



# CITY OF GREENACRES, FLORIDA

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

## AGENDA

### City Council Meeting

Monday, November 6, 2006 ~ 7:00 p.m.

#### Mayor and City Council

Samuel J. Ferreri, Mayor  
Richard C. Radcliffe, Deputy Mayor

Peter A. Noble, Councilman  
Charles E. Shaw, Councilman  
Doris A. Fouts, Councilwoman  
Norman W. Rose, Councilman

District II  
District III  
District IV  
District V

#### Administration

Wadie Atallah, City Manager  
Pamela S. Terranova, City Attorney  
Deborah S. Manzo, Assistant City Manager  
Sondra K. Hill, City Clerk

**American with Disabilities Act:** In accordance with the provisions of the American 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 Sondra K. Hill, City Clerk, at the Greenacres City Hall, 5985 Tenth Avenue North, Greenacres, Florida. Phone No. 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. **T. D. D. Number 642-2026.**

**Agenda**  
**City Council Meeting**  
**City Hall Council Chambers**  
**Monday ~ November 6, 2006 ~ 7:00 p.m.**

Notice: If any person decides to appeal any decision of the City Council at this meeting, he/she will need a record of the proceedings and for this purpose, he/she needs to ensure that a verbatim record of the proceedings is made, the record must include the testimony and evidence upon which the appeal is to be based, pursuant to F.S. 286.0105. Greenacres does not prepare or provide such verbatim record.

**I. Call To Order and Roll Call.**

**II. Pledge of Allegiance to the Flag.**

**III. Comments From the Floor for Agenda Items Only.**

**IV. Agenda.**

**A. Agenda Approval.**

1. Additions, deletions, or substitutions to the Agenda.
2. Motion to approve and adopt entire agenda as set.

**B. Consent Agenda.**

1. **Official Minutes:** City Council Meeting of October 16, 2006 – Sondra K. Hill, City Clerk.
2. **Bid Award: Food / Beverages – Supply & Delivery – Project 06-008.** Request authorization to award the bid for Project 06-008 – Food and Beverage, Supply & Delivery to All Brand Supplies; authorizing the ability to negotiate with the 2<sup>nd</sup> lowest bidder in the event negotiations are unsuccessful with the 1<sup>st</sup> low bidder (All Brand Supplies); and pursuant to **Staff Memo** and **Tabulation**. – Jeffrey A. Price Director of Finance.
3. **Resolution No. 2006-41;** accepting the conveyance to the City of Greenacres by Palm Beach County of approximately 0.30 acres of land located east of PBCWUD Water Treatment Plant No. 2 and west of Liberty Park Elementary and of approximately 0.52 acres located south of PBCWUD Water Treatment Plant No. 2 and north of the LWDD L-10 canal, as evidenced by that certain Warranty Deed attached hereto as Attachment “1”; as required by Resolution 2005-56 consenting to Release of an Easement in favor of the City of Greenacres; providing for repeal of conflicting resolutions; providing for an effective date; and pursuant to **Staff Memo**. – Thomas J. Lanahan, Director of Planning and Engineering.

4. **Plat Approval – 6801 Lake Worth Road.** Subject property is located west of Jog Road, at 6801 Lake Worth Road; and pursuant to [Staff Memo](#). – Thomas J. Lanahan, Director of Planning and Engineering.
5. **Designation of Voting Delegates for National League of Cities.**  
– Samuel J. Ferreri, Mayor.

**C. Regular Agenda.**

1. **PUBLIC HEARING:** [Ordinance No. 2006-20](#); 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 two parcels of land totaling approximately 0.746 acres, located at the southwest corner of Jackson Avenue and Tenth Avenue North at 557 and 553 Jackson Avenue, from Commercial (CM) in part and Residential-Low Density (RS-LD) in part to Mixed Use (MU), as requested by the petitioner, Gentile Holloway O'Mahoney & Associates, Inc., agent for the owners, James E. Engram, Sandra M. Engram and Jack L. Bergstein; providing for repeal of conflicting ordinances; providing for severability; providing for transmittal to the Department of Community Affairs; providing for inclusion in the Comprehensive Plan; providing for an effective date; and pursuant to [Staff Memo](#) and [Staff Report](#). – Thomas J. Lanahan, Director of Planning and Engineering.
2. **PUBLIC HEARING:** [Ordinance No. 2006-21](#); second reading; approving the application for a zoning change for two parcels of land totaling approximately 0.746 acres, located at the southwest corner of Jackson Avenue and Tenth Avenue North at 557 and 553 Jackson Avenue, from Office Professional and Institutional (OPI) in part and Residential Low-3 (RL-3) in part, to Mixed Use Development – Original Section (MXD-OS), as requested by the petitioner, Gentile Holloway O'Mahoney & Associates, Inc., agent for the owners, James E. Engram, Sandra M. Engram and Jack L. Bergstein; providing for changes to the Official Zoning Map; providing for repeal of conflicting ordinances; providing for severability; providing for an effective date; and pursuant to [Staff Memo](#) and [Staff Report](#). – Thomas J. Lanahan, Director of Planning and Engineering.
3. **PUBLIC HEARING:** [Resolution No. 2006-21](#); **Continued from the October 16, 2006 Council Meeting.** approving the application for a special exception to allow a drive-in/fast food restaurant within a Commercial Intensive (CI) Zoning District, on a portion of a 27.482 acre parcel of land (parcel 1 of River Bridge Centre), located on the southwest corner of Jog Road and Forest Hill

Boulevard, as requested by the petitioner, CWB Associates, agent for the owner, Woolbright River Bridge, LLC; providing for repeal of conflicting resolutions; providing for an effective date; and pursuant to [Staff Memo](#) and [Staff Report](#). – Thomas J. Lanahan, Director of Planning & Engineering.

4. **Site Plan Amendment – SP-85-12X; River Bridge Shopping Centre.** **Tabled and Continued from the October 16, 2006 Council Meeting.** Subject property is approx. 27.48 acres located on the southwest corner of Jog Road and Forest Hill Boulevard in the River Bridge Shopping Centre; petitioner is requesting a Site Plan Amendment to convert the movie theater into retail space, add a free-standing bank with a drive-thru, add a restaurant with a drive-thru, and add new outdoor seating for Duffy's Restaurant; pursuant to [Staff Memo](#) and [Staff Report](#). – Thomas J. Lanahan, Director of Planning & Engineering.
5. **Site Plan Amendment – SP-96-03B; River Bridge Shopping Centre – Parcel 3.** **Tabled and Continued from the October 16, 2006 Council Meeting.** Subject property is approx. 0.92 acres located along Forest Hill Boulevard, west of Jog Road at River Bridge Shopping Centre Parcel 3; petitioner is requesting a Site Plan Amendment to construct a two (2) story, 14,000 square foot office and retail building; and pursuant to [Staff Memo](#) and [Staff Report](#). – Thomas J. Lanahan, Director of Planning & Engineering.
6. **PUBLIC HEARING:** [Resolution No. 2006-38](#); approving the application for a Special Exception to allow a drive-in/fast food restaurant within a Commercial General (CG) Zoning District, on a portion of a 5.752 acre parcel of land located on the southeast corner of Jog Road and 10<sup>th</sup> Avenue North at 3060 Jog Road, as requested by the petitioner, Jon E. Schmidt and Associates, Agent for the owner, Buttonwood Plaza, LTD., providing for repeal of conflicting resolutions; providing for an effective date; and pursuant to [Staff Memo](#) and [Staff Report](#). – Thomas J. Lanahan, Director of Planning and Engineering.
7. **Site and Development Plan Amendment – Buttonwood Plaza.** Subject property is located at the southeast corner of Jog Road and 10<sup>th</sup> Avenue North at 3060 Jog Road; and pursuant to [Staff Memo](#) and [Staff Report](#). – Thomas J. Lanahan, Director of Planning and Engineering.
8. **Site and Development Plan Amendment – Woodlake Plaza.** Subject property is located on the north side of Lake Worth Road between 57<sup>th</sup> Avenue and Sherwood Lakes Boulevard and petitioner proposes to construct an ABC Fine Wine and Spirits store; and pursuant to [Staff Memo](#) and [Staff Report](#). – Thomas J. Lanahan, Director of Planning and Engineering.

V. **Comments from the Floor.**

VI. **City Manager's Report.**

[Building Report](#)  
[Finance Report](#)  
[Leisure Services Report](#)  
[Planning & Engineering Report](#)  
[Public Safety Report](#)  
[Public Works Report](#)

VII. **City Attorney's Report.**

VIII. **Mayor and City Council Reports.**

IX. **Adjournment.**

**City's "Web Site" <http://www.ci.greenacres.fl.us>**

City Council Agendas and Backup Material  
 City History and Demographics  
 City Council Photos and Biographies  
 Departmental Information  
 Employment Opportunities  
 Other Public Agency Informational Links

**NOTICE OF COUNCIL MEETINGS**

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.

**November 2006 - Calendar of Meetings and Events**

11-01-2006	Planning Commission Meeting	7:00 p.m.
11-06-2006	City Council Meeting	7:00 p.m.
<b>11-07-2006</b> <b>Tuesday</b>	<b>ELECTION DAY</b> <b>Please remember to vote, it is your right &amp; privilege!</b>	<b>7:00 a.m. –</b> <b>7:00 p.m.</b>
<b>11-10-2006</b> <b>Friday</b>	<b>Veterans Day Holiday – City Offices closed except the</b> <b>Department of Public Safety</b>	---
11-15-2006	Planning Commission Meeting	7:00 p.m.
11-16-2006	Code Enforcement Board Meeting	7:00 p.m.
11-20-2006	City Council Meeting	7:00 p.m.
<b>11-23-2006</b> <b>Thursday</b>	<b>Thanksgiving Holiday – City Offices closed except the</b> <b>Department of Public Safety</b>	---
<b>11-24-2006</b> <b>Friday</b>	<b>Thanksgiving Holiday – City Offices closed except the</b> <b>Department of Public Safety</b>	---

**December 2006 - Calendar of Meetings and Events**

12-04-2006	City Council Meeting	7:00 p.m.
12-06-2006	Planning Commission Meeting	7:00 p.m.
12-18-2006	City Council Meeting	7:00 p.m.
12-20-2006	Planning Commission Meeting	7:00 p.m.
<b>12-25-2006</b> <b>Monday</b>	<b>Christmas Holiday – City Offices closed except the</b> <b>Department of Public Safety</b>	---
<b>12-26-2006</b> <b>Tuesday</b>	<b>Christmas Holiday – City Offices closed except the</b> <b>Department of Public Safety</b>	---

Council Agendas are available on the Friday prior to each Council meeting. A public copy of the complete agenda, including all backup material, will be available at the Cashier's window. If you have any questions about the agenda, please contact Sondra K. Hill, City Clerk, at 642-2006.