



**II. FISCAL IMPACT ANALYSIS**

**A. Five Year Summary of Fiscal Impact:**

Fiscal Years	2006	2007	2008	2009	2010
Capital Expenditures	_____	_____	_____	_____	_____
Operating Costs	_____	_____	_____	_____	_____
External Revenues	_____	_____	_____	_____	_____
Program Income (County)	_____	_____	_____	_____	_____
In-Kind Match (County)	_____	_____	_____	_____	_____
<b>NET FISCAL IMPACT</b>	<b><u>-0-</u></b>	<b>_____</b>	<b>_____</b>	<b>_____</b>	<b>_____</b>
<b># ADDITIONAL FTE POSITIONS (Cumulative)</b>	<b>_____</b>	<b>_____</b>	<b>_____</b>	<b>_____</b>	<b>_____</b>

Is Item Included in Current Budget: Yes \_\_\_\_\_ No \_\_\_\_\_  
 Budget Account No: Fund \_\_\_\_\_ Dept \_\_\_\_\_ Unit \_\_\_\_\_ Object \_\_\_\_\_  
 Program \_\_\_\_\_

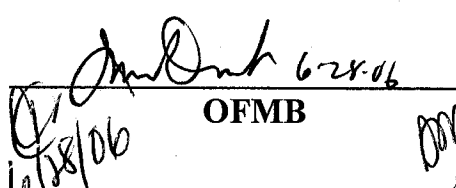
**B. Recommended Sources of Funds/Summary of Fiscal Impact:**

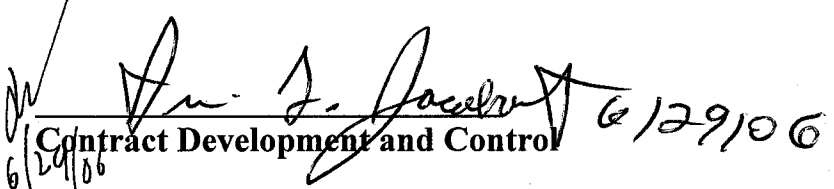
No fiscal impact.

**C. Departmental Fiscal Review: \_\_\_\_\_**

**III. REVIEW COMMENTS**

**A. OFMB Fiscal and/or Contract Development Comments:**


 \_\_\_\_\_  
 OFMB  
 6/28/06


 \_\_\_\_\_  
 Contract Development and Control  
 6/29/06

6/29/06

**B. Legal Sufficiency:**


 \_\_\_\_\_  
 Assistant County Attorney  
 6/30/06

**This item complies with current County policies.**

**C. Other Department Review:**

\_\_\_\_\_  
 Department Director

**This summary is not to be used as a basis for payment.**

27

R40

SEE PG 17

R40

T

S

10

10

J.W. CORBETT  
WILDLIFE MANAGEMENT  
AREA

11

T42

11

15

14

T42

94	ST	N	94	ST	N	94	ST	N
N 93			N 93	BLVD				
92	LN	N	92			LN	N	
ST MURCOTT			AV MURCOTT			BLVD		MURCOTT BLVD
91	PL	N	91			PL	N	91 PL N
90	ST	N	90			ST	N	90 ST N
190 HAMLIN			180 HAMLIN			BLVD		HAMLIN BLVD
			89			PL	N	89 PL N
			N 88			RD	N	88 RD N
			87			LN	N	87 LN N
			86			ST	N	86 ST N
			VALENCIA			BLVD		VALENCIA BLVD
			AV 84			CT	N	84 CT N
			83			PL	N	83 PL N
			82			RD	N	82 RD N
			81			LN	N	81 LN N
			180 80			ST	N	80 ST N
			TEMPLE			BLVD		TEMPLE BLVD
			79			CT	N	79 CT N
			78			RD	N	78 RD N

**Subject**

12

22

23

T42

T

S

27

SEE PG 39

# LOCATION MAP

## ATTACHMENT #1



NO CONTINUING MAP

PREPARED BY AND RETURN TO:  
Jeffrey S. Bolton, Real Estate Specialist  
Palm Beach County  
Property & Real Estate Management Division  
3200 Belvedere Road, Building 1169  
West Palm Beach, Florida 33406-1544

Property Control Number: 00-40-42-22-00-000-1020

## UTILITY EASEMENT AGREEMENT

This EASEMENT is granted \_\_\_\_\_, between **PALM BEACH COUNTY, FLORIDA**, a political subdivision of the State of Florida, whose legal mailing address is 301 North Olive Avenue, West Palm Beach, Florida 33401-4791, ("Grantor"), and **FLORIDA POWER & LIGHT COMPANY**, whose legal mailing address is Post Office Box 16179, West Palm Beach, Florida 33416-6179, ("Grantee").

### WITNESSETH:

That said Grantor, in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable considerations paid, the receipt and sufficiency of which are hereby acknowledged, hereby grants unto Grantee, its successors and assigns, a perpetual non-exclusive easement (the "Easement") for the construction, operation and maintenance of underground electric utility facilities, including wires, cables, conduits, appurtenant equipment, and an above ground pad-mounted transformer (the "Facilities") to be installed from time to time; with the right to reconstruct, improve, add to, enlarge, change the voltage, as well as the size of and remove such Facilities or any of them within an easement upon, under and across the following described real property (the "Easement Premises") situate, lying and being in the County of Palm Beach, State of Florida to wit:

**ATTACHMENT # 2**

**See Legal Description/Site Sketch marked Exhibit "A"  
Attached Hereto and Made a Part Hereof**

Together with the right to permit any other person, firm or corporation to lay cable and conduit within the Easement Premises and to operate the same for communications purposes.

Together with the right of reasonable ingress and egress to said Easement Premises at all times, the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Premises; and the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Premises which might interfere with or fall upon the Facilities installed within the Easement Premises.

**THE CONDITION OF THIS RIGHT OF USAGE ARE SUCH THAT:**

1. Grantee shall cause the Facilities and their appurtenances to be constructed within the confines of the Easement Premises.
2. Grantee hereby expressly agrees that in the event Grantee abandons use of the Easement Premises for the purpose herein expressed, the Easement granted hereby shall become null and void, and all the rights in and to the Easement Premises shall revert to Grantor.
3. Grantee further expressly agrees to maintain in good condition and repair, at its sole cost and expense, its transformer, underground cables and equipment within the Easement Premises at all times during the term hereof.

4. The grant of this Easement shall in no way restrict the right and interest of Grantor in the use, maintenance and quiet enjoyment of the Easement Premises to the extent that such does not interfere with the rights granted herein.

IN WITNESS WHEREOF Grantor has caused these presents to be executed in its name, by its proper officers thereunto duly authorized, the day and year first above written.

ATTEST:

SHARON R. BOCK  
CLERK & COMPTROLLER

PALM BEACH COUNTY, a political  
subdivision of the State of Florida  
BOARD OF COUNTY COMMISSIONERS

By: \_\_\_\_\_  
Deputy Clerk

BY: \_\_\_\_\_  
Tony Masilotti, Chairman

APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY

APPROVED AS TO TERMS  
AND CONDITIONS

By: \_\_\_\_\_  
Assistant County Attorney

By: Pat Anthony Wolf  
Department Director

**Exhibit "A"**

**Legal Description/Site Sketch**

Palm Beach County District Park 'F'  
Legal Description for F.P.L. Electrical Easement


A ten foot (10') wide strip of land for electrical easement purposes lying over a parcel of land lying within a portion of the Northeast one quarter of the Northwest one quarter of Section 22, Township 42 South, Range 40 East, and the Northwest one quarter of the Northeast one quarter of Section 22, Township 42 South, Range 40 East of Palm Beach County, Florida, as recorded in Official Record Book 9363, Page 813, of the Public Records of Palm Beach County, Florida. The centerline of said ten foot (10') wide easement being more particularly described as follows:

Bearings shown hereon are based on the Palm Beach County Sectional Breakdown of Section 22, Township 42 South, Range 40 East which shows the North line of the Northwest quarter of said Section 22 bearing South 89°53'55" East.

**Commencing** at the Northwest corner of said Section 22;  
Thence South 89°53'55" East along the North line of the Northwest one quarter of said Section 22 a distance of 1534.35 feet;  
Thence South 00°04'42" East 50.00 feet to a point on the South right-of-way line of Hamlin Boulevard, as recorded in Official Record Book 1428, Page 581, of the Public Records of Palm Beach County, Florida;  
Thence South 89°53'55" East a distance of 313.52 feet along said South right-of-way line to the **Point of Beginning**;  
Thence South 00°06'05" West a distance of 6.55 feet;  
Thence North 89°53'55" West a distance of 293.98 feet;  
Thence South 00°11'22" East a distance of 565.43 feet to a point labeled Point 'A' for description purposes;  
Thence South 00°11'22" East a distance of 306.94 feet;  
Thence North 89°04'13" East a distance of 170.00 feet to a **Point of Terminus**.  
**Beginning** at before labeled Point 'A';  
Thence South 89°47'08" East a distance of 88.54 feet to a point labeled Point 'B' for description purposes;  
Thence South 89°47'08" East a distance of 40.46 feet;  
Thence South 71°50'02" East a distance of 99.98 feet;  
Thence South 90°00'00" East a distance of 61.00 feet;  
Thence South 61°11'31" East a distance of 86.61 feet to a point on a non-tangent curve concave to the Southeast, said curve having a radial bearing of South 34°09'49" East;  
Thence Northeasterly along said curve having a radius of 261.25 feet and a central angle of 34°04'51" for an arc distance of 155.40 feet to the Point of Tangency;  
Thence North 89°55'02" East a distance of 33.67 feet to a point labeled Point 'C' for description purposes;

Palm Beach County District Park 'F'  
Legal Description for F.P.L. Electrical Easement  
continued

Thence North 89°55'02" East a distance of 430.95 feet to a point labeled Point 'D' for description purposes;  
Thence North 89°55'02" East a distance of 113.27 feet;  
Thence North 61°29'38" East a distance of 61.40 feet to a point labeled Point 'E' for description purposes;  
Thence North 61°29'38" East a distance of 418.13 feet to a point of curvature on a curve to the left;  
Thence Northeasterly along said curve having a radius of 76.25 feet and a central angle of 61°08'41" for an arc distance of 81.37 feet to the Point of Tangency.  
Thence North 00°20'57" East a distance of 292.37 feet;  
Thence North 89°37'33" East a distance of 282.38 feet;  
Thence North 00°06'05" East a distance of 6.60 feet to a point on the South right-of-way line of said Hamlin Boulevard and a **Point of Terminus**;  
Thence North 89°53'55" West 1538.40 feet to the **Point of Beginning** for a **Point of Closure**.  
**Beginning** at said Point 'B';  
Thence South 00°00'00" East a distance of 10.00 feet to a **Point of Terminus**.  
**Beginning** at said Point 'C';  
Thence South 04°35'30" West a distance of 110.00 feet to a **Point of Terminus**.  
**Beginning** at said Point 'D';  
Thence North 00°00'00" East a distance of 12.00 feet to a **Point of Terminus**.  
**Beginning** at said Point 'E';  
Thence South 32°02'52" East a distance of 142.25 feet;  
Thence South 00°00'00" East a distance of 395.11 feet;  
Thence North 90°00'00" West a distance of 15.00 feet to a **Point of Terminus**.

  
\_\_\_\_\_  
Christopher J. Huth, Registered Surveyor & Mapper #4299  
214 NE 3<sup>rd</sup> Street, Boynton Beach FL 33435 561-738-0987

Not valid without 5 of 5 pages

$S89^{\circ}53'55''E$   
 1534.35  
 POINT OF COMMENCEMENT  
 N.W. CORNER  
 SECTION 22-42-40

NORTH LINE OF N.W. 1/4 OF SEC 22, TWP 42S, RGE 40E

$S00^{\circ}04'42''E$  50.00

$S89^{\circ}53'55''E$  213.52

POINT OF BEGINNING  
 SOUTH R/W HAMLIN BOULEVARD

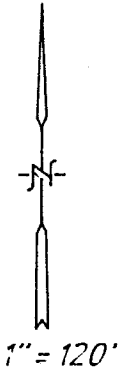
$S00^{\circ}06'05''W$   
 6.55

$N89^{\circ}53'55''W$  293.98

TYPICAL 10' ELECTRIC EASEMENT

5' TYPICAL

NORTHEAST ONE-QUARTER OF  
 THE NORTHWEST ONE-QUARTER  
 OF SECTION 22 TWP 42S RGE 40E



$S00^{\circ}11'22''E$  565.43

$N89^{\circ}55'02''E$  430.95

POINT 'C'

POINT 'A'

$S89^{\circ}47'08''E$  88.54

$N89^{\circ}55'02''E$  33.67

POINT 'B'  
 $S89^{\circ}47'08''E$  40.46

POINT OF TANGENCY

$S71^{\circ}50'02''E$  99.98

$S90^{\circ}00'00''E$  61.00

POINT OF TERMINUS  
 $S00^{\circ}00'00''$   
 10.00

ARC LENGTH 155.40

RADIUS 261.25

CENTRAL ANGLE  
 $34^{\circ}04'51''$

$S04^{\circ}35'30''W$   
 110.00

$S61^{\circ}11'31''E$  86.61

POINT OF CURVE  
 NOT TANGENT

RADIAL BEARING  
 $S32^{\circ}47'33''E$

POINT OF TERMINUS

$S00^{\circ}11'22''E$  306.94

$N89^{\circ}04'13''E$   
 170.00

MATCH LINE 'A'

SKETCH OF LEGAL DESCRIPTION  
 NOT A BOUNDARY SURVEY

*Christopher J. Huth*

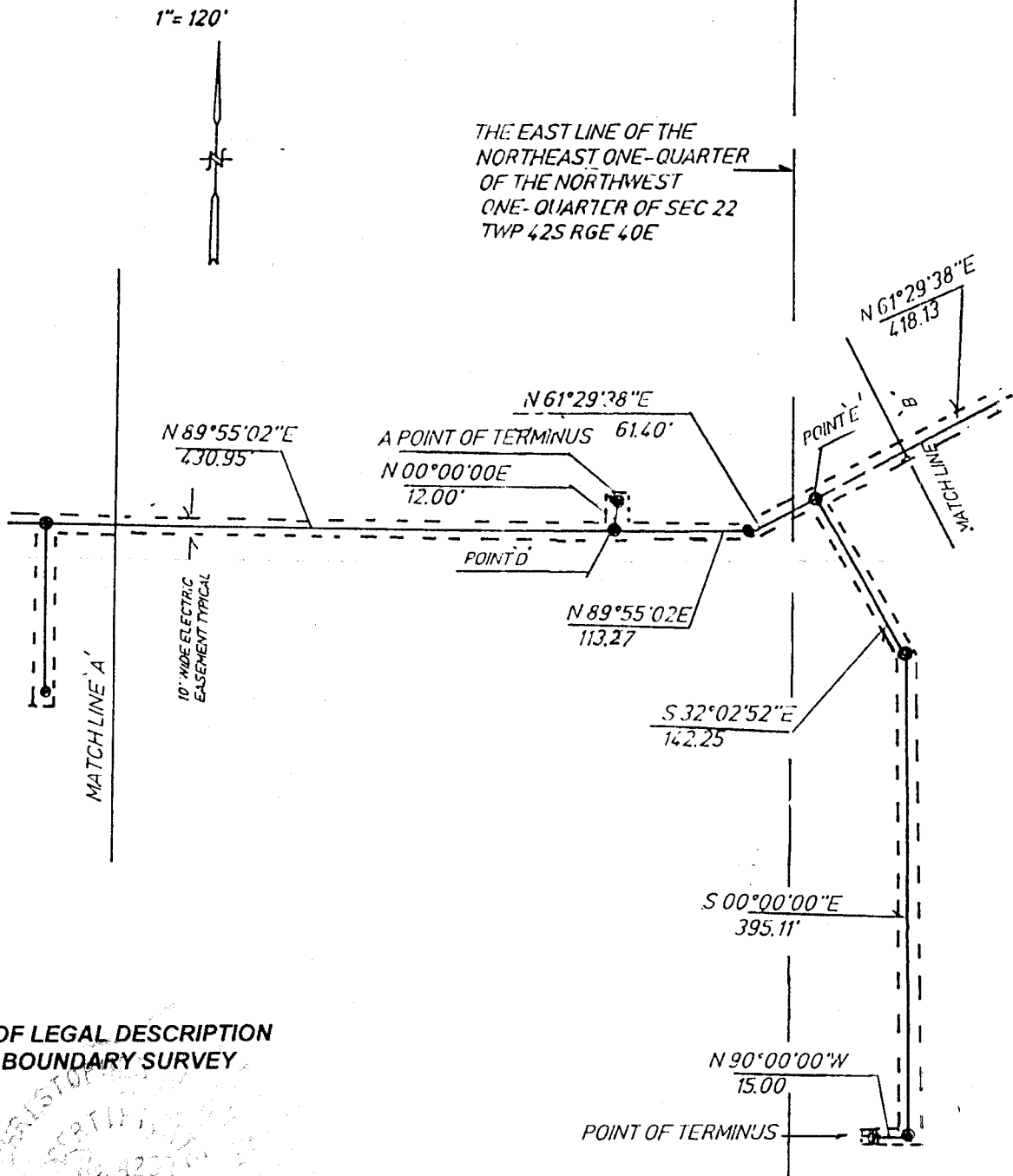
May 20, 2006

CHRISTOPHER J. HUTH, Florida Surveyor & Mapper #4299  
 214 NE 3<sup>rd</sup> Street, Boynton Beach, FL 33435 561-738-0987

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NORTH LINE OF THE N.W. 1/4 OF SEC. 22 TWP 42S RGE 40E

SOUTH RIGHT-OF-WAY LINE HAMLIN BOULEVARD



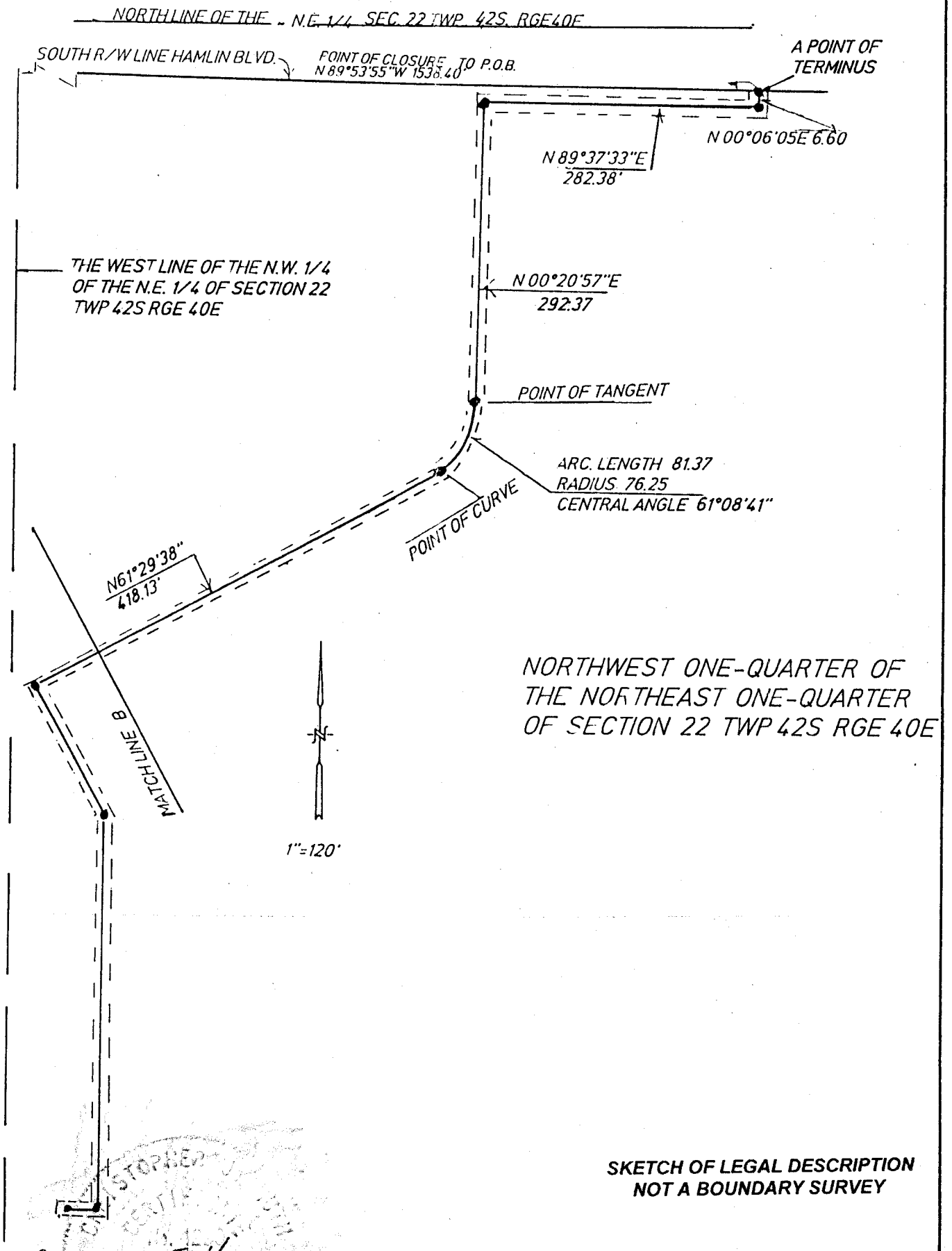
SKETCH OF LEGAL DESCRIPTION  
NOT A BOUNDARY SURVEY

*Christopher J. Huth*

May 20, 2006

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NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SECTION 22 TWP 42S RGE 40E

SKETCH OF LEGAL DESCRIPTION  
NOT A BOUNDARY SURVEY

*Christopher J. Huth*

May 20, 2006

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214 NE 3<sup>rd</sup> Street, Boynton Beach, FL 33435 561-738-0987

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