

RESOLUTION NO. R-2001- 2075

RESOLUTION APPROVING RECOMMENDATION OF
STATUS REPORT NO. SR 94-51.2
TO APPROVE A DEVELOPMENT ORDER AMENDMENT
FOR PROPERTY PREVIOUSLY GRANTED A CONDITIONAL USE "A" BY
RESOLUTION NO. R-94- 1311
APPROVING THE PETITION OF FEDERAL EMPLOYEES CREDIT UNION
PETITION NO. 94-51

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, systematic monitoring and review of approved zoning actions help implement the goals and objectives of the Comprehensive Plan; and

WHEREAS, the notice and hearing requirements as provided for in Section 5.8 of the Palm Beach County Land Development Code have been satisfied; and

WHEREAS, pursuant to Section 5.8, Status Report SR **94-5** 1.2 was presented to the Board of County Commissioners of Palm Beach County at a public hearing conducted on November 29, 2001; and

WHEREAS, the Board of County Commissioners has reviewed Status Report SR 94-5 1.2 and considered testimony, and the recommendations of the various county review agencies; and

WHEREAS, Section 5.8 of the Palm Beach County Land Development Code authorizes the Board of County Commissioners to revoke Special Exceptions; and

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

1. The Class A Conditional Use granted by the adoption of Resolution No. R-94- 1311 is not consistent with the Unified Land Development Code because a site plan has not been reviewed for consistency with Section 6.6.E. "Architectural Guidelines" of the Unified Land Development Code.
2. With the new condition of approval requiring a site plan to be certified for compliance with Section 6.6.E. of the Palm Beach County Unified Land Development Code, the conditional use will be consistent with the Unified Land Development Code.
3. The amendment of conditions of approval is consistent with the Palm Beach County Comprehensive Plan and with the Unified Land Development Code.

WHEREAS, Section 5.3 of the Land Development Code requires that the action of the Board of County Commissioners be adopted by resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that the recommendation of Status Report No. SR 94-51.2, to approve a Development Order Amendment to amend Conditions of Approval of Resolution No. R-94- 1311 the development order previously granted by the approval of the petition of Federal Employees Credit Union, Petition No. 94-51, confirmed by the adoption of Resolution R-94- 1311, which approved a Conditional Use "A" to allow a financial institution (greater than 10,000 square feet), on property legally described in Exhibit A, being located on the west side of Congress Avenue, approximately 0.25 mile south of Summit Boulevard, in the

Community Commercial (CC) Zoning District, is approved subject to the following conditions:

1. All previously approved conditions of approval continue to apply unless expressly modified herein. (ONGOING)
2. Prior to the issuance of a building permit, the property owner shall submit an application to the Development Review Committee for review and certification that the project is in compliance with Section 6.6.E. of the Palm Beach County Unified Land Development Code, "Architectural Guidelines." (BLDG PERMIT: MONITORING - Zoning)

Commissioner Masilotti moved for approval of the Resolution.

The motion was seconded by Commissioner McCarty and, upon being put to a vote, the vote was as follows:

WARREN H. NEWELL, CHAIRMAN	—	Aye
CAROL A. ROBERTS, VICE CHAIR	—	Absent
BURT AARONSON	—	Aye
ADDIE L. GREENE	—	Aye
KAREN T. MARCUS	—	Aye
TONY MASILOTTI	—	Aye
MARY MCCARTY	—	Aye

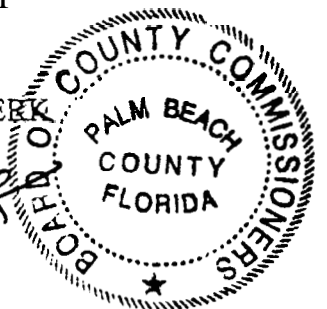
The Chair thereupon declared the resolution was duly passed and adopted this 29 day Of November, 2001.

APPROVED AS TO FORM AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA BY ITS BOARD OF COUNTY COMMISSIONERS

BY: [Signature]
COUNTY ATTORNEY

DOROTHY H. WILKEN, CLERK
BY: [Signature]
DEPUTY CLERK



Filed with the Clerk of the Board of County Commissioners on the 29 day of November, 2001.

EXHIBIT "A"

LEGAL DESCRIPTION

THE SOUTH 180 FEET OF THE NORTH 400 FEET OF THE EAST ONE-HALF (E 1/2) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4), LESS THE WEST 250 FEET THEREOF AND LESS THE EAST 50 FEET FOR ROAD-RIGHT-WAY, IN SECTION 7, TOWNSHIP 44 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH:

A PARCEL OF LAND LYING IN SECTION 7, TOWNSHIP 44 SOUTH, RANGE 43 EAST, COUNTY OF PALM BEACH, STATE OF FLORIDA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 7; THENCE S 02' 57'17" E ALONG THE EAST LINE OF SAID SECTION, A DISTANCE OF 400.53 FEET TO THE NORTH LINE OF THE SOUTH 240 FEET OF THE NORTH 640 FEET OF SAID SECTION AND THE POINT OF BEGINNING; THENCE WEST ALONG SAID NORTH LINE, A DISTANCE OF 411.02 FEET TO THE EAST LINE OF THE WEST 250 FEET OF THE EAST ONE-HALF OF THE NORTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SAID SECTION 7; THENCE S 02'57'09" E ALONG EAST LINE, A DISTANCE OF 120.16 FEET TO THE NORTH LINE OF THE SOUTH 120.00 FEET OF THE NORTH 640.00 FEET OF SAID SECTION 7; THENCE EAST ALONG SAID NORTH LINE, A DISTANCE OF 411.02 FEET TO THE EAST LINE OF SAID SECTION 7; THENCE N 02'57'17" W ALONG SAID EAST LINE, A DISTANCE OF 120.16 FEET TO THE POINT OF BEGINNING; LESS AND EXCEPTING THE EAST 50.00 FEET FOR RIGHT-OF-WAY OF CONGRESS AVENUE.

CONTAINING 2.486 ACRES ±

Allen E. Beck 6-09-94
Allen E. Beck, P.L.S. No. 3690 Date

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