

RESOLUTION NO. R-83-1112

RESOLUTION APPROVING ZONING PETITION 83-100, Special Exception

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 492.5 of the Palm Beach County Zoning Code Ordinance No. 73-2 have been satisfied; and

WHEREAS, Petition No. 83-100 was presented to the Board of County Commissioners of Palm Beach County at its public hearing conducted on 28th July 1983; 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 proposed Special Exception is consistent with the requirements of the Comprehensive Plan.
2. Variances will be required in order to permit the legitimization of the current use of the property.
3. Since the auto repair activity is conducted entirely within an enclosed building, no adverse impact upon abutting properties should result from approval of this request.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 28th day July, 1983, that Petition No. 83-100, the petition of RIFL, INC. by Donald L. Eifenberg, Agent, for a SPECIAL EXCEPTION TO ALLOW A AUTOMOBILE MECHANICAL REPAIR FACILITY on Lot 3, Block 4, Meadow Park, in Section 8, Township 44 South, Range 43 East, as recorded in Plat Book 22, Page 7, less the last 10 feet thereof. Said property located on the east side of Congress Avenue, approximately 183 feet north of Forest Hill Boulevard in an CG-General Commercial District was approved as advertised subject to the following conditions:

1. The development shall retain onsite 25% of the storm water runoff generated by a three (3) year storm per

requirements of the Permit Section, Land Development Division.

2. The developer shall contribute Three Hundred and Seventy Five Dollars (\$375.00) toward the cost of meeting this project's direct and identifiable impact.
3. The automotive service area shall not have floor drains. Lubricants, cleaning compounds and similar products resulting from automotive repair activities shall be disposed of by industrial waste disposal methods acceptable to the Palm Beach County Health Department.
4. Prior to site plan certification, the petitioner shall obtain the minimum necessary variances to permit the legal use of this site.

Commissioner Bailey, moved for approval

of the petition. The motion was seconded by Commissioner Koehler, and upon being put to a vote, the vote was as follows:

Peggy E. Evatt, Chairman	--	AYE
Ken Spillias, Vice Chairman	--	AYE
Dennis P. Koehler, Member	--	AYE
Dorothy Wilken, Member	--	ABSENT
Bill Bailey, Member	--	AYE

The foregoing resolution was declared duly passed and adopted this day of SEP 13 1983, confirming action of 28th July 1983.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN R. DUNKLE, CLERK

BY: Trudley Madigan
Deputy Clerk

APPROVE AS TO FORM
AND LEGAL SUFFICIENCY

John Corbett
County Attorney

