

RESOLUTION NO. R-76-822

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, 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. 76-110 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 26 August 1976.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session **this** 26th day of **August**, that petition No. 76-110 the petition of SAMUEL J. LEVY, AS TRUSTEE, by Daniel H. Jones, Attorney for a SPECIAL EXCEPTION TO ALLOW A GOLF COURSE AND ACCESSORY USES on a parcel of land situate in part of Tract 42, Township 44 1/2 South, Range 42 East, and part of Sections 5 and 6, Township 45 South, Range 42 East, being more particularly described as: BEGINNING at the intersection of the East line of Lot 1, Tract 42, Township 44 1/2 South, Range 42 East of the hiatus as recorded in Plat Book 6, Page 99, and a line 40 feet South of and parallel with the centerline of Lantana Road, said line being the South right-of-way line of Lantana Road as now laid out and in use, thence North 87° 47' 28" West (an assumed bearing and all other bearings relative thereto) along said South right-of-way line of 903.75 feet; thence South 8° 51' 50" East, 1536.70 feet; thence North 87° 43' 50" West, 1832.69 feet; thence South 17° 13' 03" West, 508.63 feet; thence South 29° 18' 53" East,

250.00 feet; thence North  $60^{\circ} 41' 07''$  East, 50.0 feet to a point to be labelled "Point A" for description purposes; thence South  $29^{\circ} 18' 53''$  East 270.00 feet; thence South  $30^{\circ} 18' 53''$  East 855.00 feet; thence South  $37^{\circ} 55' 55''$  East 619.84 feet; thence South  $1^{\circ} 56' 07''$  West, 228 feet; thence North  $88^{\circ} 03' 53''$  West, 135 feet; thence South  $1^{\circ} 56' 07''$  West, 59.95 feet; to the South line of Tract 30, Block 36; thence North  $89^{\circ} 26' 07''$  East, along said South line 2155.60 feet; to a point of non-tangency on the proposed easterly right-of-way line of Lyons Road; said point lying on the arc of a curve concave to the Northwest having a radius of 1963.86 feet and a central angle of  $43^{\circ} 40' 54''$ ; thence Southwesterly along the arc of said curve 419.37 feet to a point of reverse curvature; thence southerly along the arc of a curve concave to the Southeast having a radius of 1855.86 feet and a central angle of  $5^{\circ} 47' 06''$  187.38 feet to a point of non-tangency; thence South  $27^{\circ} 07' 47''$  East, 217.04 feet; to a point to be labelled "Point B" for description purposes; thence continuing South  $27^{\circ} 07' 47''$  East 1006.23 feet; thence North  $86^{\circ} 04' 08''$  East, 170.29 feet; thence South  $71^{\circ} 03' 44''$  East 254.61 feet; thence North  $87^{\circ} 52' 36''$  East, 735.27 feet; thence South  $75^{\circ} 38' 00''$  East, 232.86 feet; thence North  $89^{\circ} 26' 07''$  East 620.00 feet; thence North  $45^{\circ} 50' 38''$  East 862.93 feet; thence North  $36^{\circ} 06' 09''$  West 172.05 feet; thence North  $84^{\circ} 29' 32''$  West 236.33 feet; thence South  $64^{\circ} 01' 20''$  West 1223.38 feet; thence North  $7^{\circ} 36' 24''$  West 856.46 feet; thence North  $82^{\circ} 08' 16''$  West 136.47 feet; thence South  $52^{\circ} 33' 55''$  West 75.00 feet; thence North  $63^{\circ} 14' 27''$  West 337.68 feet; thence North  $4^{\circ} 57' 49''$  West, 521.54 feet; thence North  $0^{\circ} 33' 53''$  West along the East line of Tracts 13, 20, 45 and 52, Block 37, 2399.46 feet; thence South  $89^{\circ} 23' 36''$  West 857.81 feet to the southerly projection of the East line of Lot 1, Tract 42; thence North  $12^{\circ} 52' 54''$  West, 1562.44 feet to the POINT OF BEGINNING; LESS the following described parcel: Commencing at "Point A" of the aforesaid description thence North  $60^{\circ} 41' 07''$  East 25.00 feet to the POINT OF BEGINNING; thence South  $29^{\circ} 18' 53''$

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East 270.00 feet; thence North 60° 41' 07" East 30.0 feet; thence South 47° 11' 22" East 1035.12 feet; thence South 32° 08' 56" East 422.84 feet; thence South 39° 20' 36" West 252.04 feet; thence South 1° 56' 07" West 228.0 feet; thence North 72° 31' 51" East 508.96 feet; thence South 62° 34' 17" East 178.01 feet; thence South 00° 33' 53" East 94 feet; thence North 89° 26' 07" East 275 feet; thence North 00° 33' 53" West 30 feet; thence North 78° 10' 17" East 347.77 feet; thence North 66° 51' 06" East 300.17 feet; thence North 44° 23' 18" East 198.71 feet; thence North 11° 32' 55" East 329.67 feet; thence North 65° 48' 49" West 441.78 feet; thence West 350 feet; thence North 53° 21' 09" West 876.21 feet; North 34° 09' 35" East 169.19 feet; thence North 77° 53' 49" East, 481.71 feet; thence North 62° 35' 06" East 512.56 feet; thence North 83° 50' 27" 488.81 feet; thence North 09° 22' 54" West 450 feet; thence North 48° 41' 12" West 119.06 feet; thence North 35° 39' 51" West 914.50 feet; thence South, 54° 27' 44" West 86.02 feet; thence South 05° 29' 19" West 259.84 feet; thence South 25° 00' 31" East 120.83 feet; thence South 10° 03' 16" West 162.79 feet; thence South 33° 19' 22" West 163.93 feet; thence South 11° 29' 25" West 136.94 feet; thence South 77° 50' 35" 796.24 feet; thence North 44° 51' 27" West 286.4 feet; thence South 74° 03' 32" West 622.27 feet; thence South 44° 26' 07" West 127.28 feet; thence South 19° 42' 15" West 348.31 feet; thence South 60° 41' 07" West 110.0 feet; to the POINT OF BEGINNING; ALSO, LESS the following described parcel: Commencing at "Point B" of the aforesaid description; thence North 54° 13' 03" East 104.04 feet to the POINT OF BEGINNING; thence South 46° 13' 51" East 608.15 feet; thence South 18° 30' 26" East 551.84 feet; thence South 67° 37' 57" East 141.16 feet; thence North 19° 59' 29" East 42.72 feet; thence North 71° 48' 12" East 676.79 feet; thence North 29° 10' 49" East 80.62 feet; thence North 23° 30' 48" West 602.70 feet; thence North 22° 16' 07" East 103.08 feet; thence North 63° 59' 59" West 335.41 feet; thence South 78° 07' 31" West

101.98 feet; thence North 17° 07' 50" West 645.95 feet; thence South 89° 26' 07" West 200.00 feet; thence South 19° 47' 56" West 425.13 feet; thence South 44° 11' 11" West 437.33 feet; to the POINT OF BEGINNING; ALSO LESS the proposed 108 foot right-ofway for Lyons Road. Said property located on the south side of Lantana Road and approximately 3/4 mile east of State Road No. 7 in an AG-Agricultural District, was approved as advertised subject to the following special condition::

1. The golf cart path along the west side of Lyons Road shall be moved away from the right-of-way line to allow for safe turning movements from Lyons Road into the future residential development.
2. Drainage easements shall be located across the golf course to provide continuity of drainage for the adjacent properties; with the intent of having a common drainage system for the Golf Course and adjacent land.
3. Developer shall construct a golf cart grade separated crossing at such time Lyons Road is constructed as a four (4) laned facility or as determined by the County Engineer.

Commissioner Johnson , moved for approval of the petition.

The motion was seconded by Commissioner Weaver , 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	Yes

The foregoing resolution was declared duly passed and adopted this 14th day of September , 1976, confirming action of 26 August 1976.

PALM BEACH COUNTY, FLORIDA  
BY ITS BOARD OF COUNTY  
COMMISSIONERS

JOHN B. DUNKLE, Clerk

APPROVED AS TO FORM AND  
LEGAL SUFFICIENCY  
Wm. K. Dill  
COUNTY ATTORNEY

By Quetta Ann Otterson  
Deputy Clerk

