

United States Department of the Interior
National Park Service

APR 1 1991

National Register of Historic Places
Registration Form

NATIONAL
REGISTER

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 18). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name Old Palm Beach Junior College Building
other names/site number Science/Manual Training Building at Old Palm Beach High School/8PB6231

2. Location

street & number 813 Gardenia Avenue N/A not for publication
city, town West Palm Beach N/A vicinity
state Florida code FL county Palm Beach code 099 zip code 33401

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input checked="" type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	<u>0</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u> </u>	<u> </u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u> </u>	<u> </u> structures
	<input type="checkbox"/> object	<u>1</u>	<u>0</u> objects
			<u>0</u> Total

Name of related multiple property listing:
N/A

Number of contributing resources previously listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.

Suzanne P. Walker (deputy) 4/8/91
Signature of certifying official State Historic Preservation Officer Date
Florida Department of State, Bureau of Historic Preservation
State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.

Signature of commenting or other official Date

State or Federal agency and bureau

5. National Park Service Certification

I, hereby, certify that this property is:

entered in the National Register.
 See continuation sheet.

determined eligible for the National Register. See continuation sheet.

determined not eligible for the National Register.

removed from the National Register.

other, (explain:)

Loyd R. [Signature] 5/3/91

Signature of the Keeper Date of Action

Signature of the Keeper

Date of Action

6. Function or Use

Historic Functions (enter categories from instructions)

EDUCATION: school
college

Current Functions (enter categories from instructions)

VACANT

7. Description

Architectural Classification
(enter categories from instructions)

LATE 19TH AND 20TH CENTURY REVIVALS/
Mediterranean Revival

Materials (enter categories from instructions)

foundation concrete
walls brick
stucco
roof ceramic tile
other

Describe present and historic physical appearance.

Please see continuation sheet.

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Section number 7 Page 1 Old Palm Beach Junior College Building

DESCRIPTION

SUMMARY

The Old Palm Beach Junior College Building at 813 Gardenia Avenue in West Palm Beach, Florida is a 2 story, masonry, Mediterranean Revival style building. Rectangular in plan, it has a truncated hip roof of clay barrel tile. Corner pavilions with parapets and cast concrete detailing give the otherwise modest building distinction. The exterior fabric is stucco. William Manly King, a prominent West Palm Beach architect, designed the building as a science and vocational training facility. Constructed in 1927, it was the fourth building in the Old Palm Beach High School complex, now called Twin Lakes High School. The building subsequently housed Florida's first public junior college from 1933 to 1948.

SETTING

The Old Palm Beach Junior College Building is located at 813 Gardenia Avenue in West Palm Beach, Florida. Built in 1927, it originally served as a science/manual training building for Old Palm Beach High School, now called Twin Lakes High School. The Old Palm Beach High School complex, which is approximately 18 acres in size, is divided by Gardenia Street, a public east-west road. The campus is located on a high natural ridge running north-south, just west of the central business district of West Palm Beach; the height of the ridge provides commanding views to the east and west.

Seven school buildings occupy the main campus block, which is on the south side of Gardenia Street and is bordered by Georgia Avenue (east), Iris Street (south), Tamarind Avenue (west) and Gardenia Street (north). The secondary campus block is on the north side of Gardenia Street and has 2 permanent buildings, one of which is the Old Palm Beach Junior College Building. Of the 9 school buildings, 7 were built between 1908 and 1941, and 2 were built in 1959. (See Old Palm Beach High School Complex Site Plan.)

The Palm Beach County School Board closed the high school in the late 1980s, and today the campus stands vacant. However, the area around the school is being redeveloped as a local cultural district. The new Palm Beach County Performing Arts Center is currently under construction directly south of the campus. One block north of the campus, the Old Seaboard Coast Line Railroad

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Station (NR 1973) is being restored. In keeping with these changes, the School Board plans to turn the Old Palm Beach High School into a performing arts magnet high school. An agreement has already been reached to transfer ownership of the Old Palm Beach Junior College Building from the Palm Beach County School Board to Palm Beach Junior College. Transfer of ownership is contingent upon the building being listed on the National Register. Palm Beach Junior College intends to restore the building for use as a public education facility.

PRESENT APPEARANCE

Exterior

The Old Palm Beach Junior College Building is a good example of Mediterranean Revival architecture in a 1920s Florida public building. (Photo 1) It is of masonry construction, two stories high with a partial basement and a clay barrel tile roof with parapets. The textured stucco exterior finish is a cream color. The building has precast concrete ornamentation around the windows and doors and a cornice below the roof. Decorative pilasters with finials are found on the pavilion parapets, above the cornice. There is a scored stucco base around the building. (Photo 2) The precast ornamentation and the base are painted brown. The present colors of the stucco and the ornamentation are not original. Original windows have been replaced or are presently boarded up.

The south elevation, facing Gardenia Street, has main entry double doors with transom which are located in the east corner pavilion, one of three on the building that are similar in their ornamental treatment. (Photo 4) This elevation has five arched windows, in groups of two and three on the second floor. The arched windows, doors and parapet carry ornamental cast concrete decorations including the main entrance surrounds and engaged twisted columns which flank each window opening. Photos taken in the 1930s show ornamental iron grillwork in a grid pattern covering a grouping of three windows on the first floor, which have been stuccoed over. The paneled entrance door appears to be original.

The elements of the Mediterranean Revival style are best demonstrated on the east facade of the building. (Photo 3) Here, symmetrical end pavilions adorn the main plane of the wall. The one at the south end of the elevation is a corner pavilion that contains the main entry on its south elevation. Each of

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these pavilions is configured with pairs of arched windows on the second floor and an ornamented parapet above the cornices. The second floor arched windows create a particularly strong bridge between the pavilions. The low profile hipped roof above the continuous cornice is covered with clay barrel tile. Photos taken in the 1930s show ornamental iron grillwork in a grid pattern covered 2 small windows on the first floor level of the north pavilion. These windows have also been stuccoed over.

The west elevation has one pavilion (similar to those on the east side) at the north end. (Photo 5) The elevation includes the main entry to the second floor, accessed by a masonry exterior stair with a heavy stepped side wall. Blind arches articulate the west elevation of this feature. Photos taken in the 1930s do not indicate the clay barrel tile shed roof over the main entry to the second floor. The door to the second floor is a panel door which appears to be original and above it is a semicircular transom. An enclosed entry for basement access is located approximately in the center of the building. The remainder of the elevation consists of grouped windows on the first and second floors, a continuous cornice and a clay barrel tile roof.

The north elevation has grouped windows, and a steel fire escape from the second floor. (Photo 6) A continuous parapet connects the north pavilions on the north and east elevations.

There are four wire-glass skylights in the roof. The three at the south end of the building in the center bay are each approximately 8'x12' with the long dimension in the east-west direction. The fourth skylight is 3'x10' and is located over the original second floor toilet. These skylights appear in the original plans.

Interior

In contrast to its ornamented exterior, the interior of the building is treated simply, with plaster wall and ceiling finishes, a concrete floor in the basement and first floor, and wood strip flooring at the second floor. Most of the floor area has been covered with composition floor tile. At the interior, two-panel doors are typical. Interior trim is plain.

The building's main axis is north-south. The basic interior plan for both the first and second floors is central hall. Prior to 1933, floor plans show the second floor with a large central room

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surrounded by ancillary rooms at the north and south ends; a corridor on the west side ran north to south.

The exterior walls are load bearing masonry; interior loads are carried by 10" by 10" wood columns (chamfered where exposed) and built-up wood girders that define three longitudinal structural bays. Floor construction varies at each floor. The basement floor is a concrete slab on grade, the first floor is a hollow tile and reinforced concrete floor system, and the second floor is standard wood framing. Four transverse steel trusses provide the main structural support for the roof. The lower chords of these trusses support the second floor ceiling joists and the upper chord supports standard wood framing of the roof.

An exposed brick "oil storage room" is located in the southwest corner of the first floor. This room is secured by a metal clad sliding door, approximately 5'x8'.

The basement is exposed structure and is only six feet high.

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

nationally statewide locally

Applicable National Register Criteria A B C D

Criteria Considerations (Exceptions) A B C D E F G

Areas of Significance (enter categories from instructions)

EDUCATION

ARCHITECTURE

Period of Significance

1927 -1948

Significant Dates

1927, 1933

Cultural Affiliation

N/A

Significant Person

N/A

Architect/Builder

King, William Manly

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

Please see continuation sheet.

See continuation sheet

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SIGNIFICANCE

SUMMARY

The Old Palm Beach Junior College building, at 813 Gardenia Avenue in West Palm Beach, Florida, is significant at the state level under Criterion A in the area of education as the building where Florida's first public junior college was established in the fall of 1933. It is also significant under Criterion C as a fine local example of Mediterranean Revival architecture from the Florida Land Boom of the 1920s. Designed by local architect William Manly King, it was built in 1927 on the campus of the Old Palm Beach High School.

HISTORIC CONTEXT

The Junior College Movement in Florida

Florida's first two year colleges were private institutions sponsored by churches or other organizations which believed that formal education was a means to a better society. All of the early junior colleges in Florida struggled financially. Some did not survive; others developed into four year colleges.

Prior to 1930, five of the six junior colleges in Florida were located in the northern part of the state. Palmer College, the first two year college in Florida, opened in 1907 in DeFuniak Springs (Walton County). Sponsored by the local Presbyterian church, it closed in 1936 due to financial problems. Between 1918 and 1930, four post-secondary schools for Black students developed into private two year colleges before evolving into full fledged 4 year colleges. They were: 1) Bethune-Cookman College in Daytona Beach, 2) Edward Waters College in Jacksonville, 3) Florida Normal and Industrial Institute in St. Augustine, and 4) Florida Baptist Institute in Live Oak. The schools in Live Oak and St. Augustine merged in 1941 to create what is now Florida Memorial College in Miami. In 1927, led by the city school superintendent, the City of St. Petersburg started St. Petersburg Junior College. The new junior college was a private institution funded with private money. It remains Florida's oldest operating junior college, though it did not become a public junior college until 1948, when it began receiving state money.

Three private junior colleges were founded in the early 1930s with the intent of developing them into 4 year institutions.

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Ringling Junior College was established in 1931 and merged with the Ringling School of Art in 1934. Tampa Junior College opened in 1931 and operated until 1933 when it became the University of Tampa. Jacksonville Junior College was established in 1934 and functioned as a junior college until 1957 when it became Jacksonville University.

The first public junior college in Florida was Palm Beach Junior College, which was established and funded by the Palm Beach County School Board in 1933. The purpose of the school was to provide high school graduates with additional academic training. Palm Beach Junior College became a state institution in the late 1940s when it started receiving state funds. It is now part of the state junior college system and serves approximately 40,000 students. Two well known educators and graduates of Palm Beach Junior College, Dr. James Wattenbarger (Class of 1939) and Dr. Lee Henderson (Class of 1942), were largely responsible for developing Florida's system of 28 community colleges.

The state did not grant counties formal legal authority to establish junior colleges until 1939. At that time, it authorized counties of 50,000 or more people to use general education funds for the operation of junior colleges. Under this legislation, county-run junior colleges were recognized as part of the county's secondary school system. In 1947, omnibus education legislation provided that public junior colleges, like other public schools, were entitled to state funds through Florida's Minimum Foundation Program. The law also provided that a group of counties could join together to establish a two-year college when the combined population of the area was equal to 50,000 inhabitants. Under this legislation, the state began financing some of the existing junior colleges and began Florida's public junior college system.

Since World War II, more vocational/technical programs have been added to the curriculum and Florida's public junior colleges have grown and developed into an integral part of the state's educational system. The state's role in the operation of public junior colleges greatly increased in the 1950s when the legislature began appropriating money for the development of a state-wide public junior college system. Since that time, the state has opened new junior colleges all over Florida and taken over the operation of some originally established by county school boards. Florida's 28 public junior colleges currently offer a variety of educational programs, both vocational and academic. Some of the programs are designed to be completed at

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the junior college level while others require additional coursework at a four year college or university.

HISTORIC SIGNIFICANCE

Palm Beach Junior College, Florida's first public junior college, was established and funded by the Palm Beach County School Board in 1933. The site of the junior college was the former science/manual training building on the campus of the Palm Beach High School in West Palm Beach. The purpose of the school was to provide additional academic training to high school graduates who were unable to find employment during the economic crisis of the Great Depression.

J. A. Youngblood, Superintendent of Palm Beach County Schools, is credited with the idea of starting a post-secondary school in the county. With the support of the University of Florida, Youngblood and his staff drew up a curriculum acceptable to the state's college system. The liberal arts curriculum, patterned after the two state colleges in Tallahassee and the state university in Gainesville, offered Associate of Arts degrees in the following fields: biology, chemistry, economics, education, English, French, German, Spanish, history, home economics, mathematics, analytical geometry, calculus, physical education, physics, political science, psychology, and sociology. Noncredit courses were: art, accounting, Bible, mechanical drawing, music, shorthand, speech, typewriting, and journalism.

With county funding, Youngblood organized the operation of the school with Principal Howell L. Watkins and the faculty of Palm Beach High School and representatives of local civic groups. Eight members of the Palm Beach High School faculty volunteered to teach classes during their free periods or after school. A total of 55 students enrolled the first year. The stated goals of the school were:

1. To offer two years of acceptable college work.
2. To provide opportunity for individual attention to students through small classes.
3. To provide educational opportunities for many students who could not afford to attend college elsewhere.

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4. To provide opportunity for young people to develop leadership and to experience the social benefits of college without severing home connections.

5. To train students to take their places in higher institutions of learning and in the business and social world.

The sixth purpose was added in 1941, responding to specific vocational needs of the community, wartime defense technical needs, and the shift in the United States from the industrial to the technological era:

6. To provide terminal education along vocational lines to those students who wish to enter the business or vocational world upon completion of two years of college training.

Principal Watkins initially set aside classrooms for the college in the science/manual training building on the campus of Palm Beach High School. Eventually the whole building was taken over by the junior college for classes and administrative offices. Palm Beach Junior College remained in the building until 1948 when it moved to larger facilities. The science building then reverted to its original use as classrooms for Palm Beach High School.

Admission standards at the junior college were set intentionally low to allow an "open door" policy. This meant that anyone with a high school diploma was entitled to enroll. (Because of segregation, black students were excluded from the junior college until the 1960s.) Tuition and fees were nominal. A registration fee of \$5.00 was charged each semester and \$25.00 covered all classes per semester. In June 1936, the first graduating class had three candidates who received an Associate of Arts degree. That same year the junior college was accredited by the State Department of Education. It was accredited by the Florida Association of Colleges and Universities in 1937.

By 1939 enrollment was up to 117 students and 23 faculty members. Later that year, the state authorized any county with a population of not less than 50,000 inhabitants to establish a lower-division college under its board of public instruction. Palm Beach Junior College became the first public junior college legally recognized under this legislation.

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World War II had a profound effect upon the curriculum of the college. By 1942, the demand for 2 year vocational programs was beginning to overtake the demand for liberal arts curriculum. To fill the growing need for vocational courses, the junior college created an occupational instruction division, which was approved by the State Department of Education and the Veterans Administration. Funding of \$275,000 was provided by the federal government for equipment and tools for the vocational program. Classes were open to all citizens who were at least eighteen years of age regardless of academic background. The "open door" policy was thus strengthened, though black students were still excluded from the college. In late 1942, Palm Beach Junior College was formally accredited by the Southern Association of Colleges and Accredited Schools.

The state legislature passed a law in 1947 which provided that public junior colleges, like other levels of the public school system, were entitled to state funding under the Minimum Foundation Program. In December 1947, Palm Beach Junior College became the first lower-division college approved by the State Board of Education for participation in the Minimum Foundation Program. This was the first time any junior college in Florida received state funding.

In February 1948, the junior college moved from the old science building at Palm Beach High School to Morrison Airfield (now Palm Beach International Airport). Morrison Airfield was reactivated by the military in the 1950s during the Korean War and the college was forced to move. The town of Lake Park offered its town hall as a temporary facility. In 1956 the County of Palm Beach donated 114 acres near Lake Osborne for a campus, and in 1956 the doors of the first five structures were opened. This site is today the central campus and home of the college's district offices. From an initial enrollment of 55 students in 1933, the school has grown to serve 40,000 students on four campuses in Palm Beach County. Today, it is 1 of 28 public junior colleges which are an integral part of the state's educational system.

The Old Palm Beach Junior College Building is significant as the site of the first junior college in Florida funded with public money. In 1948, when the junior college moved to another location, the building reverted back to its original use as classrooms for Palm Beach High School. It was used in that capacity until the late 1980s when the school (by then called Twin Lakes High School) was closed. Currently, Palm Beach Junior

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College is seeking to obtain ownership of the property from the Palm Beach School District. The transfer of ownership is contingent upon the building being listed on the National Register of Historic Places.

ARCHITECTURAL CONTEXT

Mediterranean Revival Style

The Mediterranean Revival style generally refers to a style derived from a combination of architectural elements borrowed from countries and cultures surrounding the Mediterranean Sea, particularly Spain and Italy. This style became popular in the 1920s as part of the increased national interest in historical styles and architecture. Interest in such styles was especially fostered by the Panama-California Exposition in San Diego in 1915. The style, so suitable for Florida's Mediterranean-like climate and Spanish history, became extremely popular in Florida and is closely associated with the Florida Land Boom of the 1920s.

General design characteristics include the use of Moorish columns; low pitched, clay tile gable and hip roofs, or parapeted flat roofs; stucco exteriors with terra cotta decorative features; and multi-level plans. Loggias and arcades are common features with plans in a U or L shape, enclosing a courtyard. The walls may be decorated with cartouches, tile, and terra cotta insets. Highly decorated arched door and window surrounds are common. Additional distinguishing features often include round or square towers, casements, fanlight windows, or double hung sash. Ornamental ironwork is often used for window grilles and balconets. Exterior colors are most often white, yellow-brown, and rose.

William Manly King, Architect

William Manly King was born in Macon, Mississippi in 1886 and studied architecture at Georgia Tech in Atlanta, Georgia. He established a practice in West Palm Beach in 1920 that lasted until his death in 1962. A variety of buildings in West Palm Beach were designed by King: private residences, hotels and apartment buildings. He designed public buildings as well, including Palm Beach High School (1922-24) and Palm Beach High School Science/Manual Training Building (1927), which later became the site of Old Palm Beach Junior College. He also designed Palm Beach Central School Auditorium and Gymnasium

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(1927) in association with Kenneth M. Campbell, Southboro Elementary (date unknown), Northboro Elementary Addition and Remodelling (1927), Palm Beach Junior High in Palm Beach (1929), the National Guard Armory (1939) (now the Armory Art Center), and the Conniston Road School (1941). Both vocational/technical buildings on the Palm Beach Central School campus were done with Edgar Wortman in 1941.

King was the Palm Beach School Board's architect through the 1920s and 1930s, although there was no formal contractual agreement until later. He designed the Hibiscus Gardens Apartments in 1924, which were listed on the National Register of Historic Places. Unfortunately, the apartments were razed in a redevelopment project in the 1980s.

ARCHITECTURAL SIGNIFICANCE

The Old Palm Beach Junior College Building is a fine example of Mediterranean Revival architecture in a 1920s public building in West Palm Beach. While relatively modest in both dimensions and basic design, it exhibits many of the distinctive features of the style. Its tower-like, parapeted, corner pavilions; arched windows; barrel tile roof; precast, decorative, architectural details and rusticated stucco exterior finish contribute to its stylistic character, which reflects the prevailing influence of the Florida Boom period in which it was originally built. The Old Palm Beach Junior College Building has undergone only minor alterations since it was built in 1927. It maintains its historic integrity of design, workmanship, location, setting, materials, feeling, and association.

9. Major Bibliographical References

Please see continuation sheet.

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____

See continuation sheet

Primary location of additional data:

- State historic preservation office
- Other State agency
- Federal agency
- Local government
- University
- Other

Specify repository:

Bureau of Historic Preservation

10. Geographical Data

Acreage of property .296 acres (approximate)

UTM References

A 17 593460 2954420
 Zone Easting Northing

C _____

B _____
 Zone Easting Northing

D _____

See continuation sheet

Verbal Boundary Description

See enclosed verbal boundary description and site plan.

See continuation sheet

Boundary Justification

This is the exact boundary of the property being deeded to Palm Beach Community College by the Palm Beach County School Board. Transfer of ownership will occur when this property is listed on the National Register of Historic Places.

See continuation sheet

11. Form Prepared By

name/title Tulie W. Taylor-Historic Sites Specialist Sarah B. Brack-Palm Beach
 organization Florida Bureau of Historic Preservation date 3-15-91 Community
 street & number 500 S. Bronough St. telephone (904) 487-2333 College
 city or town Tallahassee state Florida zip code 32309

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Wright, Carol. "Campus Architecture is History Lesson", Palm Beach Daily News, January 8, 1990.

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Section number _____ Photos _____ Page 1 Old Palm Beach Junior College Building

PHOTOGRAPHS

1. Old Palm Beach Junior College Building
2. 813 Gardenia Avenue, West Palm Beach, Florida
3. Odas E. Arant
4. November 1990
5. Palm Beach Junior College Foundation
6. Front and side (east) elevation, camera facing northwest
7. 1 of 7

Items 1-5 are the same for photographs 1-7.

6. Detail of pavilion, east elevation, camera facing west
7. 2 of 7

6. East elevation, camera facing west
7. 3 of 7

6. Front elevation, camera facing north
7. 4 of 7

6. West elevation, camera facing east
7. 5 of 7

6. North and west elevations, camera facing southeast
7. 6 of 7

6. Interior of first floor, camera facing northeast
7. 7 of 7

VERBAL BOUNDARY

DESCRIPTION:

Old Palm Beach Junior College Building
West Palm Beach, Florida

A PARCEL OF LAND IN SECTION 21, TOWNSHIP 43 SOUTH, RANGE 43 EAST,
PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS
FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF THAT CERTAIN
14.00 FOOT ALLEY AS SHOWN NORTHERLY OF AND CONTIGUOUS WITH THE
NORTH LINE OF BLOCK 74, ACCORDING TO THE PLAT OF ADDITION TO WEST
PALM BEACH FOR THE HIGHLAND PARK LAND COMPANY INC., (FOR
CONVENIENCE, HEREINAFTER REFERRED TO AS HIGHLAND PARK ADDITION),
AS RECORDED IN PLAT BOOK 1, PAGE 122, WITH A LINE 14.94 FEET
WESTERLY FROM, (AS MEASURED AT RIGHT ANGLES WITH), THE NORTHERLY
EXTENSION OF THE WEST LINE OF LOT 7 IN SAID BLOCK 74; THENCE
SOUTH 00 DEGREES 03 MINUTES 23 SECONDS EAST (THE BEARINGS
REFERRED TO HEREIN ARE RELATIVE TO A BEARING OF NORTH 00 DEGREES
07 MINUTES 06 SECONDS EAST ALONG THE WEST LINE OF THE SOUTHEAST
ONE QUARTER (1/4) OF SAID SECTION 21), A DISTANCE OF 14.00 FEET
TO THE INTERSECTION WITH THE SOUTH LINE OF SAID ALLEY, THE NORTH
LINE OF SAID BLOCK 74 AND THE POINT OF BEGINNING; THENCE NORTH 89
DEGREES 56 MINUTES 37 SECONDS EAST ALONG SAID NORTH LINE A
DISTANCE OF 15.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 7;
THENCE SOUTH 00 DEGREES 18 MINUTES 33 SECONDS EAST ALONG THE WEST
LINE OF SAID LOT 7, A DISTANCE OF 128.61 FEET TO THE SOUTHWEST
CORNER OF SAID LOT 7 AND THE NORTHERLY RIGHT-OF-WAY LINE OF
GARDENIA STREET AS SHOWN ON SAID PLAT OF HIGHLAND PARK ADDITION;
THENCE SOUTH 89 DEGREES 36 MINUTES 35 SECONDS WEST ALONG SAID
NORTHERLY RIGHT-OF-WAY LINE AND ITS WESTERLY EXTENSION, A
DISTANCE OF 100.00 FEET; THENCE NORTH 00 DEGREES 18 MINUTES 33
SECONDS WEST ALONG A LINE 100.00 FEET WESTERLY FROM AND PARALLEL
WITH THE WEST LINE OF SAID LOT 7, A DISTANCE OF 129.19 FEET TO AN
INTERSECTION WITH THE WESTERLY EXTENSION OF THE SOUTH LINE OF
SAID ALLEY AND THE WESTERLY EXTENSION OF THE NORTH LINE OF SAID
BLOCK 74; THENCE NORTH 89 DEGREES 56 MINUTES 37 SECONDS EAST
ALONG SAID WESTERLY EXTENSION, A DISTANCE OF 85.00 FEET TO THE
POINT OF BEGINNING.

CONTAINING 12.890 SQUARE FEET OR 0.296 ACRES MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-
WAY OF RECORD.

10/19/90

P.J.F.

84-0030K

SKETCH TO ACCOMPANY DESCRIPTION

NOTE THIS IS NOT A SURVEY

SHEET 1 OF 2

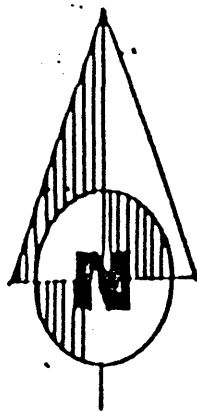


Dalley-Fotony, Inc.
land surveyors, planners, engineers
5050 TENTH AVE NORTH

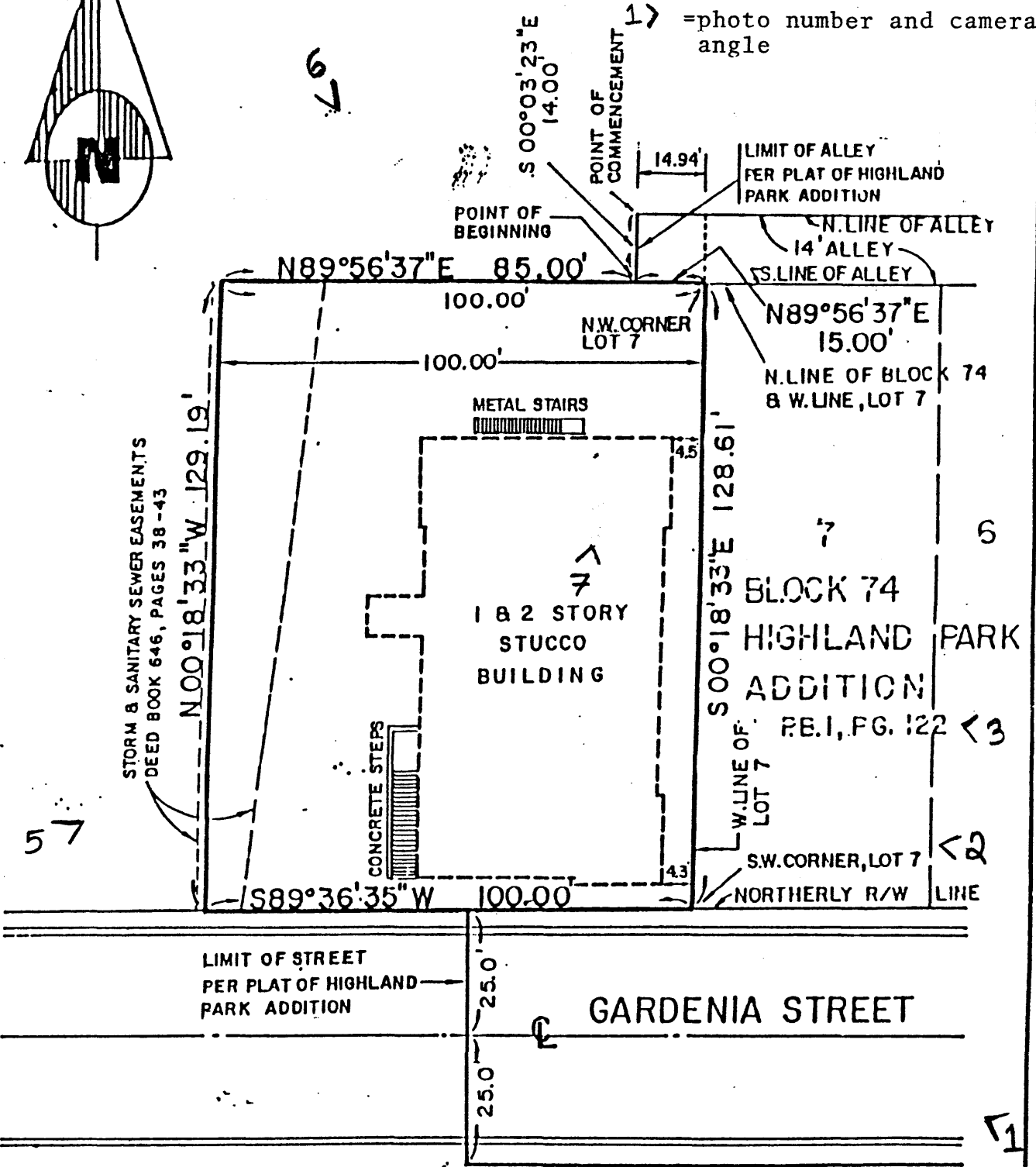
PREPARED FOR:
THE SCHOOL BOARD
OF PALM BEACH COUNTY

SCALE
DR CMH | CHR
DATE 10/18/90

SITE PLAN
 Old Palm Beach Junior College Building
 West Palm Beach, Florida



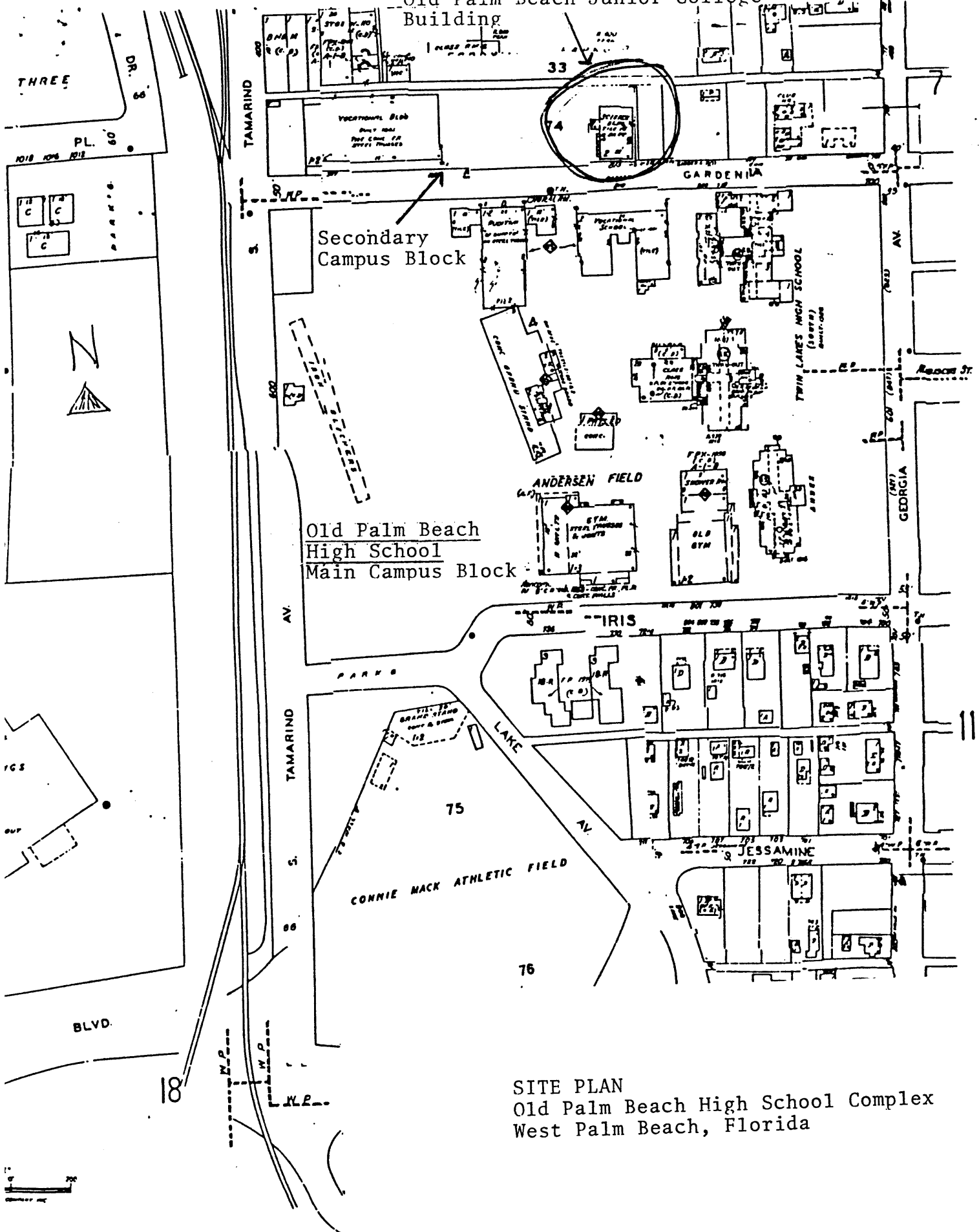
1 > = photo number and camera angle



SKETCH TO ACCOMPANY DESCRIPTION

NOTE THIS IS NOT A SURVEY

Old Palm Beach Junior College Building



Secondary Campus Block

Old Palm Beach High School Main Campus Block

ANDERSEN FIELD

CONNIE MACK ATHLETIC FIELD

SITE PLAN
Old Palm Beach High School Complex
West Palm Beach, Florida