



# City of Coconut Creek

4800 West Copans Road  
Coconut Creek, FL 33063

## Meeting Agenda - Final

### City Commission

**JACQUELINE RAILEY, MAYOR**  
**JEFFREY R. WASSERMAN, VICE MAYOR**  
**SANDRA L. WELCH, COMMISSIONER**  
**JOSHUA RYDELL, COMMISSIONER**  
**JOHN A. BRODIE, COMMISSIONER**  
**SHEILA N. ROSE, CITY MANAGER**  
**TERRILL C. PYBURN, CITY ATTORNEY**  
**JOSEPH J. KAVANAGH, CITY CLERK**

#### **COMMISSION MEETINGS**

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

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

**Coconut Creek Vision 2030:  
An innovative and engaged community with a small-town  
personal touch.**

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**Thursday, September 25, 2025**

**7:00 PM**

**Coconut Creek Government Center -  
Commission Chambers**

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The City of Coconut Creek City Commission will be conducting a regular meeting of the City Commission on Thursday, September 25, 2025, beginning at 7 p.m. at the Coconut Creek Government Center, Commission Chambers, located at 4800 W. Copans Road, Coconut Creek, Florida 33063.

In addition, this meeting will be broadcast live on the City's website ([www.coconutcreek.net](http://www.coconutcreek.net)) and the City's CreekTV YouTube channel. The website live stream can be accessed by entering the following link in your internet browser: <https://www.coconutcreek.net/livestream>

The CreekTV YouTube live 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. Members of the Commission, City staff, and the public are required to use civil and appropriate language when addressing the Commission or anyone present at the meeting, and must refrain from using vulgarity, profanity, cursing, or exhibiting aggressive or threatening behavior. No racial or ethnic slurs or threatening behavior toward any individual by the Commission, City staff, or the public shall be allowed during any meeting of the Commission. If a person attending a Commission meeting exhibits unruly or threatening behavior or the use of vulgarity, profanity, or otherwise violates the decorum rules set forth herein, the Mayor has the authority to order their removal from the Commission Chambers, which may be done by the Police Department, if necessary. If excessive unruliness occurs, the Mayor has the authority to recess or adjourn the meeting.

Prior to the meeting date, if any member of the public requires additional information on 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. [25-133](#) A PRESENTATION RECOGNIZING THIRD AND FOURTH QUARTER EMPLOYEE MILESTONE ANNIVERSARIES FOR FISCAL YEAR 2025.

### INPUT FROM THE PUBLIC

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

*Members of the Commission, City staff, and the public are required to use civil and appropriate language when addressing the Commission or anyone present at the meeting, and must refrain from using vulgarity, profanity, cursing, or exhibiting aggressive or threatening behavior. No racial or ethnic slurs or threatening behavior toward any individual by the Commission, City staff, or the public shall be allowed during any meeting of the Commission. If a person attending a Commission meeting exhibits unruly or threatening behavior or the use of vulgarity, profanity, or otherwise violates the decorum rules set forth herein, the Mayor has the authority to order their removal from the Commission Chambers, which may be done by the Police Department, if necessary. If excessive unruliness occurs, the Mayor has the authority to recess or adjourn the meeting.*

### CONSENT AGENDA

2. [25-168](#) A MOTION APPROVING THE MINUTES FROM PREVIOUS CITY COMMISSION MEETING(S). (2025-0818SP AND 2025-0828R)  
  
Sponsors: City Clerk  
Attachments: [MINUTES-2025-0818 Special](#)  
[MINUTES-2025-0828 Regular](#)
3. [RES 2025-140](#) A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE THE ATTACHED LETTER OF AGREEMENT WITH THE STATE OF FLORIDA AGENCY FOR HEALTH CARE ADMINISTRATION

(AHCA) TO PARTICIPATE IN THE PUBLIC EMERGENCY MEDICAL TRANSPORT (PEMT) PROGRAM FOR MEDICAID MANAGED CARE REIMBURSEMENT.

**Sponsors:** Fire Rescue Department

**Attachments:** [RESOLUTION 2025-140-Public Emergency Medical Transport Agrmt 25-26](#)  
[AGREEMENT-Public Emergency Medical Transport Agrmt 25-26](#)

4. [RES 2025-144](#) A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO PREPARE AND SUBMIT A GRANT APPLICATION TO THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES FOR THE 2025 URBAN AND COMMUNITY FORESTRY CAPACITY GRANT FOR THE OAK TRAILS PARK TREE PLANTING EXPANSION PROJECT; AND AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE ALL NECESSARY AGREEMENTS AND DOCUMENTS REQUIRED TO RECEIVE FUNDING.

**Sponsors:** Sustainable Development

**Attachments:** [RESOLUTION 2025-144-Oak Trails Park Community Forestry Grant](#)  
[BACKUP-Location Map-Oak Trails Park Community Forestry Grant](#)  
[BACKUP-Landscape Plans-Oak Trails Park](#)  
[BACKUP-Resolution 2022-048-Oak Trails Park FCT Grant](#)  
[BACKUP-Resolution 2025-007-Oak Trails Park Expansion Site Plan](#)

## REGULAR AGENDA

### City Manager

5. [RES 2025-146](#) A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE AN AGREEMENT WITH ERICKS CONSULTANTS, INC. FOR STATE AND LOCAL LOBBYING SERVICES PURSUANT TO RFP NO. 08-06-25-10.

**Attachments:** [RESOLUTION 2025-146-State/Local Lobbying Svcs-RFP 08-06-25-10](#)  
[AGREEMENT-State/Local Lobbying Svcs-RFP 08-06-25-10](#)  
[BACKUP-Terms&Scope-State/Local Lobbying Svcs-RFP 08-06-25-10](#)  
[BACKUP-Vendor Response-State/Local Lobbying Svcs-RFP 08-06-25-10](#)  
[BACKUP-Tabulations-State/Local Lobbying Svcs-RFP 08-06-25-10](#)

### Sustainable Development

6. [RES 2025-109](#) A RESOLUTION APPROVING THE REQUEST FOR SIGN DEVIATIONS FROM SECTION 13-468.8(B), "SERVICE ENTRANCE SIGNS," OF THE CITY'S LAND DEVELOPMENT CODE TO ALLOW A TEN (10) SQUARE FOOT SIGN WHERE EIGHT (8) SQUARE FEET MAXIMUM AREA IS PERMITTED, AND SECTION 13-468.8(D), "SERVICE ENTRANCE

SIGNS," TO ALLOW AN ILLUMINATED SIGN WHERE INTERNAL ILLUMINATION IS NOT PERMITTED, FOR THE SERVICE ENTRANCE SIGN AT THE LINCOLN OF COCONUT CREEK AUTO DEALERSHIP GENERALLY LOCATED AT 5501 WEST SAMPLE ROAD. (QUASI-JUDICIAL)(PUBLIC HEARING)

**Attachments:** [RESOLUTION 2025-109-Lincoln of Coconut Creek Svc Sign Deviations](#)  
[BACKUP-Aerial Photo-Lincoln of Coconut Creek Svc Sign Deviations](#)  
[BACKUP-Staff Memorandum-Lincoln of Coconut Creek Svc Sign Deviations](#)  
[BACKUP-Exhibits-Lincoln of Coconut Creek Svc Sign Deviations](#)  
[BACKUP-Presentation-Lincoln of Coconut Creek Svc Sign Deviations](#)  
[MINUTES-2025-0709 PZ Meeting](#)

7. [RES 2025-110](#) A RESOLUTION APPROVING THE REQUEST FOR A SIGN DEVIATION FROM SECTION 13-466.8, "WALL IDENTIFICATION SIGNS," SUBSECTION (C)(3), OF THE CITY'S LAND DEVELOPMENT CODE TO ALLOW A SIGN 5'-1" IN HEIGHT WHERE THE MAXIMUM HEIGHT OF 3' IS PERMITTED, FOR THE LOGO SIGN AT THE LINCOLN OF COCONUT CREEK AUTO DEALERSHIP GENERALLY LOCATED AT 5501 WEST SAMPLE ROAD. (QUASI-JUDICIAL)(PUBLIC HEARING)

**Attachments:** [RESOLUTION 2025-110-Lincoln of Coconut Creek Logo Sign Deviation](#)  
[BACKUP-Aerial Photo-Lincoln of Coconut Creek Logo Sign Deviation](#)  
[BACKUP-Staff Memorandum-Lincoln Logo Sign Deviation](#)  
[BACKUP-Exhibits-Lincoln of Coconut Creek Logo Sign Deviation](#)  
[BACKUP-Presentation-Lincoln of Coconut Creek Logo Sign Deviation](#)  
[MINUTES-2025-0709 PZ Meeting](#)

8. [RES 2025-126](#) A RESOLUTION APPROVING THE SPECIAL LAND USE APPLICATION SUBMITTED BY MICHAELA KEGLEY OF BDG ARCHITECTS TO PERMIT A DRIVE-THRU FACILITY AS PART OF THE PROPOSED FIFTH THIRD BANK, LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF, GENERALLY LOCATED AT 4805 COCONUT CREEK PARKWAY. (QUASI-JUDICIAL) (PUBLIC HEARING)

**Attachments:** [RESOLUTION 2025-126-Fifth Third Bank Special Land Use](#)  
[BACKUP-Aerial Photo-Fifth Third Bank Special Land Use](#)  
[BACKUP-Staff Memorandum-Fifth Third Bank Special Land Use](#)  
[BACKUP-Exhibits-Fifth Third Bank Special Land Use](#)  
[BACKUP-Community Outreach Summary-Fifth Third Bank](#)  
[BACKUP-Applicant Presentation-Fifth Third Bank Special Land Use](#)  
[MINUTES-Draft Excerpt 2025-0813 PZ Meeting](#)

9. [RES 2025-125](#) A RESOLUTION APPROVING THE SITE PLAN REQUEST OF MICHAELA KEGLEY OF BDG ARCHITECTS FOR THE

CONSTRUCTION OF AN APPROXIMATELY 2,133 SQUARE FOOT STAND-ALONE FIFTH THIRD BANK WITH DUAL DRIVE-THRU LANES, ON THE PROPERTY LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF, GENERALLY LOCATED AT 4805 COCONUT CREEK PARKWAY. (QUASI-JUDICIAL) (PUBLIC HEARING)

**Attachments:**     [RESOLUTION 2025-125-Fifth Third Bank Site Plan](#)  
[EXHIBIT B-Fifth Third Bank Site Plan](#)  
[BACKUP-Aerial Photo-Fifth Third Bank Site Plan](#)  
[BACKUP-Staff Memorandum-Fifth Third Bank Site Plan](#)  
[BACKUP-Exhibits-Fifth Third Bank Site Plan](#)  
[BACKUP-Site Plan-Fifth Third Bank Site Plan](#)  
[BACKUP-Community Outreach Summary-Fifth Third Bank](#)  
[BACKUP-Applicant Presentation-Fifth Third Bank Site Plan](#)  
[MINUTES-Draft Excerpt 2025-0813 PZ Meeting](#)

## **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.