



Re: Central Park Development Master Plan Amendment PMCPA-24-00000114

To the North Port City Commissioners,

Five of our condominium buildings with street addresses 5746, 5748, 5750, 5754, and 5758 Sabal Trace Drive abut the perimeter of Lake 5 at Central Park. Several of our residents, including myself, have expressed concerns regarding the installation of plantings along the The Colony at Sabal Trace (CST) side of Lake 5. Many CST owners are very much in favor of the requested amendment. Lake 5 adjacent to CST has been there since The Colony was built starting in 2005. There has always been a clear view of that adjacent lake. We as a community would like it to remain that way, with no additional new trees or shrubs blocking the view. The lake has been enlarged and looks extremely attractive. Our shoreline has remained the same, and we would like it to stay that way. We would support the addition of some rip rap to maintain the position of the existing shoreline. **With all of this in mind, please approve the requested amendment, and grant Waiver 1 to the Development Master Plan Amendment.**

Thank you,

Charles V. Kletecka

CST Director – Treasurer, on behalf of the Board and CST concerned owners

October 13, 2025

From: [Heather Faust](#)
To: [Matthew Powell](#)
Cc: [Tiffany Lindner](#)
Subject: FW: [EXTERNAL] Meeting 10/14/2025 Development Master Plan Amendment PMCPA-24-00000114
Date: Tuesday, October 14, 2025 9:10:37 AM

Ex-parte 2025-28.

From: Margaret Mitchell <margaret9117@gmail.com>
Sent: Monday, October 13, 2025 8:48 AM
To: Demetrius Petrow <dpetrow@northportfl.gov>; Barbara Langdon <blangdon@northportfl.gov>; David Duval <dduval@northportfl.gov>; Pete Emrich <pemrich@northportfl.gov>; Phil Stokes <pstokes@northportfl.gov>; Commissioners <commissioners@northportfl.gov>
Cc: Brock Mitchell <brock29mitchell@gmail.com>
Subject: [EXTERNAL] Meeting 10/14/2025 Development Master Plan Amendment PMCPA-24-00000114

ALERT



Development Master Plan Amendment PMCPA-24-00000114

To the North Port City Commissioners:

We will not be able to attend the Commission meeting being held on October 14, 2025. However, we do want to express our views regarding the request to amend the Central Parc Development Master Plan. We live in the Colony at Sabal Trace, and we are very much in favor of the requested amendment.

We have been informed that Central Parc Developer is also strongly in favor of the requested amendment.

The lake adjacent to the Colony has been there since the Colony was built. There has always been a clear view of that adjacent lake. We as owners backing onto said lake and as a community would like it to remain that way, with no additional new trees or shrubs blocking our view. We purchased the unit based on it backing onto a lake with a view of the lake. Blocking the view will unfairly affect the enjoyment of numerous unit owners currently enjoying the view. It will also unfairly affect the resale value of numerous units. As long time North Port taxpayers this is extremely concerning. We don't understand the purpose for trees or shrubs blocking the view.

Originally we backed onto a golf course, which was shut down, but at least we were left with the beautiful lake and view that it brings. The lake has been enlarged a bit and looks extremely attractive. Our shoreline remained the same, and we would like it to stay that way.

With all of this in mind, please approve the requested amendment, and grant Waiver 1 to the Development Master Plan Amendment.

Brock and Margaret Mitchell
101-5748 Sabal Trace Drive
North Port

From: [Heather Faust](#)
To: [Matthew Powell](#)
Cc: [Tiffany Lindner](#)
Subject: FW: [EXTERNAL] Development Master Plan Amendment PMCPA-24-00000114
Date: Tuesday, October 14, 2025 9:11:13 AM

Ex-parte 2025-28.

From: Lynn Hutcherson <lynnhutcherson@gmail.com>
Sent: Saturday, October 11, 2025 12:59 PM
To: Commissioners <commissioners@northportfl.gov>; Demetrius Petrow <dpetrow@northportfl.gov>; Barbara Langdon <blangdon@northportfl.gov>; David Duval <dduval@northportfl.gov>; Pete Emrich <pemrich@northportfl.gov>; Phil Stokes <pstokes@northportfl.gov>; Lynn Hutcherson <lynnhutcherson@gmail.com>
Subject: [EXTERNAL] Development Master Plan Amendment PMCPA-24-00000114

ALERT



To the North Port City Commissioners,

I will not be able to attend the Commission meeting being held on October 14, 2025. However, I do want to express my views regarding the request to amend the Central Park Development Master Plan.

I live in The Colony at Sabal Trace and I am very much in favor of the requested amendment. The lake adjacent to the Colony has been there since The Colony was built. There has always been a CLEAR view of the adjacent lake. We as a community would like it to remain that way, with no additional new trees or shrubs blocking our view. The lake has been enlarged a bit and looks extremely attractive. Our shoreline remained the same and we would like it to stay that way.

We had to take down a large rubber tree that was on the pond at Colony at Sabal Trace because SwiftMud was concerned about the root system and would have caused the properties to flood during a hurricane. The next thing is there is less than 16 feet from the shoreline to our properties and plantings could cause erosion issues and damage as we have already determined due to the removal of that rubber tree we had to do. Any plantings would also cause us to lose air flow and block our view.

With all of this in mind, please approve the requested amendment and grant Waiver 1 to the Development Master Plan Amendment.

Thank you,
Lynn Hutcherson
5760 Sabal Trace Dr.
Unit 104
North Port, FL 34287