

RESOLUTION NO. R-90-852

RESOLUTION APPROVING ZONING PETITION NO. **89-127**
REZONING PETITION OF COMAC OF PALM BEACH, INC.
BY ROBERT E. BASEHART, AGENT

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 have been satisfied; and

WHEREAS, Petition No. **89-127** was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at its public hearing conducted on December **28, 1989**; and

WHEREAS, the Board of County Commissioners, sitting as the Zoning Authority, 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, 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

WHEREAS, the Board of County Commissioners, sitting as the Zoning Authority, made the following findings of fact:

1. This proposal is consistent with the requirements of the Comprehensive Plan and local land development regulations.

WHEREAS, **402.5** of the Zoning Code requires that the action of the Board of County Commissioners, sitting as the Zoning Authority, be adopted by resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that Petition No. **89-127**, the petition of COMAC OF PALM BEACH, INC., BY ROBERT E. BASEHART, AGENT, for a REZONING FROM AR-AGRICULTURAL RESIDENTIAL ZONING DISTRICT TO CG-GENERAL COMMERCIAL ZONING DISTRICT on a parcel of land lying in Tract **25**, PALM BEACH FARMS COMPANY'S PLAT NO. **9**, Plat Book 5, Page **58**: Commencing at the Northeast corner of said Tract **25**; Thence, run Westerly **140.00** feet along the North line of said Tract **25** to a point; Thence, run Southerly **616.40** feet along a line **140.00** feet West of and parallel to the East line of said Tract **25** to the POINT OF BEGINNING; Thence, run Westerly **520.45** feet along a line **298.51** feet North of and parallel with the South line of said Tract **25** to a point; Thence, run Northerly along the West line of said Tract **25** to a point **631.40** feet South of the Northwest corner of Tract **25**; Thence, run Easterly **520.48** feet to the POINT OF BEGINNING. And, commencing at the Northeast corner of said Tract **25**; Thence, West along the North line of Tract **25**, a distance of **140.00** feet to the POINT OF BEGINNING; Thence run South on a line parallel to the East line of Tract **25**, a distance of **609.70** feet; Thence, run Westerly **520.30** feet to a point on the West line of Lot **25**, and **614.90** feet South of the Northwest corner of said Lot **25**; Thence, run North to the Northwest corner of said Lot **25**; Thence, run East along the

North line of said Lot 25, a distance of 520.40 feet to the POINT OF BEGINNING; And, a parcel commencing at the Northeast corner of said Tract 25; Thence, West along the North line of said Tract 25, a distance of 140.00 feet; Thence, Southerly parallel with the East line of Tract 25, a distance of 609.70 feet to the POINT OF BEGINNING; Thence, continuing Southerly along said parallel line a distance of 6.70 feet; Thence, Westerly 519.99 feet to a point on the West line of Tract 25 and 631.45 feet South of Northwest corner of Tract 25; Thence Northerly along the West line of Tract 25, 16.55 feet; Thence Easterly 520.30 feet to the POINT OF BEGINNING; **LESS AND EXCEPTING THE FOLLOWING:** Commencing at the Northeast corner of said Tract 25; Thence, West along the North line of Tract 25, a distance of 140.00 feet; Thence, run South on a line parallel to the East line of Tract 25, a distance of 34.03 feet (said point being 86.70 feet on a bearing of South 44 Degrees 33'14" East from the Northeast corner of Section 28, Township 43 South, Range 42 East); Thence, Westerly 421.15 feet to a point on the West side of a 12.00 foot easement; Thence, South 02 Degrees 54'06" East, 256.10 feet; Thence, South 87 Degrees 05'54" West, 56.00 feet to a POINT OF BEGINNING. Thence, South 02 Degrees 54'06" East, 36.00 feet; Thence, South 87 Degrees 05'54" West, 30 feet; Thence, North 02 Degrees 54'06" West, 36.00 feet; Thence, North 87 Degrees 05'54" East, 30.00 feet to a POINT OF BEGINNING, all being located in Section 27, Township 43 South, Range 42 East, and being located on the Southwest corner of the proposed intersection of Okeechobee Boulevard (SR 704) and proposed Jog Road Extension, approximately .2 miles East of Skees Road, was approved on December 28, 1989, as advertised.

Commissioner Marcus moved for approval of the Resolution.

The motion was seconded by Commissioner Roberts and upon being put to a vote, the vote was as follows:

Carol J. Elmquist, Chair	--AYE
Karen T. Marcus	--AYE
Carol Roberts	--AYE
Ron Howard	--AYE
Carole Phillips	--AYE

The Chair thereupon declared the resolution was duly passed and adopted this 22nd day of May, 1990.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: 
COUNTY ATTORNEY

BY: 
DEPUTY CLERK