

SLW-Clover Park -Minor League Baseball Clubhouse

Major Site Plan Amendment Project No. P17-177-A5

> City Council Meeting Cody Sisk, Planner III October 27, 2025

Request Summary

- Owner: St Lucie County
- Applicant: Darren Guettler, Velcon Engineering & Surveying, LLC
- Location: 31 Piazza Drive
- Request: The applicant is requesting approval of a major site plan amendment for SLW-Clover Park Minor League Baseball Clubhouse.



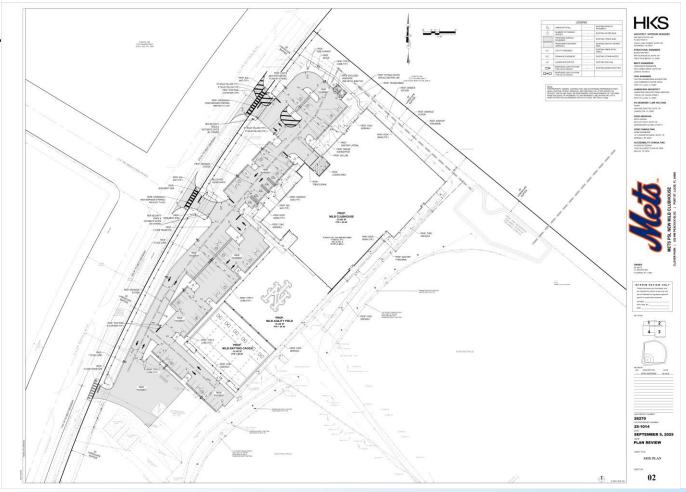
Surrounding Areas

Direction	Existing Use	Future Land Use	Zoning
North	Warehouse Office Uses	OSC	GU
South	Warehouse/Office Uses and Sports Complex	CS/RH/I and CG/RH/I	I and CS
East	Indian River State College/FAU	OSC/I	l
West	Warehouse Uses	LI/CS	IN and CS



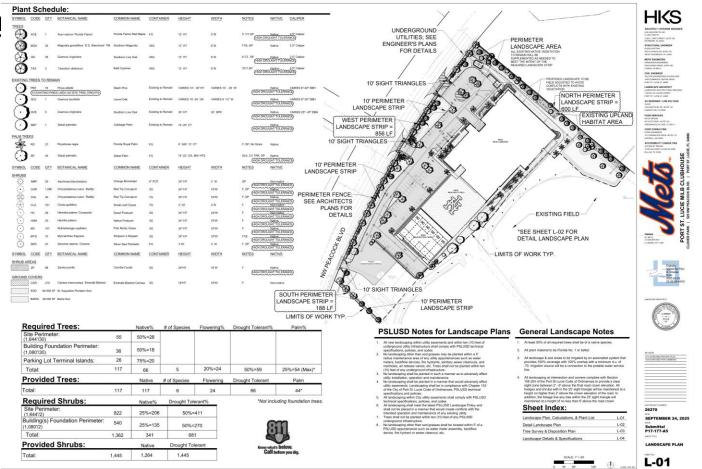


Site Plan



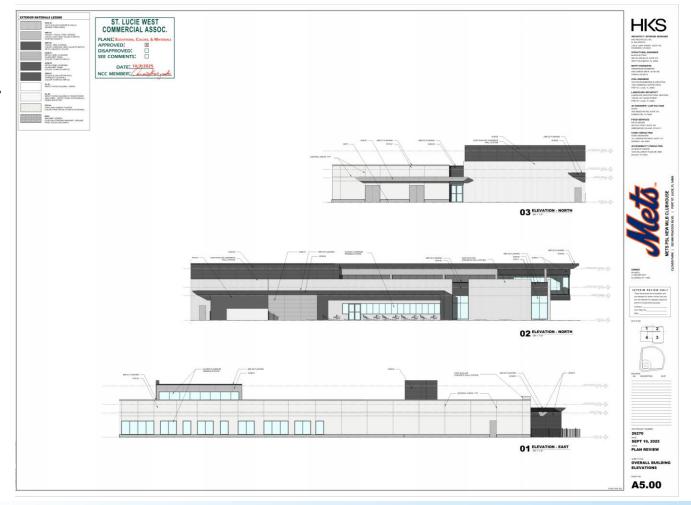


Landscape Plan



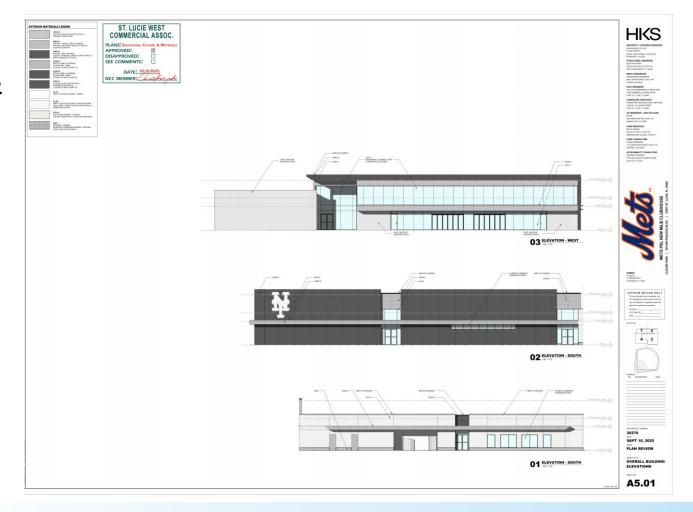


Building Elevations





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Staff Recommendation

The Site Plan Review Committee recommended approval of the major site plan amendment at their meeting on August 27, 2025. Staff recommends approval with the following condition:

 The applicant shall provide a completed Agent Authorization Form prior to applying for any building permit.

