

**REGULAR MEETING MINUTES OF THE TOWN COUNCIL**  
**Southwest Ranches, Florida**

Thursday 7:00 PM

April 25, 2019

13400 Griffin Road

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Present: Andrew Berns, Town Administrator  
Mayor Doug McKay Russell Muñiz, Assistant Town Administrator/Town Clerk  
Vice Mayor Gary Jablonski Martin D. Sherwood, Town Financial Administrator  
Council Member Freddy Fisikelli Keith Poliakoff, Town Attorney  
Council Member Bob Hartmann  
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 7:04 PM. Attendance was noted by roll call and was followed by the Pledge of Allegiance.

**3. Arbor Day Proclamation and SEAB Student Art Exhibition**

The proclamation was read into the record and presented.

Quasi-Judicial

**4.** A RESOLUTION AND FINAL ORDER OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING APPLICATION NO. SP-70-18 BY NEW HORIZON UNITED METHODIST CHURCH, INC. TO AMEND ITS EXISTING SITE PLAN TO CONSTRUCT A MISSION BUILDING; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS NECESSARY TO 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, Hartmann, Fisikelli, Vice Mayor Jablonski, and Mayor McKay voting Yes.

**MOTION: TO APPROVE SUBJECT TO STAFF RECOMMENDATIONS AND THE FOLLOWING STIPULATIONS AGREED TO BY THE APPLICANT 1) BUILDING WILL NOT BE RENTED OUT; 2) BUILDING WILL NOT BE UTILIZED FOR A SCHOOL; 3) ALL FEEDING ACTIVITIES WILL OCCUR OFF-SITE.**

**5.** A RESOLUTION AND FINAL ORDER OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING APPLICATION NO. SP-71-18 BY THE SIKH SOCIETY OF FLORIDA, INC. TO AMEND ITS EXISTING SITE PLAN TO ADD AN ADDITIONAL 2,287 SQUARE FEET OF BUILDING AREA TO THE EXISTING FACILITY; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS NECESSARY TO EFFECTUATE THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

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

**MOTION: TO APPROVE SUBJECT TO STAFF CONDITIONS AND DEDICATION OF THE ADDITIONAL RIGHT-OF-WAY AGREED TO BY THE APPLICANT.**

**6.** A RESOLUTION AND FINAL ORDER OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, RE-APPROVING THE EXPIRED TERRA RANCHES SITE PLAN; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS NECESSARY TO EFFECTUATE THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE THEREFOR.

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

**MOTION: TO TABLE THE ITEM TO MAY 23, 2019**

**7.** A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, RELEASING A DECLARATION OF RESTRICTIVE COVENANTS BY TERRA RANCHES INVESTMENTS, LLC ADVISING POTENTIAL PURCHASERS OF LOTS WITHIN THE TERRA RANCHES PLAT OF AN ADJACENT AIRSTRIP; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS NECESSARY TO EFFECTUATE THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE THEREFOR.

**ITEM WAS WITHDRAWN BY APPLICANT**

**8.** A RESOLUTION AND FINAL ORDER OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING APPLICATION NO. SP-67-18 TO AMEND THE MENORAH GARDENS SITE PLAN FOR CONSTRUCTION OF AN EIGHTH MAUSOLEUM; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR, AND TOWN ATTORNEY TO EXECUTE ANY AND ALL DOCUMENTS NECESSARY TO 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, Hartmann, Fisikelli, Vice Mayor Jablonski, and Mayor McKay voting Yes.

**MOTION: TO APPROVE RESOLUTION.**

**9. Public Comment**

The following members of the public addressed the Town Council: Mike Hanley, Jim Laskey, Newell Hollingsworth, Bob McFarlane, Eldita Garcia, and David Kuczenski.

## **10. Board Reports**

Mary Gay Chaples, representing the Southwest Ranches Historical Society indicated that three long term residents were selected to be recognized by the Society. They are Don Maines, Ken Cimetta, and Melissa Gleissner. On behalf of the Historical Society, she requested that the recipients be recognized at a ceremony immediately preceding a future Town Council meeting. The Society wished to present each of the recipients with a plaque during the ceremony. She indicated that the Society would pay for the food. Town Council offered their support for this recognition and presentation.

Chris Brownlow, representing the School and Education Advisory Board, advised that the Board would be reviewing the applications received for the scholarship at the next meeting.

## **11. Council Member Comments**

Vice Mayor Jablonski advised of upcoming events including the Hazardous Waste Event on July 13<sup>th</sup>. He reminded everyone that photo contest pictures must be submitted by August 15<sup>th</sup>. He advised that Bingo at the Barn will be held on May 4<sup>th</sup>. He indicated that Horse Awareness signs with flashing yellow lights were being erected by the County and acknowledged comments made during Public Comment that associated street striping should be requested as well. He indicated that two other election complaints have been filed against him by someone who has been removed from her position on an advisory board who also happened to be against the Charter Amendment he supported requiring a unanimous vote on land use changes and sale or leases of Town owned property.

Council Member Hartmann spoke about a recent meeting held with FDOT District Secretary O'Reilly and members of the Metropolitan Planning Organization (MPO) regarding the proposed Park n' Ride on Griffin and I-75. He felt the meeting was productive and the Town would not have to worry about this project for the foreseeable future. During the meeting other improvements to I-75 were discussed that should benefit Town residents, but he voiced concerns about any improvements that may be planned for the Griffin Road interchange. FDOT also indicated that additional lighting at Griffin Road and US 27 by the Truck stop was planned. He expressed concern with asking the County for striping along with the horse crossing flashing lights becomes motorists may slow or stop thinking it is a school crossing. He was concerned with 5G technology and its rapid implementation. He wanted the Town to look into what Hallandale Beach is doing to slow the tide. Lastly, approaching budget season he challenged the Administration to limit next year's budget to its current levels and try to provide some tax relief to residents who have experienced increases over the last several years.

Council Member Fisikelli offered no comments.

Mayor McKay spoke about the FAA plans to change the flight path. The dilemma is the altitude of 4,000 feet as it will negatively affect our residents. He indicated that the effort to fight this path change will require a united front from residents and all communities affected. He thanked residents for their assistance with various volunteer projects around the Town.

Council Member Schroeder apologized for not attending Council Member's Freddy Fisikelli's birthday celebration, but wished him a very Happy Birthday.

## **12. Legal Comments**

Town Attorney Keith Poliakoff congratulated Madison Sullivan who won the Bobcat of Excellence Award from West Broward High School. He also mentioned that with the legislative session coming to an end, he was hopeful that the Town's projects would be included in the final budget. He also spoke of a resident who wished to sue the Town solely because the Town's planning consultant made a recommendation to fix the right-of-way and make a formal ROW dedication. In court, the Court decided against the plaintiff but as a result of the legal decision, the item would need to come before the Town on May 9th as a Quasi-Judicial item.

Mayor McKay asked if there was any developments in the litigation with Pembroke Pines. Town Attorney Poliakoff advised there was an oral argument between CCA and Pembroke Pines weeks earlier. He was not sure what the outcome would be, but felt that CCA would prevail.

## **13. Administration Comments**

Town Administrator Berns offered no comments.

### Resolutions

**14.** A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, APPROVING THE 2019 AMENDMENTS TO THE TWO (2) INTERLOCAL AGREEMENTS WITH BROWARD COUNTY PROVIDING FOR THE DIVISION AND DISTRIBUTION OF THE PROCEEDS OF THE BROWARD COUNTY FIFTH-CENT LOCAL OPTION GAS TAX, AND THE ADDITIONAL THIRD-CENT LOCAL OPTION GAS TAX; AUTHORIZING THE MAYOR, TOWN ADMINISTRATOR AND TOWN ATTORNEY TO EXECUTE SAID AGREEMENTS; AND PROVIDING AN EFFECTIVE DATE.

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

### **MOTION: TO APPROVE THE RESOLUTION.**

**15.** A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA REAFFIRMING THE TOWN'S OPPOSITION TO THE OIL DRILLING PERMIT APPLICATION SUBMITTED BY KANTER REAL ESTATE LLC, A FLORIDA FOR PROFIT LIMITED LIABILITY CORPORATION, TO THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION SEEKING OIL DRILLING RIGHTS ON PROPERTY LOCATED IN THE FLORIDA EVERGLADES, APPROXIMATELY FIVE MILES WEST OF THE WESTERNMOST BOUNDARY OF THE SOUTH BROWARD DRAINAGE DISTRICT'S JURISDICTIONAL LIMITS IN CLOSE PROXIMITY TO THE L-67A LEVEE CANAL, AND SUPPORTING EFFORTS OF THE SOUTH BROWARD DRAINAGE DISTRICT OPPOSING EXTREME WELL STIMULATION, HYDRAULIC FRACTURING, ACID FRACTURING, AND ANY FORM OF EXTREME WELL STIMULATION FOR PURPOSES OF OIL EXTRACTION IN THE FLORIDA EVERGLADES; AND PROVIDING FOR AN EFFECTIVE DATE.

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

**MOTION: TO APPROVE RESOLUTION.**

**16. Appointments**

**a. BLOC Appointment – {ITEM TABLED FROM APRIL 11, 2019}**

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

**MOTION: TO APPOINT MAYOR MCKAY AS DIRECTOR AND COUNCIL MEMBER SCHROEDER AS ALTERNATE.**

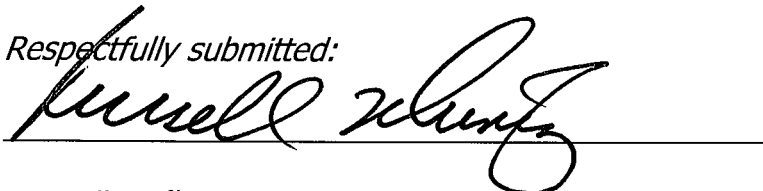
**b. Comprehensive Planning Advisory Board – At Large {ITEM TABLED FROM APRIL 11, 2019}**

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

**MOTION: TO APPOINT JIM ALLBRITTON.**

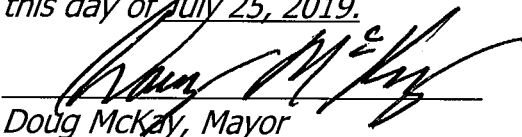
**17. Adjournment - Meeting was adjourned at 9:32 P.M.**

*Respectfully submitted:*



*Russell Muñiz, Assistant Town Administrator/Town Clerk*

*Adopted by the Town Council on  
this day of July 25, 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.