



November 24, 2025

Village Council  
Village of Wellington  
12300 Forest Hill Boulevard  
Wellington FL 33414

RE: Lotis 2 Master Plan Amendment  
Petition No. 2025-0001-MPA

Dear Village Councilmembers,

During the Planning, Zoning and Adjustment Board held on October 15<sup>th</sup>, 2025, the Board requested that the identity of the operator of the 8,500 sf restaurant building be shared publicly. An additional request was made to also share the lease termination letter from Popstroke. The following are responses to both requests:

**Request: Restaurant name (freestanding building 8,500 SF)**

Response: While this does not serve as an official announcement of tenancy, the Applicant is finalizing a pad lease with Darden for Darden to construct and open a Season's 52 location at Lotis Wellington. Season's 52 is an upscale restaurant serving fresh and responsibly sourced seasonal gourmet food, wine and desserts. This sophisticated restaurant will feature a unique and welcoming environment and will only further compliment the restaurant and dining offerings already planned for Lotis Wellington. As well, Season's 52 will be a great destination for diners both in and around Wellington and an asset to both Lotis Wellington and the Village.

**Request: Popstroke Termination Letter**

Response: Business communications between the Applicant and any past, present or future tenant(s) is deemed confidential, privileged and proprietary. Changes in tenancy often occur during the pre-construction phase of new projects, as Lotis Wellington was at the time of Popstroke's lease execution. While Popstroke's departure as a tenant at Lotis Wellington is unfortunate for all parties involved, the Applicant has responded in-kind to shifting market conditions to provide a first-class alternative option for this tract that is very complimentary to the surrounding Lotis Wellington project (including both residential and commercial tracts) as well as the State Road 7 corridor. However, in the spirit of cooperation, the Applicant is making and will continue to make good faith efforts to obtain an official statement from Popstroke and/or their brokers that can be entered into the record.

Sincerely,

Rich Kasser  
Director of Entitlements  
Lotis Wellington, LLC