

**MINUTES  
CITY OF LAKE WORTH BEACH  
REGULAR CITY COMMISSION MEETING  
CITY HALL COMMISSION CHAMBER  
TUESDAY, FEBRUARY 21, 2023 – 6:00 PM**

The meeting was called to order by Mayor Resch on the above date at 6:03 PM in the City Commission Chamber located at City Hall, 7 North Dixie Highway, Lake Worth Beach, Florida.

**ROLL CALL:** (0:15) Present were Mayor Betty Resch, Vice Mayor Christopher McVoy, Commissioners Sarah Malega, Kimberly Stokes and Reinaldo Diaz. Also present were City Manager Carmen Davis, City Attorney Christy L. Goddeau and Deputy City Clerk Shayla Ellis.

**INVOCATION OR MOMENT OF SILENCE:** (0:34) was led by Commissioner Sarah Malega.

**PLEDGE OF ALLEGIANCE:** (1:05) was led by Commissioner Reinaldo Diaz.

**ADDITIONS/DELETIONS/REORDERING:** (1:26)

There were no changes to the agenda.

**PRESENTATIONS:** (1:34) (there is no public comment on Presentation items)

- A. Certificate of Appreciation from the Daughters of the American Revolution to the City of Lake Worth Beach for funds donated to Lake Worth Community High School (1:37)
- B. Presentation by School Board Members Edwin Ferguson and Erica Whifield regarding the State of Education (10:02)
- C. Palm Beach Fire Rescue Update by Geraldine Jaramillo, District Chief (33:52)
- D. Library Advisory Board Update by Mary Lindsay (48:18)

**COMMISSION LIAISON REPORTS AND COMMENTS:** (1:07:28)

**CITY MANAGER'S REPORT:** (1:31:27)

City Manager Davis provided the following report:

- announced the two projects presented by staff to the legislators and sponsored by Rep. Caruso, the Intracoastal Infrastructure Vulnerability Assessment and Phase II of the Parrot Cove Stormwater Resilience
- reported that the Budget Kick-off for Department Directors would be held tomorrow and the schedule would be provided to the commission
- said that the Employee Appreciation Bar-B-Que would be scheduled for next month

**PUBLIC PARTICIPATION OF NON-AGENDAED ITEMS AND CONSENT AGENDA:** (1:35:25)

**APPROVAL OF MINUTES:** (1:41:18)

**Action:** Motion made by Commissioner Malega and seconded by Commissioner Diaz to approve the following minutes:

- A. Regular Meeting - February 7, 2023
- B. Pre-agenda Work Session - February 8, 2023
- C. Special Meeting - February 9, 2023

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor McVoy, and Commissioners Malega, Stokes and Diaz. NAYS: None.

**CONSENT AGENDA:** (1:41:26)

**Action:** Motion made by Vice Mayor McVoy and seconded by Commissioner Malega to approve the Consent Agenda.

- A. Payments of Fiscal Year 2021/2022 Invoices

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor McVoy, and Commissioners Malega, Stokes and Diaz. NAYS: None.

**PUBLIC HEARINGS:** (1:41:35)

- A. Ordinance 2022-15 – Second Reading – Approval of an Urban Planned Development, Major Site Plan, Conditional Use Permit (CUP), and Sustainable Bonus Incentive Program (SBIP) requests for the project commonly referred to as “Lake Worth Station” located at 930 N G Street to construct a 4 to 5-story, 91 dwelling unit multi-family development with 39 multi-family units proposed to qualify as workforce housing.

City Attorney Goddeau read the ordinance by title only.

ORDINANCE NO. 2022-15 AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF LAKE WORTH BEACH, FLORIDA, AMENDING THE OFFICIAL ZONING MAP BY APPROVING THE CREATION OF AN URBAN PLANNED DEVELOPMENT DISTRICT, LOCATED AT 930 NORTH G STREE TO CONSTRUCT AN APPROXIMATELY 5-STORY, 91-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT AS MORE PARTICULARLY DESCRIBED IN EXHIBIT A, LOCATED WITHIN THE TRANSIT ORIENTED DEVELOPMENT - EAST (TOD-E) ZONING DISTRICT WITH A FUTURE LAND USE DESIGNATION OF TRANSIT ORIENTED DEVELOPMENT (TOD) SUBJECT TO SPECIFIC DEVELOPMENT STANDARDS SET FORTH IN EXHIBIT B AND CONDITIONS OF APPROVAL SET FORTH IN EXHIBIT C; APPROVING A CONDITIONAL USE PERMIT; APPROVING HEIGHT AND DENSITY BONUS INCENTIVES THROUGH THE CITY’S SUSTAINABLE BONUS INCENTIVE PROGRAM; APPROVING A MAJOR SITE PLAN FOR THE DEVELOPMENT OF A MIXED USE URBAN PLANNED

DEVELOPMENT; PROVIDED FOR SEVERABILITY, CONFLICTS AND AN EFFECTIVE DATE

**Action:** Motion made by Commissioner Stokes and seconded by Commissioner Malega to approve Ordinance 2022-15 approving an Urban Planned Development, Major Site Plan, Conditional Use Permit (CUP), and Sustainable Bonus Incentive Program (SBIP) requests for the project commonly referred to as “Lake Worth Station” located at 930 N G Street to construct a 4 to 5-story, 91 dwelling unit multi-family development with 39 multi-family units proposed to qualify as workforce housing.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor McVoy, and Commissioners Malega, Stokes and Diaz. NAYS: None.

The meeting recessed at 8:00 PM and reconvened at 8:11 PM.

**NEW BUSINESS:** (2:08:03)

A. Third Amendment to Retail Lease with RTT – Benny's on the Beach, Inc., the current tenant/assignee (2:08:05)

**Action:** Motion made by Commissioner Malega and seconded by Mayor Resch (who passed the gavel) to approve the Third Amendment to Retail Lease with RTT – Benny's on the Beach, Inc., the current tenant/assignee. **Motion was amended.**

**Action:** Amended motion made by Commissioner Malega and seconded by Mayor Resch to approve a month-to-month lease for with RTT – Benny's on the Beach, Inc., the current tenant/assignee at the current lease terms to allow for further negotiations. **Motion amended for a second time.**

**Action:** Second amendment to the motion made by Commissioner Malega and seconded by Mayor Resch to approve the Third Amendment to Retail Lease with RTT – Benny's on the Beach, Inc., the current tenant/assignee for a 90-day extension at the new lease terms to allow for further negotiations of the proposed lease.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor McVoy, and Commissioners Malega, Stokes and Diaz. NAYS: None.

B. Discussion of Fiscal Year 2023 Community Development Block Grant Application (3:11:42)

**Action:** Motion made by Commissioner Malega and seconded by Commissioner Stokes to approve the proposed project for the renovation of the Osborne Center.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor McVoy, and Commissioners Malega, Stokes and Diaz. NAYS: None.

**CITY ATTORNEY'S REPORT:**

City Attorney Goddeau did not provide a report.

**UPCOMING MEETINGS AND WORK SESSIONS:**

February 28 - Utility @ 6 pm

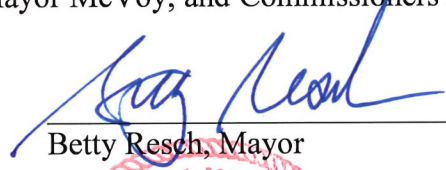
March 7 - Regular @ 6 pm

March 8 - Pre-agenda work session @ 9 am

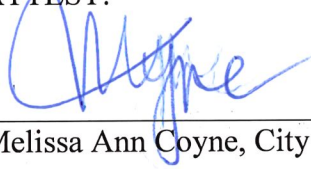
**ADJOURNMENT:** (3:29:12)

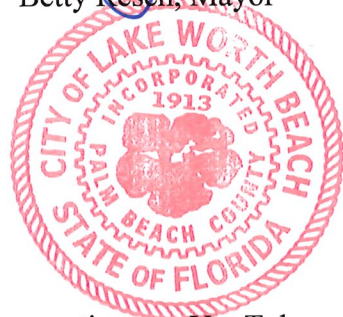
**Action:** Motion made by Commissioner Stokes and seconded by Vice Mayor McVoy to adjourn the meeting at 9:33 PM.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor McVoy, and Commissioners Malega, Stokes and Diaz. NAYS: None.

  
Betty Resch, Mayor

ATTEST:

  
Melissa Ann Coyne, City Clerk



Minutes approved March 7, 2023.

Item time stamps correspond to the video recording of the meetings on YouTube.