



City of Port St. Lucie
PUBLIC WORKS DEPARTMENT
Accredited Agency - American Public Works Association



MEMORANDUM

TO: Holly Price, AICP, Planning & Zoning

FROM: Diana Spriggs, P.E. – Regulatory Division Director, Public Works

DATE: February 2, 2022

SUBJECT: Verano South POD D, Plat 4 (P21-170)
Traffic Generation, Stacking & Circulation Approval

This application for subdivision plat has been reviewed by the Public Works Department and the transportation elements of the project were found to be in compliance with the Verano DRI Development Order, the adopted level of service and requirements of Chapter 156 of City Code, and Public Works Policy 19-01pwd.

This plat was previously approved as a preliminary plat in March of 2021.

In regards to the future roadway commitments, no additional roadway requirements are triggered at this time. As of November 2021, Verano had a total of 2,019 total PM Peak trips. The next roadway trigger is at 5,023 total PM Peak hour trips per the Verano DRI. This next roadway requirement will be for a 2 lane extension of Crosstown Parkway to North-South A. Construction plans for this portion of roadway is already under review, prior to the DRI trip triggering the requirement.

The proposed plat was found to be consistent with the Verano DRI.