



CITY OF GREENACRES, FLORIDA

AGENDA **City Council Meeting**

Monday, October 21, 2013 – 7:00 p.m.

City Hall Council Chambers
5800 Melaleuca Lane

Mayor and City Council

Samuel J. Ferreri, Mayor

Rochelle Gaenger, Deputy Mayor
John Tharp, Councilman
Peter A. Noble, Councilman
Jonathan G. Pearce, Councilman
Paula Bousquet, Councilwoman

District III
District I
District II
District IV
District V

Administration

Wadie Atallah, City Manager
Pamela S. Terranova, City Attorney
Denise McGrew, City Clerk

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 (large print) upon request. Special accommodations can be provided upon request with three (3) days advance notice of any meeting, by contacting City Clerk Denise McGrew 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.

Attention All Lobbyists: Palm Beach County Code of Ordinances, Article VIII, entitled "Lobbyist Registration" requires the registration of all lobbyists prior to engaging in any lobbying activity with the City Council, any City Board or Committee, or any employee as defined in the aforementioned Palm Beach County Ordinance. Copies of the Palm Beach County Ordinance are available upon request in the City Clerk's Office.

Web Site: <http://www.ci.greenacres.fl.us>

Agenda
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5800 Melaleuca Lane
Monday, October 21, 2013 - 7:00 p.m.

Notice: 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 F.S. 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.

1. **Call To Order and Roll Call.**
2. **Pledge of Allegiance to the Flag.**
3. **Comments From the Public for Agenda Items Only.**
4. **Agenda Approval.**
 - A. Additions, deletions, or substitutions to the Agenda.
 - B. Motion to approve and adopt entire agenda as set.
5. **Special Business.**
 - A. **City Government Week Presentation:** Jowie Mohammed, Youth Programs Supervisor.
6. **Consent Agenda.**
 - A. Motion to Approve Consent Agenda.
 1. **Official Minutes:** City Council Meeting of October 7, 2013 – Denise McGrew, City Clerk.
 2. **Resolution No. 2013-43:** Authorizing the execution of the **Agreement** between the City of Greenacres and Palm Beach County, to fund an upgrade to the City of Greenacres Emergency Advisory Radio System through the Urban Area Security Initiative 2011 Grant; and authorizing the appropriate City Officials to execute all documents and take actions to effectuate the terms of the Agreement; and providing for an effective date; pursuant to **Staff Memo** – Thomas Hughes, Finance Director.
 3. **Purchase Order:** Approval of the Purchase Order to Atlantic Radio and Engineering, Inc. for the upgrade of the City's Emergency Advisory Radio System in the amount of \$30,950.00; pursuant to **Staff Memo** – Thomas Hughes, Finance Director.

7. Regular Agenda.

- A. **Postponed Item:** **PUBLIC HEARING:** **Resolution No. 2013-33:** Approving the application for a Special Exception to allow a child care center/preschool facility in a Mixed Use Development-Office (MXD-O) Zoning District, located on the west side of South Jog Road south of Jog Park Drive at 3307 South Jog Road, as requested by the petitioner, Jon E. Schmidt & Associates, Inc., Agent for the Owner, the Maria Anna Romanelli Trust; providing for repeal of conflicting resolutions; and providing for an effective date; and pursuant to [Staff Memo](#) and [Staff Report](#) – Thomas J. Lanahan, Assistant City Manager/Planning & Engineering Director.
- B. **Postponed Item:** **Site Plan (SP-13-04) Approval – Kingswood Academy:** Site Plan approval for the construction of a child care center/preschool facility on property located on the west side of South Jog Road, south of Jog Park Drive at 3307 South Jog Road; pursuant to [Staff Memo](#) and [Staff Report](#) – Thomas J. Lanahan, Assistant City Manager/Planning and Engineering Director.
- C. **PUBLIC HEARING:** **Ordinance No. 2013-08:** Second Reading; Annexing one parcel of land totaling approximately 4.92 acres, located on the south side of Melaleuca Lane approximately 1,350 feet east of Sherwood Forest Boulevard at 5688 Melaleuca Lane, as requested by the petitioner, Julian Bryan & Associates, agent for the owners, Wendy Hartman and Suzanne Sills; providing for redefining the boundary lines of the City of Greenacres to include the subject property in the City's official boundary map; providing for repeal of conflicting ordinances; providing for severability; and providing for an effective date; pursuant to [Staff Memo](#) and [Staff Report](#) – Thomas J. Lanahan, Assistant City Manager/Planning & Engineering Director.
- D. **PUBLIC HEARING:** **Ordinance No. 2013-09:** Second Reading; 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 one parcel of land totaling approximately 4.92 acres, located on the south side of Melaleuca Lane approximately 1,350 feet east of Sherwood Forest Boulevard at 5688 Melaleuca Lane, from a Palm Beach County designation of Low Residential 1 (PBC LR 1) to a City of Greenacres designation of Residential-Low Density (City RS-LD), as requested by the petitioner, Julian Bryan & Associates, agent for the owners, Wendy Hartman and Suzanne Sills; providing for repeal of conflicting ordinances; providing for severability; providing for transmittal to the Division of Community Development; providing for inclusion in the Comprehensive Plan; and providing for an effective date; pursuant to [Staff Memo](#) and [Staff Report](#) – Thomas J. Lanahan, Assistant City Manager/Planning & Engineering Director.
- E. **PUBLIC HEARING:** **Ordinance No. 2013-10:** Second Reading; Approving the application for a zoning change for one parcel of land totaling approximately 4.92 acres, located on the south side of Melaleuca Lane approximately 1,350 feet east of Sherwood Forest Boulevard at 5688 Melaleuca Lane, from a Palm Beach County zoning designation of

Agricultural Residential (PBC AR) to a City of Greenacres zoning designation of Residential Low-3 (City RL-3), as requested by the petitioner, Julian Bryan & Associates, agent for the owners, Wendy Hartman and Suzanne Sills; providing for changes to the official zoning map; providing for repeal of conflicting ordinances; providing for severability; and providing for an effective date; pursuant to [Staff Memo](#) and [Staff Report](#) – Thomas J. Lanahan, Assistant City Manager/Planning & Engineering Director.

- F. **PUBLIC HEARING:** [Ordinance No. 2013-11:](#) Second Reading; Annexing one parcel of land totaling approximately 0.5 acres, located on the north side of Lake Worth Road approximately 150 feet east of South Jog Road at 6447 Lake Worth Road, as requested by the owner, Javed Family Limited Partnership; providing for redefining the boundary lines of the City of Greenacres to include the subject property in the City's official boundary map; providing for repeal of conflicting ordinances; providing for severability; and providing for an effective date; pursuant to [Staff Memo](#) and [Staff Report](#) – Thomas J. Lanahan, Assistant City Manager/Planning & Engineering Director.
- G. **PUBLIC HEARING:** [Ordinance No. 2013-12:](#) Second Reading; 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 one parcel of land totaling approximately 0.5 acres, located on the north side of Lake Worth Road approximately 150 feet east of South Jog Road at 6447 Lake Worth Road, from a Palm Beach County designation of Commercial High with an underlying 5 units per acre (PBC CH/5) to a City of Greenacres designation of Commercial (City CM), as requested by the owner, Javed Family Limited Partnership; providing for repeal of conflicting ordinances; providing for severability; providing for transmittal to the Division of Community Development; providing for inclusion in the Comprehensive Plan; and providing for an effective date; pursuant to [Staff Memo](#) and [Staff Report](#) – Thomas J. Lanahan, Assistant City Manager/Planning & Engineering Director.
- H. **PUBLIC HEARING:** [Ordinance No. 2013-13:](#) Second Reading; Approving the application for a zoning change for one parcel of land totaling approximately 0.5 acres, located on the north side of Lake Worth Road approximately 150 feet east of South Jog Road at 6447 Lake Worth Road, from a Palm Beach County zoning designation of Commercial High Office (PBC CHO) to a City of Greenacres zoning designation of Commercial Intensive (City CI), as requested by the owner, Javed Family Limited Partnership; providing for changes to the official zoning map; providing for repeal of conflicting ordinances; providing for severability; and providing for an effective date; pursuant to [Staff Memo](#) and [Staff Report](#) – Thomas J. Lanahan, Assistant City Manager/Planning & Engineering Director.

8. **Comments from the Public.**

9. **Staff Comments.**

A. **City Manager’s Report.**

1. [Building Department Report](#)
2. [Finance Department Report](#)
3. [Leisure Services Department Report](#)
4. [Planning & Engineering Department Report](#)
5. [Public Safety Department Report](#)
6. [Public Works Department Report](#)

B. **City Attorney’s Report.**

10. **Mayor and City Council Reports.**

11. **Adjournment.**

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 on the second and fourth Mondays of the month, or whenever necessary. Council Agendas are posted on the City’s website on the Friday prior to each Council meeting. A public copy of the complete agenda is also available for review in the City Clerk’s Office at City Hall. Questions regarding the agenda should be directed to the City Clerk at 642-2006.

October 2013 - Calendar of Meetings and Events

10-21-13	City Council Meeting	7:00 p.m.
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November 2013 - Calendar of Meetings and Events

11-04-13	City Council Meeting	7:00 p.m.
11-06-13	Code Enforcement Board Meeting	3:00 p.m.
11-06-13	Planning Commission Meeting	7:00 p.m.
11-11-13	Observance of Veteran’s Day Holiday City Offices Closed	
11-18-13	City Council Meeting	7:00 p.m.
11-20-13	Planning Commission Meeting	7:00 p.m.
11-22-13	“Salsa Fest” Event Greenacres Community Park	5:00 p.m. - 10:00 p.m.
11-23-13		11:00 a.m. - 10:00 p.m.
11-24-13		11:00 a.m. - 7:00 p.m.
11-28-13	Thanksgiving Holiday – City Offices Closed	
11-29-13	Thanksgiving Holiday – City Offices Closed	