

Village of Wellington

*12300 Forest Hill Blvd
Wellington, FL 33414*



Summary Agenda - Final

Wednesday, April 16, 2025

7:00 PM

Village Hall

Planning, Zoning and Adjustment Board

John Bowers - Chairperson

Michael Drahos - Vice Chair

Stacy Lima

Elizabeth Mariaca

Maureen Martinez

Jeffery Robbert

Tatiana Yaques

I. CALL TO ORDER

II. REMARKS BY CHAIRMAN

IV. APPROVAL OF MINUTES

[PZ-0372](#) February 19, 2025 Planning, Zoning and Adjustment Board Meeting
Minutes

V. ADDITIONS/DELETIONS/REORDERING OF AGENDA

VI. SWEARING IN OF SPEAKERS

VII. OLD BUSINESS

VIII. NEW BUSINESS

**A. [PZ-0371](#) ORDINANCE NO. 2025-11 (AMENDMENT TO WELLINGTON GREEN
LAND USE ORDINANCE)**

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL,
APPROVING A DEVELOPMENT ORDER AMENDMENT TO MODIFY
THE LAND USE DEVELOPMENT ORDER FOR CERTAIN
PROPERTIES, KNOWN AS WELLINGTON GREEN, TOTALING
456.30 ACRES, MORE OR LESS, LOCATED ON THE SOUTHWEST
CORNER OF STATE ROAD 7 AND FOREST HILL BOULEVARD, AS
MORE SPECIFICALLY DESCRIBED HEREIN, TO DELETE PRIOR
CONDITIONS OF APPROVAL, THAT WERE ORIGINALLY ADOPTED
AS PART OF THE FUTURE LAND USE MAP (FLUM) OF THE
COMPREHENSIVE PLAN BY PALM BEACH COUNTY, DUE TO THEIR
SATISFACTION, OBSOLESCENCE, OR INCLUSION WITHIN THE
WELLINGTON GREEN MASTER PLAN; PROVIDING A CONFLICTS
CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN
EFFECTIVE DATE.

B. PZ-0370 ORDINANCE NO. 2025-06 (WELLINGTON'S MARJORY STONEMAN DOUGLAS PRESERVE (SECTION 24) COMPREHENSIVE PLAN AMENDMENT)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL, APPROVING AN AMENDMENT TO THE FUTURE LAND USE MAP (FLUM) OF WELLINGTON'S COMPREHENSIVE PLAN, (PETITION NUMBER 2025-0001-CPA), TO MODIFY THE LAND USE DESIGNATION FOR CERTAIN PROPERTY, KNOWN AS WELLINGTON'S MARJORY STONEMAN DOUGLAS PRESERVE (SECTION 24), FROM PALM BEACH COUNTY RURAL RESIDENTIAL 10 (RR/10) TO WELLINGTON'S CONSERVATION LAND USE DESIGNATION, TOTALING 363 ACRES, MORE OR LESS, LOCATED ON THE WEST SIDE OF FLYING COW ROAD, APPROXIMATELY 3.25 MILES SOUTH OF THE SOUTHERN BOULEVARD, AS MORE SPECIFICALLY DESCRIBED HEREIN; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE.

IX. COMMENTS FROM THE PUBLIC

X. COMMENTS FROM STAFF

XI. COMMENTS FROM THE BOARD

XII. ADJOURN

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.