

RESOLUTION NO. R-89-1242

RESOLUTION APPROVING ZONING PETITION NO. 88-133  
REZONING PETITION OF RITZ ASSOCIATES

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. 88-133 was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at its public hearing conducted on January 27, 1989; 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, 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

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, that Petition No. 88-133, the petition of RITZ ASSOCIATES, by Judson Kline, Agent, for a REZONING FROM CN-NEIGHBORHOOD COMMERCIAL ZONING DISTRICT TO CG-GENERAL COMMERCIAL ZONING DISTRICT on a parcel of land lying on the North 150.00 feet of Tract 103 of Model Land Company's subdivision of Section 20, Township 44 South, Range 43 East, according to the Plat thereof, recorded in Plat Book 5, Page 79 less the Right-of-way for State Road 807 (Congress Avenue) being the West 35.00 feet of said property. Together with: The South 1/2 of that certain 30.00 foot Right-of-way, as shown on the Plat of Model Land Company subdivision of Section 20, Township 44 South, Range 43 East, as recorded in Plat Book 5, Page 79, lying North of and contiguous with Tract 103 of the said Plat of Model Land Company subdivision and lying South of and contiguous with a portion of Block 6, Englewood Manor, as recorded in Plat Book 24, Page 52, between the Easterly Right-of-way of Congress Avenue, as now laid out and in use, and the Northerly prolongation of the East line of said Tract 103; being the South 1/2 of that certain 30.00 foot Right-of-way abandoned by the Board of County Commissioners pursuant to Resolution No. R-80-189, adopted

February 5, 1980, being located on the east side of Congress Avenue (SR 807), approximately 100 feet south of Vassallo Avenue, was approved as advertised.

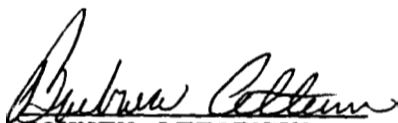
Commissioner Marcus moved for approval of the petition. The motion was seconded by Commissioner Howard and, upon being put to a vote, the vote was as follows:

Carol J. Elmquist	--	Aye
Karen T. Marcus	--	Aye
Carol Roberts	--	Absent
Ron Howard	--	Aye
Carole Phillips	--	Aye

The foregoing resolution was declared duly passed and adopted this 27th day of June, 1989 confirming action of January 31, 1989.

APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY

BY :

  
COUNTY ATTORNEY

PALM BEACH COUNTY, FLORIDA  
BY ITS BOARD OF COUNTY  
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY:

  
DEPUTY CLERK