



City of North Port

4970 CITY HALL BLVD
NORTH PORT, FL 34286

Meeting Agenda City Commission Regular Meeting

CITY COMMISSIONERS

Pete Emrich, Mayor
Barbara Langdon, Vice Mayor
Phil Stokes, Commissioner
David Duval, Commissioner
Demetrius Petrow, Commissioner

APPOINTED OFFICIALS

Jerome Fletcher, City Manager
Michael Fuino, City Attorney
Heather Faust, City Clerk

Tuesday, May 5, 2026

10:00 AM

City Commission Chambers

Amended to add Item No. 26-0720, update titles for Item Nos. 26-0594 and 26-0536, and update attachments for Item Nos. 26-0649 and 26-0558.

PUBLIC COMMENT: Properly submitted comments will be accepted and included in the official record of the meeting pursuant to City Commission Policy No. 2020-04.

Public comment may be submitted in the following ways:

In Person Attendance: Submit a comment card to the City Clerk. Comment cards with completed information may be submitted until the Mayor closes Public Comment for the agenda item. Public comment is limited to three minutes per person.

Online: Submit a written eComment using the eComment link at cityofnorthport.legistar.com/Calendar. The link will be available online at 8:00 a.m. the day before the meeting until one hour prior to the start of the meeting. Your public comment is limited to 2,000 characters.

Voice Mail Message: Leave a voice mail message via telephone at 941-429-1032. Voice Mail messages will be accepted the day before the meeting from 8:00 a.m. until one hour prior to the start of the meeting. Please provide information as listed in the City's outgoing message. The message must not exceed two minutes, fifteen seconds.

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

1. APPROVAL OF AGENDA

2. PUBLIC COMMENT:

(The purpose of the Public Comments Section of the Agenda is for members of the public to speak to the City Commission/District Governing Body on any subject pertaining to City Business whether or not it is on the Agenda, with the exception of Quasi-Judicial Items.)

3. ANNOUNCEMENTS

- A. [26-0142](#) Announcement of Current Advisory Board and Committee Vacancies

Attachments: [Vacancy List](#)

4. CONSENT AGENDA:

(All matters under the Consent Agenda are considered by the City Commission to be routine and will be enacted by one motion. Any City Commission member may, however, remove an item from the Consent Agenda by request. Items removed for separate discussion will be considered after the motion to approve the Consent Agenda.)

- A. [26-0339](#) Approve the State of Florida Department of Environmental Protection Standard Grant Agreement Number L0290, for the North Port Blue Ridge / Salford Neighborhood Water and Sewer Expansion Phase 1 Project in the Amount of \$3,000,000, and Authorize the City Manager or the Mayor, as Applicable Under the City Charter, to Execute All Funding Documents After Legal Review.

Attachments: [Grant Agreement](#)

- B. [26-0372](#) Approve the Fifth Amended Lease Agreement By and Between the City of North Port, Florida, and the North Port Senior Center, Inc., at the Community Education Center, Located at 4970 Pan American Boulevard, North Port, Florida, 34287, Allowing for a Two-Month Lease Extension Through August 31, 2026.

Attachments: [Fifth Amendment to Lease Agreement](#)
[Fourth Amendment to Lease Agreement](#)
[Third Amendment to Lease Agreement](#)
[Second Amendment Lease Agreement](#)
[First Amendment to Lease Agreement](#)
[Lease Agreement](#)

- C. [26-0533](#) Approve the Application to the Housing and Urban Development Community Development Block Grant Program in the Amount of \$305,000 for the Greenwood Avenue Sidewalk Widening Project, and Authorize the City Manager or the Mayor, as Applicable Under the City Charter, to Execute all Funding Documents After Legal Review, Should the Grant be Awarded to the City.

Attachments: [Greenwood CDBG Application 2026](#)
[Greenwood Avenue Sidewalk Project Map](#)

- D. [26-0534](#) Approve the Application to the US Department of Housing and Urban Development (HUD) Community Development Block Grant Program in the Amount of \$300,000 for the La Brea Park Playground Replacement Project, Located at 6340 La Brea St, North Port, FL 34287, and Authorize the City Manager or the Mayor, as Applicable Under the City Charter, to

Execute all Funding Documents After Legal Review, Should the Grant be Awarded to the City.

Attachments: [La Brea Park CDBG Application 2026](#)

- E. [26-0536](#) Approve the Letter of Support for the Fiscal Year 2027 Federal Appropriations Request of \$2,282,907 for the Water Control Structure 114 Project, Located on North Salford Boulevard and the Snover Waterway.

Attachments: [Letter of Support for WCS 114](#)

- F. [26-0558](#) Approve the Appointment of Daniel Kowalczyk as an Alternate I to Serve a First Term on the Planning and Zoning Advisory Board From May 5, 2026, Through May 5, 2029.

Attachments: [Application](#)
[Resume](#)

- G. [26-0559](#) Approve the Appointment of Tiffany Arnold as a Regular Member to Serve a First Term on the Community Economic Development Advisory Board From May 5, 2026, Through May 5, 2029.

Attachments: [Application](#)
[Resume](#)

- H. [26-0594](#) Approve the Application to the Fiscal Year 2027 Federal Community Projects Funding Request Program (Appropriations) in the Amount of \$2,282,907 for the Water Control Structure 114 Replacement Project Located on North Salford Boulevard and the Snover Waterway and Authorize the City Manager or the Mayor, as Applicable Under the City Charter, to Execute all Funding Documents After Legal Review.

Attachments: [WCS 114 Application](#)
[WCS 114 Location and Impact Areas](#)

- I. [26-0600](#) Approve the Award of Funds From the Special Event Assistance Program to the North Port Area Chamber of Commerce in Support of the Leadership North Port Serve up the Sound Pickleball Tournament to be Held on May 2, 2026, in an Amount up to, and Not to Exceed, \$500 to Cover the Costs of City Fees and Services.

Attachments: [Application for Assistance](#)
[Fee Overview](#)
[Community Assistance Account Overview FY2026](#)
[Resolution 2018-R-17](#)
[Resolution 2025-R-05](#)

- J. [26-0604](#) Approve the Application to the Fiscal Year 2027 Federal Community Projects Funding Request Program for the Upsizing of Four Wastewater Pumping Stations in the Amount of \$1,680,000, and Authorize the City Manager or the Mayor, as Applicable Under the City Charter, to Execute all

Funding Documents After Legal Review.

Attachments: [Community Project Funding Request](#)

- K. [26-0605](#) Approve the First Amendment to the Lease Agreement Between the City of North Port, Florida, and Awaken Outreach Center, Inc., for Space at the Community Education Center, Located at 4940 Pan American Boulevard, North Port, Florida, 34287.

Attachments: [First Amendment](#)
[Executed Lease Agreement](#)

- L. [26-0616](#) Approve the Reappointment of Jessica A. Elk as a Regular Member to Serve a Second Term on the Environmental Advisory Board, From June 27, 2026, to June 27, 2029.

Attachments: [Application](#)

- M. [26-0619](#) Approve the Donation of a Surplus Fleet Asset for Project Graduation in an Appropriate Fashion Pursuant to Chapter 2 Administration, Article VIII Procurement, Section 2-419, Disposition of City Assets and Property (d), (3) of the Code of the City of North Port, Florida.

Attachments: [Asset Disposition and Recommended Method of Disposal](#)
[Property Disposal Form](#)
[FY25-FY26 Replacement Score Sheet](#)

- N. [26-0627](#) Approve the April 2, 2026 Commission Regular Minutes, the April 6, 2026 Commission Workshop Minutes, and the April 7, 2026 Commission Regular Minutes.

Attachments: [4-2-26- Minutes](#)
[4-6-26- Minutes](#)
[4-7-26- Minutes](#)

- O. [26-0635](#) Accept the Cash Receipts Summary Report for March 2026.

Attachments: [Cash Receipts Summary - March 2026](#)

- P. [26-0636](#) Approve the Disposition of Surplus Assets in an Appropriate Fashion Pursuant to Chapter 2 Administration, Article VIII Procurement, Section 2-419, Disposition of City Assets and Property (d) of the Code of the City of North Port, Florida.

Attachments: [Asset Disposition and Recommended Method of Disposal May 2026](#)
[City of North Port Disposal Forms](#)

- Q. [26-0637](#) Approve the Reappointment of Omy Patel as a Student Member to Serve a Second Term on the Parks and Recreation Advisory Board From June 24, 2026, Through June 24, 2027.

Attachments: [Application](#)
 [Resume](#)

- R. [26-0720](#) Approve the Updating of the Online Portal and Completion of the Medicare Enrollment Application and Associated Agreements to Reflect Mayor Pete Emrich as the Assigned Authorized Official to Allow for North Port Fire Rescue District's Primary Billing Company, Digitech Computer Inc., to Submit Claims and Receive Remits on North Port Fire Rescue District's Behalf.

Attachments: [Medicare Enrollment Application CMS-855B](#)
 [HETS Inquiries Rules of Behavior](#)
 [HETS Attestation 2026](#)

5. PUBLIC HEARINGS:

ORDINANCE - First Reading:

- A. [ORD. NO.](#) An Ordinance of the City of North Port, Florida, Amending the Unified Land
 [2026-11](#) Development Code to Consolidate the Revenue Account Formerly Known
 as the Tree Fund into the Environmental Protection Fund by Amending
 Section 6.1.3.; Providing for Findings; Providing for Conflicts; Providing for
 Severability; Providing for Codification; And Providing an Effective Date.

Attachments: [Ordinance No. 2026-11](#)

ORDINANCE - Second Reading:

- B. [ORD. NO.](#) An Ordinance of the City of North Port, Florida, Amending the Non-District
 [2026-14](#) Budget and Capital Improvement Budget for Fiscal Year 2025-2026 to
 Increase Park Impact Fee Funded Project P24LTC Legacy Trail
 Connection to Warm Mineral Springs, In the Amount of \$125,000;
 Providing for Findings; Providing for Posting; Providing for Conflicts;
 Providing for Severability; and Providing an Effective Date.

Attachments: [Ordinance No. 2026-14](#)
 [Fund Balance Report](#)
 [P24LTC Detail Sheet](#)

RESOLUTION:

- C. [RES. NO.](#) A Resolution of the City Commission of the City of North Port, Florida,
 [2026-R-10](#) Amending and Restating the Citywide Sponsorship Policy Herein Known
 as the Sponsorship Policy for City Events, Activities, Programs, and
 Designated Public Spaces; Providing for Incorporation of Recitals;
 Providing for Conflicts; Providing for Severability; and Providing an
 Effective Date.

Attachments: [Resolution No. 2026-R-10](#)
[Sponsorship Policy](#)
[Red Line Sponsorship Policy](#)
[Sponsorship Application](#)
[Resolution No. 2019-R-05](#)
[February 2, 2026 Presentation](#)
[February 2, 2026 Minutes](#)
[May 2, 2019 Minutes](#)
[June 26, 2018 Minutes](#)

- D. [RES. NO. 2026-R-11](#) A Resolution of the City Commission of the City of North Port, Florida Authorizing the Sale of Real Property Located on 2400 Commerce Parkway and Described as Lot 8, North Port Industrial Park, Sarasota County Property Appraiser Parcel Identification Number 0962110080; Incorporating Recitals; Providing for Filing of Documents; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Attachments: [Resolution](#)
[Sale Agreement](#)
[Appraisal](#)
[Property Information Sheet](#)
[Map](#)
[Florida Division of Corporations](#)

- E. [RES. NO. 2026-R-19](#) A Resolution of the City Commission of the City of North Port, Florida Accepting Ownership of Donated Real Property Located on Coastal Street and Described as Lot 5, Block 2087, 45th Addition to Port Charlotte Subdivision, Sarasota County Property Appraiser Parcel Identification Number 1131208705; Incorporating Recitals; Providing for Filing of Documents; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Attachments: [Resolution](#)
[Property Information Report](#)
[Map](#)

- F. [RES. NO. 2026-R-26](#) A Resolution of the City Commission of the City of North Port, Florida, Accepting the Donation of the Ace K-9 Temperature Alarm Deployment System From the Retired Law Enforcement Association of Southwest Florida, Inc.; Acknowledging That the North Port Police Department Will be Responsible for the Installation of the Equipment; Providing for the City's Acceptance of the Donated Equipment; Providing for Incorporation of the Exhibits; Providing for Incorporation of Recitals; Authorizing the City Manager or Designee to Execute all Required Documents; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Attachments: [Resolution No. 2026-R-26](#)
[Exhibit A](#)
[Exhibit B](#)

6. GENERAL BUSINESS:

- A. [26-0418](#) Discussion and Possible Action Regarding the Fourth Amendment to City of North Port, Florida, and Sabal Trace Development Partners, LLC Water and Wastewater System Developer's Agreement.

Attachments: [Fourth Amendment to Agreement](#)
[Third Amendment to Agreement](#)
[Second Amendment to Agreement](#)
[First Amendment to Agreement](#)
[Agreement](#)

- B. [26-0611](#) Discussion and Possible Action Regarding Parks and Recreation Advisory Board Recommendation Memorandum for Event Cost Reduction Strategies.

Attachments: [PRAB Memo – Event Cost Reductions](#)

- C. [26-0620](#) Discussion and Possible Action Regarding Formal Commission Approval of the Facility Lease Policy for City-Owned Facilities Including Selection of a Set Discount Based on Market Value.

Attachments: [Draft Facility Lease Policy](#)
[Discount from Market Price Examples](#)
[December 2, 2024 Commission Workshop Minutes](#)
[January 20, 2026 Commission Meeting Minutes](#)

- D. [26-0649](#) Discussion and Possible Action Regarding Approving the Appointments of Robin J. San Vicente, Daniel Kowalczyk, or Jacqueline Torres, as Regular Members to Serve on the Charter Review Advisory Board From May 5, 2026, Through May 5, 2029.

Attachments: [San Vicente- Application](#)
[Kowalczyk- Resume](#)
[Kowalczyk- Application](#)
[Torres- Application](#)
[Torres- Resume](#)

- E. [26-0682](#) Discussion and Possible Action Regarding Sending a Letter of Support to the House Committee on Natural Resources for H.R. 642 - Myakka Wild and Scenic River Act of 2025.

Attachments: [Draft Letter of Support](#)

7. PUBLIC COMMENT:

(The purpose of the Public Comments Section of the Agenda is for members of the public to speak to the City Commission/District Governing Body on any subject pertaining to City Business whether or not it is on the Agenda, with the exception of Quasi-Judicial Items.)

8. COMMISSION COMMUNICATIONS:

- A. [26-0056](#) Commissioner Petrow's Communications
- B. [26-0057](#) Vice Mayor Langdon's Communications
- C. [26-0058](#) Mayor Emrich's Communications
- D. [26-0059](#) Commissioner Stokes' Communications
- E. [26-0060](#) Commissioner Duval's Communications

9. ADMINISTRATIVE AND LEGAL REPORTS:**10. ADJOURNMENT:**

NOTICE OF AVAILABILITY OF REPORTS - The Agenda is a summary of the proposed actions to be taken by the City Commission. For almost every agenda item, the City staff has prepared materials for Commission consideration and provided a staff recommendation. Questions on these materials may be directed to the staff member who prepared them, or to the City Clerk's Office, who will refer you to the appropriate person.

The North Port City Hall is accessible in accordance with the Americans with Disabilities Act (ADA). Designated, accessible parking is available on the west side of City Hall, with building access from the parking area. Accommodations and translation services are available at no cost. Any person requiring a reasonable accommodation to participate in this meeting is asked to contact the City Clerk's Office at least 48 hours in advance by email at cityclerk@northportfl.gov or by telephone at (941) 429-7270. Persons using TTY/TDD may access this number via the Florida Relay Service by dialing 711.

NONDISCRIMINATION: The City of North Port does not discriminate on the basis of race, color, national origin, sex, age, disability, family or religious status, marital status, sexual orientation, gender identity or expression, or physical characteristic in administration of its programs, activities or services.

No stenographic record by a certified court reporter is made of these recordings. Accordingly, anyone seeking to appeal any of the decisions involving the matters herein will be responsible for making a verbatim record of the meeting/testimony and evidence upon which any appeal is to be based. Copies of the recordings are available (for a fee) at the City Clerk's Office.