

Southern Grove Plat No. 41

PRELIMINARY AND FINAL SUBDIVISION PLAT
APPLICATION

(P21-292)

City Council Meeting April 11, 2022



Applicant and Owner

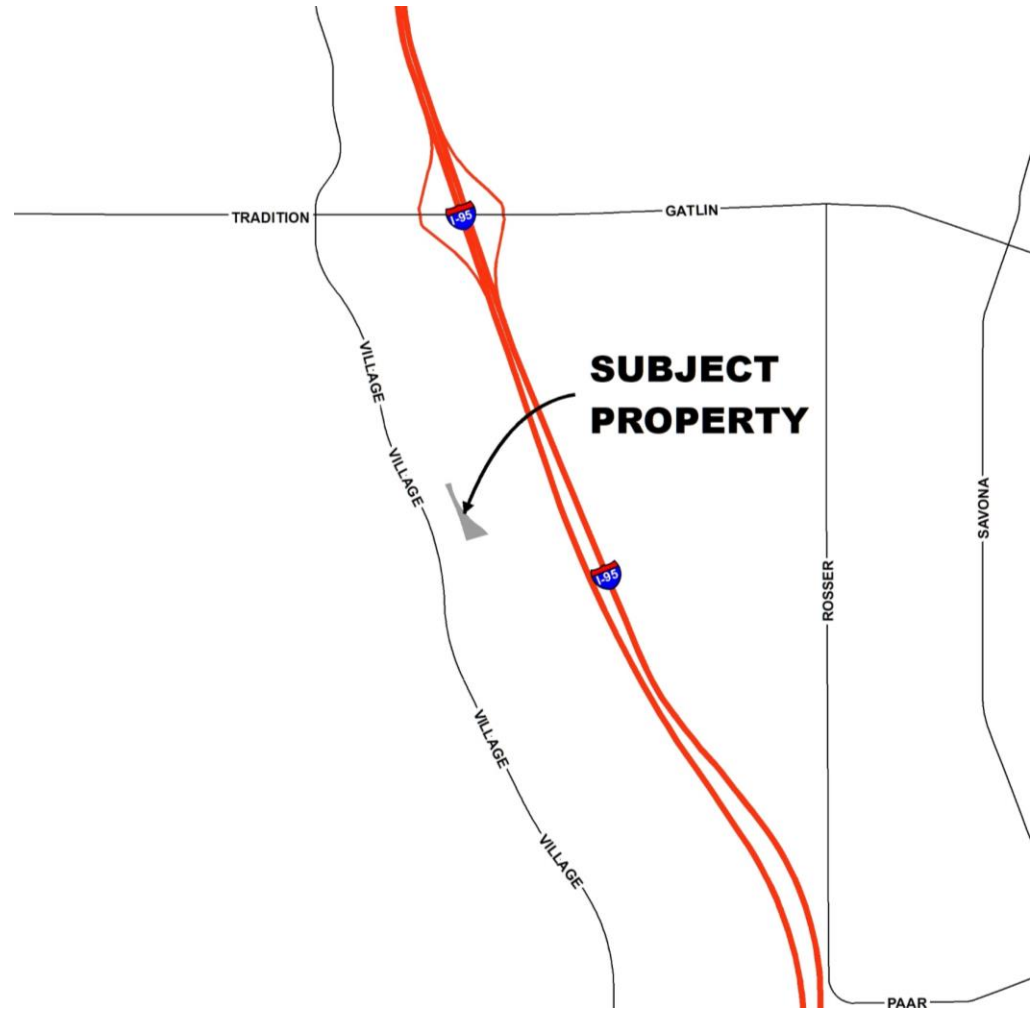
Engineering, Design, and Construction, Inc., acting as the agent for
property owners:

Port St. Lucie Governmental Finance Corporation

Tradition Business Center, LLC

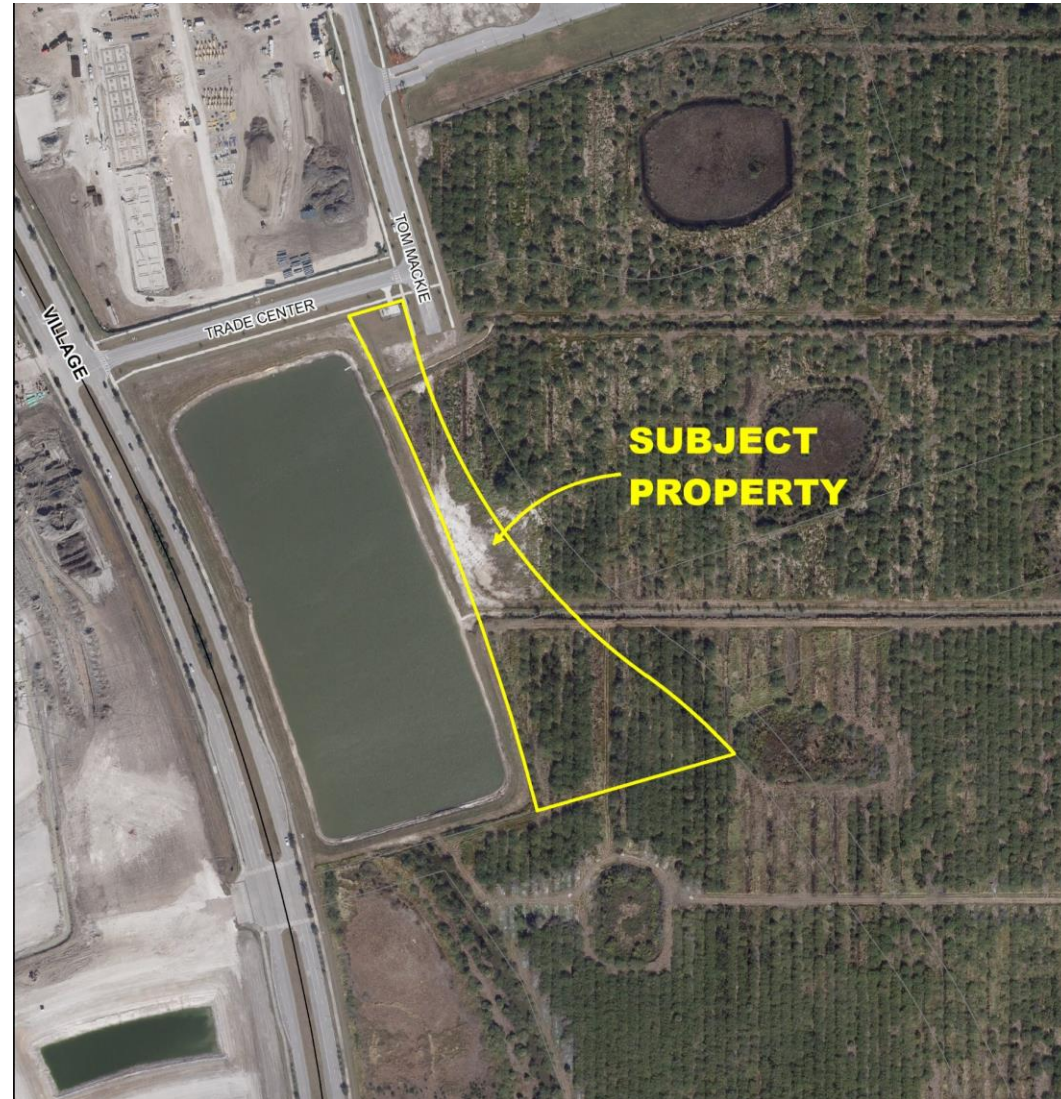


Location Map



Land Use and Zoning

- Future Land Use: NCD
- Zoning: MPUD
- Existing Use: Vacant land



Proposed Project

- An application for preliminary and final subdivision plat approval for Southern Grove Plat No. 41.
- Replat of Lot 4, Southern Grove Plat No. 26 (5.29 acres)
- Creates two tracts for future development:
 - Lot 4A – 3.20 acres and owned by Tradition Business Center, LLC
 - Lot 4B – 2.09 acres and owned by the Port St. Lucie Governmental Finance Corporation



Concurrency Review

Each application for site plan approval will be required to demonstrate compliance with the Southern Grove DRI development order regarding provision of adequate public facilities for utility services, transportation, stormwater, parks, public schools, and solid waste.



Recommendation

The Site Plan Review Committee reviewed the subdivision plat at their meeting of January 26, 2022 and recommended approval.

