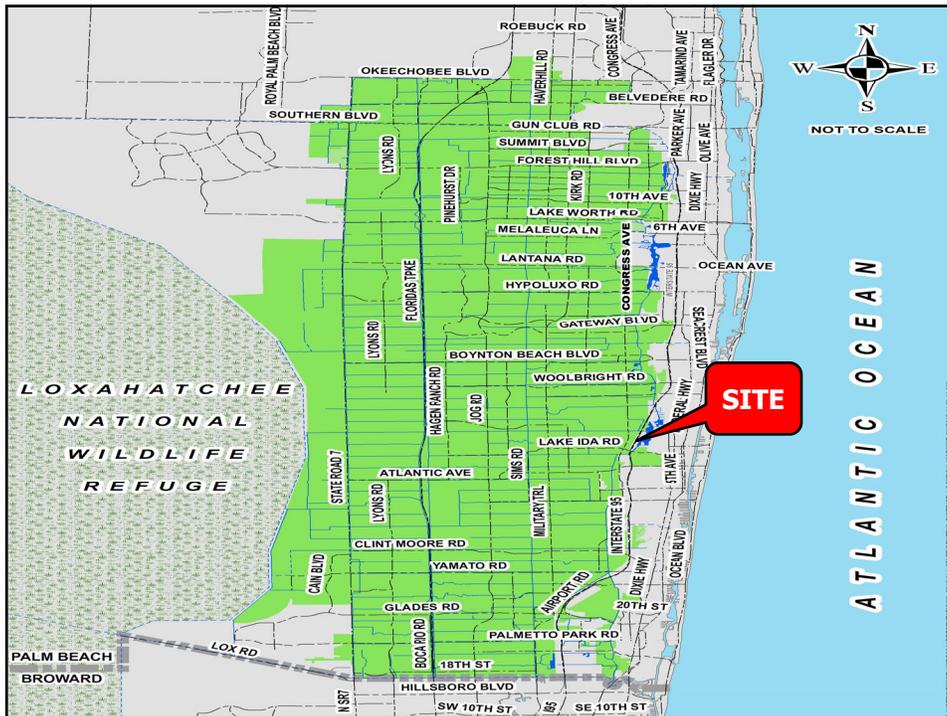


Seguso Residence – 770 Enfield Court
Request to keep a recently Installed Fence with Gate, Vegetation,
and Drains within the E-4 Canal Right-of-Way
North of Lake Ida Road, East of I-95
Project #RW-25-0277

Nicole Smith - Permit Supervisor
Board Meeting – March 11, 2026
Agenda Item # **DRAFT**



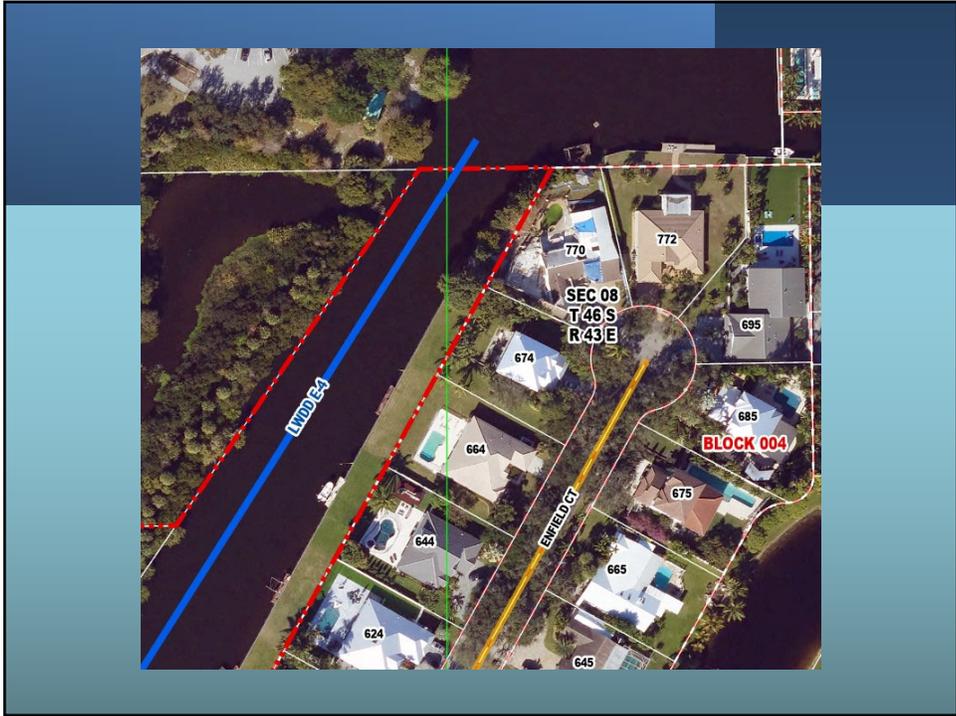
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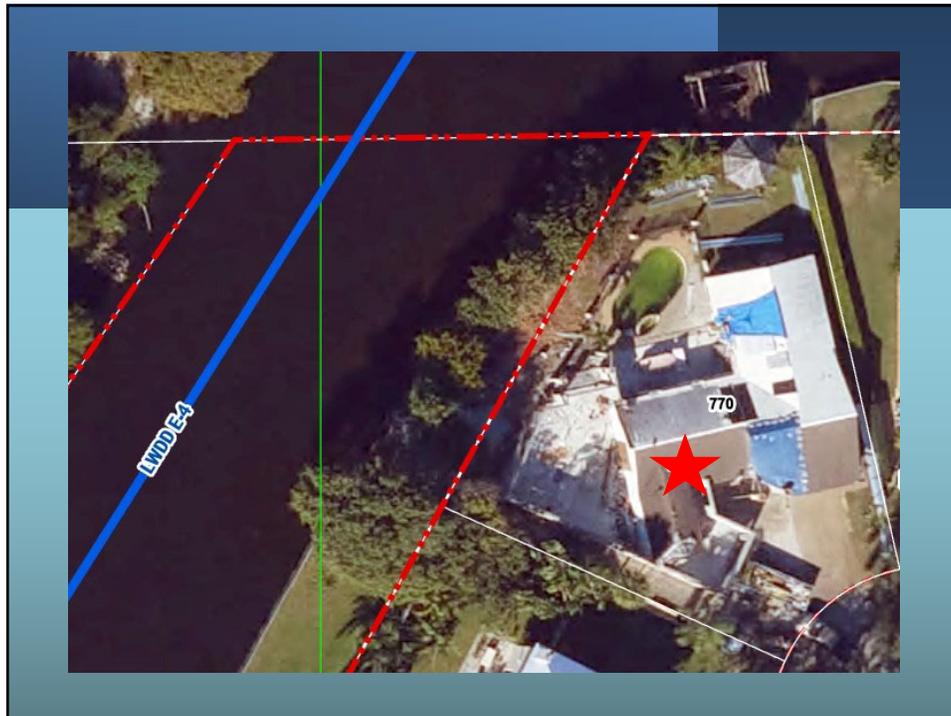
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Project History:



- November 2022: Mr. Seguso applied for a Right-of-Way Permit to install a Bulkhead within the east bank of the E-4 Canal
 - March 2023: Right-of-Way Permit issued (RW-22-0400)
 - Condition of permit addressed unpermitted trees and states that they will need to be removed in the future if LWDD deemed necessary
- August 2025: Notice of Violation (CM-25-0082) sent to Permittee listing encroachments; hedge, fence, trees, drainage, etc.
 - Removed drainage and silver buttonwood trees
- November 2025: Mr. Seguso applied for a Right-of-Way Permit to keep the encroachments
- January 2026: Mr. Seguso met with LWDD and Ms. Hill regarding his encroachment application

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Staff Recommendation

- ***Denial of Variance request***
 - Staff recommends denial of the variance request as presented

12

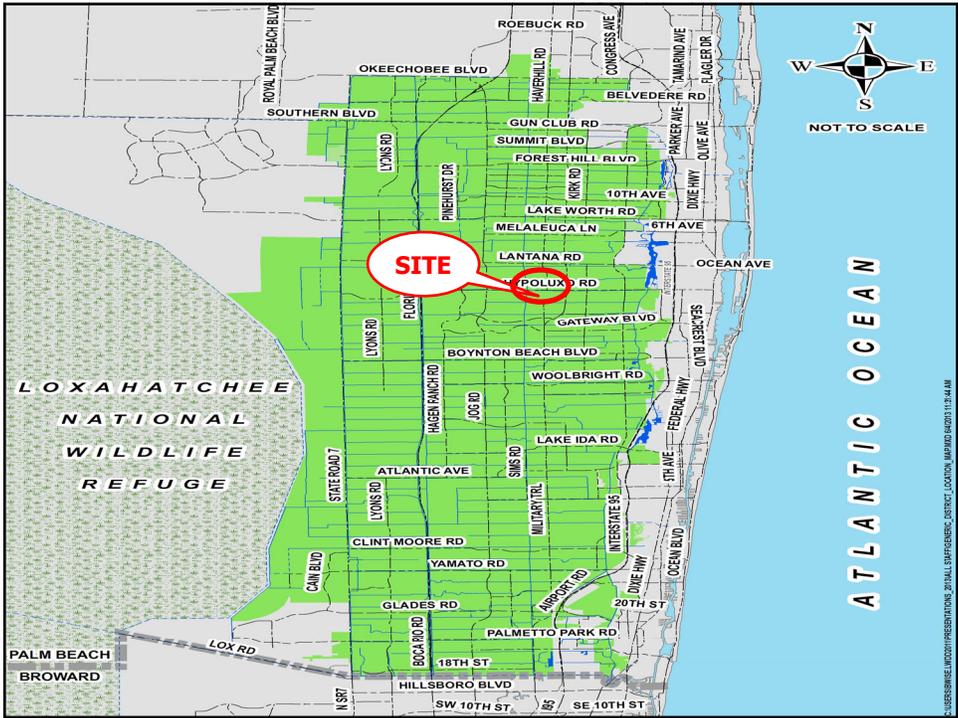
Palm Beach County - Proposed Mast Arm Signalization Poles within the L-18 Canal Right-of- Way

LWDD Project No. RW-21-0258

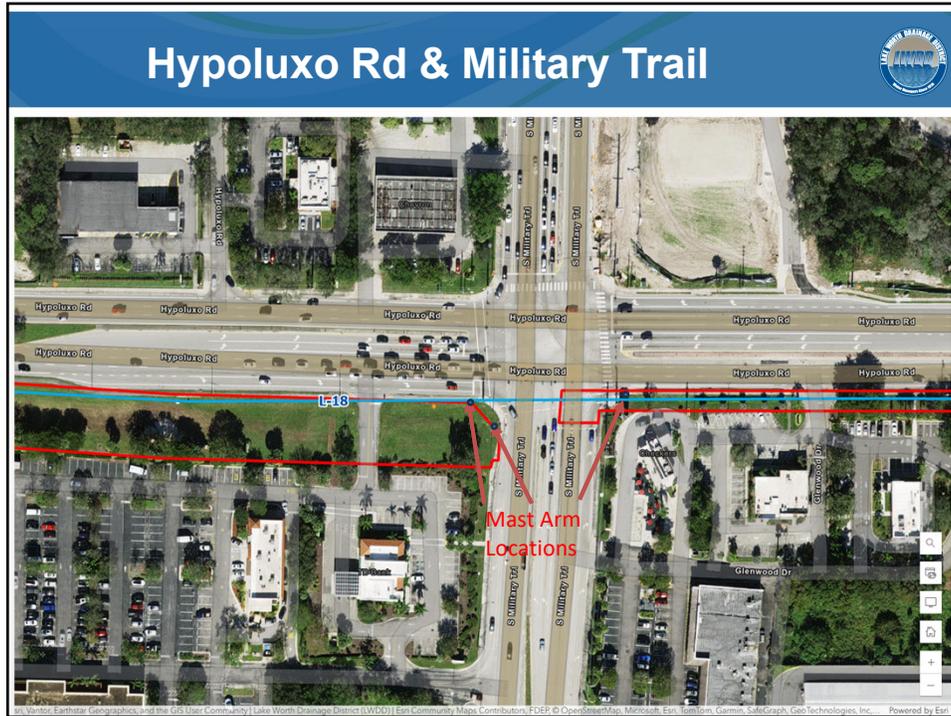
Shawn Mitchell, Permit Coordinator
Agenda Item #
Governing Board Meeting – March 11, 2026 - **DRAFT**



1



2



3

Background

- August 20, 2021, Palm Beach County (PBC) consultant Simmons and White Inc submitted a permit application to LWDD requesting to install three mast arm signal poles within the SE & SW corners of the L-18 Canal Right-of-Way at the intersection of Hypoluxo Rd and Military Trail.
- September 2021: The first RAI letter was sent to the applicant regarding the following:
 - Proposed mast arms encroaching beyond 5' within L-18 right-of-way.
 - The LWDD right-of-way was not correctly identified.
- Between 2021 through 2023 LWDD and PBC coordinated on L-18 right-of-way conveyances between both entities.
- LWDD executed a quitclaim deed conveying right-of-way to Palm Beach County, recorded under ORB Book 34354, Page 457.
- During the conveyance process, permit review and application submittals were paused.
- After right-of-way conveyance was completed, PBC resubmitted the plans July 2025. LWDD then informed PBC consultant of existing culvert pipe within the L-18 right-of-way.

4

Background, Cont.



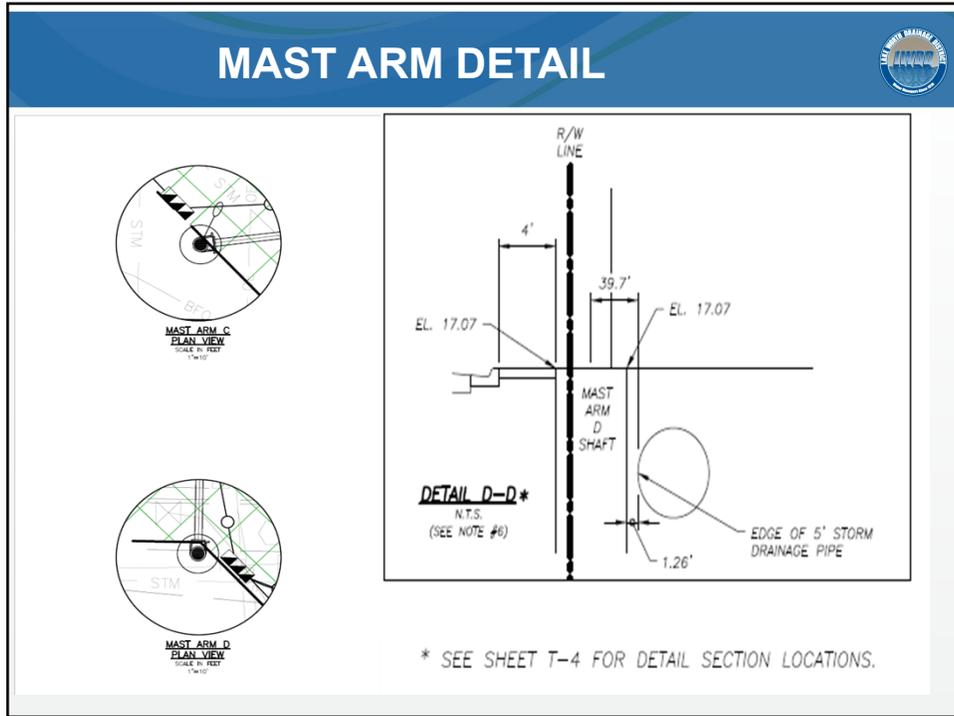
- December 2025 PBC performed a soft to verify location of the existing culvert and confirmed there would be no conflict between proposed mast arm locations and existing 48" culvert.
- The L-18 Canal right-of-way was piped by Palm Beach County in the 1980s during the widening of Hypoluxo Road.
- The revised plan submitted to LWDD February 2026 shows the proposed mast arm base will be minimum of 1.26 feet from the exterior of the existing culvert.
- Each proposed Mast Arm Signalization Pole will be installed on a 5' diameter foundation.
- The proposed mast arms will encroach within the L-18 right-of-way by less than 5'.
- The proposed mast arms at the southwest corner cannot be fully placed within the PBC right-of-way due to conflicts with existing utilities, including underground storm pipes, overhead electrical and communication lines.

5

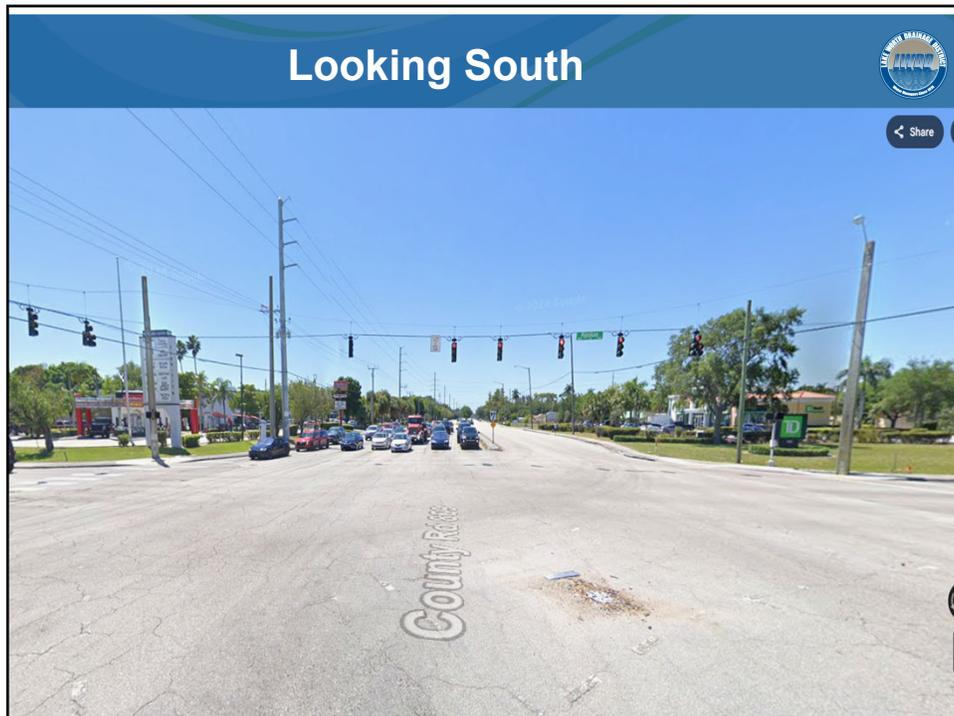
Example of a Mast Arm



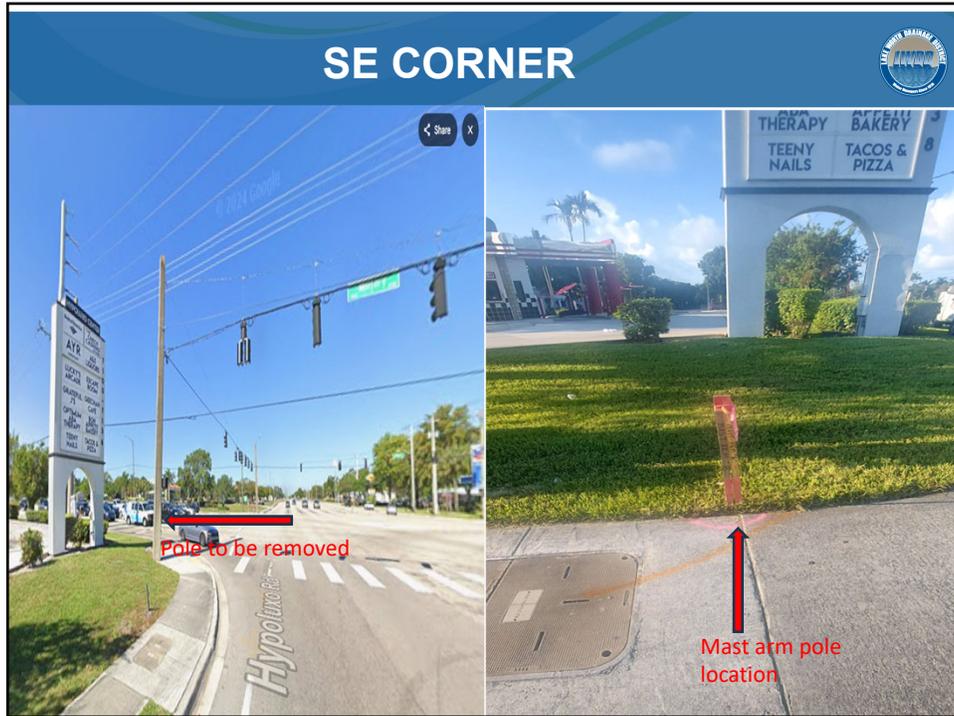
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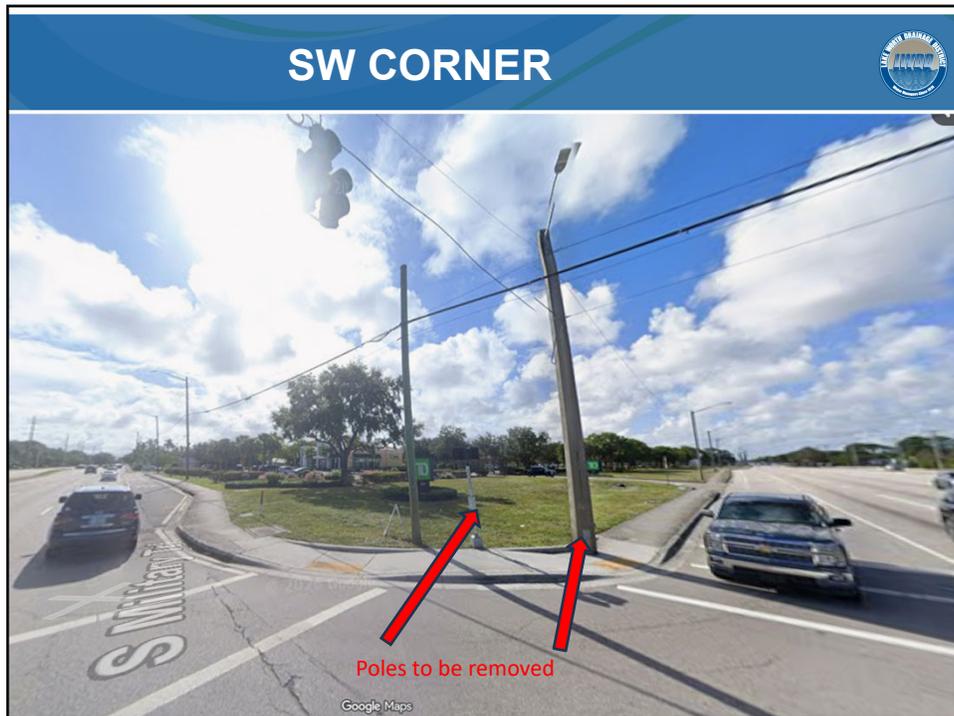
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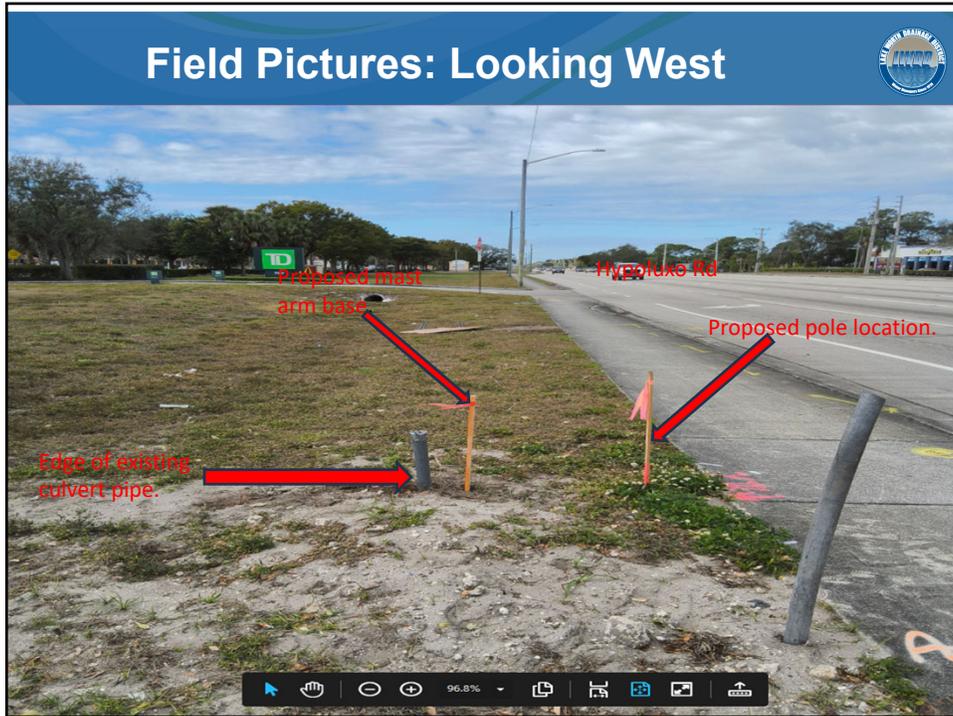
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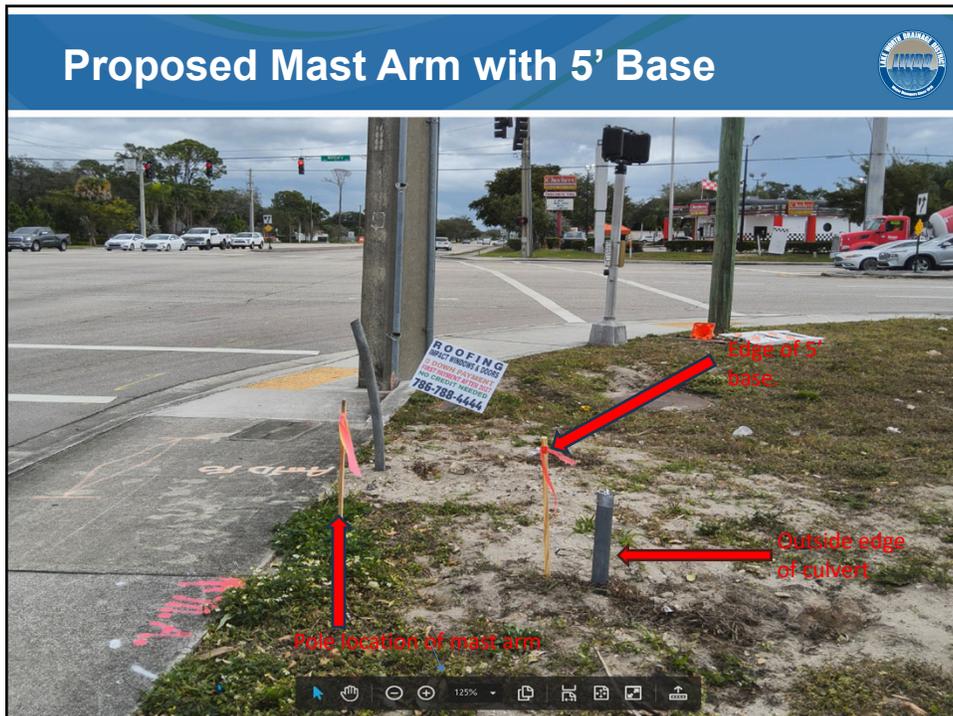
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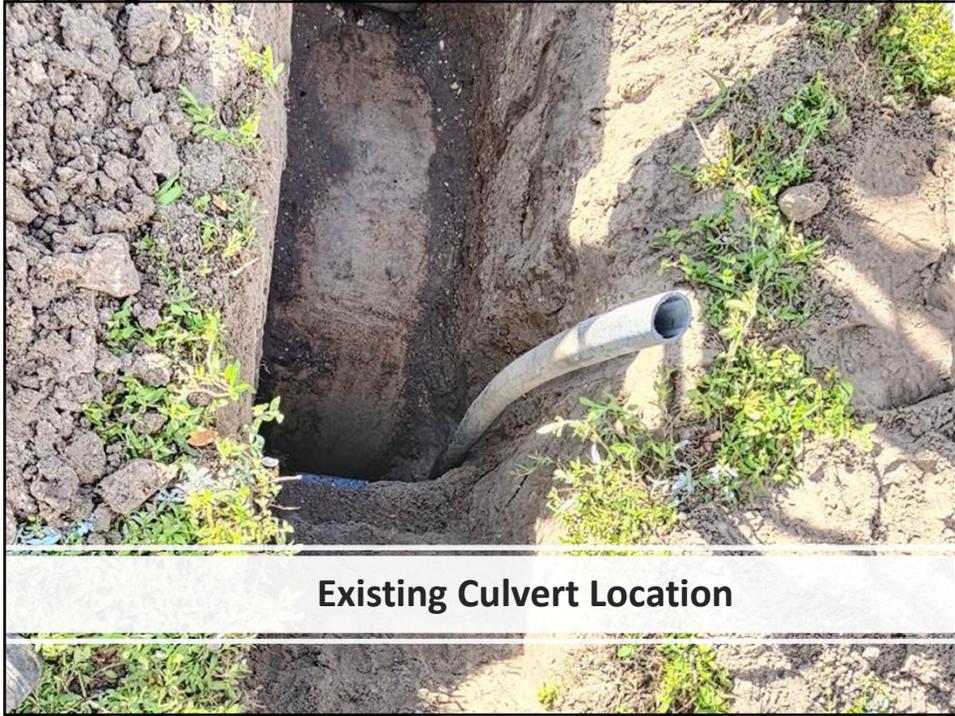
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16

Staff Recommendation



- Approval to issue a Right-of-way permit to Palm Beach County for the installation of proposed mast arms at SE & SW quadrants of Military Trail and Hypoluxo Road:
- Subject to:
 - LWDD Operating Policies
 - Mast Arm permit fees and Utility fees

17

Questions



18



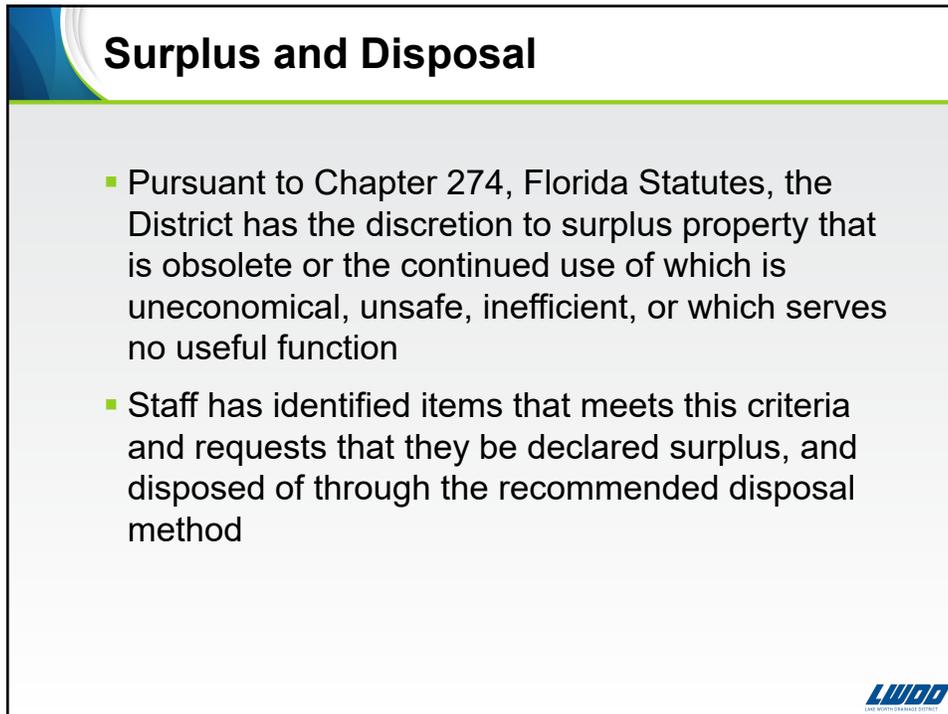
Surplus and Disposal

Governing Board Meeting
March 11, 2026 **DRAFT**

Chris Johnson, Director of Finance

LWDD
LAKE WORTH DRAINAGE DISTRICT

1



Surplus and Disposal

- Pursuant to Chapter 274, Florida Statutes, the District has the discretion to surplus property that is obsolete or the continued use of which is uneconomical, unsafe, inefficient, or which serves no useful function
- Staff has identified items that meets this criteria and requests that they be declared surplus, and disposed of through the recommended disposal method

LWDD
LAKE WORTH DRAINAGE DISTRICT

2

Listing of Items

Asset ID	Description	Original Cost	Acquisition Date	Recommended Disposal Method
Machinery & Equipment				
1	07301 2013 Outboard Motor - 40hp	6,476.40	11/20/2012	Online Auction Website/Garbage/Recycling Program
2	07302 AIR COMPRESSOR - 30 GAL., 14 HP	2,249.00	5/15/2013	Online Auction Website/Garbage/Recycling Program
3	07303 AIR COMPRESSOR - 30 GAL., 14 HP	2,249.00	5/15/2013	Online Auction Website/Garbage/Recycling Program
4	07460 Mower - Diamond Rotary 50"	9,599.00	7/9/2015	Online Auction Website/Garbage/Recycling Program
5	07461 Mower - Diamond Rotary 50"	9,599.00	7/9/2015	Online Auction Website/Garbage/Recycling Program
6	07503 Mower - Diamond, DDR120-CO	32,667.00	7/19/2016	Online Auction Website
7	07870 Chain Saw 20" - Stihl (Equip ID #159)	1,133.99	8/15/2024	Garbage/Recycling Program
Office Furniture, Fixtures & Equipment				
8	07089 SAFCO 5 DR FLAT FILE 3648 GRA	771.60	7/11/2005	Online Auction Website
9	07090 SAFCO 5 DR FLAT FILE 3648 GRA	771.60	7/11/2005	Online Auction Website
10	07091 SAFCO 5 DR FLAT FILE 3648 GRA	771.60	7/11/2005	Online Auction Website
11	07475 Swäch - Adtran, 1544P	2,661.39	9/4/2015	Online Auction Website/Garbage/Recycling Program
12	07478 Swäch - Adtran, 1544P	2,678.40	9/22/2015	Online Auction Website/Garbage/Recycling Program
13	07510 Swäch - Adtran, 1544P (Used)	2,159.20	3/18/2016	Online Auction Website/Garbage/Recycling Program
14	07511 Swäch - Adtran, 1544P (Used)	2,159.20	3/18/2016	Online Auction Website/Garbage/Recycling Program
15	07512 Swäch - Adtran, 1544P (Used)	2,159.20	3/18/2016	Online Auction Website/Garbage/Recycling Program
16	07513 Swäch - Adtran, 1544P (Used)	2,159.20	3/18/2016	Online Auction Website/Garbage/Recycling Program
17	07514 Swäch - Adtran, 1544P (Used)	2,159.20	3/18/2016	Online Auction Website/Garbage/Recycling Program
18	07625 Drone-DJIInspire 2 Quadcopter	4,307.59	1/11/2018	Online Auction Website/Employee Sale/Recycling Program
19	07633 Swäch - Adtran, NetVanta 1638P	3,383.74	9/18/2018	Online Auction Website/Garbage/Recycling Program
20	07642 Computer Laptop- Dell Precision 7730	2,739.00	3/13/2019	Online Auction Website/Employee Sale/Recycling Program
21	07646 Swäch - Adtran, NetVanta 1638P	3,232.30	6/14/2019	Online Auction Website/Garbage/Recycling Program
22	07707 Computer - Dell Precision 3930 Rack XCTO Base	2,647.00	12/14/2020	Online Auction Website/Employee Sale/Recycling Program
23	07709 Computer - Dell Precision 3440	1,311.00	12/14/2020	Online Auction Website/Employee Sale/Recycling Program
		98,733.61		



3

Staff Recommendation

Declare listed items surplus and authorize disposal of items through the recommended disposal method.



4



CITY OF DELRAY BEACH

OFFICE OF THE CITY MANAGER

100 N.W. 1ST AVENUE • DELRAY BEACH • FLORIDA 33444 • (561) 243-7015



Sent via USPS Certified Mail with Return Receipt

February 25, 2026

[Agenda Item #3](#)

To: Stephen Bedner, President
Carrie Parker Hill, Vice President
James M. Alderman, Sr. Vice President
Jeffrey P. Phipps, Sr.
John I. Whitworth, III

Members of the Lake Worth Drainage District
13081 S. Military Trail
Delray Beach, FL 33484

Re: Request for Reconsideration

Dear Members of the Lake Worth Drainage District:

The City of Delray Beach (“City”) formally requests the Lake Worth Drainage District (“LWDD”) reconsider the vote taken at its February 11, 2026 meeting denying the City’s request to permit an existing banyan tree to remain within the west right-of-way of the E-4 Canal adjacent to the Delray Beach Municipal Golf Course. In support of this request, the City states as follows.

On February 20, 2026, the City retained Mark Baker, a Board-Certified Arborist, to conduct an assessment of the subject banyan tree. As part of his credentials, Mr. Baker has also obtained the International Society of Arboriculture Tree Risk Assessment Qualification certificate. Mr. Baker completed an on-site inspection on said date, and prepared a report for the City, attached hereto and incorporated herein as Exhibit “A,” opining on the current condition of the subject banyan tree. In further support of his recommendations, a Basic Tree Risk Assessment Form, attached hereto and incorporated herein as Exhibit “B,” was prepared by Mr. Baker.

While the City understands the concerns voiced by the LWDD regarding the risks associated with allowing the banyan tree to remain, Mr. Baker suggests that, with proper maintenance, said risks can be effectively mitigated. Specifically, the “Basic Tree Risk Assessment Form” concludes that the overall tree risk rating is “low.” Further, the analysis completed by Mr. Baker opines that there are no concerns with regard to the branches, trunk, root collar and roots of the tree.

In support of his conclusion that with proper maintenance and pruning, the tree can be preserved and restored, the report recommends (1) removal of the canopy portion of the tree that overhangs and obstructs access to the canal; (2) removal of the root mass and appendage growth encroaching into the canal; (3) selective removal of the appendages that extend from the main trunk; and (4) establishing proper access to the canal for maintenance. The City concurs with these recommendations.

SERVICE • PERFORMANCE • INTEGRITY • RESPONSIBLE • INNOVATIVE • TEAMWORK

Request For Reconsideration

February 25, 2026

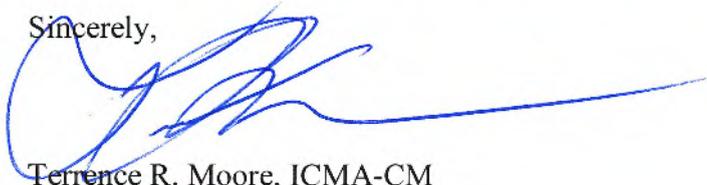
Page 2

In light of this new information, the City respectfully requests that the LWDD reconsider the vote taken on February 11, 2026. This tree has clearly withstood the test of time, and many decades worth of hurricanes and other natural events. The report commissioned by the City supports the City's notion that there is a sufficient basis to suggest that, with proper maintenance, the risks associated with preserving the tree can be mitigated.

The community recognizes the value of this tree and it is the City's sincere hope that the LWDD will as well.

We look forward to your favorable review and response.

Sincerely,



Terrence R. Moore, ICMA-CM
City Manager

cc: Tommy B. Strowd, P.E., Executive Director LWDD
Mayor Thomas F. Carney, Jr.
Deputy Vice Mayor Angela Burns
Commissioner Juli Casale
Commissioner Tom Markert
Lynn Gelin, City Attorney
Missie Barletto, Director of Public Works



Basic Tree Risk Assessment Form

Client Delroy Manicure Golf Course

Assessor Mark Baker

Address/Tree Location _____

Date 2/20/26

Tree Species Banyan Figus Benghalensis

Tree # 1 DBH 552" Height 40 Time Frame 1 years/months

Target #	Target Description Be specific, only one target per line.	Target Zone Check one box per target.				Occupancy Rate during time frame:			
		Drip line	1 X Ht	1.5 X Ht	>1.5 X Ht	Rare	Occasional	Frequent	Constant
1	<u>People Playing Golf / Site Crew</u>	<input checked="" type="checkbox"/>							
2	<u>Crew (LWD) Canal Maintenance</u>	<input checked="" type="checkbox"/>					<input checked="" type="checkbox"/>		
3		<input checked="" type="checkbox"/>				<input checked="" type="checkbox"/>			

Concerns: Site Grade beyond drip line for New Course

Site changes: None Grade change Site clearing Changed hydrology Other _____ None

Crown

Foliage: None (dead) None (seasonal) Normal 98 % Chlorotic _____ % Necrotic 2 %

Tree Health: Dead Poor Fair Good

Health concerns: 5% Foliage Wind / Cold damage from recent weather

Density: Sparse Average Dense Vines/mistletoe/moss _____ None

Relative size crown/trunk: Small Medium Large

Wind Exposure: Protected Partial Full Wind funneling

Pruning: Topped Thinned Lion tailed Raised Other _____

Unbalanced Crown dieback Excessive end weight

Load concerns/recent changes _____

Live crown ratio (LCR) 98 %

Branches

No concerns Dead branches 3 % overall Max. dia. _____

Broken/hanging # 1 Max. dia. 3" Overextended

Poor taper Weak attachments

Previous branch failures 6-8" Similar branches present

Structural support _____ Excessive sprouts Cracks

Sapwood/heartwood decay Conks/mushrooms _____

Cavity opening 8-10 Response growth _____

Main Branch and Crown Failure Types:

Failure Type 1: 3-6" Drip line

Part size _____ Fall distance _____ Load: Low Med High

Likelihood of Failure: Improbable Possible Probable Imminent

Target # 1 Protection _____

Likelihood of Impact: Very Low Low Medium High

Consequences: Negligible Minor Significant Severe

Target # _____ Protection _____

Likelihood of Impact: Very Low Low Medium High

Consequences: Negligible Minor Significant Severe

Failure Type 2: _____

Part size _____ Fall distance _____ Load: Low Med High

Likelihood of Failure: Improbable Possible Probable Imminent

Target # _____ Protection _____

Likelihood of Impact: Very Low Low Medium High

Consequences: Negligible Minor Significant Severe

Target # _____ Protection _____

Likelihood of Impact: Very Low Low Medium High

Consequences: Negligible Minor Significant Severe

Trunk

No concerns Codominant stems # _____ Included bark

Decay Conks/mushrooms _____ Cavity opening _____

Decay depth _____ Poor taper Lean _____° Corrected

Dead/missing bark Cracks Ooze Lightning damage

Other _____ Response growth _____

Main Trunk Failure Type: _____

Likelihood of Failure: Improbable Possible Probable Imminent

Target # 1 Protection _____

Likelihood of Impact: Very Low Low Medium High

Consequences: Negligible Minor Significant Severe

Target # 2 Protection _____

Likelihood of Impact: Very Low Low Medium High

Consequences: Negligible Minor Significant Severe

Root Collar, Roots, and Soil

No concerns Collar buried/not visible Depth _____

Stem girdling _____ Fill soil _____

Significant root damage or decay Conks/mushrooms _____

Cut, distance from trunk _____ Root plate lifted _____

Soil: Often saturated Limited volume Pavement/Compaction

Response growth _____

Main Root / Soil Failure Type: _____

Likelihood of Failure: Improbable Possible Probable Imminent

Target # 1 Protection _____

Likelihood of Impact: Very Low Low Medium High

Consequences: Negligible Minor Significant Severe

Target # 2 Protection _____

Likelihood of Impact: Very Low Low Medium High

Consequences: Negligible Minor Significant Severe

This form is for data collection and analysis. It is not intended to be used as a report.

Risk Categorization and Analysis

Tree Part Branches, Trunk, Root Collar, Roots, or Soil	Failure Type Dead, Hanging, Decay, Crack, etc.	Target Description or Number	Likelihood of Failure				Likelihood of Impact				Failure and Impact from Matrix 1				Consequences				Risk Rating from Matrix 2
			Improbable	Possible	Probable	Imminent	Very low	Low	Medium	High	Unlikely	Somewhat Likely	Likely	Very likely	Negligible	Minor	Significant	Severe	
Branches	Dead Branches	1			✓		✓			✓						✓		Low	
Branch	Dead Branches	2			✓		✓			✓					✓			Low	

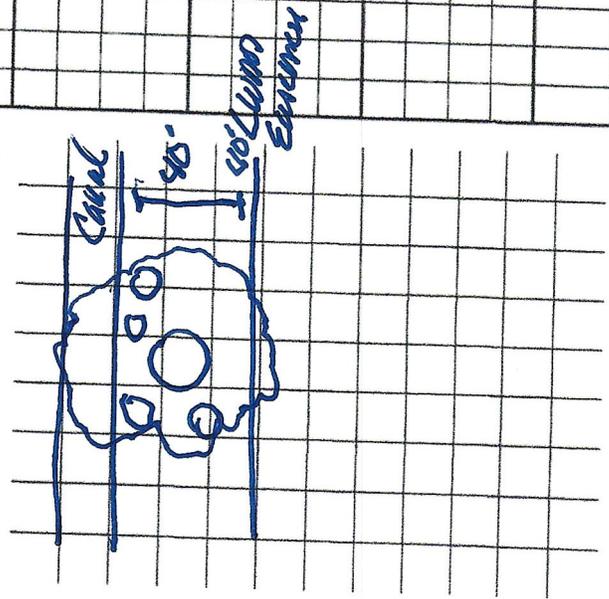
Overall tree risk rating: Low Moderate High Extreme

Matrix 1. Likelihood matrix

Likelihood of Failure	Likelihood of Impact			
	Very low	Low	Medium	High
Imminent	Unlikely	Somewhat likely	Likely	Very likely
Probable	Unlikely	Unlikely	Somewhat likely	Likely
Possible	Unlikely	Unlikely	Unlikely	Somewhat likely
Improbable	Unlikely	Unlikely	Unlikely	Unlikely

Matrix 2. Risk matrix

Likelihood of Failure & Impact	Consequences of Failure			
	Negligible	Minor	Significant	Severe
Very likely	Low	Moderate	High	Extreme
Likely	Low	Moderate	High	High
Somewhat likely	Low	Low	Moderate	Moderate
Unlikely	Low	Low	Low	Low



Notes, explanations, descriptions

Recommend Pruning of Dead Branches remaining in Canopy

Option	Mitigation <small>More than one failure type/target can be mitigated on each line.</small>	Residual Risk of the tree
1	<i>Prune all dead branches larger than 1" diameter</i>	<i>low</i>
2	<i>Prune and reduce canopy on hanging canopy</i>	<i>low</i>
3	<i>Prune over all canopy for 50' canopy</i>	<i>low</i>

Inspection limitations: None Visibility Access Vines Root collar buried Describe: _____
 Date: Final Preliminary — Advanced Assessment recommended Type/reason: _____

Reassessment recommended in 1 years/months



Historic Banyan Tree – Southeast Corner of Clubhouse

On the afternoon of February 20th, 2026, at approximately 3:45 p.m., I, Mark Baker (Baker Landscape, Certified Risk Arborist FL-0239A), visited the Delray Municipal Golf Course to inspect and provide my professional opinion regarding the current condition of the large banyan tree located at the southeast corner of the clubhouse. My previous involvement at this site was more than 25 years ago, when I performed tree work for the golf course under then-superintendent Tom.

Overall, the banyan appears to be in very good condition. I observed no signs of significant past pruning, storm damage, stress, or decay. To my knowledge, our company has not previously trimmed this particular tree.

Upon inspection, measurement, and photographic documentation (attached), several important observations were made:

1. Approximately 98% of the tree is located within the LWDD easement.
2. The canopy extends significantly over the drainage canal, limiting maintenance access.
3. The mature root mass has expanded into the canal, seeking water sources and establishing growth within the canal bank managed by LWDD (see attached photos).

Based on the photographs and site assessment, the original trunk appears to have been approximately 30 feet from the canal's edge. Over the decades, aerial roots have established themselves, expanding the overall footprint of the tree. In addition to the primary trunk, there are approximately seven to eight secondary trunks formed from aerial roots, each now functioning as independent structural supports, with trunk diameters (DBH) ranging from approximately 8 to 14 feet.

With 41 years of experience working in South Florida, I believe that complete removal of this tree would likely generate significant public concern, particularly given its apparent age and historic presence—possibly predating the formation of the water management district.

Therefore, my professional recommendation is as follows:

- Remove the canopy portions that overhang and obstruct access to the canal for maintenance.
- Remove the root mass and appendage growth encroaching into the canal bank and waterway.
- Selectively remove appendages extending from the main trunk to allow for safe excavation of the root mass without compromising the primary structure of the tree.
- Create sufficient clearance to allow proper equipment access for ongoing LWDD canal maintenance.

This process would likely involve removing approximately 45–55% of the tree’s secondary growth. Following this structural reduction, I would implement corrective and restorative pruning in accordance with ANSI A300 standards.

In my professional opinion, the tree can be preserved and restored within approximately four to five years through proper pruning, fertilization, and routine monitoring by a certified arborist. I believe this approach balances the historic and community value of the banyan tree with LWDD’s need for safe and sufficient canal maintenance access. It is my understanding that neither LWDD representatives nor the City of Delray Beach wish to see this significant tree removed if a reasonable preservation alternative exists.

Please find attached photographs for your review. I am available to discuss this assessment further at your convenience.

Sincerely
Mark Baker
Certified Risk Arborist FL-6406A
Certified commercial pest control operator
Certified conservation management









January 4, 2026

NPM Golf Course Construction
25 Bishop Avenue, Suite A-2
Williston, VT 05495

ARBORIST REPORT – TREE PRESERVATION ASSESSMENT

Property: Delray Beach Golf Club

Address: 2200 Highland Ave, Unit A, Delray Beach, FL 33445

Tree Species: Banyan (*Ficus benghalensis*)

Tree Origin: India

Location: Rear of the clubhouse, east side of the property along the canal

Coordinates: Latitude 26.451222, Longitude -80.09681

Date of Inspection: January 3, 2026

Weather Conditions: Clear, sunny, normal weather conditions

ASSIGNMENT

The purpose of this assignment was to evaluate one mature Banyan tree (*Ficus benghalensis*) for preservation potential in association with ongoing site improvements at the Delray Beach Golf Club. The assessment focused on tree health, structural condition, longevity, and overall suitability for long-term preservation.

This report contains proprietary information and is intended for the exclusive use of NPM Golf Course Construction.

TREE AGE, SIZE, AND SIGNIFICANCE

Based on a review of historical aerial imagery dating back to 1958, this Banyan tree is estimated to be at least 68 years old. Given its age, extraordinary size, and expansive growth habit, the tree likely predates much of the surrounding development and represents a long-standing natural feature of the property.

The tree's canopy covers approximately 0.5 acres, which is exceptional for this species within an urban or recreational landscape. Due to its size, form, and age, this specimen may qualify for Champion Tree designation under Florida Forest Service criteria. Its preservation would maintain a rare and irreplaceable element of the local landscape and community character.

TREE HEALTH AND CONDITION

Overall tree health is rated **Good** on a standard scale of Poor, Fair, Good, and Excellent.

- The canopy is dense, vigorous, and exhibits strong foliar color and uniform distribution.
- Minimal deadwood was observed within the crown.
- No widespread decay, disease, or pest infestations were noted at the time of inspection.
- The tree exhibits extensive aerial root development typical of mature Banyan trees, which contributes significantly to its long-term stability and anchorage.

Structurally, the tree appears sound. The multiple trunks and aerial roots form a broad, well-distributed load-bearing structure that enhances resistance to wind and storm events.

ANALYSIS AND OBSERVATIONS

A ground-based visual inspection identified the following site-related concerns:

- Several old utility poles are present at the base of the tree, with aerial roots growing around and incorporating them. Removal of these poles is recommended to reduce long-term interference with root development.
- Minor debris, including old concrete materials, was observed within the root zone. Removal of this debris would benefit soil conditions and root health.
- Light pruning of minor deadwood may be performed as routine maintenance but is not urgent.

No defects were observed that would independently justify removal of this tree.

PRESERVATION RECOMMENDATION

Due to its exceptional size, maturity, ecological value, and potential historical significance, preservation of this Banyan tree is **strongly recommended**. Mature trees of this age and scale provide environmental, cultural, and aesthetic benefits that cannot be replaced within a reasonable timeframe.

Any proposed construction or site modifications should prioritize avoidance of disturbance within the tree's critical root zone. Protective measures should include, but are not limited to:

- Establishment of tree protection fencing at or beyond the dripline
- Prevention of soil compaction within the root zone
- Avoidance of trenching, grade changes, or heavy equipment traffic near the tree

With appropriate protection and ongoing arboricultural care, this tree is expected to remain a viable and prominent feature of the property for decades to come.

ASSUMPTIONS AND LIMITING CONDITIONS

This assessment was based on a ground-level visual inspection only. No excavation, climbing inspection, or advanced diagnostic testing was performed. Conditions below ground or within upper canopy areas may exist that were not visible at the time of inspection. Such hidden conditions could contribute to future failure of branches, trunks, or roots.

No other trees on the property were inspected except those specifically identified in this report.

Respectfully submitted,

Sheila Secondi

Certified Arborist, FL-6782AU



Photographic Documentation

The following photographs document the condition, structure, and site context of the subject Banyan tree (*Ficus benghalensis*) at the time of inspection.



