

**TOWN OF OCEAN BREEZE  
REGULAR TOWN COUNCIL MEETING  
AGENDA**

July 10, 2023 6:00PM  
Ocean Breeze Resort Clubhouse Pineapple Bay Room  
700 NE Seabreeze Way, Ocean Breeze, FL

***PLEASE TURN OFF CELL PHONES –  
SPEAK DIRECTLY INTO MICROPHONE***

**1. Call to Order, President De Angeles**

- Pledge of Allegiance
- Roll Call

**2. Approval of Minutes –**

- Regular Meeting, Monday, June 12, 2023  
(Motion, second, public comment, all in favor)

**3. Martin County Fire Rescue Hurricane Preparedness – Sally Waite, Emergency Management Director**

**4. November 7, 2023 Town Council Election Proclamation**

(Motion, second, public comment, all in favor)

**5. Comments from the public on topics not on the Agenda**

**6. Comments from the Council on topics not on the Agenda**

**7. Comments from Town Management Consultant, Terry O’Neil**

**8. Comments from Mayor Ostrand**

**9. Announcements** – The next Regular Town Council meeting will occur on Monday, August 8, 2023 at 10:30AM All Meetings are held at the Ocean Breeze Resort Clubhouse, Pineapple Bay Room, 700 NE Seabreeze Way, Ocean Breeze Florida

- Budget Workshop and Setting of Tentative Millage Rate, Wednesday, July 26, at 6:00PM
- Regular Town Council Meeting Monday, August 8, 10:30AM
- Proposed Budget and Tentative Millage Hearing, Wednesday, September 13, 2023 at 6:00PM
- Final Budget and Millage Rate Hearing, Wednesday, September 20, 2023 at 6:00PM

**10. Adjourn** (Motion, second, all in favor)

\*All meetings including all Budget meetings will be held at The Ocean Breeze Resort Clubhouse, Pineapple Bay Room, 700 NE Seabreeze Way, Town of Ocean Breeze

TOWN OF OCEAN BREEZE  
MINUTES REGULAR TOWN COUNCIL MEETING  
Monday, June 12, 2023  
Ocean Breeze Resort Clubhouse, Pineapple Bay Room  
700 NE Seabreeze Way, Ocean Breeze, FL

1. **Call to Order** – President De Angeles called the meeting to order at 10:30 a.m.
  - Pledge of Allegiance – Mayor Ostrand led the Pledge of Allegiance
  - Roll Call – Present Mayor Karen M. Ostrand, President Kenneth De Angeles, Council Members Kevin Docherty, Gina Kent, Liz Reese  
Absent: Vice President Bill Arnold, Council Member Sandy Keblbeck Kelley
  - Staff Present –Town Management Consultant, Terry O’Neil; Town Attorney, Rick Crary; Town Clerk, Kim Stanton; and Administrative Assistant, Shannon Roger
2. **Approval of Minutes** – Council Member Reese, seconded by Council Member Docherty, made a motion to approve the minutes of the regular meeting of May 8, 2023.

President De Angeles asked for public comments. There were none.  
All in Favor: Yes: De Angeles, Kent, Docherty; Reese No: None; Motion Passed – 4-0

3. **Request motion to accept and Transmit F/Y 2021-2022 Audit Report to appropriate state-level Government agencies** – Mark Bymaster, Audit Manager with Nowlen, Holt & Miner, PA, presented a summary of the 2021/2022 Audit to the Town Council and stated that The Town of Ocean Breeze was in compliance with Florida Statute 218.415.

President De Angeles asked for a motion to accept and transmit the F/Y 2021-2022 Audit Report.

Council Member Docherty, seconded by Council Member Kent, made a motion to accept and transmit the F/Y 2021-2022 Audit Report.

President De Angeles asked for any additional comments from the public. There were none.  
All in Favor: Yes: De Angeles, Reese, Kent, Docherty; No: None; Motion Passed – 4-0

Town Management Consultant Terry O’Neil thanked Town Clerk Kim Stanton and Administrative Assistant Shannon Roger for their work on the Audit.

4. **Florida League of Cities Hometown Hero Award(s) Recognition of Mayor Ostrand** – President De Angeles recognized Mayor Ostrand as a recipient of the Florida League of Cities Hometown Hero Award and presented her with a plaque commemorating the award. He thanked the Mayor for her hard work on behalf of the Town of Ocean Breeze.

5. **Comments from the public not on the agenda** – Matthew Biondolillo of 2680 NE Breezeway Circle addressed the Council to provide an update regarding the ongoing roof issues in the Seawalk Community. He informed the Council that D. R. Horton and their roofing subcontractor were working to address the issues but that his roof had not been repaired. He stated a visual inspection of his roof had taken place on May 5<sup>th</sup> with D. R. Horton and Town Building Official, Steve Nicolosi. He went on to say that Mr. Nicolosi reached out to him shortly after the inspection and informed him that some of the air vents on his roof were missing an external baffle. Mr. Biondolillo then said that he informed D. R. Horton of the missing baffle(s) Mr. Biondolillo shared his research and findings pertaining to roof vents.

Mayor Ostrand asked if the information Mr. Biondolillo shared with the Council had been sent to the Town office.

Mr. Biondolillo replied that the information was sent to D. R. Horton and Town Building Official, Steve Nicolosi.

Mayor Ostrand asked Mr. O'Neil if he was aware of Mr. Biondolillo's issue in relation to building codes.

Mr. O'Neil responded that he was aware of the issue(s), he went on to say that he spoke to Town Building Official, who is working on the issue and had asked D. R. Horton to provide further information on the roofs and to correct the issue should it be a building code violation. Mr. O'Neil continued that the Town was also working on the ongoing A/C issues facing some residents in Seawalk, as well as insulation, landscaping, and irrigation. Mr. O'Neil also informed the Council that the Bond on certain infrastructure issues remained in place, and meetings with the builder were ongoing.

Town Attorney Rick Crary advised Seawalk residents not to neglect the warranty period on their homes, as the Town was not a substitution for their warranty.

Council Member Kent asked if Mr. Biondolillo's roof issue was a building code violation or a warranty issue.

Attorney Crary responded that failing to meet Florida Building Code could provide the homeowner with a remedy, but he recommended speaking to an attorney regarding their home warranty.

Mr. O'Neil added that The Town had met with Mr. Crary's associate, Attorney Michael Cristoforo, regarding warranty issues vs. building code issues.

Mr. O'Neil asked Mr. Biondolillo if he could provide copies of the paperwork that he brought to the meeting.

Mr. Biondolillo replied that he brought copies and asked that it be added to the Town Record. He shared more information on roofing baffle vents.

President De Angeles asked for comments from the public. There were none.

**6. Comments from the Council on topics not on the agenda** - President De Angeles announced the passing of former Mayor and Town Council member David Myers, and asked Mr. O'Neil to speak on his service to the Town of Ocean Breeze.

**7. Comments from Town Management Consultant Terry O'Neil** - Mr. O'Neil spoke on the passing of former Mayor and Council Member David Myers, and his service to the Town of Ocean Breeze. Mr. O'Neil then informed the Council that The Town had entered into a contract with Wojcieszak and Associates, a mechanical engineering firm, to assist with the A/C issues in the Seawalk Community. He added that the Landscape Architect contracted by the Town to address the landscaping and irrigation issues in the Seawalk Community had performed an assessment and that the findings had been sent to D. R. Horton with an expectation that the issues would be resolved.

**8. Comments from Mayor Ostrand** – Mayor Ostrand thanked President De Angeles and the Council for the plaque commemorating the Home Rule Hero Award. She then encouraged everyone to contact their state representatives should they wish to become more involved in state and local issues. She also reminded Council members of the upcoming Treasure Coast Regional League of Cities Barbeque being held on July 19.

President De Angeles announced the upcoming meetings for 2023:

- Regular Town Council Meeting Monday, July 10 at 6:00 p. m.
- Budget Workshop and Setting of Tentative Millage Rate, Wednesday, July 26, 2023, at 6:00 p. m.
- Regular Town Council Meeting Monday, August 8, 2023, at 10:30 a. m.
- Regular Town Council Meeting Monday, September 11, 2023, at 10:30 a.m.
- Proposed Budget and Tentative Millage Rate Hearing, Wednesday, September 13, 2023, at 6:00 p. m.
- Final Budget and Millage Rate Hearing, Wednesday, September 20, 2023, at 6:00 p. m.

**9. Announcements** – The next regular Town Council meeting will be held on Monday July 10, 2023 at 6:00 p. m. at the Ocean Breeze Resort Clubhouse, Pineapple Bay Room, 700 NE Seabreeze Way, Ocean Breeze.

President De Angeles asked for a motion to adjourn.

Council Member Docherty, seconded by Council Member Kent, made a motion to adjourn.

All in Favor: Yes: De Angeles, Kent, Docherty; Reese No: None; Motion Passed – 4-0

Meeting adjourned at 11:02 a. m.

Minutes approved: \_\_\_\_\_

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## Behind The Scenes Of Off Ridge Vents & Baffles

After Hurricane Irma, we encountered a pattern of leaks in hundreds of roofs. Their common trait was they had off ridge vents but no baffles. But why was this the case?

Roof vents are designed to provide ventilation in the attic space. They work more like a vacuum, allowing continuous air circulation through every rafter. As a result, the warm air and moisture in the attic space can escape to the outside and enhance your home's energy efficiency.

Unlike ridge vents that provide a seamless look and better weather protection, off-ridge vents are often susceptible to leaks.

### Recent Posts

- > Fort Myers Veteran Receives A New Roof Installed By Kelly Roofing On St. Patrick's Day!
- > Stone Coated Steel Tile: What Is It? Can It Be Used On Your Roof?
- > Kelly Roofing Goes Global With First International Tesla Solar Roof
- > What Is The Average Cost Of A Tile Roof And How Is It Determined?
- > Questions Answered! Tesla Powerwall Battery System: What Is It & How Many kWh Does This Battery System Hold?



Fortunately, there are solutions. Having regular roof inspections can help you identify the source of leaks and prolong the life of your roof.

[Blog Archives](#)[Select Month](#)

## How Off-Ridge Vents Let in Water

In many cases, off-ridge vents let in leaks through wind-driven rain. Traditional vents are installed over penetrations cut in the roof and use wind and convection forces to allow warm air and moisture in the attic space to escape to the outside. Roofs can have several box vents on the roof, depending on the square footage.

Spaces between the rafters where the off-ridge vent sits can store air, which becomes difficult to force out. And since the vent is covering a hole, it is more prone to leaks. Moreover, wind-driven rain can find its way into your attic from the bottom of the vent, causing a myriad of problems to your roof's interior. The damage may not be immediately noticeable since the moisture is soaked up by the insulation. It's often not enough to drip down and stain your ceilings or destroy the baseboard or carpet inside. However, the little leaks can gradually cause mold, rot, and deterioration in the attic and should be addressed.

After Hurricane Irma showed how many vents without baffles failed, the building code was updated to require them.

## Install Baffles to Mitigate Leaks

For off-ridge vents to work properly, you must have proper soffit ventilation and an open attic. These vents are more often installed on homes with uniquely designed roofs or small roof ridges which don't allow for ridge vents.

To prevent leaks from off-ridge vents, they need external wind baffles to direct airflow up and over the vent. This helps to create an area of low pressure over the vent openings, effectively pulling air out of the attic. The baffles also deflect wind-driven rain over the vent, protecting your roof and the attic from moisture infiltration.





These baffles can be added to existing off-ridge vents so you won't need to have them replaced. This adds protection to your tile roof, eliminates worry about leaks, and helps extend the roof's life.

If you have off-ridge vents, connect with Kelly Roofing in South Florida to make sure your roof is fully protected. We provide free consultation and estimates throughout the year. Contact us today to learn how we can help you eliminate worry about roof leaks.

<https://www.youtube.com/watch?v=o3CwouLaWYw&t>

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## Related Posts



How To Get A Leak In Your Tile Roof  
Flashing Fixed



**1523.6.5.2.13 Ridge Vents of Metal, Plastic or Composition Material**

All ridge vents shall be tested in compliance with TAS 100(4) for wind driven water infiltration. All ridge ventilators shall be restricted to roof mean height as tested in compliance with TAS 100(4), and shall be listed in the system manufacturer's product approval.

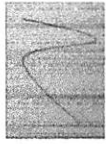
**1523.6.5.2.13.1**

All plastic ridge ventilators shall be tested for physical properties as set forth in TAS 110 and Chapter 26 of this code.

**1523.6.5.2.13.2**

All plastic ridge ventilator manufacturers shall have an unannounced follow-up quality control program from an approved listing agency. Follow-up test results shall be made available to the certification agency upon request.





# CREEK

TECHNICAL SERVICES, LLC

Certificate of Authorization No. 29824  
17520 Edinburgh Drive  
Tampa, FL 33647  
(813) 480-3421

## EVALUATION REPORT

FLORIDA BUILDING CODE, 7<sup>TH</sup> EDITION (2020)

**Manufacturer:** L.V. Thompson, Inc. *Issued September 16, 2020*  
dba Thompson Architectural Metals Company (TAMCO)  
5015 E. Hillsborough Ave  
Tampa, FL 33610  
(813) 248-3456  
<http://www.tamcometalroof.com>

**Manufacturing Plant:** Tampa, FL

**Quality Assurance:** PRI Construction Materials Technologies (QUA9110)

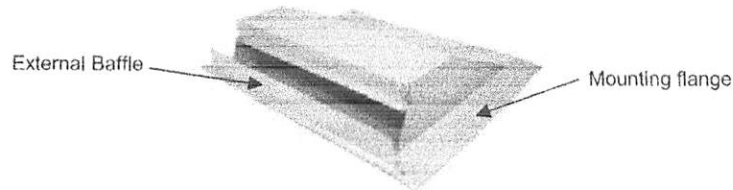
## SCOPE

**Category:** Roofing  
**Subcategory:** Roofing Accessories that are an Integral Part of the Roofing System  
**Code Edition:** Florida Building Code, 7<sup>th</sup> Edition (2020) including High-Velocity Hurricane Zones (HVHZ)  
**Code Sections:** 1503.5, 1523.6.5.2.13  
**Properties:** Roof Ventilation

## REFERENCES

<u>Entity</u>	<u>Report No.</u>	<u>Standard</u>	<u>Year</u>
PRI Construction Materials Technologies (TST5878)	LVTI-012-02-01	TAS 100(A)	1995

## PRODUCT DESCRIPTION



### TAMCO Off-Ridge Roof Vent with Baffle

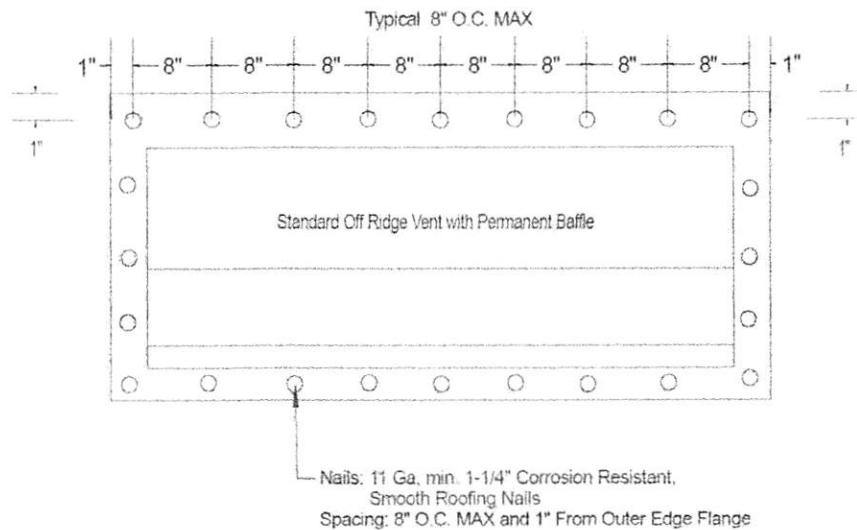
Minimum 26 ga. ASTM A792 AZ50 (non-HVHZ only) or ASTM A653 G90 steel off-ridge static roof ventilator with integrated baffle offset from the intake. Vent dimensions are 24" wide x 4-1/4" high and is available in nominal lengths of 4-ft, 6-ft, 8-ft and 10-ft. Material shall conform with FBC Section 1507.4.3 (non-HVHZ) and 1517.6 (HVHZ).



## APPLICATION

Deck Type:	Minimum 15/32-inch APA span rated plywood sheathing for new and existing roof deck; Min. 19/32-inch APA span rated plywood sheathing in the HVHZ for new construction. (Deck shall be designed by others in accordance with FBC requirements)
Roof slope:	Minimum 4:12
Installation Height:	Maximum 33-ft
Attachment Method:	Cut-out a 3-inch opening sized according to manufacturer's instructions into the sheathing located a minimum 6-inch off the ridge. For a single vent, install the vent as close to the center of the roof length as possible. Multiple vents should be evenly spaced along the roof length.

Remove interfering shingle nails around the perimeter of the opening and any debris prior to placing vent. Apply ASTM D 4586 or ASTM D 3409, Type I roofing cement/mastic to the underside of the vent flange at both the inside and outside perimeter and to continuously surround and seal the flange. Slide the top and side flanges of the vent underneath the shingles and allow the bottom flange to lie on top of the shingles. Attach the vent with galvanized or stainless steel roofing nails having minimum 12 ga. shank, minimum 3/8-inch diameter head and sufficient length to penetrate through the sheathing (ring shank nails shall be used in the HVHZ). Nails shall be located 1-inch from the edge of the flange and 8-inch o.c. along all four sides of the vent. All exposed fasteners shall be sealed with roofing cement/mastic. All loosened shingles shall be adhered down with roof cement/mastic.



Allowable Roof Coverings: Asphalt shingles

#### LIMITATIONS

- 1) Fire Classification is outside the scope of this evaluation.
- 2) The roof deck and deck attachment shall be designed by others in accordance with the FBC.
- 3) TAMCO vents shall be installed in strict compliance with this evaluation report and the manufacturer's published installation instructions. In the event of conflict, the more restrictive installation shall be enforced.
- 4) Deck substrates shall be clean, dry, and free from any irregularities and debris. All fasteners in the deck shall be checked for protrusion prior to installation.
- 5) Installation of the roof assembly is outside the scope of this evaluation.
- 6) TAMCO vents are intended to provide passive ventilation for an enclosed attic in residential construction applications.
- 7) All products listed in this report shall be manufactured under a quality assurance program in compliance with Rule 61G20-3.

#### COMPLIANCE STATEMENT

The products evaluated herein by Zachary R. Priest P.E. have demonstrated compliance with the Florida Building Code, 7<sup>th</sup> Edition (2020) including High-Velocity Hurricane Zones (HVHZ) as evidenced in the referenced documents submitted by the named manufacturer.



*Zachary R. Priest*  
Digitally signed by Zachary R. Priest

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Zachary R. Priest, P.E.  
Florida Registration No. 74021  
Organization No. ANE9641

#### CERTIFICATION OF INDEPENDENCE

CREEK Technical Services, LLC does not have, nor will it acquire, a financial interest in any company manufacturing or distributing products under this evaluation.

CREEK Technical Services, LLC is not owned, operated, or controlled by any company manufacturing or distributing products under this evaluation.

Zachary R. Priest, P.E. does not have, nor will acquire, a financial interest in any company manufacturing or distributing products under this evaluation.

Zachary R. Priest, P.E. does not have, nor will acquire, a financial interest in any other entity involved in the approval process of the product.

#### END OF REPORT



# CREEK

Certificate of Authorization No. 29824  
17520 Edinburgh Dr  
Tampa, FL 33647  
(813) 480-3421

## EVALUATION REPORT

## 2010 FLORIDA BUILDING CODE

**Manufacturer:** Southeastern Metals Manufacturing Co., Inc. (SEMCO) *Issued May 2, 2014*  
11801 Industry Drive  
Jacksonville, FL 32218  
(800) 874-0335  
<http://www.semetals.com>

**Manufacturing Plant:** Jacksonville, FL

**Quality Assurance:** Underwriters Laboratories Inc. (QUA1743)

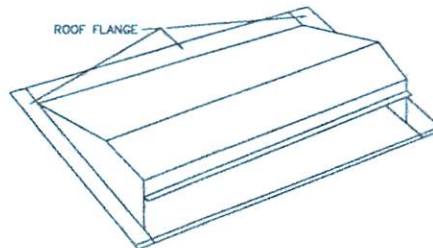
### SCOPE

**Category:** Roofing  
**Subcategory:** Roofing Accessories that are an Integral Part of the Roofing System  
**Code Sections:** 1714.2  
**Properties:** Roof Ventilation

### REFERENCES

<u>Entity</u>	<u>Report No.</u>	<u>Standard</u>	<u>Year</u>
PRI Construction Materials Technologies (TST5878)	SEM-038-02-01	ASTM E 330	2002

### PRODUCT DESCRIPTION AND APPLICATION



**NON HVHZ Off Ridge Vent:** Minimum 26 ga. ASTM A792 or ASTM A653 steel;  $F_y$  = min. 50 ksi; maximum dimensions of the vent are 24-inch wide x 78-inch long x 4.25-inch high. Vent is available in nominal 4-ft and 6-ft sizes.

**Deck Type:** Minimum 7/16-inch APA span rated OSB sheathing or 15/32-inch APA span rated plywood sheathing for new and existing roof deck (Deck shall be designed by others in accordance with FBC requirements).

**Roof slope:** Minimum 4:12

**Mean Roof Height:** Maximum 33-ft

**Roof Cut-Out:** 2.5-inch wide x 42-inch opening for the nominal 4-ft vent  
2.5-inch wide x 66-inch opening for the nominal 6-ft vent

**Attachment Method:** Cut-out opening as prescribed above into the sheathing located a minimum 6-inch off the ridge. For a single vent, install the vent as close to the center of the roof length as possible. Multiple vents should be evenly spaced along the roof length.

Remove interfering shingle nails around the perimeter of the opening and any debris

SEM14001

FL16994

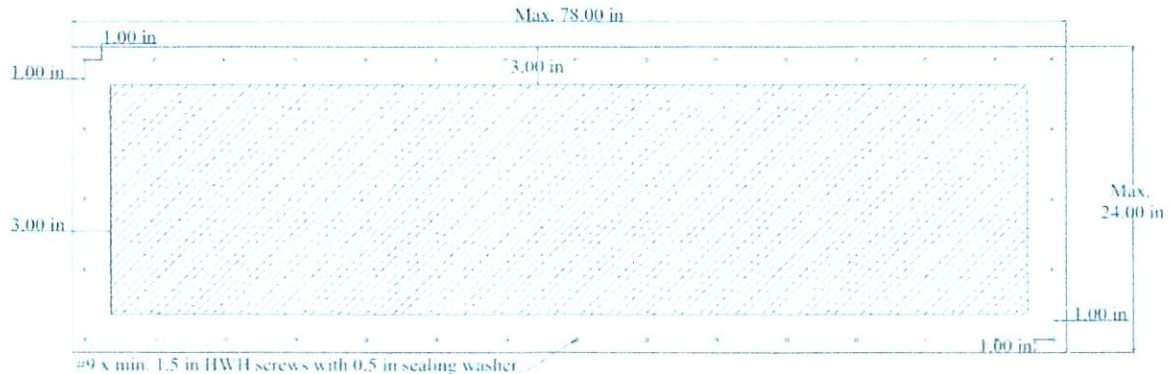
Page 1 of 3

This evaluation report is provided for State of Florida product approval under Rule 9N-3. The manufacturer shall notify CREEK Technical Services, LLC of any product changes or quality assurance changes throughout the duration for which this report is valid. This evaluation report does not express nor imply warranty, installation, recommended use, or other product attributes that are not specifically addressed herein.





prior to placing vent. Apply ASTM D 4586 or ASTM D 3409, Type I roofing cement/mastic to the underside of the perimeter flange to continuously surround and seal the flange. Position the vent over the opening in the roof sheathing. Slide the top and side flanges of the vent underneath the shingles and allow the bottom flange to lie on top of the shingles. Attach the vent with #9 x min. 1.5-inch HWVH screws with 0.5-inch sealing washers having sufficient length to penetrate through the sheathing a minimum of  $\frac{3}{8}$ -inch. The screws shall be located 1-inch from the edge of the flange and 5.5-inches o.c. along all four sides of the vent. All loosened shingles shall be adhered down with roof cement/mastic.



Allowable Roof Coverings: Asphalt shingles

Maximum Design  
Pressure<sup>1</sup> (psf) **-22.5**

<sup>1</sup>Pressures calculated using 2:1 margin of safety per 1504.9.

#### **LIMITATIONS**

- 1) Fire Classification is outside the scope of this evaluation.
- 2) This report is not for use in the HVHZ.
- 3) The roof deck and deck attachment shall be designed by others in accordance with the 2010 FBC.
- 4) SEMCO vents shall be installed in strict compliance with this evaluation report and the manufacturer's published installation instructions. In the event of conflict, the more restrictive installation shall be enforced.
- 5) Deck substrates shall be clean, dry, and free from any irregularities and debris. All fasteners in the deck shall be checked for protrusion prior to installation.
- 6) Installation of the roof assembly is outside the scope of this evaluation.
- 7) SEMCO vents are intended to provide passive ventilation for an enclosed attic in residential construction applications
- 8) All products listed in this report shall be manufactured under a quality assurance program in compliance with Rule 61G20-3.



**CREEK**  
TECHNICAL SERVICES, LLC


Southeastern Metals Manufacturing Co., Inc.  
NON HVHZ Off Ridge Vent

#### COMPLIANCE STATEMENT

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The products evaluated herein have demonstrated compliance with the 2010 Florida Building Code as evidenced in the referenced documents submitted by the named manufacturer.



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Zachary R. Priest, P.E.  
Florida Registration No. 74021  
Organization No. ANE9641

#### CERTIFICATION OF INDEPENDENCE

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END OF REPORT





DEPARTMENT OF REGULATORY AND ECONOMIC RESOURCES (RER)  
BOARD AND CODE ADMINISTRATION DIVISION

## NOTICE OF ACCEPTANCE (NOA)

MIAMI-DADE COUNTY  
PRODUCT CONTROL SECTION

11805 SW 26 Street, Room 208  
Miami, Florida 33175-2474  
T (786)315-2590 F (786) 315-2599

[www.miamidade.gov/economy](http://www.miamidade.gov/economy)

**Southeastern Metals Manufacturing Company, Inc.**  
11801 Industry Drive  
Jacksonville, FL 32218

### SCOPE:

This NOA is being issued under the applicable rules and regulations governing the use of construction materials. The documentation submitted has been reviewed and accepted by Miami-Dade County RER -Product Control Section to be used in Miami Dade County and other areas where allowed by the Authority Having Jurisdiction (AHJ).

This NOA shall not be valid after the expiration date stated below. The Miami-Dade County Product Control Section (In Miami Dade County) and/or the AHJ (in areas other than Miami Dade County) reserve the right to have this product or material tested for quality assurance purposes. If this product or material fails to perform in the accepted manner, the manufacturer will incur the expense of such testing and the AHJ may immediately revoke, modify, or suspend the use of such product or material within their jurisdiction. RER reserves the right to revoke this acceptance, if it is determined by Miami-Dade County Product Control Section that this product or material fails to meet the requirements of the applicable building code.

This product is approved as described herein, and has been designed to comply with the Florida Building Code including the High Velocity Hurricane Zone of the Florida Building Code.

### DESCRIPTION: Weather Vent

**LABELING:** Each unit shall bear a permanent label with the manufacturer's name or logo, city, state and following statement: "Miami-Dade County Product Control Approved", unless otherwise noted herein.

**RENEWAL** of this NOA shall be considered after a renewal application has been filed and there has been no change in the applicable building code negatively affecting the performance of this product.

**TERMINATION** of this NOA will occur after the expiration date or if there has been a revision or change in the materials, use, and/or manufacture of the product or process. Misuse of this NOA as an endorsement of any product, for sales, advertising or any other purposes shall automatically terminate this NOA. Failure to comply with any section of this NOA shall be cause for termination and removal of NOA.

**ADVERTISEMENT:** The NOA number preceded by the words Miami-Dade County, Florida, and followed by the expiration date may be displayed in advertising literature. If any portion of the NOA is displayed, then it shall be done in its entirety.

**INSPECTION:** A copy of this entire NOA shall be provided to the user by the manufacturer or its distributors and shall be available for inspection at the job site at the request of the Building Official.

This NOA renews NOA No. 13-0814.08 consists of pages 1 through 3.

The submitted documentation was reviewed by *Freddy Semino*



NOA No.: 18-1212.10  
Expiration Date: 04/15/24  
Approval Date: 01/31/19  
Page 1 of 3

## ROOFING ASSEMBLY APPROVAL

Category: Roofing  
Sub-Category: Ventilation  
Material: Steel  
Minimum Slope: 2:12

### TRADE NAMES OF PRODUCTS MANUFACTURED OR LABELED BY APPLICANT:

<u>Manufactured by Applicant</u>	<u>Dimensions</u>	<u>Test Specifications</u>	<u>Product Description</u>
Weather Vent	Vent : 4- 1/2" x 19" x 46" Deck Flange: 23.75" x 52" Thickness: 0.0217 inch.	TAS 100	Galvanized metal roof vent

### MANUFACTURING LOCATION

1. Jacksonville, FL

### EVIDENCE SUBMITTED

<u>Test Agency</u>	<u>Test Identifier</u>	<u>Test Name/Report</u>	<u>Date</u>
PRI Asphalt Technologies, Inc.	TAS 100	SEM-002-02-01	08/14/03
	ICC-ES AC132	SEM-027-02-01	01/07/14
	TAS 100-(A)	786T0002	07/19/19

### APPROVED APPLICATIONS:

**Deck Type:** Wood

**Deck Description:** 1 5/32" or greater plywood or wood plank

**System Type A:** Mechanical attachment of vent for shingle roofs

**Cutout:** Mark a 2 1/2" x 42" opening centered between layout lines and aligned minimum 6 inches from the ridge. Set blade to thickness of sheathing and cut opening. Brush away sawdust and debris.

**Installation:** Vents should be evenly spaced on the rear slope of the roof.

Center vent in opening and set it in a 1/8" thick of an approved ASTM D 4586 asphalt roofing cement. Secure vent to the roof deck with 1-1/4" galvanized ring shank roofing nails spaced approx. 8" o.c. and 1" from the outside edge of the flange. Use a minimum of 18 nails per vent. Seal all nails and vent flange with an approved ASTM D 4586 roofing cement. (See drawings herein).

**Net Free Area:** 99 square inches.



NOA No.: 18-1212.10  
Expiration Date: 04/15/24  
Approval Date: 01/31/19  
Page 2 of 3

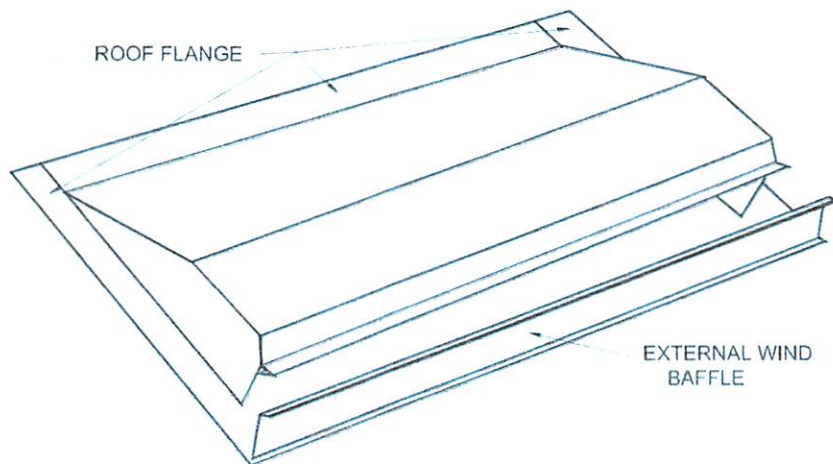


### LIMITATIONS:

1. Refer to applicable building code for required ventilation.
2. Weather Vent shall comply with the manufacturer's current published application instructions and the requirements set forth in the applicable building code.
3. This acceptance is for installations over asphaltic shingle roofs only.
4. Weather Vent shall not be installed on roof mean heights greater than 33 feet.
5. All products listed herein shall have a quality assurance audit in accordance with the Florida Building Code and Rule 61G20-3 of the Florida Administrative Code.
6. All approved products listed herein shall be labeled and shall bear the imprint or identifiable marking of the manufacturer's name or logo, city, state, and following statement: "Miami-Dade County Product Control Approved" or the Miami-Dade County Product Control Seal as shown below:



### DRAWINGS



**END OF THIS ACCEPTANCE**



NOA No.: 18-1212.10  
Expiration Date: 04/15/24  
Approval Date: 01/31/19  
Page 3 of 3

## **TOWN OF OCEAN BREEZE, FLORIDA PROCLAMATION – 2023 TOWN ELECTION**

### **ELIGIBILITY:**

Persons eligible to run for Council Member must be a full-time resident of the Town of Ocean Breeze and a registered voter in Martin County.

### **CANDIDATES:**

Candidates for office shall file for qualifying with the Town of Ocean Breeze Town Clerk between qualifying period of Tuesday, August 1, 2023 through Monday, August 21, 2023. All qualifying documents are provided by the Town Clerk and can also be accessed on the Town's web-site at: [www.townofoceanbreeze.org](http://www.townofoceanbreeze.org)

### **VACANCIES:**

The positions of three (3) Council Members are open. Term is for two (2) years. The Council Members currently holding these positions are: Council Members Bill Arnold, Ken De Angeles and Kevin Docherty.

### **REGULAR ELECTION:**

The Regular Town Election will be held Tuesday, November 7, 2023.

### **VOTE BY MAIL BALLOTS:**

**Please Contact** – Vicki, Davis, Supervisor of Elections  
135 SE Martin Luther King Jr. Blvd.  
Stuart, FL 34994  
Phone: (772) 288-5637 Fax: (772) 288-5765  
[www.MartinVotes.com](http://www.MartinVotes.com)

**VOTING PLACE & TIME:** Langford Park, 2369 NE Dixie Highway, Jensen Beach, FL 34957. Polls are open from 7:00 a.m. to 7:00 p.m.

### **ELECTION RETURNS:**

Election returns shall be furnished the morning after the Election at the Canvassing Board Meeting on Wednesday, November 8, 2023 at 10:00 am at: Ocean Breeze Resort Clubhouse, Pineapple Bay Room, 700 NE Seabreeze Way, Ocean Breeze, Florida.

**DATE TO TAKE OFFICE:** Monday, December 11, 2023

### **VOTER REGISTRATION:**

The deadline for registering to vote in the November 7, 2023 Election, is Monday, October 9, 2023. Registration takes place at the Supervisor of Elections' office.

Town Office is located at: 1508 NE Jensen Beach Blvd., Jensen Beach, FL 34957

Office hours of operation: Monday – Friday, 9:00 a.m. – 2:00 p.m.



# **GENERAL INFORMATION ITEMS**

**The attached items (i.e.: correspondence, e-mails, reports, etc.) are provided as general information and are not necessarily subject to discussion during this meeting unless Council Members or the Mayor wish to do so.**



## Town of Ocean Breeze

June 27, 2023

Dear Occupant:

In an effort to keep you informed, the Town of Ocean Breeze wishes to make you aware of the following important meetings and events.

1. Regular Town Council Meetings are held on the **second Monday** of each month at 10:30 am located at Ocean Breeze Resort Clubhouse, Pineapple Bay Room, 700 NE Seabreeze Way, Ocean Breeze, FL. **Except during the months of January, April, July and October, the meeting times are 6:00 pm.**

2. Annual budget adoption schedule for fiscal year 2023/2024 is shown below. The meetings will take place at Ocean Breeze Resort Clubhouse, Pineapple Bay Room, 700 NE Seabreeze Way, Ocean Breeze at **6:00 pm.**

- Millage Rate and Budget Workshop, Wednesday, **July 26, 2023**
- Tentative Millage Rate and Budget Hearing, Wednesday, **September 13, 2023**
- Final Millage Rate and Budget Hearing, Wednesday, **September 20, 2023**

3. Town Council Elections. Please see Election Proclamation on the reverse side of this letter.

If you have any questions regarding our meeting schedule, the budget process, or seeking a seat on the Town Council, please do not hesitate to contact the Town Clerk or visit our website at [www.townofocceanbreeze.org](http://www.townofocceanbreeze.org).

Sincerely,

Karen M. Ostrand  
Mayor



## **TOWN OF OCEAN BREEZE, FLORIDA PROCLAMATION – 2023 TOWN ELECTION**

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Office hours of operation: Monday – Friday, 9:00 a.m. – 2:00 p.m.

Revised 6-22-23

Proclamation to be approved by the Town Council at the July 10<sup>th</sup>, 2023 meeting to be held at 6:00 p.m.