



[County seal]

## BOARD OF COUNTY COMMISSIONERS

### **ACTION SUMMARY** JULY 8, 2025 ~ 9:00 AM

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

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#### **COUNTY COMMISSIONERS**

*Sarah Heard, Chair*  
*Edward V. Ciampi, Vice Chairman*  
*Eileen Vargas - absent*  
*Stacey Hetherington*  
*J. Blake Capps*

*Don G. Donaldson, P.E., County Administrator*  
*Sarah W. Woods, County Attorney*  
*Carolyn Timmann, Clerk of the Circuit*  
*Court and Comptroller*

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#### **PRESETS**

9:05 AM - Public Comment  
5:05 PM - Public Comment

#### **CALL TO ORDER AT 9:02 AM**

Invocation - Moment of Silence  
Pledge of Allegiance - **Jon Szparaga**, U.S. Air Force Veteran

#### **APPROVAL OF AGENDA**

Additional Items – *There were no Additional Items.*  
Approval of Agenda – *The Agenda was approved.*

#### **PROCLAMATIONS AND SPECIAL PRESENTATIONS**

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

The Chair will present proclamations declaring July 2025 as Parks and Recreation Month and Treasure Coast Waterway Cleanup Week in Martin County, Florida.

Agenda Item: 25-1011

**ACTION TAKEN:** *The proclamations were presented.*

## **COMMENTS**

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

Commissioners

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: 25-0671 [Supplemental Memorandum \(2 items\)](#)

### **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 2 and June 20, 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: 25-0675

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

The Board is asked to approve minutes from the April 22 and May 6, 2025 regular meetings.

Agenda Item: 25-0992

### **CNST-4 ADOPT A PROCLAMATION DECLARING PURPLE HEART DAY IN MARTIN COUNTY, FLORIDA**

The Board is asked to adopt a proclamation declaring Purple Heart Day in Martin County, Florida.

Agenda Item: 25-0955

### **CNST-5 EMERGENCY MEDICAL SERVICES ADVISORY COUNCIL APPOINTMENTS**

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

Agenda Item: 25-1043

[RESOLUTION NO. 25-7.1](#)

**COUNTY ATTORNEY**

**CNST-6 RESOLUTION REPLACING COMMITTEE MEMBER SEATS ON THE AIRPORT NOISE ADVISORY COMMITTEE**

This is a request to consider replacement of the Friends of Witham Field and Witham Airport Action Majority (WAAM) member seats on the Airport Noise Advisory Committee.

Agenda Item: 25-1078

**RESOLUTION NO. 25-7.2**

**PUBLIC WORKS**

**CNST-7 ADOPTION OF A RESOLUTION APPROVING AND ACCEPTING 33 PROPOSED PERPETUAL EASEMENTS, FOR SHORELINE RESTORATION, AS PART OF THE MACARTHUR BOULEVARD DUNE AND BEACH PROJECT**

This is a request for the adoption of a Resolution accepting and approving 33 proposed Perpetual Easements from property owners along MacArthur Boulevard providing access to complete the MacArthur Boulevard Dune and Beach Project, which will restore and maintain the dune along the Atlantic Ocean side of MacArthur Boulevard.

Agenda Item: 25-1033

**RESOLUTION NO. 25-7.3**

**CNST-8 ADOPTION OF A RESOLUTION APPROVING AND ACCEPTING A UTILITY EASEMENT FROM PALM PIKE CAR WASH, LLC, ALONG SW MARTIN HIGHWAY NEAR SW MARTIN DOWNS BOULEVARD IN PALM CITY**

This is a request for the adoption of a Resolution approving and accepting a Utility Easement from Palm Pike Car Wash, LLC, a Florida limited liability company, to allow for water and sewer related services and equipment along SW Martin Highway near SW Martin Downs Boulevard in Palm City.

Agenda Item: 25-1087

**RESOLUTION NO. 25-7.4**

**UTILITIES AND SOLID WASTE**

**CNST-9 SOLID WASTE INITIAL ASSESSMENT RESOLUTION FOR FY2025/26**

The Board of County Commissioners is requested to adopt the Initial Assessment Resolution for fiscal year 2026 (FY26) and approve notification to affected property owners advising of the solid waste assessment rate and public hearing.

Agenda Item: 25-0988

**RESOLUTION NO. 25-7.5**

**CNST-10 ADOPT AN ANNUAL ASSESSMENT RESOLUTION REQUIRED BY CHAPTER 71 OF THE MARTIN COUNTY CODE TO APPROVE NON-AD VALOREM ASSESSMENT ROLLS FOR FISCAL YEAR 2025/2026**

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

Agenda Item: 25-0990

**RESOLUTION NO. 25-7.6**

## **PUBLIC HEARINGS**

### **PH-1 PUBLIC HEARING TO CONSIDER ADOPTION OF AN ORDINANCE AMENDING ARTICLE 5, FALSE ALARM REDUCTION, CHAPTER 111, GENERAL ORDINANCES, MARTIN COUNTY CODE**

This is a public hearing to consider adoption of an ordinance amending Article 5, False Alarm Reductions, Chapter 111, General Ordinances, Martin County Code. The revisions to the False Alarm Ordinance were requested by the Martin County Sheriff's Office and the Martin County Tax Collector.

Agenda Item: 25-1056

**ORDINANCE NO. 1261**

**ACTION TAKEN:** The Board approved the Ordinance amending the False Alarm Reduction Ordinance.

### **PH-2 LEGISLATIVE PUBLIC HEARING TO CONSIDER ADOPTION OF COMPREHENSIVE PLAN AMENDMENT (CPA) 23-04 SUNRISE GROVE TEXT**

This is a request for an amendment to the text of Chapter 4, Future Land Use Element of the Martin County Comprehensive Growth Management Plan.

Agenda Item: 25-1076

**ORDINANCE NO. 1262**

**ACTION TAKEN:** The Board adopted the Ordinance amending the text of Chapter 4, Future Land Use Element of the Martin County Comprehensive Growth Management Plan.

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

### **DPQJ-1 REQUEST APPROVAL OF THE THIRD AMENDMENT TO THE SOUTH FLORIDA GATEWAY PLANNED UNIT DEVELOPMENT (PUD) ZONING AGREEMENT (S265-019), INCLUDING A REVISED MASTER SITE PLAN**

This is a request by Lucido & Associates, on behalf of Foundry South Florida Gateway LLC, for approval of the Third Amendment to the South Florida Gateway PUD Zoning Agreement including a revised master site plan to allow "Outdoor Storage" as an accessory use on the approximate 216.37-acre platted industrial development located on the west side of SW Kanner Highway approximately 0.6 miles south of SW 96th Street in Stuart. Included with this application is a request for a Certificate of Public Facilities Exemption.

Agenda Item: 25-1025

**ACTION TAKEN:** The Board received and filed the agenda item and all attachments as an exhibit and approved the Third Amendment to the South Florida Gateway PUD Zoning Agreement including the Revised Master Site Plan. The language was changed to: The materials and products stored outdoors shall not exceed the height of the fence, wall, or barrier up to 30 feet.

## **REQUESTS AND PRESENTATIONS**

### **R&P-1 FLORIDA TURNPIKE (SR 91) AND I-95 (SR 9) DIRECT CONNECTION INTERCHANGE PD&E STUDY IN MARTIN COUNTY**

Florida Department of Transportation, Florida's Turnpike Enterprise, is conducting a Project Development & Environment (PD&E) Study for a new direct connection interchange along Florida's Turnpike (SR 91) in Martin County, Florida. The study will evaluate the addition of a new system-to-system interchange between Florida's Turnpike and Interstate 95 in the vicinity of the I-95/SE Bridge Road interchange. The purpose of this potential interchange is to improve system linkage and enhance safety, emergency response, and evacuation.

Agenda Item: 25-1041

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: 25-0680 Supplemental Memorandum (10 items)

ACTION TAKEN:

1. Permission to Apply for the Fiscal Year 2024 Edward Byrne Memorial Justice Assistance Grant Program (JAG) - The Board appointed Philip Ratchford as the JAG County Coordinator and authorize him, as the JAG County Coordinator, to apply for the FDLE JAG Program grant; authorized the Chair to sign the Certificate of Participation; authorized the Chair to sign a 51% Letter of Support for the expenditure of the JAG funds; and authorized the Chair to execute any non-monetary grant related documents upon review and concurrence of the County Attorney's Office.
2. Permission to Apply for the Fiscal Year 2026 Mosquito Control State Financial Assistance Agreement from the State of Florida, Department of Agriculture and Consumer Services - The Board authorized the Public Works Department's Mosquito Control Division to apply for grant funding for the purpose of Arthropod Control in Martin County and authorized the Chair to execute the FY26 Tentative Detailed Work Plan Budget – Arthropod Control.
3. Permission to Accept the Emergency Management Preparedness and Assistance Trust Fund (EMPA) Grant - The Board authorized the Chair or designee to execute the EMPA agreement as well as any non-monetary grant related documents upon review and concurrence of the County Attorney's Office and adopted the Budget Resolution. RESOLUTION NO. 25-7.7

4. Permission to Accept the Housing and Urban Development (HUD) Grant #FL0117L4H092417 - The Board authorized the Chair to execute the #FL0117L4H092417 Grant Agreement and Indirect Cost Information for Award Applicant/Recipient Certification (Addendum #1), as well as any non-monetary grant related documents upon review and concurrence of the County Attorney's Office and adopted the Budget Resolution.  
RESOLUTION NO. 25-7.8
5. Permission to Accept the Federal Aviation Administration (FAA) Grant 3-12-0076-033-2025 Reconstruct Runway 12/30 Visual Guidance System (Replace Precision Approach Path Indicators (PAPIs) and Runway End Identifier Lights (REILS)) – Design Phase - The Board authorized the County Administrator or designee to execute the electronic FAA grant as well as any non-monetary grant related documents upon review and concurrence of the County Attorney's Office and adopted the Budget Resolution.  
RESOLUTION NO. 25-7.9
6. Permission to Accept the Fiscal Year 2025 Surfing's Evolution and Preservation Foundation Grant – The Board adopted the Budget Resolution.  
RESOLUTION NO. 25-7.10
7. Permission to Accept the Local Government Cybersecurity Grant - The Board authorized the Chair to execute the Local Government Cybersecurity grant agreement as well as any non-monetary grant-related documents upon review and concurrence of the County Attorney's Office.
8. Adjustment to the Fiscal Year 2025 Budget (accept 24/25 SHIP Program Funding) – The Board adopted the Budget Resolution.  
RESOLUTION NO. 25-7.11
9. Adjustment to the Fiscal Year 2025 Budget (recognize unanticipated revenues from insurance proceeds [BLD vehicle]) – The Board adopted the Budget Resolution. RESOLUTION NO. 25-7.12
10. Request to Approve Budget Resolution for the State Fiscal Year 2026 Allocation of Federal Highway Administration (FHWA) Funds for the Metropolitan Planning Organization (MPO) – The Board adopted the Budget Resolution for State FY26 FHWA PL funding allocation for the MPO.  
RESOLUTION NO. 25-7.13

**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: 25-0689 Supplemental Memorandum (3 items)

**ACTION TAKEN:**

**A. CONTRACTS OVER \$1,000,000**

1. Rehabilitation of Taxilane Bravo (B) at Martin County Airport/Witham Field (RFB2025-3676) – The Board awarded the contract to the lowest, responsive, and responsible bidder, Dickerson Infrastructure, Inc. (d/b/a Dickerson Florida, inc.), in the amount of \$1,564,825.00 (Bid Schedule #1: AIP Eligible & Bid Schedule #2: Non-AIP-Eligible) and authorized the County Administrator or designee to execute all documents related to this request.

**B. CONTRACT AMENDMENTS OVER 10% OF ORIGINAL CONTRACT VALUE**

1. Building 17 Renovation for the Reach Center (RFB2023-3538) – The Board approved Change Order #5 to All-Site Construction, Inc., in the amount of \$110,658.07 and authorized the County Administrator or designee to execute all documents related to this request.
2. City of Stuart – Various Locations (Riverside Park Neighborhood Improvements) (RFB2024-3587) – The Board approved Change Order #6 (REV) to GRSC, Inc., in the amount of \$102,750.30 and authorized the County Administrator or designee to execute all documents related to this request.

**DEPT-3 DESIGNATE COMMISSIONER VARGAS AS THE 2025 NATIONAL ASSOCIATION OF COUNTIES (NACO) VOTING REPRESENTATIVE AT THE 90TH ANNUAL CONFERENCE IN JULY**

Commissioner Vargas will attend NACO's 90th Annual Conference in Philadelphia City & County, PA in July. The NACo membership elect officers for the association which occur during the business meeting at the Annual Conference. Counties also vote on resolutions that set NACo legislative and association policy for the upcoming year. The Board is asked to designate Commissioner Vargas as Martin County's voting representative.

Agenda Item: 25-0668

**ACTION TAKEN:** The Board designated Commissioner Vargas as Martin County's voting representative at NACo's 90<sup>th</sup> Annual Conference.

**DEPT-4 COMMUNITY REDEVELOPMENT AGENCY 1ST AND 2ND QUARTER REVIEW**

The Community Development Director, Susan Kores and Community Development Assistant Manager, Jordan Pastorius will present a review of the Community Redevelopment Agency's 1st and 2nd quarters of FY 2025. The report will present the projects, programs and activities that have been accomplished during these time periods.

Agenda Item: 25-1075

**ACTION TAKEN:** The Board heard the presentation.



## **GROWTH MANAGEMENT**

### **DEPT-5 2025 LEGISLATIVE SESSION UPDATE - GROWTH MANAGEMENT**

This item serves to update the Board of County Commissioners about the bills passed during the 2025 Legislative Session and discuss the potential impacts to the Growth Management Department.

Agenda Item: 25-1015

ACTION TAKEN: The Board heard the presentation.

## **PUBLIC WORKS**

### **DEPT-6 REQUEST FOR BOARD ACCEPTANCE OF A PROPOSAL FOR RFP2025-3672, FOR SALE AND DEVELOPMENT OF A SURPLUS-DESIGNATED COUNTY OWNED PROPERTY, LOCATED ON THE NW CORNER OF SW MARTIN HIGHWAY AND SW PALM CITY SCHOOL AVENUE**

In accordance with Section 163.380, Florida Statutes, notice is hereby given that the Board is asked to review and accept a proposal for RFP2025-3672, for the sale and development of a County-owned property located in the Old Palm City Community Redevelopment Area (CRA) and to adopt a Budget Resolution to recognize proceeds of the sale pertaining to the property.

Agenda Item: 25-1032

**RESOLUTION NO. 25-7.14**

ACTION TAKEN: The Board deemed the proposal to be in the public interest and accepted the Medalist Building Group, LLC's Proposal in response to RFP2025-3672: Old Palm City County Property (Re-bid); adopted a Budget Resolution recognizing the proceeds of the sale into the FY25 Budget; and authorized the County Administrator or designee to execute all documents related to this request including but not limited to a special warranty deed and other closing documents.

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

**ADJOURNED AT 12:53 PM**

The next meeting is Monday, July 21, 2025.

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