



## Application for Zoning Atlas Map Amendment

### Application submission shall include the following:

- **TRC (\*Initial Submission):** One (1) original and (8) 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.

### In addition to a complete application, packets shall include:

- Warranty Deed & Legal Description
- St. Lucie County Property Record Card
- Statement of why there is a need for the proposed future land use map amendment and how the amendment will result in an orderly and logical development pattern; statements how amendment(s) are consistent with Comprehensive Plan; how future land use designation is compatible with future land use designations and existing land uses surrounding the amended lands; identify future land use designations and existing land uses within a ½ mile of the subject property that have the same or greater type of proposed future land use designation; data and analysis to support conclusions.
- Current Survey
- Environmental Study
- Traffic Impact Report
- \*\*\* Capacity Analysis-Separate Form
- Drainage Analysis
- Historical Report
- 1 CD of all documents submitted in PDF
- Other \_\_\_\_\_

1. Property Address/Location: 3530 S US Hwy 1, Fort Pierce, FL 34982
2. Property Tax ID(s): 2434-121-0001-000-8
3. Total Acreage: 4.04
4. Existing Future Land Use Designation: GC General Commercial
5. Existing Zoning Classification: PD Planned Development
6. Proposed Zoning Classification: GC General Commercial
7. Other applications being submitted concurrent with this application, if any: no

8. Describe the existing uses, improvements and structures on the amendment lands: None, the land is vacant.
9. Are there any identified or possible historical structures on the amendment lands? None.
10. The reason for making this request: This request is being made so that the property can be zoned in accordance with the future land use classification and to make the property more marketable.

**11. CAPACITY ANALYSIS**

**I. Site Data:**

	Existing Use	Future Land Use	Zoning
North	Vacant	GC, Commercial	C3, General Commercial
South	Mobile Home Park	GC, General Commercial	C3, General Commercial
East	Vacant	RM, Medium Density Resid.	PD, Planned Development
West	Vehicle Sales Facility	I, Industrial	I1, Light Industrial

	Future Land Use	Zoning Classification	Maximum Intensity Residential: Dwelling Units per Acre Other: Square Footage	Total Acreage	Flood Zone
Current	GC General Commercial	PD Planned Development	Not Applicable	4.04	N/A
Proposed	GC General Commercial	GC General Commercial	105,590 SF	4.04	N/A

**II. Public Facilities Information:**

<b>A. Potable Water:</b>	
Average Use	Residential: 100 gallons per day per person (du x 2.6 = persons x 100 gpd = demand) Other: 0.125 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning	Total gallons per day 0
Proposed Zoning	Total gallons per day 13,199
Change in Demand	Total gallons per day 13,199

<b>B. Wastewater:</b>	
Average Use	Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.1 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning	Total gallons per day 0
Proposed Zoning	Total gallons per day 10,559
<b>Change in Demand</b>	<b>Total gallons per day 10,559</b>

<b>C. Parks and Recreation (Residential Classifications Only):</b> (Du x 2.6 = persons + 44,227 = population /LOS)				
Park Type	LOS	Existing Population Park Demand	Proposed Population Park Demand	Change in Demand
Regional	20 acres per 1,000 people	N/A	N/A	N/A
Urban District	5 acres per 1,000 people	N/A	N/A	N/A
Community	2.5 acres per 1,000 people	N/A	N/A	N/A
Neighborhood	1.36 acres per 1,000 people	N/A	N/A	N/A

<b>D. Public Schools (Residential Classifications Only):</b> Single Family: (du x 0.405 = students/70% K-8/30% High) Multi-family: (du x 0.207 = students/70% K-8/30% High)		
	<b>K-8</b>	<b>High</b>
School Name	N/A	N/A
City	N/A	N/A
Distance	N/A	N/A
Current Zoning Enrollment Demand	N/A	N/A
Proposed Zoning Enrollment Demand	N/A	N/A
Change in Demand	N/A	N/A

<b>E. Solid Waste:</b> 2 yard serves 15 units, 4 yard serves 30 units, 6 yard serves 45 units, 8 yard serves 60 units	
Demand Analysis	Maximum
Current Zoning	0 yards
Proposed Zoning	6 yards
Change in Demand	6 yards

**F. Stormwater:**  
Potential increase in volume discharged due to increased impervious coverage, reduced groundwater seepage or loss of surface water storage impacting Adopted LOS of 25-year 3-day storm Pre vs. Post Runoff (Storm sewers to convey 5 year- 1 day storm event; Canals to convey 3 year - 1 day storm event)

<b>Impact</b>	The development will require the implementation of a storm water system compliant with City of Ft. Pierce and South Florida Water Management District codes. As such, the development requires retention of the storm water on-site and will not increase storm water impacts over the current conditions.
---------------	--

**III. Transportation Analysis**

<b>G. Traffic</b>		
Most recent ITE Code for use; HCM Roadway Capacity		
	<b>AADT</b>	<b>AM/PM Peak Hour Trips</b>
<b>Demand Analysis</b>	Maximum	Maximum
<b>Current Zoning</b>	0 VPD	0 VPD
<b>Proposed Zoning</b>	4,509 VPD	101 VPH/392 VPH
<b>Change in Demand</b>	Trips 4,509 VPD	Trips 101 VPH/392 VPH
<b>Impact to Capacity</b>	US 1 2016 AADT= 27,899 (LOS C): Increase for Demand AADT= 32,408 (LOS C) NO IMPACT	

12. Name of Owner(s): TLCD Properties, LLC  
 Mailing Address: 401 N Peppertree Drive  
 City Vero Beach State FL Zip 32963  
 Phone # (772) 563-6074  
 E-mail: flresolution@aol.com

13. Name of Applicant: Charles Smith  
 Mailing Address: 4114 Oakmont Ct  
 City Vero Beach State FL Zip 32967  
 Phone # (772) 563-6074 Fax # \_\_\_\_\_  
 E-mail: flresolution@aol.com

14. Name of Representative: Ian E. Osking  
 Mailing Address: P.O. Box 1270  
 City Fort Pierce State FL Zip 32962  
 Phone # (772) 464-8200 Fax # (772) 464-2566  
 E-mail: iosking@neilgriffin.com

**15. Applicant Acknowledgements (Owner's signature must be notarized)**

I certify that: (Check One)

I (we) do hereby certify that I (we) own in fee simple the above referenced described property for which a change in Zoning Classification is requested.

I (we) are not the owner of the above described property; however, the owners signature below authorizes the applicants the authority to act as agent for the owner(s) of record.

*Charles Smith* 8-29-17  
 Applicant's Signature Date

4114 Oakmont Ct, Vero Beach

FL

32967

Address

State

Zip

(772) 563-6074

flresolution@aol.com

Phone

Fax

E-mail Address

16. 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 for a change in zoning classification. The property owner's signature below shall also authorize the Applicant (if other than the property owner) and/or Agent to act in his/her behalf for the purposes of seeking this change to the City' Land Development Regulations for the property described herein.

Charles Smith,

(772) 563-6074

Property Owner's Name (Please Print)

Phone

401 N Peppertree Drive, Vero Beach

FL

32963

Address

State

Zip

*Charles Smith*  
Property Owner's Signature

8-29-17

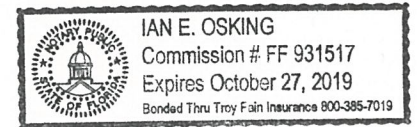
Date

STATE OF FLORIDA)  
ST LUCIE COUNTY)

The foregoing instrument was acknowledged before me this 29th day of August, 2017, by Charles Smith who is personally known to me or has produced \_\_\_\_\_ as identification.

*[Signature]*  
Signature of Notary

(seal)



<b>OFFICE USE:</b>		
DATE RECEIVED: _____	Signed: _____	
File Number: _____	Check No: _____	Receipt No: _____
TRC Review: _____	Planning Board Review: _____	City Commission: _____
Ordinance No: _____	Date Approved: _____	

**Re: Zoning Atlas Map Amendment- Statement of need for proposed future land use map amendment.**

To whom it may concern,

As you are aware, TLCD Properties, LLC, through its Manager, Charles Smith (the "Applicant"), has filed has submitted an application for Zoning Atlas Map Amendment (the "Amendment") concerning the property located at 3530 S. US Hwy 1, Fort Pierce, FL 34982 (the "Property").

To be clear, this Amendment will not change the future land use designation of the Property. This Amendment is sought to make the Property conform with the pre-existing land use designation of GC General Commercial.

The approval of this Amendment is needed to bring this Property into conformity with its pre-existing future land use designation and to make the property conform to the Comprehensive Plan. Amending the Zoning Atlas to designate the Property as GC General Commercial will help to complete the City's future land use Goal 1 of maintaining and protecting the City's traditional Florida small-town character by embracing its rich heritage, diverse cultural and community assets and nature resources. (See City of Fort Pierce Comprehensive Plan page 1-1). Also, it should be noted that a land use designation of GC General Commercial ("GC") would make the property align with the land use designations of those properties to immediate the North and South. The parcel to the East of the Property is currently vacant and is zoned RM, Medium Density Residential.

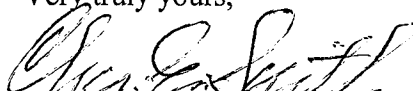
Within a ½ mile radius of the Property there are approximately 40 properties that have a future land use designation of GC Commercial. The documents attached hereto as Exhibit "A" include the description, location, and identification of the various property that are located with ½ mile of the Property and have a future land use designation of GC Commercial.

Essentially, the Amendment pertains to a parcel that is located on the US 1 corridor and in an area that is already zoned and has a future land use designation of GC General Commercial. The Applicant is seeking to have the Property zoned to conform to the pre-existing future land use designation and to the Property conform to the neighboring properties. Ultimately, the Applicant wishes to see the Property put to use, but its current zoning designation prevents this from happening. A zoning designation of GC General Commercial will increase the value of this property and thus increase the tax revenue to the City.

Also, the Applicant requests that the requirement of obtaining an Environmental Survey be deferred until the property is developed.

If you have any questions or concerns, please do not hesitate to contact the Applicant's representative, Ian E. Osking Esq., at (772) 464-8200

Very truly yours,



Charles Smith, Manager of TLCD Properties, LLC

Attachments

Recording \$  
Documentary Stamps \$

Prepared by and return to:  
Gregg M. Casalino  
Attorney at Law  
O'HAIRE, QUINN, CANDLER & CASALINO, CHTD.  
3111 Cardinal Drive  
Vero Beach, FL 32963  
772-231-6900  
File Number: 4713.25784

[Space Above This Line For Recording Data]

## Warranty Deed

This Warranty Deed made this 19<sup>th</sup> day of March, 2015 between Savanna Lakes, LLC, a Florida Limited Liability Company, whose post office address is 106 Renaissance Drive, Palm Beach Gardens, FL 33410, grantor, and TLCD Properties, LLC, a Florida Limited Liability Company, whose post office address is 401 N. Pepper Tree Drive, Vero Beach, FL 32963, grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Saint Lucie County, Florida to-wit:

Parcel 1: The North 1/2 of the North 1/2 of the North 1/2 of the Northwest 1/4 of the Northeast 1/4 in Section 34, Township 35 South, Range 40 East, St. Lucie County, Florida, less right of way for U.S. Highway One

Parcel Identification Number: 2434-121-0001-000/8

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2013.

DoubleTimee

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

*Jacqueline L. Flannery*  
Witness Name: Jacqueline L. Flannery  
*Heidi Barr*  
Witness Name: Heidi Barr

Savanna Lakes, LLC, a Florida Limited Liability Company

By: *Richard Bellinger*  
Richard Bellinger, Manager

(Corporate Seal)

State of Florida  
County of Polk

The foregoing instrument was acknowledged before me this 16<sup>th</sup> day of March, 2015 by Richard Bellinger, Manager of Savanna Lakes, LLC, a Florida Limited Liability Company, on behalf of the corporation. He/she  is personally known to me or  has produced a driver's license as identification.

[Notary Seal]

*Heidi Barr*  
Notary Public

Printed Name: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_



Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3530 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: PUD

Parcel ID: 2434-121-0001-000-8  
 Account #: 33240  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

**Ownership**

TLCD Properties LLC  
 401 N Peppertree DR  
 Vero Beach, FL 32963

**Legal Description**

34 35 40 N 1/2 OF N 1/2 OF N 1/2 OF NW 1/4 OF NE 1/4-LESS RD  
 R/W-(4.81 AC) (OR 3726-2390)

**Current Values**

Just/Market Value: \$175,100  
 Assessed Value: \$175,100  
 Exemptions: \$0  
 Taxable Value: \$175,100  
 Taxes for this parcel: SLC Tax Collector's Office



**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 4.04  
 Land Size (SF): 175,982.4

**Sale History**

Date	Book/Page	Sale Code	Deed	Grantor	Price
Mar 19, 2015	3726 / 2390	0002	WD	Savanna Lakes LLC	\$176,000
Dec 18, 2002	1632 / 0258	XX02	SP	In Town Devlpmt Join Venture, Kenneth M Endelson	\$1,250,000
Jan 14, 1991	0725 / 1555	XX01	DE		\$100
Jul 1, 1988	0596 / 2716	XX01	CV		\$400,000
Aug 1, 1983	0408 / 2284	XX00	CV		\$295,000
Jun 1, 1976	0253 / 2795	XX00	CV		\$100,000

**Building Information (1 of 1)**

Finished Area: 0 SF

Gross Total Area: 0 SF

**Exterior Data**

View:	Roof Cover:	Roof Structure:
Building Type:	Year Built: N/A	Frame:
Grade:	Effective Year: 2014	Primary Wall:
Story Height:	No. Units: 0	Secondary Wall:

**Interior Data**

Bedrooms: 0	Electric:	Primary Int Wall:
Full Baths: 0	Heat Type:	Avg Hgt/Floor: 0
Half Baths: 0	Heat Fuel:	Primary Floors:
A/C %: 0%	Heated %: N/A%	Sprinkled %: 0%



**Sketch Area Legend**

Sub Area	Description	Area	Fin. Area	Perimeter
----------	-------------	------	-----------	-----------

**Special Features and Yard Items**

Type	Qty	Units	Year Blt
------	-----	-------	----------

**Current Year Values**

Current Values Breakdown		Current Year Exemption Value Breakdown				
	Amount	Tax Year	Grant Year	Code	Description	Amount
Building:	\$0					
Land:	\$175,100					
Just/Market:	\$175,100					
Ag Credit:	\$0					
Save Our Homes or 10% Cap:	\$0					
Assessed:	\$175,100					
Exemption(s):	\$0					
Taxable:	\$175,100					

**Current Year Special Assessment Breakdown**

Start Year	AssessCode	Units	Description	Amount
1999	0041	15.3	Fort Pierce Stormwater Charge	\$826.20

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office.

**Historical Values**

Year	Just/Market	Assessed	Exemptions	Taxable
2016	\$175,100	\$175,100	\$0	\$175,100
2015	\$372,600	\$372,600	\$0	\$372,600

**Permits**

Number	Issue Date	Description	Amount	Fee
--------	------------	-------------	--------	-----

Notice: This does not necessarily represent all the permits for this property. Click the following link to check for additional permit data in Fort Pierce

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address:  
 Sec/Town/Range:  
 Map ID:  
 Zoning:

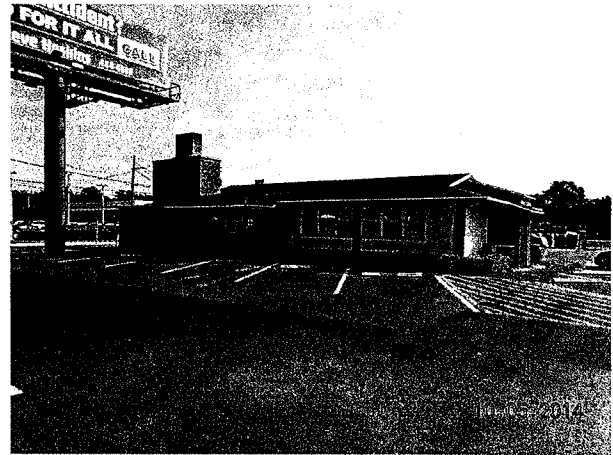
Parcel ID:  
 Account #:  
 Use Type:  
 Jurisdiction:

**Ownership**

**Legal Description**

**Current Values**

Just/Market Value: \$317,300  
 Assessed Value: \$299,090  
 Exemptions: \$0  
 Taxable Value: \$299,090  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#)



**Total Areas**

Finished/Under Air (SF): 3,027  
 Gross Area (SF): 3,635  
 Land Size (acres): 0.82  
 Land Size (SF): 35,794

**Sale History**

Date	Book/Page	Sale Code	Deed	Grantor	Price
------	-----------	-----------	------	---------	-------

**Building Information (1 of 1)**

Finished Area: 3,027 SF  
 Gross Total Area: 3,635 SF

**Exterior Data**

View:  
 Building Type: REST  
 Grade: Y\_C+  
 Story Height: 1 Story

Roof Cover: Dim Shingle  
 Year Built: 1972  
 Effective Year: 1973  
 No. Units: 1

Roof Structure: Hip  
 Frame:  
 Primary Wall: CB Stucco  
 Secondary Wall:

**Interior Data**

Bedrooms: 0  
 Full Baths: 0  
 Half Baths: 0  
 A/C %: 100%

Electric: MAXIMUM  
 Heat Type: FrcdHotAir  
 Heat Fuel: ELEC  
 Heated %: 100%

Primary Int Wall:  
 Avg Hgt/Floor: 0  
 Primary Floors: Tile-Ceramic  
 Sprinkled %: 100%



2017	\$317,300	\$299,090	\$0	\$299,090
2016	\$271,900	\$271,900	\$0	\$271,900
2015	\$263,200	\$249,810	\$0	\$249,810

**Permits**

Number	Issue Date	Description	Amount	Fee
F92-001591	Dec 21, 1992	Roof	\$1,900	\$1,900
F97-000945	Aug 29, 1997	Roof	\$2,400	\$2,400
F98-000511	Apr 24, 1998	Roof	\$2,200	\$2,200
F98-000990	Aug 14, 1998	Paving	\$3,500	\$3,500
F98-00990A	Sep 21, 1998	Fence	\$2,057	\$2,057
F02-0870	Jun 12, 2002	Roof	\$500	\$75
CR2002-2	Jul 30, 2002	Alterations/Remodeling	\$0	\$173
BP14-1455	Jun 20, 2014	Paving	\$25,000	\$360
BP17-0704	Mar 13, 2017	Air Conditioning Only	\$3,250	\$0

Notice: This does not necessarily represent all the permits for this property.

Click the following link to check for additional permit data in Saint Lucie County

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: S US HWY 1  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: C3

Parcel ID: 2427-433-0002-000-1  
 Account #: 166721  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

**Ownership**

Dickson Commerce Center LLC  
 12307 Rockledge CIR  
 Boca Raton, FL 33428

**Legal Description**

27 35 40 W 250 FT OF S 275 FT OF SW 1/4 OF SE 1/4 LYG E OF E R/W  
 SR 5-LESS N 25 FT FOR RD R/W- (1.455 AC) (OR 1766-166; 2234-1629)

**Current Values**

Just/Market Value: \$435,700  
 Assessed Value: \$279,909  
 Exemptions: \$0  
 Taxable Value: \$279,909  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#)



**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 1.38  
 Land Size (SF): 60,095

**Sale History**

Date	Book/Page	Sale Code	Deed	Grantor	Price
May 3, 2005	2234 / 1629	XX02	WD	Dickson Holdings LLC ,	\$1,225,000


**Special Features and Yard Items**

Type Qty Units Year Blt

**Current Year Values**

Current Values Breakdown		Current Year Exemption Value Breakdown				
		Tax Year	Grant Year	Code	Description	Amount
Building:	\$0					
Land:	\$435,700					
Just/Market:	\$435,700					
Ag Credit:	\$0					
Save Our Homes or 10% Cap:	\$155,791					
Assessed:	\$279,909					
Exemption(s):	\$0					
Taxable:	\$279,909					

Start Year	AssessCode	Units	Description	Amount
2006	0041	3.8	Fort Pierce Stormwater Charge	\$205.20

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office .

**Historical Values**

Year	Just/Market	Assessed	Exemptions	Taxable
2017	\$435,700	\$279,909	\$0	\$279,909
2016	\$435,700	\$254,463	\$0	\$254,463
2015	\$435,700	\$231,330	\$0	\$231,330

**Permits**

Number	Issue Date	Description	Amount	Fee
--------	------------	-------------	--------	-----

Notice: This does not necessarily represent all the permits for this property.  
 Click the following link to check for additional permit data in Fort Pierce

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3540 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-121-0002-000-5  
 Account #: 33241  
 Use Type: 2800  
 Jurisdiction: Fort Pierce

**Ownership**

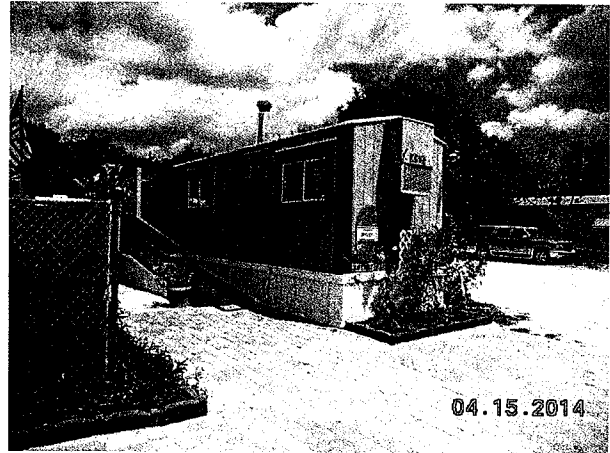
Manatee Mobile Home Park LLC  
 49 SW Flagler Ave Ste 201  
 Stuart, FL 34994

**Legal Description**

34 35 40 S 1/2 OF N 1/2 OF N 1/2 OF NW 1/4 OF NE 1/4-LESS RD  
 R/W-(4.81 AC)(OR 1977-1075)

**Current Values**

Just/Market Value:  
 Assessed Value:  
 Exemptions:  
 Taxable Value:  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF



**Total Areas**

Finished/Under Air (SF): 1  
 Gross Area (SF): 1  
 Land Size (acres): 5  
 Land Size (SF): 217,611

**Sale History**

Date	Book/Page	Sale Code	Deed	Grantor	Price
May 21, 2004	1977 / 1075	XX03	WD	Van Dyke LLC,	\$2,380,000
Aug 10, 2000	1320 / 2559	XX02	WD	Aultman Mobile Home,	\$1,445,000
May 25, 1993	0842 / 0573	XX02	WD	Charles E Aultman	\$100
Apr 29, 1993	0838 / 1817	XX02	WD		\$527,700

**Building Information (1 of 1)**

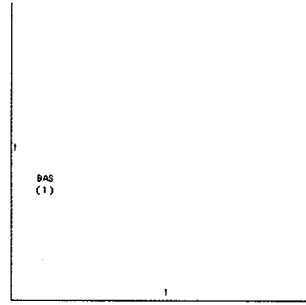
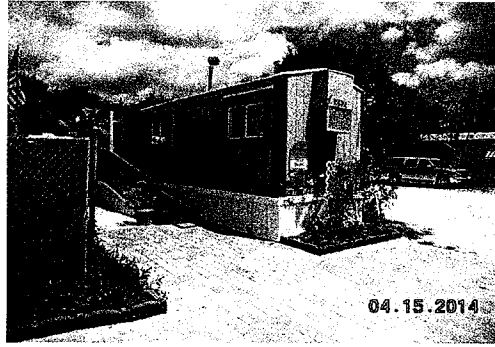
Finished Area: 1 SF  
 Gross Total Area: 1 SF

**Exterior Data**

View:	Roof Cover:	Roof Structure:
Building Type: MHPK	Year Built: 1970	Frame:
Grade: Y_C	Effective Year: 1970	Primary Wall:
Story Height: 1 Story	No. Units: 54	Secondary Wall:

**Interior Data**

Bedrooms: 0	Electric:	Primary Int Wall:
Full Baths: 0	Heat Type:	Avg Hgt/Floor: 0
Half Baths: 0	Heat Fuel:	Primary Floors:
A/C %: 0%	Heated %: N/A%	Sprinkled %: 0%



Income Medal  
Disregard Sketch SS

**Sketch Area Legend**

Sub Area	Description	Area	Fin. Area	Perimeter
BAS	BASE AREA	1	1	4

**Special Features and Yard Items**

Type	Qty	Units	Year Blt
CONCRETE LOW	1	2700	1970
CHAINLINK 8'	1	375	1970
ASP2 LOW	1	13092	2000

**Current Year Values**

Current Values Breakdown

Building:  
Land:  
Just/Market:  
Ag Credit:  
Save Our Homes or  
10% Cap:  
Assessed:  
Exemption(s):  
Taxable:

Current Year Exemption Value Breakdown

Tax Year	Grant Year	Code	Description	Amount
----------	------------	------	-------------	--------

Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
2012	0041	16.2	Fort Pierce Stormwater Charge	\$874.80

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office.

**Historical Values**

Year Just/Market Assessed Exemptions Taxable

**Permits**

Number	Issue Date	Description	Amount	Fee
F00-0001056	Sep 28, 2000	Enclosure	\$1,990	\$0
F01-000759	Jun 21, 2001	Shed	\$2,400	\$0
C92-00594	Jan 31, 1992	Demolition	\$100	\$100
F93-001005	Jul 16, 1993	Roof	\$2,400	\$2,400
F01-1008	Jul 19, 2001	Shed	\$199	\$75
F01-1557	Nov 20, 2001		\$2,100	\$335
F02-0875	Jun 18, 2002	Shed	\$375	\$75
BP12-1078	Jun 7, 2012	Electric	\$700	\$109
BP12-1079	Jun 7, 2012	Electric	\$700	\$109

Notice: This does not necessarily represent all the permits for this property.

Click the following link to check for additional permit data in Fort Pierce

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

© Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3612 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-123-0002-000-1  
 Account #: 33245  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

**Ownership**

SPS Properties Inc  
 2575 North Orange Blossom Trl  
 Kissimmee, FL 34744

**Legal Description**

34 35 40 FROM NE COR OF NW 1/4 OF NE 1/4, TH S ALG E LI OF 1/4 1/4 SEC LI 775.5 FT TO POB: TH S ALG E LI 49 FT, TH SWLY TO E R/W LI OF US1 PT BEING 0.5 FT S OF A LI 825 FT S OF N LI OF NE 1/4 OF SEC, TH N ALG E R/W LI US1 50 FT, TH NELY TO POB- (1.43 AC) (OR 3453-568)

**Current Values**

Just/Market Value: \$109,000  
 Assessed Value: \$109,000  
 Exemptions: \$0  
 Taxable Value: \$109,000  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#)



**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 1.43  
 Land Size (SF): 62,272

**Sale History**

Date	Book/Page	Sale Code	Deed	Grantor	Price
Nov 5, 2012	3453 / 0568	0205	WD	Van Dyke LLC,	\$50,000
Mar 17, 2003	1677 / 0525	XX02	WD	Curtis,Ronald J	\$275,000
Dec 1, 1986	0527 / 1985	XX00	CV		\$67,500
Aug 1, 1981	0361 / 2442	XX00	CV		\$46,000

**Building Information (1 of 1)**

Finished Area: 0 SF  
 Gross Total Area: 0 SF

**Exterior Data**

View:	Roof Cover:	Roof Structure:
Building Type:	Year Built: N/A	Frame:
Grade:	Effective Year: 2014	Primary Wall:
Story Height:	No. Units: 0	Secondary Wall:

**Interior Data**

Bedrooms: 0	Electric:	Primary Int Wall:
Full Baths: 0	Heat Type:	Avg Hgt/Floor: 0
Half Baths: 0	Heat Fuel:	Primary Floors:
A/C %: 0%	Heated %: N/A%	Sprinkled %: 0%



**Sketch Area Legend**

Sub Area	Description	Area	Fin. Area	Perimeter
----------	-------------	------	-----------	-----------

**Special Features and Yard Items**

Type	Qty	Units	Year Blt
------	-----	-------	----------

**Current Year Values**

Current Values Breakdown		Current Year Exemption Value Breakdown				
		Tax Year	Grant Year	Code	Description	Amount
Building:	\$0					
Land:	\$109,000					
Just/Market:	\$109,000					
Ag Credit:	\$0					
Save Our Homes or 10% Cap:	\$0					
Assessed:	\$109,000					
Exemption(s):	\$0					
Taxable:	\$109,000					

**Current Year Special Assessment Breakdown**

Start Year	AssessCode	Units	Description	Amount
2004	0041	4.1	Fort Pierce Stormwater Charge	\$221.40

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office.

**Historical Values**

Year	Just/Market	Assessed	Exemptions	Taxable
2017	\$109,000	\$109,000	\$0	\$109,000
2016	\$109,000	\$109,000	\$0	\$109,000
2015	\$109,000	\$109,000	\$0	\$109,000

**Permits**

Number	Issue Date	Description	Amount	Fee
--------	------------	-------------	--------	-----

Notice: This does not necessarily represent all the permits for this property. Click the following link to check for additional permit data in Fort Pierce



Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3610 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-123-0001-000-4  
 Account #: 33244  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

**Ownership**

SPS Properties Inc  
 2575 North Orange Blossom Trl  
 Kissimmee, FL 34744

**Legal Description**

34 35 40 N 1/2 OF S 99 FT OF N 825 FT OF NW 1/4 OF NE 1/4-LESS RD R/W- (1.43 AC) (OR 3453-568)

**Current Values**

Just/Market Value: \$109,000  
 Assessed Value: \$109,000  
 Exemptions: \$0  
 Taxable Value: \$109,000

Taxes for this parcel: SLC Tax Collector's Office

Download TRIM for this parcel: Download PDF



**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 1.2  
 Land Size (SF): 52,272

**Sale History**

Date	Book/Page	Sale Code	Deed	Grantor	Price
Nov 5, 2012	3453 / 0568	0205	WD	Van Dyke LLC,	\$50,000
Mar 17, 2003	1677 / 0525	XX02	WD	Curtis,Ronald J	\$275,000
May 1, 1985	0466 / 1829	XX02	CV		\$250,000

**Building Information (1 of 1)**

Finished Area: 0 SF  
 Gross Total Area: 0 SF

Exterior Data

View:	Roof Cover:	Roof Structure:
Building Type:	Year Built: N/A	Frame:
Grade:	Effective Year: 2014	Primary Wall:
Story Height:	No. Units: 0	Secondary Wall:

Interior Data

Bedrooms: 0	Electric:	Primary Int Wall:
Full Baths: 0	Heat Type:	Avg Hgt/Floor: 0
Half Baths: 0	Heat Fuel:	Primary Floors:
A/C %: 0%	Heated %: N/A%	Sprinkled %: 0%



**Sketch Area Legend**

Sub Area	Description	Area	Fin. Area	Perimeter
----------	-------------	------	-----------	-----------

**Special Features and Yard Items**

Type	Qty	Units	Year Blt
------	-----	-------	----------

**Current Year Values**

Current Values Breakdown		Current Year Exemption Value Breakdown				
		Tax Year	Grant Year	Code	Description	Amount
Building:	\$0					
Land:	\$109,000					
Just/Market:	\$109,000					
Ag Credit:	\$0					
Save Our Homes or 10% Cap:	\$0					
Assessed:	\$109,000					
Exemption(s):	\$0					
Taxable:	\$109,000					

**Current Year Special Assessment Breakdown**

Start Year	AssessCode	Units	Description	Amount
2004	0041	3.8	Fort Pierce Stormwater Charge	\$205.20

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office.

**Historical Values**

Year	Just/Market	Assessed	Exemptions	Taxable
2017	\$109,000	\$109,000	\$0	\$109,000
2016	\$109,000	\$109,000	\$0	\$109,000
2015	\$109,000	\$109,000	\$0	\$109,000

**Permits**

Number	Issue Date	Description	Amount	Fee
--------	------------	-------------	--------	-----

Notice: This does not necessarily represent all the permits for this property. Click the following link to check for additional permit data in Fort Pierce



Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address:  
 Sec/Town/Range:  
 Map ID:  
 Zoning:

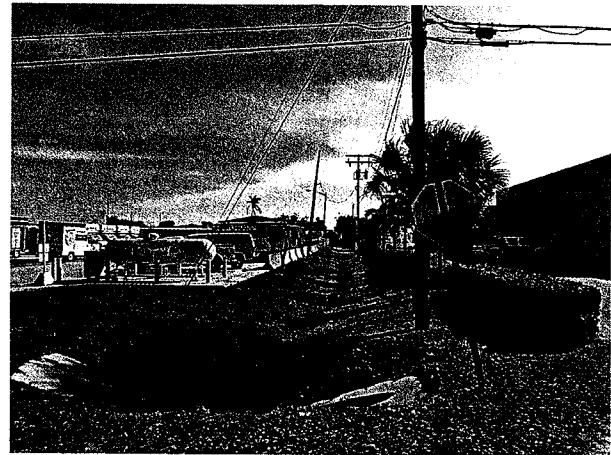
Parcel ID:  
 Account #:  
 Use Type:  
 Jurisdiction:

**Ownership**

**Legal Description**

**Current Values**

Just/Market Value: \$923,500  
 Assessed Value: \$923,500  
 Exemptions: \$0  
 Taxable Value: \$923,500  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#)



**Total Areas**

Finished/Under Air (SF): 27,770  
 Gross Area (SF): 30,090  
 Land Size (acres): 4.05  
 Land Size (SF): 176,418

**Sale History**

Date	Book/Page	Sale Code	Deed	Grantor	Price
------	-----------	-----------	------	---------	-------

**Building Information (1 of 3)**

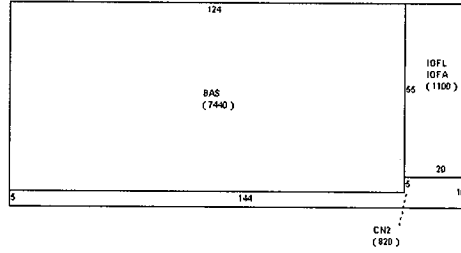
Finished Area: 9,640 SF  
 Gross Total Area: 10,460 SF

**Exterior Data**

View:	Roof Cover: Sheet Metal	Roof Structure: Steel Rigid
Building Type: INDW	Year Built: 1965	Frame:
Grade: Y_D+	Effective Year: 1979	Primary Wall: Corr Metal
Story Height: 2 Story	No. Units: 1	Secondary Wall: Conc Block

**Interior Data**

Bedrooms: 0	Electric: MAXIMUM	Primary Int Wall:
Full Baths: 0	Heat Type:	Avg Hgt/Floor: 0
Half Baths: 0	Heat Fuel:	Primary Floors: CONC GRD
A/C %: 0%	Heated %: 0%	Sprinkled %: 0%



**Sketch Area Legend**

Sub Area	Description	Area	Fin. Area	Perimeter
BAS	BASE AREA	7440	7440	368
CN2	CANOPY	820	0	308
IOFA	INTERIOR OFFICE AVERAGE QUALITY	1100	1100	150
IOFL	INTERIOR OFFICE LOW QUALITY	1100	1100	150

**Building Information (2 of 3)**

Finished Area: 11,880 SF

Gross Total Area: 11,880 SF

Exterior Data

View:  
 Building Type: INDW  
 Grade: Y\_D+  
 Story Height: 10 Ft Ad Ht

Roof Cover: Sheet Metal  
 Year Built: 1987  
 Effective Year: 1987  
 No. Units: 1

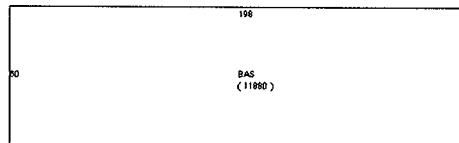
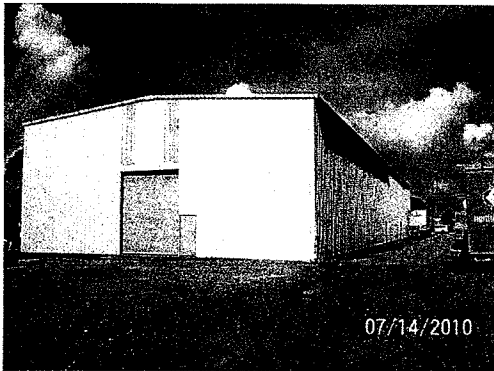
Roof Structure: Steel Rigid  
 Frame:  
 Primary Wall: Corr Metal  
 Secondary Wall:

Interior Data

Bedrooms: 0  
 Full Baths: 0  
 Half Baths: 0  
 A/C %: 0%

Electric: MAXIMUM  
 Heat Type:  
 Heat Fuel:  
 Heated %: 0%

Primary Int Wall:  
 Avg Hgt/Floor: 0  
 Primary Floors: CONC GRD  
 Sprinkled %: 0%



**Sketch Area Legend**

Sub Area	Description	Area	Fin. Area	Perimeter
BAS	BASE AREA	11880	11880	516

**Building Information (3 of 3)**

Finished Area: 6,250 SF

Gross Total Area: 7,750 SF

Exterior Data

Building Type: INDW  
 Grade: Y\_D+  
 Story Height: 5 Ft Add Ht

Year Built: 2001  
 Effective Year: 2001  
 No. Units: 0

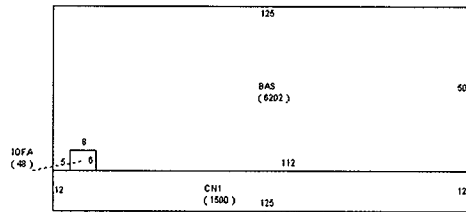
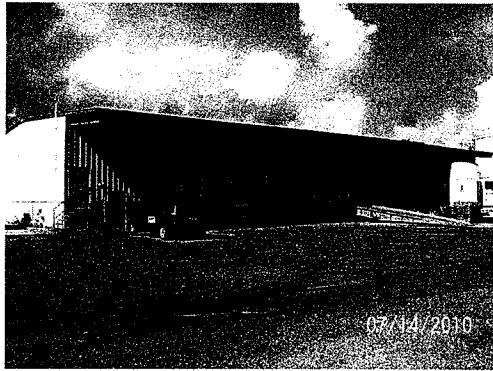
Frame:  
 Primary Wall: Corr Metal  
 Secondary Wall: CB Stucco

Interior Data

Bedrooms: 0  
 Full Baths: 0  
 Half Baths: 0  
 A/C %: 0%

Electric: MAXIMUM  
 Heat Type:  
 Heat Fuel:  
 Heated %: 0%

Primary Int Wall:  
 Avg Hgt/Floor: 0  
 Primary Floors: CONC GRD  
 Sprinkled %: 0%



Sketch Area Legend

Sub Area	Description	Area	Fin. Area	Perimeter
BAS	BASE AREA	6202	6202	362
CN1	CANOPY	1500	0	274
IOFA	INTERIOR OFFICE AVERAGE QUALITY	48	48	28

Special Features and Yard Items

Type	Qty	Units	Year Blt
ASP1 HIGH	1	19300	1977
CHAINLINK 6'	1	830	1977
CONCRET HIGH	1	3180	1977
MEZZANINE	1	1155	1979

Current Year Values

Current Values Breakdown

Building:	\$528,300
Land:	\$395,200
Just/Market:	\$923,500
Ag Credit:	\$0
Save Our Homes or 10% Cap:	\$0
Assessed:	\$923,500
Exemption(s):	\$0
Taxable:	\$923,500

Current Year Exemption Value Breakdown

Tax Year	Grant Year	Code	Description	Amount
----------	------------	------	-------------	--------

Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
2002	0041	38	Fort Pierce Stormwater Charge	\$2,052.00

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office.

**Historical Values**

Year	Just/Market	Assessed	Exemptions	Taxable
2017	\$923,500	\$923,500	\$0	\$923,500
2016	\$858,000	\$858,000	\$0	\$858,000
2015	\$849,000	\$849,000	\$0	\$849,000

**Permits**

Number	Issue Date	Description	Amount	Fee
C00-110257	Jan 22, 2001	Commercial New Construction	\$125,000	\$0
C20-110257	Jan 22, 2001	Commercial New Construction	\$125,000	\$0
C92-02726	May 13, 1992	Alterations/Remodeling	\$14,000	\$14,000
C94-01628	Mar 30, 1994	Commercial New Construction	\$118,800	\$118,800
FE2003-78	May 2, 2003	Chainlink Fence	\$600	\$75

Notice: This does not necessarily represent all the permits for this property.

Click the following link to check for additional permit data in Saint Lucie County

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

© Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3702 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-123-0006-000-9  
 Account #: 33249  
 Use Type: 4800  
 Jurisdiction: Fort Pierce

**Ownership**

Nisair Market Street LLC  
 3700 S US Hwy 1  
 Fort Pierce, FL 34982


**Legal Description**

34 35 40 NW 1/4 OF NE 1/4-LESS N1122 FT AND LESS S 30 FT AND  
 LESS RDR/W- (5.28 AC) (OR 2367-741: 2651-2001)

**Current Values**

Just/Market Value: \$909,800  
 Assessed Value: \$909,800  
 Exemptions: \$0  
 Taxable Value: \$909,800

Taxes for this parcel: SLC Tax Collector's Office 

Download TRIM for this parcel: [Download PDF](#) 



**Total Areas**

Finished/Under Air (SF): 16,253  
 Gross Area (SF): 17,124  
 Land Size (acres): 4.42  
 Land Size (SF): 192,535.2

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3625 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-601-0026-000-2  
 Account #: 33435  
 Use Type: 3900  
 Jurisdiction: Fort Pierce

**Ownership**

Motel FP LLC  
 3625 S US Highway 1  
 Fort Pierce, FL 34982

**Legal Description**

KELLEM'S S/D S 165 FT OF E 440 FT OF LOT 7-LESS RD R/W- (1.51 AC) (OR 3721-2775)

**Current Values**

Just/Market Value: \$587,000  
 Assessed Value: \$587,000  
 Exemptions: \$0  
 Taxable Value: \$587,000  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF



**Total Areas**

Finished/Under Air (SF): 6,535  
 Gross Area (SF): 8,241  
 Land Size (acres): 1.51  
 Land Size (SF): 65,670

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3629 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-601-0034-000-1  
 Account #: 135914  
 Use Type: 7500  
 Jurisdiction: Fort Pierce

**Ownership**

Salvation Army  
 PO Box 3349  
 Fort Pierce, FL 34948

**Legal Description**

KELLEM'S S/D E 350 FT OF LOT 8-LESS S 12 FT AS IN 82-275 OR 385-765 AND LESS E 42 FT FOR US 1-(2.25 AC) (OR 847-736 :1347-2299)

**Current Values**

Just/Market Value: \$994,400  
 Assessed Value: \$994,400  
 Exemptions: \$994,400  
 Taxable Value: \$0  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF

**Total Areas**

Finished/Under Air (SF):  
 Gross Area (SF):  
 Land Size (acres):  
 Land Size (SF):

**Sale History**

Date	Book/Page	Sale Code	Deed	Grantor	Price
Jun 25, 1993	0847 / 0736	XX00	WD		\$250,000

**Building Information (1 of 1)**

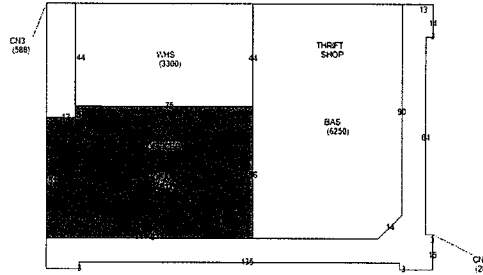
Finished Area: 14,362 SF  
 Gross Total Area: 17,762 SF

**Exterior Data**

View:	Roof Cover: Roll Comp	Roof Structure: BarJst/Rigid
Building Type: STRL	Year Built: 2008	Frame:
Grade: Y_C	Effective Year: 2008	Primary Wall: CB Stucco
Story Height: 1 Story	No. Units: 1	Secondary Wall:

**Interior Data**

Bedrooms: 0	Electric: MAXIMUM	Primary Int Wall:
Full Baths: 0	Heat Type: FredHotAir	Avg Hgt/Floor: 0
Half Baths: 0	Heat Fuel: ELEC	Primary Floors: Carpet
A/C %: 50%	Heated %: 50%	Sprinkled %: 0%



**Sketch Area Legend**

Sub Area	Description	Area	Fin. Area	Perimeter
BAS	BASE AREA	6250	6250	320
CN3	CANOPY	3400	0	680
IOFA	INTERIOR OFFICE AVERAGE QUALITY	4812	4812	286
WHS	BASE AREA/WAREHOUSE	3300	3300	238

**Special Features and Yard Items**

Type	Qty	Units	Year Blt
CEMENT CURB	1	778	2008
CBSWall6"Bik	1	44	2008
SINGLE LIGHT	1	7	2008
ASP2 LOW	1	31056	2008
CHAINLINK 6'	1	80	2010

**Current Year Values**

Current Values Breakdown		Current Year Exemption Value Breakdown				
		Tax Year	Grant Year	Code	Description	Amount
Building:	\$651,400	2017	2009	3600	Church	\$994,400
Land:	\$343,000					
Just/Market:	\$994,400					
Ag Credit:	\$0					
Save Our Homes or 10% Cap:	\$0					
Assessed:	\$994,400					
Exemption(s):	\$994,400					
Taxable:	\$0					

**Current Year Special Assessment Breakdown**

Start Year	AssessCode	Units	Description	Amount
2011	0041	23.9	Fort Pierce Stormwater Charge	\$1,290.60

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office.

**Historical Values**

Year	Just/Market	Assessed	Exemptions	Taxable
2017	\$994.400	\$994.400	\$994.400	\$0

**Permits**

Number	Issue Date	Description	Amount	Fee
MPCM200708	Jan 1, 2008		\$0	\$0
BP09-96	Jan 30, 2009	Alterations/Remodeling	\$1,250	\$20
BP09-0866	Jul 22, 2009	Fence	\$5,998	\$135
BP17-0537	Feb 24, 2017	Air Conditioning Only	\$11,790	\$0

Notice: This does not necessarily represent all the permits for this property.

Click the following link to check for additional permit data in Saint Lucie County

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

© Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 341 DIXIELAND DR  
Sec/Town/Range: 27/35S/40E  
Map ID: 24/27S  
Zoning: C3

Parcel ID: 2427-801-0021-000-9  
Account #: 166729  
Use Type: 1000  
Jurisdiction: Fort Pierce

**Ownership**

Daniel B Kinser  
3362 S US Highway 1  
Fort Pierce, FL 34982


**Legal Description**

DIXIELAND S/D-AN UNREC PLAT SECTION 27-35-40 BLK 2 LOT 3  
(OR 1040-672, 680; 1129-1172)

**Current Values**

Just/Market Value: \$45,500  
Assessed Value: \$45,500  
Exemptions: \$0  
Taxable Value: \$45,500

Taxes for this parcel: SLC Tax Collector's Office 

Download TRIM for this parcel: Download PDF 



**Total Areas**

Finished/Under Air (SF): 0  
Gross Area (SF): 0  
Land Size (acres): 0.26  
Land Size (SF): 11,250

This information is believed to be correct at this time but it is subject to change and is not warranted.  
© Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 341 DIXIELAND DR  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: C-3 - FP

Parcel ID: 2427-801-0022-000-6  
 Account #: 32092  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

**Ownership**

Daniel B Kinser  
 3362 S US Highway 1  
 Fort Pierce, FL 34982

**Legal Description**

DIXIELAND S/D-AN UNREC PLAT SECTION 27-35-40 BLK 2 LOT 4  
 (OR 1040-672, 680: 1129-1172)

**Current Values**

Just/Market Value: \$39,400  
 Assessed Value: \$39,400  
 Exemptions: \$0  
 Taxable Value: \$39,400  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF



**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 0.26  
 Land Size (SF): 11,250

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 333 DIXIELAND DR  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: C3

Parcel ID: 2427-801-0023-000-3  
 Account #: 32093  
 Use Type: 0800  
 Jurisdiction: Fort Pierce

### Ownership

Daniel B Kinser  
 3362 S US Highway 1  
 Fort Pierce, FL 34982

### Legal Description

DIXIELAND S/D-AN UNRECORDED PLAT- SECTION 27-35-40 BLK 2  
 LOT5 (OR 1040-674 AND 682: 1129-1174)


### Current Values


Just/Market Value:

Assessed Value:

Exemptions:

Taxable Value:

Taxes for this parcel: SLC Tax Collector's Office 

Download TRIM for this parcel: [Download PDF](#) 



### Total Areas

Finished/Under Air (SF):	600
Gross Area (SF):	624
Land Size (acres):	0.26
Land Size (SF):	11,250

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: US HWY 1  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: C3

Parcel ID: 2427-801-0028-000-8  
 Account #: 32097  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

**Ownership**

Ft Pierce LLC  
 1911 NE 172 St  
 North Miami Beach, FL 33162

**Legal Description**

DIXIELAND S/D-AN UNRECORDED PLAT- ALL OF LOTS 1 THRU 9 BLK 3 LYG IN SECTION 27-35-40 AND A PART OF SEC ALL MPD AS FOLLOWS: FROM S 1/4 COR OF SEC RUN S 89 28 12 E ALG S SEC LI 125.12 FT, TH N 01 58 26 W 600.41 FT TO SW COR OF BLK 3 OF UNRECORDED PLAT OF DIXIELAND S/D (DB 152-403) TO POB; TH N 89 28 12 E 640.22 FT TO SE COR OF BLK 3, TH N 02 42 40 E 120.62 FT TO NE COR, TH N 89 28 12 W 0.08 FT, TH N 02 41 52 E 109.26 FT, TH N 89 28 12 W 163.35 FT, TH S 44 33 27 W 95.41 FT, TH N 45 26 33 W 98.71 FT, TH N 89 28 12 W 405.32 FT, TH S 01 58 26 E 230 FT, TH S 89 28 12 E 47.04 FT, TH N 01 58 26 W 0.07 FT TO POB- (3.57 AC) (OR 2466-1088)



**Current Values**

Just/Market Value: \$282,700  
 Assessed Value: \$282,700  
 Exemptions: \$0  
 Taxable Value: \$282,700  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF

**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 3.57  
 Land Size (SF): 155,314

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 3410 US HWY 1  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: C3

Parcel ID: 2427-432-0001-000-1  
 Account #: 31556  
 Use Type: 2700  
 Jurisdiction: Fort Pierce

### Ownership

MDR FL Realty LLC  
 2001 S Federal HWY  
 Delray Beach, FL 33483

### Legal Description

27 35 40 THAT PART OF SEC MPDAF: BEG AT PT 125 FT E OF  
 CENTER OF US 1 AND 830.30 FT (AS MEAS ALG E R/W US #1) NLY  
 FROM S LI OF SEC RUN S 89 28 12 E 405.32 FT, TH S 45 26 33 E 98.71  
 FT, TH N 44 33 27 E 95.41 FT, TH S 89 28 12 E 163.35 FT, TH N 02 41 52 E  
 390.74 FT, TH WLY 737.93 FT, TH SLY 390.82 FT M/L TO POB- (6.03  
 AC) (OR 3701-2844)

### Current Values

Just/Market Value:	\$2,229,400
Assessed Value:	\$2,229,400
Exemptions:	\$0
Taxable Value:	\$2,229,400

Taxes for this parcel: SLC Tax Collector's Office [📄](#)

Download TRIM for this parcel: [Download PDF](#) [📄](#)

### Total Areas

Finished/Under Air (SF):  
 Gross Area (SF):  
 Land Size (acres):  
 Land Size (SF):

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 3306 7th ST  
Sec/Town/Range: 27/35S/40E  
Map ID: 24/27S  
Zoning: C3

Parcel ID: 2427-601-0040-000-4  
Account #: 31599  
Use Type: 1000  
Jurisdiction: Fort Pierce

### Ownership

Uriel Moreira Jr  
1102 SW Elm Grove CT  
Palm City, FL 34990

### Legal Description

MARAVILLA GARDENS S/D-UNIT THREE- LOT 174-LESS S 100 FT  
AND LESS E 600 FT OF N 100.28 FT AND LESS S 75 FT OF N 200.28  
FT OF E600 FT AND LESS US #1 R/W AND LESS W60 FT- (OR 3624-  
1094)

### Current Values

Just/Market Value: \$63,100  
Assessed Value: \$63,100  
Exemptions: \$0  
Taxable Value: \$63,100

Taxes for this parcel: SLC Tax Collector's Office

Download TRIM for this parcel: [Download PDF](#)

### Total Areas

Finished/Under Air (SF):  
Gross Area (SF):  
Land Size (acres):  
Land Size (SF):

This information is believed to be correct at this time but it is subject to change and is not warranted.  
© Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: S 7th ST  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: RM-11 - CO

Parcel ID: 2427-601-0042-000-8  
 Account #: 31600  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

### Ownership

Gray Fox Properties Inc  
 3361 S US Highway 1  
 Fort Pierce, FL 34982


### Legal Description

MARAVILLA GARDENS S/D-UNIT THREE- S 100 FT OF LOT 174-  
 LESS E 600 FT AND LESS W 60 FT-(OR 2143-1854)

### Current Values

Just/Market Value: \$91,900  
 Assessed Value: \$91,900  
 Exemptions: \$0  
 Taxable Value: \$91,900

Taxes for this parcel: SLC Tax Collector's Office 

Download TRIM for this parcel: [Download PDF](#) 



### Total Areas

Finished/Under Air (SF):	0
Gross Area (SF):	0
Land Size (acres):	1.23
Land Size (SF):	53,578

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 3351 S US HWY 1  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: IL

Parcel ID: 2427-601-0042-010-1  
 Account #: 31601  
 Use Type: 2700  
 Jurisdiction: Saint Lucie County



### Ownership

Tassilo Close  
 Patricia Close  
 18504 Tranquility Base Lane  
 Port St Lucie, FL 34987

### Legal Description

MARAVILLA GARDENS S/D-UNIT THREE- W 590 FT OF E 600 FT OF  
 S100 FT LOT 174 (OR 1518-1675)

### Current Values

Just/Market Value: \$176,600  
 Assessed Value: \$176,600  
 Exemptions: \$0  
 Taxable Value: \$176,600  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#) 



### Total Areas

Finished/Under Air (SF): 400  
 Gross Area (SF): 2,200  
 Land Size (acres): 1.35  
 Land Size (SF): 59,000

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3350 S US HWY 1  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: C3

Parcel ID: 2427-801-0001-000-3  
 Account #: 32084  
 Use Type: 2700  
 Jurisdiction: Fort Pierce

**Ownership**

NSS Acquisition Corp  
 3350 S US Highway 1  
 Fort Pierce, FL 34982

**Legal Description**

DIXIELAND S/D-AN UNRECORDED PLAT- SECTION 27-35-40 BLK 1 LOTS 1, 2, 3 AND 4 AND E 47 FT OF ABANDONED R/W ADJ TO SD LOTS ON W AND ALL LOTS 5, 6, 7, 8, 9, 10,11,12, 13,14, 15, 16, 17 AND 18 AND 60 FT VAC ST ADJ ON E-LESS E 15 FT OF N 160 FT OF VAC ST- (6.13 AC-266,858 SF) (OR 788-2488: 946-1475: 950-1061: 973-1820:1317-1251: 1365-2529: 1388-114, 120, 122:3580-793: 3587-2215)

**Current Values**

Just/Market Value: \$4,212,500  
 Assessed Value: \$4,212,500  
 Exemptions: \$0  
 Taxable Value: \$4,212,500  
 Taxes for this parcel: SLC Tax Collector's Office  
 Download TRIM for this parcel: [Download PDF](#)



**Total Areas**

Finished/Under Air (SF): 31,671  
 Gross Area (SF): 43,131  
 Land Size (acres): 6.13  
 Land Size (SF): 266,858

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: S US HWY 1  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: C-3 - FP

Parcel ID: 2427-421-0001-000-7  
 Account #: 31555  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

**Ownership**

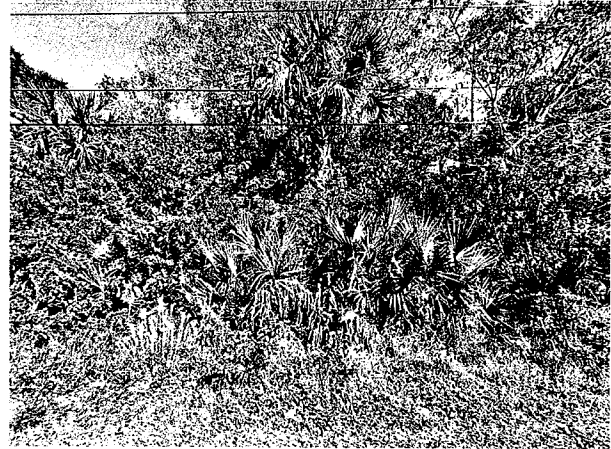
3300 U S 1 LLC  
 7845 SW Ellipse Way  
 Stuart, FL 34997

**Legal Description**

27 35 40 BEG AT PT 125 FT ELY OFC/L US 1 AND N LI OF NW 1/4 OF SE 1/4, TH RUN SLY ALG ELY R/W US 1 851.23 FT, TH ELY TO A PT 1349.5 FT W OF E SEC LI, SD PT BEING ON W LI OF 30 FT ESMT TO ST LUCIE CO, TH NLY ALG W LI 845 FT M/L TON LI OF SE 1/4, TH WLY 1407.14 FTM/L ALG SD N LI TO POB (26.65 AC) (OR 3624-2227)

**Current Values**

Just/Market Value: \$821,600  
 Assessed Value: \$821,600  
 Exemptions: \$0  
 Taxable Value: \$821,600  
 Taxes for this parcel: SLC Tax Collector's Office  
 Download TRIM for this parcel: [Download PDF](#)



**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 26.65  
 Land Size (SF): 1,160,874

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: S US HWY 1  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: C-3 - FP

Parcel ID: 2427-601-0043-000-5  
 Account #: 31602  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

**Ownership**

EF Marketing LLC  
 % Cary Rodriguez, Greenberg, O'Keefe LLP  
 1395 Brickell Ave Ste 700  
 Miami, FL 33131

**Legal Description**

MARAVILLA GARDENS S/D-UNIT THREE- N 100 FT OF LOT 175 AND S 150 FT OF LOT 176-LESS W 60 FT TO ST LUCIE CO AND LESS US1 AND LESS THAT PART OF LOT 176 MPDAF: FROM SE COR LOT 176, RUN N ON W SIDE OF HWY 138 FT TO POB, TH RUN W 224.30 FT, TH S 38 FT, TH W 200 FT, TH N 50 FT, TH E 424.30 FT TO W SIDE OF HWY, TH S 12 FT TO POB- (6.02 AC - 262,231 SF) (OR 3309-2464)



**Current Values**

Just/Market Value: \$688,400  
 Assessed Value: \$688,400  
 Exemptions: \$0  
 Taxable Value: \$688,400  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF

**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 6.02  
 Land Size (SF): 262,231

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3313 S US HWY 1  
 Sec/Town/Range: 27/35S/40E  
 Map ID: 24/27S  
 Zoning: CG - CO

Parcel ID: 2427-601-0047-000-3  
 Account #: 31622  
 Use Type: 0800  
 Jurisdiction: Saint Lucie County



**Ownership**

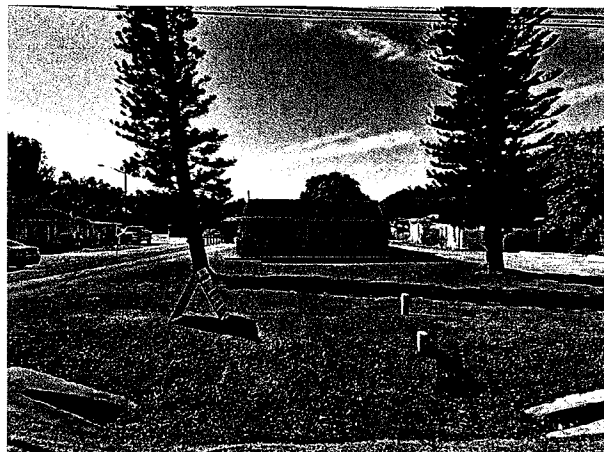
Malibu Land Holdings LLC  
 736 Buoy Rd  
 North Palm Beach, FL 33408

**Legal Description**

MARAVILLA GARDENS S/D-UNIT THREE- N 47.32 FT OF LOT 176 AND S52.68 FT OF LOT 177-LESS US 1 AND LESS W 60 FT- (OR 905-2192 AND 2193: 965-488: 1485-1734: 2644-1841)

**Current Values**

Just/Market Value: \$266,100  
 Assessed Value: \$266,100  
 Exemptions: \$0  
 Taxable Value: \$266,100  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF 



**Total Areas**

Finished/Under Air (SF): 4,596  
 Gross Area (SF): 5,590  
 Land Size (acres): 2.49  
 Land Size (SF): 108,427

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3800 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-501-0041-000-6  
 Account #: 33363  
 Use Type: 1100  
 Jurisdiction: Fort Pierce



**Ownership**

Theresa L Wyres  
 Bonifacio Juarez  
 Robert Damiano (TR)  
 1681 SW Victor Ln  
 Port St Lucie, FL 34984

**Legal Description**

ST JAMES PARK BLK 3 LOT 7-LESS W45 FT FOR US #1- (OR 1423-1784: 1429-1207 : 1775-642: 3519-2641)

**Current Values**

Just/Market Value:  
 Assessed Value:  
 Exemptions:  
 Taxable Value:  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF 



**Total Areas**

Finished/Under Air (SF):	3,539
Gross Area (SF):	4,705
Land Size (acres):	0.17
Land Size (SF):	7,260

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 3810 S US HWY 1  
Sec/Town/Range: 34/35S/40E  
Map ID: 24/34N  
Zoning: C3

Parcel ID: 2434-501-0035-000-1  
Account #: 33361  
Use Type: 1000  
Jurisdiction: Fort Pierce

### Ownership

ABS GAS & GO INC  
2061 SE North Blackwell DR  
Port St Lucie, FL 34952-7000

### Legal Description

ST JAMES PARK BLK 3 LOTS 1, 2, 3, 12, 13 AND 14 - LESS THE W 45  
FT US-1 (OR 4014-2374)


### Current Values


Just/Market Value:

Assessed Value:

Exemptions:

Taxable Value:

Taxes for this parcel: SLC Tax Collector's Office 

Download TRIM for this parcel: Download PDF 

### Total Areas

Finished/Under Air (SF):

Gross Area (SF):

Land Size (acres):

Land Size (SF):

This information is believed to be correct at this time but it is subject to change and is not warranted.  
© Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 3821 S US HWY 1  
Sec/Town/Range: 34/35S/40E  
Map ID: 24/34N  
Zoning: C3

Parcel ID: 2434-601-0036-010-8  
Account #: 33447  
Use Type: 2700  
Jurisdiction: Fort Pierce

### Ownership



SHIFTING NEEDS LLC  
1368 SE Huffman RD  
Port St Lucie, FL 34952-3354

### Legal Description

KELLEM'S S/D BEG AT SE COR LOT 9, TH RUN W 265 FT, TH N 180 FT, THE 265 FT TO W R/W US 1, TH S 180 FT TO POB (1.10 AC) (OR 4010-2627)

### Current Values

Just/Market Value: \$416,700  
Assessed Value: \$416,700  
Exemptions: \$0  
Taxable Value: \$416,700

Taxes for this parcel: SLC Tax Collector's Office   
Download TRIM for this parcel: Download PDF 

### Total Areas

Finished/Under Air (SF):  
Gross Area (SF):  
Land Size (acres):  
Land Size (SF):

This information is believed to be correct at this time but it is subject to change and is not warranted.  
© Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-601-0046-020-4  
 Account #: 172280  
 Use Type: 8600  
 Jurisdiction: Fort Pierce

### Ownership

St Lucie County  
 2300 Virginia Ave  
 Fort Pierce, FL 34982

### Legal Description

KELLEM'S S/D THAT PART OF LOT 10 MPDAF COMM AT 3/4 FT IRON PIPE LB #4108 AT INT W R/W LINE US 1 AND N LINE OF LOT 10 RUN N 89 57 37 W 120 FT TO POB; TH S 00 02 23 W 48 FT, TH N 89 57 37 W 60 FT, TH N 00 02 23 E 48 FT TO PT ON N LI LOT 10, TH S 89 57 37 E 60 FT TO POB (0.07 AC) (OR 2977-498)

### Current Values


Just/Market Value:

Assessed Value:

Exemptions:

Taxable Value:

Taxes for this parcel: SLC Tax Collector's Office 

Download TRIM for this parcel: [Download PDF](#) 

### Total Areas

Finished/Under Air (SF):	0
Gross Area (SF):	0
Land Size (acres):	0.07
Land Size (SF):	2,880

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3855 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-601-0046-000-8  
 Account #: 33455  
 Use Type: 8600  
 Jurisdiction: Fort Pierce

**Ownership**

St Lucie County  
 2300 Virginia Ave  
 Fort Pierce, FL 34982

**Legal Description**

KELLEM'S S/D LOT 10-LESS US 1 R/W AND LESS PARCEL AS IN OR 2817-1947- AND BEG AT NE COR LOT 11 RUN W 1250 FT, TH S 230 FT, TH E 850 FT, TH N // TO E LI LOT 11 100 FT, TH E 400 FT, TH N 130 FT TO POB (14.13 AC) (OR 2817-1947, 1949)



**Current Values**

Just/Market Value: \$3,873,000  
 Assessed Value: \$3,873,000  
 Exemptions: \$3,873,000  
 Taxable Value: \$0  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF

**Total Areas**

Finished/Under Air (SF): 112,729  
 Gross Area (SF): 114,365  
 Land Size (acres): 14.12  
 Land Size (SF): 615,233

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3941 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-601-0051-000-6  
 Account #: 33457  
 Use Type: 1000  
 Jurisdiction: Fort Pierce



**Ownership**

CREG-Fort Pierce LLC  
 30 Temple St Ste 400  
 Nashua, NH 03066

**Legal Description**

KELLEM'S S/D S 100 FT OF LOT 11 AND N 130 FT LOT 12 INCL VAC  
 R/W AS IN OR 20-776-LESS S 50 FT OF E 768 FT OF LOT 11 AND  
 LESS N 130 FT OF E 768 FT OF LOT 12 AND LESS R/W FOR US 1-  
 (3.61 AC) (OR 3273-1903)

**Current Values**

Just/Market Value: \$385,300  
 Assessed Value: \$385,300  
 Exemptions: \$0  
 Taxable Value: \$385,300  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#) 



**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 3.61  
 Land Size (SF): 157,252

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-601-0052-000-3  
 Account #: 142251  
 Use Type: 1000  
 Jurisdiction: Fort Pierce



**Ownership**

GGI II Properties LLC  
 2 S University DR Ste 325  
 Plantation, FL 33324-3307

**Legal Description**

KELLEM'S S/D S 50 FT OF E 768 FT OF LOT 11 AND N 130 FT OF E 768 FT OF LOT 12- LESS THAT PART OF S 50 FT OF LOT 11 LYING IN ELY 292 FT OF NW 1/4 AND THAT PART OF N 130 FT OF LOT 12 LYING IN ELY 292 FT OF NW 1/4 OF SEC AND LESS R/W FOR US 1- (1.97 AC - 85,680 SF) (OR 3847-307)

**Current Values**

Just/Market Value:  
 Assessed Value:  
 Exemptions:  
 Taxable Value:  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF 



**Total Areas**

Finished/Under Air (SF):	0
Gross Area (SF):	0
Land Size (acres):	1.97
Land Size (SF):	85,680

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: S US HWY 1  
Sec/Town/Range: 34/35S/40E  
Map ID: 24/34N  
Zoning: C3

Parcel ID: 2434-601-0052-010-6  
Account #: 180775  
Use Type: 1000  
Jurisdiction: Fort Pierce

**Ownership**

GGI II Properties LLC  
2 S University DR Ste 325  
Plantation, FL 33324-3307

**Legal Description**

KELLEM'S S/D THAT PART OF S 50 FT OF LOT 11 LYING IN ELY 292 FT OF NW 1/4 AND THAT PART OF N 130 FT OF LOT 12 LYING IN ELY 292 FT OF NW 1/4 OF SEC - LESS R/W FOR US 1 (1.03 AC - 45,000 SF) (OR 4010-1703)



**Current Values**

Just/Market Value: \$157,500  
Assessed Value: \$157,500  
Exemptions: \$0  
Taxable Value: \$157,500  
Taxes for this parcel: SLC Tax Collector's Office   
Download TRIM for this parcel: Download PDF

**Total Areas**

Finished/Under Air (SF): 0  
Gross Area (SF): 0  
Land Size (acres): 1.03  
Land Size (SF): 45,000

This information is believed to be correct at this time but it is subject to change and is not warranted.  
© Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning:

Parcel ID: 2434-601-0055-000-4  
 Account #: 33459  
 Use Type: 1000  
 Jurisdiction: Saint Lucie County

**Ownership**

CREG-Fort Pierce LLC  
 30 Temple St Ste 400  
 Nashua, NH 03060

**Legal Description**

KELLEM'S S/D LOT 12-LESS N 130 FT AND LESS E 294 FT OF S 200 FT AND LESS W 60 FT AS IN DB 142-561-(4.31 AC) (OR 3273-1903)

**Current Values**

Just/Market Value: \$460,000  
 Assessed Value: \$460,000  
 Exemptions: \$0  
 Taxable Value: \$460,000  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF



**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 4.31  
 Land Size (SF): 187,743.6

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 3947 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-601-0054-000-7  
 Account #: 33458  
 Use Type: 2900  
 Jurisdiction: Fort Pierce



### Ownership

Carpets By Five-Four South Inc  
 3947 S US Highway 1  
 Fort Pierce, FL 34982

### Legal Description

KELLEM'S S/D N 150 FT OF S 200 FT OF E 294 FT OF LOT 12-LESS  
 US#1 R/W- (0.88 AC) (OR 971-2638: 975-2584: 1007-1487)

### Current Values

Just/Market Value: \$265,700  
 Assessed Value: \$265,700  
 Exemptions: \$0  
 Taxable Value: \$265,700  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#) 



### Total Areas

Finished/Under Air (SF): 3,600  
 Gross Area (SF): 3,600  
 Land Size (acres): 0.87  
 Land Size (SF): 37,800

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3953 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34N  
 Zoning: C3

Parcel ID: 2434-601-0054-010-0  
 Account #: 137004  
 Use Type: 2700  
 Jurisdiction: Fort Pierce

**Ownership**

Tovar Corp  
 262 NW Ferris Dr  
 Port St Lucie, FL 34983

**Legal Description**

KELLEM'S S/D S 50 FT OF E 294 FTOF LOT 12 AND S 15 FT OF E 294 FT OF NW 1/4 OF SEC 34-35-40 AND N 36FT OF E 294 FT OF NE 1/4 OF OF NE 1/4 OF SW 1/4 OF SEC 34-35-40-LESS US #1 R/W- (.49 AC) (OR 3589-118)

**Current Values**

Just/Market Value: \$150,800  
 Assessed Value: \$150,800  
 Exemptions: \$0  
 Taxable Value: \$150,800  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF



**Total Areas**

Finished/Under Air (SF): 2,358  
 Gross Area (SF): 4,122  
 Land Size (acres): 0.5  
 Land Size (SF): 21,672

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 3955 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34S  
 Zoning: CG - CO

Parcel ID: 2434-311-0002-000-8  
 Account #: 33254  
 Use Type: 1200  
 Jurisdiction: Fort Pierce



### Ownership

CREG-Fort Pierce LLC  
 % Melissa Hardy  
 30 Temple St Ste 400  
 Nashua, NH 03060

### Legal Description

34 35 40 NE 1/4 OF NE 1/4 OF SW 1/4 N OF PLATTS CREEK-LESS N 36 FT OF E 294 FT AND LESS S 97 FT OF N 226 FT OF E 294 FT AND LESS S 100 FT OF N 326 FT OF E 334 FT AND LESS E 42 FT FOR US 1- (OR 3273-1903)

### Current Values

Just/Market Value: \$1,037,600  
 Assessed Value: \$1,037,600  
 Exemptions: \$0  
 Taxable Value: \$1,037,600  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#) 



### Total Areas

Finished/Under Air (SF): 4,484  
 Gross Area (SF): 5,069  
 Land Size (acres): 6.36  
 Land Size (SF): 277,144

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 4051 S US HWY 1  
Sec/Town/Range: 34/35S/40E  
Map ID: 24/34S  
Zoning: C-3 - FP

Parcel ID: 2434-311-0010-000-7  
Account #: 33258  
Use Type: 1100  
Jurisdiction: Fort Pierce

### Ownership

Ciferri Properties LLC  
4249 SW High Meadows Ave  
Palm City, FL 34990

### Legal Description

34 35 40 FROM SE COR OF NE 1/4 OF NE 1/4 OF SW 1/4 RUN W 48 FT TO W R/W US 1 FOR POB, TH N ALG R/W 163.95 FT, TH ON AN ANG OF 96DEG 55 MIN 15 SEC AS MEAS FROM STO W RUN NWLY 261.89 FT, TH S // WITH W R/W US 1 198.42 FT TO S LI OF NE 1/4 OF NE 1/4 OF NW 1/4, TH E ON SD S LI 260 FT TO POB (1.08 AC) (OR 3546-1277)

### Current Values

Just/Market Value: \$808,700  
Assessed Value: \$808,700  
Exemptions: \$0  
Taxable Value: \$808,700

Taxes for this parcel: SLC Tax Collector's Office

Download TRIM for this parcel: Download PDF

### Total Areas

Finished/Under Air (SF):  
Gross Area (SF):  
Land Size (acres):  
Land Size (SF):

This information is believed to be correct at this time but it is subject to change and is not warranted.  
© Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 4000 S US HWY 1  
 Sec/Town/Range: 34/35S/40E  
 Map ID: 24/34S  
 Zoning: C3

Parcel ID: 2434-801-0005-010-6  
 Account #: 33534  
 Use Type: 1000  
 Jurisdiction: Fort Pierce

**Ownership**

KAS Land LLC  
 6303 Blue Lagoon DR Ste 350  
 Miami, FL 33126

**Legal Description**

FLA COAST LINE CANAL AND TRANS CO'S S/D LOT 4-LESS THAT PART OF LOT 4 LYG NLY AND ELY OF FOL DESC LI: FROM NW COR OF LOT 4 RUN S 89DEG 41 MIN 37 SEC E 78 FT TO POB, TH S 00 DEG 20 MIN 07 SEC W 197.27 FT, TH S 89 DEG 41 MIN 37 SEC E 10 FT, TH S 00 DEG 20 MIN 07 SEC W 37.73 FT, TH S 89 DEG 41MIN 37 SEC E TO E LI OF LOT 4 AND END OF SPEC DESC LI AND LESS RD AND DRAINAGE RS/W- (5.78 AC) (OR 3392-586)



**Current Values**

Just/Market Value: \$431,100  
 Assessed Value: \$431,100  
 Exemptions: \$0  
 Taxable Value: \$431,100  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#)

**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 5.78  
 Land Size (SF): 251,776.8

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: 3607 OLEANDER AVE  
 Sec/Town/Range: 33/35S/40E  
 Map ID: 24/33N  
 Zoning: C3

Parcel ID: 2433-114-0003-000-7  
 Account #: 33026  
 Use Type: 7100  
 Jurisdiction: Fort Pierce



**Ownership**

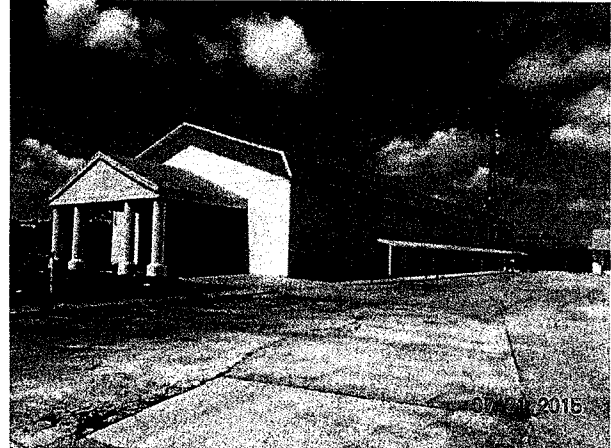
House of Believers Inc  
 805 Virginia AVE Ste 16  
 Fort Pierce, FL 34982

**Legal Description**

33 35 40 SE 1/4 OF NE 1/4 OF NE 1/4-LESS E 330 FT LYG N OF S  
 485FT- (7.90 AC) (OR 3976-456: 3979-1306)

**Current Values**

Just/Market Value: \$896,000  
 Assessed Value: \$896,000  
 Exemptions: \$0  
 Taxable Value: \$896,000  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF 



**Total Areas**

Finished/Under Air (SF): 49,400  
 Gross Area (SF): 53,126  
 Land Size (acres): 7.9  
 Land Size (SF): 344,124

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: 3731 OLEANDER AVE  
 Sec/Town/Range: 33/35S/40E  
 Map ID: 24/33N  
 Zoning: C3

Parcel ID: 2433-141-0001-010-0  
 Account #: 130530  
 Use Type: 4800  
 Jurisdiction: Fort Pierce

### Ownership

Maxiplex LLC  
 341 Charroux DR  
 Palm Beach Gardens, FL 33410

### Legal Description

33 35 40 FROM NE COR OF SE 1/4 OF NE 1/4 RUN N 88 09 16 W 212.34 FT TO POB, TH CONT N 88 09 16 W 479.69 FT, TH S 00 22 55 W // WITH E SEC LI 224.50 FT, TH S 88 09 16 E 479.69 FT, TH N 00 22 55 E 224.50 FT TO POB (2.47 AC) (OR 3817-2612)

### Current Values

Just/Market Value: \$699,400  
 Assessed Value: \$699,400  
 Exemptions: \$0  
 Taxable Value: \$699,400  
 Taxes for this parcel: SLC Tax Collector's Office  
 Download TRIM for this parcel: [Download PDF](#)



### Total Areas

Finished/Under Air (SF): 18,165  
 Gross Area (SF): 19,700  
 Land Size (acres): 2.47  
 Land Size (SF): 107,690

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: OLEANDER AVE  
 Sec/Town/Range: 33/35S/40E  
 Map ID: 24/33N  
 Zoning: C3

Parcel ID: 2433-141-0001-000-7  
 Account #: 174815  
 Use Type: 4000  
 Jurisdiction: Fort Pierce



### Ownership

Maxiplex LLC  
 341 Charroux DR  
 Palm Beach Gardens, FL 33410

### Legal Description

33 35 40 FROM NE COR OF SE 1/4 OF NE 1/4 RUN N 88 09 16 W 60.03  
 FT TO POB, TH CONT NWLY 152.31 FT, TH S 00 22 55 W // WITH E  
 SEC LI 224.50 FT, TH S 88 09 16 E 152.31 FT TO W LI OLEANDER AVE  
 RD R/W, TH N 00 22 55 E ALG SD RD R/W 224.50 FT TO POB (0.78 AC)  
 (OR 3817-2612)

### Current Values

Just/Market Value: \$85,500  
 Assessed Value: \$85,500  
 Exemptions: \$0  
 Taxable Value: \$85,500  
 Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: [Download PDF](#) 



### Total Areas

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 0.78  
 Land Size (SF): 34,194

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

**Property Identification**

Site Address: OLEANDER AVE  
 Sec/Town/Range: 33/35S/40E  
 Map ID: 24/33N  
 Zoning: RM-9

Parcel ID: 2433-144-0001-000-6  
 Account #: 33036  
 Use Type: 4000  
 Jurisdiction: Fort Pierce

**Ownership**



MJT Holdings Inc  
 1910 Cypress AVE  
 Fort Pierce, FL 34949-3407

**Legal Description**

33 35 40 SE 1/4 OF SE 1/4 OF NE 1/4-LESS RD AND CANAL  
 RS/W-AND E 1/2OF NE 1/4 OF SE 1/4-LESS S 630 FT AND LESS RD  
 AND CANAL RS/W- (18.16 AC) (OR 3988-1547; 3994-1479; 3995-2451)

**Current Values**

Just/Market Value: \$1,265,700  
 Assessed Value: \$1,265,700  
 Exemptions: \$1,265,700  
 Taxable Value: \$0

Taxes for this parcel: SLC Tax Collector's Office   
 Download TRIM for this parcel: Download PDF 



**Total Areas**

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 18.16  
 Land Size (SF): 791,049.6

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

### Property Identification

Site Address: OLEANDER AVE  
 Sec/Town/Range: 33/35S/40E  
 Map ID: 24/33N  
 Zoning: RM-9

Parcel ID: 2433-144-0001-000-6  
 Account #: 33036  
 Use Type: 4000  
 Jurisdiction: Fort Pierce

### Ownership

MJT Holdings Inc  
 1910 Cypress AVE  
 Fort Pierce, FL 34949-3407

### Legal Description

33 35 40 SE 1/4 OF SE 1/4 OF NE 1/4-LESS RD AND CANAL  
 RS/W-AND E 1/2OF NE 1/4 OF SE 1/4-LESS S 630 FT AND LESS RD  
 AND CANAL RS/W- (18.16 AC) (OR 3988-1547; 3994-1479; 3995-2451)

### Current Values

Just/Market Value: \$1,265,700  
 Assessed Value: \$1,265,700  
 Exemptions: \$1,265,700  
 Taxable Value: \$0

Taxes for this parcel: SLC Tax Collector's Office

Download TRIM for this parcel: [Download PDF](#)



### Total Areas

Finished/Under Air (SF): 0  
 Gross Area (SF): 0  
 Land Size (acres): 18.16  
 Land Size (SF): 791,049.6

This information is believed to be correct at this time but it is subject to change and is not warranted.  
 © Copyright 2017 Saint Lucie County Property Appraiser. All rights reserved.



## CAPACITY ANALYSIS

### I. Site Data:

	Existing Use	Future Land Use	Zoning
North	Vacant	GC, General Commercial	C3, General Commercial
South	Mobile Home Park	GC, General Commercial	C3, General Commercial
East	Vacant	RM, Medium Density Resid.	PD, Planned Development
West	Vehicle Sales Facility	I, Industrial	I1, Light Industrial

	Future Land Use	Zoning Classification	Maximum Intensity Residential: Dwelling Units per Acre Other: Square Footage	Total Acreage	Flood Zone
Current	GC General Commercial	PD Planned Development	Not Applicable	4.04	N/A
**Proposed	GC General Commercial	GC General Commercial	105,590 SF	4.04	N/A

### II. Public Facilities Information:

A. Potable Water:	
Average Use	Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.125 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning/FLU	Total gallons per day = 0
**Proposed Zoning/FLU	Total gallons per day = 13,199
**Change in Demand	Total gallons per day = 13,199

<b>B. Wastewater:</b>	
Average Use	Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.1 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning/FLU	Total gallons per day = 0
**Proposed Zoning/FLU	Total gallons per day = 10,559
**Change in Demand	Total gallons per day = 10,559

<b>C. Parks and Recreation (Residential Classifications Only):</b> (Du x 2.6 = persons + 44,227 = population /LOS)				
Park Type	LOS	Existing Population Park Demand	Proposed Population Park Demand	Change in Demand
Regional	20 acres per 1,000 people	N/A	N/A	N/A
Urban District	5 acres per 1,000 people	N/A	N/A	N/A
Community	2.5 acres per 1,000 people	N/A	N/A	N/A
Neighborhood	1.36 acres per 1,000 people	N/A	N/A	N/A

<b>D. Public Schools (Residential Classifications Only):</b> Single Family: (du x 0.405 = students/70% K-8/30% High) Multi-family: (du x 0.207 = students/70% K-8/30% High)		
	<b>K-8</b>	<b>High</b>
School Name	N/A	N/A
City	N/A	N/A
Distance	N/A	N/A
Current Zoning/FLU Enrollment Demand	N/A	N/A
**Proposed Zoning/FLU Enrollment Demand	N/A	N/A
**Change in Demand	0	0

<b>E. Solid Waste: Residential</b> (2 yard serves 15 units, 4 yard serves 30 units, 6 yard serves 45 units, 8 yard serves 60 units)	
Demand Analysis	Maximum
Current Zoning/FLU	0 yards
**Proposed Zoning/FLU	6 yards
*Change in Demand	6 yards

**F. Stormwater:**  
Potential increase in volume discharged due to increased impervious coverage, reduced groundwater seepage or loss of surface water storage impacting Adopted LOS of 25-year 3-day storm Pre vs. Post Runoff (Storm sewers to convey 5 year- 1 day storm event; Canals to convey 3 year – 1 day storm event)

<b>Impact</b>	The development will require the implementation of a stormwater system compliant with City of Ft. Pierce and South Florida water management District codes. As such, the development require retention of the stormwater on-site and will not increase stormwater impacts over the current conditions
---------------	---

**III. Transportation Analysis: Complete ITE Trip Generation Form (Attached)**

<b>G. Transportation Analysis: Complete ITE Trip Generation Data Form</b>		
Most recent ITE Code for use; HCM Roadway Capacity Based upon ITE Code 820 Shopping Center		
	<b>AADT</b>	<b>AM/PM Peak Hour Trips</b>
<b>Demand Analysis</b>	Maximum	Maximum
<b>Current Zoning/FLU</b>	0 VPD	0 VPD
<b>**Proposed Zoning/FLU</b>	4,509 VPD	101 VPH/392 VPH
<b>*Change in Demand</b>	Trips 4,509 VPD	Trips 101 VPH/ 392 VPH
<b>Impact to Capacity</b>	US 1 2016 AADT = 27,899 (LOS C): Increase for Demand AADT = 32,408 (LOS C) NO IMPACT	

**IV. Project Description**

<b>PHASING</b>
Is this project (phase) part of a larger project? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
If yes, enumerate each phase, the number of units or square footage in each phase and beginning/completion date.
Total Project: Residential Units:                      Single Family:                      Multifamily:
Non-residential (square footage): 105,590 SF
Mixed-use (describe use):
(If this is a single phase project, name it Phase I – Total)

<b>RESIDENTIAL DATA</b>					
Type	Phase	Number of Units	Acres	Expected beginning date	Expected completion date
Single-family, detached					
Single-family, attached					
Multi-family					
Other (specify)					

<b>NON-RESIDENTIAL DATA</b>					
Type(s) specify	Phase	Square footage	Acres	Expecting beginning date	Expected completion date
Commercial Use	1 - Total	105,590	4.04	TBD	TBD

- A. Indicate whether the proposed project will be eliminating any existing recreational facilities. If yes, detail the number and type being eliminated.  Yes  No
  
- B.
  1. Does this application involve demolition or re-use of any structure(s)?  Yes  No  
If yes, what is the size of the structure(s) to be demolished or re-used? \_\_\_\_\_
  2. What is the current use of the structure to be demolished or re-used? \_\_\_\_\_
  3. Are you claiming trip credits for the demolition or re-use of a structure(s) at the site?  Yes  No  
If yes, provide estimates of credits for each previous use at the site. (Attach sheet with calculations)
  
- C. Exemptions Requested:

\*\* Complete section if requesting a change in zoning, future land use, or expanding