

RESOLUTION NO. R-99- 1608

RESOLUTION APPROVING RECOMMENDATION OF  
STATUS REPORT NO. SR 87-124A.4  
TO AMEND CONDITIONS OF APPROVAL OF RESOLUTION NO. R-91-371  
WHICH APPROVED THE SPECIAL EXCEPTION OF  
SYSTEMS CONTROL, INC.  
PETITION NO. 87-124(A)

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.

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 87-124A.4 was presented to the Board of County Commissioners of Palm Beach County at a public hearing conducted on May 27, 1999; and

WHEREAS, the Board of County Commissioners has reviewed Status Report SR 87-124A.4 and considered testimony presented by the applicant and other interested parties, and the recommendations of the various county review agencies; and

WHEREAS, Section 5.8 of the Palm Beach County Land Development Code authorizes the Board of County Commissioners to add or modify conditions of approval; and

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

1. The amendment of the development order and conditions of approval is consistent with the Palm Beach County Comprehensive Plan and with the Unified Land Development Code.
2. The property owner of the parcel approved for a financial institution has notified staff that there is no intent to construct a financial institution or any other building.
3. A review and subsequent amendment of all conditions of approval is required to determine which conditions remain appropriate to the Planned Commercial Development (PCD) after deletion of the financial institution.
4. A certified site plan must reflect approved development orders.

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 87-124A.4, to approve a Development Order Amendment to amend the Special Exception for a Planned Commercial Development which includes a financial institution with three (3) drive up teller windows, and an auto service station with an accessory car wash facility to delete the financial institution with three (3) drive up teller windows, and to amend Conditions of Approval of Resolution Nos. R-89-758 and R-91-371, the Special Exception of Systems Control, Inc., Petition No. 87-124(A), on property located in Section 6, Township 44 South, Range 43 East and also being part of Tracts 8 and 1, Block 4, "Palm Beach Plantations Plat No. 1", Plat Book 10, Page 20, described as follows: Commence at the southeast corner of said Section 6; thence run along the

easterly line of said Section 6, North 3°07'00" east, a distance of 1064.32 feet; thence north 87°00'41" west, a distance of 67.00 feet to the point of beginning, on the west line of Congress Avenue; thence with the outlines of Parcel 1 of Book 3917, Page 7, North 87°00'41" west, a distance of 200.00 feet; thence south 3°07'00" west, a distance of 152.72 feet; thence with the north line of Parcel 3, of said Book 3917 Page 7, north 87°00'41" west, a distance of 396.35 feet; thence with a portion of the west line of O.R. Book 1371, Page 395, North 2°59'19" east 651.53 feet; thence along the south line of Summit Boulevard as shown on Palm Beach County Florida Engineering Department Drawing No. 84124, Sheet 6 of 8, South 88°00'28" east a distance of 185.85 feet; thence south 84°49'40" east a distance of 180.28 feet; then south 88°00'28" east, a distance of 81.88 feet; thence with the outlines of O.R. Book 1590, Page 492, South 3°07'00"; thence west, a distance of 190.00 feet, thence south 88°00'28" east, a distance of 150.00 feet; thence along the west line of Congress Avenue as shown on State of Florida State Road Department Right-Of-Way Map Section No. 93580-2601, Sheet 7 of 8, South 3°07'00" west, a distance of 309.20 feet to the point of beginning, being located approximately 170 feet south of the intersection of Summit Boulevard and Congress Avenue on the west side of Congress Avenue in the CG-General Commercial Zoning District, is approved, subject to the following conditions:

1. All previously approved conditions of approval contained in Resolutions R-89-758 and R-91-371 continue to apply unless expressly modified herein. (ONGOING)
2. Prior to the issuance of any building permits, the property owner shall apply for and receive approval of a development order amendment to amend Resolutions R-89-758 and R-91-371 for consistency with the deletion of the financial institution with three (3) drive up teller windows. (BLDG PERMIT: MONITORING - Zoning)
3. Prior to the issuance of any building permits, the property owner shall apply for and receive certification of a site plan which reflects the deletion of the financial institution with three (3) drive up teller windows. (BLDG PERMIT: MONITORING - Zoning)

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

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

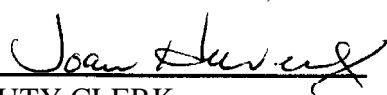
MAUDE FORD LEE, CHAIR	—	Aye
WARREN H. NEWELL, VICE CHAIR	—	Aye
BURT AARONSON	—	Aye
KAREN T. MARCUS	—	Aye
TONY MASILOTTI	—	Aye
MARY MCCARTY	—	Aye
CAROL ROBERTS	—	Aye

The Chair thereupon declared the resolution was duly passed and adopted this 26 day of August, 1999.

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

Status Report SR 87-124A.4  
Project Number: 0541-000

