1	RESOLUTION NO. R2014-35				
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3					
4	A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL,				
5	APPROVING THE SITE PLAN FOR PETITION 2014-029SP1,				
6	TRACT 30C-2 OF THE WELLINGTON PLANNED UNIT				
7	DEVELOPMENT (PUD), ALSO KNOWN AS EQUESTRIAN				
8	VILLAGE, LOCATED ON THE NORTH SIDE OF PIERSON				
9	ROAD AND EAST SIDE OF SOUTH SHORE BOULEVARD;				
10	PROVING FOR SEVERABILITY; PROVIDING AN EFFECTIVE				
11	DATE; AND FOR OTHER PURPOSES.				
12					
13	WHEREAS, the Wellington's Council, as the governing body of Wellington, Florida,				
14	pursuant to the authority in Chapter 163 and Chapter 166, Florida Statutes, and the				
15	Wellington Land Development Regulations are authorized and empowered to consider				
16	petitions related to zoning and development orders; and				
17					
18	WHEREAS, on October 24, 2013, Wellington's Council approved Resolution				
19	R2013-48 for petition 2013-040 MPA2, also known as the Equestrian Village Master				
20	Plan, with the condition that the proposed Site Plan for Tract 30C-2 must be certified				
21	by the Village of Wellington Development Review Committee (DRC) and then				
22	submitted to the Village Council for review and approval prior to the issuance of				
23	building permit(s); and				
24					
25	WHEREAS, on June 25, 2014, petition 2014-029 SP1, also known as Equestrian				
26	Village Site Plan, was certified by the DRC; and				
27					
28	WHEREAS, the Wellington Council has considered the evidence and testimony				
29	presented by the Petitioner and the recommendations of Wellington's DRC and staff.				
30					
31	NOW, THEREFORE, BE IT RESOLVED BY THE WELLINGTON, FLORIDA'S				
32	COUNCIL, THAT:				
33					
34	SECTION 1. The Equestrian Village Site Plan is hereby APPROVED as described				
35	in Exhibit "A", subject to the following conditions:				
35					
30 37	1. The proposed paved access road along the northern site boundary shall be				
37	1. The proposed paved access road along the northern site boundary shall be constructed no later than December 31, 2014 and shall be a minimum of 20				
39	feet in width to accommodate emergency vehicles. (PLANNING AND				
40	ZONING/PBC FIRE)				
41					
42	2. The five (5) foot solid opaque fence along the portion of the eastern boundary				
43	required by Condition #37 of Resolution No. R2013-49 is repealed. All other				
44 45	conditions of Resolution No. R2013-49 shall still apply. (PLANNING AND				
45	ZONING)				

46		
47 48 49 50	3.	A Land Development/Engineering Permit is required for all improvements. (ENGINEERING)
50 51 52 53 54	4.	A plat will be required to be approved and recorded within 90 days of the approval of this Site Plan by the Village Council. (PLANNING AND ZONING/ENGINEERING)
55 56 57 58 59	5.	Applicant shall be required to pave all drive aprons between the paved road and any proposed parking area and arena area used for parking. All access drives shall be paved no later than December 31, 2014 and prior to any use. (ENGINEERING)
60 61 62 63 64 65 66 67 68 69 70	6.	<ul> <li>Grassed parking shall be permitted under the following conditions:</li> <li>a) Shellrock drive aisles, as approved by the Village Engineer, shall be provided. In the event the drives aisles are not maintained or create a nuisance, as determined by Wellington, the property owner shall pave the drives aisles and shall cease use of the parking area with the work is completed.</li> <li>b) Parking areas shall comply with Section 7.2.3.J of Wellington's Land Development Regulations, including paragraph 4. Any variance from these requirements shall be processed through Wellington's Variance process. Applicant shall submit the appropriate applications and documents. (ENGINEERING)</li> </ul>
71 72 73 74	7.	Erosion sediment control is required for proposed inlets in all unpaved parking areas. (ENGINEERING)
75 76 77 78	8.	Applicant shall pave all parking spaces along the south side of the property along Pierson Road no later than December 31, 2014 and prior to any use. (ENGINEERING)
79 80 81	9.	Applicant shall provide sediment control at the access points to all unpaved parking areas. (ENGINEERING)
82 83 84 85 86 87	10.	Applicant shall construct a roadway section to accommodate a future left turn lane from Pierson Road into the site. The area of the future turn lane shall be designed and constructed with a raised curb, as approved by the Village Engineer, to prohibit the use of the turn lane until such time the use of the turn lane is approved by the Village Engineer. (ENGINEERING)
88 89 90 91 92 93 94	11.	All required improvements, including those covered by the Land Development Permit, to be approved and constructed no later than December 31, 2014 unless otherwise specifically stated in Resolution No. R 2013-49 and prior to any use. (ENGINEERING/PLANNING AND ZONING)
95		THIS SECTION WAS INTENTIONALLY LEFT BLANK

97       98         99       SECTION 2.       This Resolution shall become effective immediately upon adoption         100       101         101       102       PASSED AND ADOPTED this	96			
99       SECTION 2.       This Resolution shall become effective immediately upon adoption         100       101         102       PASSED AND ADOPTED this day of, 201         103       104         104       RENDERED the day of, 2014.         105       106         106       ATTEST:         108       BY:         109       Awilda Rodriquez, Village Clerk         100       111         112       APPROVED AS TO FORM AND         113       LEGAL SUFFICIENCY:	97			
100       101         101       102       PASSED AND ADOPTED this day of, 201         103       103         104       RENDERED the day of, 2014.         105       106         106       ATTEST:         108       BY:         109       Awilda Rodriquez, Village Clerk         100       111         112       APPROVED AS TO FORM AND         113       LEGAL SUFFICIENCY:	98			
101   102   103   104   105   106   107   108   109   Awilda Rodriquez, Village Clerk   101   102   103   104   105   105   106   ATTEST:   WELLINGTON, FLORIDA   107   108   109   Awilda Rodriquez, Village Clerk   Bob Margolis, Mayor   101   112   APPROVED AS TO FORM AND   113   114	99	SECTION 2. This Resolution shall becom	ne effective immediately up	on adoption.
102       PASSED AND ADOPTED thisday of, 201         103	100			
103   104   105   105   106   107   107   108   109   Awilda Rodriquez, Village Clerk   109   111   112   112   113   114	101			
104 RENDERED the day of, 2014.   105 ATTEST:   106 ATTEST:   107 BY:   108 BY:   109 Awilda Rodriquez, Village Clerk   101 Bob Margolis, Mayor   110 III   111 III   112 APPROVED AS TO FORM AND   113 LEGAL SUFFICIENCY:	102	PASSED AND ADOPTED this	day of	, 2014.
105     ATTEST:     WELLINGTON, FLORIDA       107     BY:	103			
106     ATTEST:     WELLINGTON, FLORIDA       107     BY:	104	RENDERED the day of	, 2014.	
107     108     BY:	105			
108     BY:	106	ATTEST:	WELLINGTON,	FLORIDA
109     Awilda Rodriquez, Village Clerk     Bob Margolis, Mayor       110     111       111     112       112     APPROVED AS TO FORM AND       113     LEGAL SUFFICIENCY:       114	107			
<ul> <li>110</li> <li>111</li> <li>112 APPROVED AS TO FORM AND</li> <li>113 LEGAL SUFFICIENCY:</li> <li>114</li> </ul>	108	BY:	BY:	
111112APPROVED AS TO FORM AND113LEGAL SUFFICIENCY:114	109	Awilda Rodriquez, Village Clerk	Bob Margolis, Mayo	r
112APPROVED AS TO FORM AND113LEGAL SUFFICIENCY:114	110			
<ul> <li>113 LEGAL SUFFICIENCY:</li> <li>114</li> </ul>	111			
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	113	LEGAL SUFFICIENCY:		
115 BY:	114			
	115	BY:		
116 Laurie Cohen, Village Attorney	116	Laurie Cohen, Village Attorney		