



Planning / Applications / P#: P22-097

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Project Name:

Tradition-MPUD Amendment No. 14

Management/Property Information

Reviewers

Management

Project Type: *

PUD AMENDMENT ▾

Status:

P&Z MEETING SCHEDUL... ▾

Approved Date:

Project Number: *

P22-097

Amended Number:

Utility File Number:

11-342-00

Building Type :

Select... ▾

Primary Email Address:

myates@lucidodesign.com

Describe Request:

1. Decrease the side setbacks from 6' to 5' for residential development (Exhibit 6)
2. Decrease the building separation from 12' to 10' for residential development (Exhibit 6)
3. Update/refresh all Typical Lot Layout exhibits (Exhibit 10 A-I)
4. Increase the maximum allowable density for multi family development in a Residential Area from 20 DU's

Check this if Exempt from Public Records Request:

Property Information

Address:

Project Site Location:

West of I95, North of Tradtion Pkv

City Section:

Block:

Tradition

Lot:

Legal Description:

The Tradition DRI. Please see legal description (Exhibit 7) within the MPUD document.



Parcel Number

4309-801-0002-000-3

Current Land Use:

Select... ▼

Current Zoning:

Select... ▼

Proposed Zoning:

Select... ▼

Utility Provider:

CITY OF PORT ST. LUCIE ✕ ▼

Acreage:

3.04

Administrative:

Architectural Elevations:

Agent/Applicant

Property Owners

Authorized Signatory of Corporation

Project Architect/Engineer

Agent First Name:

Matthew

Agent Last Name:

Yates

Agent Business Name:

Lucido and Associate:

Agent Phone:

(772) 220-2100

Agent Address:

701 E Ocean Blvd

Agent City:

Stuart

Agent State:

FLORIDA ▼

Agent Zip:

34994

Agent Email:

myates@lucidodesign.c

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March 2, 2022

VIA DIGITAL DELIVERY

Planning and Zoning Department
City of Port Saint Lucie
121 SW Port St. Lucie Blvd.
Port St. Lucie, FL 34984

Re: TRADITION MPUD - Amendment Application

We are pleased to submit for your review an application to amend the Tradition MPUD. The following is a list of proposed amended items:

1. Decrease the side setbacks from 6' to 5' for residential development (Exhibit 6)
2. Decrease the building separation from 12' to 10' for residential development (Exhibit 6)
3. Update/refresh all Typical Lot Layout exhibits (Exhibit 10 A-I)
4. Increase the maximum allowable density for multi family development in a Residential Area from 20 DU's to 28 DU's, to be consistent with Policy 1.2.2.3 for NCD Residential Areas (Exhibit 6)
5. Revise Land Use Plan to change approximately 91 ac of Town Center area to Residential (Exhibit 8B)
6. Revise and simplify the Site Information Development Area data table (Exhibit 5)
7. Revise the maximum building height for residential uses (Exhibit 6)

In support of this application please find attached a proposed MPUD document. Should you have any questions or need additional information, please feel free to contact me directly.

Sincerely,

A handwritten signature in black ink, appearing to read "M. Yates", followed by a horizontal line and a period.

Matthew R. Yates
Senior Landscape Architect

*Mattamy Palm Beach, LLC
1500 Gateway Blvd, Suite 212
Boynton Beach, FL 33426*

Planning & Zoning Department
City of Port St. Lucie
121 S.W. Port St. Lucie Boulevard, Building B
Port St. Lucie, FL 34984-5099

Re: Owner's Authorization - Tradition MPUD

To Whom It May Concern:

As owner of the property referenced above, please consider this correspondence as formal authorization for LUCIDO & ASSOCIATES to represent Mattamy Palm Beach LLC. as applicant during the governmental review process for the above noted project.

Thank you for your attention to this matter.

Sincerely,



Tony Palumbo, Mattamy Palm Beach, LLC