

RESOLUTION NO. R-87-02

RESOLUTION APPROVING ZONING PETITION 79-119(R), 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. 79-119(B) 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 changes, 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 **Nb** 79-119(B), the petition of BOCA CORPORATE CENTRE ASSOCIATES, LTD. AND DOUGLAS R. FEURRING, TRUSTEE, By Robert J. Schmier, Agent, for a SPECIAL EXCEPTION TO AMEND THE SITE PLAN FOR A PLANNED COMMERCIAL

Commissioner Owens, 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:

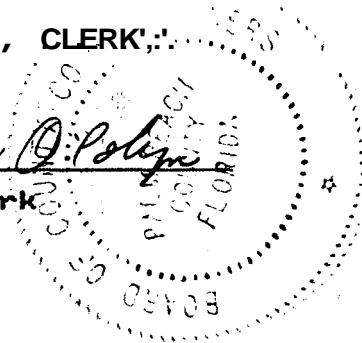
Karen T. Marcus, Member	--	AYE
Jerry L. Owens, Member	--	AYE
Ken Spillias, Member	--	AYE
Dorothy Wilken, Member	--	ABSENT
Kenneth M. Adams, Member	--	ABSENT

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 Q. Polignone
Deputy Clerk



APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

AM
County Attorney

DEVELOPMENT, PREVIOUSLY APPROVED UNDER ZONING PETITION NO. 79-119(A) TO INCREASE THE BUILDING ~ & RE FOOTAGE on Parcels A, B, C, D, E, F and G, Arvida Turnpike Plaza, according to the plat thereof, Section 16, Township 47 South, Range 42 East, as recorded in Plat Book 40, Page 148. Said property located on the north side of Glades Road (S.R. 808) and being bounded on the west by Florida's Turnpike (Sunshine State Parkway) in an CG-General Commercial District was approved as advertised subject to the following conditions:

1. The conditions of all previous approvals shall remain in force unless expressly modified herein or before.
2. Prior to site plan certification, the site plan shall be amended to reflect the following:
 - a) required landscape buffer
 - b) required and proposed number of trees
3. 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 the restaurant presently is \$35,524.00 (1,326 trips X \$26.79 per trip).
4. Prior to rite plan review certification, petitioner shall provide a Unity of Title agreement covering the entire site.
5. No drive-in or fast food restaurant uses shall be permitted on site.
6. Buildings on rite shall be designed to be architecturally compatible with the overall Planned Commercial Development.