

# **City of Port St. Lucie**

121 SW Port St. Lucie Blvd.  
Port St. Lucie, Florida 34984



*"A City for All Ages"*

## **Meeting Agenda**

**\*Request to Table Item 11B\***

**Monday, November 28, 2022**

**6:30 PM**

**Council Chambers, City Hall**

## **City Council**

*Shannon M. Martin, Mayor*

*Jolien Caraballo, Vice Mayor, District IV*

*Stephanie Morgan, Councilwoman, District I*

*Dave Pickett, Councilman, District II*

*Anthony Bonna, Councilman, District III*

*Please visit [www.cityofpsl.com/tv](http://www.cityofpsl.com/tv) for new public comment options.*

1. **Meeting Called to Order**
2. **Roll Call**
3. **Invocation & Pledge of Allegiance**
4. **Proclamations and Special Presentations**
  - 4.a Accept the Half-Cent Sales Tax FY 21/22 4th Quarter Projects Update [2022-924](#)
5. **Public to be Heard**
6. **Additions or Deletions to Agenda and Approval of Agenda**
7. **Approval of Consent Agenda**
  - 7.a October 24, 2022 Regular City Council Meeting Minutes, November 8, 2022 Special City Council (Emergency) Meeting Minutes [2022-1000](#)
  - 7.b Approve FY 2022-2023 Expenditure of Police Forfeiture Funds [2022-1011](#)
  - 7.c Approve a Major Site Plan for Telaro Amenity Center Phase II (P22-138) [2022-999](#)
  - 7.d Approval of the 2022 Affordable Housing Advisory Committee (AHAC) Report [2022-1009](#)
  - 7.e Approve Amendment #4 to Contract #20210016 for the Replacement of Lift Station SP-16. [2022-1003](#)
  - 7.f Approve Amendment #1 to Contract #20220023 Professional Services for a Design Criteria Package for the Police Department Training Facility Project. [2022-1015](#)
8. **Second Reading of Ordinances, Public Hearings**

- 8.a** Ordinance 22-73, Quasi-Judicial, Public Hearing, An [2022-643](#)  
Ordinance Rezoning Approximately 9 Acres of Land from the  
General Commercial (CG) Zoning Classification to a Planned  
Unit Development (PUD) for the Purpose of Development of  
a 72-Unit Townhome Development known as Cashmere  
Residential (P21-024).
- 8.b** Ordinance 22-106, Public Hearing, Granting a Non-Exclusive [2022-956](#)  
Utility Easement for the City-Owned Property Located in  
Section 18, Township 37 South Range 39 East.
- 8.c** Ordinance 22-107, Public Hearing, Authorizing the Partial [2022-977](#)  
Abandonment and Termination of a Blanket Flowage  
Easement Recorded in Official Records Book 2902, Page  
1220, of the Public Records of St. Lucie County, Florida.

**9. Other Public Hearings**

- 9.a** Public Hearing, for the Approval of the Community [2022-1007](#)  
Development Block Grant (CDBG) Consolidated Annual  
Performance & Evaluation Report (CAPER) 2021-2022 and to  
Open the 2 Week Public Comment Period

**10. First Reading of Ordinances**

- 10.a** Ordinance 22-108, Abandoning a Portion of Tradition [2022-958](#)  
Parkway, a One Hundred and Thirty (130) Foot Wide Road  
Right-of-Way, Described as a Portion of Tract RW Tradition  
Parkway, Tradition Regional Park, as Recorded in Plat Book  
100, Page 20, of the Public Records of St. Lucie County,  
Florida, Together with a Parcel of Land Lying in Section 8,  
Township 37 South, Range 39 East, Lying in the City of Port St  
Lucie, Florida.

- 10.b** Ordinance 22-109, An Ordinance to Rezone 30.86 Acres of Property Located in the Northwest Quadrant of the Intersection of Paar Drive And SW Village Parkway from the Zoning Designation of AG-5 (SLC Agriculture-5) to the City's MPUD (Master Planned Unit Development) Zoning District for a Project Known as Southern Grove 10 MPUD (P22-095); Providing for the Approval and Adoption of a MPUD Conceptual Master Plan and Regulation Book for Mattamy Palm Beach, LLC. [2022-988](#)
- 10.c** Ordinance 22-110, Approving the Second Amendment of the Economic Development Ad Valorem Tax Exception Ordinance, Ordinance 20-26, for City Electric Supply. [2022-949](#)

## **11. Resolutions**

- 11.a** Resolution 22-R44, Quasi-Judicial, Public Hearing, A Resolution Amending Map H of the Southern Grove DRI to Reflect a Change to the Land Use Subdistrict Classification for Approximately 97 Acres from Neighborhood/Village Commercial to Mixed Use; a Change to the Land Use Subdistrict Classification for Approximately 7 acres from Residential to Mixed Use; and a Change to the Land Use Subdistrict Classification for Approximately 15 Acres from Neighborhood/Village Commercial to Employment Center (P22-101). [2022-968](#)
- 11.b** Resolution 22-R123, Quasi-Judicial, Public Hearing, A Resolution Granting a Special Exception Use for Gatlin Pointe Phase II to Allow Drive-Through Service in the CG (General Commercial) Zoning District (P21-237). [2022-1016](#)
- 11.c** Resolution 22-R127, A Resolution Approving and Accepting the Preliminary and Final Subdivision Plat for Mansion Estates Replat 1 (P21-270). [2022-887](#)

- 11.d** Resolution 22-R128, A Resolution to Approve an Amendment to the Impact Fee Mitigation Agreement between Accel International Holdings, Inc., Accel Florida, LLC, and the City of Port St Lucie.

[2022-970](#)

**12. Unfinished Business**

**13. New Business**

- 13.a** Hear the Strategic Plan Progress Report and Finalize the Annual Community Survey

[2022-1012](#)

**14. City Manager's Report**

**15. Councilmembers Report on Committee Assignments**

**16. Public to be Heard - (if necessary as determined by City Council at conclusion of public to be heard)**

**17. Adjourn**

Notice: No stenographic record by a certified court reporter will be made of the foregoing meeting. Accordingly, if a person decides to appeal any decision made by the City Council, board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. (F.S. 286.0105)

Notice: Public and Press are invited to review all the backup for Council Meetings. Copies are available in the City Clerk's Office on Wednesday, Thursday, Friday, and Monday before Council Meetings. On Meeting nights, a copy of backup material is available in the reception area of City Hall for public review. Please leave the agenda and backup material in good order for others to review.

Notice: Anyone wishing to speak during Public to be Heard is asked to fill out a yellow Participation Card and submit it to the City Clerk. Anyone wishing to speak on any Agenda Item is asked to fill out a green Participation Card and submit it to the City Clerk. Participation Cards are available on the side table in Council Chambers, at the reception desk in City Hall lobby, and in the City Clerk's Office.

Notice: In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the City Clerk's Office at 772-871-5157.

As a courtesy to the people recording the meeting, please turn all cell phones to silent or off. Thank you.