



MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS

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Martin County

Business Impact Estimate

PURSUANT TO SECTION 125.66(3), FLORIDA STATUTES

AN ORDINANCE OF MARTIN COUNTY, FLORIDA REGARDING COMPREHENSIVE PLAN AMENDMENT (CPA) 26-02, PRATT-WHITNEY CONSERVATION PARCEL, AMENDING THE FUTURE LAND USE MAP (FLUM) OF THE COMPREHENSIVE GROWTH MANAGEMENT PLAN; PROVIDING FOR CONFLICTING PROVISIONS, SEVERABILITY, AND APPLICABILITY; PROVIDING FOR FILING WITH THE DEPARTMENT OF STATE, AND AN EFFECTIVE DATE

1. ***A summary of the proposed ordinance, including a statement of the public purpose to be served by the proposed ordinance, such as serving the public health, safety, morals, and welfare of the county.***

On June 9, 2026, the Board of County Commissioners directed staff to initiate an amendment to the Future Land Use Map of the Comprehensive Growth Management Plan for a County-owned property containing ±40 acres (subject property). The subject property is located along the east side of SW Pratt-Whitney Road approximately four miles south of SW Bridge Road. The purpose of the proposed ordinance is to preserve environmentally sensitive lands for the public to enjoy by changing the future land use designation of the subject property from Agricultural to Institutional-Public Conservation.

2. ***An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the county, including the following, if any:***
 - a. ***An estimate of direct compliance costs that businesses may reasonably incur if the ordinance is enacted.***

The proposed ordinance concerns a FLUM amendment for public lands that will not require any direct compliance costs for businesses.

- b. Identification of any new charge or fee on businesses subject to the proposed ordinance or for which businesses will be financially responsible.**

The proposed ordinance does not impose a charge or fee on businesses, nor does it impose a charge or fee for which businesses would be financially responsible.

- c. An estimate of the County's regulatory costs, including an estimate of revenues from any new charges or fees that will be imposed on businesses to cover such costs.**

The proposed ordinance does not impose any charges or fees on businesses for regulatory costs.

- 3. A good faith estimate of the number of businesses likely to be impacted by the ordinance.**

The proposed ordinance will not impact businesses.

- 4. Any additional information the board determines may be useful.**

The subject property was acquired by the County using open space/conservation impact fee funds.

Dated: October 27, 2026