

**Becker Road at Riverland  
Preliminary Plat with Construction Plans  
(P20-250)**

**City Council Meeting  
September 12, 2022  
Bridget Kean, AICP  
Senior Planner**



# Applicant and Owner

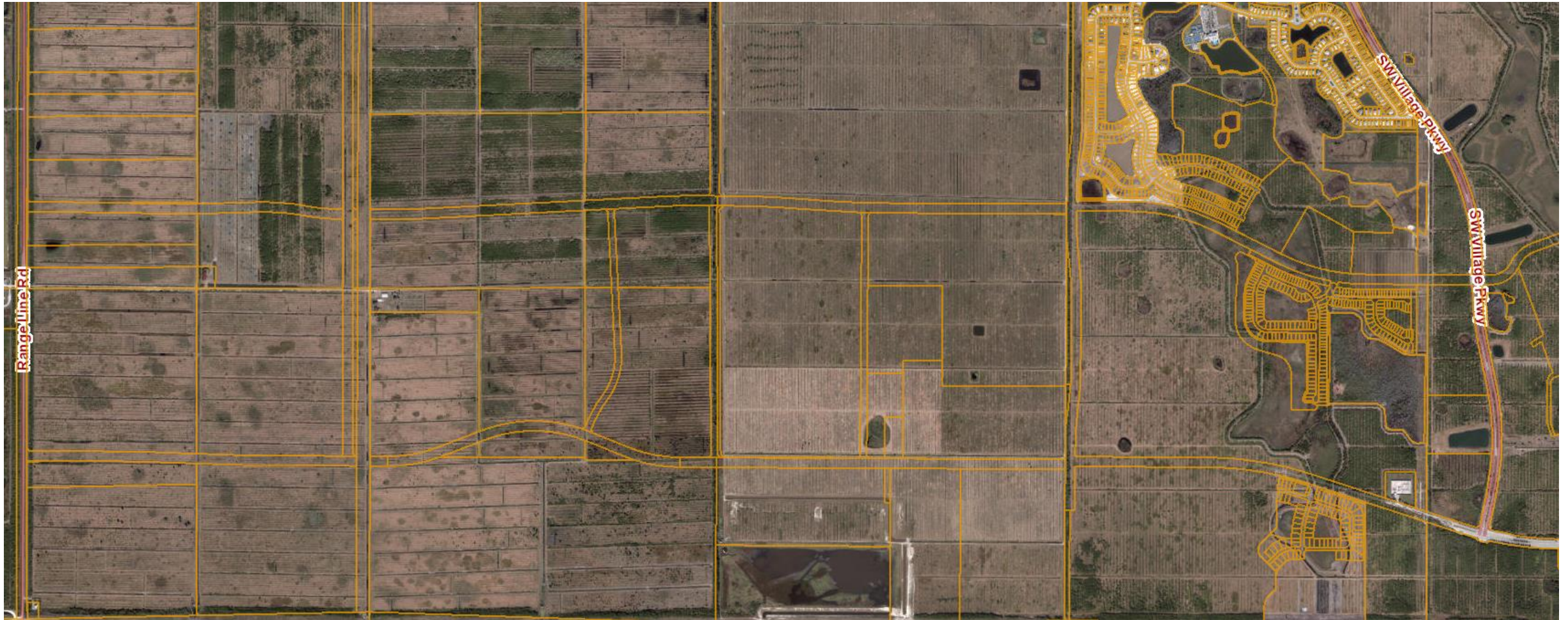
- City of Port St. Lucie is the property owner.
- Application submitted by Riverland Development Company, LLC, pursuant to an approved construction agreement between the City of Port St. Lucie and Riverland/Kennedy II, LLC
- Engineering Design, and Construction, Inc. is acting as the agent



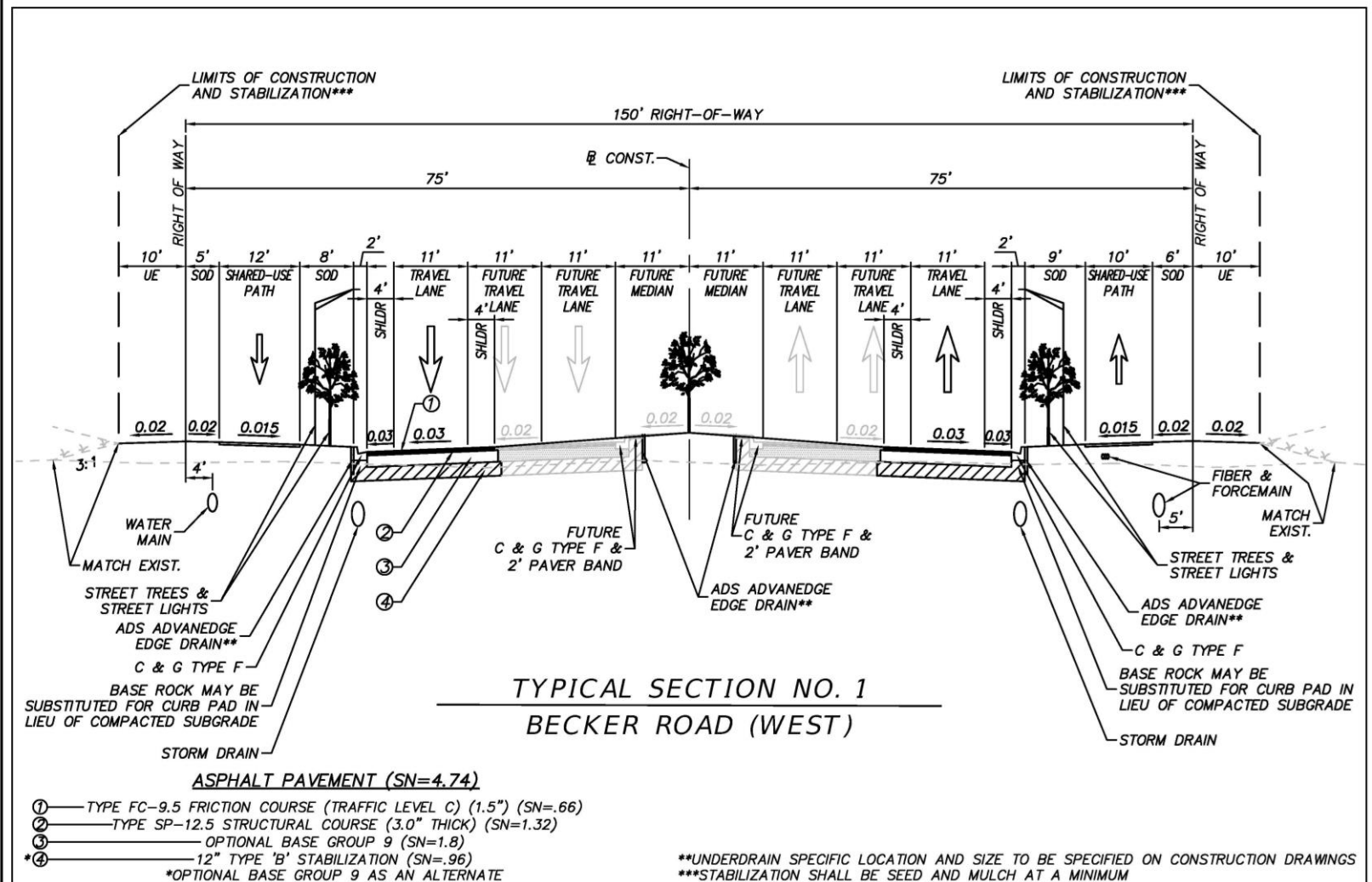
# Background

- On February 14, 2022, the City Council adopted Resolution 22-R27 approving Becker Road construction agreements with:
  - ACR Acquisition, LLC (Wilson Groves DRI)
  - Mattamy Palm Beach, LLC (Southern Grove DRI)
  - Riverland/Kennedy II, LLC (Riverland Kennedy DRI)
- All three entities and the City are parties to the Southwest Annexation Agreement.
- Pursuant to the annexation agreement, different developers were required to pay to the City the estimated cost of construction of certain two-lane roadway segments of Becker Road or, at the City's election, contract for the construction and design of such roadway.





Becker Road West ROW



**TYPICAL SECTION NO. 1  
BECKER ROAD (WEST)**

- ASPHALT PAVEMENT (SN=4.74)**
- ① — TYPE FC-9.5 FRICTION COURSE (TRAFFIC LEVEL C) (1.5") (SN=.66)
  - ② — TYPE SP-12.5 STRUCTURAL COURSE (3.0" THICK) (SN=1.32)
  - ③ — OPTIONAL BASE GROUP 9 (SN=1.8)
  - ④ — 12" TYPE 'B' STABILIZATION (SN=.96)
- \*OPTIONAL BASE GROUP 9 AS AN ALTERNATE

\*\*UNDERDRAIN SPECIFIC LOCATION AND SIZE TO BE SPECIFIED ON CONSTRUCTION DRAWINGS  
\*\*\*STABILIZATION SHALL BE SEED AND MULCH AT A MINIMUM



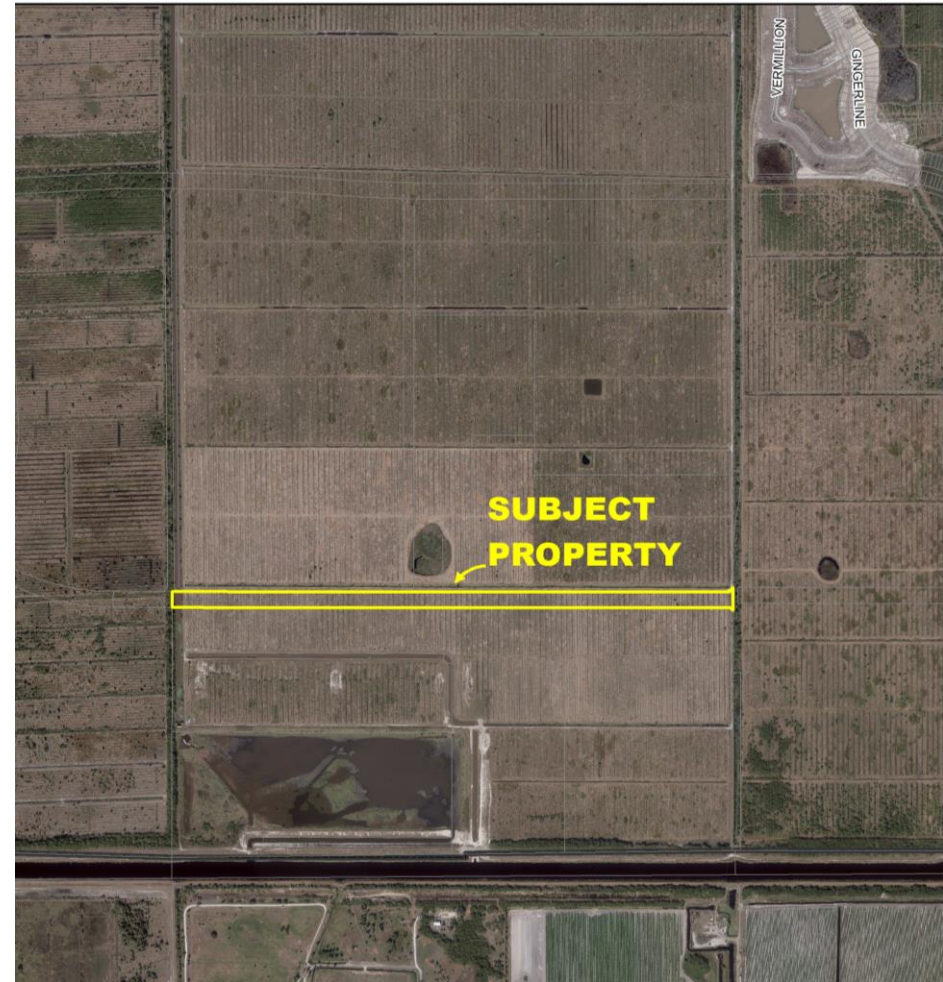
**CITY OF PORT ST. LUCIE**  
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PORT ST. LUCIE, FL 34984  
PHONE: (772) 871-5100  
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**BECKER ROAD WEST**  
  
PROPOSED TYPICAL SECTIONS  
09/02/2021



# Proposed Project

- Preliminary subdivision plat with construction plans for the construction of Becker Road from west of the Becker Road/SW Community Boulevard intersection to the west side of the intersection of Becker Road and N/S B.



# Preliminary Plat Approval

- To allow the developers to begin earthwork, drainage improvements and construction of the roadway base.
- Street tree landscape plans will be submitted with the final construction plans and final plat.
- City 's landscape consultant is working on landscape design for Becker Road to ensure coordination between the three construction projects.
- Once the design is complete, the developers will be able to prepare their landscape plans for final subdivision plat approval.



# Recommendation

The Site Plan Review Committee recommended approval of the preliminary plat and construction plans at their meeting on August 24, 2022.

