Southwest Ranches Town Council
TOWN COUNCIL REGULAR MEETING
Agenda of November 19, 2026

Southwest Ranches Council Chambers
7:00 PM THURSDAY

13400 Griffin Road
Southwest Ranches, FL 33330

Mayor	**Town Council**	**Town Administrator**	**Town Attorney**
Steve Breitkreuz	Jim Allbritton	Russell C. Muñiz, ICMA-CM	Keith M. Poliakoff, J.D.
Vice Mayor	David S. Kuczenski, Esq.	**Town Financial Administrator**	**Town Clerk**
Gary Jablonski	George Morris	Emil C. Lopez, CPM	Debra M. Ruesga

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation, a sign language interpreter or hearing impaired to participate in this proceeding should contact the Town Clerk at (954) 434-0008 for assistance no later than four days prior to the meeting

1. Call to Order/Roll Call

2. Pledge of Allegiance

3. Selection of Vice Mayor

a A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPOINTING COUNCIL MEMBER _____ AS THE NEW VICE MAYOR OF THE TOWN OF SOUTHWEST RANCHES; AND PROVIDING AN EFFECTIVE DATE.

4. Proclamations

3a. 2027 Arbor Day Proclamation

3b. Proclamation - America Recycles Day

5. Presentations

6. Public Comment

- All Speakers are limited to 3 minutes.
- Public Comment will last for 30 minutes.
- All comments must be on non-agenda items.
- All Speakers must fill out a request card prior to speaking.
- All Speakers must state first name, last name, and mailing address.
- Speakers will be called in the order the request cards were received.
- Request cards will only be received until the first five minutes of public comment have concluded.

7. **Board Reports**

8. **Council Member Comments**

9. **Legal Comments**

10. **Administration Comments**

11. **Ordinances - 1st Reading**

    a **AN ORDINANCE OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, ADOPTING THE FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS FOR FISCAL YEARS 2027-2031 PURSUANT TO CHAPTER 163, FLORIDA STATUTES; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**

    b **AN ORDINANCE OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, CREATING SECTION 085-080 OF THE UNIFIED LAND DEVELOPMENT CODE ("ULDC") ENTITLED, "STORMWATER MANAGEMENT"; AUTHORIZING THE TOWN TO ENFORCE VIOLATIONS OF DRAINAGE DISTRICT REGULATIONS AND REQUIREMENTS; PROVIDING FOR CONFLICT; AND PROVIDING FOR AN EFFECTIVE DATE.**

12. Public Hearing

PUBLIC HEARING - This item was read into the record for public comment and discussion on October 22, 2026. A final vote will be taken at the November 19, 2026 regular meeting.

    a **A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, MAKING CERTAIN FINDINGS AND DESIGNATING THE REAL PROPERTY LOCATED AT 18211 SW 48TH STREET, SOUTHWEST RANCHES, BROWARD COUNTY, FLORIDA 33331, AND IDENTIFIED BY PROPERTY ID NUMBERS 504030000020 AND 504030000030, AS THE SOUTHWEST RANCHES FIRE STATION GREEN REUSE AREA PURSUANT TO SECTION 376.80(2)(A), FLORIDA STATUTES, FOR THE PURPOSE OF REHABILITATION, JOB CREATION AND PROMOTING ECONOMIC REDEVELOPMENT; AUTHORIZING THE TOWN CLERK TO NOTIFY THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION OF SAID DESIGNATION; PROVIDING AN EFFECTIVE DATE.**

13. Resolutions

    a **A RESOLUTION OF TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, AUTHORIZING THE TOWN ADMINISTRATOR TO EXECUTE A BROWNFIELD SITE REHABILITATION AGREEMENT AND SITE ACCESS AGREEMENT WITH BROWARD COUNTY, FLORIDA FOR REAL PROPERTY LOCATED AT 18211 SW 48TH STREET, SOUTHWEST RANCHES, FLORIDA 33331, AND IDENTIFIED BY PROPERTY ID NUMBERS 504030000020 AND 504030000030; APPOINTING THE TOWN COUNCIL OF THE TOWN OF**

SOUTHWEST RANCHES, FLORIDA AS THE BROWNFIELD ADVISORY COMMITTEE; AND PROVIDING FOR AN EFFECTIVE DATE.

b **A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING A NET DEDUCTIVE CHANGE ORDER TO THE AGREEMENT WITH WEEKLEY ASPHALT PAVING, INC. FOR CONSTRUCTION OF THE TRANSPORTATION SURFACE AND DRAINAGE ONGOING REHABILITATION (TSDOR) IMPROVEMENT PROJECT, RESULTING IN A NET CONTRACT REDUCTION IN THE AMOUNT OF TWO HUNDRED SIX THOUSAND EIGHT HUNDRED SEVENTEEN DOLLARS AND SIX CENTS ($206,817.06); AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE THE CHANGE ORDER; AND PROVIDING FOR AN EFFECTIVE DATE.**

c **A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING AN AMENDMENT AND CHANGE ORDER TO THE TOWN-WIDE FACILITIES MAINTENANCE SERVICES AGREEMENT BETWEEN THE TOWN OF SOUTHWEST RANCHES AND RELIANCE CONTRACTORS, INC. FOR MAINTENANCE SERVICES AT THE SOUTHWEST MEADOWS SANCTUARY PAVILION AND RESTROOM OF AN ANNUAL CONTRACT INCREASE IN THE AMOUNT OF $42,660.00; AND APPROVING A BUDGET AMENDMENT TO THE ADOPTED FISCAL YEAR 2026-2027 BUDGET; AUTHORIZING THE MAYOR AND TOWN ADMINISTRATOR TO EXECUTE THE CONTRACT AMENDMENT; AND PROVIDING AN EFFECTIVE DATE.**

e **A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING CHANGE ORDER #4 TO THE AGREEMENT WITH BRJ RESTORATION, LLC IN THE AMOUNT OF SIXTEEN THOUSAND SIX HUNDRED NINETY DOLLARS AND ZERO CENTS ($16,690.00) FOR THE CONSTRUCTION OF A MULTI-PURPOSE STORAGE UNIT LOCATED ON THE TOWN PROPERTY LOCATED AT 13400 GRIFFIN ROAD; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE THE CHANGE ORDER; AND PROVIDING AN EFFECTIVE DATE.**

f **A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, RESCINDING RESOLUTION 2026-070, APPROVING AN AMENDMENT TO THE EXISTING COOPERATIVE AGREEMENT WITH SHAW INTEGRATED & TURF SOLUTIONS, INC. FOR THE TOWN HALL FLOORING REPLACEMENT PROJECT AT A REVISED CONTRACT AMOUNT OF ONE HUNDRED SEVENTY-ONE THOUSAND ONE HUNDRED AND FORTY-TWO DOLLARS AND NINETY-FIVE CENTS ($171,142.95) AUTHORIZING THE**

MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ALL ACTIONS NECESSARY TO EFFECTUATE THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

g **A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING A YEAR END BUDGET ADJUSTMENT FOR THE FISCAL YEAR 2025-2026 BUDGET; AND PROVIDING FOR AN EFFECTIVE DATE.**

14. Adjournment

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 A 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