

# CITY OF WESTLAKE



## AGENDA

### City Council Regular Meeting

Thursday, March 20, 2025, at 6:00 PM

The Lodge at Westlake Adventure Park  
5490 Kingfisher Blvd.  
Westlake, Florida 33470

Live Broadcasting:

<https://cityofwestlake.my.webex.com>

Meeting ID: 2862 785 8815 | Password: hello

or

United States Toll: +1-650-479-3208

### CITY COUNCIL:

JohnPaul O'Connor, Mayor

Greg Langowski, Vice Mayor

Gary Werner, Council Member – Seat 1

Erik Gleason, Council Member – Seat 2

Charlotte Leonard, Council Member – Seat 3

### CITY STAFF:

Ken Cassel, City Manager

Zoie P. Burgess, CMC, City Clerk

Donald J. Doody, Esq., City Attorney

Osniel Leon, AICP, Planning and Zoning

Suzanne Dombrowski, P.E., ENV SP, Engineering

[TENTATIVE: SUBJECT TO REVISION]

**CALL TO ORDER**

**ROLL CALL**

**PLEDGE OF ALLEGIANCE**

**ADDITIONS, DELETIONS OR MODIFICATIONS, AND APPROVAL OF AGENDA**

**PUBLIC COMMENTS**

*This section of the agenda allows for comments from the public to speak. Each speaker will be given a total of three (3) minutes to comment. A public comment card should be completed and returned to the City Clerk. When you are called to speak, please go to the podium, and prior to addressing Council, state your name and address for the record. All public comments will be noted and may receive a response if necessary. Any follow-up will be handled by staff later.*

**PRESENTATIONS/PROCLAMATIONS**

- A. Proclamation 2025-01 - Let's Move Palm Beach County
- B. Proclamation 2025-02 - Florida Bicycle Month
- C. Proclamation 2025-03 - Women's History Month
- D. Proclamation 2025-04 - Julian Martinez
- E. Introduction of the Magazine *Westlake Living*

**Presented By:** Carla Linn

**CONSENT AGENDA**

*This section of the agenda consists of routine or administrative items that require final approval by the City Council and may be approved in its entirety by a single motion. There will be no discussion of these items unless a Council Member requests such, in which event, the item will be removed from the Consent Agenda and considered on a future agenda.*

- A. Monthly Financial Report - January 2025
- B. Minutes\_City Council Special Meeting - 02.25.2025 DRAFT
- C. Minutes\_City Council Regular Meeting - 02.11.2025 DRAFT

**PUBLIC HEARING - QUASI JUDICIAL**

- A. A Resolution for the Plat of Westlake West

**Submitted By:** Engineering

**RESOLUTION 2025-05**

**A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF WESTLAKE, FLORIDA, APPROVING THE PLAT OF WESTLAKE WEST, A SUBDIVISION IN SECTIONS 1, 2, 3 AND 12, TOWNSHIP 43 SOUTH, RANGE 40 EAST, AND SECTIONS 5 AND 6, TOWNSHIP 43 SOUTH, RANGE 41 EAST, CITY OF**

**WESTLAKE, PALM BEACH COUNTY, FLORIDA, BEING, IN PART, A REPLAT OF THE FOLLOWING: A PORTION OF TRACT O.S.T. #1 AND ALL OF TRACT O.S.T. #2, "PERSIMMON BOULEVARD WEST - PLAT 2", PLAT BOOK 134, PAGES 164 THROUGH 166, INCLUSIVE, AND, A PORTION OF TOWN CENTER PARKWAY, "FPL WESTLAKE SOLAR ENERGY CENTER", PLAT BOOK 126, PAGES 24 AND 25, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. PROVIDING FOR RECORDATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

- B. DOM-2025-01:** Application of Westlake Palms, LLC requesting a development order modification to the previously approved conditions of approval. The applicant is requesting to amend one (1) condition of approval that reads "The selection of the artwork shall be approved by the City Council prior to issuance of a building permit" and requesting to modify it to "The selection of the artwork shall be approved by the City Council prior to Certificate of Occupancy."

**Submitted By:** Planning and Zoning

### **NEW BUSINESS**

- A. Appointing a Voting Delegate and Alternate Voting Delegates to the Palm Beach County League of Cities

**Submitted By:** City Clerk's Office

#### **RESOLUTION 2025-06**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WESTLAKE, FLORIDA, APPOINTING JOHNPOL O'CONNOR, GREG LANGOWSKI, GARY WERNER, ERIK GLEASON, AND CHARLOTTE LEONARD AS THE CITY'S VOTING DELEGATE AND ALTERNATES TO THE PALM BEACH COUNTY LEAGUE OF CITIES, INC.; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

- B. RESOLUTION 2025-07 - Public Records Exemption

**Submitted By:** City Clerk's Office

#### **RESOLUTION 2025-07**

**A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF WESTLAKE, FLORIDA, URGING THE FLORIDA STATE LEGISLATURE TO ENACT LEGISLATION TO PROVIDE A PUBLIC RECORDS EXEMPTION FOR MUNICIPAL CLERKS AND EMPLOYEES WHO PERFORM MUNICIPAL ELECTIONS WORK OR HAVE ANY PART IN CODE ENFORCEMENT FUNCTIONS OF A CITY AND PROVIDING FOR AN EFFECTIVE DATE.**

### **CITY COUNCIL COMMENTS**

- A. Councilwoman Charlotte Leonard
- B. Councilman Erik Gleason
- C. Councilman Gary Werner
- D. Vice Mayor Greg Langowski
- E. Mayor JohnPaul O'Connor

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**REPORT - STAFF**

**REPORT - CITY ATTORNEY**

**REPORT - CITY MANAGER**

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**ADJOURNMENT**

Next Meeting (Subject to Change or be Cancelled): **April 1, 2025**

**NOTICE:** If a person, firm or corporation decides to appeal any decision made by the City 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). The City of Westlake does not prepare or provide such verbatim record.

In accordance with the Americans with Disabilities Act, persons who need an accommodation in order to attend or participate in this meeting should contact the City Clerk at (561) 530-5880 at least three (3) business days prior to the meeting in order to request such assistance.

**AGENDA POSTED:** March 12, 2025