



2401 SE Monterey Rd
Stuart, FL 34996

Martin County Environmental Land Oversight Committee (ELOC) Minutes

Wednesday June 25, 2025

5:00 PM

BOCC, Chambers

Present: Dan Brady, Vicki Davis, Merritt Matheson, Beth Kavinsky, Jim Snedecker, Tom Campenni, Scott Turnbull, John Keller

Absent: David Hafner, John Keller

WELCOME/CALL TO ORDER

- Meeting was called to order at 5:00pm by Jim Snedecker, Committee Chair

ROLL CALL

- Roll Call/ Introduction of all committee members. David Hafner and John Keller were Absent.

OLD BUSINESS

A. APPROVAL OF MINUTES

Jim Snedecker moved to approve the meeting minutes from the April 16th meeting. Merritt Matheson seconded the motion. ALL in favor.

Jim Snedecker moved to approve the meeting agenda for the June 25th meeting. Merritt Matheson seconded the motion. ALL in favor.

B. UPDATE ON TAX REVENUE GENERATED FROM SALES TAX COLLECTION

John Maehl, Environmental Resource Administrator, provided an update on the Sales Tax Revenue. \$6.6 million in sales tax was collected through April (there is approximately a 3-month lag in reporting). This is on course with the projection that the Department of Revenue gave us.

NEW BUSINESS

A. REVIEW OF RANKING PROCESS

Michael Yustin, Sr. Project Manager, Environmental Resource Division, explained the ranking form and the evaluation factors as well as the land acquisition process.

Michael Yustin, Sr. Project Manager, Environmental Resource Division, noted changing the form to have a spot for each member's name and the parcel name on the ranking form.

Jim Snedecker clarified that all parcels being reviewed will go to the board, even if they rank a 0.

B. STAFF PRESENTATION ON NOMINATED PARCELS

Mike Yustin presented two parcels for discussion and ranking:

1) Pal Mar Settlement Acquisition Program

Tom Campenni questioned how many parcels were being scored. Michael Yustin responded with 421 parcels and 387 acres.

Merritt Matheson wanted clarification of the blue zones being traded. Michael Yustin will go over this later in the presentation.

2) Bar B Ranch Forever Florida Proposal

Michael Yustin explained what CERP stood for.

Tom Campenni questioned since it is an easement, can they take the pines out and make new pastures out of them? Michael Yustin said no, they can't take habitat and convert it to Agricultural land. Sebastian Fox Sr. Assistant County Attorney, thinks the easement document needs to be reviewed before confirming what rights the landowner would retain. No negotiated agreement has been made.

Jim Snedecker, would like to know if there are any trip wires to that? Michael Yustin explained that there are two different state agencies doing conservation easements.

John Mahel, Environmental Resource Administrator, explained the difference between Agg reserve release and a purchased Conservation easement.

Merritt Matheson questioned the two separate parcel IDs and the purchase of the property.

Merritt Matheson had a comment for the ranking sheet- the estimated cost per acre column on the sheet. Staff and Merritt discussed whether the column should be removed from the sheet.

Michael Yustin explained that the sheet would need to go back to the BOCC

to remove the column, as they are the ones who approved the form.

C. PUBLIC COMMENT

Jim Snedecker opened the floor to the public to comment on the first parcel. There were no public comments.

Jim Snedecker opened the floor to the public to comment on the second parcel. There were no public comments.

D. ELOC COMMITTEE DISCUSSION

Members agreed to wait until after both parcels were presented before discussing.

Committee members discussed each proposed property.

Jim Snedecker suggested ranking and discussing each parcel one at a time.

E. ELOC MEMBERS FILL IN SCORE SHEET

Pal Mar Settlement Acquisition Program

The majority of the committee members ranked the property the same in all categories.

Bar B Ranch Forever Florida Proposal

The majority of the committee members ranked the property the same in all categories.

F. STAFF PRESENT RANKING RESULTS

G. ELOC VOTES ON SCORING AND MAKES RECOMMENDATION TO FORWARD TO THE B.O.C.C

The Committee voted to present both properties to the BOCC for recommendation.

QUESTIONS FROM COMMITTEE MEMBERS

SET DATE FOR NEXT ELOC MEETING

- The next meeting has been tentatively scheduled to be held on Friday, September 5, 2025, 10am – 5pm In BOCC Chambers
- Mike Yustin to provide documentation approximately 2 weeks in advance of the next meeting in the form preferred by each committee member as follows:

Jim Snedecker – Hard Copy

Dan Brady – Hard Copy

Beth Kavonsky – Hard Copy and Digital

Tom Campenni – Hard Copy and Digital

Scott Turnbull – Digital

Merritt Matheson – Digital

Vicki Davis – Hard Copy

COMMENTS

- A. PUBLIC
- B. COMMITTEE MEMBERS
- C. STAFF

ADJOURN

- There was no further business. The meeting was adjourned at 7:22 pm.

Recorded and prepared by:



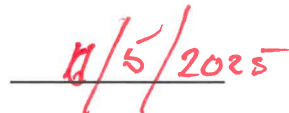
Sarah Cornelius, PWD Administrative Coordinator



Date



Jim Snedeker, Chair



Date

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