

TOWN OF LOXAHATCHEE GROVES
TOWN HALL COUNCIL CHAMBERS
TOWN COUNCIL WORKSHOP/SPECIAL MEETING

AGENDA

MAY 4, 2021 7:00 – 10:30 P.M.

Palm Beach County entered modified “Phase-3” Covid-19 public protocols, limited public audience can be accommodated in Town Hall (currently a max 12-person audience w/mandatory facemasks, social distancing, first come seating). Public comment is also accepted by writing the Clerk’s office. This meeting will be streamed and close-captioned as normal, access instructions posted on website.



Robert Shorr, Mayor (Seat 4)

Phillis Maniglia, Councilmember (Seat 1)

Laura Danowski, Vice Mayor (Seat 2)

Marianne Miles, Councilmember (Seat 3)

Marge Herzog, Councilmember (Seat 4)

Administration

Town Manager, James S. Titcomb
Assistant Town Manager, Francine L. Ramaglia
Town Attorney, Glen Torcivia, Esq.
Town Clerk, Lakisha Q. Burch
Public Works Director, Larry A. Peters, P.E.

Civility: Being "civil" is not a restraint on the First Amendment right to speak out, but it is more than just being polite. Civility is stating your opinions and beliefs, without degrading someone else in the process. Civility requires a person to respect other people's opinions and beliefs even if he or she strongly disagrees. It is finding a common ground for dialogue with others. It is being patient, graceful, and having a strong character. That is why we say "Character Counts" in Town of Loxahatchee. Civility is practiced at all Town meetings.

Special Needs: In accordance with the provisions of the American with Disabilities Act (ADA), persons in need of a special accommodation to participate in this proceeding shall within three business days prior to any proceeding, contact the Town Clerk's Office, 155 F Road, Loxahatchee Groves, Florida, (561) 793-2418.

Quasi-Judicial Hearings: Some of the matters on the Agenda may be "quasi-judicial" in nature. Town Council Members are required to disclose all ex-parte communications regarding these items and are subject to voir dire (a preliminary examination of a witness or a juror by a judge or council) by any affected party regarding those communications. All witnesses testifying will be "sworn" prior to their testimony. However, the public is permitted to comment, without being sworn. Unsworn comment will be given its appropriate weight by the Town Council.

Appeal of Decision: If a person decides to appeal any decision made by the Town Council with respect to any matter considered at this meeting, he or she will need a record of the proceeding, and for that purpose, may need to ensure that a verbatim record of the proceeding is made, which record includes any testimony and evidence upon which the appeal will be based.

Consent Calendar: Those matters included under the Consent Calendar are typically self-explanatory, non-controversial, and are not expected to require review or discussion. All items will be enacted by a single motion. If discussion on an item is desired, any Town Council Member, without a motion, may "pull" or remove the item to be considered separately. If any item is quasi-judicial, it may be removed from the Consent Calendar to be heard separately, by a Town Council Member, or by any member of the public desiring it to be heard, without a motion.

TOWN COUNCIL AGENDA ITEMS

CALL TO ORDER

PLEDGE OF ALLEGIANCE

MOMENT OF SILENCE

ROLL CALL

ADDITIONS, DELETIONS AND MODIFICATIONS

COMMENTS FROM THE PUBLIC ON NON-AGENDA ITEMS

Palm Beach County entered "Phase-3" Covid-19 protocols, a limited public audience can be accommodated of up to 12-persons in audience, mandatory masks, social distancing, first come seating). Public Comments for all meetings may be received by email, or in writing to the Town Clerk's Office until 6:00 PM day of the meeting. Comments received will be "received and filed" and acknowledged as part of the official public record for indicated meeting. The Town Council meeting will be live-streamed and close-captioned for the public via our website.

PRESENTATION AND PROCLAMATION

1. Reading of Proclamation: Municipal Clerk Week
 - a. Southeast District Director Lanelda Gaskins to present Town Clerk Burch with her Masters Municipal Clerk Award

CONSENT AGENDA

2. Approval of Meeting Minutes.
 - a. January 19, 2021
 - b. February 16, 2021
3. Approval of Resolution No. 2021-24 authorizing the purchase of the Long Reach Mowing/Edging Tractor.
4. Approval of Resolution No. 2021-25 authorizing the Revised and Renewed Master Agreement with Palm Beach Aggregates.
5. Approval of Interlocal Agreement with Solid Waste Authority.

PUBLIC HEARING

6. Approval of Ordinance No. 2021- 03 on first reading authorizing the following to be regular members of the Planning Zoning Board and two (2) alternate members.
7. Approval of Lockhart In-Door Self Storage Facility.
 - a. Approval of Ordinance No. 2021-01 on second reading assigning Commercial Low (CL) Zoning Map designations on the Town of Loxahatchee Groves Zoning Map to the following three parcels of land located at 14711 Southern Boulevard,

Loxahatchee Groves, Florida 33470 comprising 2.62 acres, 2.62 acres, more or less being more fully described in Exhibit “A” Hereto: the 2.45 acres parcel owned by Sameera and Muean Ayesh; The 0.10 acre parcel owned by Tahia S. and Sameera Ayesh; and the 0.61 acre more or less parcel owned by Tahia S. and Sameera Ayesh.

- b. Approval of Ordinance No. 2021- 02 on second reading Unified Land Development Code Amendments proposed by Mr. James Lockhart to: (1) Revise Article 10 Definitions, Abbreviations and Construction of Terms to add the definition of Limited Access Self-Indoor Storage Facility; (2) Amend Article 25 Commercial Zoning Districts Section 25-015 Permitted Uses to Revise the Warehouse , Self-Storage use to read Limited Access Indoor Self-Storage Facility permitted with a Category “A” Special Exception Approval, Subject to Section 80-075 Limited Access Indoor Self-Storage Facility; and (3) add Article 80 Conditional Uses Section 80-075 Conditional Uses Section 80-075 Limited Access Indoor Self-Storage Facility.
 - c. Approval of Resolution No. 2021-10 the Lockhart Limited Access Indoor Self-Storage Facility Site Plan for Land owned by Tahia and Sameera Ayesh, consisting of 2.62 acres more or less, located on the North side of Southern Boulevard approximately 880 feet West of “D” Road Loxahatchee Groves, Florida legally described in Exhibit “A” to this Resolution.
- 8. Approval of Resolution No. 2021-17 the Aldi Sign Variance, for land owned by BW Southern Binks, LLC, consisting of 4.73 acres more or less, located at the Northeastern Corner of Southern Boulevard and “B” Road Loxahatchee Groves, Florida legally described in Exhibit “A” to the Resolution.
 - 9. Approval of Resolution No. 2021-18 the Southern Palms Car Wash Site Plan for land owned by BW Royal Master Properties, Inc., consisting of 1.52 acres more or less, located on the North side of Southern Boulevard East of “B” Road Loxahatchee Groves, Florida, legally described in Exhibit “A” to this Resolution.
 - 10. Approval of Resolution No. 2021- 19 the Heartland Dental Office Site Plan for land owned by Solar Sportsystems, Inc., consisting of 1.05 acres more or less located on the North side of Southern Boulevard East of “B” Road Loxahatchee Groves, Florida, legally described in Exhibit “A” to the Resolution.

REGULAR AGENDA

- 11. Approval and appointment of Town of Loxahatchee Groves’ committees.
 - a. Resolution No. 2021-20 Finance Audit and Advisory Committee (FAAC).
 - b. Resolution No. 2021-21 Roads, Equestrian Trails & Greenway Advisory Committee (RETGAC).
 - c. Resolution No. 2021-22 Unified Land Development Code Committee (ULDC).
 - d. Resolution No. 2021-23 Town of Loxahatchee Groves Charter Review Committee.

TOWN COUNCILMEMBER COMMENTS

Phillis Maniglia (Seat 1)

Laura Danowski (Seat 2)

Marianne Miles (Seat 3)

Marge Herzog (Seat 5)

Mayor Robert Shorr (Seat 4)

TOWN STAFF COMMENTS

Town Manager

Assistant Town Manager

Town Attorney

Public Works Director

Town Clerk

ADJOURNMENT

Comment Cards:

Note public comment rules are modified during the COVID-19 pandemic, see above.

Anyone from the public wishing to address the Town Council, it is requested that you complete a Comment Card before speaking. Please fill out completely with your full name and address so that your comments can be entered correctly in the minutes and give to the Town Clerk. During the agenda item portion of the meeting, you may only address the item on the agenda being discussed at the time of your comment. During public comments, you may address any item you desire. Please remember that there is a three (3) minute time limit on all public comment. Any person who decides to appeal any decision of the Council with respect to any matter considered at this meeting will need a record of the proceedings and for such purpose, may need to ensure that a verbatim record of the proceedings is made which included testimony and evidence upon which the appeal is to be based. Persons with disabilities requiring accommodations in order to participate should contact the Town Clerk's Office (561-793-2418), at least 48 hours in advance to request such accommodation.