



April 3, 2019

Rebecca Grohall – Planning Director
City of Fort Pierce Planning Department
100 North US 1, Fort Pierce, FL 34950

Re: Fort Pierce Self Storage
South of Ohio Avenue
S15, T35S, R 40E
Property ID # 2415-312-0001-010-8
Application for Future Land Use Map Amendment

Dear Ms. Grohall,

This application requests a zoning change from Medium Density Residential (R4) to General Commercial (C3) and future land use change from Medium Density Residential (RM) to General Commercial (GC) to allow the owner to open a self-storage business on his property. The owner wishes to use three of the parcels he owns: 2415-312-0001-010-8, 2415-311-0003-000-6, and 2415-311-0003-030-5 for his self-storage business. The two other parcels on the east of the subject parcel is zoned C3 - General Commercial. Since self-storage business is not permitted in R4 - Medium Density Residential zoning district, the subject parcel needs to be rezoned to C3 General Commercial to match the zoning districts to the other two parcels. The future land uses of the properties to the North, South and East of the subject property are GC - Commercial General and to the west is RM – Medium Density Residential all of which are compatible with the proposed future land use of the subject parcel.

Following items are attached with the subject application:

1. Application for Future Land Use Map Amendment
2. Application Fee – \$4,000.00
3. Warranty Deed
4. Property Card
5. Authorization Letter
6. Environmental Study
7. Traffic Impact Statement
8. Capacity Analysis
9. Drainage Statement
10. Historical Report
11. Boundary & Topographical Survey
12. Conceptual Site Plan
13. CD

Velcon Engineering & Surveying, LLC
590 NW Peacock Blvd., Suite 8, Port St. Lucie, FL, 34986
Ph: 772 / 879-0477



Should you have any questions, please do not hesitate to contact me at 772/879-0477.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Shaikha Abedin', is written in a cursive style.

Shaikha Abedin, EI

Attachments

cc: File 18-1030 (w/ att)