

Natural Resources Division

Project Review Summary

October 2025

Prepared for the Environmental Advisory Board

PMCP-25-04053 - 7Brew - 1289 S Sumter Blvd, North Port, FL 34287

PID: 0977030020

Project Summary: The project consists of the construction of one 540 sq ft Drive-Thru Only Coffee Shop and storage cooler. The project also includes associated parking, utilities, drainage, grading, dumpster enclosure, landscaping and irrigation and other appurtenances. The site is 24,115 SF or 0.4 AC. The 7Brew - 1289 S Sumter Blvd site is within the Heron Creek Town Centre, identified as Parcel Number 0977030020.

Review Status: Meets Requirements.

Comments and Conditions: There are no ecological concerns associated with this project.





PSDP-24-00502 – Restaurant - 1275 Sun Market Pl, North Port FL, 34288

PID: 0984070040

Project Summary: The project consists of the commercial redevelopment of 0.91 ± acres of existing vacant land for the use of 2,420 ± SF of drive through restaurant with associated parking, utilities, and landscaping. The development will include grading, dumpster enclosure, and other appurtenances.

Review Status: Meets Requirements With Conditions

Comments and Conditions:

1. A 100% Gopher Tortoise survey must be completed within 90 days of initiating land clearing activities. All gopher tortoise burrows identified on-site must either be avoided by a minimum distance of 25 feet or have all associated tortoises properly relocated. If relocation is necessary, an FWC relocation permit must be obtained, and a copy submitted to the City. Upon completion of relocation activities, a summary after-action report must be submitted to the City, identifying the total number of tortoises relocated to the designated property.
2. If any protected or listed species are present onsite, all construction activities shall cease immediately, and the applicant must obtain all applicable permits or implement avoidance strategies as directed by the Florida Fish and Wildlife Conservation Commission (FWC), U.S. Fish and Wildlife Service, and the City of North Port.

PSDP-25-02974 - Lightning Fast Car Wash - S Tamiami Trl, Venice FL, 34293

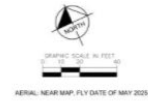
PID: 0786010103

Project Summary: Construction for a proposed automated car wash located at the southeast corner of the intersection of S Tamiami Trail and Pinot Drive in Village E of Wellen Park.

Review Status: Meets Requirements with Conditions.

Comments and Conditions:

1. A 100% Gopher Tortoise survey must be completed within 90 days of initiating land clearing activities. All gopher tortoise burrows identified on-site must either be avoided by a minimum distance of 25 feet or have all associated tortoises properly relocated. If relocation is necessary, an FWC relocation permit must be obtained, and a copy submitted to the City. Upon completion of relocation activities, a summary after-action report must be submitted to the City, identifying the total number of tortoises relocated to the designated property.
2. If any protected or listed species are present onsite, all construction activities shall cease immediately, and the applicant must obtain all applicable permits or implement avoidance strategies as directed by the Florida Fish and Wildlife Conservation Commission (FWC), U.S. Fish and Wildlife Service, and the City of North Port.



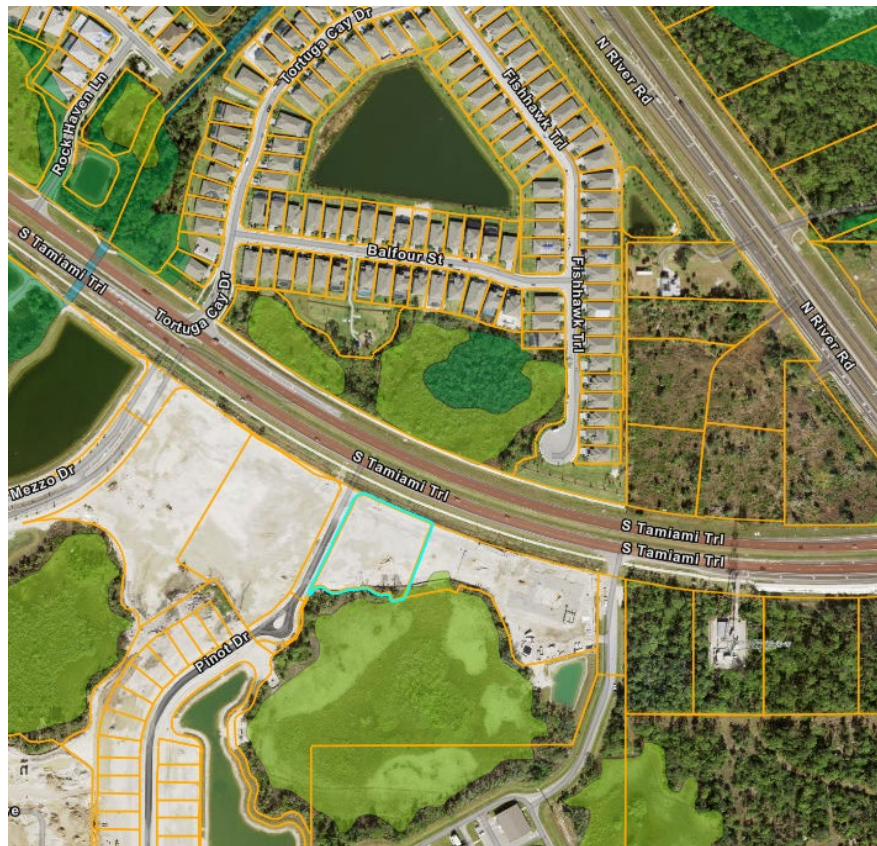
AERIAL NEAR MAP FLY DATE OF MAY 2025

Kimley»Horn
 10000 W. TAMiami TRAIL, SUITE 200
 TAMiami, FL 33617
 TEL: 813.881.1111
 WWW.KIMLEYHORN.COM

DATE	DESCRIPTION
05/20/2025	FINAL DESIGN
05/20/2025	FINAL DESIGN
05/20/2025	FINAL DESIGN
05/20/2025	FINAL DESIGN
05/20/2025	FINAL DESIGN

AERIAL SITE PLAN

**HITTING FAST CAR WASH -
 WINDY HAVEN PARK
 PROJECT NO. 2500000000
 BOCC TWO, LLC**



PSDPA-25-03853 - Dallas White Park - 5650 North Port Blvd., North Port FL, 34287

PID: 0999002000

Project Summary: This project is for the renovation of Dallas White Park, located at 5900 Greenwood Ave. in the City of North Port. The existing softball field will be converted to a multi-use field for football, flag football and soccer. The project will include redesigning the sod, irrigation, fencing, goals, lighting and required electrical work. In addition, ADA-compliant parking spaces and various sidewalk connections will be included. At the softball field the concrete block maintenance building will remain, and the aluminum bleachers and shade structures will be re-purposed elsewhere in the park as applicable.

Review Status: Meets Requirements

Comments and Conditions:

It is recommended to incorporate shade trees in this area to provide shade for those using the benches and to offset the loss of trees within the proposed field's footprint.



