



**Department of Engineering
and Public Works**

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**Palm Beach County
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Dave Kerner

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Melissa McKinlay

Mack Bernard

County Administrator

Verdenia C. Baker

June 7, 2022

Adam B. Kerr, P.E.
Kimley Horn and Associates, Inc.
1920 Wekiva Way, Suite 200
West Palm Beach, FL 33411

**RE: Tropical World Nursery
FLUA Amendment Policy 3.5-d Review
Round 2022-23-A**

Dear Mr. Kerr:

Palm Beach County Traffic Division has reviewed the Land Use Plan Amendment Application Traffic Evaluation for the proposed Future Land Use Amendment for the above-referenced project, revised on June 6, 2022, pursuant to Policy 3.5-d of the Land Use Element of the Palm Beach County Comprehensive Plan. The project is summarized as follows:

Location:	East side of Hagen Ranch Road approximately ½ mile south of Woolbright Road	
PCN:	00-42-43-27-05-058-0701	
Acres:	8.94 acres	
	Current FLU	Proposed FLU
FLU:	Low Residential, 3 units per acre (LR-3)	Congregate Living Residential (CLR)/Low Residential, 3 units per acre (LR-3)
Zoning:	Residential Planned Unit Development (PUD)	Planned Unit Development (PUD)
Density/ Intensity:	3 units per acre	12 units per acre
Maximum Potential:	Single Family Detached = 26 DUs	Assisted Living Facility = 256 Beds
Proposed Potential:	None	None
Net Daily Trips:	406 (maximum – current)	
Net PH Trips:	47 (30/17) AM, 63 (23/40) PM (maximum)	
<i>* Maximum indicates typical FAR and maximum trip generator. Proposed indicates the specific uses and intensities/densities anticipated in the zoning application.</i>		

"An Equal Opportunity
Affirmative Action Employer"



Adam B. Kerr, P.E.

June 7, 2022

Page 2

Based on the review, the Traffic Division has determined that the traffic impacts of the proposed amendment **meet** Policy 3.5-d of the Future Land Use Element of the Palm Beach County Comprehensive Plan at the **maximum potential** density shown above.

Please note the proposed amendment will have an insignificant impact on the long-range and Test 2 analyses.

Please contact me at 561-684-4030 or email me at DSimeus@pbcgov.org with any questions.

Sincerely,

A handwritten signature in blue ink, appearing to be "DS", is written below the word "Sincerely,".

Dominique Simeus, P.E.

Professional Engineer

Traffic Division

DS

ec:cw

Quazi Bari, P.E., PTOE – Manager – Growth Management, Traffic Division

Lisa Amara – Director, Zoning Division

Bryan Davis – Principal Planner, Planning Division

Stephanie Gregory – Principal Planner, Planning Division

Khurshid Mohyuddin – Principal Planner, Planning Division

Kathleen Chang – Senior Planner, Planning Division

Jorge Perez – Senior Planner, Planning Division

File: General - TPS – Unincorporated - Traffic Study Review

N:\TRAFFIC\Development Review\Comp Plan\23-A\Tropical World Nursery.docx



March 31, 2022

Revised May 11, 2022

Revised June 6, 2022

Mr. Donaldson Hearing
Cotleur & Hearing, Inc.
1934 Commerce Lane, Suite 1
Jupiter, Florida 33458

**Re: Tropical World Nursery – Future Land Use Plan Amendment Traffic Evaluation
Unincorporated Palm Beach County, Florida
Kimley-Horn #144928002**

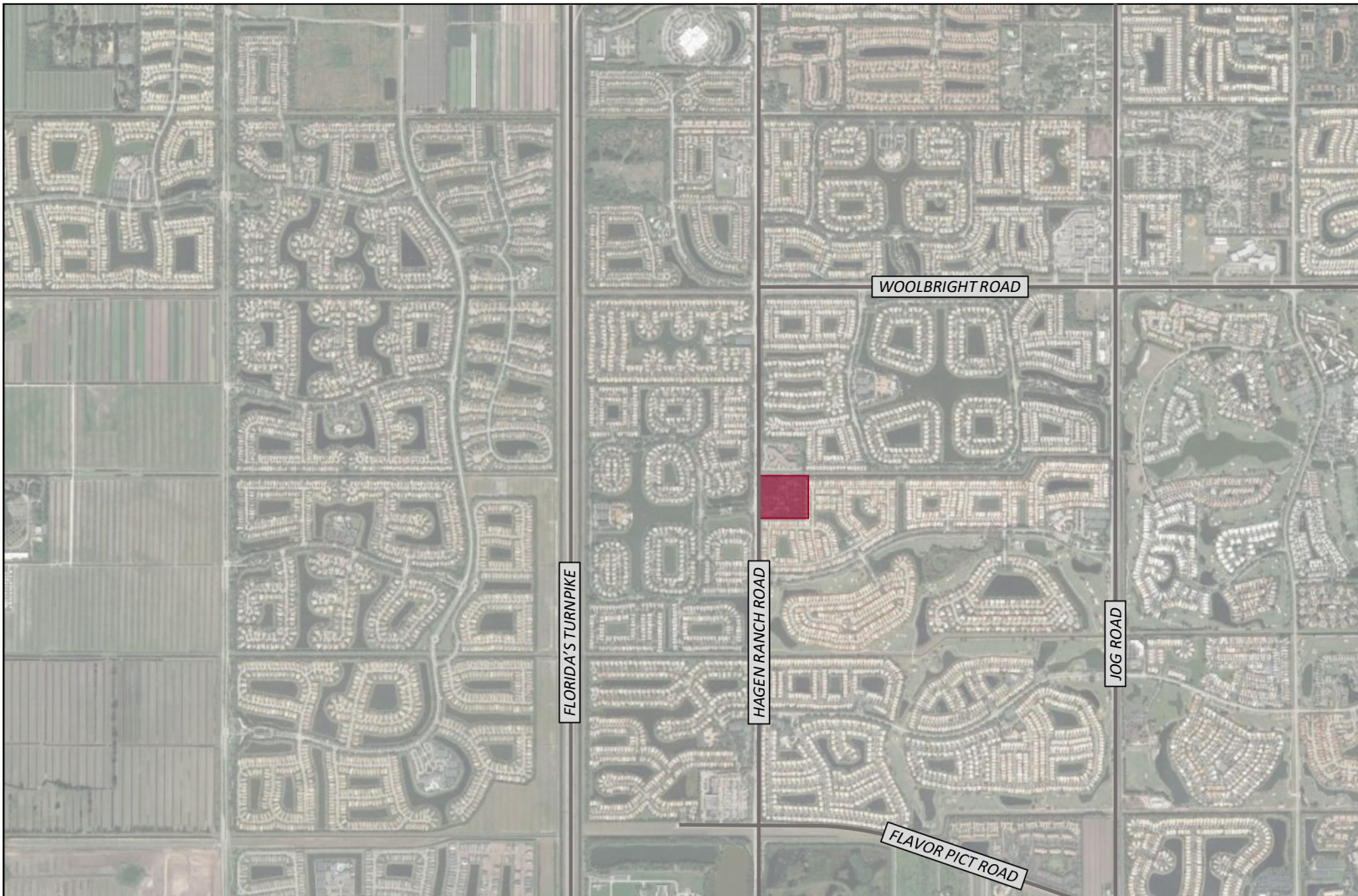
Dear Mr. Hearing:

Kimley-Horn and Associates, Inc. has prepared a future land use plan amendment traffic analysis for the site located east of Hagen Ranch Road at 117th Place South in Unincorporated Palm Beach County, Florida. The proposed plan of development includes changing the future land use designation on this parcel from Low Residential (LR-3) to Congregate Living Residential with an underlying Low Residential, 3 units per acres (CLR/3). The Property Control Number (PCN) for the site is 00-42-43-27-05-058-0701. Figure 1 shows the location of the site. The site plan and PCN information is attached for reference.

This analysis was conducted following short-term and long-term analysis procedures used to evaluate comprehensive plan amendments in Palm Beach County, as published in Section 3.5d of the Palm Beach County Comprehensive Plan. Table 1 summarizes the Land Use development potentials for the existing, existing future land use maximum, and proposed future land use maximum designations. Per discussions with County Staff, the Proposed Future Land Use is being analyzed with a Congregate Living Residential Use, which is determined at a rate of 2.39 beds per unit allowed by the HR-12 designation. This report summarizes the findings of the comprehensive plan land use amendment traffic analysis.

Table 1: Land Use Summary Table

Scenario	Maximum Density	Acreage	Maximum or Actual Buildout
Existing Development Nursery (Wholesale)	-	8.94	8.94 acres
Existing Future Land Use Low Residential	3 units / acre	8.94	26 units
Proposed Future Land Use Congregate Living Residential	12 units / acre for bed calculation	8.94	256 beds



Legend

-  Site Location
-  Trafficway

Figure 1:
Tropical World
KH #144928002
Site Location

Kimley»Horn

TRIP GENERATION

Table 2 summarizes the maximum development intensities for the existing and proposed future land use designation on the parcel based upon the current Low Residential designation (LR-3) and the proposed Congregate Living Residential with an underlying Low Residential, 3 units per acre (CLR/3). As discussed above, the future trips are based on 2.39 Congregate Living beds per unit as allowed per the designation.

Project traffic used in this analysis is defined as the vehicle trips expected to be generated by the project, and the distribution and assignment of that traffic over the study roadway network. The trip generation calculations are based on the trip generation rates published by Palm Beach County the existing and proposed designation as follows:

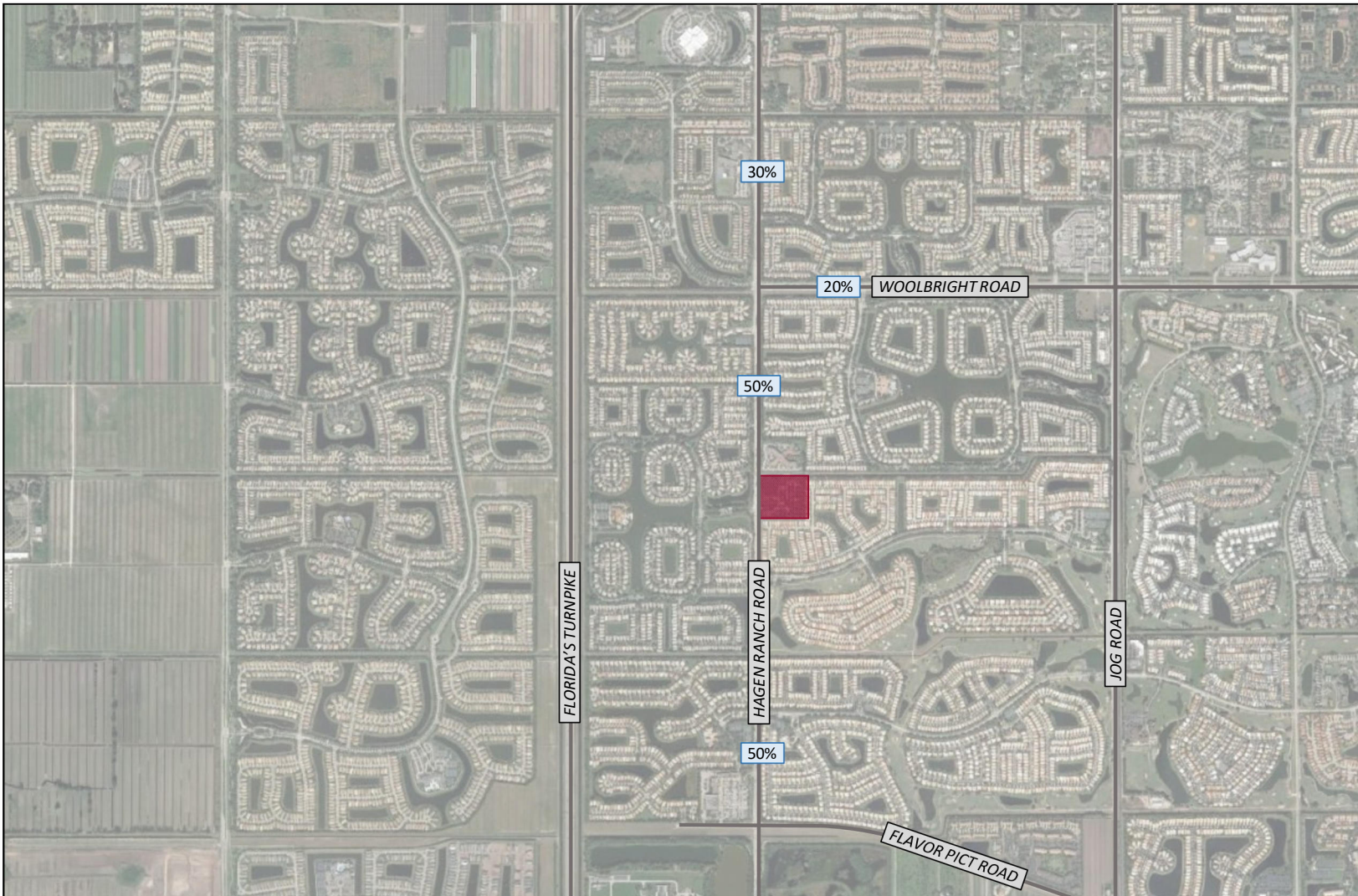
Table 2: Trip Generation

Land Use	Intensity		Daily Trips	AM Peak Hour			PM Peak Hour		
				Total	In	Out	Total	In	Out
Existing Built Scenario > 5 Years									
Nursery (Wholesale)	8.94	Acres	174	2	1	1	4	2	2
Existing New External Trips			174	2	1	1	4	2	2
Existing FLU (LR-3)									
Single Family Detached	26	DU	260	19	5	14	28	18	10
Existing Net External Trips			260	19	5	14	28	18	10
Proposed FLU (CLR/3)									
Assisted Living Facility	256	Beds	666	49	31	18	67	25	42
Net New External Trips			666	49	31	18	67	25	42
Proposed Net External Trips-Existing Net External Trips (Short-Range)			492	47	30	17	63	23	40
Proposed Net External Trips-Existing Net External Trips (Long Range)			406	30	26	4	39	7	32
Radius of Development Influence:			1 miles						
Land Use	Daily		AM Peak Hour			PM Peak Hour		Pass By	
Nursery (Wholesale)	19.5 trips/Acre		0.26 trips/Acre (50% in, 50% out)			0.45 trips/Acre (50% in, 50% out)		0.0%	
Single Family Detached	10 trips/DU		0.74 trips/DU (25% in, 75% out)			Ln(T) = 0.96*Ln(X)+0.20 (63% in, 37% out)		0.0%	
Assisted Living Facility	2.60 trips/Beds		0.19 trips/Beds (63% in, 37% out)			0.26 trips/Beds (38% in, 62% out)		0.0%	

The existing trips generated by the nursery on site was compared to the proposed future land use trip potential for the short-range (year 2027) analysis. The trip differential between the existing future land use and the proposed future land use was used for long-range (year 2045) analysis.

As indicated in Table 2, for the purpose of the short-range (2027) analysis, the development potential under the proposed FLU is an increase of 492 net new external daily trips, an increase of 47 AM net new external peak hour trips (+30 in, +17 out), and an increase of 63 PM net new external peak hour trips (+23 in, +40 out). For the purpose of the long-range (2045) analysis, the development potential under the proposed FLU is an increase of 406 net new external daily trips, an increase of 30 AM net new external peak hour trips (+26 in, +4 out), and an increase of 39 PM net new external peak hour trips (+7 in, +32 out).

Project traffic was assigned to the surrounding road network based on the distribution illustrated in Figure 2.



Legend

-  Site Location
-  Trafficway

Figure 2:
Tropical World
KH #144928002
Project Distribution
Kimley»Horn

LEVEL OF SERVICE ANALYSIS

Consistent with comprehensive plan amendment evaluation requirements, roadway segment analyses were conducted to address the traffic conditions for the short-term and long-term planning horizons.

Short-Term (Year 2027) Horizon

This analysis is based on the Test 2 standards of the Palm Beach County Traffic Performance Standards Ordinance (TPSO) and was conducted using the directional peak-season peak-hour traffic volumes published by Palm Beach County. This analysis compares the trip generation potential of the existing site development with the development potential of the proposed future land use designation. The significance determination is based on the traffic generated by the difference in the existing site and proposed future land uses.

Long-Term (Year 2045) Horizon

This analysis was conducted using the 2045 model volumes as provided by the Palm Beach Transportation Planning Agency (TPA) and the net increase in the daily trip generation potential between the existing and proposed FLU designations.

SHORT-TERM (YEAR 2027) HORIZON

The proposed future land use is projected to generate a net potential increase of 47 new external trips in the AM peak hour (+30 in, +17 out) and a net potential increase of 63 net new external trips in the PM peak hour (+23 in, +40 out). The radius of development influence and the significantly impacted roadway links were determined based on Policy 3.5-d of the Palm Beach County Comprehensive Plan. For this analysis scenario, the radius of development influence one-mile. Significance was determined in accordance with Test 2 (5-Year Analysis) LOS E peak-hour peak directional service volumes indicated in the Palm Beach County TPSO. Table 3 summarizes the significantly impacted roadway segments due to the project traffic during the AM and PM peak hour. As indicated in Table 3, none of the roadways in the vicinity of the site are significantly impacted during the AM or PM peak hours in the short-term horizon.

Table 3: Short-Range (2027) Peak Hour Significance Analysis

ROADWAYFROMTO			COMMITTED NUMBER OF LANES	LOS E GEN. SVC. VOLUME	PROJECT % ASSIGNMENT	NB/EB IN/OUT?	PROJECT TRIPS					
							TRIPS		PEAK HOUR			
									NB/EB	SB/WB	NB/EB	Sig?
AM Peak Hour												
Hagen Ranch Road	Boynton Beach Blvd	Woolbright Road	4LD	1,960	30%	o	5	9	0.26%	No	0.46%	No
Hagen Ranch Road	Woolbright Road	Project Driveway	4LD	1,960	50%	o	9	15	0.46%	No	0.77%	No
Hagen Ranch Road	Project Driveway	Flavor Pict Rd	4LD	1,960	50%	i	15	9	0.77%	No	0.46%	No
Woolbright Road	Hagen Ranch Road	Jog Road	4LD	1,960	20%	o	3	6	0.15%	No	0.31%	No
PM Peak Hour												
Hagen Ranch Road	Boynton Beach Blvd	Woolbright Road	4LD	1,960	30%	o	12	7	0.61%	No	0.36%	No
Hagen Ranch Road	Woolbright Road	Project Driveway	4LD	1,960	50%	o	20	12	1.02%	No	0.61%	No
Hagen Ranch Road	Project Driveway	Flavor Pict Rd	4LD	1,960	50%	i	12	20	0.61%	No	1.02%	No
Woolbright Road	Hagen Ranch Road	Jog Road	4LD	1,960	20%	o	3	5	0.15%	No	0.26%	No

LONG-TERM (YEAR 2045) HORIZON

The proposed change in the future land use designation is projected to generate a net potential increase of 406 daily trips. The radius of development influence was determined to be one-mile based on Table 3.5-1 of the Comprehensive Plan. Table 4 summarizes the daily analysis for the long-range horizon.

Table 4: Long-Range (2045) Significance Analysis

ROADWAY	FROM	TO	COMMITTED NUMBER OF LANES	LOS D GEN. SVC. DAILY VOLUME	2045 LRTP VOLUMES	PROJECT % ASSIGNMENT	PROJECT TRIPS		
							DAILY		
							TRIPS	%	Sig?
Hagen Ranch Road	Boynton Beach Blvd	Woolbright Road	4LD	33,200	23,800	30%	122	0.37%	No
Hagen Ranch Road	Woolbright Road	Project Driveway	4LD	33,200	23,800	50%	203	0.61%	No
Hagen Ranch Road	Project Driveway	Flavor Pict Road	4LD	33,200	23,800	50%	203	0.61%	No
Woolbright Road	Hagen Ranch Road	Jog Road	4LD	33,200	17,800	20%	81	0.37%	No

For this analysis scenario, the proposed change in land use does not generate any significant impact during the long-range horizon; therefore, no further analysis is required.

CONCLUSION

The foregoing comprehensive plan traffic analysis has been conducted to evaluate the proposed future land use change from Low Residential (LR-3) to Congregate Living Residential with an underlying Low Residential, 3 units per acre (CLR/3) for the site located east of Hagen Ranch Road at 117th Place South in Unincorporated Palm Beach County, Florida. Based on the analyses conducted, the proposed change in land use will not cause any of the roadways in the vicinity of the project to be over capacity in the short-range (2027) scenario or long-range (2045) scenario.

Please contact me at (561) 840-0874 or adam.kerr@kimley-horn.com should you have any questions.

Sincerely,
KIMLEY-HORN AND ASSOCIATES, INC.



Digitally signed by
Adam B Kerr
Date: 2023.08.10
11:41:27 -04'00'

Adam B. Kerr, P.E.
Transportation Engineer

Florida Registration
Number 64733
Certificate of Authorization
Number 696

Attachments
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APPENDIX

Property Detail

Parcel Control Number: 00-42-43-27-05-058-0701 Location Address: 7401 TROPICAL WORLD WAY
 Owners: PEARSON C BRUCE
 Mailing Address: 7401 TROPICAL WORLD WAY,BOYNTON BEACH FL 33437 4033
 Last Sale: MAY-1996 Book/Page#: 09299 / 1028 Price: \$500,000
 Property Use Code: 6900 - AG Classification ORN/MISC AGRI Zoning: PUD - Residential Planned Unit Dev' (00-UNINCORPORATED)
 Legal Description: PALM BEACH FARMS CO PL NO 3 S 590 FT OF W 30 FT OF TR 70, S 590 FT OF TR 71 & S 590 FT OF TR 72 (LESS W 30 FT HAGEN RANCH RD R/W) BLK 58 Total SF: 3110 Acres 8.94

2019 Values (Current)

Improvement Value \$284,957
 Land Value \$1,653,900
 Total Market Value \$1,938,857
 Assessed Value \$316,247
 Exemption Amount \$0
 Taxable Value \$316,247

All values are as of January 1st each year.

2019 Taxes

Ad Valorem \$5,615
 Non Ad Valorem \$1,058
 Total Tax \$6,673

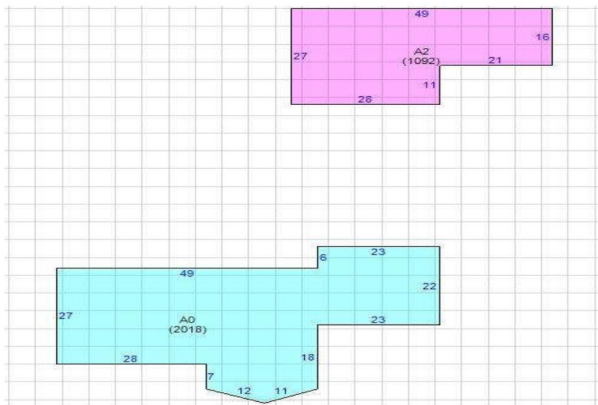
2020 Qualified Exemptions

No Details Found

Applicants

No Details Found

Building Footprint (Building 1)



Subarea and Square Footage (Building 1)

Description	Area Sq. Footage
RETAIL STORE	2018
OFFICES	1092
Total Square Footage :	3110

Extra Features

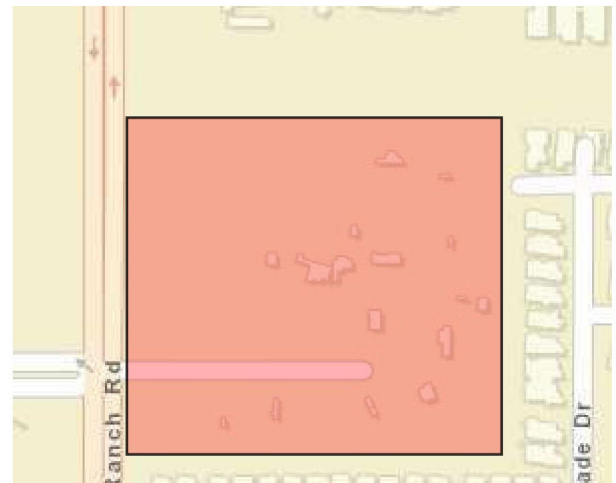
Description	Year Built	Unit
Greenhouse	1998	29220
Utility Building	1998	192
Utility Building	1998	240
Utility Building	1998	256
Patio	1998	1010

Unit may represent the perimeter, square footage, linear footage, total number or other measurement.

Structural Details (Building 1)

Description	
1. Year Built	1998
2. RETAIL SINGLE OCCUP	3110

MAP



STN#	ROAD	FROM	TO	LANES	PK HR LOS	DAILY TRAFFIC VOLUMES					2019 DAILY		18-19 GR	3YR GR	2019 AM PEAK HOUR			2019 PM PEAK HOUR		
						2014	2015	2016	2017	2018	VOL	DATE			2-WAY	NB/EB	SB/WB	2-WAY	NB/EB	SB/WB
5214	HAGEN RANCH RD	Gateway Blvd	Boynton Beach Blvd	2	880	9140	9600	9979	10687	12300	11331	1/30/2019	-7.88%	4.33%	1131	306	917	1151	759	402
5600	HAGEN RANCH RD	Boynton Beach Blvd	Pipers Glen Blvd	4D	1770	17854	17559	19528	20077	19853	20661	1/8/2019	4.07%	1.90%	1616	768	925	1831	1161	673
5646	HAGEN RANCH RD	Pipers Glen Blvd	Lake Ida Rd	4D	1960	13679	12896	14649	14427	14914	15255	1/22/2019	2.29%	1.36%	1227	552	698	1196	622	575
5604	HAGEN RANCH RD	Lake Ida Rd	W Atlantic Ave	4D	1960	15230	16220	16818	16760	17392	18559	1/22/2019	6.71%	3.34%	1467	618	849	1472	732	766
3202	HAVERHILL RD	Beeline Hwy	45th St	2	880	12419	14643	15078	16787	16087	16570	3/13/2019	3.00%	3.20%	1169	664	520	1451	665	834
3622	HAVERHILL RD	45th St	Roebuck Rd	5	1960	26034	27771	29654	33522	36048	32593	3/13/2019	-9.58%	3.20%	2303	1293	1023	2755	1454	1457
3672	HAVERHILL RD	Roebuck Rd	Community Dr	5	1960	20591	22121	22201	22871	23238	23588	3/26/2019	1.51%	2.04%	1754	866	896	1877	961	920
3600	HAVERHILL RD	Community Dr	Okeechobee Blvd	5	1770	25797	25998	26542	30178	26588	25909	2/11/2019	-2.55%	-0.80%	1735	968	889	2054	979	1183
3604	HAVERHILL RD	Okeechobee Blvd	Belvedere Rd	5	1770	21750	21666	22100	21700	22502	22640	3/27/2019	0.61%	0.81%	1607	856	754	1927	858	1080
3608	HAVERHILL RD	Belvedere Rd	Southern Blvd	5	1770	22882	22190	23446	22954	22809	22649	3/27/2019	-0.70%	-1.15%	1611	778	842	1967	954	1017
3634	HAVERHILL RD	Southern Blvd	Summit Blvd	5	1960	24290	23214	24846	24226	23881	24696	3/27/2019	3.41%	-0.20%	1966	1145	825	2162	945	1225
3640	HAVERHILL RD	Summit Blvd	Forest Hill Blvd	5	1960	26166	26230	28104	28656	29531	29357	3/11/2019	-0.59%	1.46%	2419	1369	1051	2513	1135	1378
4224	HAVERHILL RD	Forest Hill Blvd	Purdy Ln	5	1960	22920	22762	25179	24300	25534	25331	3/11/2019	-0.80%	0.20%	2092	1099	993	2154	1059	1107
4642	HAVERHILL RD	Purdy Ln	Cresthaven Blvd	5	1960	21681	22184	23438	23288	24361	23844	3/6/2019	-2.12%	0.57%	2064	994	1070	2059	991	1068
4656	HAVERHILL RD	Cresthaven Blvd	10th Ave N	5	1770	21099	22017	23186	22511	23879	23399	3/6/2019	-2.01%	0.31%	1982	1003	979	2012	1053	959
4638	HAVERHILL RD	10th Ave N	Lake Worth Rd	5	1960	16273	18786	17956	17395		17956	2/4/2019		0.00%	1377	525	871	1643	895	765
4646	HAVERHILL RD	Lake Worth Rd	Melaleuca Ln	5	1960	12362	12276	13678	13341		13969	2/4/2019		0.70%	1206	604	605	1356	732	635
4672	HAVERHILL RD	Melaleuca Ln	Lantana Rd	4D	1770	13410	13527	13860	13997		13747	2/4/2019		-0.27%	1311	668	643	1334	616	729
4674	HAVERHILL RD	Lantana Rd	Hypoluxo Rd	2	880	9931	11353	11376	11893	11763	12074	2/26/2019	2.64%	2.00%	1189	310	898	1182	713	469

Palm Beach TPA Adjusted 2045 Two-Way Daily Traffic Volumes

Based on Southeast Regional Planning Model (SERPM) version 8.503

The following table provides adjusted 2045 two-way daily traffic volumes derived from the Southeast Florida Regional Planning Model using 2045 demographic growth predictions based on adopted future land use designations in local government comprehensive plans and future transportation facilities and services based on adopted cost feasible project lists in the Long Range Transportation Plans of the Miami-Dade TPO, the Broward MPO and the Palm Beach TPA. SERPM 8, the region's currently supported modeling platform, is an activity-based model approved for use to support Long Range Transportation Plan (LRTP) and Regional Transportation Plan (RTP) development. This table should be used as a supplement to local knowledge of historic, current, and future travels patterns.

The Regional Transportation Technical Advisory Committee - Modeling Subcommittee (RTTAC-MS) reviews and approves requested model updates quarterly to incorporate amendments to LRTP project lists and local government comprehensive plans and to correct significant input errors. SERPM 8 can be downloaded and additional model details can be found at the [SERPM website](https://sites.google.com/site/serpm8reference/). Network updates are tracked on the SERPM 8 Reference site at <https://sites.google.com/site/serpm8reference/>. The adjusted volumes table will be updated with subsequent SERPM releases.

The 2045 adjusted traffic volumes were calculated based on the difference between the 2015 base year model outputs and the 2015 observed traffic counts and rounded to the nearest hundred vehicles using one of the following equations:

$$\text{If } \frac{2015 \text{ Observed}}{2015 \text{ Model}} > .8 \text{ and } \frac{2015 \text{ Observed}}{2015 \text{ Model}} < 1.2, \quad \text{then } 2045 \text{ Adjusted} = \frac{2045 \text{ Model}}{2015 \text{ Model}} \times 2015 \text{ Observed}$$
$$\text{If } \frac{2015 \text{ Observed}}{2015 \text{ Model}} > 1.2 \text{ or } \frac{2015 \text{ Observed}}{2015 \text{ Model}} < .8, \quad \text{then } 2045 \text{ Adjusted} = 2015 \text{ Observed} + (2045 \text{ Model} - 2015 \text{ Model})$$

For additional assistance or to provide suggestions to improve model outputs in a future model run, please contact Grég Gabriel at ggabriel@PalmBeachTPA.org.

SERPM 8 2045 Cost Feasible Adjusted Two-Way Traffic Volumes - Palm Beach County

PBC Station	FDOT Station	Roadway	From	To	Existing Lanes	Cost Feasible Lanes	2005 Counts	2010 Count	2015 Count	2018 Count	2015 Model	2045 Model	2045 Adjusted
6831	937169	GLADES RD	FAU Entrance/10th Ave NW	Boca Raton Blvd	6	6T	40,979	40,520	43,129	-	29,355	37,760	51,500
6833	930045	GLADES RD	Boca Raton Blvd	Old Dixie Hwy	6	6T	31,340	30,826	31,207	25,500	18,494	25,330	38,000
6837	930045	GLADES RD	Old Dixie Hwy	US-1 (Federal Hwy)	6	6T	21,142	18,587	25,998	19,633	18,494	25,330	32,800
	937528	GREENBRIAR BLVD	Greenview Shores Blv	Wellington Trace	4	4			-	-	132	487	500
3432	937319	GREENVIEW SHORES	Wellington Trc	South Shore Blvd	4	4	21,269	16,060	18,685	18,100	12,017	18,751	25,400
	937487	GULFSTREAM BLVD	Seacrest Blvd	US-1	2	2			-	-	604	968	1,000
3649	937092	GUN CLUB RD	Jog Rd	Haverhill Rd	2	3	6,740	4,227	3,918	4,917	2,033	3,038	4,900
3651	937093	GUN CLUB RD	Haverhill Rd	Military Tr	5	5	16,087	11,857	9,719	10,896	4,015	6,806	12,500
3653	937094	GUN CLUB RD	Military Tr	Kirk Rd	5	5	17,196	10,704	11,130	12,272	4,940	9,728	15,900
3655	937095	GUN CLUB RD	Kirk Rd	Congress Ave	5	5	16,544	11,374	11,215	12,119	11,136	17,741	17,900
5604	937076	HAGEN RANCH RD	W Atlantic Ave	Lake Ida Rd	4	4	16,979	18,059	16,220	17,392	13,900	20,748	24,200
5646	937077	HAGEN RANCH RD	Lake Ida Rd	Pipers Glen Blvd	4	4	15,607	13,249	12,896	14,914	12,072	18,610	19,900
5600	937075	HAGEN RANCH RD	Pipers Glen Blvd	Boynton Beach Blvd	4	4	17,772	18,471	17,559	19,853	21,295	27,498	23,800
5214	937138	HAGEN RANCH RD	Boynton Beach Blvd	Gateway Blvd	3	3	11,636	9,078	9,600	12,300	14,595	15,740	10,700
4666	937136	HAGEN RANCH RD	Gateway Blvd	Hypoluxo Rd	3	3	10,877	10,728	10,990	12,494	15,903	17,740	12,800
4668	937137	HAGEN RANCH RD	Hypoluxo Rd	Lantana Rd	3	3	13,573	9,993	9,576	9,869	14,250	15,867	11,200
	937579	HALL BLVD	Orange Blvd	Northlake Blvd	2	2			-	-	3,364	4,381	4,400
	937470	HATTON HWY	Gator Blvd	SR-700	2	2			-	-	310	360	400
4674	PBC041	HAVERHILL RD	Le Chalet Blvd	Hypoluxo Rd	2	3		10,669	11,353	11,763	1,227	47,915	58,000
4674	937149	HAVERHILL RD	Hypoluxo Rd	Lantana Rd	2	2	10,625	10,669	11,353	11,763	1,530	2,199	12,000
4672	937148	HAVERHILL RD	Lantana Rd	Melaleuca Ln	4	4	13,960	13,530	13,527	13,400	7,057	10,958	17,400
4646	937147	HAVERHILL RD	Melaleuca Ln	Lake Worth Rd	5	5	15,646	12,027	12,276	21,000	30,700	30,818	12,400
4638	937147	HAVERHILL RD	Lake Worth Rd	10th Ave N	5	5	18,150	18,363	18,786	21,000	30,700	30,818	18,900
4656	937147	HAVERHILL RD	10th Ave N	Cresthaven Blvd	5	5	22,083	19,560	22,017	23,879	30,700	30,818	22,100
4642	937146	HAVERHILL RD	Cresthaven Blvd	Purdy Ln	5	5	21,452	20,299	22,184	24,361	28,942	29,779	23,000
4224	937145	HAVERHILL RD	Purdy Ln	Forest Hill Blvd	5	5	23,092	21,919	22,762	25,534	29,018	29,313	23,100
3640	937038	HAVERHILL RD	Forest Hill Blvd	Summit Blvd	5	5	28,896	24,605	26,230	29,531	31,002	32,755	27,700
3634	937037	HAVERHILL RD	Summit Blvd	Southern Blvd	5	5	22,876	21,199	23,214	23,881	28,660	32,754	27,300
3608	937036	HAVERHILL RD	Southern Blvd	Belvedere Rd	5	5	22,051	20,031	22,190	22,809	16,965	23,923	29,100
3604	937035	HAVERHILL RD	Belvedere Rd	Okeechobee Blvd	5	5	24,162	20,120	21,666	22,502	17,017	24,783	29,400
3600	937008	HAVERHILL RD	Okeechobee Blvd	Community Dr	5	6	33,155	26,156	25,998	26,588	26,279	39,605	39,200
3672	937010	HAVERHILL RD	Community Dr	Roebuck Rd	5	5	30,533	22,464	22,121	23,238	19,921	28,880	32,100
3622	937009	HAVERHILL RD	Roebuck Rd	45th St	5	5	35,118	26,525	27,771	36,048	15,301	27,248	39,700
3202	937007	HAVERHILL RD	45th St	Beeline Hwy	5	5	20,202	14,297	14,643	16,087	8,331	12,876	19,200
	937723	HEIGHTS BLVD	Donald Ross Road	Central Blvd	2	2			-	-	2,144	2,478	2,500
6861	938529	HIDDEN VALLEY BLVD	Boca Raton Blvd	Old Dixie Hwy	4	4	8,517	6,526	7,588	7,914	1,934	4,524	10,200
	933501	HIGH RIDGE RD	Gateway Blvd	Miner Rd	2	5			-	-	11,351	20,407	20,400
4648	937304	HIGH RIDGE RD	Miner Rd	Hypoluxo Rd	2	2	7,646	5,322	6,527	7,139	5,322	6,924	8,500
	937483	HIGH RIDGE RD	Hypoluxo Road	Lk. Osborne Drive	2	2			-	-	8,089	9,746	9,700
2307	937055	HOLLY DR	Military Tr	SR 811	2	2	7,971	-	6,539	7,200	3,763	4,451	7,200

SERP 8 2045 Cost Feasible Adjusted Two-Way Traffic Volumes - Palm Beach County

PBC Station	FDOT Station	Roadway	From	To	Existing Lanes	Cost Feasible Lanes	2005 Counts	2010 Count	2015 Count	2018 Count	2015 Model	2045 Model	2045 Adjusted
3804	935090	US-1	36th St	45th St	4	4T	20,849	-	20,500	24,500	19,095	25,977	27,900
3882	935090	US-1	45th St	59th St	4	4T	28,985	22,210	18,796	24,500	19,095	25,977	25,600
3304	930675	US-1	59th St	MLK Blvd	4	4T	32,003	23,783	21,783	24,500	17,706	26,042	32,000
2818	930755	US-1	MLK Blvd	Blue Heron Blvd	5	5T	32,546	25,842	22,166	25,000	16,005	23,133	29,300
2800	930103	US-1	Blue Heron Blvd	Northlake Blvd	4	4T	30,966	24,134	25,989	26,716	17,318	24,876	33,500
2832	935252	US-1	Northlake Blvd	Lighthouse Dr	6	6	33,144	-	29,136	30,990	17,469	22,173	33,800
2838	930756	US-1	Lighthouse Dr	PGA Blvd	4	4	27,583	23,420	27,529	26,582	18,124	23,262	32,700
2822	930379	US-1	PGA Blvd	Universe Blvd	4	4	36,642	26,236	30,777	32,808	31,075	35,535	35,200
2840	937201	US-1	Universe Blvd	Donald Ross Rd	4	4	27,406	20,044	22,272	25,745	20,580	23,301	25,200
1312	930729	US-1	Donald Ross Rd	Marcinski Rd	4	4	32,717	28,216	30,280	30,661	23,396	26,888	33,800
1816	930006	US-1	Marcinski Rd	Ocean Way	4	4	-	22,630	24,125	20,964	25,267	27,300	
1810	930006	US-1	Ocean Way	Indiantown Rd	4	4	28,832	25,098	27,722	30,623	20,964	25,267	32,000
1802	930150	US-1	Indiantown Rd	Beach Rd	4	4	24,992	20,996	20,185	21,992	13,358	15,314	22,100
1304	930090	US-1	Beach Rd	Martin County Line	4	4	26,617	24,652	22,584	29,000	32,607	42,936	32,900
7032	930268	US-27	Broward County Line	CR-827	4	6	16,240	11,425	11,906	9,430	12,386	16,489	15,800
7030	935169	US-27	CR-827	SR-80	4	6	14,884	9,542	8,860	10,800	16,197	21,575	14,200
7033	930132	US-27	SR-80	Levee Rd	4	6	26,365	17,340	17,867	18,300	16,589	14,423	15,500
7034	930148	US-27	Levee Rd	Miami Canal Rd	4	6	15,359	16,142	15,566	15,500	15,617	21,508	21,400
NEW	TPA023	US-27 CONNECTOR	SR-80/US-27	SR-715	0	2	-	-	-	-	-	22,518	22,500
	937644	VIA DELRAY	El Clair Ranch Rd	Military Tr	2	2	-	-	-	-	2,324	4,778	4,800
3632	937518	VILLAGE BLVD	Community Dr	Palm Beach Lakes Blvd	4	4	30,662	-	23,296	6,100	3,090	5,314	25,500
3660	937669	VILLAGE BLVD	Cumberland Dr	Shenandoah Dr	4	4	17,264	-	13,165	13,100	902	3,091	15,400
3630	937507	VILLAGE BLVD	45TH St	Cumberland Dr	4	4	21,084	-	16,364	3,100	6,747	8,964	18,600
	937611	W CANAL ST	Nw 16 St	Nw 2 St	2	2	-	-	-	-	322	274	300
	937654	W OCEAN AVE	Broadway St	US-1	2	2	-	-	-	-	652	841	800
3652	937156	WABASSO DR	Okeechobee Bl	Westgate Ave	2	2	7,233	5,313	5,649	6,144	4,371	7,602	8,900
3932	938517	WASHINGTON RD	Dyer St	Southern Blvd	2	2	7,017	-	6,500	5,500	506	1,959	8,000
	937513	WATERTOWER ROAD	N Congress Ave	Old Dixie Hwy	2	2	-	-	-	-	5,269	2,148	2,100
	937682	WEISMAN WAY	SR-7	Sansbury Way	2	2	-	-	-	-	2,595	3,510	3,500
	937576	WELLINGTON TRACE	Greenbriar Blvd	Greenview Shores Blv	4	4	-	-	-	-	1,411	1,695	1,700
3435	937321	WELLINGTON TRACE	Greenview Shores Bl	Big Blue Trace	4	4	26,138	26,296	24,941	23,500	20,898	23,854	28,500
3433	937320	WELLINGTON TRACE	Big Blue Trace	Forest Hill Blvd	4	4	24,900	-	22,292	22,000	20,211	23,172	25,600
	937488	WELLINGTON TRCE	Forest Hill Blvd	Forest Hill Blvd	2	2	-	-	-	-	2,952	5,201	5,200
3663	937334	WESTGATE AVE	Military Tr	Wabasso Dr	5	5	16,940	13,117	13,764	14,115	15,473	21,380	19,000
3669	937335	WESTGATE AVE	Wabasso Dr	Congress Ave	5	5	12,267	8,495	8,641	8,916	11,724	13,091	10,000
	937552	WINCHESTER PARK BLVD	Boynton Beach Blvd	Old Boynton Rd	2	2	-	-	-	-	6,314	6,288	6,300
5662	937300	WOOLBRIGHT RD	Hagen Ranch Rd	Jog Rd	4	4	-	12,007	12,551	13,080	32,856	38,094	17,800
5655	937300	WOOLBRIGHT RD	Jog Rd	El Clair Ranch Rd	4	4	13,029	17,386	18,273	18,545	32,856	38,094	23,500
5647	937300	WOOLBRIGHT RD	El Clair Ranch Rd	Military Tr	4	4	21,972	22,396	22,375	21,787	32,856	38,094	27,600
5645	937299	WOOLBRIGHT RD	Military Tr	Congress Ave	4	4	25,502	28,851	26,108	27,578	11,711	15,909	30,300