



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
Jill Luke, Commissioner
Debbie McDowell, Commissioner
Alice White, Commissioner

APPOINTED OFFICIALS

Jerome Fletcher, City Manager
Amber L. Slayton, City Attorney
Heather Taylor, City Clerk

Tuesday, April 12, 2022

10:00 AM

City Commission Chambers

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. Any comment received that does not meet the public comment timing and requirements will be rejected and will not be included in the official record of the meeting. **PLEASE NOTE:** Those wishing to provide public comment on quasi-judicial agenda items must appear before the City Commission to give testimony under oath.

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. When recognized by the Mayor, the Commenter will approach the podium. Public Comment is limited to three (3) 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. **PLEASE NOTE:** Online public comment cannot be considered as the basis for a quasi-judicial decision and will be read into the record under general public comment.

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. Voice messages will be forwarded to Commission and played into the record. **PLEASE NOTE:** Comments provided via voice mail cannot be considered as the basis for a quasi-judicial decision and will be played into the record under general public comment.

Florida's Sunshine Law requires the Commission to discuss this Agenda only in open session. The Commissioners cannot discuss these items with each other before this meeting is called to order. The Commissioners, individually, can however, discuss any item with concerned citizens and staff in preparation for the meeting.

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. The City Commission shall not act, except to direct the City Manager to take action or to schedule the matter for discussion at a later date.)

3. ANNOUNCEMENTS

- A. [22-2565](#) Current Vacancies and Upcoming Expirations for Boards and Committees

Attachments: [Announcements](#)

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. [22-2452](#) Approve Agreement No. 2021-17 Professional Architectural and Engineering Services for City of North Port Police Department Facilities Between The City of North Port and Schenkel & Shultz, Inc. in the Amount of \$235,410.00.

Attachments: [Agreement](#)
[Notice of Intent to Award](#)
[Notice of Intent to Negotiate](#)
[City Manager Recommendation](#)
[Consultant Proposal](#)
[RFP No. 2021-17 with Addenda](#)
[Florida Division of Corporations Documents](#)

- B. [22-2465](#) Approve the Application to the Florida Department of Transportation State Safety Concept Paper Grant for Work Zone Enforcement in the Amount of \$100,000, 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: [Grant Application](#)
[New Grant Memorandum](#)
[FY2023 Highway Safety Matrix](#)

- C. [22-2501](#) Approval to Reappoint Nancy Ceci as a Regular Member on the Citizens' Tax Oversight Committee, to serve a two-year term from April 12, 2022 to April 12, 2024.

Attachments: [Florida Statutes 112.3143\(6\)](#)
[Application and Backup](#)

- D. [22-2503](#) Approve the Federally Funded Community Development Block Grant Mitigation Program Subrecipient Agreement in the Amount of \$650,440 to be Used for Utilities Bypass Pump Project

Attachments: [Subrecipient Agreement](#)
[Grant Application](#)
[Resolution 2020-R-19](#)

- E. [22-2543](#) Accept the Cash Receipts Summary Report for February 2022.

Attachments: [Cash Receipts Summary 022822](#)

- F. [22-2549](#) Approval of Minutes for the March 3, 2022 Commission Special Meeting, March 7, 2021 Commission Workshop, March 8, 2022 Commission Regular Meeting, March 22, 2022 Commission Workshop, and March 22, 2022 Commission Regular Meeting

Attachments: [3/3/22 Special Meeting](#)
[3/7/22 Workshop](#)
[3/8/22 Regular Meeting](#)
[3/22/22 Workshop](#)
[3/22/22 Regular Meeting](#)

- G. [22-2552](#) Approval to Reappoint Scott Duff as the Fifth Trustee to the Firefighters' Pension Board of Trustees by the North Port City Commission as a Ministerial Duty, to Serve a Term from April 12, 2022, to April 12, 2024.

Attachments: [03-16-22 Firefighters' Pension Meeting Draft Portion](#)
[City Code, Division 6, Section 2-307](#)
[Florida Statutes 112.3143\(6\)](#)
[Application and Backup](#)

- H. [22-2590](#) 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), (1) of the Code of the City of North Port, Florida.

Attachments: [Asset Disposition and Recommended Method of Disposal - April 2022](#)
[City of North Port Disposal Form - April 2022](#)

- I. [22-2591](#) Approval to Appoint JJ Thompson as a Regular Member on the Art Advisory Board to Serve a two-year term from April 12, 2022, to April 12, 2024.

Attachments: [Florida Statutes 112.3143\(6\)](#)
[Application and Backup](#)

- J. [22-2592](#) Approval to Appoint Joseph Garren as a Regular Member on the Charter Review Advisory Board, to Serve a Two-Year Term From April 12, 2022, to April 12, 2024.

Attachments: [Florida Statutes 112.3143\(6\)](#)
[Application and Backup](#)

- K. [22-2593](#) Approve the Drop-In Office Agreement Template, for Nonprofit or State Agency Use of Drop-In Office Space at the Family Service Center Building for the Provision of Services to North Port Residents, and Authorize the City Manager or Designee to Sign Future Agreements Using the Approved Template

Attachments: [Agreement Template](#)

5. PUBLIC HEARINGS:

ORDINANCE - Second Reading:

- A. [ORD. NO. 2022-05](#) An Ordinance of the City of North Port, Florida, Amending the Code of the City of North Port, Florida, Appendix A - City Fee Structure, Section D. Building Fees; Repealing Ordinance No. 2020-28; Providing for Severability; Providing for Conflicts; Providing for Codification; and Providing an Effective Date.

Attachments: [Ordinance - Second Reading](#)
[Ordinance - First Reading](#)

ORDINANCE - First Reading:

- B. [ORD. NO. 2022-07](#) An Ordinance of the City Of North Port, Florida, Adopting the Village I Village District Pattern Plan (West Villages) for a ±898.00 Acre Area Located to the West of Preto Boulevard, to the South of Future Manasota Beach Road, and to the North and East of the City of North Port City Limits; Amending the Unified Land Development Code, Chapter 53, Article XVIII-V Village, Section 53-214 to Incorporate the Pattern Plan by Reference; Providing for Findings; Providing for Conflicts; Providing for Severability; Providing for Codification; and Providing an Effective Date. (QUASI-JUDICIAL)

Attachments: [Ordinance - Second Reading](#)
[Ordinance - First Reading](#)
[Staff Report with Exhibits](#)
[03-17-22 PZAB Action Report](#)
[Additional Communications](#)

- C. [ORD. NO. 2022-08](#) An Ordinance of the City Of North Port, Florida, Adopting the Village K Village District Pattern Plan (West Villages) for a ±636.00 Acre Area

Located to the East of West Villages Parkway, to the South of Future Manasota Beach Road, and to the North and West of the City Of North Port City Limits; Amending the Unified Land Development Code, Chapter 53, Article XVIII – V Village, Section 53-214 to Incorporate the Pattern Plan by Reference; Providing for Findings; Providing for Conflicts; Providing for Severability; Providing for Codification; and Providing an Effective Date. (QUASI-JUDICIAL)

Attachments: [Ordinance - Second Reading](#)
[Ordinance - First Reading](#)
[Staff Report with Exhibits](#)
[03-14-22 PZAB Action Report](#)
[Additional Communications](#)

- D. **ORD. NO.** An Ordinance of the City of North Port, Florida, Amending the Code of The City of North Port, Florida, Chapter 58 – Planning and Development, Article III. – Impact Fees and Updating Impact Fee Rate Schedules for the City’s Parks, Fire Rescue, Law Enforcement, General Government, and Solid Waste Impact Fees; Providing for Conflicts; Providing for Severability; Providing for Codification; and Providing an Effective Date.

Attachments: Ordinance No. 2022-03 First Reading
Exhibit A to Ordinance No. 2022-03
Exhibit B to Ordinance No. 2022-03
Ordinance No. 2022-03 Second Reading

RESOLUTION (continued):

- E. [RES. NO.](#) A Resolution of the City Commission of the City of North Port, Florida, Accepting the Conveyance of +/- 4.66 Acres of Real Property Located at the Southwest Corner of U.S. 41 and Preto Boulevard, Lot 1, Wellen Park Public Safety Complex, Sarasota County Property Appraiser Parcel Identification No. 0781010001, as well as Improvements Thereon, Which Include a Fire Station, Police Substation, and Related Equipment; Accepting Associated Warranties and Intangible Property; Entering an Indemnity Agreement for Final Payment to the Contractor; Providing for Filing of Documents; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Attachments: [Resolution](#)
[Exhibit #1-Warranty Deed](#)
[Exhibit #2-Estoppel Letter](#)
[Exhibit #3-Indemnity Agreement](#)
[Exhibit #4-Bill of Sale](#)
[Exhibit #5-Assignment & Assumption of Intangible Property and Warranties](#)
[Title Search Report](#)
[Wellen Park Public Safety Complex Plat](#)
[West Villages Developer Agreement \(Post Annexation\)](#)

- F. [RES. NO. 2022-R-16](#) A Resolution of the City of North Port, Florida, Accepting the Transfer of Certain Wastewater Infrastructure Improvements Related to the Force Main Extension Project in Village E of Wellen Park and Associated Warranties, Including a Non-Exclusive Perpetual Easement for Access, Operation, and Maintenance of the Improvements; Providing for Filing of Documents; Providing for Conflicts: Providing for Severability: and Providing an Effective Date.

Attachments: [Resolution](#)

- G. [RES. NO. 2022-R-22](#) A Resolution of the City Commission of the City of North Port, Florida, Amending City Commission Policy No. 2021-04 Related to City Commission Minutes and Records; Providing for Incorporation of Recitals; Providing for Conflicts; Providing for Severability; and Providing an Effective Date

Attachments: [Resolution](#)
[Policy 2021-04](#)
[Memorandum - Legal Opinion](#)

- H. [RES. NO. 2022-R-25](#) A Resolution of the City Commission of the City of North Port, Florida, Directing the City Manager to Temporarily Market Activity Center 1: Mediterranean as Activity Center 1: Trailside, Activity Center 4: Panacea as Activity Center 4: Innovation Park, Activity Center 5: Midway as Activity Center 5: The Crossings, Activity Center 6: The Shire as Activity Center 6: Yorkshire, Activity Center 7: The Springs as Activity Center 7: Warm Mineral Springs, and Activity Center 8: The Gardens as Activity Center 8: Myakka Connection; Providing for Duration; Providing for Incorporation of Recitals; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Attachments: [Resolution](#)
[January 16, 2020, Commission Meeting Minutes](#)
[Public Voting Results](#)

RESOLUTION - First Reading: (Two Hearings Required)

- I. [RES. NO. 2022-R-17](#) A Resolution of the City Commission of the City of North Port, Florida, Amending the Non-District Budget for Fiscal Year 2021-2022 for an Additional Planner III Full Time Equivalent in the Amount of \$46,832; Providing for Findings; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.
- Attachments:** [Resolution](#)
- J. [RES. NO. 2022-R-18](#) A Resolution of the City Commission of the City of North Port, Florida, Amending the Non-District Budget for Fiscal Year 2021-2022 for two Grants Coordinator Full Time Equivalents in the Amount of \$35,110; Providing for Findings; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.
- Attachments:** [Resolution](#)
[Fund Balance Report](#)
[Proposed Grants Division](#)
- K. [RES. NO. 2022-R-19](#) A Resolution of the City Commission of the City of North Port, Florida, Amending the Non-District Budget for Fiscal Year 2021-22 for Project Manager Full Time Equivalent in the Amount of \$60,585; Providing for Findings; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.
- Attachments:** [Resolution](#)
[Fund Balance Report](#)
- L. [RES. NO. 2022-R-20](#) A Resolution of the City Commission of the City of North Port, Florida, Amending the Non-District Budget for Fiscal Year 2021-2022 for a Legislative Analyst .75 Full Time Equivalent in the Amount of \$14,633; Providing for Findings; Providing for Conflicts: Providing for Severability; and Providing an Effective Date.
- Attachments:** [Resolution](#)
[Fund Balance Report](#)
- M. [RES. NO. 2022-R-21](#) A Resolution of the City Commission of the City of North Port, Florida, Amending the Non-District Budget for Fiscal Year 2021-2022 for a Development Technician Full Time Equivalent in the Amount of \$14,350; Providing for Findings; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.
- Attachments:** [Resolution](#)
[Fund Balance Report](#)
- N. [RES. NO. 2022-R-24](#) A Resolution of the City Commission of the City of North Port, Florida, Amending the Non-District and Capital Improvement Budget for Fiscal Year 2021-2022 for Police Vehicles in the amount of \$139,900, for a Fire Engine in the amount of \$734,872, and for the Legacy Trail Project P22DPB in the amount of \$33,500; Providing for Findings; Providing for

Conflicts; Providing for Severability and Providing an Effective Date.

Attachments: [Resolution](#)
 [CIP Detail Sheet](#)

6. GENERAL BUSINESS:

A. [22-2368](#) Discussion and Possible Action Regarding Commissioner Attendance at Chamber of Commerce Economic Development Committee and Government Relations Committee Meetings and Possibly Assigning/Rotating Commissioner Attendance.

B. [22-2510](#) Discussion and Possible Action Considering Using Coronavirus State and Local Recovery Funds for the One-Time Standard Allowance of Revenue Loss, Allowing Expenditure Flexibility

Attachments: [Overview of the Final Rule](#)

C. [22-2583](#) Discussion and Possible Action Regarding a Mural for the North Port Senior Center Located at 4940 Pan American Boulevard.

Attachments: [Minutes from October 23, 2018 Commission Regular Meeting](#)
 [Minutes from January 3, 2019 Commission Special Meeting](#)
 [Minutes from May 14, 2019 Commission Regular Meeting](#)
 [February 7, 2019 Memorandum Regarding Art Fund](#)
 [Minutes from October 3, 2019 Commission Special Meeting](#)
 [October 3, 2019 Art Advisory Board Presentation](#)

D. [22-2610](#) Discussion and Possible Action Regarding Environmental Advisory Board Memoranda Dated February 7, 2022 Regarding Development Waivers Affecting Parkland, Environmentally Sensitive Lands, and Water Resources and/or Wildlife Habitat; and Environmental Advisory Board Member Attendance at Regular Meetings of the Planning & Zoning, Parks & Recreations, and Historic and Cultural Advisory Board Meetings.

Attachments: [Memorandum Regarding Development Waivers Impacting the Environment](#)
 [Memorandum Regarding Representative Attendance at Other Advisory Board M](#)
 [Minutes from February 7, 2022 Meeting](#)

E. [22-2637](#) Discussion and Possible Action Regarding Rescheduling the May 2, 2022 Commission Workshop for May 9, 2022

F. [22-2633](#) Discussion and Possible Action Regarding City Manager Six-Month Evaluation

Attachments: [City Manager Evaluation - Mayor Emrich](#)
[City Manager Evaluation - Vice Mayor Langdon](#)
[City Manager Evaluation - Commissioner Luke](#)
[City Manager Evaluation - Commissioner McDowell](#)
[City Manager Evaluation - Commissioner White](#)
[City Manager Self-Evaluation](#)
[Commissioner Evaluation Summary](#)
[Anonymous Evaluation Survey Data](#)

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. The City Commission shall not act, except to direct the City Manager to take action or to schedule the matter for discussion at a later date.)

8. COMMISSION COMMUNICATIONS:

- A. [22-2471](#) Mayor Emrich's Report
- B. [22-2472](#) Vice Mayor Langdon's Report
- C. [22-2473](#) Commissioner Luke's Report
- D. [22-2474](#) Commissioner McDowell's Report
- E. [22-2475](#) Commissioner White's Report

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. All of these materials are available at the City Clerk's Office, during normal business hours, for inspection and (for a fee) copying. 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.

AMERICAN WITH DISABILITIES ACT OF 1990 - The North Port City Hall is wheelchair accessible. Special parking is available on the west side of City Hall and the building may be accessed from the parking area. Persons with hearing difficulties should contact the City Clerk to obtain a hearing device for use during meetings.

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.

