

CPA 19-13, Jensen Beach FLUM

Public Notice

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MARTIN COUNTY

BOARD OF COUNTY COMMISSIONERS

2401 S.E. MONTEREY ROAD • STUART, FL 34996

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STACEY HETHERINGTON
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SARAH HEARD
EDWARD V. CIAMPI

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Commissioner, District 2
Commissioner, District 3
Commissioner, District 4
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TARYN KRYZDA, CPM County Administrator
KRISTA A. STOREY Acting County Attorney

TELEPHONE (772) 288-5400
WEBSITE www.martin.fl.us

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June 18, 2019

RE: Notice of Public Hearing for CPA 19-13, the proposed amendment of the Future Land Use Map and Zoning Atlas for the Jensen Beach CRA.

Dear Property Owner:

You are receiving this notice because you are either the owner of property within the Jensen Beach Community Redevelopment Area (CRA) boundary or the owner of property within 1000 feet of the CRA boundary. Please be advised that all property within the Jensen Beach CRA is the subject of an application to change the future land use designations:

From: Limited Commercial, General Commercial, Commercial Office/Residential, Mobile Home, and Mixed-Use Overlay
To: CRA Center

And to change the zoning designations:

From: R-3A, B-1, GC, R-3 and Jensen Beach Zoning Overlay Districts
To: Jensen Beach Redevelopment Zoning District

Changes in the future land use or zoning designations are **NOT** proposed for properties outside of the Jensen Beach CRA boundary. Owners of properties outside of the Jensen Beach CRA boundary are being notified of the proposed changes as required by the Martin County Comprehensive Growth Management Plan and the Land Development Regulations.

The boundary of the Jensen Beach CRA will be reduced in size to exclude land that is part of the Town of Ocean Breeze.

The enclosed map shows those properties inside the Jensen Beach CRA boundary. Please see the enclosed "Frequently asked Questions" for more information.

Two public hearings are scheduled:

Public hearing:	Local Planning Agency
Topic:	Future Land Use Map and Zoning Atlas amendments
Date:	Thursday, July 18, 2019
Time:	7:00 PM, or as soon thereafter as the items can be heard.
Location:	Martin County Administrative Center 2401 S.E. Monterey Road, Stuart, FL 34996

Public hearing: **Board of County Commissioners**
Topic: Future Land Use Map amendments
Date: Tuesday, July 30, 2019
Time: 9:00 AM, or as soon thereafter as the items can be heard.
Location: Martin County Administrative Center
2401 S.E. Monterey Road, Stuart, FL 34996

All interested persons are invited to attend and be heard. Persons with disabilities who need an accommodation to participate in this proceeding are entitled, at no cost, to the provision of certain assistance. This does not include transportation to and from the meeting. Please contact the Office of the County Administrator at (772) 221-2360, or in writing to 2401 S.E. Monterey Road, Stuart, FL 34996, no later than three days before the hearing date. Persons using a TDD device, please call 711 Florida Relay Services.

When attending a public hearing, a member of the public may speak during the public comment portion of the public hearing. A person may also participate in quasi-judicial matters as an Intervenor. An Intervenor may ask questions of the staff, applicant and give testimony on subject of the public hearing. To be an Intervenor, a person must qualify to receive mailed notice of the subject application in accordance with Section 10.6.E., Land Development Regulations, Martin County Code. In addition, an Intervenor must file a form of intent with the County Administrator not less than 7 business days prior to the meeting. No fee will be assessed on Intervenor. If the Intervenor is representing a group/association, he/she must file a letter on official letterhead signed by an authorized representative of the group/association, stating that he/she is authorized to speak for the group. Forms are available on the Martin County website www.martin.fl.us.

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

For more information, or to view the project file, contact Irene Szedlmayer, AICP, Senior Planner, Growth Management Department, at 772-288-5931 or by email at iszedlma@martin.fl.us. All written comments should be sent to Nicki van Vonno, Growth Management Director, (e-mail: nikkiv@martin.fl.us) or 2401 SE Monterey Road, Stuart, FL 34996. Copies of the item will be available from the Growth Management Department. This document may be reproduced upon request in an alternative format by contacting the County ADA Coordinator 772-320-3131, the County Administration Office 772-288-5400, Florida Relay 711, or by completing our accessibility feedback form at www.martin.fl.us/accessibility-feedback.

Sincerely,

Susan Kores, Manager
Office of Community Development

Attachments: Map
"Frequently asked Questions"

Frequently Asked Questions

1. What is a CRA?

A Community Redevelopment Area (CRA) is a special geographic area where the community has determined that redevelopment of both public and private facilities should occur according to a redevelopment plan. Jensen Beach is one of six communities in Martin County that carry the special designation of CRA. As development occurs, a portion of the additional tax increment collected by the County, based on the increased property valuation, is reinvested in the Jensen Beach CRA to promote economic growth, sustainable development and improved quality of life.

2. What is the Future Land Use Map?

The Future Land Use Map depicts the generally desired type of development in different locations in the County. The “underlying” future land use designations present in the Jensen Beach CRA are Limited Commercial, General Commercial, Waterfront Commercial, Commercial Office/Residential and Mobile Home.-

3. What is the Mixed-Use Future Land Use Overlay?

The Mixed-Use Future Land Use Overlay allows, but does not require, development projects that include a mix of residential and commercial uses in the same project. The mixed-use development option is in addition to the development permitted by the “underlying” future land use designation. The Mixed-Use Future Land Use Overlay applies to all of the Jensen Beach CRA.

4. What is the Zoning Atlas?

While the future land use designations establish the general type of development allowed, such as residential or commercial, the zoning districts provide more detailed standards regarding permitted uses, such as detached single family dwelling or multi-family, and development standards, such as setbacks and building height. The Zoning Atlas is the map of the County's zoning districts.

5. What changes are proposed?

Future Land Use Map – The Mixed-Use Future Land Use Overlay and most of the “underlying” future land use designations will be replaced by a new future land use designation called **CRA Center**. The Marine Waterfront Commercial Future Land Use designation will be retained.

Zoning Atlas - The four “underlying” zoning districts (R-3A, B-1, GC and R-3) and the eight separate Jensen Beach Zoning Overlays will be replaced with the **Jensen Beach Redevelopment Zoning District** and several zoning sub-districts.

6. What is the Process?

The Future Land Use Map is part of the County's Comprehensive Growth Management Plan and is one of the primary tools for managing land development. The Future Land Use designation of a parcel of land determines the general type of use allowed and the maximum level of density or intensity allowed (such as the number of residential units per acre). A change to the Future Land Use Map requires three public hearings as detailed below.

- a. Local Planning Agency (which makes a recommendation to the Board of County Commissioners).
- b. Board of County Commissioners (to determine whether the proposed amendment should be transmitted to the Florida Department of Economic Opportunity, the state land planning agency that oversees and coordinates comprehensive planning).
- c. Board of County Commissioners (to determine whether the proposed amendment should be adopted).

7. How will the proposed amendments affect me if I own property in the Jensen Beach CRA?

The County and the Community Redevelopment Agency believe the current regulatory structure impedes realization of the vision for the Jensen Beach CRA contained in the Jensen Beach Redevelopment Plan and the County Comprehensive Growth Management Plan. The intent of the proposed amendments is not to substantially change the permitted uses or development standards applicable within the Jensen Beach CRA, though there will be some adjustments. The intent is to eliminate the difficulties caused by too many layers of regulations.

The proposed changes will permit development of a residential project, a commercial project, or a mixed-use project on most land within the Jensen Beach CRA.

8. Are there other plan amendments for the CRA?

Yes. In 2017, the Board of County Commissioners initiated text amendments to the Comprehensive Growth Management Plan (CGMP) that will “strengthen Goals, Policies and Objectives that encourage in-fill development and redevelopment in the Community Redevelopment Areas (CRAs).” The title of this text amendment is CPA 18-10, CRA Text Amendments. This amendment creates a new Chapter of the CGMP for the CRA areas. In addition, it addresses five CGMP policies that impact redevelopment: Design of Mixed-use Future Land Use Overlays; Mixed-use project versus mixed-use neighborhood; Density Transition; Upland Preservation and Shoreline Protection. County staff have been working on these Comprehensive Plan amendments. These efforts also follow a public hearing schedule as detailed above.

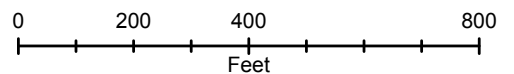
9. How can I learn more about the proposed changes?

- a) **WATCH**, on the CRA website or YouTube, a presentation of the proposed changes made at:
 - a. The June 5, 2019 meeting of the Jensen Beach Neighborhood Advisory Committee
- b) **WATCH**, on MCTV, the presentation of the proposed changes made at these public meetings:
 - a. The June 17, 2019 meeting of the Community Redevelopment Agency;
 - b. The June 20, 2019 meeting of the Local Planning Agency.
- c) **WATCH or ATTEND** the public meetings referenced earlier in this letter;
- d) **CALL or EMAIL** Irene Szedlmayer, Senior Planner, Growth Management Department at 772-288-5931 or iszedlma@martin.fl.us with your questions.

Jensen Beach CRA



Jensen Beach CRA



OWNER	ADDRESS	CITY	STATE	ZIP CODE	PCN
1901 RICOU LLC	1901 NE RICOU TERR	JENSEN BEACH	FL	34957	223741017000000403
ABS GAS & GO INC	1750 NE JENSEN BEACH BLVD	JENSEN BEACH	FL	34957	223741010000005405
ADAMS, MICHAEL J & SHARON M	1821 NE MANGO TERR	JENSEN BEACH	FL	34957	153741000000002707
ALLEN BRIAN ALLEN KIMBERLY	3655 NW SKYLINE DR	JENSEN BEACH	FL	34957	153741007000001701
AMMONS LISA VELLIGAN PATRICK S	3261 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741000000003819
ANDERSEN MARK S	3432 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007002001106
ANNESE THEODORE R	1712 NE SOUTH ST	JENSEN BEACH	FL	34957-72	223741012000009105
ANOTHER NEW LIFE LLC	1497 SW MARTIN DOWNS BLVD	PALM CITY	FL	34990	223741007001001000
ANTONIO AKL LLC	2061 SE NORTH BLACKWELL DR	PORT SAINT LUCIE	FL	34952	223741000000003864
AULT, MICHAEL DALE AULT, CASSIE M	P O BOX 1528	PORT SALERNO	FL	34992	223741009000001607
BALDUCCI, DYLAN (TR)	1791 NE MANGO TER	JENSEN BEACH	FL	34957	153741000000003001
BALDUCCI, JOSEPH J JR & CAROL D (TR)	1801 NE MANGO TER	JENSEN BEACH	FL	34957	153741000000002903
BARNES, EUGENE C JR & ROBIN F	3745 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741001008000300
BARNETT PATRICK M	1618 NE SUNVIEW TERR	JENSEN BEACH	FL	34957	223741009000000706
BARSTOW ROBERT F BARSTOW MARIA K	1678 NE SUNVIEW TERR	JENSEN BEACH	FL	34957	223741009000001000
BASHOOR FANNY	2716 NE 25TH PL	FORT LAUDERDALE	FL	33305	153741007000000105
BENHAM COLBY & DARLENE	3801 NE CHERI DR	JENSEN BEACH	FL	34957	153741021000000900
BENNETT LLOYD G	1684 NE HILLTOP ST	JENSEN BEACH	FL	34957	223741010000007305
BERTRAND, JULIA ANN	1780 NE MANGO TER	JENSEN BEACH	FL	34957	153741007000000409
BEYER DONALD A	1608 NE SUNVIEW TERR	JENSEN BEACH	FL	34957	223741009000000608
BIERBAUM BRUCE ROBERT	1315 NE SUNVIEW TERR	JENSEN BEACH	FL	34957	223741012000000408
BIERNAT FRANK J JR	1685 NE HILLTOP ST	JENSEN BEACH	FL	34957	223741010000005708
BLACKMAN, ELBERT C BLACKMAN, SANDRA /	3452 NE INDIAN CT	JENSEN BEACH	FL	34957	223741007003001809
BOBO JEFFREY A & REBECCA G	3860 NE CHERI DR	JENSEN BEACH	FL	34957	153741021000000303
BORGERDING JOSEPH J BORGERDING MARY	3800 NE CHERI DR	JENSEN BEACH	FL	34957	153741021000000606
BREWSTER MARIE H	3124 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741010000005502
BRICK BLOCK LLC	1899 NE JENSEN BEACH BLVD	JENSEN BEACH	FL	34957	223741017000000519
BROWN BROOKE L	3282 NE SKYLINE DR	JENSEN BEACH	FL	34957	2237410090000001206
BROWNIE KIM & JILL A	3412 SKYLINE DR	JENSEN BEACH	FL	34957	223741007002001204
BURGESS, GLENDA L	3775 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741001008000113
CANNIFF CHRISTOPHER J CONWAY EILEEN M	3296 NE CATAMARAN	JENSEN BEACH	FL	34957	153741023001120100
CAPOZZIELLO ANTHONY OECHSNER RONNIE	3085 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741012000000104
CAROL FRANTOM LLC	102 N SEWALLS POINT RD	STUART	FL	34996	223741010000002907
CHANEY SARAH C CHANEY JOSHUA	1673 NE ORION ST	JENSEN BEACH	FL	34957	2237410090000001509
CHARLES D & JEANNE MARSHALL REV LIVI	3615 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741007000001300
CHRISTINE A MAINELLA REVOCABLE TRUST	4604 NW RED MAPLE DR	JENSEN BEACH	FL	34957	153741023001230100
CILURSO, MICHAEL E & ERIKA ANN	3769 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741001008000202
CJW JENSEN LLC	2572 NE MILDRED ST	JENSEN BEACH	FL	34957	223741008002000507
COCUCCI JUDITH	144 FOREST PARK DR	YOUNGSTOWN	OH	44512	153741007000000203
COOPER RYANNE C	3616 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741007000001408
COULOMBE EDWARD A JR	3703 NE RENAR AVE	JENSEN BEACH	FL	34957	153741023002000100
COULTER, CURTIS	3451 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007001000608
CRAFT ERIC D	3516 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007003001701
CRUSE ROBERT M & CYNTHIA M	2253 NE SEAVIEW DR	JENSEN BEACH	FL	34957	223741010000002809
DAIGNEAU ALEC E	3510 NE CANDICE AVE	JENSEN BEACH	FL	34957	223741000000003310
DAVID D & MARTHA L BRITT REVOCABLE T	1802 NE SOUTH ST	JENSEN BEACH	FL	34957	223741012000000505
DEATON PETER C	115 N LAS OLAS DR	JENSEN BEACH	FL	34957	153741023003000300
DEMAIO JOHN DEMAIO DEBORAH	313 MEADOW BROOK TRL	MORGANTON	GA	30560	223741000000001401
DON'S JENSEN BEACH LLC	103 E WATER ST STE 300	SYRACUSE	NY	13202	223741004000000104
DUMAIS, STEVE & SUSAN	7 NORTH HINTERLANDS DR	RHINEBECK	NY	12572	153741023001230000
EAGLE TREASURE COAST ENTERPRISES LLC	200 NE DIXIE HWY	STUART	FL	34994	153741007000000702
EHASZ JOSEPH	1638 NE SUNVIEW TERR	JENSEN BEACH	FL	34957	223741009000000804
ELLIS JERMAINE ELLIS MONIQUE	3895 NW 67TH WAY	LAUDERHILL	FL	33319	153741023003000200
ELLIS JERMAINE MCELROY TREVORLYN FAY	3895 NW 67TH WAY	LAUDERHILL	FL	33319	153741023003000400
ELLIS JERMAINE SAMAROO PATRISHA SAMAI	3895 NW 67TH WAY	LAUDERHILL	FL	33319	153741023003000500
ELLIS JERMAINE V	3895 NW 67TH WAY	LAUDER HILL	FL	33319	153741023002000200
ELLIS JERMAINE V EQWETRUST LLC	3895 NW 67TH WAY	LAUDERHILL	FL	33319	153741023003000100
ENGSKOW JARED & JAYNE MARIE	3333 NE INDIAN DR	JENSEN BEACH	FL	34957	223741007002000401
ESTATE REDUCTION TRUST OF KENNETH DE	69 MAYSENGER RD	MAHWAH	NJ	07430	223741000000000304
EVERETT, WILLIAM M III EVERETT, DONNA M	3880 NE CHERI DR	JENSEN BEACH	FL	34957	153741021000000205
F M AYRES 2 LLC	PO BOX 2803	JENSEN BEACH	FL	34958	153741004006000301
F M AYRES 2 LLC	PO BOX 2803	JENSEN BEACH	FL	34958	153741004006000418
FATHAUER DARYL WILKINSON	3656 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741007000001603
FEATHER, SARAH JANE BABCOCK	3909 NE SKYLINE DR	JENSEN BEACH	FL	34957-38	153741004006001104
FEHLING CANDICE W	3464 NE INDIAN CT	JENSEN BEACH	FL	34957	223741007003000800
FERGUSON BENJAMIN MEARES FERGUSON I	961 NE ZEBRINA SENDA	JENSEN BEACH	FL	34957	153741021000000802
FERRIS NICHOLAS S	3431 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007001000500
FIELD TR OF JENSEN BEACH LLC	3725 SE OCEAN BLVD #101	STUART	FL	34996	153741023001210300
FINN HARVEY SETH & OLIVERA J	150 N WOODLAND RD	PITTSBURGH	PA	15232	153741007000000301
FLORIDA EAST COAST RAILWAY LLC	7411 FULLERTON ST STE 100	JACKSONVILLE	FL	32256	223741000000006810
FORESTAR USA REAL ESTATE GROUP INC	10700 PECAN PARK BLVD STE 150	AUSTIN	TX	78750	2237410340000008100
FRANK ZURAWSKI AUTO SERVICE LLC	1703 NE JENSEN BEACH BLVD	JENSEN BEACH	FL	34957	223741010000003407
FULLER, L SCOTT	1643 ORION ST	JENSEN BEACH	FL	34957	2237410090000001705
GALLUP ROBERT J GALLUP DAVIA	1A CAMBRAY RD	MONTVILLE	NJ	07045	153741023001230300

GARRETT STEVEN D GARRETT SHANNON	3636 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741007000001505
GASS REAL ESTATE HOLDINGS LLC	2000 NE JENSEN BEACH BLVD	JENSEN BEACH	FL	34957	223741000000002204
GERACE WILLIAM J TR	401 W RADIANCE DR	GREENSBORO	NC	27403	223741010000007207
GERLEY VICTOR J GERLEY SUSANNA	1500 NE 13TH TERR #G-12	JENSEN BEACH	FL	34957	223741023007001203
GIRLINGHOUSE JUDGE DAVID	1309 NE 29TH TERR	JENSEN BEACH	FL	34957	223741007002000900
HALPERIN AMY T	3472 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007002000900
HANDLEN JOHN	1781 NE MANGO TERR	JENSEN BEACH	FL	34957	153741000000003109
HARPER JEREMY E HARPER KATHRYN	3351 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007001000109
HART PROPERTYS LLC	1038 SE OCEAN BLVD #D	STUART	FL	34996	223741017000000207
HAWKSBILL LTD.	125 CHATHAM RD	S GLASTONBURY	CT	06073	223741023007001409
HAYHURST JEREMIAH CHIBA KAYO	3515 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007001000902
HENRY D CAIMOTTO TRUST	3595 NE INDIAN RIVER DR	JENSEN BEACH	FL	34957	153741007000002504
HENRY GWEN	PO BOX 392	JENSEN BEACH	FL	34958	223741007003001408
HENRY SANDRA A TR	5267 NE SHORE VILLAGE TERR	STUART	FL	34996	223741007001000403
HERO STEPHEN L & MARILYN B CO-TR HERO	4063 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741021000001106
HESS, DOUGLAS F & MARGUERITE A	PO BOX 3295	JENSEN BEACH	FL	34958	223741007003001300
HIMMELMANN REVOCABLE TRUST	3742 NE INDIAN RIVER DR #B-202	JENSEN BEACH	FL	34957	153741023001220200
HUGHES KENT A HUGHES, STEPHANIE CAMP	3484 NE INDIAN CT	JENSEN BEACH	FL	34957	223741007003001907
INDIAN RIVER DRIVE INC	3321 NE INDIAN RIVER DR	JENSEN BEACH	FL	34957	223741017000000109
IVANEK MICHELE	1841 NE CHERRY TERR	JENSEN BEACH	FL	34957	223741000000000206
JB TECH CENTER LLC	3601 SE OCEAN BLVD STE 002	STUART	FL	34996	153741000000002002
JENSEN BCH CHAMBER OF COMMERCE	PO BOX 1536	JENSEN BEACH	FL	34958-15	223741008002000605
JENSEN BEACH CHRISTIAN CHURCH	1870 NE CHURCH ST	JENSEN BEACH	FL	34957-41	223741000000001312
JENSEN BEACH MHP LLC	295 MADISON AVE 2ND FLOOR	NEW YORK	NY	10017	153741000000001904
JENSEN BEACH WELLNESS CENTER LLC	770 SE INDIAN ST	STUART	FL	34997	153741000000003305
JENSEN RIVER BRIGE VIEW LLC	262 OCEAN BAY DR	JENSEN BEACH	FL	34957	153741023001130400
JENSEN STATION SHOPS OWNERS ASSOCIA	3190 NE MAPLE AVE	JENSEN BEACH	FL	34957	223741023000000012
JONES MARK & SHELLEY	3720 NE INDIAN RIVER DR	JENSEN BEACH	FL	34957	153741023001120400
JORGENSEN, TIMOTHY & MARCIA R	13607 S INDIAN RIVER DR	JENSEN BEACH	FL	34957	223741007003000702
JOSE L CHANG REVOCABLE TRUST	183 NE ABACA WAY	JENSEN BEACH	FL	34957	2237410000000003855
JOYCE AYERS REVOCABLE TRUST	437 NE BAYBERRY LN	JENSEN BEACH	FL	34957	223741000000000509
JUST BELIEVE RECOVERY CENTER LLC	1475 NE JENSEN BEACH BLVD	JENSEN BEACH	FL	34957	153741004006000105
KDL HOLDINGS LLC	1177 NE KUBIN AVE	JENSEN BEACH	FL	34957	223741015001000109
KEANE STEPHEN KEANE SHANNON	3391 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007001000305
KELLIES JENSEN BEACH LLC	103 E WATER ST	SYRACUSE	NY	13202	223741017000000120
KENNETH R MIDDLETON TRUST	3250 NE CANDICE AVE	JENSEN BEACH	FL	34957	223741000000003873
KOSSIN JURGEN & LINDA TR	3665 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741020000000206
KREUTZER JOSEPH D CHRISTENSEN KATHEI	3546 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007003001505
LANDERS LINDA	1682 NE SOUTH ST	JENSEN BEACH	FL	34957	223741012000009301
LANE ROBIN G	3710 NE INDIAN RIVER DR #A-302	JENSEN BEACH	FL	34957	153741023001130200
LAUDER JUDITH R	3901 VICTORIA DR	MOUNT KISCO	NY	10549	153741023001120500
LEGACY WAY 2 LLC	17 S RIVER RD	STUART	FL	34996	223741023001000000
LEVEY HARRY	3471 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007001000706
LINDBERG, MARIA D	1811 NE MANGO TER	JENSEN BEACH	FL	34957	153741000000002805
LIXIE RYAN L	3353 NE INDIAN DR	JENSEN BEACH	FL	34957	223741007002000508
LUYSTER, PETER J & KATHRIN	3231 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741000000003837
LYNNE M BLAKE REVOCABLE TRUST	10121 DOVER CARRIAGE LN	LAKE WORTH	FL	33449	223741023002000508
MAHONEY SAMUEL T & DEBBIE L	1709 NE SUNVIEW TERR	JENSEN BEACH	FL	34957	223741007002000116
MAJKA, EDMUND JR MAJKA, JOANN	1623 NE ORION ST	JENSEN BEACH	FL	34957-39	223741009000001803
MALLE FREDERICK F & KATHY L	3222 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741010000003309
MARSHALL SANDI J L/E MARSHALL ROBERT J	2881 BOLINGBROKE	TROY	MI	48084	223741007001001411
MARTIN COUNTY MARTIN COUNTY	2401 SE MONTEREY RD	STUART	FL	34996	223741008002000801
MARTIN, THOMAS J & ROBERTA M	3575 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007001001206
MASALAMO LLC	356 E MIDWAY RD	FT PIERCE	FL	34982	153741023001220100
MASALAMO LLC	356 E MIDWAY RD	FT PIERCE	FL	34982	153741023001230200
MATTINGLY BRIDGET	3708 NE INDIAN RIVER DR A-202	JENSEN BEACH	FL	34957	153741023001120200
MAXWELL, EDWIN FULTON JR	3241 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741000000003846
MCELVARR LAWRENCE W	1415-17 E SUSQUEHANNA AVE	PHILADELPHIA	PA	19125	153741023001130500
MCNAMARA JOHN R L/E MCNAMARA LUCILLE	3734 NE INDIAN RIVER DR	JENSEN BEACH	FL	34957	153741023001220000
MEDELLIN RONALD LEO MEDELLIN AVA M	2698 SE HAMDEN RD	PORT SAINT LUCIE	FL	34952	223741000000000402
MEDINA, WILFREDO & LISA	13 OVERMAN PL	NEW ROCHELLE	NY	10801	223741007002000517
MELVYN N ZOBLER REVOCABLE TRUST	3705 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741020000000402
MENDEZ MAYKA	3682 NE RENAR AVE	JENSEN BEACH	FL	34957	153741023004000200
MENEMSHA PROPERTIES LLC	1635 NE JENSEN BEACH BLVD	JENSEN BEACH	FL	34957	2237410100000003700
METZLER RICHARD L & CONSTANCE S	3392 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007002001302
MORRIS CHRISTEN SWAN ANDREA	3714 NE INDIAN RIVER DR #A-203	JENSEN BEACH	FL	34957	153741023001120300
MURPHY JOHN II	3699 NE RENAR AVE	JENSEN BEACH	FL	34957	153741023002000300
MUSTO LIVING TRUST	510 5TH ST	EAST NORTHPORT	NY	11731	223741009000001108
MUZZIN BROTHERS, INC	3552 NE CANDICE AVE	JENSEN BEACH	FL	34957	153741007000001809
MUZZIN VINICIO & ADELCHI	3552 NE CANDICE AVE	JENSEN BEACH	FL	34957	223741000000003329
NANCY GERSHBEIN LIVING TRUST	721 TEAL WAY	NORTH PALM BEACH	FL	33408	153741020000000108
NANCY R BACON REVOCABLE TRUST	3503 NE INDIAN CT	JENSEN BEACH	FL	34957	223741007003002005
NHC-FL143 LLC	27777 FRANKLIN RD STE 200	SOUTHFIELD	MI	48034	223741000000007000
NORTH EAST INDIAN RIVER LLC	103 E WATER ST SUITE 300	SYRACUSE	NY	13202	223741002000000106
NOVAK KATHLEEN NOVAK DONALD P	3651 NE PINEAPPLE AVE	JENSEN BEACH	FL	34957	153741023003000600

OBOLADZE GIORGI	2211 BRAGG ST APT 5C	BROOKLYN	NY	11229	153741023001110500
OCEAN BREEZE STATION LLC	11501 NORTHLAKE DR	CINCINNATI	OH	45249	223741000000003800
OFFHAUS ROBERT ESTATE	1674 NE ORION ST	JENSEN BEACH	FL	34957	223741010000003103
OMEARA JR NORMAN WILLIAM L/E WILLIAMS	12911 SYCAMORE POINT DR	PLAINWELL	MI	49080	153741023004000100
OPASIK, DAVID OPASIK, SUSAN	1649 NE SUNVIEW TER	JENSEN BEACH	FL	34957	223741007002000303
OUT OF CONTROL IN FLORIDA LLC	2000 NE JENSEN BEACH BLVD	JENSEN BEACH	FL	34957	223741000000000705
PERRIN DEAN MICHAEL	3177 NE MAPLE AVE #F-9	JENSEN BEACH	FL	34957	223741023006001009
PINEAPPLE 3340 LLC	3320 NE PINEAPPLE AVE	JENSEN BEACH	FL	34957	223741000000001704
PINEAPPLE BLUFFS PROP OWNERS	3880 NE CHERI DR	JENSEN BEACH	FL	34957	153741021000000018
PITTS WILLIAM B PITTS LAURA A	3676 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741010000000100
POST PHILIP G JR & MARY LINDA	64 MILL ST	MIDDLETON	MA	01949	223741007002000606
PREECE, JOHN A	3536 SKYLINE DR	JENSEN BEACH	FL	34957	223741007003001603
PTEROIS HOLDINGS LLC	1959 NE JENSEN BEACH BLVD	JENSEN BEACH	FL	34957	223741010000003201
QUINN KEVIN QUINN ROBYNNE M PIVEC	36 QUAIL RIDGE RD	WILTON	CT	06897	153741023001120000
RAMUS THOMAS	3698 NE INDIAN RIVER DR A-300	JENSEN BEACH	FL	34957	153741023001130000
REGAL REVOCABLE TRUST OF 2013	3697 NE RENAR AVE	JENSEN BEACH	FL	34957	153741023002000400
RENAR COMMERCIAL PROPERTIES LLC	3725 SE OCEAN BLVD #101	STUART	FL	34996	153741023001000300
RENAR RIVER PLACE LLC	3725 SE OCEAN BLVD #101	STUART	FL	34996	153741023000000110
RENAR RIVER PLACE MASTER ASSOCIATION	3731 NE PINEAPPLE AVE	JENSEN BEACH	FL	34957	153741023000000010
RENAR RIVER PLACE/ANTIGUA CONDOMINIUM	3731 NE PINEAPPLE AVE	JENSEN BEACH	FL	34957	153741023001000010
RENAR RIVER PLACE/BERMUDA CONDOMINIUM	1298 SW FLETCHER LN	PORT ST LUCIE	FL	34953	153741023001000020
RICHARDS BRADLEY D	3704 NE INDIAN RIVER DR #A301	JENSEN BEACH	FL	34957	153741023001130100
RIPA, PAUL M	1705 NE HILLTOP ST	JENSEN BEACH	FL	34957	223741010000005600
RIVERA, SUSAN H	1669 NE SUNVIEW TER	JENSEN BEACH	FL	34957	223741007002000214
ROGERS RICHARD ROGERS HANNAH P	3585 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007001001304
ROUX DAVID N	1704 NE HILLTOP ST	JENSEN BEACH	FL	34957	223741010000007403
S & N INVESTORS INC	2041 CASTINET LN	PORT SAINT LUCIE	FL	34953	223741023003000604
SALTY SISTERS INVESTMENTS LLC	108 SHERIDAN LN	JENSEN BEACH	FL	34957	223741007002000410
SANDERS THOMAS C & CAROL A	1711 NE SOUTH ST	JENSEN BEACH	FL	34957	223741012000009007
SARNA, LINDA J	1654 NE ORION ST	JENSEN BEACH	FL	34957	223741010000003005
SAWUSCH PATSY A L/E	3555 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007001001108
SCHROEDER MARK L	3452 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007002001008
SCHWEIGART, JOSEPH A III & BARBARA	1693 NE ORION ST	JENSEN BEACH	FL	34957	223741009000001402
SEATON JOINT TRUST	9009 SW 62ND TERR	MIAMI	FL	33173	223741007001000207
SLAFTER, RALPH E (TR)	3281 NE INDIAN RIVER DR	JENSEN BEACH	FL	34957-41	223741000000002106
SMITH DOUGLAS F SMITH LISA	3283 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741000000003702
SMITTEN LOUIS J ESTATE	9743 W OLYMPIC BLVD	BEVERLY HILLS	CA	90212	153741020000000304
SORENSEN, HANS & KELLEY	1742 NE SOUTH ST	JENSEN BEACH	FL	34957	223741012000000701
SOTO WILLIAM & MARIA	PO BOX 104	SHENOROCK	NY	10587	153741023001130300
SOUTHERN CONCEPTS HOLDINGS LLC	2572 NW CRYSTAL LAKE DR	JENSEN BEACH	FL	34957	223741017000000305
SSG 53 INC	3601 SE OCEAN BLVD SUITE 002	STUART	FL	34996	223741010000003602
ST LUCIE BATTERY & TIRE COMPANY	5500 ORANGE AVE	FORT PIERCE	FL	34947	223741010000005209
STAUNCHES NANCY A	1658 NE SUNVIEW TERR	JENSEN BEACH	FL	34957	223741009000000902
SUNDANCE MARINE DIXIE INC	3321 NE INDIAN RIVER DR	JENSEN BEACH	FL	34957	223741017000000118
SUNRISE RESTAURANTS LLC	759 SW FEDERAL HWY STE 106	STUART	FL	34994	153741001004000103
SVITAK, ALLEN V	1782 NE SOUTH ST	JENSEN BEACH	FL	34957	223741012000000603
SWANSON COREY SWANSON NATALIE	1691 NE SOUTH ST	JENSEN BEACH	FL	34957	223741012000008909
THANVI REVOCABLE TRUST OF 2018	3725 NE SKYLINE DR	JENSEN BEACH	FL	34957	153741020000000509
THEOBALD, DONALD E & THEOBALD, MEREDITH	3100 NE HEATHER CT	JENSEN BEACH	FL	34957	223741010000005806
THEROUX, MARY	1692 NE SOUTH ST	JENSEN BEACH	FL	34957	223741012000009203
TILTON 3350 LLC	3350 NE INDIAN RIVER DR	JENSEN BEACH	FL	34957	223741002000000204
TILTON, CHARLES NORRIS & JOYCE C(TR)	1935 NE RICOU TERR	JENSEN BEACH	FL	34957	223741017000000225
VEATCH TERRY VEATCH CHARLENE	12065 S INDIAN RIVER DR	JENSEN BEACH	FL	34957	223741007001001402
W & W LUMBER & BUILDING SUPPLIES INC	PO BOX 1	INDIANTOWN	FL	34956	223741000000003640
WACHOVIA BANK	PO BOX 2609	CARLSBAD	CA	92018	223741017000000412
WATROBA DAVID	3251 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741000000003828
WBK PROPERTIES LLC	3422 NE CANDICE AVE	JENSEN BEACH	FL	34957	223741000000003409
WEGLER MICHAEL K	3112 LONGSHADOW WAY SE	OWENS CROSS ROAD	AL	35763	2237410070030001202
WEIG, EDWARD B & MIRIAM O	417 SCHWABBIE TURNPIKE	KERHONKSON	NY	12446	223741012000000300
WEITZ SUSAN KEMP ARMIRANDA E	3322 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741007002000107
WHITSON FRANKLIN K WHITSON WAYNE V W	PO BOX 1204	JENSEN BEACH	FL	34958	153741010000000119
WIESE JACOB J BUNDY MICHAELA K	1629 NE SUNVIEW TERR	JENSEN BEACH	FL	34957	223741007002000312
WINCEK CHRISTOPHER	3746 NE INDIAN RIVER DR UNIT B-	JENSEN BEACH	FL	34957	153741023001220300
WISE ANDREW P HATTON WYNSUM	3252 NE SKYLINE DR	JENSEN BEACH	FL	34957	223741009000001304
WORRELL LEILA L WRIGHT LAUREN E	77 MAPLE FOREST RD	FAIRVIEW	NC	28730	223741007002000526
WRIGHT, DAVID D SR	1689 NE SUNVIEW TERR	JENSEN BEACH	FL	34957	223741007002000205
WYNBRANDT, PETER J & LAURA A	3360 NE AVIARY PL	JENSEN BEACH	FL	34957	153741021000000401
YANKWITT MARIA	1681 NE SOUTH ST	JENSEN BEACH	FL	34957	223741012000008801

Woman accused of attacking man after hitting his car

Sara Marino
Treasure Coast Newspapers
USA TODAY NETWORK – FLORIDA

MARTIN COUNTY – A woman in Martin County was accused of attacking a man after she crashed her car into his and then fled.

LaShawn Patterson, 24, was arrested Monday afternoon on charges of battery, criminal mischief, leaving the scene of an accident and felony child neglect without great bodily harm.

The man told Martin County Sheriff's office deputies around 2:45 p.m. he was driving on Salerno Road in Stuart, when Patterson crashed her silver Nissan Altima into the back of his car and kept driving. He told deputies he then followed Patterson in her car until she stopped at Southeast Monterey Road and Southeast Federal Highway.

Once both cars were stopped, the man told deputies he started videotaping Patterson's license plate on his phone, at which point Patterson slapped the phone out of his hand and started to slap him in the face multiple times.

Patterson then got into her car and drove off, the man told deputies.

Deputies said when they arrived at the intersection, the man had fresh cuts and scrapes on his face.

Using the video of Patterson's license plate, deputies said they were able to find her address and went to her home.

When deputies arrived at Patterson's home, Patterson told them she didn't stop after she hit the man's car because she thought she didn't cause any damage to his car.

She also told deputies she went to talk to the man and the man then attacked her after they both stopped their cars. Patterson also told deputies she kept her two children in the car unattended to while she went to talk to the man.

Deputies said Patterson didn't have any cuts or bruises that would be consistent with being attacked.

Patterson was arrested and taken to the Martin County jail on \$4,000 bail. She was released early Tuesday morning.



Patterson

FEC asks Mast for info on campaign donors

Miranda Moore
Treasure Coast Newspapers
USA TODAY NETWORK – FLA.

Federal elections regulators have asked the Treasure Coast's congressman to disclose the name, address, occupation and employer of everyone who donated more than \$200 to his 2020 campaign during this year's first quarter.



Mast

Campaign finance reports for U.S. Rep. Brian Mast, a Palm City Republican, do not itemize over \$130,000 in donations, which is over one-third of his first-quarter fundraising total, Federal Election Commission records show.

Federal law requires campaigns to be transparent about larger donations, but they aren't required to collect or disclose such personal information for donations under \$200.

Smaller donations that don't need to be itemized made up 97% of Mast's donations from over 4,000 individuals, campaign spokesman Brad Stewart told TCPalm Monday, adding \$45.56 was the average amount. FEC filings also show:

■ **\$230,874:** Contributions from individuals and

non-party committees
■ **\$110,735:** Transfers from authorized campaign committees, such as political action committees (PACs)
■ **\$351,143:** Total raised

2020 elections

Such FEC requests for more information are not unusual, agency spokesperson Judith Ingram said. "They provide us an opportunity for committees to clarify the public record," she said.

The FEC filed three such requests with Mast's 2018 campaign, filings show.

The latest letter was addressed to Mast's campaign treasurer, Paul Kilgore, founder and president of a Georgia-based Republican political financial consulting firm.

The company's website lists 29 clients from 17 states, including Florida Reps. Michael Waltz of DeLand and Rep. Ted Yoho of Gainesville.

So far in the November 2020 election for U.S. House District 18, no one has filed to run against Mast, who has represented Martin, St. Lucie and northwest Palm Beach counties since 2016.

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TR-GC0217884-01

NOTICE OF PUBLIC HEARINGS

The Martin County Local Planning Agency will conduct public hearings on July 18, 2019, beginning at **7:00 P.M.**, or as soon thereafter as the items may be heard, to review the following items:

1. CPA 19-13, Jensen Beach FLUM, a proposal to amend the Future Land Use Map regarding the Jensen Beach Community Redevelopment Area (67 acres). The amendment will change the Limited Commercial, General Commercial, Commercial Office/Residential, and Mobile Home Density future land use designations to CRA Center future land use designation and eliminate the Mixed-Use Future Land Use Overlay.
2. A proposal to amend the Zoning Atlas regarding the Jensen Beach Community Redevelopment Area (67 acres). The amendment will change the R-3 (Multi-family), R-3A (Liberal Multi-family), B-1 (Business), and GC (General Commercial) zoning districts to the Jensen Beach Redevelopment Zoning District and eliminate the Jensen Beach Zoning Overlay Districts.

Additionally, the boundary of the Jensen Beach CRA will be reduced in size to exclude land (approximately 25,500 sq. ft.) that is part of the Town of Ocean Breeze.

3. Application CPA 19-10, Turner Groves: A request to amend the text of Chapter 4, Future Land Use Element, Comprehensive Growth Management Plan Policy 4.13A.9.

All interested persons are invited to attend and be heard. The meeting will be held in the Commission Chambers on the first floor of the Martin County Administrative Center, 2401 S.E. Monterey Road, Stuart, Florida. Written comments may be sent to: Nicki van Vonno, Director, Martin County Growth Management Department, 2401 S.E. Monterey Road, Stuart, Florida 34996. Copies of the items will be available from the Growth Management Department. For more information, contact the Growth Management Department at (772) 288-5495.

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

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

TR-GC0220213-01

D-Signs, LLC
911 S.E. Hillcrest Ave.
Stuart, FL 34994

May 1, 2019


Martin County Growth Management
2401 SE Monterey Rd.
Stuart, FL 34996

REF: CPA 19-13
Jensen Beach CRA

Attn::

This Letter is to Certify that the above referenced sign(s) were installed per Martin County requirements. This sign was posted on May 1 2019 according to and complies with the standards of the notice provisions of Article 10, Section 10:6 Development Review Procedures.

Sign 1: Jensen Beach Blvd. @ Roundabout and R.R. Tracks
Sign 2: NW Corner of Indian River Dr. & Pineapple Ave.
Sign 3: Indian River Dr. Along water / just SE from STS building


Kurt C. Larsen

Date 5/1/19

State of Florida
County of Martin

Kurt C. Larsen, who is personally known to me, who did not take an oath,
acknowledged the foregoing instrument before me on 5/1/19.

