



CITY OF PORT ST LUCIE

Date Checked: 4/8/2025

Checked by: Dennis Murphy

Recorded:

NEW PLATS -- PARENT PARCELS AND DESCRIPTION

(to be completed by Finance Dept. prior to plat approval)

Planning Project #	P24-156
Proposed Plat Name:	Wilson Grove - Wilson Groves Parcel A Plat 3
Legal Description:	THE ALAN WILSON GROVE BLOCK 6 LESS AS IN OR 2572-774 FOR RD R/W AND LESS ADDL RD R/W AS IN OR 4704-533 AND LESS OR 4704-661- (106.45 AC - 4,627.101 SF)

Current Tax Roll Year: 2024

Parcel #	Original Parent ID #(s)	Acreage	Current and prior years' SLC Property Taxes Paid: (Y/N)	Additional Comments
1	4329-501-0020-000-6	106.45	Y	N/A
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Account History 4329-501-0020-000/6

Roll	Status	Due	
2024	Acct: Paid-in-full		View
2023	Acct: Paid-in-full		View
2022	Acct: Paid-in-full		View
2021	Acct: Paid-in-full		View
2020	Acct: Paid-in-full		View
2019	Acct: Paid-in-full		View
2018	Acct: Paid-in-full		View
2017	Acct: Paid-in-full		View
2016	Acct: Paid-in-full		View
2015	Acct: Paid-in-full		View
2014	Acct: Paid-in-full		View
2013	Acct: Paid-in-full		View
2012	Acct: Paid-in-full		View
2011	Acct: Paid-in-full		View
2010	Acct: Paid-in-full		View
2009	Acct: Paid-in-full		View
2008	Acct: Paid-in-full		View
2007	Acct: Paid-in-full		View
2006	Acct: Paid-in-full		View
2005	Acct: Paid-in-full		View
2004	Acct: Paid-in-full		View
2003	Acct: Paid-in-full		View
Total Due:		\$0.00	

View a different due date

Account Information

Roll Year:	2024	Market Value:	7,239,313
Tax Year:	2024	Class Value:	0
Account Number:	4329-501-0020-000/6 « Prev Next »	Just Value:	7,239,313
Millage Code:	0041 -	School Assessed Value:	29,274
Certified	ACR Acquisition LLC	Assessed Value:	29,274
Roll Owner(s):	5300 W Atlantic AVE Ste 505 Delray Beach, FL 33484-8833 « Prev Next »	Ad Valorem:	\$650.72
Billing Address:	ACR Acquisition LLC 7111 Fairway Dr., Suite 210 Palm Beach Gardens, FL 33418	Non-ad Valorem:	\$0.00
Situs Address:	0 RANGE LINE RD, Port Saint Lucie	Total Tax:	\$650.72
Links:	Property Appraiser, Public Site		

Location Details

Book-Page-Item:	3046-2761-
Property Class:	60
Range:	39E
Township:	37S
Section:	32
Neighborhood:	TR20
Value Code:	00
Use Code:	6000
Total Acres:	106.45
Legal Description:	THE ALAN WILSON GROVE BLOCK 8-LESS AS IN OR 2972-774 FOR RD R/W AND LESS ADDL RD R/W AS IN OR 4704-533 AND LESS OR 4704-661- (106.45 AC - 4,637,101 SF)
Last Updated:	11/06/2024 12:02PM
Last Updated By:	Belinda Bowers

Ad Valorem Details

Code	District	Millage	Assessed	Exempt	Taxable	Tax
CT06	Co Public Transit MSTU	0.2500	29,274	0	29,274	\$7.32
EE19	Erosion District E	0.1000	29,274	0	29,274	\$2.93
FF02	Law Enf,Jail,Judicial Sys	2.7294	29,274	0	29,274	\$79.90
GF01	Co General Revenue Fund	4.2222	29,274	0	29,274	\$123.60
CS64	Childrens Service Council	0.3650	29,274	0	29,274	\$10.69
FD21	St Lucie Co Fire District	3.0000	29,274	0	29,274	\$87.82
FI40	FL Inland Navigation Dist	0.0288	29,274	0	29,274	\$0.84
PS25	City of Port St Lucie	4.6807	29,274	0	29,274	\$137.02
PS26	City of PSL Voted Debt	0.3743	29,274	0	29,274	\$10.96
SD09	School Discretionary	0.7480	29,274	0	29,274	\$21.90
SN39	School Capital Improvemnt	1.5000	29,274	0	29,274	\$43.91
SR08	School Req Local Effort	3.0000	29,274	0	29,274	\$87.82
SR09	School Voter Referendum	1.0000	29,274	0	29,274	\$29.27
	S FL Wtr Mgmt District	0.2301	29,274	0	29,274	\$6.74
Total:			22.2285			\$650.72

Non-ad Valorem Details

There are no non-ad valorem
for this account

Notes (0)

Search

Account Search

1 of 1First « Prev :: Next » Last

2024

4329-501-0020-000/6

-- Any --

Search

Tax Yr

Account Number

Certified Roll
Owner Name

Situs Address

Account Status

Clear

2024

4329-501-0020-000/6

ACR Acquisition LLC

0 RANGE LINE RD Port Saint Lucie

Paid In Full

View

Search results as of less than a minute ago

1 of 1First « Prev :: Next » Last



CITY OF PORT ST LUCIE

Date Checked: 10/15/2024

Checked by: Dennis Murphy

Recorded:

NEW PLATS -- PARENT PARCELS AND DESCRIPTION

(to be completed by Finance Dept. prior to plat approval)

Planning Project #	P24-156
Proposed Plat Name:	Wilson Grove - Wilson Groves Parcel A Plat 3
Legal Description:	THE ALAN WILSON GROVE BLOCK 8-LESS AS IN OR 2972-774 FOR RD R/W AND LESS ADDL RD R/W AS IN OR 4704-533 AND LESS OR 4704-661- (106.45 AC -

Current Tax Roll Year: 2023

Parcel #	Original Parent ID #(s)	Acreage	Current and prior years' SLC Property Taxes Paid: (Y/N)	Additional Comments
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CITY OF PORT ST. LUCIE
SITE PLAN REVIEW COMMITTEE AGENDA
WEDNESDAY, OCTOBER 23, 2024 – 1:30 P.M.

VIRTUAL MEETING

1. Meeting Called to Order
2. Roll Call
3. Approval of Minutes – **September 25, 2024**
4. Addition and Deletions
5. Public to be Heard
6. Review of Development Projects:

PROJECT

Bridget	P24-010	Southern Grove-Plat No. 46 – Destination Way Construction Plans Street Tree Landscaping Plan
Bridget	P24-070	Rivella PUD Amendment No. 10 PUD Amendment
Bridget	P24-114	Southern Grove – Tradition SD-7 – Resubmittal Preliminary & Final Plat Construction Plans
Bridget	P24-149	Southern Grove - America Walks MPUD Amendment
Bridget	P24-163	Southern Grove – Kenley SG-4A – Tresello Preliminary Plat Construction Plans
Dan	P13-056-A1	Club Med/Sandpiper Resort Minor Site Amendment Construction Plans
Dan	P24-101	Verano N/S “A” Roadway Plat No. 2 Preliminary & Final Plat
Dan	P24-156	Wilson Grove - Wilson Groves Parcel A Plat 3 Preliminary & Final Plat Landscape Plan
Bethany	P22-127-A3	Florida Coastal Surgical Hospital Major Site Plan Amendment
Bethany	P15-074-A1	SLW – Cashmere Corners - Starbucks Minor Site Plan Amendment
Bethany	P24-148	SLW – Cashmere Starbucks Minor Site Plan

Bethany	P24-152	Gatlin Pointe Phase II - Harbor Village Special Exception Use
Bethany	P24-157	Western Grove – Cadence WG5D Phase 2 Preliminary Plat Construction Plans
Bethany	P24-158	Western Grove – N/S Road A Preliminary Plat Construction Plans
Francis	P80-033-A1	St. Lucie County Prima Vista Library – Resubmittal Construction Plans
Francis	P23-090-A1	Sympatico Residential Major Site Amendment Landscape Plan
Francis	P24-096	Murphy USA - Resubmittal Special Exception Use
Francis	P24-117	Globe Townhomes - Resubmittal LMD Rezoning
Marissa	P00-185-A1	St. Lucie County - Oxbow Center & Preserve Minor Site Plan Amendment
Marissa	P24-007	Biltmore Properties Landscape & Construction Plans
Cody	P23-121-A1	LTC Ranch – Wylder POD 6A – Four Seasons Amenity Minor Site Plan Amendment
Cody	P23-207	Gingerbread Lane Day Care - Resubmittal Minor Site Plan Landscape Plan
Cody	P24-127	Gouda – Midway - Resubmittal PUD Rezoning
Cody	P24-154	LTC Ranch POD 2 Phase 1 Final Plat Construction Plans
Cody	P24-155	LTC Ranch West POD 9 Phase 2 Final Plat Construction Plans
Sofia	P18-004-A2	SLW – Walmart – OPD Addition Minor Site Plan Amendment Construction Plans

Sofia

P24-162

Riverland – Sports Complex
Minor Site Plan
Construction Plans

NOTICE: No stenographic record by a certified court reporter will be made of the foregoing meeting. Accordingly, if a person decides to appeal any decision made by the City Council, board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. (F. S. 286.0105)

NOTICE: Public and Press are invited to review all the backup for meetings. Copies are available in the City Clerk's Office.

NOTICE: In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the City Clerk's Office at 772-871-5157.

AS A COURTESY TO THE PEOPLE RECORDING THE MEETING, PLEASE TURN ALL CELL PHONES TO SILENT.

NOTE: Representatives must be familiar with the project, or the item will be tabled. If the applicant or representative is not present when their item is reviewed, the item will be tabled until the next SPRC Meeting.

Note: Projects for this meeting are subject to change daily and there may be additions or deletions prior to the scheduled SPRC meeting date.



CITY OF PORT ST LUCIE

Date Checked: 9/30/2024

Checked by: Dennis Murphy

Recorded:

NEW PLATS -- PARENT PARCELS AND DESCRIPTION

(to be completed by Finance Dept. prior to plat approval)

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Current Tax Roll Year: 2023

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CITY OF PORT ST. LUCIE
SITE PLAN REVIEW COMMITTEE AGENDA
WEDNESDAY, OCTOBER 9, 2024 – 1:30 P.M.

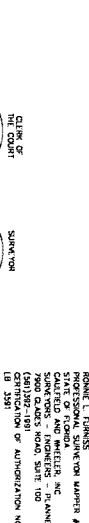
VIRTUAL MEETING

1. Meeting Called to Order
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Bethany	P24-148	SLW - Cashmere Starbucks Minor Site Plan
Bethany	P24-152	Gatlin Pointe Phase II - Harbor Village Special Exception Use
Bethany	P24-157	Western Grove – Cadence WG5D Phase 2 Preliminary Plat Construction Plans
Bethany	P24-158	Western Grove – N/S Road A Preliminary Plat Construction Plans
Francis	P80-033-A1	St. Lucie County Prima Vista Library – Resubmittal Construction Plans
Francis	P23-090-A1	Sympatico Residential Major Site Amendment Landscape Plan
Marissa	P00-185-A1	St. Lucie County - Oxbow Center & Preserve Minor Site Plan Amendment

PLAT BOOK _____
PAGE _____
SHEET 1 OF 2

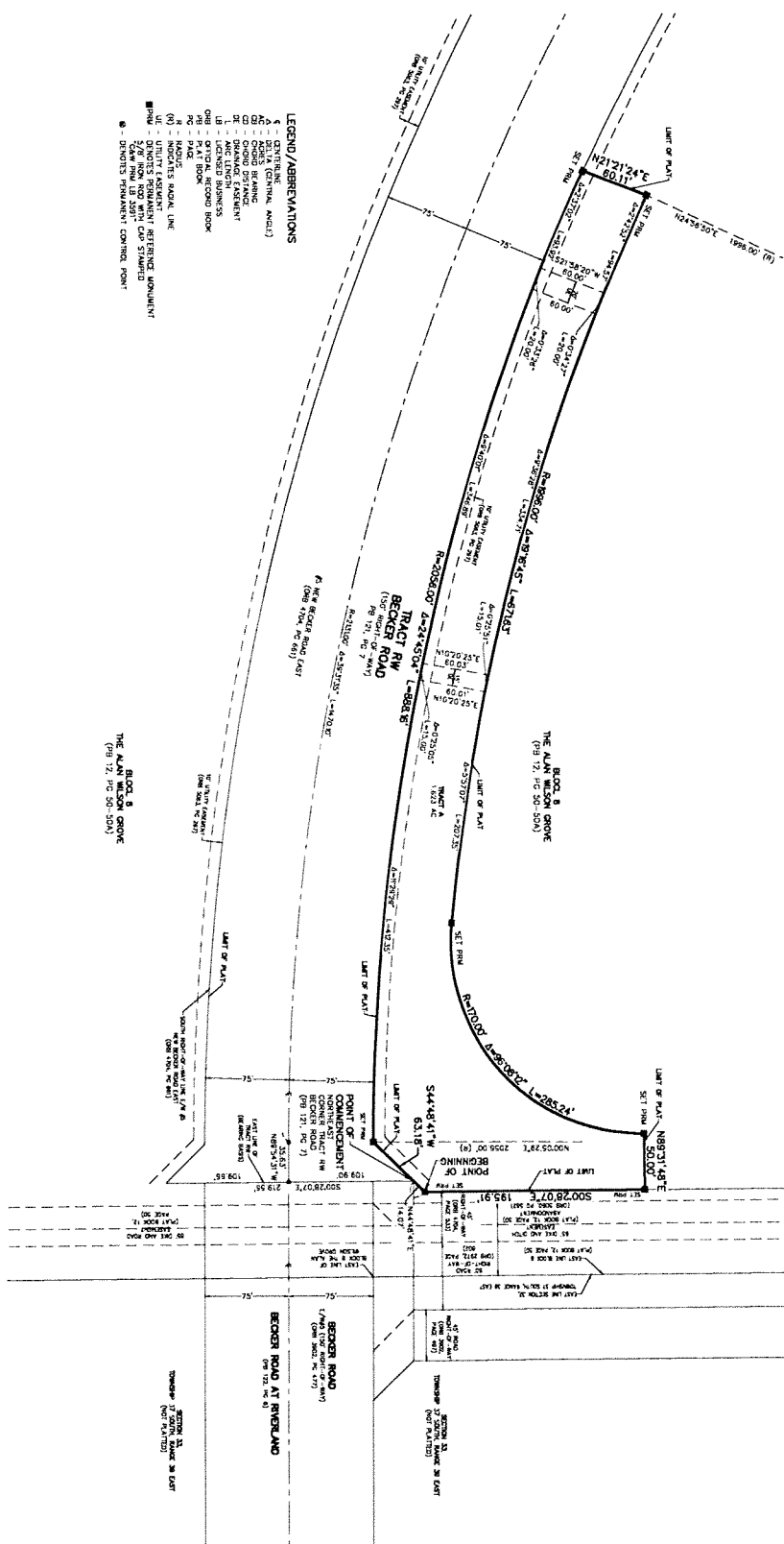
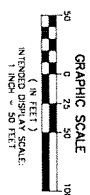


PSLUSD PROJECT NO. 11-681-A
CITY OF PORT ST. LUCIE
PROJECT NO. P24-008

BEING A REPLAY OF A PORTION OF BLOCK 8, OF THE PLAT OF THE ALAN WILSON GROVE, AS RECORDED IN PLAT BOOK 12, PAGES 50 AND 50A, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, LYING IN SECTION 32, TOWNSHIP 37 SOUTH, RANGE 39 EAST, CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA.

THIS INSTRUMENT PREPARED BY
RONNIE L. FURNISS
OF
CAULFIELD and WHEELER, INC.
SURVEYORS - ENGINEERS - PLANNERS
7900 GLADES ROAD, SUITE 100
BOCA RATON, FLORIDA 33449 - (561)392-1991
CERTIFICATE OF AUTHORIZATION NO. U33591

PLAT BOOK _____
PAGE _____
SHEET 2 OF 2



PLUSD PROJECT NO. 11-681-A
CITY OF PORT ST. LUCIE
PROJECT NO. P24-008

Account History 4329-501-0020-000/6

Roll	Status	Due	
2023	Acct: Paid-in-full		View
2022	Acct: Paid-in-full		View
2021	Acct: Paid-in-full		View
2020	Acct: Paid-in-full		View
2019	Acct: Paid-in-full		View
2018	Acct: Paid-in-full		View
2017	Acct: Paid-in-full		View
2016	Acct: Paid-in-full		View
2015	Acct: Paid-in-full		View
2014	Acct: Paid-in-full		View
2013	Acct: Paid-in-full		View
2012	Acct: Paid-in-full		View
2011	Acct: Paid-in-full		View
2010	Acct: Paid-in-full		View
2009	Acct: Paid-in-full		View
2008	Acct: Paid-in-full		View
2007	Acct: Paid-in-full		View
2006	Acct: Paid-in-full		View
2005	Acct: Paid-in-full		View
2004	Acct: Paid-in-full		View
2003	Acct: Paid-in-full		View
Total Due:		\$0.00	

[View a different due date](#)

Account Information

Roll Year:	2023	Market Value:	7,880,624
Tax Year:	2023	Class Value:	0
Account Number:	4329-501-0020-000/6 « Prev Next »	Just Value:	7,880,624
Millage Code:	0041 -	School Assessed Value:	30,600
Certified	ACR Acquisition LLC	Assessed Value:	30,600
Roll Owner(s):	5300 W Atlantic AVE Ste 505 Delray Beach, FL 33484-8833 « Prev Next »	Ad Valorem:	\$691.61
		Non-ad Valorem:	\$0.00
Situs Address:	0 Range Line RD, Port Saint Lucie	Total Tax:	\$691.61
Links:	Property Appraiser, Public Site		

Location Details

Book-Page-Item:	3046-2761-
Property Class:	60
Range:	39E
Township:	37S
Section:	32
Neighborhood:	TR20
Value Code:	00
Use Code:	6000
Total Acres:	111.27
Legal Description:	THE ALAN WILSON GROVE BLOCK 8-LESS AS IN OR 2972-774 FOR RD R/W AND LESS ADDL RD R/W AS IN OR 4704-533- (111.271 AC - 4,846,965 SF) (OR 3046-2761; 3060-288)
Last Updated:	10/04/2023 03:03PM
Last Updated By:	Mary Brown

Ad Valorem Details

Code	District	Millage	Assessed	Exempt	Taxable	Tax
CP05	County Parks MSTU	0.0000	30,600	0	30,600	\$0.00
CT06	Co Public Transit MSTU	0.2500	30,600	0	30,600	\$7.65
EE19	Erosion District E	0.1000	30,600	0	30,600	\$3.06
FF02	Law Enf,Jail,Judicial Sys	2.7294	30,600	0	30,600	\$83.52
GF01	Co General Revenue Fund	4.2722	30,600	0	30,600	\$130.73
CS64	Childrens Service Council	0.3790	30,600	0	30,600	\$11.60
FD21	St Lucie Co Fire District	3.0000	30,600	0	30,600	\$91.80
FI40	FL Inland Navigation Dist	0.0288	30,600	0	30,600	\$0.88
PS25	City of Port St Lucie	4.7057	30,600	0	30,600	\$143.99
PS26	City of PSL Voted Debt	0.4943	30,600	0	30,600	\$15.13
SD09	School Discretionary	0.7480	30,600	0	30,600	\$22.89
SN39	School Capital Improvemnt	1.5000	30,600	0	30,600	\$45.90
SR08	School Req Local Effort	3.1640	30,600	0	30,600	\$96.82
SR09	School Voter Referendum	1.0000	30,600	0	30,600	\$30.60
	S FL Wtr Mgmt District	0.2301	30,600	0	30,600	\$7.04
Total:		22.6015				\$691.61

Non-ad Valorem Details

There are no non-ad valorem for this account

Notes (1)

Search

Account Search

1 of 1 First « Prev :: Next » Last

2023	4329-501-0020-000/6			-- Any --		Search
Tax Yr	Account Number *	Certified Roll Owner Name	Situs Address	Account Status		Clear
2023	4329-501-0020-000/6	ACR Acquisition LLC	0 Range Line RD Port Saint Lucie	Paid In Full		View
Search results as of less than a minute ago						1 of 1 First « Prev :: Next » Last

Property Identification

Site Address: RANGE LINE RD
 Sec/Town/Range: 32/37S/39E
 Parcel ID: 4329-501-0020-000-6
 Jurisdiction: Port Saint Lucie

Use Type: 6000
 Account #: 117214
 Map ID: 43/32N
 Zoning: AG-5 Count

Ownership

ACR Acquisition LLC
 5300 W Atlantic AVE Ste 505
 Delray Beach, FL 33484-8833

Legal Description

THE ALAN WILSON GROVE BLOCK 8-LESS AS IN OR 2972-774 FOR RD R/W AND LESS ADDL
 RD R/W AS IN OR 4704-533 AND LESS OR 4704-661- (106.45 AC - 4,637,101 SF)

Current Values

Just/Market Value: \$7,239,313
 Assessed Value: \$29,274
 Exemptions: \$0
 Taxable Value: \$29,274

Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of a property will prompt the removal of all exemptions, assessment caps, and special classifications.

Taxes for this parcel: SLC Tax Collector's Office [📄](#)

Download TRIM for this parcel: [Download PDF](#) [📄](#)

**Total Areas**

Finished/Under Air (SF): 0
 Gross Sketched Area (SF): 0
 Land Size (acres): 106.45
 Land Size (SF): 4,637,101

Building Design Wind Speed

Occupancy Category I II III

Speed 140 150 160

Sources/links:

Sale History

Date	Book/Page	Sale Code	Deed	Grantor	Price
Dec 23, 2008	3046 / 2761	XX03	SPWD	ACR Properties LLC	\$2,174,500
Jan 31, 2003	1652 / 0855	XX02	WD	Birdsall III John H	\$10,018,900
Aug 29, 2000	1329 / 1376	XX02	WD	Birdsall III John H	\$100
Oct 29, 1996	1103 / 0479	XX02	WD	BIRDSALL PROPERTIES INC	\$4,365,900
Dec 1, 1986	0548 / 1574	XX01	CV		\$0
Nov 1, 1986	0523 / 0198	XX01	CV		\$0
Nov 1, 1986	0523 / 0196	XX01	CV		\$0
Apr 1, 1984	0429 / 0995	XX01	CV		\$0

Building Information (1 of 1)

Finished Area: 0 SF

Gross Sketched Area: 0 SF

Exterior Data

View:
 Building Type:
 Grade:
 Story Height:

Roof Cover:
 Year Built: N/A
 Effective Year: N/A
 No. Units: 0

Roof Structure:
 Frame:
 Primary Wall:
 Secondary Wall:

Interior Data

Bedrooms: 0
 Full Baths: 0
 Half Baths: 0
 A/C %: 0%

Electric:
 Heat Type:
 Heat Fuel:
 Heated %: N/A%

Primary Int Wall:
 Avg Hgt/Floor: 0
 Primary Floors:
 Sprinkled %: 0%



Sketch Area Legend

Sub Area Description Area Fin. Area Perimeter

Special Features and Yard Items

Type Qty Units Year Blt

Current Year Values

Current Values Breakdown		Current Year Exemption Value Breakdown	
Building and SFYI:	\$0		
Land:	\$7,239,313		
Just/Market:	\$7,239,313		
Ag Credit:	\$7,210,039		
Save Our Homes or 10% Cap:	\$0		
Assessed:	\$29,274		
Exemption(s):	\$0		
Taxable:	\$29,274		

Current Year Special Assessment Breakdown

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office [\[i\]](#).

Historical Values

Year	Just/Market	Assessed	Exemptions	Taxable
2024	\$7,239,313	\$29,274	\$0	\$29,274
2023	\$7,880,624	\$30,600	\$0	\$30,600
2022	\$6,304,499	\$30,600	\$0	\$30,600
2021	\$3,150,338	\$31,331	\$0	\$31,331

Permits

Number Issue Date Description Amount Fee

Notice: This does not necessarily represent all the permits for this property.
Click the following link to check for additional permit data in Port Saint Lucie

All information is believed to be correct at this time, but is subject to change and is provided without any warranty.
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