

RESOLUTION NO. R-76-563

RESOLUTION APPROVING ZONING PETITION

WHEREAS, the Board of County Commissioner\$, 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 Ordinance No. 73-2 have been satisfied; and

WHEREAS, Petition No. 76-83 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 24 June 1976.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 24th day of June, 1976, that petition No. 76-83, the petition of DONALD C. WALKER, TRUSTEE AND CHARLOTTE SAIKOWSKI, by Donald C. Walker, Agent, for the REZONING, FROM CN-NEIGHBORHOOD COMMERCIAL DISTRICT IN PART AND RS-RESIDENTIAL SINGLE FAMILY DISTRICT IN PART TO CG-GENERAL COMMERCIAL DISTRICT AND THE FURTHER SPECIAL EXCEPTION TO ALLOW A PLANNED COMMERCIAL DEVELOPMENT on the North 1/2 of the South 1/2 of the Southwest 1/4 of the Southwest 1/4, of Section 5, Township 44 South, Range 43 East, less the following described parcel: part of the North 1/2 of the South 1/2 of the Southwest 1/4 of the Southwest 1/4 of said Section 5, more particularly described as follows: beginning at the Northeast corner of said North 1/2 of the South 1/2 of the Southwest 1/4 of the Southwest 1/4; thence on an assumed bearing of South 3° 21' 04" West along the East line of said North 1/2 of the South 1/2 of the Southwest 1/4 of the Southwest 1/4, a distance of 334.14 feet to the South line of said North 1/2 of the South 1/2 of the Southwest 1/4 of the Southwest 1/4; thence

North $88^{\circ} 10' 46''$ West, along said South line a distance of 835 feet; thence North $3^{\circ} 21' 04''$ West, a distance of 203.89 feet to the point of curvature of a curve concave to the Southwest having a radius of 15 feet and delta of $52^{\circ} 01' 11''$; thence Northerly along the arc of said curve a distance of 13.62 feet to the point of reverse curvature with a curve concave to the Southeast, having a radius of 50 feet and delta of $142^{\circ} 01' 12''$; thence Northerly and Easterly along said curve a distance of 123.94 feet to the intersection with a line 810 feet West of and parallel with the East line of said North $1/2$ of the South $1/2$ of the Southwest $1/4$ of the Southwest $1/4$ thence North $3^{\circ} 21' 01''$ East along said line a distance of 30 feet; thence South $88^{\circ} 09' 26''$ East, a distance of 810 feet to the Point of Beginning and LESS right-of-way for Congress Avenue; and the South $1/2$ of the South $1/2$ of the Southwest $1/4$ of the Southwest $1/4$ of said Section 5, less the East 835 feet thereof and less the South 40 feet thereof as right-of-way for Lake Worth Drainage District Lateral No. 6 and less the right-of-way for Congress Avenue; and Lots 1, 2 and 3, Block 2, CONGRESS MEADOWS, in Section 5, Township 44 South, Range 43 East, as recorded in Plat Book 23, page 140; subject to restrictions, reservations, easements and covenants of record. Said property located at the southeast corner of the intersection of Holly Road and Congress Avenue (S.R. 807), was approved as advertised, subject to the following special conditions:

1. Developer shall construct left turn lane north approach at the intersection of Congress Avenue and development's central entrance.
2. Developer shall construct left turn and right turn exit lanes at the development's central entrance.
3. Developer shall construct left turn lane north approach at the intersection of Congress Avenue and Holly Road.
4. All driveways shall have a minimum twelve (12) foot travel lane width and minimum thirty (30) foot turning radius.

Commissioner Lytal , moved for approval of the petition.
The motion was seconded by Commissioner Culpepper , and upon being
put to a vote, the vote was as follows:

E.W. Weaver	Yes
Lake Lytal	Yes
Robert F. Culpepper	Yes
Robert C. Johnson	Yes
William Medlen	Absent

The foregoing resolution was declared duly passed and adopted
this . 6th day of July , 1976, confirming action
of 24 June 1976.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, Clerk

By *James B. Dill*
Deputy Clerk

APPROVED AS TO FORM AND
LEGAL SUFFICIENCY

Walter W. Dell
COUNTY ATTORNEY

