

REGULAR MEETING MINUTES OF THE TOWN COUNCIL
Southwest Ranches, Florida

Thursday 7:00 PM

July 11, 2019

13400 Griffin Road

Present:

Mayor Doug McKay

Andrew Berns, Town Administrator

Vice Mayor Gary Jablonski

Ivette Solera, Deputy Town Clerk

Council Member Freddy Fisikelli

Martin D. Sherwood, Town Financial Administrator

Council Member Bob Hartmann

Keith Poliakoff, Town Attorney

Council Member Denise Schroeder

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 McKay at 7:01 PM. Attendance was noted by roll call and was followed by the Pledge of Allegiance.

3. Public Comment

The following members of the public addressed the Town Council: Jim Laskey, David Kuczenski, Newell Hollingsworth, Debbie Green, and Jill Aronofsky.

4. Board Reports

Steve Breitkreuz, Chair of the Comprehensive Planning Advisory Board, advised that the Board was nearing completion of the Nursery Ordinance as directed by the Town Council.

5. Council Member Comments

Vice Mayor Jablonski reminded everyone that the Household Hazardous Waste event would be held at Rolling Oaks Park on July 13th, and photos for the Photo Contest are due on August 15th. He further advised that Bingo at the Barn would be held on August 24th. He urged residents to attend the July 25th Town Council meeting as the preliminary millage, fire assessment, and solid waste assessments would be heard. He also spoke of the coyote problem throughout the Town and indicated that unknown subjects were dropping off Muscovy ducks in Rolling Oaks. He asked residents to be on the lookout for this activity and to report it. Lastly, he addressed comments made during public comments concerning residents in the western portion of Town being ignored. He felt that the Town Council always has the concerns of all residents in mind.

Council Member Schroeder spoke of her recent health issue and stated she was doing better. She thanked all who wished her well and thanked all who helped her in her recovery.

Council Member Fisikelli offered no comments.

Council Member Hartmann spoke about his wife's recent checkup, and she also received a clean bill of health. He spoke about his inspection of the existing Country Estates Park fence and

spoke about the number of car burglaries that take place in Town and felt that the majority were preventable. He reminded everyone to remain vigilant to help prevent these burglaries. Mayor McKay also spoke about the Country Estates Park fencing and inquired what the material cost was for the fence material that the Town previously acquired for another project and did not use. Town Administrator Berns indicated that the cost was \$3,200. He felt that this fencing could be repurposed to replace the Country Estates Park fencing that is in disrepair. He sought volunteers to assist with this project. Bob Hartmann expressed concern with the aesthetics of this fence compared to the rest of the fence on the site. Vice Mayor Jablonski opined that the Town should get the additional 300 feet of fencing and then do the entire project at once. Mayor McKay felt that however much of the fencing the Town Council wanted to do was fine, but he felt volunteers should be used as well as the existing fencing to save money. Vice Mayor Jablonski felt that the wish of the Town Council was to have the front fence facing Griffin Road look nice. He also felt that the fencing on 190th Avenue also needed to be considered. He expressed his favor with vinyl clad fencing as opposed to galvanized.

Town Administrator Berns indicated that he would bring back options at the next meeting.

Mayor McKay offered his well wishes to Council Member Schroeder and was thankful that she made a full recovery and has a good prognosis.

6. Legal Comments

Town Attorney Poliakoff also offered his best wishes to Council Member Schroeder. He advised everyone that should they need expensive medication, to do research and see if the drug company is required to offer the medication at a discount for those with limited financial resources. He indicated that noise complaints are a large number of code cases. He felt this was because the Town Code only restricts noise after 11 p.m. He asked the Town Council to consider a code amendment in the future to enact stronger regulations regarding noise nuisances. He also spoke about an increase in the number of code complaints concerning animals abutting neighboring properties. He advised that the current Town Code required horses to be at least 50 feet from the property lines, but no such provision existed for other animals such as parrots, dogs, etc. He asked the Town Council to consider enacting tougher regulations concerning same. Lastly, he spoke of the work of the Comprehensive Planning Board on the Nursery Ordinance. He stated that a recent court case involving the City of Wellington would provide guidance on what should be included in the Town's ordinance.

7. Administration Comments

Town Administrator Berns added to Town Attorney Poliakoff's earlier comments concerning the noise ordinance and advised that he would be bringing forth some options for Town Council consideration in the future. He spoke of the planning committee that has been formed to assist with the festivities for the Town's 20th birthday celebration in June 2020. He advised that Council Member Schroeder would serve as Council liaison to this committee and all recommendations from the committee would ultimately come back to Town Council for approval. He also advised that the Town had been participating in the Community Rating System (CRS) and through the efforts of Town Engineer Rod Ley and Community Services

Manager Emily Aceti the Town has been rated a 7 which was consistent with surrounding communities and better than he had expected. This rating would allow residents to receive a 15% reduction in their flood insurance coverage from their carriers. He was also excited to announce that the Town would be voting this evening on three budget related items. For the first time in his 7 year tenure with the Town he was able to propose an across the board reduction in the millage rate, the solid waste assessment rate and the fire services assessment rate. Lastly, he spoke of the Metropolitan Planning Organization (MPO) long range plan and indicated there were three key projects included in the plan that impacted Southwest Ranches and were before the Town Council at this meeting for approval.

Town Attorney Poliakoff wished to address one last item. He spoke of the fire assessment and discussed a meeting he had with staff of the Broward County Property Appraiser (BCPA). During that meeting they informed him that they had gone out and performed an audit of every agricultural related property in the Town. The process was supposed to take several years, but they completed the inspections in one year. As a result of these inspections they determined that 119 properties that contained 140+ structures were misclassified by their office over the years. Since they were now reclassified, he believed these 119 property owners would be surprised to find that their fire assessments would be increased while the property owners who were previously in that classification would see a reduction as the number of total property owners in that classification would increase. He used the reduction example of Diamond Eye Stables and felt that their assessment would lower from \$13K last year to approximately \$6K for Fiscal Year 2020. He warned the Town Council that many of the 119 property owners were going to be upset about the increase and would probably call the Town Council to voice their displeasure. He reiterated that this adjustment was a result of BCPA staff trying to place structures on properties in the correct property classifications.

Mayor McKay advised that the Town acquired a solar powered motion activated camera several years ago via a grant. He indicated that it was recently unboxed and being updated for deployment. He asked anyone with ideas on where it should be deployed to let Town Hall know.

Resolutions

8. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, SUPPORTING THE ADDITION OF THE GRIFFIN ROAD WIDENING / BICYCLE LANES AND LIGHTING FROM BONAVENTURE BOULEVARD TO US 27 PROJECT INTO THE FINAL 2045 METROPOLITAN TRANSPORTATION PLAN; COMMITTING TO WORKING WITH THE BROWARD METROPOLITAN PLANNING ORGANIZATION (MPO), TRANSPORTATION PARTNERS, AND THE PUBLIC, TO PREPARE THE PROJECT FOR PROGRAMMING IN THE BROWARD MPO'S TRANSPORTATION IMPROVEMENT PROGRAM; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS DEEMED NECESSARY AND PROPER TO HELP EFFECTUATE THE INTENT OF THIS RESOLUTION; 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 Schroeder, Fisikelli, Hartmann, Vice Mayor Jablonski, and Mayor McKay voting Yes.

MOTION: TO APPROVE THE RESOLUTION.

9. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, SUPPORTING THE ADDITION OF THE WESTON ROAD BRIDGE WIDENING PROJECT INTO THE FINAL 2045 METROPOLITAN TRANSPORTATION PLAN; COMMITTING TO WORKING WITH THE BROWARD METROPOLITAN PLANNING ORGANIZATION (MPO), TRANSPORTATION PARTNERS, AND THE PUBLIC, TO PREPARE THE PROJECT FOR PROGRAMMING IN THE BROWARD MPO'S TRANSPORTATION IMPROVEMENT PROGRAM; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS DEEMED NECESSARY AND PROPER TO HELP EFFECTUATE THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

The following motion was made by Council Member Schroeder, seconded by Vice Mayor Jablonski, and passed by a 5-0 roll call vote. The vote was as follows: Council Members Schroeder, Fisikelli, Hartmann, Vice Mayor Jablonski, and Mayor McKay voting Yes.

MOTION: TO APPROVE THE RESOLUTION.

10. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, SUPPORTING THE ADDITION OF THE SW 184TH AVENUE PROJECT INTO THE FINAL 2045 METROPOLITAN TRANSPORTATION PLAN; COMMITTING TO WORKING WITH THE BROWARD METROPOLITAN PLANNING ORGANIZATION (MPO), TRANSPORTATION PARTNERS, AND THE PUBLIC, TO PREPARE THE PROJECT FOR PROGRAMMING IN THE BROWARD MPO'S TRANSPORTATION IMPROVEMENT PROGRAM; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS DEEMED NECESSARY AND PROPER TO HELP EFFECTUATE THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

The following motion was made by Vice Mayor Jablonski, seconded by Council Member Schroeder, and passed by a 5-0 roll call vote. The vote was as follows: Council Members Schroeder, Fisikelli, Hartmann, Vice Mayor Jablonski, and Mayor McKay voting Yes.

MOTION: TO APPROVE THE RESOLUTION.

11. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, ACCEPTING THE FY 2017 ASSISTANCE TO FIREFIGHTERS GRANT (AFG) AWARD; AUTHORIZING THE PURCHASE OF EXTRICATION TOOLS FROM RESCUE SOURCES UNLIMITED IN THE AMOUNT OF THIRTY THOUSAND EIGHT-HUNDRED SIXTY DOLLARS AND ZERO CENTS (\$30,860.00), AND A THERMAL IMAGING CAMERA FROM TEN-8 FIRE EQUIPMENT IN THE AMOUNT OF SEVEN THOUSAND THREE HUNDRED NINETY-TWO DOLLARS AND SIXTY CENTS (\$7,392.60); APPROVING A FISCAL YEAR 2018-2019 RESTRICTED FIRE CONTROL FUND BALANCE BUDGET AMENDMENT IN THE AMOUNT OF ONE THOUSAND NINE HUNDRED THIRTEEN DOLLARS AND ZERO CENTS (\$1,913.00); AND PROVIDING FOR AN EFFECTIVE DATE.

The following motion was made by Council Member Schroeder, seconded by Vice Mayor Jablonski, and passed by a 5-0 roll call vote. The vote was as follows: Council Members Schroeder, Fisikelli, Hartmann, Vice Mayor Jablonski, and Mayor McKay voting Yes.

MOTION: TO APPROVE THE RESOLUTION SUBJECT TO CORRECTING THE NAME OF THE EXTRICATION TOOL COMPANY TO RESCUE SYSTEMS UNLIMITED, LLC.

Discussion

- 12. {ITEM REQUESTED TO BE WITHDRAWN BY APPLICANT}
Terra Ranches Condition of Approval - Mayor McKay {Tabled from June 27, 2019}

Town Attorney Poliakoff indicated that the item was withdrawn by the applicant, but he was asked by the applicant to explain the nature of their original request. When Toll Brothers, like other developers, constructs homes they generally wait until several homes have been purchased and then they start constructing all at once. As a result they may pull several permits at once, which in this case would have triggered the condition of approval to begin constructing the turn lane. For that reason, they wished to have the condition of approval be the same as the Bella Ranches subdivision which would have been triggered on the basis of the issuance of Certificates of Occupancy, not the issuance of permits.

- 13. **Adjournment** - Meeting was adjourned at 8:47 P.M.

Respectfully submitted:



Russell Muñiz, Assistant Town Administrator/Town Clerk, MMC

*Adopted by the Town Council on
this day of August 22, 2019.*


Doug McKay, 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.