

RESOLUTION NO. R- 84-1112

RESOLUTION **APPROVING ZONING PETITION 84-35, Special Except ion**

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

WHEREAS, Petition No. 84-35 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 the Zoning Code.**

NOW, THEREFORE, BE **IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session this 29th day March 1984, that Petition No. 84-35 the petition of THE TRUSTEES OF BISHOP WILLIAM CRANE GRAY INN, By Lee Starkey, Agent, for a SPECIAL EXCEPTION TO ALLOW FIN ADULT CONGREGATE LIVING FACILITY on East 1/2 of the Southwest 1/4 of the Southeast 1/4 of the Northwest 1/4 of Section 25, Township 44 South, Range 42 East. Subject to right-of-way and restrictions and easements of record as described in instruments recorded in Deed Book 61, Page 131; Deed Book 113, Page 128; and Official Record Book 91, Page 540, together with**

the West **1/2** of the Southeast **1/4** of the Southeast **1/4** of the Northwest **1/4** of **Section** 25, Township 44 South, Range 42 East, **less** the East 15 feet of the South 135 feet thereof; and **less** the West 75 feet of the South **200** feet thereof; and less the East **240** feet of the West 315 feet of the South 175 feet thereof. **Said** property **located** on the north **side** of L.W.D.D. L-13 **Canal**, **approximately 288** feet **west of Military Trail (S.R. 809)**, **approximately .3 miles south of Lake Worth Road (S. R. 802)** in an **RM-Residential Multiple Family District (Medium Density)** was approved **as advertised subject to the following conditions:**

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. **This development shall not be permitted** access onto Forest Lane.

3. The **developer shall construct concurrent with a paving and drainage permit issued** from the **Office of the County Engineer:**

a) **Pine Forest Drive from Military Trail to the project's site. b) Left turn lane, south approach on Military Trail at Pine Forest Drive.**

4. The **developer shall contribute Six Thousand Five Hundred & Sixty Three Dollars (\$6,563.00)** toward the cost of **meeting this project's direct and identifiable impact**, to be **paid at the rate of \$33 per bed at the time of the building permit.**

5. **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.

6. **Reasonable** measures **shall be employed during site development to insure** that no **pollutants** from **this** property **shall enter adjacent or nearby surface waters.**

7. **Prior to site plan certification**, the proposed **plan shall be amended to reflect the following:**

a) **identification and preservation of existing significant vegetation** wherever **possible** and **incorporation of said vegetation into the project design. Appropriate measures shall also be taken to protect these preservation areas during site clearing and construction. In addition, the petitioner shall clean all Florida Hollies** from these areas.

b. **installation of a buffer along the north property line consisting of a six foot (6') high solid fence and canopy trees planted at twenty feet on center (credit will be given for any existing trees that will be preserved toward meeting this requirement).**

8. **This property, will continue to participate in the Forest Lane maintenance program and will participate in any paving program on a pro-rata basis.**

Commissioner Koehler , moved for approval of the **petition.**

The **motion was** seconded by **Commissioner* Wilken** ,

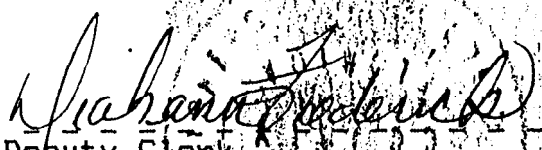
and upon being put to a vote, the vote was as follows:

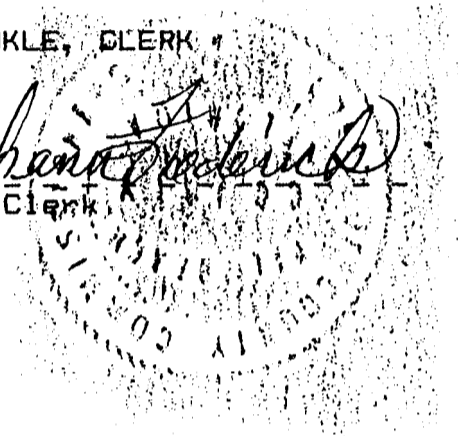
Ken Spi 11 i as, Chai rman	- -	AYE
Dorothy W i 1 kens, Vice Chai rman	--	AYE
Peggy Evatt, Member	- -	AYE
Dennis P. Koehler, Member	--	AYE
Bi 11 Bailey, Member	- -	ABSENT

The foregoing resolution was declared duly passed and adopted this 14th day of Aug. , 1984 , confirming act ion of 2'3th March 1984.


PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: 
Deputy Clerk



APPROVED AS TO FORM
AND LEGAL SUFFICIENCY


County Attorney