



**Regular City Council Meeting**

**Agenda**

**Marina Event Center - 190 E. 13th Street, Riviera Beach, FL 33404**

**June 21, 2023**

**6:00 PM**

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*Be advised, that the meeting location is subject to change. The public is encouraged to visit the City's website, [www.rivierabch.com](http://www.rivierabch.com) , for up to date information on meeting location and information.*

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**Mayor**

Ronnie L. Felder

**Chairperson**

Douglas A. Lawson - District 5

**Chair Pro-Tem**

Shirley D. Lanier - District 3

**Councilpersons**

Tradrick McCoy - District 1

KaShamba Miller-Anderson - District 2

Julia A. Botel - District 4

**Administration**

Jonathan Evans, City Manager

Tawanna Smith, Interim City Clerk

Dawn S. Wynn, City Attorney

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### **ADA Notice**

This meeting is open to the Public. In accordance with the Americans with Disabilities Act of 1990, persons in need of a special accommodation to participate in the proceedings shall contact the Office of the City Clerk at 561-845-4090 no later than 2 days (48 hours) prior to the proceedings.

To request material in accessible format, sign language interpreters, hearing impaired accommodation, or any accommodation to review any document or participate in these proceedings, please contact the Florida Relay Services 1-800- 955-8771 (TDD) or 1-800-955-8770 (voice) for assistance.

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### **Public Comments Information**

If anyone wants to speak on an agenda item, please complete a public comment card located at the front desk and give it to the City Clerk staff before the City Council takes up the item for discussion and before the public comments section is announced. In no event will anyone be allowed to submit a comment card to speak on an agenda item after the title of the item is read or considered.

**Consent Agenda:** Total time allotted for comment on the Consent Agenda to each member of the public is three (3) minutes.

**Regular Agenda:** Members of the public will be given three (3) minutes to speak on any regular agenda item.

Please note that the time limit for public comment may be reduced by a vote of the City Council based on the voluminous nature of public comment cards.

**Civility and Decorum:** Please be reminded that the City of Riviera Beach is committed to civility and decorum by its officials, employees, and members of the public who attend this meeting. The City Council has adopted "Rules of Decorum Governing Public Conduct during Official Meetings", which provides in pertinent part:

- Officials shall be recognized by the Chair and shall not interrupt a speaker.
  - Public comment shall be addressed to the City Council as a whole and not to any individual on the dais or in the audience.
  - Displays of anger, rudeness, ridicule, impatience, lack of respect and personal attacks are strictly prohibited.
  - Unauthorized remarks from the audience, stamping of feet, clapping, whistles, yells and similar demonstrations shall not be permitted.
  - Offenders may be removed from the meeting.
  - Please mute or turn off cell phone at the start of the meeting. Failure to do so may result in being barred from the meeting.
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### **Lobbying - Ordinance 4001 - Adopted September 2011**

Lobbyist registration and reporting forms are available for you online and in print. Forms can be obtained in the Office of the City Clerk and Council Chambers. Registration and reporting forms shall be submitted to the Office of the City Clerk.

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## **CALL TO ORDER**

**Roll Call**

**Invocation**

**Pledge of Allegiance**

## **AGENDA APPROVAL**

**Additions, Deletions, Substitutions**

**Disclosures**

**Adoption of Agenda**

**Comments From the Public on Consent Agenda (Three Minutes Limitation)**

## **CONSENT AGENDA**

*Routine City Council Business. The Consent Agenda is approved by a single majority vote. Item(s) may be removed for open discussion at the request of the mayor or any city council member.*

1. **Minutes**
2. **Board Appointments**
3. **Resolutions on Consent**

- 3.a **Resolution Number 77-23: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, CREATING AND ADDING THE POSITION OF BUILDING PERMIT RECORDS CLERK TO THE JOB CLASSIFICATION LIST: INCREASING THE AUTHORIZED COMPLEMENT OF BUDGETED POSITIONS FOR THE DEVELOPMENT SERVICES DEPARTMENT BY ADDING FOUR ADDITIONAL POSITIONS; AUTHORIZING THE DIRECTOR OF FINANCE & ADMINISTRATIVE SERVICES TO TRANSFER AND APPROPRIATE \$60,000.00 FROM THE DEVELOPMENT SERVICES DEPARTMENT PERMIT RESERVES; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.**

Jacqueline Bartley, Human Resources Director, 561-840-4876

Staff recommends a motion to approve Resolution Number 77-23.

[Cover Page](#)

[HR Position Creation Complement Change DevSrv \(1\)a.doc](#)

- 3.b **Resolution Number 86-23: A Resolution of the City Council of the City of Riviera Beach, Palm Beach County, Florida, accepting FY2022-2023 State Aid to Libraries Grant Funds from the State Library and Information Services Division of Florida in the amount of \$19,078; authorizing the Director of Finance and Administrative Services to setup a budget; and providing an effective date.**

Adam Brody, Library Director, 561-845-4197

Staff recommends a motion to approve Resolution Number 86-23.

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[Resolution 86-23 FY2022-23.pdf](#)

[State Aid Agreement FY2022-2023.pdf](#)

[State Aid Award Letter FY2022-2023.pdf](#)

[State Aid Notification of Award FY2022-2023.pdf](#)

- 3.c **Resolution Number 93-23: A Resolution of the City Council of the City of Riviera Beach, Palm Beach County, Florida, Authorizing Settlement in the case of Stiven Jerome v. the City of Riviera Beach, Case No. 502022CA004833XXXMB; Authorizing Preferred Governmental Claims Solutions to make payment in the amount of One Hundred Thirty-Two Thousand Eight Hundred Dollars and Zero Cents (\$132,800.00) as full and final settlement; and providing an effective date.**

Dawn Wynn, City Attorney, 561-845-4069

Staff recommends a motion to approve Resolution Number 93-23.

[Cover Page](#)

[Resolution No 93-23-Stiven\\_Jerome.doc](#)

[Hold and Harmless and Affidavit of No Liens.pdf](#)

[Revised Settlement Agreement and Release.pdf](#)

- 3.d **Resolution Number 92-23: A Resolution of the City Council of the City of Riviera Beach, Palm Beach County, Florida, Authorizing the Mayor and City Clerk to execute an Agreement for Professional Services between the City of Riviera Beach and Angelia Gamble to provide Legal Support Services in the area of Litigation and Claims; Amending the term and fee of the Professional Services contract by exercising the one year option to renew the Agreement for an amount not to exceed Eighty-Four Thousand Dollars (\$84,000); the same to be paid from the Professional-other Account Number 10116101-531000 and providing an effective date.**

Dawn Wynn, City Attorney, 561-845-4069

Staff recommends a motion to approve Resolution Number 92-23.

[Cover Page](#)

[Resolution 92-23- A Gamble Contract Amendment.doc](#)  
[Gamble Amendment 1 \(002\).docx](#)

- 3.e **Resolution Number 87-23: A Resolution of the City Council of the City of Riviera Beach, Florida, authorizing the Mayor to execute that certain Agreement for Operation of Business Incubators between the City of Riviera Beach, the Riviera Beach Community Redevelopment Agency and FoundCare, Inc; providing for the Riviera Beach Community Redevelopment Agency to operate and manage the City's business incubator space also; providing an effective date; and for other purposes.**

Elizabeth T. McBride, Deputy City Manager, (561) 812-6595

Staff recommends a Motion to approve Resolution Number 87-23.

[Cover Page](#)

[Resolution Approving FoundCare Incubator Agreement.docx](#)

[EXHIBIT 1 BUSINESS INCUBATORS AGREEMENT.pdf](#)

[Ground Lease and Development Agreement Between City and FoundCare](#)

- 3.f **Resolution Number 85-23: A Resolution of the City Council of the City of Riviera Beach, Palm Beach County, Florida awarding an end-user professional services agreement to C.A.P. Government, Inc. (CAP) to provide building inspection, plan review, and permit technician services by piggybacking Palm Beach County Contract No. 22-080/LI on an as-needed basis as required by the City of Riviera Beach with availability of services commencing immediately upon execution of the agreement and ending November 15, 2027; authorizing the Mayor and City Clerk to execute the agreement; and providing an effective date.**

Elizabeth McBride, Deputy City Manager, 561-845-6595

Staff recommends a motion to approve Resolution Number 85-23.

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[RESOLUTION NUMBER 85-23.docx](#)

[CAP GOVERNMENT AGREEMENT - UNDER 25K.pdf](#)

[PBC Contract Number 22-080\\_LI.pdf](#)

## **END OF CONSENT AGENDA**

### **4. Unfinished Business**

### **5. Petitions and Communications for Filing**

### **6. Awards and Presentations**

- 6.a **Presentation of the City's Audit for 2021/2022.**

Randy M. Sherman, Director of Finance and Administrative Services, CPA,  
CGFO, CTP, 561-845-4045

Staff recommends that the Council accepts the 2021/2022 Audit.

[Cover Page](#)

[City of Riviera Beach Annual Comprehensive Financial Report for FYE Sep 30, 2022final.pdf](#)

**7. Public Hearings**

**8. Ordinances on Second and Final Reading**

- 8.a **Ordinance Number 4230: An Ordinance of the City Council of the City of Riviera Beach, Palm Beach County, Florida, amending Chapter 31 of the code of ordinances entitled “Zoning”; creating section 31-9, entitled Reasonable Accommodation Procedures; providing for severability and conflicts and; providing an effective date.**

Clarence Sirmons, Director of Development Services, AICP, 561-845-4062

Staff recommends a motion to approve Ordinance Number 4230.

[Cover Page](#)

[Reasonable\\_Accommodation\\_Ordinance\\_Final2.docx](#)

[P&Z Staff Report - Reasonable Accommodation Ordinance.docx.pdf](#)

[Municipal Comparison Research.](#)

[Order\\_Confirmation\\_Liners - 2023-06-12T103721.832.pdf](#)

[Order Confirmation 8942313.pdf](#)

- 8.b **Ordinance Number 4221: An Ordinance of the City Council of the City of Riviera Beach, Palm Beach County, Florida, approving the application (ZA-20-02) from Wantman Group Inc. (WGI) requesting a zoning map amendment from an “RO” Recreation Open Space District designation to a “R-PUD” Residential Planned Unit Development District designation, for an approximately 63.58-acre parcel of land formerly known as Lone Pine Golf Course, with postal address 6251 N Military Trail, Riviera Beach Florida, identified by Parcel Control Number 56-42-42-36-07-000-0010; providing for severability, repeal of laws in conflict, codification, and providing for an effective date.**

Clarence Sirmons, AICP, 561-845-4062

Staff recommends that Council review the submitted application for the Zoning Map amendment (ZA-20-02, Ordinance 4221) for the proposed Carrington Pines residential development.

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[Ordinance\\_4221\\_for\\_Application\\_ZA-20-02.docx](#)  
[Staff Report - Carrington Pines 2nd Reading.docx](#)  
[Carrington Pines Comment Response Letter.pdf](#)  
[Lone Pine Estates Plat 2.pdf](#)  
[Lone Pine Estates Plat 3.pdf](#)  
[Lone Pine Golf Course Plat 0 GC.pdf](#)  
[Lone Pines Estates Plat 1.pdf](#)  
[Lone Pines Estates Plat 4 & 5.pdf](#)  
[Rezoning\\_Justification Statement.pdf](#)  
[Lone Pine Property SAR Approval 2-11-2022 \(1\).pdf](#)  
[Lone Pine Community Response to Development & Environmental Report.pdf](#)  
[Preliminary SWM Report.pdf](#)  
[Carrington Pines Zoning Petition Memo Document.pdf](#)  
[Carrington Pines Community Comments.pdf](#)  
[Carrington Pines - Sign Postin Affidavit.pdf](#)  
[Carrington Pines- Proof of Mail Notice.pdf](#)  
[Order Confirmation 8942313.pdf](#)

- 8.c **Ordinance Number 4222: An Ordinance of the City Council of the City of Riviera Beach, Palm Beach County, Florida, approving the application (LU-20-01) from Wantman Group Inc. (WGI) requesting a Future Land Use Map Amendment from a Recreational (REC) designation to partially Single-Family (SF) Residential 6 Units/acre and Low Density Multiple Family Residential (MF-10) designation, for an approximately 63.58-acres parcel of land formerly known as lone pine golf course, with postal address 6251 N Military Trail, Riviera Beach, Florida identified by Parcel Control Number 56-42-42-36-07-000-0010; providing for severability, repeal of laws in conflict, codification, and providing for an effective date.**

Clarence Sirmons, AICP, 561-845-4062

Staff recommends that Council review the submitted application for the Future Land Use Map Amendment (LU-20-01, Ordinance 4222) for the proposed Carrington Pines residential development.

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[Ordinance 4222 for Application LU-20-01 FINAL REVISED.pdf](#)

[Staff Report - Carrington Pines 2nd Reading.docx](#)

[Future Land Use\\_Justification Statement.pdf](#)

[Lone Pine Estates Plat 2.pdf](#)

[Lone Pine Estates Plat 3.pdf](#)

[Carrington Pines Comment Resposne Letter.pdf](#)

[Lone Pine Golf Course Plat 0 GC.pdf](#)

[Lone Pines Estates Plat 1.pdf](#)

[Lone Pines Estates Plat 4 & 5.pdf](#)

[Site Plan.pdf](#)

[Preliminary-Engineering-Plans.pdf](#)

[Preliminary SWM Report.pdf](#)  
[Lone Pine Community Response to Development & Environmental Report.pdf](#)  
[Carrington Pines Community Comments.pdf](#)  
[Supplemental Report- Public Service and Facilities.docx](#)  
[Carrington Pines - Sign Posting Affidavit.pdf](#)  
[Carrington Pines Proof of Mailer Notice.pdf](#)  
[Order Confirmation 8942313.pdf](#)

**9. Ordinances on First Reading**

**COMMENTS FROM THE PUBLIC - 7:30 PM Non-Agenda Item Speakers (Three-Minute Limitation)**

*Public Comments shall begin at 7:30 PM unless there is no further business of the City Council, which in that event, it shall begin sooner. In addition, if an item is being considered at 7:30 PM, then comments from the public shall begin immediately after the item has been concluded.*

**10. Items Tabled**

**REGULAR AGENDA**

**11. Resolutions on Regular Agenda**

- 11.a **Resolution Number 90-23: A Resolution of the City Council of the City of Riviera Beach, Palm Beach County, Florida, approving plat application (PA-22-0001) from Wantman Group Inc. (WGI), to subdivide an existing lot of record (approximately 63.58-acres in land area) into multiple contiguous lots, easements and landscaping tracts as necessary, in order to accommodate 162 Townhome Dwelling units and 124 single family dwelling units (for a total of 286 dwelling units combined) for the Carrington Pines Residential Planned Unit Development (R-PUD), with postal address 6251 N Military Trail, identified by parcel control number 56-42-42-36-07-000-0010, providing for conditions of approval, and providing for an effective date.**

Clarence Sirmons, Director of Development Services, AICP, 561-845-4062

Staff recommends a motion to approve Resolution Number 90-23.

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[Resolution 90-23 Plat Carrington Pines.docx](#)

[Exhibit A- Carrington Pines Plat](#)

[Staff Report - Carrington Pines 2nd Reading.docx](#)

[Engenuity Compliance Letter.pdf](#)

[Lone Pine Golf Course Plat 0 GC.pdf](#)

[Carrington Pines Community Comments.pdf](#)

[Order Confirmation 8942313.pdf](#)



- 11.b **Resolution Number 89-23: A Resolution of the City Council of the City of Riviera Beach, Palm Beach County, Florida, approving site plan application (SP-20-08) from Wantman Group Inc. (WGI), for 162 Townhome Dwelling units and 124 single family dwelling units (for a total of 286 dwelling units combined) in the Carrington Pines Residential Planned Unit Development (R-PUD), on approximately 63.58-acres of land, formerly known as Lone Pine Golf Course, with postal address 6251 N Military Trail, identified by parcel control number 56-42-42-36-07-000-0010, providing for conditions of approval, and providing for an effective date.**

Clarence Sirmons, Director of Development Services, AICP, 561-845-4062

Staff recommends a motion to approve Resolution Number 89-23.

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[Resolution 89-23 Site\\_Plan\\_Carrington Pines.docx](#)

[Attachment-A- Site Plan.pdf](#)

[Staff Report - Carrington Pines 2nd Reading.docx](#)

[Engineering Acceptance Comments.pdf](#)

[Fire Acceptance- 6251 N Military tr. SP2008 2 site plan review.pdf](#)

[Utility Acceptance with Conditions.pdf](#)

[Uniform Land Use Application Form.pdf](#)

[Agent Authorization Form.pdf](#)

[Architectural Plans.pdf](#)

[Carrington Pines\\_Engineering Plans.pdf](#)

[Carrington Pines\\_Landscape Plan.pdf](#)

[Additional Backup- Oustide Agency Approvals and Reports.pdf](#)

[Carrington Pines Community Comments.pdf](#)

[Proof of Mailer Notice-Carrington Pines.pdf](#)

[Carrington Pines - Sign Posting Affidavit.pdf](#)

[Order Confirmation 8942313.pdf](#)

- 11.c **Resolution Number 75-23: A Resolution of the City Council of the City of Riviera Beach, Palm Beach County, Florida, authorizing a work order for Alfonso Hernandez Architect, in the amount of \$58,250.00 for architectural work for the renovations of Tate's Gym; authorizing the City Manager to approve change orders up to ten percent (10%); authorizing the Director of Finance to make payment for same; and providing an effective date.**

Richard Blankenship, Parks and Recreation Director, 561-845-3411

Staff recommends a Motion to approve Resolution Number 75-23.

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[RES.75-23AHA.doc](#)

[RFQ 1006-20-4.pdf](#)

[Resolution\\_112-20.pdf](#)

[ALFONSO HERNANDEZ ARCHITECTS.pdf](#)

12. **Discussion and Deliberation**
13. **Discussion by City Manager**
14. **Discussion by City Attorney**
15. **City Council Committee Reports**
16. **Statements by the Mayor and City Council**

## **ADJOURNMENT**

### **Appeals**

*If any interested person desires to appeal any decision of the City Council with respect to any matter considered at this meeting, at his or her own expense, that 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, pursuant to Section 286.0105, F.S. The City of Riviera Beach does not prepare or provide such a record.*