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Delray CRA Stands Firm in Height Limit, Ocean Breeze Update and Via Mizner Up For Review

By **Randy Schultz** - October 18, 2018

The Alina

Last August, Boca Raton approved [Mizner 200](#)—as the developer called it then. The project became The Monarch and now is Alina. In addition to new names, the project has a new amendment to the development agreement that the planning and zoning board will hear at tonight’s meeting.

Alina’s 384 luxury condos would replace the 246-unit rental complex called Mizner on the Green, across Mizner Boulevard from Royal Palm Place. Elad Properties wants to build the project in two phases. First, 140 condos would replace 115 rentals. The other 244 condos would replace the remaining 131 rentals. Alina’s design, however, envisions a unified project.

According to the staff memo, Elad proposed other changes. There would be improvements along Mizner Boulevard at the southern end of the project, where it comes close to the existing Townsend Place, and more landscaping. Alina would have valet service and better crosswalks. The full streetscape plan, however, will be finalized when Phase 2 is done.

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Elad proposed this “phasing” in January. It seems unusual that it took so long to reach the planning and zoning board. The proposal would go next to the city council, likely next month.