

BOARD OF COUNTY COMMISSIONERS

JULY 11, 2023

A Regular and Land Use Meeting was held at the Murdock Administration Complex in Commission Chambers; Room 119, Port Charlotte, Florida.

The following members were present: Chair Truex, Commissioner Constance, Commissioner Deutsch, Commissioner Doherty, and Commissioner Tiseo. Also in attendance were: County Administrator Flores, County Attorney Knowlton, and Minutes Clerk Johnston. The following members were absent: None.

The Meeting was called to order at 9:00 am

The Invocation was given by Pastor John Boutchia, Calvary Baptist Church, followed by the Pledge of Allegiance.

Changes to the Agenda

Addition #1: Florida Association of Counties (FAC) Presidential Scholarship Recipient Kailee Harrison to be presented the Florida Association of Counties (FAC) Presidential Scholarship by Commission Chairman Bill Truex.

Requested by: Commission Office

Addition #2: R-2, Approve letter of support to Comcast for Broadband services in Charlotte County.

Requested by: Commission Office

Change #1: UA-7, Updated wording in Requested Motion/Action & Background Added attachments: REVISED – Staff Memo, REVISED – PowerPoint, REVISED – Application, REVISED – Resolution.

Requested by: Community Development

Deletion #1: L-1, FY20 State Housing Initiatives Partnership (SHIP) Annual Report - Close-Out a) Approve the FY20 SHIP Annual Report; and b) Authorize the Chairman to sign the Annual Report Certification.

Requested by: Human Services

COMMISSIONER CONSTANCE MOVED TO APPROVE CHANGES TO THE AGENDA, SECONDED BY COMMISSIONER DOHERTY

MOTION CARRIED 5:0.

Proclamations - Commissioner Joseph Tiseo

COMMISSIONER DOHERTY MOVED TO APPROVE THE PROCLAMATION, SECONDED BY COMMISSIONER CONSTANCE

MOTION CARRIED 5:0.

National Day of Service to Stamp Out Hunger & Food Insecurity

Gwen Grace, Beverly Hendrickson, Irene Jones, and Joyce Powell accepted the Proclamation.

Employee Recognition

Years of Service - June 2023

5 Years: Paul Carkhuff, Information Technology; Charles Meyer, Community Services; **10 Years:** Jacob Henderson, Public Works; Pamela Kirchner, Fiscal Services; Yonell Moreno, Public Safety; **15 Years:** Michael Davis, Public Safety; Juan Hernandez, Public Safety; Malcolm Munoz, Public Safety; Jennifer Truman, Public Safety.

Employee of the Month - April 2023

Breanna Benevenga
Community Services

Tommy Scott, Community Services Director highlighted Ms. Benevenga's career, commitment, support, podcast, and presented Award.

Award Presentations

Check Presentation for the Veterans Memorial at the William R. Gaines Jr. Veterans Memorial Park

Commissioner Stephen R. Deutsch to accept donation from Coastal Engineering Consultants.

Commissioner Deutsch highlighted Coastal Engineering Consultants, commented on community partner, Stump Pass, modeling, and services.

Innovation in Marketing Awards - Florida Economic Development Council Awards

Presentation of the following awards to the Economic Development Department: - Innovation in Marketing Award for Advertising Campaign-Florida Economic Development Council Innovation in Marketing Award for PCS to Charlotte County campaign.

- The Pivot and Persist Award-Florida Economic Development Council Innovation in Marketing Award for Hurricane Ian Relief and Recovery efforts.

- The Best in Show: The Melissa Medley Creativity Award-Florida Economic Development Council Innovation in Marketing Award for Hurricane Ian Relief and Recovery efforts.

Amanda Benton, Business Recruitment Coordinator highlighted The Best in Show: The Melissa Medley Creativity Award-Florida Economic Development Council Innovation in Marketing Award, The Pivot and Persist Award-Florida Economic Development Council Innovation in Marketing Award for Hurricane Ian Relief and Recovery efforts, and presented Awards.

(Addition #1) Florida Association of Counties (FAC) Presidential Scholarship Recipient

Kailee Harrison to be presented the Florida Association of Counties (FAC) Presidential Scholarship by Commission Chairman Bill Truex.

Chair Truex highlighted Florida Association of Counties (FAC) Presidential Scholarship, Ms. Harrison's education dedication, community service, and presented Award.

Ms. Harrison thanked **Chair Truex** and discussed annual conference.

PUBLIC INPUT - AGENDA ITEMS ONLY

Richard Russell mentioned Public Works New Positions Related to Growth & Level of Service Goals, Giannetti Contracting Corporation v. Charlotte County, Florida, and Babcock Ranch Water Use Permit.

David Kesselring noted Public Works New Positions Related to Growth & Level of Service Goals, Giannetti Contracting Corporation v. Charlotte County, Florida, Franz Ross Park Walking Path, and Abolishment - Farabee Road Street & Drainage Municipal Service Benefit Unit (MSBU).

David Morris spoke to Hurricane Ian Update.

COMMITTEE VACANCIES

The committee vacancy list below is for informational purposes only. It is not part of the County Commission agenda upon which action is to be taken, and therefore not a topic on which public input is allowed at the beginning of this meeting.

The Construction Industry Licensing Board is seeking a volunteer to represent the mechanical/HVAC category. Volunteer must be a licensed, active mechanical/HVAC contractor and be a resident of Charlotte County for at least two years. Length of term is until June 26, 2026. Contact Diane Whidden at 941-743-1298 or via email at Diane.Whidden@CharlotteCountyFL.gov for an application.

The Construction Industry Licensing Board is seeking a volunteer to represent the general contractor category. Volunteer must be an active licensed general contractor and be a resident of Charlotte County for at least two years. Length of term is four years. Contact Diane Whidden at 941-743-1298 or via email at Diane.Whidden@CharlotteCountyFL.gov for an application.

The Construction Industry Licensing Board is seeking a volunteer to represent the plumbing category. Volunteer must be an active licensed plumber and be a resident of Charlotte County for at least two years. Length of term is

four years. Contact Diane Whidden at 941-743-1298 or via email at Diane.Whidden@CharlotteCountyFL.gov for an application.

The Construction Industry Licensing Board is seeking a volunteer to represent the specialty contractor category. Volunteer must be an active licensed specialty contractor and be a resident of Charlotte County for at least two years. Length of term is until March 22, 2024. Contact Diane Whidden at 941-743-1298 or via email at Diane.Whidden@CharlotteCountyFL.gov for an application.

The Board of Zoning Appeals Charlotte County is looking for one volunteer, who must reside in District 5, to be appointed to the Board of Zoning Appeals. Upon receiving the application and resume, it will be given to Commissioner Joe Tiseo for review. Please contact Morgan.Cook@charlottecounty.com or call 941-743-1300. The term will begin immediately after approval and will expire in November 2024.

The Charlotte County Community Action Agency Advisory Board (CAAAB), an advisory board to the County Commission, is seeking nominations for a representative from the low-income community to serve on the board. At its July 27 meeting, nominations will be accepted from county residents in attendance. The candidate will be selected by secret ballot submitted by meeting attendees. Eligible candidates must be a resident of Charlotte County, preferably from one of the following ZIP codes: 34223, 33950, 33980, 33953 or 33952. Nominees must agree to commit to attending a minimum of four meetings per year as well as participate on at least one committee. Nominees do not have to be low-income themselves, however, must have an expressed interest in serving on behalf of low-income residents.

This election process is required by the Community Services Block Grant Act as a measure to ensure that one-third of the tri-partite board be a direct representative of the low-income community served through community action programs. The public is encouraged to attend. The meeting will be held at 1 p.m. at the Punta Gorda Housing Authority, 340 Gulf Breeze Ave., Punta Gorda, Florida 33950.

For information, visit <https://www.charlottecountyfl.gov/boards-committees/community-action-agency-advisory-board/> or contact CAAAB Staff Liaison Colleen Turner at Colleen.Turner@CharlotteCountyFL.gov or 941-833-6500.

The Tourist Development Council is seeking one volunteer who is involved in the tourism industry (ie: restaurant, attraction, etc.) or represents tourism accommodations as an owner or operator of a motel, hotel, recreational vehicle park or other tourist accommodation located in the county and subject to tourist development tax. Volunteers shall be an elector of Charlotte County or reside in a county adjacent to Charlotte County and own a business within Charlotte County and have demonstrated an interest in tourist development. Length of term: four years. For an application, please contact Nina Stamoulis at 941-743-1553 or via email at Janina.Stamoulis@CharlotteCountyFL.gov.

The following **MSBU/TU Advisory Boards** are seeking volunteers who must be both a property owner within and reside within the Unit. Submit applications to Public Works Department, 7000 Florida Street, Punta Gorda, Florida 33950; call 941-575-3600 or e-mail MSBU-TU@CharlotteCountyFL.gov.

- **Boca Grande Street & Drainage Unit** is seeking two members to fill vacant unexpired positions with terms through October 31, 2024, and October 31, 2025.
- **Edgewater North Waterway Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2025.
- **Englewood East Street & Drainage Unit** is seeking two members to fill vacant unexpired positions with terms through October 31, 2024, and October 31, 2026.
- **Gardens of Gulf Cove Street & Drainage Unit** is seeking two members to fill vacant unexpired positions with terms through October 31, 2024, and October 31, 2025.
- **Greater Port Charlotte Street & Drainage Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2026.
- **Gulf Cove Street & Drainage Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2024.
- **Gulf Cove Waterway Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2025.
- **Harbour Heights Street & Drainage Unit** is seeking two members to fill vacant unexpired positions with terms through, October 31, 2024, and October 31, 2026.
- **Manchester Waterway Utility Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2024.
- **Northwest Port Charlotte Street & Drainage Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2026.
- **Northwest Port Charlotte Waterway Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2025.
- **Placida Area Street & Drainage Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2026.
- **Rotonda Heights Street & Drainage Unit** is seeking two members to fill vacant unexpired positions with terms through October 31, 2024.
- **Rotonda Sands Street & Drainage Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2025.
- **South Burnt Store Street & Drainage Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2024.

• **South Gulf Cove Waterway Unit** is seeking one member to fill a vacant unexpired position with a term through October 31, 2024.

• **Suncoast Waterway Unit** is seeking five members to fill vacant unexpired positions with terms through, October 31, 2024, October 31, 2025, and October 31, 2026.

REPORTS RECEIVED AND FILED

CONSENT AGENDA

Chair Truex commented on National Association of Counties (NACo) 2nd Vice President Candidacy Support. **Commissioner Constance** discussed NACo 2nd Vice President Candidacy Support. **Commissioner Doherty** mentioned Public Works New Positions Related to Growth & Level of Service Goals. **Commissioner Tiseo** noted Public Works New Positions Related to Growth & Level of Service Goals.

COMMISSIONER CONSTANCE MOVED TO APPROVE THE CONSENT AGENDA WITH THE EXCEPTION OF D-2 AND F-4, SECONDED BY COMMISSIONER DOHERTY

MOTION CARRIED 5:0.

Clerk of the Circuit Court

A. Comptroller Division

1. Finance

Recommended Action: Approve the Clerk's Finance Memorandum.

Budgeted Action: No action needed.

2. Commercial Paper Loan A-10-1

Recommended Action: Approve Resolution authoring a new Commercial Paper Loan in the amount of \$1,321,000 for Burnt Store Village and Pirate Harbor MSBU paving, and authorize the Chairman to execute any documents necessary to effectuate loan. **RES 2023-107**

Budgeted Action: No action needed.

B. Minutes Division

1. Minutes

Recommended Action: Approve the following Minutes:

June 13, 2023 Regular and Land Use Meeting
June 20, 2023 BCC Monthly Workshop
June 20, 2023 BCC Focus Area Workshop- Efficient & Effective Government
June 22, 2023 BCC Pre-Agenda

Budgeted Action: No action needed.

Board of County Commissioners

C. Commission Office

1. Appointment - Harbour Heights Street & Drainage Advisory Board

Recommended Action: Approve the appointment of Tom Mettner to fill the unexpired term of Steve Vieira as well as an additional new three-year term on the Harbour Heights Street & Drainage Advisory Board. This appointment will be effective immediately and will expire on October 31, 2026.

Budgeted Action: No action needed.

2. National Association of Counties (NACo) 2nd Vice President Candidacy Support

Recommended Action: Approve Resolution supporting the candidacy of Commission Chairman William G. Truex for 2nd Vice President of the National Association of Counties (NACo). **RES 2023-108**

Budgeted Action: No action needed.

3. Extreme Heat Response Support Policy

Recommended Action: Approve Resolution to support evidence-based policy and greater coordination of state and local health officials to respond to extreme heat and prevent heat-related illness. **RES 2023-109**

Budgeted Action: No action needed.

D. County Administration

1. Public Works New Positions Related to Growth & Level of Service Goals

Recommended Action: As presented at the May 18, 2023 BCC Strategic Focus Area - Public Services, presentation slides 26-43: a) Approve addition of sixty-six full-time positions in various divisions of Public Works; and b) Approve addition of fifty-five new vehicles and/or pieces of equipment to the fleet; and c) Approve Resolution and MOD23-05. **RES 2023-110**

Budgeted Action: No action needed. New positions and equipment will be budgeted in the various Public Works divisions impacted as part of the FY2024 budget process. Funding for this expenditure comes from various funding sources including Gas Tax, Ad Valorem, Lighting Assessments, Solid Waste Fees, and MSBU Assessments.

2. BCC Meeting Schedule Change

Recommended Action: Reschedule the First Budget Public Hearing scheduled for September 5, 2023, to September 7, 2023, at 5:01 p.m., in Room 119 at 18500 Murdock Circle, Port Charlotte.

Budgeted Action: No action needed.

Commissioner Constance spoke to schedule change. **Commissioner Tiseo** inquired to schedule change.

COMMISSIONER TISEO MOVED TO APPROVE RESCHEDULING THE FIRST BUDGET PUBLIC HEARING SCHEDULED FOR SEPTEMBER 5, 2023 TO SEPTEMBER 7, 2023, AT 5:01 P.M., IN ROOM 119 AT 18500 MURDOCK CIRCLE, PORT CHARLOTTE, SECONDED BY COMMISSIONER DOHERTY

MOTION CARRIED 5:0.

E. County Attorney

1. Addendum to Memorandum of Understanding - Joint Region 6 Next Generation 911 (NG911) Project

Recommended Action: Authorize the Chairman to execute Addendum Number One to Memorandum of Understanding regarding a Joint Regional Next Generation 911 (NG911) Routing Project. **A.AGR 2022-101**

Budgeted Action: No action needed.

2. Giannetti Contracting Corporation v. Charlotte County, Florida

Recommended Action: a) Approve the Settlement Agreement and Release in Giannetti Contracting Corporation v. Charlotte County, Case No. 23001635CA in the 20th Judicial Circuit Court in and for Charlotte County, Florida, relating to the Olean Boulevard Widening Project; and b) Authorize the Chairman to execute the Settlement Agreement. **AGR 2023-123**

Budgeted Action: No action needed. Budgeted in multiple Capital Improvements Projects approved in the FY23 budget process including, "Olean Blvd Widening" funded from the 2014 Sales Tax Extension; "Olean Utility Infrastructure" from Utility Capital funding; "Parkside Multi-Use Path" from the Parkside CRA Loan/TIF and "Gertrude/Aaron Utility Infrastructure" from Utility Capital funding. Payments already made to retainage will be used to fund the settlement.

3. Set a Public Hearing to Consider Amendment to Historical Advisory Committee's Meeting Quorum and Attendance Provisions

Recommended Action: Set a public hearing for August 1, 2023, at 10 a.m., or as soon thereafter as may be heard, in Room 119 at 18500 Murdock Circle, Port Charlotte, Florida, to consider an ordinance governing the Historical Advisory Committee amending the definition of quorum and amending the provision related to failure to attend meeting.

Budgeted Action: No action needed.

F. Budget and Administrative Services

Fiscal Services

Information Technology

Purchasing

1. 23-471, Award, Hurricane Ian Permanent Repairs - Chancellor Boulevard at Markham Waterway (Public Works)

Recommended Action: Approve award of Request for Bid #23-471, Hurricane Ian Permanent Repairs - Chancellor Boulevard at Markham Waterway, to V & H Construction, Inc. of Fort Myers, Florida for the total project amount of \$197,300. This is for the construction and replacement of infrastructure damaged during Hurricane Ian.

Budgeted Action: No action needed. A 4th quarter Budget Adjustment will be brought to the Board for approval. Hurricane costs are being collected in the hurricane fund using general county revenues. As a Federal Highway Administration site, reimbursement is not anticipated.

2. 23-489, Award, Hurricane Ian Permanent Repairs - West County Group 6 (Public Works)

Recommended Action: Approve award of Request for Bid #23-489, Hurricane Ian Permanent Repairs – West County Group 6, to V & H Construction Inc. of Fort Myers, Florida for the total project amount of \$197,000.

Budgeted Action: No action needed. A 4th quarter Budget Adjustment will be brought to the Board for approval. Hurricane costs are being collected in the hurricane fund. Funding is anticipated to be 75% reimbursable from FEMA (Federal Emergency Management Agency) with a 25% match paid by the FDEM (Florida Department of Emergency Management).

3. 23-472, Approve, Ranking, Design Event Center Seawall Repair / Replacement (Community Services)

Recommended Action: a) Approve ranking of firms for Request for Proposal 23-472, Design Event Center Seawall Repair / Replacement: 1st - Coastal Engineering Consultants, Inc.; 2nd – The Weiler Engineering Corporation, and 3rd - Wantman Group, Inc.; and b) Approve start of negotiations; and c) Authorize the Chairman to sign the contract after completion of negotiations. This is for a qualified firm to provide professional design services to meet all applicable Federal, State, and Local requirements for permitting and construction oversight for the demolition and complete replacement / repair of the vertical seawall and upland walkway at Charlotte Harbor Event and Conference Center, 75 Taylor Street, Punta Gorda, Florida.

Budgeted Action: No action needed. Budgeted in the Community Services Capital Maintenance Plan approved in the FY23 budget process. Funding is supplied from Capital Projects ad valorem.

4. 23-494, Approve, Ranking, Strategic Asset Management Plan (Administration)

Recommended Action: a) Approve ranking of firms for Request for Proposal #23-494, Strategic Asset Management Plan: 1st - The Woodhouse Partnership North America Ltd.; 2nd – Stantec Consulting Services Inc.; and 3rd - Veith Engineering & Business Solutions, LLC.; and b) Approve start of negotiations; and c) Authorize the Chairman to sign the contract after completion of negotiations. This is for a qualified firm to assist in the implementation an Asset Management Program by developing a Strategic Asset Management Plan for the County.

Budgeted Action: No action needed.

Chair Truex commented on July 18, 2023 Workshop, model, and Strategic Asset Management Plan. **Commissioner Constance** discussed July 18, 2023 Workshop, Strategic Asset Management Plan, Cityworks, and costs. **Commissioner Doherty** mentioned time sensitivity, August 1, 2023 Regular and Land Use Meeting, Cityworks, and July 18, 2023 Workshop. **Commissioner Tiseo** noted contract, Strategic Asset Management Plan, process, budget, changes, and language.

County Administrator Flores interjected on Strategic Asset Management Plan, language, and departments.

Kimberly Corbett, Purchasing Senior Division Manager responded to phases and Strategic Asset Management Plan.

John Elias, Public Works Director replied to Cityworks, Strategic Asset Management Plan, budget, and cost.

Dave Watson, Utilities Director remarked on Cityworks, Asset Management Program, and Strategic Asset Management Plan.

COMMISSIONER DOHERTY MOVED TO POSTPONE ITEM UNTIL AUGUST 1, 2023 REGULAR AND LAND USE MEETING AND BRING BACK AT JULY 19, 2023 WORKSHOP, SECONDED BY COMMISSIONER TISEO

MOTION CARRIED 5:0.

5. 23-006, Approve Change Order 2, County Right of Way Landscape Maintenance – Mid County - Annual Contract (Public Works)

Recommended Action: Recommend approval of Change Order #2 to Contract #23-006, County Right of Way Landscape Maintenance - Mid County - Annual Contract as awarded to Brightview Landscape Services Inc. of Port Charlotte, Florida in the amount of \$265,091.21.

Budgeted Action: No action needed. Budgeted in the Transportation Fund - Public Works Maintenance and Operation budget as approved in the FY2023 budget process. Funding for the expenditure comes from Gas Tax.

6. 23-514, Award, Franz Ross Park Walking Path (Community Services)

Recommended Action: Approve award of Request for Bid #23-514, Franz Ross Park Walking Path, to Titan Construction Management, LLC of Tarpon Springs, Florida for the total amount of \$337,491. This project is for the construction of new six-foot (6') wide concrete sidewalks around Franz Ross Park.

Budgeted Action: No action needed. Budgeted in the Community Services Capital Maintenance Plan approved in the FY23 budget process. Funding is supplied from Capital Projects ad valorem.

7. 23-503, Approve, Ranking, Babcock Ranch Water Use Permit (Utilities)

Recommended Action: a) Approve ranking of firm for Request for Proposal #23-503, Babcock Ranch Water Use Permit: 1st - Johnson Engineering; and b) Approve start of negotiations; and c) Authorize the Chairman to sign the contract after completion of negotiations. This is for a qualified firm to provide professional services for obtaining a new Babcock Ranch Water Use Permit for the County.

Budgeted Action: No action needed. Budgeted in the CIP Project "Babcock Ranch Water Supply" as approved in the amended FY23 Capital Improvement Program. Funding is supplied from Utility Water Connection Fee Fund reserves.

8. 23-423, Award, Ackerman Vacuum Sewer Zones 1 and 2 - Plumbing Contract 2 (Utilities)

Recommended Action: Approve award of Request for Bid #23-423 Ackerman Vacuum Sewer Zones 1 and 2 - Plumbing Contract 2, to the lowest responsive, responsible, bidder, Rohaley and Sons Plumbing Contractors, Incorporated of Fort Myers, Florida in the amount of \$398,028.75.

Budgeted Action: No action needed. Budgeted in the "Ackerman Septic to Sewer and Water Expansion" project as part of the Charlotte Harbor Water Quality Initiative as adopted in the FY23 budget process. Funding will be supplied from the Ackerman MSBU Fund through Ackerman Sewer MSBU Assessments and Base Rates.

9. Property Deletions for the Month of July, 2023 (Purchasing)

Recommended Action: Approve the deletion of additional property inventory items listed on the attached for the month of July 2023.

Budgeted Action: No action needed.

Real Estate Services

10. Resolution to Acquire: Hillsborough Boulevard/Cranberry Boulevard Intersection Improvements (Public Works)

Recommended Action: Approve Resolution authorizing the voluntary acquisition of real property or easement interests in real property that may be required for the future implementation of the Hillsborough Boulevard/Cranberry Boulevard Intersection Improvements Project. **RES 2023-111**

Budgeted Action: No action needed.

Risk Management

Transit

G. Community Development

H. Community Services

I. Economic Development

J. Facilities Construction and Maintenance

K. Human Resources

L. Human Services

(Deletion #1) 1. FY20 State Housing Initiatives Partnership (SHIP) Annual Report – Close Out

Recommended Action: a) Approve the FY20 SHIP Annual Report; and b) Authorize the Chairman to sign the Annual Report Certification.

Budgeted Action: No action needed.

M. Public Safety

N. Public Works

1. Amendment No.1 to Grant Agreement No.22CH1 with the Florida Department of Environmental Protection Beach Management Funding Assistance Program

Recommended Action: a) Approve Amendment #1 to Agreement #22CH1 for the Florida Department of Environmental Protection (FDEP), Beach Management Funding Assistance (BMFA) Program Grant for the Charlotte County Erosion Control project design, construction, and monitoring; and b) Authorize the Chairman to sign. **A.GRT 2022-027**

Budgeted Action: No action needed. Budgeted in the Public Works MSBU/TU Dredging Capital Maintenance Plan, as approved in the FY23 budget process. There is a 64.35% local match requirement. This amendment increases Florida Department of Environmental Protection's share by \$241,707. The required match is met using funding

from Tourist Development Council, Boater Revolving Fund, Growth Increment Fund, and North Manasota Key Beach Renourishment MSBU assessments.

2. United States Department of Agriculture (USDA) Natural Resources Conservation Service (NRCS) Emergency Watershed Protection Program (EWP) for Hurricane Ian debris removal from non-navigable waterways and the Desoto Ditch Grant Funding

Recommended Action: a) Approval and authorization to apply for the USDA-NRCS-EWP grant; and b) Authorize the chairman to sign grant application documents; and c) Approve Resolution to delegate authority to the County Administrator to accept the grant award and execute any documents related to the grant upon award. **AGR 2023-124 / RES 2023-112**

Budgeted Action: No action needed. A budget amendment will be brought to the Board if approved. Hurricane costs are being collected in the hurricane fund. Funding is anticipated to be 75% reimbursable from United States Department of Agriculture with a 25% local match required.

O. Tourism Development

P. Utilities

1. Preliminary Engineering Report Recommendations Resolution for Lake View Midway Improvement Project

Recommended Action: Approve Resolution adopting the Preliminary Engineering Report (PER) recommendations by Giffels-Webster Engineers, Inc. for the Lake View Midway Water Quality Improvement Project. **RES 2023-113**

Budgeted Action: No action needed.

Q. Other Agencies

REGULAR AGENDA

R. Regular Agenda

1. Hurricane Ian Update

County Administration

Update on the County's continued recovery efforts following Hurricane Ian to include an update from Emergency Management, Public Works, Community Development, and Facilities, Construction & Maintenance.

Patrick Fuller, Emergency Management Director highlighted assistance, Federal Emergency Management Agency (FEMA), Transitional Shelter Program, direct housing data, group site, Non-Congregate Sheltering Program, trailer sales program, long-term recovery groups, and efforts.

Chair Truex commented on group site, roofing permits, construction defects, Florida Statutes 5.58, Mid-County Library, rebuilding timeline, renovations, 50% rule, FEMA, temporary library locations, and stormwater. **Commissioner Constance** discussed Community Development lobby hours, Cultural Center, footprint, infrastructure, damage, Mid-County Library, Workshop, repairs, options, 50% rule, Port Charlotte Library, needs, utilization, librarians, assets, and digital libraries. **Commissioner Deutsch** mentioned inspections and code violations. **Commissioner Doherty** noted Mid-County Library, consultant reports, proposed temporary locations, storage, September Workshop, stormwater, and water quality. **Commissioner Tiseo** spoke to Seawall Assistance Program, roofing permits, process, nailing affidavit, dry-in materials, final inspections, Mid-County Library, solutions, proposed temporary locations, rebuilding costs, and timeline.

Mr. Elias highlighted restoration projects, AshBritt, canals, debris removal, contractor, United States Department of Agriculture (USDA) Natural Resources Conservation Service (NRCS) Grant, barge access, signs, and marine markers.

Ben Bailey, Community Development Director highlighted Community Development, lobby hours, permits, phone wait times, website utilization, emails, plan reviews, inspections, new hires, code violations, roofing process, and construction defects.

Travis Perdue, Facilities, Construction and Maintenance Director highlighted Cultural Center, evaluation consultant, review report, community outreach, feasibility study, Mid-County Library, system damage, proposed temporary locations, 50% rule, property value, September Workshop, Charlotte Sports Park, stadium light poles, Guaranteed Maximum Price (GMP), Construction Manager (CM) contracts, Justice Center, Synergy, projects, building mitigations, and modular office spaces.

Mr. Scott interjected on Mid-County Library, damages, inventory, facility mediation, storage, proposed temporary locations, digital libraries, foot traffic, Port Charlotte Library, staff redistribution, and community needs.

(Addition #2) 2. Letter of Support for Broadband

Recommended Action: Approve Letter of support to Comcast for Broadband services in Charlotte County.

Budgeted Action: No action needed.

Chair Truex highlighted Letter of Support for Broadband.

COMMISSIONER DOHERTY MOVED TO APPROVE LETTER OF SUPPORT TO COMCAST FOR BROADBAND SERVICES IN CHARLOTTE COUNTY, SECONDED BY COMMISSIONER DEUTSCH

MOTION CARRIED 5:0.

PUBLIC HEARING AGENDA

S. 10:00 A.M. Public Hearing

1. Abolishment - Neal Road Street & Drainage MSBU

Public Works

Conduct a public hearing to consider an ordinance to abolish the Neal Road Street and Drainage Municipal Services Benefit Unit (MSBU). **ORD 2023-031**

Mr. Elias highlighted Neal Road Street & Drainage MSBU, abolishment, assessment, and right of way (ROW).

Chair Truex commented on abolishment, Charlotte Ranchettes, MSBU, creation, ROW, easement, and assessments. **Commissioner Constance** discussed maintenance, ownership, ROW, Charlotte Ranchettes, road dedication, land acquirement, assessments, standards, and MSBU creation. **Commissioner Tiseo** mentioned Resolution, acquisition, ROW, MSBU creation, Charlotte Ranchettes, and ownership.

Public Input

Jeffrey Hill spoke against Abolishment – Neal Road Street & Drainage MSBU.

Calvin Sill spoke against Abolishment – Neal Road Street & Drainage MSBU, noted rates, and road maintenance.

Sue Hill spoke to road maintenance.

COMMISSIONER CONSTANCE MOVED TO CLOSE PUBLIC INPUT, SECONDED BY COMMISSIONER DEUTSCH

MOTION CARRIED 5:0.

COMMISSIONER CONSTANCE MOVED TO APPROVE ORDINANCE 2023-031 OF THE BOARD OF COUNTY COMMISSIONERS OF CHARLOTTE COUNTY, FLORIDA, ABOLISHING THE NEAL ROAD STREET AND DRAINAGE UNIT; REPEALING ARTICLE XXXVII – NEAL ROAD STREET AND DRAINAGE UNIT, SECTION 4-6-771 THROUGH 4-6-777 OF THE CODE OF LAWS AND ORDINANCES OF CHARLOTTE COUNTY, FLORIDA; AND PROVIDING AN EFFECTIVE DATE, SECONDED BY COMMISSIONER DOHERTY

MOTION CARRIED 5:0.

2. Abolishment - Farabee Road Street & Drainage MSBU

Public Works

Conduct a public hearing to consider an ordinance to abolish the Farabee Road Street and Drainage Municipal Service Benefit Unit (MSBU). **ORD 2023-032**

Mr. Elias highlighted Abolishment - Farabee Road Street & Drainage MSBU.

Chair Truex commented on private roads and public services. **Commissioner Constance** discussed law enforcement, speed limits, sign, ownership, public services, road maintenance, property rights, DeSoto County, and easement. **Commissioner Deutsch** mentioned public safety, services, access, properties, owners, Homeowners Association (HOA), rules, signs, enforcement, assessment, funds, and Charlotte Ranchettes. **Commissioner Doherty** noted Road and Bridge Department, Marl Road District, maintenance, ownership, Municipal Service Taxing Unit (MSTU), creation, public services, statute, ROW, and process. **Commissioner Tiseo** spoke to easement, road designation, ownership, MSBU creation, ROW, public services, maintenance, work program, expectations, fund balance, prior work, ditches, and grading.

County Attorney Knowlton responded to HOA, rules, maintenance, statute, ROW, and process.

Karly Greene, Maintenance and Operations Manager replied to MSBU funds balance and work program.

Public Input

Robert Peters, Farabee Ranch owner spoke against Abolishment – Farabee Road Street & Drainage MSBU, commented on Farabee Ranch, easement, commercial uses, vehicle traffic, public safety, speed limit, enforcement, Florida Department of Transportation (FDOT), road maintenance, dust, services, impacts, assessments, abolishment, and drainage.

Jim Weeks spoke against Abolishment – Farabee Road Street & Drainage MSBU, discussed commercial uses, speed limits, enforcement, signage, vehicle traffic, MSBU, property values, mortgage lenders, DeSoto County, easement, and road maintenance.

COMMISSIONER CONSTANCE MOVED TO CLOSE PUBLIC INPUT, SECONDED BY COMMISSIONER DEUTSCH

MOTION CARRIED 5:0.

COMMISSIONER DOHERTY MOVED TO APPROVE ORDINANCE 2023-032 OF THE BOARD OF COUNTY COMMISSIONERS OF CHARLOTTE COUNTY, FLORIDA, ABOLISHING THE FARABEE ROAD STREET AND DRAINAGE UNIT; REPEALING ARTICLE VI – FARABEE ROAD STREET AND DRAINAGE UNIT, SECTION 4-6-96 THROUGH 4-6-101 OF THE CODE OF LAWS AND ORDINANCES OF CHARLOTTE COUNTY, FLORIDA; AND PROVIDING AN EFFECTIVE DATE, SECONDED BY COMMISSIONER CONSTANCE

MOTION CARRIED 4:1., COMMISSIONER DEUTSCH OPPOSED

3. Amending Contractor Industry Licensing Board (CILB) Eligibility Requirements

Community Development

Conduct a public hearing to consider an ordinance amending Sec. 3-2-42 of the Charlotte County Code of Laws and Ordinances. **ORD 2023-033**

Mr. Bailey highlighted Amending Contractor Industry Licensing Board (CILB) Eligibility Requirements.

Chair Truex mentioned contractors, categories, active license, and language. **Commissioner Constance** noted term and limits. **Commissioner Tiseo** spoke to active license, legislative, categories, and language.

County Attorney Knowlton responded to term and limits.

Public Input

COMMISSIONER CONSTANCE MOVED TO CLOSE PUBLIC INPUT, SECONDED BY COMMISSIONER DOHERTY

MOTION CARRIED 5:0.

COMMISSIONER TISEO MOVED TO APPROVE ORDINANCE 2023-033 OF THE BOARD OF COUNTY COMMISSIONERS OF CHARLOTTE COUNTY, FLORIDA, AMENDING SECTION 3-2-42 OF THE CODE OF LAWS AND ORDINANCES OF CHARLOTTE COUNTY, FLORIDA, RELATING TO CONSTRUCTION INDUSTRY LICENSING BOARD APPOINTMENT TERMS; PROVIDING FOR INCLUSION IN THE CHARLOTTE COUNTY CODE; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE, SECONDED BY COMMISSIONER CONSTANCE

MOTION CARRIED 5:0.

PRESENTATION AGENDA

T. 10:00 A.M. Presentations

PUBLIC INPUT - ANY SUBJECT

Bonnie Gordon commented on Fiddlers Green Nature Trail HOA, Dot Crush, Florida Department of Environmental Protection (FDEP), dust, emissions, analysis, mitigation, public safety, health concerns, permits, and suppression.

Andre Sao, Landy's Restaurant owner discussed 1439 Point of Pines property, land, appraised value, offer, parking, safety, and complaints.

Taken Out of Order

AA. County Administrator Comments

County Administrator Flores mentioned August 1, 2023 Regular and Land Use Meeting, Sales Tax Updates, Point of Pines, property separation, County Deed, and restrictive language.

Chair Truex noted Point of Pines, property separation, and language. **Commissioner Doherty** spoke to Point of Pines, property separation, and language. **Commissioner Tiseo** commented on Point of Pines, language changes, appraised value, and parking.

BB. County Attorney Comments

County Attorney Knowlton discussed Giannetti settlement, documents, and Clerk's website.

CC. Economic Development Director Comments - None

DD. County Commissioner Comments

Chair Truex mentioned Dot Crush, silica, Florida Rock, FDEP, air quality, American City County Exchange (ACCE) conference, panel speaker, July 27, 2023 Tentative Budget Presentation, remote participation, NACo Conference, and Artificial Intelligence (AI) subgroup. **Commissioner Constance** noted FDEP, letter, Dot Crush, response, legally non-conforming, Metropolitan Planning Organization (MPO), website, NACo Conference, AI subgroup, effects, and threats. **Commissioner Deutsch** spoke to Dot Crush and dust issues. **Commissioner Doherty** commented on Dot Crush, dust issues, health department, FDEP, FAC, NACo, annual meetings, and MPO. **Commissioner Tiseo** discussed Dot Crush, dust, mitigation, and surrounding property.

Shaun Cullinan, Planning and Zoning Official interjected on Dot Crush, 5000 Woodfield Road, industrial site, zoning, name change, air quality, land improvements, and structures.

RECESS: 11:59 am - 2:00 pm

2 P.M. LAND USE AGENDA

PUBLIC INPUT - LAND USE CONSENT AGENDA ITEMS ONLY - None

Consent Agenda

Minutes Clerk Johnston administered oath for testimony.

COMMISSIONER DOHERTY MOVED TO APPROVE THE LAND USE CONSENT AGENDA, SECONDED BY COMMISSIONER DEUTSCH

MOTION CARRIED 5:0.

UA1. FP-21-09-17, Hammocks at West Port Phases III and IV

Community Development

Approve a Bond Release for the Final Plat of a residential subdivision named, Hammocks at West Port Phases III and IV. The site contains 32.061± acres and is generally located south of Canopy Garden Drive, north of El Jobean Road, east of East Landings Way, and west of Flamingo Waterway, in the Port Charlotte area. Located in Commission District IV.

Quasi-Judicial

UA2. FP-22-05-16, Babcock Ranch Community Verde

Community Development

Approve a Final Plat for a subdivision to be named, Babcock Ranch Community Verde. Pulte Home Company, LLC, seeks approval of a Developer's Agreement and surety to cover the construction of the plat infrastructure. The proposed subdivision is a residential development to consist of 399 single-family residential lots and 20 tracts with supporting utility, roadway, and stormwater infrastructure. The site contains 109.23± acres and is generally located south of Bermont Road, north of the County line with Lee County, west of the County line with Glades County, and east of Cypress Parkway, in the boundary of the Babcock Ranch Community Development of Regional Impact (DRI) Increment 2, within the East County area. Located in Commission District I. **AGR 2023-125**

Quasi-Judicial

UA3. FP-22-07-02, Townwalk

Community Development

Approve a Final Plat for a subdivision to be named, Townwalk. Applicant seeks approval of a Developer's Agreement and surety to cover the construction of the plat infrastructure. The proposed subdivision is a residential development to consist of 242 townhouse lots and nine tracts for roadway, utility, and common area. The site contains 26.28± acres and is generally located south of Lake Babcock Drive, northwest of Cypress Parkway and east of SR 31, in the boundary of the Babcock Ranch Community Development of Regional Impact (DRI) Increment 1, within the East County area. Located in Commission District I. **AGR 2023-126**

Quasi-Judicial

UA4. FP-22-10-24, Curry Preserve Commercial at Babcock Ranch

Community Development

Approve a Final Plat for a subdivision to be named, Curry Preserve Commercial at Babcock Ranch. There is no bond or Development Agreement associated with this plat. The proposed subdivision is to consist of eight tracts for commercial development, roadway, drainage, and open space. The site contains 31.69± acres and is generally located north of the County line with Lee County, south of Cypress Parkway, west of Muhly Grass Road, and east of SR 31, in the boundary of the Babcock Ranch Community Development of Regional Impact (DRI) Increment 1, within the East County area. Located in Commission District I.

Quasi-Judicial

UA5. DRC-22-00193, Starling Phase 1

Community Development

Taylor Morrison of Florida, Inc. is requesting PD Final Detail Site Plan approval for Starling Phase I, a residential subdivision. The project consists of 388 single-family lots and associated infrastructure. This project site is 297.1± acres and is located at 14100 Burnt Store Road, Parcel ID 422309400001, and 422309376001, Punta Gorda in Sections 09 and 16, Township 42, Range 23. Located in Commission District II. **RES 2023-114**

Quasi-Judicial

UA6. DRC-23-00012, Bella Via Condominium Phase 2

Community Development

Taylor Morrison of Florida, Inc is requesting a modification to the PD Final Detail Site Plan approval for Bella Via Condominiums Phase 2. The project consists of the remaining 128 multi-family units for a total of 192 multi-family units with associated infrastructure. This project site is 21.58± acres of a 43.60± acres site and is located at 23295 Westchester Boulevard, Port Charlotte in Sections 25, Township 40, Range 22. Located in Commission District I.

RES 2023-115

Quasi-Judicial

UA7. TDU-23-03, Lennar Homes, LLC - Heritage Landing DRI

(Change #1) Updated wording in Requested Motion/Action & Background Added attachments: REVISED – Staff Memo, REVISED – PowerPoint, REVISED – Application, REVISED – Resolution.

Community Development

Approve a Resolution of the Board of County Commissioners of Charlotte County, Florida, approving a petition for a transfer of 89 density units to a Receiving Zone located within the Heritage Landing Development of Regional Impact (DRI), which is generally located northwest of Burnt Store Road, in portions of Sections 17, 18, 19, and 20, Township 42 South, Range 23 East, containing 913.55± acres, in the Burnt Store area, in accordance with Part III, Land Development and Growth Management, Chapter 3-9, Zoning, Article V, Environmental Requirements and Other Requirements, Section 3-9-150, Transfer of Density Units (TDU), of the Code of Laws and Ordinances of Charlotte County; Petition No. TDU-23-03; Applicant: Lennar Homes, LLC; providing an effective date. Located in Commission District II. **RES 2023-116**

Quasi-Judicial

UA8. TDU-23-04, Pastore Doyle Developers, LLC

Community Development

Approve a Resolution of the Board of County Commissioners of Charlotte County, Florida, approving a petition for a transfer of 29 density units to a Receiving Zone, comprised of four parcels located at 23317 and 23245 Harper Avenue, 4460 Pinnacle Street and 23386 Farnam Street, and two parcels located south of Harper Avenue, northeast of Freedom Avenue, east of Church Street, and west of Shady Lane, in the Charlotte Harbor Community Redevelopment Area (CRA) and in the Port Charlotte area, and in Commission District I, containing 41.84 acres; in compliance with Part III Land Development and Growth Management, Chapter 3-9 Zoning, Article V Environmental Requirements and Other Requirements, Section 3-9-150 Transfer of Density Units (TDU), of the Code of Laws and Ordinances of Charlotte County, Florida; Petition No. TDU-23-04; Applicant: Pastore Doyle Developers, LLC; providing an effective date. Located in Commission District I. **RES 2023-117**

Quasi-Judicial

Public Hearing

UB1. PD-23-00001, FPL PD Rezoning for Property Located on Winchester Boulevard

Community Development

Approve an Ordinance pursuant to Section 125.66, Florida Statutes, amending the Charlotte County Zoning Atlas from Planned Development (PD) to PD in order to 1) build an electrical substation on the northern portion of property (2.12± acres) (the rest of the property will remain as open space/vacant lands), 2) keep the base density of 82 dwelling units, and 3) adopt the "Detail PD Concept Plan", for property located at 6105 Winchester Boulevard and 6120 Ivory Bill Drive, in the Englewood area, containing 24.67± acres; Commission District III; Petition No. PD-23-00001; Applicant: Florida Power & Light Company; providing an effective date. Located in Commission District III. **ORD 2023-034**

Quasi-Judicial

Chair Truex polled the Board for Ex Parte Disclosures. **Commissioner Deutsch, Commissioner Doherty, and Commissioner Tiseo** advised they submitted the required forms to the Clerk's Office.

Jie Shao, Principal Planner provided credentials, gave a brief overview of Proposed Changes, 1000' Notification Map, Location Map, Area Image, Framework, Zoning Designations, Florida Power & Light (FPL) Partridge Substation Detail Planned Development (PD) Concept Plan, Exhibit – Plan, and FPL Partridge Substation Landscape Plan.

Chair Truex remarked on units. **Commissioner Constance** mentioned units, substation, residential development, PD, Sarasota County, and 1000' Notification Map. **Commissioner Tiseo** inquired to units.

Don Bieger, Dewberry Engineering joined in Staff Report, noted units, density, residential, and PD.

Cameron Crenshaw, FPL Corporate Real Estate spoke to Transfer of Density Units (TDU), residential, and future property sale.

Bruce Barber, FPL Senior Project Manager commented on substation, property, and residential.

Mr. Cullinan responded to Sarasota County and notification.

Public Input

COMMISSIONER CONSTANCE MOVED TO CLOSE PUBLIC INPUT, SECONDED BY COMMISSIONER DEUTSCH

MOTION CARRIED 5:0.

COMMISSIONER DOHERTY MOVED TO APPROVE ORDINANCE 2023-034 OF THE BOARD OF COUNTY COMMISSIONERS OF CHARLOTTE COUNTY, FLORIDA, AMENDING THE CHARLOTTE COUNTY ZONING ATLAS FROM PLANNED DEVELOPMENT (PD) TO PLANNED DEVELOPMENT (PD) IN ORDER TO: (1) BUILD AN ELECTRICAL SUBSTATION ON THE NORTHERN PORTION OF PROPERTY (2.12± ACRES) (THE REST OF THE PROPERTY WILL REMAIN AS OPEN SPACE/VACANT LANDS); (2) KEEP THE BASE DENSITY OF 82 DWELLING UNITS; AND (3) ADOPT

THE "DETAIL PD CONCEPT PLAN"; FOR PROPERTY LOCATED AT 6105 WINCHESTER BOULEVARD AND 6120 IVORY BILL DRIVE, IN THE ENGLEWOOD AREA, CONTAINING 24.67± ACRES; CHARLOTTE COUNTY, FLORIDA; COMMISSION DISTRICT III; PETITION PD-23-00001; APPLICANT, FLORIDA POWER & LIGHT COMPANY; PROVIDING AN EFFECTIVE DATE, SECONDED BY COMMISSIONER CONSTANCE

MOTION CARRIED 5:0.

Taken Out of Order

UB3. CSZ-23-02, Pastore Doyle Developers LLC

Community Development

Approve a Resolution of the Board of County Commissioners of Charlotte County, Florida, approving a petition to recertify 106 density units from properties located at 6105 Winchester Boulevard and 6120 Ivory Bill Drive, in the Englewood Area; containing 24.67± acres, in accordance with Part III Land Development and Growth Management, Chapter 3-9 Zoning, Article V Environmental Requirements and Other Requirements, Section 3-9-150(h)(1)(a)(ii), Transfer of Density Units (TDU), of the Code of Laws and Ordinances of Charlotte County, Florida; Petition No. CSZ-23-02; Applicant: Pastore Doyle Developers LLC, providing an effective date. Located in Commission District III. **RES 2023-119**

Quasi-Judicial

Ms. Shao provided credentials, gave a brief overview of Request, Location Map, Area Image, Framework, Future Land Use Map (FLUM) Designations, Zoning Designations, Coastal High Hazard Area, and Code Section 3-9-150(h)(1)(a)(ii).

Chair Truex polled the Board for Ex Parte Disclosures. **Commissioner Deutsch, Commissioner Doherty, and Commissioner Tiseo** advised they submitted the required forms to the Clerk's Office.

Chair Truex discussed TDU. **Commissioner Constance** mentioned TDU and non-coastal high hazard area.

Attorney Rob Berntsson, Applicant Representative accepted Ms. Shao as an expert, noted TDU, development, FPL, substation, and requested approval.

Public Input

COMMISSIONER CONSTANCE MOVED TO CLOSE PUBLIC INPUT, SECONDED BY COMMISSIONER DEUTSCH

MOTION CARRIED 5:0.

COMMISSIONER TISEO MOVED TO APPROVE RESOLUTION 2023-119 APPROVING A PETITION TO RECERTIFY 106 DENSITY UNITS FROM PROPERTIES LOCATED AT 6105 WINCHESTER BOULEVARD AND 6120 IVORY BILL DRIVE, IN THE ENGLEWOOD AREA; CONTAINING 24.67± ACRES, IN ACCORDANCE WITH PART LAND DEVELOPMENT AND GROWTH MANAGEMENT, CHAPTER 3-9 ZONING, ARTICLE V ENVIRONMENTAL REQUIREMENTS AND

OTHER REQUIREMENTS, SECTION TRANSFER OF DENSITY UNITS (TDU), OF THE CODE OF LAWS AND ORDINANCES OF CHARLOTTE COUNTY, FLORIDA; PETITION CSZ-23-02; APPLICANT, PASTORE DOYLE DEVELOPERS, LLC; PROVIDING AN EFFECTIVE DATE, SECONDED BY COMMISSIONER CONSTANCE

MOTION CARRIED 5:0.

UB2. 23LAD-00000-00002, Amendment to the Sandhill DRI Development Order (DO) for Mini-Warehouse Development, Englewood Florida Storage, LLC

Community Development

Approve a Resolution pursuant to Section 380.06(7), Florida Statutes (F.S.) and Section 3-9-10.1, Development of Regional Impact (DRI) Development Order (DO) Amendment Process and Procedure under Chapter 3-9, Zoning, the County's Land Development Regulation, amending Development Order (DO), Resolution Number 2022-083 and Resolution Number 2023-091, for the Sandhill Development of Regional Impact (DRI) to 1) revise Exhibit E Equivalency Matrix by adding Self-Storage/Mini-Warehouse to this matrix; 2) pursuant to Section J(1)(k) of the Sandhill DRI DO, to use the revised equivalency matrix by exchanging 7,639 square feet of commercial uses (out of 11,200 square feet of entitlements) for 109,000 square feet of mini-warehouse on Parcel C-5A (Old "C-4") of Tract 1 of the Sandhill DRI, and reducing the total entitlements by 3,561 square feet of commercial and 3) to revise Exhibit B, Map H Notes #1 and Map H, exhibit #2 Notes; for 1.45± acres of the property located at 24200 Corporate Court or 720 J C Center Court, in the Port Charlotte area; Commission District I; Petition No. 23LAD-00000-00002; Applicant: Englewood Florida Storage, LLC; providing for an effective date. The Sandhill DRI is located south of the DeSoto County Line, north of Rampart Boulevard, east of Loveland Boulevard and west of the Deep Creek area; Sections 6&7, Township 40 South, and Range 23 East, in the Port Charlotte area, currently containing a total of 713.12± acres. Located in Commission District I. **RES 2023-118**

Quasi-Judicial

Chair Truex polled the Board for Ex Parte Disclosures. **Commissioner Deutsch, Commissioner Doherty, and Commissioner Tiseo** advised they submitted the required forms to the Clerk's Office.

Ms. Shao provided credentials, gave a brief overview of Proposed Amendments, Area Image, 1000' Notification Map, Framework, FLUM Designations, Zoning Designations, Exhibit E – Equivalency Matrix, Exhibit B – Map H Notes #1, Map H – Exhibit #2 Notes, Building Elevation Design, Southwest View, and Area Image (2022 Aerial).

Commissioner Doherty spoke to Sandhill Development of Regional Impact (DRI), development, and matrix. **Commissioner Tiseo** commented on entitlements.

Fred Drovdlc, Applicant Representative discussed elevations, criteria, compatibility, Sandhill DRI, Floor Area Ration (FAR), convergent rate, trips, market, demand, and requested approval.

Public Input

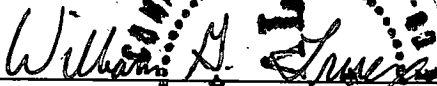
COMMISSIONER CONSTANCE MOVED TO CLOSE PUBLIC INPUT, SECONDED BY COMMISSIONER DEUTSCH

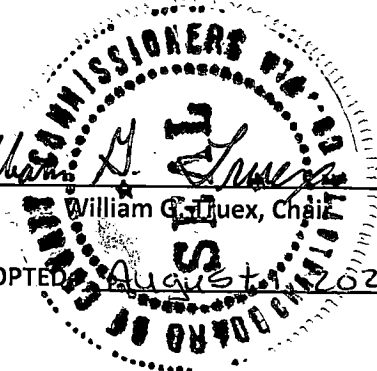
MOTION CARRIED 5:0.

COMMISSIONER TISEO MOVED TO APPROVE RESOLUTION 2023-118 PURSUANT TO SECTION 380.06(7), FLORIDA STATUTES (F.S.) AND SECTION 3-9-10.1 , DEVELOPMENT OF REGIONAL IMPACT (DRI) DEVELOPMENT ORDER (DO) AMENDMENT PROCESS AND PROCEDURE UNDER CHAPTER 3-9, ZONING, THE COUNTY'S LAND DEVELOPMENT REGULATION, AMENDING DEVELOPMENT ORDER (DO), RESOLUTION NUMBER 2022-083 AND RESOLUTION NUMBER 2023-091 , FOR THE SANDHILL DEVELOPMENT OF REGIONAL IMPACT (DRI) TO 1) REVISE EXHIBIT E EQUIVALENCY MATRIX BY ADDING SELF-STORAGE/MINI-WAREHOUSE TO THIS MATRIX; 2) PURSUANT TO SECTION OF THE SANDHILL DRI DO, TO USE THE REVISED EQUIVALENCY MATRIX BY EXCHANGING 7,639 SQUARE FEET OF COMMERCIAL USES (OUT OF 11,200 SQUARE FEET OF ENTITLEMENTS) FOR 109,000 SQUARE FEET OF MINI-WAREHOUSE ON PARCEL C-5A (OLD "C-4") OF TRACT 1 OF THE SANDHILL DRI, AND REDUCING THE TOTAL ENTITLEMENTS BY 3,561 SQUARE FEET OF COMMERCIAL AND 3) TO REVISE EXHIBIT B, MAP H NOTES #1 AND MAP H, EXHIBIT #2 NOTES; FOR 1.45± ACRES OF THE PROPERTY LOCATED AT 24200 CORPORATE COURT OR 720 J C CENTER COURT, IN THE PORT CHARLOTTE AREA; COMMISSION DISTRICT I; PETITION NO. 23LAD-00000-00002; APPLICANT: ENGLEWOOD FLORIDA STORAGE, LLC; PROVIDING FOR AN EFFECTIVE DATE. THE SANDHILL DRI LOCATED SOUTH OF THE DESOTO COUNTY LINE, NORTH OF RAMPART BOULEVARD, EAST OF LOVELAND BOULEVARD AND WEST OF THE DEEP CREEK AREA; SECTIONS 6&7, TOWNSHIP 40 SOUTH, AND RANGE 23 EAST, IN THE PORT CHARLOTTE AREA, CURRENTLY CONTAINING A TOTAL OF 713.12± ACRES, SECONDED BY COMMISSIONER DEUTSCH

MOTION CARRIED 5:0.

ADJOURNED: 2:45 pm

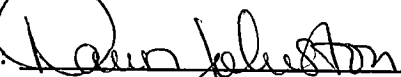


William G. Truex, Chair
DATE ADOPTED August 15, 2023


ATTEST:

ROGER D. EATON, CLERK
OF THE CIRCUIT COURT AND
EX-OFFICIO OF THE BOARD
OF COUNTY COMMISSIONERS

By:



Deputy Clerk