



BOARD OF COUNTY COMMISSIONERS

ACTION SUMMARY

DECEMBER 2, 2025 ~ 9:00 AM

COMMISSION CHAMBERS

2401 SE MONTEREY ROAD, STUART, FLORIDA 34996

COUNTY COMMISSIONERS

Sarah Heard, Chair

Edward V. Ciampi, Vice Chairman

Eileen Vargas

Stacey Hetherington

J. Blake Capps

Don G. Donaldson, P.E., County Administrator

Elysse A. Elder, County Attorney

*Carolyn Timmann, Clerk of the Circuit
Court and Comptroller*

PRESETS

9:05 AM Public Comment

10:00 AM US Army Corps of Engineers Update (R&P-1)

11:00 AM Economic Development Toolkit (PH-1)

1:30 PM Indian River Lagoon Economic Valuation (R&P-2)

5:05 PM Public Comment

CALL TO ORDER AT 9:00 AM

Invocation - Moment of Silence

Pledge of Allegiance - **Sgt. Jacob Blaszyk**, U.S. Army Veteran

APPROVAL OF AGENDA

Additional Items – *There were no Additional Items.*

Approval of Agenda – *The Agenda was approved.*

COMMENTS

Public (9:05 AM) - Please limit comments to three minutes.

Commissioners – *At The Guardians of Martin County's request, staff will return with an agenda item regarding the Chancey Bay Ranch. Commissioner Ciampi requested an agenda item at the next meeting regarding Stuart West.*

County Administrator

CONSENT AGENDA

Approval of Consent Agenda – [The Consent Agenda was approved.](#)

Consent Agenda items are considered routine and are enacted by one motion and will have no action noted, but the "Recommendation" as it appears on the Board item is the approved action.

Discussion of Pulled Consent Items – [n/a](#)

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: 26-0008 [No 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 November 3 and 16, 2025. 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: 26-0014

CNST-3 BOARD OF COUNTY COMMISSION MINUTES TO BE APPROVED

The Board is asked to approve minutes from the November 4, 2025 regular meeting.

Agenda Item: 26-0310

CNST-4 LOCAL PLANNING AGENCY SCHOOL DISTRICT APPOINTMENT

The Board is asked to confirm the re-appointment of Julie L. Sessa to be the School District's non-voting representative on the Local Planning Agency.

Agenda Item: 26-0090 [RESOLUTION NO. 25-12.1](#)

CNST-5 EMERGENCY MEDICAL SERVICES ADVISORY COUNCIL APPOINTMENTS

The Board is asked to make appointments to the Emergency Medical Services Advisory Council.

Agenda Item: 26-0228 [RESOLUTION NO. 25-12.2](#)

CNST-6 TREASURE COAST REGIONAL PLANNING COUNCIL MUNICIPAL APPOINTMENTS

The Board is asked to confirm the appointments of Mayor Vinny Barile as the Town of Sewall's Point primary municipal appointment and Vice Mayor Phyllis Waters Brown as the Village of Indiantown's alternate municipal appointment to the Treasure Coast Regional Planning Council (TCRPC).

Agenda Item: 26-0220

PUBLIC WORKS

CNST-7 ADOPT A RESOLUTION APPROVING AND ACCEPTING A WARRANTY DEED FOR DEDICATION OF A 30-FOOT STRIP OF LAND FOR RIGHT-OF-WAY LOCATED ON THE NORTH SIDE OF NE CHURCH STREET

This is a request for the adoption of a Resolution approving and accepting a Warranty Deed from Seabreeze North Corporation, a Florida profit corporation (Seabreeze), for the donation of a 30-foot strip of land along the north side of NE Church Street for right-of-way, as part of the Church Street Redesign Project under the Jensen Beach Community Redevelopment Area Improvements (CRA).

Agenda Item: 26-0259

RESOLUTION NO. 25-12.3

PUBLIC HEARING

PH-1 PUBLIC HEARING TO CONSIDER ADOPTION OF AN ORDINANCE AMENDING CHAPTER 71, ARTICLE 2, GENERAL ORDINANCES, MARTIN COUNTY CODE, RELATING TO THE ECONOMIC DEVELOPMENT FUND AND THE IMPLEMENTATION OF THE MARTIN COUNTY ECONOMIC DEVELOPMENT TOOLKIT

This is a public hearing to consider adoption of an ordinance amending Chapter 71, Article 2, Economic Development Fund, General Ordinances, Martin County Code. These revisions are necessary to implement the new Martin County Economic Development Toolkit, which is presented for Board of County Commissioner ("Board") review and approval as a strategic, comprehensive framework for the County's economic development incentives and programs in accordance with the Martin County Comprehensive Plan.

Agenda Item: 26-0278

11:00 AM PRESET

ACTION TAKEN: The Board adopted the Resolution approving the Martin County Economic Development Toolkit and adopted the Ordinance amending Chapter 71, Article 2, Economic Development Fund, General Ordinances, Martin County Code. This includes a change to page 6 of the Economic Development Toolkit document regarding data centers as recommended by staff.

RESOLUTION NO. 25-12.8 and ORDINANCE NO. 1266

REQUESTS AND PRESENTATIONS

R&P-1 US ARMY CORPS OF ENGINEERS UPDATE

The US Army Corps of Engineers will be providing an update of the Central and South Florida regional water management system, progress of Comprehensive Everglades Restoration Plan projects, and the operational planning for the dry season. **10:00 AM PRESET**

Agenda Item: 26-0302 [Supplemental Memorandum \(presentation\)](#)

ACTION TAKEN: The Board heard the presentation.

R&P-2 2025 INDIAN RIVER LAGOON ECONOMIC VALUATION

The Indian River Lagoon National Estuary Program (IRLNEP), with funding from the EPA and NOAA, partnered with The Balmoral Group to conduct an updated economic valuation of the Indian River Lagoon (IRL) for 2025. The study assessed the economic impacts and ecosystem services provided by the IRL, covering its entire watershed, which spans 7 counties, 38 municipalities, and 3.5 million residents. This presentation will report the findings of the study. **1:30 PM PRESET**

Agenda Item: 26-0303 [Supplemental Memorandum \(presentation\)](#)

ACTION TAKEN: The Board heard the presentation.

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: 26-0024 [Supplemental Memorandum \(5 items\)](#)

ACTION TAKEN:

1. [Permission to Accept the Florida Inland Navigation District \(FIND\) Grant MA-25-100 Manatee Park Seawall Restoration Agreement - The Board authorized the Chair to execute the FIND grant MA-25-100 agreement; authorized the County Administrator or designee to execute any future non-monetary grant-related documents upon review and concurrence of the County Attorney's Office; and adopted the Budget Resolution. RESOLUTION NO. 25-12.4](#)
2. [Budget Resolution to Increase the Supervisor of Elections Funds - The Board adopted the Budget Resolution to increase the Supervisor of Elections budget by \\$457,867. RESOLUTION NO. 25-12.5](#)
3. [2026 Fiscal Policy Update – The Board approved the FY26 Fiscal Policy.](#)
4. [Request for Funds to Pay Off Various Debt Obligations - The Board approved the Budget Transfer from Reserves within the applicable funds to execute the identified debt payoffs and adopted the Budget Resolution appropriating these reserves into the debt service funds for the purpose of completing the payoffs. RESOLUTION NO. 25-12.6](#)
5. [Request for Funds for Health Insurance Fund - The Board approved the Budget Transfer from General Fund Reserves and adopted the Budget Resolution. RESOLUTION NO. 25-12.7](#)

DEPT-2 CONTRACTS THAT MEET THE THRESHOLD FOR BOARD APPROVAL \$1 MILLION OR GREATER

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: 26-0030 Supplemental Memorandum (1 item)

ACTION TAKEN:

A. CONTRACTS OVER \$1,000,000

1. Telephone & Telecommunications Equipment Repair & Maintenance (RFB2026-3718) – The Board awarded the contract to the sole responsive and responsible bidder, Universal Cabling Systems, Inc. and authorized the County Administrator or designee to execute all documents related to this request.

DEPT-3 CONSIDERATION OF A PUBLIC PURPOSE LEASE AGREEMENT WITH THE MARTIN COUNTY FAIR ASSOCIATION, INC. FOR APPROXIMATELY 30.7 ACRES LOCATED ALONG SW CITRUS BOULEVARD IN WESTERN MARTIN COUNTY

The Board is requested to consider approval of a Public Purpose Lease Agreement (“Lease”) with the Martin County Fair Association, Inc., a Florida not-for-profit fair association, for approximately 30.7 acres along SW Citrus Boulevard in western Martin County.

Agenda Item: 26-0208

ACTION TAKEN: The Board approved the Public Purpose Lease Agreement between Martin County and the Martin County Fair Association, Inc. striking any reference to camping in Exhibit C (Fair Association Policies & Procedures) and authorized the Chair to execute the Public Purpose Lease Agreement along with any additional documents associated with this transaction.

GENERAL SERVICES

DEPT-4 PUBLIC MEETING FOR CONSIDERATION OF UNSOLICITED PROPOSAL FOR PUBLIC-PRIVATE PARTNERSHIP (P3) TO BUILD MARTIN COUNTY OPERATIONS FACILITY

In accordance with Section 255.065(3)(c), Florida Statutes, Martin County has received an unsolicited Public-Private Partnership (P3) proposal from Building Tomorrow’s Schools, Inc. (BTS), a Florida-based 501(c)(3) non-profit organization, to design, build, and convey a Maintenance and Operations Facility by July 2027. This item is being presented to the Board for consideration and to provide the public with an opportunity to provide public comment.

Agenda Item: 26-0297

ACTION TAKEN: The Board accepted the unsolicited Public-Private Partnership proposal from Building Tomorrow’s Schools, Inc. utilizing the process in Section 255.065(3)(c), Florida Statutes, and authorized staff to proceed with the unsolicited proposal in accordance with the County policy and Florida law.

PUBLIC - PLEASE LIMIT COMMENTS TO THREE MINUTES.

ADJOURNED AT 2:42 PM

The next meeting is December 9, 2025.

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