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RESOLUTION

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WHEREAS, ..

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Intersection of Blue Heron Boulevard and Central Industrial Drive in a CG-General Commercial District was approved as advertised subject to the following conditions:

1. This development shall retain onsite the first one inch of the stormwater runoff per Palm Beach County Subdivision and Platting Ordinance 73-4, as amended.
2. The property owner shall convey for the ultimate right of way of Blue Heron Boulevard, 68 feet from centerline approximately an additional 7 feet within 90 days of approval; conveyance must be accepted by Palm Beach County prior to issuance of first Building Permit.
3. Access to the two parcels which front Blue Heron Boulevard shall be limited to one Joint-access from Blue Heron Boulevard.
4. The developer shall contribute Six Thousand, Six Hundred & Fifty Dollars (\$6,650.00) to be paid at the time of issuance of the Building Permit for the proposed Gasoline Service Station and Thirteen Thousand Two hundred and Eighty Eight Dollars (\$13,288.00) to be paid at the time of issuance of the building permit for the proposed Restaurant toward the cost of meeting this project's direct and identifiable traffic impact.
5. Prior to final site plan approval, the developer shall enter into a contract for utility services with the City of Riviera Beach.
6. The developer shall contribute a pro-rata share toward the cost of signalization (25%), of the intersection of Central Industrial Drive and Blue Heron Boulevard, if said signalization is warranted within the next five years. A performance bond upon which the County may call at any time for no longer than five years shall be posted prior to the issuance of building permits to cover this cost.
7. The developer shall construct concurrent with on-site paving and drainage improvements pursuant to a permit from the Office of the County Engineer:
 - a. Lengthening of the existing left turn lane west approach on Blue Heron Boulevard at Central Industrial Drive per the County Engineer's approval.
 - b. Left turn lane north approach on Central Industrial Drive at the project entrance road.
8. Reasonable precautions shall be exercised during site development to insure that unconfined particulates (dust particles) from this property do not become a nuisance to neighboring properties.
9. Reasonable measures shall be employed during site development to insure that no pollutants from this property shall enter adjacent or near-by surface waters.
10. Prior to site plan certification, the site plan shall be amended to reflect the following:
 - a. A joint access easement to have been recorded in the Official Record Books of Palm Beach County implementing condition No. 3 above.
11. The underground fuel storage tanks shall be installed to provide maximum protection against leakage or spillage due to corrosion, breakage, structural failure, or other means. Acceptable designs for tank construction include cathodically protected steel, glass fiber reinforced plastic, steel clad with glass fiber-reinforced plastic, double-walled steel or plastic; or other equivalent design. The design and installation plans will be submitted to the Health Department for approval prior to issuance of building permit 5.
12. The entrance closest to Blue Heron Boulevard on Central Industrial Drive will be constructed as a ONE-WAY IN ENTRANCE ONLY.

Commissioner **Bailey** , 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:

Ken Spillias, Chairman	---	AYE
Dorothy H. Wilken, Vice Chairmn	---	AYE
Peggy B. Evatt	---	ABSENT
Dennis P. Koehler	---	AYE
Bill Bailey	---	AYE

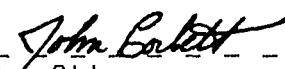
The foregoing resolution was declared duly passed and adopted **this 12th day of June** , 1984, confirming action of **26th January 1984.**

PRLM BEACH COUNTY, FLORIDA
**BY ITS BOARD OF COUNTY
COMMISSIONERS**

JOHN B. DUNKLE, CLERK

BY:  Deputy Clerk

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY


County Attorney