

FILED FOR RECORD  
CCT 19-07-34  
MARTIN COUNTY

2019 SEP 11 PM 3:17

CAROLYN TIMMANN  
CLERK OF CIRCUIT COURT

Prepared By:  
Martin County  
Growth Management Department  
2401 S.E. Monterey Road  
Stuart, FL 34996

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

**RESOLUTION NUMBER 19-7.34**

**[REGARDING THE COVE/SALERNO PARCEL TIMETABLE EXTENSION  
WITH A CERTIFICATE OF PUBLIC FACILITIES RESERVATION]**

**WHEREAS**, on March 30, 2010, a major development final site plan was approved for the Cove/Salerno Parcel authorizing the hauling of fill material in excess of 10,000 cubic yards on lands described in Exhibit A, attached hereto; and

**WHEREAS**, the project was not completed within the timeframes set forth in the development order; and

**WHEREAS**, Cove/Salerno Partners, LLC submitted an application for a timetable extension for the final site plan; and

**WHEREAS**, this Board considered such application at a public meeting on July 30, 2019, at which time all interested parties were given an opportunity to be heard.

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

A. The timetable extension for the final site plan, attached hereto as Exhibit B, is approved. Development of the Cove/Salerno Parcel shall be in accordance with the approved final site plan and approved construction plans. The final site plan authorizes the hauling of fill materials in excess of 10,000 cubic yards to the subject property for the purpose of filling existing fish ponds and preparing the land for improved pastures.

B. No permits or development activity authorized by this development order shall be issued until all required documents, plans and fees are received and approved as required by Section 10.11, Land Development Regulations Martin County Code.

C. Failure to submit the required documents, plans and fees as required by Section 10.11, Land Development Regulations, Martin County Code, shall render approval of the final site plan for the Cove/Salerno Parcel project null and void.

D. This final site plan is hereby determined to meet the requirements for a Certificate of Public Facilities Reservation as set forth in Section 5.32.D., Land Development Regulations, Martin County Code.

E. Permits must be obtained by July 30, 2020. Development of the entire project must be completed by July 30, 2021. No rights to obtain development orders are herein conveyed beyond the June 18, 2021 reservation period except as permitted in Section 5.32.D.8., Land Development Regulations, Martin County Code.

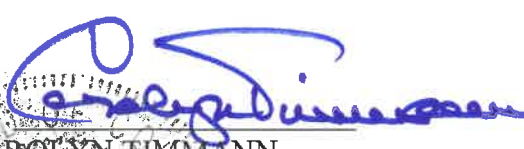
F. The applicant will provide hauling routes and coordinate project logistics with Martin County Public Works prior to initiating the hauling of fill material to the parcel. No fill is authorized to be hauled from the parcel to any other location.

G. This resolution shall be recorded in the public records of Martin County. A copy of this resolution shall be forwarded to the applicant(s) by the Growth Management Department subsequent to recording.

**DULY PASSED AND ADOPTED THIS 30TH DAY OF JULY, 2019**

ATTEST:

BOARD OF COUNTY COMMISSIONERS  
MARTIN COUNTY, FLORIDA

BY:   
CAROLYN TIMMANN  
CLERK OF THE CIRCUIT COURT  
AND COMPTROLLER

BY:   
EDWARD V. CIAMPI, CHAIRMAN

APPROVED AS TO FORM AND LEGAL  
SUFFICIENCY:

BY:   
KRISTA A. STOREY  
SENIOR ASSISTANT COUNTY ATTORNEY

Attachments:

Exhibit A, Legal Description

Exhibit B, Final Site Plan

Exhibit A  
LEGAL DESCRIPTION

PARCEL 1:

TRACTS 2, 6 AND 7, BLOCK 43, ST. LUCIE INLET FARMS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 98, PALM BEACH COUNTY, FLORIDA ( NOW MARTIN ) PUBLIC RECORDS, LESS RIGHT-OF-WAY FOR S.E. COVE ROAD.

PARCEL 2:

TRACTS 2 AND 7, BLOCK 44, ST. LUCIE INLET FARMS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 98, PALM BEACH COUNTY, FLORIDA ( NOW MARTIN ) PUBLIC RECORDS. LESS RIGHT-OF-WAY FOR S.E. SALERNO ROAD.

LESS THE FOLLOWING:

BEING KNOWN AS A PORTION OF TRACT 2, BLOCK 44, "ST. LUCIE INLET FARMS SUBDIVISION" AS RECORDED IN PLAT BOOK 1, PAGE 98, PUBLIC RECORDS OF PALM BEACH, (NOW MARTIN) COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT 2, ALSO BEING THE CENTERLINE OF A 30 FOOT WIDE PLATTED ROAD RIGHT-OF-WAY; THENCE RUN SOUTH 23°16'57" EAST ALONG THE WEST LINE OF SAID TRACT 2 A DISTANCE OF 40 FEET TO THE POINT AND PLACE OF BEGINNING; THENCE RUN NORTH 66°09'54" EAST ALONG THE NEW RIGHT-OF-WAY OF WAY LINE OF SALERNO ROAD AND A LINE BEING SOUTH AND PARALLEL TO THE ORIGINAL CENTER LINE AND NORTH LINE OF SAID TRACT 2 A DISTANCE OF 237.81 FEET TO A POINT; THENCE RUN SOUTH 23°16'57" EAST A DISTANCE OF 120.01 FEET TO A POINT; THENCE RUN SOUTH 66°09'54" WEST A DISTANCE OF 237.81 FEET TO A POINT ON THE WEST LINE OF SAID TRACT 2; THENCE RUN NORTH 23°16'57" WEST ALONG SAID WEST LINE A DISTANCE OF 120.01 FEET TO THE POINT AND PLACE OF BEGINNING.  
CONTAINING: 28,537 S/F, 0.66 ACRES +/-

INCLUDED AREA = 2,052,500 SQUARE FEET,

47.12 ACRES +/-.

# Exhibit B Approved Final Site Plan

