

RESOLUTION NO. R- 87-1111

RESOLUTION APPROVING ZONING PETITION 84-152(A): 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 402.5 of the Palm Beach County Zoning Code Ordinance No. 73-2 have been satisfied; and

WHEREAS, Petition No. 84-152(A) was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at its public hearing conducted on March 27, 1987 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. This proposal is consistent with the requirements of the Comprehensive Plan and local land development regulations.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, assembled in regular session that Petition No. 84-152(A), the petition of THE YOUNG MEN'S CHRISTIAN ASSOCIATION OF BOCA RATON, FLORIDA INC., by Carol Seewald for a SPECIAL EXCEPTION TO AMEND THE MASTER PLAN FOR BOCA DEL MAR PLANNED UNIT DEVELOPMENT PREVIOUSLY APPROVED SEPTEMBER 21, 1971 TO ALLOW A DAY CARE CENTER ON TRACT 27 in Boca Del Mar No. 4

on file in Plat Book 30 Pages 85-86 as in Section 22, Township 47 South, Range 42 East. The property is located on the northwest corner of Toledo Road and Palmetto Circle South in an AR-Agricultural Residential Zoning District and was approved as advertised subject to the following conditions:

1. The developer shall comply with all previous conditions of approval unless expressly modified herein.
2. The developer shall retain the stormwater runoff in accordance with all applicable agency requirements in effect at the time of the permit application. However, at a minimum, this development shall retain onsite three (3) inches of the stormwater runoff generated by a three (3) year-one (1) hour storm as required by the Permit Section, Land Development Division. The drainage system shall be maintained in an acceptable condition as approved by the County Engineer. In the event that the drainage system is not adequately maintained as determined by the County Engineer, this matter will be referred to the Code Enforcement Board for enforcement.
3. The property owner shall construct a left turn lane, west approach on Palmetto Circle South at the project's entrance concurrent with onsite paving and drainage improvements.
4. The property owner shall pay a Fair Share Fee in the amount and manner required by the "Fair Share Contribution for Road Improvements Ordinance" as it presently exists or as it may from time to time be amended. The Fair Share Fee for this project presently is \$9,377.00 (350 trips X \$26.79 per trip).
5. Since sewer and water service is available to the property, neither septic tank nor well shall be approved for use on the property.

Commissioner Wilken, moved for approval of the petition. The motion was seconded by Commissioner Elmquist, and upon being put to a vote, the vote was as follows:

Carol A. Roberts -- Absent
Karen T. Marcus -- Aye
Dorothy ~~W~~Ken- -- Aye
Kenneth M. Adams -- Absent
Carol J. Elmquist -- Aye

The foregoing resolution was declared duly passed and adopted this 28th day of July, 1987 confirming action of March 27, 1987.

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: Kathryn S. Miller
Deputy Clerk

APPROVED **AS** TO FORM
AND LEGAL SUFFICIENCY

[Signature]
County Attorney