

RESOLUTION NO. R- 84-166

RESOLUTION APPROVING ZONING PETITION 81-162(A), Rezoning

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. 81-162(A) was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 27th October 1983; and

WHEREAS, the petitioner agreed that the development will retain on-site 85% of the stormwater runoff generated by the three-year storm per the requirements of the Permit Section, Land Development Division; and

WHEREAS, the petitioner agreed that the entrance to this development will be aligned with the existing entrance to Grove Park Elementary School; and

WHEREAS, the petitioner agreed that the developer shall install opaque screening along the western property line including a masonry wall a minimum of 6 feet high, measured from the top of the existing canal bank and opaque landscaping a minimum of 4 feet high measured from this project's finished grade; 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 proposed rezoning is consistent with the requirements of the Comprehensive Plan and Zoning Code.
2. Provided that the access to this property is controlled and provided that adequate screening is installed along the west property line, this rezoning should not have any significant adverse impacts upon adjoining properties and thoroughfares.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY

COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 27th day October 1983, that Petition No. 81-162(A) the petition of SQUARE LAKE CENTRE DEVELOPMENT CORPORATION, A FLORIDA CORPORATION By William R. Hibel, Agent, for the REZONING, FROM CN-NEIGHBORHOOD COMMERCIAL DISTRICT TO CS-SPECIALIZED COMMERCIAL DISTRICT on Lot 31, Square Lake, in Section 24, Township 42 South, Range 42 East as recorded in Plat Book 23, Page 141, less the following described additional right of way for Military Trail:

Commencing at the Northeast corner of Lot 31, and the right-of-way for Military Trail thence West at right angles to said right-of-way a distance of 10.0 feet to a point, thence South parallel with the West right-of-way of Military Trail a distance of 200.0 feet to a point, thence at right angles to the preceding course a distance of 10.0 feet East to the Southeast corner of Lot 31, and the West right-of-way line of Military Trail thence North along the West right-of-way line of Military Trail a distance of 200.0 feet to the Point of Beginning. Said property located on the west side of Military Trail (S.R.809), approximately .7 mile south of Lake Park Road (S.R.809A) was approved as advertised with voluntary commitments.

Commissioner Wilken , 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:

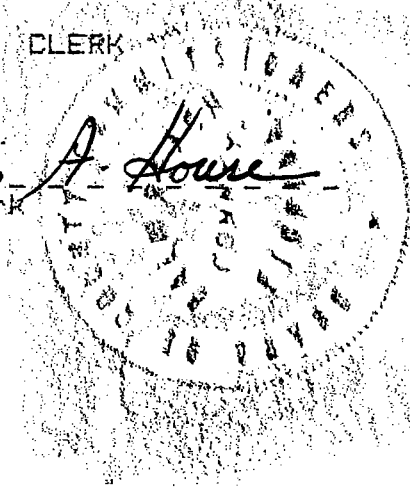
Peggy E. Evatt, Chairman	--	AYE
Ken Spillias, Vice Chairman	--	ABSENT
Dennis P. Koehler, Member	--	AYE
Dorothy Wilken, Member	--	AYE
Bill Bailey, Member	--	AYE

The foregoing resolution was declared duly passed and adopted this day of **JAN. 31 1984**, confirming action of 27th October 1983.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: *Phyllis A. Howe*
Deputy Clerk



APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

John Corbett
County Attorney