



II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Table with 6 columns: Fiscal Years, 2014, 2015, 2016, 2017, 2018. Rows include Capital Expenditures, Operating Costs, External Revenues, Program Income (County), In-Kind Match (County), NET FISCAL IMPACT, # 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:

\*\*There is no fiscal impact to adopt the proposed road alignment. The item refers to the proposal currently involving the area surrounding the proposed road alignment. Should the Board enter into an agreement, the funding would be identified in a later Board item which would include approval of the agreement and a budget transfer to create an allocation for the items for which the County would be responsible.

C. Departmental Fiscal Review: . Alici Kovalainen

III. REVIEW COMMENTS

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

Signature of J. H. Wilson, OFMB, dated 11/20/13, with handwritten notes 11/21 and 11/21.

Signature of J. J. Jaccard, Contract Dev. and Control, dated 11/27/13, with handwritten notes 11-27-13 and J. J. Jaccard.

B. Approved as to Form and Legal Sufficiency:

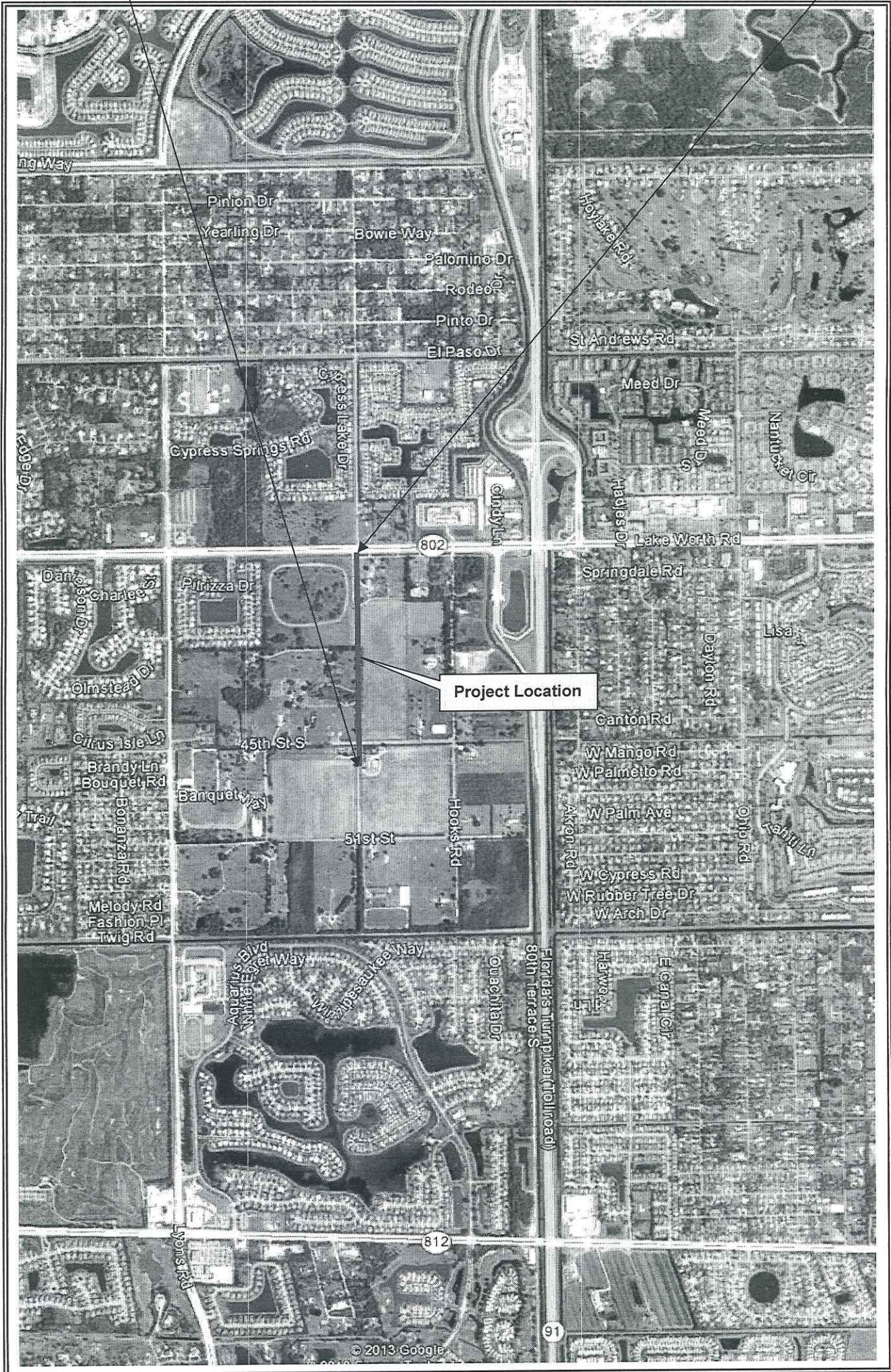
Signature of Mark R. Attis, Assistant County Attorney, dated 12/2/13.

C. Other Department Review:

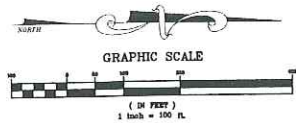
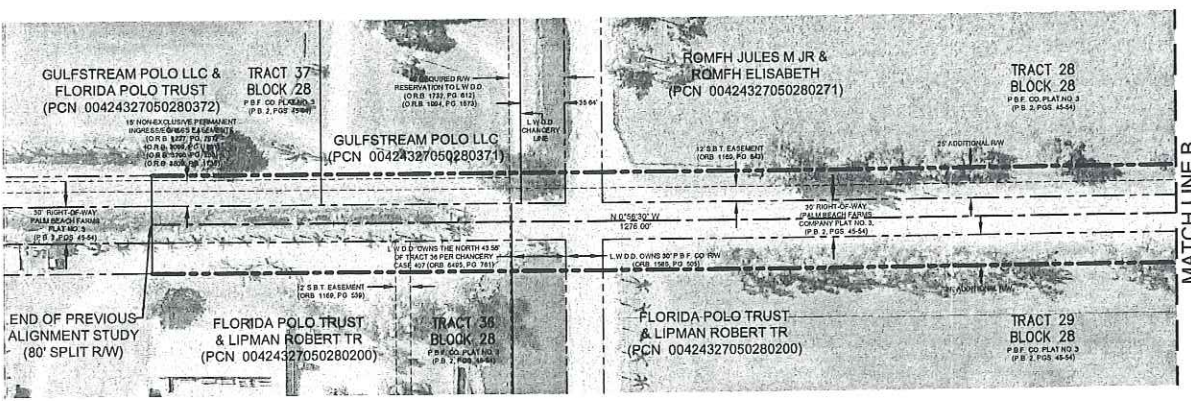
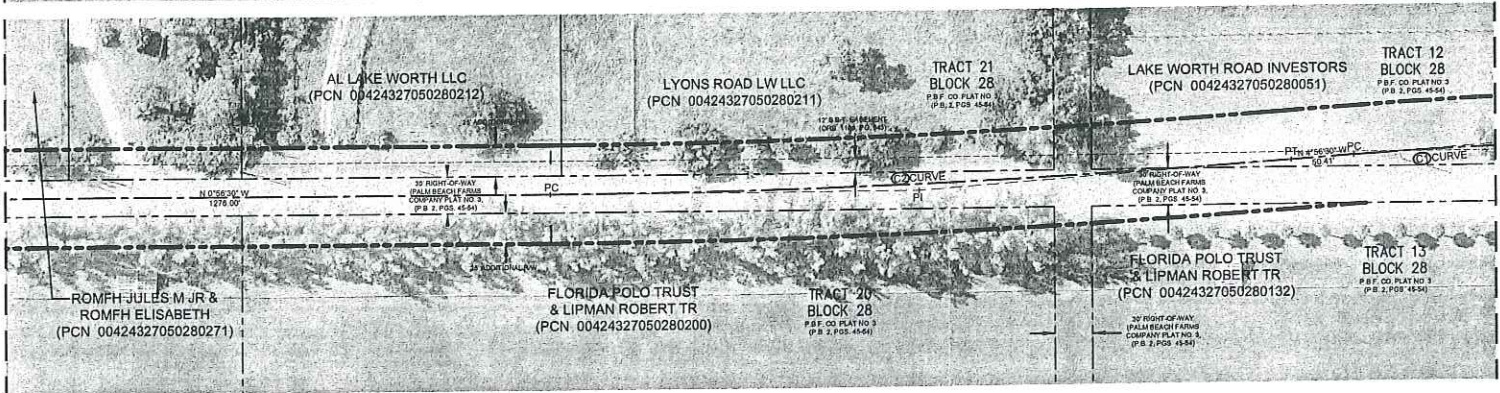
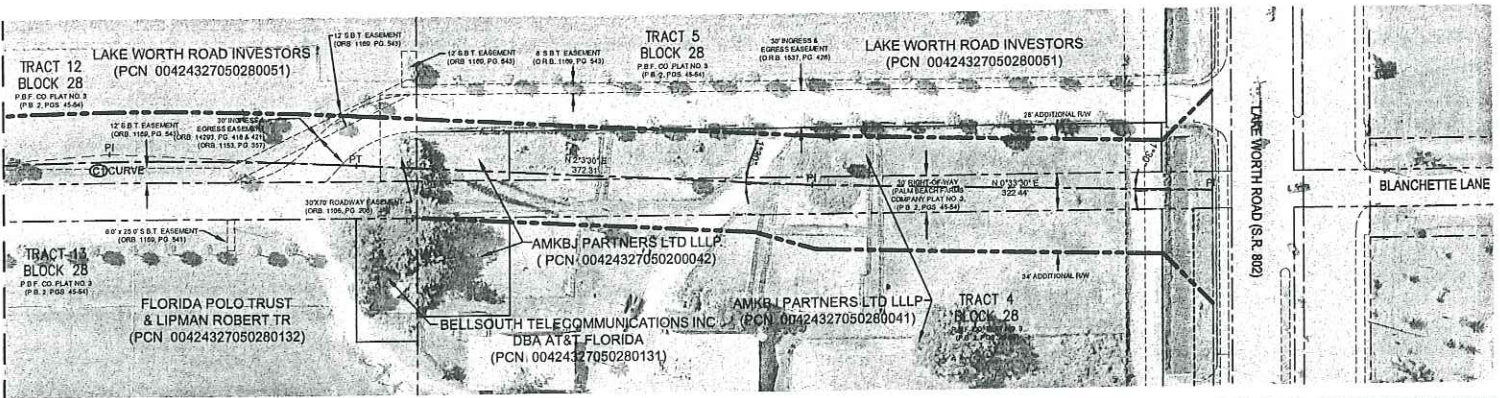
Department Director

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

**PROJECT LOCATION**  
**POLO CLUB ROAD ALIGNMENT STUDY**  
**FROM 1,000 FEET NORTH OF 47<sup>th</sup> PLACE SOUTH TO LAKE WORTH ROAD**  
**PALM BEACH COUNTY PROJECT #2011603S**



LOCATION MAP



**Ⓢ CURVE DATA**  
 $\Delta=7^{\circ}00'$   
 $T=200.25'$   
 $L=400'$   
 $R=3,274'$   
 $e=NC$

**Ⓢ CURVE DATA**  
 $\Delta=4^{\circ}00'$   
 $T=300.12'$   
 $L=600'$   
 $R=8,591'$   
 $e=NC$

NO.	REVISIONS	DATE	BY

**CAULFIELD & WHEELER, INC.**  
 CIVIL ENGINEERING  
 LANDSCAPE ARCHITECTURE  
 7900 GLASS ROAD - SUITE 600  
 PALM BEACH, FLORIDA 33410-5422  
 PHONE (561) 392-9911 / FAX (561) 356-4432

**POLO CLUB ROAD -  
 ALIGNMENT STUDY  
 ALTERNATE 1A**  
 PALM BEACH COUNTY, FLORIDA

DATE: 8/9/12  
 DRAWN BY: ROW  
 F.B. / P.G. ---  
 SCALE: 1"=100'

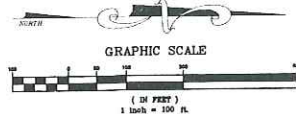
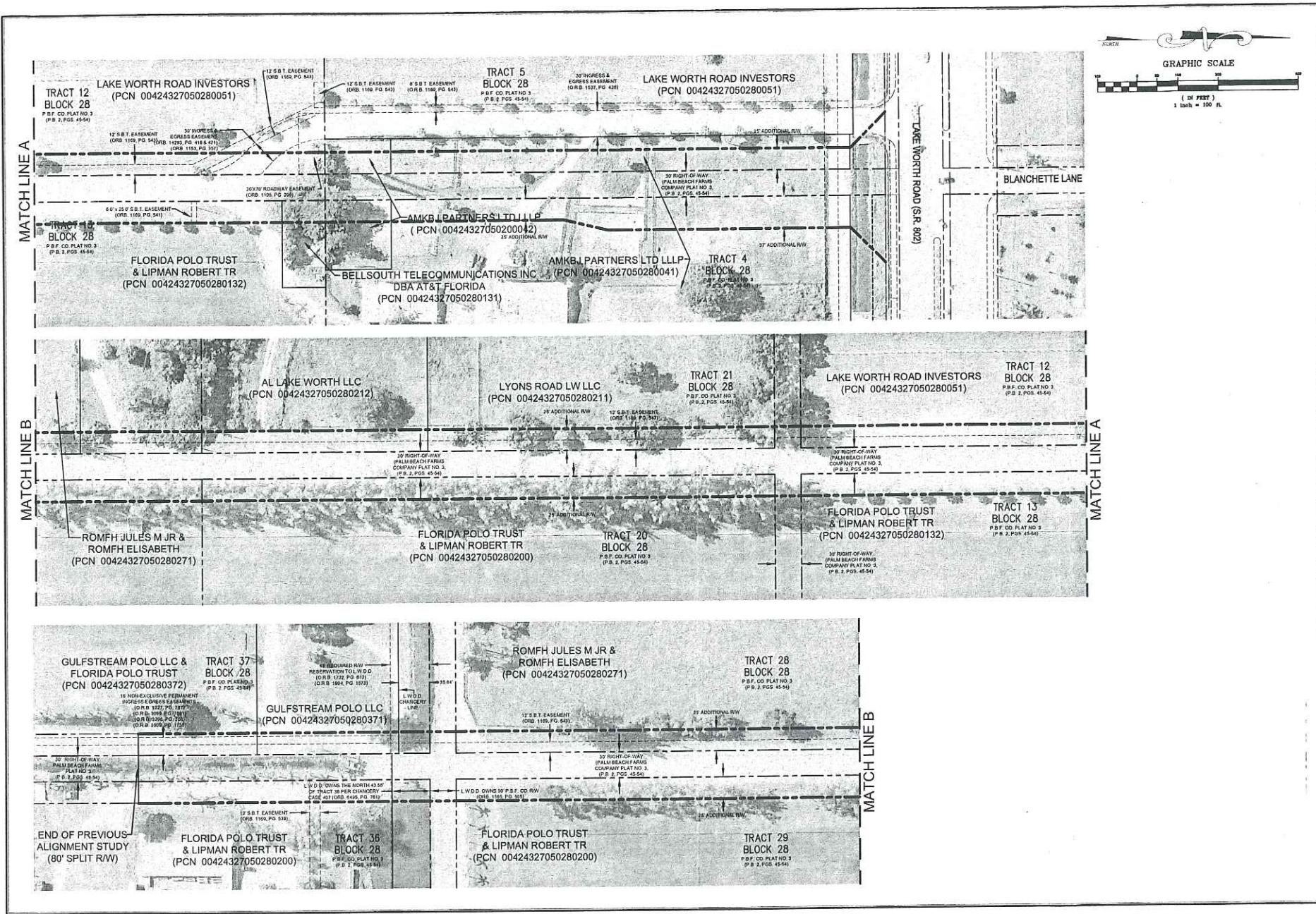
RYAN D. WHEELER  
 PROFESSIONAL ENGINEER  
 LICENSE NO. 74472  
 STATE OF FLORIDA  
 FOR THE F.S.B.  
 DATE:

JOB # 6230  
 SHEET:  
 2  
 OF 6 SHEETS

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Alternate 1A-Split Curve

Attachment 2  
 Page 1 of 4



DATE	8/6/12
DRAWN BY	ROW
SCALE	1"=100'

**CAULFIELD & WHEELER, INC.**  
 CIVIL ENGINEERING - LAND SURVEYING  
 7900 GARDNER ROAD - SUITE 600  
 BOCA RATON, FLORIDA 33433  
 PHONE 561-996-9991 / FAX 561-996-9452

**POLO CLUB ROAD - ALIGNMENT STUDY ALTERNATE 1**  
 PALM BEACH COUNTY, FLORIDA

DATE	8/6/12
DRAWN BY	ROW
SCALE	1"=100'

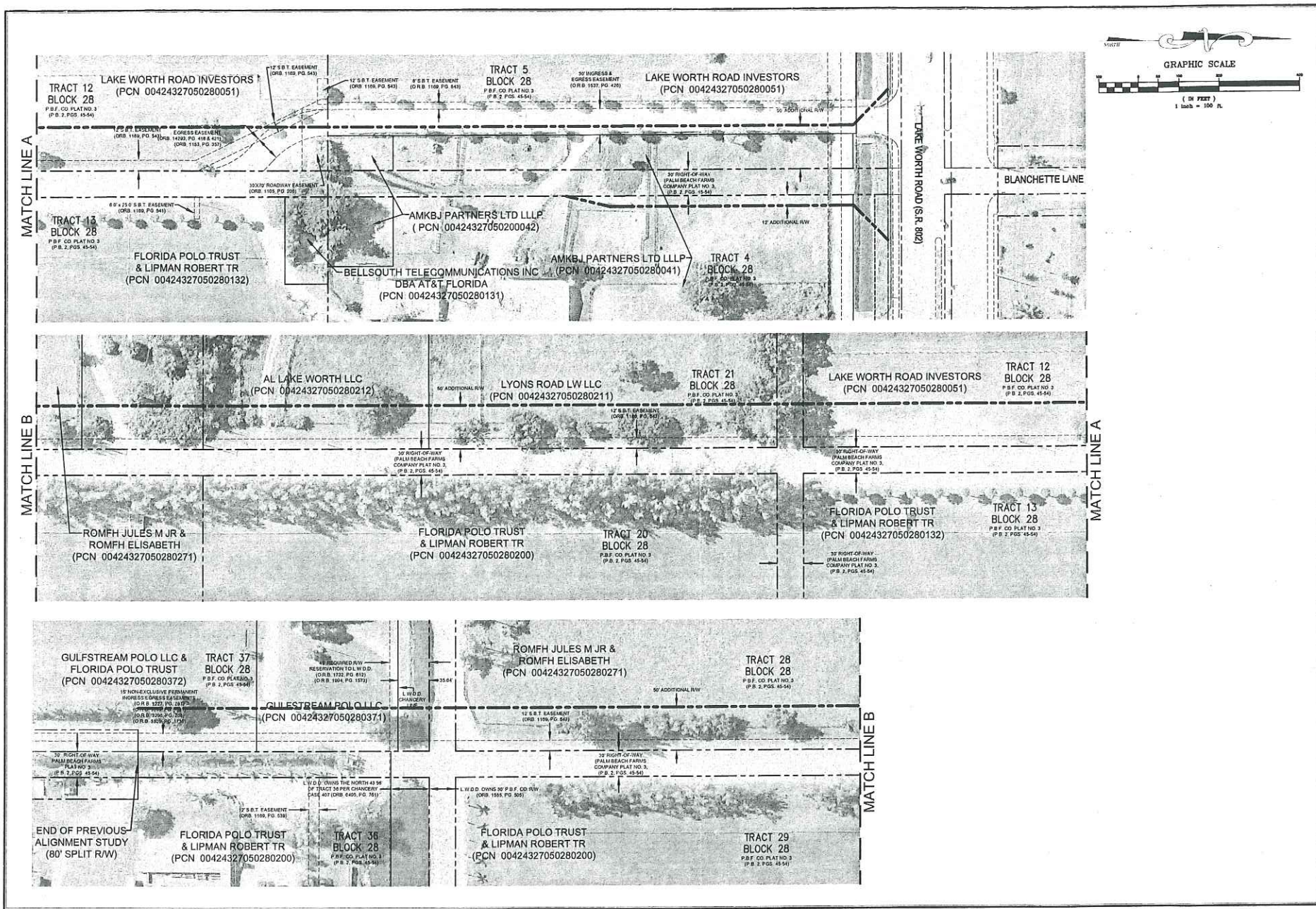
RYAN D. WHEELER  
 PROFESSIONAL ENGINEER  
 LICENSE NO. 74777  
 STATE OF FLORIDA  
 FOR THE FIRM

JOB #	6230
SHT. NO.	3
OF 6 SHEETS	

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Alternate 1 - Split

Attachment 2  
 Page 2 of 4



NO.	DATE	BY

**CAULFIELD & WHEELER, INC.**  
 CIVIL ENGINEERING - LAND SURVEYING  
 7000 GLASS ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33433  
 PHONE: (561) 991-7100 / FAX: (561) 991-4425

**POLO CLUB ROAD -  
ALIGNMENT STUDY  
ALTERNATE 2**  
 PALM BEACH COUNTY, FLORIDA

DATE: 8/5/12  
 DRAWN BY: ROW  
 F.B. / P.C.: ---  
 SCALE: 1"=100'

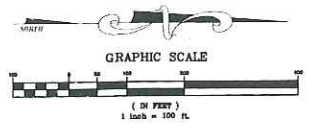
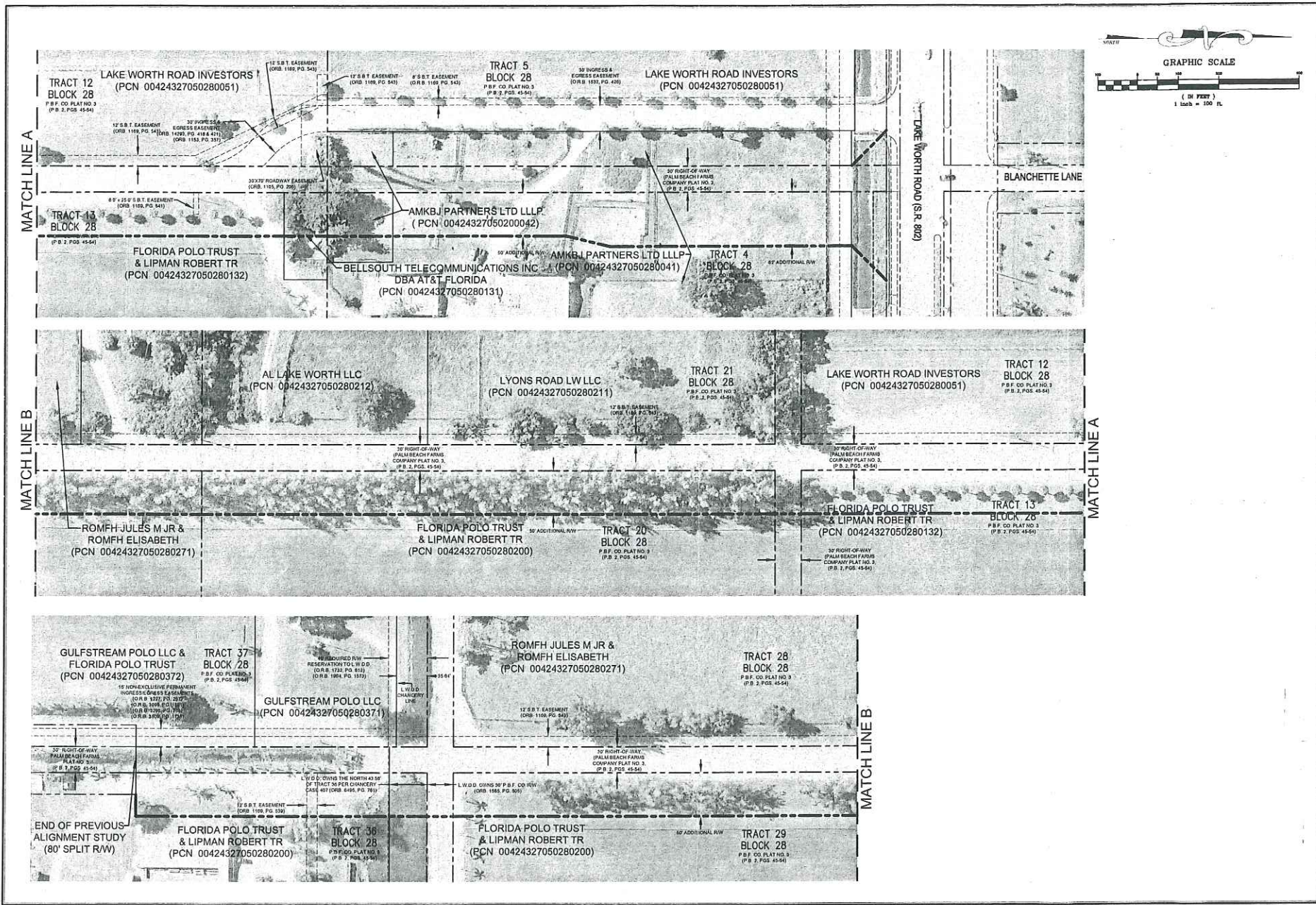
RYAN D. WHEELER  
 PROFESSIONAL ENGINEER  
 LICENSE NO. 74477  
 STATE OF FLORIDA  
 FOR THE FIRM -  
 DATE:

JOB # 6230  
 SHEET NO. 4  
 OF 6 SHEETS

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Alternate 2 - West

Attachment 2  
 Page 3 of 4



NO.	DATE	BY

**CAULFIELD & WHEELER, INC.**  
 CIVIL ENGINEERING - LAND SURVEYING  
 7000 GLADES ROAD, SUITE 100  
 BOCA RATON, FLORIDA 33433  
 PHONE 561-993-1171 FAX 561-993-4532

**POLO CLUB ROAD -  
 ALIGNMENT STUDY  
 ALTERNATE 3**  
 PALM BEACH COUNTY, FLORIDA

DATE: 8/5/12  
 DRAWN BY: RDW  
 F.B./P.C.:  
 SCALE: 1"=100'

RYAN D. WHEELER  
 PROFESSIONAL ENGINEER  
 LICENSE NO. 71477  
 STATE OF FLORIDA  
 EXP. 10/1/15  
 DATE:

JOB # 6230  
 SHEET NO. 5  
 OF 6 SHEETS

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Alternate 3 - East

Attachment 2  
 Page 4 of 4

Alignment Alternative – Evaluation Matrix For Lake Worth-Lyons Residential Road Alignment Lake Worth Road to 1000' North on SO. 85 <sup>th</sup> Street PBC Project No. 2011 603S					
CRITERIA	SPLIT-CURVE (RECOMMENDED)	SPLIT	WEST	EAST	NO BUILD
LENGTH OF ROADWAY	0.57 MI.	0.57 MI	0.57 MI	0.57 MI	0 MI
TRANSPORTATION SYSTEM (Long Range Planning) <sup>1</sup>	Satisfies Transportation Network	Satisfies Transportation Network	Satisfies Transportation Network	Satisfies Transportation Network	Fails to Satisfy Transportation on Network
LAKE WORTH ROAD INTERSECTION COORDINATION	Aligns with current intersection layout	Aligns with current intersection layout	Fails to align with current intersection layout	Fails to align with current intersection layout	Fails to align with current intersection layout
PREVIOUS ALIGNMENT STUDY COORDINATION (Segment to the South)	Aligns with previously approved alignment layout	Aligns with previously approved alignment layout	Fails to align with previously approved alignment layout	Fails to align with previously approved alignment layout	Fails to align with previously approved alignment layout
LOCAL TRAFFIC SERVICE	Local Access	Local Access	Local Access	Local Access	Inadequate Access
PUBLIC SAFETY	Enhanced Safety Accessible Route	Enhanced Safety Accessible Route	Enhanced Safety Accessible Route	Enhanced Safety Accessible Route	No Improvements
ENVIRONMENTAL IMPACTS <sup>2</sup>	\$0.00	\$0.00	\$0.00	\$0.00	None
RIGHT OF WAY VALUE <sup>3</sup>	\$186,827.29	\$186,795.83	\$196,438.65	\$176,391.43	None
CONSTRUCTION COSTS (estimated) <sup>4</sup>	\$1,450,000.00	\$1,325,000.00	\$1,325,000.00	\$1,325,000.00	None
AT&T RELOCATION COSTS & TIMEFRAME (estimated) <sup>5</sup>	\$300,000.00 12 Months	\$800,000 15-18 Months	\$300,000 12 Months	\$800,000 15-18 Months	None
TOTAL ESTIMATED COSTS	\$1,936,827.29	\$2,311,795.83	\$1,821,438.65	\$2,301,391.43	None
IMPACTS TO SURROUNDING PROPERTIES (in Acres)					
PARCELS AFFECTED <sup>6</sup>	IMPACTS	IMPACTS	IMPACTS	IMPACTS	IMPACTS
LAKE WORTH ROAD INVESTORS	0.78	0.38	0.89	0.00	0.00
AMKBJ PARTNERS LTD LLLP	0.68	0.78	0.64	0.78	0.00
BELLSOUTH (AT&T FLORIDA)	0.00	0.03	0.00	0.06	0.00
FLORIDA POLO TRUST	0.99	1.27	0.00	2.55	0.00
LYONS ROAD LW LLC	0.24	0.23	0.46	0.00	0.00
AL LAKE WORTH LLC	0.23	0.23	0.46	0.00	0.00
JULES & ELISABETH ROMFH	0.30	0.30	0.60	0.00	0.00
GULFSTREAM POLO LLC	0.09	0.09	0.18	0.00	0.00
GULFSTREAM POLO/FLORIDA POLO	0.08	0.08	0.16	0.00	0.00
<b>TOTAL</b>	<b>3.39</b>	<b>3.39</b>	<b>3.39</b>	<b>3.39</b>	<b>0.00</b>

<sup>1</sup> Based on 2030 Traffic Volumes and 2020 Future Roadway System Map

<sup>2</sup> Environmental does not include cost associated with tree impacts. Those impacts will be mitigated on the adjacent developments.

<sup>3</sup> Right-of-Way Value is based on the 2011 Proposed Tax Notice Market Value and Site Acreage shown on the P.B.C. Property Appraiser web site data included in this study. No right-of-way acquisition cost is projected for this road. All right-of-way will be acquired by dedication as the adjacent projects are developed. Based on the existing uses of the existing properties, there are no expected damages to any existing businesses.

<sup>4</sup> The construction cost estimate is based on the proposed two (2) lane roadway section from an expanded intersection at Lake Worth Road south to approximately 1,000' north of the north-south road link where the previous county alignment study ended. Construction costs assume storm water runoff is included in adjacent developments (no separate ponds). Any additional roadway costs are expected to be funded by project developers.

<sup>5</sup> Costs listed are only estimates and are not based on a formal cost study. Timeframes are based on the receipt of the reimbursement for the work. AT&T's first choice is Split-Curve, based on criteria of time & cost. The Split-Curve alternative will require the least amount of time and cost to relocate and reconstruct into the manholes. Choice is based on the following reasoning (and in lieu of requesting that a cost study be completed for each of the alternatives): AT&T, if required to relocate the remote terminals, cross boxes, copper & fiber cables. In the worst case alternatives (Appendices 5 & 7), they would require an entire relocation of the equipment being impacted. The best case alternatives (Appendices 5A & 6), can be reconstructed without impacting the existing Remote Terminals. The intersection costs crossing the LWDD canal are common and included in all alternatives. The LWDD RW is not a public roadway and is therefore is a billable event.

<sup>6</sup> Parcels affected are based on current parcel information from P.B.C. Property Appraiser database. All alignment options utilize existing platted right-of-way as a portion of ultimate right-of-way. No structures are located within any of the proposed right-of-way limits. Right-of-way areas based on standard 80' right-of-way along with an expanded right-of-way intersection for the south approach to Lake Worth Road.





**Department of Engineering  
and Public Works**

P.O. Box 21229  
West Palm Beach, FL 33416-1229  
(561) 684-4000  
FAX: (561) 684-4050  
www.pbcgov.com



**Palm Beach County  
Board of County  
Commissioners**

- Steven L. Abrams, Mayor
- Priscilla A. Taylor, Vice Mayor
- Hal R. Valeche
- Paulette Burdick
- Shelley Vana
- Mary Lou Berger
- Jess R. Santamaria

**County Administrator**

Robert Weisman

November 4, 2013

**NOTICE OF PUBLIC HEARING FOR THE  
PROPOSED ALIGNMENT OF POLO CLUB ROAD FROM 1,000 FEET  
NORTH OF 47<sup>TH</sup> PLACE SOUTH TO LAKE WORTH ROAD  
PALM BEACH COUNTY, FLORIDA  
PROJECT NUMBER 2011603S**

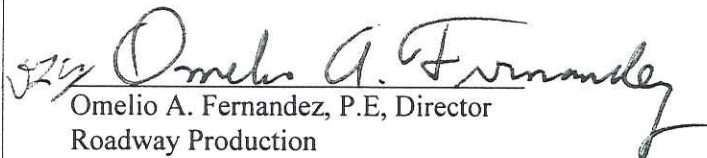
TO WHOM IT MAY CONCERN:

The purpose of this letter is to inform you that a Public Hearing on the proposed alignment of Polo Club Road within unincorporated Palm Beach County, from 1,000 feet north of 47<sup>th</sup> Place South to Lake Worth Road, is scheduled for Tuesday, December 17, 2013, at the Governmental Center in the Jane Thompson Memorial Chambers on the 6<sup>th</sup> floor, 301 North Olive Avenue, West Palm Beach, Florida. The Board of County Commissioners' Meeting Agenda schedules Public Hearings to begin at 9:30 A.M. Actual time of the above Public Hearing is subject to the sequence and time of Public Hearings to be heard that day.

Questions regarding this Public Hearing or the proposed alignment of Polo Club Road within unincorporated Palm Beach County, 1,000 feet north of 47<sup>th</sup> Place South to Lake Worth Road, should be asked of:

David Young, P.E.  
Roadway Production Division  
2300 N. Jog Road, 3<sup>rd</sup> Floor West  
West Palm Beach, FL 33411  
Phone: (561) 684-4149  
Fax: (561) 684-4166  
E-mail: DLYOUNG@PBCGOV.ORG

Sincerely,

  
Omelio A. Fernandez, P.E, Director  
Roadway Production

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Affirmative Action Employer"