



CITY OF FORT PIERCE

PLANNING DEPARTMENT

COMPREHENSIVE PLANNING ♦ DEVELOPMENT REVIEW
 HISTORIC PRESERVATION ♦ URBAN DESIGN ♦ URBAN FORESTRY ♦ ZONING

VARIANCE

Property address or Location 4801 S. US Highway 1 Fort Pierce, FL 34982
 Parcel ID #(s) 3403-502-0028-000-9
 Project description New Monument Signage

Michael A. Grieco, Jr. / Domenic Grieco / Robert Grieco
Property Owner(s)
4801 S US Highway 1
 Street Address
Fort Pierce FL 34982
 City State Zip
Fort Pierce FL 34982
 Phone Number
772-489-4646
 Phone Number
noneal@metromotorgroup.com
 Email Address

Michael A. Grieco, Jr. / Domenic Grieco / Robert Grieco
Applicant/Representative, Title, Company
4801 S US Highway 1
 Street Address
Fort Pierce FL 34982
 City State Zip
Fort Pierce FL 34982
 Phone Number
772-489-4646
 Phone Number
noneal@metromotorgroup.com
 Email Address

Property Owner(s) Acknowledgements: - This application will not be considered complete without the signature of all property owners of record, which shall serve as an acknowledgement of the submission of this application. The property owner's signature below shall also authorize the Applicant (if other than the property owner) and/or Representative to act in his/her behalf for the purposes of seeking approval for the application described herein.

[Signatures]
 Property Owner(s) Signature(s)

STATE OF -- COUNTY
 The foregoing instrument was acknowledged before me this ___ day of _____, 20___, by
 _____ who is personally known to me or has produced
 _____ as identification.

Signature of Notary _____ (seal)

INTAKE MEETINGS ARE REQUIRED FOR ALL SUBMITTALS. CALL (772) 467-3739

TO BE COMPLETED BY STAFF

Zoning	Future Land Use	Total Acres	Historic District	Historic Designation	
				Contributing	Individual
				Non-Contributing	None

Pre-Application Meeting Date _____ Fees _____ Control # _____ B. Permit # _____
 Intake Planner _____
 Planner Assigned _____
 Approved By _____ Date _____
 Comments _____

Intake Date Stamp

VARIANCE

Submit eight (8) hard copies and one (1) CD of the following for initial submittal, subsequent submittals will be required:

- Site plan, to scale, including all relevant improvements:
 - Existing & proposed structures
 - Landscaping & parking,
 - Fencing, signs, etc.
- As-built Survey
- Criteria Narrative
- Complete, notarized application

Description of request: _____

Reason for request: _____

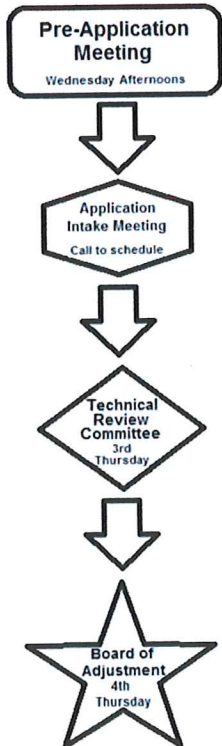
Existing Use : _____ Date Property was Purchased: _____

Alterations made to the site since purchase: _____

Has a request for this variance been denied in the past? Yes No

If yes, what has changed since the denial? _____

Application Outlook



Criteria:

In order to determine whether your request for Variance meets all the criteria in Section 22-108 of the City Code, please answer the following questions. Please provide answers of questions on separate pages:

1. Describe those conditions peculiar to the specific property and not applicable to other lands, structures, or buildings in the same zoning district.
2. Does special conditions or circumstances result from actions other than that of yours? Please explain
3. Identify any undue hardships or deprivation of commonly enjoyed property rights that would result in the literal interpretation of the code for the zoning district.
4. What is the minimum variance that would give the reasonable use of the land, building, or structure?
5. Explain how the variance request would not impair the intent of the zoning ordinance or be detrimental to the general public welfare:

Site Address: 4801 US Hwy 1
 Sec/Town/Range: 03/36S/40E
 Map ID: 34/03N
 Zoning: C3

Parcel ID: 3403-502-0028-000-9
 Account #: 38944
 Use Type: STOR-1STR
 Jurisdiction: Fort Pierce

Ownership

MDR Motors LLC
 2001 S Federal Hwy
 Delray Beach, FL 33483

Legal Description

WHITE CITY S/D 03 36 40 FROM SE COR OF NW 1/4 RUN NLY ALG 1/4 SEC LI 1459.40 FT, TH WLY // WITHN LI LOT 20 330 FT, TH NLY // WITH AFORESD 1/4 LI 121.25 FT, THELY 330 FT TO SD 1/4 LI, TH SLY ALG SD 1/4 LI 121.60 FT TO POB- LESS E 42 FT FOR RD R/W- BEING PART OF LOT 11 WHITE CITY S/D AND PART OF "HATHAM" PROP AS SHOWN IN PB 1-23 (0.80 AC) (OR 3658-1293)

Current Values

Just/Market Value: \$345,700
 Assessed Value: \$345,700
 Exemptions: \$0
 Taxable Value: \$345,700
 Taxes for this parcel: SLC Tax Collector's Office



Total Areas

Finished/Under Air (SF): 7,500
 Land Size (acres): 0.8
 Land Size (SF): 34,848

This information is believed to be correct at this time but it is subject to change and is not warranted.
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