

July 13, 2020

**RESOLUTION 2020-16**

**A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF WESTLAKE, FLORIDA, APPROVING THE SITE PLAN FOR THE CRESSWIND PALM BEACH AMENITY CENTER INCLUDING A 13,728 SQUARE FOOT CLUBHOUSE BUILDING, A 4,000 SQUARE FOOT POOL, RECREATIONAL SPORTS AREAS, COVERED PORCHES AND A PLAZA, LOCATED AT 15730 CRESSWIND PLACE, IN THE CITY OF WESTLAKE, PALM BEACH COUNTY, FLORIDA, PROVIDING FOR IMPLEMENTATION; AND PROVIDING AN EFFECTIVE DATE.**

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**WHEREAS**, the City's Land Development Regulations provides procedures for the review and adoption of site plans by the City Council; and

**WHEREAS**, the developer KH Westlake, LLC, submitted an application for site plan review and approval for the Cresswind Palm Beach Amenity Center, located at 15730 Cresswind Place, legally described in the attached Exhibit "A", and

**WHEREAS**, staff has reviewed and recommends approval of the proposed site plan, SPR 2019-02 including a one (1) story 13,728 square foot Clubhouse, a 4,000 square foot pool, recreational sports areas, covered porches and a plaza, located on approximately 6.66 acres, provided in the attached Exhibit "B", (Site Plan); and

**WHEREAS**, the Site Plan is consistent with all of the requirements of the Unified Land Development Regulations; and

**WHEREAS**, pursuant to law, notice has been given by publication in a paper of general circulation in Palm Beach County, notifying the public of this proposed resolution and of the public hearing; and

**WHEREAS**, the City Council for the City of Westlake finds that the adoption an implementation of this resolution is in the best interest and welfare of the residents of the City of Westlake.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF WESTLAKE, FLORIDA, THAT:**

**Section 1: Recitals:** The above recitals are true and correct and are incorporated herein by this reference.

**Section 2: Approval of Site Plan:** The City Council for the City of Westlake hereby approves SPR 2019-02 including a one (1) story 13,728 square foot Clubhouse, a 4,000 square foot pool, recreational sports areas, covered porches and a plaza, for the Cresswind Palm Beach Amenity Center, located at 15730 Cresswind Place, Westlake, Florida, 33470, as described in the attached Exhibit "A", containing approximately 6.66 acres, which is located in the City of Westlake, and in Palm Beach County, Florida.

**Section 3. Implementation:** The City Manager and the City Attorney are hereby authorized to take such further action as may be necessary to implement the purpose and provisions of the Resolution.

**Section 4: Effective Date:** This resolution shall take effect immediately upon its adoption.

**PASSED AND APPROVED** by City Council for the City of Westlake, on this 13th day of July, 2020.

**PUBLISHED** on this 2nd day of July, 2020 in the Palm Beach Post.



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City of Westlake  
Roger Manning, Mayor



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Zoie Burgess, City Clerk



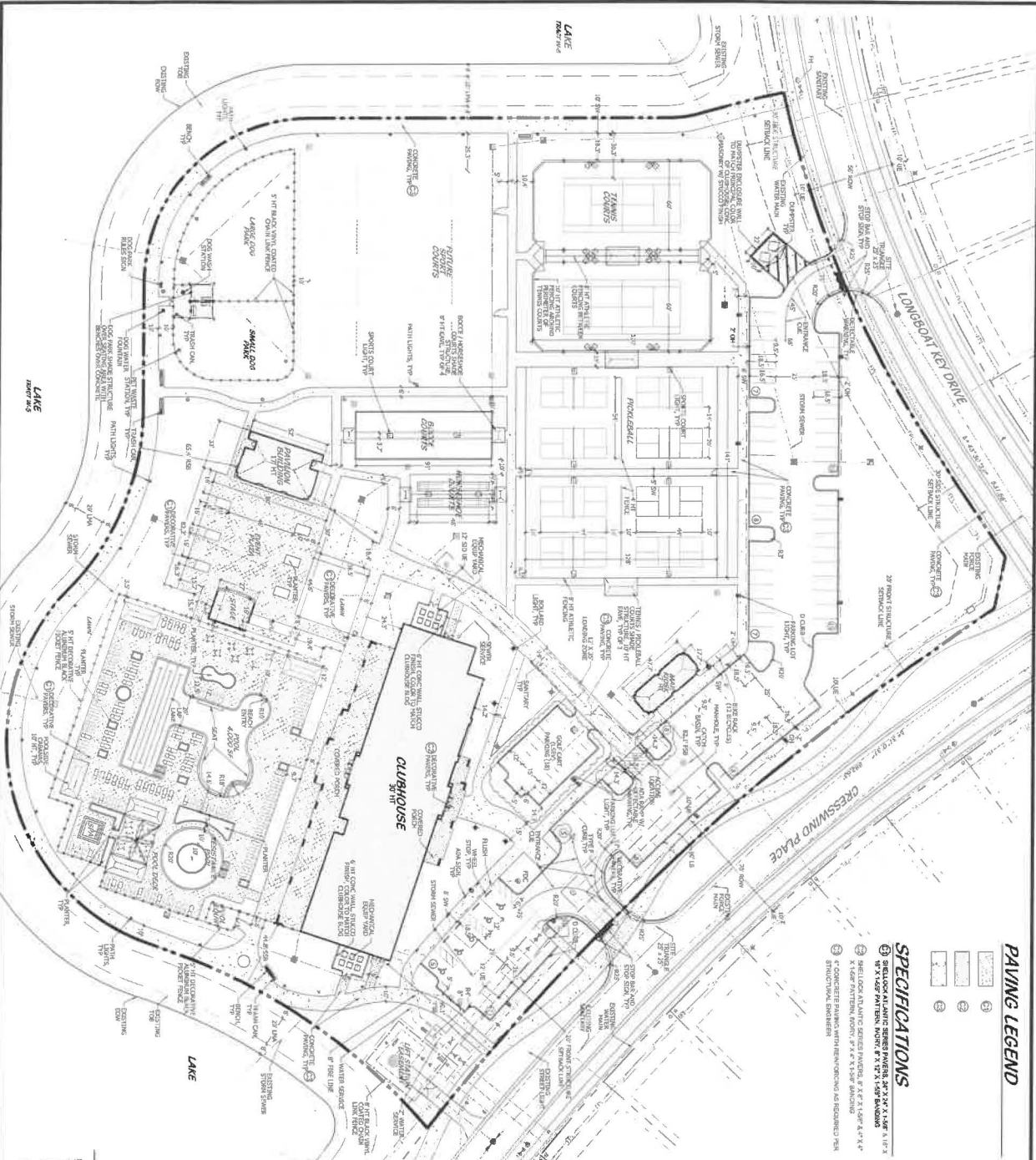
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Approved as to Form and Sufficiency  
Pam E. Booker, City Attorney

**Exhibit 'A'**  
**Legal Description**  
**Cresswind Palm Beach Amenity Center**

TRACT REC. (RECREATION TRACT) AS SHOWN ON THE PLAT OF CRESSWIND PALM BEACH PHASE 1 AS RECORDED IN PLAT BOOK 128, PAGE 96 THROUGH 105, INCLUSIVE, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

CONTAINING: 6.66 ACRES.



**PAVING LEGEND**

- 1
- 2
- 3
- 4
- 5

**SPECIFICATIONS**

- 1. 3" CONC. ON 4" SAND PAVEMENT, 24" X 24" X 1/2" LAY 1, 1/2" LAY 2
- 2. 3" CONC. ON 4" SAND PAVEMENT, 24" X 24" X 1/2" LAY 1, 1/2" LAY 2
- 3. 3" CONC. ON 4" SAND PAVEMENT, 24" X 24" X 1/2" LAY 1, 1/2" LAY 2
- 4. 3" CONC. ON 4" SAND PAVEMENT, 24" X 24" X 1/2" LAY 1, 1/2" LAY 2
- 5. 3" CONC. ON 4" SAND PAVEMENT, 24" X 24" X 1/2" LAY 1, 1/2" LAY 2

**LOCATION MAP**



**SITE DATA**

**GENERAL NOTES:**

1. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
2. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
3. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
4. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
5. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.

**SETBACKS**

SETBACK	MIN.	MAX.
FRONT	5'	10'
REAR	5'	10'
SIDE	5'	10'
DIAGONAL	5'	10'

**LEGEND**

SYMBOL	DESCRIPTION
(Symbol)	BOUNDARY
(Symbol)	PROPERTY LINE
(Symbol)	SETBACK LINE
(Symbol)	SETBACK LINE
(Symbol)	SETBACK LINE

**Site Plan**



**WESTLAKE - POD P**  
AMENITY CENTER  
PALM BEACH COUNTY, FL

**Colleur & Hearing**  
Landmark Architects  
Environmental Consultants  
194 Commerce Lane  
Jupiter, FL 33458  
407.748.1977  
www.colleurhearing.com  
LSP 1.C-000285

DATE: 11.2023, 11.2023, 01.2024  
DRAWN: [Name], CHECKED: [Name]  
SCALE: 1" = 30'-0"  
SHEET 1 OF 3