



CITY COMMISSION

AGENDA

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

**Budget Hearings &
Regular Meeting**

September 25, 2025

6:30 PM

Call to Order

Determination of a Quorum

Invocation and Pledge of Allegiance

BUDGET HEARINGS

1. **SECOND READING AND PUBLIC HEARINGS TO ADOPT PROPOSED BUDGETS AND MILLAGE RATE FOR FISCAL YEAR 2025/2026**
 - A. **Ordinance 25-30**: AN ORDINANCE LEVYING TAX UPON ALL TAXABLE PROPERTY WITHIN THE CITY OF WINTER GARDEN, FLORIDA, FOR THE TAX YEAR BEGINNING ON OCTOBER 1, 2025, AND ENDING ON SEPTEMBER 30, 2026
 - B. **Ordinance 25-31**: AN ORDINANCE APPROPRIATING AND ALLOCATING ALL REVENUE AND FUNDS OF THE CITY OF WINTER GARDEN, FLORIDA, FOR THE TAX YEAR BEGINNING ON OCTOBER 1, 2025, AND ENDING ON SEPTEMBER 30, 2026
 - C. **Ordinance 25-32**: AN ORDINANCE APPROPRIATING AND ALLOCATING ALL REVENUE AND FUNDS OF THE COMMUNITY REDEVELOPMENT AGENCY (CRA) OF THE CITY OF WINTER GARDEN, FLORIDA, FOR THE TAX YEAR BEGINNING ON OCTOBER 1, 2025, AND ENDING ON SEPTEMBER 30, 2026
 - D. **Ordinance 25-33**: AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF WINTER GARDEN, AUTHORIZING THE APPROPRIATIONS OF CITY FUNDS FOR FISCAL YEAR 2025-26 IN ACCORDANCE WITH ARTICLE 3 SECTION 30 (5) OF THE CITY CHARTER OF THE CITY OF WINTER GARDEN, FLORIDA, AND FLORIDA STATUTE 166.241 FOR THE PURPOSE OF FULFILLING THE FINANCIAL OBLIGATIONS OF THE CITY – **Finance Director Zielonka**

REGULAR MEETING

2. Approval of Minutes

- A. Budget Hearings & Regular Meeting Minutes — September 11, 2025

3. Presentation

- A. **Proclamation 25-11**: Fire Prevention Week - October 5 - 11 - **Mayor Rees**

4. First Reading and Public Hearing of Proposed Ordinance

- A. **Ordinance 25-35**: AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA, AMENDING CHAPTER 26, ARTICLE II OF THE CITY OF WINTER GARDEN CODE OF ORDINANCES REGARDING THE WINTER GARDEN CEMETERY; PROVIDING FOR REVISIONS TO DEFINITIONS, RESIDENCY REQUIREMENTS FOR PURCHASE OF LOTS AND NICHES, OWNERSHIP RIGHTS, AND FEES; PROVIDING FOR CODIFICATION, CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE – **Second Reading and Public Hearing October 9, 2025** - **Assistant City Manager of Public Services Pash**

5. Second Reading and Public Hearing of Proposed Ordinances

- A. **Ordinance 25-23**: AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF WINTER GARDEN, FLORIDA, AMENDING CHAPTER 98, PLANNING AND DEVELOPMENT, TO CREATE A NEW SECTION 98-1, CITY OF WINTER GARDEN CODE OF ORDINANCES TO ADDRESS RELIEF CONCERNING DECLARED EMERGENCY RESTRICTIONS OF SECTION 28 OF CHAPTER 205-190, LAWS OF FLORIDA; PROVIDING FOR CODIFICATION, CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE - **Planning Director Carson**
- B. **Ordinance 25-24**: AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA PROVIDING FOR THE ANNEXATION OF CERTAIN ADDITIONAL LANDS GENERALLY DESCRIBED AS APPROXIMATELY 0.66 ± ACRES LOCATED AT 15359 EAST OAKLAND AVENUE, EAST OF TILDEN OAKS TRAIL, WEST OF GAYLE MILL DRIVE, SOUTH OF LANDRUM DRIVE, AND NORTH OF EAST OAKLAND AVENUE 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 - **Planning Director Carson**
- C. **Ordinance 25-25**: 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 0.66 ± ACRES LOCATED AT 15359 EAST OAKLAND AVENUE, EAST OF TILDEN OAKS TRAIL, WEST OF GAYLE MILL DRIVE, SOUTH OF LANDRUM DRIVE, AND NORTH OF EAST OAKLAND AVENUE FROM ORANGE COUNTY LOW DENSITY RESIDENTIAL TO CITY LOW DENSITY RESIDENTIAL; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE – **Planning Director Carson**
- D. **Ordinance 25-27**: AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA PROVIDING FOR THE ANNEXATION OF CERTAIN ADDITIONAL LANDS GENERALLY DESCRIBED AS APPROXIMATELY 5.59 ± ACRES LOCATED AT 15373 STATE ROAD 438, EAST OF TILDEN OAKS TRAIL, WEST OF GAYLE MILL DRIVE, SOUTH OF LANDRUM DRIVE, AND NORTH OF STATE ROAD 438 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
– **Planning Director Carson**

- E. **Ordinance 25-28**: 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 5.59 ± ACRES LOCATED AT 15373 STATE ROAD 438, EAST OF TILDEN OAKS TRAIL, WEST OF GAYLE MILL DRIVE, SOUTH OF LANDRUM DRIVE, AND NORTH OF STATE ROAD 438 FROM ORANGE COUNTY LOW DENSITY RESIDENTIAL TO CITY LOW DENSITY RESIDENTIAL; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE – **Planning Director Carson**
- F. **Ordinance 25-34**: AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA, AMENDING SECTION 22-28 OF ARTICLE II OF CHAPTER 22 OF THE WINTER GARDEN CITY CODE RELATING TO PEDDLERS, SOLICITORS AND ITINERANT VENDORS TO ALLOW WITH HOMEOWNERS ASSOCIATIONS TO HOLD NEIGHBORHOOD EVENTS WITH MOBILE FOOD DISPENSING VEHICLES SUBJECT TO OBTAINING A SPECIAL EVENT PERMIT; PROVIDING FOR CONFLICTS, CODIFICATION, SEVERABILITY AND AN EFFECTIVE DATE – **Planning Director Carson**

6. Regular Business

- A. **Resolution 25-10**: A RESOLUTION OF CITY OF WINTER GARDEN, FLORIDA, AMENDING RESOLUTION NO. 24-05 AND RESOLUTION 24-10 TO AUTHORIZE AN INCREASE OF THE LOAN UNDER THE STATE REVOLVING FUND LOAN PROGRAM TO FUND THE CITY'S CONSTRUCTION, EQUIPMENT, MATERIALS, DEMOLITION AND RELATED PROCUREMENT FOR GMP NO. 2 OF THE CITY'S CREST AVENUE WWTF CAPACITY EXPANSION AND PROCESS OPTIMIZATION PROJECT AND THE COST OF DEBT ISSUANCE AND IF SUCH LOAN APPLICATION IS APPROVED, AUTHORIZING THE EXECUTION AND DELIVERY OF THE LOAN AGREEMENT, NOTE AND RELATED CLOSING DOCUMENTS; SUCH LOAN WOULD PLEDGE WATER AND SEWER SYSTEM REVENUES AND SHALL NOT PLEDGE AD VALOREM TAXES OR BE A GENERAL OBLIGATION DEBT; PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE – **Assistant City Manager of Public Services Pash**
- B. Recommendation to waive formal procurement process and hire Process Control Services, LLC for purchase, replacement and installation of equipment on 44 lift stations in the amount of **\$113,734.45** - **Assistant City Manager of Public Services Pash**
- C. Recommendation to approve Healthy West Orange Trails Connection (HWOTC) Funding Agreement for Fiscal Year 2026 with Bike/Walk Central Florida in the amount of **\$20,500** – **Planning Director Carson**
- D. Recommendation to approve **SITE PLAN** for 3143 Daniels Road (Seasons 52), subject to conditions - **Planning Director Carson**

- E. Recommendation to approve **SITE PLAN** for 14001 W. Colonial Drive (WGRSC Out Parcel), subject to conditions - **Planning Director Carson**

- 7. Matters From Public - (Limited to 3 minutes per speaker)**
- 8. Matters From City Attorney - A. Kurt Ardaman**
- 9. Matters From City Manager - Jon C. Williams**
- 10. Matters From Mayor and Commissioners**
- 11. Adjourn - To **Ethics Training & Regular Meeting - Thursday, October 9, 2025 – 6:30 p.m.**
City Hall City Commission Chambers – 300 West Plant Street**

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. 2297, 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 2297.



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.