

MONDAY  
JUNE 5, 2006  
7:00 P.M.



WESTON COMMUNITY CENTER  
20200 SADDLE CLUB ROAD  
WESTON, FLORIDA

---

**CITY COMMISSION  
REGULAR MEETING AGENDA**

1. Roll Call
2. Pledge of Allegiance
3. Broward Sheriff's Office Law Enforcement Employee of the Month
4. Audience Comments
5. Consent Agenda
  - A. Commissioners' Items Removed for Later Discussion
  - B. Approval of Balance of Consent Agenda

---

***CITY OF WESTON***

---

**QUASI-JUDICIAL HEARING**

The following items are quasi-judicial in nature and are governed by the City's quasi-judicial procedures. If you wish to object or comment upon these items, please wait to do so when the announcement regarding the particular quasi-judicial item is made. You will be required to be sworn in before addressing the Commission, and if you wish to address the Commission, you may be subject to cross-examination. If you refuse to submit to cross-examination, the Commission will not consider what you have said in its final deliberations. The material in the City Commission's agenda backup and the staff résumés on file with the City Clerk will be considered as evidence without authentication.

6. A Resolution of the City Commission of the City of Weston, Florida, considering Application No. 06-5662, variance to allow a chimney structure to extend an additional six feet beyond the required thirty-five foot maximum height allowance, for the property located at 2675 Hunter Court.

***Windmill Ranch Estates***

***Pages 7-28***

---

**END OF QUASI-JUDICIAL HEARING**

7. An Ordinance of the City of Weston, Florida, amending Section 158.71, "City Commission Review," to provide that a variance from the provisions of the Sign Code shall be granted to the specific sign for which the variance has been sought and shall not run with the land; providing for severability; and providing for an effective date.

*Public Hearing and First Reading* *Pages 29-35*
8. An Ordinance of the City of Weston, Florida, amending Section 158.40, "Off-Street Parking and Loading," by amending the shared usage requirements; amending Section 159.081, "Application for Site Plan Approval," by amending the site plan amendment criteria; providing for severability; and providing for an effective date.

*Public Hearing and First Reading* *Pages 36-42*
9. An Ordinance of the City of Weston, Florida, creating Section 101.07, "Restrictions on Locked Stairwells," to prohibit the restriction of ingress and egress to building floors by the locking of stairwells during normal business hours; and providing for an effective date.

*Public Hearing and First Reading* *Pages 43-48*
10. An Ordinance of the City of Weston, Florida, amending Section 12.01, "Definitions," to add definitions relevant to the Minimum Housing and Unsafe Structures Codes; amending Sections 33.03, "Jurisdiction," and 33.07, "Code Enforcement Officers," and creating Sections 33.09, "Code Enforcement Inspections," 33.10, "City Actions to Correct Violations of Chapters 163 and 164," 33.11, "Declaration of Structures as Unfit for Human Occupancy," 33.12, "Demolition of Unsafe Structures," 33.13, "Proof of Correction Before Special Magistrate," and 33.14, "Issuance of Special Magistrate Declarations," to provide a comprehensive scheme for enforcement of the Minimum Housing and Unsafe Structures Codes; amending Section 151.100, "Florida Building Code Adopted," to incorporate the definition of Building Code; creating Chapter 163, "Minimum Housing Code," of the Code of Ordinances, to adopt minimum standards to ensure safe and secure dwellings; creating Chapter 164, "Unsafe Structures Code," to adopt standards necessary to citizens and residents from the dangers of unsafe or abandoned structures; and providing for an effective date.

*Public Hearing and First Reading* *Pages 49-74*
11. An Ordinance of the City of Weston, Florida, creating Section 130.18, "Open Burning Prohibited," to prohibit open burning within the City; and providing for an effective date.

*Public Hearing and First Reading* *Pages 75-79*

12. An Ordinance of the City of Weston, Florida, amending Section 98.02, "Storm Shutter Placement," to allow the City Manager to issue time extensions for maintaining storm shutters in the closed/secured position; and providing for an effective date.

*Second and Final Reading*

*Pages 80-84*

13. An Ordinance of the City of Weston, Florida, providing for amendment of the City Charter by amending Section 2.03, "Election and Term of Office," to change the number of consecutive terms a City Commissioner may serve from two to three; amending Article III, "Administrative," to change the title to "Executive and Administrative;" amending Section 3.01, "City Manager," to eliminate the ability of a management firm to act as the City Manager, and to declare that the City Manager is the Chief Executive and Administrative Officer of the City; amending Section 3.03, "Powers and Duties of the City Manager," to provide that the City Manager and Mayor jointly shall have the power to declare states of emergency and local emergency and to establish and remove curfews; to provide that the City Manager shall have the power to call special meetings of the City Commission at his/her discretion, or at the request of three Commissioners; amending Section 4.01, "Commission Meeting Procedure," to change the procedures for calling special meetings of the City Commission; amending Section 4.03, "Emergency Ordinances," to change the number of affirmative votes required for the adoption of emergency ordinances; providing requisite ballot language for submission to electors; providing for adoption of enabling resolution; and providing for an effective date.

*Second and Final Reading*

*Pages 85-95*

14. An Ordinance of the City of Weston, Florida, amending Section 12.01, "Definitions," to define the Building Code and to simplify the definition of Building Permit; amending Sections 12.01, "Definitions," 98.01, "Storm Shutters Placed on Structures Certified for Occupancy," 98.02, "Storm Shutter Placement," 98.03, "Permissible Storm Shutters," 110.55, "Convenience Businesses," 114.42, "Technical Standards," 151.046, "Street Lights and Underground Utilities," 151.070, "Gravity Sewer Collection System," 157.03, "Registration Requirements," 157.16, "Permit Procedure and Review Criteria," 157.17, "Antenna Installation," 158.30, "Dumpsters and Dumpster Enclosures," 159.016, "Application and Requirement for Development Permits," 159.036, "Adequacy of Fire Protection Service," 159.099, "Access for Vehicles other than Automobiles," 159.136, "Design Criteria for Local Streets by Development Type," 161.01, "Hurricane Regulations," to replace references to the South Florida Building Code with references to the Building Code; and providing for an effective date.

*Second and Final Reading*

*Pages 96-107*

15. **CONSENT AGENDA**

*CITY OF WESTON*

- A. A Resolution of the City Commission of the City of Weston, Florida, adopting the City of Weston 2006 Master Re-Landscaping Plan.  
*Pages 108-129*
- B. A Resolution of the City Commission of the City of Weston, Florida, awarding Bid No. 2006-03 to N&J Construction, for Construction of the Weston City Hall Building.  
*CG&A Project No. 05-5364* *Pages 130-142*
- C. A Resolution of the City Commission of the City of Weston, Florida, awarding Bid No. 2006-05 to Horsepower Electric, Inc., for Emerald Estates Drive Street Lighting Improvements.  
*CG&A Project No. 05-5331* *Pages 143-149*
- D. A Resolution of the City Commission of the City of Weston, Florida, authorizing the purchase of generators to power traffic signal devices during power outages.  
*Pages 150-154*
- E. A Resolution of the City Commission of the City of Weston, Florida, authorizing the purchase and installation of generator cabinets at each of the signalized intersections within the City.  
*Pages 155-161*
- F. A Resolution of the City Commission of the City of Weston, Florida, approving the minutes of the regular meetings of the City Commission of the City of Weston held on April 17, 2006 and May 1, 2006.  
*Pages 162-207*

***BONAVENTURE DEVELOPMENT DISTRICT***

- G. A Resolution of the City Commission of the City of Weston, Florida, as the governing board of the Bonaventure Development District, accepting Drainage and Flowage Easements from Towne Center Properties, Inc. and Town Center Club Authority, Inc.  
*Pages 208-233*

**16. COMMISSION/CITY MANAGER AGENDA REQUESTS**

- A. ***Commissioner Daniel J. Stermer***  
Discussion regarding proposed one penny sales tax related to transportation.  
*Pages 234-241*

B. ***City Manager John R. Flint***

Discussion regarding proposed Broward County School Board High School "MMM" site.

*Pages 242-244*

17. Adjournment

---

**PUBLIC PARTICIPATION AT COMMISSION MEETINGS**

Anyone wishing to address the Commission with regard to a matter appearing on the Agenda or during audience comments must sign in with the City Manager or his designee. Each individual must state his or her name and the name of the entity represented (if applicable) and the item on the agenda to be addressed prior to conclusion of the discussion of the matter. Each person addressing the Commission shall approach the lectern, shall give their name and address in an audible tone of voice for the record, and unless further time is granted by the Presiding Officer, shall limit their address to three (3) minutes. All remarks shall be addressed to the Commission as a body and not to any member thereof. A person speaking on an item on the agenda shall limit their comments to matters relevant to the item. A person speaking during audience comments shall not address any item on the agenda and is strongly encouraged to refrain from making political statements. No person addressing the Commission shall make personal attacks on any member of the Commission or any other individuals or entities. No person, other than the Commission and the person having the floor, shall be permitted to enter into any discussion, either directly or through a member of the Commission, without the permission of the Presiding Officer. No question shall be asked of a Commissioner except through the Presiding Officer.

Any person who addresses the Commission on behalf of an individual, corporation or special interest group for compensation must disclose that representation when stating his or her name, as described above.

Pursuant to Florida Statutes 286.0105, if a person decides to appeal any decision made by the body with respect to any matter considered at such meeting or hearing, he will need a record of the proceedings, and for such purpose, he may need to ensure that a verbatim record of the proceedings is made, which record includes testimony and evidence upon which the appeal is to be based.

Any person requiring auxiliary aids and services at this meeting may call the City Clerk's Office at (954) 385-2000 at least three (3) business days prior to the meeting.