



CITY OF FORT PIERCE PLANNING BOARD

May 8th, 2023

Zoning Text Amendment Port of Fort Pierce Zoning Overlay

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The Port of Fort Pierce is one of Florida's 15 deepwater Seaports and has huge economic value to the City and to the Region.

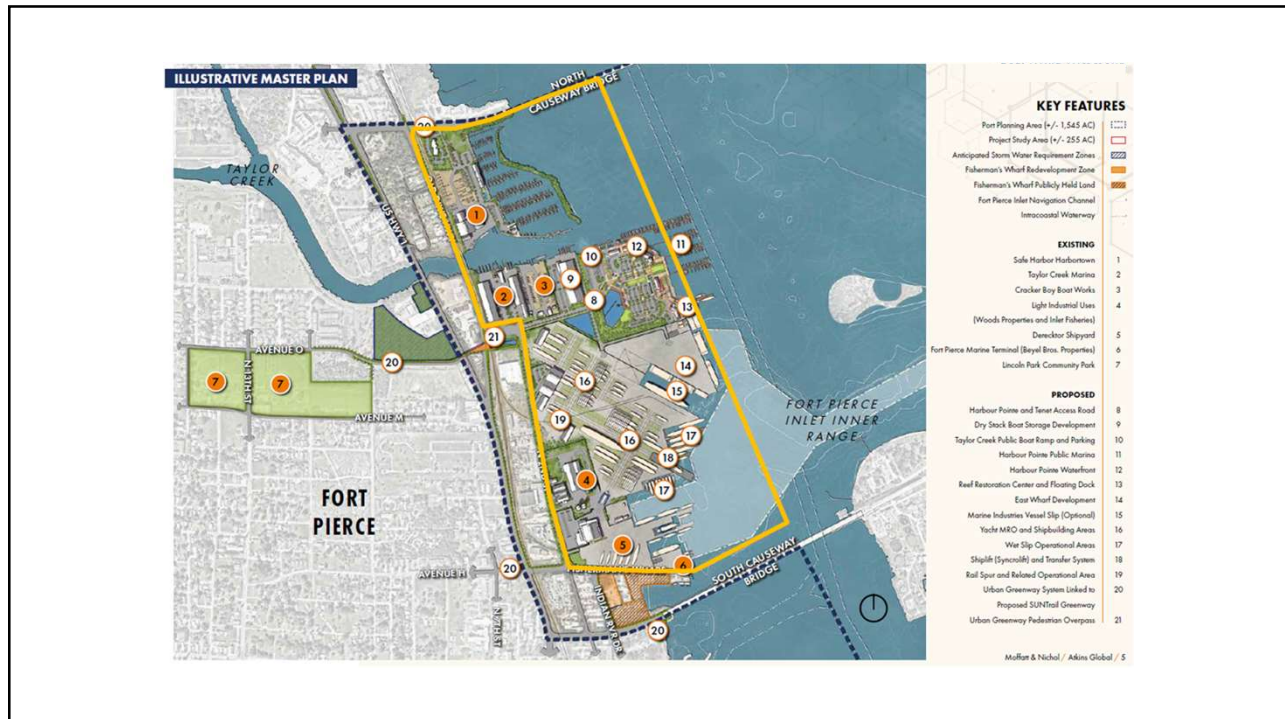
In 2020, St. Lucie County, together with partners and substantial public outreach through the Port of Fort Pierce Master Plan Advisory Committee, updated the Port of Fort Pierce Master Plan, culminating in the Final Draft which was presented to City Commission in December 2020.

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City Commission directed staff at its December 14, 2020, City Commission Conference meeting, to bring forward a rezoning of the area identified within the Port of Fort Pierce Master Plan in order to promote its redevelopment.

This item proposes to establish the Port of Fort Pierce Overlay Zoning District at Section 125-214 of the Code Of Ordinances.

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Several initiatives are underway near the Port. Projects include major transportation improvements such as North Causeway Reconstruction and implementation of the SUNTrail Greenway.

Others involve public facing waterfront renewal efforts, such as the Fisherman's Wharf redevelopment and the Kings Landing development.

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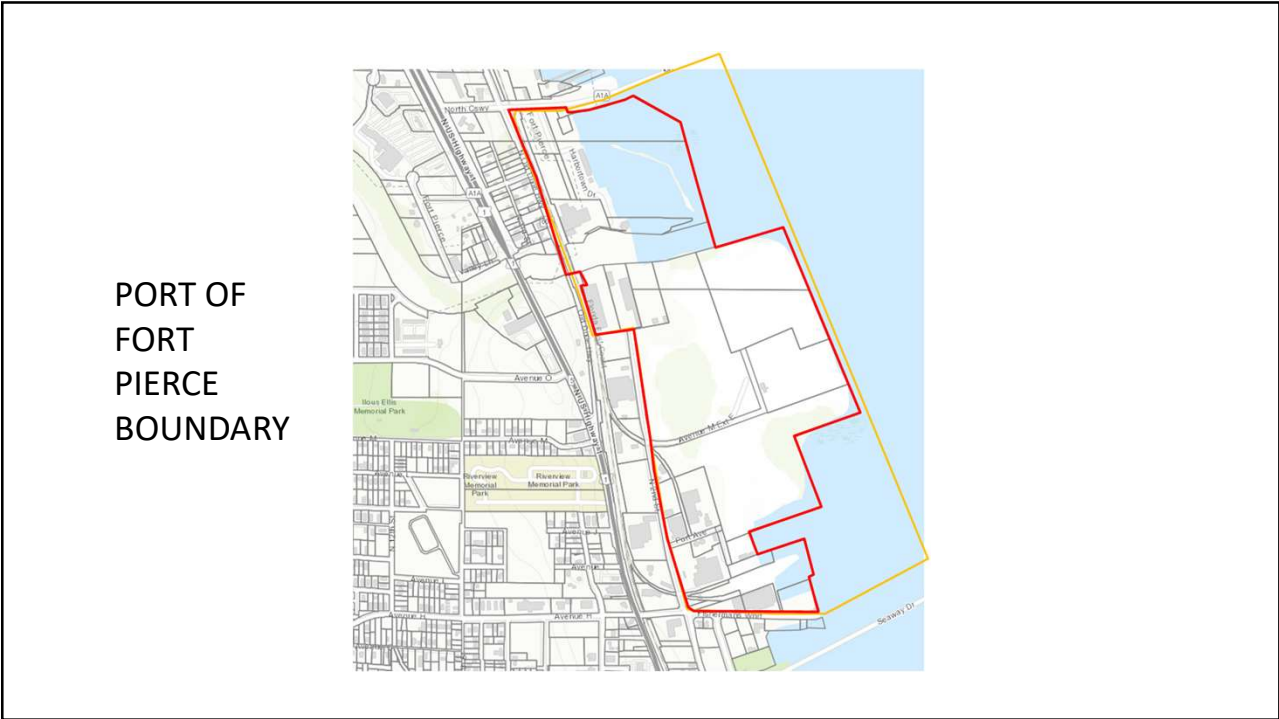


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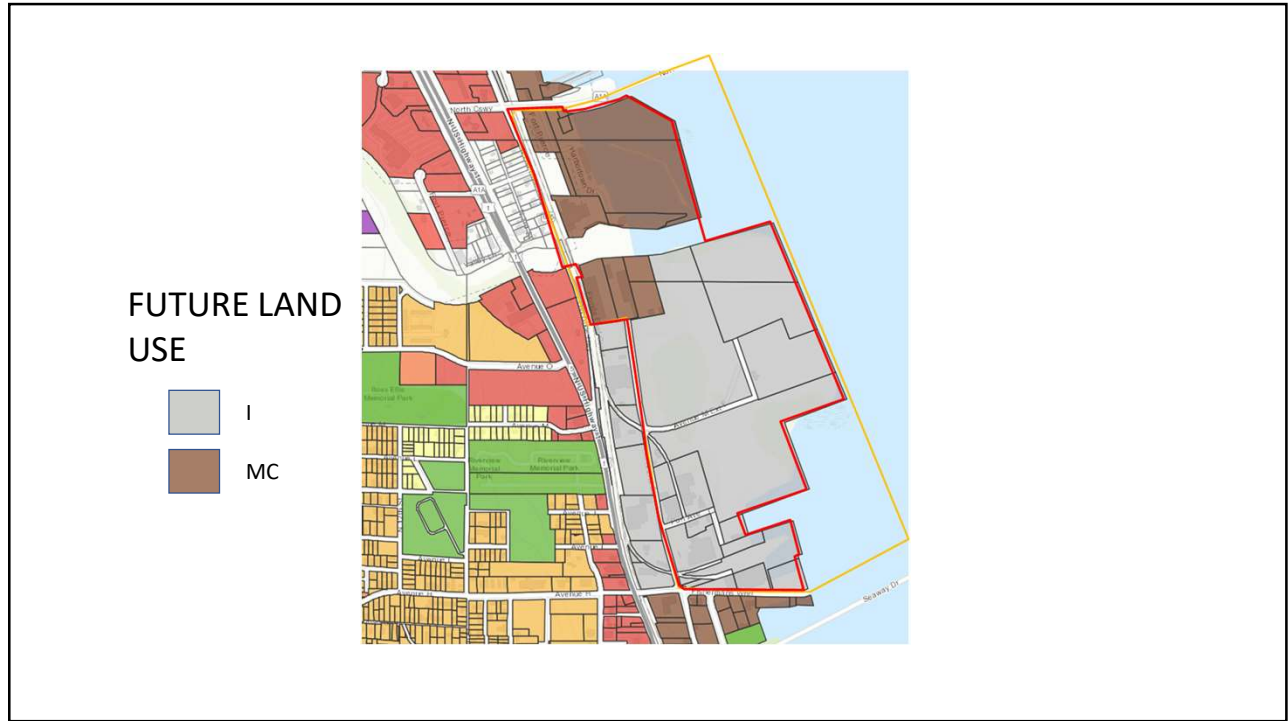
This text amendment to the Zoning Code proposes that any future development within the Port of Fort Pierce Overlay District which exceeds ten (10) acres shall require a Planned Maritime Development Site Plan.

The current Zoning and Future Land Use of the properties will not be amended at this time.

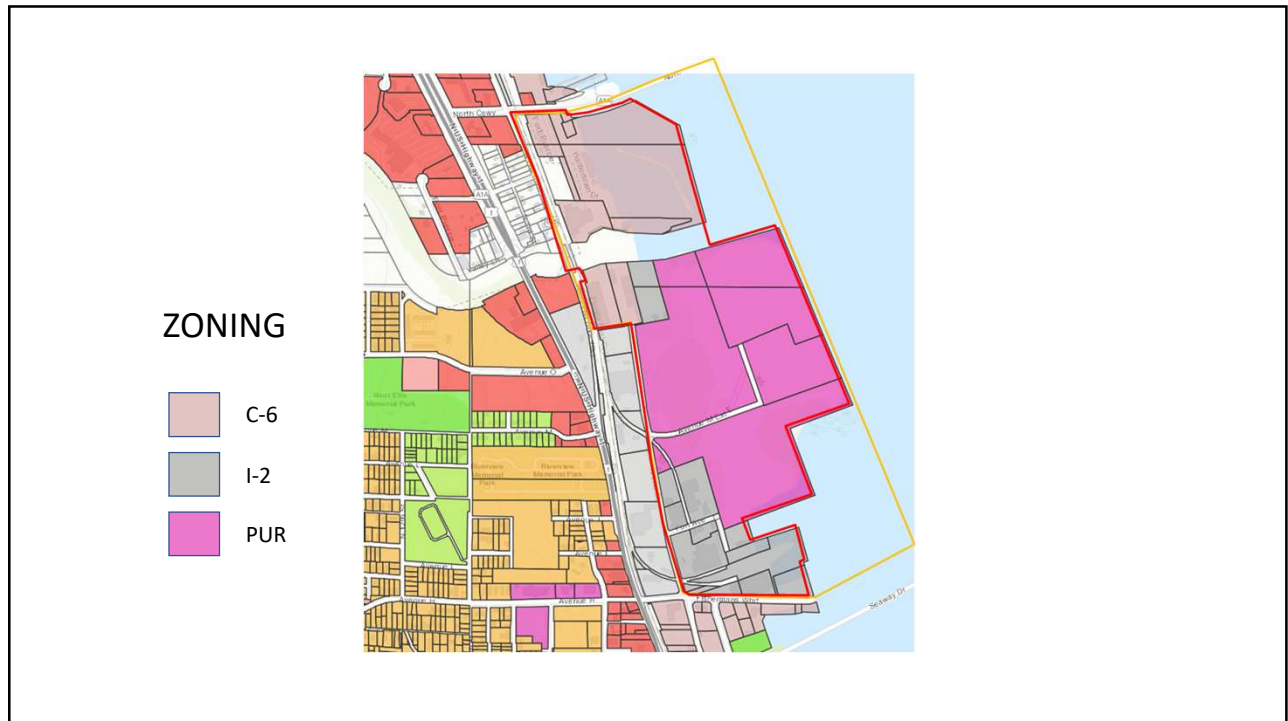
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**PORT OF FORT
PIERCE
ZONING
OVERLAY**



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RECOMMENDATION

Staff recommendation is for the Planning Board to move the proposed Port of Fort Pierce Overlay Zoning District Text Amendment to City Commission with a recommendation of approval.

ALTERNATIVE RECOMMENDATION

1. Approval with amendments.
- or
2. Disapproval.

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