

RESOLUTION NO. R- 81-762

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. 81-87 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 28 May 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 16th day of JUNE, 1981, that Petition No. 81-87 the petition of ALLAN J. GLUCKSTERN, AS TRUSTEE, and WILLIAM E. BENJAMIN II, by Henry Skokowski, Agent, for the FURTHER SPECIAL EXCEPTION TO ALLOW A PLANNED INDUSTRIAL DEVELOPMENT on the West 1/2 of the West 1/2 of the East 1/2 of the Southwest 1/4 of the

Southeast 1/4 of Section 24, Township 43 South, Range 42 East, less the South 531 feet thereof, subject to an easement for ingress and egress over the East 15 feet thereof to Okeechobee Road; Together with the East 1/2 of the West 1/2 of the East 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 24, Township 43 South, Range 42 East, less the South 331 feet thereof, Subject to an easement for ingress and egress over the West 15 feet thereof to Okeechobee Road. Said property located on the west side of Biscayne Boulevard, approximately .1 mile north of Okeechobee Road (S.R. 704), was approved as advertised subject to the following conditions:

1. Petitioner shall not be permitted a median opening on Okeechobee Boulevard.
2. Petitioner shall construct legal access from Okeechobee Boulevard to the project's entrance.
3. Petitioner shall contribute Six Thousand Five Hundred Dollars (\$6,500.00) toward the cost of meeting this project's direct and identifiable traffic impact to be paid at the time of issuance of the building permit(s).
4. The developer will take reasonable precautions during the development of this project to insure that fugitive **particulates** (dust particles) from the project do not become a nuisance to neighboring properties.
5. The developer will employ reasonable measures during development of this project to prevent pollutant runoff from the project to adjacent or nearby surface waters.
6. Except for emergency exits only, there will be no openings permitted in buildings facing the east property line and no overhead doors or loading on the north side of the property.
7. Special architectural treatment of the walls facing the north and east property lines shall be approved by the Site Plan Review Committee to insure compatibility with abutting residents. Part of this treatment shall include berming and effective landscaping.
8. Lighting for the development shall be designed so that there will be no direct illumination falling outside the north and east property boundaries.

9. The property shall be developed according to the superseding site plan submitted at the Planning Commission Hearing of May 15, 1981, subject to any revisions deemed necessary by the Site Plan Review Committee.
10. Hours of operation shall be limited to 7:00 A.M. and 9:00 P.M.

Commissioner Evatt, moved for approval of the petition.

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

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

The foregoing resolution was declared duly passed and adopted this 16th day of JUNE, 1981, confirming action of 28 May 1981.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, Clerk

By: *Keith Van Orman*
Deputy Clerk

APPROVE AS TO FORM
AND LEGAL SUFFICIENCY

J. Brundage
County Attorney

