



City of Coconut Creek

4800 West Copans Road
Coconut Creek, FL 33063

Meeting Agenda - Final

City Commission

JEFFREY R. WASSERMAN, MAYOR
JOHN A. BRODIE, VICE MAYOR
SANDRA L. WELCH, COMMISSIONER
JOSHUA RYDELL, COMMISSIONER
JACQUELINE RAILEY, COMMISSIONER
SHEILA N. ROSE, CITY MANAGER
TERRILL C. PYBURN, CITY ATTORNEY
JOSEPH J. KAVANAGH, CITY CLERK

COMMISSION MEETINGS

TIME: Second and fourth Thursdays of the month at 7:00 p.m.

**PLACE: Coconut Creek Government Center
4800 W. Copans Road**

**Coconut Creek Vision 2030:
An innovative and engaged community with a small-town
personal touch.**

Thursday, August 27, 2026

7:00 PM

**Coconut Creek Government Center -
Commission Chambers**

The City of Coconut Creek City Commission will be conducting a regular meeting of the City Commission on Thursday, August 27, 2026, beginning at 7 p.m. at the Coconut Creek Government Center, Commission Chambers, located at 4800 W. Copans Road, Coconut Creek, Florida 33063.

In addition, this meeting will be broadcast live on the City's website (www.coconutcreek.gov) and the City's CreekTV YouTube channel. The website live stream can be accessed by entering the following link in your internet browser: <https://www.coconutcreek.gov/livestream>

The CreekTV YouTube live stream can be accessed by entering the following link in your internet browser: <https://www.youtube.com/creektv>

The public may appear in person and speak at the meeting. Members of the Commission, City staff, and the public are required to use civil and appropriate language when addressing the Commission or anyone present at the meeting, and must refrain from using vulgarity, profanity, cursing, or exhibiting aggressive or threatening behavior. No racial or ethnic slurs or threatening behavior toward any individual by the Commission, City staff, or the public shall be allowed during any meeting of the Commission. If a person attending a Commission meeting exhibits unruly or threatening behavior or the use of vulgarity, profanity, or otherwise violates the decorum rules set forth herein, the Mayor has the authority to order their removal from the Commission Chambers, which may be done by the Police Department, if necessary. If excessive unruliness occurs, the Mayor has the authority to recess or adjourn the meeting.

Prior to the meeting date, if any member of the public requires additional information on how to participate in the meeting and obtain assistance if needed, please contact:

City of Coconut Creek
City Clerk Department
4800 W. Copans Road
Coconut Creek, FL 33063
954-973-6774
cityclerk@coconutcreek.gov

AGENDA

CALL TO ORDER / ROLL CALL

PLEDGE OF ALLEGIANCE

PRESENTATION(S)

1. [26-117](#) A SWEARING-IN CEREMONY FOR NEW POLICE OFFICERS TYNASHA LOGAN, JERRY MOORE, AND DESHAWN WARREN.
2. [26-089](#) A CEREMONY RECOGNIZING THE PROMOTION OF POLICE SERGEANT DAVID TABLADA TO LIEUTENANT AND POLICE OFFICER MICHAEL GIUTTARI TO SERGEANT.
3. [26-130](#) A PRESENTATION RECOGNIZING COCONUT CREEK K-8 ACADEMY OF EXCELLENCE, TRADEWINDS ELEMENTARY, AND WINSTON PARK ELEMENTARY FOR ACHIEVING AN “A” SCHOOL GRADE FOR THE 2025-2026 SCHOOL YEAR.
4. [26-115](#) A PRESENTATION BY BROWARD COUNTY SCHOOL BOARD SUPERINTENDENT DR. HOWARD HEPBURN AND CHIEF OF STAFF JOHN J. SULLIVAN TO PROVIDE AN UPDATE ON THE SECURE THE NEXT GENERATION REFERENDUM RENEWAL.
5. [26-129](#) A PRESENTATION RECOGNIZING THE 2026 COCONUT CREEK LITTLE LEAGUE 12U ALL-STAR TEAM FOR OUTSTANDING ACHIEVEMENT AND STELLAR REPRESENTATION OF THE COCONUT CREEK COMMUNITY.
6. [26-116](#) A PRESENTATION RECOGNIZING THIRD QUARTER EMPLOYEE MILESTONE ANNIVERSARIES FOR FISCAL YEAR 2026.
7. [26-118](#) A PROCLAMATION RECOGNIZING SEPTEMBER 2026 AS “HUNGER ACTION MONTH.”

Attachments: [PROCLAMATION-Hunger Action Month 2026](#)

8. [26-100](#) A PROCLAMATION RECOGNIZING SEPTEMBER 14-20, 2026, AS

“NATIONAL DIAPER NEED AWARENESS WEEK.”

Attachments: [PROCLAMATION-National Diaper Need Awareness Week](#)

9. [26-112](#) A PRESENTATION BY BROWARD COUNTY REGARDING THE RESILIENT BROWARD GRANT PROGRAM.

Attachments: [BACKUP-Presentation-Resilient Broward Grant Program](#)

10. [26-120](#) A PRESENTATION BY REDSPEED FLORIDA, LLC VICE PRESIDENT GREG PARKS AND COMMUNITY RELATIONS VICE PRESIDENT KEVIN MILLAN REGARDING UPDATES ON THE SCHOOL ZONE SAFETY ENFORCEMENT PROGRAM.

INPUT FROM THE PUBLIC

Three (3) minutes per person on non-agenda items or consent agenda items.

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CONSENT AGENDA

11. [26-113](#) A MOTION TO CANCEL THE NOVEMBER 26, 2026, AND THE DECEMBER 24, 2026, REGULAR CITY COMMISSION MEETINGS.

Sponsors: City Commission

Attachments: [BACKUP-Charter Section 309](#)

12. [RES 2026-122](#) A RESOLUTION ACCEPTING THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) FISCAL YEAR 2026/2027 (FY26/27) PEDESTRIAN AND BICYCLE SAFETY HIGH VISIBILITY EDUCATION AND ENFORCEMENT CAMPAIGN SUBGRANT IN THE AMOUNT OF FIVE THOUSAND DOLLARS (\$5,000); AND AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE THE SUBGRANT AGREEMENT WITH THE INSTITUTE OF POLICE TECHNOLOGY AND MANAGEMENT FOR PEDESTRIAN AND BICYCLE SAFETY EDUCATION AND ENFORCEMENT.

Sponsors: Police Department

Attachments: [RESOLUTION 2026-122-FDOT FY26/27 Pedestrian/Bicycle Enforcement Grant](#)
[AGREEMENT-FDOT FY26/27 Pedestrian/Bicycle Enforcement Grant](#)

13. [RES](#)
[2026-123](#) A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE AMENDMENT NO. 1 TO THE AGREEMENT WITH FLORIDATOURS.COM, LLC FOR CHARTER BUS TRANSPORTATION SERVICES TO APPROVE A FUEL CHARGE ADJUSTMENT TO THE CONTRACTED HOURLY RATES PURSUANT TO IFB NO. 11-09-22-12.
- Sponsors:** Parks and Recreation
- Attachments:** [RESOLUTION 2026-123-Charter Bus Svcs Amdmt 1-IFB No. 11-09-22-12](#)
[EXHIBIT 1-Charter Bus Svcs Amdmt 1-IFB No. 11-09-22-12](#)
[BACKUP-Fuel Supplement Request Letter-Charter Bus Svcs Amdmt 1](#)
[BACKUP-Original Charter Bus Svcs Agrmt-IFB No. 11-09-22-12](#)
[BACKUP-Renewal 1-Charter Bus Svcs Agrmt-IFB No. 11-09-22-12](#)
14. [RES](#)
[2026-132](#) A RESOLUTION AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO APPROVE A CHANGE ORDER IN THE AMOUNT OF \$22,083.76 TO KILOWATT ELECTRIC COMPANY FOR ADDITIONAL ELECTRICAL WORK FOR THE CITY HALL LIGHTING IMPROVEMENT PROJECT.
- Sponsors:** Public Works Department
- Attachments:** [RESOLUTION 2026-132-City Hall Lighting Improvements Change Order](#)
[BACKUP-Change Order Proposal-City Hall Lighting Improvements](#)
[BACKUP-Resolution 2024-016-Kilowatt Agreement](#)

REGULAR AGENDA

Finance and Administrative Services

15. [RES](#)
[2026-138](#) A RESOLUTION AUTHORIZING THE MAYOR, OR DESIGNEE, TO EXECUTE THE FIRST AMENDMENT TO THE JULY 14, 2022 COMMERCIAL LEASE AGREEMENT WITH 4701 JOHNSON ROAD, LLC FOR REAL PROPERTY LOCATED AT 4701 JOHNSON ROAD, SUITE 8, COCONUT CREEK, FLORIDA 33073 WITHIN THE LYONS TECH V - BUILDING 1.
- Attachments:** [RESOLUTION 2026-138-Fire Rescue Admin Lease Agreement First Amdmt](#)
[EXHIBIT 1-Fire Rescue Admin Lease Agreement First Amdmt](#)
[BACKUP-ORD 2022-009-Fire Rescue Admin Lease Agreement](#)
[BACKUP-Market Lease Comparison](#)

Resilient Design and Development

16. [RES](#)
[2026-133](#) A RESOLUTION APPROVING THE MARTINIQUE II-C CONDOMINIUM ASSOCIATION APPLICATION FOR MATCHING GRANT FUNDS FROM THE NEIGHBORHOOD ENHANCEMENT GRANT PROGRAM FOR SECURITY ENHANCEMENTS.
- Attachments:** [RESOLUTION 2026-133-Martinique II-C NEG](#)

17. [RES](#)
[2026-134](#) A RESOLUTION APPROVING THE ANTIGUA II CONDOMINIUM ASSOCIATION APPLICATION FOR MATCHING GRANT FUNDS FROM THE NEIGHBORHOOD ENHANCEMENT GRANT PROGRAM FOR SECURITY ENHANCEMENTS.
- Attachments:** [RESOLUTION 2026-134-Antigua II NEG](#)
[BACKUP-Resolution 2023-119-Antigua II 2023 NEG](#)
[BACKUP-Resolution 2024-093-Antigua II 2024 NEG](#)
[BACKUP-Resolution 2026-067-Antigua II 2026 NEG](#)
18. [RES](#)
[2026-135](#) A RESOLUTION APPROVING THE MARTINIQUE II-E CONDOMINIUM ASSOCIATION APPLICATION FOR MATCHING GRANT FUNDS FROM THE NEIGHBORHOOD ENHANCEMENT GRANT PROGRAM FOR SECURITY ENHANCEMENTS.
- Attachments:** [RESOLUTION 2026-135-Martinique II-E NEG](#)
19. [RES](#)
[2026-116-1](#) A RESOLUTION APPROVING THE SPECIAL LAND USE APPLICATION REQUESTED BY JUAN BASTO OF DOCTORS HEALTH GROUP OF SOUTH FLORIDA, INC. TO ESTABLISH A PHARMACY WITHIN AN EXISTING MEDICAL OFFICE LOCATED AT 3850 COCONUT CREEK PARKWAY, AS LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF. (QUASI-JUDICIAL)(PUBLIC HEARING)(TABLED FROM AUGUST 13, 2026 COMMISSION MEETING)
- Attachments:** [RESOLUTION 2026-116-Coconut Creek Medical Pharmacy SLU](#)
[BACKUP-Sign Location Photo-Coconut Creek Medical Pharmacy SLU](#)
[BACKUP-Aerial Photo-Coconut Creek Medical Pharmacy SLU](#)
[BACKUP-Application-Coconut Creek Medical Pharmacy SLU](#)
[BACKUP-Analysis & Findings-Coconut Creek Medical Pharmacy SLU](#)
[BACKUP-Site Plan-Coconut Creek Medical Pharmacy SLU](#)
[BACKUP-DRC Comments with Responses-CCK Pharmacy](#)
[BACKUP-Community Outreach Summary-Coconut Creek Medical Pharmacy](#)
[BACKUP-Applicant Presentation-Coconut Creek Medical Pharmacy SLU](#)
[MINUTES-Draft Excerpt 2026-0708 PZ Meeting](#)
20. [RES](#)
[2026-119](#) A RESOLUTION APPROVING THE SITE PLAN APPLICATION REQUESTED BY JACQUIE PEDEVILLANO OF BOWMAN CONSULTING ON BEHALF OF WAL-MART STORES EAST, LP FOR A 5,932 SQUARE FOOT ADDITION TO THE EXISTING WALMART STORE GENERALLY LOCATED AT 5571 WEST HILLSBORO BOULEVARD, LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF. (QUASI-JUDICIAL)(PUBLIC HEARING)

Attachments: [RESOLUTION 2026-119-Walmart Expansion Site Plan](#)
[EXHIBIT B-Walmart Expansion Site Plan](#)
[BACKUP-Aerial Photo-Walmart Expansion Site Plan](#)
[BACKUP-Application-Walmart Expansion Site Plan](#)
[BACKUP-Site Plan-Walmart Expansion](#)
[BACKUP-Recorded Plat-Walmart Expansion Site Plan](#)
[BACKUP-Traffic Impact Statement-Walmart Expansion Site Plan](#)
[BACKUP-Trip Distribution-Walmart Expansion Site Plan](#)
[BACKUP-Community Outreach Summary-Walmart Expansion Site Plan](#)
[BACKUP-Applicant Presentation-Walmart Expansion Site Plan](#)
[MINUTES-Draft Excerpt 2026-0708 PZ Mtg](#)

21. [RES](#)
 [2026-118](#) A RESOLUTION APPROVING THE SITE PLAN APPLICATION REQUESTED BY CHRISTINA BILENKI OF MISKEL BACKMAN, LLP, ON BEHALF OF NORTH BROWARD PREPARATORY SCHOOL, FOR AN APPROXIMATELY 56,500 SQUARE FOOT ADDITION TO THE EXISTING SCHOOL CAMPUS FOR ADDITIONAL INSTRUCTIONAL AND PERFORMANCE SPACE FOR THE PROPERTY GENERALLY LOCATED AT 7600 LYONS ROAD, LEGALLY DESCRIBED IN EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF. (QUASI-JUDICIAL)(PUBLIC HEARING)

Attachments: [RESOLUTION 2026-118-North Broward Prep Site Plan](#)
[EXHIBIT B-North Broward Prep Site Plan](#)
[BACKUP-Aerial Photo-North Broward Prep Site Plan](#)
[BACKUP-Application-North Broward Prep Site Plan](#)
[BACKUP-Site Plan-North Broward Prep Expansion](#)
[BACKUP-Survey-North Broward Prep Site Plan](#)
[BACKUP-Traffic Evaluation-North Broward Prep Site Plan](#)
[BACKUP-Fire Flow Test-North Broward Prep Site Plan](#)
[BACKUP-Drainage Statement-North Broward Prep Site Plan](#)
[BACKUP-Water Management Statement-North Broward Prep](#)
[BACKUP-Applicant Supplemental Exhibits-North Broward Prep](#)
[BACKUP-Community Outreach Summary-North Broward Prep](#)
[BACKUP-Applicant Presentation-North Broward Prep](#)
[MINUTES-Draft Excerpt 2026-0708 PZ Mtg](#)

22. [ORD](#)
 [2026-029-1](#) AN ORDINANCE AMENDING THE CITY'S CODE OF ORDINANCES, BY AMENDING CHAPTER 1, "GENERAL PROVISIONS," SECTION 1-8, "GENERAL PENALTY FOR VIOLATION OF CODE; CONTINUING VIOLATION AND OTHER REMEDIES AND ADMINISTRATIVE FEES," TO CORRECT SECTION REFERENCES AND CLARIFY APPLICABILITY OF FINES. (FIRST READING)

Attachments: [ORDINANCE 2026-029-General Penalty for Code Violation \(1st Rdg\)](#)
[BACKUP-Business Impact Estimate-General Penalty for Code Violation](#)

23. [ORD](#)
 [2026-031-1](#) AN ORDINANCE AMENDING THE CITY'S CODE OF ORDINANCES TO REPEAL AND REPLACE THE NAME OF COMMUNITY DEVELOPMENT, DEVELOPMENT SERVICES, AND SUSTAINABLE DEVELOPMENT WITH RESILIENT DESIGN AND DEVELOPMENT THROUGHOUT THE CODE IN ORDER TO PROVIDE FOR HOUSEKEEPING CLEANUP OF THE CITY'S CODE OF ORDINANCES. (FIRST READING)

Attachments: [ORDINANCE 2026-031-RDD Dept Name Change \(1st Rdg\)](#)
[BACKUP-Business Impact Estimate-RDD Dept Name Change](#)

Public Works Department

24. [ORD](#)
 [2026-035-1](#) AN ORDINANCE AUTHORIZING THE MAYOR, OR DESIGNEE, TO EXECUTE THE SECOND AMENDMENT TO THE LEASE AGREEMENT WITH T-MOBILE SOUTH, LLC, WHICH PROVIDES FOR THE MODIFICATION OF EQUIPMENT ON THE CITY'S TELECOMMUNICATIONS TOWER AT THE COMMUNITY CENTER. (FIRST READING)

Attachments: [ORDINANCE 2025-035-T-Mobile Lease at Comm Center 2nd Amdmt \(1st Rdg\)](#)
[EXHIBIT 1-T-Mobile Lease at Community Center 2nd Amdmt](#)
[BACKUP-Business Impact Estimate-T-Mobile Lease-Comm Center 2nd Amdmt](#)
[BACKUP-Original T-Mobile Lease at Community Center](#)
[BACKUP-T-Mobile Lease at Community Center First Amendment](#)

25. [ORD](#)
 [2026-036-1](#) AN ORDINANCE AUTHORIZING THE MAYOR, OR DESIGNEE, TO EXECUTE THE SECOND AMENDMENT TO THE LEASE AGREEMENT WITH CELLCO PARTNERSHIP D/B/A VERIZON WIRELESS TO CLARIFY AND MODIFY THE UTILITY EASEMENT TO THE CITY'S TELECOMMUNICATIONS TOWER AT SABAL PINES PARK. (FIRST READING)

Attachments: [ORDINANCE 2026-036-Verizon Lease at Sabal Pines 2nd Amdmt \(1st Rdg\)](#)
[EXHIBIT 1-Verizon Lease at Sabal Pines 2nd Amdmt](#)
[BACKUP-Verizon Amended Memorandum of Agreement for Sabal Pines](#)
[BACKUP-Business Impact Estimate-Verizon Lease at Sabal Pines 2nd Amdmt](#)
[BACKUP-Original Verizon Lease at Sabal Pines](#)
[BACKUP-Verizon Lease at Sabal Pines First Amendment](#)

26. [ORD](#)
 [2026-037-1](#) AN ORDINANCE AUTHORIZING THE MAYOR, OR DESIGNEE, TO EXECUTE A LEASE AGREEMENT WITH CELLCO PARTNERSHIP D/B/A VERIZON WIRELESS TO LEASE GROUND SPACE AND TOWER SPACE ON THE CITY'S TELECOMMUNICATIONS TOWER AT THE

GOVERNMENT CENTER. (FIRST READING)

Attachments: [ORDINANCE 2026-037-Verizon Lease at Government Center \(1st Rdg\)](#)
[EXHIBIT 1-Verizon Lease at Government Center](#)
[BACKUP-Verizon Memorandum of Agreement for Government Center](#)
[BACKUP-Business Impact Estimate-Verizon Lease at Government Center](#)

27. [ORD 2026-038-1](#) AN ORDINANCE AMENDING THE CITY'S CODE OF ORDINANCES, BY AMENDING CHAPTER 12, "GARBAGE AND REFUSE," ARTICLE II, "COLLECTION AND DISPOSAL," AND ARTICLE III, "RECYCLABLE WASTE," TO PROVIDE FOR UPDATES AND REFLECT CHANGES IN RECYCLING PROCESSES. (FIRST READING)

Attachments: [ORDINANCE 2026-038-Ch 12 Code Amend-Garbage and Refuse \(1st Rdg\)](#)
[BACKUP-Business Impact Estimate-Ch 12 Code Amend-Garbage and Refuse](#)

CITY MANAGER REPORT

CITY ATTORNEY REPORT

COMMISSION COMMUNICATIONS

ADJOURNMENT

NOTE: If any person, firm, or corporation decides to appeal any decision made by the above City Commission with respect to any matter considered at such meeting or hearing, they will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence, if any, upon which the appeal is to be based. (F.S. 286.0105)

In accordance with the Americans with Disabilities Act, any person with a disability who requires assistance to participate in said meeting may contact the City Clerk Department at 954-973-6774 at least two (2) days prior to said meeting.