

DPQJ-1

2401 SE Monterey Road  
Stuart, Florida 34996

# Board of County Commissioners

## Agenda Item Summary

COUNTY  
EXHIBIT # 1

File ID: 20-1104

DPQJ-1

Meeting Date: 10/27/2020

**PLACEMENT:** Departmental - Quasi-Judicial

### TITLE:

**REQUEST APPROVAL OF THE FOURTH AMENDMENT TO THE OLD TRAIL PUD ZONING AGREEMENT (O037-002), INCLUDING A REVISED MASTER AND FINAL SITE PLAN AND PAMP**

### EXECUTIVE SUMMARY:

Jonathan's Landing Golf Club, Inc., requests approval of the Fourth Amendment to the Old Trail Planned Unit Development Zoning Agreement including a revised master and final site and a preserve area management plan. The existing golf course and 74 lot residential development is situated on an approximate 442-acre parcel. The site is located approximately 1 mile west of Florida's Turnpike and is accessed via Indiantown Road in Jupiter. Included with this application is a request for a Certificate of Public Facilities Exemption.

**DEPARTMENT:** Growth Management

**PREPARED BY:** Name: Peter Walden, AICP  
Title: Principal Planner

**REQUESTED BY:** Flynn Engineering Services, Dennis Shultz, P.E.

**PRESET:**

**PROCEDURES:** Quasi-Judicial

FILED FOR RECORD  
COMMISSION RECORDS  
MARTIN COUNTY, FL  
Date 10/27/2020  
By CAROLYN TIMMANN  
CLERK OF CIRCUIT COURT  
D.C.

### BACKGROUND/RELATED STRATEGIC GOAL:

Jonathan's Landing Golf Club, Inc., requests approval of the Fourth Amendment to the Old Trail Planned Unit Development (PUD) Zoning Agreement including a revised master and final site plan and preserve area management plan. The existing golf course and 74 lot residential development is situated on an approximate 442-acre parcel. The site is located approximately 1 mile west of Florida's Turnpike and is accessed via Indiantown Road in Jupiter. Included with this application is a request for a Certificate of Public Facilities Exemption.

The Old Trail PUD was originally approved in 1986 and platted in 1987. There are two golf courses within the Old Trail PUD. Both courses were planned to be revised and reconfigured by Jonathan's Landing Golf Club, Inc. The first course, on the southern portion of the development, was able to be remodeled with an excavation and fill permit. The applicant intends to reconfigure and update the northern golf course within the development to a greater extent than the southern course. However, according to the recorded plat, all of the lakes are platted as individual tracts. If changes were implemented that reconfigured the lake areas, the site would be inconsistent with the plat and the

existing preliminary development plan. Therefore, the applicant planned to submit a revised master and final site plan as part of the Fourth Amendment to the PUD Zoning Agreement in order to create the open space tracts that could accommodate future changes.

In the interim, an excavation and fill permit was issued to allow the remodeling of the southern golf course. During the course of an inspection of the construction activity, impacts to wetlands and the preservation areas were discovered resulting in the initiation of a code enforcement action. Pursuant to a Stipulation and Agreed Final Order and an Amended Stipulation and Agreed Final Order, Case No. GMD2018060296, it was agreed that all violations would be resolved and the new preserve area boundaries documented by way of the Fourth Amendment to the PUD Zoning Agreement, revised master and final site plan and Preserve Area Management Plan (PAMP) already being planned for the project.

At this time all environmental issues have been resolved and the application is in order. The proposed Fourth Amendment to the PUD Zoning Agreement will replace the preliminary development plan with a revised master and final site plan and add a PAMP that documents the updated preserve areas and wetland boundaries.

The following supporting items are attached:

Staff Report

Fourth Amendment to the PUD Zoning Agreement

Revised Master and Final Site Plan

Application Materials

Approved Revised Final Development Plan

Disclosure of Interest

Sign Affidavit

Resolution to deny

### **ISSUES:**

There are no unresolved issues related to this application. The Preserve Area Management Plan (PAMP) is still under review and will be provided by Supplemental Memorandum.

### **LEGAL SUFFICIENCY REVIEW:**

Because this 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 witnesses testify under oath, and demand a decision based on a correct application of the law and competent substantial evidence in the record.

### **RECOMMENDED ACTION:**

#### **RECOMMENDATION**

Move that the Board receive and file the agenda item and its attachments including the staff report as exhibit one.

Move that the Board approve the request for the Fourth Amendment to the Old Trail PUD Zoning Agreement including the revised master and final site plan and PAMP.

#### **ALTERNATIVE RECOMMENDATIONS**

Move that the Board continue the item to a date certain.

**FISCAL IMPACT:**

**RECOMMENDATION**

The applicant has paid the \$13,800.00 application fee and the \$290.00 completeness fee.

**ALTERNATIVE RECOMMENDATIONS**

None

**DOCUMENT(S) REQUIRING ACTION:**

- |  |                                       |  |
|--|---------------------------------------|--|
| <input type="checkbox"/> Budget Transfer / Amendment | <input type="checkbox"/> Chair Letter | <input checked="" type="checkbox"/> Contract / Agreement |
| <input type="checkbox"/> Grant / Application         | <input type="checkbox"/> Notice       | <input type="checkbox"/> Ordinance                       |
| <input type="checkbox"/> Other:                      | <input type="checkbox"/> Resolution   |  |

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# MARTIN COUNTY, FLORIDA DEVELOPMENT REVIEW

## STAFF REPORT

### *A. Application Information*

## **OLD TRAIL 4<sup>TH</sup> PUD AMENDMENT INCLUDING A REVISED MASTER AND FINAL SITE PLAN**

Applicant:	Jonathan's Landing Golf Club, Inc.
Property Owner:	Jonathan's Landing Golf Club, Inc.
Agent for the Applicant:	Flynn Engineering Services, Dennis Shultz, P.E.
County Project Coordinator:	Peter Walden, AICP, Principal Planner
Growth Management Director:	Paul Schilling
Project Number:	O037-002
Application Type and Number:	DEV2019050004
Report Number:	2020_0731_Staff_Report_Final
Application Received:	12/09/2019
Transmitted:	12/27/2019
Date of Report:	02/18/2020
Resubmittal Received:	05/28/2020
Transmitted:	05/28/2020
Date of Report:	07/31/2020

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### *B. Project description and analysis*

Request approval for the 4<sup>th</sup> amendment to the PUD zoning agreement including a revised master and final site plan for the Old Trail PUD. The existing golf course and 74 lot residential development is situated on an approximate 442 acre parcel. The site is located approximately 1 mile west of the Florida Turnpike and is accessed via Indiantown Road in Jupiter. Included with this application is a request for a Certificate of Public Facilities Exemption.

The Old Trail PUD was originally approved in 1986 and Platted in 1987. The applicant intends to reconfigure and update the golf courses within the development, a process normally permitted through an excavation and fill permit. According to the recorded plat, all of the lakes are platted as individual tracts. If changes were implemented that reconfigured the lake areas, the site would not be consistent with the plat and the existing master and final site plan.

The applicant proposes to revise the master and final site plan in order to be able to make changes to the golf courses without inconsistencies to the approved plans and plat. The applicant is also bringing the preserve area management plan up to date. No site improvements or construction are proposed with this

application.

### **C. Staff recommendation**

The specific findings and conclusion of each review agency related to this request are identified in Sections F through T of this report. The current review status for each agency is as follows:

<b>Section</b>	<b>Division or Department</b>	<b>Reviewer</b>	<b>Phone</b>	<b>Assessment</b>
F	Comprehensive Plan	Peter Walden	219-4923	Comply
F	ARDP	Samantha Lovelady	288-5664	N/A
G	Development Review	Peter Walden	219-4923	Comply
H	Urban Design	Santiago Abasolo	288-5485	N/A
H	Community Redevelopment	Santiago Abasolo	288-5485	N/A
I	Property Management	Ellen MacArthur	288-5794	N/A
J	Environmental	Todd Warren	221-1377	Comply
J	Landscaping	Karen Sjoholm	288-5909	N/A
K	Transportation	Lukas Lambert	221-2300	N/A
L	County Surveyor	Tom Walker	288-5928	N/A
M	Engineering	Stephanie Piche	223-4858	N/A
N	Addressing	Emily Kohler	288-5692	Comply
N	Electronic File Submission	Emily Kohler	288-5692	Comply
O	Water and Wastewater	James Christ	320-3034	Comply
O	Wellfields	James Christ	320-3034	N/A
P	Fire Prevention	Doug Killane	419-5396	Comply
P	Emergency Management		219-4942	N/A
Q	ADA	Stephanie Piche	223-4858	N/A
R	Health Department	Todd Reinhold	221-4090	N/A
R	School Board	Kimberly Everman	219-1200	N/A
S	County Attorney	Krista Storey	288-5443	N/A
T	Adequate Public Facilities	Peter Walden	219-4923	Comply

### **D. Review Board action**

This application meets the threshold requirements for processing as a Major Master and Final Site plan amendment. As such, a review of this application is required by the County Administrator and final action by the Board of County Commissioners (BCC) at a public meeting. MARTIN COUNTY, FLA., LDR, ARTICLE 10

Pursuant to Section 10.5.F.9.Land Development Regulations, Martin County, Fla., a review of this application is not required by the Local Planning Agency (LPA).

The applicant addressed the non-compliance findings from the staff report dated, May 28, 2020 with its resubmittal dated July 31, 2020. The previous staff reports, and resubmittals are incorporated herein by reference. It shall at all times be the applicant's responsibility to demonstrate compliance with the Comprehensive Growth Management Plan (CGMP), Land Development Regulations (LDR) and the Code.

### E. Location and site information

Situs Address: 7841 SE Old Cypress Jupiter FL 33458

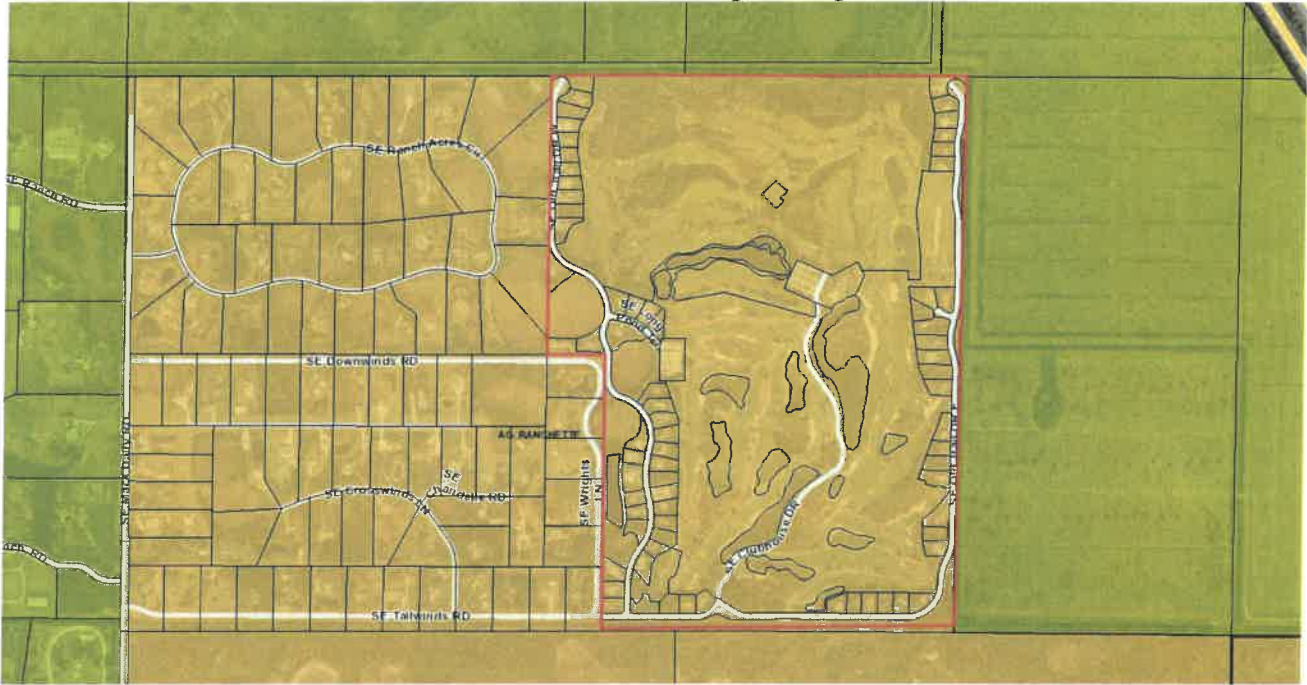
Commission District: 3



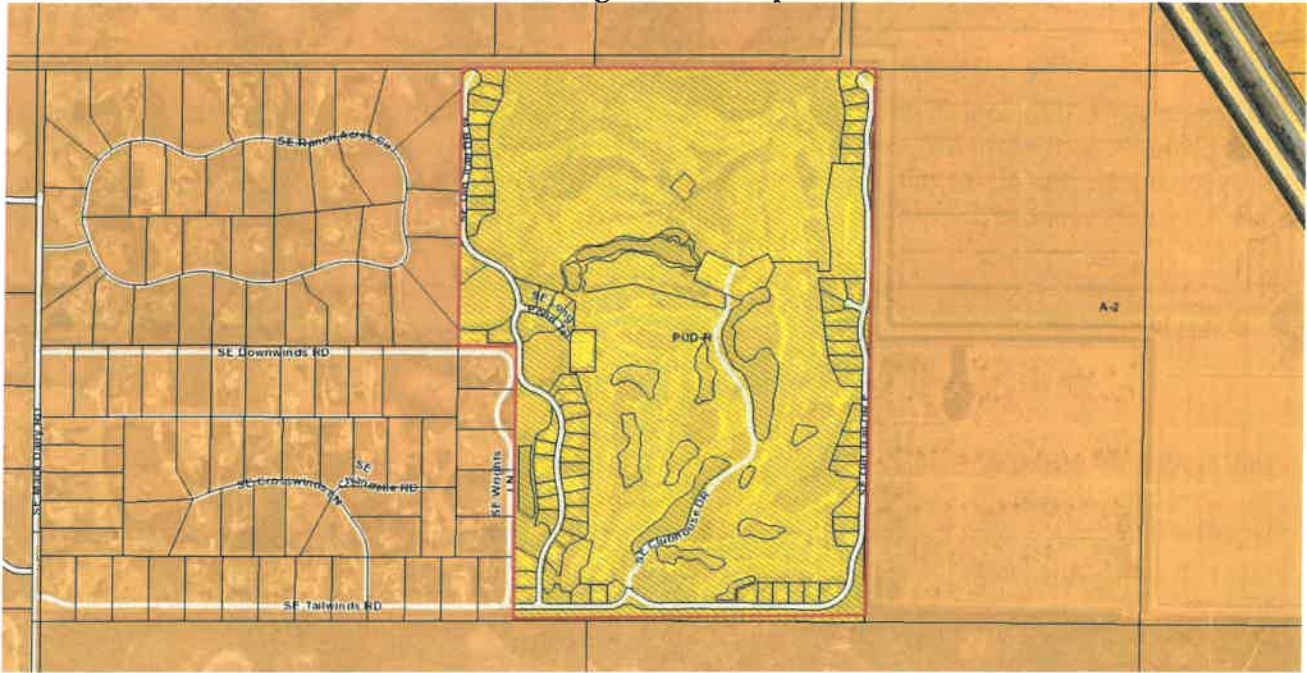
### Aerial



Future Land Use Map Excerpt



Zoning Atlas Excerpt



***F. Determination of compliance with Comprehensive Growth Management Plan requirements - Growth Management Department***

**Findings of Compliance:**

Staff has reviewed this application and finds that it complies with the LDR, as detailed within this report. Staff recommends approval of this development application as consistent with the guidelines and standards of the applicable Comprehensive Plan goals, objectives and policies, as implemented in the LDR.

***G. Determination of compliance with land use, site design standards, zoning, and procedural requirements - Growth Management Department***

**Findings of Compliance:**

The Growth Management Department Development Review Division staff has reviewed the application and finds it in compliance with the applicable regulations. There are no unresolved land use, zoning or procedural requirements issues associated with this application.

***H. Determination of compliance with the urban design and community redevelopment requirements - Community Development Department***

N/A - Staff review for compliance requirements associated with this area of regulations is not applicable to this project as currently proposed.

***I. Determination of compliance with the property management requirements - Engineering Department***

N/A

No dedication of additional right of way is required or proposed by the Applicant pursuant to the Roadway Classifications set forth in Section 4.843.B, Land Development Regulations, Martin County, Fla. [2001] which includes Table 4.19.1 that lists the minimum right of way requirements. Therefore, the Applicant is not required to submit due diligence materials for review by the Martin County Real Property Division.

***J. Determination of compliance with environmental and landscaping requirements - Growth Management Department***

**Environmental**

**Finding of Compliance:**

The Growth Management Department Environmental Division staff has reviewed the application and finds it in compliance with the applicable land development regulations.

**Landscape**

N/A - Staff review for compliance requirements associated with this area of regulations is not applicable to this project as currently proposed.

***K. Determination of compliance with transportation requirements - Engineering Department***

N/A - No construction is being proposed as part of this application; therefore, staff review for compliance requirements associated with this area of regulations is not applicable.

***L. Determination of compliance with county surveyor - Engineering Department***

N/A - Staff review for compliance requirements associated with this area of regulations is not applicable to this project as currently proposed.

***M. Determination of compliance with engineering, storm water and flood management requirements - Engineering Department***

N/A - No construction is being proposed as part of this application; therefore, staff review for compliance requirements associated with this area of regulations is not applicable.

***N. Determination of compliance with addressing and electronic file submittal requirements – Growth Management and Information Technology Departments***

**Addressing**

**Findings of Compliance:**

The application has been reviewed for compliance with Division 17, Addressing, of the Martin County Land Development Regulations. Staff finds that the proposed site plan / plat complies with applicable addressing regulations. All street names are in compliance. They meet all street naming regulations in Article 4, Division 17, Land Development Regulations. Martin County, Fla. (2018).

**Electronic Files**

**Findings of Compliance**

The AutoCAD site plan was received and found to be in compliance with Section 10.2.B.2., Land Development Regulations, Martin County, Fla. (2019)

The AutoCAD site plan was in State Plane coordinates and found to be in compliance with Section 10.2.B.2., Land Development Regulations, Martin County, Fla. (2019)

***O. Determination of compliance with utilities requirements - Utilities Department***

**Water and Wastewater Service**

**Findings of Compliance:**

This development application has been reviewed for compliance with applicable statutes and ordinances and the reviewer finds it in compliance with Martin County's requirements for water and wastewater level of service. [Martin County, Fla., LDR, Article 4, Division 6 and 7, (2016)]

## Wellfield and Groundwater

N/A - Staff review for compliance requirements associated with this area of regulations is not applicable to this application as currently proposed.

### ***P. Determination of compliance with fire prevention and emergency management requirements – Fire Rescue Department***

#### **Findings of Compliance:**

The Fire Prevention Bureau finds this submittal in compliance with the applicable provisions governing construction and life safety standards of the Florida Fire Prevention Code and referenced publications. This occupancy shall comply with all applicable provisions of governing codes whether implied or not in this review, in addition to all previous requirements of prior reviews.

### ***Q. Determination of compliance with Americans with Disability Act (ADA) requirements - General Services Department***

N/A - Staff review for compliance requirements associated with this area of regulations is not applicable to this application as currently proposed.

### ***R. Determination of compliance with Martin County Health Department and Martin County School Board***

N/A - No construction is being proposed as part of this application; therefore, staff review for compliance requirements associated with this area of regulations is not applicable.

### ***S. Determination of compliance with legal requirements - County Attorney's Office***

Review ongoing.

### ***T. Determination of compliance with the adequate public facilities requirements - responsible departments***

The review for compliance with the standards for a Certificate of Adequate Public Facilities Exemption for development demonstrates that no additional impacts on public facilities were created in accordance with Section 5.32.B., LDR. Exempted development will be treated as committed development for which the County assures concurrency.

Examples of developments that do not create additional impact on public facilities include:

- A. Additions to nonresidential uses that do not create additional impact on public facilities;
- B. Changes in use of property when the new use does not increase the impact on public facilities over the pre-existing use, except that no change in use will be considered exempt when the preexisting use has been discontinued for two years or more;
- C. Zoning district changes to the district of lowest density or intensity necessary to achieve

consistency with the Comprehensive Growth Management Plan;

D. Boundary plats which permit no site development.

#### ***U. Post-approval requirements***

Approval of the development order is conditioned upon the applicant's submittal of all required documents, executed where appropriate, to the Growth Management Department (GMD), including unpaid fees, within sixty (60) days of the final action granting approval.

##### **Item #1:**

**Post Approval Requirements List:** After approval the applicant will receive a letter and a Post Approval Requirements List that identifies the documents and fees required. The applicant will return the Post Approval Requirements List along with the required documents in a packet with the documents arranged in the order shown on the list.

##### **Item #2:**

**Post Approval Fees:** The applicant is required to pay all remaining fees when submitting the post approval packet. If an extension is granted, the fees must be paid within 60 days from the date of the development order. Checks should be made payable to Martin County Board of County Commissioners.

##### **Item #3:**

**Recording Costs:** The applicant is responsible for all recording costs. The Growth Management Department will calculate the recording costs and contact the applicant with the payment amount required. Checks should be made payable to the Martin County Clerk of Court.

##### **Item #4:**

One (1) copy of the recorded warranty deed if a property title transfer has occurred since the site plan approval. If there has not been a property title transfer since the approval, provide a letter stating that no title transfer has occurred.

##### **Item #5:**

Original and one (1) copy of the current Unity of Title in standard County format if a property title transfer has occurred since the site plan approval. If there has not been a property title transfer since the approval, provide a letter stating so that no transfer has occurred.

##### **Item #7:**

One (1) copy 24" x 36" of the approved site plan.(rolled)

##### **Item #8:**

One (1) digital copy of site plan in AutoCAD 2010 - 2014 drawing format (.dwg). The digital version of the site plan must match the hardcopy version as submitted.

##### **Item #9:**

One (1) new, unopened flash/thumb drive for digital file recording.

## ***V. Fees***

Public advertising fees for the development order will be determined and billed subsequent to the public hearing. Fees for this application are calculated as follows:

<i>Fee type:</i>	<i>Fee amount:</i>	<i>Fee payment:</i>	<i>Balance:</i>
Application review fees:	\$13,800.00	\$13,800.00	\$0.00
Advertising fees*:	TBD		
Recording fees**:	TBD		

\* Advertising fees will be determined once the ads have been placed and billed to the County.

\*\* Recording fees will be identified on the post approval checklist.

## ***W. General application information***

Applicant: Jonathan's Landing Golf Club, Inc.  
Bob Widman  
16823 Captain Kirle Drive  
Jupiter, FL 33477  
561-747-7600

Agent: Flynn Engineering Services  
Dennis Schultz, P.E.  
241 Commercial Boulevard  
Lauderdale By the Sea, FL 33308  
954-522-1004

## ***X. Acronyms***

ADA..... Americans with Disability Act  
AHJ ..... Authority Having Jurisdiction  
ARDP ..... Active Residential Development Preference  
BCC..... Board of County Commissioners  
CGMP ..... Comprehensive Growth Management Plan  
CIE ..... Capital Improvements Element  
CIP ..... Capital Improvements Plan  
FACBC ..... Florida Accessibility Code for Building Construction  
FDEP..... Florida Department of Environmental Protection  
FDOT ..... Florida Department of Transportation  
LDR..... Land Development Regulations  
LPA..... Local Planning Agency  
MCC..... Martin County Code  
MCHD..... Martin County Health Department  
NFPA ..... National Fire Protection Association  
SFWMD ..... South Florida Water Management District  
W/WWSA .... Water/Waste Water Service Agreement

***Y. Attachments***

Prepared by and return to:  
**Jane L. Cornett, Esq.**  
**Becker & Poliakoff, P.A.**  
**Royal Palm Financial Center**  
**759 SW Federal Highway, Suite 213**  
**Stuart, FL 34994**  
**772-286-2990**

[Space Above This Line For Recording Data]

**FOURTH AMENDMENT TO OLD TRAIL  
PLANNED UNIT DEVELOPMENT ZONING AGREEMENT**

**THIS AGREEMENT** made and entered into this \_\_\_\_ day of \_\_\_\_\_, 2020, by and between **JONATHAN'S LANDING GOLF CLUB, INC.**, a Florida corporation, hereinafter referred to as **OWNER**, and **MARTIN COUNTY**, a political subdivision of the State of Florida, hereinafter referred to as **COUNTY**.

**WITNESSETH:**

**WHEREAS**, after appropriate notice, public hearing and approval, Jonathan's Landing, Inc., a Delaware corporation, and COUNTY on or about the 11<sup>th</sup> day of February, 1986, entered into a Planned Unit Development Zoning Agreement for the development of a project in Martin County, Florida, known as "Old Trail" ("**Project**"), which Planned Unit Development Zoning Agreement ("**Original Agreement**") is recorded in Official Records Book 670, beginning at Page 418 of the Public Records of Martin County, Florida ("**Public Records**") which has been amended through and including that certain First Amendment to Planned Unit Development Zoning Agreement ("**First Amendment**"), recorded in Official Records Book 699, at Page 2029 of the Public Records, Second Amendment to Planned Unit Development Zoning Agreement ("**Second Amendment**"), recorded in Official Records Book 718, at Page 1116 of the Public Records, and Third Amendment to Planned Unit Development Zoning Agreement ("**Third Amendment**"), recorded in Official Records Book 812, at Page 84 of the Public Records (Original Agreement and all Amendments thereto being referred to in this Amendment as the "**PUD Agreement**"); and

**WHEREAS**, OWNER acquired all right, title and interest to the property subject to the PUD Agreement, as reflected in the Special Warranty Deed between Jonathan's Landing, Inc. and OWNER, as recorded in Official Records Book 1155, at Page 1862 of the Public Records; and

**WHEREAS**, OWNER desires to amend the PUD Agreement for purposes of revising **Exhibit "D"**, the Preliminary Development Plan, and adding **Exhibit "G"**, a Preserve Area Management Plan.

**NOW, THEREFORE**, the parties do hereby agree as follows:

1. The Old Trail PUD Agreement is hereby amended to replace **Exhibit "D"**, Preliminary Development Plan with revised Exhibit "D", revised Master and Final Site plan and add **Exhibit "G"**, Preserve Area Management Plan.

2. All of the terms and conditions of the PUD Agreement which are not specifically amended or revised by this Amendment shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have caused this PUD Agreement to be made and entered into the day and year first written. The date of this PUD Agreement shall be the date on which this PUD Agreement was approved by the Board of County Commissioners.

**OWNER**

**JONATHAN'S LANDING GOLF CLUB,  
INC., a Florida corporation**

WITNESSES:

\_\_\_\_\_  
Print Name: \_\_\_\_\_

By: \_\_\_\_\_

Print Name: \_\_\_\_\_

Print Title: \_\_\_\_\_

\_\_\_\_\_  
Print Name: \_\_\_\_\_

STATE OF FLORIDA

COUNTY OF \_\_\_\_\_

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, by means of ☒ physical presence or ☐ online notarization, on \_\_\_\_\_, 2020, by \_\_\_\_\_, \_\_\_\_\_ of Jonathan's Landing Golf Club, Inc., a Florida corporation, on behalf of the corporation, who ☐ is personally known to me or ☐ has proved to me on the basis of a driver's license or other satisfactory evidence, to be the person whose name is subscribed to the foregoing instrument, and acknowledged before me that he/she executed same.

WITNESS my hand and official seal in the County and State last aforesaid this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

[Notary Seal]

\_\_\_\_\_  
Notary Public, State of Florida

Print Name: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_

**COUNTY**

ATTEST:

BOARD OF COUNTY COMMISSIONERS  
MARTIN COUNTY, FLORIDA

\_\_\_\_\_  
Carolyn Timmann  
Clerk of the Circuit Court and Comptroller

By: \_\_\_\_\_  
Harold E. Jenkins, II, Chairman

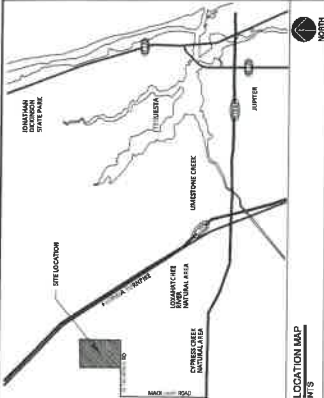
APPROVED AS TO FORM AND LEGAL  
SUFFICIENCY:

[Commission Seal]

\_\_\_\_\_  
Krista A. Storey  
Senior Assistant County Attorney

**REVISED EXHIBIT "D"**  
**REVISED PRELIMINARY DEVELOPMENT PLAN**

**EXHIBIT “G”**  
**PRESERVE AREA MANAGEMENT PLAN**



PA = PRESERVE AREAS

NO.	AREA	AREA (SQ. FT.)	AREA (AC.)
1	EXISTING 302 PARKING SPACES	10,000.00	0.23
2	EXISTING 25 PARKING SPACES	1,000.00	0.02
3	EXISTING MAINTENANCE AREA	1,000.00	0.02
4	EXISTING 100' X 100' LOT	10,000.00	0.23
5	EXISTING 100' X 100' LOT	10,000.00	0.23
6	EXISTING 100' X 100' LOT	10,000.00	0.23
7	EXISTING 100' X 100' LOT	10,000.00	0.23
8	EXISTING 100' X 100' LOT	10,000.00	0.23
9	EXISTING 100' X 100' LOT	10,000.00	0.23
10	EXISTING 100' X 100' LOT	10,000.00	0.23

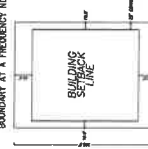
NO.	AREA	AREA (SQ. FT.)	AREA (AC.)
11	EXISTING 100' X 100' LOT	10,000.00	0.23
12	EXISTING 100' X 100' LOT	10,000.00	0.23
13	EXISTING 100' X 100' LOT	10,000.00	0.23
14	EXISTING 100' X 100' LOT	10,000.00	0.23
15	EXISTING 100' X 100' LOT	10,000.00	0.23
16	EXISTING 100' X 100' LOT	10,000.00	0.23
17	EXISTING 100' X 100' LOT	10,000.00	0.23
18	EXISTING 100' X 100' LOT	10,000.00	0.23
19	EXISTING 100' X 100' LOT	10,000.00	0.23
20	EXISTING 100' X 100' LOT	10,000.00	0.23

NO.	AREA	AREA (SQ. FT.)	AREA (AC.)
21	EXISTING 100' X 100' LOT	10,000.00	0.23
22	EXISTING 100' X 100' LOT	10,000.00	0.23
23	EXISTING 100' X 100' LOT	10,000.00	0.23
24	EXISTING 100' X 100' LOT	10,000.00	0.23
25	EXISTING 100' X 100' LOT	10,000.00	0.23
26	EXISTING 100' X 100' LOT	10,000.00	0.23
27	EXISTING 100' X 100' LOT	10,000.00	0.23
28	EXISTING 100' X 100' LOT	10,000.00	0.23
29	EXISTING 100' X 100' LOT	10,000.00	0.23
30	EXISTING 100' X 100' LOT	10,000.00	0.23

NO.	AREA	AREA (SQ. FT.)	AREA (AC.)
31	EXISTING 100' X 100' LOT	10,000.00	0.23
32	EXISTING 100' X 100' LOT	10,000.00	0.23
33	EXISTING 100' X 100' LOT	10,000.00	0.23
34	EXISTING 100' X 100' LOT	10,000.00	0.23
35	EXISTING 100' X 100' LOT	10,000.00	0.23
36	EXISTING 100' X 100' LOT	10,000.00	0.23
37	EXISTING 100' X 100' LOT	10,000.00	0.23
38	EXISTING 100' X 100' LOT	10,000.00	0.23
39	EXISTING 100' X 100' LOT	10,000.00	0.23
40	EXISTING 100' X 100' LOT	10,000.00	0.23

NUMBER OF LOTS  
74 LOTS  
TOTAL AREA  
1,000,000.00 SQ. FT.  
23.44 AC.  
TOTAL AREA  
1,000,000.00 SQ. FT.  
23.44 AC.  
TOTAL AREA  
1,000,000.00 SQ. FT.  
23.44 AC.

1. REMOVE EXISTING VEGETATION (BRUSH, TREES, ETC.) FROM ALL PRESERVE AREAS.
2. PRESERVE AREAS ARE NOT TO BE DISTURBED ON A PERMANENT BASIS WITHOUT PRIOR APPROVAL BY MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS.
3. NATURAL VEGETATION OF LITTORAL ZONE PLANT SPECIES WILL BE ENHANCED AND AREAS NOT CONNECTIVE TO MAJOR WATER BODY OR TO MAJOR ROADWAY.
4. PRESERVE AREA SHALL BE PLANTED WITH PLANTS AND TREES ALONG THE PRESERVE AREA BOUNDARY AT A DENSITY OF NO LESS THAN ONE (1) PER 500 FEET.



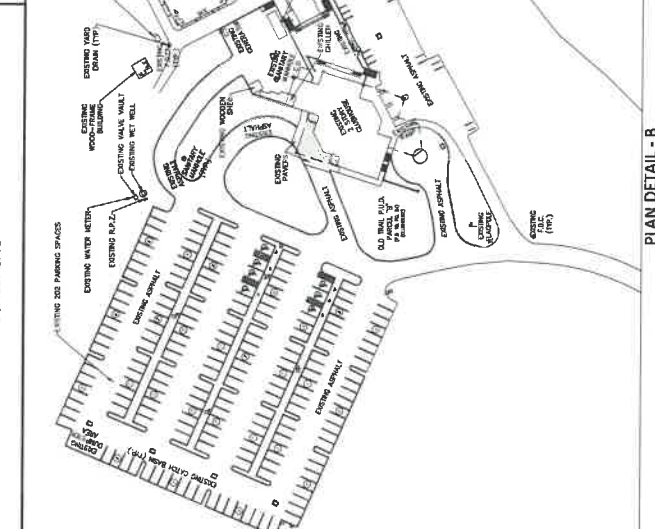
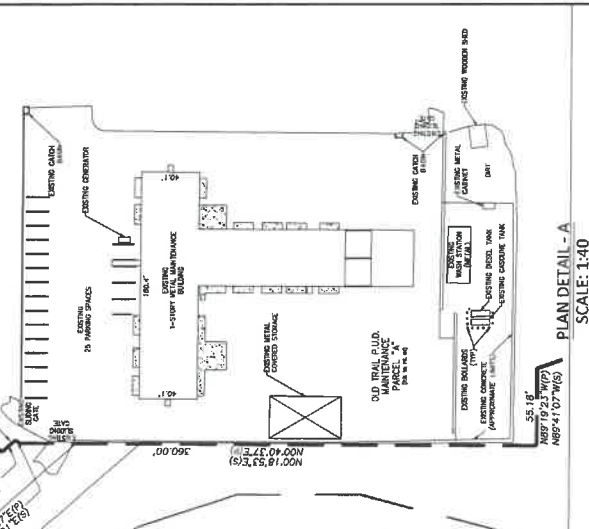
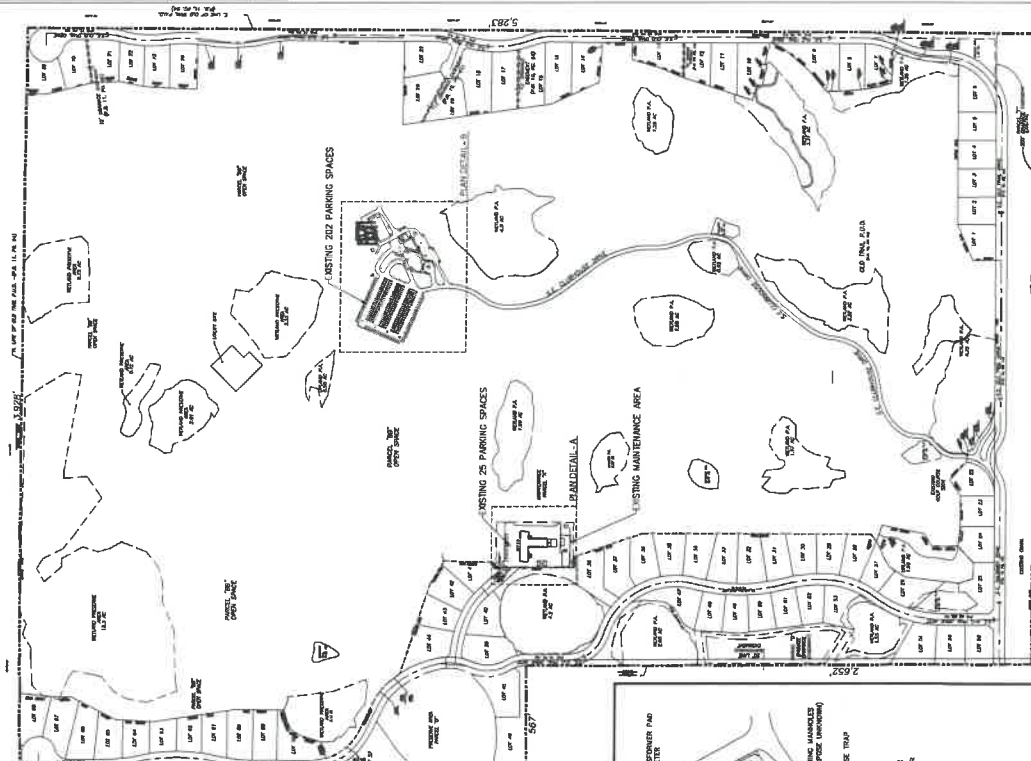
1. REMOVE EXISTING VEGETATION (BRUSH, TREES, ETC.) FROM ALL PRESERVE AREAS.

2. PRESERVE AREAS ARE NOT TO BE DISTURBED ON A PERMANENT BASIS WITHOUT PRIOR APPROVAL BY MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS.

3. NATURAL VEGETATION OF LITTORAL ZONE PLANT SPECIES WILL BE ENHANCED AND AREAS NOT CONNECTIVE TO MAJOR WATER BODY OR TO MAJOR ROADWAY.

4. PRESERVE AREA SHALL BE PLANTED WITH PLANTS AND TREES ALONG THE PRESERVE AREA BOUNDARY AT A DENSITY OF NO LESS THAN ONE (1) PER 500 FEET.

5. PRESERVE AREA SHALL BE PLANTED WITH PLANTS AND TREES ALONG THE PRESERVE AREA BOUNDARY AT A DENSITY OF NO LESS THAN ONE (1) PER 500 FEET.



PLAN DETAIL - B  
SCALE: 1:60



Martin County, Florida  
Growth Management Department  
DEVELOPMENT REVIEW DIVISION  
2401 SE Monterey Road, Stuart, FL 34996 772-288-5495 [www.martin.fl.us](http://www.martin.fl.us)

## DEVELOPMENT REVIEW APPLICATION

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### A. GENERAL INFORMATION

Type of Application: PUD Zoning Master & Final Site Plan

Name or Title of Proposed Project: Jonathon's Landing Old Trail Golf Club

#### Brief Project Description:

The project site is about 442 acres located west of the Florida turnpike and east of Pratt Whitney Road, south of SE Bridge Road and north of Indian Town Road. The site includes an existing golf course, existing club house, existing maintenance building and 237 parking spaces. There is also existing single family residential lots on site. No construction is proposed at this time.

Was a Pre-Application Held? ☒ YES/NO ☐ Pre-Application Meeting Date: 07/20/18

Is there Previous Project Information? ☒ YES/NO ☐

Previous Project Number if applicable: \_\_\_\_\_

Previous Project Name if applicable: Jonathon's Landing Old Trail

#### Parcel Control Number(s)

23-40-41-003-001-00040-9

23-40-41-003-002-00010-3

### B. PROPERTY OWNER INFORMATION

Owner (Name or Company): Jonathon's Landing Golf Club, Inc.

Company Representative: Richard W. Naumann

Address: 16823 Captain Kirle Drive

City: Jupiter, State: FL Zip: 33477

Phone: 561.747.7600 Email: dnaumann@jonathonslanding.com

**C. PROJECT PROFESSIONALS**

**Applicant (Name or Company):** Jonathan's Landing Golf Club, Inc.

Company Representative: Richard W. Naumann

Address: 16823 Captain Kirle Drive

City: Jupiter, State: FL Zip: 33477

Phone: 561.747.7600 Email:

**Agent (Name or Company):** Flynn Engineering Services

Company Representative: Dennis Shultz, P.E.

Address: 241 Commercial Blvd

City: Lauderdale By The Sea, State: FL Zip: 33308

Phone: 954.522.1004 Email: dshultz@flynnengineering.com

**Contract Purchaser (Name or Company):**

Company Representative:

Address:

City: , State: Zip:

Phone: Email:

**Land Planner (Name or Company):**

Company Representative:

Address:

City: , State: Zip:

Phone: Email:

**Landscape Architect (Name or Company):**

Company Representative:

Address:

City: , State: Zip:

Phone: Email:

**Surveyor (Name or Company):** Wallace Surveying Corp.

Company Representative: Robert Cajal

Address: 5553 Village Blvd

City: West Palm Beach, State: FL Zip: 33407

Phone: 561.640.4551 Email:

**Civil Engineer (Name or Company):** Flynn Engineering Services

Company Representative: Dennis Shultz, P.E.

Address: 241 Commercial Blvd

City: Lauderdale By The Sea, State: FL Zip: 33308

Phone: 954.522.1004 Email: dshultz@flynnengineering.com

## PROJECT PROFESSIONALS CONTINUED

**Traffic Engineer (Name or Company):** \_\_\_\_\_

Company Representative: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_, State: \_\_\_\_\_ Zip: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

**Architect (Name or Company):** \_\_\_\_\_

Company Representative: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_, State: \_\_\_\_\_ Zip: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

**Attorney (Name or Company):** \_\_\_\_\_

Company Representative: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_, State: \_\_\_\_\_ Zip: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

**Environmental Planner (Name or Company):** \_\_\_\_\_

Company Representative: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_, State: \_\_\_\_\_ Zip: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

**Other Professional (Name or Company):** \_\_\_\_\_

Company Representative: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_, State: \_\_\_\_\_ Zip: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

### D. Certification by Professionals

Section 10.2.D.7., Article 10, Development Review Procedures, Land Development Regulations (LDR), Martin County Code (MCC) provides the following:

When reviewing an application for a development permit that is certified by a professional listed in s. 403.0877, F.S., the County shall not request additional information from the application more than three times, unless the applicant waives the limitation in writing. If the applicant believes the request for additional information is not authorized by ordinance, rules, statute, or other legal authority, the County, at the applicant's request, shall proceed to process the application for approval or denial. **(125.022(1), Fla. Stat.)**

☐

This box must be checked if the applicant waives the limitations.

**E. APPLICANT or AGENT CERTIFICATION**

I have read this application, and to the extent that I participated in the application, I have answered each item fully and accurately.

[Signature]  
Applicant Signature

11/19/19  
Date

Dennis Shultz, AE  
Printed Name

**NOTARY ACKNOWLEDGMENT**

STATE OF: FLORIDA COUNTY OF: Broward

I hereby certify that the foregoing instrument was acknowledged before me this 19<sup>th</sup> day of NOVEMBER, 20 19, by DENNIS SHULTZ.

He or She is personally known to me or has produced — as identification.

[Signature]  
Notary Public Signature

Susan E. Storelli  
Printed name

STATE OF: FLORIDA at-large





**Martin County County Florida Growth Management Department  
DEVELOPMENT REVIEW DIVISION  
2401 SE Monterey Road, Stuart, FL 34996  
772-288-5495 [www.martin.fl.us](http://www.martin.fl.us)**

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### Digital Submittal Affidavit

I, Dennis Shultz, P.E., attest that the electronic version included for the project Jonathan's Landing Old Trail Golf Club is an exact copy of the documents that were submitted for sufficiency, excluding any requested modifications made by the sufficiency review team. All requested modifications, if any, have been completed and are included with the packet.

[Signature]  
Applicant Signature

11/19/19  
Date

### NOTARY ACKNOWLEDGMENT

STATE OF: FLORIDA COUNTY OF: BROWARD

I hereby certify that the foregoing instrument was acknowledged before me this 19<sup>th</sup> day of NOVEMBER, 20 19, by DENNIS SHULTZ.

He or She is personally known to me or has produced \_\_\_\_\_ as identification.

[Signature]  
Notary Public Signature

Susan E. Storelli  
Printed name

STATE OF: FLORIDA at-large



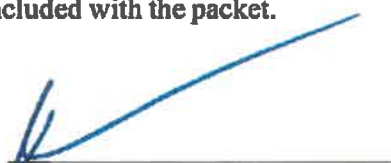


**Martin County Florida Growth Management Department  
DEVELOPMENT REVIEW DIVISION**  
2401 SE Monterey Road, Stuart, FL 34996  
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### Digital Submittal Affidavit

I, Robert J. Cajal, attest that the electronic version included for the project Jonathans Landing Old Trail Golf Club is an exact copy of the documents that were submitted for sufficiency, excluding any requested modifications made by the sufficiency review team. All requested modifications, if any, have been completed and are included with the packet.

  
Applicant Signature

11/20/2019

Date

### NOTARY ACKNOWLEDGMENT

STATE OF: Florida COUNTY OF: Palm Beach

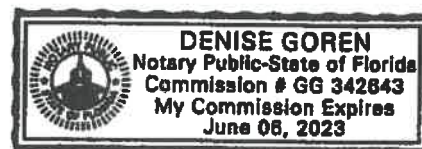
I hereby certify that the foregoing instrument was acknowledged before me this 20th day of November, 20 19, by Robert J. Cajal.

He or She x is personally known to me or      has produced      as identification.

  
Notary Public Signature

Denise Goren  
Printed name

STATE OF: Florida at-large



December 13, 2019

Johnathan's Landing Golf Club, Inc  
Old Trail  
18505 SE CLUBHOUSE DR, JUPITER

**General Narrative**

The project site is 442 acres generally located on the west side the Florida Turnpike, east of Pratt Whitney Road, south of SE Bridge Road and north of Indian Town Road. The site includes an existing golf course, with existing clubhouse and associated 202 parking spaces and including existing maintenance building with 25 parking spaces. The site plan also includes 68 existing single family residential lots. The applicant is submitting a revised PUD Master and final site plan in an effort to satisfy requirements associated with correction of violation.

Revisions to the PUD Master and Final Site Plan include revised locations of preserve and wetland areas. No construction is proposed at this time. There is an existing stormwater system that will remain. The project will remain in compliance with the previously issued SFWMD permit for this site. Subsequent plat application is pending to reflect same revision.

Sincerely,



Soraya Conserve, P.E.  
Flynn Engineering, P.A.



April 22, 2019

Jonathan's Landing Golf Club Inc  
16823 Captain Kirle Drive,  
Jupiter, FL 33477

To Whom It May Concern:

Please accept this letter as authorization for Dennis Shultz, P.E with Flynn Engineering Services, P.A. to serve as agent for the Development Review Application , Planning & Zoning Board and any other governmental approvals related thereto for the property located 18505 SE Clubhouse Drive, Jupiter FL 33316 also identified by Property tax ID number listed

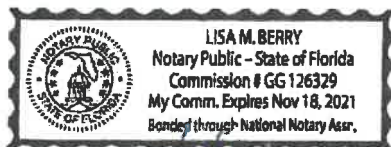
Parcel ID 23-40-41-003-001-00040-9

Sincerely,

Richard W. Naumann  
Jonathan's Landing Golf Club Inc

STATE OF FLORIDA                     )  
  ) SS  
COUNTY OF Palm Beach        )

The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of April, 2019, by Richard W. Naumann, as Owner of the property. He is personally known to me and who did not take an oath.



My Commission Expires: 11/20/2021

  
Notary Public

MARSHA STILLER  
CLERK OF CIRCUIT COURT  
MARTIN CO., FL

RECORDED & VERIFIED  
BY D.C.

01152357

96 JAN -2 PM 2:14

PREPARED BY AND RETURN TO:  
LARRY B. ALEXANDER, ESQ.  
JONES FOSTER JOHNSTON & STUBBS, P.A.  
P.O. BOX 3475  
WEST PALM BEACH, FL 33402-3475

WILL CALL #85

DEED \$ 2000.00 MARSHA STILLER  
COUNTY \$ MARTIN COUNTY  
CLERK OF CIRCUIT COURT  
BY [Signature] D.C.

This Special Warranty Deed Made the 28th day of December 1995, by JONATHAN'S LANDING, INC., a Delaware corporation, hereinafter called the grantor, to JONATHAN'S LANDING GOLF CLUB, INC., a Florida corporation not-for-profit, whose post office address is 16823 Captain Kirlle Drive Jupiter, Florida 33477, hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.)

Witnesseth: That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Palm Beach County and Martin County, Florida<sup>1</sup> (the "Property"), viz:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

Subject to restrictions, reservations, dedications and easements of record and taxes for the year 1996 and all subsequent years.

Saving and Reserving Unto Grantor, its successors and assigns, a perpetual, non-exclusive access, ingress and egress easement over, across and through the Property, for the purpose of maintaining, repairing, improving or constructing improvements on the Property, at grantor's sole cost and expense which grantor determines, in grantor's reasonable discretion, is necessary or prudent under the terms and conditions of any and all surface water

<sup>1</sup> THIS DEED IS BEING RECORDED IN PALM BEACH COUNTY AND MARTIN COUNTY. ALL DOCUMENTARY STAMP TAXES HAVE BEEN ATTACHED TO THE DEED RECORDED IN PALM BEACH COUNTY.

OR BK 1 5 5 PG 8 6 2

management or environmental permits, licenses or authorizations which grantor may now hold or hereafter hold in the future, and for such other purposes as grantor may deem appropriate, in its reasonable discretion, provided grantor does not unreasonably interfere with grantee's use of the Property as a golf course, and further provided that grantor shall (i) pay all costs associated with said work, at its sole expense and (ii) promptly restore the Property to a condition which does not materially and adversely affect the use of the Property as a golf course.

Together, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise pertaining, including, but not limited to, that certain Easement recorded in Official Record Book 3452, Page 1295, Public Records of Palm Beach County, Florida.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said grantor.

In Witness Whereof, grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized.

Signed, sealed and delivered  
in the presence of:

JONATHAN'S LANDING, INC., a  
Delaware corporation

Witness

Print Name: Lynn B. ALVORD

Witness

Print Name: ALAN I. ARMOUR II

By:

CRAIG L. COMES,  
President

Address: 17290 Jonathan Drive  
Jupiter, FL 33477

OR BK 1155 PG 863

STATE OF FLORIDA  
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this 28 day of December, 1995 by CRAIG L. COMBS, as President of Jonathan's Landing, Inc., a Delaware corporation, on behalf of the corporation. He is personally known to me or has produced a driver's license as identification.

Doris J. Davis  
Notary Public

Print Name: Doris J. Davis

(NOTARY SEAL)

My commission expires:

lba:\3778-169\special.wd

DORIS J. DAVIS  
Notary Public, State of Florida  
My Commission Expires Sept. 13, 1996  
Commission No. CC 230007

Unofficial Copy

OR BK 1155 PG 1864

**EXHIBIT "A"****LEGAL DESCRIPTION FOR GOLF COURSE AT  
JONATHAN'S LANDING  
PALM BEACH COUNTY, FLORIDA**

Parcels GC1, GC2, GC3, GC4 and BB of Jonathan's Landing Plat No. Two, Plat Book 35, Pages 20 and 21, Palm Beach County, Florida.

Parcels GC 4 of Jonathan's Landing Plat No. Four, Plat Book 41, Pages 183 through 185, Palm Beach County, Florida.

Parcels JJ, GC6, GC7, GC8 (including that area shown as "Reserved For Golf Course Maintenance Area" within Parcel GC8), GC9 of Jonathans' Landing Plat No. Eight, Plat Book 48, Pages 88 through 91, Palm Beach County, Florida.

Parcels GC5 and GC10 of Recreation Areas at Jonathan's Landing, Plat Book 57, Page 171, Palm Beach County, Florida.

Page 1 of 2

OR BK 155 PG 1865

**EXHIBIT "A" (CONTINUED)****LEGAL DESCRIPTION FOR GOLF COURSE AT  
JONATHANS LANDING IN MARTIN COUNTY, FLORIDA**

**Parcels A, B and R and Access Easement  
of Old Trail P.U.D., Phase I, Plat Book  
10, Page 64, Martin County, Florida.**

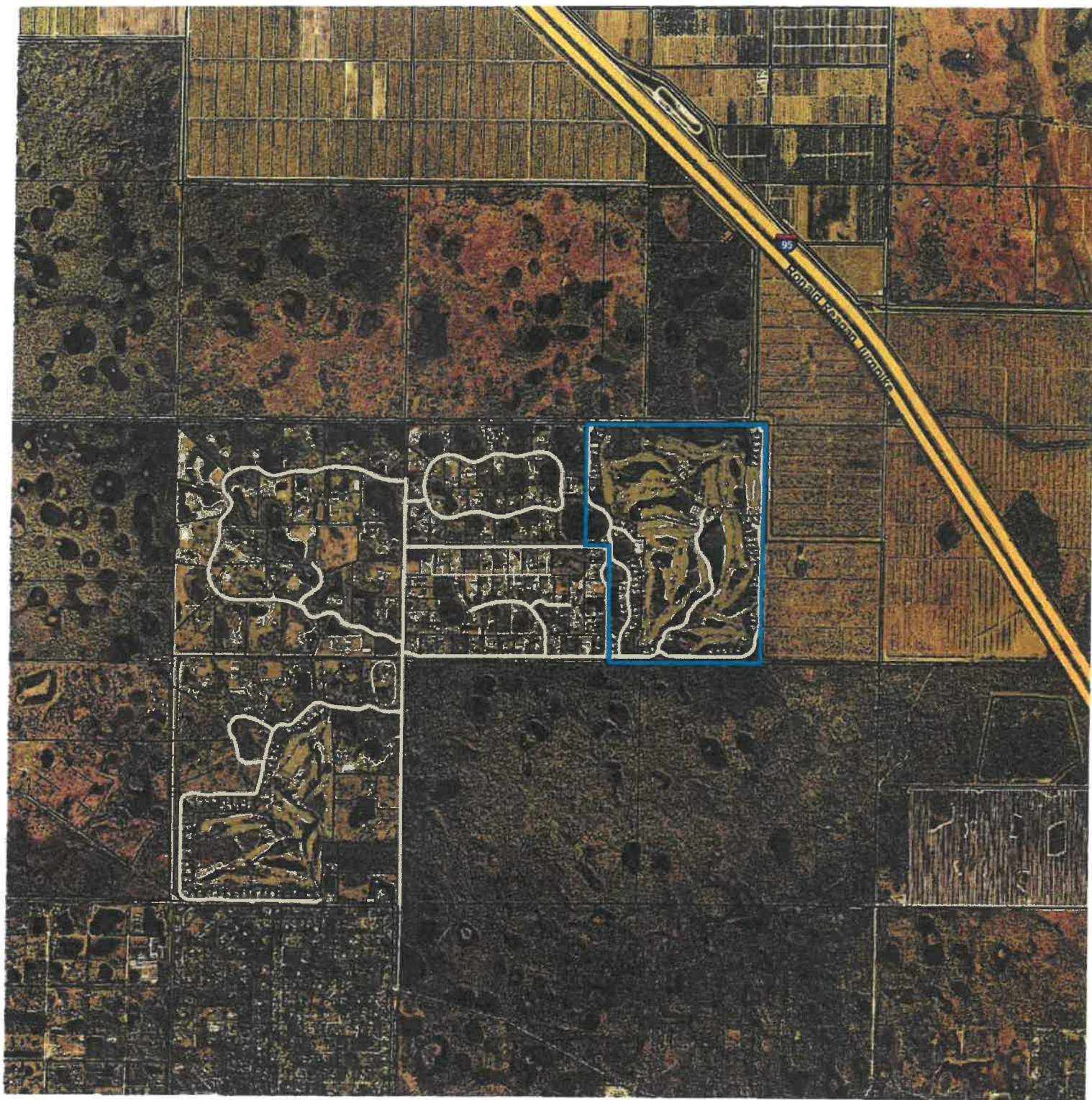
**Parcels BB and Preserve Easements less  
preservation area of Parcel G;  
Maintenance easements; and Parcels A, B,  
C, D E and F, and Utility Site and  
Access Road of Old Trail P.U.D., Phase  
II, Plat Book 11, Page 96, Martin  
County, Florida.**

**LBA:\3778-169\EXHIBIT.A2**

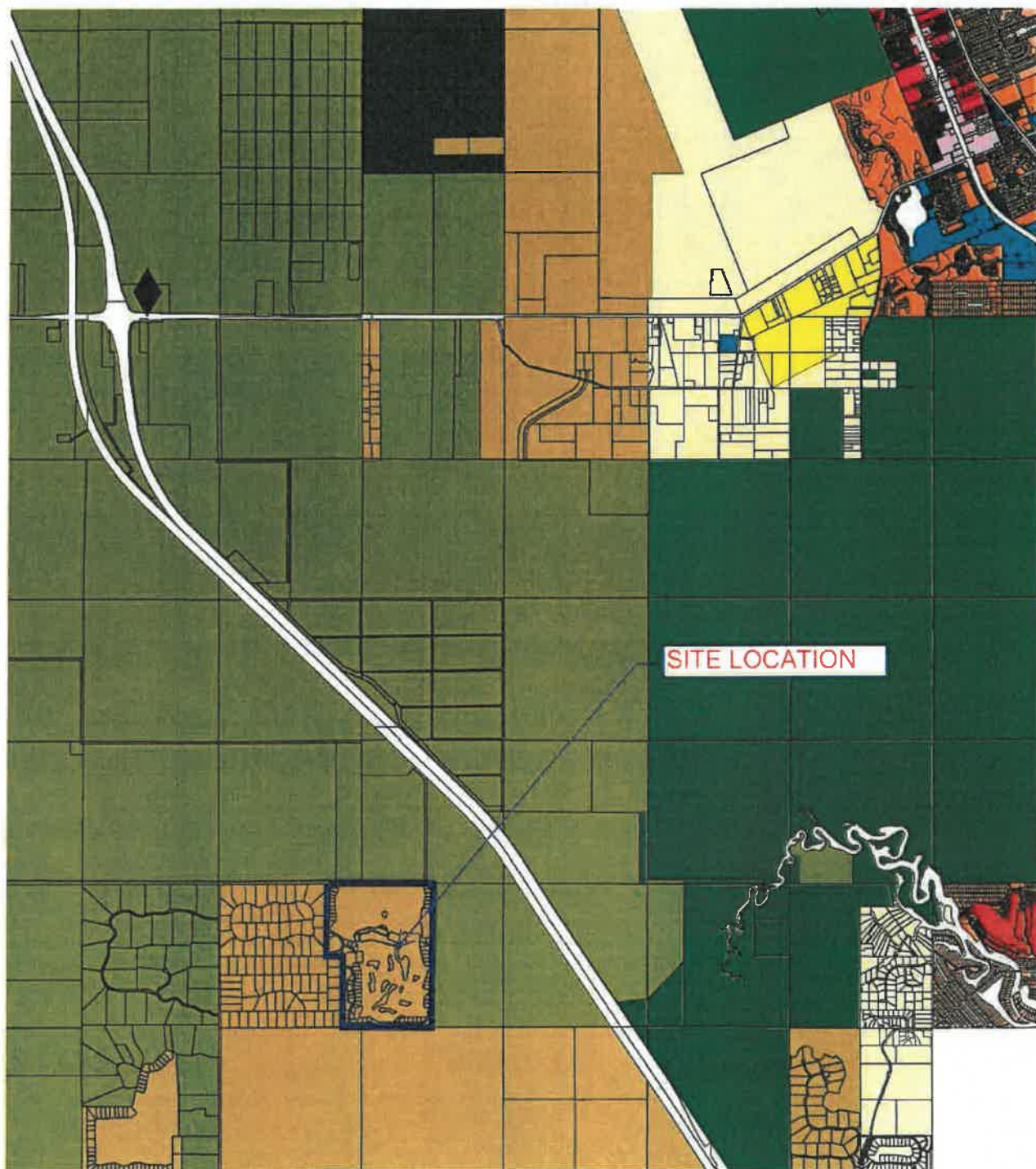
**Page 2 of 2**

**ORBK1155PG1866**





AERIAL



# Martin County

Prepared by: Planning and Development  
 Date: July 24, 2014  
 File Name: map\_14\_council\_districts.mxd

## Future Land Use \*

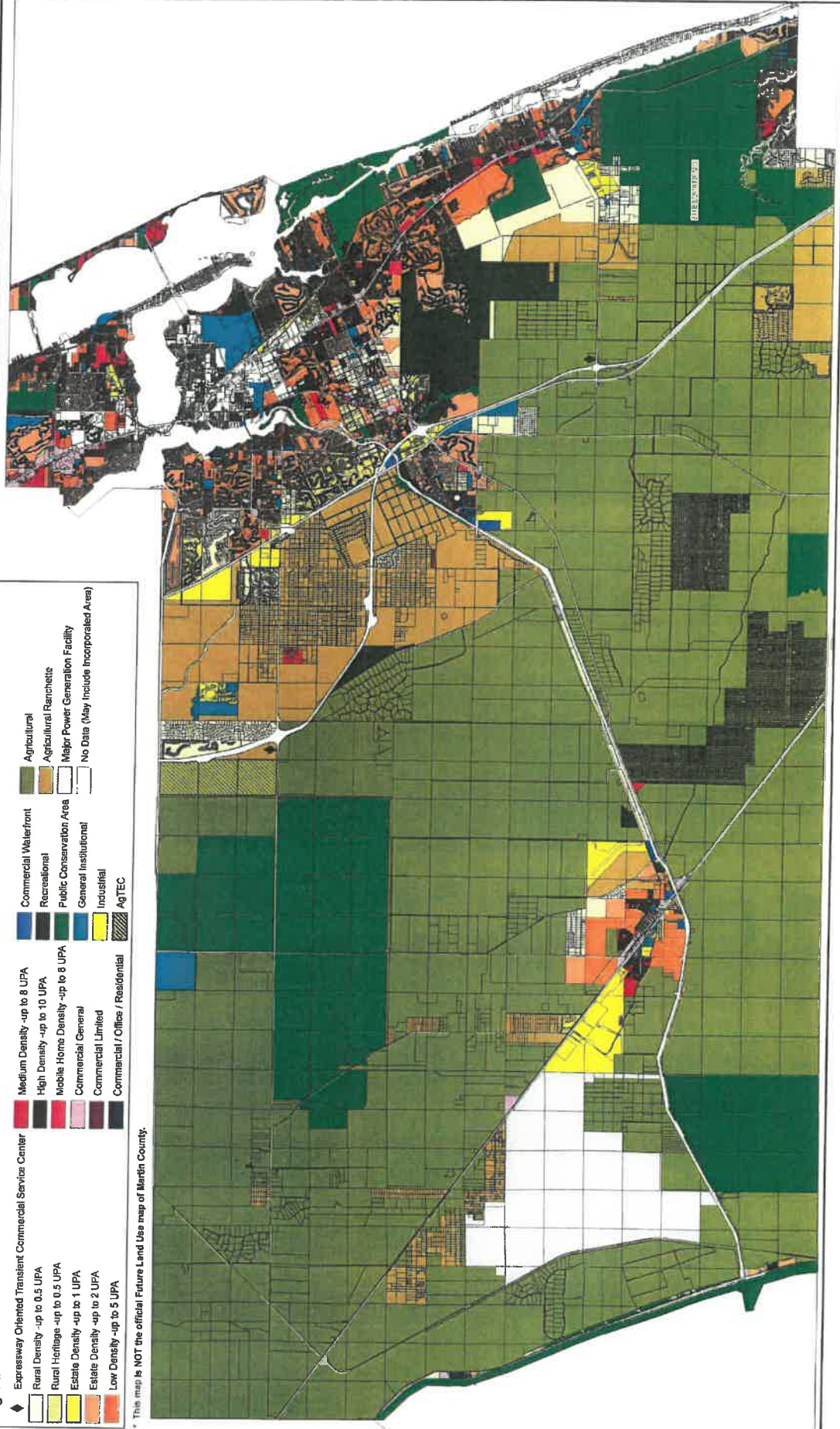


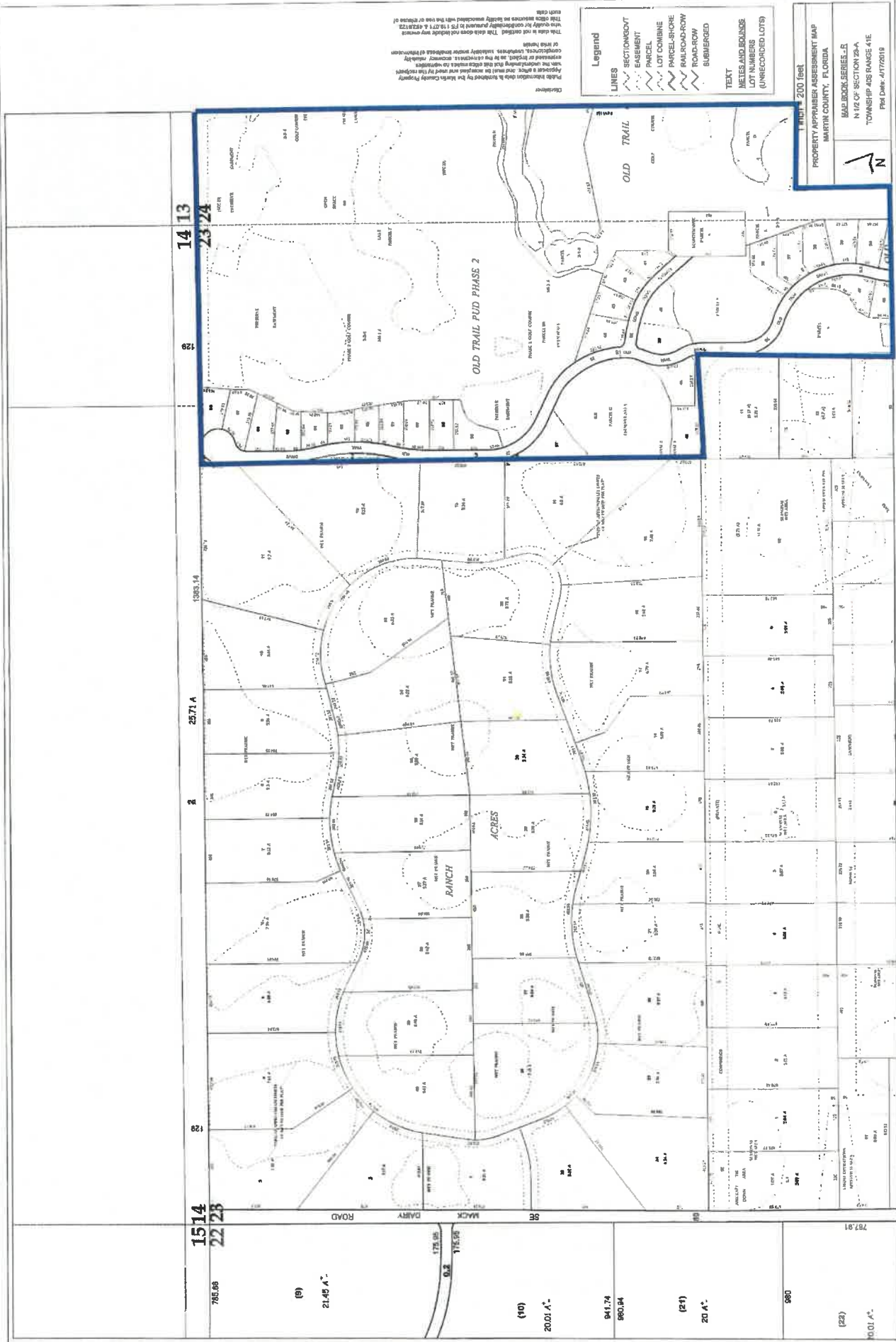
Disclaimer: The information contained in this map is for informational purposes only. It is not intended to be used as a legal document. The information is based on the best available data at the time of publication. The County is not responsible for any errors or omissions. The County is not responsible for any damages, including but not limited to, consequential damages, arising from the use of this map. The County is not responsible for any damages, including but not limited to, consequential damages, arising from the use of this map.

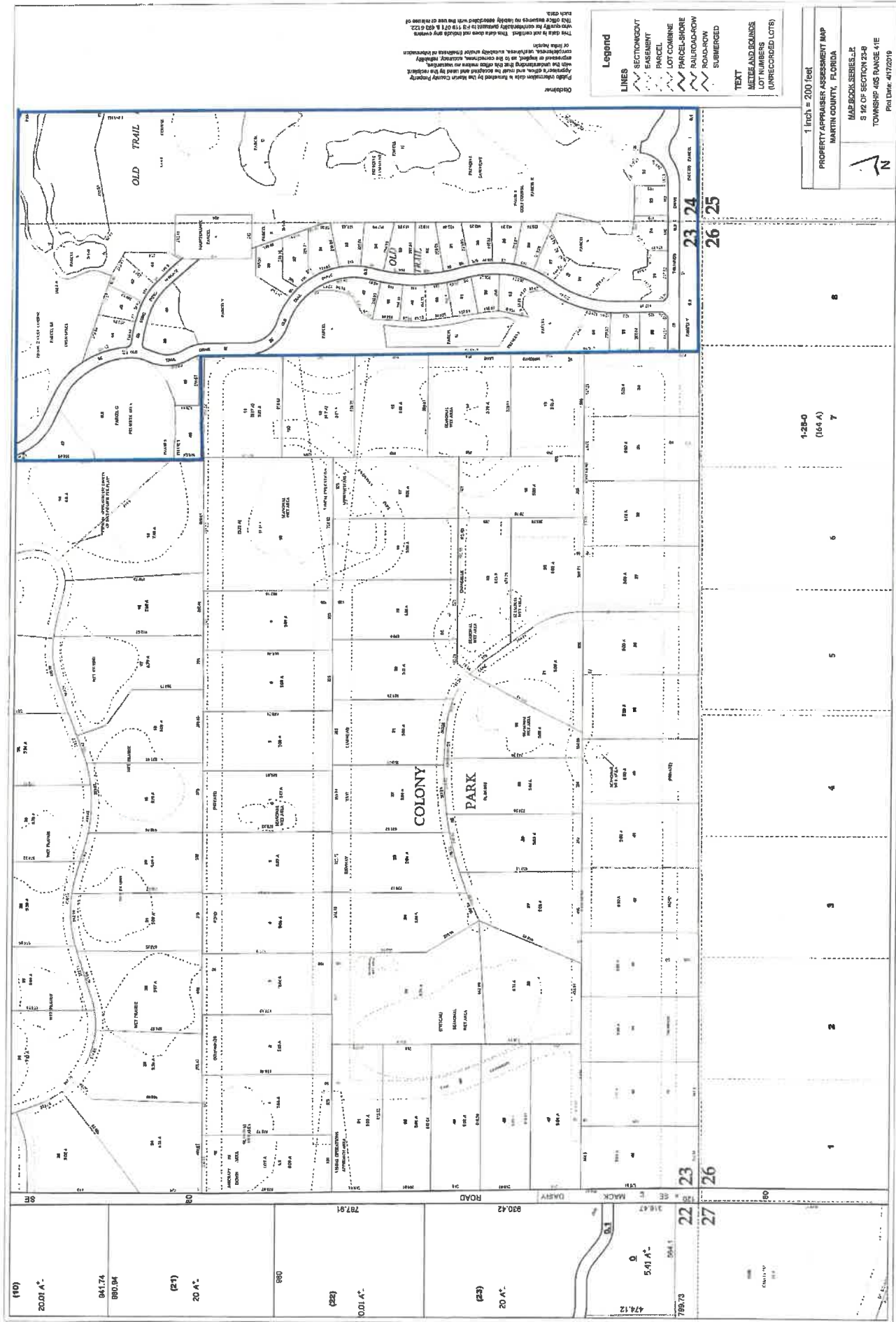
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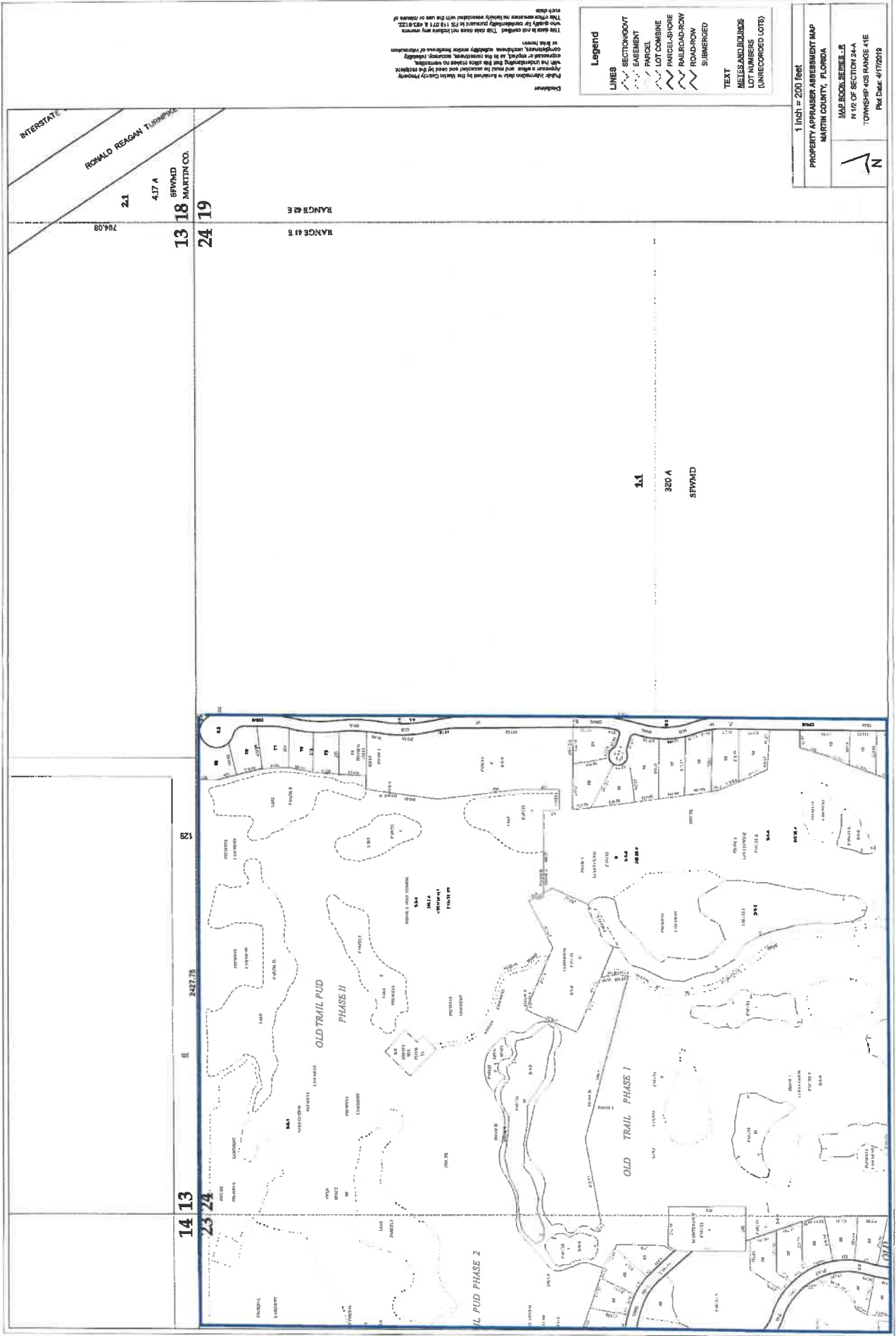
- Expressway Oriented Transient Commercial Service Center
- Medium Density - up to 8 UPA
- High Density - up to 10 UPA
- Mobile Home Density - up to 8 UPA
- Commercial General
- Commercial Limited
- Commercial / Office / Residential
- Expressway Oriented Transient Commercial Service Center
- Rural Density - up to 0.5 UPA
- Rural Heritage - up to 0.5 UPA
- Estate Density - up to 1 UPA
- Estate Density - up to 2 UPA
- Low Density - up to 5 UPA
- Commercial Waterfront
- Recreational
- Public Conservation Area
- General Institutional
- Industrial
- Ag/TEC
- Agricultural
- Agricultural Ranchette
- Major Power Generation Facility
- No Data (May Include Incorporated Area)

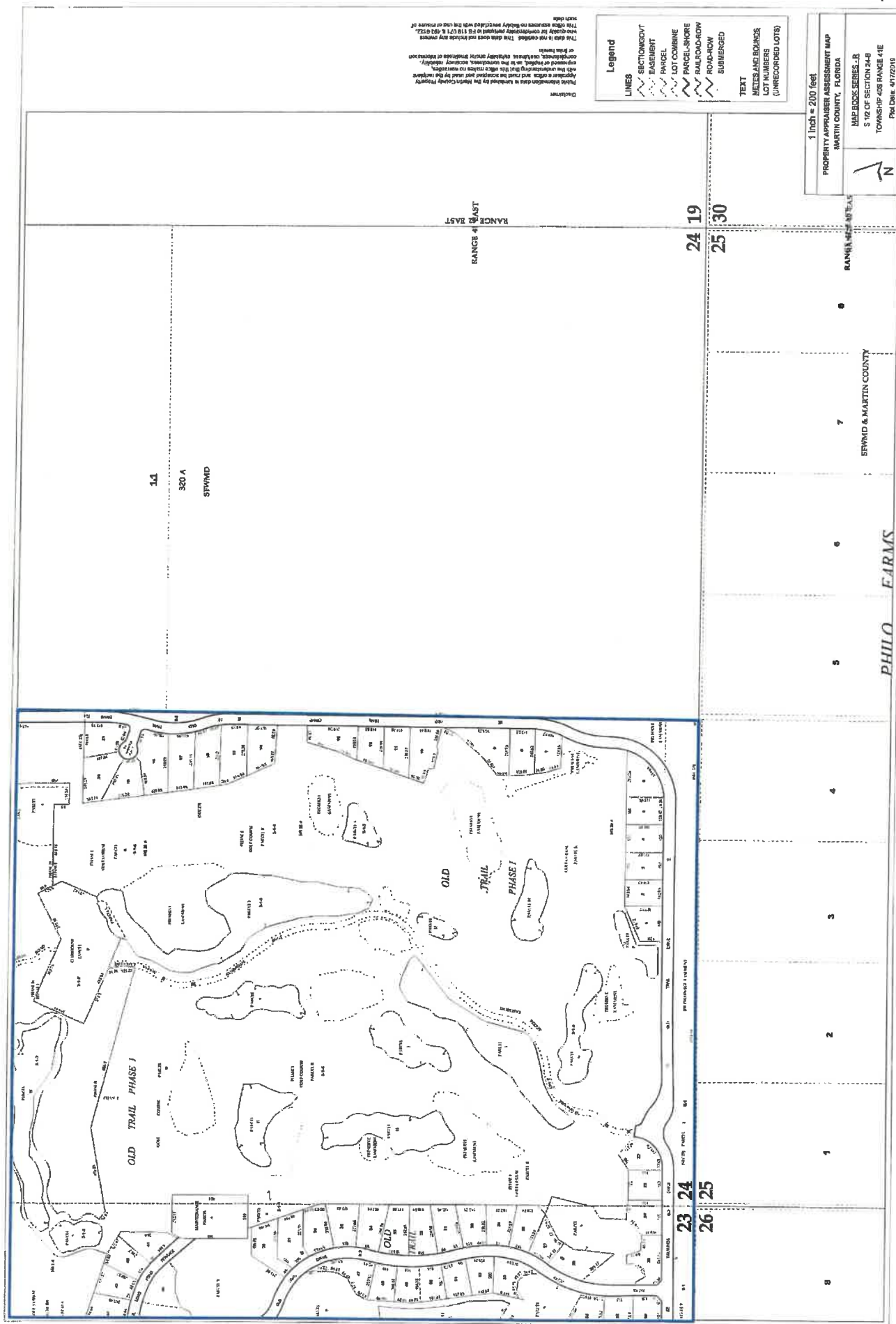
\* This map is NOT the official Future Land Use map of Martin County.

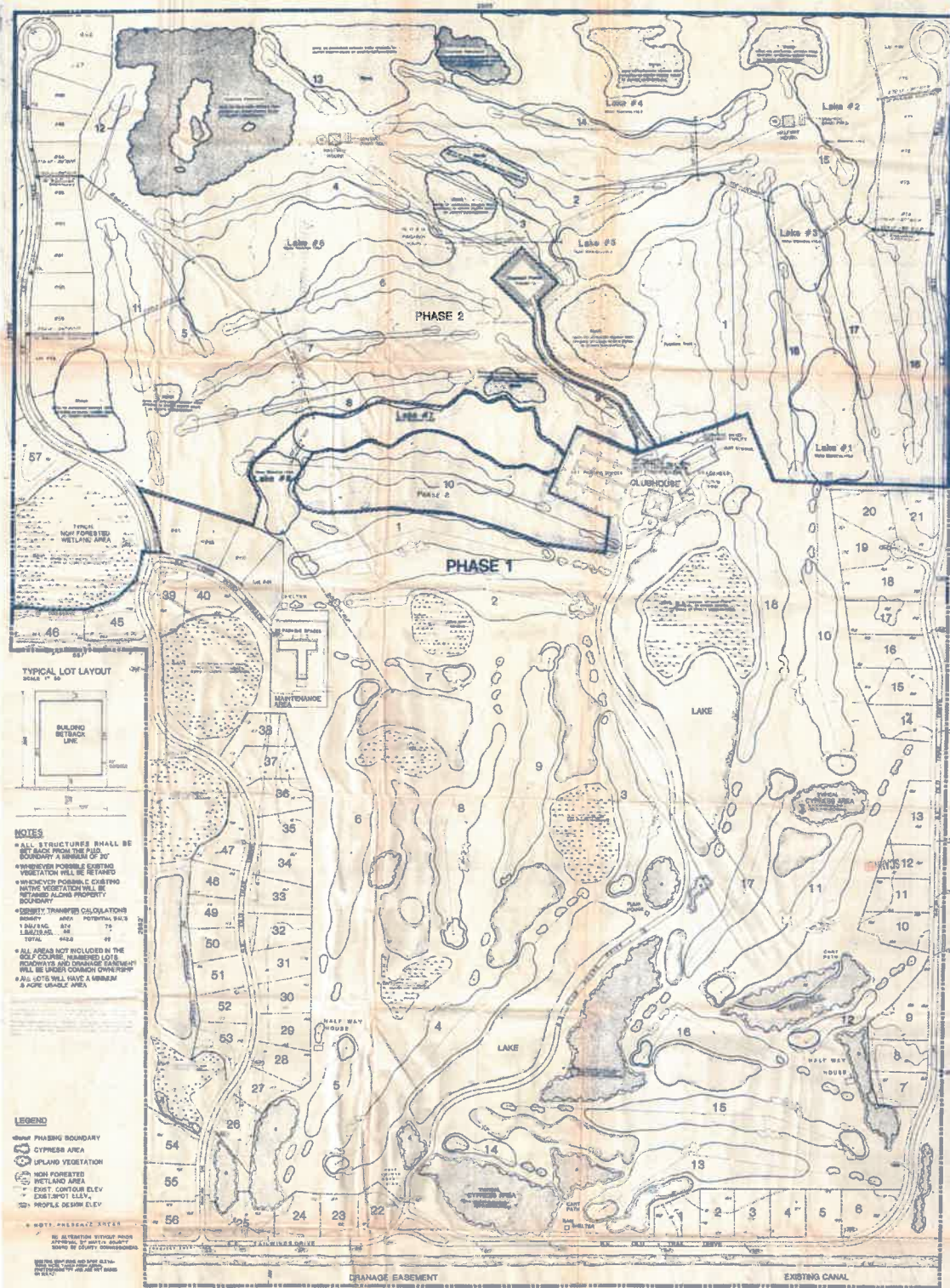












## DISCLOSURE OF INTEREST AFFIDAVIT

BEFORE ME, the undersigned authority, duly authorized to take acknowledgments and administer oaths, personally appeared the undersigned person on the date set forth below, who, first being duly sworn, deposes and says under penalties of perjury:

1. That the record property owner(s) of the Real Property described in **Exhibit "A"** to this Affidavit is (are) as follows:

Name	Address
JONATHAN'S LANDING GOLF CLUB	16823 CAPTAIN KIRLE DR. JUPITER, FL 33477

(If more space is needed attach separate sheet)

2. That the following is a list of every natural person and entity with any legal or equitable interest in the property (as defined in Section 10.2.B.3. Land Development Regulations, Martin County Code):

Name	Address	Interest
LIST ATTACHED		

(If more space is needed attach separate sheet)

## DISCLOSURE OF INTEREST AFFIDAVIT

3. That the following is a list of those, who have any interest in a contract for sale of the property, or a conveyance of any interest in the property, including but not limited to, real estate brokers and salespersons; and any and all mortgagees of the property:

Name	Address	Interest
	N/A	

(If more space is needed attach separate sheet)

4. That the following is a list of all other applications for which the applicant has an interest as defined in subsection b. and c. of Section 10.2.B.3. Land Development Regulations, Martin County Code currently pending before Martin County. The list shall include any development applications, waiver applications, road opening applications, and lien reduction requests.

Application Name and/or Project Number	Names & Addresses of Parties involved	Date	Type of Application	Status of Application <sup>1</sup> *
	N/A			

(If more space is needed attach separate sheet)

<sup>1</sup> Status defined as: A = Approved P = Pending D = Denied W = Withdrawn

## DISCLOSURE OF INTEREST AFFIDAVIT

This Affidavit is given for the purpose of establishing compliance with the provisions of Section 10.2.B.3 Land Development Regulations; Martin County Code.

FURTHER AFFIANT SAYETH NOT.

AFFIANT



Signature

RICHARD W. NAUMANN

Print name

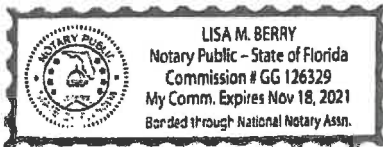
STATE OF: Florida

COUNTY OF: Palm Beach

The foregoing Disclosure of Interest Affidavit was sworn to, affirmed and subscribed before me

this 22 day of May, 2019, by

Richard W Naumann, who is personally known to me or have produced  
as identification.



(Notary Seal)



Signature

Notary Public, State of Florida

Print Name: Lisa M Berry

My Commission Expires: 11/18/2021

Status	Last Name	First Name	Spouse Name	Address 1	Address 2	Postal
GOLF	Ackley	Michael	Faith	16309 Port Dickinson Drive	Jupiter, FL	33477
GOLF	Adams	Gregory	Colleen	3562 Lantern Bay Dr.	Jupiter, FL	33477
GOLF	Andrews	Gordon C.	Deborah			
GOLF	Andrews	Michael	Marilyn	16885 Waterbend Dr. #273	Jupiter, FL	33477
GOLF	Bach	Richard	Teresa	15910 Windrift Dr	Jupiter, FL	33477
GOLF	Barker	Frank	Delores	3894 N. Longview Dr	Jupiter, FL	33477
GOLF	Beard	James	Jane	15851 Windrift Dr.	Jupiter, FL	33477
GOLF	Berig	Donald J.	MaryLou	3290 Bridgegate Drive	Jupiter, FL	33477
GOLF	Bender	John V.	Marcia	16681 Narrows Dr.	Jupiter, FL	33477
GOLF	Biglin	Denis P.	Kathleen	3801 Shearwater Dr.	Jupiter, FL	33477
GOLF	Bisson	James T.	Margaret	16662 Hidden Cove Dr.	Jupiter, FL	33477
GOLF	Briggs	Douglas	Margaret(Peggy)	3192 Casseekey Isld Rd	Jupiter, FL	33477
GOLF	Bohuny	Bruce	Judy	16712 Narrows Drive	Jupiter, FL	33477
GOLF	Brown	Paul	Suzanne	3938 Outlook Ct.	Jupiter, FL	33477
GOLF	Brown	Thomas G.	Kerry	17088 Crossgate Drive	Jupiter, FL	33477
GOLF	Brady	Robert P.	Margaret	16913 Waterbend Drive #262	Jupiter, FL	33477
GOLF	Bulkey	Joel	Kasia	17026 Traverse Circle	Jupiter, FL	33477
GOLF	Canning	John	Sherry	17055 Bay Street	Jupiter, FL	33477
GOLF	Campi	John J.	Carol Lee	16961 Freshwind Circle	Jupiter, FL	33477
GOLF	Campbell	Bernard	Car	17194 Bay Street	Jupiter, FL	33477
GOLF	Capell	Harold J.	Carole	3322 Casseekey Isld Rd #902	Jupiter, FL	33477
GOLF	Cargiulo	Ralph	Dolores	3818 Cape Pointe Circle	Jupiter, FL	33477
GOLF	Castellana	Angelo D.	Diane	3380 Barrow Island Road	Jupiter, FL	33477
GOLF	Castellano	Bart	Stacey	3352 Barrow Island Road	Jupiter, FL	33477
GOLF	Chamberlain	William H.	Anne	16694 Trader's Crossing, #215	Jupiter, FL	33477
GOLF	Cherry	Lucy	Sharon Cherry-F	16648 Traders Crossing, #105	Jupiter, FL	33477
GOLF	Clouse	John D.	Maryanne	3422 Southern Cay Drive	Jupiter, FL	33477
GOLF	Clough	David	Priscilla Aitke	16694 Traders Crossing N #115	Jupiter, FL	33477
GOLF	Collard	Allison	Julia	15950 Windrift Drive	Jupiter, FL	33477

GOLF	Danneker	D. Michael	F. Heather	3490 Lantern Bay Drive	Jupiter, FL	33477
GOLF	DeGeorge	Robert	Barbara	16670 Hidden Cove Dr.	Jupiter, FL	33477
GOLF	Deklewa	Richard	Laura	16301 Port Dickinson Drive	Jupiter, FL	33477
GOLF	DiGiovanna	Charles F.	Christine	3356 Southern Cay Drive	Jupiter, FL	33477
GOLF	DiPentima	Vincent	Ann Marie	17058 Passage North	Jupiter, FL	33477
GOLF	Donahue	Mark	Amy	3326 Southern Cay Drive	Jupiter, FL	33477
GOLF	Donovan	Joseph G.	Patricia	3314 Southern Cay	Jupiter, FL	33477
GOLF	Doering III	Edmund	Diana R.	3455 Lantern Bay Dr.	Jupiter, FL	33477
GOLF	Dowd	Donald	Marcia	3463 Lantern Bay Drive	Jupiter, FL	33477
GOLF	Wilcox	Peter	Jane	16619 Hidden Cove Drive	Jupiter, FL	33477
GOLF	Ehlers	Charles	Helen	3123 Casseekey Island Rd.	Jupiter, FL	33477
GOLF	Elcock	William	Susan	16600 Traders Crossing S. #155	Jupiter, FL	33477
GOLF	Erath	Scott	Christine	935 Oak Harbor Drive	Jupiter, FL	33477
GOLF	Esposito	Richard	Vera	3498 Lantern Bay Drive	Juno Beach, FL	33407
GOLF	Finnegan	Daniel M.	Christine	16733 Port Royal Circle	Jupiter, FL	33477
GOLF	Fenimore	William	Patricia	16664 Narrows Dr.	Jupiter, FL	33477
GOLF	Fisher	David	Kathy	3528 Jonathans Harbor Drive	Jupiter, FL	33477
GOLF	Flynn	Thomas J.	Margaret	15990 Windrift Drive	Jupiter, FL	33477
GOLF	Franchetti	John	Patricia	3860 Outlook Court	Jupiter, FL	33477
GOLF	Fuge	C. Douglas	Cathleen	3132 Casseekey Island Rd	Jupiter, FL	33477
GOLF	Gallin	John C.	Karen	3926 Outlook Court	Jupiter, FL	33477
GOLF	Gass	Terry	Nancy	16671 Traders Crossing N. #221	Jupiter, FL	33477
GOLF	Gately	David	Meg	16842 Bay St.	Jupiter, FL	33477
GOLF	Gildea	Charles A.	Lynn	16940 Bay Street #405N	Jupiter, FL	33477
GOLF	Gilmore	Jeffry	Linda	3842 Outlook Court	Jupiter, FL	33477
GOLF	Goode	Richard	Laura	3340 Bridgegate Drive	Jupiter, FL	33477
GOLF	Gora	John H.	Carol Gamache	3881 Shearwater Drive	Jupiter, FL	33477
GOLF	Greenleaf	Richard C.	Heidi	3661 Northwind Court	Jupiter, FL	33477
GOLF	Granata	Mark	Abigail Rocke	16327 Port Dickenson Drive	Jupiter, FL	33477
GOLF	Gropp	Kevin	Cynthia	3951 Shearwater Drive	Jupiter, FL	33477

GOLF	Guld	Linda	Michael Konkler	16970 Waterbend Dr. #148	Jupiter, FL	33477
GOLF	Halligan	Bernard J.	Ellen	17052 Freshwind Circle	Jupiter, FL	33477
GOLF	Hastings	John H.	Martha	3941 Schooner Pt. Dr. #214	Jupiter, FL	33477
GOLF	Hoops	Jeffrey R.	Glenda	3576 Jonathans Harbour Dr.	Jupiter, FL	33477
GOLF	Hull	Gary	Linda	16885 Waterbend Dr. #277	Jupiter, FL	33477
GOLF	Johnson	A. Ronald	Dr.Elizabeth St	3350 Bridgegate Dr.	Jupiter, FL	33477
GOLF	Joyce	Patrick J.	Dolores	17165 Waterbend Dr. #205	Jupiter, FL	33477
GOLF	Kane	Robert J.	Bernadette	15896 Westerly Terrace	Jupiter, FL	33477
GOLF	Keese	John M.	Carol	3922 Shearwater Dr	Jupiter, FL	33477
GOLF	Kenny	Michael T.	Lauren	3220 Tidegate Circle	Jupiter, FL	33477
GOLF	Kenny	Stephen G.	Sheila	3220 Tidegate Circle	Jupiter, FL	33477
GOLF	King	Kernan	M. Christine	3322 Casseekey Island Rd PH3	Jupiter, FL	33477
GOLF	Kitchen	John K.	Cathy	3971 Schooner Pt Dr. #204	Jupiter, FL	33477
GOLF	Lampos	Michael	Jo Ellen	16491 Riverwind Drive	Jupiter, FL	33477
GOLF	Widman	Robert M.	Debra	16701 Port Royal Circle	Jupiter, FL	33477
GOLF	LeChase	R. Wayne	Beverly Anne	3379 Bridgegate Drive	Jupiter, FL	33477
GOLF	LeMole	Robert A.	Josephine	3690 Northwind Court	Jupiter, FL	33477
GOLF	Lippincott	Robert	Linda	3152 Casseekey Island Road	Jupiter, FL	33477
GOLF	Madge	John M.	Patricia	3940 Back Bay Drive #138	Jupiter, FL	33477
GOLF	Majeczky	Carl	Joan Jorgenson	3550 Lantern Bay Dr.	Jupiter, FL	33477
GOLF	Manganillo	Carlo	Kathleen	3881 Back Bay Dr. #218	Jupiter, FL	33477
GOLF	Maloy	Paul J.	Catherine	16940 Bay Street, #404 N.	Jupiter, FL	33477
GOLF	Mann	David C.	Ellen	16672 Narrows Drive	Jupiter, FL	33477
GOLF	McCabe	Patrick J.	Marilyn	19058 S.E. Old Trail East	Jupiter, FL	33478
GOLF	McKay	Robert J.	Elizabeth	16654 Hidden Cove Drive	Jupiter, FL	33477
GOLF	McLoughlin	Francis	JoAnn	16600 Traders Crossing #152	Jupiter, FL	33477
GOLF	Meyer	Karl	Pam Mingle	16952 Freshwind Circle	Jupiter, FL	33477
GOLF	Miles	Anthony P.	Louise	16150 West Bay Dr. #145	Jupiter, FL	33477
GOLF	Miller	Joseph E.	Kathy	3830 Outlook Court	Jupiter, FL	33477
GOLF	Mitchell	Suzanne	Duke	3911 Schooner Pointe Dr., #205	Jupiter, FL	33477

GOLF	Minor	Charles	Barbie Schwinn-	17009 Freshwind Circle	Jupiter, FL	33477
GOLF	Moffat	John W.	Marlene	3329 Bridgegate Drive	Jupiter, FL	33477
GOLF	Monte	Fortune (Fred)	Bobbie	16878 Bay St.	Jupiter, FL	33477
GOLF	Morrissey	William J.	Mary	3339 Bridgegate Drive	Jupiter, FL	33477
GOLF	Mooney	Thomas T.	Norma	17256 Shoals Drive	Jupiter, FL	33477
GOLF	Murawski	Paul	Michelle			
GOLF	Murphy	Stephen V.	Vicki	16940 Bay St. #201 N	Jupiter, FL	33477
GOLF	Musmanno	John L.	Ginny	16622 Trader's Crossing N #101	Jupiter, FL	33477
GOLF	Nelson	Susan Anderson	Jay B. Davis	16599 Traders Crossing #237	Jupiter, FL	33477
GOLF	Neumann	Robert S.	Sally	16314 Port Dickinson Dr.	Jupiter, FL	33477
GOLF	Nicholson	David	Lynn	3400 Barrow Island Road	Jupiter, FL	33477
GOLF	Nolan	Richard	Jeanne A.	3470 Southern Cay Dr.	Jupiter, FL	33477
GOLF	O'Donnell	William J.	Maura	16618 Hidden Cove Drive	Jupiter, FL	33477
GOLF	O'Sullivan	John	Lucy	3940 Schooner Pt. Dr #211	Jupiter, FL	33477
GOLF	Paladino	Angelo	Maureen	16888 Passage Island South	Jupiter, FL	33477
GOLF	Patton	Robert L.	Patricia	16914 Waterbend Dr. #267	Jupiter, FL	33477
GOLF	Pettibone	Thomas	Margaret	16936 Passage Is. South	Jupiter, FL	33477
GOLF	Petersen	Robert L.	Carol	17274 Bay Street	Jupiter, FL	33477
GOLF	Pillari	George	Carol	16790 Port Royal Circle	Jupiter, FL	33477
GOLF	Plunkett	Larry N.	Nancy J.	3386 Southern Cay Dr.	Jupiter, FL	33477
GOLF	Plucinak	Robert J.	Linda	16872 Passage Island So.	Jupiter, FL	33477
GOLF	Polk	David	Karen Polk	3322 Casseekey Island Rd. #304	Jupiter, FL	33477
GOLF	Pollicino	Joseph	Margaret	3428 Southern Cay Drive	Jupiter, FL	33477
GOLF	Procter	Morgan B.	Janice Maras	16670 Trader's Crossing N.#209	Jupiter, FL	33477
GOLF	Rambo	Henry	Sarah	16695 Traders Crossing #218	Jupiter, FL	33477
GOLF	Cress	Steven	Alison	3322 Casseekey Island Rd #204	Jupiter, FL	33477
GOLF	Rhodes	Paul	June	15980 Windrift Dr	Jupiter, FL	33477
GOLF	Richards	Susan	Anthony Anguti	16599 Trader's Crossing #236	Jupiter, FL	33477
GOLF	Robb	Samuel R.	Jo Ann	3911 Schooner Pt. #106	Jupiter, FL	33477
GOLF	Robinson	Stuart	Donna	16774 Port Royal Circle	Jupiter, FL	33477

GOLF	Roth	Jeffrey W.	Lyda	7180 SE Medalist Place	Hobe Sound, FL	33455
GOLF	Roth	J. Peter	Betty J. Toy	3310 Bridgegate Drive	Jupiter, FL	33477
GOLF	Ryno	William R.	Trish	17187 Bay Street	Jupiter, FL	33477
GOLF	Salka	Kenneth C.	Pat	16602 Hidden Cove Drive	Jupiter, FL	33477
GOLF	Sasso	Donald L.	Madelyn	17248 Shoals Dr.	Jupiter, FL	33477
GOLF	Schaefer	Robert	Helene	9923 SE Oak Tree Terrace	Tequesta, FL	33469
GOLF	Schneider	Lou	Sue	15900 Windrift Drive	Jupiter, FL	33477
GOLF	Schuler	Guido W.	Elisabeth	3871 Shearwater Drive	Jupiter, FL	33477
GOLF	Schunke	John	Beth	3322 Casseekey Isld Rd #1101	Jupiter, FL	33477
GOLF	Schwartz	James W.	Elizabeth Ann	16050 West Bay Dr. #254	Jupiter, FL	33477
GOLF	Scranton	Nolene	Tom	17214 Bay Street	Jupiter, FL	33477
GOLF	Shanley	Gerald E.	Laura	3940 Schooner Pt. Rd.#110	Jupiter, FL	33477
GOLF	Smith	Charles W.	Kathleen	16511 Riverwind Dr.	Jupiter, FL	33477
GOLF	Smith	George D.	Deborah	3511 Lantern Bay Drive	Jupiter, FL	33477
GOLF	Stack	Martin	Stacey	16856 Passage Island S.	Jupiter, FL	33477
GOLF	Strom	Fred G.	Ginger	15940 Windrift Drive	Jupiter, FL	33477
GOLF	Sullivan	Garrett R.	Maria	16866 Bay St	Jupiter, FL	33477
GOLF	Tilson	Thomas J.	Faith	16870 Island Cove Dr. #231	Jupiter, FL	33477
GOLF	Thomas	William E.	Carolyn	17156 Bay Street	Jupiter, FL	33477
GOLF	Thomas	Benard	Diane	3259 West Channel Circle	Jupiter, FL	33477
GOLF	Tipple	Ralph	Suzanne	16617 Narrows Dr.	Jupiter, FL	33477
GOLF	Toland	John J.	Carol			
GOLF	Troast	Arthur L.	Geraldine	16910 Bay Street #501E	Jupiter, FL	33477
GOLF	Tuohey	Joseph	Nancy	3812 Outlook Court	Jupiter, FL	33477
GOLF	Van Beuren	Peter	Marnie Drulard	17036 Traverse Circle	Jupiter, FL	33477
GOLF	Van Caneghan	Robert J.	Ginger	3322 Casseekey Isld Rd, #602	Jupiter, FL	33477
GOLF	Van Boven	Douglas	Leslie	16322 Port Dickinson Dr.	Jupiter, FL	33477
GOLF	Vernes	Terrence	Betty Tator	17085 Bay St	Jupiter, FL	33477
GOLF	Walsh	Frank	Mimi	3392 Barrow Island Rd	Jupiter, FL	33477
GOLF	Wheatley	Michael J.	Orleen	3136 Casseekey Island Rd.	Jupiter, FL	33477

GOLF	Wilson	Gary C.	Becky	17010 Passage North	Jupiter, FL	33477
GOLF	Witham	Dick	Marjory	3564 Jonathan's Harbour Dr	Jupiter, FL	33477
GOLF	Wunder	William P.	Katherine	16696 Narrows Dr	Jupiter, FL	33477
GOLF	Abazio	Mary		17232 Shoals Drive	Jupiter, FL	33477
GOLF	Amato	Jacqueline		3374 Southern Cay Drive	Jupiter, FL	33477
GOLF	Anstine	Byron L.		16050 West Bay Drive, #255	Jupiter, FL	33477
GOLF	Antinori	Susan		16870 Island Cove Dr. #230	Jupiter, FL	33477
GOLF	Cahill	Joseph		3322 Casseekey Island Rd #1003	Jupiter, FL	33477
GOLF	Carey	Angelica		16500 Riverwind Drive	Jupiter, FL	33477
GOLF	Chapey	Roberta		16648 Trader's Crossing N #206	Jupiter, FL	33477
GOLF	Clark	Madeline (Jo)		16623 Traders Cross. No. #129	Jupiter, FL	33477
GOLF	Dwyer	Jane		16550 Traders Crossing S.#147	Jupiter, FL	33477
GOLF	Erdlen	Margaret		3940 Backbay Dr #137	Jupiter, FL	33477
GOLF	Flotron	Eugenia		3908 Outlook Court	Jupiter, FL	33477
GOLF	Freehill	George B.		16100 West Bay Dr. #248	Jupiter, FL	33477
GOLF	Heher	Susan		3392 Southern Cay Dr	Jupiter, FL	33477
GOLF	Isaac	Mary Lou		16100 West Bay Dr #246	Jupiter, FL	33477
GOLF	Laux	JoAnn		3183 Casseekey Isld. Rd	Jupiter, FL	33477
GOLF	Meakem	Diane		3315 Southern Cay Dr.	Jupiter, FL	33477
GOLF	Melley	Marianne		3971 Schooner Pt. Dr. #201	Jupiter, FL	33477
GOLF	Parcells	Judith		16560 Riverwind Drive	Jupiter, FL	33477
GOLF	Reilly	Eileen		16679 Hidden Cove Dr.	Jupiter, FL	33477
GOLF	Gudheim	Sigrid		16131 West Bay Dr #162	Jupiter, FL	33477
GOLF	Sikorski	Molly B.		16976 Freshwind Circle	Jupiter, FL	33477
GOLF	Smith	Christine		3124 Casseekey Island Road	Jupiter, FL	33477
GOLF	Stack	Donna E.		17184 Bay Street	Jupiter, FL	33477
GOLF	Sutherland	Bonnie		3862 N. Longview Dr.	Jupiter, FL	33477
GOLF	Taranto	Mary Ann		3416 Southern Cay Drive	Jupiter, FL	33477
GOLF	Thomson	Dorothy		16300 Port Dickinson Dr #14B	Jupiter, FL	33477
GOLF	Amato	John	Phyllis	3289 Bridgegate Drive	Jupiter, FL	33477

GOLF	Ryan-Anton	Emily		18715 SE Old Trail Dr	Jupiter, FL	33478
GOLF	Babington	Edward L.	Shirley C.	3921 Shearwater Drive	Jupiter, FL	33477
GOLF	Barbieri	Rocco A.	Gloria	3878 No. Longview Drive	Jupiter, FL	33477
GOLF	Barrett	James P.	Rosemary	3651 Northwind Court	Jupiter, FL	33477
GOLF	Bogutz	Jerome E.		16640 Narrows Drive	Jupiter, FL	33477
GOLF	Carney	George L.	Tish	3322 Casseekey Isl. Rd #1204	Jupiter, FL	33477
GOLF	Casey	Ann		15960 Windrift Drive	Jupiter, FL	33477
GOLF	DeSpirlet	Eric	Linda	3971 Schooner Pt Dr. #102	Jupiter, FL	33477
GOLF	Garfinkel	Harmon M.	Lorrie	3836 Outlook Court	Jupiter, FL	33477
GOLF	Geary	Robert	Renella	16646 Hidden Cove Drive	Jupiter, FL	33477
GOLF	Hayden	Donald C.	Diana	3120 Casseekey Island Rd	Jupiter, FL	33477
GOLF	Herrick	Bea		3464 Southern Cay Dr	Jupiter, FL	33477
GOLF	Johnson	Liliana		3486 Lantern Bay Dr	Jupiter, FL	33477
GOLF	Kirby	Jerome R.	Helen	16885 Waterbend Dr.#274	Jupiter, FL	33477
GOLF	LaMotte-	Betsy	Raymond E. Geor	16318 Port Dickinson Dr	Jupiter, FL	33477
GOLF	Lagamarsino	Victor	Grace	16671 Hidden Cove Dr.	Jupiter, FL	33477
GOLF	MacLeod	Malcolm	Valentine V.	15890 Windrift Drive	Jupiter, FL	33477
GOLF	Martien	James Carey	Marjorie Brown	3608 Freshwater Dr	Jupiter, FL	33477
GOLF	Mahoney	Daniel P.	Susan B.	3369 Bridgegate Dr.	Jupiter, FL	33477
GOLF	McLean	J. Bard	Marilyn	16940 Bay Street N-504	Jupiter, FL	33477
GOLF	Mehrberg	Julius	Helen	17104 Crossgate Drive	Jupiter, FL	33477
GOLF	Melbourn	Linda		16637 Hidden Cove Drive	Jupiter, FL	33477
GOLF	Mockler	Dolores D.	G. Dennis	3941 Back Bay Drive #228	Jupiter, FL	33477
GOLF	Muratore	Carmine J.	Kathleen A.	16757 Port Royal Circle	Jupiter, FL	33477
GOLF	O'Brien	William J.	Marie	3854 Outlook Court	Jupiter, FL	33477
GOLF	O'Malley	Donald	Margaret J.	16711 Hidden Cove Drive	Jupiter, FL	33477
GOLF	Patenaude	Raymond	Monique	15885 Westerly Terrace	Jupiter, FL	33477
GOLF	Phillips	Rosemary		3390 Bridgegate Drive	Jupiter, FL	33477
GOLF	Pratt	Thomas J.	Judie	17090 Passage Island No.	Jupiter, FL	33477
GOLF	Price	F. Rich	Teresa	3368 Barrow Island Road	Jupiter, FL	33477

GOLF	Reich	Lawrence	Carol	3961 Shearwater Drive	Jupiter, FL	33477
GOLF	Ryan	Margaret	Ronald R.	3742 Longview Court	Jupiter, FL	33477-5859
GOLF	Schmidt	Paul	Joyce	3388 Barrow Island Road	Jupiter, FL	33477
GOLF	Scherck	E. Leslie	Joan	3790 Longview Court	Jupiter, FL	33477
GOLF	Senior	Robert A.	Aurore	15860 Windrift Drive	Jupiter, FL	33477
GOLF	Slattery	Raymond	Gerry	16551 Trader's Crossing S #242	Jupiter, FL	33477
GOLF	Sonko	Lee J.	Marlene	3661 Cape Point Cir	Jupiter, FL	33477
GOLF	Unkles	John J.	Jane	3474 Lantern Bay Drive	Jupiter, FL	33477-1312
GOLF	Vieth	George W	Jane	15820 Windrift Drive, #19B	Jupiter, FL	33477
GOLF	Winterhalter,	Joseph P.	Deborah Hynes-W	16670 Traders Crossing N. #111	Jupiter, FL	33477
GOLF	Pantages	Peter	Katie	176 Helios Drive	Jupiter, FL	33477
GOLF	Alkire	Richard	Tannis	13589 Treasure Cove Cir	N. Palm Beach, FL	33408
GOLF	Blum	William J.	Kathy	500 Ocean Dr, Apt7D-W	Juno Beach, FL	33408
GOLF	Brownlee	Stewart	Patti Johnson	1615 E. Hemingway Dr.	Juno Beach, FL	33408
GOLF	Buckley	Eugene	Ann T.	700 Ocean Royale Way #605 So.	Juno Beach, FL	33408
GOLF	Carrera	David A.	Gerry	19051 S.E. Crosswinds Lane	Jupiter, FL	33478
GOLF	Cloud	W. Max	Dorothy	53 Colony Road	Jupiter, FL	33469
GOLF	Callahan	Frederic	Kathy	32 Rose Court Way	East Walpole, MA	02032
GOLF	Degrigio	Frank	Claire	18295 S.E. Old Trail Dr. W.	Jupiter, FL	33458
GOLF	Dennis	Larry	Patricia D.	16000 West Bay Dr. #159	Jupiter, FL	33477
GOLF	Donahue	Timothy M.	Jayne	13400 Oakmeade	Palm Beach	33418
GOLF	Durkin	John	Molly	100 Ocean Trail Way #1410	Jupiter, FL	33477
GOLF	Dunn	J. Dennis	Sharon	370 Fisherman's Way	Jupiter FL	33477
GOLF	Feldman	Gerald	Anita	42 St George Pl	Palm Beach	33418
GOLF	Goldrick	Thomas	Barbara	750 Ocean Royale Way #603N	Juno Beach, FL	33408
GOLF	Hammer	James	Donna	131 Ocean Grande Blvd.,#308	Jupiter, FL	33477
GOLF	Hyduk	Brian	Sally	10766 Locust Street	Palm Beach	33418
GOLF	Kahmann	James	Michelle	4425 Colette Dr.	Tequesta, FL	33469
GOLF	Jones	Roger	Catherine Weidl	1000 N US Hwy 1 #J401	Jupiter, FL	33477
GOLF	Johnson	James K.	Nancy	500 South US Hwy One,#202	Jupiter, FL	33477

GOLF	Kelly	Kevin J	Catherine(Cathy	100 Beach Road #201	Tequesta, FL	33469
GOLF	Kolb	W. Roy	Nancy	1000 N US Hwy 1 E205	Jupiter, FL	33477
GOLF	Lee	Chuck	Rita			
GOLF	Vaughan	LeMoyne	Ana Margarita	618 Rosa Court	Palm Beach	33410
GOLF	Lines	David C.	Brenda	18799 S.E. Old Trail Dr. W.	Jupiter, FL	33478
GOLF	Matthaei	William F.	Veronica	131 Ocean Grand Blvd, PH 804	Jupiter, FL	33477
GOLF	McCarthy	George	Joan	700 Ocean Royal Way, #902	Juno Beach, FL	33408
GOLF	McCooley	Herbert J.	Lori	104 Birdfish Lane	Jupiter, FL	33477
GOLF	McDonald	Danielle R.	Thomas	200 Beach Road, #201	Tequesta, FL	33469
GOLF	McCooley	Sean M.	Jane	108 Carlfish Lane	Jupiter, FL	33477
GOLF	Mone	Mathias	Maureen	100 Beach Road #804	Tequesta, FL	33469
GOLF	Norton	Raymond	Leslie	19750 Beach Rd #405	Jupiter, FL	33469
GOLF	Owen	Lee S.	Jenny H.	96 Lighthouse Dr.	Jupiter, FL	33469
GOLF	Pillari	Vincent T.	Betty	111 Ridge Road	Jupiter, FL	33477
GOLF	Porter	Douglas B.	Stacy	304 West Riverside Dr	Jupiter, FL	33469
GOLF	Pray	A. Donald	Penelope	257 Barbados Drive	Jupiter, FL	33458
GOLF	Redeker	Richard A.	Carol A.	19900 Beach Rd- Unit 202	Tequesta, FL	33469
GOLF	Roy	Wilfred J.	Ruthann	10101 S.E. Royal Tern Way	Tequesta, FL	33469
GOLF	Schumacher	Mel	Augusta	9906 Buttonwood Way	Tequesta, FL	33469
GOLF	Trautschold	Jerome F.	Carol	19750 Beach Road L1	Jupiter Island	33469
GOLF	Weisser	John Adam	Mary Ellen	700 S. US Hwy 1 Apt 606	Jupiter, FL	33477
GOLF	Winterhalter,	Joseph	Catherine			
GOLF	Wright	Claire E.	Graham Adams	3941 Sheerwater Drive	Jupiter, FL	33477
GOLF	Zerfoss	David	Norma Wood	287 River Dr.	Tequesta, FL	33469
GOLF	Zidek	Milo W.	Mary	530 Ocean Dr. #1005	Juno Beach, FL	33408
GOLF	Fezza	Andrew J.		19670 Beach Road 521A	Tequesta, FL	33469
GOLF	Gerber	Bradford		19922 Wilkinson Leas Rd.	Tequesta, FL	33469-2191
GOLF	Kata	Lorraine		140 Jupiter Key Rd.	Jupiter, FL	33477
GOLF	Marzulli	Karen		700 Ocean Royale Way #1002S	Juno Beach, FL	33477
GOLF	McKeown	Barbara		127 South Village Way	Jupiter, FL	33458

GOLF	Odabash	Lois B.	126 Bonefish Circle	Jupiter, FL	33477
GOLF	Scally	Clare Ann	9471 Swansea Lane	Royal Palm Beach,	33411
GOLF	Bassi	Armand	800 Ocean Dr.#801	Juno Beach, FL	33408
GOLF	Bellini	Carl A.	108 St. Edward Place	Palm Beach	33418
GOLF	Cullen	Robert E.	100 Beach Road	Ocean Towers So.	33469
GOLF	Ferolie	Lawrence J.	127 Bonefish Circle	Jupiter, FL	33458
GOLF	Menden	Eugene A.	16 Laguna Court	Palm Bch Grdns,	33418
GOLF	Torell	John R.	5070 No.Ocean Dr #15A	Singer Island, FL	33404
GOLF	Young	Norman	19900 Beach Road #703	Tequesta, FL	33469
GOLF	Schinella	Michael	77 Brookbend Rd	Fairfield, CT	06824
GOLF	Cahill	Sharon Castle	16890 Freshwind Circle	Jupiter, FL	33477
GOLF	Stumberger	Raymond J.	16789 Port Royal Circle	Jupiter, FL	33477
GOLF SR	Carter	Harvey B.	3322 Casseekey IslD.Rd.#1104	Jupiter, FL	33477
GOLF SR	Chernoff	Maxwell B.	3396 Barrow Island Road	Jupiter, FL	33477
GOLF SR	Claudon	Chester J.	3434 Southern Cay Drive	Jupiter, FL	33477
GOLF SR	Howard	Arthur C.	15810 Windrift Drive	Jupiter, FL	33477
GOLF SR	Webber	Natalie	3506 Lantern Bay Drive	Jupiter, FL	33477
GOLF SR	White	Margaret M.	3728 Freshwater Drive	Jupiter, FL	33477
HOUSE	Barasch	Eugene	3881 Back Bay Dr. #120	Jupiter, FL	33477
HOUSE	Bartolacci	Raymond	17076 Bay Street	Jupiter, FL	33477
HOUSE	Berner	Irving	3835 Cape Pointe Circle	Jupiter, FL	33477
HOUSE	Britton	William G.	3650 Northwind Court	Jupiter, FL	33477
HOUSE	Cadigan	William	17109 Waterbend Dr #223	Jupiter, FL	33477
HOUSE	Caswell	Philip	3902 North Longview Dr	Jupiter, FL	33477
HOUSE	Donahue	Paul	3327 Southern Cay	Jupiter, FL	33477
HOUSE	Dott	Peter B.	3770 Shearwater Drive	Jupiter, FL	33477
HOUSE	Gross	Julius	3745 Cape Pointe Circle	Jupiter, FL	33477
HOUSE	Haferkamp	Clayton	16308 Port Dickinson Drive	Jupiter, FL	33477
HOUSE	Howat	Allan	3551 Jonathans Harbour Dr	Jupiter, FL	33477
HOUSE	Keselica	John	17032 Traverse Circle	Jupiter, FL	33477

HOUSE	Laino	Michael	Arlene	3408 Barrow Island Rd	Jupiter, FL	33477
HOUSE	Lingard, Jr.	Frank E.	Barbara (Bobbie)	3322 Casseekey Island Rd #303	Jupiter, FL	33477
HOUSE	Lobdell	Ralph S.	Diana B.	17254 Bay Street	Jupiter, FL	33477
HOUSE	Malesardi	Richard T.	Mary			
HOUSE	McCreedy	James W.	Lee	16625 Hidden Cove Drive	Jupiter, FL	33477
HOUSE	Mezzapelle	Dominic M.	Rita	3518 Lantern Bay Dr	Jupiter, FL	33477
HOUSE	Millholland	E. William	Barbara	3488 Southern Cay Dr.	Jupiter, FL	33477-1375
HOUSE	Sadowski	Stanley	Elizabeth	3910 N. Longview Dr.	Jupiter, FL	33477
HOUSE	Scaggs	H. Selby	Janet	16694 Traders Crossing N., #213	Jupiter, FL	33477
HOUSE	Rochford	John	Carol	15920 Windrift Drive	Jupiter, FL	33477
HOUSE	Roche	Claire	William Tompkin	3881 Back Bay Drive #118	Jupiter, FL	33477
HOUSE	Sullivan	Albert E.	MaryAnn T.	3940 Schooner Pointe Dr. #112	Jupiter, FL	33477
HOUSE	Weber	Gifford A.	Bernadette M.	3940 Schooner Pointe Dr #212	Jupiter, FL	33477
HOUSE	Auble	Mary		3727 Cape Point Circle	Jupiter, FL	33477
HOUSE	Koryl	Edward		3761 Shearwater Drive	Jupiter, FL	33477
HOUSE	Clemente	Rita		3558 Lantern Bay Drive	Jupiter, FL	33477
HOUSE	Christoverson	Marcene		3338 Southern Cay	Jupiter, FL	33477
HOUSE	Cuddihy	Joan B.		3817 Cape Pointe Circle	Jupiter, FL	33477
HOUSE	Domangue	Barbara		17016 Traverse Circle	Jupiter, FL	33477
HOUSE	Eichler	Belinda		3763 Cape Pointe Circle	Jupiter, FL	33477
HOUSE	Evans	Arlene		16632 Narrows Dr.	Jupiter, FL	33477
HOUSE	Foley	Marie	Marie	3668 Freshwater Drive	Jupiter, FL	33477
HOUSE	Gibson	Ann		3940 Back Bay Drive #141	Jupiter, FL	33477
HOUSE	Hall	Carolyn		16647 Traders Crossing N. #125	Jupiter, FL	33477
HOUSE	Hart	Joanne		15845 Westerly Terrace	Jupiter, FL	33477
HOUSE	Holt	Susan		16956 Freshwind Circle	Jupiter, FL	33477
HOUSE	Hughes	Carol R.		16000 West Bay Dr Apt 257	Jupiter, FL	33477
HOUSE	Hayman	Francis		16643 Hidden Cove Dr.	Jupiter, FL	33477
HOUSE	Lafferty	Joe		112 Winter Club CT	Palm Beach	33410
HOUSE	Phillips	Rosemary		17312 Shoals Drive	Jupiter, FL	33477

HOUSE	Miceli	Barbara	109 Egret Dr.	Jupiter, FL	33458
HOUSE	Panella	Johanna	3676 Freshwater Dr.	Jupiter, FL	33477
HOUSE	Power	Carole D.	16101 West Bay Dr #165	Jupiter, FL	33477
HOUSE	Remy	Phyllis	3918 N. Longview Drive	Jupiter, FL	33477
HOUSE	Smith	Muriel	3410 Southern Cay Drive	Jupiter, FL	33477
HOUSE	Straetz	Elizabeth	3458 Lantern Bay Drive	Jupiter, FL	33477
HOUSE	Sullivan	Virginia	17166 Waterbend Dr. #109	Jupiter, FL	33477
HOUSE	Umla	Margaret	16741 Port Royal Circle	Jupiter, FL	33477
HOUSE	Gunia	Robert	16051 West Bay Dr. #168	Jupiter, FL	33477
HOUSE	Wegner	Wendy	17008 Freshwind Circle	Jupiter, FL	33477
HOUSE	Fusaro	Frank	8 Burning Hollow Rd	Saddle River, NJ	07458
HOUSE	Klemanowicz	Benjamin J.	12188 SE Birkdale Run	Tequesta, FL	33469
HOUSE	McKeon	Robert	18557 SE Ferland Court	Tequesta, FL	33469
HOUSE	Miller	David	223 Pirates Place	Jupiter Inlet	33469
HOUSE	Pearcy	George	36 Yacht Club Dr #402	North Palm Beach,	33408
HOUSE	Obzansky	Mary	5510 N. Ocean Dr. 12C	Singer Island, FL	33404
HOUSE	Straub	Tally	300 North A1A J-301	Jupiter, FL	33477
HOUSE	Kaiser	Doris	16968 Passage Island So.	Jupiter, FL	33477
HOUSE	Lear	Raymond H.	16000 West Bay Dr #256-N	Jupiter, FL	33477
HOUSE	Patton	Betty	17137 Waterbend Drive #101	Jupiter, FL	33477
SPORTS	Elias	Eugene H.	3800 Shearwater Dr.	Jupiter, FL	33477
SPORTS	Feldman	Stuart	3180 Casseekey Island Rd	Jupiter, FL	33477
SPORTS	Goldenbogen	Alan	16914 Waterbend Drive, #169	Jupiter, FL	33477
SPORTS	Hausmann	Bill	16460 Riverwind Drive	Jupiter, FL	33477
SPORTS	Kortenhaus	Robert	3322 Casseekey Island Rd #504	Jupiter, FL	33477
SPORTS	Leone	Stephan	3806 Longview Ct.	Jupiter, FL	33477
SPORTS	Pultz	John R.	17165 Waterbend Dr.	Jupiter, FL	33477
SPORTS	Foote	James M.	3188 Casseekey Islld Rd	Jupiter, FL	33477
SPORTS	Barnett	Frank	3196 Casseekey Island Rd	Jupiter, FL	33477
SPORTS	Downey	Edward	375 Beach Road Apt 704	Tequesta, FL	33469

SPORTS	Evans	Robert A.	Elizabeth S.	100 Intracoastal Place #405	Tequesta, FL	33469
SPORTS	Field	Richard	Karen Pelczarsk	1000 N. US Hwy 1 #706	Jupiter, FL	33477
SPORTS	Hubbard	Timothy	Darlene Kuzmesk	201 Seabreeze Circle	Jupiter, FL	33477
SPORTS	Johansen	Craig	Donna	17042 Traverse Circle	Jupiter, FL	33477
SPORTS	Nicholas	Nestor	Anne			
SPORTS	Szabo	Charleen	Robert E. Deves	114 Beach Summit Court	Jupiter, FL	33477
SPORTS	Webb	James	Kathryn	16940 Bay St. #304N	Jupiter, FL	33477
SPORTS	Viamontes	Nick		19134 S.E. Old Trail Dr. W.	Jupiter, FL	33478
SUMMER	Fendler	Regine	Peter Berg	15830 Windrift Dr.	Jupiter, FL	33477
SUMMER	Savage	Stephen	Marie	16648 Traders Crossing N. #107	Jupiter, FL	33477
TENNIS	Albertell	Robert	Mary	3724 Freshwater Dr.	Jupiter, FL	33477
TENNIS	Bartolome	Higinio	Linda Fisscher	16000 West Bay Dr. Apt 259	Jupiter, FL	33477
TENNIS	Barrett	Edward	Tara	3764 Cape Point Circle	Jupiter, FL	33477
TENNIS	Carpenter	Russell	Jean	3896 Outlook Court	Jupiter, FL	33477
TENNIS	Cerfolio	Laverne E.	Dr. Robert	3510 Lantern Bay Dr.	Jupiter, FL	33477
TENNIS	Durr	William	Mary Ann	3920 Shearwater Dr	Jupiter, FL	33477
TENNIS	Golliozo	John	Diane	17032 Crossgate Dr	Jupiter, FL	33477
TENNIS	Harrison	W. Allen	Sandy	3200 Pilots Point Circle	Jupiter, FL	33477
TENNIS	Higgins	William	Beth	3514 Lantern Bay Drive	Jupiter, FL	33477
TENNIS	Hughes	Samuel F.	Joan S.	3840 Shearwater Dr	Jupiter, FL	33477
TENNIS	Maxwell	Richard	Marty	16622 Hidden Cove Dr.	Jupiter, FL	33477
TENNIS	McCallion	Gerard A.	Regina Peruggi	16481 Riverwind Dr.	Jupiter, FL	33477
TENNIS	Nothnagle	Philip R.	Margaret	3494 Lantern Bay Drive	Jupiter, FL	33477
TENNIS	Rice	William J.	Virginia	16885 Waterbend Dr. #173	Jupiter, FL	33477
TENNIS	Seguin	Serge	Christine	16940 Bay Street N-305	Jupiter, FL	33477
TENNIS	Simon	William H.	Michele S.	3322 Casseekey Island Rd #104	Jupiter, FL	33477
TENNIS	Smith	David A.	Lois	3758 Longview Court	Jupiter, FL	33477
TENNIS	Smith	Kenneth	Mary Anne	17086 Bay St.	Jupiter, FL	33477
TENNIS	Spagna	Gregory	Lois	16575 Traders Crossing S.#138	Jupiter, FL	33477
TENNIS	Volz	Philip	Margaret (Peggy	16885 Waterbend Dr. #176	Jupiter, FL	33477

TENNIS	West	Keith	Mary	16984 Freshwind Circle	Jupiter, FL	33477
TENNIS	Winer	Russell S.	Toby	3814 Longview Court	Jupiter, FL	33477
TENNIS	Coppa	Theresa		3794 Cape Pointe Circle	Jupiter, FL	33477
TENNIS	Day	Joan		3872 Outlook Court	Jupiter, FL	33477
TENNIS	Fagelman	Mark		3806 Cape Pointe Circle	Jupiter, FL	33477
TENNIS	Sammis	Margaret		3941 Schooner Pt. #215	Jupiter, FL	33477
TENNIS	Schweitzer	Maureen		1026 So US Hwy 1, #409	Jupiter, FL	33477
TENNIS	Sturcke	Nancy E.		3910 Back Bay Drive #135	Jupiter, FL	33477
TENNIS	Vance	Corinne		3716 Freshwater Dr.	Jupiter, FL	33477
TENNIS	Ver Halen	Marilyn		16000 West Bay Drive #156	Jupiter, FL	33477
TENNIS	Wildor	Agnes C.		3712 Freshwater Dr	Jupiter, FL	33477
TENNIS	Klinger	Dennis M.	Kathryn	8799 SE Compass Island Way	Jupiter, FL	33458
TENNIS	Nestor	Thomas	Bernadette	701 Seafarer Circle	Jupiter, FL	33477
TENNIS	O'Shea	John	Diane	19750 Beach Rd #605	Jupiter, FL	33469
TENNIS	Pascale	Bernard Robert	Phyllis	18164 SE Laurel Leaf Lane	Tequesta, FL	33469
TENNIS	Schaefer	Stephen	Kim Schaefer	134 Lands End Way	Jupiter, FL	33458
TENNIS	Tweedy	Charles E.	Katharine			
TENNIS	Barnet	Bruce		340 Royal Poinciana Way	Suite 317/317	33480
TENNIS	Monette	Claudette		5510 N. Ocean Dr., Apt 11-C	Singer Island, FL	33404-2511
TENNIS	Spinelli	Patricia		700 South US Hwy 1, Unit 602	Jupiter, FL	33477



241 Commercial Blvd.  
Lauderdale-By-The-Sea, FL 33308

954.522.1004  
www.flynnengineering.com

September 21, 2020

Peter Walden Principal Planner  
Growth Management Department  
Development Review Division 2401 S.E.  
Monterey Road  
Stuart, Florida 34996

Re: Martin County Land Development Regulation Section 10.6, Posting of Signs for  
Old Trail PUD at Jonathan's Landing, Project No. 0037-002

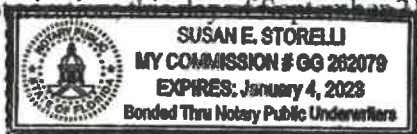
Dear Mr. Walden:

Please accept this letter and photograph as notarized certification that signs have been posted as is  
September 21, 2020, in accordance to County notification requirements.

#### ACKNOWLEDGMENT

State of Florida Broward  
County

The foregoing instrument was acknowledged before me by means of physical presence or online  
no \_\_\_\_\_ this day of September 21, 2020, by Dennis Shultz, who is personally known to me.



My commission expires:

  
Signature:

Susan Storelli \_\_\_\_\_  
Printed Name:

(Seal)



Martin County Land Development Regulation Section 10.6, Posting of Signs for Old Trail PUD at Jonathan's Landing, Project No. 0037-002



Sincerely,

Dennis Shultz, PE  
Flynn Engineering Services

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  
DEVELOPMENT ORDER**

**RESOLUTION NUMBER \_\_\_\_\_**

**[REGARDING DENIAL OF THE REVISED MASTER AND FINAL SITE PLAN FOR  
JONATHON'S LANDING OLD TRAIL GOLF CLUB PUD]**

**WHEREAS**, this Board has made the following determinations of fact:

1. Jonathon's Landing Golf Club, Inc. submitted an application for a revised master and final site plan approval for the Jonathon's Landing Old Trail Golf Club PUD project, located on lands legally described in Exhibit A, attached hereto.
2. This Board considered such application at a public meeting on October 13, 2020.
3. At the public meeting, 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 request for the revised master and final site plan approval for the Jonathon's Landing Old Trail Golf Club PUD project is hereby denied, for the following XXXX.

B. 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 13th DAY OF OCTOBER 2020.**

ATTEST:

BOARD OF COUNTY COMMISSIONERS  
MARTIN COUNTY, FLORIDA

BY: \_\_\_\_\_  
CAROLYN TIMMANN  
CLERK OF THE CIRCUIT COURT  
AND COMPTROLLER

BY: \_\_\_\_\_  
HAROLD E. JENKINS II, CHAIR

APPROVED AS TO FORM AND LEGAL  
SUFFICIENCY:

BY: \_\_\_\_\_  
KRISTA A. STOREY  
SENIOR ASSISTANT COUNTY ATTORNEY

ATTACHMENTS:

Exhibit A, Legal Description

**BCC MEETING DATE:** October 27, 2020  
**AGENDA ITEM:** DPQJ-1

**MARTIN COUNTY, FLORIDA  
SUPPLEMENTAL MEMORANDUM**

---

**TO:** Honorable Members of the Board of County Commissioners      **DATE:** October 20, 2020

**VIA:** Taryn Kryzda  
County Administrator

**FROM:** Peter Walden, AICP  
Principal Planner

**REF:** 20-1104

**SUBJECT: REQUEST APPROVAL OF THE FOURTH AMENDMENT TO THE OLD  
TRAIL PUD ZONING AGREEMENT (O037-002), INCLUDING A  
REVISED MASTER AND FINAL SITE PLAN AND PAMP**

---

The Preserve Area Management Plan (PAMP) is attached.

TK/PW  
Attachment

Reviewed by County Attorney's Office

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## **PRESERVE AREA MANAGEMENT PLAN**



**JONATHAN'S LANDING  
TCG PROJECT NO. 18-0054  
OCTOBER 2020**

**PREPARED FOR:  
JONATHAN'S LANDING GOLF CLUB  
616823 CAPTAIN KIRLE DRIVE  
JUPITER, FL 33477**

## **Introduction**

The purpose of this plan is to provide specific standards of care for the wetland and upland preserve areas of the Jonathan's Landing Golf Club for the long-term maintenance of the viability, values and functions of the preserve areas. The Jonathan's Landing Golf Club is a  $\pm 442$ -acre property located in Martin County, Section 22,24, Township 40, Range 41. The property is owned and operated by the Jonathan's Landing Golf Club Inc, and the Old Trail Homeowners Association, Inc.

## **Site Description**

The project site consists of a golf course with adjoining single-family residential units in southern Martin County. The site was developed in the 1980's with a stormwater management system that has since been modified and is operational. The site is bordered to the west by residential development, on the south by the Ranch Colony Canal, on the east by a citrus grove and on the north by open fields.

The USDA-NCSS, SSURGO and STATSGO Digital Soil Survey was reviewed to determine the soil characteristics of the subject parcel. The survey revealed the subject parcel historically consisted of Riviera fine sand and Wabasso sand (Exhibit E).

## **Project Description**

The project consists of the excavation of existing lakes with the regrading of portions of the course and the removal of all Category I & II nuisance and exotic vegetation as listed by the Florida Exotic Pest Plant Council. No state or federally threatened or endangered habitat or species were observed onsite during inspections.

There are currently  $\pm 61.67$  acres of platted preserve areas onsite. The proposed re-plat will remove 4.15 acres from the preserve areas, and will propose adding an additional 11.76 acres of preserve to be included in the new plat (Exhibit B) for a total of 69.3 acres of preserves. The preserve areas to be removed are areas that over time have become part of the playable golf course and provide no habitat. The areas that are proposed to be added to the preserve either provide habitat or are part of the South Florida Water Management (SFWMD) jurisdictional wetland determination (No.43-103322-P). There are 63.02 acres of wetland preserves and 6.28 acres of upland preserves onsite (Exhibit C). The new preserve area total will be 69.3 acres, an increase of 7.65 acres. Of the 69.32 acres of preserves, Jonathan's Landing Golf Club, Inc. will be responsible for maintaining 57.39 acres, and the Old Trail Homeowners Association Inc., will be responsible for maintaining 11.93 acres (Exhibit D).

## **Conditions**

1. The Preserve Area Management Plan (PAMP) will be recorded by the Martin County Clerk of County Courts and labeled with the appropriate O.R. Book and Page Number. One copy of the recorded document will be provided to the Martin County Environmental



Planning Administrator and the owner/developer and with the approval of the Martin County Board of County Commissioners. If the PAMP is altered or amended, the revised document will be recorded by the Martin County Clerk of Courts and one copy of the revised document will be provided to the Martin County Environmental Planning Administrator within thirty (30) days of the Recording date.

2. The owner(s) of the lands to be preserved/maintained by this Preserve Area Management Plan (PAMP) and the developer(s) of the property described in this PAMP, their successors and assigns, and their environmental consultants and contractors, will implement and comply with all portions of this PAMP.
3. The Martin County Environmental Planning Administrator shall be notified in writing within thirty (30) days of transfer of ownership of any lands preserved by this PAMP. Failure to notify will be considered as a non-compliance with the terms of this PAMP.
4. The Old Trail Homeowner's Association, Inc. shall be responsible for maintaining the areas depicted on Exhibit D, PAMP Designation as "Preserve Areas That Old Trail Homeowner's Association Inc. Is Responsible For (11.93 ac)" consistent with the requirements of Section 4.6.A, Land Development Regulations, Martin County Code. Exhibit G, HOA Letter is a letter confirming that those areas will be maintained by the Old Trail Homeowner's Association, Inc.

#### **Maintenance & Management Plan**

1. Prior to construction adjacent to the preserve areas, the required orange-colored, high visibility barricades will be installed along preserve area boundaries. The barricades will be 10-feet beyond the preserve boundary, or at the drip line of the trees (whichever is greater). Prior to any excavation, appropriate silt fences and turbidity curtains will be installed to limit the amount of silt entering into water bodies. Silt fences and curtains will be maintained during construction activities and after major rain events. The site will be stabilized no later than 30 days after vegetation removal and/or fill placement.
2. Prohibited activities within the preserve areas include but are not limited to: mowing, sodding, trimming, man-made structures, play equipment, permanent irrigation, dumping, grubbing, man-made runoff or the creation of point source discharge into the preserve area. Preserve Areas will be posted with permanent signs. These signs will be at least 11x14 inches in size and will be posted in conspicuous locations along the Preserve Area boundary, every 500-ft (Exhibit F).
3. Quantitative monitoring will be completed annually, for a five (5) year period, no later than November 30 of each year, with reports submitted to the County no later than December 31 of each year. Panoramic photographic locations will be established to provide supplemental data for the annual monitoring reports and incidental observations of fish and wildlife will be recorded on each monitoring event. Included in the Annual Monitoring Report will be a list of any violations of the PAMP during the previous year, with

recommendations for, and a schedule of, remedial actions and any enhancement activities proposed for the coming year

4. Nuisance/exotic species will be maintained within the areas that have been treated, and cannot exceed 5% coverage within the preserve area. Maintenance will be performed as needed to ensure that this requirement is achieved.
5. The preserve areas that have not been treated for nuisance/exotic species, will be systematically treated by hand spraying, over the next five (5) years until coverage of exotics is under the required 5%.
6. Maintenance will be conducted on a quarterly or "as needed" basis, depending on the needs of the preserve area as determined through the ongoing monitoring effort. Species to be eradicated include cattail, primrose willow, melaleuca, Brazilian pepper, torpedo grass, Australian pine, shoe-button ardisia, earleaf acacia, schefflera and any other exotic/nuisance species as listed by Florida Exotic Pest Plant Council (EPPC). Trash and unnatural debris will be removed as needed.
7. Upon completion of the five (5) year monitoring and maintenance program, the managing entity will be responsible for the ongoing and perpetual maintenance of the conservation area as permitted by Martin County. Martin County is authorized to inspect any County regulated site or appurtenance. Duly authorized representatives of Martin County may, at any time, and upon proper identification, enter upon and shall be given access to any premises for the purpose of such inspection.

#### Monitoring Schedule

September 2020	1 <sup>st</sup> Annual Monitoring
October 2020	Submit 1 <sup>st</sup> Annual Monitoring Report
September 2021	2 <sup>nd</sup> Annual Monitoring
October 2021	Submit 2 <sup>nd</sup> Annual Monitoring Report
September 2022	3 <sup>rd</sup> Annual Monitoring
October 2022	Submit 3 <sup>rd</sup> Annual Monitoring Report
September 2023	4 <sup>th</sup> Annual Monitoring
October 2023	Submit 4 <sup>th</sup> Annual Monitoring Report
September 2024	5 <sup>th</sup> Annual Monitoring Report
October 2024	Submit 5 <sup>th</sup> Annual Monitoring Report



## **EXHIBIT A**

### **LOCATION MAP**



**SUBJECT  
SITE**

91

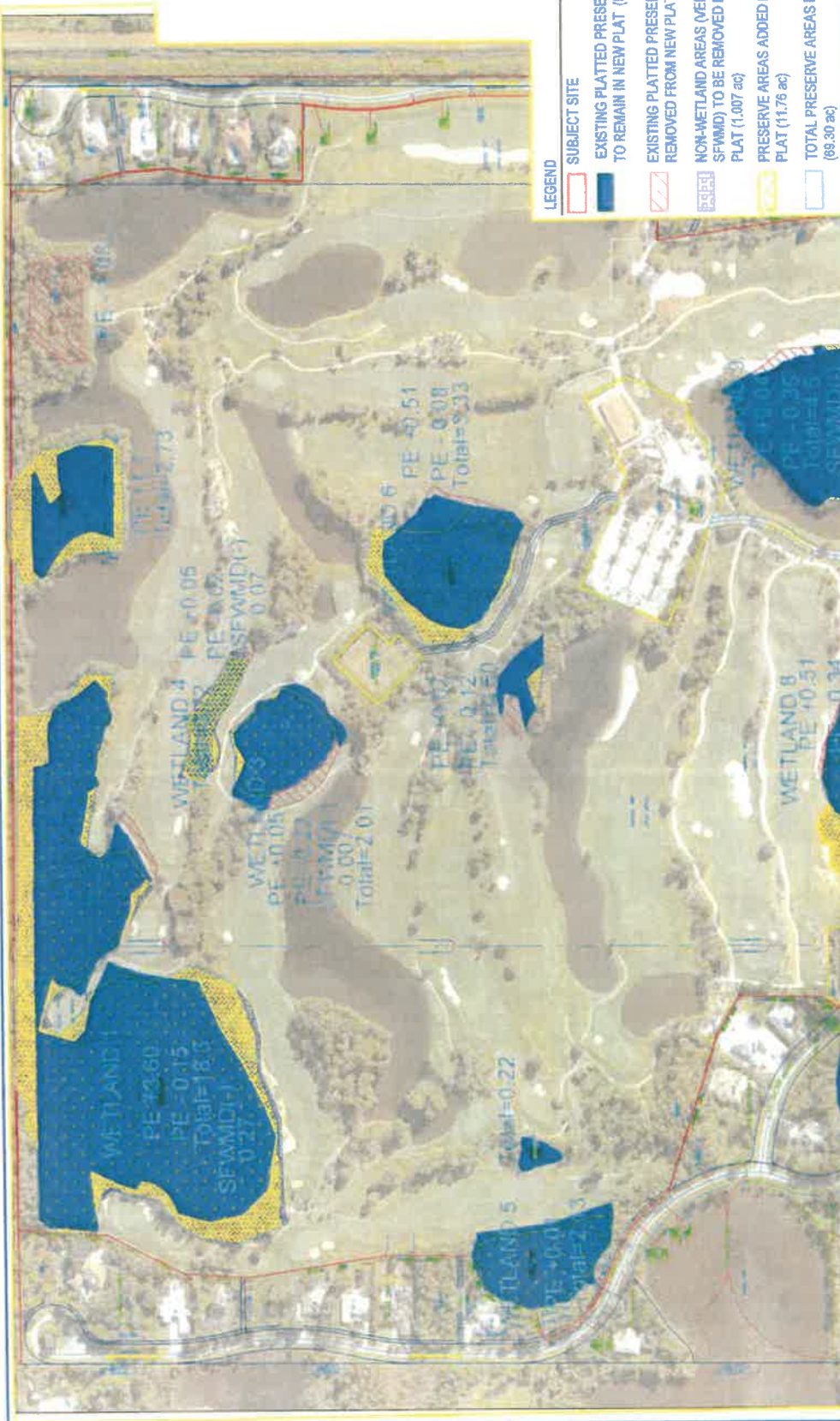
<b>THE Chappell GROUP INC.</b> 714 East McVee Road Pompano Beach, Florida 33060 tel. 954.782.1908 fax. 954.782.1108 <a href="http://www.thechappellgroup.com">www.thechappellgroup.com</a>	<ul style="list-style-type: none"> <li>• Environmental Consultants</li> <li>• Marina &amp; Wetland Permitting</li> <li>• Mitigation Design &amp; Monitoring</li> <li>• T&amp;E Species Surveys</li> <li>• Phase I ESAs</li> </ul>	<b>JONATHAN'S LANDING GOLF CLUB</b>  PREPARED FOR: <b>JONATHAN'S LANDING GOLF CLUB</b>	EXHIBIT A- LOCATION MAP		
			Date: 4/23/2020 Proj No.: 18-0054	Sheet :  <b>1</b>	of :  <b>1</b>

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**EXHIBIT B**

**PAMP MODIFICATION MAP**



- LEGEND**
- SUBJECT SITE
  - EXISTING PLATTED PRESERVE AREAS TO REMAIN IN NEW PLAT (57.52 ac)
  - EXISTING PLATTED PRESERVE AREAS TO BE REMOVED FROM NEW PLAT (4.15 ac)
  - NON-WETLAND AREAS (VERIFIED BY SPWMD) TO BE REMOVED FROM NEW PLAT (1.007 ac)
  - PRESERVE AREAS ADDED IN NEW PLAT (11.76 ac)
  - TOTAL PRESERVE AREAS IN NEW PLAT (89.30 ac)

EXHIBIT B- PAMP MODIFICATION		
Scale:	Sheet:	of:
5/14/2020	1	2
Proj No.:	18-0054	

**JONATHAN'S LANDING GOLF CLUB**

PREPARED FOR:  
JONATHAN'S LANDING GOLF CLUB

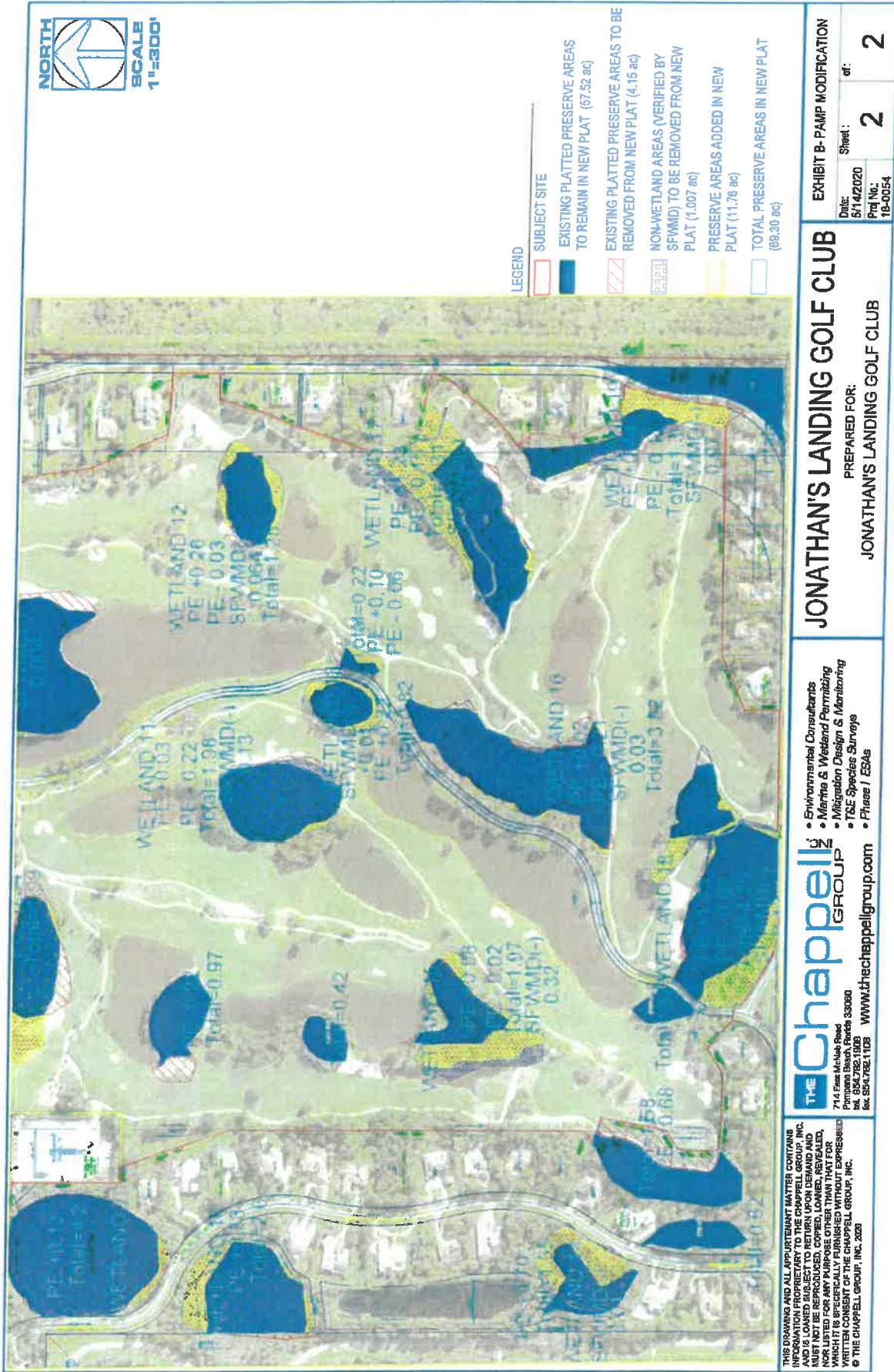
**THE Chappell GROUP**

714 East McAlister Road  
Pensacola Beach, Florida 32509  
Tel. 850.478.1109    www.thechappellgroup.com

- Environmental Consultants
- Marine & Wetland Permitting
- Mitigation Design & Monitoring
- TSE Species Surveys
- Phase I ESAs

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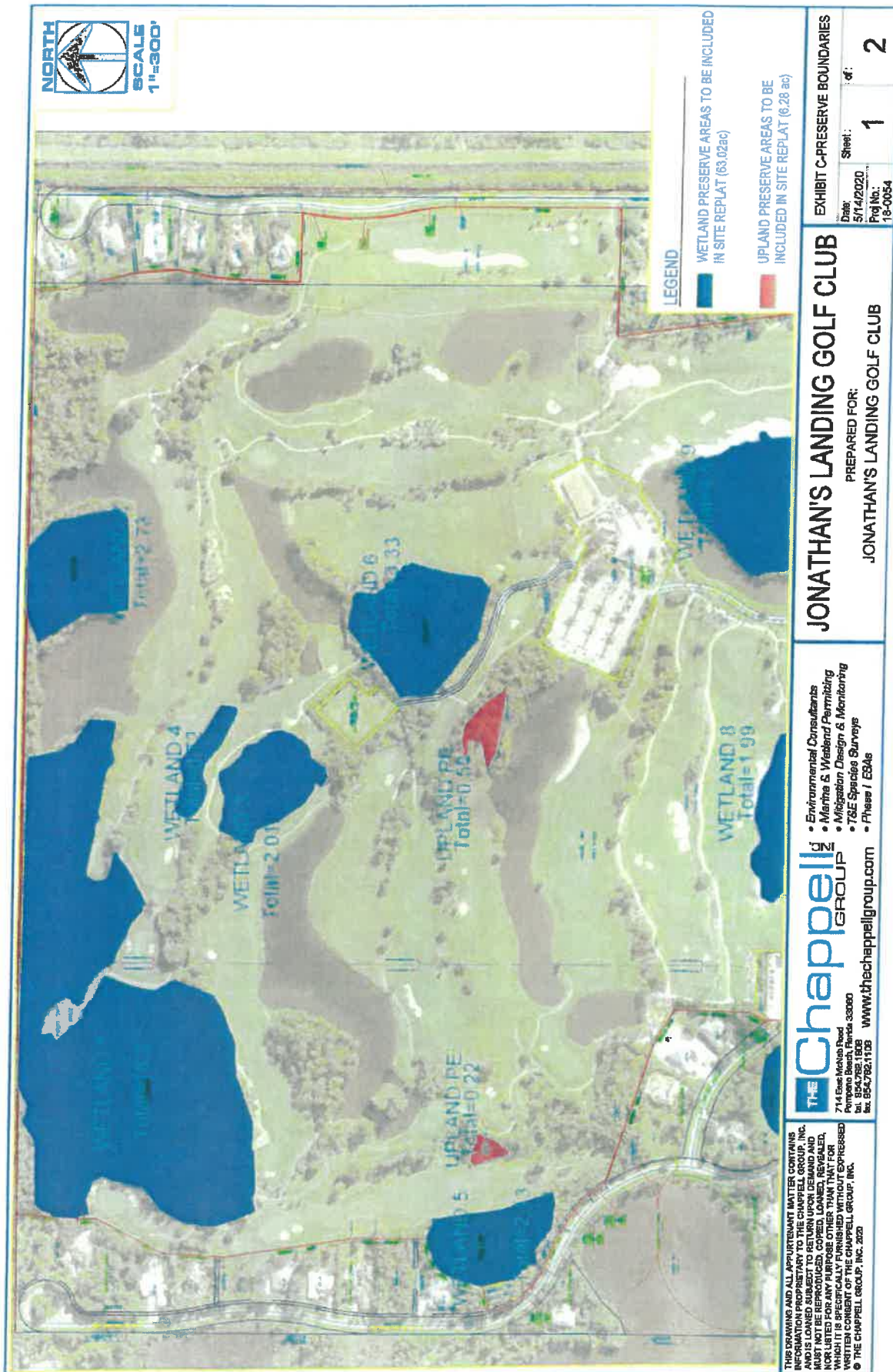
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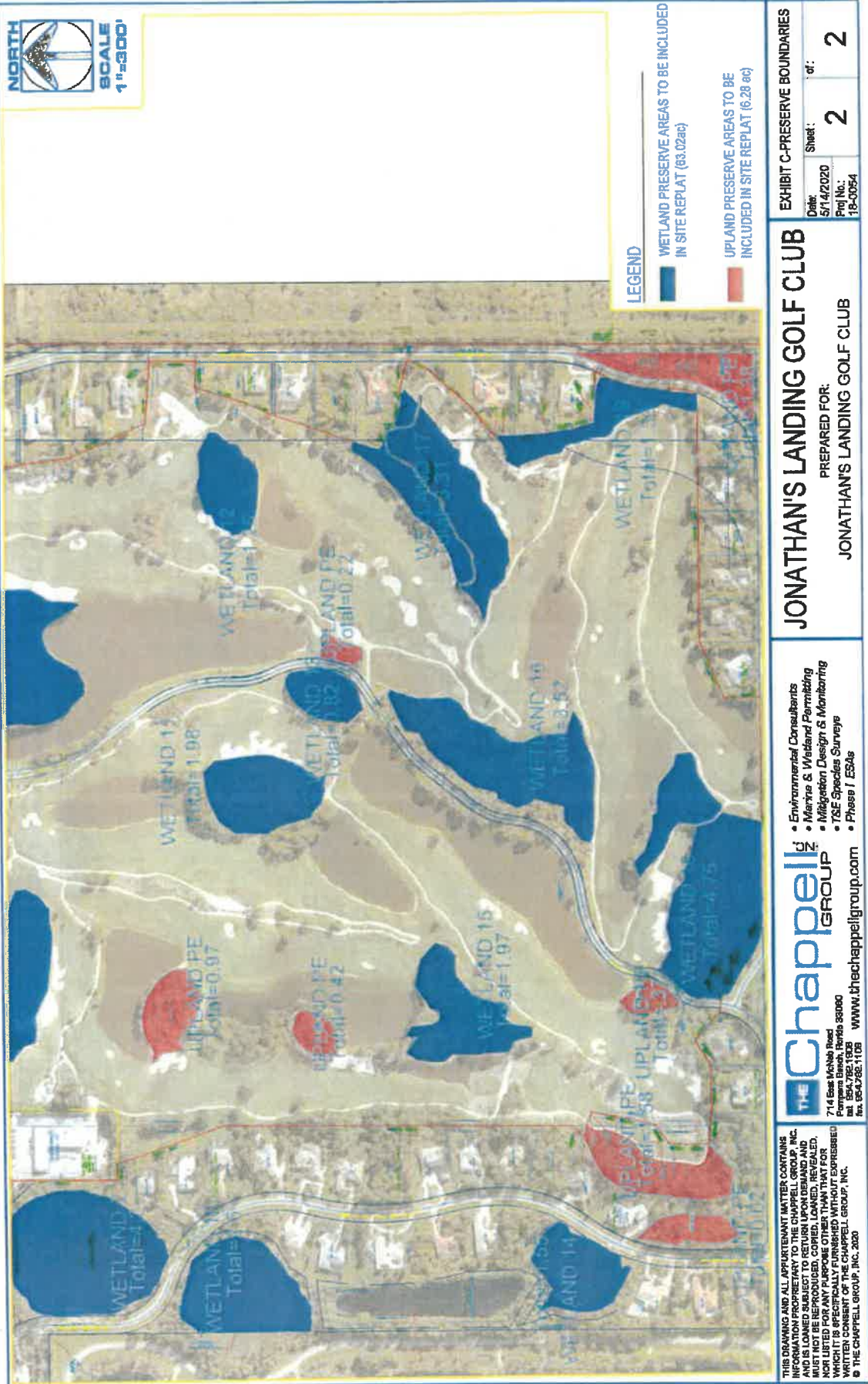




## **EXHIBIT C**

### **PRESERVE BOUNDARIES**







## **EXHIBIT D**

### **PAMP DESIGNATION**





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**THE Chappell GROUP**  
 714 Essex Meadows Road  
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 Tel. 954.785.1108 www.thechappellgroup.com

• Environmental Consultants  
 • Marine & Wetland Permitting  
 • Mitigation Design & Monitoring  
 • T&E Species Surveys  
 • Phase I ESAs

**JONATHAN'S LANDING GOLF CLUB**  
 PREPARED FOR:  
 JONATHAN'S LANDING GOLF CLUB

**EXHIBIT D-PAMP DESIGNATION**  
 Date: 5/14/2020  
 Proj No.: 18-0054  
 Sheet: 2 of 2



## **EXHIBIT E**

## **SOIL MAP**



## LEGEND

- SUBJECT SITE
- RIVIERA FINE SAND
- PINEDA & RIVIERA FINE SANDS
- WABASSO SAND

**THE Chappell GROUP INC.**  
 714 East McNolia Road  
 Pompano Beach, Florida 33060  
 Tel. 954.782.1808  
 Fax. 954.782.1108  
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- Marine & Wetland Permitting
- Mitigation Design & Monitoring
- T&E Species Surveys
- Phase I ESAs

## JONATHAN'S LANDING GOLF CLUB

PREPARED FOR:  
**JONATHAN'S LANDING GOLF CLUB**

### EXHIBIT E- SOIL MAP

Date: 5/14/2020	Sheet: <b>1</b>	of: <b>1</b>
Proj No.: 18-0054		

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**EXHIBIT F**

**PRESERVE SIGNAGE**





**EXHIBIT G**  
**HOA LETTER**

June 4, 2020

Mr. Peter Walden  
Principal Planner  
Martin County Growth Management  
2401 SE Monterey Road, 1<sup>st</sup> Floor  
Stuart, Florida 34996

**RE: Jonathan's Landing**  
**Project No.: DEV2019050004**

Dear Mr. Walden:

Please accept this letter as acknowledgement that the Old Trail Homeowners Association Inc. is responsible for 11.93 acres of preserves as shown on the attached "Exhibit D- PAMP Designation". The Old Trail Homeowners Association, Inc. will maintain their preserve areas under Sec. 4.6.A, "*Preserve area maintenance not implemented through a PAMP*". Please be advised that Old Trail Homeowners Association, Inc. did not participate in or approve the Jonathan's Landing Preserve Area Management Plan, and thus Old Trail Homeowners Association, Inc. will not be bound by the provisions thereof.

Sincerely,

A handwritten signature in dark ink, appearing to read "David G. Lines". The signature is fluid and cursive, with the first name "David" being more prominent than the last name "Lines".

David Lines

President, Old Trail Homeowners Association, Inc.

c/o Coastal Property Management

752 N. U.S. Highway 1

Tequesta, Fl. 33468

Cc. Mr. Robert Widman, Jonathan's Landing Golf Club

DPQJ-1

COUNTY  
EXHIBIT # 2

**Peter W. Walden, AICP**  
**Principal Planner**  
**Martin County Growth Management Department**  
[pwalden@martin.fl.us](mailto:pwalden@martin.fl.us) Office 772-219-4923  
2401 SE Monterey Road Stuart, FL 34996

***Experience***

**Public Sector Work History**

**Principal Planner, AICP** Martin County, FL

2018- present

- Project Coordinator- development application and land development regulation review
- Project Coordinator for all County projects for development review.
- Manage and process all zoning variances.
- Provide assistance with building permitting and zoning inquiries.
- Draft Land Development Regulation amendments.

**Senior Planner**, Martin County, FL.

2015- 2018

- **Development Review:** Project coordinator for development and zoning applications.
- Provide review of development applications for consistency with the Comprehensive Growth Management Plan and the Land Development Regulations.

**Development Compliance Planner**, City of Palm Beach Gardens, Palm Beach Gardens, FL.

2014- 2015

- **Development Review:** Review development and permit applications for compliance with land development code. Monitor development construction for compliance with development orders and environmental compliance. Provide related documents; draft time extensions, build out determinations, administrative amendments.

**Zoning Compliance**, Village of North Palm Beach, NPB, FL.

2012- 2014

- **Plan Review:** Member of the DRC, participate in all development review, focus on zoning regulations and land development policy and compliance. Review building permits for code compliance. Prepare and present projects to the Planning Commission, and maintain all corresponding files.

**Private Sector Work History**

- Over 20 years' experience in community development and home construction including landscape design and construction, infrastructure development and vertical construction.

**Education & Certifications**

**Florida Atlantic University, Boca Raton, FL**

**B.P.M. Bachelor of Public Management** (Administration), minor in Geography, Magna Cum Laude

**Course work in;** Urban Planning, GIS, Emergency Management, Program Evaluation, Transportation

**Indian River State College, Stuart, FL**

**A.A, Environmental Science**, Magna Cum Laude

**Government Internship**, Town of Jupiter, FL. 2011 Planning and Zoning, Business Development

**Member of the American Institute of Certified Planners, AICP**

FILED FOR RECORD  
COMMISSION RECORDS  
MARTIN COUNTY, FL  
Date 10/27/2020  
CAROLYN TIMMANN  
CLERK OF CIRCUIT COURT  
By MRV D.C.