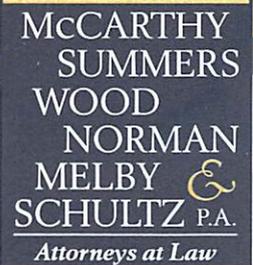


October 12, 2021



**NOTICE TO SURROUNDING PROPERTY OWNERS**

Subject: Request for a variance by Daniel and Marlena Husted to reduce the setback requirements of Article 3, Zoning Districts, Land Development Regulations, Martin County Code for the HB-1AA, Hotel Motel District to permit the construction of a single family residential dwelling and appropriate accessory structures on Lot 3, Galleon Bay, Hutchinson Island, between SR A1A and the Atlantic Ocean, Stuart, Florida.

Legal Description: Lot 3 Galleon Bay according to the Plat thereof recorded in Plat Book 10, Page 5, of the Public Records of Martin County, Florida.

Dear Property Owner:

As a landowner within 300 feet of the property identified in the legal description and shown on the map attached to this letter, please be advised that consideration of a request for a variance as noted above will occur at a public hearing.

The date, time and place of the scheduled hearing are as follows:

**BOARD OF ZONING ADJUSTMENT**

Date: Thursday, October 28, 2021  
Time: 7:00 P.M. or as soon as it can be heard after this time  
Place: Martin County Administrative Center, Commission Meeting Room, First Floor, 2401 S.E. Monterey Road, Stuart, Florida 34996

All interested persons are invited to attend and be heard. Persons with disabilities who need an accommodation in order to participate in this proceeding are entitled, at no cost, to the provision of certain assistance. This does not include transportation to and from the meeting. Please contact the Office of the ADA Coordinator at (772) 320-3131, or the Office of the County Administrator at (772) 288-5400, or in writing to 2401 SE Monterey Road, Stuart, FL 34996, no later than three days before the meeting date. This notification can be reproduced in an alternative format upon request by contacting the Office of the ADA Coordinator at (772) 320-3131. Persons using a TTY device, please call 711 Florida Relay Services.

Terence P. McCarthy \*  
Robert P. Summers \*  
Steven J. Wood \*\*  
Kenneth A. Norman  
Nicola J. Boone Melby \*\*\*  
Owen Schultz  
Margaret E. Wood

Donna R. McMillan  
Jessica M. VanValkenburgh  
Christen Spake  
Kimberly A. Ryan  
David A. Lewis

*\*Board Certified  
Real Estate Lawyer*

*\*\*Board Certified Wills,  
Trusts & Estates Lawyer*

*\*\*\*Board Certified  
Elder Law Lawyer*

MCCARTHY, SUMMERS, WOOD,  
NORMAN, MELBY & SCHULTZ, P.A.

October 12, 2021  
Page 2

When attending a public hearing, a member of the public may speak during the public comment portion of the public hearing. A person may also participate in the public meeting as an Intervenor. An Intervenor may ask questions of the staff, applicant and give testimony on the subject of the public hearing. In order to be an Intervenor, a person must qualify to receive mailed notice of the subject application in accordance with Section 10.6.E., Land Development Regulations, Martin County Code. In addition, an Intervenor must file a form of intent with the County Administrator not less than 7 business days prior to the Board of Zoning Adjustment meeting. No fee will be assessed on Intervenor. If the Intervenor is representing a group/association, he/she must file a letter on official letterhead signed by an authorized representative of the group/association, stating the he/she is authorized to speak for the group. Forms are available on the Martin County website [www.martin.fl.us](http://www.martin.fl.us). Any documentation, including all dvd, cd or video cassette tapes, intended to be proffered as evidence must be submitted to the Growth Management Department at least 7 business days prior to the meeting.

If any person decides to appeal any decision made with respect to any matter considered at the meetings or hearings of any board, committee, agency, council or advisory group, that person will need a record of the proceedings and, for such purpose, may need to ensure that a verbatim record of the proceedings is made, which record should include the testimony and evidence upon which the appeal is to be based.

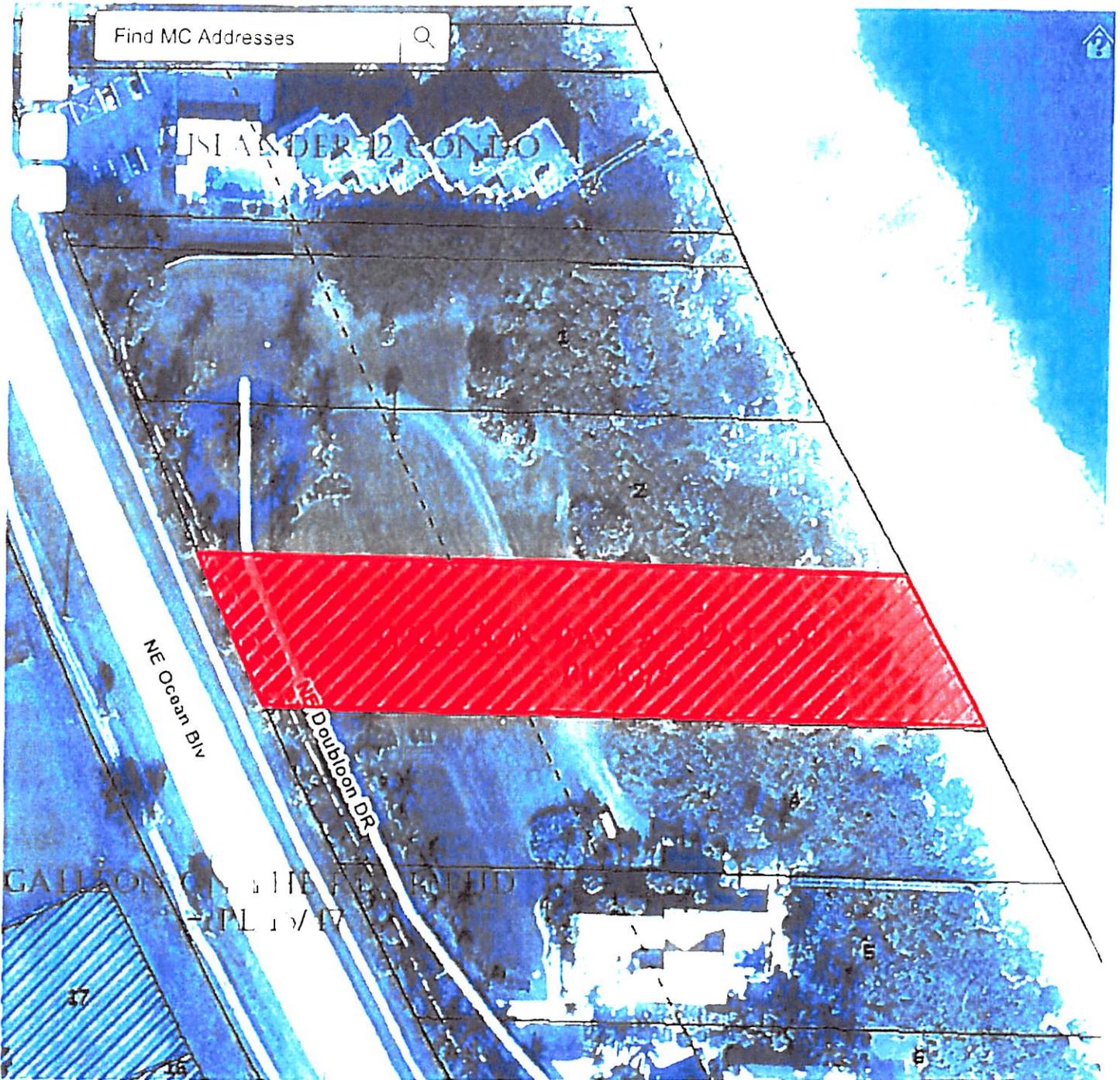
For further information, please call the Growth Management Department at 772-288-5495. All written comments should be sent to Matt Stahley, Principal Planner, (e-mail: [mstahley@martin.fl.us](mailto:mstahley@martin.fl.us)) or 2401 SE Monterey Road, Stuart, FL 34996. Copies of the item will be available from the Growth Management Department.

Sincerely,



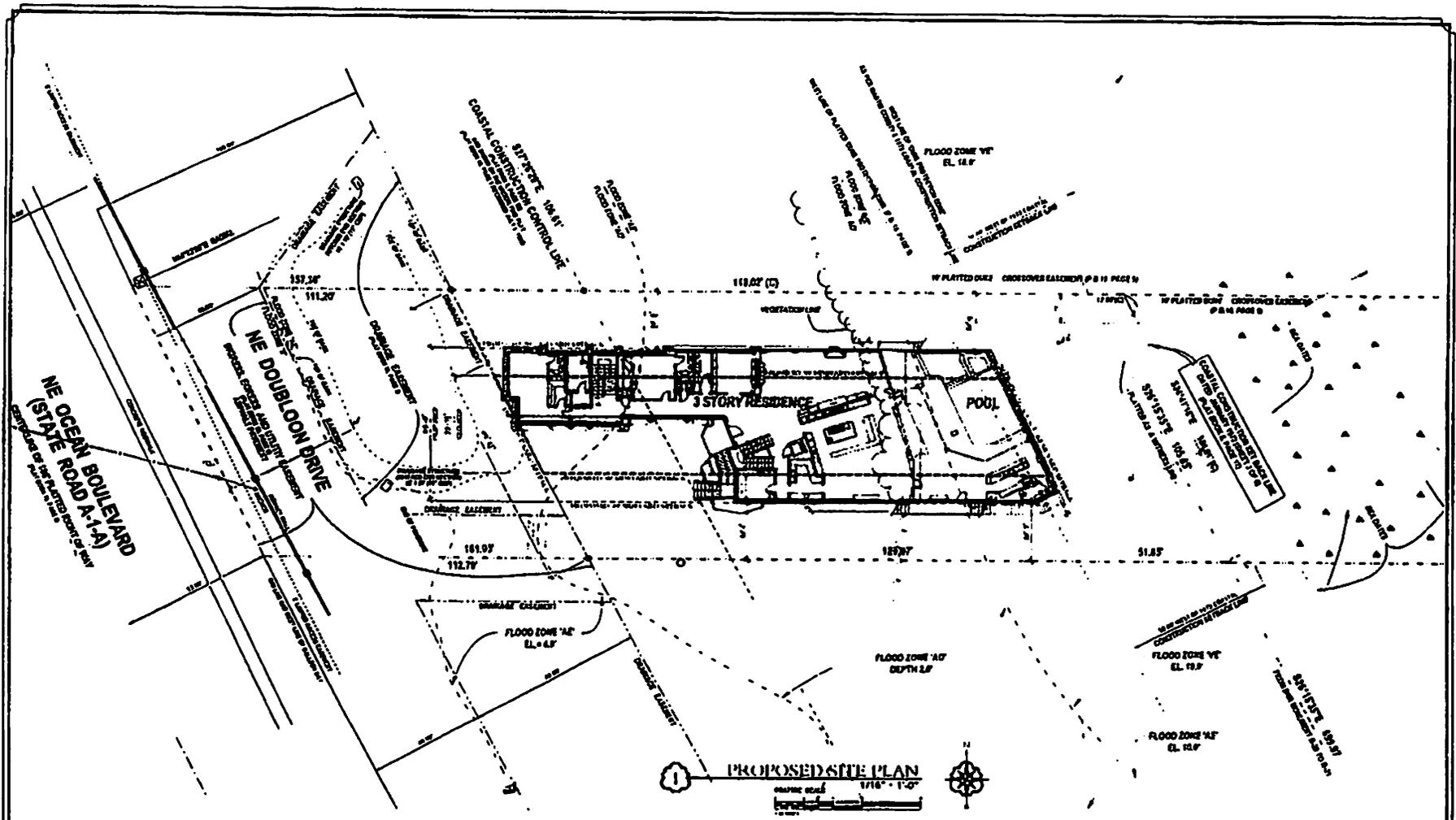
Christen Spake, Esquire  
[cls@mccarthysummers.com](mailto:cls@mccarthysummers.com)  
CLS/dd

Attachments: Location Map  
Site Plan



100ft

27°13'15"N 80°10'30"W



**PROPOSED SITE PLAN**  
 SCALE: 1/16" = 1'-0"  
 DATE: 11/11/11

ZONING TABULATION		
ZONING TITLE	RECOMMENDED/ALLOWED	PROPOSED
Residential Single-Family (RS)	Single-Family Detached (SFD)	Single-Family Detached (SFD)
Residential Medium-Density (RM)	Single-Family Detached (SFD)	Single-Family Detached (SFD)
Residential High-Density (RH)	Single-Family Detached (SFD)	Single-Family Detached (SFD)
Residential Medium-Density (RM)	Single-Family Detached (SFD)	Single-Family Detached (SFD)
Residential High-Density (RH)	Single-Family Detached (SFD)	Single-Family Detached (SFD)
Residential Medium-Density (RM)	Single-Family Detached (SFD)	Single-Family Detached (SFD)
Residential High-Density (RH)	Single-Family Detached (SFD)	Single-Family Detached (SFD)
Residential Medium-Density (RM)	Single-Family Detached (SFD)	Single-Family Detached (SFD)
Residential High-Density (RH)	Single-Family Detached (SFD)	Single-Family Detached (SFD)

BUILDING DATA	
STYLE	CONSTRUCTION
Style: Single-Family Detached	Construction: Brick
Roof: Asphalt/Flt Shingles	Roof: Asphalt/Flt Shingles
Foundation: Slab on Grade	Foundation: Slab on Grade
Exterior: Stucco	Exterior: Stucco
Interior: Drywall	Interior: Drywall
Flooring: Hardwood	Flooring: Hardwood
Windows: Double-Paneled	Windows: Double-Paneled
Doors: Solid Core	Doors: Solid Core
Pool: In-Ground	Pool: In-Ground
Garage: Attached	Garage: Attached
Other: None	Other: None

**PATRICK RYAN O'CONNELL**  
 ARCHITECT, LLC  
 148 ROYAL PALM WAY SUITE 110  
 PALM BEACH, FL 33480  
 TEL: 561-833-1111  
 WWW.PRORCHITECT.COM

**PATRICK RYAN O'CONNELL ARCHITECT, LLC**  
 PROPOSED RESIDENCE FOR  
**HUSTED RESIDENCE**  
 1125 NE DOUBLON DRIVE  
 STUART, FL 34986

Project #: 1125  
 Drawn By: MR, PPD  
 Details:  
 1.11 11/11/11  
 1.12 11/11/11  
 1.13 11/11/11  
 1.14 11/11/11  
 1.15 11/11/11  
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 1.20 11/11/11

**A1.2**

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