



**Martin County
Local Planning Agency
Agenda - FINAL AGENDA**

Administrative Center
2401 SE Monterey Road
Stuart, FL 34996

Niki Norton, Chair, District 1, 11/2024
Thomas Campenni, District 2, 11/2026
Bob Thornton, District 3, 11/2024
James Moir, District 4, 11/2026
Rick Hartman, Vice Chairman, District 5, 11/2024
Mark Sechrist, School Board Liaison, 12/2024

Thursday, February 15, 2024

7:00 PM

Commission Chambers

CALL TO ORDER

ROLL CALL

MINU APPROVAL OF MINUTES - NONE

**QJP QUASI-JUDICIAL PROCEDURES
QUASI-JUDICIAL PROCEDURES**

Quasi-Judicial procedures apply when a 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 the witnesses testify under oath, and demand a decision that is based on a correct application of the law and competent substantial evidence in the record.

Agenda Item: [24-0626](#)

PRES PRESENTATIONS

PRES-1 EVALUATION AND APPRAISAL REPORT (EAR)

Presentation of a draft report prepared by the Treasure Coast Regional Planning Council, identifying local issues and a matrix of statutory changes that may require amendments to the Comprehensive Growth Management Plan. Staff seeks input from the Local Planning Agency.

Requested by: Paul Schilling, Growth Management Department Director
Presented by: Clyde Dulin, AICP, Comprehensive Planning Administrator and
Dana Little, Treasure Coast Regional Planning Counsel

Agenda Item: [24-0639](#)

NEW

NEW BUSINESS

NPH-1

**B115-003 THREE LAKES GOLF CLUB PUD MASTER SITE PLAN
(QUASI-JUDICIAL)**

Three Lakes Golf Club, LLC request for a zoning district change from the current AG-20A, General Agricultural District to the Planned Unit Development District (PUD), including a request for approval of the Three Lakes Golf Club PUD Agreement and Master Site Plan. The project consists of 3 golf courses, related amenities and associated infrastructure on an approximate 1,216.2 acres located west and east of Kanner Highway approximately 2 miles southwest of I95 at 10980 SW Apogee Drive in Stuart. Included with this application is a request for a Certificate of Public Facilities Reservation.

Requested by: Morris A. Crady, AICP, Lucido & Associates

Presented by: Brian Elam, PMP, Principal Planner

Agenda Item: [24-0601](#)

COMMENTS

1. PUBLIC
2. MEMBERS
3. STAFF

ADJOURN

ADA

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