



Lany Romulus  
New Elite Academy  
1907 Okeechobee Road  
Fort Pierce, FL 34950

**Project#: PZCON2024-00002 – Conditional Use No New Construction**  
**New Elite Academy @ 2210 Orange Avenue**  
**Technical Review Committee comments for November 21, 2024, TRC Meeting**

#### **City of Fort Pierce Planning Department**

Conditions:

1. Playground area should provide ample shading (illustration required)
  - a. Covered area
  - b. Trees
2. Provide illustration of how traffic will flow for pick-up and drop-off.

Advisory Comments

1. Sign permits will be required.

#### **Fort Pierce Engineering Department**

Conditional Use: **Do Not Recommend Approval**

1. Removal of the existing asphalt overlay into the N 22<sup>nd</sup> Street Right of Way is required.
2. Should a driveway connection to N 22<sup>nd</sup> Street be required, the applicant shall submit an application for a driveway permit.
3. Continuation of the N 22<sup>nd</sup> Street sidewalk is required along the limits of the property.

#### **Fort Pierce Building Department**

1. Building Official or his representative has no comments at the time of this meeting but reserves the submission of comments upon completion of the official plan review.
2. All new construction or alterations shall meet the requirements of the Florida Building Code 8<sup>th</sup> Edition.
3. Building Permit required.
4. Signed and sealed construction drawings required.
5. Must meet the following Accessibility requirements
  - a. Accessible route
  - b. Handicapped parking spaces



- c. Means of egress
6. Change of Use required
  - a. Shall include a signed and sealed Life Safety Plan
  - b. Shall include a signed and sealed comprehensive drawing, detailing how the building and MEC elements will comply with the Florida Building Code requirements

**Fort Pierce Police Department**

Please ensure the lighting of the property meets or exceeds the standards set forth by city code. Please also ensure security fencing features are designed to prevent unauthorized intrusions. Consider CPTED style fencing which reinforces the territory while allowing for natural surveillance.

**\*St. Lucie County Planning Department**

**Advisory**

1. Encourage the installation of designated sidewalk and crosswalk striping (signs where warranted) – curbing to provide for safe pedestrian movements. I understand the FDOT is soon to complete a mill and resurface project with various pedestrian enhancements along the Orange Ave. corridor, including this area.

**St. Lucie County PW/Engineering**

No response was received.

**St. Lucie Transportation Planning Organization**

No response was received.

**Fort Pierce Utilities Authority**

**W/WW Engineering:** This location is currently connected to FPUA water and sewer. At the time of the building permit submittals, FPUA will work with the applicant to address any modification to services if required or to address any additional fees that may be required.

**Electric Engineering:** FPUA Electric & Gas Engineering has reviewed the application. **Approved**

**Gas:** **Approved**

**FPUAnet Fiber:** FPUAnet **Approves**



### **St. Lucie County Fire District**

Site Plan Requires RE-submittal

The Following Conditions/Revisions are Necessary:

1. Please submit a completed application for Development/Site Plan Review (St. Lucie County Fire District Development & Site Plan Review Application). This form is available on-line at <https://www.slcfcd.com>.
2. Fire District review fees are due at the time of submittal. An abbreviated fee schedule is included on the application form.
3. Please provide an electronic revised copy of the site plan (pdf format).
4. Please provide written acknowledgement of the conditions/revisions provided
5. A separate review and permit is required for Underground Fire Mains connected to standpipes or sprinkler systems.
6. The Fire District reserves the right for future comments at the site plan & building construction phase.
7. Be advised, although there is no new construction planned for this project it will be subject to a New Business Inspection and a Change of Occupancy Review. The project will have to meet all of the Occupancy requirements at that time to be in compliance with the currently adopted version of the Florida Fire Prevention Code

### **Fort Pierce Solid Waste**

No response was received.

### **Florida Department of Transportation**

No response was received.

### **St. Lucie County School Board**

No response was received.



**BUILDING DEPARTMENT  
TECHNICAL REVIEW COMMITTEE (TRC)  
COMMENT FORM**

Meeting Date: 11.21.24  
Property Address: Conditional Use with No New Construction - New Elite Academy - 2210 Orange Avenue

Please be advised that the project may trigger the requirements indicated below:

- 1. Building Official or his representative has no comment at the time of this meeting, but reserves the submission of comments upon completion of the official plan review.
- 2. Pre-construction meeting with the City's Building Department is requested.
- 3. All new construction or alterations shall meet the requirements of the Florida Building Code 8th Edition.
- 4. Building Permit required.
- 5. Signed and sealed construction drawings required.
- 6. Must meet the following Accessibility requirements:
  - Accessible route
  - Handicapped parking spaces
  - Means of egress
- 7. Change of Use required
  - Shall include a signed and sealed Life Safety Plan
  - Shall include a signed and sealed comprehensive drawing, detailing how the building and MEC elements will comply with the Florida Building Code requirements.
- 8. Property exists in Special Flood Hazard Area. All Federal and State requirements shall be addressed.
- 9. Flood Development Permit required.
- 10. Final plat and approved parcel ID's required to submit or DPCR and building permit review.
- 11. Open permits, requiring attention exist.
- 12. Shall meet the Fire Prevention Code:
  - Sprinkler system is required.
  - Smoke alarm system is required.
- 15. Other

**Additional Comments/Requirements:**

Building Official's or Representative's Signature \_\_\_\_\_ Date: 11/19/20



**To : Kerry Driver, Planner**

**FROM : Selena Griffett, P.E.**

**THRU : Tracy Telle, Engineering Manager**

**RE : New Elite Academy  
2210 Orange Avenue  
PZCON2024-00002**

**DATE : November 13, 2024**

This is to advise you that we have completed the review of the following documents as received by this office on November 7, 2024

- |   |  |
|---|--|
| <input type="checkbox"/> Development Permit Compliance Review | <input type="checkbox"/> Construction Drawings                   |
| <input type="checkbox"/> Site Plan                            | <input type="checkbox"/> Test Reports & Related Documents        |
| <input type="checkbox"/> Executed Construction Contract       | <input type="checkbox"/> Record Drawings                         |
| <input type="checkbox"/> Permits                              | <input checked="" type="checkbox"/> Other <u>Conditional Use</u> |

Based on our reviews and appropriate site final inspection, we

- Recommend Approval                       Do Not Recommend Approval

Developer, Owner, Engineer, Contractor, and other members of the Development Team must be aware, the above recommendation is based only on the construction requirements of the engineering plans and other engineering documentation approved by this department. The Development Team shall be responsible for the compliance with other City department requirements and all approved documents, as well as Local, State and Federal regulations. The development requirements for this project may necessitate additional construction requirements that are not subject to this department's review for approval.

- See Attached for Comments

**ENGINEERING COMMENTS:**

1. Removal of the existing asphalt overlay into the N 22<sup>nd</sup> Street Right of Way is required.
2. Should a driveway connection to N 22<sup>nd</sup> Street be required, the applicant shall submit an application for a driveway permit.
3. Continuation of the N 22<sup>nd</sup> Street sidewalk is required along the limits of the property.



THE SUNRISE CITY  
**FORT PIERCE**  
POLICE DEPARTMENT  
"In Honor We Serve"

*Florida*

## Technical Review Committee meeting

**November 21, 2024**

Case #: PZCON 2024-00002

Planner: City of Ft. Pierce Planning Department.

Conditional Use With No New Construction.

2210 Orange Avenue., Ft. Pierce, New Elite Academy.

### **Comments:**

Please ensure the lighting of the property meets or exceeds the standards set forth by city code. Please also ensure security fencing features a design to prevent unauthorized intrusions. Consider CPTED style fencing which reinforces the territory while allowing for natural surveillance.



Fort Pierce Utilities Authority  
Water/Wastewater Engineering  
1701 South 37<sup>th</sup> Street  
Fort Pierce, FL 34947  
772.466.1600 x3473

## Technical Review Committee Meeting

TECHNICAL REVIEW PROJECT: PZCON2024-00002

**Conditional Use with No New Construction - New Elite Academy - 2210 Orange Avenue**

### Comments

W/WW Engineering: This location is currently connected to FPUA water and sewer. At the time of building permit submittals, FPUA will work with the applicant to address any modification to these services if required or to address any additional fees that may be required.

Electric Engineering: FPUA Electric & Gas Engineering has reviewed the application. **Approved.**

Gas: Approved.

FPUAnet Fiber: FPUAnet **Approves.**



Our mission is to provide our customers with economical, reliable, and friendly service in a continuous effort to enhance the quality of life in our community.





**BUREAU OF FIRE PREVENTION**

**SITE PLAN REVIEW**

**TO: Site Plan Applicant**

**SITE PLAN: New Elite Academy - 2210 Orange Avenue Project #: PZCON2024-00002**

**REVIEW DATE: 11/15/2024**

**PLANNER: Kerry C. Driver**

**REVIEWED BY: Captain Andres Elizondo, Lt Jesse Almand**

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**Site Plan Approved with conditions: \_\_\_\_\_**

**Site Plan Requires Re-submittal:   X**

**Site Plan Rejected: \_\_\_\_\_**

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**The Following Conditions/Revisions Are Necessary:**

- 1. Please submit a completed application for Development/Site Plan Review (St. Lucie County Fire District Development & Site Plan Review Application). This form is available on-line at <https://www.slcfcd.com>.**
- 2. Fire District review fees are due at the time of submittal. An abbreviated fee schedule is included on the application form.**
- 3. Please provide an electronic revised copy of the site plan (pdf format).**
- 4. Please provide written acknowledgement of the conditions/revisions provided**
- 5. A separate review and permit is required for Underground Fire Mains connected to standpipes or sprinkler systems.**

**ST. LUCIE COUNTY FIRE DISTRICT**  
Community Risk Reduction Division  
Office of the Fire Marshal



**Telephone:** (772) 621-3322  
**Fax:** (772) 621-3604

- 6. The Fire District reserves the right for future comments at the site plan & building construction phase.**
  
- 7. Be advised, although there is no new construction planned for this project it will be subject to a New Business Inspection and a Change of Occupancy Review. The project will have to meet all of the Occupancy requirements at that time to be in compliance with the currently adopted version of the *Florida Fire Prevention Code***

*"Our Family Serving Yours"*  
5160 N.W. Milner Drive, Port St. Lucie, Florida 34983-3392  
Telephone: (772) 621-3400 Fax: (772) 621-3500  
[www.slcfcd.com](http://www.slcfcd.com)



THE SUNRISE CITY

# FORT PIERCE

ENGINEERING  
DEPARTMENT

Florida

**To : Kerry Driver, Planner**

**FROM : Tracy Telle, Engineering Manager**

**RE : 2210 Orange Avenue - New Elite Academy  
File No. PZCON2024-00002**

**DATE : January 22, 2025**

This is to advise you that we have completed the review of the following documents as received by this office on December 27, 2024

- |   |   |
|---|---|
| <input type="checkbox"/> Development Permit Compliance Review | <input type="checkbox"/> Construction Drawings            |
| <input type="checkbox"/> Site Plan                            | <input type="checkbox"/> Test Reports & Related Documents |
| <input type="checkbox"/> Executed Construction Contract       | <input type="checkbox"/> Record Drawings                  |
| <input type="checkbox"/> Permits                              | <input checked="" type="checkbox"/> Conditional Use       |

Based on our reviews and appropriate site final inspection, we

- Recommend Approval  Do Not Recommend Approval

Developer, Owner, Engineer, Contractor, and other members of the Development Team must be aware, the above recommendation is based only on the construction requirements of the engineering plans and other engineering documentation approved by this department. The Development Team shall be responsible for the compliance with other City department requirements and all approved documents, as well as Local, State and Federal regulations. The development requirements for this project may necessitate additional construction requirements that are not subject to this department's review for approval.

- See Attached for Comments



**BUREAU OF FIRE PREVENTION**

**SITE PLAN REVIEW**

**TO: Site Plan Applicant**

**SITE PLAN: New Elite Academy - 2210 Orange Avenue Project #: PZCON2024-00002**

**REVIEW DATE: 11/15/2024, 12/31/2024**

**PLANNER: Kerry C. Driver**

**REVIEWED BY: Captain Andres Elizondo, Lt Jesse Almand**

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**Site Plan Approved with conditions:  X \_\_\_\_\_**

**Site Plan Requires Re-submittal: \_\_\_\_\_**

**Site Plan Rejected: \_\_\_\_\_**

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**The Following Conditions/Revisions Are Necessary:**

- 1. ~~Please submit a completed application for Development/Site Plan Review (St. Lucie County Fire District Development & Site Plan Review Application). This form is available on-line at <https://www.slcfcd.com>.~~ **Received 12/9/2024****
- 2. ~~Fire District review fees are due at the time of submittal. An abbreviated fee schedule is included on the application form.~~ **Received 12/31/2024****
- 3. ~~Please provide written acknowledgement of the conditions/revisions provided~~ **Received 12/31/2024****
- 4. ~~A separate review and permit is required for Underground Fire Mains connected to standpipes or sprinkler systems.~~ **Acknowledged 12/31/2024****
- 5. ~~The Fire District reserves the right for future comments at the site plan & building construction phase.~~ **Acknowledged 12/31/2024****

ST. LUCIE COUNTY FIRE DISTRICT  
Community Risk Reduction Division  
Office of the Fire Marshal



Telephone: (772) 621-3322  
Fax: (772) 621-3604

6. ~~Be advised, although there is no new construction planned for this project it will be subject to a New Business Inspection and a Change of Occupancy Review. The project will have to meet all of the Occupancy requirements at that time to be in compliance with the currently adopted version of the *Florida Fire Prevention Code*~~  
**Acknowledged 12/31/2024**

*"Our Family Serving Yours"*  
5160 N.W. Milner Drive, Port St. Lucie, Florida 34983-3392  
Telephone: (772) 621-3400 Fax: (772) 621-3500  
[www.slcfcd.com](http://www.slcfcd.com)

# DRAFT



## CITY OF FORT PIERCE PLANNING BOARD

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### Planning Board Minutes

OF THE REGULAR MEETING OF THE FORT PIERCE CITY PLANNING BOARD HELD ON MONDAY, **FEBRUARY 10, 2025**, IN FORT PIERCE CITY HALL, COMMISSION CHAMBERS, 100 NORTH US HIGHWAY 1, FORT PIERCE, FLORIDA.

1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

Present: Clayton Johnson; Nichelle Clemons; Alexander Edwards; Christopher Widing; Justine Carter; Anton Kreisl, Chairman

Staff Present: Kev Freeman, Planning Director  
Kerry Driver, Planner  
Bridgette Romer, Growth Management Coordinator

4. **CONSIDERATION OF ABSENCES**

All members were in attendance.

5. **APPROVAL OF MINUTES**

- a. Minutes from the January 13, 2025 meeting

Motion was made by Nichelle Clemons, and seconded by Alexander Edwards to approve the minutes from the January 13, 2025, meeting with a change to the vote on Item 6b.

AYE: Alexander Edwards, Christopher Widing, Justine Carter, Clayton Johnson, Nichelle Clemons, Chairman Anton Kreisl

Passed

6. **NEW BUSINESS**

a. **Conditional Use - Elite Academy Daycare - 2210 Orange Avenue**

Ms. Driver gave an overview of the application. She stated the property is in the C-3, General Commercial zoning district and has a Future Land Use designation of GC, General Commercial. She noted the parcel is surrounded by RL (Low Density Residential) Future Land Use and is surrounded by R-3, Single Family Moderate density zoning. Ms. Driver provided details of the daycare, showed the existing building, site plan, elevations, floor plan, and the landscape plan.

Chairman Kreisl asked if there was any discussion about modifying the traffic flow to disperse the traffic off of Orange Avenue. Ms. Driver stated the Engineering department approved the final plan.

Lany Romuls, applicant, stated she has been in the daycare business for 10 years, and she plans to relocate her current business to a larger building to accommodate an extensive waitlist. Ms. Romuls answered questions from the Board on staggered pickup times, maximum number of students, and traffic flow for pickups and drop-offs. Ms. Romuls said the parents must park and come inside to pick up their child.

Motion was made by Nichelle Clemons, and seconded by Justine Carter to forward a recommendation of approval for the proposed Conditional Use application to the City Commission with the following two (2) conditions.

1. Sign permits should be applied for prior to the issuance of a certificate of occupancy
2. A notarized Landscape Maintenance Agreement is due prior to the issuance of a certificate of occupancy

AYE: Christopher Widing, Justine Carter, Clayton Johnson, Nichelle Clemons, Alexander Edwards, Chairman Anton Kreisl

Passed

7. **COMMENTS FROM THE PUBLIC**

There were no comments from the public.

8. **DIRECTOR'S REPORT**

Mr. Freeman said the slight agenda is due to staff shortage issues which he is trying to resolve.

Mr. Freeman said he has recently been involved with the 2025 Strategic Plan meetings, and he will be bringing a presentation to the Planning Board with the priorities assigned by the City Commission.

Mr. Freeman noted the Comprehensive Plan Evaluation and Appraisal Report is due by January 2026. He said the various sections will be reviewed by the Board at the Planning Board meetings through 2025. Mr. Freeman said the city is engaging with a consultant to help.

9. **BOARD COMMENTS**

There were no Board comments.

**10. ADJOURNMENT**

Caraf Land 3030 LLC  
7735 NW 146th ST, Unit Ste 302  
Miami Lakes, FL 33016-1584

Rebecca Mondono  
2306 Orange AVE  
Fort Pierce, FL 34950-3787

Caraf Land 3030 LLC  
7735 NW 146th ST, Unit Ste 302  
Miami Lakes, FL 33016-1584

Bunker Properties LLC  
2310 Orange AVE  
Fort Pierce, FL 34950-3787

Advance Auto Parts  
c/o Expense Accounts Payable  
PO Box 2710  
Roanoke, VA 24001-2710

Sandra Sessoms-Penny and Bren  
109 Fielding Lewis DR  
Yorktown, VA 23692-2807

Emilie Alouption and Claire A Nor  
1450 SW Dimperio AVE  
Port St Lucie, FL 34953-7036

Gloria J Dekle and Ebony Highm  
207 N 23rd St  
Fort Pierce, FL 34950-3722

Jesse Miller and Elizabeth Miller  
2301 Avenue B  
Fort Pierce, FL 34950

Dennis Moore and Sharanda Scot  
2309 Avenue B  
Fort Pierce, FL 34950-3764

The AC Trust  
978 Hacienda CIR  
Kissimmee, FL 34741-6353

Donald L Ford  
204 N 24th St  
Fort Pierce, FL 34950-3719

S & R PROPERTY INVESTMEN  
8036 Plantation Lakes DR  
Port St Lucie, FL 34986-3013

Lloyd Bailey and Tanisha Bailey  
2381 SE Bounty AVE  
Port St Lucie, FL 34952-6509

Advance Auto Parts  
c/o Expense Accounts Payable  
PO Box 2710  
Roanoke, VA 24001-2710

Pedro Rayo Galeana and Edith L  
105 N 24th ST  
Fort Pierce, FL 34950-3737

Joseph Alouption  
203 N 24th ST  
Fort Pierce, FL 34950-3720

The AC Trust  
978 Hacienda CIR  
Kissimmee, FL 34741-6353

Dawn Thompson-Clarke  
858 Gazette WAY  
West Palm Beach, FL 33413-1059

Maria Luisa Mujica and Angelica  
2503 Sunrise BLVD  
Fort Pierce, FL 34982-3558

INVERSIONES WILLDEL & ASO  
4700 NW 72nd AVE  
Miami, FL 33166-5617

Roeshani Bodhoo and Lalchand  
1 Old Oak LN  
Levittown, NY 11756-4614

Roeshani Bodhoo and Lalchand  
1 Old Oak LN  
Levittown, NY 11756-4614

Liliet Gonzalez  
202 N 22nd ST  
Fort Pierce, FL 34950-3714

Altidor Alexis  
1209 Avenue L  
Fort Pierce, FL 34950-2219

Hidalgo Sauveur and Tessenta S  
206 N 22nd ST  
Fort Pierce, FL 34950-3714

Jean Marie Maceus and Edna M  
208 N 22nd ST  
Fort Pierce, FL 34950-3714

Geleta M Simon  
210 N 22nd St  
Fort Pierce, FL 34950-3714

ARS HOLDINGS OF FLORIDA L  
2210 Orange AVE  
Fort Pierce, FL 34950-3798

NATIONAL DEBT RELIEF SERV  
12866 SW 31st CT  
Miramar, FL 33027-5334

EZ Properties USA Corp  
1549 NE 123rd ST  
North Miami, FL 33161-6029

Maria Luna  
110 Sunrise DR  
Fort Pierce, FL 34945-4125

Kimberly Tucker and Johnathan  
207 N 22nd ST  
Fort Pierce, FL 34950-3713

Fleurette Saintil  
4932 NW Foxworth AVE  
Port St Lucie, FL 34983-2301

Kimberly Tucker and Tamara Tuck  
207 N 22nd ST  
Fort Pierce, FL 34950-3713

Florida State Of  
3900 Commonwealth Blvd  
Tallahassee, FL 32399-6575

Multi-Cultural Resource Ctr for Chi  
PO Box 446  
Fort Pierce, FL 34954-0446

Multi-Cultural Resource Ctr for Chi  
PO Box 446  
Fort Pierce, FL 34954-0446

Clarence L Ingram (LF EST)  
2221 N 53rd ST  
Fort Pierce, FL 34946-1076

Daniel Delgado and Maria L Perez  
302 N 22nd St  
Fort Pierce, FL 34950-3716

Lesley Phillips and Abdel Jebbar  
2006 Orange AVE  
Fort Pierce, FL 34950-3858

INVERSIONES WILLDEL & ASO  
4700 NW 72nd AVE  
Miami, FL 33166-5617

Linda L Alfaro and Marie E Alfaro  
748 Main ST  
Farmingdale, NY 11735-4136

Ermith Lazare  
3406 Menendez AVE  
Fort Pierce, FL 34947-6125

Ronald L Sweeting and Jannie L  
3907 Avenue M  
Fort Pierce, FL 34947-1851

Josbeth Jean  
521 Purce St  
Hillside, NJ 07205

Archer L Plummer and Cheryl M  
110 N 21st ST  
Fort Pierce, FL 34950-3702

NATALIA Y1 LLC  
PO Box 6211  
Miami Beach, FL 33141

INVERSIONES WILLDEL& ASO  
4700 NW 72nd AVE  
Miami, FL 33166-5617

SUNRISE EMPOWERMENT G  
130 S Indian River DR, Unit Ste 2  
Fort Pierce, FL 34950-4353

Erma Spann  
111 N 21st St  
Fort Pierce, FL 34950-3701

Claude Schibar  
2627 Oklahoma ST  
West Palm Beach, FL 33406-4209

Ellis D Williams and Jacquelyn A  
PO Box 1774  
Fort Pierce, FL 34954-1774

Jo Ann Cooper  
209 N 21st St  
Fort Pierce, FL 34950-3701

Eva Montano  
2106 Avenue B  
Fort Pierce, FL 34950-3763

Cheryl Fletcher Suggs  
1520 Pineburke Ln  
Fort Pierce, FL 34947-1414

2101 ORANGE INC  
1560 SE Sunshine AVE  
Port St Lucie, FL 34952-6010

Betty N Rai and Ronald Rai  
105 S 21st ST  
Fort Pierce, FL 34950-6241

Betty Noonamati Rai and Ronald  
105 S 21st ST  
Fort Pierce, FL 34950-6241

Cheryl Fletcher Suggs  
1520 Pineburke Ln  
Fort Pierce, FL 34947-1414

Ft Pierce Athletic League Inc  
2203 Orange AVE  
Fort Pierce, FL 34950-3799

Garcia Plantation Shutters LLC  
1402 SE Kirke LN  
Fort Saint Lucie, FL 34983-3940

Brenda Gordon  
1820 N 45th ST  
Fort Pierce, FL 34947-1611

Michelle Diaz  
103 Tiffany Blvd  
Newark, NJ 07104-2425

Melvonja Richardson-Wheeler a  
110 S 23rd ST  
Fort Pierce, FL 34950-6256

Jana V Smith  
202 S 23rd St  
Fort Pierce, FL 34950-6256

Wilson Pierre Charles and Kersin  
114 N 28th ST  
Fort Pierce, FL 34947-3317

Lazaro Urbina and Reyna Urbina  
2410 Shamrock Rd  
Fort Pierce, FL 34982-5753

Rene Jean Pierre  
109 S 22nd ST  
Fort Pierce, FL 34950-6249

Robert B Burns and Wynn V Bur  
4500 McCarty RD  
Fort Pierce, FL 34945-2513

FAWC ONE VISION LLC  
1820 N 45th ST  
Fort Pierce, FL 34947-1611

Joshua E Dertes  
2303 Orange AVE  
Fort Pierce, FL 34950-3786

Henry C Jean and Christopher J  
2305 Orange AVE  
Fort Pierce, FL 34950-3786

Patrick Thomany  
324 NW Broadview ST  
Port St Lucie, FL 34983-1609

Katelia D Wilcher  
2017 Oleander BLVD, Unit Apt B  
Fort Pierce, FL 34950-5351

VAGA DREAM LLC  
2837 SW 34th AVE  
Miami, FL 33133-3403

Nahume Beluilus  
202 S 24th ST  
Fort Pierce, FL 34950-6264

Francis D Malcolm and Edith Mal  
201 S 23rd ST  
Fort Pierce, FL 34950-6257

Edwin David Gonzalez  
111 S 23rd ST  
Fort Pierce, FL 34950-6257

Agripino Reyes and Francisca R  
601 S 23rd ST  
Fort Pierce, FL 34950-6217

Jero Fort Pierce LLC  
c/o Walgreens Real Estate Tax De  
PO Box 1159  
Deerfield, IL 60015-6002

DAWN THOMPSON-CLARKE  
PLANNING DEPARTMENT  
100 NORTH U.S. 1  
FORT PIERCE, FL 34950

29 JAN 2025 PM 4 L

ZIP 34950 \$000.69  
02 4W  
0000376939 JAN 29 2025

INVERSIONES WILDEL & ASO  
4700 NW 72nd AVE  
Miami, FL 33166-5617

NIXIE 331 DE 1 0002/01/25

RETURN TO SENDER  
UNCLAIMED  
UNABLE TO FORWARD

BC: 34950420500 \*0575-01737-29-44

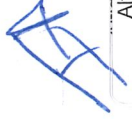
UNC  
34950561030

.. 9327020151520344

Dawn Thompson-Clarke  
858 Gazetta Way  
West Palm Beach, FL 33413-1059



THE SUNRISE CITY  
**FORT PIERCE**  
PLANNING DEPARTMENT  
100 NORTH U.S. 1  
FORT PIERCE, FL 34950



Aldior Alexis  
1209 Avenue L  
Fort Pierce, FL 34950-2219

WEST PALM BCH FL 334  
29 JAN 2025 PM 1 L

US POSTAGE  
ZIP 34950 \$000.69  
02 4W  
0000376939 JAN 29 2025

NIXIE 331 DE 1 0002/02/25

RETURN TO SENDER  
INSUFFICIENT ADDRESS  
UNABLE TO FORWARD

BC: 34950420500 \*0275-03417-29-44

IA  
34950561030

US POSTAGE  
ZIP 34950 \$000.69  
02 4W  
0000376939 JAN 29 2025

WEST PALM BCH FL 334  
29 JAN 2025 PM 1 L

NIXIE 331 DE 1 0002/01/25  
RETURN TO SENDER  
UNCLAIMED  
UNABLE TO FORWARD  
BC: 34950420500 \*0375-04997-29-43

US POSTAGE  
ZIP 34950 \$000.69  
02 4W  
0000376939 JAN 29 2025

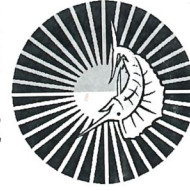
WEST PALM BCH FL 334  
29 JAN 2025 PM 4 L

NIXIE 331 DE 1 0002/03/25  
RETURN TO SENDER  
ATTEMPTED - NOT KNOWN  
UNABLE TO FORWARD  
BC: 34950420500 \*0275-03453-29-44

331 NTE 1 C2310001/30/25  
RETURN TO SENDER  
UNCLAIMED  
UNABLE TO FORWARD  
BC: 34950-3786

INVERSIONES WILDEL & ASO  
4700 NW 72nd AVE  
Miami, FL 33166-5617

THE SUNRISE CITY  
**FORT PIERCE**  
PLANNING DEPARTMENT  
100 NORTH U.S. 1  
FORT PIERCE, FL 34950



NATALIA Y1 LLC  
PO Box 6211  
Miami Beach, FL 33141

THE SUNRISE CITY  
**FORT PIERCE**  
PLANNING DEPARTMENT  
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