

RESOLUTION NO. R-75- 407

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. 75-53 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 29 May 1975.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 29 day of May, 1975, that petition No. 76-53, the petition of CONRAD W. SCHAEFER, TRUSTEE, by Jan A. Wolfe, Sr., Agent, for the REZONING, FROM CN-NEIGHBORHOOD COMMERCIAL DISTRICT TO CG-GENERAL COMMERCIAL DISTRICT of a tract of land lying in the Northwest 1/4 of Section 26, Township 43 South, Range 42 East, and being more fully described as follows: commence at the Northwest corner of said Section 26; thence run North 89° 49' 45" East, along the Northerly boundary of Section 26, a distance of 674.49 feet to a Point of Intersection with the centerline of Meridian Road; thence continue North 89° 49' 45" East, along said Section Line, a distance of 230.00 feet to a Point; thence South 0° 01' 40" East, a distance of 39.00 feet to a Point of Intersection with the existing Southerly

right-of-way line of Okeechobee Boulevard, and also the Point of Beginning; thence continue South 0° 01' 40" East, a distance of 198.00 feet to a Point; thence South 89° 49' 45" West, a distance of 200.00 feet to a Point of Intersection with the existing Easterly right-of-way line of Meridian Road; thence South 0° 01' 40" East, along said Easterly line, a distance of 25.52 feet to a Point; thence North 89° 40' 40" East, along the North line of Block 1 of No. 2 of Plantation Mobile Homes Estates, as recorded in Plat Book 28, page 43, a distance of 605.20 feet to a Point in the West right-of-way line of Citation Drive; thence North 0° 03' 00" West, along said Easterly line, a distance of 196.87 feet to a Point on a curve, concave to the Southwest, having a radius of 25.00 feet; thence Northerly and Westerly along said curve, a distance of 39.32 feet, through a central angle of 90° 07' 15" to the end of said curve and a Point on the existing Southerly right-of-way line of Okeechobee Boulevard (State Road 704); thence South 89° 49' 45" West, along the said Southerly right-of-way line, a distance of 380.06 feet to the Point of Beginning. Said property located on the south side of Okeechobee Boulevard (S.R. 704) approximately .5 mile east of Florida's Turnpike, was approved as amended to include a Special Exception for a Planned Commercial Development, subject to the following special conditions:

1. Developer shall provide a traffic engineering entrance study, approved by the County Engineer.
2. Developer shall be responsible for a proportionate share, by traffic volumes, of the intersection and roadway improvement necessitated by the proposed development's traffic.
3. Developer shall have a drainage engineering report prepared and submitted to the Planning, Zoning and Building Department prior to the Site Plan Review Committee Meeting.

Commissioner Lytal, moved for approval of the petition. The motion was seconded by Commissioner Culpepper, and upon being

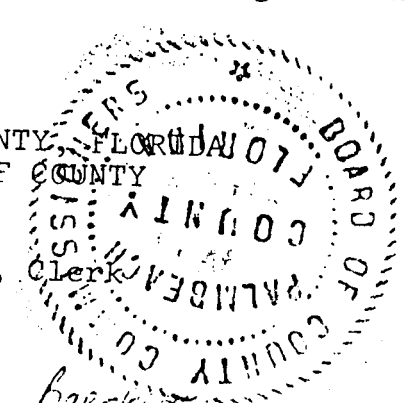
put to a vote, the vote was as follows:

E.W. Weaver	Aye
Lake Lytal	Aye
Robert F. Culpepper	Aye
Robert C. Johnson	Aye
William Medlen	Aye

The foregoing resolution was declared duly passed and adopted this 17th day of June, 1975, confirming action of 29 May 1975.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, Clerk



By J. Kate Baecher
Deputy Clerk

APPROVED AS TO FORM AND
LEGAL SUFFICIENCY

[Signature]
COUNTY ATTORNEY