

**IN THE DISTRICT COURT OF APPEAL OF THE STATE OF FLORIDA
SIXTH DISTRICT**

December 19, 2025

TOWN OF WINDERMERE,
APPELLANT

CASE NO.: 6D2025-2962
L.T. NO.: 2022-CA-006509-O

V.

DANIEL FANELLI AND ANNE
FANELLI,
APPELLEES.

BY ORDER OF THE COURT:

ORDER OF REFERRAL TO MEDIATION

The foregoing case, having been reviewed by the Court, is hereby referred to Appellate Mediation. All appellate deadlines, including for preparing the record and filing briefs, will not begin to run until an order is issued that this case will not proceed to mediation or, if mediation is ordered, until the mediation process is complete.

Within 10 days from the date of this Order, Appellant(s) must complete and file with this Court the Response to Order of Referral to Mediation, which is available on this Court's website, <https://6dca.flcourts.gov>. If the parties agree on a Florida Supreme Court Certified mediator, the Court will enter an order appointing that mediator for this case. If the parties are not able to agree on a mediator, the Court will appoint a mediator from the Supreme Court list of approved mediators. A mediator need not be certified as an appellate mediator to be appointed.

Mediation must be completed within 60 days from the date the Order Appointing Mediator is issued by this Court. Mediation will occur at a location agreed to by the parties or, in the absence of an agreement, at a location selected by the mediator. The parties and mediator may agree to use communication technology. The parties must submit mediation summaries, if and when requested by the mediator.

Parties with full settlement authority and counsel are required to attend mediation in person unless excused from attendance by this Court. Failure of an attorney or party to appear for a duly scheduled mediation conference or otherwise comply with the Appellate Mediation Program procedures, without good cause, may result in the imposition of sanctions by this Court, including payment of attorney fees, mediator fees, the striking of any party's briefs, denial of oral argument, or dismissal of the appeal.

All appellate mediation sessions must be confidential as provided for in Chapter 44, Florida Statutes, and the mediation will be conducted in accordance with the Florida Rules for Certified and Court-Appointed Mediators and the Sixth District Court of Appeal's administrative orders and rules regarding appellate mediation.

The mediator must file the Mediation Report within 10 days from the conclusion of the mediation. If mediation is reported as successful, the parties must file a Joint Stipulation for Dismissal or Notice of Voluntary Dismissal with this Court within 20 days of this Court's order acknowledging the successful mediation. If mediation is reported as unsuccessful, appellate time deadlines (for directions to the clerk and designations to the court reporter, preparation and transmittal of the record, and the filing of briefs) will commence as of the date of this Court's order acknowledging the unsuccessful mediation.

*All mediation documents and forms are located at:
<https://6dca.flcourts.gov>.*

I hereby certify that the foregoing is a true copy of the original court order.

6D2025-2962 December 19, 2025



Stacey Pectol
Clerk



cc:

MICHAEL MARCH BROWNLEE
ORANGE CLERK
RACHAEL CREWS

NICK DANCAESCU
SUMMER ELAINE DEGEL