

RESOLUTION NO. R-74-960

RESOLUTION APPROVING ZONING PETITION

WHEREAS, the Board of County Commissioners, as the governing body, pursuant to the authority vested in Chapter 163 and Chapter 125, Florida Statutes, and Chapter 70-863, Laws of Florida, Special Acts of 1970, is authorized and empowered to consider petitions relating to zoning; and

WHEREAS, the notice and hearing requirements as provided for in Chapter 402.5 of the Palm Beach County Zoning Code Ordinance No. 73-2 have been satisfied; and

WHEREAS, Petition No. 74-105 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 31 October 1974.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 31 day of October, 1974, that petition No. 74-105, the petition of KINGS POINT HOUSING CORPORATION by R. W. Flanery, Agent, for the REZONING, FROM AG-AGRICULTURAL DISTRICT TO RM-RESIDENTIAL MULTIPLE FAMILY DISTRICT (MEDIUM DENSITY) AND THE FURTHER SPECIAL EXCEPTION TO ALLOW A PLANNED UNIT DEVELOPMENT on the Southeast 1/4 of Section 23, Township 46 South, Range 42 East; excepting the West 70 feet and the North 40 feet thereof for Lake Worth Drainage District Canals E-3 and L-35, respectively, as recorded in Official Records Book 1833, page 1564; also excepting the East 65.0 feet thereof for Military Trail (S.R. 809) right-of-way; also excepting the South 60 feet thereof for Germantown Road right-of-way. Said property located on the west side of Military Trail (S.R. 809) approximately 2 miles north of Clint Moore Road, was approved as advertised, subject to the following special conditions:

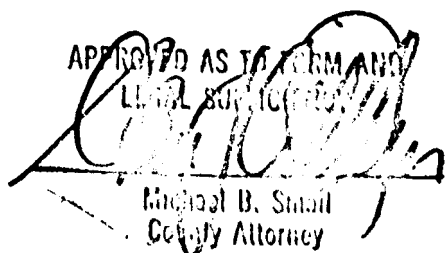
1. Developer shall dedicate to Palm Beach County the additional property required to provide for sixty (60) feet of right-of-way from the centerline of Military Trail (S.R. 809) and one hundred twenty (120) feet of right-of-way from Lateral No. 36 for the right-of-way for Germantown Road;
2. At the issuance of building permits, the developer will contribute to Palm Beach County, an amount equal to one hundred (\$100.00) dollars per dwelling unit for Military Trail (S.R. 809) improvements;
3. Developer shall provide a tram connection between Kings Point Phase III property and the subject property (Phase IV);
4. An amended Agreement between Kings Point and Palm Beach County shall be executed. The agreement shall provide for a 1536 dwelling unit reduction in Phase III and **limit** the total number of units allowable in Phase IV to 1428 units;
5. A site plan for Phase III and Phase IV shall be submitted for approval by the Site Plan Review Committee;
6. Developer shall construct development entrance improvements when required by traffic volume.

The foregoing resolution was offered by Commissioner **Lytal** , who moved its adoption. The motion was seconded by Commissioner **Warren** , and upon being put to a vote, the vote was as follows:

Robert F. Culpepper	- Yes
Lake Lytal	- Yes
E. W. Weaver	- Yes
Robert C. Johnson	- Yes
George V. Warren	- Yes

The Chairman thereupon declared the resolution duly passed and adopted this 26th day of November , 1974, confirming action of 31 October 1974. '

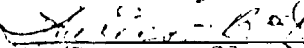
APPROVED AS TO FORM AND
LEGAL SUFFICIENCY



Michael B. Small
County Attorney

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS!

JOHN B. DUNKLE, Clerk

By 
Deputy Clerk