

**RESOLUTION NO. R- 87-91**

**RESOLUTION APPROVING ZONING PETITION 76-194(A), Special Exception**

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. 76-194(A) was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at its public hearing conducted on July 24, 1986 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. With required site plan modifications, this proposal will be consistent with the 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 27th day of January, 1987, that: Petition No. 76-194(A), the petition of GOOD SHEPARD UNITED METHODIST CHURCH, INC., By John Van Epp, Agent, for a SPECIAL EXCEPTION TO AMEND AND EXPAND THE SITE PLAN FOR A CHURCH WITH ACCESSORY BUILDINGS AND STRUCTURES AND A SEWAGE TREATMENT PLANT (ON SITE POSITIVE DOSE SYSTEM) TO INCREASE THE TOTRL ACREAGE BY APPROXIMATELY 4.42 ACRES AND TO INCREASE TOTCIL FLOOR AREA on the South 275 feet of the Northeast 1/4 of the Southeast 1/4 of the Northwest 1/4 of Section



7. The property owner shall pay a Fair Share Fee in the amount and manner required by the "Fair Share Contribution for Road Improvements Ordinance" as it presently exists or as it may from time to time be amended. The Fair Share Fee for this project presently is \$6,162.00 (230 trips X \$26.79 per trip).

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

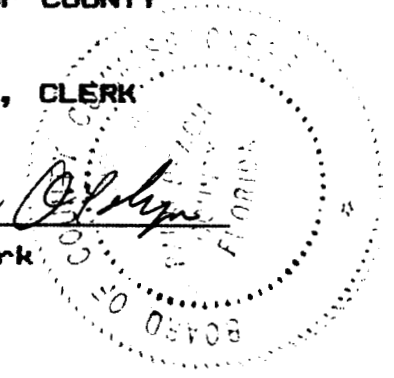
Karen T. Marcus, Chairman	--	AYE
Jerry L. Owens, Vice Chairman	--	AYE
Ken Spillias, Member	--	AYE
Dorothy Wilken, Member	--	AYE
Kenneth M. Adams, Member	--	ABSENT

The foregoing resolution was declared duly passed and adopted this 27th day of January, 1987 confirming action of July 24, 1986.

PALM BEACH COUNTY, FLORIDA  
BY ITS BOARD OF COUNTY  
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: Barbara O. Holyn  
Deputy Clerk



APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY

[Signature]  
County Attorney

13, Township 44 South, Range 42 East; and the East 270 feet of the North 70 feet of the North 1/2 of the Southeast 1/4 of the Southeast 1/4, of the Northwest 1/4 of Section 13, Township 44 South, Range 42 East, less the East 53 feet for Road Right-of-Way for State Road 809 (Military Trail). Together with; The North 1/2 of the Southeast 1/4 of the Southeast 1/4 of the Northwest 1/4 of Section 13, Township 44 South, Range 42 East, less the North 70 feet of the East 270 feet thereof. Less the East 53 feet for Road Right-of-Way for State Road 809 (Military Trail). Said property located on the west side of Military Trail (S.R. 809) approximately 330 feet south of Purdy Lane was approved as advertised subject to the following conditions:

1. The conditions of previous approvals shall remain in force unless expressly modified herein.
2. Prior to Site Plan Review Committee approval the site plan shall be modified to reflect the following:
  - a. paved and marked parking or receive variance relief from these requirements from the Board of Adjustment
  - b. minimum planting requirements (one (1) tree per 2,500 square feet of lot area)
  - c. one (1) of the three (3) alternative perimeter landscape strips including minimum planting requirements for each
  - d. terminal islands at the ends of all new parking rows.
3. Security lighting shall be directed away from nearby residences.
4. No building permit shall be issued for the subject property until such a time that the site is connected to a public sewer system.
5. Sewer and/or water service has been confirmed by the Utility company responsible for serving the area. Therefore, septic tank and/or well cannot be approved for the subject property.
6. The property owner shall:
  - a. retain onsite 85% of the stormwater runoff generated by a three (3) year-one (1) hour storm per requirements of the Permit Section, Land Development Division. The drainage system shall be maintained in an acceptable condition per the County Engineer's approval,
  - b. provide re-confirmation of Florida Department of Transportation permission to drain into the existing Military Trail drainage System.