

RESOLUTION APPROVING RECOMMENDATION OF
STATUS REPORT NO. SR 86-89.2
TO AMEND CONDITIONS OF APPROVAL OF
RESOLUTION NO. R-87-215
WHICH APPROVED THE SPECIAL EXCEPTION OF ROBERT EDWARDS
PETITION NO. 86-89

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, systematic monitoring and review of approved zoning actions help implement the goals and objectives of the Comprehensive Plan.

WHEREAS, the notice and hearing requirements as provided for in section 402.9 of the Palm Beach County Zoning Code have been satisfied; and

WHEREAS, pursuant to Section 402.9, Status Report SR 86-89.2 was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at a public hearing conducted on February 28, 1991; and

WHEREAS, the Board of County Commissioners, sitting as the Zoning Authority, has reviewed Status Report SR 86-89.2 and considered testimony presented by the applicant and other interested parties, and the recommendations of the various county review agencies; and

WHEREAS, Section 402.9 of the Palm Beach County Zoning Code authorizes the Board of County Commissioners, sitting as the Zoning Authority, to add or modify conditions of approval; 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; and
2. The conditions listed below require this petition to develop more in conformity with current standards of development.

WHEREAS, Section 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 the recommendation of Status Report No. SR 86-89.2, amending Conditions of Approval of Resolution No. R-87-214 and 87-215, the Special Exception of Robert Edwards, Petition No. 86-89, on Tracts 1, Block 7, Palm Beach Farms Company Plat No. 3 according to the plat thereof, in Section 32, Township 43 South, Range 42 East, as recorded in Plat Book 2, Pages 45 through 54, inclusive, less "Exhibit A":

Exhibit A : Land for Road Right-of-way purposes situate in Tract 1, Block 7, Palm Beach Farms Company Plat No. 3, as recorded in Plat Book 2, Page 46, more particularly described as follows:

Begin at the Northeast corner of said Tract 1; thence South 89 degrees 24'41" West, along the North line of said Tract 1, a distance of 990.15 feet to the Northwest corner of said Tract 1; thence South 00 degree 34'19" East, along the West line of said Tract 1, a distance of 70.00 feet to the proposed South Right-of-way line of Belvedere Road; thence North 89 degrees 24'41" East, along said proposed Right-of-way line, a distance of 480.70 feet to the beginning of a curve from which the radius point bears North 00 degree 35'19" West; a distance of 2924.79 feet; thence Easterly, along the arc of said curve, a distance of 357.33 feet through a central angle of 7 degrees 00'00" to the end of said curve; thence North 82 degrees 24'41" East a distance of 141.62 feet to the beginning of a curve from which the radius point bears South 07

degrees 35'19" East a distance of 25.00 feet; thence Easterly, along the arc of said curve, a distance of 12.63 feet through a central angle of 28 degrees 57'00" to the East line of said Tract 1; thence North 00 degree 34'19" West, along said East line, a distance of 32.56 feet to the Northeast corner of said Tract 1, and the Point of Beginning, less the North 40 feet of said Tract 1.

And in addition thereto the following described real property: Commence at said Northeast corner of Tract 1; thence South 00 degree 34'19" East, along the East line of said Tract 1; a distance of 114.85 feet to the Point of Beginning; thence South 00 degree 34'19" East, continuing along said East line a distance of 545.15 feet to the South line of said Tract 1; thence South 89 degrees 24'41" West, along said South line a distance of 79.22 feet to the proposed Westerly Right-of-way line of Benoist Farms Road and a point on a curve from which the radius point bears South 89 degrees 05'17" East a distance of 2331.83 feet; thence Northerly and Easterly along the arc of said curve a distance of 552.18 feet through a central angle of 13 degrees 34'04" to the East line of said Tract 1, and the Point of Beginning.

Also Less the following described parcel: A strip of land 35 feet wide from the East side of Tract No. 1, Block No. 7 of the Palm Beach Farms Company's Plat No. 3, Pages 45 through 54 inclusive, being located on the southwest corner of the intersection of Benoist Farms Road and Belvedere Road, in an IL-Light Industrial Zoning District, is approved, as amended, subject to the following conditions:

1. The petitioner shall comply with all previous conditions of approval unless expressly modified herein.
2. Trees shall be installed a minimum twelve (12) feet in height with a five (5) foot spread, hedge material shall be installed at a minimum thirty-six (36) inches in height, and fifty (50) percent of the landscaping shall be native vegetation. This condition shall apply to all parcels for which a building permit application is submitted after March 1, 1991.

Commissioner Elmquist 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:

KAREN T. MARCUS, CHAIR	-- Aye
CAROL J. ELMQUIST	-- Absent
CAROL ROBERTS	-- Aye
CAROLE PHILLIPS	-- Absent
MARY MCCARTY	-- Aye
KEN FOSTER	-- Aye
MAUDE FORD LEE	-- Aye

The Chair thereupon declared the resolution was duly passed and adopted this 23rd day of April, 1991.

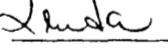
APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

BY: 

(orig. pet. date: 8-29-86)

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: 
Deputy Clerk