

PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM SUMMARY

Meeting Date: February 5, 2013

{ } Consent {X} Regular
{ } Workshop { } Public Hearing

Department:

Submitted By: Engineering & Public Works
Submitted For: Roadway Production Division

I. EXECUTIVE BRIEF

Motion and Title: Staff requests Board direction concerning the potential El Paso Drive Municipal Service Taxing Unit (MSTU) project, whether to:

- A) Proceed with the El Paso Drive from Blanchette Trail to Pancho Way, Pinto Drive from Blanchette Trail to Pancho Way and all of Pancho Way (Project) in its entirety, assessing 30 property owners \$10,000 per property at 5% for 20 years although a 51% positive response was not obtained (40% of the owners supported the Project). Palm Beach County (County) would accept the roads for courtesy maintenance upon acquisition of required rights-of-way and the expected County cost would be approximately \$950,000; or
- B) Drop the Project since only 40% support was shown; or
- C) Revise the limits of the Project to eliminate Pinto Drive from the Project entirely and assess 13 properties on El Paso Drive and Pancho Way \$10,000 per property at 5% for 20 years. The County would accept the roads for courtesy maintenance upon acquisition of required rights-of-way and the expected County cost would be approximately \$685,000. The positive responses for this shortened project is 61%; or
- D) Revise the limits of the Project to eliminate a portion of Pinto Drive from Blanchette Trail to 900 feet west of Pancho Way and assess the seven properties on the east 900 feet of Pinto Drive and the 13 properties on El Paso Drive and Pancho Way at \$10,000 per property at 5% for 20 years. The County would accept the roads for courtesy maintenance upon acquisition of required rights-of-way and the expected County cost would be approximately \$851,000. The positive responses for this shortened project is 60%.

SUMMARY: Staff petitioned residents on El Paso Drive from Blanchette Trail to Pancho Way, Pinto Drive from Blanchette Trail to Pancho Way and all of Pancho Way to determine their desire to be considered for the Municipal Service Taxing Unit program for paving and drainage improvements.

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District 6 (MRE)

Background and Policy Issues: On October 16, 2012 the Board of County Commissioners directed staff to petition residents of Fargo Avenue in the Ranchettes subdivision and the Project area to determine if they desired the Municipal Service Taxing Unit program for paving and drainage improvements.

Continued on Page 3

Attachments:

- 1. Location Sketch
- 2. Aerial

Recommended by:

Ornela A. Fernandez
KFS Division Director

1/22/13
Date

Approved By:

S. J. Wahl
County Engineer

1/22/13
Date

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2013	2014	2015	2016	2017
Capital Expenditures	\$ -0-	-0-	-0-	-0-	-0-
Operating Costs	-0-	-0-	-0-	-0-	-0-
External Revenues	-0-	-0-	-0-	-0-	-0-
Program Income (County)	-0-	-0-	-0-	-0-	-0-
In-Kind Match (County)	-0-	-0-	-0-	-0-	-0-
NET FISCAL IMPACT	\$ **	-0-	-0-	-0-	-0-
# ADDITIONAL FTE POSITIONS (Cumulative)					

Is Item Included in Current Budget? Yes No

Budget Acct No.: Fund__ Dept.__ Unit__ Object
Program

Recommended Sources of Funds/Summary of Fiscal Impact:

**Fiscal impact is indeterminable. The item requests Board direction which has multiple fiscal possibilities.

C. Departmental Fiscal Review: Ashwillhite

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Dev. and Control Comments:

[Signature] 1/18/2013
OFMB
1/17/13
1/17

[Signature] 1/22/13
Contract Dev. and Control
1-18-13 BWhicker

B. Approved as to Form and Legal Sufficiency:

[Signature] 1/25/13
Assistant County Attorney

C. Other Department Review:

Department Director

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

SUMMARY: (Continued from Page 1)

A 40% positive response was received, less than the required 51%. However the current County Code, Chapter 26, Special Districts, Article II, Municipal Service Taxing Unit, Division 1, Section 26-27 allows for the Board of County Commissioners to proceed with improvements without receiving a positive response to petitions if they so decide.

Background and Policy Issues: (Continued from Page 1)

A majority positive response was received for Fargo Avenue and it is now in the design process.

Only 12, or 40%, of residents on the Project submitted a positive response. There were eight negative responses and ten that did not respond.

Issues to consider regarding the Project:

- If all of Pinto Drive is included, the Project costs are estimated at \$1,250,000. 30 lots would be assessed at \$10,000 each leaving approximately \$950,000 as the County's portion. (Option 1)
- Drop the Project completely. Roads would not be accepted for courtesy maintenance. Cost to County would be \$0. (Option 2)
- If Pinto Drive is eliminated from the Project (Option 3):
 1. There are 13 properties that would be assessed of which eight have given a positive response (61% positive). See Attachment 2.
 2. Project costs are estimated at \$815,000. If the assessed amount is \$10,000 per property, \$130,000 would be collected leaving \$685,000 as the County's portion.
- If only the east approximately 900 feet of Pinto Drive is included in the Project area (Option 4):
 1. There are 20 properties that would be assessed and of these, 12 have given a positive response (60% positive). See Attachment 2.
 2. Project costs are estimated at \$1,051,000. If assessed amount is \$10,000 per property, \$200,000 would be collected leaving \$851,000 as the County's portion.

OPTION	ESTIMATED TOTAL COST	ANTICIPATED COUNTY COST	ASSESSED AMOUNT	% POSITIVE SUPPORT
Option 1	\$1,250,000	\$950,000	\$300,000	40%
Option 2	No Build	\$0	\$0	N/A
Option 3	\$815,000	\$685,000	\$130,000	61%
Option 4	\$1,051,000	\$851,000	\$200,000	60%

Staff Recommendation:

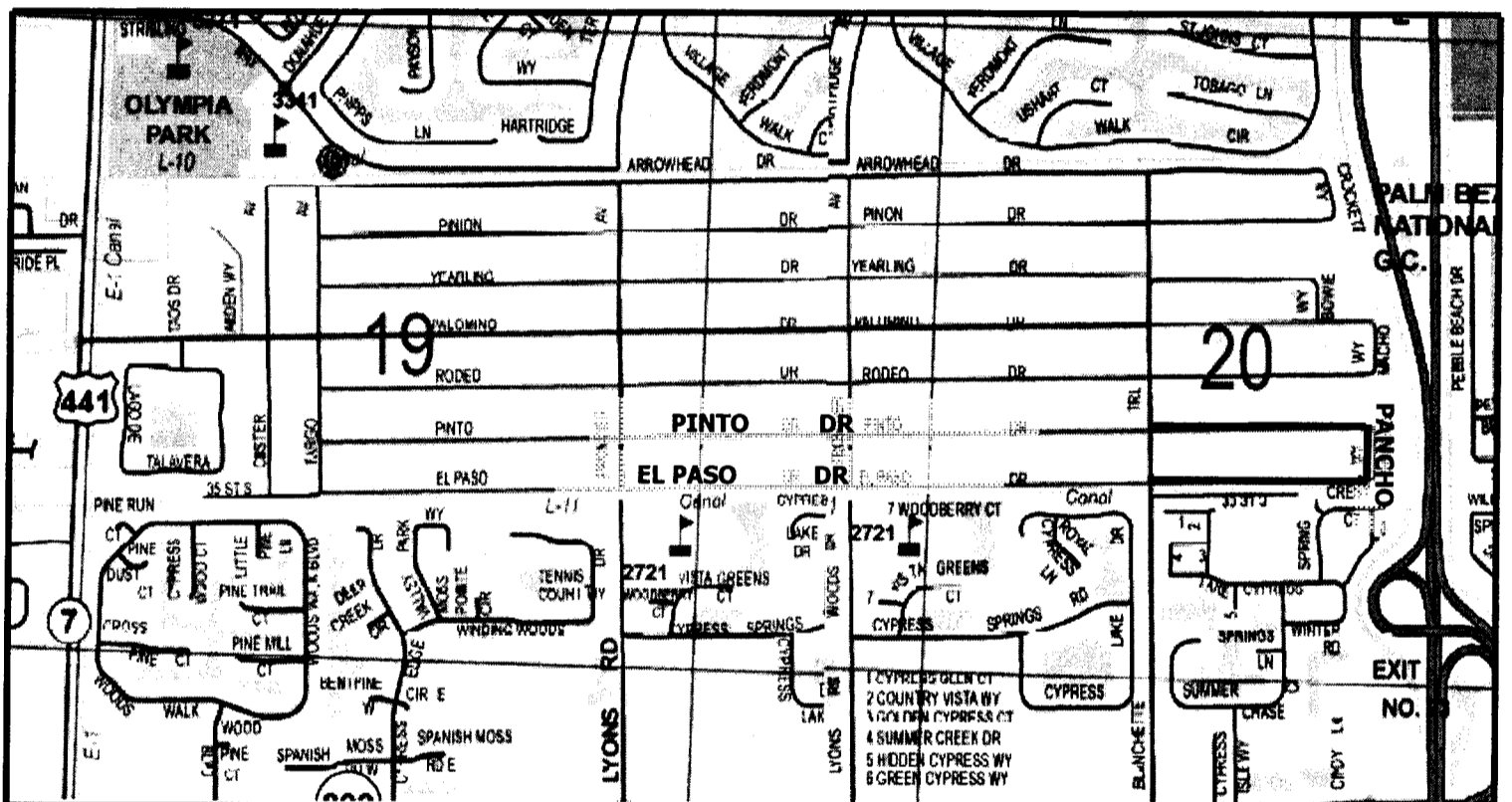
Staff recommends Option 3, eliminating Pinto Drive from the Project.

LOCATION MAP

El Paso Dr from Blanchette Trail east to Pancho Way

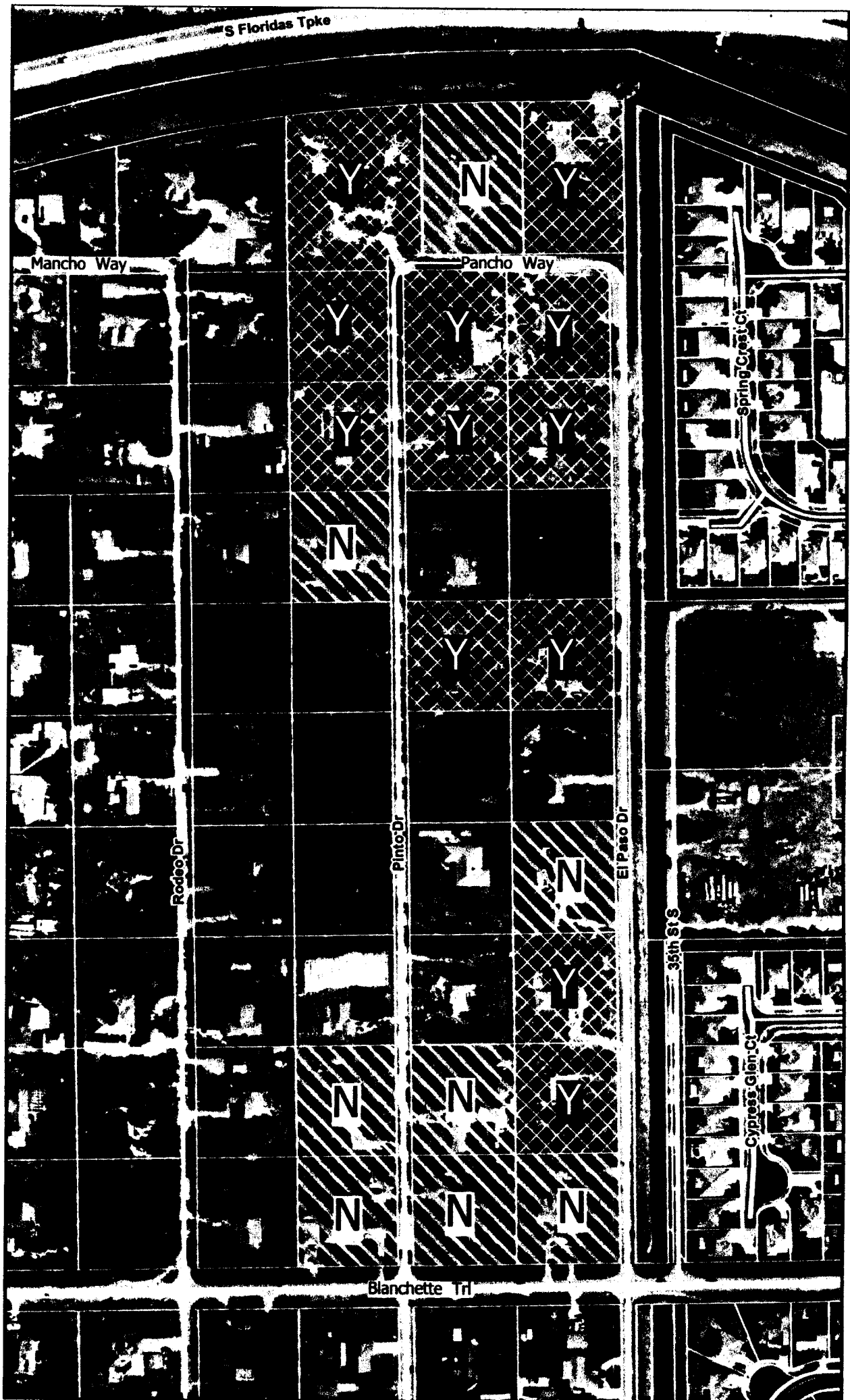
Pancho Way from El Paso Dr north to Pinto Dr

Pinto Dr from Blanchette Trail east to Pancho Way



THE RANCHETTES

ATTACHMENT 2



12 - YES

8 - NO



LOCATION SKETCH

