

Village of Wellington

*12300 Forest Hill Blvd
Wellington, FL 33414*



Meeting Agenda - Final

Wednesday, November 16, 2022

7:00 PM

Village Hall

Planning, Zoning and Adjustment Board

*John Bowers
Tracy Ciucci
Ron Herman
Maureen Martinez
Adam Rabin
Satesh Raju
Jeffrey Robbert*

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. REMARKS BY CHAIRMAN

IV. APPROVAL OF MINUTES

[PZ-0275](#) OCTOBER 19, 2022 PLANNING, ZONING AND ADJUSTMENT BOARD
MINUTES

Attachments: [10.19.22 PZAB Minutes](#)

V. ADDITIONS/DELETIONS/REORDERING OF AGENDA

**VI. SWEARING IN OF SPEAKERS/DECLARATION OF EX-PARTE
COMMUNICATIONS**

VII. NEW BUSINESS

[PZ-0276](#)

ORDINANCE NO. 2022-31 PANTHER RUN SCHOOL SITE
ANNEXATION

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL; ANNEXING, PURSUANT TO A PETITION FOR VOLUNTARY ANNEXATION, REAL PROPERTY COMPRISING 20 ACRES LOCATED ON THE NORTH SIDE OF LAKE WORTH ROAD, APPROXIMATELY 0.66 MILE WEST OF STATE ROAD 7 IN PALM BEACH COUNTY, FLORIDA, KNOWN AS PANTHERS RUN ELEMENTARY SCHOOL; AS MORE PARTICULARLY DESCRIBED HEREIN; DECLARING THAT THE VOLUNTARY ANNEXATION PETITION BEARS THE SIGNATURE OF THE PROPERTY OWNER; AMENDING SECTION 11 OF THE VILLAGE CHARTER BY REDEFINING THE CORPORATE LIMITS OF WELLINGTON; DIRECTING THE VILLAGE MANAGER TO DO ALL THINGS NECESSARY TO AFFECTUATE THIS ANNEXATION; DIRECTING THE WELLINGTON 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 SEVEN DAYS AFTER ADOPTION, IN ACCORDANCE WITH SECTION 171.044, FLORIDA STATUTES; PROVIDING A CONFLICTS CLAUSE; PROVIDING FOR CODIFICATION; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

- Attachments:** [Location Map-Panther](#)
 [Ordinance 2022-31 Annex](#)
 [EXHIBIT A- legal description](#)
 [Staff Report](#)
 [SR Exhibit B](#)
 [SR Exhibit C](#)
 [SR Exhibit D FLUM](#)
 [SR Exhibit E Zoning Map](#)
 [SR Exhibit F Future Annexation Areas](#)
 [Legal Ad - Annex-CPA-REZ](#)

[PZ-0277](#)

ORDINANCE NO. 2022-32 PANTHER RUN SCHOOL SITE
COMPREHENSIVE PLAN

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL AMENDING THE FUTURE LAND USE MAP OF THE WELLINGTON COMPREHENSIVE PLAN BY ADDING AND DESIGNATING 20 ACRES, MORE OR LESS, KNOWN AS THE PANTHER RUN ELEMENTARY SCHOOL, AS "COMMUNITY FACILITIES"; LOCATED ON THE NORTH SIDE OF LAKE WORTH ROAD, APPROXIMATELY 0.66 MILE WEST OF STATE ROAD 7, AS MORE SPECIFICALLY DESCRIBED HEREIN; AUTHORIZING THE TRANSMITTAL OF THE AMENDMENT TO THE FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE AND PROVIDING AN EFFECTIVE DATE.

Attachments: [Ordinance 2022-32 CPA](#)
[EXHIBIT A- legal description](#)

[PZ-0278](#)

ORDINANCE NO. 2022- 33 PANTHER RUN SCHOOL SITE REZONING

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL, APPROVING A REZONING TO AMEND THE ZONING DESIGNATION FOR A NEWLY ANNEXED 20 ACRE PROPERTY, KNOWN AS THE PANTHER RUN ELEMENTARY SCHOOL, TO THE WELLINGTON "COMMUNITY FACILITIES" DESIGNATION FROM THE PALM BEACH COUNTY "AR" DESIGNATION; LOCATED ON THE NORTH SIDE OF LAKE WORTH ROAD, APPROXIMATELY 0.66 MILE WEST OF STATE ROAD 7, AS MORE SPECIFICALLY DESCRIBED HEREIN; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE AND PROVIDING AN EFFECTIVE DATE.

Attachments: [Ordinance 2022-33 REZ](#)
[EXHIBIT A- legal description](#)

VIII. COMMENTS FROM THE PUBLIC

IX. COMMENTS FROM STAFF

X. COMMENTS FROM THE BOARD

XI. 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.