



City Council Meeting
City of Greenacres, Florida
Monday, July 20, 2026 at 6:00 PM
City Hall Council Chambers | 5800 Melaleuca Lane

Agenda

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

Pledge of Allegiance

Agenda Approval

Comments From the Public for Agenda Items Only

Special Business - None.

Consent Agenda

1. **Official City Council Meeting Minutes:** City Council Meeting Minutes, July 6, 2026. - Quintella L. Moorer, City Clerk.
2. **Resolution 2026-29:** Relating to the provision of residential Solid Waste Collection Services in the City of Greenacres, providing for purpose and definitions; providing for legislative determinations; approving the Assessment Rate for residential Solid Waste Collection Services for the Fiscal Year beginning on October 1, 2027; imposing a residential Solid Waste Collection Services Assessment against assessed property located within the City of Greenacres for the fiscal year beginning on October 1, 2027; providing for severability; providing for conflicts; and providing an effective date. - Teri Beiriger, Director of Finance.
3. **Resolution 2026-32:** Satisfying certain liens imposed against residential property, pursuant to Section 15-31, City of Greenacres Code. - Teri Beiriger, Director of Finance.

4. **Resolution 2026-33:** Authorizing the purchase of a new Youth Programs playground from Playmore West, Inc., in an amount not to exceed \$710,690.46, utilizing the School District of Manatee County Contract No. 26-0041-MR; approving a waiver of competitive selection for certain project components; authorizing the execution of necessary documents.- Monica Powery, Director of Purchasing.
5. **Resolution 2026-34:** Authorizing the execution of the Fiscal Year 2026-2027 Community Development Block Grant (CDBG) Agreement for Phase V Original Section Septic to Sewer Project; and providing for an effective date. - Carlos Cedeno, Director of Public Works.

Regular Agenda

6. **Resolution 2026-36:** Approving a Facility License Agreement; authorizing the appropriate City Officials to execute the agreement; providing for an effective date. - Andrea McCue, City Manager and Erica Henn, VP of Education and Katelyn Bates, VP of Operations at Junior Achievement of the Palm Beaches & Treasure Coast.
7. **Resolution 2026-31:** Authorizing the execution of a Piggyback Agreement between the City of Greenacres and Accenture Infrastructure and Capital Projects, LLC for Fire Assessment Fee Study Services; authorizing utilization of the City of Orange City Contract No. P275-25, pursuant to request for Proposals No. P275-0-2025/MHH; providing for conflicts, severability, and an effective date. - Monica Powery, Director of Purchasing.
8. **Resolution 2026-35:** Approving the purchase of land; providing for authorization for City staff to execute all closing documents and an effective date. - Andrea McCue, City Manager.
9. **Ordinance 2026-01: First Reading:** Annexing two parcels of land totaling approximately 8.91 acres, located approximately 0.5 miles south of Melaleuca Lane, at 5163 and 5217 South Military Trail, as requested by Jeanne Ducharme of Cotleur & Hearing, agent for the owners Mizner Dell Lake Worth LLC, and Palm Beach Baptist Church Inc., in accordance with Chapter 171.0413 of the Florida Statutes; providing for redefining the boundary lines of the City of Greenacres to include the subject property in the City's official boundary map; providing for repeal of conflicting ordinances; providing for severability; and providing for an effective date. - Gionni Gallier, Assistant Director of Development and Neighborhood Services.

10. **Ordinance 2026-03: First Reading:** Amending the Future Land Use Map of the Future Land Use Element of the City's Comprehensive Plan, to change the Future Land Use designation of two parcels of land totaling approximately 8.91 acres, located at 5163 and 5217 South Military Trail from a Palm Beach County MR-5, Medium Residential, 5 units per acre to City of Greenacres Residential High Density (RS-HD), as requested by Jeanne Ducharme of Coteleur & Hearing, agent for the owners Mizner Dell Lake Worth LLC, and Palm Beach Baptist Church Inc.; providing for repeal of conflicting ordinances; providing for severability; providing for transmittal to the Florida Department of Commerce (FDOC); providing for inclusion in the Comprehensive Plan; and providing for an effective date. - Gionni Gallier, Assistant Director of Development and Neighborhood Services.
11. **Ordinance 2026-04: First Reading:** Rezoning for two parcels of land totaling approximately 8.91 acres, located at 5163 and 5217 South Military Trail, from a Palm Beach County Agricultural Residential (AR) zoning designation to a City of Greenacres Residential High (RH) zoning designation, as requested by Jeanne Ducharme of Coteleur & Hearing, agent for the owners Mizner Dell Lake Worth LLC, and Palm Beach Baptist Church Inc.; providing for changes to the official zoning map; providing for repeal of conflicting ordinances; providing for severability; and providing for an effective date. - Gionni Gallier, Assistant Director of Development and Neighborhood Services.
12. **PUBLIC HEARING: Ordinance 2026-05: First Reading:** A city-initiated Comprehensive Plan text amendment to the Future Land Use Element of the City of Greenacres Comprehensive Plan to support mixed-use, redevelopment, reinvestment, activity centers, and public benefits; providing for repeal of conflicting ordinances; providing for severability; providing for transmittal to the Department of Commerce; providing for inclusion in the Comprehensive Plan; and providing for an effective date. - Gionni Gallier, Assistant Director, and Linda Louie, Zoning Administrator of Development and Neighborhood Services.
13. **PUBLIC HEARING: Ordinance 2026-06: First Reading:** Amending Article I, "In General," Section 16-1, "Definitions"; amending Article III, "District Regulations," Division 16, "Mixed Use Development-Original Section (MXD-OS)," and Division 17, "Lake Worth Road Urban Corridor (UC) Overlay District"; amending Article 4, "Supplementary District Regulations," Division 2, Section 16-628, "Maximum Building Height," and creating Section 16-628.1, "Transitional Height"; amending Article 8, "Off-Street Parking and Loading," Sections 16-1334 and 16-1335; amending related code sections and cross-references; providing for repeal of conflicting ordinances; providing for severability; providing for inclusion in code; and providing for an effective date. - Gionni Gallier, Assistant Director and Linda Louie, Zoning Administrator of Development and Neighborhood Services.

Discussion Items - None.

Comments From the Public on Non-Agenda Items

City Manager's Report

14. Community and Recreation Services.
15. Development and Neighborhood Services.

16. Economic Development.
17. Finance.
18. Fire Rescue.
19. Information Technology.
20. Palm Beach Sheriff's Office, District 16.
21. Public Works.
22. Purchasing.
23. Youth Programs.

City Attorney's Report

Mayor and City Council Report

Adjournment

Future City Council Meetings

August 3, 2026.

August 17, 2026.

Meeting Records Request

Any person requesting the appeal of a decision of the City Council will require a verbatim record of the proceedings and for that purpose will need to ensure that such verbatim record is made. Pursuant to FS. 286.0105, the record must include the testimony and evidence upon which the appeal is to be based. The City of Greenacres does not prepare or provide such verbatim record.

Notice of Council Meetings and Agendas

The first and third Monday of each month are regular meeting dates for the City Council; special or workshop meetings may be called, whenever necessary. Council Agendas are posted on the City's website on the Friday prior to each Council meeting. A copy of the meeting audio and the complete agenda may be requested by [sending an email](#) or calling at 561-642-2006.

Americans with Disabilities Act

In accordance with the provisions of the Americans with Disabilities Act (ADA), this document can be made available in an alternate format upon request. Special accommodations can be provided upon request with 3 days advance notice of any meeting, by contacting City Clerk Quintella Moorer at Greenacres City Hall, 5800 Melaleuca Lane, Greenacres, Florida. Phone No. 561-642-2006. Hearing Assistance: If any person wishes to use a Listen Aid Hearing Device, please contact the City Clerk prior to any meeting held in the Council Chambers.