



City Council Meeting
City of Greenacres, Florida
Monday, June 1, 2026 at 6:00 PM
City Hall Council Chambers | 5800 Melaleuca Lane

Minutes

Mayor and City Council

Chuck Shaw, Mayor
John Tharp, Deputy Mayor
Peter Noble, Councilmember District II
Judith Dugo, Councilmember, District III
Susy Diaz, Councilmember, District IV
Elisa Leheny, Councilmember, District V

Administration

Andrea McCue, City Manager
Christy Goddeau, City Attorney
Glen J. Torcivia, City Attorney
Quintella Moorer, City Clerk

Call to Order and Roll Call

Mayor Shaw called the meeting to order at 6:00 PM. Ms. Moorer called the roll. All Councilmembers were present.

Pledge of Allegiance

Agenda Approval

Motion made by Deputy Mayor Tharp, Seconded by Councilmember Diaz to approve the agenda.

Voting Yea: Deputy Mayor Tharp, Councilmember Noble, Councilmember Dugo, Councilmember Diaz, Councilmember Leheny.

Comments From the Public for Agenda Items Only

None.

Special Business - None.

Consent Agenda

1. **Official City Council Meeting Minutes:** City Council Meeting Minutes, May 18, 2026. - Quintella L. Moorer, City Clerk.
2. **Resolution 2026-23:** Authorizing the agreement granting the City of Greenacres the exclusive right and privilege to construct, own, maintain, and operate potable water and wastewater facilities at the Municipal Operations Center; authorizing the Mayor to execute the agreement and City Officials to effectuate implementation of the terms of the contract; and providing for an effective date. - Carlos Cedeno, Director of Public Works.

3. **Resolution 2026-26:** Authorizing Amendment 002 of the Fiscal Year 2024-2025 Community Development Block Grant (CDBG) Agreement R2024-1409 for Phase III Original Section Sewer Project; and providing for an effective date. - Carlos Cedeno, Director of Public Works.
4. **Resolution 2026-28:** Approving the increase to Purchase Order No. 26-161 with C.A.P. Government, Inc. for building inspection services in the amount of \$90,000, for a revised total Purchase Order amount not to exceed \$190,000, utilizing the City of Delray Beach ITB No. 2024-041.- Monica Powery, Director of Purchasing.

Motion made by Councilmember Dugo, Seconded by Councilmember Noble to approve the Consent Agenda.

Voting Yea: Deputy Mayor Tharp, Councilmember Noble, Councilmember Dugo, Councilmember Diaz, Councilmember Leheny.

Regular Agenda - None.

Discussion Items

5. Property Tax. - Andrea McCue, City Manager.

Ms. McCue highlighted some points from the Property Tax legislative item. She presented a PowerPoint with assessment thresholds and proposed timeframes. She listed some restrictions on the use of the Ad-Valorum Tax Revenue.

Ms. McCue mentioned some local impacts, such as local revenue growth, limitations on homestead and non-homestead tax revenue and potential pressure on general and administrative operations.

Ms. McCue mentioned there were various amendments that were being considered, some passed and some failed during the session today.

She continued to highlight impact statistics from 195 cities in Florida; some would lose over twenty percent of taxable value. She continued to mention Greenacres' direct impact of 28.10 percent on total value, and an 86.10 percent impact on homestead.

The City would need to recoup revenue at 9.0440 mills; our current millage rate was 6.3000 mills.

Mr. Austin Lee, Director of Communications and Governmental Affairs, mentioned the process of the bill with an effective date of 2027.

Councilmember Dugo questioned who made the decision about core services. Ms. McCue replied to the Council/Legislative.

Councilmember Noble questioned the total Ad-Valorem revenue and total operating cost. Ms. McCue provided some details.

Councilmember Diaz questioned if the current budget had been signed by the Governor and it was not. She also asked if obtaining a loan would be impactful. She replied yes. Finally, Councilmember Daiz questioned the impact of businesses. She suggested informing the residents with all the details.

Ms. McCue recommended everyone to review the City's website to review the Florida League of Cities Property Tax Tool Kit for education.

Councilmember Diaz questioned possible delays in services in the City.

Mayor Shaw asked what the impact would be of bond ratings and special taxing districts. Ms. McCue replied that the reduction of revenue would have the highest impact.

Ms. McCue highlighted Fire Rescue budget estimates and questioned if the Council would consider reviewing a Fire Assessment. She mentioned reviewing the data and numbers, keeping in mind the City was one of the few cities which does not have a Fire Assessment. She asked the Council for direction regarding moving forward with the option creating a fire assessment fee for residents.

Deputy Mayor Tharp, Councilmembers Noble, Leheny, Dugo and Diaz agreed to move forward with gathering data and information for a possible fire assessment in the City.

Comments From the Public on Non-Agenda Items

Ms. Emily Jacob-Robarts felt the Property Tax bill was ill-advised and non-equitable. She opposed the tax bill.

City Manager's Report

Ms. McCue mentioned the RFP for the Economic Master Plan was released, the City was well represented and she was excited about the project. She thanked everyone involved with the City's Birthday Bash and she reminded everyone about the upcoming July 4 event.

Mayor and City Council Report

All the Council praised the City's Birthday Bash event.

Councilmember Diaz - added the MPO Meeting update discussion relating to Palm Tran's possible reduction from the County's cut. She also added school lunches would be cut during the summer, but thankfully Greenacres would not be impacted and a gentle reminder to be safe on the roads during the summer.

Councilmember Dugo; added the great job the Passport office was doing.

Mayor Shaw; added his congrats to Councilmember Diaz on becoming the incoming VP of the League of Cities and complemented the Town of Jupiter on their new Firefighters.

Adjournment

7:00PM

Chuck Shaw
Mayor

Quintella Moorer, MMC
City Clerk

Date Approved: _____