

P25-023

Southern Grove-America Walks - Parcel "C"

TYPE	STATUS	BUILDING TYPE
SP	CUSTOMER RESPONDED	COMM

ASSIGNED TO

Bridget Kean; Leon Hayman; Public Works Engineering; Ivan Betancourt; Bret Kaiser; Debora Leal

ADDRESS

SECTION	BLOCK	LOT
PI 30	SouthernGrove	Tr "A"

LEGAL DESCRIPTION

SOUTHERN GROVE REPLAT NO. 30 TRACT A (48.778 AC - 2,124,770 SF)

SITE LOCATION

PARCEL #

4334-700-0001-000-4

CURRENT LANDUSE	PROPOSED LANDUSE	CURRENT ZONING	PROPOSED ZONING
NCD		MPUD	

ACREAGE	NON-RESIDENTIAL SQ. FOOTAGE	NO. OF RESIDENTIAL UNITS
4.754	24655	

NO. OF LOTS OR TRACTS	NO. OF SHEETS IN PLAT
0	0

UTILITY PROVIDER

CITY OF PORT ST. LUCIE

DESCRIBE REQUEST

The proposed Site Plan is located within the America Walks MPUD and may include general commercial, medical offices, and various permitted uses allowed within the governing MPUD document.

Primary Contact Email

dphillips@lucidodesign.com

AGENT/APPLICANT

FIRST NAME	LAST NAME
Derrick	Phillips

Business Name

Lucido and Associates

ADDRESS

701 SE Ocean Blvd

CITY	STATE	ZIP
Stuart	FL	34994

EMAIL	PHONE
dphillips@lucidodesign.com	7722202100

AUTHORIZED SIGNATORY OF CORPORATION

FIRST NAME	LAST NAME
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ADDRESS

CITY	STATE	ZIP
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EMAIL	PHONE
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PROJECT ARCHITECT/ENGINEER

FIRST NAME	LAST NAME
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Sarah	Anderson
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Business Name

Kimley Horn

ADDRESS

445 24th St. Suite 200

CITY	STATE	ZIP
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Vero Beach	FL	32960
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EMAIL	PHONE
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sarah.anderson@kimley-horn.com	7727944100
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PROPERTY OWNER

Business Name

Mattamy Palm Beach

ADDRESS

2500 Quantum Lakes Drive, Suite 215

CITY	STATE	ZIP
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Boynton Beach	FL	33426
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EMAIL	PHONE
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Karl.Albertson@mattamycorp.com	(561) 413-6096
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FINAL PERMIT INSPECTION REQUIRED BY:

MCM Becker, LLC

January 28, 2026

Planning and Zoning Department
121 SW Port St. Lucie Blvd
Port St. Lucie, FL 34984

Re: Southern Grove-America Walks - Parcel "C"

Dear Planning:

As owner of the property referenced above, please consider this correspondence as formal authorization for **Lucido & Associates (Agent)** to represent **MCM Becker, LLC (Owner/Applicant)** during the governmental review process for the above referenced project, which may include submission of development applications, plans and permits, and other such related matters to effectuate the review process for the proposed development.

Thank you for your attention to this matter.

Sincerely,



[Evan/Ryan Mouhalis] **MCM Becker, LLC**