

RESOLUTION NO. R-2001- 1207

RESOLUTION APPROVING RECOMMENDATION OF
STATUS REPORT NO. SR 85-150.11
TO REZONE PROPERTY PREVIOUSLY REZONED BY
RESOLUTION NO. R-86-235
APPROVING THE PETITION OF
JOHN T. CHRISTIANSEN AND JAMES D. LASSITER
PETITION NO. 85-150

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, systematic monitoring and review of approved zoning actions help implement the goals and objectives of the Comprehensive Plan; and

WHEREAS, the notice and hearing requirements as provided for in Section 5.8 of the Palm Beach County Land Development Code have been satisfied; and

WHEREAS, pursuant to Section 5.8, Status Report SR 85-150.11 was presented to the Board of County Commissioners of Palm Beach County at a public hearing conducted on July 26, 2001; and

WHEREAS, the Board of County Commissioners has reviewed Status Report SR 85-150.11 and considered testimony, and the recommendations of the various county review agencies; and

WHEREAS, Section 5.8 of the Land Development Code authorizes the Board of County Commissioners to rezone property; and

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

1. The current CS-Specialized Commercial zoning district is not consistent with the Commercial Low land use designation of the Palm Beach County Comprehensive Plan.
2. Section 163.3194(1)(a), Florida Statutes, requires all development orders to be consistent with the Comprehensive Plan.
3. The CLO-Commercial Low Office zoning district is the least intensive of the districts permitted and corresponds to the intent of the special exception to construct office.
4. The property owner has had more than fifteen (15) years since the development orders were approved to commence development, but has not done so.
5. The rezoning is consistent with the Palm Beach County Comprehensive Plan and with the Unified Land Development Code.

WHEREAS, Section 5.3 of the Palm Beach County Land Development Code requires that the action of the Board of County Commissioners be adopted by resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that the recommendation of Status Report No. SR 85-150.11, to rezone this property to the CLO-Commercial Low Office zoning district, which was previously rezoned to the CS-Specialized Commercial zoning district by the approval of the petition of John T. Christiansen and James D. Lassiter, Petition No. 85-150, confirmed by the adoption of Resolution R-86-235, on Lot 1, Block 3, Laguna Park No. 2, in Section

7, Township 44 South, Range 43 East, as recorded in Plat Book 21, Page 65, being located on the southwest corner of Congress Avenue and Melaleuca Road intersection, is approved,

Commissioner **Roberts** moved for approval of the Resolution.

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

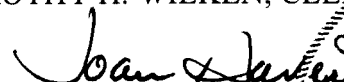
WARREN H. NEWELL, CHAIRMAN	—	Aye
CAROL A. ROBERTS, VICE CHAIR	—	Aye
BURT AARONSON	—	Aye
ADDIE L. GREENE	—	Aye
KAREN T. MARCUS	—	Absent
TONY MASILOTTI	—	Aye
MARY MCCARTY	—	Absent

The Chair thereupon declared the resolution was duly passed and adopted this 26 day of July, 2001.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

BY: 
COUNTY ATTORNEY

DOROTHY H. WILKEN, CLERK
BY: 
DEPUTY CLERK

