



CITY OF FORT PIERCE

City Commission

March 20th, 2023

RESURRECTION LIFE - FUTURE LAND USE MAP AMENDMENT (1 PARCEL)

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APPLICANT

EDC, Inc. – Brad Currie, AICP

PROPERTY OWNER(S)

Resurrection Life Family Worship Center, Inc

PARCEL ID #(S):

2418-322-0001-000-5

AREA SUBJECT OF PROPOSED FLU CHANGE:

+/- 4.883 Acres

1910 S. JENKINS ROAD– FUTURE LAND USE MAP AMENDMENT



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SUMMARY

Request for review of an application for a Future Land Use Map Amendment of one (1) parcel of land to change the future land use classification from Medium Density Residential (RM) to High Density Residential (RH) for 4.883 acres of the parcel. The remaining +/- 12.55 Acres within the larger parcel shall remain in Medium Density Residential (RM).

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SITE LOCATION



SITE AREA= +/- 4.88 Acres

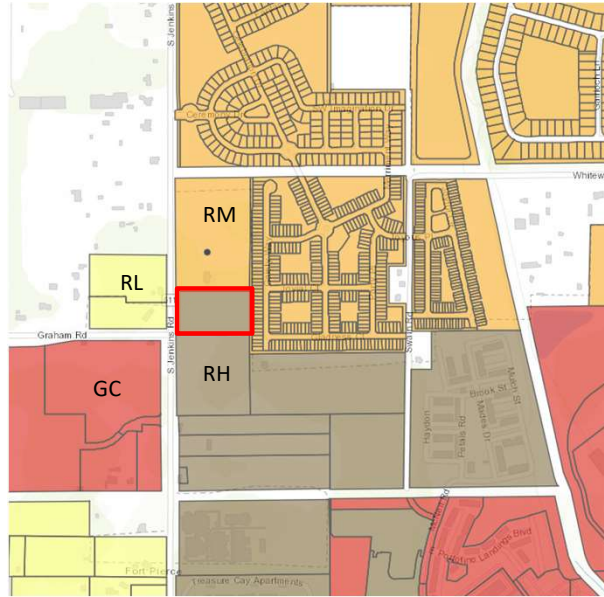
1910 S. JENKINS ROAD– FUTURE LAND USE MAP AMENDMENT



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PROPOSED FUTURE LAND USE

Proposed Future Land Use RH (High Density Residential)/ RM (Medium Density Residential)



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PROPOSED FUTURE LAND USE INTENSITY ANALYSIS

| FUTURE LAND USE COMPARISON | | | | | |
|----------------------------|---------------------------------|-------------|-----------|------------|----------------|
| | | ACRES | SQ.FT | | |
| SITE AREA | | 4.883 | 212,703.5 | | |
| FLU | | RESIDENTIAL | | COMMERCIAL | |
| | | MAX DENSITY | MAX UNITS | FAR | MAX FLOORSPACE |
| EXISTING | MEDIUM DENSITY RESIDENTIAL (RM) | 12 | 58 | 0.0 | 0.0 SQ.FT |
| PROPOSED | HIGH DENSITY RESIDENTIAL (RH) | 18 | 87 | 0.0 | 0.0 SQ.FT |
| INCREASE / (DECREASE) | | | 29 | 0.0 SQ.FT | |

Note: SLC FAR Estimated based on lot coverage and building height restrictions

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PLANNING BOARD'S ACTION

At their meeting on February 13th, 2023, the Planning Board unanimously recommended the proposed Future Land Use Map Amendment for approval to City Commission.

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RECOMMENDATION

Staff's recommendation is for the City Commission to approve the proposed Future Land Use Map Amendment.

ALTERNATIVE RECOMMENDATION

1. Recommend Approval with conditions.
- or
2. Recommend Disapproval.

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LEGAL DESCRIPTION

RESURRECTION LIFE

FUTURE LAND USE AMENDMENT LEGAL DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 3458, PAGE 167 OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, LYING IN SECTION 18, TOWNSHIP 35 SOUTH, RANGE 40 EAST AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE WEST QUARTER (1/4) CORNER OF SAID SECTION 18; THENCE SOUTH 00°15'46" EAST, ALONG THE WEST LINE OF THE SOUTHWEST QUARTER (1/4) OF SAID SECTION 18, A DISTANCE OF 1324.89 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHWEST QUARTER (1/4) OF THE SOUTHWEST QUARTER (1/4) OF SAID SECTION 18; THENCE NORTH 89°08'14" EAST, ALONG SAID SOUTH LINE, A DISTANCE OF 40.00 FEET TO THE POINT OF INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF SOUTH JENKINS ROAD (80' WIDE PUBLIC RIGHT-OF-WAY) AS SHOWN ON THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP SECTION 94631-2604, SAID POINT BEING THE POINT OF BEGINNING.

THENCE CONTINUE NORTH 89°08'14" EAST, ALONG SAID SOUTH LINE, A DISTANCE OF 614.25 FEET TO A POINT ON THE EAST LINE OF THE WEST HALF (1/2) OF THE NORTHWEST QUARTER (1/4) OF THE SOUTHWEST QUARTER (1/4) OF SAID SECTION 18; THENCE NORTH 00°08'26" WEST, ALONG SAID EAST LINE, A DISTANCE OF 342.92 FEET; THENCE SOUTH 89°44'04" WEST, LEAVING SAID EAST LINE, A DISTANCE OF 614.94 FEET TO A POINT ON SAID EAST RIGHT-OF-WAY LINE OF SOUTH JENKINS ROAD; THENCE SOUTH 00°15'46" EAST, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 349.32 FEET TO THE POINT OF BEGINNING.

CONTAINING 212716.39 SQUARE FEET (4.883 ACRES), MORE OR LESS.

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