



City of Coconut Creek

4800 West Copans Road
Coconut Creek, FL 33063

Meeting Agenda - Final-revised

City Commission

REBECCA A. TOOLEY, MAYOR
JOSHUA RYDELL, VICE MAYOR
LOU SARBONE, COMMISSIONER
SANDRA L. WELCH, COMMISSIONER
JACQUELINE RAILEY, COMMISSIONER
KAREN M. BROOKS, CITY MANAGER
TERRILL C. PYBURN, CITY ATTORNEY

COMMISSION MEETINGS

TIME: Second and fourth Thursdays of the month at 7:00 p.m.

PLACE: Coconut Creek Government Center, 4800 W. Copans Road

Thursday, October 14, 2021

7:00 PM

Coconut Creek Government Center

The City of Coconut Creek City Commission will be conducting an "In Person" City Commission meeting on Thursday, October 14, 2021, beginning at 7 p.m. at the Coconut Creek Government Center, Commission Chambers, located at 4800 W. Copans Road, Coconut Creek, Florida 33063. The City is following the recommendations of the CDC regarding facial coverings and social distancing.

In addition, this meeting will be broadcast live on the City's website (www.coconutcreek.net) utilizing audio streaming and the City's CreekTV YouTube channel utilizing video streaming.

The audio stream can be accessed by entering the following link in your internet browser:

<https://www.coconutcreek.net/audio>

The video stream can be accessed by entering the following link in your internet browser:

<https://www.youtube.com/creektv>

The public may appear in person and speak at the meeting or public comments may be provided in advance of the meeting up until 6:00 p.m. on Wednesday, October 13, 2021, by voicemail or email. Public comments received prior to 6:00 p.m. on October 13, 2021, will be played or read to the Commission during the meeting during general public comment or as part of the specific agenda item, as applicable.

To provide advanced public comment:

- Email up to a 400 word message to commissioncomments@coconutcreek.net;
- Call the City's dedicated Commission Comments Voicemail at (954) 973-6772 and leave up to a three (3) minute message; or
- Mail written or other physical evidence to the City Clerk at the address provided below.

Any submissions received after the deadline for providing advanced public comments may not be played or read aloud during the meeting.

Prior to the meeting date, if any member of the public requires additional information on how this meeting will be conducted, how and where to submit questions, or how to participate in the meeting (and obtain assistance if needed), please contact:

City of Coconut Creek
City Clerk Department
4800 W. Copans Road
Coconut Creek, FL 33063
954-973-6774
cityclerk@coconutcreek.net

AGENDA

CALL TO ORDER / ROLL CALL

PLEDGE OF ALLEGIANCE

PRESENTATION(S)

1. [21-235](#) ~~A PRESENTATION RECOGNIZING SERGEANT BRIAN MULLIN FOR THE FLORIDA POLICE CHIEF'S ASSOCIATION (FPCA) LIFESAVING AWARD. (THIS ITEM HAS BEEN POSTPONED AND WILL NOT BE HEARD ON THE 10/14/21 AGENDA)~~

Attachments: [BACKUP-FPCA Life Saving Award-Sgt Brian Mullin](#)
2. [21-224](#) A PRESENTATION RECOGNIZING FOURTH QUARTER EMPLOYEE MILESTONE ANNIVERSARIES FOR FISCAL YEAR 2021.
3. [21-233](#) A PROCLAMATION RECOGNIZING COCONUT CREEK RESIDENT FRANKLIN E. RENWICK, JR. FOR HIS EFFORTS TO HELP COCONUT CREEK YOUTH SUCCEED IN FINANCIAL LITERACY.

Attachments: [PROCLAMATION-Franklin Renwick Jr Financial Literacy](#)
4. [21-240](#) A PROCLAMATION RECOGNIZING OCTOBER 2021 AS "DOMESTIC VIOLENCE AWARENESS MONTH."

Attachments: [PROCLAMATION-Domestic Violence Awareness Month](#)
5. [21-229](#) A PROCLAMATION RECOGNIZING OCTOBER 2021 AS "BREAST

CANCER AWARENESS MONTH.”

Attachments: [PROCLAMATION-Breast Cancer Awareness Month](#)

INPUT FROM THE PUBLIC

Three (3) minutes per person on non-agenda items or consent agenda items.

CONSENT AGENDA

6. [21-228](#) A MOTION APPROVING THE MINUTES FROM PREVIOUS CITY COMMISSION MEETING(S). (2021-0909WS, 2021-0909R, AND 2021-0913SP)
- Sponsors:** City Clerk
- Attachments:** [MINUTES-2021-0909 Workshop](#)
[MINUTES-2021-0909 Regular](#)
[EXHIBIT-2021-0909 Regular Minutes-Form 8B](#)
[MINUTES-2021-0913 Special](#)
7. [RES](#)
[2021-202](#) A RESOLUTION AUTHORIZING THE MAYOR AND THE CITY MANAGER, OR DESIGNEE, TO EXECUTE AN INTERLOCAL AGREEMENT WITH BROWARD COUNTY TO CONTINUE PROVIDING COST-SHARE SUPPORT OF A WATER CONSERVATION INCENTIVES PROGRAM COORDINATED BY BROWARD COUNTY, AND AUTHORIZING BROWARD COUNTY TO CONTINUE CONDUCTING SPECIFIC MEDIA PROMOTION, OUTREACH, ADMINISTRATIVE, AND OTHER ACTIVITIES ASSOCIATED WITH FOSTERING A COUNTY-WIDE WATER CONSERVATION ETHIC.
- Sponsors:** Utilities and Engineering
- Attachments:** [RESOLUTION 2021-202-Conservation Pays ILA](#)
[EXHIBIT A-Conservation Pays ILA](#)

REGULAR AGENDA

Utilities and Engineering

8. [RES](#)
[2021-204](#) A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE A SOLE SOURCE AGREEMENT WITH ODYSSEY MANUFACTURING CO. FOR THE PURCHASE AND INSTALLATION OF A MONOCLOR RESIDUAL CONTROL SYSTEM (MRCS).
- Attachments:** [RESOLUTION 2021-204-Odyssey Manufacturing Co. Agreement](#)
[AGREEMENT-Odyssey Manufacturing Co. Agreement](#)
[EXHIBIT A TO AGREEMENT-Odyssey Manufacturing Co. Proposal](#)
[BACKUP-Sole Source Documentation](#)

Police Department

9. [RES](#)
[2021-200](#) A RESOLUTION AUTHORIZING THE USE OF FEDERAL LAW ENFORCEMENT TRUST FUNDS IN THE AMOUNT OF ONE HUNDRED THOUSAND DOLLARS (\$100,000) TOWARD SCHOOL RESOURCE OFFICERS' SALARIES FOR FISCAL YEAR 2022; AND AUTHORIZING THE USE OF STATE LAW ENFORCEMENT TRUST FUNDS IN THE AMOUNT OF THIRTY-SEVEN THOUSAND FIVE HUNDRED DOLLARS (\$37,500) FOR APP ARMOR SOFTWARE.

Attachments: [RESOLUTION 2021-200-LETF Request-SRO 2022-AppArmor](#)
[BACKUP-Chief Memorandum-Request for LETF](#)

10. [RES](#)
[2021-205](#) A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE THE INTERAGENCY AGREEMENT WITH THE STATE ATTORNEY'S OFFICE, 17TH JUDICIAL CIRCUIT, FOR CRIMINAL JUSTICE INFORMATION EXCHANGE AND USE.

Attachments: [RESOLUTION 2021-205-SAO Interagency Agrmt](#)
[EXHIBIT A-SAO Interagency Agreement](#)
[BACKUP-Resolution 2019-047-Original Agreement](#)

Sustainable Development

11. [ORD](#)
[2021-021](#) AN ORDINANCE CHANGING THE LIST OF PERMITTED AND SPECIAL LAND USES AND MODIFYING SITE DESIGN STANDARDS AND DEVELOPMENT REGULATIONS, BY REZONING THE PROPERTY GENERALLY LOCATED AT THE NORTHEAST CORNER OF HILLSBORO BOULEVARD AND LYONS ROAD, AS LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF, FROM PCD (MARKETPLACE AT HILLSBORO), PLANNED COMMERCE DISTRICT, TO PCD (MARKETPLACE AT HILLSBORO II), PLANNED COMMERCE DISTRICT; AMENDING ORDINANCE NO. 144-96 TO THE EXTENT SUPERSEDED BY THIS REZONING; PROVIDING FOR FINDINGS. (QUASI-JUDICIAL)(SECOND PUBLIC HEARING)

Attachments: [ORDINANCE 2021-021-Marketplace at Hillsboro PCD Amdmt](#)
[BACKUP-Aerial Photo-Marketplace at Hillsboro PCD](#)
[BACKUP-Justification and Supporting Documents Marketplace at Hillsboro PCD](#)
[BACKUP-Hillsboro PCD Rezoning Document](#)
[BACKUP-Ordinance No. 144-96](#)
[BACKUP-Applicant Presentation-Marketplace at Hillsboro](#)
[MINUTES-2021-0811 PZ Mtg](#)

Legislative History

9/23/21 City Commission approved on first reading to the City Commission

12. [ORD](#)
[2021-022](#)
- AN ORDINANCE APPROVING THE SPECIAL LAND USE APPLICATION SUBMITTED BY HILLSBORO MARKETPLACE INVESTMENTS, LLC TO PERMIT A DRIVE-THRU FOR A CALI COFFEE RESTAURANT FOR THE PROPERTY GENERALLY LOCATED AT THE NORTHEAST CORNER OF HILLSBORO BOULEVARD AND LYONS ROAD (WEST OUTPARCEL), AS LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF. (QUASI-JUDICIAL)(SECOND PUBLIC HEARING)

Attachments: [ORDINANCE 2021-022 Marketplace at Hillsboro SLU \(revised\)](#)
[BACKUP-Aerial Photo-Marketplace at Hillsboro West Special Land Use](#)
[BACKUP-Exhibits-Plans&Documents Marketplace at Hillsboro West SLU](#)
[BACKUP-Applicant Presentation-Marketplace at Hillsboro](#)
[MINUTES-2021-0811 PZ Mtg](#)

Legislative History

9/23/21 City Commission approved on first reading to the City Commission

13. [RES](#)
[2021-163](#)
- A RESOLUTION VACATING, RELEASING, AND ABANDONING A PORTION OF A 12-FOOT WIDE SEWER EASEMENT FOR THE PROJECT KNOWN AS HILLSBORO MARKETPLACE GENERALLY LOCATED AT THE NORTHEAST CORNER OF HILLSBORO BOULEVARD AND LYONS ROAD, WITH SAID EASEMENT LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO. (QUASI-JUDICIAL) (PUBLIC HEARING)

Attachments: [RESOLUTION 2021-163-Marketplace at Hillsboro Vacation of Easement 1](#)
[EXHIBIT A-Legal Description-Marketplace at Hillsboro Easement Vacation 1](#)
[BACKUP-Aerial Photo-Marketplace at Hillsboro-Easement Vacation 1](#)
[BACKUP-Easement Documents-Marketplace at Hillsboro Easement Vacation 1](#)
[BACKUP-Applicant Presentation-Marketplace at Hillsboro](#)

14. [RES](#)
[2021-164](#)
- A RESOLUTION VACATING, RELEASING, AND ABANDONING TWO PORTIONS OF A 12-FOOT WIDE WATER EASEMENT FOR THE PROJECT KNOWN AS HILLSBORO MARKETPLACE, FOR THE PROPERTY LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF. (QUASI-JUDICIAL)(PUBLIC HEARING)

Attachments: [RESOLUTION 2021-164-Marketplace at Hillsboro-Easement Vacation 2 and 3](#)
[EXHIBIT A-Legal Descrip.-Marketplace at Hillsboro Easement Vacation 2 and 3](#)
[BACKUP-Aerial Photo-Marketplace at Hillsboro-Easement Vacation 2 and 3](#)
[BACKUP-Easement Docs-Marketplace at Hillsboro Easement Vacation 2 and 3](#)
[BACKUP-Applicant Presentation- Marketplace at Hillsboro](#)

15. [RES](#)
[2021-165](#) A RESOLUTION VACATING, RELEASING, AND ABANDONING A PORTION OF A 12-FOOT WIDE WATER EASEMENT FOR THE PROJECT KNOWN AS HILLSBORO MARKETPLACE, GENERALLY LOCATED AT THE NORTHEAST CORNER OF HILLSBORO BOULEVARD AND LYONS ROAD, WITH SAID EASEMENT LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO. (QUASI-JUDICIAL) (PUBLIC HEARING)

Attachments: [RESOLUTION 2021-165-Marketplace at Hillsboro Vacation of Easement 4](#)
[EXHIBIT A-Legal Description-Marketplace at Hillsboro Easement Vacation 4](#)
[BACKUP-Aerial Photo-Marketplace at Hillsboro-Vacation of Easement](#)
[BACKUP-Easement Documents-Marketplace at Hillsboro-Easement Vacation 4](#)
[BACKUP-Applicant Presentation- Marketplace at Hillsboro](#)

16. [ORD](#)
[2021-026](#) AN ORDINANCE APPROVING THE SPECIAL LAND USE APPLICATION SUBMITTED BY POMPANO AUTOPLEX, LLC TO PERMIT THE CONSTRUCTION OF A NEW MAZDA AUTOMOBILE DEALERSHIP WITH SHOWROOM, INDOOR SERVICE BAYS, AND THREE (3) STORY PARKING STRUCTURE GENERALLY LOCATED AT THE NORTHWEST CORNER OF SAMPLE ROAD AND CORAL TREE CIRCLE. (QUASI-JUDICIAL)(FIRST PUBLIC HEARING)

Attachments: [ORDINANCE 2021-026-Mazda Special Land Use](#)
[BACKUP-Aerial Photo-Mazda Special Land Use](#)
[BACKUP-Exhibits-Mazda Special Land Use](#)
[BACKUP-Applicant Presentation-Mazda Special Land Use](#)
[MINUTES-Draft 2021-0908 Planning & Zoning Board Mtg.](#)

17. [RES](#)
[2021-196](#) A RESOLUTION APPROVING THE SITE PLAN REQUEST OF POMPANO AUTOPLEX, LLC FOR THE PROPERTY GENERALLY LOCATED AT THE NORTHWEST CORNER OF SAMPLE ROAD AND CORAL TREE CIRCLE. (QUASI-JUDICIAL)(PUBLIC HEARING)

Attachments: [RESOLUTION 2021-196-Mazda Site Plan](#)
[BACKUP-Aerial Map-Mazda Site Plan](#)
[BACKUP-Exhibits-Plans-Mazda Site Plan](#)
[BACKUP-Applicant Presentation-Mazda Site Plan](#)
[MINUTES-Draft 2021-0908 Planning and Zoning Board Mtg.](#)

18. [RES 2021-080](#) A RESOLUTION AUTHORIZING THE MAYOR AND CITY MANAGER, OR DESIGNEE, TO EXECUTE THE FIRST AMENDMENT TO INTERLOCAL AGREEMENT WITH BROWARD COUNTY FOR PREPARATION, IMPLEMENTATION, AND ADMINISTRATION BY BROWARD COUNTY OF THE CITY'S STATE HOUSING INITIATIVES PARTNERSHIP PROGRAM, TO PROVIDE FOR THE CREATION OF A JOINT AFFORDABLE HOUSING ADVISORY COMMITTEE.

Attachments: [RESOLUTION 2021-080-SHIP ILA Amendment](#)
[EXHIBIT A-First Amendment SHIP ILA Agreement](#)
[BACKUP-Original SHIP ILA Agreement](#)

19. [RES 2021-198](#) A RESOLUTION ADOPTING THE BROWARD COUNTY AFFORDABLE HOUSING COMMITTEE INCENTIVE STRATEGIES REPORT. (PUBLIC HEARING)

Attachments: [RESOLUTION 2021-198-Adopting Broward County AHAC](#)
[EXHIBIT A-Broward County AHAC Incentive Strategies Report 2020](#)

20. [ORD 2021-020](#) AN ORDINANCE AMENDING THE CITY'S CODE OF ORDINANCES, BY AMENDING CHAPTER 13, "LAND DEVELOPMENT CODE," ARTICLE III, "ZONING REGULATIONS," DIVISION 1, "GENERALLY," SECTION 13-295, "DEFINITIONS," TO PROVIDE FOR DEFINITIONS; AMENDING DIVISION 2, "ZONING CLASSIFICATIONS AND GENERAL REQUIREMENTS," BY CREATING A NEW SECTION 13-323, "HOTELS;" AMENDING DIVISION 4, "ACCESSORY USES AND STRUCTURES," SUBDIVISION II, "PARKING REGULATIONS AND REQUIREMENTS," SECTION 13-400, "RESIDENTIAL USE PARKING SPACE REQUIREMENTS," TO PROVIDE UPDATED HOTEL AND EXTENDED STAY HOTEL PARKING REQUIREMENTS AND SECTION 13-409, "OFF-STREET LOADING REQUIREMENTS," TO PROVIDE UPDATED LOADING SPACE REQUIREMENTS; AND AMENDING DIVISION 8, "MASTER BUSINESS LIST," SECTION 13-621, "MASTER BUSINESS LIST B-2, B-3, AND B-4," AND SECTION 13-623, "MASTER BUSINESS LIST O-2, O-3," TO IDENTIFY SPECIAL LAND USE REQUIREMENTS AND PROVIDE FOR EXTENDED STAY HOTELS AS SPECIAL LAND USES. **(POSTPONED AT THE REQUEST OF STAFF TO THE OCTOBER 28, 2021, COMMISSION MEETING)**

Attachments: [ORDINANCE 2021-020-Ch 13 Hotel and Extended Stay Hotels Amdmt](#)
[BACKUP-Surrounding City Hotel Zoning Matrix](#)
[MINUTES-2021-0811 PZ](#)

Legislative History

9/23/21 City Commission approved on first reading to the City Commission

City Attorney

21. [ORD 2021-025](#) AN ORDINANCE AMENDING THE CITY'S CODE OF ORDINANCES, BY AMENDING CHAPTER 12, "GARBAGE AND REFUSE," ARTICLE III, "RECYCLABLE WASTE," DIVISION 1, "RESIDENTIALLY ZONED AREAS," BY REPEALING SECTIONS 12-51, "SEGREGATION OF RESIDENTIAL RECYCLABLE WASTE," AND 12-52, "COLLECTION OF RESIDENTIAL RECYCLABLE WASTE," IN THEIR ENTIRETY TO REFLECT CHANGES IN RECYCLING PROCESSES. (SECOND READING)(PUBLIC HEARING)

Attachments: [ORDINANCE 2021-025-Ch 12 Code Amdmt-Recycling](#)

Legislative History

9/23/21 City Commission approved on first reading to the City Commission

22. [ORD 2021-027](#) AN ORDINANCE ACCEPTING THE CONVEYANCE OF TITLE TO PORTIONS OF THE RIGHT-OF-WAY OF NW 15TH STREET AND NW 44TH AVENUE FROM BROWARD COUNTY. (FIRST READING)

Attachments: [ORDINANCE 2021-027-Accepting Right-of-Way Deeds from County](#)

[EXHIBIT A-Quitclaim Deeds](#)

[EXHIBIT B-City Resolution No. 2020-244](#)

[EXHIBIT C-County Resolution No. 2021-331](#)

CITY MANAGER REPORT

CITY ATTORNEY REPORT

COMMISSION COMMUNICATIONS

ADJOURNMENT

NOTE: If any person, firm, or corporation decides to appeal any decision made by the above City Commission with respect to any matter considered at such meeting or hearing, they will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence, if any, upon which the appeal is to be based. (F.S. 286.0105)

In accordance with the Americans with Disabilities Act, any person with a disability who requires assistance to participate in said meeting may contact the City Clerk Department at 954-973-6774 at least two (2) days prior to said meeting.