

**MINUTES
TOWN OF LAKE CLARKE SHORES
TOWN COUNCIL MEETING
JULY 12, 2022**

Immediately following the CRA Meeting

1. Call to Order

A. Mayor Shalhoub called the meeting to order at 7:12 PM.

The following officials were present:

Paul R. Shalhoub, Mayor
Robert M. W. Shalhoub, Vice Mayor
Gregory Freebold, President Pro Tem
Valentin Rodriguez, Jr., Council Member
Robert O. Gonzalez, Council Member

B. Moment of Silence, Invocation, Pledge of Allegiance

Note: This was moved to the beginning of the Budget Workshop

2. Approval of Agenda

Motion made by Vice Mayor Shalhoub to approve the Agenda, seconded by Council Member Rodriguez; Motion approved (5-0).

3. Consent Agenda

- A. Approval of the use of Town Hall Park on October 14, 2022 by the Young Singers of the Palm Beaches for a private movie night event, based on the Town's partnership with this group.
- B. Approval of GIS Agreement between the Town of Lake Clarke Shores and the City of Greenacres.

Motion made by Vice Mayor Shalhoub to approve the Consent Agenda, seconded by President Pro Tem Freebold; Motion approved (5-0).

4. Presentations

A. PBC Fire Rescue – Chief Tracy Adams

Note: Chief Adams was called to the podium after the presentation of the proposed 2022/2023 budget. The minutes reflect the order of the agenda.

Chief Adams provided information on hurricane season and reminded everyone to be prepared. She also noted the number of calls that PBC Fire Rescue responded to within the Town.

Mayor Shalhoub noted that he appreciates that she takes the time to come to the Town Council meetings and sharing the information each month.

5. Quasi-Judicial Proceedings

- A. None

6. Public Hearing

- A. Imposing a non-ad valorem special assessment for nuisance abatement involving the property located at 7730 West Lake Drive, Lake Clarke Shores, FL 33406 – Daniel Clark

Mr. Clark noted that the Town has been mowing this property since it was declared a nuisance and the Special Assessment against the property is to recoup the costs associated with this. He noted that the new property owners have been issued a Notice of Violation and that the fines against the new owners are accruing.

1) Audience Comments

- A. Emailed Questions/Comments
- B. Written Questions/Comments
- C. Verbal Questions/Comments

Mr. Ammad Ahyu, property manager for the new property owners, noted that the owners are dealing with legal issues, but they are fixing what is needed on the property. He noted that they have been talking with the Town about the roof and other issues that they are facing. He noted that the owners are willing to pay the amount that is due and asked that the Town contact them if there are other problems that need to be addressed.

2) Council Comments

Council Member Gonzalez noted his concern about the prior property owner and stated that he is glad that the property is now being taken care of.

3) Adjournment

Motion made by Vice Mayor Shalhoub to adjourn the Public Hearing, seconded by Council Member Rodriguez; Motion approved (5-0).

7. Unfinished Business

- A. Approval of Resolution 2022-14 – Imposing a non-ad valorem special assessment for nuisance abatement involving the property located at 7730 West Lake Drive, Lake Clarke Shores, FL 33406.

Motion made by Council Member Rodriguez to approve Resolution 2022-14, seconded by Vice Mayor Shalhoub; Motion approved (5-0).

Mr. Clark noted that if the amount due for the nuisance abatement is paid, the non-ad valorem special assessment will not be imposed.

B. Ongoing Septic to Sewer Discussion – Mayor Paul R. Shalhoub

Mayor Shalhoub noted that things are proceeding as planned for MICA West. The Town is still in the permitting phase and waiting to hear back on the application for State Revolving Fund monies so that the project can move forward. Mr. Clark noted that the Town should know more about the funding sometime toward the end of September.

8. New Business

A. First Reading of Ordinance 2022-01 – Imposing a Moratorium on Enforcement of Section 125-767(a), (b), and (d), Code of Ordinances

ORDINANCE 2022-01

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF LAKE CLARKE SHORES, FLORIDA, IMPOSING A TEMPORARY MORATORIUM ON ENFORCEMENT OF SECTION 125-767(a), (b), AND (d) FOR A PERIOD OF SIX MONTHS; PROVIDING A CONFLICTS CLAUSE, SEVERABILITY CLAUSE, AND AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Motion made by Council Member Rodriguez to approve First Reading of Ordinance 2022-01, seconded by President Pro Tem Freebold; Motion Approved (5-0).

B. Presentation of Proposed Budget for Fiscal Year 2022/2023

- 2021/2022 Millage Rate – 6.2798
- Setting Tentative Millage Rate for Fiscal Year 2022/2023 – 6.2798
- Rolled Back Millage Rate – 5.6155
- Date for the First Public Hearing (September 6, 2022) on the proposed Millage and Budget
- Date for Second Public Hearing (September 27, 2022) to adopt Millage and Budget.

Mr. Clark noted that he did not have any additional comments to what was discussed during the Budget Workshop held earlier in the evening.

The Town Council did not have any comments regarding the budget at this time.

The following motions were made and approved as noted:

Motion made by President Pro Tem Freebold to confirm the 2021/2022 Millage Rate of 6.2798, seconded by Vice Mayor Shalhoub. Motion approved (5-0).

Motion made by Vice Mayor Shalhoub to set the Tentative Millage Rate for Fiscal Year 2022/2023 at 6.2798, seconded by President Pro Tem Freebold. Motion approved (5-0).

Motion made by Vice Mayor Shalhoub to certify the Rolled Back Millage Rate of 5.6155 seconded by President Pro Tem Freebold. Motion approved (5-0).

Motion made by Vice Mayor Shalhoub to set the date of the First Public Budget Hearing for Tuesday, September 6, 2022 at 6:30 PM and the date of the Second Public Budget Hearing for Tuesday, September 27, 2022 at 6:30 PM seconded by Council Member Gonzalez. Motion approved (5-0).

9. Audience Comments

Mayor Shalhoub noted the three-minute time limits will be followed and any questions will be answered during the Council Comments portion of the meeting. He reminded the residents that the Council Members are always available, so residents can call or meet with them at any time.

A. Emailed Questions/Comments – None

B. Written Questions/Comments – None

C. Verbal Questions/Comments (in person and virtually) –

Louise Brandenburg, 1890 Carissa Road – discussed the home based business operating next door to her residence.

Mike Bingham, 8200 Pine Tree Lane – discussed the septic to sewer conversion and civility.

Louise Bing, 7401 West Lake Drive – discussed the need for information to be available to all residents and the possibility of restarting the monthly newsletter.

Timothy Daughtry, 1410 Keller Road – discussed the septic to sewer issue, banning the use of fertilizers and promoting eco-friendly lawns.

George Scher, 1600 Barbados Road – discussed noise limits for those renting the pavilion at Town Hall Park.

Debbie Piescik, 7209 Clarke Road – discussed the noise emitting from Town Hall Park during parties at the pavilion.

Genevieve Bobrowski, 7501 Pine Tree Lane – discussed septic to sewer costs and the need for more information on this.

Ashok Kulkarni, 8131 West Lake Drive – noted that resident questions should be answered at the time asked, not during the Council Comment section of the meeting.

Tony Sacco, 7305 Pine Tree Lane – noted that roadway improvements should not be a part of the septic to sewer conversion costs.

Bernadette Shalhoub, 8429 West Lake Drive – noted that the Town should look into Vrbo's strict rules regarding noise limits to help alleviate the problem with the loud music.

Clem Brandenburg, 1890 Carissa Road – discussed town codes regarding outside storage and the number of trailers allowed on a property.

Mayor Shalhoub thanked everyone for their comments and for voicing their concerns. He encouraged everyone to stay for the Council Comments portion of the meeting to hear the Council's response.

10. Status Report

Chief Smith – reviewed the information contained in his report and noted that they have received the money from PBSO. He noted that Anita Calhoun, his administrative assistant for over 15 years, has retired and provided information on Officer Casazza's time on the LCS Police Department. He also provided information on the number of vehicles that were recorded on the 5 cameras located throughout the Town.

Council Member Rodriguez noted that the Town made changes to the noise ordinance in 2018 to try to alleviate problems with noise. He asked Chief Smith if the Town uses a noise meter to check the noise levels. Chief Smith noted that the officers have a meter that they use and that most of the time people will turn down the volume when asked.

Mr. Schoech – did not have any comments at this time.

Council Member Rodriguez discussed the difficulty of passing a noise ordinance that is enforceable. Mr. Schoech noted that most municipalities have noise ordinances, but they are very difficult to prosecute,

It was noted that the Town could put a limit on amplified noise, which may help the situation.

Council Member Gonzalez asked for an update on the shared parking at 1501 Forest Hill Boulevard. Mr. Schoech noted that there have been meetings between the parties involved regarding shared parking and signage issues and they seem to be working things out.

Mr. Clark – noted that he would like to have funding in place before the Town Council decides on when to hold a workshop on the septic to sewer issue, since the residents are mostly concerned with the cost involved with the project.

Mr. Lynch – was not in attendance.

11. Council Comments

The Town Council responded to the audience comments. They each noted that something has to be done to restrict the volume of amplified music emanating from the pavilion. They noted the issues regarding the septic to sewer conversion. They agreed that more information on the costs involved with the project is needed and noted that the Town is working on obtaining this information. They discussed the cost of the roadway improvements being added to the sewer costs and noted that they will look into this issue further. They discussed the effects of spraying chemicals in the lake to kill weeds and the use of fertilizers

near the waterways. The Council Members also explained the reason for the 3-minute time limit for audience comments.

Council Member Rodriguez – noted that he is still working on the 65th Anniversary book and asked residents to send him information on why they chose to live in Lake Clarke Shores, what they like best about living in Town, how long they have lived here and what the Town was like when they moved in.

President Pro Tem Freebold – thanked everyone that stayed for the duration of the meeting. He also congratulated Mr. Bobrowski and wished him a happy 102nd birthday,

Council Member Gonzalez – noted that he hears the concerns of the residents and is willing to discuss issues with them at any time.

Vice Mayor Shalhoub – noted that he would like a status of the code enforcement violations and liens against the property located at 7011 Haden Road, added to the August agenda.

He also noted that the Town received items from Stu Lieberman's family that could be included in the 65th anniversary book.

Mayor Shalhoub – thanked all for attending the meeting and noted that Council Meetings are held so the Town Council can conduct Town business. He noted that the Town is doing more that it has ever done in the past and that Council Members cannot discuss Town business outside the council meetings. He encouraged residents to contact individual Town Council members at any time with questions or comments and to discuss town issues freely with them. He noted that all of the Council Members would take time to meet with the residents.

He noted the League of Cities Conference will be held in August. He also noted that he will be attending the August 9th Town Council meeting remotely.

12. Adjournment

Motion made by President Pro Tem Freebold to adjourn the meeting at 9:20 PM, seconded by Vice Mayor Shalhoub; Motion approved (5-0).

Paul R. Shalhoub, Mayor

Mary Pinkerman, Town Clerk