City of Hallandale Beach

City Commission

400 S. Federal Highway
Hallandale Beach, FL 33009
www.cohb.org

Mayor Joy F. Cooper
Vice Mayor Michele Lazarow
Commissioner Joy D. Adams
Commissioner Mike Butler
Commissioner Anabelle Lima-Taub

City Manager Dr. Jeremy Earle
City Attorney Jennifer Merino
City Clerk Jenorgen Guillen, MMC

Meeting Minutes

Monday, June 22, 2026	5:30 PM	Commission Chambers

1. CALL TO ORDER

The meeting was called to order by Vice Mayor Michele Lazarow at 4:56 PM.

2. ROLL CALL

Present: 5 - Mayor Joy F. Cooper (via telephone), Vice Mayor Lazarow, Commissioner Adams (arrived at 5:00pm), Commissioner Butler and Commissioner Lima-Taub

City Manager Dr. Jeremy Earle and Deputy City Attorney Roget Bryan were also present.

3. PLEDGE OF ALLEGIANCE

4. ORDER OF BUSINESS

- **Unanimous Consensus**

To defer item 12B to the August 5, 2026, City Commission meeting or soon thereafter.

- **Unanimous Consensus**

To change the Order of Business to the following order: 6D, 6C, 6A and 6B.

The meeting went into recess at 5:00pm.
The meeting was reconvened at 5:30pm.

5. PUBLIC PARTICIPATION (Speakers must sign-in with the City Clerk prior to the start of the meeting)

Vice Mayor Michele Lazarow opened the floor to public comments.
Ira Liebowitz was called to speak.
Qunea Gordon was called to speak.
There being no other speakers, Vice Mayor Michele Lazarow closed the floor to public comments.

6. PRESENTATIONS

A. POLICE & FIRE PENSION BOARD ALAN MILLER PROCLAMATION (SPONSORED BY MAYOR JOY F. COOPER)

Vice Mayor Michele Lazarow and the City Commission presented the proclamation.

B. RETIREMENT PROCLAMATION FOR OFFICER MARTIN JACKSON III (SPONSORED BY CITY COMMISSION)

Vice Mayor Michele Lazarow and the City Commission presented the proclamation.

C. PARKS AND RECREATION MONTH PROCLAMATION (STAFF: PARKS, RECREATION, AND OPEN SPACES DEPARTMENT DIRECTOR)

Vice Mayor Michele Lazarow and the City Commission presented the proclamation.

D. 10-YEAR WATER SUPPLY FACILITIES WORK PLAN PRESENTATION. (STAFF: PUBLIC WORKS DIRECTOR)

The following individuals provided an overview of the item and answered questions from the Commission:
Marlon Lobban, Public Works Director
Janeen Wietgrefe, PE Hazen and Sawyer Consultant
Garrett Bulman, PG Hazen and Sawyer Consultant

E. BUDGET PRESENTATION (STAFF: BUDGET & PROGRAM MONITORING DIRECTOR)

The Budget & Program Monitoring Director presented Item 6D, Budget Presentation, during the Budget Workshop Meeting.

7. APPROVAL OF DRAFT MINUTES

A motion was made by Commissioner Butler, seconded by Commissioner Lima-Taub, to approve the Draft Minutes. The motion carried by the following vote:

Ayes: 5 - Mayor Cooper (via telephone), Vice Mayor Lazarow, Commissioner Adams, Commissioner Butler and Commissioner Lima-Taub

Nayes: 0 -

A. MAY 20, 2026 CITY COMMISSION MEETING (STAFF: CITY CLERK)

Approved

B. MAY 20, 2026 CITY COMMISSION EXECUTIVE SESSION. (STAFF: CITY CLERK)

Approved

C. MAY 6, 2026 SPECIAL CITY COMMISSION BUDGET WORKSHOP. (STAFF: CITY CLERK)

Approved

D. MAY 6, 2026 CITY COMMISSION MEETING (STAFF: CITY CLERK)

Approved

8. CONSENT AGENDA (Matters on the Consent Agenda are not expected to require discussion. Items will be adopted by one motion. If discussion is desired by any member of the Commission, then that item may be pulled from the Consent Agenda by any member of the City Commission and will be considered separately. If the public wishes to speak on a matter on the Consent Agenda they must inform the City Clerk prior to the start of the meeting. They will be recognized prior to the approval of the Consent Agenda or on the separate item, if it is pulled.)

A motion was made by Commissioner Butler, seconded by Commissioner Lima Taub, to approve the Consent Agenda Items 8A through 8J and pull Item 8B. The motion carried by the following vote:

Ayes: 5 - Mayor Cooper (via telephone), Vice Mayor Lazarow, Commissioner Adams, Commissioner Butler and Commissioner Lima-Taub

Nayes: 0 -

A. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA PURCHASE FROM KRONOS SAASHR, INC. FOR TIME CLOCKS AND SOFTWARE MAINTENANCE SUPPORT SERVICES, FOR AN AMOUNT OF ONE HUNDRED, SEVEN THOUSAND, AND FIFTY-SEVEN DOLLARS ($107,057); AND PROVIDING AN EFFECTIVE DATE. (STAFF: CHIEF INFORMATION OFFICER)

Approved under Consent Agenda

B. A RESOLUTION OF THE CITY OF HALLANDALE BEACH, FLORIDA, RELATING TO THE CITY'S STORMWATER UTILITY FEES; PROVIDING FOR COLLECTION OF SUCH STORMWATER UTILITY FEES AS NON-AD VALOREM ASSESSMENTS ON THE ANNUAL PROPERTY TAX BILL; ESTIMATING THE STORMWATER MANAGEMENT SERVICE COST TO BE FUNDED BY THE NON-AD VALOREM ASSESSMENTS IN THE FISCAL YEAR COMMENCING OCTOBER 1, 2026; DESCRIBING THE METHOD OF CALCULATING THE STORMWATER NON-AD VALOREM ASSESSMENTS; DIRECTING PREPARATION OF A PRELIMINARY NON-AD VALOREM ASSESSMENT ROLL; ESTABLISHING A PUBLIC HEARING TO CONSIDER COLLECTION OF THE STORMWATER UTILITY FEES AS NON-AD VALOREM ASSESSMENTS; DIRECTING THE PROVISION OF NOTICE AND CERTAIN OTHER MATTERS IN CONNECTION THEREWITH; AND PROVIDING AN EFFECTIVE DATE. (STAFF: FINANCE DIRECTOR)

A motion was made by Commissioner Butler, seconded by Commissioner Lima-Taub, to approve the Resolution. The motion carried by the following vote:

Ayes: 5 - Mayor Cooper (via telephone), Vice Mayor Lazarow, Commissioner Adams, Commissioner Butler and Commissioner Lima-Taub

Nayes: 0 –

C A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AUTHORIZING THE RENEWAL OF

THE AGREEMENT WITH AETNA FOR GROUP MEDICAL WITH PHARMACY FOR FY 2026-27 PURSUANT TO RFP FY 2023-2024-04, AT A RATE INCREASE NOT TO EXCEED TEN AND TWENTY HUNDRETHS PERCENT (10.20%); AND PROVIDING FOR AN EFFECTIVE DATE. (STAFF: HUMAN RESOURCES DEPARTMENT DIRECTOR)

Approved under Consent Agenda

D. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA AUTHORIZING ENTERING INTO AN INTERLOCAL AGREEMENT WITH BROWARD COUNTY TO PROVIDE SERVICES NECESSARY FOR COMPLIANCE WITH THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM MUNICIPAL SEPARATE STORM SEWER SYSTEM (MS4) PERMIT FOR A PERIOD OF FIVE (5) YEARS AT A TOTAL CUMULATIVE COST NOT-TO-EXCEED SIXTY-THREE THOUSAND, ONE HUNDRED AND THIRTY FOUR DOLLARS ($63,134); AND PROVIDING AN EFFECTIVE DATE. (STAFF: PUBLIC WORKS DIRECTOR)

Approved under Consent Agenda

E. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AUTHORIZING PURCHASE FROM TRINOVA, INC. OF FLOWMETERS, PARTS, AND ACCESSORIES FOR THE CITY’S WATER TREATMENT PLANT, IN NOT TO EXCEED AMOUNT OF ONE HUNDRED, SEVENTEEN THOUSAND, THREE HUNDRED AND EIGHTEEN DOLLARS ($117,318); AND PROVIDING AN EFFECTIVE DATE. (STAFF: PUBLIC WORKS DIRECTOR)

Approved under Consent Agenda

F. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AUTHORIZING A WORK AUTHORIZATION FOR CCNA FIRM HAZEN AND SAWYER, P.C. TO CONDUCT AND PREPARE A STUDY FOR OPTIMAL CORROSION CONTROL TECHNIQUES FOR CONVERSION FROM LIME SOFTENING TO 100% MEMBRANE WATER TREATMENT FOR A NOT TO EXCEED AMOUNT OF FOUR HUNDRED, NINETY-THREE THOUSAND, EIGHT HUNDRED AND SIXTY DOLLARS ($493,860); AND PROVIDING AN EFFECTIVE DATE. (STAFF: PUBLIC WORKS DIRECTOR)

Approved under Consent Agenda

G. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AUTHORIZING A WORK AUTHORIZATION FOR CCNA FIRM JUSTIN ARCHITECTS, P.A. TO PERFORM THE REQUIRED 40- YEAR BUILDING INSPECTION OF CITY BUILDINGS FOR A NOT TO EXCEED AMOUNT OF ONE HUNDRED, ELEVEN THOUSAND, SEVEN HUNDRED, FIFTY-FIVE DOLLARS AND TWENTY-SIX CENTS ($111,755.26); AND PROVIDING AN EFFECTIVE DATE. (STAFF: PUBLIC WORKS DIRECTOR)

Approved under Consent Agenda

H. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE

CITY OF HALLANDALE BEACH, FLORIDA AUTHORIZING A CHANGE ORDER TO PURCHASE ORDER #20260440 WITH SOLE SOURCE PROVIDER AMAYA SOLUTIONS, INC., TO PURCHASE ITS PROPRIETARY BLEND OF CHEMICALS FOR WATER TREATMENT, FOR A TOTAL OF ONE HUNDRED AND TWENTY-SEVEN THOUSAND DOLLARS ($127,000) FOR FY 25-26; AND PROVIDING AN EFFECTIVE DATE. (STAFF: PUBLIC WORKS DIRECTOR)

Approved under Consent Agenda

I. DISCLOSURE OF EMERGENCY PURCHASE: EV BUS PORTABLE CHARGERS. (STAFF: PUBLIC WORKS DIRECTOR)

Approved under Consent Agenda

J. ADVISORY BOARD & COMMITTEE MINUTES (STAFF: CITY CLERK)

Approved under Consent Agenda

9. ORDINANCES ON FIRST READING

A. AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AMENDING SECTIONS 1 THROUGH 13 AND ALL ELEMENTS THEREOF OF THE CITY'S ADOPTED COMPREHENSIVE PLAN, TO INCORPORATE REVISIONS IDENTIFIED THROUGH THE CITY'S EVALUATION AND APPRAISAL REPORT (EAR) REVIEW AND THE 10-YEAR WATER SUPPLY FACILITIES WORK PLAN 2026 UPDATE, PURSUANT TO SECTION 163.3191, FLORIDA STATUTES; PROVIDING FOR TRANSMITTAL OF THE COMPREHENSIVE PLAN TEXT AMENDMENTS PURSUANT TO CHAPTER 163, FLORIDA STATUTES,; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE. (FIRST READING)(STAFF: SUSTAINABLE DEVELOPMENT DIRECTOR)

Vice Mayor Michele Lazarow opened the floor to public comments.
There being no speakers, Vice Mayor Lazarow closed the floor to public comments.

A motion was made by Commissioner Butler, seconded by Commissioner Lima Taub, to approve the Ordinance on First Reading. The motion carried by the following vote:

Ayes: 5 - Mayor Cooper (via telephone), Vice Mayor Lazarow, Commissioner Adams, Commissioner Butler and Commissioner Lima-Taub

Nayes: 0 -

B. AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AMENDING CHAPTER 32, ZONING AND LAND DEVELOPMENT CODE; SPECIFICALLY AMENDING ARTICLE III, "ZONING", DIVISION 2. "ZONING DISTRICTS AND OVERLAYS", SECTION 32-155 "CF COMMUNITY FACILITY DISTRICT", PURPOSE AND INTENT, USES PERMITTED CONDITIONALLY AND THE SITE DEVELOPMENT STANDARDS OF THE COMMUNITY FACILITY DISTRICT; PROVIDING FOR

SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR CODIFICATION; AND PROVIDING FOR AN EFFECTIVE DATE. (FIRST READING)(STAFF: SUSTAINABLE DEVELOPMENT DIRECTOR)

Vice Mayor Michele Lazarow opened the floor to public comments.
There being no speakers, Vice Mayor Lazarow closed the floor to public comments.

A motion was made by Commissioner Butler, seconded by Commissioner Lima Taub, to approve the Ordinance on First Reading. The motion carried by the following vote:

Ayes: 5 - Mayor Cooper (via telephone), Vice Mayor Lazarow, Commissioner Adams, Commissioner Butler and Commissioner Lima-Taub

Nayes: 0 -

10. ORDINANCES ON SECOND READING/PUBLIC HEARING

A. AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AMENDING THE ADOPTED BUDGET FOR FY 2025-26 TO REFLECT THE REVENUES, EXPENDITURES, APPROPRIATIONS AND OTHER MISCELLANEOUS BUDGET ADJUSTMENTS; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE. (SECOND READING)((STAFF: BUDGET & MONITORING DIRECTOR)

Vice Mayor Michele Lazarow opened the floor to public comments.
There being no speakers, Vice Mayor Lazarow closed the floor to public comments.

A motion was made by Commissioner Butler, seconded by Commissioner Lima-Taub, to approve the Ordinance on First Reading. The motion carried by the following vote:

Ayes: 5 - Mayor Cooper (via telephone), Vice Mayor Lazarow, Commissioner Adams, Commissioner Butler and Commissioner Lima-Taub

Nayes: 0 -

B. AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AMENDING THE CITY OF HALLANDALE BEACH ADOPTED COMPREHENSIVE PLAN, FUTURE LAND USE ELEMENT, PART 2.3. “PERMITTED USES IN FUTURE LAND USE CATEGORIES,” SUBPART A.- RESIDENTIAL USE, TO PROVIDE FOR DASHED- LINE AREAS AS AUTHORIZED IN THE BROWARD COUNTY LAND USE PLAN; AMENDING THE FUTURE LAND USE MAP TO CHANGE THE DESIGNATION OF 17.5 NET ACRES FROM COMMERCIAL RECREATION TO COMMERCIAL RECREATION AND IRREGULAR RESIDENTIAL WITHIN A DASHED LINE AREA, ALLOWING A MAXIMUM DENSITY OF 13.03 DWELLING UNITS PER NET ACRE; PROVIDING FOR TRANSMITTAL OF THE COMPREHENSIVE PLAN AMENDMENT PURSUANT TO CHAPTER 163, PART II, FLORIDA STATUTES; PROVIDING FOR TRANSMITTAL OF THE MAP AMENDMENT TO THE BROWARD COUNTY PLANNING COUNCIL; PROVIDING FOR RECERTIFICATION BY THE BROWARD COUNTY PLANNING COUNCIL;

PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE. (SECOND READING)(STAFF: SUSTAINABLE DEVELOPMENT DIRECTOR)

City Attorney Roget Bryan provided an overview of the Quasi-judicial proceedings.

Keith Pollikoff on behalf of the applicant indicated his desire to proceed and waived the presentation. He confirmed for the record that he was familiar with all conditions contained in and proffered by the resolution.

City Clerk Jenorgen Guillen polled the City Commission regarding ex-parte communication.

Commissioner Adams answered in the negative regarding any ex-parte communication noting her decision would be based solely on the testimony heard this evening.

Commissioner Butler answered in the negative regarding any ex-parte communication noting his decision would be based solely on the testimony heard this evening.

Vice Mayor Lazarow answered in the negative regarding any ex-parte communication communication noting her decision would be based solely on the testimony heard this evening.

Commissioner Lima-Taub answered in the negative regarding any ex-parte communication communication noting her decision would be based solely on the testimony heard this evening.

Mayor Cooper was absent.

City Clerk Jenorgen Guillen swore in those who intended to testify during the proceedings.

The following individuals provided an overview of items and answered questions from the Commission:

Steven Williams, Assistant Director of Department of Sustainable Development
Keith Pollikoff, Attorney on behalf of the applicant.

Vice Mayor Michele Lazarow opened the floor to public comments.

Eric White was called to speak.

City Clerk Jenorgen Guillen swore in Eric White during the proceedings.

There being no other speakers, Vice Mayor Michele Lazarow closed the floor to public comments.

A motion was made by Commissioner Butler, seconded by Commissioner Lima-Taub, to approve on Second Reading with findings and conditions as stated in the Ordinance. The motion carried by the following vote:

Ayes: 4 - Vice Mayor Lazarow, Commissioner Adams, Commissioner Butler and Commissioner Lima-Taub

Nayes: 0 -

Absent: 1 - Mayor Joy F. Cooper

11. RESOLUTIONS/PUBLIC HEARING

A. A RESOLUTION OF MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, MAKING CERTAIN FINDINGS AND DESIGNATING THE REAL PROPERTY LOCATED AT 918 SOUTH FEDERAL HIGHWAY, HALLANDALE BEACH, BROWARD COUNTY, FLORIDA 33009, PARCEL ID NUMBERS 5142-28-00-0020, 5142-28-00-0012, 5142-21-01-0220, 5142-21-01-0210, 5142-21-01-0200, 5142-21-01-0180, AND 5142-21-01-0182, AS THE CHAVES LAKES GREEN REUSE AREA PURSUANT TO SECTION 376.80(2)(B), FLORIDA STATUTES, FOR THE PURPOSE OF REHABILITATION, JOB CREATION AND PROMOTING ECONOMIC REDEVELOPMENT; AUTHORIZING THE CITY CLERK TO NOTIFY THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION OF SAID DESIGNATION; PROVIDING AN EFFECTIVE DATE. (SECOND READING)(STAFF: CITY MANAGER)

Brett Brumund with the Goldstein Environmental Law Firm provided an overview of the item and answered questions from the Commission:

A motion was made by Commissioner Lima-Taub, seconded by Commissioner Butler to approve the Resolution. The motion carried by the following vote:

Ayes: 5 - Mayor Cooper (via telephone), Vice Mayor Lazarow, Commissioner Adams, Commissioner Butler and Commissioner Lima-Taub

Nayes: 0 -

12. RESOLUTIONS/CITY BUSINESS

A. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, ESTABLISHING THE PROPOSED MILLAGE RATE; ESTABLISHING THE PROPOSED RATE FOR THE DEBT OBLIGATION FOR THE PARKS AND RECREATION GENERAL OBLIGATION (GO) BOND, THREE ISLANDS NON-AD VALOREM ASSESSMENT RATES, FIRE ASSESSMENT NON AD VALOREM RATES, AND LOT MAINTENANCE ASSESSMENT NON AD VALOREM RATES FOR FISCAL YEAR 2026-2027; AND SETTING THE DATE, TIME AND PLACE OF PUBLIC HEARINGS TO CONSIDER THE PROPOSED RATES AND PROPOSED BUDGET; AND PROVIDING FOR AN EFFECTIVE DATE. (STAFF: BUDGET & MONITORING DIRECTOR)

A motion was made by Commissioner Butler, seconded by Commissioner Lima-, Taub to approve the Resolution. The motion carried by the following vote:

Ayes: 5 - Mayor Cooper (via telephone), Vice Mayor Lazarow, Commissioner Adams, Commissioner Butler and Commissioner Lima-Taub

Nayes: 0 -

B. ELECTIONS TENTS AND SIGNS DISCUSSION. (SPONSORED BY COMMISSIONER JOY D. ADAMS)

Item was deferred to the August 5, 2026, City Commission Meeting.

13. COMMISSIONER COMMUNICATIONS - Items not on the Agenda

A. COMMISSIONER ADAMS

No Communication.

B. COMMISSIONER BUTLER

No Communication.

C. COMMISSIONER LIMA-TAUB

No Communication.

D. VICE MAYOR LAZAROW

No Communication.

E. MAYOR COOPER

No Communication.

14. CITY ATTORNEY COMMUNICATIONS - Items not on the Agenda

Deputy City Attorney Roget Bryan had no communication.

15. CITY MANAGER COMMUNICATIONS - Items not on the Agenda

City Manager Dr. Jeremy Earle provided a verbal report.

16. INFORMATIONAL ITEMS: (No Action Required)

17. ADJOURN

There being no further business to discuss before the City Commission, the meeting adjourned without objection at 7:30 pm.

(Note for the record: The Minutes are not a verbatim transcript of the meeting. A copy of the audio/video recording is available for public inspection at the City Clerk's Office/Legistar until the time of disposition in accordance with the Records Disposition and other Public Records Law.)

RESPECTFULLY SUBMITTED BY: ATTEST:

Joy F. Cooper, Mayor

Jenorgen Guillen, City Clerk

Adopted Date