

MINUTES

REGULAR MEETING OF THE WELLINGTON VILLAGE COUNCIL

**Wellington Village Hall
12300 Forest Hill Blvd.
Wellington, Florida 33414**

**Tuesday, July 12, 2016
7:00 p.m.**

Pursuant to the foregoing notice, a Regular Meeting of the Wellington Council was held on Tuesday, July 12, 2016, commencing at 7:00 p.m. at Wellington Village Hall, 12300 Forest Hill Boulevard, Wellington, FL 33414.

Council Members present: Anne Gerwig, Mayor; John T. McGovern, Vice Mayor; Michael Drahos, Councilman; Michael Napoleone, Councilman; and Tanya Siskind, Councilwoman.

Advisors to the Council: Paul Schofield, Manager; Laurie Cohen, Esq., Attorney; Jim Barnes, Assistant Manager; Tanya Quickel, Director of Administrative and Financial Services; and Rachel R. Callovi, Clerk.

1. **CALL TO ORDER** – Mayor Gerwig called the meeting to order at 7:00 p.m.
2. **PLEDGE OF ALLEGIANCE** – Council led the Pledge of Allegiance.
3. **INVOCATION** – Geraldo Vieira, Minister, Pentecostals of the Palm Beaches, Wellington, delivered the invocation.

At this time, Mayor Gerwig stated that in light of the events that took place in Dallas, Council wanted to recognize their local law enforcement on behalf of the residents who love and appreciate the officers for what they do to protect them as well as to charge them with protecting the Village the best they can.

Mr. Schofield explained the Village contracts with the Palm Beach County Sheriff's Office. He said the officers were not perfect by any means, but they respond when help is needed. He acknowledged the divisions in this country that need to be resolved. He stated Wellington as a community believes in getting their officers out on the streets and talking to people. He thanked the local law enforcement for protecting Wellington.

At this point, Council shook the hands of the law enforcement officers in attendance. Council thanked and recognized the officers for what they do to keep their families and the Village safe. Council also encouraged the residents to interact with the local law enforcement and suggested the Village continue the Meet and Greets with the officers, so residents can get to know them better.

4. APPROVAL OF AGENDA

Mr. Schofield indicated staff recommended approval of the Agenda as amended:

Move Consent item 6C (Authorization to Award a Contract for the Blue Cypress Subdivision Improvements; and Approval of Resolution No. R2016-52 for a Budget Amendment to Allocate the Funds Required to Complete the Project) to the Regular Agenda as item 8C.

He informed them that Public Forum item 9A had been withdrawn.

A motion was made by Councilman Napoleone, seconded by Councilman Drahos, and unanimously passed (5-0), to approve the Agenda as amended.

5. PRESENTATIONS AND PROCLAMATIONS

A. 16-0193 PRESENTATION TO COUNCIL BY CHIEF DEPUTY PROPERTY APPRAISER DOROTHY JACKS

Mr. Schofield introduced the item.

Ms. Dorothy Jacks, Chief Deputy Property Appraiser, introduced Dino Maniotis, their Tax Roll Coordinator who works with all of the municipalities and special taxing authorities throughout Palm Beach County. She stated the totals for the valuation change are provided year over year, but they wanted to explain in more detail how they get to those numbers. She indicated with the implementation of the 3% cap and the new 10% cap on non-homesteaded properties, the numbers are just arriving and the final taxable value number is a bit more complex than in the old days.

Ms. Jacks indicated Wellington has a market value of just over \$11 billion, which makes the Village the seventh highest valued municipality in the county, with a taxable value of \$7.4 billion. In parcel count, she said Wellington is also the seventh largest. She noted the Village has an overall tax increase of 8.26% over last year, which is excellent.

Ms. Jacks explained the process of getting from market value to taxable value. She stated all of the exemptions get the Village down to a taxable value of \$7.4 billion or 66% of its total market value. To compare, the taxable value has been as high as 85% in some cities such as Palm Beach Shores, which is a snowbird community with not many homestead exemptions. She said Wellington is in the range of larger, residentially based cities, but the agricultural exemption helps reduce the taxable value.

Ms. Jacks reviewed the projections for 2016. She stated with equestrian properties selling at record prices, Wellington's market value will continue to increase. She noted the land is classified as agricultural, but the structures are taxable. She indicated all residential property types were increasing in value and a general value increase of approximately 5% was anticipated. However, there are six months left in the year, which is plenty of time for the market to change, so this number could certainly increase.

Mayor Gerwig asked about the agricultural exemption, as it is a state mandate and not something the Village controls. Ms. Jacks explained it was something to think about when planning the future of the Village and how much land is available for agricultural use, because that is local. She said it is approved by the state and a great benefit to all of the farmers. She indicated the Village is very successful with a lot of great property value and the agriculture is also bringing value to the community.

Mayor Gerwig stated the Village looks at it the same way, as the agriculture brings value and is Wellington's identity. She said it also provides open space and benefits their recreation. She thought they should determine how much of a bump their real estate gets from that, if they are going to talk about how much it reduces their taxable value. She knows the Equestrian Preserve Committee has talked about doing an economic study.

Ms. Jacks thought there was value in looking at the concentric circles around the equestrian cores, because the values increase as the properties get closer to the cores. She said it showed a definite correlation between having the equestrian areas and the property values.

6. CONSENT AGENDA

- A. 15-1010** AUTHORIZATION TO AWARD A CONTRACT TO SCOTTY'S SPORT SHOP, INC. FOR THE PURCHASE AND DELIVERY OF SPORTS UNIFORMS
- B. 15-1015** AUTHORIZATION TO RENEW AN EXISTING CONTRACT WITH WESTERN COMMUNITIES TRANSPORTATION, INC. FOR SENIOR TRANSPORTATION PROGRAM SERVICES
- C. 16-0142** ~~AUTHORIZATION TO AWARD A CONTRACT FOR THE BLUE CYPRESS SUBDIVISION IMPROVEMENTS; AND APPROVAL OF RESOLUTION NO. R2016-52 FOR A BUDGET AMENDMENT TO ALLOCATE THE FUNDS REQUIRED TO COMPLETE THE PROJECT (MOVED TO REGULAR AGENDA AS ITEM 8C)~~
- D. 16-0258** AUTHORIZATION TO: 1) AWARD A SOLE SOURCE CONTRACT FOR THE PURCHASE AND DELIVERY OF A ROAD BASE RECONSTRUCTION SOLUTION FOR OUSLEY FARMS ROAD; AND 2) UTILIZE AN EXISTING ANNUAL ASPHALT MILLING AND RESURFACING CONTRACT TO FURNISH AND INSTALL ASPHALT SURFACE COURSE, IF REQUIRED

Mr. Schofield stated staff recommended adoption of the Consent Agenda as amended.

A motion was made by Councilman Napoleone, seconded by Vice Mayor McGovern, and unanimously passed (5-0), approving the Consent Agenda as amended.

Mr. Schofield indicated no comment cards were received from the public on the Consent Agenda. There were no comment cards from the public to speak on non-agenda items.

7. PUBLIC HEARINGS

- A. 16-0276** ORDINANCE NO. 2016-06 (CORRECTION OF SCRIVENER'S ERROR IN SECTION 2-292 "REMOVAL OF BOARD AND COMMITTEE MEMBERS"):
AN ORDINANCE OF THE VILLAGE OF WELLINGTON, FLORIDA, AMENDING CHAPTER 2, ARTICLE VI, 2-292 ENTITLED "REMOVAL OF BOARD AND COMMITTEE MEMBERS" TO CLARIFY THE NUMBER OF UNEXCUSED ABSENCES THAT COULD RESULT IN REMOVAL AND TO CORRECT THE LAST SENTENCE OF SUBSECTION (A); PROVIDING FOR CONFLICT; PROVIDING FOR CODIFICATION; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield introduced the item. He stated this was the second reading and no changes had been made since the first reading. Ms. Callovi read the Ordinance by title.

Ms. Cohen indicated this Ordinance was to correct a scrivener's error. She stated they looked back at the minutes and the prior adoption of the Ordinance, and it was clear that the intention was for two absences as opposed to the inconsistent three.

Mayor Gerwig asked what brought this to their attention. Ms. Cohen thought the Clerk's office noticed the discrepancy, so they just wanted to correct it and clarify it.

Councilman Napoleone asked if any objections had been received since the first reading. Ms. Cohen indicated no objections had been received.

Public Hearing

A motion was made by Vice Mayor McGovern, seconded by Councilman Napoleone, and unanimously passed (5-0) to open the Public Hearing.

There being no public comments, a motion was made by Councilman Napoleone, seconded by Councilman Drahos, and unanimously passed (5-0) to close the Public Hearing.

A motion was made by Councilman Napoleone, seconded by Councilman Drahos, and unanimously passed (5-0) to approve Ordinance No. 2016-06 (Correction of Scrivener's Error in Section 2-292 "Removal of Board and Committee Members") on second reading as presented.

8. REGULAR AGENDA

- A. 16-0184** RESOLUTION NO. R2016-41 (APPROVING AND ADOPTING THE FY 2016/2017 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) ANNUAL ACTION PLAN):
A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL APPROVING AND ADOPTING THE FY 2016/2017 ANNUAL ACTION PLAN FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM AND A RESIDENTIAL ANTI-DISPLACEMENT AND RELOCATION ASSISTANCE PLAN; AUTHORIZING THE VILLAGE MANAGER TO FORWARD THE FY 2016/2017 ANNUAL ACTION PLAN TO THE UNITED STATES DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield introduced the item. He stated Mr. Barnes and Mr. De La Vega would present this item for staff. Ms. Callovi read the Resolution by title.

Mr. De La Vega indicated staff was recommending Council adopt the fiscal year 2016/2017 Annual Action Plan for the Community Development Block Grant (CDBG) program. He said they were seeking approximately \$245,000 in funds from CDBG to support the Housing Rehabilitation Loan Program, Senior Transportation and Rides Program, Youth Workforce Training Program, Empowering Champions Program, Youth Mentoring Program, and CDBG Planning Administration. He stated the Annual Action Plan needed to be approved so the Village could continue receiving the CDBG funds.

Councilman Drahos asked if the breakdown of funds mimicked what was done last year and if all of the funds were utilized. Mr. De La Vega indicated the programs were the same as last year and the Village was in the process of utilizing the funds. He stated the Housing Rehabilitation Loan Program was the largest portion and they hoped most if not all of the funds would be spent by the end of the year.

Councilman Drahos asked if the Senior Transportation and Rides Program was successful in Wellington. Mr. De La Vega indicated the transportation program services contract was approved on Consent today. He said they have seen a tremendous growth in the program, as the number of trips has increased by approximately 91% during the past two years. He stated they continue to fund part of the program through the CDBG funds.

Mr. De La Vega explained the Senior Transportation and Rides Program is designed for seniors age 62 and over. He stated they are eligible for one-way trips to destinations such as medical facilities, food markets, and religious institutions. He said the cost is \$20.00 total for a one way trip - \$16.00 is paid by the Village and \$4.00 is paid by the CDBG funds being discussed.

Mayor Gerwig understood it was for a short trip for any resident over 62 years of age who applied for it ahead of time. Mr. Barnes indicated they could take up to six trips per month, but there have been waivers in the past for emergency trips. He said some patrons have condensed their repetitive trips into one trip to reduce their usage in a particular month.

Vice Mayor McGovern asked how the allocation of \$244,509 is determined. Mr. Barnes stated the allocation is determined as an entitlement allocation from the U.S. Department of Housing and Urban Development. He said the Village qualifies for it when it reaches a population of 50,000 and everything is population based.

Vice Mayor McGovern asked how staff determined how much to allocate to each program. Mr. Barnes stated the Village has been an entitled community for several years now. He explained over time, through trial and error, they have balanced what is allowed to be spent, based on the federal guidelines, with Village needs. He said, in some cases, they reallocate and change the funding based on the actual success of the programs.

Mayor Gerwig asked if anyone with the Housing Rehabilitation Loan Program had sold their property and repaid the Village. Mr. Schofield stated this was the second year of the program and he was not aware of any of the houses being sold. He explained the loans have a five-year forgiveness period at 20% per year. If a loan recipient sells their home at any time in those first five years, they must refund the balance. So they would refund 40% of the loan at the end of three years and the complete loan would be forgiven at the end of five years.

Public Hearing

A motion was made by Councilman Napoleone, seconded by Councilman Drahos, and unanimously passed (5-0) to open the Public Hearing.

There being no public comments, a motion was made by Councilman Drahos, seconded by Councilman Napoleone, and unanimously passed (5-0) to close the Public Hearing.

A motion was made by Vice Mayor McGovern, seconded by Councilman Napoleone, and unanimously passed (5-0) to approve Resolution No. R2016-41 (Approving and Adopting the FY 2016/2017 Community Development Block Grant (CDBG) Annual Action Plan) as presented.

B. 16-0272

RESOLUTIONS ADOPTING PRELIMINARY TRIM RATES FOR WELLINGTON, THE ACME IMPROVEMENT DISTRICT AND THE SADDLE TRAIL PARK SOUTH NEIGHBORHOOD IMPROVEMENT AREA AS FOLLOWS:

- A. RESOLUTION NO. R2016-48 (ADOPTING THE PRELIMINARY AD VALOREM MILLAGE RATE FOR WELLINGTON FOR TRUTH-IN-MILLAGE ("TRIM") PURPOSES WITHIN THE JURISDICTIONAL BOUNDARIES OF WELLINGTON):
A RESOLUTION OF THE COUNCIL FOR THE VILLAGE OF WELLINGTON ADOPTING THE PRELIMINARY AD VALOREM MILLAGE RATE FOR WELLINGTON FOR TRUTH-IN-MILLAGE ("TRIM") PURPOSES FOR THE VILLAGE'S FISCAL YEAR 2016-2017 BUDGET WITHIN THE JURISDICTIONAL BOUNDARIES OF WELLINGTON; AND PROVIDING AN EFFECTIVE DATE.
- B. RESOLUTION NO. AC2016-49 (ADOPTING THE PRELIMINARY NON-AD VALOREM ASSESSMENT RATE FOR ACME IMPROVEMENT DISTRICT FOR TRIM PURPOSES):
A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ACME IMPROVEMENT DISTRICT ADOPTING THE DISTRICT'S PRELIMINARY NON-AD VALOREM ASSESSMENT RATE FOR TRUTH-IN-MILLAGE ("TRIM") PURPOSES; AND PROVIDING AN EFFECTIVE DATE.
- C. RESOLUTION NO. R2016-50 (ADOPTING THE PRELIMINARY NON-AD VALOREM ASSESSMENT RATES FOR SOLID WASTE COLLECTION AND RECYCLING SERVICES FOR TRIM PURPOSES):
A RESOLUTION OF THE COUNCIL FOR THE VILLAGE OF WELLINGTON ADOPTING THE PRELIMINARY NON-AD VALOREM ASSESSMENT RATES FOR SOLID WASTE COLLECTION AND RECYCLING SERVICE FOR TRUTH-IN-MILLAGE ("TRIM") PURPOSES WITHIN THE JURISDICTIONAL BOUNDARIES OF WELLINGTON; AND PROVIDING AN EFFECTIVE DATE.
- D. RESOLUTION NO. R2016-51 (ADOPTING THE PRELIMINARY NON-AD VALOREM ASSESSMENT RATES FOR THE SADDLE TRAIL PARK SOUTH NEIGHBORHOOD IMPROVEMENT AREA FOR TRIM PURPOSES):
A RESOLUTION OF THE COUNCIL FOR THE VILLAGE OF WELLINGTON ADOPTING THE PRELIMINARY NON-AD VALOREM ASSESSMENT RATES FOR THE SADDLE TRAIL PARK SOUTH NEIGHBORHOOD IMPROVEMENT AREA FOR TRUTH-IN-MILLAGE ("TRIM") PURPOSES WITHIN THE JURISDICTIONAL BOUNDARIES OF WELLINGTON; AND PROVIDING AN EFFECTIVE DATE.

Mr. Schofield introduced the items. He stated these resolutions adopt the preliminary truth-in-

millage rates for Wellington, the Acme Improvement District, and the Saddle Trail Park South Neighborhood improvement areas. He said these resolutions do not set the tax rates but set the maximum. He explained truth-in-millage requires the Village tell its residents what the maximum tax rate could be. He indicated Council may set rates equal or lower than this at their budget hearings and final adoptions, but may not raise them from this point on.

Ms. Quickel presented the preliminary proposed fiscal year 2016/2017 budget of almost \$90 million, which is an increase of \$4.2 million or almost 5% from the current year's budget of \$85.5 million. She stated the operating budget includes governmental funds of \$52 million and enterprise funds of almost \$17 million. The capital budget includes the governmental capital projects of \$5.4 million and enterprise capital projects of \$4.6 million. She said transfers in debt service were slightly down to almost \$11 million and debt service was slightly up to \$1.3 million, because the Saddle Trail debt is included for the first time. She reminded everyone that the Saddle Trail debt is a pass-through, as the Village collects and then pays. She stated the overall proposed expenditure budget is for a total budget of \$89.6 million, which is \$4 million higher than the current budget of \$85.5 million.

Ms. Quickel stated the budget consists of several sections: the operating budget which has the general fund; three special revenue funds: Acme, Building Department, and Gas Tax Road Maintenance Operations; and debt service, which totals \$52 million and is up approximately \$2.5 million. She explained the increase is due to the new positions in building maintenance and the new community center as well as expanded positions for the extended hours for the five day work week. In addition, there is a 2% increase in the PBSO contract and two additional deputies, and the neighborhood parks are being moved from Acme into the general fund. She stated it has been discussed over the past few years that one of the steps with Acme is to either change the assessment rate, change the level of service, or move things back to the general fund.

She stated the total governmental enterprise operating budget included the proprietary or enterprise funds for water and wastewater, solid waste, the Professional Center, and debt service on the utility deposits. She indicated the main increase is in the water and wastewater fund, which is primarily due to increased major maintenance of infrastructure, new positions, and replacement of the Peaceful Waters boardwalk.

She stated this was the overview of the total budget at \$90 million. She said it was based on the Village's five strategic fundamentals: Neighborhood Renaissance, Economic Development, Protecting Our Investment, Responsive Government, and Respecting the Environment.

Ms. Quickel indicated the rates proposed in the budget are either the same or slightly decreased: ad valorem millage is down 1/10 of a mill to 2.44 mills from the current 2.45 mills; Acme assessment is the same at \$230; Solid Waste assessment includes a \$5.00 decrease in both curbside and containerized, going from \$140 to \$135 and \$105 to \$100; and utility rates are unchanged.

Ms. Quickel showed Council a history of the rates and budgets. She stated the last column shows that 2017 is preliminary and includes the taxable value in billions. She said the other information includes millage rates, historical Acme assessment rates, water utility rates, solid waste and total budget. She explained the total budget can vary greatly from year to year and usually depends on the amount of capital in the budget.

She stated the proposed millage rate of 2.44 mills would bring in approximately \$17.37 million. She said a homesteaded property with a \$300,000 value would have an increase of approximately

\$2.00, because of the average increase in assessed value. For a non-homesteaded property at the same value of \$300,000, there would be an increase of approximately \$58.00. She also showed Council the other millage rates that were calculated, such as the roll back rate, majority maximum, 2/3 vote maximum, and prior year rate.

Ms. Quickel indicated Council was considering the preliminary trim rates tonight. She showed them the final adopted rates for the past several years and noted this one would be lower. She stated Council could decrease the millage rate that is approved tonight, but they could not increase it.

She explained the overview of the tax roll analysis shows a large majority of Wellington's properties by use: residential at 73%; multifamily at 16%; commercial, vacant and other at 7%; and equestrian at 4%.

Ms. Quickel stated their governmental revenues were projected to be \$51.5 million, which is up slightly by \$4 million from the current year. She indicated the two areas with the largest increases were the ad valorem taxes, which are based on the higher values at almost 8% and bring in an estimated additional \$1.2 million, and the intergovernmental revenues, half-cent sales tax, state revenue sharing, gas taxes and CDBG, which are up by almost \$1 million. She said these revenues were based on the economic trends. She noted a slight increase in permit fees and special assessments. She explained the Saddle Trail debt was also included, but it is a pass-through based on the assessment and what the Village pays for the debt.

She reviewed their enterprise revenue budget which included the enterprise funds for water and wastewater, solid waste, Lake Wellington Professional Center and debt service. She said this revenue was very stable, with a slight increase of \$125,000, and stands at \$23.5 million.

Ms. Quickel went over the budget changes included in the proposed budget. She stated a significant decrease was in Information Technology, as they had reduced software licenses and lower capital outlay for server replacements. She said there was a slight decrease in Administration and Financial Services. In addition, they had no election and a position was moved back to Community Services.

She stated the departments with increases included:

- Risk Management - higher insurance from an appraisal done last year on all Village property for property and casualty.
- Solid waste - budget is up 1.5% per the contract and replacement of radios from analog to digital.
- Building Department - slight increases for increased outside services and expanded hours going to the five day work week.
- Planning & Zoning - increases for added funding for housing studies and the department has been restructured.
- Debt Service – engineering services for Saddle Trail, re-classed positions in Utilities, and traffic counters for traffic studies.
- Neighborhood Services and CDBG - reassigned a position from Finance and increased neighborhood enhancement funding grants by \$110,000.
- Professional Centre - budgeted for a new roof replacement of approximately \$195,000.
- Capital projects - increased for water and wastewater projects.
- Parks & Recreation - additional programming and positions for the new Community Center.

- Public Safety - the 2% contract increase and two new deputies.
- Public Works and ACME - added building maintenance positions, increased road overlay program, replacing vehicles and replacing street sweeper.
- Water and Wastewater - added director position and staffing for the expanded hours of the five day work week; increased major maintenance for router replacements, meter replacements and replacement of the Peaceful Waters boardwalk.

Mr. Schofield indicated Peaceful Waters comes out of Utilities, because it is how they replace some of the treatment ponds. He stated it was fairly innovative and experimental. He said most utilities have large ponds with berms around them that are relatively unattractive. He explained they created the wetland area to be a functional part of the utility plan, and it works very well. Mayor Gerwig stated she just wanted to point it out, because she thought some people might think it was part of Parks & Recreation.

Ms. Quickel stated the proposed department budgets were grouped and were not listed by each individual department. She said the total proposed for FY 2017 was compared to the current 2016 budget, and included the overall increases and decreases for each department just discussed as well as the staffing for each department.

She indicated the Village currently has 302 full-time permanent positions and 315 full-time positions are being proposed in this budget. She stated the additional 13 positions are for building maintenance, the extended operating hours, and the anticipated increased programming for the new Community Center. In addition, there are 90,180 part-time hours. She said 4% raises have been included, with 2% being based on the consumer price index and 2% to be distributed based on merit. She stated the personnel section also includes a 5% increase in medical insurance that will be worked on and brought back later in the year.

Ms. Quickel stated the capital plan has \$5.4 million in governmental capital projects and includes the following:

- 2014 Acme Renewal and Replacement Program - the \$30 that was added brings in an additional \$740,000, this will be the third year.
- Communications and Technology Investment - appears both in Governmental Projects and in Water and Wastewater. Replacement of the Environmental Resource Program, the ERP software, is a significant investment and a three to five year project. Cabling, wireless communications, and the usual related technology have been included.
- Village-owned Facility Improvements - \$350,000 was added for maintenance of Village municipal buildings and improvements to the Greenbriar complex buildings.
- Neighborhood Parks Program - \$220,000 for the Village's 25 neighborhood parks to keep them safe and provide the necessary upgrades; \$120,000 has been included for Scott's Place for shade and lighting improvements.
- Neighborhood Trails Program - \$300,000 has been budgeted.
- Parks Capital Improvements - \$200,000 has been budgeted.
- Public Works Facility Improvements - \$750,000 for a new covered equipment storage facility and filling of a retention pond.
- Road & Pathway Circulation Expansion area - \$500,000 which may be used for grant matching funds as well.
- Safe Neighborhood Improvements – to complete Hawthorne Park and install defensive measures elements in the parks.
- Surface Water Management System Improvements - \$800,000 for replacement for two

Variable Frequency Drive pumps and trash rakes at pump station 5. Application for a grant is in process.

- Turn Lanes & Traffic Engineering - \$1 million for turn lanes and traffic engineering, construction of added turn lanes at Big Blue and Barberry, Big Blue and Wiltshire, and an extended turn lane at Pierson and South Shore.

Ms. Quickel also reviewed the Water and Wastewater projects, which total \$4.6 million. She stated the biggest project was continuing the Water Distribution and Transmission Improvements, which includes replacing the Village's 40 year old pipes in various areas. She said they have replacement assets of almost \$1.4 million and new assets of almost \$600,000.

She showed Council the Big Blue and Wiltshire turn lane, the Big Blue and Barberry turn lane, and the South Shore and Pierson turn lane extension. Mr. Schofield indicated these projects also include elevating the roadways to solve the drainage problems seen in e-mails and identified during Tropical Storm Isaac. Ms. Quickel stated some of this was allocated through Acme for drainage. Mr. Schofield noted they were looking at the combined budget. Ms. Quickel said the full budget will show the allocation to Acme and to the General Fund.

Ms. Quickel reviewed the budget schedule. She indicated the updated State revenue estimates will be received this week and will be incorporated into the budget going forward. She said the on-line budget challenge is ongoing through the middle of August and revised Enterprise budgeted option will be presented at the August Council Meeting, which will be the next presentation.

She showed Council a sample tax bill. She noted all of the millage rates shown were from the prior year, not future year, except for Wellington, Acme and Fire Rescue. She said they do not know what the rates will be from the other taxing authorities. She stated this will be updated once that information is received, as everyone was going through the same process as the Village right now. She indicated the \$2.00 increase for a homesteaded property is in the change column and the \$5.00 decrease is in the non-ad valorem section.

Mayor Gerwig stated this budget presentation has been given to each Council member individually, it has been given to them now as an organization, and it will now be on-line. She said this was the starting point and not the final budget, so they can have the conversation about where the residents think they are spending too much or not enough. She thought the Budget Challenge was going well, as they were getting some engagement. She mentioned the Budget Challenge was available on the home page of Wellington's website.

Vice Mayor McGovern thought there was an allocation for the half-cent sales tax in the governmental revenue budget that has not yet been approved. Ms. Quickel stated that was the current sales tax. She said they have not included anything for the proposed one cent sales tax. However, if it were to pass, it would not become effective until January 1, 2017 and the distributions would not be until much later. Mr. Schofield explained the collections were done twice a year, so the Village would not see anything until after October. He stated they will only budget a partial year of collections next year, if it passes. Mayor Gerwig noted the public will get to weigh-in on that sales tax on August 30th.

Councilman Napoleone asked if the proposed millage rate of 2.44, if adopted, would reflect the Village's lowest adopted millage rate since 2009. Ms. Quickel stated that was correct. Mr. Schofield indicated, looking at the budget years from 2008 on even when the millage rate was increased, the increased millage rates were based on property values generating less revenue.

He said this proposed rate decreases the millage rate but increases revenue.

Mayor Gerwig thought this was a very responsible budget and a definite starting point for them to receive public input on each item. Ms. Quickel indicated it will be presented in some fashion at almost every meeting until the end of September.

Mayor Gerwig asked about enterprise funds, as she understood money collected for a certain fund had to be spent on something allocated to that fund. Ms. Quickel explained it was like the Water and Wastewater, as it was all just for the water and wastewater fund. She stated it was also like the Solid Waste collection, which is for trash pickup and totally dedicated to that fund. She said it was the same for the Wellington Professional Centre, as it is self-funded.

Mayor Gerwig asked if Tennis was an enterprise fund. Ms. Quickel stated tennis was part of Parks & Recreation and in the general fund, which is the same for aquatics and many of their other programs.

Mr. Schofield indicated \$17 million of the total budget of \$89 million was from ad valorem taxes, and the biggest piece is state revenue sharing. But the money that comes out of Utilities gets spent on utilities and the money brought into the Building Department generally stays in the Building Department. He said the enterprise funds do not mix with the general funds. Ms. Quickel noted the Utility fund has generated almost \$19 million in revenues.

At this point, Mr. Schofield indicated no public cards were received.

Ms. Callovi read each Resolution by title.

A motion was made by Councilman Napoleone, seconded by Councilman Drahos, and unanimously passed (5-0) to approve Resolution No. R2016-48 (Adopting the Preliminary Ad Valorem Millage Rate for Wellington for Truth-In-Millage ("Trim") Purposes Within the Jurisdictional Boundaries of Wellington) as presented.

A motion was made by Councilman Napoleone, seconded by Councilman Drahos, and unanimously passed (5-0) to approve Resolution No. AC2016-49 (Adopting the Preliminary Non-Ad Valorem Assessment Rate for Acme Improvement District for Trim Purposes) as presented.

A motion was made by Vice Mayor McGovern, seconded by Councilwoman Siskind, and unanimously passed (5-0) to approve Resolution No. R2016-50 (Adopting the Preliminary Non-Ad Valorem Assessment Rates for Solid Waste Collection and Recycling Services for Trim Purposes) as presented.

A motion was made by Councilwoman Siskind, seconded by Councilman Napoleone, and unanimously passed (5-0) to approve Resolution No. R2016-51 (Adopting the Preliminary Non-Ad Valorem Assessment Rates for the Saddle Trail Park South Neighborhood Improvement Area for Trim Purposes) as presented.

C. 16-0142 AUTHORIZATION TO AWARD A CONTRACT FOR THE BLUE CYPRESS SUBDIVISION IMPROVEMENTS; AND APPROVAL OF RESOLUTION NO. R2016-52 FOR A BUDGET AMENDMENT TO ALLOCATE THE FUNDS REQUIRED TO COMPLETE THE PROJECT

Mr. Schofield introduced the item. He indicated he, Mr. Barnes and Mr. Riebe spent a great deal of time going over potential ways to reduce the cost of this project. He asked Council for authorization to move the funds into the capital account and to negotiate the price, because he does not have the ability to negotiate if it is authorization to award. He stated the bond amount is \$167,000 and the bid is \$318,000, and the project needs to come much closer to the original amount of funding.

Mayor Gerwig asked how staff was going to get the price down. Mr. Schofield stated they looked at other options, as the Village only received one bid for the project. He indicated they have annual contracts that can do most of the work. He stated after looking at the pricing of the annual contracts on paving and the water and sewer work, and if some things are done internally, staff believes the price of this project can be much closer to \$200,000. However, they would like the ability to negotiate. He said his preference was to have the contractor do it, but they need a better price.

Vice Mayor McGovern stated they wanted to get this project done at the best price. He said they were talking about a bond of \$167,044.29 and a bid of \$318,903.50, but there was some discussion yesterday about money being left on the bond. Mr. Schofield stated there was about \$74,000 left on the bond that is available and his intention would be to draw that bond amount to cover this project. He wanted to ensure that no public funds were required to do this project, which is why he was asking for the authority to negotiate.

Vice Mayor McGovern agreed they did not want public funds allocated for a private road. He asked if the Village had taken the remainder of the bond or if they could do so at this point in time. Mr. Schofield stated he and Ms. Cohen looked at the bond and the Village has the ability to pull it, but they have not done so yet. Ms. Cohen explained it was a letter of credit. She said under their code, the entire amount of the security is available to them in order to ensure the construction of the improvements. She stated the Village can request the remainder of that letter of credit if they need to. Mr. Schofield indicated it would be a simple request from the Village notifying the bank they are withdrawing that amount.

Vice Mayor McGovern understood the entire amount of the security is \$254,900.50. Mr. Schofield indicated it was staff's intention to bring the project in much closer to \$200,000.

Mayor Gerwig asked if they would be using their annual contracts to do this, instead of awarding this contract. Mr. Schofield indicated staff would be looking to use their existing annual contracts to do most of the work, plus some internal work. He said it will require some coordination internally, but for \$100,000 he believed it was worth it.

Vice Mayor McGovern asked how much of the funds they were planning on moving. Mr. Schofield said he would like to move the total amount of the bond, \$254,900.50, in case they have to draw it. Vice Mayor McGovern clarified it was not the \$344,000 they discussed yesterday. Mr. Schofield stated that was correct.

Mayor Gerwig understood staff would come back to Council if they could not get the project under budget. Mr. Schofield said that was correct.

Mayor Gerwig thought this was a small project to mobilize, which is why they may not have received very many bids. Mr. Schofield agreed. He said the completion date for this project has always been no later than October 31st and they are committed to making that deadline.

Vice Mayor McGovern asked for the amount of the initial bond. Mr. Schofield stated the initial bond to cover this part of the project was \$167,000. He said it was based on a cost estimate that was done in 2013 when contractors were looking for work. He noted contractor prices are increasing.

Vice Mayor McGovern asked why staff pulled the bond last year for \$167,044.29 instead of \$254,950. Mr. Schofield stated they pulled it based on the engineer's certified cost estimate, which is what the Village gets for all projects that are bonded.

Vice Mayor McGovern asked if they bid the contract after the bond was pulled. Mr. Schofield explained staff pulled the bond to make sure it stayed, and the contract was bid at some point after that. At that time, staff thought the cost estimate, if not completely accurate, was at least much closer than it is today.

Ms. Cohen pointed out the amount of the letter of credit was originally \$931,097.50, but it covered much more development work than is at issue with respect to construction of the road. She stated it was reduced based on the projected cost of the completion of the road.

Mr. Schofield indicated the engineers submit a monthly construction and value request for every project that goes under construction. He stated the bonds are generally done in line with the cost estimates that are provided by the engineers. But as the work is done and certified complete, the bonds are reduced by 90% of that amount.

Vice Mayor McGovern understood the original bond was in amount of \$931,097.50 for a number of projects and, as those projects have been done, the bond has been drawn down. He said all that remains is \$254,900.50. Mayor Gerwig asked if they could capture that amount with another portion of the project. Mr. Schofield stated they could, based on their ordinance and letter of credit.

Vice Mayor McGovern asked what other work remains to be done. Mr. Schofield stated this was it, and then the project will be complete.

Vice Mayor McGovern asked when the Village last used a portion of the bond. Ms. Cohen stated that was in conjunction with Amendment 8 to the letter of credit, which was approximately September of 2015.

Vice Mayor McGovern asked if the Village had released money back after they had pulled the bond. Ms. Cohen stated they did not, as that was prior to pulling the bond. She said the Village notified the contractor in October and again in December that they needed to construct the road and that they had a deadline. When the contractor did not meet that deadline, the Village called the bond in January of 2016.

Mr. Schofield explained he was requesting a motion to move \$254,900.50 into the capital account and for authority to negotiate a better price. If not, staff will look at doing it internally, but their intention is to bring it in under the available bond amount.

Councilman Drahos thought that was a significantly different scenario than what they were faced with yesterday, which is why he thinks they pulled this item from Consent. Councilman Napoleone thought it was a much better scenario than what they had yesterday.

Vice Mayor McGovern asked if they needed to discuss the timeframe for negotiations in order for the project to be completed by the deadline. Mr. Schofield stated the deadline for completion is October 31, 2017, and that will not change. Vice Mayor McGovern understood staff was seeking the authority to negotiate, so the deadline for completion could still be met. Mr. Schofield stated that was correct.

A motion was made by Councilman Napoleone to authorize the Manager to transfer the remaining bond funds into the capital account and negotiate to reduce the price of the Blue Cypress subdivision improvements while still meeting the October 31, 2017 completion deadline.

Vice Mayor McGovern asked if they needed a timeframe regarding the negotiation window. Mr. Schofield stated the negotiations would have to be completed by the end of this month in order to start the project in early August and finish it on time.

Mayor Gerwig thought they really needed to move on this. She said if this motion is seconded and passed, staff will have the authority to do that.

The motion was seconded by Councilwoman Siskind, voted on, and unanimously passed (5-0).

9. PUBLIC FORUM

A. 16-0281 PALM BEACH POLO PRESENTATION

Mr. Schofield indicated this item was withdrawn.

He also indicated that no comment cards were received from the public.

10. ATTORNEY'S REPORT

Ms. Cohen presented the following report:

- She thanked Assistant Village Attorney, Aaron Dunlap, and her paralegal, Maria Pisz, for covering for her and doing a great job in her absence.

11. MANAGER'S REPORT

Mr. Schofield presented the following report:

- The next regular Council Meeting will be held on Tuesday, August 9th, at 7:00 p.m. in the Council Chambers.
- He mentioned he will be on vacation for the next two weeks.
- He announced that the water disinfection process has changed from the combined chlorine treatment to a temporary free chlorine treatment effective Monday, July 11th to Monday, July 25th. Periodic use of this temporary treatment process is recommended by the Palm Beach County Health Department as a precautionary measure to ensure the water remains free of bacteria. Customers served by Wellington's water treatment plant may notice a slight chlorine taste and odor in the drinking water during this period. These temporary conditions will not cause adverse health effects.
- The Village of Wellington encourages everyone to come out to the Grand Opening of the

Wellington Community Center on Saturday, August 6th. The Ribbon Cutting Ceremony is scheduled for 9:00 AM. There will be an open house with tours of the building until noon and activities throughout the day.

Mayor Gerwig asked if they will have the CO for the Community Center before the Grand Opening. Mr. Schofield stated that were looking to get the TCO at the end of this week, as they are starting to move into the building. He said the Community Center will be in use before August 6th, because they need to make sure it was ready for the festivities.

12. COUNCIL REPORTS

COUNCILWOMAN SISKIND:

Councilwoman Siskind presented the following report:

- She will not be able to attend the Grand Opening for the Community Center, as she will be traveling.
- She just returned from the Parent Teacher Association (PTA) Convention where she heard U.S. Secretary of Education, Dr. John King, speak. She learned a lot and hoped to implement some of it into the community for their students.

VICE MAYOR MCGOVERN:

Vice Mayor McGovern presented the following report:

- He commended staff for bringing back the Employee of the Month Recognition Program. He said this month they recognized Marisol Pearson, a financial analyst, in the Finance Department. He hoped staff would continue recognizing both longstanding and new employees. He congratulated Ms. Pearson and thanked her for her service.
- He also thanked staff and all Village residents who came out to the 4th of July celebration at Village Park. He said it was another tremendous celebration, as they had reached capacity long before the fireworks.
- He thanked Mayor Gerwig and Mr. Schofield for their work with Fire Rescue and helping Station 25 relocate to Village Hall for a period of time. He thought that said a lot about their ability to act quickly and find a solution. Mr. Schofield explained some work was being done to Station 25 on Wellington Trace and the paramedics needed a place to stay that was close to their service area. He said they would be here through the end of the month.
- Regarding the issue of sober homes, he indicated Congresswoman Lois Frankel and Congressman Ted Deutch have reached some significant bipartisan legislation that will go forward in Washington to continue the work on resolving this issue through the Housing of Urban Development and through legislation. He said although it has not yet been voted on, they will continue to work on it. He thought Congresswoman Frankel and Congressman Deutch deserved credit and the Village's continued support to get a workable resolution to this problem, both for the municipalities and communities as well as the people who utilize these facilities.
- He stated at the last meeting he asked the Council members to talk to staff and start looking at the issue of incorporating family leave into the upcoming budget. He thought, as Mayor Gerwig said yesterday in Agenda Review, they should do what they can to have the best workforce for Wellington. He believed the Village could provide paid family leave to their employees within a framework, not to first day employees but to perhaps longtime employees, and do it economically.
- He also mentioned the Grand Opening of the Community Center on August 6th. He hoped all Village residents would attend the celebration between 9:00 AM and noon. Mr.

Schofield indicated there will be all types of activities, tours and refreshments. Mr. Barnes stated it will be a traditional ribbon cutting ceremony. He said Mr. DeLaney has plans to set up the ballrooms as they would be for major events. Several of the independent contractors will also be there to provide information on their classes and programs to the residents.

- He stated the Community Services Summer Block Party will be held on Saturday, August 6th, from 5:00 PM to 8:00 PM at Tiger Shark Cove Park. He hoped the residents would attend this great event as well.

COUNCILMAN DRAHOS:

Councilman Drahos presented the following report:

- He thanked staff for the excellent work in preparing for the 4th of July celebration. He said they had a great turn out and the fireworks were great. He thought they safely shuttled everyone in and out, as he did not hear of any issues. He believed that was a testament to the hard work, planning and execution by staff.
- He was looking forward to the Grand Opening of the Community Center, although he will be presiding over a wedding at his house that same day. He said it was going to be a busy day for him, but he planned to attend the Grand Opening for a short while.

COUNCILMAN NAPOLEONE:

Councilman Napoleone presented the following report:

- He echoed everyone's previous comments and thanked staff as well for their hard work in coordinating all of the events.
- He stated the Wellington Community Service Department is holding a back-to-school supply drive through the end of the month and supplies can be dropped off at Village Hall and Village Park, as well as few other places as listed on the Village website. He thought it was a great way to give back and make a difference in the learning experience of a child. He encouraged everyone to buy some school supplies and drop them off at one of the locations.
- He wished everyone a great summer.

MAYOR GERWIG:

Mayor Gerwig presented the following report:

- She indicated the organizations that dropped off a significant amount of school supplies will receive a letter of thanks from the Village. She said the Village will recognize anyone who wants to be acknowledged for dropping off supplies, because there is a significant need in some of their schools. She noted any extra supplies will be shared with neighboring communities.
- She said she was sorry for missing the 4th of July celebration, but she was out of town because her mother-in-law passed away on June 30th.
- She announced Putting for Patients will be held on September 17th at 11:00 AM, at the mini golf in western Lake Worth on Military Trail, to benefit the Leukemia & Lymphoma Society. She stated their friend, Jayden Brodie, was hosting the mini golf tournament. Mayor Gerwig said she was trying to put a group together and hoped the Council members could attend.
- She stated she is assigned to represent Wellington at the meetings of the Metropolitan Planning Organization (MPO) and Councilman Napoleone is the alternate. She said that information needs to be provided to the MPO, because they still have her listed as an alternate and do not have Councilman Napoleone listed. Mr. Schofield stated he would make that change the next day.

- She stated she and Mr. Schofield had a good meeting with Dr. Avossa. She indicated he will come and present to Council on what the district is doing and how it will affect them locally. She said he wanted to stay engaged with this community specifically, because of the Village's interest and commitment to education. She stated he left the door open and thanked the Village for its commitment to public education, the Keely Spinelli grant, and its other contributions. Mayor Gerwig stated they were very impressed with what he is doing. She told him their door was always open if he wanted to come and present anything to them. She also told him that the PTA representative for Palm Beach County was on their Council. She thought it was good to touch base with local leaders.
- She stated some e-mail complaints were coming in about the Dog Park. Mr. Schofield said park staff looked for the issue, but they had not seen it happen yet. He said Village personnel were not necessarily in uniform or in Village vehicles these days. Mayor Gerwig stated the residents were asking for an emergency number to call if there is an incident. She said they were saying certain aggressive dogs were being banned from neighboring community parks and coming here because the Village was not regulating them. Mr. Schofield stated they have not been able to confirm that anyone is banning dogs from their parks. Mayor Gerwig stated she would like support from the Council to have a community meeting regarding the Dog Park, because so many people are engaged and are voicing different ways to handle it. She thought if the residents had public comment time to come out and have their say, it would be of benefit. Council thought that was a good idea. Mr. Schofield suggested they hold it later in the day at the Dog Park or in the gym. Mayor Gerwig recommended someplace closer to the Dog Park or doing it in the pavilion. She also mentioned doing it at Village Hall, so it is recorded. She asked staff to work it out.
- She said she heard from the residents how much they enjoyed the 4th of July celebration, even though she could not be there. She stated the fireworks done by the Village are controlled and people are on site if something goes wrong. But when people set off fireworks in neighborhoods, it is stressful to animals, to adults who have served in wars, and to horses specifically. She stated the Village posts signs against fireworks, but several people have contacted her saying that it is still being done. She understands that people like to shoot fireworks, but it is not very responsible when they do it on their own without proper safeguards and without regard for their neighbors. She suggested the Village make some public service announcements before New Year's and before Independence Day next year, to make people aware of the stress caused by fireworks.

13. ADJOURNMENT

There being no further business to come before the Village Council, the meeting was adjourned.

Approved:

Anne Gerwig, Mayor

Rachel Callovi, CMC, Village Clerk