THE SUNRISE CITY
FORT PIERCE
PLANNING DEPARTMENT Florida

DEVELOPMENT REVIEW

Property Information

Property address or Location: east side of S. Jenkins Rd. between Edwards Rd. & Okeechobee Rd.

Parcel ID #(s): 2325-111-0001-000-2

Project description: To construct a residential development containing 132 cottage style apartment units.

Application Type

☒ Site Plan ☐ Conditional Use w/New Construction ☐ Conceptual Development Plan

☐ Minor Amendment ☐ Major Amendment

Site Information

Non-Residential: Proposed Sq. Ft.: 0 Site Acreage: 0

Residential: Proposed Units: 132 Proposed Sq. Ft.: _____ Site Acreage: 27.89

Kiva Development, LLC	Matthew H. Scott/Dunay Miskel & Backman, LLP
Property Owner(s)	**Applicant/Representative, Title, Company**
2239 Abrams Rd.	14 SE 4th St. Suite 36
Street Address	Street Address
Eustis FL 32726	Boca Raton FL 33432
City State Zip	City State Zip
407 921 6991	561-405-3350
Phone Number	Phone Number
redfishtony4ys@gmail.com	mscott@dmbblaw.com
Email Address	Email Address

Property Owner(s) Acknowledgements: *- This application will not be considered complete without the signature of all property owners of record, which shall serve as an acknowledgement of the submission of this application. The property owner's signature below shall also authorize the Applicant (if other than the property owner) and/or Representative to act in his/her behalf for the purposes of seeking approval for the application described herein. The undersigned consents to inspection and photographing of the subject property by the Planning staff for purposes of consideration of this Application and/or presentation to the Planning Board and City Commission.*

Property Owner(s) Signature(s)

APPOINTMENTS ARE REQUIRED FOR APPLICATION SUBMITTALS

CALL 772.467.3737 OR E-MAIL PLANNING_DL@CITYOFFORTPIERCE.COM

For more information, please refer to the website:

https://www.cityoffortpierce.com/971/Application-Submittal-for-Technical-Revi

Phase I Environmental Site Assessment

27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, Florida 34981
PCN: 2325-111-0001-000-2

Prepared for:
Marshall Property Services, LLC
4400 East 100 North
Shelbyville, Indiana 46176

Project No. 3340.2100065.0000
July 15, 2021

UES Contacts – Port St. Lucie and Delray Beach

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Our Specialties
Environmental Consulting | Geotechnical Engineering | Construction Materials Testing
Threshold & Special Inspections | Private Provider & Code Compliance

SIGNATURE OF ENVIRONMENTAL PROFESSIONALS

Phase I Environmental Site Assessment

27.89-Acre Vacant Property
West of South Jenkins Road
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PCN: 2325-111-0001-000-2

Project No. 3340.2100065.0000
July 15, 2021

REPORT PREPARED BY:

Robert P. Crowell, P.G.
Environmental Department Manager

7/15/21

ROBERT P. CROWELL LICENSE No. 1748 STATE OF FLORIDA PROFESSIONAL GEOLOGIST

REPORT REVIEWED BY:

Frederick G. Kaub, P.G.
Managing Partner

UNIVERSAL ENGINEERING SCIENCES

TABLE OF CONTENTS

1.0 EXECUTIVE SUMMARY 1
2.0 INTRODUCTION 3
2.1 Purpose 3
2.2 Detailed Scope of Services and Non-Scope Considerations 4
2.3 Significant Assumptions 4
2.4 Limitations and Exceptions 5
2.5 Special Terms and Conditions 6
2.6 Reliance 6
3.0 SITE DESCRIPTION 6
3.1 Location and Legal Description 6
3.2 Site and Vicinity General Characteristics 6
3.3 Current Use of the Property 6
3.4 Structures, Roads and Other Improvements 6
3.5 Current Uses of the Adjoining Properties 7
4.0 USER PROVIDED INFORMATION 7
4.1 Title Records 7
4.2 Environmental Liens or Activity and Use Limitations 7
4.3 Specialized Knowledge 8
4.4 Commonly Known or Reasonably Ascertainable Knowledge 8
4.5 Valuation Reduction for Environmental Issues 8
4.6 Owner, Property Manager, and Occupant Information 8
4.7 Reason for Performing Phase I ESA 8
4.8 Other 8
5.0 RECORDS REVIEW 9
5.1 Standard Environmental Record Sources 9
5.2 Orphan Sites 14
5.3 Vapor Encroachment Screening 14
5.4 Additional Environmental Record Sources 15
6.0 PHYSICAL SETTING SOURCES 15
6.1 Review of USGS Topographic Map 16
6.2 Site Soils 16
6.3 Site Geology and Hydrogeology 17
7.0 HISTORICAL USE INFORMATION ON THE SUBJECT PROPERTY 17
7.1 Fire Insurance Maps 17
7.2 City Directories 17
7.3 Historical Topographic Maps 18
7.4 Historical Aerial Photograph Review 18

7.5 Previous Environmental Investigations 19
8.0 HISTORICAL USE INFORMATION ON ADJOINING PROPERTIES 20
8.1 Fire Insurance Maps 20
8.2 City Directories 20
8.3 Historical Topographic Maps 20
8.4 Historical Aerial Photographs 20
9.0 SITE RECONNAISSANCE INFORMATION 22
9.1 Methodology and Limiting Conditions 22
9.2 General Site Setting 22
9.3 Hazardous Substances in Connection with Identified Uses 22
9.4 Storage Tanks 23
9.5 Odors 23
9.6 Pools of Liquid 23
9.7 Drums 23
9.8 Hazardous Substance and Petroleum Products Containers 23
9.9 Unidentified Substance Containers 23
9.10 Indications of Polychlorinated Biphenyls 23
9.11 Indications of Pits, Ponds or Lagoons 23
9.12 Indications of Solid Waste Disposal 24
9.13 Other Observations 24
10.0 INFORMATION FROM INTERVIEWS 24
10.1 Interview with Owner 24
10.2 Interview with Site Manager 24
10.3 Interviews with Local Government Officials 24
11.0 DATA GAPS AND FAILURE 25
11.1 Data Gaps 25
11.2 Data Failure 25
12.0 FINDINGS 25
12.1 *VECs* 25
***12.2 RECs* 25**
12.3 Controlled Environmental Conditions 25
12.4 Historical Environmental Conditions 26
12.5 *De minimis* Conditions 26
13.0 OPINION 26
14.0 CONCLUSIONS 26
15.0 DEVIATIONS 27
16.0 ADDITIONAL SERVICES 27
16.1 Suspect Asbestos Containing Materials 27
16.2 Lead-Based Paint 27

16.3 Radon.....27
16.3 Lead in Drinking Water.....28
16.4 Wetlands.....28
16.5 Wellfield Protection Zones.....28
17.0 REFERENCES.....28
18.0 QUALIFICATIONS OF ENVIRONMENTAL PROFESSIONALS.....29

FIGURES

Figure 1: Site Location Map
Figure 2: Site Sketch
Figure 3: Topographic Map
Figure 4: Aerial Photograph, 1944
Figure 5: Aerial Photograph, 1950
Figure 6: Aerial Photograph, 1958
Figure 7: Aerial Photograph, 1969
Figure 8: Aerial Photograph, 1980
Figure 9: Aerial Photograph, 1992
Figure 10: Aerial Photograph, 1999
Figure 11: Aerial Photograph, 2007
Figure 12: Aerial Photograph, 2010
Figure 13: Aerial Photograph, 2013
Figure 14: Aerial Photograph, 2017

APPENDICES

Appendix A – Environmental Information and User Questionnaires
Appendix B – Legal Description
Appendix C – Environmental Lien Search Report
Appendix D – EDR® Database Search Report
Appendix E – Historical Topographic Maps
Appendix F – Site Reconnaissance Photographs
Appendix G – Qualifications of Environmental Professionals

1.0 EXECUTIVE SUMMARY

At the request of Marshall Property Services LLC, GFA International, Inc. (GFA) conducted a Phase I Environmental Site Assessment (Phase I ESA) of a 27.89-acre vacant property (Parcel Number 2325-231-0001-000-4) located west of South Jenkins Road in Fort Pierce, St. Lucie County, Florida; herein referred to as the "subject property" or "site." Accordingly, Marshall Property Services LLC, and its successors and/or assigns are hereby authorized to rely on this Phase I ESA report in relation to financing for the above referenced site subject to any qualifications stated herein.

This Phase I ESA Update was performed in general accordance with American Society for Testing and Materials (ASTM) Standard Practice for Environmental Site Assessments (ASTM Practice E 1527-13) and was conducted following the scope of work and any limitations as outlined in **Sections 2.4 and 2.5** and our proposal letter to dated June 7, 2021. This Phase I ESA. The purpose of the Phase I ESA was to identify, to the extent feasible pursuant to ASTM E 1527-13, *recognized environmental conditions* (*RECs*) and *vapor encroachment conditions* (*VECs*) in connection with the property. The purpose and objective of the Phase I ESA was met through the performance of four components: records and site history review, site reconnaissance, interviews, and preparation of the Phase I ESA report. UES performed the Phase I ESA per ASTM Practice E 1527-13, which is equivalent to the U.S. Environmental Protection Agency (EPA) final rule for All Appropriate Inquiry (AAI) and may be used to comply with the provisions of the Federal AAI Rule as set forth in 40 CFR 312. Non-scope considerations, as defined in our proposal letter, as well as in the standard practice, were not addressed.

The use of ASTM Practice E1527-13 is intended to permit a user to satisfy one of the requirements of the Landowner Liability Protections (LLPs) to qualify for the "innocent landowner, contiguous property owner, or bona fide prospective purchaser" limitations to liability with respect to the range of contaminants within the scope of the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) and including petroleum products. This practice has been used as a guide to ensure appropriate inquiry into the environmental characteristics and condition of the property consistent with good commercial or customary practice as defined at 42 USC §9601(35)(B). The research was conducted between July 6, 2021 and July 14, 2021 by Robert Crowell, P.G., Senior Geologist.

Robert Crowell, P.G., of UES performed a walk-through site reconnaissance of accessible areas of the subject property on July 12, 2021. In addition, observations were made of the immediately adjacent properties. Any limiting conditions encountered during the course of this assessment are included in **Section 2.4**.

According to site information and data supplied by the client and the St. Lucie County Property Appraiser's office, the subject property is an approximate 27.89-acre "L-shaped" vacant parcel containing woodlands and clearings. No current building structures are located on the property.

Based on historical sources reviewed, a review of regulatory agency files, and interviews, the subject property contained undeveloped pastureland. No evidence was identified of previous active agricultural activity on the subject property.

UES reviewed a series of historical aerial photographs between 1944 and 2017 depicting the subject property. The site and vicinity within each aerial photograph were examined to identify historical site activities. Particular emphasis was placed on any evidence of dumping, landfilling or other uncontrolled activities that may have occurred on the subject property and vicinity. The subject property appeared to be used as pastureland until approximately the 1990s when the property became primarily dense woodlands. No evidence of previous active agricultural use on the subject property was identified. No building structures (except for possible livestock feeders) were noted on the subject property in any of the aerial photographs reviewed.

A search of available environmental records was conducted by Environmental Data Resources, Inc.® (EDR); this report meets the government records search requirements of ASTM Standard Practice for Environmental Site Assessments, E 1527-13. The subject property was not listed in any of the databases searched. Several sites of concern were identified by EDR within the ASTM search radius. Detailed discussions regarding these facilities are provided in **Section 5.1**. Based on the distance, direction, topographic relations and/or estimated groundwater flow, absence of releases, and/or remediation actions to date or ongoing, the identified sites do not appear to pose a threat to the subject property.

A Vapor Encroachment Screening (VES) was performed to identify to the extent feasible pursuant to the procedures presented in the Standard Guide for Vapor Encroachment Screening on Property Involved in Real Estate Transaction (ASTM E2600-15). As specified in ASTM E2600-15 criteria, a records search was performed of federal and state, tribal as a part of a Tier 1 Screening evaluation to determine the likely presence of *Vapor Encroachment Conditions* (*VECs*). No VECs were identified.

This assessment has revealed no evidence of *VECs* in connection with the subject property.

This assessment has revealed no *RECs* in connection with the subject property.

This assessment revealed no controlled *RECs* in connection with the subject property.

This assessment revealed no historical *RECs* in connection with the subject property.

Discarded trash/debris was observed on the property. The trash/debris consisted of inert materials and therefore, is not considered a *REC*. This may be in violation of the Florida Statutes 403.413 ("Florida Litter Law"). The discarded trash/debris should be removed for proper disposal.

2.0 INTRODUCTION

Universal Engineering Sciences (UES) was retained by Marshall Property Services, LLC (Client) to conduct a Phase I Environmental Site Assessment (Phase I ESA) of a 27.89-acre vacant property (Parcel Number 2325-231-0001-000-4) located west of South Jenkins Road in Fort Pierce, St. Lucie County, Florida; herein referred to as the "subject property" or "site". The Site location is shown in **Figure 1**. A Site Sketch showing the subject property and surrounding areas is included as **Figure 2**. Accordingly, Marshall Property Services LLC and its successors and/or assigns are hereby authorized to rely on this Phase I ESA report in relation to financing for the above referenced site subject to any qualifications stated herein.

2.1 Purpose

As outlined in UES' proposal letter[1], the purpose of the Phase I ESA was to identify, to the extent feasible pursuant to the American Standard for Testing and Materials (ASTM) E 1527-13, *recognized environmental conditions* (*RECs)*[2] *controlled environmental conditions*[3], *historical environmental conditions*[4] , *business environmental risks (BERs)*[5], and *Vapor Encroachment Conditions (VECs)*[6] in connection with the property. UES performed the Phase I ESA scope of work in conformance with the standard practice, as outlined in ASTM E 1527-13 and as set forth in

[1] The use of the ASTM E 1527-13 practice was strictly limited to the scope set forth in our proposal dated June 7, 2021 to Marshall Property Services, LLC, and, authorized and returned to our offices on July 6, 2021.

[2] The term *recognized environmental conditions* means the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property 1) due to any release to the environment; 2) under conditions indicative of a release to the environment; or 3) under conditions that pose a material threat of a future release to the environment The term is not intended to include *de minimis* conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. Conditions determined to be *de minimis* are not considered as *recognized environmental conditions*.

[3] The term *controlled environmental conditions* means a recognized environmental condition resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (e.g., as evidenced by the issuance of a NFA letter or equivalent, or meeting risk-based criteria established by regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (e.g., property use restrictions, AULs, institutional controls, or engineering controls).

[4] The term *historical environmental conditions* means a past release of any hazardous substances or petroleum products that has occurred in connection with the subject property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the property to any required controls (e.g., property use restrictions, AULs, institutional controls, or engineering controls).

[5] The term *business environmental risk* means a condition that can have a material environmental or environmentally driven impact on the business associated with the current or planned use of a parcel of commercial real estate, not necessarily limited to those environmental issues required to be investigated in this practice.

[6] The term *vapor encroachment conditions* means the presence or likely presence of contaminants of concern vapors in the sub-surface of the subject property caused by the release of vapors from contaminated soil or groundwater either on or near the subject property.

40 CFR Part 312. The purpose of the ASTM E 1527 practice is to define good commercial and customary practice for conducting an environmental site assessment of a parcel of commercial real estate with respect to the range of contaminants within the scope of the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA), including petroleum products. As such, this practice is intended to permit a user to satisfy one of the requirements of the Landowner Liability Protections (LLPs) to qualify for the "innocent landowner, contiguous property owner, or bona fide prospective purchaser" limitations to CERCLA liability: that is, the practices that constitute "all appropriate inquiry into the previous ownership and uses of the property consistent with good commercial or customary practice" as defined in 42 USC § 9601(35)(B).

2.2 Detailed Scope of Services and Non-Scope Considerations

The purpose of the Phase I ESA was met through the performance of four primary components: a site history and records review, site reconnaissance, interviews, and preparation of the Phase I ESA report. Non-scope considerations, or those issues considered to be of potential environmental concern at a property outside the scope of the ASTM E 1527-13 practice, were not addressed. More specifically, non-scope considerations which were not included within UES' Phase I ESA scope of work included, but were not limited to: asbestos containing materials, radon, lead-based paint, lead in drinking water, wetlands, regulatory compliance, cultural and historical risks, industrial hygiene, health and safety, ecological resources, endangered species, indoor air quality (with exception of vapor intrusion due to a release of hazardous substances or petroleum compounds), and high voltage power lines. In accordance with ASTM E 1527-13, Section 13.1.5, no assessment of such non-scope considerations is required for appropriate inquiry as defined in the standard practice.

2.3 Significant Assumptions

For the purpose of this Phase I Environmental Site Assessment, UES has made the following assumptions concerning the assessment of on-site and off-site *RECs*:

- Facilities, which use, generate, store, transport or dispose of hazardous wastes or petroleum products maintain the proper licenses with local, state and/or federal agencies.

- All discharges, releases, or violations related to the use, generation, storage, transportation or disposal, of hazardous substances or petroleum products are reported to appropriate agencies as soon as possible, and all reported discharges have been listed in regulatory files.

- UES has assumed that the information sources utilized for this assessment provided complete and accurate information. Evaluations presented in this report are based exclusively on information provided by available public records, and observations made during the site visit.

2.4 Limitations and Exceptions

No specific limitations, exceptions, or deletions from the scope of work, as set forth by the ASTM Practice E 1527-13 were established for the purpose of this Phase I ESA.

No warranty is made regarding the accuracy of the documentation and information supplied by individuals, subcontractors, or governmental agencies consulted in the course of this assessment. UES has relied in good faith upon representations, documentation, and information furnished by individuals and subcontractors noted in the report with respect to operations and existing property conditions and historic uses of the property to the extent that they have not been contradicted by data obtained from other sources. Accordingly, UES accepts no responsibility for any deficiency or misstatements contained in this report as a result of misstatements, omissions, misrepresentations, or fraudulent acts of persons interviewed or parties subcontracted during the course of this assessment. The consultant has been retained for the expressed purpose of gathering, interpreting, and reporting available data.

While this report can be used as a guide, it must be understood that it is neither a rejection nor an endorsement of the property. Problematic environmental conditions that were not identifiable through the scope of this investigation may still exist on the property. The results of the Phase I ESA are not, and cannot, be interpreted as a representation or guarantee that no environmental conditions may exist on or beneath or around the property. This study was not intended to be a definitive assessment of contamination at the subject property. It must also be understood that changing circumstances in the environment and in the use of the property can substantially alter the conclusions and information contained in this report. The consultant accepts no liability for the property. It is the sole responsibility of the client and/or user of this report.

It is further understood by the client that a complete evaluation of business environmental risk associated with a parcel of commercial real estate may necessitate investigation beyond that identified in this Phase I ESA. Certain environmental conditions may exist on a property that are beyond the scope of this Phase I ESA and the practice by which this Phase I ESA was completed in conformance with but may warrant consideration by parties to a commercial real estate transaction. The appropriateness of including an investigation of any such conditions should be evaluated by the client, based upon, among other factors, the nature of the property and the reasons for performing the assessment (for example, a more comprehensive evaluation of business environmental risk).

An Environmental Information Questionnaire (EIQ) is utilized by UES to obtain documentation of environmentally sensitive information derived from the owner, occupant, or client during the course of the assessment. The EIQ is completed by the lead assessor. The completed EIQ is included in **Appendix A**.

2.5 Special Terms and Conditions

No special terms and conditions were established for the purpose of the Phase I ESA.

2.6 Reliance

Marshall Property Services LLC and its successors and/or assigns are hereby authorized to rely on this Phase I ESA report in relation to financing for the above referenced property subject to any qualifications stated herein. UES offers no use or rights to this report to any other party regardless of the circumstance. Reliance of this report to any other party is strictly prohibited without the written consent from Marshall Property Services LLC, and UES.

3.0 SITE DESCRIPTION

3.1 Location and Legal Description

The subject property is approximately 27.89 acres in size consists of one "L-shaped" parcel located west of South Jenkins in Fort Pierce, St. Lucie County, Florida. South Jenkins Road borders a portion of the subject property to the east. The right of way to Interstate 95 (I-95) borders the subject property to the west. The legal description for the subject property, as reported by the St. Lucie County Property Appraiser website are attached in **Appendix B**.

3.2 Site and Vicinity General Characteristics

The subject property is "L-shaped" and occupies approximately 27.89 acres. The property is vacant consisting of dense woodland and open unmaintained grassy areas. The topography of the subject property is relatively flat. Several unpaved paths were noted on the subject property.

3.3 Current Use of the Property

The subject property is vacant consisting of maintained grass and clustered trees and dense woodlands/scrub brush.

3.4 Structures, Roads and Other Improvements

No building structures are located on the subject property.

3.5 Current Uses of the Adjoining Properties

Abutters to the subject property include the following:

To the North: A drainage ditch (NSLRWCD Canal 39) borders the subject property to the north. Vacant property containing dense woodlands/scrub brush is located south of the ditch. This property was historically agricultural (citrus and row crops), pastureland and a grass aircraft runway.

To the East: The right of way to South Jenkins Road borders the subject property to the east followed by a vacant property containing woodlands and a Recreational Vehicle (RV) Park/Campground (KOA). Single-family residences along the terminus of Briargate Road are located to the east of the southern "panhandle" portion of the subject property.

To the South: A church (Iglesia Esmirna) borders the eastern portion of the subject property to the south. Single-family residences along Briargate Road are located to the south of the central portion of the subject property. A church (Westside Church) is located to the south of the southern "panhandle" portion of the subject property.

To the West: the right of way to I-95 borders the subject property to the west.

4.0 USER PROVIDED INFORMATION

A completed User Questionnaire is included in **Appendix A**.

4.1 Title Records

According to title information available online from the St. Lucie County Clerk of the Court Records Department, the title to the property was granted to Kiva Development, LLC.

4.2 Environmental Liens or Activity and Use Limitations

At the request of GFA, an Environmental Lien Search (ELS) Report was prepared by Security First Title Resource, Inc. The ELS report is included as **Appendix C**. No environmental liens or Activity and Use Limitations (AULs) were recorded for the subject property.

4.3 Specialized Knowledge

The user communicated no specialized knowledge or experience that is material to *RECs* in connection with the property.

4.4 Commonly Known or Reasonably Ascertainable Knowledge

The user communicated no commonly known knowledge or reasonable ascertainable knowledge that is material to *RECs* in connection with the property.

4.5 Valuation Reduction for Environmental Issues

The user communicated no valuation reduction of the purchase price of the subject property due to environmental issues.

4.6 Owner, Property Manager, and Occupant Information

The current owner of the subject property is listed in St. Lucie County records as Kiva Development, LLC. The property is currently vacant land.

4.7 Reason for Performing Phase I ESA

The Client is considering purchasing or refinancing the subject property. The Phase I ESA was performed as part of the due diligence associated with the potential property financial transaction. The ASTM E 1527 practice defines good commercial and customary practices for conducting an environmental site assessment with respect to the range of contaminants within the scope of the CERCLA, including petroleum. As such, this practice is intended to permit a user to satisfy one of the requirements to qualify for the innocent landowner defense to CERCLA liability (“appropriate inquiry into previous ownership and uses of the property consistent with good commercial and customary practice”) as defined in 42 USC § 9601(35)(B).

4.8 Other

This Phase I ESA was performed for Marshall Property Services, LLC and is required for financing of the property.

5.0 RECORDS REVIEW

5.1 Standard Environmental Record Sources

As part of this Environmental Site Assessment, a review of applicable Federal and state environmental regulatory databases was conducted. This entailed a review of facility listings available through the appropriate agency databases. As specified in ASTM E1527-13 criteria, a records search was performed of federal, state, tribal, and local environmental/regulatory agency databases, and lists, to identify environmental permits, incidents, complaints, violations, response actions, contamination assessment planning and reporting, and remedial activities relating to owners, operators, and tenants on the subject property. In addition, environmental databases were reviewed for all adjoining and adjacent property addresses, and certain properties up to a one-mile radius from the subject property. The databases were obtained through Environmental Data Resources, Inc.® (EDR). A copy of the regulatory database search report from EDR is provided in **Appendix D**.

EDR's regulatory information inquiries and reviews were conducted using currently available Regional U.S. Environmental Protection Agency (EPA), the State of Florida Department of Environmental Protection (FDEP), and St. Lucie County records as needed. A search of available environmental records was conducted by EDR. This EDR database search review meets the government records search requirements of ASTM Standard Practice for Environmental Site Assessments, E 1527-13.

The following table provides a summary of nearby facilities listed on searched regulatory databases, as reported in the EDR report:

Database	Subject Property	Within 1/8 mile	1/8 - 1/4 mile	1/4 - 1/2 mile	1/2 - 1 mile	Greater than 1 mile
FEDERAL RECORDS						
NPL	0	0	0	0	0	NR
Proposed NPL	0	0	0	0	0	NR
NPL LIENS	0	0	0	NR	NR	NR
Delisted NPL	0	0	0	0	0	NR
SEMS (CERCLIS)	0	0	0	0	NR	NR
SEMS Archive	0	0	0	0	NR	NR
CORRACTS	0	0	0	0	0	NR
RCRA-TSDF	0	0	0	0	NR	NR
RCRA-LQG	0	0	0	NR	NR	NR
RCRA-SQG	0	0	0	NR	NR	NR
RCRA-VSQG	0	0	0	NR	NR	NR
US ENG Controls	0	0	0	0	NR	NR
US INST Controls	0	0	0	0	NR	NR
ERNS	0	0	0	NR	NR	NR

Database	Subject Property	Within 1/8 mile	1/8 - 1/4 mile	1/4 - 1/2 mile	1/2 - 1 mile	Greater than 1 mile
STATE RECORDS						
State Haz. Waste	0	0	0	0	0	NR
State Landfill	0	0	**0**	0	0	NR
LUST	0	**1**	0	**4**	NR	NR
INDIAN LUST	0	0	0	0	NR	NR
UST	0	0	0	NR	NR	NR
AST	0	0	**2**	NR	NR	NR
INDIAN UST	0	0	0	NR	NR	NR
ENG CONTROLS	0	0	0	0	NR	NR
INST CONTROLS	0	0	0	0	NR	NR
VCP	0	0	0	0	NR	NR
INDIAN VCP	0	0	0	0	NR	NR
Brownfields	0	0	0	0	NR	NR
US BROWNFIELDS	0	0	0	0	NR	NR
DEBRIS REGION 9	0	0	0	0	NR	NR
ODI	0	0	0	0	NR	NR
SWRCY	0	0	0	0	NR	NR
US CDL	0	0	0	NR	NR	NR
DWM CONTAM	**0**	0	**1**	**1**	NR	NR
FL RESP PARTY	0	0	**1**	**1**	NR	NR
FL Sites	0	0	0	0	**0**	NR
PRIORITYCLEANERS	0	0	0	0	NR	NR
EDR US Hist Cleaners	0	0	0	NR	NR	NR
EDR US Hist Auto Stat	0	0	0	NR	NR	NR
US HIST CDL	0	0	0	NR	NR	NR
LIENS 2	0	0	0	NR	NR	NR
LUCIS	0	0	0	0	NR	NR
HMIRS	0	0	**1**	NR	NR	NR
SPILLS	0	0	0	NR	NR	NR
RCRA Non-Gen	0	0	0	NR	NR	NR
DOT OPS	0	0	0	NR	NR	NR
DOD	0	0	0	0	0	NR
FUDS	0	0	0	0	0	NR
CONSENT	0	0	0	0	0	NR
ROD	0	0	0	0	0	NR
UMTRA	0	0	0	0	NR	NR
MINES	0	0	0	NR	NR	NR
TRIS	0	0	0	NR	NR	NR
TSCA	0	0	0	NR	NR	NR
FTTS	0	0	0	NR	NR	NR
HIST FTTS	0	0	0	NR	NR	NR
SSTS	0	0	0	NR	NR	NR
ICIS	0	0	0	NR	NR	NR
PADS	0	0	0	NR	NR	NR
MLTS	0	0	0	NR	NR	NR

Database	Subject Property	Within 1/8 mile	1/8 - 1/4 mile	1/4 - 1/2 mile	1/2 - 1 mile	Greater than 1 mile
RADINFO	0	0	0	NR	NR	NR
FINDS	0	**1**	**2**	NR	NR	NR
ECHO	0	**1**	**2**	NR	NR	NR
RAATS	0	0	0	NR	NR	NR
DRYCLEANERS	0	0	0	NR	NR	NR
DEDB	0	0	0	0	NR	NR
NPDES	0	**1**	**3**	NR	NR	NR
AIRS	0	0	0	NR	NR	NR
FL Cattle Dip Vats	0	0	0	0	NR	NR
TIER 2	0	0	**2**	NR	NR	NR
UIC	0	0	0	0	0	NR
INDIAN RESERV	0	0	0	0	0	NR
SCRD Dry Cleaners	0	0	0	0	NR	NR
Manufactured Gas Plants	0	0	0	0	0	NR

Notes: NR = Not Requested at this search distance

The subject property was not listed in any of the databases searched. The EDR database search identified facility within the ASTM search radius. UES reviewed pertinent files and documents in the Florida Department of Environmental Protection (FDEP) Oculus database.

1. Facility Name: **SMIRNA Pentecostal Church**
Facility Address: 3115 Jenkins Road
Location: Adjacent South
Database Info: FINDS, ECHO, NPDES
Regulatory Info: This facility was listed in the Facility Index System (FINDS) database because it has a National Pollutant Discharge Elimination System (NPDES) permit. A Generic Storm-Water Discharge NPDES Permit for Storm-Water Discharge from Large and Small Construction Projects was approved on March 1, 2008. No inspection reports were found in the files. Based on the information reviewed, this facility does not pose a *REC* to the subject property.

2. Facility Name: **Independent Classic**
Facility Address: 2900 Jenkins Road
Location: 200 feet Northeast (across South Jenkins Road)
Database Info: FINDS, ECHO, NPDES
Regulatory Info: This address correlates with Grace Church. A Generic Storm-Water Discharge NPDES Permit for Storm-Water Discharge from Large and Small Construction Projects was approved on March 6, 2020 and terminated on August 14, 2020. This permit may be for an excavated pond on the Grace Church property(visible in the 2021 aerial photograph) that appears to be associated with the construction of the adjacent RV park/campground. No inspection reports were found in the files. Based on the information reviewed, this facility does not pose a *REC* to the subject property.

3. Facility Name: **Diamond R. Fertilizer**
Facility Address: South Jenkins Road and Edwards Road
Location: 675 feet Southeast
Database Info: LUST, Responsible Party
Regulatory Info: A discharge of 74 gallons of diesel within the Edwards Road right of way (near the Jenkins Road intersection) occurred on May 4, 2016 when a tractor-trailer operated by Diamond R. Fertilizer jackknifed. Initial Remedial Actions included excavation and removal of 7.33 tons of impacted soil from three separate source areas within the Edwards Road right of way. The source removal activities were completed in June 2016. A Source Removal Report (SRR) was submitted to the FDEP in June 2017. The SSR indicated that soil impacts were limited to the upper 4 inches of soil. Confirmatory soil samples collected from each of the three source removal areas after the source removal did not indicate soil impacts above the State Soil Cleanup Target Levels (SCTLs). The SRR recommended "No Further Action". No Further Action was approved by the FDEP in a letter dated July 7, 2017. Based on the information reviewed and the initial remedial action efforts, the identified listed facility does not pose a *REC* to the subject property.

4. Facility Name: **KOA Jenkins Road**
Facility Address: No Address Information Provided
Location: 200 feet East-Southeast (across South Jenkins Road)
Database Info: FINDS, ECHO, NPDES
Regulatory Info: This facility was listed in the FINDS database because it has a NPDES permit. A Generic Storm-Water Discharge NPDES Permit for Storm-Water Discharge from Large and Small Construction Projects was approved on February 27, 2020. An FDEP inspection report dated November 13, 2020 indicated the facility to be "in compliance". The permit was terminated on March 31, 2021. Based on the information reviewed, this facility does not pose a REC to the subject property.

5. Facility Name: **North St. Lucie River Control District**
Facility Address: 2721 South Jenkins Road
Location: 1,600 Feet North to Former AST Area
Database Info: LUST
Regulatory Info: This facility is located on the property to the north. Three (3) aboveground storage tanks (ASTs) were registered in 1987. A Discharge Reporting Form (DRF) was filed on January 30, 1992. The site was enrolled in the State-funded petroleum cleanup program. A limited assessment consisting of field-screening soils with an organic vapor analyzer (OVA) and installing/sampling one temporary monitoring well in the "worst case area" was conducted in 1993. No impacts to soil or groundwater were identified. The report recommended "No Further Action" stating that the source had

been abated and no impacts to soil or groundwater were identified. It appears that because of the site's low priority score, no additional assessment or remediation was conducted until 2019, when a Low Site Score Initiative (LSSI) assessment was conducted. A LSSI SAR was submitted in December 2019. A total of 22 soil borings and 4 monitoring wells were installed and sampled. No impacts to soil or groundwater were identified. The groundwater was sampled on two occasions (July 2019 and October 2019). A "LSSI No Further Action Order" was approved by the FDEP on January 17, 2020. The monitoring wells were subsequently abandoned. Based on the information reviewed, which includes the LSSI No Further Action Order, this facility does not pose a *REC* to the subject property.

6. Facility Name: **Bottling Group, Inc.**
Facility Address: 3620 Crossroads Parkway
Location: 1,000 feet West (across I-95)
Database Info: FINDS, ECHO, NPDES
Regulatory Info: This facility was listed in the FINDS database because it has a NPDES permit. Two Generic Storm-Water Discharge NPDES Permits for Storm-Water Discharge from Large and Small Construction Projects were approved on August 15, 2019 and November 15, 2020, respectively. An inspection report dated March 16, 2020 indicated the facility to be in compliance. Based on the information reviewed, this facility does not pose a *REC* to the subject property.

7. Facility Name: **Ryder Truck Rental**
Facility Address: 3711 Crossroads Parkway
Location: 1,000 feet West (across I-95)
Database Info: AST
Regulatory Info: In October 2019, two 12,000-gallon aboveground storage tanks (ASTs) were removed and replaced with one new 20,000-gallon AST. A Tank Closure Assessment Report (TCAR) was submitted on January 8, 2020. According to the TCAR, a small release of diesel occurred during piping removal. Visibly impacted soil was excavated using hand tools and containerized in drums for proper disposal. Confirmatory soil and groundwater samples did not exceed SCTLs or GCTLs. Based on the information reviewed, this facility does not pose a *REC* to the subject property.

8. Facility Name: **Yellow Freight Trucking**
Facility Address: I-95/Okeechobee Road
Location: 2,000 feet North/Northwest
Database Info: Responsible Party
Regulatory Info: A discharge of 125 gallons of diesel occurred on June 11, 1994 as a result of a vehicle accident along the northbound lane of I-95 approximately 100

yards north of the interchange with Okeechobee Road Initial remedial actions included removal of 48.23 tons of impacted soil. No Further Action was approved by the FDEP on August 9, 1995. Based on the file review and distance, the identified listed facility does not pose a *REC* to the subject property.

5.2 Orphan Sites

Facilities that cannot be accurately mapped due to inaccurate or missing data in the address are identified by EDR as "Orphan Sites". As part of the EDR database report review, UES attempts to geographically locate orphan sites identified by EDR.UES examined the Orphan Sites list and did not identify any nearby sites to the subject property.

5.3 Vapor Encroachment Screening

A Tier 1 Vapor Encroachment Screening (VES) for the subject property consistent with ASTM E2600-15, "*Standard Guide for Vapor Encroachment Screening on Property Involved in Real Estate Transactions"* was completed to comply with ASTM E 1527-13. The E2600-15 standard provides guidance on identifying and evaluating vapor migration at contaminated properties. Two conclusions are possible as a result of the VES: 1) A Vapor Encroachment Condition *(VEC)* exists; or 2) a *VEC* does not exist.

The purpose of a Vapor Encroachment Screening (VES) is to identify to the extent feasible pursuant to the procedures presented in the Standard Guide for Vapor Encroachment Screening on Property Involved in Real Estate Transaction (ASTM E2600-15). The VES is intended to be used independently or in conjunction with, but not as a replacement of, existing Practice E1527-13 Phase I ESA.

As specified in ASTM E2600-15 criteria, a records search was performed of federal and state, tribal environmental databases as a part of a Tier 1 Screening evaluation. This screening was performed to identify environmental permits, incidents, complaints, violations, response actions, contamination assessment planning and reporting, and remedial activities relating to owners, operators, and tenants on the subject property. In addition, environmental databases were reviewed for all adjoining and adjacent property addresses, and certain properties up to a third of a mile around the subject property, measured from the nearest subject property boundary.

The following table provides a summary of nearby facilities listed on searched regulatory databases to identify the area of concern as reported in the EDR report:

Standard Environmental Record Resource	Approximate Minimum Search Distance-Surrounding the site (miles)			
	Chemicals of Concern		Petroleum Hydrocarbon Chemicals of concern	
	Subject Property	Within 1/3 mile	On site	1/10 mile
FEDERAL RECORDS				
NPL	0	0	0	0
SEMS (CERCLIS)	0	0	0	0
RCRA CORRACTS	0	0	0	0
RCRA non-CORRACTS TSD	0	0	0	0
RCRA	0	0	0	0
Institutional/Engineering Control Registries	0	NR	0	NR
ERNS	0	NR	0	NR
STATE AND TRIBAL RECORDS				
NPL	0	0	0	0
Landfill and/or solid waste disposal sites	0	0	0	0
LUST	0	0	0	0
Registered storage tanks lists	0	NR	0	0
Institutional control/engineering control registries	0	NR	0	NR
Voluntary cleanup sites	0	0	0	0
Brownfields	0	0	0	0

Notes: NR = Not Requested at this search distance.

Based on a review of available data, a *VEC* in connection with the subject property does not or is not likely to exist.

5.4 Additional Environmental Record Sources

No previous environmental investigation reports for the subject property were provided by the client or found in the review of regulatory agency records.

Based on all the information obtained, and the standard record sources utilized during the course of this assessment, no additional record sources were deemed necessary for the purpose of identifying *RECs* associated with the subject property.

6.0 PHYSICAL SETTING SOURCES

A preliminary review of available physical setting source information was performed that consisted of physiographic, subsurface geologic, regional groundwater information, and local well field protection maps of the subject area.

6.1 Review of USGS Topographic Map

A United States Geological Survey (USGS) 7.5-Minute Series Topographic Map FORT PIERCE NW, FL (1983) was examined to determine the geographical features at and around the subject property. The north portion of the subject property site is located at an approximate elevation of 18 feet above mean sea level (amsl). The east portion of property is depicted as cleared land. The west/southwest portions of property are depicted as vegetated. South Jenkins Road is depicted to the east. I-95 is depicted to the west. Ten Mile Creek is depicted approximately 2,000 feet to the south. No building structures, surface water bodies, marshy areas, mines, or borrow pits are depicted on the subject property.

6.2 Site Soils

The United States Department of Agriculture, Soil Conservation Service, "Soil Survey of St. Lucie County Area, Florida" (Watts and Stankey, 1980) was reviewed. Additionally, the Web Soil Survey (WSS) from the National Resource Conservation Service was reviewed. The Soil Survey identifies the predominant site soils as Ankona Sand (Map Unit 2) and Nettles Sand (Map Unit 25). Soils in these categories are described below:

Ankona Sand (Map Unit 2): This unit comprises approximately 75 percent of the subject property. This is a nearly-level, poorly drained soil on broad flatwoods. Typically, the surface layer is sand about 11 inches thick. It is black in the upper 3 inches and dark gray in the lower 8 inches. The subsurface layer contains light gray sand approximately 38 inches thick. The subsoil extends to a depth of 57 inches. It is black, moderately cemented sand in the upper 10 inches and grayish-brown sandy loam in the lower 9 inches. The substratum contains olive-gray loamy fine sand to a depth of 80 inches or more. The water table is within a depth of 10 inches for 1 to 4 months and within a depth of 10 to 40 inches for 6 to 9 months in most years. The water table recedes to a depth below 40 inches during dry periods. Permeability is rapid in the surface and subsurface layers, very slow to slow in the subsoil, and moderate to rapid in the substratum.

Nettles Sand (Map Unit 25): According to the soil survey, this unit comprises 25 percent of the subject property in the eastern one-quarter of the property. This is a nearly-level, poorly drained soil in broad flatwoods. Typically, the surface layer is 11 inches thick and contains black sand in the upper 5 inches, very dark gray sand in the next 3 inches, and dark fine-grained sand in the lower 3 inches. The subsurface layer is 22 inches thick and contains light gray sand. The subsoil extends to a depth of 90 inches or more. The upper 6 inches of the subsoil contains black to reddish brown fine sand and weakly-cemented organic matter. T next 16 inches contains dark reddish brown loamy sand. The lower part of the subsoil contains pale olive gray loamy sand. The permeability is rapid in the surface and subsurface layers and slow in the subsoil. In natural conditions, the water table is at a depth of 10 to 40 inches for 4 to 6 months. It is at a depth of less than 10 inches for 2 to 4 months.

6.3 Site Geology and Hydrogeology

Two major aquifers are located in Martin County; the non-artesian shallow aquifer and the artesian Floridan aquifer (Lichtler, 1960). The shallow aquifer is the principal source of water in Martin County. The aquifer extends from a few feet below land surface to a depth of approximately 150 feet at the coast and thins to the west. The shallow aquifer is composed of the recent Pamlico Sand formation, Pleistocene-age Anastasia Formation and the Upper-Miocene-age Tamiami Formation. The shallow aquifer is underlain by a thick section of less permeable sediments that are predominantly sandy clay, fine sand and marl, the Miocene-age Hawthorn Group. This formation forms the upper confining layer to the underlying Floridan aquifer, consisting of a thick sequence of permeable limestones of Miocene and pre-Miocene age. In Martin County, the Floridan aquifer yields brackish water and is used mainly for irrigation.

Based on previous assessment data collected in 2005 at the subject property, the average depth to the water table at the subject property is estimated to be less than 5 feet below land surface. Groundwater in the shallow water-table aquifer beneath the subject property is estimated to flow southeast. Groundwater in the shallow aquifer generally flows from areas of higher elevation towards the coast or streams where it can discharge as baseflow. Water infiltrates the aquifer from rainfall and discharges as baseflow to streams, to the coast, by evapotranspiration, and downward recharge to deeper aquifers. Local groundwater flow (flow direction and velocity) may be influenced by the proximity of water-supply wells and local surface-water management. The specific groundwater flow beneath the subject property can only be determined by field methods.

7.0 HISTORICAL USE INFORMATION ON THE SUBJECT PROPERTY

The objective of consulting historical sources is to develop a history of the previous uses of the subject property, in order to help identify the likelihood of past uses having led to *RECs* in connection with the property. Only those sources deemed reasonably ascertainable were reviewed, pursuant to the standard practice.

7.1 Fire Insurance Maps

Sanborn® Fire Insurance Maps were not available for the subject property.

7.2 City Directories

Because the property has been historically undeveloped with no known historical address, city directory listings for the subject property were not available.

7.3 Historical Topographic Maps

UES reviewed four available historical topographic maps (1950 1970, 1967, 1983, and 2012). Copies of topographic maps are provided in **Appendix E**. The following observations for the subject property are made:

The 1950 map depicts the subject property as undeveloped, mostly vegetated land. One circular-shaped low-lying wet area is depicted along the west property boundary. Another low-lying wet area is depicted just outside the northwest property corner. A landing strip (aircraft runway) for a private airport is depicted to the north. Ten Mile Creek is depicted approximately 2,000 feet to the south. The 1970 map depicts the subject property similar to the 1950 map. The 1983 map depicts the subject property similar to the previous maps. The landing strip and private airport are no longer depicted. I-95 is depicted under construction adjacent to the west. A residential development along Briargate Road is now depicted to the south/east. The 2012 map does not show individual features but does not depict significant changes. No building structures, marshy area symbols, mines, or borrow pits are depicted on the subject property in any of the topographic maps reviewed.

7.4 Historical Aerial Photograph Review

Aerial photographs dated 1944, 1950, 1958, 1969, 1980, 1992, 1994, 1999, 2007, 2010, 2013 and 2017 were obtained from EDR. An aerial photograph from 2021 was reviewed from the Google Earth website. The subject property is visible in all the photographs. Historical aerial photographs are provided in **Figures 4 through 14**. A general description of each photograph using current names and identifiers follows.

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1944: The subject property appears as pastureland with low-growth vegetation (grass) and scattered trees. One circular-shaped, low-lying wet area is visible along the west property boundary and extending offsite to the west. Jenkins Road is visible as an unpaved roadway at its current location along the east property boundary. A drainage ditch is visible along the north property boundary.

1950: The subject property appears to be essentially unchanged from the previous photograph.

1958: The subject property appears to be essentially unchanged from the previous photograph. Small paths (possibly livestock trails) are visible on the property. A small ditch is now visible along the south boundary and turning south at the

"panhandle" portion of the property. An unidentifiable object (possibly a livestock feeder) is noted near the center of the subject property.

1969: The subject property appears to be essentially unchanged from the previous photograph.

1980: The subject property no longer appears as active pastureland. The vegetation has increased in density, especially in the west portion of the site. A few small areas with unidentifiable objects (possibly discarded debris and/or disturbed soil) is noted in the south-central portion of the property.

1992: The vegetation on the subject property has again increased in density. An unpaved trail is now visible crossing through the center of the property. An area of disturbed soil is visible at the east end of this trail near South Jenkins Road.

1994: The subject property appears to be essentially unchanged from the previous photograph.

1999: The subject property appears to be essentially unchanged from the previous photograph.

2007: The subject property appears to be essentially unchanged from the previous photograph. The vegetation has increased in density.

2010: The subject property appears to be essentially unchanged from the previous photograph. A new unpaved trail is now visible in the south "panhandle" portion of the property.

2013: The subject property appears to be essentially unchanged from the previous photograph.

2017: The subject property appears to be essentially unchanged from the previous photograph. Dense vegetation is now reclaiming the previous visible unpaved trails.

2021: This photograph was viewed on the Google Earth website. Several unpaved trails are visible crossing through the subject property. Unidentifiable objects that appear to be discarded debris are now visible in the northeast portion of the property.

7.5 Previous Environmental Investigations

No previous environmental investigation reports for the subject property were provided by the

client or found in the review of regulatory agency records.

8.0 HISTORICAL USE INFORMATION ON ADJOINING PROPERTIES

8.1 Fire Insurance Maps

Sanborn® Fire Insurance Maps were not available for the adjoining properties.

8.2 City Directories

City Directory listings for surrounding addresses in the 2900 to 3300 block of South Jenkins Road were reviewed in varying-year intervals from 1992 until 2017. St Peter Lutheran Church was identified at 2900 South Jenkins Road beginning in 2005. No listings that appear to be involved with petroleum, dry cleaning or other industrial business were reported within the address range reviewed.

8.3 Historical Topographic Maps

The 1950 map depicts the surrounding area as undeveloped, mostly vegetated land a low-lying wet area is depicted just outside the northwest property corner. A landing strip (aircraft runway) for a private airport is depicted to the north. An unpaved trail is depicted along the south property boundary. Ten Mile Creek is depicted approximately 2,000 feet to the south. The 1970 map depicts the surrounding areas similar to the 1950 map. The landing strip and private airport are no longer depicted in the 1983 map. I-95 is depicted under construction adjacent to the west. A residential development along Briargate Road is now depicted to the south/east. The 2012 map does not show individual features but does not depict significant changes. No marshy area symbols, mines, or borrow pits are depicted on the surrounding properties in any of the topographic maps reviewed.

8.4 Historical Aerial Photographs

1944: The adjacent properties to the south and west appear as pastureland with scattered trees similar to the subject property. South Jenkins Road is visible as an unpaved road at its current location along the east property boundary. The adjacent property east of South Jenkins Road appears as pastureland. A drainage ditch is visible along the north property boundary. The property north of the ditch appears as agricultural land (citrus). However, the citrus operation does not appear to be active. A semi-circular shaped low-lying area is noted adjacent to the northwest

property corner. A large area that has been cleared for row crops is noted to the north-northwest surrounding the wet area.

1950: The citrus trees to the north have been removed. East-to-west crowns and troughs are visible in the area of the former citrus trees. The row crops to the north-northwest are no longer visible. This area now appears as pastureland.

1958: A small building (possibly a house) and two tall cylindrical-shaped objects (possibly silos) are noted along South Jenkins Road adjacent to the southeast property corner. The adjacent properties still appear as pastureland, but some small ditches are now visible. A strip of grass (north-to-south) is visible on the adjacent property to the north. This was a former aircraft landing strip. It does not extend to the subject property.

1969: A road (Briargate Road) and 13 residential structures (houses) are now visible on the adjacent property to the south. The small building structure south of the southeast property corner is again visible. The two tall cylindrical-shaped objects are no longer seen. The adjacent property to the north appears as improved pastureland. The grass aircraft landing strip is no longer visible. A pond (elliptical in shape) has been constructed adjacent to the northwest property corner.

1980: Interstate 95 (I-95) and its interchange with Okeechobee Road are now visible and appear to be under construction to the west and northwest. The adjacent property to the north now appears as active row crops. Two additional houses (now a total of 15) are noted along Briargate Road to the south. South Jenkins Road now appears to be paved.

1992: The construction of I-95 and its interchange to the west and northwest appears to be completed. The adjacent property to the north again appears to be active agricultural row crops. The adjacent property to the east of South Jenkins Road now appears as woodlands. A building that appears to be a church is now visible approximately 700 feet to the southeast of the south property panhandle.

1994: The surrounding areas appear to be essentially unchanged from the previous photograph.

1999: The surrounding areas appear to be essentially unchanged from the previous photograph.

2007: The surrounding areas appear to be essentially unchanged from the previous photograph. Commercial development is noted to the west of I-95.

2010: The church to the south has expanded to the north with a new, larger building approximately 500 feet southeast of the south property panhandle. The parking lot for the church is within 150 feet of the south property panhandle. A new church

building (Grace Church) is now visible approximately 200 feet to the northeast (across South Jenkins Road).

2013: The agricultural row crop fields adjacent to the north no longer appear to be active. This area has become overgrown with dense vegetation. The remaining surrounding areas appear to be essentially unchanged.

2017: The surrounding areas appear to be essentially unchanged from the previous photograph.

2021: This photograph was viewed on the Google Earth website. A recreational vehicle (RV) park/campground (KOA) has been constructed and is now visible to the east/southeast across South Jenkins Road. A constructed large elliptical-shaped lake associated with the RV park/campground is now visible. The remaining surrounding areas appear to be essentially unchanged.

9.0 SITE RECONNAISSANCE INFORMATION

9.1 Methodology and Limiting Conditions

The objective of the site reconnaissance is to obtain information indicating the likelihood of identifying *RECs* in connection with the property. UES personnel visually and physically observed the property not obstructed by bodies of water, adjacent buildings, or other obstacles, such as high-standing vegetation. Robert P. Crowell, P.G., Senior Geologist with UES performed a walk-through reconnaissance at the subject property on July 12, 2021. The subject property boundaries were based on the information provided by the Client. Photographs of the subject property taken during site reconnaissance are included as **Appendix F**.

9.2 General Site Setting

Within the scope of this Phase I ESA, UES noted the uses and conditions of the subject property, to the extent visually or physically observed during the site visit. The subject property was observed to be vacant land containing woodlands and clearings. Several unpaved trails were observed on the subject property.

9.3 Hazardous Substances in Connection with Identified Uses

No hazardous substances were observed on the subject property during site reconnaissance.

9.4 Storage Tanks

No evidence of petroleum underground storage tank systems (vent pipes, fill ports, pipelines, or access ways indicating underground storage tanks) were observed on the subject property during the site visit.

9.5 Odors

No noxious or unusual odors were detected on the property during the site reconnaissance.

9.6 Pools of Liquid

Several areas in the west part of the property containing standing surface water from recent rains were observed on the subject property.

9.7 Drums

No drums were observed on the subject property.

9.8 Hazardous Substance and Petroleum Products Containers

No hazardous waste or petroleum product containers were observed on the subject property.

9.9 Unidentified Substance Containers

No unidentified substance containers were observed on the property during the site visit.

9.10 Indications of Polychlorinated Biphenyls

No electrical transformers or other equipment that may contain polychlorinated biphenyls (PCBs) were observed on the subject property.

9.11 Indications of Pits, Ponds or Lagoons

No evidence of pits, ponds, or lagoons; stained soil or pavement; stressed vegetation; solid waste disposal, waste burial, wastewater discharges, septic systems; or potable or irrigation wells was observed on the subject property.

9.12 Indications of Solid Waste Disposal

Numerous areas of discarded trash and debris was observed on the subject property. The debris included tires, mattresses, scrap roofing materials (shingles) scrap metal, scrap concrete, wood scrap, asphalt chunks, one 250-gallon high density polyethylene (HDPE) chemical storage tank (empty with vegetation observed), several water-treatment cylinders, beverage containers and food wrappers. Some of the debris was covered by dense vegetation precluding precise inspection. This discarded trash is considered as *de minimis* but may be in violation of Florida Statues 403.413 ("Florida Litter Law").

9.13 Other Observations

A recreational vehicle (camper) and a boat on a trailer (possible squatter residence) was observed in the northwest corner of the property.

A tent (possible transient home) was observed on the subject property. Evidence of past transient resident activity was observed on the subject property.

10.0 INFORMATION FROM INTERVIEWS

10.1 Interview with Owner

No owner interviews were conducted.

10.2 Interview with Site Manager

The subject property is currently vacant.

10.3 Interviews with Local Government Officials

UES conducted a file review on the Florida Department of Environmental Protection's online OCULUS system regarding the subject property and surrounding properties identified during the records review. Information obtained during the interview is included in this report.

11.0 DATA GAPS AND FAILURE

11.1 Data Gaps

No owner interviews were conducted. Based on the historical data obtained in the records review, this data gap does not appear to be significant. Dense vegetation may have precluded precise inspection to some areas of the property. No significant data gaps were identified during the preparation of this Phase I ESA.

11.2 Data Failure

A data failure occurs when the review of historical information, does not identify the use of a property back to the first development or to 1940 (whichever is earlier). The earliest available record for the site dates back to a 1944 aerial photograph, which depicts the subject property and surrounding areas as pastureland. Based on visible observations made and a review of the available historical resources, this data failure does not pose a *REC* in connection with the subject property.

12.0 FINDINGS

UES was retained by Marshall Property Services, LLC to conduct a Phase I Environmental Site Assessment of a 27.89-acre vacant property (Parcel Number 2325-231-0001-000-4) located west of South Jenkins Road in Fort Pierce, St. Lucie County, Florida. Any limitations, exceptions, or deletions from this practice are described in this report.

12.1 *VECs*

Based on our research and site reconnaissance, no *VECs* were identified in connection with the subject property.

12.2 RECs

Based on our research and site reconnaissance, no *RECs* were identified in connection with the subject property.

12.3 Controlled Environmental Conditions

Based on our research and site reconnaissance, no *controlled RECs* were identified in connection with the subject property.

12.4 Historical Environmental Conditions

Based on our research and site reconnaissance, no *historical RECs* were identified in connection with the subject property.

12.5 *De minimis* Conditions

De minimis conditions identified in relation to the subject property include numerous areas of discarded trash/debris that was observed on the property. The trash/debris consisted of inert materials and therefore, is not considered a *REC*.

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13.0 OPINION

It is the opinion of UES that no further assessment or investigation is necessary at this time. The discarded debris on the property should be removed for proper disposal.

14.0 CONCLUSIONS

UES has performed a Phase I Environmental Site Assessment (Phase I ESA) of a 27.89-acre vacant property (Parcel Number 2325-231-0001-000-4) located west of South Jenkins Road in Fort Pierce, St. Lucie County, Florida. The assessment was performed in general conformance with the scope and limitations of ASTM Practice E 1527-13. Any exceptions to, or deletions from, this practice are described in this report.

This assessment has revealed no evidence of *VECs* in connection with the subject property.

This assessment has revealed no *RECs* in connection with the subject property.

This assessment revealed no controlled *RECs* in connection with the subject property.

This assessment revealed no historical *RECs* in connection with the subject property.

Discarded trash/debris was observed on the property. The trash/debris consisted of inert materials and therefore, is not considered a *REC*. This may be in violation of the Florida Statutes 403.413 ("Florida Litter Law"). The discarded trash/debris should be removed for proper disposal.

15.0 DEVIATIONS

No deviations from the standard practices occurred during the Phase I ESA. No other deviations regarding budgets, due dates, or limitations were encountered during the course of this Phase I ESA.

16.0 ADDITIONAL SERVICES

The purpose of the Phase I ESA was met through the performance of four components: records review, site reconnaissance, interviews, and preparation of the Phase I ESA report. Non-scope considerations, or those issues considered to be of potential environmental concern at a property outside the scope of the ASTM E 1527-13 practice, were not addressed. More specifically, non-scope considerations which were not included within UES' Phase I ESA scope of work included, but were not limited to: asbestos containing materials, radon, lead-based paint, lead in drinking water, wetlands, regulatory compliance, cultural and historical risks, industrial hygiene, health and safety, ecological resources, endangered species, indoor air quality (with exception of vapor intrusion due to a release of hazardous substances or petroleum compounds), and high voltage power lines. In accordance with ASTM E 1527-13, Section 13.1.5, no assessment of such non-scope considerations is required for appropriate inquiry as defined in the standard practice.

16.1 Suspect Asbestos Containing Materials

No current building structures are located on the subject property. No suspected asbestos containing materials were observed on the subject property.

16.2 Lead-Based Paint

The property is vacant with no current building structures. No structures with painted surfaces were observed on the subject property.

16.3 Radon

Radon is a naturally-occurring radioactive gas generated from the decay of radium. It cannot be seen, smelled, or tasted. Indoor radon levels, which are dependent upon the construction of the building and the concentration of radon in the underlying soils, are more commonly a potential area of concern for buildings that have a basement. Based on the "Florida Statewide Radiation Study" prepared by Geomet Technologies, Inc., for the Florida Institute of Phosphate Research in November 1987, St. Lucie County has a low potential for radon. For that study, a total of 31 indoor radon samples were collected in St. Lucie County. Radon concentrations ranged from 0.2 picoCuries per liter (pCi/L) to 1.0 pCi/L. None of the 31 samples tested contained radon above the USEPA guidance concentration of 4.0 pCi/L.

The USEPA has designated St. Lucie County as a Zone 3, the lowest radon potential (EPA's Map of Radon Zones-Florida, United States Environmental Protection Agency, Office of Radiation and Indoor Air, September 1993). The predicted indoor radon concentration for Zone 3 is less than 2 pCi/L. Based on the referenced data, the potential for radon exposure, exceeding the USEPA guidance levels at the subject property is low.

16.3 Lead in Drinking Water

Fort Pierce Utilities Authority (FPUA) is anticipated for future potable water supply. According to the FPUA website, the 90th percentile lead concentration in 2019 (latest results available) was 0.7 parts per billion (ppb). This is below the Action Level (State Drinking Water Standard and Maximum Contaminant Level) of 15 ppb. Based on the referenced data, the potential for lead in drinking water exposure exceeding the Action Level at the subject property is low.

16.4 Wetlands

A wetlands determination was not performed as part of this assessment. The National Wetlands Inventory (NWI) map does not identify wetland areas on the subject property. A low-lying area was noted in historical aerial photographs and areas of standing water were noted in the west portion of the property. A wetlands determination may be prudent.

16.5 Wellfield Protection Zones

UES reviewed the City of Fort Pierce Comprehensive Plan, GOP Map 1-4 dated February 2011, "Well Locations and Wellfield Protection Zones". The subject property is not located within a wellfield protection zone.

17.0 REFERENCES

1. *ASTM Standards on Environmental Site Assessments for Commercial Real Estate (ASTM Practice E 1527-13)*: 1916 Race Street, Philadelphia 19103.

2. Environmental Data Resources (EDR®), Inc., Radius Map satisfying Government records search requirements of ASTM Standard Practice for Environmental Site Assessments, E 1527-13.

3. *Geologic Map of Florida*: U.S. Geologic Survey - State of Florida, Center for Environmental & Natural Resources. 1981.

4. Geomet Technologies, Inc., 1987. "Florida Statewide Radiation Study". prepared for the Florida Institute of Phosphate Research, November 1987.

5. *The Physiographic Divisions of Florida*: Cooperative Extension Service; University of Florida; Institute of Food & Agricultural Sciences; U.S. Department of Agriculture. 1981.

6. Google Earth. 2021. [Online] http://earth.google.com/download-earth.html.

7. Reese, R. S., 2004. "*Hydrogeology, Water-Quality, and Distribution and Source of Salinity in the Floridan Aquifer System, Martin and St. Lucie Counties, Florida*", United States Geological Survey, Water Resources Investigation Report 03-4242.

8. USEPA, 1993. "EPA's Map of Radon Zones-Florida", Office of Radiation and Indoor Air, September 1993.

9. Watts, F. C., and Stenkey, D., L., 1980. *Soil Survey of St. Lucie County Area Florida*: U.S. Department of Agriculture, Soil Conservation Service, March 1980.

18.0 QUALIFICATIONS OF ENVIRONMENTAL PROFESSIONALS

Qualifications of individuals participating in this ESA are included in **Appendix G**.

FIGURES

Figure 1: Site Location Map
Figure 2: Site Sketch 1
Figure 3: Topographic Map
Figure 4: Aerial Photograph, 1944
Figure 5: Aerial Photograph, 1950
Figure 6: Aerial Photograph, 1958
Figure 7: Aerial Photograph, 1969
Figure 8: Aerial Photograph, 1980
Figure 9: Aerial Photograph, 1992
Figure 10: Aerial Photograph, 1999
Figure 11: Aerial Photograph, 2007
Figure 12: Aerial Photograph, 2010
Figure 13: Aerial Photograph, 2013
Figure 14: Aerial Photograph, 2017

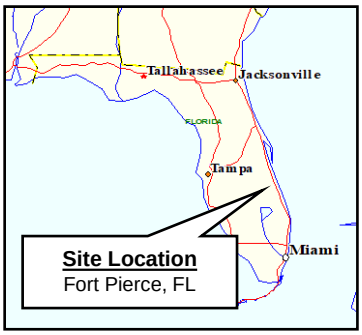

FIGURE 1
SITE LOCATION MAP
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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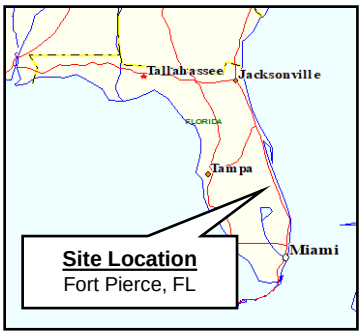

FIGURE 2
SITE SKETCH
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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Vacant Overgrown
Former Agriculture Area
Grace Church
Camper/Squatter
Drainage Ditch
95
Wet Area
I-95
S Jenkins Rd
KOA Campground
Iglesia Esmirna
Residential
Briargate Ln
Westside Church

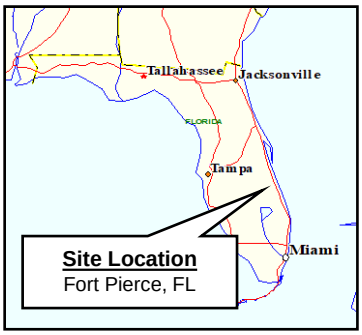

FIGURE 3
TOPOGRAPHIC MAP
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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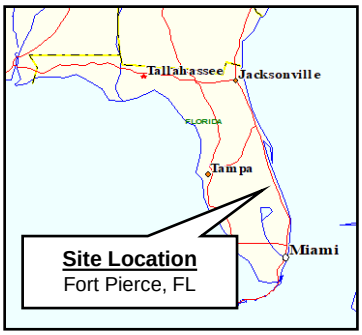

FIGURE 4
AERIAL PHOTOGRAPH 1944
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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Approximate Site Boundary

INQUIRY #: 6566311.8
YEAR: 1944
= 500'
N
EDR

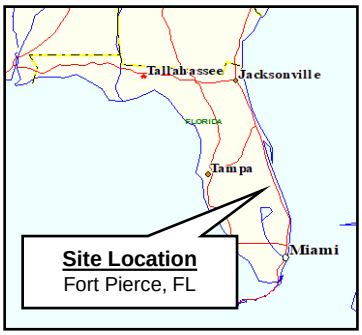

FIGURE 5
AERIAL PHOTOGRAPH 1950
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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Approximate Site Boundary

INQUIRY #: 6566311.8
YEAR: 1950
= 500'
N
EDR

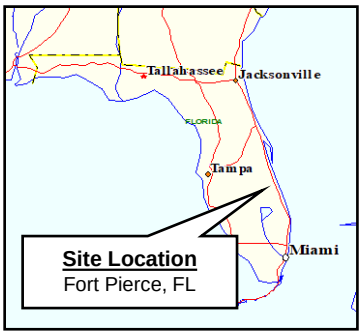

FIGURE 6
AERIAL PHOTOGRAPH 1958
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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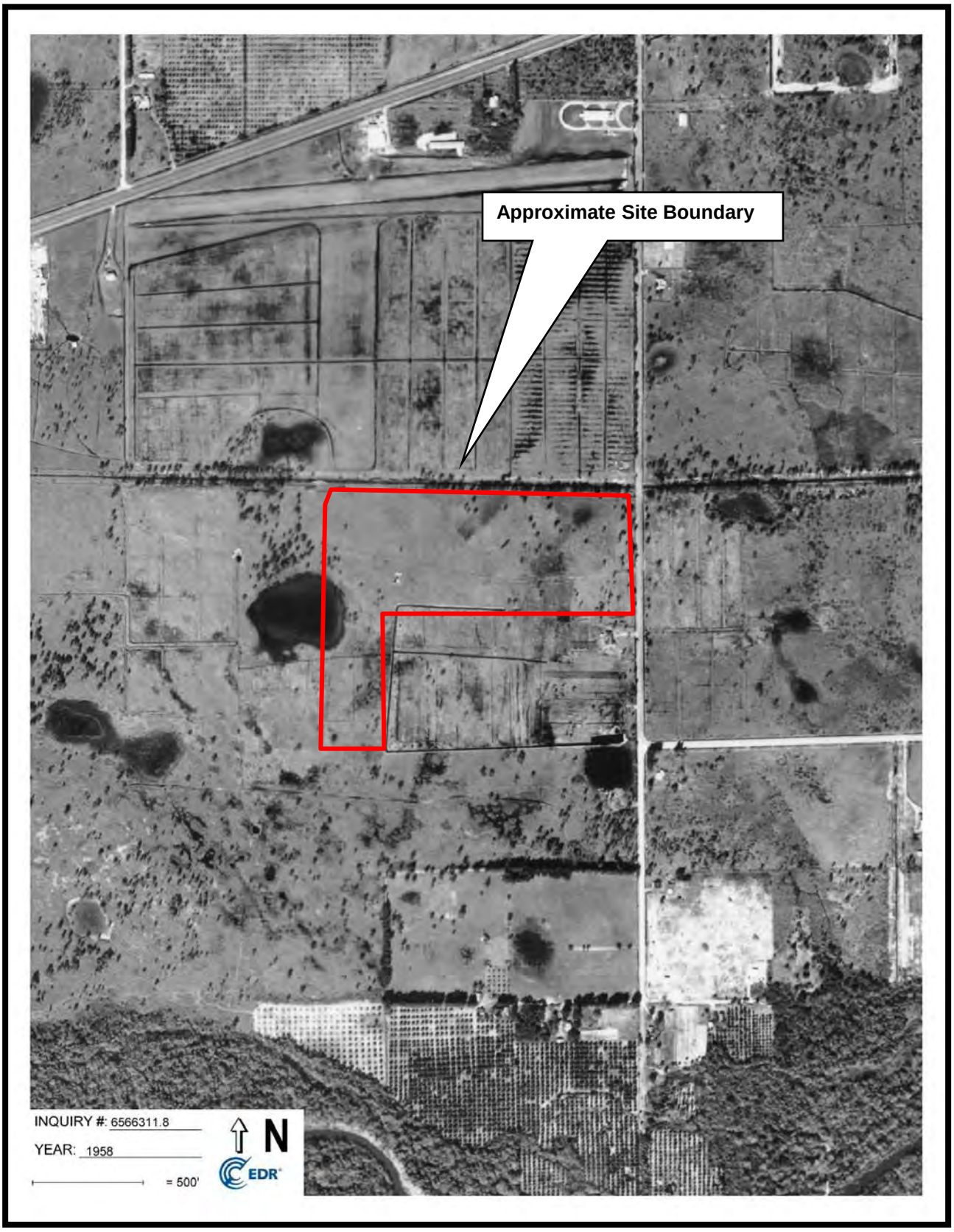

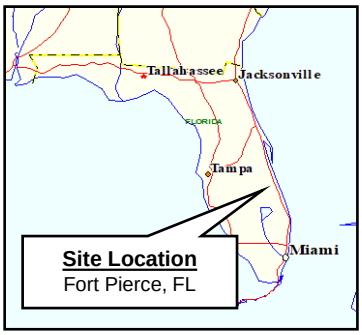

FIGURE 7
AERIAL PHOTOGRAPH 1969
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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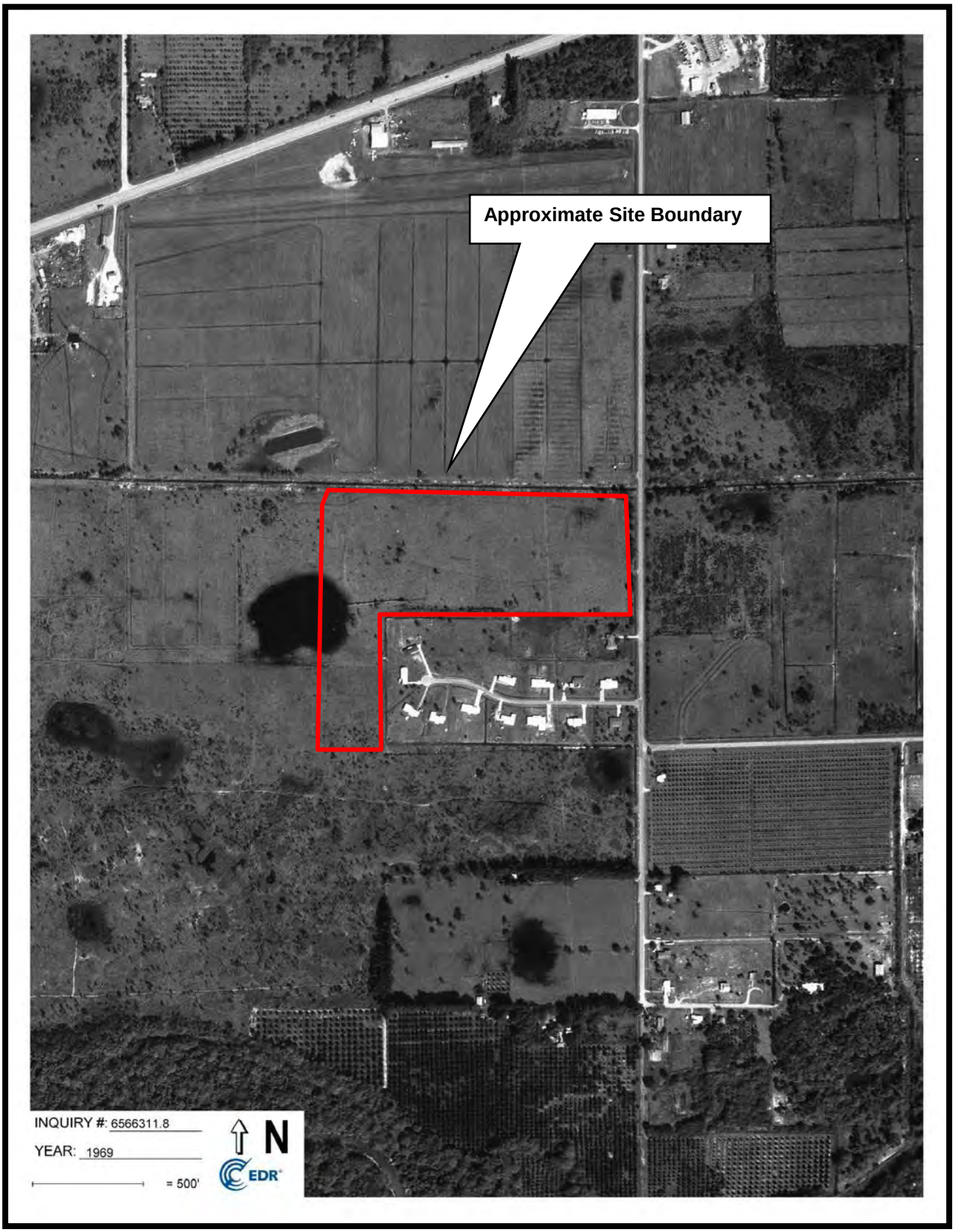

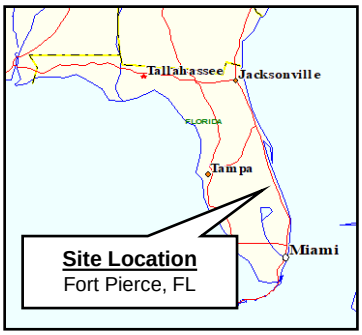

FIGURE 8
AERIAL PHOTOGRAPH 1980
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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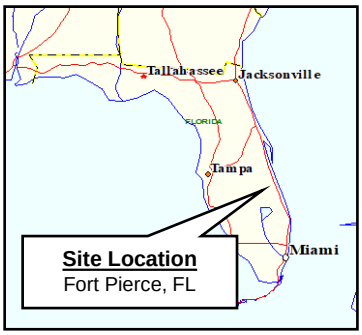

FIGURE 9
AERIAL PHOTOGRAPH 1992
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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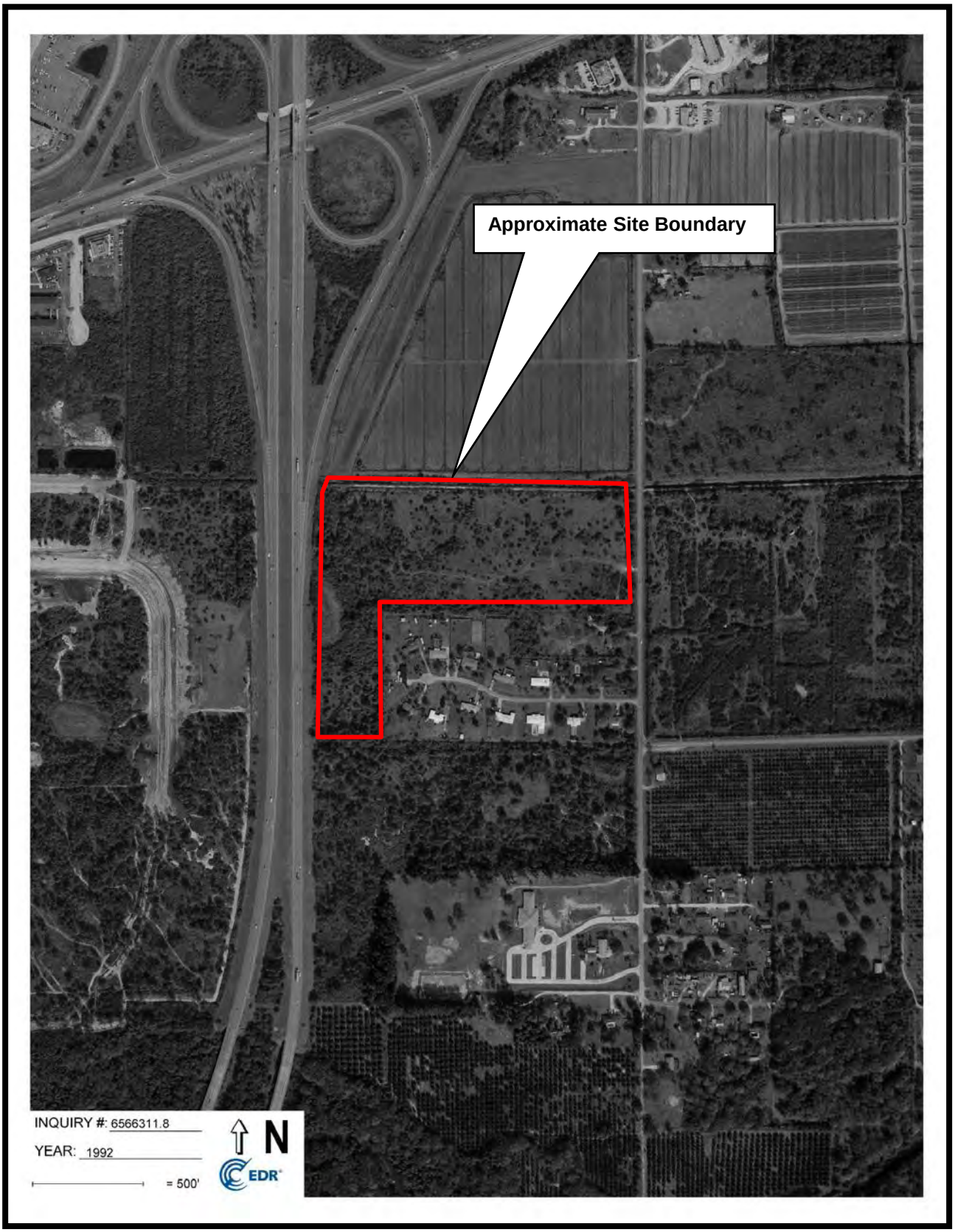

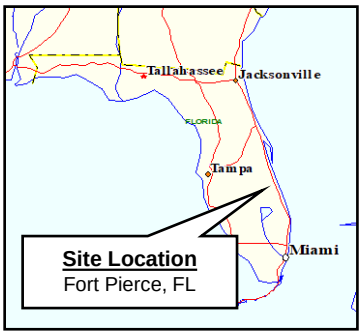

FIGURE 10
AERIAL PHOTOGRAPH 1999
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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ENGINEERING SCIENCES

Approximate Site Boundary

INQUIRY #: 6566311.8
YEAR: 1999
= 500'
N
EDR

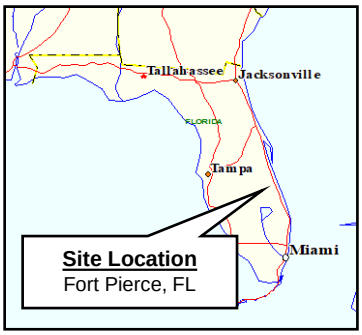

FIGURE 11
AERIAL PHOTOGRAPH 2007
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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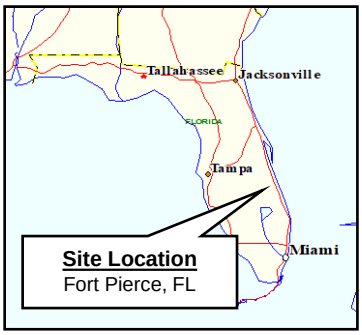

FIGURE 12
AERIAL PHOTOGRAPH 2010
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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UNIVERSAL ENGINEERING SCIENCES

Approximate Site Boundary

INQUIRY #: 6566311.8
YEAR: 2010
= 500'
N
EDR

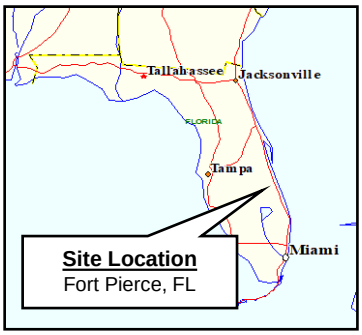

FIGURE 13
AERIAL PHOTOGRAPH 2013
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

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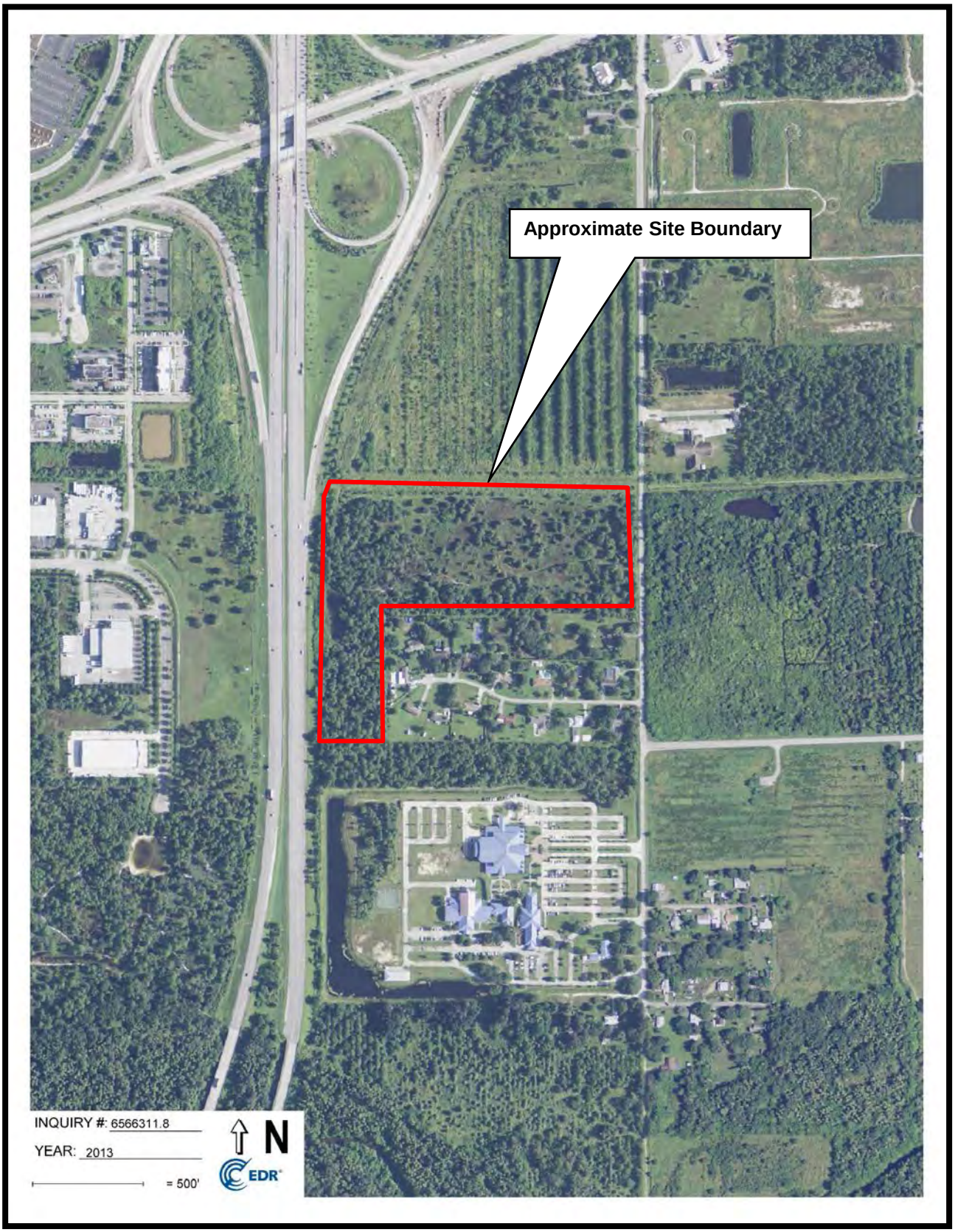

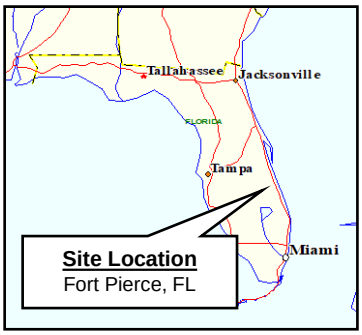

FIGURE 14
AERIAL PHOTOGRAPH 2017
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

N
W E
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UNIVERSAL ENGINEERING SCIENCES

Approximate Site Boundary

INQUIRY #: 6566311.8
YEAR: 2017
= 500'
N
EDR

APPENDIX A

Environmental Information and User Questionnaires

ENVIRONMENTAL INFORMATION QUESTIONNAIRE (EIQ)
(To be completed during site investigation activities)

DATE: Site Visit – July 12, 2021

PROJECT NAME: 3340.2100065.0000 – 27.89-Acre Vacant Property

PROJECT ADDRESS AND LOCATION: West Side of South Jenkins Road, Fort Pierce, St. Lucie, St. Lucie County, Florida

CLIENT: Marshall Property Services, LLC

CLIENT ADDRESS: 4400 East 100 North, Shelbyville, Indiana 46176

CLIENT PHONE NUMBER: (317) 800-0385

PROPERTY OWNERS: Kiva Development, LLC

Address:

PROPERTY MANAGER: N/A

Address:

Phone:

OCCUPANTS: N/A

Address:

Phone:

Question		Observed During Site Visit	
1a. Is the property used for an *industrial* use?	☐Yes)	☒ No	☐ Unk
1b. Is any *adjoining property* used for an industrial use.	☐Yes	☒ No	☐ Unk
2a. Did you observe evidence or do you have any prior knowledge the *property* has been used for an industrial use in the past.	☐Yes	☒ No	☐ Unk
2b. Did you observe evidence or do you have any prior knowledge that any *adjoining property* has been used for an industrial use in the past.	☐Yes	☒ No	☐ Unk
3a. Is the *property* used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility (if applicable, identify which)?	☐Yes	☒ No	☐ Unk
3b. Is any *adjoining property* used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility (if applicable, identify which)?	☐Yes	☒ No	☐ Unk

Question	Observed During Site Visit		
4a. Did you observe evidence or do you have any prior knowledge that the *property* has been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility (if applicable, identify which)?	☐ Yes	☒ No	☐ Unk
4b. Did you observe evidence or do you have any prior knowledge that any *adjoining property* has been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility (if applicable, identify which)?	☐ Yes	☒ No	☐ Unk
5a. Are there currently any damaged or discarded automotive or industrial batteries, pesticides, paints, or other chemicals in individual containers of >5 gal (19 L) in volume or 50 gal (190 L) in the aggregate, stored on or used at the *property* or at the facility.	☐ Yes	☒ No	☐ Unk

Question	Observed During Site Visit		
5b. Did you observe evidence or do you have any prior knowledge that there have been previously any damaged or discarded automotive or industrial batteries, or pesticides, paints, or other chemicals in individual containers of >5 gal (19 L) in volume or 50 gal (190 L) in the aggregate, stored on or used at the *property* or at the facility?	☐Yes	☒ No	☐ Unk
6a. Are there currently any industrial drums (typically 55 gal (208 L) or sacks of chemicals located on the property or at the facility?	☐Yes	☒ No	☐ Unk
6b. Did you observe evidence or do you have any prior knowledge that there have been previously any industrial *drums (*typically 55 gal (208 L) or sacks of chemicals located on the property or at the facility?	☐Yes	☒ No	☐ Unk
7a. Did you observe evidence or do you have any prior knowledge that *fill dirt* has been brought onto the property that originated from a contaminated site?	☐Yes	☒ No	☐

Question	Observed During Site Visit		
7b. Did you observe evidence or do you have any prior knowledge that *fill dirt* has been brought onto the property that is of an unknown origin?	☐Yes	☒ No	☐ Unk
8a. Are there currently any *pits*, *ponds*, or *lagoons* located on the *property* in connection with waste treatment or waste disposal?	☐Yes	☒ No	☐ Unk
8b. Did you observe evidence or do you have any prior knowledge that there have been previously, any *pits, ponds*, or *lagoons* located on the property in connection with waste treatment or waste disposal.	☐Yes	☒ No	☐ Unk
9a. Is there currently any stained soil on the *property*.	☐Yes	☒ No	☐ Unk
9b. Did you observe evidence or do you have any prior knowledge that there has been previously, any stained soil on the *property*?	☐Yes	☒ No	☐ Unk
10a. Are there currently any registered or unregistered storage tanks (above or underground) located on the *property*?	☐Yes	☒ No	☐ Unk

Question	Observed During Site Visit		
10b. Did you observe evidence or do you have any prior knowledge that there have been previously, any registered or unregistered storage tanks (above or underground) located on the *property*.	☐Yes	☒ No	☐ Unk
11a. Are there currently any vent pipes, fill pipes, or access ways indicating a fill pipe protruding from the ground on the *property* or adjacent to any structure located on the *property*?	☐Yes	☒ No	☐ Unk
11b. Did you observe evidence or do you have any prior knowledge that there have been previously, any vent pipes, or access ways indicating a fill pipe protruding from the ground on the *property* or adjacent to any structure located on the *property*?	☐Yes	☒ No	☐ Unk
12a. Is there currently evidence of leaks, spills or staining by substances other than water, or foul odors, associated with any flooring, drains, walls, ceilings, or exposed grounds on the property.	☐Yes	☒ No	☐ Unk

Question	Observed During Site Visit		
12b. Did you observe evidence or do you have any prior knowledge that there have been previously any leaks, spills, or staining by substances other than water, or foul odors, associated with any flooring drains, walls, ceilings or exposed grounds on the property?	☐ Yes	☒ No	☐ Unk
13a. If the property is served by a private well or non-public water system, is there evidence or do you have prior knowledge that contaminates have been identified in the well of system that exceed guidelines applicable to the water system?	☐ Yes	☒ No	☐ Unk
13b. If the property is served by a private well or non-public water system, is there evidence or do you have prior knowledge that the well has been designated as contaminated by any government environmental / health agency?	☐ Yes	☒ No	☐ Unk

Question			
14. Does the *owner* or *occupant* of the *property* have any knowledge of environmental liens or governmental notification relating to past or recurrent violations of environmental laws with respect to the *property* or any facility located on the *property*?	☐Yes	☒ No	☐ Unk
15a. Has the owner or occupant of the property been informed of the past existence of *hazardous substances* or *petroleum products* with respect to the *property* or any facility located on the *property*?	☐Yes	☒ No	☐ Unk
15b. Has the *owner* or *occupant* of the *property* been informed of the current existence of *hazardous substances* or *petroleum products* with respect to the *property* or any facility located on the *property*?	☐Yes	☒ No	☐ Unk
15c. Has the *owner* or *occupant* of the *property* been informed of the past existence of environmental violations with respect to the *property* or any facility located on the *property*?	☐Yes	☒ No	☐ Unk

Observed During Site Visit

Question			
15d. Has the *owner* or *occupant* of the *property* been informed of the current existence of environmental violations with respect to the *property* or any facility located on the *property*?	☐Yes	☒ No	☐ Unk
16. Does the owner or *occupant* of the *property* or facility have any knowledge of any *environmental site assessment* of the *property* or facility that indicated the presence of *hazardous substances* or *petroleum products* on, or contamination of, the *property* or recommended further assessment of the *property*?	☐Yes	☒ No	☐ Unk
17. Does the *owner* or *occupant* of the *property* know of the any past, threatened, or pending lawsuits or administrative proceedings concerning a release or threatened of any *hazardous substance* or *petroleum products* involving the *property* by owner or occupant of the *property*?	☐Yes	☒ No	☐ Unk

Observed During Site Visit

Question	Observed During Site Visit		
18a. Does the *property* discharge waste water (not including sanitary waste or storm water) onto or adjacent to the property and/or into a storm water system?	☐Yes	☒ No	☐ Unk
18b.Does the *property* discharge waste water (not including sanitary waste or storm water) onto or adjacent to the property and/or into a sanitary sewer system?	☐Yes	☒ No	☐ Unk
19. Did you observe evidence or do you have any prior knowledge that any *hazardous substances* or *petroleum products,* unidentified waste materials, tires, automotive or industrial batteries, or any other waste materials have been dumped above grade, buried and/or burned on the *property?*	☐Yes	☒ No	☐ Unk
20. Is there a transformer, capacitor, or any hydraulic equipment for which there are any records indicating the presence of PCB's?	☐Yes	☒ No	☐ Unk

Government Records / Historical Sources Inquiry

(See guide, Section 10)

21. Do any of the following Federal government record systems list the property or any property within the search distance noted below:

Database	Approximate Minimum Search Distance, miles (kilometers)		
Federal NPL site list	1.0 (1.6)	☐Yes	☒No
Federal Delisted NPL site list	0.5 (0.8)	☐Yes	☒No
Federal SEMS (CERCLIS) list	0.5 (0.8)	☐Yes	☒No
Federal SEMS (CERCLIS) NFRAP site list	0.5 (0.8)	☐Yes	☒No
Federal RCRA CORRACTS facilities list	1.0 (1.6)	☐Yes	☒No
Federal RCRA non-CORRACTS TSD facilities list	0.5 (0.8)	☐Yes	☒No
Federal RCRA generators list	Property and adjoining properties	☐Yes	☒No
Federal institutional control/engineering control registries	Property only	☐Yes	☒No
Federal ERNS list	Property only	☐Yes	☒No

State and tribal lists of hazardous waste sites identified for investigation or remediation:

Database	Approximate Minimum Search Distance, miles (kilometers)		
State–and tribal equivalent NPL	1.0 (1.6)	☐Yes	☒No
State–and tribal equivalent CERCLIS	0.5 (0.8)	☐Yes	☒No
State-and tribal landfill and/or solid waste disposal site lists	0.5 (0.8)	☐Yes	☒No
State-and tribal leaking storage tanks lists	0.5 (0.8)	☒Yes	☐No
State-and tribal registered storage tanks lists	0.25 (0.4)	☒Yes	☐No
State and tribal institutional control/engineering control registries	0.25 (0.4)	☐Yes	☒No
State and tribal voluntary cleanup sites	0.5 (0.8)	☐Yes	☒No
State and tribal Brownfield sites	0.5 (0.8)	☐Yes	☒No

22.	Based upon a review of fire insurance maps 10.2.3 or local street directories (10.2.3), all as specified in the guide, are any buildings or other improvements on the property or on an adjoining property identified as having been used for an industrial use or uses likely to lead to contamination of the property?	☐ Yes	☒ No	☐ Unk

The *Site Visit* and *Government Records* and *Historical Sources Inquiry* questionnaires were completed by:

Name	Robert P. Crowell, P.G.
Title	Senior Geologist/Environmental Department Manager
Firm	Universal Engineering Sciences
Address	607 NW Commodity Cove Port St. Lucie, Florida 34986
Phone number	(772) 924-3575
Date	July 12, 2021

Preparer's relationship to site: Environmental Professional/Assessor
Preparer's relationship to user: Consultant

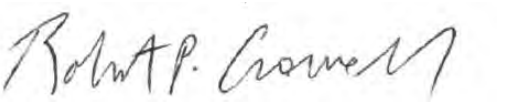
If the preparer(s) is different from the user, complete the following:

Name of User: Marshall Property Services, LLC

User's address: 4400 East 100 North, Shelbyville, Indiana 46176

User's phone number: (317) 800-0385

Preparer represents that to the best of the preparer's knowledge the above statements and facts are true and correct and to the best of the preparer's actual knowledge no material facts have been suppressed or misstated.

Signature 

ASTM PRACTICE E 1527-13

USER/CLIENT QUESTIONNAIRE

(To be completed and returned to GFA International)

In order to qualify for one of the *Landowner Liability Protections (LLPs)* offered by the Small Business Liability relief and Brownfields Revitalization Act of 2001 (*the "Brownfields Amendments),* the *user* must provide the following information (if available) to the *environmental professional*. Failure to provide this information could result in a determination that "*all appropriate inquiry"* is not complete.

GENERAL INFORMATION

User/Client Name(s): Marshall Property Services, LLC

Property name / address: Parcel # 2325-111-0001-000-2; 27.89 acres, West side of Jenkins Road, Fort Pierce, Florida

Property Type: Unimproved Land

Type of Property Transaction: Purchase

Reason Phase I ESA is Required: Purchase

Site Contact(s): Charles Marshall P. E. 317-800-0385

(1.)Environmental cleanup liens that are filed or recorded against the site (40 CFR 312.25). Are you aware of any environmental cleanup liens against the *property* that are filed or recorded under federal, tribal, state, or local law?

No

(2.)Activity and land use limitations (AULs) that are in place on the site or that have been filed or recorded in a registry (40 CFR 312.26). Are you aware of any AULs, such as *engineering controls*, land use restrictions or *institutional controls* that are in place at the site and/or have been filed or recorded in a registry under federal, tribal, state, or local law?

No

(3.)Specialized knowledge or experience of the person seeking to qualify for the LLP (40 CFR 312.28). As the *user* of this ESA do you have any specialized knowledge or experience related to the *property* or nearby properties? For example, are you involved in the same line of business as the current or former *occupants* of the property or an adjoining *property* so that you would have specialized knowledge of the chemicals and processes used by this type of business?

No

*(4.)*Relationship of the purchase price to the fair market value of the *property* if it were not contaminated (40 CFR 312.29). Does the purchase price being paid for this *property* reasonably reflect the fair market value of the *property*? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the *property*?

Yes

*(5.)*Commonly known or reasonably ascertainable information about the property (40 CFR 312.30). Are you aware of commonly known or *reasonably ascertainable* information about the *property* that would help the *environmental professional* to identify conditions indicative of releases or threatened releases? For example, as *user,*

a. Do you know the past uses of the *property*? No

b. Do you know of specific chemicals that are present or once were present at the *property*? No

c. Do you know of spills or other chemical releases that have taken place at the *property*? No

d. Do you know of any environmental cleanups that have taken place at the *property*? No

*(6.)*The degree of obviousness of the presence or likely presence of contamination at the property, and the ability to detect the contamination by appropriate investigation (40 CFR 312.31). As the *user* of this *ESA,* based on your knowledge and experience related to the *property* are there any *obvious* indicators that point to the presence or likely presence of contamination at the *property*?

No

SIGNATURE

It is understood that the information presented in this form is an integral part of the Phase I ESA process. GFA International will evaluate and rely on this information in the development of the final Phase I ESA Report.

Questionnaire Completed By: Donald Smith

Print/Type Name: Donald Smith

Title: Project Coordinator

Company: Marshall Property Services, LLC

Address: 4400 East 100 North

Shelbyville, IN 46176

Phone Number: 317-800-0385 Email: cmarshall@mpropertyservicesllc.com

Date: July 8, 2021

APPENDIX B

Legal Description

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

Property Identification

Site Address: JENKINS RD
Sec/Town/Range: 25/35S/39E
Parcel ID: 2325-111-0001-000-2
Jurisdiction: Fort Pierce

Use Type: 1000
Account #: 14297
Map ID: 23/25N
Zoning: General Co

Ownership

Kiva Development LLC
2239 Abrams RD
Eustis, FL 32726

Legal Description

25 35 39 THAT PART OF SEC MPDAF: FROM NE COR OF SEC RUN S 00 14 22 W 40.50 FT,TH N 88 24 08 W 40 FT TO W RD R/W LI OF JENKINS RD AND POB:TH CONT N 88 24 08 W 1555.91 FT TO E RD R/W LI OF I-95,TH S 10 04 59 W ALG R/W LI 88.84 FT,TH S 04 26 59 W 518.75 FT,TH S 00 26 58 W 695.45 FT,TH S 89 22 09 E 328.11 FT,TH N 00 19 41 E 669.97 FT,TH S 88 37 18 E 1283.41 FT W RD R/W LI OF JENKINS RD,TH N 00 14 22 E ALG R/W LI 624.56 FT TO POB (27.89 AC)

Current Values

Just/Market Value:	$651,000
Assessed Value:	$651,000
Exemptions:	$0
Taxable Value:	$651,000

Property taxes are subject to change upon change of ownership.

- **Past taxes are not a reliable projection of future taxes.**
- **The sale of a property will prompt the removal of all exemptions, assessment caps, and special classifications.**

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

Total Areas

Finished/Under Air (SF):	0
Gross Sketched Area (SF):	0
Land Size (acres):	27.89
Land Size (SF):	1,214,888

Building Design Wind Speed

Occupancy Category	I	II	III & IV
Speed	140	150	160

Sources/links:

All information is believed to be correct at this time, but is subject to change and is provided without any warranty.
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APPENDIX C

Environmental Lien Search Report

Environmental Lien Search Report
E L S

Security First Title Resource
Residential - Commercial - Environmental

Prepared For
Universal Engineering Sciences, Inc.

Subject Property:
27.89 acre parcel – Jenkins Road, Fort Pierce, FL

July 14, 2021

Security First Title Resource
Residential - Commercial - Environmental

14115 Lincoln Street N.E., Suite 500 – Minneapolis, MN 55304
Tel.: (866) 288-0829 - Fax (866) 343-2388
Info@SecurityFirstTitleResource.com - www.securityfirsttitleresource.net

The Environmental Lien Search Report (ELS) provides results from a search of available current land title records for environmental cleanup liens and other activity and use limitations, such as engineering control and institutional controls.
Our in house professional abstractors / title examiners, following established procedure, use client supplied property data, such as property address, map, parcel number etc. to search for:

- parcel information and / or legal description
- search for ownership information
- research official recorded land title documents
- provide a copy of the deed
- search for environmental encumbering instrument (s) associated with the deed
- provide a copy of any environmental encumbrance (s) based upon a review of key words in the Instrument (s) (title, parties involved, and description).

Below is the property data information and Environmental Lien Search report of the subject property for a period ending July 02, 2021.

A copy of the current vesting deed is attached hereto and made a part hereof.

CLIENT PROJECT NO.: 3340.2100065.0000 REPORT DATE: July 14, 2021

SUBJECT PROPERTY: 27.89 acre parcel – Jenkins Road, Fort Pierce, FL

COUNTY / JURISDICTION: St. Lucie, Florida

PROPERTY IDENTIFIER: 3340.2100065.0000

CURRENT OWNER INFORMATION (legal owner)

Type of Deed:	Special Warranty Deed
Title Vested in:	KIVA Development, LLC
Deed dated:	7-16-2019
Deed Recorded:	7-24-2019
Book:	4299
Page:	1642

LEGAL DESCRIPTION: See Exhibit "A" in the current vesting deed attached hereto and made a part hereof.

Disclaimer

This report is neither a guarantee of title, a commitment to insure, nor a policy of title insurance. NO WARRANTY, EXPRESSED OR IMPLIED, IS MADE WHAT SOEVER IN CONNECTION WITH THIS REPORT. Security First Title Resource, specifically disclaims the making of any such warranties, including without limitation, merchantability or fitness for a particular use or purpose. The information contained in this report is retrieved as it is recorded from the various agencies that make it available. Therefore, the company's liability to this report extends only to the fee charged thereof. Copyright 2012 by Security First Title Resource. All Rights Reserved. Reproduction in any media or format, in whole or in part, of any report, or its affiliates, is prohibited without prior written permission.

"Celebrating 34 years in Business"
1987 - 2021

Environmental Lien Search

ENVIRONMENTAL LIEN

Environmental Lien: ☐ Found ☒ Not Found

If found:

1st Party:

2nd Party:

Dated:

Recorded:

Book:

Page:

Instrument:

Comments:

OTHER ACTIVITY AND USE LIMITATIONS (AULs)

Other AUL's: ☐ Found ☒ Not Found

If found:

1st Party:

2nd Party:

Dated:

Recorded:

Book:

Page:

Instrument:

Comments:

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT - SAINT LUCIE COUNTY
FILE # 4597230 OR BOOK 4299 PAGE 1642, Recorded 07/24/2019 10:30:24 AM Doc
Tax: $6475.00

PREPARED BY AND RETURN TO:
Kenneth R. Uncapher
Uncapher Law, P.A.
2869 Delaney Avenue
Orlando, Florida 32806

SPECIAL WARRANTY DEED

This Special Warranty Deed is executed effective the 16th day of July, 2019, by **LAND HOLDING, LLC**, with an address of The Tower at PNC Plaza, 300 Fifth Avenue, Pittsburgh, PA 15222-2401 (hereinafter referred to as "Grantor"), to **KIVA DEVELOPMENT, LLC**, a Florida limited liability company, with an address of 2239 Abrams Road, Eustis, Florida 32726 (hereinafter referred to as "Grantee").

Witnesseth, that the said Grantor, for and in consideration of the sum of $10.00, in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, and confirms unto the Grantee all of that certain real property situate in the **County of St. Lucie, State of Florida**, *to wit*:

See **Exhibit "A"** attached hereto and made a part hereof.

Together with all tenements, hereditaments, and appurtenances thereon.

Wherever used herein, the terms "Grantor" and "Grantee" shall be deemed to include the parties to this Deed, the heirs, legal representatives, and assigns of individuals, and the successors and assigns of any partnership, corporation, or limited liability company. The singular shall be deemed to include the plural, and vice versa, where the context so permits or requires.

Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said real property in fee simple; that Grantor has good right and lawful authority to sell and convey said real property; that Grantor hereby fully warrants the title to said real property and will defend the same against the lawful claims of all persons claiming by, through, or under Grantor, but no other; and that said real property is free of all encumbrances, except taxes accruing subsequent to December 31, 2018, and except the matters and restrictions of record.

In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, Sealed and Delivered
In the Presence of:

Witness #1

Lexie A. Isaac
(Please Print or Type Name)

Witness #2

Hema Rodriguez
(Please Print or Type Name)

LAND HOLDING, LLC

By: John R. Gassie
JOHN R. GASSIE, Vice President

STATE OF FLORIDA
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this 16th day of July, 2019, by JOHN R. GASSIE, as Vice President of LAND HOLDING, LLC, on behalf of the Company, who is personally known to me or has produced_____ as identification.

(SEAL)

LEXIE ANN ISAAC
MY COMMISSION # GG 065825
EXPIRES: April 14, 2021
Bonded Thru Notary Public Underwriters

(Signature of Notary Public-State of Florida)

Lexie A. Isaac

(Name of Notary Typed, Printed, or Stamped)

EXHIBIT "A"

LEGAL DESCRIPTION

A parcel of land in the Northeast Quarter of Section 25, Township 35 South, Range 39 East, St. Lucie County, Florida, being more particularly described as follows:

From the Northeast corner of aforesaid Section 25, run South 00°14' 22" West, 40.5 feet; thence run North 88°24'08" West, 40 feet to the West right-of-way line for Jenkins Road and the Point of Beginning; thence continue North 88°24'08" West, 1,555.91 feet to the East right-of-way line for Interstate Highway 95; thence run South 10°04'59" West, along said right-of-way line, 88.84 feet; thence run South 04°26'59" West, along said right-of-way line, 518.75 feet; thence South 00°26'58" West, along said right-of-way line, 695.45 feet; thence run South 89°22'09" East, along the North line of the Southwest Quarter of the Northeast Quarter, a distance of 328.11 feet; thence run North 00°19'41" East, 669.97 feet to the Southwest corner of the North half of the Northeast Quarter of the Northeast Quarter; thence run South 88°37'18" East, 1,283.41 feet to the West right-of-way line of Jenkins Road; thence run North 00°14'22" East, along said right-of-way line, 624.56 feet to the Point of Beginning.

APPENDIX D

EDR® Environmental Database Search Report

27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, FL 34981

Inquiry Number: 06566311.2r
July 07, 2021

The EDR Radius Map™ Report with GeoCheck®

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

TABLE OF CONTENTS

SECTION	PAGE
Executive Summary	ES1
Overview Map	2
Detail Map	3
Map Findings Summary	4
Map Findings	8
Orphan Summary	64
Government Records Searched/Data Currency Tracking	GR-1

GEOCHECK ADDENDUM

Physical Setting Source Addendum	A-1
Physical Setting Source Summary	A-2
Physical Setting SSURGO Soil Map	A-5
Physical Setting Source Map	A-11
Physical Setting Source Map Findings	A-13
Physical Setting Source Records Searched	PSGR-1

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-13), the ASTM Standard Practice for Environmental Site Assessments for Forestland or Rural Property (E 2247-16), the ASTM Standard Practice for Limited Environmental Due Diligence: Transaction Screen Process (E 1528-14) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

WEST OF SOUTH JENKINS ROAD
FORT PIERCE, FL 34981

COORDINATES

Latitude (North):	27.4100520 - 27° 24' 36.18''
Longitude (West):	80.3860120 - 80° 23' 9.64''
Universal Tranverse Mercator:	Zone 17
UTM X (Meters):	560696.2
UTM Y (Meters):	3031834.2
Elevation:	14 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map:	5656799 FORT PIERCE NW, FL
Version Date:	2012
Northeast Map:	5656797 FORT PIERCE, FL
Version Date:	2012

AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from:	20150904
Source:	USDA

MAPPED SITES SUMMARY

Target Property Address:
WEST OF SOUTH JENKINS ROAD
FORT PIERCE, FL 34981

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
A1	SMIRNA PETECOSTAL CH	3115 S JENKINS RD	NPDES	Higher	102, 0.019, ESE
A2	SMIRNA PETECOSTAL CH	3115 S JENKINS RD	FINDS, ECHO	Higher	102, 0.019, ESE
3	DIAMOND R FERTILIZER	SOUTH JENKINS RD & E	LUST, TANKS	Higher	656, 0.124, SE
B4	INDEPENDENT CLASSIC	2900 S JENKINS RD	FINDS	Higher	865, 0.164, ENE
B5	INDEPENDENT CLASSIC	2900 S JENKINS RD	NPDES	Higher	865, 0.164, ENE
B6	INDEPENDENT CLASSIC	2900 S JENKINS RD	ECHO	Higher	865, 0.164, ENE
7	TRIANGLE FARMS - THO	2801 SOUTH JENKINS R	TIER 2	Higher	882, 0.167, NE
8	KOA JENKINS ROAD		NPDES	Higher	1036, 0.196, ESE
C9	BOTTLING GROUP LLC	3620 CROSSROADS PARK	FINDS, ECHO	Higher	1093, 0.207, West
C10	BOTTLING GROUP LLC	3620 CROSSROADS PKWY	NPDES	Higher	1094, 0.207, West
D11	RYDER TRUCK RENTAL	3711 CROSSROADS PARK	AST	Higher	1188, 0.225, West
D12		3711 CROSSROADS PARK	HMIRS	Higher	1188, 0.225, West
D13	RYDER TRANSPORTATION	3711 CROSSROADS PARK	Financial Assurance, TIER 2	Higher	1188, 0.225, West
D14	RYDER TRUCK RENTAL #	3711 CROSSROADS PKY	AST	Higher	1188, 0.225, West
15	YELLOW FREIGHT TRUCK	INTERSTATE 95, APPRO	DWM CONTAM, RESP PARTY	Higher	1196, 0.227, NNW
16	NORTH ST LUCIE RIVER	2721 S JENKINS RD	LUST, Financial Assurance	Higher	1656, 0.314, NNE
17	DENNYS RESTAURANT	6501 DARTER CT	LUST, UST	Higher	1721, 0.326, NW
E18	WAWA FOOD MARKET #52	5575 OKEECHOBEE RD	LUST, UST, Financial Assurance, NPDES	Higher	2409, 0.456, NNE
E19	CLARK WILLIAMS TRANS	JENKINS ROAD & OKEEC	DWM CONTAM, RESP PARTY	Higher	2417, 0.458, NNE
20	RACETRAC #667	5870 OKEECHOBEE RD	LUST, UST, Financial Assurance	Higher	2601, 0.493, NNE

EXECUTIVE SUMMARY

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records either on the target property or within the search radius around the target property for the following databases:

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL ---------- National Priority List
Proposed NPL ---------- Proposed National Priority List Sites
NPL LIENS ---------- Federal Superfund Liens

Federal Delisted NPL site list

Delisted NPL ---------- National Priority List Deletions

Federal CERCLIS list

FEDERAL FACILITY ---------- Federal Facility Site Information listing
SEMS ---------- Superfund Enterprise Management System

Federal CERCLIS NFRAP site list

SEMS-ARCHIVE ---------- Superfund Enterprise Management System Archive

Federal RCRA CORRACTS facilities list

CORRACTS ---------- Corrective Action Report

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF ---------- RCRA - Treatment, Storage and Disposal

Federal RCRA generators list

RCRA-LQG ---------- RCRA - Large Quantity Generators
RCRA-SQG ---------- RCRA - Small Quantity Generators
RCRA-VSQG ---------- RCRA - Very Small Quantity Generators (Formerly Conditionally Exempt Small Quantity Generators)

Federal institutional controls / engineering controls registries

LUCIS ---------- Land Use Control Information System

US ENG CONTROLS Engineering Controls Sites List
US INST CONTROLS Institutional Controls Sites List

Federal ERNS list

ERNS Emergency Response Notification System

State- and tribal - equivalent CERCLIS

SHWS Florida's State-Funded Action Sites

State and tribal landfill and/or solid waste disposal site lists

SWF/LF Solid Waste Facility Database

State and tribal leaking storage tank lists

LAST Leaking Aboveground Storage Tank Listing
INDIAN LUST Leaking Underground Storage Tanks on Indian Land

State and tribal registered storage tank lists

FEMA UST Underground Storage Tank Listing
FF TANKS Federal Facilities Listing
UST Storage Tank Facility Information
INDIAN UST Underground Storage Tanks on Indian Land

State and tribal institutional control / engineering control registries

ENG CONTROLS Institutional Controls Registry
INST CONTROL Institutional Controls Registry

State and tribal voluntary cleanup sites

INDIAN VCP Voluntary Cleanup Priority Listing
VCP Voluntary Cleanup Sites

State and tribal Brownfields sites

BROWNFIELDS Brownfields Sites Database

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS A Listing of Brownfields Sites

Local Lists of Landfill / Solid Waste Disposal Sites

SWRCY Recycling Centers
INDIAN ODI Report on the Status of Open Dumps on Indian Lands
DEBRIS REGION 9 Torres Martinez Reservation Illegal Dump Site Locations
ODI Open Dump Inventory
IHS OPEN DUMPS Open Dumps on Indian Land

EXECUTIVE SUMMARY

Local Lists of Hazardous waste / Contaminated Sites

US HIST CDL	Delisted National Clandestine Laboratory Register
PRIORITYCLEANERS	Priority Ranking List
Fl Sites	Sites List
US CDL	National Clandestine Laboratory Register
PFAS	PFOS and PFOA stand for perfluorooctane sulfonate and perfluorooctanoic acid

Local Land Records

LIENS 2	CERCLA Lien Information

Records of Emergency Release Reports

SPILLS	Oil and Hazardous Materials Incidents
SPILLS 90	SPILLS 90 data from FirstSearch
SPILLS 80	SPILLS 80 data from FirstSearch

Other Ascertainable Records

RCRA NonGen / NLR	RCRA - Non Generators / No Longer Regulated
FUDS	Formerly Used Defense Sites
DOD	Department of Defense Sites
SCRD DRYCLEANERS	State Coalition for Remediation of Drycleaners Listing
US FIN ASSUR	Financial Assurance Information
EPA WATCH LIST	EPA WATCH LIST
2020 COR ACTION	2020 Corrective Action Program List
TSCA	Toxic Substances Control Act
TRIS	Toxic Chemical Release Inventory System
SSTS	Section 7 Tracking Systems
ROD	Records Of Decision
RMP	Risk Management Plans
RAATS	RCRA Administrative Action Tracking System
PRP	Potentially Responsible Parties
PADS	PCB Activity Database System
ICIS	Integrated Compliance Information System
FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
MLTS	Material Licensing Tracking System
COAL ASH DOE	Steam-Electric Plant Operation Data
COAL ASH EPA	Coal Combustion Residues Surface Impoundments List
PCB TRANSFORMER	PCB Transformer Registration Database
RADINFO	Radiation Information Database
HIST FTTS	FIFRA/TSCA Tracking System Administrative Case Listing
DOT OPS	Incident and Accident Data
CONSENT	Superfund (CERCLA) Consent Decrees
INDIAN RESERV	Indian Reservations
FUSRAP	Formerly Utilized Sites Remedial Action Program
UMTRA	Uranium Mill Tailings Sites
LEAD SMELTERS	Lead Smelter Sites
US AIRS	Aerometric Information Retrieval System Facility Subsystem
US MINES	Mines Master Index File
ABANDONED MINES	Abandoned Mines
DOCKET HWC	Hazardous Waste Compliance Docket Listing

UXO ..... Unexploded Ordnance Sites
FUELS PROGRAM ..... EPA Fuels Program Registered Listing
AIRS ..... Permitted Facilities Listing
ASBESTOS ..... ASBESTOS
CLEANUP SITES ..... DEP Cleanup Sites - Contamination Locator Map Listing
DEDB ..... Ethylene Dibromide Database Results
DRYCLEANERS ..... Drycleaning Facilities
FL Cattle Dip. Vats ..... Cattle Dipping Vats
HW GEN ..... Hazardous Waste Generators
SITE INV SITES ..... Site Investigation Section Sites Listing
UIC ..... Underground Injection Wells Database Listing
MINES MRDS ..... Mineral Resources Data System

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP ..... EDR Proprietary Manufactured Gas Plants
EDR Hist Auto ..... EDR Exclusive Historical Auto Stations
EDR Hist Cleaner ..... EDR Exclusive Historical Cleaners

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA HWS ..... Recovered Government Archive State Hazardous Waste Facilities List
RGA LF ..... Recovered Government Archive Solid Waste Facilities List
RGA LUST ..... Recovered Government Archive Leaking Underground Storage Tank

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property.
Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

STANDARD ENVIRONMENTAL RECORDS

State and tribal leaking storage tank lists

LUST: The Leaking Underground Storage Tank Incident Reports contain an inventory of reported leaking underground storage tank incidents. The data come from the Department of Environmental Protection's PCTO1--Petroleum Contamination Detail Report.

A review of the LUST list, as provided by EDR, and dated 01/25/2021 has revealed that there are 5

LUST sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
DIAMOND R FERTILIZER	***SOUTH JENKINS RD & E***	***SE 0 - 1/8 (0.124 mi.)***	***3***	***9***
Discharge Cleanup Status: NREQ - CLEANUP NOT REQUIRED Facility Status: CLOSED Facility-Site Id: 9815714				
NORTH ST LUCIE RIVER	***2721 S JENKINS RD***	***NNE 1/4 - 1/2 (0.314 mi.)***	***16***	***36***
Discharge Cleanup Status: SRCR - SRCR COMPLETE Facility Status: OPEN Facility-Site Id: 9102083				
DENNYS RESTAURANT	***6501 DARTER CT***	***NW 1/4 - 1/2 (0.326 mi.)***	***17***	***39***
Discharge Cleanup Status: NREQ - CLEANUP NOT REQUIRED Facility Status: CLOSED Facility-Site Id: 8840568				
WAWA FOOD MARKET #52	***5575 OKEECHOBEE RD***	***NNE 1/4 - 1/2 (0.456 mi.)***	***E18***	***43***
Discharge Cleanup Status: NFA - NFA COMPLETE Facility Status: OPEN Facility-Site Id: 9802263				
RACETRAC #667	***5870 OKEECHOBEE RD***	***NNE 1/4 - 1/2 (0.493 mi.)***	***20***	***53***
Discharge Cleanup Status: SRCR - SRCR COMPLETE Facility Status: OPEN Facility-Site Id: 9802562				

State and tribal registered storage tank lists

AST: Shortly after the Sept 11 event, the DEP was instructed to remove the detail about some of the storage tank facilities in the state from their reports. Federal-owned facilities and bulk storage facilities are included in that set.

A review of the AST list, as provided by EDR, has revealed that there are 2 AST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
RYDER TRUCK RENTAL	3711 CROSSROADS PARK	W 1/8 - 1/4 (0.225 mi.)	D11	16
Database: AST, Date of Government Version: 01/26/2021 Facility-Site Id: 9601175 Facility Status: CLOSED Facility Status: CLOSED				
RYDER TRUCK RENTAL #	3711 CROSSROADS PKY	W 1/8 - 1/4 (0.225 mi.)	D14	31
Database: AST, Date of Government Version: 01/26/2021 Facility-Site Id: 9601149 Facility Status: OPEN Facility Status: OPEN				

TANKS: This listing includes storage tank facilities that do not have tank information. The tanks have either be closed or removed from the site, but the facilities were still registered at some point in history.

A review of the TANKS list, as provided by EDR, and dated 01/26/2021 has revealed that there is 1 TANKS site within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
DIAMOND R FERTILIZER Facility Status: CLOSED Facility ID: 9815714	***SOUTH JENKINS RD & E***	***SE 0 - 1/8 (0.124 mi.)***	***3***	***9***

ADDITIONAL ENVIRONMENTAL RECORDS

Records of Emergency Release Reports

HMIRS: The Hazardous Materials Incident Report System contains hazardous material spill incidents reported to the Department of Transportation. The source of this database is the U.S. EPA.

A review of the HMIRS list, as provided by EDR, and dated 03/22/2021 has revealed that there is 1 HMIRS site within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
Not reported	3711 CROSSROADS PARK	W 1/8 - 1/4 (0.225 mi.)	D12	17

Other Ascertainable Records

FINDS: The Facility Index System contains both facility information and "pointers" to other sources of information that contain more detail. These include: RCRIS; Permit Compliance System (PCS); Aerometric Information Retrieval System (AIRS); FATES (FIFRA [Federal Insecticide Fungicide Rodenticide Act] and TSCA Enforcement System, FTTS [FIFRA/TSCA Tracking System]; CERCLIS; DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes); Federal Underground Injection Control (FURS); Federal Reporting Data System (FRDS); Surface Impoundments (SIA); TSCA Chemicals in Commerce Information System (CICS); PADS; RCRA-J (medical waste transporters/disposers); TRIS; and TSCA. The source of this database is the U.S. EPA/NTIS.

A review of the FINDS list, as provided by EDR, and dated 02/03/2021 has revealed that there are 3 FINDS sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SMIRNA PETECOSTAL CH Registry ID:: 110055624132	***3115 S JENKINS RD***	***ESE 0 - 1/8 (0.019 mi.)***	***A2***	***8***
INDEPENDENT CLASSIC	2900 S JENKINS RD	ENE 1/8 - 1/4 (0.164 mi.)	B4	11
BOTTLING GROUP LLC Registry ID:: 110020068308	***3620 CROSSROADS PARK***	***W 1/8 - 1/4 (0.207 mi.)***	***C9***	***14***

EXECUTIVE SUMMARY

ECHO: ECHO provides integrated compliance and enforcement information for about 800,000 regulated facilities nationwide.

A review of the ECHO list, as provided by EDR, and dated 04/04/2021 has revealed that there are 3 ECHO sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SMIRNA PETECOSTAL CH Registry ID: 110055624132	***3115 S JENKINS RD***	***ESE 0 - 1/8 (0.019 mi.)***	***A2***	***8***
INDEPENDENT CLASSIC Registry ID: 110070708342	2900 S JENKINS RD	ENE 1/8 - 1/4 (0.164 mi.)	B6	12
BOTTLING GROUP LLC Registry ID: 110020068308	***3620 CROSSROADS PARK***	***W 1/8 - 1/4 (0.207 mi.)***	***C9***	***14***

DWM CONTAM: A listing of active or known sites. The listing includes sites that need cleanup but are not actively being working on because the agency currently does not have funding (primarily petroleum and drycleaning).

A review of the DWM CONTAM list, as provided by EDR, and dated 11/13/2020 has revealed that there are 2 DWM CONTAM sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
YELLOW FREIGHT TRUCK Program Site Id: ERIC_11992	***INTERSTATE 95, APPRO***	***NNW 1/8 - 1/4 (0.227 mi.)***	***15***	***34***
CLARK WILLIAMS TRANS Program Site Id: ERIC_12011	***JENKINS ROAD & OKEEC***	***NNE 1/4 - 1/2 (0.458 mi.)***	***E19***	***52***

A list of hazardous waste facilities required to provide financial assurance under RCRA.

A review of the Financial Assurance list, as provided by EDR, has revealed that there is 1 Financial Assurance site within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
RYDER TRANSPORTATION Database: Financial Assurance 3, Date of Government Version: 01/26/2021 Facility Status: OPEN Facility ID: 9601149	***3711 CROSSROADS PARK***	***W 1/8 - 1/4 (0.225 mi.)***	***D13***	***18***

RESP PARTY: Open, inactive and closed responsible party sites

A review of the RESP PARTY list, as provided by EDR, and dated 03/29/2021 has revealed that there are 2 RESP PARTY sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
YELLOW FREIGHT TRUCK Site Status: CLOSED	***INTERSTATE 95, APPRO***	***NNW 1/8 - 1/4 (0.227 mi.)***	***15***	***34***
CLARK WILLIAMS TRANS	***JENKINS ROAD & OKEEC***	***NNE 1/4 - 1/2 (0.458 mi.)***	***E19***	***52***

Site Status: CLOSED

TIER 2: A listing of facilities which store or manufacture hazardous materials that submit a chemical inventory report.

A review of the TIER 2 list, as provided by EDR, and dated 12/31/2019 has revealed that there are 2 TIER 2 sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
TRIANGLE FARMS - THO	2801 SOUTH JENKINS R	NE 1/8 - 1/4 (0.167 mi.)	7	12
RYDER TRANSPORTATION	***3711 CROSSROADS PARK***	***W 1/8 - 1/4 (0.225 mi.)***	***D13***	***18***
Facility Id: 4066639				
Facility Id: 5001480				
Facility Id: 5392405				
Facility Id: 6633568				
Facility Id: 6070677				
**Additional key fields are available in the Map Findings section*				

NPDES: Domestic and Industrial Wastewater Facilities

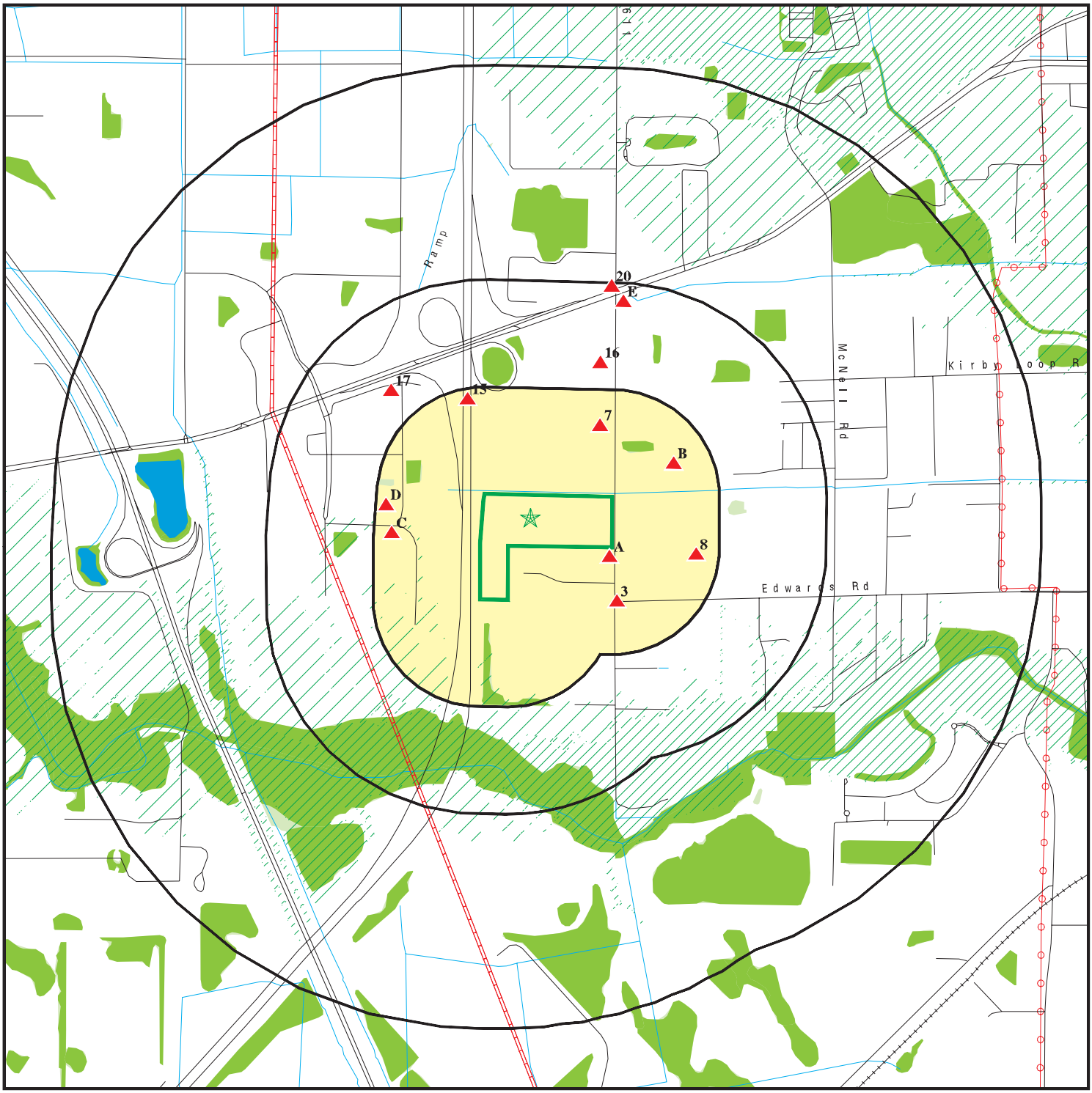
A review of the NPDES list, as provided by EDR, and dated 01/29/2021 has revealed that there are 4 NPDES sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SMIRNA PETECOSTAL CH	3115 S JENKINS RD	ESE 0 - 1/8 (0.019 mi.)	A1	8
Status: A				
Facility ID: FLR10MZ69				
INDEPENDENT CLASSIC	2900 S JENKINS RD	ENE 1/8 - 1/4 (0.164 mi.)	B5	11
Status: A				
Facility ID: FLR10TK20				
KOA JENKINS ROAD		ESE 1/8 - 1/4 (0.196 mi.)	8	13
Status: A				
Facility ID: FLR20DL94				
BOTTLING GROUP LLC	3620 CROSSROADS PKWY	W 1/8 - 1/4 (0.207 mi.)	C10	14
Status: A				
Facility ID: FLR05H715				
Facility ID: FLR05F895				

EXECUTIVE SUMMARY

There were no unmapped sites in this report.

OVERVIEW MAP - 06566311.2R



0 1/4 1/2 1 Miles

- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- Power transmission lines
- Pipelines
- Special Flood Hazard Area (1%)
- 0.2% Annual Chance Flood Hazard
- National Wetland Inventory
- State Wetlands
- FL Brownfield

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: 27.89-Acre Vacant Property	CLIENT: GFA International
ADDRESS: West of South Jenkins Road Fort Pierce FL 34981	CONTACT: Rob Crowell INQUIRY #: 06566311.2r
LAT/LONG: 27.410052 / 80.386012	DATE: July 07, 2021 8:42 am

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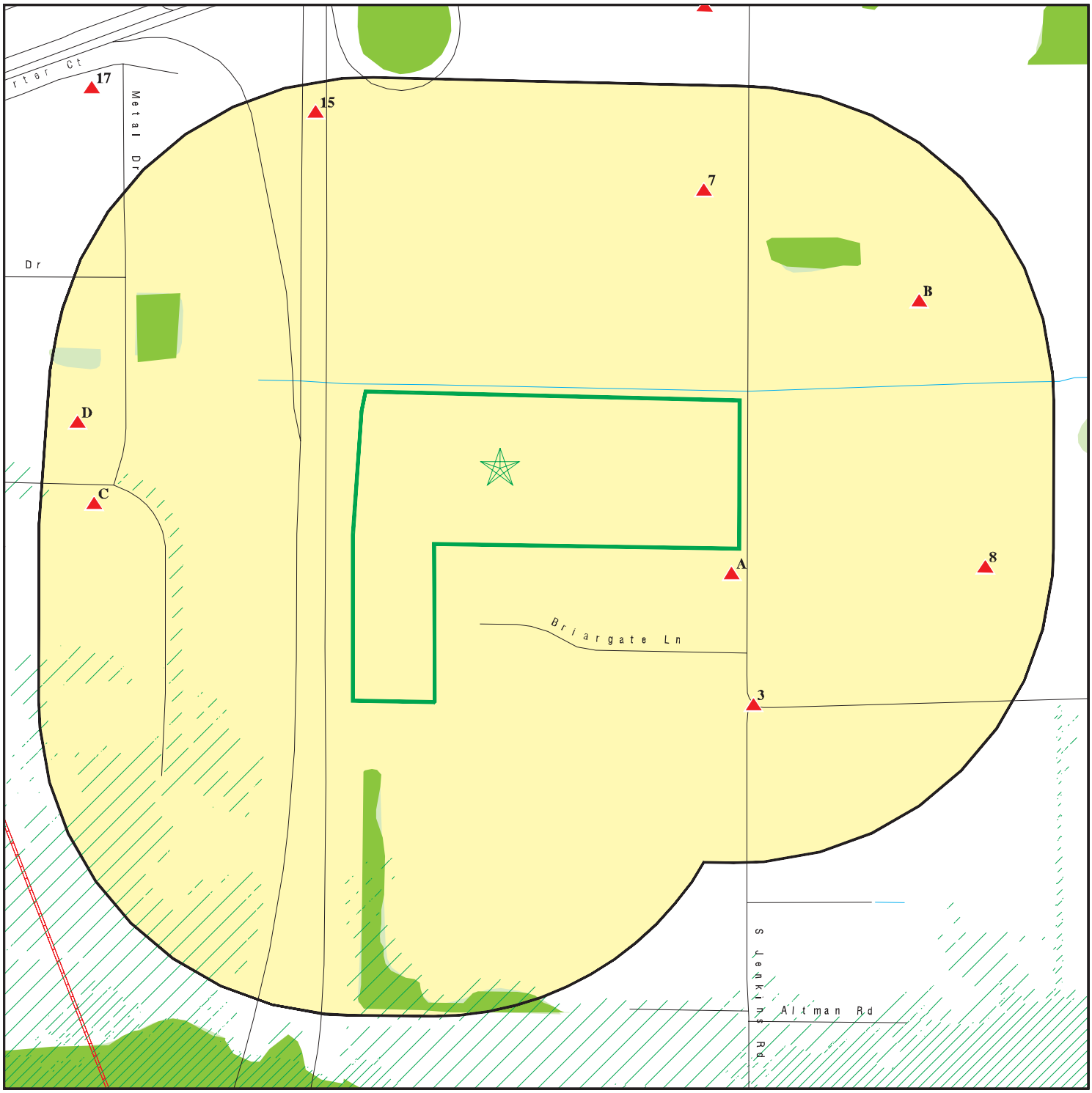
DETAIL MAP - 06566311.2R



- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- Sensitive Receptors
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- Pipelines
- Special Flood Hazard Area (1%)
- 0.2% Annual Chance Flood Hazard
- National Wetland Inventory
- State Wetlands
- FL Brownfield

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: 27.89-Acre Vacant Property	CLIENT: GFA International
ADDRESS: West of South Jenkins Road Fort Pierce FL 34981	CONTACT: Rob Crowell INQUIRY #: 06566311.2r
LAT/LONG: 27.410052 / 80.386012	DATE: July 07, 2021 8:43 am

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MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
Federal NPL site list								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	1.000		0	0	0	0	NR	0
Federal Delisted NPL site list								
Delisted NPL	1.000		0	0	0	0	NR	0
Federal CERCLIS list								
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
SEMS	0.500		0	0	0	NR	NR	0
Federal CERCLIS NFRAP site list								
SEMS-ARCHIVE	0.500		0	0	0	NR	NR	0
Federal RCRA CORRACTS facilities list								
CORRACTS	1.000		0	0	0	0	NR	0
Federal RCRA non-CORRACTS TSD facilities list								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
Federal RCRA generators list								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		0	0	NR	NR	NR	0
RCRA-VSQG	0.250		0	0	NR	NR	NR	0
Federal institutional controls / engineering controls registries								
LUCIS	0.500		0	0	0	NR	NR	0
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROLS	0.500		0	0	0	NR	NR	0
Federal ERNS list								
ERNS	0.250		0	0	NR	NR	NR	0
State- and tribal - equivalent CERCLIS								
SHWS	1.000		0	0	0	0	NR	0
State and tribal landfill and/or solid waste disposal site lists								
SWF/LF	0.500		0	0	0	NR	NR	0
State and tribal leaking storage tank lists								
LAST	0.500		0	0	0	NR	NR	0
LUST	0.500		1	0	4	NR	NR	5
INDIAN LUST	0.500		0	0	0	NR	NR	0
State and tribal registered storage tank lists								
FEMA UST	0.250		0	0	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
FF TANKS	0.250		0	0	NR	NR	NR	0
UST	0.250		0	0	NR	NR	NR	0
AST	0.250		0	2	NR	NR	NR	2
INDIAN UST	0.250		0	0	NR	NR	NR	0
TANKS	0.250		1	0	NR	NR	NR	1
State and tribal institutional control / engineering control registries								
ENG CONTROLS	0.500		0	0	0	NR	NR	0
INST CONTROL	0.500		0	0	0	NR	NR	0
State and tribal voluntary cleanup sites								
INDIAN VCP	0.500		0	0	0	NR	NR	0
VCP	0.500		0	0	0	NR	NR	0
State and tribal Brownfields sites								
BROWNFIELDS	0.500		0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS	0.500		0	0	0	NR	NR	0
Local Lists of Landfill / Solid Waste Disposal Sites								
SWRCY	0.500		0	0	0	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
IHS OPEN DUMPS	0.500		0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
US HIST CDL	0.250		0	0	NR	NR	NR	0
PRIORITYCLEANERS	0.500		0	0	0	NR	NR	0
Fl Sites	1.000		0	0	0	0	NR	0
US CDL	0.250		0	0	NR	NR	NR	0
PFAS	0.500		0	0	0	NR	NR	0
Local Land Records								
LIENS 2	0.250		0	0	NR	NR	NR	0
Records of Emergency Release Reports								
HMIRS	0.250		0	1	NR	NR	NR	1
SPILLS	0.250		0	0	NR	NR	NR	0
SPILLS 90	0.250		0	0	NR	NR	NR	0
SPILLS 80	0.250		0	0	NR	NR	NR	0
Other Ascertainable Records								
RCRA NonGen / NLR	0.250		0	0	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
FUDS	1.000		0	0	0	0	NR	0
DOD	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0
US FIN ASSUR	0.250		0	0	NR	NR	NR	0
EPA WATCH LIST	0.250		0	0	NR	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
TSCA	0.250		0	0	NR	NR	NR	0
TRIS	0.250		0	0	NR	NR	NR	0
SSTS	0.250		0	0	NR	NR	NR	0
ROD	1.000		0	0	0	0	NR	0
RMP	0.250		0	0	NR	NR	NR	0
RAATS	0.250		0	0	NR	NR	NR	0
PRP	0.250		0	0	NR	NR	NR	0
PADS	0.250		0	0	NR	NR	NR	0
ICIS	0.250		0	0	NR	NR	NR	0
FTTS	0.250		0	0	NR	NR	NR	0
MLTS	0.250		0	0	NR	NR	NR	0
COAL ASH DOE	0.250		0	0	NR	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
PCB TRANSFORMER	0.250		0	0	NR	NR	NR	0
RADINFO	0.250		0	0	NR	NR	NR	0
HIST FTTS	0.250		0	0	NR	NR	NR	0
DOT OPS	0.250		0	0	NR	NR	NR	0
CONSENT	1.000		0	0	0	0	NR	0
INDIAN RESERV	1.000		0	0	0	0	NR	0
FUSRAP	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
LEAD SMELTERS	0.250		0	0	NR	NR	NR	0
US AIRS	0.250		0	0	NR	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
ABANDONED MINES	0.250		0	0	NR	NR	NR	0
FINDS	0.250		1	2	NR	NR	NR	3
ECHO	0.250		1	2	NR	NR	NR	3
DOCKET HWC	0.250		0	0	NR	NR	NR	0
UXO	1.000		0	0	0	0	NR	0
FUELS PROGRAM	0.250		0	0	NR	NR	NR	0
AIRS	0.250		0	0	NR	NR	NR	0
ASBESTOS	0.250		0	0	NR	NR	NR	0
CLEANUP SITES	0.250		0	0	NR	NR	NR	0
DEDB	0.250		0	0	NR	NR	NR	0
DRYCLEANERS	0.250		0	0	NR	NR	NR	0
DWM CONTAM	0.500		0	1	1	NR	NR	2
Financial Assurance	0.250		0	1	NR	NR	NR	1
FL Cattle Dip. Vats	0.250		0	0	NR	NR	NR	0
HW GEN	0.250		0	0	NR	NR	NR	0
RESP PARTY	0.500		0	1	1	NR	NR	2
SITE INV SITES	0.500		0	0	0	NR	NR	0
TIER 2	0.250		0	2	NR	NR	NR	2
UIC	0.250		0	0	NR	NR	NR	0
NPDES	0.250		1	3	NR	NR	NR	4
MINES MRDS	0.250		0	0	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
EDR HIGH RISK HISTORICAL RECORDS								
EDR Exclusive Records								
EDR MGP	1.000		0	0	0	0	NR	0
EDR Hist Auto	0.125		0	NR	NR	NR	NR	0
EDR Hist Cleaner	0.125		0	NR	NR	NR	NR	0
EDR RECOVERED GOVERNMENT ARCHIVES								
Exclusive Recovered Govt. Archives								
RGA HWS	0.250		0	0	NR	NR	NR	0
RGA LF	0.250		0	0	NR	NR	NR	0
RGA LUST	0.250		0	0	NR	NR	NR	0
- Totals --		0	5	15	6	0	0	26

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

A1 **SMIRNA PETECOSTAL CHURCH** **NPDES** **S114019243**
ESE **3115 S JENKINS RD** **N/A**
< 1/8 **FORT PIERCE, FL**
0.019 mi.
102 ft. **Site 1 of 2 in cluster A**

Relative: **Higher**
Actual: **14 ft.**

WASTEWATER:

Name:	SMIRNA PETECOSTAL CHURCH
Address:	3115 S JENKINS RD
City,State,Zip:	FORT PIERCE, FL
Facility ID:	FLR10MZ69
Facility Type:	Construction Stormwater GP
Status:	Active - Existing, permitted facility/site for which effluent, reclaimed water or wastewater residual discharge into the environment and/or monitoring is taking place.
District Office:	TLST
NPDES Permitted Site:	Not reported
Environmental Interest:	Not reported
Owner Type:	Unknown
Permit Capacity:	Not reported
Party Name:	Jesus J Cruz, PMTE
Company Name:	Smirna Pentecostal Council of Churches
RP Address:	1403 Birch St
RP Address 2:	Not reported
RP City,Stat,Zip:	Fort Pierce FL 34950
Telephone:	7723185151
Email:	prosanmarcos1615@yahoo.com
Issue Date:	07/27/2013
Effective Date:	07/27/2013
Expiration Date:	07/26/2018
DOC Description:	Generic Permit
Latitude Degrees:	27
Latitude Minutes:	24
Latitude Seconds:	32
Longitude Degrees:	80
Longitude Minutes:	23
Longitude Seconds:	0.2
Treatment:	Not reported
Decode For Fstatus:	Active

A2 **SMIRNA PETECOSTAL CHURCH** **FINDS** **1016417055**
ESE **3115 S JENKINS RD** **ECHO** **N/A**
< 1/8 **FORT PIERCE, FL 34981**
0.019 mi.
102 ft. **Site 2 of 2 in cluster A**

Relative: **Higher**
Actual: **14 ft.**

FINDS:
Registry ID: 110055624132

Click Here:

Environmental Interest/Information System:
US National Pollutant Discharge Elimination System (NPDES) module of the Compliance Information System (ICIS) tracks surface water permits issued under the Clean Water Act. Under NPDES, all facilities that discharge pollutants from any point source into waters of the United States are required to obtain a permit. The permit will likely contain limits on what can be discharged, impose monitoring and reporting requirements, and include other provisions to ensure that the discharge does not adversely affect water quality.

SMIRNA PETECOSTAL CHURCH (Continued) **1016417055**

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:

Envid:	1016417055
Registry ID:	110055624132
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110055624132
Name:	SMIRNA PETECOSTAL CHURCH
Address:	3115 S JENKINS RD
City,State,Zip:	FORT PIERCE, FL 34981

---

3 **DIAMOND R FERTILIZER CO INC - OER #2016-2I-55244** **LUST** **S121163213**
SE **SOUTH JENKINS RD & EDWARDS RD** **TANKS** **N/A**
< 1/8 **FORT PIERCE, FL 34981**
0.124 mi.
656 ft.

Relative:
Higher

Actual:
14 ft.

LUST:

Name:	DIAMOND R FERTILIZER CO INC - OER #2016-2I-55244
Address:	SOUTH JENKINS RD & EDWARDS RD
City,State,Zip:	FORT PIERCE, FL 34981
Region:	STATE
Facility Id:	9815714
Facility Status:	CLOSED
Facility Type:	Q - Emergency Response Spill Site
Facility Phone:	(772)464-9300
Facility Cleanup Rank:	Not reported
District:	Southeast District
Lat/Long (dms):	27 24 26.1432 / 80 22 58.152
Section:	Not reported
Township:	Not reported
Range:	Not reported
Feature:	Not reported
Method:	Not reported
Datum:	Not reported
Score:	Not reported
Score Effective Date:	Not reported
Score When Ranked:	Not reported
Operator:	PAT HOOD
Name Update:	Not reported
Address Update:	Not reported

Discharge Cleanup Summary:

Discharge Date:	5/4/2016
PCT Discharge Combined:	Not reported
Cleanup Required:	N - NO CLEANUP REQUIRED
Discharge Cleanup Status:	NREQ - CLEANUP NOT REQUIRED
Disch Cleanup Status Date:	8/14/2017
Cleanup Work Status:	COMPLETED
Information Source:	D - DISCHARGE NOTIFICATION
Other Source Description:	Not reported
Eligibility Indicator:	I - INELIGIBLE
Site Manager:	Not reported
Site Mgr End Date:	Not reported
Tank Office:	-

Task Information:

District:	SED

DIAMOND R FERTILIZER CO INC - OER #2016-2I-55244 (Continued) **S121163213**

Facility ID:	9815714
Facility Status:	CLOSED
Facility Type:	Q - Emergency Response Spill Site -
County:	ST. LUCIE
County ID:	56
Cleanup Eligibility Status:	I
Source Effective Date:	Not reported
Discharge Date:	05-04-2016
Cleanup Required:	N - NO CLEANUP REQUIRED
Discharge Cleanup Status:	NREQ - CLEANUP NOT REQUIRED
Disch Cleanup Status Date:	08-14-2017
SRC Action Type:	-
SRC Submit Date:	Not reported
SRC Review Date:	Not reported
SRC Completion Status:	-
SRC Issue Date:	Not reported
SRC Comment:	Not reported
Cleanup Work Status:	COMPLETED
Site Mgr:	Not reported
Site Mgr End Date:	Not reported
Tank Office:	-
SR Task ID:	Not reported
SR Cleanup Responsible:	-
SR Funding Eligibility Type:	-
SR Actual Cost:	Not reported
SR Completion Date:	Not reported
SR Payment Date:	Not reported
SR Oral Date:	Not reported
SR Written Date:	Not reported
SR Soil Removal:	Not reported
SR Free Product Removal:	Not reported
SR Soil Tonnage Removed:	Not reported
SR Soil Treatment:	Not reported
SR Other Treatment:	Not reported
SR Alternate Proc Received Date:	Not reported
SR Alternate Procedure Status:	Not reported
SR Alternate Procedure Status Date:	Not reported
SR Alternate Procedure Comments:	Not reported
SA Task ID:	Not reported
SA Cleanup Responsible:	-
SA Funding Eligibility Type:	-
SA Actual Cost:	Not reported
SA Completion Date:	Not reported
SA Payment Date:	Not reported
RAP Task ID:	Not reported
RAP Cleanup Responsible ID:	-
RAP Funding Eligibility Type:	-
RAP Actual Cost:	Not reported
RAP Completion Date:	Not reported
RAP Payment Date:	Not reported
RAP Last Order Approved:	Not reported
RA Task ID:	Not reported
RA Cleanup Responsible:	-
RA Funding Eligibility Type:	-
RA Years to Complete:	Not reported
RA Actual Cost:	Not reported

DIAMOND R FERTILIZER CO INC - OER #2016-2I-55244 (Continued) **S121163213**

Click here for Florida Oculus:

TANKS:

Name:	DIAMOND R FERTILIZER CO INC - OER #2016-2I-55244
Address:	SOUTH JENKINS RD & EDWARDS RD
City,State,Zip:	FORT PIERCE, FL 34981
Facility ID:	9815714
Facility Phone:	7724649300
Facility Status:	CLOSED
Facility Type:	Q
Type Description:	Emergency Response Spill Site
Dep Co:	P
Lat/Lon Deg Min Sec:	Not reported

B4 **INDEPENDENT CLASSIC ACADEMY** **FINDS** **1026401877**
ENE **2900 S JENKINS RD** **N/A**
1/8-1/4 **FORT PIERCE, FL 34981**
0.164 mi.
865 ft. **Site 1 of 3 in cluster B**

Relative:
Higher

Actual:
14 ft.

FINDS:
Registry ID: 110070708342

Click Here:

Environmental Interest/Information System:
US National Pollutant Discharge Elimination System (NPDES) module of the Compliance Information System (ICIS) tracks surface water permits issued under the Clean Water Act. Under NPDES, all facilities that discharge pollutants from any point source into waters of the United States are required to obtain a permit. The permit will likely contain limits on what can be discharged, impose monitoring and reporting requirements, and include other provisions to ensure that the discharge does not adversely affect water quality.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

B5 **INDEPENDENT CLASSIC ACADEMY** **NPDES** **S126203399**
ENE **2900 S JENKINS RD** **N/A**
1/8-1/4 **FORT PIERCE, FL**
0.164 mi.
865 ft. **Site 2 of 3 in cluster B**

Relative:
Higher

Actual:
14 ft.

WASTEWATER:

Name:	INDEPENDENT CLASSIC ACADEMY
Address:	2900 S JENKINS RD
City,State,Zip:	FORT PIERCE, FL
Facility ID:	FLR10TK20
Facility Type:	Construction Stormwater GP
Status:	Active - Existing, permitted facility/site for which effluent, reclaimed water or wastewater residual discharge into the environment and/or monitoring is taking place.
District Office:	TLST
NPDES Permitted Site:	Not reported
Environmental Interest:	Not reported
Owner Type:	Private

INDEPENDENT CLASSIC ACADEMY (Continued) **S126203399**

Permit Capacity:	Not reported
Party Name:	Michael Ezzard, COO
Company Name:	Southcrest Management, LLC
RP Address:	8600 Commidity Cir, #145
RP Address 2:	Not reported
RP City,Stat,Zip:	Orlando FL 32819
Telephone:	4075426080
Email:	michael@southcrest.us
Issue Date:	03/06/2020
Effective Date:	03/06/2020
Expiration Date:	03/05/2025
DOC Description:	Generic Permit
Latitude Degrees:	27
Latitude Minutes:	24
Latitude Seconds:	43.1
Longitude Degrees:	80
Longitude Minutes:	22
Longitude Seconds:	52.3
Treatment:	Not reported
Decode For Fstatus:	Active

B6 **INDEPENDENT CLASSIC ACADEMY** **ECHO** **1026138234**
ENE **2900 S JENKINS RD** **N/A**
1/8-1/4 **FORT PIERCE, FL 34981**
0.164 mi.
865 ft. **Site 3 of 3 in cluster B**

Relative:
Higher

Actual:
14 ft.

ECHO:

Envid:	1026138234
Registry ID:	110070708342
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110070708342
Name:	INDEPENDENT CLASSIC ACADEMY
Address:	2900 S JENKINS RD
City,State,Zip:	FORT PIERCE, FL 34981

---

7 **TRIANGLE FARMS - THOMAS FIELD** **TIER 2** **S107724802**
NE **2801 SOUTH JENKINS ROAD** **N/A**
1/8-1/4 **FORT PIERCE, FL 34981**
0.167 mi.
882 ft.

Relative:
Higher

Actual:
14 ft.

Client Plot

TIER 2:

Name:	TRIANGLE FARMS - THOMAS FIELD
Address:	2801 SOUTH JENKINS ROAD
City,State,Zip:	FORT PIERCE, FL 349815354
Year:	Not reported
Facility Id:	Not reported
Active Date:	02/26/2001
Inactive Date:	01/01/2002
Sale Pending:	False
Original Date:	Not reported
PLOT Source:	Address
Latitude:	27.415000
Longitude:	-80.382850
LEPC District:	10
Counties:	St. Lucie,Palm Beach,Martin,Indian River,

TRIANGLE FARMS - THOMAS FIELD (Continued) **S107724802**

SERC:	29533
Program Level:	0
PRIME:	7370
SIC Code:	0161
SIC Code 2:	Not reported
NAICS Code:	111219

Company Info:

Company Name:	TRIANGLE FARMS
Company Address:	POST OFFICE BOX 2547
Company City,St,Zip:	FORT PIERCE, FL 34954-2547
Company Phone:	Not reported
Company Fax:	Not reported
Company Email:	Not reported
FEI Number:	650055332
Comany Contact Name:	DAVID NEILL
Cmpny Contact Phone:	772-464-2061
Reduced Fees:	False
Exempt Fees:	False
Electronic Filing:	False
Employee:	Not reported
Comments:	4-5-6: FACILITY CLOSED AS OF 6-1-05 PER NOTATION ON 2005 TIER TWO. DC

---

8 **KOA JENKINS ROAD** **NPDES** **S126203603**
ESE **N/A**
1/8-1/4 **FORT PIERCE, FL**
0.196 mi.
1036 ft.

Relative: **Higher**

Actual: **14 ft.**

WASTEWATER:

Name:	KOA JENKINS ROAD
Address:	Not reported
City,State,Zip:	FORT PIERCE, FL
Facility ID:	FLR20DL94
Facility Type:	Construction Generic Dewatering
Status:	Active - Existing, permitted facility/site for which effluent, reclaimed water or wastewater residual discharge into the environment and/or monitoring is taking place.
District Office:	TLST
NPDES Permitted Site:	Not reported
Environmental Interest:	Not reported
Owner Type:	Private
Permit Capacity:	Not reported
Party Name:	Brian Bacher, PMTE
Company Name:	SR Bacher Enterprises, LLC
RP Address:	1821 N Us Hwy 1
RP Address 2:	Not reported
RP City,Stat,Zip:	Fort Pierce FL 34946
Telephone:	5852699886
Email:	bbacher83@gmail.com
Issue Date:	02/27/2020
Effective Date:	02/27/2020
Expiration Date:	02/26/2025
DOC Description:	Generic Permit

KOA JENKINS ROAD (Continued) **S126203603**

Latitude Degrees:	27
Latitude Minutes:	24
Latitude Seconds:	32
Longitude Degrees:	80
Longitude Minutes:	22
Longitude Seconds:	47
Treatment:	Not reported
Decode For Fstatus:	Active

C9 **BOTTLING GROUP LLC** **FINDS** **1007648945**
West **3620 CROSSROADS PARKWAY** **ECHO** **N/A**
1/8-1/4 **FORT PIERCE, FL 34945**
0.207 mi.
1093 ft. **Site 1 of 2 in cluster C**

Relative:
Higher

Actual:
15 ft.

Client Plot

FINDS:
Registry ID: 110020068308

Click Here:

Environmental Interest/Information System:
US National Pollutant Discharge Elimination System (NPDES) module of the Compliance Information System (ICIS) tracks surface water permits issued under the Clean Water Act. Under NPDES, all facilities that discharge pollutants from any point source into waters of the United States are required to obtain a permit. The permit will likely contain limits on what can be discharged, impose monitoring and reporting requirements, and include other provisions to ensure that the discharge does not adversely affect water quality.
Florida Environmental System Today Application (FIESTA) Data Maintenance (FDM) system maintains entity, environmental interest and affiliation data for the State of Florida.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:

Envid:	1007648945
Registry ID:	110020068308
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110020068308
Name:	BOTTLING GROUP LLC
Address:	3620 CROSSROADS PARKWAY
City,State,Zip:	FORT PIERCE, FL 34945

C10 **BOTTLING GROUP LLC** **NPDES** **S107799870**
West **3620 CROSSROADS PKWY** **N/A**
1/8-1/4 **FORT PIERCE, FL**
0.207 mi.
1094 ft. **Site 2 of 2 in cluster C**

Relative:
Higher

Actual:
15 ft.

Client Plot

WASTEWATER:

Name:	BOTTLING GROUP LLC
Address:	3620 CROSSROADS PKWY
City,State,Zip:	FORT PIERCE, FL
Facility ID:	FLR05H715
Facility Type:	Multi-Sector Stormwater GP
Status:	Active - Existing, permitted facility/site for which effluent,

BOTTLING GROUP LLC (Continued) **S107799870**

	reclaimed water or wastewater residual discharge into the environment and/or monitoring is taking place.
District Office:	TLST
NPDES Permitted Site:	Not reported
Environmental Interest:	Not reported
Owner Type:	Private
Permit Capacity:	Not reported
Party Name:	Not reported
Company Name:	Not reported
RP Address:	Not reported
RP Address 2:	Not reported
RP City,Stat,Zip:	Not reported
Telephone:	Not reported
Email:	Not reported
Issue Date:	Not reported
Effective Date:	Not reported
Expiration Date:	Not reported
DOC Description:	Not reported
Latitude Degrees:	27
Latitude Minutes:	24
Latitude Seconds:	30
Longitude Degrees:	80
Longitude Minutes:	23
Longitude Seconds:	38
Treatment:	Not reported
Decode For Fstatus:	Active
Name:	BOTTLING GROUP LLC
Address:	3620 CROSSROADS PKWY
City,State,Zip:	FORT PIERCE, FL
Facility ID:	FLR05F895
Facility Type:	Multi-Sector Stormwater GP
Status:	Active - Existing, permitted facility/site for which effluent, reclaimed water or wastewater residual discharge into the environment and/or monitoring is taking place.
District Office:	TLST
NPDES Permitted Site:	Not reported
Environmental Interest:	Not reported
Owner Type:	Private
Permit Capacity:	Not reported
Party Name:	Michael A Henry, PMTE
Company Name:	Bottling Group, LLC
RP Address:	3620 Crossroads Pkwy
RP Address 2:	Not reported
RP City,Stat,Zip:	Fort Pierce FL 34945-2709
Telephone:	7724092971
Email:	michael.henry@pepsico.com
Issue Date:	11/15/2020
Effective Date:	11/15/2020
Expiration Date:	11/14/2025
DOC Description:	Generic Permit
Latitude Degrees:	27
Latitude Minutes:	24
Latitude Seconds:	31.80
Longitude Degrees:	80
Longitude Minutes:	23
Longitude Seconds:	29.34

BOTTLING GROUP LLC (Continued) **S107799870**

Treatment: Not reported
Decode For Fstatus: Active

D11 **RYDER TRUCK RENTAL** **AST** **A100379479**
West **3711 CROSSROADS PARKWAY** **N/A**
1/8-1/4 **FORT PIERCE, FL 34945**
0.225 mi.
1188 ft. **Site 1 of 4 in cluster D**

Relative:
Higher

Actual:
15 ft.

AST:
Name: RYDER TRUCK RENTAL
Address: 3711 CROSSROADS PARKWAY
Facility ID: 9601175
Facility Status: CLOSED
Type Description: Fuel user/Non-retail
Facility Phone: 7724645917
DEP Contractor Own: P
Region: STATE
Positioning Method: AGPS
Lat/Long (dms): 27 25 5 / 80 23 33

Owner:
Owner Id: 44564
Owner Name: TRUCK REPAIR CENTRAL
Owner Address: 2421 N FED HWY
Owner Address 2: Not reported
Owner City,St,Zip: FORT PIERCE, FL 34952
Owner Contact: JOEL ROBINSON
Owner Phone: Not reported

Tank Id: 1
Status: Removed
Status Date: 04/01/1997
Install Date: 5/1/1995
Substance: Vehicular diesel
Content Description: Vehicular Diesel
Gallons: 12000
Tank Location: ABOVEGROUND

Tank Id: 2
Status: Removed
Status Date: 04/01/1997
Install Date: 5/1/1995
Substance: Vehicular diesel
Content Description: Vehicular Diesel
Gallons: 12000
Tank Location: ABOVEGROUND

Tank Id: 3
Status: Removed
Status Date: 04/01/1997
Install Date: 5/1/1995
Substance: New/lube oil
Content Description: New/Lube Oil
Gallons: 1000
Tank Location: ABOVEGROUND

RYDER TRUCK RENTAL (Continued) **A100379479**

Click here for Florida Oculus:

D12 **HMIRS** **9998100637**
West **3711 CROSSROADS PARKWAY** **N/A**
1/8-1/4 **FORT PIERCE, FL**
0.225 mi.
1188 ft. **Site 2 of 4 in cluster D**

Relative:
Higher

Actual:
15 ft.

HMIRS:

Report #:	1998100637
Site location:	3711 CROSSROADS PARKWAY FORT PIERCE, FL
Place of origin:	Not reported FORT LAUDERDALE, FL
Destination:	RYDER 3711 CROSSROADS PARKWAY FORT PIERCE, FL
Carrier ID:	14857
Carrier reporting #:	MC124306
Carrier:	KENAN TRANSPORT CO INC
Carrier address:	P O BOX 2729 CHAPEL HILL, NC 275152729
Shipper ID:	15726
Shipper name:	MOBIL OIL CORP
Shipper address:	PO BOX 839 VALLEY FORGE, PA
Shipping paper number:	Not reported
Consignee ID:	80350
Consignee name:	RYDER
Consignee addess:	3711 CROSSROADS PARKWAY FORT PIERCE, FL
General cause:	10
Transportation mode:	Not reported
Date:	08/31/98
Commodity name:	FUEL OIL
Trade name:	DIESEL FUEL
Amount:	20.00 GAL
Result:	Spillage
Hazard Class:	20
ID Number:	NA1993
Hazardous:	False
R.Q. met:	False
Misc. info:	111 100
Vehicle Type:	Cargo
Trans. phase:	263
Land use:	272
Community:	282
Accident/Derailment:	False
Estimated speed:	F
Highway type:	999
number of lanes:	0
Number evacuated:	0
Major injuries:	0
Minor injuries:	0
Fatalities:	0
Product loss:	20
Carrier damage:	0

(Continued) **9998100637**

Pvt/Pub damage:	0
Cleanup cost:	0
Other damage:	0
Reported damage:	20
Incident damage:	0

Inner and Outer Container Information:

Container type:	TANK TRK
Container capacity:	9400.00
Number failed:	1
Number in shipment:	1
Container gauge:	Not reported
Manufacture's ID:	14196
Manuf. name:	Not reported UNKNOWN, XX
Tank serial #:	5HTAB4528T
Label:	Not reported
Registration #:	Not reported
Inspection date:	10/01/98
Exemption #:	Not reported
Contributing cause:	Overloaded/overfilled
Contributing Object:	Other freight
Contributing failure:	OTHER
Affected side:	Top
Other contributing cause:	OTHER
Capacity container code:	Not reported
Number failed code:	Not reported
Shipment code number:	Not reported

Remarks:

EMPLOYEE OVERFILLED THE TANK WITH APPROXIMATELY 20 GALLONS OF PRODUCT. SPILL WAS CLEANED UP BY CLIFF BERRY INC WITHOUT FURTHER INCIDENT.

D13
West
1/8-1/4
0.225 mi.
1188 ft.

RYDER TRANSPORTATION SERVICES - 0173B **Financial Assurance** **S107723135**
3711 CROSSROADS PARKWAY **TIER 2** **N/A**
FORT PIERCE, FL 34945

Site 3 of 4 in cluster D

Relative:
Higher

Actual:
15 ft.

FL Financial Assurance 3:

Name:	RYDER TRUCK RENTAL #0173
Address:	3711 CROSSROADS PKY
City,State,Zip:	PORT SAINT LUCIE, FL 34952
Region:	3
Facility ID:	9601149
Facility Phone:	7724645910
Facility Status:	OPEN
Facility Type:	C
Type Description:	Fuel user/Non-retail
DEP CO:	P
Finaincial Responsibility:	INSURANCE
Insurance Company:	OLD REPUBLIC
Effective Date:	10/01/2008
Expire Date:	10/01/2009
Owner ID:	18939
Onwer Name:	RYDER TRUCK RENTAL INC

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Owner Address:	16155 PARK ROW #140
Owner Address2:	C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip:	HOUSTON, TX 77084
Contact:	HEATHER MELTON/ BRIAN W KEEL
Resp Party Phone:	2816478900

Name:	RYDER TRUCK RENTAL #0173
Address:	3711 CROSSROADS PKY
City,State,Zip:	PORT SAINT LUCIE, FL 34952
Region:	3
Facility ID:	9601149
Facility Phone:	7724645910
Facility Status:	OPEN
Facility Type:	C
Type Description:	Fuel user/Non-retail
DEP CO:	P
Finaincial Responsibility:	INSURANCE
Insurance Company:	OLD REPUBLIC
Effective Date:	10/01/2009
Expire Date:	10/01/2010
Owner ID:	18939
Onwer Name:	RYDER TRUCK RENTAL INC
Owner Address:	16155 PARK ROW #140
Owner Address2:	C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip:	HOUSTON, TX 77084
Contact:	HEATHER MELTON/ BRIAN W KEEL
Resp Party Phone:	2816478900

Name:	RYDER TRUCK RENTAL #0173
Address:	3711 CROSSROADS PKY
City,State,Zip:	PORT SAINT LUCIE, FL 34952
Region:	3
Facility ID:	9601149
Facility Phone:	7724645910
Facility Status:	OPEN
Facility Type:	C
Type Description:	Fuel user/Non-retail
DEP CO:	P
Finaincial Responsibility:	INSURANCE
Insurance Company:	OLD REPUBLIC
Effective Date:	10/01/2010
Expire Date:	10/01/2011
Owner ID:	18939
Onwer Name:	RYDER TRUCK RENTAL INC
Owner Address:	16155 PARK ROW #140
Owner Address2:	C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip:	HOUSTON, TX 77084
Contact:	HEATHER MELTON/ BRIAN W KEEL
Resp Party Phone:	2816478900

Name:	RYDER TRUCK RENTAL #0173
Address:	3711 CROSSROADS PKY
City,State,Zip:	PORT SAINT LUCIE, FL 34952
Region:	3
Facility ID:	9601149
Facility Phone:	7724645910
Facility Status:	OPEN

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Facility Type:	C
Type Description:	Fuel user/Non-retail
DEP CO:	P
Finaincial Responsibility:	INSURANCE
Insurance Company:	OLD REPUBLIC
Effective Date:	10/01/2013
Expire Date:	10/01/2014
Owner ID:	18939
Onwer Name:	RYDER TRUCK RENTAL INC
Owner Address:	16155 PARK ROW #140
Owner Address2:	C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip:	HOUSTON, TX 77084
Contact:	HEATHER MELTON/ BRIAN W KEEL
Resp Party Phone:	2816478900

Name:	RYDER TRUCK RENTAL #0173
Address:	3711 CROSSROADS PKY
City,State,Zip:	PORT SAINT LUCIE, FL 34952
Region:	3
Facility ID:	9601149
Facility Phone:	7724645910
Facility Status:	OPEN
Facility Type:	C
Type Description:	Fuel user/Non-retail
DEP CO:	P
Finaincial Responsibility:	INSURANCE
Insurance Company:	OLD REPUBLIC
Effective Date:	10/01/2014
Expire Date:	10/01/2015
Owner ID:	18939
Onwer Name:	RYDER TRUCK RENTAL INC
Owner Address:	16155 PARK ROW #140
Owner Address2:	C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip:	HOUSTON, TX 77084
Contact:	HEATHER MELTON/ BRIAN W KEEL
Resp Party Phone:	2816478900

Name:	RYDER TRUCK RENTAL #0173
Address:	3711 CROSSROADS PKY
City,State,Zip:	PORT SAINT LUCIE, FL 34952
Region:	3
Facility ID:	9601149
Facility Phone:	7724645910
Facility Status:	OPEN
Facility Type:	C
Type Description:	Fuel user/Non-retail
DEP CO:	P
Finaincial Responsibility:	INSURANCE
Insurance Company:	OLD REPUBLIC
Effective Date:	10/01/2016
Expire Date:	10/01/2017
Owner ID:	18939
Onwer Name:	RYDER TRUCK RENTAL INC
Owner Address:	16155 PARK ROW #140
Owner Address2:	C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip:	HOUSTON, TX 77084
Contact:	HEATHER MELTON/ BRIAN W KEEL

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Resp Party Phone: 2816478900

Name: RYDER TRUCK RENTAL #0173
Address: 3711 CROSSROADS PKY
City,State,Zip: PORT SAINT LUCIE, FL 34952
Region: 3
Facility ID: 9601149
Facility Phone: 7724645910
Facility Status: OPEN
Facility Type: C
Type Description: Fuel user/Non-retail
DEP CO: P
Finaincial Responsibility: INSURANCE
Insurance Company: OLD REPUBLIC
Effective Date: 10/01/2017
Expire Date: 10/01/2018
Owner ID: 18939
Onwer Name: RYDER TRUCK RENTAL INC
Owner Address: 16155 PARK ROW #140
Owner Address2: C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip: HOUSTON, TX 77084
Contact: HEATHER MELTON/ BRIAN W KEEL
Resp Party Phone: 2816478900

Name: RYDER TRUCK RENTAL #0173
Address: 3711 CROSSROADS PKY
City,State,Zip: PORT SAINT LUCIE, FL 34952
Region: 3
Facility ID: 9601149
Facility Phone: 7724645910
Facility Status: OPEN
Facility Type: C
Type Description: Fuel user/Non-retail
DEP CO: P
Finaincial Responsibility: INSURANCE
Insurance Company: OLD REPUBLIC
Effective Date: 10/01/2018
Expire Date: 10/01/2019
Owner ID: 18939
Onwer Name: RYDER TRUCK RENTAL INC
Owner Address: 16155 PARK ROW #140
Owner Address2: C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip: HOUSTON, TX 77084
Contact: HEATHER MELTON/ BRIAN W KEEL
Resp Party Phone: 2816478900

Name: RYDER TRUCK RENTAL #0173
Address: 3711 CROSSROADS PKY
City,State,Zip: PORT SAINT LUCIE, FL 34952
Region: 3
Facility ID: 9601149
Facility Phone: 7724645910
Facility Status: OPEN
Facility Type: C
Type Description: Fuel user/Non-retail
DEP CO: P
Finaincial Responsibility: INSURANCE

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Insurance Company:	OLD REPUBLIC
Effective Date:	10/01/2019
Expire Date:	10/01/2020
Owner ID:	18939
Onwer Name:	RYDER TRUCK RENTAL INC
Owner Address:	16155 PARK ROW #140
Owner Address2:	C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip:	HOUSTON, TX 77084
Contact:	HEATHER MELTON/ BRIAN W KEEL
Resp Party Phone:	2816478900

TIER 2:

Name:	RYDER TRANSPORTATION SERVICES - 0173B
Address:	3711 CROSSROADS PARKWAY
City,State,Zip:	FORT PIERCE, FL 34945
Year:	2019
Facility Id:	6633568
Active Date:	Not reported
Inactive Date:	Not reported
Sale Pending:	Not reported
Original Date:	Not reported
PLOT Source:	Not reported
Latitude:	Not reported
Longitude:	Not reported
LEPC District:	Not reported
Counties:	Not reported
SERC:	Not reported
Program Level:	Not reported
PRIME:	Not reported
SIC Code:	Not reported
SIC Code 2:	Not reported
NAICS Code:	532120
Last Modified Date:	01/17/2020
First Submit Date:	01/17/2020
Data Submitted By:	Jenna Tucker, Ryder Fuel Services Complaince Coordinator
Company Name:	RYDER TRANSPORATION SERVICES
Comments:	Not reported

Contact:

Contact ID:	Not reported
Year:	2019
Facility Id:	6633568
Contact Type:	Owner / Operator
Contact Name:	Ryder Fuel Services
Contact Title:	Not reported
Contact Phone:	800-215-4839
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	Not reported
Contact Telephone 3:	Not reported
Contact Telephone 4:	Not reported
Contact Telephone 5:	Not reported
Contact Telephone 6:	Not reported
Contact Email:	compliance@ryderfs.com
Contact ID:	Not reported
Year:	2019

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Facility Id:	6633568
Contact Type:	Owner / Operator
Contact Name:	Ryder Fuel Services
Contact Title:	Not reported
Contact Phone:	800-215-4839
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	Not reported
Contact Telephone 3:	Not reported
Contact Telephone 4:	Not reported
Contact Telephone 5:	Not reported
Contact Telephone 6:	Not reported
Contact Email:	compliance@ryderfs.com

Name:	RYDER TRANSPORTATION SERVICES - 0173B
Address:	3711 CROSSROADS PARKWAY
City,State,Zip:	FORT PIERCE, FL 34945

Year:	2018
Facility Id:	6368734
Active Date:	Not reported
Inactive Date:	Not reported
Sale Pending:	Not reported
Original Date:	Not reported
PLOT Source:	Not reported
Latitude:	Not reported
Longitude:	Not reported
LEPC District:	Not reported
Counties:	Not reported
SERC:	Not reported
Program Level:	Not reported
PRIME:	Not reported
SIC Code:	Not reported
SIC Code 2:	Not reported
NAICS Code:	532120
Last Modified Date:	01/14/2019
First Submit Date:	01/14/2019
Data Submitted By:	Jenna Tucker, Complaince Coordinator
Company Name:	RYDER TRANSPORATION SERVICES
Comments:	Not reported

Contact:

Contact ID:	Not reported
Year:	2018
Facility Id:	6368734
Contact Type:	Owner / Operator
Contact Name:	Ryder Fuel Services
Contact Title:	Not reported
Contact Phone:	800-215-4839
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	Not reported
Contact Telephone 3:	Not reported
Contact Telephone 4:	Not reported
Contact Telephone 5:	Not reported
Contact Telephone 6:	Not reported
Contact Email:	compliance@ryderfs.com

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Contact ID:	Not reported
Year:	2018
Facility Id:	6368734
Contact Type:	Owner / Operator
Contact Name:	Ryder Fuel Services
Contact Title:	Not reported
Contact Phone:	800-215-4839
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	Not reported
Contact Telephone 3:	Not reported
Contact Telephone 4:	Not reported
Contact Telephone 5:	Not reported
Contact Telephone 6:	Not reported
Contact Email:	compliance@ryderfs.com

Name:	RYDER TRANSPORTATION SERVICES - 0173B
Address:	3711 CROSSROADS PARKWAY
City,State,Zip:	FORT PIERCE, FL 34945

Year:	2017
Facility Id:	6070677
Active Date:	Not reported
Inactive Date:	Not reported
Sale Pending:	Not reported
Original Date:	Not reported
PLOT Source:	Not reported
Latitude:	Not reported
Longitude:	Not reported
LEPC District:	Not reported
Counties:	Not reported
SERC:	Not reported
Program Level:	Not reported
PRIME:	Not reported
SIC Code:	7513
SIC Code 2:	Not reported
NAICS Code:	532120
Last Modified Date:	02/21/2018
First Submit Date:	02/09/2018
Data Submitted By:	Jenna Tucker, TSA II
Company Name:	RYDER TRANSPORATION SERVICES
Comments:	Not reported

Contact:

Contact ID:	Not reported
Year:	2017
Facility Id:	6070677
Contact Type:	Emergency Contact
Contact Name:	Heather Melton
Contact Title:	Not reported
Contact Phone:	888-793-7865
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	281-647-8900
Contact Telephone 3:	Not reported
Contact Telephone 4:	(281) 647-8900
Contact Telephone 5:	800-215-4839
Contact Telephone 6:	Not reported

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Contact Email: compliancerfs@ryder.com

Name: RYDER TRANSPORTATION SERVICES - 0173B
Address: 3711 CROSSROADS PARKWAY
City,State,Zip: FORT PIERCE, FL 34945

Year: 2016
Facility Id: 5829500
Active Date: Not reported
Inactive Date: Not reported
Sale Pending: Not reported
Original Date: Not reported
PLOT Source: Not reported
Latitude: Not reported
Longitude: Not reported
LEPC District: Not reported
Counties: Not reported
SERC: Not reported
Program Level: Not reported
PRIME: Not reported
SIC Code: 7513
SIC Code 2: Not reported
NAICS Code: 532120
Last Modified Date: 01/26/2017
First Submit Date: 01/26/2017
Data Submitted By: Trudi Alford, Compliance Coordinator
Company Name: RYDER TRANSPORATION SERVICES
Comments: Not reported

Contact:
Contact ID: Not reported
Year: 2016
Facility Id: 5829500
Contact Type: Emergency Contact
Contact Name: Amy White
Contact Title: Not reported
Contact Phone: 888-793-7865
Contact 24Hr Phone: Not reported
Contact Telephone 2: 281-647-8900
Contact Telephone 3: Not reported
Contact Telephone 4: (281) 647-8900
Contact Telephone 5: 800-215-4839
Contact Telephone 6: Not reported
Contact Email: compliancerfs@ryder.com

Name: RYDER TRANSPORTATION SERVICES - 0173B
Address: 3711 CROSSROADS PARKWAY
City,State,Zip: FORT PIERCE, FL 34945

Year: 2015
Facility Id: 5392405
Active Date: Not reported
Inactive Date: Not reported
Sale Pending: Not reported

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Original Date:	Not reported
PLOT Source:	Not reported
Latitude:	27.4498
Longitude:	-80.480590
LEPC District:	Not reported
Counties:	Not reported
SERC:	Not reported
Program Level:	Not reported
PRIME:	Not reported
SIC Code:	7513
SIC Code 2:	Not reported
NAICS Code:	532120
Last Modified Date:	02/04/2016
First Submit Date:	02/04/2016
Data Submitted By:	Amy White, Sr. Compliance Manager
Company Name:	RYDER TRANSPORATION SERVICES
Comments:	Not reported

Contact:

Contact ID:	Not reported
Year:	2015
Facility Id:	5392405
Contact Type:	Emergency Contact
Contact Name:	Amy White
Contact Title:	Not reported
Contact Phone:	888-793-7865
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	281-647-8900
Contact Telephone 3:	Not reported
Contact Telephone 4:	(281) 647-8900
Contact Telephone 5:	800-215-4839
Contact Telephone 6:	Not reported
Contact Email:	compliancerfs@ryder.com

Name:	RYDER TRANSPORTATION SERVICES - 0173B
Address:	3711 CROSSROADS PARKWAY
City,State,Zip:	FORT PIERCE, FL 34945

Year:	2014
Facility Id:	5001480
Active Date:	Not reported
Inactive Date:	Not reported
Sale Pending:	Not reported
Original Date:	Not reported
PLOT Source:	Not reported
Latitude:	27.4498
Longitude:	-80.480590
LEPC District:	Not reported
Counties:	Not reported
SERC:	Not reported
Program Level:	Not reported
PRIME:	Not reported
SIC Code:	7513
SIC Code 2:	Not reported
NAICS Code:	53212
Last Modified Date:	02/09/2015

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

First Submit Date: 02/09/2015
Data Submitted By: Amy White, Sr. Compliance Manager
Company Name: RYDER TRANSPORATION SERVICES
Comments: Not reported

Contact:
Contact ID: Not reported
Year: 2014
Facility Id: 5001480
Contact Type: Emergency Contact
Contact Name: Amy White
Contact Title: Not reported
Contact Phone: 888-793-7865
Contact 24Hr Phone: Not reported
Contact Telephone 2: 281-647-8900
Contact Telephone 3: Not reported
Contact Telephone 4: Not reported
Contact Telephone 5: Not reported
Contact Telephone 6: Not reported
Contact Email: compliance@ryderfs.com

Name: RYDER TRANSPORTATION SERVICES - 0173B
Address: 3711 CROSSROADS PARKWAY
City,State,Zip: FORT PIERCE, FL 34945

Year: 2013
Facility Id: 4513860
Active Date: Not reported
Inactive Date: Not reported
Sale Pending: Not reported
Original Date: Not reported
PLOT Source: Not reported
Latitude: 27.4498
Longitude: -80.480590
LEPC District: Not reported
Counties: Not reported
SERC: Not reported
Program Level: Not reported
PRIME: Not reported
SIC Code: 7513
SIC Code 2: Not reported
NAICS Code: 53212
Last Modified Date: 01/31/2014
First Submit Date: 01/31/2014
Data Submitted By: Amy White, Sr. Compliance Manager
Company Name: RYDER TRANSPORATION SERVICES
Comments: Not reported

Contact:
Contact ID: Not reported
Year: 2013
Facility Id: 4513860
Contact Type: Emergency Contact
Contact Name: Amy White
Contact Title: Not reported
Contact Phone: 888-793-7865

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Contact 24Hr Phone: Not reported
Contact Telephone 2: 281-647-8900
Contact Telephone 3: Not reported
Contact Telephone 4: Not reported
Contact Telephone 5: Not reported
Contact Telephone 6: Not reported
Contact Email: compliance@ryderfs.com

Name: RYDER TRANSPORTATION SERVICES - 0173B
Address: 3711 CROSSROADS PARKWAY
City,State,Zip: FORT PIERCE, FL 34945

Year: 2012
Facility Id: 4066639
Active Date: Not reported
Inactive Date: Not reported
Sale Pending: Not reported
Original Date: Not reported
PLOT Source: Not reported
Latitude: 27.4498
Longitude: -80.480590
LEPC District: Not reported
Counties: Not reported
SERC: Not reported
Program Level: Not reported
PRIME: Not reported
SIC Code: Not reported
SIC Code 2: Not reported
NAICS Code: 53212
Last Modified Date: 05/01/2013
First Submit Date: 02/18/2013
Data Submitted By: Amy White, Sr. Compliance Manager
Company Name: RYDER TRANSPORATION SERVICES
Comments: Not reported

Contact:
Contact ID: Not reported
Year: 2012
Facility Id: 4066639
Contact Type: Emergency Contact
Contact Name: Amy White
Contact Title: Not reported
Contact Phone: 281-647-8900
Contact 24Hr Phone: Not reported
Contact Telephone 2: 888-793-7865
Contact Telephone 3: Not reported
Contact Telephone 4: Not reported
Contact Telephone 5: Not reported
Contact Telephone 6: Not reported
Contact Email: compliance@ryderfs.com

Contact ID: Not reported
Year: 2012
Facility Id: 4066639
Contact Type: Owner / Operator
Contact Name: Ryder Fuel Services

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Contact Title: Not reported
Contact Phone: 800-215-4839
Contact 24Hr Phone: Not reported
Contact Telephone 2: Not reported
Contact Telephone 3: Not reported
Contact Telephone 4: Not reported
Contact Telephone 5: Not reported
Contact Telephone 6: Not reported
Contact Email: compliance@ryderfs.com

Name: RYDER TRANSPORTATION SERVICES - 0173B
Address: 3711 CROSSROADS PARKWAY
City,State,Zip: FORT PIERCE, FL 34945

Year: 2011
Facility Id: 3993184
Active Date: Not reported
Inactive Date: Not reported
Sale Pending: Not reported
Original Date: Not reported
PLOT Source: Not reported
Latitude: 27.4498
Longitude: -80.480590
LEPC District: Not reported
Counties: Not reported
SERC: Not reported
Program Level: Not reported
PRIME: Not reported
SIC Code: Not reported
SIC Code 2: Not reported
NAICS Code: Not reported
Last Modified Date: 11/12/2012
First Submit Date: 11/09/2012
Data Submitted By: Florida Division of Emergency Management
Company Name: RYDER TRANSPORATION SERVICES
Comments: Not reported

Contact:
Contact ID: Not reported
Year: 2011
Facility Id: 3993184
Contact Type: 313 Public 24 Hour Contact
Contact Name: Amy White
Contact Title: Not reported
Contact Phone: 8002154839
Contact 24Hr Phone: Not reported
Contact Telephone 2: Not reported
Contact Telephone 3: Not reported
Contact Telephone 4: Not reported
Contact Telephone 5: Not reported
Contact Telephone 6: Not reported
Contact Email: compliance@ryderfs.com

Contact ID: Not reported
Year: 2011
Facility Id: 3993184

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Contact Type:	112(r) Representative
Contact Name:	Amy White
Contact Title:	Not reported
Contact Phone:	8002154839
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	Not reported
Contact Telephone 3:	Not reported
Contact Telephone 4:	Not reported
Contact Telephone 5:	Not reported
Contact Telephone 6:	Not reported
Contact Email:	compliance@ryderfs.com

Contact ID:	Not reported
Year:	2011
Facility Id:	3993184
Contact Type:	313 Public Contact
Contact Name:	Amy White
Contact Title:	Not reported
Contact Phone:	8002154839
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	Not reported
Contact Telephone 3:	Not reported
Contact Telephone 4:	Not reported
Contact Telephone 5:	Not reported
Contact Telephone 6:	Not reported
Contact Email:	compliance@ryderfs.com

Contact ID:	Not reported
Year:	2011
Facility Id:	3993184
Contact Type:	313 Technical 24 Hour Contact
Contact Name:	Amy White
Contact Title:	Not reported
Contact Phone:	8002154839
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	Not reported
Contact Telephone 3:	Not reported
Contact Telephone 4:	Not reported
Contact Telephone 5:	Not reported
Contact Telephone 6:	Not reported
Contact Email:	compliance@ryderfs.com

Contact ID:	Not reported
Year:	2011
Facility Id:	3993184
Contact Type:	112(r) 24 Hour Representative
Contact Name:	Amy White
Contact Title:	Not reported
Contact Phone:	8002154839
Contact 24Hr Phone:	Not reported
Contact Telephone 2:	Not reported
Contact Telephone 3:	Not reported
Contact Telephone 4:	Not reported
Contact Telephone 5:	Not reported
Contact Telephone 6:	Not reported
Contact Email:	compliance@ryderfs.com

RYDER TRANSPORTATION SERVICES - 0173B (Continued) **S107723135**

Name:	RYDER TRANSPORTATION SERVICES - 0173B
Address:	3711 CROSSROADS PKWY
City,State,Zip:	FORT PIERCE, FL 34945
Year:	2010
Facility Id:	Not reported
Active Date:	Not reported
Inactive Date:	Not reported
Sale Pending:	Not reported
Original Date:	Not reported
PLOT Source:	Not reported
Latitude:	27.4498
Longitude:	-80.48
LEPC District:	Not reported
Counties:	Not reported
SERC:	Not reported
Program Level:	Not reported
PRIME:	Not reported
SIC Code:	Not reported
SIC Code 2:	Not reported
NAICS Code:	Not reported
Last Modified Date:	Not reported
First Submit Date:	Not reported
Data Submitted By:	Not reported
Company Name:	Not reported
Comments:	Not reported
Chemical Code:	68476346
Chemical Name:	Diesel Fuel Oil (low sulfur)
Chemical State:	LIQUID
Location Name:	Entire Facility
Container Code:	A
Pressure Code:	1
Temperature Code:	4
Average Quantity:	177600
Maximum Quantity:	177600
Days On Site:	365

Click this hyperlink while viewing on your computer to access
1 additional FL_TIER2: record(s) in the EDR Site Report.

D14 **RYDER TRUCK RENTAL #0173** **AST** **A100162867**
West **3711 CROSSROADS PKY** **N/A**
1/8-1/4 **PORT SAINT LUCIE, FL 34952**
0.225 mi.
1188 ft. **Site 4 of 4 in cluster D**

Relative:
Higher

Actual:
15 ft.

AST:

Name:	RYDER TRUCK RENTAL #0173
Address:	3711 CROSSROADS PKY
Facility ID:	9601149
Facility Status:	OPEN
Type Description:	Fuel user/Non-retail
Facility Phone:	7724645910
DEP Contractor Own:	P
Region:	STATE
Positioning Method:	AGPS

RYDER TRUCK RENTAL #0173 (Continued) **A100162867**

Lat/Long (dms): 27 25 5 / 80 23 33

Owner:
Owner Id: 18939
Owner Name: RYDER TRUCK RENTAL INC
Owner Address: 16155 PARK ROW #140
Owner Address 2: C/O RYDER FUEL SRVCS-E SIMMONS
Owner City,St,Zip: HOUSTON, TX 77084
Owner Contact: HEATHER MELTON/ BRIAN W KEEL
Owner Phone: 2816478900

Tank Id: 2
Status: Removed
Status Date: 09/01/2019
Install Date: 5/1/1995
Substance: Vehicular diesel
Content Description: Vehicular Diesel
Gallons: 12000
Tank Location: ABOVEGROUND

Tank Id: 3
Status: In service
Status Date: 05/01/1994
Install Date: 5/1/1995
Substance: New/lube oil
Content Description: New/Lube Oil
Gallons: 1000
Tank Location: ABOVEGROUND

Construction:
Tank Id: 3
Construction Category: Primary Construction
Construction Description: Steel

Tank Id: 3
Construction Category: Secondary Containment
Construction Description: Double wall

Tank Id: 3
Construction Category: Overfill/Spill
Construction Description: Ball check valve

Monitoring:
Tank ID: 3
Monitoring Description: Monitor dbl wall tank space

Tank ID: 3
Monitoring Description: Monitor dbl wall pipe space

Tank ID: 3
Monitoring Description: Visual inspection of ASTs

Piping:
Tank ID: 3
Piping Category: Primary Construction

RYDER TRUCK RENTAL #0173 (Continued) **A100162867**

Piping Description: Fiberglass

Tank ID: 3
Piping Category: Miscellaneous Attributes
Piping Description: Dispenser liners

Tank ID: 3
Piping Category: Secondary Containment
Piping Description: Double wall

Tank Id: 1
Status: Removed
Status Date: 09/01/2019
Install Date: 5/1/1995
Substance: Vehicular diesel
Content Description: Vehicular Diesel
Gallons: 12000
Tank Location: ABOVEGROUND

Tank Id: 4
Status: In service
Status Date: 12/01/2019
Install Date: 12/1/2019
Substance: Vehicular diesel
Content Description: Vehicular Diesel
Gallons: 20000
Tank Location: ABOVEGROUND

Construction:
Tank Id: 4
Construction Category: Secondary Containment
Construction Description: Double wall

Tank Id: 4
Construction Category: Overfill/Spill
Construction Description: Tight fill

Tank Id: 4
Construction Category: Overfill/Spill
Construction Description: Spill containment bucket

Tank Id: 4
Construction Category: Primary Construction
Construction Description: Steel

Tank Id: 4
Construction Category: Overfill/Spill
Construction Description: Level gauges/alarms

Tank Id: 4
Construction Category: Overfill/Spill
Construction Description: Ball check valve

Tank Id: 4
Construction Category: Overfill/Spill
Construction Description: Flow shut-Off

RYDER TRUCK RENTAL #0173 (Continued) **A100162867**

Monitoring:
Tank ID: 4
Monitoring Description: Visual inspection of ASTs

Tank ID: 4
Monitoring Description: Mechanical line leak detector

Tank ID: 4
Monitoring Description: Electronic monitor dispenser liners

Tank ID: 4
Monitoring Description: Monitor dbl wall tank space

Piping:
Tank ID: 4
Piping Category: Miscellaneous Attributes
Piping Description: Abv, no soil contact

Tank ID: 4
Piping Category: Primary Construction
Piping Description: Steel/galvanized metal

Tank ID: 4
Piping Category: Miscellaneous Attributes
Piping Description: Pressurized piping system

Tank ID: 4
Piping Category: Corrosion Protection
Piping Description: External protective coating

Tank ID: 4
Piping Category: Miscellaneous Attributes
Piping Description: Dispenser liners

Click here for Florida Oculus:

15
NNW
1/8-1/4
0.227 mi.
1196 ft.

Relative:
Higher

Actual:
15 ft.

Client Plot

YELLOW FREIGHT TRUCK ACCIDENT **DWM CONTAM** **S117361502**
INTERSTATE 95, APPROXIMATELY 100 YARDS **RESP PARTY** **N/A**
FORT PIERCE, FL

DWM CONTAM:
Name: YELLOW FREIGHT TRUCK ACCIDENT
Address: INTERSTATE 95, APPROXIMATELY 100 YARDS
City,State,Zip: FORT PIERCE, FL
Program Site Id: ERIC_11992
Lat DD: 27
Lat MM: 24
Lat SS: 39.9139
Long DD: 80
Long MM: 23
Long SS: 17.4146
Office/ District: SED
Program Area: RESPONSPARTY
Priority Score: Not reported

YELLOW FREIGHT TRUCK ACCIDENT (Continued) **S117361502**

Datum:	HARN
Method:	DPHO
Facility Status:	Closed
Facility Type:	Not reported
Score Effective Date:	Not reported
Score When Ranked:	Not reported
Rank:	Not reported
Operator:	ADCOCK PETROLEUM
Phone:	Not reported
Name Changed:	Not reported
Addr Changed:	2011-09-06 00:00:00
Related Party ID:	Not reported
Primary RP Role:	Not reported
RP Begin Date:	Not reported
RP Name:	Not reported
RP Address1:	Not reported
RP Address2:	Not reported
RP City:	Not reported
RP State:	Not reported
RP Zip5:	Not reported
RP Zip4:	Not reported
Contact:	Not reported
RP Phone:	Not reported
RP Extension:	Not reported
Site Manager:	S Buwalda

RESP PARTY:

Name:	YELLOW FREIGHT TRUCK ACCIDENT
Address:	INTERSTATE 95, APPROXIMATELY 100 YARDS
City,State,Zip:	FORT PIERCE, FL
District:	Southeast District
Site Id:	78280
Project Id:	92744
Site Status:	CLOSED
Project Manager:	BUWALDA_S
OGC Case Number:	Not reported
Initial Date Received:	09/16/1994
Contaminants:	Not reported
Offsite Cont Impact:	Not reported
Priority Score:	Not reported
Datum:	HARN
Method ID:	UNVR
Feature:	Emergency Response
Object Of Interest:	CAP_RAP SITE
Proximity To Object:	VICIN
Collect Username:	STONE_H
Collect Affiliation:	DEPARTMENT OF ENVIRONMENTAL PROTECTION
Collect Program Id:	CL
Collect Date:	05/09/2006
Map Series Used:	1999 doqs
Map Source Scale:	2030
Interpolation Scale:	Not reported
Coordinate Accuracy Id:	4
Verify Method Id:	DPHO
Verifier Username:	STONE_H
Verifier Affiliation:	DEPARTMENT OF ENVIRONMENTAL PROTECTION
Verifying Program Id:	CL

YELLOW FREIGHT TRUCK ACCIDENT (Continued) **S117361502**

Verification Date:	05/09/2006
Decode for District:	Southeast District
Decode for Datum:	High Accuracy Reference Network
Decode for Method:	Unverified
Decode for Off Site COC:	Not reported
Decode for V_Method:	Digital Aerial Photography With Ground Control
Latitude/Longitude (deg/min/sec):	27 24 / 80 23

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16 **NORTH ST LUCIE RIVER WATER CONTROL DIST OFF** **LUST** **S103244386**
NNE **2721 S JENKINS RD** **Financial Assurance** **N/A**
1/4-1/2 **FORT PIERCE, FL 34981**
0.314 mi.
1656 ft.

Relative:
Higher

Actual:
15 ft.

Client Plot

LUST:

Name:	NORTH ST LUCIE RIVER WATER CONTROL DIST OFF
Address:	2721 S JENKINS RD
City,State,Zip:	FORT PIERCE, FL 34981
Region:	STATE
Facility Id:	9102083
Facility Status:	OPEN
Facility Type:	H - Local Government
Facility Phone:	(772)461-5050
Facility Cleanup Rank:	14364
District:	Southeast District
Lat/Long (dms):	27 24 56.8369 / 80 23 1.9287
Section:	24
Township:	35
Range:	39
Feature:	Not reported
Method:	DGPS
Datum:	0
Score:	5
Score Effective Date:	2001-07-30 00:00:00
Score When Ranked:	5
Operator:	CAROL DONAHUE
Name Update:	2003-05-07 00:00:00
Address Update:	2003-08-18 00:00:00

Petroleum Cleanup PCT Facility Score:

Facility Cleanup Status:	CMPL - COMPLETED
Contact:	HAROLD F BROWN
Contact Company:	NORTH ST LUCIE RIVER WTR CNTRL DIST
Contact Address:	2721 S JENKINS RD
Contact City/State/Zip:	FORT PIERCE, FL 34952
Phone:	(772)461-5050
Bad Address Ind:	N
State:	FL
Zip:	34981
Score:	5
Score Effective Date:	2001-07-30 00:00:00
Related Party ID:	20882
Primary RP Role:	ACCOUNT OWNER
RP Begin Date:	1991-05-24
RP Zip:	Not reported
RP Extension:	Not reported

NORTH ST LUCIE RIVER WATER CONTROL DIST OFF (Continued) **S103244386**

Discharge Cleanup Summary:

Discharge Date:	1/30/1992
PCT Discharge Combined:	Not reported
Cleanup Required:	R - CLEANUP REQUIRED
Discharge Cleanup Status:	SRCR - SRCR COMPLETE
Disch Cleanup Status Date:	7/8/2020
Cleanup Work Status:	COMPLETED
Information Source:	D - DISCHARGE NOTIFICATION
Other Source Description:	Not reported
Eligibility Indicator:	E - ELIGIBLE
Site Manager:	TROMER_J
Site Mgr End Date:	3/23/2020
Tank Office:	PCTM5 - PETROLEUM CLEANUP TEAM 5

Petroleum Cleanup Program Eligibility:

Facility ID:	9102083
Discharge Date:	1/30/1992
Pct Discharge Combined With:	Not reported
Cleanup Required:	R - CLEANUP REQUIRED
Discharge Cleanup Status:	SRCR - SRCR COMPLETE
Disch Cleanup Status Date:	7/8/2020
Cleanup Work Status:	COMPLETED
Information Source:	Not reported
Other Source Description:	Not reported
Application Received Date:	Not reported
Cleanup Program:	C - PETROLEUM CLEANUP PARTICIPATION PROGRAM
Eligibility Status:	Not reported
Elig Status Date:	Not reported
Letter Of Intent Date:	Not reported
Redetermined:	Not reported
Inspection Date:	Not reported
Site Manager:	TROMER_J
Site Mgr End Date:	3/23/2020
Tank Office:	PCTM5 - PETROLEUM CLEANUP TEAM 5
Deductible Amount:	Not reported
Deductible Paid To Date:	Not reported
Co-Pay Amount:	Not reported
Co-Pay Paid To Date:	Not reported
Cap Amount:	400000

Contaminated Media:

Discharge Date:	1/30/1992
Pct Discharge Combined With:	Not reported
Cleanup Required:	R - CLEANUP REQUIRED
Discharge Cleanup Status:	SRCR - SRCR COMPLETE
Disch Cleanup Status Date:	7/8/2020
Cleanup Work Status:	COMPLETED
Information Source:	D - DISCHARGE NOTIFICATION
Other Source Description:	Not reported
Elig Indicator:	E - ELIGIBLE
Site Manager:	TROMER_J
Site Mgr End Date:	3/23/2020
Tank Office:	PCTM5 - PETROLEUM CLEANUP TEAM
Contaminated Drinking Wells:	0
Contaminated Monitoring Well:	No
Contaminated Soil:	Yes
Contaminated Surface Water:	No
Contaminated Ground Water:	No

NORTH ST LUCIE RIVER WATER CONTROL DIST OFF (Continued) **S103244386**

Pollutant:	H - Generator/Pump Diesel
Pollutant Other Description:	Not reported
Gallons Discharged:	Not reported

Task Information:

District:	SED
Facility ID:	9102083
Facility Status:	OPEN
Facility Type:	H - Local Government -
County:	ST. LUCIE
County ID:	56
Cleanup Eligibility Status:	E
Source Effective Date:	Not reported
Discharge Date:	01-30-1992
Cleanup Required:	R - CLEANUP REQUIRED
Discharge Cleanup Status:	SA - SA ONGOING
Disch Cleanup Status Date:	08-17-1993
SRC Action Type:	-
SRC Submit Date:	Not reported
SRC Review Date:	Not reported
SRC Completion Status:	-
SRC Issue Date:	Not reported
SRC Comment:	Not reported
Cleanup Work Status:	INACTIVE
Site Mgr:	Not reported
Site Mgr End Date:	Not reported
Tank Office:	-
SR Task ID:	Not reported
SR Cleanup Responsible:	-
SR Funding Eligibility Type:	-
SR Actual Cost:	Not reported
SR Completion Date:	Not reported
SR Payment Date:	Not reported
SR Oral Date:	Not reported
SR Written Date:	Not reported
SR Soil Removal:	Not reported
SR Free Product Removal:	Not reported
SR Soil Tonnage Removed:	Not reported
SR Soil Treatment:	Not reported
SR Other Treatment:	Not reported
SR Alternate Proc Received Date:	Not reported
SR Alternate Procedure Status:	Not reported
SR Alternate Procedure Status Date:	Not reported
SR Alternate Procedure Comments:	Not reported
SA Task ID:	40396
SA Cleanup Responsible:	-
SA Funding Eligibility Type:	-
SA Actual Cost:	Not reported
SA Completion Date:	Not reported
SA Payment Date:	Not reported
RAP Task ID:	Not reported
RAP Cleanup Responsible ID:	-
RAP Funding Eligibility Type:	-
RAP Actual Cost:	Not reported
RAP Completion Date:	Not reported
RAP Payment Date:	Not reported
RAP Last Order Approved:	Not reported
RA Task ID:	Not reported

NORTH ST LUCIE RIVER WATER CONTROL DIST OFF (Continued) **S103244386**

RA Cleanup Responsible: -
RA Funding Eligibility Type: -
RA Years to Complete: Not reported
RA Actual Cost: Not reported

Click here for Florida Oculus:

FL Financial Assurance 3:
Name: NORTH ST LUCIE RIVER WATER CONTROL DIST OFF
Address: 2721 S JENKINS RD
City,State,Zip: FORT PIERCE, FL 34981
Region: 3
Facility ID: 9102083
Facility Phone: 7724615050
Facility Status: OPEN
Facility Type: H
Type Description: Local Government
DEP CO: P
Finaincial Responsibility: INSURANCE
Insurance Company: COMMERCE & INDUSTRY
Effective Date: 05/10/2006
Expire Date: 05/10/2007
Owner ID: 20882
Onwer Name: NORTH ST LUCIE RIVER WTR CNTRL DIST
Owner Address: 2721 S JENKINS RD
Owner Address2: Not reported
Owner City,St,Zip: FORT PIERCE, FL 34952
Contact: HAROLD F BROWN
Resp Party Phone: 7724615050

---

17 **DENNYS RESTAURANT** **LUST U000130116**
NW **6501 DARTER CT** **UST N/A**
1/4-1/2 **FORT PIERCE, FL 34945**
0.326 mi.
1721 ft.

Relative:
Higher

Actual:
15 ft.

LUST:
Name: DENNYS RESTAURANT
Address: 6501 DARTER CT
City,State,Zip: FORT PIERCE, FL 34945
Region: STATE
Facility Id: 8840568
Facility Status: CLOSED
Facility Type: C - Fuel user/Non-retail
Facility Phone: (407)466-0903
Facility Cleanup Rank: Not reported
District: Southeast District
Lat/Long (dms): 27 24 51.5911 / 80 23 28.6722
Section: Not reported
Township: Not reported
Range: Not reported
Feature: Not reported
Method: UNVR
Datum: 0
Score: Not reported
Score Effective Date: Not reported
Score When Ranked: Not reported

DENNYS RESTAURANT (Continued) **U000130116**

Operator: SANDERS, T
Name Update: 2002-01-31 00:00:00
Address Update: Not reported

Petroleum Cleanup PCT Facility Score:
Facility Cleanup Status: NREQ - NOT REQUIRED
Contact: J. BAKER/MCCULLAGAH
Contact Company: M & W ENTERPRISES
Contact Address: 800 VIRGINIA AVE
Contact City/State/Zip: FORT PIERCE, FL 34982
Phone: (704)692-9961
Bad Address Ind: N
State: FL
Zip: 34945, 2722
Score: Not reported
Score Effective Date: Not reported
Related Party ID: 15115
Primary RP Role: ACCOUNT OWNER
RP Begin Date: 1988-05-18
RP Zip: 5892
RP Extension: Not reported

Discharge Cleanup Summary:
Discharge Date: 8/28/1987
PCT Discharge Combined: Not reported
Cleanup Required: N - NO CLEANUP REQUIRED
Discharge Cleanup Status: NREQ - CLEANUP NOT REQUIRED
Disch Cleanup Status Date: 5/29/2001
Cleanup Work Status: COMPLETED
Information Source: E - EDI
Other Source Description: Not reported
Eligibility Indicator: I - INELIGIBLE
Site Manager: Not reported
Site Mgr End Date: Not reported
Tank Office: -

Petroleum Cleanup Program Eligibility:
Facility ID: 8840568
Discharge Date: 8/28/1987
Pct Discharge Combined With: Not reported
Cleanup Required: N - NO CLEANUP REQUIRED
Discharge Cleanup Status: NREQ - CLEANUP NOT REQUIRED
Disch Cleanup Status Date: 5/29/2001
Cleanup Work Status: COMPLETED
Information Source: Not reported
Other Source Description: Not reported
Application Received Date: Not reported
Cleanup Program: E - EARLY DETECTION INCENTIVE
Eligibility Status: Not reported
Elig Status Date: Not reported
Letter Of Intent Date: Not reported
Redetermined: Not reported
Inspection Date: Not reported
Site Manager: Not reported
Site Mgr End Date: Not reported
Tank Office: -
Deductible Amount: Not reported
Deductible Paid To Date: Not reported

DENNYS RESTAURANT (Continued) **U000130116**

Co-Pay Amount:	Not reported
Co-Pay Paid To Date:	Not reported
Cap Amount:	0

Task Information:

District:	SED
Facility ID:	8840568
Facility Status:	CLOSED
Facility Type:	C - Fuel user/Non-retail -
County:	ST. LUCIE
County ID:	56
Cleanup Eligibility Status:	I
Source Effective Date:	Not reported
Discharge Date:	08-28-1987
Cleanup Required:	N - NO CLEANUP REQUIRED
Discharge Cleanup Status:	NREQ - CLEANUP NOT REQUIRED
Disch Cleanup Status Date:	05-29-2001
SRC Action Type:	-
SRC Submit Date:	Not reported
SRC Review Date:	Not reported
SRC Completion Status:	-
SRC Issue Date:	Not reported
SRC Comment:	Not reported
Cleanup Work Status:	COMPLETED
Site Mgr:	Not reported
Site Mgr End Date:	Not reported
Tank Office:	-
SR Task ID:	40569
SR Cleanup Responsible:	ST - STATE
SR Funding Eligibility Type:	-
SR Actual Cost:	Not reported
SR Completion Date:	Not reported
SR Payment Date:	Not reported
SR Oral Date:	Not reported
SR Written Date:	Not reported
SR Soil Removal:	Not reported
SR Free Product Removal:	Not reported
SR Soil Tonnage Removed:	Not reported
SR Soil Treatment:	Not reported
SR Other Treatment:	Not reported
SR Alternate Proc Received Date:	Not reported
SR Alternate Procedure Status:	Not reported
SR Alternate Procedure Status Date:	Not reported
SR Alternate Procedure Comments:	Not reported
SA Task ID:	40570
SA Cleanup Responsible:	ST - STATE
SA Funding Eligibility Type:	-
SA Actual Cost:	Not reported
SA Completion Date:	Not reported
SA Payment Date:	Not reported
RAP Task ID:	40571
RAP Cleanup Responsible ID:	ST - STATE
RAP Funding Eligibility Type:	-
RAP Actual Cost:	Not reported
RAP Completion Date:	Not reported
RAP Payment Date:	Not reported
RAP Last Order Approved:	Not reported
RA Task ID:	40572

DENNYS RESTAURANT (Continued) **U000130116**

RA Cleanup Responsible: ST - STATE
RA Funding Eligibility Type: -
RA Years to Complete: Not reported
RA Actual Cost: Not reported

Click here for Florida Oculus:

UST:
Facility Id: 8840568
Facility Status: CLOSED
Type Description: Fuel user/Non-retail
Facility Phone: 4074660903
Region: STATE
Positioning Method: UNVR
Lat/Long (dms): 27 24 49 / 80 22 36

Owner:
Owner Id: 15115
Owner Name: M & W ENTERPRISES
Owner Address: 800 VIRGINIA AVE
Owner Address 2: Not reported
Owner City,St,Zip: FORT PIERCE, FL 34982
Owner Contact: J. BAKER/MCCULLAGAH
Owner Phone: 7046929961

Tank Info:
Name: DENNYS RESTAURANT
Address: 6501 DARTER CT
City: FORT PIERCE
Zip: 34945
Tank Id: 1
Status: Removed
Status Date: Not reported
Install Date: Not reported
Substance: Unknown/Not reported
Content Description: Unknown/Not Reported
Gallons: 888
Vessel Indicator: TANK
Tank Location: UNDERGROUND
DEP Contractor: P

Name: DENNYS RESTAURANT
Address: 6501 DARTER CT
City: FORT PIERCE
Zip: 34945
Tank Id: 2
Status: Removed
Status Date: Not reported
Install Date: Not reported
Substance: Unknown/Not reported
Content Description: Unknown/Not Reported
Gallons: 888
Vessel Indicator: TANK
Tank Location: UNDERGROUND
DEP Contractor: P

DENNYS RESTAURANT (Continued) **U000130116**

Click here for Florida Oculus:

E18 **WAWA FOOD MARKET #5254** **LUST** **U003714605**
NNE **5575 OKEECHOBEE RD** **UST** **N/A**
1/4-1/2 **FORT PIERCE, FL 34981** **Financial Assurance**
0.456 mi. **NPDES**
2409 ft. **Site 1 of 2 in cluster E**

Relative: Higher
Actual: 15 ft.

LUST:

Name:	WAWA FOOD MARKET #5254
Address:	5575 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34981
Region:	STATE
Facility Id:	9802263
Facility Status:	OPEN
Facility Type:	A - Retail Station
Facility Phone:	(610)558-8521
Facility Cleanup Rank:	Not reported
District:	Southeast District
Lat/Long (dms):	27 25 2.1727 / 80 22 54.1249
Section:	Not reported
Township:	Not reported
Range:	Not reported
Feature:	Not reported
Method:	AGPS
Datum:	Not reported
Score:	Not reported
Score Effective Date:	Not reported
Score When Ranked:	Not reported
Operator:	JOSH WORTH
Name Update:	2018-01-29 00:00:00
Address Update:	Not reported

Petroleum Cleanup PCT Facility Score:

Facility Cleanup Status:	CMPL - COMPLETED
Contact:	JOSH WORTH
Contact Company:	WAWA FLORIDA LLC
Contact Address:	7022 TPC DR #200
Contact City/State/Zip:	ORLANDO, FL 32822
Phone:	(610)361-3839
Bad Address Ind:	N
State:	FL
Zip:	34981
Score:	Not reported
Score Effective Date:	Not reported
Related Party ID:	68130
Primary RP Role:	ACCOUNT OWNER
RP Begin Date:	2018-01-29
RP Zip:	Not reported
RP Extension:	Not reported

Discharge Cleanup Summary:

Discharge Date:	10/13/1999
PCT Discharge Combined:	Not reported
Cleanup Required:	R - CLEANUP REQUIRED
Discharge Cleanup Status:	NFA - NFA COMPLETE
Disch Cleanup Status Date:	8/20/2001

WAWA FOOD MARKET #5254 (Continued) **U003714605**

Cleanup Work Status:	COMPLETED
Information Source:	D - DISCHARGE NOTIFICATION
Other Source Description:	Not reported
Eligibility Indicator:	I - INELIGIBLE
Site Manager:	Not reported
Site Mgr End Date:	Not reported
Tank Office:	-

Task Information:

District:	SED
Facility ID:	9802263
Facility Status:	OPEN
Facility Type:	A - Retail Station -
County:	ST. LUCIE
County ID:	56
Cleanup Eligibility Status:	I
Source Effective Date:	07-25-2001
Discharge Date:	10-13-1999
Cleanup Required:	R - CLEANUP REQUIRED
Discharge Cleanup Status:	NFA - NFA COMPLETE
Disch Cleanup Status Date:	08-20-2001
SRC Action Type:	NFA - NO FURTHER ACTION
SRC Submit Date:	06-08-2001
SRC Review Date:	07-25-2001
SRC Completion Status:	A - APPROVED
SRC Issue Date:	08-20-2001
SRC Comment:	Not reported
Cleanup Work Status:	COMPLETED
Site Mgr:	Not reported
Site Mgr End Date:	Not reported
Tank Office:	-
SR Task ID:	Not reported
SR Cleanup Responsible:	-
SR Funding Eligibility Type:	-
SR Actual Cost:	Not reported
SR Completion Date:	Not reported
SR Payment Date:	Not reported
SR Oral Date:	Not reported
SR Written Date:	Not reported
SR Soil Removal:	Not reported
SR Free Product Removal:	Not reported
SR Soil Tonnage Removed:	Not reported
SR Soil Treatment:	Not reported
SR Other Treatment:	Not reported
SR Alternate Proc Received Date:	Not reported
SR Alternate Procedure Status:	Not reported
SR Alternate Procedure Status Date:	Not reported
SR Alternate Procedure Comments:	Not reported
SA Task ID:	66861
SA Cleanup Responsible:	-
SA Funding Eligibility Type:	-
SA Actual Cost:	Not reported
SA Completion Date:	Not reported
SA Payment Date:	Not reported
RAP Task ID:	Not reported
RAP Cleanup Responsible ID:	-
RAP Funding Eligibility Type:	-
RAP Actual Cost:	Not reported

WAWA FOOD MARKET #5254 (Continued) **U003714605**

RAP Completion Date: Not reported
RAP Payment Date: Not reported
RAP Last Order Approved: Not reported
RA Task ID: 63019
RA Cleanup Responsible: -
RA Funding Eligibility Type: -
RA Years to Complete: 0
RA Actual Cost: Not reported

Click here for Florida Oculus:

UST:
Facility Id: 9802263
Facility Status: OPEN
Type Description: Retail Station
Facility Phone: 6105588521
Region: STATE
Positioning Method: AGPS
Lat/Long (dms): 27 25 0 / 80 22 52

Owner:
Owner Id: 68130
Owner Name: WAWA FLORIDA LLC
Owner Address: 7022 TPC DR #200
Owner Address 2: ATTN: FUEL EQUIP & COMPLIANCE
Owner City,St,Zip: ORLANDO, FL 32822
Owner Contact: JOSH WORTH
Owner Phone: 6103613839

Tank Info:
Name: WAWA FOOD MARKET #5254
Address: 5575 OKEECHOBEE RD
City: FORT PIERCE
Zip: 34981
Tank Id: 1
Status: Removed
Status Date: 11/29/1999
Install Date: Not reported
Substance: Unleaded gas
Content Description: Unleaded Gas
Gallons: 3000
Vessel Indicator: TANK
Tank Location: UNDERGROUND
DEP Contractor: P

Name: WAWA FOOD MARKET #5254
Address: 5575 OKEECHOBEE RD
City: FORT PIERCE
Zip: 34981
Tank Id: 2
Status: In service
Status Date: 12/01/2017
Install Date: 12/1/2017
Substance: I
Content Description: Ultra Low Sulfur Diesel
Gallons: 22000
Vessel Indicator: TANK

WAWA FOOD MARKET #5254 (Continued) **U003714605**

Tank Location: UNDERGROUND
DEP Contractor: P

Construction:
Tank Id: 2
Construction Category: Primary Construction
Construction Description: Fiberglass

Tank Id: 2
Construction Category: Secondary Containment
Construction Description: Double wall

Tank Id: 2
Construction Category: Overfill/Spill
Construction Description: Spill containment bucket

Tank Id: 2
Construction Category: Overfill/Spill
Construction Description: Level gauges/alarms

Tank Id: 2
Construction Category: Miscellaneous Attributes
Construction Description: Compartmented

Monitoring:
Tank ID: 2
Monitoring Description: Electronic monitor dispenser liners

Tank ID: 2
Monitoring Description: Automatic tank gauging - USTs

Tank ID: 2
Monitoring Description: Continuous electronic sensing

Tank ID: 2
Monitoring Description: Electronic monitor pipe sumps

Tank ID: 2
Monitoring Description: Monitor dbl wall pipe space

Tank ID: 2
Monitoring Description: Mechanical line leak detector

Tank ID: 2
Monitoring Description: Monitor dbl wall tank space

Piping:
Tank ID: 2
Piping Category: Miscellaneous Attributes
Piping Description: Dispenser liners

Tank ID: 2
Piping Category: Primary Construction
Piping Description: Approved synthetic material

Tank ID: 2
Piping Category: Miscellaneous Attributes

WAWA FOOD MARKET #5254 (Continued) **U003714605**

Piping Description: Pressurized piping system

Tank ID: 2
Piping Category: Secondary Containment
Piping Description: Double wall

Name: WAWA FOOD MARKET #5254
Address: 5575 OKEECHOBEE RD
City: FORT PIERCE
Zip: 34981
Tank Id: 3
Status: In service
Status Date: 12/01/2017
Install Date: 12/1/2017
Substance: Unleaded gas
Content Description: Unleaded Gas
Gallons: 20000
Vessel Indicator: TANK
Tank Location: UNDERGROUND
DEP Contractor: P

Construction:
Tank Id: 3
Construction Category: Overfill/Spill
Construction Description: Level gauges/alarms

Tank Id: 3
Construction Category: Secondary Containment
Construction Description: Double wall

Tank Id: 3
Construction Category: Overfill/Spill
Construction Description: Spill containment bucket

Tank Id: 3
Construction Category: Primary Construction
Construction Description: Fiberglass

Monitoring:
Tank ID: 3
Monitoring Description: Monitor dbl wall tank space

Tank ID: 3
Monitoring Description: Automatic tank gauging - USTs

Tank ID: 3
Monitoring Description: Electronic monitor pipe sumps

Tank ID: 3
Monitoring Description: Mechanical line leak detector

Tank ID: 3
Monitoring Description: Electronic monitor dispenser liners

Tank ID: 3
Monitoring Description: Continuous electronic sensing

WAWA FOOD MARKET #5254 (Continued) **U003714605**

Tank ID: 3
Monitoring Description: Monitor dbl wall pipe space

Piping:
Tank ID: 3
Piping Category: Miscellaneous Attributes
Piping Description: Dispenser liners

Tank ID: 3
Piping Category: Primary Construction
Piping Description: Approved synthetic material

Tank ID: 3
Piping Category: Miscellaneous Attributes
Piping Description: Pressurized piping system

Tank ID: 3
Piping Category: Secondary Containment
Piping Description: Double wall

Name: WAWA FOOD MARKET #5254
Address: 5575 OKEECHOBEE RD
City: FORT PIERCE
Zip: 34981
Tank Id: 4
Status: In service
Status Date: 12/01/2017
Install Date: 12/1/2017
Substance: Unleaded gas
Content Description: Unleaded Gas
Gallons: 20000
Vessel Indicator: TANK
Tank Location: UNDERGROUND
DEP Contractor: P

Construction:
Tank Id: 4
Construction Category: Overfill/Spill
Construction Description: Spill containment bucket

Tank Id: 4
Construction Category: Overfill/Spill
Construction Description: Level gauges/alarms

Tank Id: 4
Construction Category: Miscellaneous Attributes
Construction Description: Compartmented

Tank Id: 4
Construction Category: Primary Construction
Construction Description: Fiberglass

Tank Id: 4
Construction Category: Secondary Containment
Construction Description: Double wall

WAWA FOOD MARKET #5254 (Continued) **U003714605**

Monitoring:

Tank ID:	4
Monitoring Description:	Monitor dbl wall tank space
Tank ID:	4
Monitoring Description:	Electronic monitor pipe sumps
Tank ID:	4
Monitoring Description:	Monitor dbl wall pipe space
Tank ID:	4
Monitoring Description:	Automatic tank gauging - USTs
Tank ID:	4
Monitoring Description:	Continuous electronic sensing
Tank ID:	4
Monitoring Description:	Electronic monitor dispenser liners
Tank ID:	4
Monitoring Description:	Mechanical line leak detector

Piping:

Tank ID:	4
Piping Category:	Miscellaneous Attributes
Piping Description:	Pressurized piping system
Tank ID:	4
Piping Category:	Secondary Containment
Piping Description:	Double wall
Tank ID:	4
Piping Category:	Miscellaneous Attributes
Piping Description:	Dispenser liners
Tank ID:	4
Piping Category:	Primary Construction
Piping Description:	Approved synthetic material

Click here for Florida Oculus:

FL Financial Assurance 3:

Name:	WAWA FOOD MARKET #5254
Address:	5575 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34981
Region:	3
Facility ID:	9802263
Facility Phone:	6105588521
Facility Status:	OPEN
Facility Type:	A
Type Description:	Retail Station
DEP CO:	P
Finaincial Responsibility:	INSURANCE
Insurance Company:	GREAT AMERICAN

WAWA FOOD MARKET #5254 (Continued) **U003714605**

Effective Date:	07/30/2018
Expire Date:	07/30/2019
Owner ID:	68130
Onwer Name:	WAWA FLORIDA LLC
Owner Address:	7022 TPC DR #200
Owner Address2:	ATTN: FUEL EQUIP & COMPLIANCE
Owner City,St,Zip:	ORLANDO, FL 32822
Contact:	JOSH WORTH
Resp Party Phone:	6103613839

WASTEWATER:

Name:	WAWA STORE 5254
Address:	5575 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL
Facility ID:	FLG071989
Facility Type:	Dewatering GP
Status:	Active - Existing, permitted facility/site for which effluent, reclaimed water or wastewater residual discharge into the environment and/or monitoring is taking place.
District Office:	SED
NPDES Permitted Site:	Yes
Environmental Interest:	Industrial Wastewater Program
Owner Type:	Unknown
Permit Capacity:	Not reported
Party Name:	Scott Kearney, PMTE
Company Name:	Wawa, Inc.
RP Address:	2631 Quarry Stone Ct
RP Address 2:	Not reported
RP City,Stat,Zip:	Oviedo FL 32765-9288
Telephone:	4074086177
Email:	Scott.Kearney@wawa.com
Issue Date:	12/08/2017
Effective Date:	12/08/2017
Expiration Date:	12/07/2022
DOC Description:	Generic Permit
Latitude Degrees:	Not reported
Latitude Minutes:	Not reported
Latitude Seconds:	Not reported
Longitude Degrees:	Not reported
Longitude Minutes:	Not reported
Longitude Seconds:	Not reported
Treatment:	Not reported
Decode For Fstatus:	Active

Name:	WAWA STORE 5254
Address:	5575 OKEECHOBEE ROAD
City,State,Zip:	FORT PIERCE, FL
Facility ID:	FLG071981
Facility Type:	Dewatering GP
Status:	Active - Existing, permitted facility/site for which effluent, reclaimed water or wastewater residual discharge into the environment and/or monitoring is taking place.
District Office:	SED
NPDES Permitted Site:	Yes
Environmental Interest:	Industrial Wastewater Program
Owner Type:	Private
Permit Capacity:	Not reported

WAWA FOOD MARKET #5254 (Continued) **U003714605**

Party Name:	Not reported
Company Name:	Not reported
RP Address:	Not reported
RP Address 2:	Not reported
RP City,Stat,Zip:	Not reported
Telephone:	Not reported
Email:	Not reported
Issue Date:	Not reported
Effective Date:	Not reported
Expiration Date:	Not reported
DOC Description:	Not reported
Latitude Degrees:	Not reported
Latitude Minutes:	Not reported
Latitude Seconds:	Not reported
Longitude Degrees:	Not reported
Longitude Minutes:	Not reported
Longitude Seconds:	Not reported
Treatment:	Not reported
Decode For Fstatus:	Active

Name:	WAWA - SR-70 & S JENKINS RD
Address:	5575 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL
Facility ID:	FLR10QL81
Facility Type:	Construction Stormwater GP
Status:	Active - Existing, permitted facility/site for which effluent, reclaimed water or wastewater residual discharge into the environment and/or monitoring is taking place.
District Office:	TLST
NPDES Permitted Site:	Not reported
Environmental Interest:	Not reported
Owner Type:	Unknown
Permit Capacity:	Not reported
Party Name:	Scott Kearney, PMTE
Company Name:	WaWa Inc
RP Address:	260 W Baltimore Pike
RP Address 2:	Not reported
RP City,Stat,Zip:	Wawa PA 19063
Telephone:	Not reported
Email:	scott.kearney@wawa.com
Issue Date:	09/19/2016
Effective Date:	09/19/2016
Expiration Date:	09/18/2021
DOC Description:	Generic Permit
Latitude Degrees:	27
Latitude Minutes:	25
Latitude Seconds:	2.496
Longitude Degrees:	80
Longitude Minutes:	22
Longitude Seconds:	54.35
Treatment:	Not reported
Decode For Fstatus:	Active

E19 **CLARK WILLIAMS TRANSPORT** **DWM CONTAM** **S117359571**
NNE **JENKINS ROAD & OKEECHOBEE ROAD** **RESP PARTY** **N/A**
1/4-1/2 **FORT PIERCE, FL**
0.458 mi.
2417 ft. **Site 2 of 2 in cluster E**

Relative:
Higher

Actual:
15 ft.

Client Plot

DWM CONTAM:

Name:	CLARK WILLIAMS TRANSPORT
Address:	JENKINS ROAD & OKEECHOBEE ROAD
City,State,Zip:	FORT PIERCE, FL
Program Site Id:	ERIC_12011
Lat DD:	27
Lat MM:	25
Lat SS:	2.2718
Long DD:	80
Long MM:	22
Long SS:	54.1947
Office/ District:	SED
Program Area:	RESPONSPARTY
Priority Score:	Not reported
Datum:	HARN
Method:	DPHO
Facility Status:	Closed
Facility Type:	Not reported
Score Effective Date:	Not reported
Score When Ranked:	Not reported
Rank:	Not reported
Operator:	Not reported
Phone:	Not reported
Name Changed:	Not reported
Addr Changed:	Not reported
Related Party ID:	Not reported
Primary RP Role:	Not reported
RP Begin Date:	Not reported
RP Name:	Not reported
RP Address1:	Not reported
RP Address2:	Not reported
RP City:	Not reported
RP State:	Not reported
RP Zip5:	Not reported
RP Zip4:	Not reported
Contact:	Not reported
RP Phone:	Not reported
RP Extension:	Not reported
Site Manager:	G Selvendran

RESP PARTY:

Name:	CLARK WILLIAMS TRANSPORT
Address:	JENKINS ROAD & OKEECHOBEE ROAD
City,State,Zip:	FORT PIERCE, FL
District:	Southeast District
Site Id:	179905
Project Id:	245460
Site Status:	CLOSED
Project Manager:	SELVENDRAN_G
OGC Case Number:	Not reported
Initial Date Received:	01/19/2001
Contaminants:	During road expansion???
Offsite Cont Impact:	U

CLARK WILLIAMS TRANSPORT (Continued) **S117359571**

Priority Score:	Not reported
Datum:	HARN
Method ID:	UNVR
Feature:	Not reported
Object Of Interest:	CAP_RAP SITE
Proximity To Object:	APPRX
Collect Username:	STONE_H
Collect Affiliation:	DEPARTMENT OF ENVIRONMENTAL PROTECTION
Collect Program Id:	CL
Collect Date:	03/21/2005
Map Series Used:	1999 doqs
Map Source Scale:	2852
Interpolation Scale:	Not reported
Coordinate Accuracy Id:	4
Verify Method Id:	DPHO
Verifier Username:	STONE_H
Verifier Affiliation:	DEPARTMENT OF ENVIRONMENTAL PROTECTION
Verifying Program Id:	CL
Verification Date:	03/21/2005
Decode for District:	Southeast District
Decode for Datum:	High Accuracy Reference Network
Decode for Method:	Unverified
Decode for Off Site COC:	Unknown, documentation does not exist, or exists but is inconclusive, as to whether contamination above applicable standards or criteria extends offsite
Decode for V_Method:	Digital Aerial Photography With Ground Control
Latitude/Longitude (deg/min/sec):	27 25 / 80 22

20
NNE
1/4-1/2
0.493 mi.
2601 ft.

RACETRAC #667
5870 OKEECHOBEE RD
FORT PIERCE, FL 34945

LUST **U003729612**
UST **N/A**
Financial Assurance

Relative:
Higher

Actual:
15 ft.

Client Plot

LUST:

Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34945
Region:	STATE
Facility Id:	9802562
Facility Status:	OPEN
Facility Type:	A - Retail Station
Facility Phone:	(770)431-7600
Facility Cleanup Rank:	Not reported
District:	Southeast District
Lat/Long (dms):	27 25 5.2194 / 80 22 59.0245
Section:	Not reported
Township:	Not reported
Range:	Not reported
Feature:	Not reported
Method:	AGPS
Datum:	Not reported
Score:	Not reported
Score Effective Date:	Not reported
Score When Ranked:	Not reported
Operator:	JORDAN WOODFIN
Name Update:	2000-12-07 00:00:00
Address Update:	Not reported

RACETRAC #667 (Continued) **U003729612**

Petroleum Cleanup PCT Facility Score:

Facility Cleanup Status:	CMPL - COMPLETED
Contact:	JORDAN WOODFIN
Contact Company:	RACETRAC PETROLEUM INC
Contact Address:	200 GALLERIA PKWY SE
Contact City/State/Zip:	ATLANTA, GA 30339
Phone:	(770)431-7600
Bad Address Ind:	N
State:	FL
Zip:	34945
Score:	Not reported
Score Effective Date:	Not reported
Related Party ID:	17748
Primary RP Role:	ACCOUNT OWNER
RP Begin Date:	2000-05-26
RP Zip:	5945
RP Extension:	1123

Discharge Cleanup Summary:

Discharge Date:	1/15/2018
PCT Discharge Combined:	Not reported
Cleanup Required:	R - CLEANUP REQUIRED
Discharge Cleanup Status:	SRCR - SRCR COMPLETE
Disch Cleanup Status Date:	7/30/2019
Cleanup Work Status:	COMPLETED
Information Source:	D - DISCHARGE NOTIFICATION
Other Source Description:	Not reported
Eligibility Indicator:	I - INELIGIBLE
Site Manager:	Not reported
Site Mgr End Date:	Not reported
Tank Office:	-

Task Information:

District:	SED
Facility ID:	9802562
Facility Status:	OPEN
Facility Type:	A - Retail Station -
County:	ST. LUCIE
County ID:	56
Cleanup Eligibility Status:	I
Source Effective Date:	Not reported
Discharge Date:	01-15-2018
Cleanup Required:	R - CLEANUP REQUIRED
Discharge Cleanup Status:	VCCR - VERIFIED CONTAMINATION, CLEANUP REQUIRED
Disch Cleanup Status Date:	02-05-2018
SRC Action Type:	-
SRC Submit Date:	Not reported
SRC Review Date:	Not reported
SRC Completion Status:	-
SRC Issue Date:	Not reported
SRC Comment:	Not reported
Cleanup Work Status:	ACTIVE
Site Mgr:	Not reported
Site Mgr End Date:	Not reported
Tank Office:	-
SR Task ID:	Not reported
SR Cleanup Responsible:	-

RACETRAC #667 (Continued) **U003729612**

SR Funding Eligibility Type:	-
SR Actual Cost:	Not reported
SR Completion Date:	Not reported
SR Payment Date:	Not reported
SR Oral Date:	Not reported
SR Written Date:	Not reported
SR Soil Removal:	Not reported
SR Free Product Removal:	Not reported
SR Soil Tonnage Removed:	Not reported
SR Soil Treatment:	Not reported
SR Other Treatment:	Not reported
SR Alternate Proc Received Date:	Not reported
SR Alternate Procedure Status:	Not reported
SR Alternate Procedure Status Date:	Not reported
SR Alternate Procedure Comments:	Not reported
SA Task ID:	Not reported
SA Cleanup Responsible:	-
SA Funding Eligibility Type:	-
SA Actual Cost:	Not reported
SA Completion Date:	Not reported
SA Payment Date:	Not reported
RAP Task ID:	Not reported
RAP Cleanup Responsible ID:	-
RAP Funding Eligibility Type:	-
RAP Actual Cost:	Not reported
RAP Completion Date:	Not reported
RAP Payment Date:	Not reported
RAP Last Order Approved:	Not reported
RA Task ID:	Not reported
RA Cleanup Responsible:	-
RA Funding Eligibility Type:	-
RA Years to Complete:	Not reported
RA Actual Cost:	Not reported

Click here for Florida Oculus:

UST:

Facility Id:	9802562
Facility Status:	OPEN
Type Description:	Retail Station
Facility Phone:	7704317600
Region:	STATE
Positioning Method:	AGPS
Lat/Long (dms):	27 25 11 / 80 23 38

Owner:

Owner Id:	17748
Owner Name:	RACETRAC PETROLEUM INC
Owner Address:	200 GALLERIA PKWY SE
Owner Address 2:	STE 900
Owner City,St,Zip:	ATLANTA, GA 30339
Owner Contact:	JORDAN WOODFIN
Owner Phone:	7704317600

Tank Info:

Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD

RACETRAC #667 (Continued) **U003729612**

City: FORT PIERCE
Zip: 34945
Tank Id: 1
Status: In service
Status Date: 02/01/2000
Install Date: 2/1/2000
Substance: Unleaded gas
Content Description: Unleaded Gas
Gallons: 15000
Vessel Indicator: TANK
Tank Location: UNDERGROUND
DEP Contractor: P

Construction:
Tank Id: 1
Construction Category: Overfill/Spill
Construction Description: Ball check valve

Tank Id: 1
Construction Category: Primary Construction
Construction Description: Fiberglass clad steel

Tank Id: 1
Construction Category: Overfill/Spill
Construction Description: Spill containment bucket

Tank Id: 1
Construction Category: Secondary Containment
Construction Description: Double wall

Tank Id: 1
Construction Category: Overfill/Spill
Construction Description: Tight fill

Tank Id: 1
Construction Category: Overfill/Spill
Construction Description: Level gauges/alarms

Tank Id: 1
Construction Category: Secondary Containment
Construction Description: Double wall - tank jacket

Monitoring:
Tank ID: 1
Monitoring Description: Monitor dbl wall tank space

Tank ID: 1
Monitoring Description: Electronic line leak detector

Tank ID: 1
Monitoring Description: Automatic tank gauging - USTs

Tank ID: 1
Monitoring Description: Visual inspect pipe sumps

Tank ID: 1
Monitoring Description: Visual inspect dispenser liners

RACETRAC #667 (Continued) **U003729612**

Piping:

Tank ID:	1
Piping Category:	Miscellaneous Attributes
Piping Description:	Dispenser liners
Tank ID:	1
Piping Category:	Corrosion Protection
Piping Description:	External protective coating
Tank ID:	1
Piping Category:	Primary Construction
Piping Description:	Fiberglass
Tank ID:	1
Piping Category:	Miscellaneous Attributes
Piping Description:	Pressurized piping system
Tank ID:	1
Piping Category:	Secondary Containment
Piping Description:	Double wall

Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD
City:	FORT PIERCE
Zip:	34945
Tank Id:	2
Status:	In service
Status Date:	02/01/2000
Install Date:	2/1/2000
Substance:	Vehicular diesel
Content Description:	Vehicular Diesel
Gallons:	12000
Vessel Indicator:	TANK
Tank Location:	UNDERGROUND
DEP Contractor:	P

Construction:

Tank Id:	2
Construction Category:	Overfill/Spill
Construction Description:	Ball check valve
Tank Id:	2
Construction Category:	Primary Construction
Construction Description:	Fiberglass clad steel
Tank Id:	2
Construction Category:	Overfill/Spill
Construction Description:	Spill containment bucket
Tank Id:	2
Construction Category:	Secondary Containment
Construction Description:	Double wall
Tank Id:	2
Construction Category:	Overfill/Spill
Construction Description:	Tight fill

RACETRAC #667 (Continued) **U003729612**

Tank Id: 2
Construction Category: Overfill/Spill
Construction Description: Level gauges/alarms

Tank Id: 2
Construction Category: Secondary Containment
Construction Description: Double wall - tank jacket

Monitoring:
Tank ID: 2
Monitoring Description: Monitor dbl wall tank space

Tank ID: 2
Monitoring Description: Electronic line leak detector

Tank ID: 2
Monitoring Description: Automatic tank gauging - USTs

Tank ID: 2
Monitoring Description: Visual inspect pipe sumps

Tank ID: 2
Monitoring Description: Visual inspect dispenser liners

Piping:
Tank ID: 2
Piping Category: Miscellaneous Attributes
Piping Description: Dispenser liners

Tank ID: 2
Piping Category: Miscellaneous Attributes
Piping Description: Pressurized piping system

Tank ID: 2
Piping Category: Secondary Containment
Piping Description: Double wall

Tank ID: 2
Piping Category: Primary Construction
Piping Description: Fiberglass

Tank ID: 2
Piping Category: Corrosion Protection
Piping Description: External protective coating

Name: RACETRAC #667
Address: 5870 OKEECHOBEE RD
City: FORT PIERCE
Zip: 34945
Tank Id: 3
Status: In service
Status Date: 02/01/2000
Install Date: 2/1/2000
Substance: Unleaded gas
Content Description: Unleaded Gas

RACETRAC #667 (Continued) **U003729612**

Gallons: 12000
Vessel Indicator: TANK
Tank Location: UNDERGROUND
DEP Contractor: P

Construction:
Tank Id: 3
Construction Category: Overfill/Spill
Construction Description: Ball check valve

Tank Id: 3
Construction Category: Primary Construction
Construction Description: Fiberglass clad steel

Tank Id: 3
Construction Category: Overfill/Spill
Construction Description: Spill containment bucket

Tank Id: 3
Construction Category: Secondary Containment
Construction Description: Double wall

Tank Id: 3
Construction Category: Overfill/Spill
Construction Description: Tight fill

Tank Id: 3
Construction Category: Overfill/Spill
Construction Description: Level gauges/alarms

Tank Id: 3
Construction Category: Secondary Containment
Construction Description: Double wall - tank jacket

Monitoring:
Tank ID: 3
Monitoring Description: Monitor dbl wall tank space

Tank ID: 3
Monitoring Description: Electronic line leak detector

Tank ID: 3
Monitoring Description: Automatic tank gauging - USTs

Tank ID: 3
Monitoring Description: Visual inspect pipe sumps

Tank ID: 3
Monitoring Description: Visual inspect dispenser liners

Piping:
Tank ID: 3
Piping Category: Primary Construction
Piping Description: Fiberglass

Tank ID: 3
Piping Category: Miscellaneous Attributes

RACETRAC #667 (Continued) **U003729612**

Piping Description: Pressurized piping system

Tank ID: 3
Piping Category: Miscellaneous Attributes
Piping Description: Dispenser liners

Tank ID: 3
Piping Category: Corrosion Protection
Piping Description: External protective coating

Tank ID: 3
Piping Category: Secondary Containment
Piping Description: Double wall

Click here for Florida Oculus:

FL Financial Assurance 3:
Name: RACETRAC #667
Address: 5870 OKEECHOBEE RD
City,State,Zip: FORT PIERCE, FL 34945
Region: 3
Facility ID: 9802562
Facility Phone: 7704317600
Facility Status: OPEN
Facility Type: A
Type Description: Retail Station
DEP CO: P
Finaincial Responsibility: SELF-INSURANCE - LETTER FROM CHIEF FINANCIAL OFFIC
Insurance Company: Not reported
Effective Date: 01/21/2015
Expire Date: 01/21/2016
Owner ID: 17748
Onwer Name: RACETRAC PETROLEUM INC
Owner Address: 200 GALLERIA PKWY SE
Owner Address2: STE 900
Owner City,St,Zip: ATLANTA, GA 30339
Contact: JORDAN WOODFIN
Resp Party Phone: 7704317600

Name: RACETRAC #667
Address: 5870 OKEECHOBEE RD
City,State,Zip: FORT PIERCE, FL 34945
Region: 3
Facility ID: 9802562
Facility Phone: 7704317600
Facility Status: OPEN
Facility Type: A
Type Description: Retail Station
DEP CO: P
Finaincial Responsibility: SELF-INSURANCE - LETTER FROM CHIEF FINANCIAL OFFIC
Insurance Company: Not reported
Effective Date: 01/22/2016
Expire Date: 01/22/2017
Owner ID: 17748
Onwer Name: RACETRAC PETROLEUM INC

RACETRAC #667 (Continued) **U003729612**

Owner Address:	200 GALLERIA PKWY SE
Owner Address2:	STE 900
Owner City,St,Zip:	ATLANTA, GA 30339
Contact:	JORDAN WOODFIN
Resp Party Phone:	7704317600

Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34945
Region:	3
Facility ID:	9802562
Facility Phone:	7704317600
Facility Status:	OPEN
Facility Type:	A
Type Description:	Retail Station
DEP CO:	P
Finaincial Responsibility:	SELF-INSURANCE - LETTER FROM CHIEF FINANCIAL OFFIC
Insurance Company:	Not reported
Effective Date:	03/01/2009
Expire Date:	03/01/2010
Owner ID:	17748
Onwer Name:	RACETRAC PETROLEUM INC
Owner Address:	200 GALLERIA PKWY SE
Owner Address2:	STE 900
Owner City,St,Zip:	ATLANTA, GA 30339
Contact:	JORDAN WOODFIN
Resp Party Phone:	7704317600

Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34945
Region:	3
Facility ID:	9802562
Facility Phone:	7704317600
Facility Status:	OPEN
Facility Type:	A
Type Description:	Retail Station
DEP CO:	P
Finaincial Responsibility:	SELF-INSURANCE - LETTER FROM CHIEF FINANCIAL OFFIC
Insurance Company:	Not reported
Effective Date:	03/01/2010
Expire Date:	03/01/2011
Owner ID:	17748
Onwer Name:	RACETRAC PETROLEUM INC
Owner Address:	200 GALLERIA PKWY SE
Owner Address2:	STE 900
Owner City,St,Zip:	ATLANTA, GA 30339
Contact:	JORDAN WOODFIN
Resp Party Phone:	7704317600

Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34945
Region:	3
Facility ID:	9802562
Facility Phone:	7704317600
Facility Status:	OPEN

RACETRAC #667 (Continued) **U003729612**

Facility Type:	A
Type Description:	Retail Station
DEP CO:	P
Finaincial Responsibility:	SELF-INSURANCE - LETTER FROM CHIEF FINANCIAL OFFIC
Insurance Company:	Not reported
Effective Date:	03/01/2011
Expire Date:	03/01/2012
Owner ID:	17748
Onwer Name:	RACETRAC PETROLEUM INC
Owner Address:	200 GALLERIA PKWY SE
Owner Address2:	STE 900
Owner City,St,Zip:	ATLANTA, GA 30339
Contact:	JORDAN WOODFIN
Resp Party Phone:	7704317600

Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34945
Region:	3
Facility ID:	9802562
Facility Phone:	7704317600
Facility Status:	OPEN
Facility Type:	A
Type Description:	Retail Station
DEP CO:	P
Finaincial Responsibility:	SELF-INSURANCE - LETTER FROM CHIEF FINANCIAL OFFIC
Insurance Company:	Not reported
Effective Date:	03/01/2013
Expire Date:	03/01/2014
Owner ID:	17748
Onwer Name:	RACETRAC PETROLEUM INC
Owner Address:	200 GALLERIA PKWY SE
Owner Address2:	STE 900
Owner City,St,Zip:	ATLANTA, GA 30339
Contact:	JORDAN WOODFIN
Resp Party Phone:	7704317600

Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34945
Region:	3
Facility ID:	9802562
Facility Phone:	7704317600
Facility Status:	OPEN
Facility Type:	A
Type Description:	Retail Station
DEP CO:	P
Finaincial Responsibility:	SELF-INSURANCE - LETTER FROM CHIEF FINANCIAL OFFIC
Insurance Company:	Not reported
Effective Date:	05/13/2019
Expire Date:	05/13/2020
Owner ID:	17748
Onwer Name:	RACETRAC PETROLEUM INC
Owner Address:	200 GALLERIA PKWY SE
Owner Address2:	STE 900
Owner City,St,Zip:	ATLANTA, GA 30339
Contact:	JORDAN WOODFIN

RACETRAC #667 (Continued) **U003729612**

Resp Party Phone:	7704317600
Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34945
Region:	3
Facility ID:	9802562
Facility Phone:	7704317600
Facility Status:	OPEN
Facility Type:	A
Type Description:	Retail Station
DEP CO:	P
Finaincial Responsibility:	SELF-INSURANCE - LETTER FROM CHIEF FINANCIAL OFFIC
Insurance Company:	Not reported
Effective Date:	12/23/2016
Expire Date:	12/23/2017
Owner ID:	17748
Onwer Name:	RACETRAC PETROLEUM INC
Owner Address:	200 GALLERIA PKWY SE
Owner Address2:	STE 900
Owner City,St,Zip:	ATLANTA, GA 30339
Contact:	JORDAN WOODFIN
Resp Party Phone:	7704317600
Name:	RACETRAC #667
Address:	5870 OKEECHOBEE RD
City,State,Zip:	FORT PIERCE, FL 34945
Region:	3
Facility ID:	9802562
Facility Phone:	7704317600
Facility Status:	OPEN
Facility Type:	A
Type Description:	Retail Station
DEP CO:	P
Finaincial Responsibility:	SELF-INSURANCE - LETTER FROM CHIEF FINANCIAL OFFIC
Insurance Company:	Not reported
Effective Date:	12/23/2017
Expire Date:	12/23/2018
Owner ID:	17748
Onwer Name:	RACETRAC PETROLEUM INC
Owner Address:	200 GALLERIA PKWY SE
Owner Address2:	STE 900
Owner City,St,Zip:	ATLANTA, GA 30339
Contact:	JORDAN WOODFIN
Resp Party Phone:	7704317600

Count: 0 records.

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
		NO SITES FOUND			

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

Number of Days to Update: Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL: National Priority List

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 04/27/2021
Date Data Arrived at EDR: 05/03/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 16

Source: EPA
Telephone: N/A
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Quarterly

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)
Telephone: 202-564-7333

EPA Region 1
Telephone 617-918-1143

EPA Region 6
Telephone: 214-655-6659

EPA Region 3
Telephone 215-814-5418

EPA Region 7
Telephone: 913-551-7247

EPA Region 4
Telephone 404-562-8033

EPA Region 8
Telephone: 303-312-6774

EPA Region 5
Telephone 312-886-6686

EPA Region 9
Telephone: 415-947-4246

EPA Region 10
Telephone 206-553-8665

Proposed NPL: Proposed National Priority List Sites

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 04/27/2021
Date Data Arrived at EDR: 05/03/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 16

Source: EPA
Telephone: N/A
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Quarterly

NPL LIENS: Federal Superfund Liens

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991
Date Data Arrived at EDR: 02/02/1994
Date Made Active in Reports: 03/30/1994
Number of Days to Update: 56

Source: EPA
Telephone: 202-564-4267
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

Federal Delisted NPL site list

Delisted NPL: National Priority List Deletions

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 04/27/2021
Date Data Arrived at EDR: 05/03/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 16

Source: EPA
Telephone: N/A
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Quarterly

Federal CERCLIS list

FEDERAL FACILITY: Federal Facility Site Information listing

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 02/22/2021
Date Data Arrived at EDR: 03/30/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 703-603-8704
Last EDR Contact: 06/23/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Varies

SEMS: Superfund Enterprise Management System

SEMS (Superfund Enterprise Management System) tracks hazardous waste sites, potentially hazardous waste sites, and remedial activities performed in support of EPA's Superfund Program across the United States. The list was formerly know as CERCLIS, renamed to SEMS by the EPA in 2015. The list contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). This dataset also contains sites which are either proposed to or on the National Priorities List (NPL) and the sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 04/27/2021
Date Data Arrived at EDR: 05/03/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 16

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 07/26/2021
Data Release Frequency: Quarterly

Federal CERCLIS NFRAP site list

SEMS-ARCHIVE: Superfund Enterprise Management System Archive

SEMS-ARCHIVE (Superfund Enterprise Management System Archive) tracks sites that have no further interest under the Federal Superfund Program based on available information. The list was formerly known as the CERCLIS-NFRAP, renamed to SEMS ARCHIVE by the EPA in 2015. EPA may perform a minimal level of assessment work at a site while it is archived if site conditions change and/or new information becomes available. Archived sites have been removed and archived from the inventory of SEMS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list the site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. The decision does not necessarily mean that there is no hazard associated with a given site; it only means that. based upon available information, the location is not judged to be potential NPL site.

Date of Government Version: 04/27/2021
Date Data Arrived at EDR: 05/03/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 16

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 07/26/2021
Data Release Frequency: Quarterly

Federal RCRA CORRACTS facilities list

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 03/22/2021
Date Data Arrived at EDR: 03/23/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 57

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 06/21/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF: RCRA - Treatment, Storage and Disposal

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 03/22/2021
Date Data Arrived at EDR: 03/23/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (404) 562-8651
Last EDR Contact: 06/21/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

Federal RCRA generators list

RCRA-LQG: RCRA - Large Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 03/22/2021
Date Data Arrived at EDR: 03/23/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (404) 562-8651
Last EDR Contact: 06/21/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

RCRA-SQG: RCRA - Small Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 03/22/2021
Date Data Arrived at EDR: 03/23/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (404) 562-8651
Last EDR Contact: 06/21/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

RCRA-VSQG: RCRA - Very Small Quantity Generators (Formerly Conditionally Exempt Small Quantity Generators)

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Very small quantity generators (VSQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

Date of Government Version: 03/22/2021
Date Data Arrived at EDR: 03/23/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (404) 562-8651
Last EDR Contact: 06/21/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

Federal institutional controls / engineering controls registries

LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 02/09/2021
Date Data Arrived at EDR: 02/11/2021
Date Made Active in Reports: 03/22/2021
Number of Days to Update: 39

Source: Department of the Navy
Telephone: 843-820-7326
Last EDR Contact: 05/05/2021
Next Scheduled EDR Contact: 08/23/2021
Data Release Frequency: Varies

US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 02/22/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 85

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 05/21/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Varies

US INST CONTROLS: Institutional Controls Sites List

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 02/22/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 85

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 05/21/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Varies

Federal ERNS list

ERNS: Emergency Response Notification System

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 03/22/2021
Date Data Arrived at EDR: 03/24/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 85

Source: National Response Center, United States Coast Guard
Telephone: 202-267-2180
Last EDR Contact: 06/17/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

State- and tribal - equivalent CERCLIS

SHWS: Florida's State-Funded Action Sites

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: 01/13/2020
Date Data Arrived at EDR: 02/19/2020
Date Made Active in Reports: 04/28/2020
Number of Days to Update: 69

Source: Department of Environmental Protection
Telephone: 850-488-0190
Last EDR Contact: 05/21/2020
Next Scheduled EDR Contact: 08/30/2021
Data Release Frequency: Semi-Annually

State and tribal landfill and/or solid waste disposal site lists

SWF/LF: Solid Waste Facility Database

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 04/12/2021
Date Data Arrived at EDR: 04/13/2021
Date Made Active in Reports: 06/28/2021
Number of Days to Update: 76

Source: Department of Environmental Protection
Telephone: 850-922-7121
Last EDR Contact: 04/13/2021
Next Scheduled EDR Contact: 07/26/2021
Data Release Frequency: Quarterly

State and tribal leaking storage tank lists

LUST: Petroleum Contamination Detail Report

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

Date of Government Version: 01/25/2021
Date Data Arrived at EDR: 01/27/2021
Date Made Active in Reports: 04/16/2021
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 850-245-8839
Last EDR Contact: 04/27/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Quarterly

LAST: Leaking Aboveground Storage Tank Listing

The file for Leaking Aboveground Storage Tanks. Please remember STCM does not track the source of the discharge so the agency provides a list of facilities with an aboveground tank and an open discharge split by facilities with aboveground tanks only and facilities with aboveground and underground tanks.

Date of Government Version: 02/01/2021
Date Data Arrived at EDR: 02/02/2021
Date Made Active in Reports: 04/23/2021
Number of Days to Update: 80

Source: Department of Environmental Protection
Telephone: 850-245-8799
Last EDR Contact: 04/21/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Varies

INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 11/12/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86
Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN LUST R5: Leaking Underground Storage Tanks on Indian Land
Leaking underground storage tanks located on Indian Land in Michigan, Minnesota and Wisconsin.

Date of Government Version: 10/07/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86
Source: EPA, Region 5
Telephone: 312-886-7439
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 10/01/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86
Source: Environmental Protection Agency
Telephone: 415-972-3372
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 10/09/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86
Source: EPA Region 8
Telephone: 303-312-6271
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 09/30/2020
Date Data Arrived at EDR: 12/22/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 80
Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 10/02/2020
Date Data Arrived at EDR: 12/18/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 84
Source: EPA Region 4
Telephone: 404-562-8677
Last EDR Contact: 06/17/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land
A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 10/01/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86
Source: EPA Region 1
Telephone: 617-918-1313
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 04/08/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84

Source: EPA Region 6
Telephone: 214-665-6597
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

State and tribal registered storage tank lists

FEMA UST: Underground Storage Tank Listing
A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/29/2021
Date Data Arrived at EDR: 02/17/2021
Date Made Active in Reports: 03/22/2021
Number of Days to Update: 33

Source: FEMA
Telephone: 202-646-5797
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Varies

FF TANKS: Federal Facilities Listing
A listing of federal facilities with storage tanks.

Date of Government Version: 03/29/2021
Date Data Arrived at EDR: 03/30/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 850-245-8250
Last EDR Contact: 06/15/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

UST: Storage Tank Facility Information
Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 01/26/2021
Date Data Arrived at EDR: 01/28/2021
Date Made Active in Reports: 02/02/2021
Number of Days to Update: 5

Source: Department of Environmental Protection
Telephone: 850-245-8839
Last EDR Contact: 04/21/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Quarterly

AST: Storage Tank Facility Information
Registered Aboveground Storage Tanks.

Date of Government Version: 01/26/2021
Date Data Arrived at EDR: 01/28/2021
Date Made Active in Reports: 02/02/2021
Number of Days to Update: 5

Source: Department of Environmental Protection
Telephone: 850-245-8839
Last EDR Contact: 04/21/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Quarterly

INDIAN UST R5: Underground Storage Tanks on Indian Land
The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 10/07/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86

Source: EPA Region 5
Telephone: 312-886-6136
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 04/08/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84

Source: EPA Region 6
Telephone: 214-665-7591
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 10/09/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86

Source: EPA Region 8
Telephone: 303-312-6137
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 09/30/2020
Date Data Arrived at EDR: 12/22/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 80

Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 10/01/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86

Source: EPA Region 9
Telephone: 415-972-3368
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 10/01/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86

Source: EPA, Region 1
Telephone: 617-918-1313
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 10/02/2020
Date Data Arrived at EDR: 12/18/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 84

Source: EPA Region 4
Telephone: 404-562-9424
Last EDR Contact: 06/17/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 11/12/2020
Date Data Arrived at EDR: 12/16/2020
Date Made Active in Reports: 03/12/2021
Number of Days to Update: 86

Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 06/11/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

TANKS: Storage Tank Facility List

This listing includes storage tank facilities that do not have tank information. The tanks have either be closed or removed from the site, but the facilities were still registered at some point in history.

Date of Government Version: 01/26/2021
Date Data Arrived at EDR: 01/28/2021
Date Made Active in Reports: 02/02/2021
Number of Days to Update: 5

Source: Department of Environmental Protection
Telephone: 850-245-8841
Last EDR Contact: 04/21/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Quarterly

State and tribal institutional control / engineering control registries

ENG CONTROLS: Institutional Controls Registry

The registry is a database of all contaminated sites in the state of Florida which are subject to engineering controls. Engineering Controls encompass a variety of engineered remedies to contain and/or reduce contamination, and/or physical barriers intended to limit access to property. ECs include fences, signs, guards, landfill caps, provision of potable water, slurry walls, sheet pile (vertical caps), pumping and treatment of groundwater, monitoring wells, and vapor extraction systems.

Date of Government Version: 03/29/2021
Date Data Arrived at EDR: 03/30/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 850-245-8927
Last EDR Contact: 06/24/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Semi-Annually

Inst Control: Institutional Controls Registry

The registry is a database of all contaminated sites in the state of Florida which are subject to institutional and engineering controls.

Date of Government Version: 03/29/2021
Date Data Arrived at EDR: 03/30/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 850-245-8927
Last EDR Contact: 06/24/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Semi-Annually

State and tribal voluntary cleanup sites

INDIAN VCP R1: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 07/27/2015
Date Data Arrived at EDR: 09/29/2015
Date Made Active in Reports: 02/18/2016
Number of Days to Update: 142

Source: EPA, Region 1
Telephone: 617-918-1102
Last EDR Contact: 06/15/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Varies

INDIAN VCP R7: Voluntary Cleanup Priority Lisitng

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008
Date Data Arrived at EDR: 04/22/2008
Date Made Active in Reports: 05/19/2008
Number of Days to Update: 27

Source: EPA, Region 7
Telephone: 913-551-7365
Last EDR Contact: 04/20/2009
Next Scheduled EDR Contact: 07/20/2009
Data Release Frequency: Varies

VCP: Voluntary Cleanup Sites
Listing of closed and active voluntary cleanup sites.

Date of Government Version: 12/13/2020
Date Data Arrived at EDR: 01/13/2021
Date Made Active in Reports: 03/29/2021
Number of Days to Update: 75

Source: Department of Environmental Protection
Telephone: 850-245-8705
Last EDR Contact: 05/14/2021
Next Scheduled EDR Contact: 08/30/2021
Data Release Frequency: Varies

State and tribal Brownfields sites

BROWNFIELDS: Brownfields Sites Database
Brownfields are defined by the Florida Department of Environmental Protection (FDEP) as abandoned, idled, or underused industrial and commercial facilities where expansion or redevelopment is complicated by real or perceived environmental contamination.

Date of Government Version: 01/06/2021
Date Data Arrived at EDR: 03/30/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 850-245-8927
Last EDR Contact: 06/24/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Semi-Annually

BSRA: Brownfield Site Rehabilitation Agreements Listing
The BSRA provides DEP and the public assurance that site rehabilitation will be conducted in accordance with Florida Statutes and DEP's Contaminated Site Cleanup Criteria rule. In addition, the BSRA provides limited liability protection for the voluntary responsible party. The BSRA contains various commitments by the voluntary responsible party, including milestones for completion of site rehabilitation tasks and submittal of technical reports and plans.
It also contains a commitment by DEP to review technical reports according to an agreed upon schedule. Only those brownfield sites with an executed BSRA are eligible to apply for a voluntary cleanup tax credit incentive pursuant to Section 376.30781, Florida Statutes.

Date of Government Version: 07/14/2020
Date Data Arrived at EDR: 09/29/2020
Date Made Active in Reports: 12/17/2020
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 850-245-8934
Last EDR Contact: 06/24/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Varies

BROWNFIELDS AREAS: Brownfields Areas Database
A "brownfield area" means a contiguous area of one or more brownfield sites, some of which may not be contaminated, that has been designated as such by a local government resolution. Such areas may include all or portions of community redevelopment areas, enterprise zones, empowerment zones, other such designated economically deprived communities and areas, and Environmental Protection Agency (EPA) designated brownfield pilot projects. This layer provides a polygon representation of the boundaries of these designated Brownfield Areas in Florida.

Date of Government Version: 12/28/2020
Date Data Arrived at EDR: 03/30/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 850-245-8934
Last EDR Contact: 06/24/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Quarterly

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A Listing of Brownfields Sites

Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. Assessment, Cleanup and Redevelopment Exchange System (ACRES) stores information reported by EPA Brownfields grant recipients on brownfields properties assessed or cleaned up with grant funding as well as information on Targeted Brownfields Assessments performed by EPA Regions. A listing of ACRES Brownfield sites is obtained from Cleanups in My Community. Cleanups in My Community provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

Date of Government Version: 03/15/2021
Date Data Arrived at EDR: 03/16/2021
Date Made Active in Reports: 06/10/2021
Number of Days to Update: 86

Source: Environmental Protection Agency
Telephone: 202-566-2777
Last EDR Contact: 06/10/2021
Next Scheduled EDR Contact: 09/27/2021
Data Release Frequency: Semi-Annually

Local Lists of Landfill / Solid Waste Disposal Sites

SWRCY: Recycling Centers

A listing of recycling centers located in the state of Florida.

Date of Government Version: 12/03/2018
Date Data Arrived at EDR: 01/15/2019
Date Made Active in Reports: 03/14/2019
Number of Days to Update: 58

Source: Department of Environmental Protection
Telephone: 850-245-8718
Last EDR Contact: 04/16/2021
Next Scheduled EDR Contact: 07/26/2021
Data Release Frequency: Varies

INDIAN ODI: Report on the Status of Open Dumps on Indian Lands

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998
Date Data Arrived at EDR: 12/03/2007
Date Made Active in Reports: 01/24/2008
Number of Days to Update: 52

Source: Environmental Protection Agency
Telephone: 703-308-8245
Last EDR Contact: 04/22/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Varies

DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009
Date Data Arrived at EDR: 05/07/2009
Date Made Active in Reports: 09/21/2009
Number of Days to Update: 137

Source: EPA, Region 9
Telephone: 415-947-4219
Last EDR Contact: 04/14/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: No Update Planned

ODI: Open Dump Inventory

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985
Date Data Arrived at EDR: 08/09/2004
Date Made Active in Reports: 09/17/2004
Number of Days to Update: 39

Source: Environmental Protection Agency
Telephone: 800-424-9346
Last EDR Contact: 06/09/2004
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

IHS OPEN DUMPS: Open Dumps on Indian Land

A listing of all open dumps located on Indian Land in the United States.

Date of Government Version: 04/01/2014
Date Data Arrived at EDR: 08/06/2014
Date Made Active in Reports: 01/29/2015
Number of Days to Update: 176

Source: Department of Health & Human Serivces, Indian Health Service
Telephone: 301-443-1452
Last EDR Contact: 04/29/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Varies

Local Lists of Hazardous waste / Contaminated Sites

US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations that have been removed from the DEAs National Clandestine Laboratory Register.

Date of Government Version: 12/07/2020
Date Data Arrived at EDR: 12/09/2020
Date Made Active in Reports: 03/02/2021
Number of Days to Update: 83

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 05/22/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: No Update Planned

PRIORITYCLEANERS: Priority Ranking List

The Florida Legislature has established a state-funded program to cleanup properties that are contaminated as a result of the operations of a drycleaning facility.

Date of Government Version: 10/26/2020
Date Data Arrived at EDR: 11/10/2020
Date Made Active in Reports: 01/27/2021
Number of Days to Update: 78

Source: Department of Environmental Protection
Telephone: 850-245-8927
Last EDR Contact: 05/11/2021
Next Scheduled EDR Contact: 08/23/2021
Data Release Frequency: Varies

FL SITES: Sites List

This summary status report was developed from a number of lists including the Eckhardt list, the Moffit list, the EPA Hazardous Waste Sites list, EPA's Emergency & Remedial Response information System list (RCRA Section 3012) & existing department lists such as the obsolete uncontrolled Hazardous Waste Sites list. This list is no longer updated.

Date of Government Version: 12/31/1989
Date Data Arrived at EDR: 05/09/1994
Date Made Active in Reports: 08/04/1994
Number of Days to Update: 87

Source: Department of Environmental Protection
Telephone: 850-245-8705
Last EDR Contact: 03/24/1994
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 12/07/2020
Date Data Arrived at EDR: 12/09/2020
Date Made Active in Reports: 03/02/2021
Number of Days to Update: 83

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 05/18/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Quarterly

PFAS: PFOS and PFOA stand for perfluorooctane sulfonate and perfluorooctanoic acid

PFOS and PFOA stand for perfluorooctane sulfonate and perfluorooctanoic acid, respectively. Both are fluorinated organic chemicals, part of a larger family of compounds referred to as perfluoroalkyl substances (PFASs).

Date of Government Version: 10/26/2020
Date Data Arrived at EDR: 10/27/2020
Date Made Active in Reports: 11/06/2020
Number of Days to Update: 10

Source: Department of Environmental Protection
Telephone: 850-245-8690
Last EDR Contact: 04/20/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Local Land Records

LIENS 2: CERCLA Lien Information

A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 04/27/2021
Date Data Arrived at EDR: 05/03/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 16

Source: Environmental Protection Agency
Telephone: 202-564-6023
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Semi-Annually

Records of Emergency Release Reports

HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 03/22/2021
Date Data Arrived at EDR: 03/24/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 85

Source: U.S. Department of Transportation
Telephone: 202-366-4555
Last EDR Contact: 06/17/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

SPILLS: Oil and Hazardous Materials Incidents

Statewide oil and hazardous materials inland incidents.

Date of Government Version: 04/05/2021
Date Data Arrived at EDR: 04/06/2021
Date Made Active in Reports: 06/24/2021
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 850-245-2010
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Semi-Annually

SPILLS 90: SPILLS90 data from FirstSearch

Spills 90 includes those spill and release records available exclusively from FirstSearch databases. Typically, they may include chemical, oil and/or hazardous substance spills recorded after 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 90.

Date of Government Version: 12/10/2012
Date Data Arrived at EDR: 01/03/2013
Date Made Active in Reports: 03/04/2013
Number of Days to Update: 60

Source: FirstSearch
Telephone: N/A
Last EDR Contact: 01/03/2013
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

SPILLS 80: SPILLS80 data from FirstSearch

Spills 80 includes those spill and release records available from FirstSearch databases prior to 1990. Typically, they may include chemical, oil and/or hazardous substance spills recorded before 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 80.

Date of Government Version: 09/01/2001
Date Data Arrived at EDR: 01/03/2013
Date Made Active in Reports: 03/06/2013
Number of Days to Update: 62

Source: FirstSearch
Telephone: N/A
Last EDR Contact: 01/03/2013
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

Other Ascertainable Records

RCRA NonGen / NLR: RCRA - Non Generators / No Longer Regulated

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 03/22/2021
Date Data Arrived at EDR: 03/23/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (404) 562-8651
Last EDR Contact: 06/21/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 02/11/2021
Date Data Arrived at EDR: 02/17/2021
Date Made Active in Reports: 04/05/2021
Number of Days to Update: 47

Source: U.S. Army Corps of Engineers
Telephone: 202-528-4285
Last EDR Contact: 05/18/2021
Next Scheduled EDR Contact: 08/30/2021
Data Release Frequency: Varies

DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2005
Date Data Arrived at EDR: 11/10/2006
Date Made Active in Reports: 01/11/2007
Number of Days to Update: 62

Source: USGS
Telephone: 888-275-8747
Last EDR Contact: 04/16/2021
Next Scheduled EDR Contact: 07/26/2021
Data Release Frequency: Semi-Annually

FEDLAND: Federal and Indian Lands

Federally and Indian administrated lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 04/02/2018
Date Data Arrived at EDR: 04/11/2018
Date Made Active in Reports: 11/06/2019
Number of Days to Update: 574

Source: U.S. Geological Survey
Telephone: 888-275-8747
Last EDR Contact: 04/05/2021
Next Scheduled EDR Contact: 07/19/2021
Data Release Frequency: N/A

SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 01/01/2017
Date Data Arrived at EDR: 02/03/2017
Date Made Active in Reports: 04/07/2017
Number of Days to Update: 63

Source: Environmental Protection Agency
Telephone: 615-532-8599
Last EDR Contact: 05/18/2021
Next Scheduled EDR Contact: 08/23/2021
Data Release Frequency: Varies

US FIN ASSUR: Financial Assurance Information

All owners and operators of facilities that treat, store, or dispose of hazardous waste are required to provide proof that they will have sufficient funds to pay for the clean up, closure, and post-closure care of their facilities.

Date of Government Version: 03/22/2021
Date Data Arrived at EDR: 03/23/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 86

Source: Environmental Protection Agency
Telephone: 202-566-1917
Last EDR Contact: 06/21/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

EPA WATCH LIST: EPA WATCH LIST

EPA maintains a "Watch List" to facilitate dialogue between EPA, state and local environmental agencies on enforcement matters relating to facilities with alleged violations identified as either significant or high priority. Being on the Watch List does not mean that the facility has actually violated the law only that an investigation by EPA or a state or local environmental agency has led those organizations to allege that an unproven violation has in fact occurred. Being on the Watch List does not represent a higher level of concern regarding the alleged violations that were detected, but instead indicates cases requiring additional dialogue between EPA, state and local agencies - primarily because of the length of time the alleged violation has gone unaddressed or unresolved.

Date of Government Version: 08/30/2013
Date Data Arrived at EDR: 03/21/2014
Date Made Active in Reports: 06/17/2014
Number of Days to Update: 88

Source: Environmental Protection Agency
Telephone: 617-520-3000
Last EDR Contact: 04/30/2021
Next Scheduled EDR Contact: 08/16/2021
Data Release Frequency: Quarterly

2020 COR ACTION: 2020 Corrective Action Program List

The EPA has set ambitious goals for the RCRA Corrective Action program by creating the 2020 Corrective Action Universe. This RCRA cleanup baseline includes facilities expected to need corrective action. The 2020 universe contains a wide variety of sites. Some properties are heavily contaminated while others were contaminated but have since been cleaned up. Still others have not been fully investigated yet, and may require little or no remediation. Inclusion in the 2020 Universe does not necessarily imply failure on the part of a facility to meet its RCRA obligations.

Date of Government Version: 09/30/2017
Date Data Arrived at EDR: 05/08/2018
Date Made Active in Reports: 07/20/2018
Number of Days to Update: 73

Source: Environmental Protection Agency
Telephone: 703-308-4044
Last EDR Contact: 05/07/2021
Next Scheduled EDR Contact: 08/16/2021
Data Release Frequency: Varies

TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2016
Date Data Arrived at EDR: 06/17/2020
Date Made Active in Reports: 09/10/2020
Number of Days to Update: 85

Source: EPA
Telephone: 202-260-5521
Last EDR Contact: 06/17/2021
Next Scheduled EDR Contact: 09/27/2021
Data Release Frequency: Every 4 Years

TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 08/14/2020
Date Made Active in Reports: 11/04/2020
Number of Days to Update: 82

Source: EPA
Telephone: 202-566-0250
Last EDR Contact: 05/17/2021
Next Scheduled EDR Contact: 08/30/2021
Data Release Frequency: Annually

SSTS: Section 7 Tracking Systems

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 01/20/2021
Date Data Arrived at EDR: 01/21/2021
Date Made Active in Reports: 03/22/2021
Number of Days to Update: 60

Source: EPA
Telephone: 202-564-4203
Last EDR Contact: 04/20/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Annually

ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 04/27/2021
Date Data Arrived at EDR: 05/03/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 16

Source: EPA
Telephone: 703-416-0223
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 09/13/2021
Data Release Frequency: Annually

RMP: Risk Management Plans

When Congress passed the Clean Air Act Amendments of 1990, it required EPA to publish regulations and guidance for chemical accident prevention at facilities using extremely hazardous substances. The Risk Management Program Rule (RMP Rule) was written to implement Section 112(r) of these amendments. The rule, which built upon existing industry codes and standards, requires companies of all sizes that use certain flammable and toxic substances to develop a Risk Management Program, which includes a(n): Hazard assessment that details the potential effects of an accidental release, an accident history of the last five years, and an evaluation of worst-case and alternative accidental releases; Prevention program that includes safety precautions and maintenance, monitoring, and employee training measures; and Emergency response program that spells out emergency health care, employee training measures and procedures for informing the public and response agencies (e.g the fire department) should an accident occur.

Date of Government Version: 01/22/2021
Date Data Arrived at EDR: 02/18/2021
Date Made Active in Reports: 05/11/2021
Number of Days to Update: 82

Source: Environmental Protection Agency
Telephone: 202-564-8600
Last EDR Contact: 04/19/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/1995
Date Data Arrived at EDR: 07/03/1995
Date Made Active in Reports: 08/07/1995
Number of Days to Update: 35

Source: EPA
Telephone: 202-564-4104
Last EDR Contact: 06/02/2008
Next Scheduled EDR Contact: 09/01/2008
Data Release Frequency: No Update Planned

PRP: Potentially Responsible Parties

A listing of verified Potentially Responsible Parties

Date of Government Version: 12/30/2020
Date Data Arrived at EDR: 01/14/2021
Date Made Active in Reports: 03/05/2021
Number of Days to Update: 50

Source: EPA
Telephone: 202-564-6023
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 08/16/2021
Data Release Frequency: Quarterly

PADS: PCB Activity Database System

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 11/19/2020
Date Data Arrived at EDR: 01/08/2021
Date Made Active in Reports: 03/22/2021
Number of Days to Update: 73

Source: EPA
Telephone: 202-566-0500
Last EDR Contact: 04/09/2021
Next Scheduled EDR Contact: 07/19/2021
Data Release Frequency: Annually

ICIS: Integrated Compliance Information System

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 11/18/2016
Date Data Arrived at EDR: 11/23/2016
Date Made Active in Reports: 02/10/2017
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Quarterly

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances
Telephone: 202-566-1667
Last EDR Contact: 08/18/2017
Next Scheduled EDR Contact: 12/04/2017
Data Release Frequency: No Update Planned

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA
Telephone: 202-566-1667
Last EDR Contact: 08/18/2017
Next Scheduled EDR Contact: 12/04/2017
Data Release Frequency: No Update Planned

MLTS: Material Licensing Tracking System

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 03/08/2021
Date Data Arrived at EDR: 03/11/2021
Date Made Active in Reports: 05/11/2021
Number of Days to Update: 61

Source: Nuclear Regulatory Commission
Telephone: 301-415-7169
Last EDR Contact: 04/16/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Quarterly

COAL ASH DOE: Steam-Electric Plant Operation Data

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2019
Date Data Arrived at EDR: 12/01/2020
Date Made Active in Reports: 02/09/2021
Number of Days to Update: 70

Source: Department of Energy
Telephone: 202-586-8719
Last EDR Contact: 05/27/2021
Next Scheduled EDR Contact: 09/13/2021
Data Release Frequency: Varies

COAL ASH EPA: Coal Combustion Residues Surface Impoundments List

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 01/12/2017
Date Data Arrived at EDR: 03/05/2019
Date Made Active in Reports: 11/11/2019
Number of Days to Update: 251

Source: Environmental Protection Agency
Telephone: N/A
Last EDR Contact: 05/27/2021
Next Scheduled EDR Contact: 09/13/2021
Data Release Frequency: Varies

PCB TRANSFORMER: PCB Transformer Registration Database
The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 09/13/2019
Date Data Arrived at EDR: 11/06/2019
Date Made Active in Reports: 02/10/2020
Number of Days to Update: 96
Source: Environmental Protection Agency
Telephone: 202-566-0517
Last EDR Contact: 05/07/2021
Next Scheduled EDR Contact: 08/16/2021
Data Release Frequency: Varies

RADINFO: Radiation Information Database
The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 07/01/2019
Date Data Arrived at EDR: 07/01/2019
Date Made Active in Reports: 09/23/2019
Number of Days to Update: 84
Source: Environmental Protection Agency
Telephone: 202-343-9775
Last EDR Contact: 06/22/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Quarterly

HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing
A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40
Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2007
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing
A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40
Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2008
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

DOT OPS: Incident and Accident Data
Department of Transporation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 01/02/2020
Date Data Arrived at EDR: 01/28/2020
Date Made Active in Reports: 04/17/2020
Number of Days to Update: 80
Source: Department of Transporation, Office of Pipeline Safety
Telephone: 202-366-4595
Last EDR Contact: 04/27/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Quarterly

CONSENT: Superfund (CERCLA) Consent Decrees
Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 12/31/2020
Date Data Arrived at EDR: 01/13/2021
Date Made Active in Reports: 03/22/2021
Number of Days to Update: 68

Source: Department of Justice, Consent Decree Library
Telephone: Varies
Last EDR Contact: 07/02/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Varies

BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2017
Date Data Arrived at EDR: 06/22/2020
Date Made Active in Reports: 11/20/2020
Number of Days to Update: 151

Source: EPA/NTIS
Telephone: 800-424-9346
Last EDR Contact: 06/21/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Biennially

INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2014
Date Data Arrived at EDR: 07/14/2015
Date Made Active in Reports: 01/10/2017
Number of Days to Update: 546

Source: USGS
Telephone: 202-208-3710
Last EDR Contact: 07/02/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Semi-Annually

FUSRAP: Formerly Utilized Sites Remedial Action Program

DOE established the Formerly Utilized Sites Remedial Action Program (FUSRAP) in 1974 to remediate sites where radioactive contamination remained from Manhattan Project and early U.S. Atomic Energy Commission (AEC) operations.

Date of Government Version: 08/08/2017
Date Data Arrived at EDR: 09/11/2018
Date Made Active in Reports: 09/14/2018
Number of Days to Update: 3

Source: Department of Energy
Telephone: 202-586-3559
Last EDR Contact: 04/28/2021
Next Scheduled EDR Contact: 08/16/2021
Data Release Frequency: Varies

UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 08/30/2019
Date Data Arrived at EDR: 11/15/2019
Date Made Active in Reports: 01/28/2020
Number of Days to Update: 74

Source: Department of Energy
Telephone: 505-845-0011
Last EDR Contact: 05/21/2021
Next Scheduled EDR Contact: 08/30/2021
Data Release Frequency: Varies

LEAD SMELTER 1: Lead Smelter Sites

A listing of former lead smelter site locations.

Date of Government Version: 04/27/2021
Date Data Arrived at EDR: 05/03/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 16

Source: Environmental Protection Agency
Telephone: 703-603-8787
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Varies

LEAD SMELTER 2: Lead Smelter Sites

A list of several hundred sites in the U.S. where secondary lead smelting was done from 1931and 1964. These sites may pose a threat to public health through ingestion or inhalation of contaminated soil or dust

Date of Government Version: 04/05/2001
Date Data Arrived at EDR: 10/27/2010
Date Made Active in Reports: 12/02/2010
Number of Days to Update: 36

Source: American Journal of Public Health
Telephone: 703-305-6451
Last EDR Contact: 12/02/2009
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

US AIRS (AFS): Aerometric Information Retrieval System Facility Subsystem (AFS)

The database is a sub-system of Aerometric Information Retrieval System (AIRS). AFS contains compliance data on air pollution point sources regulated by the U.S. EPA and/or state and local air regulatory agencies. This information comes from source reports by various stationary sources of air pollution, such as electric power plants, steel mills, factories, and universities, and provides information about the air pollutants they produce. Action, air program, air program pollutant, and general level plant data. It is used to track emissions and compliance data from industrial plants.

Date of Government Version: 10/12/2016
Date Data Arrived at EDR: 10/26/2016
Date Made Active in Reports: 02/03/2017
Number of Days to Update: 100

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 09/26/2017
Next Scheduled EDR Contact: 01/08/2018
Data Release Frequency: Annually

US AIRS MINOR: Air Facility System Data

A listing of minor source facilities.

Date of Government Version: 10/12/2016
Date Data Arrived at EDR: 10/26/2016
Date Made Active in Reports: 02/03/2017
Number of Days to Update: 100

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 09/26/2017
Next Scheduled EDR Contact: 01/08/2018
Data Release Frequency: Annually

US MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 02/01/2021
Date Data Arrived at EDR: 02/24/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 84

Source: Department of Labor, Mine Safety and Health Administration
Telephone: 303-231-5959
Last EDR Contact: 05/25/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

MINES VIOLATIONS: MSHA Violation Assessment Data

Mines violation and assessment information. Department of Labor, Mine Safety & Health Administration.

Date of Government Version: 05/27/2021
Date Data Arrived at EDR: 05/27/2021
Date Made Active in Reports: 06/10/2021
Number of Days to Update: 14

Source: DOL, Mine Safety & Health Admi
Telephone: 202-693-9424
Last EDR Contact: 07/01/2021
Next Scheduled EDR Contact: 09/13/2021
Data Release Frequency: Quarterly

US MINES 2: Ferrous and Nonferrous Metal Mines Database Listing

This map layer includes ferrous (ferrous metal mines are facilities that extract ferrous metals, such as iron ore or molybdenum) and nonferrous (Nonferrous metal mines are facilities that extract nonferrous metals, such as gold, silver, copper, zinc, and lead) metal mines in the United States.

Date of Government Version: 05/06/2020
Date Data Arrived at EDR: 05/27/2020
Date Made Active in Reports: 08/13/2020
Number of Days to Update: 78

Source: USGS
Telephone: 703-648-7709
Last EDR Contact: 05/27/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Varies

US MINES 3: Active Mines & Mineral Plants Database Listing

Active Mines and Mineral Processing Plant operations for commodities monitored by the Minerals Information Team of the USGS.

Date of Government Version: 04/14/2011
Date Data Arrived at EDR: 06/08/2011
Date Made Active in Reports: 09/13/2011
Number of Days to Update: 97

Source: USGS
Telephone: 703-648-7709
Last EDR Contact: 05/27/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Varies

ABANDONED MINES: Abandoned Mines

An inventory of land and water impacted by past mining (primarily coal mining) is maintained by OSMRE to provide information needed to implement the Surface Mining Control and Reclamation Act of 1977 (SMCRA). The inventory contains information on the location, type, and extent of AML impacts, as well as, information on the cost associated with the reclamation of those problems. The inventory is based upon field surveys by State, Tribal, and OSMRE program officials. It is dynamic to the extent that it is modified as new problems are identified and existing problems are reclaimed.

Date of Government Version: 03/23/2021
Date Data Arrived at EDR: 03/25/2021
Date Made Active in Reports: 06/17/2021
Number of Days to Update: 84

Source: Department of Interior
Telephone: 202-208-2609
Last EDR Contact: 06/14/2021
Next Scheduled EDR Contact: 09/20/2021
Data Release Frequency: Quarterly

FINDS: Facility Index System/Facility Registry System

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 02/03/2021
Date Data Arrived at EDR: 03/03/2021
Date Made Active in Reports: 04/05/2021
Number of Days to Update: 33

Source: EPA
Telephone: (404) 562-9900
Last EDR Contact: 05/18/2021
Next Scheduled EDR Contact: 09/13/2021
Data Release Frequency: Quarterly

DOCKET HWC: Hazardous Waste Compliance Docket Listing

A complete list of the Federal Agency Hazardous Waste Compliance Docket Facilities.

Date of Government Version: 11/03/2020
Date Data Arrived at EDR: 11/17/2020
Date Made Active in Reports: 02/09/2021
Number of Days to Update: 84

Source: Environmental Protection Agency
Telephone: 202-564-0527
Last EDR Contact: 05/21/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Varies

ECHO: Enforcement & Compliance History Information

ECHO provides integrated compliance and enforcement information for about 800,000 regulated facilities nationwide.

Date of Government Version: 04/04/2021
Date Data Arrived at EDR: 04/06/2021
Date Made Active in Reports: 06/25/2021
Number of Days to Update: 80

Source: Environmental Protection Agency
Telephone: 202-564-2280
Last EDR Contact: 07/01/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Quarterly

UXO: Unexploded Ordnance Sites

A listing of unexploded ordnance site locations

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 07/02/2020
Date Made Active in Reports: 09/17/2020
Number of Days to Update: 77

Source: Department of Defense
Telephone: 703-704-1564
Last EDR Contact: 04/13/2021
Next Scheduled EDR Contact: 07/26/2021
Data Release Frequency: Varies

FUELS PROGRAM: EPA Fuels Program Registered Listing

This listing includes facilities that are registered under the Part 80 (Code of Federal Regulations) EPA Fuels Programs. All companies now are required to submit new and updated registrations.

Date of Government Version: 02/17/2021
Date Data Arrived at EDR: 02/17/2021
Date Made Active in Reports: 03/22/2021
Number of Days to Update: 33

Source: EPA
Telephone: 800-385-6164
Last EDR Contact: 05/14/2021
Next Scheduled EDR Contact: 08/30/2021
Data Release Frequency: Quarterly

AIRS: Permitted Facilities Listing

A listing of Air Resources Management permits.

Date of Government Version: 01/26/2021
Date Data Arrived at EDR: 01/28/2021
Date Made Active in Reports: 02/03/2021
Number of Days to Update: 6

Source: Department of Environmental Protection
Telephone: 850-921-9558
Last EDR Contact: 04/21/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Varies

ASBESTOS: Asbestos Notification Listing

Asbestos sites

Date of Government Version: 02/16/2021
Date Data Arrived at EDR: 02/17/2021
Date Made Active in Reports: 05/07/2021
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 850-717-9086
Last EDR Contact: 05/12/2021
Next Scheduled EDR Contact: 08/30/2021
Data Release Frequency: Varies

CLEANUP SITES: DEP Cleanup Sites - Contamination Locator Map Listing

This listing includes the locations of waste cleanup sites from various programs. The source of the cleanup site data includes Hazardous Waste programs, Site Investigation Section, Compliance and Enforcement Tracking, Drycleaning State Funded Cleanup Program (possibly other state funded cleanup), Storage Tank Contamination Monitoring.

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/24/2021
Date Made Active in Reports: 05/14/2021
Number of Days to Update: 79

Source: Department of Environmental Protection
Telephone: 866-282-0787
Last EDR Contact: 05/21/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Quarterly

DEDB: Ethylene Dibromide Database Results

Ethylene dibromide (EDB), a soil fumigant, that has been detected in drinking water wells. The amount found exceeds the maximum contaminant level as stated in Chapter 62-550 or 520. It is a potential threat to public health when present in drinking water.

Date of Government Version: 12/09/2020
Date Data Arrived at EDR: 12/10/2020
Date Made Active in Reports: 02/25/2021
Number of Days to Update: 77

Source: Department of Environmental Protection
Telephone: 850-245-8335
Last EDR Contact: 06/22/2021
Next Scheduled EDR Contact: 09/27/2021
Data Release Frequency: Varies

DRYCLEANERS: Drycleaning Facilities

The Drycleaners database, maintained by the Department of Environmental Protection, provides information about permitted dry cleaner facilities.

Date of Government Version: 01/20/2021
Date Data Arrived at EDR: 01/20/2021
Date Made Active in Reports: 04/09/2021
Number of Days to Update: 79
Source: Department of Environmental Protection
Telephone: 850-245-8927
Last EDR Contact: 04/20/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Semi-Annually

DWM CONTAM: DWM CONTAMINATED SITES

A listing of active or known sites. The listing includes sites that need cleanup but are not actively being working on because the agency currently does not have funding (primarily petroleum and drycleaning).

Date of Government Version: 11/13/2020
Date Data Arrived at EDR: 11/17/2020
Date Made Active in Reports: 02/10/2021
Number of Days to Update: 85
Source: Department of Environmental Protection
Telephone: 850-245-7503
Last EDR Contact: 04/09/2021
Next Scheduled EDR Contact: 07/19/2021
Data Release Frequency: Varies

Financial Assurance 1: Financial Assurance Information Listing

A list of hazardous waste facilities required to provide financial assurance under RCRA.

Date of Government Version: 01/25/2021
Date Data Arrived at EDR: 01/27/2021
Date Made Active in Reports: 04/14/2021
Number of Days to Update: 77
Source: Department of Environmental Protection
Telephone: 850-245-8793
Last EDR Contact: 04/26/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Semi-Annually

Financial Assurance 2: Financial Assurance Information Listing

A listing of financial assurance information for solid waste facilities.

Date of Government Version: 01/07/2021
Date Data Arrived at EDR: 02/26/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 82
Source: Department of Environmental Protection
Telephone: 850-245-8743
Last EDR Contact: 04/26/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Semi-Annually

Financial Assurance 3: Financial Assurance Information Listing

A listing of financial assurance information for storage tanks sites.

Date of Government Version: 01/26/2021
Date Data Arrived at EDR: 01/28/2021
Date Made Active in Reports: 02/03/2021
Number of Days to Update: 6
Source: Department of Environmental Protection
Telephone: 850-245-8853
Last EDR Contact: 04/21/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Quarterly

FL Cattle Dip. Vats: Cattle Dipping Vats

From the 1910's through the 1950's, these vats were filled with an arsenic solution for the control and eradication of the cattle fever tick. Other pesticides, such as DDT, were also widely used. By State law, all cattle, horses, mules, goats, and other susceptible animals were required to be dipped every 14 days. Under certain circumstances, the arsenic and other pesticides remaining at the site may present an environmental or public health hazard.

Date of Government Version: 09/27/2019
Date Data Arrived at EDR: 01/10/2020
Date Made Active in Reports: 02/11/2020
Number of Days to Update: 32
Source: Department of Environmental Protection
Telephone: 850-245-4444
Last EDR Contact: 04/09/2021
Next Scheduled EDR Contact: 07/19/2021
Data Release Frequency: No Update Planned

HW GEN: Hazardous Waste Generators

Small Quantity Hazardous Waste Generators are regulated under the federal Resource Conservation and Recovery Act (RCRA) and applicable state regulations as generators of hazardous wastes in quantities greater than 100 Kg but less than 1,000 Kg in any one calendar month. Large Quantity Generators of Hazardous Waste are tracked in this coverage based on their notification to the Department of Environmental Protection as to their handler status, or based on inspections conducted at their facilities. These facilities are regulated under the federal Resource Conservation and Recovery Act (RCRA) and applicable state regulations as generators of hazardous wastes in quantities equal to or greater than 1,000 Kg in any one calendar month.

Date of Government Version: 03/23/2021
Date Data Arrived at EDR: 03/24/2021
Date Made Active in Reports: 06/10/2021
Number of Days to Update: 78
Source: Department of Environmental Protection
Telephone: 850-245-8758
Last EDR Contact: 06/17/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Quarterly

RESP PARTY: Responsible Party Sites Listing
Open, inactive and closed responsible party sites

Date of Government Version: 03/29/2021
Date Data Arrived at EDR: 03/30/2021
Date Made Active in Reports: 06/21/2021
Number of Days to Update: 83
Source: Department of Environmental Protection
Telephone: 850-245-8758
Last EDR Contact: 06/28/2021
Next Scheduled EDR Contact: 10/11/2021
Data Release Frequency: Quarterly

SITE INV SITES: Site Investigation Section Sites Listing
Statewide coverage of Site Investigation Section (SIS) sites. Site Investigation is a Section within the Bureau of Waste Cleanup, Division of Waste Management. SIS provides technical support to FDEP District Waste Cleanup Programs and conducts contamination assessments throughout the state.

Date of Government Version: 02/16/2021
Date Data Arrived at EDR: 02/17/2021
Date Made Active in Reports: 05/07/2021
Number of Days to Update: 79
Source: Department of Environmental Protection
Telephone: 850-245-8953
Last EDR Contact: 05/14/2021
Next Scheduled EDR Contact: 08/30/2021
Data Release Frequency: Quarterly

TIER 2: Tier 2 Facility Listing
A listing of facilities which store or manufacture hazardous materials that submit a chemical inventory report.

Date of Government Version: 12/31/2019
Date Data Arrived at EDR: 06/05/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 75
Source: Department of Environmental Protection
Telephone: 850-413-9970
Last EDR Contact: 06/02/2021
Next Scheduled EDR Contact: 09/20/2021
Data Release Frequency: Varies

UIC: Underground Injection Wells Database Listing
A listing of Class I wells. Class I wells are used to inject hazardous waste, nonhazardous waste, or municipal waste below the lowermost USDW.

Date of Government Version: 01/20/2021
Date Data Arrived at EDR: 01/21/2021
Date Made Active in Reports: 04/12/2021
Number of Days to Update: 81
Source: Department of Environmental Protection
Telephone: 850-245-8655
Last EDR Contact: 04/14/2021
Next Scheduled EDR Contact: 08/02/2021
Data Release Frequency: Varies

WASTEWATER: Wastewater Facility Regulation Database
Domestic and industrial wastewater facilities.

Date of Government Version: 01/29/2021
Date Data Arrived at EDR: 02/02/2021
Date Made Active in Reports: 04/23/2021
Number of Days to Update: 80
Source: Department of Environmental Protection
Telephone: 850-245-8600
Last EDR Contact: 04/30/2021
Next Scheduled EDR Contact: 08/16/2021
Data Release Frequency: Quarterly

PCS INACTIVE: Listing of Inactive PCS Permits
An inactive permit is a facility that has shut down or is no longer discharging.

Date of Government Version: 11/05/2014
Date Data Arrived at EDR: 01/06/2015
Date Made Active in Reports: 05/06/2015
Number of Days to Update: 120
Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 06/30/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Semi-Annually

PCS ENF: Enforcement data
No description is available for this data

Date of Government Version: 12/31/2014
Date Data Arrived at EDR: 02/05/2015
Date Made Active in Reports: 03/06/2015
Number of Days to Update: 29

Source: EPA
Telephone: 202-564-2497
Last EDR Contact: 06/30/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Varies

PCS: Permit Compliance System
PCS is a computerized management information system that contains data on National Pollutant Discharge Elimination System (NPDES) permit holding facilities. PCS tracks the permit, compliance, and enforcement status of NPDES facilities.

Date of Government Version: 07/14/2011
Date Data Arrived at EDR: 08/05/2011
Date Made Active in Reports: 09/29/2011
Number of Days to Update: 55

Source: EPA, Office of Water
Telephone: 202-564-2496
Last EDR Contact: 06/30/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Semi-Annually

MINES MRDS: Mineral Resources Data System
Mineral Resources Data System

Date of Government Version: 04/06/2018
Date Data Arrived at EDR: 10/21/2019
Date Made Active in Reports: 10/24/2019
Number of Days to Update: 3

Source: USGS
Telephone: 703-648-6533
Last EDR Contact: 05/27/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Varies

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP: EDR Proprietary Manufactured Gas Plants
The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

EDR Hist Auto: EDR Exclusive Historical Auto Stations
EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR Hist Cleaner: EDR Exclusive Historical Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA HWS: Recovered Government Archive State Hazardous Waste Facilities List

The EDR Recovered Government Archive State Hazardous Waste database provides a list of SHWS incidents derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Protection in Floridia.

Date of Government Version: N/A
Date Data Arrived at EDR: 07/01/2013
Date Made Active in Reports: 12/30/2013
Number of Days to Update: 182

Source: Department of Environmental Protection
Telephone: N/A
Last EDR Contact: 06/01/2012
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

RGA LF: Recovered Government Archive Solid Waste Facilities List

The EDR Recovered Government Archive Landfill database provides a list of landfills derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Protection in Floridia.

Date of Government Version: N/A
Date Data Arrived at EDR: 07/01/2013
Date Made Active in Reports: 01/10/2014
Number of Days to Update: 193

Source: Department of Environmental Protection
Telephone: N/A
Last EDR Contact: 06/01/2012
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

RGA LUST: Recovered Government Archive Leaking Underground Storage Tank

The EDR Recovered Government Archive Leaking Underground Storage Tank database provides a list of LUST incidents derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Protection in Floridia.

Date of Government Version: N/A
Date Data Arrived at EDR: 07/01/2013
Date Made Active in Reports: 12/30/2013
Number of Days to Update: 182

Source: Department of Environmental Protection
Telephone: N/A
Last EDR Contact: 06/01/2012
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

COUNTY RECORDS

ALACHUA COUNTY:

FACILITY LIST ALACHUA: Facility List

List of all regulated facilities in Alachua County.

Date of Government Version: 03/19/2021
Date Data Arrived at EDR: 03/23/2021
Date Made Active in Reports: 06/09/2021
Number of Days to Update: 78

Source: Alachua County Environmental Protection Department
Telephone: 352-264-6800
Last EDR Contact: 06/15/2021
Next Scheduled EDR Contact: 10/04/2021
Data Release Frequency: Annually

BROWARD COUNTY:

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

AST BROWARD: Aboveground Storage Tanks
Aboveground storage tank locations in Broward County.

Date of Government Version: 02/12/2021
Date Data Arrived at EDR: 06/10/2021
Date Made Active in Reports: 06/11/2021
Number of Days to Update: 1

Source: Broward County Environmental Protection Department
Telephone: 954-818-7509
Last EDR Contact: 05/18/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Varies

EDIEAR BROWARD: Semi-Annual Inventory Report on Contaminated Locations
Early Detection Incentive/Environmental Assessment Remediation. This report monitors the status and remediation progress of known contaminated locations within Broward County. Sites listed by the US EPA, the Florida Department of Environmental Protection, and sites licensed for contamination assessment and cleanup by the Division of Pollution Prevention and Remediation Programs of the Department.

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/13/2021
Number of Days to Update: 79

Source: Broward County Environmental Protection Department
Telephone: 954-818-7509
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

HAZMAT BROWARD: Hazardous Material Sites
HM sites use or store greater than 25 gallons of hazardous materials per month.

Date of Government Version: 02/12/2021
Date Data Arrived at EDR: 02/12/2021
Date Made Active in Reports: 05/05/2021
Number of Days to Update: 82

Source: Broward County Environmental Protection Department
Telephone: 954-818-7509
Last EDR Contact: 05/18/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Annually

UST BROWARD: Underground Storage Tanks
All known regulated storage tanks within Broward County, including those tanks that have been closed

Date of Government Version: 02/12/2021
Date Data Arrived at EDR: 06/10/2021
Date Made Active in Reports: 06/11/2021
Number of Days to Update: 1

Source: Broward County Environmental Protection Department
Telephone: 954-818-7509
Last EDR Contact: 05/18/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Varies

HILLSBOROUGH COUNTY:

LF HILLSBOROUGH: Hillsborough County LF
Hillsborough county landfill sites.

Date of Government Version: 04/07/2021
Date Data Arrived at EDR: 04/07/2021
Date Made Active in Reports: 06/24/2021
Number of Days to Update: 78

Source: Hillsborough County Environmental Protection Commission
Telephone: 813-627-2600
Last EDR Contact: 06/29/2021
Next Scheduled EDR Contact: 10/18/2021
Data Release Frequency: Varies

MIAMI-DADE COUNTY:

DADE CO AP: Air Permit Sites
Facilities that release or have a potential to release pollutants.

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/12/2021
Number of Days to Update: 78

Source: Department of Environmental Resources Management
Telephone: 305-372-6755
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

DADE CO AW: Agricultural Waste Listing
A listing of agricultural waste sites

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/12/2021
Number of Days to Update: 78

Source: Miami-Dade County Division of Environmental Resources Management
Telephone: 305-372-6715
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Varies

DADE CO LW: Liquid Waste Transporter List
The Liquid Waste Transporter permit regulates the transportation of various types of liquid and solid waste, including hazardous waste, waste oil and oily waste waters, septic and grease trap waste, biomedical waste, spent radiator fluid, photo chemical waste, dry sewage sludge, and other types of non-hazardous industrial waste. The Liquid Waste Transporter permits needed to protect the environment and the public from improperly handled and transported waste.

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/12/2021
Number of Days to Update: 78

Source: DERM
Telephone: 305-372-6755
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Quarterly

DADE MOP: Marine Facilities Operating Permit
What is this permit used for? Miami-Dade County Ordinance 89-104 and Section 24-18 of the Code of Miami-Dade County require the following types of marine facilities to obtain annual operating permits from DERM: All recreational boat docking facilities with ten (10) or more boat slips, moorings, davit spaces, and vessel tie-up spaces. All boat storage facilities contiguous to tidal waters in Miami-Dade County with ten (10) or more dry storage spaces including boatyards and boat manufacturing facilities.

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/12/2021
Number of Days to Update: 78

Source: DERM
Telephone: 305-372-3576
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Quarterly

DADE MRE: Maimi River Enforcement
The Miami River Enforcement database files were created for facilities and in some instances vessels that were inspected by a workgroup within the Department that was identified as the Miami River Enforcement Group. The files do not all necessarily reflect enforcement cases and some were created for locations that were permitted by other Sections within the Department.

Date of Government Version: 06/05/2013
Date Data Arrived at EDR: 06/06/2013
Date Made Active in Reports: 08/06/2013
Number of Days to Update: 61

Source: DERM
Telephone: 305-372-3576
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Quarterly

DADE_IW2_4: Industrial Waste Type 2-4 Sites
IW2s are facilities having reclaim or recycling systems with no discharges, aboveground holding tanks or spill prevention and countermeasure plans. IW4s are facilities that discharge an effluent to the ground.

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/12/2021
Number of Days to Update: 78

Source: Department of Environmental Resources Management
Telephone: 305-372-6700
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

DADE_IW5: Industrial Waste Type 5 Sites
Generally these facilities fall under the category of "conditionally exempt small quantity generator" or "small quantity generator".

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/12/2021
Number of Days to Update: 78

Source: Department of Environmental Resources Management
Telephone: 305-372-6700
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

DADE_IW6: Industrial Waste Type 6

Permits issued to those non-residential land uses located within the major drinking water wellfield protection areas that are not served by sanitary sewers. These facilities do not handle hazardous materials but are regulated because of the env. sensitivity of the areas where they are located.

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/12/2021
Number of Days to Update: 78

Source: Department of Environmental Resources Management
Telephone: 305-372-6700
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

DADE_IWP: Industrial Waste Permit Sites

Facilities that either generate more than 25,000 of wastewater per day to sanitary sewers or are pre-defined by EPA.

Date of Government Version: 02/23/2021
Date Data Arrived at EDR: 02/23/2021
Date Made Active in Reports: 05/12/2021
Number of Days to Update: 78

Source: Department of Environmental Resources Management
Telephone: 305-372-6700
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

ENF: Enforcement Case Tracking System Sites

Enforcement cases monitored by the Dade County Department of Environmental Resources Management.

Date of Government Version: 02/25/2021
Date Data Arrived at EDR: 02/26/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 82

Source: Department of Environmental Resources Management
Telephone: 305-372-6755
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

SPILLS DADE: Fuel Spills Cases

DERM documents fuel spills of sites that are not in a state program.

Date of Government Version: 01/08/2009
Date Data Arrived at EDR: 01/13/2009
Date Made Active in Reports: 02/05/2009
Number of Days to Update: 23

Source: Department of Environmental Resources Management
Telephone: 305-372-6755
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

UST DADE: Storage Tanks

A listing of aboveground and underground storage tank site locations.

Date of Government Version: 06/03/2019
Date Data Arrived at EDR: 11/19/2020
Date Made Active in Reports: 02/03/2021
Number of Days to Update: 76

Source: Department of Environmental Resource Management
Telephone: 305-372-6700
Last EDR Contact: 05/24/2021
Next Scheduled EDR Contact: 09/06/2021
Data Release Frequency: Semi-Annually

PALM BEACH COUNTY:

LF PALM BEACH: Palm Beach County LF

Palm Beach County Inventory of Solid Waste Sites.

Date of Government Version: 09/01/2011
Date Data Arrived at EDR: 09/20/2011
Date Made Active in Reports: 10/10/2011
Number of Days to Update: 20

Source: Palm Beach County Solid Waste Authority
Telephone: 561-640-4000
Last EDR Contact: 06/10/2021
Next Scheduled EDR Contact: 09/20/2021
Data Release Frequency: Varies

OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

CT MANIFEST: Hazardous Waste Manifest Data

Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a tsd facility.

Date of Government Version: 10/05/2020
Date Data Arrived at EDR: 02/17/2021
Date Made Active in Reports: 05/10/2021
Number of Days to Update: 82

Source: Department of Energy & Environmental Protection
Telephone: 860-424-3375
Last EDR Contact: 05/11/2021
Next Scheduled EDR Contact: 08/23/2021
Data Release Frequency: No Update Planned

NJ MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 04/10/2019
Date Made Active in Reports: 05/16/2019
Number of Days to Update: 36

Source: Department of Environmental Protection
Telephone: N/A
Last EDR Contact: 04/09/2021
Next Scheduled EDR Contact: 07/19/2021
Data Release Frequency: Annually

NY MANIFEST: Facility and Manifest Data

Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 01/01/2019
Date Data Arrived at EDR: 04/29/2020
Date Made Active in Reports: 07/10/2020
Number of Days to Update: 72

Source: Department of Environmental Conservation
Telephone: 518-402-8651
Last EDR Contact: 04/30/2021
Next Scheduled EDR Contact: 08/09/2021
Data Release Frequency: Quarterly

PA MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 06/30/2018
Date Data Arrived at EDR: 07/19/2019
Date Made Active in Reports: 09/10/2019
Number of Days to Update: 53

Source: Department of Environmental Protection
Telephone: 717-783-8990
Last EDR Contact: 04/09/2021
Next Scheduled EDR Contact: 07/26/2021
Data Release Frequency: Annually

RI MANIFEST: Manifest information

Hazardous waste manifest information

Date of Government Version: 12/31/2019
Date Data Arrived at EDR: 02/11/2021
Date Made Active in Reports: 02/24/2021
Number of Days to Update: 13

Source: Department of Environmental Management
Telephone: 401-222-2797
Last EDR Contact: 05/13/2021
Next Scheduled EDR Contact: 08/30/2021
Data Release Frequency: Annually

WI MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 05/31/2018
Date Data Arrived at EDR: 06/19/2019
Date Made Active in Reports: 09/03/2019
Number of Days to Update: 76

Source: Department of Natural Resources
Telephone: N/A
Last EDR Contact: 06/03/2021
Next Scheduled EDR Contact: 09/20/2021
Data Release Frequency: Annually

Oil/Gas Pipelines
Source: Endeavor Business Media
Petroleum Bundle (Crude Oil, Refined Products, Petrochemicals, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)) N = Natural Gas Bundle (Natural Gas, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)). This map includes information copyrighted by Endeavor Business Media. This information is provided on a best effort basis and Endeavor Business Media does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of Endeavor Business Media.

Electric Power Transmission Line Data
Source: Endeavor Business Media
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Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

AHA Hospitals:
Source: American Hospital Association, Inc.
Telephone: 312-280-5991
The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

Medical Centers: Provider of Services Listing
Source: Centers for Medicare & Medicaid Services
Telephone: 410-786-3000
A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

Nursing Homes
Source: National Institutes of Health
Telephone: 301-594-6248
Information on Medicare and Medicaid certified nursing homes in the United States.

Public Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

Private Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on private school locations in the United States.

Daycare Centers: Department of Children & Families
Source: Provider Information
Telephone: 850-488-4900

Flood Zone Data: This data was obtained from the Federal Emergency Management Agency (FEMA). It depicts 100-year and 500-year flood zones as defined by FEMA. It includes the National Flood Hazard Layer (NFHL) which incorporates Flood Insurance Rate Map (FIRM) data and Q3 data from FEMA in areas not covered by NFHL.
Source: FEMA
Telephone: 877-336-2627
Date of Government Version: 2003, 2015

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002, 2005 and 2010 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetlands Inventory
Source: Department of Environmental Protection
Telephone: 850-245-8238

Current USGS 7.5 Minute Topographic Map
Source: U.S. Geological Survey

STREET AND ADDRESS INFORMATION

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GEOCHECK ®- PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

27.89-ACRE VACANT PROPERTY
WEST OF SOUTH JENKINS ROAD
FORT PIERCE, FL 34981

TARGET PROPERTY COORDINATES

Latitude (North):	27.410052 - 27° 24' 36.19''
Longitude (West):	80.386012 - 80° 23' 9.64''
Universal Tranverse Mercator:	Zone 17
UTM X (Meters):	560696.2
UTM Y (Meters):	3031834.2
Elevation:	14 ft. above sea level

USGS TOPOGRAPHIC MAP

Target Property Map:	5656799 FORT PIERCE NW, FL
Version Date:	2012
Northeast Map:	5656797 FORT PIERCE, FL
Version Date:	2012

EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

Assessment of the impact of contaminant migration generally has two principle investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

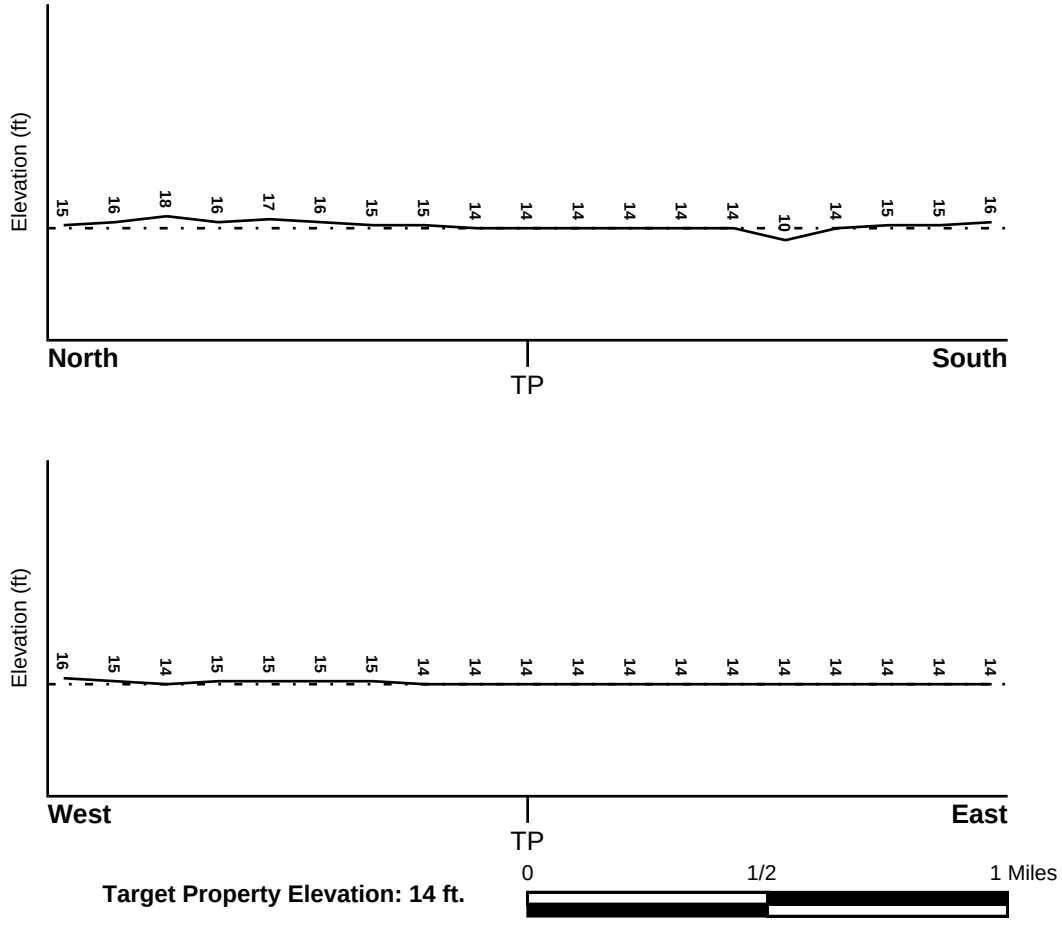
TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General SSE

SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Target Property Elevation: 14 ft.

Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

Flood Plain Panel at Target Property	FEMA Source Type
12111C0167J	FEMA FIRM Flood data

Additional Panels in search area:	FEMA Source Type
12111C0186J	FEMA FIRM Flood data
12111C0169J	FEMA FIRM Flood data
12111C0188J	FEMA FIRM Flood data

NATIONAL WETLAND INVENTORY

NWI Quad at Target Property	NWI Electronic Data Coverage
FORT PIERCE NW	YES - refer to the Overview Map and Detail Map

HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Site-Specific Hydrogeological Data*:

Search Radius:	1.25 miles
Status:	Not found

AQUIFLOW®

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

MAP ID	LOCATION FROM TP	GENERAL DIRECTION GROUNDWATER FLOW
Not Reported		

* ©1996 Site−specific hydrogeological data gathered by CERCLIS Alerts, Inc., Bainbridge Island, WA. All rights reserved. All of the information and opinions presented are those of the cited EPA report(s), which were completed under a Comprehensive Environmental Response Compensation and Liability Information System (CERCLIS) investigation.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

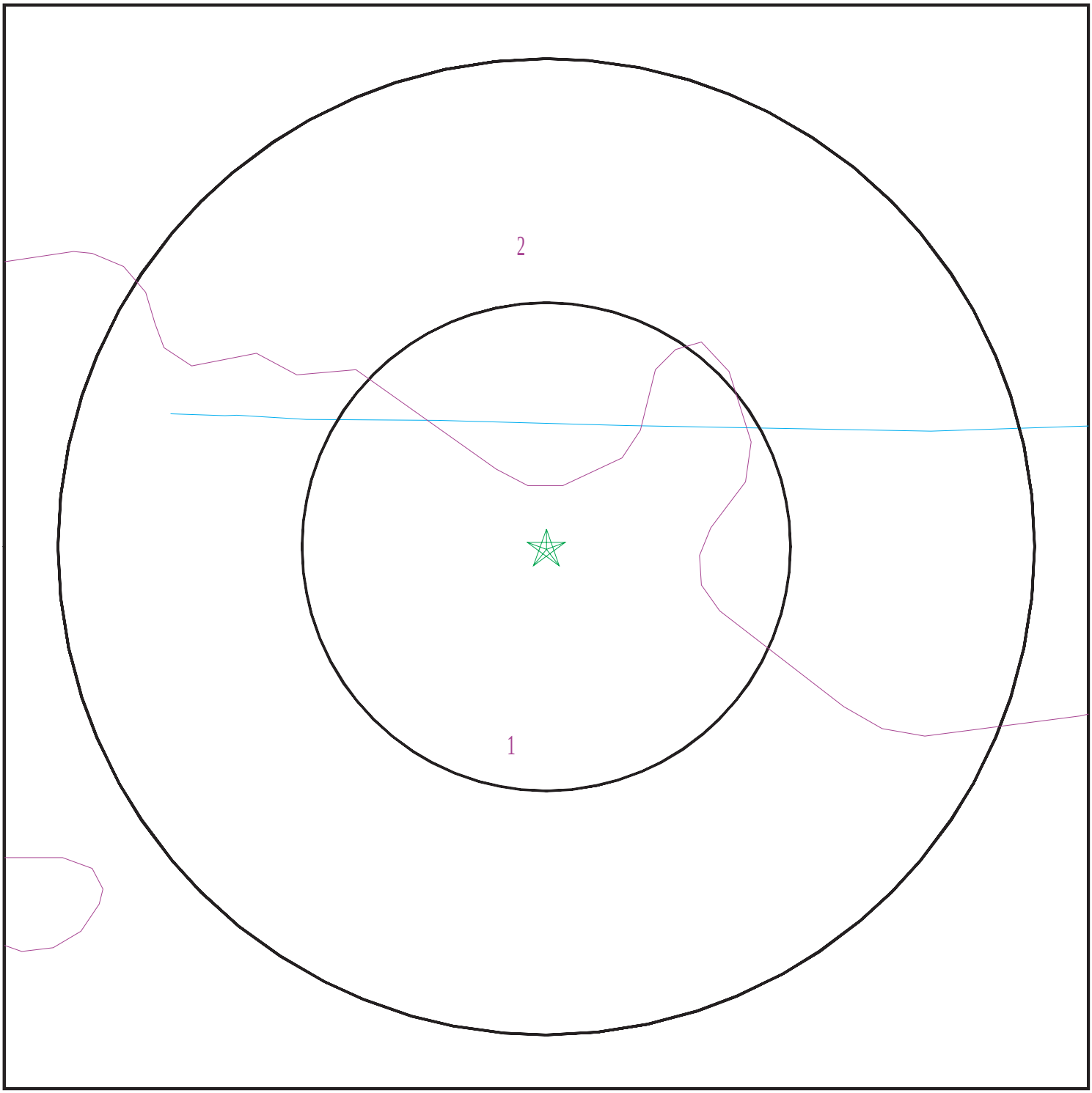
Era:	Cenozoic
System:	Quaternary
Series:	Holocene
Code:	Qh *(decoded above as Era, System & Series)*

GEOLOGIC AGE IDENTIFICATION

Category: Stratifed Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

SSURGO SOIL MAP - 06566311.2r



Target Property
SSURGO Soil
Water

0 1/16 1/8 1/4 Miles

N

SITE NAME:	27.89-Acre Vacant Property	CLIENT:	GFA International
ADDRESS:	West of South Jenkins Road Fort Pierce FL 34981	CONTACT:	Rob Crowell
		INQUIRY #:	06566311.2r
LAT/LONG:	27.410052 / 80.386012	DATE:	July 07, 2021 8:43 am

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GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

Soil Map ID: 1

Soil Component Name: Ankona

Soil Surface Texture: sand

Hydrologic Group: Class C/D - Drained/undrained hydrology class of soils that can be drained and classified.

Soil Drainage Class: Poorly drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 31 inches

Soil Layer Information							
	Boundary			Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil		
1	7 inches	38 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6
2	38 inches	48 inches	loamy sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6
3	48 inches	57 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
	Boundary			Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil		
4	57 inches	79 inches	loamy fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6
5	0 inches	7 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6

Soil Map ID: 2

Soil Component Name: Nettles

Soil Surface Texture: sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Poorly drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 31 inches

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
	Boundary			Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil		
1	0 inches	7 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 4 Min: 0.42	Max: 7.8 Min: 5.1
2	7 inches	33 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 4 Min: 0.42	Max: 7.8 Min: 5.1
3	33 inches	38 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 4 Min: 0.42	Max: 7.8 Min: 5.1
4	38 inches	55 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 4 Min: 0.42	Max: 7.8 Min: 5.1
5	55 inches	79 inches	fine sandy loam	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 4 Min: 0.42	Max: 7.8 Min: 5.1

LOCAL / REGIONAL WATER AGENCY RECORDS

EDR Local/Regional Water Agency records provide water well information to assist the environmental professional in assessing sources that may impact ground water flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

WELL SEARCH DISTANCE INFORMATION

DATABASE	SEARCH DISTANCE (miles)
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 0.250 miles
State Database	1.000

FEDERAL USGS WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
33	USGS40000241269	1/2 - 1 Mile ESE
O70	USGS40000241271	1/2 - 1 Mile West
O71	USGS40000241270	1/2 - 1 Mile West

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
No PWS System Found		

Note: PWS System location is not always the same as well location.

STATE DATABASE WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
A1	FLSO11000015303	1/8 - 1/4 Mile NNW
A2	FLSO11000015301	1/8 - 1/4 Mile NNW
3	FLSO11000015302	1/8 - 1/4 Mile North
4	FLSO11000010133	1/4 - 1/2 Mile WSW
B5	FLSO11000011978	1/4 - 1/2 Mile South
B6	FLSO11000011979	1/4 - 1/2 Mile South
7	FLSO11000016384	1/4 - 1/2 Mile WNW
8	FLSO11000005225	1/4 - 1/2 Mile WSW
C9	FLSO11000011699	1/4 - 1/2 Mile SE
C10	FLSO11000011700	1/4 - 1/2 Mile SE
C11	FLSO11000011703	1/4 - 1/2 Mile SE
12	FLSO11000005342	1/4 - 1/2 Mile North
D13	FLSO11000011980	1/4 - 1/2 Mile South
D14	FLSO11000011981	1/4 - 1/2 Mile South
C15	FLSO11000011697	1/4 - 1/2 Mile ESE
C16	FLSO11000011698	1/4 - 1/2 Mile ESE
C17	FLSO11000011702	1/4 - 1/2 Mile ESE
18	FLSO11000009477	1/4 - 1/2 Mile West
19	FLSO11000005343	1/4 - 1/2 Mile NNW
20	FLSA11000063286	1/4 - 1/2 Mile NNE
E21	FLSO11000013896	1/4 - 1/2 Mile WSW
22	FLSO11000017877	1/2 - 1 Mile NE
F23	FLSO11000023283	1/2 - 1 Mile SW

STATE DATABASE WELL INFORMATION

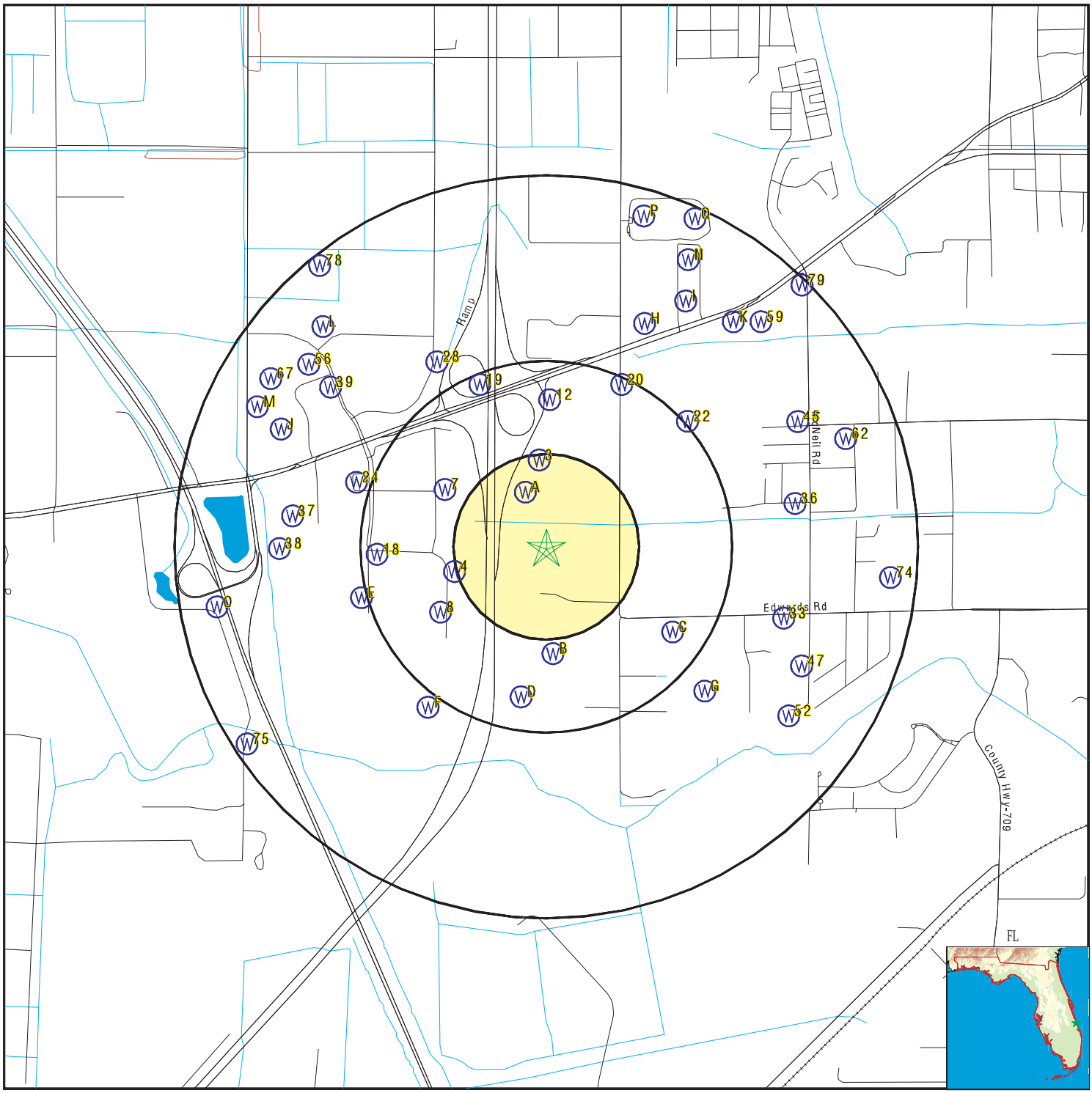
MAP ID	WELL ID	LOCATION FROM TP
24	FLSO11000007921	1/2 - 1 Mile WNW
F25	FLSO11000023282	1/2 - 1 Mile SW
E26	FLSO11000019753	1/2 - 1 Mile WSW
G27	FLSO11000011701	1/2 - 1 Mile SE
28	FLSO11000013207	1/2 - 1 Mile NNW
G29	FLSO11000011695	1/2 - 1 Mile SE
G30	FLSO11000011696	1/2 - 1 Mile SE
H31	FLSO11000055238	1/2 - 1 Mile NNE
H32	FLSO11000011309	1/2 - 1 Mile NNE
H34	FLSO11000011308	1/2 - 1 Mile NNE
H35	FLSO11000011307	1/2 - 1 Mile NNE
36	FLSA11000071714	1/2 - 1 Mile East
37	FLSO11000013525	1/2 - 1 Mile West
38	FLSO11000013524	1/2 - 1 Mile West
39	FLSO11000003717	1/2 - 1 Mile NW
I40	FLSA11000022044	1/2 - 1 Mile NNE
I41	FLSA11000022041	1/2 - 1 Mile NNE
I42	FLSA11000080078	1/2 - 1 Mile NNE
I43	FLSA11000022046	1/2 - 1 Mile NNE
J44	FLSO11000022803	1/2 - 1 Mile WNW
45	FLSO11000017876	1/2 - 1 Mile ENE
I46	FLSA11000022042	1/2 - 1 Mile NNE
47	FLSO11000005807	1/2 - 1 Mile ESE
K48	FLSO11000014337	1/2 - 1 Mile NE
I49	FLSA11000022043	1/2 - 1 Mile NNE
I50	FLSA11000080077	1/2 - 1 Mile NNE
I51	FLSA11000022047	1/2 - 1 Mile NNE
52	FLSO11000005806	1/2 - 1 Mile SE
K53	FLSO11000030947	1/2 - 1 Mile NE
L54	FLSA11000017327	1/2 - 1 Mile NW
K55	FLSO11000030949	1/2 - 1 Mile NE
56	FLSO11000014474	1/2 - 1 Mile NW
J57	FLSO11000001771	1/2 - 1 Mile WNW
I58	FLSA11000022048	1/2 - 1 Mile NNE
59	FLSO11000037958	1/2 - 1 Mile NE
M60	FLSA11000108388	1/2 - 1 Mile WNW
N61	FLSA11000022049	1/2 - 1 Mile NNE
62	FLSO11000041047	1/2 - 1 Mile ENE
N63	FLSA11000022050	1/2 - 1 Mile NNE
M64	FLSO11000054028	1/2 - 1 Mile WNW
L65	FLSO11000019404	1/2 - 1 Mile NW
L66	FLSO11000019403	1/2 - 1 Mile NW
67	FLSO11000022804	1/2 - 1 Mile WNW
N68	FLSA11000022045	1/2 - 1 Mile NNE
M69	FLSO11000009796	1/2 - 1 Mile WNW
P72	FLSO11000007042	1/2 - 1 Mile NNE
P73	FLSO11000007043	1/2 - 1 Mile NNE
74	FLSO11000020629	1/2 - 1 Mile East
75	FLSO11000013573	1/2 - 1 Mile WSW
Q76	FLSO11000010385	1/2 - 1 Mile NNE
Q77	FLSO11000010384	1/2 - 1 Mile NNE
78	FLSO11000010975	1/2 - 1 Mile NW

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

STATE DATABASE WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
79	FLSO11000044656	1/2 - 1 Mile NE

PHYSICAL SETTING SOURCE MAP - 06566311.2r



- County Boundary
- Major Roads
- Contour Lines
- Earthquake epicenter, Richter 5 or greater
- Water Wells
- Public Water Supply Wells
- Cluster of Multiple Icons
- Groundwater Flow Direction
- GI Indeterminate Groundwater Flow at Location
- GV Groundwater Flow Varies at Location
- HD Closest Hydrogeological Data
- Oil, gas or related wells
- Sink holes

SITE NAME:	27.89-Acre Vacant Property	CLIENT:	GFA International
ADDRESS:	West of South Jenkins Road Fort Pierce FL 34981	CONTACT:	Rob Crowell
		INQUIRY #:	06566311.2r
LAT/LONG:	27.410052 / 80.386012	DATE:	July 07, 2021 8:43 am

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GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

A1
NNW
1/8 - 1/4 Mile
Higher

FL WELLS **FLSO11000015303**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02911-W	Application #:	080626-15
Permit Type:	General	Project Name:	NEWBERRY FIELDS AT FORT PIERCE
Land Use:	Landscape	Acres Served:	5.3
Facility ID:	224053	Facility Type:	WELL
Facility Name:	Recharge Well	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	6
Pump Capacity:	120	Intake Depth:	0
Intake Elevation:	0	Well Depth:	60
Casing Depth:	50	Well Use:	Recharge
Facility Status:	Proposed	Facility Type:	Irrigation Water Replacement
Source:	Surficial Aquifer System		

A2
NNW
1/8 - 1/4 Mile
Higher

FL WELLS **FLSO11000015301**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02911-W	Application #:	080626-15
Permit Type:	General	Project Name:	NEWBERRY FIELDS AT FORT PIERCE
Land Use:	Landscape	Acres Served:	5.3
Facility ID:	224058	Facility Type:	PUMP
Facility Name:	Developer Pump	Pump Type:	Centrifugal
Pump Diameter:	6	Well Diameter:	0
Pump Capacity:	100	Intake Depth:	0
Intake Elevation:	10	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	On-site Lake(s)		

3
North
1/8 - 1/4 Mile
Higher

FL WELLS **FLSO11000015302**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02911-W	Application #:	080626-15
Permit Type:	General	Project Name:	NEWBERRY FIELDS AT FORT PIERCE
Land Use:	Landscape	Acres Served:	5.3
Facility ID:	224057	Facility Type:	PUMP
Facility Name:	Target Pump	Pump Type:	Centrifugal
Pump Diameter:	6	Well Diameter:	0
Pump Capacity:	100	Intake Depth:	0
Intake Elevation:	10	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	On-site Lake(s)		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

4
WSW
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000010133**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01719-W	Application #:	030410-4
Permit Type:	General	Project Name:	JAKE'S TRUCK SHOP INC
Land Use:	Landscape	Acres Served:	2.5
Facility ID:	134175	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Jet
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	22	Intake Depth:	0
Intake Elevation:	0	Well Depth:	63
Casing Depth:	47	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

B5
South
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011978**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01460-W	Application #:	090410-13
Permit Type:	General	Project Name:	WESTSIDE BAPTIST CHURCH
Land Use:	Landscape	Acres Served:	16
Facility ID:	229615	Facility Type:	WELL
Facility Name:	Well 2	Pump Type:	Submersible
Pump Diameter:	0	Well Diameter:	6
Pump Capacity:	125	Intake Depth:	63
Intake Elevation:	0	Well Depth:	140
Casing Depth:	120	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

B6
South
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011979**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01460-W	Application #:	090410-13
Permit Type:	General	Project Name:	WESTSIDE BAPTIST CHURCH
Land Use:	Landscape	Acres Served:	16
Facility ID:	217985	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Submersible
Pump Diameter:	0	Well Diameter:	6
Pump Capacity:	125	Intake Depth:	63
Intake Elevation:	0	Well Depth:	140
Casing Depth:	120	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

7
WNW
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000016384**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02656-W	Application #:	071102-9
Permit Type:	General	Project Name:	FAIRFIELD INN AND SUITES
Land Use:	Landscape	Acres Served:	.46
Facility ID:	218062	Facility Type:	WELL
Facility Name:	Well 2	Pump Type:	Submersible
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	40	Intake Depth:	0
Intake Elevation:	0	Well Depth:	160
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

8
WSW
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000005225**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01843-W	Application #:	031215-1
Permit Type:	General	Project Name:	CROSSROADS SEVENTEEN
Land Use:	Landscape	Acres Served:	.63
Facility ID:	145475	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Jet
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	22	Intake Depth:	47
Intake Elevation:	0	Well Depth:	63
Casing Depth:	47	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

C9
SE
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011699**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02352-W	Application #:	060130-14
Permit Type:	General	Project Name:	MARINER COVE
Land Use:	Landscape	Acres Served:	5
Facility ID:	192035	Facility Type:	PUMP
Facility Name:	Pump 1	Pump Type:	Centrifugal
Pump Diameter:	2	Well Diameter:	0
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	17	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Water Table aquifer		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

C10
SE
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011700**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02352-W	Application #:	060130-14
Permit Type:	General	Project Name:	MARINER COVE
Land Use:	Landscape	Acres Served:	5
Facility ID:	192035	Facility Type:	PUMP
Facility Name:	Pump 1	Pump Type:	Centrifugal
Pump Diameter:	2	Well Diameter:	0
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	17	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	On-site Lake(s) / Pond(s)		

C11
SE
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011703**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02352-W	Application #:	060130-14
Permit Type:	General	Project Name:	MARINER COVE
Land Use:	Landscape	Acres Served:	5
Facility ID:	192032	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	0	Well Depth:	120
Casing Depth:	90	Well Use:	Secondary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

12
North
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000005342**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01458-W	Application #:	020226-18
Permit Type:	General		
Project Name:	SR 9/I95 MILLING AND RESURFACING SR 70 LANDSCAPING		
Land Use:	Landscape	Acres Served:	14.85
Facility ID:	116714	Facility Type:	PUMP
Facility Name:	Pump	Pump Type:	Centrifugal
Pump Diameter:	7.75	Well Diameter:	0
Pump Capacity:	120	Intake Depth:	0
Intake Elevation:	0	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Existing	Facility Type:	Irrigation
Source:	NSLRWCD Canal 38		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

D13
South
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011980**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01460-W	Application #:	090410-13
Permit Type:	General	Project Name:	WESTSIDE BAPTIST CHURCH
Land Use:	Landscape	Acres Served:	16
Facility ID:	107007	Facility Type:	WELL
Facility Name:	FAS well	Pump Type:	None
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	0	Well Depth:	800
Casing Depth:	450	Well Use:	Primary
Facility Status:	Existing	Facility Type:	Irrigation
Source:	Floridan Aquifer System		

D14
South
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011981**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01460-W	Application #:	090410-13
Permit Type:	General	Project Name:	WESTSIDE BAPTIST CHURCH
Land Use:	Landscape	Acres Served:	16
Facility ID:	102952	Facility Type:	PUMP
Facility Name:	Pump 1	Pump Type:	Centrifugal
Pump Diameter:	3	Well Diameter:	0
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	2	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Existing	Facility Type:	Irrigation
Source:	On-site Lake(s)		

C15
ESE
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011697**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02352-W	Application #:	060130-14
Permit Type:	General	Project Name:	MARINER COVE
Land Use:	Landscape	Acres Served:	5
Facility ID:	192036	Facility Type:	PUMP
Facility Name:	Pump 2	Pump Type:	Centrifugal
Pump Diameter:	2	Well Diameter:	0
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	17	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Water Table aquifer		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

C16
ESE
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011698**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02352-W	Application #:	060130-14
Permit Type:	General	Project Name:	MARINER COVE
Land Use:	Landscape	Acres Served:	5
Facility ID:	192036	Facility Type:	PUMP
Facility Name:	Pump 2	Pump Type:	Centrifugal
Pump Diameter:	2	Well Diameter:	0
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	17	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	On-site Lake(s) / Pond(s)		

C17
ESE
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000011702**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02352-W	Application #:	060130-14
Permit Type:	General	Project Name:	MARINER COVE
Land Use:	Landscape	Acres Served:	5
Facility ID:	192033	Facility Type:	WELL
Facility Name:	Well 2	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	0	Well Depth:	120
Casing Depth:	90	Well Use:	Secondary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

18
West
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000009477**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01012-W	Application #:	040728-15
Permit Type:	Individual	Project Name:	CROSSROADS PARK OF COMMERCE
Land Use:	Landscape	Acres Served:	18
Facility ID:	172461	Facility Type:	PUMP
Facility Name:	1	Pump Type:	Suction
Pump Diameter:	4	Well Diameter:	0
Pump Capacity:	100	Intake Depth:	0
Intake Elevation:	0	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Existing	Facility Type:	Irrigation
Source:	On-site Lake(s)		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

19
NNW
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000005343**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01458-W	Application #:	020226-18
Permit Type:	General		
Project Name:	SR 9/I95 MILLING AND RESURFACING SR 70 LANDSCAPING		
Land Use:	Landscape	Acres Served:	14.85
Facility ID:	101346	Facility Type:	WELL
Facility Name:	1	Pump Type:	None
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	0	Intake Depth:	0
Intake Elevation:	0	Well Depth:	80
Casing Depth:	60	Well Use:	Abandoned
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

20
NNE
1/4 - 1/2 Mile
Higher

FL WELLS **FLSA11000063286**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	560004401	Well Type:	50
Status:	ACTIVE	Casing Material:	Not Reported
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	0	Permit #:	Not Reported
Sanitary Seal:	Not Reported	Well Name:	Not Reported
Large PWS Well:	0	WSRP ID:	560004401
WSRP Action:	CONNECTED TO PW	Potable Status:	NON-POTABLE
Resident Type:	Not Reported	PWS Design:	0

E21
WSW
1/4 - 1/2 Mile
Higher

FL WELLS **FLSO11000013896**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02189-W	Application #:	050428-8
Permit Type:	General	Project Name:	BRONE CROSSROADS
Land Use:	Landscape	Acres Served:	.64
Facility ID:	172325	Facility Type:	WELL
Facility Name:	1	Pump Type:	Jet
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	22	Intake Depth:	47
Intake Elevation:	0	Well Depth:	63
Casing Depth:	47	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

22
NE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000017877**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02228-W	Application #:	070119-17
Permit Type:	General	Project Name:	NEILL FARMS
Land Use:	Landscape	Acres Served:	3.75
Facility ID:	175104	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	70	Intake Depth:	3
Intake Elevation:	0	Well Depth:	60
Casing Depth:	60	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

F23
SW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000023283**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02919-W	Application #:	080722-12
Permit Type:	General	Project Name:	I D I CROSSROADS
Land Use:	Landscape	Acres Served:	2.23
Facility ID:	224404	Facility Type:	WELL
Facility Name:	Recharge Well	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	6
Pump Capacity:	120	Intake Depth:	60
Intake Elevation:	0	Well Depth:	60
Casing Depth:	50	Well Use:	Recharge
Facility Status:	Proposed	Facility Type:	Irrigation Water Replacement
Source:	Surficial Aquifer System		

24
WNW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000007921**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01865-W	Application #:	040217-18
Permit Type:	General	Project Name:	OFFICE WAREHOUSE BUILDING
Land Use:	Industrial	Acres Served:	.2
Facility ID:	147310	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	85	Intake Depth:	0
Intake Elevation:	0	Well Depth:	100
Casing Depth:	95	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

F25
SW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000023282**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02919-W	Application #:	080722-12
Permit Type:	General	Project Name:	I D I CROSSROADS
Land Use:	Landscape	Acres Served:	2.23
Facility ID:	224405	Facility Type:	PUMP
Facility Name:	Developer Pump	Pump Type:	Centrifugal
Pump Diameter:	6	Well Diameter:	0
Pump Capacity:	100	Intake Depth:	0
Intake Elevation:	10	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	On-site Lake(s) / Pond(s)		

E26
WSW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000019753**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02275-W	Application #:	090317-7
Permit Type:	General	Project Name:	JJ TAYLOR FT PIERCE TRANSFER FACILITY
Land Use:	Landscape	Acres Served:	5.94
Facility ID:	184832	Facility Type:	WELL
Facility Name:	WELL 1	Pump Type:	Submersible
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	100	Intake Depth:	5
Intake Elevation:	0	Well Depth:	60
Casing Depth:	40	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

G27
SE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000011701**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02352-W	Application #:	060130-14
Permit Type:	General	Project Name:	MARINER COVE
Land Use:	Landscape	Acres Served:	5
Facility ID:	192034	Facility Type:	WELL
Facility Name:	Well 3	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	0	Well Depth:	120
Casing Depth:	90	Well Use:	Secondary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

28
NNW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000013207**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02470-W	Application #:	060602-10
Permit Type:	General	Project Name:	PETERS COMMERCE CENTER
Land Use:	Landscape	Acres Served:	.6
Facility ID:	193045	Facility Type:	WELL
Facility Name:	No. 1	Pump Type:	Submersible
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	50	Intake Depth:	-42
Intake Elevation:	0	Well Depth:	135
Casing Depth:	105	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

G29
SE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000011695**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02352-W	Application #:	060130-14
Permit Type:	General	Project Name:	MARINER COVE
Land Use:	Landscape	Acres Served:	5
Facility ID:	192037	Facility Type:	PUMP
Facility Name:	Pump 3	Pump Type:	Centrifugal
Pump Diameter:	2	Well Diameter:	0
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	17	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Water Table aquifer		

G30
SE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000011696**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02352-W	Application #:	060130-14
Permit Type:	General	Project Name:	MARINER COVE
Land Use:	Landscape	Acres Served:	5
Facility ID:	192037	Facility Type:	PUMP
Facility Name:	Pump 3	Pump Type:	Centrifugal
Pump Diameter:	2	Well Diameter:	0
Pump Capacity:	80	Intake Depth:	0
Intake Elevation:	17	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	On-site Lake(s) / Pond(s)		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

H31
NNE
1/2 - 1 Mile
Lower

FL WELLS **FLSO11000055238**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-03418-W	Application #:	150707-9
Permit Type:	General	Project Name:	F P I 428984-1-52-01 SR 70 / OKEECHOBEE RD.
Land Use:	Landscape	Acres Served:	.3
Facility ID:	271292	Facility Type:	WELL
Facility Name:	Well #1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	30	Intake Depth:	0
Intake Elevation:	0	Well Depth:	140
Casing Depth:	110	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

H32
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000011309**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02813-W	Application #:	080513-4
Permit Type:	General	Project Name:	OKEECHOBEE CROSSINGS
Land Use:	Landscape	Acres Served:	.93
Facility ID:	218647	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	80	Intake Depth:	3
Intake Elevation:	0	Well Depth:	60
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

33
ESE
1/2 - 1 Mile
Higher

FED USGS **USGS40000241269**

Organization ID:	USGS-FL	Organization Name:	USGS Florida Water Science Center
Monitor Location:	STL- 136	Type:	Well
Description:	Not Reported	HUC:	03090202
Drainage Area:	Not Reported	Drainage Area Units:	Not Reported
Contrib Drainage Area:	Not Reported	Contrib Drainage Area Unts:	Not Reported
Aquifer:	Surficial aquifer system	Formation Type:	Surficial Aquifer System
Aquifer Type:	Not Reported	Construction Date:	19670101
Well Depth:	14	Well Depth Units:	ft
Well Hole Depth:	Not Reported	Well Hole Depth Units:	Not Reported

Ground water levels,Number of Measurements:	13	Level reading date:	1995-07-13
Feet below surface:	Not Reported	Feet to sea level:	10.61
Note:	Not Reported		

Level reading date:	1995-04-12	Feet below surface:	Not Reported
Feet to sea level:	11.94	Note:	Not Reported
Level reading date:	1995-01-25	Feet below surface:	Not Reported
Feet to sea level:	12.10	Note:	Not Reported
Level reading date:	1994-10-18	Feet below surface:	Not Reported
Feet to sea level:	11.47	Note:	Not Reported
Level reading date:	1994-04-20	Feet below surface:	Not Reported
Feet to sea level:	10.24	Note:	Not Reported
Level reading date:	1994-01-26	Feet below surface:	Not Reported
Feet to sea level:	11.04	Note:	Not Reported
Level reading date:	1993-05-05	Feet below surface:	Not Reported
Feet to sea level:	10.86	Note:	Not Reported
Level reading date:	1992-11-19	Feet below surface:	Not Reported
Feet to sea level:	10.31	Note:	Not Reported
Level reading date:	1991-05-08	Feet below surface:	Not Reported
Feet to sea level:	10.03	Note:	Not Reported
Level reading date:	1989-10-24	Feet below surface:	Not Reported
Feet to sea level:	6.13	Note:	Not Reported
Level reading date:	1989-05-03	Feet below surface:	Not Reported
Feet to sea level:	4.49	Note:	Not Reported
Level reading date:	1988-10-27	Feet below surface:	Not Reported
Feet to sea level:	4.50	Note:	Not Reported
Level reading date:	1988-05-23	Feet below surface:	Not Reported
Feet to sea level:	6.35	Note:	Not Reported

H34
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000011308**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02813-W	Application #:	080513-4
Permit Type:	General	Project Name:	OKEECHOBEE CROSSINGS
Land Use:	Landscape	Acres Served:	.93
Facility ID:	223017	Facility Type:	WELL
Facility Name:	Well 2	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	80	Intake Depth:	3
Intake Elevation:	0	Well Depth:	60
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

H35
NNE
1/2 - 1 Mile
Higher | **FL WELLS** | **FLSO11000011307**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02813-W	Application #:	080513-4
Permit Type:	General	Project Name:	OKEECHOBEE CROSSINGS
Land Use:	Landscape	Acres Served:	.93
Facility ID:	223018	Facility Type:	WELL
Facility Name:	Well 3	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	80	Intake Depth:	3
Intake Elevation:	0	Well Depth:	60
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

36
East
1/2 - 1 Mile
Higher | **FL WELLS** | **FLSA11000071714**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAG3499	Well Type:	43
Status:	ACTIVE	Casing Material:	PVC
Well Depth:	57	Casing Length:	0
Casing Diameter:	2	Permit #:	59-14545
Sanitary Seal:	Yes	Well Name:	CHILDS
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	OWNER	PWS Design:	0

37
West
1/2 - 1 Mile
Higher | **FL WELLS** | **FLSO11000013525**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-00865-W	Application #:	090629-13
Permit Type:	General	Project Name:	FT PIERCE TRAVEL PLAZA
Land Use:	Landscape	Acres Served:	3.7
Facility ID:	8215	Facility Type:	WELL
Facility Name:	WELL 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	0	Intake Depth:	0
Intake Elevation:	0	Well Depth:	1000
Casing Depth:	0	Well Use:	Abandoned
Facility Status:	Existing	Facility Type:	Irrigation
Source:	Floridan Aquifer System		

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

38
West
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000013524**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-00865-W	Application #:	090629-13
Permit Type:	General	Project Name:	FT PIERCE TRAVEL PLAZA
Land Use:	Landscape	Acres Served:	3.7
Facility ID:	197296	Facility Type:	WELL
Facility Name:	WELL 1-R	Pump Type:	Submersible
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	80	Intake Depth:	63
Intake Elevation:	0	Well Depth:	123
Casing Depth:	80	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

39
NW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000003717**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01498-W	Application #:	010425-11
Permit Type:	General	Project Name:	SLEEP INN
Land Use:	Landscape	Acres Served:	1
Facility ID:	106492	Facility Type:	WELL
Facility Name:	1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	20	Intake Depth:	0
Intake Elevation:	0	Well Depth:	70
Casing Depth:	55	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

I40
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000022044**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5054	Well Type:	43
Status:	ACTIVE	Casing Material:	PVC
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	BOBBY JOHNSON
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

I41
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000022041**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5051	Well Type:	43
Status:	ACTIVE	Casing Material:	PVC
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	RAMONA WILLIAMS
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

I42
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000080078**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAG3485	Well Type:	43
Status:	ACTIVE	Casing Material:	PVC
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	YES	Well Name:	GELETY
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

I43
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000022046**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5056	Well Type:	42
Status:	ACTIVE	Casing Material:	Galvanized
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	YE OLD FAMILY BARBER SHOP
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

J44
WNW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000022803**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01543-W	Application #:	071004-11
Permit Type:	General	Project Name:	CROSSROADS TRUCK LUBE AND OIL CHANGE
Land Use:	Landscape	Acres Served:	1.65

Facility ID:	217622	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Submersible
Pump Diameter:	0	Well Diameter:	3
Pump Capacity:	40	Intake Depth:	42
Intake Elevation:	0	Well Depth:	150
Casing Depth:	60	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

45
ENE **FL WELLS** **FLSO11000017876**
1/2 - 1 Mile
Lower

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02228-W	Application #:	070119-17
Permit Type:	General	Project Name:	NEILL FARMS
Land Use:	Landscape	Acres Served:	3.75
Facility ID:	175105	Facility Type:	WELL
Facility Name:	Well 2	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	70	Intake Depth:	3
Intake Elevation:	0	Well Depth:	60
Casing Depth:	60	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

I46
NNE **FL WELLS** **FLSA11000022042**
1/2 - 1 Mile
Higher

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5052	Well Type:	43
Status:	ACTIVE	Casing Material:	Galvanized
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	CAROLYN SESCO
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

47
ESE **FL WELLS** **FLSO11000005807**
1/2 - 1 Mile
Lower

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01949-W	Application #:	040519-5
Permit Type:	General	Project Name:	M & M FARMS
Land Use:	Agriculture	Acres Served:	8
Facility ID:	153204	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	None
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	200	Intake Depth:	0
Intake Elevation:	0	Well Depth:	900

Casing Depth:	0	Well Use:	Production
Facility Status:	Existing	Facility Type:	Irrigation Water Replacement
Source:	Floridan Aquifer System		

K48
NE **FL WELLS** **FLSO11000014337**
1/2 - 1 Mile
Higher

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01997-W	Application #:	100319-5
Permit Type:	Not Reported	Project Name:	BUBBLES AUTO WASH
Land Use:	Landscape	Acres Served:	.17
Facility ID:	154364	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	140	Intake Depth:	0
Intake Elevation:	0	Well Depth:	140
Casing Depth:	120	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

I49
NNE **FL WELLS** **FLSA11000022043**
1/2 - 1 Mile
Higher

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5053	Well Type:	43
Status:	ACTIVE	Casing Material:	PVC
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	JANICE STEWART
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

I50
NNE **FL WELLS** **FLSA11000080077**
1/2 - 1 Mile
Higher

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAG3486	Well Type:	43
Status:	ACTIVE	Casing Material:	PVC
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	YES	Well Name:	PEREZ
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

I51
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000022047**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5057	Well Type:	43
Status:	ACTIVE	Casing Material:	Galvanized
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	GAHLAHUE
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

52
SE
1/2 - 1 Mile
Lower

FL WELLS **FLSO11000005806**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01949-W	Application #:	040519-5
Permit Type:	General	Project Name:	M & M FARMS
Land Use:	Agriculture	Acres Served:	8
Facility ID:	153206	Facility Type:	PUMP
Facility Name:	Pump 1	Pump Type:	Centrifugal
Pump Diameter:	2	Well Diameter:	0
Pump Capacity:	17	Intake Depth:	0
Intake Elevation:	4	Well Depth:	0
Casing Depth:	0	Well Use:	Production
Facility Status:	Existing	Facility Type:	Irrigation
Source:	On-site Lake(s) / Pond(s)		

K53
NE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000030947**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01532-W	Application #:	101123-5
Permit Type:	General	Project Name:	TWIN OIL COMPANY INC
Land Use:	Landscape	Acres Served:	.24
Facility ID:	258372	Facility Type:	WELL
Facility Name:	OKEECHOBEE (NW)	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	40	Intake Depth:	0
Intake Elevation:	0	Well Depth:	140
Casing Depth:	120	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

L54
NW
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000017327**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAE6113	Well Type:	50
Status:	ACTIVE	Casing Material:	Galvanized
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	MARIA LUNA
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	NON-POTABLE
Resident Type:	Not Reported	PWS Design:	0

K55
NE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000030949**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01532-W	Application #:	101123-5
Permit Type:	General	Project Name:	TWIN OIL COMPANY INC
Land Use:	Landscape	Acres Served:	.24
Facility ID:	112003	Facility Type:	WELL
Facility Name:	OKEECHOBEE	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	0	Intake Depth:	0
Intake Elevation:	0	Well Depth:	132
Casing Depth:	126	Well Use:	To be Plugged and Abandoned
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

56
NW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000014474**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02006-W	Application #:	070104-22
Permit Type:	General	Project Name:	DEVA MATHA HOTEL
Land Use:	Landscape	Acres Served:	.49
Facility ID:	154791	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	40	Intake Depth:	0
Intake Elevation:	0	Well Depth:	120
Casing Depth:	80	Well Use:	Production
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Floridan Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

J57
WNW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000001771**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01287-W	Application #:	960830-12
Permit Type:	General	Project Name:	HOME DEPOT (FORT PIERCE)
Land Use:	Landscape	Acres Served:	3
Facility ID:	39723	Facility Type:	PUMP
Facility Name:	1	Pump Type:	Jet
Pump Diameter:	2	Well Diameter:	0
Pump Capacity:	100	Intake Depth:	0
Intake Elevation:	19.5	Well Depth:	0
Casing Depth:	0	Well Use:	Production
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	On-site Lake(s) / Pond(s)		

I58
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000022048**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5058	Well Type:	43
Status:	ACTIVE	Casing Material:	Galvanized
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	CLYDE BRAZIL
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

59
NE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000037958**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-03222-W	Application #:	120507-5
Permit Type:	General	Project Name:	WATERSEDGE DERMATOLOGY
Land Use:	Landscape	Acres Served:	.4
Facility ID:	262488	Facility Type:	WELL
Facility Name:	WELL	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	30	Intake Depth:	9
Intake Elevation:	0	Well Depth:	150
Casing Depth:	140	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

M60
WNW
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000108388**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAK8089	Well Type:	42
Status:	INACTIVE	Casing Material:	Not Reported
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	Not Reported	Permit #:	Not Reported
Sanitary Seal:	Not Reported	Well Name:	Precision Paving
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	OWNER	PWS Design:	0

N61
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000022049**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5059	Well Type:	43
Status:	ACTIVE	Casing Material:	Galvanized
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	KEVIN JOYNER
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

62
ENE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000041047**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01153-W	Application #:	130510-4
Permit Type:	General	Project Name:	GINGERBREAD LANE NORTH PRE-SCHOOL
Land Use:	Landscape	Acres Served:	.76
Facility ID:	2545	Facility Type:	WELL
Facility Name:	1	Pump Type:	Jet
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	14	Intake Depth:	-10
Intake Elevation:	0	Well Depth:	70
Casing Depth:	65	Well Use:	Primary
Facility Status:	Existing	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

N63
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000022050**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5060	Well Type:	43
Status:	ACTIVE	Casing Material:	Galvanized
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	MS. AYALA
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

M64
WNW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000054028**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-03546-W	Application #:	170220-5
Permit Type:	General	Project Name:	PRECISION PAVING
Land Use:	Public Water Supply	Acres Served:	1
Facility ID:	276057	Facility Type:	WELL
Facility Name:	W-1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	50	Intake Depth:	50
Intake Elevation:	0	Well Depth:	115
Casing Depth:	110	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Public Water Supply
Source:	Surficial Aquifer System		

L65
NW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000019404**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01861-W	Application #:	060921-23
Permit Type:	General	Project Name:	TREASURE COAST MOTOR COACH RESORT
Land Use:	Landscape	Acres Served:	7.39
Facility ID:	146669	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	6
Pump Capacity:	800	Intake Depth:	0
Intake Elevation:	0	Well Depth:	160
Casing Depth:	110	Well Use:	Recharge
Facility Status:	Proposed	Facility Type:	Irrigation Water Replacement
Source:	Surficial Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

L66
NW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000019403**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01861-W	Application #:	060921-23
Permit Type:	General	Project Name:	TREASURE COAST MOTOR COACH RESORT
Land Use:	Landscape	Acres Served:	7.39
Facility ID:	146671	Facility Type:	PUMP
Facility Name:	SW Pump	Pump Type:	Centrifugal
Pump Diameter:	1.5	Well Diameter:	0
Pump Capacity:	55	Intake Depth:	0
Intake Elevation:	10	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	On-site Lake(s)		

67
WNW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000022804**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01543-W	Application #:	071004-11
Permit Type:	General	Project Name:	CROSSROADS TRUCK LUBE AND OIL CHANGE
Land Use:	Landscape	Acres Served:	1.65
Facility ID:	112761	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	0	Intake Depth:	0
Intake Elevation:	0	Well Depth:	100
Casing Depth:	80	Well Use:	Abandoned
Facility Status:	Abandoned	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

N68
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSA11000022045**

Database:	Super Act Program Well Data (Department of Health)		
Fl Well ID:	AAF5055	Well Type:	43
Status:	ACTIVE	Casing Material:	Galvanized
Well Depth:	Not Reported	Casing Length:	Not Reported
Casing Diameter:	2	Permit #:	Not Reported
Sanitary Seal:	Yes	Well Name:	PATRICIA SMITH
Large PWS Well:	0	WSRP ID:	Not Reported
WSRP Action:	Not Reported	Potable Status:	POTABLE
Resident Type:	Not Reported	PWS Design:	0

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation | Database | EDR ID Number

M69
WNW
1/2 - 1 Mile
Higher | **FL WELLS** | **FLSO11000009796**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02434-W	Application #:	060510-1
Permit Type:	General	Project Name:	WILD WASH
Land Use:	Landscape	Acres Served:	.42
Facility ID:	192448	Facility Type:	WELL
Facility Name:	Well 1	Pump Type:	Submersible
Pump Diameter:	0	Well Diameter:	4
Pump Capacity:	45	Intake Depth:	10
Intake Elevation:	0	Well Depth:	130
Casing Depth:	100	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

O70
West
1/2 - 1 Mile
Higher | **FED USGS** | **USGS40000241271**

Organization ID:	USGS-FL	Organization Name:	USGS Florida Water Science Center
Monitor Location:	STL- 265	Type:	Well
Description:	Not Reported	HUC:	03090202
Drainage Area:	Not Reported	Drainage Area Units:	Not Reported
Contrib Drainage Area:	Not Reported	Contrib Drainage Area Unts:	Not Reported
Aquifer:	Not Reported	Formation Type:	Not Reported
Aquifer Type:	Unconfined single aquifer	Construction Date:	Not Reported
Well Depth:	30	Well Depth Units:	ft
Well Hole Depth:	Not Reported	Well Hole Depth Units:	Not Reported

Ground water levels,Number of Measurements:	51	Level reading date:	1994-09-26
Feet below surface:	Not Reported	Feet to sea level:	15.73
Note:	Not Reported		
Level reading date:	1994-08-29	Feet below surface:	Not Reported
Feet to sea level:	13.06	Note:	Not Reported
Level reading date:	1994-07-19	Feet below surface:	Not Reported
Feet to sea level:	10.69	Note:	Not Reported
Level reading date:	1994-06-21	Feet below surface:	Not Reported
Feet to sea level:	12.61	Note:	Not Reported
Level reading date:	1994-05-24	Feet below surface:	Not Reported
Feet to sea level:	13.65	Note:	Not Reported
Level reading date:	1994-04-22	Feet below surface:	Not Reported
Feet to sea level:	12.32	Note:	Not Reported
Level reading date:	1994-03-22	Feet below surface:	Not Reported
Feet to sea level:	13.08	Note:	Not Reported
Level reading date:	1994-02-23	Feet below surface:	Not Reported
Feet to sea level:	14.79	Note:	Not Reported

Level reading date:	1994-01-26	Feet below surface:	Not Reported
Feet to sea level:	12.63	Note:	Not Reported
Level reading date:	1993-12-15	Feet below surface:	Not Reported
Feet to sea level:	13.15	Note:	Not Reported
Level reading date:	1993-11-17	Feet below surface:	Not Reported
Feet to sea level:	13.31	Note:	Not Reported
Level reading date:	1993-10-26	Feet below surface:	Not Reported
Feet to sea level:	14.76	Note:	Not Reported
Level reading date:	1993-08-25	Feet below surface:	Not Reported
Feet to sea level:	12.32	Note:	Not Reported
Level reading date:	1993-07-26	Feet below surface:	Not Reported
Feet to sea level:	10.50	Note:	Not Reported
Level reading date:	1993-06-28	Feet below surface:	Not Reported
Feet to sea level:	10.57	Note:	Not Reported
Level reading date:	1993-05-26	Feet below surface:	Not Reported
Feet to sea level:	10.93	Note:	Not Reported
Level reading date:	1993-04-30	Feet below surface:	Not Reported
Feet to sea level:	12.45	Note:	Not Reported
Level reading date:	1993-03-29	Feet below surface:	Not Reported
Feet to sea level:	15.05	Note:	Not Reported
Level reading date:	1993-02-23	Feet below surface:	Not Reported
Feet to sea level:	14.13	Note:	Not Reported
Level reading date:	1993-01-20	Feet below surface:	Not Reported
Feet to sea level:	14.19	Note:	Not Reported
Level reading date:	1992-12-30	Feet below surface:	Not Reported
Feet to sea level:	12.29	Note:	Not Reported
Level reading date:	1992-11-19	Feet below surface:	Not Reported
Feet to sea level:	13.52	Note:	Not Reported
Level reading date:	1992-10-23	Feet below surface:	Not Reported
Feet to sea level:	13.21	Note:	Not Reported
Level reading date:	1992-10-06	Feet below surface:	Not Reported
Feet to sea level:	14.37	Note:	Not Reported
Level reading date:	1992-08-20	Feet below surface:	Not Reported
Feet to sea level:	12.65	Note:	Not Reported
Level reading date:	1992-07-24	Feet below surface:	Not Reported
Feet to sea level:	13.38	Note:	Not Reported
Level reading date:	1992-06-18	Feet below surface:	Not Reported
Feet to sea level:	10.75	Note:	Not Reported
Level reading date:	1992-05-29	Feet below surface:	Not Reported
Feet to sea level:	10.13	Note:	Not Reported
Level reading date:	1992-04-29	Feet below surface:	Not Reported
Feet to sea level:	10.44	Note:	Not Reported

Level reading date:	1992-03-26	Feet below surface:	Not Reported
Feet to sea level:	10.47	Note:	Not Reported
Level reading date:	1992-02-25	Feet below surface:	Not Reported
Feet to sea level:	10.49	Note:	Not Reported
Level reading date:	1992-01-29	Feet below surface:	Not Reported
Feet to sea level:	10.57	Note:	Not Reported
Level reading date:	1991-12-31	Feet below surface:	Not Reported
Feet to sea level:	10.87	Note:	Not Reported
Level reading date:	1991-11-20	Feet below surface:	Not Reported
Feet to sea level:	15.06	Note:	Not Reported
Level reading date:	1991-10-24	Feet below surface:	Not Reported
Feet to sea level:	15.51	Note:	Not Reported
Level reading date:	1991-10-04	Feet below surface:	Not Reported
Feet to sea level:	15.47	Note:	Not Reported
Level reading date:	1991-08-21	Feet below surface:	Not Reported
Feet to sea level:	15.12	Note:	Not Reported
Level reading date:	1991-07-18	Feet below surface:	Not Reported
Feet to sea level:	13.63	Note:	Not Reported
Level reading date:	1991-06-19	Feet below surface:	Not Reported
Feet to sea level:	12.95	Note:	Not Reported
Level reading date:	1991-05-22	Feet below surface:	Not Reported
Feet to sea level:	12.23	Note:	Not Reported
Level reading date:	1991-05-08	Feet below surface:	Not Reported
Feet to sea level:	13.51	Note:	Not Reported
Level reading date:	1991-04-24	Feet below surface:	Not Reported
Feet to sea level:	13.58	Note:	Not Reported
Level reading date:	1991-03-20	Feet below surface:	Not Reported
Feet to sea level:	14.35	Note:	Not Reported
Level reading date:	1991-02-22	Feet below surface:	Not Reported
Feet to sea level:	14.25	Note:	Not Reported
Level reading date:	1991-01-30	Feet below surface:	Not Reported
Feet to sea level:	14.01	Note:	Not Reported
Level reading date:	1990-12-19	Feet below surface:	Not Reported
Feet to sea level:	13.57	Note:	Not Reported
Level reading date:	1990-11-28	Feet below surface:	Not Reported
Feet to sea level:	14.10	Note:	Not Reported
Level reading date:	1990-10-23	Feet below surface:	Not Reported
Feet to sea level:	14.81	Note:	Not Reported
Level reading date:	1990-09-27	Feet below surface:	Not Reported
Feet to sea level:	13.23	Note:	Not Reported
Level reading date:	1989-10-24	Feet below surface:	Not Reported
Feet to sea level:	9.38	Note:	Not Reported

Level reading date:	1988-05-23	Feet below surface:	Not Reported
Feet to sea level:	9.45	Note:	Not Reported

O71
West
1/2 - 1 Mile
Higher

FED USGS **USGS40000241270**

Organization ID:	USGS-FL	Organization Name:	USGS Florida Water Science Center
Monitor Location:	STL- 213	Type:	Well
Description:	Not Reported	HUC:	03090202
Drainage Area:	Not Reported	Drainage Area Units:	Not Reported
Contrib Drainage Area:	Not Reported	Contrib Drainage Area Unts:	Not Reported
Aquifer:	Surficial aquifer system	Formation Type:	Surficial Aquifer System
Aquifer Type:	Unconfined single aquifer	Construction Date:	19790522
Well Depth:	115	Well Depth Units:	ft
Well Hole Depth:	126	Well Hole Depth Units:	ft

Ground water levels,Number of Measurements:	59	Level reading date:	1995-03-23
Feet below surface:	Not Reported	Feet to sea level:	12.11
Note:	Not Reported		

Level reading date:	1995-02-27	Feet below surface:	Not Reported
Feet to sea level:	12.80	Note:	Not Reported
Level reading date:	1995-01-25	Feet below surface:	Not Reported
Feet to sea level:	12.74	Note:	Not Reported
Level reading date:	1994-12-28	Feet below surface:	Not Reported
Feet to sea level:	13.87	Note:	Not Reported
Level reading date:	1994-11-23	Feet below surface:	Not Reported
Feet to sea level:	14.84	Note:	Not Reported
Level reading date:	1994-10-19	Feet below surface:	Not Reported
Feet to sea level:	12.95	Note:	Not Reported
Level reading date:	1994-10-03	Feet below surface:	Not Reported
Feet to sea level:	14.05	Note:	Not Reported
Level reading date:	1994-09-26	Feet below surface:	Not Reported
Feet to sea level:	15.76	Note:	Not Reported
Level reading date:	1994-08-29	Feet below surface:	Not Reported
Feet to sea level:	12.52	Note:	Not Reported
Level reading date:	1994-07-21	Feet below surface:	Not Reported
Feet to sea level:	11.94	Note:	Not Reported
Level reading date:	1994-06-21	Feet below surface:	Not Reported
Feet to sea level:	11.94	Note:	Not Reported
Level reading date:	1994-05-24	Feet below surface:	Not Reported
Feet to sea level:	11.56	Note:	Not Reported
Level reading date:	1994-04-22	Feet below surface:	Not Reported
Feet to sea level:	12.39	Note:	Not Reported
Level reading date:	1994-03-22	Feet below surface:	Not Reported
Feet to sea level:	12.81	Note:	Not Reported

Level reading date:	1994-02-23	Feet below surface:	Not Reported
Feet to sea level:	14.66	Note:	Not Reported
Level reading date:	1994-02-15	Feet below surface:	Not Reported
Feet to sea level:	13.74	Note:	Not Reported
Level reading date:	1993-10-26	Feet below surface:	Not Reported
Feet to sea level:	14.30	Note:	Not Reported
Level reading date:	1993-10-01	Feet below surface:	Not Reported
Feet to sea level:	13.82	Note:	Not Reported
Level reading date:	1993-08-25	Feet below surface:	Not Reported
Feet to sea level:	11.79	Note:	Not Reported
Level reading date:	1993-07-26	Feet below surface:	Not Reported
Feet to sea level:	10.56	Note:	Not Reported
Level reading date:	1993-06-22	Feet below surface:	Not Reported
Feet to sea level:	10.51	Note:	Not Reported
Level reading date:	1993-05-26	Feet below surface:	Not Reported
Feet to sea level:	10.81	Note:	Not Reported
Level reading date:	1993-04-30	Feet below surface:	Not Reported
Feet to sea level:	11.40	Note:	Not Reported
Level reading date:	1993-03-29	Feet below surface:	Not Reported
Feet to sea level:	15.13	Note:	Not Reported
Level reading date:	1993-02-23	Feet below surface:	Not Reported
Feet to sea level:	13.01	Note:	Not Reported
Level reading date:	1993-01-20	Feet below surface:	Not Reported
Feet to sea level:	13.06	Note:	Not Reported
Level reading date:	1993-01-13	Feet below surface:	Not Reported
Feet to sea level:	13.26	Note:	Not Reported
Level reading date:	1992-12-30	Feet below surface:	Not Reported
Feet to sea level:	11.01	Note:	Not Reported
Level reading date:	1992-11-19	Feet below surface:	Not Reported
Feet to sea level:	12.96	Note:	Not Reported
Level reading date:	1992-10-23	Feet below surface:	Not Reported
Feet to sea level:	12.39	Note:	Not Reported
Level reading date:	1992-10-06	Feet below surface:	Not Reported
Feet to sea level:	13.52	Note:	Not Reported
Level reading date:	1992-08-20	Feet below surface:	Not Reported
Feet to sea level:	16.03	Note:	Not Reported
Level reading date:	1992-07-24	Feet below surface:	Not Reported
Feet to sea level:	13.41	Note:	Not Reported
Level reading date:	1992-06-18	Feet below surface:	Not Reported
Feet to sea level:	10.92	Note:	Not Reported
Level reading date:	1992-05-29	Feet below surface:	Not Reported
Feet to sea level:	9.36	Note:	Not Reported

Level reading date:	1992-04-29	Feet below surface:	Not Reported
Feet to sea level:	9.79	Note:	Not Reported
Level reading date:	1992-03-26	Feet below surface:	Not Reported
Feet to sea level:	9.94	Note:	Not Reported
Level reading date:	1992-02-25	Feet below surface:	Not Reported
Feet to sea level:	10.23	Note:	Not Reported
Level reading date:	1992-01-29	Feet below surface:	Not Reported
Feet to sea level:	10.06	Note:	Not Reported
Level reading date:	1991-12-31	Feet below surface:	Not Reported
Feet to sea level:	10.34	Note:	Not Reported
Level reading date:	1991-11-20	Feet below surface:	Not Reported
Feet to sea level:	11.06	Note:	Not Reported
Level reading date:	1991-10-24	Feet below surface:	Not Reported
Feet to sea level:	12.54	Note:	Not Reported
Level reading date:	1991-10-04	Feet below surface:	Not Reported
Feet to sea level:	12.56	Note:	Not Reported
Level reading date:	1991-08-21	Feet below surface:	Not Reported
Feet to sea level:	12.31	Note:	Not Reported
Level reading date:	1991-07-18	Feet below surface:	Not Reported
Feet to sea level:	11.39	Note:	Not Reported
Level reading date:	1991-06-19	Feet below surface:	Not Reported
Feet to sea level:	12.44	Note:	Not Reported
Level reading date:	1991-05-22	Feet below surface:	Not Reported
Feet to sea level:	11.38	Note:	Not Reported
Level reading date:	1991-05-08	Feet below surface:	Not Reported
Feet to sea level:	11.56	Note:	Not Reported
Level reading date:	1991-04-24	Feet below surface:	Not Reported
Feet to sea level:	11.89	Note:	Not Reported
Level reading date:	1991-03-20	Feet below surface:	Not Reported
Feet to sea level:	12.59	Note:	Not Reported
Level reading date:	1991-02-22	Feet below surface:	Not Reported
Feet to sea level:	12.32	Note:	Not Reported
Level reading date:	1991-01-30	Feet below surface:	Not Reported
Feet to sea level:	12.42	Note:	Not Reported
Level reading date:	1990-12-19	Feet below surface:	Not Reported
Feet to sea level:	10.96	Note:	Not Reported
Level reading date:	1990-11-28	Feet below surface:	Not Reported
Feet to sea level:	11.64	Note:	Not Reported
Level reading date:	1990-10-23	Feet below surface:	Not Reported
Feet to sea level:	13.00	Note:	Not Reported
Level reading date:	1990-09-27	Feet below surface:	Not Reported
Feet to sea level:	12.15	Note:	Not Reported

Level reading date:	1989-10-24	Feet below surface:	Not Reported
Feet to sea level:	9.62	Note:	Not Reported
Level reading date:	1988-10-27	Feet below surface:	Not Reported
Feet to sea level:	8.91	Note:	Not Reported
Level reading date:	1988-05-23	Feet below surface:	Not Reported
Feet to sea level:	9.08	Note:	Not Reported

P72
NNE **FL WELLS** **FLSO11000007042**
1/2 - 1 Mile
Higher

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01741-W	Application #:	040414-1
Permit Type:	General	Project Name:	TREASURE CAY LUXURY APARTMENTS
Land Use:	Landscape	Acres Served:	9.25
Facility ID:	149938	Facility Type:	WELL
Facility Name:	Well 3	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	50	Intake Depth:	0
Intake Elevation:	0	Well Depth:	100
Casing Depth:	90	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

P73
NNE **FL WELLS** **FLSO11000007043**
1/2 - 1 Mile
Higher

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01741-W	Application #:	040414-1
Permit Type:	General	Project Name:	TREASURE CAY LUXURY APARTMENTS
Land Use:	Landscape	Acres Served:	9.25
Facility ID:	149937	Facility Type:	WELL
Facility Name:	Well 2	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	50	Intake Depth:	0
Intake Elevation:	0	Well Depth:	100
Casing Depth:	90	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

74
East **FL WELLS** **FLSO11000020629**
1/2 - 1 Mile
Higher

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02838-W	Application #:	080110-8
Permit Type:	General	Project Name:	PLANT HAVEN LANDSCAPE
Land Use:	Nursery	Acres Served:	1.5
Facility ID:	228647	Facility Type:	WELL
Facility Name:	well 1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2

Pump Capacity:	25	Intake Depth:	0
Intake Elevation:	0	Well Depth:	60
Casing Depth:	0	Well Use:	Primary
Facility Status:	Existing	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

75
WSW
1/2 - 1 Mile
Lower

FL WELLS **FLSO11000013573**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02414-W	Application #:	060404-18
Permit Type:	General	Project Name:	GORDY ROAD RECREATION AREA
Land Use:	Public Water Supply	Acres Served:	1
Facility ID:	192127	Facility Type:	WELL
Facility Name:	1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	20	Intake Depth:	0
Intake Elevation:	0	Well Depth:	120
Casing Depth:	80	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Public Water Supply
Source:	Surficial Aquifer System		

Q76
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000010385**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01741-W	Application #:	040414-1
Permit Type:	General	Project Name:	TREASURE CAY LUXURY APARTMENTS
Land Use:	Landscape	Acres Served:	9.25
Facility ID:	149941	Facility Type:	WELL
Facility Name:	Well 4	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	50	Intake Depth:	0
Intake Elevation:	0	Well Depth:	100
Casing Depth:	90	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

Q77
NNE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000010384**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-01741-W	Application #:	040414-1
Permit Type:	General	Project Name:	TREASURE CAY LUXURY APARTMENTS
Land Use:	Landscape	Acres Served:	9.25
Facility ID:	149942	Facility Type:	WELL
Facility Name:	Well 5	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	50	Intake Depth:	0
Intake Elevation:	0	Well Depth:	100

Casing Depth:	90	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

78
NW
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000010975**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-02675-W	Application #:	060420-12
Permit Type:	General	Project Name:	KINGS LANDING
Land Use:	Landscape	Acres Served:	5.89
Facility ID:	213369	Facility Type:	PUMP
Facility Name:	P-1	Pump Type:	Centrifugal
Pump Diameter:	8	Well Diameter:	0
Pump Capacity:	50	Intake Depth:	0
Intake Elevation:	5	Well Depth:	0
Casing Depth:	0	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	On-site Lake(s)		

79
NE
1/2 - 1 Mile
Higher

FL WELLS **FLSO11000044656**

Database:	Permitted Well Location Database (South Florida WMD)		
SFWMD Permit #:	56-03350-W	Application #:	140508-13
Permit Type:	General	Project Name:	CENTERSTATE BANK - FORT PIERCE BRANCH
Land Use:	Landscape	Acres Served:	1
Facility ID:	268372	Facility Type:	WELL
Facility Name:	1	Pump Type:	Centrifugal
Pump Diameter:	0	Well Diameter:	2
Pump Capacity:	30	Intake Depth:	0
Intake Elevation:	0	Well Depth:	120
Casing Depth:	100	Well Use:	Primary
Facility Status:	Proposed	Facility Type:	Irrigation
Source:	Surficial Aquifer System		

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS
RADON

AREA RADON INFORMATION

State Database: FL Radon

Radon Test Results

Zip	Total Buildings	% of sites>4pCi/L	Data Source
34981	2	0.0	Certified Residential Database
34981	2	0.0	Mandatory Non-Residential Database
34981	5	0.0	Mandatory Residential Database

Federal EPA Radon Zone for ST LUCIE County: 3

Note: Zone 1 indoor average level > 4 pCi/L.
: Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.
: Zone 3 indoor average level < 2 pCi/L.

Not Reported

PHYSICAL SETTING SOURCE RECORDS SEARCHED

TOPOGRAPHIC INFORMATION

USGS 7.5' Digital Elevation Model (DEM)
Source: United States Geologic Survey
EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5 minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

Current USGS 7.5 Minute Topographic Map
Source: U.S. Geological Survey

HYDROLOGIC INFORMATION

Flood Zone Data: This data was obtained from the Federal Emergency Management Agency (FEMA). It depicts 100-year and 500-year flood zones as defined by FEMA. It includes the National Flood Hazard Layer (NFHL) which incorporates Flood Insurance Rate Map (FIRM) data and Q3 data from FEMA in areas not covered by NFHL.
Source: FEMA
Telephone: 877-336-2627
Date of Government Version: 2003, 2015

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002, 2005 and 2010 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetlands Inventory
Source: Department of Environmental Protection
Telephone: 850-245-8238

HYDROGEOLOGIC INFORMATION

AQUIFLOW^{R} Information System
Source: EDR proprietary database of groundwater flow information
EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

GEOLOGIC INFORMATION

Geologic Age and Rock Stratigraphic Unit
Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

STATSGO: State Soil Geographic Database
Source: Department of Agriculture, Natural Resources Conservation Service (NRCS)
The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

SSURGO: Soil Survey Geographic Database
Source: Department of Agriculture, Natural Resources Conservation Service (NRCS)
Telephone: 800-672-5559
SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Service, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

LOCAL / REGIONAL WATER AGENCY RECORDS

FEDERAL WATER WELLS

PWS: Public Water Systems
Source: EPA/Office of Drinking Water
Telephone: 202-564-3750
Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data
Source: EPA/Office of Drinking Water
Telephone: 202-564-3750
Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: USGS National Water Inventory System (NWIS)
This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

STATE RECORDS

Well Construction Permitting Database
Source: Northwest Florida Water Management District
Telephone: 850-539-5999

Consumptive Use Permit Well Database
Source: St. Johns River Water Management District
Telephone: 386-329-4841

DEP GWIS - Generalized Water Information System Well Data
Source: Department of Environmental Protection
Telephone: 850-245-8507
Data collected for the Watershed Monitoring Section of the Department of Environmental Protection.

DOH and DEP Historic Study of Private Wells
Source: Department of Environmental Protection
Telephone: 850-559-0901
Historic database for private supply wells.

Permitted Well Location Database
Source: South Florida Water Management District
Telephone: 561-682-6877

Super Act Program Well Data
Source: Department of Health
Telephone: 850-245-4250
This table consists of data relating to all privately and publicly owned potable wells investigated as part of the SUPER Act program. The Florida Department of Health's SUPER Act Program (per Chapter 376.3071(4)(g), Florida Statutes), was given authority to provide field and laboratory services, toxicological risk assessments, investigations of drinking water contamination complaints and education of the public.

Water Well Location Information
Source: Suwannee River Water Management District
Telephone: 386-796-7211

Water Well Permit Database
Source: Southwest Water Management District
Telephone: 352-796-7211

PHYSICAL SETTING SOURCE RECORDS SEARCHED

OTHER STATE DATABASE INFORMATION

Oil and Gas Permit Database
Source: Department of Environmental Protection
Telephone: 850-245-3194
Locations of all permitted wells in the state of Florida.

Florida Sinkholes
Source: Department of Environmental Protection, Geological Survey
Telephone:
The sinkhole data was gathered by the Florida Sinkhole Research Institute, University of Florida.

RADON

State Database: FL Radon
Source: Department of Health
Telephone: 850-245-4288
Zip Code Based Radon Data

Area Radon Information
Source: USGS
Telephone: 703-356-4020
The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

EPA Radon Zones
Source: EPA
Telephone: 703-356-4020
Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

OTHER

Airport Landing Facilities: Private and public use landing facilities
Source: Federal Aviation Administration, 800-457-6656

Epicenters: World earthquake epicenters, Richter 5 or greater
Source: Department of Commerce, National Oceanic and Atmospheric Administration

Earthquake Fault Lines: The fault lines displayed on EDR's Topographic map are digitized quaternary faultlines, prepared in 1975 by the United State Geological Survey

STREET AND ADDRESS INFORMATION

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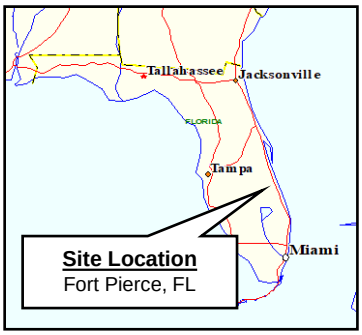
APPENDIX E

Historical Topographic Maps



TOPOGRAPHIC MAP 1950
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

N
W E
S
UNIVERSAL
ENGINEERING SCIENCES

EDR

Historical Topo Map 1950

Site Location

This report includes information from the following map sheet(s).

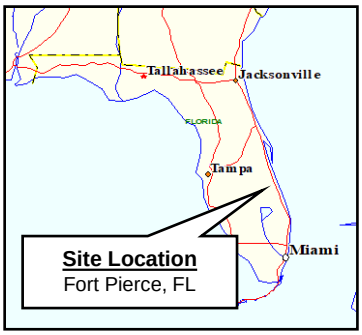
0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, Fort Pierce NW, 1950, 7.5-minute
NE, FORT PIERCE, 1950, 7.5-minute

SITE NAME: 27.89-Acre Vacant Property
ADDRESS: West of South Jenkins Road
Fort Pierce, FL 34981
CLIENT: GFA International

N



TOPOGRAPHIC MAP 1970
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

N
W E
S
UNIVERSAL ENGINEERING SCIENCES

EDR

Historical Topo Map 1970

Site Location

Private Airport
Boufford(C)
HIGHWAY
KINGS
Creek
Tenmile
Fivemile
SE 8(E)
SE 7(E)
BM

This report includes information from the following map sheet(s).

0 Miles 0.25 0.5 1 1.5

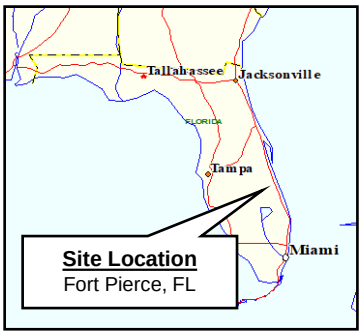
NW N NE
W E
SW S SE

TP, Fort Pierce NW, 1970, 7.5-minute
NE, Fort Pierce, 1970, 7.5-minute

SITE NAME: 27.89-Acre Vacant Property
ADDRESS: West of South Jenkins Road
Fort Pierce, FL 34981
CLIENT: GFA International

N

6566311 - 4 page 6



TOPOGRAPHIC MAP 1983
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

N
W E
S
UNIVERSAL ENGINEERING SCIENCES

EDR

Historical Topo Map 1983

Site Location

INTERCHANGE 56

Fivemile Creek

Tenmile Creek

This report includes information from the following map sheet(s).

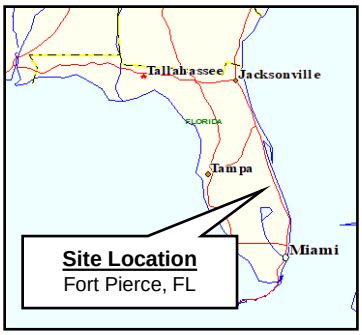
0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, Fort Pierce NW, 1983, 7.5-minute
NE, Fort Pierce, 1983, 7.5-minute

SITE NAME: 27.89-Acre Vacant Property
ADDRESS: West of South Jenkins Road
Fort Pierce, FL 34981
CLIENT: GFA International

N



TOPOGRAPHIC MAP 2012
27.89-Acre Vacant Property

West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
PCN: 2325-111-0001-000-2

N
W E
S
UNIVERSAL ENGINEERING SCIENCES

EDR

Historical Topo Map

2012

Site Location

SAMBA ST
NOBLES RD
SWAIN RD
WHITEWAY DAIRY RD
HARTMAN RD
TOTTEN RD
PRUITT RESEARCH CENTER RD
WHITE RD
PETERS RD
S ROCK RD
TEDDER RD
BOLIVAR ST
CLOER RD
CROSSROADS PKWY
ANDREWS AVE
COOLIDGE RD
DARTER CT
KIRBY LOOP RD
YATES RD
ROGERS RD
MCNEIL RD
DAME RD
EDWARDS RD
WESTGLEN DR
RIVER DR
HATCHER ST
Tennile Cr
RALLS RD
GROVE CT
GLADES CUT OFF RD
SELVITZ RD
S JENKINS RD
PROSPERITY DR

This report includes information from the following map sheet(s).

0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, Fort Pierce NW, 2012, 7.5-minute
NE, Fort Pierce, 2012, 7.5-minute

SITE NAME: 27.89-Acre Vacant Property
ADDRESS: West of South Jenkins Road
Fort Pierce, FL 34981
CLIENT: GFA International

N

APPENDIX F

Site Reconnaissance Photographs

SITE RECONNAISSANCE PHOTOGRAPHS
27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
July 12, 2021

1. East View: Discarded Debris on the Subject Property

2. West View: Discarded Tires and Glass Panes on the Subject Property

SITE RECONNAISSANCE PHOTOGRAPHS
27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
July 12, 2021

3. Northwest View: Discarded Mattresses on the Subject Property

4. West View: Discarded Debris on the Subject Property

SITE RECONNAISSANCE PHOTOGRAPHS
27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
July 12, 2021

5. Northeast View: Discarded Debris on the Subject Property

6. South View: Discarded Fiberglass Panels (Possibly Cut-Up Portions of a Boat) on the Subject Property

SITE RECONNAISSANCE PHOTOGRAPHS
27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
July 12, 2021

7. West View: 250-Gallon HDPE Chemical Storage Tote on the Subject Property Note: The HDPE Tote Appeared Empty and Damaged with Vegetation Growing inside

8. East View: Another View of the 250-Gallon HDPE Chemical Storage Tote on the Subject Property

SITE RECONNAISSANCE PHOTOGRAPHS
27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
July 12, 2021

9. Southeast View: Discarded Debris at a Former Transient Camp Area on the Subject Property

10. Southwest View: Tent on the Subject Property

SITE RECONNAISSANCE PHOTOGRAPHS
27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
July 12, 2021

11. West View: Camper near Northwest Corner of the Subject Property

12. West View: Discarded Tires on the Subject Property

SITE RECONNAISSANCE PHOTOGRAPHS
27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
July 12, 2021

13. North View: Discarded Debris on the Subject Property

14. North View: Discarded Water-Treatment Cylinder on the Subject Property

SITE RECONNAISSANCE PHOTOGRAPHS
27.89-Acre Vacant Property
West of South Jenkins Road
Fort Pierce, St. Lucie County, Florida
July 12, 2021

15. West View: Drainage Ditch along the North Boundary of the Subject Property

APPENDIX G

Qualifications of Environmental Professionals

Robert P. Crowell, P.G.

Environmental Department Manager, Port St. Lucie office

Mr. Crowell has over 30 years of experience in environmental consulting in South Florida. He has led and served as project manager for hundreds of environmental assessment and remediation projects. Mr. Crowell has performed Environmental Site Assessments (ESAs) in Florida, Georgia, Mississippi, Louisiana, California, Minnesota, Pennsylvania, West Virginia, South Carolina, and the U.S. Virgin Islands.

Education

- Bachelor of Science (B.S.) Geology, 1984, University of South Florida, Tampa, Florida

Experience

- Universal Engineering, Inc. (previously GFA International, Inc.) Port St. Lucie, FL, 2016-Present
- ARCADIS U.S., Inc. (previously Geraghty & Miller, Inc.), West Palm Beach, FL, 1991-2015.
- Roux Associates, Inc., Huntington, NY 1984-1991.

Licenses

- Professional Geologist (P.G.) , Florida (#1748) and Kentucky (#1215)
- AHERA Licensed Asbestos in Buildings Inspector
- OSHA HAZWOPER 40-Hour and Annual 8-Hour Refresher
- OSHA HAZWOPER Supervisor
- Transportation Worker Identification Credential (TWIC)

Key Project Experience:

- Served as lead Environmental Professional (EP) and Project Manager for Phase I and Phase II ESAs in accordance with ASTM E-1527 and All Appropriate Inquiry (AAI) for over five hundred (500) property transfers. Sites have included large and small manufacturing facilities, newspaper and other printing plants, citrus groves, agricultural land, oil and gas pipeline facilities, undeveloped land, automobile dealership and automotive repair facilities, airport facilities, aircraft manufacturing and aerospace facilities, marinas and boat dealerships, residential apartment and condominium complexes, commercial office buildings, medical facilities, nursing home and assisted living facilities, shopping centers, dry cleaning facilities, power generation facilities, agricultural research facilities, mining facilities, self-storage facilities, port and other maritime industry facilities, renewable energy (wind and solar) facilities, waste treatment facilities, railroad facilities, a 107-acre former County correctional facility (closed prison) and right of ways for roadway expansion. Many of the assessments were performed as part of a “portfolio” of multiple properties included in a single transaction.

- Served as Project Manager for an Underground Storage Tank (UST) Closure Assessment forremoval of two 10,000-gallon USTs at a former citrus grove in St. Lucie County, Florida in February 2016. The project consisted of field-screening of 53 soil samples for volatile organic vapors, collection and analysis of confirmatory soil samples, installation of a monitoring well and collection and collection of a groundwater sample. Mr. Crowell was involved with all aspects of the project and prepared a Tank Closure Assessment

Report, which was submitted to the Florida Department of Environmental Protection. The site achieved "No Further Action" status.

- Served as Project Manager and lead assessor for the investigation and remediation of a toluene release at a manufacturing facility in Pompano Beach, Florida. The assessment required the installation of multiple depth clustered monitoring wells for determination of the horizontal and vertical extent of groundwater impacts. A recovery well was utilized for contaminant extraction and the facility's existing air-stripping system (for its process water) was utilized for treatment of recovered groundwater. Use of the existing air-striping system resulted in significant cost savings to the Client. Coinciding with plant closing, the three toluene underground storage tanks and impacted soils in the vicinity of the tanks were excavated and removed. Hot-spot removal of groundwater using a series vacuum extraction events at one location was performed. The site achieved "No Further Action" status in following Post Active Remediation Monitoring (PARM). The monitor and recovery wells were properly abandoned.

- Served as Task Manager for the Contamination Evaluation and Screening (CSE) portion of a Project Development and Environmental (PD&E) study of the intersection of 20th Street (State Road 60) amd 43rd Avenue (County Road 611) in Vero Beach, Indian River County, Florida. The CSE evaluated every property within the proposed right of way expansion and assigned a risk ranking value to each property for its potential for contamination. The CSE was incorporated into a PD&E report which evaluated many components of the right of way improvements.

- Served as Project Manager and lead assessor for investigation and remediation of lead impacts to soil and groundwater at a former battery manufacturing facility in West Palm Beach, Florida. Remediation efforts included soil excavation and groundwater extraction-and-treatment from "hot spots". Groundwater monitoring showed that lead concentrations had stabilized and the plume had been reduced in size. A risk-based closure (No Further Action with Controls) was approved by the FDEP.

- Served as Project Manager performing contamination assessment activities for arsenic impacts to soil and groundwater at a golf course maintenance facilityin Palm Beach Gardens, Florida. Soils in the vicinity of a former washdown area were excavated and removed as part of the source removal. Groundwater monitoring showed that arsenic concentrations had stabilized and the plume had been reduced in size. A risk-based closure (No Further Action with Controls) was approved by the FDEP.

- Performed AHERA-compliant asbestos in buildings surveys at numerous sites in Florida.

- Served as Project Manager for a Site Inspection (SI) including soil and groundwater sampling of a former small-arms firing range at a former U.S. Army base in Hobe Sound, Florida. The project was completed under Formerly-Used Defense Site (FUDS) program. The project included preparing a Work Plan, Quality Assurance Plan, and Health and Safety Plan, conducting Technical Project Plan (TPP) meetings with project stakeholders, and preparing the SI report. The project was designed to utilize X-Ray Fluorescence (XRF) technology which allowed for evaluation of lead in soil samples with a sizable reduction of cost for laboratory analysis.

- Served as Project Manager for preparation and implementation of a Dewatering Plan for 100 feet of petroleum pipeline replacement in Port Everglades, Florida. The dewatering activities lasted for 24 days. A total of 589,602 gallons of water was removed for treatment and recycling. Prepared a technical report documenting the pipeline replacement and dewatering. The dewatering plan and technical reports were approved by the South Florida Water Management District and the Broward County Environmental Protection and Growth Management Department.

- Served as Project Manager for assessment and remediation of petroleum impacts at a former 4,000-acre agricultural property in St. Lucie County containing citrus groves. The initial assessment began as a Phase I and II ESA. Several Recognized Environmental Conditions (RECs) were identified and assessed as part of the Phase II ESA. Impacts to soil and groundwater were identified adjacent to two underground fuel tanks at the grove maintenance area. Served as Project Manager for implementation of a Tank Closure Assessment and a Site Assessment. The remediation was achieved by source removal/soil excavation and Post Active Remediation Monitoring (PARM). The site achieved "No Further Action" status following PARM.

- Served as Project Manager for assessment and remediation of petroleum and arsenic impacts at a former agricultural property. The initial assessment began as a Phase I and II ESA of a ±300-acre agricultural parcel for future residential development. Four separate impacted areas (three by petroleum in areas of former USTs and ASTs) and one by arsenic in the area of the former farm operations were identified. The three petroleum areas were remediated using source removal and monitoring. Each of these three areas achieved "No Further Action" status. The arsenic-impacted area was remediated by extraction of groundwater through a series of dewatering socks and soil excavation. Mr. Crowell was involved with preparation of the Dewatering Plan and permit approval, and negotiating with Palm Beach County Utilities Department for acceptance of the removed groundwater. The site achieved "No Further Action" status following PARM. The monitor wells were properly abandoned. The site has been redeveloped for residential use.

- Served as Project Manager for assessment and remediation for two separate petroleum releases at a mushroom growing facility in Zellwood, Orange County, Florida. The remediation systems for both areas consist of multi-phase extraction from recovery wells. The treated groundwater is discharged to separate on-site infiltration galleries. One of the releases was eligible for funding under the State Petroleum Cleanup Program. The second release was not eligible. Site work for both areas was scheduled to be performed during single mobilizations for cost saving purposes.

- Served as Project Manager for more than 80 wind energy projects in various states. Projects included due diligence assessments, wind farm site location, permitting, and construction. Responsibilities included conducting Phase I and II ESAs, coordinating with the Program Manager, tracking budgets, reviewing and approving client invoices.

- Served as Project Manager for closure assessment and removal of a 12,000-gallon aboveground kerosene tank and more than 4,000 linear feet of underground pipeline at

a former landscape nursery facility in Palm Beach County, Florida. The AST and underground pipeline provided fuel to heaters in numerous shadehouses located throughout the property. The assessment was designed to test soil at every location where the 20-foot lengths of pipeline connected, at every “T” or “L” connector, and every stub-up to a heater. Source removal activities were completed at each location where impacted soil was identified.

DUNAY MISKEL BACKMAN LLP

Gary Dunay
Bonnie Miskel
Scott Backman
Eric Coffman
Hope Calhoun
Dwayne Dickerson
Ele Zachariades
Matthew H. Scott
Matthew Kwasman
Christina Bilenki
Lauren G. Odom
Nicole Jaeger
Rachael Bond Palmer

Jenkins Rd. Cottage Style Apartments
Pre-Application Meeting
Staff Comment Responses
February 18, 2022

Planning Department

1. Provide entry gate detail such as turning radii, elevation, detail, location, etc.
   Response: Please refer to the attached site plan. The proposed gate is shown, along with the provided stacking and turn-around.

2. Provide screening detail of the proposed trash compactor.
   Response: Based on staff comments, including coordination with Solid Waste, it was decided to proceed with curbside pickup.

3. Consider individual waste collection bins or multiple compactors rather than one compactor due to the number of residences and lot size. The City's Solid Waste Division will be providing comments next week.
   Response: Based on staff comments, including coordination with Solid Waste, it was decided to proceed with curbside pickup.

4. Provide service confirmation from Waste Management/Solid Waste pertaining to individual trash/recycle bins or various compactors.
   Response: Based on staff comments, including coordination with Solid Waste, it was decided to proceed with curbside pickup.

5. Revise site data to include the Proposed FLU designation.
   Response: Please refer to the proposed site plan.

6. Provide the proposed d.u of the proposed development.
   Response: Please refer to the proposed site plan.

7. Provide the proposed building to building setbacks (label as typical), setbacks from building to the property line, and setbacks from any accessory structures to the property line(s) on the site plan drawing.
   Response: Please refer to the proposed site plan.

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8. Confirm each of the proposed townhomes and other residential units comply with the required lot size set forth by Code Sec. 125-194 (b) (1).
   Response: The project is single ownership, therefore, not applicable.

9. Provide location of proposed mechanical equipment and pads. If the mechanical equipment is on the roof, provide roof detail.
   Response: Please refer to the proposed site plan.

10. Provide screening material/method of the proposed mechanical equipment.
    Response: Please refer to the proposed site plan.

11. Provide sidewalks throughout the entire development.
    Response: Please refer to the proposed site plan.

12. Confirm the proposed development will provide the necessary shrub and tree requirements.
    Response: Please refer to the proposed Landscape Plan.

13. Consider additional parking to accommodate potential guests/visitors.
    Response: Please refer to the proposed site plan.

14. Revise parking calculations to include parking space breakdowns such as driveway spaces and garage spaces.
    Response: Please refer to the proposed site plan, parking calcs are included.

15. Consider more amenities such as an amenity center, community pool, pocket parks at various locations, or other facilities.
    Response: Please refer to the proposed site plan. Playground, Dog Parks, Pool/Clubhouse all proposed at this time.

16. Provide elevations of a "typical" townhome, single family, and apartment.
    Response: Please refer to the architectural plans.

17. Label the proposed townhome units, single family, and apartment.
    Response: Entire facility is rental apartments and support structures.

18. As St. Lucie County does not have barrier walls with I-95, please consider moving all the units that are positioned next to the I-95 eastward and provide a landscape barrier to the west.
    Response: See the Proposed Site Plan and Landscape Plans. Additional buffering has been added.

19. Correct the zoning request on the site data. The one listed is a county designation. Additionally, provide the proposed Future Land Use amendment on the site data.
    Response: Please refer to the proposed site plan

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20. Please provide a detail of the 6-foot fence proposed. Please ensure it is decorative.
    Response: See attached fence detail

21. Please consider enhancing the public spaces and recreational areas by incorporating a community pool, and smaller pocket parks.
    Response: Please refer to the proposed site plan. Additional recreation and amenities have been added throughout the facility.

22. Are all of the Townhouses one-bedroom units?
    Response: Please refer to the proposed site plan. There are three different unit types (1, 2 and 3 bedrooms.)

23. What is the anticipated monthly rent?
    Response: That has not been determined, based on Market conditions at the time of opening.

24. School District may require a bus stop if this development is not age-restricted.
    Response: Acknowledged

25. Please complete an Address Request Form at the time of formal submittal. **https://www.cityoffortpierce.com/DocumentCenter/View/3281/Address-Request-**
    Response: Noted.

26. A landscape plan will be required at the time of formal submittal that includes a Tree Survey, Tree Disposition Plan, and Tree Mitigation. Please show littoral plantings for the proposed lake.
    Response: See the Proposed Landscape Plan

27. Additional comments may be provided at the Pre-Application meeting.
    Response: Acknowledged.

28. Note that all fees for advertising, mailing, and signs shall be paid upfront with the application fees. These fees can be found on the City website under the Planning Departments page under "*Public Notice Fee*".
    Response: Acknowledged

Fort Pierce Engineering Department

1. While the 10' rear setback for the units at the west end of the project meets the minimum landscape buffer requirement, it is highly suggested that a minimum 20' landscape buffer be provided as originally permitted through St. Lucie County. This would provide a greater separation between the existing single-family subdivision and this development.
   Response: A 20' buffer is proposed. Please refer to the proposed site plan

2. Continue the sidewalk at the western roadway, south side of the road.
   Response: Sidewalks provide adequate connectivity, as requested. Please refer to the proposed site plan

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3. Add a "T" turnaround or other means for vehicles to turnaround at the dead end situation, north part of the project.
   Response: The site plan was revised to address the dead end

4. Is this development to be gated? If so, provide the vehicle queuing capabilities between the gate and the Jenkins Road R/W.
   Response: See the Proposed site plan. The project will, include an unmanned gated access with adequate stacking and turnaround feature.

5. Provide the dimensions of all drive aisles, parking stalls, and driveways.
   Response: Please refer to the proposed site plan

6. Provide the required 5' handicapped access aisle at the handicap parking stall situated at the mail kiosk. Also, know that this perpendicular parking stall shall have the associated minimum 26' driveway aisle per Section 125.
   Response: Please refer to the proposed site plan

7. Continue the sidewalk along the rear of the two parallel parking stalls located across from the mail kiosk.
   Response: Please refer to the proposed site plan

8. Is the trash compactor open for utilization by the residents? If so, continue the sidewalk along the north side of the driveway.
   Response: The Trash compactor has been eliminated with curbside pickup proposed.

9. Provide a sidewalk along Jenkins Road or proof of payment in lieu of to SLC if mandated by the County.
   Response: Acknowledged. Payment in lieu will be proposed.

10. The applicant shall contact SLC for information pertaining to required Jenkins Road improvements and possible R/W donation.
    Response: Please refer to the proposed site plan. The needed row dedication is shown and all setbacks based on the new row line.

Fort Pierce Building Department
No Comments Received (Please Contact)

St. Lucie County Planning Department
No Comments Received (Please Contact)

14 S.E. 4th Street, Suite 36, Boca Raton, FL 33432 | Tel: (561) 405-3300 | Fax: (561) 409-2341 | www.dmbblaw.com

St. Lucie County PW/Engineering

The following comments are offered by SLC PW – Engineering:

1. A traffic report will be required for review by the County's 3rd party consultant at the cost of the applicant.
   Response: Acknowledged.

2. Jenkins Road is identified on the County's Right-of-Way protection Plan. A ROW dedication will be required along Jenkins Road. Please provide a current boundary survey to confirm the existing ROW width in this location.
   Response: Acknowledged. Based on the needed row, the site plan is drawn.

3. Gated access shall comply with section 7.10.15 of the County's land development code or the City's code regarding gated access, whichever is more stringent.
   Response: Please refer to the proposed site plan. The proposed unmanned gated access was designed per the County's Code criteria.

4. A Site Development Permit from the County will be required for the driveway connection to Jenkins Road. Please coordinate application submittals with Grant Chambers at Chambersg@stlucieco.org
   Response: Acknowledged

5. Provide written response directly to the County for review. The city does not provide.
   Response: Acknowledged

6. For discussion regarding these comments and response, please contact me at 772-462-1491, haysd@stlucieco.org or Grant Chambers at 772-462-2741, chambersg@stlucieco.org.
   Response: Acknowledged

Fort Pierce Solid Waste Division

1. This site location will need a minimum of four (4) 8 yard commercial dumpsters with enclosures to satisfy the needs of this community. Also as mentioned, SW does not think it is best to deliver resident carts to this community for several reasons:

   - Multi-Family rental community with over 100 units
   - Billing issues (every customer will be responsible to pay the ready to serve fee + the service fee which will change frequently with move in/move out residents
   - We will have to deliver multiple carts (green, blue and black carts)
   - Storage space for all residential carts
   - Concerns of multiple trucks entering the community daily which may causes an unnecessary risk to the community

Response: Acknowledged.

City Clerk Office

No Comments

14 S.E. 4th Street, Suite 36, Boca Raton, FL 33432 | Tel: (561) 405-3300 | Fax: (561) 409-2341 | www.dmbblaw.com

Code Enforcement
No Comments

Fort Pierce Utilities Authority

1. W/WW Eng: Concept Approved.
   Response: Noted.

2. Water and waste water services are available to serve the subject parcel. To connect to these services please submit 2 complete sets of utility construction plans to water/wastewater engineering along with a plan review and a commercial service application. Details and Specifications can be found at W/WW Engineering Page. For any additional questions please contact Shane Ostrander sostrander@fpua.com or 772-466-1600 ext 3468
   Response: Noted.

3. Existing 12" water main and 6" force main are located on western side of S Jenkins Road.
   Response: Noted.

4. Electric & Gas Eng: The Electric & Gas Engineering Department has reviewed the application and recommends approval.
   Response: Noted.

5. Electric infrastructure is readily available. Gas infrastructure can be made available via main extension from Okeechobee Rd to feed the site.
   Response: Noted.

6. Electric: Please provide electric load information and AutoCAD drawings for all proposed structures. The customer will be responsible for all transformer pads, conduits, and secondary conductors. For project coordination, contact Thierry Sydné.

   Thierry Sydné, E.I.
   Mechanical Engineer
   Electric & Gas Engineering
   Fort Pierce Utilities Authority
   tsydne@fpua.com
   O: (772) 466-1600 ext. 6454
   C: (772) 302-0077

   Response: Acknowledged

14 S.E. 4th Street, Suite 36, Boca Raton, FL 33432 | Tel: (561) 405-3300 | Fax: (561) 409-2341 | www.dmbblaw.com

7. Gas: Please provide a copy of the gas riser diagrams with the anticipated load if the developer is interested in natural gas service to the building. For more information and incentives available, contact Ana Johnson.

   Ana Maria Johnson
   Business Development Officer
   Fort Pierce Utilities Authority
   206 S. 6th Street
   Fort Pierce, FL 34950
   772.466.1600 Ext. 3012
   772.467.3115 Fax
   anjohnson@fpua.com

   Response: Acknowledged

8. FPUA will require utility easements for all proposed FPUA facilities on the site. Attached are GIS maps of the existing electric and gas facilities.
   Response: Noted.

St. Lucie County Fire District
No Comments Received (Please Contact)

Florida Department of Transportation
Approval of the application would allow the location of residential development directly adjacent to Interstate 95 (less than 13 ft from the right of way line at its closest point). Truck traffic will generate additional noise as vehicles decelerate exiting I-95 at State Road 70. If not already required by existing City development regulations, the City should encourage the developer to protect residents from noise impacts. The closeness of the proposed development to a source of traffic-generated noise is a concern the developer should recognize when design and construction is undertaken. To eliminate the potential noise intrusion into new communities, proper distance relationships need to be applied between residential units and the roadway. For residences, the Department recommends a 400-foot setback from edge of pavement for a multi-lane Interstate roadway. Additionally, to minimize noise intrusion, enhancements such as double-glazed glass windows, sound absorptive insulation, and door treatments that meet HUD specifications should be encouraged.

Response: Acknowledged

St. Lucie County School Board
No Comments Received (Please Contact)

14 S.E. 4th Street, Suite 36, Boca Raton, FL 33432 | Tel: (561) 405-3300 | Fax: (561) 409-2341 | www.dmbblaw.com

O'ROURKE
ENGINEERING & PLANNING

TRAFFIC ANALYSIS

FOR

Jenkins Road Multifamily

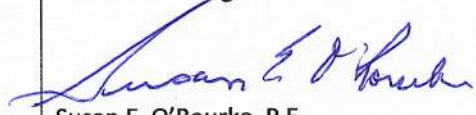
Prepared for:

Mr. Charles Marshall, PE
Marshall Property Services, LLC
4400 East 100 North
Shelbyville, IN 46176

Prepared by:

O'Rourke Engineering & Planning
22 SE Seminole Street
Stuart, Florida 34994
772-781-7918

December 16, 2021
SR21102.0

Prepared by: O'Rourke Engineering & Planning Certificate of Authorization: #26869 22 SE Seminole Street Stuart, Florida 34994 772-781-7918	Professional Engineer  Susan E. O'Rourke, P.E. Date signed and sealed: 12/16/2021 License #: 42684

O'ROURKE
ENGINEERING & PLANNING

December 16, 2021

Mr. Charles Marshall, PE
Marshall Property Services, LLC
4400 East 100 North
Shelbyville, IN 46176

Re: Jenkins – Concurrency – 186 dwelling units

Dear Mr. Marshall:

O'Rourke Engineering & Planning has completed the analysis of the proposed development located on Jenkins Road in St. Lucie County, Florida. The steps in the analysis and the ensuing results are presented herein.

It has been a pleasure working with you. If you have any questions or comments, please give me a call.

Respectfully submitted,

O'Rourke Engineering & Planning

Susan E. O'Rourke, P.E.
Registered Civil Engineer

December 16, 2021

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4400 East 100 North
Shelbyville, IN 46176

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Susan E. O'Rourke, P.E.
Registered Civil Engineer

TABLE OF CONTENTS

INTRODUCTION	1
PROJECT DESCRIPTION	1
EXISTING CONDITIONS	3
PROJECT TRAFFIC	3
PROJECT DISTRIBUTION/ ASSIGNMENT/ IMPACT	5
LINK ANALYSIS / REVIEW	5
INTERSECTION ANALYSIS	5
DRIVEWAY ANALYSIS	9
CONCLUSION	9

TABLES

TABLE 1: Project Trip Generation - Proposed	4
TABLE 2: Project Percent Assignment	7
TABLE 3: Link Analysis	8

FIGURES

FIGURE 1: Project Location	2
FIGURE 2: Project Traffic Assignment	6
FIGURE 3: Driveway Volumes	10

APPENDICES

APPENDIX A: Site Plan
APPENDIX B: St. Lucie County 2021 Level of Service Report
APPENDIX C: Other Project Data/Growth Rate
APPENDIX D: Intersection Analysis Data
APPENDIX E: Driveway Data & Analysis

INTRODUCTION

O'Rourke Engineering & Planning was retained to prepare a traffic analysis for the proposed development consisting of 186 multi-family dwelling units located on Jenkins Road in Ft. Pierce, St. Lucie County, Florida. The purpose of this report is to determine the projects impact on the surrounding roadway system.

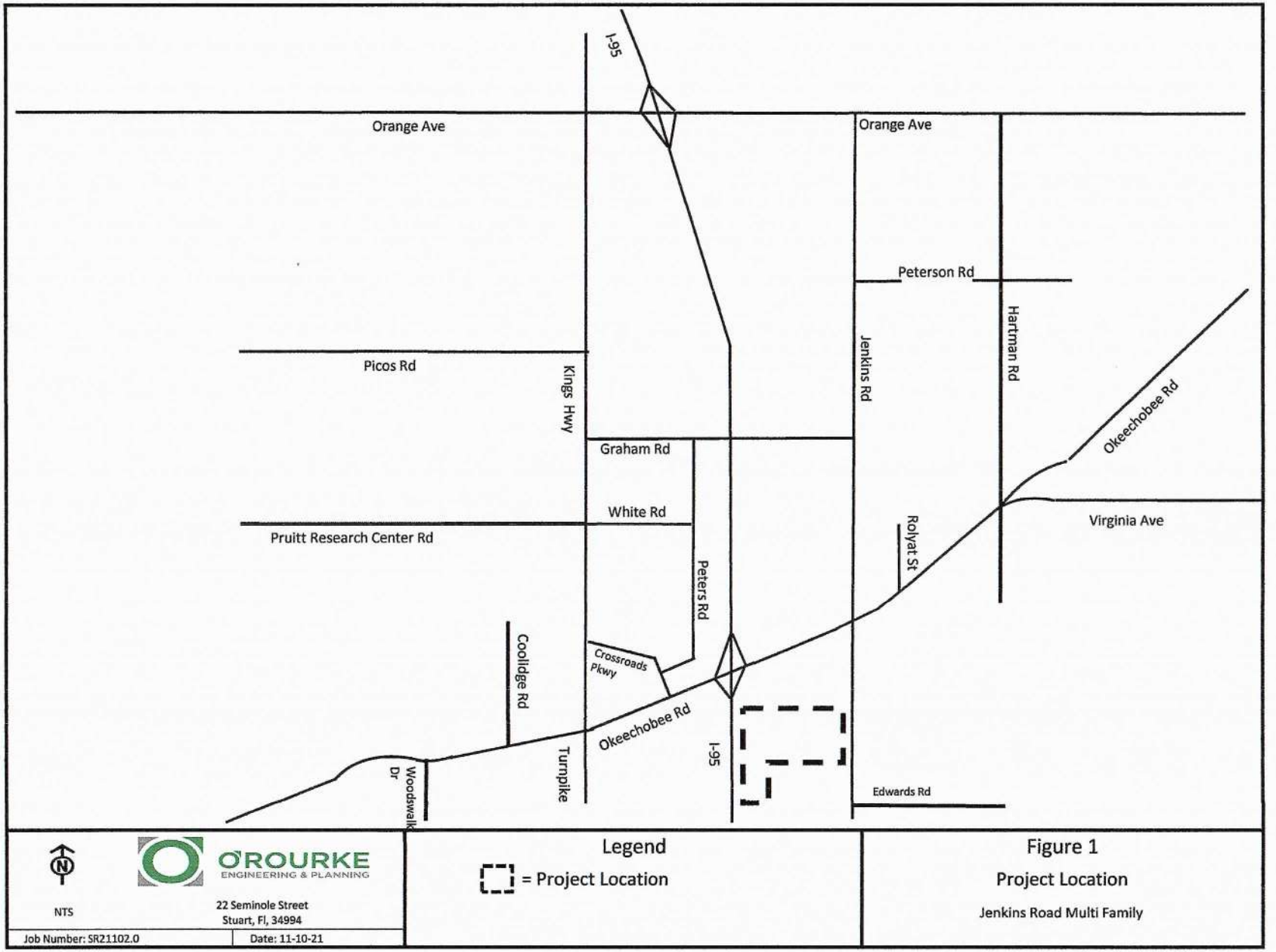
In order to make the determination that the project complies with County Concurrency Guidelines, the following analytical steps were taken:

- summary of the project
- summary of existing lane geometries
- summary of the existing traffic volumes
- assessment of project traffic
- determination of impact area
- summary of buildout cumulative traffic volumes
- summary of levels of service with the project traffic added

Each of these steps is outlined herein.

PROJECT DESCRIPTION

The proposed development will consist of 186 multi-family dwelling units. The project is located east of Jenkins Road and north of Edwards Road. The location is shown in **Figure 1**.


I-95
Orange Ave
Orange Ave
Peterson Rd
Picos Rd
Kings Hwy
Jenkins Rd
Hartman Rd
Graham Rd
Okeechobee Rd
White Rd
Pruitt Research Center Rd
Rolyat St
Virginia Ave
Peters Rd
Coolidge Rd
Crossroads Pkwy
Okeechobee Rd
Turnpike
I-95
Woodswalk Dr
Edwards Rd
NTS
O'ROURKE ENGINEERING & PLANNING
22 Seminole Street
Stuart, Fl, 34994
Job Number: SR21102.0
Date: 11-10-21
Legend
= Project Location
Figure 1
Project Location
Jenkins Road Multi Family

EXISTING CONDITIONS

The study area is defined as the roadways upon which the project has an impact of 3% of the level of service capacity of the roadway and 1% on the adjacent link. Once the project traffic was assigned, the study area was refined based on the impact percentages.

The study area roadways were defined in terms of existing lane geometrics and existing traffic volumes.

Existing/Proposed Lane Geometrics and Traffic Control

The study area was reviewed to determine the existing number and type of lanes, and the traffic control along the roadway. Each roadway is described below.

- Okeechobee Road is a multi-lane divided arterial roadway with an east/west alignment. It is four-lane divided west of Kings Highway and east of Virginia Avenue. It is six-lane divided from Rolyat Street to Virginia Avenue and from Kings Highway to I-95. There is an eight-lane divided section from east of I-95 to Rolyat Street. There are numerous extended turn lanes and freeway auxiliary lanes.
- Kings Highway is a two-lane arterial with a north/south alignment and is under construction in portions and included in the 5-year TIP to be widened to a four-lane divided roadway.
- Edwards Road is a 2 lane arterial roadway with an E/W alignment.
- Jenkins Road is a 2 lane arterial roadway with a N/S alignment.

Existing Traffic Volumes/ Service Volume

Traffic volumes were obtained from the St. Lucie County TPO and FDOT. The count data along with the number of lanes and the associated peak hour/peak direction service volumes will be summarized in the upcoming sections of the report. Sources of the data are included in **Appendix B.**

PROJECT TRAFFIC

To estimate future traffic generated by the development, the ITE Trip Generation, 11th Edition trip rates for Multi-Family Housing – Low Rise (Land Use Code 220) was applied to estimate the trips generated by the proposed development. These calculations are shown in **Tables 1a, 1b, and 1c**.

As shown, the project will generate 1,268 new daily trips. There will be 81 AM peak hour trips with 19 entering the project and 62 trips exiting the project. The project will generate 100 new PM peak hour trips. There will be 63 trips entering the project and 37 trips exiting the project in the PM peak hour.

Table 1 - Trip Generation

Table 1a: Daily

Land Use	ITE Code	Intensity	Units	Trip Generation Rate	Directional Split		Gross Trips		
					In	Out	In	Out	Total
Multifamily Housing (Low-Rise)	220	186	DU	T = 6.41(X) + 75.31	50%	50%	634	634	1,268
TOTALS							**634**	**634**	**1,268**

Source: ITE 11th Edition Trip Generation Rates

Table 1b: AM Peak Hour

Land Use	ITE Code	Intensity	Units	Trip Generation Rate	Directional Split		Gross Trips		
					In	Out	In	Out	Total
Multifamily Housing (Low-Rise)	220	186	DU	T = 0.31(X) + 22.85	24%	76%	19	62	81
TOTALS							**19**	**62**	**81**

Source: ITE 11th Edition Trip Generation Rates

Table 1c: PM Peak Hour

Land Use	ITE Code	Intensity	Units	Trip Generation Rate	Directional Split		Gross Trips		
					In	Out	In	Out	Total
Multifamily Housing (Low-Rise)	220	186	DU	T = 0.43(X) +20.55	63%	37%	63	37	100
TOTALS							**63**	**37**	**100**

Source: ITE 11th Edition Trip Generation Rates

PROJECT DISTRIBUTION/ ASSIGNMENT/IMPACT

The project traffic was distributed by general geographic direction and then assigned to the roadway network.

Distribution/ Assignment – This general distribution led to an assignment of trips based on the anticipated ultimate destinations and the roadway paths used to reach those destinations. The project assignment is shown in **Figure 2.**

Impact – Tables 2a and 2b summarize the project impact as a percent of service volume capacity. Significant is defined as 1% or more on an adjacent link and 3% or more on all other links. As shown, the project is significant on Jenkins Road between Okeechobee Boulevard and Edwards Road.

LINK ANALYSIS / REVIEW

Links where the project was significant were analyzed further to ensure they will meet concurrency. Growth of 1% plus traffic from other projects in the area were considered. Other project data includes committed traffic from 39 Acre Residential Development, Kings Center, Village of Sunset Lakes, Mariner Cove, Bent Creek, Celebration Pointe, Whispering Oaks, St. Lucie Commerce Center, Stonemont, Kings Commerce Center, Project Hurricane, and Waypoint.

Details of the background traffic are included in **Appendix C.**

Table 3a and 3b summarizes the results of the link analysis. As shown, all roadways will operate at acceptable levels of service at project buildout.

INTERSECTION ANALYSIS

The intersection of Okeechobee and Jenkins was analyzed for the AM and PM peak hours. The intersections will operate at an acceptable level of service at project build out. **Table 2** summarizes the delay and LOS.

Table 4: Analysis of Okeechobee / Jenkins Intersection

	AM	LOS	PM	LOS
Existing	34.5	C	30.6	C
Without Project	36.0	D	37.7	D
With Project	36.4	D	38.5	D

The intersection data is included in **Appendix D.**

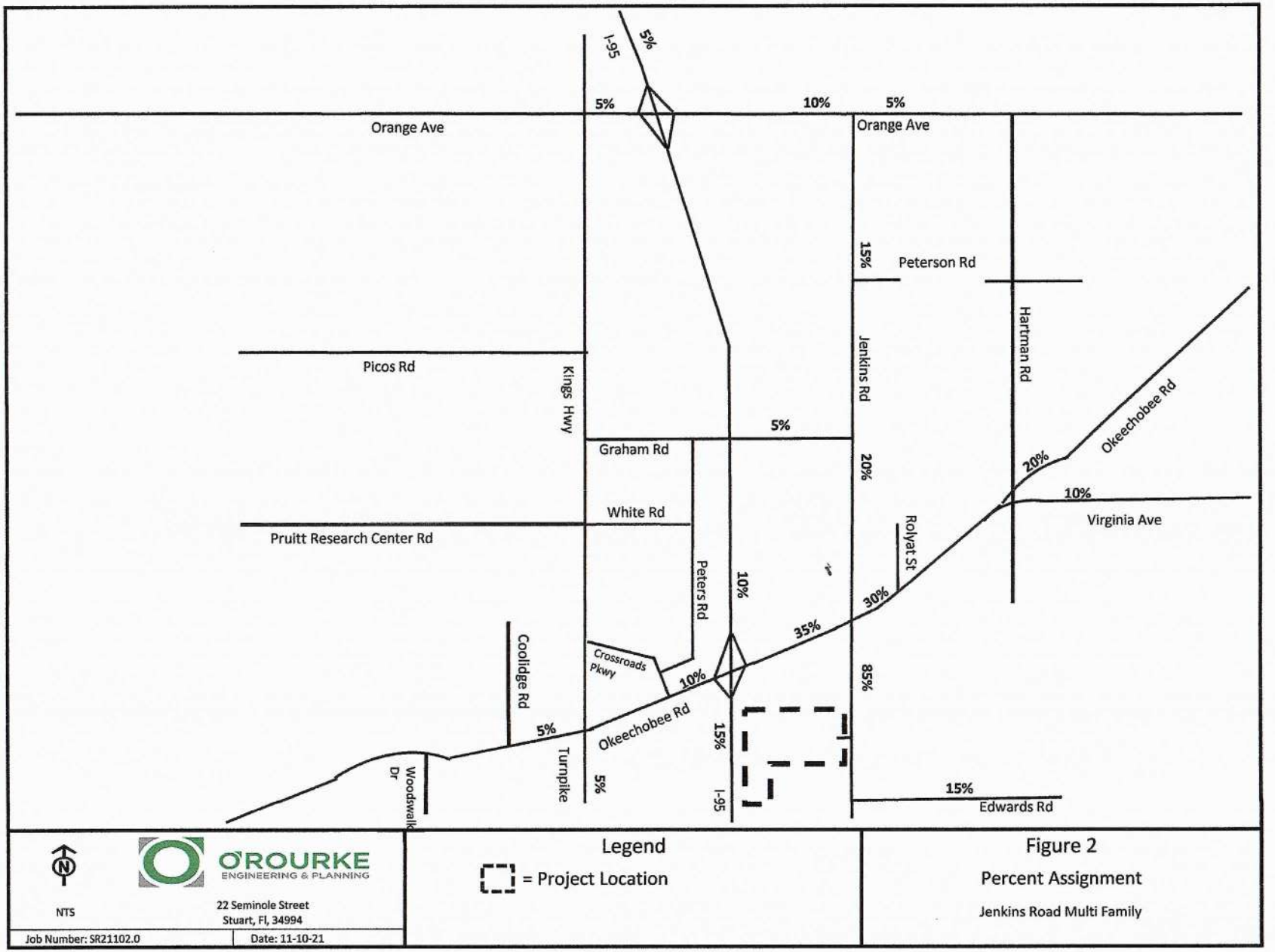

I-95
5%
5%
10%
5%
Orange Ave
Orange Ave
15%
Peterson Rd
Jenkins Rd
Hartman Rd
Picos Rd
Kings Hwy
5%
Graham Rd
20%
20%
Okeechobee Rd
10%
White Rd
Virginia Ave
Pruitt Research Center Rd
Rolyat St
30%
Peters Rd
10%
35%
Coolidge Rd
Crossroads Pkwy
10%
85%
5%
Okeechobee Rd
15%
Woodswalk Dr
Turnpike
5%
I-95
15%
Edwards Rd
N
NTS
O'ROURKE
ENGINEERING & PLANNING
22 Seminole Street
Stuart, Fl, 34994
Job Number: SR21102.0
Date: 11-10-21
Legend
= Project Location
Figure 2
Percent Assignment
Jenkins Road Multi Family

TABLE 2a - 5-Year Project Percent Impact - AM

Segment	From	To	Lanes	Direction	IN/OUT	Greater than 3% (1% on Adjacent Links)	(1) Peak Hour Service Capacity	Project Volume Peak Direction	% Project of Capacity- Peak Hour	Project Percent Assignment
Jenkins Rd	Orange Ave	Peterson Rd	2L	NB	OUT	NO	920	9	0.98%	15%
	Orange Ave	Peterson Rd	2L	SB	IN	NO	920	3	0.33%	15%
	Peterson Rd	Graham Rd	2L	NB	OUT	NO	630	9	1.43%	15%
	Peterson Rd	Graham Rd	2L	SB	IN	NO	630	3	0.48%	15%
	Graham Rd	Okeechobee Rd	2L	NB	OUT	NO	920	12	1.30%	20%
	Graham Rd	Okeechobee Rd	2L	SB	IN	NO	920	4	0.43%	20%
	Okeechobee Rd	Edwards Rd	2L	NB	OUT	YES	880	53	6.02%	85%
	Okeechobee Rd	Edwards Rd	2L	SB	IN	YES	880	16	1.82%	85%
Orange Ave	I-95	Jenkins Rd	4LD	EB	IN	NO	2,100	2	0.10%	10%
	I-95	Jenkins Rd	4LD	WB	OUT	NO	2,100	6	0.29%	10%
	Jenkins Rd	Hartman Rd	4LD	EB	OUT	NO	2,100	3	0.14%	5%
	Jenkins Rd	Hartman Rd	4LD	WB	IN	NO	2,100	1	0.05%	5%
Okeechobee Rd	Florida's Turnpike	Kings Hwy	4LD	EB	IN	NO	2,100	1	0.05%	5%
	Florida's Turnpike	Kings Hwy	4LD	WB	OUT	NO	2,100	3	0.14%	5%
	Kings Hwy	Crossroads Pkwy	8LD	EB	IN	NO	4,240	2	0.05%	10%
	Kings Hwy	Crossroads Pkwy	8LD	WB	OUT	NO	4,240	6	0.14%	10%
	Crossroads Pkwy	I-95	8LD	EB	IN	NO	4,240	2	0.05%	10%
	Crossroads Pkwy	I-95	8LD	WB	OUT	NO	4,240	6	0.14%	10%
	I95	Jenkins Rd	6LD	EB	IN	NO	4,240	7	0.17%	35%
	I95	Jenkins Rd	6LD	WB	OUT	NO	4,240	22	0.52%	35%
	Jenkins Rd	McNeil Rd	6LD	EB	OUT	NO	4,040	19	0.47%	30%
	Jenkins Rd	McNeil Rd	6LD	WB	IN	NO	4,040	6	0.15%	30%
	McNeil Rd	Virginia Ave	6LD	EB	OUT	NO	3,170	19	0.60%	30%
	McNeil Rd	Virginia Ave	6LD	WB	IN	NO	3,170	6	0.19%	30%
	Virginia Ave	Hartman Rd	4LD	EB	OUT	NO	2,100	12	0.57%	20%
	Virginia Ave	Hartman Rd	4LD	WB	IN	NO	2,100	4	0.19%	20%
Virginia Ave	Okeechobee Rd	Hartman Rd	6LD	EB	OUT	NO	3,020	6	0.20%	10%
	Okeechobee Rd	Hartman Rd	6LD	WB	IN	NO	3,020	2	0.07%	10%
I-95	Orange Ave	Okeechobee Rd	8LD	NB	OUT	NO	7,320	6	0.08%	10%
	Orange Ave	Okeechobee Rd	8LD	SB	IN	NO	7,320	2	0.03%	10%
	Okeechobee Rd	Midway Rd	6LD	NB	IN	NO	4,580	3	0.07%	15%
	Okeechobee Rd	Midway Rd	6LD	SB	OUT	NO	4,580	9	0.20%	15%

(1) According to the Guidelines prepared by the TPO and modified by the City and County

IN: 19
OUT: 62

TABLE 2b - 5-Year Project Percent Impact - PM

Segment	From	To	Lanes	Direction	IN/OUT	Greater than 3% (1% on Adjacent Links)	(1) Peak Hour Service Capacity	Project Volume Peak Direction	% Project of Capacity- Peak Hour	Project Percent Assignment
Jenkins Rd	Orange Ave	Peterson Rd	2L	NB	OUT	NO	920	6	0.65%	15%
	Orange Ave	Peterson Rd	2L	SB	IN	NO	920	9	0.98%	15%
	Peterson Rd	Graham Rd	2L	NB	OUT	NO	630	6	0.95%	15%
	Peterson Rd	Graham Rd	2L	SB	IN	NO	630	9	1.43%	15%
	Graham Rd	Okeechobee Rd	2L	NB	OUT	NO	920	7	0.76%	20%
	Graham Rd	Okeechobee Rd	2L	SB	IN	NO	920	13	1.41%	20%
	Okeechobee Rd	Edwards Rd	2L	NB	OUT	YES	880	31	3.52%	85%
	Okeechobee Rd	Edwards Rd	2L	SB	IN	YES	880	54	6.14%	85%
Orange Ave	I-95	Jenkins Rd	4LD	EB	IN	NO	2,100	6	0.29%	10%
	I-95	Jenkins Rd	4LD	WB	OUT	NO	2,100	4	0.19%	10%
	Jenkins Rd	Hartman Rd	4LD	EB	OUT	NO	2,100	2	0.10%	5%
	Jenkins Rd	Hartman Rd	4LD	WB	IN	NO	2,100	3	0.14%	5%
Okeechobee Rd	Florida's Turnpike	Kings Hwy	4LD	EB	IN	NO	2,100	3	0.14%	5%
	Florida's Turnpike	Kings Hwy	4LD	WB	OUT	NO	2,100	2	0.10%	5%
	Kings Hwy	Crossroads Pkwy	8LD	EB	IN	NO	4,240	6	0.14%	10%
	Kings Hwy	Crossroads Pkwy	8LD	WB	OUT	NO	4,240	4	0.09%	10%
	Crossroads Pkwy	I-95	8LD	EB	IN	NO	4,240	6	0.14%	10%
	Crossroads Pkwy	I-95	8LD	WB	OUT	NO	4,240	4	0.09%	10%
	I95	Jenkins Rd	6LD	EB	IN	NO	4,240	22	0.52%	35%
	I95	Jenkins Rd	6LD	WB	OUT	NO	4,240	13	0.31%	35%
	Jenkins Rd	McNeil Rd	6LD	EB	OUT	NO	4,040	11	0.27%	30%
	Jenkins Rd	McNeil Rd	6LD	WB	IN	NO	4,040	19	0.47%	30%
	McNeil Rd	Virginia Ave	6LD	EB	OUT	NO	3,170	11	0.35%	30%
	McNeil Rd	Virginia Ave	6LD	WB	IN	NO	3,170	19	0.60%	30%
	Virginia Ave	Hartman Rd	4LD	EB	OUT	NO	2,100	7	0.33%	20%
	Virginia Ave	Hartman Rd	4LD	WB	IN	NO	2,100	13	0.62%	20%
Virginia Ave	Okeechobee Rd	Hartman Rd	6LD	EB	OUT	NO	3,020	4	0.13%	10%
	Okeechobee Rd	Hartman Rd	6LD	WB	IN	NO	3,020	6	0.20%	10%
I-95	Orange Ave	Okeechobee Rd	8LD	EB	OUT	NO	7,320	4	0.05%	10%
	Orange Ave	Okeechobee Rd	8LD	WB	IN	NO	7,320	6	0.08%	10%
	Okeechobee Rd	Midway Rd	6LD	EB	IN	NO	4,580	9	0.20%	15%
	Okeechobee Rd	Midway Rd	6LD	WB	OUT	NO	4,580	6	0.13%	15%

(1) According to the Guidelines prepared by the TPO and modified by the City and County

IN: 63
OUT: 37

TABLE 3a - 5-Year Link Analysis - AM

Segment	From	To	Direction	IN/OUT	Greater than 3% (1% on Adjacent Links)	2021 Peak Hour Directional Volumes	Growth Rate	2025 AM Peak Hour + Growth	AM Peak Hour Committed Projects Directional	2025 Growth + Committed Peak Direction	Peak Hour Service Capacity (E+C)	Project Volume Peak Direction	Total Traffic (Peak Direction)	% Project of Capacity- Peak Hour	Does Project Meet Concurrency?	Project Percent Assignment
Jenkins Rd	Okeechobee Rd	Edwards Rd	NB	OUT	YES	541	1.00%	569	20	589	880	53	642	6.02%	YES	85%
	Okeechobee Rd	Edwards Rd	SB	OUT	YES	517	1.00%	543	25	568	880	41	733	1.20%	YES	66%

(1) St. Lucie County 2019/2020 Traffic Counts and LOS Report

(2) Growth rate calculated from St. Lucie County 2014 and 2019/2020 Traffic Counts and Level of Service Report

(3) Off peak direction based on FDOT D factor relationship

Net In: 19
Net Out: 62
Years Grown: 5

TABLE 3b - 5-Year Link Analysis - PM

Segment	From	To	Direction	IN/OUT	Greater than 3% (1% on Adjacent Links)	2021 Peak Hour Directional Volumes	Growth Rate	2025 PM Peak Hour + Growth	PM Peak Hour Committed Projects Directional	2025 Growth + Committed Peak Direction	Peak Hour Service Capacity (E+C)	Project Volume Peak Direction	Total Traffic (Peak Direction)	% Project of Capacity- Peak Hour	Does Project Meet Concurrency?	Project Percent Assignment
Jenkins Rd	Okeechobee Rd	Edwards Rd	NB	OUT	YES	593	1.00%	623	38	661	880	31	692	3.80%	YES	85%
	Okeechobee Rd	Edwards Rd	SB	IN	YES	546	1.00%	574	30	604	880	54	658	3.17%	YES	85%

(1) St. Lucie County 2019/2020 Traffic Counts and LOS Report

(2) Growth rate calculated from St. Lucie County 2015 and 2019/2020 Traffic Counts and Level of Service Report

(3) Off peak direction based on FDOT D factor relationship

Net In: 63
Net Out: 37
Years Grown: 5

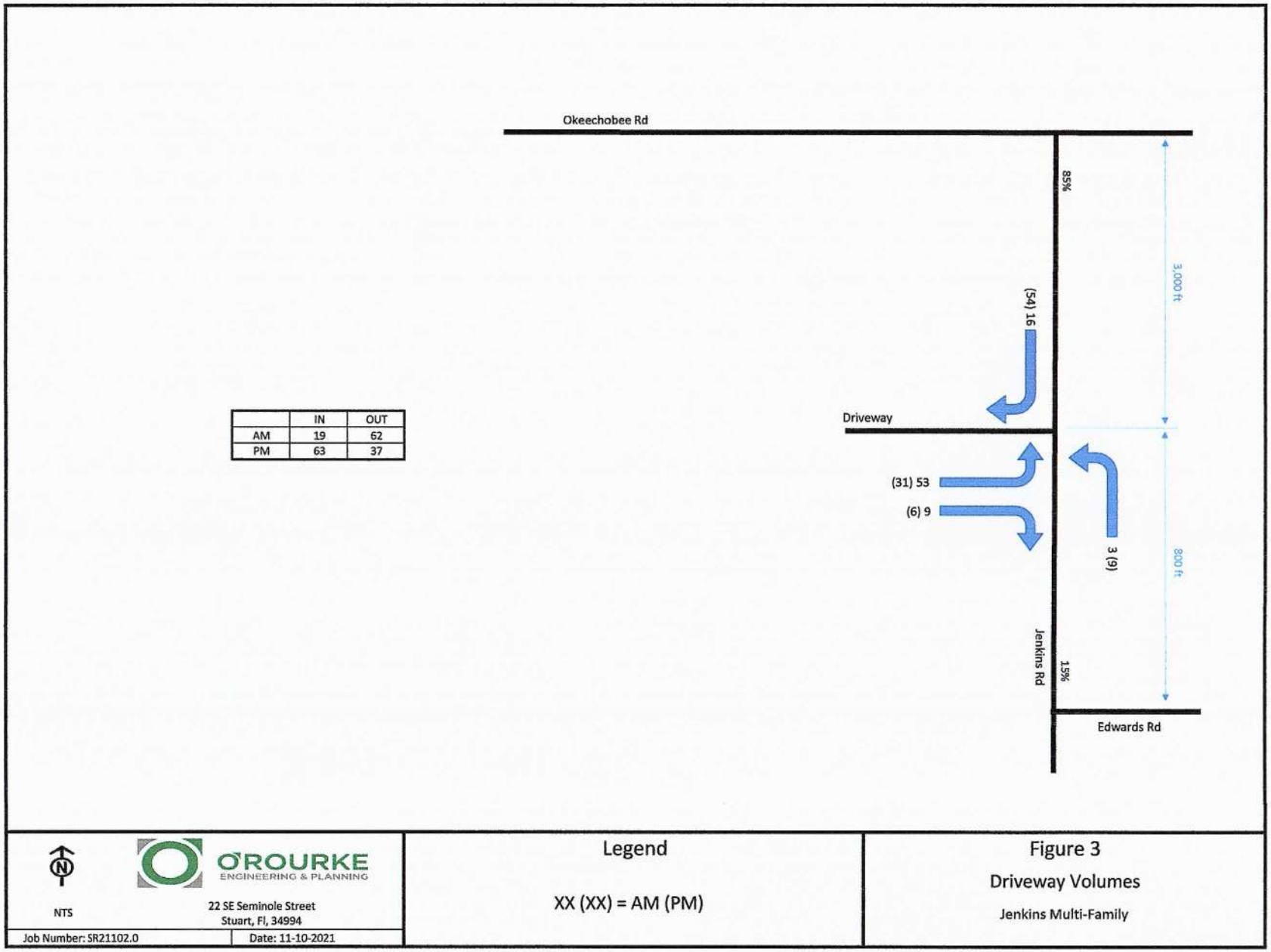
DRIVEWAY ANALYSIS

The project will have a single driveway that will be a full access driveway located on Jenkins Road. **Figure 3** shows the driveway volumes for the AM and PM peak hours. These driveways were analyzed using HCS. The analysis shows the driveway will operate at LOS E for the eastbound movement and LOS A on Jenkins Road during the AM peak. In the PM, the eastbound approach operate at LOS D and Jenkins will operate at LOS A.

NCHRP 457 was used to determine that a left turn lane is not needed at 0.4% of the advancing volume. FDOT criteria for a right turn has a threshold of 80 for a right turn lane. The highest volume is 54 so a right turn lane is not required. The driveway data and analyses are in **Appendix E**.

CONCLUSION

With 81 net new AM peak hour trips and 100 net new PM peak hour trips, all links and intersections operate at acceptable levels of service with the existing roadway network. Therefore, the project meets the requirements for concurrency.


Okeechobee Rd
85%
3,000 ft
(54) 16
Driveway
(31) 53
(6) 9
3 (9)
800 ft
Jenkins Rd
15%
Edwards Rd
IN OUT
AM 19 62
PM 63 37
NTS
O'ROURKE ENGINEERING & PLANNING
22 SE Seminole Street
Stuart, Fl, 34994
Job Number: SR21102.0
Date: 11-10-2021
Legend
XX (XX) = AM (PM)
Figure 3
Driveway Volumes
Jenkins Multi-Family

APPENDIX A

SITE PLAN

JENKINS
MULTI-FAMILY
CITY OF FORT PIERCE
FLORIDA
PRELIMINARY
SITE PLAN
SCPE
STEPHEN COOPER, P.E.
& ASSOCIATES, INC.
- CONSULTING ENGINEER -
CIVIL ENGINEERING • SITE PLANNING • ENVIRONMENTAL PERMITTING
7950 SOUTH FEDERAL HIGHWAY
PORT ST. LUCIE, FLORIDA 34952
Tel (772)336-2250
FLORIDA CERTIFICATE OF AUTHORIZATION No. 0010098
DATE: JANUARY 2021
DRAWN BY: CCL
DESIGNED BY: SC
CHECKED BY: SC
HORZ. SCALE:
VERT. SCALE:
DRAWING NO.
C1.0
JOB NO. 2021-119
Stephen Cooper, P.E. #46557
PROFESSIONAL ENGINEER
No. 46557
STATE OF FLORIDA
SITE LOCATION
LOCATION MAP
GRAPHIC SCALE
(IN FEET)
1 inch = 80 ft.
SITE DATA
BUILDING SETBACKS
PROPOSED USE: 24 1 BEDROOM
2 BEDROOM 36
3 BEDROOM 60
PROPOSED BUILDINGS: 10
PROPOSED ACRES: 3.91
CITY: FORT PIERCE
PARKING CALCULATIONS FOR RESIDENTIAL
TOTAL PARKING PROVIDED = 285 SPACES
TOTAL PARKING REQUIRED = 285 SPACES
PARKING SPACES =269 (INC. ADA)
DRIVEWAY SPACES = 16
REQUIRED ADA = 6
PROVIDED ADA = 6
EAST R/W LINE FOR INTERSTATE 95
PROPOSED LAKE ADV
TOTAL AREA
WIDTH 15.50' TW
3.91 AC

APPENDIX B

ST. LUCIE COUNTY 2021 LEVEL OF SERVICE REPORT

St. Lucie Transportation Planning Organization

Coco Vista Centre
466 SW Port St. Lucie Blvd, Suite 111
Port St. Lucie, FL 34953
772-462-1593 www.stlucietpo.org

Traffic Counts and Level of Service Report
2021

Roadway Name	Location	STATION ID	AADT	Last Count Year	Pk Hr Service Capacity	AM Pk Hr Pk Dir			PM Pk Hr Pk Dir		
						Volume	LOS	V/C	Volume	LOS	V/C
GEORGIA AVE	OKEECHOBEE RD to 17TH ST	667	4,778	2020	750	295	C	0.393	266	C	0.355
GEORGIA AVE	17TH ST to 13TH ST	508	4,723	2019	600	263	C	0.438	267	C	0.445
GEORGIA AVE	13TH ST to 7TH ST	506	2,165	2019	600	133	C	0.222	136	C	0.227
GEORGIA AVE	7TH ST to US 1	504	1,939	2019	600	122	C	0.203	135	C	0.225
GILSON RD	MARTIN C.L. to BECKER RD	111	10,500	2021	710	880	F	1.239	910	F	1.282
GILSON RD	BECKER RD to LAKERIDGE DR	111	10,500	2021	540	880	F	1.63	910	F	1.685
GLADES CUT-OFF RD	RANGE LINE RD to RESERVE BLVD	668	2,967	2017	1,070	209	B	0.195	264	B	0.247
GLADES CUT-OFF RD	RESERVE BLVD to COMMERCE CENTER DR	119	3,634	2016	1,070	336	B	0.314	336	B	0.314
GLADES CUT-OFF RD	CARLTON RD to RANGE LINE RD	668	2,967	2017	390	209	B	0.536	264	C	0.677
GLADES CUT-OFF RD	COMMERCE CENTER DR to MIDWAY RD	940279	3,400	2020	920	187	C	0.203	171	C	0.186
GLADES CUT-OFF RD	MIDWAY RD to JENKINS RD	115	8,500	2021	790	510	D	0.646	540	D	0.684
GLADES CUT-OFF RD	JENKINS RD to SELVITZ RD	113	6,575	2020	830	368	C	0.443	384	C	0.463
GRAHAM RD	KINGS HWY to JENKINS RD	669	3,833	2017	630	262	C	0.416	250	C	0.397
GREEN RIVER PKWY	MARTIN C.L. to CHARLESTON DR	319	5,700	2021	1,070	395	C	0.369	359	B	0.336
GREEN RIVER PKWY	CHARLESTON DR to MELALEUCA BLVD	319	5,700	2021	1,070	395	C	0.369	359	B	0.336
GREEN RIVER PKWY	MELALEUCA BLVD to WALTON RD	319	5,700	2021	1,070	395	C	0.369	359	B	0.336
HARTMAN RD	OKEECHOBEE RD to PETERSON RD	670	6,000	2021	750	286	C	0.381	280	C	0.373
HARTMAN RD	PETERSON RD to DELAWARE AVE	670	6,000	2021	540	286	D	0.53	280	D	0.519
HARTMAN RD	DELAWARE AVE to ORANGE AVE	670	6,000	2021	790	286	C	0.362	280	C	0.354
HEADER CANAL RD	OKEECHOBEE RD to ORANGE AVE	121	570	2019	670	47	B	0.07	57	B	0.085
HILLMOOR DR	US 1 to LENNARD RD	671	7,057	2019	790	366	C	0.463	465	D	0.589
I-95	GATLIN BLVD to ST LUCIE WEST BLVD	941901	80,500	2020	5,500	4,122	C	0.749	3,723	C	0.677
I-95	ST LUCIE WEST BLVD to MIDWAY RD	941904	66,431	2018	5,500	3,736	C	0.679	3,222	B	0.586
I-95	MIDWAY RD to OKEECHOBEE RD	941902	79,206	2018	5,500	5,004	D	0.91	4,063	C	0.739
I-95	OKEECHOBEE RD to ORANGE AVE	940260	60,386	2020	7,320	2,804	B	0.383	2,804	B	0.383

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* **Counts with an ID format of 6 digits have data extracted from FDOT count stations.**

B-1

St. Lucie Transportation Planning Organization

Coco Vista Centre
466 SW Port St. Lucie Blvd, Suite 111
Port St. Lucie, FL 34953
772-462-1593 www.stlucietpo.org

Traffic Counts and Level of Service Report
2021

Roadway Name	Location	STATION ID	AADT	Last Count Year	Pk Hr Service Capacity	AM Pk Hr Pk Dir			PM Pk Hr Pk Dir		
						Volume	LOS	V/C	Volume	LOS	V/C
I-95	ORANGE AVE to INDRIO RD	941905	48,500	2020	7,320	2,470	B	0.337	2,274	B	0.311
INDIAN RIVER DR	CITRUS AVE to ORANGE AVE	945029	6,600	2020	800	310	C	0.388	355	C	0.444
INDIAN RIVER DR	ORANGE AVE to AVENUE A	940003	5,500	2020	750	260	C	0.347	253	C	0.337
INDIAN RIVER DR	AVENUE D to SEAWAY DR	940004	7,200	2020	840	344	C	0.41	405	D	0.482
INDIAN RIVER DR	AVENUE A to AVENUE D	940004	7,200	2020	540	344	C	0.637	405	D	0.75
INDRIO RD	PRIVATE RD to I-95 W RAMP	940128	850	2020	1,080	40	B	0.037	43	B	0.04
INDRIO RD	I-95 W RAMP to I-95 E RAMP	940128	850	2020	3,240	40	B	0.012	43	B	0.013
INDRIO RD	I-95 E RAMP to KOBLEGARD RD	940038	9,800	2020	3,240	480	B	0.148	505	B	0.156
INDRIO RD	KOBLEGARD RD to JOHNSTON RD	940038	9,800	2020	700	480	C	0.686	505	C	0.721
INDRIO RD	JOHNSTON RD to EMERSON AVE	940038	9,800	2020	880	480	C	0.545	505	C	0.574
INDRIO RD	EMERSON RD to SEMINOLE RD	940281	8,600	2020	920	471	C	0.512	397	C	0.432
INDRIO RD	SEMINOLE RD to KINGS HWY	940281	8,600	2020	790	471	D	0.596	397	D	0.503
INDRIO RD	KINGS HWY to SLASH PINE TRL	114	5,909	2020	840	378	C	0.45	370	C	0.44
INDRIO RD	SLASH PINE TRL to US 1	114	5,909	2020	920	378	C	0.411	370	C	0.402
INDRIO RD	US 1 to OLD DIXIE HWY	672	900	2016	750	63	C	0.084	85	C	0.113
JENNINGS RD	US 1 to LENNARD RD	673	4,633	2016	2,100	306	C	0.146	250	C	0.119
JENKINS RD	EDWARDS RD to OKEECHOBEE RD	133	11,500	2021	880	541	C	0.615	593	C	0.674
JENKINS RD	OKEECHOBEE RD to GRAHAM RD	131	9,900	2021	920	517	C	0.562	523	C	0.568
JENKINS RD	GRAHAM RD to PETERSON RD	131	9,900	2021	630	517	C	0.821	523	C	0.83
JENKINS RD	PETERSON RD to ORANGE AVE	131	9,900	2021	920	517	C	0.562	523	C	0.568
JOHNSTON RD	ANGLE RD to L20	674	2,700	2016	1,070	183	B	0.171	177	B	0.165
JOHNSTON RD	L20 to MEADOWOOD DR	675	2,333	2017	1,070	148	B	0.138	144	B	0.135
JOHNSTON RD	MEADOWOOD DR to OLD JOHNSTON RD	675	2,333	2017	1,070	148	B	0.138	144	B	0.135
JOHNSTON RD	OLD JOHNSTON RD to INDRIO RD	675	2,333	2017	1,070	148	B	0.138	144	B	0.135
JOHNSTON RD	INDRIO RD to RUSSOS RD	135	8,424	2020	1,070	477	C	0.446	479	C	0.448

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2021

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						Volume	LOS	V/C	Volume	LOS	V/C
OHIO AVE	SUNRISE BLVD to COLONIAL RD	686	4,400	2017	540	261	C	0.483	255	C	0.472
OHIO AVE	COLONIAL RD to US 1	686	4,400	2017	750	261	C	0.348	255	C	0.34
OKEECHOBEE RD	OKEECHOBEE C.L. to BLUEFIELD RD	687	11,000	2021	1,580	575	B	0.364	618	B	0.391
OKEECHOBEE RD	BLUEFIELD RD to CARLTON RD	687	11,000	2021	2,000	575	B	0.288	618	B	0.309
OKEECHOBEE RD	CARLTON RD to SNEED RD	940039	7,500	2020	2,100	349	B	0.166	341	B	0.162
OKEECHOBEE RD	IDEAL HOLDING RD to HEADER CANAL RD	940039	7,500	2020	2,100	349	B	0.166	341	B	0.162
OKEECHOBEE RD	SNEED RD to IDEAL HOLDING RD	940039	7,500	2020	2,100	349	B	0.166	341	B	0.162
OKEECHOBEE RD	HEADER CANAL RD to MIDWAY RD	940039	7,500	2020	2,450	349	B	0.142	341	B	0.139
OKEECHOBEE RD	MIDWAY RD to SHINN RD	940039	7,500	2020	3,110	349	B	0.112	341	B	0.11
OKEECHOBEE RD	SHINN RD to MCCARTY RD	940195	5,584	2020	3,240	303	B	0.094	303	B	0.094
OKEECHOBEE RD	MCCARTY RD to FLORIDA'S TURNPIKE	940025	8,600	2020	3,240	391	B	0.121	405	B	0.125
OKEECHOBEE RD	FLORIDA'S TURNPIKE to KINGS HWY	940025	8,600	2020	2,100	391	C	0.186	405	C	0.193
OKEECHOBEE RD	KINGS HWY to CROSSROADS PKWY	940748	22,500	2020	4,240	1,028	C	0.242	1,085	C	0.256
OKEECHOBEE RD	CROSSROADS PKWY to I-95	940106	26,500	2020	4,240	1,213	C	0.286	1,240	C	0.292
OKEECHOBEE RD	I-95 to JENKINS RD	940029	32,000	2020	4,240	1,981	C	0.467	1,713	C	0.404
OKEECHOBEE RD	JENKINS RD to MCNEIL RD	940029	32,000	2020	4,040	1,981	C	0.49	1,713	C	0.424
OKEECHOBEE RD	MCNEIL RD to VIRGINIA AVE	940742	29,500	2020	3,170	1,468	C	0.463	1,531	C	0.483
OKEECHOBEE RD	VIRGINIA AVE to HARTMAN RD	688	12,171	2020	2,100	669	C	0.319	708	C	0.337
OKEECHOBEE RD	HARTMAN RD to 35TH ST	688	12,171	2020	1,630	669	C	0.41	708	C	0.434
OKEECHOBEE RD	35TH ST to 33RD ST	689	15,993	2020	1,630	868	D	0.533	849	D	0.521
OKEECHOBEE RD	33RD ST to 25TH ST	689	15,993	2020	1,630	868	D	0.533	849	D	0.521
OKEECHOBEE RD	25TH ST to GEORGIA AVE	690	13,110	2020	1,630	754	D	0.463	716	C	0.439
OKEECHOBEE RD	GEORGIA AVE to DELAWARE AVE	690	13,110	2020	1,710	754	C	0.441	716	C	0.419
OLD DIXIE HWY	US 1 to SR A1A NORTH	691	5,233	2017	790	407	D	0.515	369	C	0.467
OLD DIXIE HWY	SR A1A NORTH to ST LUCIE BLVD	948521	1,750	2020	750	82	C	0.109	82	C	0.109

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2021

Roadway Name	Location	STATION ID	AADT	Last Count Year	Pk Hr Service Capacity	AM Pk Hr Pk Dir			PM Pk Hr Pk Dir		
						Volume	LOS	V/C	Volume	LOS	V/C
OLD DIXIE HWY	ST LUCIE BLVD to INDRIO RD	227	2,019	2016	790	148	C	0.187	115	C	0.146
OLD DIXIE HWY	INDRIO RD to INDIAN RIVER C.L.	948523	1,350	2020	870	63	C	0.072	63	C	0.072
OLEANDER AVE	BEACH AVE to KITTERMAN RD	692	2,900	2021	540	168	C	0.311	190	C	0.352
OLEANDER AVE	KITTERMAN RD to MIDWAY RD	141	5,500	2021	750	320	C	0.427	320	C	0.427
OLEANDER AVE	MIDWAY RD to WEATHERBEE RD	139	7,055	2020	750	386	D	0.515	418	D	0.557
OLEANDER AVE	WEATHERBEE RD to BELL AVE	139	7,055	2020	580	386	D	0.666	418	D	0.721
OLEANDER AVE	BELL AVE to FARMER'S MARKET RD	240	11,500	2021	580	555	E	0.957	526	D	0.907
OLEANDER AVE	FARMER'S MARKET RD to EDWARDS RD	240	11,500	2021	800	555	D	0.694	526	D	0.658
OLEANDER AVE	EDWARDS RD to WISTERIA AVE	505	9,200	2021	800	558	D	0.698	464	D	0.58
OLEANDER AVE	WISTERIA AVE to GARDENIA AVE	505	9,200	2021	580	558	E	0.962	464	D	0.8
OLEANDER AVE	GARDENIA AVE to VIRGINIA AVE	505	9,200	2021	840	558	D	0.664	464	D	0.552
OLEANDER AVE	VIRGINIA AVE to SUNRISE BLVD	503	4,553	2019	640	259	C	0.405	269	C	0.42
ORANGE AVE	OKEECHOBEE C.L. to SNEED RD	144	4,600	2021	670	269	C	0.401	256	C	0.382
ORANGE AVE	SNEED RD to HEADER CANAL RD	144	4,600	2021	670	269	C	0.401	256	C	0.382
ORANGE AVE	SHINN RD to CAMPBELL RD	940144	2,700	2020	1,070	148	B	0.138	148	B	0.138
ORANGE AVE	CAMPBELL RD to KINGS HWY	940144	2,700	2020	1,070	148	B	0.138	148	B	0.138
ORANGE AVE	KINGS HWY to I-95	940041	19,000	2020	2,100	856	C	0.408	863	C	0.411
ORANGE AVE	I-95 to JENKINS RD	940035	14,700	2020	2,100	797	C	0.38	750	C	0.357
ORANGE AVE	JENKINS RD to HARTMAN RD	940028	14,400	2020	2,100	705	C	0.336	655	C	0.312
ORANGE AVE	HARTMAN RD to ANGLE RD	940028	14,400	2020	2,100	705	C	0.336	655	C	0.312
ORANGE AVE	ANGLE RD to 25TH ST	945044	10,449	2020	1,710	507	C	0.296	590	C	0.345
ORANGE AVE	25TH ST to 17TH ST	945040	11,700	2020	1,630	534	C	0.328	586	C	0.36
ORANGE AVE	17TH ST to 13TH ST	945040	11,700	2020	1,710	534	C	0.312	586	C	0.343
ORANGE AVE	13TH ST to 10TH ST	945040	11,700	2020	750	534	D	0.712	586	D	0.781
ORANGE AVE	10TH ST to 7TH ST	940155	9,200	2020	600	418	D	0.697	481	D	0.802

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2021

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						Volume	LOS	V/C	Volume	LOS	V/C
US 1	AVENUE H to OLD DIXIE HWY	715	31,500	2021	2,000	1,590	C	0.795	1,584	C	0.792
US 1	OLD DIXIE HWY to AVENUE O	940123	29,000	2020	2,000	1,709	C	0.855	1,336	C	0.668
US 1	AVENUE O to SR A1A NORTH	940123	29,000	2020	2,100	1,709	C	0.814	1,336	C	0.636
US 1	SR A1A NORTH to JUANITA AVE	940010	21,500	2020	2,100	1,222	C	0.582	979	C	0.466
US 1	JUANITA AVE to ST LUCIE BLVD	940010	21,500	2020	2,100	1,222	C	0.582	979	C	0.466
US 1	ST LUCIE BLVD to 25TH ST	940009	20,500	2020	2,100	1,077	C	0.513	1,033	C	0.492
US 1	25TH ST to INDRIO RD	940009	20,500	2020	2,100	1,077	C	0.513	1,033	C	0.492
US 1	INDRIO RD to TURNPIKE FEEDER RD	940107	24,000	2020	2,100	1,164	C	0.554	1,157	C	0.551
US 1	TURNPIKE FEEDER RD to INDIAN RIVER C.L.	940107	24,000	2020	2,100	1,164	C	0.554	1,157	C	0.551
VETERANS MEMORIAL PKWY	PORT ST LUCIE BLVD to LYNGATE DR	329	17,256	2019	2,100	927	C	0.441	973	C	0.463
VETERANS MEMORIAL PKWY	LYNGATE DR to US 1	327	8,400	2021	2,100	429	C	0.204	434	C	0.207
VILLAGE GREEN DR	US 1 to WALTON RD	716	16,500	2021	2,100	987	C	0.47	1,040	C	0.495
VILLAGE GREEN DR	WALTON RD to TIFFANY AVE	717	4,733	2017	920	254	C	0.276	240	C	0.261
VILLAGE PKWY	DISCOVERY WAY to TRADITION PKWY	718	16,000	2021	2,650	792	C	0.299	806	C	0.304
VILLAGE PKWY	BECKER RD to DISCOVERY WAY	718	16,000	2021	1,710	792	D	0.463	806	D	0.471
VILLAGE PKWY	TRADITION PKWY to WESTCLIFFE LN	719	23,500	2021	1,710	1,294	D	0.757	1,295	D	0.757
VILLAGE PKWY	WESTCLIFFE LN to CROSSTOWN PKWY	720	13,043	2019	1,710	696	C	0.407	689	C	0.403
VIRGINIA AVE	35TH ST to 25TH ST	940032	22,000	2020	3,020	1,075	C	0.356	1,047	C	0.347
VIRGINIA AVE	OKEECHOBEE RD to HARTMAN RD	940030	20,000	2020	3,020	975	C	0.323	939	C	0.311
VIRGINIA AVE	HARTMAN RD to 35TH ST	940030	20,000	2020	3,020	975	C	0.323	939	C	0.311
VIRGINIA AVE	25TH ST to 13TH ST	940033	21,000	2020	3,020	988	C	0.327	1,052	C	0.348
VIRGINIA AVE	13TH ST to 11TH ST	940794	21,500	2020	3,020	1,002	C	0.332	1,002	C	0.332
VIRGINIA AVE	11TH ST to SUNRISE BLVD	940794	21,500	2020	3,170	1,002	C	0.316	1,002	C	0.316
VIRGINIA AVE	SUNRISE BLVD to OLEANDER AVE	940792	21,100	2020	3,020	1,055	C	0.349	985	C	0.326
VIRGINIA AVE	OLEANDER AVE to COLONIAL RD	940034	18,300	2020	3,170	902	C	0.285	882	C	0.278

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ORANGE AVE FROM KINGS HIGHWAY TO E OF I-95 SB RAMP

4461681 SIS

Project Description: INTERCHANGE - ADD LANES

Extra Description: ADD EB RIGHT TURN LANE FROM ORANGE AVE TO I-95 SB ON-RAMP & ADD WB RIGHT-TURN LANE FR ORANGE AVE TO NB KINGS HIGHWAY. NB & WB PROTECTED RIGHT TURN PHASES TO BE ADDED AT INTERSECTION OF ORANGE AVE AND KINGS HIGHWAY. EB TO SB ON-RAMP ENTRANCE TO BE RELOCATED TO THE EXISTING SIGNALIZED INTERSECTION FOR THE WB TO SB (SEE WP45)

Lead Agency: MANAGED BY FDOT

From: KINGS HIGHWAY

Length: .646

To: E OF I-95 SB RAMP

Phase Group: P D & E, PRELIMINARY ENGINEERING, RIGHT OF WAY, ENVIRONMENTAL

Phase	Fund Code	2021	2022	2023	2024	2025	Total
PDE	ACFP	0	310,000	0	0	0	310,000
PE	ACFP	0	0	0	477,924	0	477,924
ROW	ACFP	0	0	0	0	345,821	345,821
ENV	ACFP	0	0	0	10,000	0	10,000
			310,000		**487,924**	**345,821**	**1,143,745**

Prior Year Cost: 0

Future Year Cost: 0

Total Project Cost: 1,143,745

LRTP: Page 7-1

Notes

KINGS HIGHWAY FR N OF I-95 OVERPASS TO N OF COMMERCIAL CIR

4383791 Non-SIS

Project Description: ADD LANES & RECONSTRUCT
Extra Description: 2017 TPO PRIORITY #4 WIDENING 2 TO 4 LANES PD&E UNDER 230256-5
Lead Agency: MANAGED BY FDOT **From:** N OF I-95 OVERPASS
Length: 1.400 **To:** N OF COMMERCIAL CIR
Phase Group: RIGHT OF WAY, CONSTRUCTION, PRELIMINARY ENGINEERING, ENVIRONMENTAL

Phase	Fund Code	2021	2022	2023	2024	2025	Total
ROW	SU	550,932	0	0	0	0	550,932
CST	SA	0	0	0	19,059,878	99,346	19,159,224
CST	DS	0	0	0	24,416,190	0	24,416,190
ROW	DDR	347,013	9,558,552	5,000,000	2,290,916	0	17,196,481
ENV	DDR	0	60,000	0	0	0	60,000
		897,945	**9,618,552**	**5,000,000**	**45,766,984**	**99,346**	**61,382,827**

Prior Year Cost: 9,874,313
Future Year Cost: 0
Total Project Cost: 117,468,388
LRTP: Page 6-5

Notes

KINGS HIGHWAY FR SOUTH OF OKEECHOBEE ROAD TO NORTH OF PICOS RD

2302568 Non-SIS

Project Description: LANDSCAPING
Extra Description: STANDALONE DEPENDENT PROJECT FOR 230256-6
Lead Agency: MANAGED BY FDOT **From:** 500 feet S OF OKEECHOBEE
Length: 1.890 **To:** NORTH OF PICOS ROAD
Phase Group: PRELIMINARY ENGINEERING, CONSTRUCTION

Phase	Fund Code	2021	2022	2023	2024	2025	Total
PE	DIH	27,898	27,898	0	0	0	55,796
CST	DIH	0	0	57,694	0	0	57,694
PE	DDR	194,075	0	0	0	0	194,076
CST	DDR	0	0	655,611	0	0	655,611
		221,974	**27,898**	**713,305**			**963,177**

Prior Year Cost: 77,444,910
Future Year Cost: 0
Total Project Cost: 81,485,486
LRTP: Page 6-5

Notes

B-8

KINGS HIGHWAY FROM N OF COMMERCIAL CIRCLE TO NORTH OF ST LUCIE BLVD
4383792 Non-SIS

Project Description: ADD LANES & RECONSTRUCT
Extra Description: 2017 TPO PRIORITY #4 WIDENING FROM 2 TO 4 LANES; PD&E UNDER 230256-5
Lead Agency: MANAGED BY FDOT **From:** N OF COMMERCIAL CIRCLE
Length: 1.210 **To:** NORTH OF ST LUCIE BLVD
Phase Group: RIGHT OF WAY, CONSTRUCTION, PRELIMINARY ENGINEERING, ENVIRONMENTAL

Phase	Fund Code	2021	2022	2023	2024	2025	Total
ROW	SU	1,646,606	1,901,548	1,878,190	0	0	5,426,344
CST	SA	0	0	3,655,351	0	0	3,655,351
CST	DS	0	0	8,096,315	0	0	8,096,315
CST	DIH	0	0	125,524	129,007	0	254,531
CST	DDR	0	0	15,567,100	0	0	15,567,100
ROW	DDR	0	0	2,150,983	0	0	2,150,983
		1,646,606	**1,901,548**	**31,473,463**	**129,007**		**35,150,624**

Prior Year Cost: 9,874,313
Future Year Cost: 0
Total Project Cost: 117,468,388
LRTP: Page 6-5

Notes

KINGS HIGHWAY FROM NORTH OF PICOS RD TO NORTH OF I-95 OVERPASS

2302567 Non-SIS

Project Description: ADD LANES & RECONSTRUCT
Extra Description: PE/ENGINEERING UNDER 230256-2 2013 TPO PRIORITY #1 CONCRETE AT THE INTERSECTION OF ORANGE AVENUE
Lead Agency: MANAGED BY FDOT
From: NORTH OF PICOS RD
Length: 1.217
To: NORTH OF I-95 OVERPASS
Phase Group: RIGHT OF WAY, CONSTRUCTION, ENVIRONMENTAL, RAILROAD & UTILITIES

Phase	Fund Code	2021	2022	2023	2024	2025	Total
ROW	DS	0	72,874	0	0	0	72,874
ROW	DDR	0	157,583	0	0	0	157,583
			230,457				**230,457**

Prior Year Cost: 77,444,910
Future Year Cost: 0
Total Project Cost: 81,485,486
LRTP: Page 6-2

Notes

KINGS HIGHWAY FROM NORTH OF PICOS RD TO NORTH OF I-95 OVERPASS
4380411 Non-SIS

Project Description: LANDSCAPING
Extra Description: STANDALONE DEPENDENT PROJECT FOR 230256-7
Lead Agency: MANAGED BY FDOT **From:** NORTH OF PICOS RD
Length: 1.552 **To:** NORTH OF I-95 OVERPASS
Phase Group: PRELIMINARY ENGINEERING, ENVIRONMENTAL, CONSTRUCTION

Phase	Fund Code	2021	2022	2023	2024	2025	Total
PE	DS	150,525	0	0	0	0	150,525
ENV	DS	5,000	0	0	0	0	5,000
PE	DIH	5,000	0	0	0	0	5,000
CST	DIH	0	0	44,730	0	0	44,730
CST	DDR	0	0	508,288	0	0	508,288
		160,525		**553,018**			**713,543**

Prior Year Cost: 0
Future Year Cost: 0
Total Project Cost: 713,543
LRTP: Page 6-2

Notes

KINGS HIGHWAY FROM NORTH OF ST LUCIE BLVD TO INDRIO ROAD
4383793 Non-SIS

Project Description: ADD LANES & RECONSTRUCT
Extra Description: 2020 TPO PRIORITY #5 WIDENING FROM 2 TO 4 LANES; PD&E UNDER 230256-5 R/W REQUIRED
Lead Agency: MANAGED BY FDOT **From:** ST LUCIE BOULEVARD
Length: 2.190 **To:** SOUTH OF INDRIO ROAD
Phase Group: RIGHT OF WAY, PRELIMINARY ENGINEERING

Phase	Fund Code	2021	2022	2023	2024	2025	Total
ROW	SA	0	0	3,605,309	0	0	3,605,309
ROW	DS	0	0	6,939,345	0	0	6,939,345
ROW	DIH	0	0	162,000	0	0	162,000
ROW	DDR	0	0	353,970	0	0	353,970
				11,060,624			**11,060,624**

Prior Year Cost: 9,874,313
Future Year Cost: 0
Total Project Cost: 117,468,388
LRTP: Page 6-5

Notes

JENKINS ROAD FROM MIDWAY ROAD TO ORANGE AVENUE

4463311 Non-SIS

Project Description: PD&E/EMO STUDY
Extra Description: 2020 TPO PRIORITY #7 LFA WITH ST. LUCIE COUNTY IS R/W NEEDED
Lead Agency: MANAGED BY FDOT
From: MIDWAY ROAD
Length: 2.128
To: ORANGE AVENUE
Phase Group: P D & E

Phase	Fund Code	2021	2022	2023	2024	2025	Total
PDE	TRIP	0	0	0	0	375,000	375,000
PDE	SU	0	0	0	0	20,000	20,000
PDE	LFP	0	0	0	0	375,000	375,000
						770,000	**770,000**

Prior Year Cost: 0
Future Year Cost: 0
Total Project Cost: 770,000
LRTP: Page 6-5

Notes

TABLE 7 Generalized **Peak Hour Directional** Volumes for Florida's Urbanized Areas

January 2020

INTERRUPTED FLOW FACILITIES

STATE SIGNALIZED ARTERIALS

Class I (40 mph or higher posted speed limit)

Lanes	Median	B	C	D	E
1	Undivided	*	830	880	**
2	Divided	*	1,910	2,000	**
3	Divided	*	2,940	3,020	**
4	Divided	*	3,970	4,040	**

Class II (35 mph or slower posted speed limit)

Lanes	Median	B	C	D	E
1	Undivided	*	370	750	800
2	Divided	*	730	1,630	1,700
3	Divided	*	1,170	2,520	2,560
4	Divided	*	1,610	3,390	3,420

Non-State Signalized Roadway Adjustments

(Alter corresponding state volumes by the indicated percent.)

Non-State Signalized Roadways - 10%

Median & Turn Lane Adjustments

Lanes	Median	Exclusive Left Lanes	Exclusive Right Lanes	Adjustment Factors
1	Divided	Yes	No	+5%
1	Undivided	No	No	-20%
Multi	Undivided	Yes	No	-5%
Multi	Undivided	No	No	-25%
--	--	--	Yes	+ 5%

One-Way Facility Adjustment

Multiply the corresponding directional volumes in this table by 1.2

BICYCLE MODE[2]

(Multiply vehicle volumes shown below by number of directional roadway lanes to determine two-way maximum service volumes.)

Paved Shoulder/Bicycle Lane Coverage	B	C	D	E
0-49%	*	150	390	1,000
50-84%	110	340	1,000	>1,000
85-100%	470	1,000	>1,000	**

PEDESTRIAN MODE[2]

(Multiply vehicle volumes shown below by number of directional roadway lanes to determine two-way maximum service volumes.)

Sidewalk Coverage	B	C	D	E
0-49%	*	*	140	480
50-84%	*	80	440	800
85-100%	200	540	880	>1,000

BUS MODE (Scheduled Fixed Route)[3]

(Buses in peak hour in peak direction)

Sidewalk Coverage	B	C	D	E
0-84%	> 5	≥ 4	≥ 3	≥ 2
85-100%	> 4	≥ 3	> 2	≥ 1

UNINTERRUPTED FLOW FACILITIES

FREEWAYS

Core Urbanized

Lanes	B	C	D	E
2	2,230	3,100	3,740	4,080
3	3,280	4,570	5,620	6,130
4	4,310	6,030	7,490	8,170
5	5,390	7,430	9,370	10,220
6	6,380	8,990	11,510	12,760

Urbanized

Lanes	B	C	D	E
2	2,270	3,100	3,890	4,230
3	3,410	4,650	5,780	6,340
4	4,550	6,200	7,680	8,460
5	5,690	7,760	9,520	10,570

Freeway Adjustments

Auxiliary Lane	Ramp Metering
+ 1,000	+ 5%

UNINTERRUPTED FLOW HIGHWAYS

Lanes	Median	B	C	D	E
1	Undivided	580	890	1,200	1,610
2	Divided	1,800	2,600	3,280	3,730
3	Divided	2,700	3,900	4,920	5,600

Uninterrupted Flow Highway Adjustments

Lanes	Median	Exclusive left lanes	Adjustment factors
1	Divided	Yes	+5%
Multi	Undivided	Yes	-5%
Multi	Undivided	No	-25%

[1] Values shown are presented as peak hour directional volumes for levels of service and are for the automobile/truck modes unless specifically stated. This table does not constitute a standard and should be used only for general planning applications. The computer models from which this table is derived should be used for more specific planning applications. The table and deriving computer models should not be used for corridor or intersection design, where more refined techniques exist. Calculations are based on planning applications of the HCM and the Transit Capacity and Quality of Service Manual.

[2] Level of service for the bicycle and pedestrian modes in this table is based on number of vehicles, not number of bicyclists or pedestrians using the facility.

[3] Buses per hour shown are only for the peak hour in the single direction of the higher traffic flow.

* Cannot be achieved using table input value defaults.

** Not applicable for that level of service letter grade. For the automobile mode, volumes greater than level of service D become F because intersection capacities have been reached. For the bicycle mode, the level of service letter grade (including F) is not achievable because there is no maximum vehicle volume threshold using table input value defaults.

Source:
Florida Department of Transportation
Systems Implementation Office
http://www.fdot.gov/planning/systems/

APPENDIX C

OTHER PROJECT DATA/GROWTH RATE

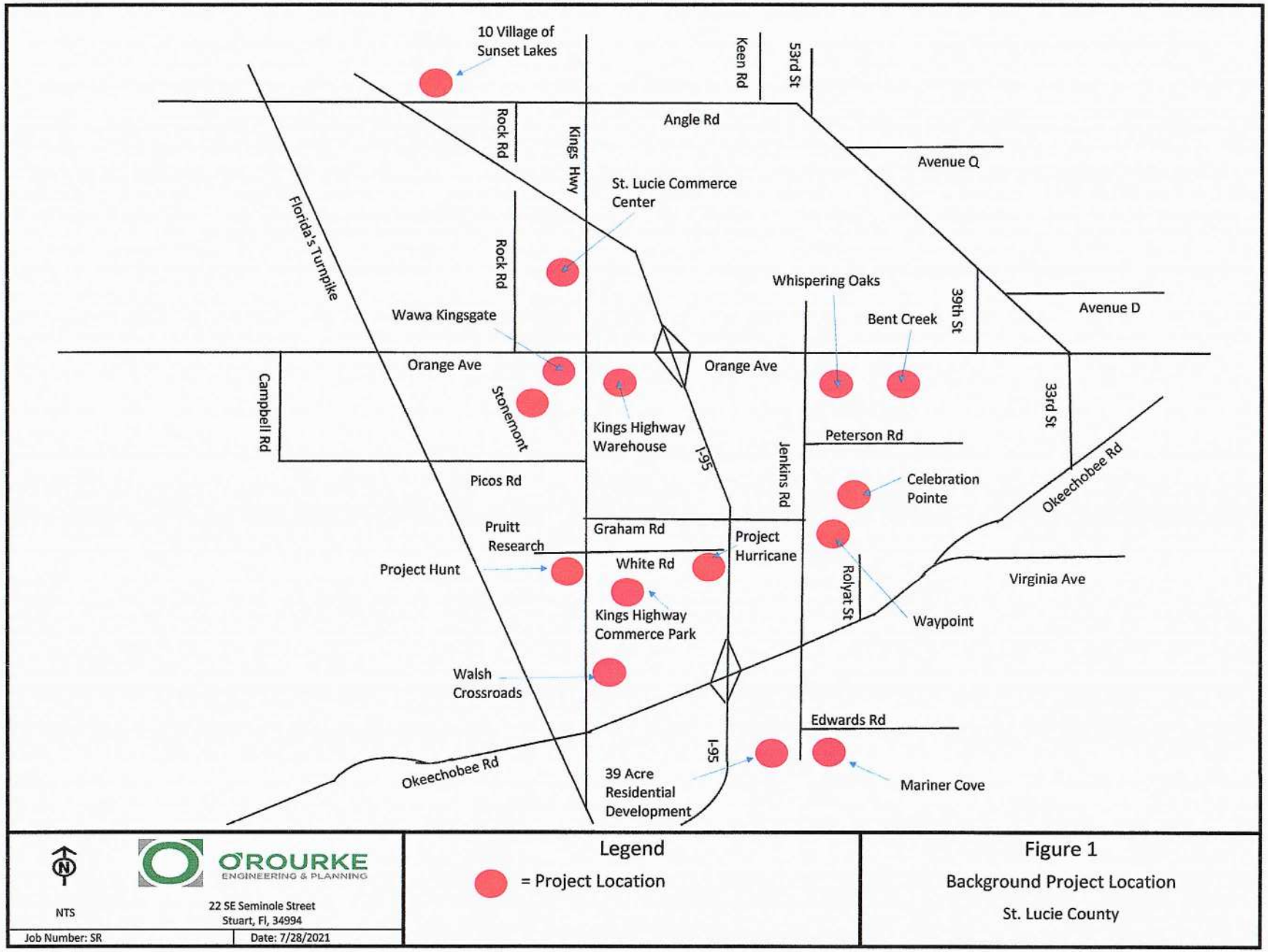
AM APPROVED PROJECTS			Stonemont			Creekside			43 Bent Creek @ 50% Complete City of Fort Pierce			44 Celebration Pointe @25% Complete City of Fort Pierce			Jenkins Waypoint			37 Whispering Oaks			Project Hunt			Wawa Kings Highway			Kings Highway Warehouse			St. Lucie Commerce Center @25% Complete			Walsh Crossroads			Project Hurricane			SUM Directional N/E		SUM Directional S/W		Directional N/E		Directional S/W	
Road Name	From	To	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	Residential	Non-Residential	Residential	Non-Residential	Double Count	Net	Double Count	Net
25th St	Virginia Ave.	Cortez Blvd.	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0	0	0	0	0	0
	Cortez Blvd.	Edwards Rd.	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0	0	0	0	0	0
	Edwards Rd.	Bell Ave.	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0	0	0	0	0	0
Jenkins Rd	Orange	Peterson	5%	10	3	5%	7	21	2%	1	4	30%	9	29	56%	52	17	70%	117	32	2%	2	0	0%	0	0	0%	0	0	0%	0	0	30%	42	9	0%	0	0	15%	2	5	186	55	102	18	-11	231	-4	116
	Peterson	Okeechobee	3%	6	2	5%	7	21	2%	1	4	50%	48	15	34%	10	32	12%	20	5	5%	4	1	0%	0	0	0%	0	0	0%	0	0	30%	42	9	0%	0	0	20%	2	7	87	54	77	19	-11	130	-4	92
	Okeechobee	Edwards	0%	0	0	5%	7	21	0%	0	0	5%	5	2	0%	0	0	5%	8	2	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	20	0	25	0	0	20	0	25
Orange Ave	Rock Rd	Kings Hwy	55%	30	108	0%	0	0	0%	0	0	5%	5	2	4%	1	4	5%	2	8	3%	1	1	55.0%	23	23	4%	14	14	90%	127	28	0%	0	0	5%	2	1	8	196	14	174	-2	202	-3	184		
	Kings Hwy	I-95	65%	36	128	0%	0	0	5%	3	9	10%	10	3	12%	4	11	10%	5	17	40%	7	30	55.0%	23	23	26%	89	89	50%	71	16	0%	0	0	10%	1	4	21	226	40	290	-5	242	-10	320		
	I-95	Jenkins Rd	15%	8	30	0%	0	0	20%	12	37	25%	24	8	25%	8	23	60%	27	100	20%	3	15	20.0%	8	8	3%	10	10	10%	14	3	0%	0	0	0%	0	0	71	44	168	67	-9	107	-13	221		
	Jenkins Rd	Hartman Rd	10%	6	20	0%	0	0	25%	16	47	5%	5	2	31%	29	9	10%	17	5	18%	3	14	10.0%	4	4	3%	10	10	5%	7	2	0%	0	0	15%	2	5	66	32	62	55	-6	91	-11	105		
	Hartman	Angle Rd	5%	3	10	0%	0	0	35%	65	22	15%	5	14	31%	29	9	20%	33	9	18%	3	14	10.0%	4	4	3%	10	10	5%	7	2	0%	0	0	15%	2	5	132	29	54	45	-6	155	-9	90		
	Angle	25th St	15%	8	30	0%	0	0	33%	61	20	10%	3	10	31%	29	9	13%	22	6	0%	0	0	10.0%	4	4	3%	10	10	5%	7	2	0%	0	0	15%	2	5	115	32	45	51	-6	140	-10	86		
Kings Hwy	Okeechobee Rd	Picos Rd	20%	39	11	5%	21	7	3%	6	2	2%	2	1	5%	2	5	2%	1	3	50%	38	9	20.0%	8	8	52%	177	178	0%	0	0	30%	2	2	15%	2	5	31	266	18	213	-8	290	-4	227		
	Picos Rd	Orange Ave	23%	45	13	5%	21	7	3%	6	2	2%	2	1	5%	5	2	2%	1	3	43%	33	7	20.0%	8	8	48%	164	164	30%	9	42	30%	2	2	15%	2	5	34	263	15	242	-9	289	-4	254		
	Orange Ave	Angle Rd (CR603)	13%	26	7	0%	0	0	2%	4	1	3%	3	1	8%	7	2	3%	5	1	0%	0	0	20.0%	8	8	18%	61	62	10%	3	14	0%	0	0	0%	0	0	19	98	5	91	-5	112	-1	95		
Edwards Rd.	US 1	Oleander	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0.0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0	0	0	0	0	0
	Oleander	25th	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0.0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0	0	0	0	0	0
	25th	Jenkins Rd	0%	0	0	0%	0	0	0%	0	0	5%	2	5	0%	0	0	5%	8	2	0%	0	0	0.0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	10	0	7	3	0	10	0	7
Okeechobee Rd	Florida's Turnpike	Kings Hwy	5%	10	3	90%	379	129	0%	0	0	5%	2	5	0%	0	0	5%	8	2	5%	1	1	5.0%	2	2	4%	14	14	0%	0	0	5%	0	0	5%	2	1	389	29	136	30	-6	412	-4	152		
	Kings Hwy	Crossroads Pkwy	5%	10	3	80%	337	114	0%	0	0	5%	2	5	8%	2	7	5%	8	2	30%	5	5	5.0%	2	2	11%	38	38	0%	0	0	5%	0	0	0%	0	0	349	55	128	68	-11	393	-10	167		
	Crossroads Pkwy	I95	5%	10	3	80%	337	114	0%	0	0	5%	2	5	8%	2	7	5%	8	2	30%	5	5	5.0%	2	2	11%	38	38	0%	0	0	45%	2	3	55%	7	20	349	63	128	70	-13	399	-14	185		
	I95	Jenkins Rd	5%	10	3	40%	168	57	0%	0	0	5%	2	5	24%	7	22	5%	8	2	10%	2	2	0.0%	0	0	6%	20	20	0%	0	0	0%	0	0	40%	5	14	185	37	86	39	-7	215	-8	118		
	Jenkins Rd	McNeil Rd	0%	0	0	30%	126	43	0%	0	0	5%	2	5	10%	9	3	2%	3	1	11%	2	2	0.0%	0	0	6%	20	20	0%	0	0	0%	0	0	40%	5	14	140	27	52	17	-5	162	-7	81		
	McNeil Rd	Virginia Ave	0%	0	0	30%	126	43	0%	0	0	0%	0	0	0%	0	0	2%	3	1	9%	2	2	0.0%	0	0	3%	10	10	0%	0	0	0%	0	0	40%	5	14	130	17	44	26	-3	143	-5	65		
Peters Road	Crossroads Pkwy	White Road																																		0%	0	0	65%	23	8	0	23	0	8	23	0	8
	White Road	Graham Rd																																		0%	0	0	35%	4	13	0	4	0	13	4	0	13
				In	197		In	143		In	62		In	30		In	30		In	45		In	76		In	42		In	342		In	141		In	7		In	36								
				Out	55		Out	421		Out	186		Out	96		Out	93		Out	167		Out	17		Out	42		Out	341		Out	31		Out	5		Out	12								

PM APPROVED PROJECTS			Stonemont			Creekside			43 Bent Creek @ 50% Complete City of Fort Pierce			44 Celebration Pointe @25% Complete			Jenkins Waypoint			37 Whispering Oaks			Project Hunt			Wawa Kings Highway			Kings Highway Warehouse			St. Lucie Commerce Center@25% Complete			Walsh Crossroads			Project Hurricane			SUM Directional N/E		SUM Directional S/W		Directional N/E		Directional S/W	
Road Name	From	To	%	N/E	S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	%	Directional N/E	Directional S/W	Residential	Non-Residential	Residential	Non-Residential	Double Count	Net	Double Count	Net
25th St.	Virginia Ave.	Cortez Blvd.	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0	0	0	0	0	0
	Cortez Blvd.	Edwards Rd.	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0	0	0	0	0	0
	Edwards Rd.	Bell Ave.	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0	0%	0	0										0%	0	0	0%	0	0	0%	0	0	0%	0	0	0	0	0	0	0	0
Jenkins Rd	Orange	Peterson	5.0%	3	9	5.0%	25	16	2.0%	4	2	30.0%	30	17	56%	33	57	70.0%	66	120	2.0%	0	1	10.0%	5	5	0.0%	0	0	30.0%	3	3	0%	0	0	15%	2	2	157	14	212	80	-3	168	-16	276
	Peterson	Okeechobee	3.0%	2	6	5.0%	25	16	2.0%	4	2	50.0%	29	50	34%	34	20	12.0%	11	21	5.0%	1	3	8.0%	4	4	0.0%	0	0	30.0%	3	3	0%	0	0	20%	2	2	103	12	108	22	-2	112	-4	126
	Okeechobee	Edwards	0.0%	0	0	5.0%	25	16	0.0%	0	0	5.0%	5	3	0%	0	0	5.0%	9	5	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0%	0	0	0%	0	0	38	0	23	9	0	38	-2	30
Orange Ave	Rock Rd	Kings Hwy	55.0%	37	102	0.0%	0	0	0.0%	0	0	5.0%	3	5	4%	4	2	5.0%	9	5	3.0%	2	2	55.0%	28	29	4.0%	9	9	90.0%	9	10	0%	0	0	5%	1	1	15	85	12	130	-4	97	-3	139
	Kings Hwy	I-95	65.0%	121	44	0.0%	0	0	5.0%	10	6	10.0%	6	10	12%	12	7	10.0%	17	9	40.0%	23	8	55.0%	29	28	58.0%	125	266	50.0%	5	6	0%	0	0	10%	1	1	45	304	32	334	-11	337	-8	358
	I-95	Jenkins Rd	15.0%	28	10	0.0%	0	0	20.0%	39	23	25.0%	14	25	25%	25	15	60.0%	103	56	20.0%	11	4	20.0%	10	10	13.0%	28	60	10.0%	1	1	0%	0	0	0%	0	0	181	79	119	174	-16	244	-30	263
	Jenkins Rd	Hartman Rd	10.0%	19	7	0.0%	0	0	25.0%	48	28	5.0%	3	5	31%	18	31	10.0%	9	17	18.0%	10	3	10.0%	5	5	8.0%	17	37	5.0%	1	1	0%	0	0	15%	2	2	78	53	81	55	-11	121	-11	125
	Hartman	Angle Rd	5.0%	9	3	0.0%	0	0	35.0%	40	67	15.0%	15	9	31%	18	31	20.0%	19	34	18.0%	10	3	10.0%	5	5	8.0%	17	37	5.0%	1	1	0%	0	0	15%	2	2	91	44	141	61	-9	127	-12	190
	Angle	25th St	15.0%	28	10	0.0%	0	0	33.0%	37	64	10.0%	10	6	31%	18	31	13.0%	12	22	0.0%	0	0	10.0%	5	5	0.0%	0	0	5.0%	1	1	0%	0	0	15%	2	2	77	35	123	24	-7	106	-5	142
Kings Hwy	Okeechobee Rd	Picos Rd	20.0%	14	37	5.0%	16	25	3.0%	6	3	2.0%	1	2	5%	5	3	2.0%	3	2	50.0%	10	29	20.0%	10	10	30.0%	65	137	0.0%	0	0	30.0%	6	4	15.0%	2	2	31	106	35	183	-8	129	-9	210
	Picos Rd	Orange Ave	23.0%	16	43	5.0%	16	25	3.0%	6	3	2.0%	1	2	5%	3	5	2.0%	3	2	43.0%	8	25	20.0%	10	10	70.0%	151	321	30.0%	3	3	30.0%	6	4	15.0%	2	2	29	196	37	375	-7	218	-9	403
	Orange Ave	ngle Rd (CR60	13.0%	9	24	0.0%	0	0	2.0%	2	4	3.0%	2	3	8%	5	8	3.0%	3	5	0.0%	0	0	20.0%	10	10	10.0%	22	46	10.0%	1	1	0.0%	0	0	0.0%	0	0	12	42	20	74	-3	51	-5	89
Edwards Rd.	US 1	Oleander	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0	0	0	0	0	0	0	0
	Oleander	25th	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0	0	0	0	0	0	0	0
	25th	Jenkins Rd	0.0%	0	0	0.0%	0	0	0.0%	0	0	5.0%	5	3	0%	0	0	5.0%	5	9	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	0.0%	0	0	10	0	11	5	0	10	-1	15
Okeechobee Rd	Florida's Turnpike	Kings Hwy	5.0%	3	9	90.0%	280	448	0.0%	0	0	5.0%	5	3	0%	0	0	5.0%	5	9	5.0%	3	3	5.0%	3	3	4.0%	9	9	0.0%	0	0	5%	1	1	5%	1	1	290	19	460	24	-4	305	-5	479
	Kings Hwy	Crossroads Pkwy	5.0%	3	9	80.0%	249	398	0.0%	0	0	5.0%	5	3	8%	8	5	5.0%	5	9	30.0%	17	17	5.0%	3	3	11.0%	24	24	0.0%	0	0	5%	1	1	0%	0	0	266	48	415	38	-10	305	-8	446
	Crossroads Pkwy	I95	5.0%	3	9	80.0%	249	398	0.0%	0	0	5.0%	5	3	8%	8	5	5.0%	5	9	30.0%	17	17	5.0%	3	3	11.0%	24	24	0.0%	0	0	45%	9	5	55%	6	6	266	62	415	49	-12	316	-10	454
	I95	Jenkins Rd	5.0%	3	9	40.0%	124	199	0.0%	0	0	5.0%	5	3	24%	24	14	5.0%	5	9	10.0%	6	6	0.0%	0	0	6.0%	13	13	0.0%	0	0	0%	0	0	40%	4	4	158	26	225	31	-5	179	-6	249
	Jenkins Rd	McNeil Rd	0.0%	0	0	30.0%	93	149	0.0%	0	0	5.0%	5	3	10%	6	10	2.0%	2	3	11.0%	6	6	0.0%	0	0	6.0%	13	13	0.0%	0	0	0%	0	0	40%	4	4	106	24	166	19	-5	125	-4	181
	McNeil Rd	Virginia Ave	0.0%	0	0	30.0%	93	149	0.0%	0	0	0.0%	0	0	0%	0	0	2.0%	2	3	9.0%	5	5	0.0%	0	0	3.0%	6	6	0.0%	0	0	0%	0	0	40%	4	4	95	16	153	12	-3	108	-2	163
Peters Road	Crossroads Pkwy	White Road																															50.0%	11	6	65.0%	7	7	0	17	0	13	0	17	0	13
	White Road	Graham Rd																															30.0%	6	4	35.0%	4	4	0	10	0	7	0	10	0	7
				In	68		In	498		In	193		In	100		In	101		In	172		In	19		In	51		In	458		In	10		In	12		In	10							
				Out	186		Out	311		Out	113		Out	57		Out	59		Out	94		Out	57		Out	52		Out	216		Out	11		Out	21		Out	11							

Historical Growth Rate Calculation

Segment	From	To	2014 AADT	2019 AADT	5 Year Historical Growth Rate
Jenkins Rd	Okeechobee Blvd	Edwards Rd	7,300	7,500	0.54%
		Total	7,300	7,500	0.54%

*Source FDOT Historical Traffic Counts



NTS

O'ROURKE ENGINEERING & PLANNING

22 SE Seminole Street
Stuart, Fl, 34994

Job Number: SR | Date: 7/28/2021

Legend

= Project Location

Figure 1

Background Project Location

St. Lucie County

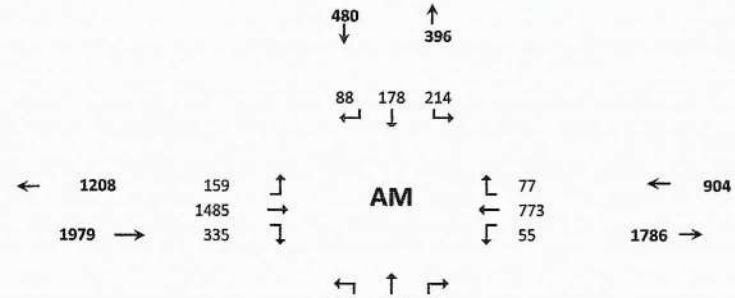
APPENDIX D

INTERSECTION ANALYSIS

TURNING MOVEMENT VOLUME COUNTS

N/S STREET: Jenkins Rd **E/W STREET:** Okeechobee Rd **CONTROL:** Signalized
FILENAME:
COUNT DATE: 12/10/2020 **DAY:** Thursday **CITY:** St Lucie
REPORT DATE: 12/3/2021 **ANALYSIS YEAR:** 2021

15 Min Period	Northbound			Southbound			Eastbound			Westbound				ONE HOUR SUM
	NBL	NBT	NBR	SBL	SBT	SBR	EBL	EBT	EBR	WBL	WBT	WBR	TOTAL	
7:00-7:15	65	31	2	26	45	19	11	215	66	11	127	31	649	3641
7:15-7:30	87	40	23	29	42	16	27	326	73	11	186	15	875	3767
7:30-7:45	102	39	36	66	61	26	48	388	100	14	201	14	1095	3672
7:45-8:00	78	28	16	60	32	25	40	434	81	13	196	19	1022	3202
8:00-8:15	63	46	7	49	34	17	36	266	65	14	153	25	775	2817
8:15-8:30	66	32	9	76	29	12	22	277	50	8	165	34	780	
8:30-8:45	57	36	10	71	37	14	24	165	41	3	143	24	625	
8:45-9:00	51	27	4	40	30	18	33	178	42	7	175	32	637	
AM PEAK HOUR IS FROM:	7:15AM TO 8:15AM													
Volumes	330	153	82	204	169	84	151	1414	319	52	736	73	3767	
Season Factor	343	159	85	212	176	87	157	1471	332	54	765	76	3918	
Growth	347	161	86	214	178	88	159	1485	335	55	773	77	3957	
In/Out	OUT	OUT	OUT		IN				IN	IN				
Percentage	35%	20%	30%	0%	20%	0%	0%	0%	35%	30%	0%	0%	0%	
PROJECT	0	0	0	0	0	0	0	0	0	0	0	0	0	
Total	347	161	86	214	178	88	159	1485	335	55	773	77	3957	

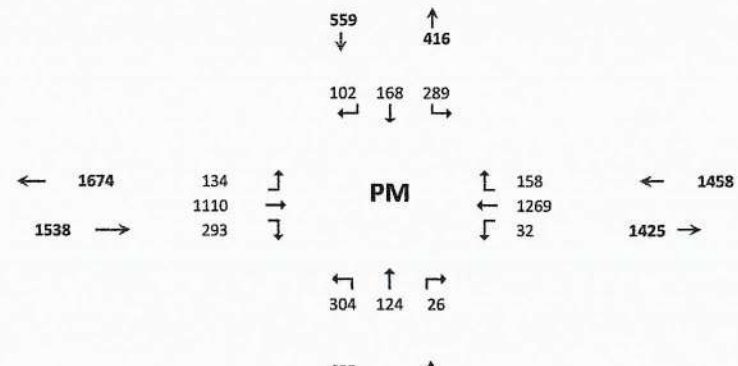


Seasonal Factor: 1.04
Growth Rate: 1.01
Years Grown: 1

	Trips In	Trips Out
Jenkins Multifamily	0	0

N/S STREET: Kings Hwy **E/W STREET:** Okeechobee Rd **CONTROL:** Signalized
FILENAME:
COUNT DATE: 12/10/2020 **DAY:** Thursday **CITY:** St Lucie
REPORT DATE: 12/3/2021 **ANALYSIS YEAR:** 2021

15 Min Period lanes	Northbound			Southbound			Eastbound			Westbound				ONE HOUR SUM
	NBL	NBT	NBR	SBL	SBT	SBR	EBL	EBT	EBR	WBL	WBT	WBR	TOTAL	
4:00-4:15	63	37	4	91	45	32	18	231	59	8	260	35	883	3577
4:15-4:30	95	39	19	87	48	38	27	230	97	8	240	27	955	3680
4:30-4:45	79	17	10	74	51	21	29	251	68	8	199	86	893	3755
4:45-5:00	69	26	7	71	35	17	32	206	60	3	279	41	846	3778
5:00-5:15	92	38	5	54	44	30	27	281	65	12	307	31	986	3816
5:15-5:30	73	33	6	75	47	24	32	253	78	6	366	37	1030	
5:30-5:45	67	23	8	72	31	25	38	252	79	4	271	46	916	
5:45-6:00	57	24	6	74	38	18	31	271	57	8	264	36	884	
PM PEAK HOUR IS FROM:	5:00PM TO 6:00PM													
Volumes	289	118	25	275	160	97	128	1057	279	30	1208	150	3816	
Season Factor	301	123	26	286	166	101	133	1099	290	31	1256	156	3969	
Growth	304	124	26	289	168	102	134	1110	293	32	1269	158	4008	
In/Out	OUT	OUT	OUT	0	IN	0	0	0	IN	IN	0	0		
Percentage	35%	20%	30%	0%	20%	0%	0%	0%	35%	30%	0%	0%	0%	
PROJECT	0	0	0	0	0	0	0	0	0	0	0	0	0	
Total	304	124	26	289	168	102	134	1110	293	32	1269	158	4008	



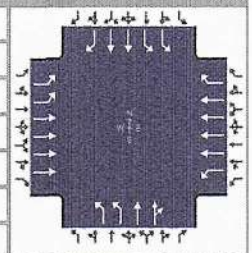
Seasonal Factor: 1.04
Growth Rate: 1.01
Years Grown: 1

	Trips In	Trips Out
Jenkins Multifamily	0	0

D-1

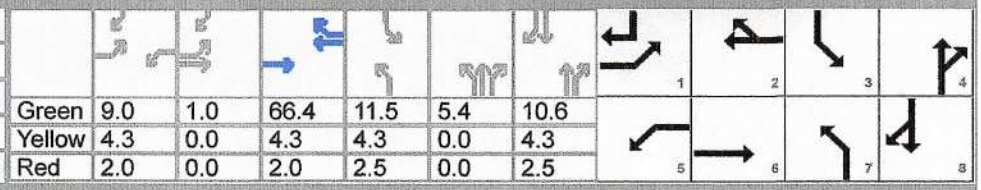
HCS7 Signalized Intersection Results Summary

General Information				Intersection Information	
Agency	O'Rourke Engineering and Planning			Duration, h	0.250
Analyst	KS	Analysis Date	12/16/2021	Area Type	Other
Jurisdiction		Time Period	AM	PHF	0.86
Urban Street	Okeechobee Road	Analysis Year	2021	Analysis Period	1> 7:00
Intersection	Okeechobee & Jenkins	File Name	C5 - Okeechobee and Jenkins - EXISTING AM -...		
Project Description	Existing AM				



Demand Information	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Demand (*v*), veh/h	159	1485		55	773	77	347	161	86	214	178	88

Signal Information			
Cycle, s	130.0	Reference Phase	2
Offset, s	0	Reference Point	End
Uncoordinated	No	Simult. Gap E/W	On
Force Mode	Fixed	Simult. Gap N/S	On



Green	9.0	1.0		66.4	11.5	5.4	10.6					
Yellow	4.3	0.0		4.3	4.3	0.0	4.3					
Red	2.0	0.0		2.0	2.5	0.0	2.5					

Timer Results	EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase	1	6	5	2	7	4	3	8
Case Number	2.0	4.0	2.0	3.0	2.0	4.0	2.0	3.0
Phase Duration, s	16.3	73.7	15.3	72.7	23.7	22.8	18.3	17.4
Change Period, ($Y+R_c$), s	6.3	6.3	6.3	6.3	6.8	6.8	6.8	6.8
Max Allow Headway (*MAH*), s	3.0	0.0	3.0	0.0	3.0	3.0	3.0	3.0
Queue Clearance Time (g_s), s	8.7		6.4		16.7	12.3	11.0	9.4
Green Extension Time (g_e), s	0.4	0.0	0.1	0.0	0.2	1.1	0.4	1.1
Phase Call Probability	1.00		0.90		1.00	1.00	1.00	1.00
Max Out Probability	0.00		0.00		1.00	0.00	0.00	0.00

Movement Group Results	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement	1	6		5	2	12	7	4	14	3	8	18
Adjusted Flow Rate (*v*), veh/h	185	1727		64	899	90	403	148	139	249	207	102
Adjusted Saturation Flow Rate (*s*), veh/h/ln	1757	1725		1810	1725	1610	1757	1900	1682	1757	1809	1610
Queue Service Time (g_s), s	6.7	20.9		4.4	9.5	3.7	14.7	9.6	10.3	9.0	7.2	7.4
Cycle Queue Clearance Time (g_c), s	6.7	20.9		4.4	9.5	3.7	14.7	9.6	10.3	9.0	7.2	7.4
Green Ratio (*g/C*)	0.51	0.52		0.50	0.51	0.51	0.33	0.12	0.12	0.29	0.08	0.16
Capacity (*c*), veh/h	270	3577		125	3525	822	456	233	207	310	294	254
Volume-to-Capacity Ratio (*X*)	0.685	0.483		0.510	0.255	0.109	0.885	0.635	0.673	0.804	0.704	0.402
Back of Queue (Q), ft/ln (95 th percentile)	132.8	318.9		91.5	166	62.8	294.6	202.4	194.2	180.4	148.4	133.2
Back of Queue (Q), veh/ln (95 th percentile)	5.3	12.8		3.7	6.6	2.5	11.8	8.1	7.8	7.2	5.9	5.3
Queue Storage Ratio (*RQ*) (95 th percentile)	0.00	0.00		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Uniform Delay (d_1), s/veh	58.5	20.1		58.4	17.9	16.5	55.6	54.2	54.5	58.2	58.2	49.2
Incremental Delay (d_2), s/veh	1.2	0.5		1.2	0.2	0.3	15.7	1.1	1.4	1.9	1.2	0.4
Initial Queue Delay (d_3), s/veh	0.0	0.0		0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Control Delay (*d*), s/veh	59.6	20.6		59.6	18.1	16.7	71.3	55.3	56.0	60.0	59.4	49.6
Level of Service (LOS)	E	C		E	B	B	E	E	E	E	E	D
Approach Delay, s/veh / LOS	24.4	C		20.5	C		64.8	E		57.9	E	
Intersection Delay, s/veh / LOS	34.5						C					

Multimodal Results	EB		WB		NB		SB	
Pedestrian LOS Score / LOS	2.42	B	2.56	C	2.98	C	2.98	C
Bicycle LOS Score / LOS	1.28	A	0.92	A	1.06	A	0.95	A

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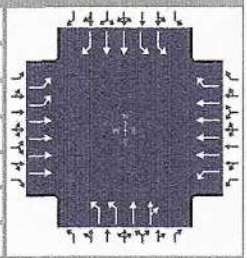
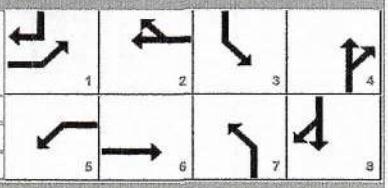
HCS7 Signalized Intersection Results Summary

General Information				Intersection Information	
Agency	O'Rourke Engineering and Planning			Duration, h	0.250
Analyst	KS	Analysis Date	12/16/2021	Area Type	Other
Jurisdiction		Time Period	PM	PHF	0.93
Urban Street	Okeechobee Road	Analysis Year	2021	Analysis Period	1> 7:00
Intersection	Okeechobee & Jenkins	File Name	C5 - Okeechobee and Jenkins - EXISTING PM -...		
Project Description	Existing PM				



Demand Information	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Demand (*v*), veh/h	134	1110		32	1269	158	304	124	26	289	168	102

Signal Information			
Cycle, s	130.0	Reference Phase	2
Offset, s	0	Reference Point	End
Uncoordinated	No	Simult. Gap E/W	On
Force Mode	Fixed	Simult. Gap N/S	On



	EB		WB			NB		
Green	7.1	2.8	68.8	13.8	0.4	10.8		
Yellow	4.3	0.0	4.3	4.3	0.0	4.3		
Red	2.0	0.0	2.0	2.5	0.0	2.5		

Timer Results	EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase	1	6	5	2	7	4	3	8
Case Number	2.0	4.0	2.0	3.0	2.0	4.0	2.0	3.0
Phase Duration, s	16.2	78.0	13.4	75.1	21.0	18.1	20.6	17.6
Change Period, ($Y+R_c$), s	6.3	6.3	6.3	6.3	6.8	6.8	6.8	6.8
Max Allow Headway (*MAH*), s	3.0	0.0	3.0	0.0	3.0	3.0	3.0	3.0
Queue Clearance Time (g_s), s	7.1		4.4		13.9	7.6	13.3	10.0
Green Extension Time (g_e), s	0.3	0.0	0.0	0.0	0.3	0.8	0.5	0.8
Phase Call Probability	0.99		0.71		1.00	1.00	1.00	1.00
Max Out Probability	0.00		0.00		0.30	0.00	0.00	0.00

Movement Group Results	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement	1	6		5	2	12	7	4	14	3	8	18
Adjusted Flow Rate (*v*), veh/h	144	1194		34	1365	170	327	81	80	311	181	110
Adjusted Saturation Flow Rate (*s*), veh/h/ln	1757	1725		1810	1725	1610	1757	1900	1787	1757	1809	1610
Queue Service Time (g_s), s	5.1	12.2		2.4	15.1	7.2	11.9	5.3	5.6	11.3	6.3	8.0
Cycle Queue Clearance Time (g_c), s	5.1	12.2		2.4	15.1	7.2	11.9	5.3	5.6	11.3	6.3	8.0
Green Ratio (*g/C*)	0.50	0.55		0.48	0.53	0.53	0.31	0.09	0.09	0.30	0.08	0.16
Capacity (*c*), veh/h	269	3804		99	3653	852	384	164	155	373	301	257
Volume-to-Capacity Ratio (*X*)	0.536	0.314		0.347	0.373	0.199	0.852	0.495	0.516	0.834	0.599	0.426
Back of Queue (*Q*), ft/ln (95 th percentile)	101.7	203.8		49.2	243.4	120.3	238.3	114.4	112.7	216.4	127.6	143.1
Back of Queue (*Q*), veh/ln (95 th percentile)	4.1	8.2		2.0	9.7	4.8	9.5	4.6	4.5	8.7	5.1	5.7
Queue Storage Ratio (*RQ*) (95 th percentile)	0.00	0.00		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Uniform Delay (d_1), s/veh	57.8	15.8		59.2	17.9	16.1	56.9	56.7	56.8	57.0	57.5	49.2
Incremental Delay (d_2), s/veh	0.6	0.2		0.8	0.3	0.5	9.1	0.9	1.0	1.9	0.7	0.4
Initial Queue Delay (d_3), s/veh	0.0	0.0		0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Control Delay (*d*), s/veh	58.4	16.0		60.0	18.2	16.6	65.9	57.5	57.8	58.9	58.2	49.7
Level of Service (LOS)	E	B		E	B	B	E	E	E	E	E	D
Approach Delay, s/veh / LOS	20.6	C		19.0	B		63.2	E		57.0	E	
Intersection Delay, s/veh / LOS	30.6						C					

Multimodal Results	EB		WB		NB		SB	
Pedestrian LOS Score / LOS	2.41	B	2.56	C	2.98	C	2.98	C
Bicycle LOS Score / LOS	1.04	A	1.13	A	0.89	A	0.98	A

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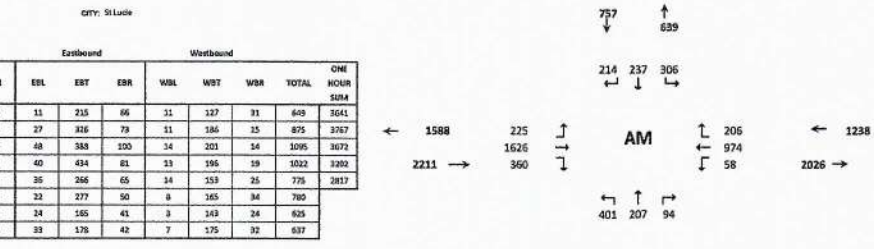
TURNING MOVEMENT VOLUME COUNTS

N/S STREET: Jenkins Rd
E/W STREET: Okeechobee Rd
CONTROL: Signalized
FILENAME:
COUNT DATE: 12/10/2020
DAY: Thursday
CITY: St Lucie
REPORT DATE: 12/3/2021
ANALYSIS YEAR: 2026

15 Min Period	Northbound NBL	NBT	NBR	Southbound SBL	SBT	SBR	Eastbound EBL	EBT	EBR	Westbound WBL	WBT	WBR	TOTAL	ONE HOUR SUM
7:00-7:15	65	31	2	26	45	19	11	215	66	11	127	31	649	3641
7:15-7:30	87	40	23	29	42	16	27	326	79	11	186	15	875	3767
7:30-7:45	102	39	36	66	61	26	48	388	100	14	201	14	1095	3672
7:45-8:00	78	28	16	60	32	25	40	434	81	13	196	19	1022	3202
8:00-8:15	63	46	7	49	34	17	36	266	65	14	153	25	775	2817
8:15-8:30	66	32	9	76	29	12	22	277	50	8	165	34	780	
8:30-8:45	57	36	10	71	37	14	14	165	41	3	143	24	625	
8:45-9:00	51	27	4	40	30	18	33	178	42	7	175	32	637	
AM PEAK HOUR IS FROM:			7:15AM TO 8:15AM											
Volumes	330	153	82	264	169	84	151	1414	319	52	736	73	3767	
Season Factor	343	159	85	212	175	87	157	1471	332	54	765	76	3918	
Growth	364	169	91	225	187	93	167	1561	352	57	813	81	4159	
In/Out	OUT	OUT	OUT		IN				IN	IN				
Percentage	35%	20%	30%	0%	20%	0%	0%	0%	35%	30%	0%	0%	0%	
PROJECT	0	0	0	0	0	0	0	0	0	0	0	0	0	

Seasonal Factor: 1.04
Growth Rate: 1.01
Years Grown: 6

PROJECT SUBPROJECTS															Trips In	Trips Out
Jenkins Multifamily															0	0
%	0%	5%	0%	30%	5%	5%	5%	0%	0%	0%	0%	30%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	18	0	27	5	5	18	0	0	0	0	109	0	Kings Highway Commerce Park	362	90
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	3	0	0	16	0	0	St. Lucie Commerce Center	141	81
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21%	0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	5	0	17	17	35	9	0	0	0	0	5	0	Whispering Oaks	65	167
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	5	0	19	19	39	13	0	0	0	0	6	0	Bent Creek	62	186
%	55.0%	10.0%	5.0%	0.0%	10.0%	0.0%	0%	0%	55.0%	5.0%	0.0%	0.0%				
In/Out	OUT	OUT	OUT		IN				IN	IN						
Volume	34	7	3	0	1	0	0	0	8	1	0	0	0	39 Acre Residential	14	66
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	36	0	0	38	0	0	Kings Highway Warehouse	342	341
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0%	11%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	6	0	0	22	0	0	Stonement	197	55
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%				
In/Out																
Volume	0	0	0	0	0	0	0	0	0	0	0	0	0	Sunset Lakes	0	0
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	40%	0%	0.0%	0.0%	40.0%	0.0%				
In/Out							OUT				IN					
Volume	0	0	0	0	0	0	5	0	0	0	14	0	0	Project Hurricane	36	12
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	3	0	10	10	20	6	0	0	0	0	3	0	Celebration Pointe	30	96
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0%	20%	0.0%	0.0%	20.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	18	0	0	72	0		Kings Commerce Center	362	90
%	0.00%	0.00%	0.00%	10.00%	0.00%	24.00%	24.00%	0.00%	0.00%	0.00%	0.00%	10.00%				
In/Out				OUT		OUT	IN					IN				
Volume				9		22	7					3		Jenkins Waypoint	30	93
Subtotal	36	38	3	81	51	121	59	65	8	1	162	125	0			
Total	401	207	94	306	237	214	225	1626	360	58	974	306	4159			

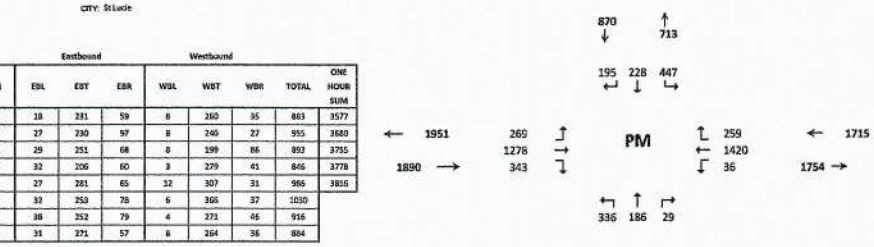


N/S STREET: Jenkins Rd
E/W STREET: Okeechobee Rd
CONTROL: Signalized
FILENAME:
COUNT DATE: 12/10/2020
DAY: Thursday
CITY: St Lucie
REPORT DATE: 12/3/2021
ANALYSIS YEAR: 2026

15 Min Period lanes	Northbound NBL	NBT	NBR	Southbound SBL	SBT	SBR	Eastbound EBL	EBT	EBR	Westbound WBL	WBT	WBR	TOTAL	ONE HOUR SUM
4:00-4:15	63	37	4	91	45	32	18	231	59	8	260	35	863	3577
4:15-4:30	95	39	19	87	48	38	27	230	97	8	240	27	955	3680
4:30-4:45	79	17	10	74	51	21	29	251	68	8	199	86	892	3755
4:45-5:00	69	26	7	71	35	17	32	206	60	3	279	41	846	3778
5:00-5:15	92	38	5	54	44	30	27	281	65	12	307	31	986	3816
5:15-5:30	73	33	6	75	47	24	32	253	78	6	366	37	1030	
5:30-5:45	67	23	8	72	31	25	38	252	79	4	271	46	916	
5:45-6:00	57	24	6	74	38	18	31	271	57	8	264	36	884	
PM PEAK HOUR IS FROM:			5:00PM TO 6:00PM											
Volumes	288	118	25	275	160	97	128	1057	279	30	1208	150	3816	
Season Factor	301	123	26	286	166	101	133	1099	290	31	1256	156	3969	
Growth	319	130	28	304	177	107	141	1167	308	33	1334	166	4213	
In/Out	OUT	OUT	OUT	0	IN	0	0	0	IN	IN	0	0		
Percentage	35%	20%	30%	0%	20%	0%	0%	0%	35%	30%	0%	0%	0%	
PROJECT	0	0	0	0	0	0	0	0	0	0	0	0	0	

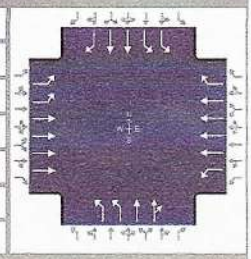
Seasonal Factor: 1.04
Growth Rate: 1.01
Years Grown: 6

PROJECT SUBPROJECTS															Trips In	Trips Out
Jenkins Multifamily															0	0
%	0%	5%	0%	30%	5%	5%	5%	0%	0%	0%	0%	30.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	6	0	111	19	19	6	0	0	0	0	35	0	Kings Highway Commerce Park	115	371
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	20.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	1	0	0	1	2	0	St. Lucie Commerce Center	10	11
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	12	0	9	9	20	16	0	0	0	0	17	0	Whispering Oaks	172	94
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	19	0	11	11	24	41	0	0	0	0	19	0	Bent Creek	193	113
%	55.0%	10.0%	5.0%	0.0%	10.0%	0.0%	0.0%	0.0%	55.0%	5.0%	0.0%	0.0%				
In/Out	OUT	OUT	OUT		IN				IN	IN						
Volume	17	3	2	0	6	0	0	0	35	3	0	0	0	39 Acre Residential	64	31
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	24	0	0	50	0	0	Kings Highway Warehouse	458	216
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	7	0	0	7	0	0	Stonement	68	186
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%				
In/Out																
Volume	0	0	0	0	0	0	0	0	0	0	0	0	0	Sunset Lakes	268	137
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	40.0%	0.0%	0.0%	40.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	4	0	0	4	0	0	Project Hurricane	10	11
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	10	0	6	6	12	21	0	0	0	0	10	0	Celebration Pointe	100	57
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0%	20%	0.0%	0.0%	20.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	74	0	0	23	0	0	Kings Commerce Center	115	371
%	0.00%	0.00%	0.00%	10.00%	0.00%	24.00%	24.00%	0.00%	0.00%	0.00%	0.00%	10.00%				
In/Out				OUT		OUT	IN					IN				
Volume				8		14	24					10		Jenkins Waypoint	101	59
Subtotal	17	55	2	144	51	88	127	111	35	3	86	33	0			
Total	336	186	29	447	228	195	269	1278	343	36	1420	259	4213			



HCS7 Signalized Intersection Results Summary

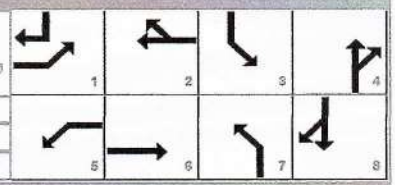
General Information				Intersection Information	
Agency	O'Rourke Engineering and Planning			Duration, h	0.250
Analyst	KS	Analysis Date	12/16/2021	Area Type	Other
Jurisdiction		Time Period	AM	PHF	0.86
Urban Street	Okeechobee Road	Analysis Year	2026	Analysis Period	1> 7:00
Intersection	Okeechobee & Jenkins	File Name	C5 - Okeechobee and Jenkins - WITHOUT PROJ...		
Project Description	WITHOUT PROJECT AM				



Demand Information	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Demand (*v*), veh/h	225	1626		58	974	206	401	207	94	306	237	214

Signal Information			
Cycle, s	130.0	Reference Phase	2
Offset, s	0	Reference Point	End
Uncoordinated	No	Simult. Gap E/W	On
Force Mode	Fixed	Simult. Gap N/S	On

Green	9.1	2.9		51.0	15.5	4.0	21.3					
Yellow	4.3	0.0		4.3	4.3	0.0	4.3					
Red	2.0	0.0		2.0	2.5	0.0	2.5					



Timer Results	EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase	1	6	5	2	7	4	3	8
Case Number	2.0	4.0	2.0	3.0	2.0	4.0	2.0	3.0
Phase Duration, s	18.3	60.2	15.4	57.3	26.2	32.1	22.3	28.1
Change Period, ($Y+R_c$), s	6.3	6.3	6.3	6.3	6.8	6.8	6.8	6.8
Max Allow Headway (*MAH*), s	3.0	0.0	3.0	0.0	3.0	3.1	3.0	3.1
Queue Clearance Time (g_s), s	11.5		6.7		18.9	13.6	14.9	19.7
Green Extension Time (g_e), s	0.5	0.0	0.1	0.0	0.5	1.7	0.5	1.7
Phase Call Probability	1.00		0.91		1.00	1.00	1.00	1.00
Max Out Probability	0.00		0.00		0.39	0.00	0.01	0.00

Movement Group Results	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement	1	6		5	2	12	7	4	14	3	8	18
Adjusted Flow Rate (*v*), veh/h	262	1891		67	1133	240	466	181	169	356	276	249
Adjusted Saturation Flow Rate (*s*), veh/h/ln	1757	1725		1810	1725	1610	1757	1900	1702	1757	1809	1610
Queue Service Time (g_s), s	9.5	25.1		4.7	13.0	13.8	16.9	11.0	11.6	12.9	9.0	17.7
Cycle Queue Clearance Time (g_c), s	9.5	25.1		4.7	13.0	13.8	16.9	11.0	11.6	12.9	9.0	17.7
Green Ratio (*g/C*)	0.09	0.41		0.07	0.39	0.39	0.15	0.19	0.19	0.12	0.16	0.26
Capacity (*c*), veh/h	324	2862		127	2709	632	525	370	331	418	594	413
Volume-to-Capacity Ratio (*X*)	0.806	0.661		0.531	0.418	0.379	0.888	0.489	0.511	0.852	0.464	0.603
Back of Queue (*Q*), ft/ln (95 th percentile)	189.4	339.1		96.6	208.7	232.7	320.5	221.1	211.1	246	179.6	280.7
Back of Queue (*Q*), veh/ln (95 th percentile)	7.6	13.6		3.9	8.3	9.3	12.8	8.8	8.4	9.8	7.2	11.2
Queue Storage Ratio (*RQ*) (95 th percentile)	0.00	0.00		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Uniform Delay (d_1), s/veh	57.9	22.6		58.4	21.9	28.2	54.2	46.6	46.8	56.2	49.2	42.5
Incremental Delay (d_2), s/veh	1.8	1.2		1.3	0.5	1.7	11.6	0.4	0.5	4.7	0.2	0.5
Initial Queue Delay (d_3), s/veh	0.0	0.0		0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Control Delay (*d*), s/veh	59.7	23.8		59.7	22.4	29.9	65.9	47.0	47.3	60.9	49.4	43.0
Level of Service (LOS)	E	C		E	C	C	E	D	D	E	D	D
Approach Delay, s/veh / LOS	28.2	C		25.4	C		57.8	E		52.2	D	
Intersection Delay, s/veh / LOS	36.0						D					

Multimodal Results	EB		WB		NB		SB	
Pedestrian LOS Score / LOS	2.43	B	2.58	C	2.97	C	2.98	C
Bicycle LOS Score / LOS	1.38	A	1.08	A	1.16	A	1.21	A

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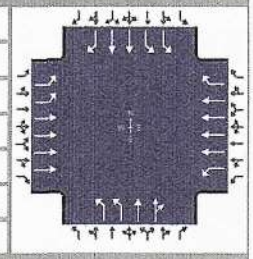
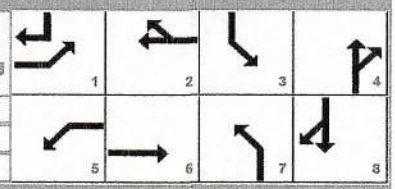
HCS7 Signalized Intersection Results Summary

General Information				Intersection Information	
Agency	O'Rourke Engineering and Planning			Duration, h	0.250
Analyst	KS	Analysis Date	12/16/2021	Area Type	Other
Jurisdiction		Time Period	PM	PHF	0.93
Urban Street	Okeechobee Road	Analysis Year	2026	Analysis Period	1> 7:00
Intersection	Okeechobee & Jenkins	File Name	C5 - Okeechobee and Jenkins - WITHOUT PROJ...		
Project Description	WITHOUT PROJECT PM				



Demand Information	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Demand (*v*), veh/h	269	1278		36	1420	259	336	186	29	447	228	195

Signal Information			
Cycle, s	130.0	Reference Phase	2
Offset, s	0	Reference Point	End
Uncoordinated	No	Simult. Gap E/W	On
Force Mode	Fixed	Simult. Gap N/S	On



Green	7.5	5.6		57.2	15.4	4.5	13.6					
Yellow	4.3	0.0		4.3	4.3	0.0	4.3					
Red	2.0	0.0		2.0	2.5	0.0	2.5					

Timer Results	EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase	1	6	5	2	7	4	3	8
Case Number	2.0	4.0	2.0	3.0	2.0	4.0	2.0	3.0
Phase Duration, s	19.4	69.1	13.8	63.5	22.2	20.4	26.7	24.9
Change Period, ($Y+R_c$), s	6.3	6.3	6.3	6.3	6.8	6.8	6.8	6.8
Max Allow Headway (*MAH*), s	3.0	0.0	3.0	0.0	3.0	3.0	3.0	3.0
Queue Clearance Time (g_s), s	12.5		4.7		15.1	9.8	19.4	16.8
Green Extension Time (g_e), s	0.6	0.0	0.0	0.0	0.3	1.3	0.5	1.3
Phase Call Probability	1.00		0.75		1.00	1.00	1.00	1.00
Max Out Probability	0.00		0.00		0.96	0.00	0.58	0.00

Movement Group Results	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement	1	6		5	2	12	7	4	14	3	8	18
Adjusted Flow Rate (*v*), veh/h	289	1374		39	1527	278	361	117	114	481	245	210
Adjusted Saturation Flow Rate (*s*), veh/h/ln	1757	1725		1810	1725	1610	1757	1900	1811	1757	1809	1610
Queue Service Time (g_s), s	10.5	16.7		2.7	20.7	15.2	13.1	7.6	7.8	17.4	8.1	14.8
Cycle Queue Clearance Time (g_c), s	10.5	16.7		2.7	20.7	15.2	13.1	7.6	7.8	17.4	8.1	14.8
Green Ratio (*g/C*)	0.53	0.48		0.49	0.44	0.44	0.32	0.10	0.10	0.35	0.14	0.24
Capacity (*c*), veh/h	354	3331		105	3035	708	417	199	189	539	504	386
Volume-to-Capacity Ratio (*X*)	0.817	0.413		0.369	0.503	0.393	0.867	0.588	0.604	0.892	0.487	0.543
Back of Queue (Q), ft/ln (95 th percentile)	204.4	269.6		55.2	325.7	248.2	263.1	163.7	160.9	330.8	163.7	243.8
Back of Queue (Q), veh/ln (95 th percentile)	8.2	10.8		2.2	13.0	9.9	10.5	6.5	6.4	13.2	6.5	9.8
Queue Storage Ratio (*RQ*) (95 th percentile)	0.00	0.00		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Uniform Delay (d_1), s/veh	57.3	21.7		58.9	26.2	24.7	56.3	55.5	55.6	54.0	51.7	43.2
Incremental Delay (d_2), s/veh	1.8	0.4		0.8	0.6	1.6	12.0	1.0	1.2	12.6	0.3	0.4
Initial Queue Delay (d_3), s/veh	0.0	0.0		0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Control Delay (*d*), s/veh	59.1	22.1		59.8	26.8	26.3	68.3	56.6	56.8	66.5	51.9	43.6
Level of Service (LOS)	E	C		E	C	C	E	E	E	E	D	D
Approach Delay, s/veh / LOS	28.5	C		27.4	C		63.8	E		57.6	E	
Intersection Delay, s/veh / LOS	37.7						D					

Multimodal Results	EB		WB		NB		SB	
Pedestrian LOS Score / LOS	2.42	B	2.57	C	2.98	C	2.98	C
Bicycle LOS Score / LOS	1.17	A	1.25	A	0.98	A	1.26	A

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TURNING MOVEMENT VOLUME COUNTS

N/S STREET: Jenkins Rd | E/W STREET: Okeechobee Rd | CONTROL: Signalized
FILENAME:
COUNT DATE: 12/10/2020 | DAY: Thursday | CITY: St Lucie
REPORT DATE: 12/3/2021 | ANALYSIS YEAR: 2026

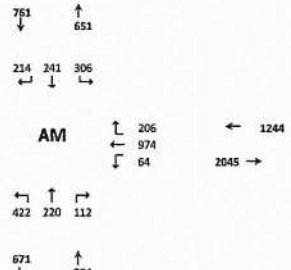
15 Min Period	Northbound NBL	NBT	NBR	Southbound SBL	SBT	SBR	Eastbound EBL	EBT	EBR	Westbound WBL	WBT	WBR	TOTAL	ONE HOUR SUM
7:00-7:15	65	31	2	26	45	19	11	215	66	11	127	31	649	3641
7:15-7:30	87	40	23	29	42	16	27	326	78	11	186	15	875	3767
7:30-7:45	102	39	36	66	61	26	48	388	100	14	201	14	1095	3672
7:45-8:00	78	28	15	60	32	25	40	434	81	13	196	19	1022	3202
8:00-8:15	63	46	7	49	34	17	36	266	65	14	153	25	775	2817
8:15-8:30	66	32	9	76	29	12	22	277	50	8	165	34	780	
8:30-8:45	57	36	10	71	37	14	24	165	41	3	143	24	625	
8:45-9:00	51	27	4	40	30	18	33	178	42	7	175	32	637	

AM PEAK HOUR IS FROM: 7:15AM TO 8:15AM

Volumes	320	153	82	204	169	64	153	1414	319	52	736	73	3767	
Season Factor	343	159	85	212	176	67	157	1471	332	54	765	76	3918	
Growth	364	169	91	225	187	93	167	1561	352	57	813	81	4159	
In/Out	OUT	OUT	OUT		IN				IN	IN				
Percentage	35%	20%	30%	0%	30%	0%	0%	0%	35%	30%	0%	0%	0%	
PROJECT	22	12	19	0	4	0	0	0	7	6	0	0	69	

Seasonal Factor: 1.04 | Growth Rate: 1.01 | Years Grown: 6

SUBPROJECTS															Trips In	Trips Out
%	0%	5%	0%	30%	5%	5%	5%	0%	0%	0%	0%	30%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	18	0	27	5	5	18	0	0	0	0	109	0	Kings Highway Commerce Park	262	90
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	3	0	0	16	0	0	St. Lucie Commerce Center	141	31
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21%	0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	5	0	17	17	35	9	0	0	0	0	5	0	Whispering Oaks	45	167
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	6	0	19	19	39	13	0	0	0	0	6	0	Bent Creek	62	186
%	55.0%	10.0%	5.0%	0.0%	10.0%	0.0%	0%	0%	55.0%	5.0%	0.0%	0.0%				
In/Out	OUT	OUT	OUT		IN				IN	IN						
Volume	36	7	3	0	1	0	0	0	8	1	0	0	0	39 Acre Residential	18	66
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	32	0	0	38	0	0	Kings Highway Warehouse	342	341
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0%	11%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	6	0	0	22	0	0	Stonement	197	55
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%				
In/Out																
Volume	0	0	0	0	0	0	0	0	0	0	0	0	0	Sunset Lakes	0	0
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	40%	0%	0.0%	0.0%	40.0%	0.0%				
In/Out							OUT				IN					
Volume	0	0	0	0	0	0	5	0	0	0	14	0	0	Project Hurricane	36	12
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	3	0	10	10	20	6	0	0	0	0	3	0	Celebration Pointe	30	96
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0%	20%	0.0%	0.0%	20.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	18	0	0	72	0		Kings Commerce Center	362	90
%	0.00%	0.00%	0.00%	10.00%	0.00%	24.00%	24.00%	0.00%	0.00%	0.00%	0.00%	10.00%				
In/Out				OUT		OUT	IN					IN				
Volume				9		22	7					3		Jenkins Waypoint	30	93
Subtotal	36	38	3	81	53	121	59	65	8	1	162	115	0			
Total	422	220	112	306	241	214	225	1626	367	64	974	206	4238			



N/S STREET: Jenkins Rd | E/W STREET: Okeechobee Rd | CONTROL: Signalized
FILENAME:
COUNT DATE: 12/10/2020 | DAY: Thursday | CITY: St Lucie
REPORT DATE: 12/3/2021 | ANALYSIS YEAR: 2026

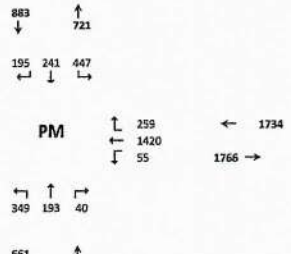
15 Min Period Ianes	Northbound NBL	NBT	NBR	Southbound SBL	SBT	SBR	Eastbound EBL	EBT	EBR	Westbound WBL	WBT	WBR	TOTAL	ONE HOUR SUM
4:00-4:15	63	37	4	91	45	32	18	231	59	8	260	35	863	3577
4:15-4:30	95	39	19	87	48	38	27	230	97	8	240	27	955	3680
4:30-4:45	79	17	10	74	51	21	29	251	68	8	199	86	893	3755
4:45-5:00	69	26	7	71	35	17	32	206	60	3	279	41	846	3778
5:00-5:15	92	38	5	54	44	30	27	281	65	12	307	31	986	3816
5:15-5:30	73	33	6	75	47	24	32	253	78	6	366	37	1030	
5:30-5:45	67	23	8	72	31	25	38	252	79	4	271	46	916	
5:45-6:00	57	24	6	74	38	18	31	271	57	8	264	36	864	

PM PEAK HOUR IS FROM: 5:00PM TO 6:00PM

Volumes	289	118	25	275	160	97	128	1057	279	30	1208	150	3816	
Season Factor	301	123	26	286	166	101	133	1099	290	31	1256	156	3969	
Growth	319	130	28	304	177	107	141	1167	308	33	1334	166	4213	
In/Out	OUT	OUT	OUT	0	IN	0	0	0	IN	IN	0	0		
Percentage	35%	20%	30%	0%	20%	0%	0%	0%	35%	30%	0%	0%	0%	
PROJECT	13	7	11	0	13	0	0	0	22	19	0	0	85	

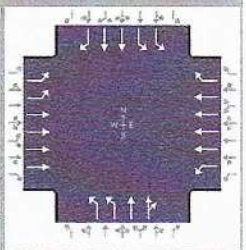
Seasonal Factor: 1.04 | Growth Rate: 1.01 | Years Grown: 6

SUBPROJECTS															Trips In	Trips Out
%	0%	5%	0%	30%	5%	5%	5%	0%	0%	0%	0%	30.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	6	0	111	19	19	6	0	0	0	0	35	0	Kings Highway Commerce Park	115	371
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	20.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	1	0	0	1	2	0	St. Lucie Commerce Center	10	11
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	17	0	9	9	20	16	0	0	0	0	17	0	Whispering Oaks	172	94
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	19	0	11	11	24	41	0	0	0	0	19	0	Bent Creek	193	113
%	55.0%	10.0%	5.0%	0.0%	10.0%	0.0%	0.0%	0.0%	55.0%	5.0%	0.0%	0.0%				
In/Out	OUT	OUT	OUT		IN				IN	IN						
Volume	17	3	2	0	6	0	0	0	35	3	0	0	0	39 Acre Residential	64	31
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	24	0	0	50	0	0	Kings Highway Warehouse	458	216
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	11.0%	0.0%	0.0%	11.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	7	0	0	7	0	0	Stonement	68	186
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%				
In/Out																
Volume	0	0	0	0	0	0	0	0	0	0	0	0	0	Sunset Lakes	268	137
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	40.0%	0.0%	0.0%	40.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	4	0	0	4	0	0	Project Hurricane	10	11
%	0.0%	10.0%	0.0%	10.0%	10.0%	21.0%	21.0%	0.0%	0.0%	0.0%	0.0%	10.0%				
In/Out		IN		OUT	OUT	OUT	IN					IN				
Volume	0	10	0	6	6	12	21	0	0	0	0	10	0	Celebration Pointe	100	57
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0%	20%	0.0%	0.0%	20.0%	0.0%				
In/Out								OUT			IN					
Volume	0	0	0	0	0	0	0	74	0	0	23	0	0	Kings Commerce Center	115	371
%	0.00%	0.00%	0.00%	10.00%	0.00%	24.00%	24.00%	0.00%	0.00%	0.00%	0.00%	10.00%				
In/Out				OUT		OUT	IN					IN				
Volume				6		14	24					10		Jenkins Waypoint	101	59
Subtotal	17	55	2	144	51	86	127	111	35	3	86	93	0			
Total	349	193	40	447	241	195	269	1278	365	55	1420	259	4298			



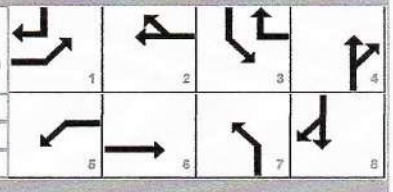
HCS7 Signalized Intersection Results Summary

General Information				Intersection Information	
Agency	O'Rourke Engineering and Planning			Duration, h	0.250
Analyst	KS	Analysis Date	12/16/2021	Area Type	Other
Jurisdiction		Time Period	AM	PHF	0.86
Urban Street	Okeechobee Road	Analysis Year	2026	Analysis Period	1> 7:00
Intersection	Okeechobee & Jenkins	File Name	C1 - Okeechobee and Jenkins - WITH PROJECT...		
Project Description	WITH PROJECT AM				



Demand Information	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Demand (*v*), veh/h	225	1626		64	974	206	422	220	112	306	241	214

Signal Information			
Cycle, s	130.0	Reference Phase	2
Offset, s	0	Reference Point	End
Uncoordinated	No	Simult. Gap E/W	On
Force Mode	Fixed	Simult. Gap N/S	On



Green	9.3	2.7	50.1	15.5	4.8	21.4
Yellow	4.3	0.0	4.3	4.3	0.0	4.3
Red	2.0	0.0	2.0	2.5	0.0	2.5

Timer Results	EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase	1	6	5	2	7	4	3	8
Case Number	2.0	4.0	2.0	3.0	2.0	4.0	2.0	3.0
Phase Duration, s	18.3	59.1	15.6	56.4	27.1	33.0	22.3	28.2
Change Period, ($Y+R_c$), s	6.3	6.3	6.3	6.3	6.8	6.8	6.8	6.8
Max Allow Headway (*MAH*), s	3.0	0.0	3.0	0.0	3.0	3.1	3.0	3.1
Queue Clearance Time (g_s), s	11.5		7.2		19.8	14.8	14.9	19.7
Green Extension Time (g_e), s	0.5	0.0	0.1	0.0	0.5	1.8	0.5	1.7
Phase Call Probability	1.00		0.93		1.00	1.00	1.00	1.00
Max Out Probability	0.00		0.00		0.76	0.00	0.01	0.00

Movement Group Results	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement	1	6		5	2	12	7	4	14	3	8	18
Adjusted Flow Rate (*v*), veh/h	262	1891		74	1133	240	491	200	186	356	280	249
Adjusted Saturation Flow Rate (*s*), veh/h/ln	1757	1725		1810	1725	1610	1757	1900	1687	1757	1809	1610
Queue Service Time (g_s), s	9.5	25.7		5.2	13.3	11.3	17.8	12.2	12.8	12.9	9.1	17.7
Cycle Queue Clearance Time (g_c), s	9.5	25.7		5.2	13.3	11.3	17.8	12.2	12.8	12.9	9.1	17.7
Green Ratio (*g/C*)	0.09	0.41		0.07	0.39	0.50	0.16	0.20	0.20	0.12	0.16	0.26
Capacity (*c*), veh/h	324	2803		130	2661	812	548	383	340	418	595	414
Volume-to-Capacity Ratio (*X*)	0.807	0.674		0.574	0.426	0.295	0.896	0.523	0.546	0.852	0.471	0.602
Back of Queue (*Q*), ft/ln (95 th percentile)	189.5	349.1		107	212.6	190.5	338	240.5	227.4	246	182.6	280.5
Back of Queue (*Q*), veh/ln (95 th percentile)	7.6	14.0		4.3	8.5	7.6	13.5	9.6	9.1	9.8	7.3	11.2
Queue Storage Ratio (*RQ*) (95 th percentile)	0.00	0.00		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Uniform Delay (d_1), s/veh	57.9	23.6		58.4	22.6	18.7	53.8	46.3	46.5	56.2	49.2	42.5
Incremental Delay (d_2), s/veh	1.8	1.3		1.5	0.5	0.9	13.2	0.4	0.5	4.7	0.2	0.5
Initial Queue Delay (d_3), s/veh	0.0	0.0		0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Control Delay (*d*), s/veh	59.7	24.9		59.9	23.1	19.7	67.0	46.7	47.1	60.9	49.4	43.0
Level of Service (LOS)	E	C		E	C	B	E	D	D	E	D	D
Approach Delay, s/veh / LOS	29.1	C		24.4	C		58.2	E		52.2	D	
Intersection Delay, s/veh / LOS	36.4						D					

Multimodal Results	EB		WB		NB		SB	
Pedestrian LOS Score / LOS	2.44	B	2.58	C	2.97	C	2.98	C
Bicycle LOS Score / LOS	1.38	A	1.08	A	1.21	A	1.22	A

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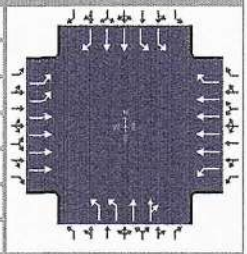
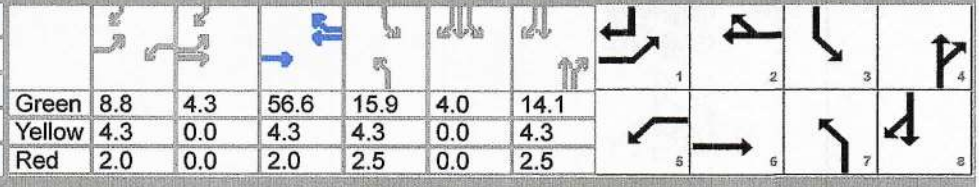
HCS7 Signalized Intersection Results Summary

General Information				Intersection Information	
Agency	O'Rourke Engineering and Planning			Duration, h	0.250
Analyst	KS	Analysis Date	12/16/2021	Area Type	Other
Jurisdiction		Time Period	PM	PHF	0.93
Urban Street	Okeechobee Road	Analysis Year	2026	Analysis Period	1> 7:00
Intersection	Okeechobee & Jenkins	File Name	C5 - Okeechobee and Jenkins - WITH PROJECT...		
Project Description	WITH PROJECT PM				



Demand Information	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Demand (*v*), veh/h	269	1278		55	1420	259	349	193	40	447	241	195

Signal Information			
Cycle, s	130.0	Reference Phase	2
Offset, s	0	Reference Point	End
Uncoordinated	No	Simult. Gap E/W	On
Force Mode	Fixed	Simult. Gap N/S	On



Green	8.8	4.3		56.6	15.9	4.0	14.1					
Yellow	4.3	0.0		4.3	4.3	0.0	4.3					
Red	2.0	0.0		2.0	2.5	0.0	2.5					

Timer Results	EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase	1	6	5	2	7	4	3	8
Case Number	2.0	4.0	2.0	3.0	2.0	4.0	2.0	3.0
Phase Duration, s	19.4	67.2	15.1	62.9	22.7	20.9	26.7	25.0
Change Period, ($Y+R_c$), s	6.3	6.3	6.3	6.3	6.8	6.8	6.8	6.8
Max Allow Headway (*MAH*), s	3.0	0.0	3.0	0.0	3.0	3.0	3.0	3.0
Queue Clearance Time (g_s), s	12.5		6.1		15.6	10.6	19.4	16.8
Green Extension Time (g_e), s	0.6	0.0	0.1	0.0	0.3	1.4	0.5	1.4
Phase Call Probability	1.00		0.88		1.00	1.00	1.00	1.00
Max Out Probability	0.00		0.00		1.00	0.00	0.58	0.00

Movement Group Results	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement	1	6		5	2	12	7	4	14	3	8	18
Adjusted Flow Rate (*v*), veh/h	289	1374		59	1527	278	375	127	124	481	259	210
Adjusted Saturation Flow Rate (*s*), veh/h/ln	1757	1725		1810	1725	1610	1757	1900	1788	1757	1809	1610
Queue Service Time (g_s), s	10.5	17.2		4.1	20.8	15.3	13.6	8.3	8.6	17.4	8.6	14.8
Cycle Queue Clearance Time (g_c), s	10.5	17.2		4.1	20.8	15.3	13.6	8.3	8.6	17.4	8.6	14.8
Green Ratio (*g/C*)	0.53	0.47		0.50	0.44	0.44	0.32	0.11	0.11	0.35	0.14	0.24
Capacity (*c*), veh/h	354	3234		123	3007	702	430	207	194	539	505	387
Volume-to-Capacity Ratio (*X*)	0.817	0.425		0.482	0.508	0.397	0.873	0.615	0.635	0.892	0.513	0.542
Back of Queue (Q), ft/ln (95 th percentile)	204.4	276.6		84.4	328.1	250	273.7	178	174.1	330.8	173.6	243.7
Back of Queue (Q), veh/ln (95 th percentile)	8.2	11.1		3.4	13.1	10.0	10.9	7.1	7.0	13.2	6.9	9.7
Queue Storage Ratio (*RQ*) (95 th percentile)	0.00	0.00		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Uniform Delay (d_1), s/veh	57.3	22.9		58.4	26.6	25.0	56.1	55.3	55.5	54.0	51.8	43.1
Incremental Delay (d_2), s/veh	1.8	0.4		1.1	0.6	1.7	13.2	1.1	1.3	12.6	0.3	0.4
Initial Queue Delay (d_3), s/veh	0.0	0.0		0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Control Delay (*d*), s/veh	59.1	23.3		59.5	27.2	26.7	69.3	56.4	56.7	66.5	52.1	43.6
Level of Service (LOS)	E	C		E	C	C	E	E	E	E	D	D
Approach Delay, s/veh / LOS	29.5	C		28.1	C		64.2	E		57.5	E	
Intersection Delay, s/veh / LOS	38.5						D					

Multimodal Results	EB		WB		NB		SB	
Pedestrian LOS Score / LOS	2.43	B	2.57	C	2.98	C	2.98	C
Bicycle LOS Score / LOS	1.17	A	1.26	A	1.00	A	1.27	A

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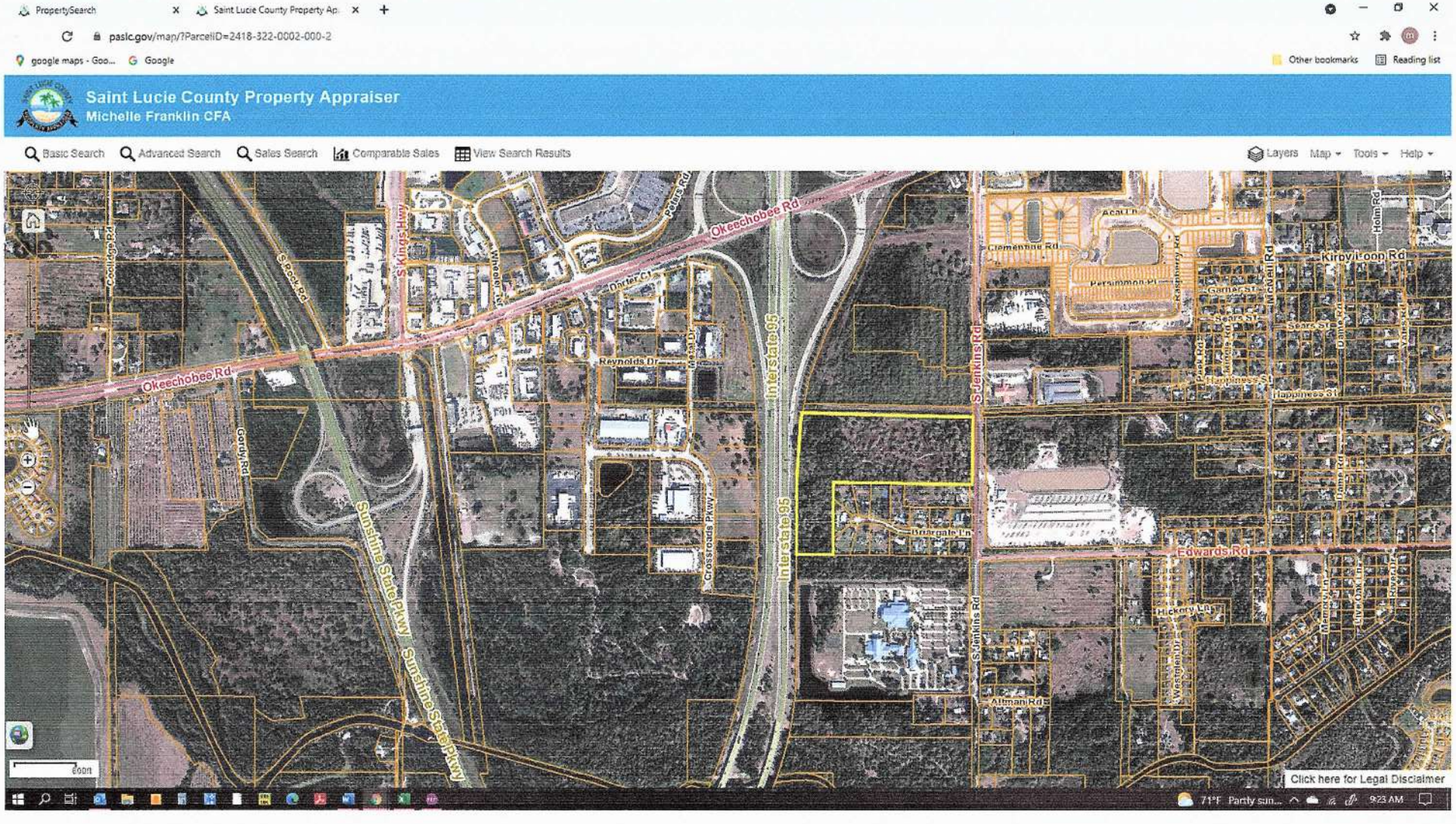
PropertySearch
Saint Lucie County Property Ap
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Other bookmarks
Reading list
Saint Lucie County Property Appraiser
Michelle Franklin CFA
Basic Search
Advanced Search
Sales Search
Comparable Sales
View Search Results
Layers
Map
Tools
Help
Okeechobee Rd
S Kings Hwy
Peters Rd
Coolidge Rd
S Rock Rd
Wheeler Dr
Porter Ct
Reynolds Dr
Interstate 95
S Jenkins Rd
Clementine Rd
Persimmon Pl
Kirby Loop Rd
Holm Rd
Michell Rd
Seare St
Happiness St
Dame Rd
Gordy Rd
Sunshine State Pkwy
Crossroads Pkwy
Briargate Ln
Edwards Rd
Hickory Ln
Altman Rd
Live Oak Ln
Memory Ln
Westglen Dr
Heyer Dr
500ft
Click here for Legal Disclaimer
71°F Partly sun...
9:23 AM

D-10

2020 PEAK SEASON FACTOR CATEGORY REPORT - REPORT TYPE: ALL
CATEGORY: 9401 CEN.-W OF US1 TO I95

WEEK	DATES	SF	MOCF: 0.93 PSCF
* 1	01/01/2020 - 01/04/2020	0.96	1.03
* 2	01/05/2020 - 01/11/2020	0.92	0.99
* 3	01/12/2020 - 01/18/2020	0.88	0.95
* 4	01/19/2020 - 01/25/2020	0.88	0.95
* 5	01/26/2020 - 02/01/2020	0.87	0.94
* 6	02/02/2020 - 02/08/2020	0.87	0.94
* 7	02/09/2020 - 02/15/2020	0.86	0.92
* 8	02/16/2020 - 02/22/2020	0.89	0.96
* 9	02/23/2020 - 02/29/2020	0.92	0.99
*10	03/01/2020 - 03/07/2020	0.94	1.01
*11	03/08/2020 - 03/14/2020	0.97	1.04
*12	03/15/2020 - 03/21/2020	1.00	1.08
*13	03/22/2020 - 03/28/2020	1.08	1.16
14	03/29/2020 - 04/04/2020	1.16	1.25
15	04/05/2020 - 04/11/2020	1.24	1.33
16	04/12/2020 - 04/18/2020	1.32	1.42
17	04/19/2020 - 04/25/2020	1.26	1.35
18	04/26/2020 - 05/02/2020	1.20	1.29
19	05/03/2020 - 05/09/2020	1.13	1.22
20	05/10/2020 - 05/16/2020	1.07	1.15
21	05/17/2020 - 05/23/2020	1.06	1.14
22	05/24/2020 - 05/30/2020	1.04	1.12
23	05/31/2020 - 06/06/2020	1.03	1.11
24	06/07/2020 - 06/13/2020	1.01	1.09
25	06/14/2020 - 06/20/2020	1.00	1.08
26	06/21/2020 - 06/27/2020	1.01	1.09
27	06/28/2020 - 07/04/2020	1.02	1.10
28	07/05/2020 - 07/11/2020	1.03	1.11
29	07/12/2020 - 07/18/2020	1.04	1.12
30	07/19/2020 - 07/25/2020	1.04	1.12
31	07/26/2020 - 08/01/2020	1.04	1.12
32	08/02/2020 - 08/08/2020	1.03	1.11
33	08/09/2020 - 08/15/2020	1.03	1.11
34	08/16/2020 - 08/22/2020	1.03	1.11
35	08/23/2020 - 08/29/2020	1.02	1.10
36	08/30/2020 - 09/05/2020	1.02	1.10
37	09/06/2020 - 09/12/2020	1.01	1.09
38	09/13/2020 - 09/19/2020	1.01	1.09
39	09/20/2020 - 09/26/2020	1.00	1.08
40	09/27/2020 - 10/03/2020	1.00	1.08
41	10/04/2020 - 10/10/2020	0.99	1.06
42	10/11/2020 - 10/17/2020	0.98	1.05
43	10/18/2020 - 10/24/2020	0.98	1.05
44	10/25/2020 - 10/31/2020	0.99	1.06
45	11/01/2020 - 11/07/2020	0.99	1.06
46	11/08/2020 - 11/14/2020	1.00	1.08
47	11/15/2020 - 11/21/2020	1.00	1.08
48	11/22/2020 - 11/28/2020	0.99	1.06
49	11/29/2020 - 12/05/2020	0.98	1.05
50	12/06/2020 - 12/12/2020	0.97	1.04
51	12/13/2020 - 12/19/2020	0.96	1.03
52	12/20/2020 - 12/26/2020	0.92	0.99
53	12/27/2020 - 12/31/2020	0.88	0.95

* PEAK SEASON

27-FEB-2021 10:30:04 830UPD 4_9401_PKSEASON.TXT

STATE OF FLORIDA

DEPARTMENT OF TRANSPORTATION

Districtwide Signal Retiming-St. Lucie County

FM 230017-3-32-01

Local Controller Settings

Okeechobee Road and Jenkins Road	Prepared By: ESJ	Date: 6/16/2008	Location: FP 4-05

FDOT DISTRICT 4 - CRITERIA

MIN GREEN (Through) = INITIAL + PASSAGE = 15 sec (may be reduced to 10 sec for low volume movements)

MIN GREEN (Left Turn) = INITIAL + PASSAGE = 10 sec

WALK (sec)	Coord Phase	Side Street	Ped Walk Speed (fps)
City of Fort Pierce	7	5	4.0 / 3.5
City of Port St. Lucie	7	7	3.5
St. Lucie County	7	7	3.5

Vehicle clearance intervals will not be programmed to be shorter than existing values.

Speed (mph)	Through Movement Yellow (sec)	Permissive Left Yellow (sec)	Protected Left Yellow (sec)	All Red (sec)
15	3.5	3.5	3.5	1.0
30	3.5	3.5	3.5	1.0
35	4.0	4.0	4.0	1.0
40	4.0	4.0	4.0	1.0
45	4.3	4.3	4.3	1.0
50	4.7	4.7	4.7	1.0
55	5.0	5.0	5.0	2.0
60	5.4	5.4	5.4	2.0
65	5.8	5.8	5.8	2.0
Ped Clearance	Ped Clear = D / Vp where: D = Ped Exposure Distance from Curb to Curb (ft) Vp = Pedestrian crossing speed (fps)			

CALCULATIONS

North-South Roadway	Jenkins Road	East-West Roadway	Okeechobee Road

Walking Speed (fps)	Input	Yellow			Red
3.5	Approach	Through	Permissive	Protected	All
Walking Direction	Speed (mph)	Movement (sec)	Left (sec)	Left (sec)	Red (sec)
Northbound	45	4.3	4.3	4.3	1.0
Southbound	45	4.3	4.3	4.3	1.0
Eastbound	45	4.3	4.3	4.3	1.0
Westbound	45	4.3	4.3	4.3	1.0

Pedestrian Clearance Interval

Direction/ Crossing	Northbound East Approach	Southbound West Approach	Eastbound South Approach	Westbound North Approach
Distance (ft)	120	118	128	75
Ped Clearance (sec)	35	34	37	22

PROPOSED LOCAL CONTROLLER SETTINGS

MOVEMENT	1	2	3	4	5	6	7	8
DIRECTION	EBL	WB	SBL	NB	WBL	EB	NBL	SB
LEFT TURN PROT	Protected	Permissive	Protected	Permissive	Protected	Permissive	Protected	Permissive
INITIAL	7.0	12.0	6.0	11.0	7.0	12.0	6.0	11.0
PASSAGE	3.0	3.0	4.0	4.0	3.0	3.0	4.0	4.0
YELLOW	4.3	4.3	4.3	4.3	4.3	4.3	4.3	4.3
RED CLEARANCE	2.0	2.0	2.5	2.5	2.0	2.0	2.5	2.5
MAX GREEN 1	20	60	30	40	20	60	25	40
MAX GREEN 2	25	60	30	45	25	60	25	45
WALK	0	7	0	5	0	7	0	5
PED CLEARANCE	0	37	0	35	0	37	0	34
MIN PHASE TIME	14	56	13	53	14	56	13	52

25 60 25 5 40
7.3 6.3 7.3 6.5

Intersection Timings FP4 Implemented

Tuttle Davis & Associates, Inc.

Manual Traffic Count - All Traffic
Okeechobee Rd and Jenkins Rd
Fort Pierce, FL

File Name : OKJE
Site Code : SW2018
Start Date : 12/10/2020
Page No : 1

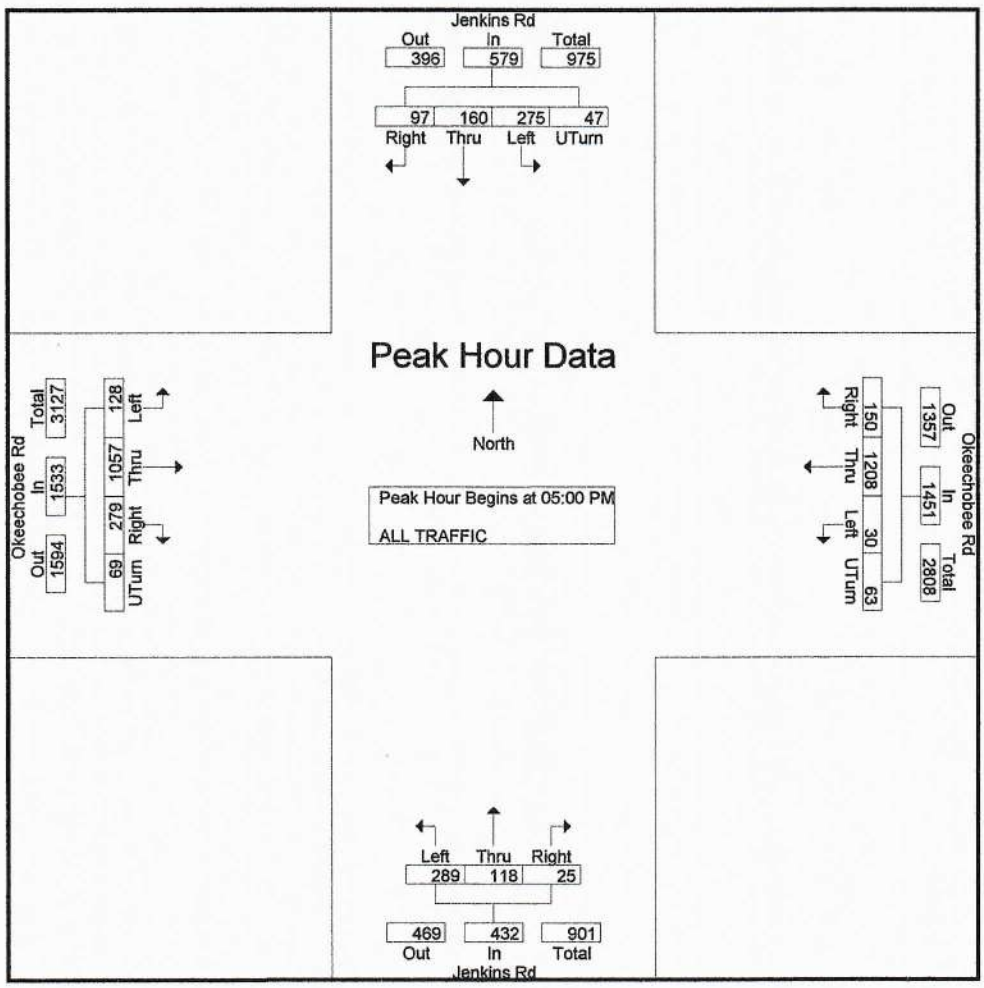
Groups Printed- ALL TRAFFIC

	Jenkins Rd NB			Jenkins Rd SB				Okeechobee Rd EB				Okeechobee Rd WB				
Start Time	Right	Thru	Left	Right	Thru	Left	UTurn	Right	Thru	Left	UTurn	Right	Thru	Left	UTurn	Int. Total
07:00 AM	2	31	65	19	45	26	3	66	215	11	10	31	127	11	7	669
07:15 AM	23	40	87	16	42	29	1	73	326	27	16	15	186	11	12	904
07:30 AM	36	39	102	26	61	66	6	100	388	48	15	14	201	14	17	1133
07:45 AM	16	28	78	25	32	60	5	81	434	40	24	19	196	13	11	1062
Total	77	138	332	86	180	181	15	320	1363	126	65	79	710	49	47	3768
08:00 AM	7	46	63	17	34	49	9	65	266	36	28	25	153	14	15	827
08:15 AM	9	32	66	12	29	76	13	50	277	22	25	34	165	8	20	838
08:30 AM	10	36	57	14	37	71	7	41	165	24	9	24	143	3	20	661
08:45 AM	4	27	51	18	30	40	5	42	178	33	25	32	175	7	15	682
Total	30	141	237	61	130	236	34	198	886	115	87	115	636	32	70	3008
*** BREAK ***																
04:00 PM	4	37	63	32	45	91	8	59	231	18	22	35	260	8	19	932
04:15 PM	19	39	95	38	48	87	7	97	230	27	14	27	240	8	17	993
04:30 PM	10	17	79	21	51	74	7	68	251	29	15	86	199	8	21	936
04:45 PM	7	26	69	17	35	71	8	60	206	32	26	41	279	3	17	897
Total	40	119	306	108	179	323	30	284	918	106	77	189	978	27	74	3758
05:00 PM	5	38	92	30	44	54	6	65	281	27	14	31	307	12	11	1017
05:15 PM	6	33	73	24	47	75	6	78	253	32	21	37	366	6	17	1074
05:30 PM	8	23	67	25	31	72	18	79	252	38	25	46	271	4	17	976
05:45 PM	6	24	57	18	38	74	17	57	271	31	9	36	264	8	18	928
Total	25	118	289	97	160	275	47	279	1057	128	69	150	1208	30	63	3995
Grand Total	172	516	1164	352	649	1015	126	1081	4224	475	298	533	3532	138	254	14529
Apprch %	9.3	27.9	62.9	16.4	30.3	47.4	5.9	17.8	69.5	7.8	4.9	12	79.2	3.1	5.7	
Total %	1.2	3.6	8	2.4	4.5	7	0.9	7.4	29.1	3.3	2.1	3.7	24.3	0.9	1.7	

Manual Traffic Count - All Traffic
Okeechobee Rd and Jenkins Rd
Fort Pierce, FL

File Name : OKJE
Site Code : SW2018
Start Date : 12/10/2020
Page No : 3

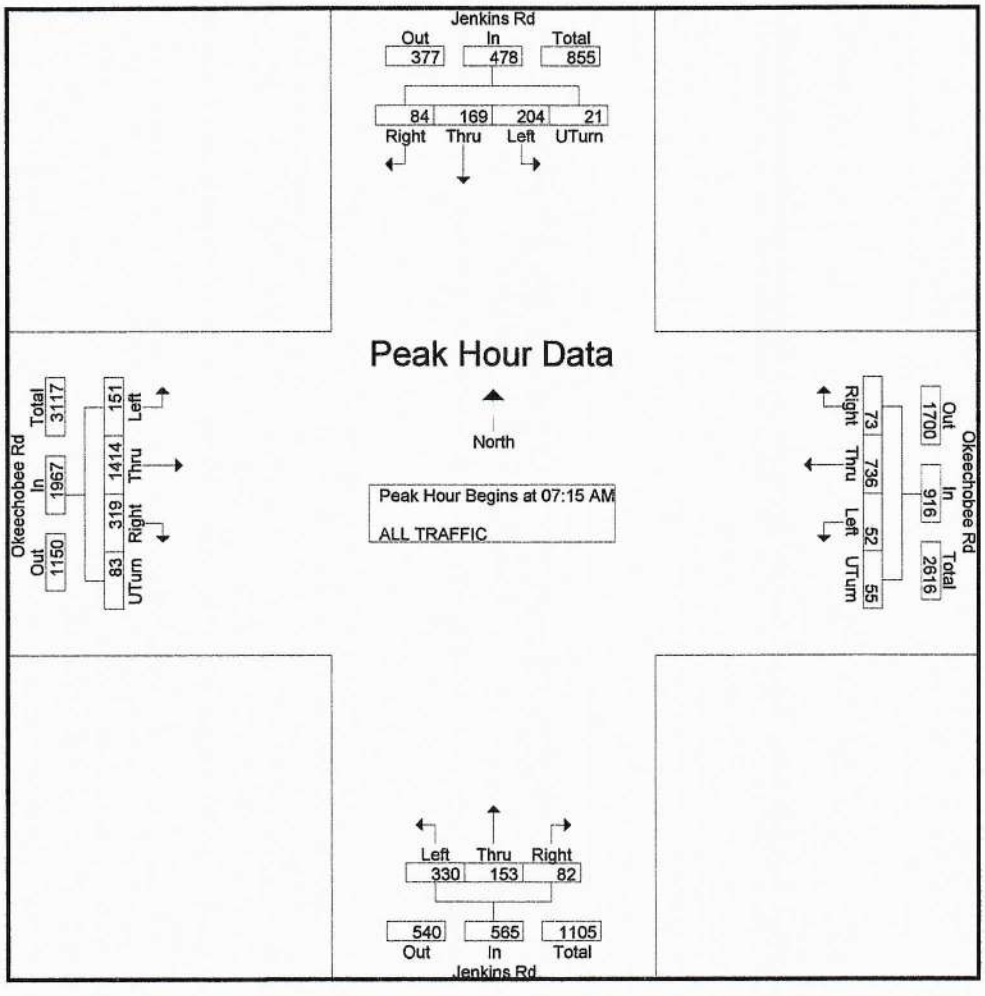
	Jenkins Rd NB				Jenkins Rd SB					Okeechobee Rd EB					Okeechobee Rd WB					
Start Time	Right	Thru	Left	App. Total	Right	Thru	Left	UTurn	App. Total	Right	Thru	Left	UTurn	App. Total	Right	Thru	Left	UTurn	App. Total	Int. Total
Peak Hour Analysis From 04:00 PM to 05:45 PM - Peak 1 of 1																				
Peak Hour for Entire Intersection Begins at 05:00 PM																				
05:00 PM	5	38	92	135	30	44	54	6	134	65	281	27	14	387	31	307	12	11	361	1017
05:15 PM	6	33	73	112	24	47	75	6	152	78	253	32	21	384	37	366	6	17	426	1074
05:30 PM	8	23	67	98	25	31	72	18	146	79	252	38	25	394	46	271	4	17	338	976
05:45 PM	6	24	57	87	18	38	74	17	147	57	271	31	9	368	36	264	8	18	326	928
Total Volume	25	118	289	432	97	160	275	47	579	279	1057	128	69	1533	150	1208	30	63	1451	3995
% App. Total	5.8	27.3	66.9		16.8	27.6	47.5	8.1		18.2	68.9	8.3	4.5		10.3	83.3	2.1	4.3		
PHF	.781	.776	.785	.800	.808	.851	.917	.653	.952	.883	.940	.842	.690	.973	.815	.825	.625	.875	.852	.930



Manual Traffic Count - All Traffic
Okeechobee Rd and Jenkins Rd
Fort Pierce, FL

File Name : OKJE
Site Code : SW2018
Start Date : 12/10/2020
Page No : 2

	Jenkins Rd NB				Jenkins Rd SB					Okeechobee Rd EB					Okeechobee Rd WB					
Start Time	Right	Thru	Left	App. Total	Right	Thru	Left	UTurn	App. Total	Right	Thru	Left	UTurn	App. Total	Right	Thru	Left	UTurn	App. Total	Int. Total
Peak Hour Analysis From 07:00 AM to 08:45 AM - Peak 1 of 1																				
Peak Hour for Entire Intersection Begins at 07:15 AM																				
07:15 AM	23	40	87	150	16	42	29	1	88	73	326	27	16	442	15	186	11	12	224	904
07:30 AM	36	39	102	177	26	61	66	6	159	100	388	48	15	551	14	201	14	17	246	1133
07:45 AM	16	28	78	122	25	32	60	5	122	81	434	40	24	579	19	196	13	11	239	1062
08:00 AM	7	46	63	116	17	34	49	9	109	65	266	36	28	395	25	153	14	15	207	827
Total Volume	82	153	330	565	84	169	204	21	478	319	1414	151	83	1967	73	736	52	55	916	3926
% App. Total	14.5	27.1	58.4		17.6	35.4	42.7	4.4		16.2	71.9	7.7	4.2		8	80.3	5.7	6		
PHF	.569	.832	.809	.798	.808	.693	.773	.583	.752	.798	.815	.786	.741	.849	.730	.915	.929	.809	.931	.866



APPENDIX E

DRIVEWAY ANALYSIS

When Not to Consider Exclusive Right-Turn Lanes

- Dense or built-out corridors with limited space
- Right-turn lane that would negatively impact pedestrians or bicyclists
- Vehicular movements from driveways or median openings that cross the right-turn lane resulting in multiple threat crashes
- Context classifications C2T, C4, C5, or C6

When Exclusive Right-Turn Lanes are Beneficial

There are instances when adding an exclusive right-turn lane for unsignalized driveways are beneficial to traffic operations and safety. ***Table 27*** provides some guidance for this situation based on the speed limit of the roadway and how many right turns occur per hour. Locations where the Auto and Truck Modal Emphasis is "High" may be appropriate for consideration of Exclusive Right Turn Lanes.

Table 27 – Recommended Guidelines for Exclusive Right-Turn Lanes to Unsignalized Driveway[10]

Roadway Posted Speed Limit	Number of Right Turns Per Hour
45 mph or less	80 – 125[1]
Over 45 mph	35 – 55[2]
Note: A posted speed limit of 45 mph may be used with these thresholds if the operating speeds are known to be over 45 mph during the time of peak right turn demand.	
Note on traffic projections: Projecting turning volumes is, at best, a knowledgeable estimate. Keep this in mind especially if the projections of right turns are close to meeting the guidelines. In that case, consider requiring the turn lane.	
[1] The lower threshold of 80 right-turn vehicles per hour would be most used for higher volume (greater than 600 vehicles per hour, per lane in one direction on the major roadway) or two-lane roads where lateral movement is restricted. The 125 right-turn vehicles per hour upper threshold would be most appropriate on lower volume roadways, multilane highways, or driveways with a large entry radius (50 feet or greater).	
[2] The lower threshold of 35 right-turn vehicles per hour would be most appropriately used on higher volume two-lane roadways where lateral movement is restricted. The 55 right-turn vehicles per hour upper threshold would be most appropriate on lower volume roadways, multilane highways, or driveways with large entry radius (50 feet or greater).	

Source: NCHRP Report 420 (Impacts of Access Management Techniques)

These recommendations are primarily based on the research done in NCHRP Report 420, Impacts of Access Management Techniques, Chapter 4 – Unsignalized Access Spacing (Technique 1B), and Use of Speed Differential as a Measure to Evaluate the Need for Right-Turn Deceleration Lane at Unsignalized Intersections.

In the *NCHRP Report 420*, the observed high-speed roads, 30 to 40 right-turn vehicles per hour caused evasive maneuvers on 5 - 10 percent of the following through vehicles. For lower speed roadways, 80 to 110 right-turn vehicles caused 15 - 20 percent of the following through vehicles to make evasive maneuvers. The choice of acceptable percentages of through vehicles impacted is a decision based on reasonable expectations of the different roadways.

In this study, by modeling speed differentials, a better understanding of the impacts of through volume and driveway radius was discovered.

[10] May not be appropriate for signalized locations where signal phasing plays an important role in determining the need for right turn lanes.

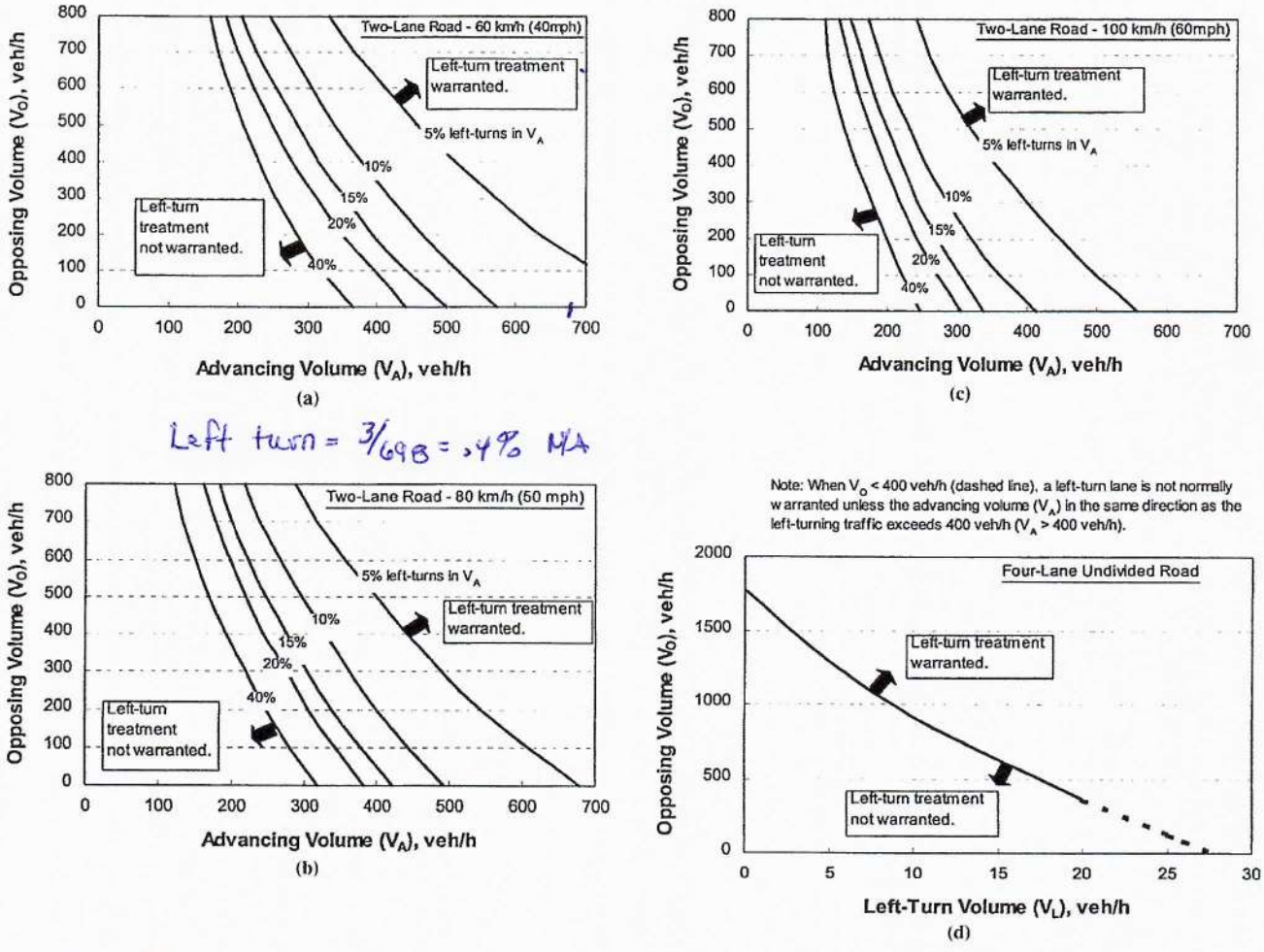


Figure 2-5. Guideline for determining the need for a major-road left-turn bay at a two-way stop-controlled intersection.

Application. The guidance stated in the preceding section defines the conditions that may justify the provision of a left-turn bay. Application of this guidance requires two types of data:

1. Major-road turn movement volume for the peak hour of the average day and
2. Major-road 85th percentile speed (posted speed can be substituted if data are unavailable).

Use of Figure 2-5 requires determination of the opposing volume, the advancing volume, and the operating speed. The opposing volume should include only the right-turn and through movements on the approach across from (and heading in the opposite direction of) the subject major-road approach. The advancing volume should include the left-turn, right-turn, and through movements on the subject approach. The operating speed can be estimated as the 85th percentile speed. If the operating speed does not coincide with 60, 80, or 100 km/h (i.e., 40, 50, or 60 mph), then interpolation can be used or, as a more conservative approach, the operating speed can be rounded up to the nearest speed for which a figure is provided.

In application, Figure 2-5 is used once for each major-road approach to the intersection. The appropriate trend line is identified on the basis of the percentage of left-turns on the subject major-road approach. If the advancing and opposing volume combination intersects above or to the right of this trend line, a left-turn bay should be considered for the subject approach. If a bay is included at the intersection, it should be long enough to store left-turn vehicles 99.5 percent of the time (i.e., the bay should not overflow more than 0.5 percent of the time). Techniques for estimating this storage length are provided in the section, Increase the Length of the Turn Bay.

Add a Right-Turn Bay on the Major Road

Introduction. Provision of a right-turn bay on the major road to a two-way stop-controlled intersection can signifi-

HCS7 Two-Way Stop-Control Report

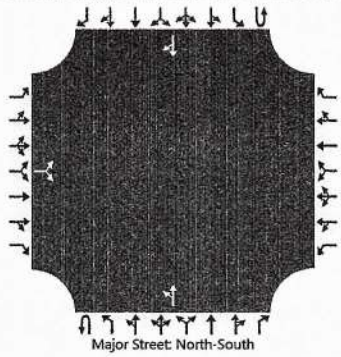
General Information

Analyst	Kyle Scherer
Agency/Co.	O'Rourke Engineering
Date Performed	12/17/2021
Analysis Year	2021
Time Analyzed	AM Peak Hour
Intersection Orientation	North-South
Project Description	

Site Information

Intersection	Jenkins Road and Driveway
Jurisdiction	St Lucie County
East/West Street	Project Driveway
North/South Street	Jenkins Road
Peak Hour Factor	0.95
Analysis Time Period (hrs)	0.25

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	1	0		0	0	0	0	0	1	0	0	0	1	0
Configuration			LR							LT						TR
Volume (veh/h)		59		9						3	695				655	16
Percent Heavy Vehicles (%)		0		0						3						
Proportion Time Blocked																
Percent Grade (%)		0														
Right Turn Channelized																
Median Type | Storage		Undivided														

Critical and Follow-up Headways

Base Critical Headway (sec)		7.1		6.2						4.1						
Critical Headway (sec)		6.40		6.20						4.13						
Base Follow-Up Headway (sec)		3.5		3.3						2.2						
Follow-Up Headway (sec)		3.50		3.30						2.23						

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)			72							3						
Capacity, c (veh/h)			162							887						
v/c Ratio			0.44							0.00						
95% Queue Length, Q_{95} (veh)			2.0							0.0						
Control Delay (s/veh)			43.7							9.1						
Level of Service (LOS)			E							A						
Approach Delay (s/veh)		43.7								0.1						
Approach LOS		E														

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HCS7 Two-Way Stop-Control Report

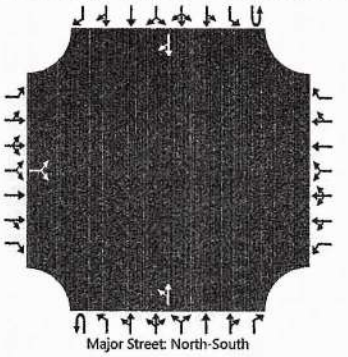
General Information

Analyst	Kyle Scherer
Agency/Co.	O'Rourke Engineering
Date Performed	12/17/2021
Analysis Year	2021
Time Analyzed	PM Peak Hour
Intersection Orientation	North-South
Project Description	

Site Information

Intersection	Jenkins Road and Driveway
Jurisdiction	St Lucie County
East/West Street	Project Driveway
North/South Street	Jenkins Road
Peak Hour Factor	0.95
Analysis Time Period (hrs)	0.25

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	1	0		0	0	0	0	0	1	0	0	0	1	0
Configuration			LR							LT						TR
Volume (veh/h)		31		6						9	551				607	54
Percent Heavy Vehicles (%)		0		0						3						
Proportion Time Blocked																
Percent Grade (%)		0														
Right Turn Channelized																
Median Type | Storage		Undivided														

Critical and Follow-up Headways

Base Critical Headway (sec)		7.1		6.2						4.1						
Critical Headway (sec)		6.40		6.20						4.13						
Base Follow-Up Headway (sec)		3.5		3.3						2.2						
Follow-Up Headway (sec)		3.50		3.30						2.23						

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)			39							9						
Capacity, c (veh/h)			205							895						
v/c Ratio			0.19							0.01						
95% Queue Length, Q_{95} (veh)			0.7							0.0						
Control Delay (s/veh)			26.6							9.1						
Level of Service (LOS)			D							A						
Approach Delay (s/veh)		26.6								0.3						
Approach LOS		D														

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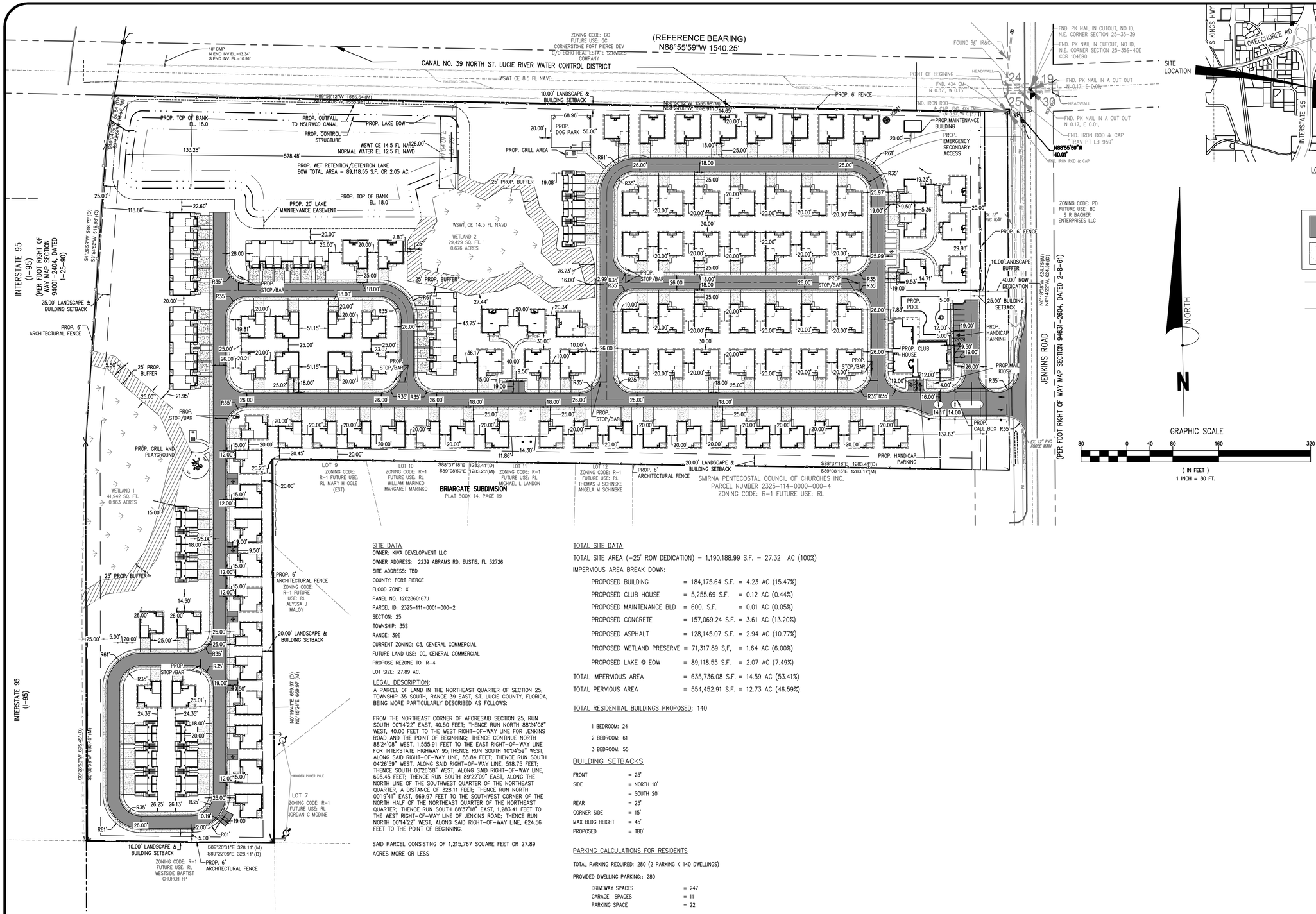

SITE DATA

OWNER: KIVA DEVELOPMENT LLC
OWNER ADDRESS: 2239 ABRAMS RD, EUSTIS, FL 32726
SITE ADDRESS: TBD
COUNTY: FORT PIERCE
FLOOD ZONE: X
PANEL NO. 1202860167J
PARCEL ID: 2325-111-0001-000-2
SECTION: 25
TOWNSHIP: 35S
RANGE: 39E
CURRENT ZONING: C3, GENERAL COMMERCIAL
FUTURE LAND USE: GC, GENERAL COMMERCIAL
PROPOSE REZONE TO: R-4
LOT SIZE: 27.89 AC.

LEGAL DESCRIPTION:

A PARCEL OF LAND IN THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 35 SOUTH, RANGE 39 EAST, ST. LUCIE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF AFORESAID SECTION 25, RUN SOUTH 00°14'22" EAST, 40.50 FEET; THENCE RUN NORTH 88°24'08" WEST, 40.00 FEET TO THE WEST RIGHT-OF-WAY LINE FOR JENKINS ROAD AND THE POINT OF BEGINNING; THENCE CONTINUE NORTH 88°24'08" WEST, 1,555.91 FEET TO THE EAST RIGHT-OF-WAY LINE FOR INTERSTATE HIGHWAY 95; THENCE RUN SOUTH 10°04'59" WEST, ALONG SAID RIGHT-OF-WAY LINE, 88.84 FEET; THENCE RUN SOUTH 04°26'59" WEST, ALONG SAID RIGHT-OF-WAY LINE, 518.75 FEET; THENCE SOUTH 00°26'58" WEST, ALONG SAID RIGHT-OF-WAY LINE, 695.45 FEET; THENCE RUN SOUTH 89°22'09" EAST, ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER, A DISTANCE OF 328.11 FEET; THENCE RUN NORTH 00°19'41" EAST, 669.97 FEET TO THE SOUTHWEST CORNER OF THE NORTH HALF OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER; THENCE RUN SOUTH 88°37'18" EAST, 1,283.41 FEET TO THE WEST RIGHT-OF-WAY LINE OF JENKINS ROAD; THENCE RUN NORTH 00°14'22" WEST, ALONG SAID RIGHT-OF-WAY LINE, 624.56 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONSISTING OF 1,215,767 SQUARE FEET OR 27.89 ACRES MORE OR LESS

TOTAL SITE DATA

TOTAL SITE AREA (-25' ROW DEDICATION) = 1,190,188.99 S.F. = 27.32 AC (100%)

IMPERVIOUS AREA BREAK DOWN:

PROPOSED BUILDING	= 184,175.64 S.F.	= 4.23 AC	(15.47%)
PROPOSED CLUB HOUSE	= 5,255.69 S.F.	= 0.12 AC	(0.44%)
PROPOSED MAINTENANCE BLD	= 600. S.F.	= 0.01 AC	(0.05%)
PROPOSED CONCRETE	= 157,069.24 S.F.	= 3.61 AC	(13.20%)
PROPOSED ASPHALT	= 128,145.07 S.F.	= 2.94 AC	(10.77%)
PROPOSED WETLAND PRESERVE	= 71,317.89 S.F.	= 1.64 AC	(6.00%)
PROPOSED LAKE @ EOW	= 89,118.55 S.F.	= 2.07 AC	(7.49%)
TOTAL IMPERVIOUS AREA	= 635,736.08 S.F.	= 14.59 AC	(53.41%)
TOTAL PERVIOUS AREA	= 554,452.91 S.F.	= 12.73 AC	(46.59%)

TOTAL RESIDENTIAL BUILDINGS PROPOSED: 140

1 BEDROOM: 24
2 BEDROOM: 61
3 BEDROOM: 55

BUILDING SETBACKS

FRONT	= 25'
SIDE	= NORTH 10'
	= SOUTH 20'
REAR	= 25'
CORNER SIDE	= 15'
MAX BLDG HEIGHT	= 45'
PROPOSED	= TBD'

PARKING CALCULATIONS FOR RESIDENTS

TOTAL PARKING REQUIRED: 280 (2 PARKING X 140 DWELLINGS)

PROVIDED DWELLING PARKING:: 280

DRIVEWAY SPACES	= 247
GARAGE SPACES	= 11
PARKING SPACE	= 22

TOTAL REQUIRED OFFICE SPACE: 920 SF / 200 SF = 4.6 (5)

PROVIDED OFFICE/CLUB HOUSE PARKING: = 12

STEPHEN COOPER, P.E.
& ASSOCIATES, INC.
- CONSULTING ENGINEER -
CIVIL ENGINEERING • SITE PLANNING • ENVIRONMENTAL PERMITTING
7450 SOUTH FEDERAL HIGHWAY
PORT ST. LUCIE, FLORIDA 34952
Tel 1-772-336-2803
FLORIDA CERTIFICATE OF AUTHORIZATION No. 00008856

No.	REVISION	DATE
10		
9		
8		
7		
6		
5		
4		
3		
2		
1		

FINAL SITE PLAN

VIVA AT TREASURE COAST WEST

FORT PIERCE FLORIDA

DATE:	FEB 2022
DRAWN BY:	DAD
DESIGNED BY:	SC
CHECKED BY:	SC
HORZ. SCALE:	1"=80'
VERT. SCALE:	NA

DRAWING NO.
C1.0

JOB NO. 2021-119

Stephen Cooper, P.E. #46557

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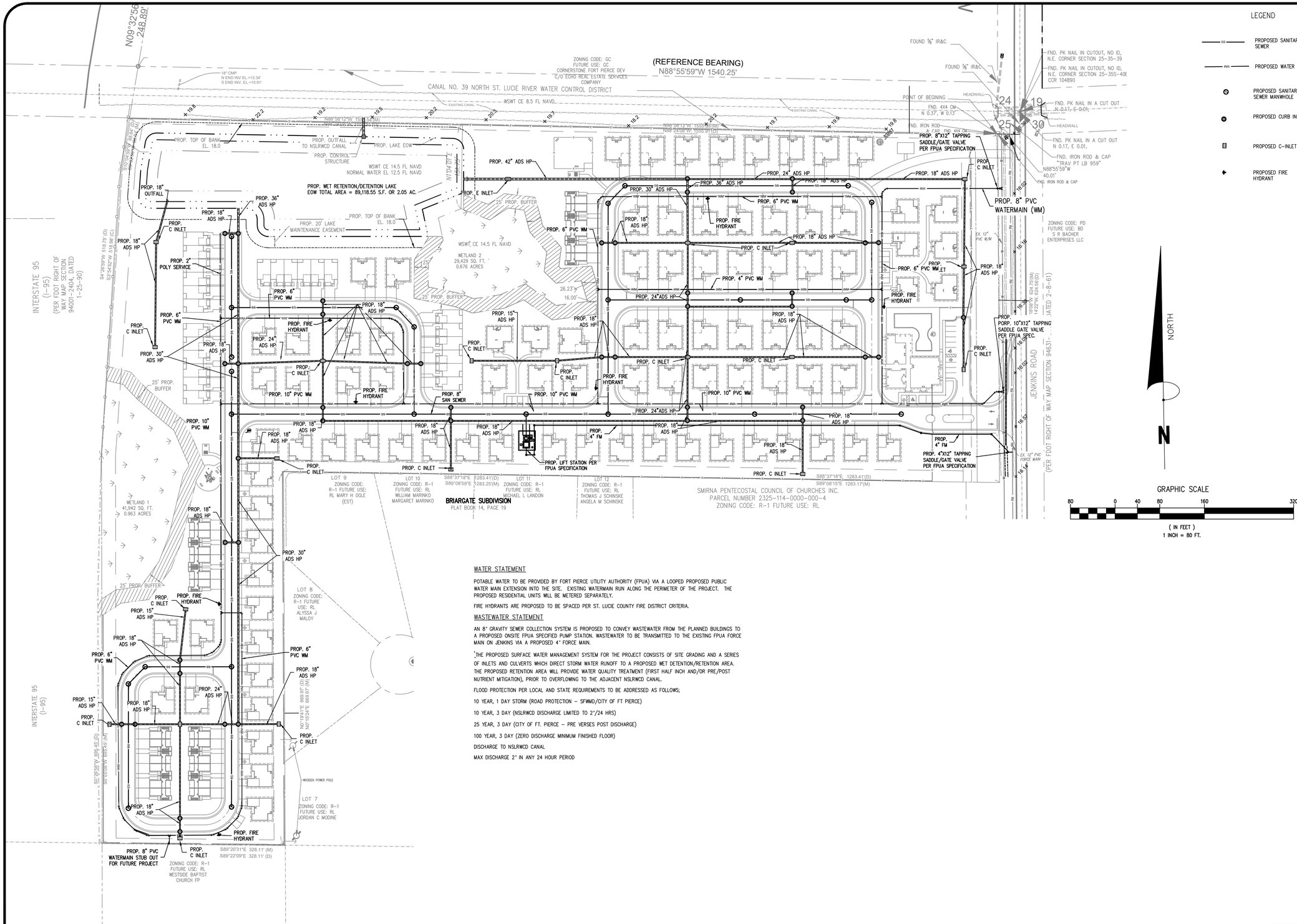

WATER STATEMENT

POTABLE WATER TO BE PROVIDED BY FORT PIERCE UTILITY AUTHORITY (FPUA) VIA A LOOPED PROPOSED PUBLIC WATER MAIN EXTENSION INTO THE SITE. EXISTING WATERMAIN RUN ALONG THE PERIMETER OF THE PROJECT. THE PROPOSED RESIDENTIAL UNITS WILL BE METERED SEPARATELY.

FIRE HYDRANTS ARE PROPOSED TO BE SPACED PER ST. LUCIE COUNTY FIRE DISTRICT CRITERIA.

WASTEWATER STATEMENT

AN 8" GRAVITY SEWER COLLECTION SYSTEM IS PROPOSED TO CONVEY WASTEWATER FROM THE PLANNED BUILDINGS TO A PROPOSED ONSITE FPUA SPECIFIED PUMP STATION. WASTEWATER TO BE TRANSMITTED TO THE EXISTING FPUA FORCE MAIN ON JENKINS VIA A PROPOSED 4" FORCE MAIN.

THE PROPOSED SURFACE WATER MANAGEMENT SYSTEM FOR THE PROJECT CONSISTS OF SITE GRADING AND A SERIES OF INLETS AND CULVERTS WHICH DIRECT STORM WATER RUNOFF TO A PROPOSED WET DETENTION/RETENTION AREA. THE PROPOSED RETENTION AREA WILL PROVIDE WATER QUALITY TREATMENT (FIRST HALF INCH AND/OR PRE/POST NUTRIENT MITIGATION), PRIOR TO OVERFLOWING TO THE ADJACENT NSLRWCD CANAL.

FLOOD PROTECTION PER LOCAL AND STATE REQUIREMENTS TO BE ADDRESSED AS FOLLOWS;

10 YEAR, 1 DAY STORM (ROAD PROTECTION – SFWMD/CITY OF FT PIERCE)

10 YEAR, 3 DAY (NSLRWCD DISCHARGE LIMITED TO 2"/24 HRS)

25 YEAR, 3 DAY (CITY OF FT. PIERCE – PRE VERSES POST DISCHARGE)

100 YEAR, 3 DAY (ZERO DISCHARGE MINIMUM FINISHED FLOOR)

DISCHARGE TO NSLRWCD CANAL

MAX DISCHARGE 2" IN ANY 24 HOUR PERIOD

STEPHEN COOPER, P.E. & ASSOCIATES, INC.
- CONSULTING ENGINEER -
CIVIL ENGINEERING • SITE PLANNING • ENVIRONMENTAL PERMITTING
7450 SOUTH FEDERAL HIGHWAY
PORT ST. LUCIE, FLORIDA 34952
Tel 1-772-336-2303
FLORIDA CERTIFICATE OF AUTHORIZATION No. 00008856

SCPE

No.	REVISION	DATE
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		

CONCEPT UTILITY PLAN

VIVA AT TREASURE COAST WEST

FORT PIERCE FLORIDA

DATE:	FEB 2022
DRAWN BY:	DAD
DESIGNED BY:	SC
CHECKED BY:	SC
HORZ. SCALE:	1"=80'
VERT. SCALE:	NA

DRAWING NO.
C2.0

JOB NO. 2021-119

Stephen Cooper, P.E. #46557

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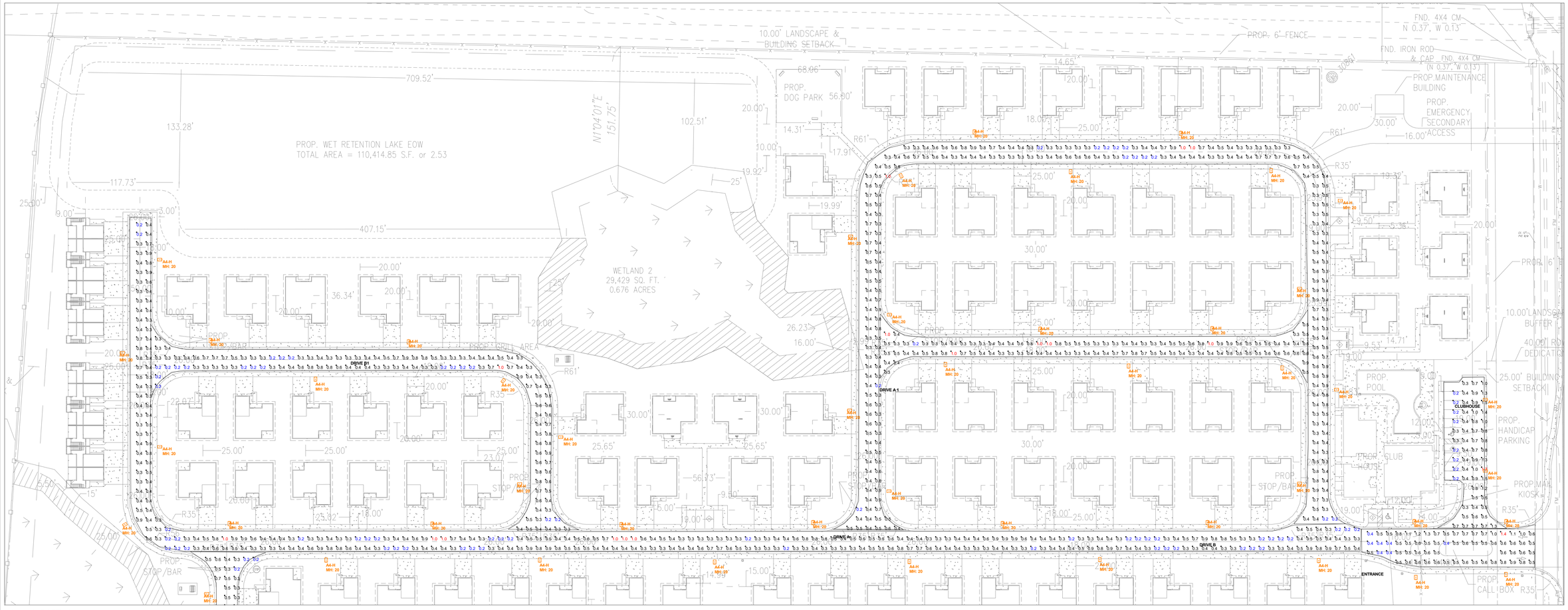
Luminaire Schedule							
Symbol	Qty	Label	Arrangement	Lum. Lumens	LLF	Description	Filename
→	60	A4-H	SINGLE	2600	1.000	VSX-II_T4_16LC_5_4K-UNV_CLS	VSX-II_T4_16LC_5_4K-UNV_CLS.ies

Calculation Summary								
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min	Description
CLUBHOUSE	Illuminance	Fc	0.67	1.7	0.2	3.35	8.50	readings taken at grade
DRIVE A	Illuminance	Fc	0.46	1.0	0.2	2.30	5.00	readings taken at grade
DRIVE A 1	Illuminance	Fc	0.50	1.0	0.2	2.50	5.00	readings taken at grade
DRIVE B	Illuminance	Fc	0.44	1.0	0.2	2.20	5.00	readings taken at grade
DRIVE B1	Illuminance	Fc	0.44	1.0	0.2	2.20	5.00	readings taken at grade
DRIVE C	Illuminance	Fc	0.43	1.0	0.2	2.15	5.00	readings taken at grade
ENTRANCE	Illuminance	Fc	0.63	1.4	0.4	1.58	3.50	readings taken at grade

TARGETING:
IES: RP-11-17
EXTERIOR RESIDENTIAL
ENVIRONMENTS
- 0.1 FC MIN

NOTES:
- BACKGROUND CREATED BY CONVERTING PDF INTO A WORKING DWG FILE MAKING ALL LUMINAIRE LOCATIONS AND VALUES TO BE CONSIDERED APPROXIMATE
- LUMINAIRE SYMBOLS MAGNIFIED FOR LEGIBILITY



View_1:PART A
Scale: 1 inch= 50 Ft.

SESCO LIGHTING

Project:
VIVA TREASURE WEST

Disclaimer:
SESCO Lighting, Tampa provides this photometric report for purposes of comparison within the SESCO Lighting, Tampa product line only. The information provided is based upon standardized industry procedures.

This laboratory performance will always differ from that observed in the field due to a great number of variables, both known (installation methods, power quality, lamping, recoverable, and non-recoverable light loss factors, etc.)

In general, SESCO Lighting Tampa considers numerical studies to be predictive in that they cannot characterize the visual performance of any luminaire single or grouped. As such, specification decisions must be thoroughly based upon experience, consultation with the manufacturer and above all, common sense.

NOTES:
1) EXACT MOUNTING DETAILS TO BE DETERMINED BY OTHERS.
2) MOUNTING HEIGHT IS ALWAYS A.F.F. OR A.F.G. UNLESS NOTED
3) CALCULATIONS SHOWN ARE INITIAL HORIZONTAL FOOTCANDLES

Sales Person: CHERILYN SANTORE

Designed By:S PENNINGTON
Date:2/23/2022
Scale:SEE VIEWPORT

Revisions

#	Date	Comments

Luminaire Schedule							
Symbol	Qty	Label	Arrangement	Lum. Lumens	LLF	Description	Filename
⊡	60	A4-H	SINGLE	2600	1.000	VSX-II_T4_16LC_5_4K-UNV_CLS	VSX-II_T4_16LC_5_4K-UNV_CLS.ies

Calculation Summary								
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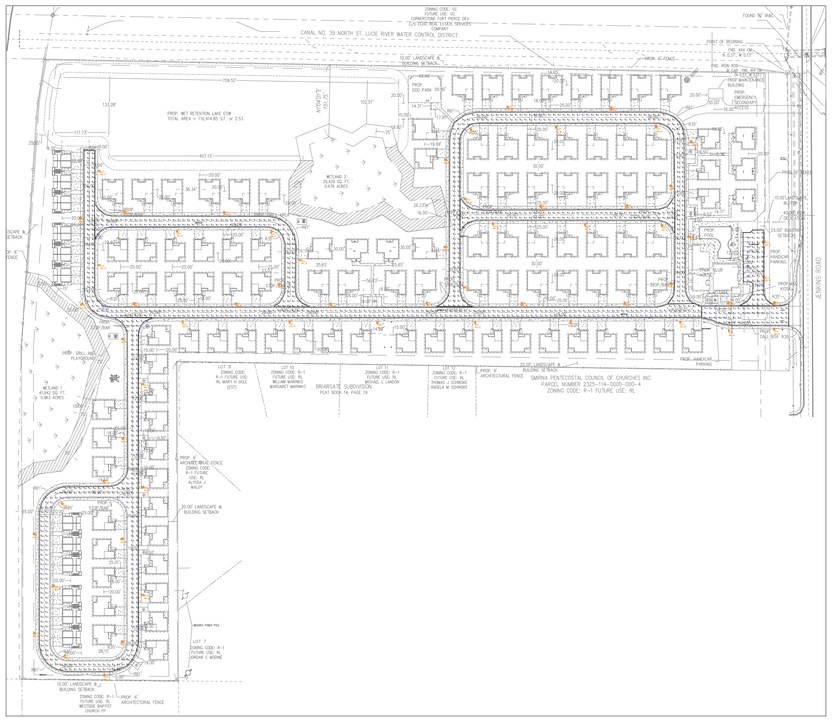
DRIVE A 1	Illuminance	Fc	0.50	1.0	0.2	2.50	5.00	readings taken at grade
DRIVE B	Illuminance	Fc	0.44	1.0	0.2	2.20	5.00	readings taken at grade
DRIVE B1	Illuminance	Fc	0.44	1.0	0.2	2.20	5.00	readings taken at grade
DRIVE C	Illuminance	Fc	0.43	1.0	0.2	2.15	5.00	readings taken at grade
ENTRANCE	Illuminance	Fc	0.63	1.4	0.4	1.58	3.50	readings taken at grade

NOTES:
- BACKGROUND CREATED BY CONVERTING PDF INTO A WORKING DWG FILE MAKING ALL LUMINAIRE LOCATIONS AND VALUES TO BE CONSIDERED APPROXIMATE
- LUMINAIRE SYMBOLS MAGNIFIED FOR LEGIBILITY

TARGETING:
IES: RP-11-17
EXTERIOR RESIDENTIAL
ENVIRONMENTS
- 0.1 FC MIN



View_1:FULL SITE
Scale: 1 inch= 150 Ft.

View_1:PART B
Scale: 1 inch= 50 Ft.

SESCO LIGHTING

Project:
VIVA TREASURE WEST

Disclaimer:
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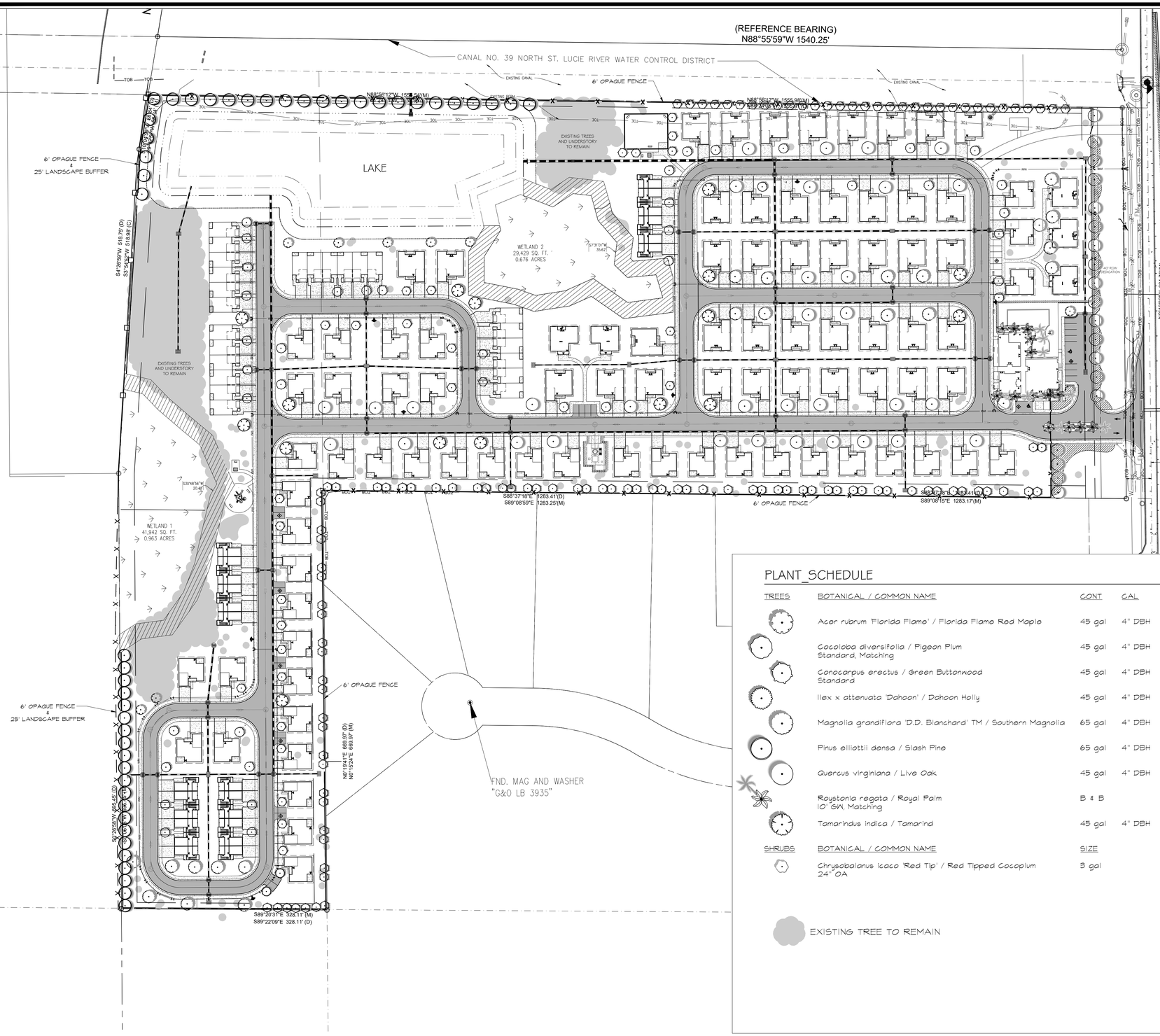
3) CALCULATIONS SHOWN ARE INITIAL HORIZONTAL FOOTCANDLES

Sales Person: CHERILYN SANTORE

Designed By:S PENNINGTON
Date:2/23/2022
Scale:SEE VIEWPORT

Revisions

#	Date	Comments



Landscape Notes:

1. All plants shall conform to established nursery grades and standards, to be Florida No. 1 or better, and shall be free of diseases and insects at the time of installation.
2. Trees shall be a minimum of (12) feet in height and have a caliper of two and one-half (2 ½) inches at four and one half (4 ½) feet above the ground when installed.
3. All required trees, except palms, shall have a minimum of five (5) feet of clear trunk and a minimum five (5) foot canopy spread at the time of planting.
4. All palm trees shall have a minimum clear trunk of ten (10) feet when installed. Three palm trees are equal to one shade tree having a mature canopy spread of fifteen (15) feet.
5. Shrubs shall be a minimum of twenty-four (24) inches in height above grade immediately after planting. 25% of all shrubs shall be Florida native.
6. Groundcovers, other than grass, shall be planted in a manner as to present a finished appearance and reasonably complete coverage within four (4) months after planting.
7. Turf grass shall be installed using solid sod and shall be either Bahia or St. Augustine sod.
8. All landscaped areas shall be mulched with 3" organic mulch, with mulch around trees kept away from top of root ball.
9. All landscaping within vehicular use areas shall be protected by a six inch non-mountable curb
10. All existing native vegetation found on the site and is not in direct conflict with the proposed building or parking areas shall be left undisturbed. A suitable protective barrier, constructed of metal, wood, safety fencing, or other durable material will be placed around the staked out locations of existing native vegetation.
11. No fill materials, construction materials, concrete, paint, chemicals, or other foreign materials shall be stored, deposited, or disposed of within any areas that have been staked or fenced off as being undisturbed native vegetation areas.
12. Existing understory shall be maintained in areas of undisturbed native vegetation.
13. All Category 1 exotic plant species will be eradicated from the site.
14. Conspicuous, durable barricades will be erected around each individual tree or areas of vegetation that are to be preserved. In the event that any protective barricades are removed or altered and land clearing or construction work is being conducted on the site, all work at the site will be stopped until the barriers are restored and any necessary corrective actions taken to repair or replant any vegetation removed or damaged as a result of these encroachments.
15. Automatic rain sensor will be part of the irrigation system.
16. Soil for all landscaped areas (trees, shrubs and groundcover beds) shall consist of 50% recycled topsoil free from debris, stones, etc.
17. All landscape installation shall provide unobstructed vehicular views as required in section 125-308.

PLANT SCHEDULE

TREES	BOTANICAL / COMMON NAME	CONT	CAL	SIZE	QTY
	Acer rubrum 'Florida Flame' / Florida Flame Red Maple	45 gal	4" DBH	14' Ht	9
	Cocoloba diversifolia / Pigeon Plum Standard, Matching	45 gal	4" DBH	12' Ht	39
	Conocarpus erectus / Green Buttonwood Standard	45 gal	4" DBH	12' - 14' Ht	140
	Ilex x attenuata 'Dahoon' / Dahoon Holly	45 gal	4" DBH	12' - 14' Ht	2
	Magnolia grandiflora 'D.D. Blanchard' TM / Southern Magnolia	65 gal	4" DBH	14' Ht	20
	Pinus elliottii densa / Slash Pine	65 gal	4" DBH	12' - 14' Ht	47
	Quercus virginiana / Live Oak	45 gal	4" DBH	12-15' H	54
	Roystonia regata / Royal Palm 10' GW, Matching	B & B			14
	Tamarindus indica / Tamarind	45 gal	4" DBH	12-15' H	16

SHRUBS	BOTANICAL / COMMON NAME	SIZE	QTY
	Chrysobalanus icaco 'Red Tip' / Red Tipped Cocoplum 24" OA	3 gal	333

EXISTING TREE TO REMAIN

Landscape Data

The proposed landscape plan conforms to Article II, Landscaping, and Article III, Tree Protection, of the City of Fort Pierce Code of Ordinances. Further, the landscape plan conforms to Section 123-37, General Landscape Requirements, specifically as follows:

Section 123-36 Single Family Dwelling Landscape Requirement. - Slab on Grade construction does not require skirting of foundation with landscape hedge. This Section requires 4 trees planted per lot. The proposed community is not a single-family subdivision comprised of individual lots, this requirement does not apply. Each residence will be landscaped with foundation hedge, groundcover bed and a small flowering tree as shown on the typical building landscape concept.

Section 123-37 (4) - Landscape strip where building, vehicular use areas, or water detention areas abut road right-of-way(s)-

Jenkins Road - 574 l.f. x 10 s.f. = 5,740 s.f./300 = **19 Trees Required**. Trees to be planted within the project perimeter along Jenkins Road.

Section 123.37 (7) - Vehicular Use Area (Asphalt and Concrete V.U.A.) Landscape Requirement = 1 s.f. landscape area per every 15 s.f. of V.U.A./100 @ 1 Tree /100 s.f.; Total Project V.U.A. = **232,102** s.f./15 = 15,473.46 s.f./100 = 155 Trees Required**.**

NOTE: Per Section 123.37 (7)(c) preservation of existing trees reduces amount of required interior landscape area; VUA = **232,102** s.f. - 73,0000 s.f. reduction (86 trees - +12"; 75 trees - 6"-12") = **159,102** s.f. VUA/15 = 10,606.80/100 = **106 Trees Required**. Trees to be planted in common areas within the community**.**

Total Project Trees Required = 19 + 106 = 125 Trees @ 12' height x 5' spread w/ 2.5" diameter at breast height (d.b.h.) minimum specification = 312.5"

Total Project Trees Provided = 327 Trees @ 4" d.b.h. + 116 Trees @ 2.5" = 1,598"

Section 123-37(10) - Screening of Refuse Collection Area with 6' wall or fence and perimeter shrubs.

NORTH

COMPUTER FILE REF.	FIELD BK./PG.

BOGGS
PLANNING + LANDSCAPE ARCHITECTURE
100 AVENUE A SUITE 2E
FORT PIERCE, FLORIDA 34950

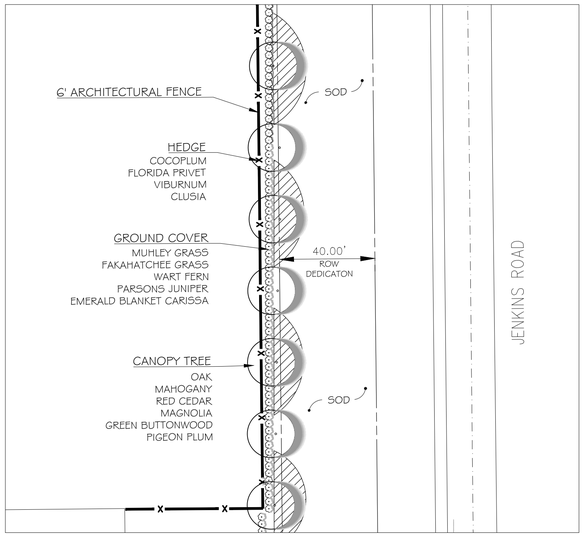
– REVISIONS –	BY	DATE

	BY	DATE
DRAWN		
CHECKED		
APPROVED		

VIVA AT TREASURE COAST WEST

CONCEPTUAL LANDSCAPE PLAN

DATE: 03-21-22
HORIZ. SCALE: 1"=80'
VERT. SCALE: N\A
JOB No.
SHEET 1 OF 3



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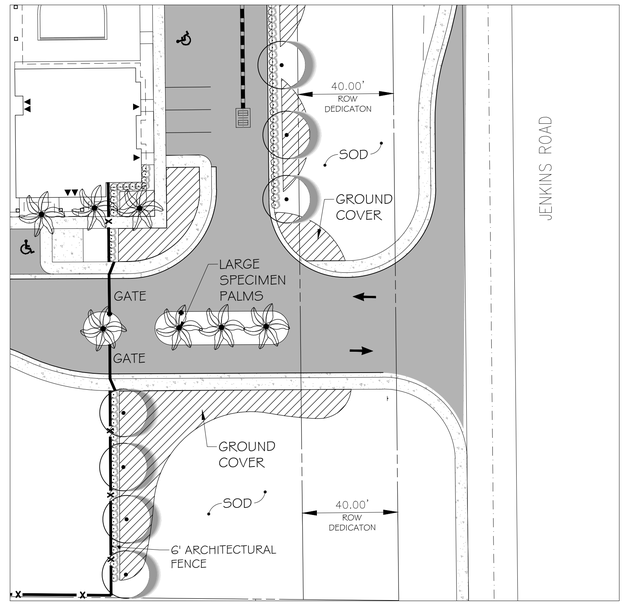
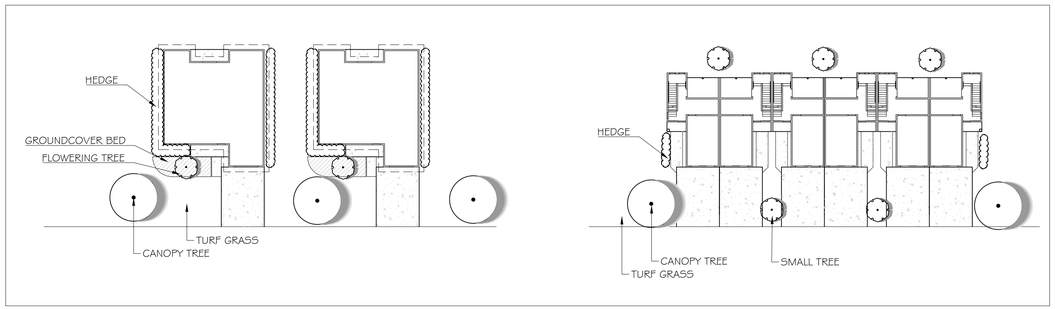


Project Entry



Single Family Unit

Multi-Family Unit

NORTH

COMPUTER FILE REF.	FIELD BK./PG.

BOGGS
PLANNING + LANDSCAPE ARCHITECTURE
100 AVENUE A SUITE 2E
FORT PIERCE, FLORIDA 34950

– REVISIONS –	BY	DATE

	BY	DATE
DRAWN		
CHECKED		
APPROVED		

VIVA AT TREASURE COAST WEST

LANDSCAPE ENLARGEMENTS

DATE: 03-21-22
HORIZ. SCALE: N\A
VERT. SCALE: N\A
JOB No.
SHEET 2 OF 3

Landscape Notes:

1. All plants shall conform to established nursery grades and standards, to be Florida No. 1 or better, and shall be free of diseases and insects at the time of installation.
2. Trees shall be a minimum of (12) feet in height and have a caliper of two and one-half (2 ½) inches at four and one half (4 ½) feet above the ground when installed.
3. All required trees, except palms, shall have a minimum of five (5) feet of clear trunk and a minimum five (5) foot canopy spread at the time of planting.
4. All palm trees shall have a minimum clear trunk of ten (10) feet when installed. Three palm trees are equal to one shade tree having a mature canopy spread of fifteen (15) feet.
5. Shrubs shall be a minimum of twenty-four (24) inches in height above grade immediately after planting. 25% of all shrubs shall be Florida native.
6. Groundcovers, other than grass, shall be planted in a manner as to present a finished appearance and reasonably complete coverage within four (4) months after planting.
7. Turf grass shall be installed using solid sod and shall be either Bahia or St. Augustine sod.
8. All landscaped areas shall be mulched with 3" organic mulch, with mulch around trees kept away from top of root ball.
9. All landscaping within vehicular use areas shall be protected by a six inch non-mountable curb
10. All existing native vegetation found on the site and is not in direct conflict with the proposed building or parking areas shall be left undisturbed. A suitable protective barrier, constructed of metal, wood, safety fencing, or other durable material will be placed around the staked out locations of existing native vegetation.
11. No fill materials, construction materials, concrete, paint, chemicals, or other foreign materials shall be stored, deposited, or disposed of within any areas that have been staked or fenced off as being undisturbed native vegetation areas.
12. Existing understory shall be maintained in areas of undisturbed native vegetation.
13. All Category 1 exotic plant species will be eradicated from the site.
14. Conspicuous, durable barricades will be erected around each individual tree or areas of vegetation that are to be preserved. In the event that any protective barricades are removed or altered and land clearing or construction work is being conducted on the site, all work at the site will be stopped until the barriers are restored and any necessary corrective actions taken to repair or replant any vegetation removed or damaged as a result of these encroachments.
15. Automatic rain sensor will be part of the irrigation system.
16. Soil for all landscaped areas (trees, shrubs and groundcover beds) shall consist of 50% recycled topsoil free from debris, stones, etc.
17. All landscape installation shall provide unobstructed vehicular views as required in section 125-308.

PLANT_SCHEDULE

TREES	BOTANICAL / COMMON NAME	CONT	CAL	SIZE	QTY
	Acer rubrum 'Florida Flame' / Florida Flame Red Maple	45 gal	4" DBH	14' Ht	9
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EXISTING TREE TO REMAIN

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Total Project Trees Provided = 327 Trees @ 4" d.b.h. + 116 Trees @ 2.5" = 1,598"

Section 123-37(10) - Screening of Refuse Collection Area with 6' wall or fence and perimeter shrubs.

NORTH

COMPUTER FILE REF.	FIELD BK./PG.

BOGGS
PLANNING + LANDSCAPE ARCHITECTURE
100 AVENUE A SUITE 2E
FORT PIERCE, FLORIDA 34950

– REVISIONS –	BY	DATE

	BY	DATE
DRAWN		
CHECKED		
APPROVED		

VIVA AT TREASURE COAST WEST

CONCEPTUAL LANDSCAPE PLAN

DATE: 03-21-22
HORIZ. SCALE: 1"=80'
VERT. SCALE: N\A
JOB No.
SHEET 1 OF 3

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT - SAINT LUCIE COUNTY
FILE # 4597230 OR BOOK 4299 PAGE 1642, Recorded 07/24/2019 10:30:24 AM Doc
Tax: $6475.00

PREPARED BY AND RETURN TO:
Kenneth R. Uncapher
Uncapher Law, P.A.
2869 Delaney Avenue
Orlando, Florida 32806

SPECIAL WARRANTY DEED

This Special Warranty Deed is executed effective the 16th day of July, 2019, by **LAND HOLDING, LLC**, with an address of The Tower at PNC Plaza, 300 Fifth Avenue, Pittsburgh, PA 15222-2401 (hereinafter referred to as "Grantor"), to **KIVA DEVELOPMENT, LLC,** a Florida limited liability company, with an address of 2239 Abrams Road, Eustis, Florida 32726 (hereinafter referred to as "Grantee").

Witnesseth, that the said Grantor, for and in consideration of the sum of $10.00, in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, and confirms unto the Grantee all of that certain real property situate in the **County of St. Lucie, State of Florida**, *to wit*:

See **Exhibit "A"** attached hereto and made a part hereof.

Together with all tenements, hereditaments, and appurtenances thereon.

Wherever used herein, the terms "Grantor" and "Grantee" shall be deemed to include the parties to this Deed, the heirs, legal representatives, and assigns of individuals, and the successors and assigns of any partnership, corporation, or limited liability company. The singular shall be deemed to include the plural, and vice versa, where the context so permits or requires.

Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said real property in fee simple; that Grantor has good right and lawful authority to sell and convey said real property; that Grantor hereby fully warrants the title to said real property and will defend the same against the lawful claims of all persons claiming by, through, or under Grantor, but no other; and that said real property is free of all encumbrances, except taxes accruing subsequent to December 31, 2018, and except the matters and restrictions of record.

In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, Sealed and Delivered
In the Presence of:

Witness #1

Lexie A. Isaac
(Please Print or Type Name)

Witness #2

Hema Rodriguez
(Please Print or Type Name)

LAND HOLDING, LLC

By: John R. Gassie
JOHN R. GASSIE, Vice President

Mitigation Data

Total Trees Required by Landscape Code = 125 Trees @ 2.5" D.B.H. = **312.5** Tree Inches Required

Total Tree Inches Provided = 327 Trees @ 4" = **1,308** Tree Inches Provided + 116 Trees @ 2.5" Inches = **287.5** Inches Provided = **1,598** Total Tree Inches Provided

1,598" Provided - **312.5"** Inches Required = 1,285.5" Above Code Minimum/2 = **642.75" Code Tree Credit (1/2 Credit)** used for Mitigation Credit

Tree Mitigation - 642.75" Code Tree Credit + 2,555" Trees Preserved = **3,197.5" Total Credit**

Total Inches over 14" = 4,997" - 3,197.5" Preserved/Tree Credit= 1,799.5" Mitigation Required

Refer to tree survey for tree identification and sizes.

NORTH

COMPUTER FILE REF.	FIELD BK./PG.

BOGGS
PLANNING + LANDSCAPE ARCHITECTURE
100 AVENUE A SUITE 2E
FORT PIERCE, FLORIDA 34950

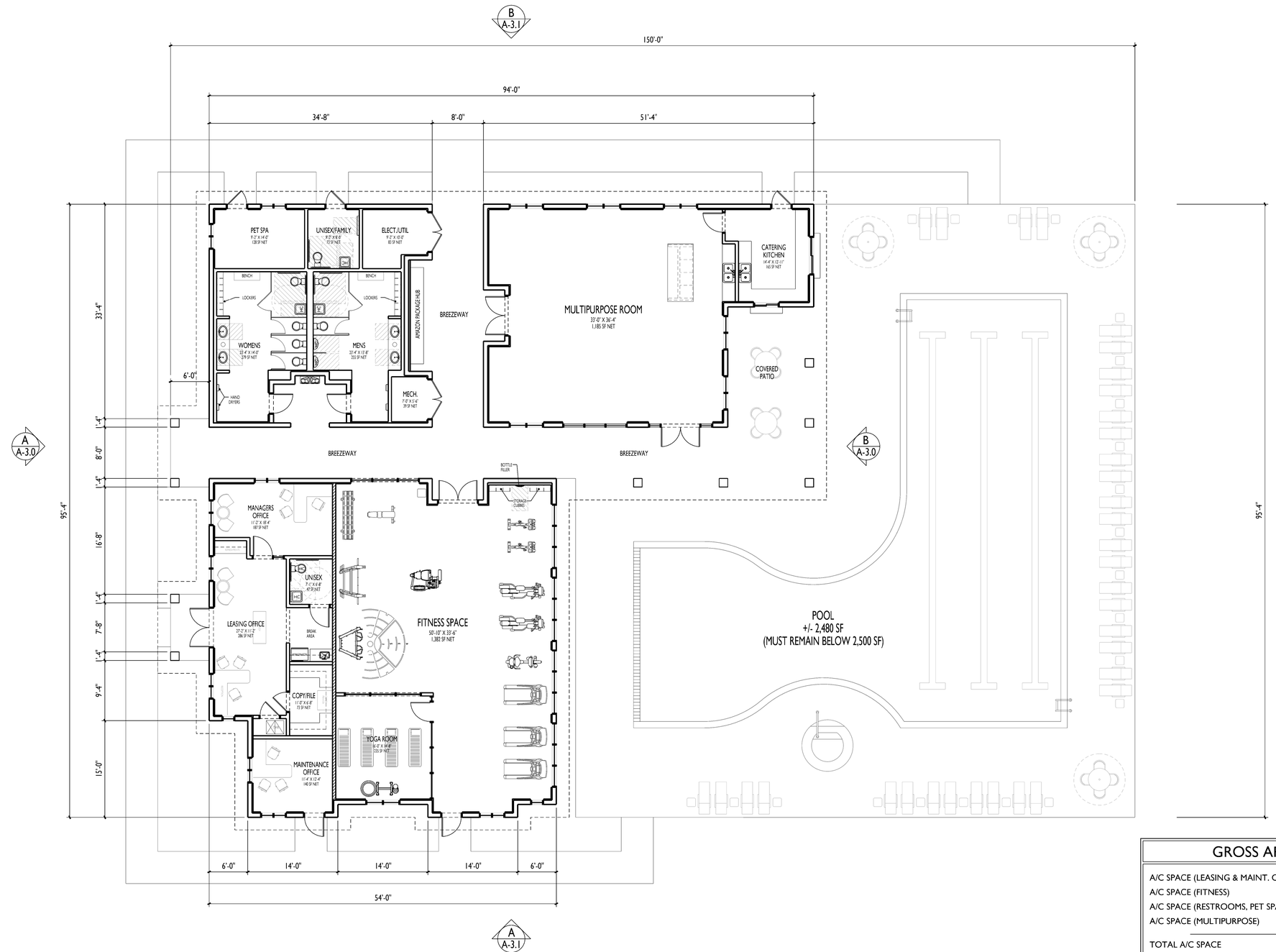
– REVISIONS –	BY	DATE

	BY	DATE
DRAWN		
CHECKED		
APPROVED		

VIVA AT TREASURE COAST WEST

MITIGATION PLAN

DATE: 03-21-22
HORIZ. SCALE: 1"=80'
VERT. SCALE: N\A
JOB No.
SHEET 3 OF 3



A / A-2.0 AMENITIES BUILDING OVERALL PLAN

FITNESS SPACE / PET SPA / POOL RESTROOMS
LEASING OFFICE/MAINTENANCE OFFICE

SCALE: 1/8" = 1'-0"

GROSS AREA CALC.

A/C SPACE (LEASING & MAINT. OFFICE)	934 SF
A/C SPACE (FITNESS)	1,753 SF
A/C SPACE (RESTROOMS, PET SPA, UTILITY)	1,060 SF
A/C SPACE (MULTIPURPOSE)	1,504 SF
TOTAL A/C SPACE	5,251 SF
TOTAL NON-A/C (COVER PORCHES & BREEZEWAYS)	1,600 SF
TOTAL UNDER ROOF	6,851 SF

GENERAL NOTES:

ALL DIMENSIONS ARE TO FINISH FACE UNLESS NOTED OTHERWISE
ALL GENERAL & SUB-CONTRACTORS TO FIELD VERIFY ALL DIMENSIONS, ELECTRICAL, WATER, SEWER AND GAS SERVICE LOCATIONS.
ALL WORK MUST COMPLY WITH THE 2020 EDITION (EXPOSURE "C") OF THE FLORIDA BUILDING CODE SECT. 1609/ 139 MPH WIND LOAD AND THE FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION
ALL DOOR & WINDOW OPENINGS TO MEET OR EXCEED DESIGN PRESSURE RANGE THE BUILDING RISK CATEGORY IS "II"
INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
ALL GLAZING IS TO BE NON-IMPACT RESISTANT

© COPYRIGHT 2021 BPF DESIGN INCORPORATED

REVISIONS

1	

VIVA @ TREASURE COAST WEST: AMENITIES BUILDING & LEASING OFFICE

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

BPF DESIGN INCORPORATED
Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
DALLAS B. PEACOCK, ARCHITECT
#AR 0009706
207 FAIRVIEW AVENUE
DAYTONA BEACH, FL 32114 PH: (386) 257-6503 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

AMENITIES BUILDING OVERALL PLAN

BLD TYPE: CH-3	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: FEBRUARY 22, 2022		SHT NO. A2.0
SCALE: 1/8"=1'-0"		

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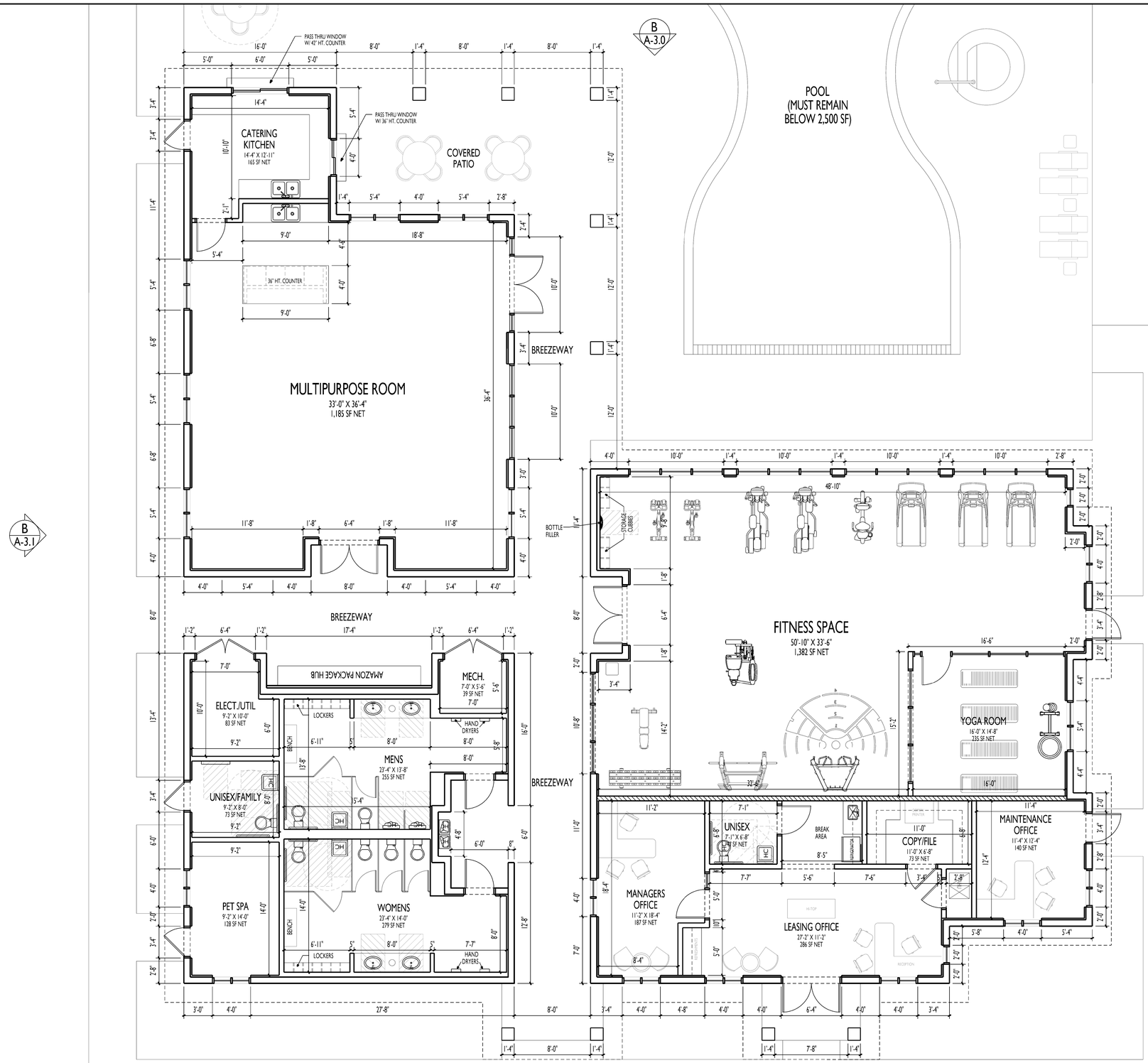
ARCHITECT'S / ENGINEER'S SEAL



AMENITIES BUILDING FLOOR PLAN

A / A-2.1

FITNESS SPACE, PET SPA, POOL RESTROOMS
LEASING OFFICE, MAINTENANCE OFFICE

SCALE: 3/16" = 1'-0"

GROSS AREA CALC.

A/C SPACE (LEASING & MAINT. OFFICE)	934 SF
A/C SPACE (FITNESS)	1,753 SF
A/C SPACE (RESTROOMS, PET SPA, UTILITY)	1,060 SF
A/C SPACE (MULTIPURPOSE)	1,504 SF
TOTAL A/C SPACE	5,251 SF
TOTAL NON-A/C (COVER PORCHES & BREEZEWAYS)	1,600 SF
TOTAL UNDER ROOF	6,851 SF

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ALL DOOR & WINDOW OPENINGS TO MEET OR EXCEED DESIGN PRESSURE RANGE
THE BUILDING RISK CATEGORY IS "II"
INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
ALL GLAZING IS TO BE NON-IMPACT RESISTANT

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REVISIONS

1	

VIVA @ TREASURE COAST WEST: AMENITIES BUILDING & LEASING OFFICE

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

BPF DESIGN INCORPORATED
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BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
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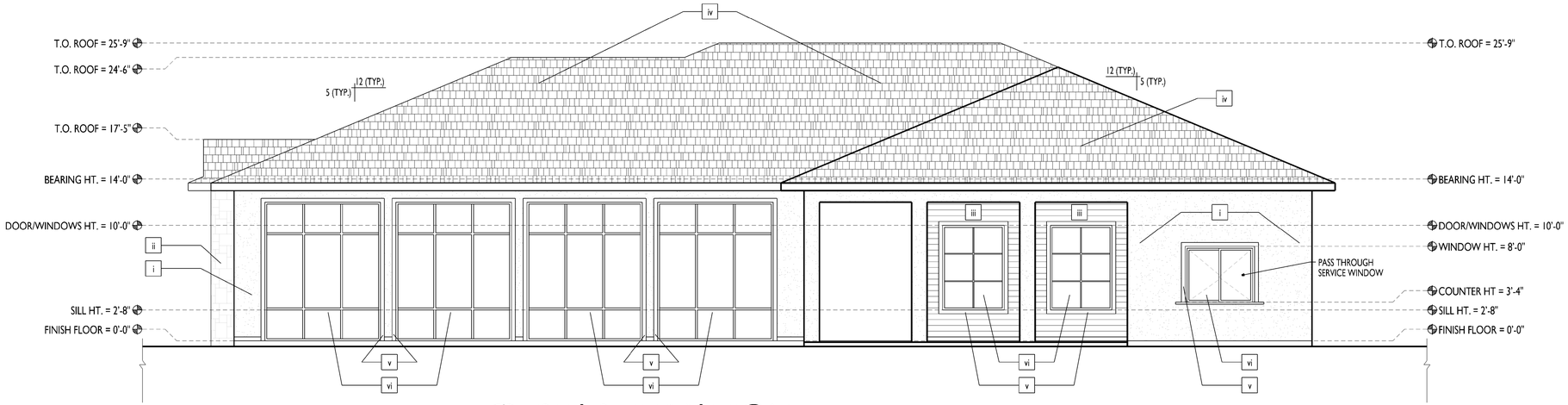
#AR 0009706
207 FAIRVIEW AVENUE
DAYTONA BEACH, FL 32114 PH: (386) 257-0502 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

AMENITIES BUILDING FLOOR PLAN

BLD TYPE: CM-3	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: FEBRUARY 16, 2022		SHT NO. A2.1
SCALE: 1/8"=1'-0"		

0 2' 6' 14' 30'

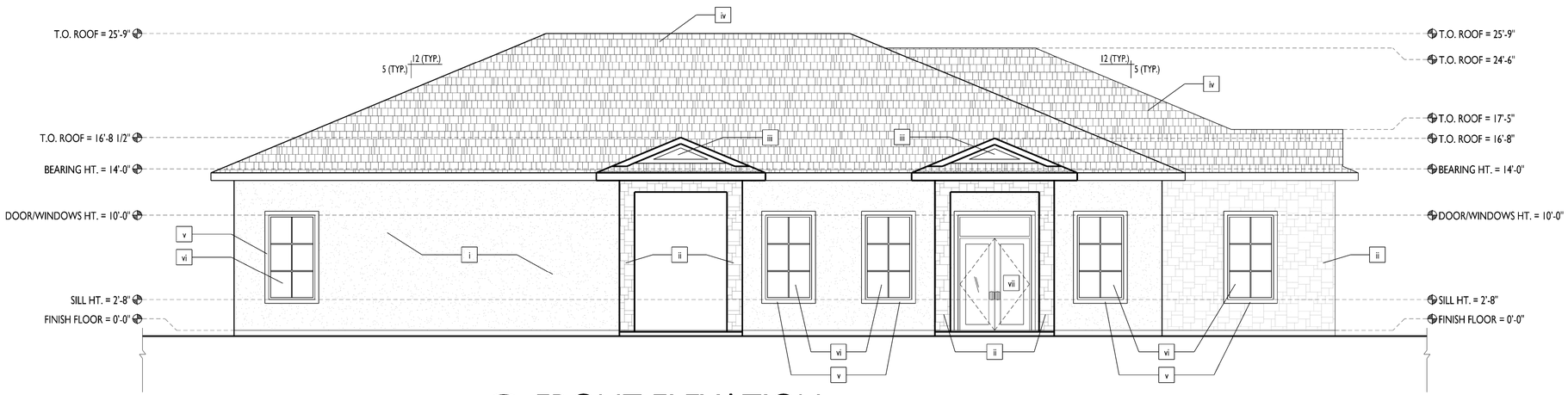
ARCHITECT'S / ENGINEER'S SEAL



B A-3.0 REAR ELEVATION

FITNESS SPACE / PET SPA / POOL RESTROOMS
LEASING OFFICE/MAINTENANCE OFFICE

SCALE: 3/16" = 1'-0"



A A-3.0 FRONT ELEVATION

FITNESS SPACE / PET SPA / POOL RESTROOMS
LEASING OFFICE/MAINTENANCE OFFICE

SCALE: 3/16" = 1'-0"

MATERIAL & COLOR SCHEDULE (AMENITIES BLDG)			
NO.	BUILDING ELEMENT:	MATERIAL:	COLOR :
i	BUILDING WALLS I	STUCCO	T.B.D.
ii	BUILDING WALLS II	STONE VENEER	LIGHT COLOR (OWNER TO SPECIFY)
iii	BUILDING WALLS III	HORIZONTAL VINYL SIDING	T.B.D.
iv	TYPICAL ROOF	SHINGLE ROOF	T.B.D.
v	WINDOW DOOR & ACCENT TRIM	4" FOAM BANDING ON STUCCO & STONE 4" VINYL TRIM ON VINYL SIDING	MANUF. WHITE
vi	WINDOWS	VINYL FRAME, LOW-E, TINTED	MANUF. WHITE
vii	DOOR TYPE I	MTL. FRAME STOREFRONT	T.B.D.
viii	DOOR TYPE II	MTL. FRAME HOLLOW METAL DOOR	T.B.D.

GENERAL NOTES:

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REVISIONS

1	

VIVA @ TREASURE COAST WEST: AMENITIES BUILDING & LEASING OFFICE

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

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EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

AMENITIES BLDG. ELEVATIONS

BLD TYPE: CH-3	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: FEBRUARY 22, 2022	SHT NO. A-3.0	
SCALE: 3/16"=1'-0"		

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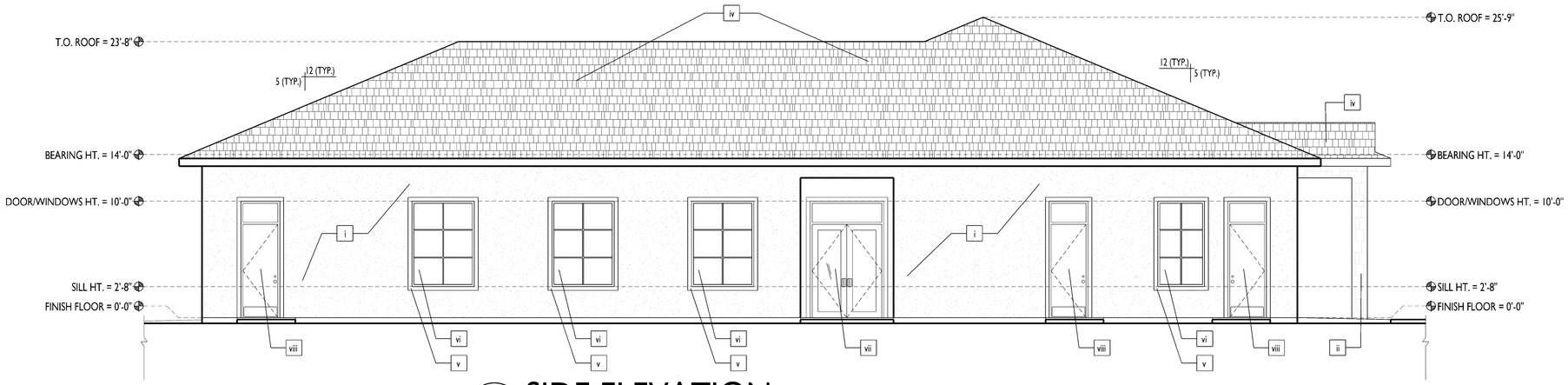
ARCHITECT'S / ENGINEER'S SEAL

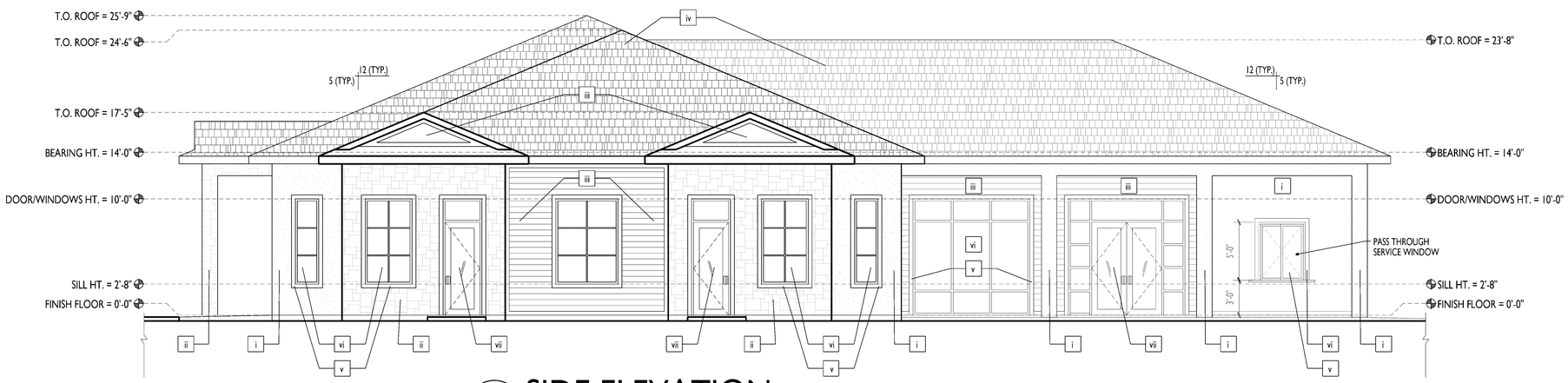


B SIDE ELEVATION

A-3.1

FITNESS SPACE / PET SPA / POOL RESTROOMS
LEASING OFFICE/MAINTENANCE OFFICE

SCALE: 3/16" = 1'-0"



A SIDE ELEVATION

A-3.1

FITNESS SPACE / PET SPA / POOL RESTROOMS
LEASING OFFICE/MAINTENANCE OFFICE

SCALE: 3/16" = 1'-0"

MATERIAL & COLOR SCHEDULE (AMENITIES BLDG)			
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ii	BUILDING WALLS II	STONE VENEER	LIGHT COLOR (OWNER TO SPECIFY)
iii	BUILDING WALLS III	HORIZONTAL VINYL SIDING	T.B.D.
iv	TYPICAL ROOF	SHINGLE ROOF	T.B.D.
v	WINDOW DOOR & ACCENT TRIM	4" FOAM BANDING ON STUCCO & STONE 4" VINYL TRIM ON VINYL SIDING	MANUF. WHITE
vi	WINDOWS	VINYL FRAME, LOW-E, TINTED	MANUF. WHITE
vii	DOOR TYPE I	MTL. FRAME STOREFRONT	T.B.D.
viii	DOOR TYPE II	MTL. FRAME HOLLOW METAL DOOR	T.B.D.

GENERAL NOTES:

ALL DIMENSIONS ARE TO FINISH FACE UNLESS NOTED OTHERWISE
ALL GENERAL & SUB-CONTRACTORS TO FIELD VERIFY ALL DIMENSIONS, ELECTRICAL, WATER, SEWER AND GAS SERVICE LOCATIONS.
ALL WORK MUST COMPLY WITH THE 2020 EDITION (EXPOSURE "C") OF THE FLORIDA BUILDING CODE SECT. 1609/ 139 MPH WIND LOAD AND THE FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION
ALL DOOR & WINDOW OPENINGS TO MEET OR EXCEED DESIGN PRESSURE RANGE THE BUILDING RISK CATEGORY IS "II"
INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
ALL GLAZING IS TO BE NON-IMPACT RESISTANT

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REVISIONS

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VIVA @ TREASURE COAST WEST: AMENITIES BUILDING & LEASING OFFICE

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

BPF DESIGN INCORPORATED
Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
DALLAS B. PEACOCK, ARCHITECT
#AR 0009706
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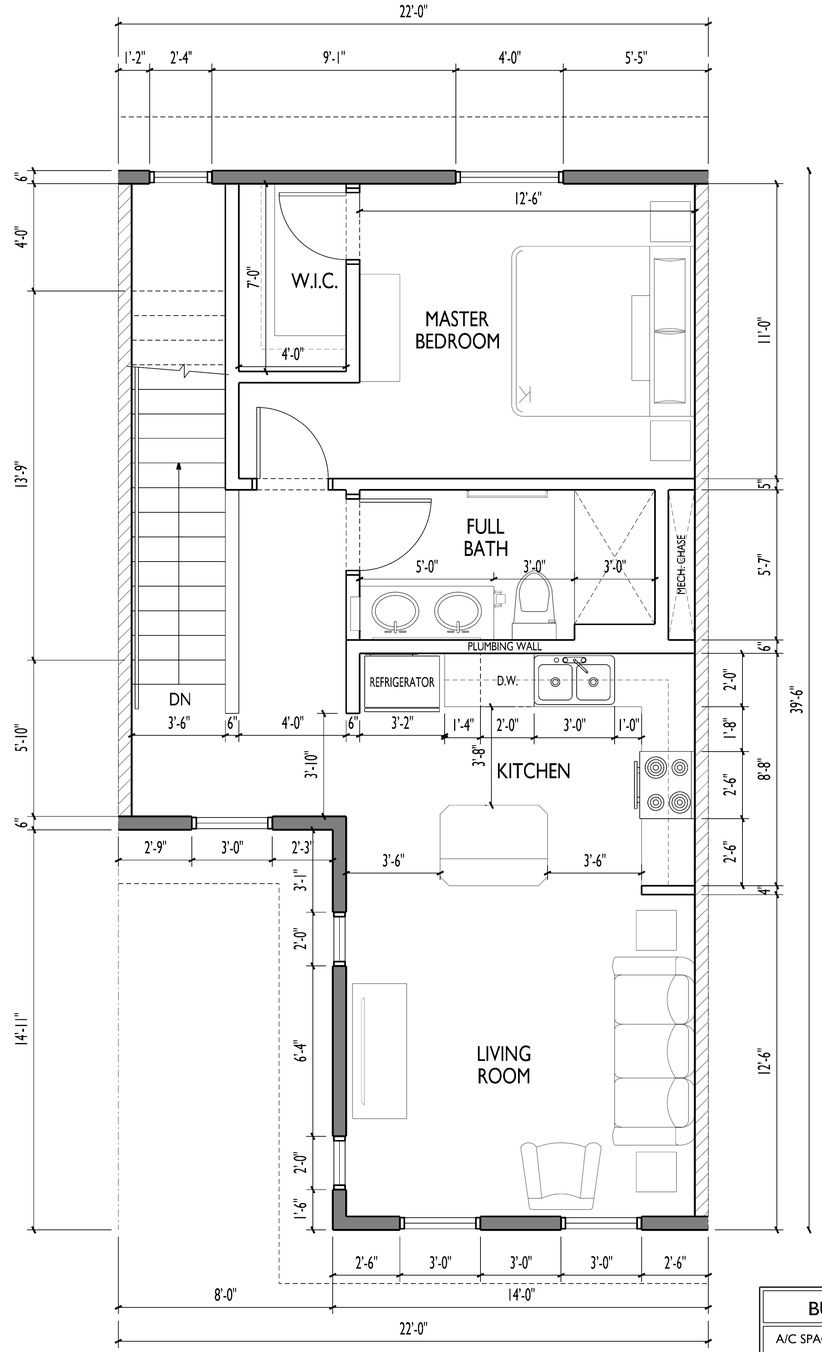
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

AMENITIES BLDG. ELEVATIONS

BLD TYPE: CH-3	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: FEBRUARY 22, 2022		SHT NO. A-3.1
SCALE: 3/16"=1'-0"		

0 1' 4' 10' 12'

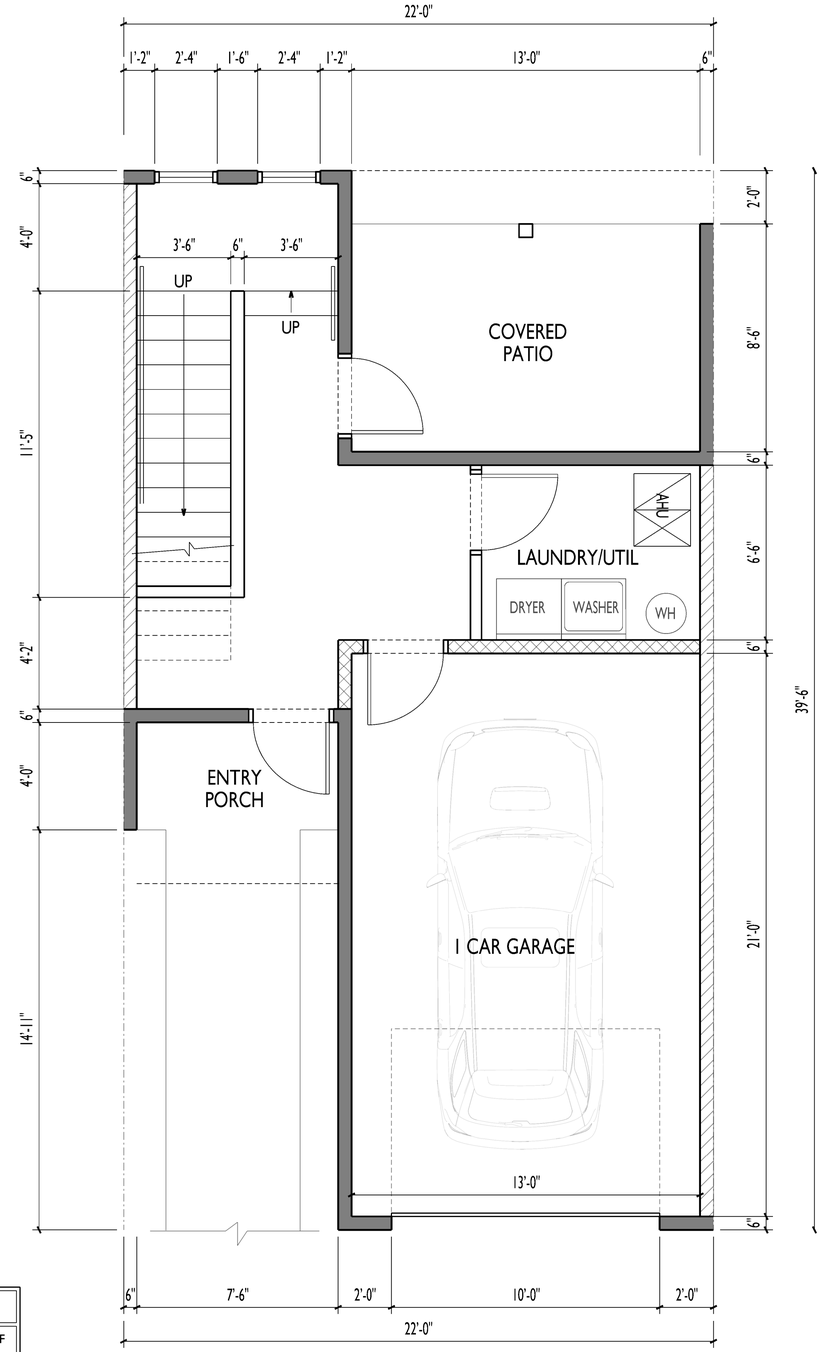
ARCHITECT'S / ENGINEER'S SEAL



B A2.0 **PROPOSED SECOND FLOOR PLAN**

1BDR/1BTH SCALE: 3/8" = 1'-0"

BUILDING AREA CALC.	
A/C SPACE (1ST FLOOR)	272 SF
A/C SPACE (2ND FLOOR)	750 SF
GARAGE	304 SF
PATIO & ENTRY PORCH	147 SF
TOTAL A/C SPACE	1,022 SF
TOTAL UNDER ROOF	1,473 SF



A A2.0 **PROPOSED FIRST FLOOR PLAN**

1BDR/1BTH SCALE: 3/8" = 1'-0"

GENERAL NOTES:

ALL DIMENSIONS ARE TO FINISH FACE UNLESS NOTED OTHERWISE
ALL GENERAL & SUB-CONTRACTORS TO FIELD VERIFY ALL DIMENSIONS, ELECTRICAL, WATER, SEWER AND GAS SERVICE LOCATIONS.
ALL WORK MUST COMPLY WITH THE 2020 EDITION (EXPOSURE "C") OF THE FLORIDA BUILDING CODE SECT. 1609/ 139 MPH WIND LOAD AND THE FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION
ALL DOOR & WINDOW OPENINGS TO MEET OR EXCEED DESIGN PRESSURE RANGE THE BUILDING RISK CATEGORY IS "II"
INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
ALL GLAZING IS TO BE NON-IMPACT RESISTANT

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REVISIONS

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VIVA @ TREASURE COAST WEST:

BUILDING B: 1 BDRM TOWNHOUSES

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

BPF DESIGN INCORPORATED
Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
DALLAS B. PEACOCK, ARCHITECT
#AR 0009706
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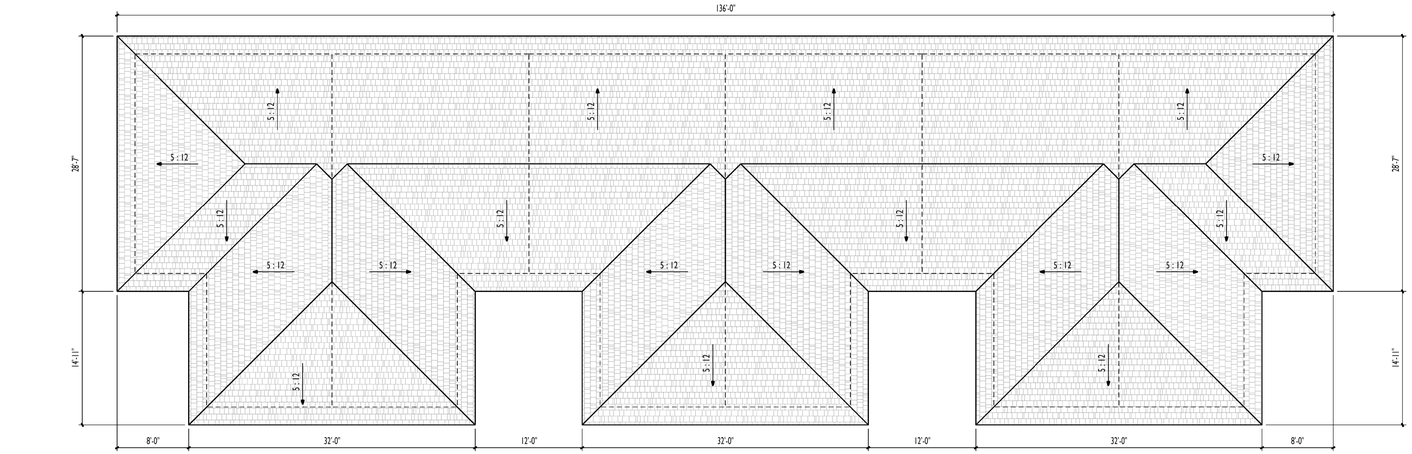
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

TYPICAL UNIT FLOOR PLANS

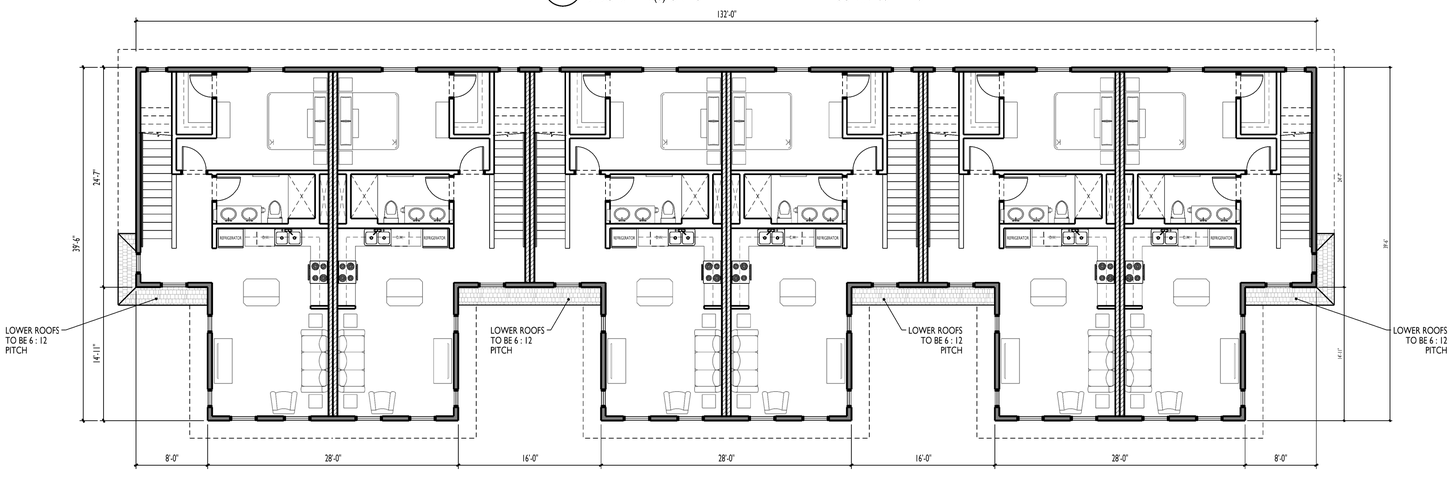
BLD TYPE: TH-I	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: JANUARY 31, 2022		SHT NO. A2.0
SCALE: 3/8"=1'-0"		

0 1 2 3 4 5 6 7

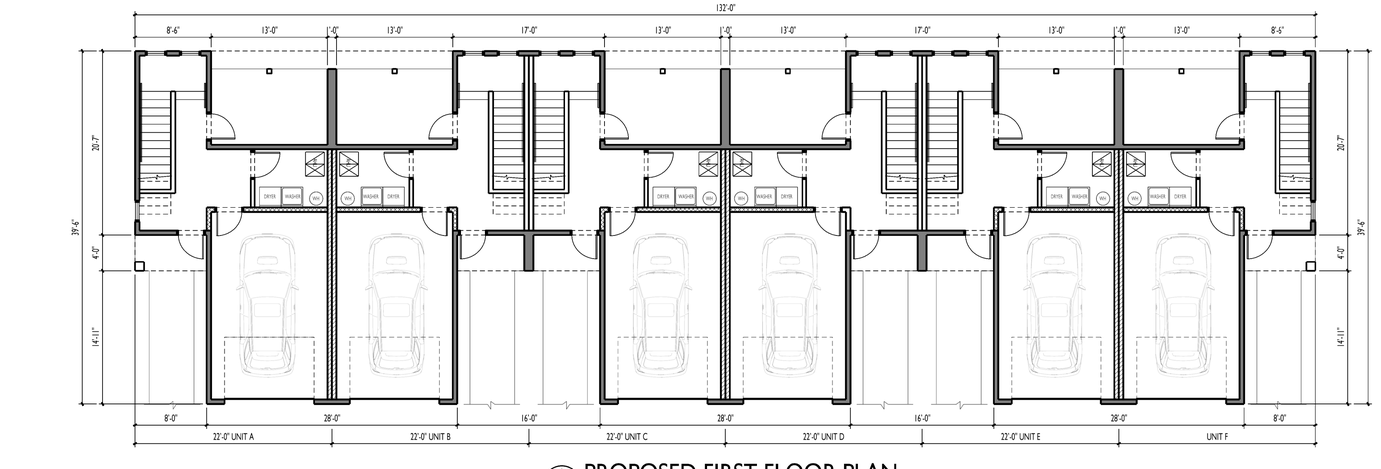
ARCHITECT'S / ENGINEER'S SEAL



C A2.1 PROPOSED ROOF PLAN
BLDG B: TYP. (6) UNITS SCALE: 1/8" = 1'-0"



B A2.1 PROPOSED SECOND FLOOR PLAN
BLDG B: TYP. (6) UNITS SCALE: 1/8" = 1'-0"



A A2.1 PROPOSED FIRST FLOOR PLAN
BLDG B: TYP. (6) UNITS SCALE: 1/8" = 1'-0"

BUILDING AREA CALC. (6 UNIT BLDG)

A/C SPACE (1ST FLOOR)	1,632 SF
A/C SPACE (2ND FLOOR)	4,500 SF
GARAGES	1,824 SF
PATIOS & ENTRY PORCHES	882 SF
TOTAL A/C SPACE	6,132 SF
TOTAL UNDER ROOF	8,838 SF

GENERAL NOTES:

ALL DIMENSIONS ARE TO FINISH FACE UNLESS NOTED OTHERWISE
ALL GENERAL & SUB-CONTRACTORS TO FIELD VERIFY ALL DIMENSIONS, ELECTRICAL, WATER, SEWER AND GAS SERVICE LOCATIONS.
ALL WORK MUST COMPLY WITH THE 2020 EDITION (EXPOSURE "C") OF THE FLORIDA BUILDING CODE SECT. 1609/ 139 MPH WIND LOAD AND THE FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION
ALL DOOR & WINDOW OPENINGS TO MEET OR EXCEED DESIGN PRESSURE RANGE
THE BUILDING RISK CATEGORY IS "II"
INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
ALL GLAZING IS TO BE NON-IMPACT RESISTANT

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REVISIONS

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VIVA @ TREASURE COAST WEST:

BUILDING B: 1 BDRM TOWNHOUSES

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH SHELBYVILLE, IN 46176

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Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
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DAYTONA BEACH, FL 32114 PH: (386) 257-5002 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BLDG B OVERALL PLAN

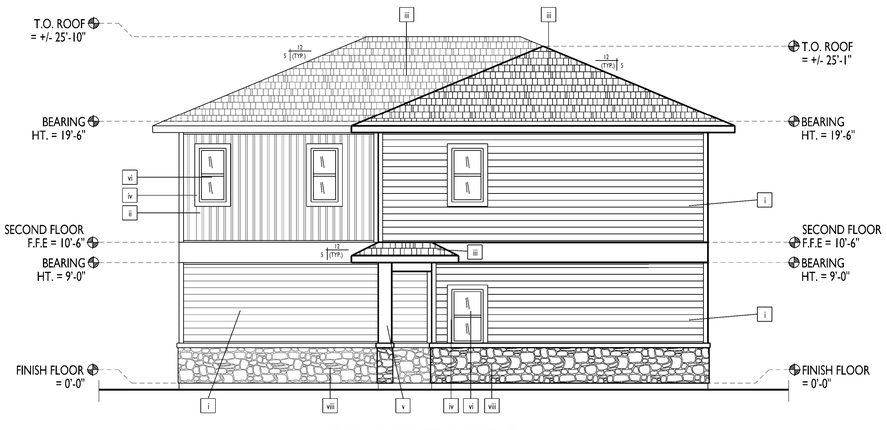
BLD TYPE: TH-1	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: JANUARY 31, 2022	SHT NO. A2.1	
SCALE: 1/8"=1'-0"		

0 2' 6' 14' 20'

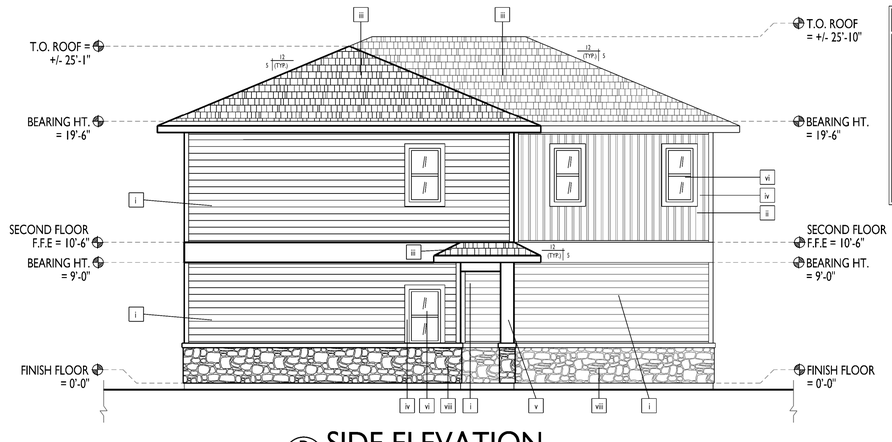
ARCHITECT'S / ENGINEER'S SEAL

A A-3.0 **FRONT ELEVATION**
BLDG TYPE B: TOWNHOUSES SCALE: 3/16" = 1'-0"

B A-3.0 **REAR ELEVATION**
BLDG TYPE B: TOWNHOUSES SCALE: 3/16" = 1'-0"



C A-3.0 **SIDE ELEVATION**
BLDG TYPE B: TOWNHOUSES SCALE: 3/16" = 1'-0"



D A-3.0 **SIDE ELEVATION**
BLDG TYPE B: TOWNHOUSES SCALE: 3/16" = 1'-0"

MATERIAL & COLOR SCHEDULE			
NO.	BUILDING ELEMENT:	MATERIAL:	COLOR SCHEME:
i	BUILDING WALLS A	HORIZONTAL VINYL SIDING	T.B.D.
ii	BUILDING WALLS B	VERTICAL VINYL SIDING	T.B.D.
iii	TYPICAL ROOF	ASPHALT SHINGLE ROOF	T.B.D.
iv	WINDOW DOOR & ACCENT TRIM	4" CEMENT BOARD TRIM	T.B.D.
v	COLUMNS SIDING	CEMENT BOARD SIDING & TRIM	T.B.D.
vi	WINDOWS	VINYL FRAME, LOW-E, TINTED	T.B.D.
vii	UNIT ENTRY DOORS	WOOD SOLID CORE 6 PANEL W/ VIEW WINDOW.	T.B.D.
viii	BUILDING BASE	STONE VENEER	T.B.D.
ix	GARAGE DOORS	VINYL FRAME	T.B.D.

GENERAL NOTES:

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INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
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REVISIONS

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VIVA @ TREASURE COAST WEST:

BUILDING B: 1 BDRM TOWNHOUSES

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

BPF DESIGN INCORPORATED
Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
DALLAS B. PEACOCK, ARCHITECT
#AR 0009706
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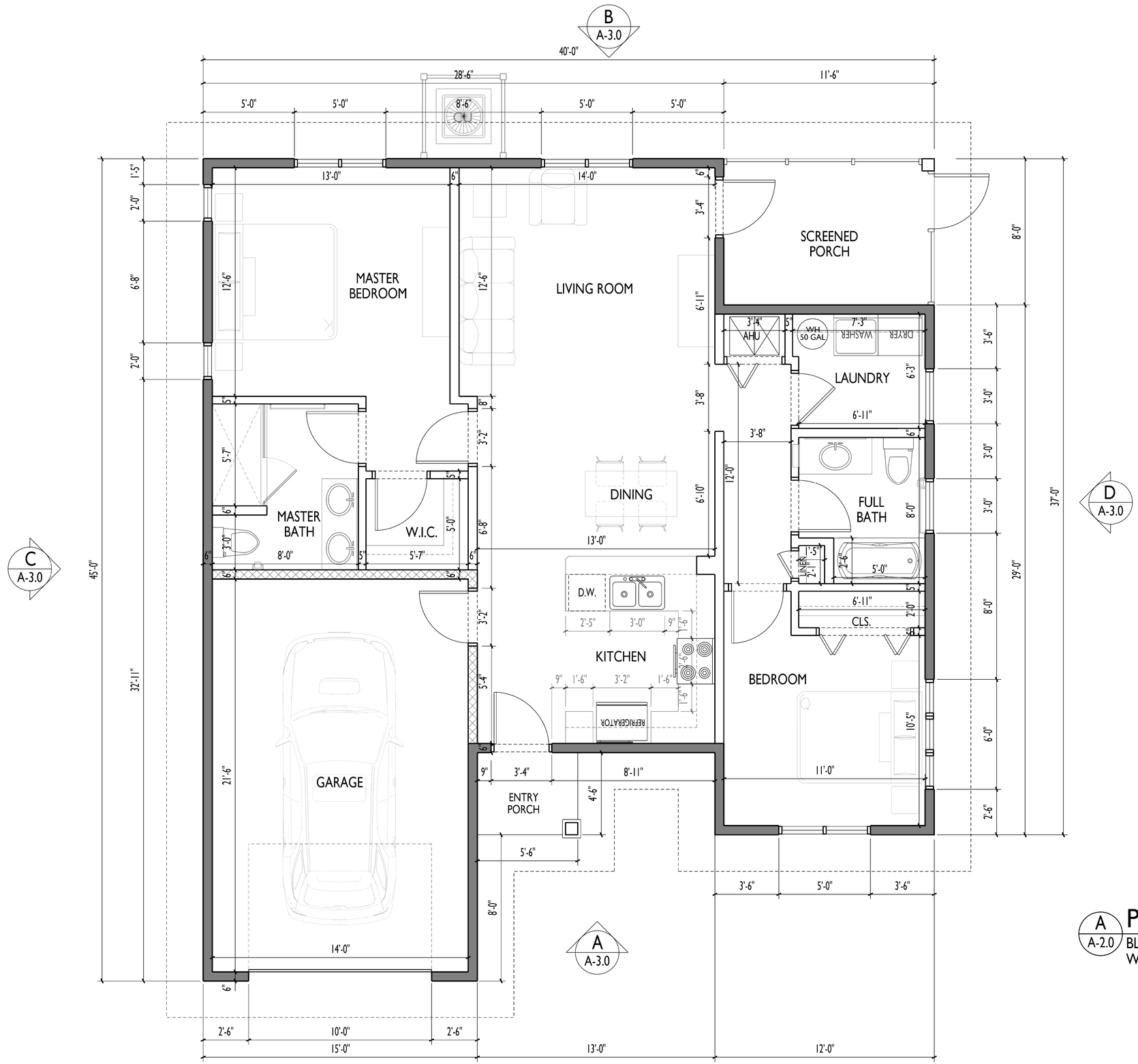
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BUILDING TYPE B ELEVATIONS

BLD TYPE: TH-1	DWN BY: TBM	CHKD BY: DBP & BPF
DATE: JANUARY 31, 2022	SHT NO. A-3.0	
SCALE: 3/16"=1'-0"		

0 1' 4' 10' 12'

ARCHITECT'S / ENGINEER'S SEAL



GROSS AREA CALC.	
A/C SPACE	1,117 SF
PORCHES & COVERED ENTRIES	117 SF
GARAGE	333 SF
TOTAL UNDER ROOF	1,567 SF

A A-2.0 PROPOSED FLOOR PLAN

BLDG TYPE C: 2BDR/2BTH W/ GARAGE (TYP.)

SCALE: 3/8" = 1'-0"

GENERAL NOTES:

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ALL DOOR & WINDOW OPENINGS TO MEET OR EXCEED DESIGN PRESSURE RANGE
THE BUILDING RISK CATEGORY IS "II"
INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
ALL GLAZING IS TO BE NON-IMPACT RESISTANT

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REVISIONS

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VIVA @ TREASURE COAST WEST: BUILDING C: SINGLE FAMILY 2BDRM/2BTH W/ GARAGE

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

BPF DESIGN INCORPORATED
Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
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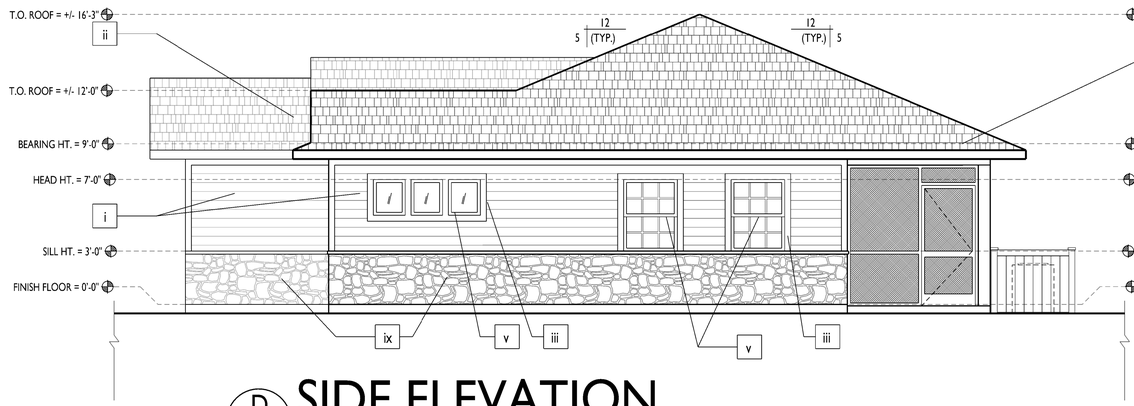
207 FAIRVIEW AVENUE
DAYTONA BEACH, FL 32114 PH: (386) 257-0502 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BLDG TYPE C FLOOR PLAN

BLD TYPE: SF-1G	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: MARCH 15, 2022		SHT NO. A2.0
SCALE: 3/8"=1'-0"		

0 1' 2' 3' 4' 5' 6' 7'

ARCHITECT'S / ENGINEER'S SEAL

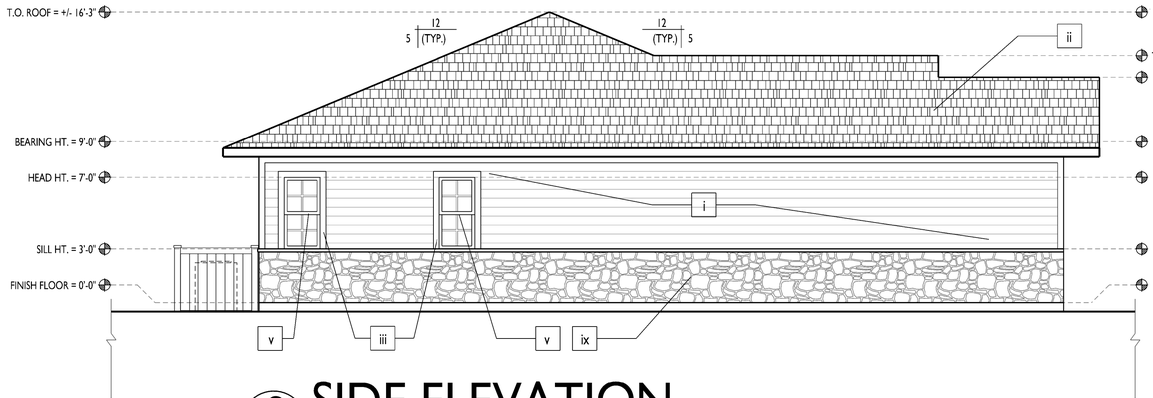


D A3.0 SIDE ELEVATION

BLDG TYPE C: 2BDR/2BTH W/ GARAGE SCALE: 1/4" = 1'-0"

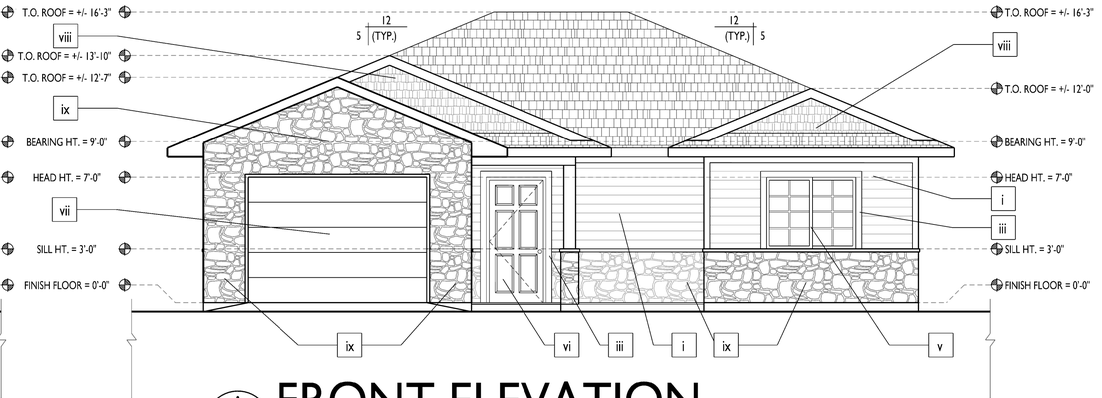
B A3.0 REAR ELEVATION

BLDG TYPE C: 2BDR/2BTH W/ GARAGE SCALE: 1/4" = 1'-0"



C A3.0 SIDE ELEVATION

BLDG TYPE C: 2BDR/2BTH W/ GARAGE SCALE: 1/4" = 1'-0"



A A3.0 FRONT ELEVATION

BLDG TYPE C: 2BDR/2BTH W/ GARAGE SCALE: 1/4" = 1'-0"

MATERIAL & COLOR SCHEDULE (BUILDING TYPE 2B)			
NO.	BUILDING ELEMENT:	MATERIAL:	COLOR SCHEME: 2B
i	BUILDING WALLS	HORIZONTAL VINYL SIDING	T.B.D.
ii	TYPICAL ROOF	SHINGLE ROOF	T.B.D.
iii	WINDOW DOOR & ACCENT TRIM	4" VINYL TRIM	MANUF. WHITE
iv	COLUMNS SIDING	NOT USED	---
v	WINDOWS	VINYL FRAME, LOW-E, TINTED	MANUF. WHITE
vi	UNIT ENTRY DOORS	STEEL 6-PANEL W/ WOOD FRAME	T.B.D.
vii	GARAGE DOOR	ALUMINUM	T.B.D.
viii	BAHAMA SHUTTERS	NOT USED	---
ix	BUILDING/COLUMN BASE	STONE VENEER	LIGHT COLOR (OWNER TO SPECIFY)

GENERAL NOTES:

ALL DIMENSIONS ARE TO FINISH FACE UNLESS NOTED OTHERWISE
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ALL DOOR & WINDOW OPENINGS TO MEET OR EXCEED DESIGN PRESSURE RANGE
THE BUILDING RISK CATEGORY IS "II"
INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
ALL GLAZING IS TO BE NON-IMPACT RESISTANT

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REVISIONS

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VIVA @ TREASURE COAST WEST: BUILDING C: SINGLE FAMILY 2BDRM/2BTH W/ GARAGE

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CBC 1262228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

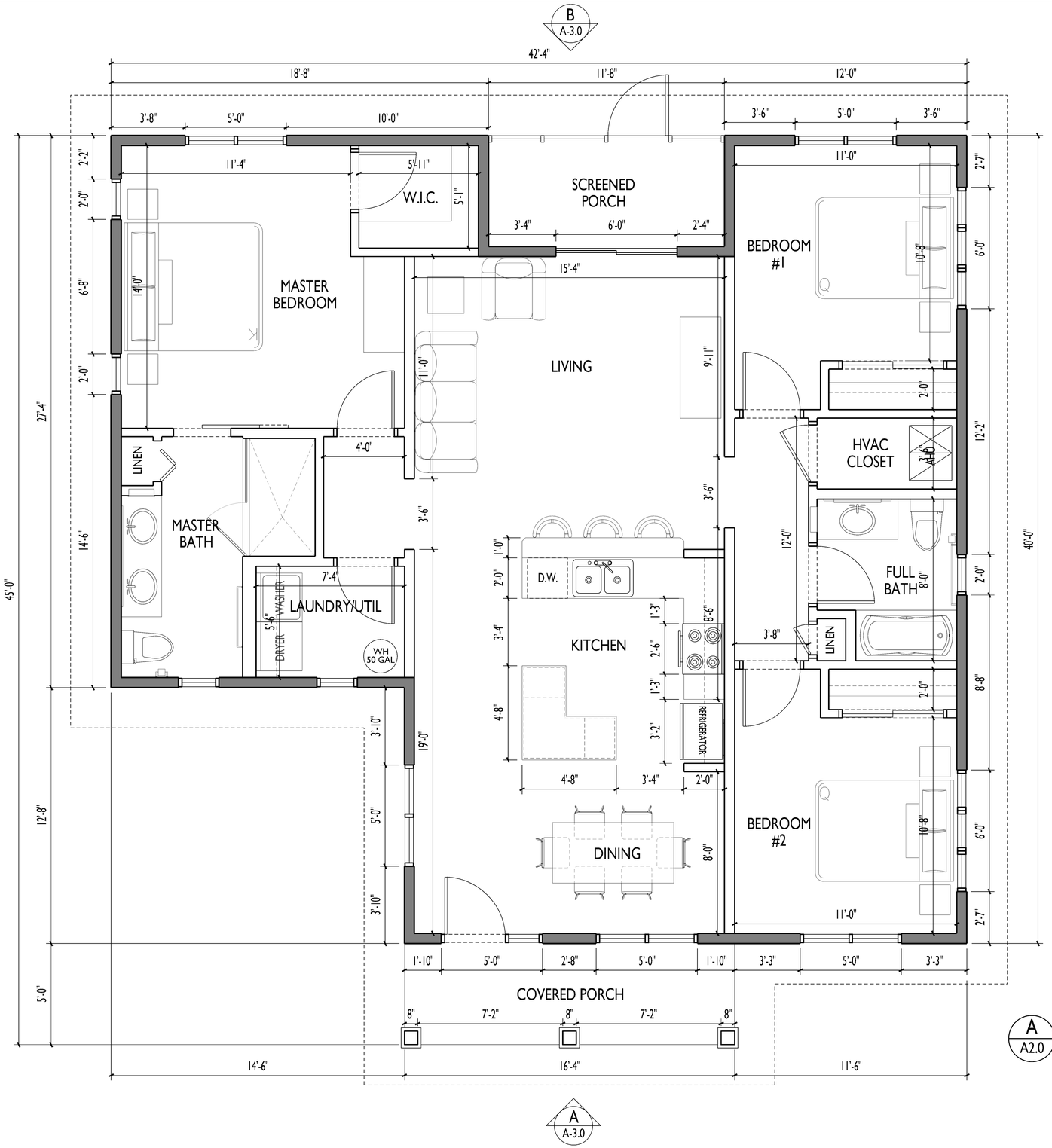
BPF DESIGN INCORPORATED
Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
DALLAS B. PEACOCK, ARCHITECT
#AR 0009706
207 FAIRVIEW AVENUE
DAYTONA BEACH, FL 32114 PH#: (386) 257-0502 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BLDG TYPE C ELEVATIONS

BLD TYPE: SF-1G	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: MARCH 15, 2022	SHT NO. A3.0	
SCALE: 1/4"= 1'-0"		

0 1" 3' 7' 10'

ARCHITECT'S / ENGINEER'S SEAL



GROSS AREA CALC.	
A/C SPACE	1,445 SF
PORCHES & COVERED ENTRIES	146 SF
TOTAL UNDER ROOF	1,591 SF

A2.0 PROPOSED FLOOR PLAN

BLDG TYPE D: 3BDR/2BTH SCALE: 3/8" = 1'-0"

GENERAL NOTES:

ALL DIMENSIONS ARE TO FINISH FACE UNLESS NOTED OTHERWISE
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ALL DOOR & WINDOW OPENINGS TO MEET OR EXCEED DESIGN PRESSURE RANGE
THE BUILDING RISK CATEGORY IS "II"
INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
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REVISIONS

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VIVA @ TREASURE COAST WEST: BUILDING D: SINGLE FAMILY 3BDRM/2BTH

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CBC 126228, 4400 EAST 100 NORTH SHELBYVILLE, IN 46176

BPF DESIGN INCORPORATED
Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
DALLAS B. PEACOCK, ARCHITECT
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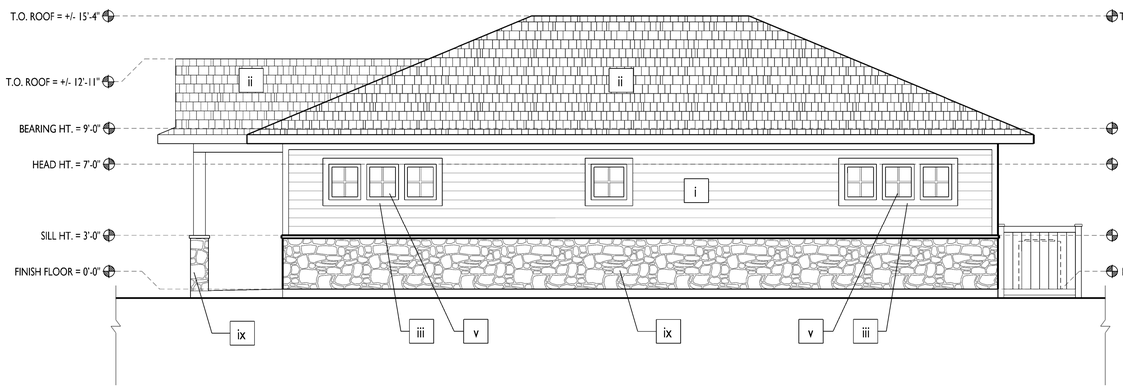
DAYTONA BEACH, FL 32114 PH: (386) 257-0502 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BLDG TYPE D FLOOR PLAN

BLD TYPE: SF-3	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: MARCH 15, 2022		SHT NO. A2.0
SCALE: 3/8" = 1'-0"		

0 1' 2' 3' 4' 5' 6' 7'

ARCHITECT'S / ENGINEER'S SEAL

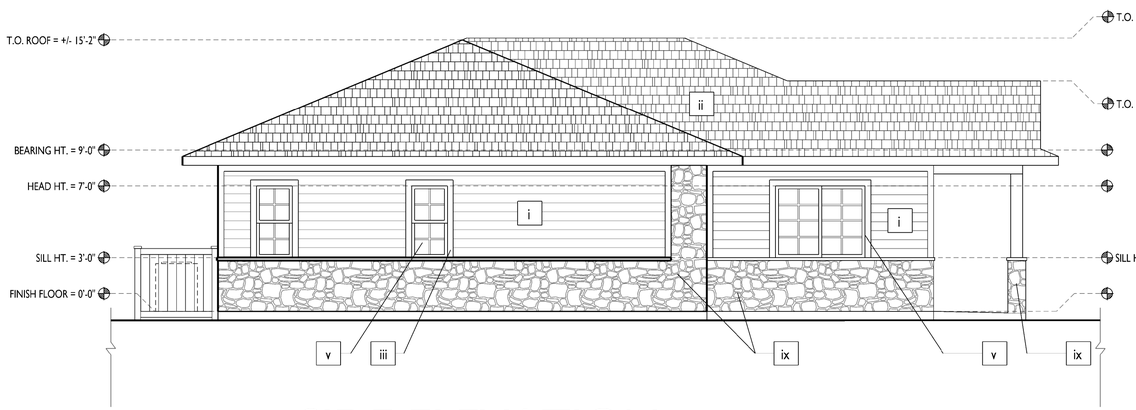


D A3.0 SIDE ELEVATION

BLDG TYPE D: 3BDR/2BTH SCALE: 1/4" = 1'-0"

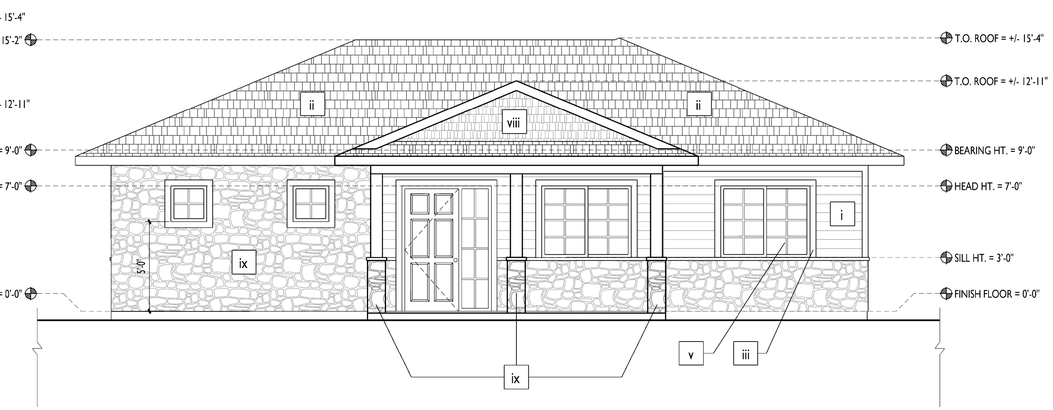
B A3.0 REAR ELEVATION

BLDG TYPE D: 3BDR/2BTH SCALE: 1/4" = 1'-0"



C A3.0 SIDE ELEVATION

BLDG TYPE D: 3BDR/2BTH SCALE: 1/4" = 1'-0"



A A3.0 FRONT ELEVATION

BLDG TYPE D: 3BDR/2BTH SCALE: 1/4" = 1'-0"

MATERIAL & COLOR SCHEDULE (BUILDING TYPE D)			
NO.	BUILDING ELEMENT:	MATERIAL:	COLOR SCHEME: 3B
i	BUILDING WALLS	HORIZONTAL VINYL SIDING	T.B.D.
ii	TYPICAL ROOF	SHINGLE ROOF	T.B.D.
iii	WINDOW DOOR & ACCENT TRIM	4" VINYL TRIM	MANUF. WHITE
iv	COLUMNS SIDING	NOT USED	---
v	WINDOWS	VINYL FRAME, LOW-E, TINTED	MANUF. WHITE
vi	UNIT ENTRY DOORS	STEEL 6-PANEL W/ WOOD FRAME	T.B.D.
vii	GARAGE DOOR	ALUMINUM	T.B.D.
viii	GABLE END ACCENT	SHAKE SIDING	---
ix	ACCENT WALLS/COLUMN BASE	STONE VENEER	LIGHT COLOR (OWNER TO SPECIFY)

GENERAL NOTES:

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THE BUILDING RISK CATEGORY IS "II"
INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
ALL GLAZING IS TO BE NON-IMPACT RESISTANT

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REVISIONS

1	

VIVA @ TREASURE COAST WEST: BUILDING D: SINGLE FAMILY 3BDRM/2BTH

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

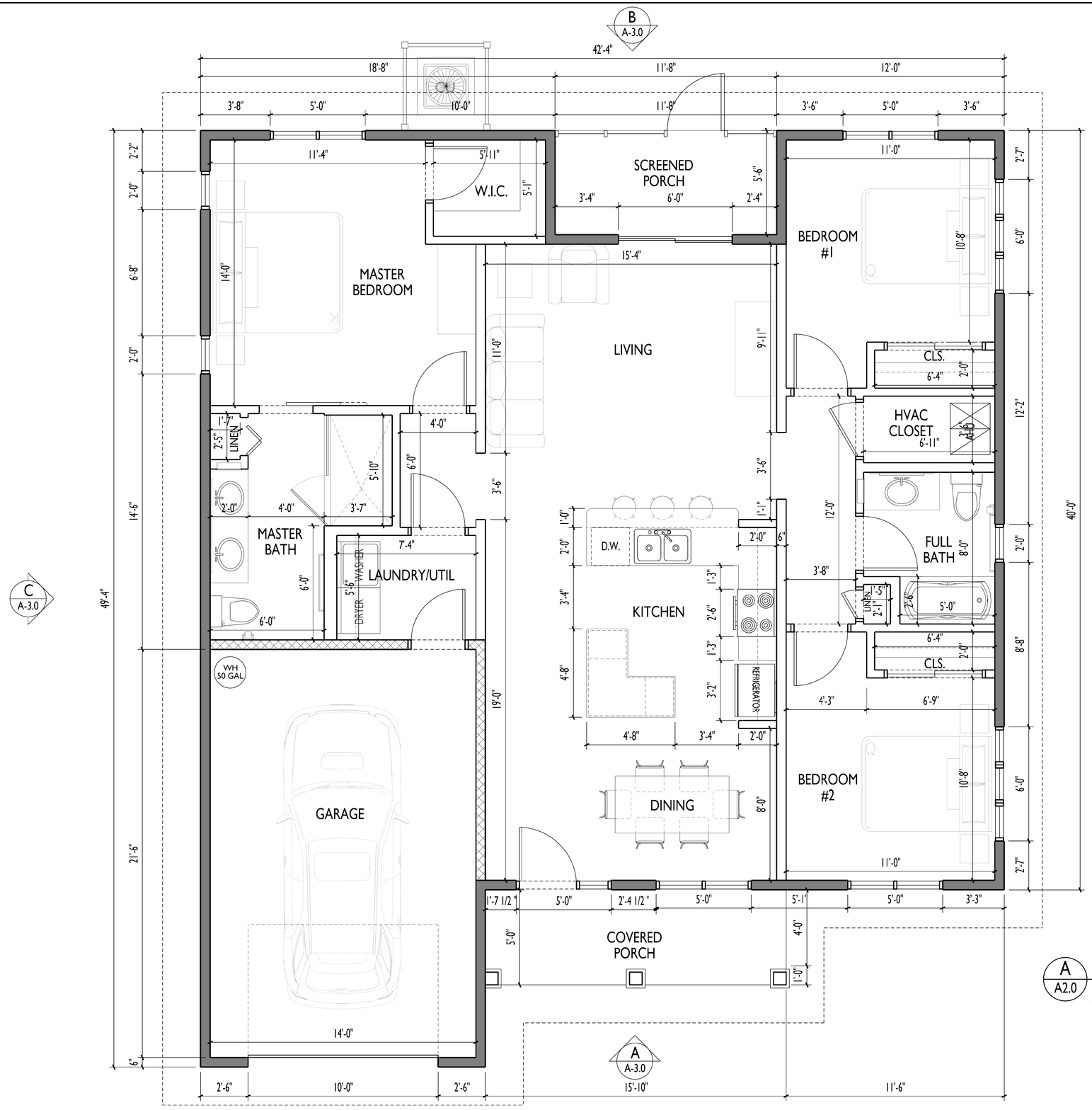
BPF DESIGN INCORPORATED
Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
DALLAS B. PEACOCK, ARCHITECT
#AR 0009706
207 FAIRVIEW AVENUE
DAYTONA BEACH, FL 32114 PH: (386) 257-0502 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BLDG TYPE D ELEVATIONS

BLD TYPE: SF-3	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: MARCH 15, 2022	SHT NO. A3.0	
SCALE: 1/4"= 1'-0"		

0 1" 3" 7" 10"

ARCHITECT'S / ENGINEER'S SEAL



GROSS AREA CALC.	
A/C SPACE	1,445 SF
PORCHES & COVERED ENTRIES	144 SF
GARAGE	324 SF
TOTAL UNDER ROOF	1,913 SF

A A2.0 PROPOSED FLOOR PLAN

BLDG TYPE E: 3BDR/2BTH W/ GARAGE

SCALE: 3/8" = 1'-0"

GENERAL NOTES:

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REVISIONS

VIVA @ TREASURE COAST WEST: BUILDING E: SINGLE FAMILY 3BDRM/2BTH W/ GARAGE

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH SHELBYVILLE, IN 46176

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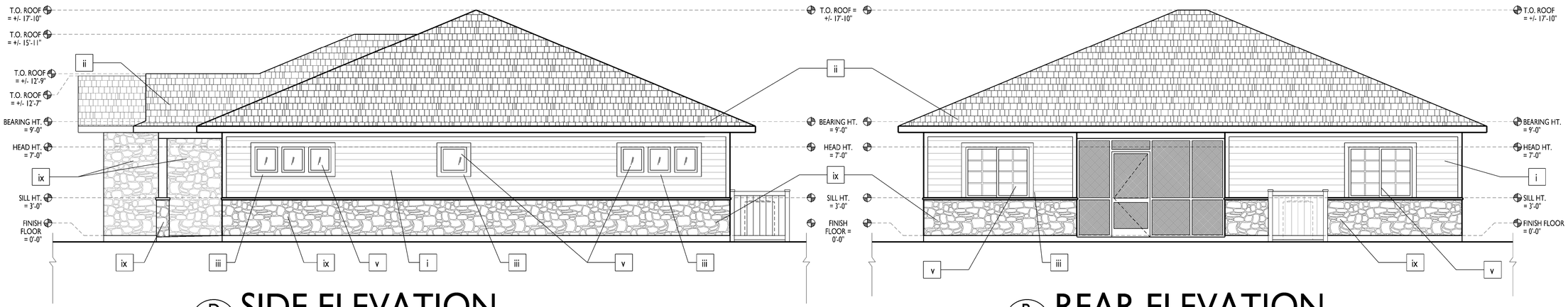
BLDG TYPE E FLOOR PLAN

BLD TYPE: SF-3G	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: MARCH 15, 2022	SHT NO. A2.0	
SCALE: 3/8"=1'-0"		

0 1 2 3 4 5 6 7

ARCHITECT'S / ENGINEER'S SEAL

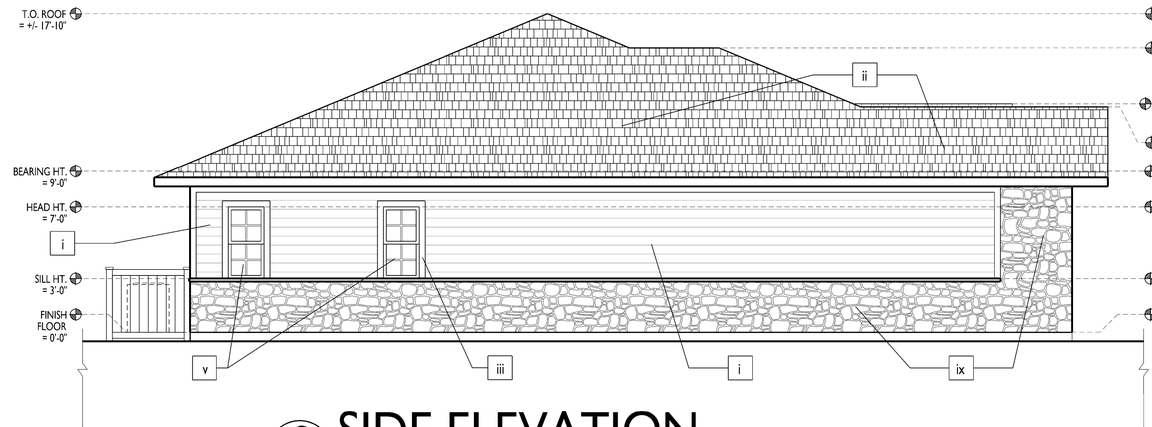


D SIDE ELEVATION

A3.0 BLDG TYPE E: 3BDR/2BTH W/ GARAGE SCALE: 1/4" = 1'-0"

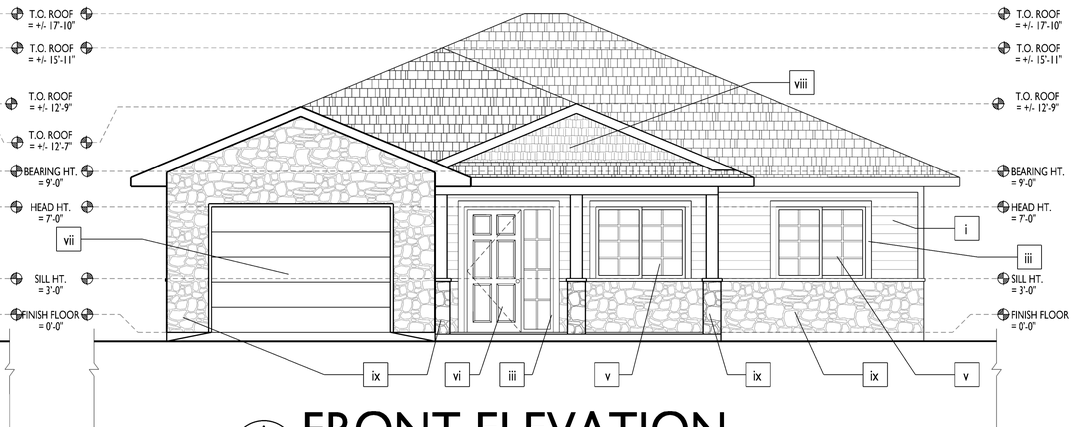
B REAR ELEVATION

A3.0 BLDG TYPE E: 3BDR/2BTH W/ GARAGE SCALE: 1/4" = 1'-0"



C SIDE ELEVATION

A3.0 BLDG TYPE E: 3BDR/2BTH W/ GARAGE SCALE: 1/4" = 1'-0"



A FRONT ELEVATION

A3.0 BLDG TYPE E: 3BDR/2BTH W/ GARAGE SCALE: 1/4" = 1'-0"

MATERIAL & COLOR SCHEDULE (BUILDING TYPE C)			
NO.	BUILDING ELEMENT:	MATERIAL:	COLOR SCHEME: 3B
i	BUILDING WALLS	HORIZONTAL VINYL SIDING	T.B.D.
ii	TYPICAL ROOF	SHINGLE ROOF	T.B.D.
iii	WINDOW DOOR & ACCENT TRIM	4" VINYL TRIM	MANUF. WHITE
iv	COLUMNS SIDING	NOT USED	---
v	WINDOWS	VINYL FRAME, LOW-E, TINTED	MANUF. WHITE
vi	UNIT ENTRY DOORS	STEEL 6-PANEL W/ WOOD FRAME	T.B.D.
vii	GARAGE DOOR	ALUMINUM	T.B.D.
viii	GABLE END ACCENT	SHAKE SIDING	---
ix	ACCENT WALLS/COLUMN BASE	STONE VENEER	LIGHT COLOR (OWNER TO SPECIFY)

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REVISIONS

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VIVA @ TREASURE COAST WEST: BUILDING E: SINGLE FAMILY 3BDRM/2BTH W/ GARAGE

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

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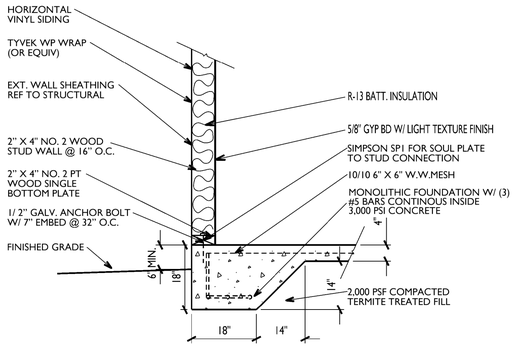
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BLDG TYPE E ELEVATIONS

BLD TYPE: SF-3G	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: MARCH 15, 2022		SHT NO. A3.0
SCALE: 1/4"= 1'-0"		

0 1" 3' 7' 10'

ARCHITECT'S / ENGINEER'S SEAL



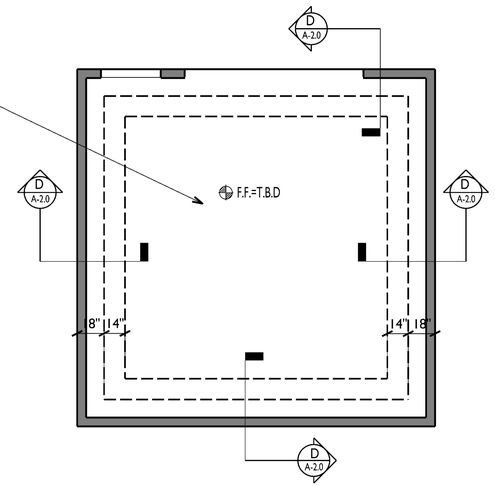
D A-2.0 **MONOLITHIC FOUNDATION**

SCALE: N.T.S.

PROPOSED MONOLITHIC FOUNDATION W18" X H18" W/ (3) #5 BARS

ALL WALLS ARE WOOD FRAME W/ WOOD TRUSSES FOR ROOF STRUCTURE. FOUNDATION IS TO BE 1 STORY MONOLITHIC CONFIGURATION W/ 3,000 PSI REINFORCED CONC. SLAB ON COMPACTED, CLEAN TERMITE TREATED FILL. USE FIBER REINFORCEMENT ON 6 MIL. VISQUEEN VAPOR BARRIER.

400 S.F. GROSS



C A-2.0 **FOUNDATION PLAN**

W/ INFORMATION

SCALE: 1/4"=1'-0"

TERMITE PROTECTION

TREATMENT SHALL BE BY SOIL CHEMICAL BARRIER METHOD IN CONFORMANCE WITH THE FLORIDA STATE DEPARTMENT OF HEALTH AND REHABILITATION SERVICES, PEST CONTROL RULES PER FLORIDA PEST CONTROL ACT FOR EXECUTION OF TOXICANT APPLICATION AND WITH EPA-FEDERAL INSECTICIDE, FUNGICIDE AND RODENTCIDE ACT.

1. A PERMANENT SIGN WHICH IDENTIFIES THE TERMITE TREATMENT PROVIDER AND NEED FOR RE-INSPECTION AND TREATMENT CONTRACT RENEWAL SHALL BE PROVIDED. THE SIGN SHALL BE POSTED NEAR THE WATER HEATER OR ELECTRIC PANEL.

2. TO PROVIDE FOR INSPECTION FOR TERMITE INFESTATION, BETWEEN WALL COVERING AND FINAL EARTH GRADE SHALL NOT BE LESS THAN 6 INCHES.

3. INITIAL TREATMENT SHALL BE DONE AFTER ALL EXCAVATION AND BACKFILL IS COMPLETE.

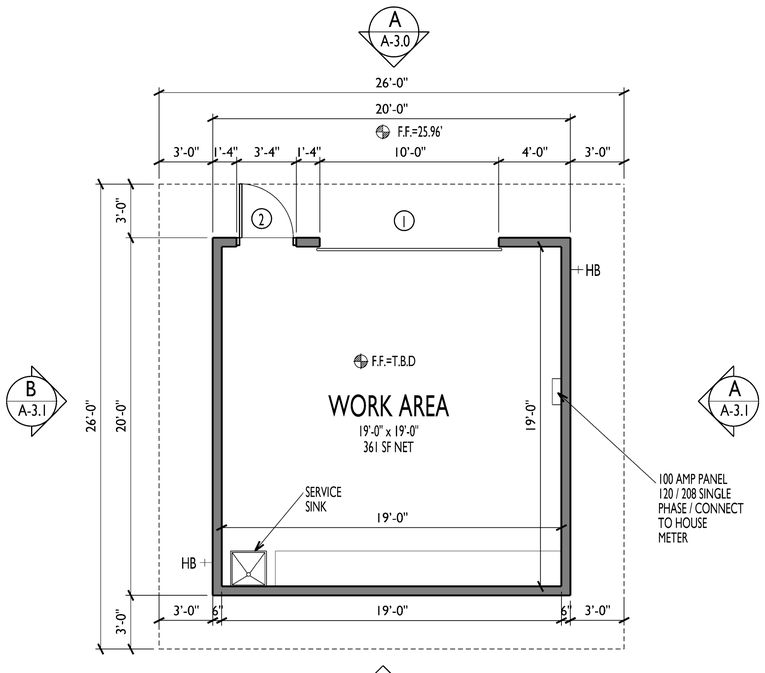
4. SOIL DISTURBED AFTER THE INITIAL TREATMENT SHALL BE RETREATED INCLUDING SPACES BOXED OR FORMED.

5. BOXED AREAS IN CONCRETE FLOORS FOR SUBSEQUENT INSTALLATION OF TRAPS, ETC., SHALL BE MADE WITH PERMANENT METAL OR PLASTIC FORMS. PERMANENT FORMS MUST BE OF A SIZE AND DEPTH THAT WILL ELIMINATE THE DISTURBANCE OF SOIL AFTER THE INITIAL TREATMENT.

6. MINIMUM 6 MIL VAPOR RETARDER MUST BE INSTALLED.

7. A CERTIFICATE OF COMPLIANCE MUST BE ISSUED TO THE BUILDING DEPARTMENT BY A LICENSED PEST CONTROL COMPANY BEFORE A CERTIFICATE OF OCCUPANCY WILL BE ISSUED. THE CERTIFICATE OF COMPLIANCE SHALL STATE: "THE BUILDING HAS RECEIVED A COMPLETE TREATMENT FOR THE PREVENTION OF SUBTERRANEAN TERMITES. THE TREATMENT IS IN ACCORDANCE WITH THE RULES AND LAWS OF THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES.

8. AFTER ALL WORK IS COMPLETE, LOOSE WOOD AND FILL MUST BE REMOVED FROM BELOW AND WITHIN UNOCCUPIED SPACE. THIS INCLUDES ALL GRADE STAKES, TUB TRAP BOXES, FORMS, SHORING TRASH OR OTHER CELLULOSE CONTAINING MATERIAL.

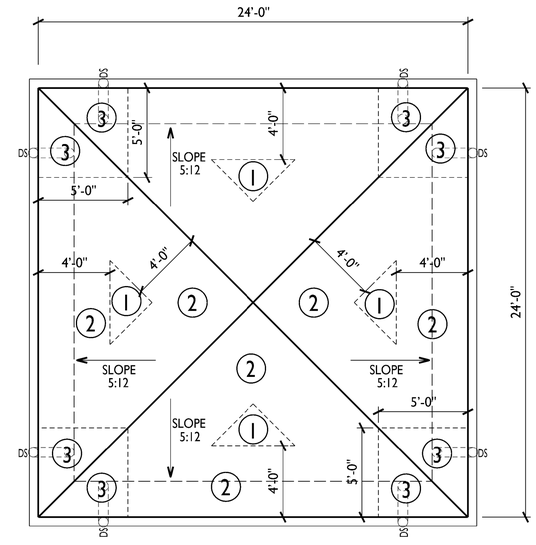


PROP. PLUMBING FIXTURE SCHEDULE			
FIXTURE	MEN	WOMEN	UNISEX
HOSE BIBB	0	0	2
SERVICE SINK	0	0	1

B A-2.0 **FLOOR PLAN**

W/ INFORMATION

SCALE: 1/4"=1'-0"



A A-2.0 **ROOF PLAN**

W/ INFORMATION

SCALE: 1/4"=1'-0"

ROOF & WALL SHEATHING - NAIL ZONE PATTERN SCHEDULE		
Roof Sheathing Nailing Pattern:		
Mark:	Zone:	Nailing Description:
1	1	Use 8D Common Nails @ 12" O.C.
2	2	Use 8D Common Nails @ 6" O.C.
3	3	Use 8D Common Nails @ 4" O.C.
Wall Sheathing Nailing Pattern:		
Material:	Field Naling Pattern:	Edge Nailing Pattern:
Plywood	Use 10D Nails @ 12" O.C.	Use 10D Nails @ 6" O.C.
Gypsum	Use 5D Nails @ 10" O.C.	Use 5D Nails @ 7" O.C.

NOTES:

1. ROOF TO BE ARCHITECTURAL ROOFING SHINGLES 30-YEAR DIMENSIONAL SHINGLE. UTILIZE SYNTHETIC UNDERLAYMENT; COLOR: LINK GRAY
2. CONTRACTOR SHALL USE MANUFACTURER'S STANDARD INSTALLATION DETAILS & CONNECTORS AS REQUIRED

AREA CALC.	
MAINTENANCE BLDG.	400 SF

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REVISIONS

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VIVA @ TREASURE COAST WEST:

BUILDING F:
MAINTENANCE BLDG

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

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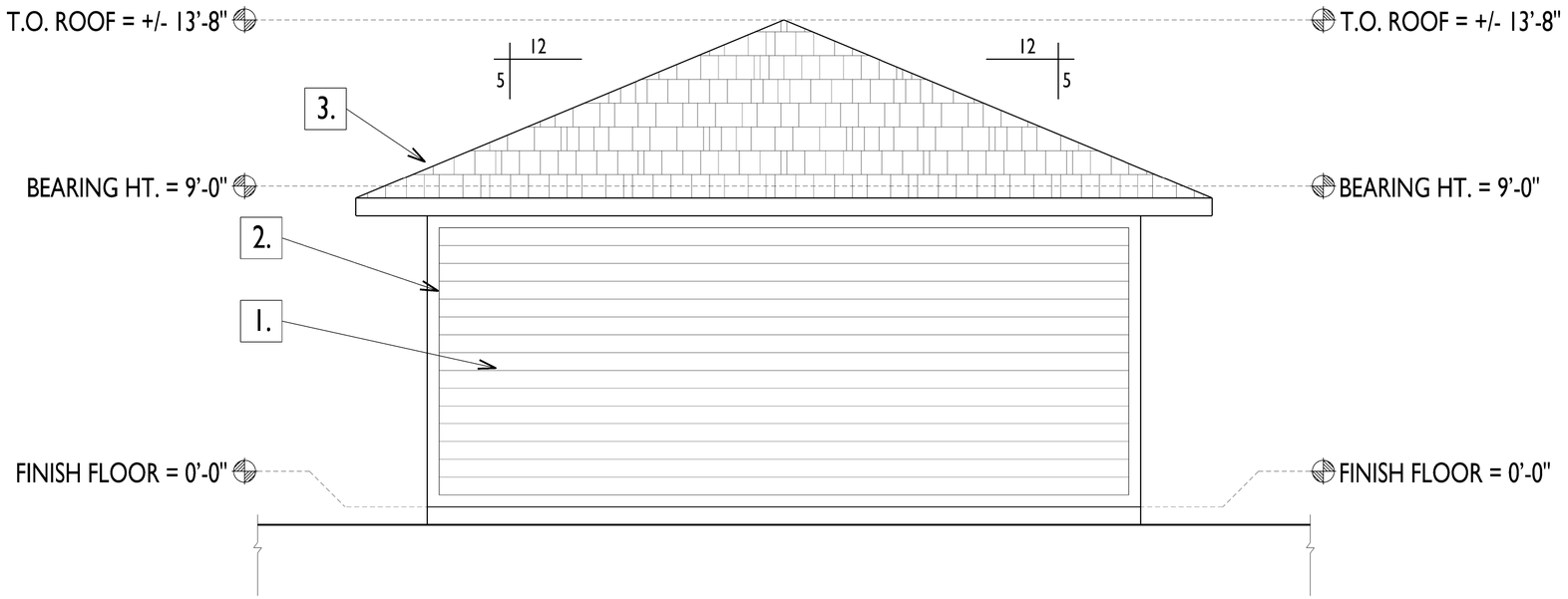
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

FLOOR, ROOF & FOUNDATION PLAN

BLD TYPE: M	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: JANUARY 31, 2022		SHT NO. A-2.0
SCALE: 1/4"=1'-0"		

0 1' 3' 7' 10'

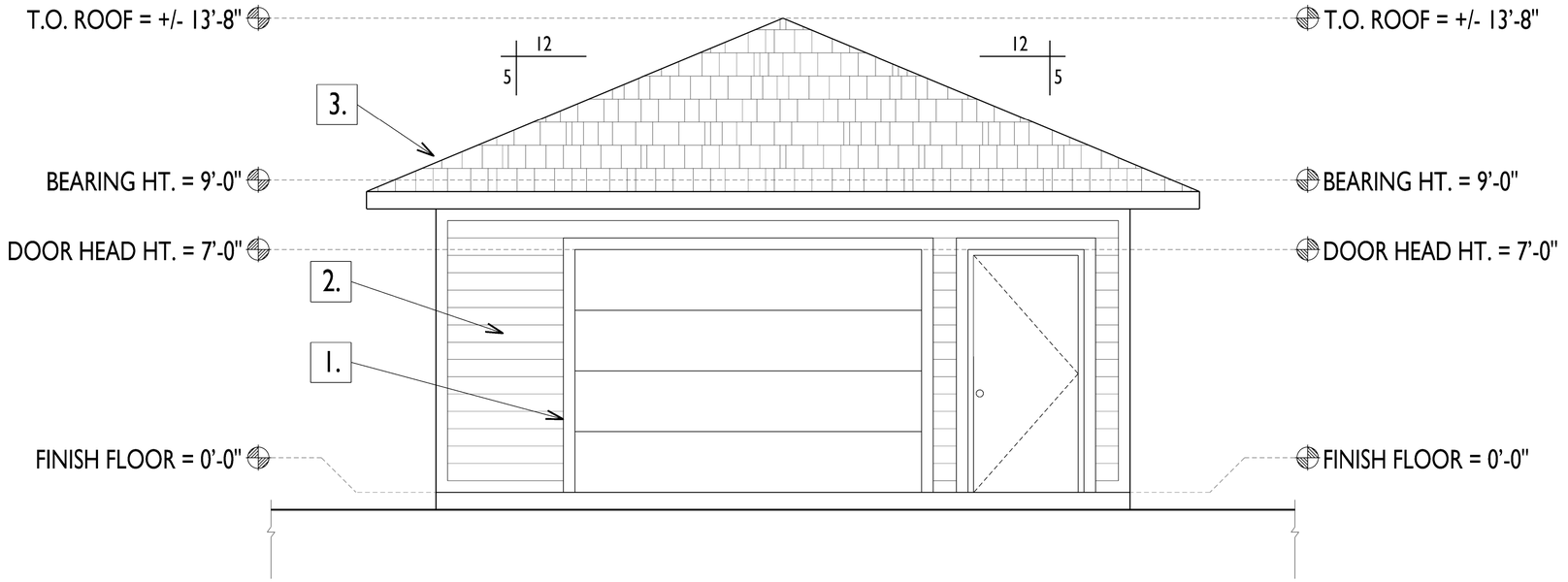
ARCHITECT'S / ENGINEER'S SEAL



B / A-3.0 **REAR ELEVATION**

EAST FACADE SCALE: 1/2"=1'-0"

BUILDING MATERIALS/COLORS LEGEND			
1.	BUILDING WALLS:	VINYL SIDING	T.B.D
2.	TRIM/BANDS/BRACKETS:	CEMENT PRODUCTS	T.B.D
3.	ROOF:	ARCHITECTURAL ROOFING SHINGLES	T.B.D



A / A-3.0 **FRONT ELEVATION**

WEST FACADE SCALE: 1/2"=1'-0"

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REVISIONS

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VIVA @ TREASURE COAST WEST: BUILDING F: MAINTENANCE BLDG

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH SHELBYVILLE, IN 46176

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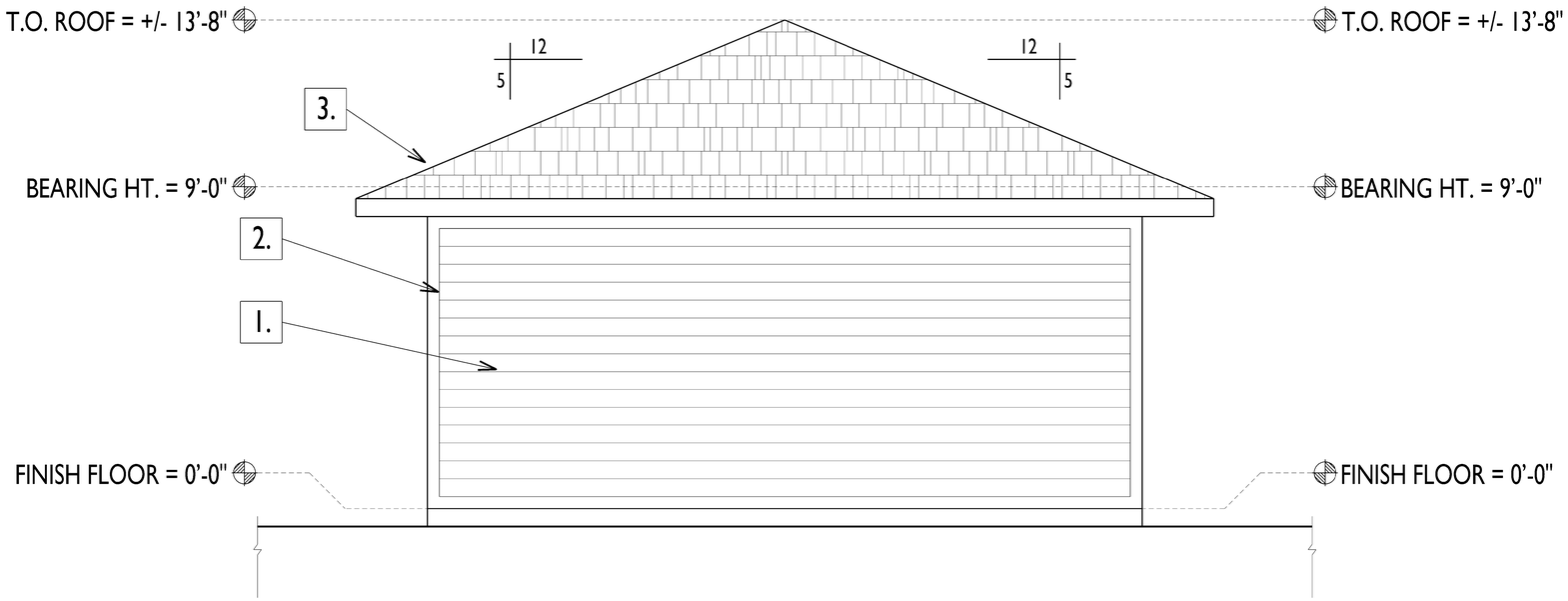
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

FRONT & REAR BUILDING ELEVATIONS

BLD TYPE: M	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: JANUARY 31, 2022		SHT NO. A-3.0
SCALE: 1/2"=1'-0"		

0 1' 2' 3' 4' 5'

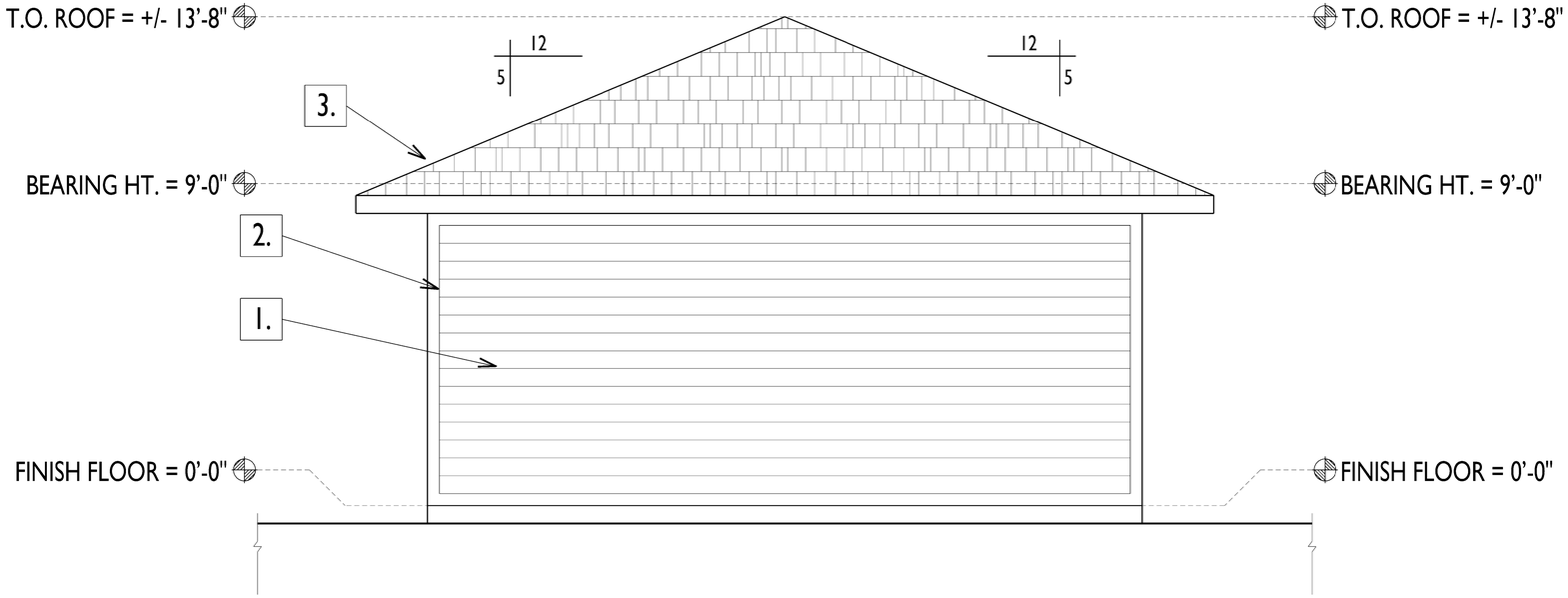
ARCHITECT'S / ENGINEER'S SEAL



B / A-3.1 **SIDE ELEVATION**

SCALE: 1/2"=1'-0"

BUILDING MATERIALS/COLORS LEGEND			
1.	BUILDING WALLS:	VINYL SIDING	T.B.D
2.	TRIM/BANDS/BRACKETS:	CEMENT PRODUCTS	T.B.D
3.	ROOF:	ARCHITECTURAL ROOFING SHINGLES	T.B.D



A / A-3.1 **SIDE ELEVATION**

SCALE: 1/2"=1'-0"

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REVISIONS

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VIVA @ TREASURE COAST WEST:

BUILDING F:
MAINTENANCE BLDG

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
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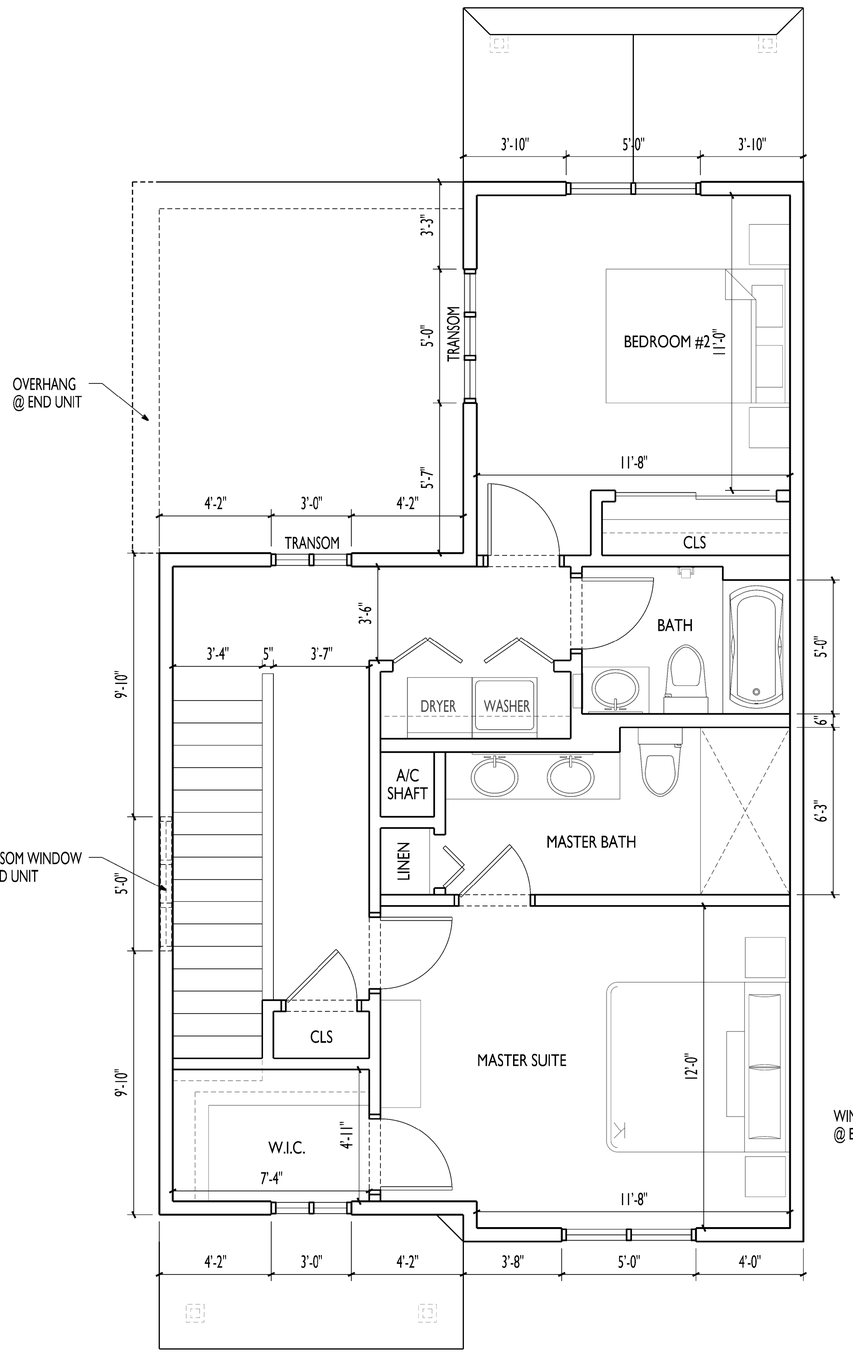
SIDE BUILDING ELEVATIONS

BLD TYPE: M	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: JANUARY 31, 2022		SHT NO. A-3.1
SCALE: 1/2"=1'-0"		

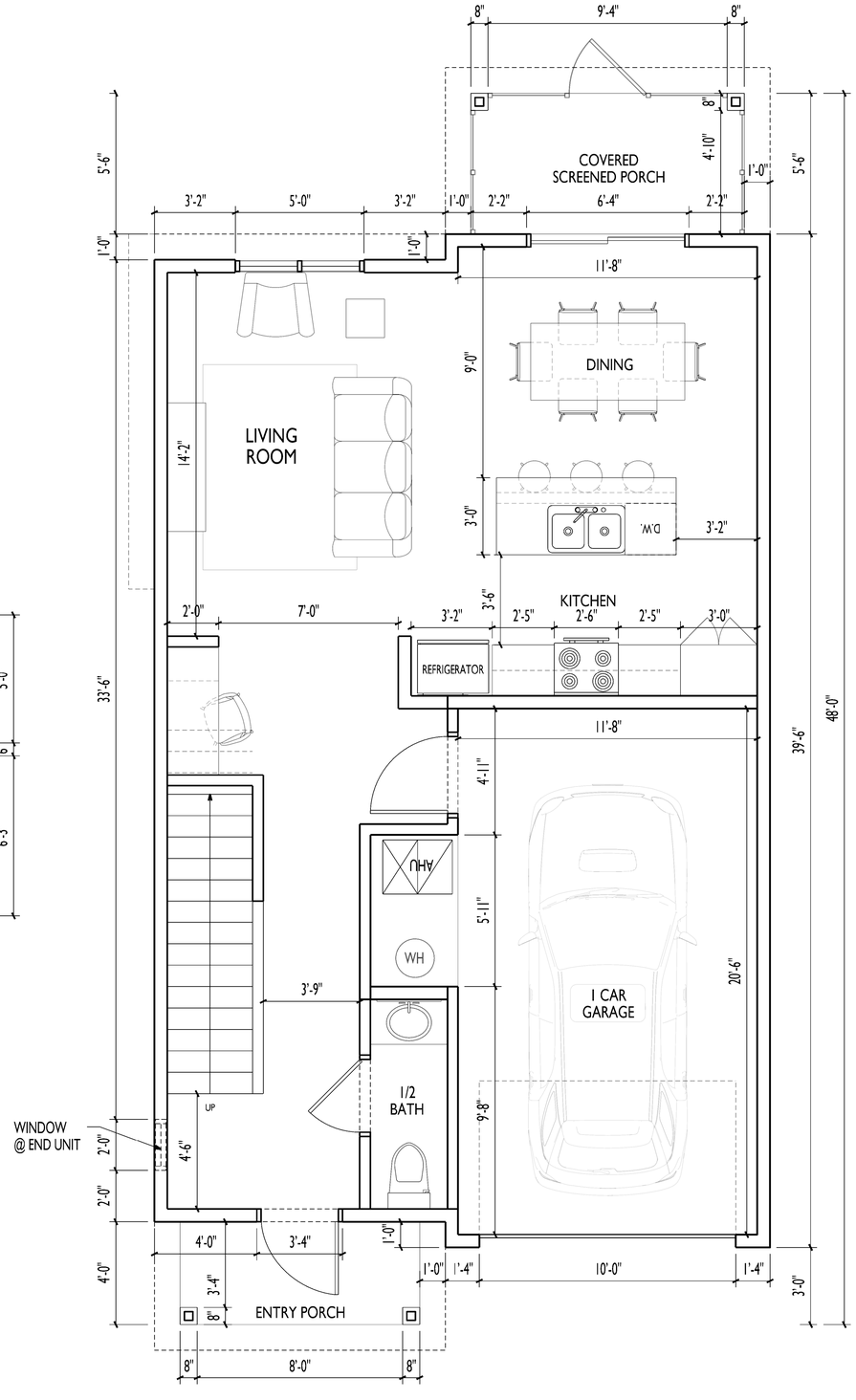
0 1' 2' 3' 4' 5'

ARCHITECT'S / ENGINEER'S SEAL



B A2.0 PROPOSED SECOND FLOOR PLAN

2BDR/2.5BTH TYP. SCALE: 3/8" = 1'-0"



A A2.0 PROPOSED FIRST FLOOR PLAN

2BDR/2.5BTH TYP. SCALE: 3/8" = 1'-0"

2 BDRM AREA CALC.	
A/C SPACE (1ST FLOOR)	640 SF
A/C SPACE (2ND FLOOR)	780 SF
GARAGE	285 SF
PATIO & ENTRY PORCH	96 SF
TOTAL A/C SPACE	1,420 SF
TOTAL UNDER ROOF	1,801 SF

GENERAL NOTES:

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REVISIONS

VIVA @ TREASURE COAST WEST: 6 UNIT APARTMENT BUILDING TOWNHOME STYLE: (3) 2BDRM, (3) 3BDRM

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

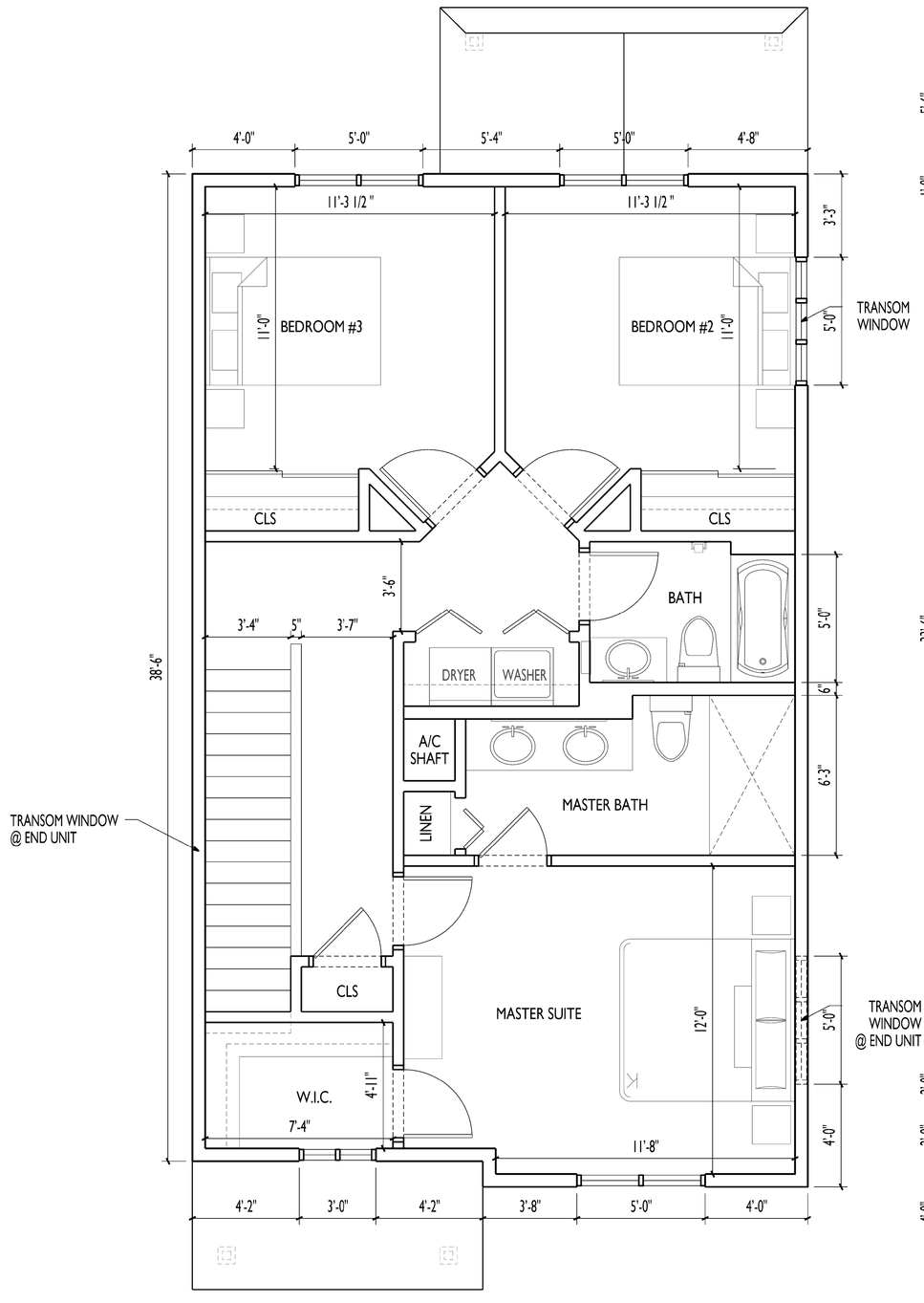
BPF DESIGN INCORPORATED
Building Design and Architecture
BRIAN P. FREDLEY, ASSOCIATE AIA, PROJECT MANAGER
DALLAS B. PEACOCK, ARCHITECT
#AR 0009706
207 FAIRVIEW AVENUE
DAYTONA BEACH, FL 32114 PH#: (386) 257-5002 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

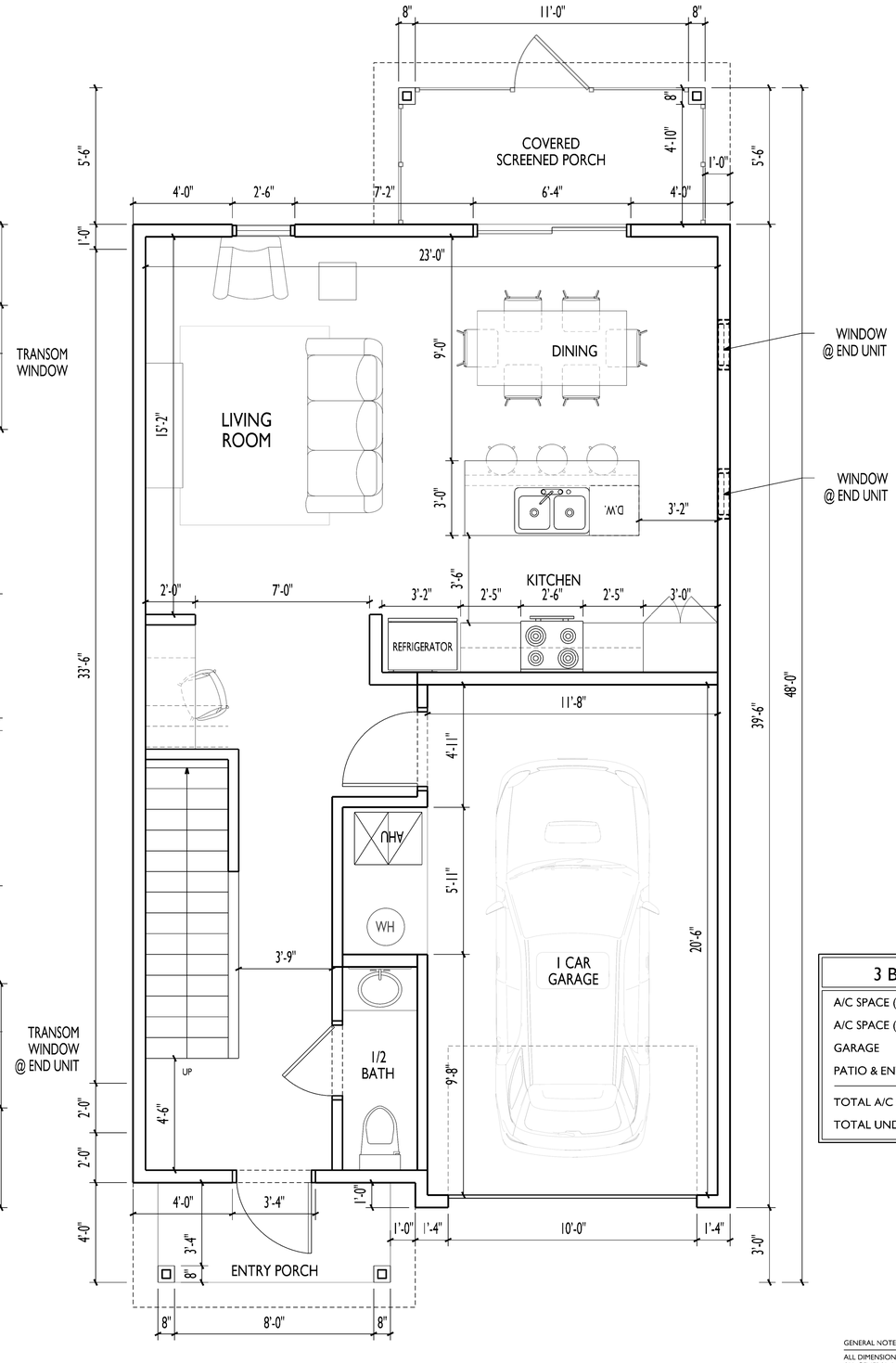
2 BDRM UNIT PLANS (BLDG G)

BLD TYPE: TH-S | DWN BY: TEM | CHK'D BY: DBP & BPF
DATE: MARCH 15, 2022
SCALE: 3/8"=1'-0"
SHT NO. A2.0

0 1 2 3 4 5 6 7

ARCHITECT'S / ENGINEER'S SEAL





3 BDRM AREA CALC.	
A/C SPACE (1ST FLOOR)	652 SF
A/C SPACE (2ND FLOOR)	937 SF
GARAGE	285 SF
PATIO & ENTRY PORCH	106 SF
TOTAL A/C SPACE	1,589 SF
TOTAL UNDER ROOF	1,980 SF

B / A2.1 PROPOSED SECOND FLOOR PLAN
3BDR/2.5BTH TYP. SCALE: 3/8" = 1'-0"

A / A2.1 PROPOSED FIRST FLOOR PLAN
3BDR/2.5BTH TYP. SCALE: 3/8" = 1'-0"

GENERAL NOTES:

ALL DIMENSIONS ARE TO FINISH FACE UNLESS NOTED OTHERWISE
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INTERNAL PRESSURE COEFFICIENT IS +/- .18 IN ACCORDANCE WITH ASCE 7-16
ALL GLAZING IS TO BE NON-IMPACT RESISTANT

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REVISIONS

1

VIVA @ TREASURE COAST WEST: 6 UNIT APARTMENT BUILDING TOWNHOME STYLE: (3) 2BDRM, (3) 3BDRM

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

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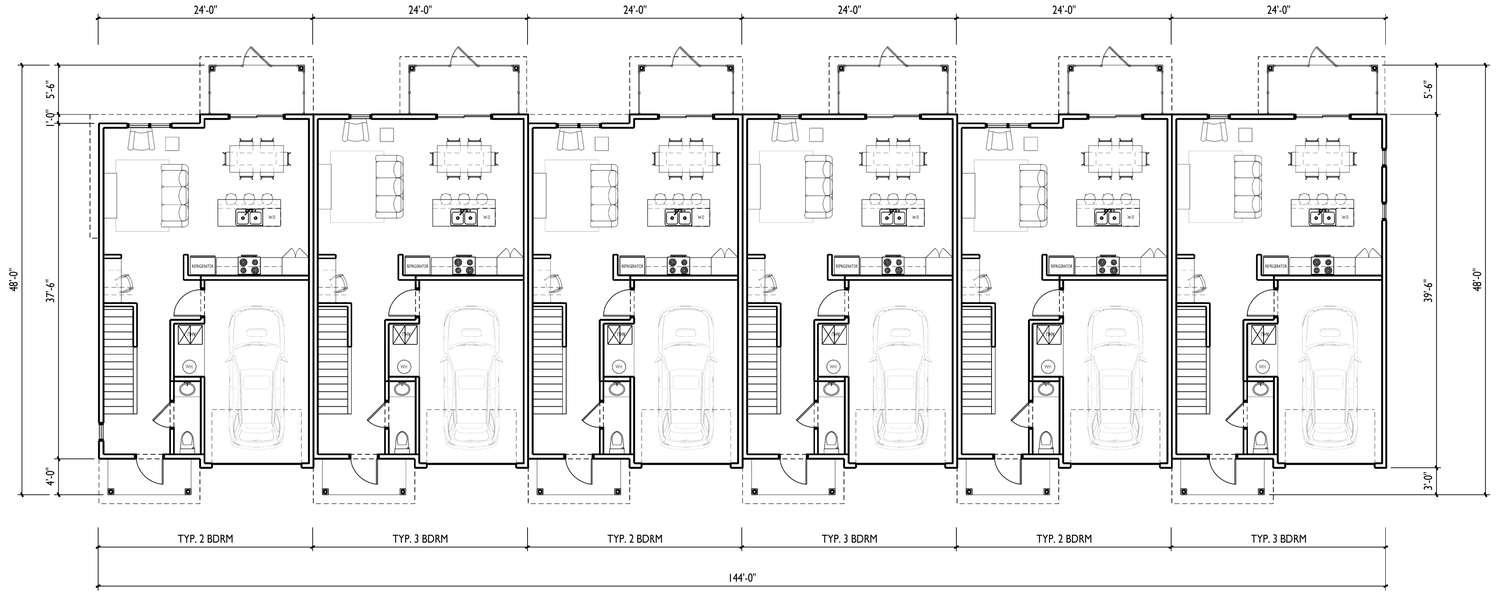
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

3 BDRM UNIT PLANS (BLDG G)

BLD TYPE: TH-S | DWN BY: TEM | CHK'D BY: DBP & BPF
DATE: MARCH 15, 2022
SCALE: 3/8"=1'-0"
SHT NO. A2.1

0 1 2 3 4 5 6 7

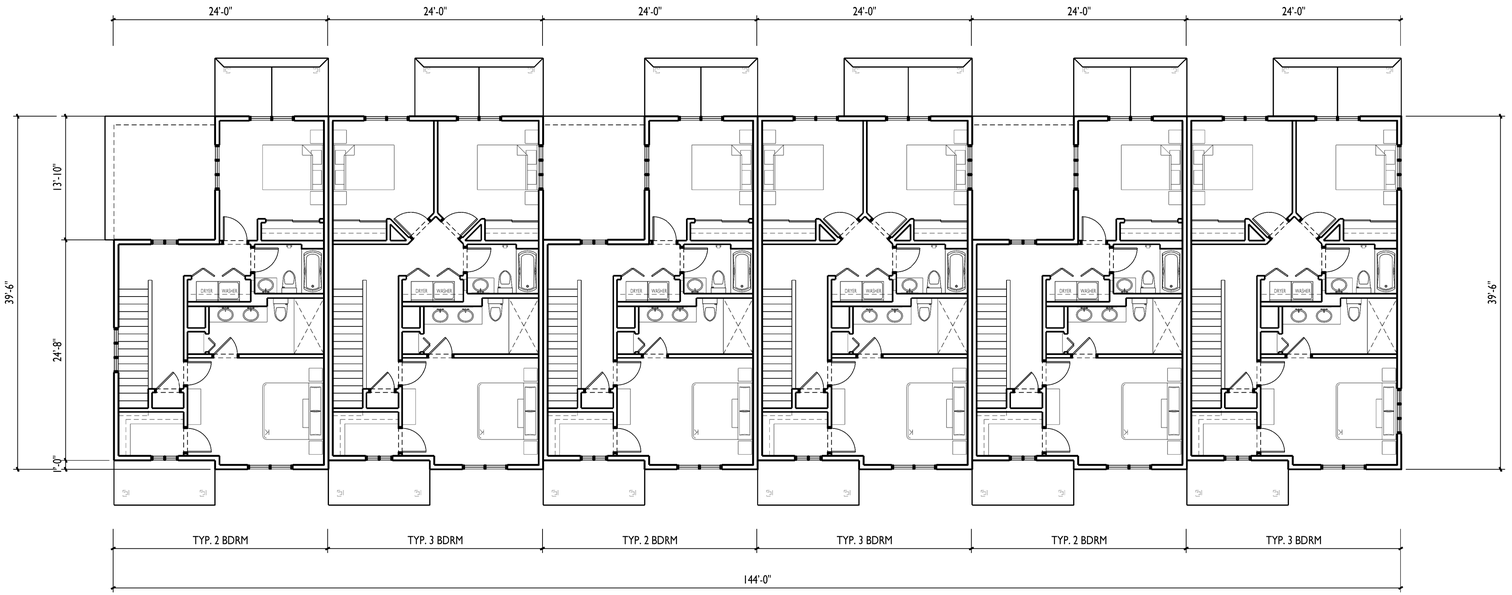
ARCHITECT'S / ENGINEER'S SEAL



A2.2 FIRST FLOOR PLAN

BLDG TYPE G — SCALE: 1/8" = 1'-0"

(3) 3 BDRM / (3) 2 BDRM



A2.2 SECOND FLOOR PLAN

BLDG TYPE G — SCALE: 1/8" = 1'-0"

(3) 3 BDRM / (3) 2 BDRM

BUILDING AREA CALC. (6 UNIT BLDG)

UNIT TYPE	# UNITS	A/C 1ST FLOOR	PORCHES 1ST FLOOR	GARAGE	A/C 2ND FLOOR
3 BDRM	3	652 SF	106 SF	285 SF	937 SF
2 BDRM	3	640 SF	96 SF	285 SF	780 SF
TOTALS	6	3,876 SF	606 SF	1,710 SF	5,151 SF

TOTAL A/C SPACE = 9,027 SF TOTAL NON-A/C SPACE = 2,316 SF

TOTAL UNDER ROOF = 11,343 SF

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REVISIONS

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VIVA @ TREASURE COAST WEST: 6 UNIT APARTMENT BUILDING TOWNHOME STYLE: (3) 2BDRM, (3) 3BDRM

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CHARLES P. MARSHALL, CBC 126228, 4400 EAST 100 NORTH, SHELBYVILLE, IN 46176

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EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BLDG TYPE G FLOOR PLANS

BLD TYPE: TH-5 | DWN BY: TEM | CHKD BY: DBP & BPF

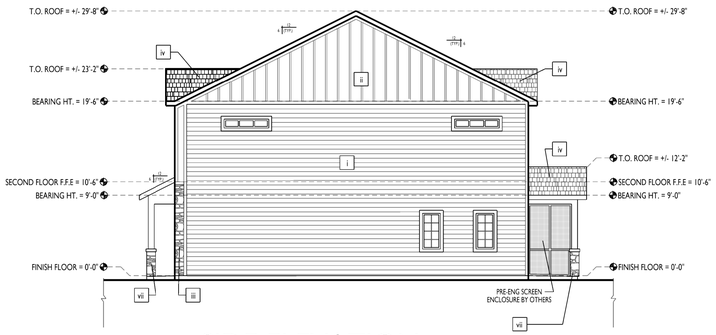
DATE: MARCH 15, 2022

SCALE: 1/8" = 1'-0"

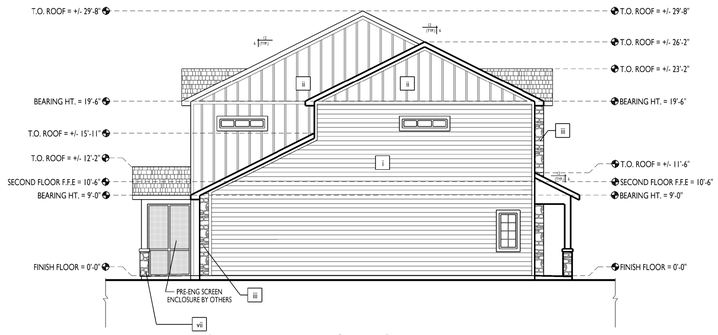
SHT NO. A2.2

0 3' 6' 14' 20'

ARCHITECT'S / ENGINEER'S SEAL



D A3.0 **SIDE ELEVATION**
BLDG TYPE G
(3) 3 BDRM / (3) 2 BDRM
SCALE: 1/8" = 1'-0"



C A3.0 **SIDE ELEVATION**
BLDG TYPE G
(3) 3 BDRM / (3) 2 BDRM
SCALE: 1/8" = 1'-0"

B A3.0 **FRONT ELEVATION**
BLDG TYPE G
(3) 3 BDRM / (3) 2 BDRM
SCALE: 1/8" = 1'-0"

A A3.0 **REAR ELEVATION**
BLDG TYPE G
(3) 3 BDRM / (3) 2 BDRM
SCALE: 1/8" = 1'-0"

MATERIAL & COLOR SCHEDULE			
NO.	BUILDING ELEMENT:	MATERIAL:	COLOR SCHEME:
i	BUILDING WALLS A	HORIZONTAL VINYL SIDING	VARIES
ii	BUILDING WALLS B	VERTICAL VINYL BOARD & BATTEN	VARIES
iii	BUILDING WALLS C	STONE VENEER	VARIES
iv	TYPICAL ROOF	ASPHALT SHINGLE ROOF	T.B.D.
v	WINDOW DOOR & ACCENT TRIM	VINYL TRIM	T.B.D.
vi	COLUMNS SIDING	CEMENT BOARD SIDING & TRIM	T.B.D.
vii	COLUMN BASE	STONE VENEER	T.B.D.
viii	WINDOWS	VINYL FRAME, LOW-E, TINTED	T.B.D.
ix	UNIT ENTRY DOORS	WOOD SOLID CORE 6 PANEL	T.B.D.
x	GARAGE DOORS	VINYL FRAME	T.B.D.
xi	PORCH GABLE ACCENTS	HORIZONTAL VINYL SIDING	T.B.D.

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PROJECT LOCATION: PARCEL ID: 2325-111-0001-0002, FORT PIERCE
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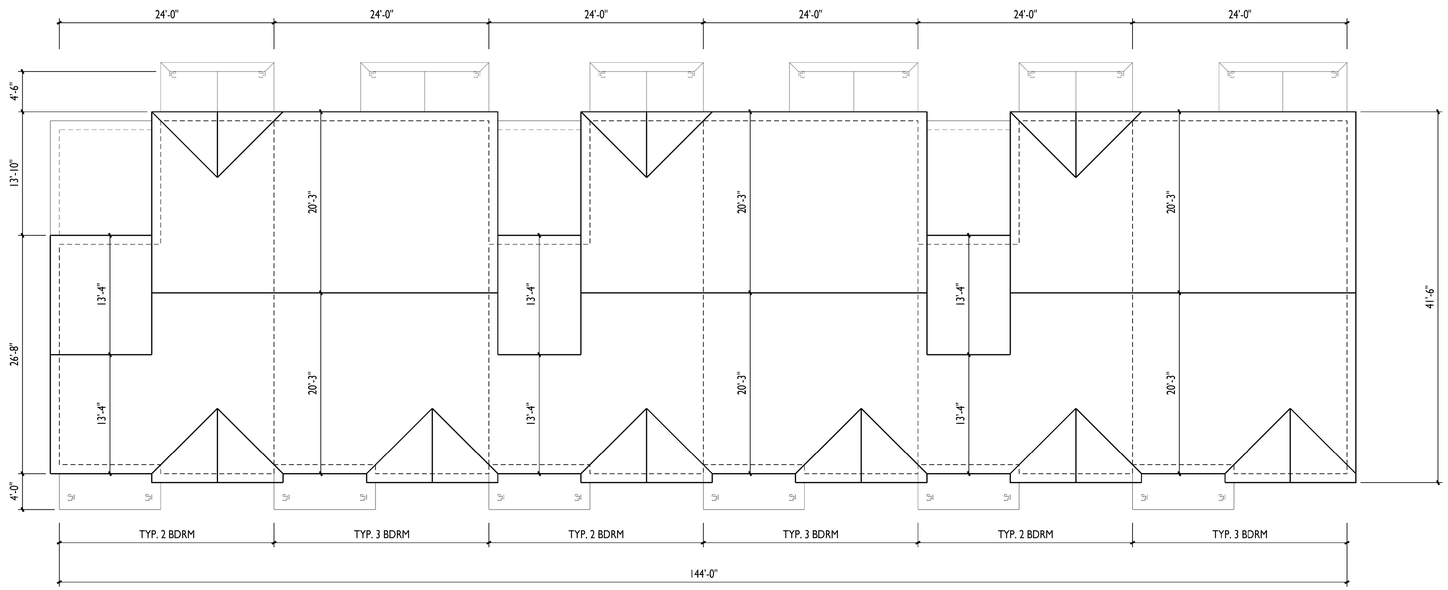
DAYTONA BEACH, FL 32114 PH: (386) 257-0202 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BLDG TYPE G ELEVATIONS

BLD TYPE: TH-S	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: MARCH 15, 2022	SHT NO. A3.0	
SCALE: 1/8"=1'-0"		

0 2 6 14' 20'

ARCHITECT'S / ENGINEER'S SEAL



A / A4.0 ROOF PLAN

BLDG TYPE G — SCALE: 1/8" = 1'-0"

(3) 3 BDRM / (3) 2 BDRM

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REVISIONS

1	

VIVA @ TREASURE COAST WEST: 6 UNIT APARTMENT BUILDING

TOWNHOME STYLE: (3) 2BDRM, (3) 3BDRM

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
PROJECT LOCATION: PARCEL ID: 2325-111-0001-000-2, FORT PIERCE
GENERAL CONTRACTOR: MARSHALL PROPERTY SERVICES LLC., CBC 126228, 4400 EAST 100 NORTH SHELBYVILLE, IN 46176

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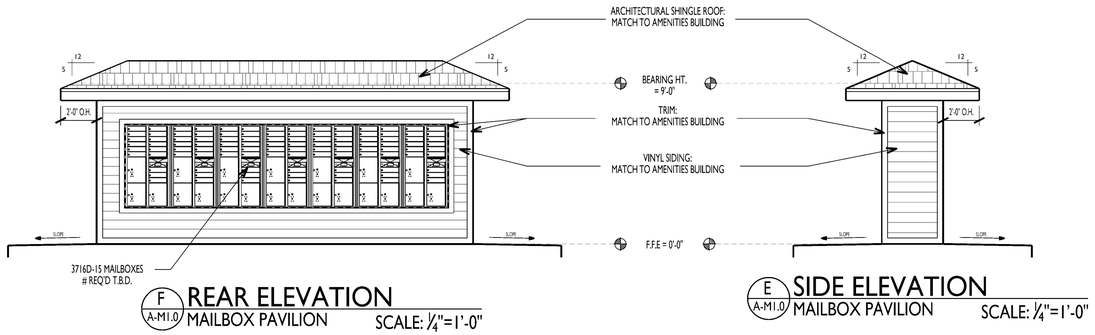
DAYTONA BEACH, FL 32114 PH: (386) 257-0502 FX: (386) 257-1050
EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

BLDG TYPE G ROOF PLAN

BLD TYPE: TH-5	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: MARCH 15, 2022		SHT NO. A4.0
SCALE: 1/8" = 1'-0"		

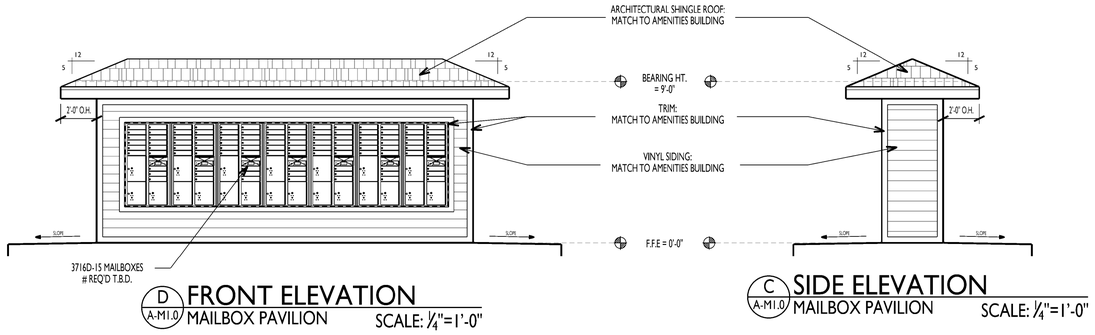
0 2' 6' 14' 20'

ARCHITECT'S / ENGINEER'S SEAL



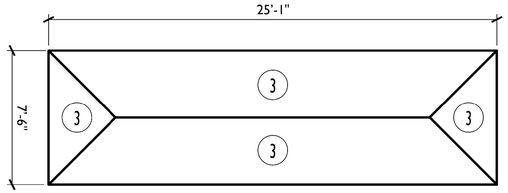
F A-M1.0 REAR ELEVATION
MAILBOX PAVILION SCALE: 1/4"=1'-0"

E A-M1.0 SIDE ELEVATION
MAILBOX PAVILION SCALE: 1/4"=1'-0"

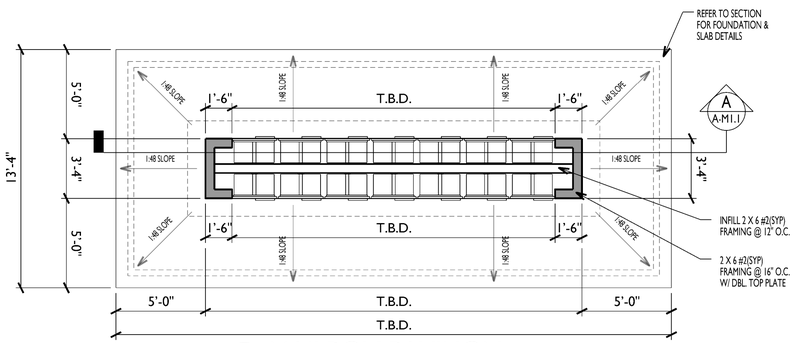


D A-M1.0 FRONT ELEVATION
MAILBOX PAVILION SCALE: 1/4"=1'-0"

C A-M1.0 SIDE ELEVATION
MAILBOX PAVILION SCALE: 1/4"=1'-0"



B A-M1.0 MAILBOX PAVILION
ROOF PLAN SCALE: 1/4"=1'-0"



A A-M1.0 MAILBOX PAVILION
PLAN SCALE: 1/4"=1'-0"

MAILBOX PAVILION ROOF NOTES:

1. ROOF TO BE ALL NAILING ZONE 3
2. ROOF TO BE STANDING SEAM MTL. ROOF
3. COLOR: T.B.D.

ROOF & WALL SHEATHING - NAIL ZONE PATTERN SCHEDULE

Roof Sheathing Nailing Pattern:

Mark:	Zone:	Nailing Description:
1	1	Use 8D Common Nails @ 12" O.C.
2	2	Use 8D Common Nails @ 6" O.C.
3	3	Use 8D Common Nails @ 4" O.C.

Wall Sheathing Nailing Pattern:

Material:	Field Nailing Pattern:	Edge Nailing Pattern:
Plywood	Use 10D Nails @ 12" O.C.	Use 10D Nails @ 6" O.C.
Gypsum	Use 5D Nails @ 10" O.C.	Use 5D Nails @ 7" O.C.

MAILBOX PAVILION GENERAL NOTE:

MAILBOX IS TO BE 3" X 6" NO 2 FRAMING
IN A "H" SHAPE W/ 9'-0" BEARING HT.
HEADER TO BE (2) 2" X 12" BEAM
FOUNDATION THAT IS W16"X H16"W/ (2) # 5 BARS.

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REVISIONS

1	

VIVA @ TREASURE COAST WEST: MAILBOX PAVILION

OWNER/REP.: KIVA DEVELOPMENT LLC., 2239 ABRAMS ROAD, EUSTIS, FL. 32726
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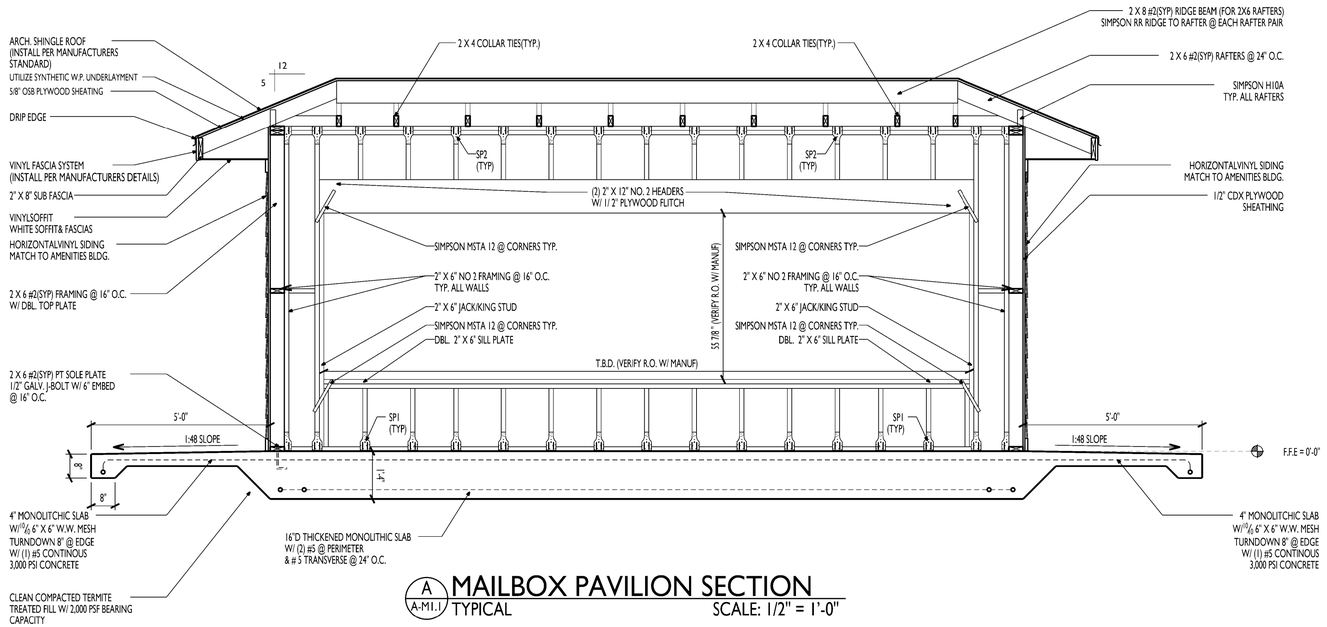
MAILBOX PAVILION PLANS & ELEVS

BLD TYPE: MP	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: JANUARY 31, 2022		SHT NO. A-M1.0
SCALE: 1/4"=1'-0"		

0 1' 3' 7' 10'

ARCHITECT'S / ENGINEER'S SEAL



A MAILBOX PAVILION SECTION
A-M1.1 TYPICAL SCALE: 1/2" = 1'-0"

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EMAIL: bfredley@bpfdesign.com WEBSITE: bpfdesign.com

MAILBOX PAVILION SECTION

BLD TYPE: MP	DWN BY: TEM	CHKD BY: DBP & BPF
DATE: JANUARY 31, 2022		SHT NO. A-M1.1
SCALE: 1/2"=1'-0"		

0 1' 2' 3' 4' 5'

ARCHITECT'S / ENGINEER'S SEAL

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

Property Identification

Site Address: JENKINS RD
Sec/Town/Range: 25/35S/39E
Parcel ID: 2325-111-0001-000-2
Jurisdiction: Fort Pierce

Use Type: 1000
Account #: 14297
Map ID: 23/25N
Zoning: General Co

Ownership

Kiva Development LLC

2239 Abrams RD
Eustis, FL 32726

Legal Description

25 35 39 THAT PART OF SEC MPDAF: FROM NE COR OF SEC RUN S 00 14 22 W 40.50 FT,TH N 88 24 08 W 40 FT TO W RD R/W LI OF JENKINS RD AND POB:TH CONT N 88 24 08 W 1555.91 FT TO E RD R/W LI OF I-95,TH S 10 04 59 W ALG R/W LI 88.84 FT,TH S 04 26 59 W 518.75 FT,TH S 00 26 58 W 695.45 FT,TH S 89 22 09 E 328.11 FT,TH N 00 19 41 E 669.97 FT,TH S 88 37 18 E 1283.41 FT W RD R/W LI OF JENKINS RD,TH N 00 14 22 E ALG R/W LI 624.56 FT TO POB (27.89 AC)

Current Values

Just/Market Value:	$651,000
Assessed Value:	$651,000
Exemptions:	$0
Taxable Value:	$651,000

Property taxes are subject to change upon change of ownership.

- **Past taxes are not a reliable projection of future taxes.**
- **The sale of a property will prompt the removal of all exemptions, assessment caps, and special classifications.**

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

Total Areas

Finished/Under Air (SF):	0
Gross Sketched Area (SF):	0
Land Size (acres):	27.89
Land Size (SF):	1,214,888

Building Design Wind Speed

Occupancy Category	I	II	III & IV
Speed	140	150	160

Sources/links:

Sale History

Date	Book/Page	Sale Code	Deed	Grantor	Price
Jul 16, 2019	4299 / 1642	0002	SP	Land Holding LLC	$925,000
Feb 3, 2017	3960 / 0630	0118	CT	Jenkins Property Holdings LLC	$275,100
May 3, 2005	2233 / 1811	XX01	WD	West Side Baptist Church of FP	$3,000,000
Oct 18, 2001	1450 / 1971	XX03	WD	Pugliese Paulette	$1,350,000
Aug 4, 1995	0970 / 2605	XX02	DE	Henderson Paulette	$100
May 8, 1989	0638 / 0364	XX00	WD	Herman Glazer	$589,200
Sep 1, 1986	0513 / 2045	XX01	CV		$537,000
Apr 1, 1981	0354 / 0527	XX00	CV		$500,000

Building Information (1 of 1)

Finished Area: 0 SF

Gross Sketched Area: 0 SF

Exterior Data

View:
Roof Cover:
Roof Structure:
Building Type:
Year Built: N/A
Frame:

Grade:	Effective Year: N/A	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%

Image or Sketch unavailable for display

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

Building:	$0
Land:	$651,000
Just/Market:	$651,000
Ag Credit:	$0
Save Our Homes or 10% Cap:	$0
Assessed:	$651,000
Exemption(s):	$0
Taxable:	$651,000

Current Year Exemption Value Breakdown

Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
2005	0041	79.6	Fort Pierce Stormwater Charge	$5,492.40

Start Year	AssessCode	Units	Description	Amount
2013	0054	27.88999	North St. Lucie Water Management District	$571.74

This does not necessarily represent the total Special Assessements 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
2021	$651,000	$651,000	$0	$651,000
2020	$651,000	$651,000	$0	$651,000
2019	$1,001,500	$1,001,500	$0	$1,001,500
2018	$1,822,300	$1,822,300	$0	$1,822,300

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

All information is believed to be correct at this time, but is subject to change and is provided without any warranty.
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THE SUNRISE CITY
FORT PIERCE
PLANNING DEPARTMENT
Florida

CONCURRENCY
CAPACITY ANALYSIS

I. Site Data:

	Existing Use	Future Land Use	Zoning
North	Vacant Land	GC	C-3
South	Single-family Residential	RL	R-2
East	KOA Campground	BC	PD
West	I-95	GC	CP-1

	Future Land Use	Zoning Classification	Maximum Intensity Residential: Dwelling Units per Acre Other: Square Footage	Total Acreage	Flood Zone
Current	GC	C-3	1,214,888 sq. ft.	27.89	X
****Proposed**	RM	R-4	334	27.89	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 334 du x 2.6 = 868 persons
Demand Analysis	Maximum 868 x 100 = 86,800 gpd
Current Zoning/FLU	Total gallons per day 0.125 x 1,214,888 = 151,861 pgd
**Proposed Zoning/FLU	Total gallons per day 86,800 gpd
**Change in Demand	Total gallons per day 151,861 - 86,800 = 65,061 gpd decrease

B. Wastewater:	
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 334 du x 2.6 = 868 persons
Demand Analysis	Maximum 868 x 100 = 86,800 gpd
Current Zoning/FLU	Total gallons per day 0.1 x 1,214,888 = 121,488 gpd
**Proposed Zoning/FLU	Total gallons per day 86,800 gpd
**Change in Demand	Total gallons per day 121,488 - 86,800 = 34,688 gpd decrease

C. Parks and Recreation (Residential Classifications Only): 334 du x 2.6 = 868 persons + 44,227 = 45,095
(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	0	45.09/20 = 2.25	2.25 acres
Urban District	5 acres per 1,000 people	0	45.09/5 = 9.01	9.01 acres
Community	2.5 acres per 1,000 people	0	45.09/2.5 = 18.03	18.03 acres
Neighborhood	1.36 acres per 1,000 people	0	45.09/1.36 = 33.15	33.15 acres

D. Public Schools (Residential Classifications Only): 344 du x 0.405 = 139 students
Single Family: (du x 0.405 = students/70% K-8/30% High)
Multi-family: (du x 0.207 = students/70% K-8/30% High) 70% = 97 students; 30% = 42 students

	K-8	High
School Name	Chester A. Moore Elementary	Dan McCarthy Middle/Ft. Pierce Central High
City	Ft. Pierce	Ft. Pierce
Distance	5.4 miles	4.4 miles/3.7 miles
Current Zoning/FLU Enrollment Demand	0	0
****Proposed Zoning/FLU Enrollment Demand**	97	42
****Change in Demand**	97	42

E. Solid Waste: Residential (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	None
****Proposed Zoning/FLU**	334 units = 5(8 yard unit); 1 (6 yard unit)
***Change in Demand**	increase in 46 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)

Impact	The proposed surface water management (swm) system will include site grading and a series of inlets which direct stormwater to a proposed wet retention/detention system. The proposed swm shall be designed to limit post development discharge to pre-development rates up to and including a 25 year, 72 hour storm. Storm sewers to be designed to convey at least a 5 year, 1 day storm. The system will also meet the discharge limitations (2"/24 hours) for the outfall canal owned and operated by North St. Lucie River Water Control District (NSLRWCD), Min Finished Floor elevation to be at or above the 100 year storm.

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

G. Transportation Analysis: Complete ITE Trip Generation Data Form Most recent ITE Code for use; HCM Roadway Capacity		
	AADT	**AM/PM Peak Hour Trips**
Demand Analysis	Maximum	Maximum
Current Zoning/FLU	18,792	AM-850 PM-3,407
****Proposed Zoning/FLU**	1,108	AM-126 PM-164
***Change in Demand**	Trips (17,684)	Trips AM-(724) PM-(3,243)
Impact to Capacity	No impact to capacity as the trips for the proposed zoning & land use are less than the trips under the existing zoning & land use.	

IV. Project Description

PHASING			
Is this project (phase) part of a larger project?	☐ Yes	☑ No	
If yes, enumerate each phase, the number of units or square footage in each phase and beginning/completion date.			
Total Project: Residential Units: 140	Single Family:	Multifamily: 140	
Non-residential (square footage): None			
Mixed-use (describe use): None			
(If this is a single phase project, name it Phase I – Total) Phase I-total 140			

RESIDENTIAL DATA

Type	**Phase**	**Number of Units**	**Acres**	**Expected beginning date**	**Expected completion date**
Single-family, detached	I	140	27.89		
Single-family, attached					
Multi-family					
Other (specify)					

NON-RESIDENTIAL DATA					
Type(s) specify	**Phase**	**Square footage**	**Acres**	**Expecting beginning date**	**Expected completion date**
N/A					

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? N/A

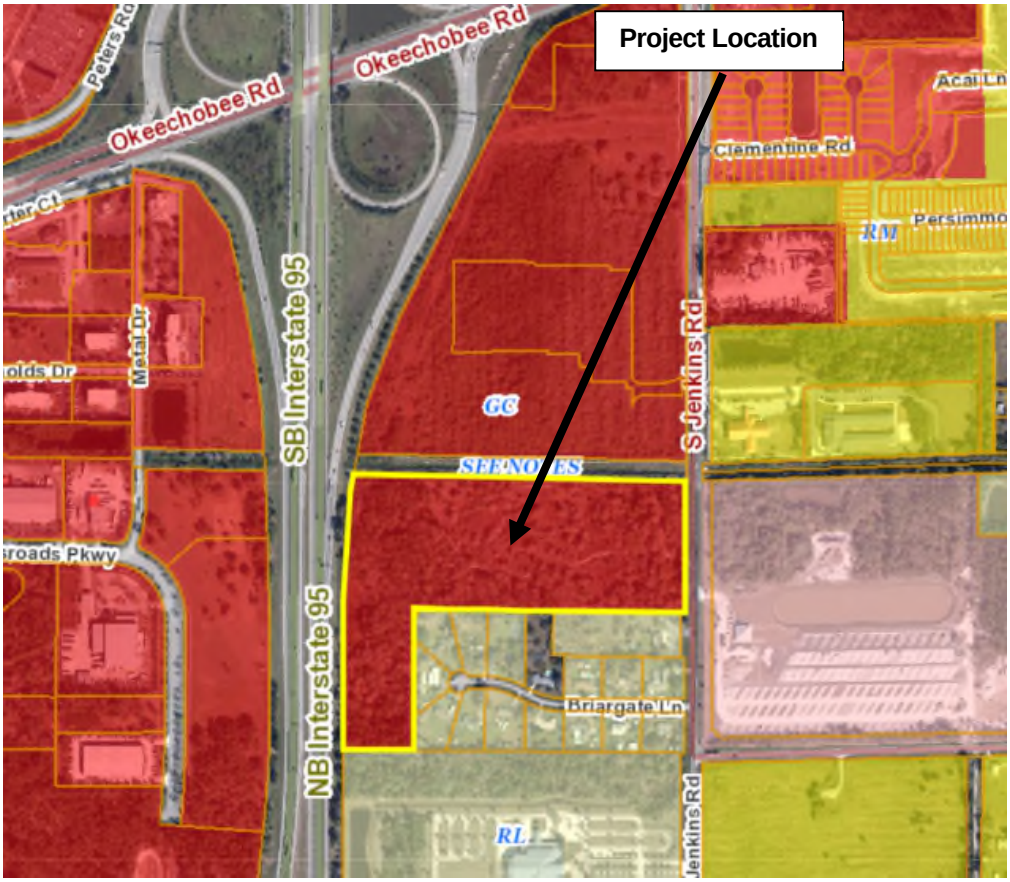
2. What is the current use of the structure to be demolished or re-used? N/A

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: None

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

Marshall Property Services, LLC
Jenkins Road Cottage Style Apartments
Locational Map



Detail by Entity Name

Florida Limited Liability Company
KIVA DEVELOPMENT, LLC

Filing Information

Document Number	L06000043117
FEI/EIN Number	20-4760222
Date Filed	04/25/2006
State	FL
Status	ACTIVE

Principal Address

2239 ABRAMS ROAD
EUSTIS, FL 32726

Changed: 04/24/2017

Mailing Address

P.O. BOX 370
EUSTIS, FL 32727

Changed: 01/30/2017

Registered Agent Name & Address

Lifeboat Registered Agents, LLC
3700 S CONWAY ROAD
ORLANDO, FL 32812

Name Changed: 02/05/2021

Address Changed: 01/29/2010

Authorized Person(s) Detail

Name & Address

Title MGR

HUERTA, ANTONIO A
380 CREEKSTONE COURT
LONGWOOD, FL 32779

Title MGR

MOSLER, MICHAEL HSR
2239 ABRAMS RD
EUSTIS, FL 32736

Annual Reports

Report Year	Filed Date
2020	02/03/2020
2021	02/05/2021
2022	01/21/2022

Document Images

01/21/2022 -- ANNUAL REPORT	View image in PDF format
02/05/2021 -- ANNUAL REPORT	View image in PDF format
02/03/2020 -- ANNUAL REPORT	View image in PDF format
01/11/2019 -- ANNUAL REPORT	View image in PDF format
01/17/2018 -- ANNUAL REPORT	View image in PDF format
01/30/2017 -- ANNUAL REPORT	View image in PDF format
03/02/2016 -- ANNUAL REPORT	View image in PDF format
04/23/2015 -- ANNUAL REPORT	View image in PDF format
04/30/2014 -- ANNUAL REPORT	View image in PDF format
04/26/2013 -- ANNUAL REPORT	View image in PDF format
03/22/2012 -- ANNUAL REPORT	View image in PDF format
01/20/2011 -- ANNUAL REPORT	View image in PDF format
01/29/2010 -- ANNUAL REPORT	View image in PDF format
01/26/2009 -- ANNUAL REPORT	View image in PDF format
04/23/2008 -- ANNUAL REPORT	View image in PDF format
04/25/2007 -- ANNUAL REPORT	View image in PDF format
04/25/2006 -- Florida Limited Liability	View image in PDF format

Florida Department of State, Division of Corporations

Detail by Entity Name

Foreign Limited Liability Company
MARSHALL PROPERTY SERVICES, LLC

Filing Information

Document Number	M18000000628
FEI/EIN Number	81-3722967
Date Filed	01/19/2018
State	IN
Status	ACTIVE
Last Event	REINSTATEMENT
Event Date Filed	12/19/2019

Principal Address

4400 EAST 100 NORTH
SHELBYVILLE, IN 46176

Mailing Address

4400 EAST 100 NORTH
SHELBYVILLE, IN 46176

Registered Agent Name & Address

INCORP SERVICES, INC.
17888 67TH COURT NORTH
LOXAHATCHEE, FL 33470

Name Changed: 12/19/2019

Authorized Person(s) Detail

Name & Address

Title MBR

WILNER, YSHIA DAVID
365 ROUTE 59, SUITE 110
AIRMONT, NY 10952

Title President

Marshall, Charles
365 Route 59, Suite 110
Airmont, NY 10952

Annual Reports

Report Year	Filed Date
2019	12/19/2019
2020	03/11/2020
2021	03/11/2021

Document Images

03/11/2021 -- ANNUAL REPORT	View image in PDF format
03/11/2020 -- ANNUAL REPORT	View image in PDF format
12/19/2019 -- REINSTATEMENT	View image in PDF format
01/19/2018 -- Foreign Limited	View image in PDF format

Florida Department of State, Division of Corporations

DUNAY MISKEL BACKMAN LLP

Gary Dunay
Bonnie Miskel
Scott Backman
Eric Coffman
Hope Calhoun
Dwayne Dickerson
Ele Zachariades
Matthew H. Scott
Christina Bilenki
Lauren G. Odom
Nicole Jaeger
Rachael Bond Palmer

Marshall Property Services, LLC
Jenkins Road Cottage-Style Homes
Project Narrative for
Land Use Plan Amendment,
Rezoning, & Site Plan

Marshall Property Services, LLC ("Petitioner") proposes developing a new residential project comprised of 140 dwelling units with associated amenities ("Project"), thereby making a substantial investment in the Jenkins Road area and creating a new housing opportunity for the community. Petitioner proposes naming the new development "Viva Treasure Coast West." To allow for the Project, Petitioner hereby requests approval of a Land Use Plan Amendment, Rezoning, Site Plan and Design Review.

Kiva Development, LLC ("Owner") is the current owner of the subject property located on the east side of South Jenkins Road between Edwards Road and Okeechobee Road (PCN # 2325-111-0001-000-2) (the "Property"). Petitioner has placed the Property under contract and as such Owner has authorized the submission of the aforementioned applications. The Property is a +/- 27.89 acre site, located in the City of Fort Pierce ("City"), St. Lucie County ("County"). The Property has a future land use designation ("FLUM") of GC, General Commercial. The Property's zoning designation is C-3, General Commercial.

To construct the Project, Petitioner respectfully requests approval of a Land Use Plan Amendment to amend the Property's land use from GC to RM, Medium Density Residential, which is the same land use as the property at the intersection of South Jenkins Road and Edwards Road, approximately 728 feet south of the Property. In addition, Petitioner requests a Rezoning of the Property from C-3 to R-4, Medium Density Residential, which is also the same zoning district as the property at the intersection of South Jenkins Road and Edwards Road. Per Section 125-187(g) of the City Code, detached residences, townhomes, duplexes, and multi-dwelling buildings are permitted by right in the R-4 zoning district with the ideal density of 10 -12 units per acre. The Project is proposed at 5.1 units per acre, a total of 140 units.

The Property is currently vacant with existing vegetation. To the south is a single-family residential neighborhood. To the east is vacant land and a KOA Holiday campground. To the north is vacant land, and to the west is I-95. The cottage-style apartments will be constructed as single-family dwellings and townhomes with modern, clean architecture. The +/- 27.89 acre site will remain as one platted lot of record under one ownership with each residence available for rent, as opposed to for sale. Of the 140 homes proposed, 24 are one-bedroom, 61 are two-bedroom, and 55 are three-bedroom. The Project also intends to provide amenities for the residents, including 2 barbeque areas with playground, a dog park, a clubhouse and a pool for the residents to enjoy. Petitioner intends to preserve a large portion of the wetland area in the northwest corner of the Property as a scenic space and water retention area.

While staff confirmed that the Property is considered to have double frontage from I-95 and South Jenkins Road, there is no direct access available from I-95 to the Property. Therefore, access is

proposed on the east side of the Property off South Jenkins Road. Per the letter from the Florida Department of Historical Resources, the Master File does not show cultural resources recorded on the Property.

The Project is intended to provide a unique housing type to the City for young families and empty nesters alike. While the Property has been zoned for commercial use for many years, no commercial development has occurred and the site has remained vacant. The proposed Project will make a positive contribution to the area and be compatible with the emerging development along Jenkins Road. The Project will not generate more noise, pollution, or traffic than other permitted uses in the area and will provide a smooth transition into the surrounding commercial and residential properties. Therefore, Petitioner respectfully request approval of the proposed Land Use Plan Amendment, Rezoning, and Site Plan.

ANDREW CONKLIN ENVIRONMENTAL SERVICES, LLC
INTEGRATING SUCCESSFUL DEVELOPMENT AND ENVIRONMENTAL INTEGRITY

P.O. BOX 500407, MALABAR, FLORIDA, 32950
PHONE: (321)848-1143 EMAIL: ACESLLC7@GMAIL.COM

July 1, 2021

Mr. Donald Smith
Marshall Property Services, LLC
4400 East 100 North
Shelbyville, Indiana 46176

Re: Parcel No. 2325-111-0001-000-2, Jenkins Road, Fort Pierce, Florida
ACES File No. 21126

Dear Mr. Smith,

Andrew Conklin Environmental Services, LLC (ACES) has completed a review of environmental issues associated with the above-referenced ±27.89-acre property, located on the west side of Jenkins Road in Fort Pierce, Florida. Figure 1 depicts the location of the subject site, and Figure 2 is a recent aerial photograph of the site depicting current conditions thereon. On June 30, 2021, ACES inspected the property for the presence of wetlands, surface waters, protected species, and indications of protected species habitat. The purpose of our study was to estimate the current extent of wetlands and protected species habitat on the site. To assess the presence and extent of wetlands, we implemented the jurisdictional wetland identification methodologies of the South Florida Water Management District (SFWMD) and the U.S. Army Corps of Engineers (ACOE), which incorporate an analysis of on-site vegetation, soils, and hydrology to determine the presence or absence of state-jurisdictional wetlands. Where jurisdictional wetlands were found to exist, ACES marked their landward extent by tying sequentially-numbered surveyor's flagging tape to vegetation at each change in the contour of the wetland, and identified their boundaries on a recent aerial photograph of the site. The likelihood of protected species habitation was determined by identifying the various vegetative communities, habitat types, and species indicators currently present on the site, and referencing these against standards and indicators used by the Florida Fish and Wildlife Conservation Commission (FWC) and the U.S. Fish and Wildlife Service (USFWS). Following is a presentation of our findings.

Soil Types

The USDA Natural Resource Conservation Service (NRCS) identifies two different soil types on the property (see Figure 3). Soil maps are used by the environmental regulatory agencies as a general guideline to determine the likelihood of wetland and upland conditions on reviewed properties; soils more commonly associated with wetland conditions potentially indicate areas of lower elevation and greater surface hydrology, whereas soil types that are more commonly associated with uplands are expected to exhibit fewer or no wetland characteristics. Potentially hydric (i.e., wetland) soil types are listed in the *Hydric Soils of Florida Handbook* (Victor W. Carlisle, et al., 2000). ACES sampled soil types throughout the subject property by excavating 6-inch diameter, 12-inch deep cylindrical plugs from the surface, and assessing the soil profiles and characteristics of each plug. Following are brief descriptions of the soil types that are mapped on the subject site, compared to our observations of current soil conditions.

Ankona and Farmton Sands – NRCS Code No. 2: This is a nearly level, poorly drained sandy soil formed from sandy and loamy marine deposits, found on flats of mesic or hydric lowlands. The water table is typically 6 to 18 inches below the surface in most years. This soil is not listed in the *Hydric Soils of Florida Handbook*

This non-hydric soil type is mapped within the majority of the site. Soils in the mapped area mostly consist of non-hydric sand. However, two slightly depressional areas exist where soils qualify as hydric, either containing mucky-textured sand or sand exhibiting mineral stripping within the upper six inches.

Nettles and Oldsmar Sands – NRCE Code No. 25: This is a nearly level, poorly drained sandy soil formed from sandy and loamy marine deposits, found on flats of mesic or hydric lowlands. The water table is typically 6 to 18 inches below the surface in most years. The *Hydric Soils of Florida Handbook* lists this soil type as a hydric soil in only 8 percent of the areas in which it is mapped.

This typically non-hydric soil type is mapped over the east end of the site and in a lobe that extends onto the northern boundary of the property. Most of the soils in these areas are composed of non-hydric sand. However, one area near the east end of the site contains hydric sandy soils exhibiting mineral stripping within the upper six inches.

The NRCS shows a general correspondence to existing conditions, except that three areas of hydric soil exist on the site. The current extent of hydric soils on the site generally corresponds to the location of wetlands as shown on Figure 4.

Community Types

Using the Florida Land Use, Cover and Forms Classification System (FLUCFCS) as a guideline, ACES categorized the different natural communities and land uses on the subject site according to FLUCFCS designations and code numbers. Figure 4 depicts the different FLUCFCS communities on the property. The major FLUCFCS categories on the site are:

Mixed Rangeland – FLUCFCS Code No. 630: This category describes the community that dominates the east half of the site, covering a total of approximately 9.04 acres. It contains a widely spaced canopy of Darlington's oak, slash pine, Brazilian pepper, and cabbage palm over scattered patches of saw palmetto and gallberry, with a ground cover of Bahia grass, St. Augustine grass, Spanish needles, smutgrass, Johnson grass, southern fox grape, caesarweed, low panicum, and carpet grass. Underlying soils are composed of non-hydric sand imbedded with small sandy organic bodies. No wetland hydrologic indicators were observed.

Pine Flatwoods – FLUCFCS Code No. 411: This forested upland community exists over most of the western part of the site, covering a total of about 9.47 acres. It contains a mixed canopy of slash pine, Darlington's oak, and cabbage palm over a patchy midstory of saw palmetto, gallberry, holly, and guava, and a sparse ground cover of southern fox grape, caesarweed, and shiny blueberry. Soils are composed of non-hydric sand imbedded with small sandy organic bodies. No wetland hydrologic indicators were observed.

Temperate Hardwoods – FLUCFCS Code No. 425: This forested upland community is located along the part of the southern site boundary, the east end of the site, and along the northern property boundary. The total area occupied by this community is estimated at 6.28 acres. It

contains a canopy of Darlington's oak, Brazilian pepper, cabbage palm, and scattered slash pine over a ground cover of herbaceous species similar to those noted for the Mixed Rangeland community. The southern area also contains patches of saw palmetto, gallberry, and winged sumac, with some wiregrass and shiny blueberry in the ground cover. Underlying soils are composed of non-hydric loamy sand imbedded with small sandy organic bodies. An extensive subsurface layer of compacted gravel is also present near the site entrance. No wetland hydrologic indicators were noted in this community.

Freshwater Marsh – FLUCFCS Code No. 641: This non-forested wetland is located along part of the western site boundary, where it covers approximately 0.95 acres. It is vegetated with a variety of herbaceous wetland species, including flat sedge, torpedo grass, buttonweed, smartweed, swamp fern, duck potato, cattails, and three-square. Brazilian pepper, cabbage palm, and wax myrtle are present on the landward edges. Soils are hydric, consisting of mucky-textured sand and sand imbedded with large mucky organic bodies. Hydrologic indicators suggest that this community is saturated to the surface or inundated virtually year-round. This wetland is identified as Wetland 1 on Figure 4.

Wet Prairie – FLUCFCS Code No. 643: This non-forested wetland community is in two areas in the east half of the site. Wetland 2 is approximately 0.70 acres and Wetland 3 is about 1.45 acres (see Figure 4). Both wetlands are dominated by herbaceous wetland species, including Virginia chain fern, swamp fern, redroot, yellow-eyed grass, and American cupscale. Some Darlington oak and cabbage palm are also scattered in this community. Underlying soils are mildly hydric, being composed of sand exhibiting mineral stripping in the upper six inches. Hydrologic indicators include the presence of sphagnum moss on the ground. This community is saturated to the surface during most of the rainy season, with extended periods of standing water following heavy rains.

Thus, the entire property contains approximately 24.79 acres of uplands and 3.1 acres of wetlands. All of the wetlands fall under the jurisdiction of SFWMD. If impacts are proposed to any of the wetlands, permits to do so must be obtained from this agency. Following is a discussion of potential wetland permitting and mitigation issues for this site.

Wetland Considerations

In general, SFWMD requires that all proposed wetland impacts be justified by the permittee, who is responsible for demonstrating that all reasonable efforts have been made to design the project in a way that avoids or minimizes wetland impacts. Simply put, in most cases, all proposed wetland impacts must clearly be demonstrated as unavoidable. An exception is made when wetland mitigation is provided that is regionally significant, such as the purchase of credits at a wetland mitigation bank that includes the project site within its service area; in such cases, an applicant is not required to avoid or minimize wetland impacts.

In addition to direct wetland impacts (dredging or filling within wetlands), SFWMD usually requires an applicant to also consider the extent of secondary wetland impacts. Secondary wetland impacts are those potentially adverse effects to wetlands that occur due to the proximity of human activities (i.e., noise, traffic, pollution, lighting, human intrusion, pets, yard waste, etc.). To protect against secondary impacts, SFWMD encourages applicants to preserve a naturally-vegetated upland buffer around all portions of wetlands that are to remain undisturbed. The buffer must be at least 15 feet wide, with a minimum average width of at least 25 feet, and needs to be in natural vegetation (supplemental

planting may be required). In all areas where the minimum buffer cannot be provided, SFWMD will assess secondary impacts extending into the adjacent wetlands. The extent of secondary impacts is determined on a case-by-case basis, but is typically determined by extending a 100 to 200 foot radius into the affected wetland from each point where an adequate upland buffer cannot be provided. Although this may result in a large area of assessed secondary wetland impacts, such impacts are considered to be significantly less adverse than direct impacts. Thus, although secondary wetland impacts do add to the amount of mitigation that an applicant must provide to satisfy SFWMD (if they are assessed), they are typically only a small percentage of the whole. Since SFWMD recognizes the long-term value of on-site wetland preservation and enhancement, the secondary wetland impact issue can frequently be addressed by the placement of a conservation easement over remaining on-site wetlands and their adjacent upland buffers (as applicable).

For this site, the purchase of wetland mitigation credits appears to be an option, since the site falls within the service area of at least one SFWMD-permitted mitigation bank. The purchase of mitigation bank credits is often the most cost-effective and expedient option, and provides the greatest amount of flexibility when it comes to site design. The quality of the wetlands on this site are expected to be evaluated as low to moderate, due to their proximity to development and highways, degradation by off-road traffic, historical disturbances, and the presence of nuisance species (i.e., Brazilian pepper, torpedo grass, cattails, etc.). The Uniform Mitigation Assessment Method (UMAM) is used by SFWMD to assess and calculate environmental losses (Functional Loss, or FL) associated with wetland impacts, and environmental gains (Functional Gain, or FG) associated with wetland mitigation. Based on our UMAM analysis of the site, we expect that on-site wetlands would be scored between 47 and 70 percent value and function. Thus, each acre of wetlands approved for impact on this site by SFWMD is expected to result in an FL of between 0.47 and 0.70. To provide sufficient mitigation, an FG of 0.47 to 0.70 per acre of impact would need to be provided. The corresponding cost of wetland mitigation is expected to be between $35,250 and $52,500 per acre of wetland impacts. The specific cost will depend on a variety of factors, including wetland confirmation by state personnel, the findings of a detailed state -approved UMAM evaluation, and the extent of wetland impacts proposed by the applicant.

The time associated with wetland permitting is expected to be between three to five months for SFWMD. In addition to the cost of wetland mitigation, there are other consulting costs associated with quantification, qualification, and permitting of wetlands on the site. Wetland permit application development (±$2,500), on-site jurisdictional confirmation with SFWMD staff (±$600), and other related ancillary costs and fees are expected to amount to between $4,000 and $5,000. Surveying and engineering costs will also apply, although it is not in our purview to estimate these.

Protected Species

On the date of our site assessment, ACES examined the property for any indications of habitation by protected wildlife species. This included inspecting the property for direct visual and auditory evidence of protected species themselves, as well as assessing the site for the presence of secondary indicators, such as burrows, nests, nesting cavities, scat, tracks, trails, rookeries, etc. Following is a discussion identifying the extent to which protected species are thought to be using the site, and the procedures by which such concerns can be addressed during the project permitting process.

> Gopher Tortoises (*Gopherus polyphemus*): Gopher tortoises are protected as a Threatened species by the Florida Fish and Wildlife Conservation Commission (FWC). Gopher tortoises require habitat that includes well-drained sandy soils for burrowing, open sunlit areas for

nesting, and adequate herbaceous forage. Tortoise burrows are classified as "Abandoned" (burrow collapsed, filled with debris, or otherwise obviously not used for quite some time) or "Potentially Occupied" (any burrow that does not meet the definition of Abandoned). On this property, the relatively shallow depth to the seasonal high-water table may preclude suitable tortoise burrowing conditions. However, we did observe some evidence of tortoise occupation on the site. One Potentially-Occupied burrow and one Abandoned burrow were found in the vicinity of Wetland 3 (see Figure 4). This confirms that at least some tortoises occupy the property. Based on the habitat conditions we observed, our preliminary estimate is that there is a relatively low number of tortoises on the site, probably no more than five, using up to 10 burrows.

FWC requires that all tortoises that are likely to be displaced by proposed development be identified through a formal survey, and safely relocated under an off-site gopher tortoise conservation permit from FWC prior to site clearing. In order to determine the number of tortoises that will be affected by site development, it will be necessary to complete a formal tortoise survey over all potentially suitable habitat that is proposed for development on this site. We estimate there is a total of about 15 to 20 acres of sparsely-populated tortoise habitat on the site. Costs associated with tortoise permitting include the 100% survey and mapping of all tortoise habitat (approx. $4,000), developing and submitting the tortoise relocation application to FWC ($650.00), and excavating all potentially-occupied burrows on the site with a backhoe (assuming 10 burrows, the projected cost is $3,500). In addition, FWC will charge an application fee of $220, and the property receiving the relocated tortoises charges $2,200 per tortoise to cover long-term management costs (assuming 5 tortoises, that cost would be $11,000). So, under a hypothetical 10 burrows excavated and 5 tortoises relocated, the total cost (including the tortoise survey) would be approximately $19,370 (actual cost could be more or less depending on the results of the tortoise survey and relocation).

Timing of the tortoise permitting process is linked to the expected project start date. FWC requires that the survey data be no more than 90 days old prior to excavating tortoises under the authority of a permit. Furthermore, FWC requires that an applicant provide documentation from local government confirming that the proposed project that will necessitate tortoise relocation is imminent; without this documentation, the permit is unlikely to be issued. Therefore, the tortoise survey is recommended to take place no more than two months prior to the anticipated project start date. Once the application is submitted, most tortoise permits can be acquired within two to three weeks (assuming all required documentation is provided). After the permit is issued, relocation can occur as long as predicted weather temperatures do not drop below 50 degrees Fahrenheit for 72 hours after the relocation is completed.

Eastern Indigo Snake (*Drymarchon corais couperi*): This federally-listed threatened species can occupy virtually all native Florida habitats, including flatwoods, upland scrub, and wetlands, typically ranging over very large areas and frequently utilizing gopher tortoise burrows for shelter. No signs of this species were observed during our site inspection. Barring the direct sighting of this species, no special permit for potential impacts to it is expected to be necessary to acquire.

Wading Birds: Protected wading birds may occasionally be present within the wetland communities for foraging purposes, including tricolored heron and sandhill crane. There is no

rookery habitat on the site to support nesting of these species, and none of these species were observed on the site during our inspection. Although it is possible that these species may be present from time to time in on-site wetlands on a transitory foraging basis, such behavior is opportunistic, and not indicative of critical reliance on any on-site natural resources. Therefore, no special permits for potential impacts to these species are expected to be required.

Wood Stork (*Mycteria americana*): Wood stork nesting habitat is not present on the site. However, the on-site wetland community does provide foraging habitat for this federally-listed endangered species. Direct impacts to wood storks are not an issue for this site, just potential impacts to wood stork Suitable Foraging Habitat (SFH). However, even if potential impacts to wood stork SFH are assessed, any wetland mitigation proposed for this project should also suffice to meet any wood stork mitigation requirements that might apply.

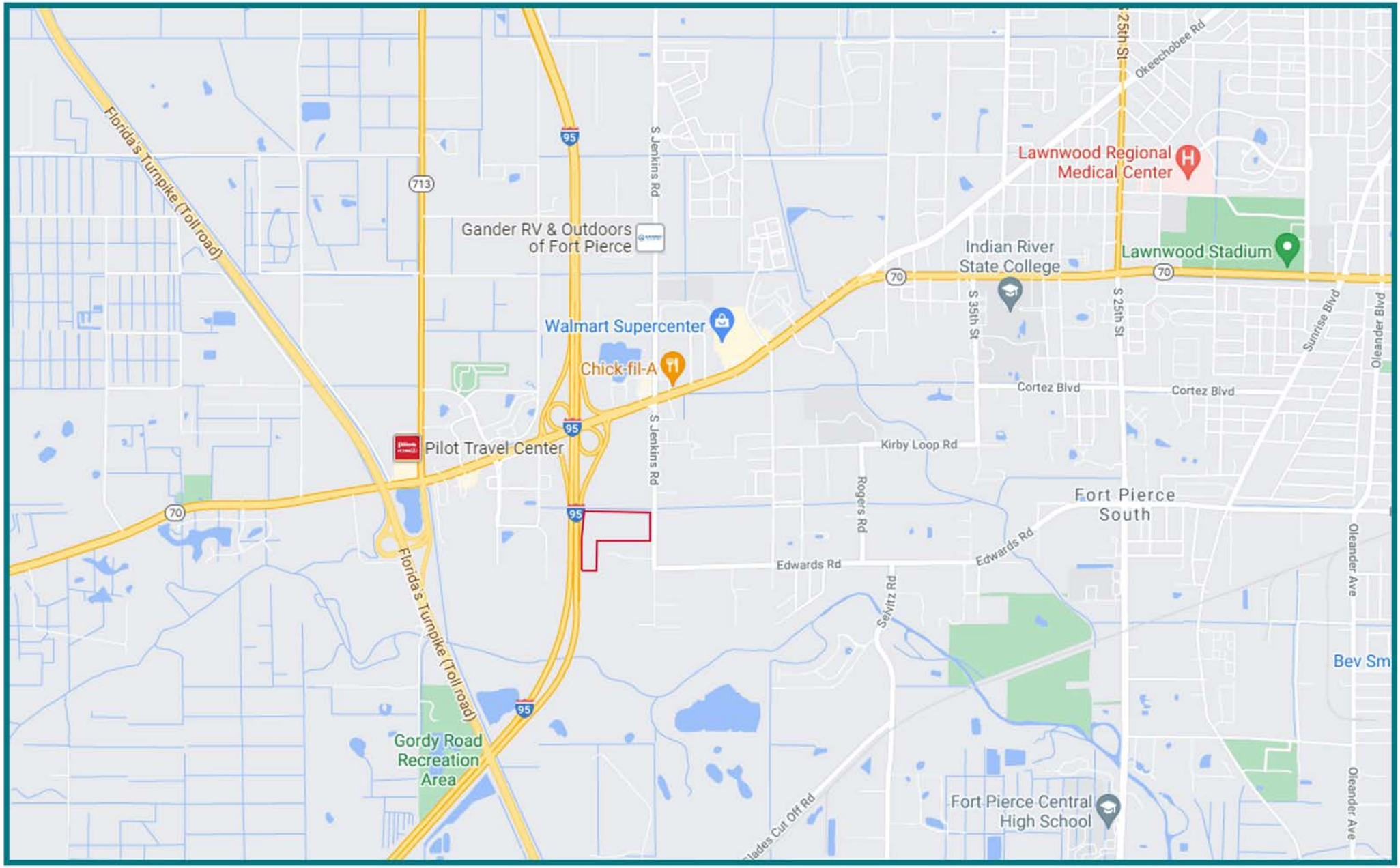
Bald Eagle (*Haliaeetus leucocephalus*): No recorded bald eagle nests exist on or near the subject site, and no eagle nests or eagle activity were observed on the site. The nearest recorded eagle nest is approximately 0.75 miles south of the site. Therefore, it is not expected that potential impacts to this species will need to be addressed prior to site development.

Summary and Conclusion

ACES has completed an environmental assessment of Parcel No. 2325-111-0001-000-2, Jenkins Road, Fort Pierce, Florida. It is our determination that approximately 24.79 acres of uplands and 3.1 acres of SFWMD-jurisdictional wetlands are present on the site. If impacts are proposed to wetlands, then a permit will be needed from SFWMD, and mitigation will be required to compensate for direct and secondary wetland impacts. Although permitting for impacts to wood stork SFH is not expected to be required, the mitigation provided for wetland impacts (if applicable) should also be sufficient to compensate for any wood stork impacts that might be assessed. A small population of protected gopher tortoises are present on the site; a formal gopher tortoise survey will need to be completed prior to site development to determine the number of tortoises that will need to be permitted for relocation. ACES is committed to working with you through all aspects of the environmental permitting and mitigation processes for this project and will provide a proposal for any and all services upon request. Upon your review of this report, should you have any questions or need any additional information, please do not hesitate to contact us.

Sincerely,

Andrew Conklin – President, ACES, LLC



Source: Google Maps

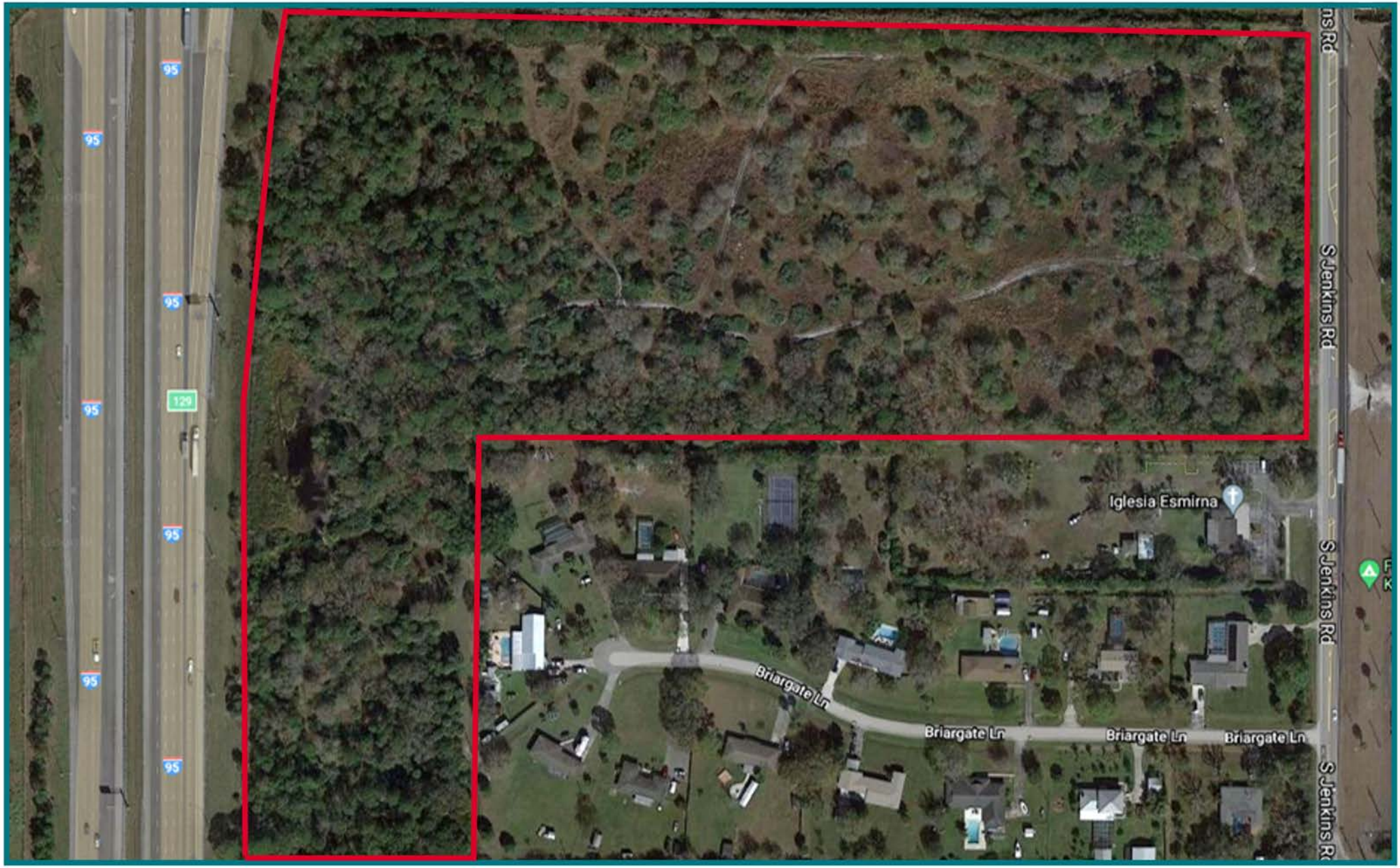
ACES, LLC

Fig. 1 - Location Map

ACES File No. 21126 - Jenkins Road 28-Acre Site

- Subject Site

ACES, LLC PO Box 500407, Malabar, FL 32950 Phone: (321) 848-1143 Email: acesllc7@gmail.com



Source: Google Maps

ACES, LLC

Fig. 2 - Aerial Site Photograph

ACES File No. 21126 - Jenkins Road 28-Acre Site

- Subject Site

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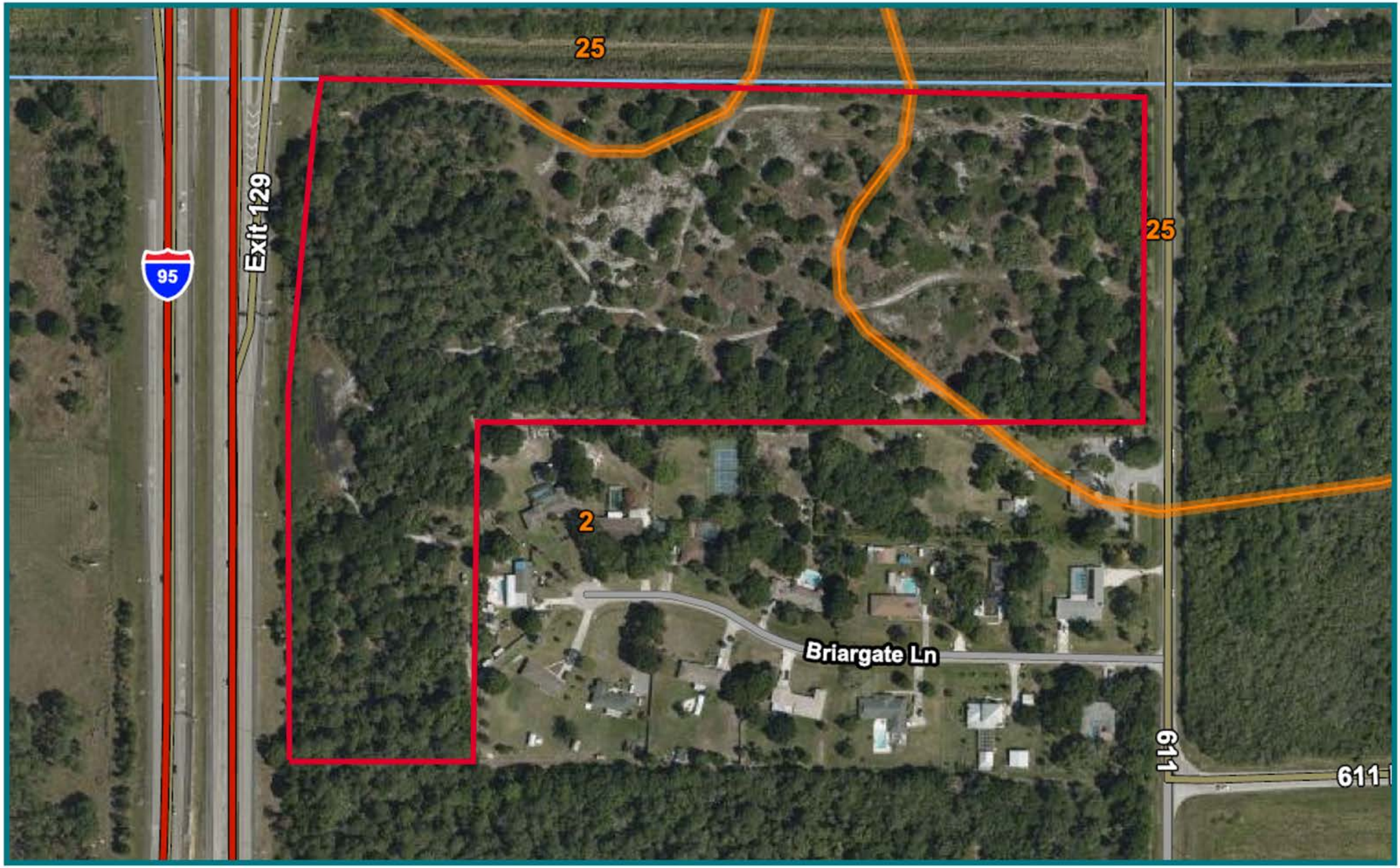

Source: USDA Natural Resources Conservation Service (NRCS)

ACES, LLC

Fig. 3 - NRCS Soils Map

ACES File No. 21126 - Jenkins Road 28-Acre Site

- Subject Site
- NRCS Soil Type Boundaries

2 - Ankona and Farmton Sands
25 - Nettles and Oldsmar Sands

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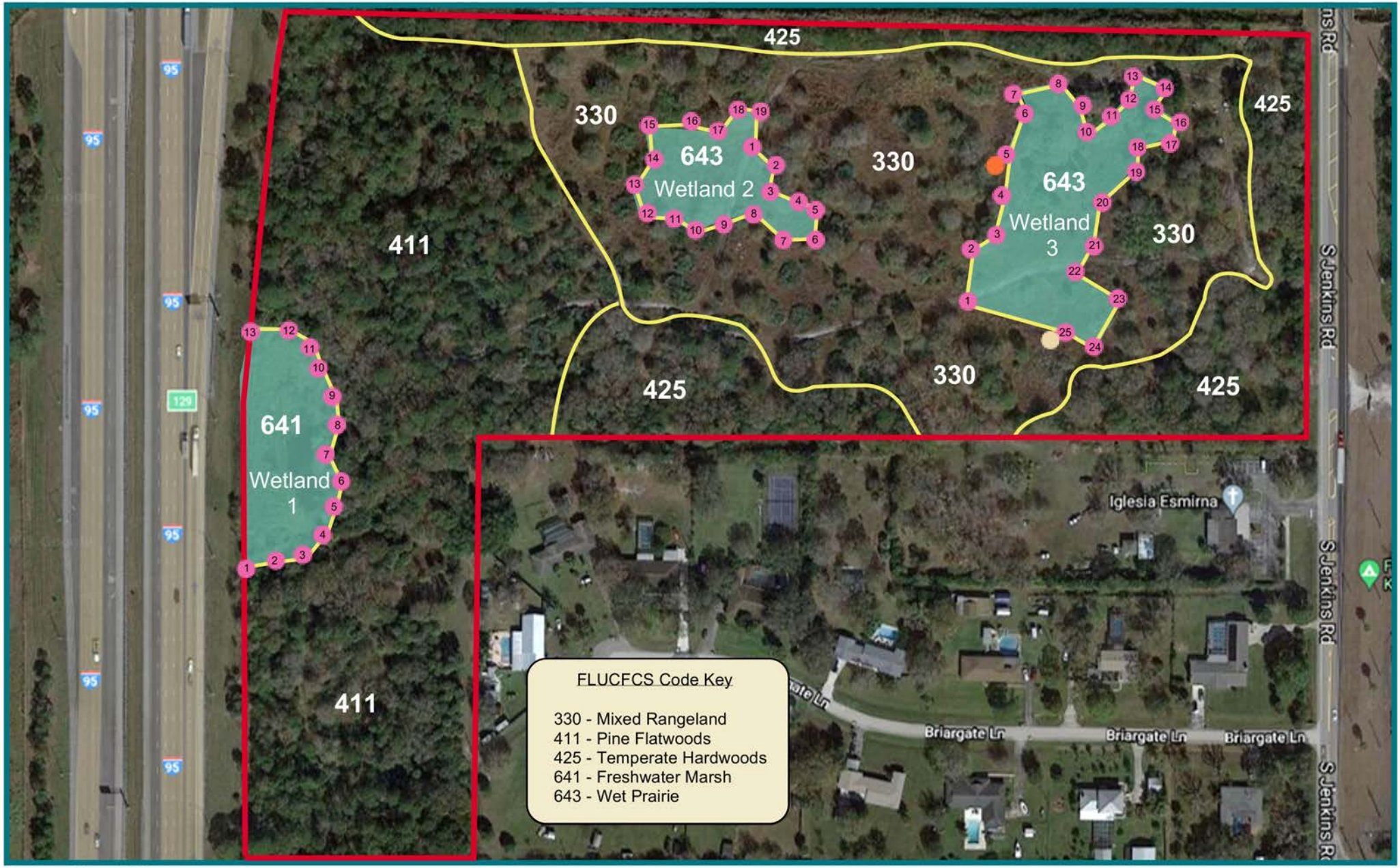

Source: Google Maps

Codes referenced to the Florida Land Use Cover and Forms Classification System (FLUCFCS); wetland flags are pink, marked "ACES," and tied to vegetation

ACES, LLC

Fig. 4 - Environmental Survey Map

ACES File No. 21126 - Jenkins Road 28-Acre Site

- Subject Site
- FLUCFCS Community Boundaries
- On-Site Wetlands, +/-3.1 Acres Total
- Wetland Flag Point
- Potentially-Occupied Gopher Tortoise Burrow
- Abandoned Gopher Tortoise Burrow

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