



COMPREHENSIVE PLAN AMENDMENT APPLICATION

Submit a complete application package to the Planning and Zoning Division. All information must be legible and will become a permanent part of the public record. Incomplete applications will not be reviewed and will be returned to the applicant/agent. Refer to the City of Venice Code of Ordinances Section 86-33 for submittal requirements.

Project Name: Hurt Laurel Road	
Brief Project Description: Pursuant to Strategy LU 1.2.22 a minor line adjustment to the Future Land Use Map for line between the MUC designated area and the Moderate Density designated area west of I-75 and north of Laurel Road within the Laurel Road Neighborhood. The proposed relocation of the line will not result in any change in the total acreage of the respective designations.	
Address/Location: 2001 Laurel Road, and 1200 Kingsway Drive	
Parcel Identification No.(s): 0380-02-0001 and 0380-03-0001 Parcel Size: 119.4 +/- ac. <input type="checkbox"/> Gated Community <input type="checkbox"/> Height <input type="checkbox"/> Density	
<input type="checkbox"/> Residential <input type="checkbox"/> Non-Residential Zoning Designation(s): OUE(County) and RSF4(City) FLUM Designation(s): MUC and Moderate Density Residential	
Fees: The Zoning Administrator will determine if a project is a small scale or expedited state review, then select correct fee and review fee below. A review fee shall be deposited to be drawn upon by the city as payment for costs, including but not limited to advertising and mailing expenses, professional services and reviews, and legal fees. If review fee funds fall below 25%, additional funds may be required for expenses. See Section 86-586(b-d) for complete code. <i>*Extended technical review fee of \$1400 charged at third resubmittal.</i>	
<input type="checkbox"/> Application Fee (Small Scale Amendment) \$5,100	<input type="checkbox"/> Review Fee \$2000 OR
<input type="checkbox"/> Application Fee (Expedited State Review) \$6,366	<input type="checkbox"/> Review Fee \$1500
Applicant/Property Owner Name: Randall C. Hurt, Joseph W. Hurt, Mary McMullen and Carlton J Hurt Trust (applicant), and Cassata Properties, LLC	
Address: 1720 Sweetland St. Nokomis, FL 34275	
Email:	Phone:
Design Professional or Attorney: Jeffery A. Boone, Esq.	
Address: 1001 Avenida Del Circo	
Email: jboone@boone-law.com	Phone: 941-488-6716
Authorized Agent (1 person to be the point of contact): Jeffery A. Boone, Esq.	
Address: 1001 Avenida Del Circo, Venice FL 34285	
Email: jboone@boone-law.com	Phone: 941-488-6716

Staff Use Only

Petition No.

Fee:

Application packages are reviewed for completeness within 3 business days. Collate all copies into three sets. Packages must be submitted via hard & electronic copies, and additional copies may be requested. Large plans should be collated and folded to allow the bottom right corner visible. Concurrently filed applications must be packaged separately. Please indicate N/A if the document is not being submitted, and why it is not being submitted.

☒ **Application:** (1 copy) Pre-Application Date: 4/25/19

☒ **Narrative:** Provide A statement describing in detail the proposed changes, in addition to the short description on page one of the application (1 copy). see attached

☒ **Comprehensive Plan Compliance Report:** Justification for the proposed amendment including a statement of consistency with the Comprehensive Plan (1 copy). see attached

☒ **Strikethrough/Underline Revisions:** Prepare a report listing individually each proposed Map, Section, Table, or Figure change of the Comprehensive Plan in strikethrough/underline format (1 copy). see attached

☒ **Location Map:** A map or aerial that delineates every parcel included in the application and indicate each parcel's current & proposed FLUM on the map in callouts (1 copy). see attached

☒ **Land Use Map:** A map or aerial that may include existing conditions, aerial photographs, natural communities and transportation network (1 copy). see attached

☒ **Base Analysis:** may include Comprehensive Plan policy evaluation, site data and land use information (demographics, housing, public service and utilities, transportation, environmental, recreation and open space), special studies, etc. in support of proposed amendment. (1 copy). N/A- no net change resulting from minor line adjustment of split land use designations

☒ **School Concurrency (RESIDENTIAL ONLY):** School Impact Analysis Receipt from Sarasota County dated within 10 days of petition submittal (1 copy). N/A- no net change resulting from minor line adjustment of split land use designations

☒ **Agent Authorization Letter(s):** A signed letter from each property owner, authorizing one individual, a single point of contact for staff (not a business) to submit an application and represent the owner throughout the application process. Clearly indicate the property parcel identification number(s) on each letter (1 copy for each property owner). see attached

☒ **Statement of Ownership and Control:** Documentation of ownership and control of the subject property (deed). Sarasota County Property Appraiser summaries or Tax Collector records will not suffice. Corporations or similar entities must provide documents recognizing a person authorized to act on behalf of the entity. Clearly indicate the property parcel identification number(s) on each deed (1 copy). see attached

☒ **Public Workshop Requirements:** (Section 86-41) ☐ Newspaper advertisement ☐ Notice to property owners ☐ Sign-in sheet ☐ Written summary of public workshop ☐ Mailing List of Notified Parties (1 copy)

☒ **Survey of the Property:** Signed and sealed survey that accurately reflects the current state of the property. Each parcel must have its own legal description listed separately on the survey, correctly labeled by parcel id. (1 copy) **Date of Survey:** see attached

☒ **CD with Electronic Files:** Provide PDF's of ALL documents, appropriately identified by name on one CD/ thumb drive. All PDF's of site & development plans need to be signed and sealed. Submit each document or set of plans as one pdf- not each sheet in individual pdf's. **Provide a separate document with the legal description.**

Technical compliance must be confirmed 30 days before a public hearing will be scheduled. The applicant or agent **MUST** be present at the public hearing and will be contacted by staff regarding availability. By submitting this application the owner(s) of the subject property does hereby grant his/her consent to the Zoning Official and his/her designee, to enter upon the subject property for the purposes of making any examinations, surveys, measurements, and inspections deemed necessary to evaluate the subject property for the duration of the petition.

Authorized Agent Name/Date/Signature:

JEFFERY A. BOONE / 13 JUL 2020 /

Applicant Name/Date/Signature:

Proposed Amendment Strikethrough/Underline Changes & List of Map Changes

Strikethrough/Underline Changes

None

List of Map Changes

Future Land Use-LU-2 Future Land Use Map

Laurel Road Neighborhood- Map LU-LR-2: Future Land Use Map

Project Narrative and Comprehensive Plan Compliance Report

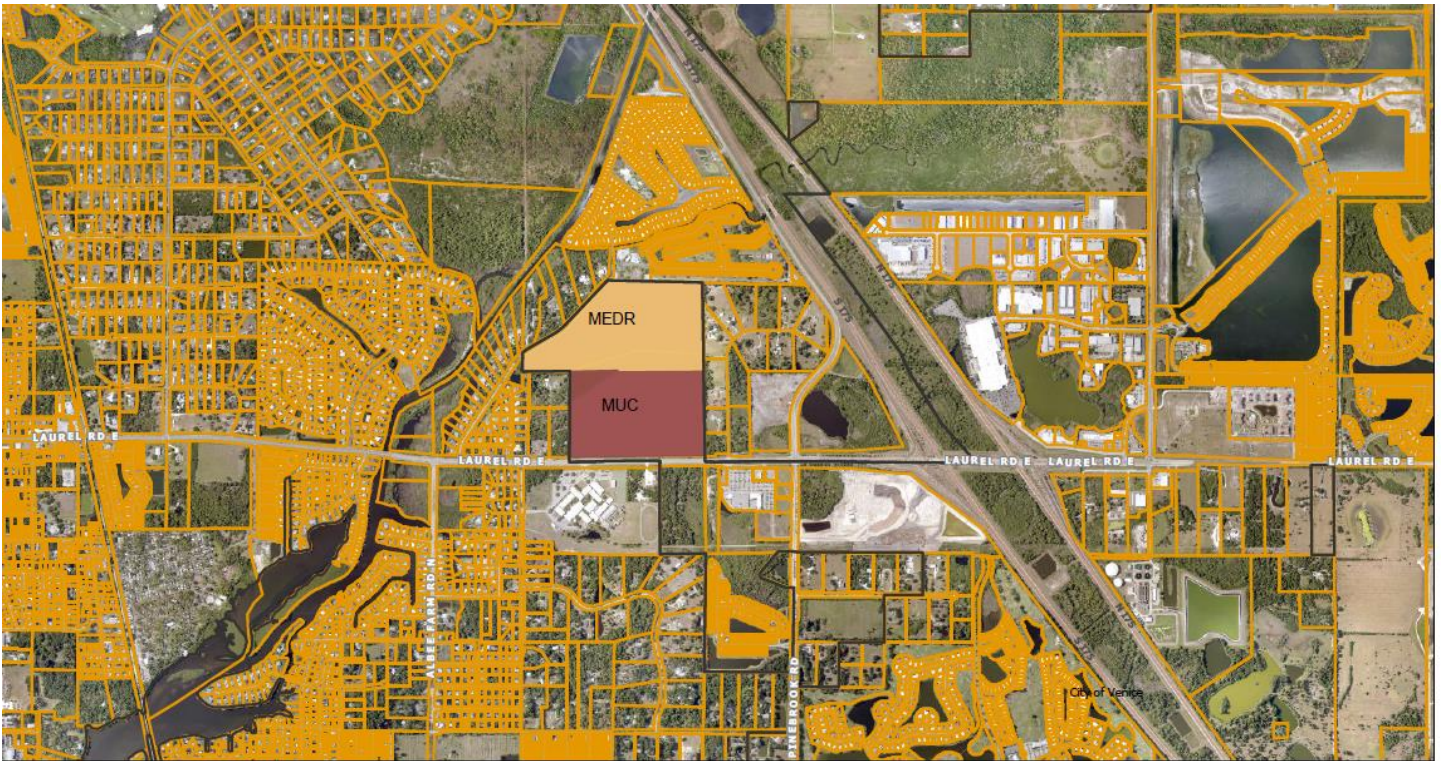
The subject property is located north of Laurel Road and west of Pinebrook Road/ Honore Avenue. At the time of adoption of the 2017 Comprehensive Plan the property was mapped on the Future Land Use Map with split Land Use Designations (ie; multiple Land Use Designations on a single property). Pursuant to Strategy LU 1.2.22, with the applicant moving forward with a development proposal for the property, the applicant seeks to specify the location of the respective land use designations.

In this instance the property was split with Land Use Designations of Mixed Use Corridor and Medium Density Residential. The proposal seeks to keep the same land use designations with a minor relocation of the line delineating the respective Land Use Designations. No net change to the acreage of the respective land use designations results from the minor relocation of the line. Please see the attached exhibit depicting the Existing Future Land Use delineation for the property and the Proposed Future Land Use delineation for the property.

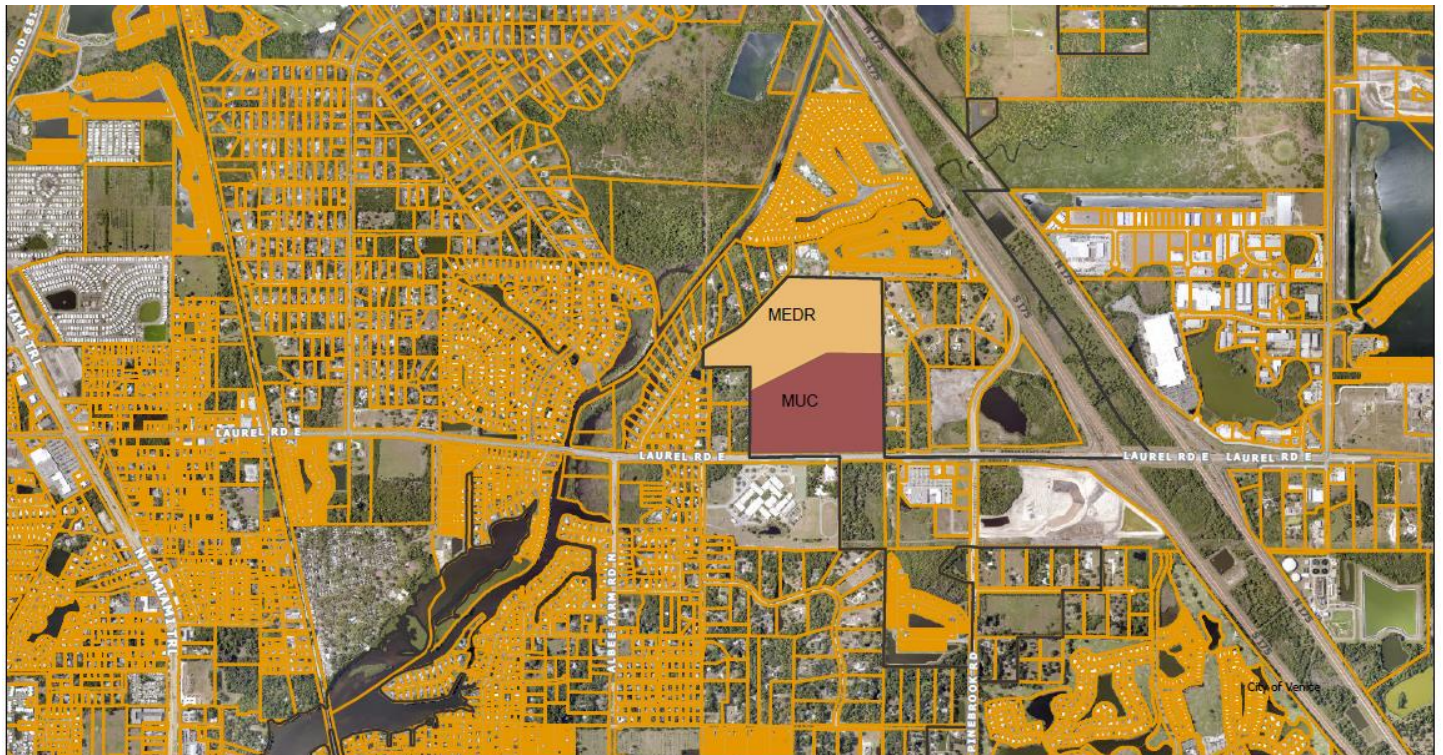
No other changes are proposed and consistency with the Comprehensive Plan is maintained in all respects.

LOCATION MAP

Current FLUM



Proposed FLUM



LAND USE MAP



1/30/2020, 9:59:46 AM

