

P25-169

Southern Grove-SG8 - Commercial - Buffer Wall

TYPE	STATUS	BUILDING TYPE	
LM	P&Z MEETING SCHEDULED		
ASSIGNED TO			
Bridget Kean; Anne-Marie Ludlum; Sofia Trail			
ADDRESS			
SECTION	BLOCK	LOT	
	SouthernGrove	Tracts B-1 & C-1	
LEGAL DESCRIPTION			
KENLEY (PB 104-16) TRACT B-1 (20.000 ACRES – 871,200 SF)			
KENLEY (PB 104-16) TRACT C-1 (21.353 ACRES – 930-136 SF)			
SITE LOCATION			
Village Parkway and Becker Road			
PARCEL #			
4327-702-0016-000-6		4327-702-0015-000-9	
CURRENT LANDUSE	PROPOSED LANDUSE	CURRENT ZONING	PROPOSED ZONING
MU		PUD	
ACREAGE	NON-RESIDENTIAL SQ. FOOTAGE	NO. OF RESIDENTIAL UNITS	
NO. OF LOTS OR TRACTS	NO. OF SHEETS IN PLAT		
0	0		
UTILITY PROVIDER			
DESCRIBE REQUEST			
See Cover Letter Attached;			
Primary Contact Email			
dphillips@lucidodesign.com			
AGENT/APPLICANT			
FIRST NAME	LAST NAME		
Derrick	Phillips		
Business Name			
Lucido and Associates			
ADDRESS			
701 Se Ocean Blvd			
CITY	STATE	ZIP	
Stuart	FL	34999	
EMAIL	PHONE		
dphillips@lucidodesign.com	7722202100		
AUTHORIZED SIGNATORY OF CORPORATION			
FIRST NAME	LAST NAME		
ADDRESS			

CITY	STATE	ZIP
EMAIL	PHONE	
PROJECT ARCHITECT/ENGINEER		
FIRST NAME	LAST NAME	
Business Name		
ADDRESS		
CITY	STATE	ZIP
EMAIL	PHONE	
PROPERTY OWNER		
Business Name		
Baynan SG8 LLC (Ross Feurring)		
ADDRESS		
2200 Butts Road		
CITY	STATE	ZIP
Boca Raton	FL	33431
EMAIL	PHONE	
ross@banyandev.com	(561) 483-9100	
FINAL PERMIT INSPECTION REQUIRED BY:		



lucido & associates

October 1, 2025

City of Port St. Lucie
121 SW Port St. Lucie Blvd
Port St. Lucie, FL 34984

Re: Southern Grove 8 Commercial – (LA Ref. #23-035)

Dear Planning:

As owner of the property referenced above, please consider this correspondence as formal authorization for **Lucido & Associates (Agent)** to represent **Banyan SG8 LLC (Applicant)** during the governmental review process for the above referenced project, which may include submission of development applications, plans and permits, and other such related matters to effectuate the review process for the proposed development.

Thank you for your attention to this matter.

Sincerely,

Authorized Signee / Banyan SG8 LLC

STATE OF Florida
COUNTY OF Palm Beach

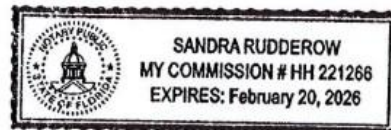
The foregoing was acknowledged before me this 30th day of September, 2025, by Ross Feuring, of Banyan SG8 LLC. He/She [☒] is personally known to me or [☐] has produced _____ as identification.

(Notarial Seal)

(Print Name)
NOTARY PUBLIC

Sandra Rudderow
Sandra Rudderow

My Commission Expires:



PEBB SG8 EAT, LLC

September 18, 2025

City of Port St. Lucie
121 SW Port St. Lucie Blvd
Port St. Lucie, FL 34984

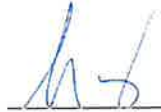
RE: Southern Grove - SG8 Commercial Buffer Wall (P25-169)

Dear Planning:

As owner of the property referenced above, please consider this correspondence as formal authorization for **Derrick E Phillips, Jr** of **Lucido & Associates (Agent)** to represent **PEBB SG8 EAT (Applicant)** during the governmental review process for the above referenced project, which may include submission of development applications, plans and permits, and other such related matters to effectuate the review process for the proposed development.

Thank you for your attention to this matter.

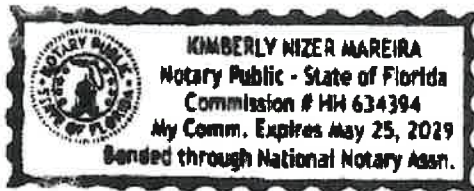
Sincerely,



Applicant / **PEBB SG8 EAT, LLC**

STATE OF FLORIDA
COUNTY OF ST. LUCIE

The foregoing was acknowledged before me this 23rd day of September, 2025, by Ian Weiner, as Authorized Person of PEBB SG8 Eat, LLC. He is personally known to me



Notary Public, State of Florida

Printed Name: Kim Nizer Mareira

My Commission Expires: 05/25/2029