

RESOLUTION NO. R-89- 620

RESOLUTION DENYING ZONING PETITION NO. 87-115
SPECIAL EXCEPTION PETITION OF PALM BEACH NATIONAL GOLF
AND COUNTRY CLUB, INC.

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. 87-115 was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at its public hearing conducted on January 6, 1988, and

WHEREAS, the Board of County Commissioners, pursuant to the criteria set forth in the Zoning Code of Palm Beach County, Florida, Sections 102, 200.2, 402.2 (A) and 521(M), 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. This proposal is not consistent with the requirements of the Comprehensive Plan and local land development regulations.
2. The plan, as proposed, does not meet the Zoning requirements for a Planned Unit Development.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that Petition No. 87-115, the petition of PALM BEACH NATIONAL GOLF AND COUNTRY CLUB, INC., by Kieran J. Kilday, Agent, for a SPECIAL EXCEPTION TO PERMIT A PLANNED UNIT DEVELOPMENT, on a parcel of land being a part or all of Tracts 1 through 64, Block 23, PALM BEACH FARMS COMPANY PLAT NO. 3, in Section 21, Township 44 South, Range 42 East, as recorded in Plat Book 2, Page 47; together with the abandoned rights-of-way lying between the above described tracts: said parcel of land being more specifically described as follows:

From the Southeast corner of Tract 49, Block 23, PALM BEACH FARMS COMPANY PLAT NO. 3, according to the plat thereof, as recorded in Plat Book 2, Page 47; thence Northerly along the East line of said Tract 49, a distance of 330.00 feet: thence,

Easterly and parallel to the South line of Tract 50 of said Block 23, a distance of 75.00 feet to the Point of Beginning: thence continue Easterly on an assumed bearing of North 90 degrees 00' 00" East, parallel to and 330.00 feet Northerly of the South line of Tract 49 through 64, a distance of 1951.03 feet; thence South 00 degrees 00' 00" East, a distance of 330.00 feet: thence North 90 degrees 00' 00" East, a distance of 660.00 feet; thence North 00 degrees 00' 00" East, a distance of 330.00 feet to the point of curvature of a curve concave to the Northwest, having a central angle of 30 degrees 00' 00", a radius of 500.00 feet and a long chord bearing of North 75 degrees 00' 00" East; thence Northeasterly along the arc of said curve, a distance of 261.80 feet to the point of tangency: thence North 60 degrees 00' 00" East, a distance of 50.00 feet to the point of curvature of a curve to the right, having a central angle of 60 degrees 00' 00" and a radius of 247.39 feet; thence Easterly along the arc of said curve, a distance of 259.07 feet to the point of tangency: thence South 60 degrees 00' 00" East, a distance of 50.00 feet to the point of curvature of a curve to the left having a central angle of 30 degrees 00' 00" and a radius of 500.00 feet: thence Southeasterly along the arc of said curve, a distance of 261.80 feet to the point of tangency; thence North 90 degrees 00' 00" East, a distance of 92.56 feet to the point of curvature of a curve to the left, having a central angle of 12 degrees 15' 53" and a radius of 1000.00 feet; thence Easterly along the arc and said curve, a distance of 214.06 feet to the point of tangency: thence North 77 degrees 44' 07" East, a distance of 243.60 feet to the point of curvature of a curve to the left, having a central angle of 51 degrees 10' 12" and a radius of 250.00 feet: thence Northeasterly along the arc of said curve, a distance of 223.27 feet to the point of tangency: thence North 26 degrees 33' 55" East, a distance of 746.13 feet to the point of curvature of a curve to the left, having a central angle of 26 degrees 33' 55" and a radius of 500.00 feet; thence Northerly along the arc of said curve, a distance of 231.83 feet to the point of tangency: thence North 00 degrees 00' 00" East, a distance of 91.96 feet to the point of curvature of a curve to the left having a central angle of 90 degrees 00' 00" and a radius of 50.00 feet: thence Northwesterly along the arc of said curve, a distance of 78.54 feet to the point of tangency; thence North 90 degrees 00' 00" West, a distance of 45.00 feet to the point of curvature of a curve to the left, having a central angle of 25 degrees 00' 00" and a radius of 506.57 feet; thence Southwesterly along the arc of said curve, a distance of 221.03 feet to the point of tangency: thence South 65 degrees 00' 00" West, a distance of 380.00 feet to the point of curvature of a curve to the right having a radius of 180.00 feet and a central angle of 180 feet 00' 00"; thence Northwesterly along the arc of said curve, a distance of 565.48 feet to the point of tangency; thence North 65 degrees 00' 00" East, a distance of 380.00 feet to the point of curvature of a curve to the left, having a central angle of 65 degrees 00' 00" and a radius of 227.29 feet: thence Northeasterly along the arc of said curve, a distance of 257.85 feet to the point of tangency; thence North 00 degrees 00' 00" West, a

distance of 175.20 feet to the point of curvature of a curve to the left, having a central angle of 90 degrees 00' 00" and a radius of 50.00 feet; thence Northwesterly along the arc of said curve, a distance of 78.54 feet to the point of tangency; thence North 90 degrees 00' 00" West, a distance of 1480.00 feet to the point of curvature of a curve to the left having a central angle of 90 degrees 00' 00" and a radius of 50.00 feet; thence Southwesterly along the arc of said curve, a distance of 78.54 feet to the point of tangency; thence South 00 degrees 00' 00" West, a distance of 500.00 feet to the point of curvature of a curve to the right, having a central angle of 180 degrees 00' 00" and a radius of 330.00 feet; thence Westerly along the arc of said curve, a distance of 1036.72 feet to the point of tangency; thence North 00 degrees 00' 00" West, a distance of 500.00 feet to the point of curvature of a curve to the left having a central angle of 90 degrees 00' 00" and a radius of 50.00 feet; thence Northwesterly along the arc of said curve, a distance of 78.54 feet to the point of tangency; thence North 90 degrees 00' 00" West, a distance of 1507.22 feet to the point of curvature of a curve to the left having a central angle of 126 degrees 20' 00" and a radius of 100.00 feet; thence Southwesterly along the arc of said curve a distance of 220.49 feet to the point of tangency; thence South 36 degrees 20' 00" East, a distance of 885.93 feet to the point of curvature of a curve to the right, having a central angle of 180 degrees 00' 00" and a radius of 180.00 feet; thence Southwesterly along the arc of said curve, a distance of 565.00 to the point of tangency; thence North 36 degrees 20' 00" West, a distance of 1050.00 feet; thence South 00 degrees 00' 00" West, a distance of 1659.63 feet to the point of curvature of a curve to the left, having a central angle of 00 degrees 00' 00" radius of 50.00 feet; thence Southeasterly along the arc of said curve, a distance of 78.54 feet to the point of tangency and the point of beginning.

LESS, however, a parcel of land lying in Tracts 44 through 47 and Tracts 50 through 53, Block 23, THE PALM BEACH FARMS COMPANY PLAT NO. 3, according to the plat thereof as recorded in Plat Book 2, Page 47, being specifically described as follows:

From the Southwest corner of Tract 49 said Block 23, go due East along an assumed bearing, a distance of 355.00 feet: thence due North, a distance of 495.00 feet to the Point of Beginning. Said Point of Beginning being, a distance of 115.00 feet due North of the P.R.M. that is 35.00 feet due South of the Northeast corner of Lot 92, PALM BEACH NATIONAL GOLF AND COUNTRY CLUB ESTATES PLAT NO. 1, according to the plat thereof as recorded in Plat Book 27, Page 144: thence continue due North, a distance of 40.00 feet to the point of curvature of a curve concave to the Northwest having a central angle of 56 degrees 36' 58" and a radius of 146.74 feet: thence Northeasterly along the arc of said curve, a distance of 145.00 feet to the point of tangency: thence North 33 degrees 23' 02" East, a distance of 214.37 feet to the point of curvature of a curve to the right having a central angle of 56 degrees 36' 58" and a radius of

180.00 feet; thence Northeasterly along the arc of said curve, a distance of 177.86 feet to the point of tangency; thence due East, a distance of 476.00 feet to the point of curvature of a curve to the right having a central angle of 172 degrees 42' 36" and a radius of 120.00 feet; thence Southerly along the arc of said curve, a distance of 361.72 feet to the point of tangency; thence South 82 degrees 42' 36" West, a distance of 792.72 feet to a point of a curve concave to the Northwest having a central angle of 30 degrees 47' 43" and a radius of 186.74 feet; thence Southwesterly along the arc of said curve, a distance of 100.37 feet to the end of said curve and the Point of Beginning.

ALSO, LESS HOWEVER, that portion of Tracts 56, 57 and 58, Block 23, PALM BEACH FARMS COMPANY PLAT NO. 3, according to the plat thereof, as recorded in Plat Book 2, Page 47, lying South of the North right-of-way line of St. Andrews Road, as recorded in Official Record Book 3570, Pages 676 through 680; Together with Lot 74, Plat No. 1, PALM BEACH NATIONAL GOLF AND COUNTRY CLUB ESTATES, according to the plat thereof as recorded in Plat Book 27, Pages 144 and 145, Subject to easements, reservations, restrictions and rights-of-way of record, located on the west side of Pinehurst Drive, bounded on the south by St. Andrews Road, approximately .5 mile north of Lake Worth Road, in a RH-Multiple Family Residential Zoning District, in part, and AR-Agricultural Residential Zoning District, in part, was denied, without prejudice.

Commissioner Wilken moved for denial, without prejudice, of the petition. The motion was seconded by Commissioner Marcus and upon being put to a vote, the vote was as follows:

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

The foregoing resolution was declared duly passed and adopted this 4th day of April, 1989 confirming action of January 6, 1988.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: Barbara Altman
COUNTY ATTORNEY

BY: Lina M. Blau
DEPUTY CLERK

