

RESOLUTION NO. R-2016-0405

RESOLUTION APPROVING ZONING APPLICATION SV/Z/CA-2015-01921  
(CONTROL NO. 2000-00027)  
an Official Zoning Map Amendment  
APPLICATION OF Life Covenant Church, Inc.  
BY Wantman Group Inc., AGENT  
(Life Church)

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;

WHEREAS, the notice and public hearing requirements pursuant to Article 2 (Development Review Procedures) of the Palm Beach County Unified Land Development Code, Ordinance 2003-067 as amended (ULDC), have been satisfied;

WHEREAS, Zoning Application SV/Z/CA-2015-01921 was presented to the Board of County Commissioners at a public hearing conducted on March 24, 2016;

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;

WHEREAS, the Board of County Commissioners pursuant to Article 2 (Development Review Procedures) of the ULDC is authorized and empowered to consider, approve, approve with conditions or deny the request;

WHEREAS, the Board of County Commissioners hereby incorporates by reference the Findings in the staff report addressing the Standards contained in Article 2.B (Public Hearing Process) for an Official Zoning Map Amendment;

WHEREAS, this approval is subject to Article 2.E (Monitoring), of the ULDC and other provisions requiring that development commence in a timely manner;

WHEREAS, the issuance of this Development Permit does not in any way create any rights on the part of the Applicant and/or Property Owner to obtain a permit from a state or federal agency and does not create any liability on the part of the County for issuance of the permit if the Applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law;

WHEREAS, the Palm Beach County Survey Section may administratively correct any scrivener's errors that will not significantly impact the overall boundary of the adopted legal description; and,

WHEREAS, Article 2.A.1.K.3.b (Action by BCC) of the ULDC 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 SV/Z/CA-2015-01921, the Application of Life Covenant Church, Inc., by Wantman Group Inc., Agent, for an Official Zoning Map Amendment to allow a rezoning from the Agriculture Residential (AR) Zoning District to the Residential Single-Family (RS) Zoning District, on a parcel of land generally described as shown on the legal description 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 March 24, 2016, subject to the Conditions of Approval 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 Burdick and, upon being put to a vote, the vote was as follows:

Commissioner Mary Lou Berger, Mayor	- Aye
Commissioner Hal R. Valeche, Vice Mayor	- Aye
Commissioner Paulette Burdick	- Aye
Commissioner Shelley Vana	- Aye
Commissioner Steven L. Abrams	- Aye
Commissioner Melissa McKinlay	- Aye
Commissioner Priscilla A. Taylor	- Aye

The Mayor thereupon declared that the resolution was duly passed and adopted on March 24, 2016.

Filed with the Clerk of the Board of County Commissioners on April 14th, 2016

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

LIFECHURCH.TV  
REZONING PARCELS

DESCRIPTION:

PARCEL A

BEING THE NORTH 26.00 FEET OF THE FOLLOWING DESCRIBED PARCEL:  
THE WEST 136 FEET OF TRACT 4, BLOCK 5 OF THE PALM BEACH FARMS CO. PLAT NO. 3 ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

PARCEL B

THAT PORTION OF TRACT 20, BLOCK 4, PALM BEACH FARMS COMPANY PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, WHICH LIES SOUTHERLY OF BELVEDERE ROAD RIGHT-OF-WAY AND EASTERLY OF JOG ROAD RIGHT-OF-WAY SAID PORTION OF LAND LYING IN SECTION 34 TOWNSHIP 43 SOUTH, RANGE 42 EAST.

BEING PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LYING IN SECTION 34, TOWNSHIP 43 SOUTH, RANGE 42 EAST, BEING A PORTION OF TRACT 20, BLOCK 4, PALM BEACH FARMS COMPANY PLAT NO. 3, AS RECORDED IN PLAT BOOK 2, PAGE 45, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 34, THENCE SOUTH  $01^{\circ}23'43''$  WEST ALONG THE CENTERLINE OF A 50 FOOT PLATTED ROAD WAY AS SHOWN ON SAID PLAT OF PALM BEACH FARMS CO. PLAT NO. 3, A DISTANCE OF 170.61 FEET. THENCE SOUTH  $89^{\circ}03'03''$  WEST A DISTANCE OF 25.02 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 20 AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL. THENCE CONTINUE SOUTH  $89^{\circ}03'03''$  WEST ALONG THE SOUTH LINE OF SAID TRACT 20 A DISTANCE OF 163.08 FEET. THENCE NORTH  $03^{\circ}13'49''$  WEST ALONG THE WEST RIGHT-OF-WAY LINE OF JOG ROAD PER OFFICIAL RECORD BOOK 7270, PAGE 1421 AND OFFICIAL RECORD BOOK 6440, PAGE 501, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, A DISTANCE OF 76.49 FEET TO A POINT ON A NON-TANGENT CURVE. THENCE EASTERLY ALONG SAID CURVE CONCAVE TO THE SOUTH WITH A RADIUS OF 1860.08 FEET, A CHORD BEARING OF NORTH  $77^{\circ}01'11''$  EAST, A CHORD DISTANCE OF 174.58 FEET, AND AN ARC DISTANCE OF 174.64 FEET TO THE END OF SAID CURVE. THE AFOREMENTIONED CURVE ALSO BEING THE SOUTHERLY RIGHT-OF-WAY LINE OF BELVEDERE ROAD ACCORDING TO DEED BOOK 1072, PAGE 540, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. THENCE SOUTH  $01^{\circ}23'43''$  WEST ALONG A NON-TANGENT LINE, SAID LINE ALSO BEING THE EAST LINE OF SAID TRACT 20, A DISTANCE OF 112.92 FEET TO THE POINT OF BEGINNING.

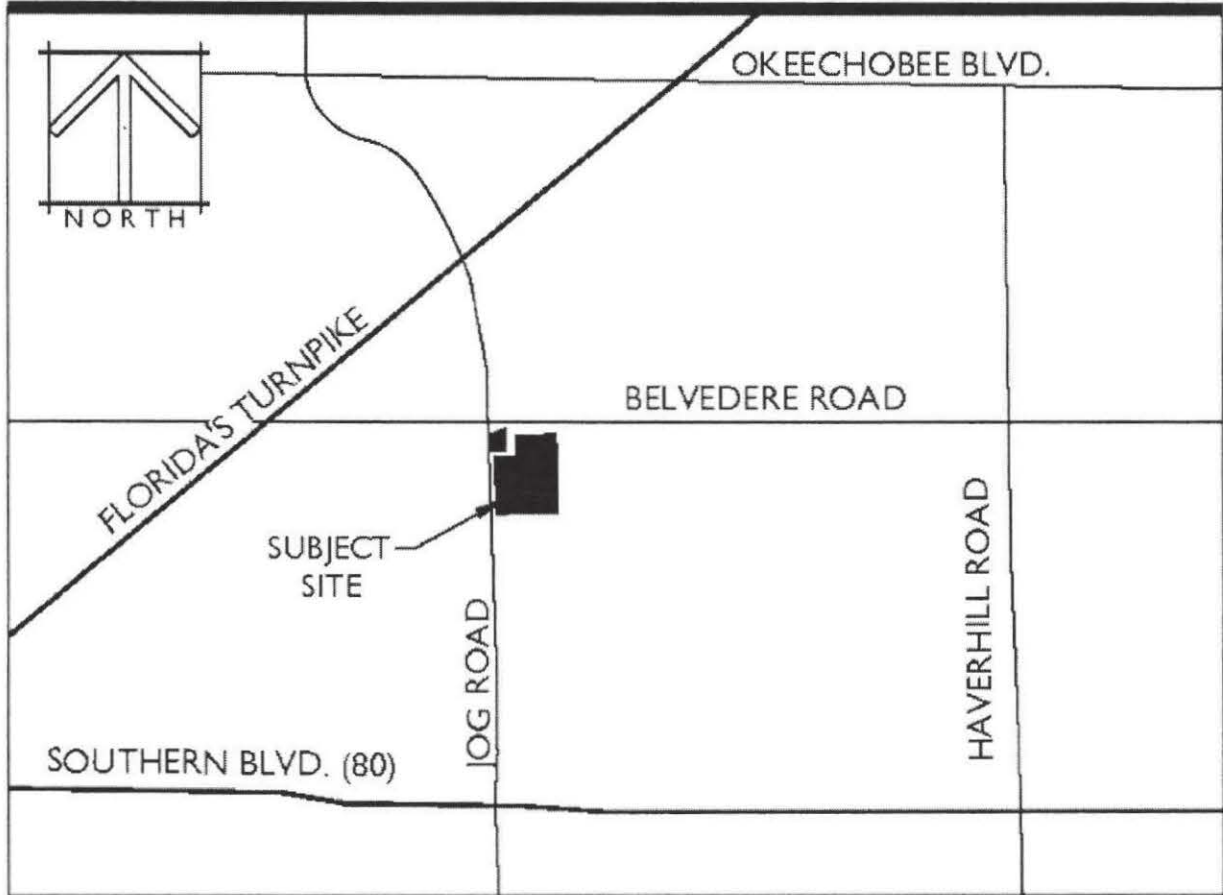
CONTAINING 16,018.47 SQUARE FEET OR 0.368 ACRES, MORE OR LESS.

EXHIBIT B

VICINITY SKETCH

LOCATION MAP

N.T.S.



## EXHIBIT C

### CONDITIONS OF APPROVAL

#### DISCLOSURE

1. All applicable state or federal permits shall be obtained before commencement of the development authorized by this Development Permit.