



# DEVELOPMENT SERVICES

BUILDING | HISTORIC PRESERVATION | PLANNING & ZONING

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File #2019-238

## NOTICE OF PUBLIC HEARING VARIANCE

A petition has been received from Jason Mankuff, Esq., Designated Agent, requesting the grant of a variance for the property located in the Planned Residential Development (PRD) zoning district at 663 Pelican Way.

Property Address: 663 Pelican Way  
Property Control Number: 12-43-46-33-17-000-1140  
Property Legal Description: Lot 114, Pelican Harbor Phase Three Plat

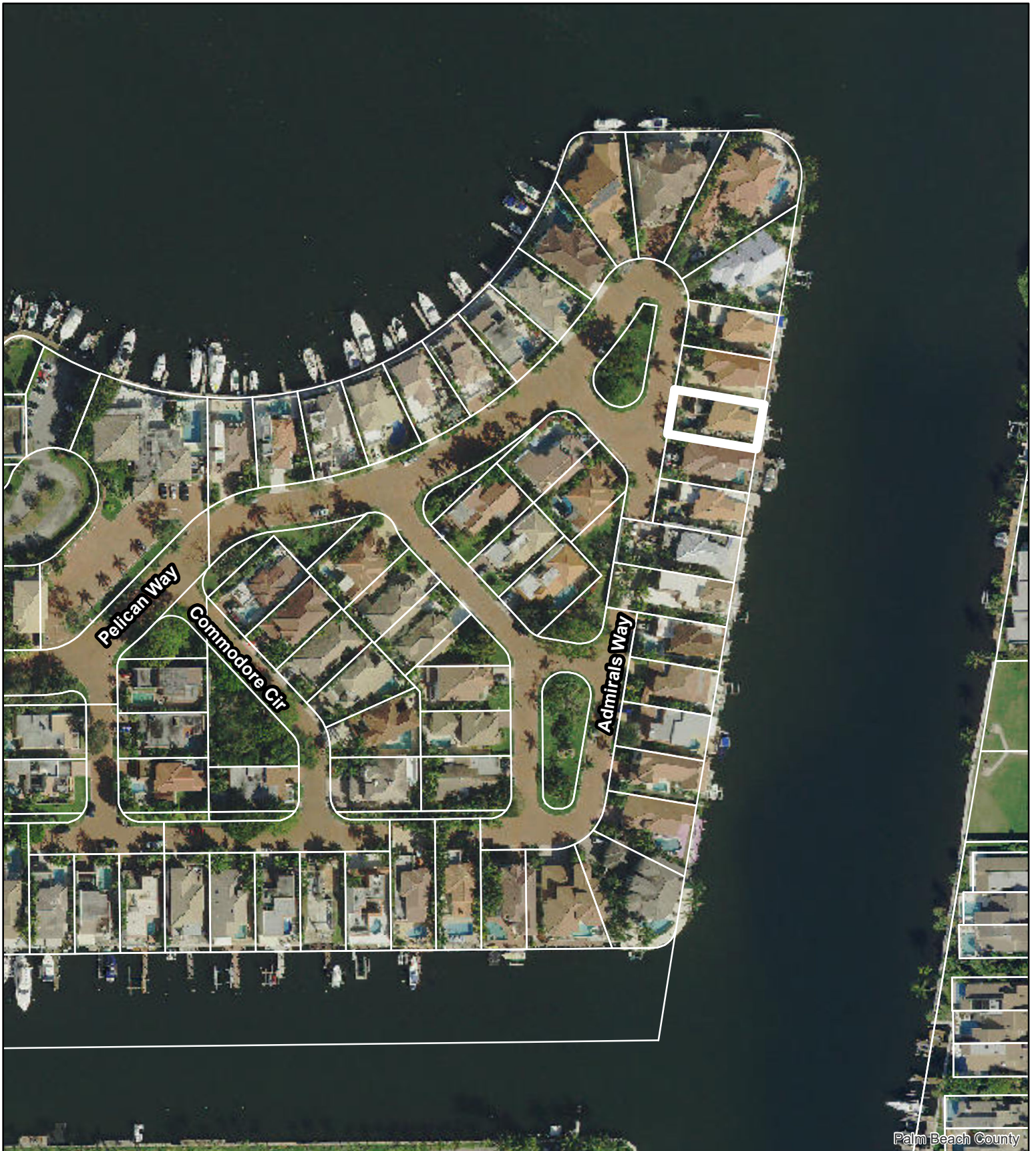
The property owner is requesting relief from Section 4.3.4(K), of the Land Development Regulations of the City of Delray Beach, which requires a minimum side interior setback of 15 ft. on the opposite side of the zero-lot line. The Variance request is to allow a covered patio to encroach 10 ft. into the required 15 ft. side interior setback area.

The subject property location is highlighted on map below.

The BOARD OF ADJUSTMENT will conduct a **Public Hearing at 5:01 PM on October 17, 2019**, or as soon thereafter as may be heard), in the City Commission Chambers at City Hall, 100 NW 1<sup>st</sup> Avenue, Delray Beach, Florida, all persons interested will be given an opportunity to be heard. If you would like further information, please contact Debora Slaski, Planner, Development Services Department, City Hall, 100 NW 1st Avenue, Delray Beach, Florida 33444, Phone: 561-243-7040, e-mail [pzmail@mydelraybeach.com](mailto:pzmail@mydelraybeach.com).

All interested parties are invited to attend the public hearing and comment on the proposed variance request or submit their comments in writing on or before the date of the hearing to the Development Services Department/Planning and Zoning Division. Please be advised that if a person decides to appeal any decision made by the Board of Adjustment with respect to any matter considered at this meeting or 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  
Development Services Department/Planning and Zoning Division  
Date Posted: October 7, 2019



Palm Beach County



DEVELOPMENT SERVICES  
DEPARTMENT

**663 Pelican Way**  
12-43-46-33-17-000-1140

