

TOWN OF LOXAHATCHEE GROVES

TOWN HALL COUNCIL CHAMBERS

155 F. ROAD, LOXAHATCHEE GROVES, FL 33470

TOWN COUNCIL REGULAR MEETING

AGENDA

AUGUST 04, 2026 – 6:00 PM



Lisa El- Ramey, Mayor (Seat 2)

Manish Sood, Vice Mayor (Seat 5) William "Joe" Stephens, Councilmember (Seat 1)

Anita Kane, Councilmember (Seat 3) Paul T. Coleman II, Councilmember (Seat 4)

Administration

Acting Town Manager, Valerie Oakes

Town Attorney, Jeffrey S. Kurtz, Esq.

Acting Town Clerk, Kenthia White, FRP

Community Standards Director, Caryn Gardner-Young

Public Works Director, Craig Lower

Civility: Being "civil" is not a restraint on the First Amendment right to speak out, but it is more than just being polite. Civility is stating your opinions and beliefs, without degrading someone else in the process. Civility requires a person to respect other people's opinions and beliefs even if he or she strongly disagrees. It is finding a common ground for dialogue with others. It is being patient, graceful, and having a strong character. That is why we say "Character Counts" in Town of Loxahatchee. Civility is practiced at all Town meetings.

Special Needs: In accordance with the provisions of the American with Disabilities Act (ADA), persons in need of a special accommodation to participate in this proceeding shall within three business days prior to any proceeding, contact the Town Clerk's Office, 155 F Road, Loxahatchee Groves, Florida, (561) 793-2418.

Quasi-Judicial Hearings: Some of the matters on the agenda may be "quasi-judicial" in nature. Town Council Members are required to disclose all ex-parte communications regarding these items and are subject to voir dire (a preliminary examination of a witness or a juror by a judge or council) by any affected party regarding those communications. All witnesses testifying will be "sworn" prior to their testimony. However, the public is permitted to comment, without being sworn. Unsworn comment will be given its appropriate weight by the Town Council.

Appeal of Decision: If a person decides to appeal any decision made by the Town Council with respect to any matter considered at this meeting, he or she will need a record of the proceeding, and for that purpose, may need to ensure that a verbatim record of the proceeding is made, which record includes any testimony and evidence upon which the appeal will be based.

Consent Agenda: Those matters included under the Consent Agenda are typically self-explanatory, non controversial, and are not expected to require review or discussion. All items will be enacted by a single motion. If discussion on an item is desired, any Town Council Member, without a motion, may "pull" or remove the item to be considered separately. If any item is quasi-judicial, it may be removed from the Consent Agenda to be heard separately, by a Town Council Member, or by any member of the public desiring it to be heard, without a motion.

Comment Cards: Anyone from the public wishing to address the Town Council, it is requested that you complete a Comment Card before speaking. Please fill out completely with your full name and address so that your comments can be entered correctly in the minutes and give to the Town Clerk. During the agenda item portion of the meeting, you may only address the item on the agenda being discussed at the time of your comment. During public comments, you may address any item you desire. Please remember that there is a three (3) minute time limit on all public comment. Any person who decides to appeal any decision of the Council with respect to any matter considered at this meeting will need a record of the proceedings and for such purpose, may need to ensure that a verbatim record of the proceedings is made which included testimony and evidence upon which the appeal is to be based. Persons with disabilities requiring accommodations in order to participate should contact the Town Clerk's Office (561-793-2418), at least 48 hours in advance to request such accommodation.

TOWN COUNCIL AGENDA ITEMS

CALL TO ORDER

PLEDGE OF ALLEGIANCE

MOMENT OF SILENCE

ROLL CALL

ADDITIONS, DELETIONS AND MODIFICATIONS

PRESENTATIONS

1. Presentation by Gina Levesque, from the PBC Commission on Ethics.

COMMENTS FROM THE PUBLIC ON NON-AGENDA ITEMS

Public Comments for the regular meetings may be received by email, or in writing to the Town Clerk's Office until 12:00 PM (Noon) day of the meeting. Comments will be forwarded to the Town Council for informational purposes, however, they will not be read into the record. Town Council meetings are livestreamed and close-captioned for the general public via our website, instructions are posted there. Town Council meetings are livestreamed and close-captioned for the general public via our website, instructions are posted there. There is a 3 minute limit per person.

CONSENT AGENDA

2. Minutes from the Regular Town Council Meeting on July 7, 2026.

PUBLIC HEARING

3. **Proposed Resolution No. 2026-51-** A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF LOXAHATCHEE GROVES, FLORIDA, APPROVING A SIGN-RELATED VARIANCE FOR AN ADDITIONAL MONUMENT SIGN NOT LOCATED AT A DRIVEWAY, CONSISTING OF APPROXIMATELY 3.43 ACRES, GENERALLY LOCATED AT THE NORTHEAST CORNER OF SOUTHERN BOULEVARD AND "F" ROAD WITH AN ADDRESS OF 13475 SOUTHERN BLVD; PROVIDING FOR CONFLICT, SEVERABILITY, AND AN EFFECTIVE DATE.

Proposed Resolution No. 2026-52- A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF LOXAHATCHEE GROVES, FLORIDA, APPROVING A SITE PLAN AMENDMENT APPLICATION TO APPROVE A MASTER SIGN PLAN AND MODIFICATIONS TO AN EXISTING MONUMENT SIGN ALONG SOUTHERN BLVD. FOR THE GROVES MEDICAL PLAZA, CONSISTING OF APPROXIMATELY 3.43 ACRES, GENERALLY LOCATED AT THE NORTHEAST CORNER OF SOUTHERN BOULEVARD AND “F” ROAD, MORE SPECIFICALLY LOCATED AT 13475 SOUTHERN BLVD.; PROVIDING FOR CONFLICT, SEVERABILITY, AND AN EFFECTIVE DATE.

REGULAR AGENDA

4. **Proposed Ordinance No. 2026-03-** FIRST READING, AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF LOXAHATCHEE GROVES, FLORIDA, APPROVING A MASTER PLAN AMENDMENT FOR THE GROVES TOWN CENTER PLANNED UNIT DEVELOPMENT (“PUD”), INCLUDING AMENDMENTS TO PREVIOUS CONDITIONS OF APPROVAL AND TO REFLECT THE REMAINING DEVELOPMENT ALLOWANCES IN THE PUD, GENERALLY LOCATED AT THE NORTHEAST CORNER OF SOUTHERN BOULEVARD AND “B” ROAD, MORE SPECIFICALLY DESCRIBED IN EXHIBIT “A”; PROVIDING FOR CONFLICT, SEVERABILITY, AND AN EFFECTIVE DATE.
5. **Proposed Resolution No. 2026-65-** A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF LOXAHATCHEE GROVES, FLORIDA APPROVING A CONTINUING CONTRACT WITH CRI ADVISORS LLC, FOR ACCOUNTING AND FINANCIAL SERVICES; AUTHORIZING THE MAYOR TO EXECUTE NECESSARY DOCUMENTS IN FORMS ACCEPTABLE TO THE TOWN MANAGER AND TOWN ATTORNEY TO IMPLEMENT THE INTENT OF THIS RESOLUTION; AUTHORIZING THE TOWN MANAGER AND THE TOWN ATTORNEY TO TAKE SUCH ACTIONS AS ARE NECESSARY TO IMPLEMENT THIS RESOLUTION; AND PROVIDING FOR AN EFFECTIVE DATE.
6. Discussion and update on negotiations with Coastal Waste and Recycling.
7. Discussion regarding the RV Program.
8. Discussion regarding North Road paving.
9. Discussion regarding Zoning Map and/or Zoning Text Amendment for RE properties.
10. Discussion regarding Line of Sight Code Amendment language.
11. Discussion regarding additional funding for Loxahatchee Groves Stormwater System Rehabilitation Phase III.
12. Direction Regarding Town Manager Recruitment and Interim Management Services.
13. Discussion regarding the Town Attorney's Contract.

TOWN STAFF COMMENTS

Town Manager

Town Attorney

14. Update on Huurr Homes.

TOWN COUNCILMEMBER COMMENTS

William "Joe" Stephens (Seat 1)

Anita Kane (Seat 3)

Paul T. Coleman II (Seat 4)

Manish Sood, Vice Mayor (Seat 5)

Mayor Lisa El-Ramey (Seat 2)

15. Meeting Recap with Palm Beach County Mayor Sara Baxter.

ADJOURNMENT