

RESOLUTION NO. R-2010- 1757

RESOLUTION APPROVING ZONING APPLICATION Z-2010-01425  
(CONTROL NO. 2008-00601)  
an Official Zoning Map Amendment  
APPLICATION OF Palm Beach County  
BY Palm Beach County, AGENT  
(PBC Fire Station No. 24)

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 Z-2010-01425 was presented to the Board of County Commissioners at a public hearing conducted on October 28, 2010; 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 pursuant to Article 2 (Development Review Procedures) of the Palm Beach County Unified Land Development Code (Ordinance 2003-067, as amended) is authorized and empowered to consider, approve, approve with conditions or deny the request; and

WHEREAS, this approval is subject to Article 2.E (Monitoring), of the Palm Beach County Unified Land Development Code and other provisions requiring that development commence in a timely manner; and

WHEREAS, THE BOARD OF COUNTY COMMISSIONERS hereby incorporates by reference the Findings of Fact in the staff report addressing the standards contained in Article 2.B.1.B.

WHEREAS, Article 2.A.1.K.3.b (Action by BCC) 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 Z-2010-01425, the application of Palm Beach County, by Palm Beach County, agent, for an Official Zoning Map Amendment to allow a rezoning from the Multifamily Residential High Density (RH) Zoning District to the Public Ownership (PO) 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 28, 2010 subject to the Voluntary Commitments as described in EXHIBIT C, attached hereto and made a part hereof.

Commissioner Vana moved for the approval of the Resolution.

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

Commissioner Burt Aaronson, Chair	-	Aye
Commissioner Karen T. Marcus, Vice Chair	-	Absent
District 2	-	

District 2 -  
Commissioner Shelley Vana - Aye  
Commissioner Steven L. Abrams - Aye  
Commissioner Jess R. Santamaria - Aye  
Commissioner Priscilla A. Taylor - Aye

The Chairperson thereupon declared that the resolution was duly passed and adopted on October 28, 2010.

Filed with the Clerk of the Board of County Commissioners on October 29th, 2010.

APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA  
BY ITS BOARD OF COUNTY  
COMMISSIONERS

SHARON R. BOCK,  
CLERK & COMPTROLLER

BY:   
COUNTY ATTORNEY

BY:   
DEPUTY CLERK

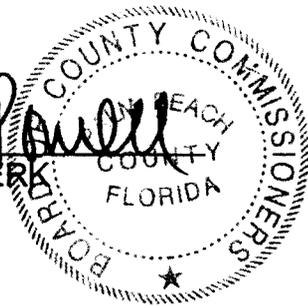


EXHIBIT A

LEGAL DESCRIPTION

**LEGAL DESCRIPTION  
PBC FIRE STATION NO. 24**

A PARCEL OF LAND LYING IN SECTION 30, TOWNSHIP 43 SOUTH, RANGE 43 EAST, PALM BACH COUNTY, FLORIDA, BEING LOTS 24 THROUGH 30, INCLUSIVE, BLOCK 57 OF WEST GATE ESTATES (NORTHERN SECTION), ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGE 38 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND LOT B OF THE REPLAT OF PART OF BLOCK 57, WEST GATE ESTATES, RECORDED IN PLAT BOOK 18 PAGE 94 OF SAID PUBLIC RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF LOT 30, BLOCK 57 OF SAID WEST GATE ESTATES (NORTHERN SECTION); THENCE ALONG THE EAST LINE OF SAID LOT 30 AND WEST RIGHT-OF-WAY OF SEMINOLE BOULEVARD, S00°00'00"E FOR 205.00 FEET; THENCE S45°00'00"W FOR 35.36 FEET TO THE NORTH RIGHT-OF-WAY LINE OF OSWEGO AVENUE; THENCE ALONG SOUTH LINE OF SAID LOT B AND NORTH RIGHT-OF-WAY LINE, S90°00'00"W FOR 153.78 FEET TO THE WEST LINE OF SAID LOT B; THENCE ALONG SAID WEST LINE, N00°00'00"W FOR 230.00 FEET TO THE NORTHWEST CORNER OF LOT 24 OF SAID BLOCK 57 AND THE SOUTH RIGHT-OF-WAY LINE OF SARANAC AVENUE; THENCE ALONG THE NORTH LINE OF SAID LOTS 24 THROUGH 30 AND SOUTH RIGHT-OF-WAY, N90°00'00"E FOR 178.78 FEET TO THE POINT OF BEGINNING.

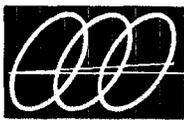
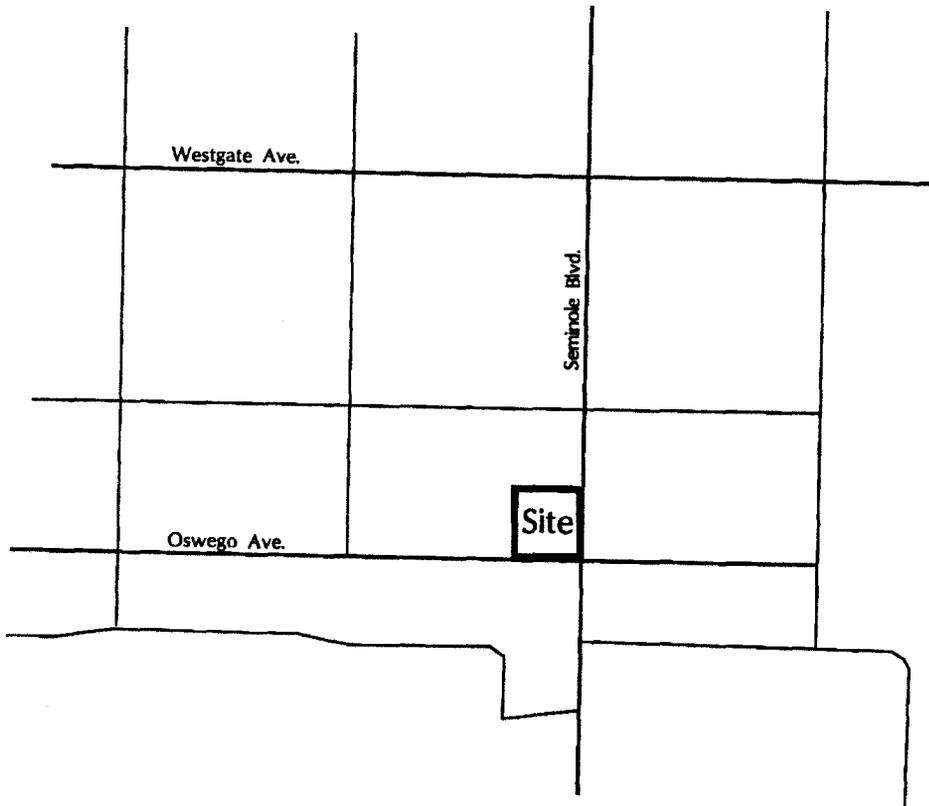
CONTAINING 40,807 SQUARE FEET (0.94 ACRES), MORE OR LESS

EXHIBIT B

VICINITY SKETCH

# Palm Beach County Fire Station 24

Palm Beach County, Florida



Location Map



6/7/10

## EXHIBIT C

### VOLUNTARY COMMITMENTS

#### PLANNING

1.If the site is developed with a complementary land use to the neighboring Westgate Park and Recreation Center property to the west, a paved pedestrian and vehicular cross access for future connection to that neighboring property and that is mutually acceptable to the property owner and Planning Division shall be incorporated into the site construction documents." (ONGOING: PLANNING-Planning)

#### COMPLIANCE

1.In granting this approval, the Board of County Commissioners relied upon the oral and written representations of the applicant both on the record and as part of the application process. Deviations from or violation of these representations shall cause the approval to be presented to the Board of County Commissioners for review under the voluntary commitments of this approval. (ONGOING: MONITORING - Zoning)

2.Failure to comply with any of the voluntary commitments of approval for the subject property at any time may result in:

- a. The issuance of a stop work order; the issuance of a cease and desist order; the denial or revocation of a building permit; the denial or revocation of a Certificate of Occupancy; the denial of any other permit, license or approval to any developer, owner, lessee, or user of the subject property; the revocation of any other permit, license or approval from any developer, owner, lessee, or user of the subject property; revocation of any concurrency; and/or
- b. The revocation of the Official Map Amendment, Conditional Use, Requested Use, Development Order Amendment, and/or any other zoning approval; and/or,
- c. A requirement of the development to conform with the standards of the Unified Land Development Code (ULDC) 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 voluntary commitments; and/or,
- d. Referral to code enforcement; and/or,
- e. Imposition of entitlement density or intensity.

Staff may be directed by the Executive Director of PZ&B or the Code Enforcement Special Master to schedule a Status Report before the body which approved the Official Zoning Map Amendment, Conditional Use, Requested Use, Development Order Amendment, and/or other zoning approval, in accordance with the provisions of Section 2.E of the ULDC, in response to any flagrant violation and/or continued violation of any voluntary commitment of approval. (ONGOING: MONITORING - Zoning)