

**From:** [MARK SMITH](#)  
**To:** [City Council](#)  
**Cc:** [Board and Council Messages](#)  
**Subject:** Cassata Oaks  
**Date:** Friday, August 30, 2024 2:37:00 PM

---

You don't often get email from mark@swagcpa.com. [Learn why this is important](#)

**Caution: This email originated from an external source. Be Suspicious of Attachments, Links and Requests for Login Information**

Good afternoon and happy Friday. I wanted to express my concerns regarding the Cassata Oaks approval at the corner of Auburn Road and Edmondson/Border Roads. I live off Auburn Rd, just outside the city limits, but I am less than a half mile away from this proposed development and Fox Lea Farms, in Auburn Acres. I am writing as a concerned citizen who has lived in Venice all my life, which will be 50 years in November. I've lived in Auburn Acres for 12 years. I do understand property owners' rights and why this property is desirable area to build residential housing. I have to ask for you to slow this process down even further and deny the building of these homes. You also have another development in the proposal stage a half mile south of my house, where the radio station tower is located.

Just some points to consider:

- Since the roundabout was put in, the traffic on Auburn has increased substantially, it is 35 mph all the way down so instead of drivers heading down to Capri or Pinebrook it is quicker for them to head down Auburn. When I was a kid, no one drove on Auburn, we used to hang out at the end of Auburn on Border Road in the late 80s and early 90s. With all the new communities off Border Road traffic will certainly increase.
- There is no sidewalk all the way down Auburn. The sidewalk begins just south of Venice Acres to Venice Ave.  $\frac{3}{4}$  of Auburn road has no sidewalk which makes this very dangerous for walkers and some cyclists. If the Development is ultimately approved I'd request them to connect a side walk from Edmondson to the one south towards Venice Ave.
- The grass and brush has not been cut on Auburn for a long time, there are branches hanging into the road way, where bikers and walkers must go into the path of traffic to avoid. I think Sarasota County is the one that maintains this, I have put multiple requests into them too to get this taken care of.

- The corner of Auburn and Edmondson is always flooded even just in normal rain. The drainage is terrible and unmaintained. This is the corner where the proposed development is. This has to be addressed before anything is built there this is a danger. After Hurricane Ian, we were trapped by water to our south whatever creek that is, I think it's Blackburn Creek or something and a foot or more of water at the corner of Auburn and Edmondson. We had no way out unless you had a lifted truck.
- The stop sign/intersection at Auburn and Edmondson, is difficult to navigate, the stop sign is probably 20 feet before the road so you must pull up past the stop sign to check oncoming traffic.
- As I mentioned earlier, I am about a half mile south of Fox Lea, and sure enough I hear their PA System in the early mornings a lot on the weekends and I do smell the horses if you know what I mean. I can't imagine the property proposed just over a football field away won't have a lot more noise and smell. There has to be something put into place that protects Fox Lea from new residents that will surely complain. I actually enjoy the sounds and I realize the smell is just temporary and appreciate what Fox Lea brings to our community.

There is a lot of charm on this side of town, that is being taken away everyday from us. I am lucky enough to have experienced this area when Jacaranda didn't cut through from Center Road to Venice Ave, when every single open space is now eyed for development. It's just time to stop this non-sense to ensure the Venice life stays nice and quaint.

Just wanted to share my 2 cents on this.

Thanks

Mark R. Smith, CPA

*115 Tamiami Trail N. Suite 7*

*Nokomis, FL 34275*

*tel 941-375-4118*

*cell 941-302-2898*

*fax 941-866-7691*

In sending this e-mail, Smith & Waggoner CPAs, PA assumes no duty to perform professional services. No professional services will be undertaken prior to issuance of a written communication from my office confirming the scope of services to be rendered and the terms and conditions applicable to the engagement. In addition, while Smith & Waggoner, CPAs PA and its employees routinely communicate with others via e-mail, this communication does not constitute a professional service to any parties other than addressees of this message that have previously received a written communication from my office confirming my agreement to perform such services.