

RESOLUTION NO. R-80-1001

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. 80-67 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 26 June 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 conform to the character of the district and its peculiar suitability for particular uses
2. 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 23rd day of June, 1980, that Petition No. 80-67 the petition of DAVID DARDASHTI by Kieran Kilday, Agent, for the FURTHER SPECIAL EXCEPTION TO ALLOW A PLANNED COMMERCIAL DEVELOPMENT on a parcel of land in Section 7, Township 44 South, Range 43 East, more particularly described as follows: Beginning at the Southeast corner of Lot 1, Block 3, Section 7, of the plat of PALM BEACH PLANTATIONS, in Plat Book 10, page 20; thence northerly along the East line of said Lot 1 a distance of 280 feet; thence Westerly parallel to the South line of said Lot 1 a distance of 150 feet; thence Southerly parallel to the East line of said Lot 1 a distance of 280 feet to the South line of said Lot 1; thence Easterly along the said South line of Lot 1 a distance of 150 feet to the Point of Beginning; LESS the Southerly 53.00 feet of the above described parcel, also LESS the Easterly 40.00 feet thereof. Said property located on the north side of Forest Hill Boulevard (S.R. 882), approximately .5 mile east of Kirk Road, was approved (upon the recommendation of the Planning Commission) for a SPECIAL EXCEPTION TO ALLOW A PLANNED OFFICE BUSINESS PARK, subject to the following conditions:

1. Petitioner shall not be allowed direct access to Forest Hill Boulevard.
2. Petitioner shall contribute One Thousand Six Hundred Dollars (\$1,600.00) 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 as follows:

\$1,180.00/1,000 sq. ft.

However, regardless of the present or future status of this ordinance, this development shall be required to provide the above One Thousand Six Hundred Dollars toward alleviating some of its direct and identifiable traffic impact.

3. All landscaping shall be installed as shown on site plan submitted prior to the issuance of a Certificate of Occupancy.

