



# TOWN OF HIGHLAND BEACH TOWN COMMISSION MEETING AGENDA

Tuesday, December 17, 2024 AT 1:30 PM

TOWN HALL COMMISSION CHAMBERS, 3614 S. OCEAN  
BLVD., HIGHLAND BEACH, FL

## Town Commission

Natasha Moore  
David Stern  
Evalyn David  
Donald Peters  
Judith M. Goldberg

Mayor  
Vice Mayor  
Commissioner  
Commissioner  
Commissioner

Marshall Labadie  
Lanelda Gaskins  
Leonard G. Rubin

Town Manager  
Town Clerk  
Town Attorney

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1. **CALL TO ORDER**
  2. **ROLL CALL**
  3. **PLEDGE OF ALLEGIANCE**
  4. **INVOCATION**
  5. **APPROVAL OF THE AGENDA**
  6. **PRESENTATIONS / PROCLAMATIONS**

None.

7. **PUBLIC COMMENTS**

Public Comments will be limited to five (5) minutes per speaker.

**8. ORDINANCES** (Public Comments will be limited to three (3) minutes per speaker per item after Commission initial discussion.)

A. Ordinance No. 2024-003 (Second Reading/Public Hearing)

An Ordinance of the Town Commission of the Town of Highland Beach, Florida, amending Chapter 1, "General Provisions," of the town code of ordinances by adopting a new Section 1-13, "Electronic Publication of Notices;" providing for the repeal of all ordinances in conflict; providing for severability and codification; and providing for an effective date (First Reading was December 3, 2024).

B. Proposed Ordinance / Amending the Town Zoning Code (Chapter 30) relating to Home-based Businesses

An Ordinance of the Town Commission of the Town of Highland Beach, Florida, amending Section 30-67, "Uses Permitted, Special Exception, and Prohibited Uses," and Section 30-131, "Definitions of Terms," of Chapter 30, "Zoning Code," of the town code of ordinances to rename the existing home occupation use to "Home-Based Businesses" and modify the regulations to ensure consistency with state law, providing for the repeal of all ordinances in conflict; providing for severability and codification; and providing for an effective date.

C. Proposed Ordinance / Amendment to the Accessory Marine Facilities (AMF) and seawall regulations

An Ordinance of the Town Commission of the Town of Highland Beach, Florida, amending Chapter 6, "Buildings and Structures," of the town code of ordinances by amending Section 6-128, "approval required for bulkheads, seawalls, retaining walls; required notification of abutting property owners," to provide a maximum seawall cap and docket width; amending Chapter 30, "Zoning," by amending Section 30-68, "Supplemental District Regulations," to provide a maximum height for boat lifts, a maximum extension for accessory marine facilities into canals and lakes, a maximum seawall cap and dock width, and ladder regulations and amending Section 30-131, "Definition of Terms," to provide definitions that pertain to accessory marine facilities; providing for the repeal of all ordinances in conflict; providing for severability and codification; and providing for an effective.

**9. CONSENT AGENDA** (These are items that the Commission typically does not need to discuss individually, and which are voted on as a group.) Public Comments will be limited to three (3) minutes per speaker per item after Commission initial discussion.

A. October 15, 2024 Town Commission Meeting Minutes

November 19, 2024 Town Commission Meeting Minutes

- B. Approve and authorize Odyssey Manufacturing Co. to replace the turnkey acid dosing pump skid and related components in an amount of \$138,167.78 for the Water Treatment Plan utilizing a piggyback of the City of Pompano Beach Agreement No. 1693. This is a planned and approved project for fiscal year 2025.

**10. UNFINISHED BUSINESS** (Public Comments will be limited to three (3) minutes per speaker per item after Town Commission initial discussion.)

None.

- A. Continued discussion of Fiscal Year (FY) 2024-2025 Strategic Priorities Plan Update and 5-Year Capital Improvement Plan

**11. NEW BUSINESS** (Public Comments will be limited to three (3) minutes per speaker per item after Town Commission initial discussion.)

- A. Development Order Application No. PZ-24- 4 / Daniel Edwards

Consider an application by Toly Pappas, Randall Stofft Architects, requesting site plan approval for a new three story, two-unit (5,217 square foot per unit) townhome development with pool and spa for the property located at 4306 South Ocean Boulevard.

- B. Consider a request for a Town of Highland Beach Right-of-Way (ROW) permit for the property located at 4306 South Ocean Boulevard.

- C. Resolution No. 2024-035

A Resolution of the Town Commission of the Town of Highland Beach, Florida, supporting the procurement and oversight of consultants for the development of a Countywide Transportation Plan; supporting the formation of a Technical Advisory Committee for the same; and providing an effective date.

**12. TOWN COMMISSION COMMENTS**

Commissioner Judith M. Goldberg

Commissioner Donald Peters

Commissioner Evalyn David

Vice Mayor David Stern

Mayor Natasha Moore

**13. TOWN ATTORNEY'S REPORT**

**14. TOWN MANAGER'S REPORT**

**15. ANNOUNCEMENTS****Board Vacancies**

Board of Adjustment and Appeals Board	One (1) vacancy for a three-year term
Code Enforcement Board unexpired	One (1) for a three-year term and One (1) vacancy for an ending May 30, 2025

**Meetings and Events**

January 01, 2025	Town Hall closed in observance of New Year's Day
January 14, 2025	1:00 P.M. Special Magistrate Hearing
January 16, 2025	9:30 A.M. Planning Board Regular Meeting
January 20, 2025	Town Hall closed in observance of Martin Luther King Jr. Day
January 21, 2025	1:30 P.M. Town Commission Meeting

**Board Action Report**

None.

**16. ADJOURNMENT**


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NOTE: Any person, firm or corporation decides to appeal any decision made by the Town Commission with respect to any matter considered at this meeting, such person will need to ensure that a verbatim record including testimony and evidence upon which the appeal is to be based. (State Law requires the above Notice. Any person desiring a verbatim transcript shall have the responsibility, at his/her own cost, to arrange for the transcript.) The Town neither provides nor prepares such record.

In accordance with the Americans with Disabilities Act, persons who need accommodation in order to attend or participate in this meeting should contact Town Hall 561-278-4548 within a reasonable time prior to this meeting in order to request such assistance.