

RESOLUTION NO. R-81-314

RESOLUTION APPROVING ZONING PETITION

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. 80-229 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 26 February 1981; 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. The proposal would be in harmony and compatible with the present and future development of the area concerned

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 17th day of March, 1981, that Petition No. 80-229 the petition of NORTH LYONS DEVELOPMENT CORPORATION by Richard Siemens, President, for the FURTHER SPECIAL EXCEPTION TO ALLOW A PLANNED UNIT DEVELOPMENT on Tracts 62 through 89; Tracts 92 through 119 and all that portion of Tracts 61, 90, 91 and 120 lying

Westerly of Florida's Turnpike and Lake Worth Drainage District Canal E-2 West, all in Block 72, Palm Beach Farms Company Plat No. 3, in Sections 5 and 6, Township 47 South, Range 42 East, as recorded in Plat Book 2 at pages 45 through 54, inclusive; together with Tract 97, Block 73, Palm Beach Farms Company Plat No. 3, as recorded in Plat Book 2 at pages 45 through 54, inclusive. Said property located on the west side of Florida's Turnpike, being bounded on the north by L.W.D.D. Lateral Canal No, 41 and being bounded on the south by L.W.D.D. Lateral Canal No. 42, was approved as advertised subject to the following conditions:

1. Within ninety (90) days of Special Exception approval, petitioner shall convey to Palm Beach County:
 - a. one hundred twenty (120) feet for the ultimate right-of-way for N.W. 51st Street from Lyons Road to the east property line.
 - b. fifty-four (54) feet from the centerline for the ultimate right-of-way for Lyons Road through the project's limits.
2. Petitioner shall reserve the additional right-of-way required for the "Special Intersections" as follows:
 - a. an additional 20' for N.W. 51st (above and beyond the 120') from Lyons Road easterly a distance of approximately 700'.
 - b. an additional 10' for Lyons Road (above and beyond the 54' from centerline) from N.W. 51st Street northerly a distance of approximately 700'.
 - c. the additional right-of-way for the Turnpike overpass on N.W. 51st Street per the County Engineer's approval
3. Petitioner shall align the proposed entrance onto Lyons Road with the proposed entrance to Boca Del Prado.
4. Petitioner shall construct Lyons Road as a 4-lane median divided section (an additional 2 lanes) from the proposed northern limits of construction by the Hamptons of Boca Raton to the south property line of Spanish Isles Development.
5. Petitioner shall construct 2 lanes on N.W. 51st Street from Lyons Road to the project's east property line concurrently with Phase 2.
6. Petitioner shall construct the internal roadway from Lyons Road southerly to the entrance road on N.W. 51st Street as a 4-lane roadway.

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

Frank Foster, Chairman	AYE
Norman Gregory, Vice Chairman -	ABSENT
Bill Bailey, Member	ABSENT
Dennis Koehler, Member	AYE
Peggy B. Evatt, Member	AYE

The foregoing resolution was declared duly passed and adopted
this 17th day of March, 1981 , confirming action of
26 February 1981.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, Clerk.

By: *Ruth Van Otter*
Deputy Clerk

APPROVE AS TO FORM
AND LEGAL SUFFICIENCY

[Signature]
County Attorney

