

**MONTVERDE TOWN COUNCIL
REGULAR MEETING
MINUTES
February 10, 2026, at 7:00 PM**

TOWN COUNCIL MEMBERS PRESENT

Joe Wynkoop, Mayor
Carol Womack, Vice Mayor
Joe Morganelli, Councilmember
Grant Roberts, Councilmember
Bryan Rubio, Councilmember

STAFF PRESENT

Paul Larino, Town Manager
Anita Geraci-Carver, Town Attorney
Sean Parks, Town Planner
Lisa Busto, Associate Town Planner
Caroline Trepanier, Town Clerk
Iman Rashid, Administrative Assistant

CALL TO ORDER AND OPENING CEREMONIES

- **Pledge of Allegiance**
- **Invocation**
- **Roll Call**

CITIZENS QUESTION/COMMENT PERIOD

Robert Tomlinson 16634 Magnolia Terrace, Montverde, FL asked Town Attorney Geraci-Carver if the Council can make a motion on an item at the time it is brought up at a town meeting although it is not listed on the agenda.

Town Attorney Geraci-Carver stated that items must be added to a future agenda and further explained. The Council may discuss it however, the action should be made at a future meeting. She cannot say that this has not happened, however, they try to add to a later meeting.

Robert Tomlinson addressed the Council regarding a FDEP report from 2005, and he stated that this was initiated by the Town of Montverde and further explained the report and inspection. He shared his views on the report and on the consultant hired by the town. He addressed Councilmember Roberts regarding his well.

Councilmember Roberts stated that it is an agricultural non-potable well.

There was additional discussion regarding the well.

Dr. Kelly Moore, 17029 Florence View Drive, Montverde, FL, Magnolia Terrace, asked for additional information regarding the environmental consultant hired, and shared his opinion. He also addressed Councilmember Roberts regarding FDEP (Florida Department of Environmental Services) going out to his property.

Councilmember Roberts shared his views.

Dr. Kelly Moore further shared his views.

Irma Yapor, 17529 Kirkland Road, Montverde, FL said that she attended the last Town Workshop Meeting where speed bumps were on the agenda and further shared her views. She also asked the Council if Florida Highway Patrol could monitor the area around Oak Street and Kirkland Avenue for speeding cars.

Mayor Wynkoop stated that he was there and had witnessed the speeding vehicles.

Robert Tomlinson further shared his views.

Randy Ellman 16603 Lowry Road, Montverde, FL spoke regarding the FDEP and EPA and shared his experiences.

Jim Peacock 16549 Lowry Road, Montverde, FL spoke of a report from FDEP regarding water samples. They have identified the cloud algae, and it is non-toxic. The other algae found in the lake has potential for toxins, but they did not detect any. He also explained that the water clarity is improving and that it is safe for recreational use and provided additional details.

Councilmember Morganelli said that he wanted to clarify the cost of the attorney that verified the supermajority vote.

Farmer Banks Helfrich shared farming tips and said to wait one (1) month after the last freeze prior to trimming any trees. He also shared a story.

George Ganzenmuller 17740 Neal Drive, Montverde, FL reminded the Council of Franklin Pond as it requires assistance.

Aaron Wadsworth 17647 Ninth Street, Montverde, FL shared his views regarding speed bumps.

Town Manager's Larino's Report

Grant Reimbursement Tracking Sheet

There was a brief discussion regarding the Grant Tracking Sheet.

Impact Fee Report

Florida Highway Patrol Report

Lake County Fire Rescue Report

Town Manager Larino shared some updates regarding the library and shared other town updates. He also shared an FDEP update and that the environmental consultant representing the town was out on site and that he will be at the Regular March Town Council meeting.

There was an elaborate discussion.

Town Manager Larino provided a SHAFI grant update.

Town Manager Larino's Capital Project Update

1. Library Emergency Generator
2. Small Water Storage Tank and Pump House
3. Community Building
4. Fire Station – County
5. Kirk Park Playground
6. Lakeside Ave Storm/Street Project
7. Porter and 1st Storm/Street Project
8. Boat Ramp and Storm Project
9. Truskett Park – Dock, Storm, FEMA Recovery
10. 455 Storm Street, Sidewalk Project
11. 8th, 9th, Temple Street, Sidewalk, and Storm
12. Well # 1 Generator Replacement
13. Elevated Water Storage Tank
14. Redundant Upper Floridan Well
15. New Lower Floridan Well
16. Consumptive Use Permit
17. Water line Upsizing, Loops, and Hydrants

C. Town Manager Larino's Completed Capital Projects

1. Butterfly Garden
2. Sports Court
3. Kirk Park Stage
4. Baseball Field Conversion
5. Public Works Storage
6. Park Lighting
7. Library
8. Outdoor Park Bathroom
9. Ridgewood Ave – ADA Ramps and Sidewalk Connections

There was a discussion regarding the updates.

Town Attorney Geraci-Carver Report

Nothing to report.

Town Planner Parks Report

Town Planner Parks stated that there are moderate levels of zoning and variances.

Lake County Commission Report

Town Planner Parks congratulated the Town on the grants received as it is hard work and shared the importance of receiving these with the property tax changes and shared additional updates.

There was additional discussion.

Town Council Reports

Vice Mayor Womack briefly spoke about an email received.

There was a brief discussion.

Councilmember Rubio asked about programs, shared updates and spoke about the Florida League of Cities IMEO training.

Councilmember Roberts thanked the public works department for cleaning up the town.

Councilmember Morganelli asked about the website and the possibility of removing the time limit for the meeting minutes so that they go back for a couple of years. He also discussed the potential for sidewalks and shared his views.

There was a discussion on sidewalks.

Mayor Wynkoop Report

Mayor Wynkoop asked for an update regarding the Chris Anthony Island (Kirk Island) and spoke about the septic company in Ferndale.

Town Attorney Geraci-Carver provided a brief update.

Mayor Wynkoop shared his views regarding speed bumps on Kirkland.

There was a brief discussion.

JANUARY FINANCE REPORT

Beginning Bank Balance	\$ 5,380,016.30
Revenues	\$ 358,878.48
Expenditures	\$ 479,508.49
Ending Balance	\$ 5,259,386.29
Pending Liabilities	\$ 183,517.21
Total Bank Balance	\$ 5,075,869.08

CONSENT AGENDA

The Council may take one vote to act on all items on the Consent Agenda or remove items for further discussion. If any member of the public desires to speak about an item on the consent agenda, you will need to step forward to the microphone and request that the item be pulled from the consent agenda before the town council votes to approve.

Minutes of the Town Council Regular Meeting held January 13, 2026.

Mayor Wynkoop made a motion to approve the meeting minutes, Councilmember Morganelli seconded the motion. Meeting Minutes approved 5-0.

PUBLIC HEARINGS, ORDINANCES AND RESOLUTIONS

Resolution No. 2026-01 A Resolution of the Town Council of the Town of Montverde, Florida, granting Final Development Plan Approval for a 137 single family lot residential subdivision generally located north of Osgood Road, East of County Road 455, and West of Lake Apopka within the Town of Montverde, Lake County, Florida; and Providing for an Effective Date.

Town Attorney Geraci-Carver read the resolution by title only.

Town Manager Larino briefly explained the resolution as well as the Final Development Plan.

Town Planner Parks further explained the resolution and the Final Development Plan Approval.

There was an elaborate discussion regarding the final plan.

Town Attorney Gercai-Carver stated that it would be to recommend approval as long as they meet the conditions and recommendations outlined in the review letters of the town engineer, the lake county engineer as they are looking at traffic issues, town planner, town attorney and town manager.

Town Manager Larino stated that they have re-submitted their documents and are doing their final review and further explained.

There was additional discussion.

George asked for clarification on the location of the sewer plant and shared his views.

There was further discussion.

Mayor Wynkoop moved to approve Resolution 2026-01 subject to meeting all the conditions of the reviewers, Morganelli Seconded the motion. Resolution 2026-01 approved 4-1.

DISCUSSION AND ACTION ITEM

Development Update

Town Manager Larino provided a development update.

Development & Grant Non-Recurring Revenue Update

Town Manager Larino provided an update.

There was an elaborate discussion.

Detailed Review of Budget to Actual

Town Manager Larino explained the budget breakdown.

Five (5) Year Strategic Plan.

Town Manager Larino explained the strategic plan.

There was an elaborate discussion regarding the plan.

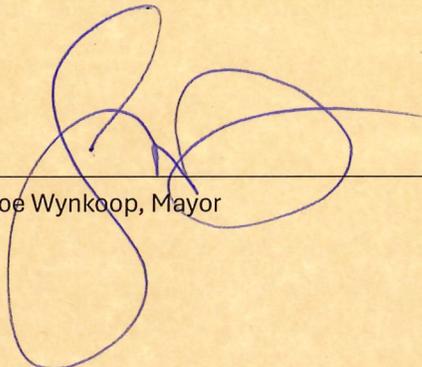
Mayor Wynkoop opened the public discussion.

No one spoke for or against.

Mayor Wynkoop closed the public discussion.

REMINDERS AND ADJOURNMENT

Mayor Wynkoop moved to adjourn the meeting, Councilmember Roberts seconded the motion.
Meeting adjourned 5-0 at 9:30 PM.



Joe Wynkoop, Mayor

Attest:



Caroline Trepanier, Town Clerk