



# City of North Port

4970 CITY HALL BLVD  
NORTH PORT, FL 34286

## Meeting Minutes City Commission Regular Meeting

### *CITY COMMISSIONERS*

*Alice White, Mayor*

*Phil Stokes, Vice Mayor*

*Pete Emrich, Commissioner*

*Barbara Langdon, Commissioner*

*Debbie McDowell, Commissioner*

### *APPOINTED OFFICIALS*

*Jerome Fletcher, City Manager*

*Amber L. Slayton, City Attorney*

*Heather Faust, City Clerk*

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Tuesday, September 10, 2024

10:00 AM

City Commission Chambers

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### CALL TO ORDER

Mayor White called the meeting to order at 10:00 a.m.

### ROLL CALL

**Present:** 5 - Commissioner Pete Emrich, Commissioner Debbie McDowell, Mayor Alice White, Vice Mayor Philip Stokes and Commissioner Barbara Langdon

### Also Present:

City Manager Fletcher, City Attorney Slayton, Deputy City Attorney Golen, City Clerk Faust, Recording Secretary Bodmer, Fire Chief Titus, Police Chief Garrison, Finance Director Kimberly Williams, Human Resources Director McDade, Parks and Recreation Director Pfundheller, Assistant Parks and Recreation Director Sturgess, Assistant Utilities Director Brasefield, Assistant Public Works Director Wisner, Development Services Director Ray, Planning and Zoning Manager Flores, Planner I Brown, Assistant Finance Director Kukhareenko, Human Resources Manager Hope

### PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Sharon Roush.

### 1. APPROVAL OF AGENDA

Mayor White requested a motion to approve the agenda.

***A motion was made by Vice Mayor Stokes, seconded by Commissioner Langdon, to approve the agenda as presented. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

### 2. PUBLIC COMMENT:

Ms. Faust played the following voicemails into the record:

Shannon Larsen: Spoke to agenda items relative to Warm Mineral Springs.

Louis Kosiba: Spoke to extending Legacy Train and support of conservation easement at Warm Mineral Springs.

Ms. Faust read the following eComment into the record:

Piotr Bryjak: Spoke to Warm Mineral Springs

Halina Bryjak: Spoke to Warm Mineral Springs

Urszula Kubrak: Spoke to Warm Mineral Springs

Kiwanis NorthPort: Spoke to mosquito control.

In person public comment:

Sharon Donovan: Spoke to Warm Mineral Springs

Robin San Vicente: Spoke to mosquito control and Warm Mineral Springs.

Debbie Blackwell: Spoke to Warm Mineral Springs.

Jim Cranston: Spoke to Legacy Trail extension.

Alira Stolarski: Spoke to cost of fencing and progression on multiple projects.

### **3. ANNOUNCEMENTS**

**A. [24-0217](#) Announcement of Current Advisory Board and Committee Vacancies**

Mayor White announced the item and called on the City Clerk to read the announcements.

Ms. Faust read the announcements into the record.

**B. [24-0518](#) Review of Advisory Board Recommendations and Possible Direction Regarding Placement on a Future Agenda for Discussion Including 1. Environmental Advisory Board - Trees for Carbon Sequestration 2. Parks & Recreation Advisory Board - Parks Master Plan Funding.**

Mayor White announced the item.

Ms. Faust introduced the item and requested this item be continued to the September 24, 2024 Commission meeting.

***This Item was continued to September 24, 2024.***

### **4. CONSENT AGENDA:**

Mayor White announced the item and queried the City Manager regarding items pulled from the consent agenda for discussion.

There was no public comment.

Mayor White requested a motion.

***A motion was made by Commissioner McDowell, seconded by Vice Mayor Stokes, to approve the items in the consent agenda with the exception of Item Nos. 24-1153 and 24-1330 being pulled for discussion. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**A. [24-0827](#) Approve Second Amendment to Construction Manager at Risk Contract**

No. 2023-17.002 for Construction Services Contract Phase II with Halfacre Construction Company in the Amount of \$13,683.63, for Roof Repairs on the Two (2) North Port Boulevard Gazebos.

*This item was approved on the consent agenda.*

- B. [24-0934](#) Approve Motorola Solutions Customer Agreement and Addenda, Ordering Documents, and Contract Terms Acknowledgement with Vigilant Solutions, LLC for Motorola License Plate Reader Products and Services.

*This item was approved on the consent agenda.*

- C. [24-1082](#) Approve the Bradenton Police Department Subrecipient Agreement for the High Intensity Drug Trafficking Areas Program (HIDTA) to Assist With Funding Involved With Narcotics Related Investigations and Authorize the City Manager or the Mayor, as Applicable Under the City Charter, to Execute all Funding Documents, After Legal Review.

*This item was approved on the consent agenda.*

- D. [24-1104](#) Accept the Cash Receipts Summary Report for June 2024.

*This item was approved on the consent agenda.*

- E. [24-1153](#) Approve the Lease and Use Agreement for Radio Antennas on City-Owned Property Between the City of North Port and Community Broadband Radio Association, Inc. for Space at the Public Works Administration Building and City Hall

Mayor White announced the item.

Commissioner McDowell spoke to the item and noted she will abstain due to family financial benefit.

There was no public comment.

Mayor White called for a motion.

***A motion was made by Commissioner Langdon, seconded by Commissioner Emrich, to approve Item No. 24-1153 as presented. The motion carried on the following vote:***

**Yes:** 4 - Commissioner Emrich, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**Abstain:** 1 - Commissioner McDowell

- F. [24-1164](#) Approve the Award of Funds from the Special Event Assistance Program to The Environmental Conservancy of North Port, Inc. in Support of the Race to Conserve 5K to be Held on March 29, 2025, in an Amount up to, and Not to Exceed, \$500 to Cover the Costs of City Fees and Services.

*This item was approved on the consent agenda.*

- G. [24-1169](#) Approve the July 24, 2024 Commission Budget Workshop Meeting Minutes  
*This item was approved on the consent agenda.*
- H. [24-1182](#) Approve the Collective Bargaining Agreement Between the City of North Port and the Suncoast Professional Firefighters & Paramedics, Local No. 2546, I.A.F.F.  
*This item was approved on the consent agenda.*
- I. [24-1201](#) Accept the Cash Receipts Summary Report for July 2024.  
*This item was approved on the consent agenda.*
- J. [24-1226](#) Approve the Digital Assurance Certification (DAC) Pricing Agreement SEC Post-Issuance Compliance and Repository Services for Compliance and Repository Services, Investor Relations Services, and Compliance Certifications in the Initial Amount of \$3,500.  
*This item was approved on the consent agenda.*
- K. [24-1289](#) Approve Second Amendment to Construction Manager at Risk Contract No. 2023-17.001 for Construction Services Contract Phase II with Wharton-Smith, Inc., in the Amount of \$362,321.00, for Fire Station 82 and Police Substation Repairs.  
*This item was approved on the consent agenda.*
- L. [24-1290](#) Approve Third Amendment to Construction Manager at Risk Contract No. 2023-17.001 for Construction Services Contract Phase II with Wharton-Smith, Inc., in the Amount of \$282,125.00, for Fire Station 84 Repairs.  
*This item was approved on the consent agenda.*
- M. [24-1293](#) Approve Fourth Amendment to Construction Manager at Risk Contract No. 2023-17.001 for Construction Services Contract Phase II with Wharton-Smith, Inc., in the Amount of \$186,595.00, for Fire Station 83 Repairs.  
*This item was approved on the consent agenda.*
- N. [24-1330](#) Approve the Agreement for Shared Emergency Management Information Broadcast Services Between the City of North Port, Florida, and Community Broadband Radio Association, Inc., a Florida Not-for-Profit Corporation Known as WKDW Radio.  
Mayor White announced the item.  
  
Commissioner McDowell spoke to the item and noted she will abstain due to family financial benefit.

There was no public comment.

Mayor White called for a motion.

***A motion was made by Commissioner Langdon, seconded by Vice Mayor Stokes, to approve Item No. 24-1330 as presented. The motion carried on the following vote:***

**Yes:** 4 - Commissioner Emrich, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**Abstain:** 1 - Commissioner McDowell

- O.** [24-1332](#) Approve the Appointment of Dawn Rivera as a Regular Member of the Art Advisory Board, to Serve a Term From September 10, 2024, to September 10, 2027.

***This item was approved on the consent agenda.***

- P.** [24-1333](#) Approve the Appointment of Kathy Garrity as a Alternate of the Parks & Recreation Advisory Board, to Serve a Term From September 10, 2024, to September 10, 2027.

***This item was approved on the consent agenda.***

- Q.** [24-1334](#) Approve the Appointment of Lynn Leboutiller as a Regular Member of the Citizen Tax Oversight Committee, to Serve a Term From September 10, 2024, to September 10, 2027.

***This item was approved on the consent agenda.***

- R.** [24-1337](#) Approve the Reappointment of Howard Bearse as a Regular Member of the Municipal Firefighters Pension Trust Fund Board, to Serve a Third Term From September 10, 2024, to September 10, 2026.

***This item was approved on the consent agenda.***

**5. PRESENTATIONS: TIME LIMIT OF 15 MINUTES**

- A.** [24-0854](#) Presentation of the Geotechnical Engineering and Investigation Survey Completed at Warm Mineral Springs Park by Ardaman & Associates, Inc.

Mayor White announced the item.

Mr. Fletcher introduced he item.

Ms. Wisner spoke to the item and introduced consultants.

Jason Parker and Ginny Gulf, Ardaman & Associates, provided a presentation including background, project objectives, evaluation methodology, microgravity survey methodology, microgravity field survey and findings, confirmatory soil borings, boring locations, boring profiles, and conclusions.

Commission questions and discussion took place regarding determination of surrounding areas, shallow foundation, background, structure impacts, inaccessible area, building restoration impact, and sewer system installation.

Public Comment:

Robin San Vicente: Spoke to high and medium density development.

Commission questions and discussion continued regarding changing density levels of the 60 acres back to prior to Public Private Partnership (P3).

Ms. Slayton advised placing discussion and possible action regarding change of density on a later agenda item.

Commission questions and discussion continued regarding city water and sewer connections.

## **7. PUBLIC HEARINGS:**

### **PETITION:**

A. [CC](#) Consideration of Petition DMP-24-080, Sarasota Memorial Hospital (SMH) at Sumter Development Master Plan (QUASI-JUDICIAL)  
[DMP-24-080](#)

Mayor White announced the item, stated this is a quasi-judicial hearing, and called on the City Clerk to read the petition title and swear in those wishing to provide testimony.

Ms. Faust read the petition title and swore in those wishing to provide testimony.

Mayor White called for disclosure of ex-parte communications.

Commissioner McDowell disclosed meeting with Sarasota Memorial Hospital (SMH) and Boone Law Firm staff.

Commissioner Langdon disclosed meeting with SMH and Boone Law Firm staff.

Mayor White disclosed meeting with SMH and Boone Law Firm staff.

Vice Mayor Stokes disclosed meeting with SMH and Boone Law Firm staff.

Commissioner Emrich disclosed meeting with SMH and Boone Law Firm staff.

Ms. Faust stated there were no aggrieved parties.

Jackson Boone, Boone Law Firm, being duly sworn, provided a presentation including introduction of representation, property size and location, future land use designation, surrounding zoning, replication of entitlements approved at Wellen Park property, flexibility, zoning map and Unified Land Development Code updates, sidewalk, traffic study submittal, drainage and maintenance easement, landscape buffer, modification requests, and removal of wind mitigation relief modification request.

Peter Van Buskirk, Kimley Horn, being duly sworn, provided a presentation including preliminary plans with reference to stormwater.

Christopher Hatton, Kimley Horn, being duly sworn, provided a presentation including traffic study overview, Florida Department of Transportation (FDOT) signalization and turn lane enhancements, access points, and site distance evaluation.

Mr. Boone continued the presentation including staff review, consistency with Comprehensive Plan and ULDC, staff recommendation, and request for approval.

Mr. Flores, being duly sworn, provided a presentation including overview, staff review, neighborhood meeting, future land use, modification requests, Comprehensive Plan analysis and consistency, ULDC consistency, public hearing notice, and staff recommendations.

There were no rebuttals by the Applicant or Staff.

There was no public comment.

Commission questions and discussion took place regarding staff report scrivener errors, development master plan (DMP) expiration, and timeline for DMP submittal and construction initiation.

Jeffrey Boone, Boone Law Firm, being duly sworn, spoke to expiration.

Ms. Ray, being duly sworn, spoke to government-based hospital builder exclusivity on the property, concern with including expiration date, and new ULDC language.

Commission questions and discussion continued regarding tolling applicability, waiver 5, Wellen Park versus Sumter Boulevard project completion, transportation impact study relative to signals, and modifications 6 and 14.

Chief Titus, being duly sworn, spoke to building height requirements and ladder heights.

Commission questions and discussion continued regarding modification 15, property easement, and modifications 20-23.

Mr. Flores did not have any closing arguments.

Mr. Boone provided closing arguments including request for approval.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Vice Mayor Stokes, seconded by Commissioner Langdon, to approve Petition No. DMP-24-080, with condition numbers 1-2 as identified in Section IV of the staff report, with modification numbers 1-23 with the exception modification 5 number 3 as identified in Section II of the staff report; and find that, based on competent substantial evidence, the development master plan and the modifications comply and are consistent with the intent of the Unified Land Development Code and the Comprehensive Plan, and do not adversely affect the public interest.***

***Modifications:***

- 1. From Chapter 21 Landscape Regulations to allow SMH to utilize its experience across its various facilities to design and implement a landscape plan which meets the unique needs and layout of a medical campus facility.***
- 2. From Chapter 25 - Parking and Loading Regulations to allow SMH to utilize its experience across its various facilities to design and implement a parking layout, design, and space totals which meets the unique needs and layout of a medical campus facility which will be master planned and developed in phases.***
- 3. From Chapter 29 - Signage Regulations to allow SMH maximum flexibility for final design of the various signage to be implemented on the site as part of the***

*medical campus.*

**4. From Sec. 53-3(G) – Dumpsters to allow SMH maximum flexibility in incorporating the onsite dumpsters into the phased development of the site. Relief is requested from the wall, gate, and associated wall height standards.**

**5. From Sec. 53-3(H) – Mechanical Equipment in order to allow for flexibility in the wall and design standards for mechanical equipment**

**6. From Sec. 53-3(I) – Lift Stations to allow SMH maximum flexibility to work with staff on incorporating lift stations into the phased development of the site.**

**7. From Sec. 53-3(M) – Connectivity from the subject property to nearby Balsey Street or Belladonna Avenue and the introduction of the associated daily vehicle trips on those local roadways would be compatible nor within the public interest.**

**8. From Sec. 53-3(O) - Lighting to allow SMH flexibility to replicate a site lighting design consistent with its other medical facility properties in compliance with applicable regulations and in a manner that will not create a nuisance for surrounding properties.**

**9. From Sec. 53-7(H) - Time limit on Development Master Plan to remove the two-year expiration of approval if site development and other associated activities have not occurred within this time frame.**

**10. From Sec. 53-106(A)(1 & 2) - Minimum Lot Requirements to allow SMH to efficiently master plan the property and potential facilities and services.**

**11. From Sec. 53-107(A) – Maximum Lot Coverage to allow SMH to efficiently master plan the property and potential facilities and services.**

**12. From Sec. 53-107(B)(1 & 2) – Maximum Lot Coverage to allow SMH to efficiently master plan the property and potential facilities and services.**

**13. From Sec. 53-109(A & B) – Minimum Setback Requirements to allow SMH the flexibility necessary to efficiently master plan the property and potential facilities and services.**

**14. From Sec. 53-110(A & C) – Maximum Building Height to allow for a maximum building height of 150 feet to accommodate full build out of a medical campus facility on the property and to prevent restrictions associated with the increased setback or open space standards provided in subsection C.**

**15. From Sec. 53-113(A) – Perimeter Buffer Area to allow SMH the maximum flexibility to efficiently master plan the property and potential facilities and services. It is unknown at this time if relief is needed from the 40-foot-wide area, however, this could arise during the continued phased development of the property. Relief is also needed from the requirement to place passive recreational facilities within the perimeter buffer area.**

**16. From Sec. 53-113(B) – Open Space to allow SMH the maximum flexibility to efficiently master plan the property and potential facilities and services. A modification is requested to establish a minimum open space of 2.5%.**



17. From Sec. 53-113(C) – Public Land Dedication to allow SMH to utilize all of the property for master planning the phased medical campus facilities.

18. From Sec. 55-4(B)(2 & 4) – Architectural and Art to remove the architectural requirement for the property to allow SMH to design the structures consistent with their branded architectural theme, as well as to remove the perimeter buffering requirement to as specified by subsection 4.

19. From Sec. 55-4(C) LEED Designation to remove the new construction, renovation, and redevelopment 50% LEED or Florida Green Building and LID design requirements to allow maximum flexibility.

20. From Sec. 55-5(A) – Architectural Design and Public Art to remove the associated regulations concerning architectural design and public art. SMH intends to provide its own unique design and provision of visitor amenities via the facilities to be constructed on the property. Art and other aesthetically pleasing design elements will be incorporated in plans for the facilities to the benefit of the public.

21. From Sec. 55-6 – Bicycle Racks and Benches to allow SMH to provide its own unique design and provision of visitor amenities via the facilities to be constructed on the property in a manner it deems best during the phased development of the property.

22. From Sec. 55-9 – Public Art to provide relief from the public art regulations. Art and other aesthetically pleasing design elements will be incorporated in plans for the facilities to the benefit of the public.

23. From Chapter 59 - Public Art Regulations to provide relief from all applicable Urban Design Pattern Book regulations to provide the ability to have complete control over all design considerations associated with all contemplated phases of development for the property.

**Conditions:**

1. All proposed projects or developments shall comply with the Florida Fire Prevention Code (FFPC), 8th Edition (NFPA 1 – Fire Code, 2021 Edition with State of Florida Amendments) and the City of North Port Unified Land Development Code (ULDC), Chapters 37 and 60 as outlined prior to formal submittal.

Travel lanes to have not less than twenty feet (20') of unobstructed width and an unobstructed vertical clearance of thirteen feet six inches (13'6") to allow for unimpeded access by fire apparatus in accordance with the Florida Fire Prevention Code, 8th edition (NFPA-1 Fire Code, 2021 Edition), § 1:18:2.3.5.1.1 & 18:2.3.5.1.2 and § 60-11(B) of the ULDC.

Per § 60-12 of the ULDC, required fire lanes must be provided, with the inner edge of the roadway not less than ten feet (10') and not more than thirty feet (30') from the building, and must extend not less than thirty feet (30') on each side of the major public entrance to a building, or unit of a building.

Based upon the Risk and Life Safety factors to be considered for this type of project, it is recommended that Fire Department Access be provided for 360° of the elevations for the proposed Sarasota Memorial Hospital. Be advised that the City of North Port Fire Rescue District's largest ladder truck is approximately 75' in length. This recommendation shall be in combination with impervious and pervious surfaces and meet the requirement set forth in the Florida Fire Prevention Code

*(FFPC), 8th Edition (NFPA-1 Fire Code, 2021 Edition), § 1:18.2.3, § 60-12 of the ULDC and accommodate fire apparatus.*

*Referencing the proposed Medical Office Building and Central Energy Plant. Per ULDC § 60-12. - Fire lanes and fire department accessibility to buildings:*

*E. In buildings up to two (2) stories, with fire sprinklers and alarms installed, at least one (1) elevation (side) of each building shall be accessible to the fire department.*

*(1) In buildings two (2) stories to four (4) stories, up to a maximum height of fifty (50) feet, with fire sprinklers and alarms installed, at least two (2) elevations (sides) of each building shall be accessible to the fire department.*

*(2) In buildings greater than four (4) stories, over fifty (50) feet in height, with fire sprinklers and alarms installed, at least three (3) elevations (sides) of each building shall be accessible to the fire department.*

*Dead-end roads more than one hundred fifty feet (150') must provide turning radii capabilities for fire apparatus as outlined in Florida Fire Prevention Code, 8th edition (NFPA-1 Fire Code, 2021 Edition), § 1:18.2.3.5.4, and § 37-32 and § 60-11(B) of the ULDC.*

*2. The following comments were sent with PRE-24-052 and must be evaluated and addressed at the*

*MAS stage:*

*1. Traffic impact study, along with all information and analyses requested in the comments sent with PRE-24-052, are missing from this submittal. See below for a copy of these previously sent comments. Please resubmit this package and include the information requested below:*

*1. Please submit a Traffic Impact Statement (TIS) that contains the following:*

*i. Proposed Daily Trips generated by the proposed development.*

*ii. Peak AM Hour Trips generated by the proposed development.*

*iii. Peak PM Hour Trips generated by the proposed development.*

*iv. Trip generation rates shall follow the criteria shown in the Institute of Transportations Engineers (ITE) Trip Generation Manual, Latest Edition.*

*v. A graphic distribution of trips from the proposed development to the roadway network.*

*vi. Perform a left turn lane warrant analysis in compliance with the National Cooperative Research Program (NCHRP) Publication 745.*

*vii. Perform a right turn lane warrant analysis in compliance with NCHRP Publication 279.*

*viii. The TIS should be signed and sealed by a professional engineer licensed by the State of Florida and qualified to prepare the TIS.*

*2. Perform traffic signal warrant analysis for driveway. A traffic signal is recommended to be able to stop traffic for entering/exit ambulances.*

*3. Evaluate compacity of Eldron Avenue and its intersection with Sumter (via La France Ave.) and Salford Boulevard. Eldron Avenue is an east-west roadway that lays just south of the future hospital site. It is possible that this will take on additional traffic due to the hospital and additional improvements such as stop signs, turn lanes, etc. may need to be completed prior to the hospital's opening.*

*3. The future detailed design of the stormwater management system must meet all requirements in the City of North Port Unified Land Development Code (ULDC) Stormwater Regulations. Detailed stormwater quality treatment calculations and water quantity attenuation analysis must be provided in the later detailed design applications. If the later detailed design includes hydraulic modeling that shows additional pond footprint will be needed, changes may be needed to the DMP for reapproval.*

*4. Minimum parking calculations be provided and supported with data for each phase of development (at the time of MAS or site development).*

*The motion carried on the following vote:*

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**6. GENERAL BUSINESS: TIME CERTAIN AT 1:00P.M.**

A. [24-0997](#) Discussion and Possible Action Regarding Warm Mineral Springs Park Phase I Cost Estimates, Review of Insurance Options, and Potential Next Steps for Phase II Improvements

Mayor White announced the item.

Mr. Fletcher introduced he item.

Ms. Pfundheller provided a presentation including overview, options for renovation, staff recommendation, insurance coverage, conservation easement, implementation of trail connector, preliminary discussions, recommended authorization for formal discussions, current balance of capital improvement project, projected fund balance, and next steps.

John Bryant, SweetSparkman, provided a presentation including background, charette held, Federal Emergency Management Agency (FEMA) and floodproofing, building code considerations, Option 1 and Option 2 overviews and comparisons, insurance considerations, and cost summary.

Commission questions and discussion took place regarding estimated costs, water and sewer connectivity, cyclorama restoration, cost, mothballing, prior approved Warm Mineral Springs development master plan, think tank discussion with representatives, mandala installation, fencing, and parking lot improvements.

Mr. Fletcher spoke to correspondence with representatives regarding think tank.

Commission questions and discussion continued regarding utilities.

Public Comment:

Ms. Faust read the following eComment into the record:

Jasmine Bowman: Expressed support of protecting and preserving WMS.

Rick Kilby: Expressed support of Option 2.

In person public comment:

Robin San Vicente: Expressed support of option 2.

Lorrie Muldowney: Expressed support of option 2.

Josh Smith: Expressed support of option 2.

Joan Morgan: Expressed support of option 2.

Chuck English: Expressed support of option 2.

David Duval: Expressed support of option 2.

Debbie Blackwell: Expressed opposition towards paving.

Steve Koski: Spoke to preservation of Warm Mineral Springs.

Mayor White requested a motion.

**A motion was made by Vice Mayor Stokes, seconded by Commissioner Langdon, to approve Option No. 2: Full restoration of admission building and a hybrid renovation of spa building to support current operations, maintaining historic designation, incorporating wet floodproofing measures, and preservation/mothballing of cyclorama until sufficient funding is available for restoration. The motion carried on the following vote:**

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**A motion was made by Vice Mayor Stokes, seconded by Commissioner Emrich, to direct the City Manager to pursue running utilities up Ortiz Boulevard to US 41. The motion carried on the following vote:**

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

Commission discussion continued regarding utilities and organizations for partnerships.

Christine Johnson, Conservation Foundation, spoke to conservation easement, green space, and request to start the negotiating process.

Jon Thaxton, Gulf Coast Community Foundation, spoke to opportunity for preservation, passive recreation park, public private partnership (P3) option, and funding.

Charles Hines, Trust for Public Land, spoke to connectivity, tail benefits, and funding.

Commission questions and discussion continued regarding concern with liability and safety, botanical garden, conservation easement flexibility, negotiation process, P3 option, restoration of 60-acres, negotiation timeline, funding, and future development and business interest.

**A motion was made by Commissioner Langdon, seconded by Commissioner McDowell, to direct the City Manager to work with staff to negotiate with the Conservation Foundation and the Gulf Coast Community Foundation for a conservation easement to the 60 acres adjacent to Warm Mineral Springs, explore the possibility of bringing in Selby Gardens or another botanical partner, and to identify a section of property for development as an alternative holistic health center. The motion carried on the following vote:**

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**A motion was made by Commissioner McDowell, seconded by Vice Mayor Stokes, to direct the City Manager to explore funding options for Legacy Trail extension to Warm Mineral Springs. The motion carried on the following vote:**

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**A motion was made by Vice Mayor Stokes, seconded by Commissioner McDowell, to direct the City Manager to come back with changes necessary to change the density of the 60 acres to the pre-P3 conditions.**

Commission questions and discussion took place regarding pre-P3 language above density and development rights.

**The motion failed on the following vote:**

**No:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

***A motion was made by Commissioner Langdon, seconded by Vice Mayor Stokes, to direct the City Manager to work with staff to explore the feasibility or probability of annexing Ortiz Boulevard and to bring back to Commission a draft document of next steps, issues and opportunities, and potential timeline for annexation.***

Commission discussion took place regarding opportunities and options, utilities increasing annexation interests, and discussion with Sarasota County Administrator.

Ms. Slayton spoke to public notice.

Commission discussion continued regarding context of next steps.

***The motion failed on the following vote:***

**Yes:** 1 - Commissioner Langdon

**No:** 4 - Commissioner Emrich, Commissioner McDowell, Mayor White and Vice Mayor Stokes

Recess was taken from 3:18 p.m. until 3:28 p.m.

### **PUBLIC HEARINGS - Continued:**

### **ORDINANCE - FIRST READINGS:**

- B.** [ORD. NO. 2024-34](#) An Ordinance of the City of North Port, Florida, Amending the Code of the City of North Port, Florida, Appendix A – City Fee Structure; Amending City-Wide Fees, Development Services Fees, Fire Rescue District Fees, Police Fees, Parks and Recreation Fees, Solid Waste Fees, Utilities Fees, Road and Drainage District Fees, and Social Services Fees; Providing for Findings; Providing for Conflicts; Providing for Severability; Providing for Codification; and Providing an Effective Date.

Mayor White announced the item and requested a motion to direct the City Clerk to read by title only.

***A motion was made by Commissioner McDowell, seconded by Commissioner Langdon, to direct the City Clerk to read the Ordinance by title only. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

Ms. Faust read the Ordinance by title only.

Mr. Fletcher introduced the item.

Commission questions and discussion took place regarding mobile food truck business tax receipts, police special detail fees, Tribute Program, Achieve Anything, and fees for illegal utility connections.

There was no public comment.

Mayor White closed the public hearing and requested a motion.

Mr. Fletcher noted police did not intend to increase their rates.

***A motion was made by Commissioner Langdon, seconded by Vice Mayor Stokes, to continue Ordinance No. 2024-34 to second reading on September 24, 2024. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**C. [ORD. NO. 2024-33](#)**

An Ordinance of the City of North Port, Florida, Updating References to the City Fee Schedule Throughout the Code of the City of North Port, Florida and Unified Land Development Code; Removing References to Specific Dollar Amounts for Fees in Article IX, Code Enforcement, of Chapter 2, Administration, and Article IV, Abandoned Property, of Chapter 42, Nuisances, of the Code of the City of North Port, Florida; Providing for Findings; Providing for Conflicts; Providing for Severability; Providing for Codification; and Providing an Effective Date.

Mayor White announced the item and requested a motion to direct the City Clerk to read by title only.

***A motion was made by Commissioner Langdon, seconded by Commissioner McDowell, to direct the City Clerk to read the Ordinance by title only. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

Ms. Faust read the Ordinance by title only.

Mr. Fletcher introduced the item.

Commission questions and discussion took place regarding title block.

There was no public comment.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Commissioner McDowell, seconded by Vice Mayor Stokes, to continue Ordinance No. 2024-33 to second reading on September 24, 2024 amending the title block in the matter the City Attorney deems necessary to capture the deletion in Line 101. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**D. [ORD. NO. 2024-35](#)**

An Ordinance of the City of North Port, Florida, Adopted as a Curative Law to Ratify, Validate, and Confirm all Resolutions that Adopted or Amended the City's Non-District Budget and/or the Capital Improvement Budget for Fiscal Years 2021-2022, 2022-2023, and 2023-24; Declaring the Resolutions and the Related Budgetary Actions to be Legal and Valid in all Respects; Providing for Findings; Providing for Conflicts; Providing for Severability; Providing for Retroactive Application to the Effective Dates of

the Referenced Resolutions; and Providing an Effective Date.

Mayor White announced the item and requested a motion to direct the City Clerk to read by title only.

***A motion was made by Commissioner Langdon, seconded by Vice Mayor Stokes, to direct the City Clerk to read the Ordinance by title only. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

Ms. Faust read the Ordinance by title only.

Mr. Fletcher introduced the item.

There were no Commission questions or discussion.

There was no public comment.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Commissioner Langdon, seconded by Vice Mayor Stokes, to continue Ordinance No. 2024-35 to second reading on September 24, 2024. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**E.** [ORD. NO. 2024-36](#)

An Ordinance of the City of North Port, Florida, Amending the Non-District Budget and Capital Improvement Budget for Fiscal Year 2023-2024 for Hurricane Ian Repairs and Environmental Park Repairs in the Amount of \$4,350,302; Providing for Findings; Providing for Posting; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Mayor White announced the item and requested a motion to direct the City Clerk to read by title only.

***A motion was made by Vice Mayor Stokes, seconded by Commissioner Langdon, to direct the City Clerk to read the Ordinance by title only. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

Ms. Faust read the Ordinance by title only.

Mr. Fletcher introduced the item.

There were no Commission questions or discussion.

There was no public comment.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Vice Mayor Stokes, seconded by Commissioner Langdon, to continue Ordinance No. 2024-36 to second reading on September 24, 2024. The motion carried on the following vote:***

Yes: 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**ORDINANCE - SECOND READING:**

F. [ORD. NO. 2024-12](#) 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; Updating Impact Fee Rate Schedules for the City's Transportation Impact Fees; Providing for Conflicts; Providing for Severability; Providing for Codification; and Providing an Effective Date.

Mayor White announced the item and called on the City Clerk to read by title only.

Ms. Faust read the Ordinance by title only.

Mr. Fletcher introduced the item.

Commission questions and discussion took place regarding 2011 Impact Fee study, process for increase, Florida Statute requirements, ability to obtain 100%, transportation impact fees, and timeline for updated mobility and transportation impact studies.

There was no public comment.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Vice Mayor Stokes, seconded by Commissioner Emrich, to adopt Ordinance No 2024-12 as presented. The motion carried on the following vote:***

Yes: 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**RESOLUTIONS:**

G. [RES. NO. 2024-R-29](#) A Resolution of the City Commission of the City of North Port, Florida, Vacating a Portion of the Platted Rear 20-foot Maintenance Easement for Lot 2, Block 1604 of the 32nd Addition to the Port Charlotte Subdivision; Providing for Findings; Providing for Recording; Providing for Conflicts; Providing for Severability; and Providing an Effective Date (VAC-24-039). (QUASI-JUDICIAL)

Mayor White announced the item, stated this is a quasi-judicial hearing, and called on the City Clerk to read by title only.

Ms. Faust read the Resolution by title only and swore in those wishing to provide testimony.

Mayor White called for disclosure of ex-parte communications.

There were no ex parte communications.

Ms. Faust stated there were no aggrieved parties.



The applicant was not present.

Mr. Brown, being duly sworn, provided a presentation including property information, overview, background, review process, compliance with Florida Statute and Unified Land Development Code, and staff recommendation.

There were no rebuttals.

There was no public comment.

Commission discussion took place regarding impact of single-family homes on the environment.

There were no closing arguments.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Commissioner Langdon, seconded by Commissioner McDowell, to approve Resolution No. 2024-R-29 as presented. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**H. [RES. NO. 2024-R-31](#)**

A Resolution of The City Commission of The City of North Port, Florida, Vacating the Rear Utility and Drainage Easements for Lot 11, Block 1391, 28th Addition to Port Charlotte Subdivision; Providing for Findings; Providing for Recording; Providing for Conflicts; Providing for Severability; and Providing an Effective Date. (QUASI-JUDICIAL)

Mayor White announced the item, stated this is a quasi-judicial hearing, and called on the City Clerk to read by title only.

Ms. Faust read the Resolution by title only and swore in those wishing to provide testimony.

There were no ex parte communications.

Ms. Faust stated there were no aggrieved parties.

The applicant was not present.

Mr. Brown, being duly sworn, provided a presentation including property information, overview, background, review process, compliance with Florida Statutes and Unified Land Development Code, and staff recommendation.

There were no rebuttals.

There was no public comment.

There were no Commission questions or discussion.

There were no closing arguments.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Commissioner McDowell, seconded by Vice Mayor Stokes, to approve Resolution No. 2024-R-31 as presented. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

- I. [RES. NO. 2024-R-36](#) A Resolution of the City Commission of the City of North Port, Florida, Approving and Authorizing the Mayor to Execute the State of Florida Department of Transportation Locally Funded Agreement for the Design of a replacement Bridge No. 175030, Inkwood Drive Bridge over Littlefield Waterway; Providing for Incorporation of Recitals; Providing for Conflicts; Providing for Severability; and Providing an Effective Date

Mayor White announced the item and called on the City Clerk to read by title only.

Ms. Faust read the Resolution by title only.

Mr. Fletcher introduced the item.

There were no Commission questions or discussion.

There was no public comment.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Vice Mayor Stokes, seconded by Commissioner McDowell, to adopt Resolution No. 2024-R-36 as presented. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

- J. [RES. NO. 2024-R-38](#) A Resolution of the City Commission of the City of North Port, Florida Authorizing the Issuance of Not Exceeding \$ 60,000,000 in Aggregate Principal Amount of City of North Port, Florida Infrastructure Sales Surtax Revenue Bonds, Series 2024, to Finance Costs of Certain Transportation Related Capital Improvements; Pledging Proceeds of the Local Government Infrastructure Sales Surtax Received by the City and Certain Other Funds to Secure Payment of the Principal of and Interest on Bonds Issued Hereunder; Providing for the Rights of the Holders of Bonds Issued Hereunder; Making Certain Other Covenants and Agreements in Connection with Bonds Issued Hereunder; Authorizing the Awarding of Said Series 2024 Bonds Pursuant to a Public Bid; Delegating Certain Authority to the City Manager for the Award of the Series 2024 Bonds and the Approval of the Terms and Details of Said Series 2024 Bonds; Appointing the Paying Agent and Registrar for said Series 2024 Bonds; Authorizing the Distribution of a Preliminary Official Statement and the Execution and Delivery of an Official Statement with Respect to Such Series 2024 Bonds; Authorizing the Use of an Official Notice of Sale and the Publication of a Summary Thereof; Authorizing the Execution and Delivery of a Continuing Disclosure Certificate for the Series 2024 Bonds;

Delegating Authority to the City Manager with Respect to the Potential Procurement of Municipal Bond Insurance for the Series 2024 Bonds; Delegating Authority to the City Manager to Determine the Reserve Account Requirement for the Series 2024 Bonds and Whether to Utilize a Reserve Account Insurance Policy with Respect Thereto; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Mayor White announced the item and called on the City Clerk to read by title only.

Ms. Faust read the Resolution by title only.

Mr. Fletcher introduced the item.

Commissioner McDowell expressed concern regarding exclusion of Price Boulevard in the title block, capital improvements language, definition of project and 2024 projects, variable rates, broad language regarding accounts for project funding.

Ms. Slayton spoke to procedure, bond issuance for approved projects, and only bonds currently approved by the city and responded to questions regarding common practice.

Commission questions and discussion continued regarding preliminary official statement 2024 project, and updated estimates and budgetary restraints.

There was no public comment.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Vice Mayor Stokes, seconded by Commissioner Langdon, to adopt Resolution No. 2024-R-38 as presented. The motion carried on the following vote with Commissioner McDowell dissenting for reasons stated:***

**Yes:** 4 - Commissioner Emrich, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**No:** 1 - Commissioner McDowell

**K.** [RES. NO. 2024-R-40](#)

A Resolution of the City Commission of the City of North Port, Florida, Approving and Authorizing the Mayor to Execute the State of Florida Department of Transportation Locally Funded Agreement to Provide Funds to the Department to Support the Construction and Construction Engineering Inspection of Both I-75 at Sumter Boulevard and I-75 at Toledo Blade Boulevard Interchange Improvements; Providing for Incorporation of Recitals; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Mayor White announced the item and called on the City Clerk to read by title only.

Ms. Faust read the Resolution by title only.

Mr. Fletcher introduced the item.

There were no Commission questions or discussion.

There was no public comment.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Vice Mayor Stokes, seconded by Commissioner Langdon, to adopt Resolution No. 2024-R-40 as presented. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

- L. [RES. NO. 2024-R-45](#) A Resolution of the City of Commission of the City of North Port, Florida, Providing for the Approval and Execution of the State-Funded Grant Agreements Between the City of North Port and the State of Florida Department of Transportation Regarding the Reconstruction of Drainage Under Price Boulevard at the Blueridge Waterway, MacCaughy Waterway, Lagoon Waterway, and Creighton Waterway; Providing for Incorporation of Recitals; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Mayor White announced the item and called on the City Clerk to read by title only.

Ms. Faust read the Resolution by title only.

Mr. Fletcher introduced the item.

There were no Commission questions or discussion.

There was no public comment.

Mayor White closed the public hearing and requested a motion.

***A motion was made by Commissioner McDowell, seconded by Commissioner Emrich, to adopt Resolution No. 2024-R-45 as presented. The motion carried on the following vote:***

**Yes:** 4 - Commissioner Emrich, Commissioner McDowell, Mayor White and Commissioner Langdon

**Not Present:** 1 - Vice Mayor Stokes

- M. [RES. NO. 2024-R-59](#) A Resolution of the City Commission of the City of North Port, Florida, Stating That the City Has No Objection to Proposed Legislation Amending Chapter 2004-456, Laws of Florida, Which Creates and Governs the West Villages Improvement District; Providing for Incorporation of Recitals; Providing for Conflicts; Providing for Severability; and Providing an Effective Date.

Mayor White announced the item and called on the City Clerk to read by title only.

Ms. Faust read the Resolution by title only.

Mr. Fletcher introduced the item and informed Commission of the need to continue the item.

***A motion was made by Commissioner McDowell, seconded by Commissioner***

*Langdon, to continue Resolution No. 2024-R-59 to a date to be determined. The motion carried on the following vote:*

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**GENERAL BUSINESS - CONTINUED:**

**B. [24-1349](#)** Discussion and Possible Action Regarding the City Attorney's Resignation, Including the Potential Appointment of an Interim City Attorney and Filling the Upcoming City Attorney Vacancy

Mayor White announced the item.

Ms. Slayton introduced the item.

Commission questions and discussion took place regarding support of Ms. Slayton and interim position salary increase.

Public Comment:

David Duval: Spoke to interim position.

Mayor White requested a motion.

*A motion was made by Commissioner Langdon, seconded by Vice Mayor Stokes, to accept City Attorney Slayton's resignation effective September 25, 2024. The motion carried on the following vote:*

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

*A motion was made by Commissioner McDowell, seconded by Commissioner Langdon, to appoint Deputy City Attorney Golen as Interim City Attorney effective September 26, 2024 at an annual salary increase of 10% above current salary.*

Mr. Golen stated he would accept the interim position.

*The motion carried on the following vote:*

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

Commission questions and discussion continued regarding next steps for hiring, market information, prior City Manager vacancy process, and use of Senior Recruiter staff.

*A motion was made by Commissioner Langdon, seconded by Vice Mayor Stokes, to direct the City Manager to work with Human Resources Department in selecting a recruiting firm and schedule an agenda item for discussion regarding qualification parameters and a recommended salary range. The motion carried on the following vote:*

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**C. [24-1163](#)** Discussion and Possible Action Regarding Approval to Transition the City of North Port Tribute Program Relating to Tree, Bench and Paver Donations From a City Commission Approved Program to an Administrative Regulation, as Revised.

Mayor White announced the item.

Mr. Fletcher introduced the item.

Ms. Pfundheller spoke to prior Commission discussion and revisions made.

Commission questions and discussion took place regarding justification for administrative program.

There was no public comment.

Mayor White requested a motion.

***A motion was made by Vice Mayor Stokes, seconded by Commissioner Emrich, to transition the City of North Port Tribute Program relating to tree, bench and paver donations from a City Commission approved program to an Administrative Regulation, as revised. The motion carried on the following vote with Commissioner McDowell dissenting due to removing Commission oversight and ability for citizen input.***

**Yes:** 4 - Commissioner Emrich, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**No:** 1 - Commissioner McDowell

**D. [24-1336](#)** Discussion and Possible Action Regarding Approval of the July 23, 2024, City Commission Regular Meeting Minutes.

Mayor White announced the item.

Ms. Faust introduced the item.

There were no Commission questions or discussion.

There was no public comment.

Mayor White requested a motion.

***A motion was made by Commissioner McDowell, seconded by Commissioner Langdon, to approve the July 23, 2024 meeting minutes as presented with the recommended changes. The motion carried on the following vote:***

**Yes:** 5 - Commissioner Emrich, Commissioner McDowell, Mayor White, Vice Mayor Stokes and Commissioner Langdon

Recess was taken from 5:06 p.m. until 5:16 p.m.

**E. [24-1356](#)** Discussion and Possible Action Regarding Adjustment of City Commissioner's Annual Salary.

Mayor White announced the item.

Mr. Fletcher introduced the item.

Commission questions and discussion took place regarding average population age, broadening candidate base, Commissioner duties, compensation of surrounding municipalities, prior review and approval of formula, comparison to similar cities based on

population, retirement and benefit packages, workload, and candidates.

Public Comment:

Josh Smith: Expressed opposition to salary increase without tiered increases.

David Duval: Expressed opposition of the salary increase and spoke to service.

Mayor White requested a motion.

***A motion was made by Commissioner McDowell, seconded by Vice Mayor Stokes, to update the 2018 chart that was used in 2022-18 to increase the base salary to \$6,000 leaving all other formulas as is currently, effective November 5, 2024.***

Commission questions and discussion took place regarding current base salary, FY 25 population figures, current estimate based on ordinance versus proposed estimated increase, peer comparisons, and Florida Statute chart adjustments.

***The motion failed on the following vote:***

**Yes:** 1 - Commissioner McDowell

**No:** 4 - Commissioner Emrich, Mayor White, Vice Mayor Stokes and Commissioner Langdon

Commission questions and discussion took place regarding options to establish a compromised increase, and partial increase over two years.

Mr. Fletcher noted the City of Sarasota and City of North Port are the only two in Sarasota County that utilize the population-based salary.

Commission questions and discussion continued regarding accelerated increases.

***A motion was made by Commissioner Langdon, seconded by Commissioner Emrich, to direct the City Attorney to amend Sec. 2-23. Declaration of salary; payment, (4) Salary calculation of the Code of the City of North Port, Florida, to reflect changes to update the Base Salary rate used in the City Commission Compensation formula to \$7,500 and include in an Ordinance for first reading on September 24, 2024, with second reading on October 8, 2024. The motion carried on the following vote with Commissioner McDowell dissenting due to 27% increase.***

**Yes:** 4 - Commissioner Emrich, Mayor White, Vice Mayor Stokes and Commissioner Langdon

**No:** 1 - Commissioner McDowell

## **8. PUBLIC COMMENT:**

Josh Smith: Spoke to Warm Mineral Springs and opposition to salary increase.

## **9. COMMISSION COMMUNICATIONS:**

**A.** [24-0296](#) Commissioner Emrich's Communications

Commissioner Emrich did not provide a report.

**B.** [24-0245](#) Commissioner Langdon's Communications

Commissioner Langdon reported on important topics.

C. [24-0264](#) Commissioner McDowell's Communications  
Commissioner McDowell did not provide a report.

D. [24-1348](#) Vice Mayor Stokes' Communications  
Vice Chair Stokes did not provide a report.

E. [24-0315](#) Mayor White's Communications  
Mayor White reported on important topics.

**10. ADMINISTRATIVE AND LEGAL REPORTS:**

Mr. Fletcher did not provide a report.

Ms. Slayton did not provide a report.

Ms. Faust did not provide a report.

**11. ADJOURNMENT:**

Mayor White adjourned the meeting at 6:37 p.m.

City of North Port, Florida

By: \_\_\_\_\_  
Alice White, Mayor

Attest: \_\_\_\_\_  
Heather Faust, City Clerk