



**Martin County  
Local Planning Agency  
Agenda - FINAL AGENDA**

Administrative Center  
2401 SE Monterey Road  
Stuart, FL 34996

Cynthia Hall, District 1, 11/2024  
William J. Flanagan, Vice Chair, District 2, 11/2022  
Donald Foley III, District 3, 11/2024  
James Moir, Chair, District 4, 11/2022  
Ransom Reed Hartman, District 5, 11/2024  
Kimberly Everman, School Board Liaison, 12/2021

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Thursday, April 15, 2021

7:00 PM

Commission Chambers

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**CALL TO ORDER**

**ROLL CALL**

**MINU APPROVAL OF MINUTES**

**MINU-1 MARCH 4, 2021**

The Board is asked to approve the minutes from March 4, 2021

Agenda Item: [21-0514](#)

**QJP QUASI-JUDICIAL PROCEDURES**

**QUASI-JUDICIAL PROCEDURES**

Quasi-Judicial procedures apply when a request involves the application of a policy to a specific application and site. It is a quasi-judicial decision. Quasi-judicial proceedings must be conducted with more formality than a legislative proceeding. In quasi-judicial proceedings, parties are entitled - as a matter of due process to cross-examine witnesses, present evidence, demand that the witnesses testify under oath, and demand a decision that is based on a correct application of the law and competent substantial evidence in the record.

Agenda Item: [21-0622](#)

**NEW NEW BUSINESS**

**NPH-1 HIGHPOINTE PUD (C148-008) QUASI-JUDICIAL**

Pulte Group -Request for a zoning district change from the current RE-2A Rural Estate District to the Planned Unit Development District (PUD) with a Certificate of Public Facilities Exemption, and a concurrent request for approval of the Highpointe Planned Unit Development Agreement, Master Site Plan and Phasing Plan with Deferral of Public Facilities Reservation. The Highpointe development consists of 284 single-family units located on 321 acres on the east side of SW Pratt-Whitney Road approximately one mile east of the SW Kanner Highway in Stuart.

Requested by: Daniel T. Sorrow, AICP, Coteleur and Hearing

Presented by: Peter Walden, AICP, Principal Planner, Growth Management Department

Agenda Item: [21-0648](#)

**NPH-2 PUBLIC HEARING TO CONSIDER AMENDING DIVISION 2,  
STANDARD ZONING DISTRICTS, ARTICLE 3, ZONING DISTRICTS,  
LAND DEVELOPMENT REGULATIONS, MARTIN COUNTY CODE.**

Requested by: Paul Schilling, Growth Management Department Director

Presented by: Peter Walden, AICP, Principal Planner, Growth Management Department

Agenda Item: [21-0623](#)

**COMMENTS**

1. PUBLIC
2. MEMBERS
3. STAFF

**ADJOURN**

**ADA**

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