



BOARD OF COUNTY COMMISSIONERS

FINAL AGENDA

5/5/26 9:00 AM

**BOCC MEETING AGENDA
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

Elysse A. Elder, County Attorney

Carolyn Timmann, Clerk of the Circuit Court and

Comptroller

PRESETS

9:05 AM - Public Comment

5:05 PM - Public Comment

CALL TO ORDER

Invocation

Pledge of Allegiance - Mike Saunders, U.S. Marine and Parks Administrator

APPROVAL OF AGENDA

Additional Items

Approval of Agenda

PROCLAMATIONS AND SPECIAL PRESENTATIONS

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

The Board is asked to present proclamations recognizing May 20th as Florida Emancipation Day, declaring Stamp Out Hunger Day, declaring Hurricane Preparedness Week, and declaring Historic preservation Month in Martin County, Florida.

Agenda Item: 26-0622

COMMENTS

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

Commissioners

County Administrator

CONSENT AGENDA

Approval of Consent Agenda

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

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: 26-0567

(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 March 23 and April 19, 2026. 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: 26-0573

Attachments: [Warrant List](#)

CNST-3 BOARD OF COUNTY COMMISSION MINUTES TO BE APPROVED

The Board is asked to approve minutes from the March 10 and 24, 2026 regular meetings.

Agenda Item: 26-0688

Attachments: [Mar10.2026 BCC Minutes.pdf](#)
[Mar24.2026 BCC Minutes.pdf](#)

CNST-4 ADOPT A PROCLAMATION DECLARING NATIONAL SAFE BOATING WEEK IN MARTIN COUNTY, FLORIDA

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

Agenda Item: 26-0710

Attachments: [Nat'l Safe Boating Week](#)

CNST-5 ADOPT A PROCLAMATION RECOGNIZING PUBLIC WORKS WEEK IN MARTIN COUNTY, FLORIDA

The Board is asked to adopt a proclamation recognizing Public Works Week in Martin County, Florida.

Agenda Item: 26-0713

Attachments: [Public Works Week](#)

CNST-6 ADOPT A PROCLAMATION DECLARING MEMORIAL DAY IN MARTIN COUNTY, FLORIDA

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

Agenda Item: 26-0720

Attachments: [Memorial Day](#)

CNST-7 ADOPT A PROCLAMATION DECLARING EMERGENCY MEDICAL SERVICES WEEK IN MARTIN COUNTY, FLORIDA

The Board is asked to adopt a proclamation declaring Emergency Medical Services Week in Martin County, Florida.

Agenda Item: 26-0761

Attachments: [EMS Week](#)

CNST-8 ADOPT A PROCLAMATION RECOGNIZING FOOD SAFETY AND FOOD INSECURITY AWARENESS WEEK IN MARTIN COUNTY, FLORIDA

The Board is asked to adopt a proclamation recognizing Food Safety and Food Insecurity Awareness Week in Martin County, Florida.

Agenda Item: 26-0831

Attachments: [Food Safety & Insecurity](#)

COUNTY ATTORNEY

CNST-9 REQUEST FOR APPROVAL OF FIRST AMENDMENT TO THE FUNDING AGREEMENT BETWEEN THE CITY OF STUART AND MARTIN COUNTY REGARDING HANEY CREEK PRESERVE

The City of Stuart has requested an amendment to the Funding Agreement between the City of Stuart and Martin County (Haney Creek) to remove the requirement that a portion of the Haney Creek parcel be used for commercial purposes and allow the parcel to be used for conservational and recreational purposes.

Agenda Item: 26-0739

Attachments: [City Executed Amended Funding Agreement.pdf](#)
[First Amendment - Haney Creek.pdf](#)

PUBLIC WORKS

CNST-10 ADOPT A RESOLUTION APPROVING AND ACCEPTING THE DONATION OF A 5.7-ACRE PARCEL ALONG SE MARTIN HIGHWAY NEAR I-95 IN PALM CITY PURSUANT TO THE MARTIN COMMERCE PARK PLANNED UNIT DEVELOPMENT ZONING AGREEMENT

This is a request for the adoption of a resolution approving and accepting the donation of a 5.7-acre parcel located along SE Martin Highway adjacent to I-95 in Palm City (the "Property"). The Property is being donated to the County for a future Western Palm City

Fire Station pursuant to the Martin Commerce Park Planned Unit Development (PUD) Zoning Agreement.

Agenda Item: 26-0756

Attachments: [Layout](#)
[Resolution](#)
[S&D](#)
[Signed SWD](#)
[Boundary](#)

UTILITIES AND SOLID WASTE

CNST-11 INITIAL ASSESSMENT RESOLUTION FOR THE LAKE GROVE WATER MAIN MUNICIPAL SERVICE BENEFIT UNIT

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

Agenda Item: 26-0762

Attachments: [Lake Grove - Initial Assessment Resolution - agenda version.pdf](#)

PUBLIC HEARINGS

PH-1 PUBLIC HEARING TO CONSIDER ADOPTION OF AN ORDINANCE AMENDING OF SECTION 9.62. GENERAL ORDINANCES, MARTIN COUNTY CODE TO REQUIRE VETERINARIANS TO REPORT MICROCHIPS AND ELIMINATE SUBMISSION OF DISASTER PLANS

Veterinarians are required to issue vaccination certificates upon administration of a rabies vaccination to cats or dogs as required by state law. The proposed Ordinance requires veterinarians to report the microchip number of the animal with the certificate, when applicable. This proposed amendment also strikes the requirement that an owner of five or more cats/dogs provide a disaster plan to the Tax Collector.

Agenda Item: 26-0508

Attachments: [Ordinance - Microchip .docx](#)
[Business Impact Statement - Microchip .docx](#)

PH-2 PUBLIC HEARING TO CONSIDER ADOPTION OF AN ORDINANCE AMENDING CHAPTER 67, ENVIRONMENTAL CONTROLS, ARTICLE 7, NUISANCE ABATEMENT, SECTION 67.202.A., GENERAL ORDINANCES, REGARDING NOTIFICATION TO PROPERTY OWNERS OF NUISANCES VIA NOTICES TO ABATE

This is a public hearing to consider adoption of an ordinance that amends Section 67.202.A., General Ordinances, Martin County Code to allow code enforcement to notify property owners, via notices to abate, of all nuisances described and declared in Section 67.201.

Agenda Item: 26-0741

Attachments: [Ordinance re Notice to Abate Sec. 67.202.A.docx](#)
[Business Impact Estimate - Notice to Abate 67.202.A.docx](#)

PH-3

PUBLIC HEARING REGARDING PERMISSION TO APPLY FOR THE FEDERAL TRANSIT ADMINISTRATION FY22 SECTION 5307 URBANIZED FORMULA PROGRAM FUNDING GRANT

Martin County’s public transit system is partially funded by a Federal Transit Administration (FTA) grant that must be applied for each year. The FY2022 Section 5307 Urbanized Formula Program Funding Grant Application (Application) requires the Martin County Board of County Commissioners (Board) to conduct a public hearing that encourages public participation and opportunities for the community to comment on the program of projects related to the grant. Once the Board holds the public hearing and approves the Application, the County Administrator or designee will electronically execute and submit the Application on behalf of the Board.

Agenda Item: 26-0706

Attachments: [8b. Grant Funding Attestation.pdf](#)

PH-4

PUBLIC HEARING TO CONSIDER GEN 25-01, CERTIFIED RECOVERY RESIDENCES, AN ORDINANCE AMENDING CHAPTER 21, PART 2, ARTICLE 28, REASONABLE ACCOMMODATION PROCEDURES, GENERAL ORDINANCES, MARTIN COUNTY CODE

This is a public hearing to consider adoption of an ordinance amending Chapter 21, Building and Housing Regulations, Part 2, Property Maintenance Code, Article 28, Reasonable Accommodations Procedures, General Ordinances, Martin County Code. As required by Section 397.487, Florida Statutes, this amendment to Article 28 will establish procedures for the review and approval of Reasonable Accommodation (RA) requests for properties involving Certified Recovery Residences, as such term is defined in Section 397.311, Florida Statutes.

Agenda Item: 26-0632

Attachments: [GEN 25-01 FINAL Staff Report Certified Recovery Residences.docx](#)
[GEN 25-01 FINAL Ord Certified Recovery Residences.docx](#)
[Sec 397.487 FS Voluntary certification of recovery residences.pdf](#)
[Sec 397.311 FS Definitions.pdf](#)

DEPARTMENTAL QUASI-JUDICIAL GROWTH MANAGEMENT

DPQJ-1

REQUEST APPROVAL OF THE FINAL SITE PLAN FOR HERITAGE RIDGE PLANNED UNIT DEVELOPMENT, PARCEL C-4, LOT 2B, FOR THE STORAGE PLACE HOBE SOUND PROJECT (K024-006)

This is a request by McCarty & Associates Land Planning & Design, LLC, on behalf of 8280 Constitution, LLC, for final site plan approval to construct a three-story, 64,260-square-foot residential storage facility and associated infrastructure within Parcel C-4, Lot 2B, of the Heritage Ridge Planned Unit Development (PUD). The 1.5-acre undeveloped site is located on SE Constitution Boulevard, approximately 440 feet northeast of the intersection of SE Federal Highway and SE Constitution Boulevard, in

Hobe Sound. Included is a request for Certificate of Public Facilities Reservation.

Agenda Item: 26-0774

Attachments: [2026 0414 K024-006 Staff Report Final.docx](#)
[2026 0505 K024-006 Resolution to Approve.docx](#)
[2026 0505 K024-006 Exhibit A Legal Description.docx](#)
[2026 0409 K024-006 Exhibit B Final Site Plan.pdf](#)
[2026 0409 K024-006 Architectural Plans.pdf](#)
[2026 0409 K024-006 Landscape Plans.pdf](#)
[2026 0409 K024-006 Application Materials.pdf](#)
[2026 0409 K024-006 Disclosure of Interest Affidavit.pdf](#)
[2024 0221 K024-006 Sign Posting Affidavit.pdf](#)
[2026 0505 K024-006 Resolution to Deny.docx](#)
[Staff Presentation.pptx](#)

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: 26-0583

Attachments: [SUPP MEMO \(8 items\)](#)
[1 Item #1 Cover Sheet.docx](#)
[2 Item #2 Cover Sheet.docx](#)
[2A Resolution 26 SSR4A SE Bridge Road.docx](#)
[3 Item #3 Cover Sheet.docx](#)
[3A 911Grant App-Vesta NXT 2026-03-30.pdf](#)
[4 Item #4 Cover Sheet.docx](#)
[4A 911Grant App-ESInet 2026-04-03.pdf](#)
[5 Item #5 Cover Sheet.docx](#)
[6 Item #6A Cover Sheet.docx](#)
[6 Item #6B Cover Sheet.docx](#)
[6B Auto Ranch Hobe Sound Major Final Site Plan 05.19
Agenda.xlsx](#)

Supplemental Memorandum (8 items)

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: 26-0588

Attachments: [SUPP MEMO \(4 items\)](#)
[RFB2026-3747 MCAWithamFieldHoldBayExt BidTabulation.pdf](#)
[RFB2026-3747 MCAWithamFieldHoldBayExt CIP.pdf](#)
[RFB2026-3752 InvasiveNuisanceVegetationMgmt BidTabulation.pdf](#)
[RFP2026-3753 EnvironmentalConsulting ListOfProposers.pdf](#)
[RFP2026-3753 EnvironmentalConsulting SelectionCommittee ScoreSheet Signed.pdf](#)
[RFP2025-3644 OnRoadTransit MARTY Amendment2 FINAL.pdf](#)

Supplemental Memorandum (4 items)

DEPT-3 NATIONAL TRAVEL AND TOURISM WEEK PRESENTATION ON EXPLORE NATURAL MARTIN

The Office of Tourism and Marketing oversees the international award-winning ecotourism program Explore Natural Martin. This program was developed in partnership with the Leave No Trace Center for Outdoor Ethics. During National Travel and Tourism Week, May 3-9, 2026, staff are prepared to give a brief presentation on the development of this program and provide an update on some of the initiatives in development including the new East Coast Greenway signs being installed throughout Martin County.

Agenda Item: 26-0767

Attachments: [Presentation](#)

PUBLIC WORKS

DEPT-4 APPROVAL OF A SOVEREIGNTY SUBMERGED LANDS FEE WAIVED RENEWAL WITH THE TRUSTEES OF THE INTERNAL IMPROVEMENT TRUST FUND FOR THE BOARDWALK AND DOCKS LOCATED AT INDIAN RIVERSIDE PARK IN JENSEN BEACH

This is a request for approval of a Sovereignty Submerged Lands (SSL) Fee Waived Lease Renewal with the Trustees of the Internal Improvement Trust Fund (TIITF) for a nine-slip docking facility used exclusively for mooring of recreational vessels in conjunction with the upland County-owned public park. All improvements remain within state riparian boundaries adjacent to Indian RiverSide Park (IRSP).

Agenda Item: 26-0727

Attachments: [location map.pdf](#)
[2025 Renewal 430031348 OGC Signed.pdf](#)
[Z-Cover Letter for Mailout - Actin 51841.pdf](#)
[DEP SSSL 430031348 Exp 9-26-25.pdf](#)

DEPT-5 ADOPT A RESOLUTION APPROVING AND ACCEPTING THE DONATION OF THREE PARCELS TOTALING APPROXIMATELY 1 ACRE IN NORTH RIVER SHORES ALONG NW SPRUCE RIDGE DRIVE TO BE PRESERVED IN PERPETUITY FOR CONSERVATION, ENVIRONMENTAL AND STORMWATER PURPOSES

This is a request for the adoption of a resolution approving and accepting the donation of three parcels totaling approximately one acre in North River Shores along NW Spruce Ridge Drive in Stuart (the "Property"). The Property is being generously donated to the County by Ms. Louise C. Yeiser and will be preserved in perpetuity for conservation, environmental, and stormwater purposes.

Agenda Item: 26-0716

Attachments: [2026-03-25 140032.pdf](#)
[Resolution.docx](#)
[Special Warranty Deed.docx](#)
[Exhibit A - Legal Description.docx](#)
[NRS BNDY TOPO 25-046 Code Red 20251229.pdf](#)
[ESA Conclusion.pdf](#)
[Affidavit of No Conflict.docx](#)
[Donation Policy Requirement-Donation.pdf](#)
[Executed Contract Vacant Land.pdf](#)
[PA Sheet #1 933 Spruce Ridge.pdf](#)
[PA Sheet #2 943 Spruce Ridge.pdf](#)
[PA Sheet #3 911 10th Terrace.pdf](#)
[WD 3 parcels 3309-1515.pdf](#)

DEPT-6 PRELIMINARY APPROVAL OF THE DONATION OF 13 PARCELS TOTALING APPROXIMATELY 6.7 ACRES NEAR EAST FORK CREEK AND THE HOBE SOUND SCRUB PRESERVE TO BE PRESERVED IN PERPETUITY FOR CONSERVATION, ENVIRONMENTAL, AND NATURE-BASED PASSIVE RECREATION PURPOSES

This is a request for a provisional approval of the donation of 13 parcels totaling approximately 6.7 acres adjacent to East Fork Creek on US1 as well as adjacent to the Hobe Sound Scrub Preserve (the Property). The Property is being generously donated to the County by Ms. Louise C. Yeiser and will be preserved in perpetuity for conservation, environmental, and passive, nature-based recreation purposes.

Agenda Item: 26-0848

Attachments: [Babic.pdf](#)
[Elladevelopment.pdf](#)
[se hillside.pdf](#)

DEPT-7 APPROVAL OF A MEMORANDUM OF UNDERSTANDING WITH THE FLORIDA DIVISION OF RECREATION AND PARKS FOR THE CYPRESS CREEK FLOODPLAIN PROJECT AND ADOPTION OF A RESOLUTION APPROVING AND ACCEPTING EASEMENTS FROM THE DIVISION OF STATE LANDS

This item seeks approval to execute a Memorandum of Understanding (MOU) with the State of Florida Department of Environmental Protection, Division of Recreation and Parks (DRP) to construct a weir structure as part of the Cypress Creek Floodplain Restoration Project at Jonathan Dickenson State Park (Project). Included is a request to adopt a resolution approving and accepting certain upland and sovereign submerged lands easements from the Board of Trustees of the Internal Improvement Trust Fund of the State of Florida (Board of Trustees). The Project, once completed, will restore natural floodplain function, reduce erosion and improve downstream water quality.

Agenda Item: 26-0715

Attachments: [Jonathan Dickinson SP-Cypress Creek Weir Project MOU between DRP and Martin County .pdf](#)
[Resolution.docx](#)
[Ex. A - SSL Easement Area.pdf](#)
[Ex. B - Upland Easement Area.pdf](#)

PUBLIC - PLEASE LIMIT COMMENTS TO THREE MINUTES.

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