

Village of Wellington

*12300 Forest Hill Blvd
Wellington, FL 33414*



Meeting Agenda

Tuesday, July 28, 2026

6:30 PM

Village Hall - Council Chambers

Village Council

*Michael J. Napoleone, Mayor
Maria Antuña, Vice Mayor
Amanda Silvestri, Councilwoman
Stephen A. Levin, Councilman
Johnny Meier, Councilman*

Childcare Available - The Village of Wellington offers childcare for attendees of the Council Meetings. To sign up, please email us at VillageClerk@wellingtonfl.gov by Noon of the day prior to the meeting

1. CALL TO ORDER**2. INVOCATION**

Deacon Pete Del Valle, St. Therese de Lisieux Catholic Church

3. PLEDGE OF ALLEGIANCE**4. APPROVAL OF AGENDA****5. CONSIDERATION OF EXTENDED TIME REQUESTS BY INTERESTED PARTIES FOR QUASI-JUDICIAL HEARINGS, IF ANY****6. PRESENTATIONS AND PROCLAMATIONS****A. [26-7759](#) PALM BEACH COUNTY SHERIFF'S OFFICE DISTRICT 8
WELLINGTON 2025 ANNUAL REPORT PRESENTATION**

Captain Nichole Addazio will present the Palm Beach County Sheriff's Office District 8 Wellington 2025 Annual Report to Council.

7. CONSENT AGENDA**A. [26-7821](#) MINUTES OF THE REGULAR WELLINGTON COUNCIL MEETING OF
JUNE 30, 2026**

Council approval of the Minutes of the Regular Wellington Council Meeting of June 30, 2026.

**B. [26-7775](#) AUTHORIZATION TO 1) AMEND AN AGREEMENT FOR
STORMWATER VULNERABILITY ASSESSMENT, AND 2) APPROVE
A RESOLUTION AMENDING THE FISCAL YEAR 2025-2026 ACME
FUND BUDGET**

Authorization to 1) Amend an agreement with Stantec Consulting Services, Inc. for Stormwater Vulnerability Assessment to include Preparation of the Village of Wellington Resilience Adaptation Plan in the amount of \$130,000, and 2) Approve Resolution No. AC2026-04 amending the Fiscal Year 2025-2026 ACME Fund Budget for Florida Department of Environmental Protection (FDEP) Resilient Florida Program Grant for the Village of Wellington Adaptation Plan.

**C. [26-7809](#) AUTHORIZATION TO 1) AWARD A CONTRACT FOR STORMWATER
PUMP STATIONS NOS. 3,4,6,7,8 AND 9 IMPROVEMENTS, AND 2)
EXECUTE A TASK ORDER FOR ENGINEERING DURING
CONSTRUCTION ASSISTANCE**

Authorization to 1) Award a Contract to Douglas N. Higgins, Inc. for the Stormwater Pump Stations Nos. 3,4,6,7,8 and 9 Improvements in the amount of \$5,178,000.00, and 2) Execute a Task Order with Mock Roos & Associates, Inc. for Engineering During Construction Assistance in the amount of approximately \$269,940.00.

- D. [26-7816](#) AUTHORIZATION TO 1) PURCHASE GOODS AND SERVICES UTILIZING VARIOUS VENDORS FOR THE VILLAGE PARK ENTRANCE PROJECT, AND 2) APPROVE RESOLUTION NO. R2026-30 AMENDING THE GAS TAX CAPITAL FUND BUDGET FOR FISCAL YEAR 2025-2026

Authorization to 1) Purchase goods and services utilizing various vendors for the Village Park Entrance Project at a cost of approximately \$826,059.52, and 2) Approve Resolution No. R2026-30 amending the gas tax capital fund budget for fiscal year 2025-2026 in the amount of \$123,000.

- E. [26-7785](#) AUTHORIZATION TO UTILIZE A SOURCEWELL CONTRACT, AS A BASIS FOR PRICING, FOR THE OLYMPIA PARK ROOFING PROJECT

Authorization to utilize Sourcewell Contract No. FL-R6-GC-092524-DAN, awarded to Dan Enterprises Team, LLC, for the Olympia Park Roofing Project, in the amount of \$159,069.80.

- F. [26-7798](#) AUTHORIZATION TO AWARD A SOLE SOURCE CONTRACT FOR THE PURCHASE OF A CONVAULT FUEL STORAGE TANK

Authorization to award a sole source contract to Oxford Tank LLC for the purchase of a ConVault fuel storage tank in the amount of \$111,492.00.

- G. [26-7806](#) AUTHORIZATION TO RENEW MIMECASST CYBERSECURITY SERVICES WITH CDW GOVERNMENT, INC. (CDW-G), UTILIZING SOURCEWELL CONTRACT #121923

Authorization to renew Mimecast cybersecurity, email protection, and training services through CDW Government, Inc. (CDW-G), utilizing Sourcewell Contract #121923, in the amount of \$56,870.00.

8. PUBLIC HEARINGS

- A.** [26-7811](#) RESOLUTION NO. R2026-25 (THE LANDINGS AT WELLINGTON PUD MASTER PLAN AMENDMENT – R & B TENNIS)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL, FOR A MASTER PLAN AMENDMENT [PETITION NUMBER 2025-0002-MPA] AMENDING THE LANDINGS AT WELLINGTON PLANNED UNIT DEVELOPMENT (PUD) MASTER PLAN FOR CERTAIN PROPERTY KNOWN AS LITTLE PLACE OF THE LANDING AT WELLINGTON PUD (AKA R&B TENNIS), TOTALING 4.00 ACRES, MORE OR LESS, LOCATED ON THE SOUTHWEST CORNER OF THE GREENBRIAR BOULEVARD AND OUSLEY FARMS ROAD INTERSECTION, AS MORE SPECIFICALLY DESCRIBED HEREIN, TO CHANGE THE MASTER PLAN DESIGNATION FOR THE PROPERTY FROM DAY CARE TO ASSEMBLY; TO ADD TWO (2) ACCESS POINTS ALONG GREENBRIAR BOULEVARD TO ILLUSTRATE THE EXISTING ACCESS TO THE ASSEMBLY SITE; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Approval of Resolution No. R2026-25 to amend The Landings at Wellington PUD Master Plan by changing the Master Plan use designation for 2995 Greenbriar Boulevard from Day Care to Assembly, and to add two (2) access points along Greenbriar Boulevard into the Assembly site.

- B.** [26-7813](#) RESOLUTION NO. R2026-26 (ZONING IN PROGRESS FOR RVs WITHIN THE RROZD)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL, IN ACCORDANCE WITH SECTION 1.8.1 OF WELLINGTON'S LAND DEVELOPMENT REGULATIONS (LDR), DECLARING A ZONING IN PROGRESS FOR SECTION 6.10.6 RELATED TO RECREATIONAL VEHICLES (RV) AS TEMPORARY RESIDENCES WITHIN THE RUSTIC RANCHES OVERLAY ZONING DISTRICT (RROZD) FOR A PERIOD OF 180 DAYS; AND PROVIDING AN EFFECTIVE DATE.

To approve Resolution No. R2026-26 to approve a Zoning in Progress related to the use of RVs as temporary residences within the RROZD.

- C. [26-7822](#) RESOLUTION NO. R2026-34 (COMMUNITY DEVELOPMENT BLOCK GRANT ANNUAL ACTION PLAN)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL APPROVING AND ADOPTING THE FY 2026/2027 ANNUAL ACTION PLAN FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM; AUTHORIZING THE VILLAGE MANAGER TO FORWARD THE FY 2026/2027 ANNUAL ACTION PLAN TO THE UNITED STATES DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; AND PROVIDING AN EFFECTIVE DATE.

Approval of Resolution No. R2026-34 adopting the Fiscal Year 2026/2027 Annual Action Plan for the Community Development Block Grant Program.

- D. [26-7808](#) ORDINANCE NO. 2026-08 (LAKE WORTH ROAD ANNEXATION)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL APPROVING THE UNIFORM METHOD ("INVOLUNTARY") ANNEXATION (PETITION NUMBER 2026-0001-ANX), OF A PORTION OF LAKE WORTH ROAD TOTALING 5.5+/- ACRES, LOCATED APPROXIMATELY 0.6 MILES WEST OF STATE ROAD 7, IN PALM BEACH COUNTY, AS MORE SPECIFICALLY DESCRIBED HEREIN; AMENDING SECTION 12 OF THE VILLAGE CHARTER BY REDEFINING THE CORPORATE LIMITS OF THE VILLAGE OF WELLINGTON; DIRECTING THE VILLAGE MANAGER TO DO ALL THINGS NECESSARY TO EFFECTUATE THIS ANNEXATION; DIRECTING THE VILLAGE CLERK TO FILE A COPY OF THIS ORDINANCE WITH THE CLERK OF THE CIRCUIT COURT IN PALM BEACH COUNTY, THE CHIEF ADMINISTRATIVE OFFICER OF PALM BEACH COUNTY, AND THE FLORIDA DEPARTMENT OF STATE WITHIN THIRTY DAYS AFTER ADOPTION, IN ACCORDANCE WITH SECTION 171, FLORIDA STATUTES; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Approval of Ordinance No. 2026-08 to annex a portion of Lake Worth Road, fronting Panther Run Elementary School.

E. [26-7812](#) ORDINANCE NO. 2026-11 (FREESTANDING SHADE STRUCTURE ZTA)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL, AMENDING SECTION 6.4.2.A OF WELLINGTON'S LAND DEVELOPMENT REGULATIONS (LDR) RELATED TO RESIDENTIAL DISTRICT/PLANNED UNIT DEVELOPMENT SPECIFIC DEVELOPMENT STANDARDS, AMENDING SECTION 6.4.4.A OF WELLINGTON'S LDR RELATED TO DESIGN STANDARDS FOR RESIDENTIAL ZONING DISTRICTS; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Approval of Ordinance No. 2026-11 to amend Section 6.4.2.A and Section 6.4.4.A of Wellington's Land Development Regulations (LDR) related to regulations for freestanding accessory pergolas and shade structures within PUDs and Residential Zoning Districts.

F. [26-7825](#) ORDINANCE NO. 2026-17 (OPERATION OF NON-HUMAN POWERED MICRO-MOBILITY DEVICES)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL AMENDING CHAPTER 14, ARTICLE I, DIVISION 1, SECTIONS 14-1 (DEFINITIONS), 14-3 (ENFORCEMENT AUTHORITY), AND 14-4 (PENALTIES) OF THE CODE OF ORDINANCES TO INCLUDE A DEFINITION OF NEIGHBORHOOD PARK AND CLARIFY THAT VIOLATIONS OF THIS CHAPTER MAY BE ENFORCED BY LAW ENFORCEMENT OFFICERS; AMENDING CHAPTER 14, ARTICLE II, DIVISION 2, SECTION 14-21 (GAME AND SPORT ACTIVITY) OF THE CODE OF ORDINANCES TO CLARIFY THAT BICYCLES, SCOOTERS, AND OTHER SIMILAR ACTIVITIES ARE PROHIBITED INSIDE NEIGHBORHOOD PARKS AND IN OTHER PUBLIC RECREATIONAL AREAS; AND AMENDING CHAPTER 14, ARTICLE III, DIVISION 4, SECTION 14-26 (USE OF VEHICLES) OF THE CODE OF ORDINANCES TO PROHIBIT NON-HUMAN POWERED MICRO-MOBILITY DEVICES IN CERTAIN WELLINGTON PARKS; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Approval of Ordinance No. 2026-17 amending Chapter 14 of the Code of Ordinances to prohibit the operation of non-human powered micro-mobility devices in certain Wellington parks or portions of Wellington parks and to clarify definitions and enforcement.

- G. [26-7826](#) ORDINANCE NO. 2026-16 (PENALTY FOR GOLF CART VIOLATIONS AND OPERATION OF MICRO-MOBILITY DEVICES ON PUBLIC RIGHTS-OF-WAY)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL, AMENDING CHAPTER 22 OF WELLINGTON'S CODE OF ORDINANCES TITLED "TRAFFIC AND VEHICLES," TO CLARIFY THE PENALTY FOR GOLF CART VIOLATIONS IN SECTION 22-34 AND TO CREATE A NEW ARTICLE VII, SECTIONS 22-46 THROUGH 22-50, TITLED "MICRO-MOBILITY DEVICES," GOVERNING THE USE OF MICRO-MOBILITY DEVICES ON PUBLIC RIGHTS-OF-WAY IN WELLINGTON CONSISTENT WITH STATE LAW; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Approval of Ordinance No. 2026-16 amending Chapter 22 of the Code of Ordinances to clarify the penalty for golf cart violations in Section 22-34 and create a new Article VII, Sections 22-46 through 22-50, governing the operation of micro-mobility devices on public rights-of-way in Wellington consistent with state law.

9. REGULAR AGENDA

- A. [26-7815](#) APPOINTMENT OF METROPOLITAN PLANNING ORGANIZATION (MPO) ALTERNATE REPRESENTATIVE

Council appointment of Alternate Representative for the Metropolitan Planning Organization.

10. PUBLIC COMMENT

11. ATTORNEY'S REPORT

12. VILLAGE MANAGER'S REPORT

13. COUNCIL REPORTS

14. ADJOURNMENT

NOTICE

If a person decides to appeal any decision made by the Village Council with respect to any matter considered at this meeting, you will need a record of the proceedings, and you may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. (The above notice is required by State Law. Anyone desiring a verbatim transcript shall have the responsibility, at his own cost, to arrange for the transcript).

Pursuant to the provision of the Americans With Disabilities Act: any person requiring special accommodations to participate in these meetings, because of a disability or physical impairment, should contact the Village Manager's Office (561) 791-4000 at least five calendar days prior to the Hearing.