

CITY OF PORT ST. LUCIE

PLANNING AND ZONING BOARD AGENDA

TUESDAY, OCTOBER 4, 2016

1:30 P.M. – PORT ST. LUCIE CITY HALL

121 S.W. PORT ST. LUCIE BOULEVARD, PORT ST. LUCIE, FLORIDA

1. MEETING CALLED TO ORDER
2. ROLL CALL
3. DETERMINATION OF A QUORUM
4. PLEDGE OF ALLEGIANCE
5. APPROVAL OF MINUTES – **AUGUST 2 & SEPTEMBER 6, 2016**
6. **CONSENT AGENDA**
7. **PUBLIC HEARINGS**

[The applicant or agent for the applicant must be present. If no representative is present for the application, it will be tabled to the following month's meeting.]

Anyone wishing to speak on any item may approach the podium after the issue has been opened for the public to comment. Each person wishing to speak may do so for not more than 3 (three) minutes. Your comments and concerns are very welcome, however, we must maintain order and provide time for everyone.

- A. P16-087 SUITS U LUCIE (DRIVE-THROUGH) – SPECIAL EXCEPTION USE WITH CONCEPT PLAN
Location: The property is located on the northeast corner of Wayne Street and Port St. Lucie Boulevard.
Legal Description: Lots 1, 2, 22 and 23, Block 703, Section 18.
This is a request for a special exception use for drive-through service in the CG (General Commercial) Zoning District per Section 158.124(C)(12) of the Zoning Code.
- B. P16-096 DEL WEBB @ TRADITION – MPUD (MASTER PLANNED UNIT DEVELOPMENT) – REZONING
Location: The property is located south of the E/W #2 right-of-way, north of the Paar Drive right-of-way, between the Community Boulevard right-of-way and SW Village Parkway.
Legal Description: Parcels of land lying in Sections 22, 26 and 27, Township 37 South, Range 39 East, St. Lucie County, Florida.
This is a request to rezone approximately 427 acres from the St. Lucie County AG-5 zoning designation to a Master Planned Unit Development (MPUD). The proposed MPUD will allow for 1,350 residential dwelling units and recreation uses.

- C. P16-125 PSL PROPERTIES (DRIVE-THROUGH) – SPECIAL EXCEPTION USE WITH CONCEPT PLAN
Location: The property is located on the northeast corner of Port St. Lucie Boulevard and Yale Street, north of Darwin Boulevard.
Legal Description: Darwin Plaza, Lot 5.
This is a request for a special exception use for drive-through service at a proposed restaurant in the CG (General Commercial) Zoning District per Section 158.124(C)(12) of the Zoning Code.

- D. P16-149 S & W LAND INVESTMENTS – REZONING
Location: The property is located along the southern side of Port St. Lucie Boulevard, north of SW Alton Circle, west of SW Aster Road and east of SW Glenview Court.
Legal Description: Lots 9-11 and 15-16, Block 1662, Section 5.
This is a request to rezone property from RS-2 (Single-Family Residential) to I (Institutional).

8. **NEW BUSINESS**

- A. PLANNING & ZONING BOARD INTERVIEWS
- B. DETERMINATION OF EXCUSED ABSENCE – DAN KUREK

9. **OLD BUSINESS**

10. **PUBLIC TO BE HEARD**

11. **ADJOURN**

Notice: In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the City Clerk's office at 772-871-5157 for assistance. No stenographic record by a certified court reporter will be made of the foregoing meeting. Accordingly, any person who may seek to appeal any decision involving the matters noticed herein will be responsible for making a verbatim record of the testimony and evidence at said meeting upon which any appeal is to be based.

9/28/2016 8:15 AM