

JOHN B. DUNKLE, CLERK

R-87-1204

Board of County Commissioners
Palm Beach County, Florida

301 NORTH OLIVE • P. O. BOX 4036 • WEST PALM BEACH, FL 33402 • (305) 837-2959

MEMORANDUM

TO : SUSAN HAGERTY,
ADMINISTRATIVE SECRETARY

FROM : LISA E. DORSEY, *LED*
DEPUTY CLERK PALM BEACH COUNTY COMMISSION

DATE : AUGUST 27, 1987

RE : ZONING PETITIONS OF JUNE 25 & 26, 1987

Zoning Petitions numbered 76-18(E); 84-112(B); 87-61; 87-59; 87-19; 79-110(A); 79-244(A); 80-211(A); 84-198(A); 85-165(A); 86-81(A); 86-81(A); 87-62; 87-66; 75-68(C); and 77-13(E) were approved as Resolutions in the August 11, 1987 Board of County Commissioners Meeting.

When affixing the Resolution numbers to the Petitions, a few numbers were incorrectly printed. The corrections are as follows:

R-87-1199 should be R-87-1200 (Pet.# 76-18(E))	R-87-1207 should be R-87-1206 (Pet.# 84-198(A))
R-87-1200 should be R-87-1205 (Pet.# 84-112(B))	R-87-1208 should be R-87-1207 (Pet.# 85-165(A))
R-87-1201 should be R-87-1212 (Pet.# 87-61)	R-87-1209 should be R-87-1208 (Pet.# 86-81(A))
R-87-1202 should be R-87-1211 (Pet.# 87-59)	R-87-1210 should be R-87-1209 (Pet.# 86-81(A))
R-87-1203 should be R-87-1210 (Pet.# 87-19)	R-87-1211 should be R-87-1213 (Pet.# 87-62)
R-87-1204 should be R-87-1202 (Pet.# 79-110(A))	R-87-1212 should be R-87-1214 (Pet.# 87-66)
R-87-1205 should be R-87-1203 (Pet.# 79-244(A))	R-87-1213 should be R-87-1199 (Pet.# 75-68(C))
R-87-1206 should be R-87-1204 (Pet.# 80-211(A))	R-87-1214 should be R-87-1201 (Pet.# 77-13(E))

Please compare resolution and petition numbers as I have done above. The petition numbers are printed directly below the resolution number in which they are recorded under in the Official Record Book for the County. Enclosed are corrected copies of the resolutions. Please discard the incorrect ones that were originally sent to you.

The Minutes Department hope that this error did not cause too much of an inconvenience for your department or clients.

If you have any questions in reference to this, contact me at 820-2955.

Thank you .

COUNTY AUDITOR

CUSTODIAN OF COUNTY FUNDS

RESOLUTION NO. R-87-1204

RESOLUTION RPPROVING ZONING PETITION 80-211(A): Special Exception

WHEREFIS, 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

WHEREFIS, 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

WHEREFIS, Petition No. 80-211(A) was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at its public hearing conducted on June 25, 1987; and

WHEREFIS, 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

WHEREFIS, this approval is subject to Zoning Code Section 402.9 (Mandatory Review of Development Approvals) and other provisions requiring that development commence in a timely manner; and

WHEREFIS, the Board of County Commissioners made the following findings of fact:

1. With required site plan modifications, this proposal will be 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, that Petition No. 80-211(A), the petition of JOYCE A. KJELGREN, by David L. Carpenter, Agent, for a SPECIFIC EXCEPTION TO REINSTATE THE SITE PLAN FOR AN OFFICE/WAREHOUSE COMBINATION PREVIOUSLY APPROVED UNDER ZONING PETITION NO. 80-211 APPROVED ON NOVEMBER 20, 1980, TO (1) ABANDON THE SPECIFIC EXCEPTION FOR AN OFFICE/WAREHOUSE COMBINATION, AND (2) TO ALLOW A NEW ZONE USED FOR AUTOMOBILE, TRUCK, BOAT, MOTORCYCLE, MOBILE HOME, RECREATIONAL VEHICLE SALES AND RELATED ZONE REPAIR FACILITIES AND LOTS (FOR NEW ZONE USED MOBILE HOMES) Beginning at an iron pipe in the center of Military Trail, S.R. #809, 1344.03 feet North of the South 1/4 of Section Corner of Section 25, Township 44 South, Range 42 East; run Easterly along the center line of the County Road known as Melaleuca Lane for a distance of 40.0 feet to a point on the Easterly Right-of-way line of the said Military Trail, S.R. #809; thence run Southerly along the said Easterly Right-of-way line of Military Trail for a distance of 652.58 feet to a point marking the Northwest corner and the POINT OF BEGINNING of the parcel described herein; thence continue Southerly along the said Easterly Right-of-way line of Military Trail for a distance of 192.0 feet to a point marking the Southwest corner of this parcel; thence run Easterly along a line parallel to the said center line of Melaleuca Lane for a distance of 292.923 feet to a point in the East boundary line of the West 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 25 which point marks the Southeast corner of this parcel; thence run Northerly along the said East Boundary line of the West 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 25 for a distance of 192.0 feet to a point marking the Northeast corner of the parcel; thence run Westerly along a line parallel to the said center line of Melaleuca Lane for a distance of 292.93 feet to the POINT OF BEGINNING at the Northwest corner of this parcel. The property is located on the east side of Military Trail (SR 809) approximately .1 miles south of Melaleuca Lane in a CG-General Commercial 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. Prior to site plan certification, the site plan shall be amended to reflect the following:
 - a. Required number of handicap spaces.
 - b. Required minimum tree planting requirement.
3. A maximum of ten (10) mobile homes shall be displayed on the site.
4. 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.
5. 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 91,340.00 (50 trips X \$26.79 per trip).
6. The property owner shall convey for the ultimate right-of-way of Military Trail, 53 feet from centerline within ninety (90) days of the approval of the resolution approving this project.
7. Generation and disposal of hazardous effluents into sanitary sewerage system shall be prohibited unless adequate pretreatment facilities approved by the Florida Department of Environmental Regulation (FDER) and Agency responsible for sewage works, are constructed and used by project tenants or owners generating such effluents.
8. Since sewer service is available at the site, no septic tank shall be installed on the site.
9. Because public water service is available at the site, no well shall be installed to provide potable water on site.
10. No off-premises sign shall be erected on the site.
11. Use of the site shall be limited to retail sale of mobile homes.

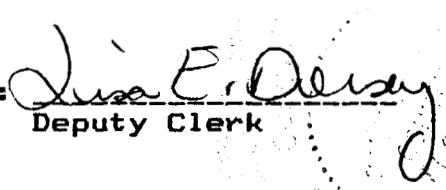
Commissioner Wilken, moved for approval of the petition. The motion was seconded by Commissioner Marcus, and upon being put to a vote, the vote was as follows:

Carol R. Roberts	--	Rye
Kenneth M. Rdams	--	Rye
Karen T. Marcus	--	Aye
Carol J. Elmquist	--	Rbsent
Dorothy Wilken	--	Rye

The foregoing resolution was declared duly passed and adopted this 11th day of August, 1987 confirming action of June 25, 1987.

PQLM BEQCH COUNTY, FLORIDR
BY ITS BORRD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY: 
Deputy Clerk

WPROVED RS TO FORM
RND LEGRL SUFFICIENCY


County Attorney