



TOWN COUNCIL MEETING MINUTES

August 28, 2024 at 5:30 PM

Council Chambers – 340 Ocean Drive and YouTube

PRESENT: PEGGY WHEELER, MAYOR
DD HALPERN, VICE MAYOR
MARIANNE HOSTA, VICE MAYOR PRO TEM
JACOB ROSENGARTEN, COUNCILMEMBER
DIANA DAVIS, COUNCILMEMBER

ALSO PRESENT: DAVID DYESS, TOWN MANAGER
LEONARD RUBIN, TOWN ATTORNEY
EMILY ALVES, FINANCE DIRECTOR
MICHAEL VENTURA, FORMER FINANCE DIRECTOR
ANDREA DOBBINS, PROJECT COORDINATOR/RISK MANAGER
FRANK DAVILA, DIRECTOR OF PLANNING & ZONING
TIMOTHY HANNON, ACTING DIRECTOR OF PUBLIC WORKS
CAITLIN E. COPELAND-RODRIGUEZ, TOWN CLERK
FIORELLA VERDECIA, ADMINISTRATIVE SECRETARY

AUDIENCE: 56

CALL TO ORDER – 5:30

PLEDGE ALLEGIANCE TO THE FLAG

ADDITIONS, DELETIONS, SUBSTITUTIONS TO THE AGENDA

Agenda Item #8 was removed from the agenda per the applicant's request to defer it to another meeting. Council gave unanimous consensus to move Agenda Item #6 after Item #11; and to move Item #7 after Item #12.

COMMENTS FROM THE TOWN MANAGER, THE TOWN ATTORNEY, AND STAFF

COMMENTS FROM THE PUBLIC

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.

Public Comments Opened at 5:42 pm.

Public Comments Closed at 5:53 pm.

CONSENT AGENDA

1. Town Council Meeting Minutes - July 24, 2024
2. Special Event Request – 22nd Annual Juno Beach Craft Festival
3. Resolution No. 2024-14 - Announcing the 2025 Municipal Election
4. Resolution No. 2024-17 - Revised Employees 401 Plan
5. Proclamation - National Preparedness Month (September 2024)

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

ACTION: The motion passed unanimously.

COUNCIL ACTION/DISCUSSION ITEMS (A Public Comment Period was provided for each item below.)

6. ~~Application for a Major Development and Site Plan Amendment to the 700 Ocean Drive Planned Unit Development (Originally Item #8)~~
7. Resolution 2024-12 – Application for Right-of-Way Abandonment (Cocoanut Avenue) (Originally Item #9) – See attached presentations.

MOTION: Rosengarten/Hosta made a motion to approve Resolution No. 2024-12 abandoning a 50' wide unconstructed portion of the Cocoanut Avenue right-of-way as fully described above and in the accompanying survey with the conditions outlined in the memorandum.

ACTION: The motion passed 4-1 with Vice Mayor Halpern opposed.

8. Public Hearing & First Reading on Ordinance No. 789 - Future Land Use (Map) Amendment (The Dunes) (Originally Item #10)

MOTION: Rosengarten/Hosta made a motion to approve Ordinance No. 789 - the Future Land Use amendment application for the proposed Future Land Use Map amendment to change the Future Land Use classification from Commercial (COM) to Moderate Density Residential (MODR) as amended by incorporating the language that all applications be contingent on each other, if one application/request is denied, all previously approved applications be denied and/or revoked.

ACTION: The motion passed 4-1 with Vice Mayor Halpern opposed.

9. Rezoning Request by Juno Square LLP – The Dunes at Juno Beach (Originally Item #11)

MOTION: Rosengarten/Hosta made a motion to approve Ordinance No. 790 - the proposed Rezoning application to amend the Town's Zoning Map for the proposed rezoning of the property from Commercial General (CG) to Residential Multiple-Family – Moderate Density (RM-2) on first reading as amended by incorporating the language that all applications be contingent on each other, if one application/request is denied, all previously approved applications be denied and/or revoked.

ACTION: The motion passed 4-1 with Vice Mayor Halpern opposed.

Mayor Wheeler recessed the meeting at 8:31pm.

Mayor Wheeler reconvened the meeting at 8:37pm.

10. Request for Proposal - Landscape & Maintenance Services (Originally Item #6)

MOTION: Davis/Halpern made a motion to execute a new contract with Terracon Services Inc. at a reduced cost as set forth in their proposal.

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

11. 2024-2025 Budget - Approval of Millage Rate; Contribution List; and Pay Ranges (*Originally Item #12*)

***MOTION:** Davis/Halpern made a motion to Approve the Annual Contributions for Fiscal Year 2024-2025 as amended.*

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

***MOTION:** Halpern/Rosengarten made a motion to Approve the Fiscal Year 2024-2025 Pay Ranges and Classifications schedule.*

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

14. Request for Qualifications- Professional Services for a Vulnerability Assessment Study & Plan (*Originally Item #7*)

***MOTION:** Hosta/Halpern made a motion to enter into an agreement with APTIM to complete a Townwide Vulnerability Assessment Plan as outlined in the RFQ per state guidelines in the amount not to exceed \$224,999, the amount approved by the state from the Resilient Florida Grant and to have the Town Manager or his/her designee to execute all related agreements/documentation.*

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

15. ~~2024 Proposed Council/Employee Holiday Party~~

16. ~~Police Department K9 Donation~~

COMMENTS FROM THE COUNCIL

Mayor Wheeler, Vice Mayor Halpern, and Councilmember Davis gave consensus to have a discussion on Tower Height for Zoning Districts RM2, RM1, and RH at a future meeting.

Mayor Wheeler, Councilmember Rosengarten, and Councilmember Davis gave consensus to move forward with a discussion on algae removal from Pelican Lake at a future meeting.

Mayor Wheeler, Vice Mayor Halpern, and Councilmember Rosengarten gave consensus to have a discussion on the Town Manager Search process at the September 11th Meeting.

ADJOURNMENT

Mayor Wheeler adjourned the meeting at 9:59pm.

Peggy Wheeler, Mayor

Caitlin E. Copeland-Rodriguez, Town Clerk