

**BEFORE THE BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA**

RESOLUTION NO. 25-__

**A RESOLUTION AMENDING SECTION 17.6 OF THE PURCHASING
MANUAL REGARDING PUBLIC-PRIVATE PARTNERSHIPS (P3)**

WHEREAS, in compliance with Section 135.5, General Ordinances, Martin County the Board of County Commissioners of Martin County, Florida adopted a Purchasing Manual which reflects purchasing policies and procedures as approved by the Board of County Commissioners; and

WHEREAS, pursuant to Section 135.5, General Ordinances, Martin County Code, the Purchasing Manual may be amended from time to time by resolution; and

WHEREAS, the Board adopted Resolution No. 25-1.15, which amended the Purchasing Manual to add Section 17.6 Public-Private Partnerships to the Purchasing Manual allowing the Board to consider public-private partnerships in accordance with Section 255.065, Florida Statutes; and

WHEREAS, the Board has determined it is proper to amend Section 17.6, Public Private Partnerships, of the Purchasing Manual; and

WHEREAS, the Board affirms that public-private partnerships serve the best interests of public taxpayers by facilitating the development of critical infrastructure and services while optimizing the use of public resources.

**NOW, THEREFORE, BE IT RESOLVED BY THE MARTIN COUNTY BOARD OF
COUNTY COMMISSIONERS THAT:**

1. Section 17.6 of the Martin County Purchasing Manual is deleted in its entirety and replaced with Section 17.6 Public-Private Partnerships (P3) attached and incorporated herein as Exhibit A.
2. Resolution 25-1.15 is hereby repealed.

DULY PASSED AND ADOPTED THIS __ DAY OF _____, 2025.

ATTEST:

BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA

CAROLYN TIMMANN, CLERK OF THE
CIRCUIT COURT AND COMPTROLLER

SARAH HEARD, CHAIR

APPROVED AS TO FORM & LEGAL
SUFFICIENCY:

ELYSSE A. ELDER,
ACTING COUNTY ATTORNEY

Exhibit A

17.6 Public-Private Partnerships (P3)

The County may solicit proposals or accept unsolicited proposals for public–private partnerships in accordance with Section 255.065, Florida Statutes, in accordance with the following:

A. Solicited Proposals

1. Solicited proposals shall be submitted in the format indicated in the solicitation.
2. Prior to the formal solicitation of a qualifying project, the proposed solicitation shall be approved by the Board in accordance with the Purchasing Manual. Staff shall present a detailed outline of the proposed qualifying project, the anticipated solicitation process, the project schedule, and the public interest anticipated to be addressed by the Public-Private Partnership Agreement.
3. The final form of any Comprehensive Agreement shall be submitted to Board of County Commissioners for its review and approval at a public meeting.

B. Unsolicited Proposals

1. A private entity submitting an unsolicited proposal shall precisely identify, as much as is practicable, all facilities, buildings, infrastructure, and improvements included in the unsolicited proposal. Martin County encourages private entities to incorporate innovative financing methods in their unsolicited proposal, such as facility use fees or other forms of payments, which may complement or substitute payments from the County.
2. All unsolicited proposal submissions must include an original hard copy of the proposal, an electronic copy (searchable PDF file format) on a flash drive or other similar electronic media, and the application fee. Unsolicited proposals may be hand-delivered, sent via U.S. Postal Mail, or sent via Express Mail to the Martin County Board of County Commissioners, Attn: Purchasing Division, 2401 SE Monterey Road, Stuart, FL 34996-3397
3. The application fee for an unsolicited proposal is \$25,000, which must be paid by cashier's check, certified check or money order payable to the Martin County Board of County Commissioners. The County may request additional fees to cover the cost of review. If the County, in its sole discretion, elects not to evaluate the unsolicited proposal, the application fee will be returned to the proposer.
4. The County may request written clarifications for any unsolicited proposal submission, which must be promptly provided. The County will provide

reasonable deadlines for submission of additional information. The private entity may request additional time for the submission of the information subject to the County Administrator's approval. Failure to meet the deadlines may result in rejection of the unsolicited proposal by the County.

5. The County is not liable for any costs incurred by the private entity in preparing, submitting, or presenting the unsolicited proposal.
6. Following the receipt of an unsolicited proposal, the County may opt to engage in a public bidding process and solicit proposals for the same or similar project. Alternatively, the County may elect to proceed without engaging in a public bidding process and proceed to negotiate with the private entity and hold the two duly noticed public hearings and publish the public interest determination in the Florida Administrative Register as required by Florida law.