public hearing and comment upon the proposed action or submit their comments in writing on or before the date of the hearing to the Development Services Department. Please be advised that if a person decides to appeal any decision made by the Planning and Zoning Board with respect to any matter considered at this hearing, such person will need a record of the proceedings, and for this purpose such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based. The City does not provide or prepare such record pursuant to F.S. 286.0105.

City of Delray Beach
Planning and Zoning Department
Date Posted: August 9, 2019



Palm Beach County

Frog Alley / BH3

1. 37 SW 7TH AVE	12-43-46-16-01-013-0060
2. 41 SW 7TH AVE	12-43-46-16-01-013-0070
3. 49 SW 7TH AVE	12-43-46-16-01-013-0210
4. 36 SW 6TH AVE	12-43-46-16-01-013-0170
5. 40 SW 6TH AVE	12-43-46-16-01-013-0180
6. 46 SW 6TH AVE	12-43-46-16-01-013-0190
7. 48 SW 6TH AVE	12-43-46-16-01-013-0200



DEVELOPMENT SERVICES
DEPARTMENT



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