

RESOLUTION NO. ZR-2019 - 016

RESOLUTION APPROVING ZONING APPLICATION SV/ABN/Z/CA-2018-00774  
(CONTROL NO. 1975-00168)  
SUBDIVISION VARIANCE (*CONCURRENT*)  
APPLICATION OF EIs For Autism Foundation Inc  
BY Cotleur & Hearing, Inc., AGENT  
(ELS CENTER FOR EXCELLENCE)

WHEREAS, the Zoning Commission, pursuant to Article 2 (Application Processes and Procedures) of the Palm Beach County Unified Land Development Code, (ULDC), Ordinance 2003-067, Supplement 24 is authorized and empowered to consider, approve, approve with conditions or deny the request;

WHEREAS, the notice and public hearing requirements pursuant to Article 2 (Application Processes and Procedures) of the ULDC have been satisfied;

WHEREAS, Zoning Application SV/ABN/Z/CA-2018-00774 was presented to the Zoning Commission at a public hearing conducted on May 2, 2019;

WHEREAS, the Zoning Commission considered the evidence and testimony presented by the Applicant and other interested parties, and the recommendations of the various County Review Agencies;

WHEREAS, the Zoning Commission hereby incorporates by reference the Findings in the staff report addressing the Standards contained in Article 2.B (Public Hearing Processes) for Subdivision Variance;

WHEREAS, this approval is subject to Article 2.E (Monitoring) of the ULDC and other provisions requiring that development commence in a timely manner;

WHEREAS, the issuance of this Development Permit does not in any way create any rights on the part of the Applicant and/or Property Owner to obtain a permit from a state or federal agency and does not create any liability on the part of the County for issuance of the permit if the Applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law;

WHEREAS, this approval shall only become effective upon the adoption of a resolution approving Zoning Application SV/ABN/Z/CA-2018-00774 by the Board of County Commissioners;

WHEREAS, the Palm Beach County Survey Section may administratively correct any scrivener's errors that will not significantly impact the overall boundary of the adopted legal description; and,

WHEREAS, Article 2.B.6.C (Board Action) of the ULDC requires that action of the Zoning Commission be adopted by resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE ZONING COMMISSION OF PALM BEACH COUNTY, FLORIDA, that Zoning Application SV/ABN/Z/CA-2018-00774, the application of EIs For Autism Foundation Inc, by Cotleur & Hearing, Inc., Agent, for a Subdivision Variance to to allow a reduction in the minimum legal access width, on a parcel of land generally described as shown on the legal description in EXHIBIT A, attached hereto and made a part hereof, and generally located as shown on a vicinity sketch as indicated in EXHIBIT B, attached hereto and made a part hereof, was approved on May 2, 2019, subject to the Conditions of Approval described in EXHIBIT C, attached hereto and made a part hereof, and Variance request as described in EXHIBIT D, attached hereto and made a part hereof.

Commissioner Caliendo moved for the approval of the Resolution.

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

Sheri Scarborough, Chair	-	Yes
Sam Caliendo, Vice Chair	-	Yes
Amir Kanel	-	Yes
John Kern	-	Yes
Marcelle Griffith Burke	-	Yes
Alex Brumfield III	-	Yes
Mark Beatty	-	Yes
Robert Currie	-	Yes

Filed with the Palm Beach County Zoning Division on May 2, 2019.

This resolution shall not become effective unless or until the effective date approving Zoning Application SV/ABN/Z/CA-2018-00774 by the Board of County Commissioners.

APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA  
BY ITS ZONING COMMISSIONERS

BY:

  
COUNTY ATTORNEY

BY:

  
CHAIR

EXHIBIT A  
LEGAL DESCRIPTION

LEGAL DESCRIPTION

TRACT "A" OF ELS CENTER OF EXCELLENCE PLAT II, AS RECORDED IN PLAT BOOK 124, PAGE 170-171 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. CONTAINING 1,169,631 SQUARE FEET OR 26.851 ACRES, MORE OR LESS.

EXHIBIT B  
VICINITY SKETCH

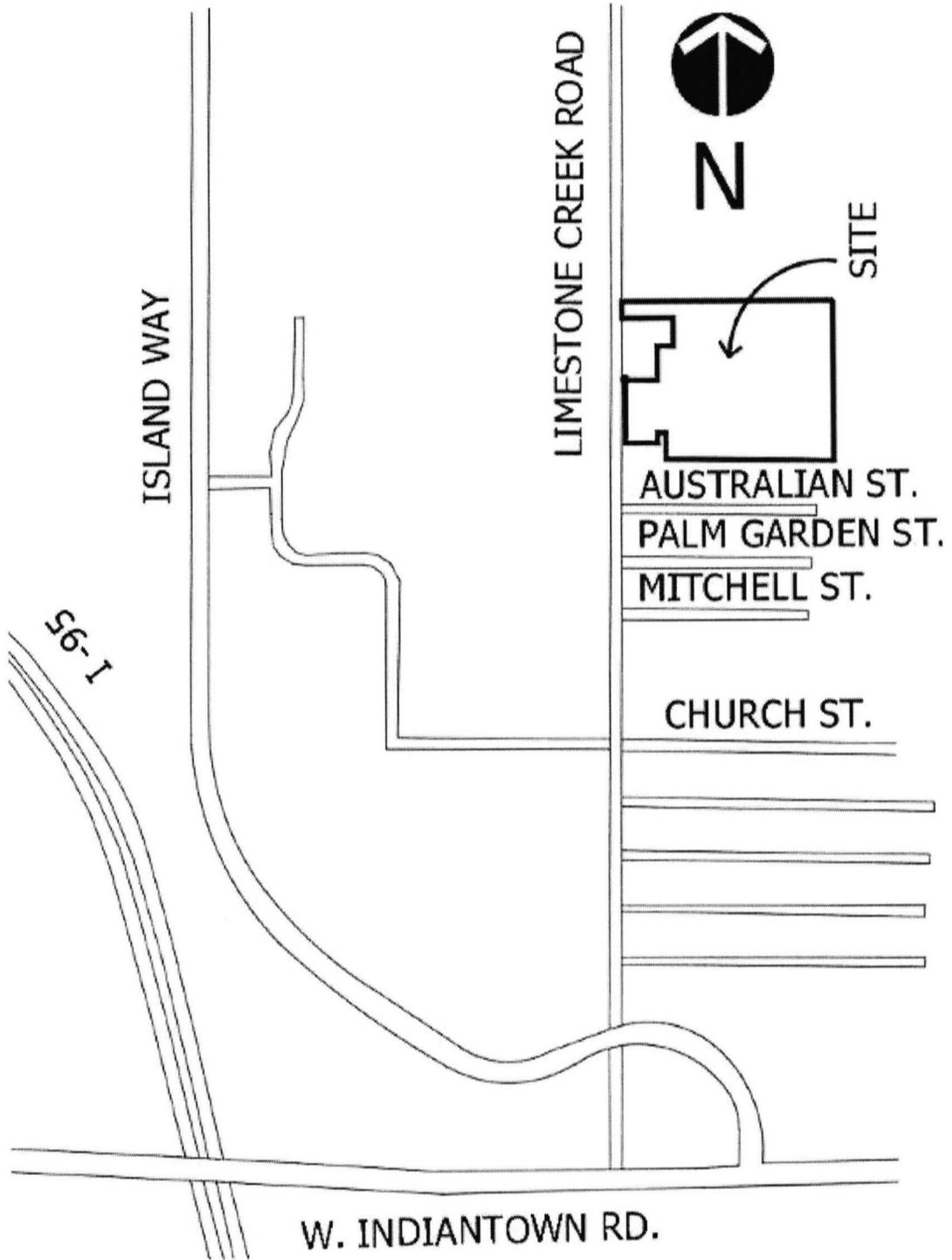


EXHIBIT C  
CONDITIONS OF APPROVAL

**DISCLOSURE**

1. All applicable state or federal permits shall be obtained before commencement of the development authorized by this Development Permit.

EXHIBIT D

REQUEST

LOT AREA:	26.83 acres +/-
APPLICANT REQUEST:	to allow a reduction in the minimum legal access width