Natural Resources Division

Project Review Summary

May 2025

Prepared for the Environmental Advisory Board

May 22, 2025

PSDP-25-00794- Sunexus Apartments at North Port

To develop +/-2.8 Acres of land used for a Residential 42-Unit Apartment 5-Story Building.

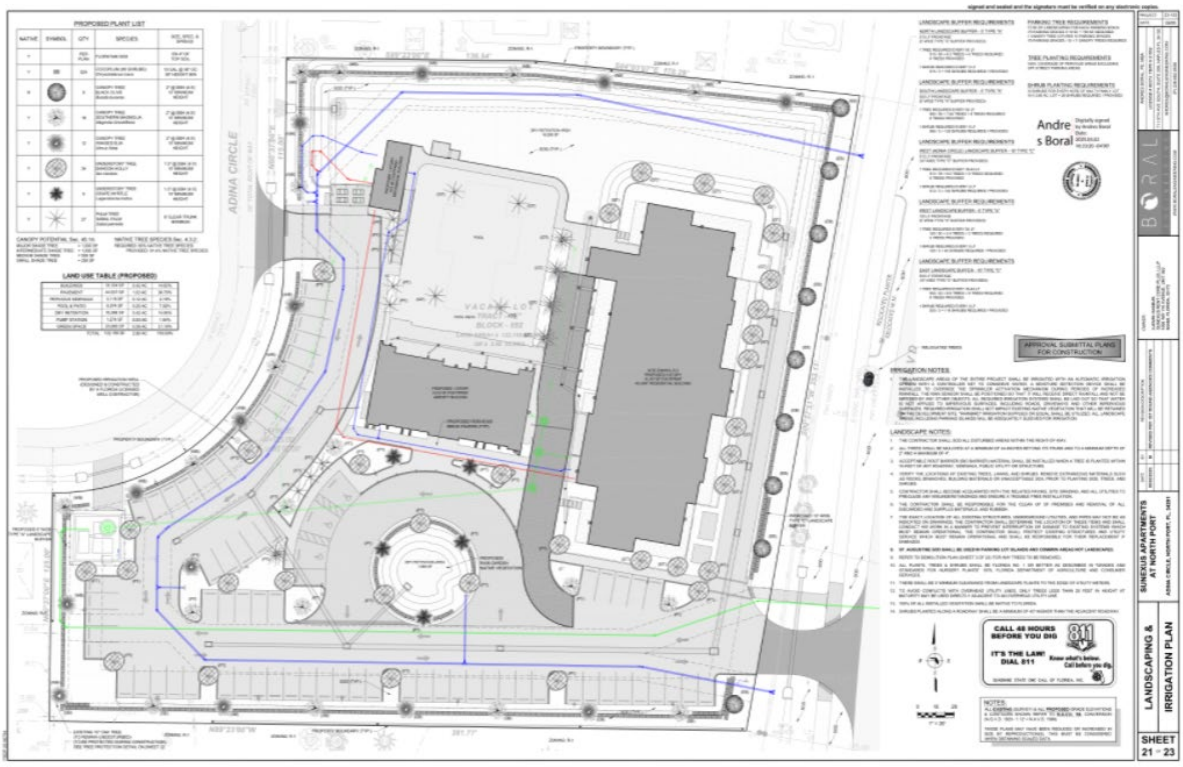
Applicant is incorporating a rain garden in the center of the traffic circle and planting Florida native vegetation as part of the Low Impact Design Standards.

Recommend Approval with Conditions:

1. A 100% Gopher Tortoise survey will be required within 90 days of start of land clearing activities. All gopher tortoise burrows found on-site must be avoided within the required 25 ft radius. If gopher tortoises are proposed to be relocated, an FWC relocation permit for the relocation is needed, and a copy provided to the City. On completion of the relocation actions, submit a summary After Action report to the City that identifies the total number of tortoises relocated to the designated property.

2. If any protected or listed species are present onsite, construction shall cease, and the applicant must obtain applicable permits or avoidance strategies from the FWC and/or USFWS.

3. No land clearing or site disturbance activities shall commence until all required arborist inspections and tree protection barricade installations have been completed and verified by the City. Additionally, no clearing shall occur prior to the completion of the mandatory pre-construction meeting with City staff. To coordinate required arborist inspections, please contact the City Arborist, Jeremy Rogus, at jrogus@northportfl.gov or 941-429-7055 or the Natural Resources Division at naturalresources@northportfl.gov.



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