

From: Debbie McDowell <dmcowell@cityofnorthport.com>
Sent: Tuesday, September 10, 2019 1:19 PM
To: Heather Taylor <htaylor@cityofnorthport.com>
Subject: Fwd: Agenda 9/10 - Vacating property (resolution). *** QUASI ****

As stated on the record - here's a copy of the email thread

Debbie

Sent from my iPad

Begin forwarded message:

From: Debbie McDowell <dmcowell@cityofnorthport.com>
Date: September 10, 2019 at 9:34:48 AM EDT
To: Peter Lear <plear@cityofnorthport.com>
Subject: RE: Agenda 9/10 - Vacating property (resolution)

Now I understand. Thank you.

Debbie

From: Peter Lear <plear@cityofnorthport.com>
Sent: Tuesday, September 10, 2019 8:47 AM
To: Debbie McDowell <dmcowell@cityofnorthport.com>
Subject: Fwd: Agenda 9/10 - Vacating property (resolution)

Peter D. Lear, CPA, CGMA
City Manager
City of North Port
[4970 City Hall Boulevard](#)
[North Port, FL 34286](#)
Phone: [\(941\) 429-7077](tel:(941)429-7077)
Fax: [\(941\) 429-7079](tel:(941)429-7079)
Plear@cityofnorthport.com

Begin forwarded message:

From: Frank Miles <fmiles@cityofnorthport.com>
Date: September 10, 2019 at 8:19:56 AM EDT
To: Peter Lear <plear@cityofnorthport.com>, Jason Yarborough <jyarborough@cityofnorthport.com>
Subject: Agenda 9/10 - Vacating property (resolution)

See below response to VM

Frank Miles MPA

From: Sherry Willette <swillette@cityofnorthport.com>

Date: September 10, 2019 at 8:18:31 AM EDT

To: Frank Miles <fmiles@cityofnorthport.com>, Nicole Galehouse <ngalehouse@cityofnorthport.com>

Subject: RE: Agenda 9/10 - Vacating property (resolution)

The 10-foot easements do not automatically vacate. The property owner is combining all of the lots so that they can construct their house in the middle of the joined properties. Hence the need to vacate the 10-foot easements. The 6-foot easements are the ones that automatically locate to the outside as per the plat book dedication language.

Sherry A. Willette-Grondin
Zoning Coordinator

Neighborhood Development Services Department
Planning Division
4970 City Hall Boulevard
North Port, FL 34286
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www.cityofnorthport.com "Achieve Anything"

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From: Frank Miles <fmiles@cityofnorthport.com>

Sent: Tuesday, September 10, 2019 7:44 AM

To: Nicole Galehouse <ngalehouse@cityofnorthport.com>; Sherry Willette

[<swillette@cityofnorthport.com>](mailto:swillette@cityofnorthport.com)

Subject: FW: Agenda 9/10 - Vacating property (resolution)

Further questions here

From: Peter Lear <plear@cityofnorthport.com>

Sent: Tuesday, September 10, 2019 7:42 AM

To: Nicole Galehouse <ngalehouse@cityofnorthport.com>; Frank Miles <fmiles@cityofnorthport.com>

Subject: Fwd: Agenda 9/10 - Vacating property (resolution)

See below.

Peter D. Lear, CPA, CGMA

City Manager

City of North Port

[4970 City Hall Boulevard](#)

[North Port, FL 34286](#)

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Plear@cityofnorthport.com

Begin forwarded message:

From: Debbie McDowell <dmcdowell@cityofnorthport.com>

Date: September 10, 2019 at 7:39:48 AM EDT

To: Peter Lear <plear@cityofnorthport.com>

Subject: Re: Agenda 9/10 - Vacating property (resolution)

I'm confused (what else is new!). These are four parcels that could have a home on each parcel and each parcel has their own easements. However, this property owner combined the lots. The east-west easements don't need to be vacated because it automatically places the easements to the outside (per the response), then why do the north south easements need to be vacated (even partially) for the same combined lots. Both are interior easements — which based on the answer should have automatically placed both directions of the easement to the outside, therefore making the vacating process unnecessary.

#2 - I'll rephrase — Why are they only vacating a portion of the easement and not the entire easement line?

Sent from my iPad

On Sep 10, 2019, at 6:45 AM, Peter Lear <plear@cityofnorthport.com> wrote:

Peter D. Lear, CPA, CGMA

City Manager

City of North Port

[4970 City Hall Boulevard](#)
[North Port, FL 34286](#)
Phone: [\(941\) 429-7077](#)
Fax: [\(941\) 429-7079](#)
Plear@cityofnorthport.com

Begin forwarded message:

From: Frank Miles <fmiles@cityofnorthport.com>
Date: September 10, 2019 at 6:04:48 AM EDT
To: Peter Lear <plear@cityofnorthport.com>
Cc: Jason Yarborough <jyarborough@cityofnorthport.com>
Subject: Fwd: Agenda 9/10 - Vacating property (resolution)

Please note below response for VM

Frank Miles MPA

Sent from my iPhone

Begin forwarded message:

From: Nicole Galehouse <ngalehouse@cityofnorthport.com>
Date: September 10, 2019 at 6:00:01 AM EDT
To: Frank Miles <fmiles@cityofnorthport.com>, Sherry Willette <swillette@cityofnorthport.com>
Subject: Re: Agenda 9/10 - Vacating property (resolution)

1. The interior (side) easements do not need to be vacated. On the original plat, there is language that automatically places the easements to the outside boundary of any combined lots if they are intended as one building site.
2. They are only vacating the portion of easement necessary for construction of the home. This is what was reviewed by all utility agencies.

From: Peter Lear <plear@cityofnorthport.com>
Date: September 9, 2019 at 9:23:08 PM EDT
To: Frank Miles <fmiles@cityofnorthport.com>
Cc: Jason Yarborough <jyarborough@cityofnorthport.com>
Subject: FW: Agenda 9/10 - Vacating property (resolution)

Frank,

Please see if you can address this first thing in the morning with Vice Mayor.

Pete

Peter D. Lear, CPA, CGMA

City Manager
City of North Port
4970 City Hall Boulevard
North Port, FL 34286
Phone: (941) 429-7077
Fax: (941) 429-7079
Plear@cityofnorthport.com

From: Debbie McDowell <dmcdowell@cityofnorthport.com>
Sent: Monday, September 9, 2019 2:00 PM
To: Peter Lear <plear@cityofnorthport.com>
Subject: Agenda 9/10 - Vacating property (resolution)

It appears there are four separate parcels, with the same owner ---

1. Why aren't they vacating the interior easements between New Milford Street to Inverness Street
2. Why are they only vacating a segment of the easement from Lessburg towards Lots 17 and 22

Without the picture, to show you, I hope you understand the question.

Thanks

Debbie

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