

**From:** [Shanna Donleavy](#)  
**To:** [Jessica Heinz](#)  
**Cc:** [Sally Walsh](#)  
**Subject:** FW: Development in Tesoro Preserve in the City of Port St. Lucie  
**Date:** Thursday, May 23, 2024 4:08:47 PM  
**Attachments:** [image001.png](#)  
[image002.png](#)  
[image003.png](#)  
[image004.png](#)  
[image005.png](#)  
[image006.png](#)  
[image007.png](#)  
[image008.png](#)  
[image009.png](#)

Hey Jess-

Would we be able to add this into the record under this item? TY.



[www.CityofPSL.com](http://www.CityofPSL.com)

**Shanna Donleavy, CMC**

*Deputy City Clerk/Board Liaison*

**City Clerk's Office**

o. 772-871-7366

a. 121 SW Port St. Lucie Blvd., Port St. Lucie, FL 34984



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Please consider the environment before printing this email.

**From:** Brandon Dolan <BDolan@cityofpsl.com>  
**Sent:** Thursday, May 23, 2024 4:05 PM  
**To:** Mary Savage-Dunham <mdunham@cityofpsl.com>; Shanna Donleavy <SDonleavy@cityofpsl.com>  
**Subject:** FW: Development in Tesoro Preserve in the City of Port St. Lucie

FYI



**Brandon Dolan**

*Executive Assistant,  
Special Assistant to the Mayor*  
**Office of the Mayor & City Council**

o. 772-871-5159

**City of Port St. Lucie | Heart of the Treasure Coast**

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



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**From:** David Lipps <[lipps46@gmail.com](mailto:lipps46@gmail.com)>  
**Sent:** Wednesday, May 22, 2024 12:18 PM  
**To:** Emma Silverstein <[esilverstein@cityofpsl.com](mailto:esilverstein@cityofpsl.com)>  
**Cc:** Shannon Martin <[Mayor@cityofpsl.com](mailto:Mayor@cityofpsl.com)>; Brandon Dolan <[BDolan@cityofpsl.com](mailto:BDolan@cityofpsl.com)>  
**Subject:** Fwd: Development in Tesoro Preserve in the City of Port St. Lucie

Could you please make sure this email gets sent to the planning and zoning board

It is relevant to the proposed development of the property  
project p24-033

I do understand that the agenda has been tabled for now but this information may assist in future  
consideration

It may also assist the planning board to locate old data that can be time and labor intensive to find

Thank you for all of your help

David Lipps  
2777 SE Bluem Way  
Port Saint Lucie, Florida  
34952

----- Forwarded message -----

**From:** Cucinella, Josh <[Josh.Cucinella@myfwc.com](mailto:Josh.Cucinella@myfwc.com)>  
**Date:** Tue, May 21, 2024, 5:20 PM  
**Subject:** Development in Tesoro Preserve in the City of Port St. Lucie  
**To:** [lipps46@gmail.com](mailto:lipps46@gmail.com) <[lipps46@gmail.com](mailto:lipps46@gmail.com)>  
**Cc:** Conservation Planning Services <[conservationplanningservices@myfwc.com](mailto:conservationplanningservices@myfwc.com)>

Dear Mr. Lipps,

Florida Fish and Wildlife Conservation Commission (FWC) staff received your concerns regarding the proposed development of a 7.11-acre tract in the larger Tesoro Preserve located in the City of Port St. Lucie. It was good speaking with you this afternoon and we appreciate your concern for Florida's fish and wildlife resources, including the gopher tortoise (*Gopherus polyphemus*, State Threatened) and we are providing the information below to assist with your request.

Potential development projects, depending on their size and scope, can be subject to a variety of environmental permitting processes and FWC staff participate in these federal, state or county-level permitting reviews. At this time, FWC staff have not received a formal request for review regarding construction in the area from any agency or local government. If we do receive an official request for this activity, FWC staff would coordinate

with other public agencies, our internal subject matter experts, and the applicants to assist in any way we can to ensure projects do not impede the FWC's long-term conservation goals for Florida's fish and wildlife resources. As we discussed, the original Environmental Resources Permit for the overall Tesoro Preserve property was issued by South Florida Water Management District (permit #56-01506-P) in 2001, and has been modified several times since then. The original permit documents and all subsequent modifications can be found by searching here: [Records Search - Application/Permit \(sfwmd.gov\)](https://www.sfwmd.gov/RecordsSearch-Application/Permit).

The gopher tortoise is a state-listed species, and any permits concerning impacts and relocation of this species are processed and coordinated by FWC staff. As we discussed, a search of our records indicates no gopher tortoise permits have been applied for at this time, which is not unusual this early in the development process. It is the responsibility of the landowner/developer to not impact or cause "take" of listed species, migratory wildlife, and other regulated species of wildlife. Any interested party can refer to the Florida Administrative Code, 68A-27 for definitions of "take" and a list of species. When listed species are observed on-site, FWC staff are available to provide decision support information or assist the developer in obtaining the appropriate permits. Any concerned citizen that believes a wildlife violation has occurred may also call 1-888-404-FWCC (3922).

We appreciate your concerns and are happy to assist with any other questions you may have. We will continue to work with our sister agencies and with Florida's development industries to protect our resources through a balanced and sustainable approach. If you need further assistance or have further questions, please feel free to contact me.

Sincerely,

Josh Cucinella  
Land Use Planning Program Administrator  
Office of Conservation Planning Services  
Florida Fish and Wildlife Conservation Commission  
(352) 620-7330