



**CITY COMMISSION
AGENDA
City Hall Commission Chambers
300 W. Plant Street
Winter Garden, Florida**

Regular Meeting

May 14, 2026

6:30 PM

Call to Order

Determination of a Quorum

Invocation and Pledge of Allegiance

1. Approval of Minutes

A. Regular Meeting Minutes – April 23, 2026

2. PRESENTATION

A. **Proclamation 26:08**: National Day of Prayer — **Mayor Rees**

B. **Proclamation 26:09**: Emergency Medical Services Week (May 17–23) — **Mayor Rees**

3. FIRST READING AND PUBLIC HEARING OF PROPOSED ORDINANCES

A. **ORDINANCE 26-12**: AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA REZONING APPROXIMATELY 337.25 ± ACRES OF CERTAIN REAL PROPERTY GENERALLY LOCATED EAST OF FLYNN COURT, WEST OF AVALON ROAD, NORTH OF MARSH ROAD, AND SOUTH OF JOHNS LAKE, AT 17729 MARSH ROAD AND 1400, 1401, AND 1756 WILLIAMS ROAD, FROM NO ZONING (NZ) TO URBAN VILLAGE PLANNED UNIT DEVELOPMENT (UVPUD); PROVIDING FOR CERTAIN UVPUD REQUIREMENTS AND DESCRIBING THE DEVELOPMENT AS THE JOHNS LAKE URBAN VILLAGE PUD; PROVIDING FOR NON-SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE – **Second reading and public hearing May 28, 2026** – **Planning Director Carson**

B. **ORDINANCE 26-13**: AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA PROVIDING FOR THE ANNEXATION OF CERTAIN ADDITIONAL LANDS GENERALLY DESCRIBED AS APPROXIMATELY 0.44 ± ACRES LOCATED AT WEST COLONIAL DRIVE, WEST OF BEULAH ROAD, EAST OF 9TH STREET, SOUTH OF WEST COLONIAL DRIVE, AND NORTH OF MAGNOLIA STREET INTO THE CITY OF WINTER GARDEN, FLORIDA; REDEFINING THE CITY BOUNDARIES TO GIVE THE CITY JURISDICTION OVER SAID PROPERTY; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE

- C. **ORDINANCE 26-14**: AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA AMENDING THE FUTURE LAND USE MAP OF THE WINTER GARDEN COMPREHENSIVE PLAN BY CHANGING THE LAND USE DESIGNATION OF REAL PROPERTY GENERALLY DESCRIBED AS APPROXIMATELY 0.44 ± ACRES LOCATED AT WEST COLONIAL DRIVE, WEST OF BEULAH ROAD, EAST OF 9TH STREET, SOUTH OF WEST COLONIAL DRIVE, AND NORTH OF MAGNOLIA STREET FROM ORANGE COUNTY COMMERCIAL TO CITY COMMERCIAL; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE

- D. **ORDINANCE 26-15**: AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA REZONING APPROXIMATELY 0.44 ± ACRES LOCATED AT WEST COLONIAL DRIVE, WEST OF BEULAH ROAD, EAST OF 9TH STREET, SOUTH OF WEST COLONIAL DRIVE, AND NORTH OF MAGNOLIA STREET FROM ORANGE COUNTY C-3 WHOLESALE COMMERCIAL DISTRICT TO CITY C-2 ARTERIAL COMMERCIAL DISTRICT; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE – **Second reading and public hearing May 28, 2026 – Planning Director Carson**

- E. **ORDINANCE 26-16**: AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF WINTER GARDEN, FLORIDA, AMENDING CHAPTER 118 OF THE CODE OF ORDINANCES, AMENDING SECTIONS 118-729, 118-731, 118-773, 118-774 AND 118-775 RELATING TO SPECIAL EXCEPTION USES AND PROHIBITED USES IN THE I-1 (LIGHT INDUSTRIAL AND WAREHOUSING) AND I-2 (GENERAL INDUSTRIAL) DISTRICTS; PROVIDING FOR ADDITIONAL USES DETERMINED TO BE SIMILAR IN TYPE AND INTENSITY AND COMPATIBLE WITH PERMITTED USES AND CLARIFYING PROHIBITED USES; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR CODIFICATION; AND PROVIDING FOR AN EFFECTIVE DATE **Second reading and public hearing May 28, 2026 – Planning Director Carson**

4. SECOND READING AND PUBLIC HEARING OF PROPOSED ORDINANCE

- A. **ORDINANCE 26-11**: AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF WINTER GARDEN, FLORIDA, VACATING AND ABANDONING A PORTION OF THE PLAT DEDICATED UTILITY AND DRAINAGE EASEMENT UPON LOT 478 AND TRACT P, OAKLAND PARK UNIT 5, ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 101, PAGE 73, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; PROVIDING FOR AN EFFECTIVE DATE AND RECORDING – **Planning Director Carson**

5. REGULAR BUSINESS

- A. **RESOLUTION 26-06**: A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF WINTER GARDEN, FLORIDA, ADOPTING A POLICY GOVERNING THE ISSUANCE OF TEMPORARY USE PERMITS FOR THE TEMPORARY OUTDOOR SALE OF FIREWORKS WITHIN THE CITY; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE – **Planning Director Carson**

- B. Recommendation to approve **BINDING LOT COMBINATION AGREEMENT** for 841 Tilden Oaks Trail and 15411 East Oakland Avenue – **Planning Director Carson**

- C. Recommendation to approve **SITE PLAN** for 13675 West Colonial Drive (Winter Garden Plaza), subject to conditions – **Planning Director Carson**
 - D. Recommendation to waive formal procurement process and award purchase order to Wharton Smith Inc. for repair and replacing gravity sewer at Crest Avenue Wastewater Treatment Facility in the amount of **\$2,833,542.47** – **City Engineer Monahan**
 - E. Recommendation to approve Lift Station Oversizing Agreement with Beazer Homes, LLC. for sanitary collection system at Windham Park Subdivision in the amount of **\$39,465** – **City Engineer Monahan**
- 6. Matters From Public - (Limited to 3 minutes per speaker)**
 - 7. Matters From City Attorney – A. Kurt Ardaman**
 - A. City Clerk Employment Agreement
 - 8. Matters From City Manager – Jon C. Williams**
 - 9. Matters From Mayor and Commissioners**
 - 10. Adjourn Regular Meeting** on Thursday, **May 28, 2026** at **6:30 p.m.** in City Hall Commission Chambers, 300 W. Plant Street, 1st floor

NOTICES:

In accordance with Florida Statutes 286.0105, if any person decides to appeal any decision made by said body with respect to any matter considered at such meeting, he/she will need a record of the proceedings and, for that purpose, he/she 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 City of Winter Garden does not prepare or provide such record.

Any opening invocation that is offered before the official start of the Commission meeting shall be the voluntary offering of a private person, to and for the benefit of the Commission. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the City Commission or the city staff, and the City is not allowed by law to endorse the religious or non-religious beliefs or views of such speaker. Persons in attendance at the City Commission meeting are invited to stand during the opening invocation and to stand and recite the Pledge of Allegiance. However, such invitation shall not be construed as a demand, order, or any other type of command. No person in attendance at the meeting shall be required to participate in any opening invocation that is offered or to participate in the Pledge of Allegiance. You may remain seated within the City Commission Chambers or exit the City Commission Chambers and return upon completion of the opening invocation and/or Pledge of Allegiance if you do not wish to participate in or witness the opening invocation and/or the recitation of the Pledge of Allegiance. (Reference Resolutions 15-04 and 16-02)

Pursuant to Florida Statutes 282.601, 286.603, and the Americans with Disabilities Act (ADA), the City of Winter Garden makes every effort to ensure that those with disabilities have access to electronic information provided to the public, except when compliance with those sections impose an undue burden on the agency. In the event of difficulty accessing this publicly provided information, please contact the City Clerk's Office at (407) 656-4111, Ext. 6327, for assistance.



Those needing assistance to participate in any of these proceedings should contact the City Clerk's Office at least 48 hours in advance of the meeting (407) 656-4111 Ext 6327.



Help for the hearing impaired is available through the Assistive Listening System. Receivers can be obtained at the meeting from the Information Technology Department (407) 656-4111 Ext. 5455.