

# Village of Wellington

*12300 Forest Hill Blvd  
Wellington, FL 33414*



## Action Summary - Final

**Tuesday, February 23, 2021**

**7:00 PM**

**Village Hall - Council Chambers**

### **Village Council**

*Anne Gerwig, Mayor  
Tanya Siskind, Vice Mayor  
John T. McGovern, Councilman  
Michael Drahos, Councilman  
Michael Napoleone, Councilman*

**1. CALL TO ORDER**

Mayor Gerwig called the meeting to order at 7:00 p.m.

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

Advisors to the Council: Jim Barnes, Manager; Laurie Cohen, Attorney; Tanya Quickel, Deputy Village Manager; Ed De La Vega, Assistant Village Manager; and Chevelle D. Addie, Village Clerk.

**2. PLEDGE OF ALLEGIANCE**

Cub Scout Pack 125 led the Pledge of Allegiance.

**3. INVOCATION**

Pastor Peter Bartuska, Christ Community Church, delivered the invocation.

**4. APPROVAL OF AGENDA**

Please note that on Monday, February 15, 2021, the Village was notified by PR Raintree, LLC and Greener Pastures Too, LLC that they are withdrawing, without prejudice, their applications for abandonment of the Lake Worth Road Right-of-Way extension. These items (Resolution AC2020-01, Resolution AC2021-03 and Resolution No. R2021-03) were scheduled to be heard by Council at its upcoming meeting on February 23, 2021. Because the applications have been withdrawn, they will not be on the Council agenda and will not be heard.

Mr. Barnes indicated staff recommended approval of the Agenda as amended.

1. Add the Co-Sponsorship Agreement between the Village of Wellington and the Wellington Historical Society, Inc. for their 2021 Wellington Community Scavenger Hunt to be held on Saturday and Sunday, March 27, 2021 and March 28, 2021, in commemoration of the 25th Anniversary of Wellington's Incorporation; to the Regular Agenda as Item 8B.

2. Ms. Cohen stated there is pending litigation between the Village and ACME regarding the Lake Worth Road Right of Way. She stated the applications were withdrawn and have been removed from the agenda. Ms. Cohen informed the public that it is the Village Council's position that the deeds issued from Wellington to the adjacent property owners did not convey any interests in the property and that ACME therefore still owns that portion of the right of way. It is the Council's position that ACME should continue to own it.

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

## 5. PRESENTATIONS AND PROCLAMATIONS

### A. [20-4254](#) PACK 125 ANNUAL PINWOOD DERBY INVITATION

Cub Scout Pack 125 thanked Council for their support and extended an invitation to Council to participate in the Pinewood Derby. Members of the pack had already distributed the cars to Councilman Napoleone, Palm Beach County Fire Rescue Battalion Chief Rowley and Palm Beach County Sheriff's Office Lieutenant Eli Shavitz. The Derby will be held on March 6, 2021 at 12:30 P.M. at the Wellington Amphitheater.

### B. [20-4267](#) RECOGNITION OF 2021 PALM BEACH COUNTY SCHOOL DISTRICT ASSISTANT PRINCIPAL OF THE YEAR FROM PALM BEACH CENTRAL HIGH SCHOOL, JUSTIN ARNONE

Mr. Barnes introduced the item.

Ms. Paulette Edwards presented this item introducing Darren Edgecombe, Principal of Palm Beach Central High School (PBCHS). Principal Edgecombe stated they are grateful for the support that Council and the Village staff provide to the Village of Wellington, the emphasis the Village Council places on education and for the support provided to PBCHS. He recognized Ms. Samantha Butler, who is also an Assistant Principal at PBCHS and his entire administrative team and staff he works with on a daily basis. Principal Edgecombe said this is the inaugural year for the Palm Beach County School District Assistant Principal of the Year Award. He stated he had the honor of hiring Mr. Justin Arnone and provided a brief history of Mr. Arnone's four years at the school. He stated Mr. Arnone continues to grow and is one of the most innovative administrators that he has ever met. Principal Edgecombe said Mr. Arnone oversees the Language Arts and Performing and Fine Arts departments, AICE, FSA and EOC testing as

well as the events held at the school. He stated Mr. Arnone is phenomenal and he is proud of him.

Mr. Arnone stated it was a whirlwind this year in general with launching school virtually and pivoting to brick and mortar. He stated what made all of this work are the people: teachers and administrators. He spoke of the support that he has had over the years for his ideas. Mr. Arnone thanked the Village Council for the recognition and stated it is about the teachers, students, parents, his team that supports this and the community. He stated he feels they made the school year the best it could be under the circumstances.

The Village Council gave comments and congratulated Mr. Arnone on winning the award; and presented Mr. Arnone with a Certificate of Special Recognition.

## 6. CONSENT AGENDA

Mr. Barnes stated there were no comment cards on the Consent Agenda.

Mr. Barnes indicated staff recommended approval of the Consent Agenda as presented.

**A motion was made by Councilman Napoleone, seconded by Councilman McGovern, and unanimously passed (5-0), to approve the Consent Agenda as presented.**

### Public Forum:

Mr. Glen Fleischer thanked Council and the entire team. He stated Wellington is an incredible brand and Council has created something special. He said he wanted to acknowledge the passion behind the item that was previously going to be on the agenda but it is not. He said the petition has 583 signatures and growing. He stated there were two key components in what they were asking Council: 1) to not abandon the ACME Right of Way and 2) if there is any way that Council can find to make that an official part of the bridle trail system. Mr. Fleischer briefly discussed five highlights as to why this is important. He provided copies of the petitions to Council.

### A. [20-4260](#)

MINUTES OF THE SPECIAL WELLINGTON COUNCIL MEETING OF JANUARY 26, 2021 AND MINUTES OF THE REGULAR WELLINGTON COUNCIL MEETING OF FEBRUARY 9, 2021

This item approved on Consent.

- B. [20-4233](#) AUTHORIZATION TO AWARD A TASK ORDER TO PROVIDE ENGINEERING CONSULTING SERVICES FOR THE WATER TREATMENT PLANT

This item approved on Consent.

7. PUBLIC HEARINGS

- A. [20-4265](#) ORDINANCE NO. 2020-22 (REPEAL HOUSING ELEMENT AND REPLACE WITH THE HOUSING AND NEIGHBORHOODS ELEMENT)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL AMENDING THE WELLINGTON COMPREHENSIVE PLAN, MORE SPECIFICALLY, TO REPEAL THE HOUSING ELEMENT AND REPLACE WITH THE HOUSING & NEIGHBORHOODS ELEMENT, IN ITS ENTIRETY, AS CONTAINED HEREIN; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE.

Mr. Barnes introduced the item.

Ms. Addie read the Ordinance by title.

Mr. Stillings presented this item and submitted the staff report and file into the record. He answered Council's questions.

Public Hearing

**A motion was made by Councilman Napoleone, seconded 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.**

Vice Mayor Siskind thanked staff for their work on this and stated she liked the name change.

**A motion was made by Councilman Napoleone, seconded by Councilman McGovern, and unanimously passed (5-0) to approve Ordinance No. 2020-22 (Repeal Housing Element and Replace with the Housing and Neighborhoods Element) on first reading.**

**B. [20-4266](#) ORDINANCE NO. 2020-21 (REPEAL INFRASTRUCTURE ELEMENT AND REPLACE WITH THE PUBLIC FACILITIES ELEMENT)**

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL AMENDING THE WELLINGTON COMPREHENSIVE PLAN, MORE SPECIFICALLY, TO REPEAL THE INFRASTRUCTURE ELEMENT AND REPLACE WITH THE PUBLIC FACILITIES ELEMENT, IN ITS ENTIRETY, AS CONTAINED HEREIN; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE.

Mr. Barnes introduced the item.

Ms. Addie read the Ordinance by title.

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**A motion was made by Councilman Napoleone, seconded Councilman McGovern, 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.**

Mayor Gerwig thanked staff for their work on this.

**A motion was made by Councilman McGovern, seconded by Vice Mayor Siskind, and unanimously passed (5-0) to approve Ordinance No. 2020-21 (Repeal Infrastructure Element and Replace with the Public Facilities Element) on first reading.**

**8. REGULAR AGENDA**

**A. [20-4255](#) APPOINTMENT OF CANVASSING BOARD MEMBER AND AN ALTERNATE**

Mr. Barnes introduced the item.

Mayor Gerwig presented the item and said Council received two applications.

Councilman Napoleone stated he knows both applicants well.

A motion was made by Councilman Napoleone, seconded by Vice Mayor Siskind, and unanimously passed (5-0) to appoint Stephanie Cagnet Myron as the Community Canvassing Board Member and Alexander Domb as the Alternate Canvassing Board Member.

- B. 20-4306** CO-SPONSORSHIP AGREEMENT BETWEEN THE VILLAGE OF WELLINGTON AND THE WELLINGTON HISTORICAL SOCIETY, INC. FOR THEIR 2021 WELLINGTON COMMUNITY SCAVENGER HUNT TO BE HELD ON SATURDAY AND SUNDAY, MARCH 27, 2021 AND MARCH 28, 2021 IN COMMEMORATION OF THE 25TH ANNIVERSARY OF WELLINGTON'S INCORPORATION (THIS ITEM ADDED TO THE AGENDA)

This item was added to the agenda.

Mr. Barnes explained the item.

A motion was made by Councilman McGovern, seconded by Councilman Drahos, and unanimously passed (5-0), to approve the Co-Sponsorship Agreement between the Village of Wellington and the Wellington Historical Society, Inc. for their 2021 Wellington Community Scavenger Hunt to be held on Saturday and Sunday, March 27, 2021 and March 28, 2021 in commemoration of the 25th Anniversary of Wellington's Incorporation.

At this point, Ms. Cohen returned to the dais.

## 9. PUBLIC FORUM

Mr. Barnes indicated no public comment cards were received.

## 10. ATTORNEY'S REPORT

**MS. COHEN:** Ms. Cohen presented the following report:

Ms. Cohen stated they will schedule a mediation for a dispute the Village is having with Waste Management and a Council representative is needed to attend the mediation.

Councilman Napoleone volunteered to attend the mediation.

It was Council consensus for Councilman Napoleone to attend the mediation.

Ms. Cohen spoke regarding the proposed legislation on vacation rentals and the impact on the Village's recently adopted ordinance. She said the proposed legislation as it is currently drafted will preempt licensing and inspections which would have a big impact on the ordinance. She explained the primary goal of the legislation and stated staff will continue to monitor the legislation.

Councilman McGovern asked if the Village's ordinance had been provided to Mr. Coker and Mr. Watson.

Ms. Cohen replied affirmatively.

Mayor Gerwig stated Council was curious about how the proposed legislation would affect what the Village is trying to do here in Wellington. She said the Village's ordinance was written to ensure that there is not a negative impact to the neighborhoods.

## 11. **MANAGER'S REPORT**

**MR. BARNES:** Mr. Barnes presented the following report:

The Next Regular Council Meeting will be held on Tuesday, March 9, 2021, at 7:00 P.M.

The last portion of work (remaining docks) will began on the Promenade in March and as a result the boat ramp along Forest Hill Boulevard will remain closed for that time period. He stated the boat docks will be in place soon.

## 12. **COUNCIL REPORTS**

**COUNCILMAN NAPOLEONE:** Councilman Napoleone presented the following report:

Councilman Napoleone stated the Wellington Chamber of Commerce is having a 5K Walk/Run at Village Park on Sunday, April 18, 2021. He encouraged those interested to sign up because they are limiting participants due to social distancing.

Wellington Summer Camp registration opens on March 8, 2021 and the information is on the Village's website.

Councilman Napoleone said he has to work on the Pinewood Derby car.



**COUNCILMAN DRAHOS:** Councilman Drahos presented the following report:

Councilman Drahos stated he had no report.

**COUNCILMAN MCGOVERN:** Councilman McGovern presented the following report:

Councilman McGovern stated Council was possibly remiss in not beginning the meeting with a Moment of Silence recognizing that on yesterday the country surpassed 500,000 COVID-19 deaths. He asked about the lowering of flags in the future. Mayor Gerwig stated the flags are lowered now.

Mr. Barnes explained why the flags are lowered.

Councilman McGovern stated he continues to be asked if the Village will reopen the testing site. He stated the Council supports getting the vaccine to the Village's residents as quickly as possible. He asked if there was any discussion with the County regarding the second allocation of Cares Act funding.

Mr. Barnes stated there are regular updates with EOC (Emergency Operations Center) members at Palm Beach County. The focus seems to be on vaccination at this time. He stated from a test site standpoint, with the availability and network of private providers that are doing testing, the results seem to be coming back within a day or two days at the most. He stated this may be the reason the County is not pursuing municipal partners like they did before to affect the test sites.

Mayor Gerwig asked if someone is uninsured can they receive a COVID test.

Mr. Barnes stated the testing is free unless it is a rapid test.

Councilman McGovern asked if the public test sites are still listed on the website.

Mr. Barnes stated staff will update the website regarding testing sites.

Councilman McGovern asked about the Garlic Fest and stated the public has expressed their concerns about the Village allowing the event to occur. He asked Mr. Barnes to make sure staff is present to ensure Wellington's protocols will be monitored and enforced.

Mr. Barnes stated in addition to staff, volunteers and vendors who will be present and monitoring the requirements and protocols, PBSO will be there to enforce requirements and protocols.

Councilman McGovern stated the Great Neighborhoods grant program for 2021 began two weeks ago and the Village is accepting applications. There is information about the program on the Village's website.

Councilman McGovern asked if Parks Maintenance staff can be sent to Wellington Community Park at the old Boys and Girls Club. He stated there are some potential safety concerns there.

Mr. Barnes stated staff will go out and review the park and come back with a report to Council.

**VICE MAYOR SISKIND:** Vice Mayor Siskind presented the following report:

Vice Mayor Siskind thanked Councilman Napoleone for building the Village's Pinewood Derby car.

**MAYOR GERWIG:** Mayor Gerwig presented the following report:

Mayor Gerwig commented on the loss of her stepsister (Kelly Russo Madison) who passed away on February 14, 2021.

### 13. ADJOURNMENT

There being no further business to come before the Village Council, the meeting was adjourned at approximately 8:15 P.M.