

RESOLUTION NO. R- 80-511

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. 80-42 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 27 March 1980; and

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

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

1. The proposal would be in harmony and compatible with the present and future development of the area concerned
2. The proposal would be consistent with the needs of the County for land areas for specific purposes to serve population and economic activities
3. The proposal would not be disruptive to the character of the neighborhoods or adverse to playgrounds, parks, schools and recreation areas

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 27th day of March, 1980, that Petition No. 80-42 the petition of DOUGLAS E. STEWART and EARL D. STEWART for a SPECIAL EXCEPTION TO ALLOW A COMMERCIAL, USED AUTOMOBILE SALES FACILITY AND LOT on all of Lots 15 to 21, inclusive, Block 1, of the

Amended Plat of Block 1, 2, 3, 4, 5, 6 and the Northern part of Block 'A', West Gate Estates, in Section 30, Township 43 South, Range 43 East, as recorded in Plat Book 9, page 20. Said property located on the south side of Okeechobee Boulevard (S.R. 704), approximately 230 feet west of Wabasso Drive in a CG-General Commercial District, was approved as advertised subject to the following conditions:

1. Petitioner shall construct Shawnee Avenue from the existing limits of paving to the project's western driveway.
2. Petitioner shall contribute Two Hundred Dollars (\$200.00) toward the cost of meeting this project's direct and identifiable traffic impact to be paid at the time of issuance of the building permit(s). This Fair Share Traffic Impact contribution has been determined in accordance with the provisions of Ordinance 79-7. However, regardless of the present or future status of this ordinance, this development shall be required to provide the above Two Hundred Dollars (\$200.00) toward alleviating some of its direct and identifiable traffic impact.
3. All landscaping shown on the site plan submitted shall be installed prior to the issuance of a Certificate of Occupancy.
4. The required customer parking spaces shall be marked and not used for 'display' purposes.
5. The number of display vehicles shall not exceed **sixty-five (65)** and shall be confined to areas marked as 'display areas', as shown on site plan submitted.
6. This Special Exception is valid only if necessary setback variances are approved by the Board of Adjustment.

Commissioner Bailey, moved for approval of the petition.

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

Dennis Koehler, Chairman		Aye
Frank Foster, Vice Chairman	-	Aye
Bill Bailey, Member		Aye
Norman R. Gregory, Member	-	Aye
Peggy B. Evatt, Member		Aye

The foregoing resolution was declared duly passed and adopted
this 15th day of April, 1980 , confirming action of
27 March 1980.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, Clerk

By: 
Deputy Clerk

APPROVE AS TO FORM
AND LEGAL SUFFICIENCY


County Attorney

