

RESOLUTION NO. R-2013- 0005

RESOLUTION APPROVING ZONING APPLICATION ZV/DOA/R-2012-01839
(CONTROL NO. 1993-00035)
a Requested Use
APPLICATION OF BHC Holdings LL, LLC
BY Gentile Glas Holloway O'Mahoney & Assoc Inc., AGENT
(Bethesda Health Care MUPD)

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 applications 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 ZV/DOA/R-2012-01839 was presented to the Board of County Commissioners at a public hearing conducted on January 3, 2013; and

WHEREAS, the Board of County Commissioners has considered the evidence and testimony presented by the applicant 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.2.B for a Requested Use.

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 ZV/DOA/R-2012-01839, the petition of BHC Holdings LL, LLC, by Gentile Glas Holloway O'Mahoney & Assoc Inc., agent, for a Requested Use to allow a Medical Center in the MUPD Zoning District, on a parcel of land legally described in EXHIBIT A, attached hereto and made a part hereof, and generally located as shown on a vicinity sketch as indicated in EXHIBIT B, attached hereto and made a part hereof, was approved on January 3, 2013, subject to the conditions of approval described in EXHIBIT C, attached hereto and made a part hereof.

Commissioner Taylor moved for the approval of the Resolution.

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

Commissioner Steven L. Abrams, Chairman - Aye

Commissioner Priscilla A. Taylor, Vice Chair	-	Aye
Commissioner Hal R. Valeche	-	Aye
Commissioner Paulette Burdick	-	Aye
Commissioner Shelley Vana	-	Aye
Commissioner Mary Lou Berger	-	Aye
Commissioner Jess R. Santamaria	-	Aye

The Chairperson thereupon declared that the resolution was duly passed and adopted on January 3, 2013.

Filed with the Clerk of the Board of County Commissioners on January 3, 2013.


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 R. BOCK,
CLERK & COMPTROLLER

BY: 
COUNTY ATTORNEY

BY: 
DEPUTY CLERK




EXHIBIT A

LEGAL DESCRIPTION

BETHESDA WEST HEALTH CITY MUPD
LEGAL DESCRIPTION

Parcel One:

A Parcel of land lying in section 28, township 45 south, range 42 east, Palm Beach County, Florida, and being a portion of the plat of Boynton Beach Enterprise Center plat No. 2 as recorded in Plat Book 79, Page 152, and being more particularly described as follows:

BEGINNING at the southeasterly corner of said plat of Boynton Beach Enterprise Center Plat No. 2; thence along the southerly line of said plat of Boynton Beach Enterprise Center Plat No. 2, S89°36'32"W a distance of 2,615.10 feet to the southwesterly corner of said plat; thence, along the westerly line of said plat; N00°24'57"W a distance of 84.59 feet; thence leaving said westerly line; and along the northerly and westerly lines of parcel B-2 of said plat of Boynton Beach Enterprise Center Plat No. 2 the following four (4) courses N89°36'32"E a distance of 368.88 feet; thence N00°23'46"W a distance of 75.41 feet; thence N89°36'32"E a distance of 460.00 feet; thence N00°23'45"W a distance of 559.80 feet to a point on a curve concave to the northwest having a radius of 1,040.00 feet, and having a radial bearing of N35°05'55"W; said point also being on the southerly right-of-way line of Venture Center Way (80' wide right-of-way), as recorded in Plat Book 80, Page 160; thence along the southerly right-of-way line of Venture Center Way the following nine (9) courses, run northeasterly along said curve through a central angle of 00°57'45" a distance of 17.47 feet to the point of tangency; thence N53°56'19"E a distance of 68.64 feet to the point of curvature of a curve concave to the southeast and having a radius of 960.00 feet; thence northeasterly along said curve through a central angle of 35°40'13" a distance of 597.66 feet to the point of tangency; thence N89°36'32"E a distance of 445.07 feet to the point of curvature of a curve concave to the southwest and having a radius of 960.00 feet; thence southeasterly along said curve through a central angle of 09°09'02" a distance of 153.32 feet to the point of tangency; thence S81°14'26"E, a distance of 177.26 feet to the point of curvature of a curve concave to the north having a radius of 1,040.00 feet; thence southeasterly along said curve through a central angle of 09°08'42", a distance of 166.00 feet to the point of tangency; thence N89°36'52"E, a distance of 188.37 feet, thence S45°23'45"E, a distance of 41.02 feet to a point on the westerly line of Hagen Ranch Road, (varying width right-of-way); said line also being the easterly line of said plat of Boynton Beach Enterprise Center Plat No.2, thence along said easterly line the following 8 courses - S13°05'55"W, a distance of 47.15 feet, thence S00°23'45"E, a distance of 298.50 feet; thence S44°36'15"W, a distance of 42.43 feet; thence N89°36'15"E, a distance of 42.00 feet; thence S00°23'45"E, a distance of 52.00 feet; thence S89°36'15"W, a distance of 30.00 feet; thence S45°23'45"E, a distance of 42.43 feet thence S00°23'45"E, a distance of 411.00 feet to the POINT OF BEGINNING.

Parcel Two:

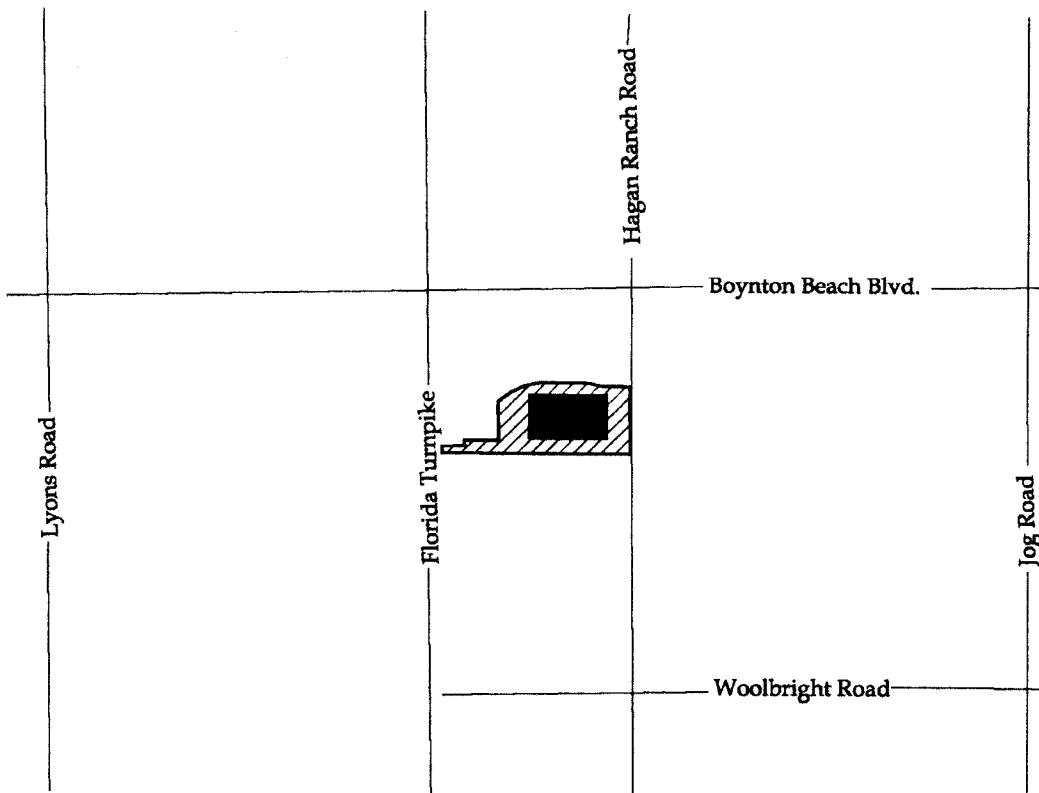
A portion of Parcel A-2, as shown on the plat of Boynton Beach Enterprise Center Plat No. 2, as recorded in Plat Book 79, Page 152, of the Public Records of Palm Beach County, Florida, lying South of the South Right of Way Line of Venture Center Way as shown on the plat of Boynton Beach Enterprise Center Replat No.3, as recorded in Plat Book 80, Page 160, of the Public Records of Palm Beach County, Florida, and lying north of the north line of Parcel B-2 as shown on the Plat of Boynton Beach Enterprise Center Plat No. 2 as recorded in Plat Book 79, Page 152 of the Public Records of Palm Beach County, Florida.

TOTAL CONTAINING: 39.58 ACRES, MORE OR LESS

EXHIBIT B
VICINITY SKETCH

Bethesda West Health City PUD

Palm Beach County, Florida



Vicinity
Sketch



7/10/12