

RESOLUTION NO. R-94- 1319

RESOLUTION APPROVING ZONING PETITION **DOA94-03 (A)**
DEVELOPMENT ORDER AMENDMENT
PETITION OF JOAN W. KABLER

WHEREAS, the Board of County Commissioners, as the governing body of Palm Beach County, Florida, 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 Article 5 of the Palm Beach County Land Development Code, have been satisfied; and

WHEREAS, Zoning Petition **DOA94-03 (A)** was presented to the Board of County Commissioners at a public hearing conducted on September 29, 1994; and

WHEREAS, the Board of County Commissioners has considered the evidence and testimony presented by the petitioner and other interested parties, and the recommendations of the various county review agencies; and

WHEREAS, this approval is subject to Article 5, section 5.8 (Compliance with Time Limitations), of the Palm Beach County Land Development Code 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 Development Order Amendment is consistent with the Palm Beach County Comprehensive Plan.
2. This Development Order Amendment complies with relevant and appropriate portions of Article 6, Supplementary Use Standards of the Palm Beach County Land Development Code.
3. This Development Order Amendment is consistent with the requirements of the Palm Beach County Land Development Code.
4. This Development Order Amendment, with conditions as adopted, is compatible as defined in the Palm Beach county Land Development Code and generally consistent with the uses and character of the land surrounding and in the vicinity of the land proposed for development.
5. This Development Order Amendment, with conditions as adopted, complies with standards imposed on it by applicable provisions of the Palm Beach County Land Development Code for use, layout, function, and general development characteristics.
6. This Development Order Amendment meets applicable **local** land development regulations.
7. This Development Order Amendment, with conditions as adopted, minimizes adverse effects, including visual impact and intensity of the proposed use on adjacent lands.
8. This Development Order Amendment has a concurrency reservation and therefore complies with Art. 11 (Adequate Public Facility Standards) of the Palm Beach County Land Development Code.

9. This Development Order Amendment, with conditions as adopted, minimizes environmental impacts, including but not limited to water, air, stormwater management, wildlife, vegetation, wetlands and the natural functioning of the environment.
10. This Development Order Amendment, with conditions as adopted, will result in logical, timely and orderly development patterns.

WHEREAS, Article 5 of the Palm Beach County 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 Zoning Petition **DOA94-03(A)**, the petition of Joan W. Kabler, for a DEVELOPMENT ORDER AMENDMENT in the General Commercial (CG) Zoning District, to amend amend site plan to reduce land area; amend Conditions B.1 & B.2 (signs) & I.1 (use limitation) of Resolution R-94-955, previously approved on a parcel of land legally described in EXHIBIT A, attached hereto and made a part hereof, and generally located on a vicinity sketch as shown on EXHIBIT B, attached hereto and made a part hereof, was approved on September 29, 1994, subject to the conditions of approval described in EXHIBIT C, attached hereto and made a part hereof.

Commissioner Aaronson moved for the approval of the Resolution.

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

Mary McCarty, Chair	--	Absent
Burt Aaronson	--	Aye
Ken Foster	--	Aye
Maude Ford Lee	--	Absent
Karen T. Marcus	--	Aye
Warren Newell	--	Aye
Carol A. Roberts	--	Absent

The Chair thereupon declared that the resolution was duly passed and adopted this 29th day of September, 1994.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

DOROTHY H. WILKEN, CLERK

BY:


COUNTY ATTORNEY

BY:


DEPUTY CLERK

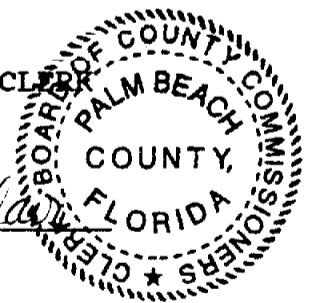


EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

THAT PART OF THE WEST HALF (W.1/2) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHEAST QUARTER (N.E.1/4) OF SECTION 27, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER (N.E.1/4) OF SAID SECTION 27; THENCE N.89°23'49"E., ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER (N.E.1/4) OF SECTION 27, 56.00 FEET TO THE POINT OF BEGINNING; THENCE S.0°08'04"E., ALONG A LINE 56.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF THE SAID NORTHEAST QUARTER (N.E.1/4) OF SECTION 27, 200.00 FEET; THENCE N.89°51'56"E., 276.11 FEET TO THE EAST LINE OF THE SAID WEST HALF (W.1/2) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHEAST QUARTER (N.E.1/4) OF SECTION 27; THENCE N.0°09'20"W., ALONG SAID EAST LINE, 202.26 FEET TO THE SAID NORTH LINE OF NORTHEAST QUARTER (N.E.1/4) OF SECTION 27; THENCE S.89°23'49"W., ALONG SAID NORTH LINE, 276.05 FEET TO THE SAID POINT OF BEGINNING.

PARCEL 2:

THAT PART OF THE WEST HALF (W.1/2) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHEAST QUARTER (N.E.1/4) OF SECTION 27, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER (N.E.1/4) OF SAID SECTION 27; THENCE N.89°23'49"E., ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER (N.E.1/4) OF SECTION 27, 56.00; THENCE S.0°08'04"E., ALONG A LINE 56.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF THE SAID NORTHEAST QUARTER (N.E.1/4) OF SECTION 27, 200.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S.0°08'04"E., 160.00 FEET; THENCE N.89°51'56"E., 276.17 FEET TO THE EAST LINE OF THE SAID WEST HALF (W.1/2) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHEAST QUARTER (N.E.1/4) OF SECTION 27; THENCE N.0°09'20"W., ALONG SAID EAST LINE, 160.00 FEET; THENCE S.89°51'56"W., 276.13 FEET TO THE SAID POINT OF BEGINNING.

PARCEL 3:

THAT PART OF THE WEST HALF (W.1/2) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHEAST QUARTER (N.E.1/4) OF SECTION 27, TOWNSHIP 45 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER (N.E.1/4) OF SAID SECTION 27; THENCE N.89°23'49"E., ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER (N.E.1/4) OF SECTION 27, 56.00; THENCE S.0°08'04"E., ALONG A LINE 56.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF THE SAID NORTHEAST QUARTER (N.E.1/4) OF SECTION 27, 360.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S.0°08'04"E., 3.03 FEET; THENCE S.3°31'39"W., 250.51 FEET; THENCE S.0°08'04"E., 51.95 FEET TO THE SOUTH LINE OF THE SAID WEST HALF (W.1/2) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHEAST QUARTER (N.E.1/4) OF SECTION 27; THENCE N.89°30'45"E., ALONG SAID SOUTH LINE, 292.29 FEET TO THE EAST LINE OF THE SAID WEST HALF (W.1/2) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHWEST QUARTER (N.W.1/4) OF THE NORTHEAST QUARTER (N.E.1/4) OF SECTION 27; THENCE N.0°09'20"W., ALONG SAID EAST LINE, 303.18 FEET; THENCE S.89°51'56"W., 276.17 FEET TO THE SAID POINT OF BEGINNING.

EXHIBIT B
VICINITY SKETCH

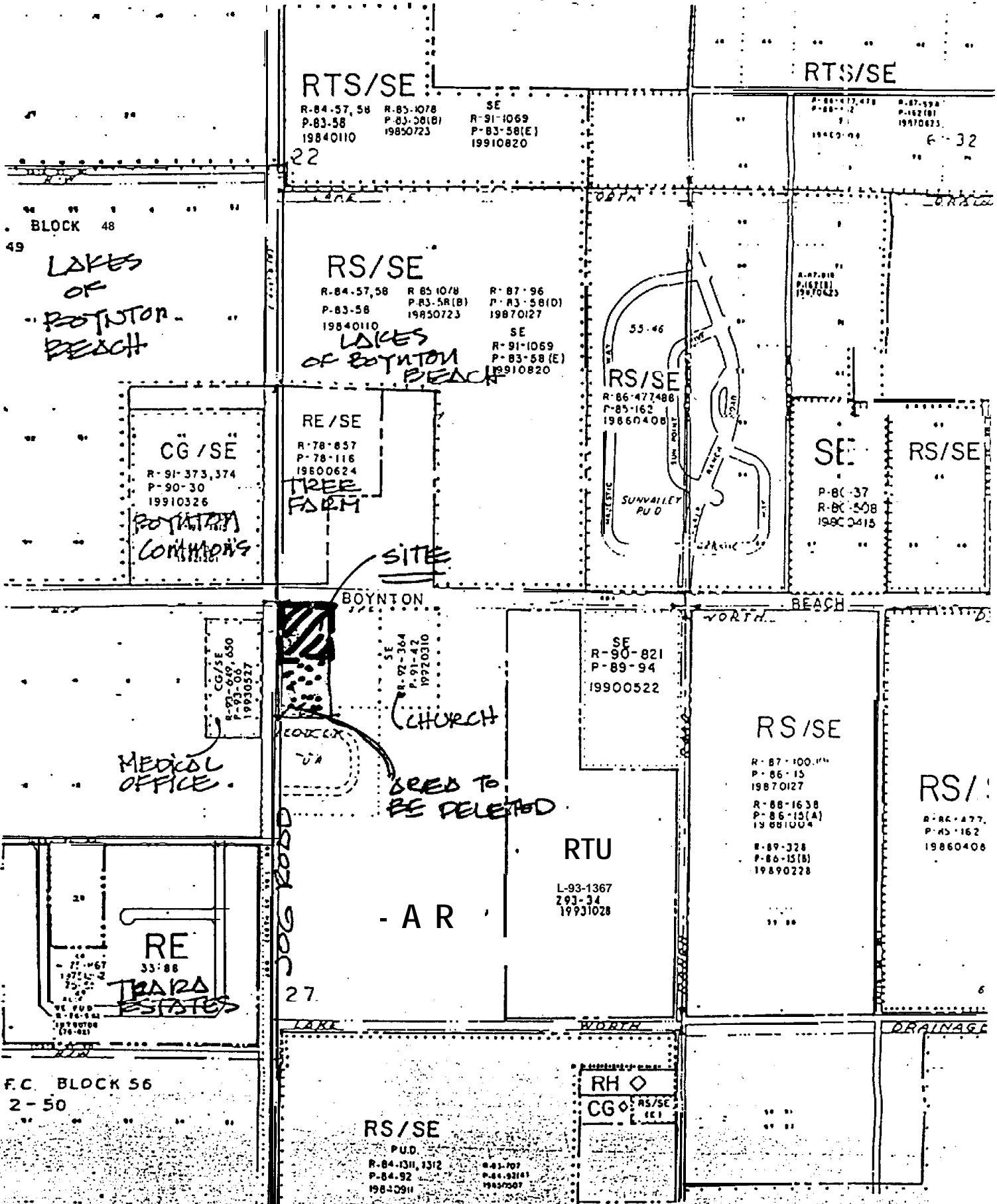


EXHIBIT C

CONDITIONS OF APPROVAL

A. SITE DESIGN

1. The maximum height for all **structures**, measured from finished grade to highest point, shall not exceed thirty five (35) feet. (Previously Condition A.1 of Resolution R-94-955, Petition 94-03). (BUILDING-Zoning)

B. SIGNS

1. Point of purchase **free** standing signs fronting on Jog Road shall be limited to two (2) monument style **signs**, eight (**8**) feet in height, measured from finished grade to the highest point. **Each** sign shall be limited to a maximum of seventy five (**75**) square feet of sign **face** area per side. (Previously Condition B.1 of Resolution R-94-955, Petition 94-03). (BUILDING)
2. Point of purchase free standing signs fronting on **Boynton** Beach Boulevard shall be limited to two (2) **monument** style sign, eight (**8**) feet in height, measured from finished grade to the highest point. Each sign shall be limited to a maximum of seventy five (75) square feet of sign face area per side. (Previously Condition B.2 of Resolution R-94-955, Petition 94-03). (BUILDING)

C. HEALTH

1. Sewer service is available to the property. **Therefore**, no septic tank shall be permitted on this site. All existing onsite sewage disposal systems must be abandoned in accordance with Chapter **10D-6**, PAC., and Palm Beach County **ECR-I**. (Previously Condition C.1 of Resolution R-94-955, Petition 94-03). (HEALTH)
2. Water service is available to the property. **Therefore**, no well shall be permitted on the site to provide **potable** water. All existing onsite potable water supply **systems** must be abandoned in accordance with Palm Beach County **ECR-II**. (Previously Condition C.2 of Resolution R-94-955, Petition 94-03). (HEALTH)

D. ENVIRONMENTAL RESOURCES MANAGEMENT

1. A Wellfield Affidavit of Notification shall be submitted to the Department of Environmental Resources **Management** prior to DRC Site Plan Certification. (Previously Condition D.1 of Resolution R-94-955, Petition 94-03). (ERM)

E. ENGINEERING:

1. The Property owner shall update and revise the construction plan for Jog Road from Boynton Beach Boulevard to the project's main entrance plus the appropriate tapers. These construction **plans** shall be approved by the County Engineer based upon Palm Beach **County's** minimum Construction Plan Standards as they presently exist or as they may from time to time be amended. These construction plan shall be completed prior to October 1, 1994 or prior to the issuance of a paving and drainage permit whichever shall first occur.

Plan costs shall be approved by the County Engineer. All canal crossings (bridges and/or culverts) within the project limits shall be constructed to their ultimate paved configuration. Required utility relocations shall be coordinated through the Engineering Department, Roadway Production Division (Previously Condition E.2 of Resolution R-94-955, Petition 94-03). (MONITORING-Eng).

2. The property owner shall fund the construction of Jog Road as a 4 lane median divided area from Boynton Beach Boulevard to the project's south entrance road plus the appropriate paved tapers. Construction costs for Jog Road by this property owner shall be limited to the new construction requirements for Jog Road as referenced in the conditions above less the previous construction of Jog Road as outlined in the existing construction plan by Palm Beach County. These costs shall be based upon a certified cost estimate by the developer's engineer. Funding for this construction by the property owner shall be completed within 30 days notice by the County Engineer or prior to March 1, 1995 whichever shall first occur. All canal crossings within the project limits shall be constructed to their ultimate configuration (Previously Condition E.2 of Resolution R-94-955, Petition 94-03). (ENGINEERING)
3. Credit for Palm Beach County's Fair Share Impact Fee shall be given for monies expended on the Jog Road construction and the construction plans as required in the conditions above. Credit for the Impact Fee shall be based upon construction costs approved by the County Engineer, less the cost of site related turn lanes. (Previously Condition E.3 of Resolution R-94-955, Petition 94-03). (ENGINEERING)
4. Site entrance onto Boynton Beach Boulevard shall be completed with the first phase of construction. (Previously Condition E.4 of Resolution R-94-955, Petition 94-03). (ENGINEERING)
5. The Developer shall provide within this project's internal storm water management system an equivalent amount of stormwater runoff for the road drainage of Jog Road. The amount of runoff required to be stored onsite shall be based on the loss of storage due to the modification of construction plans for additional onsite storage subject to approval by the County Engineer. (Previously Condition E.5 of Resolution R-94-955, Petition 94-03). (ENGINEERING)
6. LANDSCAPE WITHIN MEDIAN
 - A. Prior to issuance of a Building Permit, the petitioner shall apply to the Palm Beach County Engineering and Public Works Department for a permit to landscape all adjacent median(s) of all abutting rights-of-way. When permitted by Palm Beach County Department of Engineering and Public Works, landscaping shall consist of a minimum of one (1) fourteen (14) foot tall native tree for each thirty (30) linear feet of the adjacent median to be planted and appropriate ground cover. Trees may be planted singly or in clusters. All landscaping and maintenance shall be subject to the standards as set forth by the Palm Beach County Engineering and Public Works Department. All landscape material shall be selected for the following list:

Trees

Laurel oak
Live Oak
Slash Pine
Sabal Palmetto

ground cover:

Wedilia
Bahia Grass

Alternative species may be allowed subject to approval by the county Engineer. All plant material shall be installed and selected according to **xeriscape** principles and shall **conform** with the following:

- 1) All plants shall be container grown or field collected and transplanted **from** the project site.
- 2) All plantings shall be done in accordance with detailed planting plan and specifications to be submitted and approved by the **County Engineer** prior to the issuance of a **Building Permit**. (BUILDING/ENGINEERING)

B. All required median landscaping, **including** watering, shall be the perpetual **maintenance** obligation of the petitioner and its successors, heirs or assignees or duly established **Property Owner's** Association and shall be installed **or** before issuance of the first Certificate of Occupancy. (BUILDING/ENGINEER)

C. Declaration of Covenants and Restriction Documents shall be established or amended as required, **prior** to receiving a certificate of occupancy to **reflect** this obligation. Maintenance shall be in accordance with the issued permits. (**Previously** Condition No. E.6 of Resolution No. **R-94-955**, Petition **94-03**). (Previously Condition E.6 of Resolution R-94-955, Petition 94-03). (BUILDING/ENGINEERING-County Attorney)

7. Condition E.7 of Resolution R-94-955, Petition 94-03, which currently states:

In order to **comply** with the mandatory traffic performance standards, the Developer shall be restricted to the following phasing schedule:

- a) Building Permits for more than 2469 daily trips per day (11,145 **square** feet of general retail and 3,500 square foot fast food restaurant shall not be issued until construction has begun for Jog Road as a 4 lane median divided roadway from Le Chalet Boulevard to Boynton Beach Boulevard **plus** the appropriate paved tapers.
- b) No Building Permits shall be issued **until** construction by the property owner has begun for:
 - 1) An additional northbound left **turn** and a separate right turn lane on Jog Road at Boynton Beach Boulevard.
 - 2) Extension of the existing south approach **left** turn at the intersection of West El **Clair Ranch** Road and Boynton Beach **Boulevard**.

Is hereby amended to state:

In order to comply with the mandatory traffic performance standards, the Developer shall be restricted to the following phasing schedule:

No Building Permits shall be issued until construction by the property owner has begun for:

- 1) One left turn lane, a separate right turn lane, and one thru lane northbound on Jog Road at Beach Boulevard.
 - 2) Extension of the existing south approach left turn lane to a minimum of 270 feet at the intersection of West El Clair Ranch Road and Boynton Beach Boulevard. (BUILDING-Eng)
8. **Surety** required to the Land Development Division for **the offsite** intersection improvements required by **this** developer as outlined in the condition above shall be posted with the Office of the County Engineer prior to January 27, 1995. **Surety** shall be in the amount of 110% **and** shall be based upon a Certified Cost Estimate **from** the Developer's Engineer. **Construction of these** improvements shall begin concurrent with the paving **and** drainage improvements for this site. Construction of these improvements shall be completed prior to **the** issuance of a certificate of occupancy for the **center**. (Previously Condition E.8 of Resolution R-94-955, Petition 94-03). (MONITORING-Engineering).
9. Prior to site plan certification by the **Development Review Committee** (DRC), the petitioner shall amend **the** site plan to indicate compliance with the **requirements** of the Turnpike Aquifer Protection Overlay (TAP-O). (Previously Condition E.9 of Resolution R-94-955, Petition 94-03). (UTILITIES-Engineering).
10. If the current construction plans do not provide for a sidewalk on Jog Road along the east right-of-way, then the property owner shall revise the construction plans and fund this improvement. Funding shall be limited to the plan changes and cost of the sidewalk along the property owners frontage. Funding and plan revisions shall be completed prior to January 1, 1995. (ENGINEERING/Monitoring)
11. Prior to March 1, 1995, the Developer shall record a boundary plat of the subject property in accordance with provisions of Article 8 of the Unified Land Development Code. (MONITORING/ENGINEERING - Building)
12. The property owner shall convey to the Lake Worth Drainage District (LWDD) a right-of-way 80 feet in width for the LWDD Lateral Canal No. 24, lying South of and adjacent to the South right-of-way line of Boynton Beach Boulevard (S.R. No. 804) by Quit Claim Deed or an Easement Deed in the form provided by said District, at the time of recording of the first plat. (ENGINEERING-LWDD)

F. LANDSCAPING

1. All trees **required** to be planted on Site by this **approval** shall meet the **following** minimum standards at installation:
 - a. Tree height: fourteen (14) feet.

- b. Trunk diameter: **3.5 inches measured 4.5 feet** above grade.
 - o. Canopy diameter: seven (7) **feet**. Diameter shall **be** determined by the average canopy radius at **3 points measured** from the trunk to the outenost branch tip. Each radius shall measure at **least 3.5 feet** in length. (Previously Condition F.1 of Resolution R-94-955, Petition 94-03). (BUILDING)
2. The petitioner shall supplement the required right-of-way buffer plantings along Jog Road and Boynton Beach Boulevard with one (1) *palm*, a minimum of eight (8) **feet** of clear trunk, for every thirty (30) linear feet of right-of-way buffer. (Previously Condition F.2 of Resolution R-94-955, Petition 94-03). (BUILDING-Zonisg)
 3. Along the interior **side** of any required wall or fence within the perimeter buffer, the property owner shall install twenty-four (24) **inch** high shrub or **heige** material spaced no *more* than twenty four (24) inches on center, to be maintained at a minimum height of **thirty-six (36) inches**. (Previously Condition F.3 of Resolution R-94-955, Petition 94-03). (BUILDING - Zoning)
 4. The minimum width dimension for all buffers shall be ten (10) feet. (Previously Condition F.4 of Resolution R-34-955, Petition 94-03). (ZONING)

G. CROSS PARKING AND ACCESS

1. Prior to the certification of a Final Site Plan by the Development Review Committee the petitioner shall **submit** and record in the public **records** of Palm Beach County, in a form acceptable to the County attorney, a cross parking and access easement and a Unity of Control encumbering the entire parcel of land. (Previously Condition G.1 of Resolution R-94-955, Petition 94-03). (COUNTY ATTORNEY)

H. LIGHTING

1. All outdoor lighting used to illuminate the premises **and** identification signs shall be of low intensity, **shielded** and **directed down** and away from adjacent properties **and** streets. (Previously Condition H.1 of Resolution R-94-955, Petition 94-03). (BUILDING/CODE ENFORCEMENT)
2. All outdoor lighting fixtures shall not exceed ~~fifteen (15)~~ **twenty-five (25)** feet in height, measured **from** finished grade to highest point. (Previously Condition H.2 of Resolution R-94-955, Petition 94-03). (BUILDING)
3. All outdoor lighting shall be extinguished no later **than 11:00 p.m.** Security lighting only is excluded *from* **this** requirement. (Previously Condition H.3 of Resolution R-94-955, Petition 94-03). (CODE ENFORCEMENT)

I. USE LIMITATION

1. Condition I.1 of Resolution R-94-955, Petition 94-03, which currently stats:

Use of the site shall be limited to a 3,500 square **foot** fast **food** restaurant and a 9,800 square foot **general** retail facility on the portion of the site indicated as Phase I on the **site** plan marked Exhibit No. 2 dated **June 13, 1994**.

Is hereby deleted. [REASON: Portion of site deleted.]

2. To ensure compliance with the requirements of the **ULDC**, no required parking shall be permitted to be **located** in the ultimate LWDD L-24 canal easement. (ZONING)

J. RECYCLING

1. All property owners and lessee's shall participate **in** a **recycling** program when available in **the** area. **Material** to be **recycled** shall **include**, but not be limited to, paper, plastic, metal and **glass** products. (Previously Condition K.1 of Resolution R-94-955, Petition 94-03).

K. PIPING AND PAVING OF LWDD CANAL

1. In the event the property owner fails to properly maintain the piping, paving, parking or construction within the L-24 Lake Worth Drainage District (LWDD) Canal easement, as determined by LWDD or the Planning, Zoning and Building Department, the property owner shall remove all improvements from the canal easement and install all required improvements on site. In addition, all other paving, landscaping or structures within the ultimate right-of-way of the canal and the required setback shall be replaced in compliance the requirements of the ULDC and conditions of approval. Any other site redesign or alteration to maintain adequate circulation, parking, queuing, ingress or egress, as required by the Planning, Zoning and Building Department, shall be completed simultaneously with the vacation of the easement. **(ZONING/BUILDING/LWDD)**
2. Prior to issuance of the first certificate of occupancy **(CO)**, the petitioner shall complete all required improvements of the Piping, Landscaping and Sign License Agreement with the LWDD. (BUILDING)
3. Prior to site plan certification by the Development Review Committee (DRC), the petitioner shall submit and receive certification of a landscape plan which demonstrate compliance with the all landscape requirements of the ULDC and conditions of approval in the event the LWDD canal easement must be vacated. (ZONING)
4. Prior to site plan certification by the Development Review Committee (DRC), the petitioner shall submit three (3) executed copies of the Piping, Landscaping and Sign License Agreement with the LWDD in a manner and **form** acceptable to the Zoning Division and the **County** Attorney. The executed documents must be recorded in the public records of Palm Beach County. **(ZONING/COUNTY ATTORNEY)**

L. CONCURRENCY

1. If the proposed Post Office under Petition Number **Z94-54** is approved, then the applicant shall amend **this** Concurrency Application to indicate a maximum of 13,300 square feet prior to site plan certification by **the** Development Review Committee (DRC). (ZONING)

M. COMPLIANCE

1. Failure to comply with any of these conditions of approval at **any** time may result **in:**

- a. **The denial** or revocation of a building permit; the **issuance** of a **stop work order; cease and desist** order; the denial of a Certificate of **Occupancy** on any building or **structure**; or the denial or revocation of any **permit** or approval for any **developer; owner, commercial-owner, lessee, or user** of the subject property: **and/or**
- b. The revocation of the Conditional Use and **any/or zoning** which **was** approved **concurrently** with the Conditional Use;
- c. A **requirement** of the development to conform with updated standards of development, applicable at **the time** of the finding of non-compliance, or the addition or modification of conditions **reasonably** related to the failure to **comply** with existing conditions:
- d. Referral to code enforcement; and/or
- e. Imposition of entitlement density or intensity.

Appeals of **any** departmental-administrative **actions** hereunder **may** be taken to the Palm Beach County Board of Adjustment or as otherwise provided in the Unified **Land Development Code (ULDC)**, as amended. Appeals of **any** revocation of Conditional Use, **Rezoning**, or other **actions** based on a Board of County Commission decision, shall be by petition for writ of certiorari to the **Fifteenth** Judicial Circuit. **(Previously Condition J.1 of Resolution R-94-955, Petition 94-03). (MONITORING)**