

RESOLUTION NO. R-88-1556

RESOLUTION APPROVING ZONING PETITION NO. 87-34
SPECIAL EXCEPTION PETITION OF MIRACLE REVIVAL
DELIVERANCE CHURCH OF BELLE GLADE, INC.

WHEREAS, the Board of County Commissioners, as the governing body, 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 hearing requirements as provided for in Chapter 402.5 of the Palm Beach County Zoning Code Ordinance No. 73-2 have been satisfied; and

WHEREAS, Petition No. 87-34 was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at its public hearing conducted on September 2, 1987; and

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

WHEREAS, this approval is subject to Zoning Code Section 402.9 (Mandatory Review of Development Approvals) and other provisions requiring that development commence in a timely manner; and

WHEREAS, the Board of County Commissioners made the following findings of fact:

1. This proposal is consistent with the requirements of the Comprehensive Plan and local land development regulations.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that Petition No. 87-34, the petition of MIRACLE REVIVAL DELIVERANCE CHURCH OF BELLE GLADE, INC., for a SPECIAL EXCEPTION TO ALLOW A CHURCH AND ACCESSORY BUILDINGS AND STRUCTURES, on a parcel of land lying on all of Lots 45, 46, 47, 48 and 49, Block 4, Rader Subdivision No. 2 in Section 7, Township 44 South, Range 37 East, as recorded in Plat Book 20, Page 34, located on the southeast corner of the intersection of Canal Street and "R" Street in an RS-Single Family Residential Zoning District, was approved as advertised, subject to the following conditions:

1. Prior to site plan certification, the site plan shall

be amended to reflect the following:

- a. Required number of parking spaces.
 - b. Required twenty five (25) foot backup distance within property.
 - c. No parking stalls within the twenty (20) foot backup distance.
 - d. An access dimension of twenty five (25) feet on Canal Street.
 - e. Required landscaping between off-street parking areas and right-of-way.
 - f. Required number of trees.
2. Since sewer service is available to the property, septic tank shall not be approved for use on the property.
 3. Since water service is available to the property, a potable water well shall not be approved for use on the property.
 4. Prior to Site Plan approval, petitioner shall revise the parking areas on the Site Plan so that all vehicles may enter and leave in a forward motion.
 5. The developer shall retain the stormwater runoff in accordance with all applicable agency requirements in effect at the time of the permit application. However, at a minimum, this development shall retain onsite 85% of the stormwater runoff generated by a three (3) year-one hour storm (3.0 inches) per requirements of the Permit Section, Land Development Division. The drainage system shall be maintained in an acceptable condition as approved by the County Engineer.
 6. The property owner shall pay a Fair Share Fee in the amount and manner required by the "Fair Share Contribution for Road Improvements Ordinance" as it presently exists or as it may from time to time be amended. The Fair Share Fee for this project presently is \$455.00 (17 trips X \$26.79 per trip).
 7. Prior to site plan certification, petitioner shall file a Unity of Title Agreement covering the entire site.

Commissioner Wilken, moved for approval of the petition. The motion was seconded by Commissioner Elmquist, and upon being put to a vote, the vote was as follows:


Carol A. Roberts	--	Absent
Carol J. Elmquist	--	Aye
Karen T. Marcus	--	Absent
Dorothy Wilken	--	Aye
Kenneth M. Adams	--	Aye

The foregoing resolution was declared duly passed and adopted this 27th day of September, 1988 confirming action of September 2, 1987

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

FALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

BY:



COUNTY ATTORNEY

JOHN B. DUNKLE, CLERK

BY:



DEPUTY CLERK

