

D-Signs, LLC
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Stuart, FL 34994

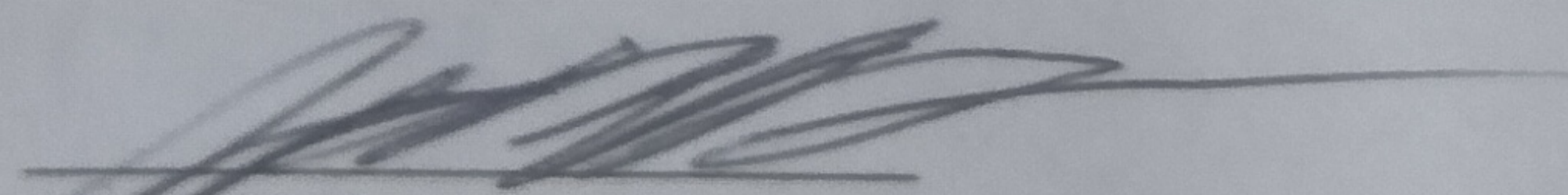
Oct. 15, 2024

Martin County General Services Dept.
2401 SE Monterey Rd.
Stuart, FL 34996

REF: CPA#24-21 Nine Gems

Attn:

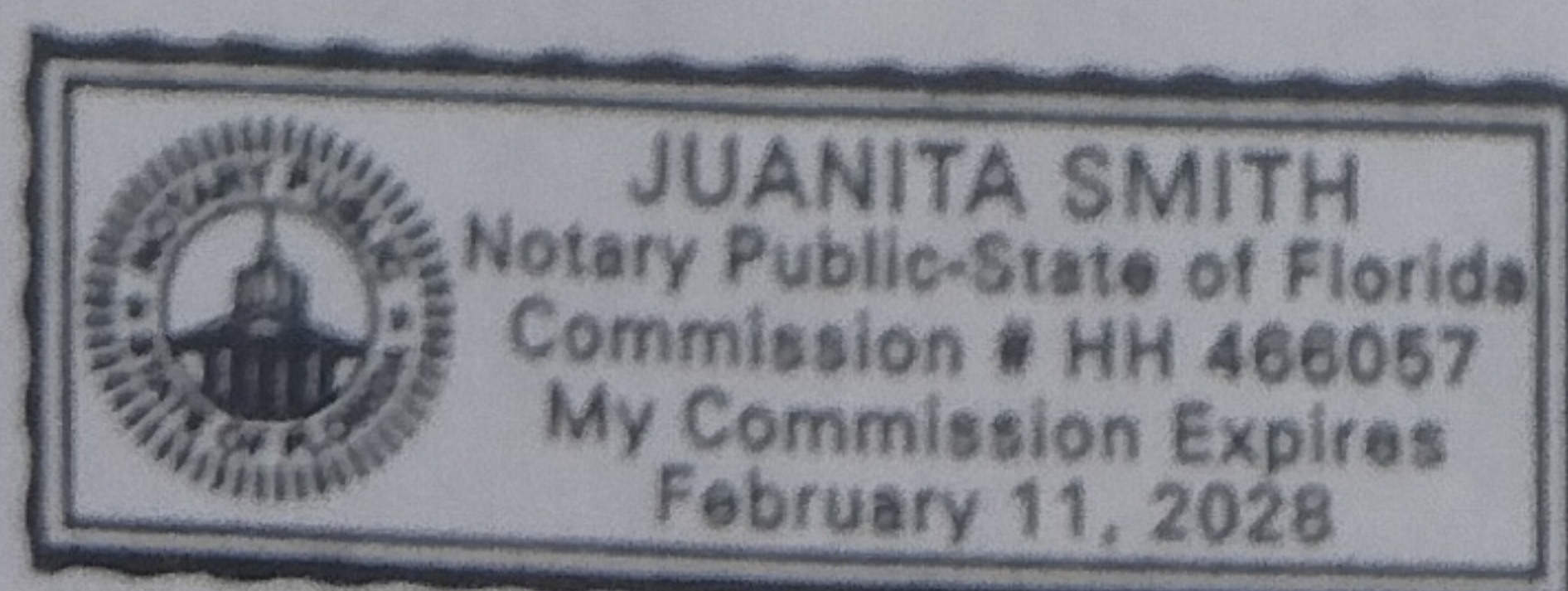
This Letter is to Certify that the above referenced sign(s) were installed per Martin County requirements. This sign was posted according to and complies with the standards of the notice provisions of Article 10, Section 10:6 Development Review Procedures.

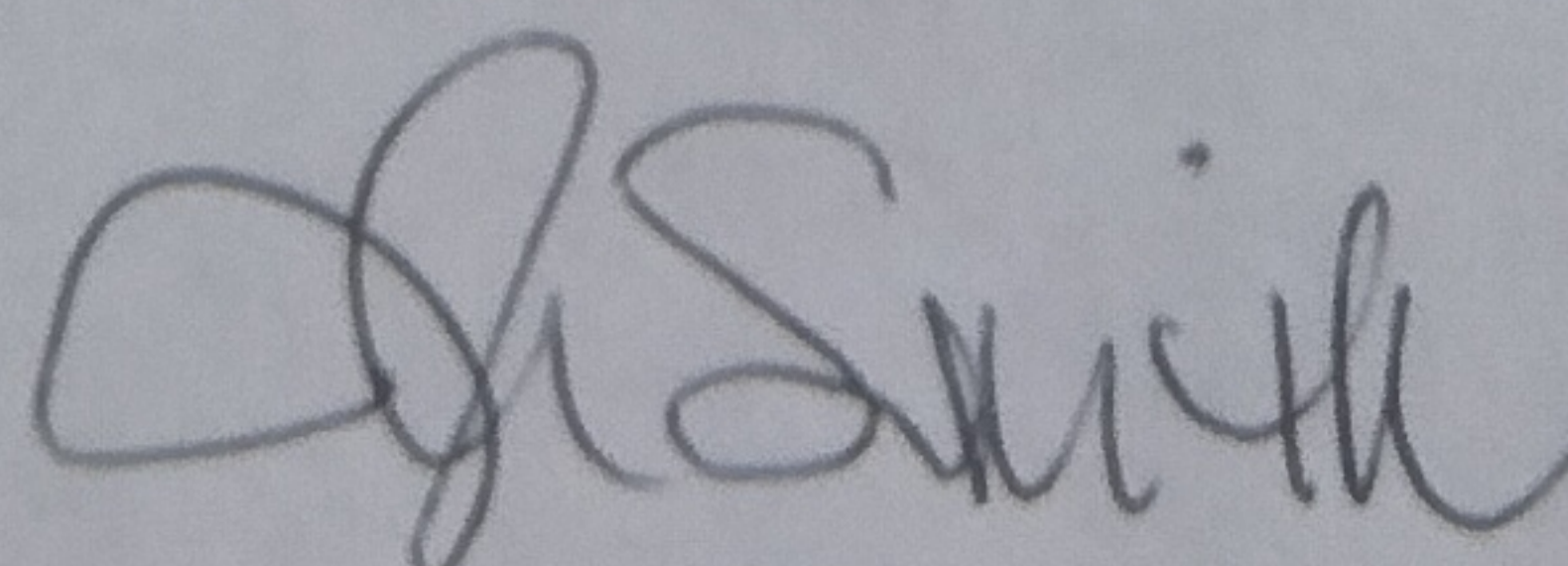

Kurt C. Larsen

10/15/24
Date

State of Florida
County of Martin

Kurt C. Larsen, who is personally known to me, who did not take an oath, acknowledged the foregoing instrument before me on Oct 15, 2024.





NOTICE

OF FUTURE LAND USE MAP & ZONING CHANGE APPLICATION

CPA# 24-21 NINE GEMS

**THIS PROPERTY IS THE SUBJECT OF AN APPLICATION TO
CHANGE THE FUTURE LAND USE DESIGNATION
FROM: AGRICULTURAL TO: PUBLIC CONSERVATION
AND TO CHANGE THE ZONING DESIGNATION
FROM: A-2 AGRICULTURAL TO: PC PUBLIC CONSERVATION CONTACT:
MARTIN COUNTY GROWTH MANAGEMENT DEPARTMENT 772-288-5495**

Shot on OnePlus × Hasselblad

2024.10.15 13:36

NOTICE
OF FUTURE LAND USE MAP & ZONING CHANGE APPLICATION
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MARTIN COUNTY

BOARD OF COUNTY COMMISSIONERS

2401 S.E. MONTEREY ROAD • STUART, FL 34996

EILEEN VARGAS
STACEY HETHERINGTON
J. BLAKE CAPPS
SARAH HEARD
EDWARD V. CIAMPI

Commissioner, District 1
Commissioner, District 2
Commissioner, District 3
Commissioner, District 4
Commissioner, District 5

DON G. DONALDSON, P.E. County Administrator
SARAH W. WOODS County Attorney

TELEPHONE (772) 288-5400
WEBSITE www.martin.fl.us

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April 4, 2025

Paul Schilling, Director
Martin County Growth Management Department
2401 SE Monterey Rd.
Stuart, FL 34996

RE: Certification of Property Owner Public Hearing Notification

Dear Mr. Schilling,

I certify that letters of notification to the surrounding property owners, per the distance requirement contained in the Martin County Comprehensive Growth Management Plan, for the following proposed amendment listed below was mailed on April 4, 2025.

CPA 24-21, Nine Gems FLUM
Nine Gems Rezoning

All the notification letters contained the meeting notice information for the Public Hearing scheduled for April 22, 2025, to be heard before the Board of County Commissioners.

Respectfully,

A handwritten signature in blue ink, appearing to read "Sydney Fisher", with a long horizontal flourish extending to the right.

Sydney Fisher, Administrative Assistant
Growth Management Department

Attachment:

Letter to Surrounding Property Owners: Dated March 18, 2025



MARTIN COUNTY

BOARD OF COUNTY COMMISSIONERS

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March 18, 2025

RE Notice of public hearing regarding Comprehensive Plan Amendment 24-21, Nine Gems: An application initiated by the Martin County Board of County Commissioners to amend the Future Land Use and Zoning District Classification of the property identified below owned by Martin County and the South Florida Water Management District.

LOCATION: As shown on the enclosed location map, the ±1,533-acre property, commonly known as Nine Gems, is located approximately 4 miles south of SW Bridge Road between SW Pratt-Whitney Road and the Florida Turnpike in unincorporated Martin County.

Dear Property Owner:

As the owner of property within 2,500 feet of the identified site in the above description and shown on the enclosed map, please be advised that consideration of proposed amendments to (1) the Future Land Use Map and (2) the County Zoning Atlas will occur at two public hearings.

1) Legislative public hearing to change the Future Land Use Designation:

FROM: AGRICULTURAL TO: INSTITUTIONAL-PUBLIC CONSERVATION

2) Quasi-judicial public hearing to change the Zoning District Classification:

FROM: A-2 (AGRICULTURAL) TO: PC (PUBLIC CONSERVATION)

The date, time, and location of both public hearings listed above are as follows:

Governing Body: **BOARD OF COUNTY COMMISSIONERS**
Time and Date: 9:00 A.M., or as soon after as the matter may be heard, on
Tuesday, April 22, 2025

Place: Martin County Administrative Center
2401 S.E. Monterey Road
Stuart, Florida 34996

Accessibility arrangements: Persons with disabilities who need an accommodation to participate in these proceedings 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 S.E. Monterey Road, Stuart, FL 34996, no later than three days before the date of the meeting. Persons using a TTY device, please call 711 Florida Relay Services.

Public Involvement opportunities. All interested persons are invited to attend the above-described hearings and will have an opportunity to speak during the public comment portion of the public hearing. Written comments will be included as part of the public record of the application.

Record for appeals: If any person who decides to appeal a decision made with respect to any matter considered at the meetings or hearings of a 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. This record should include the testimony and evidence upon which the appeal is to be based.

Comprehensive Planning Facts: The Future Land Use Map is an exhibit of the Martin County Comprehensive Growth Management Plan which is one of the primary tools for managing land development. The Future Land Use designation of a parcel of land determines the general type of use allowed, as well as the maximum level of density or intensity allowed (such as the number of residential units per acre). The zoning regulations provide one or more zoning districts for implementing each Future Land Use designation. The zoning designation determines, in more detail than the Future Land Use designation, what type and level of development may occur. A change to the Future Land Use Map requires the following legislative public hearings:

1. Local Planning Agency (to make recommendations to the Board of County Commissioners).
2. Board of County Commissioners (to determine whether to transmit the proposed amendment to the state land planning agency).
3. Board of County Commissioners (to determine whether to adopt the proposed amendment).

Ability to intervene in the quasi-judicial public hearing to change the zoning district classification: A person may participate as an Intervenor in the quasi-judicial hearing on the rezoning. An Intervenor can ask questions of the staff and applicant and can provide testimony. To be an Intervenor, a person must qualify to receive mailed notice of the application in accordance with Article 10, Section 10.6.E, Land Development Regulations, Martin County Code. In addition, an Intervenor must file a form of intent with the County Administrator at least seven (7) business days prior to the Local Planning Agency (LPA) or Board of County Commissioners (BOCC) meeting. No fee will be assessed. 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 that he/she is authorized to speak for the group. Forms are available on the Martin County website www.martin.fl.us. Any documentation, including any digital media, intended to be proffered as evidence must be submitted to the Growth Management Department at least seven (7) business days prior to the LPA or BCC meetings.

Submit Written Comments to:	Growth Management Director Growth Management Department Martin County 2401 S.E. Monterey Road Stuart, Florida 34996
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For further information, including copies of the original application documents or agenda item materials, please call the Martin County Growth Management Department at (772) 288-5495. Prior to the public hearings, written comments should be sent to Amy Offenbach, Planner, at aoffenbach@martin.fl.us or to 2401 SE Monterey Road, Stuart, FL 34996.

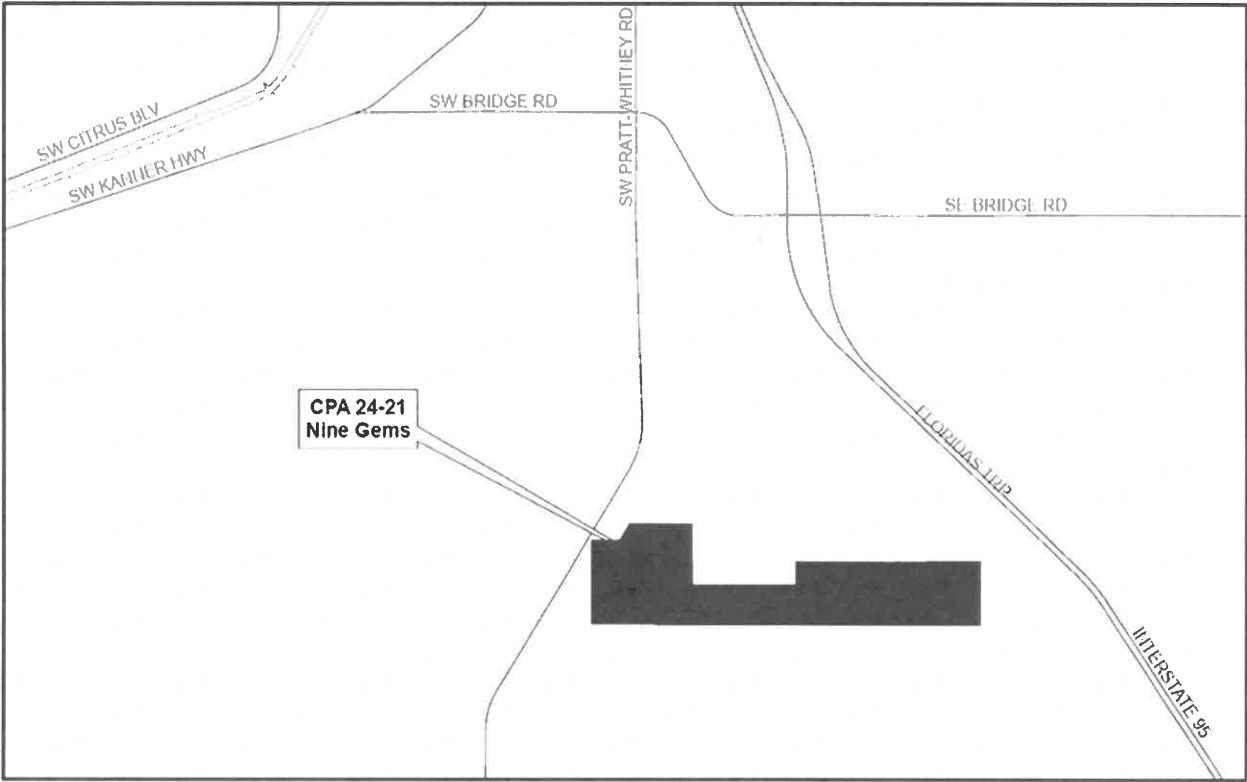
Sincerely,



Amy Offenbach, Planner
Growth Management Development
2401 S.E. Monterey Road
Stuart, FL 34996

Attachment: Location Map

Location Map



Pundits say speech made Booker a 2028 contender

Phillip M. Bailey
USA TODAY

Sen. Cory Booker may have done more than give Democrats the moment they’ve been starving for against President Donald Trump and his Republican congressional majorities.

He might have also jumped the line in a too-soon-to-contemplate 2028 presidential candidate list.

“Folks see in him what they want to see in a leader of the free world,” Cristale Spain, chair of the South Carolina Democratic Party, told USA TODAY.

Spain said her social media timeline was flooded with voters showcasing their selfies with Booker when he visited the state, back in 2019. She said the speech has many thinking about him as a future White House contender.

In a record-breaking 25-hour, 5-minute speech on the Senate floor, the New Jersey Democrat railed against the direction Trump’s policies are taking the country, serving as a rallying point needed to galvanize a party in a leadership crisis.

Booker’s speech raked in more than 350 million “likes” on his TikTok account; it was watched by more than 100,000 people on YouTube; and his office reportedly received up to 28,000 voicemails. It even received a shout-out from fellow New Jerseyan Jon Bon Jovi..

“After getting some rest, I am in awe of everyone who continues to lift their voice and speak out,” Booker said Wednesday in a post on X. “This is a moment for our country, and we must make a choice about the America we want to be.”

Pollster Frank Luntz said that, unlike previous attempts at yanking the national microphone out of Trump’s hands, Booker’s remarks grabbed the country’s attention and “struck the kind of tone” grassroots progressives want.

“After his 25-hour speech, Cory Booker is now the Democratic front-runner for 2028... Sen. Booker rose to the occasion,” Luntz said Wednesday in a post on X.

Washington Post columnist Perry



Sen. Cory Booker delivered a speech earlier this week railing against the direction President Donald Trump’s policies are taking the country.

CHIP SOMODEVILLA/GETTY IMAGES FILE

Bacon was among a contingent suggesting Democrats should focus more on the present than a White House campaign three years from now.

Democratic voters, he wrote, “will almost certainly be more excited about backing candidates who strongly opposed Trump” versus those who treated his returning administration as “fine and normal.”

“Perhaps Booker only stood on the Senate floor for more than 25 hours because he is also planning to run in 2028,” Bacon said. “Fine by me.”

Booker’s marathon speech didn’t block any specific legislation, however. It delayed a vote on Trump’s pick for U.S. ambassador to NATO, but that appointment was quickly pushed through after the Democratic senator was finished speaking.

Other commentators have called it “performance art.”

But Luntz said during a Tuesday evening appearance on NewsNation in the aftermath of Booker’s marathon speech that Democratic and independent voters have repeatedly said they are yearning for a fighter who wants better for the country.

“Not only is it a different Cory Booker, it’s a different United States of America (and) it’s a different Democratic Party” from Booker’s failed presidential bid in 2020, he said.

Rubio says Europe must spend more on defense

Lili Bayer and Daphne Psaledakis
REUTERS

BRUSSELS – The United States is as committed to NATO as ever but demands that European allies spend substantially more on defense, Secretary of State Marco Rubio said Thursday, while adding that the U.S. would give allies some time to do that.

Rubio spoke as he met fellow NATO foreign ministers gathered in Brussels, with Europeans hoping he would dispel doubts about the U.S. stance even with tensions rising over President Donald Trump’s steep new trade tariffs.

The Trump administration’s words and actions have raised questions about the future of NATO, the trans-Atlantic alliance that has been the bedrock of European security for the past 75 years.

“The United States is in NATO. ...

The United States is as active in NATO as it has ever been,” Rubio told reporters, dismissing doubts about that commitment as “hysteria.”

Rubio added that Trump was “not against NATO. He is against a NATO that does not have the capabilities that it needs to fulfill the obligations that the treaty imposes upon each and every member state.”

Trump has said the military alliance should spend 5% of gross domestic product on defense – a huge increase from the current 2% goal and a level that no NATO country, including the U.S., currently reaches.

Washington has also bluntly told European countries that it can no longer be primarily focused on the continent’s security.

European ministers are expected to see the meeting to showcase their plans to boost defense spending.

NOTICE OF PUBLIC HEARINGS

The Martin County Board of County Commissioners will conduct a public hearing to consider adoption of an ordinance amending the Martin County Comprehensive Growth Management Plan on **April 22, 2025**, beginning at **9:00 A.M.**, or as soon thereafter as the item may be heard. The hearing will consider the following item:

AN ORDINANCE OF MARTIN COUNTY, FLORIDA, REGARDING COMPREHENSIVE PLAN AMENDMENT 24-21, NINE GEMS, AMENDING THE FUTURE LAND USE MAP OF THE MARTIN COUNTY COMPREHENSIVE GROWTH MANAGEMENT PLAN; PROVIDING FOR CONFLICTING PROVISIONS, SEVERABILITY, AND APPLICABILITY; PROVIDING FOR FILING WITH THE DEPARTMENT OF STATE, AND AN EFFECTIVE DATE.

This amendment was initiated by the Martin County Board of County Commissioners to change the future land use designation from Agricultural, allowing one unit per 20 acres, to Institutional-Conservation on ±1,533 acres located south of SW Bridge Road between SW Pratt-Whitney Road and the Florida Turnpike. The property is owned by Martin County and the South Florida Water Management District.

The public hearing will be held in the Commission Chambers on the first floor of the Martin County Administrative Center, 2401 SE Monterey Road, Stuart, Florida 34996.

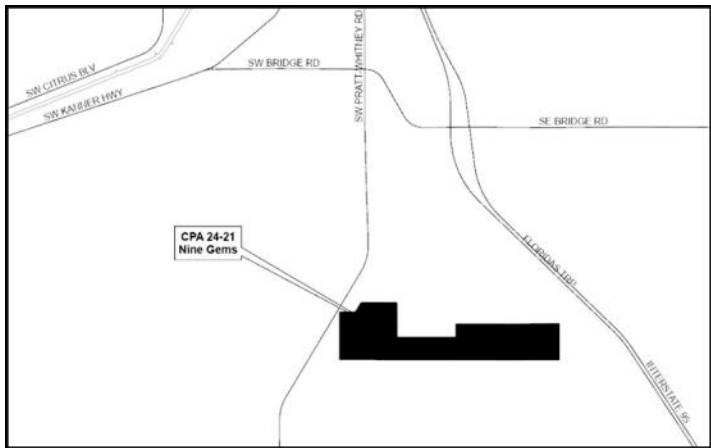
All interested persons are invited to attend and be heard. Written comments may be mailed to: Paul Schilling, Director, Martin County Growth Management Department, 2401 S.E. Monterey Road, Stuart, Florida 34996.

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 hearing date. Persons using a TTY device, please call 711 Florida Relay Services.

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 insure 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, including copies of the original application or agenda items, please call the Growth Management Department at (772) 288-5495. Prior to the public hearings, written comments should be sent to Amy Offenbach, Planner aoffenbach@martin.fl.us or 2401 SE Monterey Road, Stuart, FL 34996.

Location map



FR-41584182

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TR-40858457

WILLS, TRUSTS AND ESTATE PLANNING

Melinda Jacobs, Esq., received her undergraduate degree from the University of Colorado at Boulder. She received her Doctorate of Jurisprudence (J.D.) law degree from Barry University School of Law, from which she graduated as the Valedictorian. Ms. Jacobs is a member of the National Academy of Elder Law Attorneys.

Ms. Jacobs has been recognized by Florida Rural Legal Services for her pro bono work for the poor and elderly, and the Circuit Court for her pro bono work with the “Wills on Wheels” program of the Put Something Back Project.



— LIVING TRUSTS — THE RIGHT WAY TO PROTECT THE FUTURE OF YOUR FAMILY

A Living Trust is a legal document that looks like a Will, but unlike a Will, may avoid probate. The Living Trust is easy to set up and can be changed or amended at any time. The maker of the Living Trust retains complete control of assets during his/her lifetime and can do everything he/she did before, including buying and selling real estate and securities.

Setting up a Living Trust is easy! Just transfer all your assets to a Living Trust while you are alive. You can serve as Trustee, thereby controlling all of the assets until you die. The Living Trust is revocable, so it can be modified as you wish by changing beneficiaries or assets during your lifetime. Upon your death, your Successor Trustee, usually a family member, may be able to distribute assets according to your wishes, thereby saving the costs and delays of probate.

Anyone with an estate over \$100,000 should consider establishing a Living Trust, because of the benefits they offer.

Here are 10 good reasons to consider setting up your own Living Trust:

1. **Probate** - May avoid lengthy delays and costs.
2. **Guardianship** - If you become disabled, your Successor Trustee takes over and pays your bills on your behalf.
3. **Control** - You retain full and complete control over your assets.
4. **Flexible** - Can be changed or amended at any time.
5. **Difficult to contest** - Disgruntled relatives who may try to challenge a Will, would find it more difficult and costly to overturn a Living Trust.
6. **Privacy** - The only people who see the Living Trust are those you show it to.
7. **Effective in other states** - If you own property in other states, your Living Trust can avoid probate proceedings there. If you move to another state your Living Trust will still be valid.
8. **Non-resident Trustee** - Regardless of their place of residence, any person may serve as Trustee or Successor Trustee.
9. **Peace of mind** - It should be comforting to know that you have spared your family the expense, time and stress related to handling your affairs through the Florida court system.
10. **Continuity** - As a “legal entity,” the Living Trust can continue even after your death to fulfill your wishes and meet your family’s ongoing needs.

Port St. Lucie
1860 SW Fountainview Blvd
Suite 100
772-340-3771

Vero Beach
1935 32nd Ave.
772-562-7979

JacobsAndJacobsLaw.com

TR-40727124

Public Notices

rescind any purchase up until the winning bidder takes possession of the personal property.
Pub: Apr 4 & 11, 2025
TCN