

R-87-1214

JOHN B. DUNKLE, CLERK

Board of County Commissioners
Palm Beach County, Florida

301 NORTH OLIVE • P. O. BOX 4036 • WEST PALM BEACH, FL 33402 • (305) 837-2959

MEMORANDUM

TO : SUSAN HAGERTY,
ADMINISTRATIVE SECRETARY

FROM : LISA E. DORSEY, *LED*
DEPUTY CLERK PALM BEACH COUNTY COMMISSION

DATE : AUGUST 27, 1987

RE : ZONING PETITIONS OF JUNE 25 & 26, 1987

Zoning Petitions numbered 76-18(E); 84-112(B); 87-61; 87-59; 87-19; 79-110(A); 79-244(A); 80-211(A); 84-198(A); 85-165(A); 86-81(A); 86-81(A); 87-62; 87-66; 75-68(C); and 77-13(E) were approved as Resolutions in the August 11, 1987 Board of County Commissioners Meeting.

When affixing the Resolution numbers to the Petitions, a few numbers were incorrectly printed. The corrections are as follows:

- | | |
|---|---|
| R-87-1199 should be R-87-1200
(Pet. # 76-18(E)) | R-87-1207 should be R-87-1206
(Pet. # 84-198(A)) |
| R-87-1200 should be R-87-1205
(Pet. # 84-112(B)) | R-87-1208 should be R-87-1207
(Pet. # 85-165(A)) |
| H-87-1201 should be R-87-1212
(Pet. # 87-61) | R-87-1209 should be R-87-1208
(Pet. # 86-81(A)) |
| R-87-1202 should be R-87-1211
(Pet. # 87-59) | R-87-1210 should be R-87-1209
(Pet. # 86-81(A)) |
| R-87-1203 should be R-87-1210
(Pet. # 87-19) | R-87-1211 should be R-87-1213
(Pet. # 87-62) |
| R-87-1204 should be R-87-1202
(Pet. # 79-110(A)) | R-87-1212 should be R-87-1214
(Pet. # 87-66) |
| R-87-1205 should be R-87-1203
(Pet. # 79-244(A)) | R-87-1213 should be R-87-1199
(Pet. # 75-68(C)) |
| K-87-1206 should be R-87-1204
(Pet. # 80-211(A)) | R-87-1214 should be R-87-1201
(Pet. # 77-13(E)) |

Please compare resolution and petition numbers as I have done above. The petition numbers are printed directly below the resolution number in which they are recorded under in the Official Record Book for the County. Enclosed are corrected copies of the resolutions. Please discard the incorrect ones that were originally sent to you.

The Minutes Department hope that this error did not cause too much of an inconvenience for your department or clients.

If you have any questions in reference to this, contact me at 820-2955.

Thank you.

COUNTY AUDITOR

CUSTODIAN OF COUNTY FUNDS

RESOLUTION NO. R-87-1214

RESOLUTION IMPROVING ZONING PETITION 87-66: Special Exception

WHEREFIS, 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

WHEREFIS, 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. 87-66 was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at its public hearing conducted on June 25, 1987; 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

WHEREFIS, this approval is subject to Zoning Code Section 402.9 (Mandatory Review of Development Approvals) and other provisions requiring that development commence in a timely manner; and

WHEREFIS, 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 local land development regulations.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that Petition No. 87-66, the petition of ALLAN FINE OLIVE HIGGINS for a SPECIAL EXCEPTION TO ALLOW A CHILD DAY CARE CENTER on Lots 11 and 12, Block 1, Replat of Blocks 1, 2 and 3 of Plat No. 1, Forest Hill Village, in Section 11, Township 44 South, Range 42 East, as recorded in Plat Book 26, Page 56. The property is located on the southeast corner of the

intersection of Forest Hill Boulevard (SR 882) and Kudza Road in an RM-Multiple Family Residential Zoning District (Medium Density) and was approved as advertised subject to the following conditions:

1. Prior to site plan certification, the site plan shall be amended to indicate the following:
 - a. Required landscape island at the north end of parking space five (5).
 - b. Required dimension for the access drive onto Forest Hill Boulevard.
 - c. Six (6) foot wooden fence along the exterior boundaries of the play area. Other play area boundaries may be enclosed by a six (6) foot chain link fence.
 - d. Modification to the sidewalk near the parking area to allow for proper vehicle circulation.
 - e. No parking stalls within the twenty (20) foot backup distance.
 - f. A five (5) car stacking distance.
 - g. A ten (10) foot width dimension for each proposed stacking or bypass lane.
2. Two (2) copies of a properly executed Unity of Title document shall be recorded and submitted to the Zoning Division simultaneously with the Site Plan Review Committee submittal.
3. Because sewer service is available at the site, no septic tank shall be installed on the site.
4. Because public water service is available at the site, no well shall be installed to provide potable water on site.
5. The developer shall retain the stormwater runoff in accordance with all applicable agency requirements in effect at the time of the permit application. However, at a minimum, this development shall retain onsite three (3) inches of the stormwater runoff generated by a three (3) year-one (1) hour storm as required by the Permit Section, Land Development Division. The drainage system shall be maintained in an acceptable condition as approved by the County Engineer. In the event that the drainage system is not adequately maintained as determined by the County Engineer, this matter will be referred to the Code Enforcement Board for enforcement.
6. 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 \$4,688.00 (175 trips X \$26.79 per trip).
7. The two (2) parking spaces located off of Forest Hill Boulevard shall be designated for Employee Parking only.
8. Occupancy of the day care center shall be limited to a maximum of sixty (60) children and four (4) employees.

9. Access to the site from Forest Hill Boulevard shall be limited to employees. Petitioner shall install cignage approved by the County Engineer indicative of such limited access.

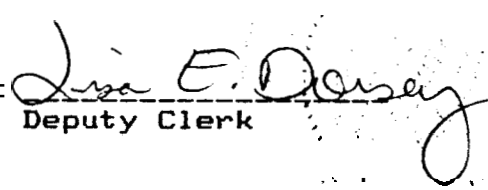
Commissioner Marcus, moved for approval of the petition. The motion was seconded by Commissioner Elmquist, and upon being put to a vote, the vote was as follows:

Carol A. Roberts	--	Rye
Kenneth M. Adams	--	Rye
Karen T. Marcus	--	Aye
Carol J. Elmquist	--	Aye
Dorothy Wilken	--	Nay

The foregoing resolution was declared duly passed and adopted this 11th day of August, 1987 confirming action of June 25, 1987.

PQLM BEQCH COUNTY, FLORIDR
BY ITS BOFIRD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: 
Deputy Clerk

APPROVED AS TO FORM
RND LEGQL SUFFICIENCY



County Attorney