

**RESOLUTION NO. R-88-1232**

**RESOLUTION APPROVING ZONING PETITION NO. 87-79  
REZONING PETITION OF CONGRESS AVENUE OFFICE PARK, INC.**

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. 87-79 was presented to the Board of County **Commissioners** of Palm Beach County, **sitting as the Zoning Authority**, at its **public hearing** conducted on **July 27, 1987** ; 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, **this approval is** subject to **Zoning Code Section 402.9 (Mandatory Review of Development Approvals)** and other **provisions** requiring that development commence in a **timely** manner; and

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

1. **This proposal is consistent with the requirements of the Comprehensive Plan and local land development regulations.**

NOW, THEREFORE, BE **IT RESOLVED** BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, **FLORIDA**, that **Petition** No. **87-79**, the **petition of** CONGRESS AVENUE OFFICE PARK, INC., for a REZONING FROM RM-MULTIPLE FAMILY RESIDENTIAL ZONING DISTRICT (MEDIUM DENSITY), IN PART, AND CG-GENERAL COMMERCIAL ZONING DISTRICT, IN PART, AND **IL-LIGHT INDUSTRIAL ZONING DISTRICT, IN PART, ENTIRELY TO CG-GENERAL COMMERCIAL ZONING DISTRICT on a parcel of land situated in Section 29, Township 43 South, Range 43 East**, more particularly described as follows: **Commencing at the Northwest corner of said Section 29, thence South 01 degree 32' 18" West along the West line of said Section 29, a distance of 1366.80 feet to the South line of the Northwest 1/4 of the Northwest 1/4 of said Section; thence South 88 degrees 39' 17" East a distance of 40.00 feet to the apparent East Right-of-Way line of Congress Avenue as in use; thence North 01 degree 52' 18" East a distance of 143.62 feet to the Point of Beginning** of this

parcel; thence South 88 degrees 58' 07" East a distance of 321.00 feet; then North 01 degree 32' 18" East a distance of 82.68 feet; then South 88 degrees 45' 36" East a distance of 305.23 feet; thence South 01 degree 32' 18" West a distance of 401.10 feet; thence North 88 degrees 39' 17" West a distance of 399.23 feet; thence North 01 degree 32' 18" East a distance of 173.08 feet; thence North 88 degrees 39' 17" West a distance of 34.00 feet; thence North 01 degree 32' 18" East a distance of 92.98 feet; thence North 88 degrees 39' 17" West a distance of 193.00 feet; thence North 01 degree, 32' 18" East a distance of 50.04 feet to the **Point of Beginning**. Together With a **parcel of land situate in Section 29, Township 43 South, Range 43 East, more particularly described as follows:** Commencing at the Northwest corner of **said Section 29**, thence South 01 degree 32' 18" West **along the West line of said Section 29, a distance** of 3366.80 feet to the South **line** of the Northwest 1/4 of the Northwest 1/4 of **said Section**; thence South 88 degrees 39' 17" East **a distance** of 40.00 feet to the apparent East Right-of-Way **line** of Congress Avenue as in use, and the **Point of Beginning** of **this parcel**; thence North 01 degree 32'18" East **along said Right-of-Way line, a distance** of 92.98 feet; **thence** South 88 degrees 39' 17" **East a distance** of 193.00 feet; thence South 01 degree 32' 18" West **a distance** of 92.98 feet; thence North 88 degrees 39' 17" West **a distance** of 193.00 feet **to the Point of Beginning**. Together **with a parcel of land situate in Section 29, Township 43** South, Range 43 East, more **particularly described as follows:** Commencing at the Northwest corner of **said Section 29**, thence South 01 degree 32' 18" West **along the West line of said Section 29, a distance** of 1366.80 feet. to the South **line** of the Northwest 1/4 of the Northwest 1/4 of **said section**; thence South 88 degrees 39' 17" East **a distance of 40.00** feet to the apparent East Right-of-Way **line** of Congress Avenue as **in** use, and the **Point of Beginning** of **this parcel**; thence South 01 degree 32' 18" West **along said Right-of-Way line, a distance** of 50.00 feet; thence South 88 degrees 39' 17" East a distance of 227.00 feet; thence North 01 degree 32' 18" East a **distance of 50.00 feet**; thence North 88 degrees 39' 17" **West a distance** of 227.00 feet to the **Point of Beginning, located** on the east side of Congress Avenue, **approximately .7 miles** north of Belvedere Road, **in a CG-General Commercial Zoning District, was approved as advertised.**

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

**Carol A. Roberts** -- Absent  
**Carol J. Elmquist** -- **We**  
Karen T. Marcus -- We  
**Dorothy Wilken** -- Absent  
Kenneth M. Adams -- Aye


The foregoing **reso lution** was **declared** duly passed and adopted **this** 9th **1** ~~9~~ **8** of **8** ~~August~~ **n f i r m i n g** **action** of **July 27, 1987**.

APPROVED AS TO FORM  
AND LEGAL **SUFFICIENCY**

PALM BEACH COUNTY, FLORIDA  
BY **ITS** BOARD OF COUNTY  
**COMMISSONERS**

JOHN B. DUNKLE, ~~CLERK~~

BY:

  
COUNTY ATTORNEY

BY:

  
DEPUTY CLERK

