

City of Port St. Lucie

Community Redevelopment Agency

121 SW Port St. Lucie
Blvd.
Port St. Lucie, Florida
34984

Meeting Minutes - Final

Shannon M. Martin, Chairman

Jolien Caraballo, Vice Chairman, District IV
Stephanie Morgan, Councilwoman, District I
Dave Pickett, Councilman, District II
Anthony Bonna, Sr., Councilman, District III

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Monday, December 8, 2025

5:30 PM

Council Chambers, City Hall

1. Meeting Called to Order

A Special Meeting of THE COMMUNITY REDEVELOPMENT AGENCY (CRA) of the City of Port St. Lucie was called to order by Chair Martin on December 8, 2025, at 5:30 p.m., at Port St. Lucie City Hall, 121 SW Port St. Lucie Boulevard, Port St. Lucie, Florida

2. Roll Call and Determination of Quorum

Present	Chairman Shannon M. Martin Councilwoman Stephanie Morgan Vice Chair Jolien Caraballo Councilman Dave Pickett
Absent	Councilman Anthony Bonna

3. Pledge of Allegiance

Chair Martin led the assembly in the Pledge of Allegiance.

4. Additions and Deletions to the Agenda and Approval of the Agenda

Vice Chair Caraballo moved to approve the Agenda. Mr. Pickett seconded the motion. The motion passed unanimously by voice vote.

5. Approval of Consent Agenda

5.a Approval of the November 4, 2025 Community
Redevelopment Agency Meeting Minutes

[2025-1174](#)

Mr. Pickett moved to approve the Consent Agenda. Vice Chair Caraballo seconded the motion. The motion passed unanimously by voice vote.

6. Public to be Heard

There was nothing heard under this item.

7. Resolutions

7.a Resolution 25-CRA-07, Authorizing the Issuance of Not to Exceed \$7,200,000 in Aggregate Principal Amount of a City of Port St. Lucie Community Redevelopment Agency Redevelopment Trust Fund Revenue Bond; Authorizing the Pledging of Funds; Authorizing Certain Rights of the Bond Holder; and Providing an Effective Date.

[2025-1146](#)

The City Clerk read Resolution 25-CRA-07 aloud by title only.

Jennifer Davis, CRA Director, stated that the bond would be issued to fund enhancements to the event center located at Walton & One, including the front plaza and public spaces, as well as the supporting warehouse facilities. The bond would also be used to fund planning initiatives related to the future expansion of the event center. She added that the bond issuance was not related to the stadium improvements and that the bond would be repaid solely through tax increment revenues with the CRA. Ms. Davis presented the enhancements and renovations which were provided for under the bond. Ms. Davis explained that this item was a companion item to Ordinance 25-77, which would be heard at the City Council meeting and added that staff was available for any questions.

There being no further discussion, Mr. Pickett moved to approve Resolution 25-CRA-07. Ms. Morgan seconded the motion. The motion passed unanimously by voice vote.

8. Other Issues by Board Members

There was nothing heard under this item.

9. Adjourn

There being no further business, the meeting adjourned at 5:37 p.m.

Sally Walsh, City Clerk

Daisy Ruiz, Deputy City Clerk

Typed By: Calleigh N. Nazario, City Clerk Administrator