



[County seal]

**BOARD OF COUNTY COMMISSIONERS**

**ACTION SUMMARY**

**OCTOBER 22, 2024 ~ 9:00 AM**

**COMMISSION CHAMBERS**

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

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**COUNTY COMMISSIONERS**

*Harold E. Jenkins II, Chairman  
Stacey Hetherington, Vice Chair  
Doug Smith  
Sarah Heard  
Edward V. Ciampi*

*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  
12:00 PM – Private Attorney-Client Session (DEPT-6)  
5:05 PM - Public Comment

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

1. INVOCATION – **Pastor Jim Harp**, Stuart Alliance Church
2. PLEDGE OF ALLEGIANCE - **David M. Yankwitt**, US Army Veteran
3. ADDITIONAL ITEMS – [The Additional Item of DEPT-6 was added to the Agenda.](#)
4. APPROVAL OF AGENDA – [The Agenda was approved.](#)
5. APPROVAL OF CONSENT AGENDA – [The Consent Agenda was approved minus CNST-8.](#)  
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.

**PROCLAMATIONS AND SPECIAL PRESENTATIONS**

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

The Chairman will present proclamations declaring Paralegal Day, National Disability Employment Awareness Month, and recognizing the 24th Annual Bible Reading Marathon in Martin County, Florida.

Agenda Item: 25-0034

**ACTION TAKEN:** [The proclamations were presented.](#)

**PROC-2 PRESENT A PLAQUE OF RECOGNITION AND APPRECIATION TO NORMAN VAN DER HEYDEN UPON THE OCCASION OF HIS RETIREMENT FROM SERVICE WITH THE MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS**

Norman van der Heyden has been a Martin County employee for nearly 31 years, all with the Field Operations Division of the Public Works Department. Norm has held many roles with the division and has been pivotal in development of our stormwater program. Mr. van der Heyden is a dedicated employee and his exemplary customer service and institutional knowledge regarding our stormwater system and infrastructure will be deeply missed.

Agenda Item: 25-0216

ACTION TAKEN: The plaque was presented.

**COMMENTS**

1. PUBLIC - PLEASE LIMIT COMMENTS TO THREE MINUTES.
2. COMMISSIONERS – The Board asked staff to send a letter of concern regarding citizens riding motorized vehicles on sidewalks.
3. COUNTY ADMINISTRATOR – The Board authorized the Administrator and County Attorney to finalize negotiations with Brightline and issue an RFP (Request for Proposal) for the downtown and fairgrounds sites as a service provider for highspeed rail and work with Brightline to apply for federal grants. The Board canceled the December 3, 2024 regular Commission meeting.

**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: 25-0004 **No items**

**CNST-2 APPROVE A CONTRACT, FEE SCHEDULE, AND RESOLUTION REGARDING THE MARTIN COUNTY HEALTH DEPARTMENT FOR FISCAL YEAR 2024-2025**

Each year the Board is requested to approve a contract and fee schedule for the Martin County Health Department via resolution.

Agenda Item: 25-0002

**RESOLUTION NO. 24-10.15**

**CNST-3 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 September 23, 2024 and October 6, 2024. 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: 25-0010

**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: 25-0016

**CNST-5 ADOPT A PROCLAMATION DECLARING NATIONAL APPRENTICESHIP WEEK IN MARTIN COUNTY, FLORIDA**

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

Agenda Item: 25-0202

**GENERAL SERVICES**

**CNST-6 NAMING THE NEWLY RENOVATED BOOTCAMP GYM AFTER SHERIFF WILLIAM D. SNYDER AND AMENDMENT OF THE BOARD'S FACILITY NAMING POLICY**

The Martin County Sheriff's Office requested to name the newly renovated Bootcamp Gym after Sheriff William D. Snyder. Proposed changes to the Board Directed Policy entitled "Establish Naming of County Sites and Facilities" are provided to allow the naming.

Agenda Item: 25-0062

[RESOLUTION NO. 24-10.16](#)

**PUBLIC WORKS**

**CNST-7 INTERLOCAL AGREEMENT RELATING TO THE CONSTRUCTION OF GOMEZ/PETTWAY POTABLE WATER MAINS INSTALLATION PROJECT**

Board approval is requested for an Interlocal Agreement between the Martin County Board of County Commissioners (County) and the Town of Jupiter Island (Town). This Agreement will allow the Martin County Public Works Department to participate in a joint construction project performing potable water construction within the Gomez/Pettway community.

Agenda Item: 25-0164

**CNST-8 REQUEST FOR APPROVAL OF A DEED OF AGRICULTURAL EASEMENT FROM BECKER B-14 GROVE, LTD., AS A CONDITION OF THE APPROVED DISCOVERY PLANNED UNIT DEVELOPMENT (PUD) ZONING AGREEMENT FOR THE DISCOVERY PROJECT**

This is a request for the approval of a Deed of Agricultural Easement for 846.41 acres from Becker B-14 Grove, Ltd., a Florida limited partnership (Becker), to Conservation Florida, Inc., a Florida not-for-profit corporation and Martin County (County), as provided in special condition number 16.C of the approved PUD Zoning Agreement for Discovery PUD.

Agenda Item: 25-0142 **Supplemental Memorandum**

**ACTION TAKEN:** The Board approved the Deed of Agricultural Easement from Becker B-14 Grove, Ltd., a Florida limited partnership, to Conservation Florida, Inc., a Florida not-for-profit corporation and Martin County, as provided in special condition number 16.C of the approved the Discovery PUD Zoning Agreement for the Discovery and under Improvements of the Deed, eliminated pools (including swim pools) and tennis courts and authorized the Chairman to sign all documents necessary to complete the transaction.

**PUBLIC HEARINGS**

**PH-1 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-04, CHAPTER 4, FUTURE LAND USE ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-04, a text amendment to Chapter 4, Future Land Use Element of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0100 **Supplemental Memorandum**

**ACTION TAKEN:** The Board approved transmittal CPA 24-04, Chapter 4, Future Land Use Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-2 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-02, OVERALL GOALS AND DEFINITIONS, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-02, a text amendment to Chapter 2, Overall Goals and Definitions, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0089

**ACTION TAKEN:** The Board approved transmittal CPA 24-02, Chapter 2, Overall Goals and Definitions to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-3 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-01, PREAMBLE, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-01, a text amendment to Chapter 1, Preamble, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0088

ACTION TAKEN: The Board approved transmittal CPA 24-01, Chapter 1, Preamble to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-4 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-05, TRANSPORTATION ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-05, a text amendment to Chapter 5, Transportation Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR. The proposed revisions reflect the updated Transportation Map Series. Other changes are listed in the staff report. No goals, objectives or policies are being proposed for removal.

Agenda Item: 25-0139 **Supplemental Memorandum**

ACTION TAKEN: The Board approved, as amended during the discussion, transmittal of CPA 24-05, Chapter 5, Transportation Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-5 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-14, CAPITAL IMPROVEMENTS ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-14, a text amendment to Chapter 14, Capital Improvements Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0104

ACTION TAKEN: The Board approved, as amended by staff (page 992 of the final packet) during the discussion, transmittal of CPA 24-14, Capital Improvements Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-6 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-03, INTERGOVERNMENTAL COORDINATION ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-03, a text amendment to Chapter 3, Intergovernmental Coordination Element, of the Comprehensive Growth Management Plan based upon the 2024 Evaluation and Appraisal Report (EAR).

Agenda Item: 25-0105

ACTION TAKEN: The Board approved transmittal of CPA 24-03, Chapter 3, Intergovernmental Coordination Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-7 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-06, HOUSING ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-06, a text amendment to Chapter 6, Housing Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0106

ACTION TAKEN: The Board approved transmittal of CPA 24-06, Chapter 6, Housing Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-8 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-07, RECREATION ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-07, a text amendment to Chapter 7, Recreation Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0107

ACTION TAKEN: The Board approved transmittal of CPA 24-07, Chapter 7, Recreation Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-9 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-08, COASTAL MANAGEMENT ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-08, a text amendment to Chapter 8, Coastal Management Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0101

ACTION TAKEN: The Board approved transmittal of CPA 24-08, Chapter 8, Coastal Management Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-10 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-09, CONSERVATION AND OPEN SPACE ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-09, a text amendment to Chapter 9, Conservation and Open Space Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0102

ACTION TAKEN: The Board approved transmittal of CPA 24-09, Chapter 9, Conservation and Open Space Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-11 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-10, CHAPTER 10, SANITARY SEWER SERVICES ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-10, a text amendment to Chapter 10, Sanitary Sewer Services Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0130

ACTION TAKEN: The Board approved transmittal, removing the second sentence under Objective 10.4.A, of CPA 24-10, Sanitary Sewer Services Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-12 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-11, CHAPTER 11, POTABLE WATER SERVICES ELEMENT/10 YEAR WATER SUPPLY FACILITIES WORK PLAN, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-11, a text amendment to Chapter 11 Potable Water Services Element/10 Year Water Supply Facilities Work Plan, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0131

ACTION TAKEN: The Board approved transmittal of CPA 24-11, Potable Water Services Element/10 Year Water Supply Facilities Work Plan to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-13 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-12, CHAPTER 12, SOLID AND HAZARDOUS WASTE, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-12, a text amendment to Chapter 12, Solid and Hazardous Waste, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0132

ACTION TAKEN: The Board approved transmittal CPA 24-12, Chapter 12, Solid and Hazardous Waste to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-14 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-13, CHAPTER 13, DRAINAGE AND NATURAL GROUNDWATER AQUIFER RECHARGE ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-13, a text amendment to Chapter 13, Drainage and Natural Groundwater Aquifer Recharge Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0098

ACTION TAKEN: The Board approved transmittal, added Goal 13.1 and Objective 13.1A, CPA 24-13, Chapter 13, Drainage and Natural Groundwater Aquifer Recharge Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-15 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-16, ARTS, CULTURE AND HISTORIC PRESERVATION, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-16, a text amendment to Chapter 16, Arts, Culture and Historic Preservation Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0108

ACTION TAKEN: The Board approved transmittal of CPA 24-16, Chapter 16, Arts, Culture and Historic Preservation to the State Land Planning Agency and other state and regional reviewing agencies.



**PH-16 LEGISLATIVE PUBLIC HEARING TO CONSIDER TRANSMITTAL OF EVALUATION AND APPRAISAL REPORT (EAR) BASED COMPREHENSIVE PLAN AMENDMENT 24-17, PUBLIC SCHOOLS FACILITIES ELEMENT, A TEXT AMENDMENT**

A request to consider transmittal of Comprehensive Plan Amendment 24-17, a text amendment to Chapter 17, Public Schools Facilities Element, of the Comprehensive Growth Management Plan based upon the 2024 EAR.

Agenda Item: 25-0109

ACTION TAKEN: The Board approved transmittal of CPA 24-17, Chapter 17, Public Schools Facilities Element to the State Land Planning Agency and other state and regional reviewing agencies.

**PH-17 LEGISLATIVE PUBLIC HEARING TO CONSIDER ADOPTION OF AN ORDINANCE FOR COMPREHENSIVE PLAN AMENDMENT (CPA) 24-23 THREE LAKES GOLF CLUB, A TEXT AMENDMENT**

This is a request for an amendment to Chapter 4, Future Land Use Element, Comprehensive Growth Management Plan, amending the text of the Rural Lifestyle future land use designation to change the number of bedrooms permitted in a golf cottage.

Agenda Item: 25-0152 **Supplemental Memorandum** **ORDINANCE NO. 1232**

ACTION TAKEN: The Board adopted the Ordinance for CPA 24-23 Three Lakes Golf Club, a Text Amendment.

**DEPARTMENTAL QUASI-JUDICIAL  
GROWTH MANAGEMENT**

**DPQJ-1 REQUEST APPROVAL OF THE FIRST AMENDMENT TO THE THREE LAKES GOLF CLUB PLANNED UNIT DEVELOPMENT (PUD) ZONING AGREEMENT (B115-008), INCLUDING A REVISED MASTER AND PHASING PLAN AND PHASE 3 FINAL SITE PLAN**

This is an application by Lucido & Associates., on behalf of Three Lakes Golf Club, LLC., for approval of the First Amendment to the Three Lakes Golf Club PUD Zoning Agreement including Revised Master and Phasing Plans and Phase 3 Final Site Plan. The proposed development includes revisions to golf club amenities and infrastructure. The property is located west and east of Kanner Highway approximately 2.4 miles southwest of Interstate 95 at 3100 SW Delivery Street in Stuart. Included with this application is a request for a Certificate of Public Facilities Reservation.

Agenda Item: 25-0038 **Supplemental Memorandum** **RESOLUTION NO. 24-10.17**

ACTION TAKEN: The Board received and filed the Agenda Item and all attachments; approved the First Amendment to the Three Lakes Golf Club PUD Zoning Agreement including the Revised Master and Phasing Plans; and adopted a Resolution to approve the Phase 3 Final Site Plan for the Three Lakes Golf Club PUD project.

**DPQJ-2 REQUEST APPROVAL OF THE FIRST AMENDMENT TO THE RANCH PLANNED UNIT DEVELOPMENT (PUD) ZONING AGREEMENT (S239-005), INCLUDING A REVISED MASTER SITE PLAN AND REVISED PHASING PLAN**

This is a request by Urban Design Studio and Tyson J. Waters, Esq., on behalf of JWA Ranch, LLC, for approval of the First Amendment to The Ranch PUD Zoning Agreement including a revised master site plan and revised phasing plan. The proposed amendment includes minor changes to the site configuration, a provision clarifying tree protection standards outside of designated preserve areas, and a provision regulating lake depth. The Ranch PUD consists of approximately 3,902.6 acres to be developed consistent with the Rural Lifestyle Future Land Use. Included is a request for Deferral of Public Facilities Reservation.

Agenda Item: 25-0169 **Supplemental Memorandum**

**ACTION TAKEN:** The Board received and filed the Agenda Item and all attachments and approved the First Amendment to The Ranch PUD Zoning Agreement including the Revised Master Site Plan and Revised Phasing Plan.

**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: 25-0021 **Supplemental Memorandum (3 items)**

**ACTION TAKEN:**

1. **Permission to Accept the Emergency Management Performance (EMPG) Grant - The Board authorized the Chairman to execute the EMPG 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. 24-10.18**
2. **Permission to Accept the Florida Department of Law Enforcement (FDLE) Drone Replacement Program Grant - The Board authorized the Chairman to execute the 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. 24-10.19**
3. **Permission to Accept the Florida Department of State Division of Library and Information Services (State) Annual State Aid to Libraries Annual Grant for 2025 - The Board authorized the Chairman to sign the State Aid to Libraries Grant agreement to complete the grant application package for submission to the State.**

**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: 25-0027 **No items**

**ACTION TAKEN:** No action needed.

**GENERAL SERVICES**

**DEPT-3 PERMISSION TO USE CONSTRUCTION MANAGEMENT AT RISK (CMAR) DELIVERY METHOD FOR THE LARRY MASSING BUILDING FUTURE EXPANSION**

The General Services Department is requesting permission to use the Construction Management at Risk (CMAR) delivery method for the Larry Massing Building Future Expansion.

Agenda Item: 25-0154

**ACTION TAKEN:** The Board approved the use of CMAR delivery method to construct the Larry Massing Building Future Expansion project.

**PUBLIC WORKS**

**DEPT-4 PERMISSION TO USE CONSTRUCTION MANAGEMENT AT RISK (CMAR) DELIVERY METHOD FOR THE SAND DUNE CAFÉ BUILDING PROJECT**

Pursuant the Martin County Purchasing Manual Section 17.5, the Public Works Department is requesting permission to utilize the Construction Management at Risk (CMAR) delivery method for the Sand Dune Café building replacement project.

Agenda Item: 25-0165

**ACTION TAKEN:** The Board approved the use of CMAR delivery method to construct the Sand Dune Café building replacement project and adopted the revised FY25 Sand Dune Café Replacement Capital Improvement Plan (CIP) Sheet.

**DEPT-5 WATER QUALITY CONDITIONS AND PROJECT UPDATE**

This presentation will provide an update to the Board of County Commissioners (BOCC) about recent and planned water quality accomplishments. The projects include opportunities identified in a 2022 Water Quality Needs Assessment that will be necessary to meet the mandated St. Lucie Basin Total Maximum Daily Load (TMDL) as well as estuary ecological restoration projects that will contribute to a sustainable restoration condition. The presentation will also include a summary of the 2024 wet season and current conditions.

Agenda Item: 25-0148 **Supplemental Memorandum**

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

**COUNTY ATTORNEY**

**DEPT-6 REQUEST FOR PRIVATE ATTORNEY-CLIENT SESSION CONCERNING THE CASE OF BE A MAN BUY LAND, LLC V. SOUTH FLORIDA WATER MANAGEMENT DISTRICT, ET AL.; CASE NO. 2023-CA-000052**

The County Attorney Desires to meet with the Board of County Commissioners and the County Administrator in a private attorney-client session, in accordance with Section 286.011(8), Florida Statutes, to obtain advice related to settlement negotiations or strategy related to litigation expenditures in the case of Be A Man Buy Land, LLC v. South Florida Water Management District, et al.; Case No. 2023-CA-000052.

Agenda Item: 25-0227 Additional Item

**12:00 PM PRESET**

**ACTION TAKEN:** The Board met with Don Donaldson, County Administrator; Sarah Woods, County Attorney; Sebastian Poprawski, Senior Assistant County Attorney, in a private attorney-client session in accordance with Section 286.011(8), Florida Statutes, for a strategy session regarding litigation expenditures concerning the case of Be A Man Buy Land, LLC v. South Florida Water Management District, et al.; Case No. 2023-CA-000052.

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

**ADJOURNED AT 5:56 PM**

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