Lake Park Town Commission, Florida

Regular Commission Meeting Minutes

Commission Chamber, Town Hall, 535 Park Avenue, Lake Park, FL 33403

Wednesday August 05, 2026 6:30pm

Roger Michaud	__	**Mayor**
Michael Hensley	__	**Vice Mayor**
John Linden	__	**Commissioner**
Michael O'Rourke	__	**Commissioner**
Judith Thomas	__	**Commissioner**
Richard J. Reade	__	**Town Manager**
Thomas J. Baird	__	**Town Attorney**
Laura Weidgans	__	**Deputy Town Clerk**

PLEASE TAKE NOTICE AND BE ADVISED, that if any interested person desires to appeal any decision of the Town Commission, with respect to any matter considered at this meeting, such interested person will need a record of the proceedings, and for such purpose, 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. Persons with disabilities requiring accommodations in order to participate in the meeting should contract the Town Clerk's office by calling 881-3311 at least 48 hours in advance to request accommodations.

CALL TO ORDER/ROLL CALL

6:34 P.M.

PRESENT
Mayor Roger Michaud
Vice Mayor Michael Hensley
Commissioner Judith Thomas
Commissioner John Linden
Commissioner Michael O'Rourke

PLEDGE OF ALLEGIANCE

Mayor Michaud led the Pledge of Allegiance.

APPROVAL OF AGENDA:

Motion to approve the agenda made by Vice Mayor Hensley, Seconded by Commissioner Linden.

Voting Yea: Mayor Michaud, Vice Mayor Hensley, Commissioner Thomas, Commissioner Linden, Commissioner O'Rourke.

SPECIAL PRESENTATION/REPORT:

1. Proclamation - Florida Water Professionals Month - August 2026

   Mayor Michaud presented Mr. Jonathan Torres with the proclamation. Mr. Torres received the proclamation and thanked the Commission.

PUBLIC COMMENT:

This time is provided for addressing items that do not appear on the Agenda. Please complete a comment card and provide it to the Town Clerk so speakers may be announced. Please remember comments are limited to a TOTAL of three minutes.

-LaToya Flowers, Site Director for Bridges at Lake Park introduced herself and the value of Bridges to the community.

CONSENT AGENDA:

All matters listed under this item are considered routine and action will be taken by one motion. There will be no separate discussion of these items unless a Commissioner or person so requests, in which event the item will be removed from the general order of business and considered in its normal sequence on the agenda. Any person wishing to speak on an agenda item is asked to complete a public comment card located on either side of the Chambers and given to the Town Clerk. Cards must be submitted before the item is discussed.

Commissioner O'Rourke asked that the Town Manager request the property values for properties in the CRA from the Property Appraiser’s office.

Motion to approve the consent agenda made by Commissioner O'Rourke, Seconded by Vice Mayor Hensley.

Voting Yea: Mayor Michaud, Vice Mayor Hensley, Commissioner Thomas, Commissioner Linden, Commissioner O'Rourke.

2. Regular Commission Meeting Minutes - July 15, 2026
3. Resolution 57-08-26 - Donation - Kelsey Park Pickleball Courts Benches - Kelsey-Naylor Family Foundation - $5,000

PUBLIC HEARING(S) - ORDINANCE ON FIRST READING: NONE

PUBLIC HEARING(S) - ORDINANCE ON SECOND READING: NONE

NEW BUSINESS:

4. Florida League of Cities Voting Delegate - Annual Conference - August 12 - 15, 2026.

   Motion to delegate Mayor Roger Michaud as the voting delegate for the Florida League of Cities annual conference made by Commissioner Linden, Seconded by Vice Mayor Hensley.

   Voting Yea: Mayor Michaud, Vice Mayor Hensley, Commissioner Thomas, Commissioner Linden, Commissioner O'Rourke.

5. Discussion & Direction - Kelsey Park Splash Pad - Project Design, Location, Type of Water System, etc.

   Public Works Director Jaime Morales explained the item (Exhibit A) and that they are seeking direction from the Commission as to how to proceed with the project. Kimley-Horn representative Jonathan Haigh responded to questions of the Commission.

   Commissioner O'Rourke stated that it seems that this has gone on for a long time and delaying further could increase costs. Public Works Director Morales stated that the costs are only estimated at this time.

   Commissioner Thomas stated that if the amount of the grant was $438,000.00 and the Town would still be short $150,000.00 to $200,000.00 in order to construct the project. He also stated that the market and the demand will drive what the actual cost will end up being and it could end up being more than what was estimated. Vice Mayor Hensley expressed concern with being over budget for this item and stated that the decision for the concepts was supposed to come before the Commission. Kimley-Horn representative Jonathan Haigh stated that they had a presentation prepared for a previous meeting but the item was removed from the agenda.

   Commissioner Linden stated he is opposed to this right now until it is re-evaluated and that decisions have been made regarding location changes that the Commission was not aware of and now the project is way over-priced.

   Vice Mayor Hensley asked that if the previous recommendation made by Kimley-Horn and Capital Projects Manager John Wille to build the project on the north side, how it ended up on the south side. Public Works Director Morales stated that the south side was the result of the residents input during the community workshop. Vice Mayor Hensley stated that the decision should have come before the Commission and stated for the record that he personally did not make any decisions regarding that. Commissioner Linden asked who had authorized the change from north side to south side because Public Works does not have the authority to approve such a big item. Mayor Michaud stated that it is not the desire of the Commission to fund any part of this project through tax dollars and talked about scaling back to save money. Mayor Michaud asked for clarification regarding the location of the project affecting the overall cost because of the distance from the existing underground pipes.

Project Manager John Wille confirmed that to be correct and that the project has to be within 200 yards from the existing restroom. Project Manager Wille suggested that they present concepts to the Commission along with a scaled down concept. He stated that the construction would need to begin by spring of next year in order to complete the project by the deadline. Commissioner Thomas stated that the Town needs to look for more money for this project. Commissioner Linden asked about the maintenance costs. Public Works Director Morales stated that if they chose a circulated feature, there would be maintenance costs because the Town does not have staff trained in that area. Commissioner O'Rourke asked if the flow-through option is maintainable within Town staff. Capital Projects Manager Wille stated that the flow-through design would be easily maintained. He also stated that they will come back before the Commission with various design concepts.

Public Comment:

-Brady Drew spoke about shade trees needed around the splash pad.

-Sue Lafontaine spoke about the cost of the splash pad and spoke against the flow-through design because it would be a waste of water.

The Commission stated by consensus that they wanted to move forward with a splash pad as opposed to a water feature. The Commission stated by consensus that they selected the south side as the location for the project. The Commission stated by consensus that they select the flow-through design. Commissioner Thomas asked for staff to research to see how the water from the flow-through design could be captured and reused in some way.

Commissioner O’Rourke suggested finding an environmental grant in order to pay for the circulating system. The Commission stated by consensus that they do not want to utilize Town funding for this project.

6. Resolution 58-08-26 – CDBG Grant Amendment #002 - Palm Beach County Department of Housing and Economic Development (DHED) - Kelsey Park Splash Pad Project - $37,209.

   Public Works Director Morales explained that this item is for the Town to accept the second amendment for the additional amount of $37,209 along with a time extension of one more year.

   Motion to approve Resolution 58-08-26 made by Commissioner O'Rourke, Seconded by Commissioner Thomas.

   Commissioner O’Rourke suggested that the acceptance of this resolution should not prevent staff from moving this project along. Commissioner Thomas asked if they could see the re-design before the end of 2026. Town Manager Reade committed to this and also stated that they may see something even sooner.

   Voting Yea: Mayor Michaud, Vice Mayor Hensley, Commissioner Thomas, Commissioner Linden, Commissioner O'Rourke.

7. Resolution 59-08-26 – Lease-Purchase Finance Agreement – 2026 Mack LR64R Sanitation Truck with 2025 Heil Automatic Side Loader (ASL) – TD Bank – $393,889 (3.93% interest rate).

   Town Manager Reade explained that this item had come before them previously, but the interest rate has been adjusted down and this is strictly a clean-up item. Commissioner Thomas spoke about delays that could potentially affect vehicle availability. Town Manager Reade stated that the truck is still available.

   Motion to adopt Resolution 59-08-26 made by Commissioner O'Rourke, Seconded by Vice Mayor Hensley.

   Voting Yea: Mayor Michaud, Vice Mayor Hensley, Commissioner Thomas, Commissioner Linden, Commissioner O'Rourke.

8. Resolution 60-08-26 - Agreement (RFQ #132-2025) - Marina Pumpout System Replacement - Marina Makers - $25,425.

Marina Director Jason Tenney explained that the company will remove the old motor and install the new one and troubleshoot the system. He stated that the vendor could take three to six weeks and that there will be a warranty in place.

Motion to approve Resolution 60-08-26 made by Vice Mayor Hensley, Seconded by Commissioner Thomas.

Voting Yea: Mayor Michaud, Vice Mayor Hensley, Commissioner Thomas, Commissioner Linden, Commissioner O'Rourke.

TOWN ATTORNEY, TOWN MANAGER, COMMISSIONER COMMENTS:

-Town Attorney Baird provided the Commission with an update on the proposed property tax amendments. He also advised that per the Commission's previous direction, they dismissed the lawsuit pertaining to 2nd Court and the property should be receiving their certificate of occupancy shortly. Town Attorney Baird stated that in the Sunshine Law case, the judge is anticipated to enter a final judgement which could be subject to appeal.

-Town Manager Reade announced the Back 2 School Extravaganza on Saturday August 8th from 10am to 1pm. He also announced Sunset Celebration on Friday August 28th from 6pm to 9pm. He thanked Special Events Director Riunite Franks for her hard work. Town Manager Reade stated that they will be having a workshop item on noticing requirements. He also spoke about a previous procurement project that had been erroneously titled.

-Commissioner O'Rourke had no comments.

-Commissioner Thomas spoke about a death in the family.

-Commissioner Linden thanked the Town Manager Reade and IT Director Paul McGuiness for live streaming the Planning and Zoning Board Meeting.

-Vice Mayor Hensley thanked residents who attended the community engagement event he held. He also wished all the returning students well and congratulations to Special Events Director for a recent family achievement.

-Mayor Michaud wished all the kids well returning to school and faculty returning to work.

ADJOURNMENT:

Motion to adjourn made by Commissioner Thomas, Seconded by Vice Mayor Hensley.
Voting Aye: All.
Meeting adjourned 8:04 pm.

FUTURE MEETING DATE: Next Scheduled Regular Commission Meeting will be held on August 19, 2026.

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Mayor Roger D. Michaud

Town Seal

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Town Clerk, Vivian Mendez, MMC

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Deputy Town Clerk, Laura Weidgans

Approved on this __________ of ___________________________, 2026