

Jay G. Foy, Mayor
Lawrence Gordon, Vice Mayor
Mark C. Uptegraph, Council Member
Jo H. Plyler, Council Member
Remar M. Harvin, Council Member
John Fenn Foster, Town Attorney
Janice C. Rutan, Town Administrator



**LOCAL PLANNING AGENCY
Town Hall Council Chambers
Thursday ~ May 25, 2017
7:00 p.m.
AGENDA**

- I. CALL TO ORDER**
- II. INVOCATION AND PLEDGE OF ALLEGIANCE**
- III. ROLL CALL**
- IV. APPROVAL OF AGENDA**
- V. PUBLIC HEARINGS AND REGULAR AGENDA: CONSIDER THE FOLLOWING PROPOSED ORDINANCES AND MAKE RECOMMENDATION REGARDING ADOPTION OF SAME TO THE TOWN COUNCIL**
 - a. ORDINANCE 447: AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF HAVERHILL, FLORIDA AMENDING ITS 2009 COMPREHENSIVE PLAN, AS AMENDED, BY AMENDING AND MODIFYING THE FUTURE LAND USE MAP OF ITS LAND USE ELEMENT BY CHANGING AN APPROXIMATELY .98 ACRE PARCEL FROM THE PALM BEACH COUNTY LR 2 – LOW RESIDENTIAL (2 UNITS PER ACRE) DENSITY FUTURE LAND USE DESIGNATION TO THE TOWN OF HAVERHILL’S LOW DENSITY (4 UNITS PER ACRE) AS REQUESTED BY JORGE E. RODRIGUEZ AND ANA L. RODRIGUEZ, OWNERS OF THE PROPERTY AT 1310 PARK LANE, WHICH PARCEL IS LOCATED ON THE EAST SIDE OF PARK LANE APPROXIMATELY 167 FEET NORTH OF THE INTERSECTION OF CYPRUS LANE; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF LAWS IN CONFLICT; PROVIDING FOR TRANSMITTAL TO THE DEPARTMENT OF ECONOMIC OPPORTUNITY; PROVIDING FOR INCLUSION IN THE COMPREHENSIVE PLAN; PROVIDING FOR AN EFFECTIVE DATE AND OTHER PURPOSES**
 - b. ORDINANCE 448: AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF HAVERHILL, FLORIDA AMENDING ITS OFFICIAL ZONING MAP, AS AMENDED, BY REDESIGNATING AN APPROXIMATELY .98 ACRE PARCEL FROM PALM BEACH COUNTY RH – MULTI-FAMILY (HIGH DENSITY) DESIGNATION TO THE TOWN OF HAVERHILL’S R-1 SINGLE FAMILY RESIDENTIAL DESIGNATION AS REQUESTED BY JORGE E. RODRIGUEZ AND ANA L. RODRIGUEZ, OWNERS OF THE PROPERTY AT 1310 PARK LANE, WHICH PARCEL IS LOCATED ON THE EAST SIDE OF PARK LANE APPROXIMATELY 167 FEET NORTH OF THE INTERSECTION OF CYPRUS LANE; PROVIDING FOR CHANGES TO THE OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF LAWS IN CONFLICT; PROVIDING FOR AN EFFECTIVE DATE AND OTHER PURPOSES.**
- VI. ADJOURNMENT**

Notice: If any person decides to appeal any decision of the Town Council at this meeting, he/she will need a record of the proceedings and for this purpose; he/she needs to ensure that a verbatim record of the proceedings is made. The record must include the testimony and evidence upon which the appeal is to be based, pursuant to F.S. 286.0105. The Town of Haverhill does not prepare nor provide such verbatim record.

In accordance with the provisions of the American with disabilities Act (ADA), this document can be made available in an alternate format (large print) upon request. Special accommodations can be provided upon request with three (3) days advance notice of any meeting, by contacting Janice C. Rutan, Town Administrator at the Haverhill Town Hall, 4585 Charlotte Street, Haverhill, Florida. Phone Number (561) 689-0370 Facsimile Number (561) 689-4317

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TOWN COUNCIL REGULAR MEETING

Town Hall Council Chambers

Thursday ~ May 25, 2017

7:00 p.m.

AGENDA

- I. CALL TO ORDER**
- II. INVOCATION AND PLEDGE OF ALLEGIANCE**
- III. ROLL CALL**
- IV. COMMENTS FROM THE PUBLIC**
- V. APPROVAL OF AGENDA**
- VI. APPROVAL OF THE CONSENT AGENDA**
 - a. Approval of the minutes of the April 13, 2017, April 27, 2017 and May 11, 2017 regular meetings
- VII. PROCLAMATIONS AND PRESENTATION**
- VIII. COMMENTS FROM THE PALM BEACH COUNTY SHERIFF'S OFFICE**
- IX. SECOND READINGS AND PUBLIC HEARINGS**
- X. REGULAR AGENDA AND FIRST READINGS**
 - a. Consider request of Palm Beach Habilitation and authorize Unity of Title between Palm Beach Habilitation and Blue Eyes 3, LLC
 - b. First Reading Ordinance 446: AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF HAVERHILL, FLORIDA ANNEXING WITHIN THE CORPORATE AREA OF THE TOWN OF HAVERHILL, FLORIDA, UPON ADOPTION OF SAID ORDINANCE, SAID PROPERTY BEING AN APPROXIMATELY .98 ACRE PARCEL LOCATED ON THE EAST SIDE OF PARK LANE APPROXIMATELY 167 FEET NORTH OF THE INTERSECTION OF CYPRUS LANE; SITUATED IN PALM BEACH COUNTY, FLORIDA, IN ACCORDANCE WITH THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2016) AS REQUESTED BY JORGE E. RODRIGUEZ AND ANA L. RODRIGUEZ, OWNERS OF THE PROPERTY LOCATED AT 1310 PARK LANE; PROVIDING FOR REDEFINING THE BOUNDARY LINES OF THE TOWN OF HAVERHILL TO INCLUDE THE SUBJECT PROPERTY IN THE TOWN'S OFFICIAL BOUNDARY MAP; AND PROVIDING FOR SEVERABILITY, CONFLICTS AND EFFECTIVE DATE.
 - c. First Reading Ordinance 447: AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF HAVERHILL, FLORIDA AMENDING ITS 2009 COMPREHENSIVE PLAN, AS AMENDED, BY AMENDING AND

MODIFYING THE FUTURE LAND USE MAP OF ITS LAND USE ELEMENT BY CHANGING AN APPROXIMATELY .98 ACRE PARCEL FROM THE PALM BEACH COUNTY LR 2 – LOW RESIDENTIAL (2 UNITS PER ACRE) DENSITY FUTURE LAND USE DESIGNATION TO THE TOWN OF HAVERHILL’S LOW DENSITY (4 UNITS PER ACRE) AS REQUESTED BY JORGE E. RODRIGUEZ AND ANA L. RODRIGUEZ, OWNERS OF THE PROPERTY AT 1310 PARK LANE, WHICH PARCEL IS LOCATED ON THE EAST SIDE OF PARK LANE APPROXIMATELY 167 FEET NORTH OF THE INTERSECTION OF CYPRUS LANE; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF LAWS IN CONFLICT; PROVIDING FOR TRANSMITTAL TO THE DEPARTMENT OF ECONOMIC OPPORTUNITY; PROVIDING FOR INCLUSION IN THE COMPREHENSIVE PLAN; PROVIDING FOR AN EFFECTIVE DATE AND OTHER PURPOSES

- c. First Reading Ordinance 448: AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF HAVERHILL, FLORIDA AMENDING ITS OFFICIAL ZONING MAP, AS AMENDED, BY REDESIGNATING AN APPROXIMATELY .98 ACRE PARCEL FROM PALM BEACH COUNTY RH – MULTI-FAMILY (HIGH DENSITY) DESIGNATION TO THE TOWN OF HAVERHILL’S R-1 SINGLE FAMILY RESIDENTIAL DESIGNATION AS REQUESTED BY JORGE E. RODRIGUEZ AND ANA L. RODRIGUEZ, OWNERS OF THE PROPERTY AT 1310 PARK LANE, WHICH PARCEL IS LOCATED ON THE EAST SIDE OF PARK LANE APPROXIMATELY 167 FEET NORTH OF THE INTERSECTION OF CYPRUS LANE; PROVIDING FOR CHANGES TO THE OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF LAWS IN CONFLICT; PROVIDING FOR AN EFFECTIVE DATE AND OTHER PURPOSES.**
- d. First Reading Ordinance 449: AN ORDINANCE BY THE TOWN COUNCIL AMENDING THE TOWN OF HAVERHILL CODE OF ORDINANCES TO REPEAL ANY PREVIOUSLY ORDINANCE ADOPTED FOR FLOODPLAIN MANAGEMENT; TO ADOPT A NEW FLOODPLAIN MANAGEMENT ORDINANCE; TO ADOPT FLOOD HAZARD MAPS, TO DESIGNATE A FLOODPLAIN ADMINISTRATOR, TO ADOPT PROCEDURES AND CRITERIA FOR DEVELOPMENT IN FLOOD HAZARD AREAS, AND FOR OTHER PURPOSES; PROVIDING FOR APPLICABILITY; REPEALER; SEVERABILITY; AND AN EFFECTIVE DATE.**
- e. First Reading Ordinance 450: COLUMBARIUM**
- f. Consider continuation of participation in the interlocal agreement with Palm Beach County in the creation of the Urban County for receipt of federal community development funds from the U.S. Department of Housing and Urban Development**
- g. Waiver of application and issuance of permit for the installation of communication towers in the Town in response to the passage of SB 596**

XI. REPORTS

Town Attorney

Mayor

Town Administrator

Committee/Delegate Report

Treasurer's Report (included in packet)

XII. UNFINISHED BUSINESS

XIII. NEW BUSINESS

XIV. ADJOURNMENT

Notice: If any person decides to appeal any decision of the Town Council at this meeting, he/she will need a record of the proceedings and for this purpose; he/she needs to ensure that a verbatim record of the proceedings is made. The record must include the testimony and evidence upon which the appeal is to be based, pursuant to F.S. 286.0105. The Town of Haverhill does not prepare nor provide such verbatim record.

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TOWN COUNCIL REGULAR MEETING
Town Hall Council Chambers
Thursday ~ May 25, 2017
OFFICIAL MINUTES

The regular monthly meeting of the Haverhill Town Council was held on Thursday, May 11, 2017 at the Town Hall, 4585 Charlotte Street, Haverhill, Florida. Those present were Jay Foy, Mayor; Lawrence Gordon, Vice Mayor and Jo H. Plyler, Council Member. Also present were John Foster, Town Attorney and Janice C. Rutan, Town Administrator.

CALL TO ORDER

Mayor Foy called the meeting to order at 7:10 p.m. immediately following the close of the Local Planning Agency meeting.

COMMENTS FROM THE PUBLIC

None.

APPROVAL OF AGENDA

The Town Attorney requested item X.a. be removed from the agenda and be reconsidered when the required surveys are completed by the applicants. **A motion was made by Council Member Plyler seconded by Vice Mayor Gordon and unanimously passed (4-0) to approve the agenda as amended.**

APPROVAL OF THE CONSENT AGENDA

Approval of the minutes of the April 13, 2017, April 27, 2017 and May 11, 2017 regular meetings.

A motion was made by Vice Mayor Gordon, seconded by Council Member Plyler and unanimously passed (3-0) to approve the consent agenda as presented.

PROCLAMATIONS AND PRESENTATION

None.

COMMENTS FROM THE PALM BEACH COUNTY SHERIFF'S OFFICE

It was reported that there had been 190 calls to central dispatch, 59 traffic incidents and 86 traffic stops. In addition, there had been 2 cars stolen, 2 drug overdoses (1 fatality) 5 police service calls and 1 report of a battery.

The Town Council expressed their appreciation to the Palm beach County Sheriff's office.

SECOND READINGS AND PUBLIC HEARINGS

None.

REGULAR AGENDA AND FIRST READINGS

~~Consider request of Palm Beach Habilitation and authorize Unity of Title between Palm Beach Habilitation and Blue Eyes 3, LLC~~

First Reading Ordinance 446: AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF HAVERHILL, FLORIDA ANNEXING WITHIN THE CORPORATE AREA OF THE TOWN OF HAVERHILL, FLORIDA, UPON ADOPTION OF SAID ORDINANCE, SAID PROPERTY BEING AN APPROXIMATELY .98 ACRE PARCEL LOCATED ON THE EAST SIDE OF

PARK LANE APPROXIMATELY 167 FEET NORTH OF THE INTERSECTION OF CYPRUS LANE; SITUATED IN PALM BEACH COUNTY, FLORIDA, IN ACCORDANCE WITH THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2016) AS REQUESTED BY JORGE E. RODRIGUEZ AND ANA L. RODRIGUEZ, OWNERS OF THE PROPERTY LOCATED AT 1310 PARK LANE; PROVIDING FOR REDEFINING THE BOUNDARY LINES OF THE TOWN OF HAVERHILL TO INCLUDE THE SUBJECT PROPERTY IN THE TOWN'S OFFICIAL BOUNDARY MAP; AND PROVIDING FOR SEVERABILITY, CONFLICTS AND EFFECTIVE DATE.

The title was read by Attorney Foster. Mayor Foy opened the Public Hearing.

The applicant was present in the audience. Attorney Foster confirmed with the applicant his understanding that once annexed into the Town of Haverhill the applicant would be required to adhere to the Town of Haverhill Code of Ordinances and Property Standards.

A motion was then made by Vice Mayor Gordon, seconded by Council Member Plyler and unanimously passed (3-0) to approve for first reading Ordinance 446 calling for the annexation of 1310 Park Lane and noting for the record that the petition for voluntary annexation bears the signatures of all owners of the property.

First Reading Ordinance 447: AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF HAVERHILL, FLORIDA AMENDING ITS 2009 COMPREHENSIVE PLAN, AS AMENDED, BY AMENDING AND MODIFYING THE FUTURE LAND USE MAP OF ITS LAND USE ELEMENT BY CHANGING AN APPROXIMATELY .98 ACRE PARCEL FROM THE PALM BEACH COUNTY LR 2 – LOW RESIDENTIAL (2 UNITS PER ACRE) DENSITY FUTURE LAND USE DESIGNATION TO THE TOWN OF HAVERHILL'S LOW DENSITY (4 UNITS PER ACRE) AS REQUESTED BY JORGE E. RODRIGUEZ AND ANA L. RODRIGUEZ, OWNERS OF THE PROPERTY AT 1310 PARK LANE, WHICH PARCEL IS LOCATED ON THE EAST SIDE OF PARK LANE APPROXIMATELY 167 FEET NORTH OF THE INTERSECTION OF CYPRUS LANE; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF LAWS IN CONFLICT; PROVIDING FOR TRANSMITTAL TO THE DEPARTMENT OF ECONOMIC OPPORTUNITY; PROVIDING FOR INCLUSION IN THE COMPREHENSIVE PLAN; PROVIDING FOR AN EFFECTIVE DATE AND OTHER PURPOSES

The title was ready by Attorney Foster. Mayor Foy opened the Public Hearing.

There being no comment, a motion was made by Vice Mayor Gordon, seconded by Council Member Plyler and unanimously passed (3-0) to pass Ordinance 447 on First Reading.

First Reading Ordinance 448: AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF HAVERHILL, FLORIDA AMENDING ITS OFFICIAL ZONING MAP, AS AMENDED, BY REDESIGNATING AN APPROXIMATELY .98 ACRE PARCEL FROM PALM BEACH COUNTY RH – MULTI-FAMILY (HIGH DENSITY) DESIGNATION TO THE TOWN OF HAVERHILL'S R-1 SINGLE FAMILY RESIDENTIAL DESIGNATION AS REQUESTED BY JORGE E. RODRIGUEZ AND ANA L. RODRIGUEZ, OWNERS OF THE PROPERTY AT 1310 PARK LANE, WHICH PARCEL IS LOCATED ON THE EAST SIDE OF

PARK LANE APPROXIMATELY 167 FEET NORTH OF THE INTERSECTION OF CYPRUS LANE; PROVIDING FOR CHANGES TO THE OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF LAWS IN CONFLICT; PROVIDING FOR AN EFFECTIVE DATE AND OTHER PURPOSES.

The title was ready by Attorney Foster. Mayor Foy opened the Public Hearing.

There being no comment, a motion was made by Council Member Plyler, seconded by Vice Mayor Gordon and unanimously passed (3-0) to pass Ordinance 448 on First Reading.

First Reading Ordinance 449: AN ORDINANCE BY THE TOWN COUNCIL AMENDING THE TOWN OF HAVERHILL CODE OF ORDINANCES TO REPEAL ANY PREVIOUSLY ORDINANCE ADOPTED FOR FLOODPLAIN MANAGEMENT; TO ADOPT A NEW FLOODPLAIN MANAGEMENT ORDINANCE; TO ADOPT FLOOD HAZARD MAPS, TO DESIGNATE A FLOODPLAIN ADMINISTRATOR, TO ADOPT PROCEDURES AND CRITERIA FOR DEVELOPMENT IN FLOOD HAZARD AREAS, AND FOR OTHER PURPOSES; PROVIDING FOR APPLICABILITY; REPEALER; SEVERABILITY; AND AN EFFECTIVE DATE.

The title was ready by Attorney Foster. Mayor Foy opened the Public Hearing.

There being no comment, a motion was made by Council Member Plyler, seconded by Vice Mayor Gordon and unanimously passed (3-0) to pass Ordinance 448 on First Reading.

A discussion followed and it was noted that the adopted flood maps had not yet been published. As such, the Town Council would defer action on second reading of the Ordinance until it has had time to review the maps.

First Reading Ordinance 450: AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF HAVERHILL, FLORIDA, AMENDING CHAPTER 58, ZONING, OF THE TOWN'S CODE OF ORDINANCES, BY AMENDING ARTICLE I, SECTION 58-8, DEFINITIONS, BY ADDING COLUMBARIUM TO THE SAMPLE LIST OF USES REQUIRING ADDITIONAL APPROVAL, AND BY AMENDEING ARTICLE IX, SUPPLEMENTAL DISTRICT REGULATIONS, DIVISION 13, PLACES OF WORSHIP, BY ADDING A NEW SECTION 58-576, COLUMBARIUMS AS AN ACCESSORY USE TO PLACES OF WORSHIP, WHICH NEW SECTION SHALL SET FORTH APPLICATION REQUIREMENTS AND ADDITIONAL STANDARDS FOR COLUMBARIUMS, INCLUDING EXTRA FINDINGS FOR THAT MUST BE MADE BY THE TOWN COUNCIL PRIOR TO ANY COLUMBARIUM BEING PERMITTED AT A PLACE OF WORSHIP; PROVIDING FOR CODIFICATION; PROVIDING FOR SEVERABILITY; PROVIDING FOR THE REPEAL OF LAWS IN CONFLICT; AND PROVIDING FOR AN EFFECTIVE DATE.

The title was read by Attorney Foster. Mayor Foy opened the Public Hearing.

A motion was made by Council Member Plyler to approve Ordinance No. 450 on First Reading. Vice Mayor Gordon seconded the motion for discussion purposes only.

Representatives from St. Christopher's Episcopal Church were present. Attorney Foster commented that the Ordinance needed to include a height provision.

Mayor Foy suggested that the reference of survey be changed to Site Plan and also to delete proposed d (8) as it was redundant. He also questions whether the Town could impose a requirement that sale of the property needed to have the consent of the Town.

Discussion followed. Vice Mayor Gordon inquired as to the construction and sealing of the individual niches in the columbarium. He further expressed his concern that the columbarium can be seen from the street and neighboring properties.

Council Member Plyler accepted the amendments, with Vice Mayor Gordon seconding the motion for approval of Ordinance 450, as amended. The vote was then called and passed 3-0.

Consider continuation of participation in the interlocal agreement with Palm Beach County in the creation of the Urban County for receipt of federal community development funds from the U.S. Department of Housing and Urban Development

The Town Administrator suggested the Town Council table action on the Interlocal Agreement until Council member Harvin could be present as he would be better versed in explaining to Council the benefits, if any, to the Town in continuing participation in the Interlocal Agreement.

By general consensus, action would be deferred to the June 8, 2017 meeting.

Waiver of application and issuance of permit for the installation of communication towers in the Town in response to the passage of SB 596

No action was taken in light of the Town's Council request to Governor Scott to veto CS/CS/HB 687.

REPORTS

Town Attorney

Attorney Foster reported that the Town Council would be reviewing Ordinances extending the medical marijuana moratorium as well as an Ordinance raising the threshold for bidding procedures.

Mayor

Mayor Foy reported the Town had not been one of the municipalities selected to undergo a NPDES audit.

He confirmed that the FEMA maps had not yet been published.

Town Administrator

The Town Administrator reported that she had been in contact with Andrew Jacobson, Attorney for the McCreany Development Company. The Town was being asked to comment on their request for development order amendment to increase the hours of operation at their Turnpike Business Park from 7:00 a.m. – 9:00 p.m. to 24 hours per day, seven days per week.

The project is not located within the Town's jurisdictional boundaries, however, it is located within a 1 mile radius and included in the Town's future annexation area.

Discussion followed. The Town Attorney expressed his concern should the Town Council support a 24 hour operation. Mayor Foy agreed noting that he would like more information on the matter.

By general consensus, the matter was deferred and Mr. Jacobson would be invited to address the Town Council on the proposed development order amendment.

Committee/Delegate Report

None.

Treasurer's Report

Included in packet.

UNFINISHED BUSINESS

None.

NEW BUSINESS

A motion was made by Council Member Plyler and was seconded by Vice Mayor Gordon to pass a Proclamation declaring June 27, 2017 National HIV Testing Day. The motion passed 2 -1 with Mayor Foy voting against the motion.

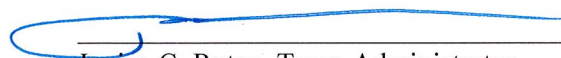
The Town Administrator noted the audit would be presented to Council at the June 22, 2019 meeting.

Council Member Plyler announced she would be out of town for the next 2 Council meetings.

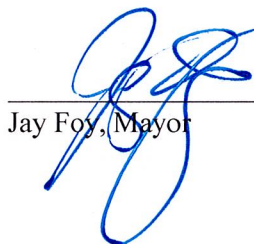
ADJOURNMENT

With no further business to come before the Town Council, the meeting adjourned at 8:15 p.m.

Approved: June 22, 2017



Janice C. Rutan, Town Administrator



Jay Foy, Mayor

**TOWN OF HAVERHILL
REGULAR TOWN COUNCIL MEETING
Thursday, May 25, 2017**

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