



Legislation Text

File #: 22-5451, Version: 1

ITEM: RESOLUTION NO. R2022-63 (LOTIS WELLINGTON PLAT)

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL ACCEPTING AND APPROVING PLAT OF LOTIS WELLINGTON BEING A REPLAT OF TRACT 10, TRACT 11, A PORTION OF TRACTS 13, TRACT 14, TRACT 15, A PORTION OF TRACT 16, BLOCK 18, TOGETHER WITH A PORTION OF THE 25 FOOT WIDE ROAD RESERVATION LYING BETWEEN TRACTS 10, 11, 12, 13, 14, 15 AND 16, BLOCK 18, TOGETHER WITH A PORTION OF THE VARIABLE WIDTH ROAD RESERVATION LYING WEST OF TRACT 10, BLOCK 18, THE PALM BEACH FARMS CO. PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; SECTION 12, TOWNSHIP 44 SOUTH, RANGE 41 EAST, VILLAGE OF WELLINGTON, PALM BEACH COUNTY, FLORIDA.

REQUEST: Approval of Resolution No. R2022-63 accepting and approving the Lotis Wellington Plat.

EXPLANATION: This is a petition for the plat of 64.33 acres more or less lying in Section 12, Township 44 South, Range 41 East. The project site is located approximately 0.376 miles north of Forest Hill Boulevard on the westside of U.S. 441/SR 7. A location map is provided as Attachment 1. The owner of the property is Lotis Wellington, LLC. This is a plat for the expressed purpose of developing a mixed-use parcel with restaurants, retail, financial institution, professional/medical office, multi-family residential dwelling units, Congregate Living Facility with independent living units and assisted living beds, daycare facility, and open space inclusive of a lake, cypress preserve, dog park, and greenway with a multiuse pathway open to the public. The plat also provides the necessary ingress, egress, storm water management and utility easements for the subdivision.

The plat is compliant with Wellington's codes and regulations.

Attachment to Agenda Item Summary:

Attachment 1 - Location Map

Attachments to Resolution No. R2022-63:

Exhibit A - Location Map
Exhibit B - Lotis Wellington Plat
Exhibit C - Surveyors Certificate re PRMs and No Changes
Exhibit D - 2021 Tax Receipts (4 Parcels) & LWDD QCD ORB 33025 Pgs 1141-1156
Exhibit E - Surveyors Compliance with FS 177
Exhibit F - Eight (8) Legal documents required prior to or after plat recordation

BUDGET AMENDMENT REQUIRED: NO

PUBLIC HEARING: NO **QUASI-JUDICIAL:**

FIRST READING: **SECOND READING:**

LEGAL SUFFICIENCY: YES

FISCAL IMPACT: None

WELLINGTON FUNDAMENTAL: Responsive Government

RECOMMENDATION: Approval of Resolution No. R2022-63 accepting and approving the Lotis Wellington Plat.