



## Application for Zoning Atlas Map Amendment

### Application submission shall include the following:

- **TRC** (\*Initial Submission): One (1) original and (8) paper copies of the application and support documents and provide one (1) electronic copy of the application packet as described below.
- **Planning Board**: One (1) original and (16) paper copies of the application and support documents and provide one (1) electronic copy of the application packet as described below.
- **City Commission**: One (1) original and (11) paper copies of the application and support documents and provide one (1) electronic copy of the application packet as described below.

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

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

1. Property Address/Location: 1910 S. Jenkins Road
2. Property Tax ID(s): 2418-322-0001-000-5
3. Total Acreage: 13.20
4. Existing Future Land Use Designation: RM
5. Existing Zoning Classification: R-4
6. Proposed Zoning Classification: PD
7. Other applications being submitted concurrent with this application, if any: \_\_\_\_\_

- 8. Describe the existing uses, improvements and structures on the amendment lands: Parcel is currently vacant.
- 9. Are there any identified or possible historical structures on the amendment lands? No
- 10. The reason for making this request: To allow for the construction of a phased institutional development which would include a fitness / wellness dome, a K-12 school dome and a church dome with associated site improvements.

**11. CAPACITY ANALYSIS**

**I. Site Data:**

	Existing Use	Future Land Use	Zoning
<b>North</b>	Residential	RM	PD
<b>South</b>	Vacant (Proposed multifamily)	RM	R-4
<b>East</b>	Residential Development (Celebration Pointe)	RM	PD
<b>West</b>	W: Residential Parcel	RU (SLC)	RS-2 (SLC)

	Future Land Use	Zoning Classification	Maximum Intensity Residential: Dwelling Units per Acre Other: Square Footage	Total Acreage	Flood Zone
<b>Current</b>	RM	R-4	12 DU/ Acre	13.20	X
<b>Proposed</b>	RM	PD	124,151 sf Assembly / School	13.20	N/A

**II. Public Facilities Information:**

<b>A. Potable Water:</b>	
Average Use	Residential: 100 gallons per day per person (du x 2.6 = persons x 100 gpd = demand) Other: 0.125 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning	Total gallons per day <span style="float: right;">41,184 gpd</span>
Proposed Zoning	Total gallons per day <span style="float: right;">15.51888 gpd</span>
<b>Change in Demand</b>	<b>Total gallons per day</b> <span style="float: right;">decrease of 25,665.13 gpd</span>

<b>B. Wastewater:</b>	
Average Use	Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.1 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning	Total gallons per day <span style="float: right;">41,184 gpd</span>
Proposed Zoning	Total gallons per day <span style="float: right;">15,518.88 gpd</span>
<b>Change in Demand</b>	<b>Total gallons per day</b> <span style="float: right;">decrease of 25,665.13 gpd</span>

<b>C. Parks and Recreation (Residential Classifications Only):</b> (Du x 2.6 = persons + 44,227 = population /LOS)				
Park Type	LOS	Existing Population Park Demand	Proposed Population Park Demand	Change in Demand
Regional	20 acres per 1,000 people	Not applicable		
Urban District	5 acres per 1,000 people			
Community	2.5 acres per 1,000 people			
Neighborhood	1.36 acres per 1,000 people			

<b>D. Public Schools (Residential Classifications Only):</b> Single Family: (du x 0.405 = students/70% K-8/30% High) Multi-family: (du x 0.207 = students/70% K-8/30% High)		
	<b>K-8</b>	<b>High</b>
School Name	Not applicable - private school	Not applicable - private school
City		
Distance		
Current Zoning Enrollment Demand		
Proposed Zoning Enrollment Demand		
Change in Demand		

<b>E. Solid Waste:</b> 2 yard serves 15 units, 4 yard serves 30 units, 6 yard serves 45 units, 8 yard serves 60 units	
Demand Analysis	Maximum
Current Zoning	1,280 lbs
Proposed Zoning	4,656 lbs
Change in Demand	increase of 3,376 lbs

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

<b>Impact</b>	Stormwater will be collected in a series of inlets that are connected via underground pipes. Stormwater is then conveyed to an on site lake for treatment and attenuation prior to discharging off site to the NSLRWCD Canal No. 36. The proposed lake will provide water quality treatment and attenuation prior to discharging off site.
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**III. Transportation Analysis**

<b>G. Traffic</b>		
Most recent ITE Code for use; HCM Roadway Capacity		
	<b>AADT</b>	<b>AM/PM Peak Hour Trips</b>
<b>Demand Analysis</b>	Maximum	Maximum
<b>Current Zoning</b>	717	55 AM / 62 PM
<b>Proposed Zoning</b>	595	192 AM / 127 PM
<b>Change in Demand</b>	Trips decrease of 122 trips	Trips increase 137 AM / 65 PM
<b>Impact to Capacity</b>	decrease in AADT, increase in AM & PM peak.	

12. Name of Owner(s): Resurrection Life Family Worship Center, Inc.  
 Mailing Address: 405 Ixoria Avenue  
 City Fort Pierce State FL Zip 34982  
 Phone # 772-979-0363  
 E-mail: trbanksjr@trbanks.com

13. Name of Applicant: Same as owner  
 Mailing Address: \_\_\_\_\_  
 City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_  
 Phone # \_\_\_\_\_ Fax # \_\_\_\_\_  
 E-mail: \_\_\_\_\_

14. Name of Representative: Engineering Design & Construction, Inc., Bradley J. Currie, AICP  
 Mailing Address: 10250 SW Village Parkway, Suite 201  
 City Port St. Lucie State FL Zip 34987  
 Phone # 772-462-2455 Fax # 772-408-4208  
 E-mail: bradcurrie@edc-inc.com

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

I certify that: (Check One)

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

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

\_\_\_\_\_  
 Applicant’s Signature (Auth Agent) April 11, 2023  
Date

405 Ixoria Avenue, Fort Pierce

FL

34982

Address

State

Zip

772-979-0363

trbanksjr@trbanks.com

Phone

Fax

E-mail Address

16. **Property Owners Acknowledgements:** - This application will not be considered complete without the signature of all property owners of record, which shall serve as an acknowledgement of the submission of this application for a change in zoning classification. The property owner's signature below shall also authorize the Applicant (if other than the property owner) and/or Agent to act in his/her behalf for the purposes of seeking this change to the City' Land Development Regulations for the property described herein.

Resurrection Life Family Worship Center, Inc.

772-979-0363

Property Owner's Name (Please Print)

Phone

405 Ixoria Avenue, Fort Pierce

FL

34982

Address

State

Zip

Property Owner's Signature

*[Handwritten Signature]* (auth agent)

April 11, 2023

Date

STATE OF FLORIDA)  
ST LUCIE COUNTY)

The foregoing instrument was acknowledged before me this 11<sup>th</sup> day of April, 2023, by

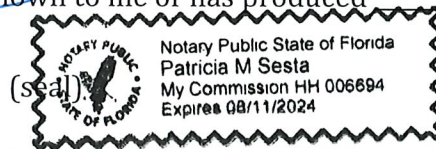
Bradley J. Currie  
Patricia M. Sesta

who is personally known to me or has produced

n/a

as ident

Signature of Notary



**OFFICE USE:**

DATE RECEIVED: \_\_\_\_\_ Signed: \_\_\_\_\_

File Number: \_\_\_\_\_ Check No: \_\_\_\_\_ Receipt No: \_\_\_\_\_

TRC Review: \_\_\_\_\_ Planning Board Review: \_\_\_\_\_ City Commission: \_\_\_\_\_

Ordinance No: \_\_\_\_\_ Date Approved: \_\_\_\_\_

Document Prepared by:

TREVOR BANKS  
2316 JO HAYWOOD DR.  
FL. PIERCE FL 34946

Return to after Recording:

2316 TREVOR BANKS  
2316 JO HAYWOOD DRIVE  
FL. PIERCE FL. 34946

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT  
SAINT LUCIE COUNTY

FILE # 3759664 10:18:2012 at 04:16 PM  
OR BOOK 3444 PAGE 922 - 923 Doc Type: DEED  
RECORDING: \$18.50  
D DOC STAMP COLLECTION: \$0.70

Above Space Reserved for Recording

[If required by your jurisdiction, list above the name & address of; 1) where to return this form; 2) preparer; 3) party requesting recording.]

# Corrective Quitclaim Deed

Assessor's Property Tax Parcel/Account Number(s): 2418-322-001-000-5 / 27284  
*PARCEL ID* *account #*

THIS QUITCLAIM DEED, executed this 18<sup>th</sup> day of October, 2012, by  
first party, Grantor, TREVOR BANKS

whose mailing address is 2316 JO HAYWOOD DRIVE FL. PIERCE FL. 34946, to  
second party, Grantee, Resurrection Life Family Worship Center  
Church

whose mailing address is 405 IYORIA AVE Fort Pierce FL 34982

WITNESSETH that the said first party, for good consideration and for the sum of 0  
Dollars (\$ 0 ) paid by the said second party, the receipt whereof is hereby acknowledged,  
does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and  
claim, which the said first party has in and to the following described parcel of land, and improvements and  
appurtenances thereto in the County of St. Lucie, State of Florida

to wit:

**Full Legal Description**

18 35 40 W 1/2 OF NW 1/4 OF SW 1/4-LESS W 40 FT FOR RD R/W AND LESS N 44.5 FT FOR NSLWMD CANAL NO 36 R/W- (17.43 AC) (OR 3360-1913)

~~\*~~ This deed is being re-recorded to correct the legal description ~~\*~~

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first written above. Signed, sealed and delivered in the presence of:

Martha Banks  
Signature of Witness  
Martha Banks  
Print Name of Witness

Lori Clarke  
Signature of Witness  
Lori Clarke  
Print Name of Witness

Trevor Banks  
Signature of Grantor  
TREVOR BANKS  
Print Name of Grantor

\_\_\_\_\_  
Signature of Grantor  
\_\_\_\_\_  
Print Name of Grantor

State of Florida

County of St. Lucie

On 10/18/2012, before me, Sandra Scille,  
appeared Trevor Banks, personally known to me (or proved  
to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the  
within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized  
capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf  
of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

S. Scille  
Signature of Notary  
Sandra Scille  
Print Name of Notary

(Seal)

Affiant  Known  Produced ID  
Type of ID \_\_\_\_\_



Resurrection Life Family Worship Center Inc.  
405 Ixoria Avenue  
Fort Pierce, FL 34982

AGENT CONSENT FORM

Project Name: Resurrection Life

Parcel ID: 2418-322-0001-000-5

BEFORE ME THIS DAY PERSONALLY APPEARED Trevor Banks, WHO BEING DULY SWORN, DEPOSES AND SAYS THE FOLLOWING:

I hereby give CONSENT to Engineering Design & Construction, Inc. to act on my behalf, to submit or have submitted applications and all required material and documents, and to attend and represent me at all meetings and public hearings pertaining all City, County and State permits for completion of the project indicated above. Furthermore, I hereby give consent to the party designated above to agree to all terms and conditions which may arise as part of the approval of this application for the proposed use of a commercial development.

FURTHER AFFIANT SAYETH NOT.

The foregoing instrument was acknowledged before me this 14 day of Dec, 2022, by Trevor Banks (Name of Person Acknowledging) who is personally known to me or who has produced FL DL (type of identification) as identification and who did (did not) take an oath.

Jason Hendry  
--Notary Signature--

Jason Hendry  
Printed Name of Notary

Trevor Banks  
Owner's Signature

Trevor Banks  
Owner's Name

405 Ixoria Ave  
Street Address

Fort Pierce, FL 34982  
City, State, Zip

772-465-0036 / trbanksjr@trbanks.com  
Telephone / Email



Jason Hendry  
Commission # 08300098 (Notary Seal)  
Expires: February 23, 2023  
Bonded Thru Aaron Notary

02/23/2023  
My commission expires

## LEGAL DESCRIPTION

### RESURRECTION LIFE

THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 35 SOUTH, RANGE 40 EAST, LYING AND SITUATE IN ST. LUCIE COUNTY, FLORIDA. LESS THE WEST 40 FEET FOR ROAD RIGHT OF WAY AND LESS THE NORTH 44.5 FEET FOR THE N.S.L.R.D.D. CANAL NO. 36 RIGHT OF WAY AND EXCEPT ROAD AND CANAL RIGHTS OF WAY.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL:

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.

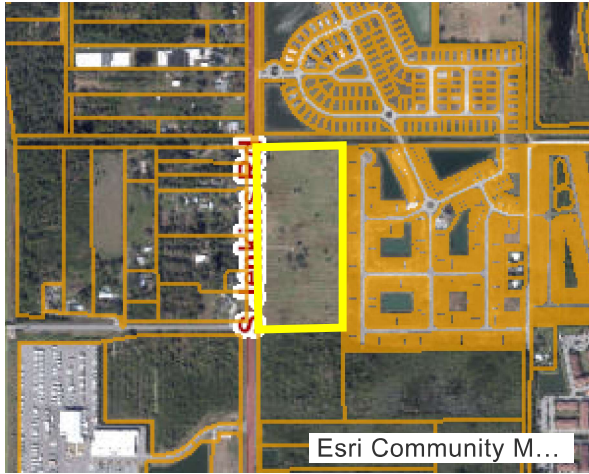
CONTAINING 13.20 ACRES, MORE OR LESS.



# Saint Lucie County Property Appraiser Michelle Franklin CFA

Report generated: Wednesday, December 14, 2022

## Parcel Report



### Parcel

PARCELNO: 2418-322-0001-000-5

Property ID: 27284

Owner1: Resurrection Life Family Worship Center Inc

SiteAddress: 1910 S JENKINS RD

### Owner

Owner1: Resurrection Life Family Worship Center Inc

Owner2:

Owner3:

MailingAddress: PO Box 1224 Fort Pierce, FL 34954-1224

### Overview

PrimaryLandUse: 0000 - Vac Res

DistrictGroup: 0022 - Fort Pierce

Subdivision: Metes and Bounds

Just/Market Value: \$815,600

FinishedArea:

Acres: 17.43

TotalArea: 759,251

### Legal Description

LegalDescription: 18 35 40 W 1/2 OF NW 1/4 OF SW 1/4-LESS W 40 FT FOR RD R/W AND LESS N 44.5 FT FOR NSLWMD CANAL NO 36 R/W- (17.43 AC) (OR 3444-922: 3458-167)

### Value History

Year	Just/Market Value	Building Value	Land Value	SFYI Value	Assessed Value	Exemption Amount	County Taxable	Save Our Home OR 10% Cap Differential	Ag Credit
2022	\$815,600	\$0	\$815,600	\$0	\$400,210	\$400,210	\$0	\$415,390	\$0
2021	\$563,500	\$0	\$563,500	\$0	\$363,828	\$363,828	\$0	\$199,672	\$0
2020	\$350,900	\$0	\$350,900	\$0	\$330,753	\$330,753	\$0	\$20,147	\$0
2019	\$350,900	\$0	\$350,900	\$0	\$300,685	\$300,685	\$0	\$50,215	\$0

### Tax Links

[SLC Tax Collector's Office taxes for this parcel](#)

[Download TRIM notice for this parcel](#)

### Special Assessments

Description	Start Year	Units	Amount
North St. Lucie Water Management District	2013	17.43	361.67

## Exemptions

Description	Tax Year	Grant Year	Amount
Church	2022	2013	\$400,210

## Improvements

Building Sequence: 1  
Bedrooms: 0  
Bathrooms: 0  
Building Type: -  
Story Height:  
No of Living Units:  
Total Finished Area: 0  
Gross Sketched Area: 0  
Year Built:  
Effective Year:  
Primary Roof Cover:  
Primary Roof Structure:  
Primary Wall:  
A/C %: 0

## Land Lines

Line Number	Units	Unit Type
1	17.43	Acre

## Permits

Permit Number	Issue Date	Description
BP13-1908	06/28/2013	Demolition
BP13-1909	06/26/2013	Demolition
BP09-1253	08/05/2009	Demolition
C99-020505	03/09/1999	Carport

## Sales History

Sale Date	Sale Price	Sale Code	Deed Type	Grantor	Book Page	View Document
10/18/2012	\$0	0111	QC	Banks Trevor R	3458-167	<a href="#">Clerk of Courts</a>
10/18/2012	\$100	0111	QC	Banks Trevor R	3444-922	<a href="#">Clerk of Courts</a>
12/05/2011	\$250,000	0112	SPWD	Integrity Bank	3360-1913	<a href="#">Clerk of Courts</a>
08/28/2008	\$100	XX01	CT	TLH-Chess LLC	3016-2346	<a href="#">Clerk of Courts</a>
07/28/2005	\$100	XX04	PR	TLH-Chess LLC	2322-1912	<a href="#">Clerk of Courts</a>
07/28/2005	\$2,391,900	XX04	WD	Chesser Kathryn C	2322-1910	<a href="#">Clerk of Courts</a>
12/20/2004	\$0	XX01	MS	Chesser Kathryn C	2122-2413	<a href="#">Clerk of Courts</a>
02/12/1996	\$100	XX01	QC	Chesser Mitchell J	1000-1744	<a href="#">Clerk of Courts</a>
03/01/1978	\$35,000	XX01	CV		286-682	<a href="#">Clerk of Courts</a>

## Photos



## LETTER OF JUSTIFICATION

**PD Application**  
 Resurrection Life Church  
 April 14, 2023

### **REQUEST**

***On behalf of the applicant, Engineering, Design, & Construction, Inc. (EDC) is requesting review and approval of the attached Planned Development (PD) application. The development totals approximately 13.20 acres +/- . The proposed phased development includes three domes and a proposed prayer tower with associated site improvements. The subject parcel is identified below:***

Parcel ID #	Acreage	Current FLU	Current Zoning	Proposed Zoning
2418-322-0001-000-5	13.20	RM	R-4	PD

The subject property is located east of Jenkins Road and north of the future Graham Road Extension in Fort Pierce, Florida and is undeveloped. This application is requesting approval of a rezone application for 13.20 acres from Medium Density Residential Zone (R-4) to Planned Development Zone (PD).

The applicant is proposing a phased development. Phase 1 would include a 31,000 sf fitness / wellness dome along with 12,820 sf of kiasks, dining area and locker rooms totaling 43,820 sf. Phase 2 would include a 31,000 sf K-12 school dome along with a prayer tower, loading, storage and fitness area. Phase 3 would include a 31,000 sf church dome along with associated covered hallways and connections.

### **PLANNED DEVELOPMENT REQUIREMENTS**

The following items are described as Planned Development Requirements stated in City of Fort Pierce Land Development Code Section 125-212. Responses are written in ***Bold Italics***.

- a. *Comprehensive plan consistency.*  
***The proposed zoning is consistent with the proposed Future Land Use designation of Residential Medium (RM).***
  
- b. *Perimeter setbacks*  
***The proposed planned development reflects adequate perimeter setbacks to abutting properties.***
  
- c. *Open space*

**Please see the attached preliminary development which depicts 23.56% of the site as open space. Please see attached open space plan included with this application.**

d. *Applicability to other code of ordinances not in conflict herein*

**The proposed is not in conflict with other building, housing or land use regulation codes.**

e. *Easements*

**Should easement be required for any utilities being conveyed to the utility provider, the appropriate utility easements will be supplied.**

f. *Phasing*

**The proposed development includes three (3) phases. Phases are outlined below:**

**Phase 1 Dome: Health and Wellness**

**Phase 2 Dome: Education (K-12 school) – Approximately 240 students.**

**Phase 3 Dome: Sanctuary / Church**

g. *Other standards.*

**Acknowledged.**

h. *Additional requirements.*

**Acknowledged.**

i. *Variances are not necessary.*

**Acknowledged.**

As outlined in section 125-212(c) of the City of Fort Pierce Land Development code, the application requirements are as follows:

1. *Project Narrative*

**A description of the proposed development is outlined in this narrative. The overall parcel totals 18.08 acres. This PD application encompasses the 13.20 acres of the parcel which is currently undeveloped. The planned development is proposing a phased fitness / wellness / K-12 school / assembly with associated site improvements.**

2. *Unified Control and Property Ownership*

**The parcel is under control by the applicant, Resurrection Life Family Worship Center, Inc. A copy of the deed and agent authorization is included as part of this application package.**

3. *Phasing*

***The proposed development includes three (3) phases. Phases are outlined below:***

***Phase 1 Dome: Health and Wellness***

***Phase 2 Dome: Education (K-12 school) – Approximately 240 students.***

***Phase 3 Dome: Sanctuary / Church***

***4. Quantitative data:***

***The attached Planned Development includes quantitative data as required. Platting is not proposed at this time. Overall impervious / pervious area proposed is noted on the plan along with total square footage, proposed parking and proposed open space.***

***5. Exceptions from Standard Zoning:***

***The proposed PD meets minimum code standards.***

***6. Agreements, provisions and covenants which govern the use:***

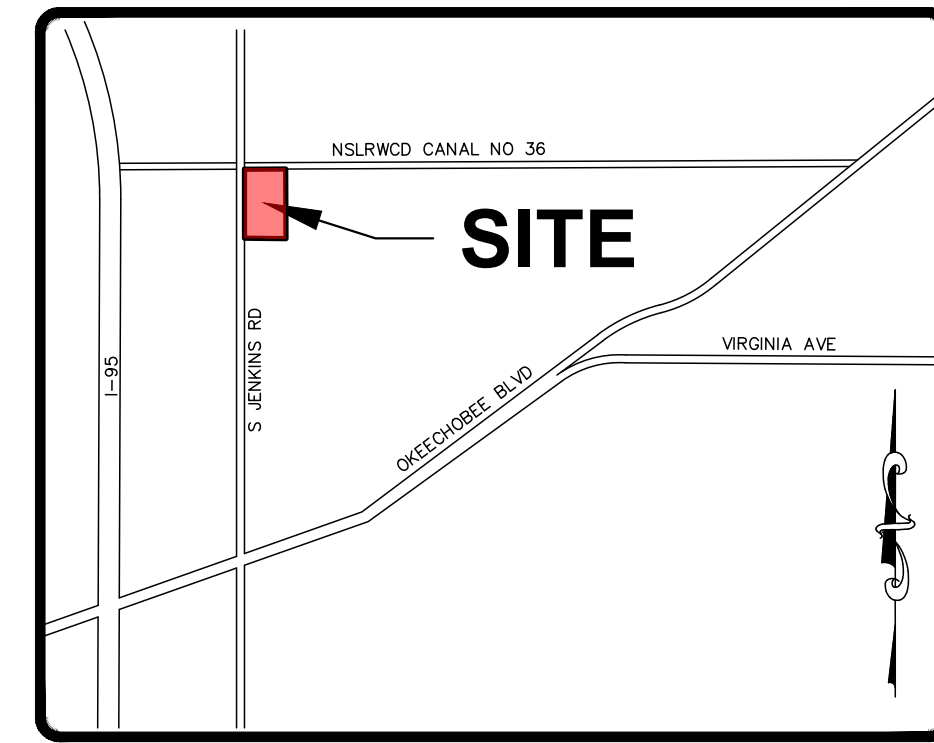
***Common areas will be governed by the owner or property owner's association and will be determined at the time of detail plan review process.***

***Based on the above and attached information, the applicant respectfully requests review and approval of this application.***

Z:\EDC-2022\22-439 - Trevor Banks - Resurrection Life\ENGINEERING\Documents\Submittal Documents\Justification Statement\2023-04-14\_Resurrection\_Life\_Assembly\_PD\_Justification\_Statement\_22-439.docx

# BOUNDARY SURVEY

## FOR: RESURRECTION LIFE FAMILY WORSHIP CENTER INC



ST. LUCIE COUNTY, FLORIDA  
**VICINITY MAP**  
NO SCALE



**ENGINEERS & SURVEYORS  
ENVIRONMENTAL**

10250 VILLAGE PARKWAY  
UNIT 201  
PORT ST. LUCIE, FL 34987  
772-462-2455  
www.edc-inc.com

F.B.P.E. CERTIFICATE OF AUTHORIZATION 9635  
L.B. CERTIFICATE OF AUTHORIZATION 8098

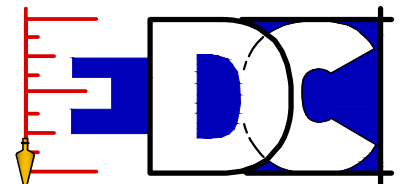
DRAWN BY	CHECKED BY	DATE
M.T.O.	J.R.	22-4-23
FIELD CREW	BOUNDARY-SPLIT	SCALE
FILE NAME	AS SHOWN	February 23, 2023

REVISION COMMENTS	DATE
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**BOUNDARY SURVEY**

**FOR: RESURRECTION LIFE FAMILY  
WORSHIP CENTER INC**

**LAND LYING IN  
SEC. 18, TWSHP. 35 SOUTH, RGE. 40 EAST  
ST. LUCIE COUNTY, FLORIDA**



10250 VILLAGE PARKWAY  
UNIT 201  
PORT ST. LUCIE, FL 34987  
772-462-2455

**22-439  
OLD# S-12-174**

**1 OF 2**

**SYMBOL & ABBREVIATION LEGEND:**

(P) PLAT DATA	C CENTERLINE	PROPERTY LINE
(C) CALCULATED FROM FIELD MEASUREMENTS	PE No.	NUMBER
(D) DEED	TYP	TYPICAL
P.O.C. POINT OF COMMENCEMENT	EL.	ELEVATION
P.O.B. POINT OF BEGINNING	INV.	INVERT
P.L.S. PROFESSIONAL LAND SURVEYOR	CONC	CONCRETE
L.B. LICENSED BUSINESS	CATV	CABLE TELEVISION
PRM PERMANENT REFERENCE MONUMENT	SO.	SQUARE
IR&C 5/8" IRON ROD & CAP	FT.	FEET
C.M. CONCRETE MONUMENT	INFO.	INFORMATION
IR IRON ROD	TOP	TOP OF BANK
FND FOUND	OBU	OVERHEAD UTILITIES
O.R.B. OFFICIAL RECORDS BOOK	SAT	SATELLITE
PB PLAT BOOK	ELEC	ELECTRIC
PC PAGE		WOOD POWER POLE
Δ CENTRAL ANGLE		FIRE HYDRANT
R RADIUS		VALVE
L ARC LENGTH		DRAINAGE MANHOLE
CB CHORD BEARING		SANITARY MANHOLE
CD CHORD DISTANCE		HAND HOLE
UGE UNDERGROUND ELECTRIC		CONCRETE POWER POLE
UG AT&T UNDERGROUND AT&T		WELL
R/W RIGHT OF WAY		CABLE TV JUNCTION BOX
A/C AIR CONDITIONING		SIGN
CBS CONCRETE BLOCK STRUCTURE		SANITARY CLEAN OUT
WM WATER MAIN		WATER METER
U.E. UTILITY EASEMENT		LIGHT POLE
D.E. DRAINAGE EASEMENT		GUY ANCHOR
SET 5/8" IRON ROD & CAP "LB 7673"		
-OHU- OVERHEAD UTILITY LINE		
F.F.E. FINISHED FLOOR ELEVATION		
C.M.P. CORRUGATED METAL PIPE		

**LEGAL DESCRIPTION:**

THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 35 SOUTH, RANGE 40 EAST, LYING AND SITUATE IN ST. LUCIE COUNTY, FLORIDA. LESS THE WEST 40 FEET FOR ROAD RIGHT OF WAY AND LESS THE NORTH 44.5 FEET FOR THE N.S.L.R.D.D. CANAL NO. 36 RIGHT OF WAY AND EXCEPT ROAD AND CANAL RIGHTS OF WAY.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL:

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:

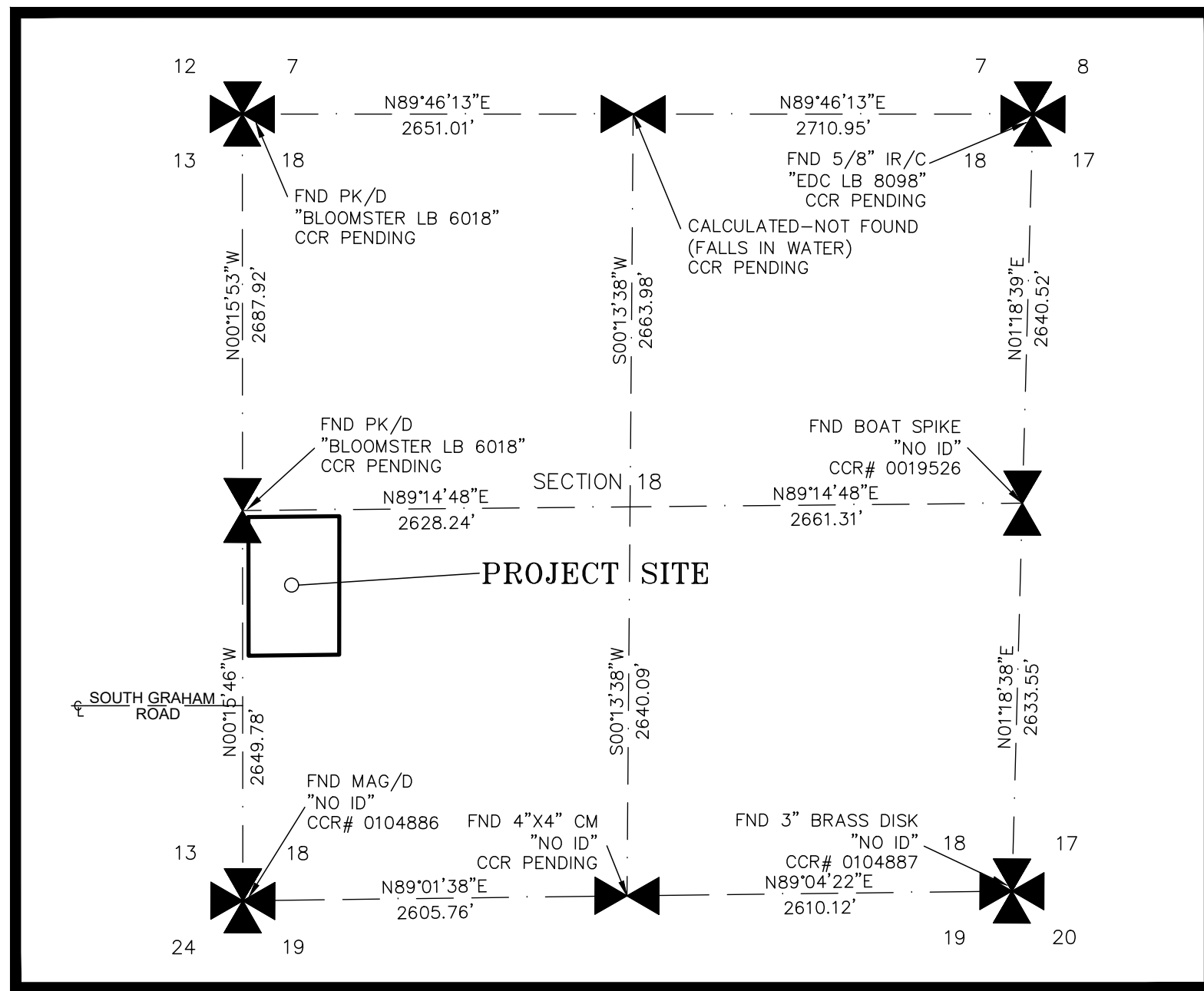
COMMENCE AT THE WEST QUARTER (1/4) CORNER OF SAID SECTION 18; THENCE SOUTH 00°15'46" EAST, ALONG THE WEST LINE OF THE SOUTHWEST QUARTER (1/4) OF SAID SECTION 18, A DISTANCE OF 1324.89 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHWEST QUARTER (1/4) OF SAID SECTION 18; THENCE NORTH 89°08'14" EAST, ALONG 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.

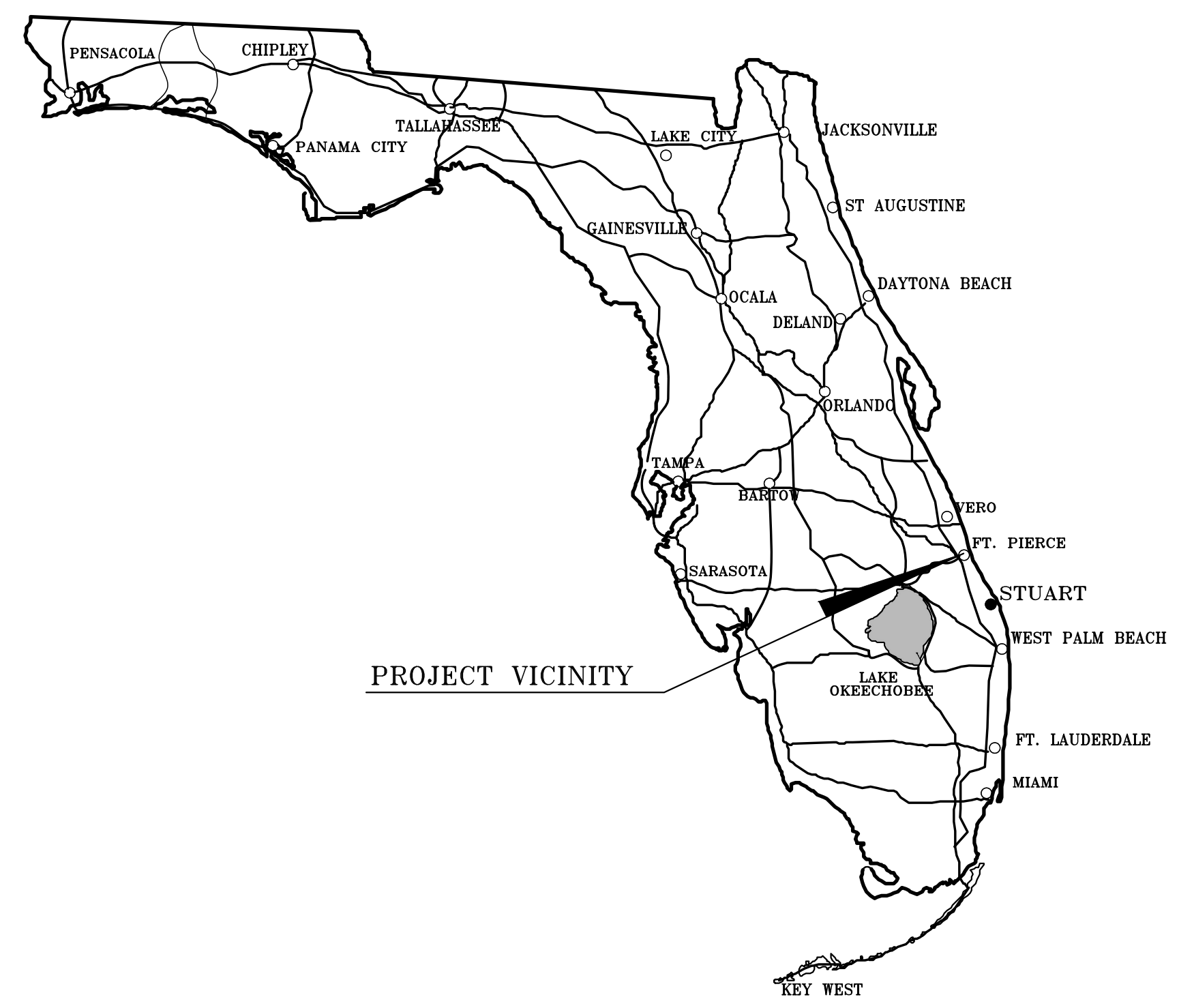
CONTAINING 13.20 ACRES, MORE OR LESS.

**SURVEYORS NOTES AND REPORT:**

- THIS BOUNDARY SURVEY WAS PERFORMED FOR THE PURPOSE OF MAPPING EXISTING FEATURES AND CONDITIONS, AS SHOWN AND DEPICTED HEREON. I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THIS IS A TRUE AND ACCURATE DEPICTION OF A FIELD SURVEY PERFORMED UNDER MY DIRECTION AND COMPLETED ON NOVEMBER 23, 2022. I FURTHER CERTIFY THAT SAID DRAWING IS IN COMPLIANCE WITH THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027, FLORIDA STATUTES.
- THIS SURVEY MAP AND REPRODUCTIONS THEREOF ARE NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER OR ORIGINAL ELECTRONIC SIGNATURE. THIS SURVEY CANNOT BE TRANSFERRED OR ASSIGNED WITHOUT THE SPECIFIC WRITTEN PERMISSION OF ENGINEERING, DESIGN AND CONSTRUCTION, INC. IT IS A VIOLATION OF CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, TO ALTER THIS SURVEY WITHOUT THE EXPRESS PRIOR WRITTEN CONSENT OF THE SURVEYOR. ADDITIONS AND/OR DELETIONS MADE TO THE FACE OF THIS SURVEY WILL MAKE THIS SURVEY INVALID.
- THE LAST DATE OF FIELD WORK (AND DATA ACQUISITION) WAS FEBRUARY 16, 2023.
- LEGAL DESCRIPTION(S) HEREON SHOWN IN REFERENCE TO THE LATEST INSTRUMENT OF RECORD AVAILABLE ON THE MUNICIPAL PROPERTY APPRAISER GEOGRAPHIC INFORMATION SYSTEM (GIS), SAID INSTRUMENT BEING OFFICIAL RECORDS BOOK 3360, PAGE 1913, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA. A TITLE SEARCH FOR THIS PROPERTY HAS NOT BEEN ABSTRACTED TO SHOW MATTERS OF RECORD SUCH AS EASEMENTS OR OTHER ENCUMBRANCES OR RESTRICTIONS.
- PARCEL(S) CONTAIN A TOTAL OF 13.20 ACRES, MORE OR LESS.
- THIS BOUNDARY SURVEY HAS BEEN REFERENCED TO THE FLORIDA STATE PLANE COORDINATE SYSTEM-EAST ZONE, NAD 83 (1990).
- UNDERGROUND UTILITIES, UTILITY SERVICES, FOUNDATIONS, AND IMPROVEMENTS WERE NOT LOCATED AS A PART OF THIS SURVEY, UNLESS FEATURES WERE VISIBLE AT THE SURFACE LEVEL.
- REVISIONS SHOWN HEREON DO NOT REPRESENT A "FIELD SURVEY UPDATE" UNLESS OTHERWISE NOTED.
- BEARINGS SHOWN HEREON ARE BASED UPON GRID NORTH AND REFERENCE TO THE LINE LABELED HEREON AS (BEARING BASIS) AND ALL OTHER BEARINGS ARE RELATIVE THERETO. DISTANCES ARE IN U.S. SURVEY FEET AND DECIMAL PARTS THEREOF.
- THIS SITE WAS SURVEYED UTILIZING TRIMBLE/SPECTRA HARDWARE TOGETHER WITH SPECTRA SURVEY PRO REALTIME PROCESSING AND WAS BASED ON TRIMBLE'S "VRS NOW" NETWORK AND/OR THE FLORIDA PERMANENT REFERENCE NETWORK (FPRN). THE PROCEDURES AND NETWORK DESIGN MEETS THE GEODETIC ACCURACY STANDARDS AND SPECIFICATIONS FOR USING GPS RELATED POSITIONING AS SET FORTH BY THE FEDERAL GEODETIC CONTROL COMMITTEE IN THE MOST CURRENT PUBLICATION FOR 3RD ORDER CLASS ONE FOR HORIZONTAL CONTROL SURVEYS.
- IN SOME INSTANCES, GRAPHIC REPRESENTATIONS AND SYMBOLS SHOWN HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE THE RELATIONSHIP BETWEEN PHYSICAL IMPROVEMENTS AND/OR LOT LINES. THE DIMENSIONS SHOWN SHALL CONTROL THE LOCATION, OF THE IMPROVEMENTS, OVER THE SCALED POSITIONS.
- THE OWNERSHIP OF PERIMETER FENCES, WALLS, HEDGES, AND LANDSCAPING, IF ANY, SHOWN HEREON ARE NOT KNOWN AND ARE NOT LISTED AS ENCROACHMENTS. THEIR RELATIVE LOCATION IS SHOWN IN RELATION TO THE BOUNDARY LINES SHOWN.
- THE SURVEY MAP SHOWN HEREON DOES NOT NECESSARILY CONTAIN ALL OF THE INFORMATION OBTAINED OR DEVELOPED BY THE UNDERSIGNED SURVEYOR IN HIS FIELD WORK, OFFICE WORK OR RESEARCH.
- THE PROPERTY WHICH IS THE SUBJECT OF THIS SURVEY APPEARS TO BE SITUATE IN AN AREA OF 0.2% ANNUAL CHANCE FLOOD HAZARD, OR AREA OF 1% ANNUAL CHANCE FLOOD HAZARD WITH AVERAGE DEPTH LESS THAN ONE FOOT OR WITH DRAINAGE AREAS OF LESS THAN ONE SQUARE MILE (ZONE X) AT THIS TIME PURSUANT TO F.E.M.A. FIRM NUMBER 12111C0167J, HAVING AN EFFECTIVE DATE OF FEBRUARY 16, 2012. FOR APPROXIMATE DELINEATION OF THE FLOOD ZONE LIMITS, REFER TO AFOREMENTIONED FIRM PANELS.



**SECTION DETAIL**  
1" = 1000'

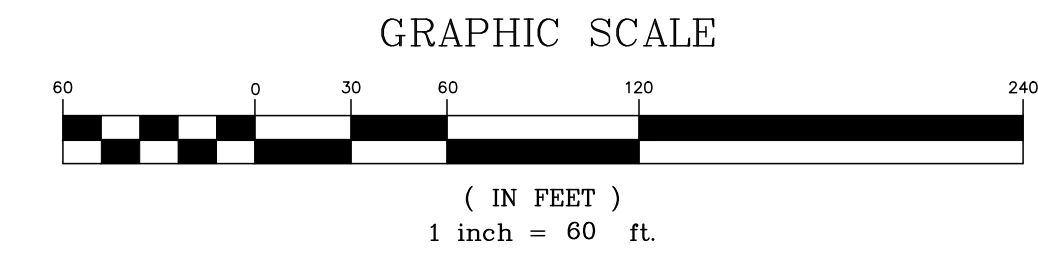
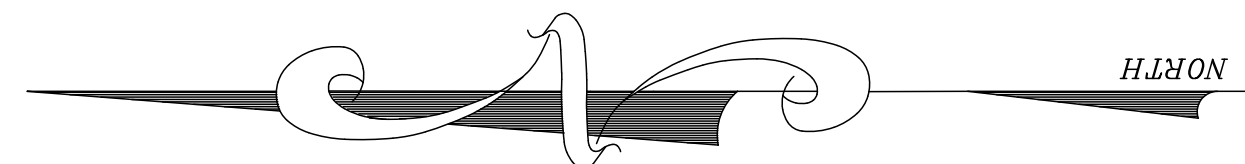


PROJECT VICINITY

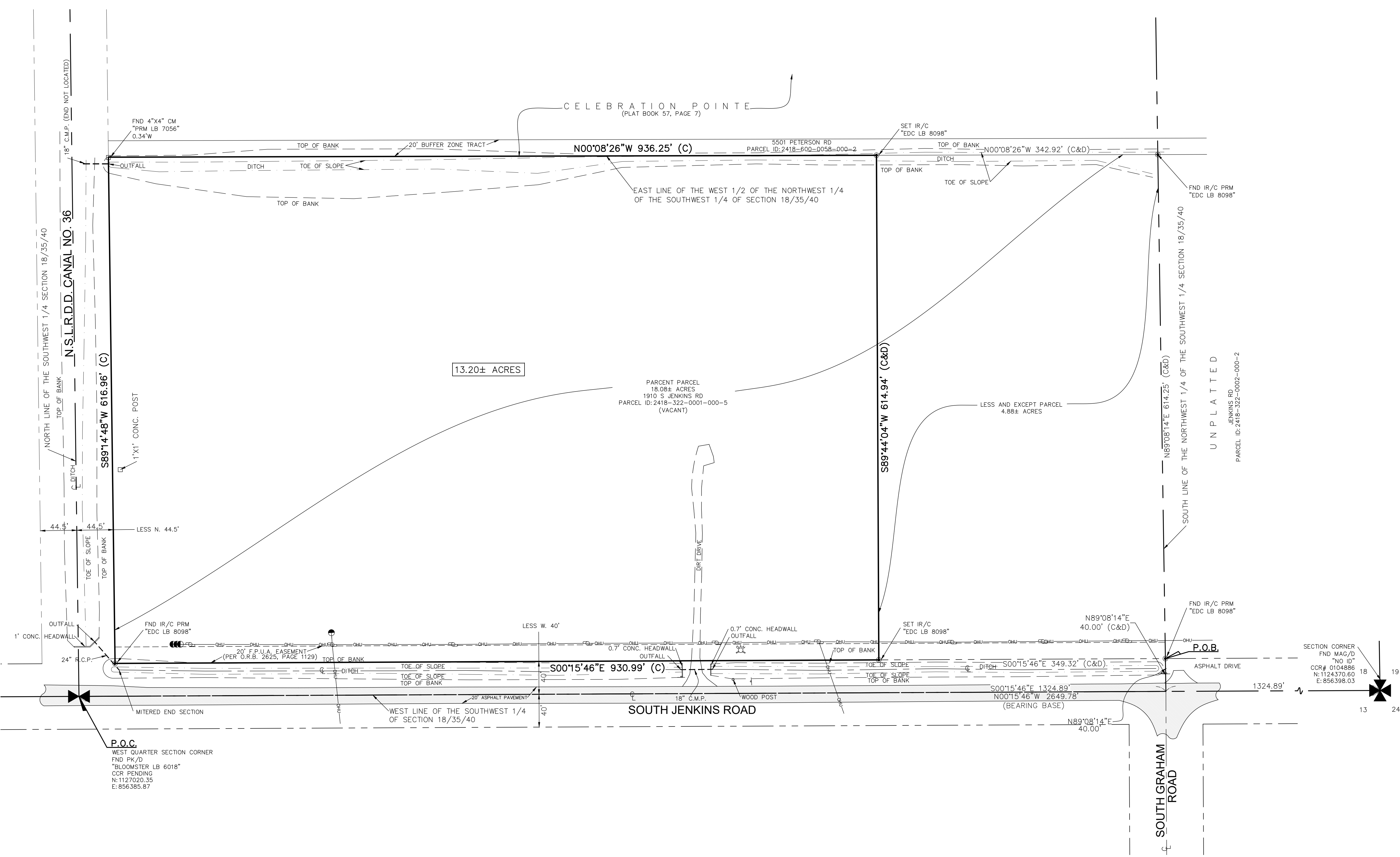
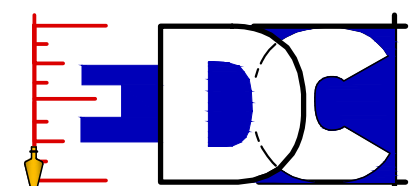
Z:\EDC\2022\2439 - Resurrection Life Family Worship Center - PDF\Survey\2439 BOUNDARY-SPLIT PARCEL.dwg, 2/23/2023 11:24 AM  
COPYRIGHT, 2023 BY EDC-INC. THIS FIRM EXPRESSLY RESERVES THEIR EXCLUSIVE COMMON LAW COPYRIGHT AND INTELLECTUAL PROPERTY RIGHTS TO THESE DRAWINGS WHICH MAY NOT BE REPRODUCED, CHANGED OR COPIED IN ANY FORM OR MANNER, NOR ARE THEY TO BE ASSIGNED TO ANY PARTY WITHOUT THE WRITTEN CONSENT OF THIS FIRM.  
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# BOUNDARY SURVEY

## FOR: RESURRECTION LIFE FAMILY WORSHIP CENTER INC



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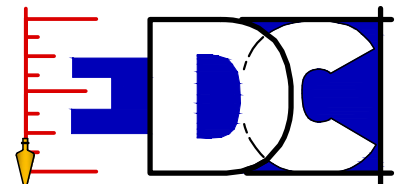
**ENGINEERS & SURVEYORS ENVIRONMENTAL**  
 10250 VILLAGE PARKWAY  
 UNIT 201  
 PORT ST. LUCIE, FL 34987  
 772-462-2455  
 www.edc-inc.com

F.B.P.E. CERTIFICATE OF AUTHORIZATION 9935  
 L.B. CERTIFICATE OF AUTHORIZATION 8098

DESIGNED BY	DATE
CHECKED BY	
FIELD CREW	
22-439 BOUNDARY SURVEY	
FILE NAME	
AS SHOWN	
SCALE	February 23, 2023
	DATE

REVISION COMMENTS
-------------------

**BOUNDARY SURVEY**  
**FOR: RESURRECTION LIFE FAMILY WORSHIP CENTER INC**  
**LAND LYING IN**  
**SEC. 18, TOWNSHIP 35 SOUTH, RANGE 40 EAST**  
**ST. LUCIE COUNTY, FLORIDA**



10250 VILLAGE PARKWAY  
 UNIT 201  
 PORT ST. LUCIE, FL 34987  
 772-462-2455

**22-439**  
**OLD# S-12-174**

**2 OF 2**



October 27, 2022

Trevor Banks  
Resurrection Life Family Worship Center Inc.  
PO Box 1224  
Fort Pierce, FL 34954-1224

**VIA Email:**        [trbankssjr@trbanks.com](mailto:trbankssjr@trbanks.com)

Reference:        **Environmental Assessment**

1910 S Jenkins Rd – 17.43 acres  
Saint Lucie County, Florida

Site Address	Parcel ID	Land Size (Acres)
1910 S Jenkins Rd	2418-322-0001-000-5	17.43

Dear Mr. Banks,

EDC, Inc. (EDC) has completed this Environmental Assessment (EA) for the above referenced parcels. The purpose of this evaluation was to conduct a review of the subject parcels by means of site visit, review of available aerial photography, listed species review, review of soil resources, and review of environmental regulations pertaining to these parcels.

The following report details the findings of our on-site and desktop investigations of the properties as they pertain to the City of Fort Pierce developmental review regulations.

Please contact the undersigned if you have any questions regarding this report.

Respectfully submitted,

**EDC, Inc.**

Drew Liddick, M.A.  
Environmental Scientist



ENGINEERS • SURVEYORS • ENVIRONMENTAL

## ENVIRONMENTAL ASSESSMENT

Parcel ID: 2418-322-0001-000-5  
1910 S Jenkins Rd - 17.43 acres  
Fort Pierce, Florida

Date: October 27, 2022  
Project # 22-439

**Prepared For:**  
Trevor Banks  
Resurrection Life Family Worship Center Inc.  
PO Box 1224  
Fort Pierce, FL 34954-1224

**Email:** [trbankssjr@trbanks.com](mailto:trbankssjr@trbanks.com)

**Prepared By:**  
EDC, Inc.  
10250 SW Village Parkway  
Port St Lucie, Florida 34987  
(772) 223-5200

The subject property evaluated as part of this Environmental Assessment consists of tax parcel 2418-322-0001-000-5 comprised of 17.43 acres. The subject parcel is located on the east side of S Jenkins Rd. The subject parcel has a City of Fort Pierce Future Land Use Designation of Medium Density Residential (land use code RM). The subject property has a zoning designation of R-4. The subject property is further located within Section 18, Township 35 South and Range 40 East.

This environmental assessment was completed as a precursor to permitting and review by governmental agencies as an applicable document for the supporting information associated with a building permit or land development application. EDC, Inc. staff visited the property on October 26, 2022 in order to ascertain the status and composition of any critical habitats, such as wetlands and native uplands that may be onsite.

**VEGETATION:**

It is the opinion of EDC that there is no native upland habitat located on site. The subject parcel historically consisted of citrus grove until 2014. Since then, the citrus trees have been cleared and successional vegetation has become established on site.

The habitat associations were determined via onsite analysis and classified according to the Florida Cooperative Land Cover (CLC) System developed by the Florida Fish and Wildlife Conservation Commission (FWC). The CLC incorporates classifications used by FWC, Florida Natural Areas Inventory (FNAI), and Florida’s water management districts. The following CLC code was identified onsite; 210 – cropland/pasture. Due to the dominant vegetative regimes present on site, there is no native habitat on the subject parcel.

<b>Common Name</b>	<b>Species Name</b>
<b>Slash Pine</b>	<i>Pinus elliottii</i>
<b>Cabbage Palm</b>	<i>Sabal Palmetto</i>
<b>Live Oak</b>	<i>Quercus virginiana</i>
<b>Dwarf Palmetto</b>	<i>Sabal minor</i>
<b>Brazilian Pepper**</b>	<i>Schinus terebinthifolia</i>
<b>Caesar’s Weed**</b>	<i>Urena lobata</i>
<b>Guinea Grass**</b>	<i>Panicum maximum</i>
<b>Cogon Grass**</b>	<i>Imperata cylindrica</i>

\*Nuisance Vegetation  
 \*\*Exotic/Invasive Vegetation

**Table 1:** This table lists a representative sample of vegetative species observed during the site visit.

**WETLAND DELINEATION:**

According to aerial photographs and site visit, it appears that there no State jurisdictional wetland on site. Based on the State definition, a wetland consists of three components: 1) hydric soils, 2) wetland plants, and 3) hydrologic indicators. None of these components were found during the field reconnaissance on the property.

**WILDLIFE EVALUATION:**

EDC, Inc. conducted a pedestrian survey throughout the property to investigate for the presence of any plant or animal listed species. No state or federally listed plant/animal species or their habitat(s) were observed on site.

Due to anthropogenic disturbances onsite such as, periodically cleared areas, many listed species may not be found onsite due to the lack of suitable foraging and nesting habitat. No other state or federally listed plant/animal species were found on site.

### **SOIL COMPOSITION:**

Based on a review of the U.S. Department of Agriculture (USDA) Web Soil Survey the site is composed of the following soil series:

**Wabasso sand, 0 to 2 percent slopes (11.0 AC)-** The Wabasso series consists of poorly drained sediment, with 6 to 18 inches in depth to the water table. This is the dominant soil series of the subject parcel. The series often experiences 46 to 55 inches of annual precipitation. Wabasso sands are associated with other vegetative classifications such as South Florida Flatwoods on marine terraces, sandy soils on flats of mesic or hydric lowlands.

**Arents, 0 to 5 percent slopes (3.5 AC)-** The Arents series consists of somewhat poorly drained soils with high runoff potential. The series has about 18 to 36 inches in depth to the water table. Areas with this type of soil typically experiences 49 to 58 inches of mean annual precipitation.

**Winder Loamy Sand (1.7 AC)-** The Winder series consists of poorly drained sediment with high runoff potential. The depth to water table is about 12 inches. Winder sands are also characterized as loamy and clayey soils on flats of hydric or mesic lowlands. The first 12 inches of sediment (typical profile can extend to 80 inches) consists of loamy sands. After 12 inches up to 33 inches, clay deposits begin to mix with the sandy loam.

**Nettles and Oldsmar sands (1.6 AC)-** The Nettles series consists of very deep, poorly and very poorly drained, slow or very slow permeable soils on broad areas of flats and depressions of Peninsular Florida. They formed in sandy and loamy marine sediments. Near the type location, the mean annual temperature is about 72 degrees F., and the mean annual precipitation is about 55 inches. Slopes range from 0 to 2 percent.

### **CITY OF FORT PIERCE:**

The following section references the City of Fort Pierce Land Development Code that apply to the subject property. As part of the local approval process, the applicant will be required to comply with the below items.

The regulation will be quoted in black; interpretation and consultation will be will be in red.

#### **Sec. 123-64. - Permit required.**

- (a) *Tree removal permit. No person shall, directly or indirectly, cut down, substantially alter, destroy, remove, relocate, damage or authorize any such act involving a protected tree situated on land within the city, without first obtaining a tree removal permit. But the following activities may be done without applying for a permit:*

**Before further land clearing activities commence, a Tree Removal Permit must be obtained from the City of Fort Pierce.**

#### **Sec. 107-6. - Design requirements.**

- (a) *Grading, erosion control practices, sediment control practices, and waterway crossings shall be adequate to prevent transportation of sediment from the site to the satisfaction of city engineer. Cut and fill slopes shall be no greater than 4:1 to meet city environmental objectives.*

- (b) Clearing and grading of natural resources, such as forests and wetlands, shall not be permitted, except when in compliance with all other chapters of this Code and other agency permits. Clearing techniques that retain natural vegetation and drainage patterns shall be implemented to the satisfaction of the city engineer.*
- (c) Clearing, except that necessary to establish sediment control devices, shall not begin until all sediment control devices have been installed and have been stabilized.*

**In addition to a Tree Removal Permit, a Sediment and Erosion Control Plan must be established. This plan should identify control measures, and sensitive habitat (GTs) that may be affected.**

**SUMMARY:**

The subject property evaluated as part of this Environmental Assessment consists of a single tax parcel: (Parcel ID # 2418-322-0001-000-5) comprised of 17.43 acres. The subject parcel is located on the east side of S Jenkins Rd. The subject parcel has a City of Fort Pierce Future Land Use Designation of Medium Density Residential (land use code RM). The subject property has a zoning designation of R-4. The subject property is further located within Section 18, Township 35 South and Range 40 East.

A Tree Inventory and/or survey will be required prior to obtaining a Vegetation Removal Permit. Trees with DBH of 14 inches or greater are protected and will require mitigation if the site plan requires for removal of all native trees.

It is the professional opinion of EDC that approximately 17.43 acres of cropland/pasture is located onsite. In addition, trees meeting the “protected trees” criteria for the City of Fort Pierce were observed onsite. Through the action of conducting the environmental assessment on the subject parcel, EDC staff did not identify any native habitat nor species of concern. Furthermore, no wetlands were identified within the parcel boundary.



# Environmental Assessment

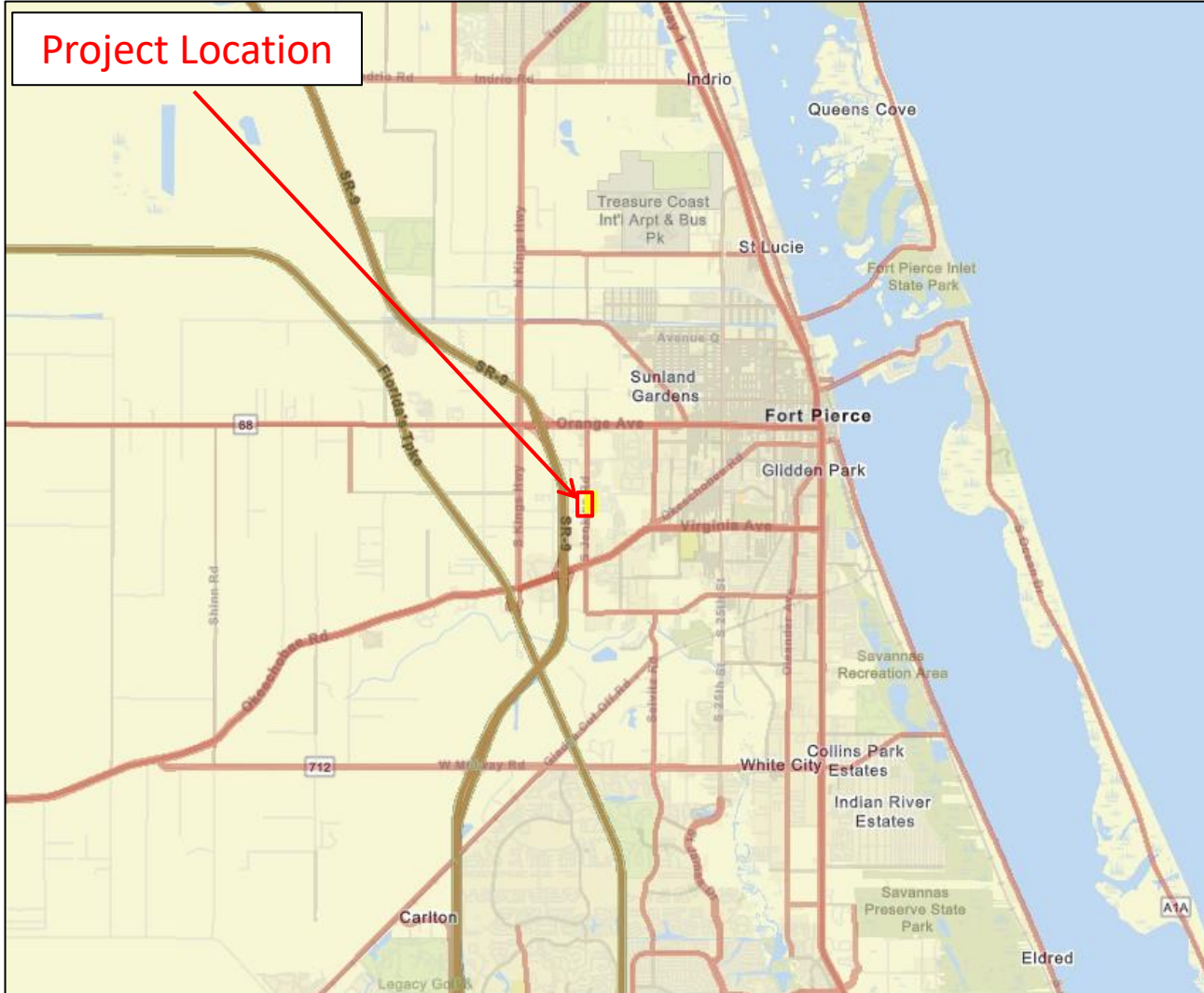
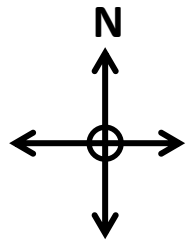
1910 S Jenkins Rd  
City of Fort Pierce, FL

## Location Map

Project: 22-439

Resurrection Life

10/27/2022





# Environmental Assessment

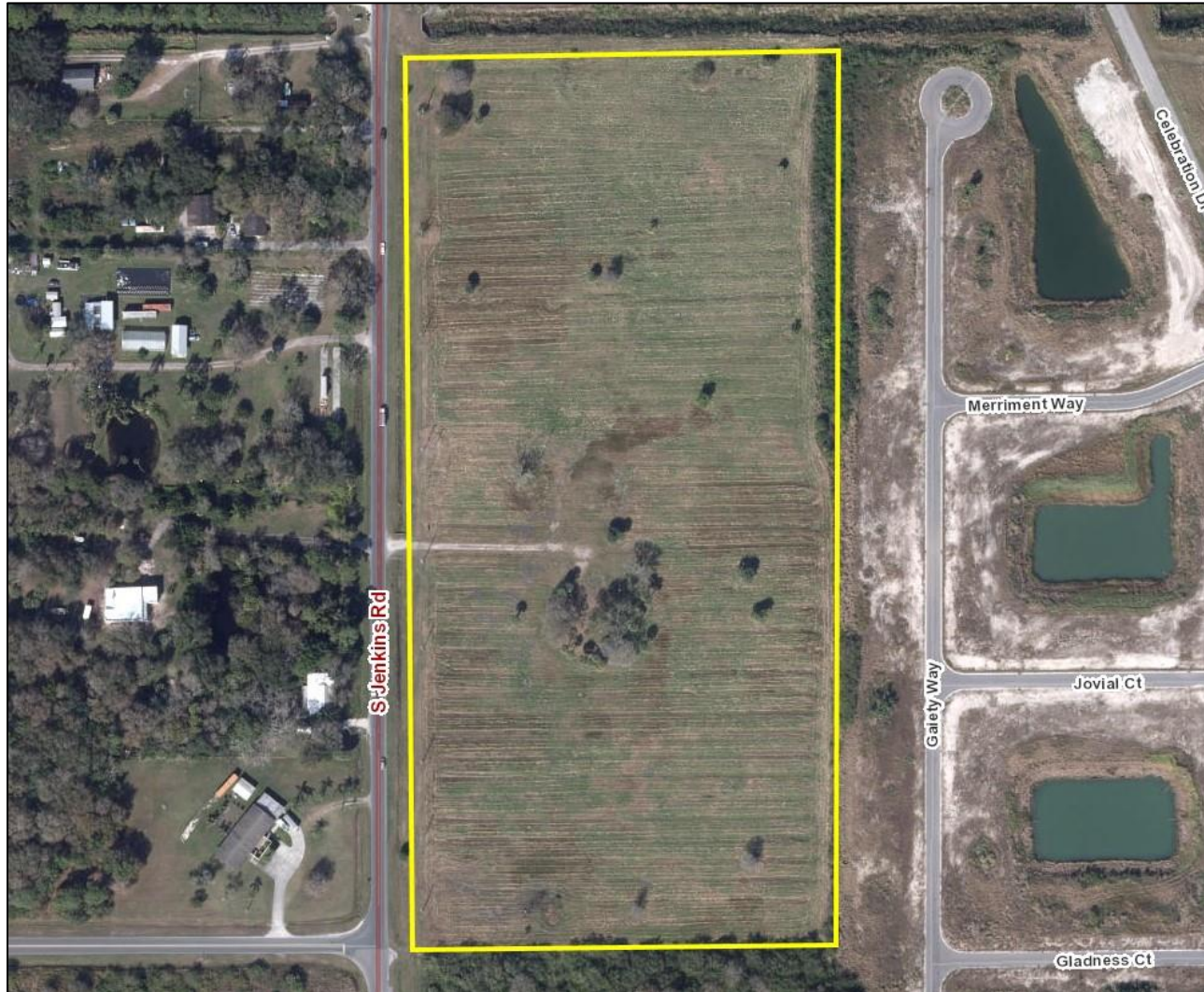
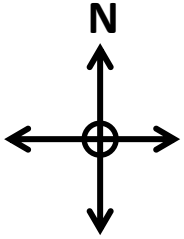
1910 S Jenkins Rd  
City of Fort Pierce, FL

Property Appraiser Map

Project: 22-439

Resurrection Life

10/27/2022





# Environmental Assessment

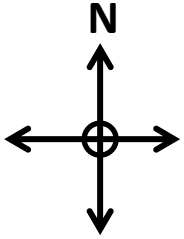
1910 S Jenkins Rd  
City of Fort Pierce, FL

## Soil Map

Project: 22-439

Resurrection Life

10/27/2022





# Environmental Assessment

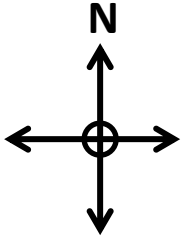
1910 S Jenkins Rd  
City of Fort Pierce, FL

## Florida Cooperative Land Cover (CLC) Map

Project: 22-439

Resurrection Life

10/27/2022



### Florida CLC Codes

210	Cropland/Pasture 17.43 AC
-----	---------------------------

\*This map demonstrates an approximation of habitat boundaries on site.



## CONCURRENCY CAPACITY ANALYSIS

### I. Site Data:

	Existing Use	Future Land Use	Zoning
<b>North</b>	Residential Development	RM	PD
<b>South</b>	Vacant (Proposed Multi-Family)	RM	R-4
<b>East</b>	Residential (Celebration Pointe)	RM	PD
<b>West</b>	S: ROW / Residential Parcels	RU (SLC)	RS-2 (SLC)

	Future Land Use	Zoning Classification	Maximum Intensity Residential: Dwelling Units per Acre Other: Square Footage	Total Acreage	Flood Zone
<b>Current</b>	RM	R-4	Up to 12 UPA	13.20	X
<b>**Proposed</b>	RM	PD	124,151 sf Assembly / School	13.20	N/A

### II. Public Facilities Information:

<b>A. Potable Water:</b>	
Average Use	Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.125 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning/FLU	Total gallons per day 41,184 gpd
**Proposed Zoning/FLU	Total gallons per day 15,518.88 gpd
**Change in Demand	Total gallons per day decrease of 25,665.13 gpd

<b>B. Wastewater:</b>	
Average Use	Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.1 gallons per day per square foot
Demand Analysis	Maximum
Current Zoning/FLU	Total gallons per day <u>41,184 gpd</u>
**Proposed Zoning/FLU	Total gallons per day <u>15,518.88 gpd</u>
**Change in Demand	Total gallons per day <u>decrease of 25,665.13 gpd</u>

<b>C. Parks and Recreation (Residential Classifications Only):</b> (Du x 2.6 = persons + 44,227 = population /LOS)				
Park Type	LOS	Existing Population Park Demand	Proposed Population Park Demand	Change in Demand
Regional	20 acres per 1,000 people	<u>Not Applicable</u>		
Urban District	5 acres per 1,000 people			
Community	2.5 acres per 1,000 people			
Neighborhood	1.36 acres per 1,000 people			

<b>D. Public Schools (Residential Classifications Only):</b> Single Family: (du x 0.405 = students/70% K-8/30% High) Multi-family: (du x 0.207 = students/70% K-8/30% High)		
	<b>K-8</b>	<b>High</b>
School Name	<u>Not applicable - private school</u>	<u>Not applicable - private school</u>
City		
Distance		
Current Zoning/FLU Enrollment Demand		
**Proposed Zoning/FLU Enrollment Demand		
**Change in Demand		

<b>E. Solid Waste: Residential</b> (2 yard serves 15 units, 4 yard serves 30 units, 6 yard serves 45 units, 8 yard serves 60 units)	
Demand Analysis	Maximum
Current Zoning/FLU	<u>1,280 lbs</u>
**Proposed Zoning/FLU	<u>4,656 lbs</u>
*Change in Demand	<u>increase of 3,376 lbs</u>

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

<b>Impact</b>	Stormwater will be collected in a series of inlets that are connected via underground pipes. Stormwater is then conveyed to an on site lake for treatment and attenuation prior to discharging off site to the NSLRWCD Canal No. 36. The proposed lake will provide water quality treatment and attenuation prior to discharging off site.
---------------	--

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

<b>G. Transportation Analysis: Complete ITE Trip Generation Data Form</b>		
Most recent ITE Code for use; HCM Roadway Capacity		
	<b>AADT</b>	<b>AM/PM Peak Hour Trips</b>
<b>Demand Analysis</b>	Maximum	Maximum
<b>Current Zoning/FLU</b>	717	55 AM / 62 PM
<b>**Proposed Zoning/FLU</b>	595	192 AM / 127 PM
<b>*Change in Demand</b>	Trips decrease 122 trips	Trips increase 137 AM / 65 PM
<b>Impact to Capacity</b>	decrease in AADT, increase in AM & PM peak.	

**IV. Project Description**

<b>PHASING</b>	
Is this project (phase) part of a larger project?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
If yes, enumerate each phase, the number of units or square footage in each phase and beginning/completion date.	
Total Project: Residential Units:	Single Family: Multifamily:
Non-residential (square footage): 124,151 sf	
Mixed-use (describe use):	
(If this is a single phase project, name it Phase I – Total)	

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

NON-RESIDENTIAL DATA					
Type(s) specify	Phase	Square footage	Acres	Expecting beginning date	Expected completion date
Health & Wellness Center / Dining Area / Lockers	1	43,820 sf		2025	2026
K-12 School / Fitness	2	48,910 sf		2026	2027
Church / Hallways	3	31,421 sf		2027	2028

A. Indicate whether the proposed project will be eliminating any existing recreational facilities. If yes, detail the number and type being eliminated.  Yes  No

- B. 1. Does this application involve demolition or re-use of any structure(s)?  Yes  No  
If yes, what is the size of the structure(s) to be demolished or re-used? \_\_\_\_\_
2. What is the current use of the structure to be demolished or re-used? \_\_\_\_\_
3. Are you claiming trip credits for the demolition or re-use of a structure(s) at the site?  Yes  No  
If yes, provide estimates of credits for each previous use at the site. (Attach sheet with calculations)

C. Exemptions Requested:

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

**From:** [Vovsi, Eman M.](#)  
**To:** [Patricia Sesta](#)  
**Subject:** RE: 1910 S Jenkins Road  
**Date:** Monday, November 28, 2022 12:21:06 PM  
**Attachments:** [image001.png](#)  
[Template\\_102.pdf](#)

---

Completed; no cultural resources detected

---

**From:** Patricia Sesta <patriciasesta@edc-inc.com>  
**Sent:** Monday, November 28, 2022 12:12 PM  
**To:** FMSFILE <FMSFILE@dos.myflorida.com>  
**Cc:** Vovsi, Eman M. <Eman.Vovsi@DOS.MyFlorida.com>; Brad Currie <bradcurrie@edc-inc.com>  
**Subject:** 1910 S Jenkins Road

EMAIL RECEIVED FROM EXTERNAL SOURCE

The attachments/links in this message have been scanned by Proofpoint.

---

Good afternoon,

I'm looking for any State Historical records on the attached property. Please find the completed request form and project boundary. Please forward at your earliest convenience.

Thank you.

Patricia "Trish" Sesta  
Planner | Planning Division



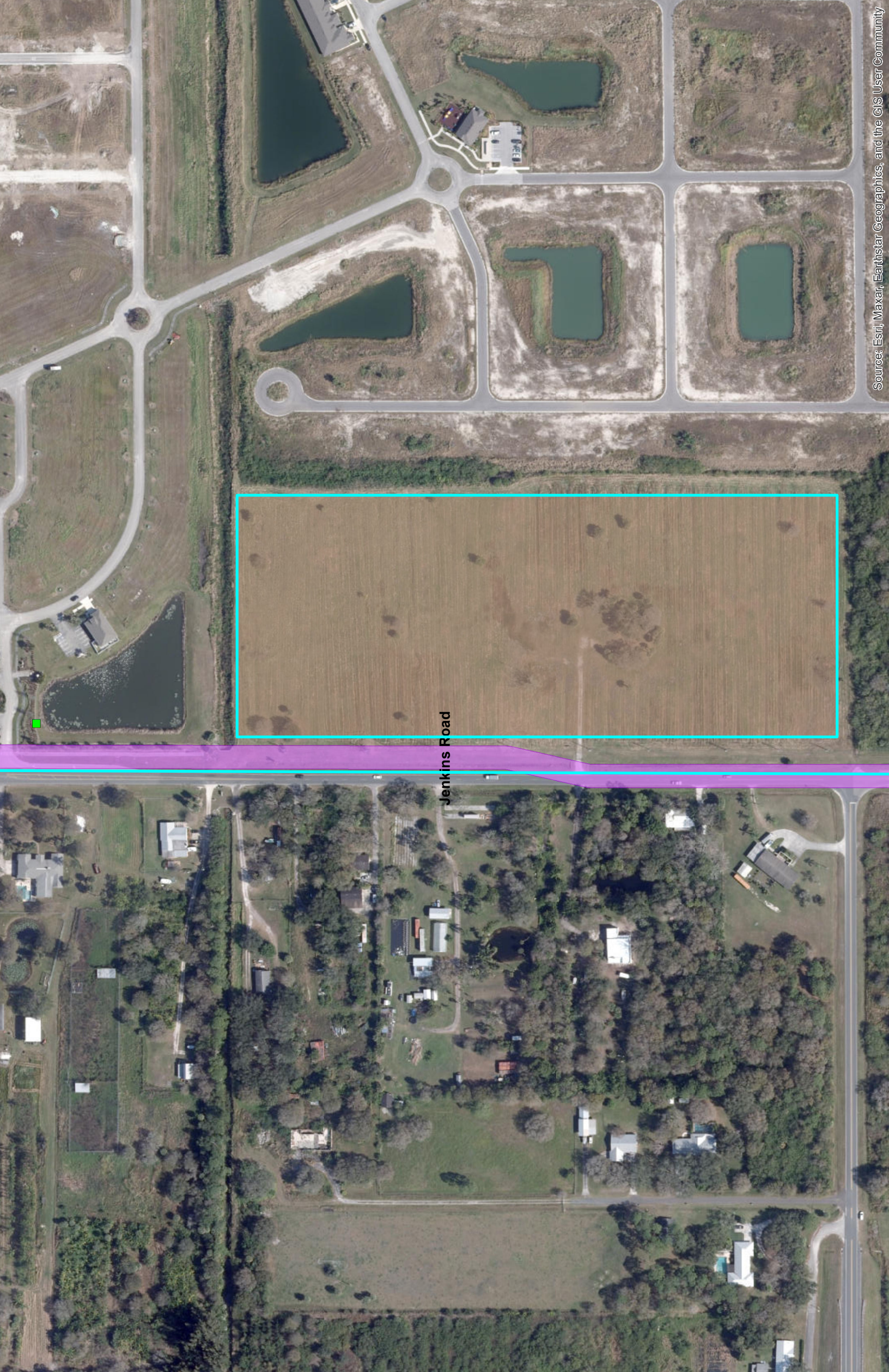
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10250 SW Village Parkway - Suite 201

Port Saint Lucie, Florida 34987

O: 772.462.2455 X 125

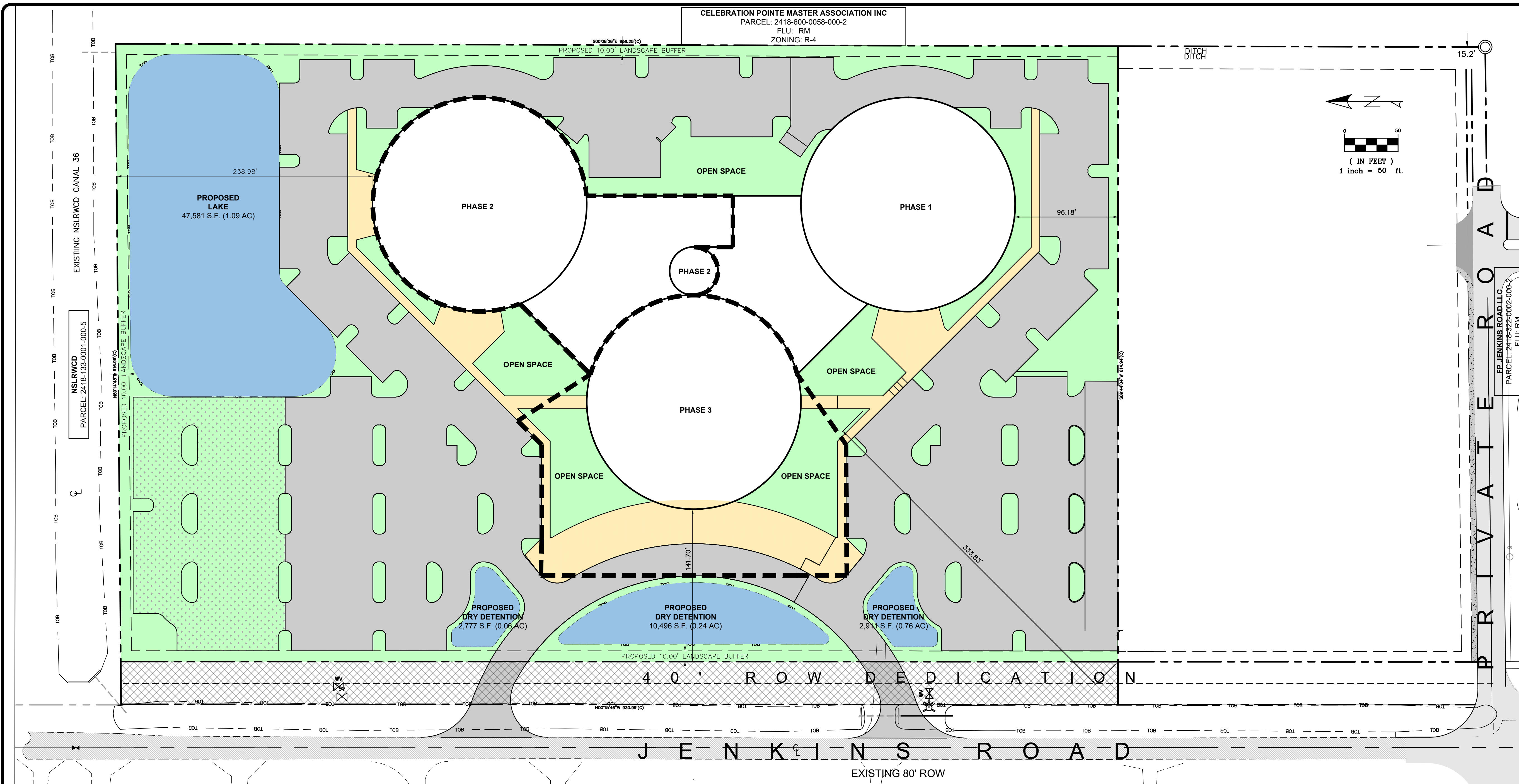
[patriciasesta@edc-inc.com](mailto:patriciasesta@edc-inc.com) | [www.EDC-Inc.com](http://www.EDC-Inc.com)



Jenkins Road

Z:\EDC-2022\22-439 - Trevor Banks - Resurrection Life Church\AutoCAD\DWG\22-439 SFD.dwg, OPEN SPACE, 4/12/2023 10:38:13 AM, James, EDC, Inc., EDC, Inc.

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F.B.P.E. CERTIFICATE OF AUTHORIZATION 8935  
L.B. CERTIFICATE OF AUTHORIZATION 8098

DESIGNED BY	DRAWN BY	FILE NAME	DATE
JUL	JUL	22-439 SFD.dwg	
		OPEN SPACE	LAYOUT
			AS SHOWN
			SCALE
			10/APR/2023

REVISION COMMENTS

**RESURRECTION LIFE CHURCH**

**OPEN SPACE PLAN**

FLORIDA

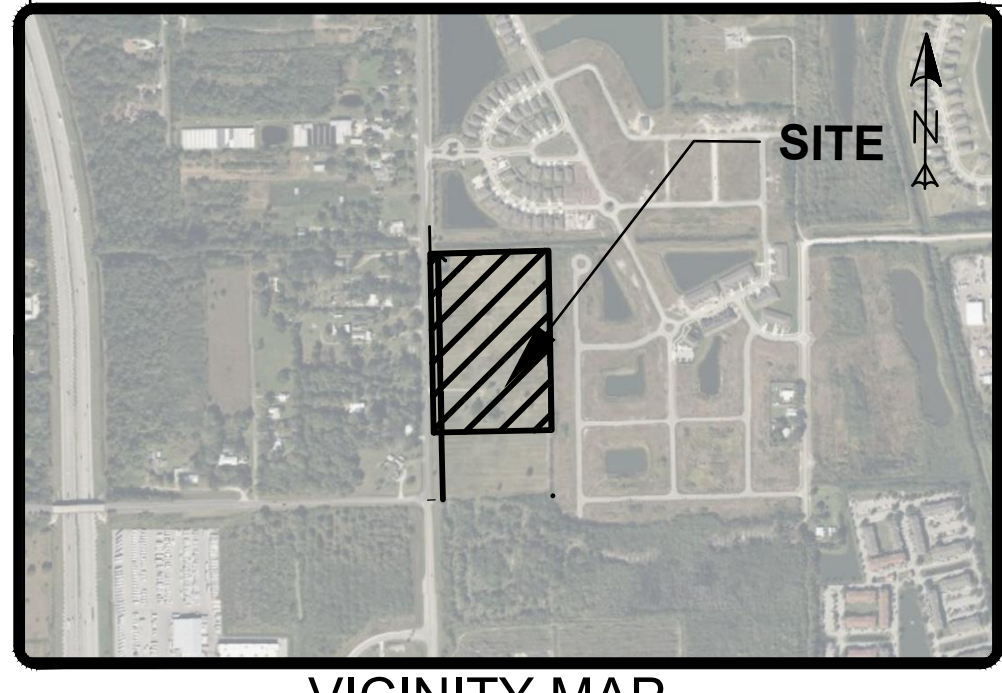
FORT PIERCE

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PORT SAINT LUCIE, FL 34987  
772-462-2455



ZONING CODE FOR: (R-4) MEDIUM DENSITY RESIDENTIAL ZONE

	FRONT	REAR	SIDE	CORNER	BUILDING COVERAGE	BUILDING HEIGHT
R-4	25	15	10	15	50% MAX.	45' MAX.
PROPOSED	141	50.11'	96'	333'	27.04%	'X'

**PROVIDER OF UTILITIES:**  
WATER: FPLUA  
WASTEWATER: FPLUA  
SOLID WASTE: WASTE PRO

**SITE DATA**  
**LEGAL DESCRIPTION**  
THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 35 SOUTH, RANGE 40 EAST, LYING AND SITUATE IN ST. LUCIE COUNTY, FLORIDA, LESS THE WEST 40 FEET FOR ROAD RIGHT OF WAY AND LESS THE NORTH 44.5 FEET FOR THE N.S.L.R.D.D. CANAL NO. 36 RIGHT OF WAY AND EXCEPT ROAD AND CANAL RIGHTS OF WAY.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL:  
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°15'48" 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°09'14" 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°15'48" EAST, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 349.32 FEET TO THE POINT OF BEGINNING.

CONTAINING 13.20 ACRES, MORE OR LESS.  
PARCEL ID #: 2418-322-0001-000-5  
PROJECT NAME: RESURRECTION LIFE CHURCH  
OWNER: RESURRECTION LIFE FAMILY WORSHIP CENTER, INC  
PO BOX 1224  
FORT PIERCE, FL 34954

**FUTURE LAND USE:**  
CURRENT ZONING: RESIDENTIAL MEDIUM (RM)  
PROPOSED ZONING: MEDIUM DENSITY RESIDENTIAL (R-4)  
PLANNED DEVELOPMENT (PD)

**LAND SIZE: (TOTAL SITE)**  
(COMPLEX SITE) PARCEL 2 575,052 S.F. (13.20 AC)  
(40' ROW DEDICATION)  
(COMPLEX SITE) PARCEL 2 37,247 S.F. (0.86 AC)  
(LESS ROW DEDICATION)  
(COMPLEX SITE) PARCEL 2 537,805 S.F. (12.35 AC)

**BUILDING DATA**  
GROSS SQUARE FOOTAGE 124,151 S.F. (2.85 AC)  
PHASE 1  
PROPOSED DOME 1 (HEALTH & WELLNESS) ±31,000 S.F. (0.71 AC)  
KIOSKS, DINING & LOCKER ROOMS 12,820 S.F. (0.30 AC)  
PHASE 2  
PROPOSED DOME 2 (K-12) ±31,000 S.F. (0.71 AC)  
TOWER, LOADING, STORAGE, FITNESS 17,910 S.F. (0.41 AC)  
PHASE 3  
PROPOSED DOME 3 (CHURCH) ±31,000 S.F. (0.71 AC)  
HALLS AND CONNECTIONS 421 S.F. (0.01 AC)

**PARKING DATA**  
PARKING REQUIRED 464 SPACES  
MULTI-USE COMPLEX  
**TOTAL REQUIRED PARKING 464 SPACES**  
TOTAL PROPOSED PARKING 464 SPACES

**SITE AREA DATA**

IMPERVIOUS DATA	537,805 S.F.	12.35 AC	100.00%
PROPOSED BUILDINGS	124,151 S.F.	2.85 AC	23.08%
PROPOSED PAVEMENT	179,435 S.F.	4.12 AC	33.36%
PROPOSED CONCRETE	28,097 S.F.	0.65 AC	5.22%
<b>PERVIOUS DATA</b>	<b>206,122 S.F.</b>	<b>4.73 AC</b>	<b>38.33%</b>
OPEN SPACE	126,729 S.F.	2.91 AC	23.56%
PROPOSED DETENTION	63,766 S.F.	1.46 AC	11.86%
OFF-SITE DRY-DETENTION	15,627 S.F.	0.36 AC	2.91%

**FIRE HYDRANT:**  
1. FIRE HYDRANT 5' WEST OF PROPERTY LINE

**STORMWATER DRAINAGE:**  
THE SURFACE WATER MANAGEMENT SYSTEM FOR THE PROJECT WILL COLLECT SITE RUNOFF IN A SERIES OF INLETS WHICH WILL CONVEY THE RUNOFF TO OFFSITE DRAINAGE AREA

**SOLID WASTE:**  
BASED ON THE INTENDED USE OF THE BUILDING, THIS PROJECT WILL UTILIZE A DUMPSTER AREA FOR SOLID WASTE AND RECYCLABLE ITEMS.

**HAZARDOUS WASTE:**  
ANY AND ALL HAZARDOUS OR TOXIC MATERIALS GENERATED OR USED OR STORED ON SITE SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS.

**ACCESSIBILITY AND ADA COMPLIANCE:**  
ALL SIDEWALKS AND RAMPS WILL MEET FOOT AND ADA REQUIREMENTS.

**VERTICAL DATUM NOTE:**  
ELEVATIONS SHOWN HEREON ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (N.A.V.D.88) AND ARE GIVEN IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.  
\*GENERAL ACCEPTED CONVERSION: NAVD + 1.475 = NGVD  
**NOTE:**  
THE PROPERTY OWNER, CONTRACTOR, AND AUTHORIZED REPRESENTATIVES SHALL PROVIDE PICKUP, REMOVAL, AND DISPOSAL OF LITTER WITHIN THE PROJECT LIMITS AND SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE AREA FROM THE EDGE OF PAVEMENT TO THE PROPERTY LINE WITHIN THE RIGHT-OF-WAY

DESCRIPTION	FOUND (YES/NO)	AGENCY CONTACT INFORMATION	MANAGEMENT PLAN (YES/NO)	RELOCATION PLAN (YES/NO)
WETLANDS	NO	EDC-SEE EA DATED OCT. 27TH, 2022		
RARE HABITAT	NO			
THREATENED SPECIES	NO			
ENDANGERED SPECIES	NO			
SPECIES OF SPECIAL CONCERN	NO			
INVASIVE/EXOTIC VEGETATION	NO			

**LEGEND**

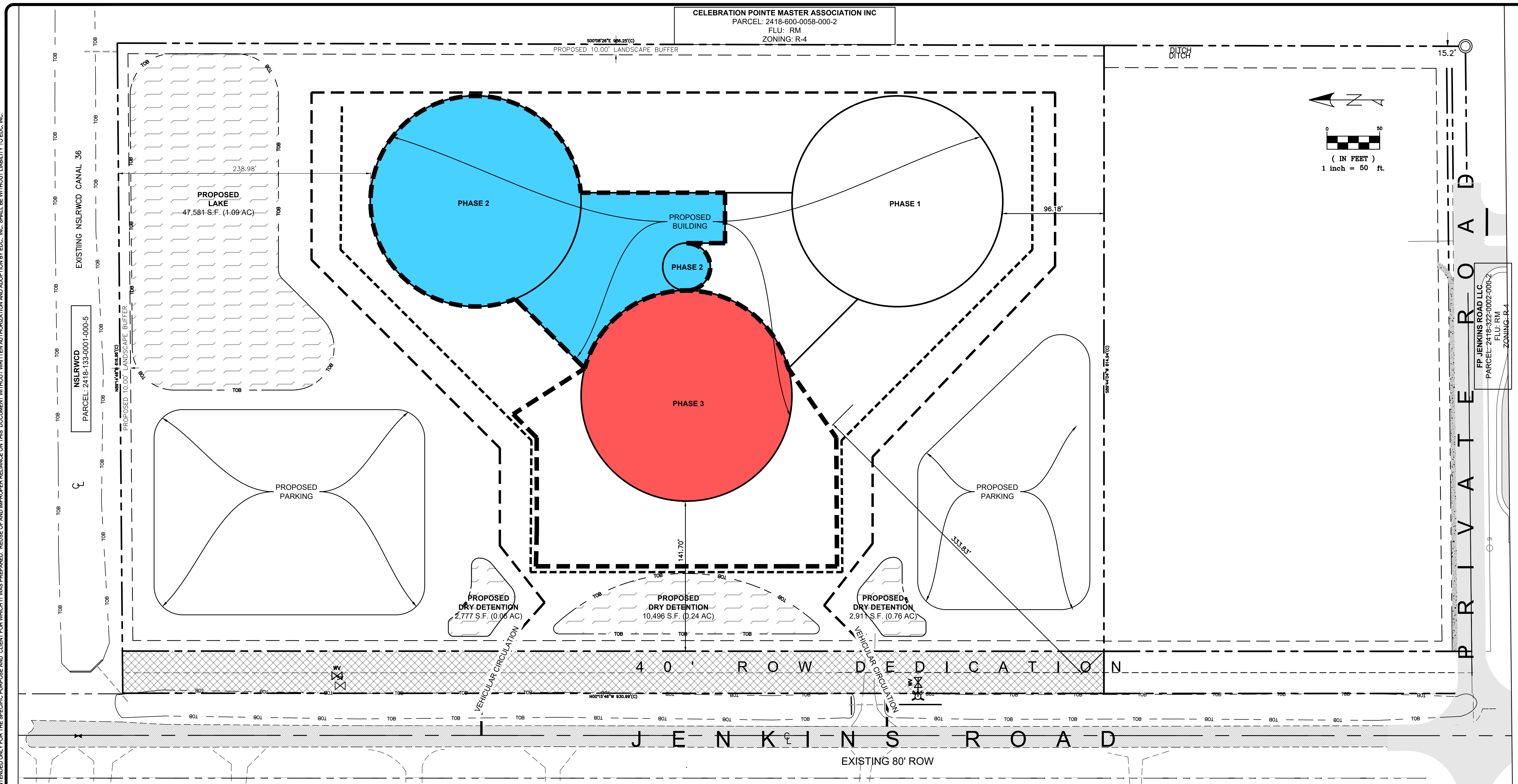
	EXISTING METER		EXISTING UTILITY POLE
	PROPOSED SIGN		PROPOSED DRAINAGE INLET
	PROPOSED MITERED END SECTION		EXIST. DRAINAGE INLET
	HANDICAP PARKING SYMBOL		EXISTING STREET LIGHT
	EXISTING CONCRETE		PROPOSED LIGHT POLE (SINGLE)
	EXISTING PAVEMENT		DRAINAGE FLOW ARROW
	PROPOSED SIDEWALKS		PROPOSED LIGHT POLE (DOUBLE)
	PROPOSED PAVEMENT		PARKING STALL COUNT
	PROPOSED GRASS PARKING		EXISTING DRAINAGE
	PROPOSED WATER TREATMENT		PROPOSED DRAINAGE PIPE

**22-439**

**1 OF 1**

Z:\EDC-2022\22-439 - Trevor Banks - Resurrection Life Church\DWG\22-439 SP4.dwg, PDF, 4/12/2023 11:16:12 AM, James, EDC, Inc., EDC, Inc.

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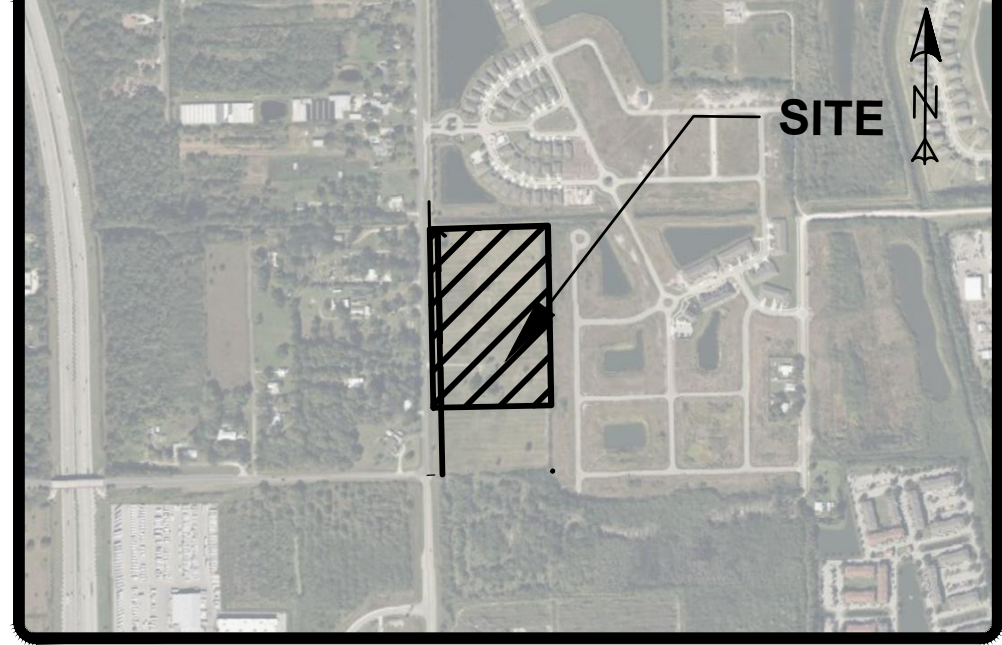
10250 VILLAGE PARKWAY  
 SUITE 201  
 PORT ST. LUCIE, FL 34987  
 772-462-2455  
 www.edc-inc.com

F.B.P.E. CERTIFICATE OF AUTHORIZATION 9935  
 L.B. CERTIFICATE OF AUTHORIZATION 8098

DESIGNED BY	DRAWN BY	FILE NAME	LAYOUT	SCALE	DATE
JUL	JUL	22-439-SP4.dwg	PDP	AS SHOWN	10/APRIL/2023

DATE	BY	REVISION COMMENTS

RESURRECTION LIFE CHURCH  
**PRELIMINARY DEVELOPMENT PLAN**  
 FLORIDA  
 FORT PIERCE



**VICINITY MAP**  
 SCALE: 1:1,000

ZONING CODE FOR: (R-4) MEDIUM DENSITY RESIDENTIAL ZONE						
	FRONT	REAR	SIDE	CORNER	BUILDING COVERAGE	BUILDING HEIGHT
R-4	25	15	10	15	50% MAX.	45' MAX.
PROPOSED	141	50.11	96	333	27.04%	TOWER-79' DOME-52'

**PROVIDER OF UTILITIES:**  
 WATER: FPLUA  
 WASTEWATER: FPLUA  
 SOLID WASTE: WASTE PRO

**SITE DATA**  
**LEGAL DESCRIPTION**  
 THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 35 SOUTH, RANGE 40 EAST, LYING AND SITUATE IN ST. LUCIE COUNTY, FLORIDA, LESS THE WEST 40 FEET FOR ROAD RIGHT OF WAY AND LESS THE NORTH 44.5 FEET FOR THE N.S.L.R.D.D. CANAL NO. 36 RIGHT OF WAY AND EXCEPT ROAD AND CANAL RIGHTS OF WAY.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL:

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°15'48" 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°15'48" EAST, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 349.32 FEET TO THE POINT OF BEGINNING.

CONTAINING 13.20 ACRES, MORE OR LESS.  
 PARCEL ID #: 2418-322-0001-000-5  
 PROJECT NAME: RESURRECTION LIFE CHURCH  
 OWNER: RESURRECTION LIFE FAMILY WORSHIP CENTER, INC  
 PO BOX 1224  
 FORT PIERCE, FL 34954

LAND SIZE: (TOTAL SITE)	575,052 S.F.	(13.20 AC)
(COMPLEX SITE) PARCEL 2 (40' ROW DEDICATION)	37,247 S.F.	(0.86 AC)
(COMPLEX SITE) PARCEL 2 (LESS ROW DEDICATION)	537,805 S.F.	(12.35 AC)

BUILDING DATA	GROSS SQUARE FOOTAGE	124,151 S.F.	(2.85 AC)
PHASE 1	PROPOSED DOME 1 (HEALTH & WELLNESS) KIOSKS, DINING & LOCKER ROOMS	±31,000 S.F.	(0.71 AC)
PHASE 2	PROPOSED DOME 2 (K-12) TOWER, LOADING, STORAGE, FITNESS	17,910 S.F.	(0.41 AC)
PHASE 3	PROPOSED DOME 3 (CHURCH) HALLS AND CONNECTIONS	±31,000 S.F.	(0.71 AC)
		421 S.F.	(0.01 AC)

PARKING DATA	464 SPACES
PARKING REQUIRED MULTI-USE COMPLEX	464 SPACES
TOTAL REQUIRED PARKING	464 SPACES
TOTAL PROPOSED PARKING	464 SPACES

RESIDENTIAL MEDIUM (RM)	331,683 S.F.	7.61 AC	61.67%
MEDIUM DENSITY RESIDENTIAL (R-4) <td>124,151 S.F.</td> <td>2.85 AC</td> <td>23.08%</td>	124,151 S.F.	2.85 AC	23.08%
PLANNED DEVELOPMENT (PD) <td>179,435 S.F.</td> <td>4.12 AC</td> <td>33.36%</td>	179,435 S.F.	4.12 AC	33.36%
	28,097 S.F.	0.65 AC	5.22%

SITE AREA DATA	537,805 S.F.	12.35 AC	100.00%
IMPERVIOUS DATA	206,122 S.F.	4.73 AC	38.33%
PROPOSED BUILDINGS	126,729 S.F.	2.91 AC	23.56%
PROPOSED PAVEMENT	63,766 S.F.	1.46 AC	11.86%
PROPOSED CONCRETE	15,627 S.F.	0.36 AC	2.91%
PERVIOUS DATA			
OPEN SPACE			
PROPOSED DETENTION			
OFF-SITE DRY-DETENTION			

**STORMWATER DRAINAGE:**  
 THE SURFACE WATER MANAGEMENT SYSTEM FOR THE PROJECT WILL COLLECT SITE RUNOFF IN A SERIES OF INLETS WHICH WILL CONVEY THE RUNOFF TO OFFSITE DRAINAGE AREA.

**SOLID WASTE:**  
 BASED ON THE INTENDED USE OF THE BUILDING, THIS PROJECT WILL UTILIZE A DUMPSTER AREA FOR SOLID WASTE AND RECYCLABLE ITEMS.

**HAZARDOUS WASTE:**  
 ANY AND ALL HAZARDOUS OR TOXIC MATERIALS GENERATED OR USED OR STORED ON SITE SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS.

**LANDSCAPE:**  
 SEE PAGE 2

**ACCESSIBILITY AND ADA COMPLIANCE:**  
 ALL SIDEWALKS AND RAMPS WILL MEET FOOT AND ADA REQUIREMENTS.

**FIRE HYDRANT:**  
 1. FIRE HYDRANT #5 EAST OF PROPERTY LINE

**VERTICAL DATUM NOTE:**  
 ELEVATIONS SHOWN HEREON ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (N.A.V.D.88) AND ARE GIVEN IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.  
 \*GENERAL ACCEPTED CONVERSION: NAVD + 1.475 = NGVD

**NOTE:**  
 THE PROPERTY OWNER, CONTRACTOR, AND AUTHORIZED REPRESENTATIVES SHALL PROVIDE PICKUP, REMOVAL, AND DISPOSAL OF LITTER WITHIN THE PROJECT LIMITS AND SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE AREA FROM THE EDGE OF PAVEMENT TO THE PROPERTY LINE WITHIN THE RIGHT-OF-WAY.

DESCRIPTION	FOUND (YES/NO)	AGENCY CONTACT INFORMATION	MANAGEMENT PLAN (YES/NO)	RELOCATION PLAN (YES/NO)
WETLANDS	NO	EDC-SEE EA DATED OCT. 27TH, 2022		
RARE HABITAT	NO			
THREATENED SPECIES	NO			
ENDANGERED SPECIES	NO			
SPECIES OF SPECIAL CONCERN	NO			
INVASIVE/EXOTIC VEGETATION	NO			

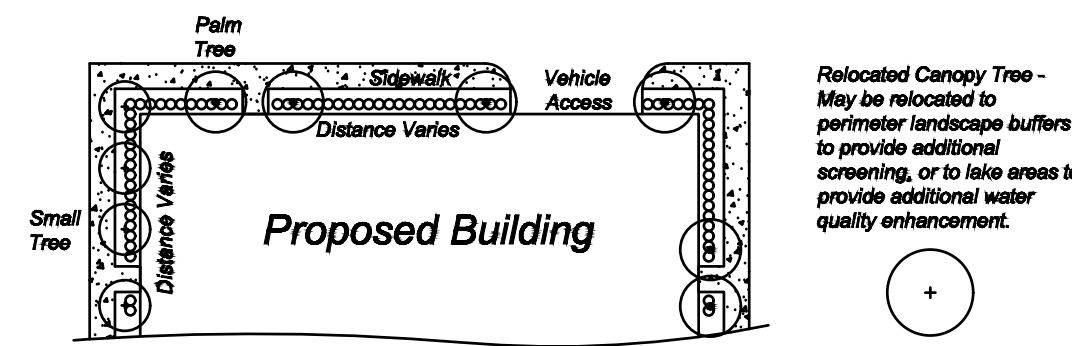
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LEGEND			
[Symbol]	EXISTING METER	[Symbol]	EXISTING UTILITY POLE
[Symbol]	PROPOSED SIGN	[Symbol]	PROPOSED DRAINAGE INLET
[Symbol]	PROPOSED MITERED END SECTION	[Symbol]	EXIST. DRAINAGE INLET
[Symbol]	HANDICAP PARKING SYMBOL	[Symbol]	EXISTING STREET LIGHT
[Symbol]	EXISTING CONCRETE	[Symbol]	PROPOSED LIGHT POLE (SINGLE)
[Symbol]	EXISTING PAVEMENT	[Symbol]	DRAINAGE FLOW ARROW
[Symbol]	PROPOSED CONCRETE	[Symbol]	PROPOSED LIGHT POLE (DOUBLE)
[Symbol]	PROPOSED PAVEMENT	[Symbol]	PARKING STALL COUNT
[Symbol]	PEDESTRIAN CIRCULATION	[Symbol]	EXISTING DRAINAGE
[Symbol]	VEHICULAR CIRCULATION	[Symbol]	PROPOSED DRAINAGE PIPE

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**22-439**

**1 OF 2**

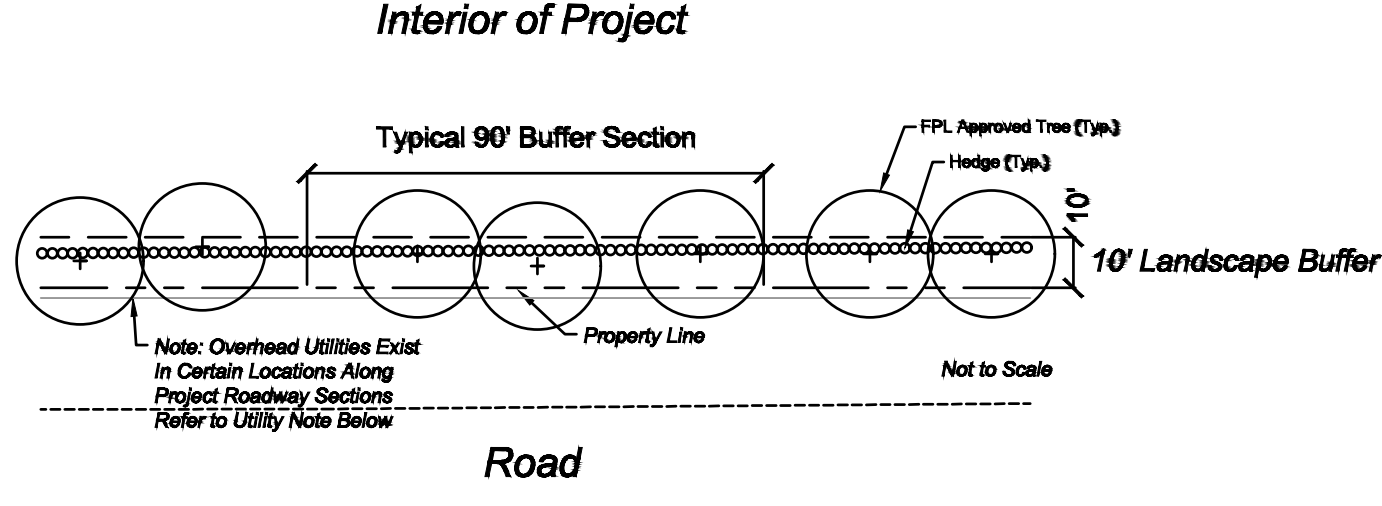
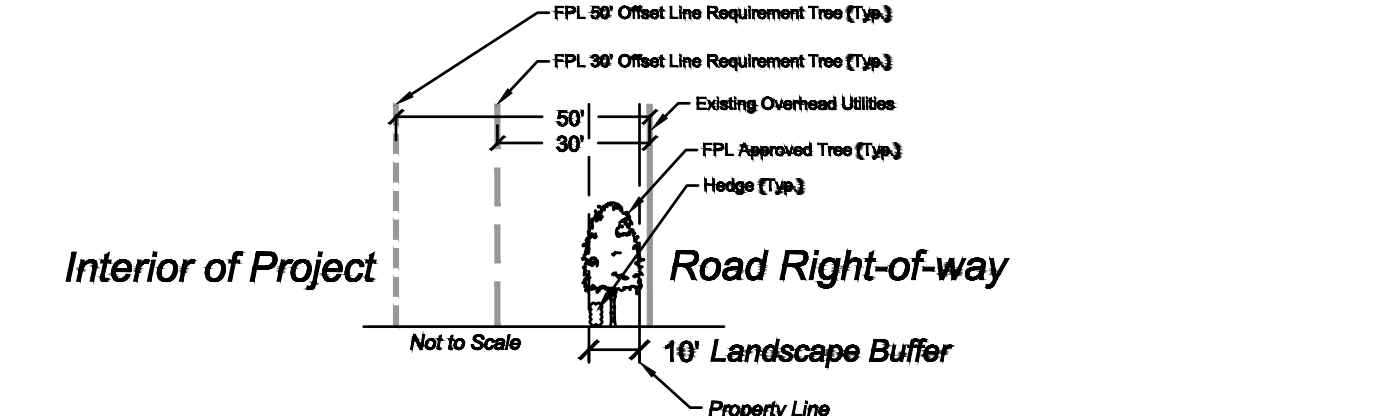


**Perimeter Landscaping Adjacent to Building Foundation Notes:**

1. Required on all facades except where ingress/egress is provided into building or utilities, air conditioner(s), etc. prevent plantings.
2. Driveways, sidewalks, and ADA ramp connections to the building may be removed from shrub calculations.
3. Two (2) Palms may be used in place of one (1) Canopy tree.
4. Two (2) small trees may be used in place of one Canopy (1) tree.
5. Trees / Palms may be planted in perimeter landscape buffers to provide additional screening or in wet / dry retention areas for water quality enhancement if building and sidewalk area have conflicts and do not allow for planting in that area (utilities, ADA ramps, etc.).

**Trees**  
Required: (1 Tree/30 l.f.) - 90 l.f./30 = 3 Trees

**Shrubs**  
Required: Continuous Hedge 2' O.C. = 45 Shrubs

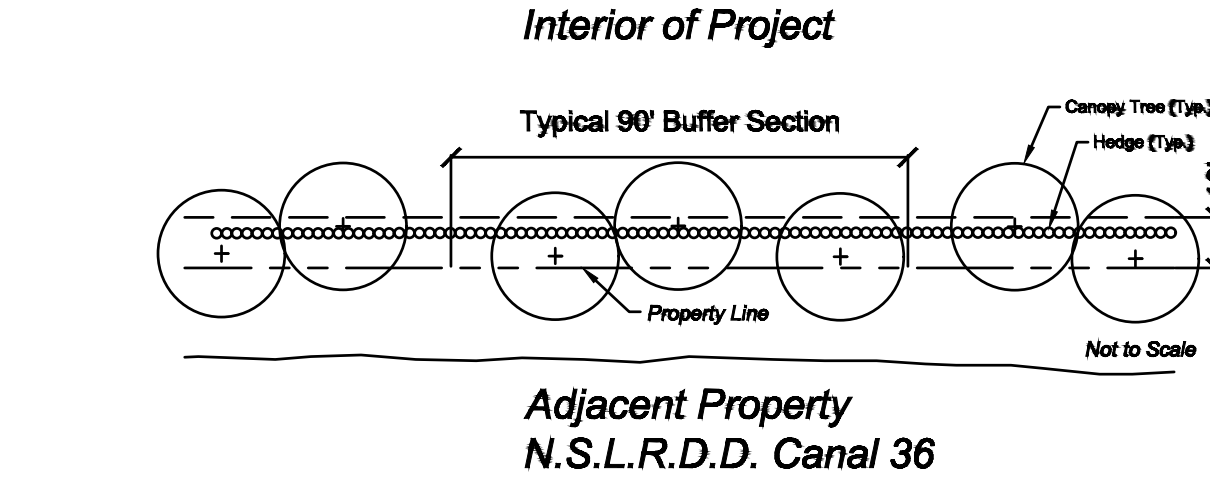
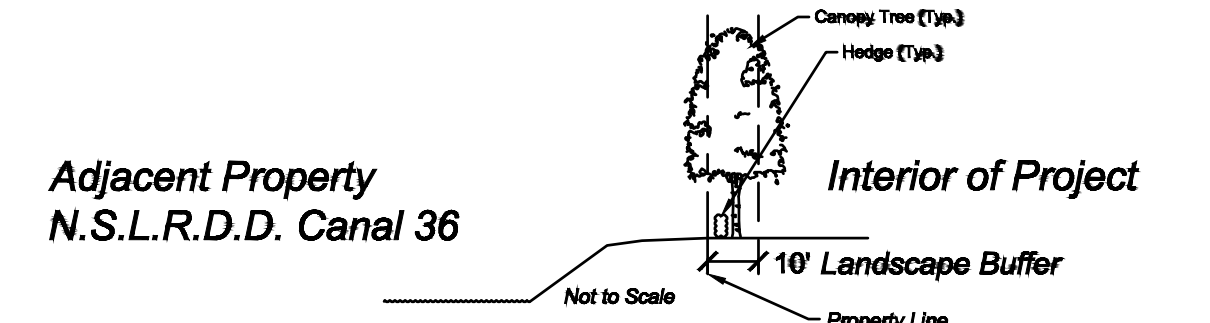


**Perimeter Landscaping Adjacent to Road Right-of-way - West Buffer / Jenkins Road**

**Trees**  
Required - (1 Tree/30 l.f.) - 90 l.f./30 = 3 Trees

**Shrubs**  
Required - Continuous Hedge 2' O.C. = 45 Shrubs

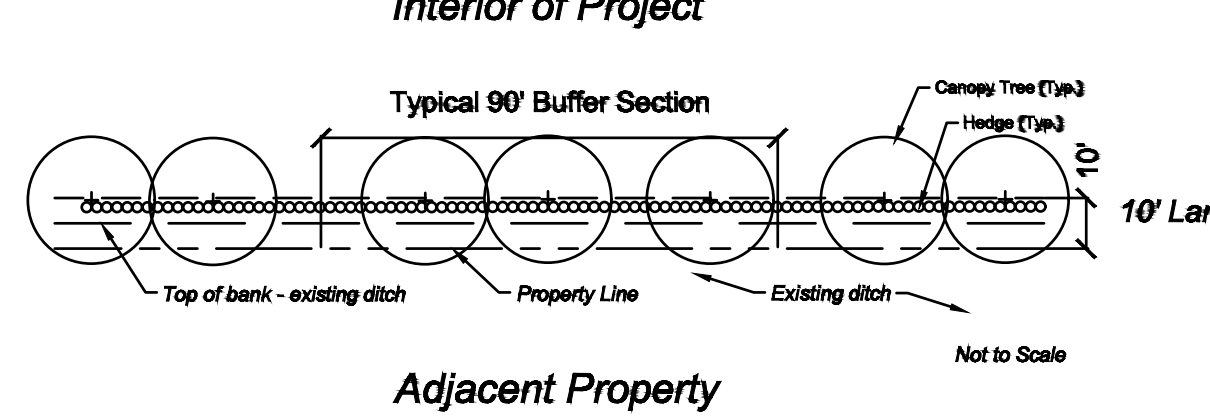
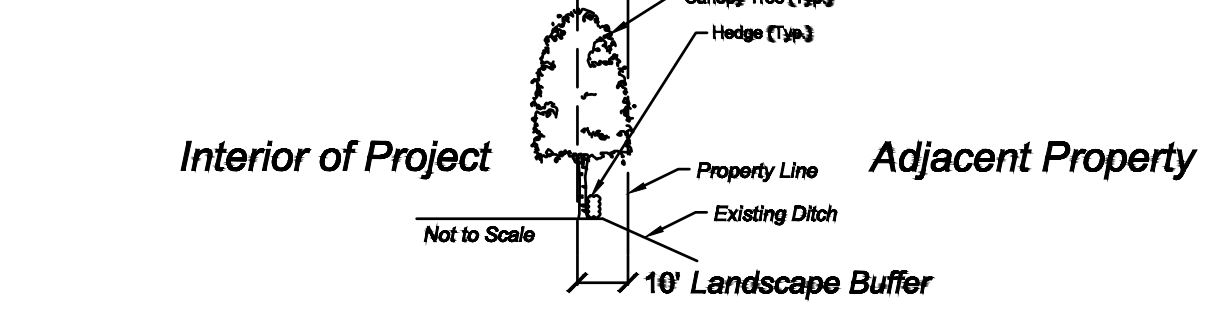
**7.09.03.E.2.1 - Planting Under Utility Lines**  
Note: Small trees shall be utilized to meet code section 7.09.03.E.2.1. No tree shall be planted where it could, at mature height, conflict with overhead power lines. Larger trees (trees with a mature height of thirty (30) feet or more) shall be planted no closer than a horizontal distance of thirty (30) feet from the nearest overhead power line. Medium trees (trees with a mature height between twenty (20)—thirty (30) feet) shall be off-set at least twenty (20) feet horizontally from the nearest overhead power line. Small trees (trees with a mature height of less than twenty (20) feet) shall not be required to meet a minimum off-set, except that no tree, regardless of size shall be planted within five (5) feet of any existing or proposed utility pole, guy wire, pad mounted electrical transformer or other utility transmission/ collection structure or equipment.



**Perimeter Landscaping Adjacent to Another Property - North Buffer**

**Trees**  
Required: (1 Tree/30 l.f.) - 90 l.f./30 = 3 Trees

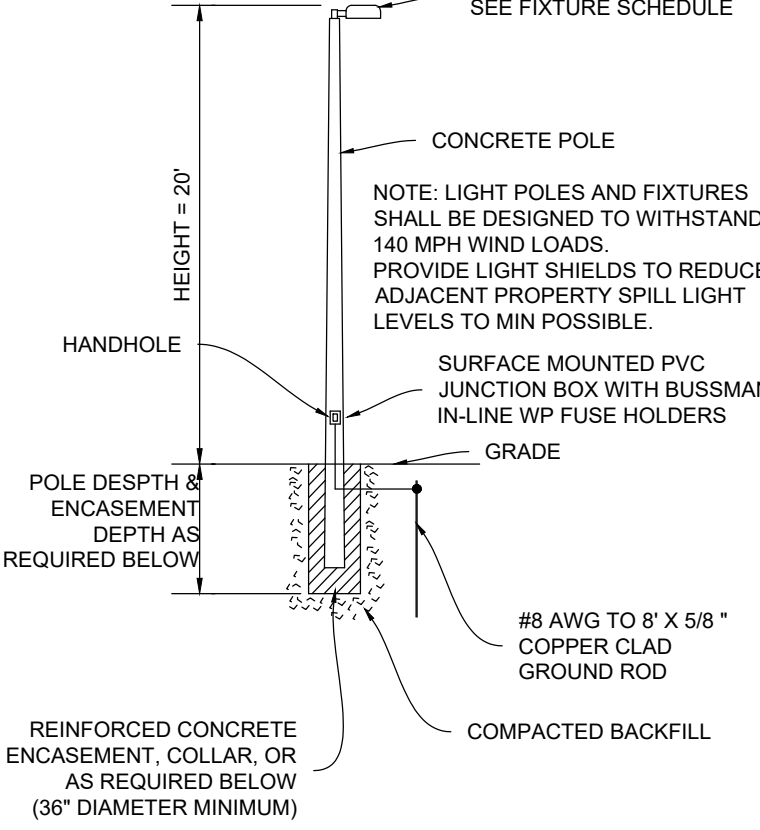
**Shrubs**  
Required: Continuous Hedge 2' O.C. = 45 Shrubs



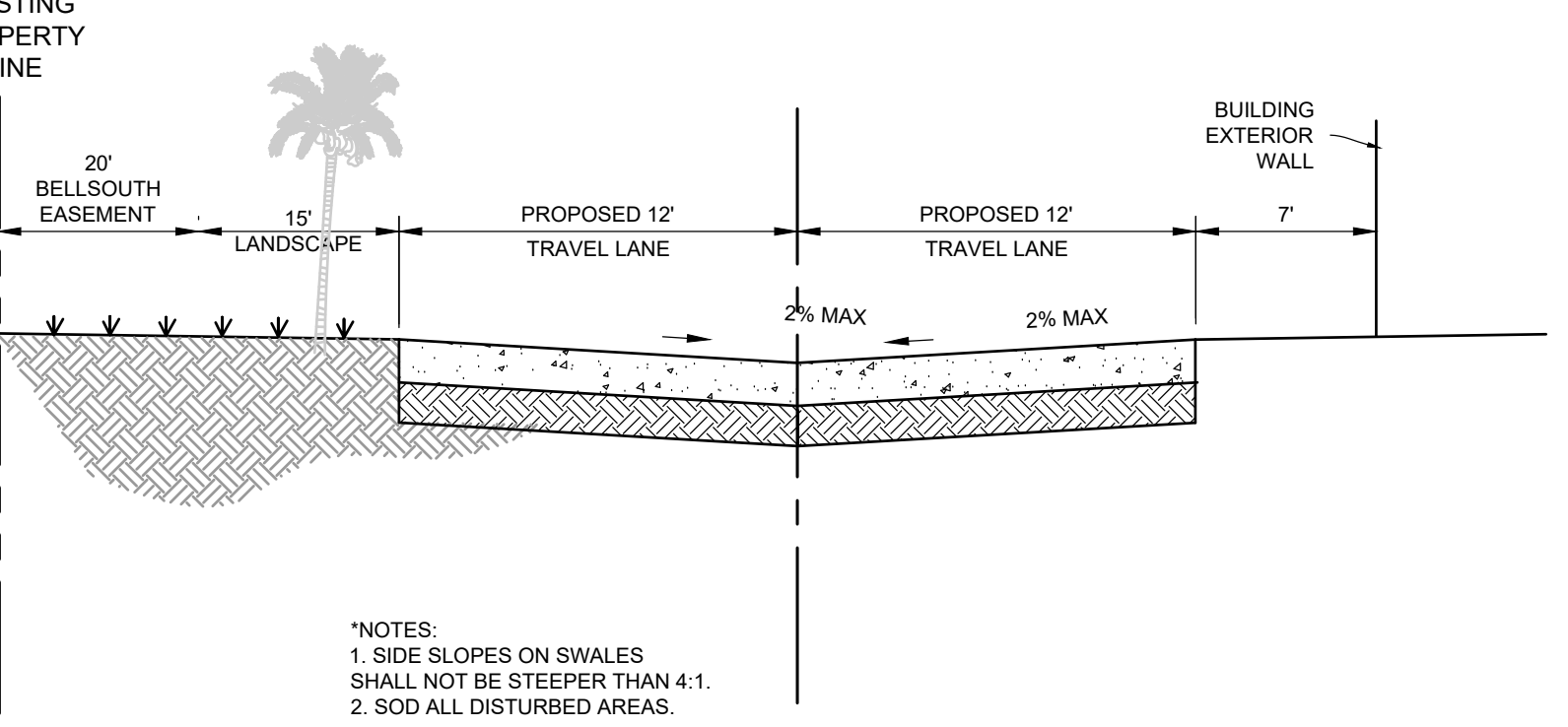
**Perimeter Landscaping Adjacent to Another Property - East Buffer**

**Trees**  
Required: (1 Tree/30 l.f.) - 90 l.f./30 = 3 Trees

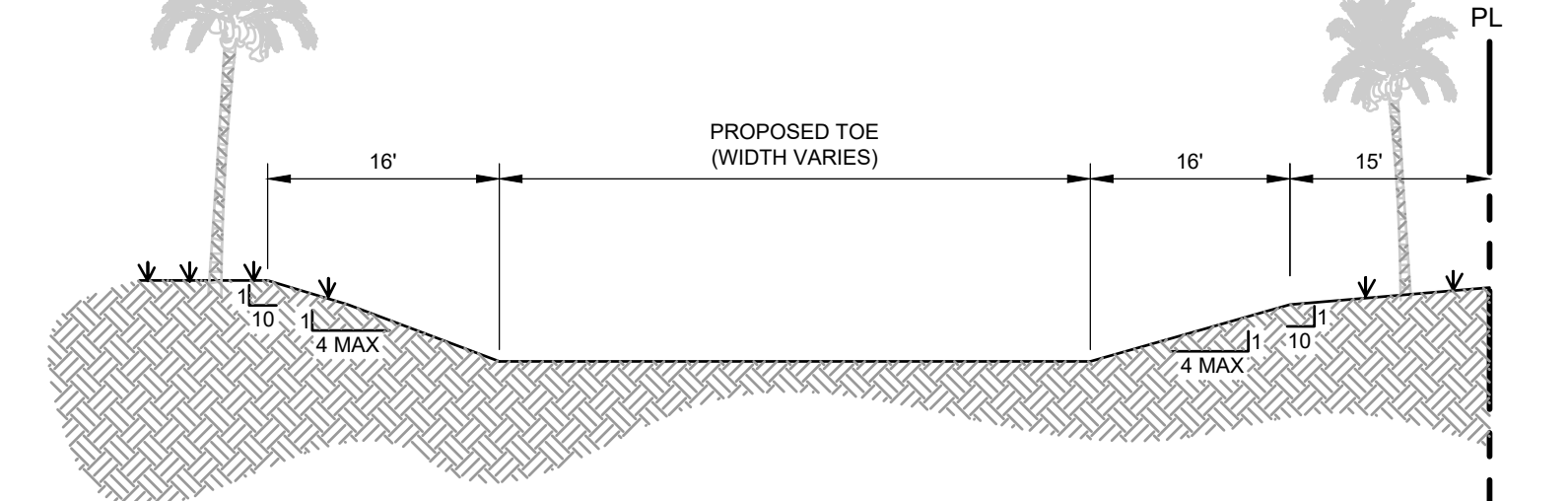
**Shrubs**  
Required: Continuous Hedge 2' O.C. = 45 Shrubs



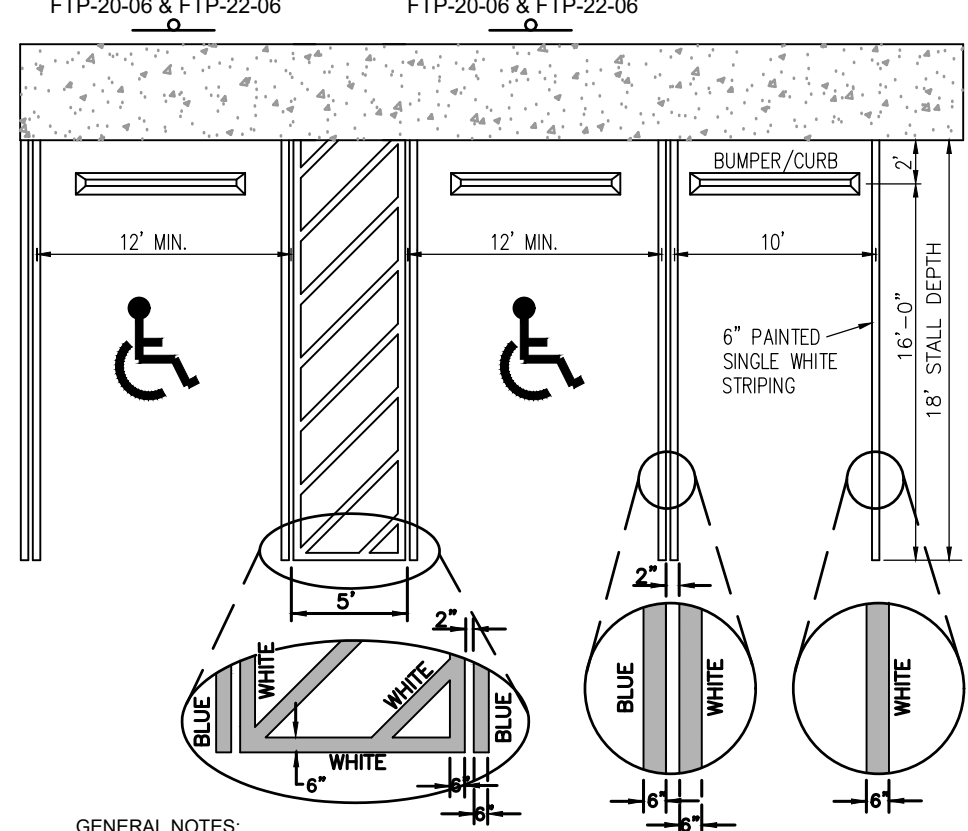
**POLE MOUNTING DETAIL**  
N.T.S.  
NOTE: PROVIDE SHOP DRAWINGS SIGNED AND SEALED BY A FLORIDA REGISTERED PROFESSIONAL ENGINEER. SHOP DRAWINGS SHALL INCLUDE THE POLE, LUMINAIR, AND REINFORCED CONCRETE ENCASUREMENT CALCULATIONS TO SHOW COMPLIANCE WITH FLORIDA BUILDING CODE. FOR WIND LOADING, SHOP DRAWINGS MAY BE FOR WORSE CASE SOIL CONDITIONS OR MAY BE BASED ON ACTUAL SITE SOIL BORINGS AND ANALYSIS FOR EACH POLE LOCATION AS VERIFIED BY THE FLORIDA REGISTERED PROFESSIONAL ENGINEER AND DOCUMENTED IN THE SHOP DRAWINGS. ALL ASSOCIATED COSTS FOR THE TOTAL INSTALLATION INCLUDING SHOP DRAWINGS, SOIL TESTING AND DESIGN FEES SHALL BE INCLUDED IN THE CONTRACT.



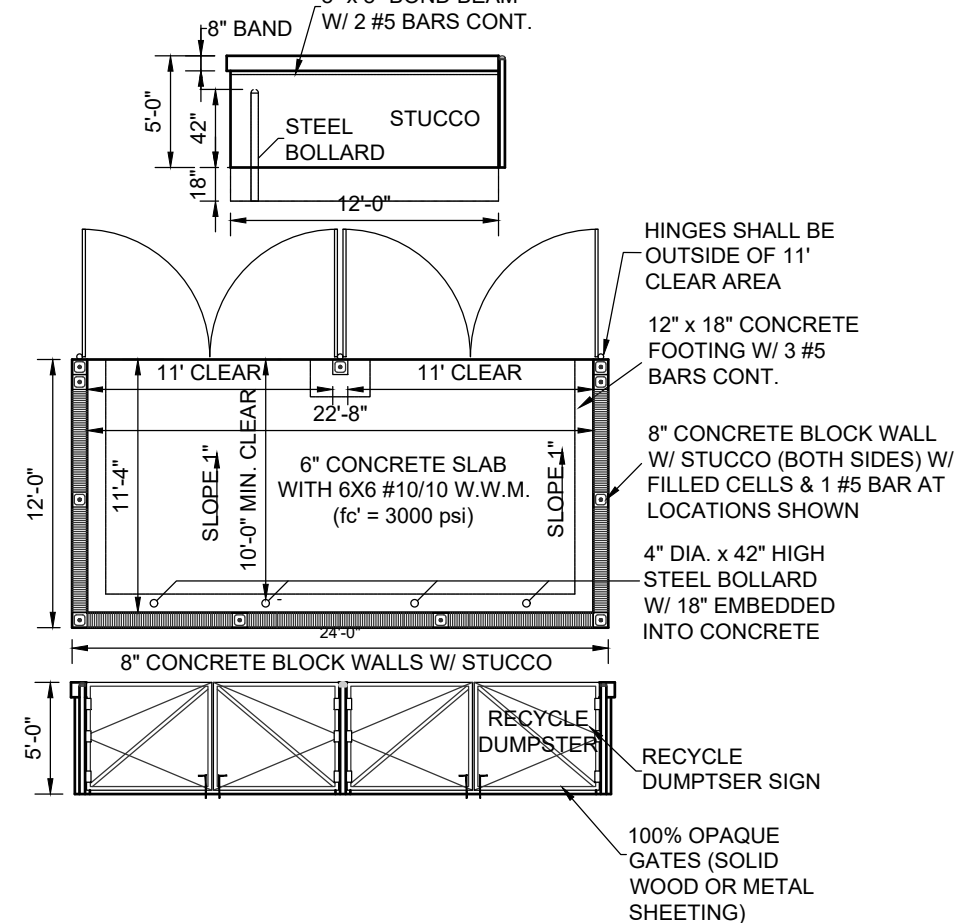
**CROSS SECTION A-A**  
N.T.S.



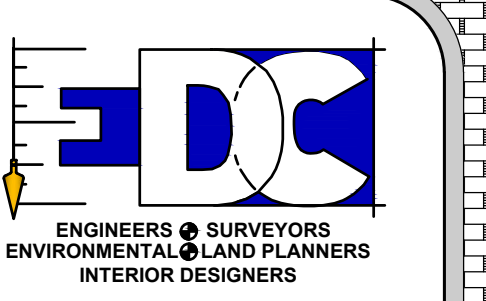
**CROSS SECTION B-B**  
N.T.S.



**HANDICAPPED SPACE DETAIL 18' PARKING STALL DETAIL**  
GENERAL NOTES:  
A) ALL PARKING SPACES WITH EXCEPTION OF HANDICAPPED PARKING SPACES SHALL BE MARKED IN WHITE, RETRO-REFLECTIVE TRAFFIC PAINT AND BE IN ACCORDANCE WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, 2010 SECTION 710.  
B) ALL HANDICAPPED PARKING SPACES SHALL BE PROPERLY SIGNED AND STRIPED IN ACCORDANCE WITH THE FDOT STANDARD INDEX 17346, FY 2017-18.  
C) ALL COMPACT SPACES SHALL BE MARKED "COMPACT" ON THE STALL OR TIRE STOP.



**24' x 12' DUMPSTER DETAIL**



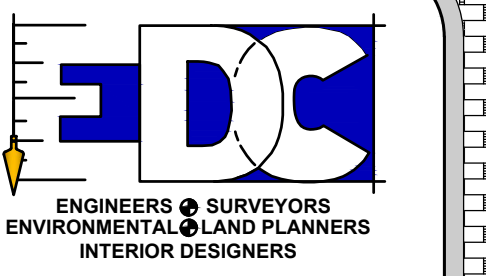
10250 VILLAGE PARKWAY  
SUITE 201  
PORT ST. LUCIE, FL 34987  
772-462-2455  
www.edc-inc.com

F.B.P.E. CERTIFICATE OF AUTHORIZATION 89935  
L.B. CERTIFICATE OF AUTHORIZATION 80988

DESIGNED BY	JUL	DATE	10/APRIL/2023
DRAWN BY	JUL	SCALE	
CHECKED BY	JUL	PROJECT NO.	22-439
FILE NAME		LAYOUT	AS SHOWN

REVISION COMMENTS	DATE

**RESURRECTION LIFE CHURCH**  
FLORIDA  
**DETAILS**  
FORT PIERCE



10250 SW VILLAGE PARKWAY - SUITE 201  
PORT SAINT LUCIE, FL 34987  
772-462-2455

22-439

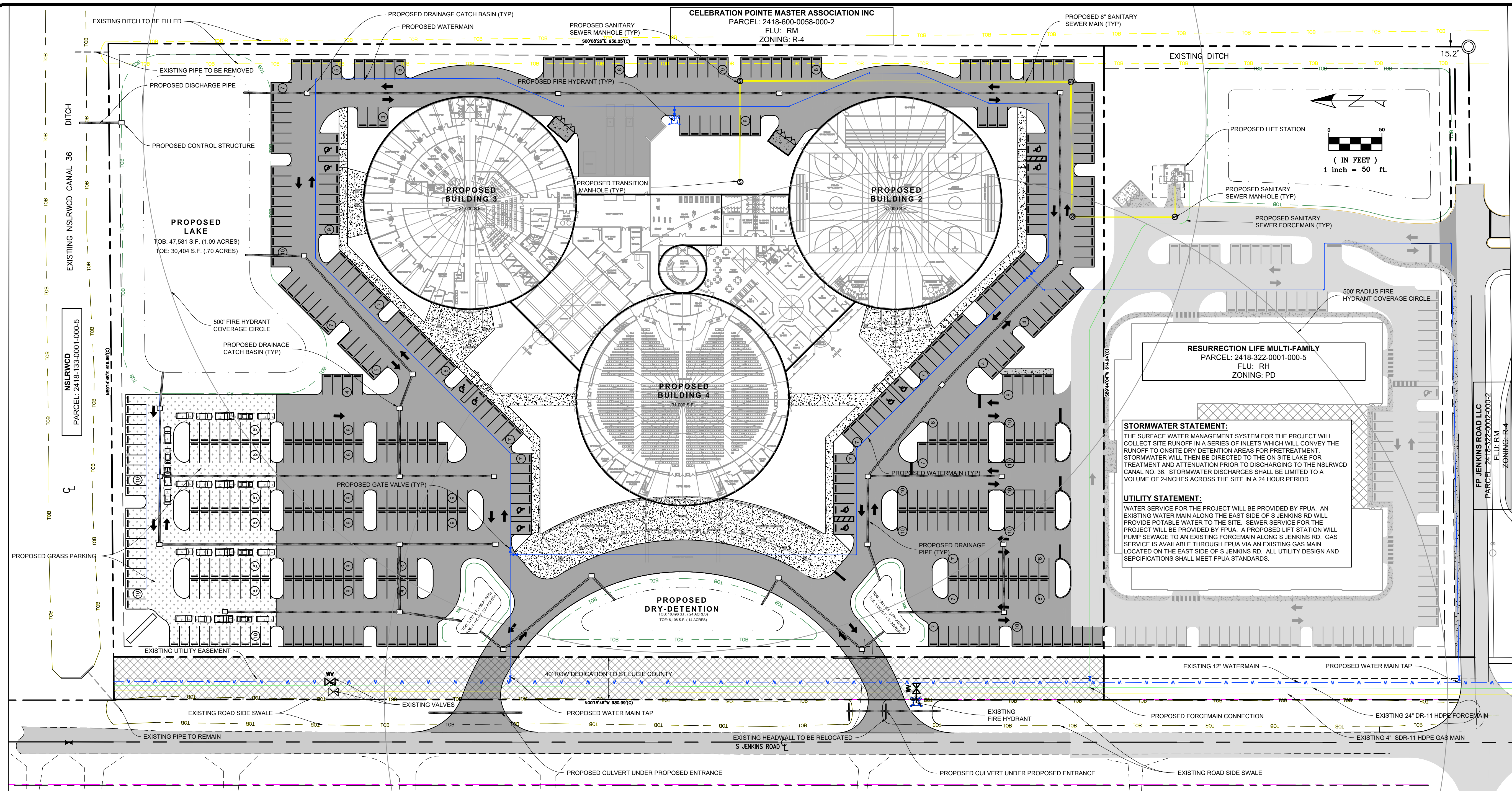
2 OF 2



THIS DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGNS PRESENTED HEREIN, IS AN INSTRUMENT OF SERVICE, IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADOPTION BY EDC, INC. SHALL BE WITHOUT LIABILITY TO EDC, INC.

Z:\EDC-2022\22-439 - Trevor Banks - Resurrection Life Church\AutoCAD\DWG\22-439\_SPH.dwg - DETAILS\_4/12/2023 11:16:23 AM - James, EDC, Inc., EDC, Inc.

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**STORMWATER STATEMENT:**  
 THE SURFACE WATER MANAGEMENT SYSTEM FOR THE PROJECT WILL COLLECT SITE RUNOFF IN A SERIES OF INLETS WHICH WILL CONVEY THE RUNOFF TO ON-SITE DRY DETENTION AREAS FOR PRE-TREATMENT. STORMWATER WILL THEN BE DIRECTED TO THE ON-SITE LAKE FOR TREATMENT AND ATTENUATION PRIOR TO DISCHARGING TO THE NSLRWCD CANAL NO. 36. STORMWATER DISCHARGES SHALL BE LIMITED TO A VOLUME OF 2-INCHES ACROSS THE SITE IN A 24 HOUR PERIOD.

**UTILITY STATEMENT:**  
 WATER SERVICE FOR THE PROJECT WILL BE PROVIDED BY FPUA. AN EXISTING WATER MAIN ALONG THE EAST SIDE OF S JENKINS RD WILL PROVIDE POTABLE WATER TO THE SITE. SEWER SERVICE FOR THE PROJECT WILL BE PROVIDED BY FPUA. A PROPOSED LIFT STATION WILL PUMP SEWAGE TO AN EXISTING FORCEMAIN ALONG S JENKINS RD. GAS SERVICE IS AVAILABLE THROUGH FPUA VIA AN EXISTING GAS MAIN LOCATED ON THE EAST SIDE OF S JENKINS RD. ALL UTILITY DESIGN AND SPECIFICATIONS SHALL MEET FPUA STANDARDS.

**ENGINEERS SURVEYORS  
 ENVIRONMENTAL LAND PLANNERS  
 INTERIOR DESIGNERS**

10250 VILLAGE PARKWAY  
 SUITE 201  
 PORT ST. LUCIE, FL 34987  
 772-462-2455  
 www.edc-inc.com

F.B.P.E. CERTIFICATE OF AUTHORIZATION 9935  
 L.B. CERTIFICATE OF AUTHORIZATION 8098

DESIGNED BY	FILE NAME	LAYOUT	SCALE	DATE
DRAWN BY	DATE	AS SHOWN		
DATE				

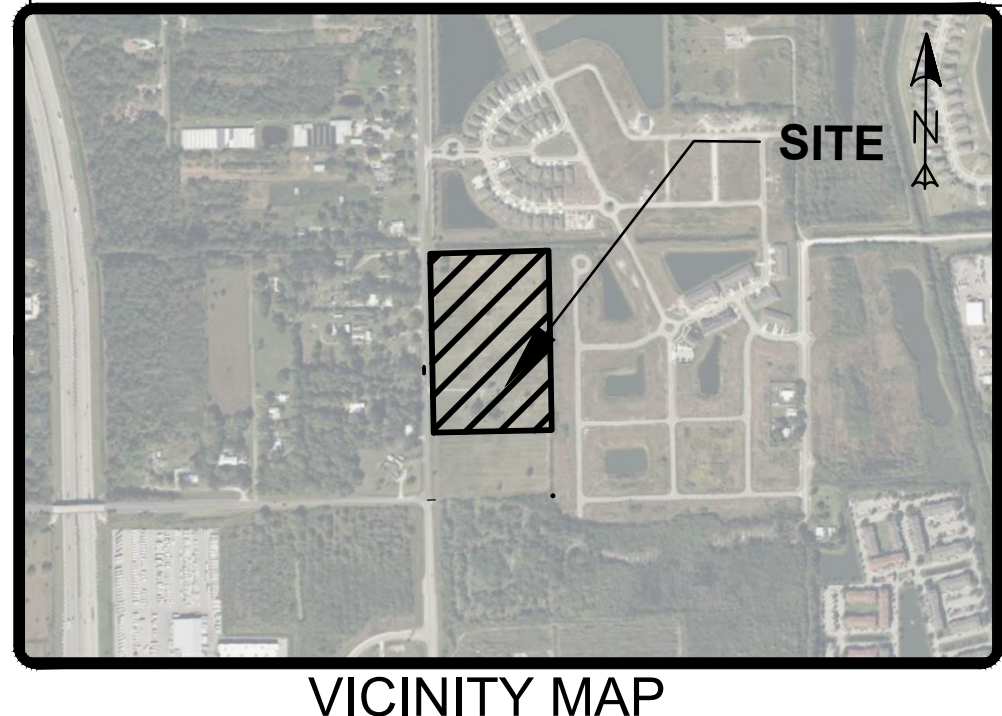
NO.	DATE	DESCRIPTION

**RESURRECTION LIFE CHURCH**

**PRELIMINARY ENGINEERING PLAN**

FLORIDA

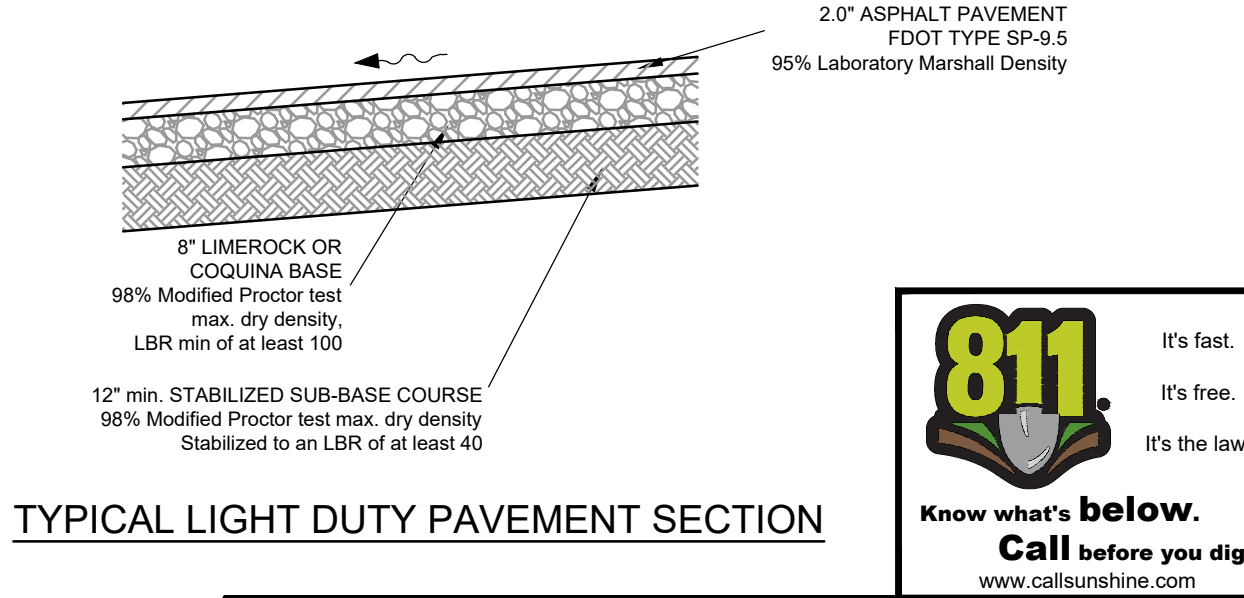
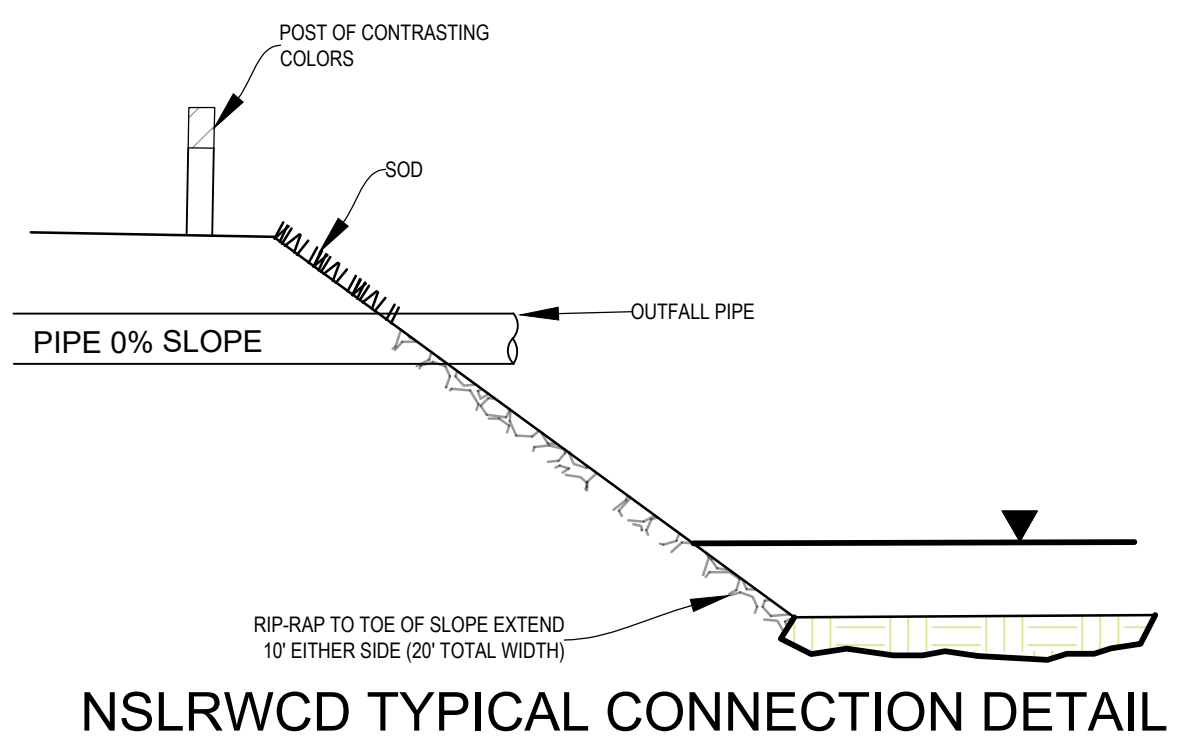
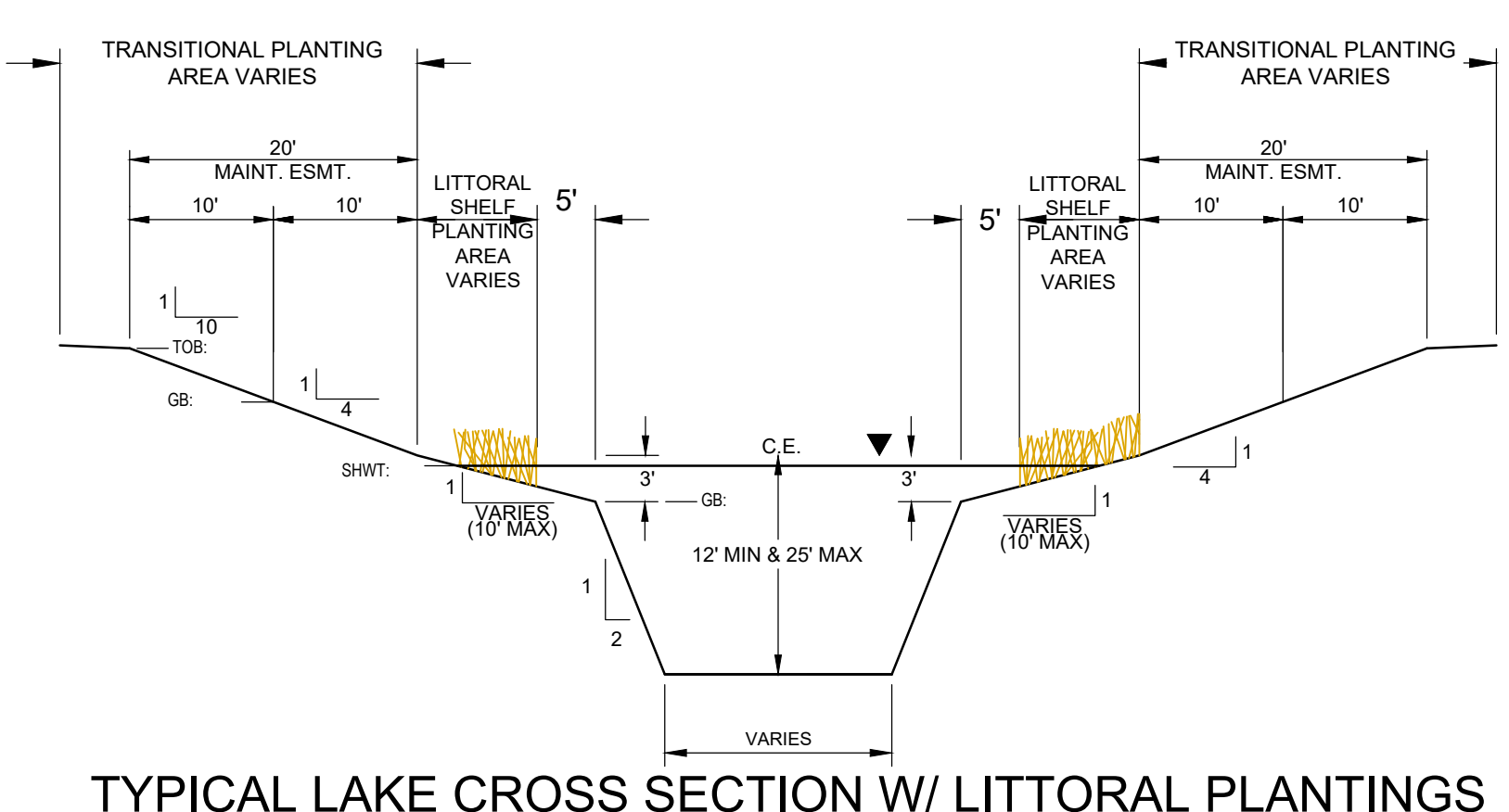
FORT PIERCE



**PROVIDER OF UTILITIES:**  
 WATER: FPUA  
 WASTEWATER: FPUA  
 SOLID WASTE: WASTE PRO

**VERTICAL DATUM NOTE:**  
 ELEVATIONS SHOWN HEREON ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (N.A.V.D. 88) AND ARE GIVEN IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.  
 \*GENERAL ACCEPTED CONVERSION: NAVD + 1.475 = NGVD

**NOTE:**  
 THE PROPERTY OWNER, CONTRACTOR, AND AUTHORIZED REPRESENTATIVES SHALL PROVIDE PICKUP, REMOVAL, AND DISPOSAL OF LITTER WITHIN THE PROJECT LIMITS AND SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE AREA FROM THE EDGE OF PAVEMENT TO THE PROPERTY LINE WITHIN THE RIGHT-OF-WAY.



**LEGEND**

	EXISTING METER		EXISTING UTILITY POLE
	PROPOSED SIGN		PROPOSED DRAINAGE INLET
	PROPOSED MITERED END SECTION		EXIST. DRAINAGE INLET
	HANDICAP PARKING SYMBOL		EXISTING STREET LIGHT
	EXISTING CONCRETE		PROPOSED LIGHT POLE (SINGLE)
	EXISTING PAVEMENT		DRAINAGE FLOW ARROW
	PROPOSED CONCRETE		PROPOSED LIGHT POLE (DOUBLE)
	PROPOSED PAVEMENT		PARKING STALL COUNT
	PEDESTRIAN GRASS PARKING		EXISTING DRAINAGE
	VEHICULAR CIRCULATION		PROPOSED DRAINAGE PIPE

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