



Environmental Protection and Growth Management Department  
**PLANNING AND REDEVELOPMENT DIVISION**  
115 S. Andrews Avenue, Room 329K • Fort Lauderdale, Florida 33301 • 954-357-6634 • FAX 954-357-8655

**SUMMARY OF MINUTES**  
CENTRAL COUNTY COMMUNITY ADVISORY BOARD MEETING  
WEDNESDAY, July 17, 2013 - 6:30PM

URBAN LEAGUE OF BROWARD COUNTY  
560 NW 27<sup>TH</sup> Avenue  
Ft. Lauderdale, FL 33311

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**Board Members Present:**

Ms. Deloris Jackson, Chair  
Ms. Alverine Brihm, Vice Chair  
Ms. Tanya Freeman, Advisory Board Member  
Mr. Eligha Lewis III, Advisory Board Member  
Mr. Theotis Pressley, Advisory Board Member  
Reverend Jesse Scipio, Advisory Board Member  
Ms. Julia Porter, Advisory Board Member

**Board Members Excused or Absent:**

Reverend Lonnie B. Spry, Advisory Board Member

**County Staff:**

Mr. Henry Sniezek, Broward County Planning & Environmental Regulation Division  
Mr. Sheldon Riles, Broward County Planning & Environmental Regulation Division  
Mr. Richard Cannone, Broward County Planning & Environmental Regulation Division  
Mr. Albert E. Cummings, Broward County Planning & Environmental Regulation Division  
Mr. John E. Naclerio III, Office of the County Attorney  
Mr. Gerald Henry, Broward County Permitting, Licensing & Consumer Protection Division,  
Community Code

Mr. Jeff Day, Broward County Permitting, Licensing & Consumer Protection Division

Mr. Sandy-Michael E. McDonald, Director, Office of Economic and Small Business Development

Mr. Steven Tinsley, Office of Economic and Small Business Development

**Guests:**

Mr. Randy Jesus, Unincorporated Broward County

Ms. Jacqueline C. Kelly, HOA Boulevard Gardens

Lt. Richard Pisanti, BSO

Capt. Andrew Dunbar, BSO

Ms. Sallie Tillman-Watson, LHPA

Mr. Antonio Davis, Business Owner

Mr. Jackson Smith, Business Partner

Mr. Jasper Suter, WPCA

The Chair Pro-Tem (Reverend Jesse Scipio) called the meeting to order at 6:40PM and asked for the roll call which was done by Mr. Albert Cummings, meeting recorder.

Mr. Eligha Lewis, III asked that before starting, could everyone stand and give a moment of silence for Treyvon Martin.

**Policy for Outdoor Vendor Sales in Central County**

Mr. Jeff Day spoke of what Central County permits and does not permit regarding mobile food trucks. He pointed out that in other parts of Broward County (municipalities) mobile food trucks are permitted if they can provide a parking space for the mobile food unit and parking spaces for customers. The food truck can have a route where they stop at one place for an hour no more than 3 times in a 12 hour period. He pointed out that this is the code for business zoning districts and industrial zoning districts and airport or transportation districts. Mr. Day noted that roadside vendors are currently prohibited in Central County and the only things that are allowed roadside vending are Christmas Trees at Christmas time for 30 days, fireworks at the Fourth of July for 10 days, pumpkins at Halloween and fireworks at New Year's Eve with a prescribed time frame for those as well. Everything else is prohibited.

Mr. Antonio Davis introduced himself and stated he was here to represent his business, Antonio Grill Master located at 601 NW 27<sup>th</sup> Avenue. He also introduced his partner, Mr. Jackson Smith. He stated that everyone knows how the Barbeque stands have been in the past and they decided to do something different. Mr. Davis continued saying his business is in a "state of the art" trailer, which when compared to a kitchen which is professionally run on a day by day basis, is identical. It is up to code, officially

inspected and is licensed by the State. He continued saying we have gone through the process of obtaining insurance and we pay all taxes. We employ 9 to 11 people and taxes are extracted from their salaries. Mr. Davis and Mr. Smith further described their business and asked the Advisory Board to consider recommending to the County Commission a code revision which would allow a use such as theirs as long as they meet all other provisions of the code.

After discussion by the Advisory Board, staff offered to work informally with Mr. Davis and Mr. Smith to assess whether the business discussed could potentially meet all other code requirements if the code was revised to allow mobile food trucks. Any plans and documents normally needed by staff to conduct a code compliance/site plan review would be the responsibility of Mr. Davis and Mr. Smith if they wished for an informal review. The results of any informal review would be brought back to the Advisory Board for discussion as part of a future agenda.

The Chair moved to table this topic and asked for a second and received it.

### **Approval of Minutes of April 17, 2013**

The Chair asked for questions or comments about the minutes of the CCCAB meeting held on April 17, 2013. Hearing none he asked for a motion to approve the minutes. A motion was made and seconded. The minutes were unanimously approved.

### **Staff Liaison Report**

#### *- Upcoming Board Meeting Dates*

The Board decided that the next Advisory Board meeting would be held on August 21, 2013. Staff mentioned that the location of the meeting may change from the Urban League, as it was staff's understanding that the Urban League facility may not be available in August.

In replying to Mr. Lewis's comments, Mr. Sniezek mentioned that the backup for the Board is given to the County Commissioners and their Aides, as well as a list of community "interested parties."

Ms. Julia Porter pointed out that she will be on vacation August 21<sup>st</sup> and won't be able to attend a meeting on that day.

The Chair suggested we go ahead with the meeting once there is a quorum and confirmed that the next meeting date of the CCCAB will be Wednesday, August 21, 2013.

#### *- Updated Advisory Board Policies*

Mr. Sniezek described the differences in the BYLAWS that were disseminated to the Board as part of their backup materials and welcomed any questions regarding this.

#### *- Status of Riverbend marketplace Land use Plan Amendment*

Mr. Sniezek provided a brief update on the status of the Riverbend Marketplace land use plan amendment that had been discussed at the Advisory Board meeting in April.

- *Introduction of Mr. Sandy-Michael McDonald, Director, Broward County Office of Small Business and Economic Development*

Mr. Sniezek introduced Mr. Sandy-Michael McDonald, Director of the Office of Economic and Small Business Development and asked if he could say a few words.

Mr. McDonald spoke about his expertise and offered his services to the Board. He offered to meet with the Board collectively or individually. He then explained how his office can contribute to Central County Community in the areas of Economic Growth and Small Business Development.

### **Discussion and Requested Action Regarding S-Tile vs. Dimensional Shingle Roofing Materials**

Mr. Sheldon Riles gave a PowerPoint Presentation describing the differences in roof S-Tiles and dimensional Shingle Roofing Materials. In his description, he pointed out the performance levels and cost effectiveness of both options and provided the Board with an opportunity to make a decision as to what kind of roofing Materials they desired in Roosevelt Gardens or other areas of the Central County Community. He observed variations such as roof height, single and duplex residents, and driveway and walkway materials, sizes of the property, fences and walls. All of these things were taken into consideration. He also explained how existing building codes affect roofing in the Central County.

Mr. Riles stated that we are requesting an action from the Advisory Board to make a recommendation as to whether or not the current overlay district requirement regarding certain *group* materials that *may* permit dimensional single roof covering, and whether or not they would like to have that language added to the ordinance.

Mr. Lewis stated that if the other Central County neighborhoods want to include the s-tile requirement, then that's what should be considered.

Mr. Sniezek mentioned that that the agenda item resulted from a question asked by a County Commissioner. He stated he didn't think the Commissioner had an opinion one way or the other. The concern was whether the barrel tile, which is more expensive than conventional shingles, could have the effect of developers not even coming in to build new houses.

Mr. Pressley made the motion that the s-tiles be required in all unincorporated areas. The motion was seconded. The vote was 6 yes and 1 nay.

Ms. Porter pointed out that the Board is here to represent their neighborhoods and asked if this is something that they want.

The Chair mentioned it would not be appropriate to discuss this at this meeting. He said it should be discussed with community members in all communities before the Board votes on this matter.

Mr. Naclerio reminded the Board that they just voted to recommend a change. He informed them that somebody on the prevailing motion could bring that back and reconsider.

The Chair made a motion to reconsider the issue of the S-Tiles vs. the Dimensional Shingle Roofing in all the communities. This motion was seconded and passed 6 to 1.

Mr. Lewis opposed and made a motion to continue the requirement in Roosevelt Gardens.

The Chair asked if there is a second on Mr. Lewis's motion to leave the current requirement, which only affects Roosevelt Gardens. The motion was seconded. The motion carried 6 in favor to 1 opposed.

### **Identification of and Activity to Address Code Enforcement "Hot Spots"**

Mr. Cannone of staff described staff's interest in identifying "hot spots" for priority code enforcement action. Mr. Cannone distributed a map with 5 "hot spots" identified along the 27<sup>th</sup> Avenue corridor, after consultation with BSO. He described the purpose which is to remove the blighting conditions. He suggested that before moving forward with an economic development strategy an effort should be taken to make streets are safe and free from drugs, prostitutes and outside drinking. Staff requested feedback from Advisory Board members to identify additional "hot spots" for code enforcement activity.

Lieutenant Richard Pisanti from BSO stated that their "hot spots" are identified in conjunction with County Staff's plan. He then explained how BSO picks "hot spots"

After discussion by the Advisory Board, the Chair asked for a motion for the Planning and Redevelopment Division to focus on the "hot spots" listed on the agenda for tonight to correct whatever problems exist in those areas with a definitive timeline. A motion was made and seconded. The motion was passed unanimously.

### **Status of the Rental Registration and Inspection Program**

Mr. Gerald Henry, Supervisor of Broward County Zoning Code Services gave a PowerPoint presentation regarding the progress being made with the new Rental Registration and Inspection Program. He announced that on June 11<sup>th</sup>, the Board of County Commissioners approved the Program and passed ordinance 2013-28 and explained what this established. He commended the Central County Community Advisory Board for supporting this program because it is focused on building and strengthening communities and addressing issues that have existed for quite some time which is rental properties, maintenance and the involvement of those absentee Landlords and Property Owners of those rental properties.

He handed to the Board a copy of the ordinance and a draft example of the application and explained their meaning beginning with the purpose and essential components of the Program which begins October 1<sup>st</sup> of this year.

After discussion, the Advisory Board thanked Mr. Henry for his efforts in putting this program together.

*Agenda for August 21 Meeting*

Mr. Sniezek asked for some direction for the Agenda for next month.

Mr. Lewis stated that he would like to see an organizational chart.

The Chair made a request to invite Dan West, Director of Parks and Recreation to the next CCCAB meeting to talk about monies allocated for Boulevard Gardens and Franklin Park and to also speak about swings and a sliding board.

Ms. Brihm commented regarding the Business District. The 27<sup>th</sup> Avenue Corridor is definitely in need of improvement and requires a face lift.

**ADJOURN**

The Chair made a motion to adjourn. The motion was seconded and unanimously accepted.

The meeting was adjourned at 9:13PM.