

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2016	2017	2018	2019	2020
Capital Expenditures	_____	_____	_____	_____	_____
Operating Costs	_____	_____	_____	_____	_____
External Revenues	_____	_____	_____	_____	_____
Program Income (County)	_____	_____	_____	_____	_____
In-Kind Match (County)	_____	_____	_____	_____	_____
NET FISCAL IMPACT	<u>*0</u>	_____	_____	_____	_____
# ADDITIONAL FTE POSITIONS (Cumulative)	_____	_____	_____	_____	_____

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.

Fixed Asset Number: F08107, F08102 & F08100

C. Departmental Fiscal Review: _____ *8/16/16*

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Development Comments:

[Signature]
 OFMB, ETR 8/24 RA 8/24

[Signature] 8/29/16
 Contract Development and Control
 8/29/16 *[Signature]*

B. Legal Sufficiency:

[Signature] 8/30/16
 Assistant County Attorney

C. Other Department Review:

 Department Director

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

H

G

TWP 46

37

TWP 46

38

TWP 47

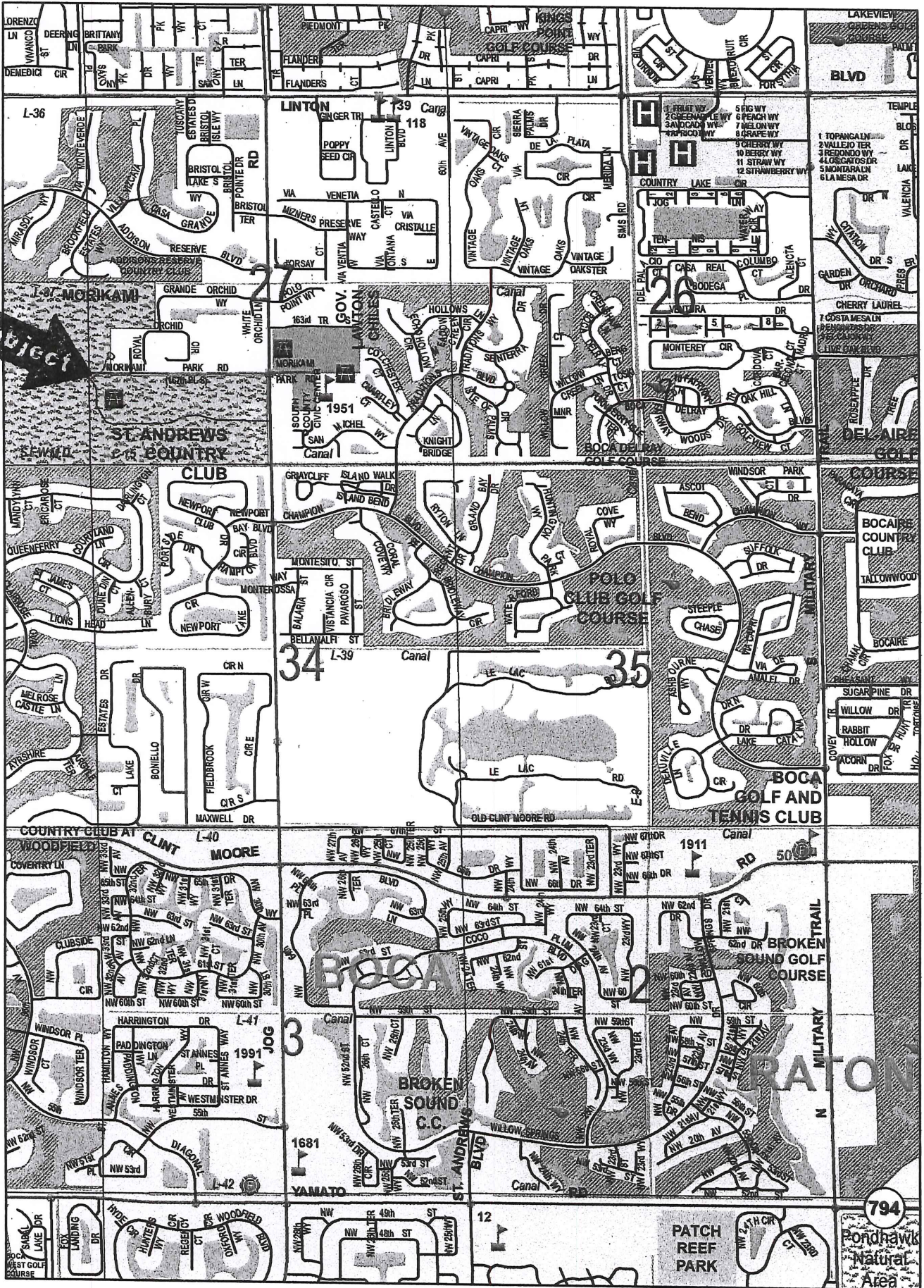
39

RNG 42

RNG 42

LOCATION MAP

Attachment 1
1 pg



Attachment 2
Easement Agreement (1)
(7 pages)

PREPARED BY AND RETURN TO:
Marcel Pessoa, Real Estate Specialist
Palm Beach County
Property & Real Estate Management Division
2633 Vista Parkway
West Palm Beach, FL 33411-5605

Property Control Number: Portions of 00-42-46-27-00-000-7190, 00-42-46-28-00-000-5010, 00-42-46-28-00-000-5030
And Right-of-Way to be abandoned

UTILITY EASEMENT AGREEMENT

This EASEMENT, granted _____ between **PALM BEACH COUNTY**, a political subdivision of the State of Florida, whose legal mailing address is 2633 Vista Parkway, West Palm Beach, Florida 33411-5605, (“Grantor”), and **BELLSOUTH TELECOMMUNICATIONS, INC. d/b/a AT&T Florida**, a Georgia corporation authorized to do business in Florida, whose legal mailing address is c/o Engineering, 120 North K Street, Room 3D-05, Lake Worth, FL 33460 (“Grantee”).

WITNESSETH:

That Grantor, in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable consideration, the receipt and sufficiency of which is 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 communications facilities to be installed below ground as necessary from time to time with the right to reconstruct, improve, add to, enlarge, change the size of and remove such facilities or any of them within an easement upon, over 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:

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

Together with the right of reasonable ingress and egress to said Easement Premises at all times and the right but not the obligation to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Premises.

THE CONDITIONS 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 that Grantee permanently ceases to use the Easement Premises for the purpose herein expressed, at the written request of the Grantor, Grantee shall execute and deliver to the Grantor a release of this Easement within 30 calendar days of receipt of Grantor's written request, which Grantor shall forward to Grantee at the above address with a copy to AT&T Florida Legal Department, Attention: Network Attorney, 150 W. Flagler Street, Suite 1910, Miami, Florida 33130-1534.

3. Grantee further expressly agrees to maintain in good condition and repair, at its sole cost and expense, its facilities 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.

5. By exercise of the rights granted to Grantee by this instrument, Grantee acknowledges and agrees that the conditions and restrictions imposed herein shall bind

and be enforceable against Grantee, its successors and assigns to the same extent as if such party had physically executed this instrument.

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:

COUNTY

SHARON R. BOCK
CLERK & COMPTROLLER

PALM BEACH COUNTY, a political
subdivision of the State of Florida

By: _____
Deputy Clerk

By: _____
Mary Lou Berger, Mayor

Signed and delivered
in the presence of:

Witness Signature

Print Witness Name

Witness Signature

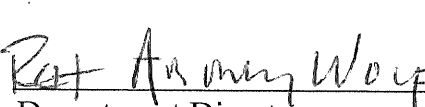
Print Witness Name

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

APPROVED AS TO TERMS AND
CONDITIONS

By: 

Chief Assistant County Attorney

By: 

Department Director

EXHIBIT A

AN EASEMENT FOR AN AT&T FIBER OPTIC CABLE IN THE SOUTHWEST QUARTER (S.W.1/4) OF SECTION 27, AND THE SOUTHEAST QUARTER (S.E.1/4) OF SECTION 28, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, 10.00 FEET IN WIDTH, AND LYING 5.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINES:

COMMENCE AT THE WEST QUARTER CORNER OF SAID SECTION 27, PER PALM BEACH COUNTY SURVEY DEPARTMENT SECTION DATA, HAVING A COORDINATE VALUE OF N763472.43, E932780.94; THENCE ALONG THE WEST LINE OF THE SAID SOUTHWEST QUARTER (S.W.1/4) OF SECTION 27, S00°31'57"E FOR 1380.30 FEET TO POINT "A", AND THE POINT OF BEGINNING OF LINE "A";

LINE "A":

THENCE N86°00'00"W 5.80 FEET; THENCE S89°00'00"W 52.00 FEET; THENCE N81°52'55"W 23.91 FEET TO POINT "B"; THENCE N22°30'00"E FOR 17.95 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE WEST, HAVING A RADIUS OF 20.00 FEET; THENCE NORTHERLY, ALONG SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 59°30'00" FOR 20.77 FEET TO A POINT OF TANGENCY; N37°00'00"W FOR 17.20 FEET TO THE END OF SAID LINE "A";

AND LINE "B":

BEGIN AT SAID POINT "B"; THENCE S47°00'00"W FOR 16.00 FEET; THENCE N80°27'59"W FOR 22.25 FEET; THENCE N29°00'00"W FOR 20.00 FEET; THENCE N21°00'00"W FOR 33.00 FEET; THENCE N12°00'00"W FOR 6.20 FEET TO THE END OF SAID LINE "B";

AND LINE "C":

BEGIN AT SAID POINT "B"; THENCE S44°00'00"E FOR 14.57 FEET TO THE END OF SAID LINE "C";

AND LINE "D":

BEGIN AT SAID POINT "A"; THENCE S86°00'00"E FOR 6.20 FEET TO POINT "E"; THENCE CONTINUE S86°00'00"E FOR 114.00 FEET THENCE N89°00'00"E FOR 18.80 FEET TO THE END OF SAID LINE "D";


AND LINE "E":

BEGIN AT SAID POINT "E"; THENCE S07°57'14"W FOR 13.10 FEET TO THE END OF LINE "E".

CONTAINING 3,833 SQUARE FEET, MORE OR LESS.

THIS LEGAL DESCRIPTION AND SKETCH WAS PREPARED IN ACCORDANCE WITH THE APPLICABLE PORTIONS OF THE STANDARDS OF PRACTICE SET FORTH IN RULE 5J-17.050 THROUGH 5J-17.052, OF THE FLORIDA ADMINISTRATIVE CODE, ADOPTED BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, PURSUANT TO CHAPTER 472.027 OF THE FLORIDA STATUTES.

THE DESCRIPTION SKETCH AND THE DESCRIPTION TEXT COMPRISE THE COMPLETE LEGAL DESCRIPTION. THE LEGAL DESCRIPTION IS NOT VALID UNLESS BOTH ACCOMPANY EACH OTHER. REPRODUCTIONS OF THIS DOCUMENT ARE NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND THE ORIGINAL RAISED SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER NOTED HEREON.

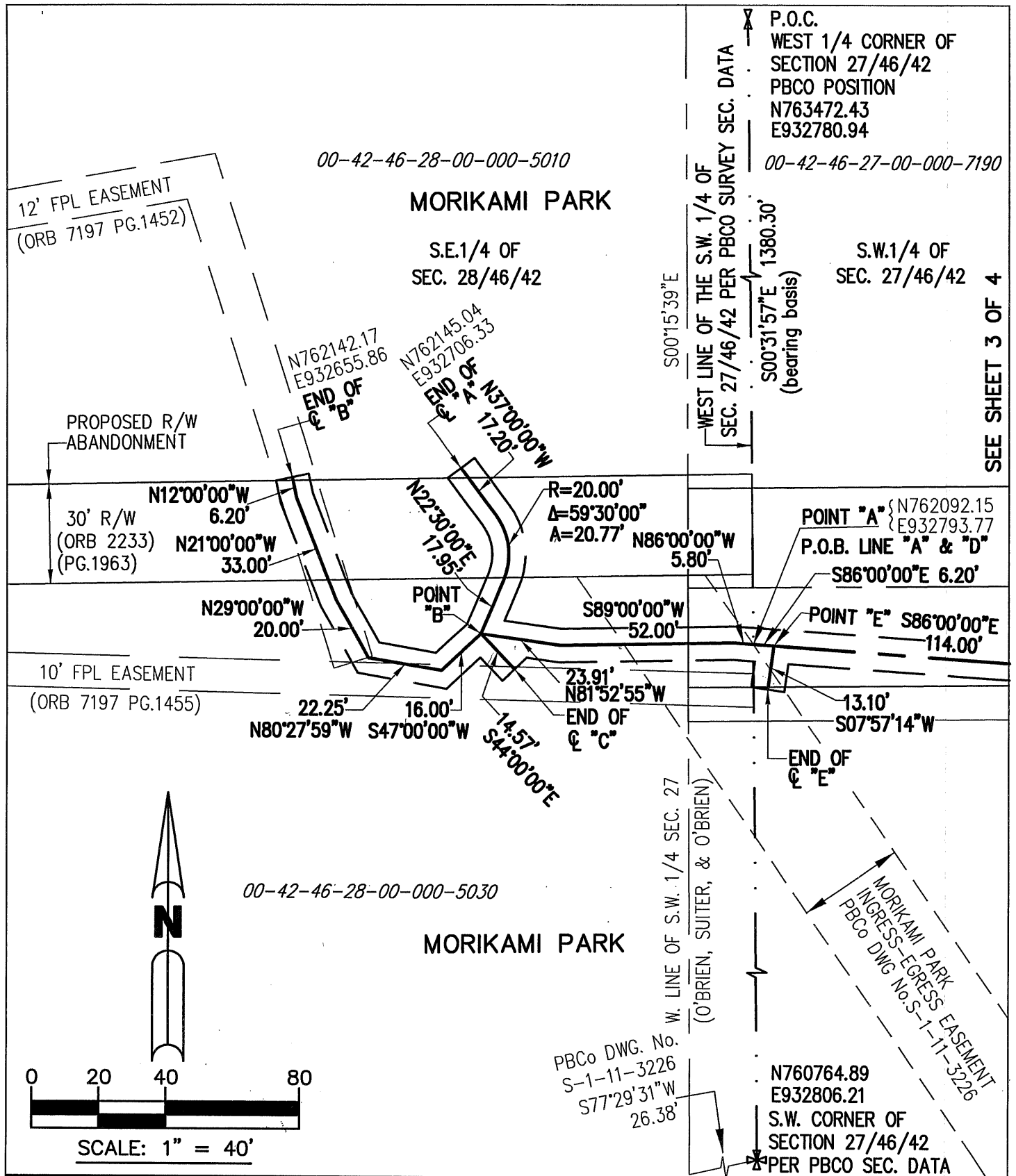

 JOHN E. PHILLIPS, III
 PROFESSIONAL LAND SURVEYOR
 STATE OF FLORIDA NO. 4826
 DATE: 4/23/16

E-Mail: info@brown-phillips.com

BROWN & PHILLIPS, INC.
 PROFESSIONAL SURVEYING SERVICES
 CERTIFICATE OF AUTHORIZATION # LB 6473
 1860 OLD OKEECHOBEE ROAD., SUITE 509,
 WEST PALM BEACH, FLORIDA 33409
 TELEPHONE (561)-615-3988, 615-3991 FAX

LEGAL DESCRIPTION

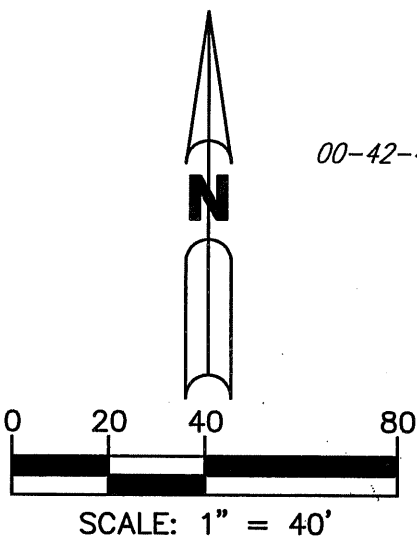
PROJ. No. 15-014EE	DRAWN: MB
MORIKAMI PARK AT&T FIBER OPTIC CABLE EASEMENT	SCALE: NONE
	DATE: 4/27/16
	SHEET 1 OF 4



P.O.C.
WEST 1/4 CORNER OF
SECTION 27/46/42
PBCO POSITION
N763472.43
E932780.94
00-42-46-27-00-000-7190

WEST LINE OF THE S.W. 1/4 OF
SEC. 27/46/42 PER PBCO SURVEY SEC. DATA

SEE SHEET 3 OF 4

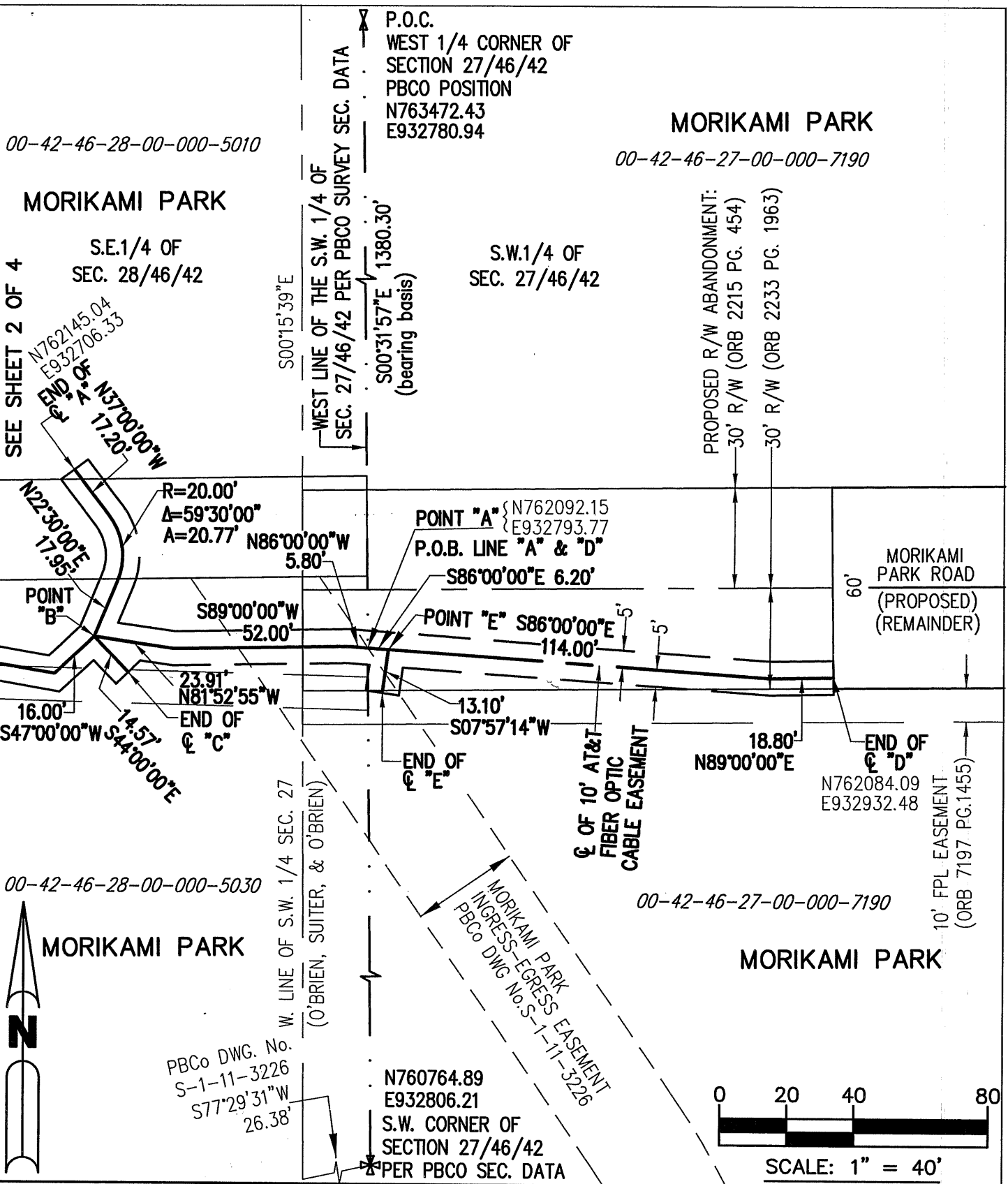


PBCo DWG. No.
S-1-11-3226
S77°29'31\"W
26.38'

N760764.89
E932806.21
S.W. CORNER OF
SECTION 27/46/42
PER PBCO SEC. DATA

B BROWN & PHILLIPS, INC.
PROFESSIONAL SURVEYING SERVICES
CERTIFICATE OF AUTHORIZATION # LB 6473
1860 OLD OKEECHOBEE ROAD., SUITE 509,
WEST PALM BEACH, FLORIDA 33409
TELEPHONE (561)-615-3988, 615-3991 FAX
E-Mail: info@brown-phillips.com

SKETCH TO ACCOMPANY LEGAL DESCRIPTION (This sketch is not a survey)	
PROJ. No. 15-014E	DRAWN: MB
MORIKAMI PARK AT&T FIBER OPTIC CABLE EASEMENT	SCALE: 1"=40'
	DATE: 4/27/16
	SHEET 2 OF 4



B BROWN & PHILLIPS, INC.
 PROFESSIONAL SURVEYING SERVICES
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SKETCH TO ACCOMPANY LEGAL DESCRIPTION (This sketch is not a survey)	
PROJ. No. 15-014E	DRAWN: MB
MORIKAMI PARK AT&T FIBER OPTIC CABLE EASEMENT	SCALE: 1"=40' DATE: 4/27/16 SHEET 3 OF 4

E-Mail: info@brown-phillips.com

NOTES:

1) BEARING BASIS: S00°31'57"E (GRID) ALONG THE WEST LINE OF THE S.W. 1/4 OF SECTION 27/46/42.

2) AREA = 3,833 SQUARE FEET, MORE OR LESS.

3) THE SIDELINES OF ALL EASEMENTS TERMINATE AT RIGHT ANGLES TO THE END OF CENTERLINE POINT.

4) ABBREVIATIONS:

P.O.C.— POINT OF COMMENCEMENT
P.O.B. — POINT OF BEGINNING
PBCo — PALM BEACH COUNTY
DWG — DRAWING
SEC. — SECTION
NAD — NORTH AMERICAN DATUM
LB — LICENSED BUSINESS

P.B. — PLAT BOOK
ORB — OFFICIAL RECORD BOOK
PG. — PAGE
R/W — RIGHT-OF-WAY
C — CENTERLINE

5) STATE PLANE COORDINATES:

A. COORDINATES SHOWN ARE GRID
B. DATUM — NAD 83, 1990 ADJUSTMENT
C. ZONE — FLORIDA EAST
D. LINEAR UNIT — US SURVEY FOOT
E. COORDINATE SYSTEM 1983 STATE PLANE

F. TRANSVERSE MERCATOR PROJECTION
G. ALL DISTANCES ARE GROUND
H. SCALE FACTOR — 1.000029
I. GROUND DISTANCE X SCALE FACTOR
=GRID DISTANCE
J. ROTATION EQUATION: NONE

E-Mail: info@brown-phillips.com



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DESCRIPTION NOTES

PROJ. No. 15-014E

DRAWN: MB

MORIKAMI PARK
AT&T FIBER OPTIC
CABLE EASEMENT

SCALE: NONE

DATE: 4/27/16

SHEET 4 OF 4