



**Martin County
Hobe Sound
Neighborhood Advisory Committee
Meeting Minutes**

8980 SE Olympus St
Hobe Sound, FL

Wednesday, May 14, 2025

PRESENT

| Position | Name | Term Expiration |
|-----------------|--------------------|------------------------|
| Vice Chair | Emily Thorsen | September 11, 2025 |
| Members | Mitchell E. Miller | January 28, 2027 |
| | Mike Banas | February 20, 2029 |
| | Robin Sexner-Cole | April 18, 2026 |
| | Mary Gavin | February 20, 2027 |
| | Susan Butler | September 11, 2026 |

ABSENT

| Position | Name | Term Expiration |
|-----------------|--------------|------------------------|
| Chair | Robert Krebs | September 11, 2026 |

STAFF PRESENT

| Position | Name |
|---------------------------|---------------|
| CRA Program Manager | Jana Cox |
| CRA Specialist | Noehmi Lopez |
| Assistant County Attorney | Frank Moehrle |
| District 3 Commissioner | Blake Capps |

*** Indicates a motion ** Indicates a vote *** For the record comment**

CALL TO ORDER – Meeting was called to order at 6:00 PM.

DISCLOSURE OF CONFLICTS OF INTEREST – None

APPROVAL OF MINUTES – Agenda Item: 25-0959 Draft Meeting Minutes – March 12, 2025
MOTION

- * S. Butler motioned to approve the proposed March 12, 2025; meeting minutes as presented
- **R. Sexner-Cole seconded, and the motion carried UNANIMOUSLY

COMMENTS

1. PUBLIC
 - None

PRESENTATION

Agenda Item: 25-0960, Hobe Sound NAC – Saint John Chrysostom Greek Church Application
Holly Mathers, Project Manager with Mathers Engineering, presented the request for an addition to the existing church and parking lot located at 10605 SE Federal Highway in the Hobe Sound CRA. The new addition to the building being proposed is 5,657 SF.

M. Gavin – Will the new building be higher?

H. Mathers – Yes, it will be.

E. Thorsen – Is this located by the Hobe Sound Library?

H. Mathers – It's north of the library and adjacent to the RV property.

M. Gavin – Are there plenty of parking spaces?

H. Mathers – We meet all parking space requirements. Required spots are 83, but we have a total of 96 as part of this project.

M. Gavin – Is the church on septic?

H. Mathers – It is connected to sewer.

M. Miller – I see the bells on the towers, are they going to function?

H. Mathers – Yes, they will function.

D. Braden – The CRA Architectural Design Standards do not apply since we are a Greek Church and following their architecture.

J. Cox – Understood. As stated in the Growth Management Development Review meeting, the applicant will need to apply for Alternative Compliance.

MOTION

* M. Banas motioned to recommend moving forward with the project as discussed ensuring that the applicant follows the CRA guidelines and applies for the Alternative Compliance needed.

**M. Gavin seconded, and the motion carried UNANIMOUSLY

Agenda Item: 25-0969, Hobe Sound NAC – CRA Investment Program Project Completion Report for Applicant #013

Jana Cox, CRA Program Manager, presented the completion report for the Investment Program applicant #013, which includes a project summary and before-and-after pictures.

M. Gavin – Was painting part of the application?

J. Cox – No, that was additional work that the property owner is doing on his own.

M. Miller – Is the building registered to be historical?

J. Cox – No, it is not.

E. Thorsen – Is he continuing the historical streetlights?

J. Cox – Yes, he is planning on continuing it.

M. Miller – The T-Shirt shop was recently sold. If the building was recently part of the Investment Program, how long can they wait until they can apply?

J. Cox – The CRA Investment Program Policy states “Only one project award shall be made per property within a four-year period”.

OLD BUSINESS

Agenda Item: 25-0966, Hobe Sound NAC – Project Updates

Jana Cox, CRA Program Manager, provided an update to the committee about the Historic Train Station Relocation, Hobe Sound Mural Program, Unpaved Roads, Utility Box Wraps, and Rules/Code Enforcement for Sidewalk Signs. Nadia Utto presented the potential #29 for The Martin Murals Program located off Dixie and Apollo St.

R. Sexner-Cole – There needs to be an agreement between the property owner and the county to keep the mural up.

J. Cox – Once a business is sold, there is no obligation on behalf of the new property owner to keep the mural.

M. Miller – The unpaved road map is outdated and needs to be updated.

COMMENTS

1. PUBLIC –

- D. Owens – Thank you CRA for getting the Banner Lake community streetlights. We need two more in certain areas I will reach out to you about the locations.
- C. Weisleder – I bought the Hobe Sound Center and would like to add a mural to it. Thank you, committee members, for your effort and time dedicated to the community. Hobe Sound has a very charming village feel. I own the property between Lares and Bridge Road and am looking forward to building something to add to this charm.

2. MEMBERS - None

3. STAFF - None

ADJOURN – Meeting adjourned at 6:44 PM.

Recorded and prepared by:

Jana Cox, Community Development Program Manager

Date

Emily Thorsen, Vice-Chair

Date

ADA

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