

**BEFORE THE BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA
DEVELOPMENT ORDER**

RESOLUTION NUMBER 23-

**[REGARDING REVISED FINAL SITE PLAN APPROVAL
FOR SEVEN J'S INDUSTRIAL SUBDIVISION PARK PARCEL 10 AND PORTION OF
PARCEL 11 WITH A CERTIFICATE OF PUBLIC FACILITIES RESERVATION]**

WHEREAS, this Board has made the following determinations of fact:

1. CW Roberts Contracting, Inc., submitted an application for a revised final site plan approval for the Seven J's Industrial Subdivision Park Parcel 10 and a Portion of Parcel 11 Project, located on lands legally described in attached Exhibit A.
2. Pursuant to Section 10.5.F.9., Land Development Regulations (LDR), Martin County Code, a review of this application is not required by the Local Planning Agency (LPA).
3. Upon proper notice, this Board considered approval at a public meeting on the application on November 21, 2023.
4. At the public meeting, all interested parties were given an opportunity to be heard.
5. The revised final site plan for the Seven J's Industrial Subdivision Park Parcel 10 and a Portion of Parcel 11 Project is consistent with the Comprehensive Plan and the Land Development Regulations.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY
COMMISSIONERS OF MARTIN COUNTY, FLORIDA, THAT:**

A. The revised final site plan for the Seven J's Industrial Subdivision Park Parcel 10 and a Portion of Parcel 11 Project is approved. Development of the Seven J's Industrial Subdivision Park Parcel 10 and a Portion of Parcel 11 shall be in accordance with the approved revised final site plan attached as Exhibit B.

B. The Board of County Commissioners may approve a height of over 60 feet for nonhabitable structures constructed after January 1, 2005 pursuant to Section 3.14.B.5, LDR Martin County Code. Accordingly, the requested height of the asphalt silo is approved as documented on the final site plan.

C. All required applicable state and federal permits and approvals shall be submitted to the Growth Management Department (GMD) prior to the commencement of any construction.

D. No permits for construction or development activity shall be issued until all required documents, plans, fees and federal and state permits and approvals are received and approved as

required by Section 10.11, LDR, Martin County Code.

E. Failure to submit the required documents, plans and fees as required by Section 10.11, LDR, Martin County Code, shall render approval of the revised final site plan for the Seven J's Industrial Subdivision Park Parcel 10 and a Portion of Parcel 11 project null and void.

F. This application is hereby determined to meet the requirements for and shall serve as a Certificate of Public Facilities Reservation as set forth in Section 5.32.D, LDR, Martin County Code.

G. All permits for the Seven J's Industrial Subdivision Park Parcel 10 and a Portion of Parcel 11 must be obtained within one year, by November 21, 2024. Development must be completed within two years, by November 21, 2025.

H. No land clearing is authorized prior to the mandatory pre-construction meeting for the project. Property corners and preservation areas shall be located by a licensed land surveyor and clearly marked in the field prior to the pre-construction meeting. Authorization for clearing to install erosion control devices and preserve barricades will be granted at the pre-construction meeting. No additional land clearing shall commence until a satisfactory inspection of the required control structures and barricades has been obtained. Authorization for the relocation of gopher tortoises within the development, as provided for on state agency permits, may be granted by the Growth Management Department upon review of required permit materials.

I. The developer/owner shall pay hauling fees to Martin County for any fill excavated from the site in connection with the construction appearing on the approved Final Site Plan and approved Construction Plans, and hauled offsite. The Owner must comply with all County excavation and fill regulations.

J. In order to ensure that the drainage/stormwater management system functions as designed and permitted in perpetuity, Owner shall maintain the drainage/stormwater management system according to the Stormwater Management System Maintenance Plan as submitted with the final site plan application. The Maintenance Plan will provide that Owner shall be responsible for performing the specific inspections and maintenance operations on the stormwater management system on-site and off-site as approved by the Growth Management Director at final site plan approval in order to ensure it functions as intended and as approved by County. County shall not have any responsibility in maintaining the system.

K. This resolution shall be recorded in the public records of Martin County. A copy of this resolution shall be forwarded to the applicant(s) by the Growth Management Department subsequent to recording.

DULY PASSED AND ADOPTED THIS 21ST DAY OF NOVEMBER, 2023.

ATTEST:

BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA

BY: _____
CAROLYN TIMMANN
CLERK OF THE CIRCUIT COURT

BY: _____
EDWARD V. CIAMPI, CHAIRMAN

AND COMPTROLLER

APPROVED AS TO FORM AND LEGAL
SUFFICIENCY:

BY: _____
ELYSSE A. ELDER
DEPUTY COUNTY ATTORNEY

ATTACHMENTS:

Exhibit A, Legal Description
Exhibit B, Revised final site plan