



Town of Hillsboro Beach Commission Meeting Agenda

December 3, 2024
9:00 AM



Established 1939

MAYOR

Honorable Dawn Miller

VICE MAYOR

Honorable Barbara Baldassarre

COMMISSIONERS

Honorable Jane Reiser

Honorable David A. Ravanese

Honorable Vinnie Andreano

TOWN MANAGER

Mac Serda, ICMA-CM

TOWN ATTORNEY

Donald J. Doody

TOWN CLERK

Sherry D. Henderson, CMC

HILLSBORO BEACH TOWN HALL

1210 Hillsboro Mile

Hillsboro Beach, FL 33062

954-427-4011

www.TownofHillsboroBeach.com



TOWN OF HILLSBORO BEACH

1210 Hillsboro Mile, Hillsboro Beach, Florida 33062

December 3, 2024 | 9:00 AM

REGULAR TOWN COMMISSION MEETING AGENDA

MAYOR DAWN MILLER
VICE MAYOR BARBARA BALDASARRE
COMMISSIONER JANE REISER
COMMISSIONER DAVID RAVANESI
COMMISSIONER VINNIE ANDREANO

TOWN MANAGER MAC SERDA, ICMA-CM
TOWN ATTORNEY DONALD J. DOODY, ESQ
TOWN CLERK SHERRY D. HENDERSON, CMC

Refer to the end of the Agenda for the Commission Meeting **RULES OF DECORUM** (Resolution No. 2023-36), adopted 9/12/2023
Commission Meetings are streamed LIVE and recorded on the town's website

CALL TO ORDER AND ROLL CALL

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

I. APPROVAL OF MINUTES

- A. October 1, 2024 Board of Zoning of Appeals
- B. October 1, 2024 Regular Commission Meeting
- C. November 12, 2024 Regular Commission Meeting
- D. November 12, 2024 Local Planning Agency

II. PRESENTATIONS

III. ORDINANCES

- A. **Ordinance No. 2024-11 Rezoning Property Located at 1174-1185 Hillsboro Mile from RM-16 District to the Coastal Dune Conservation Zoning District. (SECOND READING)**

AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF HILLSBORO BEACH REZONING APPROXIMATELY 10.998 GROSS ACRES OF PROPERTY LOCATED AT 1174-1185 HILLSBORO BEACH, LEGALLY DESCRIBED AS PARCELS A AND B OF THE ENCLAVE OF HILLSBORO BEACH, PLAT BOOK 154, PAGE 31, FROM THE MULTIPLE-FAMILY DWELLING RESIDENTIAL DISTRICT WITH 3-STORY MAXIMUM LIMIT (RM-16) TO THE COASTAL DUNE CONSERVATION (CD) ZONING DISTRICT; PROVIDING FOR APPROVAL OF A PREVIOUSLY APPROVED SITE PLAN; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE;

- B. **Ordinance No. 2024-12 Amend Ordinance, Election Event Permits (SECOND READING)**

AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF HILLSBORO BEACH, FLORIDA, AMENDING THE TOWN'S CODE OF ORDINANCES BY AMENDING CHAPTER 5

ENTITLED “ELECTIONS” BY SPECIFICALLY AMENDING SECTION 5-2 ENTITLED “ELECTION EVENTS; PERMITS”; PROVIDING FOR TENT LOCATIONS AND PERMITTED HOURS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR CODIFICATION; PROVIDING FOR AN EFFECTIVE DATE.

C. Ordinance No. 2024-13 Amend Ordinance, Political Signs (SECOND READING)

AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF HILLSBORO BEACH, FLORIDA, AMENDING THE TOWN’S LAND DEVELOPMENT CODE BY AMENDING CHAPTER 12 DIVISION 6 BY SPECIFICALLY AMENDING SECTION 12-382 ENTITLED “POLITICAL SIGNS”; PROVIDING FOR LOCATION OF POLITICAL SIGNS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR CODIFICATION; PROVIDING FOR AN EFFECTIVE DATE.

D. Ordinance No. 2024-10 Requires Property Addresses on the Atlantic Ocean (Beach) and Intracoastal Waterway Side for Single-Family Homes and Multi-Unit Condo Buildings. (FIRST READING, tabled from 11/12/2024 agenda)

AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF HILLSBORO BEACH, FLORIDA, AMENDING THE TOWN’S CODE OF ORDINANCES BY AMENDING CHAPTER 12 ENTITLED “LAND DEVELOPMENT CODE”, BY AMENDING SECTION 12-65 ENTITLED “BEACH STEPS AND PLATFORMS.”; PROVIDING FOR POSTED PROPERTY ADDRESSES; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR CODIFICATION; PROVIDING FOR AN EFFECTIVE DATE

IV. SITE PLAN REVIEW

A. Site Plan Review for Property Located at 1174-1185 Hillsboro Mile, Hillsboro Beach, Florida 33062.

Property Owner: Hillsboro Mile Property Owner, LLC
Address: 1174-1185 Hillsboro Mile, Hillsboro Beach, FL 33062
Staff: Jim Hickey, Planning Dept Director, CG&A Solutions

V. RESOLUTIONS & CONTRACTS

A. Resolution No. 2024-48

Resolution of the Town Commission of the Town of Hillsboro Beach, Florida Approving and Authorizing the Appropriate Town Officials to Execute a Renewal Agreement with the United Healthcare for Employees 2025 Medical/Dental/Vision Benefits Package

B. Resolution No. 2024-49

Resolution of the Town Commission of the Town of Hillsboro Beach, Florida Approving and Authorizing the Appropriate Town Officials to Execute a Third Amendment to the Employment Agreement Between the Town of Hillsboro Beach and William "Mac" Serda.

C. Resolution No. 2024-50

Resolution of the Town Commission of the Town of Hillsboro Beach, Florida Approving and Adopting the 2025 Town Commission Meeting Schedule.

D. Resolution No. 2024-51

Resolution of the Town Commission of the Town of Hillsboro Beach, Florida Approving and Authorizing the Appropriate Town Officials to Execute the Florida Department of Transportation Landscape Maintenance Memorandum

VI. DISCUSSION & POSSIBLE ACTION

VII. CONSENT

A. INVOICES FOR APPROVAL

1. Inframark Invoice #136716 Oct 2024 \$8,398.29
2. GCDE Invoice #62669 Nov 2024 \$7093.50 (General Matters)
3. GCDE Invoice #62672 Nov 2024 \$780.00 (Crusco Doherty Ord 2024-06)

VIII. BEACH REPORT

IX. STAFF UPDATES

A. Police Department

Chief Jay Szesnat

B. Building/Permits Department

George Folles, Building Official, CG&A

C. Code Compliance

Bernard Pita, Code Compliance Supv, CG&A

X. TOWN MANAGER REPORT

A. Holiday Program, December 5, 2024 at 5:30 pm

B. Little Smiles Annual Holiday Toy Drive

(New unwrapped toys now through Dec 25)

XI. TOWN ATTORNEY REPORT

XII. TOWN COMMISSION COMMENTS/REPORTS

XIII. PUBLIC COMMENTS

XIV. ADJOURNMENT

RULES OF DECORUM

- The goal of Commission Meetings and Public Hearings is to accomplish the public's business in an environment that encourages fair discussion and exchange of ideas.
- Everyone will have three (3) minutes when recognized for public comment, participants should step forward to the podium and state their name & address for the record.
- All comments shall be directed to the commission or board as a body, through its presiding officer. Comments shall not be addressed to a single member of the commission or board, or to Town staff including the attorney, the manager, or the clerk, unless a majority of the members present on the commission or board shall so agree.
- The public comment period is for receipt of public comments, not debate. It is not intended as a time for problem solving but rather for hearing the citizens for their input.
- Anger, rudeness, ridicule, personal attacks, profane language, and lack of respect for others is unacceptable behavior. Demonstrations to support or oppose a speaker or idea, such as clapping, cheering, booing, hissing, or the use of intimidating body language are not permitted.
- If a person refuses to abide by these rules of civility and decorum, a commissioner may request a motion to temporarily recess.
- Continued disruptions by any person may result in the request of the person to depart the meeting.

Resolution No. 2023-36, adopted 9-12-2023

PLEASE TAKE NOTICE AND BE ADVISED that if any interested person desires to appeal any decision made by the Town Commission, Special Master or any other Boards or Commissions of the Town with respect to any matter considered at this meeting or hearing, such interested person 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 record includes the testimony and evidence upon which the appeal is to be based. The meeting/hearing may be continued from day to day, time to time, place to place, as may be found necessary during the aforesaid meeting. IN ACCORDANCE WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA) THIS DOCUMENT CAN BE MADE AVAILABLE IN AN ALTERNATE FORMAT (LARGE PRINT) UPON REQUEST AND SPECIAL ACCOMMODATIONS CAN BE PROVIDED UPON REQUEST WITH THREE (3) DAYS ADVANCE NOTICE. Please contact Sherry D. Henderson, IIMC-CMC, Town Clerk (954) 427-4011 Town Hall - 1210 Hillsboro Mile, Hillsboro Beach, Florida 33062.