

RESOLUTION NO. R-94- 1084

RESOLUTION APPROVING ZONING PETITION 294-17
OFFICIAL ZONING MAP AMENDMENT (REZONING)
PETITION OF JONATHAN SEPPALA AND RIITTA SEPPALA

WHEREAS, the Board of County Commissioners, as the governing body of Palm Beach County, Florida, 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 Article 5 (Development Review Procedures) of the Palm Beach County Land Development Code (Ordinance **92-20**), have been satisfied; and

WHEREAS, Zoning Petition **294-17** was presented to the Board of County Commissioners at a public hearing conducted on August 25, 1994; and

WHEREAS, the Board of County Commissioners has considered the evidence and testimony presented by the petitioner and other interested parties, the recommendations of the various county review agencies, and the recommendation of the Zoning Commission; and

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

1. This official zoning **map** amendment (rezoning) is consistent with the Palm Beach County Comprehensive Plan;
2. This official zoning **map** amendment (rezoning) is consistent with the requirements of the Palm Beach County Land Development Code;
3. This official zoning **map** amendment (*rezoning*) is compatible with surrounding uses and zones, as defined in the Palm Beach County Land Development Code, is generally consistent with existing uses and zones surrounding the subject land, and is the appropriate zoning district for the land;
4. This official zoning map amendment (rezoning) does not result in significantly adverse impacts on the natural environment, including but not limited to water, air, stormwater management, wildlife, vegetation, wetlands, and the natural functioning of the environment;
5. This official zoning map amendment (rezoning) will result in a logical and orderly development pattern;
6. This official zoning map amendment (rezoning) complies with Article 11, (Adequate Public Facilities) of the Palm Beach county Land Development Code, Ordinance 92-20; and,
7. This official zoning **map** amendment (rezoning) is consistent with the requirements of all other applicable local land development regulations.

WHEREAS, Article 5, Section 5.3.D.9 (Action by Board of County Commissioners) 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 Zoning Petition Z94-17, the petition of Jonathan Seppala and Riitta Seppala for a OFFICIAL ZONING MAP AMENDMENT (REZONING) from the Agricultural Residential (AR) ZONING DISTRICT to the Residential Estates (RE) ZONING DISTRICT on a parcel of land legally described in EXHIBIT A, attached hereto and made a part hereof, and generally located as indicated on a vicinity sketch attached as EXHIBIT B, attached hereto and made a part hereof, was approved on August 25, 1994.

Commissioner Aaronson moved for the approval of the Resolution.

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

Mary McCarty, Chair	--	Aye
Burt Aaronson	--	Aye
Ken Foster	--	Nay
Maude Ford Lee	--	Aye
Karen T. Marcus	--	Aye
Warren Newell	--	Nay
Carol A. Roberts	--	Absent

The Chair thereupon declared that the resolution was duly passed and adopted this 25th day of August, 1994.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

DOROTHY H. WILKEN, CLERK

BY: *Barbara A. Wilken*
COUNTY ATTORNEY

BY: *Barbara A. Wilken*
DEPUTY CLERK

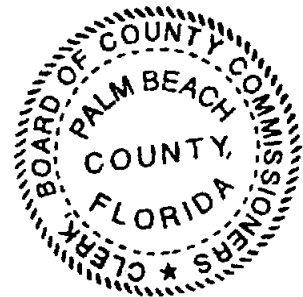


EXHIBIT A

LEGAL DESCRIPTION

Legal description of the two **separate** parcels of **land to be created by the rezoning and subdivision of the Jonathan Seppala Fearnley Road parcel.**

DESCRIPTION
(Parcel 1)

The South half of Tract **67**.Block 32. Palm Beach **Farms** Co., Plat **No.3**. According to the **Plat** thereof, **as** recorded in Plat Book **2**. **Pages** 45 through 54, inclusive, public records of Palm Beach County, Florida.

Lees the North 150.00 feet thereof.

Less the East 20' for road right-o-way.

Containing: 55,862 square feet or 1.28 acres more or lees.

Subject to easements. restrictions, reservations. **and rights-of-way** of record.

DESCRIPTION
(Parcel 2)

The North 150.00 feet of the South half of Tract **67**, Block 32, Palm Beach Farms Co., Plat **No.3**, according to the **Plat** thereof, **as** recorded **in** Plat Book 2. pages 45 through **54**, inclusive, public records of Palm Beach County, Florida.

Less the East 20' for road right-of-way.

Containing: 46,500 **square** feet or 1.07 **acres** more or **less**.

Subject to easements. **restrictions**, and **rights-of-way** of record.

EXHIBIT A
LEGAL DESCRIPTION

Legal Description of
Jonathan Seppala
Fearnley Road Project

The South **1/2** of Tract 67 Block 32 Palm Beach Farms Co.
Plat No. 3, According to Plat Thereof, As Recorded in
Plat Book 2 Pages 45 through 54, Inclusive, Public Record?:
of Palm Beach County, Florida, less the East **20'** for
Road Right of Way.

EXHIBIT B
VICINITY SKETCH

