

MARTIN P. BLACK AICP ICMA-CM
LAND AND P-3 ADVISORS

June 4, 2025

Via Electronic Mail

RE: 2327 Ewing Drive Annexation Decision Criteria Response

1.4.3. Decision Criteria

A.

Applications for annexation must demonstrate:

1. Consistency with state statute regarding annexation;

The proposed annexation of the subject property is consistent with the provisions of Florida Statutes under 171.0413 regarding voluntary annexations. The subject property meets the State standards, in particular the provisions relating to compactness that require the subject property to be a concentration of a piece of property in a single area and precludes any action which would create enclaves, pockets, or finger areas in serpentine patterns and that the area will be reasonably compact.

2. Contiguousness and compactness of the property;

The property is regular in shape, contiguous to existing City limits and is compact as a single parcel with regular boundaries and shape.

3. That the annexation does not create an enclave;

The property is adjacent to the City limits and if annexed will not create an enclave since other properties within Sarasota County remain to its east and south.

4. That the property is included in the annexation areas of the JPA/ILSBA or has been determined to be an existing enclave;

The property lies within an area identified by the JPA/ILSBA for annexation by the City.

5. That the property has access to a public right-of-way; and

The property has access to a public right-of-way from Ewing Drive to Jacaranda Boulevard.

6. That a pre-annexation agreement addresses existing uses and any other relevant matters has been executed.

The contract purchaser has requested the appropriate owner agent sign the Pre-Annexation Agreement.

Sincerely,



Martin P. Black, AICP, ICMA-CM (ret.)

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