

RESOLUTION NO. R-85-1082

RESOLUTION APPROVING ZONING PETITION 84-186(A), Special Exception

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. 84-186(A) was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on the 23rd May 1985; 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. With minor site plan revisions, this proposal is consistent with the requirements of the Comprehensive Plan and Zoning Code.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this the 23rd of May 1985, that Petition No. 84-186(A) the petition of CALVARY TEMPLE ASSEMBLIES OF GOD OF WEST PALM BEACH By James D. Carlton, Agent for a SPECIAL EXCEPTION TO EXPAND AND AMEND THE SITE PLAN FOR A CHURCH AND ACCESSORY BUILDINGS AND STRUCTURES PREVIOUSLY APPROVED UNDER ZONING PETITION NO. 84-186, TO INCLUDE A RECREATION FACILITY on the East 386.2 feet of the West 772.4 feet of Lot 33, Block "F", Loxahatchee Groves in Section 27 and 28, Township 43 South, Range 41 East, as recorded in Plat Book 12, Page 29. Said property located on the south side of Okeechobee Road (S.R. 704), approximately .2 mile west of Folsom Road in an AR-Agricultural Residential District was approved as advertised subject to the following

conditions:

1. Prior to Site Plan Certification the plan shall be revised to reflect the following:
 - A) Correct delineation of the base building lines.
 - B) A front setback of 100 feet or variance relief shall be obtained from the Board of Adjustment.
 - C) Accommodation of required landscaping outside of the public rights-of-way.
2. The developer shall construct a left turn lane east approach on Okeechobee Road at the project's entrance road concurrent with the construction of Phase II (more than 10,432 square feet of Building Area).
3. The petitioner shall continue to be bound by conditions one through five of Resolution No. R-85-331 (approving Zoning Petition 84-186).
4. The petitioner shall present a notarized Affidavit **of** Disclosure at the Zoning Authority Meeting.
5. Drainage for the entire site, including building pad elevations shall be per the South Florida Water Management District's western C-51 Basin Management Report 1984. Proof of compliance with this condition shall be furnished to Palm Beach County Engineering Department with a copy furnished to S.F.W.M.D. prior to issuance of a Building Permit.
6. There shall be no use of outdoor sound amplification systems on this site. This requirement shall become effective immediately upon approval of this special exception.
7. The property owner shall be permitted only one access onto Okeechobee Road.
8. Use of the church shall be restricted to the use of this congregation or other congregations. It shall not be made available for rental use as a commercial enterprise.

Commissioner **Owens** , moved for approval of the petition. The motion was seconded by Commissioner **Marcus** , and upon being put to a vote, the vote was as follows:

Ken Adams, Chairman	--	AYE
Karen T. Marcus, Vice Chairman	--	AYE
Kenneth Spillias, Member	--	AYE
Jerry L. Owens, Member	--	AYE
Dorothy Wilken, Member	--	AYE

The foregoing resolution was declared duly passed and adopted this **23rd** day of **July** confirming action of the **23rd** May 1985.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: Cheryl Beaupre
Deputy Clerk

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

Sandy Sprague
County Attorney