



BOARD OF COUNTY COMMISSIONERS

DRAFT

12/10/2024 9:00 AM

MINUTES

COMMISSION CHAMBERS

2401 SE MONTEREY ROAD, STUART, FLORIDA 34996

COUNTY COMMISSIONERS

Sarah Heard, Chair

Edward V. Ciampi, Vice Chairman

Eileen Vargas, District 1

Stacey Hetherington, District 2

J. Blake Capps, District 3

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

Sarah W. Woods, County Attorney

Carolyn Timmann, Clerk of the Circuit Court and

Comptroller

Students from the Gertrude Walden Child Care Center will sing holiday songs

CALL TO ORDER

Present: 5 - Commissioner Stacey Hetherington

Commissioner Eileen Vargas

Commissioner J. Blake Capps

Chair Sarah Heard

Vice Chair Edward V. Ciampi

Invocation ~ Reverend Anil K. Singh, Trinity United Methodist Church of Jensen Beach

Pledge of Allegiance ~ Heather Walden, US Navy Veteran

APPROVAL OF AGENDA

MOTION: A motion was made by Commissioner Hetherington, seconded by Commissioner Vargas, to approve the agenda with additional item DEPT-8. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

PROCLAMATIONS AND SPECIAL PRESENTATIONS

PROC-1 PRESENT A PLAQUE OF RECOGNITION AND APPRECIATION TO SYLVIE SZAFRANSKI UPON THE OCCASION OF HER RETIREMENT FROM SERVICE WITH THE MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS

Sylvie Szafranski has dedicated 30 years of service to Martin County, all within the Library Department, serving in various roles in technology and, most recently, as the Library's Public Services Manager. A devoted employee, Sylvie's exemplary customer service and extensive institutional knowledge of our library services will be profoundly missed.

Agenda Item: 25-0303

Library Director Jennifer Salas presented Sylvie Szafranski with a plaque of recognition and appreciation upon the occasion of her retirement.

Sylvie Szafranski accepted the plaque and expressed her appreciation.

PROC-2 ADOPT AND PRESENT A PROCLAMATION RECOGNIZING NOAH'S DAY OF PLAY IN MARTIN COUNTY, FLORIDA

The Board is asked to adopt and present a proclamation recognizing Noah's Day of Play in Martin County, Florida.

Agenda Item: 25-0408

Communications Manager Laura Beaupre presented the proclamation to the Board.

Mark and Sharon Stanakis, parents of Noah Stanakis and The Children's Museum of the Treasure Coast CEO Tammy Calabria accepted the proclamation recognizing Noah's Day of Play in Martin County.

Vice Chair Ciampi shared heart-felt words with the family.

MOTION: A motion was made by Vice Chair Ciampi, seconded by Commissioner Vargas, to adopt the proclamation. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

COMMENTS

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

Tom Pine addressed concerns with the County's CRAs and the cost of RV parks.

Robert Arensen expressed his frustration regarding the wetland preserve on his property. He shared that request for assistance was made by his brother-in-law Pat Arena at previous

BOCC meetings. Mr. Arensen urged the Board to resolve this issue.

Tammy Amerson addressed the Board regarding Wawa [PHQJ-2]. She spoke about the health impacts of benzene to those living in close proximity to gas stations. Ms. Amerson asked the Board to consider adopting a 500 foot health zone as adopted by other Florida counties.

The following members of the public addressed the Board regarding the Mango Terrace variance [PHQJ-1]: Rene Lessard More-shead, Charles Marshall, and Wayne Whitson.

Tami Karol addressed the Board in support of Wawa [PHQJ-2].

Walter Loyd spoke in opposition to Wawa [PHQJ-2].

2. Commissioners

AM

Commissioner Vargas requested the contact information for Robert Arensen.

Commissioner Capps announced he attended various events [ethics training at New Commissioner's Bootcamp; Village of Indiantown, City of Stuart, and Hobe Sound Christmas parades]. He also shared on Tuesday, December 17, 2024 there will be an event to honor Sheriff William Synder at the Boys & Girls Club; and a Western Lands Workshop at the Wolf High-Technology Center.

PM

Vice Chair Ciampi thanked his colleagues and staff for a successful year. He wished all a happy, safe, and festive holiday.

Commissioner Vargas asked the Board to consider a shorter agenda, or prioritize key items and/or postpone items to allow for additional preparation and review.

3. County Administrator

AM

County Administrator Don Donaldson shared updates with the Board regarding the New Water Resource Development Act. He thanked Chair Heard and her team for their efforts.

PM

County Administrator Don Donaldson informed the Board of a request to use Timer Powers Park for a festival with attractions in January. He stated an agenda item will be brought back on January 14th to consider the waiver of fees, insurance, and certain activities.

The Commissioners discussed the Village's use of Timer Powers Park and fee waivers. County Attorney Sarah Woods advised against waiving insurance for liability purpose. Commissioner Hetherington suggested a future agenda item to discuss the requirements for insurance.

County Administrator Don Donaldson recognized the Office of Community Development Manager Susan Kores for receiving special recognition from Martin Arts for their Eco-ripple Project. He also highlighted Tourism Director Nerissa Okiye for being recognized by the News Service of Florida for the 2024 Above and Beyond award. County Administrator Donaldson wished everyone a Merry Christmas and a Happy New Year.

County Attorney Sarah Woods wished everyone a happy holiday season.

CONSENT AGENDA

Approval of Consent Agenda

MOTION: A motion was made by Commissioner Capps, seconded by Commissioner Vargas, to approve the consent agenda. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas,
Commissioner Capps, Chair Heard, and Vice Chair Ciampi

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: 25-0008

This item was approved.

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

In accordance with Chapter 136.06 of the Florida Statutes, the Board of County Commissioners is required to include checks and electronic payments in the meeting minutes. To meet these legal obligations, the Warrant List for disbursements between November 4, 2024 and November 24, 2024 is being presented on the Consent Agenda for approval by the Board. Further information on these disbursements can be accessed at the Martin County Clerk of Court and Comptroller's Office or online on the Clerk's website.

Agenda Item: 25-0015

This item was approved.

CNST-3 BOARD OF COUNTY COMMISSION MINUTES TO BE APPROVED

The Board is asked to approve minutes from the October 22, November 12, and November 19, 2024 regular meetings.

Agenda Item: 25-0068

This item was approved.

CNST-4 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: 25-0018

This item was approved.

CNST-5 BOARDS AND COMMITTEES STATUS REPORT

This quarterly Status Report is provided to keep the Commission apprised of all the current vacancies, expired terms, etc. on their various boards and committees.

Agenda Item: 25-0019

This item was approved.

CNST-6 LOCAL PLANNING AGENCY SCHOOL DISTRICT APPOINTMENT

The Board is asked to confirm the appointment of Juan CD Lameda to be the School District's non-voting representative on the Local Planning Agency.

Agenda Item: 25-0045

RESOLUTION NO. 24-12.1

This item was approved.

CNST-7 TREASURE COAST REGIONAL PLANNING COUNCIL MUNICIPAL APPOINTMENTS

The Board is asked to confirm the appointment of Commissioner Vinny Barile as the Town of Sewall's Point primary municipal appointment. The Village of Indiantown's alternate municipal appointment to the Treasure Coast Regional Planning Council (TCRPC) will not be decided until their December 12th meeting, therefore, Administration will prepare a Consent Agenda Item for a January meeting naming the Village of Indiantown's alternate municipal appointment to the TCRPC.

Agenda Item: 25-0247

This item was approved.

CNST-8 ADOPT A PROCLAMATION DECLARING NATIONAL CERTIFIED REGISTERED NURSE ANESTHETISTS WEEK IN MARTIN COUNTY, FLORIDA

The Board is asked to adopt a proclamation declaring National Certified Registered Nurse Anesthetists Week in Martin County, Florida.

Agenda Item: 25-0289

This item was approved.

CNST-9 ADOPT A PROCLAMATION DECLARING WEEK OF GIVING IN MARTIN COUNTY, FLORIDA

The Board is asked to adopt a proclamation declaring Week of Giving in Martin County, Florida.

Agenda Item: 25-0343

This item was approved.

**CNST-10 ADOPT A PROCLAMATION DECLARING JANUARY 27-31, 2025
CELEBRATE LITERACY WEEK IN MARTIN COUNTY, FLORIDA**

The Board is asked to adopt a proclamation declaring January 27-31, 2025 Celebrate Literacy Week in Martin County, Florida.

Agenda Item: 25-0344

This item was approved.

**CNST-11 ADOPT A PROCLAMATION RECOGNIZING HUMAN TRAFFICKING
AWARENESS MONTH IN MARTIN COUNTY, FLORIDA**

The Board is asked to adopt a proclamation recognizing Human Trafficking Awareness Month in Martin County, Florida.

Agenda Item: 25-0402

This item was approved.

**CNST-12 ADOPT A PROCLAMATION RECOGNIZING THE 100TH
ANNIVERSARY OF THE FOUNDING OF MARTIN COUNTY, FLORIDA**

The Board is asked to adopt a proclamation recognizing the 100th Anniversary of the Founding of Martin County, Florida.

Agenda Item: 25-0409

This item was approved.

**CNST-13 ADOPT A PROCLAMATION COMMENDING JOHN PATRICK DYE
UPON THE ACHIEVEMENT OF EAGLE SCOUT**

The Board extends greetings and congratulations to scouts achieving the rank of Eagle Scout.

Agenda Item: 25-0410

This item was approved.

**CNST-14 ADOPT A PROCLAMATION COMMENDING BRENDAN TAYLOR DYE
UPON THE ACHIEVEMENT OF EAGLE SCOUT**

The Board extends greetings and congratulations to scouts achieving the rank of Eagle Scout.

Agenda Item: 25-0411

This item was approved.

BUILDING

**CNST-15 REQUEST FOR APPROVAL OF FINE REDUCTION STIPULATION AND
AGREED RECOMMENDED ORDER REGARDING THE CODE
ENFORCEMENT CASE OF ALISHIA C. PARISH CASE NUMBER
ENF2022110663**

Pursuant to the provisions of Section 1.98B, General Ordinances, Martin County Code, the Board of County Commissioners is asked to consider approval of a Fine Reduction Stipulation and Agreed Recommended Order regarding the Code Enforcement case of Alishia C. Parish.

Agenda Item: 25-0311

This item was approved.

GROWTH MANAGEMENT

CNST-16 REQUEST TO INITIATE AN AMENDMENT TO THE FUTURE LAND USE MAP FOR A PROPERTY LOCATED ON THE NORTHEAST CORNER OF SE WILLOUGHBY BOULEVARD AND SE CORAL LAKES WAY TO ALLOW FOR UTILITIES IMPROVEMENTS

The subject site is a County-owned property that would serve a public purpose with a Utility Vacuum Pump Building in support of the Martin County Septic to Sewer Program. The Utilities Department has provided engineering plans for the area on which the structure will be placed. It is now necessary to assign the appropriate Future Land Use designation, which requires an amendment to the Comprehensive Growth Management Plan, specifically the Future Land Use Map. The Future Land Use designation of Institutional-General, along with the appropriate zoning district will allow for the development of utilities on the subject site.

Agenda Item: 25-0268

RESOLUTION NO. 24-12.2

This item was approved.

CNST-17 REQUEST TO RELEASE A UNITY OF TITLE FOR LOT 6 AND LOT 7, BLOCK 2, CORONA DEL RIO PLAT

Stephanie Shideler and Troy Pulley have requested the release of Unity of Title affecting the subject property described as Lot 6 and Lot 7, Block 2, Corona Del Rio, according to the plat thereof as recorded in Plat Book 3, Page 43 of the public records of Martin County, Florida. The subject property is located at 1567 NE Sottong Avenue, Jensen Beach.

Agenda Item: 25-0278

RESOLUTION NO. 24-12.3

This item was approved.

PUBLIC WORKS

CNST-18 ADOPTION OF A RESOLUTION APPROVING AND ACCEPTING 27 PERPETUAL EASEMENTS ALONG NE OCEAN BOULEVARD AND NE MACARTHUR BOULEVARD IN JENSEN BEACH TO REPLACE THE CURRENT 50-YEAR EASEMENTS

This is a request for the adoption of a Resolution approving and accepting 27 Perpetual Easements from property owners along NE Ocean Boulevard and NE MacArthur Boulevard for the 4-mile beach renourishment project.

Agenda Item: 25-0266

RESOLUTION NO. 24-12.4

This item was approved.

CNST-19 FINAL APPROVAL OF A VACANT LAND CONTRACT AND ADOPTION OF A RESOLUTION ACCEPTING A WARRANTY DEED FOR THE ACQUISITION OF TWO PARCELS TOTALING TWO ACRES IN PALM BEACH HEIGHTS FOR CONSERVATION PURPOSES

This is a request for final approval of a Vacant Land Contract and adoption of a Resolution approving and accepting a Warranty Deed from Mary A. Shulse, for the acquisition of two noncontiguous parcels of vacant land totaling two acres, located in Palm Beach Heights (Pal-Mar) for conservation purposes, totaling \$15,000.00.

Agenda Item: 25-0277

RESOLUTION NO. 24-12.5

This item was approved.

CNST-20 APPROVAL OF A SOVEREIGNTY SUBMERGED LANDS LEASE (SSLL) RENEWAL AND MODIFICATION WITH THE TRUSTEES OF THE INTERNAL IMPROVEMENT TRUST FUND (TIITF) FOR THE INCREASED SQUARE FOOTAGE OF DOCKS AT CHARLIE LEIGHTON PARK IN PALM CITY

Request approval of a SSLL Renewal and Modification to Increase Square Footage to operate three courtesy docking facilities, boat ramp, and observation piers at Charlie Leighton Park, a County owned and maintained park in Palm City.

Agenda Item: 25-0283

This item was approved.

CNST-21 ADOPT A RESOLUTION APPROVING AND ACCEPTING A WARRANTY DEED FOR RIGHT-OF-WAY DEDICATION ON SE HYDRANGEA STREET FROM RARE CAPITAL PARTNERS LLC, AS A CONDITION OF APPROVAL PLAT FOR THE PRESERVE AT SALERNO

This is a request for the adoption of a resolution approving and accepting a Warranty Deed for 30 feet of dedicated right-of-way (ROW) on SE Hydrangea Street in Stuart from Rare Capital Partners LLC, Florida limited liability company (RARE), as a condition of approval of the plat for the Preserve at Salerno.

Agenda Item: 25-0290

RESOLUTION NO. 24-12.6

This item was approved.

CNST-22 FIRST AMENDMENT TO THE CONTRACT BETWEEN SENIOR RESOURCE ASSOCIATION AND THE MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS TO PROVIDE ADDITIONAL LOCAL OVERMATCH TO THE TRANSPORTATION DISADVANTAGED TRIP & EQUIPMENT (T&E) GRANT FY 2025

At the December 10, 2024, BOCC meeting, the Martin Metropolitan Planning Organization (MPO) Staff will request that the BOCC approve the First Amendment to the contract between Senior Resource Association and the Martin County Board of County Commissioners to provide additional local overmatch to the Transportation Disadvantaged Trip & Equipment Grant FY25.

Agenda Item: 25-0322

This item was approved.

UTILITIES AND SOLID WASTE

**CNST-23 INTERLOCAL AGREEMENTS REGARDING EMERGENCY
INTERCONNECTION OF WASTEWATER TREATMENT SYSTEMS AND
WATER SUPPLY TREATMENT SYSTEMS BETWEEN MARTIN
COUNTY AND THE CITY OF STUART**

Martin County Utilities currently has multiple interconnects with the City of Stuart, one wastewater and three water interconnects. The Interlocal Agreement for wastewater expired on January 24, 2020, and the water expired on February 22, 2019. Two new Interlocal Agreements have been drafted - one for wastewater and one for water. Both Interlocal Agreements were approved by the City of Stuart on November 12, 2024.

Agenda Item: 25-0292

This item was approved.

BOARD AND COMMITTEE APPOINTMENTS

**B&C-1 COMMUNITY REDEVELOPMENT AGENCY BOARD MEMBER
APPOINTMENTS AND CHAIR AND VICE CHAIR DESIGNATIONS**

This is a request for the Board of County Commissioners to make the necessary appointments to the Community Redevelopment Agency (CRA) for the at-large, Rio, Old Palm City, Jensen Beach, and Golden Gate positions and to designate a Chair and Vice Chair of the CRA.

Agenda Item: 25-0160

Administrative Services Program Coordinator Donna Gordon introduced the item to the Board. County Attorney Sarah Woods and Office of Community Development Manager Susan Kores assisted with Board questions.

The Board continued this item to the January 14, 2025 meeting.

MOTION: A motion was made by Commissioner Hetherington, seconded by Commissioner Capps, to continue the appointments until January 14, 2025.

The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

PUBLIC HEARINGS

**PH-1 PUBLIC HEARING AND FINAL ASSESSMENT RESOLUTION FOR THE
EVERGREEN/WINDSTONE WATER MAIN MUNICIPAL SERVICE
BENEFIT UNIT**

Board action is requested to adopt the final assessment resolution for the Evergreen/Windstone Water Main Municipal Service Benefit Unit to allow installation of water lines.

Agenda Item: 25-0213

RESOLUTION NO. 24-12.9

Utilities and Solid Waste Senior Project Manager David Duncan presented the item to

the Board. Utilities Chief Project Manager Phil Keathley and County Administrator Don Donaldson assisted with Board questions.

Vice Chair Ciampi complimented staff on their efforts.

Chair Heard solicited public comment; none was heard.

MOTION: A motion was made by Vice Chair Ciampi, seconded by Commissioner Hetherington, to approve staff's recommendation. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

**PH-2 PUBLIC HEARING TO ADOPT NOTICE OF INTENT RESOLUTION
REQUIRED BY SECTION 197.3632, FLORIDA STATUTES FOR
SPECIAL ASSESSMENTS**

Public hearing to adopt a non-binding resolution declaring the Board's intent to use the uniform method of collection for certain proposed non-ad valorem assessments that may be imposed within certain municipal service benefit units to be established for road paving and ancillary drainage, dredging services, storm water services and facilities, and water and/or wastewater.

Agenda Item: 25-0306

RESOLUTION NO. 24-12.10

Utilities and Solid Waste Senior Project Manager David Duncan presented the item to the Board. Utilities Chief Project Manager Phil Keathley, County Administrator Don Donaldson, and County Attorney Sarah Woods assisted with Board questions.

Chair Heard solicited public comment; none was heard.

MOTION: A motion was made by Commissioner Hetherington, seconded by Commissioner Vargas, to approve staff's recommendation. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

PUBLIC HEARINGS QUASI-JUDICIAL

**PHQJ-1 PUBLIC HEARING TO CONSIDER A REQUEST FOR A RIGHT-OF-WAY
WIDTH VARIANCE FOR NE MANGO TERRACE**

This is a request by Frank and Michele Cacella to adopt a resolution granting a variance for the right-of-way width for NE Mango Terrace. In addition, the Board is requested to accept NE Mango Terrace into the County's Road Inventory as publicly owned and maintained upon the issuance of the Road Opening Permit and the County Engineer's acceptance of the construction of the roadway.

Agenda Item: 25-0333

RESOLUTION NO. 24-12.11

Ex parte communication disclosures were filed by the Commissioners. There were no interveners. The participants were sworn in by the deputy clerk.

COUNTY: County Engineer Michael Grzelka provided staff's presentation to the Board. Deputy County Attorney Elysse Elder and County Administrator Don Donaldson assisted with Board questions.

The following County exhibit was filed for the record: (1) agenda item.

APPLICANT: Fox McCluskey Attorney Tyson Waters addressed the Board on behalf of the applicant in support of staff's recommendation; no presentation was given. The property owner Frank Cacella addressed the Board.

Chair Heard solicited public comment; none was heard.

MOTION: A motion was made by Commissioner Capps, seconded by Vice Chair Ciampi, to approve staff's recommendation. The motion carried by the following vote:

Aye: 3 - Commissioner Vargas, Commissioner Capps, and Vice Chair Ciampi

Nay: 2 - Commissioner Hetherington, and Chair Heard

PHQJ-2 PUBLIC HEARING TO REQUEST APPROVAL OF THE MAJOR FINAL SITE PLAN FOR WAWA - KANNER & LOCKS (F113-005)

This is a request by Engineering Design & Construction, Inc., on behalf of Kanner Investment Partners, LLC, for approval of a major final site plan to construct an approximately 5,537-square-foot convenience store including 12 fueling stations and associated infrastructure. The subject site consists of an approximately 2.29-acre undeveloped parcel located at the southwest corner of SW Locks Road and SW Kanner Highway, in Stuart. Included is a request for a Certificate of Public Facilities Reservation.

Agenda Item: 25-0312

RESOLUTION NO. 24-12.7 and 24-12.8

Ex parte communication disclosures were filed by the Commissioners. Affidavit of mailers were filed at the LPA. There were no interveners. The participants were sworn in by the deputy clerk.

COUNTY: Growth Management Senior Planner John Sinnott provided staff's presentation to the Board. Growth Management Director Paul Schilling, County Engineer Michael Grzelka, County Administrator Don Donaldson, and Deputy County Attorney Elysse Elder assisted with Board questions.

The following County exhibits were filed for the record: (1) agenda item/staff report and (2) John Sinnott's resume.

APPLICANT: Fox McCluskey Attorney Tyson Waters addressed the Board in support of staff's recommendation. Matthew Williams with Matthew Development and Kendrick

Investors addressed the Board on behalf of the applicant. EDC Haley Ward Civil Engineer David Baggett provided the project overview. Luke Lambert with O'Rourke Engineering and Planning addressed the Board regarding the traffic signals.

The following applicant's exhibits were filed for the record: (1) Brad Currie's resume, (2) David Baggett's resume, (3) Luke Lambert 's resume, (4) Jeff Smith's resume, and (5) Noel Campbell's resume.

The Board discussed remedies and directed staff to bring back an agenda item for funding, and to initiate a project for additional turn lanes at the intersection of Locks Road and Kanner Highway.

The following members of the public addressed the Board: Christine Truitt, Len Burke, Jennifer Blot, Eileen Weisgerber, Peter Leon, Sharon Rieck, Paul Fulks, Rick Osborn, Pual Gedwed, Gene Reiff, Brandi Fulks, Fazlul Ahmed, and Roberta Moss.

MOTION: A motion was made by Commissioner Capps, seconded by Commissioner Hetherington, to approve staff's recommendation. The motion carried by the following vote:

Aye: 4 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, and Chair Heard

Nay: 1 - Vice Chair Ciampi

Agenda Item: 25-0312

MOTION: A motion was made by Commissioner Capps, seconded by Commissioner Vargas, to direct staff to initiate a project to add additional lanes for stacking at the Locks Road intersection; and to bring back an additional item for funding the project. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

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: 25-0025

RESOLUTION NOs. 24-12.12 through 24-12.17

OMB Director Stephanie Merle presented the items to the Board.

The following items were approved: (1) 2025 Transportation Alternative Set Aside Program for Fisherman's Cove Sidewalk Project, (2) FY 2025 Florida Safe Route to School Infrastructure Grant for NE South Street, (3) State of Florida DEP for Cypress Creek Floodplain Restoration Project, (4) Public Transportation Grant for FY 2025 Public Transit Block Grant, (5) Florida Department of Help Americans Vote Act for Election Security Enhancement, (6) Radiological Emergency Preparedness Agreement, and (7) Full-time Employee Position for Human Services Department.

MOTION: A motion was made by Commissioner Hetherington, seconded by Commissioner Vargas, to approve to approve staff's recommendation. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

**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: 25-0031

Chief Procurement Officer Krysti Brotherton presented the items to the Board. County Administrator Don Donaldson assisted with Board questions.

The following items were approved: A (1) Evergreen Country Club /Windstone Subdivision Water Main Extensions, B (1) Tropical Farms Water Treatment Plant Expansion, (2) Professional Services for the MacArthur Boulevard Beach & Dune Project, (3) Professional Services for the Hutchinson Island Shore Protection Project, and (4) Professional Engineering Services related to Solid Waste and Landfill contract.

MOTION: A motion was made by Commissioner Hetherington, seconded by Commissioner Vargas, to approve staff's recommendation. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

DEPT-3 MARTIN COUNTY LOCAL BILL REQUEST - INMATE MEDICAL COSTS

This presentation will highlight a proposed local bill addressing the cost of inmate medical care in the Martin County Jail. Members from the Martin County Sheriff's Office will discuss the process at the jail for obtaining medical care. Martin County staff will discuss the current costs and potential savings, and the bill itself.

Agenda Item: 25-0414

Legislative Coordinator Sarah Powers presented the item to the Board. Assistant County Administrator Matthew Graham presented the Inmate Medical data. Martin County Sheriff's Office Chief Financial Officer Kevin Youngblood and Assistant County

Attorney Frank Moehrle assisted with Board questions.

MOTION: A motion was made by Commissioner Hetherington, seconded by Commissioner Vargas, to proceed with inmate medical and add it to the legislative priorities. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

GROWTH MANAGEMENT

DEPT-4 REQUEST TO DISCUSS A TEXT AMENDMENT TO THE COMPREHENSIVE GROWTH MANAGEMENT PLAN REVISING THE RURAL LIFESTYLE FUTURE LAND USE DESIGNATION

Staff seeks direction regarding revisions to the text of the Rural Lifestyle future land use designation.

Agenda Item: 25-0397

RESOLUTION NO. 24-12.18

Comprehensive Planning Administrator Clyde Dulin presented the item to the Board. Growth Management Director Paul Schilling, County Administrator Don Donaldson, and Deputy County Attorney Elysse Elder assisted with Board questions.

MOTION: A motion was made by Commissioner Capps, seconded by Commissioner Vargas, to further amend the text of the Rural Lifestyle Future Land Use designation according to the resolution. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

PUBLIC WORKS

DEPT-5 FUTURE FIRE STATION ANALYSIS

The Board is asked to accept the Future Fire Station Analysis, which looks at the existing Levels of Service and future growth in the western areas of Martin County.

Agenda Item: 25-0261

Public Works Director Jim Gorton introduced the item to the Board. Metro Forecasting Models CEO David Farmer provided the presentation. Martin County Fire Rescue Fire Chief Chad Ciancuilli, County Administrator Don Donaldson, and Chief Project Engineer Lisa Wichser assisted with Board questions.

The Commissioners discussed funding and relocation of the current Tropical Farms fire station.

MOTION: A motion was made by Vice Chair Ciampi, seconded by Commissioner Hetherington, to approve the draft fire station analysis. The motion carried by the following vote:

Aye: 4 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, and Vice Chair Ciampi

Nay: 1 - Chair Heard

DEPT-6 UPDATE ON SMALL-CELL WIRELESS (5G) PERMITTING IN MARTIN COUNTY

Over the past five years, telecommunications companies have been developing a network of small wireless communication facilities to deliver 5G cellular service nationwide. This item will provide an update on the permitting of small-cell wireless infrastructure within Martin County.

Agenda Item: 25-0309

Assistant County Engineer Matthew Hammond provided the presentation to the Board. Deputy County Attorney Elysse Elder assisted with Board questions.

Property owner Michael Schellmo addressed the Board regarding this item.

MOTION: A motion was made by Vice Chair Ciampi, seconded by Commissioner Hetherington, to approve a Chair letter to AT&T, the appropriate departments, and copy Representative Overdorf, Senator Harrell, and Congressman Mast. The motion carried by the following vote:

Aye: 5 - Commissioner Hetherington, Commissioner Vargas, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

DEPT-7 ENVIRONMENTAL LANDS OVERSIGHT COMMITTEE (ELOC) GUIDANCE

The purpose of this item is to seek guidance from the Board of County Commissioners (BOCC) regarding the structure and function of the Environmental Lands Oversight Committee (ELOC). The establishment of an ELOC was mandated by Ordinance #1221, which authorized the 2024 Conservation Lands Sales Tax Referendum. This ordinance proposed a 0.5 cent sales tax on specific purchases for a ten-year period. A key requirement of the ordinance is the formation of a nine-member citizen oversight committee tasked with reviewing, evaluating, and recommending potential conservation land acquisitions funded by the sales tax revenue.

Agenda Item: 25-0417

Environmental Resource Administrator John Maehl introduced the item to the Board. Public Works Senior Project Manager Michael Yustin, County Attorney Sarah Woods, and Senior Assistant County Attorney Sebastian Propraski assisted with Board questions.

The Board discussed and provided guidance on which organizations will represent the Environmental Lands Oversight Committee.

COUNTY ATTORNEY

DEPT-8 REQUEST APPROVAL OF SETTLEMENT AGREEMENT AND RELEASE OF LIABILITY BETWEEN R ERIK, LLC A FLORIDA LIMITED LIABILITY COMPANY AND MARTIN COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, CASE 23-14109-CIV-CANNON

Staff recommends approval of a settlement agreement and release of liability between Plaintiff, R Erik, LLC and Defendant, Martin County in connection with a Federal lawsuit

challenging an ordinance prohibiting the sale of cats and dogs from pet stores and a transfer of fund from General Fund Reserves.

Agenda Item: 25-0425

Senior Assistant County Attorney Melissa Pietrzyk provided the item to the Board.

MOTION: A motion was made by Vice Chair Ciampi, seconded by Commissioner Hetherington, to approve staff's recommendation. The motion carried by the following vote:

Aye: 4 - Commissioner Hetherington, Commissioner Capps, Chair Heard, and Vice Chair Ciampi

Nay: 1 - Commissioner Vargas

PUBLIC - PLEASE LIMIT COMMENTS TO THREE MINUTES.

There were none at this time.

ADJOURN

The Board of County Commissioners December 10, 2024 meeting adjourned at 5:28 p.m.

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

Sarah Heard, Chair
Board of County Commissioners

Minutes approved:

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