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AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL, AMENDING ARTICLE 6, SECTION 10, RELATED TO RECREATIONAL VEHICLES (RV) WITHIN THE RUSTIC RANCHES OVERLAY ZONING DISTRICT (RROZD); PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Wellington Council, as the governing body, pursuant to the authority vested in it by Chapters 163 and 166 of the Florida Statutes, is authorized and empowered to consider changes to its Land Development Regulations (LDR); and

WHEREAS, the RROZD was developed by residents and property owners of Rustic Ranches to preserve the unique character of their community and was adopted in 2006. These regulations limited the use of Recreational Vehicles (RVs) as a temporary residence within Rustic Ranches to only two (2) consecutive weeks per calendar year; and

WHEREAS, the Equestrian Overlay Zoning District (EOZD) regulations were recently amended allowing RVs as temporary residence on properties five (5) acres or more with the issuance of an Equestrian Permit from November through April; and

WHEREAS, it's the desire of the Rustic Ranches residents to utilize RVs as a temporary residence for more than two (2) consecutive weeks. Removing the two (2) week limitation of the RROZD, the EOZD regulations would apply; and

WHEREAS, the Equestrian Preserve Committee, after notice and a public hearing held on October 22, 2025, recommended approval of the Zoning Text Amendment with a 7 - 0 vote; and

WHEREAS, the Planning, Zoning and Adjustment Board, as the Local Planning Agency, after notice and public hearing held on November 19, 2025, recommended approval of the Zoning Text Amendment with a 7 - 0 vote; and

WHEREAS, the Council has taken the recommendations of the Planning, Zoning and Adjustment Board, the Findings of Fact by Wellington staff, and the comments from the public into consideration in adopting the amendments to the LDR that are the subject of this ordinance.

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF WELLINGTON,
FLORIDA, THAT:**

SECTION 1: Sec.6.10.6 titled “Recreational Vehicles,” is hereby amended as provided below in strikethrough (delete) and Underline (add) format:

47 **Sec. 6.10.6 – Recreational Vehicles Reserved**

48 ~~The use of recreational vehicles, travel trailers, campers or similar vehicles as a~~
49 ~~temporary residence is permitted, but shall not exceed two (2) consecutive weeks~~
50 ~~during a calendar year. Water and wastewater connections are required and shall~~
51 ~~comply with Palm Beach County Health Department regulations.~~

52
53 **SECTION 2:** Should any section, paragraph, sentence, clause, or phrase of this
54 Ordinance conflict with any section, paragraph, clause or phrase of any prior Wellington
55 Ordinance, Resolution, or Municipal Code provision, then in that event the provisions of
56 this Ordinance shall prevail to the extent of such conflict.

57
58 **SECTION 3:** Should any section, paragraph, sentence, clause, or phrase of this
59 Ordinance be declared by a court of competent jurisdiction to be invalid, such decision
60 shall not affect the validity of this Ordinance as a whole or any portion or part thereof,
61 other than the part so declared to be invalid.

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63 **SECTION 4:** This Ordinance shall become effective upon adoption by the
64 Wellington Council following second reading.

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70 (The remainder of this page left intentionally blank)
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PASSED this _____ day of _____, 2025, upon first reading.

PASSED AND ADOPTED this _____ day of _____, 2025, on second and final reading.

WELLINGTON

FOR AGAINST

BY: _____	_____	_____
Michael J. Napoleone, Mayor		
_____	_____	_____
Tanya Siskind, Vice Mayor		
_____	_____	_____
John T. McGovern, Councilman		
_____	_____	_____
Maria Antuña, Councilwoman		
_____	_____	_____
Amanda Silvestri, Councilwoman		

ATTEST:

BY: _____
Chevelle D. Hall, MMC, Village Clerk

**APPROVED AS TO FORM AND
LEGAL SUFFICIENCY**

BY: _____
Laurie Cohen, Village Attorney