Planning and Development Services Department

Planning Division

MEMORANDUM

TO: **Board of County Commissioners**

THROUGH: Faye Outlaw, County Administrator, MPA, ICMA-CM

FROM: Mark Satterlee, AICP, Director

DATE: June 5, 2012

SUBJECT: Joint Meeting – River Park Area Code Enforcement

As seen in the attached map, River Park is an area of unincorporated St. Lucie County surrounded largely by the City of Port St. Lucie. The section of Prima Vista Boulevard from just west of Airoso Boulevard to the North Fork of the St. Lucie River has been a continual focus of code enforcement for County staff. Most of the properties fronting the busy road are small 1960s vintage single family residences whose owners no longer reside in the homes. As rentals, they are a continual maintenance issue possibly because the owners cannot command higher rents due to their frontage on a very busy road.

Nearby residents frequently register complaints about property maintenance along the road and are often confused about which jurisdiction is responsible for the complaint. Recently, Code Enforcement staff created the attached flier and distributed it in the neighborhood. This recent effort has resulted in property maintenance improvements. However, permanent improvement will likely be a function of a future land use change should it ever occur.

PRIMA VISTA – The attached flyer was distributed in March and Code Staff began citing properties for non-compliance on April 1. The following is a summary of the effort as of May 31, 2012:

- 40 properties cited along Prima Vista Boulevard and Entrada
- 12 properties mowed and cleaned prior to code sweep
- 5 extensions granted
- 11 of 40 cases resolved to date
- 14 cases being scheduled for August Code Enforcement Board

Airoso Blvd
Prima Vista Blvd
Floresta Dr
St James Dr
Oleander Ave
US Highway 1
City of Port St. Lucie
(yellow shaded area)
River Park area
(unincorporated county)
Unincorporated County
(non-shaded areas)
N

St. Lucie County

PRIMA VISTA BOULEVARD AREA/ RIVERPARK NEIGHBORHOOD PROPERTY MAINTENANCE SWEEP

In the month of March, St. Lucie County Code Enforcement staff is proactively sweeping the Prima Vista Boulevard area for potential code violations

This month, St. Lucie County Code Enforcement is conducting a series of inspections throughout the *Prima* Vista Corridor area. This effort is intended to alert owners and renters of property maintenance issues as well as help stem declining property values that may result from poor property maintenance. Code Enforcement will be looking for violations of the following:

- **Unserviceable Vehicles**
- **Outside Storage/Junk, Trash, and Debris**
- **Overgrowth / High Grass**
- **Property Maintenance issues such as broken windows, discolored, chipped, stained paint, and mildew along with other violations pertaining to maintenance.**

St. Lucie County Code Enforcement encourages local residents to contact us regarding potential property maintenance violations in the neighborhood. County staff is also working with staff from the City of Port St. Lucie. Violations we receive occurring inside city limits will be forwarded to the City for action. Thank you for your attention and assistance.

Let's help keep St. Lucie County looking good!

SLC Code Enforcement
2300 Virginia Ave.
Fort Pierce, FL
34983

For more information please contact Dennis Bunt, St. Lucie County Code Enforcement Supervisor at:
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