

# Community Background Report

## Village of Palm Springs

### Boundaries

North: Segments of Forest Hill Boulevard and other roadways

South: Segments of Lake Worth Road and other roadways

East: A segment of Prairie Road and other roadways

West: South Military Trail, Kirk Road and other roadways

### Community Type:

Located in central Palm Beach County, the Village of Palm Springs is a residential community consisting primarily of single family homes, and some commercial and light industrial uses. It covers 2.5 square miles and is surrounded by unincorporated areas. However, it is located near the Town of Lake Clarke Shores and Lake Worth to the east and the City of Greenacres to the west.<sup>1</sup>

### History

The Village of Palm Springs had its early origins as part of a 700-acre dairy farm. The area which became the municipality was incorporated in 1957 after developers who bought the dairy farm used the land to build single-family homes to meet the County's growing demand for housing. The original barn from the farm still exists as part of the Christ Community Church, located on Henthorne Drive.<sup>2</sup>

The Village has experienced steady growth in population over the years. Since the 1990s, the population almost doubled in size, growing from over 9,000 people in 1992 to a population of over 18,000 in 2010. In order to accommodate the needs of its population, the Village constructed two water treatment plants and a sewer treatment plant. One water treatment plant is located within the Village and has a 6 million gallon capacity. The second plant is located in unincorporated Palm Beach County and has a capacity of 3 million gallons, with expansion capacity of up to 4 million gallons. In 2009, the municipality received the "Best Tasting Water in Florida" award from the State of Florida.<sup>3</sup> The sewer treatment plan serves residents of the Village, Lake Worth and unincorporated Palm Beach County.

Though Palm Springs has several initiatives to attract commercial activity, the Village remains mostly residential. Some of the ongoing initiatives include annexation of "communities that want

to be served by Palm Springs and adjoin corridors on Lake Worth Road, Congress Avenue, and Military Trail.”<sup>4</sup>

## Community Dynamics

The Village population is mainly made up of families and retirees. The area is a predominantly a white, low income community, with a high concentration of Hispanics. Its foreign born residents include immigrants from Cuba, Mexico, Guatemala, Peru, and other Latin American, and Caribbean nations. There is also a small pocket of Vietnamese immigrants. Incomes and educational attainment tends to be lower within the Village of Palm Springs than for Palm Beach County residents as a whole. Efforts to conduct community outreach in this municipality should account for possible cultural and language barriers, since a large segment of the Spanish speaking community does not speak English. (For more details, see the Demographic Highlights section.)

The Village of Palm Springs provides its residents with a full spectrum of municipal services, including library and water and sewer services. Its facilities include two water treatment plants and a sewer treatment facility, which also serves unincorporated Palm Beach County.<sup>5</sup> The Palm Springs Public Library holds a variety of activities and events throughout the year for its residents and those of Palm Beach County.<sup>6</sup>

Within the community, there are three public schools and one private school, including Palm Springs Elementary, Clifford O. Taylor Kirkland Elementary, Palm Springs Community Middle School, and St. Luke’s Catholic School. The Village is also home to several places of worship, including Christ Community Church, Faith Presbyterian Church, Palm Springs Baptist Church, St. Luke’s Catholic Church, Holy Spirit Anglican Church, Temple B’nai Jacob, and Grace Christian Fellowship.<sup>7</sup>

Although the Village encourages economic growth, it closely monitors residential development. This is reflected in *The Village of Palm Springs 2019 Comprehensive Plan*. Cluster developments, multi-family residential development, and mixed use concepts are encouraged; however, they must be in designated areas and must be consistent with the overall character of the community.<sup>8</sup> The primary goal is to maintain Palm Springs as a residential community. Future planned initiatives include the development of new parks on land acquired in FY2011, drainage improvements, and possible annexation of portions of the following corridors which have been designated for redevelopment: Lake Worth Road, Congress Avenue, and Military Trail.<sup>9</sup> It is also important to mention that the Village of Palm Springs is within the Palm Beach County **Urban Redevelopment Area (URA)**. The URA is a 11,467-acre area in Central Palm Beach County that was designated for revitalization and redevelopment efforts. The area was designated by the Board of County Commissioners in 2004 as a result of an Infill and Redevelopment Study which found this portion of the county to have a high concentration of deterioration, disinvestment, and a need for urban services. Efforts to revitalize the Village and its surrounding communities are ongoing.

## Demographic Highlights

*The population of the Village of Palm Springs has increased significantly since 2000.* In 2010 the population of Palm Springs was 18,928, compared to 11,699 in 2000, a 61.8% change.<sup>10</sup>

*The majority of Palm Springs residents are white, with Blacks making up the second largest racial group.* In 2010, white residents made up 72.7% of the population. Blacks made up 12.1% and “Others” 8.95%.<sup>11</sup>

*The population of Palm Springs is younger than the overall population of Palm Beach County.* In Palm Springs, only 12.71% of the population is 65 years of age or older, compared to 21.6% for Palm Beach County as a whole.<sup>12</sup>

*The level of education is generally lower in Palm Springs than in the county as a whole.* Only 44% of the Village’s residents had some college education, a college degree or graduate degree, compared to 60.13% for Palm Beach County as a whole.<sup>13</sup>

<u>Education</u>	Study Area	%	County	%
With a Degree or Some College				
Doctorate	25	0.20%	11,103	1.19%
Professional	208	1.67%	28,863	3.10%
Master	392	3.15%	68,815	7.40%
Bachelor	1,512	12.14%	186,552	20.07%
Associates	814	6.53%	73,088	7.86%
Some College	2,526	20.27%	190,510	20.49%
	5,477	44.0%	558,931	60.13%
High School or Less				
High School	4,105	32.95%	248,302	26.71%
Below High School	2,877	23.09%	122,361	13.16%
	6,982	56.04%	370,663	39.87%
Total	12,459	100%	929,594	100%

*The household income per capita is significantly lower in Palm Springs than in Palm Beach County as a whole.* The average per capita income in Palm Springs was \$19,729, compared to \$33,610 for Palm Beach County as a whole.<sup>14</sup>

*Approximately 24.55% of the total population of North Palm Beach is living in poverty, compared to 16.48% for Palm Beach County as a whole.*<sup>15</sup>

*The Village of Palm Springs has a lower percentage of renter occupied units than Palm Beach County as a whole.* Approximately 47.77% of the total housing units in Palm Springs were

owner-occupied and 35.37% were renter-occupied. In comparison, Palm Beach County had 58.46% owner-occupied housing units and only 23.43% renter-occupied units.<sup>16</sup>

*The population of the Village of Palm Springs is predominantly Hispanic, with 50.64% of the population identifying themselves as Hispanic, compared to 19% in Palm Beach County as a whole.*<sup>17</sup>

## Place of Birth, Nationality, and Language Spoken at Home

### Place of Birth<sup>18</sup>

Born in Florida	5,923	32%
Born in Different State	5,480	29%
Born in Puerto Rico or abroad to American parent(s)	724	4%
Foreign Born	6,669	35%
Total population	18,796	100%

### Foreign Born Population: Top Ten Places of Birth<sup>19</sup>

Cuba	2,219	33%
Mexico	654	10%
Guatemala	504	8%
Peru	500	7%
Haiti	420	6%
Dominican Republic	415	6%
Colombia	363	5%
Vietnam	348	5%
Jamaica	264	4%
Honduras	166	2%

### Language Spoken at Home<sup>20</sup>

Language	Population 5 Years and Over	%	Speak English Less Than Very Well	%
English only	8,576	49%	0	--
Language other than English				
Spanish	7,533	43%	4,422	89%
Other Indo-European languages	896	5%	271	5%
Asian and Pacific Islander languages	328	2%	279	6%
Other languages	65	0%	0	0%
Total Population 5 years and over	17,398	100%	4,972	100%

## Transportation Trends

The figures below provide key transportation indicators for the Village of Palm Springs.<sup>21</sup>

Housing units with vehicles available:

Palm Springs	6,289 (91.29%)
Palm Beach County	490,820 (93.82%)

Mean (Average) Vehicles per households:

Palm Springs	1.48
Palm Beach County	1.54

Means of Transportation to work:

	Village of Palm Springs	Palm Beach County
Carpool	17.61%	11.15%
Drive Alone	74.14%	78.66%
Public Transport	3.53%	1.55%
Motorcycle	0%	0.27%
Bicycle	0.13%	0.59%
Walking	2%	1.69%
Other	0.8%	1.16%
Work at Home	1.79%	4.92%

## Special Events

The Village of Palm Springs organizes most of the main events in the community. These events are generally held at the Palm Springs Athletic Complex, the Leisure Activity Building, or the Palm Springs Administration Building. Below is a list of some of the key events in the community.

**Eggstravaganza** – The Village holds an annual egg hunt for children at the Palm Springs Athletic Complex. The event includes a petting zoo, a bounce house, games and prizes.

**Fireworks on the 4<sup>th</sup>** – This annual event features live music, a DJ, games and prizes. It takes place at 226 Cypress Lane, on the basketball courts at the Leisure Activity Building.

**“Spook-tacular” Halloween Event** – This event includes a costume contest, carnival food, games, prizes, music, and other activities for children. The event takes place on the basketball courts at the Leisure Activity Building.

**Lunch with Santa** – Children ages 5 to 10 are invited to join Santa at this event. The festivities are held in the Community Room of the Village of Palm Springs Administration Building, at 226 Cypress Lane.

For more information on the above events contact the Leisure Services office or visit <http://www.villageofpalmsprings.org/happenings.htm>

## Business Landscape

The top five employers of Palm Springs residents are the School District of Palm Beach County, Palm Beach County, Tenet Healthcare Corp., Hospital Corporation of America (HCA), and Florida Power & Light (Headquarters).<sup>22</sup>

Commercial activity in the Village of Palm Springs is concentrated on Congress Avenue and Tenth Avenue North. The Greenwood and Palm Springs shopping centers are the Village's principal retail venues.<sup>23</sup>

Palm Springs has sought to attract new businesses and encourage economic growth along its commercial centers. Through these efforts, the Village experienced new commercial construction and the opening of new businesses through 2011 and 2012, including a Wal-Mart, a Ross Department Store, and Oxygen Development, a cosmetic manufacturing facility.<sup>24</sup>

## Additional Resources

- **Palm Beach County Comprehensive Plan** by the Palm Beach County Planning, Zoning, and Building Department Planning Division: <http://www.co.palm-beach.fl.us/pzb/planning/comprehensiveplan/tableofcontent.htm>
- **The Village of Palm Springs 2019 Comprehensive Plan** by the Village of Palm Springs: <http://www.villageofpalmsprings.org/land.htm>
- **Urban Redevelopment Area 2009 Future Annexation Areas (Map)** by the Palm Beach County Planning, Zoning, and Building Department Planning Division: <http://www.co.palm-beach.fl.us/pzb/planning/ura/index.htm>
- **The Village of Palm Springs, Florida Comprehensive Annual Financial Report--Fiscal Year Ended September 30, 2011** By the Village of Palm Springs Finance & Budget: <http://www.villageofpalmsprings.org/annual-report.htm>

## Sources

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<sup>1</sup> Ibid.

<sup>2</sup> Palm Beach County History Online. Palm Springs. Retrieved on March 2012, from <http://www.pbchistoryonline.org/page/village-of-palm-springs>

<sup>3</sup> Village of Palm Springs, Florida. Finance & Budget. *The Village of Palm Springs, Florida Comprehensive Annual Financial Report--Fiscal Year Ended September 30, 2011*, Retrieved on March 2012, from <http://www.villageofpalm springs.org/annual-report.htm>

<sup>4</sup> Ibid, p iii.

<sup>5</sup> Ibid p. ii.

<sup>6</sup> Ibid, p iii.

<sup>7</sup> Village of Palm Springs, Florida. About the Village of Palm Springs. Retrieved on March 2012, from <http://www.villageofpalm springs.org/about.htm>

<sup>8</sup> Village of Palm Springs, Florida. Land Development. *The Village of Palm Springs 2019 Comprehensive Plan: Goals, Objectives and Policies, Future Land Use Element*, p I-1. Retrieved on March 2012, from <http://www.villageofpalm springs.org/land.htm>

<sup>9</sup> Village of Palm Springs, Florida. Finance & Budget. *The Village of Palm Springs, Florida Comprehensive Annual Financial Report--Fiscal Year Ended September 30, 2011*, p. iii. Retrieved on March 2012, from <http://www.villageofpalm springs.org/annual-report.htm>

<sup>10</sup> US Census Bureau. American Fact Finder: 2010 US Census. Retrieved on March 2012, from <http://factfinder2.census.gov/faces/nav/jsf/pages/index.xhtml>

<sup>11</sup> Ibid.

<sup>12</sup> Ibid.

<sup>13</sup> US Census Bureau. 2006-10 American Community Survey. Retrieved on March 2012, from <http://www.census.gov/acs/www/>

<sup>14</sup> Ibid.

<sup>15</sup> Ibid.

<sup>16</sup> Ibid.

<sup>17</sup> US Census Bureau. American Fact Finder: 2010 US Census. Retrieved on March 2012, from <http://factfinder2.census.gov/faces/nav/jsf/pages/index.xhtml>.

<sup>18</sup> US Census Bureau. 2007-2011 American Community Survey: DP02: Selected Social Characteristics in the United States. Retrieved December 2012, from <http://www.census.gov/acs/www/>.

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<sup>19</sup> US Census Bureau. 2007-2011 American Community Survey: B05006: Place Of Birth for the Foreign-Born Population in the United States. Retrieved December 2012, from <http://www.census.gov/acs/www/>.

<sup>20</sup> US Census Bureau. 2007-2011 American Community Survey: DP02: Selected Social Characteristics in the United States. Retrieved December 2012, from <http://www.census.gov/acs/www/>.

<sup>21</sup> Ibid.

<sup>22</sup> Village of Palm Springs, Florida. Finance & Budget. *The Village of Palm Springs, Florida Comprehensive Annual Financial Report--Fiscal Year Ended September 30, 2011*, p. 98. Retrieved on March 2012, from <http://www.villageofpalmsprings.org/annual-report.htm>

<sup>23</sup> Village of Palm Springs, Florida. About the Village of Palm Springs. Retrieved on March 2012, from <http://www.villageofpalmsprings.org/about.htm>

<sup>24</sup> Village of Palm Springs, Florida. Finance & Budget. *The Village of Palm Springs, Florida Comprehensive Annual Financial Report--Fiscal Year Ended September 30, 2011*, p. iii. Retrieved on March 2012, from <http://www.villageofpalmsprings.org/annual-report.htm>