

Pursuant to Sec. 695.26, F.S.
Prepared by:
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**THIRD AMENDMENT TO COASTAL WASTE & RECYCLING
PLANNED UNIT DEVELOPMENT ZONING AGREEMENT
(F/K/A NU-WAY RECYCLING)**

THIS THIRD AMENDMENT TO COASTAL WASTE & RECYCLING PLANNED UNIT DEVELOPMENT ZONING AGREEMENT (“Third Amendment”) made and entered into this ____ day of _____, 2026, by and between COASTAL WASTE & RECYCLING OF MARTIN COUNTY, LLC, a Delaware limited liability company, hereinafter referred to as OWNER, and MARTIN COUNTY, a political subdivision of the State of Florida, hereinafter referred to as COUNTY.

WITNESSETH:

WHEREAS, after appropriate notice, public hearing and approval, Nu-Way Recycling Corp., a Florida corporation (“Nu-Way”), and COUNTY on the 21st day of December 2004, entered into a Planned Unit Development Zoning Agreement for the development of a project known as NU-WAY RECYCLING CORP., which Planned Unit Development Zoning Agreement, is recorded in Official Records Book 1996, beginning at Page 1637 of the Public Records of Martin County, Florida (“Original Agreement”); which has been amended from through and including that certain Second Amendment to Coastal Waste & Recycling Planned Unit Development and Zoning Agreement, dated March 22, 2023, and recorded in Official Records Book 3372, beginning at Page 250, of the Public Records of Martin County, Florida, (“Second Amendment”). The

Original Agreement and all amendments thereto, being collectively referred to as the “PUD Agreement”; and

WHEREAS, OWNER, acquired all right, title and interest to the property subject to the PUD Agreement, as reflected in the Special Warranty Deed between Nu-Way and OWNER, dated November 30, 2017, recorded December 6, 2017, in Official Records Book 2963, Page 319 of the Public Records of Martin County, Florida; and

WHEREAS, OWNER further desires to amend the PUD Agreement to revise, Revised Exhibit D, - Revised Master/Final Site Plan, Revised Exhibit E - Timetable for Development and Revised Exhibit F, Coastal Waste & Recycling – Special Conditions, of the PUD Agreement.

NOW, THEREFORE, the parties do hereby agree as follows:

1. The above recitations are true and correct and are incorporated herein by reference.
2. Revised Exhibit D, - Revised Master/Final Site Plan is amended and replaced in its entirety with the attached and incorporated Revised Exhibit D, - Revised Master/Final Site Plan.

Exhibit D is revised to reflect the following:

- 2.1 The addition of an approximately 7,800 square foot maintenance shop to support the current service vehicles.
 - 2.2 The addition of an approximately 4,000 square foot office that will include a breakroom, restrooms and training center for operations and employees.
 - 2.3 The repaved asphalt loop road with the addition of thirty-nine (39) 10’ x 20’ parking spaces for the proposed Office and Vehicular Service buildings and forty-two (42) 12’ x 35’ truck storage spaces that support overall operations.
3. Revised Exhibit E, - Timetable for Development, is hereby replaced in its entirety with the

Third Amendment to Coastal Waste
PUD Zoning Agreement

attached and incorporated Revised Exhibit E, - Timetable for Development.

4. Revised Exhibit F, - Coastal Waste & Recycling – Special Conditions is modified by the addition of subsection E under Special Condition 17, which reads as follows:

- 4.1 E. Within 60-days of approval of this Third Amendment, OWNER shall pay to the Martin County Public Works Department the sum of \$25,000.00, which shall be used for the maintenance of SE Suzanne Drive.

5. All of the terms and conditions of the PUD Agreement which are not specifically amended or revised by this Third Amendment shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have caused this PUD Agreement to be made and entered into the day and year first written. The date of this PUD Agreement shall be the date on which this PUD Agreement was approved by the Board of County Commissioners.

***** NO FURTHER TEXT ON THIS PAGE*****

Third Amendment to Coastal Waste
PUD Zoning Agreement

OWNER

WITNESSES:

**COASTAL WASTE & RECYCLING OF
MARTIN COUNTY, LLC,**
a Delaware limited liability company

Name: _____
Address: _____

By: _____
Brendon J. Pantano, CEO

Name: _____
Address: _____

STATE OF _____

COUNTY OF _____

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, by means of ☒ physical presence or ☐ online notarization on _____, 2026, by Brendon J. Pantano, Chief Executive Officer of Coastal Waste & Recycling of Martin County, LLC., a Delaware limited liability company, on behalf of the company, who ☐ is personally known to me or ☐ has proved to me on the basis of a driver's license or other satisfactory evidence consisting of _____, to be the person whose name is subscribed to the foregoing instrument, and acknowledged before me that she/he executed same.

WITNESS my hand and official seal in the County and State last aforesaid this _____ day of _____, 2026.

(NOTARIAL STAMP)

Notary Public

Print Name: _____

My commission expires: _____

Affix official seal below:

Third Amendment to Coastal Waste
PUD Zoning Agreement

COUNTY

ATTEST:

BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA

Carolyn Timmann
Clerk of the Circuit Court and Comptroller

Sarah Heard, Chair

APPROVED AS TO FORM AND
LEGAL SUFFICIENCY:

(COMMISSION SEAL)

Elysse A. Elder, County Attorney

Third Amendment to Coastal Waste
PUD Zoning Agreement

REVISED EXHIBIT D
REVISED MASTER/FINAL SITE PLAN

Third Amendment to Coastal Waste
PUD Zoning Agreement

REVISED EXHIBIT E
TIMETABLE FOR DEVELOPMENT

- A. This development shall be constructed in accordance with the revised master/final site plan.
- B. All permits shall be obtained within one (1) year of approval of the revised master/final site plan and all construction shall be completed within two (2) years of the approval.