TOWN COUNCIL MEETING

TOWN OF PALM BEACH

JULY 14, 2026

9:30 AM

TOWN HALL COUNCIL CHAMBERS, 2ND FLOOR | 360 SOUTH COUNTY RD | PALM BEACH, FL 33480

Danielle H. Moore, Mayor
Ted Cooney, President
Lew Crampton, President Pro Tem
Julie Araskog
Nicki McDonald
Bridget Moran

AGENDA

CALL TO ORDER AND ROLL CALL

INVOCATION AND PLEDGE OF ALLEGIANCE

APPROVAL OF CONSENT AGENDA

1. Minutes of the June 9, 2026, Town Council Meeting
2. Minutes of the June 10, 2026, Local Planning Agency Meeting
3. Minutes of the June 10, 2026, Town Council Development Review Meeting
4. Approval of the Major Matters from the June 24, 2026, Architectural Commission Meeting
5. Request to Hear Proposed Ordinance Nos. 012-2026, 013-2026, and 020-2026, prior to 5:00 p.m. on Wednesday, July 15, 2026, Town Council Development Review Meeting agenda.
6. Approval of the Landmarks Preservation Commission Action Regarding a Landmark Adjustment for 151 Root Trail
7. Approval of the Landmarks Preservation Commission Action Regarding a Landmark Adjustment for 480 S Ocean Blvd.
8. **78-2026** A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, approving an agreement and approving a purchase order to Sentinel Technologies for thirty-eight network switches in the amount of $384,560.52
9. **80-2026** A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, approving a Change Order to Kimley-Horn and Associates, Inc, in the amount of $100,000 for a new award authority of $866,380 for Water Supply Study - Post Study Support Services

10. **81-2026** A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, approving the Selection Committee Recommendation for the award of RFP 2026-038, Security Guard Services for the Town Marina for a five-year period in the amount of $853,336.50 to Regions Security Services, Inc. based on satisfactory performance and annual budget authorization.

11. **82-2026** A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, approving award authority for Shamrock Pool Services, Inc. in the amount of $300,000.

12. **84-2026** A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, Approving the Fiscal Year 2027-2028 Annual Funding Applications to the Florida Department of Environmental Protection Beach Management Funding Assistance Program

13. **86-2026** A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, Approving the Fiscal Year 2027-2028 Applications to the Florida Department of Environmental Protection Resilient Florida Program

14. Consideration of Waivers to Town Code for Construction Dates, Hours, and Noise for Staging and Construction of the 2027 USACE Inlet Maintenance Dredging Event

15. **90-2026** A Resolution Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Adopting Revised Fees Related To The Planning, Zoning & Building Department

16. **91-2026** A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, authorizing the purchase of two (2) additional Automated License Plate Recognition (ALPR) systems from Gtechna to support the expansion of the Town's Parking Enforcement fleet in a total five-year amount of $178,877.35.

APPROVAL OF AGENDA

COMMENTS

17. MAYOR AND TOWN COUNCIL MEMBERS

18. PUBLIC - 3 MINUTE LIMIT

For those unable to attend in person: Submit a written comment Register to comment virtually

GENERAL BUSINESS

19. Presentation by State Representative Emily Gregory

20. Annual Report of the Code Enforcement Board (CEB)

21. Quarterly Litigation Report by Town Attorney Joanne O'Connor

22. Palm Beach Chamber of Commerce Request to Use Mar-a-Lago on a Trial Basis

23. **MATTERS PULLED FROM CONSENT AGENDA**

PUBLIC HEARINGS

24. **89-2026** A Resolution of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, Vacating and Abandoning Existing Public Utility Easements Within Phase 5 South Utility

Undergrounding Project Limits, in the Town of Palm Beach, Florida.

25. **88-2026** A Resolution of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, Vacating and Abandoning Existing Public Utility Easements Within Phase 5 North Utility Undergrounding Project Limits, in the Town of Palm Beach, Florida.

UNFINISHED BUSINESS

26. Boards and Commissions Review - Tranche 2, Historical Review of Advisory Boards and Governance Practices

27. Undergrounding Update

28. **87-2026** A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, approving the proposal from Murray Logan Construction, LLC for Phase 1 Progressive Design-Build Team scope and fee proposal for pre-construction services for Town of Palm Beach Mid-Town Seawall project in the amount of $1,384,911, approving contingency of $138,491 and approving a project budget for pre-construction services of $1,523,402

29. **83-2026** A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, Authorizing the Mayor to Execute the Amendment Number 2 to the Project Partnership Agreement Between the Department of the Army and the Town of Palm Beach for Renourishment of the Palm Beach County Federal Shore Protection Project, Mid-Town Segment the Mid-Town Beach Renourishment Project

NEW BUSINESS

30. Discussion of Potential West Palm Beach Projects (Flagler Drive)

31. Discussion of Establishment of a Beach Amenity Fee for Commercial Placement of Beach Furniture on Municipal Beaches

32. Presentation of Pavement Management Master Plan
TIME CERTAIN: 2:00 PM

ORDINANCES

33. **SECOND READING**

33.1 **19-2026** An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Amending Chapter 18, Buildings And Building Regulations, Article IV, Florida Building Code, Division 1, Generally, By Amending Sections 18-237, Agreed Maximum Time Schedule For Completion Of Major Construction, Table 1, Construction Schedule, And 18-238(A), Agreed Maximum Time Schedule For Completion Of Minor Construction; Providing For Severability; Providing For The Repeal Of Ordinances In Conflict; Providing For Codification; And Providing An Effective Date.

33.2 **18-2026** An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Amending The Town Code Of Ordinances At Chapter 42 – Environment, Article V – Noise By Amending Section 42-197 To Remove The Prohibition On Gasoline Powered Leaf Blowers; By Amending Section 42-198 To Conform The Title To The Substance Of The Code Provision; By Amending Section 42-199 To More Clearly Outline Permitted Hours Of Construction, And To Further Define Construction Work, And To Prohibit Construction Work From December 24 Through January 1 Of Each Year; And By Repealing

And Replacing Section 42-230 To Provide A Standalone Regulation Governing Hours Of Lawn Maintenance Work, To Define Lawn Maintenance Work And Quiet Lawn Maintenance Work, To Permit Lawn Maintenance Work On Town-Observed Holidays That Are Not Federal Holidays Subject To Certain Restrictions, To Modify The Hours And Work Permitted On Saturdays In Summer, And To Identify Tree Trimming And Lawn Maintenance Work In Or Along Public Rights-Of-Way As Essential Services Of The Town.

ANY OTHER BUSINESS

34. **79-2026** A Resolution Of The Town Council Of The Town Of Palm Beach, Florida, Temporarily Amending The Hours For Construction Work Set Forth In Section 42-199 Of The Town's Code Of Ordinances For The Benefit Of The Health, Safety and Welfare Of The Residents; And Providing An Effective Date.

ADJOURNMENT

Access this meeting video on the 'Public Meetings' page at www.townofpalmbeach.com.

If a person decides to appeal any decision made with respect to any matter considered at this meeting, they will need to ensure that a verbatim record of the proceedings is made for such purposes, which shall include the testimony and evidence upon which the appeal is to be based.

Disabled persons needing accommodations to participate in this meeting should contact the Town Clerk's Office at (561) 838-5416 at least one day prior to the meeting.

TOWN OF PALM BEACH

Minutes of the Town Council Meeting
Held on June 9, 2026

CALL TO ORDER AND ROLL CALL

The meeting was called to order at 09:31 AM in the Town Council Chambers.

Members Present: Bridget Moran, Ted Cooney, Lewis Crampton, Danielle Moore, Julie Araskog, Nicki McDonald

Staff Present: Carolyn Stone, Bob Miracle, Paul Brazil, Kelly Churney, and Town Attorney Joanne O'Connor

INVOCATION AND PLEDGE OF ALLEGIANCE

Town Clerk Churney led the invocation, and Council President Cooney led the pledge of allegiance.

APPROVAL OF CONSENT AGENDA

Council President Pro Tem Crampton asked to remove the item titled "FDOT Updates" for discussion.

A motion was made by Council Member Araskog and seconded by Council President Pro Tem Crampton to approve the consent agenda as amended. The motion was carried unanimously, 5-0.

1. Minutes of the May 12, 2026, Town Council Meeting
2. Minutes of the May 13, 2026, Town Council Development Review Meeting
3. Approval of the Major Matters from the May 27, 2026, Architectural Commission Meeting
4. Approval of the Landmarks Preservation Commission Action Regarding a Landmark Adjustment for 4 Golfview Road

5. **67-2026** A Resolution of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, Approving the Acceptance of a Donation of $265,000 for the Construction of Wells Park.

6. **64-2026** A Resolution Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Authorizing The Town Of Palm Beach, Ex Post Facto, To Submit The FY2025 Presidential Residence Protection Assistance (PRPA) Grant Application For Reimbursement Of Qualifying Law Enforcement Personnel Overtime Costs Incurred For Presidential Protective Activities.

7. **66-2026** A Resolution of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, awarding RFP No. 2026-035, Financial Audit Services to CBIZ CPAS P.C. in the amount of $518,000 for a five-year contract period based on satisfactory performance and annual budget authorization.

8. **69-2026** A Resolution of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, awarding RFQ No. 2026-008, Marine Resource Assessment and Monitoring Services to Coastal Eco-Group Inc. and Coastal Protection Engineering LLC for a five-year period based on satisfactory performance and budget authorization.

9. Request to Hear Proposed Ordinance No. 017-2026, prior to 5:00 p.m. on the Wednesday, June 10, 2026, Town Council Development Review Meeting agenda.

APPROVAL OF AGENDA

Town Clerk Churney indicated that the item titled "Traffic Signals along Cocoanut Row at Pendleton Avenue and Seabreeze Avenue" had been withdrawn. She also announced that the item titled "Discussion of Potential West Palm Beach Projects (Flagler Drive)" had been deferred to July 14, 2026.

A motion was made by Council Member Araskog and seconded by Council Member Moran to approve the agenda as amended. The motion was carried unanimously, 5-0.

ADMINISTRATION OF THE OATH

COMMENTS

11. MAYOR AND TOWN COUNCIL MEMBERS

Mayor Moore recognized employee service milestones and retirements. She announced upcoming summer technology open houses at Town Hall to assist residents with technology-related questions and devices. She also recognized several recent accomplishments by Town staff, including the Town being named a Top Workplace in South Florida for the third consecutive year, awards received by Fire Rescue personnel and the Honor Guard, and a scholarship awarded to a Town employee. Mayor Moore thanked the Town's leadership and staff for their dedication and contributions to the organization's success. Mayor Moore recognized philanthropist Charles Bronfman as the donor of the Gerald "Gerry" Goldsmith Scholar Award. She thanked Mr. Bronfman and his attorney, Patricia LeBeau, for their generosity and for their collaboration with Town staff to support the scholarship program.

Council President Pro Tem Crampton commended the Preservation Foundation for its new

program supporting local small businesses and helping them remain in Town despite increasing costs and competition from larger corporate entities. He encouraged continued collaboration among the Preservation Foundation, Town staff, and the business community to identify opportunities and resources to help preserve the Town's unique small-business character.

Council Member Araskog thanked the donors who provide scholarships for children of Town employees and recognized the community's generosity. She praised the Fire Rescue Department for its professionalism and responsiveness, commended the Preservation Foundation's efforts to support local businesses, and noted concerns about parking availability for customers of longstanding Town businesses. She also encouraged residents to utilize the Town's hurricane preparedness resources and wished everyone a safe and enjoyable summer.

Council Member McDonald commented on the proposed Property Tax state constitutional amendment to increase Florida's homestead exemption, noting its potential financial impacts on municipalities and emphasizing the importance of providing residents with factual information so they can make informed decisions before the November election. She also recognized Public Works Director Paul Brazil upon his retirement, highlighting his leadership of numerous major Town infrastructure and capital improvement projects, his role in developing and mentoring staff, and his lasting contributions to the Town over more than two decades of service. Council Member Araskog thanked Mr. Brazil as well.

Mayor Moore reported that she has remained in regular communication with Congresswoman Frankel and Sheriff Bradshaw regarding FAA-related issues and concerns associated with Mar-a-Lago. She stated that Congresswoman Frankel is actively engaged on the matter and that Sheriff Bradshaw indicated he anticipates the road in front of Mar-a-Lago will be open when the President is not in town during the next season, barring any unforeseen circumstances.

12. PUBLIC - 3 MINUTE LIMIT

There was no public comment.

PUBLIC HEARINGS

GENERAL BUSINESS

13. Presentation of The Donald Singer Memorial Scholarship (Citizens' Association)

Mayor Moore recognized Mr. Charles Bronfman for his generosity in providing funding for the Goldsmith Scholar Award, which was presented to Grady Messner at the May 2026 Town Council Meeting. Mayor Moore noted that the Citizens Association scholarship is now known as the Donald Singer Memorial Scholarship in honor of Donald Singer's dedication to education and community service. She announced that Liam Rothrock was this year's recipient.

14. Presentation of the Palm Beach Civic Association Scholarship

She announced that Grady Messner was the recipient of the Palm Beach Civic Association Scholarship.

15. Presentation of the Thomas Mettler Memorial Scholarship Fund

Mayor Moore highlighted the legacy of former Town official Thomas Mettler and the scholarship established in his honor to support children of Town employees pursuing higher education. She then announced the 2026 Mettler Scholarship recipients: Kendall Churney, Chase Colby, and Adeline Roach.

16. MATTERS PULLED FROM CONSENT AGENDA

10. FDOT Updates

Julie Parham provided an update on FDOT roadway projects that include proposed bike lanes and sharrows along South Ocean Boulevard, South County Road, and Royal Palm Way, and outlined Town concerns regarding cyclist and driver safety, traffic congestion, roadway constraints, and the visual impact of additional signs and pavement markings. Town Council members generally preferred minimizing sign pollution, with several favoring pavement markings over additional signage if bicycle accommodations are required. Council also discussed concerns regarding the enforcement of bicycle regulations, the impact of large cycling groups, and the possibility of routing cyclists along South Ocean Boulevard rather than South County Road.

There was a general consensus to support staff's efforts to seek relief from FDOT, reduce visual clutter, increase spacing between any required signs or markings, and preserve the Town's scenic character while maintaining bicycle access.

Julie Parham presented an opportunity for the Town to pursue an FDOT Landscape Beautification Grant to enhance portions of South Ocean Boulevard through additional landscaping and tree canopy improvements. Council members expressed strong support for exploring the grant opportunity, coordinating the effort with ongoing South End planning and zoning initiatives, and engaging residents, landscape professionals, and the Citizens Association in developing a long-term beautification plan. Discussion focused on potential matching funds, future maintenance obligations, project costs, budget considerations, and opportunities to leverage volunteer expertise and private participation. There was no public comment.

There was a general consensus for staff to continue evaluating the grant opportunity, develop a conceptual plan, and return with additional details as part of future budget and planning discussions.

UNFINISHED BUSINESS

17. Signalization of South County and Via Bethesda Intersection

Director Paul Brazil presented the staff's recommendation to replace the previously proposed pedestrian hybrid beacon at Via Bethesda with a fully signalized intersection coordinated with the existing signals at Pine Walk and Breakers Row. He explained that a coordinated traffic signal would improve safety for golfers, maintenance vehicles, pedestrians, and motorists crossing South County Road while minimizing traffic disruptions through synchronized signal timing. Council members generally supported the full signal option, citing longstanding safety concerns, difficulties entering South County Road from nearby streets, speeding, and uncontrolled golf cart crossings. Discussion also addressed project costs, funding sources, potential Breakers participation, seasonal usage, traffic impacts, signal timing, and opportunities to optimize operations. There were no public comments.

There was a general consensus that staff pursue the fully signalized and coordinated intersection option and continue evaluating funding opportunities.

**Note: A short break was taken at 10:57 a.m., and the meeting resumed at 11:03 a.m.*

18. Boards/Commissions Tranche 1 — Code of Conduct and Minutes

Deputy Town Manager Carolyn Stone presented the staff's follow-up to the Town Council's prior discussion regarding boards and commissions, including a proposed Code of Conduct and potential revisions to meeting minutes. Council members generally supported the Code of Conduct, recommending minor revisions related to consistency, preparedness, civility, and training, while emphasizing the importance of clear expectations for board and commission members. The Council also supported transitioning to action minutes with brief summaries rather than detailed narrative minutes, citing efficiency and ease of access to meeting recordings. Looking ahead, Council members expressed interest in reviewing board histories, terms, vacancies, appointment processes, alternates, voting procedures, board responsibilities, and the potential creation of a Zoning Board of Adjustment as part of the ongoing board and commission evaluation process. There was no public comment.

**Note: A short break was taken at 12:17 p.m., and the meeting resumed at 12:21 p.m.*

NEW BUSINESS

19. US Polo Assn Palm Beaches Marathon Request for FDOT Letter of No Objection
TIME CERTAIN 11:00 AM

Deputy Town Manager Carolyn Stone presented a request from the Palm Beaches Marathon organizers for a letter of no objection to FDOT for the December 13 marathon event in downtown West Palm Beach. She noted that race organizers had addressed concerns raised during prior years by keeping the Royal Park Bridge open throughout the event and limiting impacts to the Flagler Bridge through intermittent soft closures while maintaining emergency vehicle access. Council members expressed appreciation for the improved coordination and earlier notice, acknowledged that the revised traffic plan would better accommodate access to and from Palm Beach, and supported the request. There was no public comment.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member Araskog to send a letter of no objection to the US Polo Assn Palm Beaches Marathon for their request. The motion was carried unanimously, 5-0.

Race owner Ken Kennerly thanked the Town Council and staff for their collaboration on the Palm Beaches Marathon and noted that race organizers have incorporated Town feedback, including a staggered start and keeping the Royal Park Bridge open during the event. He emphasized the organization's commitment to minimizing impacts on residents while continuing to grow the marathon and strengthen community relations.

A motion was made by Council Member Moran and seconded by Council Member Araskog to reorder the agenda to hear the Preservation Foundation Dinner Dance item at this time. The motion was carried unanimously, 5-0.

23. Preservation Foundation Dinner Dance

Deputy Town Manager Carolyn Stone presented a request from the Preservation Foundation of Palm Beach for an exception to the Town's special event permit setup requirements to accommodate the extended tent installation needed for its annual Dinner Dance at Phipps Ocean Park in February 2027. Council members expressed support for the request, noting that the new venue would reduce traffic impacts compared to prior locations and agreed the exception was appropriate given the event's existing authorization under the Capital Grant Operating Agreement. There was no public comment.

A motion was made by Council Member Araskog and seconded by Council President Pro Tem Crampton to approve the Preservation Foundation Dinner Dance request with the additional hours for setup. The motion was carried unanimously, 5-0.

20. Discussion on Mar-a-Lago Club Helipad
TIME CERTAIN 11:15 AM

Town Attorney Joanne O'Connor presented a proposed amendment to the Mar-a-Lago Declaration of Use that would allow the helipad to remain in place during President Donald Trump's second term and, thereafter, for limited emergency use by President Trump or First Lady Melania Trump while they remain designated Secret Service protectees residing at Mar-a-Lago. The discussion focused on permitted and prohibited uses, emergency-use definitions, enforcement mechanisms, penalties, revocation authority, FAA restricted-access designation, and the eventual removal of the helipad. Council members asked questions about the definitions of protectees and government aircraft, emergency use, Secret Service oversight, liability and enforcement responsibilities, and termination provisions. Several members noted Sheriff Bradshaw's support for retaining the helipad as a security resource, and staff and the applicant's attorney, Harvey Oyer, clarified revisions to strengthen the restrictions and enforcement provisions. Overall, Council members expressed support for the amended agreement and the safeguards it includes. Public comment was heard from Bruce Taylor, 6 Lagomar Road, and Lou Schieffelin, speaking on behalf of Blair Brandt, both of whom supported the request.

Council Member Araskog requested clarification regarding permitted helipad uses and, after receiving clarification from staff and the applicant, expressed support for the revised agreement and thanked those involved for addressing the Town's concerns while accommodating security needs.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member McDonald to approve the request for the Mar-a-Lago helipad to remain in place during the time it is President Trump's primary residence, incorporating all the conditions and restrictions on use contained in the revised 5th Amendment of the Declaration of Use Agreement. The motion was carried unanimously, 5-0.

At the request of Council members, Harvey Oyer provided an update on ongoing discussions with the FAA regarding temporary flight restrictions and restricted-access designation of the Mar-a-Lago helipad. He reported that requests to lift temporary flight restrictions when President Trump is not in residence have been denied for security reasons, but confirmed that the Secret Service will pursue FAA designation of the helipad as a restricted-access landing site as required by the agreement.

21. Palm Beach Chamber of Commerce Request to Use Mar-a-Lago

Deputy Town Manager Carolyn Stone and Town Attorney Joanne O'Connor presented a request from the Palm Beach Chamber of Commerce to temporarily modify the Mar-a-Lago traffic management plan to allow attendees of its monthly breakfast meetings to park onsite rather than use off-site shuttles during the two-year period that the Breakers is unable to host the events. Chamber President Doug Evans explained that the breakfasts are the organization's primary fundraising and networking events and that alternative venues are either unavailable or cost-prohibitive. While several Council members expressed support for the Chamber and recognized its importance to the business community, significant concerns were raised regarding traffic congestion, security screening delays, bridge openings, impacts on South End residents, and the precedent that would be set by modifying the traffic management agreement. Police Chief Nick Caristo advised that allowing approximately 450 attendees to arrive directly at Mar-a-Lago during morning peak traffic hours would likely create substantial traffic and operational challenges. Following the discussion, the majority of Council members expressed concerns about waiving the shuttle requirement despite their support for the Chamber's mission. There was no public comment.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member Moran to deny the Palm Beach Chamber's request to modify the Town's Traffic Management Agreement with Mar-a-Lago to forgo using shuttles at the upcoming chamber breakfasts. The motion was carried 4-1, with Council President Cooney dissenting.

22. Traffic Signals along Cocoanut Row at Pendleton Avenue and Seabreeze Avenue

Please note: This item was withdrawn upon the approval of the agenda.

24. 70-2026 A Resolution of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, approving the award of RFQ No. 2026-020, Progressive Design-Build Services for Town of Palm Beach Mid-Town Seawall Replacement Project to Murray Logan Construction, LLC, and authorize the Town to begin negotiations

Jason Debrincat presented the staff's recommendation to ratify the selection committee's ranking of Murray Logan Construction as the top-ranked firm for the Midtown Seawall Replacement Project under the progressive design-build procurement process. He explained that the item was procedural in nature and would authorize staff to begin negotiations before returning to Council with proposed costs, schedules, and project details. Council members expressed strong support for the selection, citing Murray Logan's qualifications and successful work on the Town Marina project. Discussion focused on the project's public outreach efforts, landscape and aesthetic considerations, construction methods designed to minimize noise and vibration impacts, opportunities for value engineering during design, and the importance of regular Town Council updates throughout the project. Overall, Council members voiced confidence in the selection and the progressive design-build approach for this significant resiliency project. There was no public comment.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member McDonald to approve Resolution No. 070-2026. The motion was carried unanimously, 5-0.

25. Master Fee Schedule Proposed Changes Regarding Building Permit Fees as Related to

New Legislation

Director Wayne Bergman presented proposed amendments to the Town's Master Fee Schedule and permitting processes required by recently enacted state legislation, including House Bills 803 and 399. He explained that the new laws prohibit municipalities from calculating building permit fees based on construction value and impose numerous new deadlines for permit review, inspection, and issuance. To comply, staff developed more than 60 new permit fee categories and several compliance fees based on factors such as square footage, linear footage, equipment size, and fixture counts, while also updating planning and zoning fees. Bergman emphasized the significant administrative burden these state-mandated changes will place on staff and permitting software systems, and noted that additional adjustments may be necessary as implementation proceeds. Council members acknowledged the extensive effort required to prepare the new fee structure and expressed appreciation for the staff's work in responding to the legislative changes. There was no public comment.

25.1 63-2026 A Resolution Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Adopting Revised Fees Related To The Planning, Zoning & Building Department

A motion was made by Council President Pro Tem Crampton and seconded by Council Member Araskog to approve Resolution No. 063-2026. The motion was carried unanimously, 5-0.

26. Discussion of Potential West Palm Beach Projects (Flagler Drive)
[This item will be deferred to the July 14, 2026, Town Council meeting]

Please note: This item was deferred to July 14, 2026, upon the approval of the agenda.

27. Update on Property Tax Amendment

Deputy Town Manager Bob Miracle provided an overview of the proposed state constitutional amendment on property tax relief and its potential impacts on the Town and other Florida municipalities. He explained that the amendment would increase homestead exemptions, reduce the non-homestead assessment cap from 10% to 5%, and could significantly reduce local government revenues beginning in fiscal year 2028. Miracle outlined preliminary estimates showing a multi-million-dollar impact on Town revenues and emphasized that the effects would compound over time. Council members discussed the need for public education and voter outreach, concerns about impacts on municipal services throughout Florida, and the possibility that additional state legislation could further restrict local revenue options. While noting that the Town of Palm Beach is better positioned than many municipalities to absorb the changes, Council members expressed concern about the broader consequences for local governments, public safety services, and home rule, and supported efforts to provide residents with factual information about the amendment and its implications. There was no public comment.

ORDINANCES

28. FIRST READING

28.1 18-2026 An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Amending The Town Code Of Ordinances At Chapter 42 – Environment, Article V – Noise By Amending Section 42-197 To Remove The Prohibition On Gasoline Powered Leaf Blowers; By Amending Section 42-198 To

Conform The Title To The Substance Of The Code Provision; By Amending Section 42-199 To More Clearly Outline Permitted Hours Of Construction, And To Further Define Construction Work, And To Prohibit Construction Work From December 24 Through January 1 Of Each Year; And By Repealing And Replacing Section 42-230 To Provide A Standalone Regulation Governing Hours Of Lawn Maintenance Work, To Define Lawn Maintenance Work And Quiet Lawn Maintenance Work, To Permit Lawn Maintenance Work On Town-Observed Holidays That Are Not Federal Holidays Subject To Certain Restrictions, To Modify The Hours And Work Permitted On Saturdays In Summer, And To Identify Tree Trimming And Lawn Maintenance Work In Or Along Public Rights-Of-Way As Essential Services Of The Town.
TIME CERTAIN: 12:15 PM

Town Attorney Joanne O'Connor introduced Ordinance 18-2026, which proposes revisions to the Town's construction and lawn maintenance regulations, including creating separate code sections for construction and landscaping hours, clarifying permitted work hours, incorporating the annual holiday construction shutdown, and updating provisions affected by state preemption of gas-powered leaf blower regulations. Council discussion first focused on construction hours, particularly whether quiet interior construction work should be permitted on Saturdays during the season. Council members expressed differing views, with some supporting limited Saturday quiet work to help projects progress more efficiently and others emphasizing residents' desire for quiet weekends and concerns about the cumulative impacts of construction activity. Public comment was heard from Colin Goldsmith, who supported quiet work on Saturdays during the summer.

Town Attorney Joanne O'Connor presented proposed revisions to lawn maintenance hours, including separating lawn maintenance regulations from construction hours, limiting holiday restrictions to federal holidays, and modifying the scope of work permitted on Saturdays during the summer. Council members discussed whether hedge trimming should be included with tree trimming as permitted Saturday work and raised questions about equipment types, noise impacts, and resident concerns. Representatives of the landscaping industry, including Colin Goldsmith, Scott Lewis, Mitchell Taylor, and Bruce Armstrong, expressed support for making the current temporary summer hours permanent, citing labor shortages, weather-related delays, traffic improvements, and operational challenges. They emphasized that Saturday tree and hedge trimming provides the flexibility needed to complete work efficiently and maintain properties. Following the discussion, Council members remained divided on Saturday work allowances.

A motion was made by Council Member Araskog and seconded by Council President Pro Tem Crampton to refer the issue of allowing quiet work on Saturdays to the Ordinances, Rules, and Standards Committee for discussion in November. The motion was carried 3-2, with Council Members Moran and McDonald dissenting.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member McDonald to approve Ordinance No. 18-2026, as amended, to provide that lawn maintenance work occur from 7:30 a.m. to 5:30 p.m., Monday through Friday, with arrival permitted at 7:00 a.m. and no noise activities before 8:30 a.m. The motion was carried 4-1, with Council Member Araskog dissenting.

28.2 19-2026 An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm

Beach County, Florida, Amending Chapter 18, Buildings And Building Regulations, Article Iv, Florida Building Code, Division 1, Generally, By Amending Sections 18-237, Agreed Maximum Time Schedule For Completion Of Major Construction, Table 1, Construction Schedule, And 18-238(A), Agreed Maximum Time Schedule For Completion Of Minor Construction; Providing For Severability; Providing For The Repeal Of Ordinances In Conflict; Providing For Codification; And Providing An Effective Date.

Council President Cooney read Ordinance No. 019-2026. Director Wayne Bergman discussed the ordinance amendment required by recently enacted state legislation that changes the duration of single-family residential building permits. He explained that permit durations must now be tied to the Florida Building Code cycle, resulting in permits lasting between 12 months and up to three years, depending on when they are issued. Council members expressed frustration with the state-mandated changes and questioned whether the shorter permit durations could result in additional extension fees for homeowners. Staff acknowledged the concern and agreed to evaluate potential options to reduce unintended impacts on residents and return with recommendations. Council members also noted concerns about the legislation's effect on local control and home rule. There were no public comments.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member Moran to approve Ordinance No. 019-2026. The motion was carried unanimously, 5-0.

ANY OTHER BUSINESS

No other business was discussed.

ADJOURNMENT

A motion was made by Council Member Araskog and seconded by Council President Pro Tem Crampton to adjourn the meeting at 2:30 p.m. The motion was carried unanimously, 5-0.

APPROVED:

_____
Edward A. Cooney, Town Council President

APPROVED:

_____
Kelly Churney, CMC, Town Clerk
Date: _____

TOWN OF PALM BEACH

Minutes of the Local Planning Agency
Held on June 10, 2026

CALL TO ORDER AND ROLL CALL

The meeting was called to order at 09:32 AM in the Town Council Chambers.

Members Present: Bridget Moran, Ted Cooney, Lewis Crampton, Danielle Moore, Julie Araskog, Nicki McDonald

Staff Present: Wayne Bergman, James Murphy, Jennifer Hofmeister, Bradley Falco, Kelly Churney, and Town Attorney Joanne O'Connor

PLEDGE OF ALLEGIANCE

Council President Cooney led the Pledge of Allegiance.

APPROVAL OF AGENDA

A motion was made by Council President Pro Tem Crampton and seconded by Council Member Moran to approve the agenda as presented. The motion was carried unanimously, 5-0.

COMMENTS

1. MAYOR AND TOWN COUNCIL MEMBERS

No comments were heard at this time.

2. PUBLIC - 3 MINUTE LIMIT

No comments were heard at this time.

ORDINANCES

3. FIRST READING

3.1 17-2026 An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm

Beach County, Florida, Amending The Town Code Of Ordinances At Chapter 134, Zoning, Article V, District Regulations, At Division 4. - R-B Low Density Residential District, Section 134-890(13); At Division 5.- R-C Medium Density Residential District, Section 134-945; At Division 6. - R-D(1) High Density Residential District, Section 134-1000; And At Division 7. - R-D(2) High Density Residential District, Section 134-1055 To Reinstate The Changes Made By Ordinance 06-2025 Removing Private And Public Academic School As Special Exception Uses In Certain Residential Zoning Districts And Geographic Areas Of Same And To Clarify The Prior Governmental Approval Condition On A Special Exception Use For Pedestrian Access Tunnels To The Beach In Section 134-890; Providing For Severability; Providing For Repeal Of Ordinances In Conflict; Providing For Codification; Providing An Effective Date.

Ms. Hoffmeister explained that the ordinance would correct a scrivener's error and restore previously adopted regulations removing schools as special exception uses in certain zoning districts. Council President Pro Tem Crampton questioned whether schools should remain permitted south of 2500 South Ocean Boulevard, based on resident feedback, and Council Member Araskog asked whether the Council could proceed with the correction while considering a separate ordinance to address the issue in the future. No one from the public spoke on this issue.

A motion was made by Council Member Araskog and seconded by Council President Pro Tem Crampton to recommend Ordinance No. 017-2026 to the Town Council. The motion was carried unanimously, 5-0.

ANY OTHER BUSINESS

No other business was discussed at this time.

ADJOURNMENT

A motion was made by Council Member Moran and seconded by Council President Pro Tem Crampton to adjourn the meeting at 9:40 a.m. The motion was carried unanimously, 7-0.

APPROVED:

_____
Edward A. Cooney, Town Council President

APPROVED:

_____
Kelly Churney, CMC, Town Clerk
Date: _____

TOWN OF PALM BEACH

Minutes of the Town Council Meeting
Held on June 10, 2026

CALL TO ORDER AND ROLL CALL

The meeting was called to order at 09:42 AM in the Town Council Chambers.

Members Present: Bridget Moran, Ted Cooney, Lewis Crampton, Danielle Moore, Julie Araskog, Nicki McDonald

Staff Present: Wayne Bergman, James Murphy, Bradley Falco, Kelly Churney, and Town Attorney Joanne O'Connor

INVOCATION AND PLEDGE OF ALLEGIANCE

Town Clerk Churney led the invocation, and Council President Cooney led the Pledge of Allegiance.

APPROVAL OF AGENDA

Town staff presented a deferral request for the Palm Beach Synagogue special exception application. Public comment was received expressing concern about reviewing the application during the summer months, when many affected residents are away, and requesting that the hearing be scheduled during the season. Council Members discussed the timing of the hearing, balancing resident participation with state-mandated application review deadlines. Questions were raised regarding the 180-day statutory review period, the Town's ability to defer the application beyond the applicant's requested one-month extension, and whether a future policy should be considered for scheduling major applications during the season. The Council generally supported moving the hearing to September to allow additional time for applicant preparation and public participation while remaining within the required review timeline.

A motion was made by Council Member Araskog and seconded by Council President Pro Tem Crampton to defer ZON-26-0002, 120-132 N. County Road, to September 9, 2026. The motion was carried unanimously, 5-0.

Council President Cooney added a discussion of the valet for Cafe L'Europe under Unfinished Business.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member Araskog to approve the agenda as amended. The motion was carried unanimously, 5-0.

ADMINISTRATION OF THE OATH

Town Clerk Churney swore in all those intending to speak and continued to do so throughout the meeting, as necessary.

COMMENTS

1. MAYOR AND TOWN COUNCIL MEMBERS

Mayor Moore announced her intention to seek reelection to the office of Mayor in 2027.

Council Member Araskog reminded residents to prepare for hurricane season using the Town's available resources.

2. PUBLIC - 3 MINUTE LIMIT

Attorney Jamie Crowley provided an update on the project at 151 Worth Avenue, stating that construction was progressing as represented and that no issues had arisen. Council members inquired about neighborhood feedback, and Mr. Crowley indicated that concerns previously raised had been addressed through communication with nearby residents. He committed to continuing to keep the Council informed of the project's progress.

Rick Smith, 130 Sunrise Avenue, objected to the proposed process for the Construction Management Agreement (CMA) related to the Paramount/WEG project, arguing that it should be subject to public review rather than administrative approval. He expressed concerns regarding public disclosure, the timing of the review, and whether the applicant had demonstrated compliance with the Comprehensive Plan and related approval requirements.

Mr. Bergman provided an update on the Construction Management Agreement (CMA) for the Paramount project, explaining that staff were actively negotiating the document and addressing maintenance-of-traffic and pedestrian-safety issues. During public comment, Jamie Crowley stated that the CMA was proceeding in the same manner as other Town projects and argued that the project approvals were complete and no longer subject to quasi-judicial review. Council Members discussed whether the CMA should be presented to the Town Council for review, with Council Member Araskog supporting allowing public input on the final agreement. Questions were raised regarding the authority delegated to approve the CMA, whether Council review was required or permitted, and how the public could be kept informed. The Council directed staff and legal counsel to review the approval language, clarify the approval process, and provide a future update on the status of the CMA.

PUBLIC HEARINGS

UNFINISHED BUSINESS

8. Cafe L'Europe - Clarification on the Valet

Council President Cooney explained that clarification was needed regarding whether valet parking would be required for Café L'Europe's approved weekend lunch service. The applicant stated that valet service was not currently necessary due to reduced summer demand but would be implemented if needed during the season, noting that existing parking arrangements were sufficient. Council Members Moran and Araskog expressed support for allowing the restaurant to determine when valet service was necessary. During public comment, Mr. Eubanks noted that future parking availability could be affected by changes in nearby property ownership and asked that the issue be monitored as conditions evolve. Staff and the applicant acknowledged the concern and indicated that parking discussions were ongoing.

A motion was made by Council Member Araskog and seconded by Council President Pro Tem Crampton to confirm that valet parking is not required for Café L'Europe during Saturday and Sunday lunch service. The motion carried 4-0, with Council Member Moran absent for the vote.

3. ZON-23-019 (COA-23-002) 363 Cocoanut Row (The Vineta) To Review the Compliance Conditions within the Declaration of Use Agreement

Attorney M. Timothy Hanlon, on behalf of the applicant, provided an operational update on the Vineta Hotel, noting that the hotel had been open for only a portion of its first season and that operations had proceeded smoothly, with no complaints received. He advised that the applicant would return in 2027 with a full-season report and indicated that the hotel may seek minor operational modifications before the next season, including opening a street entrance to Coco's restaurant and adjusting valet parking requirements. When asked, he agreed to come back after 2 full seasons for an update. Council Members commented favorably on the hotel's operations, customer experience, and neighborhood compatibility, and asked questions regarding future operational requests, the timing of required reviews, and the hotel's business performance. Public feedback reported by Council Members was overwhelmingly positive.

Mr. Bergman inquired about the status of an FPL ground strap issue near the Vineta Hotel. Mr. Hanlon reported that FPL had inspected the site, acknowledged responsibility for the problem, and was working toward a resolution. He further noted that the issue involved an uneven sidewalk condition caused by utility infrastructure and was unrelated to the hotel project.

4. ZON-26-0005 (ARC-25-0094) 1300 N OCEAN BLVD. (COMBO) – VARIANCE The applicants, Laurence & Molly Austin, have filed an application requesting Town Council review and approval for a variance to revest the existing landscape open space deficit on a parcel over 20K square feet in the R-B zoning district. The Architectural Commission shall perform design review of the application. *[The Architectural Review Commission Recommendation: Implementation of the proposed variances will not cause a negative impact on the subject property. Carried 7-0.] [The Architectural Review Commission approved this project with conditions. Carried 6-1.]*

Council President Pro Tem Crampton and Mayor Moore disclosed ex parte communications.

Staff presented a variance request for 1300 North Ocean Boulevard to allow the property to retain its existing nonconforming landscaped open space as part of a comprehensive site renovation. Staff explained that the project would increase landscaped open space from 37.3% to 45.5%, but would remain below the 50% minimum required for larger parcels in the RB zoning district. Council Members asked questions regarding the property's zoning history, whether the

condition predated current code requirements, and the hardship supporting the variance request. Discussion focused on the fact that the project would improve an existing nonconforming condition rather than create a new one, with several speakers suggesting that similar situations should be considered as part of the Town's broader zoning code review. There was no public comment.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member Araskog that Variance No. ZON-26-0005, 1300 N. Ocean Blvd. shall be granted and find, in support thereof, that all the criteria applicable to this application as set forth in Section 134-201 (a), items 1 through 7, have been met. The motion was carried 5-0.

5. ZON-26-0018 320 TANGIER AVE - VARIANCE. The applicant, Trust U/A II.E of the William Pitt 1993 Living Trust u/a/d 8/19/93 (Pauline B. Pitt, Trustee), has filed an application requesting Town Council review and approval for a variance to exceed the maximum gangway width of a marine dock at a single-family residence.

Council President Pro Tem Crampton and Council Member Moran disclosed ex parte communications.

Staff presented a variance request for 320 Tangier Avenue to allow replacement of an existing platform boat lift with a fixed platform within the same footprint. Because the proposed structure would be measured as part of the dock, a variance was required for dock width, although the structure would continue to comply with all setback and other zoning requirements. Council Members asked questions about the platform's size and whether the proposal was essentially replacing an existing condition. Discussion noted that the request was similar to other recently approved marine structure variances and could be considered as part of future zoning code updates. There was no public comment.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member McDonald that Variance No. ZON-26-0018, 320 Tangier Avenue shall be granted and find, in support thereof, that all the criteria applicable to this application as set forth in Section 134-201 (a), items 1 through 7, have been met. The motion was carried 5-0.

6. ZON-26-0008 (ARC-26-0004) 108 EL MIRASOL (COMBO) – SPECIAL EXCEPTION, SITE PLAN REVIEW, AND VARIANCES The applicant, 108 El Mirasol LLC (Tara B. Mulrooney, Authorized Representative), has filed an application requesting Town Council review and approval for (4) variances to exceed maximum permitted lot fill permitted within front, north side-yard, south side-yard, and east rear-yard setback areas, a special exception request for a reduced vehicle queueing space between driveway gate and edge of cul-de-sac, and site plan review for a generator over 100kW; as part of an application for construction of a new residence over 10,000 square feet. The Architectural Commission shall perform design review of the application. [*This item shall be deferred to the August 12, 2026, Town Council meeting, pending architectural design review.]*

Please note: This item was deferred to August 12, 2026, upon the approval of the agenda.

7. ZON-26-0015 (COA-26-0004) 151 ROOT TRAIL (COMBO) – VARIANCES The

applicant, Julie Phillips (Brian Brady with Brady Design, Representative), has filed an application requesting Town Council review and approval of two (2) variances to reduce the east side yard and west side yard setbacks for a new second-story addition to the existing one-story residence for property under consideration to be landmarked. The Landmarks Preservation Commission shall perform design review of the application impacting the property under consideration to be landmarked. *[This project will be deferred to the July 15, 2026, Town Council meeting, pending architectural review.]*

Please note: This item was deferred to July 15, 2026, upon the approval of the agenda.

NEW BUSINESS

9. ZON-26-0002 120-132 N COUNTY RD PALM BEACH SYNAGOGUE —SPECIAL EXCEPTION WITH SITE PLAN REVIEW. The applicant, Palm Beach Orthodox Synagogue INC (Rabbi Moshe Scheiner), has filed an application requesting Town Council review and approval for a modification to the previously approved Special Exception for an existing synagogue located at 120 N County Road into an abutting existing building previously occupied by the Chez Jean Pierre restaurant at 132 N County Road and an increased sanctuary worship capacity for additional patrons in the existing sanctuary space in a combination of fixed and folding seating and standing room areas. The application also consists of a modification to the existing Declaration of Use Agreement dated May 12, 2008.

This item was deferred to September 9, 2026, when the agenda approval was discussed.

10. ZON-26-0021 (ARC-26-0023) 141 SEAVIEW AVE (COMBO) – VARIANCES. The applicant, Gozlan Property Partnership (Bartholemew & Partners – Design Representative), has filed an application requesting Town Council review and approval for eight (8) variances to facilitate a one-story addition to an existing single-story residence, including (1) reduced west side yard setback, (2) reduced north rear yard setback, (3) deficient landscape open space, (4) increased lot coverage, (5) elimination of garage, (6) reduced mechanical equipment setback, (7) reduced mechanical equipment screening, and (8) reduced pool equipment screening. *[The Architectural Review Commission Recommendation: Implementation of the proposed variances will not cause a negative impact on the subject property. Carried 7-0.] [The Architectural Review Commission approved as presented. Carried 7-0.]*

Council Member Moran, Council President Pro Tem Crampton, and Council President Cooney disclosed ex parte communications.

Staff presented a request for eight variances associated with a proposed 205-square-foot addition and site improvements at 141 Seaview Avenue. Staff explained that the property is a small, nonconforming lot with an existing nonconforming residence, and that several of the requested variances would allow existing conditions to remain while improving the property. Attorney Maura Ziska, representing the applicant, stated that the project would modernize the home while preserving the existing structure rather than replacing it. Council Members asked questions regarding the property's nonconforming status, the hardship supporting the variances, parking arrangements, neighborhood input, and whether alternatives such as elevating the structure had been considered. Discussion also highlighted the challenges posed by applying

current zoning standards to older homes on undersized lots. There was no public comment.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member Araskog that Variance No. ZON-26-0021, 141 Seaview Avenue shall be granted and find, in support thereof, that all the criteria applicable to this application as set forth in Section 134-201 (a), items 1 through 7, have been met. The motion was carried 5-0.

11. ZON-26-0022 (ARC-26-0022) 329 SEABREEZE AVE (COMBO) – VARIANCE(S). The applicant, 5Q Seabreeze LLC (Paul Queally, Manager), has filed an application requesting Town Council review and approval for two (2) variances including the reduction of the required east side yard setback and the rear yard setback as they relate to enclosing an existing carport structure. The Architectural Commission (ARCOM) shall perform design review of the application. *[The Architectural Review Commission Recommendation: Implementation of the proposed variances will not cause a negative impact on the subject property. Carried 7-0.] [The Architectural Review Commission approved this project as presented. Carried 6-1.]*

Council Member Moran and Council President Pro Tem Crampton disclosed ex parte communications.

Staff presented an application for two variances at 329 Seabreeze Avenue to allow the enclosure of an existing nonconforming detached carport and its conversion into a one-car garage. Staff explained that the structure would remain within its existing footprint and would not increase any existing setback encroachments. Council Members commented favorably on the design, noting that the enclosed garage would be a significant aesthetic improvement over the existing carport and better align with the surrounding neighborhood. There was no public comment.

A motion was made by Council Member Araskog and seconded by Council Member Moran that Variance No. ZON-26-0022, 329 Seabreeze Avenue shall be granted and find, in support thereof, that all the criteria applicable to this application as set forth in Section 134-201 (a), items 1 through 7, have been met. The motion was carried 5-0.

12. ZON-26-0025 (ARC-26-0029) 418 SEASPRAY AVE (COMBO) – VARIANCES. The applicants, Mark Finerman & Anne Elizabeth Torrell, have filed an application requesting Town Council review and approval for a variance to exceed maximum mechanical equipment screening wall height permitted, as part of an application for a new single-family residence. The Architectural Commission shall perform design review of the application. *[The Architectural Review Commission Recommendation: Implementation of the proposed variances will not cause a negative impact on the subject property. Carried 7-0.] [The Architectural Review Commission approved as presented. Carried 7-0.]*

Council Member Moran and Council President Cooney disclosed ex parte communications.

Staff presented a variance request for 418 Seaspray Avenue to allow a nine-foot equipment screening wall for a new single-family residence. Staff explained that the additional wall height was necessary to fully screen elevated mechanical equipment required by FEMA flood elevation standards and that the request pertained only to the wall height, not the equipment location or setbacks. The applicant's architect stated that the property's low elevation and flood

requirements created the hardship necessitating the variance. Council Member Araskog asked questions regarding the hardship, the wall's proximity to neighboring properties, and whether nearby residents had been contacted. The applicant explained that an easement provided additional separation from the adjacent property and that no objections had been received. There was no public comment.

A motion was made by Council President Pro Tem Crampton Araskog and seconded by Council Member Moran that Variance No. ZON-26-0025, 418 Seaspray Avenue shall be granted and find, in support thereof, that all the criteria applicable to this application as set forth in Section 134-201 (a), items 1 through 7, have been met. The motion was carried 4-1, with Council Member Araskog dissenting.

**Note: A short break was taken at 11:13 a.m., and the meeting resumed at 11:19 a.m.*

13. ZON-26-0016 (COA-26-0005) 1047 S OCEAN BLVD. (COMBO) – VARIANCE The applicant, Maura Ziska (Trustee of 1047 South Ocean Boulevard Trust), has filed an application requesting Town Council review and approval for one (1) variance to increase lot coverage associated with a two-story addition for the Landmarked property. The Landmarks Preservation Commission shall perform design review of the application. *[This project will be deferred to the July 15, 2026, Town Council meeting, pending architectural review.]*

Please note: This item was deferred to July 15, 2026, upon the approval of the agenda.

14. ZON-26-0023 (ARC-26-0012) 150 DUNBAR RD & 151 ATLANTIC AVE. (COMBO) – VARIANCES The applicants, Heavenly Partners LLC & Happy Isles Dreams LLC (Maura Ziska, Authorized Representative), have filed an application requesting Town Council review and approval for two (2) variances to increase lot coverage and cubic content ratio beyond the maximums permitted, to accommodate proposed renovations and additions at the to-be unified 20,000+ sq ft parcel of land in the R-B zoning district. The Architectural Commission shall perform design review of the application. *[This item shall be deferred to the August 12, 2026, Town Council meeting, pending architectural design review.]*

Please note: This item was deferred to August 12, 2026, upon the approval of the agenda.

ORDINANCES

15. FIRST READING

15.1 17-2026 An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Amending The Town Code Of Ordinances At Chapter 134, Zoning, Article V, District Regulations, At Division 4. - R-B Low Density Residential District, Section 134-890(13); At Division 5.- R-C Medium Density Residential District, Section 134-945; At Division 6. - R-D(1) High Density Residential District, Section 134-1000; And At Division 7. - R-D(2) High Density Residential District, Section 134-1055 To Reinstate The Changes Made By Ordinance 06-2025 Removing Private And Public Academic School As Special

Exception Uses In Certain Residential Zoning Districts And Geographic Areas Of Same And To Clarify The Prior Governmental Approval Condition On A Special Exception Use For Pedestrian Access Tunnels To The Beach In Section 134-890; Providing For Severability; Providing For Repeal Of Ordinances In Conflict; Providing For Codification; Providing An Effective Date.

Council President Cooney read Ordinance No. 017-2026 by title only. There was no public comment.

A motion was made by Council Member McDonald and seconded by Council President Pro Tem Crampton to approve Ordinance No. 017-2026. The motion was carried unanimously, 5-0.

16. SECOND READING

16.1 12-2026 An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Amending The Adopted 2024 Town Of Palm Beach Comprehensive Plan, Pursuant To Chapter 163, Florida Statutes; Amending The Data & Analysis And The Goals, Objectives And Policies Of The Future Land Use Element To Create A New Policy 1.1 To Acknowledge The Comprehensive Plan As The Blueprint To Guide Growth, Development, Resource Protection And Public Services And Facilities; To Create Policies 1.3 And 1.4 To Replace Policy 1.12 With A New Definition Of Town Resident; To Delete Policies 1.7 And 1.8 As They Are Duplicates Of Policies 2.1 And 2.2; To Amend Policy 1.13 To Change The Designation Names For Residential Categories And To Adjust The Density To Whole Numbers Based Upon An Acre; To Amend Policy 1.14 To Incorporate The Definitions Of Town Serving Commercial Establishments, To Adjust The Density To Whole Numbers Based Upon An Acre, To Update The Uses Permitted In Non-residential Uses, And To Create A New Beach Area Future Land Use Category; To Amend Policy 1.15 To Establish Floor Area Ratio (Far) As The Intensity Standard For Non-residential Uses; To Delete Policy 6.4, 6.5 And 6.6 As The Policies Are Directives That Have Now Been Addressed With The Proposed Amendment; To Amend Policy 8.1 To Replace Standards For New Planned Unit Developments (PUDs) With A List Of The Three Approved Puds; To Amend Policy 2.3 To Change The Language To Read From Zoning Ordinances To Zoning Code; Amending The Data & Analysis And The Goals, Objectives And Policies Of The Historic Preservation Element To Amend Policy 1.4 To Reflect The Continuous Monitoring Of Archaeologically Sensitive Sites And Zones In Coordination With Appropriate State And County Agencies Needed In Their Protection; Amending The Data & Analysis And The Goals, Objectives And Policies Of The Infrastructure Element To Amend Policy 3.1 To Update The Potable Water Level Of Service Standard In Accordance With The City Of West Palm Beach As The Town's Potable Water Provider; To Amend Policy 5.2 To Address The Updated 20-year Water Supply Facilities Work Plan That Is Adopted By Reference; To Amend The Adopted 2024 Comprehensive Plan Map Series To Replace The Future Land Use Map To Identify The Beach Area, To Include The Lake Worth Lagoon In The Conservation Future Land Use Designation, To Amend The Designations Of Public Buildings To Have A Public Future Land Use Designation, To Amend The Future Land Use Designations Of Park Sites Owned By Local

Governmental Agencies And The Preservation Foundation Of Palm Beach To The Recreation Future Land Use Designation, To Amend The Future Land Use Of The Former U.S. Post Office Located At 95 North County Road That Is Now Privately Owned To The Commercial Future Land Use Designation, And To Establish Associated Acronyms For Each Future Land Use Designation And To Update The Archaeological Sites Map; Providing For Incorporation Of Recitals; Providing For Severability; Providing For Repeal Of Ordinances In Conflict Here Within; Providing For Codification; Providing An Effective Date. *[This item shall be deferred to the July 15, 2026, Town Council meeting, pending responses from the state review agencies.]*

Please note: This item was deferred to July 15, 2026, upon the approval of the agenda.

16.2 13-2026 An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Amending The Official Zoning Map By Replacing The Existing 1974 Official Zoning Map Of The Town Of Palm Beach Last Updated September 2024 With A New 2026 Official Zoning Map; Providing For Incorporation Of Recitals; Providing For Severability; Providing For Repeal Of Ordinances In Conflict Here Within; Providing For Codification; Providing An Effective Date. *[This item shall be deferred to the July 15, 2026, Town Council meeting, pending responses from the state review agencies.]*

Please note: This item was deferred to July 15, 2026, upon the approval of the agenda.

ANY OTHER BUSINESS

18. Waiver of Town Code Section 18-237, For Building Permit Extension at 225 Wells Rd.

Staff presented a second request for a building permit extension at 225 Wells Road, seeking an additional 265 days to complete construction of a new single-family residence. The applicant explained that delays were primarily due to contractor changes, long lead times for imported windows and doors, and subsequent construction coordination issues, but noted that significant progress had been made and that completion was anticipated by January 2027. Council Members asked questions about the project timeline, the causes of the delays, the remaining construction activities, and neighborhood impacts. Several Council Members expressed concern about the length of the project and the cumulative burden of ongoing construction on Wells Road, while encouraging the applicant to complete the work as quickly as possible. There was no public comment.

A motion was made by Council Member Moran and seconded by Council President Pro Tem Crampton to approve the waiver of section 18-237 for a building permit extension at 225 Wells Road as requested. The motion was carried 4-1, with Council Member Araskog dissenting.

19. Waiver of Town Code Section 18-237, For Building Permit Extension at 302 Seabreeze Ave.

Staff presented a first request for a building permit extension at 302 Seabreeze Avenue, seeking an additional 225 days to complete construction of a new single-family residence. Staff noted that a neighboring property owner had submitted a letter expressing concerns about the project

timeline and requesting timely completion. The applicant explained that construction was delayed because work did not begin immediately upon permit issuance and outlined the substantial progress made since then. Council Members asked questions regarding the delay, the remaining construction schedule, neighborhood buffering, and concerns raised by the adjacent property owner. The applicant and the owner's representative stated that landscaping improvements had already been installed and that the project complied with all approved setbacks and zoning requirements. There was no public comment.

A motion was made by Council Member Araskog and seconded by Council Member McDonald to approve the waiver of section 18-237 for a building permit extension at 302 Seabreeze Avenue as requested, with the extension approved until February 1, 2027, and with the condition that the Director of Planning, Zoning, and Building will handle any neighbor complaints. The motion was carried unanimously, 5-0.

20. Waiver of Town Code Section 42-199, For Waiver of Town Working Hours at 1 S. County Rd – NO PERMIT AT THIS TIME

Staff presented a request from the Breakers Family Entertainment Center for a waiver of construction working hours to allow the project to be completed on an expedited schedule over one winter season and two summer seasons. The applicant explained that extended work hours would help shorten the overall construction duration and minimize long-term impacts on residents and guests. Council Members asked questions regarding the proposed work schedule, traffic impacts, and nearby property owners, and expressed support for the request, noting that the project is well-buffered from neighboring properties and that an accelerated construction schedule would be beneficial. There was no public comment.

A motion was made by Council President Pro Tem Crampton and seconded by Council Member Araskog to approve the waiver of section 42-199 of the town working hours at 1 S. County Road as requested. The motion was carried unanimously, 5-0.

17. Waiver of Town Code Section 42-199, For Waiver of Town Working Hours at 100/102 Four Arts Plaza

Representatives of the Society of the Four Arts provided an update on construction progress at the Four Arts campus and requested a waiver of construction working hours to allow workers to arrive and begin work earlier, reducing traffic impacts on the middle bridge and surrounding area. The project team reported that construction was progressing ahead of schedule and highlighted measures taken to address neighbor concerns, including providing direct contact for construction-related issues. Council President Cooney referenced correspondence from a nearby resident regarding Saturday morning noise, and the applicant agreed to modify the request so that Saturday work would begin at 9:00 a.m. rather than 7:00 a.m. There was no public comment.

A motion was made by Council Member Araskog and seconded by Council President Pro Tem Crampton to approve the waiver of section 42-199 of the town working hours at 100/102 Four Arts Plaza as requested, with the condition that Saturday work shall not begin until 9:00 a.m., and if any issues arise, they will be handled by the Planning, Zoning, and Building Director. The motion was carried unanimously, 5-0.

ADJOURNMENT

A motion was made by Council Member Araskog and seconded by Council President Pro Tem Crampton to adjourn the meeting at 11:49 AM. The motion was carried unanimously, 5-0.

APPROVED:

_____
Edward A. Cooney, Town Council President

APPROVED:

_____
Kelly Churney, CMC, Town Clerk
Date: _____

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Wayne Bergman, MCP, LEED® AP, Director of Planning, Zoning & Building

Re: Approval of the Major Matters from the June 24, 2026, Architectural Commission Meeting

Date: 6/29/2026

STAFF RECOMMENDATION

Staff recommends that the Town Council approve the major items approved by the Architectural Commission at the regularly scheduled meeting on June 24, 2026.

BOARD OR COMMISSION RECOMMENDATION

The Architectural Commission recommends that the Town Council approve major items considered at the regularly scheduled meeting on June 24, 2026.

GENERAL INFORMATION

These minutes are submitted to the Town Council for approval pursuant to Chapter 18-177 of the Town of Palm Beach Code of Ordinances.

STRATEGIC PLAN

Strategic Priorities:
Governmental Leadership and Innovation

Strategic Focus Areas:
Collaborative Town Government

FUNDING

No Fiscal Impact

TOWN OF PALM BEACH

Minutes of the Architectural Commission Meeting
Held on June 24, 2026

CALL TO ORDER AND ROLL CALL

The meeting was called to order at 09:02 AM in the Town Council Chambers.

Members Present: Elizabeth Connaughton, Jeffery Smith, Claudia Visconti, Kathy Georgas, Sue Patterson, David Phoenix, Richard Sammons, KT Catlin, Greg Tankersley

Members Absent: Kenn Karakul

Staff Present: Friederike Mittner, Sarah Pardue, Bradley Falco, Kelly Churney and Town Attorney Lainey Francisco

PLEDGE OF ALLEGIANCE

Mr. Smith led the Pledge of Allegiance.

MINUTES

1. Minutes of the May 27, 2026, Architectural Commission Meeting

A motion was made by Ms. Patterson and seconded by Ms. Visconti to approve the minutes of the May 27, 2026, meeting as presented. The motion was carried unanimously, 7-0.

APPROVAL OF AGENDA

A motion was made by Ms. Catlin and seconded by Ms. Patterson to approve the agenda as presented. The motion was carried unanimously, 7-0.

ADMINISTRATION OF THE OATH

Town Clerk Churney swore in all those intending to speak and continued to do so throughout the meeting, as necessary.

COMMENTS

2. OFFICIALS

No comments were made by Commission members.

3. STAFF

Ms. Churney announced that Ms. Visconti declared a conflict of interest for ARC-26-0029, 418 Seaspray Avenue, at the May 27, 2026, meeting, and had correctly completed the 8B form in accordance with State Law. Ms. Churney also reminded the commission that their Form 1 is due by July 1, 2026.

4. PUBLIC - 3 MINUTE LIMIT

Mr. Smith called for public comment. No one indicated a desire to speak.

UNFINISHED BUSINESS

5. ARC-24-0090 (ZON-24 -0046) 2720 - 2730 S OCEAN BLVD. - EDGEWATER/ AMBASSADOR SITE (COMBO) The applicant, Palm Beach Edgewater Fee Borrower LLC and Palm Beach Ambassador Fee Borrower LLC, has filed an application for Architectural Commission review and approval of a new multifamily, multibuilding residential development on the east and west sides of S Ocean Boulevard with a new multi-story residential building with five residential levels and a subterranean parking level and rooftop penthouse mechanical equipment to replace two existing five- and eight story buildings on the east side of S Ocean Boulevard and to replace an existing three-story building on the west side of S Ocean Boulevard, to be demolished. This project includes multiple variances related to building height, building setbacks, building length, lot coverage, maximum amount of fill, rooftop generators, and rooftop mechanical equipment. This is a combination project that shall also be reviewed by Town Council as it pertains to zoning relief/approval

No one disclosed ex parte communications. Ms. Mittner provided staff comments on the project. Presentations were made by Tammy O'Rourke of Spina O'Rourke + Partners and Cory Meyer of Nievera Williams Design.

The Commission reviewed revised plans for the Ambassador redevelopment project, addressing the two remaining conditions of approval: rooftop mechanical equipment screening and vehicular gate design. The applicant presented a reduced rooftop screening design achieved by consolidating mechanical equipment and lowering portions of the enclosure, as well as a redesigned vehicular gate intended to better reflect the building's architecture while meeting FDOT requirements. Commissioners expressed mixed opinions regarding the gate design, with some preferring the previous design and others supporting the revised, more decorative approach. Several commissioners suggested refinements to the gate's proportions, color, and clearance above the pavement. Discussion primarily focused on the rooftop mechanical screening, with Chair Smith and several commissioners expressing concern about its size and visual impact, noting that it appeared comparable to an additional story on the building. Commissioners commented that the project highlighted broader concerns regarding extensive

glazing, rooftop equipment requirements, and future redevelopment standards. Assistant Director James Murphy acknowledged the concerns and indicated the issue could be considered in future planning and zoning discussions. There was no public comment.

A motion was made by Ms. Visconti and seconded by Ms. Patterson to approve ARC-24-0090, 2720-2730 S. County Blvd., with the following conditions: the gate color shall be of a bronze color as previously shown in April 2026, the toe kick at the bottom of the gate is decreased, and to restudy the method of how the bracket engages with the column on the gate. The motion was carried 4-3, with Messrs. Sammons, Phoenix, and Ms. Connaughton dissenting.

6. ARC-26-0021 222 CHERRY LN. The applicant, 222 Cherry Lane PB LLC (Kevin Asbacher, Architect), has filed an application requesting Architectural Commission review and approval for construction of a new, two-story, single-family residence with final hardscape, landscape, and swimming pool improvements.

Mses. Connaughton and Catlin disclosed ex parte communications. Mr. Falco provided staff comments on the project. Presentations were made by Kevin Asbacher of Asbacher Architecture and Dustin Mizell of Environment Design Group.

The Commission reviewed revised plans for a new two-story single-family residence at 222 Cherry Lane that had been deferred from the previous meeting for further study. The applicant presented modifications including a reduction in overall building height, smaller window and door openings, the addition of decorative shutters, revisions to the front entry, replacement of a folding door with arched French doors, simplification of the driveway design, removal of lattice from the privacy wall, and increased landscaping for privacy. Commissioners generally acknowledged the applicant's efforts but remained concerned about the overall scale and proportions of the home, particularly the prominence of the garage massing, the relationship of the front entry to the rest of the house, the height and scale of the windows, the size of the chimney, and how the residence would fit within the character of the predominantly one-story streetscape. Several commissioners suggested further study of the front entry, window proportions, materials, lighting, hardscape treatments, and roof design, while opinions differed on the overall architectural concept. Some commissioners felt the house had charm and potential with additional refinement, while others believed the design still appeared oversized for the lot and neighborhood context and warranted substantial further study. There was no public comment.

A motion was made by Ms. Visconti and seconded by Ms. Patterson to defer the ARC-26-0021, 222 Cherry Lane to July 29, 2026, with the direction to remove a foot from the first floor height, restudy the scale of the window heights, the garage, the sconces, the driveway, driveway material, the chimney, and when returning, bring a finished floor cut through section of the windows with a scale figure that is 6 feet tall. The motion was carried 6-1, with Ms. Catlin dissenting.

7. ARC-26-0024 230 PLANTATION RD. The applicants, G. Kent Kahle & Cynthia V. Kahle, have filed an application requesting Architectural Commission review and approval for construction of a new, two-story, single-family residence with final hardscape, landscape, and swimming pool improvements.

Several members disclosed ex parte communications. Mr. Falco provided staff comments on the

project. A presentation was made by Gregory Bonner of B1 Architect. Dustin Mizell of Environment Design Group was also present to answer questions.

The Commission reviewed revised plans for a new two-story single-family residence at 230 Plantation Road following a prior deferral for further study. The applicant presented modifications, including narrowing the front portico, reducing bracket sizes, revising window proportions, modifying the front door and lighting, updating architectural details, and refining portions of the rear elevation while maintaining the overall site plan and side-loaded garage configuration. Commissioners generally acknowledged the applicant's efforts and found the architectural style attractive, but continued to express concerns regarding the site planning, particularly the relationship of the front-facing garage to the house, the large front yard and limited rear yard, the proximity of the garage to the front entry, and the overall functionality of the driveway and parking arrangement. Additional comments focused on the scale and detailing of the front entry, portico, railing, windows, chimney, lighting, materials, and garage doors. Several commissioners suggested that the garage be redesigned to appear more like a detached carriage house or be better integrated into the overall composition, while others recommended further study of the entry sequence and architectural details. Although commissioners generally supported the home's architectural character, there was consensus that additional revisions were needed to improve the site planning, proportions, and the overall relationship of the house to the lot and the surrounding neighborhood. There was no public comment.

A motion was made by Mr. Phoenix and seconded by Ms. Visconti to defer ARC-26-0024 to July 29, 2026, with the direction to restudy the following items: front door, the railing, lighting, brackets, garage doors, setback, chimney, and windows. The motion was carried unanimously, 7-0.

8. ARC-26-0020 1066 N OCEAN BLVD. The applicant, Creekshore LLC (Jamie Solem, Authorized Representative), has filed an application requesting Architectural Commission review and approval for complete renovation and modifications to the existing two-story single-family residence with complete hardscape and landscape redesign. *This item has been deferred to the July 29, 2026, meeting.*

Note: This item was deferred to the meeting on July 29, 2026, with the approval of the agenda.

9. ARC-25-0060 259 WORTH AVE. The applicant, 259 Worth Avenue LLC (Riccardo Grazia), has filed an application requesting Architectural Commission review and approval for exterior modifications to an existing storefront including new signage, entry door and awnings. *This application no longer requires Commission review.*

Note: This item was withdrawn with the approval of the agenda.

NEW BUSINESS

10. ARC-26-0027 300 COLONIAL LN. The applicant, Richard and Dragana Connaughton (Elizabeth Connaughton), has filed an application requesting Architectural Commission review and approval for modifications to a previously approved new single-family residence site plan.

No one disclosed ex parte communications. Ms. Pardue provided staff comments on the project.

Elizabeth Connaughton declared a conflict of interest and left the dais during the discussion. A presentation was made by Homeowner Richard Connaughton.

The Commission reviewed a request to modify the previously approved site plan for a new residence at 300 Colonial Lane by replacing an approved east-side masonry wall with a drainage curb and black vertical picket fence screened by landscaping, along with related modifications to the mechanical equipment enclosure. The homeowner explained that construction requirements resulted in an oversized footer that would significantly impact the approved landscaping and limit the ability to maintain adequate screening vegetation. The proposed revision would preserve the existing dense hedge and supplement it with additional landscaping while maintaining required screening for mechanical equipment. Neighbor Susan Leas at 292 Colonial Lane spoke in opposition to the request, expressing concerns that a fence and landscaping would not provide the same level of privacy, visual buffering, noise mitigation, or permanence as the previously approved masonry wall. Commissioners discussed the existing landscape buffer, visibility from the neighboring property, ownership and maintenance of the existing hedge, screening requirements for mechanical and pool equipment, and the practical impacts of constructing the approved wall. While several commissioners noted that landscaping can often provide more attractive screening than a wall, questions remained regarding the technical and engineering aspects of the proposed revision, the existing site conditions, and the previously approved wall configuration.

A motion was made by Ms. Catlin and seconded by Ms. Patterson to defer ARC-26-0027, 300 Colonial Lane, to the July 29, 2026, meeting to allow the applicant to provide responses to the Commission's technical questions and submit photographs of the existing conditions and renderings of the proposed conditions. The motion carried 6-1, with Mr. Sammons dissenting.

11. ARC-26-0034 334 CHILEAN AVE. The applicant, Overflow Pad Too LLC (Environment Design Group), has filed an application requesting Architectural Commission review and approval for the installation of a vehicular gate with gas lanterns.

Mr. Phoenix disclosed ex parte communications. Ms. Pardue provided staff comments on the project. A presentation was made by Dustin Mizell of Environment Design Group.

The Commission reviewed a request to install vehicular gates, a trash enclosure, and gas lanterns at a recently completed single-family residence at 334 Chilean Avenue. The applicant explained that the proposed trash enclosure and vehicular gate had originally been contemplated during the design process but were removed during construction due to neighbor concerns, and were now being requested by the homeowner primarily to create an enclosed area for their dogs. The proposed gate and enclosure were designed to match the existing architectural features, including the pedestrian gates, front door, wood materials, iron detailing, and lanterns. Commissioners generally found the trash enclosure acceptable but expressed concerns about the vehicular gate's scale, width, and visual heaviness within the streetscape. Discussion focused on whether the gate should be redesigned as a pair of swinging gates rather than a sliding gate, reducing its visual mass, improving its proportions, and creating a more welcoming appearance. Several commissioners commented that the proposed gate appeared overly dominant and defensive for the site, while others acknowledged the homeowner's functional need for pet containment. Additional comments addressed the proposed lanterns, with suggestions to reduce their size, number, or prominence. The Commission generally encouraged the applicant to return with a revised gate design that better balanced functionality with the residence's character and

the surrounding streetscape.

A motion was made by Mr. Phoenix and seconded by Ms. Connaughton to approve the trash enclosure gate for ARC-26-0034, 334 Chilean Avenue, to use smaller sconces or a flat-back lantern on the front pilasters, and to deny the driveway gate.

A discussion ensued on the motion.

An amended motion was made by Mr. Phoenix and seconded by Ms. Catlin to approve the trash enclosure gate for ARC-26-0034, 334 Chilean Avenue, and to defer the remaining project with a restudy of the light fixtures and the front driveway gate. The motion carried 5-2, with Ms. Connaughton and Mr. Smith dissenting.

ANY OTHER BUSINESS

Commissioners discussed concerns regarding the scale and appearance of the recently installed traffic signal and streetlight infrastructure, noting that some installations appeared oversized and out of character with the Town's aesthetic. Staff explained that certain improvements may be required by outside agencies and advised that the matter was not within the Commission's jurisdiction. Assistant Director James Murphy stated that staff would bring the Commission's concerns to the Town Council and explore potential design guidelines or review processes for future public infrastructure projects.

MEETING SCHEDULE

12. The next meeting is scheduled for July 29, 2026

ADJOURNMENT

A motion was made by Ms. Visconti and seconded by Mr. Phoenix to adjourn the meeting at 11:17 AM. The motion was carried unanimously, 7-0.

Respectfully Submitted,

_____

Jeffery W. Smith, Chair

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk Blouin, Town Manager

From: Wayne Bergman, Director of Planning, Zoning, & Building

Re: Request to Hear Proposed Ordinance Nos. 012-2026, 013-2026, and 020-2026, prior to 5:00 p.m. on Wednesday, July 15, 2026, Town Council Development Review Meeting agenda.

Date: 6/18/2026

STAFF RECOMMENDATION

Staff recommends that the Town Council, acting as the Local Planning Agency, conduct the public hearing on proposed Ordinance Nos. 012-2026, 013-2026, and 020-2026, prior to 5:00 p.m.

Ordinance Nos. 012-2026, 013-2026, and 020-2026, will be heard at first reading on Wednesday, July 15, 2026, with a possible adoption hearing on Wednesday, August 12, 2026.

GENERAL INFORMATION

Pursuant to Chapter 166.041, F.S., the local governing body is required to hold two (2) advertised public hearings on a proposed ordinance. At least one hearing is held after 5:00 p.m. on a weekday, unless the local governing body, by a majority plus one vote, elects to conduct that hearing at another time of day. The first public hearing shall be held at least seven (7) days after the day that the first advertisement is published. The second hearing shall be held at least 10 days after the first hearing and shall be advertised at least five (5) days prior to the public hearing.

TOWN ATTORNEY REVIEW

The subject code amendments have been reviewed and approved for legal form and sufficiency.

STRATEGIC PLAN

Strategic Priorities:
Governmental Leadership and Innovation

Strategic Focus Areas:
Cooperative Relationships

FUNDING
No Fiscal Impact

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Wayne Bergman, Director of Planning, Zoning, & Building

From: Friederike H. Mittner, FAICP, Architectural Review & Historic Preservation Manager
Abraham Fogel, AICP, GGEP, Design & Preservation Planner

Re: Approval of the Landmarks Preservation Commission Action Regarding a Landmark Adjustment for 151 Root Trail

Date: 6/18/2026

STAFF RECOMMENDATION

Staff recommends that the Town Council approve the Landmark Adjustment for 151 Root Trail (COA-26-0004), which was granted at the June 17, 2026, Landmarks Preservation Commission meeting.

COMMISSION RECOMMENDATION

The Landmarks Preservation Commission granted (7-0) two (2) Landmark Adjustments for 151 Root Trail (COA-26-0004). The existing one-story structure has nonconforming setbacks (9.7' front, 3.2' to 3.7' side, and 7.7' rear yards) and lot coverage (50.47%). Due to the extent of the renovation, these nonconformities were required to be revested through a Landmark Adjustment. Additionally, the second-story addition was granted a Landmark Adjustment to match the existing rear (north) setback of the residence.

GENERAL INFORMATION

This item is submitted to the Town Council for approval pursuant to Chapter 54 of the Town of Palm Beach Code of Ordinances.

STRATEGIC PLAN

Strategic Priorities:
Community Culture and Character

Strategic Focus Areas:
Quality of Life
Community Preservation

FUNDING

No Fiscal Impact

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Wayne Bergman, Director of Planning, Zoning, & Building

From: Friederike H. Mittner, FAICP, Architectural Review & Historic Preservation Manager
Abraham Fogel, AICP, GGEP, Design & Preservation Planner

Re: Approval of the Landmarks Preservation Commission Action Regarding a Landmark Adjustment for 480 S Ocean Blvd.

Date: 6/18/2026

STAFF RECOMMENDATION

Staff recommends that the Town Council approve the Landmark Adjustment for 480 S Ocean Blvd. (COA-26-0013), which was granted at the June 17, 2026, Landmarks Preservation Commission meeting.

COMMISSION RECOMMENDATION

The Landmarks Preservation Commission granted (7-0) one (1) Landmark Adjustment for 480 South Ocean Boulevard (COA-26-0013). The existing one-story landmarked structure has nonconforming setbacks (9.8' west rear setback, and 8.1' south side setback). Due to the extent of the renovation, these nonconformities were required to be revested through a Landmark Adjustment.

GENERAL INFORMATION

This item is submitted to the Town Council for approval pursuant to Chapter 54 of the Town of Palm Beach Code of Ordinances.

STRATEGIC PLAN

Strategic Priorities:
Community Culture and Character

Strategic Focus Areas:
Quality of Life
Community Preservation

FUNDING

No Fiscal Impact

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Robert Miracle, CPA Deputy Town Manager, Finance and Administration
Kirk W. Blouin, Town Manager

From: Dean Mealy, II NIGP-CPP, CPPO, FCCM Town Procurement and Contract Division Director

Re: A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, approving the Selection Committee Recommendation for the award of RFP 2026-038, Security Guard Services for the Town Marina for a five-year period in the amount of $853,336.50 to Regions Security Services, Inc. based on satisfactory performance and annual budget authorization.
81-2026

Date: 6/23/2026

STAFF RECOMMENDATION

Staff recommends the Town Council approve Resolution No. 081-2026, approving the Selection Committee Recommendation for the award of RFP 2026-038, Security Guard Services for the Town Marina for a five-year period in the amount of $853,336.50 to Regions Security Services, Inc. based on satisfactory performance and annual budget authorization.

SUMMARY EXPLANATION/BACKGROUND

The existing five-year contract, RFP 2021-24 has come to the end of the contract period. Procurement and Contract Management issued RFP 2026-038 for Security Guard Services for the Town Marina and received eighteen proposals.

The Selection Committee consisted of the following members:

Voting	**Non-Voting**
Bob Miracle, CPA-financials	Martha Habib and Duke Basha - facilitators
Captain Dave Watson	
Keith Enright	
Rance Gaede	

The committee overwhelming ranked Regions Security Guard Services as the top ranked

firm. They happen to be the incumbent vendor and have had outstanding annual reviews.

FUNDING/FISCAL IMPACT

Annual purchase orders will be from the Marina Operating Account.

TOWN ATTORNEY REVIEW

This format has been utilized by the Town in previous recommendations and was approved by the Town Attorney.

STRATEGIC PLAN

Strategic Priorities:
Safe and Resilient Community, Community Culture and Character

Strategic Focus Areas:
Community Preservation
Sustainable Management of Town Assets

FUNDING

Operating

RESOLUTION NO. 81-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, APPROVING THE SELECTION COMMITTEE RECOMMENDATION FOR THE AWARD OF RFP 2026-038, SECURITY GUARD SERVICES FOR THE TOWN MARINA FOR A FIVE-YEAR PERIOD IN THE AMOUNT OF $853,336.50 TO REGIONS SECURITY SERVICES, INC. BASED ON SATISFACTORY PERFORMANCE AND ANNUAL BUDGET AUTHORIZATION.

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The Town Council of the Town Beach hereby approves Resolution No. 081-2026, approving the Selection Committee Recommendation for the award of RFP 2026-038, Security Guard Services for the Town Marina for a five-year period in the amount of $853,336.50 to Regions Security Services, Inc. based on satisfactory performance and annual budget authorization.

Section 2: The Town Manager or designee is hereby authorized to execute the contract and purchase order on behalf of the Town of Palm Beach for these improvements.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on the 14th day of July 2026.

Danielle H. Moore, Mayor

Edward A. Cooney, Town Council President

Lewis S.W. Crampton, Council President Pro Tem

Julie Araskog, Town Council Member

ATTEST:

Nicki McDonald, Town Council Member

Kelly Churney, CMC, Town Clerk

Bridget Moran, Town Council Member

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Robert Miracle, CPA Deputy Town Manager, Finance and Administration
Kirk W. Blouin, Town Manager

From: Dean Mealy, II NIGP-CPP, CPPO, FCCM Town Procurement and Contract Division Director

Re: A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, approving award authority for Shamrock Pool Services, Inc. in the amount of $300,000.
82-2026

Date: 6/23/2026

STAFF RECOMMENDATION

Staff recommends the Town Council approve Resolution No. 082-2026, approving award authority for Shamrock Pool Services, Inc. in the amount of $300,000.

SUMMARY EXPLANATION/BACKGROUND

The contract for Shamrock Pools Services, Inc. is coming to the end of their five-year period. In review of their documents, it was noted that we haven't requested Town Council review and approval when the expenditures were approaching the then Town Manager award authority of $100,000. For audit purposes, Town Procurement is requesting to retroactively approve the expenditures to date.

These services will be rebid as we are coming to the end of the five-year contract award period. The rebid will be issued in July 2026.

The services provided by the incumbent vendor, Shamrock Pool Services include:

The contractor provided all labor, materials, equipment, and supplies necessary to perform weekly fountain, reflecting pool, water feature, aquatic plant fountain, cleaning and maintenance at the following locations:

One (1) fountain and one (1) reflecting pool with associated fountain bowls, trough, rill and other water features located at the Town Square on North County Road between Australian Ave and Brazilian Ave.

Two (2) birdbath type fountains and one (1) live aquatic plant type fountain located on Hibiscus Avenue between Worth Avenue and Peruvian Avenue.
One (1) vase type fountain at Peruvian Park located at the corner of North County Road and Peruvian Avenue.
One (1) Artemis Fountain located in Bradley Park adjacent to Bradley Tea House.
One (1) bronze statue type fountain with cast stone base in Ibis Isle Park.
One (1) decorative cast stone with water feature in Phipps Plaza.

During this past year, the vendor refurbished the reflecting pool at Town Hall and will refurbish the fountains at Peruvian Park.

The contractor completes weekly cleaning, chemical balancing, debris removal, filter maintenance, interior surface sweeping and/or vacuuming for fountains, strainer & basket cleaning, and flow rate adjustments, equipment repair, or replacement, pool and fountain light repairs, leak detection/repair, etc. The vendor includes weekly inspection of all electrical, mechanical, and plumbing equipment to ensure that the equipment continues to operate as intended. The vendor notifies the contract coordinator for approval prior to performing any repairs to equipment of fountains.

The Town anticipates that service intervals and chemical applications will be more frequent during the summer months.

FUNDING/FISCAL IMPACT

These services are funded by the Public Works Operating Budget.

TOWN ATTORNEY REVIEW

This format has been utilized by the Town in previous recommendations and was approved by the Town Attorney.

STRATEGIC PLAN

Strategic Priorities:
Community Culture and Character

Strategic Focus Areas:
Quality of Life
Community Preservation

FUNDING

Operating

RESOLUTION NO. 82-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, APPROVING AWARD AUTHORITY FOR SHAMROCK POOL SERVICES, INC. IN THE AMOUNT OF $300,000.

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The Town Council of the Town of Palm Beach hereby approves Resolution No. 082-2026, approving award authority for Shamrock Pool Services, Inc. in the amount of $300,000 for a five-year contract period.

Section 2: The Town Manager or designee is hereby authorized to execute the purchase order on behalf of the Town of Palm Beach for these improvements.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on 14th day of July 2026.

_____
Danielle H. Moore, Mayor

_____
Edward A. Cooney, Town Council President

_____
Lewis S.W. Crampton, Council President Pro Tem

_____
Julie Araskog, Town Council Member

_____
Nicki McDonald, Town Council Member

ATTEST:

_____
Kelly Churney, CMC, Town Clerk

_____
Bridget Moran, Town Council Member

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Jason Debrincat, P.E., Director of Public Works

Re: A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, Approving the Fiscal Year 2027-2028 Annual Funding Applications to the Florida Department of Environmental Protection Beach Management Funding Assistance Program
84-2026

Date: 7/2/2026

STAFF RECOMMENDATION

Town staff recommends Town Council approve Resolution No. 84-2026, approving the annual funding applications and expressing the Town's intent to provide the necessary local funding share for the projects listed in the Florida Department of Environmental Protection (FDEP) FY 2027 - FY 2028 budget which begins on July 1, 2027.

GENERAL INFORMATION

Annually, the Town prepares a ten (10) year cost estimate for the Town's Coastal Management Program. This document is submitted to FDEP as a funding request for State cost sharing under their Beach Management Funding Assistance (BMFA) Program. The funding request document is submitted annually to FDEP in preparation for the State's fiscal year planning which starts on July 1st of the following year. The FDEP BMFA Program allows up to 50% cost sharing on the non-federal portion of beach and dune nourishment projects for eligible shorelines, based on public accessibility. Through 62B-36.003, Florida Administrative Code (F.A.C.), inlet sediment bypassing and the adjacent shorelines impacted by inlets are eligible for up to 75% cost sharing through the BMFA program and do not have to provide public access.

The percentage of participation is calculated using guidelines contained in 62B-36, F.A.C. Despite applicability to the State's Strategic Beach Management Plan, there are no guarantees that Town coastal projects will receive State funding until a grant agreement is in place. FDEP utilizes all the information contained in the local government submittals to determine a ranking of project priorities for either beach projects or inlet related projects. Only after appropriations by State Legislature for the BMFA Program are

approved will FDEP know how many projects, if any, can be cost shared. Please note that this is a budget planning document and does not obligate the Town financially until we enter into a contract with FDEP for a specific project. The annual funding request is consistent with the projects identified within the Town's Comprehensive Coastal Management Plan (CCMP).

In summary, the FY 2027-2028 funding request includes:

Lake Worth Inlet Section, including Reaches 1 & 2

Non-federal cost share anticipated at 50% State and 50% Town, consistent with 62B-36.003 for inlet management activities related to mitigating a critically eroded beach along an eligible shoreline. The request will include funds for Phase 2 repairs to the Sand Transfer Plant and for town-wide required monitoring efforts including physical, sea turtle nesting, and biological, as well as tilling and escarpment removal, as required by the Town's Palm Beach Island Beach Management Agreement (BMA) with FDEP.

Phipps Ocean Park, Reach 7

Cost share percentage is based on existing public accessibility and the project limits, as defined in the BMA. In recent years, the State determined that Phipps Ocean Park was eligible for 38.56% of the State cost sharing of any non-federal cost; a similar eligible percentage is expected for FY 27/28. The Town is requesting state funds for the construction of the 2025 Phipps Ocean Park beach restoration and dune restoration project.

FUNDING/FISCAL IMPACT

Once a contract is executed for a particular project, the Town is can then be reimbursed after the fact for the State cost share. The Town will be reimbursed 50% of the non-federal cost for Lake Worth Inlet projects and 38.56% of the non-federal cost for the Phipps Ocean Park project. State reimbursement payments replenish the Town's Coastal Capital Fund balance and reduce the amount of future year requests for transfers from the General Fund.

cc: Bob Miracle, Deputy Town Manager
Patricia Strayer, P.E., Town Engineer
Julie Parham, P.E., Deputy Town Engineer
Sara Gutekunst, Coastal Coordinator

STRATEGIC PLAN

Strategic Priorities:
Environmental Stewardship

Strategic Focus Areas:
Management of Environmental Threats

Sustainable Management of Town Assets

FUNDING
Coastal

RESOLUTION NO. 84-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, APPROVING THE FISCAL YEAR 2027-2028 ANNUAL FUNDING APPLICATIONS TO THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION BEACH MANAGEMENT FUNDING ASSISTANCE PROGRAM

WHEREAS, America's beaches provide vital economic, recreational, storm damage reduction, and environmental benefits to the Nation; and

WHEREAS, the Town Council has approved a Comprehensive Coastal Management Plan (CCMP) for the Town of Palm Beach; and

WHEREAS, the Town desires to pursue implementation of the Plan; and

WHEREAS, the Town is authorized to act as a local sponsor; and

WHEREAS, the Florida Department of Environmental Protection (FDEP) provides State cost sharing via its FDEP Beach Management Funding Assistance Program; and

WHEREAS, the Town intends to provide the Local Cost Share for the projects included within the Town's Local Governmental Funding Requests for State Fiscal Year 2027/2028; and

WHEREAS, the Town annually secures funds through ad valorem revenues to specifically support the feasibility, design, engineering, permitting, construction, and monitoring of projects identified within the CCMP; and

WHEREAS, this Resolution shall go into effect immediately upon Town Council approval and signature authentication.

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The foregoing recitals are hereby ratified and confirmed.

Section 2: The FY 2027/2028 funding requests of state cost-sharing for the Town's CCMP is hereby approved for application submittal to the Florida Department of Environmental Protection.

Section 3:The Town Council hereby expresses its commitment to provide the necessary local funding share for the project requested for FY 2027/2028 subject to the Town and FDEP entering into a contract relating to said projects.

Section 4: The Town Manager, or his designee, is hereby authorized to take such further actions as may be necessary to submit completed applications to FDEP for cost-sharing for the Town's CCMP.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on July 14, 2026.

_____	_____
Danielle H. Moore, Mayor	Edward A. Cooney, Town Council President
	_____
	Lewis S.W. Crampton, Council President Pro Tem
	_____
	Julie Araskog, Town Council Member
	_____
ATTEST:	Nicki McDonald, Town Council Member
_____	_____
Kelly Churney, CMC, Town Clerk	Bridget Moran, Town Council Member

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Jason Debrincat, P.E., Director of Public Works

Re: A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, Approving the Fiscal Year 2027-2028 Applications to the Florida Department of Environmental Protection Resilient Florida Program
86-2026

Date: 7/2/2026

STAFF RECOMMENDATION

Town staff recommends Town Council approve Resolution No. 86-2026, approving the grant applications and expressing the Town's intent to provide the necessary local funding share for the projects in the Florida Department of Environmental Protection (FDEP) FY 2027 - FY 2028 budget which begins on July 1, 2027.

GENERAL INFORMATION

The Florida Department of Environmental Protection (FDEP) Resilient Florida Grant Program provides financial assistance to local governments to improve community resilience to flooding, sea level rise, and storm impacts. The program funds both planning projects, such as vulnerability assessments and resilience planning, and implementation projects, including the design and construction of infrastructure improvements that reduce flood risk and protect critical public assets. The program was established under Section 380.093, Florida Statutes, to support a coordinated, statewide approach to resilience and adaptation.

As part of the grant application package, FDEP requires a resolution adopted by the governing body of the applicant. The resolution formally authorizes submission of the grant application, designates an authorized representative to execute all grant-related documents, and demonstrates the governing body's commitment to carrying out the proposed project. This requirement ensures that the application has official local approval and that the applicant has the legal authority to enter into a grant agreement with FDEP. Please note that this is a budget planning document and does not oblige the Town financially until we enter into a contract with FDEP for a specific project. The annual funding request is consistent with the projects identified within the Town's Capital Improvement Plan (CIP) and Comprehensive Coastal Management Plan (CCMP).

FUNDING/FISCAL IMPACT

As required within 62B-36.005(d), F.A.C., a Resolution is presented for consideration which states the Town's commitment to provide the necessary local funding for projects requested for FY 2027-FY 2028.

Once a contract is executed for a particular project, the Town is obligated to advance the full funding for the project and then be reimbursed after the fact for the State cost share. State reimbursement payments replenish the Town's Capital Fund balance and reduce the amount of future year requests for transfers from the General Fund.

cc: Bob Miracle, Deputy Town Manager
Patricia Strayer, P.E., Town Engineer
Julie Parham, P.E., Deputy Town Engineer
Sara Westphal, Coastal Coordinator

STRATEGIC PLAN

Strategic Priorities:
Safe and Resilient Community, Environmental Stewardship

Strategic Focus Areas:
Emergency Management
Management of Environmental Threats
Sustainable Management of Town Assets

FUNDING

Capital
Coastal

RESOLUTION NO. 86-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, APPROVING THE FISCAL YEAR 2027-2028 APPLICATIONS TO THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION RESILIENT FLORIDA PROGRAM

WHEREAS, the Florida Department of Environmental Protection administers the Resilient Florida Grant Program to assist local governments in planning for and implementing projects that reduce the impacts of flooding, sea level rise, and other coastal hazards; and

WHEREAS, the Town has identified planning and implementation projects within its Capital Improvement Plan (CIP) and Comprehensive Coastal Management Plan (CCMP) to improve community resilience, protect public infrastructure, and reduce flood risk; and

WHEREAS, the Florida Department of Environmental Protection requires the governing body of the applicant to authorize the submission of the application and designate an authorized representative to execute all grant-related documents; and

WHEREAS, the Town intends to provide the Local Cost Share for the projects included within the Town's Local Governmental Funding Requests for State Fiscal Year 2027/2028; and

WHEREAS, the Town annually secures funds through ad valorem revenues to specifically support the feasibility, design, engineering, permitting, construction, and monitoring of projects identified within the CIP and CCMP; and

WHEREAS, this Resolution shall go into effect immediately upon Town Council approval and signature authentication.

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The foregoing recitals are hereby ratified and confirmed.

Section 2: The FY 2027/2028 funding requests of state cost-sharing for the Town's CIP and CCMP is hereby approved for application submittal to the FDEP.

Section 3: The Town Council hereby expresses its commitment to provide the necessary local funding share for the project requested for FY 2027/2028 subject to the Town and FDEP entering into a contract relating to said projects.

Section 4: The Town Manager, or his designee, is hereby authorized to take such

further actions as may be necessary to submit completed applications to FDEP for cost-sharing for the Town's CIP and CCMP.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on July 14, 2026.

Danielle H. Moore, Mayor

Edward A. Cooney, Town Council President

Lewis S.W. Crampton, Council President Pro Tem

Julie Araskog, Town Council Member

ATTEST:

Nicki McDonald, Town Council Member

Kelly Churney, CMC, Town Clerk

Bridget Moran, Town Council Member

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Jason Debrincat, P.E., Director of Public Works

Re: Consideration of Waivers to Town Code for Construction Dates, Hours, and Noise for Staging and Construction of the 2027 USACE Inlet Maintenance Dredging Event

Date: 7/2/2026

STAFF RECOMMENDATION

Town staff recommends Town Council approve a waiver for the United States Army Corps of Engineers (USACE) to allow construction related activities outside of the Town Code of Ordinances restrictions for construction dates, hours, and noise levels in the staging and project area as requested by the USACE.

GENERAL INFORMATION

The USACE plans to commence a Palm Beach Harbor maintenance dredging event in the beginning of 2027. Construction activities are expected to start between February and April 2027 and be completed by June 2027. Material will be dredged from the Palm Beach Harbor and Inlet and will be placed in the permitted Nearshore Placement Area (NSPA) immediately offshore of Reach 1. No trucking is expected, and activites will be done with the use of offshore equipment. The contractor is anticipated to operate marine equipment 24 hours a day / 7 days a week.

The USACE intends for their contractor to utilize the Lake Worth Lagoon near the Palm Beach Harbor southern turning basin for pre- and post-construction staging activities and potential safe harbor of offshore equipment.

Work performed within the jurisdictional limits of the Town of Palm Beach must either conform to the Town Code of Ordinances or be allowed by the Town Council. This USACE request includes waivers of the following sections of the Town Code of Ordinances:

Section 42-198 – prohibits operation of equipment or machinery during winter,

Saturdays, Sundays, and observed town holidays (commencing on November 1st and ending April 30th).

Section 42-199 – prohibits work between 5:00 p.m. and 8:00 a.m.

Sections 42-226 through 229 – regulates noise, equipment operation, work hours, and the standard Town requirement to "stand down for the season".

FUNDING/FISCAL IMPACT

There is no funding/fiscal impact related to this item.

Attachment
cc. Patricia Strayer, P.E, Town Engineer
Sara Westphal, Coastal Coordinator
Chris McNees, USACE

STRATEGIC PLAN

Strategic Priorities:
Safe and Resilient Community

Strategic Focus Areas:
On-island Mobility
Collaborative Town Government

FUNDING

No Fiscal Impact

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk Blouin, Town Manager

From: Wayne Bergman, Director of Planning, Zoning, & Building

Re: A Resolution Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Adopting Revised Fees Related To The Planning, Zoning & Building Department
90-2026

Date: 7/9/2026

STAFF REQUEST & RECOMMENDATION

Staff requests that the Town Council review the proposed resolution with changes to the Master Fee Schedule involving changes to building permit fees. Staff further recommend that the Town Council approve Resolution No. 090-2026 to implement the revised building permit fees.

GENERAL INFORMATION

The PZB Department is recommending a few minor changes to the Master Fee Schedule to fully comply with HB 803. The changes to the Fee Schedule involve adjustment to fees and the addition of items to existing fees. It may take a few more fee schedule changes to capture all the possible building permit application types available in Town. The fees highlighted in yellow are the minor changes requested.

FUNDING/FISCAL IMPACT

Every effort has been made to maintain existing departmental revenue while complying with the new laws, but the requirements of HB 803 include the reduction of building permit fees for certain private provider projects. HB 803 also removes the ability to use “project value” as a method to calculate building permit fees.

REQUESTED ACTION

Resolution No. 090-2026 (with revised Master Fee Schedule) is ready for your consideration and approval.

ATTACHMENT

Updated Master Fee Schedule - PZB Only

STRATEGIC PLAN

Strategic Priorities:
Governmental Leadership and Innovation

Strategic Focus Areas:
Sound Fiscal Management
Cooperative Relationships

FUNDING
No Funding

RESOLUTION NO. 90-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, ADOPTING REVISED FEES RELATED TO THE PLANNING, ZONING & BUILDING DEPARTMENT

WHEREAS, the Town Council has adopted the Town of Palm Beach Master Fee Schedule, and

WHEREAS, Town staff has proposed revisions to several of the Fees contained within the Master Fee Schedule to comply with the requirements of 2026 HB 803.

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The Master Fee Schedule is revised with the changes to pages 6 through 8, found in Exhibit "A" (attached).

Section 2: This Resolution shall become effective immediately.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on the 14th of July 2026.

Danielle H. Moore, Mayor

Edward A. Cooney, Town Council President

Lewis S.W. Crampton, Council President Pro Tem

Julie Araskog, Town Council Member

ATTEST:

Nicki McDonald, Town Council Member

Kelly Churney, CMC, Town Clerk

Bridget Moran, Town Council Member

Town of Palm Beach Master Fee Schedule

Fee Categories Department Codes & Contact Information	
Code Enforcement Department (CE)	(561) 227-7080
Finance Department (FIN)	(561) 838-5444
Fire-Rescue Department (FR)	(561) 838-5420
Police Department (PD)	(561) 838-5454
Public Works Department (PW)	(561) 838-5440
Planning, Zoning, & Building Department (PZB)	(561) 838-5431
Town Clerk's Office (TCO)	(561) 838-5416

Fee Category	Fee	Dept.
BUSINESS TAX RECEIPTS		
BUSINESS TYPE:		
Abstractors of Title	$489.00	PZB
Accountant/Auditor/C.P.A., Firm (includes one professional)	$489.00	PZB
Accountant/Auditor/C.P.A.	$489.00	PZB
Adult Entertainment	$1,413.00	PZB
Administrative Office	$396.00	PZB
Answer Phone (support business services)	$489.00	PZB
Apartments (see Rental Dwellings)		PZB
Architect	$489.00	PZB
Art Gallery, up to 400 sq ft	$208.00	PZB
Art Gallery, 401 - 2,000 sq ft	$489.00	PZB
Art Gallery, 2,001 - 4,000 sq ft	$564.00	PZB
Art Gallery, 4,001 - 8,000 sq ft	$1,129.00	PZB
Art Gallery, over 8,000 sq ft	$1,697.00	PZB
Artist	$376.00	PZB
Astrologer, Phrenologist, Crystal Reading, Palm Reader, Soothsayer, Fortune Teller and Clairvoyant	$512.00	PZB
Bakery	$245.00	PZB
Bank, Trust Company	$1,415.00	PZB
Barber	$187.00	PZB
Barber, Shop (includes one Barber)	$187.00	PZB
Beauty, Shop (see Cosmetology Salon)		PZB
Bicycle Shop Rentals	$187.00	PZB
Bicycle Shop, Sales (see Merchants)	There is no Merchants Category	PZB
Boat Dealer (Yacht Broker)	$376.00	PZB
Broadcasting Station (Radio or TV)	$543.00	PZB
Broker	$489.00	PZB
Brokerage/Investment Company (includes one Broker)	$1,415.00	PZB
Business Office Only (two people maximum)	$245.00	PZB
Car Rental Agency	$753.00	PZB
Catering	$245.00	PZB
Chiropractor	$489.00	PZB
Coin-Operated Machines (inside, exclusive of news racks)	$130.00	PZB
Consultant	$489.00	PZB
Contractor Office (Construction)	$543.00	PZB
Cosmetologist	$187.00	PZB
Cosmetology Salon (includes one Cosmetologist)	$187.00	PZB
Dance Instructor	$245.00	PZB
Dance Studio/School	$489.00	PZB
Dentist	$489.00	PZB
Dining Room, 40 chairs or less (hotel, business, etc.)	$245.00	PZB
Plus, for each chair up to 40	$3.83	PZB
Dining Room, over 40 chairs (hotel, business, etc.)	$489.00	PZB
Plus, for every chair	$3.83	PZB
Dining, Club (see Dining Room)		PZB
Electric Light Company	$424.00	PZB
Employment Agency	$489.00	PZB

* New

** Legislative Requirement

Fee Category	Fee	Dept.
Engineer	$489.00	PZB
Facialist, Registered (FA) or Specialist (FB)	$55.25	PZB
Full Specialist	$55.25	PZB
Full Registration	$55.25	PZB
Gas Company	$424.00	PZB
Golf Course	$543.00	PZB
Health Studio	$489.00	PZB
Hotel, 10 rooms or less	$74.00	PZB
Hotel, more than 10 rooms	$74.00	PZB
Plus, each additional room	$9.00	PZB
Insurance Broker, Company/Agency	$489.00	PZB
Insurance Salesperson	$245.00	PZB
Interior Decorator	$489.00	PZB
Interior Designer	$489.00	PZB
Jeweler	$850.00	PZB
Law Firm (includes one Lawyer)	$489.00	PZB
Lawyer	$489.00	PZB
Massage Therapist	$489.00	PZB
Massage Establishment (includes one Massage Therapist)	$489.00	PZB
Merchant, up to 400 sq ft	$208.00	PZB
Merchant, 401 - 2,000 sq ft	$489.00	PZB
Merchant, 2,001 - 4,000 sq ft	$564.00	PZB
Merchant, 4,001 - 8,000 sq ft	$1,129.00	PZB
Merchant, over 8,000 sq ft	$1,697.00	PZB
Mortgage Broker	$489.00	PZB
Mortgage Company	$489.00	PZB
Motor Scooter and Motorcycle Rental	$1,530.00	PZB
Music Service	$489.00	PZB
Nail Registration (FV) or Nail Specialist (FT)	$55.25	PZB
Newspaper (see Publisher)		PZB
Nightclub, with Dance Floor	$1,412.00	PZB
Nightclub, without Dance Floor	$925.00	PZB
Nurse	$489.00	PZB
Nursing Agency (includes one Nurse)	$489.00	PZB
Optician	$489.00	PZB
Optometrist	$489.00	PZB
Parking Garage	$489.00	PZB
Parking Lot (see Chapter 22, Article VI, Parking Lots for further provisions)	$245.00	PZB
Pharmacist (Individual)	$489.00	PZB
Pharmacy (includes one Pharmacist)	$489.00	PZB
Photographer	$245.00	PZB
Physician	$489.00	PZB
Printing Company	$489.00	PZB
Profession, Not Listed	$489.00	PZB
Property Management	$245.00	PZB
Public Relations	$489.00	PZB
Publisher	$489.00	PZB
Real Estate Broker	$489.00	PZB
Rental Dwellings, per unit (minimum two units)	$48.00	PZB
Repair Shop (other than Auto Repair)	$489.00	PZB
Restaurant, 40 chairs or less	$245.00	PZB
Plus, for each chair up to 40	$4.00	PZB
Restaurant, more than 40 chairs	$489.00	PZB
Plus, for each chair	$4.00	PZB
Savings and Loan Association	$1,415.00	PZB
School, Private	$489.00	PZB
Security Agency, Private (includes one Security Officer)	$245.00	PZB
Security Officer, Private	$36.00	PZB
Service Station (includes Auto Repair)	$543.00	PZB

* New

** Legislative Requirement

Fee Category	Fee	Dept.
Services, Not Listed	$245.00	PZB
Swimming Pools, Public	$489.00	PZB
Talent Agency	$489.00	PZB
Taxicabs, each Company or Stand	$376.00	PZB
Telecommunications Company (formerly Telegraph)	$424.00	PZB
Telephone Company (nothing in this chapter will be construed as requiring a license tax for coin-operated telephones)	$424.00	PZB
Theater	$1,697.00	PZB
Plus, for each seat	$2.60	PZB
Travel Bureau/Agency	$489.00	PZB
Trust Agency	$1,415.00	PZB
Unclassified, Business Not Listed	$397.00	PZB
Veterinarian	$489.00	PZB
Veterinary Establishment	$489.00	PZB
TRANSFER FEE:		
Technology Fee (a 4% technology fee is added to all transactions)	4% of Fee	PZB
Transfer BTR to New Owner or Location	10% of Fee, Max. $25.00	PZB
DATA PROCESSING SERVICES (LABELS)		
Data Processing/Address Labels Services	$50.00	PZB
Labels	$5.00/sheet	PZB
eRecording Fee (up to 6 pages)	$100 + $10/pg thereafter	PZB
DEVELOPMENT REVIEW FEES		
Address Assignment; New or Change	$500.00	PZB
Agreement, Declaration of Use	$2,500 plus actual Town attorney fees	PZB
Agreement, Kitchen	$500.00	PZB
Agreement, Other (Restrictive Covenant, Deed Restriction, etc)	$750.00	PZB
Appeal, Administrative Decision	$2,000.00	PZB
ARCOM After-the-Fact Approval for work that deviates from previously approved plan; Administrative or Commission	200% of total fees	PZB
ARCOM Appeal of Administrative Review	$2,000.00	PZB
ARCOM Appeal of Board Determination	$2,000.00	PZB
ARCOM Application, Administrative Review	~~$350.00~~ $450.00	PZB
ARCOM Application, Major	~~$2,750.00~~ $3,000.00	PZB
ARCOM Application, Minor	~~$1,750.00~~ $2,000.00	PZB
ARCOM Extension of Time	$500.00	PZB
ARCOM Resubmittal Fee, Major	$1,000.00	PZB
ARCOM Resubmittal Fee, Minor	$500.00	PZB
ARCOM Square Footage Fee - Commercial/Other, New Construction	0.50 per sq ft - Max. $75k	PZB
ARCOM Square Footage Fee - Residential Single Family over 10,000 sq.ft., New Construction	0.15 per sq ft - Max. $75k	PZB
Clarification Hearing Request, by Applicant	$1,000.00	PZB
Comp Plan, FLUM Amendment, Large-Scale	$6,000.00	PZB
Comp Plan, FLUM Amendment, Small-Scale	$5,000.00	PZB
Comp Plan, Text Amendment	$5,000.00	PZB
DEP Permit Zoning Determination Letter Request	$500.00	PZB
Development Review Consultant Reports & Escrow	~~As Quoted~~	PZB
Historically Significant Building After-the-Fact Approval for work that deviates from previously approved plan; Administrative or Commission	200% of total fees	PZB
Historically Significant Building Application	$750.00	PZB
Historically Significant Building Determination Letter	$250.00	PZB
Historically Significant Building Extension of Time	$500.00	PZB
Historically Significant Building Resubmittal	$250.00	PZB
Historically Significant Building Square Footage Fee - Commercial/Other, New Construction	0.50 per sq ft - Max. $75k	PZB
Historically Significant Building Square Footage Fee - Residential Single Family over 10,000 sq.ft., New Construction	0.15 per sq ft - Max. $75k	PZB
Historically Significant Building, Administrative Review	$150.00	PZB
Historically Significant Building, Administrative Review Appeal	$2,000.00	PZB
Landmark Adjustment *	$1,500.00	PZB

* New

** Legislative Requirement

Fee Category	Fee	Dept.
Landmark COA After-the-Fact Approval for work that deviates from previously approved plan; Administrative or Commission	200% of total fees	PZB
Landmark COA Amendment	$750.00	PZB
Landmark COA Appeal of Board Determination	$2,000.00	PZB
Landmark COA Application	$1,000.00	PZB
Landmark COA Application, Administrative Review	$150.00	PZB
Landmark COA Extension of Time	$500.00	PZB
Landmark COA Resubmittal Fee	$250.00	PZB
Landmark Commission Square Footage Fee - Commercial/Other, New Construction	0.50 per sq ft - Max. $75k	PZB
Landmark Commission Square Footage Fee - Residential Single Family over 10,000 sq.ft., New Construction	0.15 per sq ft - Max. $75k	PZB
Landmark Manual, Non-Owners	Actual Cost	PZB
Landmark Manual, Owner, all subsequent ones	Actual Cost	PZB
Landmark Manual, Owner, first one	No Charge	PZB
Landmark Plaque, Owner, all subsequent ones	Actual Cost	PZB
Landmark Plaque, Owner, first one	No Charge	PZB
Landmark Tax Abatement Fee	$1,500.00	PZB
Landmark Commission Appeal of Administrative Review	$2,000.00	PZB
Lot Split Application	$3,000.00	PZB
Outdoor Café - Per Seat	$50.00	PZB
Outdoor Café Permit, Annual, Plus Per Seat Below	$1,000.00	PZB
Planning Verification Letter (per parcel or address)	~~$500.00~~	PZB
Plat	$5,000.00	PZB
Planned Unit Development Amendment	$6,000.00	PZB
Replat	$5,000.00	PZB
Site Plan Review, Administrative	$1,500.00	PZB
Site Plan Review, All SFD; and PUD/MFD/Commercial, 200 sq ft or less	$2,250.00	PZB
Site Plan Review, PUD, MFD/Commercial, over 200 sq ft	$5,000.00	PZB
Site Plan Review, Resubmittal	$1,000.00	PZB
Special Exception	$3,000.00	PZB
Special Exception, MFD/Commercial	$3,500.00	PZB
Special Exception, Resubmittal	$1,000.00	PZB
Special Exception, Use, Modification, and/or Expansion	$2,000.00	PZB
Subdivision, Final	$5,000.00	PZB
Subdivision, Impact Study	Minimum 2% of Estimate of Sub-Division Improvements Plus Either $300/Platted Lot or $10/FF/Lot, Whichever is Greater	PZB
Subdivision, Preliminary	$5,000.00	PZB
Technology Fee (a 4% technology fee is added to all transactions)	4% of Fee	PZB
Town Council After-the-Fact Approval for work that deviates from previously approved plan; Administrative or Commission	200% of total fees	PZB
Town Council Extension of Time	$500.00	PZB
Traffic Concurrency Determinations and Escrow:		
Parking Review Statement*	$1,000.00	PZB
Parking Study Review	$9,000.00	PZB
Traffic Impact Assessment Review (less than 20 peak hour trips)	$5,500.00	PZB
Traffic Impact Study Review (more than 20 peak hour trips)	$9,000.00	PZB
Valet Parking Analysis Review	$6,000.00	PZB
Agreement or Agreement Termination: Unity of Control, Unity of Title	~~$750.00~~ $1,000.00	PZB
Variance, Flood	$2,500.00	PZB
Variance, MFD/Commercial	$3,000.00	PZB
Variance, Resubmittal	$1,000.00	PZB
Variance, SFD	$2,000.00	PZB
Variance, Uses or Structures	$3,000.00	PZB
Waiver, Dimensional	$2,000.00	PZB
Zoning Code, Text Amendment-Proposed	$1,500.00	PZB

* New

** Legislative Requirement

Fee Category	Fee	Dept.
Zoning Code, Text Amendment-Studied	$5,000.00	PZB
Zoning Code, Zoning District Change	$5,000.00	PZB
Zoning Verification Letter (per parcel or address)	~~$500.00~~ $1,000.00	PZB
ENVIRONMENTAL & SANITATION FEES LIENS & OPEN PERMIT SEARCHES		
Open Permit Searches (within 7 days)	$100.00	PZB
Open Permit Searches, expedited (within 2 days)	$200.00	PZB
NOTARIZATION SERVICES PARKING METER FEES PERMITS, CONSTRUCTION		
Technology Fee (a 4% technology fee is added to all transactions)	4% of Fee	PZB
A/C Units (each, split system), Includes Electric (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$200.00	PZB
A/C Cooling Tower & Chiller, Includes Electric and Plumbing (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$2,000.00	PZB
Agreement, Construction Management (Commercial/Multi-Family)	~~$500.00~~ $1,500.00	PZB
Agreement, Construction Management (Single Family)*	$500.00	PZB
Agreement, Electrical Release	~~$150.00~~ $300.00	PZB
Agreement, Hold-Harmless	~~$500.00~~ $1,000.00	PZB
Agreement, Mechanical Equipment Screening	~~$250.00~~ $500.00	PZB
Annual License/Registration Fee - Private Providers, Contract Plan Reviewers/Inspectors for EPL Access	$2,500.00	PZB
Antenna (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$200.00	PZB
Awning, Residential (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$200.00	PZB
Awning, Multi-Family & Commercial (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$400.00	PZB
Backflow Preventer (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$100.00 each	PZB
Boatlift, Includes Electric (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$300.00	PZB
Building Code Administrators & Inspectors Fund (BCAIF) Surcharge (F.S. 468.631)	1.5% of Permit Fee, Minimum $2.01	PZB
Building Board of Adjustments, Appeal of Building Official Determination	$1,000.00	PZB
Certificate of Completion	~~$200.00~~	PZB
Compliance Fee, Design Review - (Based on Percentage of Permit Fee)**	15%	PZB
Compliance Fee, Drainage - (Based on Percentage of Permit Fee)**	15%	PZB
Compliance Fee, Engineering - (Based on Percentage of Permit Fee)**	20%	PZB
Compliance Fee, Fire Protection - (Based on Percentage of Permit Fee)**	10%	PZB
Compliance Fee, Floodplain - (Based on Percentage of Permit Fee)**	8%	PZB
Compliance Fee, Landscape - (Based on Percentage of Permit Fee)**	8%	PZB
Compliance Fee, Submittal - (Based on Percentage of Permit Fee)**	8%	PZB
Compliance Fee, Zoning - (Based on Percentage of Permit Fee)**	10%	PZB
Construction Permit, Minimum Permit Fee (Plus Applicable Compliance Fees, Technology Fee, Surcharges). Separate Fees for Electric, Plumbing, Mechanical, and Fire May Apply**	$100.00 Minimum	PZB
Construction Permit, New Building or Building Addition (Plus Applicable Compliance Fees, Technology Fee, Surcharges) Separate Fees for Electric, Plumbing, Mechanical, and Fire May Apply**	Sq Ft of Bldg per ICC Table - Applicable Use Group	PZB
Construction Permit, Renovation of Existing Building or Portion Thereof (Plus Applicable Compliance Fees, Technology Fee, Surcharges) Separate Fees for Electric, Plumbing, Mechanical, and Fire May Apply**	Sq Ft of Bldg per ICC Table - Applicable Use Group	PZB
Construction Permit Fee, including Conservation, Tent and Landscape Permits	~~**Town plan review and Town inspections** - 2.8% of Construction Value, Minimum $100.00;~~	PZB
Construction Permit Fee, including Conservation, Tent and Landscape Permits	~~**Private Provider plan review and Town inspections** - 2.59% of Construction Value, Minimum $100.00~~	PZB

* New
** Legislative Requirement

Fee Category	Fee	Dept.
Construction Permit Fee, including Conservation, Tent and Landscape Permits	~~**Town plan review and Private Provider inspections** - 2.1% of Construction Value, Minimum $100.00;~~	PZB
Construction Permit Fee, including Conservation, Tent and Landscape Permits	~~**Private Provider plan review and Private Provider inspections** – 1.89%, Minimum $100.00~~	PZB
Waiver of Construction Hours**	TBD or $10,000	PZB
Project/Permit Time Extension	1% of remaining value of work to complete project	PZB
Construction Permit, Reactivation Fee, Processing Fee, Re-inspection Fee, Re-issuance Fee, and Renewal Fee	~~$200.00~~ $300.00	PZB
Construction Permit, Issuance Fee	~~70% of Permit Fee Calculation~~	PZB
Construction Permit, Plan Review Fee, each permit	~~30% of Permit Fee Calculation, Min. $75.00~~	PZB
Construction Permit, Refund Processing Fee	$200.00	PZB
Construction Permit, Revision Fee (includes one page)	$150 + $50/pg. thereafter	PZB
Construction Permit, Refund Processing Fee	$200.00	PZB
Construction Permit, Transfer Fee	$200.00	PZB
Construction Product Approval Review	$2,000.00	PZB
Flood Plain Management Fee	~~$450.00~~	PZB
Flood Zone Certification (FIRM) Letter	~~$100.00~~ $250.00	PZB
(HMWR) Department of Business and Professional Regulation Surcharge (F.S. 553.721)	1.0% of Permit Fee, Minimum $2.00	PZB
Milestone Inspection Report Review Fee, Phase I or Phase II	$500.00	PZB
Phased Occupancy (at each phase)*	$1,000.00	PZB
Preliminary Plan Review Fee (separate from Plans Examination Fee)	$1,500.00	PZB
Special Inspector Overtime (up to 4 hours)	~~$300.00~~ $400.00	PZB
Stocking/Training Permit (Prior to CO Issuance, Commercial Only)*	$1,000.00	PZB
Temporary Certificate of Completion or Temporary Certificate of Occupancy (TCC/TCO)*	$1,000.00	PZB
Tent Permit, Extension Fee (Use over 15 days)	$1,500/month, or portion thereof	PZB
Tent Permit, Re-inspection Fee for Multiple Events, Per Event	$100.00	PZB
Bond, Demolition or Work Completion	135% of Construction Value	PZB
Bond Processing Fee, Demolition or Work Completion Bond Processing Fee	$200.00	PZB
Private Provider Discount - Residential / Multi-Family / Commercial - Town Plan Review and Private Provider Inspections OR Private Provider Plan Review and Town Inspections (No Discount on Compliance Fees) **	25% Reduction, Minimum $100.00; PLUS Compliance Fees, Technology Fee & Surcharges	PZB
Private Provider Discount - Residential / Multi-Family - Private Provider Plan Review AND Private Provider Inspections (No Discount on Compliance Fees) **	37.5% Reduction, Minimum $100.00; PLUS Compliance Fees, Technology Fee & Surcharges	PZB
Private Provider Discount - Commercial - Private Provider Plan Review AND Private Provider Inspections (No Discount on Compliance Fees) **	50% Reduction, Minimum $100.00; PLUS Compliance Fees, Technology Fee & Surcharges	PZB
Demolition - ALL Interior or Exterior. Does Not Include Utility Cap-Offs. (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	Sq Ft of Bldg per ICC Table - Applicable Use Group	PZB

* New

** Legislative Requirement

Fee Category	Fee	Dept.
Dock, Residential & Commercial (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	Sq Ft of Bldg per ICC Table - "U" Use Group	PZB
Door Replacement - Exterior (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$300.00 each	PZB
Door, Garage (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$400.00 each	PZB
Driveway / Hardscape (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$1.00/Sq Ft of Area ~~per ICC Table "U" Use Group~~	PZB
Ductwork (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$3.00 per linear foot	PZB
Electric EV Charging Station (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$200.00 each	PZB
Electric Power Wall - Battery Storage (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$500.00 each	PZB
Electric Service - Single Phase/Residential (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$400.00 per service	PZB
Electric Service - Three Phase/Commercial (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$700.00 per service	PZB
Electric Misc - Residential (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$5.00 per load bearing device~~/circuit~~	PZB
Electric Misc - Multi-Family & Commercial (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$7.00 per load bearing device/~~circuit~~	PZB
Elevator (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$2500.00 per elevator car	PZB
Fence (Plus, Each Gate) (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$7.00 per linear foot	PZB
Gas Line (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$3.00 per linear foot	PZB
Gate - Driveway (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$700.00 each	PZB
Gate - Pedestrian (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$300.00 each	PZB
Generator - up to 30KW, Includes Gas, Electric & Structure (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$300.00 each	PZB
Generator - 31KW to 75KW, Includes Gas, Electric & Structure (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$600.00 each	PZB
Generator - 76KW to 150KW, Includes Gas, Electric & Structure (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$1,000.00 each	PZB
Generator - Over 150KW, Includes Gas, Electric & Structure (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$3,000.00 each	PZB
Fire Alarm (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$7.00 per device	PZB
Fire Alarm Panel (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$150.00 each	PZB
Fire Sprinkler (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$7.00 per sprinkler head	PZB
Flow Hydrant (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$100.00 each	PZB
Irrigation (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$5.00 per sprinkler device	PZB
Mechanical - Misc. (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$20.00 per supply & return vent; A/C Stand	PZB
Pipelining (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$3.00 per linear foot	PZB
Plumbing - Misc. (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$20.00 per fixture	PZB
Reroof (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	Sq Ft per ICC Table - "U" Use Group	PZB
Screen Enclosure (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	Sq Ft per ICC Table - "U" Use Group	PZB
~~Sewer Connection (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**~~	~~$200.00 each~~	~~PZB~~
Shutter (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$50.00 each	PZB
Site & Retaining Walls up to 7' in Height (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$15.00 per linear foot	PZB
Site Walls over 7' in Height (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$25.00 per linear foot	PZB
Sign - Wall (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$200.00 each	PZB
Sign - Window (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$100.00 per window	PZB
Sign - Freestanding (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$400.00 each	PZB
Sign - Illuminated, Includes Electric (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$600.00 each	PZB

* New

** Legislative Requirement

Fee Category	Fee	Dept.
Solar Panels / Photovoltaic (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$25.00 per panel ~~or per Sq Ft per ICC Table - "U" Use Group~~	PZB
Spa / Fountain, Includes Electric & Plumbing (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$500.00 each	PZB
Swimming Pool (New), Includes Electric, Plumbing, Gas (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$3,000.00 each	PZB
Swimming Pool (Resurface), Includes Electric, Plumbing, Gas (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$400.00 each	PZB
Temp Power - Single Phase / Residential (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$300.00 each	PZB
Temp Power - Three Phase / Commercial (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$600.00 each	PZB
Temporary Structure / Pods / Tents / Portable Bathroom (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$100.00 each	PZB
Water Heater Replacement (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$150.00 each	PZB
Window Replacement (Plus Applicable Compliance Fees, Technology Fee, Surcharges)**	$200.00 per window	PZB
PERMITS, PARKING & TRANSPORTATION (Includes Parking Placards)		
PERMITS, OTHER		
Technology Fee (a 4% technology fee is added to all transactions)	4% of Fee	PZB
PUBLIC SAFETY SERVICES, ALARMS (FIRE & BURGLAR)		
PUBLIC SAFETY SERVICES, FIRE-RESCUE		
PUBLIC SAFETY SERVICES, POLICE		
RECORDS REQUEST FEES		
RECREATION FEES		
RETURNED CHECK FEES		
RIGHTS-OF-WAY FEES		
ABANDONMENTS & EASEMENTS:		
Technology Fee (a 4% technology fee is added to all transactions)	4% of Fee	PZB
VIOLATIONS, FINES, PENALTIES, & LATE FEES (ALL)		
BUSINESS TAX RECEIPT, ANNUAL CAFE SEATING PERMIT and FIRE PREVENTION & LIFE SAFETY LATE FEES~~:~~		
1 - 31 Days Late	10% of Annual Fee	PZB
32 - 61 Days Late	15% of Annual Fee	PZB
62 - 92 Days Late	20% of Annual Fee	PZB
93 Days Or More Late	25% of Annual Fee	PZB
Failure to Pay Within 150 Days of Initial Notice of Tax Due (Owner may also be subject to code enforcement board actions relating to violation of this section and may also be subject to civil actions and penalties, including court costs, reasonable attorney's fees, and additional administrative costs incurred as a result of collection efforts).	$250.00 in Addition to any other Penalty	PZB
CHARITABLE SOLICITATION PERMIT LATE FEES:		
Technology Fee (a 4% technology fee is added to all transactions)	4% of Fee	PZB
CONSTRUCTION PERMIT (AFTER THE FACT) CONSTRUCTION:		
Construction Without a Permit	300% of Permit Fee PZB	PZB
CONSTRUCTION WORK IN RIGHTS-OF-WAY EXCEEDING TIME PERMITTED PENALTY FEE:		
Work Performed After the Time Allowed in the Applicable Permit	$1,000.00/per day PZB	PZB
DEMOLITION PERMIT VIOLATIONS:		
Violations of Conditions Placed Upon Granting of Demolition Permit, per violation	$250.00/per day PZB	PZB

* New

** Legislative Requirement

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Robert Miracle, CPA Deputy Town Manager, Finance and Administration
Kirk W. Blouin, Town Manager

From: Dean Mealy, II NIGP-CPP, CPPO, FCCM Town Procurement and Contract Division Director

Re: A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, authorizing the purchase of two (2) additional Automated License Plate Recognition (ALPR) systems from Gtechna to support the expansion of the Town's Parking Enforcement fleet in a total five-year amount of $178,877.35.
91-2026

Date: 7/10/2026

STAFF RECOMMENDATION

Staff recommends the Town Council approve Resolution No. 091-2026, authorizing the purchase of two (2) additional Automated License Plate Recognition (ALPR) systems from Gtechna to support the expansion of the Town's Parking Enforcement fleet in a total five-year amount of $178,877.35.

SUMMARY EXPLANATION/BACKGROUND

The Police Department is requesting authorization to purchase two (2) additional Automated License Plate Recognition (ALPR) systems from Gtechna to support the expansion of the Town's Parking Enforcement fleet. The Department has identified an operational need for two additional Parking Enforcement vehicles to improve coverage and enforcement activities throughout the Town. One of these vehicles will be assigned exclusively to Phipps Ocean Park, providing dedicated parking enforcement resources to address increasing parking demand, improve compliance, and enhance service levels at this high-traffic location. Procuring these additional ALPR systems will ensure the new vehicles are equipped with the same technology currently utilized by the Town, maintaining operational consistency and maximizing the efficiency of parking enforcement operations.

The total cost for the purchase of the two ALPR systems is $115,822.86, which includes all required hardware, software licensing, installation, and warranty services. The total

five-year cost of ownership, including ongoing software licensing and extended warranty coverage, is $178,877.35. This investment will enhance the Police Department's ability to efficiently identify parking violations, improve enforcement productivity, and support the Town's continued commitment to effective parking management and public service.

FUNDING/FISCAL IMPACT

Funding for this purchase is available through existing Equipment Replacement Funds, and no additional budget appropriation is required.

TOWN ATTORNEY REVIEW

This format has been utilized by the Town in previous recommendations and was approved by the Town Attorney.

STRATEGIC PLAN

Strategic Priorities:
Safe and Resilient Community, Governmental Leadership and Innovation, Mobility and Transportation

Strategic Focus Areas:
Quality of Life
On-island Mobility

FUNDING

Capital

RESOLUTION NO. 91-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, AUTHORIZING THE PURCHASE OF TWO (2) ADDITIONAL AUTOMATED LICENSE PLATE RECOGNITION (ALPR) SYSTEMS FROM GTECHNA TO SUPPORT THE EXPANSION OF THE TOWN'S PARKING ENFORCEMENT FLEET IN A TOTAL FIVE-YEAR AMOUNT OF $178,877.35.

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The Town Council of the Town of Palm Beach hereby approves Resolution No. 091-2026, authorizing the purchase of two (2) additional Automated License Plate Recognition (ALPR) systems from Gtechna to support the expansion of the Town's Parking Enforcement fleet in a total five-year amount of $178,877.35.

Section 2: The Town Manager or designee is hereby authorized to execute the contract and the purchase order on behalf of the Town of Palm Beach for these improvements.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on 14th day of July 2026.

Danielle H. Moore, Mayor

Edward A. Cooney, Town Council President

Lewis S.W. Crampton, Council President Pro Tem

Julie Araskog, Town Council Member

ATTEST:

Nicki McDonald, Town Council Member

Kelly Churney, CMC, Town Clerk

Bridget Moran, Town Council Member

Quotation

GTechna USA Corporation

2429 Military Rd., suite 3, Niagara Falls, NY 14304, USA
Tel: 866-483-2462
Fax: 1 877-868-5334

QUO-0709-05E6E284-2

Bill To:

TOWN OF PALM BEACH-FINANCE DPT
PO BOX 2029
PALM BEACH, FL 33480
USA

Ship To:

TOWN OF PALM BEACH-FINANCE DPT
Jim Palmer
PO BOX 2029
PALM BEACH, FL 33480
USA

Quotation No.:	QUO-0709-05E6E284-2	**Customer:**	350068 - TOWN OF PALM BEACH-FINANCE DPT
Quotation Date:	2026-07-09	**Contact:**	Jim Palmer
Expiration Date:	2026-10-07	**Phone:**	561 227 7001
Sales Manager:	James Olivieri	**Customer Email:**	dbasha@townofpalmbeach.com

Project Summary: **Under this Sourcewell Pricing Proposal (Participating Agency ID: 25179, Gtechna Vendor ID: 080321-GTE), Gtechna will supply, install, and configure two (2) fully automated SENFORCE AILPR (Automated License Plate Recognition) systems for the Town of Palm Beach, FL, to support AI-driven parking enforcement by license plate. The solution integrates real-time plate capture and recognition with Gtechna's Digital Permit Management platform, enabling permit validation by plate for on-street parking and automated Ticket-by-Mail citation issuance for violations. The scope includes system hardware, software licensing, integration with the Town's existing permit and payment infrastructure, and configuration to support enforcement workflows specific to Palm Beach's on-street parking zones. This deployment is intended to increase enforcement efficiency and coverage, reduce manual enforcement labor, and modernize the citation and permit issuance process through automation.**

Topic : Sourcewell - TPB Gtechna SenSen Fully Automated AILPR

Item	Description	Qty.	Discount	Disc. %	Sales Price	Amount
SUBSCRIPTION						
115541	**SENBOS MOBILE LPR LICENSES ADD ON** SenBos Mobile LPR licenses add on	2.00	$ 520.00	20 %	$ 1,300.00	$ 2,080.00
					Total	$ 2,080.00
HARDWARE						
115538	**SENFORCE AUTOMATED LPR SYSTEM** Features a 6 Camera LPR System, which features Daytime color Imaging, IR at night if available, Automated zone placement, and all-weather rated hardware. Removed (Hardware): Microsoft Surface Pro and RAM Mount, 6 Camera Lightbar, Beacon, Edge Processing System (Server, Wiring harness, Router, GPS): Included (Software): Automated Enforcement of Paid, Permit and Overtime Parking, Automated Enforcement Special Zones, Occupancy Reporting, Facial Blurring, SenBOS Cloud: Included (Professional Services): Training and Maximum 200 blocks per unit of traditional enforcement (Paid parking zones Permit & timed zones) Exclusion: Cell SIM. Requires client to buy own cell package.	2.00	$ 9,800.00	10 %	$ 49,000.00	$ 88,200.00
					Total	$ 88,200.00
HARDWARE YEARLY WARRANTY						
115539	**SENFORCE AUTOMATED LPR SYSTEM - EXTENDED WARRANTY (1 YEAR)**	1.00			$ 8,208.93	$ 8,208.93
115539	**SENFORCE AUTOMATED LPR SYSTEM - EXTENDED WARRANTY (1 YEAR)**	1.00			$ 8,208.93	$ 8,208.93
					Total	$ 16,417.86
SERVICES						
115421	**PROFESSIONAL INSTALLATION & ALIGNMENT OF ALPR SYSTEM** Professional Installation & Alignment of ALPR System Travel is an extra	2.00			$ 3,500.00	$ 7,000.00
					Total	$ 7,000.00

Quotation

GTechna USA Corporation

2429 Military Rd., suite 3, Niagara Falls, NY 14304, USA
Tel: 866-483-2462
Fax: 1 877-868-5334

QUO-0709-05E6E284-2

Item	Description	Qty.	Discount	Disc. %	Sales Price	Amount
PROFESSIONAL SERVICES						
100-GES.PR	**PROJECT MANAGEMENT**	1.00			$ 2,125.00	$ 2,125.00
					Total	$ 2,125.00

TOTAL FOR EACH CATEGORY	
Subscription	$ 2,080.00
Hardware	$ 88,200.00
Hardware Yearly Warranty	$ 16,417.86
Services	$ 7,000.00
Professional Services	$ 2,125.00

	Discount	**$ 10,320.00**
	Subtotal	**$ 115,822.86**
	Taxes	**$ 0.00**
US Dollar	**Total**	**$ 115,822.86**

Yearly cost breakdown	1st Year	2nd Year	3rd Year	4th Year	5th Year	Total
Subscriptions	$ 2,080.00	$ 2,639.00	$ 2,678.65	$ 2,718.85	$ 2,759.64	**$ 12,876.14**
Hardware	$ 88,200.00					**$ 88,200.00**
Warranty	$ 0.00	$ 16,417.86	$ 16,910.40	$ 17,417.71	$ 17,940.26	**$ 68,686.22**
Services	$ 7,000.00					**$ 7,000.00**
Professional Services	$ 2,125.00					**$ 2,125.00**
Subtotal	**$ 99,405.00**	**$ 19,056.86**	**$ 19,589.05**	**$ 20,136.55**	**$ 20,699.90**	$ 178,887.35
Total including taxes	**$ 99,405.00**	**$ 19,056.86**	**$ 19,589.05**	**$ 20,136.55**	**$ 20,699.90**	$ 178,887.35

gtechna

Quotation

GTechna USA Corporation
2429 Military Rd., suite 3, Niagara Falls, NY 14304, USA
Tel: 866-483-2462
Fax: 1 877-868-5334

QUO-0709-05E6E284-2

IN WITNESS WHEREOF the Parties have executed this Agreement effective as of the Effective Date (the date of the last signature). **Please sign and return via email.**

Gtechna USA Corporation	CLIENT
Date:_____	Date:_____
Name in Block Letters:_____	Name in Block Letters:_____
Signature of the representative: _____	Signature of the representative: _____
Title:_____	Title:_____

* I agree with this price quotation.
* Gtechna reserves the right to amend pricing upon review of final project specifications.

PAYMENT TERMS:

- Net 30 - Full payment is due within 30 days of receipt of any invoice. Interest accrued at 1.5% per month thereafter.

MILESTONE PAYMENTS

- Hosting Services: 100% of annual price due at server activation (during project implementation);
- Hardware: 100% of price due upon delivery;
- Year 1 Maintenance: 100% of Year 1 Maintenance Fee due upon System Ready for Production;
- Subscription Software: 100% of Subscription Fee due upon System Ready for Production;
- Transaction Fees: 100% of Monthly Transaction Fees – Invoiced monthly at the end of each month.

MILESTONE PAYMENTS – SOFTWARE AND SERVICES $10,000 and UNDER:

- Contract Signature: 100% of Software and Services

MILESTONE PAYMENTS – SOFTWARE AND SERVICES - OVER $10,000:

- Contract Signature: 30% of Software and Services;
- System ready for tests: 40% of Software and Services - system deployed and configured, remote training completed;
- System ready for production: 20% of Software and Services;
- Full acceptance of system: 10% remainder of Software and Services.

MAINTENANCE AND WARRANTY NOTES:

- Multi-year Extended warranty for hardware to be purchased up front as a fixed one-time fee and not an annual recurring fee;
- Annual Maintenance and Hosting fees to be invoiced annually 90 days in advance of the renewal date;
- 100% of the Annual Maintenance and Annual Hosting fees are due and payable by the beginning of the service period;
- Maintenance and Hosting fees will increase by 5% per annum and shall automatically renew each year. This begins on year 2;
- Maintenance and Hosting fees can be prorated to match Client's fiscal period.
- Hardware: The supplied material must be inspected and tested for defects within 30 days of delivery. Returns will not be accepted after 30 days.

Quotation

GTechna USA Corporation

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Tel: 866-483-2462
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QUO-0709-05E6E284-2

General Contractual Provisions

Definitions:
“Gtechna” means the entity GTECHNA USA CORPORATION.
“Client” means the Client Name in the “Bill To” address on page 1.

Scope of Provisions
Notwithstanding any provision to the contrary in the document to which this schedule is appended or any other applicable document including any definitive agreement among the parties in connection with the relevant project, the general provisions set out herein shall take precedence over any such other provisions to the extent of any inconsistency.

The general provisions set out herein (i) are not restrictive and may be supplemented (but not refuted except as provided herein) by any other provisions upon which the parties may mutually agree from time to time; (ii) may not be refuted or amended except with the prior written mutual consent of the parties, which consent shall specifically refer to the refuted or amended provisions hereof to be enforceable against Gtechna. Any purchase order or other document issued unilaterally by Client shall be for Client’s internal administrative purposes only and none of its terms or conditions may take precedence over the Terms herein.

License Grants
Subject to the terms and conditions of this Schedule and the applicable fees, and payment in full, subject to the milestone payments as agreed in an applicable fee schedule of all applicable fees, Gtechna grants Client and it’s users a perpetual, non-exclusive and non-transferable right and license to (i) install, access and use the Software on the equipment on Client’s premises or, if the Software is hosted by Gtechna on behalf of Client, to access and use the Software and (ii) use any documentation, solely in connection with Client’s business and operations.

The license granted hereunder shall include the right for Client (i) to make a reasonable number of archival (i.e., not active) copies of the Software in machine-executable form as reasonably required for back-up and disaster recovery purposes (and for the disaster recovery service/system); and (ii) to make a reasonable number of copies of the documentation for internal business use. Client’s archival copy of the Software may be hosted by a disaster recovery contractor to use in the event of inability to use the Software caused by a force majeure event, and for the purpose of testing disaster recovery procedures; provided that such Software copy contains all of Gtechna’s copyright or other proprietary rights notices as indicated on the Software

Subscription Software if applicable will be licensed for the specified term (“Subscription Term”) as defined and to be used only during the Subscription Term. The Subscription software includes software support and maintenance for the duration of the Subscription Term.

The rights granted under this Schedule shall also cover all Upgrades and Updates subject to the payment by Client of all corresponding maintenance Fees, provided that all Updates shall be without additional charge to Client and that notwithstanding any Upgrades, Gtechna shall continue to support the version of the Software provided to Client as of the start of this Schedule through the Term of this Schedule.

Professional Services
Gtechna shall provide professional services to Client, which shall consist, among other things, of Software installation and integration, development of specific interfaces, training, Hardware replacement, all as set out in separate Scope of Works (collectively, the “Professional Services”).

Client acknowledges and agrees that (A) there are inherent uncertainties associated with the type of Professional Services provided by Gtechna and Client system’s environment, and (B) Gtechna’s performance of the Professional Services is dependent on (i) the assumptions, if any, made by Gtechna in the applicable Scope of Work, and (ii) Client’s and Gtechna’s timely and effective satisfaction of all Client requirements. Client also acknowledges and agrees that Gtechna shall not be responsible for any delay in the performance of the Professional Services due to a force majeure event. Gtechna also acknowledges and agrees that Client shall not be responsible for any delay of its deliverables due to a force majeure event.

Ownership of Deliverables
Unless otherwise agreed in writing between the Parties, all rights, title, and interest in and to the Deliverables and work products (including, without limitation software code; not including Hardware devices purchased by Client from Gtechna) provided by Gtechna under this Agreement, including any Scope of Work (collectively, the “Deliverables”), and all related Intellectual Property Rights, shall remain Gtechna’s sole property. Gtechna shall retain the Intellectual Property Rights for the specifications, reports, notes, and documentation, however, the documentation provided to Client as part of this Agreement will become Client’s property

Fees and Invoicing
Fees - In consideration of the Deliverables provided under this Agreement, Client shall pay the fees set out in this quotation, and related Purchase Order(s) (collectively, the “Fees”). Gtechna shall invoice Client for any applicable sales, in relation to this quotation and/or a subsequent related Purchase Order(s). Client agrees to pay Gtechna the Fees and pre-approved disbursements relating thereto, as the case may be, as well as all taxes applicable thereto within 30 days of receipt of Gtechna detailed invoices. Interest at the lesser of 12.68% per annum (1% per month) or the highest amount allowed by law will be charged and paid by Client on all past due amounts. In the event of any good faith dispute regarding a portion of an invoice, the undisputed portion shall be paid as provided herein. Upon judgment or other resolution of the disputed portion, any amounts owed to Gtechna shall be paid with interest at the rate above, which shall accrue from the date these amounts were originally due.

Limited Warranty
Gtechna warrants that final version software deliverables which constitute original content, will conform to relevant specifications for a period of 30 days from delivery. Gtechna will correct any non-conforming deliverable brought to Gtechna attention in writing within 30 days of its delivery to Client. The foregoing warranty shall not apply to defaults resulting from any act or omission of Client or third parties.

Client may place orders for Hardware via execution of this agreement or via subsequent Purchase Order(s), subject to the availability of such Hardware. Any such Hardware is subject to a standard manufacturer warranty as of the Hardware delivery date or in the case of future replacement or expansion, the delivery date (manufacturer warranty), unless Client purchases an (optional) extended warranty. Gtechna warrants to Client the same Hardware warranty terms or extended warranty terms as the Hardware manufacturer where a Hardware warranty or extended warranty is in effect [purchased by Client from Gtechna] or if there is no such warranty, then a standard limited manufacturer warranty. Gtechna is responsible to ensure

that the Hardware is working upon delivery and is responsible for repairs or replacements of Hardware for any damage during delivery.

Indemnity and Limitation of Liability
Gtechna shall indemnify, and hold harmless Client from and against any claims, actions, suits, demands, fines, losses, damages, and all other liabilities brought against or incurred by Client arising out of the infringement of Intellectual Property Rights. Gtechna shall not be liable and assumes no responsibility for any loss or damages arising from or in connection with (i) the modification or alteration in any manner by Client of any part of the Software; (ii) the use of any third party software, services or products not developed or provided by Gtechna; or (iii) failure of Client to meet its obligation hereunder to provide in a timely manner any information, access or assistance to Gtechna as required hereunder or as Gtechna requests in order to meet its obligations

THE TOTAL LIABILITY OF GTECHNA FOR CLAIMS BROUGHT AGAINST GTECHNA DIRECTLY BY CUSTOMER UNDER THIS AGREEMENT, REGARDLESS OF THE FORM OF THE ACTION, WHETHER IN CONTRACT, WARRANTY, TORT, NEGLIGENCE, STRICT LIABILITY OR UNDER ANY OTHER LEGAL THEORY, SHALL BE LIMITED TO THE FEES PAID BY CLIENT TO GTECHNA FOR PRODUCTS AND/OR SERVICES DURING THE CURRENT 12-MONTH PERIOD FROM WHICH THE EVENT AND LIABILITY ARISES.

Obligation of Confidentiality
The Party (“Recipient”) receiving from the other Party (the “Discloser”) obtaining any Confidential Information of Discloser agrees to treat the Confidential Information as confidential to and as the property of Discloser (or of Discloser’s licensors or other applicable third parties) and to use the same degree of care which it uses with respect to its own information of like nature (which, in any case, will not be less than a reasonable standard of care) to prevent disclosure of the Confidential Information. Recipient shall not disclose, allow access to, transmit or transfer Discloser’s Confidential Information to a third party without Discloser’s prior written consent; provided, however, that Recipient may disclose Confidential Information to those of its Affiliates, employees, consultants and subcontractors (including, without limitation, its legal counsel and advisors) who have a need to know the Confidential Information for the purpose of this Agreement, provided such parties are bound by an obligation to treat Confidential Information in a manner no less stringent than required by this Agreement.

Recipient will use the Confidential Information only for the purposes contemplated or intended under this Agreement or of performing its obligations hereunder. For greater certainty, except as contemplated or intended under this Agreement, Recipient shall not (i) use any of the Confidential Information to compete, directly or indirectly, against Disclosure’s business, products or services; (ii) use Discloser’s Confidential Information in any manner which might be detrimental to Discloser; or (iii) allow any third party to do any of the foregoing.

Termination and Effect of Termination
Gtechna or Client may suspend or terminate the Professional Services and/or the Maintenance Services, as applicable if Client or Gtechna fails to perform any of its obligations (including its payment obligations) under this Agreement or the related Cost Schedule(s) or Scope of Work(s), and such failure is not remedied within 30 days from written notice thereof having been given to Client or Gtechna. Suspension or termination shall not relieve Client of its obligation to pay its outstanding invoices

Upon expiry or termination of this Agreement or a Purchase Order: (i) Gtechna will cease providing Professional Services and Maintenance Services to Client that relate to the terminated Purchase Order(s) and/or Scope of Work(s), as applicable; (ii) Gtechna shall be entitled to the payment of any Fees accrued as of the date of termination of the terminated Purchase Order(s) and/or Scope of Work(s), as applicable; (iii) Gtechna will, at no cost to Client, securely transfer all Client Data to Client all as further specified in the technical specifications to be mutually determined by the Parties.

Insurance
Each party will determine the types and amounts of insurance coverage it deems is required in connection with the performance of its obligations pursuant to their agreement. Neither party is required to obtain insurance for the benefit of the other party, and each party shall pay all costs and receive all benefits under policies arranged by it. Each party waives rights of subrogation it may otherwise have regarding the other party’s insurance policies, including but not limited to property insurance, business interruption insurance, and other first-party insurance.

PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from the Town of Palm Beach are public records. Under Florida law e-mail addresses are public records. If you do not want your e-mail address released in response to a public records request, do not send electronic mail. Instead, contact the Town department you are attempting to reach by phone.

Contact Information

First Name	Susan
Last Name	Furman
Address1	1500 Lake Court
Address2	*Field not completed.*
City	Palm Beach
State	FL
Zip	33480
Phone Number	5617073748
Email Address	susanfurman426@gmail.com
	Other
Brief Description	Another light on S. County Rd I am sure you and the town can figure out a better way. In season have you not seen the back up everyday in front of the Breakers starting about 2pm? The new light on Sunset and Bradley is a nightmare 1 block away from the Sunrise light. I drive daily past these areas and the Sunset light has caused a nightmare with backup. Holds up people who want to head over the bridge because someone that came off the bridge is blocking the road! I live on the north end and if I don't leave my house by 1:30 in season I am sitting in traffic for at least 20-40 minutes to get into town. So there will be 4 lights from Breakers to Barton you must be able to find a better way. Can't that flashing yellow light I saw today just flash stop when a golfer wants to cross over. I am a 27yr resident and what is happening with just letting all the construction go wild. On another subject all the traffic heading south in season on County Rd is backed up to the Beach Club many times making it 45 minutes to get off the island or get into town. Why does the town not restrict parking on west side of S. County Rd from Wells Rd to no parking from 2pm-6pm so you can have 2lanes exiting the island traffic is horrible along there. You have the parking spaces that are blocking the traffic not really being used unless beach goers from

	over the island is.
Location of Concern (Provide street address if possible)	South County Road Breakers and eliminate parking from Oct-April 30th from 2-6pm on west side of S. County from Wells Rd to Sunrise so flow of traffic moves south better. It can be done and should be addressed. Thank you Susan
Upload a Photo	*Field not completed.*

Email not displaying correctly? View it in your browser.

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Nicholas Caristo, Chief of Police

Re: Annual Report of the Code Enforcement Board (CEB)

Date: 6/1/2026

STAFF RECOMMENDATION

Staff recommends that the Town Council review the 2025 Annual Report presented by the Code Enforcement Board.

GENERAL INFORMATION

The following summarizes the activities of the Code Enforcement Board and staff from January 1, 2025, through December 31, 2025.

The Code Enforcement Board consists of nine members, including seven regular members and two alternate members. Martin Klein was re-elected as Chair, and Scotch Peloso was re-elected as Vice Chair. The remaining Board members for 2025 were Dave Brooker, Harris Fried, Chris Larmoyuex, John McGowan, and Pamela Saba. The alternate members were John Cohen and Angel Arroyo.

During 2025, the Code Enforcement Unit adopted a more assertive, results-driven, and robust approach toward properties in violation, while continuing its commitment to excellence and maintaining the highest standards to enhance residents' quality of life.

The Code Enforcement Board considered 73 new code violation cases, 45 fine consideration cases, and three fine reduction requests. There were no old business cases during the reporting period.

A total of $38,700 in fines and $5,200 administrative fees were collected. Additionally, Notice of Code Violation citations, in which violators admitted guilt and paid the associated fines, totaled $33,225. Total monies collected for 2025 amounted to $77,125.

Fifty-two properties incurred daily running fines, while 59 properties received non-running fines. Daily running fines totaled $374,900, and non-running fines totaled $206,150. As of December 31, 2025, 10 properties remained subject to daily running

fines, and eight properties had non-daily running fines outstanding.

Liens in favor of the Town were filed against property owners when appropriate.

Currently, the Code Enforcement staff consists of one Office Manager, one full-time Lead Code Enforcement Officer, and four full-time Code Enforcement Officers. During the reporting period, Code Enforcement staff handled 2,774 cases, of which 1,716 were self-initiated by Code Enforcement Officers.

Additionally, a total of 20,940 inspections were completed, an increase of 4,996 from the previous year. Staff also issued 741 written warnings, 812 verbal warnings, 262 Notice of Violation letters, 165 Notice of Violation citations, and 107 Board Orders.

STRATEGIC PLAN

Strategic Priorities:
Governmental Leadership and Innovation

Strategic Focus Areas:
Collaborative Town Government

FUNDING

No Fiscal Impact

JONES
FOSTER

Memo

To: Mayor Moore and Town Council Members
Cc: Kirk Blouin, Town Manager
From Joanne M. O'Connor
Date: June 25, 2026
Re: Litigation Status Report – June 2026

This report provides a brief summary of litigation against the Town that is pending as of June 25, 2026 and that concluded in the preceding quarter. Where the Town is represented by counsel other than this law firm, I have so indicated.

RECENTLY CONCLUDED LITIGATION

1. ***Leslie Daniels and 100 Everglades, LLC v Town of Palm Beach,*** Case No: 9:25-cv-80368-RLR (United States Southern District of Florida).

Mr. Daniels filed this federal lawsuit asserting the Town's actions in citing him for posting his beach property (in violation of the Town's regulation of structures in the Beach Area zoning district), not enforcing trespass laws, and recognizing a public easement following beach renourishment (pursuant to Fla. Stat. § 161.141) constituted: (1) a taking under the Fifth and Fourteenth Amendments; (2) a violation of Procedural Due Process; (3) a violation of his First Amendment rights; and (4) First Amendment retaliation.

On August 18, 2025, the Court dismissed Count II for Procedural Due Process and Count IV for First Amendment Retaliation.

In February 2026, the Court ruled for Mr. Daniels on the First Amendment claim, finding that the Town's beach structure ordinance banned too much speech by not allowing him to put any "private property" signs on his dry sand beach. Mr. Daniels may seek to recover attorneys' fees he incurred on the First Amendment claim.

The Fifth Amendment takings claim proceeded to trial before the Hon. William Dimitrouleas in the Fort Lauderdale division of the Southern District of Florida during the week of April 6, 2026. At trial, Mr. Daniels sought to recover $6.5 million for the takings claim plus attorneys' fees through trial.

On June 23, 2026, Judge Dimitrouleas issued his ruling for the Town on the Fifth Amendment takings claim. The Court found that the Town established that the public had acquired a right to use Mr. Daniels' dry sand beach parcel for traditional recreational purposes under the common law doctrine of customary use, crediting the testimony of Town witnesses that the beach area from Wells Road to Sunset Avenue "is unique among the approximately 13 miles of beachfront in the

Town because it historically presents as an unguarded public beach, even though it was not." The Court found the Town met its burden by a preponderance of the evidence and that even if a heightened, clear and convincing evidence standard of proof applied—as Mr. Daniels' argued, the Town's satisfied that standard as well. Where this common law right of use arose prior to publicly funded renourishment projects, the Court concluded that another statutory public use right arose under Section 161.141, Fla. Stat.

The parties have 30 days to appeal any portion of the ruling.

NEWLY FILED LITIGATION

2. ***McCarthy v. Town of Palm Beach and Café l'Europe, Inc.***, Case No. 502026CA005532 (15th Jud. Cir. in and for Palm Beach County, Fla.) (Our File 13156.460).
Thomas McCarthy filed a Petition seeking first-tier certiorari review of the Town's April 16, 2026 Development Order approving the modification of the restaurant's special exception use to permit lunch service on the weekend at Café l'Europe. The Town's response to the Petition is due July 10.

3. ***Szakacs v. Town of Palm Beach***, Case No. 26-cv-80431 (S.D. Fla.) (Our File 13156.459).
Pro se plaintiff Roxanne Ujhelyi Szakacs sued the Town, Chief Nicholas Caristo, and certain former and current police officers of the Town. Ms. Szakacs alleges that her civil rights were violated when she was detained after appearing topless on the beach near the Tideline Ocean Resort & Spa in August 2024, in violation of the Town Code.

Ms. Szakacs has not yet effected service on the Town and no response is due.

PENDING LITIGATION

4. Paramount: FLUEDRA Litigation and Petition for Certiorari Review
WEG Paramount LLC challenged the Town Council's July 15, 2024 Development Order denying its application for Special Exceptions with Site Plan Review of the Paramount Theatre property by invoking an alternative dispute resolution process available under the Florida Land Use and Environmental Resolution Act, Fla. Stat. 70.51 ("FLUEDRA"), a part of the Bert Harris Act, and filing a separate petition for certiorari review (appeal) in the Circuit Court. The purpose of the FLUEDRA statute is to encourage property owners and local governments to explore mutually acceptable alternatives to the development order at issue.

On May 15, 2026, the Town entered into a Settlement and Development Agreement with WEG Paramount, LLC. Mutual releases have been circulated for signature and a stipulation of dismissal is anticipated to be filed by WEB Paramount shortly.

The Town is represented by Seth Behn and Nick Bixler at Lewis, Longman & Walker, P.A.

5. Paramount: Petition for Certiorari by Neighboring Condominiums *Sun and Surf One Hundred Association, Inc. et al. v Town of Palm Beach,* Case No: 502026CA001814XXXAMB (15th Jud. Cir. in and for Palm Beach Cnty, Fla.) (Our File No. 13156.455)

On February 16, 2026, the Sun and Surf One Hundred Association, Inc., Sun and Surf One Hundred Thirty Association, Inc., Palm Beach Biltmore Condominium Association, Inc., Leverett House Condominium Association, Inc., Parc Regent Condominium Association, Inc., Palm Beach Towers Condominium Association, Inc., Il Lugano Condominium Association, Inc., L'Ermitage Palm Beach Condominium Association, Inc. and 150 North County Condominium Association, Inc., appealed the Town Council Development Order of January 16, 2026, approving the revised concept for the Paramount Theatre. The Petition was filed in the Palm Beach County Circuit Court Appellate Division and names as Respondents both the Town and WEG Paramount LLC.

Petitioners ask the Circuit Court to quash the Development Order on two grounds: (1) Petitioners assert that the second story residence required special exception approval because it is greater than 3,000 square feet of gross leasable area; and (2) Petitioners assert that the applicant was not entitled to a special exception for shared parking.

WEG Paramount moved to dismiss, asserting that the Petition seeks review of legislative action which the Court lacks certiorari jurisdiction to review. On June 15, 2026, the Court denied the motion to dismiss and permitted the WEG Paramount to reassert its jurisdictional arguments in its response to the Petition.

The Town's response to the Petition is due July 15; WEG Paramount has asked the Court to make its response deadline the same date.

6. Taylor Litigation

a. *Simon Taylor v Town of Palm Beach, et al*, Case No: 502024CA004394XXXXAMB AF (15th Jud. Cir. in and for Palm Beach Cnty, Fla.) ("Playhouse Case") (***Simon Taylor v Town of Palm Beach, et al*,** Case No: 4D2025-0965 (Fourth District Court of Appeal) (Our File 13156.449)

b. *Simon Taylor v Town of Palm Beach,* Case No: 502025CA002471XXXAMB AA (15th Jud. Cir. in and for Palm Beach Cnty, Fla.) (Our File 13156.449)

Simon Taylor, a Florida lawyer representing himself, brought a Public Records Act suit against the Town and certain of its officials and departments in 2024. This case arises out of public records requests made by Mr. Taylor for records concerning the Royal Poinciana Playhouse.

The Town charged Mr. Taylor fees to produce the voluminous records sought, as the Public Records Act permits. He sued the Town before paying those fees. When he later paid, the Town produced voluminous records. His claims were dismissed, without prejudice.

Mr. Taylor obtained a final order of dismissal as to the Town officials and departments and appealed to the Fourth District. That appeal has been fully briefed since mid-January.

In the meantime, Mr. Taylor filed a new suit against the Town in the circuit court arising out of the same facts. We moved to dismiss. At the hearing on that motion, the circuit court judge raised concerns regarding whether he has jurisdiction pending the appeal. He is unlikely to dispose of the case until the appeal is resolved.

7. Form 6 Litigation

By Resolution 005-2024, the Town Council authorized participation by the Town and any elected officials that wished to participate in lawsuits seeking a declaration that the provisions of Section § 112.144(1)(d), Florida Statutes that require municipal elected officials to file Form 6 financial disclosure forms is unconstitutional and invalid. The Town, Mayor Moore and all the Town Council members have elected to participate. The law firm of Weiss Serota Helfman Cole & Bierman has filed two separate lawsuits against the members of the Florida Commission on Ethics, which is the agency charged with implementing and enforcing the State's financial disclosure laws:

1. **The Federal Form 6 Suit**: *Loper v. Lukis*, Case No. 1:24-cv-20604 (S.D. Fla.). This suit is brought only on behalf of the elected officials, asserting that the Form 6 requirement compels content-based, non-commercial speech in violation of the First Amendment to the United States Constitution.

On June 10, 2024, U.S. District Judge Melissa Damian preliminarily enjoined the operation of the Form 6 requirement set forth in SB 774 until otherwise ordered. The parties have filed cross motions for summary judgment, which await ruling. The Court has stayed the case pending that ruling.

2. **The State Form 6 Suit**: *Loper v. Lukis*, filed in the Circuit Court of the Second Judicial Circuit in and for Leon County, Fla. This suit is brought on behalf of the municipalities and elected officials, asserting that the Form 6 requirement violates the right to privacy under the Florida Constitution. The case was assigned to a new judge and a motion to dismiss is pending.

8. Midtown Beach: Private Property Rights Challenges

a. ***George A. Cloutier, Tiffany Dawn Cloutier v Town of Palm Beach,*** Case No: 502022CA003744XXXXMB AN (15th Jud. Cir. in and for Palm Beach Cnty, Fla.) (Our File No. 13156.430)

b. ***The Condominium Association of Ocean Towers, Inc. and Warden House Association, Inc. v Town of Palm Beach,*** Case No: 502022CA005042XXXXMB AO (15th Jud. Cir. in and for Palm Beach Cnty, Fla.) (Our File No. 13156.430)

Residents who own oceanfront property between Sunrise Avenue and Wells Road sued the Town in 2022. These residents own parcels that encompass a portion of the dry sand beach upland of the Erosion Control Line ("ECL") recorded on January 7, 2003.

Plaintiffs ask the Circuit Court to declare their respective property rights in the beach areas and their ability to post the boundaries of their private beach areas. They also allege that the Town's failure to enforce trespass ordinances—including as to persons using their beach areas for traditional beach uses—constitutes a temporary "taking" of their property without compensation. Further, the Warden House and Ocean Towers condominiums seek to void the perpetual easements they gave the Town in 2019 are void because they did not follow their own internal procedures when approving them.

The Town has asserted numerous defenses, including that the sand added to Plaintiffs' beach areas upland of the ECL following publicly funded beach renourishments are "subject to a public easement for traditional uses of the sandy beach" pursuant to Florida law. Fla. Stat. § 161.141.

While Plaintiffs have not quantified any potential inverse condemnation claim, an adverse damages ruling against the Town—which we believe unlikely--could be significant given the high value of the beachfront properties at issue. Only if the Court were to find a taking would damages then be determined in a subsequent proceeding.

Dismissed and/or Settled Claims: Two of the six single-family property owners that sued the Town dismissed their claims: Harvey and Mary Ann Kinzelberg at 260 N. Ocean Blvd. and Keith A. Meister, as Trustee of the Robert A. Meister 2020 Irrevocable Trust at 101 Seminole Avenue. On January 5, 2025, the Council held a Special Town Council meeting and approved a Settlement Agreement with the Warden House whereby Warden House validated the perpetual easement granted by it in 2019 and agreed that members of the public can use the unimproved dry sand beach on its property for certain traditional recreational purposes.

April 2026 Trial on Remaining Claims: The claims of the remaining four single-family property owners and the Ocean House condominium association were tried in a nonjury trial before the Hon. Scott Kerner the week of January 12, 2026 and on April 15 and 16, 2026.

The Court required significant post-trial submissions, which have been completed as of June 9, 2026. The Town has also submitted the ruling from the federal court in the *Daniels* case as persuasive authority. We await a ruling.

9. SB 180 Litigation: ***City of Destin, et al., v. Hon. J. Alex Kelly, et al***., Case No. 2025 CA 1876 (2d Jud. Cir. In and for Leon Cnty., Fla.).

The Town joined with numerous (now 28) counties and municipalities (the "Public Plaintiffs") in challenging the constitutionality of SB 180 by a lawsuit filed in September 2025. That suit was consolidated with a later filed suit by 1000 Friends of Florida and Rachel Hildebrand.

On February 27, 2026, the Circuit Court dismissed the Public Plaintiffs Amended Complaint, in part. The Circuit Court found the Public Plaintiffs lacked standing on most counts and had not stated a cause of action on five of six claims, dismissing those claims with prejudice. Dismissal was denied as to an unfunded mandates claim. An appeal of the dismissed claims can be taken when the trial court proceedings conclude; it is believed that good grounds exist to challenge those dismissals. Of note, a Circuit Court Judge in Miami-Dade County separately ruled on February 24, 2026 that Section 28 of SB 180 does not affect local land development regulations adopted under Chapter 163, one of the arguments the Leon County Circuit Court Judge dismissed.

The Public Plaintiffs, including the Town, are represented by Jamie A. Cole at Weiss Serota Helfman Cole & Bierman.

10. FAA Petition for Review: ***Town of Palm Beach and City of West Palm Beach v Federal Aviation Administration,*** Case No: 25-1282 and 25-1283 (United States Court of Appeal for the District of Columbia Circuit) (Our File No. 13156.454)

In October 2025, the FAA created a 24/7 no-fly zone over Mar-a-Lago in the Town of Palm Beach, Florida. The FAA also issued orders altering the flight paths for aircraft landing at and departing from nearby Palm Beach International Airport ("PBI"). These actions resulted in the diversion of a substantial number of low-flying aircraft over areas and communities previously unexposed to a high volume of air traffic and its related environmental disturbances. A subsequent FAA directive was entered in January 2026.

The Town of Palm Beach and the City of West Palm Beach (collectively, "Petitioners") filed petitions for review in the U.S. Court of Appeals for the D.C. Circuit challenging the FAA's actions. *See* Case Nos. 25-1283 & 26-1035. These cases have been consolidated with a related petition filed by Palm Beach County. *See* Case No. 25-1282. Petitioners contend the FAA failed to assess the environmental impact of its challenged actions as required by several federal statutes, including the National Environmental Policy Act, the National Historic Preservation Act and the Department of Transportation Act.

On June 9, 2026, the County, City and the Town submitted their Joint Petitioners' Brief to the D.C. Circuit Court of Appeal. The FAA's response is due on July 9 and the Petitioners will then file their reply by July 30.

The Town is represented by Jeffrey Oldham, Justin Lee and Cody Martinez at Jackson Walker in Dallas.

11. ***Minari v Town of Palm Beach***, Case No: 502026CA002173XXXAMB AE (15th Jud. Cir. in and for Palm Beach Cnty, Fla) (Our File No. 13156.456).

On February 24, 2026, Martin Minari sued the Town in Circuit Court for declaratory and injunctive relief. Mr. Minari was cited by the Town for an unpermitted mooring. However, his complaint challenges the Town's recent adoption of an overnight anchoring regulation. Mr. Minari asserts that the Town's ordinance regulates anchoring in the Intracoastal Waterway, outside of the Town's jurisdiction, and is preempted by state law. The Town rejects this assertion and will vigorously defend the claims. Its initial response is due on **April 20**.

12. ***Lutz v Town of Palm Beach, et al.,*** Case No: 9:26-cv-80210-WM (United States Southern District of Florida) (Our File No. 13156.457)

On March 3, 2026, Mr. Lutz filed a Complaint for Declaratory and Injunctive Relief against numerous municipalities in South Florida (the Town, the City of Boca Raton, the City of West Palm Beach, the City of Riviera Beach, the City of Delray Beach, and the City of Fort Lauderdale) and several third-party parking technology providers (ParkMobile, PaybyPhone US and One Parking). Mr. Lutz asserts that the Town's parking enforcement system deprives the public of due process and equal protection.

Mr. Lutz recently filed a First Amended Complaint and dismissed ParkMobile and PaybyPhone. The Court has required him to serve all the remaining defendants by July 22 and stayed the defendants time to respond to the First Amended Complaint until then.

Citizens' Association
OF PALM BEACH

June 23, 2026

Co-Chairs
A P "Skip" Aldridge
Rick Salvadore

Vice Chairs
Gardiner Hempel
Stephen Jacobs
Fred Kamel
Linda Sullivan

Secretary
Kay List

Treasurer
Gardiner Hempel

Legal Counsel
Stephen Jacobs

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Pamela Saba
Rick Salvadore
Arnold Schuster
Greg Silpe
Linda Sullivan
Rocco Talarico
Steve Tannenbaum
Jane Waldman
Peter Wilson

Mayor and Members of the Town Council,

On behalf of the Citizens' Association of Palm Beach (CAPB), we write in support of the Palm Beach Chamber of Commerce's request to continue holding its longstanding monthly breakfast meetings on Palm Beach Island during the temporary construction period at The Breakers, utilizing Mar-a-Lago as a temporary accommodation.

This request is necessitated by the approximately two-year construction project at The Breakers, which will temporarily preclude the Chamber from holding its breakfast meetings at that venue. We understand the Chamber evaluated both island and mainland alternatives and ultimately concluded that Mar-a-Lago was the only practical Palm Beach Island venue capable of accommodating a gathering of this size. We believe it is in the Town's interest that this important civic and business forum remain on Palm Beach Island during this temporary period.

Consistent with CAPB's mission of promoting civic engagement, our interest in this matter is limited to supporting the continuation of this longstanding community forum. Our continued support for this measure is contingent upon South Ocean Boulevard remaining open at Mar-a-Lago on the dates Chamber breakfast meetings are being held.

We appreciate the Chamber's willingness to proceed with a limited October pilot and then evaluate the results before determining whether additional traffic mitigation measures may be appropriate for future meetings. We also appreciate Chief Caristo's due diligence and the Palm Beach Police Department's careful consideration of traffic, safety, and operational concerns associated with these events.
At the same time, CAPB believes the October pilot provides an opportunity to gather objective, real-world information regarding attendance, traffic flow, valet operations, public safety coordination, and overall event execution. While no pilot can perfectly predict peak-season conditions, actual operating experience often provides insights that projections alone cannot.

The Chamber breakfasts have long served as an important forum where residents, business leaders, nonprofit organizations, and public officials come together to discuss issues affecting Palm Beach. Accordingly, CAPB respectfully suggests that any future decisions regarding shuttle requirements be informed by the results of the October pilot and actual operating experience rather than assumptions alone.

Thank you for your consideration and for your continued service to our community.

Rick Salvadore- Co Chair

Skip Aldridge- Co Chair

2875 So. Ocean Blvd. - Palm Beach, FL 33480
561-655-5466 ● Email: jj@citizenspb.org

From: Kirk Blouin
To: Doug Evans; O"Connor, Joanne M.
Cc: Carolyn Stone; Wayne Bergman; Kelly Churney
Subject: RE: Palm Beach Chamber/Mar a Lago
Date: Monday, May 18, 2026 11:52:55 AM
Attachments: image001.png

Good morning, Doug,

We understand your concerns and request. Due to contractual agreements between Mar-a-Lago and the Town, this will need to be reviewed and brought to the Mayor and Town Council for consideration. The next Town Council meeting is on June 9th.

Best,
Kirk

From: Doug Evans <doug@palmbeachchamber.com>
Sent: Monday, May 18, 2026 11:34 AM
To: Kirk Blouin <KBlouin@TownofPalmBeach.com>
Cc: Doug Evans <doug@palmbeachchamber.com>; rhjandassoc@gmail.com
Subject: Palm Beach Chamber/Mar a Lago

******STOP: This email was sent from a source external to the Town of Palm Beach. Links or attachments should not be accessed unless expected from a trusted source. Additionally, all requests for information or changes to Town records should be verified for authenticity.******

Dear Kirk,

Good Morning. I trust you had a great weekend.

I'm touching base with you as the Chamber of Commerce monthly Breakfast starting in the fall of 2026, will not be able to he held at The Breakers due to construction of their new garage. As such, we have been looking for alternative venues in Palm Beach to accommodate our members and the only space large enough is the ballroom at Mar a Lago. Our monthly Breakfast is not only a benefit for membership at the Chamber, but also critical revenue for us to continue our programs and services. Without the Breakfast, the Chamber will suffer financially and force us to change dramatically.

It is our understanding that events that exceed 250 people at Mar a Lago must use the shuttle system to bring attendees to Mar a Lago. Our typical breakfast averages 450 people which starts at 7am and ends promptly at 9am. Given the nature of our event and the early hour, the shuttle system will

not work for us logistically or financially.

As you know from attending previous Chamber breakfasts, the Breakers has efficiently handled our members with their valet service for years minimizing traffic disruptions in Town and Mar a Lago is prepared to do the same. All our dates that we have held for the fall of 2026 and spring of 2027 are mid-week and will not take place while the President is in Town further lessening the impact on traffic. We anticipate that we will be at Mar a Lago for two years until we can return to the Breakers.

Kirk, we are formally requesting that Mar a Lago be allowed an exemption on parking to accommodate our Breakfasts starting in October of 2026 continuing until such time we are allowed to return to the Breakers. We will have eight (8) monthly Breakfasts from October 2026 to May of 2027 and then resume again in the fall of 2027 through the spring of 2028. Please advise as to next steps for this potential change.

Thank you for all you do for our Town!

Best,

Doug

Douglas C. Evans
President and Chief Executive Officer

Palm Beach Chamber of Commerce | 561-655-3282 | 400 Royal Palm Way, Suite 106 | Palm Beach
Like Us on Facebook! | **Follow Us on Instagram!** | **Visit Our Website!** | **Sign up for our Newsletter!**

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Jason Debrincat, P.E., Director of Public Works

Re: A Resolution of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, Vacating and Abandoning Existing Public Utility Easements Within Phase 5 South Utility Undergrounding Project Limits, in the Town of Palm Beach, Florida.
89-2026

Date: 7/2/2026

STAFF RECOMMENDATION

Town staff recommends that Town Council approve Resolution 89-2026 authorizing the vacating and abandonment of existing public utility easements as described in the provided attachments associated with Phase 5 South Utility Undergrounding, which is located from South Lake Drive, Hibiscus Ave, Peruvian to Royal Palm Way.

GENERAL INFORMATION

On September 10, 2019, Town Council directed Town staff to perform the easement abandonment process for properties that provided easements and no longer had existing utilities in rear easements. Phase 5 South has been completed. Staff recommends approval of the abandonment of the easements as shown in the attachments.
In accordance with Town Code of Ordinances, Chapter 106, Article IV, staff has prepared an application to abandon the public utility easement affected by the utility conversion. The easements to be abandoned are shown as Exhibits 1 through 16, Sketch and Legal Description of the proposed Resolution for each property.
Information packages were sent to the 16 affected property owners and also the 623 neighboring property owners within 300 feet of the easement to be abandoned via mail on June 26, 2026. To date, no responses have been received from the neighboring property owners. The abandonment request was also advertised prior to this Town Council meeting as required by Town Code.

This is an abandonment of an existing utility easement and no property is being gained by the individual property owners. Therefore, a privilege fee is not applicable.

FUNDING/FISCAL IMPACT

Funding for the abandonment application processing and recording fees is being funded through the Town-wide Utility Undergrounding Project.

TOWN ATTORNEY REVIEW

This Resolution has been reviewed and approved by the Town Attorney for legal form and sufficiency.

Attachments
cc:
Patricia Strayer, P.E., Town Engineer
Craig Hauschild, P.E., Civil Engineer (PZB)

STRATEGIC PLAN

Strategic Priorities:
Community Culture and Character, Safe and Resilient Community

Strategic Focus Areas:
Quality of Life

FUNDING

Capital

RESOLUTION NO. 89-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, VACATING AND ABANDONING EXISTING PUBLIC UTILITY EASEMENTS WITHIN PHASE 5 SOUTH UTILITY UNDERGROUNDING PROJECT LIMITS, IN THE TOWN OF PALM BEACH, FLORIDA.

WHEREAS, the Town of Palm Beach requests easement vacations and abandonments; and

WHEREAS, the Town of Palm Beach has agreed to pay all incidental costs associated with these vacations and abandonments; and

WHEREAS, all existing property owners have been notified of these vacations and abandonments; and

WHEREAS, all utility providers using said easement have agreed to the abandonment of the existing public utility easement; and

WHEREAS, the Town Council of the Town of Palm Beach does hereby find and determine that the utility easements listed below are no longer necessary and does not serve any public purpose, nor are they necessary for public use.

Lot 1, 3 (102 Four Arts Plaza) (Exhibit 1)

Lot Unknown (102 Four Arts Plaza) (Exhibit 2)

Lot 475, 477 (164 Seaspray Ave) (Exhibit 3)

Lot 470, 472, 474, 476 (165 Seaspray Ave) (Exhibit 4)

Lot 782, 784, 786, 788 (167 Seaview Ave) (Exhibit 5)

Lot 758, 760, 762, 764 (230 S County Rd) (Exhibit 6)

Lot J (238 Phipps Plaza) (Exhibit 7)

Lot 664, 666, 668, 670, 672, 674, 676, 678, 680, 682, 684, 686, 688, 690, 692, 694, 696, 698, 700, 702, 704, 706, 708, 710, 712, 714, 716, 718, 720, 722, 724, 726, 728, 730, 732, 734, 736, 738, 740, 742, 744, 746, 748, 750, 752 (241 Seaview Ave) (Exhibit 8)

Lot K (270 S County Rd) (Exhibit 9)

Lot 397, 399, 401, 403 (318 Seaspray Avenue) (Exhibit 10)

Lot Unknown (320 S Lake Drive) (Exhibit 11)

Lot 369, 371, 373, 375, 377, 379 (346 Seaspray Avenue) (Exhibit 12)

Lot 640, 642 (413 Seaview Avenue) (Exhibit 13)

Lot 336, 338, 340, 342, 344, 346, 348, 3580 (415 Seaspray Avenue) (Exhibit 14)

Lot 315, 317, 319, 614, 616, 618, 620, 622, 624 (434 Seaspray Avenue) (Exhibit 15)

Lot 52 (440 Royal Palm Way) (Exhibit 16)

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The foregoing recitals are hereby ratified and confirmed.

Section 2: That the public easements on the attached Exhibits are hereby vacated and abandoned.

Section 3:The Town Clerk is hereby authorized to advertise and record the Resolution pursuant to law.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on July 14, 2026.

_____
Danielle H. Moore, Mayor

_____
Edward A. Cooney, Town Council President

_____
Lewis S.W. Crampton, Council President Pro Tem

_____
Julie Araskog, Town Council Member

_____
Nicki McDonald, Town Council Member

ATTEST:

_____
Kelly Churney, CMC, Town Clerk

_____
Bridget Moran, Town Council Member

CFN 20210145314
OR BK 32340 PG 943
RECORDED 03/31/2021 14:43:19
Palm Beach County, Florida
AMT 1.00
DEED DOC 0.70
Joseph Abruzzo
Clerk
Pgs 0943-0946; (4Pgs)

COVER PAGE UNDERGROUND EASEMENT

(102 Four Arts Plaza - Palm Beach, FL)

RECORD AND RETURN TO:
LYNNE MENNITI
TOWN OF PALM BEACH
951 OKEECHOBEE ROAD, STE. A
WEST PALM BEACH, FL 33401

Work Request No. 8910790

UNDERGROUND EASEMENT (BUSINESS)

Sec. 23 Twp 43 S, Rge 43E

Parcel I.D. 50-43-43-23-05-021-0010
(Maintained by County Appraiser)

This Instrument Prepared By
K. Dombrowski
Kimley-Horn & Associates
1920 Wekiva Way, STE 200
West Palm Beach, FL 33411

Reserved for Circuit Court

The undersigned, in consideration of the payment of $1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company ("FPL"), Bellsouth Telecommunications, LLC, Comcast Corporation, and the Town of Palm Beach, together with the affiliates, licensees, agents, successors, and assigns of the above named entities, a non-exclusive easement forever for the construction, operation and maintenance of underground electric utility, communications, and cable distribution facilities (including cables, conduits, appurtenant equipment, and appurtenant above ground equipment) 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 described as follows:

See Exhibit "A" ("Easement Area")

Together with the right to permit any other person, firm, or corporation on behalf of the above named entities, and their affiliates, licensees, agents, successors, and assigns, to attach or place wires to or within any facilities hereunder and lay cable and conduit within the easement area and to operate the same for communications purposes; the right of ingress and egress to the Easement Area at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Area the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Area, which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the Easement Area, over, along, under, and across the roads, streets or highways adjoining or through said Easement Area.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on March 29, 2021

Signed, sealed, and delivered in the presence of:

(Witness' Signature)

Print Name: Ron Atkinson
(Witness)

(Witness' Signature)

Print Name: Whitney Goulish
(Witness)

By: Philip Rylands
(Grantor's signature)

Print Name: PHILIP RYLANDS

Print Address: 100 FOUR ARTS PLAZA, PALM BEACH 33480 FLORIDA

By: _____
(Grantor's signature)

Print Name: _____

Print Address: _____

STATE OF Florida AND COUNTY OF Palm Beach The foregoing instrument was acknowledged before me by means of [X] physical presence or [ ] online notarization, this 29 day of March 2021, by Philip Rylands, as the President & CEO of The Society of the Four Arts, on behalf of the said Society He/She is personally known to me or has produced _____ as identification.

(NOTARY SEAL)

CYNTHIA RUTH MARTSOLF
Notary Public, State Of Florida
Commission No. HH 102021
My Commission Expires: 3/9/2025

Notary Public
Print Name: Cynthia Ruth Martsolf
My commission expires: 03/09/2025

EXHIBIT A

SKETCH AND DESCRIPTION
UTILITY EASEMENT

A PORTION OF LOTS 1 AND 3, BLOCK A, REVISED MAP OF ROYAL PARK ADDITION
(PLAT BOOK 4, PAGE 1, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

SURVEYOR'S NOTES:

1. Reproductions of this Sketch are not valid without the signature and the original raised seal a Florida licensed surveyor and mapper.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Abbreviation Legend: L.B.=Licensed Business; P.B.=Plat Book; P.B.C.R.=Palm Beach County Records; PCN=Property Control Number; P.S.M.=Professional Surveyor & Mapper; R/W=Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J–17.050 through 5J–17.052, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

Date: 10/15/2020

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
TEL. (561) 392-2594, FAX (561) 394-7125
www.AVIROMSURVEY.com
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JOB #:	10194-4.393
SCALE:	N/A
DATE:	10/14/2020
BY:	M.J.A.
CHECKED:	M.D.A.
F.B. N/A	PG. N/A
SHEET:	1 OF 2

EXHIBIT 1

SKETCH AND DESCRIPTION
UTILITY EASEMENT

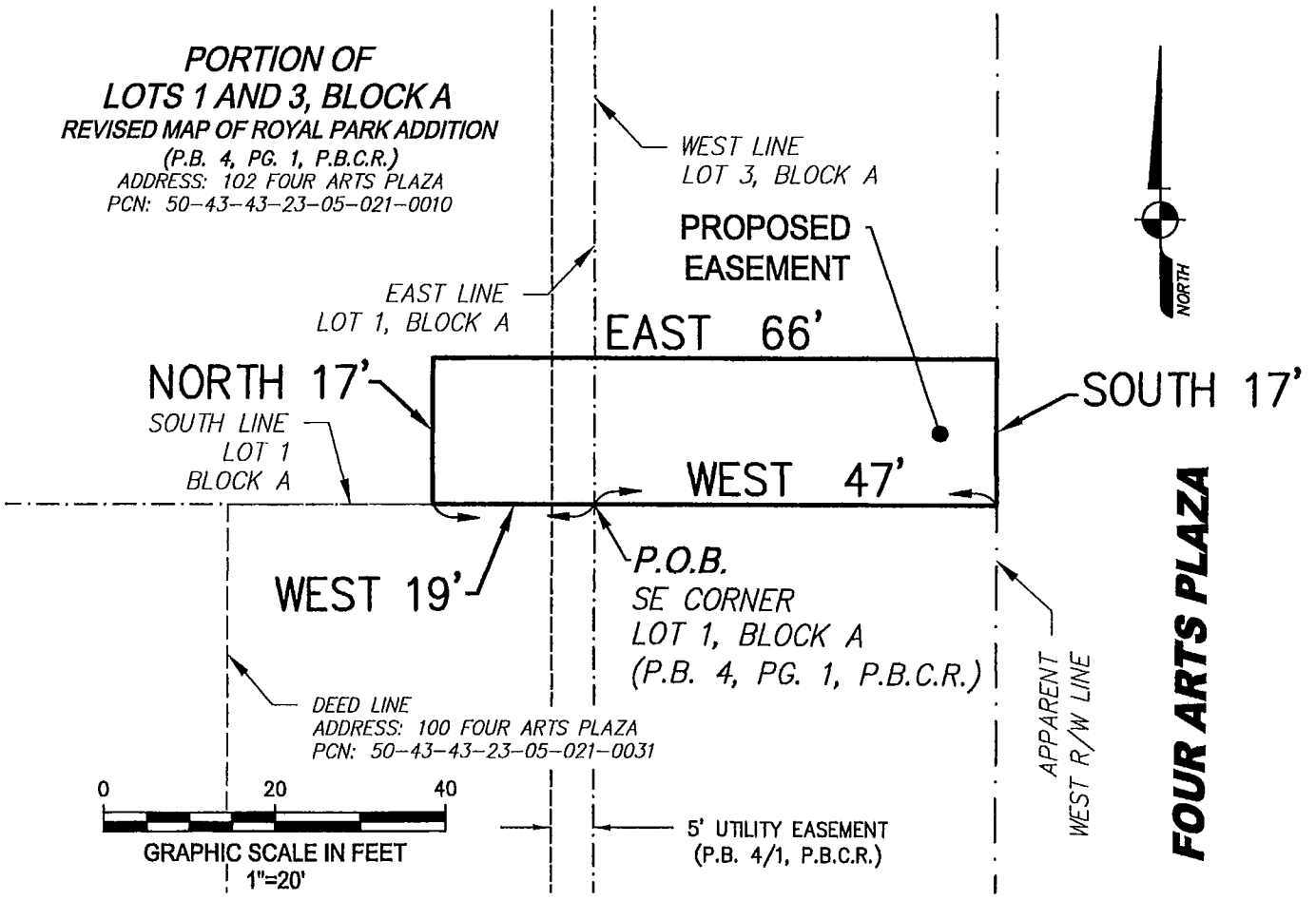
A PORTION OF LOTS 1 AND 3, BLOCK A, REVISED MAP OF ROYAL PARK ADDITION
(PLAT BOOK 4, PAGE 1, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

A portion of Lots 1 and 3, Block A, REVISED MAP OF ROYAL PARK ADDITION, as recorded in Plat Book 4, Page 1 of the Public Records of Palm Beach County, Florida, described as follows:

BEGIN at the southeast corner of said Lot 1, Block A; thence West, along the south line of said Lot 1, Block A, 19 feet; thence North 17.00 feet; thence East 66 feet to the apparent west right-of-way line of Four Arts Plaza, as now laid out and in use; thence South along said apparent right-of-way line 17 feet; thence West 47 feet to the POINT OF BEGINNING.

Said land lying in Palm Beach County, Florida and contains 1,122 square feet, more or less.



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JOB #:	10194-4.393
SCALE:	1" = 20'
DATE:	10/14/2020
BY:	M.J.A.
CHECKED:	M.D.A.
F.B. N/A	PG. N/A
SHEET:	2 OF 2

EXHIBIT 2

SKETCH AND DESCRIPTION

UTILITY EASEMENT ABANDONMENT

PORTION OF LOT 1 & LOT 3, BLOCK A, REVISED MAP OF ROYAL PARK ADDITION
(PLAT BOOK 4, PAGE 1, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

NOT A FIELD SURVEY

LAND DESCRIPTION:

The east 79' of the north 17' of the south 18' of Lot 1, Block A; together with the west 36' of the north 17' of the south 163' of Lot 3, Block A, REVISED MAP OF ROYAL PARK ADDITION, as recorded in Plat Book 4, Page 1, Public Records of Palm Beach County, Florida

Said land lying in Palm Beach County, Florida and contains 1,955 square feet, more or less.

SURVEYOR'S NOTES:

1. Reproductions of this Sketch are not valid without the signature and the original seal a Florida licensed surveyor and mapper.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 102 Four Arts Plaza, Pam Beach, FL 33480
5. Abbreviation Legend: L.B.=Licensed Business; P.B.=Plat Book; P.B.C.R.=Palm Beach County Records; PCN=Property Control Number; P.S.M.=Professional Surveyor & Mapper; R/W=Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J–17.050 through 5J–17.052, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

NOT VALID WITHOUT SHEETS 1 & 2

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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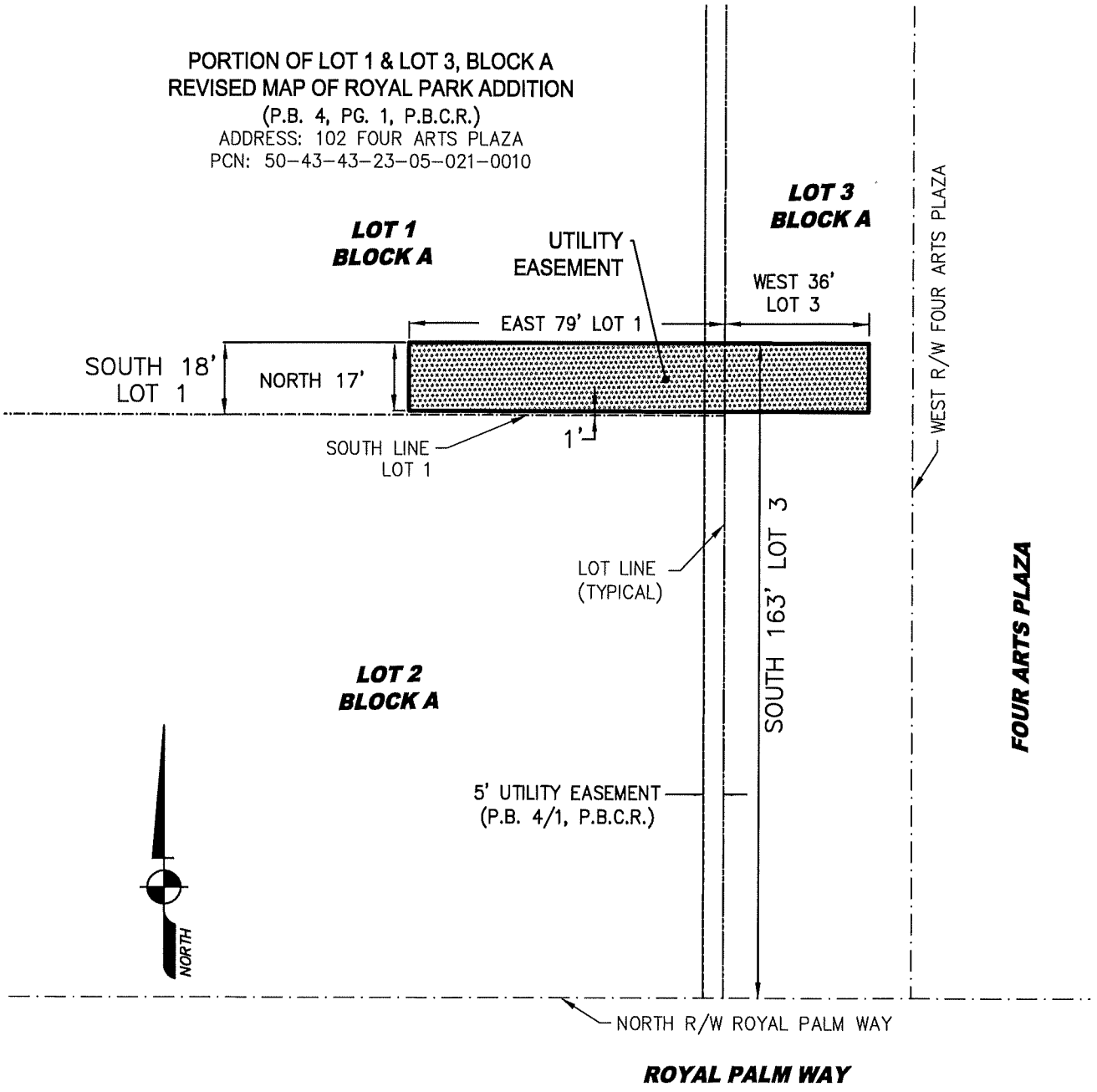
JOB #:	10194-67.026
SCALE:	
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. N/A	PG. N/A
SHEET:	1 OF 2

SKETCH AND DESCRIPTION

UTILITY EASEMENT ABANDONMENT

PORTION OF LOT 1 & LOT 3, BLOCK A, REVISED MAP OF ROYAL PARK ADDITION
(PLAT BOOK 4, PAGE 1, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

NOT A FIELD SURVEY



NOT VALID WITHOUT SHEETS 1 & 2

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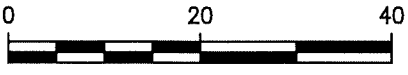
JOB #:	10194-67.026
SCALE:	1"=40'
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. N/A	PG. N/A
SHEET:	2 OF 2

EXHIBIT 3

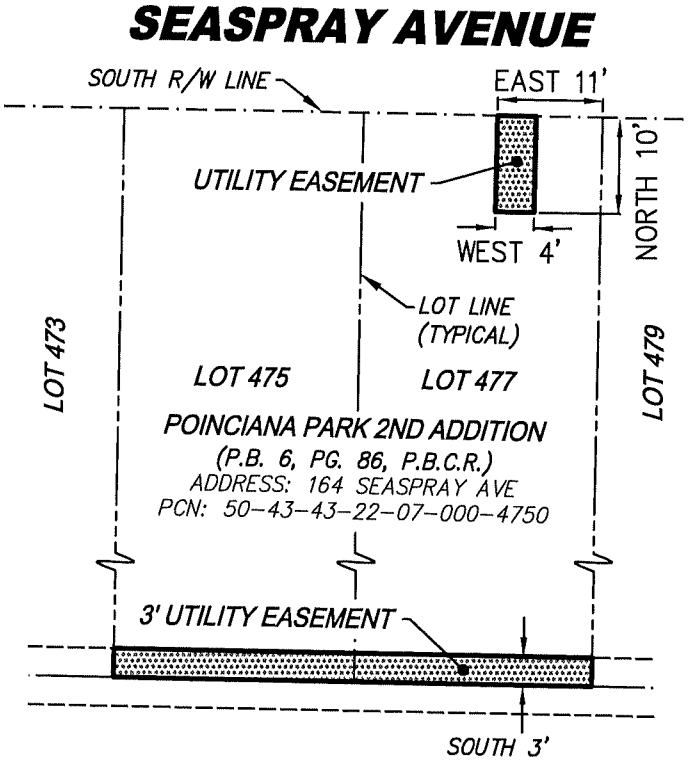
SKETCH AND DESCRIPTION
UTILITY EASEMENT ABANDONMENTS
LOTS 475 AND 477, POINCIANA PARK 2ND ADDITION
(P.B. 6, PG. 86, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA
NOT A FIELD SURVEY

LAND DESCRIPTION:
The west 4 feet of the east 11 feet of the north 10 feet of Lot 477; together with the south 3 feet of Lots 475 and 477, POINCIANA PARK 2ND ADDITION, according to the Plat thereof recorded in Plat Book 6, Page 86, of the Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 190 square feet, more or less.



GRAPHIC SCALE IN FEET
1"=20'



SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
6. Address: 164 Seaspray Avenue, Palm Beach, FL 33480
5. Abbreviation Legend: L.B. = Licensed Business; P.B. = Plat Book; P.B.C.R. = Palm Beach County Records; PCN = Parcel Control Number; PG. = Page; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way; U.E. = Utility Easement.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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JOB #:	10194-67.022
SCALE:	1"=20'
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. — PG.	–
SHEET:	1 OF 1

EXHIBIT 4

SKETCH AND DESCRIPTION

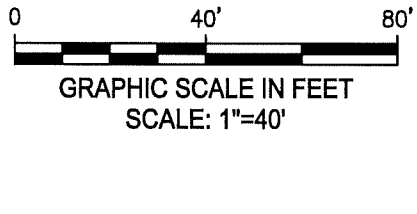
3' UTILITY EASEMENT ABANDONMENT

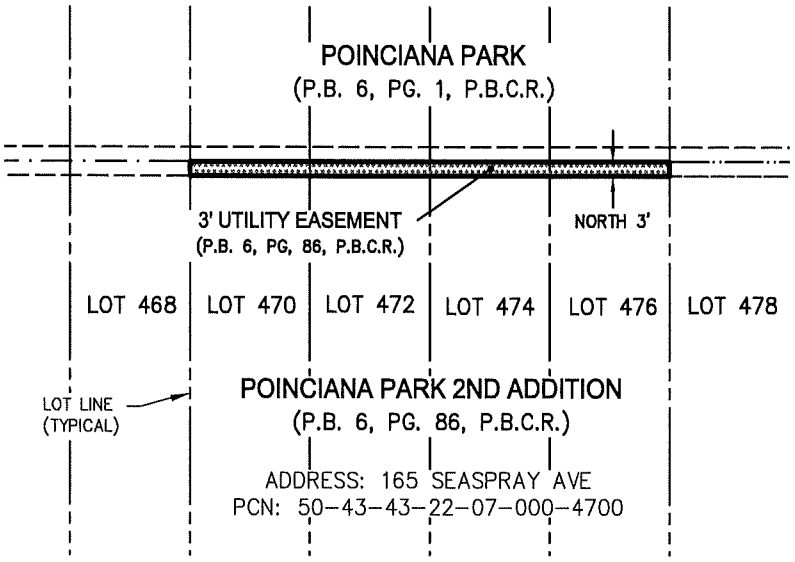
LOT 470, 472, 474 AND 476, POINCIANA PARK 2ND ADDITION
(P.B. 6,PG 86, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The north 3 feet of Lots 470, 472, 474 AND 476, POINCIANA PARK 2ND ADDITION, according to the plat thereof, as recorded in Plat Book 6, Page 86, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 300 square feet, more or less.





SURVEYOR'S REPORT:

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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 165 Seaspray Avenue, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
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JOB #:	10194-67.023
SCALE:	1" = 40'
DATE:	03/31/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. —	PG. —
SHEET:	1 OF 1

EXHIBIT 5

SKETCH AND DESCRIPTION

3' UTILITY EASEMENT ABANDONMENT

LOTS 784 AND 786, EAST 10' OF LOT 782, WEST 15' OF LOT 788, POINCIANA PARK 3RD ADDITION
(P.B. 8,PG 72, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

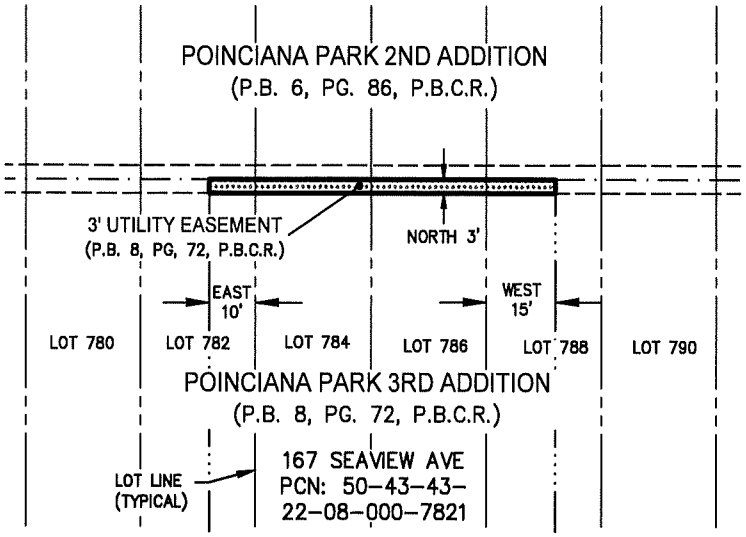
LAND DESCRIPTION:

The north 3 feet of the following described parcel: The east 10 feet of Lot 782, all of Lots 784 and 786, and the west 15 feet of Lot 788, POINCIANA PARK 3RD ADDITION, according to the plat thereof, as recorded in Plat Book 8, Page 72 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 225 square feet, more or less.

0 40' 80'

GRAPHIC SCALE IN FEET
SCALE: 1"=40'



SURVEYOR'S REPORT:

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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 167 Seaview Avenue, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
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JOB #:	10194-67.024
SCALE:	1" = 40'
DATE:	03/31/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 6

SKETCH AND DESCRIPTION
3' UTILITY EASEMENT ABANDONMENT

LOTS 758, 760, 762 AND 764 POINCIANA PARK 3RD ADDITION
(P.B. 8,PG 72, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

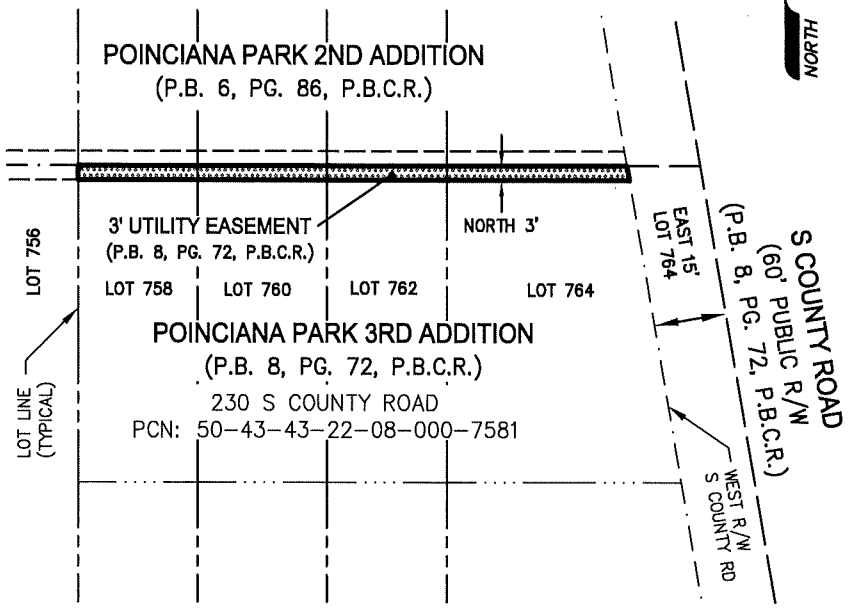
LAND DESCRIPTION:

The north 3 feet of Lots 758, 760, 762 and 764, POINCIANA PARK 3RD ADDITION, according to the plat thereof, as recorded in Plat Book 8, Page 72 Public Records of Palm Beach County, Florida. Less the east 15' of Lot 764 for additional S County Road right-of-way.

Said land lying in Palm Beach County, Florida and contains 345 square feet, more or less.

0 40' 80'

GRAPHIC SCALE IN FEET
SCALE: 1"=40'



SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 230 S County Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
(561) 392-2594 / www.AVIROMSURVEY.com

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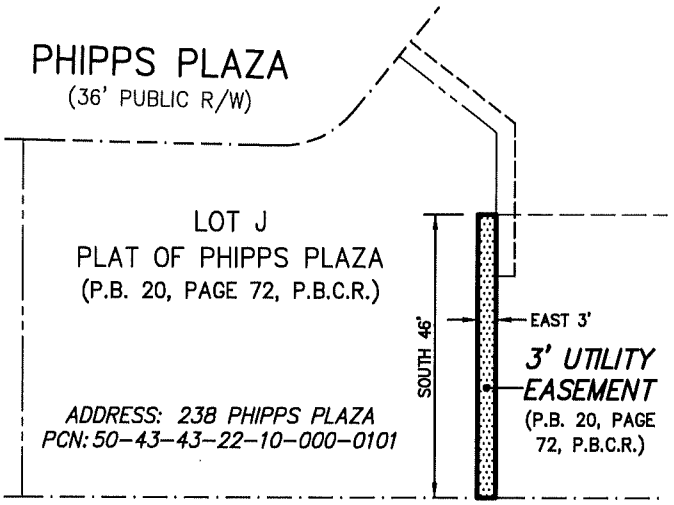
JOB #:	10194-67.021
SCALE:	1" = 40'
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

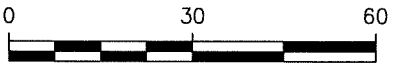
EXHIBIT 7

SKETCH AND DESCRIPTION
3' UTILITY EASEMENT ABANDONMENT
LOT J, PLAT OF PHIPPS PLAZA
(P.B. 20, PG. 72 P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA
NOT A FIELD SURVEY

LAND DESCRIPTION:
The east 3 feet of the south 46 feet of Lot J, PLAT OF PHIPPS PLAZA, according to the plat thereof, as recorded in Plat Book 20 Page 72, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 138 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=30'

SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 238 Phipps Plaza, Palm Beach, FL 33480
6. Abbreviation Legend: CL = Centerline; L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; P.L.S. = Professional Land Surveyor; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
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JOB #:	10194-67.027
SCALE:	1" = 30'
DATE:	04/07/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 8

SKETCH AND DESCRIPTION

3' UTILITY EASEMENT ABANDONMENT

LOTS 664, 666, 668, 670, 672, 674, 676, 680, 682, 684, 686, 688, 690, 692, 694, 696, 698, 700, 702, 704, 706
708, 710, 712, 714, 716, 718, 720, 722, 724, 726, 728, 730, 732, 734, 736, 738, 740, 742, 744, 746, 748, 750, AND 752
POINCIANA PARK 3RD ADDITION (P.B. 8,PG 72, P.B.C.R.), TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

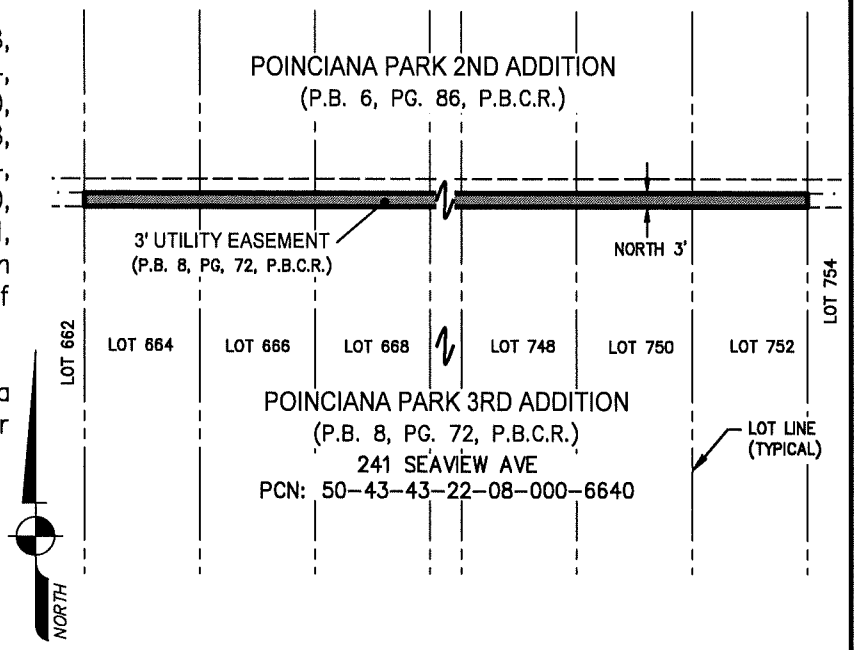
LAND DESCRIPTION:

The north 3 feet of Lots 664, 666, 668, 670, 672, 674, 676, 678, 680, 682, 684, 686, 688, 690, 692, 694, 696, 698, 700, 702, 704, 706, 708, 710, 712, 714, 716, 718, 720, 722, 724, 726, 728, 730, 732, 734, 736, 738, 740, 742, 744, 746, 748, 750, and 752, POINCIANA PARK 3RD ADDITION, according to the plat thereof, as recorded in Plat Book 8, Page 72, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 3,375 square feet, more or less.

0 40' 80'

GRAPHIC SCALE IN FEET
SCALE: 1"=40'



SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 241 Seaview Avenue, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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JOB #:	10194-67.019
SCALE:	1" = 40'
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 9

SKETCH AND DESCRIPTION

3' UTILITY EASEMENT ABANDONMENT

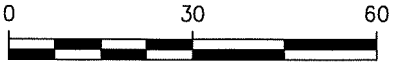
LOT K, PLAT OF PHIPPS PLAZA
(P.B. 20, PG. 72 P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

NOT A FIELD SURVEY

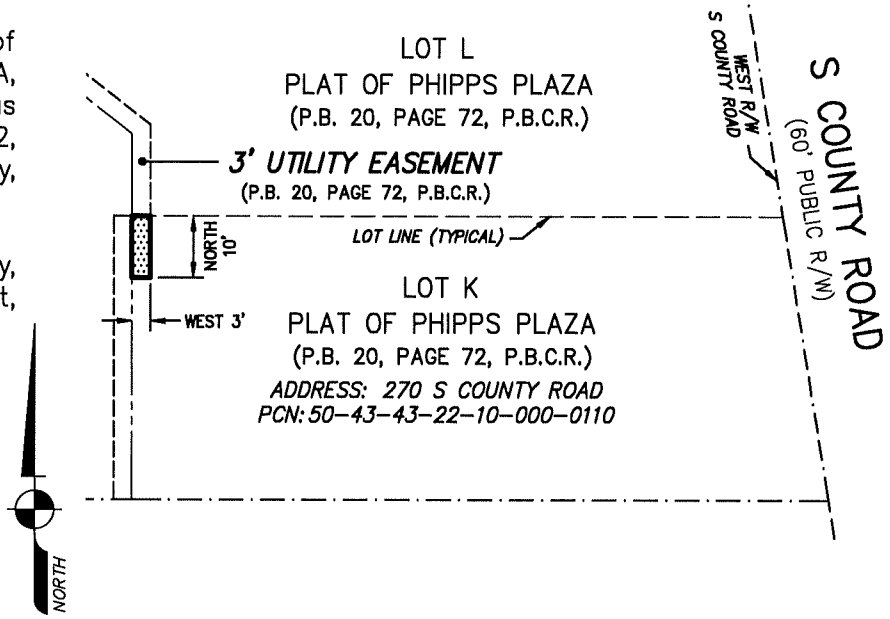
LAND DESCRIPTION:

The west 3 feet of the north 10 feet of Lot K, PLAT OF PHIPPS PLAZA, according to the plat thereof, as recorded in Plat Book 20 Page 72, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 30 square feet, more or less.



GRAPHIC SCALE IN FEET
SCALE: 1"=30'



SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 270 S County Road, Palm Beach, FL 33480
6. Abbreviation Legend: CL = Centerline; L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; P.L.S. = Professional Land Surveyor; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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JOB #:	10194-67.028
SCALE:	1" = 30'
DATE:	04/07/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 10

SKETCH AND DESCRIPTION

3' UTILITY EASEMENT ABANDONMENT

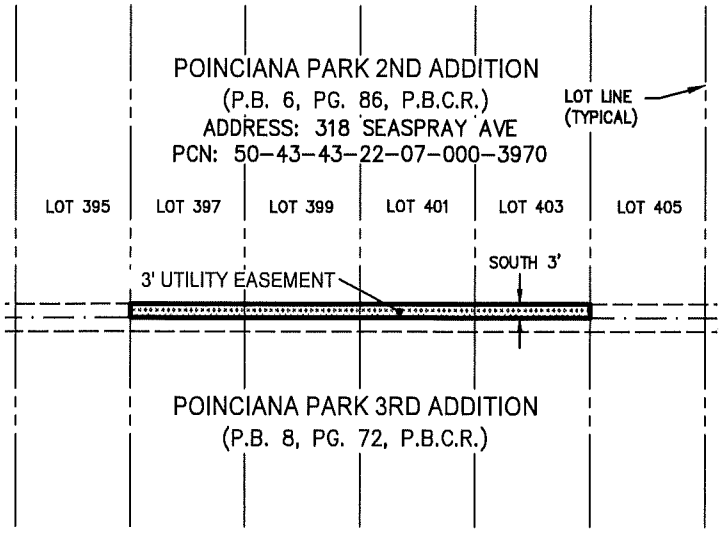
LOT 397, 399, 401 AND 403 POINCIANA PARK 2ND ADDITION
(P.B. 6,PG 86, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

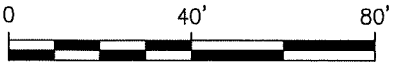
NOT A FIELD SURVEY

LAND DESCRIPTION:

The south 3.00 feet of Lots 397, 399, 401 AND 403, POINCIANA PARK 2ND ADDITION, according to the plat thereof, as recorded in Plat Book 6, Page 86, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 300 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:

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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 318 Seaspray Avenue, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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SURVEYING & MAPPING
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BOCA RATON, FLORIDA 33432
(561) 392-2594 / www.AVIROMSURVEY.com

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JOB #:	10194-67.020
SCALE:	1" = 40'
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

CFN 20210269599
OR BK 32572 PG 1341
RECORDED 06/10/2021 11:31:24
Palm Beach County, Florida
AMT 1.00
DEED DOC 0.70
Joseph Abruzzo
Clerk
Pgs 1341-1343; (3Pgs)

COVER PAGE UNDERGROUND EASEMENT

(320 S Lake Drive - Palm Beach, FL)

RECORD AND RETURN TO:
LYNNE MENNITI
TOWN OF PALM BEACH
951 OKEECHOBEE ROAD, STE. A
WEST PALM BEACH, FL 33401

Work Request No. 8910790 **UNDERGROUND EASEMENT (BUSINESS)**

Sec. ____, Twp __ S, Rge ___E

Parcel I.D. 50-43-43-23-05-020-0010
(Maintained by County Appraiser)

Reserved for Circuit Court

The undersigned, in consideration of the payment of $1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company ("FPL"), Bellsouth Telecommunications, LLC, Comcast Corporation, and the Town of Palm Beach, together with the affiliates, licensees, agents, successors, and assigns of the above named entities, a non-exclusive easement forever for the construction, operation and maintenance of underground electric utility, communications, and cable distribution facilities (including cables, conduits, appurtenant equipment, and appurtenant above ground equipment) 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 described as follows:

See Exhibit "A" ("Easement Area")

Together with the right to permit any other person, firm, or corporation on behalf of the above named entities, and their affiliates, licensees, agents, successors, and assigns, to attach or place wires to or within any facilities hereunder and lay cable and conduit within the easement area and to operate the same for communications purposes; the right of ingress and egress to the Easement Area at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Area the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Area, which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the Easement Area, over, along, under, and across the roads, streets or highways adjoining or through said Easement Area.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on _____, 20__.

Signed, sealed, and delivered in the presence of:

(Witness' Signature - Required)

Print Name: NINA M. TOSCANO
(Witness)

(Witness' Signature - Required)

Print Name: ALEXANDRA SERRANO
(Witness)

TOWN OF PALM BEACH
(Entity Name)

By: _____
(Grantor's signature)

Print Name: KIRK BLOUIN

Print Address: 360 S. COUNTY RD.
PALM BEACH, FL 33480

STATE OF FL AND COUNTY OF PALM BEACH The foregoing instrument was acknowledged before me by means of [X] physical presence or [ ] online notarization, this 7 day of JUNE, 2021, by KIRK BLOUIN, as the TOWN MANAGER of TOWN OF PALM BEACH, on behalf of the TOWN OF PALM BEACH. He/She is personally known to me or has produced _____ as identification.

(NOTARY SEAL)
ALEXANDRA SERRANO
Notary Public - State of Florida
Commission # HH 021226
My Comm. Expires Jul 20, 2024
Bonded through National Notary Assn.

Notary Public
Print Name: ALEXANDRA SERRANO
My commission expires: 07/20/2024

EXHIBIT 11

SKETCH AND DESCRIPTION
UTILITY EASEMENT

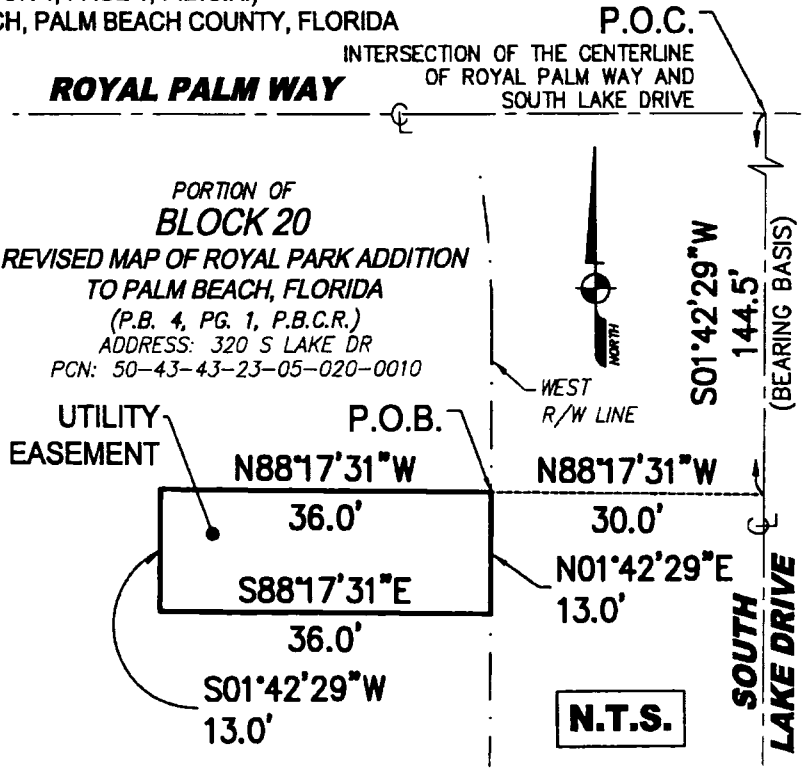
A PORTION OF BLOCK 20, REVISED MAP OF ROYAL PARK ADDITION TO PALM BEACH, FLORIDA
(PLAT BOOK 4, PAGE 1, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

A portion of Block 20, REVISED MAP OF ROYAL PARK ADDITION TO PALM BEACH, FLORIDA, as recorded in Plat Book 4, Page 1 of the Public Records of Palm Beach County, Florida, described as follows:

COMMENCE at the intersection of the centerlines of Royal Palm Way and South Lake Drive; thence S01°42'29"W, along said centerline of South Lake Drive, 144.5 feet; thence N88°17'31"W, 30.0 feet to the west right-of-way line of said South Lake Drive and the POINT OF BEGINNING; thence continue N88°17'31"W, 36.0 feet; thence S01°42'29"W, 13.0 feet; thence S88°17'31"E, 36.0 feet to said west right-of-way line of South Lake Drive; thence N01°42'29"E, along said west right-of-way line, 13.0 feet to the POINT OF BEGINNING.

Said land lying in Palm Beach County, Florida and contains 468 square feet, more or less.



SURVEYOR'S NOTES:

1. Reproductions of this Sketch are not valid without the signature and the original seal a Florida licensed surveyor and mapper.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Bearings shown hereon are assumed based on the centerline of South Lake Drive having a bearing of S01°42'29"W.
6. Abbreviation Legend: L.B.=Licensed Business; P.B.=Plat Book; P.B.C.R.=Palm Beach County Records; PCN=Property Control Number; P.S.M.=Professional Surveyor & Mapper; R/W=Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

Date: 6/2/2021

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
TEL. (561) 392-2594, FAX (561) 394-7125
www.AVIROMSURVEY.com

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JOB #:	10194-4.491
SCALE:	1" = 20'
DATE:	06/01/2021
BY:	M.J.A.
CHECKED:	M.D.A.
F.B. — PG.	—
SHEET:	1 OF 1

EXHIBIT 12

SKETCH AND DESCRIPTION

3' UTILITY EASEMENT ABANDONMENT

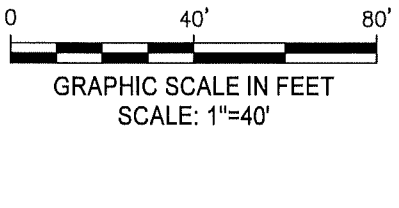
LOTS 369, 371, 373, 375, 377 AND 379 POINCIANA PARK 2ND ADDITION
(P.B. 6,PG 86, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

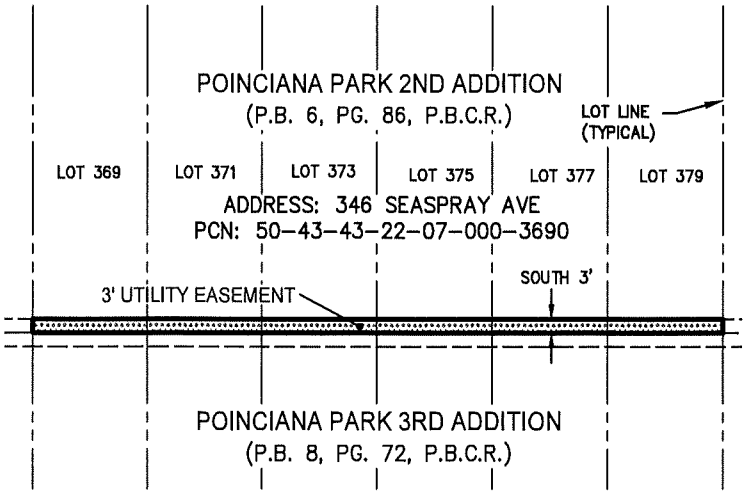
NOT A FIELD SURVEY

LAND DESCRIPTION:

The south 3.00 feet of Lots 369, 371, 373, 375, 377, and 379, POINCIANA PARK 2ND ADDITION, according to the plat thereof, as recorded in Plat Book 6, Page 86, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 450 square feet, more or less.





SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 346 Seaspray Avenue, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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JOB #:	10194-67.017
SCALE:	1" = 40'
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 13

SKETCH AND DESCRIPTION
3' UTILITY EASEMENT ABANDONMENT

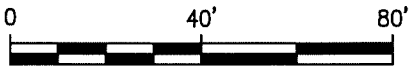
LOTS 640 AND 642 POINCIANA PARK 3RD ADDITION
(P.B. 8,PG 72, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

NOT A FIELD SURVEY

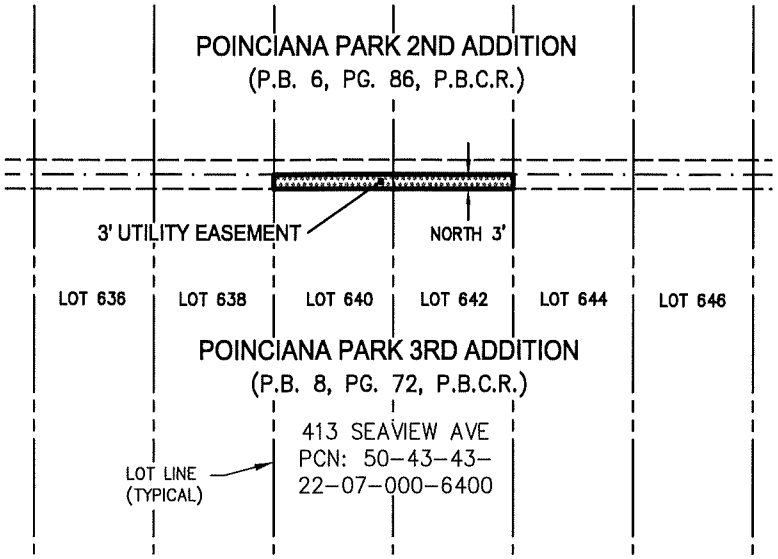
LAND DESCRIPTION:

The north 3.00 feet of Lots 640 and 642, POINCIANA PARK 3RD ADDITION, according to the plat thereof, as recorded in Plat Book 8, Page 72 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 150 square feet, more or less.



GRAPHIC SCALE IN FEET
SCALE: 1"=40'



SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 413 Seaview Avenue, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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JOB #:	10194-67.018
SCALE:	1" = 40'
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 14

SKETCH AND DESCRIPTION

3' UTILITY EASEMENT ABANDONMENT

LOTS 336, 338, 340, 342, 344, 346, 348, 350 POINCIANA PARK 2ND ADDITION
(P.B. 6,PG 86, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

NOT A FIELD SURVEY

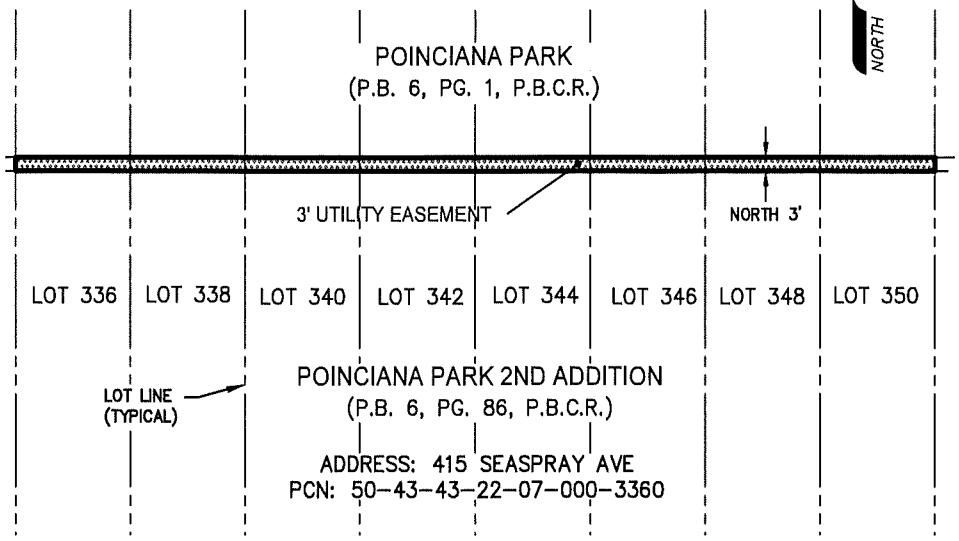
LAND DESCRIPTION:

The north 3.00 feet of Lots 336, 338, 340, 342, 344, 346, 348, and 350, POINCIANA PARK 2ND ADDITION, according to the plat thereof, as recorded in Plat Book 6, Page 86, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 600 square feet, more or less.

0 40' 80'

GRAPHIC SCALE IN FEET
SCALE: 1"=40'



SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 415 Seaspray Avenue, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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SURVEYING & MAPPING
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JOB #:	10194-67.016
SCALE:	1" = 40'
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 15

SKETCH AND DESCRIPTION

3' UTILITY EASEMENT ABANDONMENT

LOTS 315, 317 AND 319, POINCIANA PARK 2ND ADDITION (P.B. 6,PG 86, P.B.C.R.)
LOTS 614, 616, 618, 620, 622, AND 624, POINCIANA PARK 3RD ADDITION (P.B. 8,PG 72, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

NOT A FIELD SURVEY

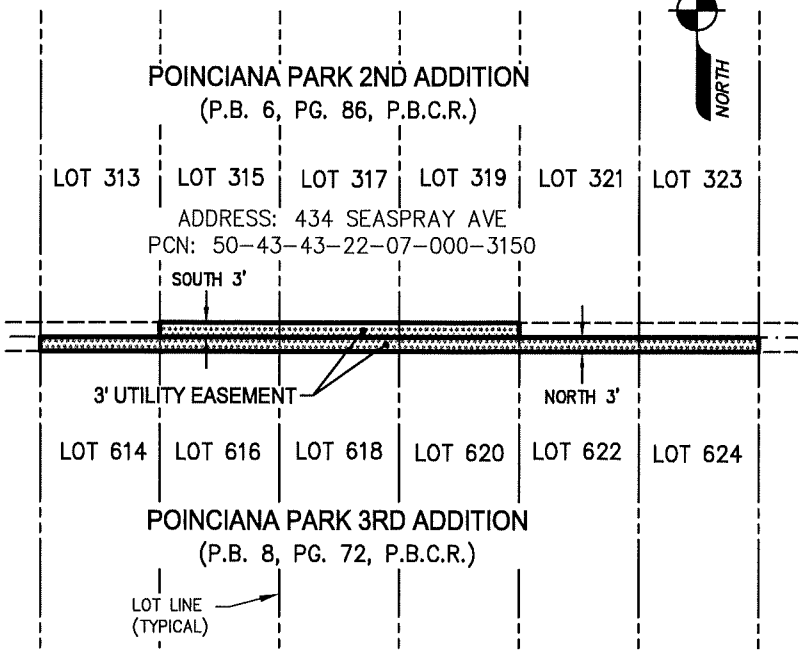
LAND DESCRIPTION:

The south 3.00 feet of Lots 315, 317 and 319, POINCIANA PARK 2ND ADDITION, according to the plat thereof, as recorded in Plat Book 6, Page 86, Public Records of Palm Beach County, Florida.

TOGETHER WITH

The north 3.00 feet of Lots 614, 616, 618, 620, 622 and 624, POINCIANA PARK 3RD ADDITION, according to the plat thereof, as recorded in Plat Book 8, Page 72, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 675 square feet, more or less.



SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 434 Seaspray Avenue, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

0 40' 80'

GRAPHIC SCALE IN FEET
SCALE: 1"=40'

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
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JOB #:	10194-67.015
SCALE:	1" = 40'
DATE:	03/30/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

CFN 20210357505
OR BK 32740 PG 441
RECORDED 08/02/2021 10:36:12
Palm Beach County, Florida
AMT 1.00
DEED DOC 0.70
Joseph Abruzzo
Clerk
Pgs 0441-0443; (3Pgs)

COVER PAGE UNDERGROUND EASEMENT

(440 Royal Palm Way - Palm Beach, FL)

RECORD AND RETURN TO:
LYNNE MENNITI
TOWN OF PALM BEACH
951 OKEECHOBEE ROAD, STE. A
WEST PALM BEACH, FL 33401

CFN 20210357505
BOOK 32740 PAGE 442
2 OF 3

Work Request No. 8910790

UNDERGROUND EASEMENT (BUSINESS)

Sec. 23 Twp 43 S, Rge 43E

Parcel I.D. 50-43-43-23-05-023-0520
(Maintained by County Appraiser)

This Instrument Prepared By
K. Dombrowski
Kimley-Horn & Associates
1920 Wekiva Way, STE 200
West Palm Beach, FL 33411

Reserved for Circuit Court

The undersigned, in consideration of the payment of $1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company ("FPL"), Bellsouth Telecommunications, LLC, Comcast Corporation, and the Town of Palm Beach, together with the affiliates, licensees, agents, successors, and assigns of the above named entities, a non-exclusive easement forever for the construction, operation and maintenance of underground electric utility, communications, and cable distribution facilities (including cables, conduits, appurtenant equipment, and appurtenant above ground equipment) 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 described as follows:

See Exhibit "A" ("Easement Area")

Together with the right to permit any other person, firm, or corporation on behalf of the above named entities, and their affiliates, licensees, agents, successors, and assigns, to attach or place wires to or within any facilities hereunder and lay cable and conduit within the easement area and to operate the same for communications purposes; the right of ingress and egress to the Easement Area at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Area the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Area, which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the Easement Area, over, along, under, and across the roads, streets or highways adjoining or through said Easement Area.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on _____, 20__.

Signed, sealed, and delivered in the presence of:

_____
(Witness' Signature)

Print Name: Thuban Rodriguez
(Witness)

_____
(Witness' Signature)

Print Name: Luis Cordero
(Witness)

By: _____
(Grantor's signature)

Print Name: Alex Griswold

Print Address: 440 Royal Pal Way Ste. 200 P.B., 33480

By: _____
(Grantor's signature)

Print Name: _____

Print Address: _____

STATE OF FL AND COUNTY OF Palm Beach. The foregoing instrument was acknowledged before me by means of [X] physical presence or [ ] online notarization, this 23rd day of July 2021, by Alexander Griswold, as the Owner of 440 Royal Palm Way, on behalf of the _____. He/She is personally known to me or has produced _____ as identification.

(NOTARY SEAL)

KAREN CHILD
Notary Public-State of Florida
Commission # HH 61524
My Commission Expires
February 05, 2025

_____
Notary Public
Print Name: KAREN CHILD
My commission expires: 2/5/2025

EXHIBIT 16

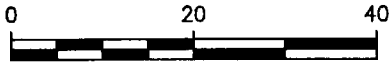
SKETCH AND DESCRIPTION
UTILITY EASEMENT

A PORTION OF LOT 52, BLOCK C, REVISED MAP OF ROYAL PARK ADDITION TO PALM BEACH
(PLAT BOOK 4, PAGE 1, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

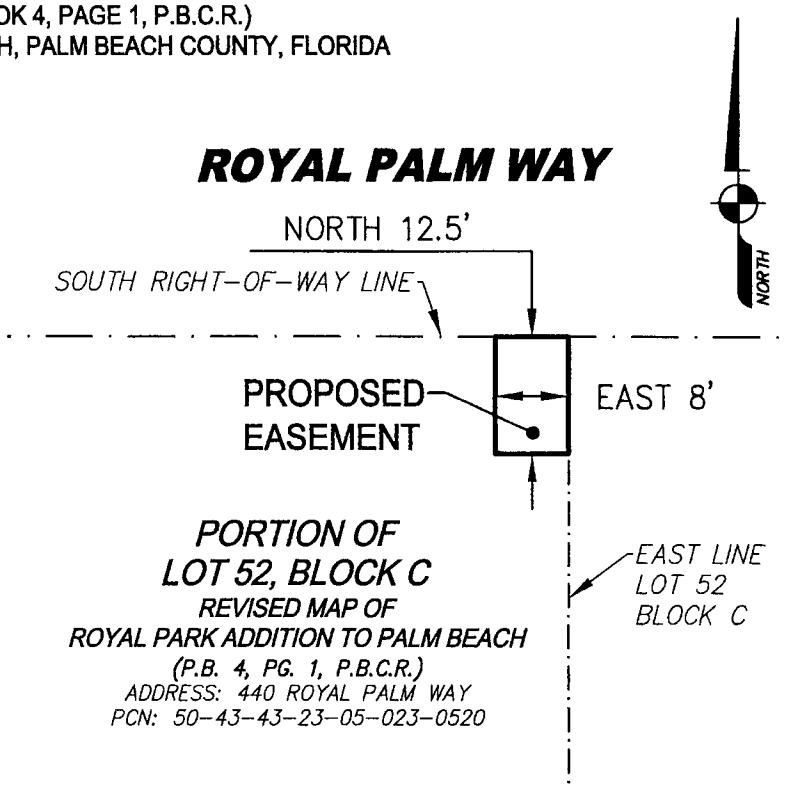
LAND DESCRIPTION:

The north 12.5 feet of the east 8 feet of Lot 52, Block C, REVISED MAP OF ROYAL PARK ADDITION TO PALM BEACH, according to the Plat thereof as recorded in Plat Book 4, Page 1, of the Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 100 square feet, more or less.



GRAPHIC SCALE IN FEET
1"=20'



SURVEYOR'S NOTES:

1. Reproductions of this Sketch are not valid without the signature and the original seal a Florida licensed surveyor and mapper.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Abbreviation Legend: L.B.=Licensed Business; P.B.=Plat Book; P.B.C.R.=Palm Beach County Records; PCN=Property Control Number; P.S.M.=Professional Surveyor & Mapper; R/W=Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Section 472, Florida Statutes.

Date: 6/10/2021

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS		
REVISED PER COMMENT	06/10/2021	M.J.A.

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JOB #:	10194-4_437
SCALE:	1" = 20'
DATE:	02/22/2021
BY:	M.J.A.
CHECKED:	D.E.B.
F.B. N/A	PG. N/A
SHEET:	1 OF 1

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Jason Debrincat, P.E., Director of Public Works

Re: A Resolution of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, Vacating and Abandoning Existing Public Utility Easements Within Phase 5 North Utility Undergrounding Project Limits, in the Town of Palm Beach, Florida.
88-2026

Date: 7/2/2026

STAFF RECOMMENDATION

Town staff recommends that Town Council approve Resolution 88-2026 authorizing the vacating and abandonment of existing public utility easements as described in the provided attachments associated with Phase 5 North Utility Undergrounding, which is located from Southland Road, north to Country Club Road.

GENERAL INFORMATION

On September 10, 2019, Town Council directed Town staff to perform the easement abandonment process for properties that provided easements and no longer had existing utilities in rear easements. Phase 5 North has been completed. Staff recommends approval of the abandonment of the easements as shown in the attachments.

In accordance with Town Code of Ordinances, Chapter 106, Article IV, staff has prepared an application to abandon the public utility easement affected by the utility conversion. The easements to be abandoned are shown as Exhibits 1 through 58, Sketch and Legal Description of the proposed Resolution for each property.

Information packages were sent to the 58 affected property owners and also the 188 neighboring property owners within 300 feet of the easement to be abandoned via mail on June 26, 2026. To date, no responses have been received from the neighboring property owners. The abandonment request was also advertised prior to this Town Council meeting as required by Town Code.

This is an abandonment of an existing utility easement and no property is being gained

by the individual property owners. Therefore, a privilege fee is not applicable.

FUNDING/FISCAL IMPACT

Funding for the abandonment application processing and recording fees is being funded through the Town-wide Utility Undergrounding Project.
TOWN ATTORNEY REVIEW
This Resolution has been reviewed and approved by the Town Attorney for legal form and sufficiency.

Attachments
cc:
Patricia Strayer, P.E., Town Engineer
Craig Hauschild, P.E., Civil Engineer (PZB)

STRATEGIC PLAN

Strategic Priorities:
Community Culture and Character

Strategic Focus Areas:
Cooperative Relationships
Community Preservation

FUNDING

Capital

RESOLUTION NO. 88-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, VACATING AND ABANDONING EXISTING PUBLIC UTILITY EASEMENTS WITHIN PHASE 5 NORTH UTILITY UNDERGROUNDING PROJECT LIMITS, IN THE TOWN OF PALM BEACH, FLORIDA.

WHEREAS, the Town of Palm Beach requests easement vacations and abandonments; and

WHEREAS, the Town of Palm Beach has agreed to pay all incidental costs associated with these vacations and abandonments; and

WHEREAS, all existing property owners have been notified of these vacations and abandonments; and

WHEREAS, all utility providers using said easement have agreed to the abandonment of the existing public utility easement; and

WHEREAS, the Town Council of the Town of Palm Beach does hereby find and determine that the utility easements listed below are no longer necessary and does not serve any public purpose, nor are they necessary for public use.

Lot 1 (2 Windsor Ct) (Exhibit 1)

Lot 4 (Windsor Ct) (Exhibit 2)

Lot 20 (201 W Indies Drive) (Exhibit 3)

Lot 20 (201 W Indies Drive) (Exhibit 4)

Lot 19 (209 W Indies Drive) (Exhibit 5)

Lot 19 (209 W Indies Drive) (Exhibit 6)

Lot 13 (210 El Dorado Lane) (Exhibit 7)

Lot 87 (210 Ridgeview Drive) (Exhibit 8)

Lot 2 (212 Cherry Lane) (Exhibit 9)

Lot 21 (214 Plantation Rd) (Exhibit 10)

Lot 32 (216 Southland Rd) (Exhibit 11)

Lot 2 (216 W Indies Drive) (Exhibit 12)

Lot 2 (216 W Indies Drive) (Exhibit 13)

Lot 3 (217 Via Linda) (Exhibit 14)

Lot 49 and 50 (220 Fairview Road) (Exhibit 15)

Lot 3 (222 Cherry Lane) (Exhibit 16)

Lot 3 (224 W Indies Drive) (Exhibit 17)

Lot 3 (224 W Indies Drive) (Exhibit 18)

Lot 91 and 92 (226 Ridgeview Drive) (Exhibit 19)

Lot 15 (230 El Dorado Lane) (Exhibit 20)

Lot 4 (232 Cherry Lane) (Exhibit 21)

Lot 93 and 94 (234 Ridgeview Drive) (Exhibit 22)

Lot 20 (234 Via Linda) (Exhibit 23)

Lot 18 (238 Plantation Rd) (Exhibit 24)

Lot 6 (241 Via Linda) (Exhibit 25)

Lot 15 (241 W Indies Drive) (Exhibit 26)

Lot 15 (241 W Indies Drive) (Exhibit 27)

Lot 95 and 96 (242 Ridgeview Drive) (Exhibit 28)

Lot 55 and 56 (244 Fairview Road) (Exhibit 29)

Lot 17 (244 Plantation Road) (Exhibit 30)

Lot 36 (248 Southland Rd) (Exhibit 31)

Lot 25 (249 Plantation Rd) (Exhibit 32)

Lot 7 (249 Via Linda) (Exhibit 33)

Lot 14 (249 W Indies Drive) (Exhibit 34)

Lot 14 (249 W Indies Drive) (Exhibit 35)

Lot 71 and 72 (253 Ridgeview Drive) (Exhibit 36)

Lot 69 and 70 (255 Ridgeview Drive) (Exhibit 37)

Lot 8 (257 Via Linda) (Exhibit 38)

Lot 13 (257 W Indies Drive) (Exhibit 39)

Lot 13 (257 W Indies Drive) (Exhibit 40)

Lot 19 and 20 (258 Country Club Rd) (Exhibit 41)

Lot 15 and 16 (260 Plantation Rd) (Exhibit 42)

Lot 7 (261 El Dorado Lane) (Exhibit 43)

Lot 38 (266 Southland Rd) (Exhibit 44)

Lot 61 and 62 (266 Fairview Rd) (Exhibit 45)

Lot 36 (272 Southland Road) (Exhibit 46)

Lot 9 (300 Cherry Lane) (Exhibit 47)

Lot 6 (310 Plantation Rd) (Exhibit 48)

Lot 5 (316 Plantation Rd) (Exhibit 49)

Lot 3 and 4 (331 Polmer Park) (Exhibit 50)

Lot 4 (345 Polmer Park) (Exhibit 51)

Lot 9 and 10 (661 N Lake Way) (Exhibit 52)

Lot 9 (661 N Lake Way) (Exhibit 53)

Lot 115 (735 Hi Mount Road) (Exhibit 54)

Lot 65, 66, 67 and 68 (735 N Lake Way) (Exhibit 55)

Lot 63 and 64 (745 N Lake Way) (Exhibit 56)

Lot 5, 6, 7, 8, 9 and 10 (755 N County Rd) (Exhibit 57)

Lot 120 (756 Slope Trail) (Exhibit 58)

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The foregoing recitals are hereby ratified and confirmed.

Section 2: That the public easements on the attached Exhibits are hereby vacated and abandoned.

Section 3: The Town Clerk is hereby authorized to advertise and record the Resolution pursuant to law.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on July 14, 2026.

Danielle H. Moore, Mayor

Edward A. Cooney, Town Council President

Lewis S.W. Crampton, Council President Pro Tem

Julie Araskog, Town Council Member

ATTEST:

Nicki McDonald, Town Council Member

Kelly Churney, CMC, Town Clerk

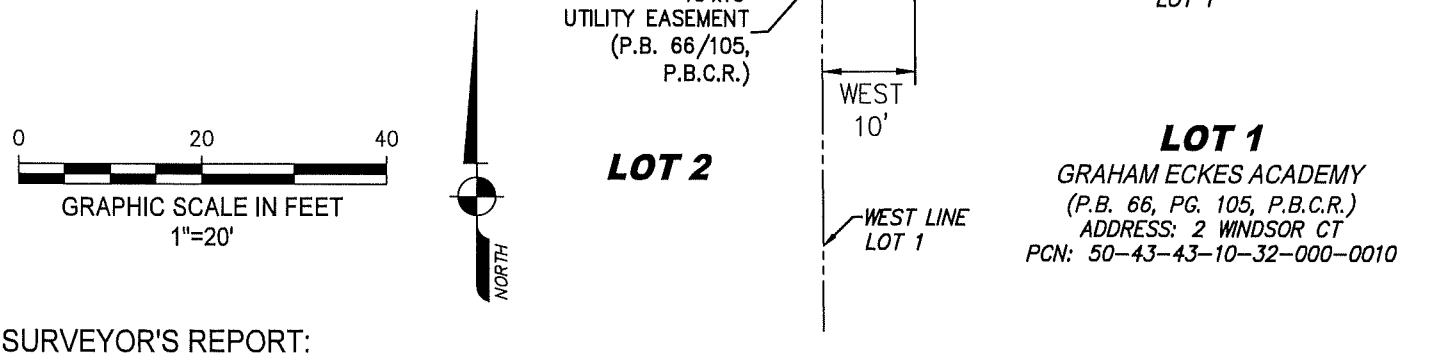
Bridget Moran, Town Council Member

EXHIBIT 1

SKETCH AND DESCRIPTION
UTILITY EASEMENT ABANDONMENT
A PORTION OF LOT 1, GRAHAM ECKES ACADEMY
(P.B. 66, PG. 105, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 10 feet of the east 3 feet of the west 10 feet Lot 1, GRAHAM ECKES ACADEMY, according to the Plat thereof as recorded in Plat Book 66, Page 105, of the Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 30 square feet, more or less.



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5. Address: 2 Windsor Court, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B. = Plat Book; P.B.C.R. = Palm Beach County Records; PCN = Parcel Control Number; PG. = Page; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Section 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
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L.B. No. 3300

REVISIONS

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JOB #:	10194-67.069
SCALE:	1" = 20'
DATE:	05/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. --	PG. --
SHEET:	1 OF 1

EXHIBIT 2

SKETCH AND DESCRIPTION

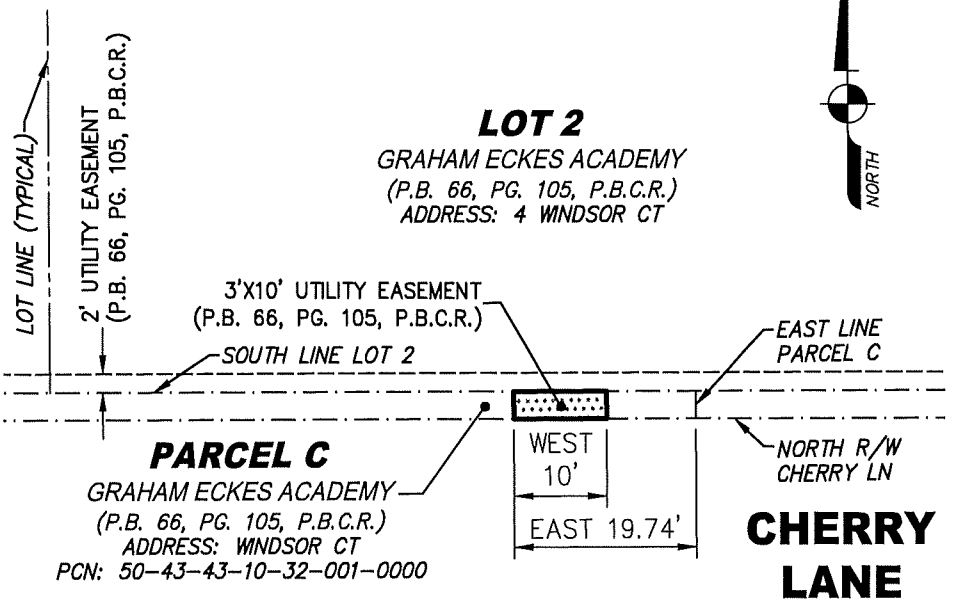
UTILITY EASEMENT ABANDONMENT

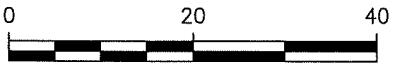
A PORTION OF PARCEL C, GRAHAM ECKES ACADEMY
(P.B. 66, PG. 105, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The west 10 feet of the east 19.74 feet of Parcel C, GRAHAM ECKES ACADEMY, according to the Plat thereof as recorded in Plat Book 66, Page 105, of the Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 30 square feet, more or less.





GRAPHIC SCALE IN FEET
1"=20'

SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida licensed surveyor and mapper.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: Windsor Court, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B. = Plat Book; P.B.C.R. = Palm Beach County Records; PCN = Parcel Control Number; PG. = Page; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Section 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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SURVEYING & MAPPING
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JOB #:	10194-67.064
SCALE:	1" = 20'
DATE:	05/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. --	PG. --
SHEET:	1 OF 1

EXHIBIT 3

SKETCH AND DESCRIPTION

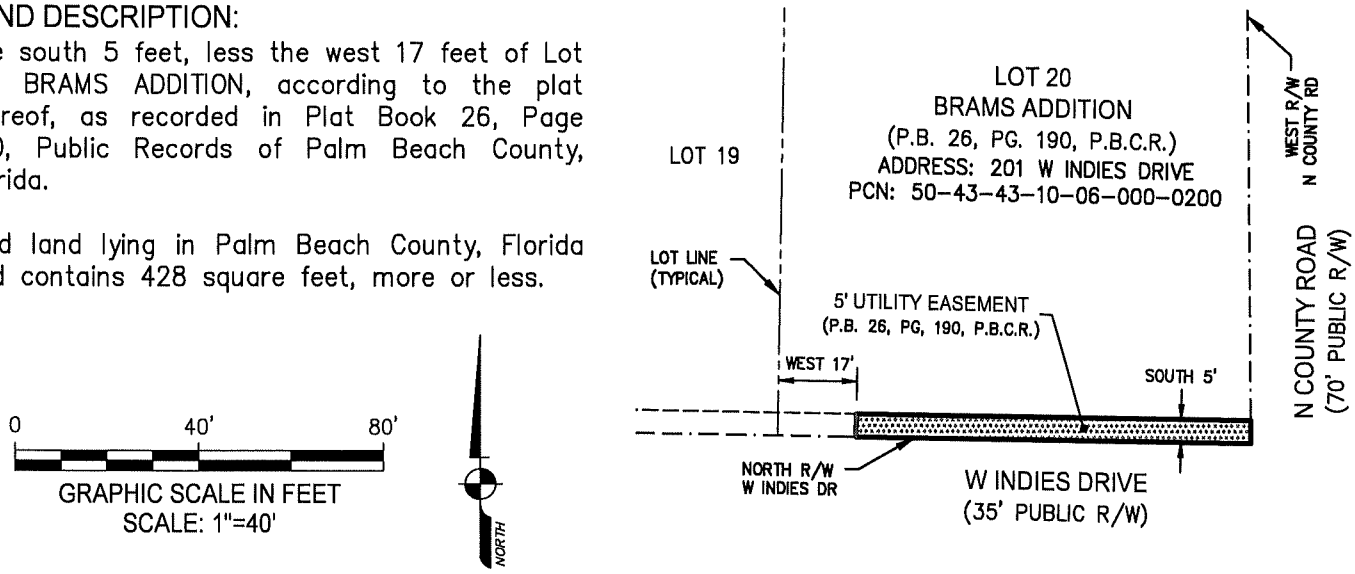
5' UTILITY EASEMENT ABANDONMENT

LOT 20, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The south 5 feet, less the west 17 feet of Lot 20, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 428 square feet, more or less.



SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 201 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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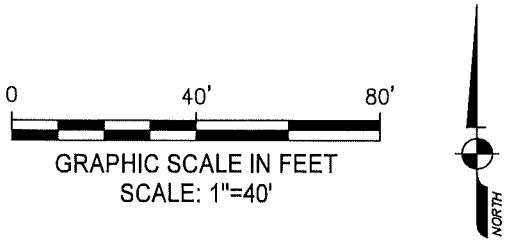
JOB #:	10194-67.055
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

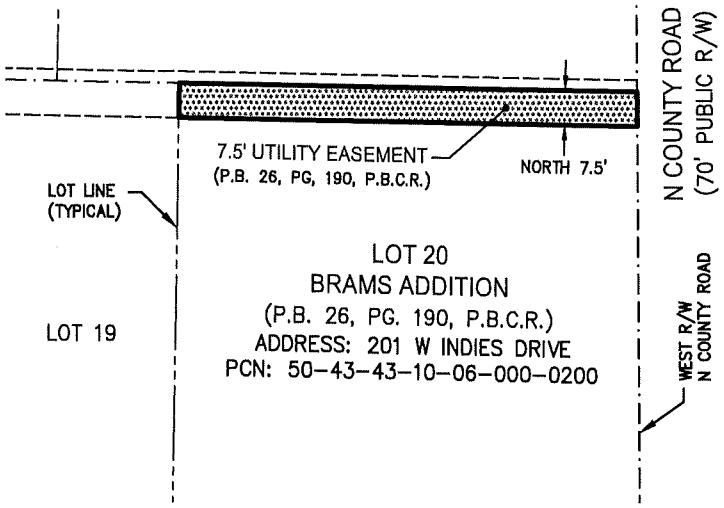
EXHIBIT 4

SKETCH AND DESCRIPTION
7.5' UTILITY EASEMENT ABANDONMENT
LOT 20, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 7.5 feet of Lot 20, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 746 square feet, more or less.





SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 201 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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JOB #:	10194-67.070
SCALE:	1" = 40'
DATE:	04/15/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 5

SKETCH AND DESCRIPTION

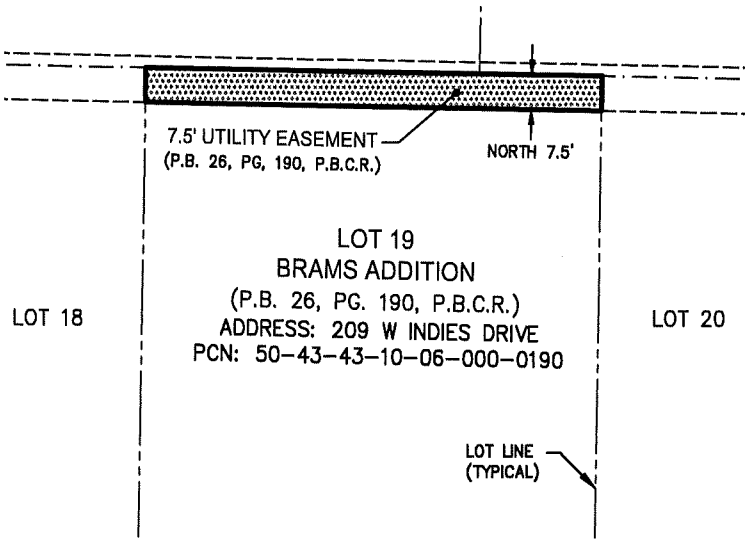
7.5' UTILITY EASEMENT ABANDONMENT

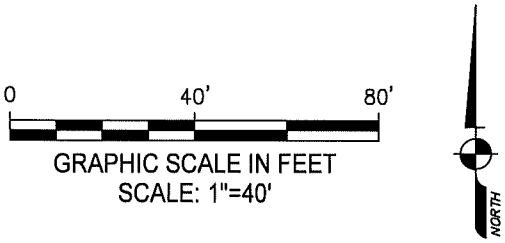
LOT 19, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The north 7.5 feet of Lot 19, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 742 square feet, more or less.





SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 209 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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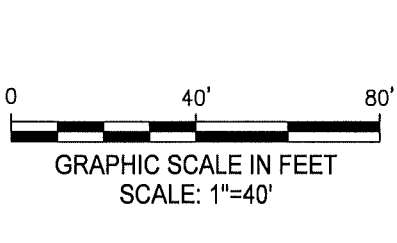
JOB #:	10194-67.063
SCALE:	1" = 40'
DATE:	04/15/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

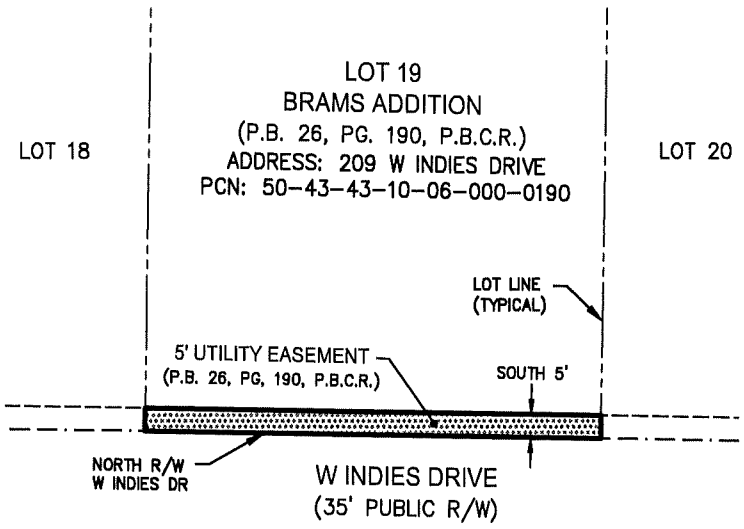
EXHIBIT 6

SKETCH AND DESCRIPTION
5' UTILITY EASEMENT ABANDONMENT
LOT 19, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 5 feet of Lot 19, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 495 square feet, more or less.





SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 209 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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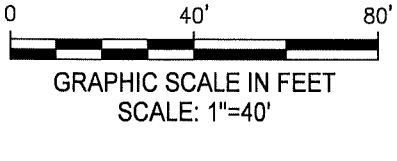
JOB #:	10194-67.054
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 7

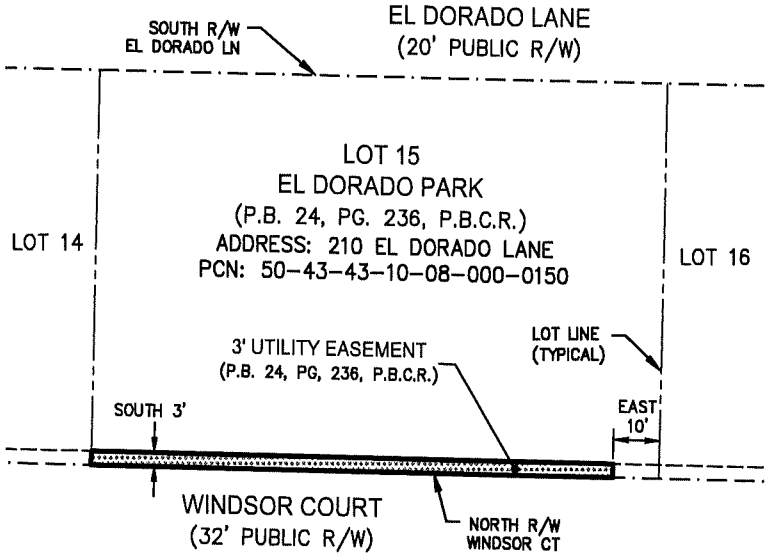
SKETCH AND DESCRIPTION
3' UTILITY EASEMENT ABANDONMENT
LOT 15, EL DORADO PARK
(P.B. 24,PG 236, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 3 feet, less the east 10 feet of Lot 15, EL DORADO PARK, according to the plat thereof, as recorded in Plat Book 24, Page 236 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 340 square feet, more or less.



GRAPHIC SCALE IN FEET
SCALE: 1"=40'



SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 210 El Dorado Lane, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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JOB #:	10194-67.068
SCALE:	1" = 40'
DATE:	04/15/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 8

SKETCH AND DESCRIPTION

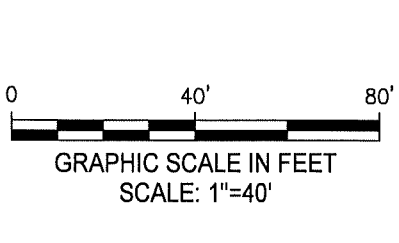
2.5' UTILITY EASEMENT ABANDONMENT

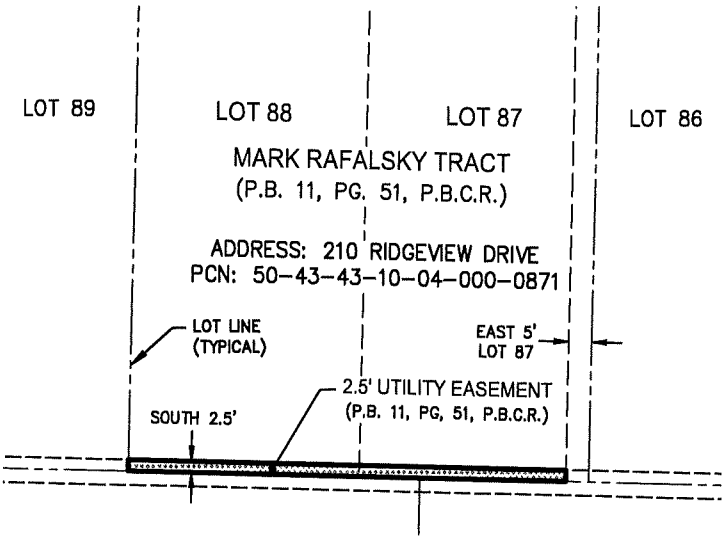
LOTS 87 AND 88, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The south 2.5 feet of Lot 87, less the east 5 feet, together with the south 2.5 feet of Lot 88, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 237 square feet, more or less.





SURVEYOR'S REPORT:

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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 210 Ridgeview Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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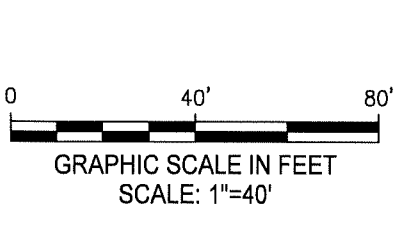
JOB #:	10194-67.078
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

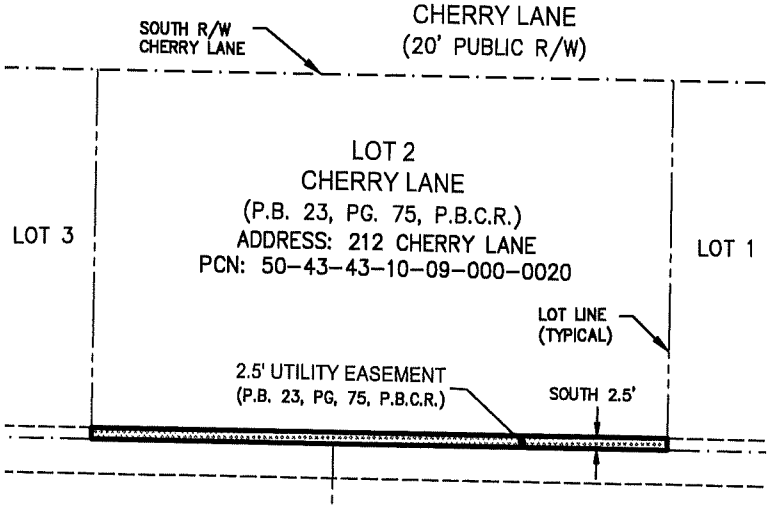
EXHIBIT 9

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 2, CHERRY LANE
(P.B. 23,PG 75, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lot 2, CHERRY LANE, according to the plat thereof, as recorded in Plat Book 23, Page 75, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 312 square feet, more or less.





SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 212 Cherry Lane, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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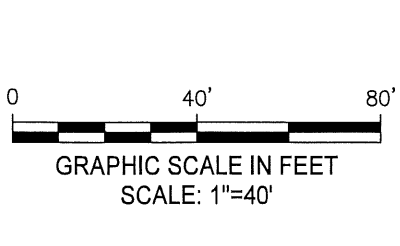
JOB #:	10194-67.065
SCALE:	1" = 40'
DATE:	04/15/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

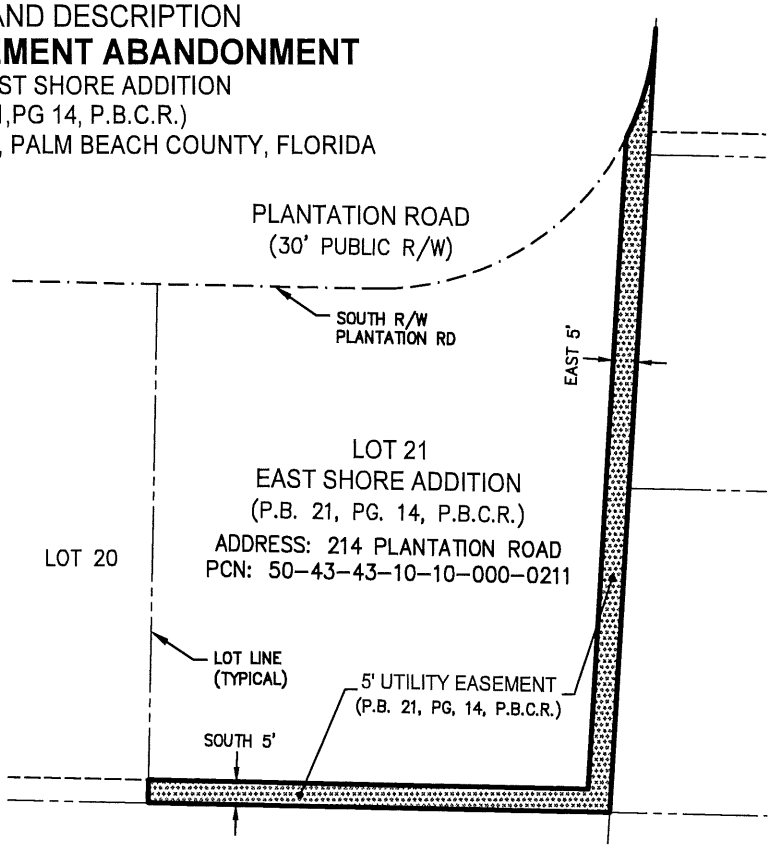
EXHIBIT 10

SKETCH AND DESCRIPTION
5' UTILITY EASEMENT ABANDONMENT
LOT 21, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 5 feet, together with the east 5 feet of Lot 21, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 525 square feet, more or less.





SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 214 Plantation Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
(561) 392-2594 / www.AVIROMSURVEY.com

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JOB #:	10194-67.038
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 11

SKETCH AND DESCRIPTION

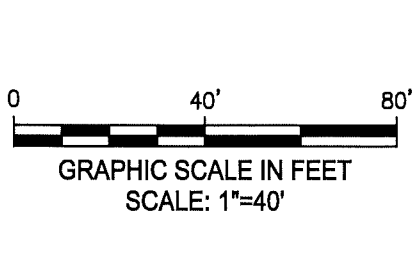
2.5' UTILITY EASEMENT ABANDONMENT

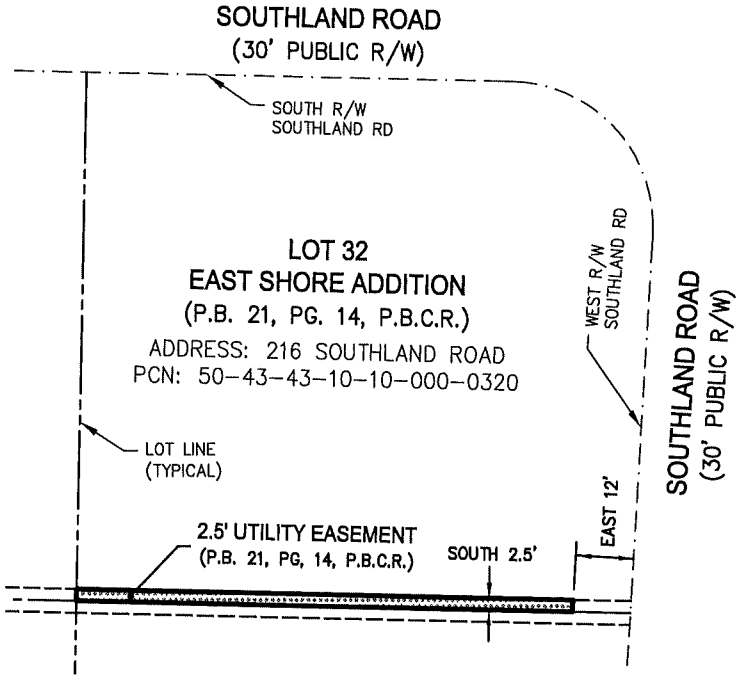
LOT 32, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The south 2.5 feet, less the east 12 feet of Lot 32, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 259 square feet, more or less.





SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 216 Southland Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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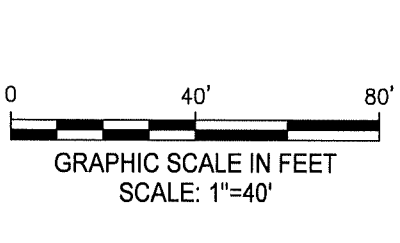
JOB #:	10194-67.039
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. — PG.	---
SHEET:	1 OF 1

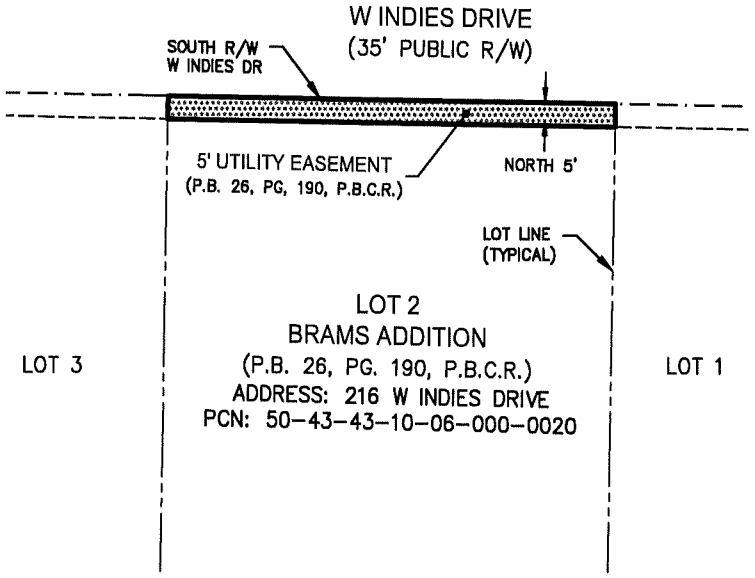
EXHIBIT 12

SKETCH AND DESCRIPTION
5' UTILITY EASEMENT ABANDONMENT
LOT 2, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 5 feet of Lot 2, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 485 square feet, more or less.





SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 216 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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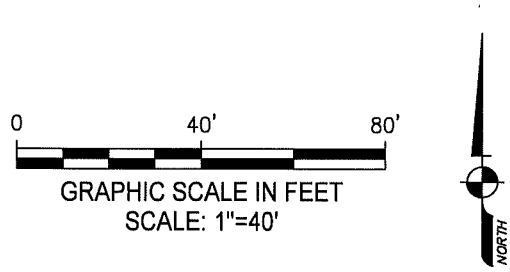
JOB #:	10194-67.050
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

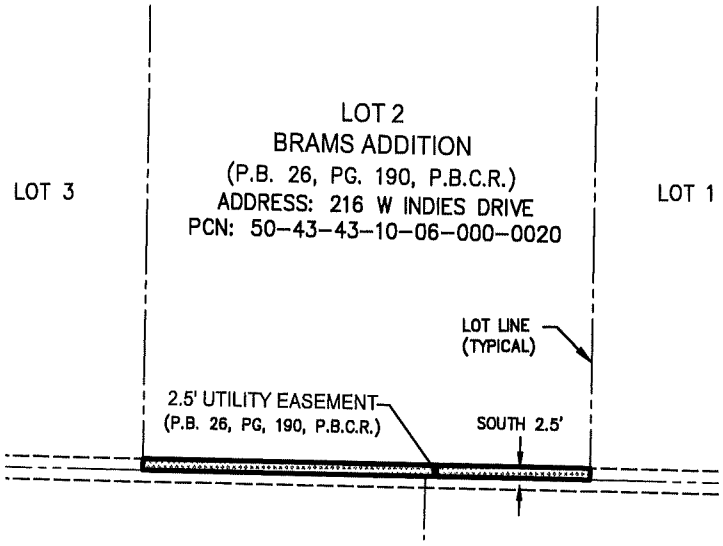
EXHIBIT 13

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 2, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lot 2, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 243 square feet, more or less.





SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 216 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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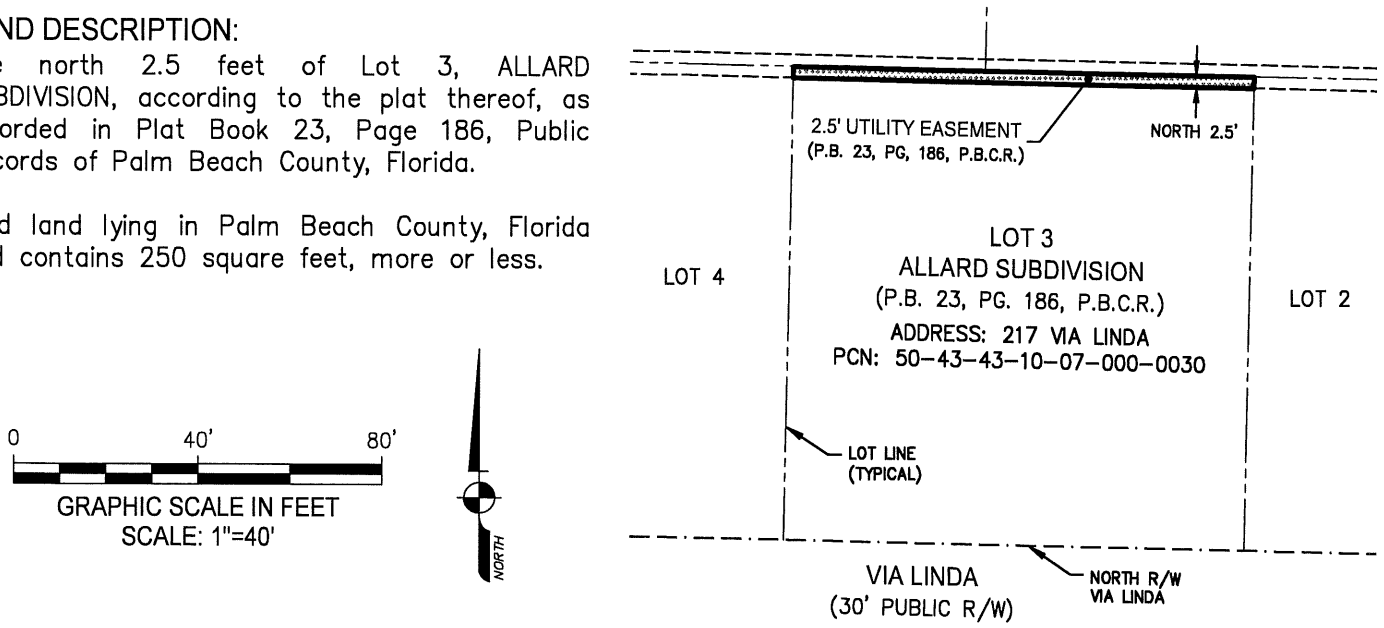
JOB #:	10194-67.049
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 14

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 3, ALLARD SUBDIVISION
(P.B. 23,PG 186, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 2.5 feet of Lot 3, ALLARD SUBDIVISION, according to the plat thereof, as recorded in Plat Book 23, Page 186, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.



GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 217 Via Linda, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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JOB #:	10194-67.046
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 15

SKETCH AND DESCRIPTION

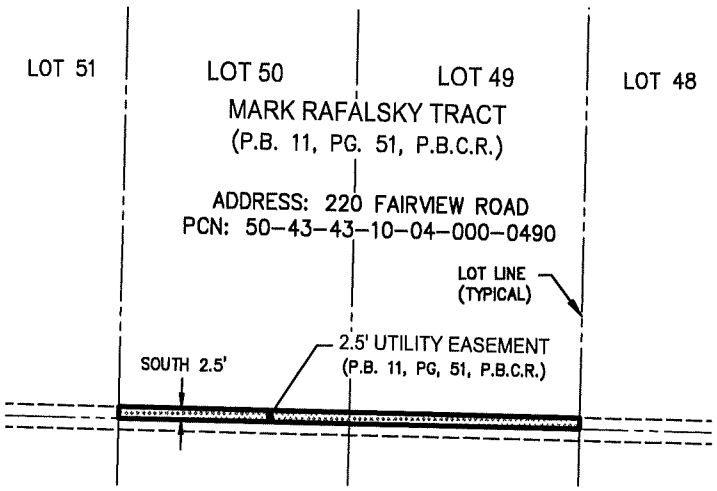
2.5' UTILITY EASEMENT ABANDONMENT

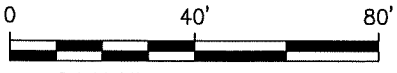
LOTS 49 AND 50, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The south 2.5 feet of Lots 49 and 50, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 220 Fairview Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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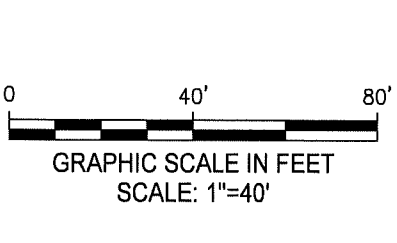
JOB #:	10194-67.084
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

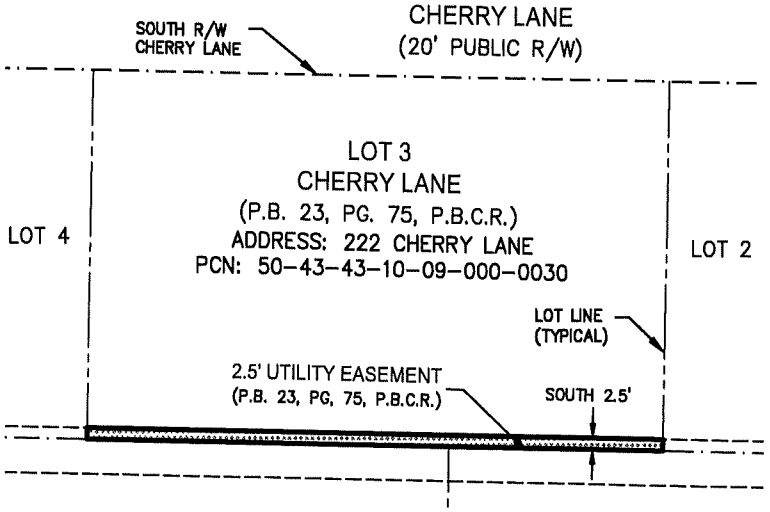
EXHIBIT 16

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 3, CHERRY LANE
(P.B. 23,PG 75, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lot 3, CHERRY LANE, according to the plat thereof, as recorded in Plat Book 23, Page 75, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 312 square feet, more or less.





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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 222 Cherry Lane, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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JOB #:	10194-67.066
SCALE:	1" = 40'
DATE:	04/15/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 17

SKETCH AND DESCRIPTION

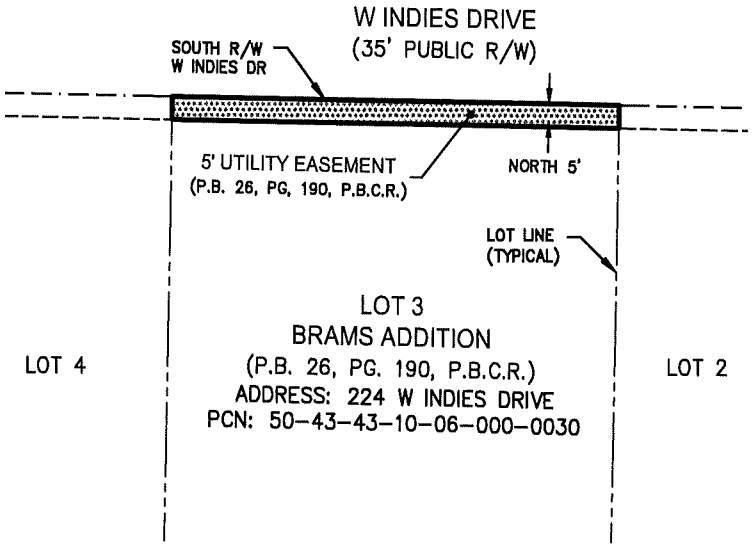
5' UTILITY EASEMENT ABANDONMENT

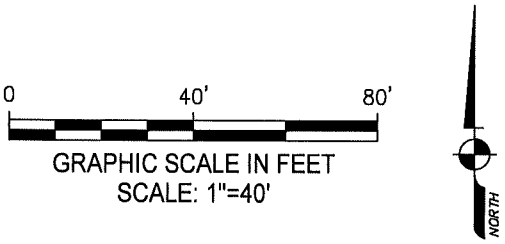
LOT 3, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The north 5 feet of Lot 3, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 485 square feet, more or less.





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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 224 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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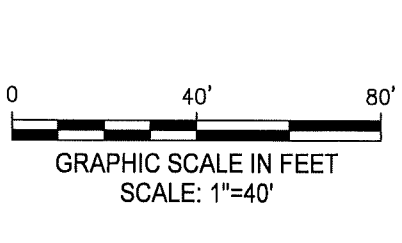
JOB #:	10194-67.047
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

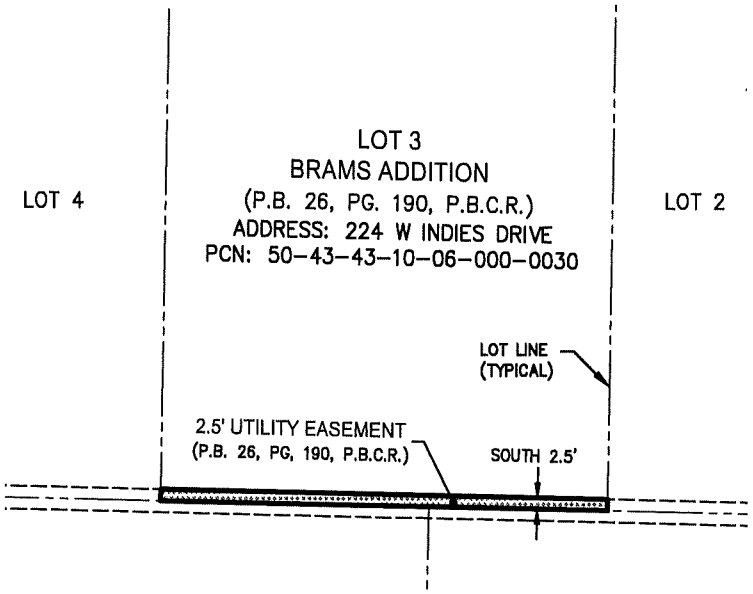
EXHIBIT 18

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 3, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lot 3, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 243 square feet, more or less.





SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 224 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
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(561) 392-2594 / www.AVIROMSURVEY.com

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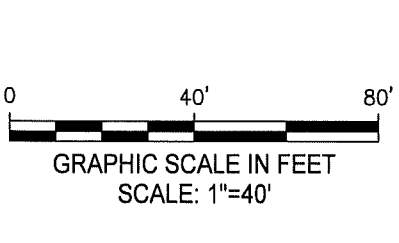
JOB #:	10194-67.048
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

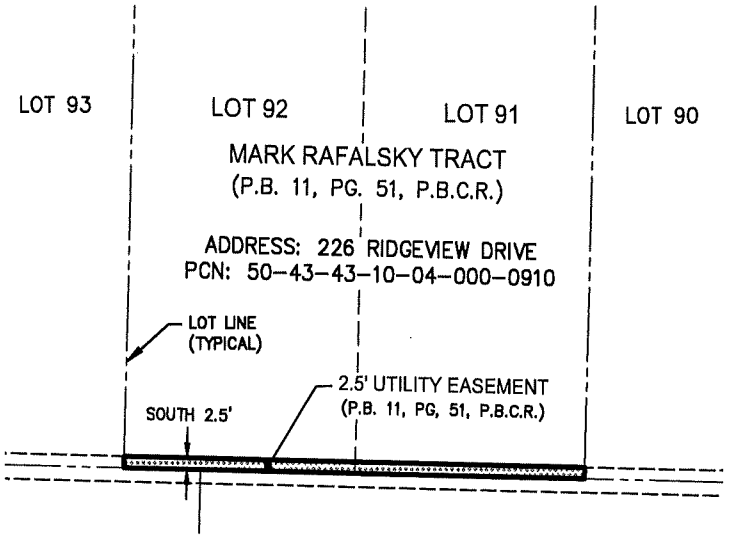
EXHIBIT 19

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOTS 91 AND 92, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lots 91 and 92, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 226 Ridgeview Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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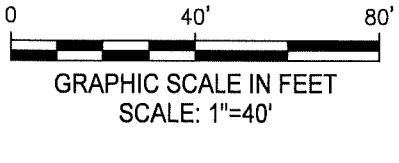
JOB #:	10194-67.077
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 20

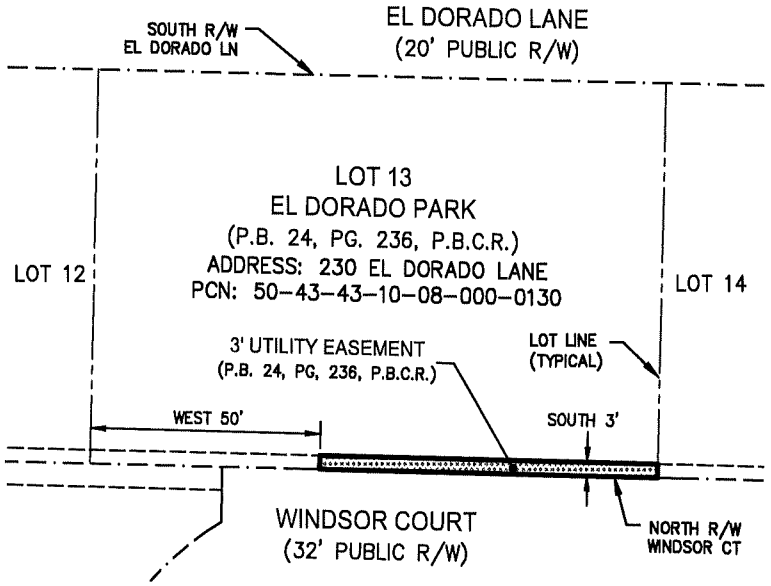
SKETCH AND DESCRIPTION
3' UTILITY EASEMENT ABANDONMENT
LOT 13, EL DORADO PARK
(P.B. 24,PG 236, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 3 feet, less the west 50 feet of Lot 13, EL DORADO PARK, according to the plat thereof, as recorded in Plat Book 24, Page 236 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 220 square feet, more or less.



GRAPHIC SCALE IN FEET
SCALE: 1"=40'



SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 230 El Dorado Lane, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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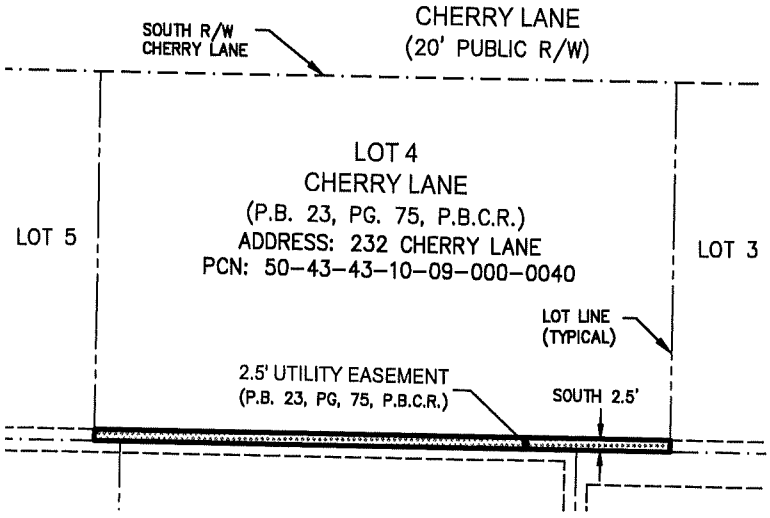
JOB #:	10194-67.067
SCALE:	1" = 40'
DATE:	04/15/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

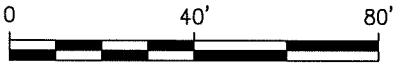
EXHIBIT 21

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 4, CHERRY LANE
(P.B. 23,PG 75, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lot 4, CHERRY LANE, according to the plat thereof, as recorded in Plat Book 23, Page 75, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 312 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 232 Cherry Lane, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
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L.B. No. 3300

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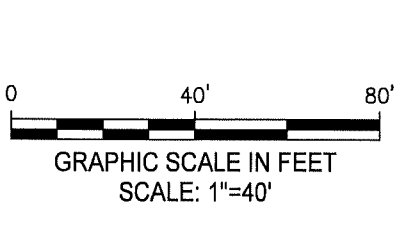
JOB #:	10194-67.062
SCALE:	1" = 40'
DATE:	04/15/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

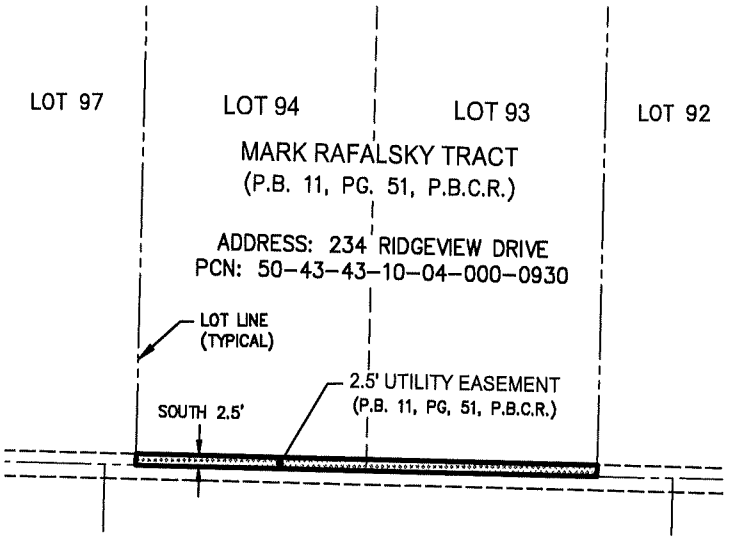
EXHIBIT 22

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOTS 93 AND 94, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lots 93 and 94, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 234 Ridgeview Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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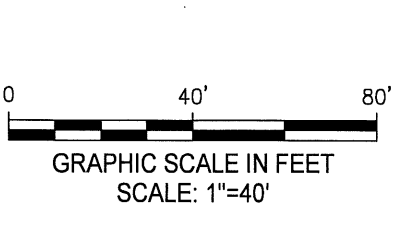
JOB #:	10194-67.076
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

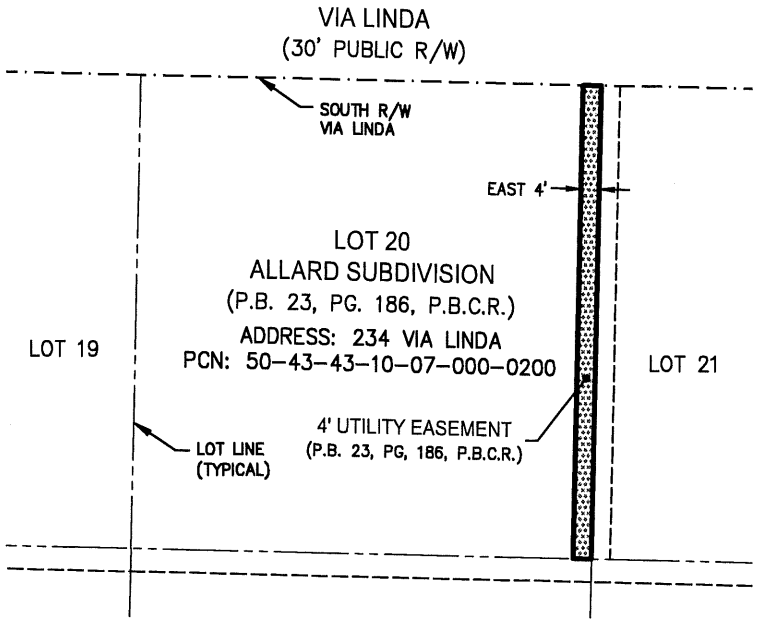
EXHIBIT 23

SKETCH AND DESCRIPTION
4' UTILITY EASEMENT ABANDONMENT
LOT 20, ALLARD SUBDIVISION
(P.B. 23,PG 186, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The east 4 feet of Lot 20, ALLARD SUBDIVISION, according to the plat thereof, as recorded in Plat Book 23, Page 186, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 410 square feet, more or less.





SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 234 Via Linda, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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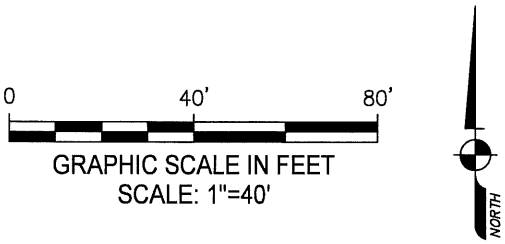
JOB #:	10194-67.040
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

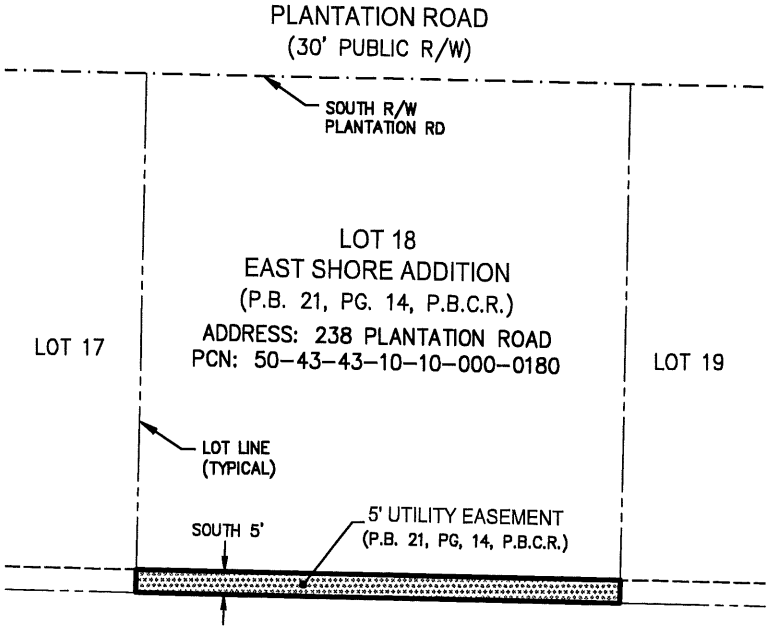
EXHIBIT 24

SKETCH AND DESCRIPTION
5' UTILITY EASEMENT ABANDONMENT
LOT 18, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 5 feet of Lot 18, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 525 square feet, more or less.





SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 238 Plantation Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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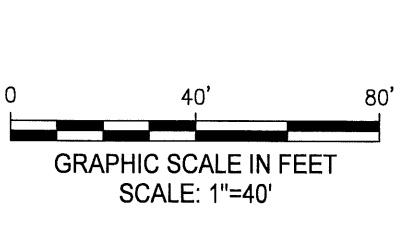
JOB #:	10194-67.037
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

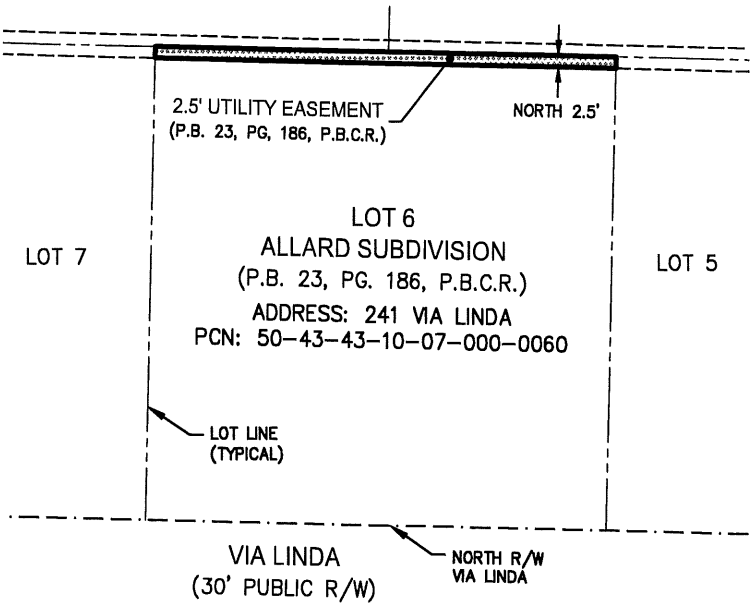
EXHIBIT 25

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 6, ALLARD SUBDIVISION
(P.B. 23,PG 186, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 2.5 feet of Lot 6, ALLARD SUBDIVISION, according to the plat thereof, as recorded in Plat Book 23, Page 186, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 241 Via Linda, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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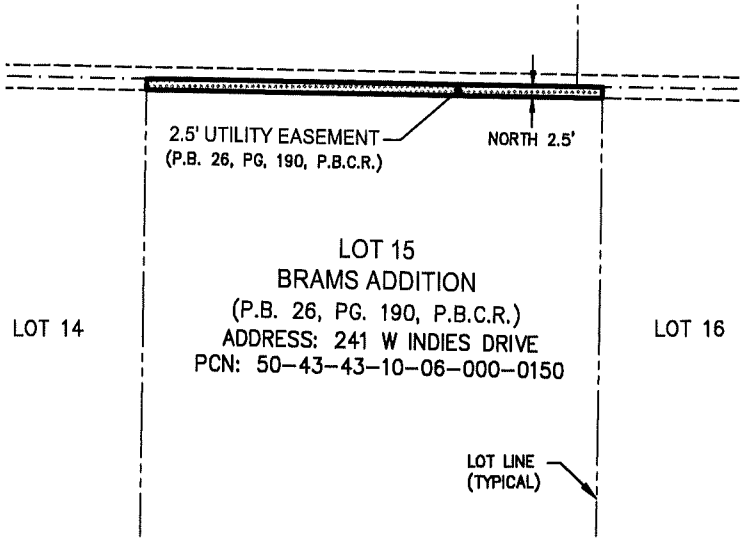
JOB #:	10194-67.043
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

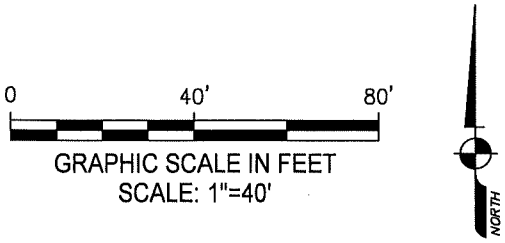
EXHIBIT 26

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 15, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 2.5 feet of Lot 15, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 247 square feet, more or less.





SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 241 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
(561) 392-2594 / www.AVIROMSURVEY.com

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JOB #:	10194-67.061
SCALE:	1" = 40'
DATE:	04/14/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 27

SKETCH AND DESCRIPTION

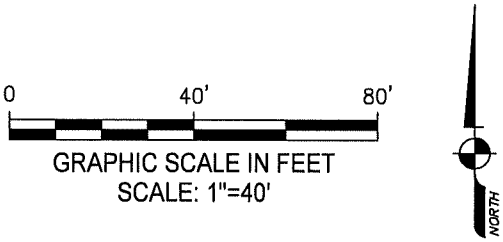
5' UTILITY EASEMENT ABANDONMENT

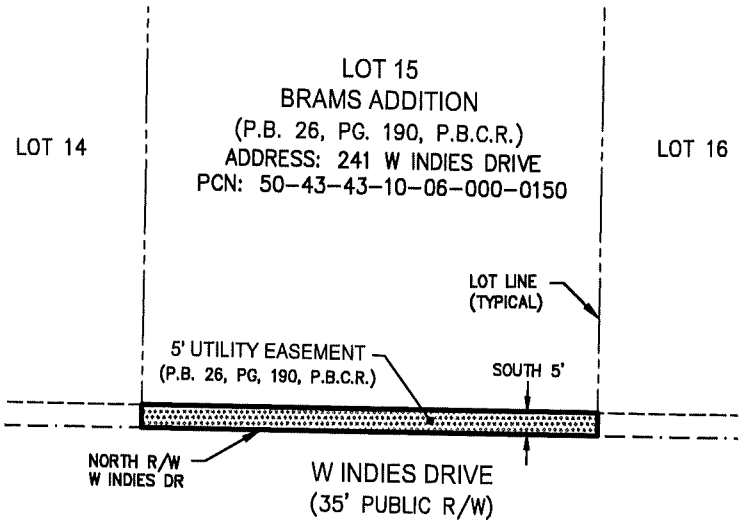
LOT 15, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The south 5 feet of Lot 15, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 495 square feet, more or less.





SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 241 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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JOB #:	10194-67.053
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 28

SKETCH AND DESCRIPTION

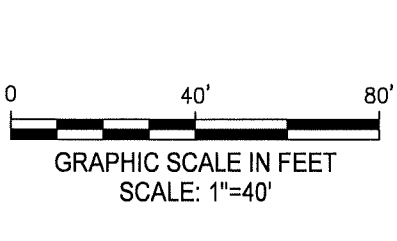
2.5' UTILITY EASEMENT ABANDONMENT

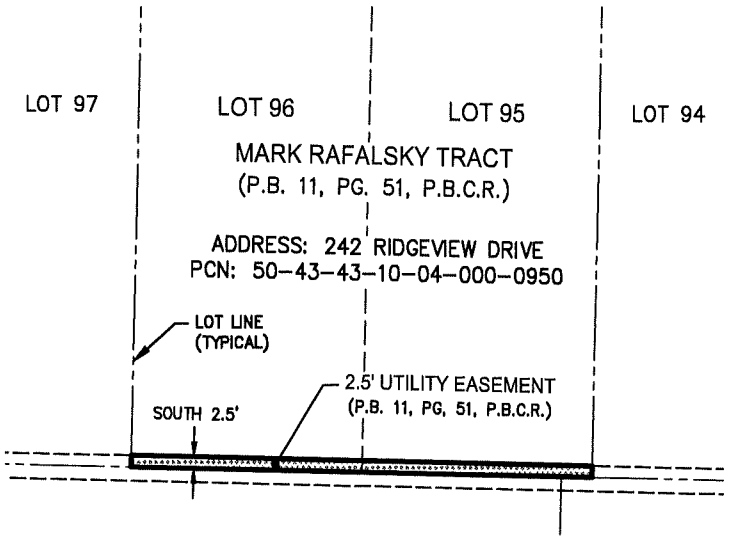
LOTS 95 AND 96, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The south 2.5 feet of Lots 95 and 96, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 242 Ridgeview Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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JOB #:	10194-67.075
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 29

SKETCH AND DESCRIPTION

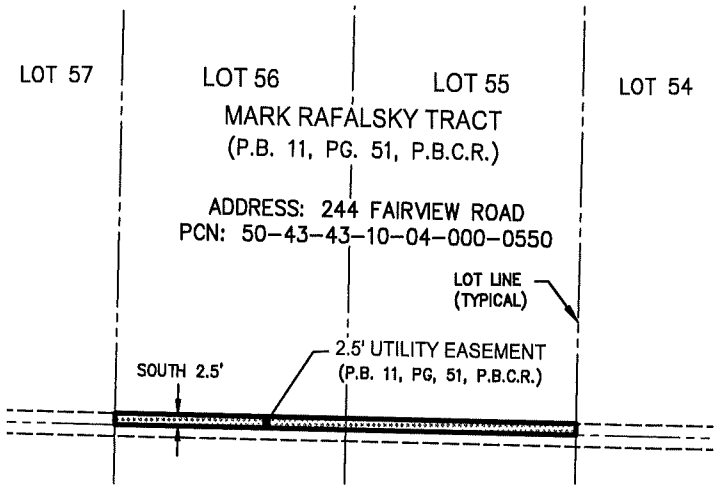
2.5' UTILITY EASEMENT ABANDONMENT

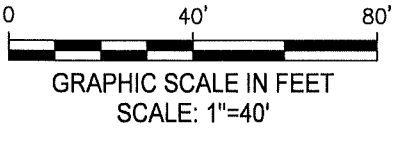
LOTS 55 AND 56, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The south 2.5 feet of Lots 55 and 56, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 244 Fairview Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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SURVEYING & MAPPING
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JOB #:	10194-67.083
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

CFN 20210298161
OR BK 32627 PG 194
RECORDED 06/25/2021 13:14:56
Palm Beach County, Florida
AMT 1.00
DEED DOC 0.70
Joseph Abruzzo
Clerk
Pgs 0194-0196; (3Pgs)

COVER PAGE UNDERGROUND EASEMENT

(244 Plantation Road - Palm Beach, FL)

RECORD AND RETURN TO:
LYNNE MENNITI
TOWN OF PALM BEACH
951 OKEECHOBEE ROAD, STE. A
WEST PALM BEACH, FL 33401

CFN 20210298161
BOOK 32627 PAGE 195
2 OF 3

Work Request No. 8910750 **UNDERGROUND EASEMENT (INDIVIDUAL)**

Sec.____, Twp__ S, Rge___E

Parcel I.D. 50-43-43-10-10-000-0170
(Maintained by County Appraiser)

This Instrument Prepared By
Town of Palm Beach
360 S. County Rd.
Palm Beach, FL 33480

Reserved for Circuit Court

The undersigned, in consideration of the payment of $1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company ("FPL"), Bellsouth Telecommunications, LLC, Comcast Corporation, and the Town of Palm Beach, together with the affiliates, licensees, agents, successors, and assigns of the above named entities, a non-exclusive easement forever for the construction, operation and maintenance of underground electric utility, communications, and cable distribution facilities (including cables, conduits, appurtenant equipment, and appurtenant above ground equipment) 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 described as follows:

See Exhibit "A" ("Easement Area")

Together with the right to permit any other person, firm, or corporation on behalf of the above named entities, and their affiliates, licensees, agents, successors, and assigns, to attach or place wires to or within any facilities hereunder and lay cable and conduit within the easement area and to operate the same for communications purposes; the right of ingress and egress to the Easement Area at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Area the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Area, which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the Easement Area, over, along, under, and across the roads, streets or highways adjoining or through said Easement Area.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on_____, 2021.

WITNESSES:

Kristen Vaccarelli

Print Name: Kristen Vaccarelli

Michael Fueda

Print Name: Michael Fieda

BROWN BROTHERS HARRIMAN TRUST COMPANY, N.A., as Trustee of the SUZANNE S. BORLAND MARITAL TRUST under the JOHN J. BORLAND QUALIFIED PERSONAL RESIDENCE TRUST dated February 9, 2012

By: _____
Steven C. Vaccarelli
Vice President

STATE OF NEW YORK)
) ss:
COUNTY OF ~~NEW YORK~~ Suffolk)

The foregoing instrument was acknowledged before me by means of ☑ physical presence or ☐ online notarization this 16th day of June, 2021, by Steven C. Vaccarelli, Vice President of BROWN BROTHERS HARRIMAN TRUST COMPANY, N.A., as Trustee of the SUZANNE S. BORLAND MARITAL TRUST under the JOHN J. BORLAND QUALIFIED PERSONAL RESIDENCE TRUST dated February 9, 2012, on behalf of the trust. The aforementioned person ☐ is personally known to me or ☑ has produced NY Drivers License as identification.

Eleonora Giaccone
Notary Public - State of New York
NO. 01GI6298294
Qualifed in Suffolk County
My Commission Expires March, 10 2022
(Notary seal)

Print Name: Eleonora Giaccone
Notary Public, State of New York
My Commission No. 01GI6298294
My Commission expires: 03/10/2022

ACTIVE:13387346.1
05/27/21 4:33PM

EXHIBIT 30

SKETCH AND DESCRIPTION
UTILITY EASEMENT

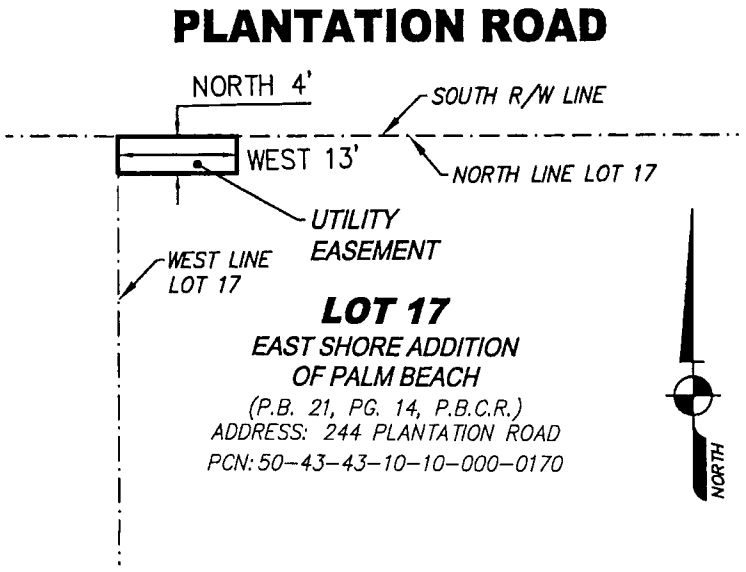
PORTION OF LOT 17, EAST SHORE ADDITION OF PALM BEACH
(P.B. 21, PG. 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The north 4 feet of the west 13 feet of Lot 17, EAST SHORE ADDITION TO PALM BEACH, according to the Plat thereof as recorded in Plat Book 21, Page 14, of the Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 52 square feet, more or less.

0 20 40
GRAPHIC SCALE IN FEET
1"=20'



SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida licensed surveyor and mapper.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Abbreviation Legend: L.B. = Licensed Business; P.B. = Plat Book; P.B.C.R. = Palm Beach County Records; PCN = Parcel Control Number; PG. = Page; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way; U.E. = Utility Easement.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

Date: 5/21/2021

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
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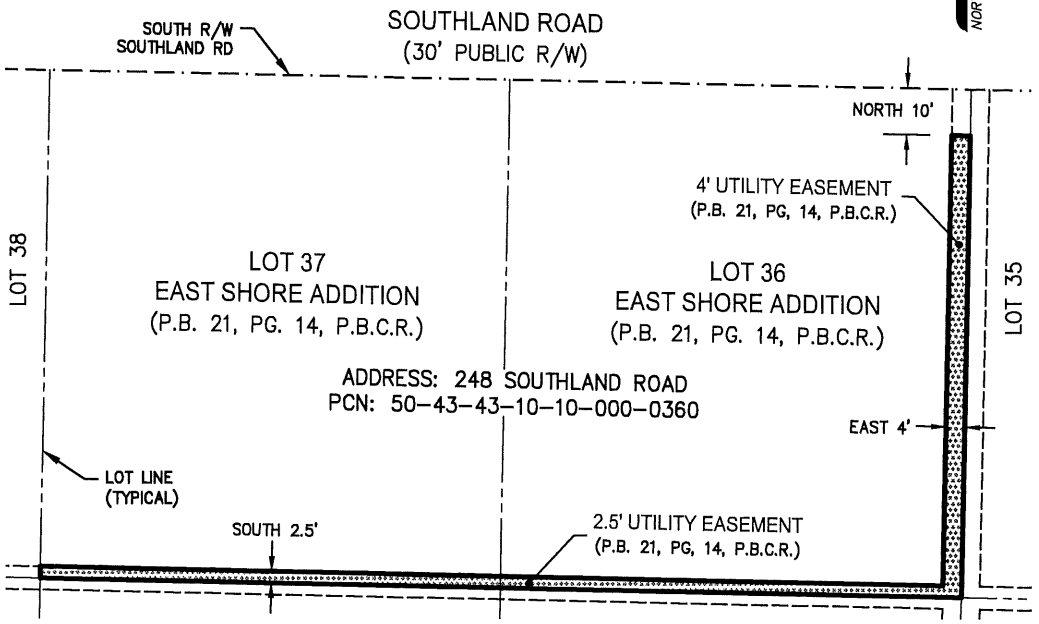
JOB #:	10194-4.487
SCALE:	1" = 20'
DATE:	05/21/2021
BY:	M.J.A.
CHECKED:	D.E.B.
F.B. —	PG. —
SHEET:	1 OF 1

EXHIBIT 31

SKETCH AND DESCRIPTION
UTILITY EASEMENT ABANDONMENT
LOTS 37 AND 36, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet and the east 4 feet, less the north 10 feet of Lot 36, together with the south 2.5 feet of Lot 37, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 890 square feet, more or less.



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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 248 Southland Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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0 40' 80'
GRAPHIC SCALE IN FEET
SCALE: 1"=40'

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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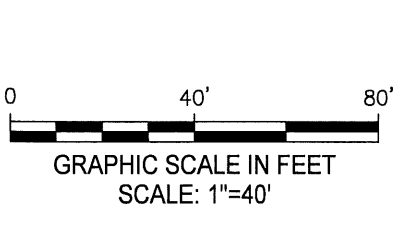
JOB #:	10194-67.035
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

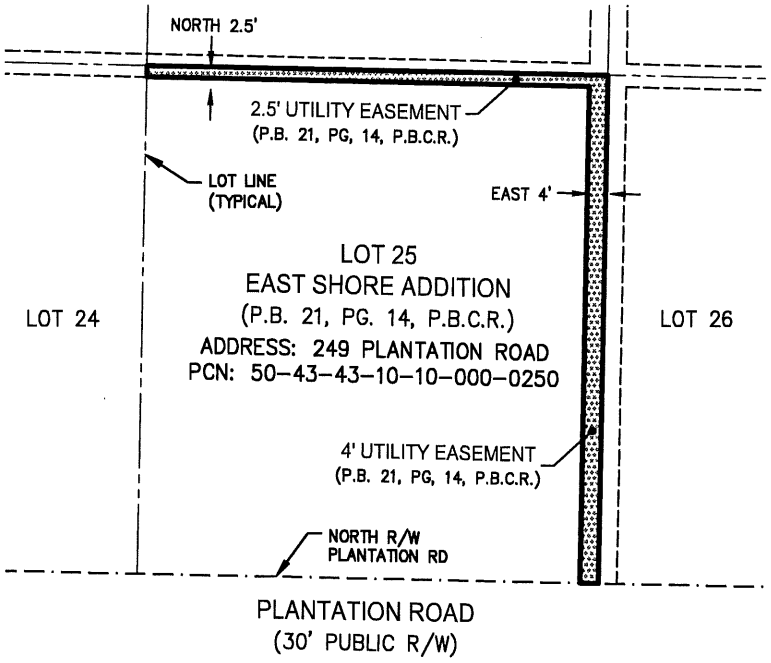
EXHIBIT 32

SKETCH AND DESCRIPTION
UTILITY EASEMENTS ABANDONMENT
LOT 25, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 2.5 feet, together with the east 4 feet of Lot 25, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 680 square feet, more or less.





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4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
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6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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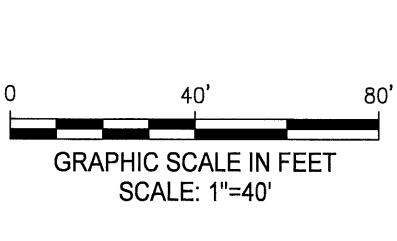
JOB #:	10194-67.036
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

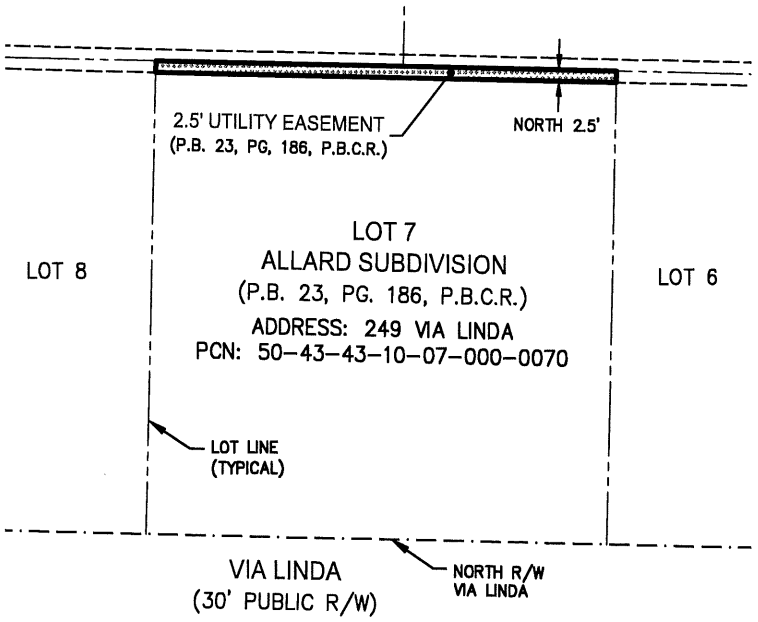
EXHIBIT 33

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 7, ALLARD SUBDIVISION
(P.B. 23,PG 186, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 2.5 feet of Lot 7, ALLARD SUBDIVISION, according to the plat thereof, as recorded in Plat Book 23, Page 186, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 249 Via Linda, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
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(561) 392-2594 / www.AVIROMSURVEY.com

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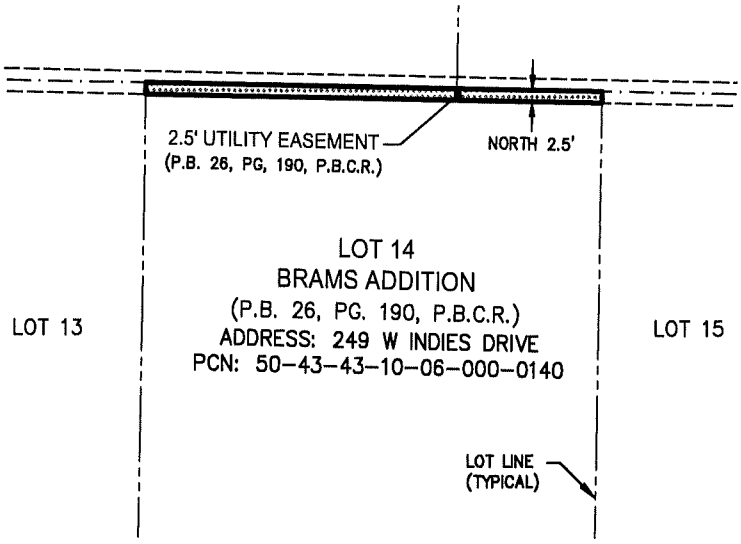
JOB #:	10194-67.042
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

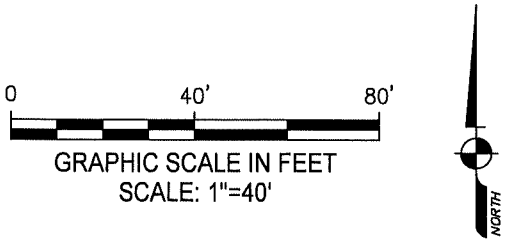
EXHIBIT 34

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 14, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 2.5 feet of Lot 14, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 247 square feet, more or less.





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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 249 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
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L.B. No. 3300

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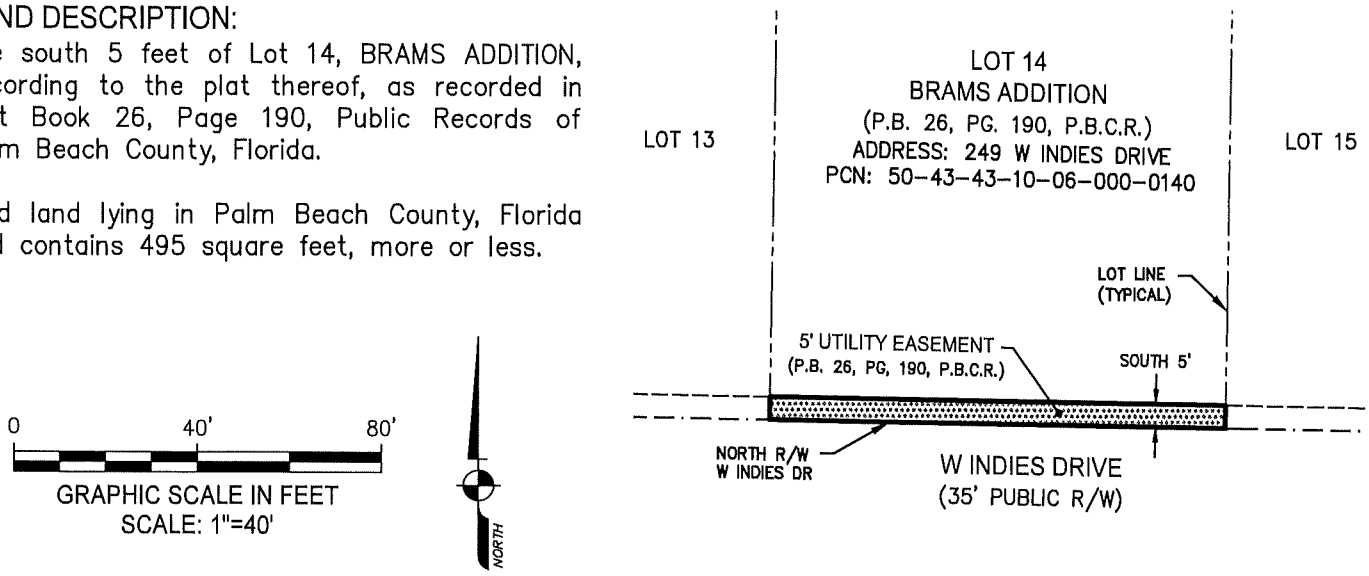
JOB #:	10194-67.060
SCALE:	1" = 40'
DATE:	04/14/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 35

SKETCH AND DESCRIPTION
5' UTILITY EASEMENT ABANDONMENT
LOT 14, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 5 feet of Lot 14, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 495 square feet, more or less.



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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 249 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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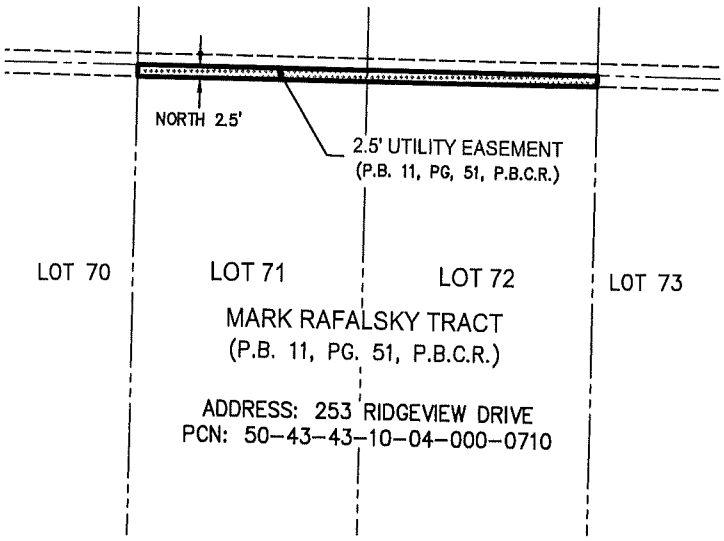
JOB #:	10194-67.052
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

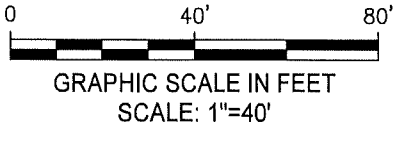
EXHIBIT 36

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOTS 71 AND 72, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 2.5 feet of Lots 71 and 72, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 253 Ridgeview Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS	
1. CORRECTED ADDRESS	JAS 4/28/26

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JOB #:	10194-67.073
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 37

SKETCH AND DESCRIPTION

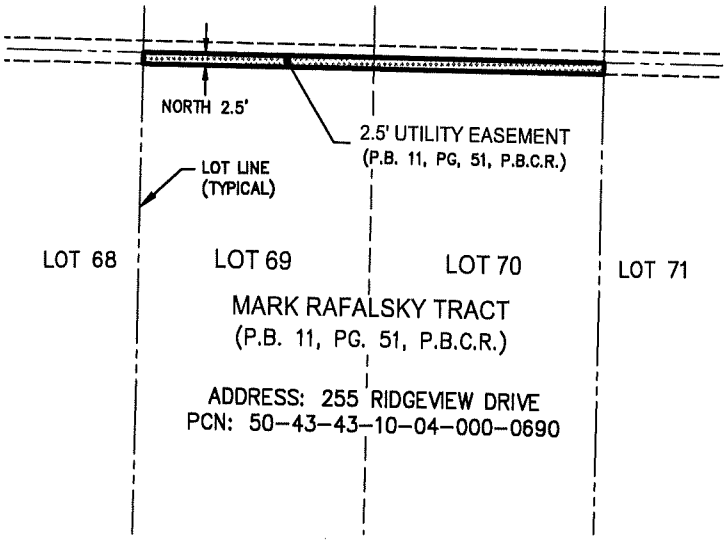
2.5' UTILITY EASEMENT ABANDONMENT

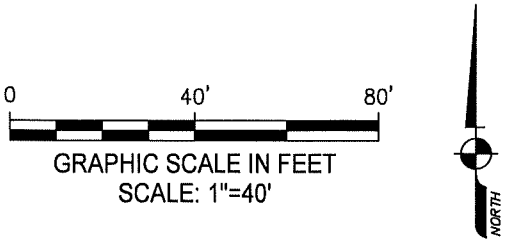
LOTS 69 AND 70, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The north 2.5 feet of Lots 69 and 70, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 255 Ridgeview Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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SURVEYING & MAPPING
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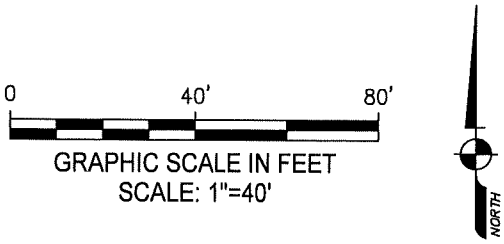
JOB #:	10194-67.072
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

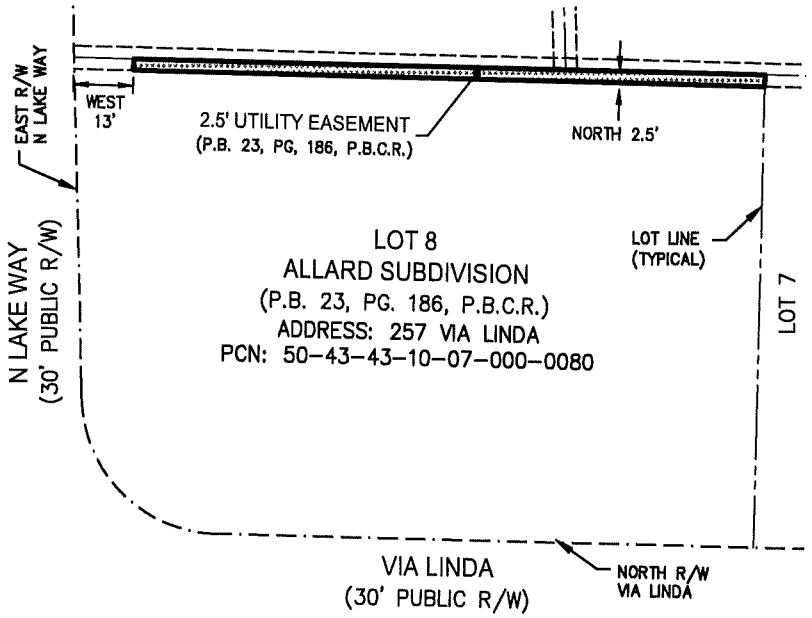
EXHIBIT 38

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 8, ALLARD SUBDIVISION
(P.B. 23,PG 186, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 2.5 feet, less the west 13 feet of Lot 8, ALLARD SUBDIVISION, according to the plat thereof, as recorded in Plat Book 23, Page 186, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 343 square feet, more or less.





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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 257 Via Linda, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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JOB #:	10194-67.041
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 39

SKETCH AND DESCRIPTION

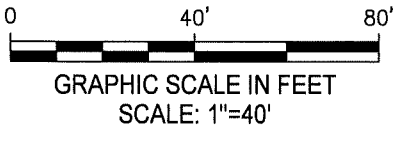
5' UTILITY EASEMENT ABANDONMENT

LOT 13, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

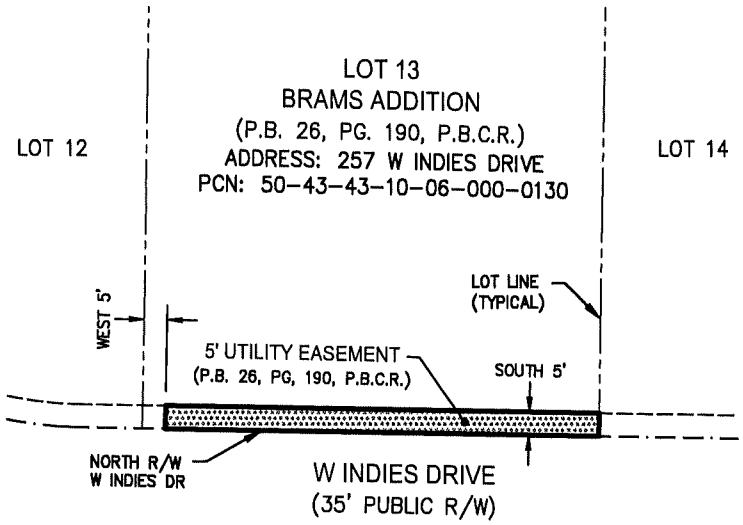
LAND DESCRIPTION:

The south 5 feet, less the west 5 feet of Lot 13, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 470 square feet, more or less.



GRAPHIC SCALE IN FEET
SCALE: 1"=40'



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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 257 W Indies Drive, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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JOB #:	10194-67.051
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 40

SKETCH AND DESCRIPTION

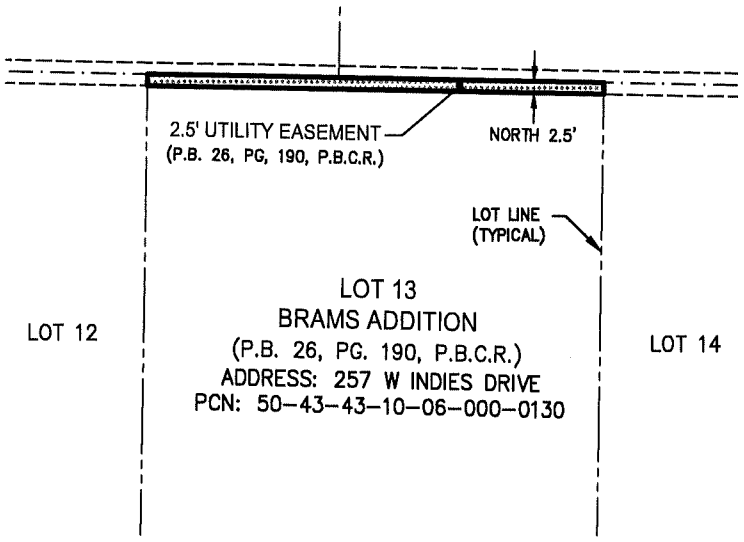
2.5' UTILITY EASEMENT ABANDONMENT

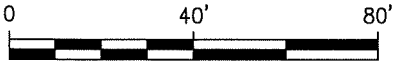
LOT 13, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The north 2.5 feet of Lot 13, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 247 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:

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6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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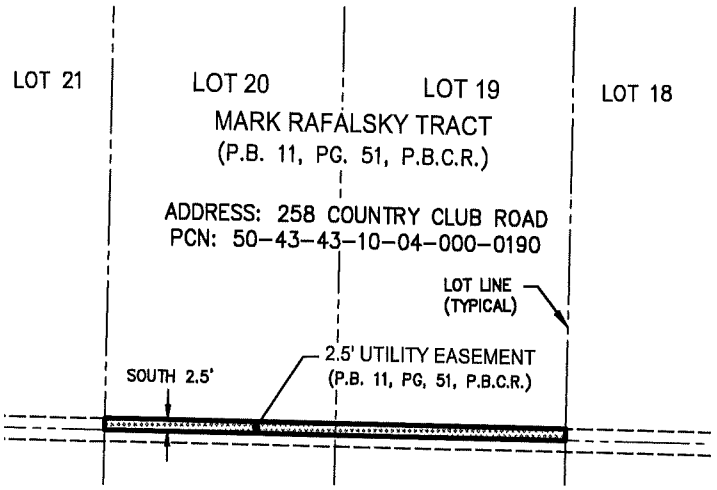
JOB #:	10194-67.059
SCALE:	1" = 40'
DATE:	04/13/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

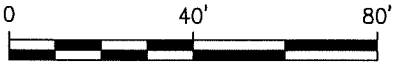
EXHIBIT 41

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOTS 19 AND 20, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lots 19 and 20, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 258 Country Club Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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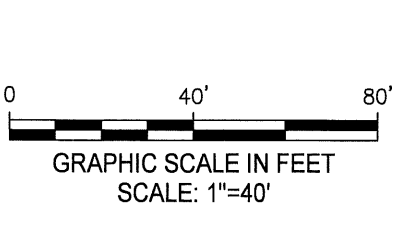
JOB #:	10194-67.085
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

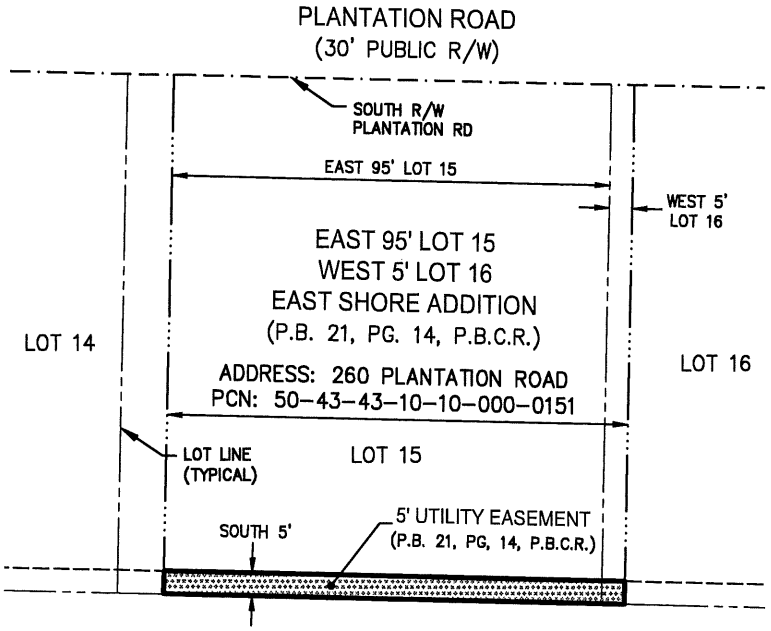
EXHIBIT 42

SKETCH AND DESCRIPTION
5' UTILITY EASEMENT ABANDONMENT
LOTS 15 AND 16, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 5 feet of of the east 95 feet of Lot 15, together with the south 5 feet of the west 5 feet of Lot 16, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 500 square feet, more or less.





SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 260 Plantation Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
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L.B. No. 3300

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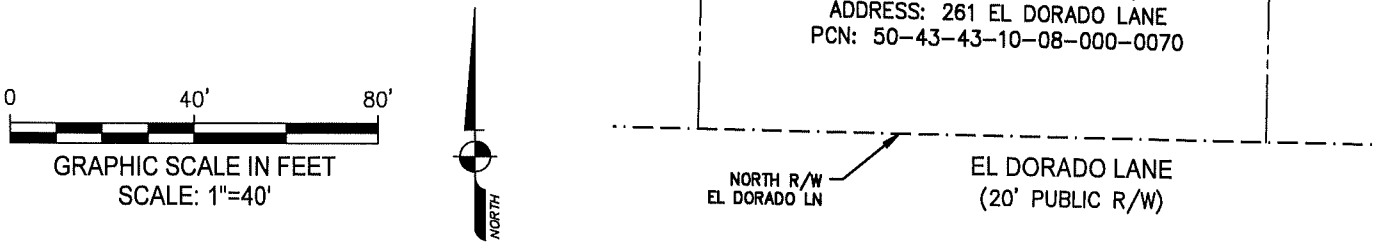
JOB #:	10194-67.032
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 43

SKETCH AND DESCRIPTION
3' UTILITY EASEMENT ABANDONMENT
LOT 7, EL DORADO PARK
(P.B. 24,PG 236, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 3 feet Lot 7, EL DORADO PARK, according to the plat thereof, as recorded in Plat Book 24, Page 236 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 370 square feet, more or less.



GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 261 El Dorado Lane, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
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AVIROM & ASSOCIATES, INC.
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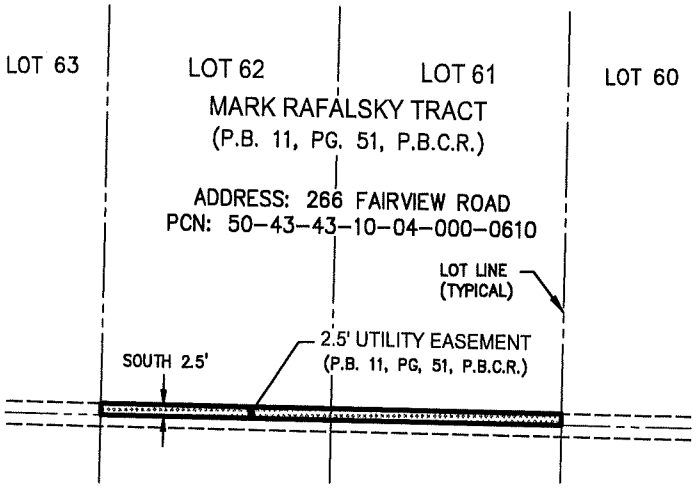
JOB #:	10194-67.071
SCALE:	1" = 40'
DATE:	04/15/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

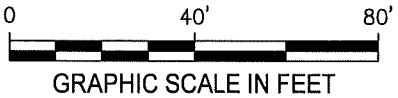
EXHIBIT 44

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOTS 61 AND 62, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lots 61 and 62, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 266 Fairview Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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JOB #:	10194-67.082
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 45

SKETCH AND DESCRIPTION

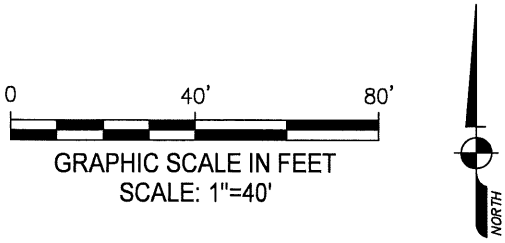
2.5' UTILITY EASEMENT ABANDONMENT

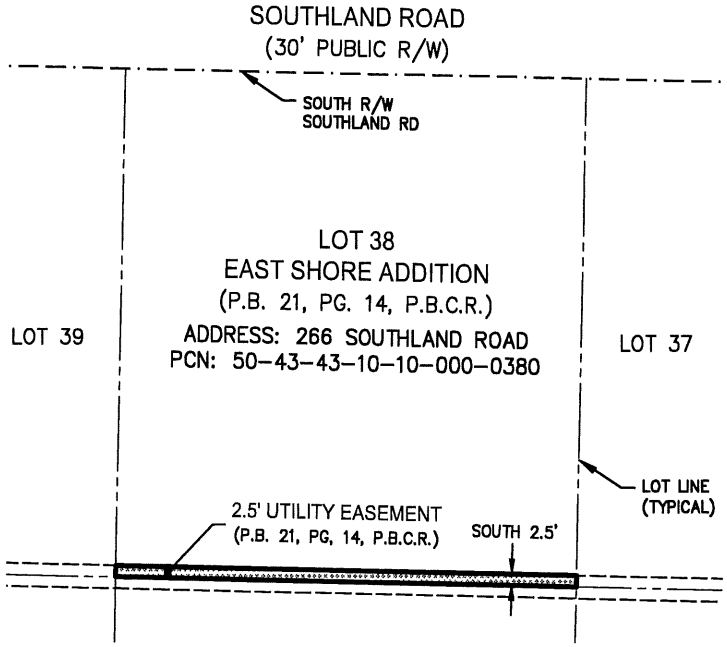
LOT 38, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The south 2.5 feet of Lot 38, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 266 Southland Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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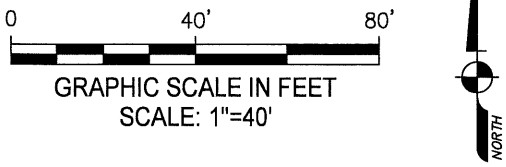
JOB #:	10194-67.034
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

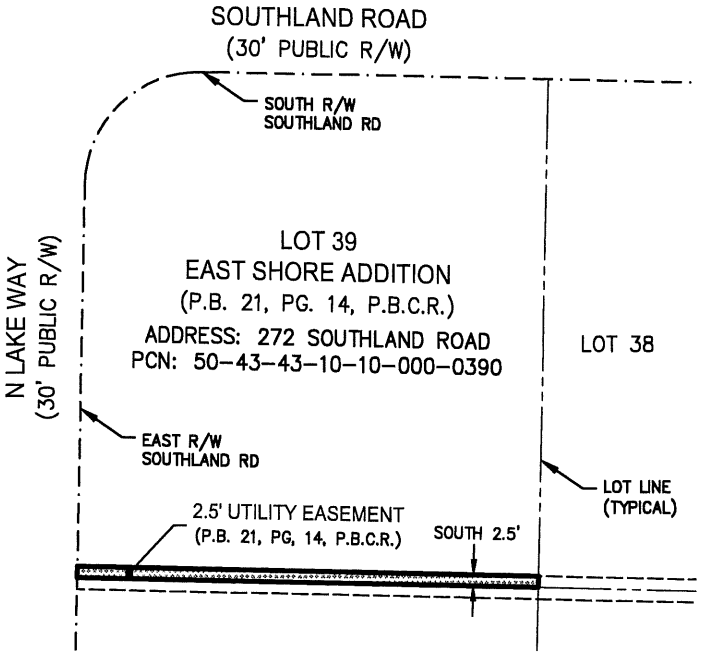
EXHIBIT 46

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 39, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lot 39, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 272 Southland Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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JOB #:	10194-67.033
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 47

SKETCH AND DESCRIPTION

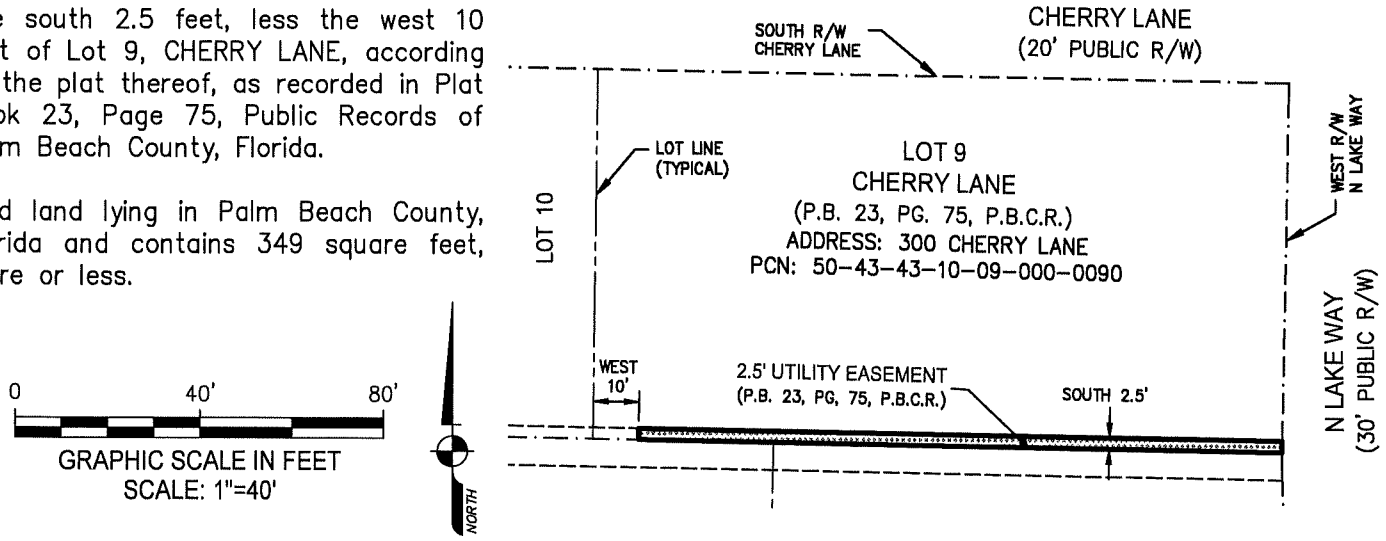
2.5' UTILITY EASEMENT ABANDONMENT

LOT 9, CHERRY LANE
(P.B. 23,PG 75, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:

The south 2.5 feet, less the west 10 feet of Lot 9, CHERRY LANE, according to the plat thereof, as recorded in Plat Book 23, Page 75, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 349 square feet, more or less.



SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 300 Cherry Lane, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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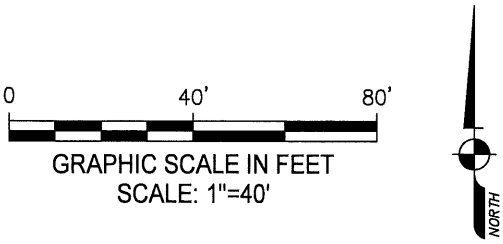
JOB #:	10194-67.058
SCALE:	1" = 40'
DATE:	04/15/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

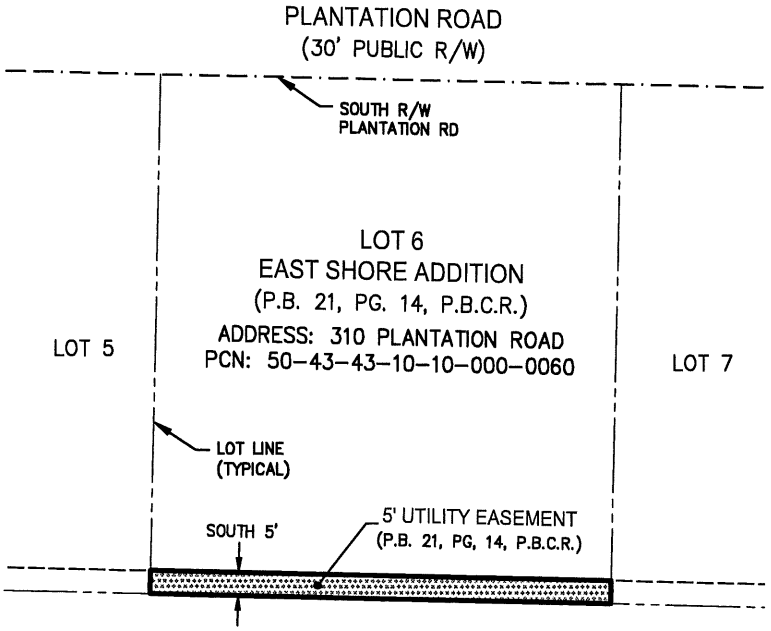
EXHIBIT 48

SKETCH AND DESCRIPTION
5' UTILITY EASEMENT ABANDONMENT
LOT 6, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 5 feet of Lot 6, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 500 square feet, more or less.





SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 310 Plantation Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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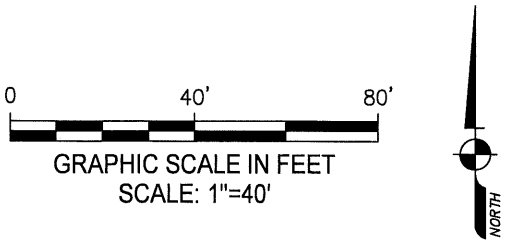
JOB #:	10194-67.031
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

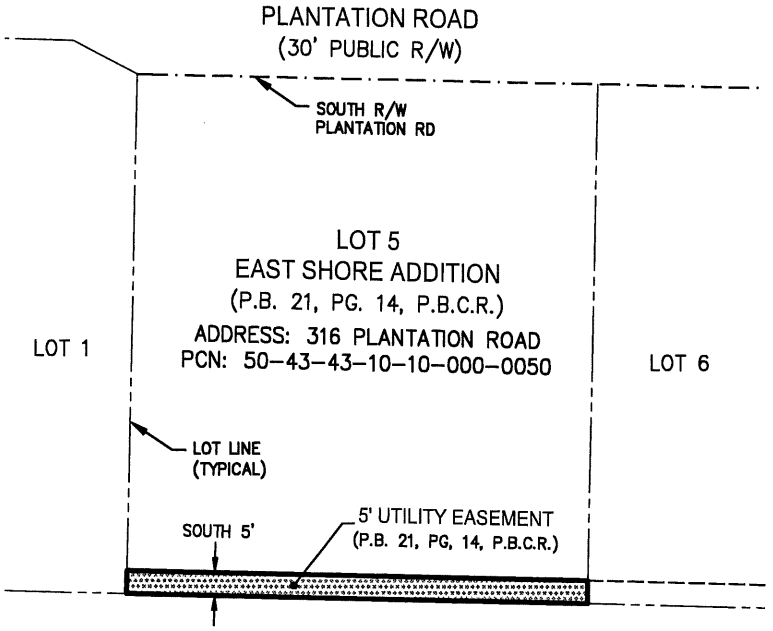
EXHIBIT 49

SKETCH AND DESCRIPTION
5' UTILITY EASEMENT ABANDONMENT
LOT 5, EAST SHORE ADDITION
(P.B. 21,PG 14, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 5 feet of Lot 5, EAST SHORE ADDITION, according to the plat thereof, as recorded in Plat Book 21, Page 14, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 500 square feet, more or less.





SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 316 Plantation Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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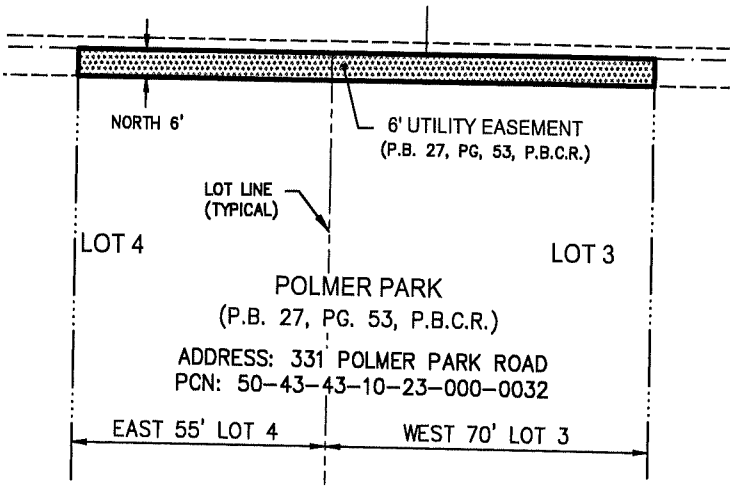
JOB #:	10194-67.030
SCALE:	1" = 40'
DATE:	04/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

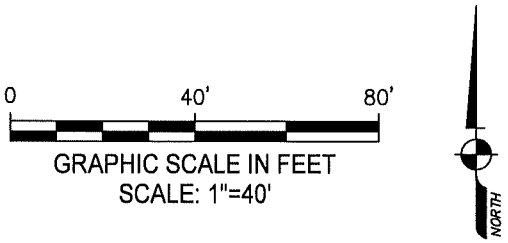
EXHIBIT 50

SKETCH AND DESCRIPTION
6' UTILITY EASEMENT ABANDONMENT
LOTS 3 AND 4, POLMER PARK
(P.B. 27, PG 53, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 6 feet of the west 70 feet of Lot 3, together with the north 6 feet of the east 55 feet of Lot 4, POLMER PARK, according to the plat thereof, as recorded in Plat Book 27, Page 53 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 750 square feet, more or less.





SURVEYOR'S REPORT:
1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 331 Polmer Park Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

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Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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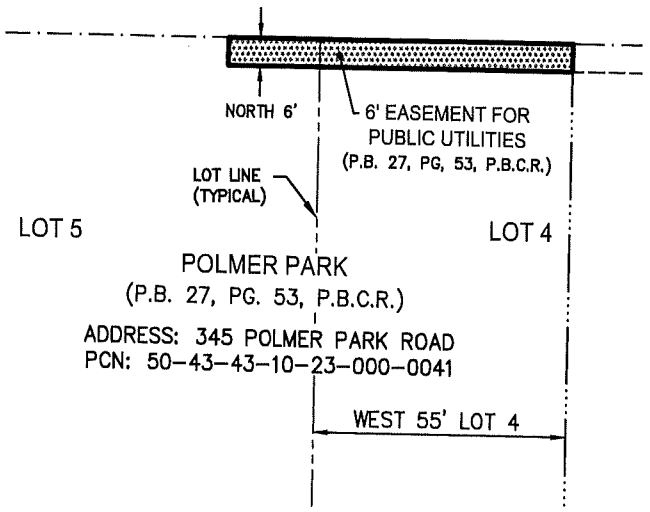
JOB #:	10194-67.057
SCALE:	1" = 40'
DATE:	04/20/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

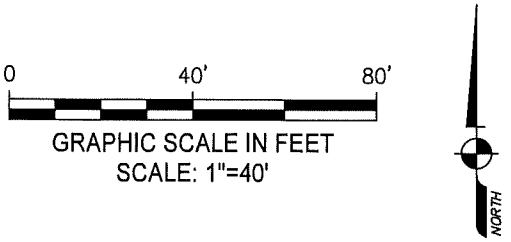
EXHIBIT 51

SKETCH AND DESCRIPTION
6' UTILITY EASEMENT ABANDONMENT
LOTS 4 AND 5, POLMER PARK
(P.B. 27, PG 53, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 6 feet of the west 55 feet of Lot 4, together with, all of that portion of the north 6 feet of Lot 5, lying within the 6 foot Easement for Public Utilities, POLMER PARK, according to the plat thereof, as recorded in Plat Book 27, Page 53 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida.





SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 345 Polmer Park Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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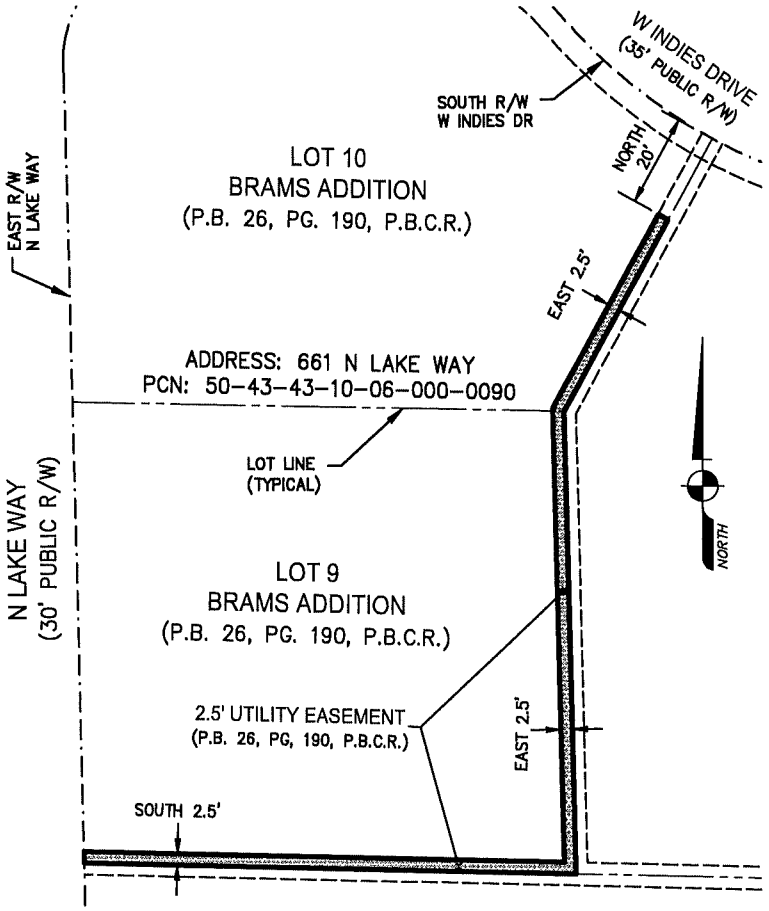
JOB #:	10194-67.056
SCALE:	1" = 40'
DATE:	05/11/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 52

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOTS 9 AND 10, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet and the east 2.5 feet of Lot 9, together with the east 2.5 feet, less the north 20 feet of Lot 10, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 631 square feet, more or less.



SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 661 N Lake Way, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

0 40' 80'
GRAPHIC SCALE IN FEET
SCALE: 1"=40'

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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JOB #:	10194-67.044
SCALE:	1" = 40'
DATE:	04/14/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 53

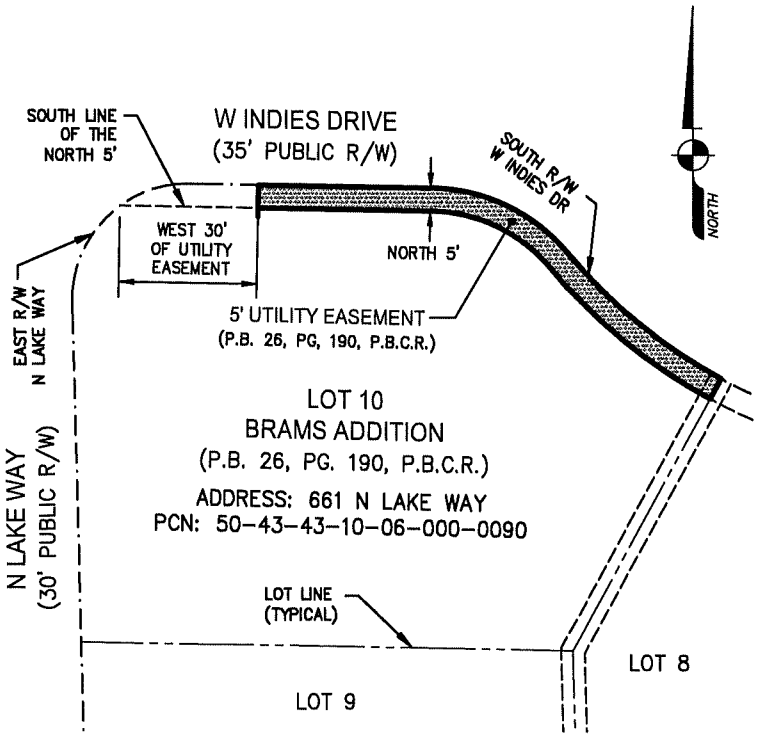
SKETCH AND DESCRIPTION
5' UTILITY EASEMENT ABANDONMENT
LOT 10, BRAMS ADDITION
(P.B. 26,PG 190, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The north 5 feet, of Lot 10, BRAMS ADDITION, according to the plat thereof, as recorded in Plat Book 26, Page 190, Public Records of Palm Beach County, Florida. Less the west 30 feet as measured from the intersection of the south line of the north 5 feet and the east right-of-way line of N Lake Way.

Said land lying in Palm Beach County, Florida and contains 566 square feet, more or less.

0 40' 80'

GRAPHIC SCALE IN FEET
SCALE: 1"=40'



SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 661 N Lake Way, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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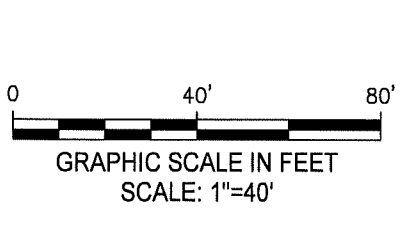
JOB #:	10194-67.045
SCALE:	1" = 40'
DATE:	04/14/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

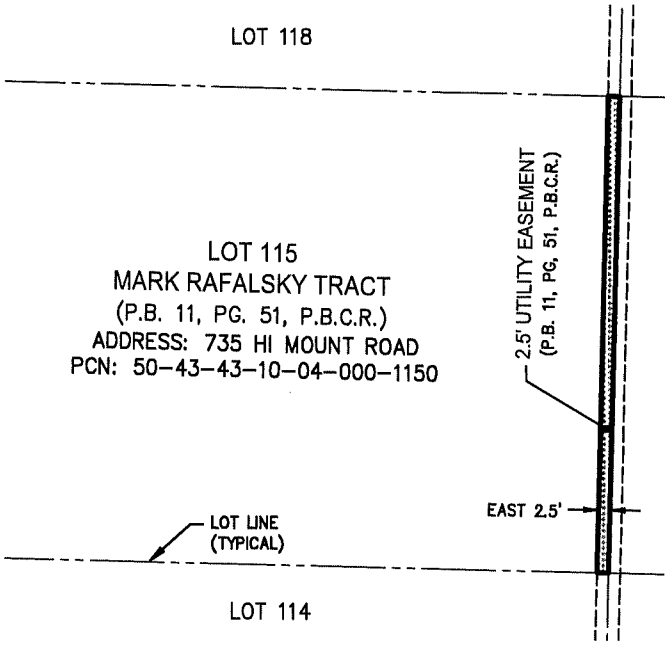
EXHIBIT 54

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOT 115, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The east 2.5 feet of Lot 115, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 258 square feet, more or less.





SURVEYOR'S REPORT:
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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 735 Hi Mount Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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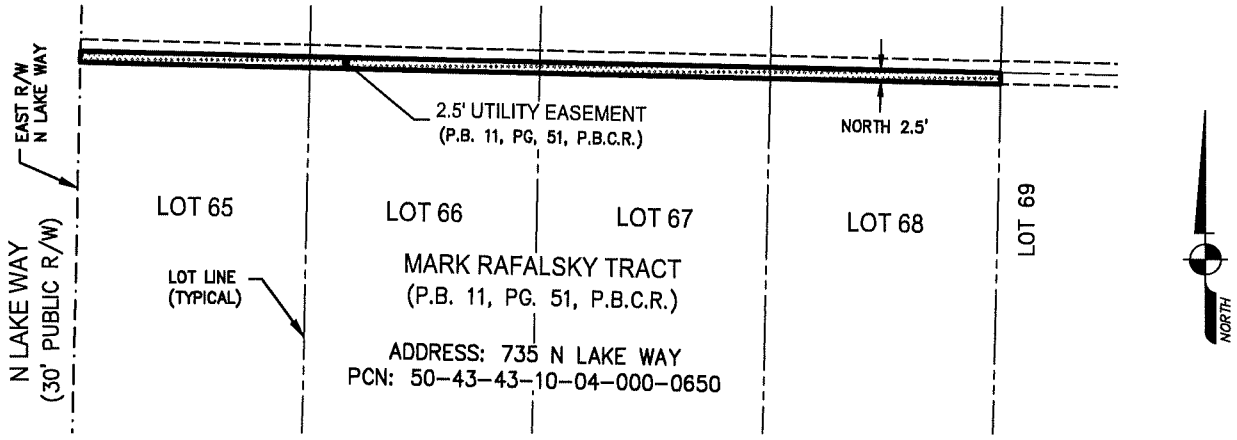
JOB #:	10194-67.079
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 55

SKETCH AND DESCRIPTION

2.5' UTILITY EASEMENT ABANDONMENT

LOTS 65, 66, 67 AND 68, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA



LAND DESCRIPTION:

The north 2.5 feet of Lots 65, 66, 67 and 68, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 500 square feet, more or less.

SURVEYOR'S REPORT:

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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 735 N Lake Way, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

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0 40' 80'

GRAPHIC SCALE IN FEET
SCALE: 1"=40'

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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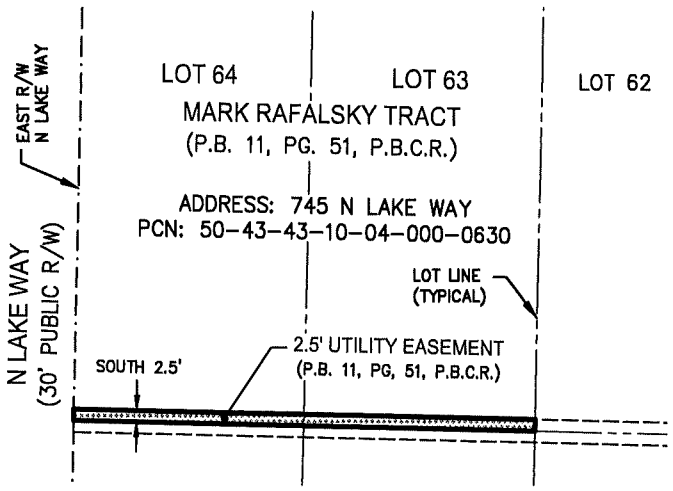
JOB #:	10194-67.074
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

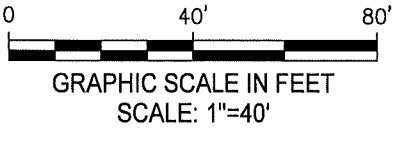
EXHIBIT 56

SKETCH AND DESCRIPTION
2.5' UTILITY EASEMENT ABANDONMENT
LOTS 63 AND 64, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

LAND DESCRIPTION:
The south 2.5 feet of Lots 63 and 64, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 250 square feet, more or less.





GRAPHIC SCALE IN FEET
SCALE: 1"=40'

SURVEYOR'S REPORT:
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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 745 N Lake Way, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:
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MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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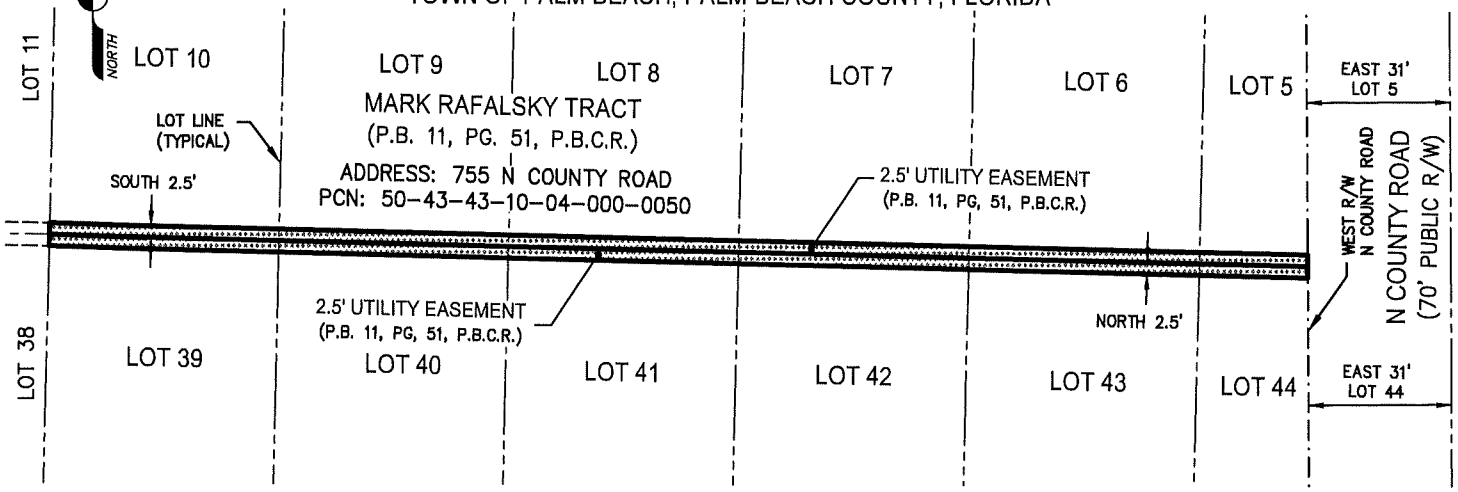
JOB #:	10194-67.081
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 57

SKETCH AND DESCRIPTION

UTILITY EASEMENT ABANDONMENT

LOTS 5 THROUGH 10 AND 39 THROUGH 44, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA



LAND DESCRIPTION:

The south 2.5 feet less the east 31 feet of Lot 5; together with the south 2.5 feet of Lots 6 through 10; together with the north 2.5 feet of Lots 39 through 43; together with the north 2.5 feet of Lot 44, less the east 31 feet, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 1,368 square feet, more or less.

SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 755 N County Road, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

0 40' 80'

GRAPHIC SCALE IN FEET
SCALE: 1"=40'

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
(561) 392-2594 / www.AVIROMSURVEY.com

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JOB #:	10194-67.086
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

EXHIBIT 58

SKETCH AND DESCRIPTION

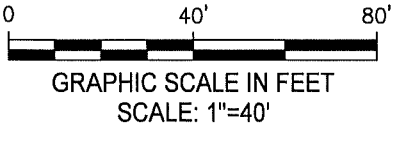
2.5' UTILITY EASEMENT ABANDONMENT

LOT 120, MARK RAFALSKY TRACT
(P.B. 11, PG 51, P.B.C.R.)
TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA

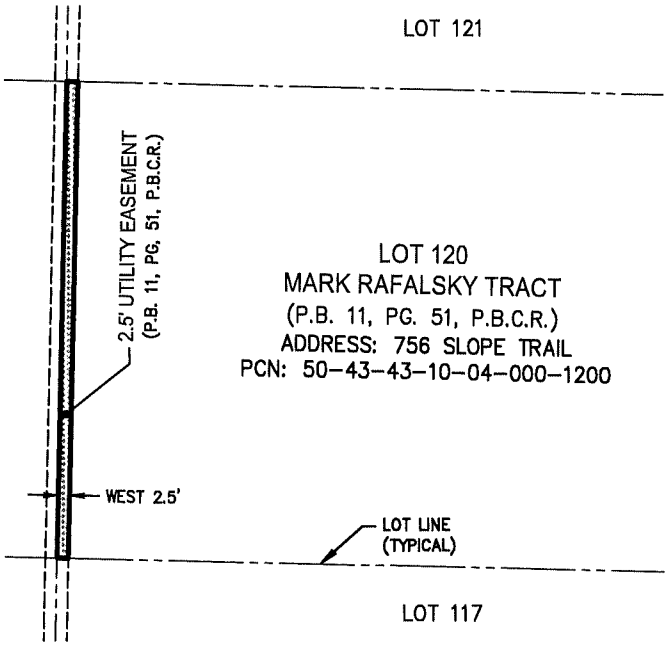
LAND DESCRIPTION:

The west 2.5 feet of Lot 120, MARK RAFALSKY TRACT, according to the plat thereof, as recorded in Plat Book 11, Page 51 Public Records of Palm Beach County, Florida.

Said land lying in Palm Beach County, Florida and contains 258 square feet, more or less.



GRAPHIC SCALE IN FEET
SCALE: 1"=40'



SURVEYOR'S REPORT:

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3. The land description shown hereon was prepared by the Surveyor.
4. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
5. Address: 756 Slope Trail, Palm Beach, FL 33480
6. Abbreviation Legend: L.B. = Licensed Business; P.B.C.R. = Palm Beach County Records; P.B. = Plat Book; PCN = Parcel Control Number; P.S.M. = Professional Surveyor & Mapper; R/W = Right of Way.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

MICHAEL J. AVIROM, P.S.M.
Florida Registration No. 7253
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

REVISIONS

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JOB #:	10194-67.080
SCALE:	1" = 40'
DATE:	04/19/2026
BY:	J.A.S.
CHECKED:	M.J.A.
F.B. ---	PG. ---
SHEET:	1 OF 1

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Carolyn Stone, Deputy Town Manager, Business Enterprise and Culture

Re: Boards and Commissions Review - Tranche 2, Historical Review of Advisory Boards and Governance Practices

Date: 7/7/2026

General Information

At the May 12, 2026, Town Council meeting, the Town Council directed staff to continue a phased review of the Town's boards and commissions. This second tranche presents historical information regarding two advisory boards—the Recreation Advisory Commission and the Shore Protection Board—to support the Council's continued discussion regarding the current boards and commissions framework.

The purpose of this review is to examine each board's original purpose as established in the Town Code, how its role has evolved over time, and how its current activities align with its advisory responsibilities. The historical review also provides information regarding public outreach, meeting activity, and the administrative resources required to support each board.

No staff recommendations are being presented. Rather, the information is intended to assist the Town Council in determining whether the current purpose, responsibilities, and operational focus of each board remain aligned with the intent of the Town Code and whether additional evaluation is warranted.

Non-Quasi-Judicial, Non-Fiduciary Boards and Commissions Historical Review (Shore Protection and Recreation Advisory)

Shore Protection Board (SPB)

The purpose, necessity, structure, composition, operations, and expectations are being evaluated in comparison with those of the board or commission when it was originally created. No staff recommendations are being offered.

The Shore Protection Board first met in 1995 and, according to Chapter 2, Article X, Sec.

2-636(e) of the Town Code, “the shore protection board shall act in an advisory capacity to the town council and shall make recommendations to the town council on all matters relating to shore protection in the town including, but not limited to, issues relating to the beaches and specific resiliency matters along the town's Lake Worth Lagoon shoreline as directed by town council. In addressing these matters, the scope of the shore protection board's duties shall include long-term planning, public education, and assisting town staff in applicable communication with the public.” The SPB stopped meeting in 1999 after the conclusion of original planning efforts, but was reconstituted in 2008.

Currently, the Shore Protection Board has seven (7) regular members with 3-year terms, and no more than two (2) consecutive terms per member. The board description also states there are two (2) to four (4) in-person meetings per year, with no more than two (2) unexcused absences allowed per calendar year. The qualifications for members on the SPB are that they 1) must be residents of the Town and 2) should possess knowledge or interest in shore protection, coastal management, and/or beach nourishment.

Since 2023, the Shore Protection Board has met three (3) times per calendar year. This year, they have five (5) planned meetings. According to the Town code, the SPB will meet on an “irregular schedule,” and meetings can be called at the discretion of the Chairman or at the direction of the Town Council.

In the late 2000s and early 2010s, the SPB worked on long-term shoreline planning frameworks, implementation of a Beach Management Plan, vulnerability assessments, and FEMA coordination updates. In recent years, they have focused on directing a new communication vendor and suggesting public outreach methods. These communication and engagement efforts provide residents with multiple opportunities to receive information, access project updates, ask questions, and provide feedback through a variety of digital, in-person, and community-based channels.

Communication and Outreach Statistics

- As coastal protection projects have become more active, the Town has significantly expanded its public outreach and communications efforts through multiple channels independent of Shore Protection Board meetings.
- During the reporting period, staff supported communications for four active coastal protection projects, including project-specific news releases, website updates, email and text notifications, public meetings, community association presentations, printed outreach materials, and media engagement.
- Staff distributed approximately 700 informational flyers, installed 18 project signs, maintained weekly website updates for active projects, conducted notifications for three major projects, held two public meetings, presented to two community associations, participated in annual Beach Management Agreement stakeholder meetings, and coordinated outreach with local media outlets.
- Digital engagement reflects continued public interest in coastal initiatives, including:

    - 3,904 views of the Coastal Protection Projects webpage
    - 2,525 views of the Phipps Ocean Park project page
    - 862 interactions with the Town's AI website assistant related to coastal information (491 searches and 371 AI chat sessions).
- Shore Protection Board meetings received between 35 and 99 online views (including town staff) during FY2026. To accommodate active project discussions and public updates, the planned Shore Protection Board meetings increased from 3 per year to 5 in FY2026.

Recreation Advisory Commission (RAC)

This Recreation Advisory Commission (RAC) met for the first time in 1999. Chapter 74 Article I Sec. 74-1(g) of the Town Code states, "the recreation advisory commission shall act in an advisory capacity and shall make recommendations to the town council on matters relating to town recreation programs and facilities."

The commission is composed of seven (7) regular members serving three (3)-year terms, and no member can serve more than two (2) consecutive terms. The code does not specify the number of annual meetings required of the commission, but no more than two (2) unexcused absences are allowed per year for each member. The qualifications necessary are that 1) members must be registered voters in the Town, and 2) candidates who are enrolled or have their children enrolled in a recreation department program or are regular participants or volunteers at a town recreation department facility will be given preference to be on the commission.

The RAC has met three (3) times per calendar year since 2023. This year, they have four (4) meetings planned.

Over the last ten (10) years, the recreation department has evolved from a parks-and-programs model to a broader wellness and lifestyle institution in the Town. Historical meeting records indicate that the commission served as a community forum during the planning and development of the Morton and Barbara Mandel Recreation Center and other significant recreation initiatives. Following completion of those capital projects, meeting discussions increasingly focused on departmental operations, programming updates, facility improvements, participation trends, and operational performance.

Most of the commission's decisions were administrative and focused on operational updates, participation statistics, and revenue reports, which are mostly management functions. There are also Friends of Recreation meetings several times a year to gather resident feedback and insight into what the Town offers and what donors would like to see more of. The Morton and Barbara Mandel Recreation Center also conducts surveys of its visitors.

Communications and Outreach Statistics

The Recreation Department communications strategy and plan includes: bi-weekly digital communications, public events, customer feedback initiatives, and website resources.

- 3,470 weekly news subscribers
- 3,660 Instagram followers
- 842 Facebook followers
- Recreation web content received 4,366 page views during the most recent 30-day period, including 557 views of the tennis webpage.
- Commission meeting agendas are also distributed electronically to subscribers.
- Five (5) Palm Beach Civic Association Meet-and-Greet Events were held this past season.
- Recreation Advisory Commission meetings had 26 to 70 views (including town staff) for FY26.

Next Steps

Staff requests the Town Council's feedback regarding:

- Whether the historical evolution of the Recreation Advisory Commission and Shore Protection Board remains consistent with each board's intended advisory purpose.
- Whether the current responsibilities and meeting focus of each board continue to align with the functions established in the Town Code.
- Whether either board warrants additional evaluation as part of the ongoing Boards and Commissions review.

Based on Council feedback, staff will continue the phased review and return with additional governance topics at a future meeting.

Staff has also prepared a separate memorandum for the August Town Council meeting (Tranche 3) that provides an overview of the Town's boards and commissions governance framework, including board composition, appointment timing, board size, meeting frequency, term lengths and limits, reappointment practices, attendance, voting, conflicts of interest, and governance consistency.

STRATEGIC PLAN

Strategic Priorities:
Governmental Leadership and Innovation, Community Culture and Character

Strategic Focus Areas:
Cooperative Relationships
Community Preservation

Quality of Life

FUNDING
No Fiscal Impact

TOWN OF PALM BEACH

Information for Town Council Meeting on: August 11, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Carolyn Stone, Deputy Town Manager, Business Enterprise and Culture

Re: Boards and Commissions Review - Tranche 3, Governance Framework

Date: 7/7/2026

Executive Summary

In preparation for next month's Town Council meeting and the continued review of individual boards and commissions, staff has assembled preliminary comparative information regarding governance practices across the Town's boards and commissions. No action is required on this information at this time.

This report provides information regarding:

- board composition
- appointment timing
- board size
- meeting frequency
- term lengths
- term limits
- reappointment practices
- attendance
- voting
- conflict-of-interest trends
- governance consistency

This information is intended to assist the Town Council in determining whether opportunities exist to improve consistency, administrative efficiency, and governance practices across the Town's boards and commissions.

Board and Commission Appointment Overview

The Town currently has nine boards and commissions with varying appointment cycles, term structures, and meeting requirements.

Board Composition

The Town's boards and commissions currently range from three to nine members, with most advisory and quasi-judicial boards consisting of seven regular members. Council may wish to consider whether current board sizes continue to meet operational needs or whether alternative board compositions warrant further evaluation.

Appointment Timing

- Board appointments are spread throughout the year; however, they are concentrated during March, April, and May, when six of the nine boards historically make appointments or begin new terms. Additional appointments typically occur in September/October for the Planning and Zoning Commission (PZC) and December for the Shore Protection Board (SPB). The Public Employees Relations Commission (PERC) does not have a consistent historical appointment cycle.
- The current staggered appointment schedule results in appointments occurring throughout the calendar year. Council may wish to consider whether a more standardized annual appointment process would improve administrative efficiency and provide a more consistent onboarding experience for board members.

Term Limits

- Six of the nine boards (67%) have term limits restricting consecutive service.
- Three boards (33%) do not have term limits: Investment Advisory Commission (IAC), Retirement Board of Trustees (RBT), and the Public Employees Relations Commission (PERC)

Meeting Frequency

- Only four of the nine boards (44%) have meeting frequency addressed in the Town Code: Retirement Board of Trustees (RBT), Code Enforcement Board (CEB), Investment Advisory Commission (IAC), and the Architectural Commission (ARCOM)
- The remaining five boards (56%) either have no minimum meeting frequency specified or meet on an as-needed basis as provided in the Code.

Upcoming Appointments

- During the remainder of 2026, appointments are anticipated for:
  - Planning and Zoning Commission (PZC): four seats, 2 of which have met their term limit
  - Public Employees Relations Commission (PERC): one seat
- Looking ahead to 2027, seven of the nine boards will have scheduled term expirations requiring Town Council appointments, including several members who will reach their term limits and therefore will not be eligible for immediate reappointment under the Town Code.

Voting, Absences, and Conflict of Interest Historical Review

Quasi-judicial boards can hold hearings, take evidence, and issue decisions that affect the Town in their area of jurisdiction. Because they act on development applications and other matters affecting individual rights, attendance and conflicts of interest can affect quorum and the timely consideration of applications.

The absence rates account for excused and unexcused absences. For quasi-judicial boards, conflict-of-interest disclosures were measured per member, including regular and alternate members.

Across the full period reviewed, overall attendance for the quasi-judicial boards (ARCOM, LPC, CEB, and PZC) was approximately 92%, with 371 total missed meetings across all board/member records. Conflict-of-interest votes totaled 287 (approximately 6%), with ARCOM and LPC accounting for the majority due to the nature and volume of applications.

Year	Landmarks Preservation Commission				Planning & Zoning Commission				Architectural Commission				Code Enforcement Board			
	Absences	%	Conflicts	%	Absences	%	Conflicts	%	Absences	%	Conflicts	%	Absences	%	Conflicts	%
2026*	1	2%	1	1%	2	4%	0	0%	0	0%	7	9%	3	7%	1	2%
2025	11	9%	6	6%	12	10%	4	21%	12	10%	12	7%	10	9%	3	3%
2024	17	14%	9	9%	6	5%	6	32%	16	13%	17	7%	13	12%	0	0%
2023	8	7%	5	5%	5	6%	2	12%	16	13%	16	7%	14	13%	0	0%
2022	16	13%	21	19%	8	13%	0	0%	16	13%	28	8%	3	3%	3	2%
2021	5	4%	30	23%	2	2%	0	0%	6	5%	21	6%	3	3%	2	3%
2020	8	7%	21	24%	1	2%	0	0%	1	1%	10	4%	2	2%	0	0%
2019	12	10%	8	11%	5	8%	0	0%	10	8%	1	1%	10	9%	0	0%
2018	10	8%	14	13%	7	12%	1	14%	11	9%	1	0%	6	6%	2	2%
2017	11	9%	11	10%	7	12%	0	0%	7	6%	7	3%	6	6%	0	0%
2016	18	15%	12	11%	14	18%	0	0%	10	8%	5	2%	10	9%	0	0%

*Data as of May 2026

- Highest motion volume: Architectural Commission
- Highest number of conflicts of interest: Landmarks Preservation Commission
- Lowest number of conflicts of interest: Code Enforcement Board

Next Steps

At future meetings, staff will seek feedback and input on the following topics and if the Council would like recommendations for Code revisions for the following items:

- Board composition
- Appointment timing
- Board size

- Meeting frequency
- Term lengths
- Term limits
- Reappointment practices
- Attendance
- Voting
- Conflict-of-interest trends
- Governance consistency
- Preferred board member qualifications

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Jason Debrincat, P.E., Director of Public Works

Re: Undergrounding Update

Date: 6/24/2026

PROGRESS SUMMARY

Overall, Town-wide progress, all phases are either complete or in progress/ funded for construction. Phase 6 South poles are being removed and paving will begin in soon. Phase 7 north conversions are also complete and is waiting on ATT to complete the conversions. Phase 7 North paving has been completed and removal of poles will begin in August. Phase 7 South is moving along very well with the conduit installation. Phase 8 construction is back to work implementing significant FPL revisions. Phase 8 is the last Phase but has hit significant delays due to FPL redesigning after the construction contract had been awarded and initiated.

A. Construction Progress:

Phase 6 South Construction:

Seaspray Avenue to the south of Royal Poinciana Way.

- Conversions are completed.
- FPL is removing poles.

Phase 7 North Construction:

Palm Beach Country Club north to the south side of List Road.

- Construction completed.
- Pole removal will begin in August.

Phase 7 South Construction:

Atlantic Avenue north to Via Los Incas and Sanford Avenue

- Construction is 60% completed.

Phase 8 Construction:

Royal Poinciana Way north to Everglade Avenue

- Construction is 30% completed. Work has been delayed due to a significant FPL redesign.

III. FINANCIAL SUMMARY:

A. **FEMA Grant Update:**

Phases 5 North and South are complete. All invoices have been received, and staff are working on the final FEMA submittal.

B. **Project Budget Summary:**

There have been no significant changes since the last report. Updates include the processing of vendor pay applications for design and work performed in active phases.

cc. Bob Miracle, Deputy Town Manager
Kevin Schanen, Kimley-Horn & Associates

STRATEGIC PLAN
Strategic Priorities:
Safe and Resilient Community, Community Culture and Character

Strategic Focus Areas:
Emergency Management
Quality of Life

FUNDING
Capital

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Robert Miracle, CPA Deputy Town Manager, Finance and Administration
Kirk W. Blouin, Town Manager

From: Dean Mealy, II NIGP-CPP, CPPO, FCCM Town Procurement and Contract Division Director

Re: A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, approving the proposal from Murray Logan Construction, LLC for Phase 1 Progressive Design-Build Team scope and fee proposal for pre-construction services for Town of Palm Beach Mid-Town Seawall project in the amount of $1,384,911, approving contingency of $138,491 and approving a project budget for pre-construction services of $1,523,402
87-2026

Date: 7/1/2026

STAFF RECOMMENDATION

Staff recommends the Town Council approve Resolution No. 087-2026, approving the proposal from Murray Logan Construction, LLC for Phase 1 Progressive Design-Build Team scope and fee proposal for pre-construction services for the Town of Palm Beach Mid-Town Seawall project in the amount of $1,384,911, approving contingency of $138,491 and approving a project budget for pre-construction services of $1,523,402.

SUMMARY EXPLANATION/BACKGROUND

Staff has worked with Murray Logan Construction, LLC securing a proposal for Phase 1 of the Mid-Town Seawall Project. The updated amount of $1,384,911 is a result of in-depth discussions with Murray Logan Construction, LLC. There were additional deliverables in the initial proposal which have been addressed in the updated proposal.

The Town of Palm Beach (Town) intends to proceed with the design phase (Phase 1) of a design-build project for the reconstruction of the existing Mid-Town Beach seawall fronting the Atlantic Ocean. The seawall protects significant infrastructure including Ocean Boulevard, which is an important north-south evacuation route. The seawall extends from approximately 140 feet north of Royal Palm Way to approximately 50 feet south of Gulfstream Road, for a total length of approximately 2,700 feet.

Murray Logan Construction, LLC (MLC) shall be responsible for the design and construction of the Town of Palm Beach Mid-Town Seawall. MLC shall lead the design process, obtain permits, perform construction cost estimating, provide value engineering, review constructibility, conduct risk analysis, meet permit requirements, manage the project schedule, and perform construction and restoration services.

MLC is acting as the Design-Build lead. The proposal is attached for review and addresses the following deliverables:

- Pre-construction (Phase 1) Progress meetings
- Pre-construction (Phase 1) and Construction Phase (Phase 2) Scheduling
- Phase 1 - Surveying / Geotechnical
- Design Plan Development / Technical Specification Development
- Permitting
- Plan Review / Constructability Review / Value Engineering
- Maintenance of Traffic (MOT) / Beach Access
- Cost Estimating
- Owner Direct Purchase Materials
- Guaranteed Maximum Price Preparation
- Allowance

FUNDING/FISCAL IMPACT

This project will be funded from the Coastal Program.

TOWN ATTORNEY REVIEW

The Town Attorney will be reviewing the contract. The Town Attorney has proffered the following language:

- The Town Attorney is hereby directed to negotiate the terms of the contract for [Phase I] with [identify the entities with which we will contract for Phase I].
- Upon agreement to and execution of the contract for Phase I, the Town Manager is hereby authorized to execute the Purchase Orders on behalf of the Town of Palm Beach for these improvements.

STRATEGIC PLAN

Strategic Priorities:
Community Culture and Character, Safe and Resilient Community, Environmental Stewardship

Strategic Focus Areas:
Community Preservation
Sustainable Management of Town Assets

FUNDING
Coastal

RESOLUTION NO. 87-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, APPROVING THE PROPOSAL FROM MURRAY LOGAN CONSTRUCTION, LLC FOR PHASE 1 PROGRESSIVE DESIGN-BUILD TEAM SCOPE AND FEE PROPOSAL FOR PRE-CONSTRUCTION SERVICES FOR TOWN OF PALM BEACH MID-TOWN SEAWALL PROJECT IN THE AMOUNT OF $1,384,911, APPROVING CONTINGENCY OF $138,491 AND APPROVING A PROJECT BUDGET FOR PRE-CONSTRUCTION SERVICES OF $1,523,402

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The Town Council of the Town of Palm Beach hereby approves Resolution No. 087- 2026, approving the proposal from Murray Logan Construction, LLC for Phase 1 Progressive Design-Build Team scope and fee proposal for pre-construction services for the Town of Palm Beach Mid-Town Seawall project in the amount of $1,384,911, approving contingency of $138,491 and approving a project budget for pre-construction services of $1,523,402.

Section 2: The Town Manager or designee is authorized to execute the contract and purchase order for these improvements for the Town of Palm Beach.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on the 14th day of July 2026. .

_____
Danielle H. Moore, Mayor

_____
Edward A. Cooney, Town Council President

_____
Lewis S.W. Crampton, Council President Pro Tem

_____
Julie Araskog, Town Council Member

_____
Nicki McDonald, Town Council Member

ATTEST:

_____
Kelly Churney, CMC, Town Clerk

_____
Bridget Moran, Town Council Member

MURRAY LOGAN CONSTRUCTION, LLC
General Contractors
313 65th Trail North
West Palm Beach, FL 33413
Telephone 561-686-3948
Fax 561-686-7465

July 7, 2026

Town of Palm Beach
Public Works/Engineering Department
Attn: Mr. Dean Mealy, Purchasing Manager
951 Old Okeechobee Road, Ste. "A"
West Palm Beach, FL 33401

RE: Progressive Design-Build Team scope and fee proposal for pre-construction services (Phase 1) for Town of Palm Beach Mid-Town Seawall project

Dear Mr. Mealy:

The Town of Palm Beach (Town) intends to proceed with the design phase (Phase 1) of a design-build project for the reconstruction of the existing Mid-Town Beach seawall fronting the Atlantic Ocean. The seawall protects significant infrastructure including Ocean Boulevard, which is an important north-south evacuation route. The seawall extends from approximately 140 feet north of Royal Palm Way to approximately 50 feet south of Gulfstream Road, for a total length of approximately 2,700 feet.

Murray Logan Construction, LLC (MLC) shall be responsible for the design and construction of the Town of Palm Beach Mid-Town Seawall. MLC shall provide the design, identify and obtain permits, perform construction cost estimating, provide value engineering, review constructability, conduct risk analysis, meet permit requirements, manage the project schedule, and perform construction and restoration services.

MLC acting as the Design-Build lead, is pleased to provide the attached scope and fee proposal for pre-construction services for the Town of Palm Beach Mid-Town Sewall.

These pre-construction services are composed of the following tasks:

1. Pre-construction (Phase 1) Progress meetings
2. Pre-construction (Phase 1) and Construction Phase (Phase 2) Scheduling
3. Phase 1 - Surveying / Geotechnical
4. Design Plan Development / Technical Specification Development
5. Permitting
6. Plan Review / Constructability Review / Value Engineering
7. Maintenance of Traffic (MOT) / Beach Access
8. Cost Estimating
9. Owner Direct Purchase Materials
10. Guaranteed Maximum Price Preparation
11. Allowance

Please feel free to contact us directly should you have any questions regarding any of the information included in this letter or the attached schedule of pre-construction fees and services.

PRECONSTRUCTION PHASE SCOPE OF SERVICES

TASK 1* - PRE-CONSTRUCTION (PHASE 1) PROGRESS MEETINGS

This Task includes the following:

1. Weekly or Bi-weekly Progress Meetings – It is expected that during Phase 1, there will be regularly scheduled (weekly or bi-weekly) meetings with the appropriate Town Representatives and the design-build team. MLC will provide agendas to produce meetings notes from each meeting that will be distributed to all attendees. Submittals, value engineering ideas, and constructability and budget comments will be covered at these meetings. MLC will provide agendas and produce meetings notes from each meeting that will be distributed to all attendees. Design and architectural element design, scheduling, permitting, submittals, MOT, phasing, dune restoration and management, cost estimating, value engineering ideas, constructability, wall section alternatives, and budget comments will be covered at these meetings.
2. Coordinate with Town on the Seawall Parapet Structure and Design. The parapet wall along the top of the existing seawall, including the decorative (scalloped) top treatment, is iconic, and important to the residents of the Town of Palm Beach, Town Council and Staff. MLC will meet with Town representatives to ensure that an appropriate parapet wall is incorporated into the project design, with considerations for durability, serviceability, and constructability.
3. Prepare for and attend Architectural Review Commission Meeting(s) for the Design of the Seawall Parapet Structure.
4. Participation in various workshops and public outreach meetings. The public outreach shall consist of MLC facilitating a meeting with the residents and public to discuss the project. The presentation shall include introduction of the project team, who & how to contact team individuals, discussion of the project sequences, project phasing / schedule, pedestrian/traveling public access during construction and additional details as requested by the Town.
5. Provide graphics and other deliverables for meetings.

*Based on 12 progress meetings and 5 workshop/public meetings.

TASK 1 – GUARANTEED NOT TO EXCEED <u>$104,300.00</u>

TASK 2 - PRE-CONSTRUCTION (PHASE 1) AND CONSTRUCTION PHASE (PHASE 2) SCHEDULING

This Task includes the following:

1. MLC will develop a comprehensive master pre-construction phase schedule incorporating design development, permitting, plan review, guaranteed maximum price preparation, submittal review & approval, long lead item identification & procurement and construction phase sequencing. MLC will utilize the completed comprehensive master schedule, to develop a project control schedule, which shall be presented in a bar graph format. The purpose of the project control schedule is to summarize the information contained in the master schedule in order to provide the project team with a management tool and an overall project visual aid to easily determine the schedule and status of the total project. The information derived from these two schedules shall become part of MLC's management plan. MLC will provide a monthly update of both the detailed project schedule and the project control schedule throughout the term of the preconstruction phase of the project as part of our management activity.

TASK 2 – GUARANTEED NOT TO EXCEED <u>$15,500.00</u>

TASK 3 – PHASE 1 -SURVEYING / GEOTECHNICAL

This Task includes the following:

MLC will walk the entire extent of project shoreline. Information obtained will be used for future design, as well as for scope refinement for the geotechnical engineer and surveyor (outlined below). MLC will coordinate the survey requirements with team surveyor, Dennis J. Leavy & Associates, Inc.. The survey will be updated in compliance with Chapter 62B-33.0081 F.A.C. (aka CCCL survey requirements) and also include key improvements both seaward and immediately landward of the existing seawall. MLC will also provide in-field assistance with delineating and identifying the dune vegetation in accordance with the CCCL survey requirements. MLC will review preliminary iterations of the survey and coordinate with surveyor until the final survey is complete.

1. Surveying: The limits of the project are along South Ocean Boulevard from Gulfstream Road north to Royal Palm Way, Southern property limits PCN: 50-43-43-26-03-000-0012 – Northerly property limits PCN: 50-43-43-23-00-004-0110, (Approximately 2,700 linear feet). Surveyor's shall also survey adjacent properties to the north and south of proposed seawall for tie-in design purposes. The westerly limits will be the west edge of pavement of South Ocean Boulevard, the easterly limits will be the Atlantic Ocean extending to an elevation contour of 0.00' (NAVD 88 vertical datum).

   TOPOGRAPHIC SURVEY

   A. Obtain horizontal and vertical control utilizing Florida state plane 83/90 adjustment Horizontal Datum and NAVD 88 Vertical Datum.

   B. Prepare a Topographic Survey as defined in Rule 5J-17.050 of the Standards of Practice adopted by the Board of Professional Surveyors and Mappers. In particular, the survey will detail the following information:

      1. Topography at major ground elevation changes to detail existing ground profile at proposed project area mentioned above, which shall include the following:

         a. Location of visible fixed improvements within the proposed project limits/right-of-way, including physical objects, drainage swales, native trees, landscaped areas, signs, fences and power poles, dune areas and limits of existing groins.

         b. Location of above and below ground existing utilities, based on as-builts provided and 811 information: FP&L, BellSouth (ATT), Cable TV, Natural Gas, Potable Water (valves, fire hydrants, and meters), Force Mains (valves), Sanitary Sewer, Reclaimed Water Mains (valves), Storm Sewers, including invert elevations, pipe size, type and direction for storm and sanitary infrastructure.

         c. Elevations shall be obtained to indicate existing grades on 100 foot stations. Intermediate grades shall be indicated at all significant grade breaks.

         d. Obtain beach transects at 100 foot intervals from the existing seawall seaward to elevation 0' (NAVD 88 datum). Transects will be plotted in both plan and profile view at a scale to be determined at a later date. The approximate mean highwater line and seasonal highwater line will also be shown.

         e. The Town of Palm Beach bulkhead line, the Coastal Construction Control line and

the FEMA flood zone lines will be depicted in plan view only.

f. Locate and provide x, y and z values for 33 test boring locations as provided by Ardaman.

g. Provide and reference benchmarks. Elevations to be referenced to two established government entity Benchmark.

h. Provide a digitally signed and sealed .pdf file of the Topographic Survey by a registered land surveyor at a scale to be determined at a later date and a computer disk with survey and drawing information compatible with AutoCAD Civil 3D Version 2026.

2. Geotechnical: This scope of work will include exploring the soil stratigraphy and groundwater level as close as accessible to the proposed seawall alignment. The borings will be taken as close to the existing seawall as practicable (on landward side), and the boring intervals will be approximately 100 ft. depending on reasonable equipment access. Careful attention will be made to explore the location and depth of soil conditions that may make sheet pile installation difficult. MLC will coordinate with the team for SPT soil borings (locations and frequency) and final report content including the parameters used for seawall design. Specific importance is the elevation of the subsurface limestone (or cemented sand) layer.

   The field exploration program will include the following:

Description	Number of Tests*	Depth Below Ground Surface (feet)
Seawall	23 SPT @ 100-ft spacing 6 SPT @ 500-ft spacing	Up to 50 50
Contingency Footage	4 Contingency SPT Extend 50' SPT to 75'	50 150
*SPT Borings: ASTM D-1586		

   The tests will be performed in general accordance with the procedures recommended in the applicable standards and specifications. The Standard Penetration Test (SPT) borings will be sampled at 18 or 24-inch intervals to 10 feet deep and at 5-foot intervals below 10 feet. Each sample will be removed from the sampler in the field and then examined and visually classified by our crew chief. Representative portions will be sealed and packaged for transportation to our laboratory for further analysis as required. Water level observations will be made in the boreholes during the drilling operation. Please note that boring locations may be shifted due to access and existing site conditions; there will be signs of the completed work (holes, drilling fluid, soil cuttings, tire ruts, etc.).

   We have included a budget for obtaining rock cores along the proposed seawall alignment. Rock cores will be conducted within wash borings performed adjacent to selected SPT borings in 5-foot runs in general accordance with ASTM D-2113. Rock cores will be packaged for transportation to our laboratory for further analysis.

   MLC will retain an underground utility locator (NXT Locate, LLC) to scan for the presence of buried utilities at the boring locations prior to drilling. We note that Sunshine State One-Call will still be utilized to locate underground structures and/or services as required by Florida law. MOT will be used to temporarily close the roadway and/or sidewalk areas during the field exploration as required. Prior to starting the work an MOT plan shall be submitted to the Town for approval and a Right-of-Way Use Permit shall be obtained.

LABORATORY PROGRAM

Routine laboratory visual classification will be performed along with specific classification tests deemed necessary (i.e., percent fines, sieve analysis, and organic content).
Relative to the rock cores, cores will be placed in core boxes and transported to our laboratory for classification. The percent recovery and Rock Quality Designation (RQD) will be provided.

ENGINEERING ANALYSIS AND DATA REPORT

Engineering analysis of data obtained will be made to describe soil stratigraphy and groundwater levels at the boring locations. In addition, we will provide recommended soil properties for others to consider in design of the proposed seawall. Parameters to be provided include soil unit weight, cohesion, angle of internal friction, and k soil modulus, all of which will be estimated based on empirical methods.

Information developed during the exploration will be submitted in a written data report upon conclusion of the study.

3. Helical Anchor Testing: This scope of work will include testing of helical anchor locations and frequency, as well as the final report content including the parameters used for seawall design. Design calculations will provide the ultimate tensile anchor forces for representative segments of the new seawall. We will record and log the torque readings and shaft extension measurements and perform post-testing analysis to confirm that the anchoring system is viable.

TASK 3 – GUARANTEED NOT TO EXCEED $268,100.00

TASK 4 - DESIGN PLAN DEVELOPMENT / TECHNICAL SPECIFICATION DEVELOPMENT

This Task includes the following:

- Preliminary cross sections and design concept meeting within 10-days from receipt of Notice to Proceed.
- 30% plans will be developed within 30 days of the NTP.
- Permit plans (90%) will be completed within 60 days of the NTP and are scheduled to be submitted by September 14th, 2026.

Historical research and review:

Review all pertinent documents available from the following resources: FDOT historical aerials, DEP records, Town records, and team-member files (including ISE files). These include, but are not limited to, the following:

1. Historical bulkhead and groin document referred to as the "scroll" which dates to the early 1930's. ISE has in-house copies of two versions.
2. Historical ground and aerial photographs from DEP. DEP has a database of ground photos (including post-storm) and orthogonal aerial photos (including videos taken from helicopters). This information will assist in determining the post-storm erosional response and could also provide insight into any previously unforeseen conditions in the footprint of the proposed seawall.
3. Historical profile/cross-section data at FDEP coastal range monuments. Monuments R-97, R-98, and R-99 are within the project limits.
4. Historical aerial photographs from FDOT.
5. Historical plans and permits from the Town of Palm Beach pertaining to marine structures, including seawalls, groins, and toe-scour protection structures.
6. Historical plans and permits related to the Clock Tower at the end of Worth Avenue.
7. Historical plans and permits for the sub-grade bathroom facility.

8. Historical plans and permits for the tunnel opening.
9. Historical plans, permits, and GIS locates for utilities in the project vicinity. This includes the outfall pipe which penetrates the seawall.
10. Review the Woods Hole Report titled "Level-Up Palm Beach," with a final report date of November 2021, to confirm that the seawall elevations meet the recommended elevations in the report.

Seawall Design:

1. Predicted Scour:
   The DB Team is responsible for developing the project-specific erosion/scour design basis in consideration of accepted coastal engineering methods, standards, and erosion model analysis results (refer to Task 2.2). This shall be coordinated with the Town and may include but is not limited to applicable DEP CEG model analysis results, site-specific DEP eroded-grade recommendations, current survey/bathymetry, DEP range monument profiles and historical shoreline data, current Palm Beach County FEMA FIS coastal flood data, prior GHD analyses, site observations, and other relevant site-specific coastal data. The erosion/scour design basis deliverable shall include the range of conditions considered. ISE will evaluate the predicted scour, applied to the DEP CEG erosion model analysis results, at each representative segment. ISE will consider the toe of seawall condition (including the presence of rock) when evaluating the predicted scour.

2. Wave Forces: Calculate the predicted wave forces using available data including design eroded grade, published DEP still water elevations, and FEMA FIS data.

3. Helical Anchor Forces: Calculate the tensile force associated with the helical tieback anchors in each representative section.

4. Sheet Pile Design Calculations: Using accepted sheet pile calculation methods, calculate the maximum moment in each representative segment (max. of 27 segments) and select the appropriate sheet pile section. The sheet pile wall will be designed to resist the maximum forces associated with the design conditions established by the upland grade elevation, design eroded grade, and hydrostatic head difference, as well as any relevant wave forces.

5. Corrosion Analysis (75-year): Using published estimated corrosion rates such as Eurocode 3, predict the sheet pile section modulus and remaining anchor section at the end of the 75-year design life. The predicted end-of-life steel sheet pile section modulus and anchor section will be analyzed to confirm they meet the design conditions.

6. Concrete Cap and Parapet Design Calculations: Design the concrete cap and parapet in accordance with ACI 318 and other applicable codes. The cap will be designed to resist the maximum forces associated with the design conditions outlined above in Scope Items 2 and 3 within Task 4.

7. Concrete Facing: The concrete facing reinforcement and welded studs/hooks will be designed for strength and longevity in mind. This includes custom reinforcement details which tie the concrete within the deep pans (facing seaward) to the narrower concrete sections where the steel sheet pile flanges are closest to the outside face. The longitudinal reinforcement will be designed for crack control.

8. Preparation of Seawall Plans: Plans will be prepared for purposes of DEP permitting, value engineering, and construction. This item includes but is not limited to:

   A. Detailing the sheet pile section and length (embedment).
   B. Implementing newly designed helical anchor system, seawall cap and parapet.
   C. Detailing the protective reinforced concrete facing.
   D. Detailing the parapet wall.

9. Preparation of Special Design Details: Special details of the seawall will be developed in coordination with adjacent structures for DEP permitting, value engineering, and construction purposes. This item includes but is not limited to seawall details at:

    A. North termination.
    B. South termination.
    C. Tunnel connection to 100 Worth Avenue residences.
    D. Nine groin connections and integration.
    E. Worth Avenue Clock Tower and Balustrade.
    F. Emergency Outfall.
    G. Beach vehicular gate access.
    H. Lifeguard station and restroom facility.
    I. Pedestrian ramp.
    J. Pedestrian stairs.
    K. Top of parapet wall (scalloped feature).

10. Preparation of Technical Specifications: Technical Specifications will be prepared for all structural elements including but not limited to the following:

    A. Submittal Requirements.
    B. Sheet Piling:
        a. Material specifications.
        b. Installation specifications.
    C. Reinforced Concrete:
        a. Reinforcement specifications.
        b. Mix design requirements.
        c. Curing.
    D. Helical Anchors:
        a. Material Specifications.
        b. Installation Specifications.
    E. Backfilling, Compaction and Concrete Repairs

Beach Stairs and Ramp:

1. Design, Plans, and Technical Specifications: There are three existing pedestrian beach access structures, and one proposed, that are ancillary but necessary to include in the overall project scope. The three existing structures are referred to as Brazilian Avenue, Beach Access Ramp (Chilean Avenue), and Gulfstream Road. The Town shall provide the location of proposed additional beach access structure. ISE will perform the following for all four structures:

    A. Design the structure in accordance with applicable Codes. Note that nearly all beach access and dune walkover structures are considered expendable (i.e., not designed to resist scour and erosion) and permitted by DEP as such (see further discussion above).
    B. Prepare plans for purposes of DEP permitting, value engineering, and construction.
    C. Prepare technical specifications. This will include but not be limited to the following:
        a. Lumber material specifications including pressure treatment.
        b. Hardware specifications including SS hardware.
        c. Pile driving specifications.

Architectural services for the Seawall including the Worth Avenue Clock Tower, Plaza, and associated architectural elements:

1. Design, Plans and Technical Specifications: This scope of work shall review the program and review codes and regulations applicable to BMA services.
   A. Create a design criteria manual outlining the basis of design development.
   B. Inspect/evaluate the existing condition of structures.
   C. Review alternate approaches to design and construction of the project based on program, aesthetics, and any sustainable objectives consistent with the Town's schedule and budget for the cost of the work.
   D. Assist in providing existing or historical documentation pertinent to the Project.
   E. Based on the Town's approval of the drawings and renderings of the Seawall Parapet Wall featuring the Scallop Design, as well as the proposed treatments and elements to be incorporated at the Clock Tower, prepare detailed construction documents, including Drawings and Specifications in detail for the construction of the work.

Civil Engineering: Scope reduced to exclude Linear Park areas per Town directive.

1. Mock Roos & Associates' proposal shall be treated as a not-to-exceed allowance for Civil Engineering services to be provided on an as-needed basis.

TASK 4 – GUARANTEED NOT TO EXCEED $680,565.00

TASK 5 – PERMITTING:

- FDEP PB 1399 for Seawall: The team, led by Isiminger and Stubbs Engineering, will meet with FDEP in early July to discuss the existing permit and determine the steps FDEP will require to allow the project to proceed under that permit, thereby reducing the likelihood of a full review process and allowing construction to proceed in accordance with the ISE design. ISE will provide FDEP submittals as outlined during the initial meeting. If a full review is required, the Design-Build team will be responsible for the effort.
- Permit 328802-016-BMA for Temporary Dune is current.
- We anticipated a 30-day timeline for the Town Bldg Department Permit. The Team will meet the Building Department in advance of submittal to review the project details and critical schedule. If the Bldg Department agrees, front end permit submittal documents will be submitted in advance of the 9/12/2026 full submittal package to allow administrative steps to occur in advance of Plan review.
- Seawall Variance is not included and will be handled by the Town directly. Design-Build team shall provide the Town with drawings, renderings and other supporting documents needed for Variance approval.

This Task includes the following:

1. Department of Environmental Protection (DEP) consultation and approval: Environmental approvals of the project consist of a Florida Department of Environmental Protection (DEP) Coastal Construction Control Line (CCCL) permit for all activities related to the construction of the seawall and a Palm Beach Island Beach Management Agreement (BMA) Individual Project Approval for the temporary dune/construction barrier. CCCL permit approval for project modifications are required for revisions to the seawall design. Modification of the BMA Individual Project Approval (DEP JCP and U.S. Army Corps of Engineers permitting) are not anticipated to be necessary and are not included in this scope.

A. Consultation with DEP CCCL Staff: Convene a meeting with MLC and the Town, as necessary, to discuss the necessary topics of a pre-application consultation with DEP CCCL staff and materials/exhibits to present to DEP. MLC will convene a meeting with DEP CCCL permitting staff in coordination with the Town, as necessary. Prepare and assemble necessary materials/exhibits for discussion during the meeting. Topics of discussion will include conceptual seawall design revisions and the temporary dune/construction barrier permitted under the BMA Individual Project Approval. Additional topics of discussion with DEP are likely to include the special permit conditions and marine turtle protection measures (including the timing of specific activities relative to turtle nesting season).
B. Consultation with DEP CEG Staff: MLC will convene a meeting with DEP Coastal Engineering and Geology Group (CEG) staff to discuss erosion model analysis of design conditions, the appropriate scope of model analysis, and model input parameters. MLC will prepare a conceptual site plan and coordinate with the team surveyor for the survey information required by DEP CEG to conduct the analysis. MLC will submit the request for erosion model analysis consultation and respond to DEP CEG requests as necessary. MLC will review the model analysis results from DEP with the project team and Town and follow up with DEP CEG staff to confirm and discuss the analysis.
C. DEP CCCL Permit Modification Application: MLC will prepare revised permit plans and details, coordinate with team surveyor for required survey information, and coordinate with the project team and the Town, as necessary, for CCCL permit modification application materials. MLC will file the application package and respond to DEP requests, questions, and comments in coordination with the project team and Town, as necessary.

2. <u>Town Building Department submission and permitting approval:</u>

A. MLC will prepare and file the application for the Town.
building permit, provide a consolidated set of seawall construction plans, details, and additional materials as may be required by the Building Department.
B. Address any Building Department Comments/Questions: Review building permit application review comments/questions and follow up with the Building Department staff for clarification, as necessary. Provide follow-up materials, including, but not limited to, revised plans and/or details, to address Building Department comments/questions, as necessary. Provide a narrative which outlines how the resubmitted materials address each Building Department comment/question.

2. <u>Town Variance Request:</u>

A. Per meeting held on 6/26/26, Town Variance will be handled directly by the Town.

3. Town of Palm Beach Architectural Review Commission (ARCOM):

A. ARCOM approval will be fast tracked by the Team but dependent on Town ARCOM calendar dates. Seawall construction can commence in advance of ARCOM approval since the ARCOM elements (decorative architectural features) will not impact the schedule and will not be built until the ARCOM approval is in hand.

*Any required permit fees are excluded. Any fees will be considered a reimbursable cost.

TASK 5 – GUARANTEED NOT TO EXCEED <u>$96,960.00</u>

TASK 6 - PLAN REVIEW / CONSTRUCTABILITY REVIEW / VALUE ENGINEERING

This Task includes the following:

MLC will continuously review the construction documents, specifications, and site conditions from inception through final plan completion and GMP approval to evaluate and proactively identify any conflicts, errors, omissions, misrepresentations, or potential construction challenges inherent in the design or existing site conditions.

Items identified during this process will be included in the agenda for the next project meeting, which will serve as a forum for discussion and resolution. Once the quantity surveys and project estimates are complete, MLC will review the proposed construction materials, methods, and systems to develop a list of potential value engineering alternatives for the team's consideration as cost-saving measures.

Value engineering efforts will continue throughout the design process. MLC will also review the construction documents to verify that all previously issued constructability review comments and recommendations have been incorporated. The review process will continue until all comments, recommendations, and applicable best practices have been addressed and incorporated into the construction documents. Design modification agreed upon as a result of task 6 are included in the design fees.

TASK 6 – GUARANTEED NOT TO EXCEED $59,830.00

TASK 7 - MAINTENANCE OF TRAFFIC (MOT) / BEACH ACCESS

This Task includes the following:

MLC shall develop, for approval by the Town, a plan to minimize the construction impacts to residents, businesses, vehicular traffic, pedestrians, the public and surrounding projects, in this active urban environment. This plan shall include MOT, beach access and phasing, methods of outreach, information flow and communication between the Construction Team, businesses, and/or neighborhood associations impacted by the project.

TASK 7 – GUARANTEED NOT TO EXCEED $3,920.00

TASK 8 - COST ESTIMATING

This Task includes the following:

1. MLC shall prepare up to two (2) Construction Cost Estimates.
2. MLC shall prepare the first Construction Cost Estimate on or before submittal of the thirty percent (30%) design plan and shall include the cost of the major elements and subcomponents of the project. The purpose of the first Construction Cost Estimate is to verify the owner's ability to complete the project within the established construction budget. The cost information derived from this estimate shall directly relate to MLC's recommendations in the Constructability and Value Engineers Report relative to ways to reduce and/or control costs.
3. MLC shall prepare the second Construction Cost Estimate on or before submittal of the ninety percent (90%) permit plans, construction document stage. Based on the results of this estimate MLC will be prepared to offer recommendations on whether or not the scope of the project needs to be changed to be able to complete the project within the established budget.

TASK 8 – GUARANTEED NOT TO EXCEED $30,645.00

TASK 9 - OWNER DIRECT PURCHASE MATERIALS

This Task includes the following:

As part of the preconstruction and procurement process, MLC will evaluate, research, and recommend specific materials, equipment, and components that may be advantageous for direct Town purchase. This effort includes reviewing project specifications, lead times, warranty considerations, tax implications, pricing opportunities, and procurement schedules to identify items that could provide cost savings, schedule benefits or enhanced quality control. MLC will prepare recommendations for the Town to review, coordinate with the design team to ensure compliance with project requirements and assist in developing procurement strategies that align with the overall project budget and construction schedule.

TASK 9 – GUARANTEED NOT TO EXCEED $1,500.00

TASK 10 - GUARANTEED MAXIMUM PRICE PREPARATION

This Task includes the following:

1. This task consists of MLC preparing the guaranteed maximum price.
2. Murray Logan Construction will begin GMP development starting before completion of the 30% Plans, with constant adjustments through the final GMP submittal which is scheduled to coincide with the issuance of the Permit Plans (9/14/26). The Town will be given 7 calendar days to review the final GMP.
3. Bid packages, quantity surveys, special provisions plans and addenda shall be made available for all pre-qualified subcontractors/vendors electronically through our bidding software, Procore.
4. The GMP shall consist of a detailed line-item quantity survey for all major items of work to be performed. The direction construction cost for all labor, equipment, material, and subcontracts shall be assessed. The GMP shall also include a construction contingency and Owner's contingency.
5. The aforementioned information shall be presented to the Owner along will all supporting documentation (quantity surveys, subcontract bids, vendor quotes, spread sheet analysis, contingency, exceptions and clarifications, and plan log) shall be bound and submitted to the Owner for review, discussion, and approval. Thus, complying with the RFQ preconstruction task of calculating and providing a guaranteed maximum price (GMP) for the project this agreed upon and approved document shall become the basis of the construction phase of the contract and shall complete and conclude the preconstruction services phase (Phase 1) of the contract.

TASK 10 – GUARANTEED NOT TO EXCEED $19,915.00

TASK 11 – CONTRACTOR MARKUP

This task will include the following activities:

The Design-Build Contractor's 10% markup on Consultants and Subcontractors.

TASK 11 – GUARANTEED NOT TO EXCEED $103,676.00

TOTAL PRE-CONSTRUCTION SERVICES FEE ALL TASKS 1 THROUGH 11: $1,384,911.00

At such time as the GMP preparation process results in a mutually agreeable GMP value, the Owner will document its acceptance thereof in writing and both parties shall execute a contract amendment for the project that incorporates the GMP and its supporting documents into the contract.

All tasks and fees include supplies, presentation materials, equipment, personnel, travel, and related costs associated with performing the services described.

Presentation and acceptance, by the Owner, of a mutually acceptable GMP shall conclude preconstruction services.

Thank you for the opportunity to submit this pre-construction services proposal. Please feel free to contact me if you have any questions or require additional information regarding this proposal.

Sincerely,

Kurt Kapsos

Murray Logan Construction, LLC
313 65th Trail N
West Palm Beach, FL 33413

EXHIBIT "A" – SCOPE OF SERVICES PRECONSTRUCTION (PHASE I) FEE SCHEDULE

DESIGN -BUILD TEAM:

• Murray Logan Construction, LLC	(MLC)	Design-Build Lead & General Contractor
• Burkhardt Construction, Inc.	(BCI)	Construction Manager
• Isiminger & Stubbs Engineering	(ISE)	Structural Engineer & Marine Engineer
• Bridges Marsh & Associates	(BMA)	Architect
• Mock Roos Consulting Engineers	(MR)	Civil Engineering
• Dennis J. Leavy & Associates	(DJLA)	Surveying
• Ardaman & Associates, Inc.	(AAI)	Geotechnical

Murray Logan Construction: Team lead, assist in design and constructability of project, manage subconsultants and subcontractor both phases, construct seawall, etc.; Burkhardt Construction: Team manager, manage DB team through both phases of DB project, organize and conduct weekly/by-weekly meetings, public liaison for DB team, track project through Procore; Isiminger & Stubbs, structural design engineer and permitting, Phase I, Phase II submittal approval and construction inspections; Mock Roos civil engineer, phase I and Phase II submittal approval and construction inspections; Bridges Marsh Architects; Architectural design and permitting Phase I, Phase II submittal approval and construction inspections; Dennis J Leavy, professional surveying services, both phases; Ardaman Geotechnical services both phases.

Overall Cost Summary and Cost Summaries for each Team Member are attached.

Murray Logan Construction, LLC

Mid-Town Seawall Preconstruction Services Phase 1 Fee Schedule

7/7/2026

Task	Description	Quantity	Unit	Unit Price	Total Cost	
Task 1	Progress Meetings (Phase 1)					
	ISE	17	ea	$ 1,235.294	$ 21,000.00	
	BMA	10	ea	$ 1,273.00	$ 12,730.00	
	BCI	17	ea	$ 1,510.00	$ 25,670.00	
	MLCI	17	ea	$ 1,500.00	$ 25,500.00	
	MR	12	ea	$ 1,616.67	$ 19,400.00	Allowance
			Total		**$ 104,300.00**	
Task 2	Phase 1 Schedule					
	MLC	5	ea	$ 2,600.00	$ 13,000.00	
	BCI	5	ea	$ 500.00	$ 2,500.00	
			Total		**$ 15,500.00**	
Task 3	Survey & Geotechnical (Phase 1)					
	DJL	1	ea	$ 101,900.00	$ 101,900.00	
	AAI	1	ea	$ 84,420.00	$ 84,420.00	
	ISE	1	ea	$ 24,500.00	$ 24,500.00	
	Test Helical Anchors	4	ea	$3,500.00	$ 14,000.00	
			Sub-Total		$ 224,820.00	
	BCI	1	ea	$ 6,680.00	$ 6,680.00	
	MLC	1	ea	$ 36,600.00	$ 36,600.00	
			Total		**$ 268,100.00**	
Task 4	Design Plan Development & Spec					
	ISE	1	ea	$ 504,000.00	$ 504,000.00	
	BMA	1	ea	$ 40,870.00	$ 40,870.00	
	MR	1	ea	$ 39,970.00	$ 39,970.00	Allowance
			Sub Total		$ 584,840.00	
	BCI	1	ea	$ 16,725.00	$ 16,725.00	
	MLC	1	ea	$ 79,000.00	$ 79,000.00	
			Total		**$ 680,565.00**	
Task 5	Permitting / Variance					
	ISE(DEP)	1	ea	$ 37,000.00	$ 37,000.00	
	ISE(ARCOM)	1	ea	$ 7,000.00	$ 7,000.00	
	BMA	1	ea	$ 39,000.00	$ 39,000.00	
			Sub Total		$ 83,000.00	
	BCI	1	ea	$ 1,960.00	$ 1,960.00	
	MLC	1	ea	$ 12,000.00	$ 12,000.00	
			Total		**$ 96,960.00**	
Task 6	Plan review					
	MLC	2	ea	$ 19,955.00	$ 39,910.00	
	BCI	2	ea	$ 9,960.00	$ 19,920.00	
			Total		**$ 59,830.00**	

Task 7	MOT				
	MLC	2	ea	$ 1,460.00	$ 2,920.00
	BCI	2	ea	$ 500.00	$ 1,000.00
			Total		**$ 3,920.00**
Task 8	Cost Estimates				
	MLC	2	ea	$ 9,800.00	$ 19,600.00
	BCI	2	ea	$ 5,522.50	$ 11,045.00
			Total		**$ 30,645.00**
Task 9	ODP				
	MLC	1	ea	$ 1,000.00	$ 1,000.00
	BCI	1	ea	$ 500.00	$ 500.00
			Total		**$ 1,500.00**
Task 10	GMP				
	MLC	1	ea	$ 14,945.00	$ 14,945.00
	BCI	1	ea	$ 4,970.00	$ 4,970.00
			Total		**$ 19,915.00**
			Consultant Sub-Total		**$ 1,036,760.00**
			MLC Sub-Total		**$ 244,475.00**
Task 11	Contractor's Mark-up	10%	Percent of Consultant Sub-Total		$ 103,676.00
			Consultant Sub-Total		**$ 1,036,760.00**
			MLC Sub-Total		**$ 244,475.00**
			Percent of Consultant Sub-Total		**$ 103,676.00**
			Grand Total		**$ 1,384,911.00**

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Jason Debrincat, P.E., Director of Public Works

Re: A Resolution of the Town Council of the Town Of Palm Beach, Palm Beach County, Florida, Authorizing the Mayor to Execute the Amendment Number 2 to the Project Partnership Agreement Between the Department of the Army and the Town of Palm Beach for Renourishment of the Palm Beach County Federal Shore Protection Project, Mid-Town Segment the Mid-Town Beach Renourishment Project
83-2026

Date: 7/2/2026

STAFF RECOMMENDATION

Town staff recommends Town Council authorize the Mayor to sign the Amendment Number Two (2) to the Project Partnership Agreement between the Department of the Army and the Town of Palm Beach for the Mid-Town Beach Renourishment Project.

GENERAL INFORMATION

The Cooperation Agreement with the United States Army Corps of Engineers, Jacksonville District (USACE) was executed on September 15, 2025 following the Assistant Secretary of the Army for Civil Works (ASACW) guidance dated June 30, 2025, addressing the language in the 2024 Water Resources Development Act. The guidance addressed easement requirements and allowed temporary easements to be used for properties without public beach access at the Town's expense for the 2026 Mid-Town Beach Renourishment Project. However, it also stated that no additional federal participation in the Mid-Town Project would occur unless the Town acquired the appropriate perpetual easements with public use for these nine parcels. Thus, the 2026 Mid-Town Project was able to be authorized using perpetual and nine temporary easements and the Town provided a payment of $3,000,000 for sand placement above and below the Erosion Control Line (ECL), while the future of the project was uncertain.

On March 6, 2026, ASACW issued a memorandum with revised direction for the Project regarding real estate requirements for the remaining period of federal participation and further directed that a copy of the

memorandum be included as an attachment to the Project Partnership Agreement (PPA). Key updates to the guidance include the following:

1. If determined incidental to the project, outstanding easements without public use can be utilized. The local sponsor (Town of Palm Beach) would only be required to pay for the sand placed on private property, landward of the ECL.

2. The USACE will no longer require perpetual easements but will accept easements that have a duration equal to the life of the project. There are 44 years remaining in the life of the Mid-Town project.

3. ASACW is also willing to accept language that minimizes public use and allows full participation by the USACE.

Staff have reviewed the agreement and recommend approval.

FUNDING/FISCAL IMPACT

For the remaining 44 years of the agreement, the USACE could contribute nearly $142,000,000 to complete future Mid-Town projects with a Town match of $56,000,000.

cc: Patricia Strayer, P.E., Town Engineer
Sara Gutekunst, Coastal Coordinator
Joanne O'Connor, Town Attorney, Jones Foster

STRATEGIC PLAN
Strategic Priorities:
Governmental Leadership and Innovation

Strategic Focus Areas:
Cooperative Relationships

FUNDING
Coastal

RESOLUTION NO. 83-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, AUTHORIZING THE MAYOR TO EXECUTE THE AMENDMENT NUMBER 2 TO THE PROJECT PARTNERSHIP AGREEMENT BETWEEN THE DEPARTMENT OF THE ARMY AND THE TOWN OF PALM BEACH FOR RENOURISHMENT OF THE PALM BEACH COUNTY FEDERAL SHORE PROTECTION PROJECT, MID-TOWN SEGMENT THE MID-TOWN BEACH RENOURISHMENT PROJECT

WHEREAS, on November 4, 2019, the Government and the Non-Federal Sponsor entered into a Project Partnership Agreement (hereinafter the "Agreement") for construction of the Palm Beach County, from Lake Worth Inlet to South Lake Worth Inlet, Florida Coastal Storm Risk Management Project Mid-Town Segment;

WHEREAS, on September 15, 2025, the Parties entered into Amendment Number 1 to the Agreement to reflect the design changes in the Palm Beach County, from Lake Worth Inlet to South Lake Worth Inlet, Florida Coastal Storm Risk Management Project Mid-Town Segment Engineering Documentation Report Segment Length Modification and Additional Sand Sources, dated June 2025 and approved by the District Commander on July 9, 2025;

WHEREAS, on March 6, 2026, the Assistant Secretary of the Army for Civil Works issued a memorandum with revised direction for the Project regarding real estate requirements for the remaining period of Federal participation and further directed that a copy of the memorandum providing direction be included as an attachment to the Agreement; and

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The foregoing recitals are hereby ratified and confirmed.

Section 2: The Town Council hereby authorizes Amendment Number Two (2) to the Project Partnership Agreement with the U.S. Army Corps of Engineers (USACE) for the Palm Beach County Federal Shore Protection Project, Mid-Town Segment.

Section 3: The Mayor is hereby authorized to execute Amendment Number Two (2), on behalf of the Town.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach assembled on July 14, 2026.

Danielle H. Moore, Mayor

Edward A. Cooney, Town Council President

Lewis S.W. Crampton, Council President Pro Tem

Julie Araskog, Town Council Member

ATTEST:

Nicki McDonald, Town Council Member

Kelly Churney, CMC, Town Clerk

Bridget Moran, Town Council Member

DEPARTMENT OF THE ARMY
U.S. ARMY CORPS OF ENGINEERS, JACKSONVILLE DISTRICT
701 SAN MARCO BOULEVARD
JACKSONVILLE, FLORIDA 32207

Instructions for Non-Federal Sponsor Agreement Execution:

The Non-Federal Sponsor should execute **four** originals.

(1) **Do not date the first page of the agreement**. The date will be filled in upon execution by the U.S. Army Corps of Engineers.

(2) The representative of the Non-Federal Sponsor identified in the agreement should execute and date the signature page of all four copies of the agreement and all four copies of the Certification Regarding Lobbying.

(3) The principal legal officer of the Non-Federal Sponsor should execute and date all four copies of the Certificate of Authority **after** execution of the agreement and the Certification Regarding Lobbying by the representative of the Non-Federal Sponsor.

(4) All four copies of the agreement, including the Certification Regarding Lobbying, and Certificate of Authority should be returned to the U.S. Army Corps of Engineers for execution **in a manner that can be tracked**. Upon execution, the date will be filled in on the first page, and two originals will be sent to the Non-Federal Sponsor.

(5) FAILURE TO EXECUTE IN THIS MANNER COULD RESULT IN PROJECT DELAYS IF AGREEMENTS HAVE TO BE PROPERLY RE-EXECUTED.

(6) If you have any questions, please contact Katie Gwin at 904-489-6617.

AMENDMENT NUMBER 2
TO THE
PROJECT PARTNERHSIP AGREEMENT
BETWEEN
THE DEPARTMENT OF THE ARMY
AND
THE TOWN OF PALM BEACH, FLORIDA
FOR
THE PALM BEACH COUNTY,
FROM LAKE WORTH INLET TO SOUTH LAKE WORTH INLET, FLORIDA
COASTAL STORM RISK MANAGEMENT PROJECT
MID-TOWN SEGMENT

This Amendment Number 2 is entered into this _____ day of _____, 2026, by and between the Department of the Army (hereinafter the "Government"), represented by the District Commander for Jacksonville District (hereinafter the "District Commander") and the Town of Palm Beach, Florida (hereinafter the "Non-Federal Sponsor"), represented by its Mayor.

WITNESSETH, THAT:

WHEREAS, on November 4, 2019, the Government and the Non-Federal Sponsor (hereinafter "Parties") entered into a Project Partnership Agreement (hereinafter the "Agreement") for construction of the Palm Beach County, from Lake Worth Inlet to South Lake Worth Inlet, Florida Coastal Storm Risk Management Project Mid-Town Segment (hereinafter the "Project");

WHEREAS, on September 15, 2025, the Parties entered into Amendment Number 1 to the Agreement to reflect the design changes in the Palm Beach County, from Lake Worth Inlet to South Lake Worth Inlet, Florida Coastal Storm Risk Management Project Mid-Town Segment Engineering Documentation Report Segment Length Modification and Additional Sand Sources, dated June 2025 and approved by the District Commander on July 9, 2025;

WHEREAS, on March 6, 2026, the Assistant Secretary of the Army for Civil Works issued a memorandum with revised direction for the Project regarding real estate requirements for the remaining period of Federal participation and further directed that a copy of the memorandum providing direction be included as an attachment to the Agreement; and

WHEREAS, the parties desire to amend the Agreement to incorporate the direction provided by the Assistant Secretary of the Army for Civil Works.

NOW, THEREFORE, the Government and the Non-Federal Sponsor agree to amend the Agreement as follows:

1. Insert after the fifth WHEREAS clause the following:

“WHEREAS, on March 6, 2026, the Assistant Secretary of the Army for Civil Works issued a memorandum with revised direction for the Project regarding real estate requirements for the remaining period of Federal participation and further directed that a copy of the memorandum providing direction be included as an attachment to the Agreement (Exhibit A);**”**

2. The Assistant Secretary of the Army for Civil Works Memorandum is incorporated by reference into, and made a part of, the Agreement.

3. All other terms and conditions of the Agreement, as amended, remain unchanged.

IN WITNESS WHEREOF, the Parties hereto have executed this Amendment Number 2, which shall become effective upon the date it is signed by the District Commander.

DEPARTMENT OF THE ARMY	TOWN OF PALM BEACH, FLORIDA
BY: _____	BY: _____
Brandon L. Bowman Colonel, U.S. Army District Commander	Danielle H. Moore Mayor
DATE: _____	DATE: _____

CERTIFICATE OF AUTHORITY

I, Joanne M. O'Connor, do hereby certify that I am the principal legal officer for the Town of Palm Beach, Florida, that the Town of Palm Beach, Florida is a legally constituted public body with full authority and legal capability to perform the terms of the Amendment Number 2 between the Department of the Army and the Town of Palm Beach, Florida in connection with the Palm Beach County, from Lake Worth Inlet to South Lake Worth Inlet, Florida Coastal Storm Risk Management Project Mid-Town Segment, and to pay damages, if necessary, in the event of the failure to perform in accordance with the terms of this Amendment, as required by Section 221 of Public Law 91-611, as amended (42 U.S.C. 1962d-5b), and that the person who executed this Amendment on behalf of the Town of Palm Beach, Florida acted within her statutory authority.

IN WITNESS WHEREOF, I have made and executed this certification this _____ day of _____ 20___.

_____
Joanne M. O'Connor
Town Attorney
Town of Palm Beach, Florida

CERTIFICATION REGARDING LOBBYING

The undersigned certifies, to the best of his or her knowledge and belief that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by 31 U.S.C. 1352. Any person who fails to file the required certification shall be subject to a civil penalty of not less than $10,000 and not more than $100,000 for each such failure.

_____

Danielle H. Moore
Mayor
Town of Palm Beach, Florida

DATE: _____

EXHIBIT A

DEPARTMENT OF THE ARMY
OFFICE OF THE ASSISTANT SECRETARY
CIVIL WORKS
108 ARMY PENTAGON
WASHINGTON DC 20310-0108

SACW

MAR 0 6 2026

MEMORANDUM FOR COMMANDING GENERAL, U.S. ARMY CORPS OF ENGINEERS

SUBJECT: Revised Direction for Palm Beach County, Florida – Mid-Town

1. References:

a. Section 1145 of the Water Resources Development Act of 2024, Public Law 118-272 (33 U.S.C. 598c).

b. Section 103(d) of the Water Resources Development Act of 1986, Public Law 99-662, as amended (33 U.S.C. 2213(d)).

c. An Act to amend the act entitled "An Act authorizing Federal participation in the cost of protecting the shores of publicly owned property" approved August 13, 1946" Public Law 79-727), Public Law 84-826 (33 U.S.C. 426e).

d. Section 5 of the Flood Control Act of 1941, as amended (33 U.S.C. 701n) (commonly referred to as "Public Law 84-99").

e. Assistant Secretary of the Army, Memorandum, Subject: Execution of Section 1145(d) of the Water Resources Development Act of 2024 for Palm Beach County, Florida – Mid Town (June 30, 2025).

f. Real Estate Handbook, Engineer Regulation (ER) 405-1-12.

g. Federal Participation in Shore Protection, ER 1165-2-130.

h. Real Estate Policy Guidance Letter No. 35, Approved List of Standard Estates (2023).

2. Background. Recent storms have degraded hurricane and storm damage risk reduction projects in Florida, and there is an immediate need to address vulnerabilities from coastal storms that may put people and critical infrastructure at risk. In response, the Acting Assistant Secretary of the Army for Civil Works previously directed the U.S. Army Corps of Engineers (Corps) to carry out beach nourishment for the Mid Town project in accordance with Section 1145. Even though beach renourishment work is currently underway, there are still lingering issues related to real estate interests and cost share that could cause delays in future

renourishment cycles of this vital project. Consistent with my staff's conversations with the non-federal sponsor, this memorandum addresses the portion of the project currently being renourished.

a. General Requirements. Federal water resources development projects are cost shared with a non-federal sponsor. As part of shared project responsibilities, a non-federal sponsor must acquire interests in the lands needed for the project, such as easements and rights-of-way. Congress has directed the Army consider and only require the minimum real estate interest necessary for water resource projects and to consider real estate interests that "minimize conflict with property owners related to such project." 33 U.S.C. 598a(a) & (b); see also 33 U.S.C. 598c(c) (requiring the Army to "identify and accept the minimum real estate interests necessary to carry out the project"). In no event will a federal employee or contractor enter private property to carry out these projects without a real estate instrument allowing access.

b. Cost Share Considerations. Congress only authorizes federal participation in hurricane and storm damage reduction on private shores "if there is benefit such as that arising from public use or from the protection of nearby public property or if the benefits to those shores are incidental to the project." 33 U.S.C. 426e(d); see also 33 U.S.C. 2213(d)(1) and (2)(B) (stating that federal funds are not available for work on privately owned lands). Under longstanding Corps policy "public use means use by all on equal terms" and project beaches "will not be limited to a segment of the public" for beaches used for recreation. ER 1165-2-130 at p. 12. Corps policy also specifies that unless the protection of privately-owned beaches is incidental to protection of public beaches, "they must be open to all visitors regardless of origin or home area, or provide protection to nearby public property to be eligible for Federal assistance". ER 1165-2-130 at p. 12. Non-federal sponsors may cover the full project costs for portions without public use and access as required by 33 U.S.C. 2213(d)(1) and (2)(B) provided the "benefits to . . . [those properties] are incidental to the project." 33 U.S.C. 426e(d).

c. Non-Federal Sponsor's Request. The non-federal sponsor sent a letter to the Federal government on February 26, 2026 raising issues related to certain easement terms requested by the Corps. I am treating that letter as a request for the Army to "identify and accept the minimum real estate interests necessary to carry out the project" as contemplated in 33 U.S.C. 598c(c). I am providing direction to the Corps for this project consistent with that request.

3. Project Direction.

a. Easement Terms on Duration. Previous Corps policy requiring perpetual easements over private property has caused conflicts with property owners impacted by the project. Notwithstanding any Army Civil Works or Corps policy to the contrary, the Corps will not require the non-federal sponsor to obtain perpetual easements for any outstanding easements related to this project. For remaining easements, the Corps will only require the non-federal sponsor to obtain easements covering the project's remaining 50-year period of Federal participation. The Federal period of

participation for the purposes of this memorandum is from the initiation of construction plus fifty years. See 33 U.S.C. 426e-1(a)(specifying 50-year period for periodic beach renourishment projects); 33 U.S.C. 598c(d)(3)(providing "the sense of Congress that, for the purpose of constructing and maintaining a project for hurricane and storm damage risk reduction, the minimum estate necessary for easements may not exceed the life of the project nor be less than 50 years"). In carrying out this direction, the Corps must ensure that it follows the requirements in 33 U.S.C. 598c(a) & (b), as applicable.

b. Easement Terms on Public Use and Access Requirements. The approved standard estate for these projects in Real Estate Policy Guidance Letter 35 simply states that the property owner is granting "the right of public use and access" across the area covered by the easement. This imprecise language has caused "conflict with property owners related to this project." 33 U.S.C. 598a(b). Longstanding Corps policy implementing the statutory direction on public use requires public use along the beach and defines beach as "the zone of unconsolidated material that extends landward from the low water line to the place where there is marked change in material or physiographic form, or to the line of permanent vegetation." ER 1165-2-130, App. A.1. Consistent with that policy, I am directing the Corps to revise the easement required for the project to more precisely reflect what we require by policy. The Corps will remove "the right of public use and access" and replace that provision with "along with the right of use and access by the general public on equal terms, without restrictions or limitations to specific groups, communities, or private interests, to the beach—defined as any zone of sand extending landward from the erosion control line to the base of any dune, line of permanent vegetation or seawall." A revised easement is attached to this memorandum. Additionally, I am confirming the ability of the Corps to make discrete modifications of the terms of the standard Beach Storm Reduction Easement to help non-federal sponsors reach agreement with property owners. I will want my staff to review and approve changes.

c. Cost Share for Project Areas Covering Private Beaches Without Public Use Easement Provision. Previous guidance on this project stated that the non-federal sponsor "must pay 100 percent of the costs for sand placement seaward of the erosion control line, even though on public lands, if this placement is benefitting private landward beach." See Ref. 1.e. at para 6.b. I am revising that previous policy direction on this project because there is public use and access on the public lands seaward of the erosion control line and therefore public benefits. See 33 U.S.C. 2213(d)(1); 33 U.S.C. 426e(d)("Shores other than public will be eligible for Federal assistance if there is benefit such as that arising from public use or . . . if the benefits to those shores are incidental to the project, and the Federal contribution to the project shall be adjusted in accordance with the degree of such benefits"). The non-federal sponsor, here, to pay 100% of the costs for the portion of private beaches without public use landward of the Erosion Control Line and to the toe of the dune, sea wall, or permanent vegetation – the private part of the beach.

SACW
SUBJECT: Revised Direction for Palm Beach County, Florida – Mid-Town

4. I am further directing that the project partnership agreement be amended to be consistent with this direction and a copy of this memorandum be included in the agreement as an attachment.

5. The point-of-contact for this memorandum is Mr. Milton Boyd, Acting Deputy Assistant Secretary of the Army (Policy and Legislation). Mr. Boyd may be contacted at (703) 693-3655 or milton.w.boyd.civ@army.mil.

ADAM TELLE

BEACH STORM DAMAGE REDUCTION EASEMENT

A easement [effective from the start of project construction] valid until [a period not to exceed the life of the project or 50 years] and assignable easement and right-of-way in, on, over and across (the land described in Schedule A) (Tract No. _____) for use by the (Project Sponsor), its representatives, agents, contractors, and assigns, to construct; preserve; patrol; operate; maintain; repair; rehabilitate; and replace; a public beach [a dune system] and other erosion control and storm damage reduction measures together with appurtenances thereto, including the right to deposit sand; to accomplish any alterations of contours on said land; to construct berms [and dunes]; to nourish and renourish periodically; to move, store and remove equipment and supplies; to erect and remove temporary structures; and to perform any other work necessary and incident to the construction, periodic renourishment and maintenance of the (Project Name), along with the right of use and access by the general public on equal terms, without restrictions or limitations to specific groups, communities, or private interests, to the beach—defined as any zone of sand extending landward from the erosion control line to the base of any dune, line of permanent vegetation or seawall; [to plant vegetation on said dunes and berms; to erect, maintain and remove silt screens and sand fences; to facilitate preservation of dunes and vegetation through the limitation of access to dune areas;] to trim, cut, fell, and remove from said land all trees, underbrush, debris, obstructions, and any other vegetation, structures and obstacles within the limits of the easement (except_____); [reserving, however, to the grantor(s), (his) (her) (its) (their) (heirs), successors and assigns, the right to construct dune overwalk structures in accordance with any applicable Federal, State or local laws or regulations, provided that such structures shall not violate the integrity of the dune in shape, dimension or function, and that prior approval of the plans and specifications for such structures is obtained from the (designated representative of the Project Sponsor) and provided further that such structures are subordinate to the construction, operation, maintenance, repair, rehabilitation and replacement of the project; and further] reserving to the grantor(s), (his) (her) (its) (their) (heirs), successors and

assigns all such rights and privileges as may be used and enjoyed without interfering with or abridging the rights and easements hereby acquired; subject however to existing easements for public roads and highways, public utilities, railroads and pipelines.

DRAFT

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk Blouin, Town Manager

From: Wayne Bergman, MCP, LEED® AP, Director of Planning, Zoning & Building

Re: Discussion of Potential West Palm Beach Projects (Flagler Drive)

Date: 7/1/2026

GENERAL INFORMATION

The following Map, Sheets 1 of 2 and 2 of 2, provide the current and future City of West Palm Beach (WPB) and WPB Community Redevelopment Agency (CRA) Development Projects. The accompanying spreadsheet provides a brief explanation of each project.

As illustrated in the Map Legend, the project status as of July 1, 2026, is as follows:

- Approved Projects in Green
- Projects in Review in Blue
- Projects Under Construction in Orange
- Projects Completed in Gray

Additionally, the WPB Interactive Map Link is provided below:

https://experience.arcgis.com/experience/874aaf576de9400499141ec424802dde/page/In-Review

WB:JHD

STRATEGIC PLAN

Strategic Priorities:
Governmental Leadership and Innovation, Safe and Resilient Community, Community Culture and Character, Mobility and Transportation

Strategic Focus Areas:
Cooperative Relationships
Quality of Life
On-island Mobility

Collaborative Town Government

FUNDING
No Fiscal Impact

Mangonia Park

ST MARY'S MEDICAL CENTER

BEREAN CHRISTIAN SCHOOL

GAINES PARK

PALM BEACH CHRISTIAN ACADEMY

Palm Beach

S Dixie Hwy

N Dixie

Legend

WPB Downtown Development Projects 2026

Project Status 2026

Status

- Approved
- In Review
- Under Construction
- Completed
- Town Boundary

5400 North Flagler
Mixed Use
Apogee (Multi Family)
Alba Palm Beach Residence (Multi-Family)
Icon Marina Village (Multi-Family)
Broadway Mixed Use Area (Mixed Use)
The Marina (Multi-Family)
Maude Ford Lee
Northwood Mixed Use Area (Mixed Use)
The Spruce (Mixed-Use)
Neighborhood Renaissance (Multi-Family)
Currie Mixed Use Area (Mixed Use)
Neighborhood Renaissance (Multi-Family)
2007 N Dixie
Parkland Tower
Neighborhood Renaissance (Mixed-Use)
2001 N. Flagler (Multi-Family)
Neighborhood Renaissance (Multifamily)
Self Storage
Shorecrest
Pine Street Assemblage
Kirksey Commons (Mixed-Use)
Ritz Carlton (Mixed-Use)
Forum Place
Nora West
Nora East
NORA Hotel (Hotel)
Pure Skin (Office)
Cielo / Tortoise One (Mixed-Use)
Soleste Palm Station (Multi-Family)
One West Palm (Mixed-Use)
The Grand (Mixed-Use)
Alba Residences (Multi-Family)
Flagler Station
Banyan Place (Mixed-Use)
Transit Village (Hotel)
Publix
Anyara
300 Banyan (Office)
Banyan Tower - Edge 2 (Multi-Family)
Viana Hotel (Hotel)
NYU Langone
Solana (Multi-Family)
315 S Dixie Hwy
515
460 Fern (Mixed-Use)
Fern (Office)
The Berkeley (Multi-Family)
AC Marriott (Hotel)
The Laurel (Mixed-Use)
400
550 South
Hibiscus
Phillips Point
500 Clearwater
One Flagler (Mixed Use)
1001 Tower (Office)
Rosemary Office Towers
West Palm Point (Office)
320
Lakeview (Mixed Use)
Curio Hotel (Mixed Use)
Family Church
Forte
Palm Beach Atlantic University Housing and Parking Garage
South Flagler House (Multi-Family)
La Clara
Norton Museum of Art
The Contemporary (Office)
Carefree 6 at Flamingo (Mixed Use)
Tropicana Self Storage
District Pointe
Holiday Inn Express at Holiday Inn PBI OCPD
Shops at the Press (Mixed Use)

N

0 1,000 2,000 4,000 US Feet

Map Location:

Downtown West Palm Beach

Map Description:

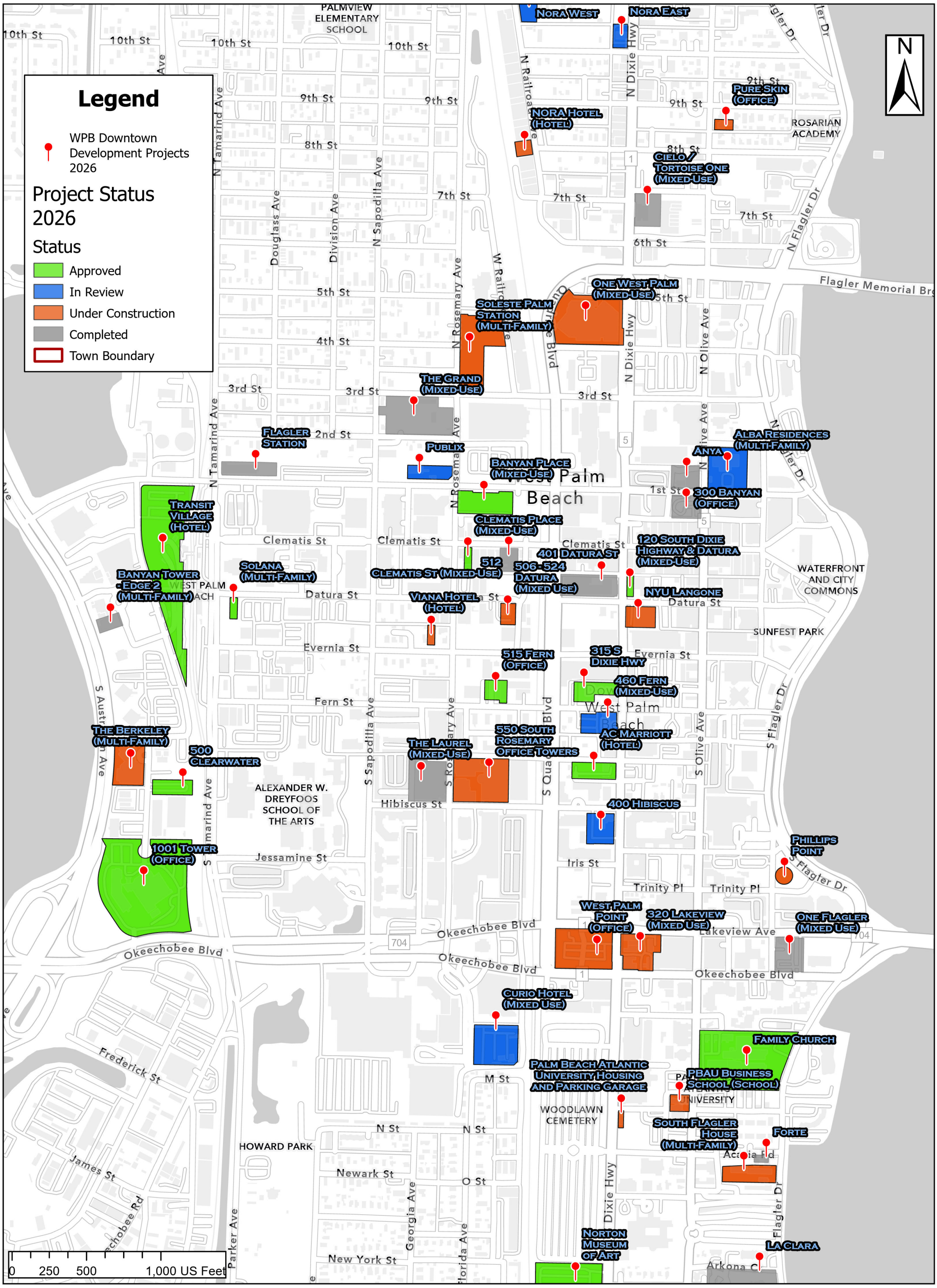
This map shows approximate locations of Current and future construction projects in Downtown/CRA West Palm Beach that could have traffic impacts to the Town.

Current and Future Downtown/CRA Development Projects

GIS Department

Sheet No. 1 of 2

Date	6/30/2026



Map Location:

Downtown West Palm Beach

Map Description:

This map shows approximate locations of Current and future construction projects in Downtown/CRA West Palm Beach that could have traffic impacts to the Town.

Current and Future Downtown/CRA Development Projects

GIS Department

Sheet No. 2 of 2

Date	7/1/2026

Project Name	Location	Project summary	Status
1001 Okeechobee Blvd	1001 Okeechobee Blvd	23-story, 685,970 gross sq ft, 305,863 sq ft office, 1,054 parking spaces.	Approved
120 South Dixie Highway & Datura	120 S Dixie Hwy	Residential: 153 Units, (Studio-66, 1BR-43, 2BR-44), Retail: 6,650 sq ft, Parking: 174 spaces.	Approved
315 S Dixie	315 S Dixie Hwy	Residential: Multifamily 190 Units, Office Space: 9,411 sq ft.	Approved
500 Clearwater	500 Clearwater Park Rd	A mixed-use 25-story high-rise containing (86) dwelling units, a 5,701 square-foot member's club, and 6,384 square-feet of ground-floor retail.	Approved
515 Fern Street	501 & 515 Fern St	25-story, 466,068 gross sq ft, 425,236 sq ft of office space and 9,369 sq ft of ground-level retail, 765 space parking garage	Approved
5400 North Flagler	5400 N Flagler Dr	32-story, 97-unit condominium with 212 parking spaces.	Approved
Apogee	4906 N Flagler Dr	Residential project 63,354 sq ft, 46 multifamily units.	Approved
Banyan Place	550 Banyan Blvd	Twelve stories. Commercial: 1,810 sq ft, multifamily residential: 348 units.	Approved

Project Name	Location	Project summary	Status
Clematis Place	Rosemary & Clematis	12-story, 180,140 gross sf, 159 residential units, 11,490 sf of commercial space.	Approved
District Pointe	1501 Belvedere Rd	13-story, mixed use building, 193 residential units. Three-story building, 135 hotel-rooms, five-story office building, 12-story building, 277 residential units, eight-story garage building, 485 spaces.	Approved
Family Church	1101 S. Flagler Dr	Two high-rise residential towers. Residential: 190 units. Restaurant: 5,400 sq ft.	Approved
Flagler House	3705 S Flagler Dr	18-story, 39-unit tower with 996 sq ft of commercial and 87 parking spaces.	Approved
Forum Place	1551 Forum Place	Residential: Multifamily, 237 Units.	Approved
Holiday Inn Express at Holiday Inn PBI OCPD	1221 Belvedere Rd	Four-story, 112 room hotel building.	Approved
Keiser University Aquatic Center	2600 N Military Trl	100-seat stadium and associated swimming pools, 9,139 sq ft of support buildings.	Approved
Marriott AC Hotel	414 Gardenia St	Ten-story, 95,403 sq ft hotel. Parking: 235 spaces.	Approved
Mixed Use	5179 Broadway Ave	12 multifamily units and 1,199 sq ft of non-residential.	Approved

Project Name	Location	Project summary	Status
Norton Museum of Art	1450 S. Dixie Hwy	Expansion of the existing museum building with related improvements to the site, reconfiguration of the existing surface parking lot, construction of a proposed parking garage, and changes to the CSPD master signage plan.	Approved
Oasis Tower	1415 Centrepark Blvd	12-story building with 323 multifamily dwelling units.	Approved
Parkland Tower	2015 Broward	18-story, 202' high residential tower with 80 units and 102 parking spaces.	Approved
Pine Street Assemblage	320 Pine St	Mixed use. Residential: 367 multifamily units. Non-Residential: 7,613 sq ft.	Approved
Publix @ Southdale	804 Southern Blvd	Demolition and reconstruction of 59,390 sq ft Publix and inline retail.	Approved
Solana	992 Datura Ave	88 Total Units, 74 Microunuts, 141 BR Units, 36 Parking spaces.	Approved
The Contemporary	1545 Centrepark Dr N	Office: 149,524 sq ft, Other: 6,241 sq ft amenity, Parking: 446 Spaces.	Approved
The Marina	4200 N. Flagler Dr	A mixed-use development with 291 multifamily dwelling units, resident amenity guest suites, and 12 private/semi-private club with guest suites office Also, 9,100 sf of crew amenities, 7,096 sf retail, and 2,757 sf of marina storage.	Approved

Project Name	Location	Project summary	Status
Transit Village	132 Clearwater Pl / 150 Clearwater Pl	Four 25-story towers, 1,296,814 sq ft, 820 regular residential units, 42 workforce units, 166 micro units, 108 hotel units, 49,395 sq ft retail, 182,720 sq ft of office, 2,000 parking spaces.	Approved
Tropicana Self Storage	2500 N Florida Mango Rd	108,292 SF self-storage facility with six parking spaces.	Approved
300 Banyan & 301 Clematis St	300 Banyan / 301 Clematis St	12-story, 97,906 sf office, 272 space parking garage, renovation of 41,779 sf 301 Clematis for office and commercial or F&B	Completed
401 Datura Watermark	401 Datura St	8 stories, 154 units, 174,955 square foot senior living residential building.	Completed
512 Clematis St	512 Clematis St	Five-story, 68,296 sf, mixed-use residential building with ground-floor retail and 88 units (63 studio & 25 1-bedroom).	Completed
Anya	303 Banyan Ave	15-story, 227,099 sq ft , 3,132 sq ft of retail, 223 residential units (214 regular units and 9 micro-units), and 324 parking spaces, a 9 space surface parking and the existing 44,296 sq ft office building.	Completed
BJ's @ BrandsMart	751 W. Executive Center Dr	391-space parking garage.	Completed

Project Name	Location	Project summary	Status
Centrepark Apts / Indigo	1500 Centrepark Blvd	246 Multifamily apartments.	Completed
Cielo / Tortoise One	370 & 375 Eucalyptus St	8-story 255,331 sq ft new building including 3,401 sq ft of retail, 264 residential units (256 regular units and 8 micro-units), and 371 parking spaces.	Completed
Flagler Station	951 Banyan Blvd	8-story, 9,451 sq ft affordable housing residential building.	Completed
Flamingo Car Wash at Palms Gateway CPD	1510 Belvedere Rd	3,708 sq ft car wash facility.	Completed
Forte	1309 S Flagler	42 Unit Residential Tower, 24 Stories on 1.38 acres, Parking: 133 Spaces.	Completed
Icon @ The Marina CMPD	4334 N Flagler Dr	PBA3 - 200 Units, PBA 2 - 199 Units, 3,025 sq ft Retail.	Completed
Inscription West	1991 Presidential Way	Eight-story building. Residential units: 191.	Completed
La Clara	1515 S Flagler	Residential: 84 Units, Parking: 183 Spaces.	Completed
Mint Eco Car Wash	1890 Palm Beach Lakes Blvd	4,414 sq ft automated car wash facility.	Completed
One Flagler	134 or 180 Lakeview Ave	25-story, 276,245 sq ft office, 6,274 restaurant, 16,368 sq ft First Church of Christ Scientist, 239 parking spaces.	Completed
Pink Bird Car Wash	879 W Executive Center Dr	3,856 sq ft car wash.	Completed
Shops at The Press	2751 S Dixie Hwy	Office: 177100 sq ft, Retail: 40711 sq ft, Restaurant 4107 Sf, Warehouse: 9376 sq	Completed

Project Name	Location	Project summary	Status
The Grand	620 3rd St	8-stories, 288,824 sq ft new building including 3,637 sq ft of retail, 309 residential units, and a	Completed
The Laurel	575 S Rosemary Ave	Mixed use building with 322 rental units, 26,906 sq ft retail and 37,427 sq ft office.	Completed
WPB Golf Course	7201-7301 Georgia Ave	Overall redevelopment of golf course and facilities.	Completed
2001 N. Flagler	2001 N. Flagler Dr	90-unit multifamily residential development.	In Review
2007 N Dixie	2007 N Dixie Hwy	A 1-story 4,420 sf retail building with 4 retail shops.	In Review
400 Hibiscus	400 Hibiscus St	A mixed-use 25-story high-rise containing (86) dwelling units, a 5,701 square-foot member's club, and 6,384 square-feet of ground-floor retail.	In Review
Alba Reserve	4720 N Flagler Dr	31-story, 87-unit, multifamily condominium with 226 parking spaces.	In Review
Alton	5710 N Haverhill Rd	A 320-unit multifamily residential development	In Review
Carefree 6 at Flamingo	2000 S Dixie Hwy	Residential 58 Units, Restaurant: 6,700 sq ft, Theater: 600 Seats.	In Review
Curio Hotel	900 S Rosemary Ave	Hotel: 420 rooms, retail space: 9,716 sq ft, parking: six levels, 630 spaces.	In Review

Project Name	Location	Project summary	Status
Maude Ford Lee	4200 N Australian Ave	57,000 sf Palm Beach County office facility and 213 parking spaces.	In Review
Nora East	1105 N Dixie Hwy	An 11-story mixed-use building with 122 multifamily dwelling units and 19,731 square feet of ground floor commercial.	In Review
Nora West	456 11th St	An 11-story mixed-use building with 350 multifamily units, and 16,182 sf of ground floor commercial.	In Review
Publix	621 Banyan Blvd	A 111,551 SF Publix grocery store with accompanying liquor store and retail bays.	In Review
Residences of Palm Beach West	460 Fern Street	340 Multifamily Units, 23,377 sf of Retail and 16,135 sf of Offce Space.	In Review
Self Storage	1935 N Dixie Hwy	A 4-story 92,694 sf retail building for self storage.	In Review
320 Lakeview	320 Lakeview Ave	25-story mixed use building, consisting of 4679 sq ft of ground level commercial, 210 multifamily units and a 110 room hotel.	Under Construction
550 South Rosemary Office Towers	550 S Rosemary Ave	East Tower, Class A Office Building, 23 Stories, 337 ft tall; West Tower, Class A Office Building, 21 stories, 326.5 ft tall.	Under Construction

Project Name	Location	Project summary	Status
8111 South Dixie Hwy	8111 S Dixie Hwy	Residential: 358 units, retail: 8,897 sq ft, restaurant: 8,000 sq ft.	Under Construction
Alba Palm Beach	4708 & 4714 N Flagler Dr	21-story tower, 55 residential units, 148 parking spaces.	Under Construction
Banyan Cay Resort	2020 Banyan Resort Way	Resort parking structure.	Under Construction
Boys and Girls Club	5701 Dreher Trail S	Club: 19,080 sq ft, Gym: 11,820 sq ft.	Under Construction
Cox Science Museum Expansion	4801 Dreher Trail N	Expanding from 26,651 sq ft to 100,007 sq ft.	Under Construction
Datura Hotel & Residences	506-524 Datura St	19-story, 232,263 sq ft, hotel & residential building, 132 hotel units, 180 residential units, 2,200 sq ft of ground floor retail, and 265 parking spaces.	Under Construction
Kirksey Commons	1501 N Dixie Hwy	Office: 900 sq ft, Retail: 9,400 sq ft, Other: 84,000 sq ft (Warehousing), 900 sq ft (Utilities), Parking: 57 Spaces.	Under Construction
NORA Hotel	1110 N Railroad Ave	Retail: 11,372 sq ft, Hotel: 191,842 sq ft.	Under Construction
Northwood Square	23rd - 25th St / Broadway	Three Mixed Use buildings totalling 382 rental units and 63,200 sq ft commercial.	Under Construction
NYU Langone	324 Datura St	Medical office, 181,492 sq ft. Three levels of parking, 201 spaces.	Under Construction

Project Name	Location	Project summary	Status
Olara	1919 N Flagler Dr	137,250 sq ft , 479 multifamily units, 33,465 sq ft retail.	Under Construction
One West Palm	550 Quadrille Blvd	30-story, 1,504 sf daycare, a 200 room hotel including 44,849 sq ft of meeting space and a 6,863 sq ft restaurant, 204,067 sq ft of office, a 218 unit residential building, and 7,348 sf sq ft retail, along with a 702 parking garage, resulting in a total gross building area of 824,645 sq ft.	Under Construction
Palm Beach Atlantic University Housing and Parking Garage	1200 S Dixie Hwy	25-story, 275-unit building with 888 parking spaces.	Under Construction
PBAU Business School	1199 S Olive Avenue	Construction of a 6 story 125,915 sq ft business school.	Under Construction
Phillips Point	777 S. Flagler Dr	Phillips Point Modernization	Under Construction
Prime Corner Commercial Planned Development	45th St & Military Tr	Commercial Planned Development with a 5636 sq ft WaWa convenience store and gas sales.	Under Construction
Pure Skin	912 N Olive Ave	Professional office / live work, 6,655 sq ft.	Under Construction
Ritz Carlton	1717 N Flagler Dr	Multifamily: 138 units, three office buildings: 11,960 sq ft.	Under Construction
Roseland Garden	3801 Georgia Ave	Residential, multifamily units, Phase 1—148 units, Phase 2– 207 units.	Under Construction

Project Name	Location	Project summary	Status
Shorecrest	1901 N Flagler Dr	Mixed use: residential: 140 Units, 21,511 sq ft Temple of Israel synagogue, Accessory preschool.	Under Construction
Soleste Palm Station	410 N Rosemary Ave	Residential: 321 Units, Parking: 450 Spaces	Under Construction
South Flagler House (Flagler Towers)	1315 S Flagler Dr	109 Residential units, 3,878 sf restaurant.	Under Construction
The Berkeley	601 Clearwater Park Rd	A 25-storymixed-use, high-rise development with 193 multi-family dwelling units, and 838 sq. ft. of ground-floor commercial uses.	Under Construction
The Spruce	2501 Spruce Ave	Residential: 200 Units, Jr. 1BR-80; 1 BR-47; 2BR-68; 3BR-5, Retail: 2,359 sq ft, Parking: 285 Spaces.	Under Construction
Viana Hotel & Spa	609 Evernia	Retail: 8,514 sq ft (Restaurant), Hotel: 142 Hotel Units, Parking: 52 Spaces.	Under Construction
West Palm Point	801 South Dixie Hwy	23-story, 468,450 sq ft office, 1,167 parking spaces.	Under Construction

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Nicholas Caristo, Chief of Police

Re: Discussion of Establishment of a Beach Amenity Fee for Commercial Placement of Beach Furniture on Municipal Beaches

Date: 6/18/2026

GENERAL INFORMATION

This memorandum recommends that the Town adopt a beach amenity fee applicable to hotels, resorts, condominium operators, beach clubs, and other private businesses that place beach furniture, cabanas, umbrellas, loungers, or similar equipment on municipal beaches as an amenity for their customers, guests, or members.

Municipal beaches are public recreational assets maintained at taxpayer expense. When private businesses utilize public beach space to enhance the value of their services, they receive a direct economic benefit from a public resource. A beach amenity fee would ensure that businesses contributing to the commercialization and intensive use of municipal beaches help offset the costs associated with beach maintenance, recreation management, public safety, environmental protection, and capital improvements.

The Town invests substantial resources in maintaining municipal beaches, including:

- Beach cleaning
- Lifeguard services
- Public safety and law enforcement
- Dune protection and environmental management
- Beach access maintenance
- Restroom and public facility maintenance
- Sand management and renourishment efforts

Several hotels and private businesses market beach access and beach amenities as key components of their customer experience. The placement of furniture and equipment on municipal beaches allows these businesses to offer enhanced services without owning or maintaining the underlying recreational land.

As a result, private entities derive measurable economic value from public property while the costs of maintaining that property are borne primarily by residents and taxpayers.

Rationale for a Beach Amenity Fee

1. Cost Recovery

The placement of commercial beach furniture increases the intensity of beach use and requires additional municipal oversight and maintenance. A beach amenity fee would allow the Town to recover a portion of the costs associated with:

- Beach management and monitoring
- Enforcement of regulations
- Trash removal and cleaning
- Wear and tear on public facilities
- Administrative permitting and compliance activities

Without a beach amenity fee, taxpayers effectively subsidize private commercial operations that benefit financially from public beach resources.

2. Fairness and Equity

Businesses that derive revenue from municipal beach access should contribute proportionately to the upkeep of those facilities.
A beach amenity fee creates a fair allocation of costs by ensuring that:

- Residents are not solely responsible for supporting commercial activities.
- Businesses benefiting from public recreational assets contribute to their maintenance.
- Commercial users are treated consistently under a transparent fee structure.

3. Preservation of Public Access

Municipal beaches are public assets intended for the enjoyment of all residents and visitors. Commercial furniture operations can occupy substantial portions of beach areas, reducing the availability of open space for the general public. A beach amenity fee recognizes the value of the public space being occupied and helps ensure that private use of public land is appropriately compensated. The beach amenity fee also provides a mechanism for the Town to monitor and regulate the extent of commercial activity occurring on municipal beaches.

4. Economic Benefit to Private Businesses

Hotels and private businesses advertise beachfront amenities as a competitive advantage. Lounge chairs, umbrellas, and beach service programs often support premium room rates, memberships, rentals, and customer spending.

Because these amenities contribute directly to business revenues, it is reasonable for the Town to require participating businesses to contribute financially toward the public

resource that makes those amenities possible.

5. Funding Recreation and Beach Improvements
Revenue generated from the recreation fee could be dedicated to:

- Beach maintenance and restoration
- Lifeguard programs
- Public recreation initiatives
- Accessibility improvements
- Dune and environmental protection projects
- Capital improvements to beach facilities

Establishing a dedicated funding source ensures that the businesses benefiting from municipal beaches help support their long-term sustainability.

6. Consistency with User-Pay Principles
Many municipalities employ user-fee models when public assets are used for private commercial purposes. Examples include, but are not limited to:

- Marina slip fees
- Special event permits
- Outdoor dining permits
- Concession agreements
- Vendor permits
- Commercial filming permits

A beach amenity fee follows the same principle. Entities receiving special commercial benefit from public property contribute toward the costs of maintaining that property.

7. Environmental and Operational Impacts
Commercial furniture operations may create additional impacts, including:

- Increased foot traffic
- Greater litter generation
- Dune disturbance
- Storage and transportation activities
- Additional enforcement needs

A beach amenity fee helps offset these impacts and provides funding for environmental stewardship efforts necessary to preserve beach resources. The Town may consider several potential beach amenity fee structure approaches:

Option A: Per-Unit Fee
Annual fee is based on the number of chairs, umbrellas, cabanas, or similar items placed

on the beach. This option may be staff-intensive to monitor.

Option B: Area-Based Fee
Annual fee based on the square footage of the public beach occupied by commercial amenities.

Option C: Business-Class Fee
Tiered annual fees based on business size, room count, or membership levels.

Option D: Hybrid Approach
Combination of a base fee plus per-unit or area-based charges.

Benefits to the Town
Implementation of a beach amenity fee would:

- Generate dedicated revenue for beach maintenance.
- Reduce taxpayer subsidization of commercial beach operations.
- Promote equitable cost sharing.
- Improve oversight of commercial beach activities.
- Protect public access and recreational opportunities.
- Support long-term sustainability of municipal beach resources.

Recommendation
The Town should adopt an ordinance establishing a beach amenity fee for any hotel, resort, condominium association, beach club, vendor, or private businesses that place furniture or other amenities on municipal beaches for the benefit of guests, customers, tenants, or members.

The fee should be structured to recover a reasonable portion of the Town's recreation, maintenance, environmental, and administrative costs while ensuring that public beaches remain accessible, sustainable, and properly maintained for the benefit of residents and visitors alike.

By requiring commercial users of municipal beaches to contribute to the costs of maintaining those public resources, the Town can advance principles of fairness, fiscal responsibility, and long-term stewardship of its coastal assets.

cc: Carolyn Stone. Deputy Town Manager
Robert Miracle, Deputy Town Manager
Jason Debrincat, Director of Public Works
Joanne O'Connor, Town Attorney

STRATEGIC PLAN
Strategic Priorities:
Governmental Leadership and Innovation, Environmental Stewardship, Safe and Resilient

Community

Strategic Focus Areas:
Quality of Life
Community Preservation
Sustainable Management of Town Assets

FUNDING
Fee-Related

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk W. Blouin, Town Manager

From: Jason Debrincat, P.E., Director of Public Works

Re: Presentation of Pavement Management Master Plan
TIME CERTAIN: 2:00 PM

Date: 6/29/2026

STAFF RECOMMENDATION

Town staff seeks Town Council's input on the Pavement Management Mast Plan.

GENERAL INFORMATION

Town staff have worked with Chen Moore and Associates to perform a Town-wide assessment of the roadways. This assessment included all 49 miles of roadway and assessed not only the pavement but also the base and sub-base. The intent is to identify failing roads and assess the life expectancy of existing roads. The analysis utilized the following data:

- Visual inspection of the pavement.
- Reported pot holes or other failures of pavement based on Lucity work orders.
- Undergrounding cores throughout the Town initially performed for undergrounding design.
- Additional cores performed by CMA.

The analysis utilized nationally recognized tools such as the Pavement Condition Index (PCI) schema originally developed by the US Army Corps of Engineers and PAVER 7 software. CMA will present their analysis and the preliminary results. They will also present funding options for projected 10 year and 20 year funding to balance the demands of maintaining the roadways.

FUNDING/FISCAL IMPACT

Funding has not been identified at this time.

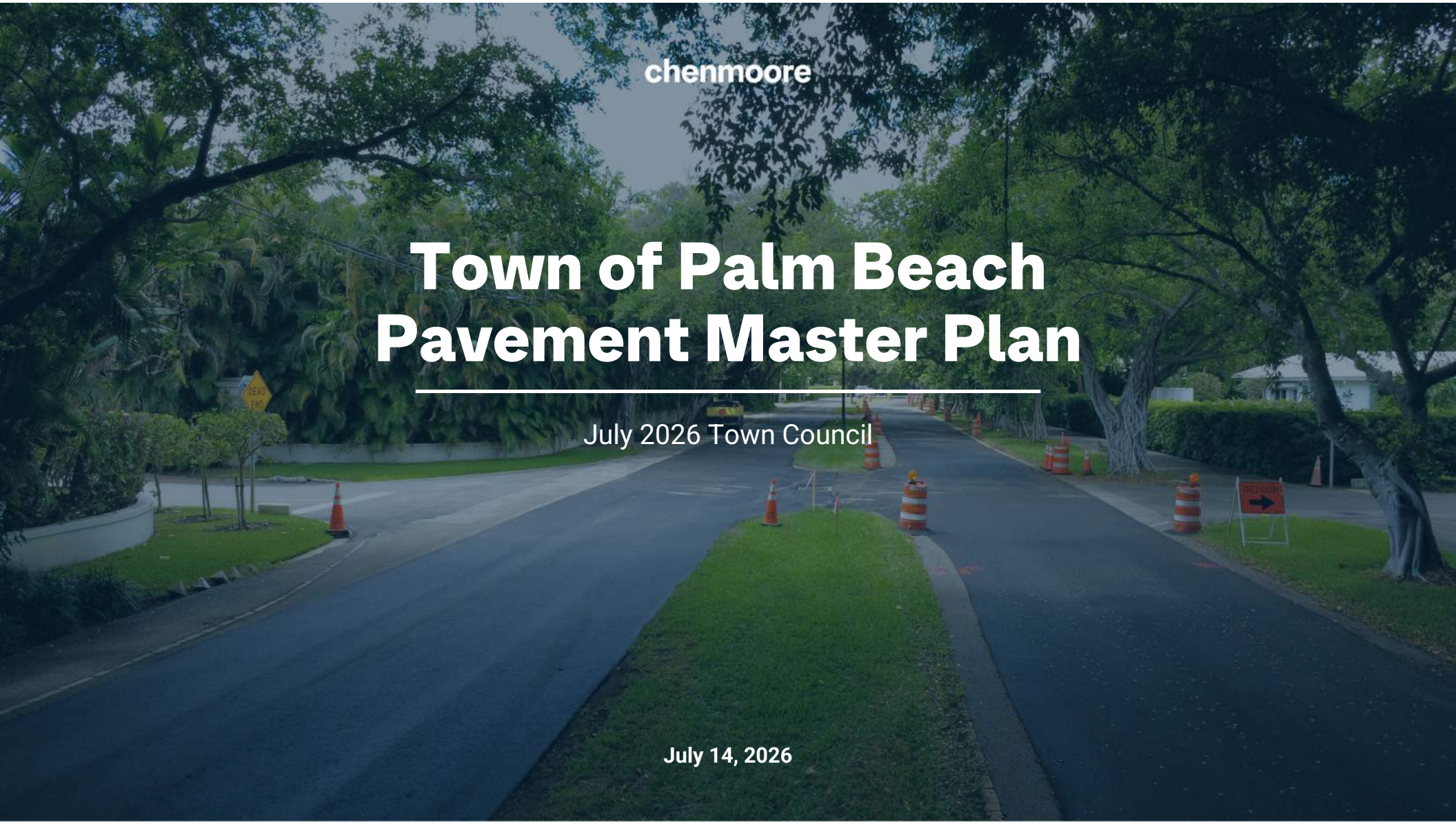
Attachments

cc: Patricia Strayer, P.E., Town Engineer
Julie Parham

STRATEGIC PLAN
Strategic Priorities:
Mobility and Transportation

Strategic Focus Areas:
On-island Mobility

FUNDING
No Funding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Town of Palm Beach
Pavement Master Plan
July 2026 Town Council
July 14, 2026

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Table of Contents

Section 1 – **Background**

Section 2A – **Maintenance Planning Methodology**

Section 2B – **Maintenance Planning Results**

Section 3A – **Repair/Reconstruction Methodology**

Section 3B – **Repair/Reconstruction Results**

Section 4 – **Recommendations**

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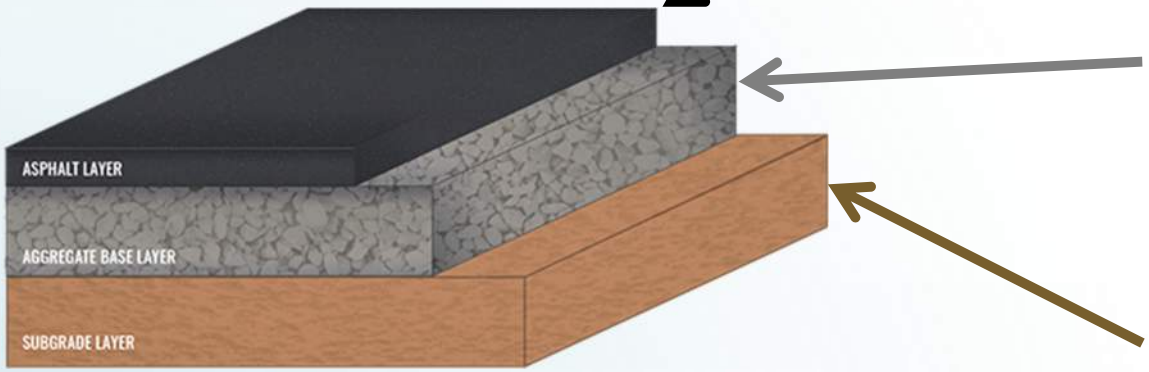
Section 1
Asphalt Pavement Background

How is Asphalt Pavement Constructed?

1. Three primary layers
2. Flexible pavement on top of structural support



Pavement Layer

- Compacted asphalt (from approved plant)
- Protects the base rock from water and traffic
- Improves rideability and safety for traffic

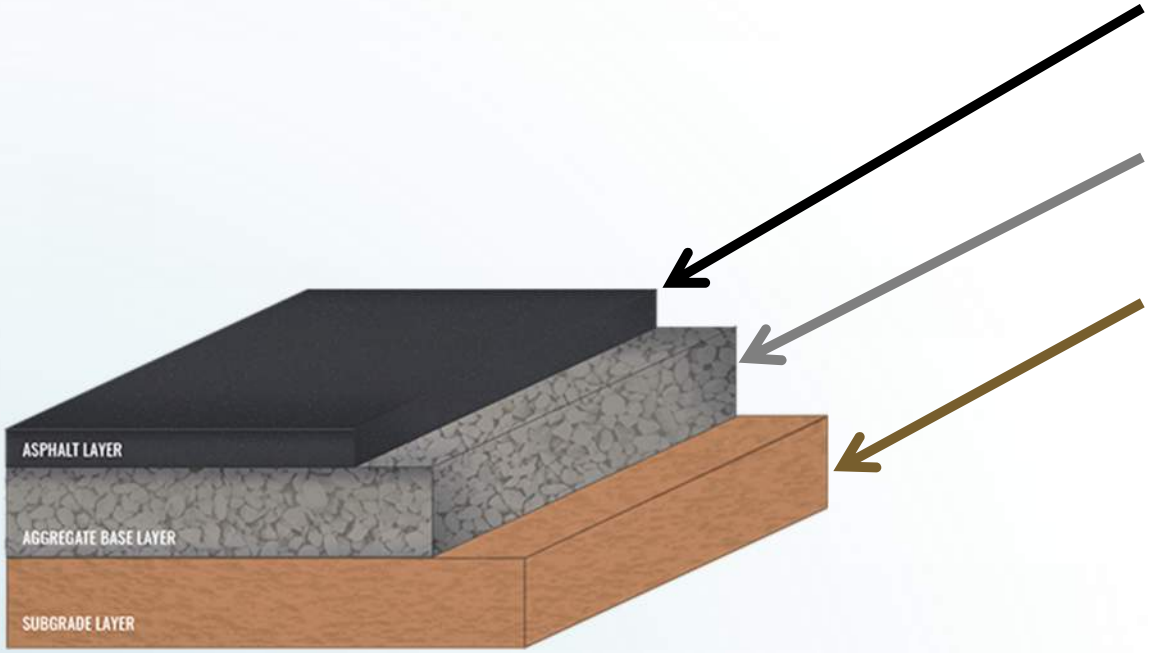
Base Layer

- Compacted Limerock (from approved quarry)
- Provides structural support for traffic loads

Subbase or Subgrade Layer

- Compacted Soil (typically existing sands)
- Provides foundation for roadway

What are the Town's Standards for Roadway Construction?



Pavement Layer

- 1 ½-inch to 2-inch thickness (per asphalt type)

Base Layer

- 8-inch thickness

Subbase or Subgrade Layer

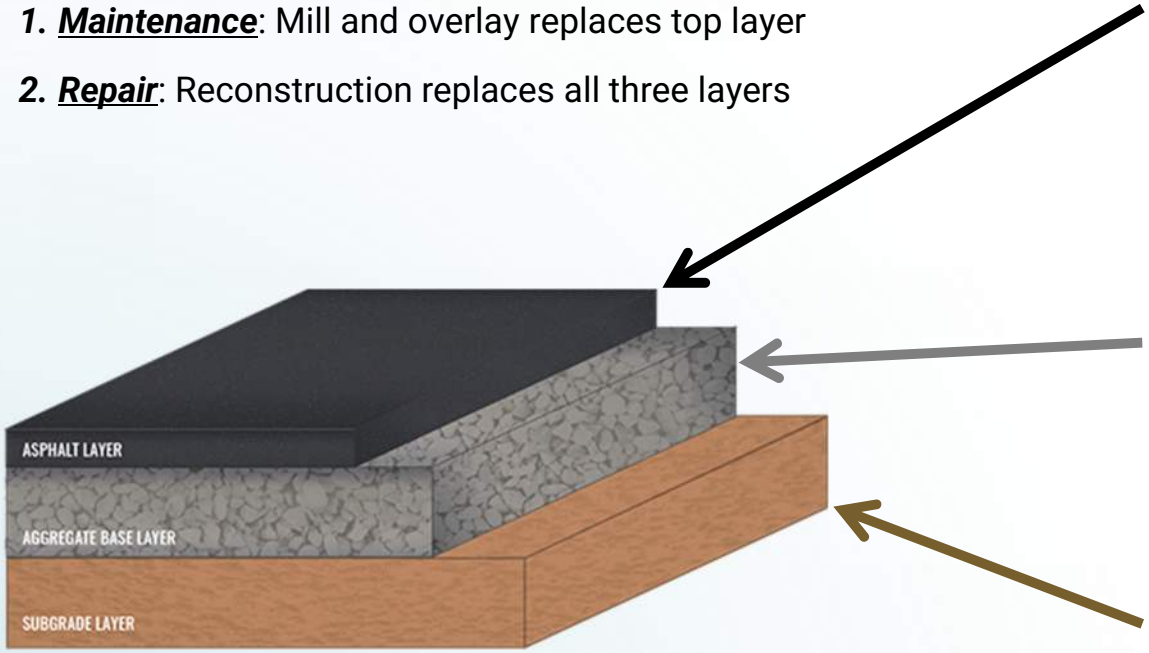
- 12-inch thickness

TABLE OF MATERIALS AND CONSTRUCTION STANDARDS: RESIDENTIAL ACCESS AND LOCAL STREETS

COMPONENT [1]	DESCRIPTION OF MATERIALS	CONSTRUCTION STANDARDS MINIMUM IN PLACE		NOTES
		THICKNESS [2]	METHOD	
(A)	TYPE S-1 OR SP 12.5 ASPHALTIC CONCRETE	1-1/2"	ONE (1) LIFT	MAY BE USED AS A STRUCTURAL COURSE BELOW S-3 OR SP-9.5 WEARING SURFACE. TACK COAT REQUIRED BETWEEN COURSES SN COEFF./IN. = 0.44
	TYPE S-3 OR SP-9.5 ASPHALTIC CONCRETE	2" MIN.	TWO (2) EQUAL LIFTS	TACK COAT REQUIRED WITH MULTIPLE LIFTS SN COEFF./IN. = 0.44
(B)	LIMEROCK	8" MIN.	COMPACTED	PRIME COAT SHALL BE USED BETWEEN THE FINISHED ROCK BASE AND FIRST LIFT OF ASPHALT LBR 100 MIN. SN COEFF./IN. = 0.18
	SHELLROCK	8" MIN.	COMPACTED	
	CRUSHED CONCRETE	8" MIN.	COMPACTED	
(C)	SUBGRADE	12"	COMPACTED	[3]
	SUBGRADE	12"	STABILIZED TYPE B	[4] SN COEFF./IN. = 0.08

How is Asphalt Pavement Maintained & Repaired?

1. ***Maintenance***: Mill and overlay replaces top layer
2. ***Repair***: Reconstruction replaces all three layers



Roofing Analogy – Asphalt pavement is like the tiles on top of a roof, while the base rock layer is like the roof trusses.

Pavement Failures – Mill and Overlay

- UV light and weather deteriorates asphalt
- Cracking (Longitudinal, Transverse, Block)
- Wear and Raveling

Base Failures – Full Depth Reconstruction

- Potholes
- Rutting

Subbase Failures – Full Depth Reconstruction

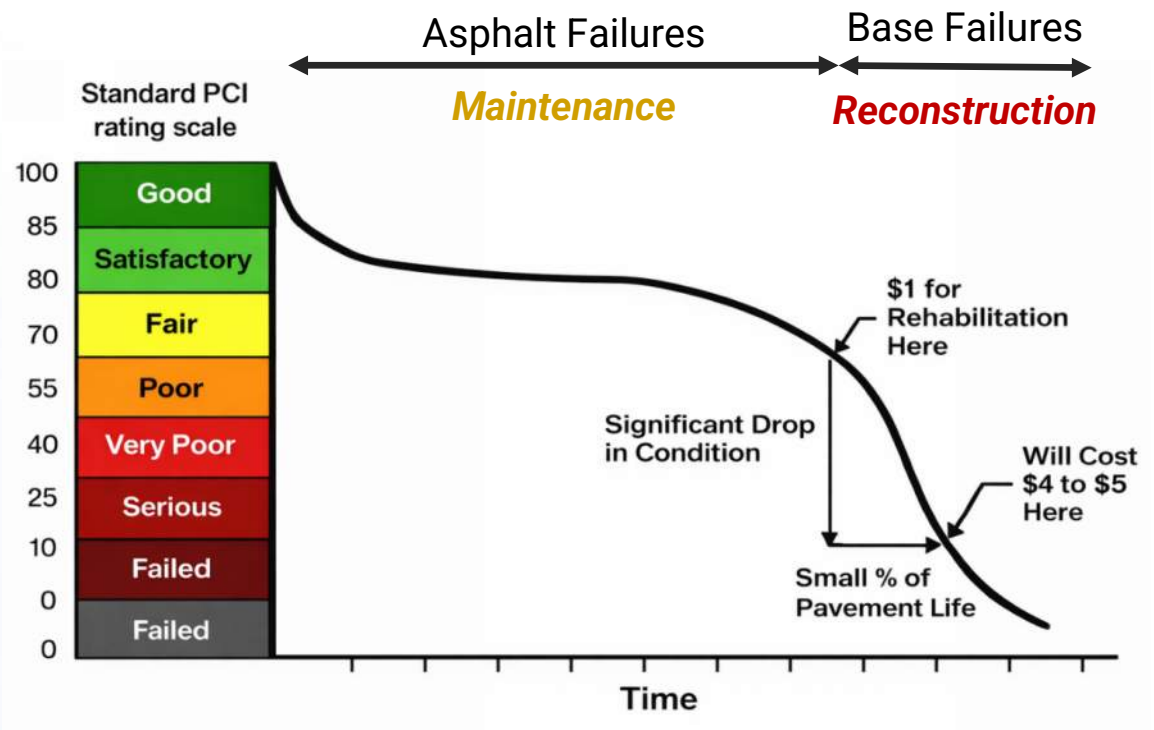
- Depressions, Settlement
- Potholes

Why is Maintaining Pavement Condition Important?

1. Improves lifespan of roadway
2. Improves rideability
3. More efficient use of public funds
4. Improves safety
5. Improves aesthetics

Our Analysis Approach

1. Evaluate budgetary needs for maintenance
2. Evaluate budgetary needs for reconstruction



Pavement Condition Index (PCI) Industry standard system developed by the US Army Corps and standardized by American Society for Testing and Materials (ASTM)

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Section 2A
Pavement Maintenance Planning Methodology

The Town's Roadway Network

1. The Town is responsible for maintaining approximately ***49 miles*** of roadway
2. Roadway segments degrade over time and must be maintained

MicroPAVER (Pavement Management Software)

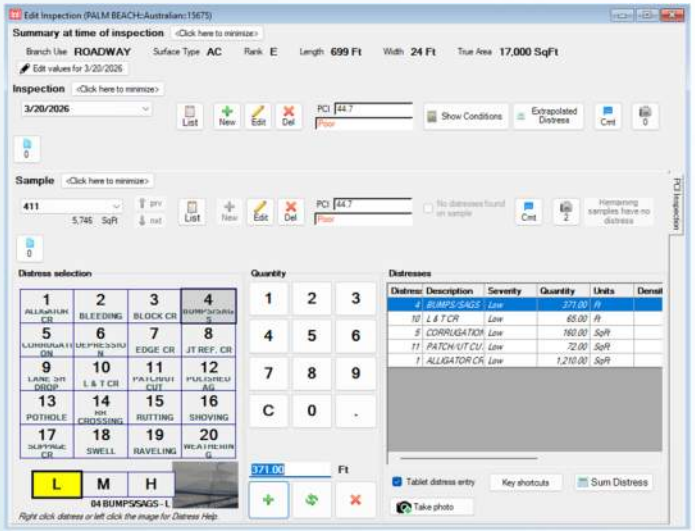
1. Industry standard tool for evaluating roadway networks and developing maintenance scenarios and schedules
2. Developed by the US Army Corps of Engineers for use in road and airfield pavement maintenance and management
3. Primary tool for public works departments across the country

Analysis Approach

1. Utilized Paver 7.1.4 software for maintenance model
2. Leveraged existing information from Town staff
    a) Town GIS data
        i. Road segment lengths and widths
        ii. Timing of prior maintenance activities
    b) Pavement cores from undergrounding program
    c) Service record logs showing historical pothole locations (Lucity)
    d) Staff institutional knowledge
3. New field investigations (pavement cores and inspections)
4. Evaluated existing pavement condition and deterioration rates
5. Analyzed maintenance scenarios and determined repair backlog

Site Inspections to Evaluate Town's Pavement Deterioration Rates

1. Field inspection of all roads within the Town
2. Identification of areas of concern
3. Field measurement of pavement failure and PCI calculation of at approximately 2-4 locations of failure per undergrounding phase
   Total of 49 locations across network of Town roadways



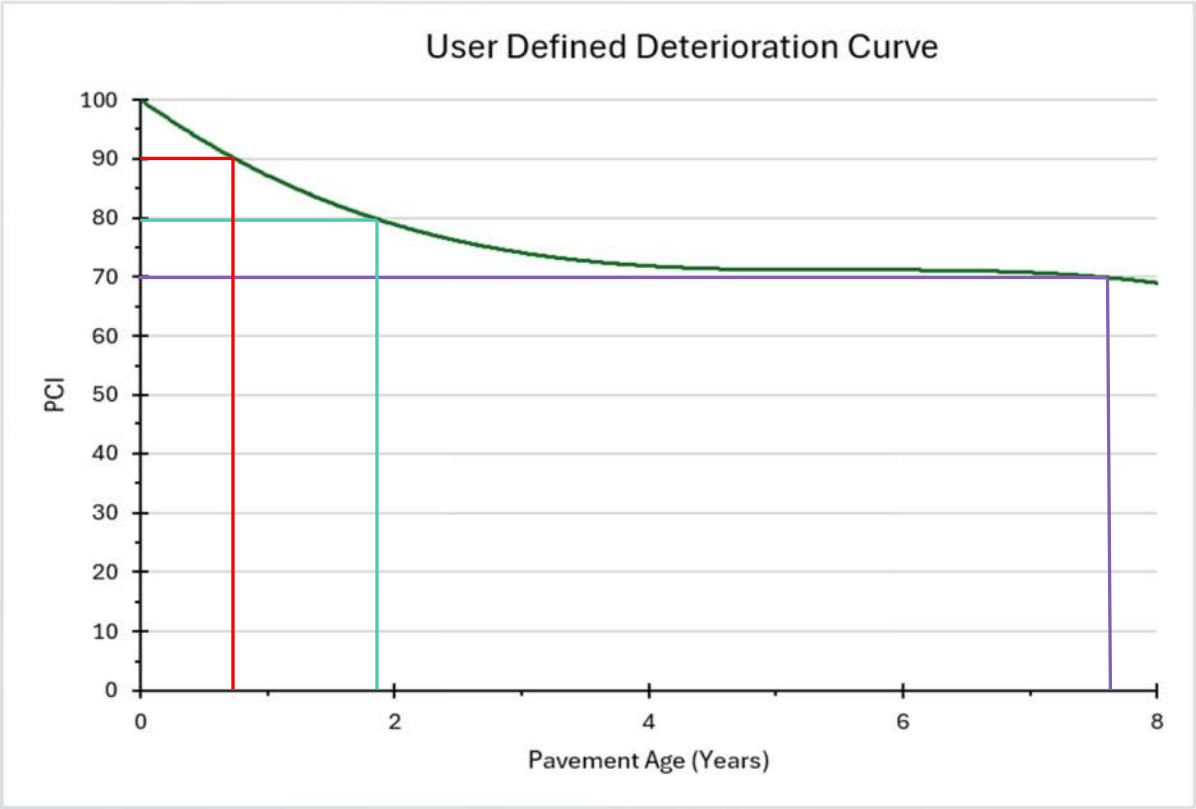
Phase 6S - PCI 19

Phase 7N - PCI 63

Phase 1S - PCI 25

User Defined Deterioration Curve

1. Incorporates pavement inspections <u>from the most significant failures</u>



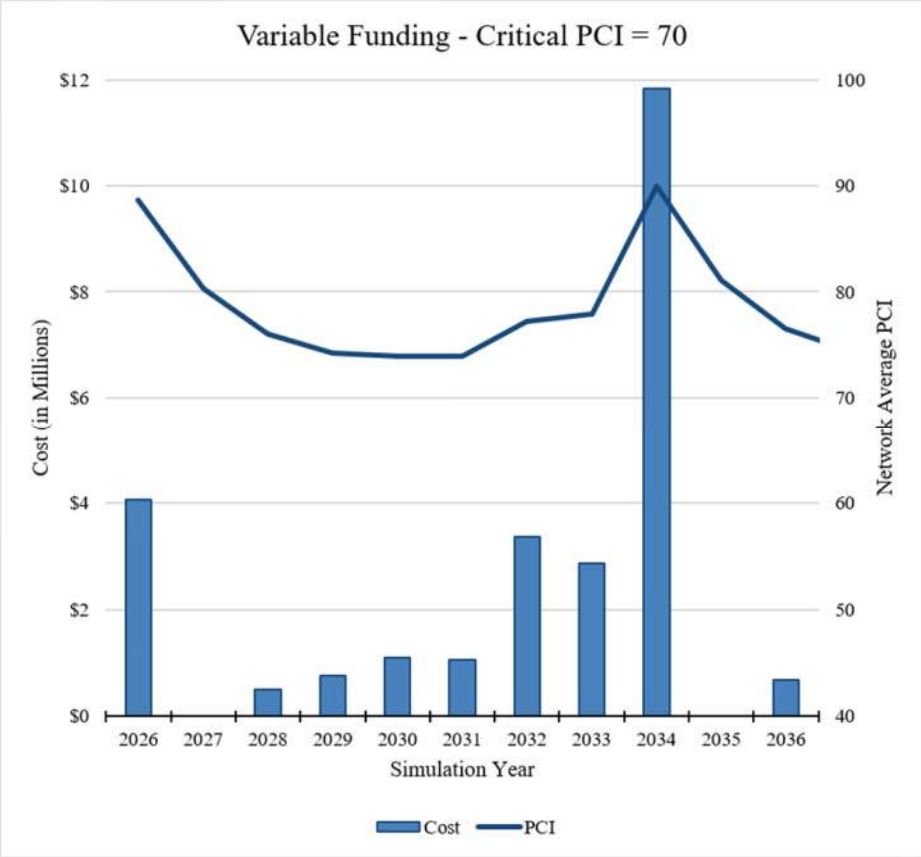
<u>Deterioration Rates after Maintenance:</u>

PCI of 90 reached after 1 year
PCI of 80 reached after 2 years
PCI of 70 reached after 7.5 years

Scenario Planning

1. Utilize the model to determine the impact of various objectives:
    a) Variable funding required to maintain PCI = 90
    b) Variable funding required to maintain PCI = 80
    c) Variable funding required to maintain PCI = 70
    d) Roadway condition if constant funding to achieve minimum PCI of 80 = $8.11M
    e) Roadway condition if constant funding to achieve minimum PCI of 70 = $2.05M

Note – These scenarios are based on maintenance activities for asphalt pavement layer only and do not reflect repair or reconstruction of the roadway base.



Example of PAVER Simulation Results (10-year)

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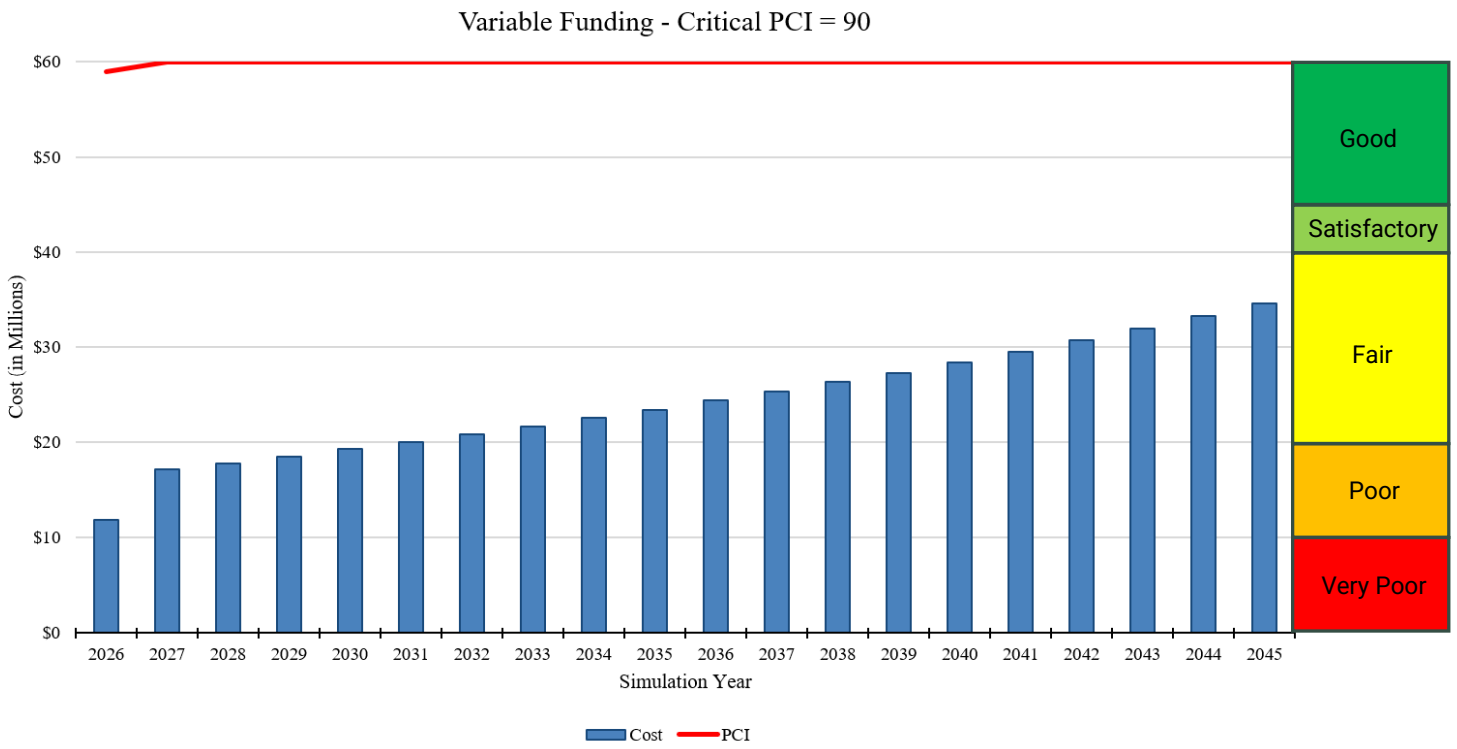
Section 2B
Pavement Maintenance Planning Results

Scenario 1 - Variable funding required to maintain PCI = 90

1. Town-Specific Deterioration Curve = Average Annual Funding ***$16.32M***

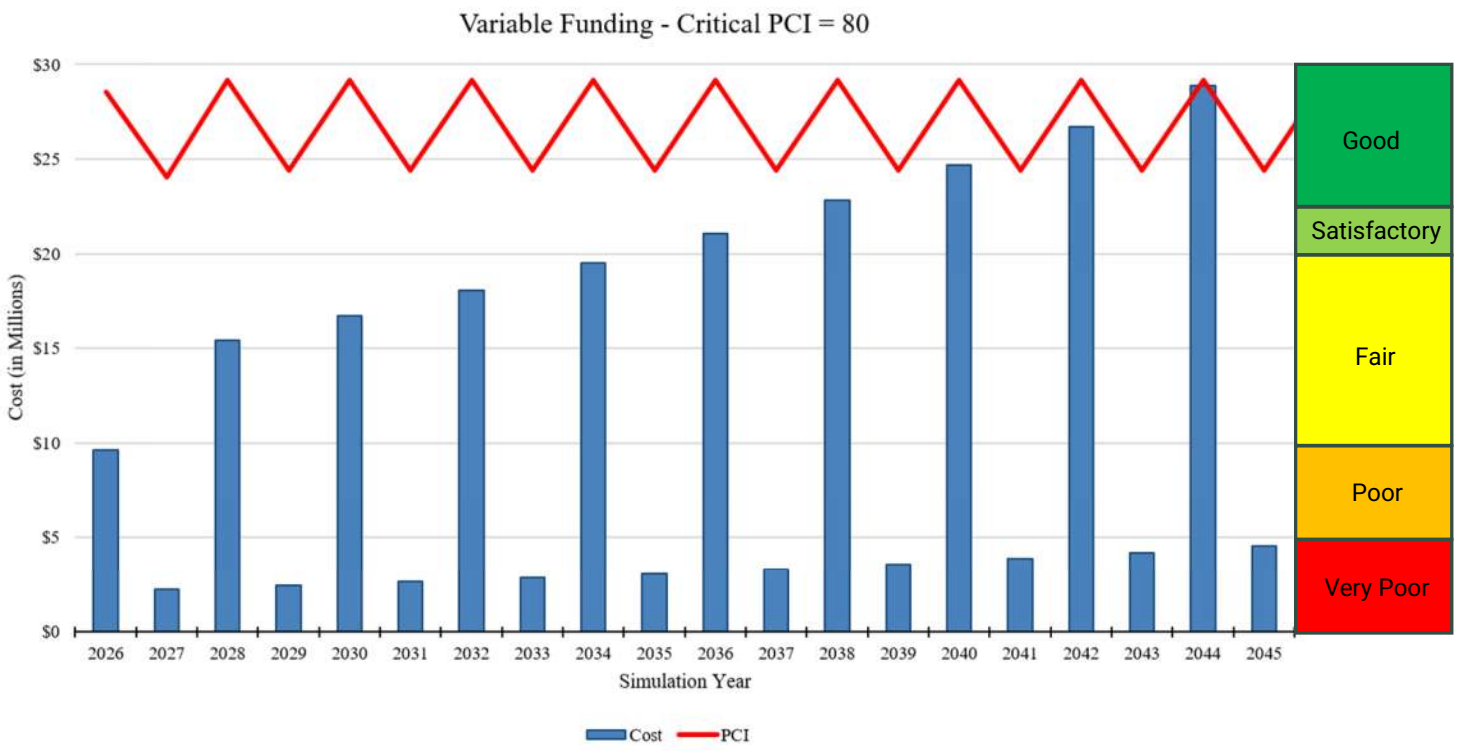


Paving entire network every year

(Unrealistic)

Scenario 2 - Variable funding required to maintain PCI = 80

1. Town-Specific Deterioration Curve = Average Annual Funding ***$8.11M***

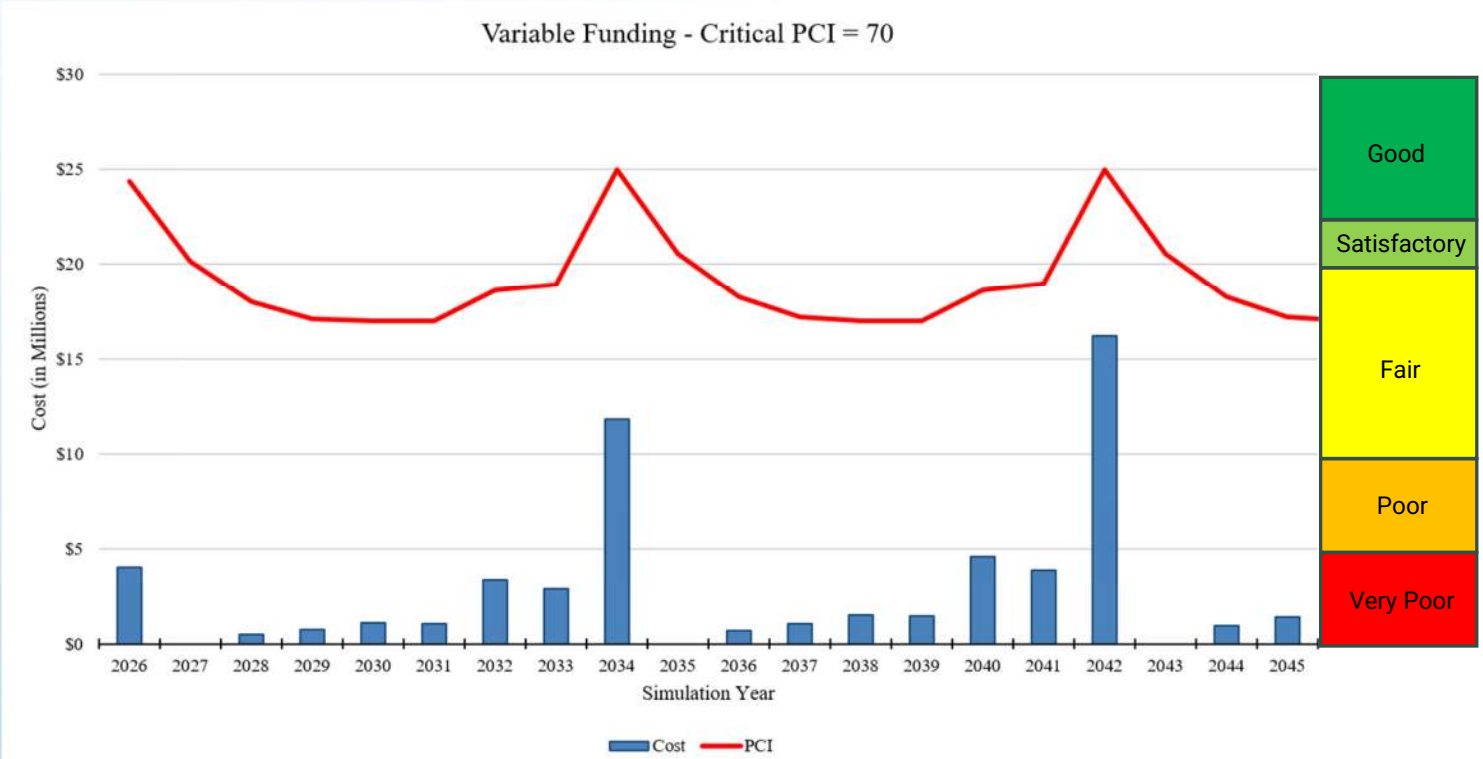


Paving entire network every other year

(Unrealistic)

Scenario 3 - Variable funding required to maintain PCI = 70

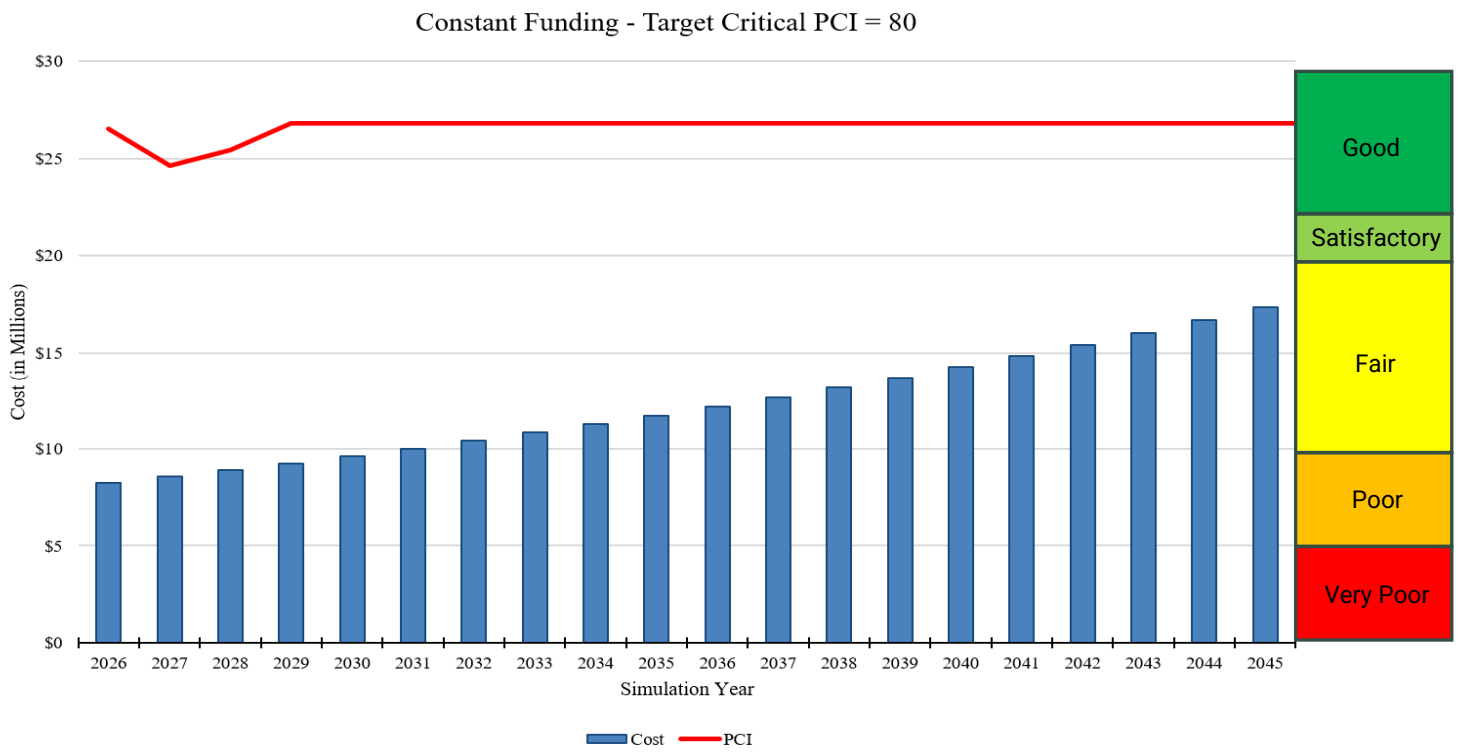
1. Town-Specific Deterioration Curve = Average Annual Funding ***$2.05M***



Paving entire network every 7.5 years

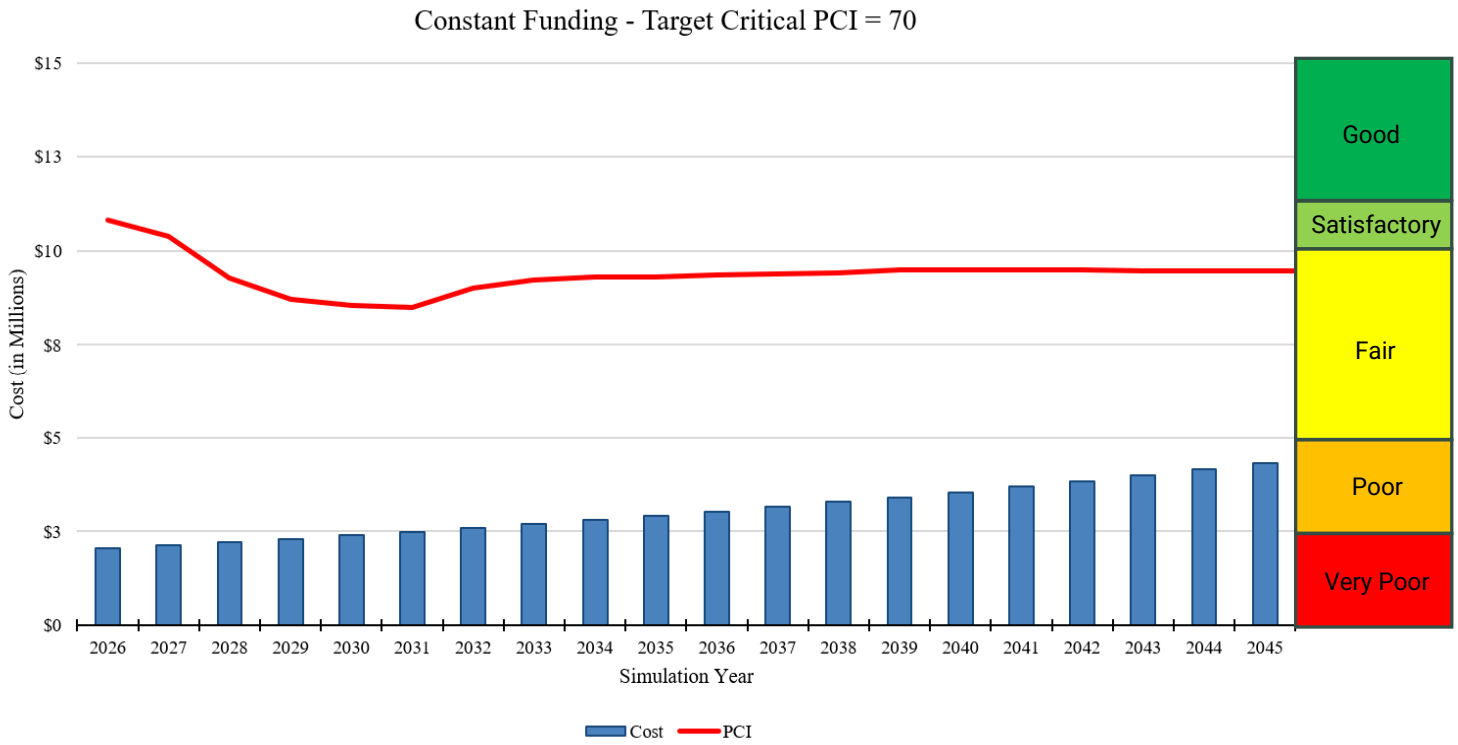
(Similar to Utility Undergrounding Paving Program)

Scenario 4 – Average Annual Funding = $8.11M



Effectively paving entire network every other year

Scenario 5 – Average Annual Funding = $2.05M



Effectively paving entire network every 8 years

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Section 3A
Roadway Repair & Reconstruction Planning Methodology

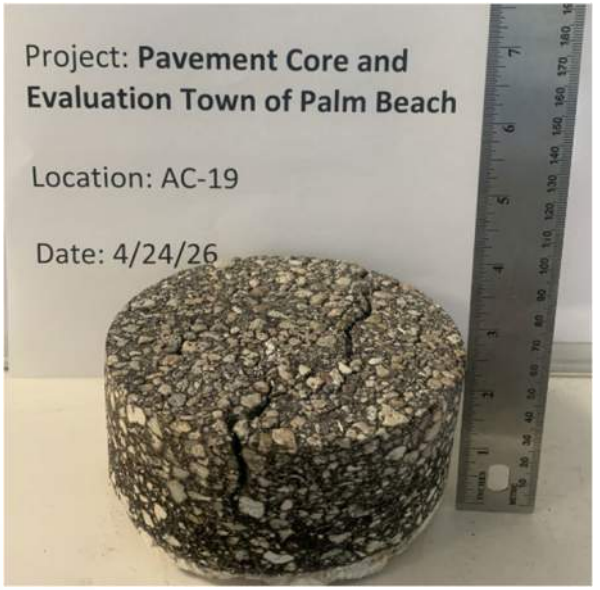
Full Depth Restoration Considerations

Base Layer Investigation: Pavement Cores

1. Collection of 120 new pavement cores
2. Review of 88 pavement cores from utility undergrounding
3. Findings show significant percentage of roadway with thinner limerock layer than 8-inch Town standard
    a) 2-inches or less = 14% (7 miles)
    b) 2 to 4 inches = 7% (3 miles)
    c) 4 to 6 inches = 13% (6 miles)
    d) 6 to 8 inches = 23% (11 miles)
    e) 8-inches or above *[Town Standard]* = 43% (22 miles)
4. Excess asphalt considered in effective limerock base thickness determination
5. No relationship of limerock thickness with physical conditions (elevation above sea level, location on the island, etc)

Full Depth Restoration Example (Bradley Place)

1. Two cores collected from Bradley Place
2. No base material observed
3. Maintenance activities (mill and overlay) will not be sufficient
4. Full depth replacement recommended



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Section 3B
Maintenance & Repair Planning Results

Total Cost of Roadway Base Reconstruction Backlog

1. Reconstruction of all roadways with less than 2-inch of limerock base: **$9.7M**
2. Reconstruction of all roadways with less than 4-inch of limerock base: **$14.5M** ⇦ ***Less than half Town's standard***
3. Reconstruction of all roadways with less than 6-inch of limerock base: **$23.5M**
4. Reconstruction of all roadways with less than 8-inch of limerock base: **$38.8M**

Note – Roadway reconstruction costs are assumed to be $68 / SY

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Section 4
Final Recommendations

Roadway Maintenance

1. Target a critical PCI of 70
2. Ensures network remains in good condition
3. Balances network quality and financial obligations
4. Annual milling and resurfacing budget = **$2.05M**

Roadway Repair and Reconstruction

1. Full Depth Reconstruction for base less than 4.0 inches is recommended; **$14.5M** distributed over 5 years

Recommended Annual Roadway Budget

1. Total of **$5M** per year:
    a) Maintenance = $2M
    b) Repair and Reconstruction = $3M

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Discussion

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk Blouin, Town Manager

From: Wayne Bergman, Director of Planning, Zoning, and Building

Re: An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Amending Chapter 18, Buildings And Building Regulations, Article IV, Florida Building Code, Division 1, Generally, By Amending Sections 18-237, Agreed Maximum Time Schedule For Completion Of Major Construction, Table 1, Construction Schedule, And 18-238(A), Agreed Maximum Time Schedule For Completion Of Minor Construction; Providing For Severability; Providing For The Repeal Of Ordinances In Conflict; Providing For Codification; And Providing An Effective Date.
19-2026

Date: 6/15/2026

STAFF REQUEST & RECOMMENDATION

Staff requests that the Town Council review the proposed ordinance regarding the duration of single-family dwelling permits and the proposed resolution amending the Master Fee Schedule to change building permit fees. Staff further recommends that the Town Council approve Ordinance No. 019-2026, on Second Reading to implement the revised permit duration and permit and compliance fees.

STRATEGIC PLAN

Strategic Priorities:
Governmental Leadership and Innovation

Strategic Focus Areas:
Sound Fiscal Management

FUNDING

Operating

ORDINANCE NO. 19-2026

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING CHAPTER 18, BUILDINGS AND BUILDING REGULATIONS, ARTICLE IV, FLORIDA BUILDING CODE, DIVISION 1, GENERALLY, BY AMENDING SECTIONS 18-237, AGREED MAXIMUM TIME SCHEDULE FOR COMPLETION OF MAJOR CONSTRUCTION, TABLE 1, CONSTRUCTION SCHEDULE, AND 18-238(A), AGREED MAXIMUM TIME SCHEDULE FOR COMPLETION OF MINOR CONSTRUCTION; PROVIDING FOR SEVERABILITY; PROVIDING FOR THE REPEAL OF ORDINANCES IN CONFLICT; PROVIDING FOR CODIFICATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Town of Palm Beach, Florida ("Town") is a duly constituted municipality having such power and authority conferred upon it by the Florida Constitution and Chapter 166, Florida Statutes; and

WHEREAS, the Town is required by the enactment of 2026 H.B. 803, which amends F.S. 553.79, to revise its Code of Ordinances to set the duration of building permits for single-family dwelling projects to align with the new State Law; and

WHEREAS, the Town desires to align the Code of Ordinances to reflect the new State Law.

NOW, THEREFORE BE IT ORDAINED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1. The recitations set forth above are true and correct and incorporated herein as legislative findings of the Town Council.

Section 2:Chapter 18, Buildings and Building Regulations, Article IV, Florida Building Code, Division 1, Generally, Section 18-237, Agreed Maximum Time Schedule for Completion of Major Construction, Table 1, Construction Schedule, is amended as shown:

"TABLE 1. CONSTRUCTION SCHEDULE

	Square Footage Under Roof	*Any Building Permit for a Single-Family Dwelling*	*New Construction* – Other Than a Single-Family Dwelling – Maximum Time Period*	*Remodel/Accessory Construction – Other Than a Single-Family Dwelling – Maximum Time Permitted*
I.	*Projects 3,999 sq. ft. or less*	*12 months or until the effective date of the next edition of the Florida Building Code, whichever is later*	*16 months*	*16 months*
II.	*Projects 4,000 sq. ft. to 5,999 sq. ft.*		*20 months*	*24 months*
III.	*Projects 6,000 sq. ft. to 9,999 sq. ft.*		*24 months*	*30 months*
IV.	*Projects 10,000 sq. ft. to 19,999 sq. ft.*		*30 months*	*36 months*
V.	*Projects 20,000 to 39,999 sq. ft.*		*36 months*	*42 months*
VI.	*Projects 40,000 sq. ft. or more*		*To be determined by the town council prior to permit issuance*	*To be determined by the town council prior to permit issuance*

**Principal structure"*

Section 3. Chapter 18, Buildings and Building Regulations, Article IV, Florida Building Code, Division 1, Generally, Section 18-238(a), Construction Schedule, is amended as follows:

"Sec. 18-238. - Agreed maximum time schedule for completion of minor construction.

(a.) A maximum time is established for the completion of all building permits for construction work not subject to the provisions of section 18-237. Such work shall be considered minor construction and must be completed and receive a passed final inspection no later than 12 months from date of issuance, or for work involving single-family dwellings, 12 months or until the effective date of the next edition of the Florida Building Code, whichever is later. Said maximum time is a condition of all applicable permits and applicant and owner accept such condition upon acceptance of a permit."

Section 4: Severability.
If any provision of this Ordinance or the application thereof is held invalid, such invalidity shall not affect the other provisions or applications of this Ordinance which can be given effect without the invalid provisions or applications, and to this end the provisions of this Ordinance are hereby declared severable.

Section 5. Repeal of Ordinances in Conflict.
All other ordinances of the Town of Palm Beach, Florida, or parts thereof which conflict with this or any part of this Ordinance are hereby repealed.

Section 6. Codification.
This Ordinance shall be codified and made a part of the official Code of Ordinances of the Town of Palm Beach.

Section 7 . Effective Date.
This Ordinance shall take effect immediately upon its passage and approval, as provided by law.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach on first reading this 9th day of June 2026, and for second and final reading this 7th day of July 2026.

Danielle H. Moore, Mayor

Edward A. Cooney, Town Council President

Lewis S.W. Crampton, Council President Pro Tem

Julie Araskog, Town Council Member

ATTEST:

Nicki McDonald, Town Council Member

Kelly Churney, CMC, Town Clerk

Bridget Moran, Town Council Member

TOWN OF PALM BEACH

Business Impact Estimate

TITLE OF ORDINANCE:

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING CHAPTER 18, BUILDINGS AND BUILDING REGULATIONS, ARTICLE IV, FLORIDA BUILDING CODE, DIVISION 1, GENERALLY, BY AMENDING SECTIONS 18-237, AGREED MAXIMUM TIME SCHEDULE FOR COMPLETION OF MAJOR CONSTRUCTION, TABLE 1, CONSTRUCTION SCHEDULE, AND 18-238(A), AGREED MAXIMUM TIME SCHEDULE FOR COMPLETION OF MINOR CONSTRUCTION; PROVIDING FOR SEVERABILITY; PROVIDING FOR THE REPEAL OF ORDINANCES IN CONFLICT; PROVIDING FOR CODIFICATION; AND PROVIDING AN EFFECTIVE DATE.

BUSINESS IMPACT ESTIMATE:

This is provided in accordance with section 166.041(4), Florida Statutes. According to Section 166.041(4)(c) of the Florida Statutes, if one or more of the statements below apply, state law does not require a business impact estimate for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

1. The proposed ordinance is required for compliance with Federal or State law or regulation.

2. The proposed ordinance relates to the issuance or refinancing of debt.

3. The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget.

4. The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government.

5. The proposed ordinance is an emergency ordinance.

6. The ordinance relates to procurement.

7. The proposed ordinance is enacted to implement the following:

a. Development orders and development permits, as those terms are defined in s. 163.3164, and development agreements, as authorized by the Florida Local

Government Development Agreement Act under ss. 163.3220 - 163.3243.

b. Comprehensive plan amendments and land development regulation amendments initiated by an application by a private party other than the municipality.
c. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts.
d. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
e. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention

Is this ordinance exempt from the Business Impact Estimate requirement according to one of the aforementioned reasons?

Yes

Provide the relevant exemption reason number if applicable:

This ordinance is exempt due to statement 1 - it is required for compliance with State law.

In accordance with the provisions of controlling law, the Town hereby publishes the following information:

Summary of the proposed ordinance (must include a statement of the public purpose, such as serving the public health, safety, morals, and welfare):

N/A

An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the Town, if any:

N/A

Good faith estimate of the number of businesses likely to be impacted by the proposed ordinance:

N/A

Additional information the governing body deems useful (if any):

N/A

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk Blouin, Town Manager
Wayne Bergman, Director of Planning, Zoning, & Building

From: Joanne O'Connor, Town Attorney

Re: An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Amending The Town Code Of Ordinances At Chapter 42 – Environment, Article V – Noise By Amending Section 42-197 To Remove The Prohibition On Gasoline Powered Leaf Blowers; By Amending Section 42-198 To Conform The Title To The Substance Of The Code Provision; By Amending Section 42-199 To More Clearly Outline Permitted Hours Of Construction, And To Further Define Construction Work, And To Prohibit Construction Work From December 24 Through January 1 Of Each Year; And By Repealing And Replacing Section 42-230 To Provide A Standalone Regulation Governing Hours Of Lawn Maintenance Work, To Define Lawn Maintenance Work And Quiet Lawn Maintenance Work, To Permit Lawn Maintenance Work On Town-Observed Holidays That Are Not Federal Holidays Subject To Certain Restrictions, To Modify The Hours And Work Permitted On Saturdays In Summer, And To Identify Tree Trimming And Lawn Maintenance Work In Or Along Public Rights-Of-Way As Essential Services Of The Town.
18-2026

Date: 6/22/2026

ATTACHMENTS

Memorandum From Jones Foster
Revised Chart to Reflect Changes Discussed
Redline Ordinance No. 018-2026
Business Impact Statement

STRATEGIC PLAN

Strategic Priorities:
Mobility and Transportation, Community Culture and Character

Strategic Focus Areas:
Quality of Life
Community Preservation
On-island Mobility

FUNDING
No Funding

JONES
FOSTER

Memo

To:	Mayor and Town Council Members
Cc:	Kirk Blouin, Town Manager Wayne Bergman, Director of Planning, Zoning & Building
From	Joanne M. O'Connor
Date:	June 22, 2026
Re:	Ordinance 018-2026

Attached for second reading is Ordinance 18-2026.

Lawn Maintenance

The substantive change from first reading was to modify the hours for lawn maintenance during the summer to accord with the current resolution that permits arrival at 7:00 a.m., quiet work from 7:30-8:30 a.m. and regular work to begin at 8:30 a.m. (rather than the 9:00 a.m. start currently in the code).

Note that the winter lawn maintenance hours continue to have a 9:00 a.m. start time, just like construction during winter.

Construction Hours

Because the summer construction hours in Ordinance 18-2026 retain the 9:00 a.m. regular work start, you also have on your agenda a new resolution temporarily expanding the summer construction hours to a 7:00 a.m. arrival, 7:30 a.m. – 8:30 quiet work, and 8:30 regular work start through October 31, 2026.

#7958377 v1 13156-00008

CONSTRUCTION HOURS					
	CURRENT CODE **Winter** **11/1 thru 4/30**	**ORDINANCE 18-2026** **Winter** **11/1 thru 4/30**	**CURRENT CODE** **Summer** **5/1 thru 10/31**	**RESOLUTION No. 41-2026** **Exp.10/31/2026**	**ORDINANCE 18-2026** **Summer** **5/1 thru 10/31**
Mon. – Fri.	8:00AM – 5:00PM Arrive 7:30AM; no noise before 9:00AM	Same	8:00AM – 6:00PM Arrive 7:30AM; no noise before 9:00AM	7:30AM – 5:30PM Arrive at 7:00AM; no noise before 8:30AM	Same as current code
Saturday	No Work	Same	9:00AM – 5:00PM Quiet Work Arrive 8:30AM	No change	Same as current code
Holidays	No work on Town-observed Holidays, days before and after Thanksgiving *[**Res. 155-2025 – no work Dec. 24 thru Jan. 1]*	Same, <u>*except also no work Dec. 24 thru Jan. 1</u>	No work on Town-observed Holidays		Same as current code

LAWN MAINTENANCE HOURS					
	CURRENT CODE **Winter** **11/1 thru 4/30**	**ORDINANCE 18-2026** **Winter** **11/1 thru 4/30**	**CURRENT CODE** **Summer** **5/1 thru 10/31**	**RESOLUTION No. 41-2026** Currently Active **Exp.10/31/2026**	**ORDINANCE 18-2026** **Summer** **5/1 thru 10/31**
Mon. – Fri.	8:00AM – 5:00PM Arrive 7:30AM; No noise before 9:00AM	Same **Res. XX-2026 will extend expanded hours through 10/31/2026: 7:30AM – 5:30PM (no noise before 8:30AM)	8:00AM – 6:00PM Arrive 7:30AM; no noise before 9:00AM	7:30AM – 5:30PM Arrive at 7:00AM; no noise before 8:30AM	7:30AM – 5:30PM Arrive 7:00AM; no noise before 8:30AM
Saturday	No Work	Same	9:00AM – 5:00PM Quiet Work Arrive 8:30AM	No change	9:00AM – 3:00PM <u>Tree and Hedge Trimming Only</u> Arrive 8:30AM
Holidays	No work on Town-observed Holidays, days before and after Thanksgiving *[**Res. 155-2025 – allowed quiet lawn maintenance until Noon on Dec. 24 and Dec. 31]*	*No work on <u>Federal</u> Holidays *Friday after Thanksgiving, Dec. 24, Dec. 31, work allowed 9:00AM-2:00PM with quiet work 8:30AM-9:00AM	No work on Town-observed Holidays	No change	*No work on <u>Federal</u> Holidays

ORDINANCE NO. 18-2026

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING THE TOWN CODE OF ORDINANCES AT CHAPTER 42 – ENVIRONMENT, ARTICLE V – NOISE BY AMENDING SECTION 42-197 TO REMOVE THE PROHIBITION ON GASOLINE POWERED LEAF BLOWERS; BY AMENDING SECTION 42-198 TO CONFORM THE TITLE TO THE SUBSTANCE OF THE CODE PROVISION; BY AMENDING SECTION 42-199 TO MORE CLEARLY OUTLINE PERMITTED HOURS OF CONSTRUCTION, AND TO FURTHER DEFINE CONSTRUCTION WORK, AND TO PROHIBIT CONSTRUCTION WORK FROM DECEMBER 24 THROUGH JANUARY 1 OF EACH YEAR; AND BY REPEALING AND REPLACING SECTION 42-230 TO PROVIDE A STANDALONE REGULATION GOVERNING HOURS OF LAWN MAINTENANCE WORK, TO DEFINE LAWN MAINTENANCE WORK AND QUIET LAWN MAINTENANCE WORK, TO PERMIT LAWN MAINTENANCE WORK ON TOWN-OBSERVED HOLIDAYS THAT ARE NOT FEDERAL HOLIDAYS SUBJECT TO CERTAIN RESTRICTIONS, TO MODIFY THE HOURS AND WORK PERMITTED ON SATURDAYS IN SUMMER, AND TO IDENTIFY TREE TRIMMING AND LAWN MAINTENANCE WORK IN OR ALONG PUBLIC RIGHTS-OF-WAY AS ESSENTIAL SERVICES OF THE TOWN.

WHEREAS, the Town of Palm Beach, Florida ("Town") is a duly constituted municipality having such power and authority conferred upon it by the Florida Constitution and Chapter 166, Florida Statutes; and

WHEREAS, the Town has the authority, pursuant to Article VIII, Section 2(b) of the Florida Constitution, and Chapter 166, Florida Statutes, to adopt such regulations as it deems appropriate to further the health, safety, and welfare of its residents; and

WHEREAS, the Town's Noise Ordinance, Article V, Chapter 42 of the Town Code of Ordinances ("Code") includes restrictions on the hours and days when construction work and lawn maintenance work is permitted; and

WHEREAS, the regulations on lawn maintenance work in section 42-230 of the Code are tied to the hours for construction work at section 42-199 of the Code; and

WHEREAS, the Town Council has determined that it will promote clarity of enforcement to have standalone regulations for lawn maintenance work in the Town; and

WHEREAS, in reviewing sections 42-198, 42-199, and 42-230 of the Code, Town Staff have recommended changes that will further clarify and organize those regulations and modify the days and hours when construction and lawn maintenance work is permitted; and

WHEREAS, Section 42-197 currently prohibits the use of gasoline-powered leaf blowers on any property in the Town less than one acre in size; and

WHEREAS, effective July 1, 2026, Section 125.489, Florida Statutes, preempts local governments from prohibiting gasoline-powered landscape equipment or creating different standards for such equipment from electric or similar equipment.

NOW, THEREFORE BE IT ORDAINED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1. The aforementioned recitals are incorporated herein.

Section 2. The Code of Ordinances of the Town of Palm Beach is hereby amended at Chapter 42 – Environment, Article V-Noise, by amending Section 42-197 as follows:

Sec. 42-197. – Specific acts prohibited.
The following acts shall be unlawful whether or not such acts constitute a violation of section 42-196:

***

~~(12) *Gasoline powered leaf blowers.*~~

~~(a) Definition. Leaf blowers shall mean any air blowing machine that uses a concentrated stream of air to push, propel or blow dirt, dust, leaves, grass clippings, trimmings, cuttings, refuse or debris.~~

~~(b) The use of gasoline powered leaf blowers is prohibited on any property within the town, which is less than one acre in size. Effective May 1, 2022, gasoline powered leaf blowers shall be prohibited on any size property within the town.~~

Section 3. The Code of Ordinances of the Town of Palm Beach is hereby amended at Chapter 42 – Environment, Article V-Noise, by amending Section 42-198 as follows:

Sec. 42-198. - Operation of certain machinery during winter~~, Saturdays, Sundays and legal holidays~~.

(a.) Prohibited. During the period of the year commencing on November 1 and ending April 30, no person shall operate or cause to be operated the following machinery or equipment within the town:

(1) Dredges, whether used in making hydraulic fills, dry fills, piledriving or any other purpose.
(2) Hammer-driven piledrivers, whether operated from water or land, or from motor truck or tractor, and whether stationary or moveable.
(3) Gasoline, diesel and/or steam engines, operated in such a manner as to emit odors or noises offensive or disagreeable to the inhabitants of the

town.

(4) Dry sandblasting machines and jackhammers.

(5) Any other class of machinery or appliance that in its operation would render the enjoyment of property within the town less agreeable than if such appliances or machinery were not operated.

(b) *Exceptions*.

(1) It shall be within the discretion of the town council when, in its opinion, the operation of any of the prohibited machinery or appliances mentioned in subsection (a) of this section shall not be overly offensive to the residents or inhabitants of the town, in the vicinity of the equipment's operation, to grant an exception to this section.

(2) The operation of equipment relating to essential services of the town and equipment operation during emergency conditions shall be exempt from subsection (a) of this section.

Section 4. The Code of Ordinances of the Town of Palm Beach is hereby amended at Chapter 42 – Environment, Article V-Noise, by amending Section 42-199 as follows:

Sec. 42-199. - Construction work.

(a.) Definitions. The following words, terms and phrases, when used in this section, shall have the meanings ascribed to them in this subsection, except where the context clearly indicates a different meaning:

Construction work means work of a physical nature requiring a permit in accordance with ~~the provisions~~ Chapter 18 of this Code and/or operating or permitting the operation of any tools or equipment used in construction, drilling or demolition work including, but not limited to, the machinery or equipment identified in section 42-198(a) ~~violates the conditions of section 42-198 and/or violates the conditions of this section, and/or causes excessive noise as defined by section 42-228~~.

Quiet interior work means construction work that is quiet in nature and limited to indoor activity.

(b.) ~~*Limited*~~ *Winter hours*. Beginning on November 1, and ~~during the months of December, January, February, March and~~ until April 30 of each year, construction work shall be subject to the following hours and conditions: ~~not otherwise prohibited by section 42-198 or other work resulting in noise tending to disturb the people in the vicinity thereof shall not begin until the hour of 8:00 a.m., and shall cease at the hour of 5:00 p.m., except Saturday, Sunday and observed town holidays, and the days before and after Thanksgiving, when all construction and lawn maintenance work, other than as excepted in section 42-230, is prohibited. In no event shall heavy~~

~~equipment or other outdoor construction-related and lawn maintenance noise be permitted before 9:00 a.m.~~

Winter Construction Hours			
	Monday – Friday	Saturdays	Sundays and holidays*
Work allowed	8:00 a.m. – 5:00 p.m.	No Work	No Work
Arrival on site no earlier than:	7:30 a.m.	No Work	No Work
Quiet interior work only	8:00 a.m. – 9:00 a.m.	No Work	No Work
No site noise earlier than	9:00 a.m.		

*During the winter season, all construction work is prohibited on Saturdays, Sundays, town-observed holidays, the days before and after Thanksgiving, and from December 24 through January 1.

(c) *Summer hours*. Beginning on May 1 until October 31 of each year, construction work shall be subject to the following hours and conditions: ~~work may commence at 8:00 a.m. and cease at the hour of 6:00 p.m., except Saturdays, Sundays and town observed holidays, when all construction and lawn maintenance work is restricted or prohibited. In no event shall heavy equipment or other outdoor construction-related and lawn maintenance noise be permitted before 9:00 a.m.~~

Summer Construction Hours			
	Monday – Friday	Saturdays	Sundays, Town-observed holidays,
Work allowed	8:00 a.m. – 6:00 p.m.	9:00 a.m. – 5:00 p.m.	No Work
Arrival on site no earlier than:	7:30 a.m.	8:30 a.m.	No Work
Quiet interior work only	8:00 a.m. – 9:00 a.m.	9:00 a.m. – 5:00 p.m.	No Work
No site noise before	9:00 a.m.	Noisy work not permitted	No Work

Construction work ~~is permissible~~ on Saturdays from May 1 through October 31~~, but~~ is subject to the following additional restrictions: ~~work shall not begin until the hour of 9:00 a.m. and shall cease at the hour of 5:00 p.m.; all work must be quiet in nature and limited to indoor activity, with the exception of quiet lawn maintenance work and tree trimming;~~ material deliveries are prohibited in all cases unless the building official waives such restriction due to compelling circumstances; concrete pours and concrete sawing is prohibited unless the building official waives such restrictions due to compelling circumstances; and the razing of buildings is

prohibited, with the exception of non-mechanized debris clean-up.

(d.) C-WA zoning district. Construction work is permitted in the C-WA zoning district only from May 1 until October 31 of each year and subject to the following hours and conditions: ~~The permitted hours for construction work in the C-WA zoning district shall be from 8:00 a.m. until 8:00 p.m. during the months commencing May 1 and ending October 31, except Sundays and legal holidays, when all construction work is prohibited. Workers are prohibited from arriving at construction and lawn maintenance sites prior to 7:30 a.m. and are restricted from conducting any kind of site activity prior to 8:00 a.m. during the weekdays. Workers are prohibited from arriving at construction and lawn maintenance sites prior to 8:30 a.m. and are restricted from conducting any kind of site activity prior to 9:00 a.m. on Saturdays, when limited work is permitted from May 1 through October 31.~~

C-WA Zoning District Construction Hours May 1 – October 31			
	Monday – Friday	Saturdays	Sundays and Holidays*
Work Allowed	8:00 a.m. – 6:00 p.m.		No work
Arrival on site no earlier than:	7:30 a.m.	8:30 a.m.	No work
Quiet interior work only	8:00 a.m. – 9:00 a.m.	9:00 a.m. – 5:00 p.m.	No work
No site noise before	9:00 a.m.	Noisy work not permitted	No work

(e) Exceptions.

(1) It shall be within the discretion of the town council when in its opinion the operation of any of the prohibited machinery or appliances mentioned in subsection 42-198(a) shall not be overly offensive to the residents or inhabitants of the town in the vicinity of the equipment's operation to grant an exception to this section.

(2) The operation of equipment relating to essential services of the town and equipment operating to protect the public health, safety and welfare during emergency conditions shall be exempted from subsection (a).

(3) At the discretion of the director of planning, zoning and building, or his representative, emergency work for non-town related essential services may be authorized at any time during the year.

(4) Interior work not resulting in noise tending to disturb people in the vicinity thereof, shall be allowed during the hours of 9:00 a.m. and 5:00 p.m. on Saturdays

during the period commencing on November 1 and ending on April 30, for multi-family properties, south of Sloan's Curve which are not located on Ibis Isle, that have an association board that approves of Saturday work hours, and a copy of a letter indicating the Saturday work hours have been approved by the association board is on record with the town.

(5) The town council, in its discretion, for the benefit of the health, safety of the residents of the town may, by resolution, temporarily amend the hours for construction work referenced herein.

Section 5. The Code of Ordinances of the Town of Palm Beach is hereby amended at Chapter 42 – Environment, Article V-Noise, by repealing Section 42-230 and replacing it with a new Section 42-230 as follows:

Sec. 42-230. - Lawn maintenance.

(a.) Definitions. The following words, terms and phrases, when used in this section, shall have the meanings ascribed to them in this subsection, except where the context clearly indicates a different meaning:

Lawn maintenance work means routine, recurring work of a physical nature required to keep lawn and outdoor areas clean, safe, and visually appealing. This includes but is not limited to mowing, trimming, removal of yard waste, irrigation, pest control, and other activities necessary to maintain lawns, hedges, trees, and other landscape areas.

Quiet lawn maintenance work means lawn maintenance work that does not use motorized equipment, whether gasoline or electric-powered.

(b.) Winter hours. Beginning on November 1 until April 30 of each year, lawn maintenance work shall be subject to the following hours and conditions:

Winter Lawn Maintenance Hours				
	Monday – Friday	Saturdays	Sundays and Federal Holidays	Friday after Thanksgiving, Christmas Eve, New Year's Eve
Work allowed	8:00 a.m. – 5:00 p.m.	No work	No work	9:00 a.m. – 2:00 p.m.
Arrival on site no earlier than:	7:30 a.m.	No work	No work	8:30 a.m.
Quiet lawn maintenance work only	8:00 a.m. – 9:00 a.m.	No work	No work	8:30 a.m. – 9:00 a.m.
No site noise	9:00 a.m.	No work	No work	9:00 a.m.

before:				

(c.) Summer hours. Beginning on May 1 until October 30 of each year, lawn maintenance work shall be subject to the following hours and conditions:

Summer Lawn Maintenance Hours			
	Monday – Friday	Saturdays	Sundays and Federal Holidays
Work allowed	78:300 a.m. – 56:300 p.m.	9:00 a.m. – 3:00 p.m.*	No work
Arrival on site no earlier than:	7:030 a.m.	8:30 a.m.	No work
Quiet lawn maintenance work only	78:300. – 89:300 a.m.		No work
No site noise before	89:300 a.m.		No work

*On Saturdays during the summer, tree and hedge trimming using electric or gas-powered equipment is the only lawn maintenance work permitted.

(d.) Exceptions

(1) *Work by residents*. Nothing in this section shall preclude residents from conducting lawn maintenance work on their own residential property after 9:00 a.m. on Saturdays, Sundays or Federal Holidays.

(2) *Golf course maintenance.* The use of golf course maintenance equipment within the town is not restricted during the hours outlined herein; however, such golf course maintenance equipment shall not be used before 8:00 a.m. or after 5:30 p.m. on any day at locations within 300 feet of residential properties, except in the event of valid emergencies and once per month for purposes of chemical spraying or fertilizing. The sound level meter measurement shall be no greater than 75 dBA measured 50 feet from the point of operation of the golf course maintenance equipment. The sound level meter measurement shall not be applicable to lawn maintenance equipment used on golf courses.

(3) *Essential services of the town*. The operation of equipment relating to essential services of the town and equipment operating to protect the public health, safety and welfare during emergency conditions shall be exempted from the definition of lawn maintenance work in subsection (a). This includes but is not limited to tree trimming and lawn maintenance work in or along public rights-of-way.

(4) The town council, in its discretion, for the benefit of the health, safety and welfare of the residents of the town may, by resolution, temporarily amend the hours for lawn maintenance work referenced herein.

(e.) It shall be unlawful to blow, sweep or rake yard trash or clippings into the public street or storm drains.
(f.) There shall be no commencement of large-scale landscape installation at any time on Saturdays.

Section 6: Severability.
If any provision of this Ordinance or the application thereof is held invalid, such invalidity shall not affect the other provisions or applications of this Ordinance which can be given effect without the invalid provisions or applications, and to this end the provisions of this Ordinance are hereby declared severable.

Section 7. Repeal of Ordinances in Conflict.
All other ordinances of the Town of Palm Beach, Florida, or parts thereof which conflict with this or any part of this Ordinance are hereby repealed.

Section 8. Codification.
This Ordinance shall be codified and made a part of the official Code of Ordinances of the Town of Palm Beach.

Section 9. Effective Date.
This Ordinance shall take effect immediately upon its passage and approval, as provided by law.

PASSED AND ADOPTED in a regular, adjourned session of the Town Council of the Town of Palm Beach on first reading this 9th day of June 2026, and for second and final reading this 14th day of July 2026.

_____
Danielle H. Moore, Mayor

_____
Edward A. Cooney, Town Council President

_____
Lewis S.W. Crampton, Council President Pro Tem

_____
Julie Araskog, Town Council Member

_____
Nicki McDonald, Town Council Member

ATTEST:

_____
Kelly Churney, CMC, Town Clerk

_____
Bridget Moran, Town Council Member

TOWN OF PALM BEACH

Business Impact Estimate

TITLE OF ORDINANCE:

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING THE TOWN CODE OF ORDINANCES AT CHAPTER 42 – ENVIRONMENT, ARTICLE V – NOISE BY AMENDING SECTION 42-197 TO REMOVE THE PROHIBITION ON GASOLINE POWERED LEAF BLOWERS; BY AMENDING SECTION 42-198 TO CONFORM THE TITLE TO THE SUBSTANCE OF THE CODE PROVISION; BY AMENDING SECTION 42-199 TO MORE CLEARLY OUTLINE PERMITTED HOURS OF CONSTRUCTION, AND TO FURTHER DEFINE CONSTRUCTION WORK, AND TO PROHIBIT CONSTRUCTION WORK FROM DECEMBER 24 THROUGH JANUARY 1 OF EACH YEAR; AND BY REPEALING AND REPLACING SECTION 42-230 TO PROVIDE A STANDALONE REGULATION GOVERNING HOURS OF LAWN MAINTENANCE WORK, TO DEFINE LAWN MAINTENANCE WORK AND QUIET LAWN MAINTENANCE WORK, TO PERMIT LAWN MAINTENANCE WORK ON TOWN-OBSERVED HOLIDAYS THAT ARE NOT FEDERAL HOLIDAYS SUBJECT TO CERTAIN RESTRICTIONS, TO MODIFY THE HOURS AND WORK PERMITTED ON SATURDAYS IN SUMMER, AND TO IDENTIFY TREE TRIMMING AND LAWN MAINTENANCE WORK IN OR ALONG PUBLIC RIGHTS-OF-WAY AS ESSENTIAL SERVICES OF THE TOWN.

BUSINESS IMPACT ESTIMATE:

This is provided in accordance with section 166.041(4), Florida Statutes. According to Section 166.041(4)(c) of the Florida Statutes, if one or more of the statements below apply, state law does not require a business impact estimate for the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

1. The proposed ordinance is required for compliance with Federal or State law or regulation.

2. The proposed ordinance relates to the issuance or refinancing of debt.

3. The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget.

4. The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial

assistance accepted by the municipal government.

5. The proposed ordinance is an emergency ordinance.

6. The ordinance relates to procurement.

7. The proposed ordinance is enacted to implement the following:

a. Development orders and development permits, as those terms are defined in s. 163.3164, and development agreements, as authorized by the Florida Local Government Development Agreement Act under ss. 163.3220 - 163.3243.
b. Comprehensive plan amendments and land development regulation amendments initiated by an application by a private party other than the municipality.
c. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts.
d. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
e. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention

Is this ordinance exempt from the Business Impact Estimate requirement according to one of the aforementioned reasons?

Yes

Provide the relevant exemption reason number if applicable:

This ordinance is exempt due to statement 1 - it is required for compliance with State law.

In accordance with the provisions of controlling law, the Town hereby publishes the following information:

Summary of the proposed ordinance (must include a statement of the public purpose, such as serving the public health, safety, morals, and welfare):

An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the Town, if any:

Good faith estimate of the number of businesses likely to be impacted by the proposed ordinance:

Additional information the governing body deems useful (if any):

TOWN OF PALM BEACH

Information for Town Council Meeting on: July 14, 2026

To: Town Council

Via: Kirk Blouin, Town Manager
Wayne Bergman, Director of Planning, Zoning, & Building

From: Joanne O'Connor, Town Attorney

Re: A Resolution Of The Town Council Of The Town Of Palm Beach, Florida, Temporarily Amending The Hours For Construction Work Set Forth In Section 42-199 Of The Town's Code Of Ordinances For The Benefit Of The Health, Safety and Welfare Of The Residents; And Providing An Effective Date. 79-2026

Date: 6/22/2026

Resolution No. 079-2026 will reinstate the expended hours for construction through October 31, 2026, as in Resolution 41-2026. These hours were not changed by Ordinance No. 018-2026, which significantly revised construction hours; therefore, we have to readopt the a new resolution.

STRATEGIC PLAN

Strategic Priorities:
Community Culture and Character, Mobility and Transportation

Strategic Focus Areas:
Quality of Life
Community Preservation
On-island Mobility

FUNDING

No Fiscal Impact

RESOLUTION NO. 79-2026

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PALM BEACH, FLORIDA, TEMPORARILY AMENDING THE HOURS FOR CONSTRUCTION WORK SET FORTH IN SECTION 42-199 OF THE TOWN'S CODE OF ORDINANCES FOR THE BENEFIT OF THE HEALTH, SAFETY AND WELFARE OF THE RESIDENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, pursuant to the Florida Constitution and Chapter 166, Florida Statutes, the Town Council of the Town of Palm Beach (Town) has the home rule powers and authority to govern development within the Town; and

WHEREAS, Section 42-199(c)(5) of the Town's Code of Ordinances authorizes the Town Council, in its discretion, to temporarily amend the hours for construction work set forth in that section by resolution for the benefit of the health, safety and welfare of the residents of the Town; and

WHEREAS, the Town Council on November 12, 2025 adopted Resolution 155-2025, temporarily expanding the hours for construction work set forth in Section 42-199(b) of the Town's Code of Ordinances and, in turn, the hours for lawn maintenance work set forth in Section 42-230 to relieve the traffic and congestion in the Town and thereby promote the health, safety and welfare of the Town's residents;

WHEREAS, Resolution 155-2025 expanded the hours for construction and lawn maintenance work only through the end of May 15, 2026;

WHEREAS, on April 14, 2026, the Town Council adopted Resolution 41-2026, extending the expanded hours for construction and lawn maintenance work through the end of October 31, 2026;

WHEREAS, the Town Council on July 14, 2026, adopted Ordinance 18-2026 on second reading;

WHEREAS, Ordinance 18-2026 makes permanent the temporary expanded hours for lawn maintenance work in the summer but continues the construction hours set forth in Code section 42-199, i.e., work allowed 8:00 a.m. – 6:00 p.m., with no arrival before 7:30 a.m. and no noise before 9:00 a.m.

WHEREAS, the Town has determined that extending the temporary expansion of construction hours through October 31, 2026, consistent with Resolution 041-2026, will further promote the health, safety and welfare of the Town's residents.

NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL of the Town of Palm Beach, Palm Beach County, Florida, as follows:

Section 1: The whereas clauses are incorporated herein and represent the Town Commission's legislative findings and intent regarding the necessity of temporarily amending the hours for construction work.

Section 2: The summer hours for construction work set forth in Section 42-199(c) of the Town's Code of Ordinance are hereby temporarily amended to permit construction work to begin no earlier than 7:30 a.m. and to cease by 5:30 p.m. Monday through Friday. In no event shall heavy equipment or other outdoor construction-related noise be permitted before 8:30 a.m. Workers are prohibited from arriving at construction sites prior to 7:00 a.m. Construction work remains prohibited on Sundays and Town-observed holidays and the hours for construction work on Saturdays remain unchanged, all as set forth in section 42-199 as recently amended by Ordinance 18-2026.

Section 3: The changes to the summer construction hours in Section 42-199(c) provided herein shall remain in effect only through the end of October 31, 2026, unless otherwise codified by a legislative amendment. These changes are of a temporary nature to permit the Town to carefully but expeditiously study the impact of the change in construction and lawn maintenance hours on the traffic and congestion problem in the Town.

Section 4: To the extent not included herein, all other provisions of Section 42-199 remain in full force and effect.

Section 5: This Resolution shall take effect immediately upon its execution.

PASSED AND ADOPTED in a regular adjourned session of the Town Council of the Town of Palm Beach this 14th day of July 2026.

Danielle H. Moore, Mayor

Edward A. Cooney, Town Council President

Lewis S.W. Crampton, Council President Pro Tem

Julie Araskog, Town Council Member

ATTEST:

Nicki McDonald, Town Council Member

Kelly Churney, CMC, Town Clerk

Bridget Moran, Town Council Member