

# **Village of Wellington**

*12300 Forest Hill Blvd  
Wellington, FL 33414*



## **Action Summary - Final**

**Tuesday, September 28, 2021**

**7:00 PM**

**Village Hall - Council Chambers**

### **Village Council**

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

**1. CALL TO ORDER**

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

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: 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**

Wellington Elementary Cub Scouts led the Pledge of Allegiance.

**3. INVOCATION**

Deacon Pete Del Valle, St. Therese de Lisieux Catholic Church, delivered the invocation.

**4. APPROVAL OF AGENDA**

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

1. Remove Consent Item 6E, Authorization to Award Contracts with Multiple Firms for: 1) Water and Wastewater Treatment Engineering; 2) Utility General Civil, Water Distribution and Storage, and Wastewater Collection Engineering; 3) Civil Engineering; 4) Traffic Engineering; and Related Consulting Services, to the Regular Agenda as Item 8C.

2. For Public Hearing Item 7E, Resolution No. R2021-48 (Valerie's Place Type 2A CLF), the applicant requested that the item be postponed to a date certain of the October 26, 2021 Council Meeting.

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

**5. PRESENTATIONS AND PROCLAMATIONS**

Mr. Barnes indicated there were no Presentations and Proclamations.

## **6. CONSENT AGENDA**

Mr. Barnes stated there was one comment card on the Consent Agenda.

### Public Comment:

1. Susan Bierer, President of the Wellington Historical Society, introduced board members who attended the meeting. She stated they support the agreement between the Village and the Historical Society and it is a big step forward in the partnership with the Village. Ms. Bierer stated they appreciate the time and effort of the Village staff and provided a brief overview of the Historical Society's plans for future events and activities.

Mayor Gerwig thanked Mr. Barnes for bringing the agreement forward.

Councilman Drahos stated this agreement would benefit the Village for years to come.

Councilwoman Siskind stated she concurs and she is looking forward to the continuation of events.

Councilman Napoleone commented regarding the photos at the Who's Who Picnic. He said that was a good event.

Vice Mayor McGovern stated this is fitting to do this in the 25th Anniversary of Wellington's Incorporation and the agreement is a wonderful thing.

Councilwoman Siskind thanked Ms. Cohen for the work she completed when she served as a board member.

Ms. Cohen stated she would remain a Historical Society member and volunteer.

Mayor Gerwig mentioned Judge Howard Coates who was instrumental in forming Wellington's Historical Society and thanked the board members for being present tonight.

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

**A motion was made by Vice Mayor McGovern, seconded by**

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**Councilwoman Siskind, and unanimously passed (5-0), to approve the Consent Agenda as amended.**

- A.**     [21-4646](#)     MINUTES OF THE REGULAR WELLINGTON COUNCIL MEETINGS OF AUGUST 10, 2021 AND SEPTEMBER 13, 2021

This item approved on Consent.

- B.**     [21-4412](#)     AUTHORIZATION TO AWARD A CONTRACT FOR THE PURCHASE AND DELIVERY OF SPORTS UNIFORMS

This item approved on Consent.

- C.**     [21-4595](#)     AUTHORIZATION TO UTILIZE MULTIPLE CONTRACTS FOR THE PURCHASE AND DELIVERY OF A VEHICLE AND EQUIPMENT; AND AUTHORIZATION TO DISPOSE OF EXISTING SURPLUS EQUIPMENT

This item approved on Consent.

- D.**     [21-4599](#)     RESOLUTION NO. R2021-47 (WELLINGTON HISTORICAL SOCIETY AGREEMENT)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL APPROVING AN AGREEMENT FOR HISTORICAL SERVICES BETWEEN THE VILLAGE OF WELLINGTON AND THE WELLINGTON HISTORICAL SOCIETY, INC.; AND PROVIDING AN EFFECTIVE DATE.

This item approved on Consent.

**E.     THIS ITEM MOVED TO THE REGULAR AGENDA AS ITEM 8C.**

- F.**     [21-4636](#)     AUTHORIZATION TO EXECUTE A GUARANTEED MAXIMUM PRICE (GMP) AMENDMENT FOR THE WATER TREATMENT PLANT (WTP) STORAGE TANK CLEANING AND INSPECTION SERVICES PROJECT

This item approved on Consent.

- G.**     [21-4650](#)     RESOLUTION NO. R2021-51 (EMPLOYEE HEALTH INSURANCE)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL AUTHORIZING THE MANAGER TO (1) AWARD A CONSUMER DRIVEN HEALTH PLAN (CDHP) AGREEMENT WITH CIGNA HEALTHCARE TO PROVIDE HEALTH INSURANCE TO ELIGIBLE EMPLOYEES, DEPENDENTS, AND RETIREES, AND APPROVE HRA FUNDING FOR EACH ELIGIBLE EMPLOYEE TO COVER ALL COSTS ASSOCIATED WITH ANNUAL DEDUCTIBLES; (2) RENEW A

CONTRACT WITH CIGNA TO PROVIDE DENTAL INSURANCE TO ELIGIBLE EMPLOYEES, DEPENDENTS, AND RETIREES; (3) RENEW A CONTRACT WITH HUMANA TO PROVIDE VISION INSURANCE TO ELIGIBLE EMPLOYEES, DEPENDENTS AND RETIREES; (4) RENEW A CONTRACT WITH CIGNA GROUP BENEFITS TO PROVIDE LIFE/AD&D AND DISABILITY INSURANCE; AND PROVIDING AN EFFECTIVE DATE.

This item approved on Consent.

## 7. PUBLIC HEARINGS

### A. [21-4433](#) SECOND PUBLIC HEARING TO ADOPT THE FY 2021/2022 MILLAGE RATE AND ANNUAL BUDGET FOR WELLINGTON

#### I. RESOLUTION NO. R2021-58 (MILLAGE RATE)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL ADOPTING THE TAX LEVY AND MILLAGE RATE FOR WELLINGTON FOR THE FISCAL YEAR COMMENCING OCTOBER 1, 2021 AND ENDING SEPTEMBER 30, 2022; AND PROVIDING AN EFFECTIVE DATE.

#### II. RESOLUTION NO. R2021-59 (WELLINGTON BUDGET)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL ADOPTING A BUDGET FOR THE VILLAGE OF WELLINGTON FOR THE FISCAL YEAR COMMENCING OCTOBER 1, 2021 AND ENDING SEPTEMBER 30, 2022; AND PROVIDING AN EFFECTIVE DATE.

Mr. Barnes introduced the item.

Ms. Quickel presented the item.

#### 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 Napoleone, seconded by Councilwoman Siskind, and unanimously passed (5-0), to close the Public Hearing.**

Ms. Quickel read the mandatory budget language into the record.

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

Councilwoman Siskind, and unanimously passed (5-0), to approve Resolution No. R2021-58 (Millage Rate) adopting the tax levy and millage rate for the Village of Wellington for the fiscal year commencing October 1, 2021 at 2.47 mills.

A motion was made by Councilman Napoleone, seconded by Councilwoman Siskind, and unanimously passed (5-0), to approve Resolution No. R2021-59 (Wellington Budget) adopting the budget for the Village of Wellington for FY 2021/2022.

**B. [21-4586](#)**

**ORDINANCE NO. 2021-10 (GOLF CARTS)**

AN ORDINANCE OF THE VILLAGE OF WELLINGTON, FLORIDA, AMENDING CHAPTER 62 OF THE CODE OF ORDINANCES BY CREATING NEW ARTICLE V, SECTIONS 62-41 THROUGH 62-47, AUTHORIZING THE OPERATION OF GOLF CARTS ON DESIGNATED VILLAGE ROADS AND DESIGNATED MULTI MODAL PATHWAYS SUBJECT TO SPECIFIC RESTRICTIONS AND CONSISTENT WITH FEDERAL AND STATE LAW; PROVIDING FOR CONFLICT; PROVIDING FOR CODIFICATION; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Mr. Barnes introduced the item.

Ms. Addie read the Ordinance by title.

Mr. Stillings and Ms. Bausch presented this item. They answered Council's questions.

Public Hearing

**A motion was made by Councilman Napoleone, seconded by Councilwoman Siskind, and unanimously passed (5-0) to open the public hearing.**

Public Comment:

1. Larry Nielsen spoke regarding golf cart usage. He thanked the Village and PBSO for working together on this. He discussed the use of golf carts in a school area. He stated parents would like to see a school specific plan regarding golf carts.

**There being no further public comments, a motion was made by Councilman Napoleone, seconded by Councilwoman Siskind, and unanimously passed (5-0) to close the public hearing.**

A motion was made by Councilman Napoleone, seconded by Councilwoman Siskind, and unanimously passed (5-0) to approve Ordinance No. 2021-10 (Golf Carts) with the amendment to Subsection (g) and date change to March 28, 2022 on second reading.

C. [21-4641](#)

ORDINANCE NO. 2021-20 (SUBAREA F MAXIMUM STALL ALLOWED FOR UNIFIED LOTS)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL AMENDING THE WELLINGTON LAND DEVELOPMENT REGULATIONS, MORE SPECIFICALLY, A ZONING TEXT AMENDMENT TO MODIFY SECTION 6.8.9.C, BARNs AND STABLES, TO MODIFY THE MAXIMUM STALLS ALLOWED FOR UNIFIED LOTS WITHIN SUBAREA F, 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 the item.

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 Councilwoman Siskind, and unanimously passed (5-0) to close the public hearing.

A motion was made by Councilwoman Siskind, seconded by Councilman Napoleone, and passed (4-1; Councilman Drahos dissenting) to approve Ordinance No. 2021-20 (Subarea F Maximum Stall Allowed for Unified Lots) as presented on second reading.

D. [21-4679](#)

ORDINANCE NO. 2021-13 (OFFICIAL ZONING MAP)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL

AMENDING THE WELLINGTON OFFICIAL ZONING MAP, 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 the item.

Public Hearing

**A motion was made by Councilman Napoleone, seconded by Councilwoman Siskind, and unanimously passed (5-0) to open the public hearing.**

**There being no public comments, a motion was made by Councilman Drahos, seconded by Councilwoman Siskind, and unanimously passed (5-0) to close the public hearing.**

**A motion was made by Vice Mayor McGovern, seconded by Councilwoman Siskind, and unanimously passed (5-0) to approve Ordinance No. 2021-13 (Official Zoning Map) as presented on first reading.**

**E. [21-4630](#)**

**RESOLUTION NO R2021-48 VALERIE'S PLACE TYPE 2A CLF**

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL, APPROVING A CONDITIONAL USE [PETITION NUMBER 2020-0001-CU] TO ALLOW A TYPE 2A CONGREGATE LIVING FACILITY FOR CERTAIN PROPERTY KNOWN AS VALERIE'S PLACE, CONSISTING OF 0.23 ACRE, MORE OR LESS, LOCATED AT 12450 GUILFORD WAY; IN A PLANNED UNIT DEVELOPMENT ZONING DISTRICT AND SUBJECT TO CONDITIONS OF APPROVAL; AS MORE SPECIFICALLY DESCRIBED HEREIN; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

(APPLICANT IS REQUESTING THIS ITEM BE POSTPONED TO A DATE CERTAIN OF OCTOBER 26, 2021)

This item postponed to a date certain of October 26, 2021 Council Meeting.

**8. REGULAR AGENDA**



- A. [21-4700](#) AUTHORIZATION TO EXECUTE A LEASE AGREEMENT BETWEEN ACME IMPROVEMENT DISTRICT AND J. ALDERMAN FARMS, INC. FOR THE K-PARK SITE
- Mr. Barnes introduced the item.
- Mr. De La Vega presented the item.
- A motion was made by Councilman Napoleone, seconded by Councilwoman Siskind, and unanimously passed (5-0), to authorize staff to execute a Lease Agreement between ACME Improvement District and J. Alderman Farms, Inc. for the K-Park Site.**
- B. [21-4702](#) RESOLUTION NO. R2021-60 (ZONING IN PROGRESS FOR INSTALLATION OF ARTIFICIAL TURF FOR NON-GOVERNMENTAL USES)
- A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL, IN ACCORDANCE WITH SECTION 1.8.1 OF WELLINGTON'S LAND DEVELOPMENT REGULATIONS, DECLARING A ZONING IN PROGRESS AND IMPOSING A MORATORIUM ON THE ACCEPTANCE AND PROCESSING OF NEW APPLICATIONS FOR THE INSTALLATION OF ARTIFICIAL TURF FOR NON-GOVERNMENTAL USES FOR A PERIOD OF 180 DAYS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.
- Mr. Barnes introduced the item.
- Mr. Stillings presented the item and answered Council's questions.
- A motion was made by Vice Mayor McGovern, seconded by Councilman Drahos, and unanimously passed (5-0) to approve Resolution No. R2021-60 (Zoning In Progress For Installation of Artificial Turf for Non-Governmental Uses) as presented.**
- C. [21-4635](#) AUTHORIZATION TO AWARD CONTRACTS WITH MULTIPLE FIRMS FOR: 1) WATER AND WASTEWATER TREATMENT ENGINEERING; 2) UTILITY GENERAL CIVIL, WATER DISTRIBUTION AND STORAGE, AND WASTEWATER COLLECTION ENGINEERING; 3) CIVIL ENGINEERING; 4) TRAFFIC ENGINEERING; AND RELATED CONSULTING SERVICES
- This item was formerly Item 6E.

Mayor Gerwig recused herself and left the dais.

Mr. Barnes introduced the item.

Mr. De La Vega presented the item.

**A motion was made by Councilman Drahos, seconded by Councilman Napoleone, and unanimously passed (4-0; with Mayor Gerwig recused) for Authorization to Award Contracts with Multiple Firms for: 1) Water and Wastewater Treatment Engineering; 2) Utility General Civil, Water Distribution and Storage, and Wastewater Collection Engineering; 3) Civil Engineering; 4) Traffic Engineering; and Related Consulting Services as presented.**

## **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 she had no report.

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

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

The Next Regular Council Meeting will be held on Tuesday, October 12, 2021 at 7:00 p.m. He stated the Agenda Review would be held at 3:00 p.m. on Thursday, October 7, 2021.

Village offices will be closed on Monday, October 11, 2021 due to the Columbus Day holiday.

Council asked that the holiday schedule be reviewed.

Wellington's Garbage Guidelines Workshop would be held at 10:00 a.m. via Zoom on October 26, 2021.

Mr. Barnes provided a 60-day look ahead for upcoming events.

## 12. COUNCIL REPORTS

### 12. COUNCIL REPORTS

**COUNCILWOMAN SISKIND:** Councilwoman Siskind presented the following report:

Councilwoman Siskind stated that tomorrow is the grand opening of Chicken Salad Chick.

Councilwoman Siskind stated the Wellington Historical Society did a great job on the Who's Who picnic and she is glad for the partnership between the Village and Historical Society.

Councilwoman Siskind stated that Saturday was National Public Lands Day and thanked Will Gurney and his team for the preparations for the tree planting. She also thanked Kathy Sienna of the Garden Club and congratulated Maria Wolfe, the new President of the Garden Club and all of the students, scouts, families, volunteers and Mr. Barnes. It was a nice day.

Councilman Napoleone stated 627 trees were planted.

**VICE MAYOR MCGOVERN:** Vice Mayor McGovern presented the following report:

Vice Mayor McGovern asked if the Wellington testing site is still open and available.

Mr. Barnes stated it is still open at the same times. However, staff is making a minor change to the location. It will be relocated from the pavilion location to the rear parking lot at Village Hall due to the Lakeside Market.

Vice Mayor McGovern stated this is the third budget that Council has unanimously passed. He said the budget keeps the Village in a good place comparatively countywide. He thanked everyone for their efforts on the budget.

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

Councilman Drahos stated he had no report.

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

Councilman Napoleone commended Will Gurney and his team and the members of the Garden Club who participated on Saturday. Cub Scout Pack 125 planted trees. It was a great outdoor event.

Councilman Napoleone stated Stormi Bivin resigned from the Tree Board and he appointed Uma Bhatti.

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

Mayor Gerwig stated Macy's Backstage opened at the Wellington Mall.

Mayor Gerwig stated the Wellington Art Society art show opened in Village Hall today.

Councilwoman Siskind stated Lois Spatz received a people's choice award for her art.

Vice Mayor McGovern stated there is art also at the Wellington Community Center.

Mayor Gerwig asked if staff had set up a meeting with the school district regarding school traffic.

Mr. Barnes stated Mr. Reinsvold is the contact person and would set up the meetings. He stated staff is also coordinating meetings with the principals.

Vice Mayor McGovern stated the district would begin a traffic study for Wellington Community High School.

Mayor Gerwig stated she received a letter from David Ricks, P.E., County Engineer asking for input on the County's Five-Year Road Program and asked if staff had prepared a response.

Mr. Barnes stated Mr. Reinsvold, Mr. Stillings and Mr. Barthelemy would work on the response.

Mayor Gerwig stated she would like to be included in that meeting.

Mayor Gerwig asked that staff provide the evaluation forms for the City

Manager and City Attorney to Council.

Mr. Barnes stated the forms had been emailed to Council.

**13. ADJOURNMENT**

There being no further business to come before the Village Council, the meeting was adjourned at approximately 9:39 P.M.