



## BOARD OF COUNTY COMMISSIONERS

**FINAL MINUTES**  
**7/30/2019 9:00 AM**

**MINUTES**  
**COMMISSION CHAMBERS**  
**2401 SE MONTEREY ROAD, STUART, FLORIDA 34996**

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### **COUNTY COMMISSIONERS**

*Edward V. Ciampi, Chairman*

*Harold E. Jenkins II, Vice Chairman*

*Doug Smith*

*Stacey Hetherington*

*Sarah Heard*

*Taryn Kryzda, County Administrator*

*Sarah W. Woods, County Attorney*

*Carolyn Timmann, Clerk of the Circuit Court and*

*Comptroller*

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### **CALL TO ORDER**

**Present:** 5 - Chairman Edward V. Ciampi  
Vice Chairman Harold E. Jenkins II  
Commissioner Doug Smith  
Commissioner Stacey Hetherington  
Commissioner Sarah Heard

1. INVOCATION - Chaplain L.C. Campbell, Jr. - Treasure Coast Seawinds Funeral Home & Crematory
2. PLEDGE OF ALLEGIANCE
3. ADDITIONAL ITEMS
4. APPROVAL OF AGENDA

**MOTION:** A motion was made by Commissioner Smith, seconded by Commissioner Hetherington, for approval of the agenda with the additional three items listed [PROC-2, CNST-24, and CNST-25] and the two consent pulls, items 16 and 25. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

5. APPROVAL OF CONSENT AGENDA

## **PROCLAMATIONS AND SPECIAL PRESENTATIONS**

### **PROC-1 PRESENT PROCLAMATIONS PREVIOUSLY APPROVED VIA THE CONSENT AGENDA**

The Chairman will present the proclamations to the recipients.

Agenda Item: 19-0290

Communications Manager Laura Beaupre introduced the proclamations to the Board.

Florida Forest Service Ranger/Wildland Firefighter Dave Grubich accepted the proclamation congratulating Smokey Bear on his 75th birthday.

VFW Post 10132 Commander Bill Corbett accepted the proclamation for Purple Heart Day.

### **PROC-2 PRESENT A PLAQUE OF RECOGNITION AND APPRECIATION TO GENE HOAK UPON THE OCCASION OF HIS RETIREMENT FROM SERVICE WITH THE MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS**

Mr. Hoak has completed over 25 years of service with the Martin County Board of County Commissioners.

Agenda Item: 19-0215

County Administrator Taryn Kyzda and General Services Director Jeff Dougherty spoke about Mr. Hoak's career with the County. Gene Hoak accepted the plaque and addressed the Board and his fellow coworkers.

Additional Item

## **COMMENTS**

### **1. PUBLIC - PLEASE LIMIT COMMENTS TO THREE MINUTES.**

Faith in Florida Organizer Alisia Harriell introduced her organization to the Board and invited them to meet with her (individually) to discuss the work they do.

Geraldine Harriell voiced concerns about school children crossing U.S. #1 at Bridge Road in order to get to school. She also spoke about the need for low income housing. She asked for the Board's assistance on both issues.

Jon Page, on behalf of the Martin County Democratic Environmental Caucus, spoke about the pet-friendly shelter, finding a school site in Indiantown, upcoming development projects, wetlands protection, the County's debt, and the need for low income/workforce housing. He also spoke about the cost of the Willoughby property (DEPT-2) and asked whether the fairgrounds property might be a viable alternative.

Tom Pine asked about the new contract for County Attorney Sarah Woods (salary, travel expense, etc.).

Becky Harris (with Pandora, the dog who became ill due to glyphosate) asked the Board to assist Commissioner Hetherington with funding to address the speeding issue on St. Lucie Boulevard. She also spoke about water quality and the need to stop glyphosate spraying throughout the state. She asked the Board to share what Martin County is doing with Florida Fish and Wildlife and the governor.

Later in the meeting (after CNST-16), the Board gave staff direction to send a letter to FWC, the EPA, the DEP, the Governor's office, and whoever else staff feels should receive the letter, to explain what Martin County is doing regarding the spraying of chemicals (specifically glyphosate).

Indiantown Civic Center VP/Treasurer Craig F. Bauzenberger, Sr. addressed the Board regarding two properties adjacent to the Center. He suggested that the first property, which was sold to the County (\$1) years ago for a proposed road, should be returned to the Center. He also suggested that the County could lease the second property to the Center for a picnic area and community gardens, and that the local Boy Scout troop could clean up the property as a community project.

Jackie Pakonis spoke about glyphosate and all the other chemicals that are being sprayed into our waters and asked for the Board's help and support with the State to find a more helpful way to deal with the plants they are trying to control.

Jackie Trancynger, representing the Martin County Democratic Environmental Caucus, spoke about the increase in Florida's population, climate change, water problems/toxicity, glyphosate spraying, and the eventual lack of enough clean water to drink. She urged the Board to keep these issues in mind when making CRA changes and changes to our Comp Plan.

**MOTION [Indiantown Civic Center]:** A motion was made by Vice Chairman Jenkins, seconded by Commissioner Smith, to begin figuring out how to transfer title of that little triangle, and then if it's feasible/possible to do a long-term lease for the other lot, to be used for a picnic area and community gardens. The motion was amended to direct staff to bring this subject back with recommendations on how to proceed. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

## **2. COMMISSIONERS**

### **AM**

Commissioner Heard announced that she would be using District money for the Pt. Salerno Church of God's abandonment fee. She spoke about water quality and the need to make strong efforts to purchase properties for Everglades restoration.

Commissioner Jenkins updated the Board on the tree protection ordinance efforts and the

setback of HB1159, which prohibits local governments from requiring permits for tree removal, trimming, etc. He informed the Board that staff is now working on an amendment to that bill to clarify some of the language. He announced that he would be using District funds to assist the New Allen AME Church with their roof replacement.

Chairman Ciampi suggested creating a fact/information sheet regarding tree protection that could be distributed and marketed to tree professionals and the public. He urged people to drive safely and reminded everyone that children would be going back to school soon.

Commissioner Hetherington suggested that there should be more of a penalty for violating a tree permit. She also welcomed Becky Harris to the Indian River Lagoon Council's Citizens Advisory Committee.

Commissioner Smith suggested producing a video on tree protection. He announced that the upcoming Legislative Session would be starting in January, and spoke about the important issues in need of attention: biosolids, blue-green algae, septic tank removal, removing algae from the water, and Lake Okeechobee issues. He also spoke about the importance of continuing to acquire PalMar properties.

PM

Commissioner Smith and Chairman Ciampi spoke about the the Babe Ruth World Series and the Junior Olympics, and the revenue that sporting events bring to Martin County.

### 3. COUNTY ADMINISTRATOR

#### **CONSENT**

#### **ADMINISTRATION**

##### **CNST-1 CONTRACTS THAT MEET THE THRESHOLD FOR BOARD APPROVAL**

This item is a placeholder on all Board meeting agendas to streamline the process for items that meet the Board approval threshold. Specific items requiring approval, if any, will be provided by Supplemental Memorandum. If there are no items, a Supplemental Memorandum will not be attached.

Agenda Item: 19-0499

This item was approved by the first motion of the meeting.

Supplemental Memo (4 items)

##### **CNST-2 BOARD OF COUNTY COMMISSIONERS' APPROVAL OF WARRANT LIST FOR DISBURSEMENT VIA CHECKS AND ELECTRONIC PAYMENTS TO COMPLY WITH STATUTORY REQUIREMENTS**

Pursuant to Chapter 136.06, Florida Statutes, checks and electronic payments issued by the Board of County Commissioners are to be recorded in the Board meeting minutes. In compliance with statutory requirements, the Warrant List is added to the Consent Agenda for approval by the Board of County Commissioners. This Warrant List is for disbursements made between June 1, 2019 and June 30, 2019. Additional details related to these disbursements may be viewed in the office of the Martin County Clerk of Court and Comptroller or on the Clerk's website.

Agenda Item: 19-0500

This item was approved by the first motion of the meeting.

**CNST-3 BOARD OF COUNTY COMMISSION MINUTES TO BE APPROVED**

The Board is asked to approve minutes from the June 18, 2019 Regular and the July 15 and 16 Budget Workshop Board of County Commission meetings.

Agenda Item: 19-0665

This item was approved by the first motion of the meeting.

**CNST-4 REPORT OF DISCOUNTS, ERRORS, DOUBLE ASSESSMENTS, AND INSOLVENCIES ON THE ASSESSMENT ROLL FOR THE YEAR 2018**

Presentation of the Martin County Tax Collector's Report on Discounts, Errors, Double Assessments, and Insolvencies on the Assessment Roll for the year 2018.

Agenda Item: 19-0653

This item was approved by the first motion of the meeting.

**CNST-5 NOTED ITEMS**

Noted items are documents for the Board's information that must be a part of the record but do not require any action.

Agenda Item: 19-0501

This item was approved by the first motion of the meeting.

**CNST-6 TOURIST DEVELOPMENT COUNCIL APPOINTMENTS**

After the solicitation of applicants, the Board is asked to make the necessary appointments to the Tourist Development Council.

Agenda Item: 19-0529

**RESOLUTION 19-7.1**

This item was approved by the first motion of the meeting.

**CNST-7 ADOPTION OF A RESOLUTION ACCEPTING AND APPROVING FOUR QUIT CLAIM DEEDS TO OBTAIN ADDITIONAL RIGHT OF WAY ALONG HAVEN LANE FOR A UTILITY PROJECT IN RIO LOCATED OFF OF DIXIE HIGHWAY**

Request for the adoption of a Resolution approving and accepting four (4) Quit Claim Deeds (QCD's) to provide additional right of way (ROW) along Haven Lane as required for a current utility project.

Agenda Item: 19-0717

**RESOLUTION NO. 19-7.35**

This item was approved by the first motion of the meeting.

**CNST-8 REQUEST FOR APPROVAL OF THE DISPOSITION OF AN ARTWORK IN THE MARTIN COUNTY ART IN PUBLIC PLACES (AIPP) INVENTORY KNOWN AS WIND GAMES, A KINETIC SCULPTURE**

This is a request for approval for the disposition of an artwork in the Martin County AIPP inventory, known as Wind Games.

Agenda Item: 19-0724

This item was approved by the first motion of the meeting.

## Supplemental Memo

### **CNST-9 MANAGEMENT AGREEMENT WITH HISTORICAL SOCIETY OF MARTIN COUNTY**

The Historical Society of Martin County currently operates the House of Refuge as a public museum through a Management Agreement with the County. The Society has requested a new Management Agreement to continue the operation of the House of Refuge as a public museum.

Agenda Item: 19-0741

This item was approved by the first motion of the meeting.

## **BUILDING**

### **CNST-10 REQUEST FOR FINE REDUCTION STIPULATION AND AGREED RECOMMENDED ORDER REGARDING THE CODE ENFORCEMENT CASE OF RICHARD D AND KAREN J MANEAGE**

Pursuant to the provisions of Section 1.98.B, General Ordinance, Martin County Code, the Board of County Commissioners is asked to consider approval of a Fine Reduction and Agreed Recommended Order regarding the Code Enforcement Case of Richard D. and Karen J. Maneage.

Agenda Item: 19-0543

This item was approved by the first motion of the meeting.

### **CNST-11 REQUEST FOR FINE REDUCTION STIPULATION AND AGREED RECOMMENDED ORDER REGARDING THE CODE ENFORCEMENT CASE OF KEVIN M AND DEBRA T KALIDONIS**

Pursuant to the provisions of Section 1.98.B, General Ordinance, Martin County Code, the Board of County Commissioners is asked to consider approval of a Fine Reduction and Agreed Recommended Order regarding the Code Enforcement case of Kevin M. and Debra T. Kalidonis

Agenda Item: 19-0680

This item was approved by the first motion of the meeting.

### **CNST-12 REQUEST FOR FINE REDUCTION STIPULATION AND AGREED RECOMMENDED ORDER REGARDING THE CODE ENFORCEMENT CASE OF SUSAN SIRCHIA**

Pursuant to the provisions of Section 1.98B, General Ordinance, Martin County Code, the Board of County Commissioners is asked to consider approval of a Fine Reduction and Agreed Recommended Order regarding the Code Enforcement case of Susan Sirchia.

Agenda Item: 19-0682

This item was approved by the first motion of the meeting.

## **COUNTY ATTORNEY**

**CNST-13 REQUEST APPROVAL OF FIRST AMENDMENT TO INTERLOCAL AGREEMENT WITH ST. LUCIE COUNTY FOR PRETRIAL PROGRAM SERVICES**

Martin County and St. Lucie County entered into an Interlocal Agreement dated September 18, 2018, to provide for implementation by St. Lucie County of a pretrial release program for Martin County pretrial defendants. The Sheriff has requested approval of the First Amendment to extend the term of the Interlocal Agreement by one year.

Agenda Item: 19-0646

This item was approved by the first motion of the meeting.

**FIRE RESCUE**

**CNST-14 INTERLOCAL AGREEMENT BETWEEN MARTIN COUNTY AND THE SCHOOL BOARD OF MARTIN COUNTY**

The Fire Rescue Department requests the Board of County Commissioners to execute an Interlocal Agreement with the School Board of Martin County for the cooperation and coordination in carrying out the responsibilities to provide shelter before, during, and after a potential emergency. This agreement has been executed by the School Board of Martin County.

Agenda Item: 19-0701

This item was approved by the first motion of the meeting.

**PUBLIC WORKS**

**CNST-15 REQUEST AUTHORIZATION TO INSTALL STOP SIGNS ON NW PINE LAKE DRIVE AT NW SPRUCE RIDGE DRIVE**

The North River Shores Property Owners Association has requested the reconfiguration of NW Pine Lake Drive at its intersection with NW Spruce Ridge Drive. Several options were presented, including different shaped roundabouts and a four-way intersection. The North River Shores Property Owners Association preferred the four-way intersection. Currently there are STOP signs controlling traffic on NW Spruce Ridge Drive. The Board is asked to authorize new STOP signs on NW Pine Lake Drive after the intersection is reconfigured.

Agenda Item: 19-0496

**RESOLUTION NO. 19-7.2**

This item was approved by the first motion of the meeting.

**CNST-16 RESOLUTION OF SUPPORT FOR THE INDIAN RIVER LAGOON COMPREHENSIVE CONSERVATION AND MANAGEMENT PLAN (LOOKING FORWARD TO 2030)**

The Indian River Lagoon National Estuary Program (IRLNEP) has developed a revised Comprehensive Conservation and Management Plan (CCMP) entitled "Looking Forward to 2030", which creates a 10-year plan for restoration of the Indian River Lagoon. On December 18, 2018, Dr. Duane DeFreese, Executive Director of the Indian River Lagoon Council, provided an update on the CCMP. Martin County has been an active partner in the CCMP update and in the activities and management of the IRLNEP. The resolution memorializes the County's support for the CCMP and

on-going participation in the critical work of the IRLNEP and its partner agencies.

Agenda Item: 19-0553

**RESOLUTION NO. 19-7.9**

IRL Council Executive Director Duane De Freese and Environmental Programs Coordinator Dianne Hughes presented the resolution and provided an update on the Indian River Lagoon Council to the Board.

MOTION: A motion was made by Commissioner Hetherington, seconded by Commissioner Smith, for approval of the resolution. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

**CNST-17 ADOPTION OF A RESOLUTION ACCEPTING AND APPROVING A 60' RIGHT OF WAY (ROW) EASEMENT ON SE SMITH AVENUE, WARRANTY DEED FOR 25' CORNER CLIP AND 30' ROW ON SE DARLING STREET AND UTILITY EASEMENT FROM ABUNDANT LIFE MINISTRIES**

This is a request for the adoption of a resolution accepting and approving a 60' ROW Easement on SE Smith Avenue, a Warranty Deed for a 25' corner clip and 30' ROW, along with a Partial Release of Mortgage for the dedication, on SE Darling Street and a Utility Easement from Abundant Life Ministries, Assembly of God, Stuart, Florida, a Florida not for profit corporation (Abundant Life Ministries) as part of the conditions of approval of the Minor Final Site Plan for Abundant Life Ministries.

Agenda Item: 19-0606

**RESOLUTION NO. 19-7.3**

This item was approved by the first motion of the meeting.

**CNST-18 ACCEPTANCE OF A UTILITY EASEMENT FROM TC 789 LLC FOR CONSTRUCTION OF WATER AND FIRE SERVICES AND UTILITY RELATED EQUIPMENT WITHIN THE TREASURE COAST COMMERCE CENTER**

This is a request for the adoption of a Resolution accepting and approving a Utility Easement from TC 789 LLC, a Florida limited liability company, for the construction of water and fire services and utility related equipment on Lots 2 and 3, to service property within the Treasure Coast Commerce Center, south of SW McKay Way and east of SW Jack James Drive.

Agenda Item: 19-0637

**RESOLUTION NO. 19-7.4**

This item was approved by the first motion of the meeting.

**CNST-19 ACCEPTANCE OF A UTILITY EASEMENT FROM JENSEN BEACH LAND COMPANY, LTD. , FOR OFF-SITE WATER AND FIRE SERVICES, A FIRE HYDRANT AND UTILITY RELATED EQUIPMENT FOR THE WEST JENSEN VILLAGE PROJECT**

This is a request for the adoption of a Resolution accepting and approving a Utility



Easement from Jensen Beach Land Company, Ltd., a Florida limited partnership, for off-site water and fire services, a fire hydrant and utility related equipment facilities to service the adjacent West Jensen Village project, east of Federal Highway and south of NW Golden Oak Trail, just south of the St. Lucie County line.

Agenda Item: 19-0638

**RESOLUTION NO. 19-7.5**

This item was approved by the first motion of the meeting.

**CNST-20 REQUEST TO OPEN A PORTION OF SE SHARON STREET FOR BUILDING PERMIT ELIGIBILITY**

Request to open approximately 105 linear feet of SE Sharon Street in Hobe Sound, and to accept the roadway into the County's road inventory as a publicly owned and publicly maintained roadway.

Agenda Item: 19-0709

**RESOLUTION NO. 19-7.6**

This item was approved by the first motion of the meeting.

**CNST-21 APPROVAL OF A LEASE WITH THE UNITED STATES OF AMERICA THROUGH U.S. CUSTOMS AND BORDER PROTECTION ("US CUSTOMS") FOR USE OF THE US CUSTOMS BUILDING AND ADJACENT PARKING AT THE MARTIN COUNTY AIRPORT/WITHAM FIELD**

This is a request for consideration of Lease No. HSBP-7118-L-IN0419 for the US Customs building and associated parking rights at the Martin County Airport.

Agenda Item: 19-0532

This item was approved by the first motion of the meeting.

**UTILITIES AND SOLID WASTE**

**CNST-22 SOLID WASTE INITIAL ASSESSMENT RESOLUTION FOR FY2019/2020**

The Board of County Commissioners is requested to adopt the Initial Assessment Resolution for fiscal year 2020 (FY20) and approve notification to affected property owners advising of the solid waste assessment rate and public hearing.

Agenda Item: 19-0629

**RESOLUTION NO. 19-7.7**

This item was approved by the first motion of the meeting.

**CNST-23 ADOPT AN ANNUAL ASSESSMENT RESOLUTION REQUIRED BY CHAPTER 71 OF THE MARTIN COUNTY CODE TO APPROVE NON-AD VALOREM ASSESSMENT ROLLS FOR FISCAL YEAR 2019/2020**

The Board is requested to adopt the Annual Assessment Resolution approving Assessment Rolls.

Agenda Item: 19-0706

**RESOLUTION NO. 19-7.8**

This item was approved by the first motion of the meeting.

**CNST-24 INTERLOCAL AGREEMENT FOR THE DELIVERY OF PASSENGER TIRES TO THE PALM BEACH RENEWABLE ENERGY FACILITY #2**

The Board of County Commissioners is requested to authorize execution of the Interlocal Agreement between the Solid Waste Authority of Palm Beach County for the delivery of passenger tires to the Palm Beach Renewable Energy Facility #2.

Agenda Item: 19-0707

This item was approved by the first motion of the meeting.

Additional Item

**ADMINISTRATION**

**CNST-25 AMENDMENT OF THE DRUG AND ALCOHOL ABUSE AWARENESS COMMITTEE ESTABLISHING RESOLUTION**

The Board is asked to rescind previous resolutions pertaining to the Drug and Alcohol Abuse Awareness Committee. The amended resolution re-establishes the makeup of members and staggers their terms.

Agenda Item: 19-0780

Health & Human Services Manager Michelle Miller and Assistant County Attorney Elizabeth Lenihan presented the item to the Board.

The Board asked questions regarding the reasons for the proposed changes to the committee and made suggestions about agencies/members.

Staff will bring back the item with additional changes and recommendations.

Additional Item

**BOARD AND COMMITTEE APPOINTMENTS**

**B&C-1 NEIGHBORHOOD ADVISORY COMMITTEE APPOINTMENTS**

After solicitation of applicants, the Board is asked to make the necessary appointments to the Jensen Beach, Old Palm City, Port Salerno, and Rio Neighborhood Advisory Committees.

Agenda Item: 19-0493

**RESOLUTION NO. 19-7.10**

Administration Executive Aide Donna Gordon tallied the votes for the Board. She announced that JoAnn Gaiesky was the only applicant for the Rio NAC, and that Jaime Rolle Taylor received four votes for the Port Salerno NAC.

**MOTION:** A motion was made by Commissioner Smith, seconded by Vice Chairman Jenkins, for approval of both [Gaiesky and Taylor]. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

Supplemental Memo

## **B&C-2 BUSINESS DEVELOPMENT BOARD APPOINTMENT**

After solicitation of applicants, the Board is asked to make the necessary appointment to be the Martin County representative to the Business Development Board.

Agenda Item: 19-0084

Administration Executive Aide Donna Gordon tallied the votes for the Board and announced that Edward Weinberg received four votes.

MOTION: A motion was made by Commissioner Smith, seconded by Commissioner Hetherington, to approve Ed Weinberg. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

## **PUBLIC HEARINGS**

### **PH-1 PUBLIC HEARING TO CONSIDER ADOPTION OF ORDINANCE CREATING ARTICLE 29, REGISTRATION OF DEFAULTED PROPERTY OF CHAPTER 21, BUILDING AND HOUSING REGULATIONS, GENERAL ORDINANCES, MARTIN COUNTY CODE, REQUIRING THE REGISTRATION AND MAINTENANCE OF REAL PROPERTY IN DEFAULT**

The Board of County Commissioners ("Board") is requested to adopt the proposed Ordinance to require the registration and maintenance of real property in default throughout the unincorporated area of Martin County.

Agenda Item: 19-0708

#### **ORDINANCE NO. 1104**

Building Official Larry Massing, Nuisance Abatement Coordinator Rachel Spradley, and Assistant County Attorney Elizabeth Lenihan presented the item to the Board.

Chairman Ciampi solicited public comment; none was heard.

MOTION: A motion was made by Commissioner Smith, seconded by Commissioner Hetherington, for approval of the item. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

### **PH-2 PUBLIC HEARING AND FINAL ASSESSMENT RESOLUTION FOR THE PALM LAKE PARK WATER MAIN MUNICIPAL SERVICE BENEFIT UNIT**

Board action is requested to adopt the final assessment resolution for the Palm Lake Park Water Main Municipal Service Benefit Unit to allow installation of water lines.

Agenda Item: 19-0704

#### **RESOLUTION NO. 19-7.11**

Senior Project Manager Phil Keathley and Utilities & Solid Waste Director Sam

Amerson presented the item to the Board.

Chairman Ciampi solicited public comment; none was heard.

MOTION: A motion was made by Commissioner Heard, seconded by Commissioner Smith, for staff's recommendation [approval]. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

Supplemental Memo

**PH-3 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENT 18-10, CRA TEXT AMENDMENT**

CPA 18-10, CRA Text Amendment, was initiated by the Board of County Commissioners with the adoption of Resolution 17-12.3. The amendment proposes the creation of a new Chapter 18, Community Redevelopment, of the Comprehensive Growth Management Plan. Amendments to Chapters 2, Overall Goals and Definitions; Chapter 4, Future Land Use, Chapter 6, Housing; Chapter 8, Coastal Management; Chapter 9, Conservation and Open Space; Chapter 13, Drainage and Natural Groundwater Aquifer Recharge, and Chapter 14, Capital Improvements, are also proposed. The Local Planning Agency recommended approval.

Agenda Item: 19-0679

Senior Planner Irene Szedlmayer and Senior Assistant County Attorney Krista Storey presented the item to the Board. Growth Management Director Nicki van Vonno, Deputy County Administrator Don Donaldson, and County Engineer Lisa Wichser assisted with Board questions.

The following members of the public addressed the Board on this item: Carol Ann Leonard, Saadia Tsafarides, Julie Preast (Rio Civic Club), Ted Astolfi (Economic Council), Michael Houston, and Dottie Lanci.

Senior Assistant County Attorney Krista Storey requested that the Board authorize staff to make non-substantive changes (editing for clarity, consolidation of language, etc.).

MOTION: A motion was made by Vice Chairman Jenkins, seconded by Commissioner Smith, to accept staff's recommendation [approval] and authorize staff to make non-substantive changes. The motion carried by the following vote:

**Aye:** 4 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, and Commissioner Hetherington

**Nay:** 1 - Commissioner Heard

Supplemental Memo

#### **PH-4**

### **LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF COMPREHENSIVE PLAN AMENDMENT 19-13, JENSEN BEACH FUTURE LAND USE MAP**

CPA 19-13, Jensen Beach FLUM, is the proposed amendment of the Future Land Use Map to change the General Commercial, Limited Commercial, Commercial Office/Residential and Mobile Home Future Land Use designations to CRA Center future land use designation and to eliminate the Mixed-Use Future Land Use Overlay on the 67 acres that comprise the Jensen Beach CRA.

Agenda Item: 19-0681

Senior Planner Irene Szedlmayer and TCRPC Regional Planner Jessica Seymour presented the item to the Board. Senior Assistant County Attorney Krista Storey assisted with Board questions.

Ms. Szedlmayer filed the certification of mailing for the record.

Chairman Ciampi solicited public comment; none was heard.

MOTION: A motion was made by Commissioner Smith, seconded by Commissioner Hetherington, for staff's recommendation of approval. The motion carried by the following vote:

**Aye:** 4 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, and Commissioner Hetherington

**Nay:** 1 - Commissioner Heard

### **PUBLIC HEARING QUASI-JUDICIAL**

#### **PHQJ-1 SUNRISE RESTAURANTS, LLC REZONING (C110-007)**

This is a request by Sunrise Restaurants, LLC for approval of an amendment to the county zoning atlas. A zoning district change from the R-3A Liberal Multiple-Family District to the LC Limited Commercial District, or the most appropriate zoning district, is requested for an approximate 2.29-acre parcel located at 4000 NE Indian River Drive, approximately 1,000 feet north of the intersection of NE Indian River Drive and NE Causeway Boulevard in Jensen Beach. Included is a request for a Certificate of Public Facilities Exemption.

Agenda Item: 19-0608

#### **RESOLUTION NO. 19-7.12**

Ex parte communication disclosures were announced by all five commissioners. There were no interveners. The return receipts were filed during the LPA hearing. The participants were sworn in by the deputy clerk.

COUNTY: Principal Planner Catherine Riiska provided the staff's presentation to the Board. Senior Assistant County Attorney Krista Storey assisted with Board questions.

The following County Exhibits were entered into the record: (1) agenda item/staff report, (2) Catherine Riiska resume.

APPLICANT: Lucido & Associates Senior Vice President Morris Crady provided the applicant's presentation to the Board.

Chairman Ciampi solicited public comment; none was heard.

MOTION: A motion was made by Commissioner Smith, seconded by Commissioner Hetherington, for staff's recommendation [approval]. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

**PHQJ-2 BR 24, LLC, REZONING (B121-003)**

Request by BR 24, LLC, for approval of an amendment to the zoning atlas to change the zoning from the existing A-1, Small Farms District, to the RE-2A, Rural Estate District, or the most appropriate zoning district, for approximately 17 acres located on the south side of SE Bridge Road approximately 2.7 miles west of US-1, in Hobe Sound. Included is a request for a Certificate of Public Facilities Exemption.

**Agenda Item:** 19-0615

**RESOLUTION NO. 19-7.13**

Ex parte communication disclosures were announced by all five commissioners. There were no interveners. The return receipts were filed during the LPA hearing. The applicants were sworn in by the deputy clerk.

COUNTY: Principal Planner Catherine Riiska provided the staff's presentation to the Board. Senior Assistant County Attorney Krista Storey assisted with Board questions.

The following County Exhibits were filed for the record: (1) agenda item/staff report, (2) Catherine Riiska resume.

APPLICANT: Lucido & Associates Senior Vice President Morris Crady addressed the Board on behalf of the applicant.

Chairman Ciampi solicited public comment; none was heard.

MOTION: A motion was made by Vice Chairman Jenkins, seconded by Commissioner Smith, for staff's recommendation [approval]. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

**DEPARTMENTAL**

**ADMINISTRATION**

**DEPT-1 OFFICE OF MANAGEMENT AND BUDGET ITEMS WHICH REQUIRE BOARD APPROVAL**

This is a placeholder on all Board meeting agendas to streamline the process for grant applications, awards, budget resolutions, budget transfers from reserves, and CIP amendments. Specific items requiring approval, if any, will be provided by Supplemental Memorandum.

Agenda Item: 19-0502

**RESOLUTION NOS. 19-7.14 through 19-7.32**

Budget and CIP Coordinator Stephanie Merle presented the items to the Board. General Services Director Jeff Dougherty and Deputy County Administrator Don Donaldson assisted with Board questions.

MOTION: A motion was made by Commissioner Smith, seconded by Commissioner Hetherington, for approval of item 10 [Courthouse Cultural Center]. The motion carried by the following vote:

**Aye:** 4 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, and Commissioner Hetherington

**Nay:** 1 - Commissioner Heard

Agenda Item: 19-0502

MOTION: A motion was made by Commissioner Smith, seconded by Vice Chairman Jenkins, for approval of the remainder of OMB [DEPT-1]. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

Supplemental Memo (15 items)

**PUBLIC WORKS**

**DEPT-2 POTENTIAL ACQUISITION AND APPROVAL OF A LETTER OF INTENT AND CONTRACT TO PURCHASE 25 ACRES LOCATED AT THE NE CORNER OF WILLOUGHBY AND DARLING STREET WITH OPTION TO PURCHASE AN ADDITIONAL 3.12 ACRES**

At the February 12, 2019 meeting, the Board of County Commissioners (BOCC) directed staff to return with options for the relocation of Public Works and General Services. A 25 acre parcel off of Willoughby at Darling was located, with the option to purchase an additional 3.12 acres.

Agenda Item: 19-0696

Real Property Manager Carla Segura, Deputy County Administrator Don Donaldson, Deputy Public Works Director Jeff Gorton, and Assistant County Attorney Elizabeth Lenihan provided the presentation to the Board.

The following member of the public addressed the Board on this item: Woodlands HOA President Martin Moss.

MOTION: A motion was made by Commissioner Smith, seconded by Commissioner Hetherington, to take no further action [cancel the letter of intent]. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith,  
Commissioner Hetherington, and Commissioner Heard  
Supplemental Memo

**DEPARTMENTAL QUASI-JUDICIAL**  
**GROWTH MANAGEMENT**

**DPQJ-1** **SANDS COMMERCE CENTER III (S129-021), REVISED MASTER AND  
PHASE 3 FINAL SITE PLAN**

Request approval for a revised master site plan and phase 3 final site plan for the Sands Commerce Center III project located north of SW Martin Highway and west of and adjacent to, the Florida Turnpike. Included with this application is a request for a Certificate of Public Facilities Reservation.

Agenda Item: 19-0662

**RESOLUTION NO. 19-7.33**

Ex parte communication disclosures were announced by all five commissioners. There were no interveners. There were no notices required. The participants were sworn in by the deputy clerk.

COUNTY: Principal Planner Peter Walden provided the staff's presentation to the Board. Senior Assistant County Attorney Krista Storey assisted with Board questions.

The following County Exhibits were entered into the record: (1) agenda item/staff report, (2) Peter Walden resume.

APPLICANT: Attorney Terry McCarthy and MJD Construction President Mike Diegidio provided the applicant's presentation to the Board.

Chairman Ciampi solicited public comment; none was heard.

MOTION: A motion was made by Commissioner Hetherington, seconded by Vice Chairman Jenkins, for staff's recommendation for approval. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith,  
Commissioner Hetherington, and Commissioner Heard

**DPQJ-2** **REQUEST FOR A TIMETABLE EXTENSION FOR THE COVE/SALERNO  
PARCEL**

Cove/Salerno Partners, LLC requests a timetable extension for an approved major final site plan for the hauling of fill materials in excess of 10,000 cubic yards to the subject property. The project received approval on March 30, 2010 and was not completed. The parcel is located between SE Salerno Road and SE Cove Road in Stuart.

Agenda Item: 19-0507

**RESOLUTION NO. 19-7.34**

Ex parte communication disclosures were announced by all five commissioners. There were no interveners. There were no notices required. The participants were sworn in



by the deputy clerk.

COUNTY: Principal Planner Peter Walden provided the staff's presentation to the Board. Senior Assistant County Attorney Krista Storey assisted with Board questions.

The following County Exhibits were entered into the record: (1) agenda item/staff report, (2) Peter Walden resume.

APPLICANT: MilCor Group President Melissa Corbett addressed the Board on behalf of the applicant.

Chairman Ciampi solicited public comment; none was heard.

MOTION: A motion was made by Commissioner Smith, seconded by Commissioner Hetherington, for approval of the item. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

Agenda Item: 19-0507

MOTION: A motion was made by Commissioner Smith, seconded by Vice Chairman Jenkins, to ask staff, when it's time-appropriate, to come back with an agenda item with options and discussion as to our haul and fill ordinance. The motion carried by the following vote:

**Aye:** 5 - Chairman Ciampi, Vice Chairman Jenkins II, Commissioner Smith, Commissioner Hetherington, and Commissioner Heard

**PUBLIC - PLEASE LIMIT COMMENTS TO THREE MINUTES.**

## **ADJOURN**

The Board of County Commissioners July 30, 2019 meeting adjourned at 3:52 p.m.

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Carolyn Timmann, Clerk of the  
Circuit Court and Comptroller  
/mkv

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Edward V. Ciampi, Chairman  
Board of County Commissioners

Minutes approved:

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