

**PUD AMENDMENT APPLICATION**

**CITY OF PORT ST. LUCIE**  
Planning & Zoning Department  
121 SW Port St. Lucie Boulevard  
Port St. Lucie, Florida 34984  
(772)871-5212 FAX:(772)871-5124

**FOR OFFICE USE ONLY**

Planning Dept. \_\_\_\_\_  
Fee (Nonrefundable)\$ \_\_\_\_\_  
Receipt # \_\_\_\_\_

Refer to "Fee Schedule" for application fee. Make checks payable to the "City of Port St. Lucie." Fee is nonrefundable unless application is withdrawn prior to the Planning and Zoning Board meeting. **All** items on this application should be addressed, otherwise it cannot be processed. Attach proof of ownership: two copies of deed. Please type or print clearly in **BLACK** ink.

**PRIMARY CONTACT EMAIL ADDRESS:** Elizabeth Milardo <lizzmilardo@yahoo.com>

**PROPERTY OWNER:**

Name: See attached  
Address: \_\_\_\_\_  
Telephone No. \_\_\_\_\_ FAX No. \_\_\_\_\_

**AGENT OF OWNER** (if any)

Name: Rebecca Grohall, AICP MBV Engineering, Inc. rebeccag@mbveng.com  
Address: 1835 20th Street, Vero Beach, FL 32960  
Telephone No. 772-569-0035 FAX No. \_\_\_\_\_

**PROPERTY INFORMATION**

Legal Description: See attached legal  
(Include Plat Book and Page) \_\_\_\_\_  
Parcel I.D. Number: 4421-700-0003-000-5, 4420-800-0003-000-9  
Current Zoning: PUD Proposed Zoning: PUD  
Future Land Use Designation: LDR Acreage of Property: 10.97 +/-  
Reason for amendment request: \_\_\_\_\_  
Amend the PUD for Phase 3A and 3B as attached

- 1) Applicant must list on the first page of the attached amendment all proposed changes with corresponding page number(s).
- 2) All proposed additions must be underlined and deleted text must have a ~~strikethrough~~.
- 3) Where there are conflicts between the requirements of the general provisions of this chapter or other applicable codes of the city and the requirements established by official action upon a specific PUD, the latter requirements shall govern.

Emilando Signature of Owner  
Elizabeth Milardo Hand Print Name  
8/14/2020 Date

**\*If signature is not that of the owner, a letter of authorization from the owner is needed.**

**NOTE:** Signature on this application acknowledges that a certificate of concurrency for adequate public facilities as needed to service this project has not yet been determined. Adequacy of public facility services is not guaranteed at this stage in the development review process. Adequacy for public facilities is determined through certification of concurrency and the issuance of final local development orders as may be necessary for this project to be determined based on the application material submitted.

## **MINOR CHANGE: DESCRIPTION OF AMENDMENTS**

This request is made in an effort to resolve outstanding issues left by the prior developer, who did not fulfill responsibilities of the previously amended PUD. These outstanding issues are exacerbated when finished home sites were granted a Certificate of Occupancy (CO) without the required street trees or sidewalks. The Association has exhausted all efforts to resolve this with the prior developer and considers the project abandoned. After much consideration, the property owner's association has decided that amending the PUD to remove the sidewalk requirement and relocate the required trees to the perimeter of the development is the best solution for resolving these issues.

Paar Estates, Sawgrass Lakes Phase IIIA and IIIB, propose the following changes to the previously approved Sawgrass Lakes PUD. The changes proposed in this Amendment:

- To remove sidewalks from the interior portions of Phases 3A and 3B, also known as Paar Estates.
- To relocate fifty six (56) unplanted street trees to the perimeter of the development.
- To provide a new "typical" street layout for Phases 3A and 3B

To provide further clarity, there are no changes proposed for the number of lots, the size of lots, the density remains the same, the stormwater system, or the trip generation. All utility (water and sewer) remain the same as the system is already installed. Also, the setbacks and other dimensional criteria are not proposed to be changed.

August 11, 2020

Ms. Anne Cox,  
Assistant Director  
City of Port St. Lucie Planning & Zoning Department  
121 SW Port St. Lucie Blvd., Building B  
Port St. Lucie, FL 34984

Re: Agent Authorization Letter for Paar Estates at Sawgrass Lakes, Inc.

Please accept this letter authorizing MBV Engineering to act as agents for the above property for all zoning and site plan applications necessary for a modification to the approved PUD to Phase IIIA and IIIB known as Paar Estates.

Should you have any questions on this matter, please feel free to contact MBV Engineering at 772-569-0035.

Sincerely,



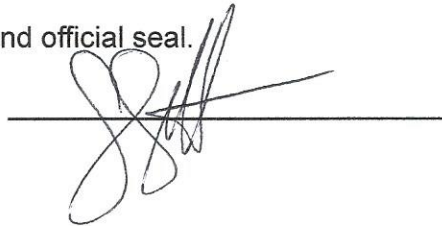
Elizabeth Milardo  
President

State of Florida

County of Palm Beach

On this, the 14<sup>th</sup> day of August, 2020, before me a notary public, the undersigned officer, personally appeared Elizabeth Milardo known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purposes therein contained.

In witness hereof, I hereunto set my hand and official seal.



## **OWNER INFORMATION:**

- 1) Paar Estates at Sawgrass Lakes Property Owners Association, Inc.  
Ms. Elizabeth Milardo, President  
c/o Signature Property  
3232 SE Dixie Highway Unit B  
Stuart FL 34997  
772-219-4474
  
- 2) Sawgrass Lakes Master Association, Inc.  
Mr. Dave Stellato  
c/o Signature Property  
3232 SE Dixie Highway Unit B  
Stuart FL 34997  
772-219-4474