

RESOLUTION NO. R-80-1724

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, 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. 80-211 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 20 November 1980; and

WHEREAS, the Board of County Commissioners has considered the evidence and testimony presented by the applicant and other interested parties and the recommendations of the various county review agencies and the recommendations of the Planning Commission; and

WHEREAS, the Board of County Commissioners made the following findings of fact:

1. The proposal would be in harmony and compatible with the present and future development of the area concerned
2. The proposal would not be disruptive to the character of the neighborhoods or adverse to playgrounds, parks, schools and recreation areas

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 20th day of November, 1980, that Petition No. 80-211 the petition of ANTHONY and MARIE IZZARONE by Ralph G. Purvis, Agent, for a SPECIAL EXCEPTION TO ALLOW AN OFFICE/WAREHOUSE COMBINATION on a parcel of land in Section 25, Township 44 South, Range 42 East, more particularly described as follows: Beginning at an iron pipe in the center of Military Trail, S.R. 809, 1344.03 feet North of the South 1/4 Section Corner of Section 25, Township 44 South, Range 42 East; run Easterly along the centerline of the County Road known as Melaleuca Lane for a distance of 40.0 feet to a point on the Easterly right-of-way line of said Military Trail, S.R. 809; thence run Southerly along the said Easterly right-of-way line of Military Trail for a distance of 652.58 feet to a point marking the Northwest corner and the Point of Beginning of the parcel described herein; thence continue Southerly along the said Easterly right-of-way line of Military Trail for a distance of 192.0 feet to a point of marking the Southwest corner of this parcel; thence run Easterly along a line parallel to the said center line of Melaleuca Lane for a distance of 292.923 feet to a point in the East boundary line of the West 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 25, which point marks the Southeast corner of this parcel; thence run Northerly along the said East boundary line of the West 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 25 for a distance of 192.0 feet to a point marking the Northeast corner of this parcel; thence run Westerly along a line parallel to the said center line of Melaleuca Lane for a distance of 292.93 feet to the Point of Beginning at the Northwest corner of this parcel. Said property located on the east side of Military Trail (S.R. 809), approximately 600 feet south of Melaleuca Lane in a CG-General Commercial District, was approved as advertised subject to the following conditions:

1. Within ninety (90) days of Special Exception approval, petitioner shall convey to Palm Beach County fifty-three (53) feet from centerline for the ultimate right-of-way for Military Trail.
2. Petitioner shall contribute Three Thousand Eight Hundred Dollars (\$3,800) as the project's road improvement fee to meet the 1980 Comprehensive Land Use Plan.
3. All landscaping shall be installed as shown on site plan submitted prior to the issuance of a Certificate of Occupancy.

Commissioner **FOSTER** , moved for approval of the petition.

The motion was seconded by Commissioner **EVATT** , and upon being put to a vote, the vote was as follows:

Dennis Koehler, Chairman	-	AYE
Frank Foster, Vice Chairman	-	AYE
Bill Bailey, Member		ABSENT
Norman R. Gregory, Member	-	ABSENT
Peggy B. Evatt, Member		AYE

The foregoing resolution was declared duly passed and adopted this 16th day of December, 1980 , confirming action of 20 November 1980.

PALM BEACH COUNTY, FLORIDA  
 BY ITS BOARD OF COUNTY  
 COMMISSIONERS

JOHN B. DUNKLE, Clerk

By: *Patricia Ann Cotton*  
 Deputy Clerk

APPROVE AS TO FORM  
 AND LEGAL SUFFICIENCY

*Charles F. Schoach*  
 County Attorney

