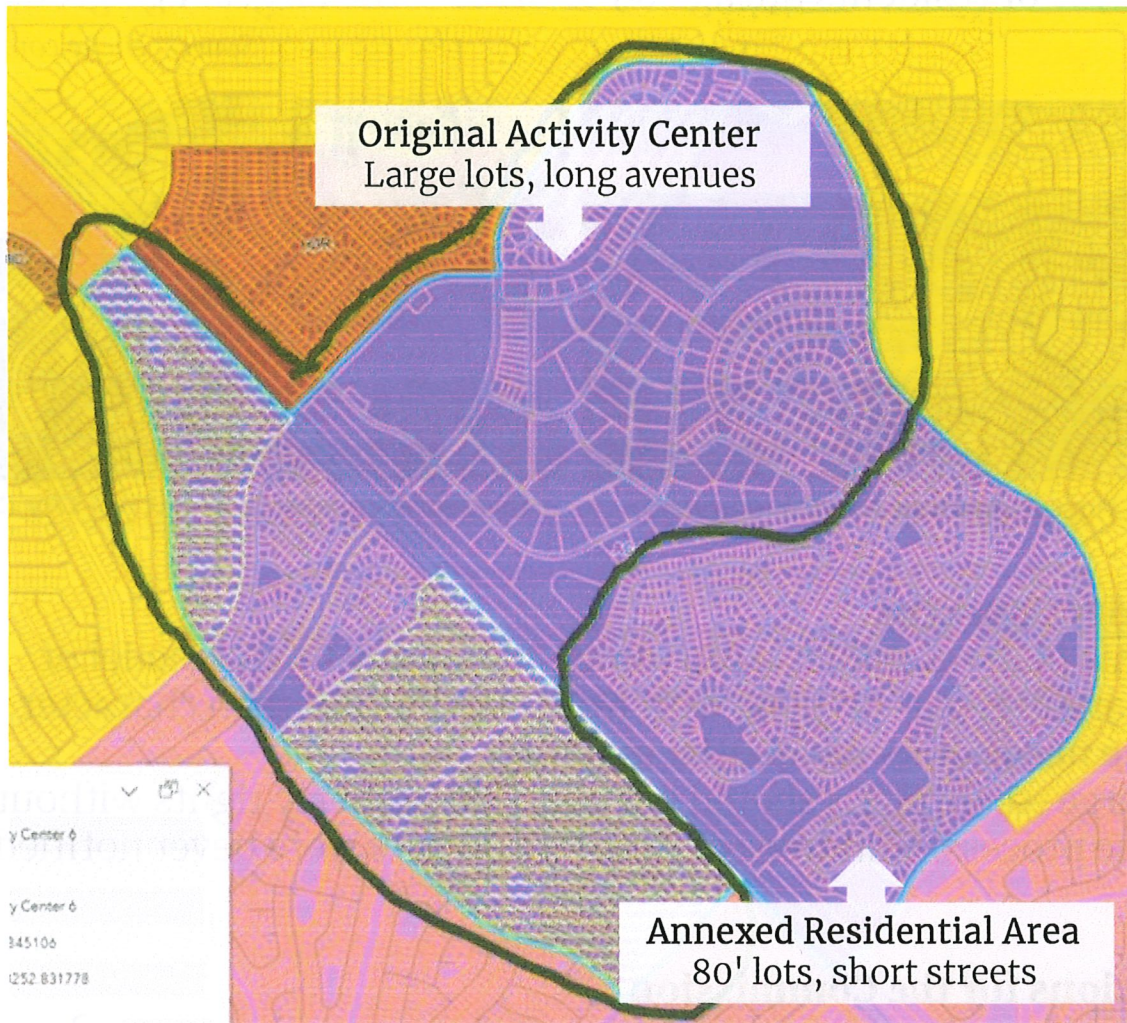


North Port Rezoning Concerns

A Call for Transparency and Practical Planning



- Rezoned lots average 80 feet wide—standard for single-family homes, not commercial use.
- Streets are not designed for high-traffic commercial needs.

The City appears to be expanding Activity Center 6 by annexing fully platted residential lots, on streets lined with ready-to-build parcels, into a contrived commercial zone.

Key Community Data

- 81% of North Port residents own their homes
- Only 19% rent
- 27% of residents are age 65 or older – the largest age group

(Source: Niche.com)



North Port Suburban Neighborhoods



Historic Punta Gorda Mixed Use City Center

Broader Concerns

- This plan resembles a top-down “company town” model of planning, out-of-sync with North Port’s suburban character, and the needs of its residential majority.
- Large-scale plans should not override property rights without due process. Hundreds of property owners were never notified.

Questions for the Commission

1. Why was there no notice to the affected property owners?
2. How are these 80-foot lots realistically expected to support commercial development?
3. Will the City buy back or compensate owners whose lots have been rendered unusable for their intended purpose?

We ask the City Commission to

- Reconsider this rezoning
- Provide full public transparency
- Involve affected property owners in future planning decisions

We’re not asking for favors—we’re asking for fairness.

Prepared by Eve Alexander, Property Owner