

RESOLUTION NO. R-2006-2335

RESOLUTION APPROVING ZONING APPLICATION W2006-180  
(CONTROL NO.1973-036)  
WAIVER OF OBJECTIVES AND STANDARDS (PERFORMANCE STANDARDS) (W)  
APPLICATION OF CHARLSE WATT COMMUNITIES IV, INC.  
BY LAND DESIGN SOUTH, INC., AGENT  
(BOCA LAGO)

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 public hearing requirements, as provided for in Article 2 (Development Review Procedures) of the Palm Beach County Unified Land Development Code (Ordinance 2003-067), as amended, have been satisfied; and

WHEREAS, Zoning Application W2006-180 was presented to the Board of County Commissioners at a public hearing conducted on October 26, 2006 and

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

WHEREAS, the Board of County Commissioners has considered the findings in the staff report and the following findings of fact:

1. This proposed development is consistent with the provisions of the Article 3.E.1.C.1;
2. This proposed development is consistent with the provisions of the Article 3.E.1.C.2, except the following which the BCC is waiving:
  - a) No more than 25 percent of the local streets in a PDD shall terminate in a cul-de-sac or a dead-end.
3. The waiver will not adversely impact the development of this property and will result in logical, timely and orderly development patterns.

WHEREAS, Article 2.K.3.b (Action by Board of County Commissioners) of the Palm Beach County Unified 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 Application W2006-180, the application of Charlse Watt Communities IV, Inc., by Land Design South, Inc., agent, for a WAIVER OF OBJECTIVES AND STANDARDS (PERFORMANCE STANDARDS (WAIVER) to allow deviation from cul-de-sac or dead-end restrictions in the Planned Unit Development Zoning District on a parcel of land legally described in EXHIBIT A, attached hereto and made a part hereof, and generally located as indicated on a vicinity sketch attached as EXHIBIT B, attached hereto and made a part hereof, was approved on October 26, 2006.

Commissioner Aaronson moved for the approval of the Resolution.

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

Tony Masilotti, Chairman	<u>Absent</u>
Addie L. Greene, Vice Chairperson	<u>Aye</u>
Karen T. Marcus	<u>Aye</u>
Jeff Koons	<u>Aye</u>
Warren H. Newell	<u>Aye</u>
Mary McCarty	<u>Absent</u>
Burt Aaronson	<u>Aye</u>

The Chairman thereupon declared that the resolution was duly passed and adopted on October 26, 2006.

Filed with the Clerk of the Board of County Commissioners on 16th day of November, 2006.

This resolution is effective when filed with the Clerk of the Board of County Commissioners.

APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA  
BY ITS BOARD OF COUNTY  
COMMISSIONERS

SHARON BOCK,  
CLERK & COMPTROLLER

BY:   
COUNTY ATTORNEY

BY:   
DEPUTY CLERK



EXHIBIT A  
LEGAL DESCRIPTION

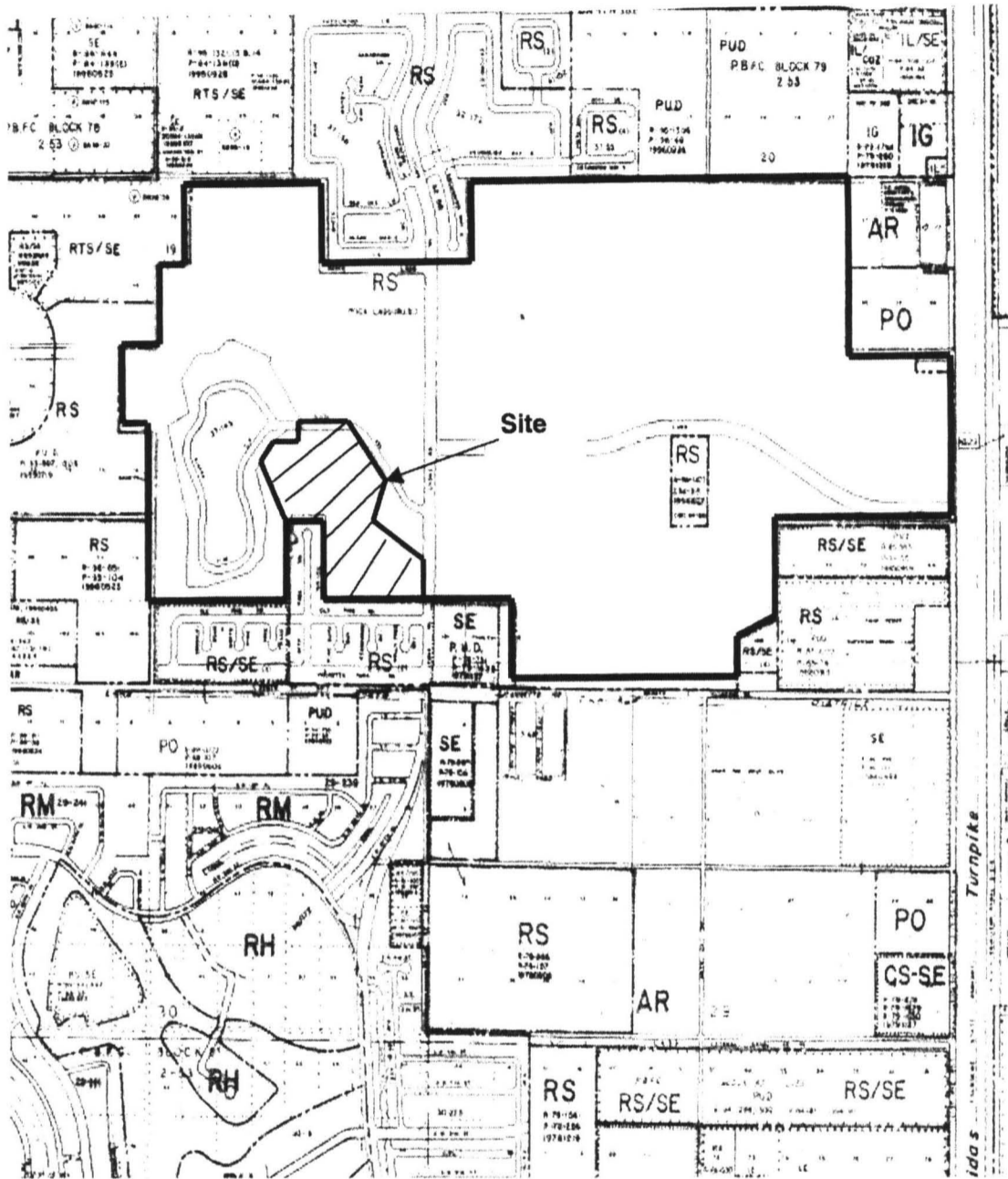
ALL OF P.C. AREA #4 AND P.C. AREA #8, TOGETHER WITH PORTIONS OF TRACT "C" AND A PORTION OF THE GOVERNMENT SERVICE AREA, REPLAT OF BOCA LAGO, (P.B. , PP 244 – 253) ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 31, PAGES 62 THROUGH 70 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT "C"; THENCE WEST, ALONG THE SOUTH LINE THEREOF, A DISTANCE OF 961.00 FEET; THENCE NORTH ALONG THE WEST LINE OF SAID TRACT "C", A DISTANCE OF 675.00 FEET; THENCE WEST ALONG THE SOUTH LINE OF SAID P.C. AREA #4 AND TRACT "C" A DISTANCE OF 330.00 FEET; THENCE N.24°59'34" W., A DISTANCE OF 282.22 FEET; THENCE N.43°49'55"E., A DISTANCE OF 345.45 FEET; THENCE NORTH, A DISTANCE OF 160.00 FEET TO A POINT OF INTERSECTION WITH THE SOUTH LINE OF VISTA DEL LAGO, AS SHOWN ON SAID PLAT; THENCE EAST, ALONG SAID SOUTH LINE, A DISTANCE OF 329.13 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 267.51 FEET AND A CENTRAL ANGLE OF 53°30'00"; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID SOUTH LINE, A DISTANCE OF 249.79 FEET; THENCE S.36°30'00"E., ALONG SAID SOUTH LINE, A DISTANCE OF 504.31 FEET; THENCE S.21°03'00"W., A DISTANCE OF 322.14; THENCE S.38°24'00"E., A DISTANCE OF 55.53 FEET; THENCE S.68°57'00"E., A DISTANCE OF 437.24 FEET TO A POINT OF INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE FOR LYONS ROAD, AS SHOWN ON SAID PLAT; THENCE SOUTH, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 325.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 1,068674 SQUARE FEET / 24.533 MORE OR LESS SAID LANDS SITUATE IN PALM BEACH COUNTY, FLORIDA. SUBJECT TO EASEMENT, RESTRICTIONS, RESERVATIONS, COVENANTS, AND RIGHTS-OF-WAY OF RECORD.

EXHIBIT B  
VICINITY SKETCH

PALM BEACH COUNTY ZONING QUAD/VICINITY SKETCH



Application No. 2006-180  
Zoning Quad 54  
Date September 7, 2006

