



Cotleur & Hearing

**Selvitz Road Mixed-Use
Planned Development Rezoning**

May 20, 2024

City Commission Meeting
City of Fort Pierce, Florida

Applicant – Selvitz I LLC, Selvitz II LLC, and Selvitz III LLC

- Donald Stevenson

Landscape Architects and Planners – Cotleur & Hearing

- Daniel Sorrow, PLA, AICP, LEED AP BD+C

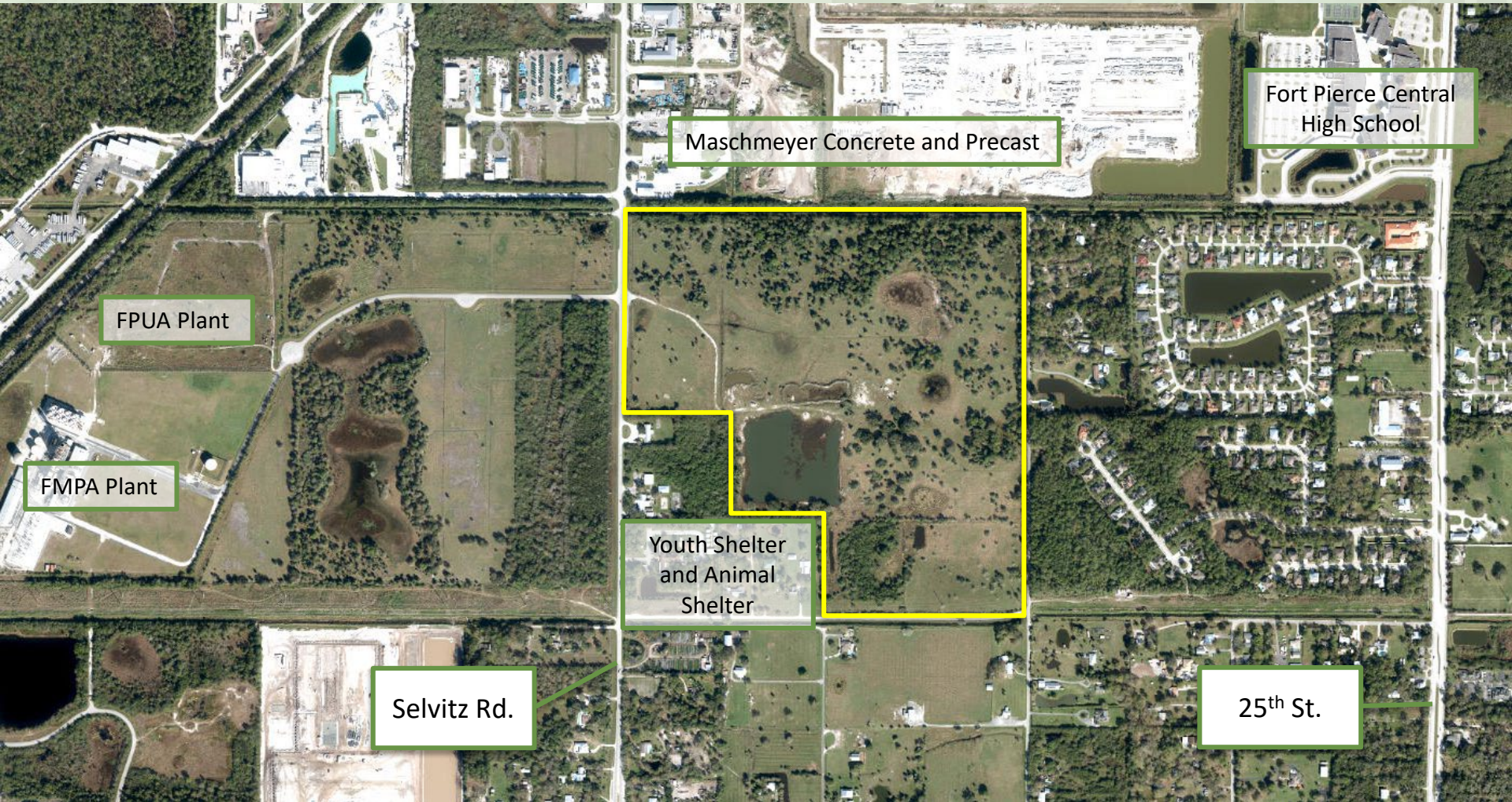
- Mariana Arias Sanz, AICP

- Phoebe Prentner

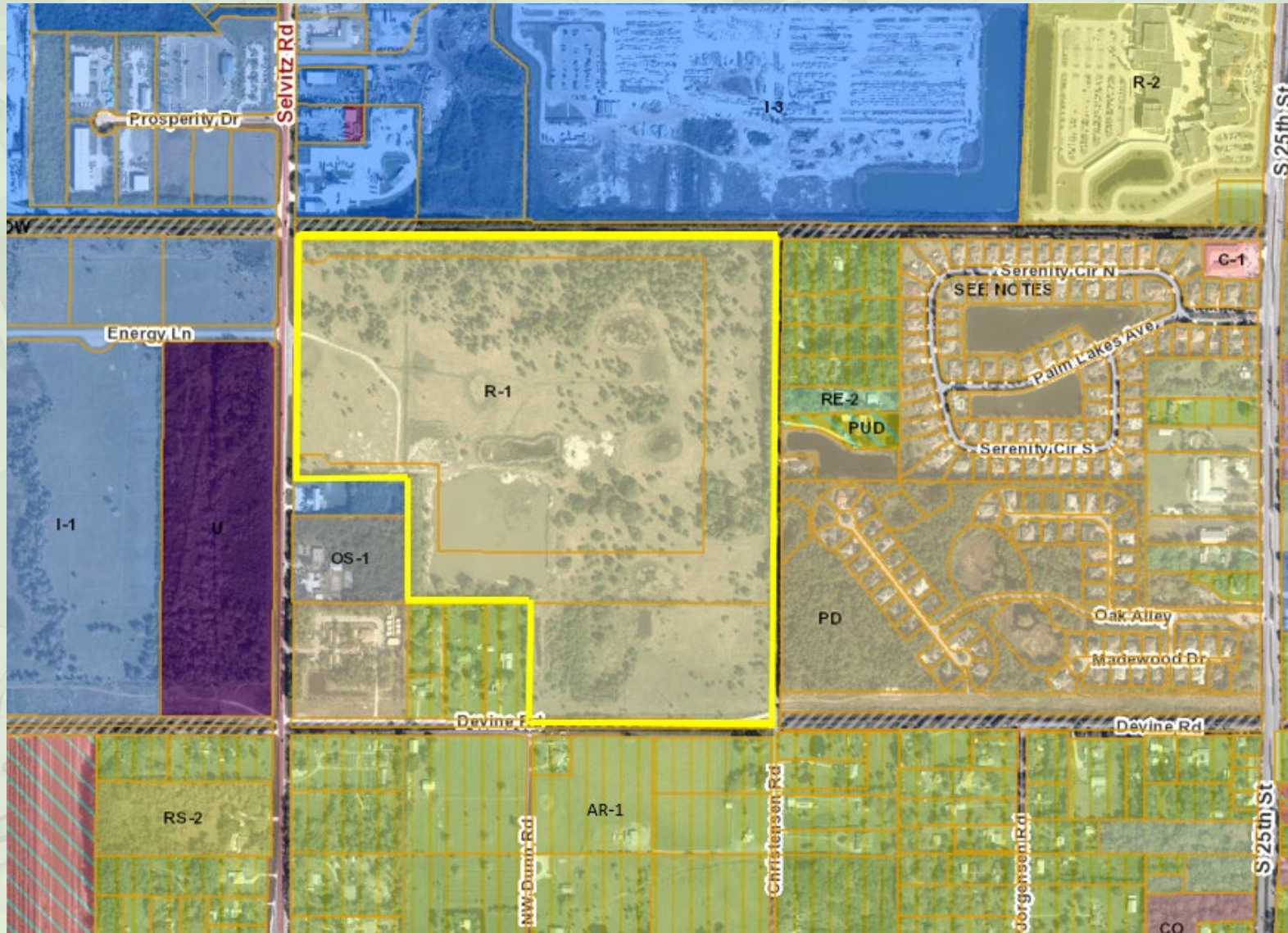
Traffic Engineer – MacKenzie Engineering & Planning

- Shaun MacKenzie, PE

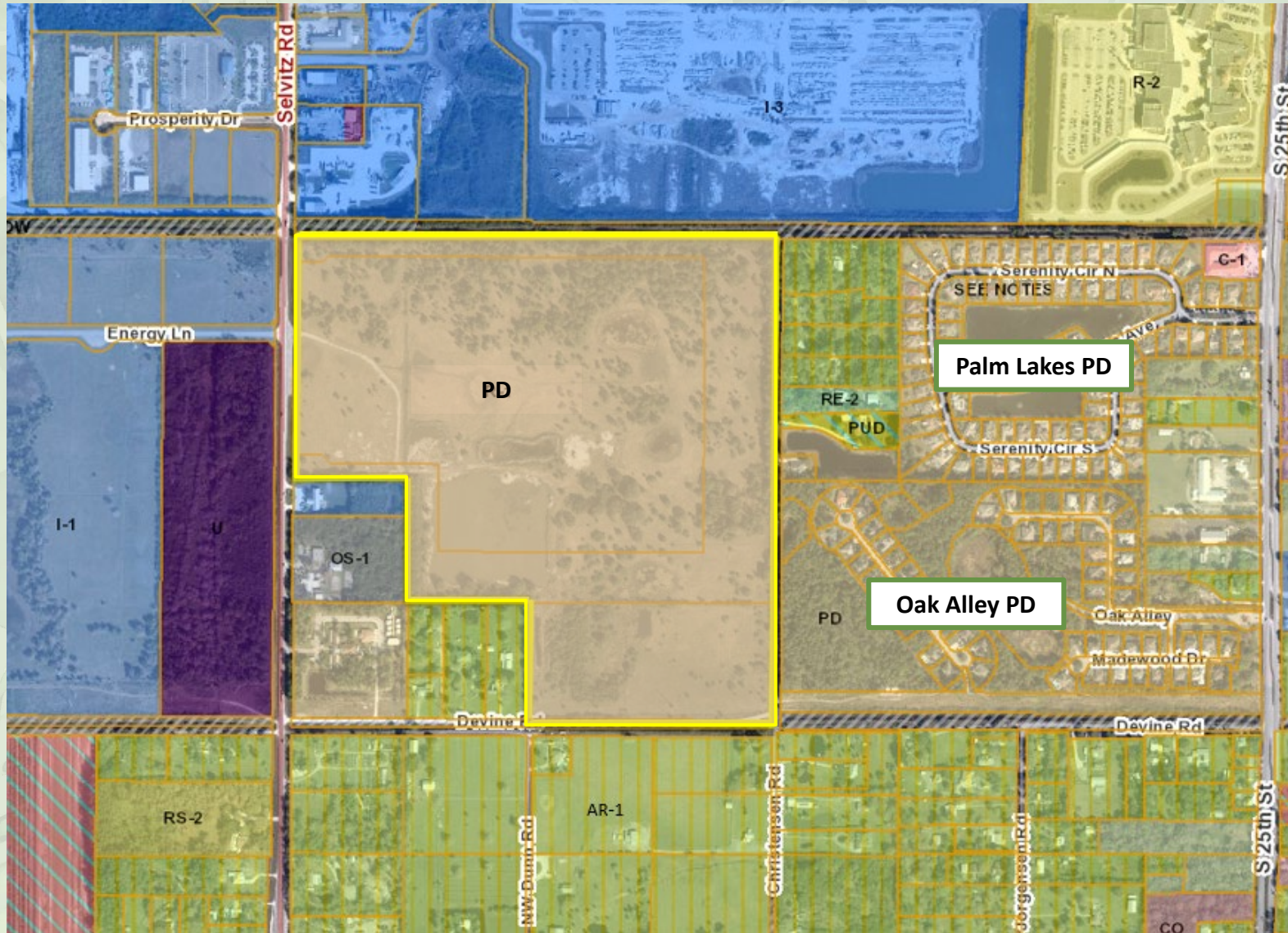




The property has an existing Future Land Use of Mixed-Use (MXD) as approved by City Commission on April 1, 2024



Selvitz Road Mixed-Use
City of Fort Pierce, FL



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The applicant has listened to the city and citizens and has removed all lots accessing Christensen Road.

These lots have been incorporated into Pod 1 and will be accessed from within the development. The number of units and density has not changed.

Zoning | Proposed Zoning Designation

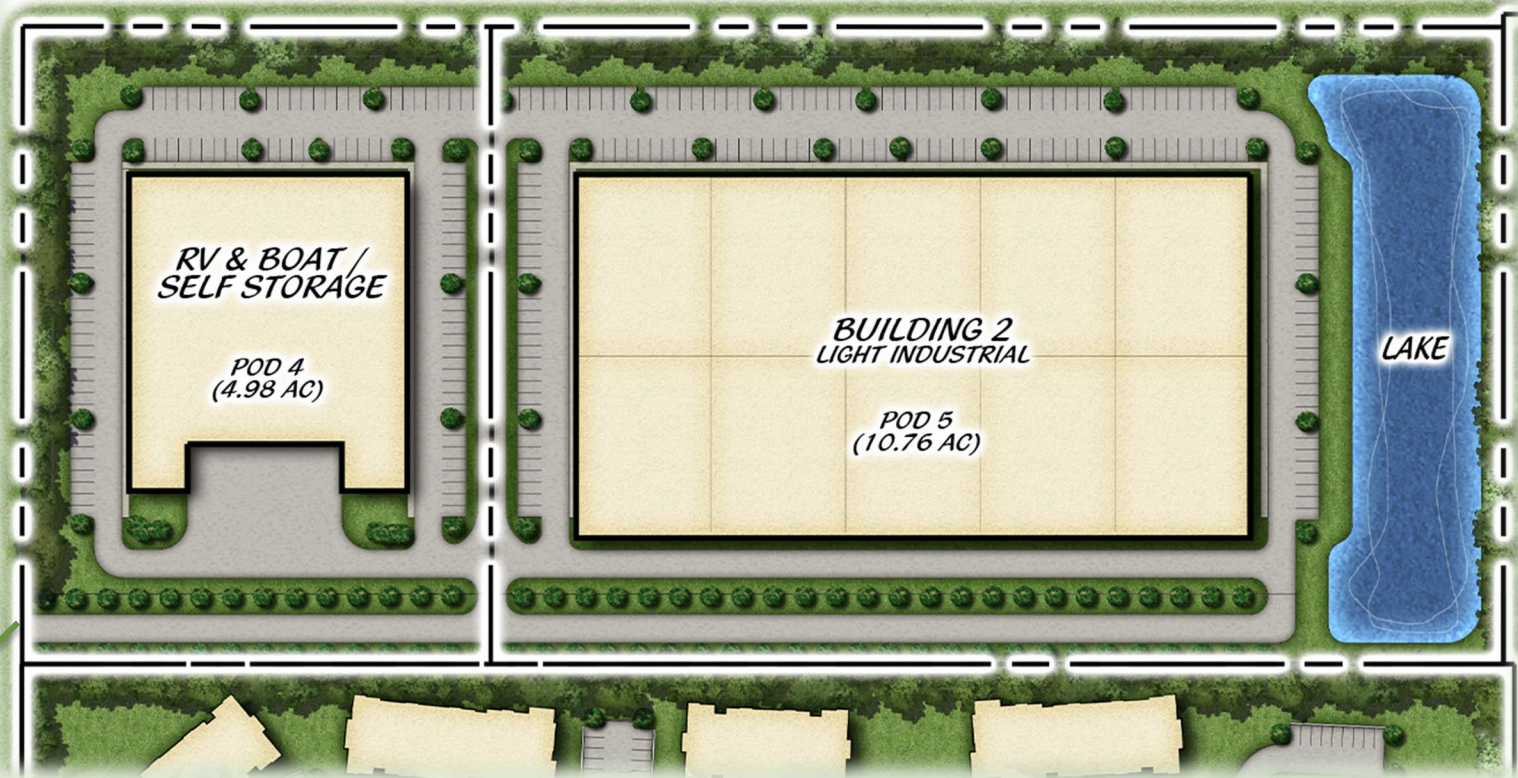


Zoning | Proposed Zoning Designation

SELVITZ ROAD Ft. Pierce, Florida



SITE PLAN



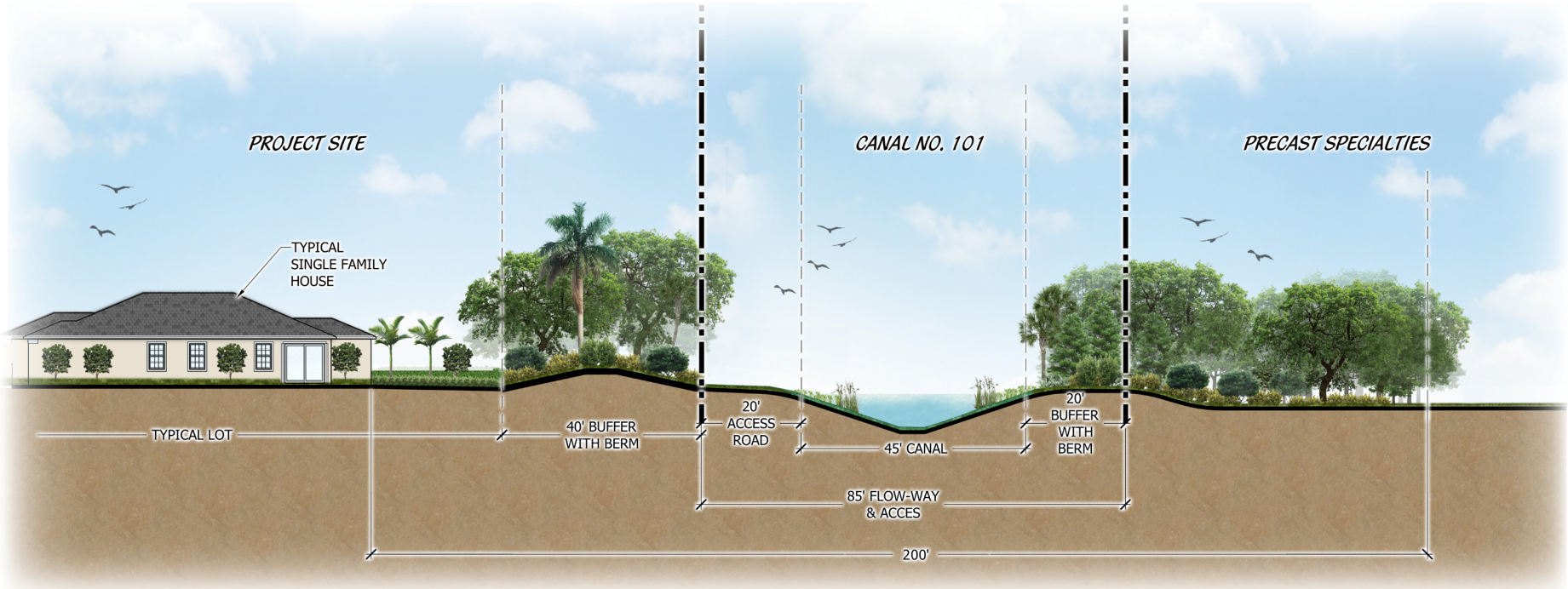


Selvitz Rd.

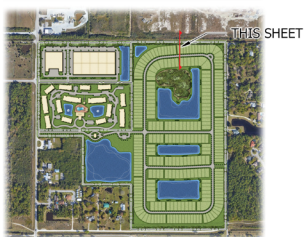
Selvitz Rd.



SELVITZ ROAD *Ft. Pierce, Florida*



KEY MAP



PERIMETER BUFFER



The applicant has provided a logical and compatible mixed-use development for this transitional site.

We will continue to work with the City on the development of future applications for the project.

Thank you |

Thank you