

RESOLUTION NO. R- 84-1109

RESOLUTION APPROVING ZONING PETITION 04-32, Special Exception

WHEREAS, the Board of County Commissioners, as the governing body, pursuant to the authority vested in Chapter 163 and Chapter 325, Florida Statutes, is authorized and empowered to consider petitions relating to zoning; and

WHEREAS, the notice and hearing requirements as provided for in Chapter 482.5 of the Palm Beach County Zoning Code Ordinance No. 73-2 have been satisfied; and

WHEREAS, Petition No. 84-32 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 29th March 1984; 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 facts

1. The proposed Special Exception meets the minimum requirements of the Comprehensive Plan and Zoning Code.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 29th day March 1984, that Petition No. 84-32 the petition of JOHN F. FIELD, WILLIAM H. FIELD By Kieran J. Kilday, Agent, for a SPECIAL EXCEPTION TO ALLOW A PLANNED COMMERCIAL DEVELOPMENT on the South 120 feet of the North 880 feet of the East 1/2 of the Northeast 1/4 of the Northeast 1/4 of Section 7, Township 44 South, Range 43 East; less the East 50 feet for road right-of-way, also, known as Lot 7, Palm Acres No. 1, unrecorded. Said property located on the west side of Congress Road (S. R.887) approximately .4 mile south of Summit Boulevard was approved as advertised subject to the following Conditions:

1. The development shall retain onsite 85% of the stormwater runoff generated by a three (3) year storm per requirements of the Permit Section, Land Development Division.

2. The property owner shall convey for the ultimate right of way of Congress Avenue, 60 feet from centerline approximately an additional 16 feet with in 90 days of approval; conveyance must be accepted by Palm Beach County prior to issuance of first building permit.

3. This development shall be limited to a maximum of 9,000 sq. ft. of general commercial floor area and to a total of 18,000 sq. ft. floor area.

4. The developer shall contribute Thirteen Thousand Two Hundred & Seventy Five Dollars (\$13,275.00) toward the cost of meeting this project's direct and identifiable impact, to be paid at the rate of:

- a. \$225 per thousand square feet of office space.
- b. \$1,250 per thousand square feet of general commercial space.

All to be paid at the time of the Building Permit.

5. 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.

6. Reasonable measures shall be employed during site development to insure that no pollutants from this property shall enter adjacent or nearby surface waters.

7. Prior to certification, the site plan should be amended to provide for the identification and preservation of significant existing native vegetation.

8. Within 90 days of written notification by the Palm Beach County Health Department, this development shall be connected to the Palm Beach County Utilities public sewer system.

Commissioner Koehler, moved for approval of the petition.

The motion was seconded by Commissioner Evett,

and upon being put to a vote, the vote was as follows:

Ken Spiellas, Chairman	-- AYE
Dorothy Wilkins, Vice Chairman	-- AYE
Peggy Evatt, Member	-- AYE
Dennis P. Koehler, Member	-- AYE
Bill Bailey, Member	-- ABSENT

The foregoing resolution was declared duly passed and adapted this 14th day of Aug., 1984, confirming action of 29th March 1984.


PALM 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