



CITY COUNCIL MEETING

City of Greenacres, Florida

Monday, December 13, 2021 at 6:00 PM

City Hall Council Chambers | 5800 Melaleuca Lane

AGENDA

Mayor and City Council

Joel Flores, Mayor

John Tharp, Deputy Mayor

Peter A. Noble, Councilmember, District II

Judith Dugo, Councilmember District III

Jonathan G. Pearce, Councilmember, District IV

Paula Bousquet, Councilmember, District V

Administration

Andrea McCue, City Manager

Glen J. Torcivia, City Attorney

Quintella Moorer, City Clerk

CALL TO ORDER AND ROLL CALL

PLEDGE OF ALLEGIANCE

AGENDA APPROVAL

COMMENTS FROM THE PUBLIC FOR AGENDA ITEMS ONLY

SPECIAL BUSINESS

CONSENT AGENDA

1. **Official Minutes:** City Council Meeting Minutes, November 1, 2021. - Quintella L. Moorer, City Clerk.
2. **Resolution 2021-58:** Approving the agreement between the City of Greenacres and the Solid Waste Authority authorizing the execution of the Blighted and Distressed Property Clean-up and Beautification Grant Agreement for the Municipal Complex landscape enhancements; authorizing the appropriate City Officials to execute the agreement; providing for an effective date. - Carlos Cedeno, Director of Public Works Department.
3. **Resolution 2021-59:** Approving the agreement between the City of Greenacres and Xtreme Pavers, Inc. for construction of a paver pathway surrounding the City Hall Municipal Complex; authorizing the appropriate city officials to execute the agreement; providing for an effective date. - Monica Powery, Director of Purchasing.
4. **Resolution 2021-60:** Authorizing the execution of an agreement between Public Consulting Group, LLC and the City of Greenacres to prepare and audit the Medicare Ground Ambulance data Collection Survey, as required by the Centers for Medicare and Medicaid Services (CMS); authorizing the appropriate City Officials to execute all necessary documents; and providing for effective date. - Teri Beiriger, Director of Finance.

5. **Resolution 2021-61:** Approving the agreement between the City of Greenacres and JB Services Team LLC, for installation of decorative stone on the columns at the City Hall Municipal Complex; authorizing the appropriate City Officials to execute the agreement; providing for an effective date. - Monica Powery, Director of Purchasing.
6. **Resolution 2021-62:** Approving the expense of additional funds and a contract amendment for sanitary sewer installation and drainage improvements as part of the Sidewalk Project Awarded to HG Construction Development and Investment, Inc.; authorizing the appropriate City Officials to execute the amendment; providing for an effective date. - Monica Powery, Director of Purchasing.
7. **Resolution 2021-63:** Approving an agreement for Inspection and Building Services; authorizing the appropriate City Officials to execute the agreement; providing for an effective date. - Monica Powery, Director of Purchasing.
8. **Resolution 2021-64:** Authorizing the City of Greenacres, herein referred to as the City, to join with the State of Florida and other Local Governmental units as a participant in the Florida Memorandum of Understanding and formal agreements implementing a unified plan. - Andrea McCue, City Manager.

REGULAR AGENDA

9. **Resolution 2021-57:** Amending the schedule of fees for Land Development Application reviews under Chapter 12, Subdivision and Land Development Regulations, and Chapter 16, Zoning Regulations, of the City of Greenacres Code of Ordinances; providing for repeal of conflicting resolutions; and providing for an effective date. - Caryn Gardner-Young, Zoning Administrator.
10. **PUBLIC HEARING: Ordinance 2021-05: First Reading:** An ordinance adopted by the City Council of the City of Greenacres, Florida, amending the future land use map of the future land use element of the City's Comprehensive Plan, to change the future land use designation of fourteen parcels of land totaling approximately 33.059 acres, located at the Northwest corner of the intersection between South Haverhill Road and Nash Trail is approximately 1,400 feet north of Lantana Road, from a Palm Beach County designation of Medium Residential 5 units per acre (PBC MR-5) and low Residential 1 unit per acre (PBC IR-1) to a City of Greenacres designation of Residential-Medium Density (RS-MD) and Residential High density (RS-HD), as requested by the petitioner, Wantman Group Inc., agent for the owners, Ann & Fred K Menor, Aaron & Frances LLC, American German Club Inc., Ernest & Lynne Cheetham, Claudia Cornel & Costel Dumitrescu, Matthew Greene, Melody & Noe Maldonado, Shipley Enterprise Inc., Phillipe Sze, Virginia Walter and Kfir Baranes; providing for repeal of conflicting ordinances; providing for severability; providing for transmittal to the Department of Economic Opportunity; providing for inclusion in the Comprehensive Plan; and providing for an effective date. - Kara Irwin Ferris, Director of Development and Neighborhood Services.
11. **QUASI-JUDICIAL PUBLIC HEARING: Ordinance 2021-06: First Reading:** Approving a zoning change for fourteen parcels of land totaling approximately 33.059 acres, located at the Northwest corner of the intersection between South Haverhill Road and Nash Trail is approximately 1,400 feet North of Lantana Road, from a Palm Beach County designation of Agricultural Residential (PBC AR) and Residential Estate (PBC RE) to a City of Greenacres designation of Residential Medium density-2 (RM-2) and Residential High density (RH), as requested by the petitioner, Wantman Group Inc., agent for the owners, Ann & Fred K. Menor, Aaron & Frances LLC, American German Club Inc., Ernest

& Lynne Cheetham, Claudia Cornel & Costel Dumitrescu, Matthew Greene, Melody & Noe Maldonado, Shipley Enterprise Inc., Phillipe Sze, Virginia Walter and Kfir Baranes; providing for changes to the official zoning map; providing for repeal of conflicting ordinances, providing for severability; and providing for an effective date. - Kara Irwin-Ferris, Director of Development and Neighborhood Services.

12. **PUBLIC HEARING: Ordinance 2021-16: Second Reading:** Creating a new multipurpose Development Review and Appeals Board to be called the "Planning and Zoning Board of Appeals" at Section 16-81 through Section 16-85 of Chapter 16, Zoning Regulations, Article 2, Administration, Division 3 of the City's Code of Ordinances; repealing the existing Sections 16-81 through 16-84 of Chapter 16, Zoning Regulations, Article 2, Administration, Division 3, Planning Commission/Local Planning Agency and repealing the existing Sections 16-101 through 16-107 of Chapter 16, Zoning Regulations, Article 2, Administration, Division 4, Zoning Board of Adjustments and Appeals, creating a new Division 4 to be entitled "Variances", at Chapter 16, Zoning Regulation, Article 2, Administration, to include Sections 16-101 through 16-105 and creating a new administrative variance process at Section 16-106; providing for related revisions throughout the City's Code of Ordinances to replace the existing boards' name with the name of the new Planning and Zoning Board of Appeals; providing for repeal of conflicting ordinances; providing for severability; providing for inclusion in code; and providing for an effective date. - Caryn Gardner-Young, Zoning Administrator.
13. **Ordinance 2021-19: First Reading:** Amending Greenacres City Code, Chapter 16, Zoning Regulations, Article II, Administration, Division 2, Land Development Staff by renaming Land Development Staff to Development Review Committee, replacing outdated names of City Departments or Committees/Boards, and updating procedures and renaming Land Development Staff to Development Review Committee in other Sections of the Code; providing for repeal of conflicting ordinances; providing for severability; providing for inclusion in code; and providing for an effective date. Caryn Gardner-Young, Zoning Administrator.
14. **Ordinance 2021-20: First Reading:** Amending Greenacres Code of Ordinances Chapter 16, Zoning Regulations, Article II, Administration, Division 10, Amendments to approved special exceptions and site plans, Section 2-212 through Section 2-216, by replacing Class I, II and III site plan and special exception amendments with minor and major site plan and special exception amendments, making similar terminology changes in other sections for consistency; providing for repeal of conflicting ordinances; providing for severability; providing for inclusion in code; and providing for an effective date. Caryn Gardner-Young, Zoning Administrator.
15. **Board Appointment for the Scholarship Committee:** Appointing Ms. Eliana Girard to serve a three (3) year term. - Andrea McCue, City Manager.

DISCUSSION ITEM

16. Property Improvement Program Criteria. - Carlos Cedeno, Director of Public Works and Aileen Hernandez, Administrative Assistant.

COMMENTS FROM THE PUBLIC ON NON-AGENDA ITEMS

CITY MANAGER'S REPORT

17. Community & Recreation Service Department Report.

- 18. Development & Neighborhood Services Report.
- 19. Finance Report.
- 20. Fire Rescue Report.
- 21. Information Technology Report.
- 22. PBSO District 16 Report.
- 23. Purchasing Department Report.
- 24. Public Works Report.
- 25. Youth Programs Report.

CITY ATTORNEY'S REPORT**MAYOR AND CITY COUNCIL REPORT****ADJOURNMENT**Upcoming Council Meetings

January 3, 2022

Meeting Records Request

Any person requesting the appeal of a decision of the City Council will require a verbatim record of the proceedings and for that purpose will need to ensure that such verbatim record is made. Pursuant to FS. 286.0105, the record must include the testimony and evidence upon which the appeal is to be based. The City of Greenacres does not prepare or provide such verbatim record.

Notice of Council Meetings and Agendas

The first and third Monday of each month are regular meeting dates for the City Council; special or workshop meetings may be called, whenever necessary. Council Agendas are posted on the City's website on the Friday prior to each Council meeting. A copy of the meeting audio and the complete agenda may be requested at CityClerk@greenacresfl.gov or 561-642-2006.

Americans with Disabilities Act

In accordance with the provisions of the Americans with Disabilities Act (ADA), this document can be made available in an alternate format upon request. Special accommodations can be provided upon request with three (3) days advance notice of any meeting, by contacting City Clerk Quintella Moorner at Greenacres City Hall, 5800 Melaleuca Lane, Greenacres, Florida. Phone No. 561-642-2006. Hearing Assistance: If any person wishes to use a Listen Aid Hearing Device, please contact the City Clerk prior to any meeting held in the Council Chambers.