
TYPE	STATUS	BUILDING TYPE
PA	SPRC MEETING SCHEDULED	

ASSIGNED TO

Daniel Robinson; Clyde Cuffy; Public Works Engineering; Ivan Betancourt; Bret Kaiser

ADDRESS

100 SW Novella Way

SECTION	BLOCK	LOT
	VeranoSouth	POD "C"

LEGAL DESCRIPTION

LEGAL DESCRIPTION: (NEW POD C BOUNDARY)

ALL OF VERANO SOUTH P.U.D. 1 - POD C - PLAT NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 78, PAGES 24 THROUGH 31 OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA TOGETHER WITH A PORTION OF UNPLATTED LANDS LYING WITHIN SECTIONS 33 AND 34, TOWNSHIP 36 SOUTH, RANGE 39 EAST AND SECTION 4, TOWNSHIP 37 SOUTH, RANGE 39 EAST, ST. LUCIE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF VERANO SOUTH P.U..D 1 – POD B PLAT NO. 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 77, PAGES 4 THROUGH 16, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA; THENCE SOUTH 43°08'38" EAST, ALONG THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF THE SOUTH FLORIDA WATER MANAGEMENT DISTRICT C-24 CANAL AS SHOWN ON THE RIGHT-OF-WAY MAP FOR CANAL C -24, CHECKED DATED 11/25/58 AND REVISED 2/23/59, A DISTANCE OF 2,115.98 FEET; THENCE ALONG THE NORTH LINE OF THE O.L PEACOCK CANAL PARCEL AS RECORDED IN OFFICIAL RECORDS BOOK 1745, PAGE 1955 OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA THROUGH THE FOLLOWING SEVEN (7) COURSES, NORTH 89°08'58" WEST, A DISTANCE OF 318.77 FEET; THENCE SOUTH 60°24'31" WEST, A DISTANCE OF 793.61 FEET; THENCE SOUTH 65°05'51" WEST, A DISTANCE OF 762.00 FEET; THENCE SOUTH 70°42'47" WEST, A DISTANCE OF 440.53 FEET; THENCE SOUTH 43°58'29" EAST, A DISTANCE OF 57.68 FEET; THENCE SOUTH 62°44'35" WEST, A DISTANCE OF 967.89 FEET; THENCE SOUTH 76°11'52" WEST, A DISTANCE OF 108.04 FEET; THENCE NORTH 04°37'46" WEST, A DISTANCE OF 88.14 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 550.00 FEET; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 55°12'12", A DISTANCE OF 529.91 FEET TO A POINT OF REVERSE CURVATURE OF A CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 1,450.00 FEET; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 21°06'06", A DISTANCE OF 534.03 FEET; THENCE NORTH 38°43'51" WEST, A DISTANCE OF 312.46 FEET; THENCE NORTH 51°16'22" EAST, A DISTANCE OF 1,210.41 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 1,349.00 FEET; THENCE NORTHEASTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 03°15'26", A DISTANCE OF 76.69 FEET TO A POINT OF REVERSE CURVATURE OF A CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 1,151.00 FEET; THENCE NORTHEASTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 08°31'43", A DISTANCE OF 171.33 FEET; THENCE NORTH 56°32'39" EAST, A DISTANCE OF 180.21 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 849.00 FEET; THENCE NORTHEASTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 09°41'15", A DISTANCE OF 143.55 FEET; THENCE NORTH 46°51'23" EAST, A DISTANCE OF 1,036.73 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTH, HAVING A RADIUS OF 200.00 FEET; THENCE EASTERLY, ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", A DISTANCE OF 314.16 FEET; TO A POINT ON THE SOUTHWEST LINE OF TRACT "CA17" OF SAID VERANO SOUTH P.U..D 1 – POD B PLAT NO. 1; THENCE SOUTH 43°08'38" EAST, ALONG SAID SOUTHWEST LINE, A DISTANCE OF 21.66 FEET; THENCE NORTH 46°51'22" EAST, ALONG THE SOUTHEAST LINE OF SAID TRACT "CA17", A DISTANCE OF 22.00 FEET TO THE POINT OF BEGINNING.

SITE LOCATION

Sw Novella Way and Crosstown Parkway

PARCEL #

3333-802-0011-000-4

ACREAGE

125.74

NON-RESIDENTIAL SQ. FOOTAGE**NO. OF RESIDENTIAL UNITS****NO. OF LOTS OR TRACTS**

0

NO. OF SHEETS IN PLAT

0

UTILITY PROVIDER

CITY OF PORT ST. LUCIE

DESCRIBE REQUEST

PUD Amendment to Verano POD C to reduce units

Primary Contact Email

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AGENT/APPLICANT**FIRST NAME**

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PROJECT ARCHITECT/ENGINEER**FIRST NAME****LAST NAME****Business Name****ADDRESS****CITY****STATE****ZIP****EMAIL****PHONE****PROPERTY OWNER**

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FINAL PERMIT INSPECTION REQUIRED BY:
