



Jesus Merejo  
City Manager

April 13, 2026

Mary Savage-Dunham, Planning & Zoning Director  
City of Port St. Lucie  
121 SW Port St. Lucie Blvd.  
Port St. Lucie, FL 34984

**Re: Utilization of Conversion Matrix for Catalyst Development (P26-037)**

Dear Mary:

Please accept this letter as the Governmental Finance Corporation's request to utilize the Southern Grove DRI conversion matrix to convert 208,286 square feet of Research and Development (R&D) entitlements to 54 hospital beds. The existing R&D entitlement balance of 1,201,557 square feet provides ample conversion for this request.

If you have any questions or require additional information, please do not hesitate to reach out.

Sincerely,

Jesus Merejo  
City Manager / CEO