

ADMINISTRATIVE AMENDMENT

STAFF PLANNING DEPT DATE 11/19/96
• add pkg stalls along north FL. (based per JWH)

FLUM: C/5
Zoning: CE/SE
AS/SE
use: Shipping Center, Residential

NOTE: HEDGE SHALL BE EXTENDED ALONG ENTIRE LENGTH OF FL. FOR CONDO. B. MARK W/ CONSTRUCTION FOR PHASE II

GENERAL NOTES:

- All building improvements are existing. No new improvements are proposed with this submittal
- The 40% office and 60% warehouse tenant mix in Building "A" is based on the overall building "A" square footage, not the individual bays located in Building "A".

FLUM: Utility
Zoning: N.A.
use: Florida's Turnpike

FINAL PLAN
CERTIFIED AT
2/28/96 JRC
R. Sullivan

SITE DATA

Special Exception 'PID'
ZONED - IL - (light industrial)

BLDG	USE	SQ. FT.	Type of Construction Breakdown
A	Office (40%)	18,416	TYPE IV - unprotected fully sprinkled
	Warehouse (60%)	27,624	
B	Warehouse	9,600	TYPE IV - unprotected unsprinkled
C	Warehouse	18,066	
D	Self Storage Office	1,056	
E	Self Storage	73,095	
F	Self Storage	10,800 (future)	
G	Self Storage	18,950 (future)	
Total		177,607	

Parking Required 154 Spaces

Office 1 sp/200 sq.ft. 98

Warehouse 1 sp/1000 sq.ft. 56

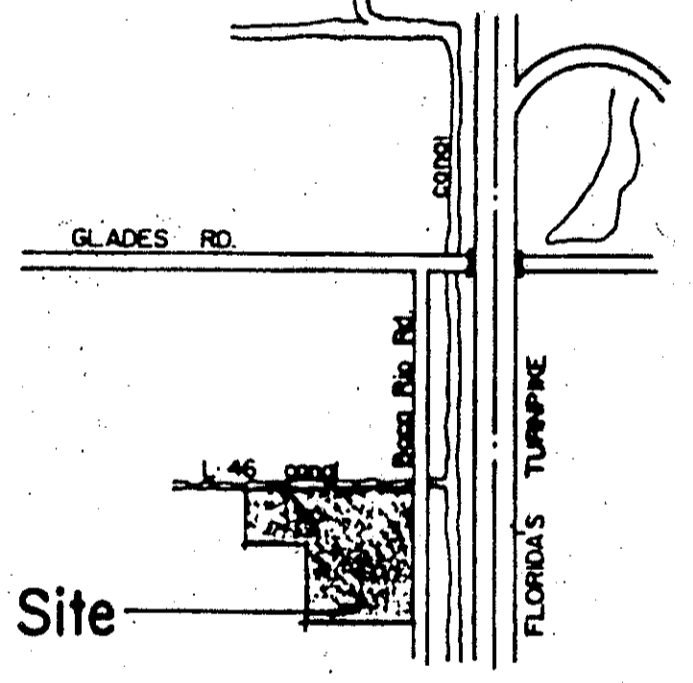
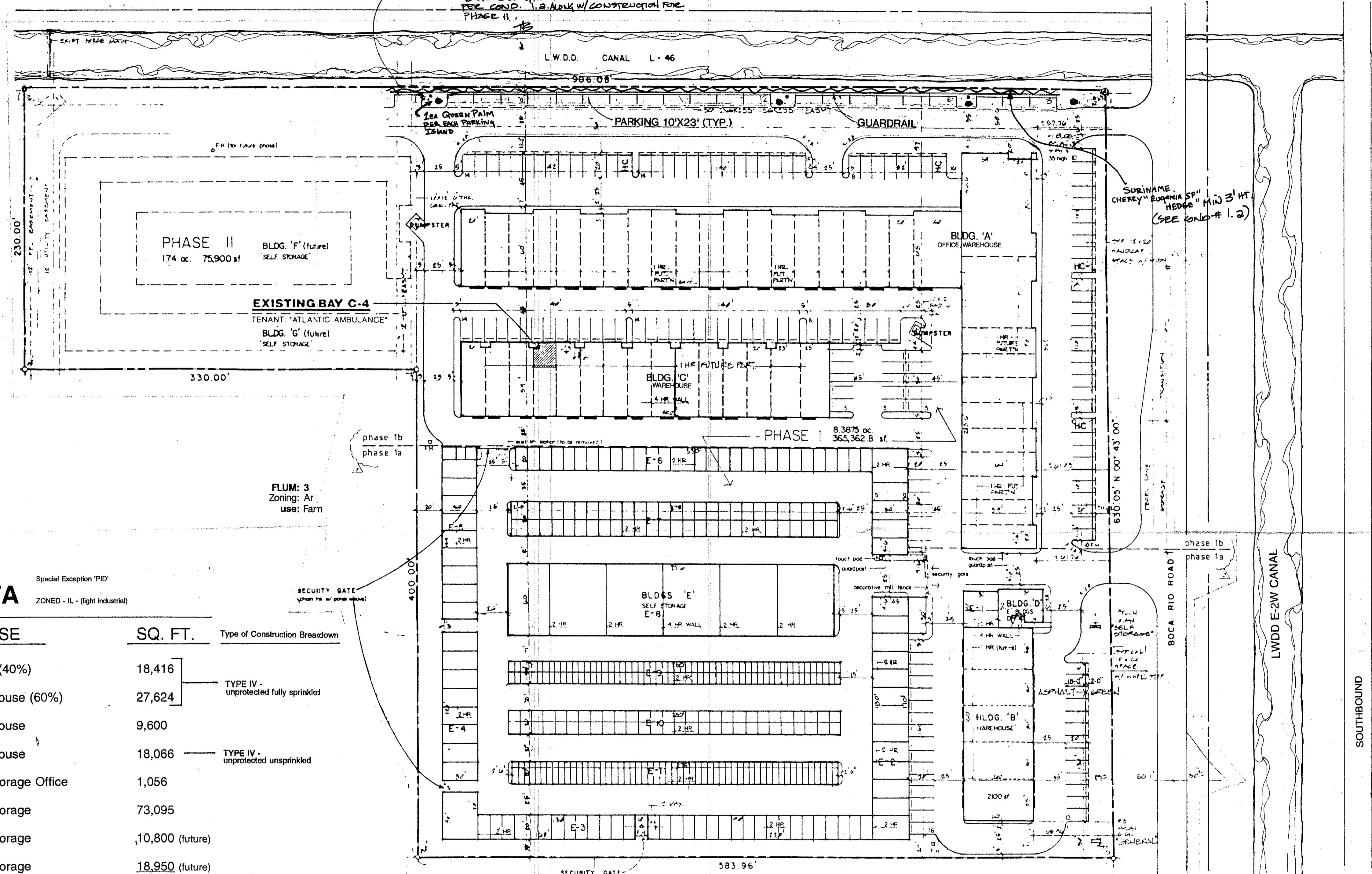
Self Storage 0

Parking Provided 177 Spaces

Total Acres 10.13 Acres

Buildable Area (40%)

Parking & Roads (43%)



Vicinity sketch N.T.S.
PETITION NO. 84-30 A
DATE SUBMITTED FEB 13 1996
EXHIBIT NO. 34
IMPRESSES EXH. NO. 33

RESOLUTION NO. 84-30, Special Exception

WHEREAS, the Board of County Commissioners, on the governing body, pursuant to the authority vested in Chapter 163 and Chapter 185, Florida Statutes, is authorized and empowered to consider petitions relating to zoning and...

1. The development shall retain, create or restore 25% of the stormwater runoff generated by a three (3) year storm per requirements of the Palm Beach Land Development Ordinance.

2. The property owner shall convey an access easement to the properties to the west prior to site plan approval.

3. The property owner shall comply with a paving and drainage permit issued from the Office of the County Engineer.

4. The developer shall contribute Ten Thousand Eight Hundred and Eighty Eight Dollars (\$10,888.00) toward the cost of paving this project.

5. The property owner shall obtain an onsite drainage permit from the Palm Beach County Engineering Department prior to the application of a building permit.

6. The petitioner shall present a notarized affidavit of disclosure to the zoning authority meeting.

Boca Rio Centre
Palm Beach County, Florida
Site Plan

Job Number 16003.00
Drawn By LP
Date 2.12.96

mh0012.igr
BOCA TRAVEL TRAILER PARK
PID PET 84-30, R 84-1107

NOV 2 1996

Scale 1"=40'-0"
0 20 40 80