



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

Administrative Center  
2401 SE Monterey Road  
Stuart, FL 34996

Niki Norton, Chair, District 1, 11/2024  
Thomas Campenni, District 2, 11/2026  
Bob Thornton, District 3, 11/2024  
James Moir, District 4, 11/2026  
Rick Hartman, Vice Chairman, District 5, 11/2024  
Juan Lameda, School Board Liaison, 12/2024

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**Thursday, July 18, 2024**

**7:00 PM**

**Commission Chambers**

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**CALL TO ORDER**

**ROLL CALL**

**MINU APPROVAL OF MINUTES**

**MINU-1 JUNE 20, 2024**

The Board is asked to approve the minutes from June 20, 2024

Agenda Item: [24-1029](#)

**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: [24-1031](#)

**NEW NEW BUSINESS**

**NPH-1 DENNIS CIAGLO REZONING (C172-002) (QUASI-JUDICIAL)**

This is a request by Creech Land Use & Zoning, P.A., on behalf of Mr. Dennis Ciaglo for a proposed amendment to the county zoning atlas to change the zoning district classification for an approximately 2.04-acre undeveloped site from A-2 (Agricultural) to RE-2A (Rural Estate). The site is located on the south side of SW Citrus Boulevard, approximately 0.8 miles northeast of the intersection of SW Citrus Boulevard and SW Hemingway Terrace, in western Palm City. Included is a request for a Certificate of Public Facilities Exemption.

Requested by: Audra Creech, Esq., Creech Land Use & Zoning, P.A.

Presented by: John Sinnott, Senior Planner, Growth Management Department

Agenda Item: [24-1103](#)

## **NPH-2      COMPREHENSIVE PLAN AMENDMENT 24-06, HOUSING**

A proposed text amendment to Chapter 6, Housing Element of the Comprehensive Growth Management Plan, Martin County Code, based on the 2024 Evaluation and Appraisal Report (EAR).

Requested by: Paul Schilling, Growth Management Department Director

Presented by: Clyde Dulin, AICP, Comprehensive Planning Administrator

Agenda Item:     [24-1059](#)

## **NPH-3      COMPREHENSIVE PLAN AMENDMENT 24-16, ARTS, CULTURE AND HISTORIC PRESERVATION**

A proposed text amendment to Chapter 16, Arts, Culture and Historic Preservation Element of the Comprehensive Growth Management Plan, based on the 2024 Evaluation and Appraisal Report (EAR).

Requested by: Paul Schilling, Growth Management Department Director

Presented by: Clyde Dulin, AICP, Comprehensive Planning Administrator

Agenda Item:     [24-1060](#)

## **NPH-4      COMPREHENSIVE PLAN AMENDMENT 24-17, PUBLIC SCHOOLS FACILITIES**

A proposed text amendment to Chapter 17, Public Schools Facilities Element of the Comprehensive Growth Management Plan, Martin County Code, based on the 2024 Evaluation and Appraisal Report (EAR).

Requested by: Paul Schilling, Growth Management Department Director

Presented by: Clyde Dulin, AICP, Comprehensive Planning Administrator

Agenda Item:     [24-1061](#)

## **COMMENTS**

1. PUBLIC
2. MEMBERS
3. STAFF

## **ADJOURN**

### **ADA**

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