






CITY OF FORT PIERCE COMMUNITY DEVELOPMENT DEPARTMENT PLANNING DIVISION

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

APPLICATION FOR SITE PLAN

Project Name: Offsite Parking - San Juan Diego Catholic Mission

Site plan review is intended for developments other than planned unit developments which due to their size or other characteristics require special review to determine their compatibility with the surrounding area and suitability for on-site activities consistent with the natural features of the property.

- Project description for which site plan approval is requested. Demolish exist structure, clear site (save 3 oak trees) for parking on stabilized earth.
- Property Tax ID(s): Parcel ID 2408-805-0051-000-1
- Property address: 2912 Delaware Avenue, Fort Pierce, FL
- Zoning district R-3 5. Future Land Use RL 6. Total Acreage 0.78
- Building Height N/A 8. Building (S.F.) N/A 9. Dwelling Units N/A
- Lot Coverage % N/A 11. Parking spaces proposed 52
- Historic District (Y/N) N 13. Historic Property (Y/N) N
- Name of Owner(s): Celeste J. DeFlorio
Signature of Owner(s): 
Mailing Address: 1775 Trowbridge Road
(City) Fort Pierce (State) FL (Zip) 34945
Phone # 772-464-0146 AND 772-971-1516
- Name of Applicant: Diocese of Palm Beach, Inc
Signature of Applicant: 
Mailing Address: 9995 N. Military Trail
(City) Palm Beach Gardens (State) Florida (Zip) 33410
Phone # 561-775-9500 c/o Mr. Dan Lewis dlewis@diocesepb.org
- Name of Representative: Elizabeth Colome' - President Colome & Assoc, Inc
Signature of Representative: 
Mailing Address: 530 24th Street
(City) West Palm Beach (State) Florida (Zip) 33407
Phone # 561-833-9147 Fax # 561-833-9356
E-mail: icolome@colome-arch.net

17. **Property Owners 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 conditional use with construction as described herein.

Celeste J. DeFlorio 772-464-0146 / 772-971-1516

Property Owner's Name (Please Print) Phone

1775 Trowbridge Road, Fort Pierce FL 34945

Address State Zip

Celeste J. DeFlorio 12/11/17

Property Owner's Signature Date

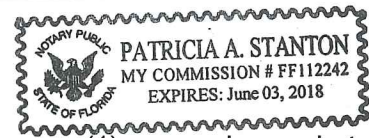
STATE OF FLORIDA)
ST LUCIE COUNTY)

The foregoing instrument was acknowledged before me this 11 day of DECEMBER, 2014, by CELESTE J. DE FLORIO who is personally known to me or has produced FL DL D146-110-32-785-0 as identification.

Patricia A. Stanton

Signature of Notary

(seal)



Sec. 22-80 - Authorization of conditional use shall be void after one (1) year unless substantial construction has taken place.

APPLICATION REQUIREMENTS:

- a. **Application fee**
 - b. **Application submission shall include the following:**
 - TRC (Initial Submission): One (1) original and (13) paper copies of the application and support documents and provide one (1) electronic copy of the application packet as described below.
 - Planning Board: One (1) original and (16) paper copies of the application and support documents and provide one (1) electronic copy of the application packet as described below.
 - City Commission: One (1) original and (11) paper copies of the application and support documents and provide one (1) electronic copy of the application packet as described below
1. Site Plan
 2. Traffic Study
 3. Survey
 4. Storm Drainage Plan
 5. Landscape Plan
 6. Lighting Plan
 7. Elevations/Floor Plan

An Intake meeting with Planning staff will be required before any submittals are accepted

Date Received <u>12/22/14</u>	By <u>Alison Rutkowski</u>
Fee rec'd <u>12/22/14</u>	Receipt Number <u>3113</u>



CITY OF FORT PIERCE
COMMUNITY DEVELOPMENT DEPARTMENT
PLANNING DIVISION

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

APPLICATION FOR CONDITIONAL USE
WITH NEW CONSTRUCTION

Project Name: Offsite Parking - San Juan Diego Catholic Mission

1. Project description: Demolish existing residential structure and clear site (save 3 large oak trees) for overflow parking on stabilized earth.
2. Property Tax ID Parcel ID 2408-805-0051-000-1
3. Property address 2912 Delaware Avenue, Fort Pierce, FL
4. Zoning District R-3 5. Future Land Use RL 6. Total Acreage 0.78
7. Building Height max N/A 8. Building (sf) N/A 9. Dwelling Units N/A
10. Historic District (Y/N) N 11. Lot Coverage (%) N/A
12. Parking spaces required: N/A 13. Parking Spaces proposed: 52
14. Name of Owner(s): Celeste J. DeFlorio
Signature of owner(s): *Celeste J. DeFlorio*
Mailing Address: 1775 TROWBRIDGE RD
(City) FT. PIERCE (State) FL (Zip) 34945
Phone # 772 464 0146
15. Name of Applicant: Diocese of Palm Beach, Inc
Signature of Applicant: *Dan Lewis* CFO
Mailing Address: 9995 N. Military Trail
(City) Palm Beach Gardens (State) Florida (Zip) 33410
Phone # 561-775-9500 c/o Mr. Dan Lewis dlewis@diocesepb.org
16. Name of Representative: Elizabeth Colome' - President, Colome' & Assoc, Inc
Signature of Representative: *Elizabeth Colome'*
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Property Owner's Name (Please Print) Phone

1775 Trowbridge Rd, Ft. Pierce FL 34945

Address State Zip

Celeste J. DeFlorio FL 34945

Property Owner's Signature Date

Celeste J. DeFlorio 12/11/14

STATE OF FLORIDA)
ST LUCIE COUNTY)

The foregoing instrument was acknowledged before me this 11 day of December, 2014, by CELESTE J. DE FLORIO who is personally known to me or has produced FL DL 0146-110-32-785-0 as identification.

Patricia A. Stanton
Signature of Notary

(seal)



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San Juan Diego – Parking Lot: 2912 Delaware Avenue, Ft. Pierce, Florida

The intent of the project is to provide safe parking for the adjacent church. The parish community has found a need for additional parking spaces, and this site would serve that need.

The design includes preserving the largest oak tree, as well as 2 others; providing stabilized sod parking, lighting, storm water retention and landscape buffers.

The parking lot at the existing church has 38 spaces. The proposed, off-site parking will accommodate 52 spaces. There are 4 accessible parking spaces in the existing church parking lot, as required for the total of 90 parking spaces.

Saint Lucie County, Florida Office of the Property Appraiser
Web Mapping Print



Warranty Deed

PREPARED BY AND RETURN TO:

ROBERT J. KULAS, Esq.
2100 SE Hillmoor Drive, Suite 105
Port St. Lucie, Florida 34952

PREPARED FOR:

CELESTE J. DE FLORIO
2912 Delaware Avenue
Fort Pierce, Florida 34947
Parcel I.D. # 2408-805-0051-000-1

COPY

SPACE ABOVE FOR RECORDER'S USE

This Warranty Deed made on January 22, 2013, between CELESTE DE FLORIO A/K/A CELESTE J. DE FLORIO, an unmarried widow, Grantor, to CELESTE J. DE FLORIO, Trustee, or her successors in trust, under the CELESTE J. DE FLORIO LIVING TRUST dated January 10, 2013, and any amendments thereto, Grantee, whose address is 2912 Delaware Avenue, Fort Pierce, Florida 34947.

The Grantor, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, to the Grantor in hand paid by the Grantee, the receipt of which is hereby acknowledged, has granted, bargained, and sold to the Grantee and Grantee's successors and assigns forever the following described land situate in the County of St. Lucie, State of Florida:

Lot 7 and the West thirteen (13) feet of Lot 8, of Block 6, of Wyldwood Park Subdivision according to plat thereof as shown in Plat Book 5, at page 54, of the public records of St. Lucie County, Florida,
and
The East thirty-seven (37) feet of Lot 8, and the West twenty-three feet (23) of Lot 9, of Block 6, of Wyldwood Park Subdivision according to plat thereof as shown in Plat Book 5, at page 54, of the public records of St. Lucie County, Florida.

and the Grantor hereby fully warrants the title to this land and will defend the same against the lawful claims of all persons whomsoever. The Grantor confers upon said Grantee the power and authority to protect, conserve, sell, lease, encumber, or otherwise manage and dispose of the real property conveyed by this deed, pursuant to Section 689.071, Florida Statutes. Where used herein the terms Grantor and Grantee shall be construed as singular or plural as the context requires.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Signed, sealed and delivered
in our presence:

[Signature]
Witness Signature

SUSAN CUPP
Printed Name

Celeste J. De Florio
CELESTE DE FLORIO A/K/A CELESTE J. DE FLORIO
2912 Delaware Avenue
Fort Pierce, Florida 34947

[Signature]
Witness Signature

Julie Maher
Printed Name

STATE OF FLORIDA)
COUNTY OF ST. LUCIE) SS

COPY

The foregoing instrument was acknowledged before me this January 22, 2013 by CELESTE DE FLORIO A/K/A CELESTE J. DE FLORIO, who is personally known to me or who has produced a driver's license as identification.

[Signature]
Notary Public

My Commission Expires:
(NOTARY SEAL)

Julie Maher
Name of Acknowledger

