

CITY OF PORT ST. LUCIE, FL - CITY COUNCIL

AGENDA ITEM REQUEST

MEETING: REGULAR X SPECIAL _____

DATE: NOVEMBER 26, 2012

ORDINANCE _____ RESOLUTION _____ MOTION X PUBLIC HEARING _____

ITEM: (P12-123) Major Site Plan Application
Sunlight Community Church @ SLW

RECOMMENDED ACTION:

On November 6, 2012, the Planning and Zoning Board unanimously recommended approval of the site plan for the church.

EXHIBITS:

- A. Staff Report
- B. Support Materials

SUMMARY EXPLANATION/BACKGROUND INFORMATION:

The proposed project is for the construction of a new 36,950 square foot church, adjacent to the existing church.

IF PRESENTATION IS TO BE MADE, HOW MUCH TIME WILL BE REQUIRED?

None.

SUBMITTING DEPARTMENT: PLANNING and ZONING

DATE: 11/14/2012

CITY OF PORT ST. LUCIE
PLANNING & ZONING DEPARTMENT MEMORANDUM

• • • • •
A CITY FOR ALL AGES

TO: Karen Philip, City Clerk

THROUGH: Daniel Holbrook, AICP, Director of Planning and Zoning

FROM: Thresiamma Kuruvilla, Planner 

DATE: November 16, 2012

SUBJECT: SUNLIGHT COMMUNITY CHURCH- SITE PLAN (P12-123)

Please add the subject project to the 11/26/12 City Council meeting agenda under New Business. Sunlight Community Church SEU (P12-134) and Sunlight Community Church Landscape Modification (P12-141) are scheduled for the same meeting.

cc: David Philip, P.E. of Sustainable Engineering & Design, LLC



City of Port St. Lucie

Planning and Zoning Department Memorandum

TO: PLANNING AND ZONING - MEETING OF NOVEMBER 6, 2012

FROM: THRESIAMMA KURUVILLA, PLANNER *JK*

RE: MAJOR SITE PLAN APPLICATION (PROJECT NO. P12-123)
SUNLIGHT COMMUNITY CHURCH @ SLW

DATE: OCTOBER 22, 2012

APPLICANT: Daniel P. Retherford, P.E. of Engineering Design & Construction, Inc.
Authorization letter is attached.

OWNER: Sunlight Community Church of Port St. Lucie, Inc.

LOCATION: 477 SW Cashmere Boulevard, located on the east side of SW Cashmere Boulevard, between Crystal River Boulevard and SW Sandyway.

LEGAL DESCRIPTION: A portion of parcel 3B, St. Lucie West Plat 36.

SIZE: 7.78 acres (339,104.16 square feet)

EXISTING ZONING: I (Institutional) zoning.

EXISTING USE: There is an existing church and a daycare.

SURROUNDING USES: North = PUD (Planned Unit Development), and Water Management Tract and Conservation Tract, South = PUD (Planned Unit Development), East = GU (General Use Conservation Tract), and West = GU (General Use Conservation Tract).

PROPOSED PROJECT: The proposed project is for the construction of a new 36,950 square foot church, adjacent to the existing church. The existing church will become the daycare when the new church is constructed. The total area of both buildings is 51,161 square feet.

IMPACTS AND FINDINGS:

The project has been reviewed for compliance with Chapter 160, City Code, regarding provision of adequate public facilities and documented as follows:

Sewer/Water Service: St. Lucie West Utilities Service District is the sewer and water service provider.

Transportation: The staff review indicates that this project will generate 454 weekday average daily trips, 1,354 average trips on Sundays and 435 peak hour trips on Sundays, as per the Institute of Transportation Engineers Trip Generation-8th Edition. The roadway level of service and traffic conditions within the St. Lucie West area are monitored through the St. Lucie West Development of Regional Impact Annual Reports. This project is not expected to adversely affect the transportation level of service for the adjacent roads. As part of off site improvement, left turn lane and right turn lanes have been added on Cashmere Boulevard.

Parks/Open Space: The site plan shows 3,023 sq. ft. area of courtyard space in front of the new church.

Stormwater: A paving and drainage plan that is in compliance with the adopted level of service standard is required prior to issuance of a building permit.

Solid Waste: Solid waste impacts are measured and planned based on population projections on an annual basis. There is adequate capacity available. The site plan includes dumpster enclosures for both general and recyclable waste.

Fire District: The access location (external and internal) has been approved by the Fire District for safety purposes.

Environmental: An environmental assessment report prepared by ECF (Ecological Consulting of Florida) has been submitted with the initial site plan (P09-107) by the same applicant. The report shows 2.6 acres of pine flatwoods. The note on the site plan says the owner shall honor upland mitigation fees prior to the clearing permit. A clearing plan is required prior to issuance of building permit.

Public Art Requirement: The Public Art Advisory Board reviewed the project/art work proposed on site worth \$50,243.05 on 10/09/12. One portion of the project includes a courtyard space of a 3,023 sq. ft. area in front of the new church, adjacent to the vehicle drop off area. It includes pavers, landscaping, irrigation, site furniture, and a water feature. The other portion of the project is located just outside the courtyard along the façade of the building where enhanced landscaping such as Medjool palms are proposed. Motion passed unanimously to approve it.

Other: The Site Plan Review Committee recommended approval for the construction of a 36,950 square foot new church, adjacent to the existing church on September 26, 2012. The applicant has provided a copy of the letter sent to Lake Forest HOA about the expansion of the church. The applicant has applied for a landscape modification in lieu of the required wall at the property line between the church and Lake Forest houses. The applicant has also applied for a special exception use for the church steeple height as per Section 158.215 (B).

Related Projects:

(P07-126) - The City Council on September 24, 2007 approved the addition of a 5,217 sq. ft. area of daycare to the existing church.

(P08-166) - The Site Plan Review Committee on May 28, 2008 administratively approved the removal of unimproved parking from the site plan.

(P12-141) - The applicant has applied for a landscape modification in lieu of the required wall at the property line between the church and Lake Forest houses on the south.

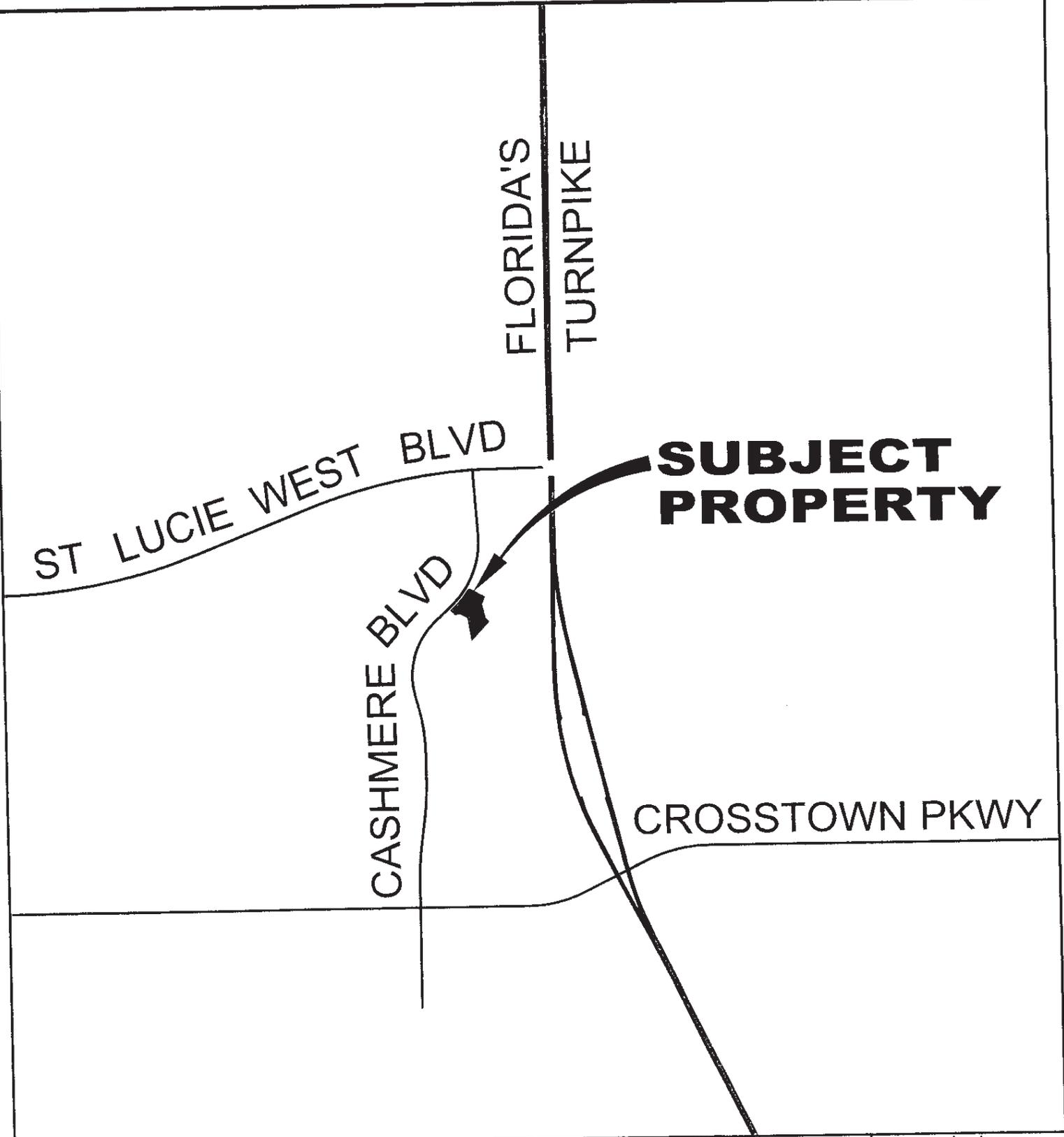
(P12-134) - The applicant has applied for a special exception use for the church steeple height as per Section 158.215 (B).

STAFF RECOMMENDATION:

The Planning and Zoning Department staff finds the request to be consistent with the direction and intent of the City's Land Development Regulations and policies of the Comprehensive Plan and recommends approval.

Note: The applicant has to provide an approval letter from the St. Lucie West Architectural Review Committee prior to issuance of building permits.

SITE LOCATION



**SUBJECT
PROPERTY**



CITY OF PORT ST. LUCIE
PLANNING & ZONING DEPT.

Prepared by:
M.I.S. DEPARTMENT

PZ 2012.DWG

SITE PLAN REVIEW
PORTION OF PARCEL 3-B
ST LUCIE WEST PLAT 36

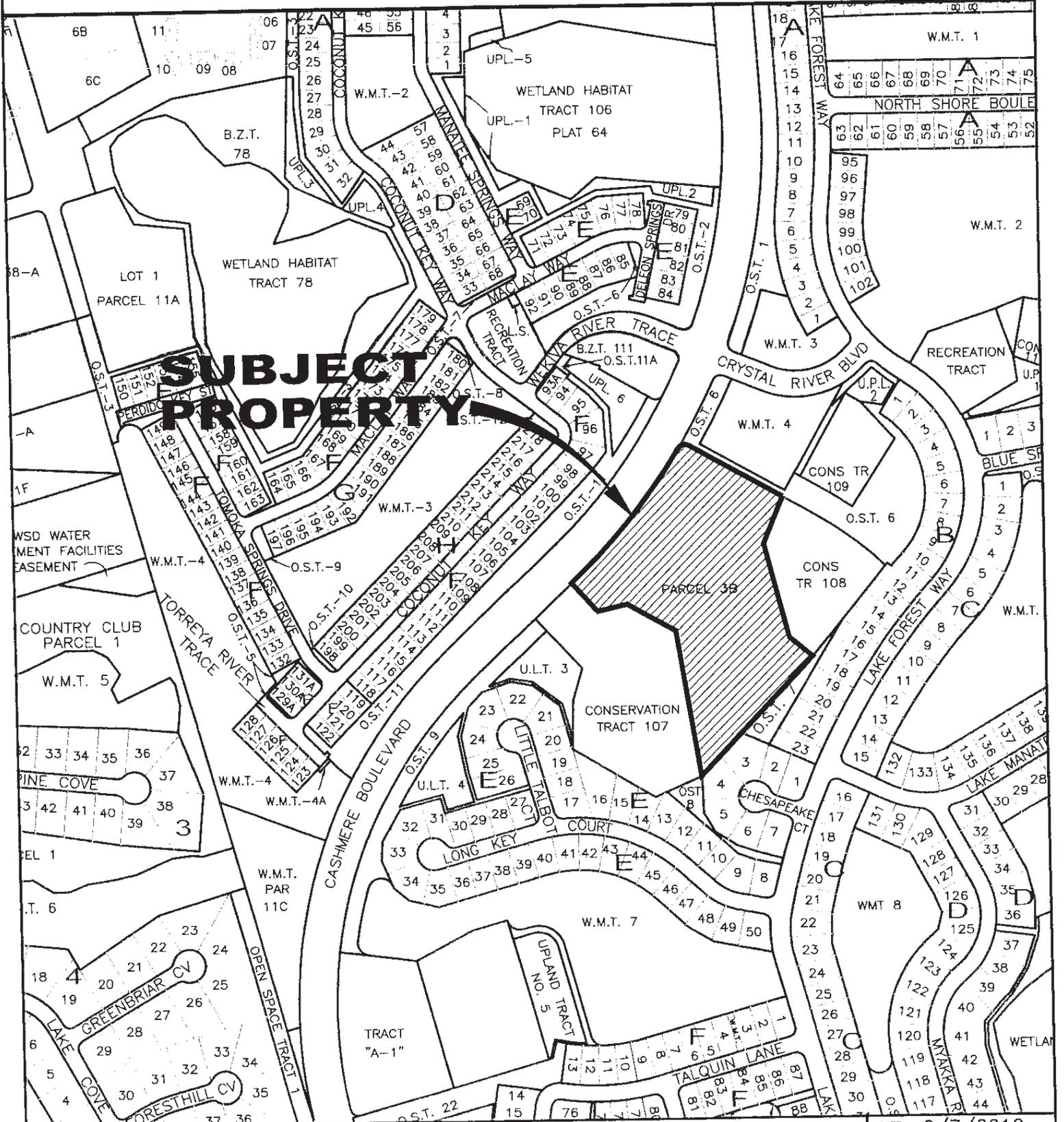
DATE: 9/7/2012

APPLICATION NUMBER:
P12-123

CADD FILE NAME:
P12-123L

SCALE: 1" = .5 MI

SITE LOCATION



CITY OF PORT ST. LUCIE
PLANNING & ZONING DEPT.

Prepared by:
M.I.S. DEPARTMENT

PZ 2012.DWG

SITE PLAN REVIEW
PORTION OF PARCEL 3-B
ST LUCIE WEST PLAT 36

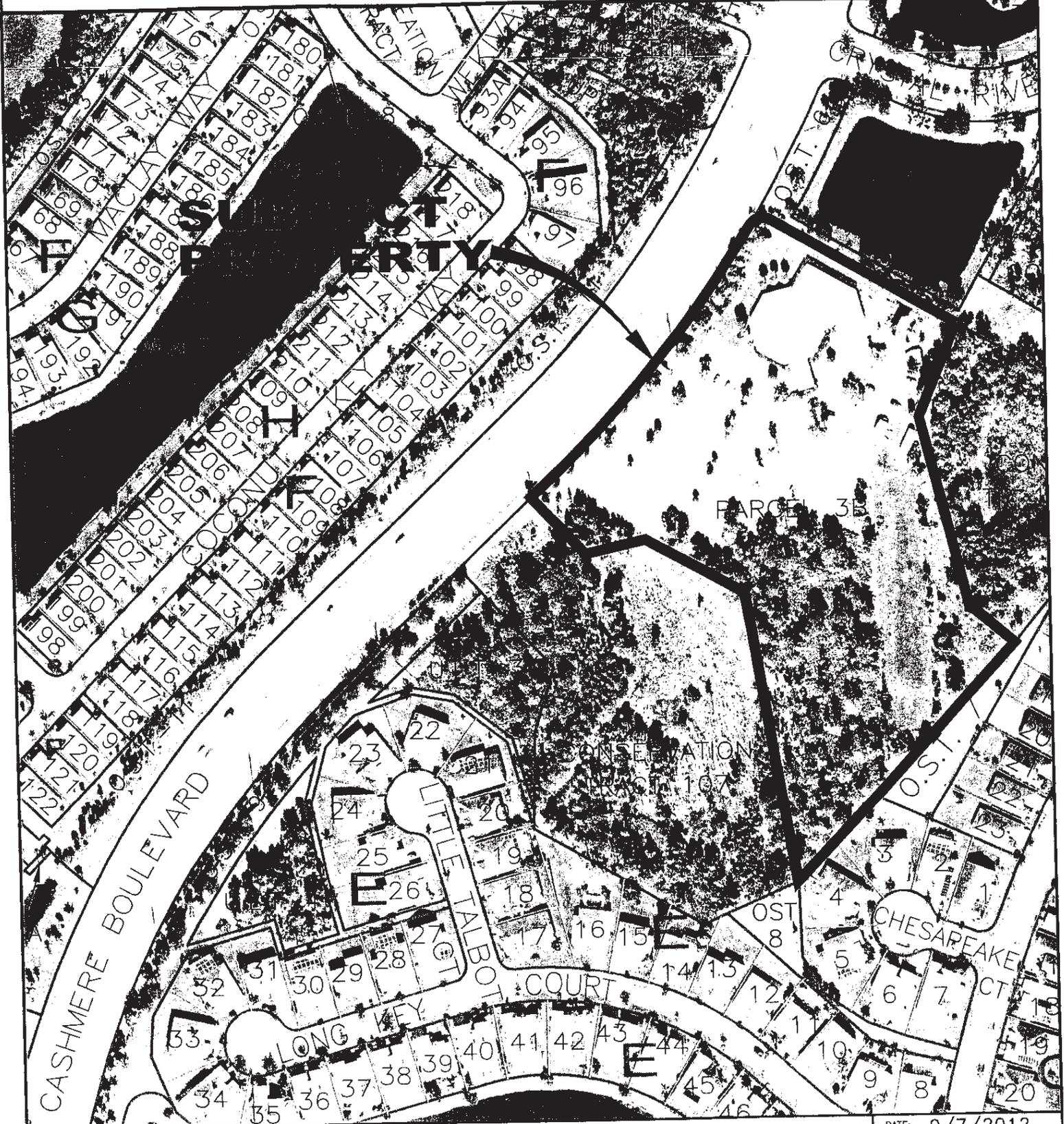
DATE: 9/7/2012

APPLICATION NUMBER:
P12-123

CADD FILE NAME:
P12-123M

SCALE: 1" = 400'

SITE LOCATION



CITY OF PORT ST. LUCIE
PLANNING & ZONING DEPT.

Prepared by:
M.I.S. DEPARTMENT

PZ 2012.DWG

SITE PLAN REVIEW
PORTION OF PARCEL 3-B
ST LUCIE WEST PLAT 36
AERIAL DEC 2010

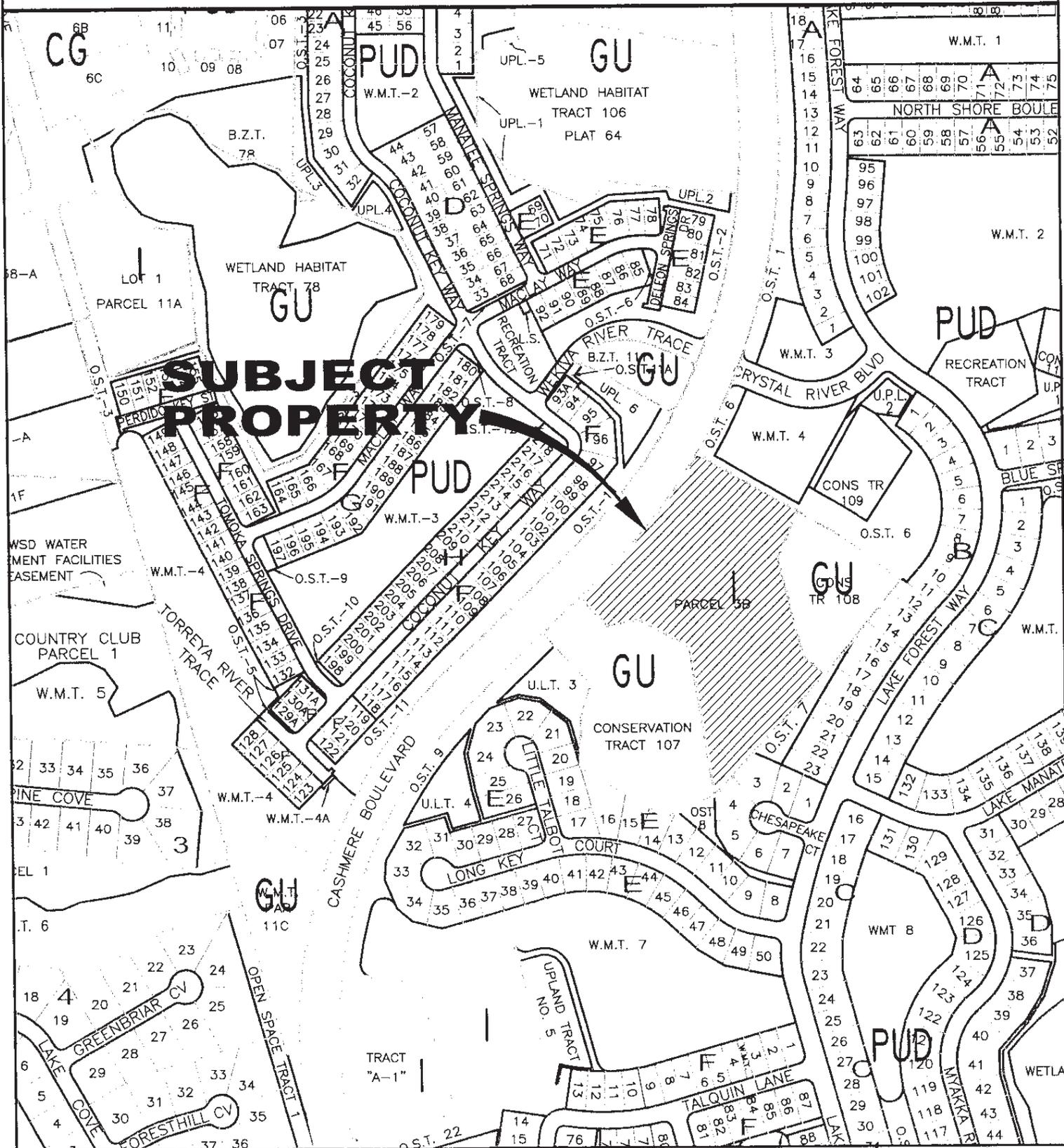
DATE: 9/7/2012

APPLICATION NUMBER:
P12-123

CADD FILE NAME:
P12-123A

SCALE: 1"=200'

EXISTING ZONING



SUBJECT PROPERTY



CITY OF PORT ST. LUCIE
PLANNING & ZONING DEPT.

Prepared by:
M.I.S. DEPARTMENT PZ 2012.DWG

SITE PLAN REVIEW
PORTION OF PARCEL 3-B
ST LUCIE WEST PLAT 36

DATE:	9/7/2012
APPLICATION NUMBER:	P12-123
CADD FILE NAME:	P12-123M
SCALE:	1"=400'

APPLICATION FOR SITE PLAN REVIEW

ONLY COMPLETE SUBMISSIONS WILL BE PROCESSED

CITY OF PORT ST. LUCIE
PLANNING & ZONING DEPARTMENT
(772) 871-5212 FAX: (772) 871-5124

P&Z File No. P12-123
Fees (Nonrefundable) \$ 7660.00 Arch.: \$ _____
Receipt #'s: 68

PRIMARY CONTACT EMAIL ADDRESS: dannyretherford@edc-inc.com

PROJECT NAME: Sunlight Community Church

LEGAL DESCRIPTION: see attached

LOCATION OF PROJECT SITE: 477 SW Cashmere Blvd., Port St. Lucie, FL 34986

PROPERTY TAX I.D. NUMBER: 3323-750-0033-010-8

STATEMENT DESCRIBING IN DETAIL Addition of larger sanctuary and additional offices and classrooms.

THE CHARACTER AND INTENDED USE
OF THE DEVELOPMENT: _____

RECEIVED

GROSS SQ. FT. OF STRUCTURE (S): 14,211 sq.ft. Day-care and 36,950 sq.ft. Church
NUMBER OF DWELLING UNITS & DENSITY SEP - 5 2012
FOR MULTI-FAMILY PROJECTS: N/A

**PLANNING DEPARTMENT
CITY OF PORT ST. LUCIE, FL**

UTILITIES & SUPPLIER: St. Lucie West Services District

GROSS ACREAGE & SQ. FT. OF SITE: 7.78 ac / 339,104.16 sf **ESTIMATED NO. EMPLOYEES: N/A

FUTURE LAND USE DESIGNATION: CHRCHS ZONING DISTRICT: 1

OWNER(S) OF PROPERTY: Sunlight Community Church
Name, Address, Telephone & Fax No.: 477 SW Cashmere Blvd., Port St. Lucie, FL 34986
phone - 772-879-6326 fax - 772-879-4643

APPLICANT OR AGENT OF OWNER: Daniel P. Retherford, Engineering Design & Construction, Inc. (EDC)
Name, Address, Telephone & Fax No.: 1934 Tucker Court, Fort Pierce, FL 34950-3954
phone - 772-462-2455 fax - 772-462-2454

PROJECT ARCHITECT/ENGINEER: Daniel P. Retherford, P.E. #72451
(Firm, Engineer Of Record, Engineering Design & Construction, Inc. (EDC)
Florida Registration No., Contact 1934 Tucker Court, Fort Pierce, FL 34950-3954
Person, Address, Phone & Fax No.) phone - 772-462-2455 fax - 772-462-2454

- I hereby authorize the above listed agent to represent me. I grant the planning department permission to access the property for inspection.
- I fully understand that prior to the issuance of a building permit and the commencement of any development, all plans and detail plans must be reviewed and approved by the City pursuant to Sections 158.237 through 158.245, inclusive, of the zoning ordinance.
***When a corporation submits an application, it must be signed by an officer of the corporation.** Corporation signatures must be accompanied with an approved resolution authorizing the individual to sign such applications.
NOTE: Signature on this application acknowledges that a certificate of concurrency for adequate public facilities as needed to service this project has not yet been determined. Adequacy of public facility services is not guaranteed at this stage in the development review process. Adequacy for public facilities is determined through certification of concurrency and the issuance of final local development orders as may be necessary for this project to be determined based on the application material submitted.


OWNER'S SIGNATURE

Scott Vander Plog
HAND PRINT NAME

Pastor
TITLE

August 17, 2012
DATE

COMMUNITY CHURCH

October 2, 2012

Subject: Sunlight Community Church Building Project

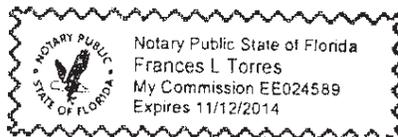
To Whom It May Concern:

I hereby authorize Engineering Design and Construction, Inc. with Mr. Roderick J. Kennedy, P.E. and Mr. Daniel P. Retherford, P.E. to act as an agent for Sunlight Community Church concerning matters related to the planning and permitting of the above mentioned project located in Saint Lucie County Florida.

Sincerely,



Scott Vander Ploeg
Pastor



Frances L. Torres

COPY

24.00
THAS DIXON 1128857
County
Circuit Court
Deputy Clerk
Total \$ 1224.00

Prepared by and return to:
Wesley R. Harvin, Esq. C
HARVIN & GEARY
3727 SE Ocean Blvd., Ste. 101
Stuart, FL 34996

WARRANTY DEED

THIS WARRANTY DEED made the 14th day of Aug 1991, by THOS. J. WHITE DEVELOPMENT CORPORATION, a Florida corporation, whose post office address is 590 N.W. Peacock Loop, Suite #3, Port St. Lucie, Florida 34986, hereinafter called the "Grantor" and SUNLIGHT COMMUNITY CHURCH OF PORT ST. LUCIE, INC., a Florida corporation, whose post office address is 428 Sunnysdale Lane, Port St. Lucie, Florida 34983, hereinafter called the "Grantee" (whenever used herein, the terms "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations);

WITNESSETH:

Grantor, for and in consideration of the sum of Ten (\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in St. Lucie County, Florida, viz:

SEE EXHIBIT 'A' ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Grantor reserves to itself, its successors and assigns, as an appurtenance to the land described below, the right to use the passageway now in existence across the real property described above, as is more particularly depicted on the attached Exhibit 'B'. The property to which the right-of-way is an appurtenance is described as follows:

A Parcel of land lying in Sections 30 and 31, Township 36 South, Range 40 East, St. Lucie County, Florida, being Parcel 3B, as shown on the plat of St. Lucie West Plat No. 36 - ACREAGE & CONSERVATION TRACTS as recorded in Plat Book 30, pages 1, 1A through 1U, Public Records of St. Lucie County, Florida, less and except the conveyed Parcel.

The rights conveyed hereunder shall terminate upon the following events: (1) The earlier of thirty-six (36) months from date hereof; or (2) Grantee's commencement of construction upon the conveyed site per an approved site plan from the City of Port St. Lucie.

The land conveyed hereby is conveyed subject to the restrictions, easements and conditions of record, reservations, rights-of-way, limitations of record, zoning and other prohibitions imposed by governmental authority and real property taxes subsequent to December 31, 1990; and, in particular, to the Declaration of Covenants, Conditions and Restrictions for ST. LUCIE WEST PRIMA VISTA ASSOCIATION, now known as ST. LUCIE WEST COMMERCIAL ASSOCIATION, INC. recorded in O.R. Book 636, Page 1687; as amended in O.R. Book 649, Page 1363; O.R. Book 678, Page 1375; as re-recorded in O.R. Book 690, Page 1048; O.R. Book 691, page 1619 as re-recorded in O.R. Book 693, page 702; O.R. Book 715, page 354; O.R. Book 719, page 263; and O.R. Book 722, page 525; all in the public records of St. Lucie County, Florida; and to the conditions of the St. Lucie West Services District as described in the Commissioner's Report recorded in O.R. Book 683, page 2008, public records of St. Lucie County, Florida.

This Deed is made subject to the following conditions or restrictions which the Grantee accepts as covenants running with the land which inure to the benefit of and are binding on all parties, heirs, successors, and assigns, subsequent grantees, owners, mortgagees or persons claiming under them:

COPY

(1) With each building constructed, Grantee shall, at Grantee's expense, fully wire the premises for complete connection to private cable television services for not less than four (4) cable television outlets in accordance with Grantor's precise specifications, as revised from time to time. To the fullest extent possible, Grantee shall have the obligation to remit to the St. Lucie West Commercial Association, which includes Grantee's property, the applicable monthly charge plus applicable tax for basic cable television service.

(2) The use of the property conveyed is restricted to use as a sanctuary and future private school and/or day care center by the Grantee and that subject property is not to be used for business, commercial, or any other purpose inconsistent with the nature of a sanctuary, private school and/or day care center. These restrictions are for the benefit of the present owner and its successors in title and may be enforced by them in every lawful manner. The restrictions shall continue until August 14, 2011.

(3) Grantee covenants and agrees that with each building constructed, Grantee shall, at Grantee's expense design and construct same to insure that said building is fully prepared to be connected to the gas distribution system, at the outside edge of said building, in full compliance with the specifications as promulgated by the gas company, Western Energy, and all applicable local, state or national codes or regulations. The following fees shall be payable to Western Energy: Two Hundred Dollars (\$200.00) per building for gas service availability when a building permit is issued, and Fifty Dollars (\$50.00) per building when gas is connected.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the Grantor hereby covenants with said Grantee that the Grantor has good right and lawful authority to sell and convey said land, and hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever and that said land is free of all encumbrances.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed by the undersigned duly authorized corporate officers the day and year first above written.

GRANTOR: THOS. J. WHITE DEVELOPMENT CORPORATION, a Florida corporation

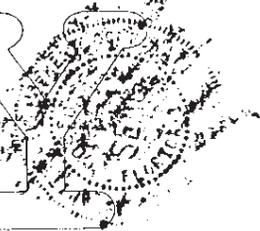
Signed, sealed and delivered in our presence:

(1) MaryLou Dougherty
Print Name: MaryLou Dougherty

By: W. Byron Traynor
W. Byron Traynor
Executive Vice President

(2) Carolyn M. Angus
Print Name: Carolyn M. Angus

(corporate seal)



STATE OF FLORIDA
COUNTY OF ST. LUCIE

BEFORE ME personally appeared W. BYRON TRAYNOR, to me well known and known to me to be the individual described in and who executed the foregoing instrument as Executive Vice President of THOS. J. WHITE DEVELOPMENT CORPORATION, a Florida corporation and acknowledged to and before me that he executed such instrument and that the seal affixed to the foregoing instrument is the corporate seal of the

COPY

corporation and that it was affixed to the foregoing instrument by due and regular corporate authority, and that said instrument is the free act and deed of said corporation.

WITNESS my hand and seal this 14 day of August, 1991.

Nancy J. Endrulas

Notary Public
Nancy J. Endrulas

My Commission Expires:

(notarial seal)



NOTARY PUBLIC, STATE OF FLORIDA.
MY COMMISSION EXPIRES: MAY 30, 1992.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

COPY

COPY

COPY

EXHIBIT "A"

LEGAL DESCRIPTION PARCEL 3C - ST. LUCIE WEST SUNLIGHT COMMUNITY CHURCH SITE

A parcel of land lying in Sections 30 and 31, Township 36 South, Range 40 East, St. Lucie County, Florida, being a portion of Parcel 3B, as shown on the Plat of St. Lucie West Plat No. 36 - Acreage & Conservation tracts, as recorded in Plat Book 30, pages 1 and 1A-U, Public Records of St. Lucie County, Florida, particularly described as follows:

Begin at the Southeasterly corner of Conservation Tract No. 107, as shown on said St. Lucie West Plat No. 36; thence run North 9 degrees 11'50" West along the Easterly line of said Conservation Tract No. 107 a distance of 449.19 feet; thence run North 61 degrees 17'05" West along the Northerly line of said Conservation Tract No. 107 a distance of 171.98 feet; thence run South 77 degrees 42' 40" West along the Northerly line of said Conservation Tract No. 107 a distance of 95.83 feet; thence run North 42 degrees 54'36" West along the Northerly line of said Conservation Tract No. 107 a distance of 119.03 feet; thence run North 47 degrees 05'24" East a distance of 48.58 feet to a point of curvature; thence run Northeasterly along the arc of a curve, concave to the Northwest, with radius of 1817.90 feet and central angle of 15 degrees 20'42" a distance of 486.87 feet to a point of reverse curvature; thence run Easterly along the arc of a curve, concave to the South, with radius of 25.00 feet and central angle of 87 degrees 58'43" a distance of 38.39 feet to a point of tangency; thence run South 60 degrees 16'34" East a distance of 322.64 feet to the most Northerly corner of Conservation Tract No. 108, as shown on said St. Lucie West Plat No. 36; thence run South 22 degrees 34'17" West along the Westerly line of said Conservation Tract No. 108 a distance of 155.16 feet; thence run South 14 degrees 01'40" East along the Westerly line of said Conservation Tract No. 108 a distance of 296.63 feet; thence run South 50 degrees 00'31" East along the Westerly line of said Conservation Tract No. 108 a distance of 90.12 feet to the most Southerly corner of said Conversation Tract No. 108; thence run South 43 degrees 28'04" West a distance of 496.75 feet to the point of beginning; containing 7.785 acres.

COPY

COMMUNITY CHURCH

Lake Forest at Saint Lucie West HOA, Inc.
249 SW Lake Forest Way
Port Saint Lucie, Florida 34986

September 27, 2012

To Whom It May Concern:

In July 2010, we had written to you to inform you of an expansion project that we are planning on our property. Since we are now moving forward with our plans, we wanted to write and give you an update.

Our new version of the site plan includes a new sanctuary, a fellowship hall and recreation space, as well as offices and classrooms. The new building space is planned to be roughly 37,000 sq. ft. at build out. This addition will also include the expansion of our parking lot though much of the new parking will be grass parking. As your neighbor and neighborhood church, we believe that these facility additions will greatly expand our ability to minister to families here in Port St. Lucie.

Because our property is immediately adjacent to a few homeowners in Lake Forest, we also want to make you aware of the fact that we are planning for the sake of aesthetics to enhance our landscaping at the property line between the church property and these homes. We have had conversations directly with some of these homeowners and have showed them our plans.

Should you have any questions regarding the project, please contact us here at the church. I will serve as the contact person for such questions.

Thank you.

Sincerely,



Scott Vander Ploeg
Pastor, Sunlight Community Church

PUBLIC ART REQUIREMENT CHECKLIST

January 4, 2011

Project Name: SUNLIGHT CHURCH

Project Number: P _____ **New Submittal:** **Re-submittal:** (check one)

Applicant is required to submit the public art requirement package to the Planning & Zoning Department with the site plan package. The package will be distributed to the Public Art Advisory Board (PAAB) and scheduled for their next meeting. PAAB meetings are the 2nd (second) Tuesday of every month and the applicant is strongly encouraged to attend. If any items are incomplete or missing, it may delay review of the application by the PAAB. Other drawings or information may be required, if deemed necessary, upon review by the PAAB. The Public Art Requirement approval must be obtained prior to the site plan being scheduled for City Council.

Description of Item to be provided: (Twelve copies of all items collated into sets)

	Completed Public Art Requirement Checklist: One original, completed and signed by applicant.
	Copy of Site Plan Application and Proposed Site Plan
	Cover Letter: Describe to the PAAB your proposal to meet the Public Art Requirements. Please be as descriptive as possible.
	Written Response to Comments: For resubmittals only.
	Calculation of Public Art Requirement Value: Applicant must provide cost estimate for proposed improvements which include building, site improvements such as paving, drainage and parking (civil), landscape, and site lighting. Complete Public Art Requirement Value Calculation section of this application and attach supportive cost estimates from licensed professionals within each discipline.
	Proposed Public Art Requirement Method: Identify which method you are choosing to meet the requirement by placing the number in the box to the left. 1. Artwork On Site 2. Art Donated to the City of Port St. Lucie 3. Payment of Fee in Lieu of Artwork On Site
	Public Art Requirement Proposal: Submit the appropriate supportive information to clearly communicate the proposal and to assist the PAAB in evaluation of the proposed Public Art. ART ON SITE: Complete "Artwork Proposal and Specifications" Section of Application. ENHANCED ARCHITECTURE: Provide proposed elevations clearly showing enhanced elements above minimum architectural requirements. ENHANCED LANDSCAPE: Provide proposed plan and elevation views clearly showing 'enhanced elements' above minimum landscape requirements. Applicant must clearly demonstrate a unique and identifiable element or space which is definable apart from the minimum landscape or site design requirements.

CALCULATION OF PUBLIC ART REQUIREMENT VALUE:

Building Costs (Vertical construction estimate)	\$ 4,703,905.00
Civil Costs (Paving, Drainage, Parking)	\$ 150,000.00
Landscape Costs	\$ 90,000.00
Site Lighting Costs	\$ 80,400.00
TOTAL ESTIMATED COSTS:	\$ 5,024,305.00
Public Art Requirement Value: (1% of Total Estimated Costs)	\$ 50,243.05

(Maximum Public Art Requirement Value is \$50,000.00.)

ARTWORK PROPOSAL AND SPECIFICATIONS:

1. Artwork & Artist Information:

Artwork Title: _____
 Artwork Site: _____
 Artwork Material: _____
 Artwork Dimensions: _____
 Artist Name: _____
 Address: _____
 City, State Zip: _____
 Telephone: _____
 Website: _____

2. Artwork Description: _____

3. Siting: _____

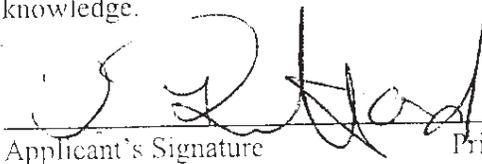
4. Materials with Specifications: _____

5. Fabrication and Installation Procedures: _____

6. Yearly Maintenance and Conservation Plan: _____

7. Examples of artist's work or related pieces: _____

I acknowledge (as applicant/owners representative) that The Public Art Requirement approval must be obtained prior to the site plan being scheduled for City Council. I have provided all required checklist items and the estimates used to calculate the Public Art Requirement Value are accurate to the best of my knowledge.



 Applicant's Signature

Daniel P Retherford
 Printed Applicant Name:

9/25/12
 Date:

AMENDED 10/03/12

NOTICE

There will be a Regular Meeting of the PUBLIC ART ADVISORY BOARD of the City of Port St. Lucie on Tuesday, October 9, 2012, at 3:00 p.m., at Port St. Lucie City Hall, Room 188, 121 SW Port St. Lucie Boulevard, Port St. Lucie, Florida.

AGENDA

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF MINUTES – NONE
4. REVIEW OF PROJECTS
 - A. MEDSTAT PSL
 - B. FORT PIERCE TURNPIKE PLAZA
 - C. EMERALD HEALTH CARE
 - D. SUNLIGHT COMMUNITY CHURCH @ SLW
5. CALL TO ARTISTS
6. CIVIC CENTER ART GALLERY
7. ARTIST'S REGISTRY
8. NEW BUSINESS
 - A. TWO NEW PAAB SEATS PER CITY COUNCIL VOTE 09/24/12
9. OLD BUSINESS
 - A. STATUS OF FAPAP MEMBERSHIP (\$100)
10. ADJOURN

*Approved as submitted
by the applicant*

NOTICE: No stenographic record by a certified court reporter will be made of the foregoing meeting. Accordingly, any person who may seek to appeal any decision involving the matters noticed herein will be responsible for making a verbatim record of the testimony and evidence at said meeting upon which any appeal is to be based.

AS A COURTESY TO THE PEOPLE RECORDING THE MEETING, PLEASE TURN OFF ALL CELL PHONES.

10/8/2012



St. Lucie West

St. Lucie West Commercial Association, Inc.

C/O Bristol Management Services, Inc.
543 NW Lake Whitney Place, Suite 101
Port St. Lucie, FL 34986
Office: (772) 323-2004 Fax: (772) 878-1519

Record #: 22

Date: 10/31/2012

Engineering Design & Construction
1934 Tucker Court
Fort Pierce, FL 34950

RE: Sunlight Community Church Expansion- Site Plan

Project Address: 477 SW Cashmere Blvd.

This notice serves as the Architectural Review Committee's response to your request as referenced above.
Please note any comments made by the committee below.

If you have any questions regarding this matter, please feel free to contact Bristol Management Services at
(772) 323-2004

Status: **Approved**

Comments

Site Plan is approved as submitted.

Signed: The St. Lucie West Architectural Review Committee



**Cotleur &
Hearing**

1934 Commerce Lane · Suite 1 · Jupiter, FL · 33458
961.747.6336 · 961.747.1377

September 24th, 2012

Art in Public Places
Sunlight Church
Cover Letter

Introduction

Cotleur & Hearing, Inc. is pleased to present this letter for the Sunlight Church project on behalf of Sunlight Church (the Applicant). The applicant is requesting a Public Art Requirement approval, which must be obtained prior to the site plan being scheduled for City Council.

The physical address of the church is 477 SW Cashmere Boulevard and the total site is 7.7 acres. The church currently meets on site in the worship and education building. This project seeks to add a significant amount of square footage proposed as new construction and supporting site infrastructure such as parking lots to the existing church location. A portion of the project includes the addition of a courtyard space located adjacent to the vehicle drop off area. The courtyard is the designated location where the majority of the Art in Public Places requirement will be fulfilled. The other area is located just outside the courtyard along the façade of the building where enhanced landscaping such as Medjool palms are proposed.

The courtyard is 3,023 square feet (sf). Lots of amenities are being added to the courtyard, including: pavers, landscaping, irrigation, site furniture and a water feature. This courtyard space is an ideal location for meeting such art criteria. This courtyard is open to the public 24 hours a day / 7 days a week. It provides a central location adjacent to the drop-off for guests or members visiting the facility for the first time. The proposed water feature is a natural element which makes for successful gathering spaces. People are naturally drawn to water, especially a water feature that is interactive such as the one proposed on this project. The courtyard space is clearly defined by the three (3) walls of the proposed building. There are several doors which could open up onto the courtyard which helps blend the indoor / outdoor environment.

The applicant is providing amenities in much greater quantity and quality than is required by code. The code only requires a stabilized surface (concrete) for the floor of the courtyard. The site improvements the applicant is proposing in the courtyard and adjoining landscape total well over \$50,000.00 as shown in the accompanying documents.

SUNLIGHT CHURCH
ART IN PUBLIC PLACES
SUPPORT DOCUMENT



COURTYARD ITEM (B)

ARTWORK PROPOSAL AND SPECIFICATIONS:

1. ARTWORK & ARTIST INFORMATION:

TREMRON, INC.
2885 ST. CLAIR STREET
JACKSONVILLE, FL 32254
904.359.5901 FAX
904.359.5900 PHONE
MCLARCHICK@TREMRON.COM

2. ARTWORK DESCRIPTION

STONEHURST PAVERS HAVE A SLIGHTLY TEXTURED APPEARANCE THAT REDUCES THE SLICKNESS OF THE PAVER SURFACE MAKING IT SUITABLE FOR ANY OUTDOOR APPLICATION. THE NATURAL SLATE STONE FINISH OF THESE PREMIUM PAVERS GIVES THE PROJECT AN ELEGANT, UPSCALE APPEARANCE.

3. SITING

SEE PLAN

4. MATERIALS WITH SPECIFICATIONS:

APPROXIMATELY 2,687 SF OF TREMRON, STONEHURST PAVERS. COLOR: OAK RUN. 6"x9", 9"x9", 9"x12" MIX DIMENSIONS IN RANDOM PATTERN.

5. FABRICATION AND INSTALLATION PROCEDURES:

SET ON SAND COURSE BED. SEE CONSTRUCTION PLANS FOR DETAILS.

6. YEARLY MAINTENANCE AND CONSERVATION PLAN:

BI-ANNUAL PRESSURE-WASHING OF PAVERS.

7. EXAMPLES OF ARTIST WORK OR RELATED PIECES:

NOT APPLICABLE

8. COST:

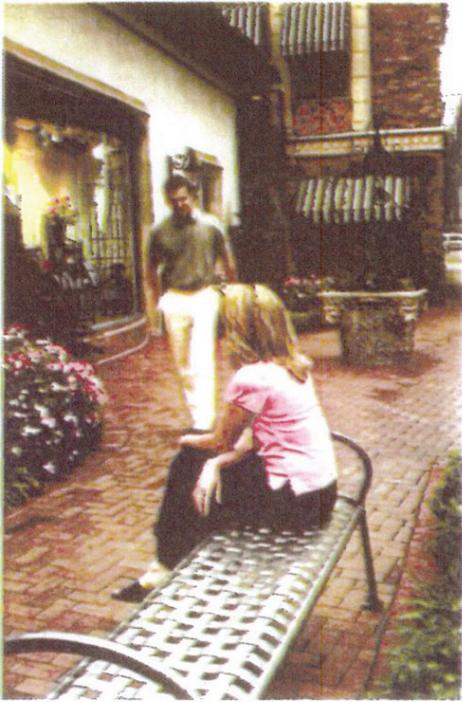
\$15,000

Daniel T. Sorrow

SEP 07 2012

LA 8866979

SUNLIGHT CHURCH
ART IN PUBLIC PLACES
SUPPORT DOCUMENT



COURTYARD ITEM (D)

ARTWORK PROPOSAL AND SPECIFICATIONS:

1. ARTWORK & ARTIST INFORMATION:

LANDSCAPE FORMS, INC.
431 LAWDALE AVE.
KALAMAZOO, MI 49048
269.381.3455 FAX
800.430.6209 PHONE
SPECIFY@LANDSCAPEFORMS.COM

2. ARTWORK DESCRIPTION

SCARBOROUGH IS WELCOMING AND COMFORTABLE. THE HORIZONTAL STRAP SEAT IS CLEAN AND SIMPLE. THE WOVEN SEAT SUGGESTS THE FAMILIAR STRAPPING FABRIC OF PATIO FURNITURE. THE PATENTED DESIGN IS ASSEMBLED AS A WARP AND WEFT CONSTRUCTION OF PRE-FORMED PARTS. THE BACKLESS SCARBOROUGH BENCH IS IDEAL FOR NARROW SPACES. IT IS REMARKABLY DURABLE NOT ONLY IN THE WAY IT WEARS BUT IN THE WAY IT REMAINS CURRENT OVER TIME.

3. SITING

SEE PLAN

4. MATERIALS WITH SPECIFICATIONS:

(2) 72" SCARBOROUGH BACKLESS BENCHES. WOVEN SEAT. 26" X 34" X 22". POWDER-COAT. STORMCLOUD COLOR

5. FABRICATION AND INSTALLATION PROCEDURES:

SHIPS FULLY ASSEMBLED / NO HARDWARE REQUIRED

6. YEARLY MAINTENANCE AND CONSERVATION PLAN:

ANNUAL CLEANING OF OUTSIDE BENCHES WITH SOAP AND WATER

7. EXAMPLES OF ARTIST WORK OR RELATED PIECES:

NOT APPLICABLE

8. COST:

\$2,280

Daniel T. Sotow

SEP 07 2012

LA 6666979

SUNLIGHT CHURCH
ART IN PUBLIC PLACES
SUPPORT DOCUMENT



COURTYARD ITEM (C)

ARTWORK PROPOSAL AND SPECIFICATIONS:

1. ARTWORK & ARTIST INFORMATION:

AMFORA COMPANY
7145 WATT AVE STE. 5
NORTH HIGHLANDS, CA 95660
916.515.1639 FAX
800.515.1977 PHONE
SALES@ITALARTWORLD.COM EMAIL
WWW.ITALARTWORLD.COM WEBSITE

2. ARTWORK DESCRIPTION

GRANITE FLOATING SPHERE FOUNTAIN ARE PERFECTLY BALANCED, POLISHED STONE SPHERE THAT FITS INTO A SOCKET (BASE) CARVED TO THE EXACT CURVATURE OF THE BALL. THE SPHERE REVOLVES 360 DEGREES IN ALL DIRECTIONS AND ACTUALLY FLOATS ON A THIN FILM OF WATER. WATER IS PUMPED UP FROM BENEATH THE SOCKET, LUBRICATING THE BALL AND FORCING IT TO TURN GENTLY. ONCE STARTED, THE BALL CONTINUES TO TURN UNTIL THE WATER IS SHUT OFF. HOWEVER, EVEN A CHILD CAN STOP IT, CHANGE THE DIRECTION OF SPIN, AND SET IT ON AN ACCELERATED TWIRL.

3. SITING

SEE PLAN

4. MATERIALS WITH SPECIFICATIONS:

RECOMMENDING 32" DIAMETER SIZE BROWN MARBLE BALL. SELF CONTAINED WATER SOURCE

5. FABRICATION AND INSTALLATION PROCEDURES:

NO ASSEMBLE REQUIRED. PLACED "AS IS" IN LOCATION. POWER SOURCE NEEDED TO RUN PUMP.

6. MAINTENANCE AND CONSERVATION PLAN:

REGULARLY CLEAN FOUNTAIN AND CHANGE OUT WATER

7. EXAMPLES OF ARTIST WORK OR RELATED PIECES:

SEE WEBSITE

8. COST:

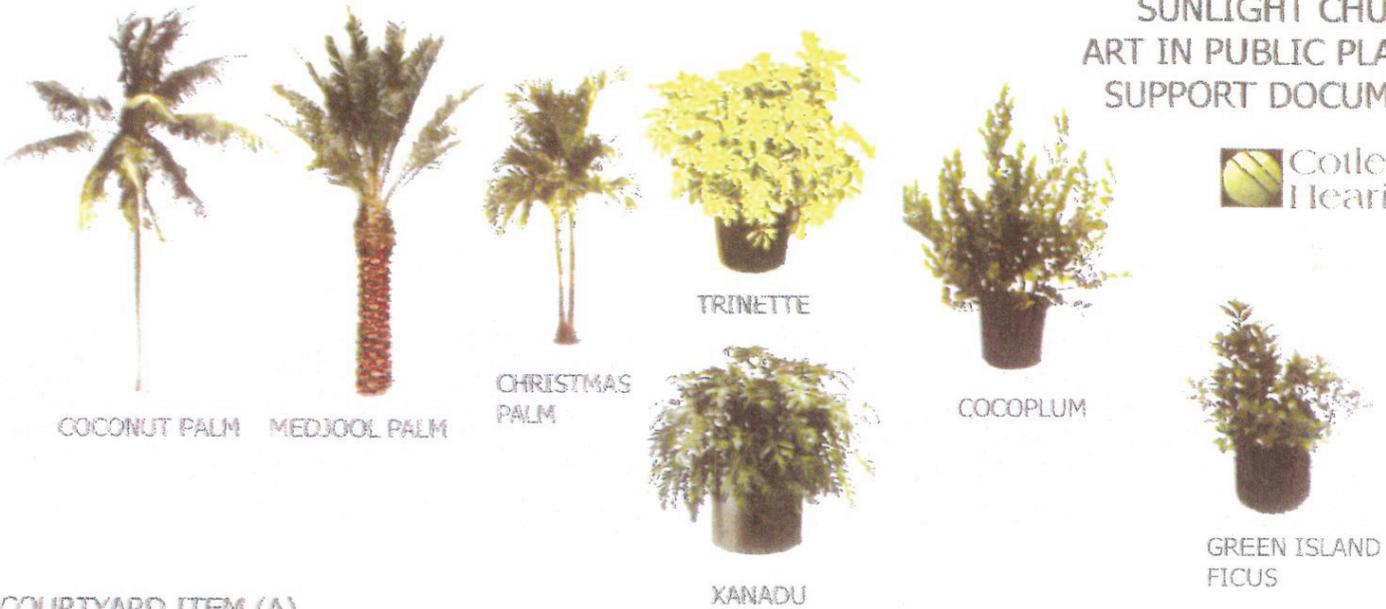
\$15,000

Daniel T. Somwar

SEP 07 2012

LA 6686979

SUNLIGHT CHURCH
ART IN PUBLIC PLACES
SUPPORT DOCUMENT



COURTYARD ITEM (A)

LANDSCAPE COST ESTIMATE:

QTY	SPW	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	REMARKS	UNIT COST	SUB-TOT.
CANOPY / ORNAMENTAL TREES								
1	JAT	JATROPHA STR. DARG.	JATROPHA	8' X 4'	A.S.	FULL SPECIMEN, 2.5' C.T.	\$ 150.00	\$ 150.00
PALMS								
4	ON	COCOS NUCIFERA (GREEN PALM)	GREEN PALM / AN COCONUT PALM	4'-0" C.T.	A.S.	CURVED TRUNKS, FULL CANOPY	\$ 500.00	\$ 2,000.00
2	PHM	PHOENIX DACTYLOPERA (MEDJOO)	MEDJOO DATE PALM	10' G.W. / 13' C.T.	A.S.	FULL, SYMMETRICAL, CLEAN TRUNK, MATCH	\$ 4,500.00	\$ 9,000.00
3	XM	VEITCHIA VAMERILLI (CHRISTMAS)	CHRISTMAS PALM	10' C.T.	A.S.	FULL CANOPY	\$ 300.00	\$ 900.00
LARGE SHRUBS / ACCENTS								
26	CP	CHRYSOBALANUS ICAGO (RED TIP)	RED TIP COCOPLUM	#3, 24" X 2"	2' O.C.	FULL & THICK	\$ 10.00	\$ 260.00
25	ME	MYRTANTHES FRAGRANS	SPARGANUS STOPPER	#3, 1.5' X 1.5'	2' O.C.	FULL & THICK	\$ 9.00	\$ 225.00
27	SAV	SCHERFFERIA APOBICOLA (TRINETTE)	DWARF / VARIEGATED SCHERFFERIA	#3, 1.2' X 1.2'	2.5' O.C.	FULL	\$ 11.00	\$ 297.00
MED. SHRUBS / GROUNDCOVERS / VINES								
39	FG	FICUS MACROCARPA (GREEN ISLAND)	GREEN ISLAND FICUS	#2/#3	2' O.C.	FULL & THICK	\$ 7.00	\$ 273.00
20	SW	ELDIKONIA STONES (DWARF)	DWARF / ALJON FICUS	#1, 1.2' X 1.2'	2' O.C.	FULL & THICK	\$ 9.50	\$ 190.00
27	PK	PHLOBOCARRON XANADU	PHLOBOCARRON - XANADU	#3, 1.0' X 1.0'	2' O.C.	FULL	\$ 12.00	\$ 324.00
2,500	MULCH	3"-5" SMOOTH / 1/8" RCO. STONE	RIVER SAND			SEE SPECS	\$ 0.20	\$ 500.00
							TOTAL:	\$ 14,914.00

* IRRIGATION COST ESTIMATE \$2,500

2. ARTWORK DESCRIPTION

PROPOSED LANDSCAPE ELEMENTS INCLUDE LUSH TROPICAL PLANTS INCLUDING: MEDJOO PALMS, COCONUT PALMS, CHRISTMAS PALMS, TRINETTE, XANADU, COCOPLUM, GREEN ISLAND FICUS AND OTHERS. ALL LANDSCAPE ITEMS ARE CONDITIONED TO PORT ST. LUCIE'S WEATHER. THE LANDSCAPE MATERIAL CHOSEN HELPS DEFINE THE COURTYARD SPACE. IT ALSO PROVIDES RELIEF FROM HEAT BY PROVIDING SHADE AND VEGETATION'S NATURAL TRANSPIRATION PROCESS. AN AUTOMATIC IRRIGATION SYSTEM WILL BE PROVIDED SO THAT PLANTS ARE WATERED ON A REGULAR BASIS. ATTENTION WILL BE GIVEN SO NO OVERSPRAY WILL OCCUR ON HARDSCAPE.

3. SITING

SEE PLAN

4. MATERIALS WITH SPECIFICATIONS:

SEE ABOVE

5. FABRICATION AND INSTALLATION PROCEDURES:

SEE PLANS

6. MAINTENANCE AND CONSERVATION PLAN:

MAINTENANCE PERFORMED BI-MONTHLY

7. EXAMPLES OF ARTIST WORK OR RELATED PIECES:

NOT APPLICABLE

8. COST:

\$16,941

Daniel T. Scrow

SEP 07 2012

CA 6666976

SUNLIGHT CHURCH
ART IN PUBLIC PLACES
SUPPORT DOCUMENT



COURTYARD ITEM (E)

ARTWORK PROPOSAL AND SPECIFICATIONS:

1. ARTWORK & ARTIST INFORMATION:

LANDSCAPE FORMS, INC.
431 LAWNSDALE AVE.
KALAMAZOO, MI 49048
269.381.3455 FAX
800.430.6209 PHONE
SPECIFY@LANDSCAPEFORMS.COM

2. ARTWORK DESCRIPTION

SCARBOROUGH RECEPTACLES ARE DURABLY CONSTRUCTED OF METAL SIDE PANELS AND A SPUN METAL TOP TO MEET THE DEMANDS OF ACTIVE SPACES. SQUARE BAR SIDE PANELS. TOP OPENING RECEPTACLE. THE RECEPTACLE LID LIFTS UP AND SWINGS TO THE SIDE FOR EASY LITTER REMOVAL. THE 30-GALLON POLYETHYLENE LINER COORDINATES WITH SPECIFIED POWDERCOAT COLOR. RECEPTACLES ARE STANDARD WITH A FREESTANDING/SURFACE MOUNT OPTION.

3. SITING

SEE PLAN

4. MATERIALS WITH SPECIFICATIONS:

(1) SCARBOROUGH TOP-OPENING RECEPTACLE, SQUARE BAR SIDE PANELS. POWDER-COAT COLOR: STORMCLOUD. STANDARD METAL COLOR FOR POLYETHYLENE LINER.

5. FABRICATION AND INSTALLATION PROCEDURES:

SHIPS FULLY ASSEMBLED / NO HARDWARE REQUIRED

6. YEARLY MAINTENANCE AND CONSERVATION PLAN:

ANNUAL CLEANING OF OUTSIDE RECEPTACLE WITH SOAP AND WATER

7. EXAMPLES OF ARTIST WORK OR RELATED PIECES:

NOT APPLICABLE

8. COST:

\$930

Daniel T. Bradow

SEP 07 2008

LA 3806970

Art in Public Places LANDSCAPE (a)



GREEN ISLAND HIBISCUS



KALANCHOE



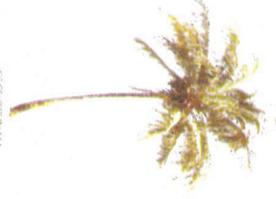
COOPERIA



TWINETTE



QUEEN PALM



COCONUT PALM

FURNITURE BENCHES (a)



LITTER BIN (a)



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© 2005 Sunlight Community Church

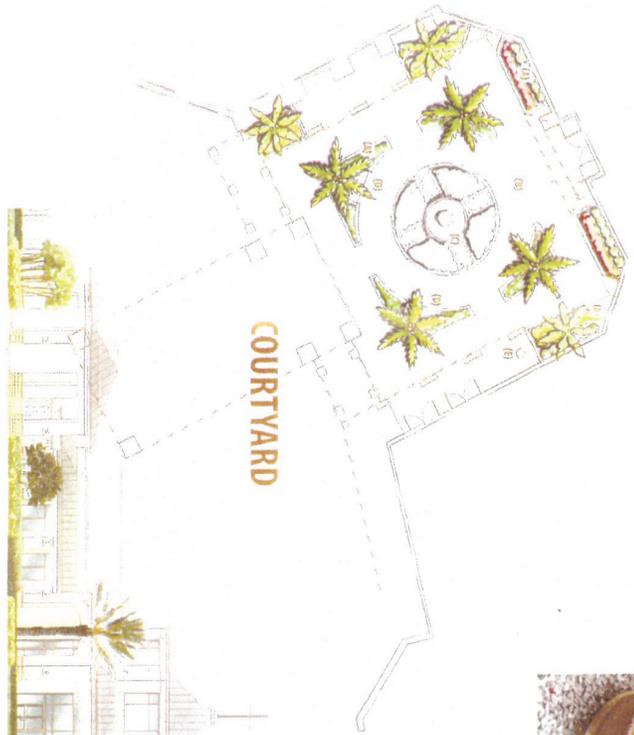
HARDSCAPE Pavers (a)



FOUNTAIN Water Feature (a)



COURTYARD

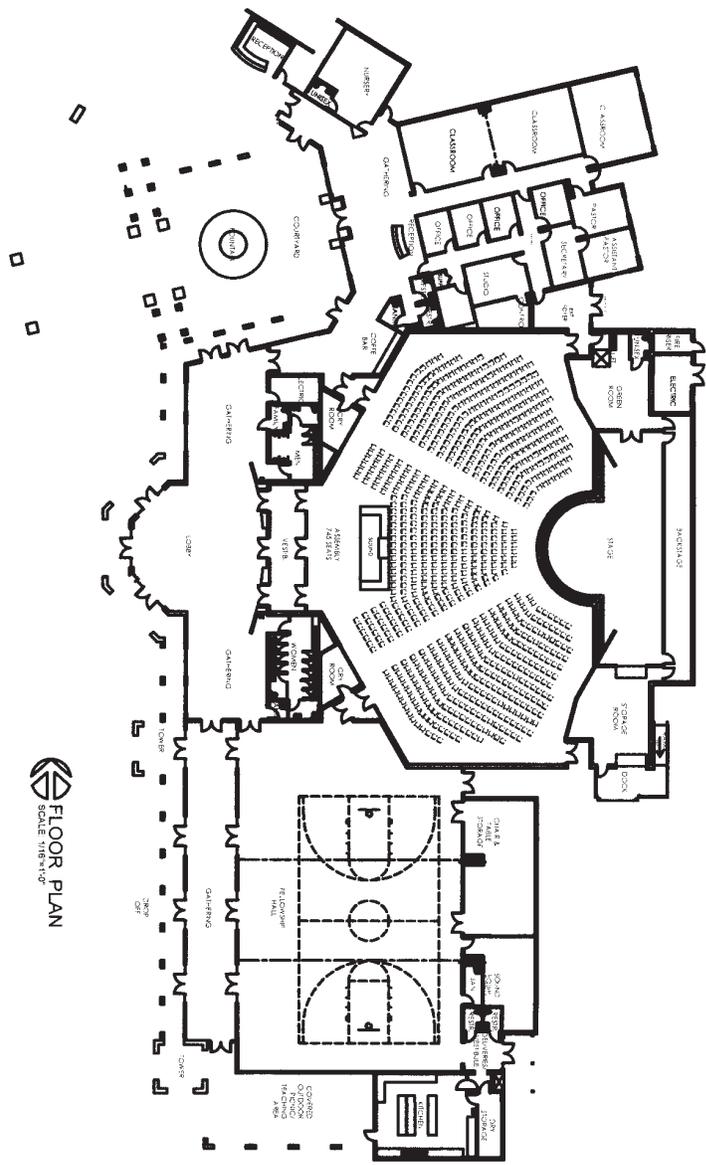


**Colleur
Hearing**

Landscaper and Architect
Professional Landscaping
Professional Design
3001 Commercial Lane
Aurora, Florida 32814-1371
Phone: 407.321.1371

Sunlight Community Church
Port St. Lucie, Florida

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FLOOR PLAN
SCALE: 1/8" = 1'-0"



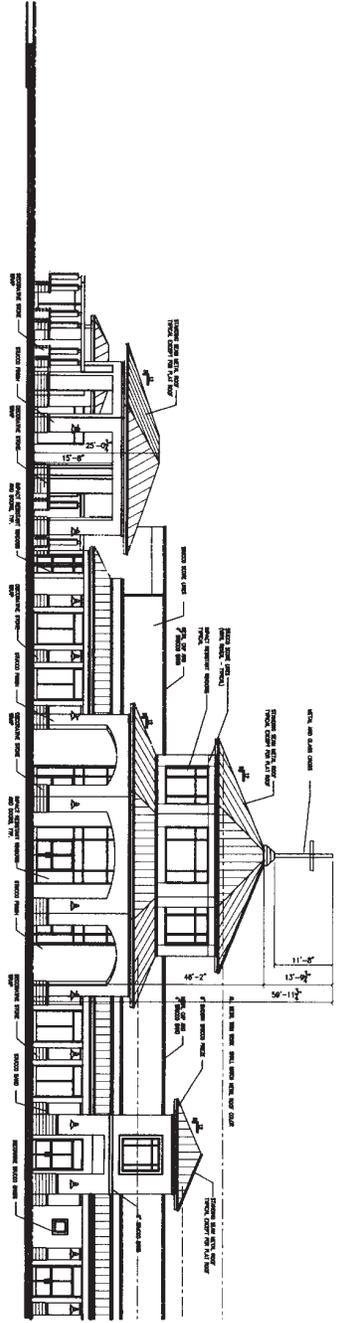
LCA
ARCHITECTURE
ARCHITECTURE, INC.
1275 Sanctuary Way
Suite 108
West Palm Beach, FL 33411
Phone: (561) 493-4787
Fax: (561) 493-4788

REVISION/ DATE

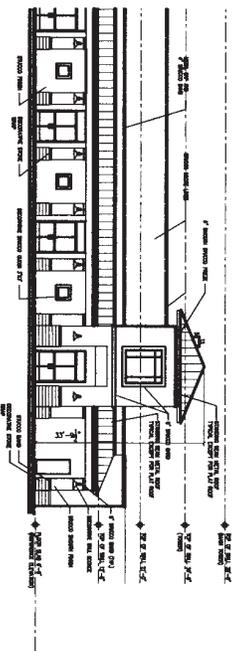
New Sanctuary for Sunlight Community Church
477 SW Cashmere Boulevard
Port St. Lucie Florida

LESLAM A. GONZALEZ, AIA
NOV 8 2012

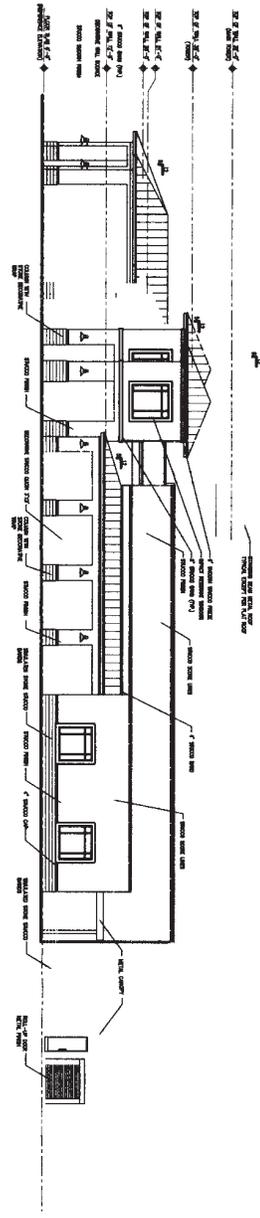
PROJ. NO. 7165.dh
DESIGNED BY: LAC
DRAWN BY: BULAC
DATE: 10/7/2012
SCALE: AS SHOWN
FLOOR PLAN



FRONT ELEVATION, NORTH END
SCALE 3/32"=1'-0"



FRONT ELEVATION, SOUTH END
SCALE 3/32"=1'-0"



SIDE ELEVATION, SOUTH END
SCALE 3/32"=1'-0"



LCA
ARCHITECTURE, INC.
1975 S. UNIVERSITY BLVD.
SUITE 200
WEST PALM BEACH, FL 33411
PHONE: (561) 493-4797
FAX: (561) 493-4798

REVISION / DATE

New Sanctuary for
Sunlight Community Church
477 SW Cashmere Boulevard
Port St. Lucie Florida

DATE: NOV 8 2019
DRAWN BY: SULLAC
SCALE: AS SHOWN
ELEVATIONS