



TOWN COUNCIL REGULAR MEETING MINUTES

February 25, 2026 at 5:00 PM

Council Chambers – 340 Ocean Drive and YouTube

PRESENT: PEGGY WHEELER, MAYOR
JOHN CALLAGHAN, VICE MAYOR
DIANA DAVIS, VICE MAYOR PRO TEM
MARIANNE HOSTA, COUNCILMEMBER (*Arrived at 5:11pm*)
DD HALPERN, COUNCILMEMBER

ALSO PRESENT: ROBERT A. COLE, TOWN MANAGER
LEONARD RUBIN, TOWN ATTORNEY
CAITLIN COPELAND-RODRIGUEZ, TOWN CLERK
FRANK DAVILE, DIRECTOR OF PLANNING & ZONING
STEVEN J. HALLOCK, DIRECTOR OF PUBLIC WORKS
DUNCAN CLARK, PLANNING TECHNICIAN

AUDIENCE: 40

CALL TO ORDER – 5:00PM

PLEDGE ALLEGIANCE TO THE FLAG

ADDITIONS, DELETIONS, SUBSTITUTIONS TO THE AGENDA

Mayor Wheeler, Vice Mayor Pro Tem Davis, Councilmember Hosta, and Councilmember Halpern gave consensus to advance Item Nos. 20, 18, and 19 to precede Item No. 11.

COMMENTS FROM THE TOWN MANAGER, THE TOWN ATTORNEY, AND STAFF

1. Year to Date (YTD) Financial Statements – *No action was required; this was provided for informational purposes only.*

MOTION: *Halpern/Davis made a motion to approve the additional funding of \$12,000 from reserves for the Pelican Lake North Gazebo project.*

ACTION: *The motion passed 4-0.*

COMMENTS FROM THE PUBLIC

All Non-Agenda items are limited to three (3) minutes. Anyone wishing to speak is asked to complete a comment card with their name and address prior to the start of the meeting as well as state their name

and address for the record when called upon to speak (prior to addressing the Town Council). Town Council will not discuss these items at this time.

Public Comment Opened at 5:09pm.

Councilmember Hosta arrived at 5:11pm.

Public Comments Closed at 5:25pm.

CONSENT AGENDA

2. ~~Town Council Meeting Minutes for January 28, 2026~~
3. Zoning Board of Adjustment & Appeals Minutes - January 28, 2026
4. Proclamation – Problem Gambling Awareness Month
5. Proclamation – Florida Bicycle Month
6. Proclamation – National Eating Disorders Awareness Week
7. Proclamation – Let’s Move Palm Beach County
8. Special Event Request - 2026 Town of Jupiter Turtle Trot 5K Run
9. 2025 Annual Comprehensive Financial Report
10. Asset Disposals

MOTION: Davis/Halpern made a motion to approve the consent agenda as amended.

ACTION: The motion passed unanimously.

COUNCIL ACTION/DISCUSSION ITEMS (A Public Comment Period was provided for each item below.)

20. Juno Ocean Walk RV Park Drainage

(Director of Public Works Hallock provided a handout, see attached.)

Mayor Wheeler, Vice Mayor Pro Tem Davis, Councilmember Hosta, and Councilmember Halpern gave consensus for staff to contact the County and ERM to explore potential drainage solutions and assistance, and to coordinate with the South Florida Water Management District regarding the use of pumps for situational purposes.

18. Ordinance No. 793 – Live Local Act amendment (2nd reading)

MOTION: Halpern/Davis made a motion to approve Ordinance No. 793 on second and final reading.

ACTION: The motion passed unanimously.

19. Caretta Project Gateway Art

MOTION: Hosta made a motion to approve the proposed Caretta Gateway public art feature.

Mayor Wheeler passed the gavel and seconded the motion]

ACTION: The motion failed 2-3 with Vice Mayor Callaghan, Vice Mayor Pro Tem Davis, and Councilmember Halpern opposed.

MOTION: Halpern/Davis made a motion to approve the Caretta Gateway public art feature in a powder-coated material and to return to the Town Council with proposed color options.
ACTION: The motion passed 3-2 with Vice Mayor Callaghan and Vice Mayor Pro Tem Davis opposed.

Mayor Wheeler recessed the meeting at 7:05pm.

Mayor Wheeler reconvened the meeting at 7:12pm.

11. FY 2025-2026 “Return of US1 Median to 2005 Plans” CIP project

Vice Mayor Callaghan, Vice Mayor Pro Tem Davis, Councilmember Hosta, and Councilmember Halpern gave consensus to obtain a revised proposal from Terracon for the sodded areas within the medians only.

12. Explanation of Legal and Practical Limitations on Posting Public Records on the Town’s Website

MOTION: Davis/Hosta made a motion to approve maintaining the current process for posting records to the Town’s website, including review and redaction procedures; approve funding in the next budget cycle for the CivicPlus Public Records Request Software agreement at an annual cost of \$9,498 for a two-year term (initial term \$8,624) with the option to renew annually; and authorize the Town Manager to execute the agreement; and have an explanation on the Town’s website about how to access Town Records.

ACTION: The motion passed unanimously

13. Discussion on Draft Town Council Orientation Packet

Council gave unanimous consensus to have staff make the recommended verbiage changes to the memorandum as discussed and to include Town maps and educational opportunities for the elected officials.

14. Town Council Pre-Agenda Work Session Minutes - December 3, 2025

MOTION: Davis/Hosta made a motion to approve the Town Council Pre-Agenda Work Session Minutes for December 3, 2025.

ACTION: The motion passed unanimously.

15. Town Council Meeting Minutes - December 10, 2025

MOTION: Halpern/Hosta made a motion to approve the Town Council Meeting Minutes for December 10, 2025.

ACTION: The motion passed unanimously.

2. Town Council Meeting Minutes for January 28, 2026

Council gave unanimous consensus for staff to review the recording of the January 28, 2026, Town Council meeting to address Vice Mayor Pro Tem Davis’ concern regarding the motion on historical areas under Item No. 15.

16. Resolution 2026-01 – Amending the Town of Juno Beach Fee Booklet

(Director of Planning & Zoning provided a handout with a highlight change, see attached.)

MOTION: Callaghan/Hosta made a motion to approve Resolution No. 2026-01 - Amending the Town of Juno Beach Fee Booklet.

ACTION: The motion passed unanimously.

17. Discussion on Future Development Scenarios – *No Action was taken on this item.*

(Director of Planning & Zoning provided an example presentation per the request of Mayor Wheeler, see attached.)

21. Town Sidewalk and Brick Paver Update – *No action was required; this was provided for informational purposes only.*

22. Resolution No. 2026-03 – Veterans Memorial Policy

MOTION: Davis/Callaghan made a motion to approve Resolution No. 2026-03 – Veterans Memorial Policy.

ACTION: The motion passed unanimously.

COMMENTS FROM THE COUNCIL

Council gave unanimous consensus to to schedule a discussion on Town Council meeting dates for the next agenda.

Vice Mayor Callaghan, Vice Mayor Pro Tem Davis, and Councilmember Halpern gave consensus to schedule a discussion on the Audit Oversight Committee Ordinance for the next agenda.

ADJOURNMENT

Mayor Wheeler adjourned the meeting at 9:59pm.

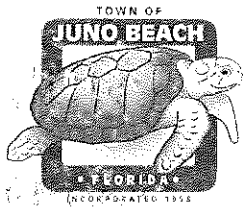


Peggy Wheeler, Mayor

Dave Santilli



Caitlin E. Copeland-Rodriguez, Town Clerk



TOWN OF JUNO BEACH

PUBLIC COMMENT CARD

ANY CITIZEN WISHING TO SPEAK SHOULD COMPLETE THIS CARD AND GIVE IT TO THE TOWN CLERK PRIOR TO THE START OF THE MEETING.

AGENDA ITEM #: NONE DATE: 02/25/26

NAME: Tom Murphy PHONE NO.: 561-719-5547

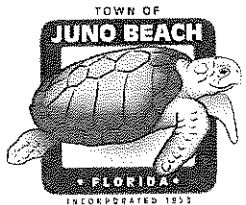
REPRESENTING (IF APPLICABLE): J.R. Police Foundation

ADDRESS: 12800 US Highway 1

CHECK WHAT MAY APPLY:

☐ SUPPORT ☐ OPPOSE

☒ I WISH TO SPEAK



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AGENDA ITEM #: _____ DATE: _____

NAME: Anne Bossa PHONE NO.: _____

REPRESENTING (IF APPLICABLE): Comments from Public

ADDRESS: _____

CHECK WHAT MAY APPLY:

☐ SUPPORT ☐ OPPOSE

☐ I WISH TO SPEAK



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AGENDA ITEM #: Public Comment DATE: _____

NAME: Larry Sordby PHONE NO.: _____

REPRESENTING (IF APPLICABLE): _____

ADDRESS: 120 Ocean Dr

CHECK WHAT MAY APPLY:

☐ SUPPORT

☐ OPPOSE

☒ I WISH TO SPEAK



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AGENDA ITEM #: _____ DATE: 2.25.26

NAME: CARRIE WILLIAMS PHONE NO.: 561.308.9399

REPRESENTING (IF APPLICABLE): _____

ADDRESS: 450 Seaside Ln

CHECK WHAT MAY APPLY:

☐ SUPPORT

☐ OPPOSE

☒ I WISH TO SPEAK



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AGENDA ITEM #:

DATE: 2-25-24

NAME:

Pete Williams

PHONE NO.:

561-951-3130

REPRESENTING (IF APPLICABLE):

ADDRESS:

450 SEASIDE LN

CHECK WHAT MAY APPLY:

☐

SUPPORT

☐

OPPOSE

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I WISH TO SPEAK



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AGENDA ITEM #:

Publix Comments

DATE:

Feb 25

NAME:

John Stelluto

PHONE NO.:

561 891-7378

REPRESENTING (IF APPLICABLE):

ADDRESS:

CHECK WHAT MAY APPLY:

☐

SUPPORT

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OPPOSE

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I WISH TO SPEAK



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AGENDA ITEM #:

DATE:

2/25/26

NAME:

Cynthia Frasier

PHONE NO.:

6316038701

REPRESENTING (IF APPLICABLE):

ADDRESS:

1705 Floral Dr. Juno Beach

CHECK WHAT MAY APPLY:

☐

SUPPORT

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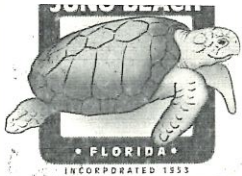
OPPOSE

☒

I WISH TO SPEAK

☐

I WOULD LIKE MY COMMENT READ INTO THE RECORD:



TOWN OF JUNO BEACH

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AGENDA ITEM #:

General comment

DATE:

2/24/26

NAME:

Carol Green

PHONE NO.:

561-309-8717

REPRESENTING (IF APPLICABLE):

ADDRESS:

900 Juno Ocean Walk C10

CHECK WHAT MAY APPLY:

☐

SUPPORT

☐

OPPOSE

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I WISH TO SPEAK



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AGENDA ITEM #: _____ DATE: 2-25-26

NAME: MARCIA WOLF PHONE NO.: 561-371-0243

REPRESENTING (IF APPLICABLE): _____

ADDRESS: Public Comment

CHECK WHAT MAY APPLY:

☐ SUPPORT ☐ OPPOSE ☐ I WISH TO SPEAK



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AGENDA ITEM #: 20 Juno Ocean Walk DATE: 2-25-26

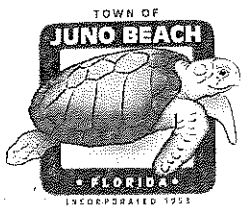
NAME: Maureen Fortner PHONE NO.: 716-640-5704

REPRESENTING (IF APPLICABLE): Juno Ocean Walk RV Resort

ADDRESS: 900 Juno Ocean Walk

CHECK WHAT MAY APPLY:

☐ SUPPORT ☐ OPPOSE ☒ I WISH TO SPEAK



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AGENDA ITEM #: 20

DATE: 2/25/26

NAME: Frank Miller

PHONE NO.: 612-360-0260

REPRESENTING (IF APPLICABLE): Juno Beach Condo Assoc.

ADDRESS: 14661 U.S. Hwy 1, Juno Beach, FL 33408

CHECK WHAT MAY APPLY:

☐ SUPPORT ☐ OPPOSE ☒ I WISH TO SPEAK



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AGENDA ITEM #: 19

DATE: 2/25/26

NAME: Aimee Shaughnessy

PHONE NO.: 561-315-8545

REPRESENTING (IF APPLICABLE): Friends of the Arts

ADDRESS:

CHECK WHAT MAY APPLY:

☒ SUPPORT ☐ OPPOSE ☒ I WISH TO SPEAK



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AGENDA ITEM #: 19 DATE: 2-25-26

NAME: John Stelluto PHONE NO.: 561-891-7378

REPRESENTING (IF APPLICABLE): _____

ADDRESS: _____

Caratta Art - SCULPTURE

CHECK WHAT MAY APPLY:

☐ SUPPORT ☐ OPPOSE ☒ I WISH TO SPEAK



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AGENDA ITEM #: 12 DATE: 2/25/2026

NAME: ALDO ROVERE PHONE NO.: 631-335-4147

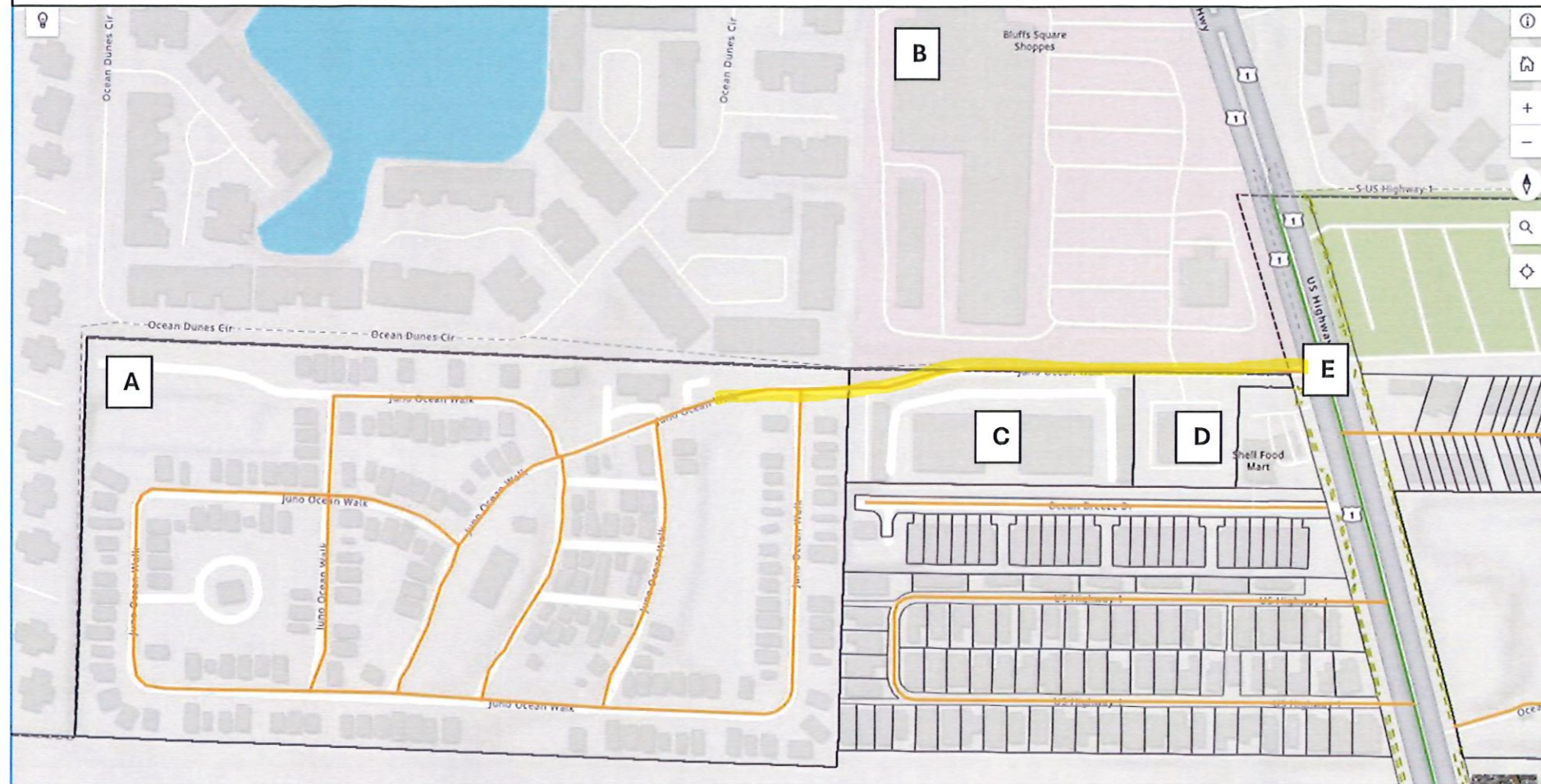
REPRESENTING (IF APPLICABLE): _____

ADDRESS: 400 UND LAGO DR.

CHECK WHAT MAY APPLY:

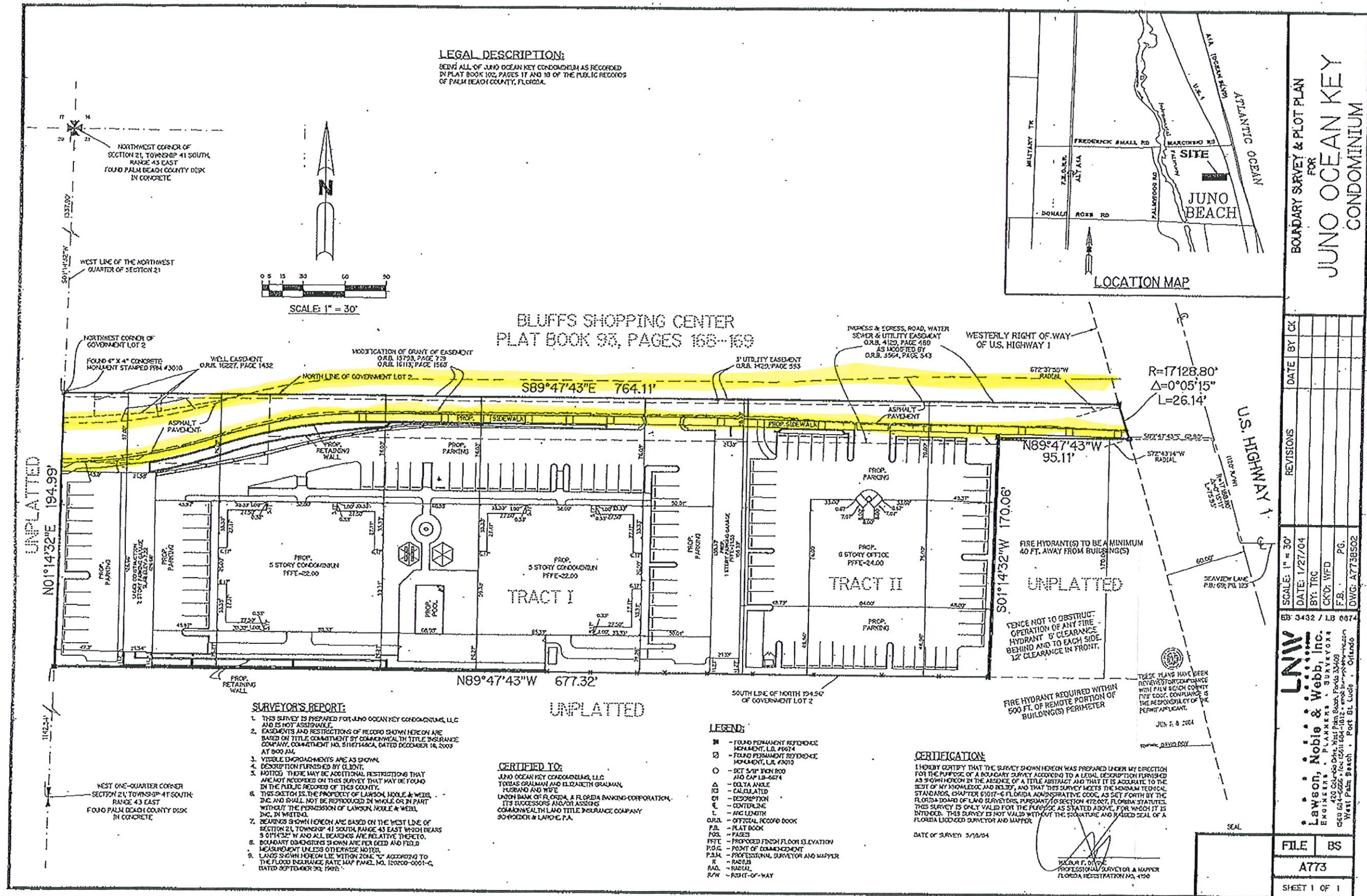
☐ SUPPORT ☐ OPPOSE ☒ I WISH TO SPEAK

Juno Ocean Walk and Surrounding Properties



- A. Juno Ocean Walk RV Park
- B. Bluffs Square Shoppes
- C. Ocean Condominiums
- D. Ocean Professional Building
- E. FDOT Intersection and ROW

Note: Juno Ocean Walk is a private road traversing four private parcels (A-D).



I. Building Permit Fees and Additional Service Fees:

MAIN BUILDING PERMIT WILL INCLUDE ALL SUB-PERMIT

The Building Permit fee is based on the value of the work being performed.

Permit Fees*

Value of Work	Percentage of Valuation **
Under \$5,000	\$100.00 flat fee
\$5,000.01 to \$1,000,000.00	2.0% of value of work
\$1,000,000.01 to \$3,000,000.00	1.75% of value of work
Over \$3,000,000.01	1.5% of value of work

* Except as otherwise noted below.

** Plus all applicable taxes

- Fee Variations:** Some exceptions apply. Fees for specific permit types may vary from the fee schedule above based on project scope or statutory exemptions. Please consult with the Building Department for a final fee determination.
- Final Cost Affidavit is required before Certificate of Completion or Certificate of Occupancy is issued.
- New or Replacement of Residential or Commercial Projects requires thirty percent (30%) of permit fee when the application is submitted (up-front fee); for all other permits, one hundred percent (100%) of permit fee is due when the application is submitted.

Minimum Permit Fee: \$100.00

Administrative Fee: \$150.00

After the Fact Permit: Three (3) Times the Permit Fee plus Permit Fee

Revision: \$100.00
Plus \$15.00 per plan sheet or attachment

Renewal or Extension of Permit:
Master \$100.00
Sub-Permit \$50.00

Change of Contractor (from same location from one contractor or TBD to another) \$50.00

Re-Inspections:
1st Re-Inspection \$50.00
2nd Re-Inspection (same type) \$50.00 + \$50.00 Penalty Fee
3rd Re-Inspection (same type) \$50.00 + \$100.00 Penalty Fee
4th Re-Inspection (same type & all thereafter) \$50.00 + \$150.00 Penalty Fee

After Hours, Weekend or Holiday Inspection