



Lake Park Town Commission, Florida

Regular Commission Meeting Minutes

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

Wednesday September 16, 2026

Immediately Following the Final Public Budget Meeting

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
Vivian Mendez, MMC	—	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

7:00 P.M.

PRESENT

Mayor Roger Michaud

Vice Mayor Michael Hensley

Commissioner Judith Thomas

Commissioner John Linden

Commissioner Michael O'Rourke

PLEDGE OF ALLEGIANCE

The pledge was conducted during the Final Public Budget Hearing.

APPROVAL OF AGENDA:

Mayor Michaud announced that item number 12 has been removed from the agenda.

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

Commissioner O'Rourke stated that item 11 should not appear on the Consent Agenda because it addresses easements. Mayor Michaud stated that he can make that request once they get to the consent agenda.

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

Voting Nay: Commissioner O'Rourke

SPECIAL PRESENTATION/REPORT:

1. Proclamation - Gold Star Mother's and Family's Day - September 27, 2026

Mayor Michaud presented Lauren Berkson, representing Gold Star Mother's and Families with the proclamation. Ms. Berkson thanked the Commission for their recognition and for placing a marker at Kelsey Park.

2. Proclamation - National Voter Education Week - October 5, 2026 to October 9, 2026

Mayor Michaud presented Supervisor of Elections Wendy Link with the proclamation. Ms. Link thanked the Commission and provided the voting statics for Palm Beach County. She encouraged everyone to vote.

3. Presentation, Discussion & Direction - 10th Street Road and Green Infrastructure (Stormwater) Improvements Project (60% Design)

Capital Projects Manager John Wille explained the item (Exhibit A). Mr. David Cowan representing Baxter & Woodman gave a presentation (Exhibit B). Commissioner O'Rourke expressed concerns regarding the traffic at the intersection of 10th Street and Silver Beach Road and asked what the plan would be for that intersection. Mr. Cowan stated that Silver Beach Road is a County road which could be addressed in a separate project done in conjunction with the County. Commissioner O'Rourke also expressed concern with the multi-modal paths and E-bikes. Commissioner Linden asked what the projected start date is. Capital Projects Manager Wille explained that they plan on having a contractor onboard by the end of this year and to have the start date in February 2027.

Commissioner Linden also asked how the construction would affect the businesses in the area. Mr. Cowan explained that the contract will require the contractor to allow access to those businesses during construction and that there will be signage during this period. Vice Mayor Hensley spoke highly of the process that was followed for this project. Commissioner Thomas provided suggestions on utilizing other streets to release traffic off of 10th Street. She also spoke about the need for the finished product to be visually pleasant and conforming to code. Commissioner Thomas asked if the funds for this project would be enough. Capital Projects Manager Wille spoke about some options if the costs come in higher than what is budgeted. Commissioner Thomas asked if the bioswales would have the capacity to store water. Capital Projects Manager Wille stated that they would have that capacity.

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.

-Lisa Barton is new to the Town and wants the Town to consider tree beautification.

-Johnathan Thomas, Commissioner's Thomas' son, spoke briefly about himself and his military career.

-Audrey Ruival provided written comments (Exhibit C) on behalf of Alfredo Verrone and Monique Rabyor.

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 requested to pull items number 5 and 11 from the consent agenda. Motion to approve remaining consent agenda items made by Vice Mayor Hensley. Seconded by Commissioner Linden.

Mayor Michaud gave a shout out to the Friends of the Lake Park Library and stated that they had made two donations to the Library, one for children's room furniture and one for a garden bench. Commissioner Thomas asked for the record if the Mayor's seat on the Friends of the Library Board would prevent him from voting on these items. Town Attorney Baird indicated that the Mayor was still able to vote. Mayor Michaud explained that he is not receiving any direct benefit from these actions.

Voting Aye: All.

4. Commission Budget Workshop #3 Minutes - August 26, 2026
6. Town of Lake Park FY 2027 Budget Meeting Minutes - First Public Hearing - September 8, 2026
7. Resolution 79-09-26 - 2027 Annual Plan of Service - Town of Lake Park Library
8. Resolution 80-09-26 – Donation - Children's Library Room Furniture - Friends of the Lake Park Public Library - \$4,445.16
9. Resolution 81-09-26 – Donation - Library Rose Garden Bench - Friends of the Lake Park Public Library - \$535
10. Resolution 82-09-26 - Cancel Town Commission Regular Meeting – October 21, 2026 (Per Town Code)

These items have been pulled from the consent agenda for discussion:

5. Regular Commission Meeting Minutes - September 2, 2026

Commissioner O'Rourke stated that he would like to remove the written comments that were submitted to the Town prior to the meeting because the person was not present at the meeting and objects to having this document as a part of the official record. Motion to approve the minutes as amended made by Commissioner O'Rourke. Seconded by Commissioner Thomas. Voting Aye: Mayor Michaud, Commissioner O'Rourke, Commissioner Thomas, Commissioner Linden.

Voting Nay: Vice Mayor Hensley.

11. Resolution 83-09-26 - Exclusive Easement and Partial Release – Seacoast Utility Authority (SUA) – 12th Street and Town of Lake Park Public Works Property.

Commissioner O'Rourke stated that because this agenda item involves Town owned property, that it should be open for discussion. Community Development Director Nadia DiTommaso stated that there is an area on the east side of 12th Street that Seacoast has identified as needing an easement. She stated that there is another area that Seacoast has identified as not needing an easement, so they are requesting a partial release from the original easement.

Motion to approve Resolution 83-09-26 made by Commissioner O'Rourke. Seconded by Vice Mayor Hensley.

Voting Aye: All.

PUBLIC HEARING(S) - ORDINANCE ON FIRST READING:

This item has been removed from the agenda.

12. Ordinance 09-2026 – Amendment - Town of Lake Park Code of Ordinances – Chapter 67 – Article II - Platting, Conceptual Plan and Development Plan - Section 67-37. - Development Plan Review; General Procedures - 1st Reading
removed from the agenda

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

NEW BUSINESS:

13. Resolution 84-09-26 - Renewal - Property and Casualty Insurance - Florida Municipal Insurance Trust (FMIT) - FY 2027
Rommi Mitchell with Gehring Group presented the item. She stated that there was an overall premium decrease of about 2% for a total cost of \$523,705.00.
Motion to approve Resolution 84-09-26 made by Vice Mayor Hensley, Seconded by Commissioner Linden.
Voting Yea: Mayor Michaud, Vice Mayor Hensley, Commissioner Thomas, Commissioner Linden, Commissioner O'Rourke.
14. Resolution 85-09-26 - Employee Benefits [Medical Insurance - CIGNA, Dental Insurance - CIGNA, COBRA Administration – Upswing, Vision Insurance - Humana, Basic Life and Accidental Death & Dismemberment, Supplemental Life, Short Term Disability & Long-Term Disability - The Hartford] - FY 2027 - \$1,076,455.

Ms. Athena Erchard with Gehring Group presented the item. She explained that the health insurance renewal would have included a 40% increase, so they put out a request for proposals and received the proposal from Cigna which they reviewed and determined was a good match with only a 28.7% increase for one of the options and they recommend moving to Cigna. They also recommend implementation of a COBRA administrator.

Commissioner Linden expressed concern with the costs. Town Manager Reade explained the challenges that affect insurance rates for the Town. Commissioner Linden asked why the Gehring Group did not want to go with the Curative Plan.

Ms. Erchard explained that the cost can be high and there is a potential issue with the cash system that they use. Commissioner O'Rourke asked about the possibility of partnering with other municipalities for health care. Town Manager Reade stated that those conversations will begin to take place.

Motion to approve Resolution 85-09-26 made by Commissioner O'Rourke, Seconded by Vice Mayor Hensley.

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

15. Resolution 86-09-26 - Amendment - Article 27 - Wage Scale - Collective Bargaining Agreement - The Federation of Public Employees, a Division of the National Federation of Public and Private Employees (AFL-CIO) - 3-Year Contract.

Town Manager Reade explained the item and that the contract includes a 2% cost of living increase and a new contract will be negotiated next year. He clarified that this is only a contract amendment to include the 2% cost of living increase.

Motion to approve Resolution 86-09-26 made by Commissioner O'Rourke, Seconded by Vice Mayor Hensley.

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

16. Resolution 87-09-26 – Agreement (Piggyback) – Approve Purchase of Twelve (12) Dell Pro 14 Plus Laptops – \$17,152.92 2026 (LSTA Grant).

Motion to approve Resolution 87-09-26 made by Commissioner O'Rourke, Seconded by Commissioner Thomas.

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

17. Resolution 88-09-26 – 2026-2027 State Aid to Libraries Grant Agreement – State of Florida's Division of Library and Information Services (DLIS) - \$6,656.

Motion Resolution 88-09-26 made by Commissioner O'Rourke, Seconded by Commissioner Thomas.

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

18. Resolution 89-09-26 – Master Services Agreement (Renewal) - Civic Plus Agenda & Meeting Management Essentials Platform - \$10,574.90.

Motion to approve Resolution 89-09-26 made by Commissioner O'Rourke, Seconded by Commissioner Thomas.

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

19. Amendment - Fiscal Year 2027 Town of Lake Park Pay Grade Chart & Pay Grade Reclassifications – Three (3) Positions – Effective October 1, 2026 (FY 2027).

Commissioner Linden asked about the status of the salary study that was previously requested. Town Manager Reade stated that was still in process. Commissioner Linden asked if the three (3) positions moving into a higher pay grade would be paid at the lowest amount for those pay grades. Town Manager Reade stated that one of the three positions is being moved to a higher pay grade but their pay is already above the base, so there will be no further change to their pay. He stated that the Information Technology position will move from intern status to full time and there will be an increase in pay. He stated that the third position is the Planner position that will be converted to a Principal Planner along with a pay increase for taking on additional responsibilities and these increases

were all included in the budget. Vice Mayor Hensley stated for the record that two of these positions are very deserving of a pay raise.

Motion to approve Amendment - Fiscal Year 2027 Town of Lake Park Pay Grade Chart & Pay Grade Reclassifications – Three (3) Positions – Effective October 1, 2026 (FY 2027) 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 spoke about the Palm Beach Post article on a lawsuit brought by the Alder which he has distributed to the Dais. The Town will be defended by counsel through the Florida Municipal Insurance Trust (FMIT). He stated that it is his opinion that the allegations are retaliatory and do not address the permit or application. He stated that it is the most unique lawsuit he's seen and believes that it is meant to intimidate Town officials and staff. He stated that he expects counsel will file a motion to dismiss.

-Town Manager Reade announced the Multicultural Festival this Saturday from 5pm to 9pm in Kelsey Park; Sunset Celebration September 25th from 6-9pm. The Commission provided consensus for a Florida City Week proclamation. Town Manager Reade thanked the Commission for the 2% COLA and 3% Merit increases they approved for staff.

-Commissioner O'Rourke attended a celebration of life and a moving tribute to Commissioner Thomas' mother.

-Commissioner Thomas thanked the Town of Lake Park and the members of the Commission for their support during the tribute of her mother. She thanked the Town Clerk for taking on the additional responsibilities from the human resources department. She referenced budget cuts and not filling positions and how it affects services within the Town.

-Commissioner Linden had no comments.

-Vice Mayor Hensley participated in Read for the Record and wants to do a kick-off this year.

-Mayor Michaud mentioned some events this weekend including the Rust Market on Saturday; Multicultural Festival also on Saturday; and his mother's birthday tomorrow. He wished his mom a happy birthday. There is a Referendum coming pertaining to teachers, please vote.

REQUEST FOR FUTURE AGENDA ITEMS: NONE

ADJOURNMENT:

Motion to adjourn made by Vice Mayor Hensley, Seconded by Commissioner Thomas.

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

Meeting adjourned 9:16 p.m.

FUTURE MEETING DATE: Next Scheduled Regular Commission Meeting will be held on October 7, 2026.

Mayor Roger D. Michaud

Town Seal

Town Clerk, Vivian Mendez, MMC

Deputy Town Clerk, Laura Weidgans

Approved on this _____ of _____, 2026