

REGULAR MEETING MINUTES OF THE TOWN COUNCIL
Southwest Ranches, Florida

Thursday 7:00 PM

July 28, 2022

13400 Griffin Road

Present:

Mayor Steve Breitkreuz
Vice Mayor Gary Jablonski
Council Member Jim Allbritton
Council Member Bob Hartmann
Council Member David Kuczenski

Andrew Berns, Town Administrator
Russell Muñiz, Assistant Town Administrator
Emil C. Lopez, Town Financial Administrator
Keith Poliakoff, Town Attorney

Regular Meeting of the Town Council of Southwest Ranches was held at 13400 Griffin Road in the Southwest Ranches Council Chambers. The meeting, having been properly noticed, was called to order by Mayor Breitkreuz at 7:22 PM. Attendance was noted by roll call and was followed by the Pledge of Allegiance. Mayor Breitkreuz spoke about the loss of Sandra Luongo and a moment of silence was held in her memory.

Dr. Barbara Sharief addressed the Town Council, and announced she is running for District 35 State Senate and provided

3. Public Comment

The following members of the public addressed the Town Council: Newell Hollingsworth, Walt Butler, Gay Chaples, Laura Mastrarrigo and Lorena Kaelber.

4. Board Reports

Gay Chaples, Chair of the Historical Society advised Town Council they have nominated the Dykes Family for this year's Broward County Pioneer award. The Historical Society requested a camera to continue recording for the Historical Society and Ms. Chaples asked Josh Dykes to be a member and put the word out they need new members.

George Morris, Chair of the Comprehensive Plan Advisory Board, provided an update of the July 21st, 2022 board meeting. He also presented Board Liaison Emily Aceti with a goodbye gift and thanked her for all she did for the Board.

George Morris, Chair of the Drainage and Infrastructure Advisory Board, advised they did not meet in the month of July.

5. Council Member Comments

Mayor Breitkreuz thanked Community Services Manager Emily Aceti for all her hard work and dedication to the Town.

Council Member Hartmann echoed Mayor Breitkreuz appreciation and gratitude to Emily Aceti. He also spoke of her dedication as the Liaison to the Comprehensive Plan Advisory Board. He spoke about General Services Manager Sandra Luongo and their history together as coworkers and friends and how much she will be missed.

Vice Mayor Jablonski provided an update on upcoming events such as the Rural Public Arts and Design Board's annual photo contest and the photo submissions which were due on September 5th, the Florida DMV Flow-Mobile on August 24th and the Broward County Property Appraiser Outreach on August 2nd. He wished all the best to Emily Aceti and spoke about how missed Sandra Luongo will be.

Council Member Kuczenski spoke about working on a proposed sign ordinance and how it will affect campaign signs. He spoke about the July 21st Comprehensive Plan Advisory Board meeting and how shocked he was to learn that the groom's quarters ordinance was removed from the Code of Ordinances. He would like to bring back the ordinance to allow grooms quarters. Lastly, he spoke about how slow the process to install LPR readers are and he asked the Town to contact Broward County to try to get the approvals moving.

Council Member Allbritton wished Community Services Manager and Comprehensive Plan Advisory Board Liaison Emily Aceti and her family all the best. Next he spoke about the Green Meadows Drainage Project and the grant dollars the Town received from the State of Florida to assist funding the project. Once Green Meadows' drainage has been finished, the Southwest Meadows Preserve will be next and will make the area much more friendly for events. Lastly, the residents are working very hard to revive the Green Meadows Civic Association. They have had a few meetings and Anna Koldys has agreed to volunteer as the association president until an election can be held.

6. Legal Comments

Town Attorney Poliakoff echoed the Town Council's sentiments about Sandra Luongo and congratulated Emily Aceti on her relocation. He spoke about the changeover to Waste Management and how pleased he feels the residents will be. He advised the Town is still working with MG3 to move forward on the P3 agreement. He also advised the main issue is the cost of wetland mitigation. Town Administrator Berns, Assistant Town Administrator Muniz and Town Attorney Poliakoff set up a meeting with Senator Nan Rich and the head of Broward County's Environmental Department, Lenny Vialpando to discuss the impact fee for the wetland mitigation. The Town is also working on water and sewer issues for the property. He advised the sign ordinance discussed by Council Member Kuczenski has been drafted and is waiting for comments.

7. Administration Comments

Town Administrator Berns thanked the Mayor and Town Council for the comments made about the loss of General Services Manager Sandra Luongo and advised she was his first hire and she will be missed. He also spoke about Community Services Manager Emily Aceti and what an important part of the Town's team and she will be missed in the office. He spoke about the extra fill that had been donated to the Town and the costs of spreading that fill were extremely high. He advised that George Morris provided a much lower bid amount that saved the Town money. While he was spreading the fill, the Town was advised the fill wasn't as clean as it should have been. Mr. Morris donated truckloads of pure clean fill for the Town's ballfields and Town Administrator Berns thanked Mr. Morris for all he did. Town administrator Berns advised the Town

Engineer's office is short staffed and the reviews may be a little delayed. Lastly, he advised the Town Council the Town's vendor is working with Broward County to promote the approval of the LPR's so they may be installed as soon as possible, and an update will be provided soon.

Ordinance – 1st Reading

8. AN ORDINANCE OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, AMENDING THE TOWN OF SOUTHWEST RANCHES UNIFIED LAND DEVELOPMENT CODE ("ULDC"), ARTICLE 45, ENTITLED, "AGRICULTURAL AND RURAL DISTRICTS" TO CREATE A NEW RURAL RESIDENTIAL ZONING DISTRICT WITH A MINIMUM PLOT SIZE REQUIREMENT OF 2.5 NET ACRES; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND, PROVIDING FOR AN EFFECTIVE DATE.

The following motion was made by Vice Mayor Jablonski, seconded by Council Member Kuczenski and passed by a 5-0 roll call vote. The vote was as follows: Council Members Allbritton, Hartmann, Kuczenski, Vice Mayor Jablonski, and Mayor Breitzkreuz voting yes.

MOTION: TO APPROVE THE ALTERNATE VERSION THAT WAS APPROVED BY THE LPA.

9. AN ORDINANCE OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA; AMENDING THE TOWN OF SOUTHWEST RANCHES UNIFIED LAND DEVELOPMENT CODE ("ULDC"), SECTION 010-030, "TERMS DEFINED," SECTION 035-030, "HOME OFFICES," SECTION 045-050, "PERMITTED AND PROHIBITED USES," AND SECTION 070-120, "PROMOTIONAL SIGNS," PERTAINING TO HOME-BASED BUSINESSES; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND, PROVIDING FOR AN EFFECTIVE DATE.

MOTION: ITEM WITHDRAWN

Resolutions

10. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING THE SELECTION COMMITTEE'S RANKING AND SELECTION OF WASTE MANAGEMENT INC. OF FLORIDA FOR THE TOWN'S FRANCHISE SOLID WASTE, RECYCLABLES, AND BULK WASTE COLLECTION AND DISPOSAL SERVICES PROVIDER; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO ENTER INTO A FRANCHISE AGREEMENT WITH WASTE MANAGEMENT INC. OF FLORIDA; AUTHORIZING THE APPROPRIATE TOWN STAFF TO MAKE ANY AND ALL NON-MATERIAL CHANGES NECESSARY AND PROPER TO EFFECTUATE THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

The following motion was made by Vice Mayor Jablonski, seconded by Council Member Kuczenski and passed by a 5-0 roll call vote. The vote was as follows: Council Members Allbritton, Hartmann, Kuczenski, Vice Mayor Jablonski, and Mayor Breitzkreuz voting yes.

MOTION: TO APPROVE THE RESOLUTION WITH THE FOLLOWING AMENDMENTS: CHANGE THE ADDITIONAL CART BILLING CYCLE TO BE BILLED PRIOR TO SEPTEMBER 1ST TO COINCIDE WITH THE FISCAL YEAR AND THE HOUSEHOLD HAZARDOUS WASTE

(HHW) COLLECTION EVENTS WILL BE FOUR (4) TIMES A CALENDAR YEAR (QUARTERLY).

11. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, AMENDING RESOLUTION NO. 2021-087, WHICH APPROVED WAIVER OF PLAT APPLICATION NO. WP-30-21, TO CORRECT LEGAL DESCRIPTIONS IN THE EXHIBITS TO THE RESOLUTION; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS NECESSARY AND PROPER TO EFFECTUATE THE INTENT OF THIS RESOLUTION; PROVIDING FOR RECORDATION; AND PROVIDING AN EFFECTIVE DATE.

The following motion was made by Council Member Allbritton, seconded by Council Member Hartmann and passed by a 5-0 roll call vote. The vote was as follows: Council Members Allbritton, Hartmann, Kuczenski, Vice Mayor Jablonski, and Mayor Breitzkreuz voting yes.

MOTION: TO APPROVE THE RESOLUTION.

12. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, ACCEPTING AND APPROVING AN AGREEMENT WITH THE STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (FDEP) TO RECEIVE SEVEN HUNDRED NINETY-THREE THOUSAND ONE HUNDRED SIXTY-SIX DOLLARS AND ZERO CENTS (\$793,166.00) TO COMPLETE DRAINAGE IMPROVEMENTS IN GREEN MEADOWS, AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY, TO ENTER INTO AN AGREEMENT; AND PROVIDING AN EFFECTIVE DATE.

The following motion was made by Council Member Allbritton, seconded by Vice Mayor Jablonski and passed by a 5-0 roll call vote. The vote was as follows: Council Members Allbritton, Hartmann, Kuczenski, Vice Mayor Jablonski, and Mayor Breitzkreuz voting yes.

MOTION: TO APPROVE THE RESOLUTION.

13. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING A BUDGET AMENDMENT IN THE AMOUNT OF NINE THOUSAND SEVEN HUNDRED EIGHTY DOLLARS AND ZERO CENTS (\$9,780.00) TO THE FISCAL YEAR 2021-2022 TOWN BUDGET TO SURVEY THE SOUTHWEST MEADOWS SANCTUARY PARK AND PROVIDING AN EFFECTIVE DATE.

The following motion was made by Vice Mayor Jablonski, seconded by Council Member Hartmann and passed by a 5-0 roll call vote. The vote was as follows: Council Members Allbritton, Hartmann, Kuczenski, Vice Mayor Jablonski, and Mayor Breitzkreuz voting yes.

MOTION: TO APPROVE THE RESOLUTION.

14. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, SETTING THE PROPOSED MILLAGE RATE AND CURRENT ROLL BACK RATE PURSUANT TO SECTION 200.065, FLORIDA STATUTES, AND ESTABLISHING THE DATE, TIME AND PLACE

AT WHICH PUBLIC HEARINGS WILL BE HELD TO CONSIDER THE PROPOSED MILLAGE RATE AND THE TENTATIVE BUDGET FOR FISCAL YEAR 2022; DIRECTING THE TOWN CLERK TO FILE SAID RESOLUTION WITH THE PROPERTY APPRAISER OF BROWARD COUNTY PURSUANT TO THE REQUIREMENTS OF FLORIDA STATUTES AND THE RULES AND REGULATIONS OF THE DEPARTMENT OF REVENUE FOR THE STATE OF FLORIDA; DIRECTING THAT A CERTIFIED COPY OF THIS RESOLUTION BE SENT TO THE BROWARD COUNTY PROPERTY APPRAISER AND TAX COLLECTOR; AND PROVIDING AN EFFECTIVE DATE.

The following motion was made by Vice Mayor Jablonski, seconded by Council Member Kuczenski and passed by a 5-0 roll call vote. The vote was as follows: Council Members Allbritton, Hartmann, Kuczenski, Vice Mayor Jablonski, and Mayor Breitreuz voting yes.

MOTION: TO APPROVE THE RESOLUTION.

15. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA PROVIDING FINDINGS; AMENDING IN PART SECTION 3 OF RESOLUTION 2011-084 BY PROVIDING A NEW DEFINITION; INCORPORATING THE 2022 FIRE ASSESSMENT UPDATE REPORT; APPROVING PRELIMINARY FIRE PROTECTION ASSESSMENT RATES RELATING TO THE PROVISION OF FIRE PROTECTION SERVICES, FACILITIES AND PROGRAMS IN THE TOWN OF SOUTHWEST RANCHES, FLORIDA FOR FISCAL YEAR 2022-23; PROVIDING FOR THE IMPOSITION AND COMPUTATION OF FIRE PROTECTION ASSESSMENTS; PROVIDING FOR AN EXEMPTION FOR VETERAN'S WITH SERVICE-CONNECTED TOTAL AND PERMANENT DISABILITY; PROVIDING FOR LEGISLATIVE DETERMINATIONS OF SPECIAL BENEFIT AND FAIR APPORTIONMENT; ESTABLISHING THE PRELIMINARY RATES OF ASSESSMENT; DIRECTING THE PREPARATION OF A PRELIMINARY ASSESSMENT ROLL; AUTHORIZING A PUBLIC HEARING AND DIRECTING THE PROVISION OF MAILED AND PUBLISHED NOTICE THEREOF; AND PROVIDING AN EFFECTIVE DATE.

The following motion was made by Vice Mayor Jablonski, seconded by Council Member Kuczenski and passed by a 5-0 roll call vote. The vote was as follows: Council Members Allbritton, Hartmann, Kuczenski, Vice Mayor Jablonski, and Mayor Breitreuz voting yes.

MOTION: TO APPROVE THE RESOLUTION.

16. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, RELATING TO THE PROVISION OF SOLID WASTE SERVICES, FACILITIES AND PROGRAMS TO RESIDENTIAL PROPERTIES IN THE TOWN OF SOUTHWEST RANCHES, FLORIDA; PROVIDING AUTHORITY FOR SOLID WASTE SERVICES ASSESSMENTS; PROVIDING PURPOSE AND DEFINITIONS; PROVIDING FINDINGS; INCORPORATING THE SOLID WASTE SPECIAL ASSESSMENT METHODOLOGY REPORT; DIRECTING THE PREPARATION OF AN ASSESSMENT ROLL; PROVIDING FOR A 50% EXEMPTION FOR VETERAN'S SERVICE-CONNECTED TOTAL AND PERMANENT DISABILITY; AUTHORIZING A PUBLIC HEARING AND DIRECTING THE PROVISION OF NOTICE THEREOF; AND PROVIDING AN EFFECTIVE DATE.

The following motion was made by Vice Mayor Jablonski, seconded by Council Member Kuczenski and passed by a 5-0 roll call vote. The vote was as follows: Council Members Allbritton, Hartmann, Kuczenski, Vice Mayor Jablonski, and Mayor Breitzkreuz voting yes.

MOTION: TO APPROVE THE RESOLUTION.

17. Adjournment

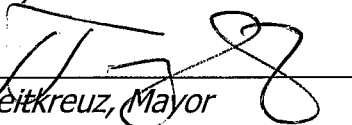
Meeting was adjourned at 10:04 p.m.

Respectfully submitted:



Russell Muñiz, Assistant Town Administrator/Town Clerk

Adopted by the Town Council on this 27th day of October, 2022.



Steve Breitzkreuz, Mayor

PURSUANT TO FLORIDA STATUTES 286.0105, THE TOWN HEREBY ADVISES THE PUBLIC THAT IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THIS COUNCIL WITH RESPECT TO ANY MATTER CONSIDERED AT ITS MEETING OR HEARING, HE OR SHE WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT FOR SUCH PURPOSE, THE AFFECTED PERSON MAY NEED TO ENSURE THAT VERBATIM RECORD OF THE PROCEEDING IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED THIS NOTICE DOES NOT CONSTITUTE CONSENT BY THE TOWN FOR THE INTRODUCTION OR ADMISSION OF OTHERWISE INADMISSIBLE OR IRRELEVANT EVIDENCE, NOR DOES IT AUTHORIZE CHALLENGES OR APPEALS NOT OTHERWISE ALLOWED BY LAW.