

RESOLUTION NO. 2026-102

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF COCONUT CREEK, FLORIDA, APPROVING AN ACCESS AND MAINTENANCE EASEMENT AGREEMENT BETWEEN THE CITY OF COCONUT CREEK AND COCOMAR PROPERTY OWNER, LLC, PROVIDING ACCESS OVER, ACROSS, THROUGH, IN, AND UNDER A PORTION OF LAND LYING WITHIN THE COOLIDGE PLAT RELATING TO A PORTION OF THE COCOMAR WAREHOUSE DEVELOPMENT SITE, PARCEL NUMBER 484231270010, LOCATED IN BROWARD COUNTY, FLORIDA, MORE SPECIFICALLY DESCRIBED IN EXHIBIT "1," TO PROVIDE FOR THE INSTALLATION OF A CITY OF COCONUT CREEK MONUMENT SIGN; AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE THE AGREEMENT; PROVIDING FOR RECORDATION; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, at the November 9, 2023 City Commission meeting, the City Commission adopted Resolution No. 2023-097, which approved the site plan request for the development of a light industrial, flex space, and warehouse development generally located at the northwest corner of Atlantic Boulevard and Lyons Road; and

WHEREAS, the site plan was approved with conditions, including Condition 5.h., requiring the applicant to design, construct, and install a monument entrance sign at its sole expense, and to provide the City with a bill of sale for the sign structure, along with a specific-purpose easement for the land it occupies and right-of-way access for maintenance and sign modifications; and

WHEREAS, the applicant has provided the attached Access and Maintenance Easement Agreement, granting to the City of Coconut Creek a permanent, non-exclusive easement for permanent access to the monument sign to allow the City to maintain and modify the sign in the future as needed; and

WHEREAS, pursuant to Section 13-42 (c)(2) of the Land Development Code, the City Commission may accept legal interests in land that amount to less than fee simple title, by resolution; and

WHEREAS, the City Commission of the City of Coconut Creek determines it is in the best interests of the health, safety, and welfare of the residents to accept the Access and Maintenance Easement Agreement, attached as Exhibit “1,” over, across, through, in, and under a portion of land generally located within the Coolidge Plat, within the Cocomar Warehouse development, Parcel Number 484231270010, and more specifically and legally described in the Access and Maintenance Easement Agreement, for the purposes of accessing, maintaining, repairing, restoring, or modifying the monument sign, as applicable.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF COCONUT CREEK, FLORIDA:

Section 1: That the foregoing “WHEREAS” clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this resolution. All exhibits attached hereto are incorporated herein and made a specific part of this resolution.

Section 2: That the City Commission hereby approves the Access and Maintenance Easement Agreement, attached hereto as Exhibit “1,” for the installation and maintenance of a City of Coconut Creek Monument Sign.

Section 3: That the City Manager, or designee, is hereby authorized to execute the Access and Maintenance Easement Agreement.

Section 4: That the City Manager, or designee, is hereby authorized to take all steps necessary to implement the Access and Maintenance Easement Agreement.

Section 5: That the City Commission directs the City Clerk, or designee, to record the Access and Maintenance Easement Agreement, attached hereto as Exhibit “1,” in the Public Records Books of Broward County, Florida.

Section 6: That if any clause, section, other part or application of this resolution is held by any court of competent jurisdiction to be unconstitutional or invalid, in part or in application, it shall not affect the validity of the remaining portion or applications of this resolution.

Section 7: That this resolution shall be in full force and effect immediately upon its adoption.

Adopted this _____ day of _____, 2026.

Jeffrey R. Wasserman, Mayor

Attest:

Joseph J. Kavanagh, City Clerk

Wasserman _____

Brodie _____

Welch _____

Rydell _____

Railey _____