

Sunlight Community Church

Major Site Plan Amendment Application
Project No. P19-097
City Council meeting of October 28, 2019

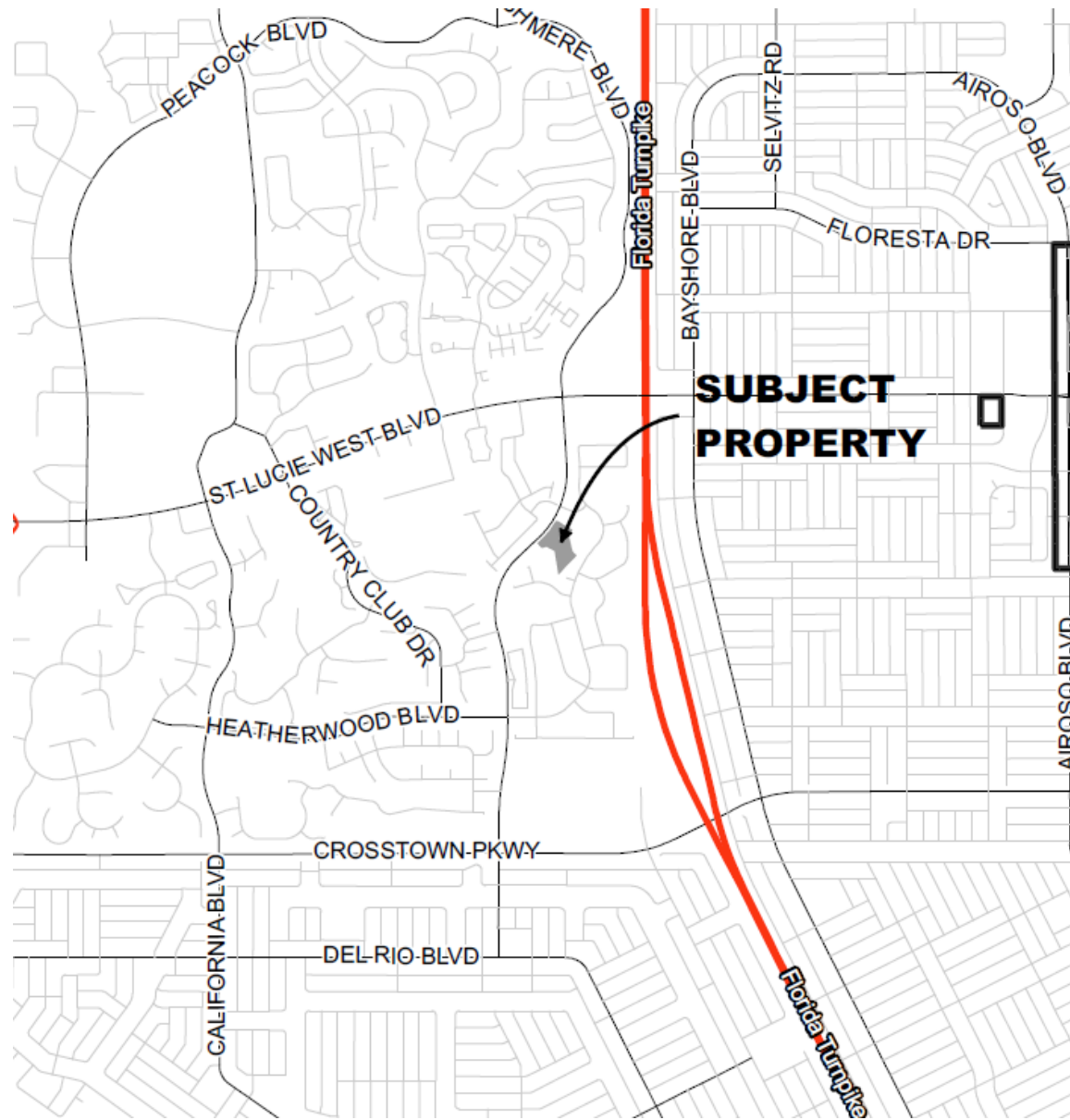


Applicant and Owner

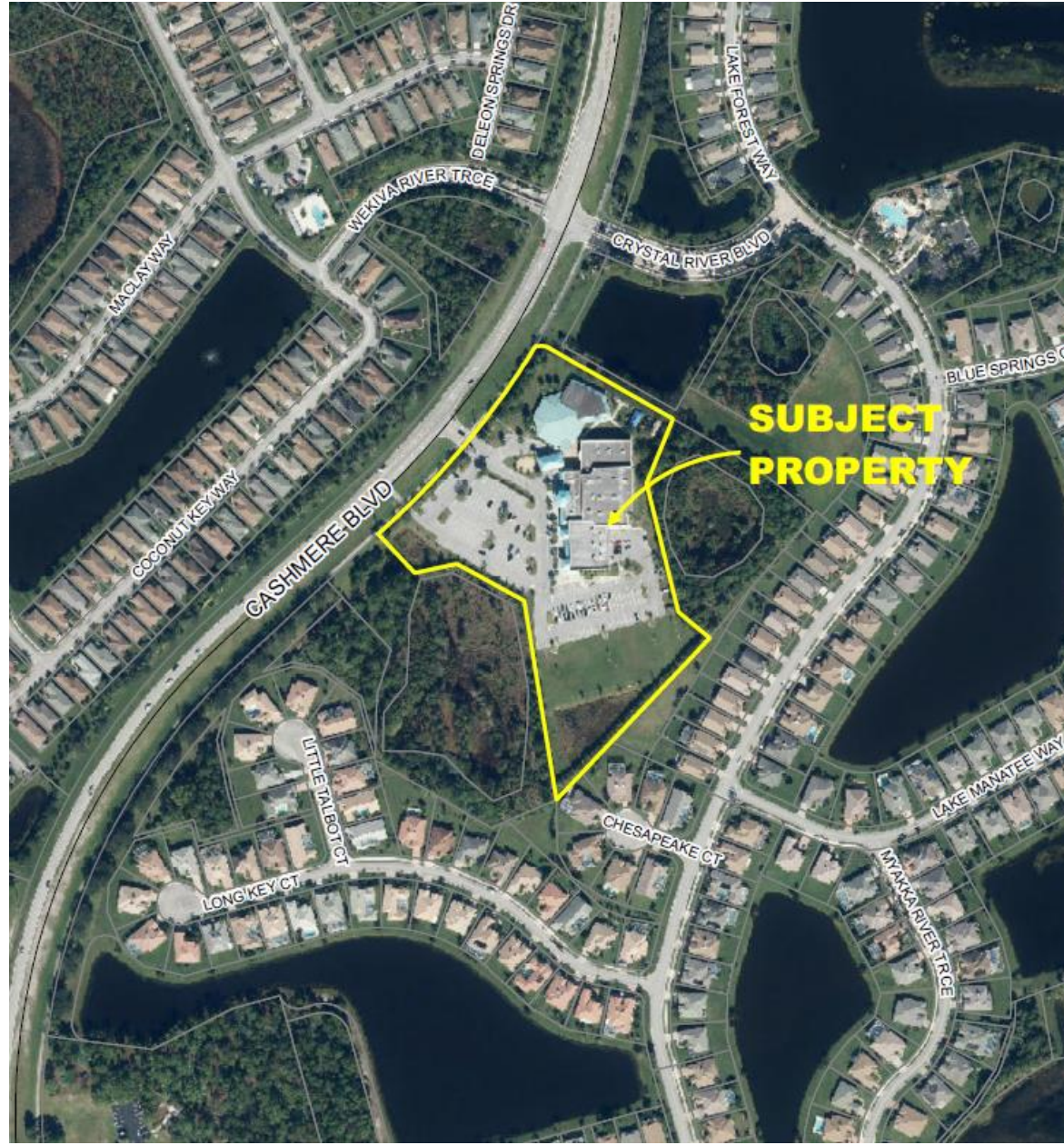
Jayson Harrison, P.E., Engineering Design & Construction, Inc.
is acting as the agent for the owner,
Sunlight Community Church of Port St. Lucie.



Subject property

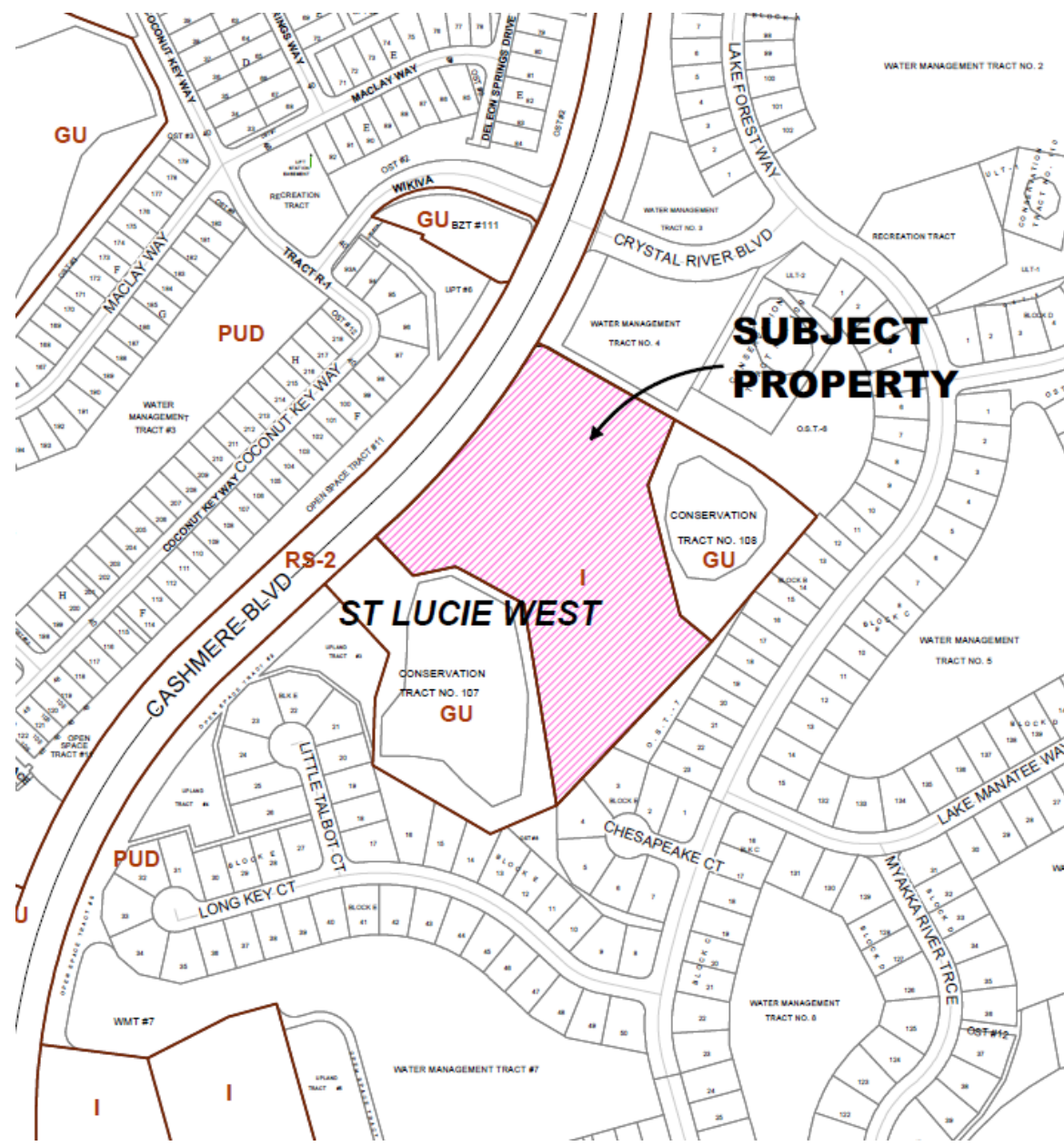


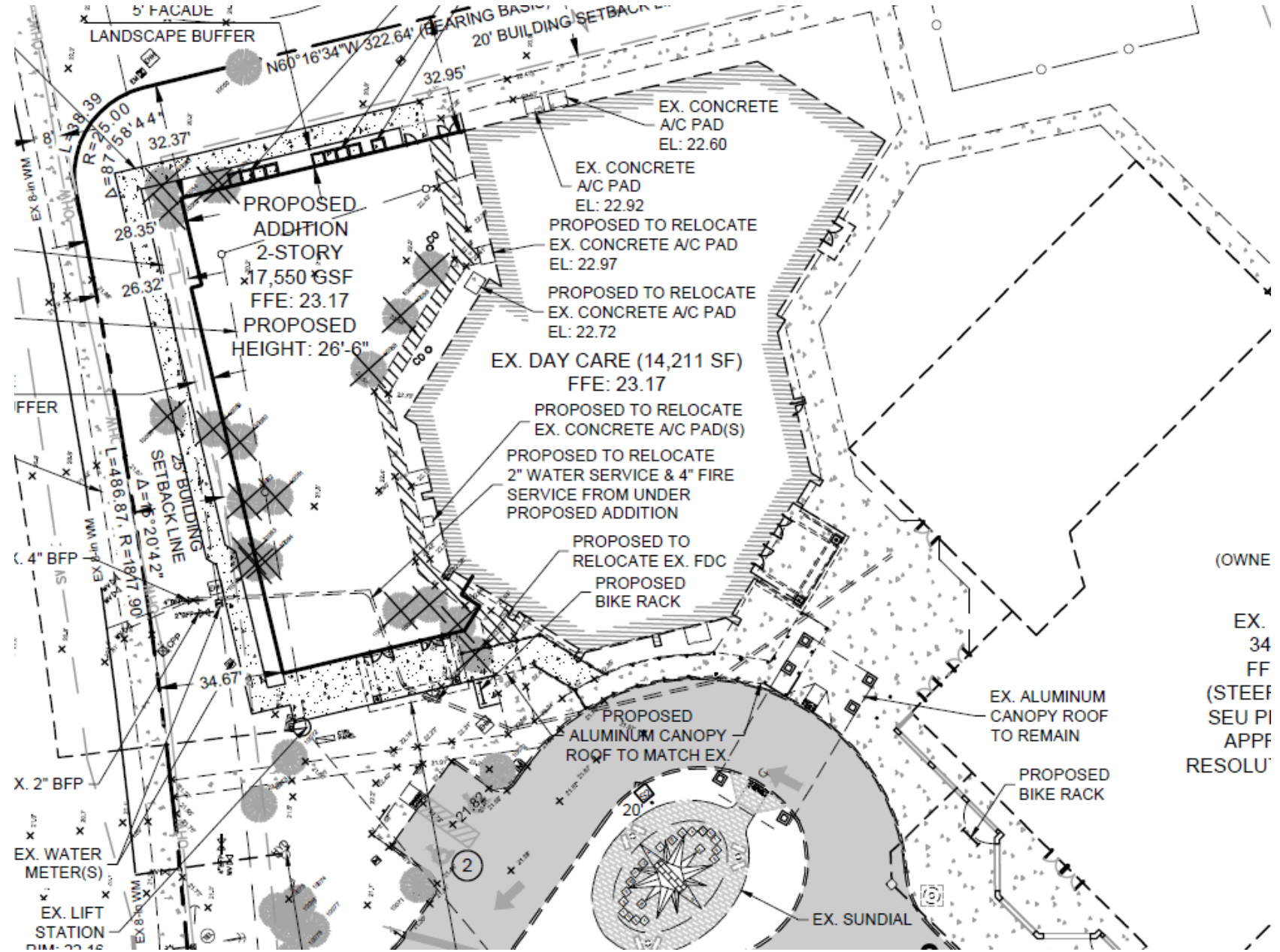
Aerial





Zoning





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Concurrency Review

- The project has been reviewed for compliance with the St. Lucie West Development of Regional Impact (DRI) development order regarding provision of adequate public facilities
- All transportation conditions of the St. Lucie West DRI regarding roadway improvements have been fully satisfied.



Zoning Review

- The proposed use of a 17,550 square foot school addition with the height of 26.6 feet is compliant with Chapter 158 of the City's Land Development Regulations.
- A parking agreement is required for the shared parking between uses.



Natural Resource & Public Art

This is an existing developed site. The applicant has met the requirements for upland habitat preservation/mitigation.

A landscape modification application will be reviewed concurrently with this site plan application.

The applicant must meet the Public Art requirement.



Recommendation

Move that Council approve the major site plan amendment as recommended by the Planning and Zoning board with the following condition:

Applicant must provide a Combined/Shared Off-Street Parking Agreement to be recorded and shall not be modified without the written consent of the City of Port St. Lucie. If the uses or the operating hours change, then the agreement is void and the parking shall be recalculated for the proposed use.