

Village of Wellington

*12300 Forest Hill Blvd
Wellington, FL 33414*



Action Summary - Final

Monday, July 7, 2014

3:00 PM

Village Hall

Village Council Workshop

*Bob Margolis, Mayor
John Greene, Vice Mayor
Matt Willhite, Councilman
Howard K. Coates Jr., Councilman
Anne Gerwig, Councilwoman*

1. CALL TO ORDER

Mayor Margolis called the meeting to order at 3:00 p.m.

2. REVIEW OF COUNCIL AGENDA

Mr. Schofield presented the Agenda for the July 8th Council Meeting for discussion and review.

**A. [14-523](#) PRESENTATION OF AMERICAN HEART ASSOCIATION
FIT-FRIENDLY AWARD**

Mr. Schofield presented the item. There were no changes recommended.

**B. [14-520](#) PRESENTATION AND UPDATE ON THE COMMUNITY CENTER
AND TENNIS FACILITY PROJECT**

Mr. Schofield presented the item. Mr. Barnes indicated the design-build team would be attending the Council Meeting to provide an update on the project and address any questions. He reviewed the site plans with Council and responded to their questions. There were no changes recommended.

**C. [14-63](#) AUTHORIZATION TO RENEW EXISTING CONTRACTS FOR THE
PURCHASE AND DELIVERY OF FERTILIZERS, HERBICIDES,
INSECTICIDES, FUNGICIDES AND OTHER SPECIALTY ITEMS TO
MULTIPLE VENDORS**

Mr. Schofield presented the item. There were no changes recommended.

**D. [14-69](#) AUTHORIZATION TO UTILIZE AN EXISTING ORANGE COUNTY,
FLORIDA CONTRACT AS THE BASIS OF PRICING FOR THE SOLE
SOURCE PURCHASE, DELIVERY AND SERVICE OF FLYGT
PUMPS**

Mr. Schofield presented the item. There were no changes recommended.

**E. [14-485](#) AUTHORIZATION TO UTILIZE AN EXISTING FLORIDA FISH AND
WILDLIFE CONSERVATION COMMISSION CONTRACT AS A
BASIS FOR PRICING FOR CANAL BANK RIGHT OF WAY
RECLAMATION PROJECTS**

Mr. Schofield presented the item. There were no changes recommended.

**F. [14-505](#) AUTHORIZATION TO AWARD A TASK ORDER TO ARCADIS/RMA
FOR ENGINEERING DESIGN SERVICES FOR THE WATER
TREATMENT PLANT RENEWAL AND REPLACEMENT PROJECT**

Mr. Schofield presented the item. Mr. Riebe reviewed the improvements and benefits the water treatment plant would receive under the renewal and replacement project. He also answered Council's questions. There were no changes recommended.

Councilman Willhite stated that he would like projects associated with a large expense listed on the Regular Agenda, and not on Consent, to give the public an opportunity to speak. Mr. Schofield indicated they would move this item to the Regular Agenda as item 8E.

Mayor Margolis expressed his concern regarding evergreen contracts and was using this item to address the issue. He asked staff to research all of the evergreen contracts with the Village. He also asked, with approval from Council, that an item be put on a future agenda so they could make a policy decision on what to do with continuing contracts. Mr. Schofield indicated staff would pull every contract without an end date.

G. 14-502

ACME IMPROVEMENT DISTRICT

RESOLUTION NO. AC2014-04 (ENGINEER'S REPORT FOR THE PROPOSED FIRST AMENDMENT TO THE 2010 ACME IMPROVEMENT DISTRICT WATER CONTROL PLAN)

A RESOLUTION OF BOARD OF SUPERVISORS OF THE ACME IMPROVEMENT DISTRICT APPROVING THE ENGINEER'S REPORT FOR THE PROPOSED FIRST AMENDMENT TO THE 2010 WATER CONTROL PLAN; AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield presented the item. Mr. Riebe reviewed the benefits and costs of the project with Council. Mr. Riebe, Mr. Edwards and Mr. Schofield replied to Council's questions.

Councilwoman Gerwig indicated she asked for a copy of the Engineer's Report and did not receive it. Mr. Schofield and Mr. Riebe stated they would provide that to her.

Councilman Coates asked if they could put an expiration date on the assessment to limit the cost or scope of the ten year project. Mr. Riebe, Mr. Edwards and Mr. Schofield explained that any increase in cost, amendment or change in scope would have to come back to Council.

H. [14-486](#)

ORDINANCE NO. 2014-23 (ARTICLE 14 CODE ENFORCEMENT)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL AMENDING ARTICLE 14, ENFORCEMENT PROCEEDINGS AND PENALTIES OF THE LAND DEVELOPMENT REGULATIONS OF THE VILLAGE OF WELLINGTON; ELIMINATING REFERENCES TO THE CODE ENFORCEMENT BOARD, SPECIAL MASTER AND TO THE PLANNING, ZONING AND BUILDING DEPARTMENT; ADDING REFERENCES TO SPECIAL MAGISTRATE AND PLANNING AND DEVELOPMENT SERVICES DEPARTMENT; REPEALING SECTION 14.4.2; PROVIDING A CONFLICTS CLAUSE; PROVIDING FOR CODIFICATION; PROVIDING A SEVERABILITY CLAUSE AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield presented the item. Ms. Cohen indicated substantial changes had been made to Article 14 so it would be considered as the first reading. Mr.

Stillings reviewed the revisions with Council. There were no changes recommended at this time.

I. [14-445](#)

ORDINANCE NO. 2014-09 (PALM BEACH EQUINE COMPREHENSIVE PLAN AMENDMENT)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL AMENDING THE FUTURE LAND USE MAP DESIGNATION (PETITION NUMBER 2013-071 CPA1) FOR CERTAIN PROPERTY KNOWN AS PALM BEACH EQUINE SPORTS COMPLEX, TOTALING 11.94 ACRES, MORE OR LESS, LOCATED ON THE SOUTHWEST CORNER OF PIERSON ROAD AND SOUTHFIELDS ROAD, AS MORE SPECIFICALLY DESCRIBED HEREIN; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield presented the item. He indicated this was the second reading and final adoption of this item. Mr. Stillings answered Council's questions. There were no changes recommended.

Mr. Stillings noted the Department of Economic Opportunity did not object to the proposed amendment and a grant of easement was received for the bridle path on Pierson Road within the Southfields plat. He said the grant of easement would be brought back for Council's consideration.

J. [13-0379](#)

ORDINANCE NO. 2014-20 (ISLA VERDE RESIDENTIAL COMPREHENSIVE PLAN AMENDMENT)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL AMENDING THE SITE SPECIFIC MIXED USE FUTURE LAND USE MAP DESIGNATION (PETITION NUMBER 2013-64 CPA 2) FOR CERTAIN PROPERTY KNOWN AS ISLA VERDE OF WELLINGTON, TOTALING 53.57 ACRES, MORE OR LESS, LOCATED ON THE EAST SIDE OF STATE ROAD 7 AND APPROXIMATELY 1/2 MILE NORTH OF FOREST HILL BOULEVARD, AS MORE SPECIFICALLY DESCRIBED HEREIN; TO INCREASE THE ALLOWED RESIDENTIAL UNITS FROM 230 TO 360 DWELLING UNITS, UPDATE THE FUTURE LAND USE MAP DESIGNATION TO THE CURRENT MIXED USE (TYPE 1) DESIGNATION AND DESIGNATE THE MAXIMUM DEVELOPMENT THRESHOLD; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield presented the item. He stated the applicant requested a 30-day postponement, which is allowable under the Code. He suggested this item be moved to the August 12th agenda. Mayor Margolis indicated Council would vote on it tomorrow night.

K. [14-495](#)

(A) RESOLUTION NO. R2014-40 (AMENDMENT TO THE FY2013/2014 ANNUAL ACTION PLAN FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL APPROVING AND ADOPTING AN AMENDMENT TO THE FY2013/2014 ANNUAL ACTION PLAN FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM; AUTHORIZING THE VILLAGE MANAGER TO FORWARD THE AMENDMENT TO THE UNITED STATES DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; AND PROVIDING AN EFFECTIVE DATE.

(B) RESOLUTION NO. R2014-41 (FOR BUDGET AMENDMENT #2014-048 AMENDING COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM'S REVENUES AND EXPENSES)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL AMENDING THE BUDGET FOR FISCAL YEAR 2014 BY INCREASING REVENUE AND EXPENSE IN THE GENERAL FUND TO COVER APPROVED CDBG PROJECT EXPENSES THROUGH SEPTEMBER 30, 2014; AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield presented the item. Mr. Poag explained this amendment allocated \$19,888 to the Senior Home Repair Program proposed by the Community Services Department. Mr. Poag and Mr. Schofield responded to Council's questions. There were no changes recommended.

L. [14-498](#)

RESOLUTION NO. R2014-42 (FY 2014/2015 CDBG ANNUAL ACTION PLAN)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL APPROVING AND ADOPTING THE FY 2014/2015 ANNUAL ACTION PLAN FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM E PLAN; AUTHORIZING THE VILLAGE MANAGER TO FORWARD THE FY 2014/2015 ANNUAL ACTION PLAN TO THE UNITED STATES DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield presented the item. Mr. Poag indicated the Community Development Block Grant (CDBG) action plan for FY 2014/2015 was essentially consistent with last year's plan and they go through this process each year in order to receive CDBG funding. Mr. Poag responded to Council's questions. There were no changes recommended.

M. [14-504](#)

RESOLUTIONS ADOPTING PRELIMINARY TRIM RATES FOR WELLINGTON AND THE ACME IMPROVEMENT DISTRICT

A. RESOLUTION NO. R2014-43 (PRELIMINARY AD VALOREM MILLAGE RATE)

A RESOLUTION OF WELLINGTON FLORIDA'S COUNCIL ADOPTING THE PRELIMINARY AD VALOREM MILLAGE RATE FOR WELLINGTON FOR TRUTH-IN-MILLAGE ("TRIM") PURPOSES

FOR THE MUNICIPALITY'S FISCAL YEAR 2014-2015 BUDGET WITHIN THE JURISDICTIONAL BOUNDARIES OF WELLINGTON; AND PROVIDING AN EFFECTIVE DATE.

B. RESOLUTION NO. AC2014-05 (PRELIMINARY NON-AD VALOREM FOR SURFACE WATER MANAGEMENT)

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ACME IMPROVEMENT DISTRICT ADOPTING THE DISTRICT'S PRELIMINARY NON-AD VALOREM ASSESSMENT RATE FOR TRUTH-IN-MILLAGE ("TRIM") PURPOSES; AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield presented the item. Council agreed to hear the full presentation at the Council Meeting. Ms. Quickel replied to Council's questions regarding the ability to adjust the TRIM rates.

Councilman Willhite said staff was suggesting a millage of 2.46 and the same for the TRIM rate. He pointed out if they set the TRIM rate at 2.46, it would be impossible to include the Acme assessment or to make or consider any other changes or options. He thought Council needed to think about this, because they had the ability to decrease the rate if it was set higher than 2.46. Mr. Schofield explained if they included the Acme assessment in the ad valorem rate, they would need to set it at 3.00 at the least. He said they did not have to adopt it; they just could not go above it.

Mayor Margolis asked when they were going to have a discussion on MSTU and Fire Rescue during the budget process, because he was receiving a lot of questions. Ms. Quickel indicated Ms. Adler was scheduling the workshop for the capital budget presentation and it would be discussed then. Ms. Quickel also mentioned they were scheduling the departmental budget reviews over the next few weeks.

N. [14-350](#)

AUTHORIZATION TO NEGOTIATE A CONTRACT WITH WANTMAN GROUP, INC. TO PROVIDE ENGINEERING SERVICES FOR THE SADDLE TRAIL PARK (SOUTH) NEIGHBORHOOD IMPROVEMENT PROJECT

Mr. Schofield presented the item. Mr. Riebe explained this item was to negotiate a design services contract and not award a contract. There were no changes recommended.

Councilwoman Gerwig indicated she had a conflict with one of three applicants listed and could not vote on this item. Ms. Cohen agreed.

O. [14-503](#)

VOTING DELEGATE FOR THE FLORIDA LEAGUE OF CITIES' 88TH ANNUAL CONFERENCE

Mr. Schofield presented the item. Ms. Cohen suggested Council ask for nominations at the Council Meeting. Mayor Margolis stated Council would give Ms. Cohen their decision at the meeting. There were no changes recommended.

P. [14-525](#)**WANDERERS EXECUTIVE GOLF COURSE – 18 HOLE PAR 3 COURSE**

Mr. Schofield presented the item. Mr. O'Dell and Mr. Schofield responded to Council's questions.

Councilman Coates stated the Village was clearly looking to purchase this golf course for park use and asked why the appraisals were not compared for park use. Mr. Schofield indicated what they wanted to use the land for was not necessarily what it was valued at. He thought they could provide the appraisal companies with the scope and they could provide the opinion they were seeking. Mr. Schofield asked if he could take that as a direction to get qualified opinions and bring them back to Council. Councilman Coates said it would be more helpful to him in the future.

Mayor Margolis stated Council needed to make a decision if they wanted to purchase the property and go into contract negotiations for the purchase price.

Councilman Coates indicated he supported the initiative only if the intended use was for a passive park or equestrian park, as he would never contemplate residential use or the like in the future.

Vice Mayor Greene asked if they could place a deed restriction on the property. Mr. Schofield indicated Council could do what they wanted.

Councilwoman Gerwig stated Council had received some prior drawings from Mr. O'Dell. She noted the eastern portion of the golf course was significantly larger than the western part and could be used as a public riding area. She thought the western portion could be used as a linear park as it contained a lot of water. However, she wanted to see their ideal plan. Mr. Schofield stated staff would provide those plans to Council.

Vice Mayor Greene stated even if it was divided up, he would not support taking any part of it and building anything but a park. Councilwoman Gerwig agreed. She said as they consider their issues with stormwater and surface area, this property had significant lakes on it already and did not allow for expansion in that regard. She thought the value was in the eastern portion, as it would be the only public riding area without some private investment. Mr. Schofield stated Mr. O'Dell would distribute those plans to Council.

Mayor Margolis stated Council would discuss this item at the meeting and vote whether to bring it forward for negotiation.

3. WORKSHOP**A. DISCUSSION AND DIRECTION REGARDING REVISED DRAFT OF RFP FOR THE SALE OF THE K-PARK PROPERTY. REQUEST TO AUTHORIZE PUBLICATION OF THE RFP.****4. ATTORNEY'S COMMENTS**

Ms. Cohen indicated she had no comments.

5. MANAGER COMMENTS

Mr. Schofield stated Mr. Basehart was prepared to give Council an update on K-Park. Mayor Margolis asked if the presentation could be made at the Council Meeting tomorrow. Mr. Schofield indicated he would address K-Park under Manager's Comments.

6. COUNCIL COMMENTS

Councilwoman Gerwig asked if it was necessary for Council to receive an agenda for the Agenda Review when they already have an agenda for the Council Meeting. Mr. Schofield stated that occasionally staff wants to discuss some informational items with Council and there was a concern the public would not be aware of what they were discussing. Councilwoman Gerwig understood the need if staff was adding items to it, otherwise she saw no reason to publish an agenda for Agenda Review.

7. ADJOURN