

CPA 19-28, Golden Gate FLUM

Public Notice

Signs

Certification of Mailing

Published Ad

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

May. 7, 2020

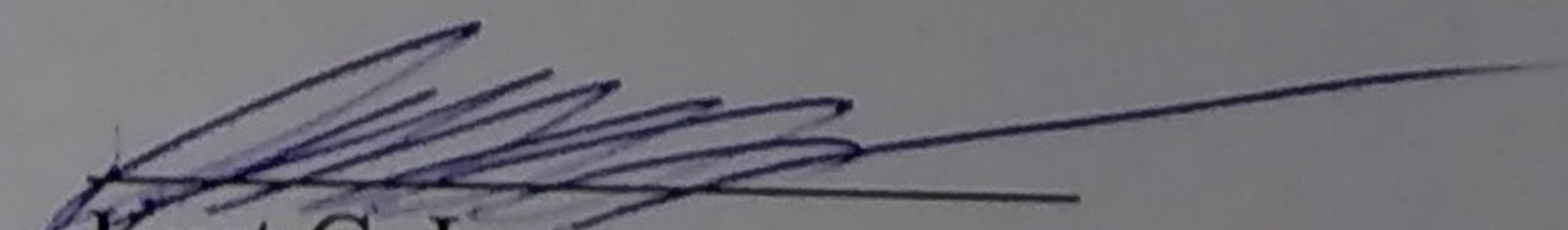
Martin County Growth Management
2401 SE Monterey Rd.
Stuart, FL 34996

REF: CPA 19-28
Goldern Gate CRA

Attn.:

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

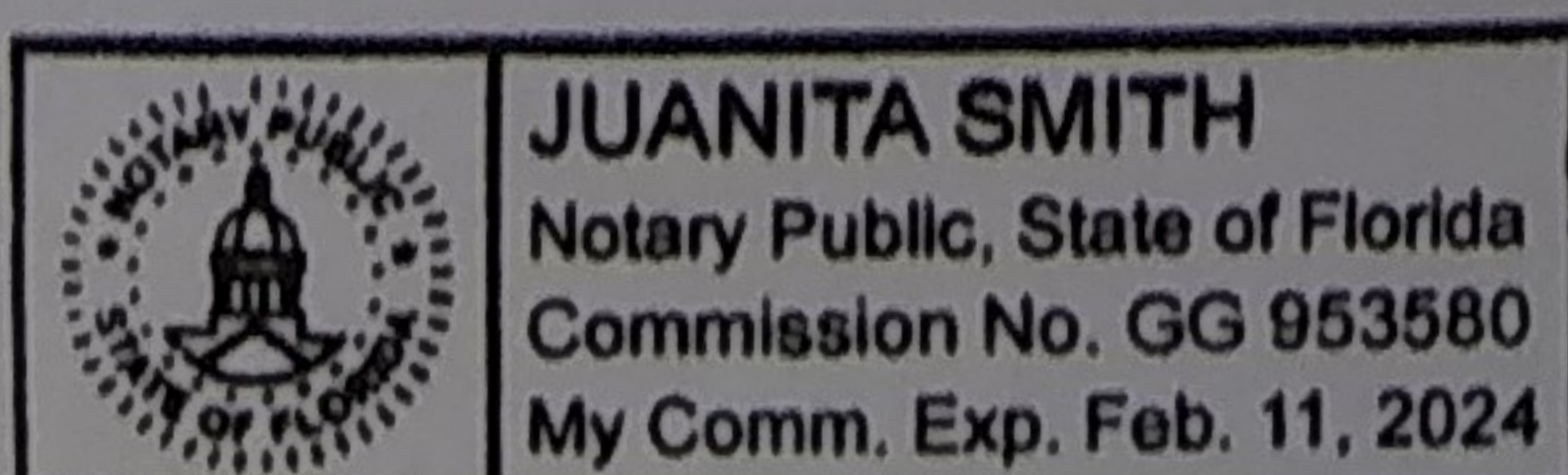
Sign 1: Iris st.
Sign 2: Dixie Hwy
Sign 3: Clayton & St. Lucie

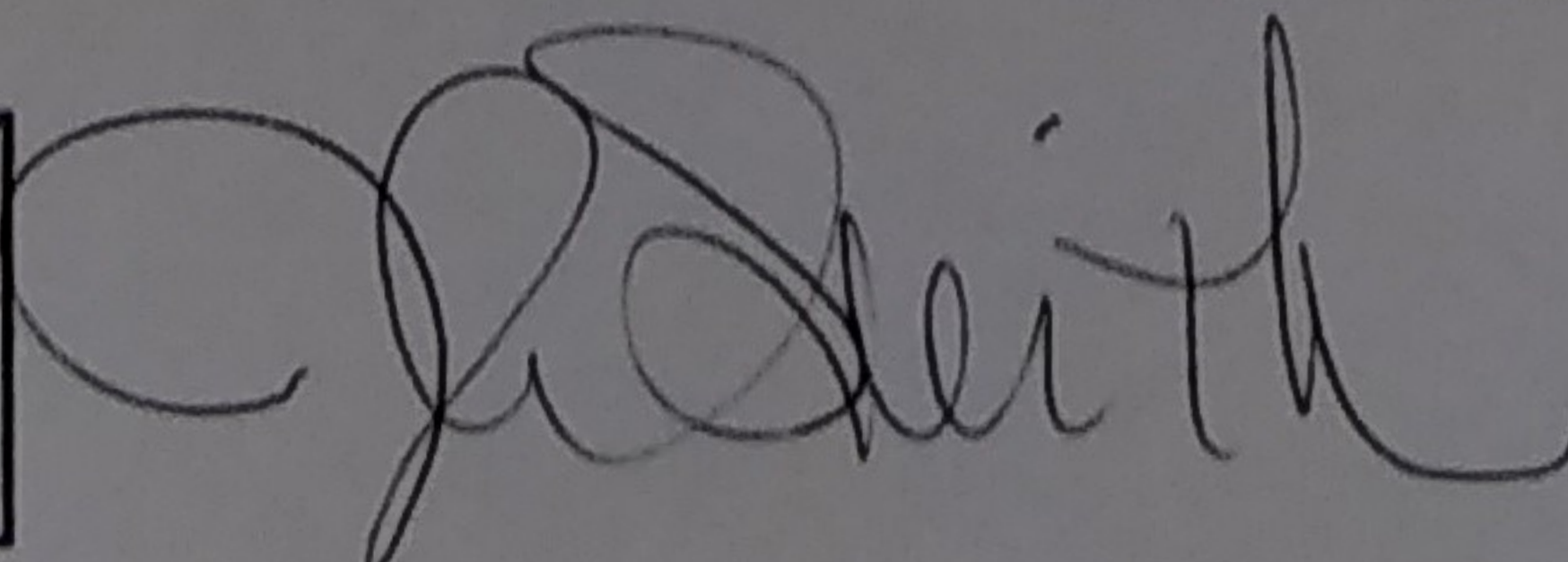

Kurt C. Larsen

5/7/20
Date

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 5-7-2020.





The locations for the three signs:

1. -80.214477, 27.162718 - On Iris St and the Camino ROW



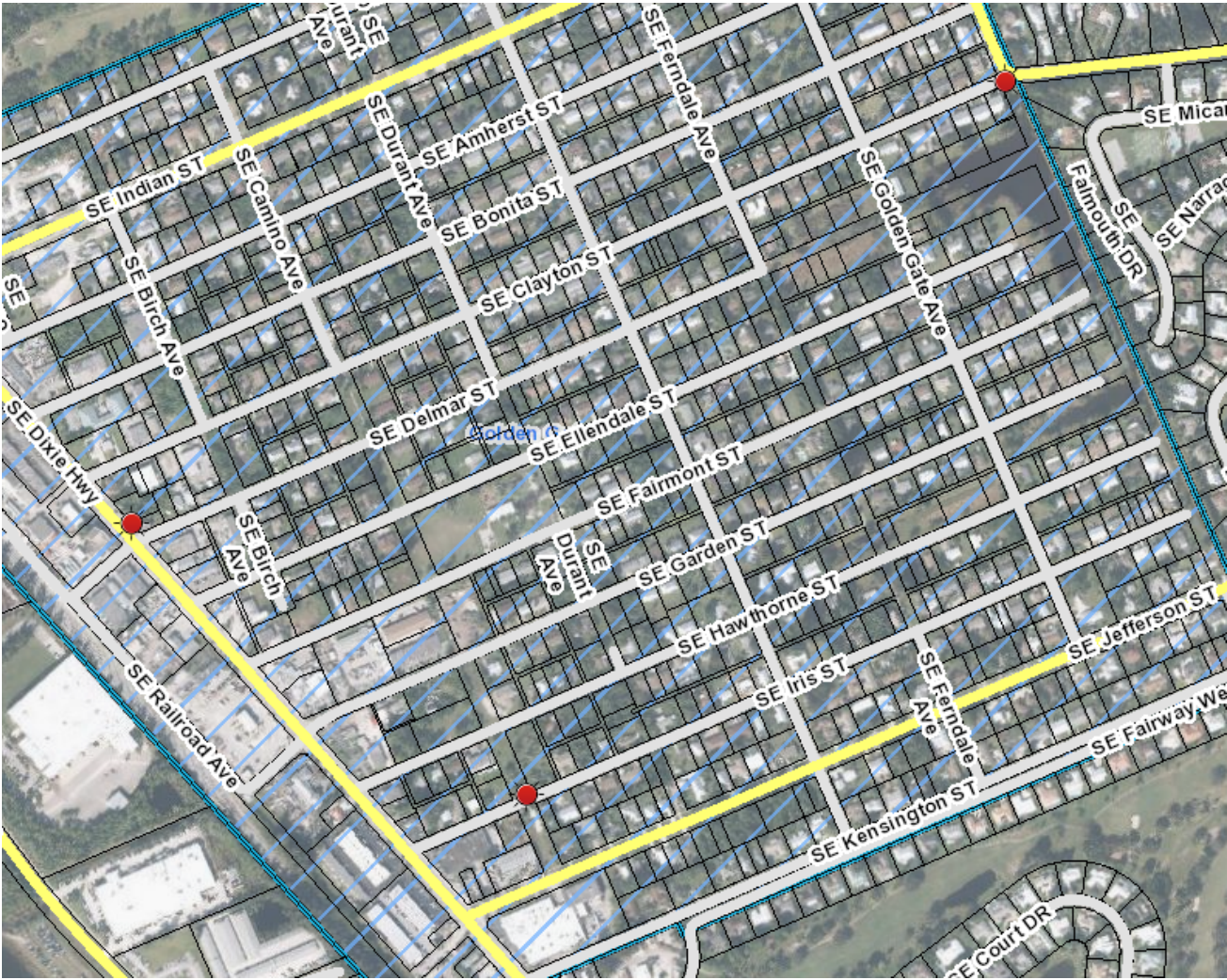
2. -80.219139, 27.165535 – Off Dixie Hwy next to the Golden Gate Center



3. -80.208828, 27.170164 – Corner of Clayton St and St. Lucie Blvd (right at the CRA Boundary)



Overview of the sign locations (3 red stars) – Yellow star is where the electronic message board will be located.











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October 12, 2020

Paul Schilling
Deputy Director
Martin County Growth Management Department
2401 SE Monterey Road
Stuart, FL 34996

RE: Certification of Property Owner Notification

Dear Mr. Schilling,

I certify that letters of notification of the owners of property and the surrounding property owners, as required by the Martin County Comprehensive Growth Management Plans, and the Martin County Land Development Regulation, for the following applications were mailed on October 1, 2020.

CPA 19-28 Golden Gate FLUM, Golden Gate CRA Rezoning

The notification letters contained the meeting notice information for the October 27, 2020 Board of County Commissioners Public Hearing.

Sincerely,

A handwritten signature in blue ink that reads "Susan Kores".

Susan Kores
Manager, Office of Community Development

Attachments: Letter to property owners
Location Map
Property owner mailing list



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September 30, 2020

RE: Notice of Public Hearings for CPA 19-28, the proposed amendment of the Future Land Use Map and Zoning Atlas for the Golden Gate Community Redevelopment Area (CRA), and adoption of Article 12, Division 6, Golden Gate Community Redevelopment Code, Land Development Regulations (LDR).

Dear Property Owner:

You are receiving this notice because you are either the owner of property within the Golden Gate Community Redevelopment Area or the owner of property within 1000 feet of the CRA boundary.

Please be advised that most land within the Golden Gate CRA is the subject of an application to change the future land use designations:

From: Medium Density Residential, High Density Residential, General Commercial, and the Golden Gate Mixed-Use Future Land Use Overlay.

To: CRA Center, CRA Neighborhood, Industrial, Recreational or General Institutional future land use designations.

And to change the zoning districts:

From: R-3 Multiple-Family Residential, R-3B Multiple-Family Residential, B-1 Business, LI Limited Industrial, M-1 Industrial, M-2 Industrial and the Urban Corridor, Neighborhood Center, Neighborhood Urban, Neighborhood General and Neighborhood Residential Zoning Overlays.

To: Golden Gate Redevelopment, PS Public Service, PS-1 Public Service 1, PR Public Recreation or the most appropriate zoning district.

And to assign zoning subdistricts pursuant to the proposed Regulating Plan, Article 12, Division 7, LDR. It is proposed that the CRA Mixed-Use Future Land Use Overlays and the CRA Zoning Overlay Districts will be repealed. Institutional future land use designations would be retained. No changes in the future land use or zoning designations are proposed for properties outside of the Golden Gate CRA boundary. Owners of properties outside of the Golden Gate CRA boundary are being notified of the proposed changes as required by the Martin County Comprehensive Growth Management Plan and the Land Development Regulations.

Please see the enclosed map and "Frequently asked Questions" for more information.

Public Hearings for adoption of CPA 19-28, the proposed amendment of the Future Land Use Map, the Zoning Atlas and amendments to the Land Development Regulations for the Golden Gate CRA are scheduled for:

Public Hearing: Board of County Commissioners

Topic: Future Land Use Map and Land Development Regulations
Date: Tuesday, October 27, 2020
Time: Location: 9:00 AM, or as soon thereafter as the items can be heard.
 Martin County Administrative Center, 2401 S.E. Monterey Road, Stuart, FL

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, Principal Planner, Growth Management Department, at 772-288-5931 or by email at iszedlma@martin.fl.us. All written comments should be sent to Clyde Dulin, AICP, Comprehensive Planning Administrator, by email at cdulin@martin.fl.us or 2401 SE Monterey Road, Stuart, FL 34996. Copies of the item will be available from the Growth Management Department.

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. Golden Gate 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 Golden Gate 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 Golden Gate CRA are Medium Density Residential, High Density Residential, General Commercial and Recreational.

3. What are the Mixed-Use Future Land Use Overlays?

The Mixed-Use Future Land Use Overlays allow, but do not require, 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 future land use designation. There is only the Golden Gate Mixed-Use Future Land Use Overlay in the Golden Gate 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 Golden Gate Mixed-Use Future Land Use Overlay and most of the “underlying” future land use designations will be replaced by two new future land use designations called CRA Center and CRA Neighborhood. Some County owned land will be designated Public Service. The Recreation future land use designation will be retained.

Zoning Atlas - The five (5) “underlying” zoning districts, and the five (5) Golden Gate Zoning Overlay Districts will be replaced with the Golden Gate Redevelopment Zoning District, PS-1 Public Service 1, PR Public Recreation or the most appropriate zoning 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.

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 Department of Economic Opportunity, 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).

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

The County and the Community Redevelopment Agency believe the current regulatory structure impedes realization of the vision for the Golden Gate CRA contained in the Golden Gate 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 Golden Gate 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 subject to the proposed development standards within the Golden Gate 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)." 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. These amendments also followed a public hearing schedule, have been adopted by the Martin County Board of County Commissioners and are now in effect.

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

- a) **WATCH** on MCTV or **ATTEND**, the presentation of the proposed changes made at these public meetings:
 - a. The June 1, 2020 meeting of the Golden Gate Neighborhood Advisory Committee;
 - b. The July 27, 2020 meeting of the Community Redevelopment Agency;
 - c. The August 6, 2020 meeting of the Local Planning Agency;
 - d. The September 15, 2020 meeting of the Board of County Commissioners;
 - e. The October 27, 2020 meeting of the Board of County Commissioners.
- b) **CALL** or **EMAIL** Irene Szedlmayer, Principal Planner, Growth Management Department at 772-288-5931 or iszedlma@martin.fl.us with your questions.
- c) **Go to the website** www.martin.fl.us/cra, click on Article 12 "learn more".

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BUREAU OF DIRECT MAIL INC.

2809 SE Monroe Street
Stuart, FL 34997

(772) 283-8850
(800) 368-0004

October 1, 2020

Jana Cox
Office of Community Development
Martin County Board of County Commissioners
2401 SE Monterey Road
Stuart, FL 34996

RE: Golden Gate notification letter #2 and Golden Gate CRA.MAP #2 mailing

I hereby certify that the Bureau of Direct Mail Inc., has prepared and mailed 855 notification letters, frequently asked question notice and the map of the corresponding area as provided by the client to the recipients on the clients supplied mailing list. The mailing was delivered to the West Palm Beach Post Office at Summit Boulevard on October 1, 2020. A total of 855 pieces were mailed.

A handwritten signature in purple ink that reads "Bonnie L. Arnold". The signature is fluid and cursive, with the first letters of each word being capitalized and prominent.

Bonnie Arnold
Bonnie.Arnold@Bureauinc.com
Bureau of Direct Mail Inc.

Max Filby
The Columbus Dispatch
USA TODAY NETWORK

Workers at Battelle's West Jefferson facility build one of its Critical Care Decontamination Systems.
COURTESY OF BATTELLE

“We did not experience widespread mask degradation, but did occasionally have a mask that changed shape enough to not fit well and, in those situations, we’d simply discard the mask and grab another mask,” Yoder said. “This was a temporary solution for OhioHealth, and we continue to source new, disposable N95 masks as our ideal and primary solution.”

The Martin County Board of County Commissioners will conduct public hearings on October 27, 2020, beginning at **9:00 A.M.**, or as soon thereafter as the items may be heard, to review the following items:

1. AN ORDINANCE OF MARTIN COUNTY, FLORIDA, REGARDING COMPREHENSIVE PLAN AMENDMENT 19-28, GOLDEN GATE, AMENDING THE FUTURE LAND USE MAP OF THE MARTIN COUNTY COMPREHENSIVE GROWTH MANAGEMENT PLAN; PROVIDING FOR CONFLICTING PROVISIONS, SEVERABILITY, AND APPLICABILITY; PROVIDING FOR FILING WITH THE DEPARTMENT OF STATE, AND AN EFFECTIVE DATE.
2. 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.
3. AN ORDINANCE OF MARTIN COUNTY, FLORIDA, REGARDING COMPREHENSIVE PLAN AMENDMENT 20-02, MARTINEZ COVE ROAD, AMENDING THE FUTURE LAND USE MAP OF THE MARTIN COUNTY COMPREHENSIVE GROWTH MANAGEMENT PLAN; PROVIDING FOR CONFLICTING PROVISIONS, SEVERABILITY, AND APPLICABILITY; PROVIDING FOR FILING WITH THE DEPARTMENT OF STATE, AND AN EFFECTIVE DATE.

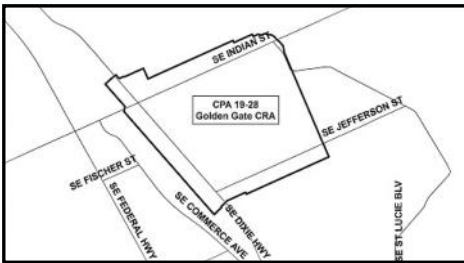
In conjunction with:

4. A RESOLUTION OF MARTIN COUNTY, FLORIDA, REGARDING AN APPLICATION TO CHANGE THE ZONING DISTRICT FROM A-1, SMALL FARMS DISTRICT TO RE-1/2 A, RESIDENTIAL ESTATE DISTRICT OR THE MOST APPROPRIATE ZONING DISTRICT ON 2.38 ACRES AT 1500 S.E. COVE ROAD, WEST OF S.E. GRACE LANE.

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.



Ryan W. Miller
USA TODAY

Addressing concerns that the lockdown restrictions were singling out the Orthodox community, Cuomo said earlier Wednesday that the cluster boundaries were driven entirely by data.



Members of the Orthodox community speak with NYPD officers Wednesday in the Borough Park neighborhood of Brooklyn. JOHN MINCHILLO/AP

*Contributing: Joseph Spector and
Jon Campbell, New York State Team*

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For more information contact your Account Executive or email us at GannettRealEstate@Gannett.com