



July 16, 2020

Maria Jose, Planner
Martin County Growth Management Department
2401 SE Monterey Rd.
Stuart, FL 34996

RE: CPA 19-26, Sunshine State Carnations Sign Posting Affidavit

As required by the Martin County land development review process, I certify the following:

1. Monica Aspacher, Planner at Cotleur & Hearing has coordinated posting of public notice signage at the subject property
2. All public notice signage complies with LDR procedures specified in Section 10.6 of the Martin County Land Development Code. Photographs of the code compliant signage are attached herein, and were sent to Staff on February 3rd, 2020.

Sincerely,

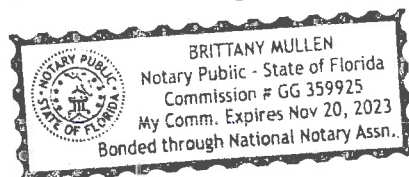
Monica A. Aspacher

Monica Aspacher, Planner
Cotleur & Hearing
1934 Commerce Lane, Suite 1
Jupiter, FL 33458

STATE OF FLORIDA
COUNTY OF Palm Beach

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 16th day of July, 2020
by Monica Aspacher who is personally known to me or has produced N/A as identification.

[NOTARIAL SEAL]



NOTARY PUBLIC, State of Florida



**NOTICE OF FUTURE LAND
USE & ZONING CHANGE
APPLICATION NUMBER # CPA19-26**

SUNSHINE STATE CARNATIONS
THIS PROPERTY IS THE SUBJECT OF AN APPLICATION TO
CHANGE THE FUTURE LAND USE DESIGNATION
FROM: STATE BEAUTY SUPA TO: LOW DENSITY RESIDENTIAL SUPA
AND REZONE FROM: R-2 & R-28 TO: RS-5
FOR MORE INFORMATION VISIT THE COUNTY'S
WEBSITE AT: WWW.MARTIN.FL.US OR CONTACT
THE MARTIN COUNTY GROWTH MANAGEMENT DEPT.
COMPREHENSIVE PLANNING DIVISION AT (772) 288-5495

Notifying Surrounding Property Owners

July 15, 2020

Dan Sorrow, Cotleur and Hearing Landscape Architects
1934 Commerce Lane #1 Jupiter, FL 33458

RE: Notice of public hearing regarding Application# CPA 19-26 Sunshine State Carnation: an application submitted by Cotleur & Hearing to change the Future Land Use and Zoning of a parcel of land.

Dear Property Owner:

As the owner of property within 1000 feet of the property shown on the attached location map, please be advised that the property is the subject of an application to change the Future Land Use designation:

FROM: Residential Estate Density (2 UPA) TO: Low Density Residential (5 UPA)

And to change the zoning designation:

FROM: R-2 and R-2B (Single-Family Residential District) TO: RS-5 (Low Density Residential District)

The date, time and place of the scheduled hearing is:

MEETING: **LOCAL PLANNING AGENCY**

DATE: Thursday, August 6th, 2020

TIME: 7:00 P.M. *or as soon thereafter as the item may be heard*

PLACE: John F. Armstrong Wing of the Blake Library
2351 S.E. Monterey Road
Stuart, Florida 34996

All interested persons are invited to attend the above-described hearing and will have an opportunity to speak.

Accessibility arrangements. 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 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 meeting date. Persons using a TDD device, please call 711 Florida Relay Services.

Record for appeals. If any person decides to appeal any decisions made with respect to any matter considered at the meetings or hearings of any board, committee, commission, 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.

Comprehensive Planning Facts. The Future Land Use Map is adopted as 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, as well as the maximum level of density or intensity allowed (such as the number of residential units per acre). The zoning regulations provide one or more zoning districts for implementing each Future Land Use designation. The zoning designation of a parcel of land determines, in more detail than the Future Land Use designation, what type and level of development may occur. A change to the Future Land Use Map requires three public hearings as follows:

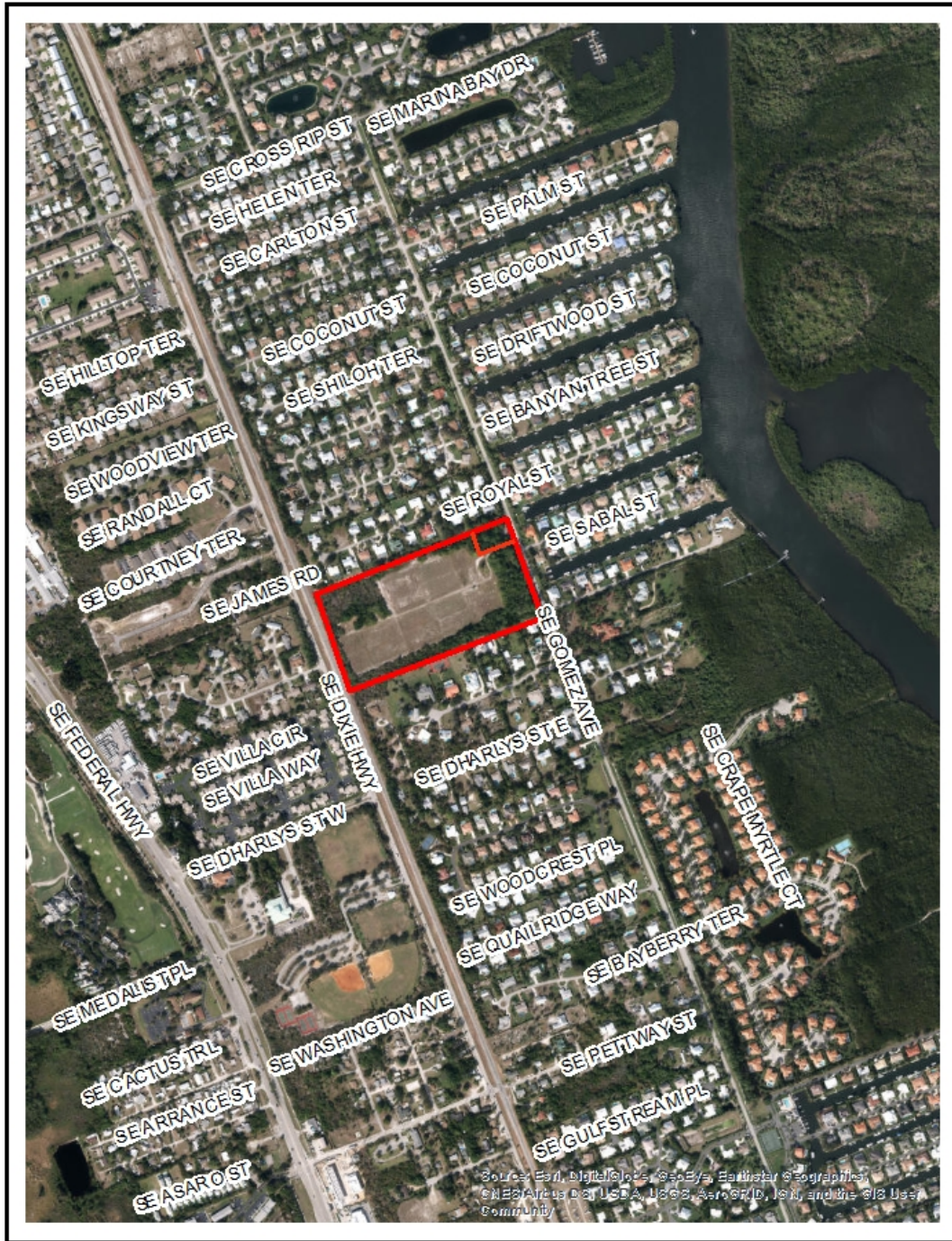
1. Local Planning Agency (which makes a recommendation to the Board of County Commissioners).
2. Board of County Commissioners (to determine whether the proposed amendment should be transmitted to the Florida Division of Community Planning, the state land planning agency that oversees and coordinates comprehensive planning).
3. Board of County Commissioners (to determine whether the proposed amendment should be adopted).

Public involvement opportunities: All interested persons are invited to attend any or all of the above-described hearings and will have an opportunity to speak. All application files are available for public inspection during business hours at the address below. Written comments will be included as part of the public record of the application.

View Application Files at:	Martin County Administrative Center Growth Management Department Comprehensive Planning Division, 1st Floor 2401 S.E. Monterey Road Stuart, Florida 34996
Submit Written Comments to:	Growth Management Director Growth Management Department Martin County 2401 S.E. Monterey Road Stuart, Florida 34996

For more information, visit the County's website: www.martin.fl.us

Then, click “Departments”; “Growth Management”; “Comprehensive Planning” or contact the Martin County Growth Management Department at (772) 288-5495.



N



0 416.5 833 1,666 Feet



Sunshine State Carnation

Location Map
Hobe Sound, FL



**Cotleur &
Hearing**

Ad Number:

GCI0456861-01

Advertiser:

Martin County - Growth Management

Insertion Number:

N/A

Agency:

N/A

Size:

2 Col x 10 in

Section-Page-Zone(s):

A-18-All

Color Type:

N/A

Description:

NOTICE OF PUBLIC HEA

Pandemic upends House campaigns

Even incumbents find running tough

Christal Hayes and Nicholas Wu

USA TODAY

WASHINGTON – Rich McCormick is balancing two different crises.

He spends his nights as an emergency room doctor, intubating patients as his hospital and others across the nation continue to feel the wrath of COVID-19. During the day, he make his pitch to voters in the suburbs of Atlanta, hoping to hold a House seat for Republicans in what has been rated one of the most competitive races in the country.

Republicans are banking on candidates like McCormick to take back the House from Democrats, but a barrage of crises have made the path to victory increasingly difficult.

Only a few months ago, Republicans were bullish on their chances of retaking the House. Sen. Bernie Sanders, a progressive boogeyman that Republicans hoped could help their hand, was leading the Democratic presidential primary race. The economy was expanding, and unemployment rates were falling to all-time lows. And House Democrats were focused on impeachment, leading one

member to bolt to the GOP.

But with less than four months until November, a lot has changed.

The dozen or so seats Republicans need to take the House majority appear to be falling further from their grasp as COVID-19 continues to spread across the globe and a host of polls show President Donald Trump struggling against presumptive Democratic nominee Joe Biden amid a national reckoning with racism and policing.

Republicans have targeted 54 House seats across the country. The districts include about 30 that were won by Trump in 2016 but turned blue in the midterms. Democrats now control 233 seats out of the chamber's 435.

Over the months, crisis after crisis has rattled the country and its politics, forcing political newcomers and incumbents in swing districts to adapt. Challengers are struggling to break out while they campaign via town halls recorded in their homes, and incumbents in swing districts are walking a tightrope on addressing controversies, including Trump's performance.

"It's almost like the perfect storm," said Dennis Goldford, a political science professor at Drake University in Des Moines, Iowa. "The economy, the virus, the police issue all leading up to one very important election."

In early spring, Rep. Cindy Axne, D-Iowa, called around to small businesses in her district eager to hear how they were coping as the pan-



U.S. Rep. Cindy Axne, D-Iowa, hopes to hold her House seat in a race against Republican former Rep. David Young, whom she ousted in 2018.

KELSEY KREMER/DES MOINES REGISTER FILE

demic closed businesses across the country. One shuttered restaurant owner in Des Moines was having trouble getting a loan, so Axne called the head of the state's Small Business Administration. The three worked it out together on the phone.

"I said, 'We're going to solve this right now.' And so that's how you get things done. You don't ever drop the ball for your constituents, especially when we're going through a time like this," Axne told USA TODAY.

Axne was part of the "blue wave" in 2018 that allowed Democrats to take control of the House. She beat Republican incumbent Rep. David Young, who hopes to reclaim the seat in November.

For Axne and other swing-district Democrats fighting to keep their seats, COVID-19 has created an unusual situation. And for freshmen lawmakers, the first re-election battle is often the hardest. The election marks the first time freshmen must defend their records and show they have real staying

power.

But honing in on those constituent connections has been particularly difficult this year with the elimination of traditional in-person campaigning and a bright spotlight on how lawmakers have handled the upheaval gripping the nation.

"It's absolutely shifted so much of my life in this position, from the work and how we conduct work on the official side, to campaigning," Axne said. "It's affecting every single bit of my job as I represent Iowans and as I go out to try and earn their votes this fall."

Axne has tried to appeal to both partisan branches of her constituency. She frequently criticized Iowa's Republican governor, Kim Reynolds, for not declaring a stay-at-home order and has spoken out about COVID-19 outbreaks at meatpacking plants. But she has also put herself at odds with fellow Democrats, voting against a Democratic-led COVID-19 emergency package that she argued would "waste taxpayer dollars."

"This virus issue complicates the landscape for people like Axne," Goldford said. "It basically complicates what is already a complicated re-election bid."

Goldford explained that in times of crisis, typically the country comes together. But the pandemic has led to even more partisan lines being drawn, a problem for those in swing districts where hard-line partisanship doesn't play well.

Politicization is only one of the extra hurdles facing House members. Rep. Cheri Bustos, D-Ill., chairwoman of the Democrats' House campaign arm, noted they have shifted their hiring to focus on digital and virtual outreach.

"I think things are very different now. We have to campaign in a different way. And we have to communicate with people we represent in a different way," she said in an interview.

She noted efforts to mobilize volunteers working from home and mobile director hires sent to campaigns across the country.

"We know this moment that we are living in right now and we're adjusting to it," Bustos said.

Candidates trying to knock out incumbents also face an unprecedented challenge.

The battleground districts of 2020 vary significantly from the last cycle. Democrats won many of the seats considered the most competitive in 2018, so this time, many Democrats are aiming to win seats in redder territory.

But Democrats also are on the defensive in many House districts. Only three congressional districts won by Hillary Clinton in 2016 are represented by Republicans, and 31 districts won by Trump are represented by Democrats.

It's crucial for the GOP to break out in these races.

McCormick, the emergency room doctor running in the Atlanta suburbs, says he has resumed some in-person campaign events and meetings, albeit socially distanced.

"Different people take risks all the time," he said. His campaign was holding events based on the level of comfort people had.

"We really tried to adapt to every situation given each individual. What we've tried to do is also accommodate people in their own environment," he said, whether that meant going to a synagogue and handing out masks before an event, or holding events through Zoom for those uncomfortable with in-person events.

Some Republicans have expressed optimism after a surprise win in California's 25th District in a May special election – the first time the GOP has turned a California district from blue to red in more than 20 years. Rep. Tom Emmer, R-Minn., and chairman of House Republicans' campaign arm, touted the win in an interview and said there were dozens of districts where Republicans appear even better positioned to take back seats.

"After a win in California's 25th District, which is the suburbs of Los Angeles, I would tell you two things: If we can win in the suburbs of Los Angeles, we can and will win everywhere we need to in the fall," he said.

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NOTICE OF PUBLIC HEARINGS

The Martin County Local Planning Agency will conduct public hearings on August 6, 2020, beginning at 7:00 P.M., or as soon thereafter as the items may be heard, to review the following items:

1. Comprehensive Plan Amendment 19-26, Sunshine State Carnations: A Future Land Use Map change from Residential Estate Density (allowing 2 units per acre) to Low Density Residential (allowing 5 units per acre) on 2 parcels totaling 19.44 acres, located at 9450 SE Gomez Avenue in Hobe Sound.
2. Application for re-zoning from R-2B and R-2 (Single-Family Residential District) to RS-5, (Low Density Residential District) or the most appropriate zoning district on 19.44 acres regarding Comprehensive Plan Amendment 19-26, Sunshine State Carnations.
3. Comprehensive Plan Amendment 19-28, Golden Gate FLUM, a proposal to amend the Future Land Use Map regarding the Golden Gate Community Redevelopment Area (CRA) to change the Medium Density Residential, High Density Residential, and General Commercial future land use designations to CRA Center, CRA Neighborhood, Recreational, and General Institutional future land use designations and to repeal the Golden Gate Mixed-Use Future Land Use Overlay. The Industrial, Recreational and General Institutional future land use designations will be retained.
4. AN ORDINANCE OF MARTIN COUNTY, FLORIDA, CREATING DIVISION 7, GOLDEN GATE COMMUNITY REDEVELOPMENT CODE OF ARTICLE 12, REDEVELOPMENT CODE, LAND DEVELOPMENT REGULATIONS, MARTIN COUNTY CODE; REPEALING SECTION 3.267, GOLDEN GATE COMMUNITY REDEVELOPMENT AREA, LAND DEVELOPMENT REGULATIONS, MARTIN COUNTY CODE; AMENDING THE ZONING ATLAS TO ASSIGN THE GOLDEN GATE REDEVELOPMENT ZONING DISTRICT AND MAKE OTHER CHANGES FOR CONSISTENCY WITH THE FUTURE LAND USE MAP; PROVIDING FOR APPLICABILITY, CONFLICTING PROVISIONS, SEVERABILITY, FILING WITH THE DEPARTMENT OF STATE, CODIFICATION, AND AN EFFECTIVE DATE.

All interested persons are invited to attend and be heard. The meeting will be held in the John F. and Rita M. Armstrong Wing of the Blake Library, 2351 SE Monterey Road, Stuart, Florida 34996. Written comments may be mailed to: Paul Schilling, 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.

July 17, 2020

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Commission Group 3
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TR-GCI0489188-01

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