

9450 SE Gomez Avenue Brownfield

Designation Request –

Public Notice Materials

**BROWNFIELD AREA
DESIGNATION
COMMUNITY MEETING**
A COMMUNITY MEETING HAS BEEN
SCHEDULED FOR
NOVEMBER 4, 2025

**BROWNFIELD AREA
DESIGNATION
COMMUNITY MEETING**

10:16



**BROWNFIELD AREA
DESIGNATION
COMMUNITY MEETING**

SEPTEMBER 2, 2009

7:00 PM - 9:00 PM

1000 N. 10th Street, Room 100

Community Meeting Room A

**BROWNFIELD AREA
DESIGNATION
COMMUNITY MEETING**

NOVEMBER 4, 2009

7:00 PM - 9:00 PM

1000 N. 10th Street, Room 100

Community Meeting Room A

**BROWNFIELD AREA
DESIGNATION
COMMUNITY MEETING**
A COMMUNITY MEETING HAS BEEN
SCHEDULED FOR
NOVEMBER 4, 2025

AT 5:00 PM TO DISCUSS THE VOLUNTARY OPPORTUNITY

THE PROPERTY OWNERS INVOLVED IN THE BROWNFIELD DESIGNATION

7070 S.E. 132ND AVENUE, UNIT A, MIAMI, FLORIDA 33175

FOR MORE INFORMATION, PLEASE CALL (305) 237-1220

OR VISIT www.miamibrownfield.com

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**BROWNFIELD AREA
DESIGNATION
COMMUNITY MEETING**

NOVEMBER 2015

A COMMUNITY MEETING HAS BEEN SCHEDULED

**BROWNFIELD AREA
DESIGNATION
COMMUNITY MEETING**

NOVEMBER 2015

A COMMUNITY MEETING HAS BEEN SCHEDULED

AFFIDAVIT OF PUBLICATION

Laurie LaFavor
Cobb Cole Pa
One Daytona Blvd. Ste. 600
Daytona Beach FL 32114

STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Advertising Representative of the Indian River Press Journal/St Lucie News Tribune/Stuart News, newspapers published in Indian River/St Lucie/Martin Counties, Florida; that the attached copy of advertisement, being a Legal Ad in the matter of Public Notices, was published on the publicly accessible websites of Indian River/St Lucie/Martin Counties, Florida, or in a newspaper by print in the issues of, on:

SCN StLucie-IndianRv-Stuart 10/24/2025
SCN tcpalm.com 10/24/2025

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 10/24/2025

Legal Clerk

Notary, State of WI, County of Brown

3.1.27

My commission expires

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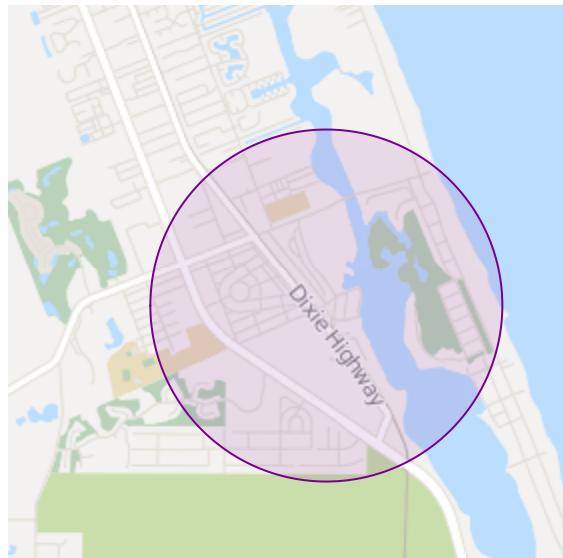
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Posted 15 minutes ago on: 2025-10-23 16:08

Contact Information:

Notice of Community Meeting and Public Hearing for Proposed Brownfield (Hobe Sound)



11720 SE Shell Ave

Notice of Community Meeting and Public Hearings for Proposed Brownfield Area Designation Pursuant to Florida's Brownfields Redevelopment Act. Representatives for Oasis Development, LLC and The Palms of Hobe Sound, LLC will hold a community meeting on November 4, 2025, from 5:30 PM until not later than 6:30 PM, at 11720 SE Shell Avenue, Unit 1-A, Hobe Sound, Florida 33455. This community meeting will be held for the purpose of affording interested parties the opportunity to provide comments and suggestions about the potential designation of land located approximately at 9450 SE Gomez Avenue, Hobe Sound, Martin County, Florida, identified by Parcel Number 34-38-42-000-063-00000-9 and 34-38-42-000-063-00010-7, as a Brownfield Area. This Community Meeting will also address future development and rehabilitation activities planned for the site.

The designation is being made pursuant to Section 376.80, Florida Statutes, of Florida's Brownfield Redevelopment Act, and will involve a public hearing, date to be announced, before the Martin County Board of Commissioners and a second public hearing, date to be announced, to be held in the Commission Chambers at 2401 SE Monterey Road, Stuart, FL 34996.

For more information regarding the community meeting and/or the public hearings or to provide comments and suggestions regarding designation, development, or rehabilitation at any time before or after the community meeting and/or public hearings, please contact Michael O. Sznapsstajler, Esq., who can be reached by telephone at [show contact info](#), U.S. Mail at Cobb Cole, 1 Daytona Boulevard, Suite 600, Daytona Beach, Florida 32114, and/or email at [show contact info](#).

QR Code Link to This Post



Publication Date
2025-10-24

Subcategory
Miscellaneous Notices

Notice of Community Meeting and Public Hearings for Proposed Brownfield (Martin County)
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Pub: Oct. 24, 2025
TCN11760753

Preliminary report out on plane crash

**Olivia Evans, Matthew Glowicki
and Christopher Cann**
USA TODAY NETWORK

About two weeks after the fatal UPS cargo jet crash left 14 dead in Louisville the National Transportation Safety Board has released its preliminary report, which found that after the MD-11 rotated for takeoff on the runway, the left engine and pylon that connects the engine to the wing both separated from the underside of the left wing.

The preliminary report, released Nov. 20, serves as a basis to provide early facts of the Nov. 4 crash, but does not issue a probable cause or make safety recommendations. It included a dramatic sequence of images showing the plane's engine erupting into flames.

The crash involved a UPS Airlines MD-11 bound for Hawaii that crashed in an industrial area just south of the Louisville Muhammad Ali International Airport. The three crew members on board and 11 people on the ground were killed, and according to the NTSB, an additional 23 people were injured from the crash. It was the deadliest crash in UPS history.

As part of the investigation, the NTSB, an independent federal agency tasked with investigating transportation accidents and recommending safety guidelines, invited the Federal Aviation Administration, UPS, Boeing, General Electric Aerospace, the Independent Pilots Association and the Teamsters Airline Division to be parties in the investigation.

"We continue to grieve for the lives lost in the tragic accident involving Flight 2976," UPS said in a statement.

ment Nov. 20. "Before the FAA issued its Emergency Airworthiness Directive for all MD-11 operators, UPS proactively grounded its MD-11 fleet out of an abundance of caution. We appreciate the National Transportation Safety Board's prompt release of preliminary findings and will fully support the investigation through its conclusion."

The airplane's right and left engines were attached to the underside of the plane's pylons, which are structures attached to each wing's underside that provide a mounting point for engines.

NTSB investigators recovered much physical evidence over the half-mile crash scene, noting the airplane wreckage was "significantly fragmented and burned." Many parts of the left engine and associated structures were found adjacent to the runway.

"After initial cleaning of the fracture surfaces, examination of the left pylon aft mount lug fractures found evidence of fatigue cracks in addition to areas of overstress failure," the probe found.

As for plane maintenance, the NTSB found visual inspections of the left pylon aft mount, which are required by UPS' maintenance program every 72 months, was last done in October 2021. Lubrication maintenance occurred in October, just weeks before the crash.

A "special detailed inspection" of the left pylon aft mount lugs would have been due at 29,200 cycles, but the plane hadn't reached that point, having only 21,043 cycles.

Investigators in the report drew comparisons between the crash in Louisville and the 1979 DC-10 crash in Chicago that killed nearly 300 people after the left pylon, which supported the engine, came loose and took out a hydraulic line.

An investigation by the NTSB into the 1979 DC-10 crash found that human error from maintenance personnel was likely a contributing factor to the crash.

The agency has previously said it is likely to release a full report in about a year or more, though aviation experts previously told The Courier Journal the NTSB is likely to take longer than a year to release its full report.

Here are some more findings from the preliminary report:

- **Fire hits the UPS plane early in takeoff from Louisville:** The preliminary investigation also determined a fire ignited on the left engine "while it traversed above the fuselage and subsequently impacted the ground."

Additionally, a fire ignited near the left pylon attachment and this fire continued to burn until the aircraft crashed into the ground.

Despite the flames engulfing the left side of the plane, the report revealed the plane cleared the airport fencing but never surpassed 30 feet above ground level.



A preliminary report from the National Transportation Safety Board explains that the crash of a UPS MD-11 in Louisville was because the left engine and pylon that connects the engine to the wing both separated from the underside of the left wing. JEFF FAUGHENDER/COURIER JOURNAL

The aircraft landing gear hit a UPS Supply Chain Solutions warehouse on the southern edge of the airport property, then crashed into "a storage yard and two additional buildings, including a petroleum recycling facility, and was mostly consumed by fire," the investigation found.

One witness in the air traffic control tower at the Louisville airport told the NTSB the takeoff speed appeared normal for the MD-11, a large freight plane, but that the airplane did not climb normally. Another witness recalled the plane stopped climbing, lost altitude and then rolled "slightly to the left."

- **Recorded evidence found from crash:** The NTSB was able to locate both the cockpit voice recorder and flight data recorder during its on-site investigation in Louisville. Both recording devices included recordings captured during the accident flight.

The recorders have been sent to an NTSB lab in Washington, DC, for analysis. Transcripts of the recordings have not yet been released. The NTSB previously said it would not release the full recording audio to the public out of respect for the crew and families.

- **UPS crew was experienced with MD-11:** The NTSB investigation found that the UPS Airlines crew members aboard the plane were familiar with flying the MD-11.

Captain Richard Wartenberg, the pilot who was monitoring the flight, was certified to fly an MD-11 and had "accumulated about 8,613 total hours of flight experience as reported to the FAA." Of those hours, 4,918 hours were in an MD-11.

First Officer Lee Truitt, the pilot determined to be flying the plane, was certified to fly an MD-11. He had about 9,200 total hours of FAA reported flight experience, and 994 of those hours were on an MD-11.



President Donald Trump has announced a Nov. 21 meeting is planned in Washington, DC, with Zohran Mamdani, a democratic socialist and New York City's mayor-elect. SHANNON STAPLETON/REUTERS FILE

Trump and Mamdani to meet at the White House

Michael Loria

USA TODAY

President Donald Trump announced late on Nov. 19 that he would meet with Zohran Mamdani, a democratic socialist and mayor-elect of Trump's native New York City.

"Communist Mayor of New York City, Zohran 'Kwame' Mamdani, has asked for a meeting. We have agreed that this meeting will take place at the Oval Office on Friday, November 21st," the president said in a post on his social media platform Truth Social. "Further details to follow!"

Trump's announcement of the summit comes weeks after Mamdani's victory on Nov. 4 over Andrew Cuomo, the former Democratic New York governor who lost in the primary and ran in the general election as an independent. The president has repeatedly bashed the 34-year-old Mamdani, a former state assemblyman a Muslim and, like Trump, also from Queens.

Mamdani Spokesperson Dora Pekce confirmed the two would meet: "As is customary for an incoming mayoral administration, the Mayor-elect plans to meet with the President in Washington to discuss public safety, economic security and the affordability agenda that over one million New Yorkers voted for just two weeks ago."

The president first signaled on Nov. 16 that he would meet the soon-to-be mayor: "The mayor of New York, I will say, would like to meet with us, and we'll work something out. But he would like to come to Washington," Trump told reporters Nov. 16. "We want to see everything work out well for New York."

A Mamdani spokesperson previously said that the mayor-elect hoped to speak with the president about issues of affordability in the city. Mamdani has promised to make New York City more affordable.

"We are seeing his actions and that of his administration in Washington leading to the exact opposite effect for New Yorkers," Mamdani said.

Friday, November 21, 2025

Brownfield Area Desi



NOTICE OF PUBLIC HEARING FOR DESIGNATION OF BROWNFIELD AREA

Subject: 9450 SE Gomez Avenue Brownfield Designation. This is a request by Oasis Development, LLC and The Palms of Hobe Sound, LLC for adoption of a resolution designating the property located at 9450 SE Gomez Avenue as the Oasis Site Rehabilitation Area, also known as a brownfield, on approximately 19.44 acres. This designation is proposed pursuant to Florida Statute Section 376.80.

Location: The subject site is located on the west side of SE Gomez Avenue, east of SE Dixie Highway and east of SE Federal Highway. The site is formerly known as the Sunshine State Carnation Farms.

The Martin County Board of County Commissioners will conduct two public hearings on the request. The first public hearing will be as follows:

Public hearing: **BOARD OF COUNTY COMMISSIONERS (BCC)**

Time: 9:00 A.M., or as soon after as the matter may be heard

Dates: Tuesday, December 9, 2025

Place: Martin County Administrative Center, 2401 SE Monterey Road, Stuart, Florida 34996

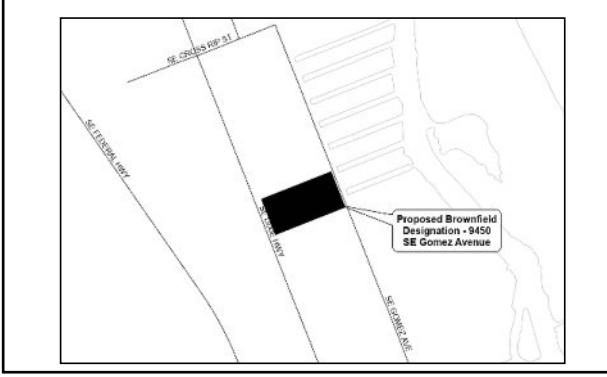
All interested persons are invited to attend and be heard.

The public hearing will be held in the Commission Chambers on the first floor of the Martin County Administrative Center, 2401 SE Monterey Road, Stuart, Florida 34996. Written comments may be mailed to: Paul Schilling, Director, Martin County Growth Management Department, 2401 S.E. Monterey Road, Stuart, Florida 34996. For further information, including copies of the original application or agenda items, contact Jenna Knobbe, Senior Planner at (772) 288-5495.

Persons with disabilities who need an accommodation in order to participate in this proceeding are entitled, at no cost, to the provision of certain assistance. This does not include transportation to and from the meeting. Please contact the Office of the ADA Coordinator at (772) 320-3131, or the Office of the County Administrator at (772) 288-5400, or in writing to 2401 SE Monterey Road, Stuart, FL, 34996, no later than three days before the hearing date. Persons using a TTY device, please call 711 Florida Relay Services.

If any person decides to appeal any decision made with respect to any matter considered at the meetings or hearings of any board, committee, agency, council, or advisory group, that person will need a record of the proceedings and, for such purpose, may need to insure that a verbatim record of the proceedings is made, which record should include the testimony and evidence upon which the appeal is to be based.

Location map



ST. LUCIE COUNTY BOARD OF COUNTY COMMISSIONERS PUBLIC HEARING AGENDA December 2, 2025

NOTICE OF A PROPOSED TEXT AMENDMENT TO THE LAND DEVELOPMENT CODE

The St. Lucie County Board of County Commissioners proposes to consider the adoption of the following by ordinance:

ORDINANCE NO. 2025-025

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF ST. LUCIE COUNTY, FLORIDA, AMENDING THE TEXT OF THE LAND DEVELOPMENT CODE, 6.00.03. NOTICE OF VEGETATION REMOVAL REQUIRED; SECTION 6.00.04 EXEMPTIONS; AND 6.00.05 CRITERIA GOVERNING APPROVAL OF VEGETATION REMOVAL PERMIT; TO CLARIFY A VEGETATION REMOVAL PERMIT FROM A VEGETATION REMOVAL EXEMPTION, TO PROVIDE FOR MITIGATION EXEMPTIONS FOR THE CONSTRUCTION OF CERTAIN NON-SITE RELATED ROADWAYS, AN EXEMPTION FOR ROAD CONSTRUCTION WITHIN EXISTING COUNTY RIGHT-OF-WAY, AN EXEMPTION FOR WATER CONTROL DISTRICT SYSTEM FOR DRAINAGE PURPOSES, AND AN EXEMPTION FOR RESIDENTIAL PROPERTIES THAT MEET THE PROVISIONS OF SECTION 163.045, F.S., AND TO UPDATE OBSOLETE DEPARTMENT NAMES AND TITLES; PROVIDING FOR EXEMPTIONS; PROVIDING FOR CONFLICTING PROVISIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR APPLICABILITY; PROVIDING FOR FILING WITH THE DEPARTMENT OF STATE; PROVIDING AN EFFECTIVE DATE; PROVIDING FOR ADOPTION; AND PROVIDING FOR CODIFICATION.

This is the second public hearing on the proposed ordinance. The hearing will be held before the St. Lucie County Board of County Commissioners on **Tuesday, December 2, 2025 at 6:00 p.m.**, or as soon thereafter as the matter may be heard, in the St. Lucie County Commission Chambers at the St. Lucie County Administration Building Annex, Third Floor, 2300 Virginia Avenue, Fort Pierce, Florida. Matters affecting your personal and property rights may be heard and acted upon.

All interested persons may appear at the meeting and be heard with respect to the proposed ordinance. Written comments received in advance of the public hearing will also be considered. The draft ordinance is available for review at the St. Lucie County Attorney's Office located at the St. Lucie County Administration Annex at 2300 Virginia Avenue, 3rd Floor, Fort Pierce, Florida, during regular business hours (8:00 a.m. to 5:00 p.m., Monday through Friday). Please call (772) 462-2822 or TDD (772) 462-1428 if you have any questions or require additional information about this ordinance.

The St. Lucie County Board of County Commissioners has the power to review, adopt, amend or repeal any ordinance. If it becomes necessary, a public hearing may be continued to a date certain. Amendments to the proposed ordinance may be made at the public hearing.

The proceedings of the Board of County Commissioners are electronically recorded. PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, if a person decides to appeal any decision made with respect to any matter considered at the meetings or hearings of any board, committee, commission, agency, council or advisory group, that person will need a record of the proceedings. For such purpose, that person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

In accordance with the Americans with Disabilities Act, anyone with a disability requiring accommodation to attend this meeting should contact the Human Resources Department at (772) 462-1546, HumanResources@stlucieco.gov, or T.D.D. (772) 462-1428, at least forty-eight (48) hours prior to the meeting.

BOARD OF COUNTY COMMISSIONERS
ST. LUCIE COUNTY, FLORIDA

/S/ Jamie Fowler, Chair

PUBLISH DATE: November 21, 2025

TR-42960787

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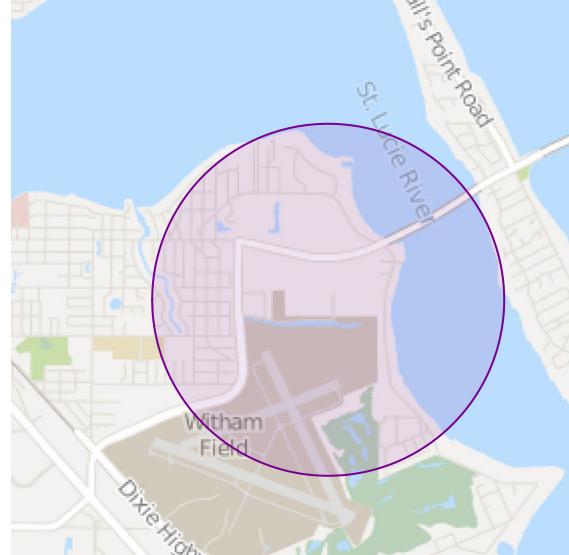


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Posted about 11 hours ago on: 2025-11-24 22:54

Contact Information:

Notice of Public Hearing for Designation of Brownfield Area (Stuart)



Subject: 9450 SE Gomez Avenue Brownfield Designation. This is a request by Oasis Development, LLC and The Palms of Hobe Sound, LLC for adoption of a resolution designating the property located at 9450 SE Gomez Avenue as the Oasis Site Rehabilitation Area, also known as a brownfield, on approximately 19.44 acres. This designation is proposed pursuant to Florida Statute Section 376.80.

Location: The subject site is located on the west side of SE Gomez Avenue, east of SE Dixie Highway and east of SE Federal Highway. The site is formerly known as the Sunshine State Carnation Farms.

The Martin County Board of County Commissioners will conduct two public hearings on the request.

The first public hearing will be as follows:

Public hearing: BOARD OF COUNTY COMMISSIONERS (BCC)

Time: 9:00 A.M., or as soon after as the matter may be heard

Dates: Tuesday, December 9, 2025

Place: Martin County Administrative

Center, 2401 SE Monterey Road, Stuart, Florida 34996

QR Code Link to This Post



All interested persons are invited to attend and be heard.

The public hearing will be held in the Commission Chambers on the first floor of the Martin County Administrative Center, 2401 SE Monterey Road, Stuart, Florida 34996. Written comments may be mailed to: Paul Schilling, Director, Martin County Growth Management Department, 2401 S.E. Monterey Road, Stuart, Florida 34996. For further information, including copies of the original application or agenda items, contact Jenna Knobbe, Senior Planner at [show contact info](#). Persons with disabilities who need an accommodation in order to participate in this

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PUBLIC NOTICE

THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY WILL CONDUCT A PUBLIC HEARING TO ADOPT A RESOLUTION DESIGNATING THE PROPERTY LOCATED AT 9450 SE GOMEZ AVENUE AS A BROWNFIELD AREA PURSUANT TO FLA STAT. SECTION 376.60

DECEMBER 9, 2025

AT 9:00 AM AT THE MARTIN COUNTY ADMINISTRATIVE CENTER, 2401 SE MONTEREY RD, STUART, FLORIDA 34996. INTERESTED PARTIES CAN CONTACT COBB COLE AT (386)323-9226 FOR FURTHER INFORMATION.

PUBLIC NOTICE

THE BOARD OF COUNTY COMMISSIONERS OF MARTIN COUNTY WILL CONDUCT A PUBLIC HEARING TO ADOPT A RESOLUTION DESIGNATING THE PROPERTY LOCATED AT 9450 SE GOMEZ AVENUE AS A BROWNFIELD AREA PURSUANT TO FLA STAT. SECTION 376.60

JANUARY 6, 2026

PUBLIC NOTICE

THE BOARD OF COUNTY COMMISSIONERS OF
MARTIN COUNTY WILL CONDUCT A PUBLIC
HEARING TO ADOPT A RESOLUTION DESIGNATING
THE PROPERTY LOCATED AT 9450 SE GOMEZ
AVENUE AS A BROWNFIELD AREA PURSUANT TO
FLA STAT. SECTION 376.80

DECEMBER 9, 2025

AT 9:00 AM AT THE MARTIN COUNTY
ADMINISTRATIVE CENTER, 2401 SE MONTEREY RD,
PACIFIC, FLORIDA 34996. INTERESTED PARTIES
CAN CONTACT COBB COLE AT
772-223-9226 FOR FURTHER INFORMATION.

PUBLIC NOTICE
The Board of County Commissioners of
Martin County, Florida, will conduct a public
hearing to adopt a resolution designating
the property located at 9450 SE Gomez
Avenue as a Brownfield area pursuant to
Fla Stat. Section 376.80
JANUARY 6, 2026
If you are the owner of the property
described above, you may request a
public hearing to be held on January 6, 2026,
at 9:00 AM at the Martin County
Administrative Center, 2401 SE Monterey Rd,
Palm City, Florida 34996. Interested parties
can contact Cobb Cole at
772-223-9226 for further information.