

# Martin County, Florida Growth Management Department DEVELOPMENT REVIEW DIVISION

2401 SE Monterey Road, Stuart, FL 34996 772-288-5495 www.martin.fl.us

## DEVELOPMENT REVIEW APPLICATION

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A	. GENERAL INFORMATION Type of Application:	PUD Zoning & Master Site PLan	
	Name or Title of Proposed Project	Martin Commerce Park PUD	
	Brief Project Description: See Project Narrative		
	Was a Pre-Application Held? ✓ Y	ES/NO Pre-Application Meeting I	Date: January 13, 2025
	Is there Previous Project Informat	ion? YES/NO	
	Previous Project Number if applica	M164-009	
	Previous Project Name if applicable	e: Martin Commerce Park	
	Parcel Control Number(s) PCN list attached		
В.	PROPERTY OWNER INFORM		
	Owner (Name or Company): Marti	n Commerce Park, LLC	
	Company Representative: Jill Marasa	1	
	Address: 2740 SW Martin Downs Bl	vd, Suite 45	
	City: Palm City	State: FL	Zip: <u>34990</u>

Phone: 772-370-8108

Email: jmarasa@ashleycapital.com

## C. PROJECT PROFESSIONALS

Applicant (Name or Company): Same as owner	er	
Company Representative:		
Address:		
City:	, State:	Zip:
Phone:		
Agent (Name or Company): Lucido & Associa	tes	
Company Representative: Morris A. Crady, AIC	P	
Address: 701 SE Ocean Blvd.		
City: Stuart		Zip: 34994
Phone: 772-220-2100	Email: mcrad	y@lucidodesign.com
Contract Purchaser (Name or Company): Not	applicable	
Company Representative:		
Address:		
City:	, State:	Zip:
Phone:		
Land Planner (Name or Company): Same as Ac	gent	
Company Representative:		
Address:		
City:	, State:	Zip:
Phone:		
Landscape Architect (Name or Company): Sa	me as Agent	
Company Representative:		
Address:		
City:	, State:	Zip:
Phone:		
Surveyor (Name or Company): GCY, Inc.		
Company Representative: Pete Andersen		
Address: P.O. Box 1469		
City: Palm City	, State: FL	Zip: 34991
Phone: 772-286-8083	Email: PeteA@	
Civil Engineer (Name or Company): Kimley-Hor	n	
Company Representative: Jordan Haggerty		
Address: 1615 South Congress Avenue, Suite 201		
City: Delray Beach	, State: FL	Zip: 33445
Phone: 772 342-3183		Haggerty@kimley-horn.com

## PROJECT PROFESSIONALS CONTINUED

Traffic Engineer (Name or Company): Kimley-l	Horn	
Company Representative: Stephanie (Kinlen) Guerra	ı, P.E.	
Address: 477 Rosemary Avenue, Suite 125		
City: West Palm Beach	, State: FL	Zip: <u>33401</u>
Phone: 561 840-0852	Email. Stenhal	nie.Guerra@kimley-horn.com
Architect (Name or Company): Not applicable		,
Company Representative:		
Address:		
City:	, State:	Zip:
Attorney (Name or Company): Gunster Law Firm	No.	
Company Representative: Bob Raynes	200	
Address: 800 S.E. Monterey Commons Boulevard, Suite		0.4000
City: Stuart		
Phone: 772-288-1980	Email: rraynes	@gunster.com
Environmental Planner (Name or Company):	EW Consultants, Inc.	
Company Representative: Ed Weinberg		
Address: 1000 SE Monterey Commons Boulevard, Suite	208	
City: Stuart	, State: FL	Zip: 34996
Phone: 772-287-8771	The state of the land	erg@ewconsultants.com
Other Professional (Name or Company):		
Company Representative:		
Address:		
City:	, State:	Zip:
Phone:		

## D. Completeness Sufficiency Review

Applications submitted for completeness/sufficiency review meetings held on Mondays, must be received by the Growth Management Department no later than 4 p.m. the previous Thursday or in the event of a holiday, 4 p.m. Wednesday. Applications received on Fridays will be scheduled for the following week.

Revised June 2022

## E. Certification by Professionals

Section 10.5.F.6.h., Article 10, Development Review Procedures, Land Development Regulations (LDR), Martin County Code (MCC) provides the following:

When reviewing a development application that has been certified by a professional listed in F.S. § 403.0877. F.S., the County shall not request additional information from the applicant more than three times, unless the applicant waives the limitation in writing. If the applicant states in writing that the request for additional information is not authorized by ordinance, rule, statute, or other legal authority, the County, at the applicant's request, shall proceed to process the application for approval or denial. (125.022(1), Fla. Stat.)

This box must be check if the applicant waives the limitations.

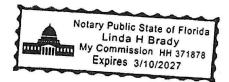
## F. APPLICANT or AGENT CERTIFICATION

I have read this application, and to the extent the have answered each item fully and accurately.  Applicant Signature	April I participated in the application, I  April 8, 2025  Date
Morris A. Crady	

## STATE OF FLORIDA COUNTY OF MARTIN

The foregoing instrument was $\square$ sworn to, $\square$ affirmed, or $\square$ acknowledged before	ore me by means
of physical presence or online notarization this 8 day of April	, 20 <u>25</u> , by
of Notris A. (sale), who is personally known to me, or production	ced the following
type of identification	·

NOTARY PUBLIC SEAL



Notary Public, State of Florida

(Printed, Typed or Stamped Name of Notary Public)



## Martin County Florida Growth Management Department DEVELOPMENT REVIEW DIVISION

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## Digital Submittal Affidavit

I, Morris A. Crady, attest that the electronic version included for the
I, Morris A. Crady , attest that the electronic version included for the project Martin Commerce Park PUD  is an exact copy of the
documents that were submitted for sufficiency, excluding any requested modifications made by
the sufficiency review team. All requested modifications, if any, have been completed and are
included with the packet.
Applicant Signature  Applicant Signature  Applicant Signature  Date
STATE OF FLORIDA COUNTY OF MARTIN  The foregoing instrument was   sworn to,   affirmed, or   acknowledged before me by means
of physical presence or $\square$ online notarization this $8$ day of $9$
Mossis A. Crady, who is personally known to me, or produced the
following type of identification
NOTARY PUBLIC SEAL
Notary Public, State of Florida
Notary Public State of Florida Linda H Brady My Commission HH 371878 Expires 3/10/2027

(Printed, Typed or Stamped Name of Notary Public)



## PROJECT NARRATIVE April 7, 2025

## **Property Characteristics**

The 167-acre subject property is owned by Martin Commerce Park, LLC and located along Interstate 95 at Exit 110 and State Road 714 (SW Martin Highway) in Palm City.

The property is situated along a one mile stretch of Interstate 95 frontage and designated for Industrial Future Land Use with a Limited Industrial (LI) zoning district. The future land use and zoning were adopted by the Board of County Commissioners along with a Comprehensive Plan Text Amendment on November 12, 2024 (refer to CPA 23-09 and CPA 23-10). The TEXT amendment includes a requirement to obtain approval by way of a PUD Zoning Agreement and limits the maximum allowable Industrial building area on the entire site to no more than 1,100,000 sf.

The previous property owner obtained final site plan and plat approval for a 21-lot agricultural subdivision that was fully constructed including paved roads, lakes, drainage and designated preserve areas. No lots were sold or developed, and the preserve areas were not maintained in accordance with the Preserve Area Management Plan (PAMP) for several years. The new owner has brought the preserve areas into compliance with the approved PAMP after acquiring the property in 2022.

## Surrounding Property Characteristics

The subject property is located east and adjacent to one mile of frontage along Interstate 95 at Exit 110 in Palm City. At the entrance of the property on State Road 714 (SW Martin Highway) and SW Martingale Drive, at approximately 850 feet, sits a 5-acre designated perpetual easement in favor of State of Florida Department of Transportation recorded May 25, 2007 in Book 2251, Page 839.

The property directly to the north of the subject property consists of a commercial Planned Unit Development was approved on the northwestern 32-acre corner along Interstate 95 at Exit 110 and State Road 714 (SW Martin Highway). On September 30, 2008 the site received master site plan approval for a 10-lot commercial subdivision known as the Martingale Commons. The approved PUD permits the development of an Expressway Oriented Transient Commercial Service Center and provides for uses including gas stations, convenience stores, hotels, restaurants, and retail activities.

The property to the east of the subject site is comprised of approximately 1,000 acres of wetlands, cattle grazing and hunting operations. The majority of the properties along the State Road 714 (SW Martin Highway) corridor are predominately occupied by commercial and industrial uses including wholesale and retail sales, and light industrial, warehouse and targeted industry uses at both Sands Commerce Center.

## **Proposed Master Site Plan**

The proposed master site plan is consistent with the existing Comprehensive Plan future land use designation and the text amendment that included the following restrictions:

- Residential uses shall be prohibited.
- The maximum non-residential building square footage on the entire project site shall be limited to cumulative total of 1,100,000 square feet.
- All future applications for development approval shall be processed as a Planned Unit Development (PUD).
- Prior to the issuance of the first Certificate of Occupancy, the owner/developer of Martin Commerce Park shall construct a traffic signal at the intersection of SW Martin Highway and SW Stuart West Boulevard.
- The owner/developer shall plan and appropriately fund public facilities consistent with Policy 14.1B.2 which requires that future development pay the full cost of capital facilities needed to address the impacts of such development. This shall include an amendment to the Capital Improvements Element, if needed, and a PUD Agreement that addresses public facilities, infrastructure, and the timing of development.

The intent is to replat the existing lots into larger parcels, extend water and sewer stub-outs to each lot and expand/reconfigure the existing lakes to support the project. Existing preserve areas will be maintained and expanded. All supporting infrastructure will be substantially completed in the first phase so final site plans on individual lots may be approved administratively pursuant to the Martin County expedited review process.

The Martin Commerce Park PUD Agreement and Master Site Plan will create a quality Class-A commerce park in Palm City in a strategic and desirable location for business retention and attraction along the Interstate 95 corridor. The project will fill a void in the community by providing industrial space for high value employment opportunities, and providing for an increase in sales tax, property tax and tangible personal property tax revenue to benefit the residents of Martin County.

## Martin Commerce Park 9810 S. Dorchester Avenue Chicago, IL 60628

March 5, 2025

Paul Schilling, Director Martin County Growth Management Department 2401 SE Monterey Road Stuart, FL 34996

RE: Martin Commerce Park

Dear Mr. Schilling,

As owner of the property referenced above, please consider this correspondence formal authorization for Lucido & Associates to represent Martin Commerce Park, LLC during the governmental review process of the applications.

Sincerely,

Martin Commerce Park, LLC. a Florida limited liability company  By:  Robert Auskalnis  CFO and Vice President	LINDA FEECE Official Seal
Cro and vice resident	Notary Public - State of Illinois  My Commission Expires Nov 24, 2025
STATE OF COUNTY OF	
notarization, this <u>le</u> day of <u>March</u> , of MARTIN COMMERCE PARK, LLC., a Florida lim	e me by mean of (x) physical presence or ( ) online 2025, by Robert Auskani S inted liability company. He is personally known to me as identification.
or ( ) has produced	ds identified from

My Commission Expires:

This Instrument was Prepared By, Record and Return To:

William B. Mason, Esq. Stearns Weaver Miller Weissler Alhadeff & Sitterson, P.A. 200 East Las Olas Boulevard Suite 2100 Ft. Lauderdale, Florida 33301

Property Appraiser Identification Nos:

See Schedule 1

#### SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED made this 3rd day of May, 2022 by TREASURE COAST PROPERTIES INVESTMENTS, LLC, a Florida limited liability company (the "Grantor"), whose mailing address is 9100 S. Dadeland Boulevard, Suite 1500, Miami, Florida 33156, to MARTIN COMMERCE PARK, LLC, a Florida limited liability company (the "Grantee"), whose mailing address is 108 Talavera Place, Palm Beach Gardens, Florida 33418.

#### WITNESSETH:

That Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, to Grantor in hand paid by Grantee, the receipt, adequacy, and sufficiency whereof are hereby acknowledged, does hereby grant, bargain, sell, alien, remise, transfer, release, convey and confirm unto Grantee and Grantee's successors, heirs and assigns the real property (the "Property") located in Martin County, Florida, and more particularly described in Exhibit "A" attached hereto and made a part hereof.

SUBJECT TO: (i) all easements, conditions, covenants, restrictions, reservations, limitations, agreements and other matters of record, provided that this instrument shall not reimpose same, (ii) real estate taxes for the year 2022 and all subsequent years, (iii) existing applicable governmental building and zoning ordinances and other governmental regulations, and (iv) matters that would appear on a current and accurate survey of the Property.

TOGETHER with all the tenements, hereditaments, and appurtenances belonging or in any way appertaining to the Property,

TO HAVE AND TO HOLD the same in fee simple forever.

AND GRANTOR does hereby specially warrant the title to the Property and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

[EXECUTION APPEARS ON THE FOLLOWING PAGE]

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed on the day and year first above written.

SIGNED AND SEALED IN THE PRESENCE OF:	<u>GRANTOR</u> :	
	TREASURE COAST PROPERTIES INVESTMENTS, LLC, a Florida limited liability company	
	By: Global Innovative Properties, Inc., a Florida corporation, its Sole Member and Manager  By: Name: Robert Dorfman Title: President	
STATE OF FLÓRIDA )		
COUNTY OF Mich Della )		
notarization this 10 day of 400, 2022, by I Inc., a Florida corporation, as sole Membe	dged before me by means of □ physical presence or □ online Robert Dorfman, as President of Global Innovative Properties and Manager of TREASURE COAST PROPERTIES y company, on behalf of the limited Mability company. He [	
Notary Stamp/Seal:	Notary Signature: Notary Print:	
FRANK PADRON  Commission # GG 953806  Expires March 16, 2024  Bonded Thru Budget Notary Services	Notary Public, State of Florida Commission No.: 66 9306 My Commission Expires: 07/16/2019	

Bonded Thru Budget Notary Services

#### Exhibit "A"

The land referred to herein below is situated in the County of MARTIN, State of Florida, and described as follows:

A PORTION OF SECTION 24, TOWNSHIP 38 SOUTH, RANGE 39 EAST, TOGETHER WITH A PORTION OF SECTION 19, TOWNSHIP 38 SOUTH, RANGE 40 EAST IN MARTIN COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 19; THENCE SOUTH 89°51'05" EAST ALONG THE NORTH LINE OF SAID SECTION 19 FOR 955.88 FEET; THENCE SOUTH 0°08'55" WEST FOR 100.00 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL OF LAND; THENCE SOUTH 89°51'05" EAST ALONG A LINE THAT IS 100.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 19 FOR 795.84 FEET; THENCE SOUTH 0°06'40" EAST ALONG A LINE THAT IS 1751.29 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID SECTION 19 FOR 5208.12 FEET; THENCE NORTH 55°42'25" WEST FOR 1479.97 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG A CIRCULAR CURVE TO THE RIGHT HAVING A RADIUS OF 3100.04 FEET AND A DELTA ANGLE OF 35°06'40" FOR AN ARC LENGTH OF 1899.72 FEET TO A POINT OF TANGENCY; THENCE NORTH 20°35'45" WEST FOR 1137.69 FEET; THENCE NORTH 16°35'45" WEST FOR 518.74 FEET; THENCE NORTH 10°08'04" WEST FOR 301.22 FEET; THENCE NORTH 2°47'17" EAST FOR 300.47 FEET; THENCE NORTH 9°14'57" EAST FOR 160.18 FEET; THENCE NORTH 11°59'50" EAST FOR 248.03 FEET; THENCE NORTH 49°16'10" EAST FOR 261.62 FEET; THENCE NORTH 86°32'30" EAST FOR 628.69 FEET; THENCE NORTH 88°49'57" EAST FOR 10.00 FEET; THENCE SOUTH 24°18'10" EAST FOR 708.87 FEET TO A POINT ON THE EAST LINE OF SAID SECTION 24; THENCE NORTH 31°31'52" EAST FOR 716.93 FEET; THENCE NORTH 85°00'20" EAST FOR 377.89 FEET; THENCE NORTH 0°08'56" EAST FOR 121.80 FEET; THENCE NORTH 85°00'20" EAST FOR 203.02 FEET TO THE POINT OF BEGINNING (LAST 16 MENTIONED COURSES BEING COINCIDENT WITH THE RIGHT-OF-WAY LINE OF STATE ROAD NO. 9 (I-95), ALL LYING AND BEING IN MARTIN COUNTY, FLORIDA. (BEARING BASED ON AN MERIDIAN). **ASSUMED** 

#### **AND**

All of the Plat of MARTINGALE ESTATES, according to the Plat thereof, as recorded in Plat Book 17, Page 25, of the Public Records of Martin County, Florida.

## LESS:

A PARCEL OF LAND LYING IN SECTION 19, TOWNSHIP 38 SOUTH, RANGE 40 EAST, BEING A PORTION OF THE LANDS FORMERLY OWNED BY PALM CITY 95 LAND TRUST AS RECORDED IN OFFICIAL RECORDS BOOK 1633, PAGE 2044 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 19; THENCE SOUTH 89°51'45" EAST, ALONG THE NORTH LINE OF SAID SECTION 19, BEING THE BASIS OF BEARING, A DISTANCE OF 957.26 FEET; THENCE SOUTH 00°08'15" WEST, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ON THE SOUTH RIGHT-OF-WAY LINE OF STATE ROAD 714 (S.W. MARTIN HIGHWAY) PER F.D.O.T. RIGHT-OF-WAY MAP SEC. 89090-2507, SHEET 9 OF 43, SAID SOUTH RIGHT-OF-WAY LINE BEING COINCIDENT WITH THE NORTH LINE OF A 30' WIDE PIPELINE (FPL) EASEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 928, PAGE 2593 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE CONTINUE SOUTH 00°08'15" WEST, A DISTANCE OF 30.00 FEET TO A POINT ON THE SOUTH LINE OF SAID 30'

EASEMENT; THENCE SOUTH 84°59'40" WEST, ALONG SAID SOUTH EASEMENT LINE, A DISTANCE OF 20.08 FEET; THENCE NORTH 00°08'15" EAST, ALONG A LINE PARALLEL TO AND 20.00 FEET WEST OF, AS MEASURED AT RIGHT ANGLES TO, THE FIRST COURSE OF THE DESCRIBED PARCEL, A DISTANCE OF 30.12 FEET TO A POINT ON THE NORTH LINE OF SAID 30' EASEMENT AND THE SAID SOUTH RIGHT-OF-WAY LINE OF STATE ROAD 714; THENCE NORTH 84°59'40" EAST, A DISTANCE OF 18.73 FEET; THENCE SOUTH 89°51'45" EAST, A DISTANCE OF 1.35 FEET TO THE POINT OF BEGINNING. THE LAST TWO DESCRIBED COURSES BEING COINCIDENT WITH THE SAID SOUTH RIGHT-OF-WAY LINE OF STATE ROAD 714 AND THE NORTH LINE OF SAID 30' EASEMENT.

#### AND LESS:

A PARCEL OF LAND LYING IN SECTION 19, TOWNSHIP 38 SOUTH, RANGE 40 EAST, BEING A PORTION OF THE LANDS FORMERLY OWNED BY PALM CITY 95 LAND TRUST AS RECORDED IN OFFICIAL RECORDS BOOK 1633, PAGE 2044 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 19; THENCE SOUTH 89°51'45" EAST ALONG THE NORTH LINE OF SAID SECTION 19. BEING THE BASIS OF BEARING. A DISTANCE OF 957.26 FEET: THENCE SOUTH 00°08'15" WEST, A DISTANCE OF 130.00 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ON THE SOUTH LINE OF A 30' WIDE PIPELINE (FPL) EASEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 928, PAGE 2593 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE SOUTH 84°59'40" WEST, ALONG SAID SOUTH EASEMENT LINE AND RUNNING PARALLEL TO, AND 30.00 FEET SOUTH OF, AS MEASURED AT RIGHT ANGLES TO, THE SOUTH RIGHT-OF-WAY LINE OF SOUTHWEST MARTIN HIGHWAY, STATE ROAD 714, PER FLORIDA STATE ROAD DEPARTMENT RIGHT-OF-WAY MAP. SECTION 89090-2507, SHEET 9 OF 43, A DISTANCE OF 200.29 FEET TO A POINT ON THE EASTERLY LINE OF A CONSERVATION EASEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 2154, PAGE 2324, OF SAID PUBLIC RECORDS; THENCE SOUTH 39°53'27" EAST, ALONG SAID EASTERLY LINE, A DISTANCE OF 73.38 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE WEST; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE AND SAID EASTERLY LINE, HAVING A RADIUS OF 220.00 FEET, THROUGH A CENTRAL ANGLE OF 33°18'31", DISTANCE OF 127.90 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 06°34'56" EAST, ALONG SAID EASTERLY LINE, A DISTANCE OF 13.74 FEET; THENCE SOUTH 89°51'45" EAST, A DISTANCE OF 74.79 FEET; THENCE NORTH 00°08'15" EAST, A DISTANCE OF 201.22 FEET TO THE POINT OF BEGINNING.

### **SCHEDULE 1**

Property Appraiser Identification Numbers

- 1. 243839000000000115
- 2. 193840001000000100
- 3. 193840001000000200
- 4. 193840001000000300
- 5. 193840001000000400
- 6. 193840001000000500
- 7. 193840001000000600
- 8. 193840001000000700
- 9. 193840001000000800
- 10. 193840001000000900
- 11. 193840001000001000
- 12. 193840001000002100
- 13. 193840001000002000
- 14. 193840001000001900
- 15. 193840001000001800
- 16. 193840001000001700
- 17. 193840001000001600
- 18. 193840001000001500
- 19. 193840001000001300
- 20. 193840001000001400
- 21. 193840001000001200
- 22. 193840001000001100
- 23. 193840000000000122
- 24. 193840001000000010







To the best of my knowledge and belief, there has been no transfer of the subject property since the Special Warranty Deed for Martin Commerce Park LLC, a Florida limited liability company, was recorded in the Martin County Public Records.

DATED THIS 8 DAY OF April , 2025.

STATE OF FLORIDA **COUNTY OF MARTIN** 

THE FOREGOING WAS ACKNOWLEDGED BEFORE ME BY MEANS OF [ x ] PHYSICAL PRESENCE OR [ ] ONLINE NOTARIZATION, THIS SOME DAY OF \_\_\_\_\_, 2025 BY MORRIS A. CRADY, WHO [x] IS PERSONALLY KNOWN TO ME OR [] HAS PRODUCED \_\_\_\_\_\_ AS IDENTIFICATION.

Notary Public State of Florida Linda H Brady My Commission HH 371878 Expires 3/10/2027

MY COMMISSION EXPIRES:

#### **LEGAL DESCRIPTION**

All of the Plat of MARTINGALE ESTATES, according to the Plat thereof, as recorded in Plat Book 17, Page 25, of the Public Records of Martin County, Florida.

### MARTIN COMMERCE PARK LLC

Parcel IDs

19-38-40-001-000-00010-0

19-38-40-001-000-00020-0

19-38-40-001-000-00100-0

19-38-40-001-000-00090-0

19-38-40-001-000-00080-0

19-38-40-001-000-00070-0

19-38-40-001-000-00060-0

19-38-40-001-000-00050-0

19-38-40-001-000-00040-0

19-38-40-001-000-00030-0

19-38-40-001-000-00110-0

19-38-40-001-000-00120-0

19-38-40-001-000-00130-0

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19-38-40-001-000-00160-0

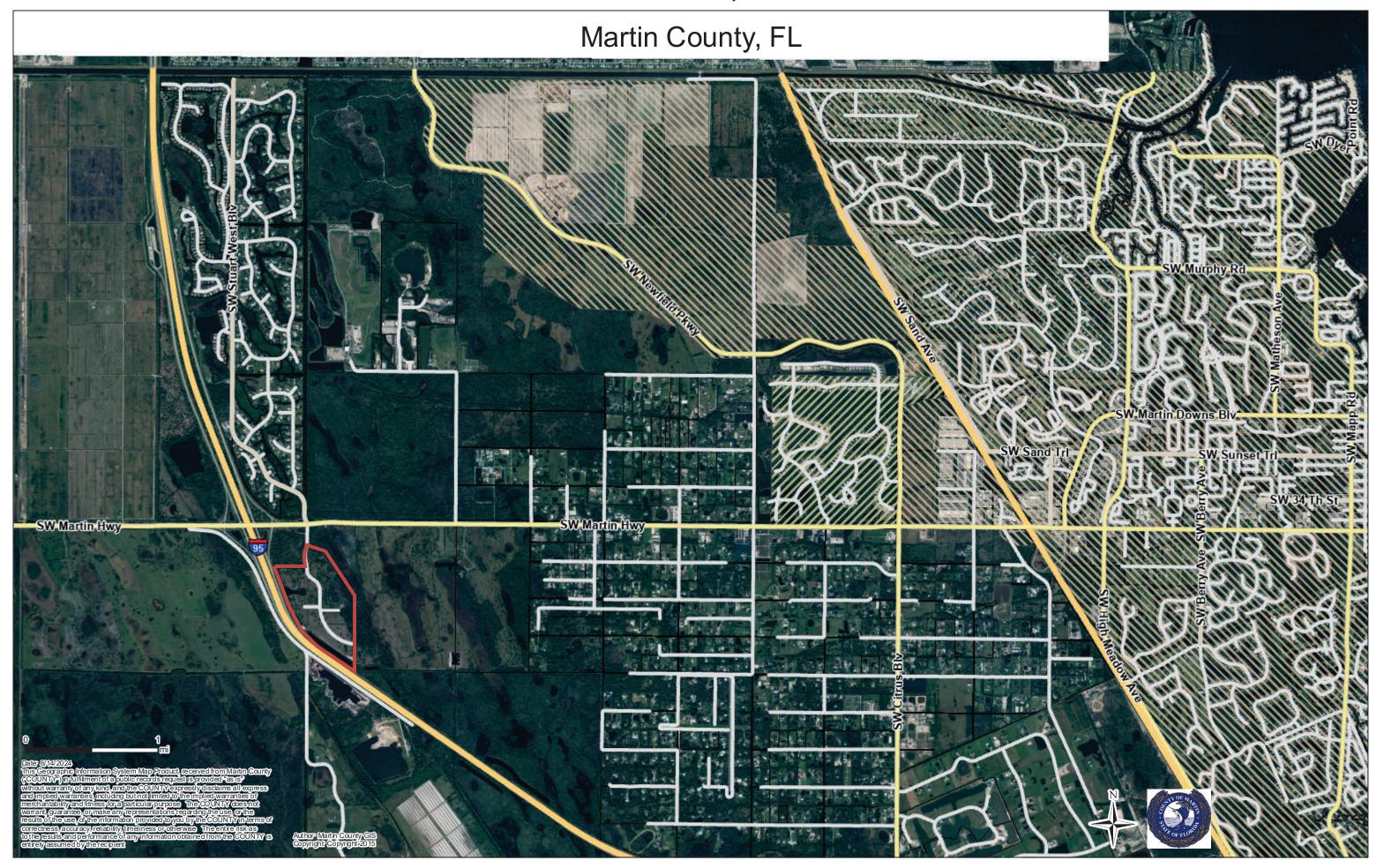
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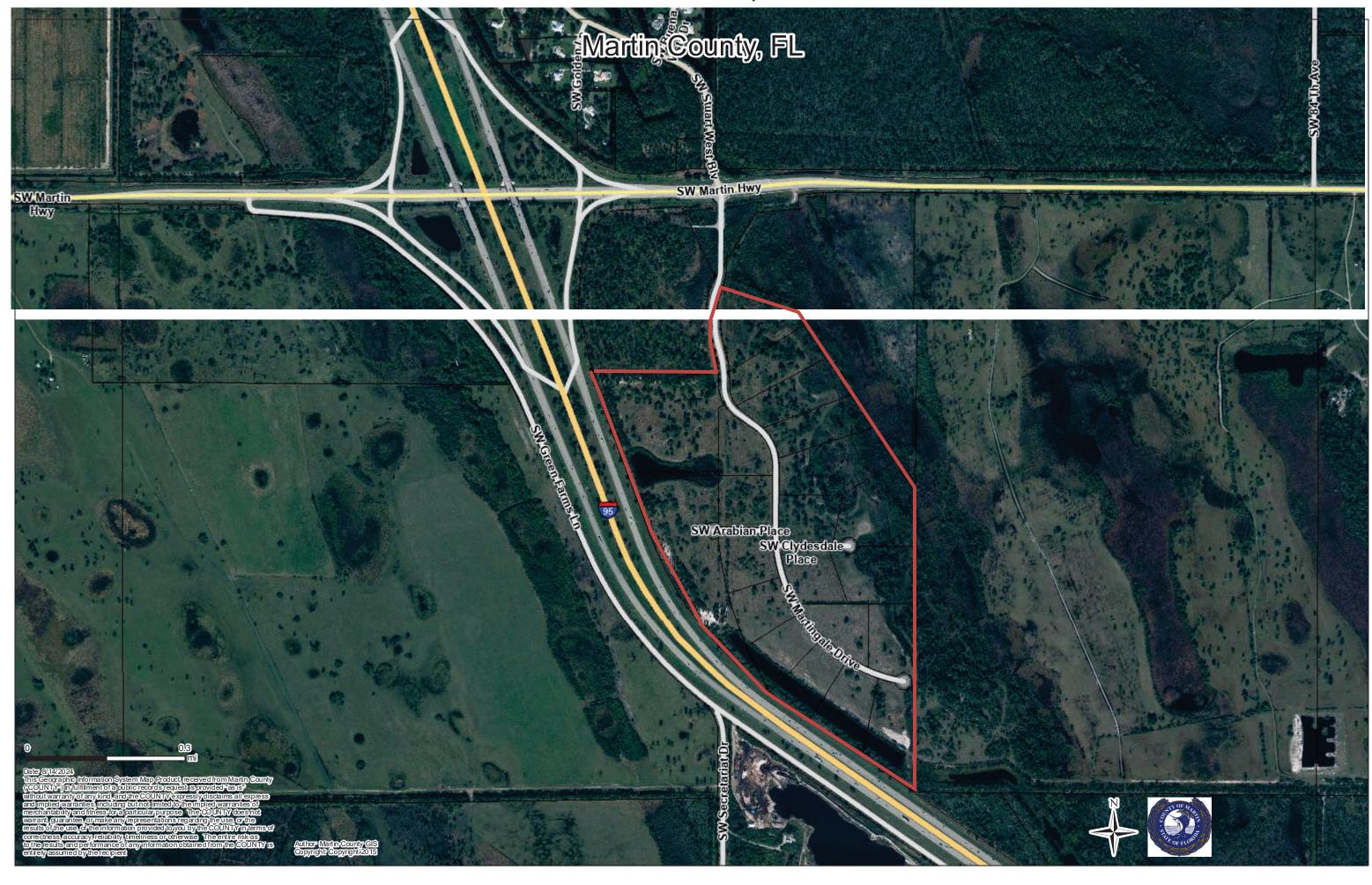
19-38-40-001-000-00180-0

19-38-40-001-000-00190-0

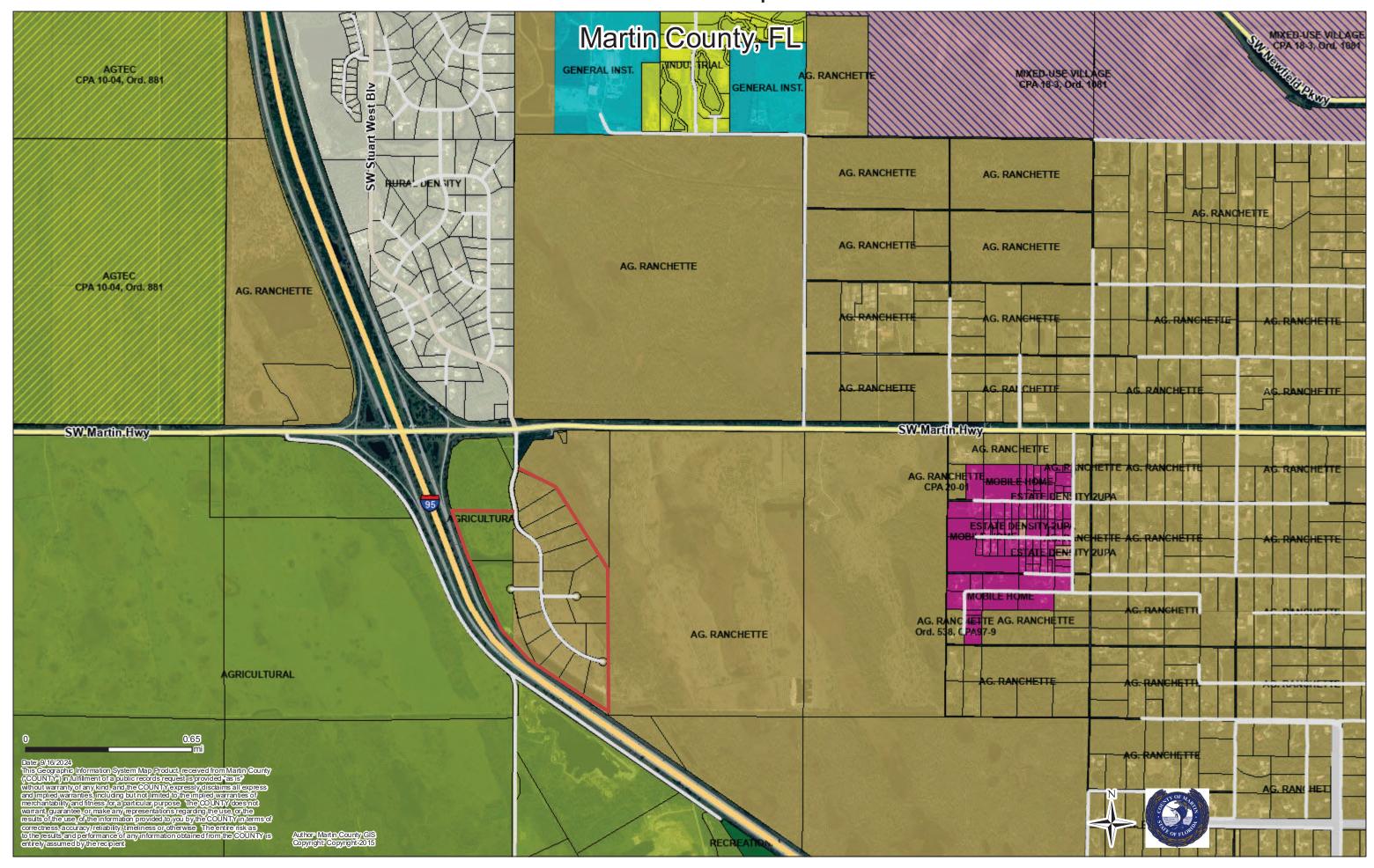
19-38-40-001-000-00200-0

19-38-40-001-000-00210-0





## Future land use map



## **Zoning Map**

