

MINUTES  
TOWN OF JUNO BEACH  
TOWN COUNCIL REGULAR MEETING

**July 26, 2023**

Council Chambers/YouTube  
340 Ocean Drive

PRESENT:           ALEXANDER COOKE, MAYOR (*Via Zoom*)  
                      PEGGY WHEELER, VICE MAYOR  
                      MARIANNE HOSTA, VICE MAYOR PRO TEM  
                      ELAINE K. COTRONAKIS, COUNCILMEMBER  
                      DD HALPERN, COUNCILMEMBER

ALSO PRESENT:   DAVID DYESS, TOWN MANAGER  
                      LEONARD RUBIN, TOWN ATTORNEY  
                      CAITLIN E. COPELAND-RODRIGUEZ, TOWN CLERK  
                      FRANK DAVILA, DIRECTOR OF PLANNING & ZONING  
                      MICHAEL A. VENTURA, FINANCE DIRECTOR  
                      ANDREA DOBBINS, PROJECT COORDINATOR/RISK MANAGER  
                      STEVEN J. HALLOCK, DIRECTOR OF PUBLIC WORKS  
                      YASMIN HAMEL, ADMINISTRATIVE SECRETARY

ABSENT:  
Audience: 20

**CALL TO ORDER** – 5:30pm  
**PLEDGE OF ALLEGIANCE TO THE FLAG**  
**PRESENTATIONS** – *None*

**COMMENTS FROM TOWN MANAGER, TOWN ATTORNEY, & STAFF** (*Time: 5:50 – 8:44*)

Town Manager Dyess proposed that County Beach Access #16 being renamed to JB0; provided an update on the Universe Boulevard Drainage Project; updated the status of the bike racks at the dune walkovers and represented that enforcement of the new Ordinance will not begin until the bike racks are in place; and advised Council of a request from Cotleur & Hearing to conduct a Public Workshop on the Juno Square Townhomes Project at the Town Center.

*Council gave consensus to rename County Beach Access #16 to JB0; and grant Cotleur & Hearing's request for a Public Workshop and to waive the Town Center Rental Application process and fees.*

**ADDITIONS, DELETIONS, SUBSTITUTIONS TO THE AGENDA** (*Time: 8:45 – 10:58*)

*Council gave consensus to remove Item #6 from consent and place it as a regular agenda item; and move Item #15 up to Item #7A.*

**CONSENT AGENDA** (*Time: 10:59 – 11:40*)

1. Consider approving the June 28, 2023, Town Council Meeting Minutes
2. Request for Retirement Gift and/or Party for Sergeant John Fleming
3. Request for Approval to Maintenance and Replace Elevator Equipment
4. Ratify the Approval of Replacing the Juno Beach Police Department's AC Condenser (Emergency Repair)
5. Request for Approval to Purchase a Message Board

***MOTION: Halpern/Hosta made a motion to approve the consent agenda as amended.***

***ACTION: The motion passed unanimously.***

**COMMENTS FROM THE PUBLIC** (Time: 21:36 – 30:12)

***All Non-Agenda items are limited to three (3) minutes. Anyone wishing to speak is asked to complete a comment card with their name and address prior to the start of the meeting as well as state their name and address for the record when called upon to speak (prior to addressing the Town Council). Town Council will not discuss these items at this time. Comments needing a reply will be referred to Staff for research; a report will be forwarded to the Town Council; and citizens will be contacted.***

Public Comments Opened at 5:46pm.

Anne D’Souza, Pleasant Ridge, expressed concern about the status Pleasant Ridge’s Osceola Road right-of-way park.

Nancy Lodise, Pleasant Ridge, expressed her concern regarding The Waterford and Lifespace Communities and the park.

David Cox, 911 Ocean Drive, complimented the Town’s audio visual; and commented on the Donald Ross Road Dune Walkover’s brick pavers; and expressed his disappointment with the proposed Holiday Party event.

Public Comments Closed at 5:55pm.

**COUNCIL ACTION/DISCUSSION ITEMS** (Time: 30:13 – 3:43:29) – A Public Comment Period was provided for each action/discussion item below.

6. FRDAP Grant Application for Donald Ross Road Dune Walkover (Time: 11:41 – 21:35)

Councilmember Halpern asked for Council’s consensus to put mobi-mats on a future agenda.

***Council unanimously gave consensus to add a discussion item on mobi-mats to a future agenda.***

***MOTION: Halpern/Cooke made a motion to authorize RMPK to proceed in applying for the \$150,000 FRDAP Grant.***

***ACTION: The motion passed unanimously.***

7. Discussion on Street Lighting During Turtle Season

***MOTION: Halpern/Cooke made a motion to have staff work with FPL, FWC, and LMC on obtaining costs and options for street lighting during turtle season.***

***ACTION: The motion passed unanimously.***

7A. Request for Approval to Remove Cattails and/or Algae in Pelican Lake (see attached referenced material.)

***Council gave unanimous consensus to trim back the cattails on the Southeast side of Pelican Lake.***

**MOTION:** Halpern/Hosta made a motion to proceed with negotiating with Breen Acres Aquatics, Inc to remove the cattails and algae in Pelican Lake in an amount not to exceed \$15,000.

**ACTION:** The motion passed unanimously.

8. FY 2023-2024 Proposed Ad Valorem Millage Tax Rate and Public Hearing Date

*Council gave unanimous consensus to remove the grant funding from the Community Events Area budgeted item and have staff send a letter refusing the grant funds.*

**MOTION:** Halpern/Hosta made a motion to set the general fund budget proposed ad valorem millage tax rate for Fiscal Year 2023-2024 at 1.8195 mills and to set the date for the first budget hearing for Wednesday, September 13, 2023, at 5:30pm.

**ACTION:** The motion passed unanimously.

9. Public Hearing & Second Reading on Ordinance No. 763- Definition for the term “Harmony”  
(See attached referenced material provided by resident Diana Davis.)

**MOTION:** Cooke/Halpern made a motion to approve Ordinance No. 763 on second and final reading with staff’s recommended change to remove the last sentence regarding the 300-foot radius.

**ACTION:** The motion passed unanimously.

10. Public Hearing & Second Reading on Ordinance No. 764 – Demolition Notification  
(See attached referenced material provided by resident Diana Davis.)

**MOTION:** Halpern/Cooke made a motion to deny Ordinance No. 764 on second and final reading and have staff adopt a policy to notify neighboring homes of upcoming demolitions.

**ACTION:** The motion passed unanimously.

11. Public Hearing & Second Reading on Ordinance No. 765 – Site Area Development Modification Option – Residential Use  
(See attached referenced material provided by resident Diana Davis.)

**MOTION:** Cooke/Hosta made a motion to approve Ordinance No. 765 on second and final reading.

**ACTION:** The motion passed 3-2 with Vice Mayor Wheeler and Councilmember Cotronakis opposed.

12. Public Hearing & Second Reading on Ordinance No. 767 – 2024 Municipal Election – Date Change

**MOTION:** Cotronakis/Halpern made a motion to approve Ordinance No. 767 on second and final reading.

**ACTION:** The motion passed unanimously.

13. Public Hearing & First Reading on Ordinance No. 768 – Prohibiting Gas-Powered Leaf Blowers  
(See attached referenced letters provided by Vice Mayor Wheeler.)

**MOTION:** *Cooke/Halpern made a motion to approve Ordinance No. 768 on first reading.*

**ACTION:** *The motion passed 4-1 with Councilmember Cotronakis opposed.*

14. Resilient Florida Grant Application

**MOTION:** *Cotronakis/Halpern made a motion to enter into an agreement with RMPK Funding to complete the Resilient Florida Grant Application on behalf of the Town of Juno Beach and forego the bidding process as it is not practicable or advantageous to the Town, at a cost of \$3,000 from contingency; and to authorize the Town Manager to execute all grant documents as necessary.*

**ACTION:** *The motion passed unanimously.*

15. Discussion on Planning & Zoning Board Recommendations

*Council gave unanimous consensus to proceed with the Planning & Zoning Board's recommendation on applying the additional 5-foot setback for buildings higher than two stories in the Commercial General Zoning District to all commercial buildings no matter what zoning district they are adjacent to and have staff prepare a memo that clearly states the intent of the code to the Department's file for reference; and obtain a professional to review Chapter 34, which shall include a review of Town Code Section 34-905, Walls and Fences, and the Town's regulations regarding topographical features.*

**COMMENTS FROM COUNCIL** (Time: 3:43:30 – 4:34:19)

*Council gave unanimous consensus to have staff review the establishment of construction site standards provided by Vice Mayor Wheeler (see attached) and to notify Council if any information in the form should be implemented; keep the agenda format as is; reinstate coffee for the Coffee Club; have food, decorations, and seating for Council Hour; have the following as discussion items on the next agenda: use and collection of building permit fees; Veteran's Day Event Committee; and Polco's Survey Services; and have staff conduct an educational Workshop at the end of August with the Planning & Zoning Board on the Live Local Act.*

**MOTION:** *Halpern/Cooke made a motion to commit to creating a finance overview committee and have staff bring this item up at the next meeting for discussion.*

**ACTION:** *The motion passed unanimously.*

*Vice Mayor Wheeler, Vice Mayor Pro Tem Hosta, and Councilmember Halpern gave consensus to have TextMyGov present their services to Council at the next meeting.*

**ADJOURNMENT** (Time: 4:34:20 – 4:34:30)

Vice Mayor Wheeler adjourned the meeting at 9:59pm.

***Minutes Approved on August 23, 2023.***