

I. BACKGROUND

On December 20, 2022, the Planning & Zoning Division received an application petitioning the City of North Port to grant a vacation of a portion of the platted rear 20-foot Maintenance Easement and a portion of the platted rear 10-foot Drainage and Utility Easement located on Lot 23, Block 1936, Forty-First Addition to Port Charlotte Subdivision. The applicant is requesting to vacate a 570.32 sq ft portion of the platted 20-foot rear maintenance easement and a 31.73 sq ft portion of the platted 10-foot rear drainage and utility easement, in order to allow an existing pool, pool deck, and screened enclosure to remain. The subject property is zoned Residential Single-Family (RSF-2) with a Future Land Use designation of Low Density Residential.



Location of the property

II. PROJECT SUMMARY (CONTINUED)

The property owners, Miroslaw Czekanski and Michaela Berner-Czekanski, purchased the property on November 2, 2022. After the purchase, the homeowners were informed of certain nonconformities on the property. One nonconformity was an existing pool, pool deck, and screened enclosure (collectively known as the “pool” here forth) located within the rear maintenance and drainage and utility easements. The property owners are requesting this vacation of easement to allow the existing pool to remain. If approved, the pool would be permitted to remain and the nonconformity would be rectified. If denied, the pool would need to be removed or relocated outside of the easements. The request may also be partially approved to allow a specific portion of the easements to be vacated. If a partial request is granted, then the remaining portion of the pool would need to be relocated or removed. According to the Sarasota County Property Appraiser, the pool and associated deck and screen were constructed in 1984, having existed for approximately 39 years, and occupy a total of 1,386 sq ft. The structures impede approximately 602.05 sq ft into the rear platted easements— 570.32 sq ft of the maintenance easement (Figure 1) and 31.73 sq ft of the utility and drainage easement (Figure 2). The property has a single-family home and no active building permits.

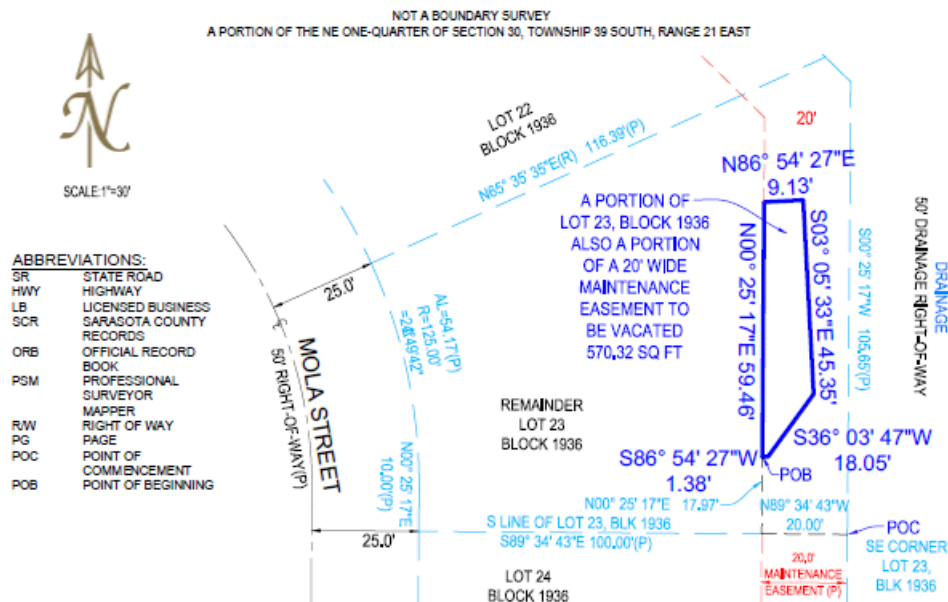


Figure 1—Sketch and description of portion of twenty (20) foot maintenance easement to be vacated

III. REVIEW PROCESS (CONTINUED)

Note that AmeriGas was provided the utility agency review form on March 10, 2023 with a deadline of March 20, 2023. No response was received within the ten (10) day review period and thus, it is assumed they have no objection to this request.

Based on the responses received, the request to vacate a portion of the rear 20-foot Maintenance Easement meets the following:

1. It is a vacation of a public easement.
2. The easement is not needed to provide City service to any property.
3. No public utilities or City facilities are located or planned to be located in the area.
4. The easement is not necessary to any logical extension of public utility service, sanitary sewer service, drainage or other City services to any property in the future, or an alternate and equally acceptable easement of such extension has been dedicated to the City.

CITY ATTORNEY REVIEW

The City Attorney has reviewed the accompanying Resolution 2023-R-33 as to form and correctness.

IV. DATA AND ANALYSIS

FLORIDA STATUTES

FLORIDA STATUTES CHAPTER 177

Chapter 177 of the Florida Statutes provides requirements that regulate and control the platting of lands. Furthermore, Chapter 177.101 of the Florida Statutes lists the actions needed in making an application for vacation of plats either in whole or in part. The individual requesting a partial vacation of plat must give notice of their intention to apply to the governing body to vacate the plat by publishing a legal notice in a newspaper of general circulation in the county in which the tract or parcel of land is located, in not less than two weekly issues of said paper, and must attach to the petition for vacation the proof of said publication, together with proof that taxes have been paid.

Findings & Conclusion: The warranty deed provided to the City as a part of the application established that the applicant owns the fee simple title of the subject property (**Exhibit A**). Based on staff review (see Section III), as well as the due-diligence correspondence with Utility agencies, it is determined that this vacation of the platted rear Maintenance and Utility and Drainage Easements does not affect the ownership or right of convenient access of persons owning any other parts of the subdivision. The property owners filed a notice of intent to petition the City of North Port to vacate a portion of the rear Maintenance Easement by publishing a legal notice in the North Port Sun newspaper on March 31,

IV. DATA AND ANALYSIS (CONTINUED)

FLORIDA STATUTES

2023 and April 7, 2023 (**Exhibit C—Notices of Intent**). Additionally, the applicants provided to the City of North Port Planning and Zoning Division, an application to request a vacation of platted rear Maintenance and Drainage and Utility Easements, a Publisher's Affidavit, certification that taxes have been paid, and all other requisite documents (**Exhibit D— Certification that all applicable taxes have been paid**).

ULDC

CHAPTER 53 ZONING REGULATIONS

The Unified Land Development Code (ULDC) contains regulations that govern the development and land use within the incorporated area of the City of North Port, Florida. Chapter 53 of the ULDC, Part 4. Administrative Provisions, Article XXVIII. Administration and Enforcement, Sec. 53-267.D. allows for a vacation of platted easements provided that platted easements shall be vacated in accordance with Florida Statutes Chapter 177.

Findings & Conclusion: Staff reviewed the Petition VAC-22-272 relative to ULDC Chapter 53—Zoning Regulations. Pursuant to the provisions in Florida Statutes Chapter 177.101, the property owners did file a notice of intent to apply to the City of North Port Planning & Zoning Division for two weekly issues on March 31, 2023 and April 7, 2023. Additionally, the applicants provided to the City of North Port Planning and Zoning Division, an application to request a vacation of a portion of the platted rear Maintenance and Utility and Drainage Easements, a Publisher's Affidavit, certification that taxes have been paid, and all requisite documents.

Staff concludes that the proposed Petition VAC-22-272 is consistent with Chapter 53 of the ULDC.

IV. RECOMMENDED MOTIONS

PLANNING AND ZONING ADVISORY BOARD—

The Planning and Zoning Division recommends that the Planning & Zoning Advisory Board recommend approval of VAC-22-272 and motion as follows:

IV. RECOMMENDED MOTIONS (CONTINUED)

I move to find Petition No. VAC-22-272, consistent with the City of North Port Comprehensive Plan based on the competent substantial evidence as presented and recommend the City Commission approve Resolution No. 2023-R-33.

CITY COMMISSION—

The City Commission approve VAC-22-272, Resolution 2023-R-33 and motion as follows:

I move to find Petition No. VAC-22-272, Resolution 2023-R-33, the vacation of 570.32 square feet of the platted rear 20 foot maintenance easement and 31.73 square feet of the platted rear 10 foot utility and drainage easement of Lot 23, Block 1936, Forty-First Addition to Port Charlotte Subdivision is consistent with City of North Port Unified Land Development Code and the State Statutes based on the competent substantial evidence as presented and approve Resolution 2023-R-33.

V. ALTERNATIVE MOTIONS

PLANNING AND ZONING ADVISORY BOARD—

1. **RECOMMEND PARTIAL APPROVAL** of Petition No. VAC-22-272.

I move to find Petition No. VAC-22-272, consistent with the City of North Port Comprehensive Plan based on the competent substantial evidence as presented and recommend the City Commission approve Resolution No. 2023-R-33, vacating [insert sq ft] of the maintenance easement and [insert sq ft] of the utility and drainage easement.

2. **RECOMMEND DENIAL** of Petition No. VAC-22-272.

I move to find Petition No. VAC-22-272, not consistent with the City of North Port Comprehensive Plan based on the competent substantial evidence as presented and recommend the City Commission deny Resolution No. 2023-R-33.

CITY COMMISSION—

1. **PARTIAL APPROVAL** of Petition No. VAC-22-272.

I move to find Petition No. VAC-22-272, Resolution 2023-R-33, the vacation of 570.32 square feet of the platted rear 20 foot maintenance easement and 31.73 square feet of the platted rear 10 foot utility and drainage easement of Lot 23, Block 1936, Forty-First Addition to Port Charlotte Subdivision is consistent with City of North Port Unified Land Development Code and the State Statutes based on the competent substantial evidence as presented

V. ALTERNATIVE MOTIONS (CONTINUED)

and partially approve Resolution 2023-R-33, vacating [insert sq ft] of the maintenance easement and [insert sq ft] of the utility and drainage easement.

2. **DENIAL** of Petition No. VAC-22-272.

I move to find Petition No. VAC-22-272, Resolution 2023-R-33, the vacation of 570.32 square feet of the platted rear 20 foot maintenance easement and 31.73 square feet of the platted rear 10 foot utility and drainage easement of Lot 23, Block 1936, Forty-First Addition to Port Charlotte Subdivision is not consistent with City of North Port Unified Land Development Code and the State Statutes based on the competent substantial evidence as presented and deny Resolution 2023-R-33.

VI. PUBLIC HEARING SCHEDULE

Planning & Zoning Advisory Board Public Hearing	April 20, 2023 9:00 AM or as soon thereafter
City Commission Public Hearing	May 9, 2023 10:00 AM or as soon thereafter

VII. EXHIBITS

A.	Warranty Deed and Affidavit
B.	Notification to Utility Agencies and Responses
C.	Notices of Intent
D.	Certification that all applicable taxes have been paid

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2022187261 2 PG(S)

12/2/2022 3:21 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 2948522

PREPARED BY AND RETURN TO:

Clifford King
CMK Law
2839 Fruitville Road, Suite 102
Sarasota, Florida 34237
(941) 404-8800
File No. 4358-4

Doc Stamp-Deed: \$1,540.00

WARRANTY DEED

This Warranty Deed is made by Clemens Kleber, hereinafter referred to as "Grantor", whose post office address is 66540 Neunkirchen Str 122 Kuchenberg Germany 66540, to Miroslaw Czekanski and Michaela Berner-Czekanski, husband and wife, whose post office address is 5452 Beneva Woods Circle, Sarasota, FL 34233, hereinafter referred to as "Grantee".

Grantor, in consideration of the sum of TEN and NO/100 DOLLARS (\$10.00) and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby conveys to Grantee, its successors and assigns forever, the following described real property in Sarasota County, Florida:

Lot 23, Block 1936, Forty-First Addition to Port Charlotte Subdivision, according to the plat thereof recorded in Plat Book 16, Pages 42, 42A through 42F, inclusive, of the Public Records of Sarasota County, Florida.

The Property Appraiser's Parcel Identification Number of the above-described real property is 0995-19-3623.

Subject to valid easements, reservations and restrictions of record, governmental regulations and real property taxes for the current year.

Grantor warrants and represents that the foregoing property is not the homestead of Grantor nor is it contiguous thereto.

Grantor hereby covenants with Grantee that Grantor is lawfully seized of the property in the manner heretofore described; that Grantor has good right and lawful authority to sell and convey the property; that Grantor hereby fully warrants the title to the property and will defend the title against the lawful claims of all persons whomsoever; and that the property is free of all encumbrances not set forth herein.

Executed this 2nd day of november, 2022.

WITNESSES:

Arlona Otto
Signature of First Witness

Clemens Kleber
Signature of Notary Public

Arlona Otto
Print Name of First Witness

L. Schreiber
Signature of Second Witness

Lara Schreiber
Print Name of Second Witness

COUNTRY OF Germany
PROVINCE OF Saarland

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this 2nd day of november, 2022, by Clemens Kleber.

Matthias Beck
Signature of Notary Public
Print, Type/Stamp Name of Notary
Commission Expiration: 2033



Notar Dr. Matthias Beck
Bahnhofstr. 47 • 66530 Neunkirchen
Tel. (0 68 21) 9 31 62-0 • Fax 9 31 62-10

Personally Known: OR Produced Identification:
Type of Identification
Produced: _____

AFFIDAVIT

I (the undersigned), MIROSLAW CZEKANSKI being first duly sworn, depose and say that I am the owner, attorney, attorney-in-fact, agent, lessee or representative of the owner of the property described and which is the subject matter of the proposed application; that all answers to the questions in this application, and all sketches, data and other supplementary matter attached to and made a part of the application are honest and accurate to the best of my knowledge and belief. I understand this application must be complete and accurate before the application can be processed or hearing can be advertised, and that I am authorized to sign the application by the owner or owners. I authorize City of North Port staff and agents to visit the site as necessary for proper review of this application. *If there are any special conditions such as locked gates, restricted hours, guard dogs, etc., please provide the name and telephone number of the individual who can allow access.*

Sworn and subscribed before me this 11/30/2022 day of _____, 20____

[Signature] _____ MIROSLAW CZEKANSKI
Signature of Applicant or Authorized Agent Print Name and Title

STATE OF FLORIDA COUNTY OF SARASOTA

The foregoing instrument was acknowledged by me this 30 day of NOVEMBER, 2022, by MIROSLAW CZEKANSKI who is personally known to me or has produced DRIVERS LICENSE as identification.

[Signature]
Signature - Notary Public



AFFIDAVIT
AUTHORIZATION FOR AGENT/APPLICANT

I, MIROSLAW CZEKANSKI, property owner, hereby authorize Clifford King to act as Agent on our behalf to apply for this application on the property described as (legal description) _____

[Signature] _____ 11/30/2022
Owner Date

STATE OF FLORIDA COUNTY OF SARASOTA

The foregoing instrument was acknowledged by me this 30 day of NOVEMBER, 2022, by MIROSLAW CZEKANSKI who is personally known to me or has produced FLDL as identification.

[Signature]
Signature - Notary Public

(Place Notary Seal Below)



Exhibit B



City of North Port
PLANNING DIVISION
Neighborhood Development Services
4970 City Hall Boulevard
North Port, FL 34286
Office: 941.429.7229
Fax: 941.429.7154



VACATION OF EASEMENT

DATE: March 10, 2023

PETITION NO: VAC-22-272

TO:

North Port Public Works
Amerigas
Florida Power and Light
Planning & Zoning

North Port Utilities
Comcast Cable/Truenet Communications Mike Little,
Frontier Communications
Fire/Rescue

Please see the attached information concerning the request for vacation of easement for the property described as:

Lots 23, Block 1936, of the 41st Addition to the Port Charlotte Subdivision, according to Plat thereof recorded in Plat Book 16, Page 42-42F, of the Public Records of Sarasota County, Florida, also known as street address: 3134 Mola Street, North Port, FL, 34287.

The vacation of the easement (Please check the appropriate response)

[checked] Is Granted [] Is not Granted [] Is Granted with Conditions

If vacation of easement is not granted or conditions apply, please state below:

Please respond by March 20, 2023 which is (10) ten days from receipt. If after (10) ten days a response is not received, it will be assumed there is no issue with the vacation of easement.

Kevin Murphy Digitally signed by Kevin Murphy Date: 2023.03.13 08:31:14 -04'00'

Signature

941-356-1489

Phone No.

3/13/2023

Date

Comcast

Name of Utility

Please email responses to nfossick@northportfl.gov

NOTICE: The information contained in this document may be confidential and/or legally privileged information intended for the use of the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any copying, dissemination or distribution of confidential or privileged information is strictly prohibited. If you have received this communication in error, please immediately notify us by telephone.

If you received this in error or do not receive all the pages, please contact the Planning Division at 941.429.7156

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The vacation of the easement (Please check the appropriate response)

[checked] Is Granted [] Is not Granted [] Is Granted with Conditions

If vacation of easement is not granted or conditions apply, please state below:

Please respond by March 20, 2023 which is (10) ten days from receipt. If after (10) ten days a response is not received, it will be assumed there is no issue with the vacation of easement.

Peter J. Marietti III Digitally signed by Peter J. Marietti III
Date: 2023.03.16 07:25:47 -04'00'

Signature

941.240.8180

Phone No.

3/16/2023

Date

North Port Fire Rescue

Name of Utility

Please email responses to nfossick@northportfl.gov

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PETITION NO: VAC-22-272

TO:

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Amerigas
Florida Power and Light
Planning & Zoning

North Port Utilities
Comcast Cable/Truenet Communications Mike Little,
Frontier Communications
Fire/Rescue

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The vacation of the easement (Please check the appropriate response)

Is Granted (checked), Is not Granted, Is Granted with Conditions

If vacation of easement is not granted or conditions apply, please state below:

Please respond by March 20, 2023 which is (10) ten days from receipt. If after (10) ten days a response is not received, it will be assumed there is no issue with the vacation of easement.

Signature (handwritten)
Phone No. (941) 423-4847

Date 03-13-23
Name of Utility Florida Power & Light

Please email responses to nfossick@northportfl.gov

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VACATION OF EASEMENT

DATE: March 10, 2023

PETITION NO: VAC-22-272

TO:

North Port Public Works
Amerigas
Florida Power and Light
Planning & Zoning

North Port Utilities
Comcast Cable/Truenet Communications Mike Little,
Frontier Communications
Fire/Rescue

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The vacation of the easement (Please check the appropriate response)

[checked] Is Granted [] Is not Granted [] Is Granted with Conditions

If vacation of easement is not granted or conditions apply, please state below:

Please respond by March 20, 2023 which is (10) ten days from receipt. If after (10) ten days a response is not received, it will be assumed there is no issue with the vacation of easement.

Stephen A. Waidley Digitally signed by Stephen A. Waidley Date: 2023.03.10 13:47:35 -05'00'

Signature

(941) 266-9218

Phone No.

3/10/2023

Date

Frontier Florida LLC

Name of Utility

Please email responses to nfossick@northportfl.gov

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DATE: March 10, 2023

PETITION NO: VAC-22-272

TO:

North Port Public Works
Amerigas
Florida Power and Light
Planning & Zoning

North Port Utilities
Comcast Cable/Truenet Communications Mike Little,
Frontier Communications
Fire/Rescue

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The vacation of the easement (Please check the appropriate response)

[X] Is Granted [] Is not Granted [] Is Granted with Conditions

If vacation of easement is not granted or conditions apply, please state below:

Please respond by March 20, 2023 which is (10) ten days from receipt. If after (10) ten days a response is not received, it will be assumed there is no issue with the vacation of easement.

Tony Payne
Digitally signed by Tony Payne
DN: DC=northport, DC=city, OU=PublicWorks, OU=Operations, CN=Tony Payne
Reason: I am approving this document
Location:
Date: 2023.03.21 13:28:44-04'00'
Form PDF Reader Version: 12.1.1

Signature

3/21/2023

Date

NPPW

Phone No.

Name of Utility

Please email responses to nfossick@northportfl.gov

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From: [Darrell Smith](#)
To: [Noah Fossick](#); [douglas.clark@amerigas.com](#); [lawrence.anthony@amerigas.com](#); [joseph.skelton@amerigas.com](#); [joseph.vandermark@amerigas.com](#); [Mike Vork](#); [Tony Payne](#)
Subject: RE: Vacation of Easement Request at 3134 Mola Street
Date: Tuesday, March 21, 2023 6:10:20 AM
Attachments: [image001.jpg](#)
[image002.png](#)
[image003.png](#)

City of North Port Utilities approves the vacation of easement

From: Noah Fossick <nfossick@northportfl.gov>
Sent: Monday, March 20, 2023 2:36 PM
To: Darrell Smith <dsmith@northportfl.gov>; douglas.clark@amerigas.com; lawrence.anthony@amerigas.com; joseph.skelton@amerigas.com; joseph.vandermark@amerigas.com; Mike Vork <mvork@northportfl.gov>; Tony Payne <tpayne@northportfl.gov>
Subject: FW: Vacation of Easement Request at 3134 Mola Street

Good afternoon,

We have not gotten a response for your agencies on this request. Please let me know by end of day tomorrow if you have any objections.

Thank you,

Noah Fossick, AICP, LEED Green Associate
Planner II

City of North Port, Florida
Neighborhood Development Services | Planning & Zoning Division
4970 City Hall Blvd., North Port, FL 34286
o. 941.429.7234 | e. nfossick@northportfl.gov



From: Noah Fossick
Sent: Friday, March 10, 2023 11:30 AM
To: cmarple@truenetcommunications.com; christian.padron@fpl.com; Darrell Smith <dsmith@northportfl.gov>; Clark, Doug J. <Douglas.Clark@amerigas.com>; Lawrence.Anthony@amerigas.com; joseph.skelton@amerigas.com; joseph.vandermark@amerigas.com; kevin_miller6@comcast.com; michael.e.little@ftr.com; Mike Vork <mvork@northportfl.gov>; brown_paul@comcast.com; Peter Marietti III <pmarietti@northportfl.gov>; Scott Titus <stitus@northportfl.gov>; Waidley, Stephen

Exhibit B

<stephen.waidley@ftr.com>; Tony Payne <tpayne@northportfl.gov>

Cc: Sherry Willette <swillette@northportfl.gov>

Subject: Vacation of Easement Request at 3134 Mola Street

Good morning,

Please see the attached Vacation of Easement request form and the sketch & descriptions of the requested vacations. Please return the completed form to nfossick@northportfl.gov no later than Monday, March 20, 2023. If a completed form is not provided by that date, it will be assumed that your agency has no objection to the request. If you have any questions, feel free to reach out directly to me at my contact info below.

Thank you all,

Noah Fossick, AICP, LEED Green Associate

Planner II

City of North Port, Florida
Neighborhood Development Services | Planning & Zoning Division
4970 City Hall Blvd., North Port, FL 34286
o. 941.429.7234 | e. nfossick@northportfl.gov



Serial Number
23-00703S

Business Observer

Published Weekly
Sarasota, Sarasota County, Florida

COUNTY OF SARASOTA

STATE OF FLORIDA

Before the undersigned authority personally appeared Cate Eschmann who on oath says that he/she is Publisher's Representative of the Business Observer a weekly newspaper published at Sarasota, Sarasota County, Florida; that the attached copy of advertisement,

being a Notice of Intent

in the matter of Miroslaw Czekanski intends to petition the City of North Port

in the Court, was published in said newspaper by print in the

issues of 3/31/2023, 4/7/2023

Affiant further says that the Business Observer complies with all legal requirements for publication in chapter 50, Florida Statutes.

*This Notice was placed on the newspaper's website and floridapublicnotices.com on the same day the notice appeared in the newspaper.


Cate Eschmann

Sworn to and subscribed, and personally appeared by physical presence before me,

7th day of April, 2023 A.D.

by Cate Eschmann who is personally known to me.



Notary Public, State of Florida
(SEAL)



Donna Condon
Comm. #HH015747
Expires: June 29, 2024
Bonded Thru Aaron Notary

Notice of Intent City of North Port,
Sarasota County, Florida
To Whom It May Concern:
Notice is hereby given pursuant to the provisions of Chapter 177, Florida Statutes, that Miroslaw Czekanski, the property owner, intends to petition the City of North Port to vacate a portion of the 10-foot platted rear utility and drainage easement and a portion of the 20-foot platted rear maintenance easement located on Lot 23, Block 1936, Forty-First addition to Port Charlotte Subdivision, according to the plat thereof as recorded in Plat Book 16, Pages 42, 42A through 42F, inclusive, of the Public Records of Sarasota County, Florida.
March 31; April 7, 2023
23-00703S

- Legal Description
- Tax Payment
- Payment History
- Print Tax Bill **NEW!**
- Property Info
- Address Change

Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied on as such.

Account Number	Type Tax	Tax Year
0995193623	REAL ESTATE	2022
Mailing Address		Property Address
CZEKANSKI MIROSLAW BERNER-CZEKANSKI MICHAELA 5452 BENEVA WOODS CIR SARASOTA FL 34233		3134 MOLA ST 005 Old Account Number 0995-19-3623

Base Exempt Amount	Taxable Value
see below	see below

Exemption Detail	Millage Code	Escrow Code
NO EXEMPTIONS	0500	
Legal Description		
3134 MOLA ST LOT 23 BLK 1936 41ST ADD TO PORT CHARLOTTE		

Ad Valorem Taxes					
Taxing Authority	Rate	Assessed Value	Exemption Amount	Taxable Value	Taxes Levied
Sarasota Co. General Revenue	3.2497	161,154	0	\$161,154	\$523.70
Mosquito Control	0.0500	161,154	0	\$161,154	\$8.06
Sarasota Co. Hospital Dist.	1.0420	161,154	0	\$161,154	\$167.92
West Coast Inland Navigation	0.0394	161,154	0	\$161,154	\$6.35
SW FL Water Management Dist.	0.2260	161,154	0	\$161,154	\$36.42
Bonds-Debt Service	0.0915	161,154	0	\$161,154	\$14.75
Sarasota Co. Legacy Trl	0.0551	161,154	0	\$161,154	\$8.88
Sarasota School Board					
School Board - State	3.0240	232,600	0	\$232,600	\$703.38
School Board - Local	3.2480	232,600	0	\$232,600	\$755.48
City of North Port	3.7667	161,154	0	\$161,154	\$607.02
Total Millage		14.7924	Total Taxes		\$2,831.96

Non-Ad Valorem Assessments		
Code	Levying Authority	Amount
F093	North Port Fire & Rescue	\$257.29
G071	North Port Solid Waste	\$250.00
R097	North Port Road & Drainage	\$173.28
R197	North Port R&D Capital Improve	\$46.00
Total Assessments		\$726.57

Taxes & Assessments **\$3,558.53**

If Paid By	Amount Due
	\$0.00

Date Paid	Transaction	Receipt	Item	Amount Paid
12/9/2022	PAYMENT	9023005.0001	2022	\$3,451.77

Prior Year Taxes Due
NO DELINQUENT TAXES