

RESOLUTION NO. R-73- 234

RESOLUTION APPROVING ZONING PETITION

WHEREAS, the Board of County Commissioners, as the governing body, pursuant to the authority vested in Chapter 163 and Chapter 125, Florida Statutes, and Chapter 70-863, Laws of Florida, Special Acts of 1970, 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. 73-1 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 26 April 1973.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 26th day of April, 1973, that petition No. 73-1, the petition of JOHN B. DODGE AND JAMES MACKEY for the REZONING, FROM AG-AGRICULTURAL DISTRICT TO RS-SINGLE FAMILY RESIDENTIAL DISTRICT, of the Northwest 1/4 of Section 31, Township 45 South, Range 43 East, less the North 220 feet and the South 250 feet thereof; the West 1/4 of the Northeast 1/4 of said Section 31, less the North 1/2 of the Northwest 1/4 of the Northeast 1/4 of said Section 31, and less the South 250 feet; the Northeast 1/4 of Section 36, Township 45 South, Range 42 East, less the North 220 feet and the South 250 feet thereof and also less the West 377 feet, except the North 330 feet thereof; AND THE FURTHER SPECIAL EXCEPTION TO ALLOW A PLANNED UNIT DEVELOPMENT on the Northwest 1/4 of Section 31, Township 45 South, Range 43 East, less the North 220 feet and the South 250 feet thereof; the West 1/4 of the Northeast 1/4 of said Section 31, less the North 1/2 of the Northwest 1/4 of the Northeast 1/4 of said Section 31, and less the South 250 feet; the Northeast 1/4 of Section 36, Township 45 South, Range 42 East less the North 220 feet and the South 250 feet thereof; together with

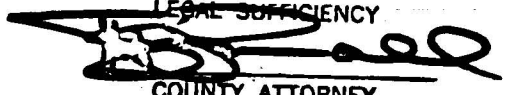
a parcel in the Northwest 1/4 of Section 36, Township 45 South, Range 42 East, more particularly described as follows: beginning at the intersection of a line parallel with and 220 feet Southerly from (measured at right angles to), the North line of said Northwest 1/4 of Section 36, with the East line of said Northwest 1/4 of said Section 36; thence South 0° 02' 23" West (the East line of said Northwest 1/4 is assumed to bear South 0° 02' 23" West and all other bearings mentioned herein are relative thereto) along the East line of said Northwest 1/4 of Section 36, a distance of 2210.11 feet more or less to the North line of the South 250 feet of said Northwest 1/4 of Section 36; thence South 89° 54' 24" West along the said North line of the South 250 feet, a distance of 594.98 feet; thence North 66° 45' 18" West a distance of 455.01 feet; thence North 0° 06' 12" East a distance of 1884.49 feet to a point in the proposed Southerly right-of-way line of Woolbright Road, said point being in the arc of a curve concave Southerly having a radius of 1849.86 feet; the local tangent at said point bears North 67° 07' 40" East; thence Easterly along the arc of said curve, subtending a central angle of 22° 34' 02" a distance of 728.61 feet to the end of said curve, and a point in said line, parallel with and 220 feet South of the North line of the Northwest 1/4 of Section 36; thence North 89° 41' 42" East along said parallel line, a distance of 298.98 feet to the Point of Beginning. Said property located approximately .4 mile west of Congress Avenue on the north side of Golf Road, was approved as advertised subject to the following special conditions:

- (1) Density of the development is not to exceed 2.74 dwelling units per acre;
- (2) Right-of-way for Woolbright Road to be reserved as provided for on the proposed County Thoroughfare Plan;
- (3) Reservation of the eighty (80) foot L.W.D.D. Lateral Canal No. 26 right-of-way;
- (4) Reservation of a one hundred (100) foot right-of-way for Golf Road, to be provided at the time of platting.

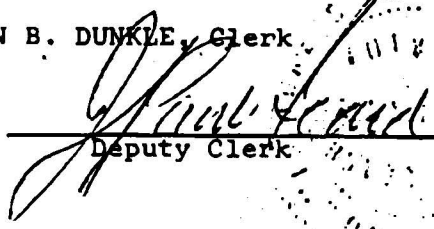
The foregoing resolution was offered by Commissioner Culpepper , who moved its adoption. The motion was seconded by Commissioner Warren , and upon being put to a vote, the vote was as follows:

Lake Lytal	Aye
E. W. Weaver	Absent from meeting
Robert C. Johnson	Aye
George V. Warren	Aye
Robert F. Culpepper	Aye

The Chairman thereupon declared the resolution duly passed and adopted this 8th day of May , 1973.

APPROVED AS TO FORM AND LEGAL SUFFICIENCY

COUNTY ATTORNEY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY COMMISSIONERS

JOHN B. DUNKLE, Clerk
By: 
Deputy Clerk

FILED THIS 8th DAY OF May, 1973
AND RECORDED IN RESOLUTION
MINUTE BOOK NO. 22 AT
PAGE 492-494 RECORD VERIFIED
JOHN B. DUNKLE, CLERK
BY Mary F. Webster D.C.