

FAMILY ENTERTAINMENT CENTER

Town of Palm Beach, FL

TRAFFIC STATEMENT

PREPARED FOR:

The Breakers Palm Beach, Inc.
One South County Road
Palm Beach, Florida 33480

JOB NO. 24-027

DATE: 12/16/2024

Bryan G. Kelley, Professional Engineer, State of Florida, License No. 74006

This item has been digitally signed and sealed by Bryan G. Kelley, P.E., on 12/16/2024.

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TABLE OF CONTENTS

PAGE 3

1.0 SITE DATA

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The subject site is located on the east side of S. County Road south of Royal Poinciana Way in the Town of Palm Beach, Florida. The applicant proposes to construct a new reimagined Family Entertainment Center consisting of a 49,138 SF building. The existing Family Entertainment Center constructed in the 1960's is outdated and inadequate to serve the Breakers guests and members. The existing building consists of a full service restaurant which provides a social gathering spaces for different functions and special events. Additionally, the existing building supports various administrative functions including office support for the hotel and Beach Club operations.

The new proposed Family Entertainment Center will provide new entertainment options to hotel guests and members such as a bowling center, golf simulators, and a reimagined game hall experience. The new building will also include a restaurant, administrative offices, and a fitness center along with various other outdoor recreational activities. The Family Entertainment Center will only be open to hotel guests and members.

Traffic Concurrency for the overall site was addressed when the PUD was approved and Breakers has maintained the ability to substitute accessory hotel uses for other uses. Signalization improvements have also been completed previously as part of prior PUD approvals to address traffic concerns. The Family Entertainment Center is an accessory use to the overall Breakers Hotel, Golf Club, and Resort. The number of hotel guests and members are not proposed to change as part of this application. Instead, the proposed reimagined building is intended to better serve the existing guests and members. Therefore, no additional traffic impacts are anticipated as a result of this application.