MINUTES
Regular Council Meeting
June 16, 2026
6:30 p.m.
Government Center
6601 Main Street
Miami Lakes, Florida 33014

1. PROCLAMATIONS, RECOGNITIONS AND AWARDS:

Mayor Dieguez invited the President of the Miami Lakes Bar Association, Ms. Melissa Alvarez, to come forward and present the Associations' 2026 Scholarship Award to Mr. Gabriel Diaz. She explained that the purpose of this scholarship is to recognize an outstanding graduating senior from the community that has demonstrated not only academic success, but leadership and commitment to their future. She stated that Gabriel will be attending the Massachusetts Institute of Technology and will be studying Computer Science and Environmental Engineering.

Mayor Dieguez then invited representatives of the National Scleroderma Foundation to come forward and receive a proclamation. He explained that Scleroderma is a rare chronic connective tissue disease, generally classified as an autoimmune disease. He stated that Scleroderma effects 300,000 individuals in the United States and he stated that the National Scleroderma Foundation is a 501c3 charitable organization, where its volunteers work diligently throughout the month of June, recognized Nationally as Scleroderma Awareness Month to raise awareness, promote research and support individuals living with this disease. Mayor Dieguez proclaimed Monday June 29th, 2026, as Scleroderma Awareness Day in the Town of Miami Lakes. The representative from the National Scleroderma Foundation thanked the Town Council for this recognition.

2. CALL TO ORDER:

The Town Clerk, Gina M. Inguanzo, called the roll at 6:31 pm. Councilmember Fernandez, Councilmember Cuadra Garcia, Councilmember Herzberg, Councilmember Sanchez, Vice Mayor Morera and Mayor Dieguez were present. Councilmember Garcia attended the meeting via Zoom.

3. MOMENT OF SILENCE:

The moment of silence was led by Councilmember Herzberg.

4. PLEDGE OF ALLEGIANCE:

The Pledge of Allegiance was led by Councilmember Sanchez.

5. ORDER OF BUSINESS (DEFERRALS/ADDITIONS/DELETIONS):

Councilmember Fernandez moved to pull items 12B, 12C, and 14B from the Consent Calendar to be heard after Public Comments. Councilmember Sanchez moved to have items 10A and 10B be heard after Public Comments. Councilmember Garcia moved to withdraw item 16H.

Councilmember Fernandez moved to approve the New Order of Business. Councilmember Sanchez seconded the motion. The motion passed unanimously.

Mayor Dieguez recognized Councilmember Sanchez for a moment of personal privilege.

Councilmember Sanchez explained that he would like to move to lower the Town of Miami Lakes Flag to half-staff for the remainder of the month of June, on behalf of former Councilmember Mary Collins. Councilmember Garcia seconded the motion. The motion passed unanimously.

6. PUBLIC COMMENTS: (Youtube 24:42)

(Phonetic spelling of each speaker's name will be used throughout the minutes unless correct spelling is known.)

The Town Clerk, Gina M. Inguanzo, welcomed everyone to the meeting and read the instructions of proper decorum that are to be respected and followed during public meetings.

Mr. Jim Hamilton came before the Town Council to participate in Public Comments. He stated that he represents the Optimist Club of Miami Lakes. He thanked the Town Council for their continued support and commitment to the Optimist Park maintenance improvements. He stated that the replacement items will make the Optimist Park a safer environment for the kids. He stated that they will change their schedule of activities to accommodate for whatever maintenance work is necessary.

Ms. Felicia Salazar came before the Town Council to participate in Public Comments. She stated that she is here to invite everyone to the Cultural Affairs Committee's annual Father's Day fishing tournament. She stated that the event will take place on Saturday, June 20th, from 8:30am to 11:30am. She also invited the community to attend the committee's annual 4th of July event.

Ms. Bonnie Cintron came before the Town Council to participate in Public Comments. She stated that there is no doubt in her mind that the homeowners in Special Taxing District One have been treated wrongfully. She stated that the tax assessment for Section One has been calculated incorrectly and that it is up to the Town Council to correct this mistake.

Mr. Roman Garcia came before the Town Council to participate in Public Comments. He stated that he is one of the three committee members that represent the MLO Flag committee. He stated that they just returned from Bradenton, where the 16U team won the world championship. He further stated that the 14U, 12U and 10U teams all placed in the top 10 and that Miami Lakes Optimist 16U team will be playing in the AAU world championship in Iowa City at the end of July. He emphasized that the MLO Flag committee is in full support of the items regarding enhancements to the Optimist Park.

Ms. Carolina Cuba came before the Town Council to participate in Public Comments. She spoke in support of item 16L, regarding the establishment of a Youth Advisory Board. She explained that the residency requirement is one of the main reasons as to why she thinks the Board has remained inactive and explained that the removal of the residency requirement will ensure that the board can represent the students it's intended to serve. She thanked the Town Council for their consideration.

Mr. Carlos Andres came before the Town Council to participate in Public Comments. He thanked Town Staff for their continued efforts in facilitating tree trimming and street light maintenance. He stated that he supports the items regarding the Optimist Park maintenance improvements.

Mr. Homero Cruz came before the Town Council to participate in Public Comments. He stated that the Royal Oaks HOA is very strict regarding their bylaws. He explained that there have been instances where the Planning and Zoning Board has approved additions that were not in accordance with the HOA bylaws. He further explained that there are discrepancies between the Town's Building Code and the HOA bylaws. He urged the Town Council to consider rectifying this issue.

Mr. Patrick Kunkel came before the Town Council to participate in Public Comments. He stated that he is the elected president of the Loch Lomond Homeowner's Association and explained that he has not received feedback from the Town Council regarding the Loch Lomond Guardhouse Maintenance. He urged the Town Council to move forward with the guardhouse improvements.

Mr. Wayne Reinhart came before the Town Council to participate in Public Comments. He stated that he was the former president of the Loch Lomond HOA. He explained his concerns regarding the guardhouse in Loch Lomond and urged the Town Council to move forward with the guardhouse improvements.

Mr. Calixto Milian came before the Town Council to participate in Public Comments. He explained his concerns regarding the security gate and urged the Town Council to find alternatives to save money.

Mr. Eric Sanchez came before the Town Council to participate in Public Comments. He stated that he is here to voice his concerns regarding some of the coaches at the Optimist Park. He explained that many coaches are assaulting umpires, that when reports are made, they reprimand the person who reported the incident. He stated that it is a liability issue for coaches to continue to be allowed to coach while they are assaulting umpires and other coaches.

Mr. Adonis Sardinas participated in Public Comments via Zoom. He stated that he is the Vice President of the Loch Ness Homeowner's Association. He explained that there is a streetlight in need of repair on Stonehaven Road. He thanked the Town's Code Compliance Department for assisting the Loch Ness community with addressing sidewalk obstructions and stated that the community is looking forward to the speed humps and asphalt replacements on Loch Ness Drive. Mr. Sardinas also stated that the HOA is currently working on the little free library initiative.

Ms. Michel Benitez participated in Public Comments via Zoom. She explained her concerns regarding the security gates and the guardhouses. She urged the Town Council to find alternatives to save money.

Mr. Abel Fernandez participated in Public Comments via Zoom. He stated that the government needs taxes to operate. He explained that cutting taxes would be catastrophic and that he does not support police officers carrying Narcan.

Town Clerk Inguanzo stated that the Office of the Clerk received the following written Public Comments:

Miami Lakes Professional Center Condominium, regarding item 15A: Education World Learning Center.

Written Public Comments in objection of Item 14A: Ms. Rocio Garcia, Mr. Tommy Guillen, Mr. Miguel Folgueras, Mr. Harry E. Bollinger, Mr. Frank Albaijes, Ms. Maria Santelices, Ms. Tina Gallinar, Mr. Boris Foster, Mr. Rene Cambert, Mr. Thomas Tannehill, Ms. Annie Tannehill, Pac from Lake Glenn Ellen HOA, Mr. Stephanie Gomez, Ms. Bertha Alvarez, Ms. Susana Herrera, Mr. Albert Aguiar, Ms. Hope Reynolds, Ms. Bonnie Cintron and Mr. Pedro Gonzalez.

There being no further public comments, public comments were closed.

7. APPOINTMENTS:

Vice Mayor Morera stated that there were no appointments and one resignation from Mr. Geancarlo Rodriguez, who resigned from the Public Safety Committee.

8. MANAGER'S REPORTS:

A. Monthly Police Report (Ulloa)

Major Ulloa presented the Police Report and answered questions posed by the Town Council.

B. Public Works Monthly Infrastructure Report (Santos)

Public Works Director, Mr. Omar Santos, presented the report and answered questions posed by Town Council.

During discussion, Councilmember Fernandez directed Town staff to get an estimate of cost for us to be able to put color adjusting LED lights underneath the overpass of Miami

Lakes Drive and the Palmetto. Town Manager Pidermann stated once the lane extension project with the bricks is done and closed out, Town staff will explore different options. He added that Town staff washes the slopes every two months; and he stated that next time they get washed, Town staff will reassess whether it needs a touch up painting, or something else, and that Town staff will come back with ideas and recommendations.

Councilmember Cuadra Garcia asked questions regarding the canal area by Barbara Goleman High School and asked if perhaps the Brazilian Peppers could be removed. Mayor Dieguez clarified that he is working with Senator Rene Garcia to use some of his District's funds to cover additional fencing to stop people from littering in that area.

Councilmember Cuadra Garcia asked Town Attorney Gastesi to provide a response about the canal embarkment, and Town Attorney Gastesi provided a brief response.
No motions were made.

C. Media Expansion on NW 77th Ave and NW 154 St (Santos)

Public Works Director Santos presented the report. He stated this was an item that was introduced by Councilmember Sanchez, where he asked Town staff to look into modifications to the median expansion on the Miami Lakes Drive (154th) near NW 77th Avenue, to improve traffic in the area, and he produced estimates for Town Council to discuss.

Councilmember Sanchez explained that he wanted to approve the project and extend the median with pavers at the price allocated, estimating that it is still the same as last year, but putting it on the budget for next year as a possibility and not as a guarantee, within the PTP-80 fund; he explained that if there are things that are at a higher priority than this media expansion, then those would get funded through the PTP-80 fund, prior to this project. Councilmember Sanchez then made a motion to approve this item on PTP 80, for next year, contingent that it fits within PTP 80. Councilmember Herzberg seconded the motion. During discussion, Councilmember Sanchez clarified that he wants Town staff to go ahead and proceed with the design, if it is approved during the budget season.

There being no further discussion, the motion passed 5-1. Councilmember Cuadra Garcia voted in opposition and Vice Mayor Morera was absent.

D. Report on Loch Isle Bollards Beautification (Dieguez)

Public Works Director Santos presented the item. He stated this report is in response to Mayor Dieguez's item from the last Regular Council meeting, which was for staff to bring back some proposals to improve the aesthetics of the bollards that are currently protecting Loch Isle exterior sidewalk. Director Santos explained the two options that Staff came up with, in coordination with the Parks Department.

Mayor Dieguez moved to choose option 1, to plant Green Island Ficus around the bollards to improve aesthetics and help naturally conceal the structures, and for it to be discussed during the upcoming budget season, and if for whatever reason, the Town Council cannot fit it in, to be taken out. Councilmember Herzberg seconded the motion.

There being no further discussion, the motion passed unanimously, 6-0; Vice Mayor Morera was absent.

E. Report on Transportation Surtax PTP Fund Alternatives for Future Transit Options (Herzberg)

Principal Town Planner Ms. Susana Alonso introduced the item and stated that this report was put together because of a New Business Item from Councilmember Herzberg, which asked for permissible uses and alternative program options for the PTP funding.

She explained that PTP funds result from the Half Penny Tax exclusively for the improvement of transportation and that the County receives 80% of the funds raised by the tax, and the remaining 20% is distributed among municipalities for local transportation and transit projects. She stated that 100% of the 20% is used towards Freebee on demand services and she stated that the Town is preparing to go out for an RFP to evaluate new types of on demand services.

Principal Planner Alonso prepared a comparison of 5 cities close in size to and funding of the Town of Miami Lakes, explained her findings and answered questions posed by Town Council.

No motions were made.

F. Alternative Locations for Miami Lakes Letters (Bajdaun)

Parks & Recreation Director Mr. Jeremy Bajdaun presented the item and answered questions posed by Town Council. He stated at the last Regular Council meeting, Town Staff discussed some of the struggles they are having to finalize the FDOT permitting and engineering documents needed to continue with the location of the donated letters from the Miami Realtors Association. Town staff is considering alternative locations where to install those letters, and he explained that four options were included in the report. Director Bajdaun stated that once Town Council selects a location, Town staff will come back with a full scope and cost for lighting will be included.

Director Bajdaun answered questions posed by Town Staff.

Vice Mayor Morera moved to move forward with Option #2 – Graham Park / P.74E Pond Feature. Councilmember Fernandez seconded the motion. Vice Mayor Morera and Councilmember Herzberg both suggested adding solar lights to be incorporated with the letters.

During discussion, Director Bajdaun provided feedback regarding how the letters would be anchored to the lake and stated Town staff will bring back a maintenance plan and cost and anticipate costs to maintain the letters at a pearly white.

There being no further discussion, the motion passed unanimously, 7-0.

G. MLOP Pickleball Report (Morera)

Parks & Recreation Director Bajdaun presented the item. He stated that considering the recent demand for pickleball in the evenings, and some tennis courts being underutilized, Town staff came up with a plan, a hybrid pickleball program, which would operate two additional dedicated courts in the off times of tennis to pickleball, to meet more demand without foregoing an entire tennis court. Director Bajdaun added there is a cost associated with the item as discussed, and that it would be absorbed within the Capital Improvements of Optimist Park.

Vice Mayor Morera moved to approve Staff's recommendation and to have it implemented. Councilmember Sanchez seconded the motion.

During discussion, Town Manager Pidermann recommended that this motion can also include spending up to no more than $2,000 from the Miami Lakes Optimist Capitol account.

Vice Mayor Morera amended his motion to authorize up to $2,000 from the Miami Lakes Optimist Park Capital account. Councilmember Sanchez seconded the motion. The amendment passed and all were in favor. There being no further discussion, the main motion, as amended, passed unanimously, 7-0.

H. Building Department Technology Modernization and Digital Permitting Update (Angel)

Building, Zoning and Code Enforcement Department Director Mr. Danny Angel presented the item and stated that at the February 17th, 2026, Regular Council Meeting, Councilmember Sanchez presented a New Business Item tilted "Technology Upgrade" and this report represents the culmination of a multi-year technology modernization effort within the Building Department.

Director Angel stated that the implementation of digital permitting and electronic plan review started in response to previous Town Council initiatives aimed at improving the customer service through technology and he mentioned that in February 2021, then-Councilmember Dieguez presented a New Business Item titled "Convenient Business Licensing", which sought to transition to online platform. In August of the same year, the Building Ad Hoc Committee established a roadmap for future technology improvements, and the Building Department focused on reducing permit processing delays, improving customer service, rebuilding staff capacity and restoring operational procedures, in addition to successfully processing more than 100 digital permit applications and plan review through the electronic permitting system.

Director Angel explained that in late 2023, the Building Department worked closely with the Town's existing software to evaluate systems and identify barriers to modernization. Town staff undertook a comprehensive effort to clean and organize data and modernize customer-facing operations. He stated that attached to the report presented to the Town Council, is a digital plan submittal and electronic plan review program, which serves as a reference document contemplated by MBI. He stated that Town staff's assessment indicates that most if not all these capabilities have already been implemented or are currently being implemented through the Town's existing software platform, allowing us to continue modernization services while maximizing the Town's existing investments.

During discussion, Councilmember Sanchez stated that although the report presented by Director Angel provided a lot of information, he stated that the Town Council had requested a Scope of Services and not a sample. Councilmember Sanchez clarified that he wanted to see if other software exists, to give the Town Council an opportunity to see what is out there, and to look for more user-friendly options that perhaps are more cost-efficient. Councilmember Sanchez insisted on having an actual Scope of Services developed by Town staff and said that he would like to continue through the procurement process.

Councilmember Sanchez then moved to continue the path of creating that scope and putting it out to procurement, once a proper Scope of Services is presented. Councilmember Garcia seconded the motion.

Town Manager Pidermann stated that Director Angel's report provided a scope of service as requested in February NBI, and that the report also provided plenty of information for the Town Council to make an educated decision.

Councilmember Sanchez referred to his February NBI and stated that he had requested Town Staff to come back with a project scope to begin the procurement process for the technology upgrades needed to implement the ability for architectural plans to be submitted digitally, instead of printed paper. He emphasized that he wanted the scope to be developed so that the Town Council could see what else is out there.

Director Angel answered questions posed by the Town Council.

After further discussion amongst the Town Council, the Town Clerk called the roll and the motion failed 2-5; Councilmember Fernandez, Councilmember Cuadra Garcia, Councilmember Herzberg, Vice Mayor Morera and Mayor Dieguez voted in opposition.

When discussion of the item ended, Vice Mayor Morera asked for a point of order and he was recognized. Vice Mayor Morera then made a motion to reopen the agenda. Councilmember Garcia seconded the motion. The motion passed unanimously, 7-0.

Vice Mayor Morera motioned to move up Item 16L, to be discussed after Item 8H. Councilmember Garcia seconded the motion and the motion passed unanimously, 7-0.

9. ATTORNEY'S REPORT

No report was provided.

10. COMMITTEE REPORTS:

A. Public Safety Committee

Chairperson Carlos Andres presented the report. He went over the committee's budget and what they are projected to spend in the upcoming fiscal year. Chairperson Andres stated that the committee received significant support from residents regarding the Slow Down yard sign Campaign. He explained that the committee is currently working with the Miami Lakes Golf Cart Club on a Golf Cart Safety Campaign. He stated that the committee received approval from the Graham Companies regarding the summer safety tips.

Chair Andres stated that the committee will be hosting their Annual Deputy and Fireman Recognition in September, National Coffee with a Cop Day in October and Cars for Heroes in November. He explained that the committee is currently working on implementing swimming lessons through the zero-drowning initiative and he presented the new Public Safety Committee Logo to the Town Council. He then answered questions posed by the Town Council.

Chief Budget Officer Ms. Melissa Hernandez explained that some of the committee's line items are over expended and need to be made whole. She further explained that once the budget line items are made whole, then the committee can move forward with new initiatives.

Councilmember Herzberg motioned to approve the new initiative subject to it being a zero-line item and coming back to the Town Council, if it requires money. Councilmember Sanchez seconded the motion. The motion passed 6-0; Mayor Dieguez was absent.

Vice Mayor Morera moved to approve the new logo. Councilmember Fernandez seconded the motion. The motion passed 6-0; Mayor Dieguez was absent.

B. Youth Activities Task Force

Chairperson Hallie Prieto presented the report, and she went over the events and initiatives the committee has been working on. She explained that the committee's events were all successful. Chairperson Prieto stated that the committee's next event will take place on Saturday, October 31st and that there have been no issues with committee attendance. She added that in August of 2025, the committee moved to change their meetings from the fourth Wednesday of the month to the third Wednesday of the month. She then answered questions posed by the Town Council.

11. SPECIAL PRESENTATIONS:

None.

12. CONSENT CALENDAR:

Vice Mayor Morera moved to approve the Consent Calendar. The motion was seconded by Councilmember Fernandez. The motion passed unanimously, 7-0.

A. Approval of Minutes

- May 13, 2026 Sunshine Meeting to Discuss the Town Charter
- May 19, 2026 Regular Council Meeting
- June 1, 2026 Sunshine Meeting to Discuss Lien Reduction
- June 4, 2026 Special Call Meeting

The minutes were approved in the Consent Calendar.

B. Approval to Issue Work Order for MLOP Fencing (Bajdaun)

A RESOLUTION OF THE TOWN OF MIAMI LAKES, FLORIDA, AUTHORIZING THE TOWN MANAGER TO ISSUE A WORK ORDER TO GOLDEN FENCE COMPANY IN AN AMOUNT NOT TO EXCEED FOUR HUNDRED TWENTY TWO THOUSAND, FIVE HUNDRED DOLLARS AND 00/100 ($422,500.00); PROVIDING FOR INCORPORATION OF RECITALS; PROVIDING THE TOWN MANAGER WITH AUTHORITY; AUTHORIZING THE EXPENDITURE OF BUDGETED FUNDS; AND PROVIDING FOR AN EFFECTIVE DATE.

Vice Mayor Morera motioned to approve the item, and it was seconded by Councilmember Sanchez. The motion passed 6-1; Councilmember Cuadra Garcia voted in opposition.

C. Approval to Issue Work Order for MLOP Lighting (Bajdaun)

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, AUTHORIZING THE TOWN MANAGER TO ISSUE A WORK ORDER TO MUSCO SPORTS LIGHTING, LLC FOR FIELD 1 LIGHTNING IMPROVEMENTS AT MIAMI LAKES OPTIMIST PARK;" IN AN AMOUNT NOT TO EXCEED THREE HUNDRED EIGHTY FIVE THOUSAND DOLLARS AND 00/100 ($385,000.00); PROVIDING FOR AUTHORITY; AUTHORIZING THE EXPENDITURE OF BUDGETED FUNDS; AND PROVIDING FOR AN EFFECTIVE DATE.

Vice Mayor Morera motioned to approve the item, and it was seconded by Councilmember Sanchez. The motion passed 6-1; Councilmember Cuadra Garcia voted in opposition.

D. Budget Transfer for Police Patrol Services FY2024-25 Vehicle Expenses (Hernandez, Grant)

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, APPROVING A BUDGET TRANSFER IN THE AMOUNT OF ONE HUNDRED SIXTY NINE THOUSAND NINE HUNDRED SIX DOLLARS AND 00/100 ($169,906.00) FROM THE GENERAL FUND CONTINGENCY RESERVE TO THE POLICE DEPARTMENT BUDGET TO PAY OUTSTANDING FY2024-25 POLICE PATROL VEHICLE CHARGES UNDER THE TOWN'S POLICE PATROL SERVICES AGREEMENT; PROVIDING FOR INCORPORATION OF RECITALS; AND PROVIDING FOR AN EFFECTIVE DATE.

This item was approved in the Consent Calendar.

E. Authorization to Award a Contract for ITB2025-19 Miami Lakes Park West Bicycle and Pedestrian Improvements Project (Marrero)

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, AWARDING INVITATION TO BID (ITB) 2025-19 AND AUTHORIZING THE TOWN MANAGER TO ENTER INTO A CONTRACT WITH THE STOUT GROUP, LLC FOR THE MIAMI LAKES PARK WEST BICYCLE AND PEDESTRIAN IMPROVEMENTS PROJECT; AUTHORIZING A PROJECT CONTINGENCY; AUTHORIZING AWARD TO THE NEXT LOWEST RESPONSIVE AND RESPONSIBLE BIDDER UNDER CERTAIN CIRCUMSTANCES; PROVIDING FOR INCORPORATION OF RECITALS; AND PROVIDING FOR AN EFFECTIVE DATE.

This item was approved in the Consent Calendar.

F. Recommendation to Negotiate and Award a Contract for RFQ2025-18 CEI Services for Miami Lakes Park West Bicycle and Pedestrian Improvements Project (Marrero)

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, RELATING TO REQUEST FOR QUALIFICATIONS (RFQ) 2025-18 AND

AUTHORIZING THE TOWN MANAGER TO NEGOTIATE AND, UPON MUTUAL AGREEMENT, AWARD A CONTRACT TO R.J. BEHAR & COMPANY, INC., THE FIRST-RANKED PROPOSER, FOR CONSTRUCTION ENGINEERING AND INSPECTION (CEI) SERVICES FOR THE MIAMI LAKES PARK WEST BICYCLE AND PEDESTRIAN IMPROVEMENTS PROJECT; AUTHORIZING NEGOTIATION AND AWARD TO THE SECOND-RANKED PROPOSER UNDER CERTAIN CIRCUMSTANCES; PROVIDING FOR INCORPORATION OF RECITALS; AND PROVIDING FOR AN EFFECTIVE DATE.

This item was approved in the Consent Calendar.

G. Resolution No. 25-2143 Correction (Herandez, Bajdaun)

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, AUTHORIZING THE TOWN MANAGER TO CORRECT A PREVIOUSLY APPROVED BUDGET LINE-ITEM TRANSFER RELATED TO PLAYGROUND AND BASKETBALL COURT REFURBISHMENT BY INCREASING THE TRANSFER FROM THE INFRASTRUCTURE SINKING FUND CONTINGENCY RESERVE (307-549002) TO THE INFRASTRUCTURE – MINI PARKS ACCOUNT (3077257-563000) BY TWENTY THOUSAND DOLLARS ($20,000.00), PROVIDING FOR AUTHORITY; PROVIDING FOR INCORPORATION OF RECITALS; AND PROVIDING FOR AN EFFECTIVE DATE.

This item was approved in the Consent Calendar.

13. ORDINANCE- FIRST READING:

A. Revised Lien Reduction Ordinance (Dieguez)

AN ORDINANCE OF THE TOWN OF MIAMI LAKES, FLORIDA; AMENDING CHAPTER 8, SECTION 8-7 OF THE TOWN OF MIAMI LAKES CODE OF ORDINANCES TITLED "RECOVERY OF UNPAID CIVIL PENALTIES; UNPAID PENALTY TO CONSTITUTE A LIEN; INTEREST TO BE PAID ON LIENS; FORECLOSURE; PROHIBITION OF THE ISSUANCE OF PERMITS, LICENSES, CERTIFICATES OF USE AND OCCUPANCY OR ZONING APPROVALS TO VIOLATORS WITH UNPAID CIVIL PENALTIES OR LIENS; CIVIL PENALTY REDUCTION;" TO TEMPORARILY REINSTATE PRIOR LIEN MITIGATION SCHEDULES; TO REQUIRE TOWN COUNCIL APPROVAL PRIOR TO FORECLOSURE ON NON-HOMESTEAD PROPERTY; PROVIDING FOR INCLUSION INTO THE CODE; PROVIDING FOR REPEAL OF ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

Town Attorney Gastesi read the title of the ordinance in first reading.

Mayor Dieguez moved to adopt the ordinance in first reading, and it was seconded by Councilmember Sanchez. The Town Clerk called the roll and the motion passed 7-0.

B. Budget Amendment JAG (Hernandez, Shock)

AN ORDINANCE OF THE TOWN OF MIAMI LAKES, FLORIDA; AMENDING THE TOWN'S FISCAL YEAR 2025 -2026 BUDGET ESTABLISHED BY ORDINANCE 25-346; PROVIDING FOR EXPENDITURE OF FUNDS; PROVIDING FOR AMENDMENTS; PROVIDING FOR REPEAL OF ORDINANCES IN CONFLICT; PROVIDING FOR IMPLEMENTATION PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

Town Attorney Gastesi read the title of the ordinance in first reading.

Councilmember Fernandez moved to adopt the ordinance in first reading, and it was seconded by Vice Mayor Morera. The Town Clerk called the roll and the motion passed 7-0.

14. ORDINANCE IN SECOND READING (PUBLIC HEARING)

A. Non-Ad Valorem Special Assessments Rates for Security Guards and Lake Maintenance Special Taxing District (Hernandez, Bajdaun)

AN ORDINANCE OF THE TOWN OF MIAMI LAKES, FLORIDA APPROVING, ADOPTING, A NON-AD VALOREM ASSESSMENT ROLL FOR SPECIAL TAXING DISTRICTS; APPROVING, ADOPTING AND RATIFYING SPECIAL ASSESSMENT DISTRICT RATES FOR SPECIAL TAXING DISTRICTS, INCLUDING BUT NOT LIMITED TO SECURITY GUARD AND MULTIPURPOSE MAINTENANCE; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

Town Attorney Gastesi read the title of the ordinance in second reading.

Mayor Dieguez opened the public hearing and there being no one wishing to speak, the public hearing was closed.

Town Manager Pidermann stated that this item is the setting of the assessments rates for the Security Guards and Lake Maintenance Special Taxing Districts.

Councilmember Herzberg made a motion to approve the ordinance in second reading, and the motion was seconded by Vice Mayor Morera.

During discussion, Vice Mayor Morera noted that during public comments, many objections were received regarding this item, specifically from homeowners living in Section 1 that objected to the way in which the direct costs were being calculated. Vice Mayor Morera empathized with their objections but stated that he did not see a valid or feasible alternative at said time. Vice Mayor Morera stated that he is open to hearing a valid feasible alternative, but as far as the rate is concerned, he was going to approve the current rate and if there is a better way, he would be happy to reduce the direct costs and allocate more to the contingency funds and then give them a savings next year.

Councilmember Herzberg agreed to an extent with Vice Mayor Morera's remarks. He stated that he met with Town staff and reviewed the numbers provided and stated that the proposed rate makes sense. Councilmember Herzberg then asked Town staff to come to the podium and provide explanation to these assessments.

Director Bajdaun answered questions posed by the Town Council regarding findings for all guard houses. Director Bajdaun also answered questions posed by the Town Council regarding the Loch Lomond redeveloping of the guard house and he explained it requires budgeting approval of the Town Council. Director Bajdaun also stated that that Loch Lomond Guardhouse Rebuild Design & Permitting for Phase 1 is $55,000 and according to the HOA President, the residents have no concern with the one-time increase. Director Bajdaun also stated that the construction full estimate is $401,629 at FDOT statewide unit cost.

Councilmember Herzberg made an amendment to the motion to add the line item, because the Loch Lomond HOA is requesting the guardhouse to be rebuilt. The motion was seconded by Councilmember Garcia.

Town Manager Pidermann stated what the Town Council is doing is setting the maximum assessments, and once you set the cap, during the budget process, these assessments could be lowered.

Councilmember Herzberg then made an amendment to the amendment, to set it high and to get feedback later from the HOA President of Loch Lomond, confirming that is what the residents of Loch Lomond want. Councilmember Sanchez seconded the amendment.

During discussion, Vice Mayor Morera restated the amendment to be "that the current rate that is given to us in the agenda, just add $315 per household to the assessment, as far as Loch Lomond is concerned" and Councilmember Herzberg agreed to the restated amendment and Mayor Dieguez seconded the motion. The amendment passed and all were in favor. Vice Mayor Morera's restated motion was considered a strike all amendment, so no vote was needed for Councilmember Herzberg original amended motion.

Councilmember Cuadra Garcia stated that he can't support any raises to any of these security gates assessments. He stated that he would like the security guard gates to be removed and implement cameras or systems where they take over the guards. He also stated that Royal Oaks East is the highest and that he can't support it.

Councilmember Fernandez stated that he reads all the emails sent by residents and that he understands that the collected fee is being collected in a logical way.

Councilmember Sanchez stated he read all the emails regarding the line item of expenses ending in 513011 Management and Monitoring expenses. He explained that he went over his Excel spreadsheets to analyze the management costs and divided that to see what the total cost would be and he stated that it is $41 per household, for an individual that handles all the homes and in all sections. Councilmember Sanchez stated that it is fair that it's a proper rate for the individual that is handling over 2,000 homes.

Councilmember Garcia agreed with all his colleagues and stated that he is in favor of the proposed assessments.

The Town Clerk called the roll and the main motion, as amended, passed 6-1; Councilmember Cuadra Garcia voted in opposition.

B. Budget Amendment (Hernandez, Pidermann)

AN ORDINANCE OF THE TOWN OF MIAMI LAKES, FLORIDA; AMENDING THE TOWN'S FISCAL YEAR 2025 -2026 BUDGET ESTABLISHED BY ORDINANCE 25-346; PROVIDING FOR EXPENDITURE OF FUNDS; PROVIDING FOR AMENDMENTS; PROVIDING FOR REPEAL OF ORDINANCES IN CONFLICT; PROVIDING FOR IMPLEMENTATION PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

Town Attorney Gastesi read the title of the ordinance in second reading.

Mayor Dieguez opened the public hearing and there being no one wishing to speak, the public hearing was closed.

Town Manager Pidermann presented the item and explained that this item is unchanged from first reading. He explained that the Park Improvement Impact Fee Funds would be moved into the MLOP Capital Account, to be able to fulfill the list of the items that the Town Council approved at last month's meeting, to move forward with the safety and ADA compliance improvements, at the MLOP.

The ordinance was moved by Councilmember Garcia, and it was seconded by Vice Mayor Morera. The Town Clerk called the roll and the motion to approve the ordinance in second reading, passed 7-0.

15. RESOLUTIONS:

A. COND2025-0218 Educational World Learning Center (Alonso)

QUASI-JUDICIAL PUBLIC HEARINGΘ

HEARING NUMBER:	COND2025-0218
APPLICANT:	Educational World Learning Center
FOLIO:	32-2013-057-0010
PROJECT LOCATION:	16470 NW 59th Ave Miami Lakes, FL 33014
ZONING:	IU-C
FUTURE LAND USE:	Industrial and Office
FUTURE LAND USE:	Industrial Office

In accordance with Section 13-304(h) of the Town of Miami Lakes Land Development Code (LDC), Educational World Learning Center (the "Applicant") is requesting Conditional Use Approval to expand operations from a daycare to elementary school to include 19 elementary students.

Mayor Dieguez moved to defer Item 15A to the July Regular Council Meeting and it was seconded by Councilmember Fernandez. The motion to defer passed 7-0.

B. Authorization to Accept Grant Funds for Miami Lakes Green North Grant (Shock)

Town Manager Pidermann presented the item. He stated that this is a grant from 2015, from FDOT for the Miami Lakes Green North Project in an amount not to exceed $148,725. This is for a shared use path for that will go along 77th Court from NW Miami Lakes Drive (154) to NW 163rd. Vice Mayor Morera moved to approve the resolution and Councilmember Sanchez seconded the motion for discussion.

Grants and Government Affairs Manager, Ms. Olivia Shock, answered questions posed by the Town Council. She confirmed that the grant funds must go towards this project; she explained this grant was awarded to the Town back in 2015 and it was delayed until now, fiscal year 2027, due to an FDOT project and that Town staff is trying to execute the agreement with FDOT. She also stated that Town staff has to give FDOT a new resolution showing the Town Council's authorization to move forward with the project and she further explained the goal of the project is to help both parents, students or anybody that works in the commercial center to walk and bike more safely in that area from the residential community. Public Works Director Mr. Omar Santos answered questions posed by the Town Council. He stated this project would complete the circuit to connect and provide a full facility for both pedestrians and cyclists.

After brief discussion, the motion passed unanimously, 7-0.

16. NEW BUSINESS ITEMS:

A. Evaluation of Security Service Modernization Options for Special Taxing Districts (Herzberg)

Councilmember Herzberg presented his item. He stated this item would only be for the Royal Oaks sections because they have the money. He stated that his idea is preliminary, but he would like for the Legal Department and Town staff to start working on this and to provide alternatives. Councilmember Herzberg explained his idea is to remove the security guards, automate the gates, have our own license plate reader and to hire a police officer, one or two to patrol the neighborhoods at night.

Councilmember Herzberg then moved for Town staff to start working on his ideas and have the Legal Department work on what we would need to do, to modify anything else in these districts. Councilmember Herberg opined that we need to first take over and adopt the ordinances for the Special Taxing Districts. Councilmember Sanchez seconded the motion for discussion.

Deputy Town Attorney Cobiella provided legal feedback. He stated the ordinances are not codified so he clarified that to make changes to the ordinances, we must have them codified into our books and then we can start the process on how we are going to modify them. He also stated that the second part is to start looking at other technologies out there and then we can bring them to the residents and see if it is something that they have an appetite for.

After further remarks, the motion passed 6-1. Councilmember Cuadra Garcia voted in opposition.

During discussion on item 16B Councilmember Cuadra Garcia requested a point of personal privilege to correct his vote on item 16A from a "No" to a "Yes". Mayor Dieguez acknowledged the request, and the Town Clerk noted the correction for the record. The motion passed unanimously.

B. CCMS Post Hurricane Care (Sanchez)

Councilmember Sanchez presented his item and explained that Mr. Mario Espino, the CEO and President of CCMS, has offered to be part of an emergency network in the town. Councilmember Sanchez moved to direct the Town Manager on behalf of Miami Lakes to work with CCMS and Miami-Dade County Fire Department to include CCMS in our circle of emergency response post the storm. Councilmember Garcia seconded the motion for Town staff to come back with details.

During discussion, Councilmember Sanchez explained when a resident calls 911 after a storm, 911 would consider the CCMS mobile unit within Miami Lakes to be a point of care, depending on the level of care.

After discussion amongst the councilmembers, Town Manager Pidermann, requested clarification on what the motion was so that Town staff can comply with the will of the Town Council.

To this effect, it was explained that there is a resolution attached to the item, directing the Town Manager to coordinate with Miami-Dade Fire Rescue. Mayor Dieguez stated he does not like the idea of just because there is a resolution in the new business item that it necessarily means that the item flies into passage and he emphasized that unless it is urgent, the resolution needs to come back to the Town Council for discussion. Councilmember Sanchez clarified that he does intend for the item to come back to the Town Council because an MOU would have to be developed but he emphasized that Town staff needs to determine first if the Fire Department is willing to even put them in their circle of care and communication channels.

After further discussion, the motion passed 6-1; Councilmember Herzberg voted in opposition.

C. Town Sanctioned Signs (Garcia)

Councilmember Garcia presented his item. He stated this item stems from the Public Safety Committee's effort that Town Council approved for them to put up signs all over the town. It was stated that the Town's current ordinance does not allow for those signs to be placed on Town swale and Councilmember Garcia stated that after speaking to the Town Manager and the Town Attorney, he understood that if the Town Council changes the current ordinance to allow Town sanctioned signs, especially one for public safety, it would be more effective and they would be visible to the residents and people driving.

Councilmember Garcia moved to ask Town staff to allow for Town sanctioned committee signs that are public safety related, to be allowed to be put on our swales. Councilmember Sanchez seconded the motion for discussion. During discussion, Vice Mayor Morera requested that when the item does come back as an ordinance change, a definition for what town sanctioned signs means needs to be provided. Councilmember Garcia explained it would be committee signs, public safety related and approved by Town Council.

After concerns were shared by the Town Council, as to how it will be determined what signs will be allowed, Mayor Dieguez encouraged all his colleagues to get in touch with Town staff in advance, to give them their input as they are developing this item.

There being no further discussion, the motion passed unanimously.

D. Miami-Dade County 250th Celebration (Dieguez)

Mayor Dieguez moved to waive Section 7.2 of the Special Rules of Order. Councilmember Fernandez seconded the motion. All were in favor.

Mayor Dieguez presented his item. He moved to light up Town Hall in red, white and blue for the 4th of July celebrations. There being no further discussion, the motion passed unanimously.

E. Roberto Alonso Storage Reorganization (Morera)

Vice Mayor Morera moved to waive Section 7.2 of the Special Rules of Order. Councilmember Herzberg seconded the motion. All were in favor.

Vice Mayor Morera presented his item. He moved to direct Town staff to return with proposals, recommendations, and cost estimates at the July 2026 Regular Council Meeting, for reorganizing the storage room located in the northwest corner of the Roberto Alonso Community Center so that the seniors can stop storing their bingo materials as well as their bottled water in the non-climate controlled outdoor storage space. Councilmember Fernandez seconded the motion. There being no further discussion, the motion passed unanimously.

F. Code Enforcement Fee Schedule and Fine Mitigation Reform (Herzberg)

Councilmember Herzberg presented his item. He moved to revise our fee schedule once we come to the conclusion regarding extending the lien mitigation; he explained it is not about collecting money but it is about making our code and our fine schedule financially feasible to comply rather than to stay out of compliance; he added we will work with staff and we should develop a good ordinance but our fines need to make sense to make sure that residents are following our code. Vice Mayor Morera seconded the motion.

There being no further discussion, the motion passed unanimously.

G. Volunteer Hours (Sanchez)

Councilmember Sanchez presented his item. He stated to motivate a higher attendance by students to the less attended Town events while maintaining the time standard ratio of 1 to 1 required by Miami-Dade County Schools, a new letter of transmittal has been developed in conjunction with Miami-Dade County Public Schools.

Councilmember Sanchez moved to recommend that the Town Council approve the attached formatted letter, which is the same one we had before with an addendum that creates an easier avenue to include hours of pre-planning, setting up, travel to and from the event and duration time of volunteer hours provided. Vice Mayor Morera seconded the motion.

There being no further discussion, the motion passed unanimously.

H. Request to Equip our Officers with Narcan (Garcia)

This item was withdrawn by Councilmember Garcia during the New Order of Business.

I. Mary Collins Tribute at the Mary Collins Community Center (Morera)

Vice Mayor Morera moved to waive Section 7.2 of the Special Rules of Order for this item. Councilmember Garcia seconded the motion. The motion passed unanimously.

Vice Mayor Morera presented his item. He moved for a portrait of Mary Collins to be hung above the interior doorway leading into the main meeting room at the Mary Collins Community Center, or in any other location that is equally tasteful and dignified of her memory; he added that a poster or plaque bearing a QR code be placed near the portrait, inviting visitors to scan it and learn more about Mary Collins, including her life, her leadership, and the role she played in shaping the Town we know today. Councilmember Garcia seconded the motion. There being no further discussion, the motion passed unanimously.

J. Military and Student Banner Cycles (Sanchez)

Councilmember Sanchez presented his item and moved to recommend that the Town Council approve a revised display calendar that separates the two banner campaigns into distinct, non-overlapping cycles. Under the proposed schedule, Military Tribute Banners would be displayed from November, prior to Veterans Day through May, concluding after Memorial Day; he further explained that the Senior Recognition Banners would then be displayed from late May, once the military banners have been removed, through November, when the military banners are reinstalled; he added it is further recommended that when the Senior Recognition Banners are removed in 2026, the Military Tribute Banners be transitioned to a single banner per pole display format along Miami Lakes Drive, replacing the current double stacked configuration. Councilmember Sanchez explained would restore the dignity and individual visibility that each veteran honoree merits.

Vice Mayor Morera seconded the motion. Councilmember Sanchez stated he would amend his main motion to end the student senior banners in September. Vice Mayor Morera seconded the amendment.

Councilmember Herzberg stated we should continue to allow side-by-side student banners because they are more noticeable when you drive down the street.

After brief discussion, the motion passed unanimously.

K. Resident Notification of HOA Restriction (Garcia)

Councilmember Garcia presented his item. He stated that the goal of item is to improve customer service for the Town regarding Building Department technology wise; he explained his concern is that residents get things approved but do not always know the HOA rules. Councilmember Garcia then moved to ask Town staff to contact the HOA's and for the Town to provide a link to the HOA rules and guidelines, so that residents are well informed before they spend money on plans, start building and spending money on their projects. Mayor Dieguez seconded the motion for discussion.

Deputy Town Attorney Cobiella provided legal feedback and answered questions posed by Town Council. He stated he did discuss this with Councilmember Garcia and urged that the Town does not have HOA documents or legal documents on the Town Website. Deputy Town Attorney Town Attorney Gastesi shared his concerns with the item as well.

Mayor Dieguez confirmed there is an HOA map that needs to be updated and he recommended Town staff to look into the links for those HOAs that did have a website and their contact information for their benefit. Vice Mayor Morera shared his concern and stated that the Building Department permitting system requires an affidavit that homeowners must sign, which states: "I understand that I may be subject to an HOA and that approval of this permit is not time to mount to approval by your HOA". Councilmember Herzberg stated that perhaps an update to the affidavit is the way to go and suggested that Town Staff look at that HOA affidavit and make it stronger.

There being no further discussion, the motion passed unanimously.

L. Youth Advisory Board (Morera)

*After the roll call for Item 8H, Vice Mayor Morera requested a moment of personal privileged and moved to reopen the agenda. Councilmember Garcia seconded the item. The motion passed unanimously. Vice Mayor Morera moved to discuss Item 16L immediately after item 8H. Councilmember Herzberg seconded the motion. The motion passed unanimously.

Vice Mayor Morera moved to waive Section 7.2 of the Special Rules of Order for this item. Councilmember Fernandez seconded the motion. The motion passed unanimously.

Vice Mayor presented his item and moved to adopt the resolution that is attached to his new business item as Exhibit A, which seeks to reestablish a Youth Advisory Board for the Town of Miami Lakes and it seeks to supersede Resolution No. 24-1993. Vice Mayor Morera explained that councilmembers would be able to offer the YAB members a shadow opportunity and that they would be able to deliver a report to Town Council after the agenda has been published, commenting on the items they deem are important to the youth and that the Town Council can reference the report if they wish to. Councilmember Sanchez seconded the motion for discussion.

Communications & Community Affairs Director Clarisell De Cardenas answered questions posed by the Town Council. Vice Mayor Morera clarified that his new business item with the proposed resolution, states the requirement to intentionally remove the Miami Lakes residency requirement and instead simply create a requirement that an applicant attend one of the schools in Miami Lakes including Hialeah Miami Lakes High School; he explained that to qualify, prospective board members must be residents of Miami Lakes or be enrolled at schools within the Town, an unweighted GPA of 2.5 and submit a completed application. He also explained the differences as to how the applications were sent and received in the past and why the Town did not get back many applicants and he clarified that he made changes in his proposed resolution.

Vice Mayor Morera provided further explanation regarding when the Youth Advisory Board would meet and how they would advise Town Council; he stated the YAB would meet after the agenda has been published, ultimately he would leave it up to the Board to decide when they believe makes the most sense and he referenced and restated the requirements listed on his proposed resolution. Mayor Dieguez provided comments and clarified that if this item gets approved, it will still have to come back to the Town Council.

There being no further discussion, the motion passed unanimously.

17. MAYOR AND COUNCILMEMBER REPORTS

Mayor Dieguez discussed the importance of maintaining quorum with Town Council.

18. ADJOURNMENT:

There being no further business to come before the Town Council, the meeting was adjourned at 10:43 pm.

Approved this 21st of July 2026.

Joshua Dieguez, Mayor

Attest:

Gina M. Inguanzo, Town Clerk