

PALM BEACH COUNTY

STATUS REPORT SR 89-38
(For Zoning Petition 89-38)

Staff Recommendation

Staff recommends the approval of a twelve month time extension from September 12 1992 to September 12 1993 This recommendation is based on the following

- 1 The approval is consistent with the Comprehensive Plan
- 2 The project meets the Countywide Traffic Performance Standard
- 3 The required right-of-way for Lawrence Road and Old Boynton Road has been conveyed

Development Approval Being Reviewed. Zoning Petition 89-38 was approved by the adoption of Resolution R-89-1648 on September 12 1989 The resolution approved a Special Exception to permit a church and accessory buildings and structures in a RS-Single Family Residential zoning district The zoning action is now being reviewed pursuant to Unified Land Development Code Section 5 8 Compliance with Time Limitations as development has not commenced

Property Description. The subject property is approximately 2.2 acres in size and is on the northeast corner of the intersection of Lawrence Road and Old Boynton Road

Property Owner(s). New Christian Life Church Inc

Required Action. Unified Land Development Code Section 5 8 requires that the Board of County Commissioners take one or more of the following actions grant a time extension of up to twelve months rezone the property and/or revoke the Special Exception impose entitlement density/intensity add or modify conditions of approval permit the property owner to file a petition to add or modify conditions of approval

REVIEW FACTORS

Consistency with Land Use Plan

The Land Use Plan category for the subject property is Medium Residential 5 The current approval for a church is consistent with the Comprehensive Plan

Performance Standards

The current approval meets the Countywide Traffic Performance Standard

Supplemental Information

Condition number 12 required the conveyance of right-of-way for Lawrence Road and Old Boynton Road This has been done

The church has been unsuccessful to date in obtaining financing to commence development

A twelve month administrative time extension expired on September 12 1992