

MINUTES  
TOWN OF JUNO BEACH  
TOWN COUNCIL REGULAR MEETING

**March 22, 2023**

Council Chambers/YouTube  
340 Ocean Drive

PRESENT:           ALEXANDER COOKE, MAYOR  
                      PEGGY WHEELER, VICE MAYOR  
                      MARIANNE HOSTA, VICE MAYOR PRO TEM  
                      ELAINE K. COTRONAKIS, COUNCILMEMBER  
                      DD HALPERN, COUNCILMEMBER

ALSO PRESENT:    JOSEPH LO BELLO, TOWN MANAGER  
                      LEN RUBIN, TOWN ATTORNEY  
                      MATTHEW PAZANSKI, FINANCE DIRECTOR  
                      CAITLIN E. COPELAND-RODRIGUEZ, TOWN CLERK  
                      YASMIN FAVARETTO HAMEL, ADMINISTRATIVE SECRETARY  
                      FRANK DAVILA, DIRECTOR OF PLANNING & ZONING

ABSENT:

Audience: 50

~       CALL TO ORDER – 5:30 PM  
~       PLEDGE OF ALLEGIANCE TO THE FLAG  
~       ADDITIONS, DELETIONS, SUBSTITUTIONS TO THE AGENDA  
          *(Time: 3:13 – 4:37) (TIME STAMP IS BASED OFF OF [YOUTUBE VIDEO](#))*

Councilmember Wheeler asked Council to consider Items #13 & #14 together as they are similar.

*Council gave consensus to consider Items 13 & 14 together.*

Councilmember Halpern introduced the soon to be new Town Manager David Dyess.

1. **COMMENTS FROM THE PUBLIC** *(Time: 4:38 – 38:27)*  
*All Non-Agenda items are limited to three (3) minutes. Anyone wishing to speak is asked to complete a comment card with their name and address prior to the start of the meeting as well as state their name and address for the record when called upon to speak (prior to addressing the Town Council). Town Council will not discuss these items this evening. Any issues will be referred to Staff for investigation; a report will be forwarded to the Town Council; and citizens will be contacted.*

Public Comments Opened at 5:31pm.

Town Clerk Copeland-Rodriguez read comments into the record *(see attached)*.

Charles Hollings, 2084 Radnor Road, expressed his thoughts and concerns regarding the Osceola Road right-of-way park.

Bob Hamilton, 220 Celestial Way 6, commented on the referendum to vote for mayor and the new leadership for the community.

David Cox, 911 Ocean Drive, congratulated Peggy Wheeler and Marianne Hosta on their election and Jason Haselkorn for his service. He also commented on a sidewalk being placed on the west side of Ocean Drive and the need to keep pedestrians out of the bike lane.

Jacob Rosengarten, 1613 E Hemingway Dr, asked for Council's consideration to restore site plan oversight for single-family homes back to the Planning & Zoning Board and explained.

Michael Clarjen-Arconada, 70 Celestial Way, commented on the election and transparency in open government.

Steve Pinard, 370 Apollo Dr, commented on the vote for mayor referendum and thanked Peggy Wheeler.

Beverly Gibel, 451 Olympus Drive, thanked Marianne Hosta and Peggy Wheeler for spearheading the vote for mayor movement.

Jim Ferguson, 391 Sunrise Way, expressed his concern on the Palm Beach Gardens Historical Society running a Discover Juno Beach tour without the Juno Beach Historical Society being notified. He asked the Council and the Town that if they are going to run tours of the Historical Society, to please work with the Juno Beach Historical Society.

April Sovich, Juno Beach, expressed her concerns regarding Kagan Park and safety and explained. She asked for a pickleball or tennis ball court to replace the basketball court at the park and pay parking for non-residents.

Stuart Katz, 900 Ocean Drive, congratulated Marianne Hosta and the people of Juno Beach for passing the vote for mayor referendum. He commented on the Osceola Road right-of-way abandonment and asked the Council to put the Town first and themselves second.

Mark Szalkiewicz, 401 Seaside Lane, congratulated Marianne Hosta on winning and expressed his concern about the encroachment of Pelican Lake.

Mr. Clarjen-Arconada inquired about the discussion on methods for implementing citizen participation in the decision-making process not being on this agenda.

Councilmember Wheeler explained that the item will be placed on the April agenda.

Nancy Wolf, 1613 E Hemingway Dr, addressed Mr. Szalkiewicz's concern.

Mr. Szalkiewicz continued to express his concern about the construction taking place on Ocean Drive along Pelican Lake.

Public Comments Closed at 6:05pm.

2. **PRESENTATION OF RECOGNITION PLAQUE TO COUNCILMEMBER JASON HASELKORN** *(Time: 38:28 – 40:11)*  
*(Town Council)*

Town, Council, and Staff thanked Jason Haselkorn for his service to the Town and provided him with a recognition plaque.

3. **RESOLUTION NO. 2023-03 (PROCLAIMING THE RESULTS OF THE MARCH 14, 2023 MUNICIPAL ELECTION)** (Time: 40:12 – 41:30)  
**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF JUNO BEACH, FLORIDA, PROCLAIMING THE RESULTS OF THE MARCH 14, 2023 GENERAL MUNICIPAL ELECTION; AND PROVIDING FOR AN EFFECTIVE DATE.**  
(Town Attorney Rubin)

Town Attorney Rubin read the Resolution Title.

***MOTION:** Cooke/Cotronakis made a motion to approve Resolution No. 2023-03 proclaiming the results of the March 14, 2023, Municipal Election.*

***ACTION:** The motion passed unanimously.*

4. **SWEARING IN NEWLY ELECTED COUNCIL MEMBER(S) – PEGGY WHEELER (SEAT 3) & MARIANNE HOSTA (SEAT #1)** (Time: 41:31 – 44:34)  
(Town Clerk Copeland-Rodriguez)

Town Clerk Copeland-Rodriguez swore in re-elected official Peggy Wheeler and newly elected official Marianne Hosta.

5. **RESOLUTION NO. 2023-04 (SELECTION OF TOWN OFFICERS – MAYOR, VICE MAYOR, AND VICE MAYOR PRO TEM)** (Time: 44:35 – 53:23)  
**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF JUNO BEACH, FLORIDA, APPOINTING THE MAYOR, VICE MAYOR, AND VICE MAYOR PRO TEM FOR THE UPCOMING YEAR; AND PROVIDING FOR AN EFFECTIVE DATE.**  
(Town Attorney Rubin)

A) Selection of Mayor

Town Attorney Rubin opened nominations for the office of Mayor.

Councilmember Halpern nominated Councilmember Cooke.

Councilmember Cooke accepted.

*Having no further nominations, Councilmember Cooke was selected as Mayor.*

B) Selection of Vice Mayor

Town Attorney Rubin opened nominations for the office of Vice Mayor.

Mayor Cooke nominated Councilmember Wheeler.

Councilmember Wheeler accepted.

*Having no further nominations, Councilmember Wheeler was selected as Vice Mayor.*

C) Selection of Vice Mayor Pro Tem

Councilmember Halpern nominated herself.

Councilmember Cooke nominated Councilmember Hosta.

Councilmember Hosta accepted.

*Mayor Cooke, Vice Mayor Wheeler, and Councilmember Hosta voted for Councilmember Hosta and Councilmember Hosta was selected as Vice Mayor Pro Tem.*

Councilmember Cooke stated that he is happy that the Vote for Mayor passed and explained. He also thanked Don Grasso and Jeri Glynn on the Vote for Mayor initiative.

Councilmember Wheeler commented on the Vote for Mayor referendum.

Town Attorney read Resolution 2023-04 by title with Alexander Cooke as Mayor, Peggy Wheeler as Vice Mayor and Marianne Hosta as Vice Mayor Pro Tem.

***MOTION:** Hosta/Wheeler made a motion to adopt Resolution No. 2023-04.*

***ACTION:** The motion passed unanimously.*

6. **CONSENT AGENDA** (Time: 53:24 – 54:09)

*All matters listed under Item 6, Consent Agenda, are considered to be routine by the Town Council and will be enacted by one motion in the form listed below. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.*

- A. Consider approving the February 22, 2023, Town Council Meeting Minutes
- B. Proclamation – Municipal Clerks Week
- C. Proclamation – PowerTalk 21 Day
- D. Proclamation – National Arbor Day
- E. Proclamation – Kids to Parks Day
- F. Proclamation – Greek Independence Day
- G. Selection of Voting Delegate for the Florida League of Cities’ 2023 Conference and Selection of Voting Delegates for the Palm Beach County League of Cities’ Meetings
- H. Request to Approve Retirement Account Provider for Town Manager David Dyess
- I. Special Event Request – Town of Jupiter Turtle Trot 5K Run
- J. Special Event Request – 2023 Tilapia & Cichlid Rodeo Roundup for Pelican Lake
- K. Building Permits, Inspections, Code Enforcement, and Business Tax Receipt Software Services Contract Renewal

***MOTION:** Cotronakis/Wheeler made a motion to approve the consent agenda.*

***ACTION:** The motion passed unanimously.*

7. **RESOLUTION 2023-05 – COMPLETE STREETS POLICY** (Time: 54:10 – 1:31:06)

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF JUNO BEACH, FLORIDA, APPROVING AND ADOPTING THE TOWN'S COMPLETE STREETS POLICY; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

(Director of Planning and Zoning Davila)

Town Attorney Rubin read the Resolution title.

Director of Planning & Zoning Davila went over the memorandum and asked Council if they had any questions.

Council reviewed, discussed, and asked staff questions on this item.

Public Comments Opened at 6:35pm.

Ms. Gibel commented on this item and recommended a workshop.

Mr. Rosengarten expressed his opposition to this item.

Ms. Wolf expressed her opposition this item.

Michael Clarjen-Arconada expressed his opposition to this item.

Public Comments Closed at 6:47pm.

Ms. Wolf asked for a member of Council to tell the Town why this is good for Juno Beach.

Mr. Clarjen-Arconada expressed his concern on not having citizen participation on this matter.

Council continued to review, discuss, and ask staff questions on this item.

***MOTION: Halpern/Wheeler made a motion to conduct a Workshop on the Town's Streets.***

***ACTION: The motion passed unanimously.***

8. **RESOLUTION NO. 2023-06 - REQUEST FOR PLAT APPROVAL – THE WATERFORD - 601 UNIVERSE BLVD** (Time: 1:31:07 – 1:41:35)

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF JUNO BEACH, FLORIDA, APPROVING A REPLAT OF THE WATERFORD PLANNED UNIT DEVELOPMENT AND AUTHORIZING ITS EXECUTION; AND PROVIDING FOR AN EFFECTIVE DATE.

(Director of Planning and Zoning Davila)

Town Attorney Rubin read the Resolution title.

Director of Planning & Zoning Davila went over the memorandum and asked Council if they had any questions.

Public Comments Opened at 7:00pm.

Charles Hollings, 2084 Radnor Road, expressed his concerns and opposition to this project.

Nancy Lodise, 1865 Pleasant Drive, expressed her opposition to this project.

Public Comments Closed at 7:04pm.

Council reviewed, discussed, and asked staff questions on this item.

***MOTION:*** *Wheeler/Cotronakis made a motion to approve the proposed re-subdivision/plat for The Waterford, subject to any final technical comments prior to the recording of the proposed re-subdivision/plat.*

***ACTION:*** *The motion passed unanimously.*

9. **SELECTION OF PLANNING AND ZONING BOARD MEMBERS** (Time: 1:41:36 – 1:49:59)  
(Director of Planning and Zoning Davila)

Director of Planning & Zoning Davila went over the memorandum and asked Council if they had any questions.

Mayor Cooke appointed Diana Davis.

*All approved the re-appointment of Diana Davis to the Planning and Zoning Board.*

Vice Mayor Wheeler appointed Jim Ferguson.

*All approved the reappointment of Jim Ferguson to the Planning and Zoning Board.*

Vice Mayor Pro Tem Hosta appointed Nancy Wolf.

*All approved the appointment of Nancy Wolf as a regular member of the Planning and Zoning Board.*

Councilmember Cotronakis appointed Michael Stern.

*All approved the reappointment of Michael Stern to the Planning and Zoning Board.*

Councilmember Halpern appointed Laure Shearer.

*All approved the reappointment of Laure Shearer to the Planning and Zoning Board.*

Vice Mayor Wheeler nominated Jane LeClainche for the position of alternate.

Vice Mayor Pro Tem Hosta nominated Richard Shields for the position of alternate.  
Councilmember Halpern nominated Charles Gordon for the position of alternate.

*A majority of the members of Council (Cooke, Wheeler and Contronakis) appointed Jane Le*

*Clainche as alternate member of the Planning and Zoning Board.*

10. **REVIEW OF ORGANIZATIONS FOR COUNCIL PARTICIPATION** (Time: 1:50:00 – 2:04:59)

(Town Clerk Copeland-Rodriguez)

Town Clerk Copeland-Rodriguez went over the memorandum, advised Council of organizations that are discontinued, and asked Council if they had any questions.

*Majority of Council gave consensus to remove the following organizations from the list: Busch Wildlife Sanctuary; Contact Program; Economic Forum of the Palm Beaches; Garden Club; “The Gardens” North County District Park Advisory Committee; North County Intergovernmental -Commissioner Maria Marino; North Palm Beach Cultural Alliance; and Town of Lantana Intergovernmental Clearinghouse.*

*(Updated Organization List attached)*

Public Comments Opened at 7:28pm.

Dimi Kalivas, 140 Ocean Drive, expressed her concern on the neighboring property under construction.

Public Comments Closed at 7:31pm.

11. **DISCUSSION ON DATES, ITEMS, AND FACILITATOR SERVICES FOR THE UPCOMING GOAL PLANNING WORKSHOP** (Time: 2:05:00 – 2:15:24)

(Town Clerk Copeland-Rodriguez)

Town Clerk Copeland-Rodriguez went over the memorandum and asked Council how they would like to proceed.

Council reviewed, discussed, and asked staff and Mr. Dyess questions on this item.

*Council gave consensus to have the Goal Planning Workshop on May 31, 2023.*

***MOTION:** Wheeler/Halpern made a motion to select Dr. Marlowe to be the moderator for the Goal Planning Workshop at a cost equal to last year’s cost.*

***ACTION:** The motion passed unanimously.*

12. **DISCUSSION ON PREEMPTION LAWS GOVERNING THE REGULATION OF PESTICIDES** (Time: 2:15:25 – 2:33:18)

(Per the request of Councilmember Halpern)

Councilmember Halpern went over the memorandum and her thoughts.

Council reviewed, discussed, and asked questions on this item.

Public Comments Opened at 7:48pm.

Mr. Clarjen-Arconada, expressed his support for no pesticides.

John Stelluto, expressed his concern on spraying taking place around Pelican Lake.

Diana Davis, Sunset Way, commented on this item.

Mr. Clarjen-Arconada asked why they are spraying around Pelican Lake.

Director of Public Works Hallock stated that they are not using roundup around the lake and will confirm with the consultant for the area around the 9/11 memorial.

Ms. Sovich expressed her opinion on having to properly maintain the areas around the lake.

Mr. Clarjen-Arconada expressed his disagreement with Ms. Sovich.

Public Comments Closed at 7:58pm.

*Council gave consensus to table this item until the June Town Council meeting.*

13. **DISCUSSION ON REVIEW OF TOWN OF JUNO BEACH SIGN CODES FOR TEMPORARY SIGNS AND BANNERS & (14) DISCUSSION ON TEMPORARY SIGNAGE** (Time: 2:33:19 – 2:47:24)

*(Per the requests of Councilmember Halpern and Vice Mayor Wheeler)*

Councilmember Halpern and Vice Mayor Wheeler went over the memorandum and asked Council for thoughts and discussion.

Council reviewed, discussed, and asked staff questions on this item.

*Council gave consensus to add this item to the Goal Planning Workshop agenda.*

Council continued to review, discuss, and ask staff questions on this item.

***MOTION:*** *Halpern/Wheeler made a motion to have Staff bring this item to the Planning & Zoning Board and have the Board provide a recommendation.*

***ACTION:*** *The motion passed unanimously.*

14. **COMMENTS FROM TOWN MANAGER** (Time: 2:47:25 – 3:09:31)

Town Manager Lo Bello provided updates on legislative matters and the public easements on Ocean Ridge Way.

*Council gave consensus to have a Workshop with the stakeholders for the Ocean Ridge Way public easements on April 26, 2023, from 10am to 12pm.*

Town Manager Lo Bello announced that the new Town Manager David Dyess will be starting on April 13, 2023.

Council reviewed, discussed, and asked both Town Manager Lo Bello and Mr. Dyess

questions on this item.

*Mayor Cooke, Vice Mayor Pro Tem Hosta, and Councilmember Halpern gave consensus to have April 28, 2023 as Town Manager Lo Bello's last day.*

Ms. Wolf commented on this item.

*Council gave consensus to have the title of Town Manager transferred to Mr. Dyess on April 13<sup>th</sup> and Town Manager Lo Bello as the consultant until April 28<sup>th</sup>.*

Vice Mayor Wheeler confirmed that Town Manager Lo Bello's contract is until June 30<sup>th</sup>.

Councilmember Halpern inquired about a going away party.

Town Manager Lo Bello asked to have a joint party with Finance Director Pazanski.

*Council gave consensus to have a joint party for Town Manager Lo Bello and Finance Director Pazanski.*

15. **COMMENTS FROM TOWN ATTORNEY** (Time: 3:09:32 – 3:09:33) - None

16. **COMMENTS FROM STAFF** (Time: 3:09:34 – 3:33:14)

Director of Planning & Zoning Davila stated that the Planning & Zoning Board recommended that the Town Council direct Town Staff to draft an ordinance to address spillover lighting by utilizing portions of the Town of Jupiter and the Town of Palm Beach's regulations, including an examination of dark skies initiative principles and the appropriate footcandle limitations for residential properties, including those abutting environmentally sensitive lands. He also stated that the Planning & Zoning Board recommended that the Town Council direct staff to create an ordinance to define the term "harmony" by looking to the definitions used by the Village of North Palm Beach and City of Lake Worth Beach and add specific requirements to Sections 34-116(b)(2) of the Town Code to address harmony utilizing language from the Town of Palm Beach.

*Council gave consensus to proceed with both Board recommendations.*

Director of Planning & Zoning Davila provided an update on the Charette for Architectural Styles and stated that Rick Gonzalez agreed to participate in the Charette. He asked Council to waive the bidding process to move forward with Mr. Gonzalez and 2GHO for the charette.

***MOTION:*** *Halpern/Cotronakis made a motion forego the bidding process and use Mr. Rick Gonzalez and George Gentile as consultants for the Architectural Styles Charette.*

Council discussed and asked staff questions on the charette.

***ACTION:*** *The motion passed unanimously.*

Finance Director Pazanski updated the Council and Town Managers on completing financial and banking signature cards and paperwork.

Chief of Police Smith went over upcoming police department events, thanked the Police Foundation, and asked Council for a consensus to work with the Town Attorney and draft an ordinance prohibiting bicycles on dune walkovers.

*Council gave consensus to have the Chief of Police work with the Town Attorney in drafting an ordinance prohibiting bicycles on dune walkovers.*

Town Clerk Copeland-Rodriguez announced that Dr. Marlowe's cost last year was \$3,000 and went over upcoming meeting and event dates.

*Council gave consensus to have Council Hour replace Mayor's Hour on the first Friday of every month.*

Town Clerk Copeland-Rodriguez thanked Town Manager Lo Bello for his over 35 years of dedicated service to the Town.

*Council gave consensus to have the Ocean Ridge Way Workshop on April 26, 2023, from 10am to 11:30am.*

17. **COMMENTS FROM COUNCIL** (Time: 3:33:15 – 4:07:40)

Mayor Cooke asked Council for a consensus to have an ordinance drafted on returning Site Plan Review to the Planning & Zoning Board.

*Council gave consensus to move forward with restoring the site plan review in ordinance form back to the Planning & Zoning Board.*

Mayor Cooke stated that he will place the discussion to revert the (CG) 95%/5% on potential development back to 75%/25% on the next agenda.

Council discussed and asked staff questions on this item.

Ms. Wolf commented on this item.

Mr. Rosengarten commented on this item.

Ms. Kalivas and Mr. Szalkiewicz commented on the site plan matter and expressed their concerns on the property being built on Ocean Drive.

Vice Mayor Wheeler requested a report from staff in response to public comments from the citizens to just Council.

*Council gave consensus to have staff prepare a report for Council only on addressing citizens' public comments.*

Vice Mayor Wheeler asked to put the one-cent surtax and American Rescue Funding on the Goal Planning Workshop agenda.

Vice Mayor Pro Tem Hosta announced that the Ecology Group will be having a bird walk on April 12<sup>th</sup> and that she has started a bridge club on Tuesdays from 2pm-5pm. She also

thanked everyone for putting her where she is now and wished everyone a good night.

Councilmember Cotronakis inquired about a going away party for Town Manager Lo Bello. Mr. Dyess stated that he will work with Town Clerk Copeland-Rodriguez on the details.

Councilmember Cotronakis welcomed Vice Mayor Pro Tem Hosta and congratulated the Mayor, Vice Mayor, and Vice Mayor Pro Tem. She stated that she will continue to work for the citizens of Juno Beach to the best of her ability.

Councilmember Halpern asked that staff print materials from the South Florida Water Management District for the lobby and newsletter. She also thanked everyone who made her year as Mayor a success.

Mayor Cooke thanked Councilmember Halpern for her service as Mayor over the last year.

Councilmember Cotronakis recognized the Municipal Clerks Week Proclamation and congratulated Town Clerk Copeland-Rodriguez.

18. **ADJOURNMENT** (*Time: 4:07:41 – 4:07:44*)

Mayor Cooke adjourned the meeting at 9:34pm.

***Minutes Approved on April 26, 2023.***