



Meeting Minutes City Commission

Tuesday, November 18, 2025

7:00 PM

Commission Chambers

CALL TO ORDER AND ROLL CALL

The meeting was called to order on the above date by Mayor Todd Drosky at 7:01 p.m., in the City Commission Chambers, City Hall, Deerfield Beach.

Present:

Commissioner Michael Hudak
Commissioner Tom Plaut
Commissioner Daniel Shanetzky
Vice Mayor Ben Preston
Mayor Todd Drosky

Also Present:

City Manager Rodney Brimlow
City Attorney Anthony Soroka
City Clerk Heather Montemayor

MOMENT OF SILENCE AND PLEDGE OF ALLEGIANCE

There was a moment of silence, followed by the Pledge of Allegiance.

APPROVAL OF CITY COMMISSION MINUTES

Regular City Commission Meeting Minutes - October 21, 2025

MOTION was made by Commissioner Plaut, seconded by Vice Mayor Preston to approve the meeting minutes as submitted. Voice Vote:

Yeas: 5 - Commissioner Hudak, Commissioner Plaut, Commissioner Shanetzky, Vice Mayor Preston, and Mayor Drosky
Nays: 0

ACKNOWLEDGEMENT OF CITY BOARD MINUTES

Affordable Housing Advisory Board Meeting Minutes - August 5, 2025
Code Compliance Meeting Minutes - October 7, 2025
Community Appearance Board Meeting Minutes - October 8, 2025

MOTION was made by Commissioner Hudak, seconded by Vice Mayor Preston, to acknowledge the board minutes. Voice Vote:

Yeas: 5 - Commissioner Hudak, Commissioner Plaut, Commissioner Shanetzky, Vice Mayor Preston, and Mayor Drosky
Nays: 0

APPROVAL OF CITY COMMISSION AGENDA

November 18, 2025

APPROVAL OF CITY COMMISSION AGENDA - CONTINUED

MOTION was made by Vice Mayor Preston, seconded by Commissioner Hudak, to approve the agenda as submitted. Voice Vote:

Yeas: 5 - Commissioner Hudak, Commissioner Plaut, Commissioner Shanetzky, Vice Mayor Preston, and Mayor Drosky
Nays: 0

Eric Power, Deputy City Manager, provided a brief update on the status of the SE 8th Avenue flooding event.

AWARDS & RECOGNITION

1. Certificate of Recognition presented to various city staff for their outstanding leadership and exceptional dedication to the City.

Vice Mayor Preston recognized various city staff for their outstanding leadership and exceptional dedication to the City. Thereafter, he presented a certificate to each.

2. Certificate of Recognition presented by Captain Hofstein to BSO Law Enforcement staff.

Captain Hofstein, BSO District X, recognized various law enforcement staff for their ongoing efforts with keeping the community safe.

PUBLIC COMMENT

Demetrious Xenakis, 1200 SE 15th Avenue, Deerfield Beach, expressed concerns with HB 3095, which directs the US Postal Service to designate unique zip codes for certain communities.

Bernie Parness, 3074 Harwood F, Deerfield Beach, commented on police and fire rescue services negotiations. Thereafter, he said all information must be obtained prior to the Commission making a decision.

Donna Capobianco, 2157 Cambridge G, Deerfield Beach, spoke in support of staying with the Broward Sheriff's Office (BSO).

Demetrius Givens, 1150 SW 7th Avenue, Deerfield Beach, said he supports this city and whatever decision is made. Thereafter, he commented on the importance of bringing the community together.

April Bolowich, 899 NE 4th Street, Deerfield Beach, thanked individuals from American Legion Post 287 & 162 for their sand bag donations. Thereafter, she thanked Commissioners Hudak and Shanetzky for their efforts. Lastly, she said the drainage issues must be corrected prior to bringing police and fire services in-house.

Glenn Lochrie, 1316 SE 5th Court, Deerfield Beach, commented on the execution of the public safety workshops.

Tom Caputi, 405 SW Natura Avenue, Deerfield Beach, expressed concerns with potholes near BrandsMart, across from Tivoli, and Hillsboro and Natura. Additionally, he expressed concerns with the removal of the trees for the new development at 700 W. Hillsboro Blvd.

Gloria Battle, 1240 SW 6th Way, Deerfield Beach, expressed concerns with the public safety workshops. Further, she said additional parking is needed at Braithwaite.

Roger Freitag, 418 SE 2nd Street, Deerfield Beach, commented on the public safety workshops. Further, he suggested that the lights be turned off at city hall at night. Lastly, he expressed concerns with the food trucks at the Farmer's Market and asked what benefits the City receives from the League of Cities.

Caryl Berner, 3130 Cambridge F, Deerfield Beach, commented on a movie she saw at the Paragon Theaters.

PUBLIC COMMENT - CONTINUED

Thomas Noland, 406 SE 8th Avenue, Deerfield Beach, stated that residents should have some sort of platform or forum, i.e. SeeClickFix, to express their concerns.

Dan Herz, 330 SE 19th Avenue, Deerfield Beach, commented on the ongoing police and fire rescue negotiations. Thereafter, he commented on the public safety workshops, as well as the flooding that occurred on SE 8th Avenue.

Joseph Cummings, 267 Oakridge P, Deerfield Beach, commented on the public safety workshops. Thereafter, he commented on the private event that occurred at the Wyndham, and asked if the City will be charged for the uniformed deputies.

Gwyndolen Clarke-Reed, 1430 SW 6th Way, Deerfield Beach, commented on the public safety workshops. Further, she stated that all of the information needs to be distributed to the public, so the public has an opportunity to ask questions.

Howard Noland, 325 SE 3rd Terrace, Deerfield Beach, commented on the police and fire contracts and delivery of service throughout the years. Thereafter, he commented on the public safety workshops.

CONSENT - BOARD APPOINTMENTS

- 3. Resolution 2025/ - A Resolution of the City Commission of the City of Deerfield Beach, Florida, appointing Darlene Swaffar as a regular member to the Charter Review Board and removing Hans Bodewig from the Board; and providing for an effective date.**

The Resolution was read by title only.

Commissioner Plaut provided a brief overview of Ms. Swaffar's background and credentials.

Commissioner Shanetzky spoke in opposition to the appointment, as each district should be equally represented.

In response to Commissioner Hudak's question, Anthony Soroka, City Attorney, replied that there is nothing that states the individual must live within the district.

Commissioner Plaut stated that his alternate resides in District 4.

Mayor Drosky opened the public hearing.

The below individuals spoke in opposition to the appointment:

Roger Freitag, 418 SE 2nd Street, Deerfield Beach.

Dan Herz, 330 SE 19th Avenue, Deerfield Beach.

Dean Kallan, 3250 SW 2nd Court, Deerfield Beach.

Darlene Swaffar, 621 Siesta Key Circle, Deerfield Beach, provided a brief overview of her background and credentials. Thereafter, she requested that the Commission approve the appointment, as she wants to help serve her community.

Gwyndolen Clarke-Reed, 1430 SW 6th Way, Deerfield Beach, spoke in opposition to the appointment.

Mayor Drosky closed the public hearing.

Commissioner Shanetzky continued to express concerns with the appointment, whereas, each district should be equally represented.

Vice Mayor Preston expressed concerns with Commissioner Plaut not appointing his alternate to the regular seat.

CONSENT - BOARD APPOINTMENTS - CONTINUED

Commissioner Hudak stated that although he trusts Commissioner Plaut's choices and understands that Ms. Swaffar is qualified, he agreed that each district should be equally represented.

Mayor Drosky stated that he will support the appointment, as he trusts Commissioner Plaut's judgement and there is no district requirement.

In response to Vice Mayor's Preston's question, Commissioner Plaut replied that he felt Ms. Swaffar had more board experience than his alternate. Although, he understands that the regular members vote, he believes that the regular and alternate members are equal.

In response to Commissioner Shanetzky's question, Mr. Soroka said there is not a deadline for the completion of work by the Charter Review Board; however, the terms are for one year, with the Commission having the ability to extend them for six months.

Mayor Drosky passed the gavel and seconded the motion.

MOTION was made by Commissioner Plaut, seconded by Mayor Drosky, to approve Item 3, adopted Resolution 2025/195. Roll Call:

Yeas: 2 - Commissioner Plaut & Mayor Drosky

Nays: 3 - Commissioner Hudak, Commissioner Shanetzky, and Vice Mayor Preston

The motion failed, 2-3.

CONSENT - AGREEMENTS & EXPENDITURE REQUESTS

Commissioner Shanetzky commented on Items 5, 7, 8, 9, and 10.

Mayor Drosky opened the public hearing on Items 4 - 10.

Roger Freitag, 418 SE 2nd Street, Deerfield Beach, commented on Item 6.

Glenn Lochrie, 1316 SE 5th Court, Deerfield Beach, spoke in support of Item 7.

Dan Herz, 330 SE 19th Avenue, Deerfield Beach, commented on Item 7.

Katy Freitag, 418 SE 2nd Street, Deerfield Beach, provided a brief explanation of consent agenda items.

Jonathan Ounjian, 1938 NE 6th Street, Deerfield Beach, expressed concerns with elected officials asking questions they already know the answer to, and not asking questions about how the money is being spent.

T.J. Eagen, 1372 SE 5th Street, Deerfield Beach, commented on Item 7.

Joe Cummings, 267 Oakridge P, Deerfield Beach, commented on Item 7.

Mayor Drosky closed the public hearing.

MOTION was made by Commissioner Hudak, seconded by Vice Mayor Preston, to approve Items 4 - 10 in concert. Roll Call:

Yeas: 5 - Commissioner Hudak, Commissioner Plaut, Commissioner Shanetzky, Vice Mayor Preston, and Mayor Drosky

Nays: 0

CONSENT - AGREEMENTS & EXPENDITURE REQUESTS - CONTINUED

4. **Resolution 2025/196 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, approving the software subscriber agreement with Park Loyalty, Inc. for parking and traffic enforcement software and services for a three-year term with one-year renewal options thereafter; authorizing execution of the Agreement with Park Loyalty, Inc. in an annual amount not to exceed \$42,750.00, for a total aggregate amount not to exceed \$128,250.00 during the initial three-year term; providing for implementation and an effective date. (*Funds from Account #100-400-210-8904-000-58900-503937 - Bank Charges*)**
5. **Resolution 2025/197 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, approving the issuance of a purchase order to Southern Sewer Equipment Sales and Service, Inc. for repair services for the City's Vac-Con sewer cleaning vacuum truck in an amount not to exceed \$31,954.78 in accordance with Section 38-116(3)(c)(2) of the City's Procurement Code for sole source purchases; providing for implementation and an effective date. (*Funds from Account #401-300-360-3603-000-53600-503105 - Repairs and Maint Equipment*)**
6. **Resolution 2025/198 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, approving the issuance of a purchase order to Evoqua Water Technologies, LLC to furnish maintenance services for the Water Treatment Plant's chlorine emergency scrubber system in an amount not to exceed \$38,570.00 in accordance with Section 38-116(3)(c)(2) of the City's Procurement Code for sole source purchases; providing for implementation and an effective date. (*Funds from Account #401-300-360-3602-000-53600-503105 - Repairs and Maint Equipment*)**
7. **Resolution 2025/199 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, approving the fiscal year 2026 funding agreement with the Deerfield Beach Historical Society, Inc. for Phase III of the Butler House Rehabilitation Project in an amount not to exceed \$200,000.00; authorizing execution of the Funding Agreement; providing for implementation and an effective date. (*Funds from Account #100-500-640-5400-000-55400-504094 - Other Community Contributions*)**
8. **Resolution 2025/200 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, approving Contract #JA126-06-2026 with the Areawide Council on Aging of Broward County, Inc. for the Older Americans Act Programs in an amount not to exceed \$203,142.86 and a city matching fund contribution of \$88,571.43 for total program funding of \$291,714.29; authorizing execution of the Contract; providing for implementation and an effective date. (*Funds from multiple accounts*)**
9. **Resolution 2025/201 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, approving and adopting the 2025-2028 Title VI Plan; providing for conflicts, implementation and an effective date.**
10. **Resolution 2025/202 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, authorizing the carry forward of American Rescue Plan Act Funding in the amount of \$2,827,257.00 to fund completion of the ARPA Projects, and the carry forward of \$50,000.00 of general funds for ARPA contractual services from the 2025 fiscal year budget to the 2026 fiscal year budget; providing for implementation and an effective date. (*Funds from multiple accounts*)**

DEPARTMENTAL BUSINESS

11. **Motion and consideration to direct the City Manager to execute a contract with the Urban Land Institute (ULI) to provide a Technical Advisory Panel to review and provide recommendations regarding Article XI "Beach Development" of the City Charter.**

Anthony Soroka, City Attorney, explained that the Charter Review Board would like to bring in the Urban Land Institute (ULI) to assist with the review of Article XI.

Mayor Drosky opened the public hearing.

DEPARTMENTAL BUSINESS - CONTINUED

Tinka Ellington, 1517 SE 6th Street, Deerfield Beach, spoke in support of Item 11.

Terry Scott, 180 SW 3rd Avenue, Deerfield Beach, requested that other companies be researched, prior to entering into this contract.

Roger Freitag, 418 SE 2nd Street, Deerfield Beach, agreed with Mr. Scott; nonetheless, if the Commission decides to move forward, he hopes the public is able to be involved throughout the process.

Dan Herz, 330 SE 19th Avenue, Deerfield Beach, spoke in support of Item 11.

Peggy Noland, 325 SE 3rd Terrace, Deerfield Beach, spoke in support of Item 11.

Gwyndolen Clarke-Reed, 1430 SW 6th Way, Deerfield Beach, asked if consultants will be needed for other sections of the Charter.

Jonathan Ounjian, 1938 NE 6th Street, Deerfield Beach, spoke in support Item 11.

Katy Freitag, 418 SE 2nd Street, Deerfield Beach, spoke in support of good development, and the five-story cap on the island.

Mayor Drosky closed the public hearing.

Commissioner Shanetzky spoke in opposition to giving the Charter Review Board \$25,000, whereas, this commission should be deciding on how taxpayer dollars are spent. Thereafter, he commented on the previous use of the ULI, as well as conversations he's had with other cities who recently changed their charter. Lastly, he recommended that the funds be used to hire a consultant to assess the condition of the City's deteriorated police and fire stations.

Commissioner Hudak spoke in support of the ULI, as he wants the Board to be as informed as possible when making recommendations to this commission.

Vice Mayor Preston stated that although the concerns regarding costs are valid, he agreed that the Board should be as informed as possible. Additionally, the ULI will ensure that the process is thorough; therefore, he spoke in support of the ULI. Lastly, he spoke in opposition to an RFP.

Mayor Drosky said when taxpayer dollars are spent, the Commission has an obligation to question the expense and determine whether the cost benefit analysis is beneficial. Thereafter, he commented on the previous use of the ULI. Further, he commended the Charter Review Board for their recommendation.

Commissioner Plaut spoke in support of the ULI.

MOTION was made by Commissioner Plaut, seconded by Commissioner Hudak, to direct the City Manager to execute a contract with the ULI. Roll Call:

Yeas: 5 - Commissioner Hudak, Commissioner Plaut, Commissioner Shanetzky, Vice Mayor Preston and Mayor Drosky

Nays: 0

COMMENTS BY ADMINISTRATION & LEGAL

CITY ATTORNEY - None.

CITY MANAGER - None.

CITY COMMISSION BUSINESS

12. ORDINANCE 2025/ - AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DEERFIELD BEACH, FLORIDA, AMENDING SECTIONS 2-377 "CODE ENFORCEMENT CITATION PROCEDURES" AND 2-378 "SCHEDULE OF CIVIL PENALTIES" OF ARTICLE VI "CODE ENFORCEMENT" OF CHAPTER 2 "ADMINISTRATION" OF THE CITY CODE OF ORDINANCES TO ESTABLISH THE PROCESS AND PENALTIES FOR ENFORCEMENT OF SNIPE SIGN VIOLATIONS AND OTHER CODE VIOLATIONS RELATED TO TEMPORARY SIGNS BEING INSTALLED IN THE PUBLIC RIGHTS-OF-WAY OR ON CITY PROPERTY; PROVIDING FOR CODIFICATION, SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.

The Ordinance was read by title only.

Commissioner Shanetzky temporarily left the meeting at 10:02 p.m. and returned at 10:04 p.m.

Anthony Soroka, City Attorney, provided a brief overview of the Item.

Mayor Drosky stated that Code Compliance collects between 1,000 and 1,500 snipe signs each week, many of which are neither from nor for the City of Deerfield Beach; therefore, this will allow the City to institute the civil citation process.

In response to Commissioner Hudak's question, Mr. Soroka replied that these are for signs located within the public rights-of-way. Further, if someone receives three violations, the fourth will be in the form of a notice to appear in court. Thereafter, he outlined other violations that are prosecuted through the county court system.

Commissioner Plaut spoke in support of Item 12, as the signs are a nuisance.

Vice Mayor Preston expressed concerns with the use of signage by the churches, whereby, he does not want them to have issues.

In response to Commissioner Shanetzky's question, Mr. Soroka replied that placing any signage in prohibited areas, i.e. public rights-of-way would be an issue.

Mayor Drosky opened the public hearing.

Roger Freitag, 418 SE 2nd Street, Deerfield Beach, commented on signage placed on vacant properties, whereby, election signage should be removed once the election concludes.

Gloria Battle, 1240 SW 6th Way, Deerfield Beach, spoke in support of Item 12.

Janice Fulmore-Tigner, 1090 SW 4th Terrace, Deerfield Beach, stated that she was unaware of the current laws in place. Thereafter, she commented on missing signage and not receiving any warning.

In response to Mayor Drosky's question, Mr. Soroka replied that this is directed toward public property of rights-of-way.

Glenn Lochrie, 1316 SE 5th Court, Deerfield Beach, suggested that one ticket be provided for the offense, whereas, the individual may be unaware of the offense.

Joe Cummings, 267 Oakridge P, Deerfield Beach, spoke in support of Item 12.

Thomas Noland, 406 SE 8th Avenue, Deerfield Beach, commented on the City's use of signage, which are left up longer than expected. Further, he asked where the monies from the fines will go, i.e. non-profit, removal of blight, etc.

Demetrios Xenakis, 1200 SE 15th Avenue, Deerfield Beach, stated that many people are unaware that the swales are considered public property. Further, he asked for leniency for churches. Lastly, he asked if this ordinance covers signage for open houses.

CITY COMMISSION BUSINESS - CONTINUED

Katy Freitag, 418 SE 2nd Street, Deerfield Beach, stated that permits can be obtained for sign placement. Further, she commented on city event signage being removed by code compliance.

Mayor Drosky closed the public hearing.

Vice Mayor Preston stated that this must be written in a way that targets outside individuals who are breaking the rules, whereby, he does not want the residents to be negatively impacted.

Commissioner Hudak agreed with using the fines toward a non-profit, i.e. Packer Rattlers, or to remove blight.

MOTION was made by Commissioner Hudak, seconded by Commissioner Plaut, to approve Item 12 on first reading. Roll Call:

Yeas: 5 - Commissioner Hudak, Commissioner Plaut, Commissioner Shanetzky, Vice Mayor Preston, and Mayor Drosky
Nays: 0

Mr. Soroka stated that the ordinance did not change any of the underlying regulations, whereby, an additional enforcement tool was added.

Rodney Brimlow, City Manager, stated that half of the fine for code violations goes into the target area trust fund.

COMMENTS BY MAYOR & CITY COMMISSION**COMMISSIONER HUDAK****DISTRICT 1**

National League of Cities - Commissioner Hudak commented on the upcoming event.

Farmer's Market - Commissioner Hudak said he's received complaints from surrounding businesses within the Cove, and asked the City Manager and Director of Economic Development to look into solutions.

Public Safety Workshops - Commissioner Hudak commented on inaccurate information made by another commissioner during the workshops. Thereafter, he expressed the importance of providing factual information to the community.

COMMISSIONER SHANETZKY**DISTRICT 3**

Century Village - In response to Commissioner Shanetzky's question, Eric Power, Deputy City Manager, replied that he is unsure of the current status of the Century Village main gate; nonetheless, he can reach out to the contractor tomorrow and request a timeline. Thereafter, he thanked Master Management for providing bus services.

Crystal Lake - Commissioner Shanetzky thanked city staff for the installation of a sidewalk on Green Road from NW 18th Avenue to NE 45th Avenue. Thereafter, he commented on additional work that will be done, i.e. installation of speed bumps. On December 8th, the Meadows of Crystal Lake will be hosting an HOA meeting.

Thank You - Commissioner Shanetzky thanked American Legion Post 162 & 287 for their donation of 325 sandbags to residents in District 1 that were affected by the flooding event. Thereafter, he thanked the Town of Hillsboro Beach for their sand donation

Feed the Streets Event - Commissioner Shanetzky said the American Legion Post 287 will be hosting an event on November 22nd.

COMMENTS BY MAYOR & CITY COMMISSION - CONTINUED

Composting Center - Commissioner Shanetzky stated that he received a complaint regarding the area, and asked that it be cleaned up.

Commissioner Plaut stated that he received the same complaint, which was immediately remedied by staff.

CERT Program - Commissioner Shanetzky recommended establishing this program to assist in future catastrophes.

COMMISSIONER PLAUT**DISTRICT 4**

Events - Commissioner Plaut commented on the Veteran's Day event. Thereafter, he commented on an event he attended at Nova Southeastern University. Lastly, he commented on the upcoming National League of Cities event.

VICE MAYOR PRESTON**DISTRICT 2**

Public Safety Workshops - Vice Mayor Preston said this commission wanted to attend those workshops, but the City Manager asked that we not attend, as he did not want anyone violating the Sunshine Law. Additionally, he wanted the community to feel comfortable and assured that their comments would not be diminished or influenced by the Commission's presence. Lastly, he said there has not been a decision made regarding police and fire services, regardless of what the media outlets are saying.

Happy Thanksgiving - Vice Mayor Preston wished everyone a great holiday. Further, he said many people are hungry, and if you can, support those in need.

MAYOR DROSKY

Public Safety Workshops - Mayor Drosky reiterated that this commission was advised to not attend the workshops, so the community felt comfortable and confident in providing their input. Further, he said once the data is received, everyone will have the opportunity to ask questions.

Happy Thanksgiving - Mayor Drosky said regardless of our differences, we have a lot to be grateful and thankful for, which should be shared with others. Thereafter, he wished everyone a great holiday.

ADJOURNMENT

There was no additional business to discuss.

MOTION was made by Commissioner Plaut, seconded by Vice Mayor Preston, to adjourn the meeting at 11:12 p.m. Voice Vote:

Yeas: 5 - Commissioner Hudak, Commissioner Plaut, Commissioner Shanetzky, Vice Mayor Preston, and Mayor Drosky

Nays: 0

CITY OF DEERFIELD BEACH

TODD DROSKY, MAYOR

Heather Montemayor, CMC, City Clerk