

**CITY OF PORT ST. LUCIE  
NUMBER OF DWELLING UNITS AND POPULATION BY SECTION**

COMPILED QUARTERLY BY THE PLANNING AND ZONING DEPARTMENT  
FIRST QUARTER 2005  
March 31,2005

| PLANNING AREA     | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS   | POPULATION     |
|-------------------|------------------------|--------------------------|---------------|----------------|
| ONE (1)           | 1,499                  | 548                      | 2,047         | 4,940          |
| TWO (2)           | 1,883                  | 136                      | 2,019         | 4,872          |
| THREE (3)         | 14,187                 | 0                        | 14,187        | 34,236         |
| FOUR NORTH (4N)   | 10,040                 | 206                      | 10,246        | 24,726         |
| FOUR SOUTH (4S)   | 5,103                  | 9                        | 5,112         | 12,336         |
| FIVE (5)          | 1,335                  | 12                       | 1,347         | 3,251          |
| SIX (6)           | 4,306                  | 1,204                    | 5,510         | 13,297         |
| SEVEN (7)         | 4,506                  | 1,626                    | 6,132         | 14,798         |
| EIGHT (8)         | 5,093                  | 1,257                    | 6,350         | 15,324         |
| NINE (9)          | 364                    | 12                       | 376           | 907            |
| <b>CITY TOTAL</b> | <b>48,316</b>          | <b>5,010</b>             | <b>53,326</b> | <b>128,686</b> |

**PLANNING AREA ONE (PA1)**

| SECTION      | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS  | POPULATION   |
|--------------|------------------------|--------------------------|--------------|--------------|
| 44           | 865                    | 0                        | 865          | 2,087        |
| 46           | 337                    | 0                        | 337          | 813          |
| Winterlakes  | 0                      | 284                      | 284          | 685          |
| Peacock Run  | 0                      | 264                      | 264          | 637          |
| 47           | 297                    | 0                        | 297          | 717          |
| <b>TOTAL</b> | <b>1,499</b>           | <b>548</b>               | <b>2,047</b> | <b>4,940</b> |

**PLANNING AREA TWO (PA 2)**

| SECTION             | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS  | POPULATION   |
|---------------------|------------------------|--------------------------|--------------|--------------|
| 43                  | 814                    | 80                       | 894          | 2,157        |
| 48                  | 379                    | 0                        | 379          | 915          |
| St. James Golf Club | 487                    | 0                        | 487          | 1,175        |
| St. Andrews Pointe  | 0                      | 56                       | 56           | 135          |
| River Place         | 200                    | 0                        | 200          | 483          |
| Charleston Oaks     | 3                      | 0                        | 3            | 7            |
| <b>TOTAL</b>        | <b>1,883</b>           | <b>136</b>               | <b>2,019</b> | <b>4,872</b> |

PLANNING AREA THREE (PA 3)

| SECTION            | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS   | POPULATION    |
|--------------------|------------------------|--------------------------|---------------|---------------|
| 1                  | 198                    | 0                        | 198           | 478           |
| 2                  | 750                    | 0                        | 750           | 1,810         |
| 3                  | 1,281                  | 0                        | 1,281         | 3,091         |
| 4                  | 1,180                  | 0                        | 1,180         | 2,848         |
| 6                  | 531                    | 0                        | 531           | 1,281         |
| 10                 | 1,073                  | 0                        | 1,073         | 2,589         |
| 13                 | 2,304                  | 0                        | 2,304         | 5,560         |
| 18                 | 2,071                  | 0                        | 2,071         | 4,998         |
| 24                 | 514                    | 0                        | 514           | 1,240         |
| 25                 | 1,473                  | 0                        | 1,473         | 3,555         |
| 26                 | 545                    | 0                        | 545           | 1,315         |
| 27                 | 1,258                  | 0                        | 1,258         | 3,036         |
| 28                 | 262                    | 0                        | 262           | 632           |
| 32                 | 33                     | 0                        | 33            | 80            |
| 45                 | 185                    | 0                        | 185           | 446           |
| Floresta Pines 1   | 127                    | 0                        | 127           | 306           |
| Floresta Pines 2   | 286                    | 0                        | 286           | 690           |
| Floresta Pines 3   | 52                     | 0                        | 52            | 125           |
| Viking's Landing   | 35                     | 0                        | 35            | 84            |
| Portage Cove       | 3                      | 0                        | 3             | 7             |
| South River Shores | 21                     | 0                        | 21            | 51            |
| Pine Estates       | 5                      | 0                        | 5             | 12            |
| <b>TOTAL</b>       | <b>14,187</b>          | <b>0</b>                 | <b>14,187</b> | <b>34,236</b> |

PLANNING AREA FOUR NORTH (PA 4N)

| SECTION                 | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS   | POPULATION    |
|-------------------------|------------------------|--------------------------|---------------|---------------|
| 5                       | 576                    | 0                        | 576           | 1,390         |
| 7 (north portion)       | 272                    | 0                        | 272           | 656           |
| 8                       | 1,185                  | 0                        | 1,185         | 2,860         |
| 9                       | 930                    | 0                        | 930           | 2,244         |
| 11                      | 546                    | 0                        | 546           | 1,318         |
| 12                      | 942                    | 1                        | 943           | 2,276         |
| 14                      | 739                    | 0                        | 739           | 1,783         |
| 15 (north portion)      | 276                    | 0                        | 276           | 666           |
| 16                      | 298                    | 4                        | 302           | 729           |
| 17                      | 420                    | 0                        | 420           | 1,014         |
| 20                      | 342                    | 0                        | 342           | 825           |
| 23                      | 486                    | 0                        | 486           | 1,173         |
| 31                      | 787                    | 0                        | 787           | 1,899         |
| 35                      | 657                    | 0                        | 657           | 1,585         |
| 41                      | 1,071                  | 0                        | 1,071         | 2,585         |
| 42                      | 477                    | 201                      | 678           | 1,636         |
| Portofino/Newport Isles | 36                     | 0                        | 36            | 87            |
| <b>TOTAL</b>            | <b>10,040</b>          | <b>206</b>               | <b>10,246</b> | <b>24,726</b> |

PLANNING AREA FOUR SOUTH (PA 4S)

| SECTION            | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS  | POPULATION    |
|--------------------|------------------------|--------------------------|--------------|---------------|
| 7 (south portion)  | 202                    | 0                        | 202          | 487           |
| 15 (south portion) | 357                    | 0                        | 357          | 862           |
| 19                 | 935                    | 0                        | 935          | 2,256         |
| 21                 | 472                    | 9                        | 481          | 1,161         |
| 22                 | 440                    | 0                        | 440          | 1,062         |
| 33                 | 887                    | 0                        | 887          | 2,141         |
| 34                 | 941                    | 0                        | 941          | 2,271         |
| 36                 | 120                    | 0                        | 120          | 290           |
| 37                 | 401                    | 0                        | 401          | 968           |
| Sawgrass Lakes     | 348                    | 0                        | 348          | 840           |
| <b>TOTAL</b>       | <b>5,103</b>           | <b>9</b>                 | <b>5,112</b> | <b>12,336</b> |

PLANNING AREA FIVE (PA 5)

| SECTION                    | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS  | POPULATION   |
|----------------------------|------------------------|--------------------------|--------------|--------------|
| Tesoro                     | 8                      | 0                        | 8            | 19           |
| 39                         | 1,280                  | 0                        | 1,280        | 3,089        |
| Norseman's Harbor          | 0                      | 12                       | 12           | 29           |
| Sorrento Plat              | 2                      | 0                        | 2            | 5            |
| Viking's Lookout           | 12                     | 0                        | 12           | 29           |
| Landing at N. Fork         | 2                      | 0                        | 2            | 5            |
| Bay St. Lucie II/Blackford | 8                      | 0                        | 8            | 19           |
| Osprey Ridge               | 23                     | 0                        | 23           | 56           |
| <b>TOTAL</b>               | <b>1,335</b>           | <b>12</b>                | <b>1,347</b> | <b>3,251</b> |

PLANNING AREA SIX (PA 6)

| SECTION              | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS  | POPULATION    |
|----------------------|------------------------|--------------------------|--------------|---------------|
| Unit 4               | 348                    | 0                        | 348          | 840           |
| Unit 5               | 1,275                  | 0                        | 1,275        | 3,077         |
| Unit 6               | 195                    | 0                        | 195          | 471           |
| Unit 7               | 41                     | 0                        | 41           | 99            |
| Unit 8               | 434                    | 0                        | 434          | 1,047         |
| Unit 11              | 143                    | 0                        | 143          | 345           |
| Unit 12              | 7                      | 0                        | 7            | 17            |
| Unit 13              | 5                      | 0                        | 5            | 12            |
| Unit 14              | 219                    | 0                        | 219          | 528           |
| Unit 15              | 388                    | 0                        | 388          | 936           |
| Unit 16              | 239                    | 509                      | 748          | 1,805         |
| Unit 17              | 0                      | 146                      | 146          | 352           |
| Unit 18              | 27                     | 0                        | 27           | 65            |
| Unit 19              | 14                     | 0                        | 14           | 34            |
| Units 1-3, 9 & 10    | 516                    | 0                        | 516          | 1,245         |
| Anchorage            | 0                      | 220                      | 220          | 531           |
| Kitching Cove        | 16                     | 0                        | 16           | 39            |
| Sandpiper Bay Villas | 0                      | 90                       | 90           | 217           |
| River Vista          | 65                     | 0                        | 65           | 157           |
| Walden Woods         | 0                      | 25                       | 25           | 60            |
| Tarpon Bay           | 0                      | 178                      | 178          | 430           |
| Ballantrae           | 374                    | 36                       | 410          | 989           |
| <b>TOTAL</b>         | <b>4,306</b>           | <b>1,204</b>             | <b>5,510</b> | <b>13,297</b> |

PLANNING AREA SEVEN (PA 7)

| SECTION              | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS  | POPULATION    |
|----------------------|------------------------|--------------------------|--------------|---------------|
| 29                   | 452                    | 18                       | 470          | 1,134         |
| 30                   | 1,276                  | 8                        | 1,284        | 3,099         |
| 40                   | 1,179                  | 0                        | 1,179        | 2,845         |
| 49                   | 220                    | 0                        | 220          | 531           |
| 50                   | 114                    | 230                      | 344          | 830           |
| 51                   | 81                     | 67                       | 148          | 357           |
| 52                   | 208                    | 0                        | 208          | 502           |
| 53                   | 178                    | 0                        | 178          | 430           |
| 62                   | 58                     | 0                        | 58           | 140           |
| 65                   | 0                      | 466                      | 466          | 1,125         |
| Camelot Gardens      | 0                      | 132                      | 132          | 319           |
| Seagrass Condos      | 0                      | 42                       | 42           | 101           |
| Spanish Lakes        | 740                    | 0                        | 740          | 1,786         |
| Tropical East        | 0                      | 108                      | 108          | 261           |
| St. Lucie Gardens    | 0                      | 99                       | 99           | 239           |
| The Fountains        | 0                      | 112                      | 112          | 270           |
| Walton Lakes         | 0                      | 208                      | 208          | 502           |
| Pinewood Point Apts. | 0                      | 136                      | 136          | 328           |
| <b>TOTAL</b>         | <b>4,506</b>           | <b>1,626</b>             | <b>6,132</b> | <b>14,798</b> |

PLANNING AREA EIGHT (PA 8)

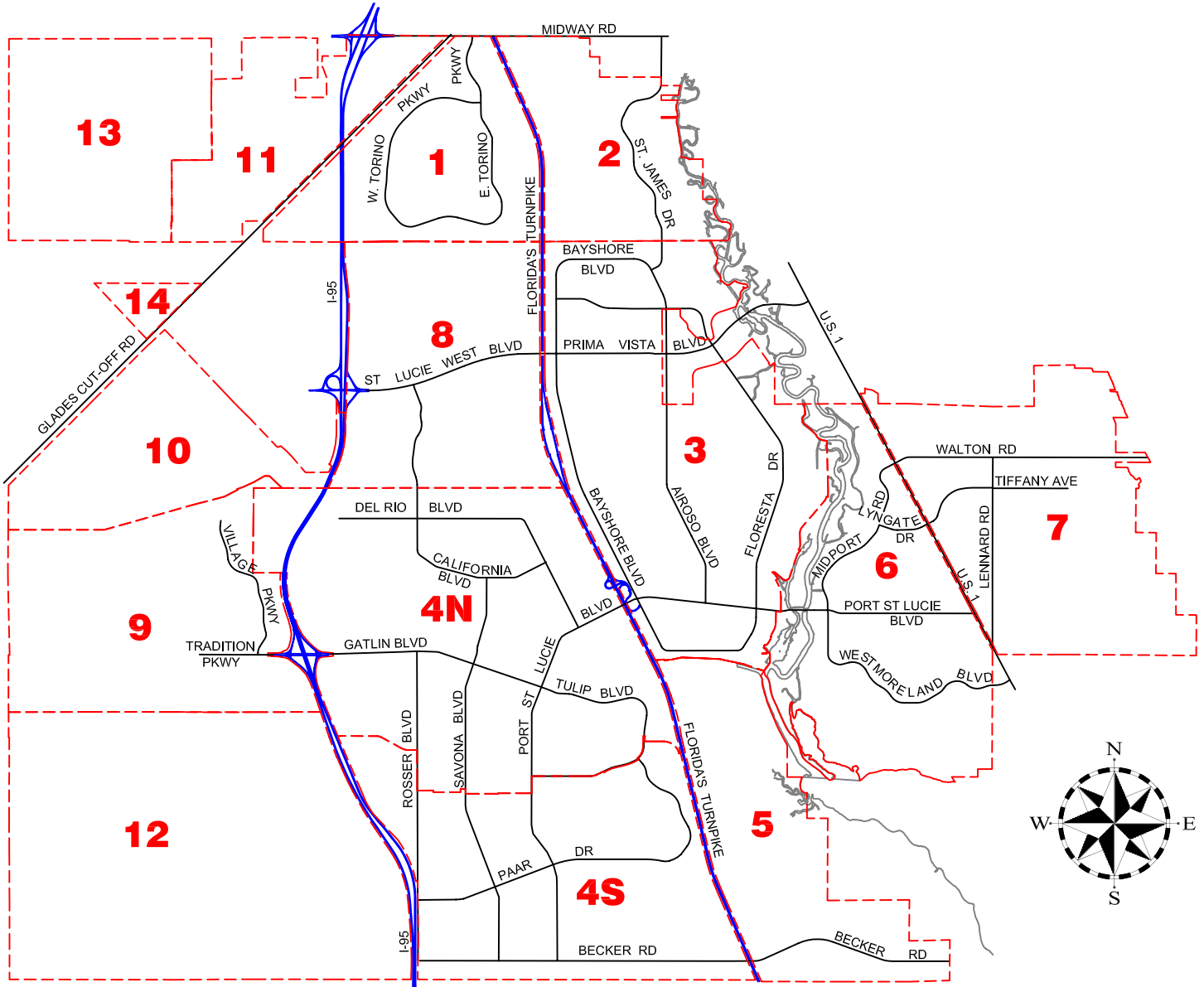
| SECTION             | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS  | POPULATION    |
|---------------------|------------------------|--------------------------|--------------|---------------|
| Country Club Est.   | 258                    | 0                        | 258          | 623           |
| Heatherwood         | 186                    | 0                        | 186          | 449           |
| Pres. Cove          | 64                     | 0                        | 64           | 154           |
| The Lakes           | 148                    | 368                      | 516          | 1,245         |
| The Hamptons        | 31                     | 0                        | 31           | 75            |
| Fairway Isles       | 61                     | 2                        | 63           | 152           |
| The Sanctuary       | 22                     | 0                        | 22           | 53            |
| Country Club Pointe | 66                     | 0                        | 66           | 159           |
| Westbrook           | 0                      | 44                       | 44           | 106           |
| Kings Isle          | 726                    | 263                      | 989          | 2,387         |
| Lake Forest         | 668                    | 0                        | 668          | 1,612         |
| Cascades            | 1,073                  | 0                        | 1,073        | 2,589         |
| Magnolia Lakes      | 437                    | 0                        | 437          | 1,055         |
| Tortoise Cay        | 113                    | 0                        | 113          | 273           |
| The Belmont         | 0                      | 298                      | 298          | 719           |
| The Club            | 0                      | 180                      | 180          | 434           |
| Lake Forest Pointe  | 214                    | 0                        | 214          | 516           |
| Lake Charles        | 1,026                  | 102                      | 1,128        | 2,722         |
| <b>TOTAL</b>        | <b>5,093</b>           | <b>1,257</b>             | <b>6,350</b> | <b>15,324</b> |

PLANNING AREA NINE (PA 9)

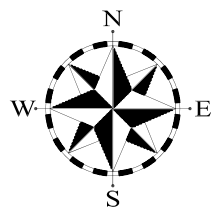
| SECTION      | SINGLE<br>FAMILY UNITS | MULTIPLE<br>FAMILY UNITS | TOTAL UNITS | POPULATION |
|--------------|------------------------|--------------------------|-------------|------------|
| Tradition    | 364                    | 12                       | 376         | 907        |
| <b>TOTAL</b> | <b>364</b>             | <b>12</b>                | <b>376</b>  | <b>907</b> |

NOTE: POPULATION CALCULATED FROM THE 2000 CENSUS STANDARDS FOR 2.41 PERSONS PER DWELLING.

# CITY OF PORT ST. LUCIE PLANNING AREAS



SCALE IN MILES  
0 .5 1 2



JULY 24, 2006