



BOARD OF COUNTY COMMISSIONERS

FINAL AGENDA

1/6/26 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

10:30 AM - Synagro South Contract (DEPT-5)

5:05 PM - Designate a Brownfield (PHQJ-2)

5:05 PM - Public Comment

CALL TO ORDER

Invocation - Moment of Silence

Pledge of Allegiance ~ Sherilyn Scraders, Veteran

APPROVAL OF AGENDA

Additional Items

Approval of Agenda

PROCLAMATIONS AND SPECIAL PRESENTATIONS

PROC-1 PRESENT A PROCLAMATION CELEBRATING THE LIFE AND LEGACY OF REVEREND DR. MARTIN LUTHER KING, JR.

The Board is asked to present a proclamation celebrating the life and legacy of Reverend Dr. Martin Luther King, Jr.

Agenda Item: 26-0312

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 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 24 and December 21, 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: 26-0321

Attachments: [Warrant List](#)

CNST-2 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: 26-0381

Attachments: [CRNA Week](#)

CNST-3 ADOPT A PROCLAMATION RECOGNIZING JANUARY AS HUMAN TRAFFICKING AWARENESS MONTH IN MARTIN COUNTY, FLORIDA

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

Agenda Item: 26-0421

Attachments: [Human Trafficking Awareness Month](#)

CNST-4 ADOPT A PROCLAMATION RECOGNIZING THE LYRIC THEATRE'S CENTENNIAL CELEBRATION IN MARTIN COUNTY, FLORIDA

The Board is asked to adopt a proclamation recognizing The Lyric Theatre's Centennial Celebration in Martin County, Florida.

Agenda Item: 26-0428

Attachments: [Lyric Centennial](#)

CNST-5 AUTHORIZE THE CHAIR TO SIGN A LETTER ALLOWING CRIME STOPPERS TO ACT AS THE COUNTY'S AGENT TO APPLY FOR TRUST FUND MONIES FROM THE STATE

The Treasure Coast Crime Stoppers, Inc. is requesting a three-year agreement letter to be sent to the Attorney General authorizing the Treasure Coast Crime Stoppers to act as the County's agent to apply for Crime Stopper Trust Fund monies from the State of Florida.

Agenda Item: 26-0418

Attachments: [Crime Stoppers 2019 and 2023.pdf](#)
[Crime Stoppers 2026-2029.docx](#)

CNST-6 BOARD OF ZONING ADJUSTMENT APPOINTMENT FOR COMMISSION DISTRICT 5

The Board is asked to confirm the appointment of Jason Canik to be Commissioner Ciampi's representative on the Board of Zoning Adjustment.

Agenda Item: 26-0373

Attachments: [Board of Zoning Adjustment.docx](#)
[Establishing Document BOA.pdf](#)
[Resolution BOA.docx](#)
[Canik_Jason.pdf](#)

PARKS AND RECREATION

CNST-7 REQUEST FOR ADOPTION OF A RESOLUTION AMENDING THE PARKS AND RECREATION ADVISORY BOARD (PRAB) MEETING SCHEDULE AND ATTENDANCE REQUIREMENTS

At the direction of the Board, the Parks and Recreation Department amends the Resolution governing the PRAB related to meeting schedule and attendance requirements to enhance quorum reliability and support more consistent board participation.

Agenda Item: 26-0415

Attachments: [2026 Resolution Amending PRAB meetings](#)
[Absences .docx](#)

PUBLIC WORKS

CNST-8 ADOPT A RESOLUTION DESIGNATING NW AND NE JENSEN BEACH BOULEVARD, NE PINEAPPLE AVENUE, AND NE CAUSEWAY BOULEVARD AS COUNTY ROAD 732 AND ACKNOWLEDGE STATE ROAD 718 DESIGNATION BY THE STATE

The Board of County Commissioners is asked to adopt a resolution designating NW/NE Jensen Beach Boulevard between SR-5 (US-1/NW Federal Highway) and NE Pineapple Avenue, NE Pineapple Avenue between NE Jensen Beach Boulevard and CR-707 (NE Indian River Drive), and NE Causeway Boulevard between CR-707 (NE Indian River Drive) and SR-A1A (NE Ocean Boulevard) as CR-732 and acknowledge that the Florida Department of Transportation (FDOT) has designated SW Martin Highway between Florida's Turnpike and SR-76 (S Kanner Highway) and SE Indian Street between SR-76 (S Kanner Highway) and SR-5 (US-1/NE Federal Highway) as SR-718.

Agenda Item: 26-0362

Attachments: [Resolution Designating CR-732.pdf](#)
[SR-718 Exhibit.pdf](#)

PUBLIC HEARING QUASI-JUDICIAL

**PHQJ-1 REQUEST ABANDONMENT OF A PORTION OF DEEDED
RIGHT-OF-WAY, RECORDED IN OFFICIAL RECORDS BOOK 1731, PAGE
5, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA**

This is a request for the Board to consider the abandonment of a portion of deeded right-of-way for SE Lares Avenue and a waiver of the required privileged fee in conjunction with the abandonment.

Agenda Item: 26-0427

Attachments: [Resolution - Draft \(002\).docx](#)
[Exhibit A.pdf](#)
[1-cover letter.pdf](#)
[2-Application Requirements & list of encl.pdf](#)
[3-Petition to Abandon.pdf](#)
[4-EXHIBIT A.pdf](#)
[5-Certification.pdf](#)
[6-No objection letter.pdf](#)
[7-no objection SMRU.pdf](#)
[8-no objection Comcast.pdf](#)
[9-LM-BOYS&GIRLS CLUB HS.pdf](#)
[10-ROW Appraisal.pdf](#)
[11-Maps & Trustees Deed-1993.pdf](#)
[12-Warranty Deed-1999.pdf](#)
[13-Warranty Deed-1993.pdf](#)
[14-Corrective Special Warranty Deed-2003.pdf](#)
[15-Corrective Special Warranty Deed2-2003.pdf](#)

**PHQJ-2 PUBLIC HEARING TO CONSIDER ADOPTION OF A RESOLUTION
DESIGNATING A BROWNFIELD AT 9450 SE GOMEZ AVENUE, AS
REQUESTED BY THE PALMS OF HOBE SOUND, LLC**

This is the second public hearing on a request by The Palms of Hobe Sound, LLC to designate the property located at 9450 SE Gomez Avenue, Hobe Sound, FL ("Property") as the Oasis Site Rehabilitation Area, also known as a brownfield. Section 376.80, Florida Statutes, outlines the brownfield program administration process and affirms that the jurisdictional local government shall adopt a resolution designating the property as a brownfield if the requesting party establishes the necessary criteria set forth in Section 376.80, Florida Statutes. The first public hearing for this designation request was held on December 9, 2025.

Agenda Item: 26-0393

Attachments: [Final Staff Report 9450 SE Gomez Ave.pdf](#)
[Combined September 2025 Brownfield Area Designation](#)
[Application for Martin County.pdf](#)
[DRAFT RESO.docx](#)
[Exhibit A - Location Map.pdf](#)
[Exhibit B - Legal Description.docx](#)
[Public Notice Materials.pdf](#)
[Public Comment 10-25 12-12.pdf](#)
[SUPP MEMO](#)
[Employment Report 12-23-25.pdf](#)
[Updated Notice Materials for Public Hearing.pdf](#)
[2025 1229 Additional Public Comment.pdf](#)
[2025 1219 Brownfield Advertisement.pdf](#)
[Invitation to Public Meeting 12.19.25.pdf](#)

Supplemental Memorandum

DEPARTMENTAL QUASI-JUDICIAL **GROWTH MANAGEMENT**

DPQJ-1 REQUEST FOR REVISED FINAL SITE PLAN APPROVAL FOR THE BOYS **& GIRLS CLUB OF MARTIN COUNTY SITE LOCATED AT 11500 SE** **LARES AVENUE WITHIN THE HOBE SOUND COMMUNITY** **REDEVELOPMENT AREA (B078-004)**

This is a request by Architects Design Collaborative, LLC, on behalf of Boys and Girls Club of Martin County, Inc., for revised final site plan approval for the Boys & Girls Club site at 11500 SE Lares Avenue within the Hobe Sound Community Redevelopment Area. The existing facility is proposed to be demolished. The redevelopment of the 5.04-acre site includes a new 28,142 square-foot facility consisting of a programming space, teen center, and gymnasium as well as associated infrastructure and accessory structures. Included is a request for a Certificate of Public Facilities Reservation.

Agenda Item: 26-0401

Attachments: [2025 1218 B078-004 Staff Report Final.docx](#)
[2026 0106 B078-004 Resolution to Approve.docx](#)
[2026 0106 B074-004 Exhibit A Legal Description.docx](#)
[2026 0106 B078-004 Exhibit B Revised Final Site Plan.pdf](#)
[2026 0106 B078 004 Resolution Release Utinies of Title.docx](#)
[2025 1215 B078-004 1998 Unity of Title.pdf](#)
[2025 1215 B078-004 1999 Unity of Title.pdf](#)
[2026 0106 B078-004 Resolution Right-of-Way Acceptance.docx](#)
[2025 1217 B078-004 Executed Warranty Deed.pdf](#)
[2025 1215 B078-004 Application Materials.pdf](#)
[2025 1218 B078-004 Right-of-way Dedication & Abandonment Map.pdf](#)
[2025 1215 B078-004 Landscape Plan.pdf](#)
[2025 1216 B078-004 Elevations.pdf](#)
[2025 1215 B078-004 Disclosure of Interest.pdf](#)
[2025 0210 B078-004 Sign Posting Affidavit.pdf](#)
[2026 0106 B078-004 Resolution to Deny.docx](#)
[Staff Presentation](#)

DPQJ-2 AMERICAN HUMANE ASSOCIATION, INC., SEPTIC SYSTEM WAIVER

The American Humane Association, Inc., is requesting approval of a waiver pursuant to Policy 10.2A.8.1. of the Comprehensive Growth Management Plan, that limits on-site sewage treatment and disposal systems to a total site buildout flow of 2,000 gallons per day. The approximate 13.16-acre property is located at 4903 SE Quail Hollow Street, at the northwest intersection of SW Quail Hollow Street and SW Citrus Boulevard, in Palm City.

Agenda Item: 26-0410

Attachments: [2025-12-15 24-031 Quail Hollow Utility Waiver.pdf](#)
[American Humane Assoc Resolution.docx](#)
[2025 0320 A089-003 EXHIBIT A LEGAL DESCRIPTION.docx](#)

DPQJ-3 REQUEST APPROVAL OF THE FINAL SITE PLAN FOR DISCOVERY

**PLANNED UNIT DEVELOPMENT (PUD), PHASE 1D, TRACT R3,
PASTURE RECREATION AREA (H123-033)**

This is a request by Lucido & Associates on behalf of Atlantic Fields Club, LLC for final site plan approval for Phase 1D, Tract R3 within the Discovery PUD. This final site plan includes development of the Pasture Recreation Tract, temporary and permanent structures and related infrastructure. Phase 1D is approximately 15.78-acres located in the northwest quadrant of the SE Bridge Road and SE Discovery Drive intersection in Hobe Sound. Included with this application is a request for a Certificate of Public Facilities Reservation.

Agenda Item: 26-0363

Attachments: [2025 1205 H123-033 Staff Report Final.docx](#)
[2026 0106 H123-033 RESO APPROVE.doc](#)
[2026 0106 H123-033 EXHIBIT A LEGAL DESCRIPTION.docx](#)
[2026 0106 H123-033 EXHIBIT B PH1D FSP.pdf](#)
[2026 0106 H123-033 LANDSCAPE PLANS.pdf](#)
[2026 0106 H123-033 APPLICATION.pdf](#)
[2026 0106 H123-033 DISCLOSURE OF INTEREST.pdf](#)
[2026 0106 H123-033 SIGN POSTING AFFIDAVIT.pdf](#)
[2026 0106 H123-033 RESO DENY.doc](#)
[Staff Presentation](#)

DPQJ-4 REQUEST FOR APPROVAL OF THE FINAL SITE PLAN FOR DISCOVERY PLANNED UNIT DEVELOPMENT (PUD), PHASE 2C, TRACT R4, ORGANIC FARM (H123-034)

This is a request by Lucido & Associates on behalf of Atlantic Fields Club, LLC for final site plan approval for Phase 2C, Tract R4 within the Discovery PUD. This final site plan includes the construction of the Organic Farm Tract amenities and related infrastructure. Phase 2C is approximately 8.15-acres and located west of SE Discovery Drive approximately 0.5 miles north of SE Bridge Road in Hobe Sound. Included is a request for a Certificate of Public Facilities Reservation.

Agenda Item: 26-0364

Attachments: [2025 1205 H123-034 Staff Report Final.docx](#)
[2026 0106 H123-034 RESO APPROVE.doc](#)
[2026 0106 H123-034 EXHIBIT A LEGAL DESCRIPTION.docx](#)
[2026 0106 H123-034 EXHIBIT B PH2C FSP.pdf](#)
[2026 0106 H123-034 LANDSCAPE PLANS.pdf](#)
[2026 0106 H123-034 APPLICATION.pdf](#)
[2026 0106 H123-034 DISCLOSURE OF INTEREST.pdf](#)
[2026 0106 H123-034 SIGN POSTING AFFIDAVIT.pdf](#)
[2026 0106 H123-034 RESO DENY.doc](#)
[Staff Presentation](#)

DPQJ-5 REQUEST FOR APPROVAL OF THE FINAL SITE PLAN FOR DISCOVERY PLANNED UNIT DEVELOPMENT (PUD), PHASE 4, TRACT R10 ADVENTURE PARK (H123-035)

This is a request by Lucido & Associates on behalf of Atlantic Fields Club, LLC for final site plan approval for Phase 4, Tract R10 within the Discovery PUD. The final site plan includes the construction of the Adventure Park amenities and related infrastructure. Phase 4 is approximately 18.88-acres located east of SE Thoroughbred Drive approximately 1.7 miles north of SE Bridge Road in Hobe Sound. Included is a request for a Certificate of Public Facilities Reservation.

Agenda Item: 26-0365

Attachments: [2025 1121 H123-035 Staff Report Final.docx](#)
[2026 0106 H123-035 RESO APPROVE.doc](#)
[2026 0106 H123-035 EXHIBIT A LEGAL](#)
[DESCRIPTION.docx](#)
[2026 0106 H123-035 EXHIBIT B PH4 FSP.pdf](#)
[2026 0106 H123-035 LANDSCAPE PLANS.pdf](#)
[2026 0106 H123-035 APPLICATION.pdf](#)
[2026 0106 H123-035 DISCLOSURE OF INTEREST.pdf](#)
[2026 0106 H123-035 SIGN POSTING AFFIDAVIT.pdf](#)
[2026 0106 H123-035 RESO DENY.doc](#)
[Staff 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: 26-0331

Attachments: [SUPP MEMO \(8 items\)](#)

[1 Item #1 Cover Sheet.docx](#)
[1A 2026 Intership Grant Award Letter - Martin County Board of County Commissioners.pdf](#)
[1B BudgetResolution 139505.xlsx](#)
[2 Item #2 Cover Sheet.docx](#)
[2A 137123 Budget Resolution.xlsx](#)
[3 Item #3 Cover Sheet.docx](#)
[3A FY26 FDACS #33196.pdf](#)
[3B Budget Resolution - Mosquito Control Grant 13811 -FY26 .xlsx](#)
[4 Item #4 Cover Sheet.docx](#)
[4A MA-25-98 Fiddler Crab Access Project AGR \(003\).pdf](#)
[4B 139003 Budget Resolution.xlsx](#)
[5 Item #5 Cover Sheet.docx](#)
[5A NF102 Amendment 2 For Grantee \(11.5.25\).pdf](#)
[6 Item #6A Cover Sheet.docx](#)
[6A US Sailing Center Contribution- IRSP Parking Lot Ph.II.xlsx](#)
[6 Item #6B Cover Sheet.docx](#)
[6B Hog Striping Storage Development Contribution 01.06 Agenda.xlsx](#)
[6 Item #6C Cover Sheet.docx](#)
[6C Health Department Renovations.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: 26-0337

Attachments: [SUPP MEMO \(4 items\)](#)
[RFB2025-3173 UndergroundServices_BidTabulation.pdf](#)
[RFB2026-3719 RockyPointNeighborhoodRestoration_BidTabulation.pdf](#)
[RFB2026-3719 RockyPointNeighborhoodRestoration_CIP.pdf](#)
[RFB2026-3720 MCFR TrainingTowerRe-Bid_BidTabulation.pdf](#)
[RFB2026-3720 MCFR TrainingTowerRe-Bid_CIP.pdf](#)
[RFQ2022-3380 WadeTrim_CoralGardensVS_CEIAmenement2_Signed.pdf](#)
[RFQ2022-3380 CoralGardens_CIP.pdf](#)

Supplemental Memorandum (4 items)

FIRE RESCUE

DEPT-3 ADOPTION OF THE UPDATED MARTIN COUNTY LOCAL MITIGATION STRATEGY

Request the Board adopt by resolution the updated Martin County Local Mitigation Strategy, prepared in accordance with State and Federal policies.

Agenda Item: 26-0392

Attachments: [2025 LMS Resolution DRAFT.docx](#)
[2025 Martin County LMS.pdf](#)
[2025 Martin LMS Attachments.pdf](#)
[FDEM.Martin.APALetter.12-2-2025.pdf](#)

PUBLIC WORKS

DEPT-4 REQUEST APPROVAL OF A FIRST AMENDMENT TO LEASE AGREEMENT WITH THE DISTRICT BOARD OF TRUSTEES OF INDIAN RIVER STATE COLLEGE, ALONG WITH AN ACCESS AND MAINTENANCE EASEMENT ALONG SW CITRUS BOULEVARD IN WESTERN MARTIN COUNTY

This is a request for the approval of a First Amendment to Lease Agreement between Martin County and The District Board of Trustees of Indian River State College (IRSC) to amend the lease boundary to include an additional 30.72 acres for Sports Facilities, along with approval of a Non-Exclusive Access and Maintenance Easement along the main entrance located on SW Citrus Blvd. in western Martin County. The lease term remains unchanged with this amendment.

Agenda Item: 26-0344

Attachments: [Partially Signed First Amend](#)
[Partially Signed Easement.pdf](#)
[Lease exp. 2077](#)
[Layout](#)
[DRAFT CONCEPTS_IHS Athletic Facilities](#)

UTILITIES AND SOLID WASTE

DEPT-5 REQUEST TO APPROVE A CONTRACT FROM SYNAGRO SOUTH, LLC

On May 14, 2025, Martin County received one responsive proposal to RFP 2025-3671 for Advanced Waste Residuals Processing and Beneficial Use Recovery. Synagro South, LLC, partnered with Sedron Technologies to propose the innovative Varcor® system - a proven, energy-efficient drying technology that converts dewatered biosolids into reclaimed water, liquid nitrogen fertilizer, and dry solids suitable for beneficial reuse or renewable fuel, while achieving PFAS destruction through high-temperature processing. Per Board direction, contracts valued at \$1,000,000 or more require approval by the Board of County Commissioners.

Agenda Item: 26-0386

Attachments: [Martin Co Draft Agreement - Synagro BAFO 12162025](#)

[FXM.docx](#)

[RFP2025-3671_ListOfProposers.pdf](#)

[RFP2025-3671_ScoreSheet_Final_Signed.pdf](#)

[RFP2025-3671_ScoreSheet_ShortList_Signed.pdf](#)

[Presentation.pdf](#)

PUBLIC - PLEASE LIMIT COMMENTS TO THREE MINUTES.

ADJOURN

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