

RESOLUTION NO R-84- 230

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, AUTHORIZING THE CITY OF DELRAY BEACH TO REZONE PROPERTY AFTER ANNEXATION, PURSUANT TO §171.062, FLORIDA STATUTES, AND CITY OF DELRAY BEACH RESOLUTION NO 109-83

WHEREAS, by its Resolution No 109-83, the City of Delray Beach has requested permission from the Board of County Commissioners to Rezone the property described therein after Annexation of same into the Corporate Limits of the City, and

WHEREAS, the property is currently zoned RS (Single Family Residential) and is subject to County land use controls, and

WHEREAS, the City proposes to Rezone the property to R-1AA (Single Family Dwelling) to allow the petitioner to develop the parcel for residential purposes, and

WHEREAS, the Comprehensive Land Use Plan identifies the subject site as having a Low to Medium land use designation, allowing for three (3) units per acre in a standard subdivision and five (5) units per acre in a Planned Unit Development, and

WHEREAS, the Intergovernmental Coordination Element Section of the Palm Beach County Comprehensive Land Use Plan (Ordinance 80-8, as amended by Ordinance 81-27 and 82-26) provides that the Board of County Commissioners may find the proposed waiver request compatible with the Comprehensive Plan if the uses and/or densities proposed will have no significant effect on County systems, or such effect is mitigated by compliance with the Performance Standards, and

WHEREAS, the Planning, Zoning, and Building Department has reviewed the request and has found that the proposed development is consistent with the Comprehensive Land Use Plan designation of Low to Medium residential for the subject area and would have no significant impact on County Systems as outlined in the January 31, 1984 memorandum of the Planning Director, attached hereto and made a part hereof, and

WHEREAS, Florida Statutes, §171.062 requires that when a City desires to Rezone property which was previously subject to County Land Use control, that the City must request and receive permission for such change from the Board of County Commissioners of the respective County,

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY-COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that

- 1 The foregoing recitals are hereby affirmed and ratified
- 2 This Board finds that the Rezoning proposed by the City of Delray Beach will have no significant impact upon County Systems
- 3 The request of the City of Delray Beach in its Resolution No 109-83, attached hereto and made a part hereof, is hereby approved  
WILKEN  
The foregoing Resolution was offered by Commissioner who moved its adoption BAILEY  
The motion was seconded by Commissioner and, upon being put to a vote, the vote was as follows

KENNETH G SPILLIAS	AYE
DOROTHY H WILKEN	AYE
PEGGY B EVATT	AYE
DENNIS P KOEHLER	ABSENT
BILL BAILEY	AYE

The Chairman thereupon declared the Resolution duly passed and adopted this 14th day of FEBRUARY , 1984

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

JOHN B DUNKLE, Clerk

By *Phyllis A. House*  
Deputy Clerk

APPROVED AS TO FORM AND LEGAL SUFFICIENCY

By *John Rickett*  
County Attorney

FILED THIS FEB 14 1984 DAY OF  
AND RECORDED IN RESOLUTION 19  
MINUTE BOOK NO 328 AT  
PAGE 485-488 RECORD VERIFIED  
JOHN B. DUNKLE, CLERK  
BY *al. Harris* DC

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BOOK 328 486

7B-6

Inter-Office Communication

PALM BEACH COUNTY

TO Stan Redick, Planning Director DATE January 24, 1984  
FROM Richard Morley FILE  
Principal Planner  
RE Annexation/Rezoning - City of Delray Beach  
Resolution No 109-83

The Planning Division has reviewed the above waiver request under Chapter 171.062 Florida Statutes and County Ordinance No. 82-26, amendment to the intergovernmental coordination element of the County's Comprehensive Plan. The following comments are offered:

Background Information

The City of Delray Beach has recently annexed a 0.32 acre parcel of land located at the southeast corner of N W 7th Street and N.W. 5th Avenue. The request is now for the purpose of rezoning the land from the County Zoning Classification RS (Single Family Residential) to the City's Zoning Classification R-1AA (Single Family Dwelling) District.

Land Use Plan Designation and Zoning District

- a) The subject site is presently zoned RS (Single Family Residential) by the County.
- b) The City proposes to rezone the property to R-1AA (Single Family Dwelling).
- c) There is little significant difference between the County's RS Zoning District and the City's proposed R-1AA District.
- d) The County Land Use Plan identifies the subject site as having low to medium land use designation allowing for three units per acre in a standard subdivision and five units per acre in a PUD.
- e) The City's proposed rezoning to R-1AA is consistent with the County's Land Use designation of Low to Medium Residential for the subject area.

Recommendation

Since the City's proposed rezoning to R-1AA is consistent with the County's Land Use Designation of "Low to Medium Residential", it is recommended that the County grant the City of Delray Beach the waiver request under Chapter 171.062 F.S.

RM cjs

*approved*  
*Stan*

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SIGNED

*Richard F. Morley*

RESOLUTION NO. 109-83

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DELRAY BEACH, FLORIDA, REQUESTING PERMISSION FROM THE BOARD OF COUNTY COMMISSIONERS, PURSUANT TO FLORIDA STATUTES 171.062, TO REZONE LAND ANNEXED TO THE CITY OF DELRAY BEACH, FROM THE COUNTY ZONING CLASSIFICATION RS (RESIDENTIAL SINGLE FAMILY) TO THE CITY'S ZONING CLASSIFICATION R-1AA (SINGLE FAMILY DWELLING) DISTRICT.

WHEREAS, the City of Delray Beach received a request for annexation from Timothy L. Dennison and Roberta B. Dennison, his wife, the fee-simple owners of the following described property:

Lot 3, LAKE IDA MANOR, according to the Plat thereof as recorded in Plat Book 23, Page 138 of the Public Records of Palm Beach County, Florida.

The subject property is located at the southeast corner of N.W. 7th Street and N.W. 5th Avenue

The above-described parcel contains a 0.32 acre parcel of land, more or less.

and,

WHEREAS, the City Council has considered this annexation request, approved annexation of the subject parcel and did so by adoption of Ordinance No 87-83, and,

WHEREAS, in order for this parcel to be zoned to the City zoning classification of R-1AA (Single Family Dwelling) District subsequent to its annexation, it is necessary under Chapter 171.062 of the Florida Statutes for the City to request permission from the Board of County Commissioners of Palm Beach County, Florida, for the change in zoning of this parcel which is currently zoned RS (Residential Single Family); and,

WHEREAS, the proposed zoning for the subject property is consistent with the City's Comprehensive Land Use Plan; and,

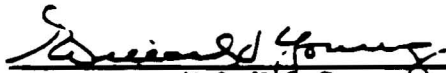
WHEREAS, the City Council has determined that the subject property is compatible with Palm Beach County's Comprehensive Plan, and the proposed uses and designation are compatible with existing patterns in the immediate vicinity of the annexed property,,

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DELRAY BEACH, FLORIDA, AS FOLLOWS:

Section 1. That the City Council hereby requests a waiver from the Board of County Commissioners of Palm Beach County to immediately rezone the property described above from RS (Residential Single Family) to R-1AA (Single Family Dwelling) District which would result in no increase in the density for such land.

Section 2. That a certified copy of this resolution is being sent to each member of the Board of County Commissioners, the County Administrator and the Director of Planning, Zoning and Building.

PASSED AND ADOPTED in regular session on this the 13th day of December, 1983.

  
MAYOR

ATTEST

  
City Clerk

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