



City of Venice

401 West Venice Avenue
Venice, FL 34285
www.venicegov.com

Meeting Minutes City Council

Monday, June 6, 2022

5:00 PM

Council Chambers

Public Comment Workshop for the Land Development Regulations

[22-5630](#)

Instructions on How to Watch and/or Participate in the Meeting

CALL TO ORDER

Mayor Feinsod called the meeting to order at 5:00 p.m.

ROLL CALL

City Manager Lavalley provided an overview of the meeting and guidelines for participation.

Dr. Neunder joined the meeting at 5:06 p.m.

Present: 7 - Mayor Ron Feinsod, Vice Mayor Nick Pachota, Dr. Joseph Neunder, Dr. Mitzie Fiedler, Mr. Jim Boldt, Ms. Helen Moore and Mrs. Rachel Frank

ALSO PRESENT

City Attorney Kelly Fernandez, City Manager Ed Lavalley, Assistant City Manager James Clinch, Planning and Zoning Director Roger Clark, Deputy City Clerk Mercedes Barcia, and Administrative Coordinator Toni Cone.

I AUDIENCE PARTICIPATION ON LAND DEVELOPMENT REGULATIONS

THE PURPOSE OF THIS WORKSHOP IS TO PROVIDE A FORUM FOR THE PUBLIC AND INTERESTED PARTIES TO COMMENT ON THE LDR'S.

II [22-5631](#)

To View the Land Development Regulations (LDRs) - including past versions, click on attachment for link:

Planning and Zoning Director Clark gave an overview of the Land Development Regulations (LDRs) update process, noting the Comprehensive Plan that was adopted in 2018 is a vision for the City, and the LDRs are required to be updated to implement the Comprehensive Plan.

Lisa Jarvio, 231 Airport Avenue #411, spoke in favor of a 35 feet downtown height limit with no exceptions.

Betty Intagliata, 1675 Valley Drive, spoke in favor of Edgewood being a

historic district, keeping downtown building height limits, and against merging the Architectural Review Board (ARB) and the Historic Preservation Board (HPB).

Erin Difazio, 1841 Wharf Road, Sarasota, Sarasota Alliance for Historic Preservation, spoke regarding ad valorem taxes, Certified Local Government (CLG), conflict with the comprehensive plan, protecting historic resources, and historic districts.

Jon Thaxton, 601 Tamiami Trail South, Gulf Coast Community Foundation, requested protection of their current property rights.

Don O'Connell, 500 Hauser Lane, spoke regarding the Nolen Plan, restrictions for multi-family housing, diversity, in favor of attainable housing and work force housing, accessory housing, and zoning.

Kenneth Baron, 209 Corelli Drive, spoke regarding planned unit development (PUD) regulations, commercial development, non-residential development in PUDs, and open space requirements. He recommended protecting PUD resident rights, binding master plans, protecting open space, transparency, and neighborhood scale being better defined.

Nancy DeForge, 332 Laurel Hollow Drive, Nokomis, recommended meeting with the HPB and cleaning up Chapter 87, green building, and listening to tax payers and residents. She spoke against raising building heights in downtown.

David Baber, 2407 Arboretum Circle, Sarasota, Sarasota Alliance for Historic Preservation, spoke in favor of historic preservation, and provided recommendations for board requirements of the proposed merge of the HPB and ARB.

Nancy Menaldi-Scanlan, 500 Gardens Edge Drive, spoke in favor of historic preservation, the charm of Venice, and the downtown area.

Jan Vertefeuille, 321 Pedro Street, spoke in favor of environmental protection, historic preservation, gopher tortoise protection, wildlife assessments, historic districts property value, the Edgewood District, political action committee (PAC) donors, and the appearance of conflicts of interest.

David Stone 713 Apalachicola Road, spoke against raising downtown building height, traffic concerns, and concerns about growth and congestion.

Anthony Pirrotti, 114 Medici Terrace, expressed concerns about development on Laurel Road, and Neal Communities.

Frank Wright, 521 Harbor Drive South, spoke in favor of historic preservation, against the historic preservation section of the LDRs, against combining the ARB and HPB, and in favor of a previous draft historic preservation ordinance created by the HPB.

Elana Carnes, 201 Medici Terrace, spoke in favor of preserving the downtown area, and PUD compatibility.

Greg Watkins, 324 Pedro Street, spoke against increasing downtown building heights.

Dena Kohlbecker, 619 Barcelona Avenue, spoke in favor of building height limits.

Judy Cross, 1585 Tarpon Center Drive, spoke in favor of building height limits, and against merging the ARB and HPB.

Ed Martin, 409 Everglades, spoke regarding turtle protection, the downtown area, and against increased building heights.

Ruth Cordner, 246 Montelluna Drive, spoke regarding a lack of transparency in the LDR process.

Harvey Green, 142 Sevilla Place, spoke against increasing building heights and development.

Jill Pozarek, 161 Portofino Drive, North Venice Neighborhood Alliance, spoke on protecting PUDs from commercial development, open space, and defining neighborhood scale.

Jeffery A. Boone, 1001 Avenida Del Circo, representing the Venice Theatre, spoke in favor of keeping building height regulations, noting the current height regulations allowed the current downtown to be developed the way it is.

Planning and Zoning Director Clark responded to concerns clarifying the proposed downtown height restrictions and how it is measured, height exceptions, and exemptions for appurtenances, protection of open space in PUDs, proposed Historic and Architectural Preservation Board requirements, ability to create historic districts, and answered Council question regarding building height measurements and when the proposed method changed.

III ADJOURNMENT

There being no further business to come before Council, the meeting was adjourned at 6:41 p.m.

ATTEST:

Mayor - City of Venice

City Clerk