

RESOLUTION **APPROVING** ZONING PETITION 84-34, **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 4412.5 of the **Palm Beach County Zoning Code** Ordinance No. 73-2 have been **satisfied**; and

WHEREAS, Pet it ion No. 84-34 was presented to the Board of County **Commissioners of Palm Beach County at its public hearing** conducted on 29th March **1984**; 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 and Zoning Code**.

NOW, THEREFORE, **BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORID& assembled in regular session this** 29th day March 1984, that **Petition No. 84-34** the pet it ion of C. E. **AND AILEEN H. WATTERS** By Lee Starkey, **Agent**, for a **SPECIAL EXCEPTION TO ALLOW A COMMERCIAL NEW AND USED RECREATIONAL VEHICLE SALE FACILITIES AND LOT** on Lots 5 and 6 Meadow Park No. 2, in **Section 8, Township 44 South, Range 43 East**, as recorded in **Plat Eook 24, Page 238**, Less the additional **right-of-way** for **Forest Hill Boulevard (S.R.882)** as shown on **Road Plat Book 3, Page 134**. Said praperty **located on the north side of Forest Hil 1 Boulevard (S. R. 882), approximately 300 feet west of Fla-Mango Road** was approved as advert i sed was approved as advert i sed **subject t o the following conditions**:

- A.** The **commercial rezoning** shall be limited to the depth of 123 feet north of the right-of-way of Forest Hill 1 Boulevard.
1. The development shall retain onsite 85% of the stormwater runoff generated by a three (3) year storm per requirements of the Permit Section, Land Development Division.
 2. The property owner shall convey for the ultimate right-of-way of Forest Hill Boulevard, 54 feet from centerline approximately an additional 1 foot within 38 days of approval; conveyance must be accepted by Palm Beach County prior to issuance of the first building permit.
 3. The developer shall contribute Two Hundred & Fifty Dollars (\$250.00) toward the cost of meeting this project's direct and identifiable impact, to be paid at the time of issuance of the Building Permit.
 4. Reasonable precautions shall be exercised during site development to insure that unconfined particulates (dust particles) from this property do not become a nuisance to neighboring properties.
 5. Reasonable measures shall be employed during site development to insure that no pollutants from this property shall enter adjacent or nearby surface waters.
 6. Prior to site plan review, variance relief must be obtained for parking and landscaping deficiencies or the plan must be amended to conform to all Zoning Code requirements.
 7. A six foot (6') solid wooden fence supplemented by canopy trees planted at twenty feet on center shall be installed along the top of the bank of Lake Griffa and the drainage ditch.
 8. There shall be no bulkheading, filling, or other alteration of Lake Griffa.
 9. This facility shall be limited to only recreational vehicle display and sales lot with no repair activity.

Commissioner Koehler, moved for approval of the petition.

The motion was seconded by Commissioner Evatt,

and upon being put to a vote, the vote was as follows:

Ken Spi ll i as, Chairman	-- ABSENT
Dorothy Wilkens, Vice Chairman	-- AYE
Peggy Evatt, Member	-- AYE
Dennis P. Koehler, Member	-- AYE
Bill Bailey, Member	-- ABSENT

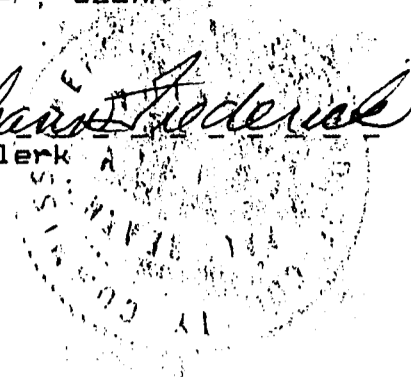
The foregoing resolution was declared duly passed and adopted this 14th day of Aug., 1984, confirming action of 23th March 1984.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, , CLERK

EY:

Richard Federick
Deputy Clerk



APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

Charles F. [Signature]
County Attorney