

From: teri@sitemastersinc.com
To: [City Council](#)
Subject: FW: 13: Fisherman's Wharf/Marker 4 Condo Project
Date: Saturday, January 5, 2019 1:01:10 PM

From: teri@sitemastersinc.com <teri@sitemastersinc.com>
Sent: Saturday, January 5, 2019 12:59 PM
To: 'Mike Rafferty' <mer112693@aol.com>
Cc: 'jhollic@venicegov.com' <jhollic@venicegov.com>; 'citycouncil@venicegove.com' <citycouncil@venicegove.com>; 'lstelzer@venicegov.com' <lstelzer@venicegov.com>
Subject: RE: 13: Fisherman's Wharf/Marker 4 Condo Project

Mike, thank you for the information. I am delighted that Mike Miller is sensitive to the many issues related to rezoning of submerged land. I have worked on numerous projects in Manhattan where wharfs have been turned into various mixed use properties. I have also seen first-hand what happens when these properties are flooded from hurricanes. This is a very sensitive matter as it impacts marine life and much more. I am opposed to rezoning submerged land for residential use. I am also sensitive to maintaining view corridors and would be opposed to the additional height on this project.

Thank you and City Council for your kind consideration of these issues.

Best regards,

Teri Hendy

Teri Hendy, CPSI
Site Masters Inc.
472 Arbor View Lane
Venice, FL 34292
513-460-5916

From: Mike Rafferty <mer112693@aol.com>
Sent: Saturday, January 5, 2019 12:43 PM
To: mer112693@aol.com
Subject: Fwd: 13: Fisherman's Wharf/Marker 4 Condo Project

You are receiving this as you have indicated an interest in preserving the quality of life we came to Venice to enjoy.

Council will consider approval of the Mike Miller Fisherman's Wharf/Marker 4 condo proposal on Jan 8, 2019.....4 buildings, 6 levels plus roof, 40 residential units on 3.5 ac of upland commercial property and 3.7 ac of underwater land zoned as and used for marine park use. Council needs to

hear from constituents regarding the rezone of submerged land for residential use and building height exception to allow construction of 2 additional stories.

Attached is a brief on the details of the proposal. Please consider sending an e-mail to the Mayor and Council with your thoughts on this proposal. Granting these exceptions could establish dangerous precedents. Be sure to indicate you wish to have your e-mail a part of the record for this project.

Contact info.....

jholic@venicegov.com , citycouncil@venicegov.com , LStelzer@Venicegov.com

Mike Rafferty, Member
Venice Tax Watch

From: [WILLIAM MEYER](#)
To: [City Council](#)
Subject: Marker 4 Condo Proposal
Date: Saturday, January 5, 2019 1:54:49 PM

I'm a resident of Villa Le Grande off Substation Rd., City of Venice. I'm totally opposed to the new high rise condos proposed for the Marker 4 area. I've lived here over 20 years and believe we should keep the Waterfront as is. I will vote against anyone that approves this change. I will also speak about this proposal with everyone I know or meet. Not in a kindly manner. I've been very happy here in Venice and will resist this proposal with anything I can marshal against it.

I am Conservative politically, but will vote for anyone of either Party that opposes this idea.

Thanks for considering my opinion,

William Meyer

622 Leslie Ln

From: [Ron Mendelson](#)
To: [City Council](#)
Subject: Fisherman's Wharf development
Date: Saturday, January 5, 2019 6:11:01 PM

I think there is a reasonable argument that this development should not go forward just based on aesthetics , traffic (not a great intersection), and overall over crowding on the Island. However if it is to go forward for what insane reason would zoning exemptions be allowed to increase the density, traffic, impact the waterway, and increase the height to further destroy the aesthetics of the Island. It is time for City government to stand with the residents over uncontrolled, insufficiently impact taxed development. The residents now know "just hire Boone and you can get waht ever you want approved."

From: [John Holic](#)
To: [Rosetta Barry](#)
Cc: [City Council](#)
Subject: Re: Market 4
Date: Saturday, January 5, 2019 8:42:41 PM

Dear Rosetta,

On behalf of Venice City Council, thank you for your comments.

Sincerely,

John Holic

Mayor, City of Venice

Get [Outlook for iOS](#)

From: Rosetta Barry <rosetta.barry@gmail.com>

Sent: Saturday, January 5, 2019 8:04 PM

To: John Holic

Subject: Market 4

When will this madness end? I wish I had never bought in this town. This is not growth it is destruction.

Rosetta

From: [Joseph Mastrorilli](#)
To: [City Council](#)
Subject: Marker 4 Project
Date: Sunday, January 6, 2019 11:52:42 AM

Dear City Council Members,

I, and the majority of my citizens of Venice are against anymore development in our city. The residents of the City of Venice are becoming fed up with the ongoing harm to our quality of life. The city is beginning to lose it's unique small community charm and attraction. The over development has led to increasing traffic congestion, and environmental concerns of air and beach pollution. With the over development comes an increase for public safety calls for service, and added strain to our infrastructure. These growth pains will ultimately cause an increase for more taxes.

The majority of residents are retirees, of which many live on fixed incomes. Enough is enough. Save our quality of life!

Respectfully yours,
Joseph P. Mastrorilli



Image result for air cav vietnam patch



PTSD Living the dream one nightmare at a time

From: [Bradley Burget](#)
To: [John Holic](#); [City Council](#); [Lori Stelzer](#)
Subject: Re: Fwd 1: Fisherman's Wharf/Marker 4 Condo Project
Date: Sunday, January 6, 2019 12:39:50 PM

I am against this project because of the submerged land for the first objection and then to build the project with two more stories than should be in Venice. The city needs progress, but some things should just not happen here. Please reconsider this rezoning project. Thanks for your consideration! Ruth Burget

On 1/5/2019 11:40 AM, Mike Rafferty wrote:

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Contact info.....

jholic@venicegov.com , citycouncil@venicegov.com , LStelzer@Venicegov.com

**Mike Rafferty, Member
Venice Tax Watch**

From: [Mary Kean](#)
To: [City Council](#)
Cc: [Lori Stelzer](#)
Subject: Fisherman Wharf/Marker 4 Condo Project
Date: Sunday, January 6, 2019 2:38:33 PM

We are both very concerned regarding upcoming Council action on Fisherman Wharf/Marker 4 Condo Project. We implore Council to weigh heavily the impact of establishing a precedent where submerged Marine Park zoned land be rezoned, opening wide loopholes for future developers. Careful thought should also be given to the adding of two additional stories and the height transition criteria with regard to single story residences immediately adjacent, KMI Bridge, and Intra Coastal Waterway. Please include our email as part of the record for this Project. Thank you very much for this opportunity to voice our concerns!

Mary and Dennis Kean
109 Savona Court
North Venice, Fla 34275

Sent from [Mail](#) for Windows 10

From: [Joseph Jablonski](#)
To: 0jholio@venicegov.com; [City Council](#); [Lori Stelzer](#)
Subject: Fisherman,s Wharf/Marker 4 Condo Project
Date: Sunday, January 6, 2019 4:43:13 PM

I feel that it is about time that the City of Venice put a halt to the growth in Venice. We are losing much of our environment and we are going to put more pollutants into our waterways. It is about time the that we put a halt to the growth in our city and stop the construction of obscene and ridiculous building that is occurring. We have already ruined our beautiful city. Please listen to your citizens and voters and halt the building and stop listening to the developers.

Joseph & Ursula Jablonski
539 Misty pine Drive
Venice
941-484-9956

From: [Mike Rafferty](#)
To: kkeudy@yahoo.com
Cc: suzi.schmidt@comcast.net
Subject: Re: 2: Fisherman's Wharf/Marker 4 Condo Project
Date: Sunday, January 6, 2019 8:26:34 PM

Please forward on to Mayor, Council, and City Clerk.....well stated.....

jholic@venicegov.com , citycouncil@venicegov.com , LStelzer@Venicegov.com ,



-----Original Message-----

From: Kim Eudy <kkeudy@yahoo.com>
To: mer112693 <mer112693@aol.com>
Cc: Schmidt Suzi <suzi.schmidt@comcast.net>; Akim <kkeudy@yahoo.com>
Sent: Sun, Jan 6, 2019 6:11 pm
Subject: Fwd: 2: Fisherman's Wharf/Marker 4 Condo Project

Dear Mike and Suzi,
Please find our friend Suzi Schmidt point of view on this subject below. Thank you Suzi for taking the time to review this proposal.
Regards
Kim

Sent from my iPhone

Begin forwarded message:

From: suzi schmidt <suzi.schmidt@comcast.net>
Date: January 6, 2019 at 4:40:12 PM EST
To: Kim Eudy <kkeudy@yahoo.com>
Subject: Re: 2: Fisherman's Wharf/Marker 4 Condo Project

1. If someone wants to come to our City to develop, they must realize that we have rules and zoning for a reason and should not be asking for rezoning or variances, They purchased the land with the zoning.
2. Commercial Zoned land is much better for our community because it brings jobs and adds to our tax base. This is why we have zoning in certain areas. If everyone wanted to rezone from commercial to residential it would destroy our tax base and the residents would be paying higher taxes for all services. A one time building fee is just that, one time. Again we have the problem of impact to our schools. Who pays, the current residents. This project will be a drain on our local economy.
3. The Village seems to make its own argument on why a conditional use permit is not a good idea. If there is no rezoning there will not be a need for this. If the Village did grant the Conditional Use Permit, does it stay with the land? If the developer sold this newly rezoned property with this permit, it would be worth much more and the Village would have already granted the permit with no other hearings. The Village has lost control.
4. I request that the rezoning and Conditional Use Permit be denied because both would have a negative impact on our services and tax base.
5. How many boat slips would be allowed on the submerged 3.7 acres. The MP zoning and its purpose should be kept in place. Too vague.

Is this what you are looking for. I dont know anything about your MP zoning. I just took a stab at this. Let me know if this makes sense . Thanks. Suzi.

On Jan 5, 2019, at 1:32 PM, Kim Eudy <kkeudy@yahoo.com> wrote:

Council voting on Jan 8th

Sent from my iPhone

Begin forwarded message:

From: Mike Rafferty <mer112693@aol.com>
Date: January 5, 2019 at 11:44:52 AM EST
To: mer112693@aol.com
Subject: Fwd: 2: Fisherman's Wharf/Marker 4 Condo Project

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Contact info.....

jholic@venicegov.com , citycouncil@venicegov.com , LStelzer@Venicegov.com

**Mike Rafferty, Member
Venice Tax Watch**

<Jan 5 Brief Sheet.pdf>

From: [Kim Eudy](#)
To: [John Holic](#)
Cc: [Mike Rafferty](#); suzi.schmidt@comcast.net; [City Council](#); [Akim](#)
Subject: Re: 2: Fisherman's Wharf/Marker 4 Condo Project
Date: Monday, January 7, 2019 7:52:54 AM

Dear Mayor,

Thank you for accepting the draft letter sent to me by our friend Suzi. We feel responsible she's considering retiring to Venice Florida and want her to come in with her eyes open. However after recently joining Facebook, my eyes are wide open to the massive environmental issues that may be too far gone to reverse. After learning about "Mosaic" and educating ourselves about red tide/toxic tide, we are questioning our residency and investment in Florida.

Thank goodness I have my morning beach yoga to help alleviate stress and start my day.

Regards

Kim and Ken Eudy

The Two Euds

Sent from my iPhone

On Jan 7, 2019, at 4:15 AM, John Holic <JHolic@Venicegov.com> wrote:

Dear Mr. Rafferty,

On behalf of Venice City Council, thank you for forwarding Suzi's comments.

Sincerely,

John Holic

Mayor, City of Venice

401 W. Venice Ave.

Venice, FL 34285

Office: 941-882-7402

Cell: 941-303-3357

From: Mike Rafferty <mer112693@aol.com>

Sent: Sunday, January 6, 2019 8:26 PM

To: kkeudy@yahoo.com

Cc: suzi.schmidt@comcast.net

Subject: Re: 2: Fisherman's Wharf/Marker 4 Condo Project

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To: mer112693 <mer112693@aol.com>

Cc: Schmidt Suzi <suzi.schmidt@comcast.net>; Akim <kkeudy@yahoo.com>

Sent: Sun, Jan 6, 2019 6:11 pm

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jholic@venicegov.com , citycouncil@venicegov.com ,
LStelzer@Venicegov.com

**Mike Rafferty, Member
Venice Tax Watch**

<Jan 5 Brief Sheet.pdf>

From: [Teri Smith](#)
To: [City Council](#)
Subject: Condo Proposal at Marker 4
Date: Monday, January 7, 2019 11:10:07 AM

Simply said, I am against it. Trying to get out of that parking lot is simple now, but with condo traffic this could become complicated, especially for patrons of the restaurant.

Its begs the question of why we need still more condos. It seems we have many high rise condos along Tarpon Center Road and I really don't see them lit up like Christmas trees during snow bird season indicating that they are filled with residents. This huge project at Venice Ave and Jacaranda Blvd. awaits proof that all will be leased before it isn't as successful as claimed and might then be converted to condos.

Please do not bow to developers under the guise that it will benefit our tax base. That leads to more schools, more amenities costing taxpayer money, redesign in roads and traffic, blah, blah blah and doesn't end up benefitting anyone.

Teri Smith
Sawgrass, Venice

From: [Florida Kohlbecker](#)
To: [John Holic](#); [City Council](#)
Subject: Fisherman's Wharf/Marker 4 Development
Date: Monday, January 7, 2019 4:28:03 PM

Mayor Holic and City Council (Mr. Daniels, Ms. Fiedler, Ms. Gates, Ms. Moore and Mr. Newsom)

First, I would like to commend you for the sacrifices you make in order to keep our city operating and bridging the gap between government and citizens.

My words are somewhat cathartic but I am compelled to share my heart-felt thoughts and ideas. While I have no technical knowledge of all the various rules and regulations that govern our city, my plea stems from the preservation of what makes this a beloved city. Although I have only lived here for 17 years, I have seen wonderful changes and intelligent, well-planned decisions made. I have also been gravely disappointed with decisions that were made with atrocious results. Decisions that, had they been better evaluated or if regulations had been in force would have avoided the negative repercussions.

Many cities make uncompromising decisions to preserve the vision of generations. It is critical to have regulations in place and to remain faithful to adherence. I have friends that live on Grand Cayman and their government has a regulation; no building can be higher than the tallest palm tree. Simple and effective yet preservation is the ultimate, inflexible goal.

Another example is Charleston, SC. On a recent trip to this wonderful city I was moved by the staunch dedication to preservation. I read a sign that was displayed and it stated: "...a community must believe that values are being served that make it worth looking a little harder to balance economics and convenience with art and history. The results enrich and identify a city." - Ada Louise Huxtable, 1921-2003. Pulitzer Prize winning Architecture Critic, **Wall Street Journal**. They have a rule that no building can be higher than the tallest church steeple. Simple. Effective.

I wrote to the Nantucket Historic District Commission and even purchased their 184-page guideline book which outlines how one can and cannot build on Nantucket. One of the many sentences that struck me "...the precious character and visual quality of this unspoiled setting, town and landscape are threatened by the prospect of an enormous amount of new construction." So they took a stand. After receiving the book, I called the Commission office to try and find out how they make it work. I asked a very poignant question: "So what do you do when a builder/developer/homeowner threatens to take you to court over a decision?" Her reply, "We let them take us to court." They take a stand.

Obviously, there is far more involved in this proposal than pleasing a developer and adding to the tax base. I beg you to consider what this city is becoming under your watch. We are becoming Naples. We are swiftly losing the qualities that have made Venice a great place to visit and live. I personally know people who have left Naples because of the overcrowding and traffic. (Have you tried to cross any of the bridges to get on or off the island? It's a parking lot. And it's only January. One of the qualities of Venice that struck me the first time I visited 27 years ago was approaching the island on either the Venice Avenue bridge or the KMI bridge and seeing the Washingtonian Palm trees as they peered up over the top of the buildings. (Then the enormous condo was approved at East Tampa Ave and East Venice Ave so now the first thing you see is concrete).

The decision by the Planning Commission to grant the special exception on this property is alarming and doesn't consider any resemblance of preservation or balance. I ask you to reflect on these examples I have given where elected residents put on the armor to protect something that can't be calculated on paper, something greater than themselves for the greater good. Take a stand on density. Stand up for 3-story height limits. Stand up for this city. Stand up for John Nolen principles. As the saying goes, you either stand for something or you'll fall for everything. Stand tall and be the hero for generations to come.

Thank you for listening.

Dena Kohlbecker

From: [Jennifer Sites](#)
To: [City Council](#); [John Holic](#); [Lori Stelzer](#)
Subject: Mike Miller Fisherman's Wharf / Marker 4 Condo Proposal
Date: Monday, January 7, 2019 8:16:38 PM

Dear Mayor Holic and City Council members,

How is it possible that underwater land zoned and used for marine park purposes is now at risk of construction development due to some special exception granted by the planning commission? Just when it would appear that the planning commission has sunk to the lowest level of assisting those intent on the destruction of Venice and her natural treasures in Florida's West Coast, they rear their ugly head and strike out once again to do the unthinkable. How, is it possible, to re-zone protected wetlands to accommodate the latest building project on the table. It is so egregious, one can not even imagine what the thought process is behind it, or the motivation. One can only speculate that the motivation is corrupt.

As residents of this lovely city that is rapidly being violated, we appeal to you as mayor, and to the city council, to stand firm against this and to protect the land as outlined by existing zoning and their associated laws. Venice has had completely unfettered development with little to no regard of the impact on the environment or the city taxpayers, for that matter. There has been so much discussion about environmental issues including the severe Red Tide crisis this past year and its impact on the Venice area ecology, the discussion of tampering with and destroying protected wetlands seems almost surreal.

We are so incredibly saddened to see almost every bit of land left in Venice that once had a grazing cow, or an open field, gone to the builders and their monetary influence. To see wetlands given away to them too for their projects is just beyond the imaginable. We can only hope that you all will agree that this would be a real travesty and furthermore, set a dangerous precedent for future development issues to arise.

Thank you for your consideration and please protect our community and its beautiful natural resources.

Sincerely,

Vince and Jennifer Sites

From: [Judy G](#)
To: [John Holic](#); [City Council](#); [Lori Stelzer](#)
Subject: Fisherman's Wharf/Marker 4 Condo Project
Date: Monday, January 7, 2019 9:33:51 PM

What happened to Venice's Comprehensive Plan that took months to develop? Do you remember the purpose?

"The Comprehensive Plan is the City's blueprint for the future. **The Plan and its Strategies are crucial when preparing for opportunities such as land use, transportation, housing, and open spaces.** People need a safe and secure place to live, a healthy economy that provides jobs and services, ways to get around the City (bike, pedestrian, car, transit), and quality recreational features. **It is the responsibility of the City leadership to provide the necessary public services and facilities, develop strategies, and adopt regulations and standards that implement this blueprint.** The Comprehensive Plan is an umbrella document that guides other City plans, capital projects, and programs which affect the community."

Every time a developer wants more density, higher buildings, zoning exceptions, etc., the Planning Commission has no problem approving them. Do they know their responsibility?

"The City of Venice Planning Commission **proposes principles and policies for guiding action affecting development in the City and ensuring development is in conformance with the City's Comprehensive Plan,** the Concurrency Management Ordinance, Land Development Codes and development standards."

Once again it's up to you, the City Council, to either ensure the City of Venice follows the Plan that residents and you approved or to bow to a developer's demands -- another developer numb to the environment and Venice's residents/tax payers and who are your constituents.

DO THE RIGHT THING...

I want this email to be part of the record for this project.

Judy Gerty