

# TOWN OF SEWALL'S POINT

JOHN TOMPECK  
Mayor

FRANK FENDER  
Vice Mayor

DAVID KURZMAN  
Commissioner

KAIJA MAYFIELD  
Commissioner



ROBERT DANIELS, ICMA-CM  
Town Manager

APRIL STONCIUS, MMC  
Town Clerk

TINA CIECHANOWSKI  
Chief of Police

JACK REISINGER, CBO  
Building Official/PW Director

MARIA PIERCE  
Finance/HR Director

**Town Commission Regular Meeting  
March 12, 2024  
6:00 PM**

## I. CALL TO ORDER

- a. Pledge of Allegiance to the Flag
- b. Roll Call

## II. PROCLAMATIONS AND PRESENTATIONS

## III. PUBLIC COMMENT ON NON-AGENDA ITEMS- PLEASE SUBMIT A COMMENT CARD TO THE TOWN CLERK PRIOR TO THE START OF THE MEETING AND LIMIT YOUR COMMENTS TO THREE MINUTES. If the thirty (30) minute time period has been exhausted, the Commission will entertain any remaining comments near the end of the meeting with the same three (3) minute per person time limitation

- a. TOSP Public Meeting Guidelines
  - 1) [TSP-Public Comment Guidelines.pdf](#)

## IV. ADDITIONS, DELETIONS OR CHANGES TO THE AGENDA

## V. APPROVAL OF AGENDA

## VI. CONSENT AGENDA

- a. Minutes – February 27, 2024
  - 1) [02 27 24 Regular Minutes.pdf](#)

## VII. PUBLIC HEARING - ORDINANCE - SECOND READING

## VIII. PUBLIC HEARING - ORDINANCE - FIRST READING

- a. Ordinance No. 458 – Amending Land Development Regulations – Development Review Process
  - 1) [Commission\\_Ord 458 Managers Memo\\_LDR Amendment\\_24\\_03\\_12.pdf](#)
  - 2) [ATTACHMENT A \\_ORDINANCE NO 458\\_24\\_02\\_28.pdf](#)

## IX. RESOLUTIONS

## X. OLD BUSINESS

## XI. NEW BUSINESS

- a. ADDENDUM - Grant Approval Requests

- 1) Memo to Commission on Grants..docx.pdf
- 2) Email - Additional Award \$2,750,000 02.29.2024.pdf
- 3) Sewall's Point\_2024 FL Arbor Day Project Proposal Form (004).pdf

## **XII. DISCUSSION**

### **a. Summer Commission Meeting Schedule**

- 1) Memo to Commission Summer Meetings 3-12-24.pdf
- 2) 2024 Commission Summer Meeting Schedule - Remainder of Year.pdf
- 3) 04 25 23 Regular Meeting Minutes.pdf

### **b. FY 2024/2025 Budget Calendar**

- 1) PROPOSED BUDGET CALENDAR FY25.pdf

### **c. ADDENDUM - U.S. Army Corps of Engineers - South Florida Ecosystem Restoration**

- 1) SOUTH FLORIDA ECOSYSTEM RESTORATION AND C&SF RESILIENCE PROGRAMS.pdf

## **XIII. COMMISSION AND STAFF CLOSING COMMENTS**

### **a. STAFF**

### **b. COMMISSIONERS**

## **XIV. ADJOURN**

**CIVILITY CLAUSE:** It is the policy of the Sewall's Point Town Commission that all persons addressing a town board or attending a Town board meeting shall conduct themselves in a manner that does not disrupt the orderly and efficient conduct of the meeting. Boisterous or unruly behavior; threatening or inciting an immediate breach of the peace; or use of profane, slanderous or obscene speech will not be tolerated and could result in ejection from the meeting after warning from the presiding officer. In accordance with the provisions of the Americans with Disabilities Act (ADA) this document may be requested in an alternate format. Persons in need of a special accommodation to participate in this proceeding shall, within 3 working days prior to any proceeding, contact the Town Clerk's office, One South Sewall's Point Road, Sewall's Point, Florida 34996 (772) 287-2455. If any person decides to appeal any decision made by the Town Commission with regard to any matter considered at such meeting or hearing, s/he will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.



## Guidelines for Public Comments

- Everyone will have 3 minutes
- When recognized step forward to the podium and state your name for the record
- All remarks should be addressed to the Commission as a body
- The public comment period is for receipt of public comments, not debate. It is not intended as a time for problem solving but rather for hearing the citizens for their input
- Any person addressing the Commission who disrupts the orderly and efficient conduct of the meeting, uses profane or obscene language may be removed from the meeting

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Building Official/PW Director

MARIA PIERCE  
Finance/HR Director

**Regular Town Commission Meeting Minutes  
February 27, 2024  
6:00 p.m.**

## I. CALL TO ORDER

Mayor Tompeck called the meeting to order at 6:00 p.m.

### a. Pledge of Allegiance to the Flag

Mayor Tompeck lead the assembly in the Pledge of Allegiance.

### b. Roll Call

The Town Clerk called the roll with the following Commissioners present: Mayor Tompeck, Vice Mayor Fender, Commissioner Kurzman, and Commissioner Mayfield.

## II. PROCLAMATIONS AND PRESENTATIONS

### a. Swearing in of New Officer – Joseph Arena

Chief Ciechanowski provided a presentation and administered the Oath of Office to Officer Joseph Arena, who thanked the Commission.

**III. PUBLIC COMMENT ON NON-AGENDA ITEMS- PLEASE SUBMIT A COMMENT CARD TO THE TOWN CLERK PRIOR TO THE START OF THE MEETING AND LIMIT YOUR COMMENTS TO THREE MINUTES.** *If the thirty (30) minute time period has been exhausted, the Commission will entertain any remaining comments near the end of the meeting with the same three (3) minute per person time limitation.*

There were no public comments heard under this item.

## IV. ADDITIONS, DELETIONS OR CHANGES TO THE AGENDA

There were no changes made to the Agenda.

## V. APPROVAL OF AGENDA

There being no discussion, Commissioner Kurzman **moved** to approve the Agenda. Vice Mayor Fender **seconded** the motion, which **passed unanimously** by roll call vote.

**VI. CONSENT AGENDA**

- a. Financials – January 2024
- b. Building Report – January 2024
- c. Minutes – February 13, 2024
- d. Storm Debris Amendment Extension – CAPTEC
- e. Disaster Debris Management – Support Services – Witt O’Brien’s LLC

There being no discussion, Vice Mayor Fender **moved** to approve the Consent Agenda. Commissioner Mayfield **seconded** the motion, which **passed unanimously** by roll call vote.

**VII. PUBLIC HEARING - ORDINANCE - SECOND READING**

There was nothing scheduled under this item.

**VIII. PUBLIC HEARING - ORDINANCE - FIRST READING**

There was nothing scheduled under this item.

**IX. RESOLUTIONS**

There was nothing scheduled under this item.

**X. OLD BUSINESS**

There was nothing scheduled under this item.

**XI. NEW BUSINESS**

**a. Second Amendment for Creation of the Martin County Metropolitan Planning Organization**

The Town Manager introduced Beth Beltran, MPO Administrator, who provided the background of the transportation planning agency for Martin County that was formed in 1993 and put in place by a federal mandate. She explained that urbanized areas with over a population of 50,000 that wanted federal and state transportation funds had to be governed by an MPO board. Ms. Beltran stated that the board currently was made up of eight voting members and Sewall’s Point was one of the original signatories to the interlocal agreement forming the MPO. She said that the board was fortunate to have Commissioner Mayfield as a representative from Sewall’s Point, and requested approval of the interlocal agreement.

There being no discussion, Commissioner Mayfield **moved** to approve the Second Amendment to the Interlocal Agreement for the Creation of the Martin County Metropolitan Planning Organization adding a fifth (5th) Martin County Commissioner as a voting member. Vice Mayor Fender **seconded** the motion, which **passed unanimously** by roll call vote.

## XII. DISCUSSION

### a. 2024 Lake Okeechobee Water Management Operations

The Town Manager stated that there was going to be an expansion of discharges coming from Lake Okeechobee and into the waterway system through the St. Lucie Canal and other waterways. He said discharges in the past were an issue, and that the City of Stuart had approved a letter to send to the U.S. Army Corps of Engineers requesting no discharges or minimal discharges if necessary. He recommended that the Town send their own letter of support of no discharges from the Lake that would be signed by Mayor Tompeck on behalf of the Commission.

Commissioner Kurzman stated that there was a House Bill regarding the matter, as he received an email from the Friends of the Everglades organization indicating big sugar would be exempt from lawsuits if there was an issue with the water in the future. He requested that the residents sign a petition against it.

Commissioner Mayfield and Mayor Tompeck stated that they both supported the letter.

There being no further discussion, Vice Mayor Fender **moved** to approve the authorization of the correspondence to the U.S. Army Corps of Engineers indicating the Town of Sewall's Point's position regarding no discharges and supporting the City of Stuart and all people on the Treasure Coast. Commissioner Mayfield **seconded** the motion, which **passed unanimously** by roll call vote.

The Town Manager stated that he had not seen the petition that Commissioner Kurzman was referring to previously and requested to have time to review it, along with the Town Attorney, for legalities. Commissioner Kurzman said that he would forward it to the Town Manager for further review.

## XIII. COMMISSION AND STAFF CLOSING COMMENTS

### a. STAFF

#### Gallo Pavo, LLC – Updated Grant Chart – Legislative Session Update

The Town Manager stated that Kloee Ciuperger was out of town and unable to make the meeting, but that she had provided a briefing update from the 2024 Legislative Session, as well as a current grant chart for review. Mayor Tompeck stated that it was reasonable to expect Ms. Ciuperger to attend the meeting once a month and asked the Town Manager to strongly encourage her to do so. The Town Manager remarked that he had explained the expectation to her previously.

#### Town Attorney – Sunshine in a Minute

The Town Attorney advised that he had distributed a memo in reference to four recent court

opinions and that the most important one involved Public Records and the Sunshine Law. He recommended that the Commissioners be cognizant when using cell phones and text messages for Town business, as they needed to be archived appropriately.

### **Town Manager Report**

The Town Manager stated that a copy of the Use Agreement for the rental of the Commission Chambers was on the dais for the commissioners review. He pointed out that the State of the County Address would be held the next day, February 28, 2024, in Palm City, and that he would be attending. The Town Manager stated that the 2024 Legislative Priorities were also distributed for the Commission's review on the dais. He explained that a survey was crafted for the residents that resided South of Ocean Boulevard in reference to the Septic to Sewer Conversion Project in order to gauge the interest.

The Town Manager advised that in reference to the NPDES (National Pollutant Discharge Elimination System) Annual Report, the permit had expired for a two-month period regarding the outfall lines and the amount discharged into the river after it was treated. He stated that the permit was being reapplied for, but that there was a fine incurred in the amount of \$2,999. The Town Manager explained that he negotiated the fine down to \$1,800 and would continue to negotiate until the whole amount was waived.

The Town Manager stated that a street sweeping service was required under the permit for the streets that led into the stormwater system. He said that the current service was insufficient, as dirt was moved around instead of picked up. The Town Manager stated that he would meet with the county to explore other options, as well as meet with the City of Stuart to research other opportunities.

### **b. COMMISSIONER REPORTS REGARDING MEETINGS ATTENDED**

Commissioner Mayfield stated that budget season was approaching and recommended funds to refurbish the parking spaces in front of Town Commons Park.

Commissioner Kurzman stated that he was concerned that a person that appeared to represent a surveyor entered his property and did not have the proper ID. The Town Attorney advised that he would look into the matter. The Town Manager recommended that he call 911 next time.

Vice Mayor Fender requested information regarding 10 Oakwood Drive and the flooding of the neighbor's home to the east. The Town Manager responded that the paver driveway that was being installed would not flood, as it contained porous materials. He clarified that the Building Official was monitoring the situation, in order to make sure the project was built correctly.

Vice Mayor Fender stated that he was excited to hear about the planning of this year's Easter Eggstravaganza to be held on March 29, 2024, at Town Commons Park and thanked staff for keeping the tradition alive.

The Town Manager stated that the Arbor Day Celebration would be held on April 27, 2024.

Vice Mayor Fender inquired as to the coffee shop trailer that was parked at the park over the weekend. Chief Ciechanowski stated that if the Commission wanted to allow food trucks in Town, a law would need to be passed, as it was not currently allowed and was against the code. She advised that they were only allowed when an event was scheduled at the park and served the attendees of that specific event only.

Vice Mayor Fender stated that the Marathon of the Treasure Coast was being held on Sunday, March 3, 2024, and thanked the police officers that kept the event safe for everyone.

Commissioner Kurzman suggested that a six-inch high edge be constructed on driveways, in order to keep the water on the homeowner's property.

Mayor Tompeck stated that the maintenance for the stormwater system needed to be discussed, as significant infrastructure was being installed currently. He pointed out that maintenance included outfalls, in-ground storage, pumps, and drains that needed to be cleaned. Mayor Tompeck said that the funding of the cost of the maintenance could come from the General Fund, or set up a special restricted account, or establish a stormwater utility fee account.

Commissioner Mayfield stated that she had mentioned previously that a stormwater utility fee made sense, in order to take proper care of the system. She recommended that staff return with different scenarios and/or options to review moving forward, and agreed with Mayor Tompeck. Commissioner Kurzman recommended estimates be brought forward first, in order to budget for it efficiently.

It was the **consensus** of the Commission to have staff return within six-weeks with recommendations and a preliminary plan that contained options.

Mayor Tompeck stated that there was a lot on North Sewall's Point Road that was clear-cut and that a fine was collected. He inquired as to if a fine was of little consequence, how would the requirements of the permit be met moving forward. Mayor Tompeck said that after speaking with the Building Official, in the future the trees would be marked with fencing that were not to be removed.

Vice Mayor Fender asked the Building Official if there was a mitigation plan in place when the permit was applied for, and if it occurred after the ordinance that was put in place recently regarding mitigation. The Building Official responded that the address was 140 N. Sewall's Point Road and that the lot was not clear-cut completely. He explained that a majority of the trees were on the footprint of the house and that a landscape plan was submitted, along with a retention plan. The Building Official explained that as they were clearing the lot, the other trees were removed at the property owners' request.

Mayor Tompeck thanked the Town Manager for all of the recent email communications



regarding upcoming meetings. He clarified that the Charter Review Committee meetings had come to a conclusion. The Town Manager stated that the last meeting was on February 26, 2024, and that the final report would be presented to the Commission at the March 12, 2024, meeting.

**XIV. ADJOURN**

There being no further business, the meeting adjourned at 7:00 p.m.

**APPROVED:**

\_\_\_\_\_  
Mayor John Tompeck, Presiding Officer

**ATTEST:**

\_\_\_\_\_  
April C. Stoncius, Town Clerk

Minutes approved at the meeting of: March 12, 2024

# TOWN OF SEWALL'S POINT



**TO: Mayor and Commissioners**  
**FROM: Robert Daniels, Town Manager**  
**SUBJECT: Public Hearing Ordinance No. 458**  
**DATE: Town Commission Regular Meeting - March 12, 2024**

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**EXECUTIVE SUMMARY:** This is the Town Commission Public Hearing for Ordinance Number 458 (**ATTACHMENT A.**)

This ordinance resulted from the drafting of Standard Operating Procedures (SOP) for staff to process development applications. Staff is recommending that the Land Development Regulations be amended so that construction plans for developments would be approved administratively to streamline the process for both the Town and the applicants.

Tonight's Public Hearing will focus on the Town Commission's review of the strikethrough and underline of the correctly adopted LDRs (**ATTACHMENT A.**)

## **ORDINANCE TITLE AND ADVERTISEMENT:**

### **ORDINANCE NO. 458**

**AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF SEWALL'S POINT, FLORIDA, AMENDING THE LAND DEVELOPMENT REGULATIONS, CHAPTERS 30, 46, 54, 78 AND 82, TO REMOVE CONFLICTING LANGUAGE, UPDATE AND STREAMLINE THE DEVELOPMENT REVIEW PROCESS, PROVIDE FOR ADMINISTRATIVE APPROVALS, REMOVE REFERENCES TO PRELIMINARY PLANS, REMOVE REFERENCES TO MAJOR AND MINOR SITE PLANS; PROVIDE FOR SEVERABILITY; AND PROVIDING FOR THE REPEAL OF ALL CONFLICTING ORDINANCES, CODIFICATION AND AN EFFECTIVE DATE.**

## **BACKGROUND:**

The Town of Sewall's Point is developing Standard Operating Procedures (SOP) for the processing of development applications to assist staff in this task. When drafting the SOP, it was discovered that, with the current code, the applicant could essentially be subject to three public hearings of the commission: site plan, construction plan, and final plat approvals. Due to the technical nature of construction plans, staff is recommending that they be approved by the Building Official only. While this change is being made, staff recommended other changes which included the

strikethrough of any specific fees as well as minor changes to terminologies throughout the document for consistency. It is important to note that if/when application fees do change in the Town, a fee study is required, and the final fee schedule would be reviewed and approved by the Town Commission at a public meeting.

**RECOMMENDATION:**

Staff recommends one of the following motions:

1. "The Town Commission approve Ordinance 458 as drafted and schedule the second reading for March 26, 2024 and listen to any public comment on the matter."
2. "The Town Commission approve Ordinance 458 with changes and schedule the second reading for March 26, 2024 and listen to any public comment on the matter."

**ATTACHMENTS:**

- ATTACHMENT A: Ordinance 458



**ORDINANCE NO. 458**

**AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF SEWALL'S POINT, FLORIDA, AMENDING THE LAND DEVELOPMENT REGULATIONS, CHAPTERS 30, 46, 54, 78 AND 82, TO REMOVE CONFLICTING LANGUAGE, UPDATE AND STREAMLINE THE DEVELOPMENT REVIEW PROCESS, PROVIDE FOR ADMINISTRATIVE APPROVALS, REMOVE REFERENCES TO PRELIMINARY PLANS, REMOVE REFERENCES TO MAJOR AND MINOR SITE PLANS; PROVIDE FOR SEVERABILITY; AND PROVIDING FOR THE REPEAL OF ALL CONFLICTING ORDINANCES, CODIFICATION AND AN EFFECTIVE DATE**

**WHEREAS**, the Town of Sewall's Point, was chartered by the Florida Legislature in 1957; and

**WHEREAS**, the Town of Sewall's Point, adopted a Code of Ordinances in 1978 which includes Land Development Regulations; and

**WHEREAS**, the Town of Sewall's Point updated its Land Development Regulations in January 2023 to comply with the 2022 update to its Comprehensive Plan; and

**WHEREAS**, the Town of Sewall's Point desires to remove conflicting language; provide consistency of reference throughout and further streamline the process for site plan applications, review and approvals;

**NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COMMISSION OF THE TOWN OF SEWALL'S POINT, FLORIDA THAT:**

**Section 1.** The foregoing recitals are hereby fully incorporated herein by reference as legislative findings of the Town Commission of the Town of Sewall's Point.

**Section 2. CHAPTER 30 HISTORIC PRESERVATION**

**Sec. 30-5. - Certificate of authorization for work affecting historic resources.**

- (a) *Required.* A certificate of authorization shall be issued by the town commission prior to approving any preliminaryconcept plan involving alteration, demolition, relocation, reconstruction, excavation or new construction upon any site which will result in a change to the original appearance of an archaeological site or historic resource listed on the Florida Master Site File.

**Sec. 30-8. - Construction or exploration on archaeological site.**

- (a) *Certificate of authorization required for construction.* A certificate of authorization for construction shall be required prior to the preliminaryconcept plan approval for activity within an archaeological site listed on the Florida Master Site File. An application for a certificate of authorization for construction shall be accompanied by full plans and specifications indicating areas of work that might affect the surface and subsurface of the archaeological site.

**Section 3. CHAPTER 46 ADMINISTRATION**

**Sec. 46-31. Payment for in-house costs and professional services rendered by town.**

- (a) Each applicant for ~~a development order, building permit, rezoning, comprehensive plan amendment, special exception, variance, major or minor subdivision, plat approval, letter of determination, or any other type of application relating to land development, land use, or land improvement (collectively, "development applications")~~ any proposed development shall pay a filing fee. Unless otherwise established by ordinance, such filing fees shall be set from time to time by resolution and will be available at the Town Hall and posted on the Town's website. Such costs include, but are not limited to, postage, publication, and staff services. Each filing fee shall be paid at the same time the application is filed with the town. If the costs incurred by the town exceed the filing fee, the town may invoice the applicant for the balance of the costs, and the applicant shall pay such costs upon receipt of the invoice. If any fee or cost is not timely received by the town, the application may be deemed incomplete and its processing may be delayed.
- (b) Outside professional consultants, including but not limited to, engineers, attorneys, scientists, planners, and their respective assistants and staff, may be engaged by the town, in its discretion, as needed to provide technical support in connection with a development application. Each applicant shall pay to the town the actual reasonable cost of all such outside professional consultant services upon receipt of the invoice for the services. The town may ~~request~~require the applicant to pay a retainer deposit (at the time application is made) to cover the estimated costs of the outside professional consultant(s). If the outside professional consultant fees exceed or are anticipated to exceed the retainer deposit the town may request additional retainer deposits or may choose to invoice the applicant for such costs. Any unused retainer deposit shall be returned to the applicant when the application process has been

## ATTACHMENT A

completed. If an applicant fails to pay a retainer deposit or any invoice for outside professional consultant services, the application may be deemed incomplete and its processing may be delayed.

- (c) No permit shall be issued or development application approved until such time as all filing fees, ~~costs~~ and retainer deposits ~~professional fees~~ have been paid in full.
- (d) This section shall not apply to applications by governmental authorities or public utilities.

### **Section 4. Chapter 54 CONCURRENCY MANAGEMENT SYSTEM**

#### **Sec. 54-4. Definitions.**

*Development order* means an order granting, with or without conditions, an application for ~~rezoning, a special exception, a minor subdivision, a preliminary plan, a subdivision plat, a building permit a proposed development~~, or any other official action of the town having the effect of permitting the development of land and containing a specific plan for development, including the determination of density and/or intensity of use.

### **Section 5. Chapter 78 LAND DEVELOPMENT REGULATIONS ARTICLE**

#### **I. IN GENERAL**

#### **Sec. 78-6. Definitions.**

~~*Preliminary-Concept plan* means a generalized map or drawing representing the land to be subdivided, upon which basic information has been shown to indicate the general manner in which the land is proposed to be developed illustrating the assessment and possible suitable development of a site.~~

## **ARTICLE III. PLANNING**

### *DIVISION 1. SUBDIVISION OF LAND*

#### **Sec. 78-11. Lot splits.**

- (b) *Application.* Application for a lot split shall be in a form prescribed by the building official. Filing fee must be paid at time of application submission. (Refer to Sec. 4631).

#### **Sec. 78-12. Lot mergers or consolidations.**

- (a) *Application.* Application for a lot merger shall be in a form prescribed by the building official. Filing fee must be paid at time of application submission. (Refer to Sec. 4631).

#### **Sec. 78-13. Administrative changes to plats and lot line adjustments.**

## ATTACHMENT A

- (1) Applications and associated fees for minor changes to approved subdivision plats will be established by the building department. Filing fee must be paid at time of application submission. (Refer to Sec. 46-31)

### Sec. 78-14. Plat approval procedure.

- (2) Filing fee and Retainer deposit ~~of \$750.00~~ for anticipated costs incurred by the town. (Refer to Sec. 46-31). The retainer deposit shall be for anticipated costs incurred by the town including but not limited to for such items as the recording fee, or recording the approval of the town commission, should such approval be given, as required by section 78-87, engineering fees for services provided by the town engineer, planning services provided by the town planner and attorney's fees for services provided by the town attorney, all of which are provided for the benefit of the applicant in connection with the plat review and approval process regardless of whether the plat is approved or not. There shall be no cost to the town as a result of the application for a plat. Throughout the time of review, if retainer deposit is exhausted, the applicant is required to replenish this fund. Failure to do so will result in a pause of the review of the plat until the replenishment funds have been received. Any amount remaining from that deposit at the conclusion of the review will be returned to the applicant upon final decision of the commission on the plat.
- (3) Two copies of a boundary survey of the platted lands on ~~24-inch x 36-inch sheets of material format~~ in conformity with F.S. Ch. 177 that:

### Sec. 78-17.02. Advertising costs.

- (a) All costs of publication that exceed the filing fee shall be paid by the applicant or petitioner, ~~and any costs so incurred by the town shall be reimbursed to the town by the applicant or petitioner~~ at least five days before the public hearing.

## DIVISION 2. SITE PLANS

### Sec. 78-20. Pre-application for site plans.

- (1) *Submittal requirements:*
  - a. Three paper copies in 24 × 36 format of the conceptual ~~site~~ plan and one digital file of the entire submittal.
  - b. *Filing fee.* (Refer to Sec. 46-31) ~~The filing fee shall be \$250.00 for each lot shown on the site plan or plat and shall be paid to the town at the time the pre-application is tendered to the town.~~

ATTACHMENT A

- c. *Retainer deposit for anticipated costs incurred by town.* ~~The retainer deposit shall be for anticipated costs incurred by the town including but not limited to engineering fees for services provided by the town engineer, planning services provided by the town planner and attorney's fees for services provided by the town attorney, all of which are provided for the benefit of the applicant in connection with the site plan review and approval process, regardless of whether the site plan is approved or not. The town manager, or designee shall require a deposit for review of the application by consultant(s) to ensure that the town will be reimbursed for any and all costs expended on behalf of the developer and all costs incurred for the developer's benefit.~~ Throughout the time of the review, if retainer deposit is exhausted, applicant is required to replenish this fund. Failure to do so will result in a pause of the review of the application until the replenishment funds are received. Any amount remaining from that deposit at the conclusion of the review will be returned to the applicant upon issuance of the development order.
- d. *Contents.* The following information shall be submitted and included as part of the conceptual plan:

**Sec. 78-21. Site plan and development application requirements.**

- (b) *Submittal documents.* Certified copies of the site plan shall be prepared in a form acceptable to the town and submitted to the building official, or designee for review and approval. The following is required for all site plan applications: (2) **Application Filing** fee. (Refer to Sec. 46-31)
- (c) *Contents.* The site plan shall include the following:
  - (2) *Proposed site activities and design.*
    - b. *Building and other structures.*
      - 3. The location of all adjacent off-site sidewalks ~~required by section 30-547.~~

**Sec. 78-23. Final development order approval.**

- (d) *Town commission public hearing.*
  - a. At the public hearing, the town commission shall hear from all interested parties regarding whether the ~~major-proposed~~ development ~~plan-application~~ complies with the requirements of this Code. The town commission shall consider the application, the written comments of each responding department and agency, the compliance recommendation of the development department, and the comments presented to the town commission during the course of the public hearing.



**Sec. 78-82. Construction drawings, specifications and proposed plat.**

- (a) Prior to commencement of construction for any proposed ~~major subdivision development~~, the developer shall submit to the town ~~commission~~building official, or their designee, for ~~its~~ their review of all construction drawings and specifications for the proposed improvements, together with the proposed subdivision plat. The construction drawings and specifications shall bear the signature and impression seal of the engineer.
- (b) The following additional information shall be submitted with the construction drawings, specifications and proposed plat and shall be considered by the town ~~commission~~building official, or their designee, before approving, modifying or denying the request for construction approval:
  - (1) A letter from the county health department indicating that the land in the proposed subdivision is generally suitable for the installation and use of septic tanks, if individual waste disposal systems are to be utilized.
  - (2) A copy of the permit and other accompanying data issued by the state department of environmental protection for the construction of any central sewage collection, treatment and disposal system, if this method of waste disposal is to be used for the proposed subdivision.
  - (3) A letter from the county utilities department or its successor, indicating that it can and will serve the proposed subdivision with water, and that the proposed construction of the water utility shown on the drawings and defined in the specifications meets its requirements.
  - (4) A copy of the permit issued by the South Florida Water Management District for the drainage and related water control aspects of the proposed subdivision.
  - (5) A letter from each utility owner indicating that it will extend service to the subdivision and that easements have been provided in the necessary locations and widths and meet the requirements of the utility owner.
  - (6) Evidence of approval by any other local, state or federal agency that may be required for any aspect of the proposed subdivision.
  - (7) A letter from Florida Power and Light Company or its successor, indicating that the easements for the installation and maintenance of street lighting and fixtures shown on the applicant's construction drawings and specifications are suitable for the proposed subdivision.
- (c) The town ~~commission~~building official, or their designee, shall review the construction drawings, specifications, proposed plat and other data enumerated in this section and shall approve, deny or recommend modifications for construction of the subdivision. If the project is denied or modifications are recommended, the town ~~commission~~building official, or their designee, shall notify the developer in writing the reasons for denial or the nature of the recommended modifications.

## ATTACHMENT A

- (d) No land clearing or other construction shall commence on the proposed subdivision until the town ~~commission~~ building official, or their designee, has approved the construction drawings, specifications and proposed plat.

### **Sec. 78-86. Final plat review and approval.**

Prior to final plat review and approval, the developer shall submit to the town commission evidence that all improvements have been completed in accordance with the approved plans, final development order, and that any other necessary requirements have been met. The following documents, data and information shall be given the town commission by the developer for review:

- (1) The subdivision plat, prepared in accordance with the provisions of F.S. ch. 177, and to the dimensions and in the manner prescribed by the office of the clerk of the circuit court of the county. The plat shall contain all data and information required by F.S. ch. 177, and the wording of required certificates shall be subject to the approval of the town attorney. All signatures necessary for final approval by the town commission shall appear on the plat at the time it is presented.
- (2) ~~Any and all fees required for final approval and filing.~~ Filing fee and retainer deposit for anticipated costs incurred by the town. (Refer to Sec. 46-31)

## **Section 6. Chapter 82 ZONING**

### **Sec. 82-271. - Lot area.**

Lot areas shall not be less than 15,000 square feet for any lot existing on February 8, 1984, and not less than 18,000 square feet for any lot created after February 8, 1984 until December 21, 1999, and not less than 30,000 square feet for any lot created (or subdivision originally approved) after December 21, 1999. The area of any private road, right-of-way or easement to be used for access to or egress from another lot or a street shall be excluded in the determination of required lot area. For the purposes of this provision, lots within a subdivision shall be deemed to be created on the date that an unexpired ~~preliminary concept~~ plan approval was granted by the town for such subdivision.

**Section 7. Severability.** If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions thereof.

ATTACHMENT A

**Section 8. Repeal of Laws in Conflict.** All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

**Section 9. Codification.** The sections of the ordinance may be made a part of the Town Code of Laws and ordinances and may be re-numbered or re-lettered to accomplish such, and the word "ordinance" may be changed to "section," "division," or any other appropriate word.

**Section 10. Effective Date.** This ordinance shall take effect immediately upon adoption.

\_\_\_\_\_ offered the Ordinance for its first reading and moved its adoption. The motion was seconded by \_\_\_\_\_, and upon being put to a vote, the vote was:

	<u>AYE</u>	<u>NAY</u>
JOHN TOMPECK, MAYOR	_____	_____
FRANK FENDER III, VICE MAYOR	_____	_____
DAVE KURZMAN, COMMISSIONER	_____	_____
KAIJA MAYFIELD, COMMISSIONER	_____	_____

Passed first reading at the Regular Meeting of the Town Commission held on the 12th day of March, 2024.

\_\_\_\_\_ offered the Ordinance for its second reading and moved its adoption. The motion was seconded by \_\_\_\_\_, and upon being put to a vote, the vote was:

	<u>AYE</u>	<u>NAY</u>
JOHN TOMPECK, MAYOR	_____	_____
FRANK FENDER III, VICE MAYOR	_____	_____
DAVE KURZMAN, COMMISSIONER	_____	_____
KAIJA MAYFIELD, COMMISSIONER	_____	_____

**ATTACHMENT A**

Passed second reading at the Regular Meeting of the Town Commission held on the 26th day of March, 2024. The Mayor thereupon declared this Ordinance approved and adopted by the Town Commission on this 26 day of March, 2024.

TOWN OF SEWALL'S POINT, FLORIDA

\_\_\_\_\_  
John Tompeck, Mayor

ATTEST:

Approved as to form and legal sufficiency:

\_\_\_\_\_  
April Stoncius, MMC, Town Clerk  
(TOWN SEAL)

\_\_\_\_\_  
Glen J. Torcivia, Town Attorney  
Florida Bar No. 343374

JOHN TOMPECK  
Mayor

FRANK FENDER  
Vice Mayor

KAIJA MAYFIELD  
Commissioner

DAVID KURZMAN  
Commissioner

# TOWN OF SEWALL'S POINT



ROBERT DANIELS, ICMA-CM  
Town Manager

APRIL C. STONCIUS, MMC  
Town Clerk

TINA CIECHANOWSKI  
Chief of Police

JACK REISINGER, CBO  
Building Official/PW Director

MARIA PIERCE  
Finance/HR Director

TO: Mayor and Commissioners  
FROM: Robert Daniels, Town Manager  
SUBJECT: Grant Approval

Date: Addendum - Regular Meeting – March 12, 2024

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## EXECUTIVE SUMMARY:

The Town Manager has been given the verbal policy from the Town Commission on the approval process for the acceptance of grants on behalf of the Town. The preference for that approval is to have the grant writer submit a draft of the application and have the Town Commission vote to approve the grant at that time. In the instances that the timeframe is short, the approval vote can be held when the Town is informed that we were awarded the grant in question.

Recently, we have been seeking increased allocations through existing grants and Town staff has given updates at the Town Commission Meetings. The status of the applications and awards are presented at least on a monthly basis.

## DISCUSSION:

To ensure compliance with the approval process, the Town Manager is presenting the status of pending grant applications, the status of increased funding requests, and awarded grants for approval by the Town Commission:

Florida Resiliency Grant (Increased Funding Request) Phase 3  
Requested \$5.5 Million and we just received notice of a \$2.75 Million increase.

Florida Resiliency Grant (Increased Funding Request) Phase 2  
Requested \$5.3 Million. No award increase has been received yet.

Florida Quality Grant (South River Road) Resiliency  
Grant application for \$4 Million. No award has been made as yet.



Town of Hall One South Sewall's Point Road Sewall's Point, FL 34996  
(772) 287-2455 Fax (772) 220-4765  
[townhall@sewallspoint.org](mailto:townhall@sewallspoint.org)  
[www.sewallspoint.org](http://www.sewallspoint.org)



Florida Forest Management Bureau – Arbor Day Tree Grant  
Requesting \$20,000. Pending Town Commission Approval

**RECOMMENDATION:**

Staff recommends the Town Commission approve the above listed grant increased funding requests and grant applications.

## Maria Pierce

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**From:** Gartz, Kelsie <Kelsie.Gartz@FloridaDEP.gov>  
**Sent:** Thursday, February 29, 2024 10:06 AM  
**To:** Gina Colonna  
**Cc:** Maria Pierce; Adams, Amanda  
**Subject:** 22FRP103 - Amendment Update - ACTION NEEDED  
**Attachments:** 4. 22FRP103 A1 Att 3-A Revised Grant Work Plan (1.17.24).docx

Good morning, Ms. Colonna,

I am writing to notify you that the Town of Sewall's Point has been awarded \$2,750,000 in DEP funds from the Town's application # RAN-00930, submitted during the 2023 application portal for the South Sewall's Point Road Phase 3 – North and South Areas Project. The additional funds will be amended into the grant agreement for 22FRP103 for a total DEP amount of \$6,170,000. Attached is the draft grant work plan for Amendment 1. Please incorporate the additional funds in the appropriate tasks (I have included them in the Construction task for now) and please make all edits with the track changes feature enabled.

Along with this update, there have been several Departmental updates to forms and exhibits including, Attachment 1 – Standard Terms and Conditions, Attachment 2 – Special Terms and Conditions, Attachment 3 – Grant Work Plan, Attachment 5 – Revised Special Audit Requirements, Attachment 6 – Program Specific Requirements, and Exhibit H – Contractual Services Certification. Once prepared, I will send for you the entire revised Amendment package for your review and signature.

If you have any issues, questions, or concerns, please don't hesitate to reach out.

Thank you,



**Kelsie Gartz**  
Florida Department of Environmental Protection  
Resilient Florida Program  
Grant Manager  
[Kelsie.Gartz@FloridaDEP.gov](mailto:Kelsie.Gartz@FloridaDEP.gov)  
Cell: 850-359-9204



**2024 FLORIDA ARBOR DAY PROJECT PROPOSAL  
(Base Allotment and/or Additional Arbor Day Funding)**

Florida Arbor Day January 19, 2024 - National Arbor Day April 26, 2024

**District/Center Project Proposal**

**DUE DATE: ONGOING**

The Forest Management Bureau has Urban and Community Forestry funds approved for District/Center use for 2024 Florida Arbor Day projects, programs and/or events. Submit a separate project proposal sheet for each individual program event.

**District/Center Name:** Myakka River District Headquarters

**District Contact Person Name and Title:** Richard Larsen CFA Forester

**City & County - Name where event will take place:** Town of Sewall's Point in Martin County, Town Hall

**City Contact Person Name and Title (Who):** Robert Daniels, Town Manager

**Phone # (if available):** 772-529-0797 - mobile

**City email (if available):** RDaniels@sewallspoint.org

**Project/Program Event Date (When):** Saturday, April 27, 2024 at 9am

**Specific Event Location/Site/Address (Where):** Town of Sewall's Point Latana Park, 1 S Sewall's Point Rd, Sewall's Point, FL 34996

**Summarize the Program (What):**

The Town of Sewall's Point, 34 years as being recognized as a tree designated City is pleased to present this grant proposal for funding support to host the 2<sup>nd</sup> year of a 2 year Arbor Day celebration and educational awareness event. This event is aimed at promoting environmental stewardship and celebrating the rich biodiversity of our local ecosystem. Located along the picturesque Indian River Lagoon and St. Lucie Estuary, Sewall's Point is committed to preserving and enhancing our natural environment for current and future generations. Last year, the Town was assisted by a certified arborist which included a walk through the Town's Common Park. During the walk through, the arborist stopped and identified certain type of trees, explained the proper pruning techniques, and demonstrated the proper way to plant these specific trees on their property. The Town also handed out seedlings to teach children how to care for and nurture the seedlings into a tree.

*Project Overview:*

This year, the Town plans to focus on planting the right tree for the right area. The Arbor Day event will take place at Sewall's Point Latana Park and will feature the distribution of Florida native trees to residents. Emphasis will be placed on providing drought-resistant tree species suitable for our region's climate conditions. Residents will



have the opportunity to learn about the importance of native trees, their benefits to local ecosystems, and proper tree care and pruning techniques.

Objectives:

1. Provide residents with access to Florida native trees for planting on their properties.
2. Educate residents about the benefits of native trees and the importance of environmental conservation.
3. Promote community engagement in environmental stewardship efforts.
4. Celebrate Sewall's Point's unique location and its significance to the Indian River Lagoon and St. Lucie Estuary ecosystems.

Partnerships:

The Town of Sewall's Point will invite local environmental organizations and community volunteers to support the success of the Arbor Day event. This event will be run by Town staff.

As part of our commitment to providing residents with comprehensive information about Florida native trees, we plan to extend an invitation to a representative from the University of Florida's Institute of Food and Agricultural Sciences (UF/IFAS) at this event and others to be held in the future for Arbor Day.

Conclusion:

The Arbor Day event in Sewall's Point will serve as a catalyst for promoting environmental stewardship and fostering a deeper connection between residents and their natural surroundings. Through the distribution of native trees and educational programming, we aim to inspire positive action and sustainable practices that will benefit our community and the surrounding ecosystem for years to come.

**Describe how this program or event will be carried out (How):**

Activities:

1. Tree Distribution: Residents will be invited to visit Sewall's Point Latana Park to pick up free Florida native trees.
2. Educational Workshops: Informational sessions will be conducted to educate attendees about native tree species, their ecological value, and proper planting and care techniques.
3. Arbor Day Celebration: The event will include interactive activities, such as tree planting demonstrations, nature walks, and children's activities, to engage participants and foster a sense of community.

Outcomes:

1. Increased awareness and appreciation of native trees and their role in supporting local ecosystems.
2. Distribution of 100 number of Florida native trees to residents for planting.
3. Engagement of 200 residents and community members in Arbor Day activities.
4. Strengthened sense of community pride and environmental responsibility in Sewall's Point.

**Budget Request for event:** \$20,000 grant request for tree procurement and delivery.  
\$22,500 total event cost.

**Itemized Costs:**

*Budget:*

- Tree Procurement and delivery: \$20,000 – grant request
- Educational Materials: \$500 – in kind
- Event Supplies: \$1,500 – in kind
- Outreach and Promotion: \$500 – in kind
- Total Budget: \$22,500

Funding awarded will be based on the information contained in this proposal, so be specific. Additional sheets may be attached. **Please return completed forms to: Todd Little, Urban Forestry Coordinator, ([Todd.Little@FDACS.Gov](mailto:Todd.Little@FDACS.Gov)) and Keri Allen, Senior Clerk, ([Keri.Allen@FDACS.Gov](mailto:Keri.Allen@FDACS.Gov)) in the Forest Management Bureau. Send copies of all Arbor Day associated receipts to Todd Little and Keri Allen at the above email addresses.**

JOHN TOMPECK  
Mayor

FRANK FENDER  
Vice Mayor

DAVID KURZMAN  
Commissioner

KAIJA MAYFIELD  
Commissioner

# TOWN OF SEWALL'S POINT



ROBERT DANIELS, ICMA-CM  
Town Manager

APRIL C. STONCIUS, MMC  
Town Clerk

TINA CIECHANOWSKI  
Chief of Police

JACK REISINGER, CBO  
Building Official/PW Director

MARIA PIERCE  
Finance/HR Director

**To:** Mayor and Town Commissioners

**From:** April C. Stoncius, MMC, Town Clerk through  
Robert Daniels - Town Manager

**Subject:** Summer Commission Meeting Schedule

**Date:** Regular Commission Meeting - March 12, 2024

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Historically, the Town Commission has adjusted the summer schedule of Commission meetings due to the unavailability of Commissioners during this period of the year.

Attached please find the proposed schedule until the end of the 2024 year for review and approval.

**Recommendation:** Approve the remainder of the 2024 Town Commission Meeting Schedule.





## **TOWN OF SEWALL'S POINT - 2024 Commission Meeting Calendar**

<b>Tuesday, June 18, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>
<b>Tuesday, July 16, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>
<b>Tuesday, August 13, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>
<b>Tuesday, August 27, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>
<b>Tuesday, September 10, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>
<b>September TBD, 2024 - 6:00 pm</b>	<b>Tentative &amp; Final Budget Hearings</b>
<b>Tuesday, September 24, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>
<b>Tuesday, October 8, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>
<b>Tuesday, October 22, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>
<b>Tuesday, November 12, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>
<b>Tuesday, December 10, 2024 - 6:00 pm</b>	<b>Commission Regular Meeting</b>

There being no further discussion, Commissioner Campo **moved** to approve the contracts and task orders with CAPTEC Engineering for work on Septic to Sewer Option 1, Phase 1; Phase 3 South Sewall's Point Road Task Orders; and Commercial Septic to Sewer. Commissioner Mayfield **seconded** the motion, which **passed unanimously** by roll call vote.

## XI. NEW BUSINESS

### a. Town Manager Six-Month Performance Appraisal/Performance Goals

The Human Resources Director stated that the Town Manager's employment agreement required a six-month performance appraisal. She said that Mr. Daniel's overall score was 4.81 for the first six months of service to the Town.

Mayor Tompeck stated that the Town Manager was off to a terrific start and that Town Hall staff was doing very well under his leadership. He stated that he had received positive feedback from the residents that were happy that he was available when they reached out.

Commissioner Mayfield stated that the Town Manager was doing a great job and thanked Mayor Tompeck for including the performance goals, as it was a good measurement tool to gauge what had been achieved.

Commissioner Campo stated that Mr. Daniels was the best Town Manager that he had worked with in the Town, as his experience spoke for itself. He pointed out that staff was happy and working very well under his direction. Commissioner Campo recommended that the Town Manager receive an increase for his performance when the new budget was presented.

Vice Mayor Kurzman stated that the Commission made the best decision by hiring Robert Daniels, as he had received many positive comments from the community about him. He thanked the Town Manager for doing a great job.

The Town Manager thanked the Commission, and stated that professionalism and transparent communication were his main focus. He thanked staff for the professional team work that was displayed on a daily basis, as he couldn't perform his job without them.

### b. Town Commission Meetings

The Town Manager stated that there would be one meeting held in July on July 18, 2023, and one meeting held in August on August 15, 2023.

There being no further discussion, Commissioner Mayfield **moved** to approve the 2023 Commission calendar with the amended dates of one meeting in July on July 18, 2023 and one meeting in August on August 15, 2023. Commissioner Fender **seconded** the motion, which **passed unanimously** by roll call vote.

## XII. DISCUSSION

**PROPOSED  
TOWN OF SEWALL'S POINT  
FY 2025 BUDGET CALENDAR**

- April 1, 2024 – Begin Budget preparation – Departments Provided Budget History & Asked to Prepare FY25 Budget Request
- April 9, 2024 – Commission Meeting
  - Stormwater Utility Discussion
- April 30, 2024 – Departmental Budgets due to Town Manager
- May 14, 2024 – Commission Meeting/Public Hearing CIP
  - Capital Improvement Plan
  - Resolution Adopting Capital Improvement Plan
- June 1, 2024 - Preliminary estimate of tax roll is released
- July 1, 2024 Certified tax roll is released
- July 23, 2024 – Commission Meeting
  - Set Tentative Millage Rate
  - Review Personnel Policies & Classification and Pay Plan
  - Continuing Resolution - 0.40 capital millage dedication for FY25
- August 13, 2024 – Commission Meeting/Budget Workshop
  - Overview of Budget
  - Review Previous adopted policy resolutions
  - Adopt policy resolutions – *These may be deferred to a public hearing*
- September 10, 2024 Commission Meeting/Tentative Budget Hearing
  - Required preliminary statements
  - Receive public comment
  - Motion to adopt the tentative millage rate
  - Motion to adopt the tentative budget
- September 24, 2024 Commission Meeting/Final Budget Hearing
  - Required preliminary statements
  - Receive public comment
  - Motion to adopt the final millage rate
  - Motion to adopt the final the budget

**U.S. ARMY CORPS OF ENGINEERS (USACE)  
JACKSONVILLE DISTRICT**

# **SOUTH FLORIDA ECOSYSTEM RESTORATION AND C&SF RESILIENCE PROGRAMS**

**Coffee with the Commissioner – Martin County**

Presented by Eva Velez, P.E.  
Chief, Ecosystem Restoration Branch, Programs and Project Management Division, Jacksonville District  
06 Mar 2024



**U.S. ARMY**



**US Army Corps  
of Engineers**



U.S. ARMY



SOUTH FLORIDA  
ECOSYSTEM RESTORATION PROGRAM  
**PROGRAM-LEVEL ACTIVITIES**

*Today's Highlights:*

- Integrated Delivery Schedule (IDS)







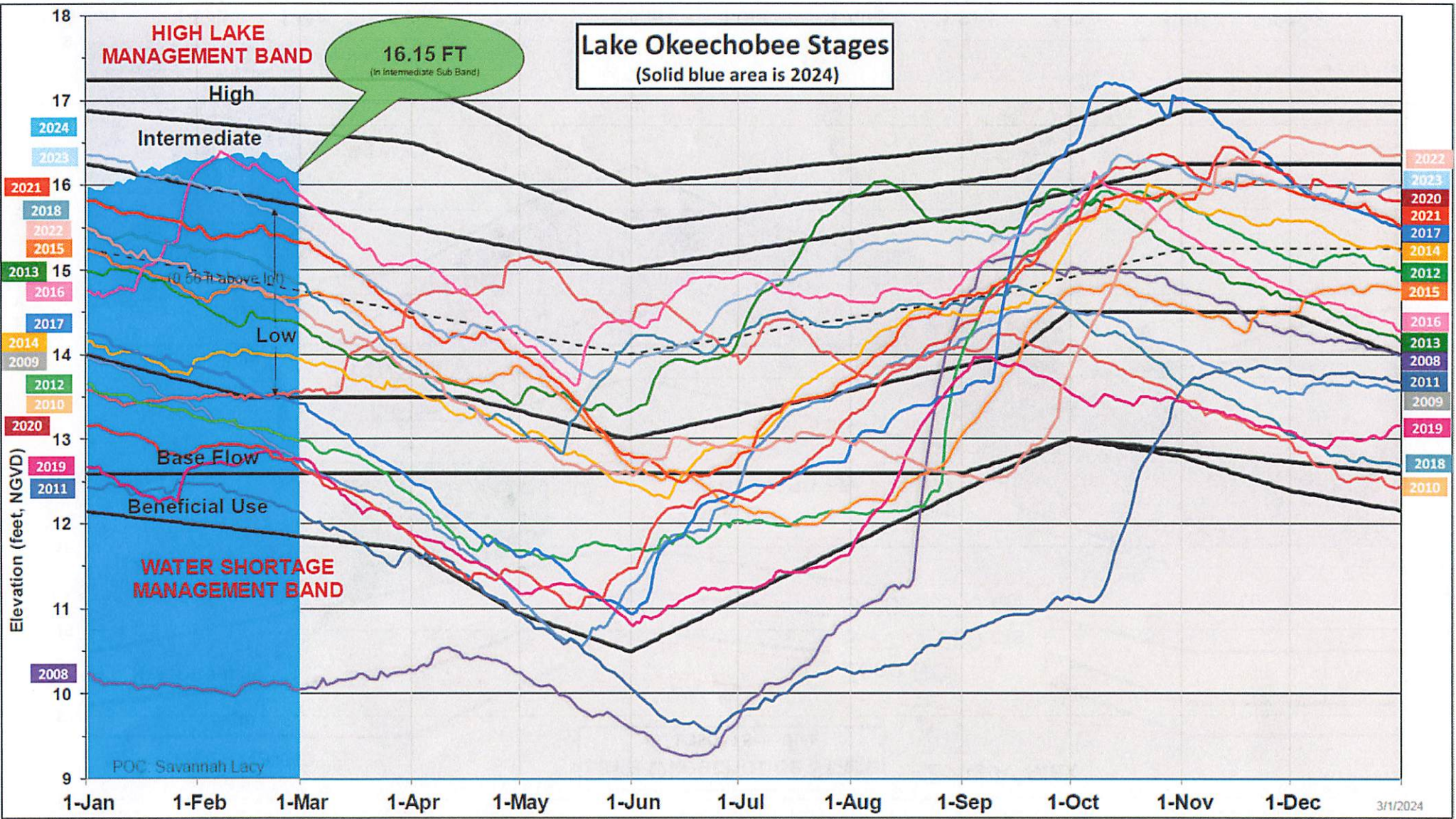
U.S. ARMY

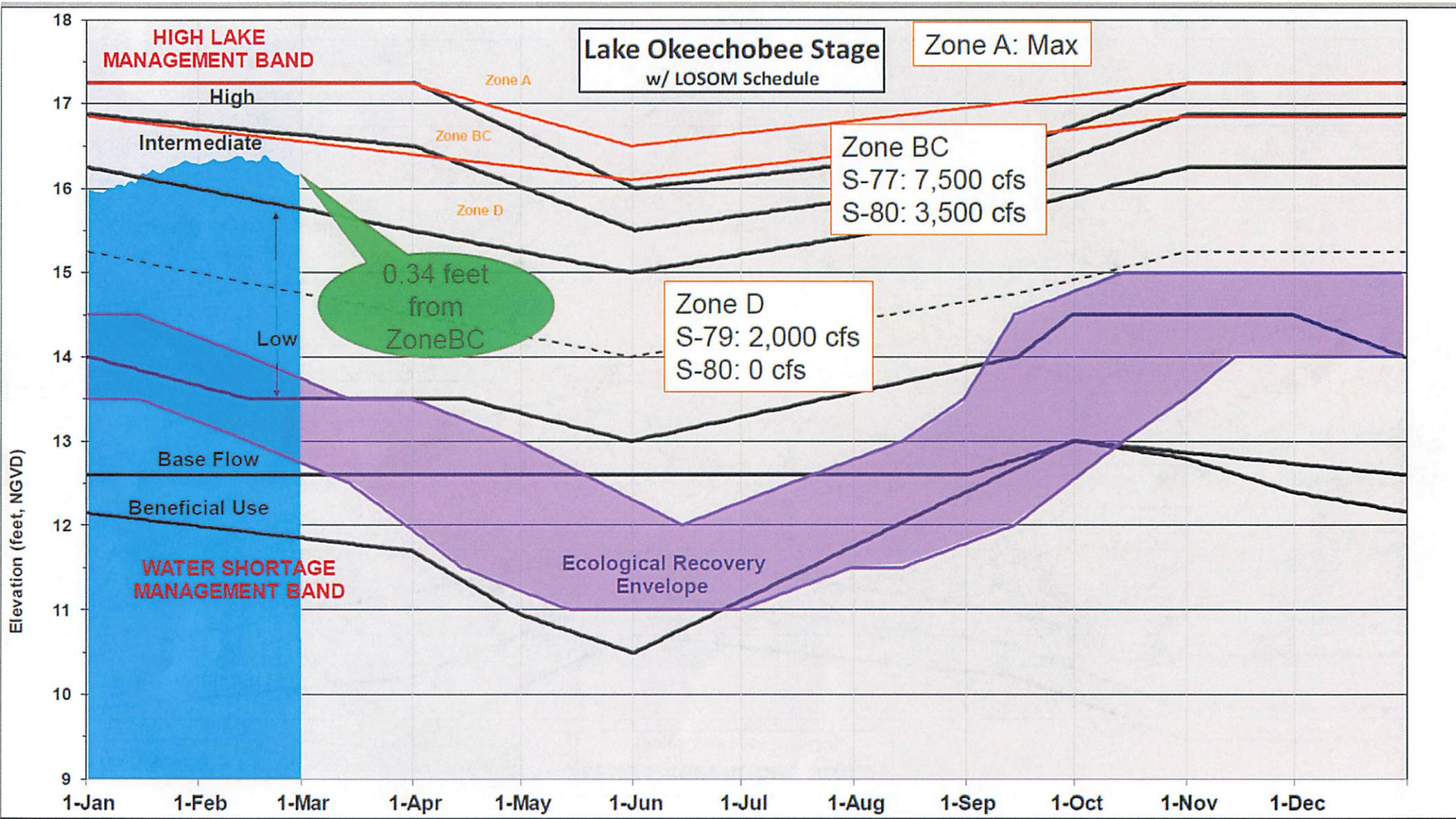


## SOUTH FLORIDA ECOSYSTEM RESTORATION PROGRAM

### *Today's Highlights:*

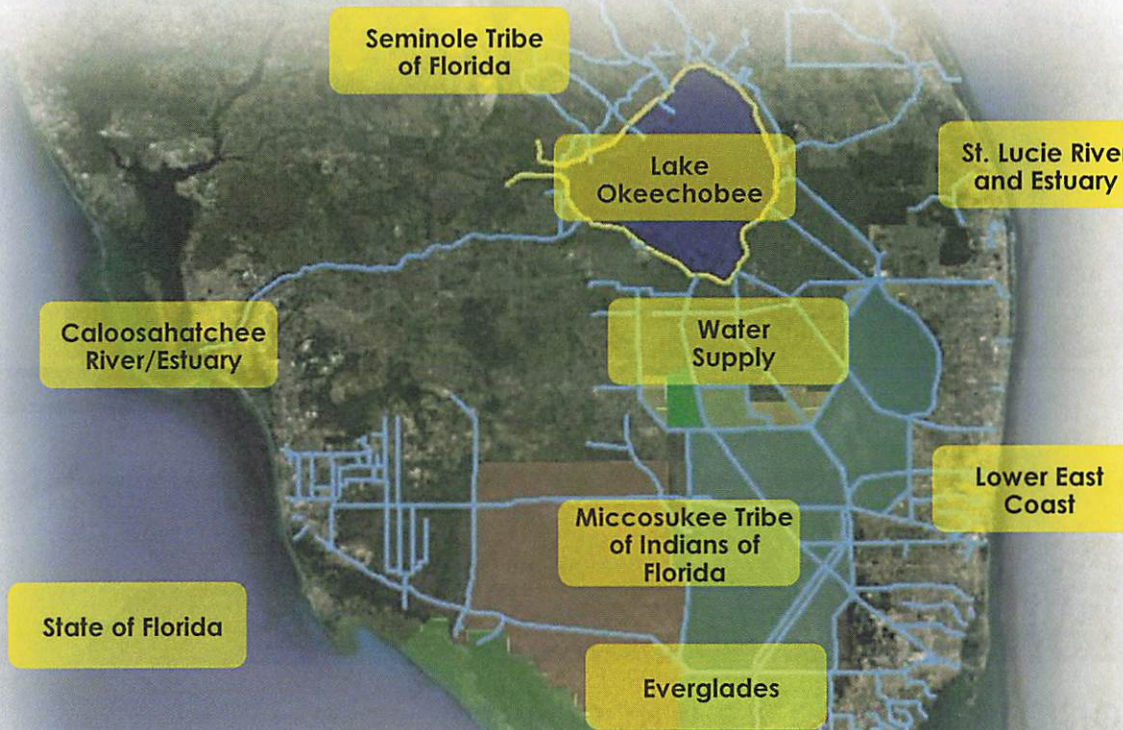
- Lake Okeechobee Stage March 1<sup>st</sup> 2024
- Lake Okeechobee System Operating Manual (LOSOM)
- Water Resources Development Act 2024 (WRDA 24)







# SOUTH FLORIDA ECOSYSTEM RESTORATION PROGRAM | OPERATIONS LAKE OKEECHOBEE SYSTEM OPERATIONS MANUAL (LOSOM)



- Benefits-focused.
- System with holistic perspective.
- Will use real time knowledge of climate conditions, weather data, climate projections, and system needs to make educated decisions about how releases are made.
- Key seasonal assessment points to analyze the past, the present, and the anticipated/desired future.



# SOUTH FLORIDA ECOSYSTEM RESTORATION PROGRAM | OPERATIONS LAKE OKEECHOBEE SYSTEM OPERATIONS MANUAL (LOSOM)



## SCHEDULE OVERVIEW THROUGH THE RECORD OF DECISION (ROD)



### ACTIVITIES

- Draft NEPA documentation of the effects of the alternatives and how the preferred alternative was chosen
- Draft water control plan (WCP) documentation including regulation schedule and operational guidance
- Endangered Species Act (ESA) consultation initiated, and Biological Assessments (BA) transmitted

February – July 2022  
COMPLETE

- NEPA public, agency, and tribal review and comment on the Draft LOSOM Environmental Impact Statement (EIS) and Water Control Plan
- Corps Agency Technical Review (ATR) and Independent External Peer Review (IEPR)
- Draft Fish and Wildlife Service (FWS) Biological Opinion (BO)

July - September 2022  
COMPLETE

- Final EIS and System Operating Manual (SOM) completed to address review comments (January 2023)
- Final FWS Biological Opinion (BO) (COMPLETE)
- IEPR Completion, ATR Certification, South Atlantic Division (SAD) Review (September 2022– March 2023)
- Final National Marine Fisheries Service (NMFS) BO (September 29, 2023)

#### Remaining Activities

- NMFS Consultation ongoing
- NEPA public, agency, and tribal review of Final EIS and SOM
- Corps SAD review and approval of Record of Decision (ROD)

DOCUMENTATION PROCESS

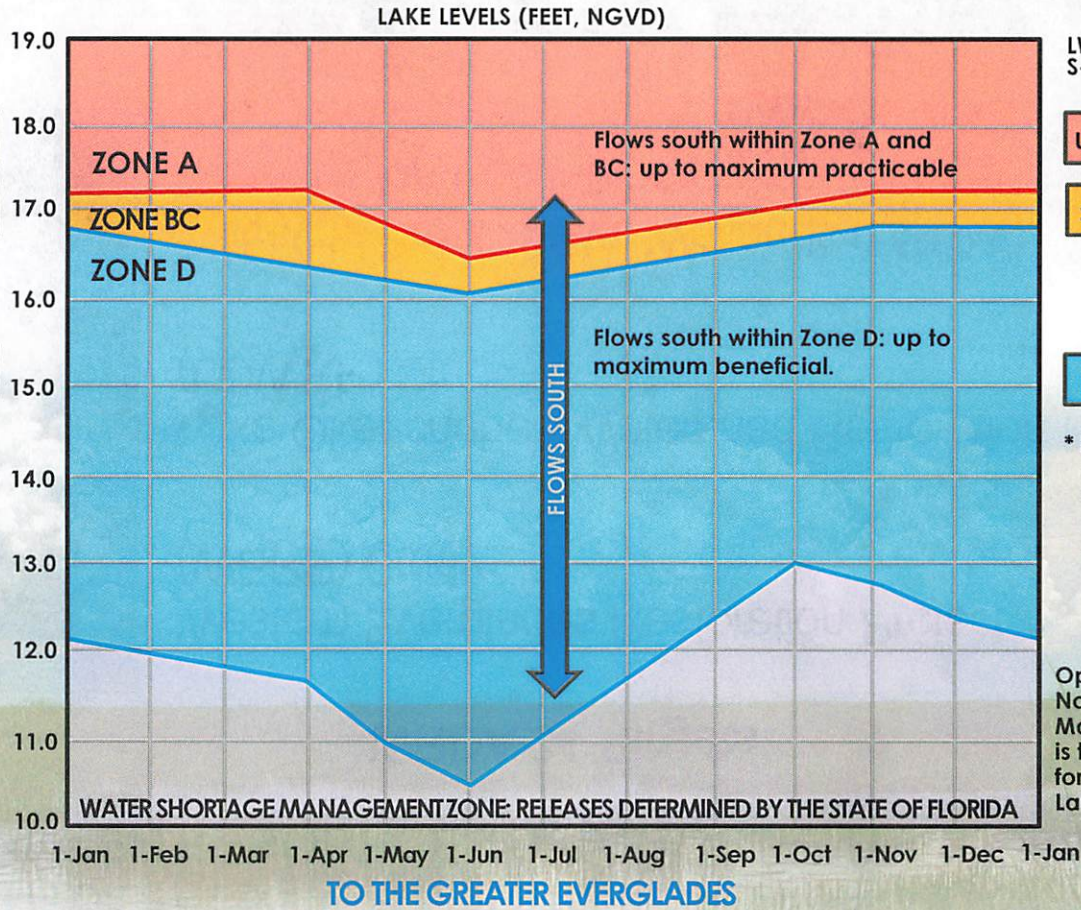


# SOUTH FLORIDA ECOSYSTEM RESTORATION PROGRAM | OPERATIONS

## LOSOM REGULATION SCHEDULE



TO THE CALOOSAHATCHEE RIVER ESTUARY (CRE)



TO THE ST. LUCIE ESTUARY (SLE) AND LAKE WORTH LAGOON (LWL)

UP TO MAXIMUM AT S-77

≤ 7,200 CFS AT S-77

≤ 2,000 CFS AT S-79\*

\* Release lake water at S-77 such that S-79 flow will not exceed this target; local runoff can still cause flow higher than this value at S-79

LWL RELEASE GUIDANCE: S-271 and S-352 UP TO 300 CFS

UP TO MAXIMUM AT S-80

≤ 3,500 CFS AT S-80

NONE AT S-80\*

\* Release lake water at S-308 such that S-80 flow will not exceed this target; local runoff can still cause flow higher than the S-80 target

Operational Guidance Note: South Florida Water Management District (SFWMD) is the agency responsible for allocating water from Lake Okeechobee.



## SOUTH FLORIDA ECOSYSTEM RESTORATION PROGRAM | OPERATIONS WATER RESOURCES DEVELOPMENT ACT 2024



### WRDA 24 Targets



Western Everglades Restoration Project  
(WERP) Study



Lake Okeechobee Watershed Restoration Project  
(LOWRP) Study



Biscayne Bay Coastal Wetlands (BBCW)  
Construction Post Authorization Change





U.S. ARMY



SOUTH FLORIDA  
ECOSYSTEM RESTORATION PROGRAM

*Thank you*

*Questions?*