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## Capital Improvements Element Goals, Objectives and Policies

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**Goal 9.1:** To provide public facilities necessary to achieve and maintain adopted level of service standards concurrent with demand through fiscally sound capital improvement programming and budgeting.

**Objective 9.1.1:** Define types of public facilities, establish standards for Level of Service for each type of public facility, and determine what capital improvements are needed in order to achieve and maintain standards (as well as to repair or replace existing public facilities).

**Policy 9.1.1.1** - Public facilities means the capital improvements and systems of each of the following: roads, mass transit, stormwater management, potable water, sanitary sewer, solid waste, parks and recreation, libraries, jails, courthouse facilities, administrative facilities, mosquito control, Treasure Coast International Airport, public education and shall include land, structures, the initial furnishings and equipment, design, permitting, and construction costs.

**Policy 9.1.1.2** - The County shall establish standards for Levels of Service for public facilities, as follows:

- a. Category A Public Facilities are roads, stormwater management, potable water, sanitary sewer, solid waste, schools, parks and recreation facilities used for concurrency all of which are addressed in other elements of this Comprehensive Plan.
- b. Category B Public Facilities are libraries, administration, mosquito control, and Treasure Coast International Airport as owned, operated or developed by St. Lucie County. Category B Public Facilities are not used for concurrency purposes as provided for in the Concurrency Management System.

**Policy 9.1.1.3** - The quantity of public facilities necessary to eliminate existing deficiencies and to meet the needs of future growth shall be determined for every type of public facility by the following calculation:

$$Q = (S \times D) - E.$$

Where: Q is the quantity of public facility needed, S is the standard for Level of Service, D is the demand, such as the population, and E is the inventory of existing facilities.

The calculation will be used for existing demand in order to determine existing deficiencies. The calculation will be used for projected demand in order to determine needs of future growth. The estimates of projected demand will account for demand that is likely to occur from previously issued development orders as well as future growth. Public facilities to serve demand from previously issued development orders shall be included in "D" (demand) in the preceding calculation.

**Policy 9.1.1.4** - The public facility formula will be used for current demand in order to determine existing deficiencies. The public facility formula will be used for projected demand in order to determine needs of future growth. The estimates of projected demand

will account for demand that is likely to occur from previously issued development orders as well as future growth.

**Policy 9.1.1.5** - Demand that is likely to occur from previously issued development orders which require a Certificate of Capacity will be addressed by the County "reserving" capacity of public facilities for development orders that were issued by the County prior to the adoption of this Comprehensive Plan and that are determined to have vested rights for purposes of the concurrency management system.

**Policy 9.1.1.6** - The County requires persons with legitimate and substantial vested rights to continue development in good faith in order to reserve capacity of public facilities. The County will not reserve capacity of public facilities for previously issued development orders that do not have vested rights for purposes of concurrency management, and/or which do not continue development in good faith.

**Policy 9.1.1.7** - There are three circumstances in which the standards for Levels of Service are not the exclusive determinant of need for a public facility:

- a. Calculated needs for public facilities in coastal high hazard areas are subject to all limits and conditions in Coastal Management Element of this Plan (see Policy 9.1.5.1).
- b. Replacement of obsolete or worn out facilities, and repair, remodeling and renovation, will be determined by the Board of County Commissioners upon the recommendation of the County Administrator.
- c. Public facilities that provide Levels of Service in excess of the standards adopted in this Plan may be constructed or acquired at any time as long as both conditions 1) and 2) and at least one of the conditions 3) through 5) are met:
  - 1) The facility does not make financially infeasible any public facility of the same type that is needed to achieve or maintain the standards for Levels of Service adopted in this Plan,
  - 2) The facility does not contradict, limit or alter the achievement of the overall goals, objectives and policies of this Plan,
  - 3) The excess capacity is an integral part of a capital improvement that is needed to achieve or maintain standards for Levels of Service,
  - 4) The excess capacity provides economies of scale making it less expensive than a comparable amount of capacity if acquired at a later date,
  - 5) The asset acquired is land that is environmentally sensitive, or designated by the County as necessary for conservation, recreation or protection of high hazard coastal areas.

**Policy 9.1.1.8** - Capital improvement projects that increase or maintain Category A level of service standards shall be included in the regular Schedule of Capital Improvements contained in this Capital Improvements Element.

**Policy 9.1.1.9** - The determination of location of improvements to expand public facilities will take into consideration projected growth patterns. Where applicable, public facility improvements will be coordinated with the capital facility plans of any other governmental entity providing public facilities within St. Lucie County.

**Policy 9.1.1.10** - The following public facility improvements within a facility type are to be considered in the following order of priority, as determined by the Board of County Commissioners:

- a. Replacement of obsolete or worn-out facilities, including repair, remodeling and renovation of facilities that contribute to achieving and/or maintaining Levels of Service.
- b. New facilities that reduce or eliminate existing deficiencies in Levels of Service.
- c. New public facilities, and improvements to existing public facilities, that eliminate public hazards not otherwise eliminated by improvements prioritized according to Subsections A. or B., above.
- d. New or expanded facilities that provide the adopted Levels of Service for new development and redevelopment during the next five fiscal years, as updated by the annual review of this Capital Improvements Element. St. Lucie County may acquire land or right-of-way in advance of the need to develop a facility for new development. The location of facilities constructed pursuant to this Subsection shall conform to the Future Land Use Element, and specific project locations shall serve projected growth areas within the allowable land use categories.
- e. Improvements to existing facilities, and new facilities that significantly reduce the operating cost of achieving and/or maintaining Levels of Service.
- f. New facilities that exceed the adopted Levels of Service for new growth during the next five fiscal years by either:
  - 1) Providing excess public facility capacity that may be needed by future growth beyond the next five fiscal years, or
  - 2) Providing higher quality public facilities than are contemplated in the County's normal design criteria for such facilities.
- g. Facilities not described in Subsections A. through E., above, but which the County is obligated to complete, provided that such obligation is evidenced by a written agreement the County executed prior to July 31, 1990.
- h. Project evaluation may also involve additional criteria that are unique to each type of public facility, as described in other elements of this Comprehensive Plan.
- i. The County shall review the best available data and science in its policy and planning decisions for public facilities, recognizing resiliency and the need to withstand increased storm surge and flooding in evaluating public infrastructure decisions.

**Policy 9.1.1.11** - When any County arterial or collector road or segment of such a road is determined to be operating one Level of Service below its adopted standard, the County shall exercise one of the following.

- a. Enter into a contract that will result in the addition of capacity to the facility within six months (or longer if under a Development Agreement) of the determination that the facility is operating below its Level of Service Standard, and delay issuance of development orders until the contract has been executed;
- b. Enter into an enforceable development agreement that specifies that new development will provide for the upgraded facility;
- c. Amend the Comprehensive Plan to lower the Level of Service at the next opportunity; or
- d. Not issue any development permits in the impacted area.

The purpose of providing for the temporary operation below the adopted Level of Service is to provide a reasonable period of time to restore the Level of Service through appropriate improvements to roads that are forecast to operate at the adopted Level of Service, but which may unexpectedly operate at a lower Level of Service. All development orders issued pursuant to this Policy shall be conditioned on the attainment of the adopted Level of Service. However, this Policy shall not impair the County's right to refuse to issue

a development order pursuant to this Policy if the Board of County Commissioners determines that the resultant lower Level of Service caused by the proposed development order would constitute a threat to public health or safety.

**Policy 9.1.1.12** - The standards for Levels of Service for Category A Public Facilities shall be as follows:

<b>Drainage Level of Service Standards</b>			
Structure/Facility	10 yr., 24 hr.	10 yr., 72 hr.	100 yr., 72 hr.
Houses/Building	<FFE <sup>1</sup>	<FFE	<FFE
Evacuation Routes <sup>2</sup>	1/2W <sup>3</sup>	<0.5 ft.	<1.0 ft.
Arterial Roads <sup>4</sup>	1/2W	<0.5 ft.	<1.0 ft.
Other Roads <sup>5</sup>	<0.5 ft.	<0.75 ft.	<1.5 ft.
1	Peak flood stages less than first (finished) floor elevation based on available data.		
2	Evacuation routes as defined by the County and the Treasure Coast Regional Planning Council.		
3	Flooding limited to each side of the road such that one-half of the roadway width (W) or one travel lane is not flooded.		
4	Roads with four or more travel lanes, or roads that are only access to a respective area/development (secondary evacuation routes).		
5	Other roads which are not critical for evacuation, but which will be used to estimate encroachment on FFEs.		

## Non-SIS Facilities

Facility Type	Peak Hour/Peak Direction	Inside a Transportation Concurrency Management Area <sup>1</sup>	Constrained /Backlogged Facility
Non-State Roadway (Local)	D	D	Maintain <sup>2</sup>
Non-State Roadway (Major City/County Road)	D	E <sup>3</sup>	Maintain
Non-State Roadway (Arterial)	E <sup>3</sup>	E <sup>3</sup>	Maintain
Other State Roads			
<b>Multi-Lane (Rural/Urban)</b>			
Rural	B	N/A	N/A
Urban	D		Maintain <sup>2</sup>
<b>Two-Lane (Rural/Urban)</b>			
Rural	C	N/A	N/A
Urban	D	N/A	Maintain <sup>2</sup>
<b>(Notes)</b>	Level of Service Standards inside of parentheses apply to general use lanes only when exclusive through lanes exist.		
1.	Transportation Concurrency Management Areas are geographically compact areas designated in local government comprehensive plans where intensive development exists or is planned in a manner that will ensure an adequate level of mobility and further the achievement of identified important state planning goals and policies, including discouraging the proliferation of urban sprawl, encouraging the revitalization of existing downtowns and designated redevelopment areas protecting natural resources, protecting historic resources, maximizing the efficient use of existing public facilities, and promoting public transit, bicycling, walking and other alternatives to the single occupant automobile.		
2.	Maintain means continuing operating conditions at a level such that significant degradation does not occur based on conditions existing at the time of local government comprehensive plan adoption. For roadways in rural areas, transitioning urbanized areas, urban areas or communities, significant degradation means (1) an increase in average annual daily traffic volume of 5 percent below the speed, of the adopted LOS standard. For roadways in urbanized areas, for 100th highest hour of 5 percent below the speed, of the adopted LOS standard. For roadways in urbanized areas, for roadways parallel to exclusive transit facilities, or for intrastate roadways in transportation concurrency management areas, significant degradation means (1) an increase in average annual daily traffic volume of 10 percent above the maximum service volume, or (2) a reduction in operating speed for the peak directions in the 100th highest hour of 10 percent below the speed, of the adopted LOS standard. For other state roads in transportation concurrency management areas, significant degradation means that amount defined in the transportation mobility element. For constrained roadways meeting or exceeding the level of service standards, (maintain) does not apply until the roadway is operating below the applicable minimum level of service standard.		
3.	The County wishes to maintain a LOS D or better for all roadways but recognizes that allowing a LOS E allows development to proceed while a minimum of LOS D might cause severe constraints on private development. However, a LOS D will be utilized for these roadways when establishing transportation impact fees.		

**SIS Facilities**

<b>SIS Roadway Corridors</b>	<b>Roadway Segment</b>	<b>LOS Standard</b>
I-95	Martin County Line to Gatlin Boulevard	C
I-95	Gatlin Boulevard to St. Lucie Boulevard	C
I-95	St. Lucie Boulevard to Midway Road	C
I-95	Midway Road to SR 70/ Okeechobee Road	C
I-95	SR 70/ Okeechobee Road to SR 68/ Orange Avenue	D
I-95	SR 68/ Orange Avenue to SR 614/ Indrio Road	D
I-95	SR 614/ Indrio Road to Indian River County Line	C
Florida's Turnpike	Martin County Line to Becker Road	C
Florida's Turnpike	Becker Road to Port St. Lucie Boulevard	C
Florida's Turnpike	Port St. Lucie Boulevard to SR 70/ Okeechobee Road	C
Florida's Turnpike	SR 70/ Okeechobee Road to Indian River County	B
SR 70/ Okeechobee Road	Okeechobee County Line to Carlton Road	B
SR 70/ Okeechobee Road	Carlton Rod to McCarthy Road	B
SR 70/ Okeechobee Road	McCarthy Road to Florida's Turnpike	B
SR 70/ Okeechobee Road	Florida's Turnpike to I-95	C

<b>Public Facility</b>	<b>Level of Service</b>	<b>Service Area</b>
Potable Water	100 gallons per capita per day 117 gallons per capita per day (FPUA)	Unincorporated areas
Sanitary Sewer	100 gallons per capita per day 110 gallons per capital per day (FPUA)	Unincorporated areas
Solid Waste	3.88 pounds of Class I solid waste per capita per day at landfill County-wide 0.81 pounds of construction and demolition debris per capita County-wide	Countywide
Parks & Recreation	5 acres of community parks/1,000 population	Unincorporated areas
	2.5 acres of regional parks/1,000 population	Countywide
	21.2 acres of Resource-based parks/1,000 population	Countywide
Schools	100% of program capacity for all schools	Countywide

**Policy 9.1.1.13** - The County shall amend the Adequate Facilities Ordinance to include school concurrency requirements within one year of adoption of this element.

**Policy: 9.1.1.14** - The standards for Level of Service for Category B Public Facilities shall be as follows:

	<b>Level of Service</b>	<b>Service Area</b>
Library	0.525 square feet of library space per capita	Countywide
	1.45 books per capita	Countywide
Mosquito Control	Maintain state standards for controlling adult mosquitoes when they exceed 25 per night.	Countywide
Airport	Provide for up to 369,192 operations per year.	NA

**Policy 9.1.1.15** - Capital Improvements for Category B Public Facilities shall be included in this element and updated annually in order to monitor maintenance of Category B level of service standards.

**Policy 9.1.1.16** - The County shall maintain the provision of Administrative and Maintenance space as the County grows.

**Policy 9.1.1.17** - The County shall continue to require new development to meet Level of Service Standards for both on- and off-site improvements, including local streets, water and sewer connection lines, stormwater management facilities, and open space.

**Policy 9.1.1.18** - A Capital Improvement is defined as follows: a major nonrecurring expenditure that includes one or more of the following:

1. Any acquisition of land for a public purpose; or
2. Any construction of a new facility (a public building, or water lines, playfield or the like) or an addition to, or extension of such a facility; or
3. A nonrecurring rehabilitation (something which is infrequent and would not be considered annual or other recurring maintenance) or major repair of all or a part of a building, its grounds, or a facility, or equipment, provided that the cost is \$50,000 or more and the improvement will have a useful life of ten years or more;
4. Purchase of major equipment items with a cost, individually or in total, of \$100,000.00 or more, which have a useful life of ten years or more;
5. Any planning, feasibility, engineering or design study related to an individual capital project or to a program that is implemented through individual capital improvement projects; or
6. Any expenditure that pertains to a physical asset which has been identified as an existing or projected need in one or more individual Comprehensive Plan amendments.

**Policy 9.1.1.19** - The County adopts by reference the St. Lucie School District Five Year District Facilities Work Program.

<b>Fiscal Analysis of Estimated Transportation Capital Improvements (excluding I-95)</b>						
<b>Committed Funding</b>						
Funding Source	FY 06-07	FY 07-08	FY 08-09	FY 09-10	FY 10-11	
Balance From Previous Year	\$0	\$0	\$1,453,809	\$2,907,618	\$4,361,427	
Impact Fees Credited for Roadways*	\$0	\$1,453,809	\$1,453,809	\$1,453,809	\$3,971,286	
General Fund Allocation	\$0	\$0	\$0	\$0	\$0	
Developers' Agreements	\$0	\$0	\$0	\$0	\$0	**
Special District/MSTU	\$0	\$0	\$0	\$0	\$15,934,613	**
Grants	\$0	\$0	\$0	\$0	\$6,700,000	***
FDOT Adopted Work Plan					\$147,145,341	
<b>Total Funding</b>	\$0	\$1,453,809	\$2,907,618	\$4,361,427	\$178,112,667	
<b>Capital Improvements Cost</b>	\$0	\$1,453,809	\$0	\$0	\$178,112,667	
<b>Balance</b>	\$0	\$1,453,809	\$2,907,618	\$4,361,427	\$0	
* Per unit impact fee for roadways/ schedule 3 of Chapter 10 of submitted data and analysis						
** Developments presently in the approval process but not yet finally approved, are anticipated to construct roadway improvements that will reduce the amount of funding needed from the Special District/MSTU. Special District funding to be used only to the extent that impact fees, proportionate fair-share contributions, and other developer contributions are inadequate to fund scheduled capital improvements.						
***Grants from TRIPS, Council on Aging [this table was last updated in 2007]						

**Objective 9.1.2:** Provide needed public facilities that are within the ability of the County to fund the facilities from County revenues, development's proportionate share and contributions and grants or gifts from other sources.

**Policy 9.1.2.1** - The estimated costs of all needed capital improvements shall not exceed conservative estimates of revenues from sources that are available to the County pursuant to or not precluded by current statutes, and which have not been rejected by referendum, if a referendum is required to enact a source of revenue.

**Policy 9.1.2.2** - The County will allocate the costs of new public facilities on the basis of the benefits received by existing and future residents so that current residents will not subsidize new development.

**Policy 9.1.2.3** – Both existing and future development contribute to the costs for the provision of public facilities, as follows:

- A. Future development. Future development shall pay for 100 percent of the capital improvements needed to address the impact of such development. Future development's proportion of the cost of capital improvements needed to address the impact of such development shall be determined, in part, by the County's impact fee ordinances and supporting studies, which shall include credits for other payments by future development. Impact fees, enterprise fund user charges, connection fees, and other user fees paid by new development shall be reviewed every two years to assure that provision of capital improvements needed to address the impact of future development will not increase ad valorem tax rates. Upon completion of construction, "future" development becomes "present" development, and shall contribute to paying the costs of the replacement of obsolete or worn out facilities as described in subsection B below.

Future development's payments may take the form of, but are not limited to, voluntary contributions for the benefit of any public facility, impact fees, capacity



fees, dedications of land, provision of public facilities, and future payments of user fees, special assessments and taxes. Future development shall not pay impact fees for the portion of any capital improvements that reduces or eliminates existing deficiencies.

- B. Existing development. Existing development shall pay for the capital improvements to facilities that reduce or eliminate existing deficiencies, and some or all of the replacement of obsolete or worn out facilities.

Existing development's payments may take the form of user fees, special assessments, and taxes.

**Policy 9.1.2.4** - Both existing and future development may have part of their costs paid by grants, entitlements or provision of public facilities from other levels of government and independent districts.

**Policy 9.1.2.5** - Capital improvements may be financed, and debt shall be managed as follows:

- a. Public facilities financed by County enterprise funds (i.e., automated services, potable water, sanitary sewer and solid waste) shall be financed by:
  - 1) Debt to be repaid by user fees and charges for enterprise services, or
  - 2) Current assets (i.e., reserves, surpluses and current revenue), or
  - 3) A combination of debt and current assets.
- b. The financing of the capital cost of public facilities with non-enterprise funds (i.e., roads, stormwater management and parks) shall be from current revenue, equity or debt, or a combination of current revenue, equity and debt, whichever may be most cost effective and consistent with prudent asset and liability management, given the useful life of the assets to be financed and efficient use of the County's debt capacity.
- c. All development orders issued by the County which require public facilities that will be financed by debt shall be conditioned on the issuance of the debt, or the substitution of a comparable amount of non-debt revenues.

**Policy 9.1.2.6** - The County shall not provide a public facility, nor shall it accept the provision of a public facility by others, if the County is unable to pay for the subsequent annual operating and maintenance costs of the facility.

**Policy 9.1.2.7** - In the event that sources of revenue listed in the Schedule of Capital Improvements of this Element require voter approval in a local referendum that has not been held, or a referendum is held and is unsuccessful, this Comprehensive Plan will be amended to include one or more new revenue sources which shall not increase the County's existing debt. Alternatively, this Comprehensive Plan may be amended to adjust for the lack of revenues, in any of the following ways:

- 1. Increase the use of other sources of revenue.
- 2. Reduce the standard for levels of service for one or more public facilities.
- 3. Decrease the cost, and therefore the quality, of some types of public facilities while retaining the quantity of the facilities that is inherent in the standard for Levels of Service.
- 4. A combination of the above alternatives.

**Policy 9.1.2.8** - All development orders issued by the County which require Category A public facilities that will be financed by sources of revenue which require voter approval in a local referendum that is yet to be held shall be conditioned on the referendum being approved, or the substitution of other sources of revenue to ensure that facilities are provided concurrent with need.

**Policy 9.1.2.9** - Recognizing that future funding opportunities may be less than or greater than originally anticipated and that overall the County will operate within a constrained financial setting, the first priority for allocation of monies for capital purposes is for the maintenance of the County's present facilities so as to ensure proper protection of the investments in such facilities.

**Policy 9.1.2.10** - The County shall prudently limit the amount of debt it assumes for capital improvements or other purposes. At a minimum, the County shall not assume debt obligations which would result in the County exceeding the debt ratios established by state law.

**Objective 9.1.3:** Within the County's financial capability, provide needed capital improvements for repair or replacement of obsolete or worn out facilities, eliminating existing deficiencies, and meeting the needs of future development and redevelopment caused by previously issued and new development orders.

**Policy 9.1.3.1** - The County shall provide, or arrange for others to provide, the public facilities listed in the Schedule of Capital Improvements of this Capital Improvements Element.

**Policy 9.1.3.2** - Pursuant to Section 163.3177, Florida Statutes, the Schedule of Capital Improvements may be adjusted by ordinance not deemed to be an amendment to the Comprehensive Plan for corrections, updates, and modifications concerning costs; revenue sources; acceptance of facilities pursuant to dedications which are consistent with the plan; or the date of construction of any facility enumerated in the Schedule of Capital Improvements.

**Policy 9.1.3.3** - The County shall adopt a capital budget as part of the annual budgeting process that includes all the capital improvements projects listed in the Schedule of Capital Improvements for expenditure during the appropriate fiscal year, except that the County may omit from its annual budget any capital improvements for which a binding agreement has been executed with another party to provide the same project in the same fiscal year.

**Policy 9.1.3.4** - The County shall utilize the following implementation schedule to aid state requirements for annual updates and to ensure level of service standards are maintained:

- Preliminary meetings discussion of capital improvement need during Strategic Planning Committee meeting in November.
- Prepare capital improvement plan in coordination with County budget for approval in April.
- Capital improvement plan/budget workshop in July with the Board of County Commissioners for discussion of proposed projects and financing
- Public hearing on capital improvement plan/budget in September.
- Revise Schedule of Capital Improvements and update Capital Improvement Element in October.

**Objective 9.1.4:** Coordinate land use decisions and available or projected fiscal resources with a schedule of capital improvements that maintains adopted Level of Service Standards and meets existing and future facility needs.

**Policy 9.1.4.1** - All Category A public facility capital improvements shall be consistent with the goals, objectives and policies of the appropriate elements of this Comprehensive Plan.

**Policy 9.1.4.2** - The County shall integrate its land use planning and decisions with its plans for public facility capital improvements by using the policies listed in this section of the Capital Improvements Element. The location of, and Level of Service provided by projects in the Schedule of Capital Improvements shall maintain adopted standards for Levels of Service for existing and future development in a manner and location consistent with the Future Land Use Element of this Comprehensive Plan. Individual land use decisions shall be consistent with the Comprehensive Plan and the ability of the County to provide and maintain Level of Service.

**Policy 9.1.4.3** - The County shall continue to implement its Land Development Code for adequate public facilities to provide for a system of review of various applications for development orders which applications, if granted, would impact the Levels of Service of Category A and issue Certificates of Capacity. Such system of review shall assure that no final development order shall be issued which results in a reduction in the Levels of Service. The Land Development Code shall address the following, at a minimum, in determining whether a development order can be issued.

- A. No final development order shall be issued by the County unless there shall be sufficient capacity of Category A public facilities to meet the standards for Levels of Service for the existing and committed development and for the proposed development according to the following deadlines:
  - 1) Prior to the issuance of a building permit for the following public facilities:
    - (a) Potable water.
    - (b) Sanitary sewer.
    - (c) Solid waste.
  - 2) Prior to the issuance of the building permit, assurance as to the completion for the following public facilities within the next twelve months must be provided:
    - (a) Arterial and collector roads.
    - (b) Storm water management.
- B. The capacity of Category A public facilities shall be determined for preliminary development orders according to one of the following:
  - 1) The applicant may request a determination of such capacity as part of the review and approval of the preliminary development order provided that:
    - (a) The determination that such capacity is available shall apply only to specific uses, densities, and intensities based on information provided by the applicant, and included in the development order, and
    - (b) The determination that such capacity is available shall be valid for development that is completed within a period:
      - (1) Not to exceed two years, or
      - (2) Any period of time acceptable to the County and the applicant, provided that the period of time is explicitly set forth in a binding development agreement as authorized by Florida Statutes, and the applicant provides one or more of the following assurances,

acceptable to the County in form and amount, to guarantee the applicant's pro rata share of the County's financial obligation for public facilities which are constructed by the County for the benefit of the subject property:

- [a] Performance bond,
  - [b] Irrevocable letter of credit,
  - [c] Prepayment of impact fees,
  - [d] Prepayment of capacity (i.e., prepayment of capacity connection charges), or
  - [e] Formation of a Community Development District pursuant to Chapter 190, Florida Statutes.
- (c) Whenever an applicant's pro rata share of a public facility is less than the full cost of the facility, the County shall do one of the following:
- (1) Contract with the applicant for the full cost of the facility, including terms regarding reimbursement of the applicant for costs in excess of the applicant's pro rata share, or
  - (2) Obtain assurances similar to those in subsection (b)[2] from other sources, or
  - (3) Amend this Comprehensive Plan to modify the adopted standard for the Level of Service so as to reduce the required facility to equal the applicant's needs.
- (d) Pursuant to (a) and (b), above, no further determination of capacity for the subject property shall be required prior to the expiration of the determination of capacity for the preliminary development order, except that any change in the density, intensity or land use that requires additional public facilities or capacity is subject to review and approval or denial by the County. The determination of capacity for the preliminary development order shall be considered a reservation of capacity until the end of the time periods specified in Policy 9.1.4.3.(B)(1)(b) above, or until the County is notified in writing by the applicant that the project will not be undertaken during those time periods and that the applicant voluntarily yields the reserved capacity. Public facility capacity that is determined to be available pursuant to this subsection shall be reserved on behalf of the preliminary development order in such a manner as to prevent the overuse or over commitment of the same public facility capacity.
- (1) Notwithstanding the procedures outlined in Policy 9.1.4.3.(B)(1), all approvals at the preliminary development order stage shall include a condition that the final development order containing a specific plan for development, including the densities and intensities of development, will not be issued unless public services and facilities exist or are assured to be available to meet or exceed the Level of Service Standards concurrent with the impacts of development.
  - (2) The applicant may elect to request approval of a preliminary development order without a determination of capacity of Category A public facilities provided that any such order is issued subject to requirements in the applicable land development regulation or to specific conditions contained in the preliminary development order that:
- (e) Final development orders for the subject property are subject to a

- determination of capacity of Category A public facilities,
- (f) No rights to obtain final development orders, nor any other rights to develop the subject property have been granted or implied by the County's approval of the preliminary development order without determining the capacity of public facilities.
  - (g) Applicants for development orders may offer to provide public facilities at the applicant's own expense in order to ensure sufficient capacity of Category A public facilities, as determined according to Paragraphs a and b, above. Development orders may be issued subject to the provision of public facilities by the applicant subject to both of the following requirements:
    - (1) The County and the applicant enter into an enforceable development agreement which shall provide, at a minimum, a schedule for construction of the public facilities and mechanisms for monitoring to insure that the public facilities are completed concurrent with the impacts of the development, or the development will not be allowed to proceed.
    - (2) The public facilities are contained in the Schedule of Capital Improvements of the Comprehensive Plan.
  - (h) If public facilities are provided at an applicant's own expense, as allowed in subparagraph (c) above, the facility shall not be provided later than the fiscal year for which that facility was programmed in the Schedule of Capital Improvements.

**Policy 9.1.4.4** - A preliminary development order is defined as a DRI Development approval, zoning approval, preliminary plat approval, preliminary development plan approval, Plan amendment approval, preliminary Planned Unit Development approval, or any other development order other than a final development order and for which there are not found to be any impacts of development.

**Policy 9.1.4.5** - The impacts of development on public facilities within St. Lucie County are found to occur at the same time as development authorized by a final development order. The Board defines final development order as a building permit, conditional use approval, Board of Adjustment approval, or any other development order which has an immediate and continuing impact upon the infrastructure. The County shall determine, prior to the issuance of final development orders, whether or not there is sufficient capacity of Category A public facilities to meet the standards for Levels of Service for existing population and the proposed development concurrent with the proposed development.

**Policy 9.1.4.6** - The Land Development Code of the County shall provide that applications for development orders that are denied because of insufficient capacity of public facilities may be resubmitted after a time period to be specified in the Land Development Code. Such time period is in lieu of, and not in addition to, other minimum waiting periods imposed on applications for development orders that are denied for reasons other than lack of capacity of public facilities. Land Development Code shall require that development commence within a specified time after a development order is issued, or the development order shall expire, subject to reasonable extensions of time based on criteria included in the regulations. The Land Development Code also shall provide for the County to reserve capacity for approved final development orders for a specified period of time.

**Policy 9.1.4.7** - Impact fee ordinances shall require the same standard for the Level of Service as is required by the Comprehensive Plan.

**Policy 9.1.4.8** - The annual budget shall include in its capital appropriations all projects in the Schedule of Capital Improvements that are planned for expenditure during the next fiscal year.

**Policy 9.1.4.9** - The County's annual multiyear Capital Improvement Program (CIP) shall be prepared in conjunction with the annual review and update of the Capital Improvements Element. The CIP shall contain all of the projects listed in the updated Schedule of Capital Improvements.

**Policy 9.1.4.10** - The Capital Improvements Element shall be reviewed and updated annually. Beginning in April of each year, the element shall be updated in conjunction with the County's budget process and the release of the official population estimates and projections by the Office of Economic and Demographic Research (OEDR). Projections from the Bureau of Economic and Business Research (BEBR) of the University of Florida may be utilized as well. The update shall include:

- A. Revision of population projections to reflect both the official projections from OEDR and formally adopted local estimates prepared by the Planning and Development Services Department,
- B. Update of inventory of public facilities,
- C. Update of costs of public facilities,
- D. Update of Public Facilities Requirements analysis (actual Levels of Service compared to adopted standards),
- E. Update of revenue forecasts,
- F. Revision and development of capital improvement projects for the next five fiscal years,
- G. Update of analysis of financial capacity, and
- H. Update of analysis of any pending public education facility impacts on infrastructure.
- I. Review of relevant data and science for storm events, storm surge and flooding. Evaluation of the costs and benefits of adaptation alternatives in the location and design of new infrastructure as well as the fortification or retrofitting of existing infrastructure.
- J. Review of the most energy efficient technologies available and cost savings related to reduced energy needs, operations and maintenance saved.

**Policy 9.1.4.11** - The County shall establish and maintain a Concurrency Implementation and Monitoring System. The System shall consist of the following components:

- A. Annual report on the capacity and Levels of Service of public facilities. This report will function as a public information source to summarize the actual capacity of public facilities, and forecast the capacity of public facilities for each of the five succeeding fiscal years. The report shall be prepared in conjunction with the updated Schedule of Capital Improvements. The annual report shall also summarize and forecast capacities and Levels of Service for comparison to the standards adopted in the Capital Improvement Element, but such portion of the annual report shall be for information purposes only and shall not pertain to the issuance of development orders by the County.
- B. Public Facility Capacity Review. A separate record shall be maintained during each fiscal year to indicate the cumulative impacts of all development orders approved

during the fiscal year-to-date on the capacity of public facilities as set forth in the most recent annual report on capacity and Levels of Service of public facilities.

- C. Concurrency Implementation Strategies. The County shall annually review the concurrency implementation policies that are incorporated in this Capital Improvements Element:
- (1) Standards for Levels of Service are phased to specific fiscal years in order to provide clear, unambiguous standards for issuance of development orders.
  - (2) Standards for Levels of Service are applied within appropriate geographical areas of the County. Standards for County-wide public facilities are applied to development orders based on Levels of Service throughout the County. Standards for public facilities that serve less than the entire County are applied to development orders on the basis of Levels of Service within assigned service areas.
  - (3) Standards for Levels of Service are applied according to the timing of the impacts of development on public facilities. Final development orders, which impact public facilities in a matter of months, are issued subject to the availability of water, sewer, and solid waste facilities prior to the issuance of the building permit, and other public facilities (i.e., roads, parks, and drainage) must be available within twelve months of the issuance of the building permit. Preliminary development orders can be issued subject to public facility capacity, but the capacity determination expires in two years. As an alternative, the determination of public facility capacity for preliminary development orders can be waived with an agreement that a capacity determination must be made prior to issuance of any final development order for the subject property. Such a waiver specifically precludes the acquisition of rights to a final development order as a result of the issuance of the preliminary development order.
  - (4) Levels of Service are compared to adopted standards on an annual basis. Annual monitoring is used, rather than case-by-case monitoring, for the following reasons: a) annual monitoring corresponds to annual expenditures for capital improvements during the County's fiscal year; b) annual monitoring covers seasonal variations in Levels of Service; and c) case-by-case monitoring would require applicants for development orders or the County to conduct costly, time-consuming research which would often be partially redundant of prior research, or involve disparate methodologies and produce inconsistent results.
  - (5) Public facility capital improvements are prioritized among competing applications for the same amount of facility capacity according to the criteria in the Capital Improvements Element. If any applications have to be deferred to a future fiscal year because of insufficient capacity of public facilities during the current fiscal year, the applications to be deferred will be selected on the basis of rational criteria as determined by the Board of County Commissioners.

## **COASTAL HIGH HAZARD AREAS**

**Objective 9.1.5:** The County shall protect the coastline and avoid loss of life and property in coastal areas by minimizing land development and public facilities in coastal high hazard areas.

**Policy 9.1.5.1** - Publicly funded infrastructure shall not be constructed within the Coastal High Hazard Area unless the expenditure is for:

- A. Restoration or enhancement of natural resources or public access;
- B. Land application of treated effluent disposal (irrigation) on public and private open spaces;
- C. Flood-proofing water and sanitary sewage facilities;
- D. The development or improvement of a facility which will serve a crucial need by ameliorating the evacuation time of residents of the County;
- E. Reconstruction of seawalls that are essential to the protection of existing public facilities or infrastructure;
- F. The retrofitting of stormwater management facilities for water quality enhancement of stormwater runoff; or
- G. Port facilities.

## **SCHEDULE OF CAPITAL IMPROVEMENTS**

The following tables show the Capital Improvements for the FY 2017/18 - FY 2021/22 period. From the St. Lucie County Capital Improvements Plan FY 2017/18-2021/22.



ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22							
WATER & SEWER PROJECTS							
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY2018/19	FY2019/20	FY2020/21	FY2021/22	TOTAL FY2018 - 2022
US1 Water Main in SLCU Services Area	Capital Facilities Fund	\$ -	\$ -	\$ 123,000	\$ 1,108,000	\$ -	\$ 1,231,000
Taylor Dairy Road 30 inch Water Main	Capital Facilities Fund	\$ -	\$ -	\$ 460,000		\$ -	\$ 460,000
Miramar & Indrio Rd 24 Inch Water Main	Capital Facilities Fund	\$ -	\$ -	\$ 156,000	\$ 1,407,000	\$ -	\$ 1,563,000
Rangeline Road Water Main Interconnect	Capital Facilities Fund	\$ -	\$ -	\$ -	\$ 250,000	\$ -	\$ 250,000
North Hutchinson Island Force Mains	Capital Facilities Fund	\$ -	\$ -	\$ 300,000		\$ -	\$ 300,000
North Hutchinson Island Chloramines booster Station	Capital Facilities Fund	\$ -	\$ -	\$ 123,000	\$ 1,108,000	\$ -	\$ 1,231,000
North County Water Reclamation Facility	Capital Facilities Fund	\$ -	\$ -	\$ 8,750,000	\$ 8,000,000	\$ -	\$ 16,750,000
Indrio Rd Force Main	Capital Facilities Fund	\$ -	\$ 56,300	\$ 1,406,700		\$ -	\$ 1,463,000
North County Water Treatment Plant	Capital Facilities Fund	\$ -	\$ -	\$ 8,600,000	\$ 7,350,000	\$ -	\$ 15,950,000
Central County Wastewater Treatment Plant	Capital Facilities Fund	\$ 310,579	\$ -	\$ 3,000,000	\$ 2,000,000	\$ -	\$ 5,310,579
Central County Wastewater Treatment Plant	Capital Facilities Fund	\$ -	\$ -	\$ 718,000	\$ 588,000	\$ -	\$ 1,306,000
NHI Septic Removal Project	Operations	\$ 186,895	\$ -	\$ 6,000,000	\$ 4,500,000	\$ -	\$ 10,686,895
Fairgrounds Water Storage Tank	Capital Facilities Fund	\$ -	\$ -	\$ 500,000	\$ 1,300,000	\$ -	\$ 1,800,000
NHI Clarifier Rebuild	Renewal & Replacement Fund	\$ 25,000	\$ 30,000	\$ -	\$ -	\$ -	\$ 55,000
N County Service Area Aquifer Wells	Capital Facilities Fund	\$ -	\$ -	\$ 1,300,000		\$ -	\$ 1,300,000
NHI Water Distribution Replacement	Renewal & Replacement Fund	\$ 15,993	\$ -	\$ 1,080,000	\$ 1,500,000	\$ -	\$ 2,595,993
Fairwinds WWTP Expansion	Capital Facilities Fund	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Bulk Water Connect with FPUA	Capital Facilities Fund	\$ -	\$ -	\$ -	\$ 384,000	\$ -	\$ 384,000
No Co Pump at Holiday Pines Water Treatment	Capital Facilities Fund	\$ -	\$ -	\$ 150,000	\$ -	\$ -	\$ 150,000
No Co Pump at Holiday Pines Water Treatment	Capital Facilities Fund	\$ -	\$ -	\$ 850,000	\$ 700,000	\$ -	\$ 1,550,000
Turnpike Feeder Road Force Main	Capital Facilities Fund	\$ -	\$ -	\$ 64,000	\$ 582,000	\$ -	\$ 646,000
Airport 12 in Water Main North	Capital Facilities Fund	\$ -	\$ -	\$ 59,000	\$ 530,000	\$ -	\$ 589,000
Airport 12 in Water Main South	Capital Facilities Fund	\$ -	\$ -	\$ 180,000	\$ 1,630,000	\$ -	\$ 1,810,000
North Hutchinson Island Lift Station Pump Replacement	Renewal & Replacement Fund	\$ -	\$ -	\$ -	\$ 800,000	\$ -	\$ 800,000
North Hutchinson Island Force Main Replacement	Renewal & Replacement Fund	\$ -	\$ -	\$ -	\$ 855,000	\$ -	\$ 855,000
South Hutchinson Island Force Main Replacement	Renewal & Replacement Fund	\$ -	\$ -	\$ -	\$ 214,000	\$ -	\$ 214,000
Turnpike Feeder Road Water Main	Capital Facilities Fund	\$ -	\$ -	\$ 45,000	\$ 406,000	\$ -	\$ 451,000
SCADA and PLC Upgrades	Renewal & Replacement Fund	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000
SHI Force Main Air Release Valve Replacement	Renewal & Replacement Fund	\$ 38,000	\$ -	\$ -	\$ -	\$ -	\$ 38,000
SHI Return Activated Sludge Pump and Piping Replacement	Renewal & Replacement Fund	\$ 125,000	\$ -	\$ -	\$ -	\$ -	\$ 125,000
SHI Infrastructure Replacement	Renewal & Replacement Fund	\$ 70,000	\$ -	\$ -	\$ -	\$ -	\$ 70,000
SHI Lift Station Piping and Valve Replacement	Renewal & Replacement Fund	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ 60,000
North County Water & Wastewater Line Extension	Capital Facilities Fund	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 1,000,000
<b>TOTAL</b>		<b>\$ 1,131,467</b>	<b>\$ 286,300</b>	<b>\$ 34,064,700</b>	<b>\$ 35,412,000</b>	<b>\$ 200,000</b>	<b>\$ 71,094,467</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22							
SOLID WASTE PROJECTS							
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY2018/19	FY2019/20	FY2020/21	FY2021/22	TOTAL FY2018 - 2022
Landfill Phase 4 Cell Construction	Sanitary Landfill	\$ 6,224,249	\$ 1,340,000	\$ -	\$ -	\$ -	\$ 7,564,249
Household Hazardous Waste Building	Sanitary Landfill	\$ 54,142	\$ -	\$ -	\$ -	\$ -	\$ 54,142
Phase III B Partial Closure	Sanitary Landfill	\$ 1,456,742	\$ 380,842	\$ -	\$ -	\$ -	\$ 1,837,584
<b>TOTAL</b>		<b>\$ 7,735,133</b>	<b>\$ 1,720,842</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 9,455,975</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22								
DRAINAGE PROJECTS								
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY2018/19	FY2019/20	FY2020/21	FY2021/22	ANTICIPATED NEEDS	TOTAL FY2018 - 2022
Midway Rd at NSLRWCD Canal 92 Culvert Replacement	Drainage Maintenance MSTU	\$ 15,000	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ 115,000
Ideal Holding Rd at NSLRWCD Canal 77 Culvert	Drainage Maintenance MSTU	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000
So Header Canal Rd at NSLRWCD Canal 72 Culvert	Drainage Maintenance MSTU	\$ 15,000	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ 265,000
Selvitz Rd at NSLRWCD Canal 102 Culvert Replacement	Drainage Maintenance MSTU	\$ 115,000	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ 365,000
So Header Canal Rd at NSLRWCD C68 Culvert	Drainage Maintenance MSTU	\$ 15,000	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ 265,000
Midway Rd Cross Drain E Savannas Park Entrance	Drainage Maintenance MSTU	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 40,000
Midway Rd Cross Drain E Silver Oak Dr	Drainage Maintenance MSTU	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000
Midway Rd at NSLRWCD Canal 22	Drainage Maintenance MSTU	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 40,000
Emergency/Unanticipated Culverts	Drainage Maintenance MSTU	\$ 45,000	\$ 250,000	\$ 250,000	\$ 250,000	\$ 250,000	\$ -	\$ 1,045,000
Johnston Road at FPFWCD Canal 16	Drainage Maintenance MSTU	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000
Rock Rd at NSLRWCD Canal 48	Drainage Maintenance MSTU	\$ 15,000	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ 265,000
Farmers Mktat7th St Ditch Culvert Replacement	Drainage Maintenance MSTU	\$ 107,872	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 107,872
Oleander Ave Parallel Culvert	Drainage Maintenance MSTU	\$ 205,166	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 205,166
Orange Avenue at NSLRWCD Canal 54 (Pulizer)	Drainage Maintenance MSTU	\$ 814,826	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 814,826
Russo Rd at FPFWCD Canal 6 Culvert	Drainage Maintenance MSTU	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000
Indian River Ests Drainage Phase II	Gas Taxes	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 00,000
Indian River Ests Drainage Phase III	Drainage Maintenance MSTU	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
Indian River Ests Drainage Phase III	Gas Taxes	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Indian River Baffle Boxes	Drainage Maintenance MSTU	\$ 15,197	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,197
Paradise Park Phase 4	Drainage Maintenance MSTU	\$ 145,497	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 145,497
Paradise Park Drainage-Phase 5	Grant Funds	\$ 143,036	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 143,036
Paradise Park Drainage-Phase 5	Grant Funds	\$ 92,760	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 92,760
Paradise Park Drainage-Phase 5	Drainage Maintenance MSTU	\$ 619,683	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 619,683
Platts Creek Preserve	Drainage Maintenance MSTU	\$ 600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 600
Platts Creek Preserve	Drainage Maintenance MSTU	\$ 910	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 910
Platts Creek Preserve	Gas Taxes	\$ 245,713	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 245,713
Platts Creek Preserve	Capital Financing	\$ 60,820	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,820
Melville Rd Stormwater Master Plan	Drainage Maintenance MSTU	\$ 430,529	\$ 150,000	\$ 500,000	\$ 500,000	\$ -	\$ -	\$ 1,580,529
Melville Rd Stormwater Master Plan	Drainage Maintenance MSTU	\$ 91,464	\$ 150,000	\$ 500,000	\$ 500,000	\$ -	\$ -	\$ 1,241,464
San Lucie Stormwater Master Plan	Drainage Maintenance MSTU	\$ -	\$ -	\$ -	\$ 500,000	\$ 500,000	\$ -	\$ 1,000,000
San Lucie Drainage Improvement-Phase II	Grant Funds	\$ 400,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 400,000

San Lucie Drainage Improvement-Phase II	Drainage Maintenance MSTU	\$ 250,325	\$ 40,000	\$ 250,000	\$ -	\$ 590,000	\$ -	\$ 1,380,325
White City Drainage Citrus & Saeger Phase I	Drainage Maintenance MSTU	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Harmony Heights Phase I	Drainage Maintenance MSTU	\$ 511,838	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 511,838
Angle Rd Drainage Project	Drainage Maintenance MSTU	\$ 75,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 75,000
Easy St Canal 17	Drainage Maintenance MSTU	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
White City Canals F & G	Drainage Maintenance MSTU	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ 10,900,000	\$ 11,000,000
Sunland Gardens Neighborhood Improvement	Drainage Maintenance MSTU	\$ -	\$ -	\$ -	\$ -	\$ 200,000	\$ 24,800,000	\$ 25,000,000
Harmony Heights Drainage Improvement Ph 2-5	Drainage Maintenance MSTU	\$ -	\$ -	\$ 250,000	\$ -	\$ 250,000	\$ 8,000,000	\$ 8,750,000
Wet Detention Pond Retrofit Program - TMDL	Drainage Maintenance MSTU	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000	\$ 1,000,000
St Lucie Estuary / Indian River Lagoon - TMDL	Drainage Maintenance MSTU	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,500,000	\$ 9,500,000
Koblegard Rd at FPFWCD Canal 13	Drainage Maintenance MSTU	\$ -	\$ -	\$ -	\$ 15,000	\$ 150,000	\$ -	\$ 165,000
Koblegard Rd at FPFWCD Canal 12	Drainage Maintenance MSTU	\$ -	\$ -	\$ -	\$ 15,000	\$ 150,000	\$ -	\$ 165,000
Koblegard Rd at FPFWCD Canal 11	Drainage Maintenance MSTU	\$ -	\$ 15,000	\$ 150,000	\$ -	\$ -	\$ -	\$ 165,000
Koblegard Rd at FPFWCD Canal 10	Drainage Maintenance MSTU	\$ -	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ 165,000
South Header Canal Rd at Canal 89	Drainage Maintenance MSTU	\$ -	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ 100,000
South Header Canal Rd at Canal 66	Drainage Maintenance MSTU	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ 100,000
South Header Canal Rd at Canal 65	Drainage Maintenance MSTU	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ 100,000
Midway Rd at NSLRWCD Canal 93	Drainage Maintenance MSTU	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
San Lucie Stormwater Phase 3	Drainage Maintenance MSTU	\$ 176,223	\$ 150,000	\$ 200,000	\$ -	\$ 150,000	\$ 8,376,223	\$ 9,052,446
Orange Ave & Rock Rd Culvert	Drainage Maintenance MSTU	\$ 30,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000
Summit St at NSLRWCD Culvert 8	Drainage Maintenance MSTU	\$ 205,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 205,000
<b>TOTAL</b>		<b>\$ 6,032,458</b>	<b>\$ 2,055,000</b>	<b>\$ 2,215,000</b>	<b>\$ 2,430,000</b>	<b>\$ 2,340,000</b>	<b>\$ 62,576,223</b>	<b>\$ 77,648,681</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22								
ROADWAY PROJECTS								
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY2018/19	FY2019/20	FY2020/21	FY2021/22	ANTICIPATED NEEDS	TOTAL FY2018 - 2022
Midway Rd (Selvitz Rd - 25th St)	Impact Fees	\$ 36,428	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 36,428
Midway Rd (Selvitz Rd - 25th St)	Impact Fees	\$ 1,457,648	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,457,648
Midway Rd (Selvitz Rd - 25th St)	Capital Financing	\$ 382,953	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 382,953
Glades Rd & Selvitz (PD & E Study)	Impact Fees	\$ 156,558	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 156,558
Kings Hwy and Indrio Rd Widening	Grant Funds	\$ 15,962,836	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,962,836
Kings Hwy and Indrio Rd Widening	Impact Fees	\$ 1,429,104	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,429,104
Kings Hwy and Indrio Rd Widening	Capital Financing	\$ 532,168	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 532,168
Kings Highway Widening	Impact Fees	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000
Whispering Oaks Offsite Improvements	Impact Fees	\$ 110,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 110,000
Unincorporated Bike Paths / Sidewalks	Gas Taxes	\$ 192,752	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 192,752
S. 25th St Bridge - East Side	Impact Fees	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
Carlton Road Bridge over SFWMD Canal 24	Gas Taxes	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Glades Cut-Off Road Bridge over SFWMD Canal 24	Gas Taxes	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Bridge at McCarty/Ten Mile Creek North	Gas Taxes	\$ 36,073	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 36,073
Gordy Road Bridge	Gas Taxes	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
Midway Rd - 2600' E of Shinn Rd	Gas Taxes	\$ 21,676	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,676
Airport Connector (Tumpike to Kings Highway)	Impact Fees	\$ 1,700,000	\$ -	\$ 2,500,000	\$ -	\$ 2,500,000	\$ 11,300,000	\$ 18,000,000

Selvitz Rd (Glade Cutoff to Edwards)	Impact Fees	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000	\$ 8,300,000	\$ 9,300,000
Glades Cutoff Rd (Commerce to Selvitz)	Impact Fees	\$ -	\$ -	\$ -	\$ -	\$ 3,000,000	\$ 67,100,000	\$ 73,100,000
Jenkins Rd (Midway to St Lucie Blvd)	Impact Fees	\$ -	\$ 3,500,000	\$ -	\$ -	\$ 3,000,000	\$ 117,100,000	\$ 123,600,000
Juanita Ave Phase 3 (Juanita to Bridge-US1)	Impact Fees	\$ -	450,000	\$ -	\$ -	\$ -	\$ -	\$ 450,000
St James SW (Royce to Lazy River)	Impact Fees	\$ -	\$ -	\$ 260,000	\$ -	\$ -	\$ -	\$ 260,000
Oleander Ave SW (Midway to Saeger)	Impact Fees	\$ -	\$ -	\$ -	\$ -	\$ 1,323,840	\$ -	\$ 1,323,840
Weatherbee Rd SW (US1 to Oleander Ave)	Impact Fees	\$ -	\$ -	\$ -	\$ -	\$ 445,220	\$ -	\$ 445,220
Walton Rd SW (Lennard to Green River Parkway)	Impact Fees	\$ -	\$ -	\$ -	\$ -	\$ 632,730	\$ -	\$ 632,730
Midway Rd-Glades Cutoff/Selvitz Rd	Impact Fees	\$ 672	\$ -	\$ -	\$ -	\$ -	\$ 25,000,000	\$ 25,000,672
CIP Projects To Be Determined	Development Fees	\$ 1,497,246	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,497,246
<b>TOTAL</b>		<b>\$ 23,966,113</b>	<b>\$ 3,950,000</b>	<b>\$ 2,760,000</b>	<b>\$ 3,000,000</b>	<b>\$ 11,901,790</b>	<b>\$ 228,800,000</b>	<b>\$ 274,377,903</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22							
TRANSIT PROJECTS							
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY2018/19	FY2019/20	FY2020/21	FY2021/22	TOTAL FY2018 - 2022
Bus Shelter-Gatlin Blvd	Public Transit MSTU	\$ 8,312	\$ -	\$ -	\$ -	\$ -	\$ 8,312
Bus Shelter-Prima Vista	Grant Funds	\$ 12,165	\$ -	\$ -	\$ -	\$ -	\$ 12,165
Bus Shelter-Ravenswood Ln	Grant Funds	\$ 15,951	\$ -	\$ -	\$ -	\$ -	\$ 15,951
Selvitz Rd. Transit Admin. Bldg.	Grant Funds	\$ 292,553	\$ -	\$ -	\$ -	\$ -	\$ 292,553
Bus Sheleter at Cashmere Blvd	Public Transit MSTU	\$ 26,336	\$ -	\$ -	\$ -	\$ -	\$ 26,336
Bus Sheleter at Delaware and 32nd St	Public Transit MSTU	\$ 26,510	\$ -	\$ -	\$ -	\$ -	\$ 26,510
Bus Sheleter at Juanita Ave and Essex Dr	Public Transit MSTU	\$ 41,309	\$ -	\$ -	\$ -	\$ -	\$ 41,309
<b>TOTAL</b>		<b>\$ 423,136</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 423,136</b>

Source: Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22							
AIRPORT PROJECTS							
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY2018/19	FY2019/20	FY2020/21	FY2021/22	TOTAL FY2018 - 2022
AP Design/Construct Customs Renovation	Grant Funds	\$ 297,077	\$ -	\$ -	\$ -	\$ -	\$ 297,077
AP Parallel Runway Taxiway Connector	Grant Funds	\$ 730,990	\$ -	\$ -	\$ -	\$ -	\$ 730,990
A/P-Sec Cameras/High Mast Lighting	Grant Funds	\$ 115,850	\$ -	\$ -	\$ -	\$ -	\$ 115,850
Airport Entryway Project	Grant Funds	\$ 300,000	\$ -	\$ -	\$ -	\$ -	\$ 300,000
Micro surface Runway 14/32	Grant Funds	\$ 1,139,850	\$ -	\$ -	\$ -	\$ -	\$ 1,139,850
AP Rehab Taxiway D-1	Grant Funds	\$ 420,000	\$ -	\$ -	\$ -	\$ -	\$ 420,000
AP Drainage and Erosion Control Improvements	Airport Fund	\$ 40,000	\$ 40,000	\$ -	\$ -	\$ -	\$ 80,000
Design and Install Segmented Circle	Airport Fund	\$ 9,000	\$ -	\$ -	\$ -	\$ -	\$ 9,000
Construct Terminal Service Parking	Airport Fund	\$ 147,800	\$ -	\$ -	\$ -	\$ -	\$ 147,800
Construct Terminal Service Parking	Grant Funds	\$ 562,712	\$ -	\$ -	\$ -	\$ -	\$ 562,712
Install Segmented Circle Runway 10L/28R	Airport Fund	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ 15,000
Create North Parallel Taxiway	Airport Fund	\$ -	\$ -	\$ -	\$ 155,600	\$ -	\$ 155,600
Security Perimeter Fencing and Access Control	Airport Fund	\$ -	\$ 64,500	\$ 64,500	\$ -	\$ -	\$ 129,000
Airport Security Improvement	Grant Funds	\$ 77,375	\$ -	\$ -	\$ -	\$ -	\$ 77,375
Install and Rehab AP NVAIDS	Grant Funds	\$ 632,871	\$ -	\$ -	\$ -	\$ -	\$ 632,871
AP-10L/28R S Apron Design and Construction	Grant Funds	\$ 455,551	\$ -	\$ -	\$ -	\$ -	\$ 455,551
Lengthen Runway 10R/28L	Airport Fund	\$ -	\$ -	\$ -	\$ 183,986	\$ -	\$ 183,986
Noise Operations Monitoring System	Airport Fund	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 160,000

MRO Hangar	Airport Fund	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 27,500
MRO Hangar	Grant Funds	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,500,000
MRO Hangar	Grant Funds	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,527,500
Airfield Signage and Lighting Update	Airport Fund	\$ -	\$ 45,000	\$ 45,000	\$ -	\$ -	\$ 90,000
Study for Proposed North Industrial Park	Airport Fund	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200,000
Runway 14/32 Airfield Lighting and Signage Update	Airport Fund	\$ -	\$ -	\$ 20,000	\$ 20,000	\$ -	\$ 40,000
<b>TOTAL</b>		<b>\$ 10,359,076</b>	<b>\$ 149,500</b>	<b>\$ 129,500</b>	<b>\$ 359,586</b>	<b>\$ -</b>	<b>\$ 10,997,662</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22							
PORT OF FORT PIERCE PROJECTS							
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY2018/19	FY2019/20	FY2020/21	FY2021/22	TOTAL FY2018 - 2022
N. Entrance To Port of Ft. Pierce	Grant Funds	\$ 280,947	\$ -	\$ -	\$ -	\$ -	\$ 280,947
N. Entrance To Port of Ft. Pierce	Grant Funds	\$ 3,167,346	\$ -	\$ -	\$ -	\$ -	\$ 3,167,346
Land Appraisal	Port Fund	\$ 2,900	\$ -	\$ -	\$ -	\$ -	\$ 2,900
Redevelopment of Fisherman's Wharf	Capital Financing	\$ 1,387,500	\$ -	\$ -	\$ -	\$ -	\$ 1,387,500
Redevelopment of Fisherman's Wharf	Grant Funds	\$ 300,000	\$ -	\$ -	\$ -	\$ -	\$ 300,000
Redevelopment of Fisherman's Wharf	Grant Funds	\$ 696,000	\$ -	\$ -	\$ -	\$ -	\$ 696,000
Redevelopment of Fisherman's Wharf	Grant Funds	\$ 510,000	\$ -	\$ -	\$ -	\$ -	\$ 510,000
Redevelopment of Fisherman's Wharf	Grant Funds	\$ 115,676	\$ -	\$ -	\$ -	\$ -	\$ 115,676
Harbor Pointe Development	Capital Financing	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ 250,000
<b>TOTAL</b>		<b>\$ 6,710,369</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 6,710,369</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22							
PARKS & RECREATION PROJECTS							
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY2018/19	FY2019/20	FY2020/21	FY2021/22	TOTAL FY2018 - 2022
Indrio Road Recreation Area	General Fund	\$ 75,437	\$ -	\$ -	\$ -	\$ -	\$ 75,437
Sterling Facilities Services CIP	Sports Complex Improvement Fund	\$ 146,381	\$ -	\$ -	\$ -	\$ -	\$ 146,381
John B. Parks Sports Complex - ADA	Parks MSTU	\$ 169,477	\$ -	\$ -	\$ -	\$ -	\$ 169,477
Pepper Park/Wildcat Cove Pier	Boating Improvement Projects Fund	\$ 12,269	\$ -	\$ -	\$ -	\$ -	\$ 12,269
North Causeway Boat Launch Facility	Boating Improvement Projects Fund	\$ 239,451	\$ -	\$ -	\$ -	\$ -	\$ 239,451
Pepper Park Renovation	Grant Funds	\$ 132,248	\$ -	\$ -	\$ -	\$ -	\$ 132,248
Pepper Park Renovation	Parks MSTU	\$ 137,767	\$ -	\$ -	\$ -	\$ -	\$ 137,767
Lincoln Park Community Center Improvements	Impact Fees - Parks	\$ 26,116	\$ -	\$ -	\$ -	\$ -	\$ 26,116
River Park Marina ADA Improvements	Parks MSTU	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Lakewood Park ADA Playground Replacement	Parks MSTU	\$ 6,740	\$ -	\$ -	\$ -	\$ -	\$ 6,740
Golf Course Enclose Pavilion	Parks MSTU	\$ 10,987	\$ -	\$ -	\$ -	\$ -	\$ 10,987
South County Beach Park Restrooms Renovation	Parks MSTU	\$ 189,483	\$ 150,000	\$ 150,000		\$ -	\$ 489,483
Equestrian Wash rack and Sewer Connection	Impact Fees	\$ 223,110	\$ -	\$ -	\$ -	\$ -	\$ 223,110
White City Park	General Fund	\$ 285,970	\$ -	\$ -	\$ -	\$ -	\$ 285,970
White City Park	General Fund	\$ 336,242	\$ -	\$ -	\$ -	\$ -	\$ 336,242
Sheraton Park Plaza Playground	Parks MSTU	\$ 38,105	\$ -	\$ -	\$ -	\$ -	\$ 38,105
New Fairground Restroom	Impact Fees	\$ 400,000	\$ -	\$ -	\$ -	\$ -	\$ 400,000
Adams Arena PA System	Impact Fees	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ 100,000
New Upgrades to Electrical Panel	Impact Fees	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ 150,000

Adams Arena Electrical Addition	Impact Fees	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ 60,000
Riverpark Marina Trail Boardwalk	Parks MSTU	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ 25,000
Lakewood Baseball Irrigation and Drainage	Parks MSTU	\$ 100,000	\$ 100,000	\$ 100,000	\$ -	\$ -	\$ 300,000
Lawnwood BF #5-6 Press Box	Parks MSTU	\$ 125,000	\$ -	\$ -	\$ -	\$ -	\$ 125,000
Lakewood Park Community Center Water Connection	Parks MSTU	\$ 300,000	\$ 250,000	\$ -	\$ -	\$ -	\$ 550,000
Golf Course Driving Range Tee Expansion	Parks MSTU	\$ 85,000	\$ 35,000	\$ 30,000	\$ -	\$ -	\$ 150,000
First Data Field Improvements	Capital Financing	\$ 54,500,000	\$ -	\$ -	\$ -	\$ -	\$ 54,500,000
Pickleball Courts	Parks MSTU	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ 25,000
Savanas Campsite Extension	Parks MSTU	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ 100,000
<b>TOTAL</b>		<b>\$ 58,049,783</b>	<b>\$ 535,000</b>	<b>\$ 280,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 58,864,783</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22							
FACILITIES PROJECTS							
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY 2018/19	FY 2019/20	FY 2020/21	FY 2021/22	TOTAL FY 2018 - 2022
TCERDA PARK - Research & Development	Capital Fund	\$ 340	\$ -	\$ -	\$ -	\$ -	\$ 340
TCERDA PARK - Research & Development	Capital Fund	\$ 3,883	\$ -	\$ -	\$ -	\$ -	\$ 3,883
TCERDA -BLDG SUNSHINE KITCHEN	Capital Fund	\$ 650,051	\$ -	\$ -	\$ -	\$ -	\$ 650,051
TCERDA -BLDG SUNSHINE KITCHEN	Grant Funds	\$ 1,791,735	\$ -	\$ -	\$ -	\$ -	\$ 1,791,735
Rock Road Jail/Medical Wing Expansion (Design)	Impact FeeS - Law Enforcement	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ 250,000
Rock Rd Jail- Upgrade Security System	Capital Financing	\$ 129,392	\$ -	\$ -	\$ -	\$ -	\$ 129,392
Admin Building Drainage Improvements	General Fund	\$ 80,000	\$ -	\$ -	\$ -	\$ -	\$ 80,000
Facilities Compound Improvements	General Fund	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000
Facilities Compound Improvements	Mosquito Fund	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ 25,000
Facilities Compound Improvements	Gas Taxes	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ 25,000
Courthouse Annex Air Handler Replacement	Court Facilities Fund	\$ 542,404	\$ -	\$ -	\$ -	\$ -	\$ 542,404
Guardian Ad Litem Office Space Project	Court Facilities Fund	\$ 330,000	\$ -	\$ -	\$ -	\$ -	\$ 330,000
St Lucie County Admin Parking Lot	County Capital	\$ 107,642	\$ -	\$ -	\$ -	\$ -	\$ 107,642
Court Facilities Study	Fine and Forfeiture	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ 100,000
Rosser Blvd Branch Library - Renovation	General Fund	\$ 21,538	\$ -	\$ -	\$ -	\$ -	\$ 21,538
Rosser Blvd Branch Library - Renovation	Impact Fees - Library	\$ 108,844	\$ -	\$ -	\$ -	\$ -	\$ 108,844
<b>TOTAL</b>		<b>\$ 4,215,829</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 4,215,829</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22							
MOSQUITO CONTROL & COASTAL MANAGEMENT PROJECTS							
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY2018/19	FY2019/20	FY2020/21	FY2021/22	TOTAL FY2018 - 2022
Harbor Branch Preserve Riprap Project Phase 1 & 2	Mosquito Fund	\$ 200,000	\$ 200,000	\$ -	\$ -	\$ -	\$ 400,000
Mosquito Compound Equipment Wash Station Filtration System	Mosquito Fund	\$ 130,000	\$ -	\$ -	\$ -	\$ -	\$ 130,000
Island Dune Culvert Replacement IMP 10B	Mosquito Fund	\$ 37,900	\$ -	\$ -	\$ -	\$ -	\$ 37,900
Harbor branch Preserve Dike Improvement	Mosquito Fund	\$ 90,000	\$ -	\$ -	\$ -	\$ -	\$ 90,000
<b>TOTAL</b>		<b>\$ 457,900</b>	<b>\$ 200,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 657,900</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22

ADOPTED CAPITAL IMPROVEMENT PLAN: FY 2017/18 TO FY 2021/22							
ENVIRONMENTAL LANDS PROJECTS							
PROJECT NAME	FUNDING SOURCE	FY 2017/18	FY 2018/19	FY 2019/20	FY 2020/21	FY 2021/22	TOTAL FY 2018 - 2022
Heathcote Stormwater Park	Environmental Land Acquisition Fund	\$ 220,398	\$ -	\$ -	\$ -	\$ -	\$ 220,398
Petravice Preserve	Capital Financing	\$ 200,000	\$ -	\$ -	\$ -	\$ -	\$ 200,000
St Lucie Village Boardwalk	General Fund	\$ 1,650	\$ -	\$ -	\$ -	\$ -	\$ 1,650
St Lucie Village Boardwalk	Capital Financing	\$ 28,350	\$ -	\$ -	\$ -	\$ -	\$ 28,350
Ft. Pierce Mine	Environmental Land Acquisition Fund	\$ 244,080	\$ -	\$ -	\$ -	\$ -	\$ 244,080
Greenways and Trails Master Plan	Environmental Land Acquisition Fund	\$ 89,745	\$ -	\$ -	\$ -	\$ -	\$ 89,745
Florida Municipal Power Agency Land Preservation Agreement	County Capital Fund	\$ 305,456	\$ -	\$ -	\$ -	\$ -	\$ 305,456
Environmentally Safe Land Purchase	Capital Financing	\$ 10,941	\$ -	\$ -	\$ -	\$ -	\$ 10,941
Environmentally Safe Land Purchase	Capital Financing	\$ 564,748	\$ -	\$ -	\$ -	\$ -	\$ 564,748
IRL-S C23/24 Basin South Reservoir	Capital Financing	\$ 1,000,000	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000
Raccoon Island Classroom	General Fund	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ 25,000
Pole Barn at Platts Creek Shop	General Fund	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000
<b>TOTAL</b>		<b>\$ 2,740,368</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 2,740,368</b>

Source: St. Lucie County Capital Improvements Plan FY 2017/18-2021/22