

RESOLUTION APPROVING RECOMMENDATION OF
STATUS REPORT NO. SR 1978-154A
TO AMEND CONDITIONS OF APPROVAL OF RESOLUTION NO. R- 1999-0964
WHICH APPROVED THE REZONING TO THE
MULTIPLE USE PLANNED DEVELOPMENT DISTRICT
OF NORTHLAKE CORP. PARK PARTNERSHIP
PETITION NO. 78-154A

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 5.8 of the Palm Beach County Land Development Code have been satisfied; and

WHEREAS, pursuant to Section 5.8, Status Report SR 1978-154A was presented to the Board of County Commissioners of Palm Beach County at a public hearing conducted on July 25, 2002; and

WHEREAS, the Board of County Commissioners has reviewed Status Report SR 1978-154A and considered testimony presented by the applicant and other interested parties, and the recommendations of the various county review agencies; and

WHEREAS, Section 5.8 of the Palm Beach County Land Development Code authorizes the Board of County Commissioners to add or modify conditions of approval; and

WHEREAS, the Board of County Commissioners made the following findings of fact:

1. The existing certified site plan is not consistent with the Unified Land Development Code because it has not been reviewed for consistency with Section 6.6.E. "Architectural Guidelines" of the Unified Land Development Code.
2. With the new condition of approval requiring the project to be certified for compliance with Section 6.6.E. of the Palm Beach County Unified Land Development Code, the project will be consistent with the Unified Land Development Code.
3. The amendment of conditions of approval is consistent with the Palm Beach County Comprehensive Plan and with the Unified Land Development Code.

WHEREAS, Section 5.3 of the Palm Beach County Land Development Code requires that the action of the Board of County Commissioners 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 1978-154A, to amend Conditions of Approval of Resolution No. R-1999-0964, the

petition of Northlake Corp. Park Partnership, Petition No. 78-154A, which rezoned property to the MUPD Multiple Use Planned Development Zoning District, property legally described as: a parcel of land lying in the Northeast quarter (NE 1/4) of the Northwest quarter (NW 1/4) of Section 24, Township 42 South, Range 42 East, Palm Beach County, Florida, being more particularly described as follows:

Commencing at the Northeast corner of the Northwest quarter of Section 24 aforesaid; thence South $01^{\circ}34'06''$ West along the North-South quarter Section Line of said Section 24 (the North-South quarter Section Line of said Section 24 is assumed to bear South $01^{\circ}34'06''$ West and all other bearings are relative thereto) a distance of 285.00 feet to a point; thence North $88^{\circ}08'54''$ West a distance of 50.0 feet to the **POINT OF BEGINNING** of the herein described parcel, said point being in the Westerly Right of Way line of Military Trail as now laid out and in use; thence continue North $88^{\circ}08'54''$ West a distance of 146.89 feet to a point; thence North $01^{\circ}34'06''$ East a distance of 10.0 feet to a point; thence North $46^{\circ}09'21''$ West a distance of 58.26 feet to a point; thence North $01^{\circ}34'06''$ East a distance of 136.19 feet to a point in the Southerly Right of Way line of Northlake Boulevard as now laid out and in use; thence North $88^{\circ}08'54''$ West along said Southerly Right of Way line of Northlake Boulevard a distance of 350.00 feet to the Point of Intersection with the Easterly Right of Way line of North Virginia Avenue as now laid out and in use; thence South $01^{\circ}34'06''$ West along said Easterly Right of Way line of North Virginia Avenue a distance of 562.90 feet to a point thence South $88^{\circ}25'54''$ East a distance of 540.00 feet to a point in the said Westerly Right of Way line of Military Trail; thence North $01^{\circ}34'06''$ East along said Westerly Right of Way line of Military Trail a distance of 375.23 feet to the **POINT OF BEGINNING**.

Together with Lot 18, according to the plat of **SQUARE LAKE** as recorded in Plat Book 23 at Page 141, in and for the Public Records of Palm Beach County, Florida, less, however, additional Right of Way for Military Trail (S.R. 809).

Subject to Rights of Way and Easements of Record, being located on the southwest corner of Military Trail and Northlake Boulevard, is approved, subject to the following conditions:

1. All previously approved conditions of approval continue to apply unless expressly modified herein. (ONGOING)
2. Prior to the issuance of a building permit, the property owner shall submit an application to the Development Review Committee for review and certification that the project is in compliance with

Section 6.6.E. of the Palm Beach County Unified Land Development Code, "Architectural Guidelines." (BLDG PERMIT: MONITORING - Zoning)

Commissioner McCarty moved for approval of the Resolution.

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

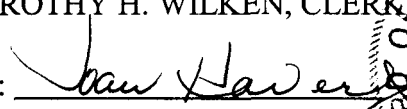
WARREN H. NEWELL, CHAIRMAN	—	Aye
CAROL A. ROBERTS, VICE CHAIR	—	Absent
BURT AARONSON	—	Aye
ADDIE L. GREENE	—	Aye
KAREN T. MARCUS	—	Aye
TONY MASILOTTI	—	Absent
MARY MCCARTY	—	Aye

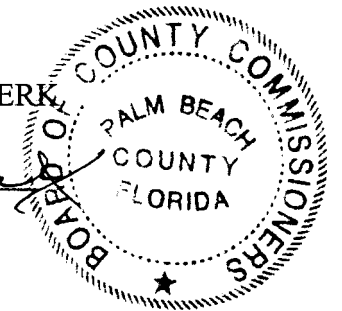
The Chair thereupon declared the resolution was duly passed and adopted this 25 day of July, 2002.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

BY: 
COUNTY ATTORNEY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

DOROTHY H. WILKEN, CLERK
BY: 
DEPUTY CLERK



Filed with the Clerk of the Board of County Commissioners on the 21 day of August, 2002.