

RESOLUTION NO. R-96-6

RESOLUTION APPROVING ZONING PETITION EAC95-40(A)
DEVELOPMENT ORDER AMENDMENT
PETITION OF GL HOMES OF FLORIDA
BY KIERAN KILDAY, AGENT
WORTHINGTON TRAIL PUD

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, and the Palm Beach County Unified Land Development Code, is authorized and empowered to consider petitions relating to zoning; and

WHEREAS, the notice and hearing requirements, as provided for in Article 5 of the Palm Beach County Unified Land Development Code, have been satisfied; and

WHEREAS, Zoning Petition EAC95-40(A) was presented to the Board of County Commissioners at a public hearing conducted on January 5, 1996; and

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

WHEREAS, this approval is subject to Article 5, Section 5.8 (Compliance with Time Limitations), 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 made the following findings of fact:

1. This Development Order Amendment is consistent with the Palm Beach County Comprehensive Plan.
2. This Development Order Amendment complies with the relevant and appropriate portions of Article 6, Supplementary Use Standards; of the Palm Beach County Unified Land Development Code.
3. This Development Order Amendment is consistent with the requirements of the Palm Beach County Unified Land Development Code.
4. This Development Order Amendment, with conditions as adopted, is compatible as defined in the Palm Beach County Unified Land Development Code and generally consistent with the uses and character of the land surrounding and in the vicinity of the land proposed for development.
5. This Development Order Amendment, with conditions as adopted, complies with the standards imposed on it by applicable provisions of the Palm Beach County Unified Land Development Code for use, layout, function, and general development characteristics.
6. This Development Order Amendment meets applicable local land development regulations.
7. This Development Order Amendment, with conditions as adopted, minimizes adverse effects, including visual impact and intensity of the proposed use on adjacent lands.

8. This Development Order Amendment has a concurrency determination and therefore complies with Article 11 (Adequate Public Facility Standards) of the Palm Beach County Unified Land Development Code.
9. This Development Order Amendment, with conditions as adopted, minimizes environmental impacts, including but not limited to water, air, stormwater management, wildlife, vegetation, wetlands and the natural functioning of the environment.
10. This Development Order Amendment, with conditions as adopted, will result in logical, timely and orderly development patterns.

WHEREAS, Article 5 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 Petition EAC95-40(A) the petition of GL Homes of Florida by Kevin Ratterree, agent, for a Development Order Amendment/Expedited Application Consideration (EAC) to add acreage, and reconfigure pods previously approved 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 attached as EXHIBIT B, attached hereto and made a part hereof, was approved on January 5, 1996, subject to the conditions of approval described in EXHIBIT C, attached hereto and made a part hereof.

Commissioner Aaronson moved for the approval of the Resolution.

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

Ken Foster, Chair	--	Aye
Burt Aaronson	--	Aye
Maude Ford Lee	--	Aye
Karen T. Marcus	--	Aye
Mary McCarty	--	Aye
Warren Newell	--	Aye
Carol A. Roberts	--	Aye

The Chair thereupon declared that the resolution was duly passed and adopted on January 5, 1996.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

DOROTHY H. WILKEN, CLERK

BY:

Debra Oller
COUNTY ATTORNEY

BY:

Joan Hawley
DEPUTY CLERK

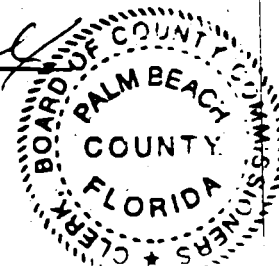


EXHIBIT A
LEGAL DESCRIPTION

PARCEL 1

Tracts 41 through 56, inclusive, Block 58, the PALM BEACH FARMS COMPANY PLAT NO. 3, according to the Plat thereof, as recorded in Plat Book 2, Pages 45 through 54, inclusive of the Public Records of Palm Beach County, Florida, LESS AND EXCEPTING the East 25 feet of Tracts 41 and 56; and LESS AND EXCEPTING the West 20 feet of Tracts 48 and 49.

TOGETHER WITH the Southerly 15 feet of that certain 30 strip of land lying North of Tracts 41 through 48, inclusive, LESS the East 25 feet thereof and LESS the West 20 feet thereof, Block 58, the PALM BEACH FARMS CO. PLAT NO. 3, Plat Book 2, Pages 45 through 54, Public Records of Palm Beach County, Florida;

PARCEL 2

Tracts 73 through 88, inclusive and Tracts 105 through 120, inclusive, Block 58, the PALM BEACH FARMS COMPANY 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, LESS AND EXCEPTING therefrom the East 25 feet of Tracts 73, 88, 105 and 120; and LESS AND EXCEPTING therefrom the North 40 feet of 73 through 80; and LESS AND EXCEPTING therefrom the West 20 feet of Tracts 80, 81 and 112;

TOGETHER WITH that certain 30 foot strip of land lying South of Tracts 81 through 88, and lying North of Tracts 105 through 112, LESS the East 25 feet thereof and LESS the West 20 feet thereof, Block 58 the PALM BEACH FARMS CO. PLAT NO. 3, Plat Book 2, Pages 45 through 54, Public Records of Palm Beach County, Florida;

PARCEL 3

That certain 30 foot strip of land lying South of Tracts 49 through 56, inclusive previously dedicated as the right-of-way for Lake Worth Drainage District Lateral No. 27, LESS the East 25 feet thereof, and LESS the West 20 feet thereof, Block 58, the PALM BEACH FARMS CO. PLAT NO. 3, Plat Book 2, Pages 45 through 54, Public Records of Palm Beach County, Florida;

TOGETHER WITH the North 40 feet of Tracts 73 through 80 inclusive, LESS AND EXCEPTING the East 25 feet and LESS AND EXCEPTING the West 20 feet therefrom;

Said lands lying and situated within, Palm Beach County, Florida.

All Containing 240.892 Acres, more or less.