



September 12, 2014

City of Fort Pierce Planning Department
 100 N. U.S. 1
 Fort Pierce, FL 34954

Attention: Clarissa Davis

**Reference: Family Dollar
 Development Review Project Statement
 LBVD # 402-14-016**

Dear Ms. Davis:

Please accept this project statement in support of our application for Development Review for the proposed Family Dollar located at approximately 1712 Orange Avenue (NEC of Orange Avenue and N. 18th Street).

Statement of Ownership:

The project site consists of six (6) existing contiguous tax parcels with two separate owners. The following table summarizes the current ownership of each tax parcel. Prior to development of the site, La Cabana, LLC shall purchase all six (6) parcels, and the proposed development will be owned and controlled by a single owner, La Cabana, LLC.

Tax Parcel ID	Owner Name	Legal Description
2409-606-0032-000-4	Jose Luna Jr.	AMY ANNA PARK BLK 1 LOTS 42 AND 43-LESS S 15 FT FOR ST- (MAP 24/09D) (OR 1477-111)
2409-606-0001-000-8	Jose Luna Jr.	AMY ANNA PARK BLK 1 LOTS 1, 2, 3 AND 47-LESS S 15 FT FOR R/W- (OR 1477-111)
2409-606-0030-000-0	Richard E McGlenn	AMY ANNA PARK BLK 1 S 1/2 OF LOT 40 AND W 75.70 FT OF LOT 41 (OR 3438-764)
2409-606-0031-000-7	Richard E McGlenn	AMY ANNA PARK BLK 1 E 70 FT OF LOT 41 AND ALL LOT 44 (OR 3438-764)
2409-606-0034-000-8	Richard E McGlenn	AMY ANNA PARK BLK 1 LOT 45-LESS S 15 FT FOR ST- (OR 1644-2932: 1727-759)
2409-606-0035-000-5	Richard E McGlenn	AMY ANNA PARK BLK 1 LOT 46-LESS S 15 FT FOR ST- (OR 1644-2932: 1727-759)

Statement of Intended Use and Character:

The proposed Family Dollar is a retail store intended to sell general merchandise and household goods. The project architect has worked diligently to design a building façade which meets the design and character intent of the City of Fort Pierce, including articulations in the façade and variation of finishing materials to provide visual relief. Please refer to the building elevations which are provided as a part of the Design Review submittal.

Sincerely,

Matt Walker, P.E.
 Project Manager / Branch Manager

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