



THE SUNRISE CITY
FORT PIERCE
PLANNING DEPARTMENT *Florida*

To: Sebastian Reina
Keith Team

From: Kerry C. Driver, Senior Planner

Re: **Project#: PZANN2025-00004** – Voluntary Annexation
Sea Pines Village
Parcel IDs: 2434-501-0004-000-5

Meeting Date: Technical Review Committee Thursday, August 21, 2025

City of Fort Pierce Planning Department


1. COFP Planning Department has no objection to the annexation



THE SUNRISE CITY
FORT PIERCE
ENGINEERING
DEPARTMENT

Florida

To : Kerry Driver, Senior Planner

FROM : Mark Zrallack, P.E., City Engineer 

**RE : Goose Development Annexation – PID No. 2434-501-0004-000-5
TRC Project No. PZANN2025-00004**

DATE : August 12, 2025

This is to advise you that we have completed the review of the following documents as received by this office on August 12, 2025:

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

Based on our reviews and appropriate site final inspection, we

- | | | |
|---|--|------------------------------|
| <input checked="" type="checkbox"/> Recommend | <input type="checkbox"/> Do Not Recommend | |
| <input type="checkbox"/> Variance Approval | <input checked="" type="checkbox"/> Approval | <input type="checkbox"/> C/O |

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



THE SUNRISE CITY

FORT PIERCE

POLICE DEPARTMENT
"In Honor We Serve"

Florida

Technical Review Committee meeting

August 21, 2025

Case #: PZANN2025-00004

Planner: City of Ft. Pierce Planning Department.

Annexation

South US-1, east side, just south of St. James Blvd., Ft. Pierce (Goose Development).

Comments:

No comments at this time.

Officer Damian Spotts

Crime Prevention Practitioner

Fort Pierce Police Department.



Fort Pierce Utilities Authority
Water/Wastewater Engineering
1701 South 37th Street
Fort Pierce, FL 34947
772.466.1600 Ext 3473

Technical Review Committee Meeting

TECHNICAL REVIEW PROJECT: PZANN2025-00004

Annexation - Sea Pine Villages - S US Hwy 1

W/WW Engineering: [Approved.](#)

Electric Engineering: [FPUA Electric & Gas Engineering has reviewed the application. **Approved.**](#)

Gas: [Approved.](#)

FPUAnet Fiber: [Approved.](#)



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.



JA

Jesse Almand <jalmand@slcfd.org>

To: Kerry Driver; Planning Department

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Mon 8/18/2025 1:41 PM

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Good afternoon,

SLCFD has no comments for this review.

Respectfully,

Jesse Almand 736

Captain, Development/Site Planning Review

Saint Lucie County Fire District

Community Risk Reduction

(772) 621-3385



BUSINESS IMPACT ESTIMATE

SUBMITTED BY:

SUBJECT:

1. Summary of the proposed ordinance, including a statement of the public purpose to be served by the proposed ordinance, such as serving the public health, safety, morals, and welfare of the municipality.

2. Estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the City:
 - a. Estimate of direct compliance costs that businesses may reasonably incur if the ordinance is enacted.

 - b. Identification of any new charge or fee on businesses subject to the proposed ordinance or for which businesses will be financially responsible.

 - c. An estimate of the City's regulatory costs, including an estimate of revenues from any new charges or fees that will be imposed on businesses to cover such costs.

3. A good faith estimate of the number of businesses likely to be impacted by the ordinance.

4. Any additional information the Commission may find useful.