

**MINUTES  
CITY OF LAKE WORTH BEACH  
REGULAR CITY COMMISSION MEETING  
CITY HALL COMMISSION CHAMBER  
TUESDAY, JANUARY 20, 2026 – 6:00 PM**

The meeting was called to order by Mayor Resch on the above date at 6:05 PM in the City Commission Chamber located at City Hall, 7 North Dixie Highway, Lake Worth Beach, Florida.

**ROLL CALL:** Present were Mayor Betty Resch, Vice Mayor Sarah Malega and Commissioners Christopher McVoy, Mimi May and Anthony Segrich. Also present were Interim City Manager Jamie Brown, City Attorney Elizabeth Lenihan and City Clerk Melissa Ann Coyne.

**INVOCATION OR MOMENT OF SILENCE:** was led by Vice Mayor Sarah Malega.

**PLEDGE OF ALLEGIANCE:** led by Commissioner Christopher McVoy.

**ADDITIONS/DELETIONS/REORDERING:**

New Business item E, Interlocal Agreement and First Amendment with the Lake Worth Beach CRA for the transfer and lease of property was deleted from the agenda and will be on the February 3 agenda. Unfinished Business B, Ordinance No. 2025-16 amendment to provide 826 Sunset Drive with a zoning district of Single-Family Residential (SFR) was reordered to follow the Consent Agenda. Consent Agenda A would be pulled for discussion.

**Action:** Motion made by Vice Mayor Malega and seconded by Commissioner McVoy to approve the agenda as amended.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners McVoy, May and Segrich. NAYS: None.

**PUBLIC PARTICIPATION OF NON-AGENDAED ITEMS AND CONSENT AGENDA:**

**APPROVAL OF MINUTES:**

**Action:** Motion made by Vice Mayor Malega and seconded by Commissioner Segrich to approve the following minutes:

- A. January 5, 2026 – special
- B. January 6, 2026 - regular

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners McVoy, May and Segrich. NAYS: None.

**CONSENT AGENDA:** (public comment allowed during Public Participation of Non-Agendaed items)

**Action:** Motion made by Vice Mayor Malega and seconded by Commissioner May to approve the Consent Agenda.

- A. (pulled for discussion) Professional Services Agreement for Special Magistrate services with Eugene M. Steinfeld, Attorney at Law, P.A.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners May and Segrich. NAYS: Commissioner McVoy.

**UNFINISHED BUSINESS:**

- B. (reordered from later on the agenda) Ordinance No. 2025-16 - First Reading – Privately-initiated Zoning Map amendment to provide 826 Sunset Drive with a City of Lake Worth Beach zoning district of Single-Family Residential (SFR)

City Attorney Lenihan read the ordinance by title only.

ORDINANCE 2025-16 - AN ORDINANCE OF THE CITY OF LAKE WORTH BEACH, FLORIDA, AMENDING THE CITY’S OFFICIAL ZONING MAP TO PROVIDE A ZONING DISTRICT OF SINGLE-FAMILY RESIDENTIAL (SFR) ON THE PROPERTY AT 826 SUNSET DRIVE, GENERALLY LOCATED AT THE SOUTH END OF SUNSET DRIVE, AND AS MORE PARTICULARLY DESCRIBED IN EXHIBIT A; AND PROVIDING FOR SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE

**Action:** Motion made by Commissioner May and seconded by Vice Mayor Malega to approve Ordinance 2025-16 on first reading and set the second reading and public hearing for January 29, 2026.

Commissioner May left the meeting at 7:37 PM and returned after the recess.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega, and Commissioners McVoy and Segrich. NAYS: None. ABSENT: Commissioner May.

The meeting recessed at 7:38 PM and reconvened at 7:55 PM.

**Action:** Motion by Vice Mayor Malega and seconded by Commissioner McVoy to rescind the vote on Ordinance 2025-16.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega, and Commissioners McVoy, May and Segrich. NAYS: None.

**Action:** Motion made by Commissioner May and seconded by Vice Mayor Malega to approve Ordinance 2025-16 on first reading and set the second reading and public hearing for January 29, 2026.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega, and Commissioners McVoy, May and Segrich. NAYS: None.

**PUBLIC HEARINGS:**

- A. Ordinance No. 2025-29 – Second Reading – amending Chapter 23 “Land Development Regulations” related to Article 4 “Development Standards,” Section 23.4-10 – Off-Street Parking

City Attorney Lenihan read the ordinance by title.

ORDINANCE 2025-29 - AN ORDINANCE OF THE CITY OF LAKE WORTH BEACH, FLORIDA, AMENDING CHAPTER 23 “LAND DEVELOPMENT REGULATIONS”, ARTICLE 4 “DEVELOPMENT STANDARDS,” SECTION 23.4-10 – OFF-STREET PARKING, PARAGRAPHS (f)(3) and (g), RELATED TO FEE-IN-LIEU OF PARKING AND ELECTRIC VEHICLE CHARGING INFRASTRUCTURE; AND PROVIDING FOR SEVERABILITY, CONFLICTS, CODIFICATION AND AN EFFECTIVE DATE

**Action:** Motion made by Commissioner Segrich and seconded by Vice Mayor Malega to approve Ordinance No. 2025-29 amending Chapter 23 “Land Development Regulations” related to Article 4 “Development Standards,” Section 23.4-10 – Off-Street Parking.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners McVoy, May and Segrich. NAYS: None.

- B. Ordinance No. 2025-30 – Second Reading – amending multiple sections of Chapter 23 “Land Development Regulations” to establish definitions, regulations, and performance standards for manufacturing and processing facilities with apparatus

City Attorney Lenihan read the ordinance by title.

ORDINANCE 2025-30 – AN ORDINANCE OF THE CITY OF LAKE WORTH BEACH, FLORIDA, AMENDING CHAPTER 23 “LAND DEVELOPMENT REGULATIONS”, ARTICLE 1 “GENERAL PROVISIONS,” DIVISION 2 “DEFINITIONS,” SECTION 23.1-12 – DEFINITIONS; ARTICLE 3 “ZONING DISTRICTS,” DIVISION 1, “GENERALLY,” SECTION 23.3-6 USE TABLES; AND DIVISION 5, “INDUSTRIAL DISTRICTS,” SECTION 23.3-24 – I-POC – INDUSTRIAL PARK OF COMMERCE; ARTICLE 4 “DEVELOPMENT STANDARDS” SECTION 23.4-10 OFF-STREET PARKING, AND SECTION 23.4-13 ADMINISTRATIVE USES AND CONDITIONAL USES; AND ARTICLE 5 “SUPPLEMENTAL REGULATIONS,” SECTION 23.5-9 PUBLIC PURPOSE DEDICATION; AND PROVIDING FOR SEVERABILITY, CONFLICTS, CODIFICATION AND AN EFFECTIVE DATE

**Action:** Motion made by Commissioner May and seconded by Vice Mayor Malega to approve Ordinance No. 2025-30 amending multiple sections of Chapter 23 “Land Development Regulations” to establish definitions, regulations, and performance standards for manufacturing and processing facilities with apparatus.

**Action:** Motion made by Commissioner May and seconded by Commissioner Segrich to call the question.

**Vote on question:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners May and Segrich. NAYS: Commissioner McVoy.

**Vote on item:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners May and Segrich. NAYS: Commissioner McVoy.

- C. Ordinance No. 2026-01 – Second Reading – amending Chapter 21 “Traffic” Article I “General”; Section 21-16 “Permits for Special Events”

City Attorney Lenihan read the ordinance by title.

ORDINANCE 2026-01 – AN ORDINANCE OF THE CITY OF LAKE WORTH BEACH, FLORIDA, AMENDING CHAPTER 21 “TRAFFIC,” ARTICLE I “GENERAL,” AMENDING SECTION 21-16 “PERMITS FOR SPECIAL EVENTS,” TO ESTABLISH REQUIREMENTS AND PROCEDURES FOR SPECIAL EVENT APPLICATIONS AND PERMITS; AND PROVIDING FOR SEVERABILITY, CONFLICTS, CODIFICATION, AN EFFECTIVE DATE, AND FOR OTHER PURPOSES

**Action:** Motion made by Commissioner Segrich and seconded by Commissioner May to approve Ordinance No. 2026-01 amending Chapter 21 “Traffic” Article I “General”; Section 21-16 “Permits for Special Events”. **MOTION WITHDRAWN.**

**Action:** Motion made by Commissioner Segrich and seconded by Commissioner May to extend the discussion by 20 minutes.

**Vote on extending discussion:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners McVoy, May and Segrich. NAYS: None.

**Action:** Motion made by Commissioner May and seconded by Commissioner McVoy to extend the meeting to 11:00 PM.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners McVoy, May and Segrich. NAYS: None.

**Action:** Motion made by Commissioner Segrich to extend the discussion through completion. **MOTION DIED FOR LACK OF A SECOND.**

**Action:** Motion made by Vice Mayor Malega and seconded by Commissioner May to continue Ordinance No. 2026-01 amending Chapter 21 "Traffic" Article I "General"; Section 21-16 "Permits for Special Events" to the February 3 meeting.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners McVoy, May and Segrich. NAYS: None.

**UNFINISHED BUSINESS:**

A. Agreement for executive recruitment services for City Manager

**Action:** Motion made by Commissioner May and seconded by Vice Mayor Malega to approve the Agreement with Sumter Local Government Consulting for executive recruitment services for City Manager.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners McVoy, May and Segrich. NAYS: None.

B. (reordered to follow the Consent Agenda) Ordinance No. 2025-16 - First Reading – Privately-initiated Zoning Map amendment to provide 826 Sunset Drive with a City of Lake Worth Beach zoning district of Single-Family Residential (SFR)

**NEW BUSINESS:**

Commissioner McVoy left the meeting at 10:06 PM and returned at 10:09 PM.

A. Work Order No. 1 with Atlantic Pipe Services, LLC for Storm Pipe Inspection, Cleaning & Repairs

**Action:** Motion made by Commissioner May and seconded by Vice Mayor Malega to approve Work Order No. 1 with Atlantic Pipe Services, LLC for Storm Pipe Inspection, Cleaning & Repairs.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega, and Commissioners May and Segrich. NAYS: None. ABSENT: Commissioner McVoy.

B. Construction Agreement with Johnson-Davis Inc. for the 10<sup>th</sup> and 13<sup>th</sup> St. Stormwater Improvement Project

**Action:** Motion made by Commissioner May and seconded by Commissioner Segrich to approve the Construction Agreement with Johnson-Davis Inc. for the 10<sup>th</sup> and 13<sup>th</sup> St. Stormwater Improvement Project.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega, and Commissioners May and Segrich.  
NAYS: None. ABSENT: Commissioner McVoy.

C. Purchase Order with Kelly Tractor Co. for a Caterpillar 420 Backhoe Loader for the Public Works Department

**Action:** Motion made by Commissioner May and seconded by Vice Mayor Malega to approve the Purchase Order with Kelly Tractor Co. for a Caterpillar 420 Backhoe Loader for the Public Works Department.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega, and Commissioners May and Segrich.  
NAYS: None. ABSENT: Commissioner McVoy.

D. Purchase Order with Nextran Truck Centers for a Mack LR Truck with McNeilus Automated Side Loader

**Action:** Motion made by Vice Mayor Malega and seconded by Commissioner May to approve the Purchase Order with Nextran Truck Centers for a Mack LR Truck with McNeilus Automated Side Loader.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega, and Commissioners May and Segrich.  
NAYS: None. ABSENT: Commissioner McVoy.

E. (deleted) Interlocal Agreement and First Amendment with the Lake Worth Beach CRA for the transfer and lease of property

F. Resolution No. 03-2026 – approving the Lake Worth Beach CRA’s Issuance of \$3,500,000 Capital Improvement Revenue Note, Series 2025, to Partially Fund the Development of the South “K” Street Parking Garage

**Action:** Motion made by Commissioner May and seconded by Vice Mayor Malega to continue Resolution 04-2026 to the February 3, 2026 meeting.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega, and Commissioners May and Segrich.  
NAYS: None. ABSENT: Commissioner McVoy.

**COMMISSION LIAISON REPORTS AND COMMENTS:**

**Action:** Consensus to issue a letter of apology to the LWS ROTC team and its Major for not being able to participate in the MLK, Jr. events on Monday due to Commissioner McVoy’s actions.

**CITY MANAGER'S REPORT:**

Interim City Manager Brown did not provide a report.

**CITY ATTORNEY'S REPORT:**

City Attorney Lenihan did not provide a report.

**UPCOMING MEETINGS AND WORKSHOPS:**

- January 22 - Election Town Hall @ LWB Library
- January 28 - Election Town Hall @ Casino Ballroom
- January 29 - regular meeting
- January 30 - pre-agenda workshop @ 9 am
- February 3 - regular meeting

**ADJOURNMENT:**

**Action:** Motion made by Commissioner McVoy and seconded by Vice Mayor Malega to adjourn the meeting at 10:39 PM.

**Vote:** Voice vote showed: AYES: Mayor Resch, Vice Mayor Malega and Commissioners McVoy, May and Segrich. NAYS: None.

\_\_\_\_\_  
Betty Resch, Mayor

ATTEST:

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Melissa Ann Coyne, MMC, City Clerk

Minutes approved February 3, 2026

DRAFT