



## CITY OF COCONUT CREEK CITY COMMISSION MINUTES

Government Center  
4800 W. Copans Road  
Coconut Creek, Florida

Date: January 26, 2017  
Time: 7:00 p.m.

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### CALL TO ORDER

Mayor Belvedere called the meeting to order at 7:06 p.m.

### PRESENT UPON ROLL CALL:

Mayor Mikkie Belvedere  
Vice Mayor Joshua Rydell  
Commissioner Lou Sarbone  
Commissioner Sandra L. Welch  
City Manager Mary C. Blasi  
City Attorney Terrill C. Pyburn  
City Clerk Leslie Wallace May

### EXCUSED:

Commissioner Rebecca A. Tooley

Mayor Belvedere asked all to rise for the Pledge of Allegiance led by the Coconut Creek Honor Guard.

Vice Mayor Rydell made a motion to excuse Commissioner Tooley from the meeting, and Commissioner Welch seconded it. All were in favor, and the motion carried.

### PRESENTATIONS

1. **17-009** A CEREMONY RECOGNIZING THE PROMOTION OF OFFICER SCOTT R. SLAVIN TO SERGEANT.

Police Chief Albert "Butch" Arenal spoke about the accomplishments of Police Officer Scott Slavin and invited him and his family to come forward for the badge pinning ceremony.

2. **17-010** A PRESENTATION TO HONOR SERGEANT STEPHEN R. GUENTHER AND OFFICER STEVEN J. DANIELLO.

City Manager Blasi gave a history of Police Sergeant Stephen Guenther's experience and his accomplishments and presented him with a Waterford Crystal eagle to thank him for his dedicated service to the City. Police Chief Arenal presented him with his retiree credentials.

City Manager Blasi then gave a history of Police Officer Steven Daniello's experience and his accomplishments and presented him with a Waterford Crystal eagle to thank him for his dedicated service to the City. Police Officer Daniello addressed the Commission, his colleagues, and the audience.

## **INPUT FROM RESIDENTS OF COCONUT CREEK**

Raymond Lebowitz, 3950 D Cocoplum Circle, Coconut Creek, discussed parking issues at *The Promenade* and suggested that employees park in the garages or other lots to make parking spaces more available to the patrons. City Manager Blasi commented that the City had been working with the property owners to address the parking concerns. Sustainable Development Director Sheila Rose reported that the property owners of *The Promenade* negotiated a short-term agreement with the School Board for parking at Monarch High School Thursday through Saturday. She noted that the property owner was researching long-term solutions that could include acquiring vacant land behind the *Silverspot Movie Theater* or expanding the existing parking garages, and explained that City staff continued to offer alternative solutions to address the concerns. Commissioner Sarbone asked that staff follow up on the status of the short-term agreement for valet parking. Discussion ensued.

## **CITY MANAGER REPORT**

City Manager Blasi had no report.

## **CITY ATTORNEY REPORT**

City Attorney Pyburn had no report.

## **COMMISSION COMMUNICATIONS**

Commissioner Welch thanked the Police Department for traffic enforcement efforts on Lyons Road between Wiles Road and Sample Road. She commented on the Creek Idol singing competition held at the Township Performing Arts Center on January 19, 2017, and commended all of the performers who competed. She attended the Safe Streets Summit and participated in the bike ride study to understand how bike lanes would be implemented under the City's Complete Streets initiative. She reported that Coconut Creek High School increased their school rating, which made them eligible to receive additional funding for teachers and school resource officers to continue improving the school.

Commissioner Sarbone spoke about the lack of landscape buffer by the tomato fields on Lyons Road between Sample Road and Wiles Road, and asked staff to contact the property owner to address code enforcement issues on the west side of the property adjacent to the City's ten-acre parcel. Director of Sustainable Development Sheila Rose responded to Commissioner Sarbone's concerns and reported that staff had spoken with the property owner's attorney to advise them of the accruing code enforcement fines for the property along Lyons Road. She added that staff would be issuing a summons for the code issues along the west side of the property at Wochna Boulevard.

Vice Mayor Rydell had no report.

Mayor Belvedere had no report.

## **CONSENT AGENDA (Items 4 and 5)**

*Consent Agenda Item 3 was pulled by Commissioner Welch and heard during the Regular Agenda.*

4.     **RES**  
       **2017-016**         A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE THE CONSULTANT AGREEMENT WITH STEVE M. LEWIS, INC. AS A SOLE SOURCE FOR RECORDS MANAGEMENT IMPLEMENTATION SERVICES.
  
5.     **RES**  
       **2017-018**         A RESOLUTION AUTHORIZING THE MAYOR, OR DESIGNEE, TO EXECUTE THE ATTACHED AGREEMENTS WITH THE STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION FOR DESIGNATION OF THE SABAL PINES PARK AND GREENWAY TRAIL AND THE WINSTON PARK NATURE CENTER AND HILTON ROAD GREENWAY TRAIL AS PART OF THE FLORIDA GREENWAYS AND TRAILS SYSTEM.

Mayor Belvedere read each of the titles of the Consent Agenda items into the record.

**MOTION:**         Welch/Rydell – To approve Consent Agenda Item Nos. 4 and 5.

**Upon roll call, the motion passed by a 4-0 vote.**

## **REGULAR AGENDA**

### **Sustainable Development**

3.     **RES**  
       **2017-004**         A RESOLUTION APPROVING THE TOWNSHIP COMMUNITY MASTER ASSOCIATION (TCMA) PHASE 1 APPLICATION FOR MATCHING GRANT FUNDS FROM THE NEIGHBORHOOD ENHANCEMENT GRANT PROGRAM FOR LANDSCAPE ENHANCEMENTS.

Mayor Belvedere read the Resolution title into the record.

**MOTION:**         Rydell/Welch – To approve Resolution No. 2017-004.

Commissioner Welch recognized Linda Di Salvio and Marty Pines from the Township Community Master Association, who were present in the audience, and thanked them for their efforts to improve the community's landscaping.

**Upon roll call, the Resolution passed by a 4-0 vote.**

6.     **ORD**  
       **2017-001**         AN ORDINANCE APPROVING THE SPECIAL LAND USE APPLICATION FOR WAL-MART STORES EAST, LP, TO ALLOW FOR A LIQUOR STORE AT 5571 HILLSBORO BOULEVARD, PURSUANT TO SECTION 13-35 OF THE LAND DEVELOPMENT CODE. (SECOND READING) (QUASI-JUDICIAL)

City Attorney Pyburn read the Ordinance title into the record.

**MOTION:**         Welch/Rydell – To adopt Ordinance No. 2017-001.

City Attorney Pyburn asked if there were any disclosures or ex parte communications in addition to those disclosed on first reading of the item, and the following disclosure was made:

- Vice Mayor Rydell spoke with the project representatives, George and Seth Platt, following first reading of the item.

City Attorney Pyburn read aloud the City's quasi-judicial procedures. City Clerk May confirmed the advertising requirements were met for Agenda Item 6 and swore in the witnesses. She instructed the speakers, when they come forward to speak, to state their name and address clearly for the record and whether or not they were sworn-in and understand the rules of the proceedings.

George Platt of LSN Partners, representing the Applicant, introduced himself and noted that he was present to answer any questions. The Commission opened discussion with the liquor store hours of operation. Discussion ensued regarding alternative closing times and the existing provisions in the City Code.

Mayor Belvedere opened the public hearing. There were no questions or comments from the public, and the public hearing was closed.

**AMENDMENT:** Welch/Sarbone – To amend Ordinance No. 2017-001 to change the closing time to 11:00 p.m.

**Upon roll call, the Amendment failed by a 2-2 vote, with Vice Mayor Rydell and Mayor Belvedere voting nay.**

Discussion continued regarding the closing time.

**AMENDMENT:** Sarbone/Welch – To amend Ordinance No. 2017-001 to add a condition of approval requiring the applicant to provide a report six months after the store's opening detailing sales data and for the Police Chief to submit a report detailing public safety concerns.

**Upon roll call, the Amendment passed by a 4-0 vote.**

**Upon roll call, the original motion as amended approving the Ordinance passed by a 4-0 vote.**

7. **ORD 2017-002** AN ORDINANCE AMENDING CHAPTER 18, "TAXATION," ARTICLE IV, "INSURANCE PREMIUM TAXES," BY REPEALING IT IN ITS ENTIRETY IN ORDER TO BE CONSISTENT WITH STATE LAW. (SECOND READING)(PUBLIC HEARING)

City Attorney Pyburn read the Ordinance title into the record.

**MOTION:** Welch/Sarbone – To adopt Ordinance No. 2017-002.

Mayor Belvedere opened the public hearing. There were no questions or comments from the public, and the public hearing was closed.

**Upon roll call, the Ordinance passed by a 4-0 vote.**

**Utilities and Engineering**

8. **ORD 2017-003** AN ORDINANCE APPROVING THE CONVEYANCE OF PUBLIC ACCESS EASEMENTS FROM WINSTON PARK FOUNDATION, INC. TO THE CITY FOR SIDEWALK, BICYCLE, AND PEDESTRIAN USE, AND AUTHORIZING THE MAYOR TO EXECUTE THE PUBLIC ACCESS EASEMENT AGREEMENT. (FIRST READING)

City Attorney Pyburn read the Ordinance title into the record.

**MOTION:** Sarbone/Rydell – To adopt Ordinance No. 2017-003.

Utilities and Engineering Director Osama Elshami presented the item.

**Upon roll call, the Ordinance passed by a 4-0 vote.**

**ADJOURNMENT**

The meeting was adjourned at 8:14 p.m.

Transcribed by: Marianne Bowers



  
Leslie Wallace May, MMC  
City Clerk

2/23/17  
Date