

## Christina Rimes

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**From:** Lori Stelzer  
**Sent:** Monday, April 29, 2019 10:41 AM  
**To:** Christina Rimes  
**Subject:** FW: Council To Vote on Annexing 500+ acres on April 30, 2019  
**Attachments:** Brief Sheet apr 22.pdf

This was copied to city council, but sent to Frankie.

Lori Stelzer, MMC  
City Clerk  
City of Venice  
401 W. Venice Avenue  
Venice, FL 34285  
941-882-7390  
941-303-3486 (cell)  
941-480-3031 (FAX)

**From:** Mike Rafferty <mer112693@aol.com>  
**Sent:** Saturday, April 27, 2019 7:56 AM  
**To:** fabbruzzino@yahoo.com  
**Cc:** City Council <CityCouncil@Venicegov.com>; John Holic <JHolic@Venicegov.com>; Lori Stelzer <LStelzer@Venicegov.com>  
**Subject:** Council To Vote on Annexing 500+ acres on April 30, 2019

Frankie,

Here is a chance for Council to send a message to the Planning Comm on annexing at this time. PC considers same on May 7, 2019.

Folks need to send encouragement to Council, Mayor, and City Clerk.

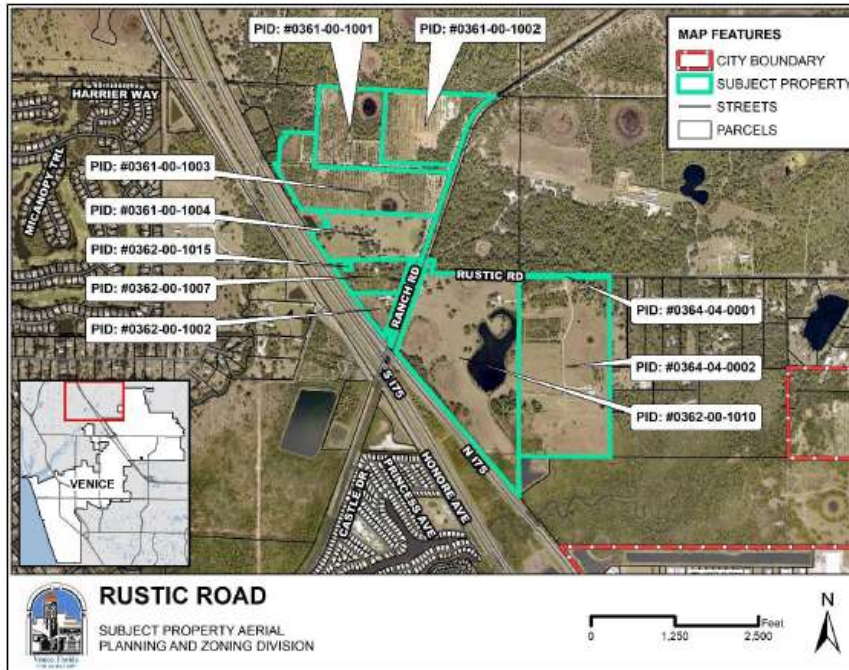
Mike

[citycouncil@venicegov.com](mailto:citycouncil@venicegov.com), [jholic@venicegov.com](mailto:jholic@venicegov.com), [LStelzer@Venicegov.com](mailto:LStelzer@Venicegov.com),

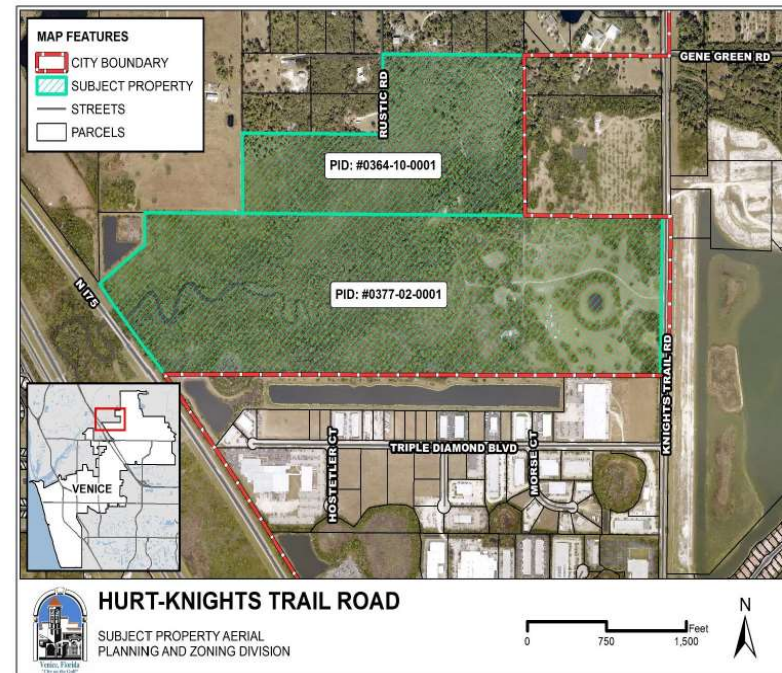
The Planning Comm consideration on May 7 for annexation is now going to have an advanced approval consideration at a special Council meeting on April 30.

Council meeting was originally needed to vote on the MTSU before the April 30 expiration date.

These Items were added as an afterthought.



Rustic Road.....319 acres.....current zoning OUE, agricultural use....currently approved is a cell which Venice must accept...within ear shot of the County Firing Range.....public facilities lack adequate LOS on Laurel Road



Hurt Property.....214 acres.....current zoning OUE, agricultural and target shooting....cell tower currently approved which Venice must accept...within ear shot of the County Firing Range.....public facilities lack adequate LOS on Laurel Road

**City of Venice To Vote on Annexing 500+ acres at Special Council Meeting on April 30, 2019**  
**Venice Tax Watch**

## Christina Rimes

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**From:** Lori Stelzer  
**Sent:** Monday, April 29, 2019 10:42 AM  
**To:** Christina Rimes  
**Subject:** FW: Opposition to Approval of Pre-Annexation Agreements for – Rustic Road & Hurt Project Properties 'At This Time"  
  
**Categories:** Rustic Road/Hurt

Lori Stelzer, MMC  
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City of Venice  
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**From:** T S <sheridanth@outlook.com>  
**Sent:** Sunday, April 28, 2019 10:38 PM  
**To:** John Holic <JHolic@Venicegov.com>; City Council <CityCouncil@Venicegov.com>; Lori Stelzer <LStelzer@Venicegov.com>  
**Cc:** T S <sheridanth@outlook.com>  
**Subject:** Opposition to Approval of Pre-Annexation Agreements for – Rustic Road & Hurt Project Properties 'At This Time"

**To:** Mayor Holic and Members of The City Council

**From:** Thomas Sheridan  
1312 Gondola Park Dr  
Venice Fl

**Subject:** Opposition to Approval of Pre-Annexation Agreements for the following Properties:

- File#: 19-3928 Pre-Annexation Agreement – Rustic Road Project Properties
- File#: 19-3929 Pre-Annexation Agreement – Hurt Project Properties

On Tuesday April 30, the City is conducting a Special City Council Meeting to determine whether to proceed or not proceed with subsequent annexation procedures for the Rustic Road Properties and the Hurt Project Properties. These two annexation agreements seem to be unusually fast tracking.

I think it would be wise to slow down the process and afford these proposals ample time and consideration in order to make the best decision for all of the residents and taxpayers of the City of Venice. The primary purpose of these Pre-Annexation agreements is for the "City Council" to determine whether to proceed or not proceed with subsequent annexation procedures for these properties.

I would ask that my letter be included in the official record and be read by all voting members prior to voting on this subject.

I would like to encourage you to Disapprove these Pre-Annexation Agreements **"At This Time"**. Combined these two properties represent 533 Acres of basically undeveloped County Land out by Laurel Rd and the Knights Trail Road area.

I encourage you to Vote No to Annexing - **At This Time**

Among other things, the infrastructure of Laurel Rd is Rated at LOS of "F" as of 2017 and thus cannot handle any more development at this time.

Presently the responsibility for upgrading the Infrastructure and Improvements to Laurel Rd and the surrounding area belong to Sarasota County.

I do not think it appropriate for the City of Venice to assume ANY costs that Sarasota County is presently responsible for.

I do not disagree that at some point these properties may be of value to be annexed by the City of Venice but at this time Sarasota County has not kept up with the infrastructure on Laurel Rd and it is Rated F on a level of Service.

I think a better course of action for Venice Government would be to insist that Sarasota County Upgrade the Roads and Infrastructure to accommodate the increased development that is planned and ongoing in that area and after the County has fulfilled its commitments, we could consider the benefits of annexation.

If the City of Venice agrees to annex these properties at this time, we will unnecessarily incur additional costs of Infrastructure Improvements that would offset any increase in revenue from an increased tax base. At this time the costs outweigh the benefits.

Again, I encourage the Council to Disapprove these Pre-Annexation Agreements "At This Time" and to reconsider them at a later date.

Thank You

Thomas Sheridan

## Christina Rimes

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**From:** Lori Stelzer  
**Sent:** Monday, April 29, 2019 10:44 AM  
**To:** Christina Rimes  
**Subject:** FW: property annexation

Lori Stelzer, MMC  
City Clerk  
City of Venice  
401 W. Venice Avenue  
Venice, FL 34285  
941-882-7390  
941-303-3486 (cell)  
941-480-3031 (FAX)

**From:** Red308 <[red308@aol.com](mailto:red308@aol.com)>  
**Sent:** Monday, April 29, 2019 9:25 AM  
**To:** lselzer@venicegov.com; City Council <[CityCouncil@Venicegov.com](mailto:CityCouncil@Venicegov.com)>  
**Subject:** Fwd: property annexation

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

From: Red308 <[red308@aol.com](mailto:red308@aol.com)>  
To: jholic <[jholic@venicegov.com](mailto:jholic@venicegov.com)>; citicouncil <[citicouncil@venicegov.com](mailto:citicouncil@venicegov.com)>; lselzer <[lselzer@venicegov.com](mailto:lselzer@venicegov.com)>; mer112693 <[mer112693@aol.com](mailto:mer112693@aol.com)>  
Sent: Mon, Apr 29, 2019 9:22 am  
Subject: property annexation

Mr. Mayor

I would like you to tell me if you, the city manager and all of the council members are residents of Venice because I find it hard to believe that they would pass all of this development. Sooner or later it will have a direct impact on their finances and enjoyment to have to pay for it and deal with the over building down the road or are they planning to move out of Venice or do they not care.

**As one of your last duties please do not approve the annexation of the 500+/- acres.**

Gerard Viverito

## Christina Rimes

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**From:** Lori Stelzer  
**Sent:** Thursday, May 2, 2019 10:34 AM  
**To:** Christina Rimes  
**Subject:** FW: Annexation Vote of April 30, 201

**Categories:** Rustic Road/Hurt

Lori Stelzer, MMC  
City Clerk  
City of Venice  
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Venice, FL 34285  
941-882-7390  
941-303-3486 (cell)  
941-480-3031 (FAX)

**From:** Mike Rafferty <mer112693@aol.com>  
**Sent:** Thursday, May 02, 2019 10:26 AM  
**To:** John Holic <JHolic@Venicegov.com>  
**Cc:** City Council <CityCouncil@Venicegov.com>; Lori Stelzer <LStelzer@Venicegov.com>  
**Subject:** Annexation Vote of April 30, 201

Good Morning John,

I just finished listening to the video on the Apr 30, 2019 Council meeting where two pre-annexation agreements were approved.

Based on material presented, it is apparent that the owners of the Hurt parcel have no immediate plans for developing their property.

Why, at this time, would COV want to annex? COV history has proved that annexations from several years ago are now placing demands on our infrastructure and actually exceeding LOS criteria in particular on our roadways. Council consistently has pointed the finger at prior Councils as being responsible for the growth we are now experiencing.

Why are we now burdening future Councils with the same burden you were given?

I think your constituents need to hear an answer.

Best regards,

Mike Rafferty

## Christina Rimes

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**From:** Lori Stelzer  
**Sent:** Thursday, May 2, 2019 7:47 AM  
**To:** Christina Rimes  
**Subject:** FW: Council To Vote on Annexing 500+ acres on April 30, 2019

Lori Stelzer, MMC  
City Clerk  
City of Venice  
401 W. Venice Avenue  
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**From:** Kevin Shepard <kevshep26@gmail.com>  
**Sent:** Wednesday, May 01, 2019 10:56 PM  
**To:** City Council <CityCouncil@Venicegov.com>; LStelszer@venicegov.com; John Holic <JHolic@Venicegov.com>  
**Subject:** Fwd: Council To Vote on Annexing 500+ acres on April 30, 2019

Re: Council Vote on Annexing 500+ acres on April 30, 2019

From recent votes of Venice City Council, it appears that the Council is aggressively voting for development of a northeast salient to the City limits.  
The City recently failed to defend a lawsuit which would have compensated the City for development and service expansion costs of \$12 million.  
Last week the Council approved a poorly conceived proposal to take over EMS Advanced Life Support, really only relying on the word of the Fire Chief that it is going to be net revenue gainer for Venice. It doesn't appear from published accounts the public views on these votes matter  
Now we learn that some 500 acres will be voted upon to be added to the City next week. Given the pattern, public view doesn't seem to matter.  
It maybe stated: "The Mayor sometimes Council reply with an acknowledgement to the sender, but offer no substantive comment. That's just not good enough.

I am just one vote in the City...but since no City officials are bothering to communicate to me or others why they support such proposals, I will vote against  
the return to City Council of any members who voted for the above proposals when they choose to run again for City office.  
I prefer public office holders who make a sincere effort to stay in communication with voters year in, and year out, particularly on important or significant issues. There are so many easy ways to do this, there is no reason for lazy council members to continue in office.

Kevin Shepard  
1523 Waterford Drive

## Christina Rimes

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**From:** Mike Rafferty <mer112693@aol.com>  
**Sent:** Monday, December 03, 2018 11:19 AM  
**To:** Christina Rimes; Planning Commission  
**Cc:** John Holic; City Council; Lori Stelzer  
**Subject:** Fwd: Submittal for Record  
**Attachments:** Brief Sheet Rustic Road PUD.pdf; Scoop Dec 3 2018.pdf

Please enter the attached material in the Record for PHC-18-07RZ.

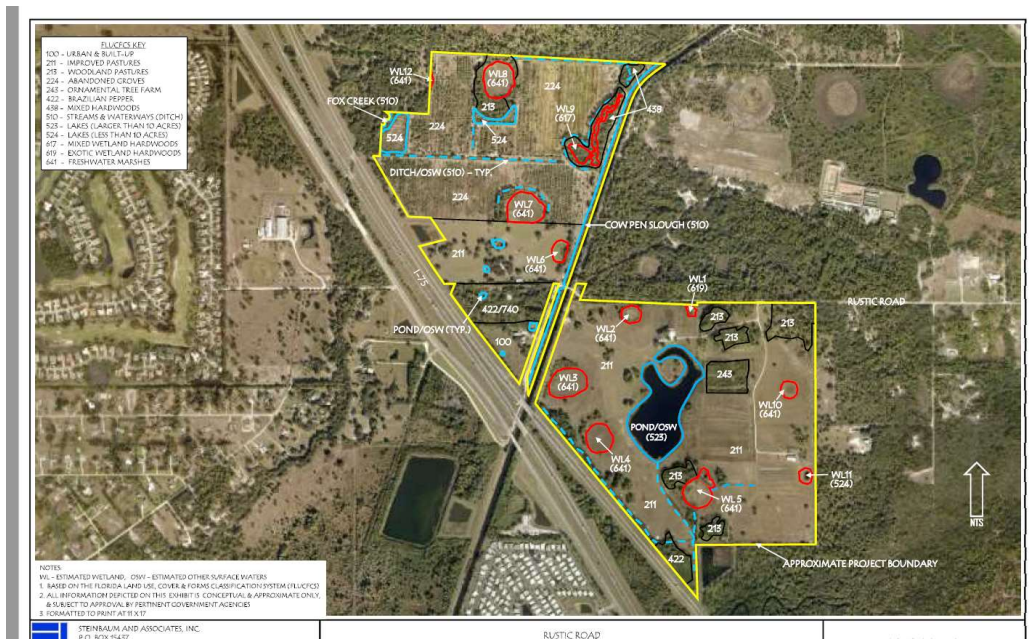
One file is a brief sheet prepared by Venice Tax Watch and the other is an excerpt from The Venice Scoop

Thank you,

Mike Rafferty  
Venice Tax Watch



## ***RUSTIC ROAD PUD***



Proposed project includes 318+/- ac of land within the County of Sarasota currently zoned large lot (typically 1 unit per 5 ac) which would support roughly 64 estate type residences. Since being a part of Sarasota County, project will require annexation and rezoning.

Action before the Planning Commission on December 4, 2018 is for the applicant(s) to receive guidance for proceeding with their proposal to annex the property and develop up to 1,000 residential units.

### Observations and Question(s):

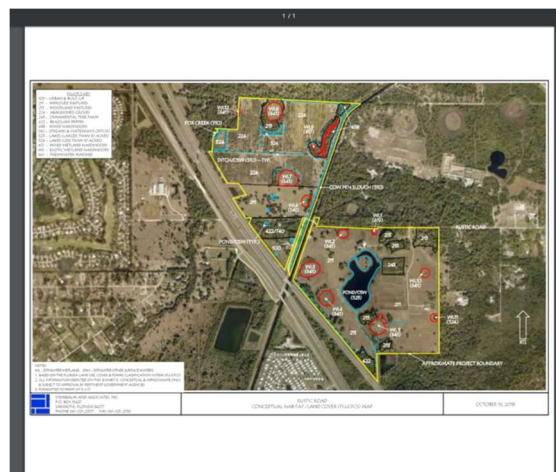
- Observation....Project is outside the City limit
- Question....Why, at this time, when City Council is struggling with funds to support the General Fund and utility rates are constantly on the rise, is it in the best interest of the public to annex more residential property?
- Observation....Project is on FLUM as JPA #1-Rustic Rd and is shown thereon as being contiguous with property within the City Limits; Memo from Planning Staff shows project as not being contiguous with property within the City Limits.
- Question.....Which is correct and in order for property to be annexed, does it need to be contiguous with property within the City Limits?
- Observation.....intensity of land use will go from 1 unit per 5 acres (64 estate type residences) to 3+ units per acre (1,000 units shoehorned into the same land)
- Question.....On an interim basis, at least until Council can come to grips with adequately financing City services, and in recognition of the extensive residential growth in progress, is it not in the best interest of Venice to implement a policy where rezone of property currently zoned under County standards will be based on Residential Estate at a density of 1 ac per unit?

Brief Sheet by Venice Tax Watch, December 2, 2018, for the Record of Planning Commission Meeting on December 4, 2018 regarding Petition PHC-No 18-07RZ.

# City of Venice researching annexing 318 acres of county land to build 1,000 new homes

December 3, 2018 [The Scoop News - Francesco Abbruzzino](#)

## City of Venice researching annexing 318 acres of county land to build 1,000 new homes | The Uncensored Report



Venice Planning Commission will be conducting a Workshop on annexing 318+/- acres of land in the County and rezoning to allow over 1,000 residences on Dec 4, 2018, 1:30 pm.

Some of the problematic issues are: current zoning is for estate size lots which would probably build out at 60 homes; applicants are asking for a rezone to allow over 1,000 homes; property is not contiguous to City Line; why annex, Venice has an abundance of residential zoned property; planning folks need to understand future development of outlying areas such as this must be low density and would be appropriately zoned Residential Estate, 1 acre lot minimum

Folks can send an e-mail to the following and ask it be included in the record for the Workshop

[CRimes@Venicegov.com](mailto:CRimes@Venicegov.com) , [PlanningCommission@venicegov.com](mailto:PlanningCommission@venicegov.com) , [jholic@venicegov.com](mailto:jholic@venicegov.com) , [citycouncil@venicegov.com](mailto:citycouncil@venicegov.com) , [LStelzer@Venicegov.com](mailto:LStelzer@Venicegov.com) ,

**LikeCommentShare**

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Tommy Nuckolls, Gregg Hoffner, Sherri Werkmeister and 2 others like this.

[14 Shares](#)

**Comments**



**Sean Clarke** James Calvert

[Manage](#)

3h



**Mary Lynne Jewell** As if there aren't enough homes here already. And we need more?

[Manage](#)

2h



**Emily Woodward** no no no

[Manage](#)

2h



**JoAnn Newman** NO NO NO!!! We son't need or want any thing else built. Buy homes already here, or don't move down. This is some of the problem with the gulf. Wake up

[Manage](#)

2h



**Dbfiveo Bro** Will they be able to dump the sewage onto the gulf?!!

[Manage](#)

2h



**Anne Kelly Arcuri** When will it stop.....

[Manage](#)

2h



**Lorena Brook** Stop!!

[Manage](#)

2h



**Patsy Vernon** I would like to know how to make map larger so I can see where this is??

[Manage](#)

2h



**Valerie S Hudson** Google rustic rd. It is North of nokomis past Travis tumbler

[Manage](#)

1h



**Patsy Vernon** txs....will do

[Manage](#)

1h



**Jerry Jones** They will not stop until a) we are Miami-Fort Lauderdale or b) another recession hits. There is no such thing as a little beach town anymore unless you live on Boca Grande. Greed runs Florida and the demand to move here is there so it's not going to stop.

[Manage](#)

1h



**Caitlin McKissick** Yup, new Miami's all up and down the coast.

[Manage](#)

1h



**Maureen Elizabeth Cook** Rustic Rd. Hannah Cook 😞

[Manage](#)

1h



**Lisa Della Penna Mosser** We don't need anymore building!! What's wrong with these greedy bastards

[Manage](#)

1h



**Casie Whims** STOP!!!! Omg! We are full! The last thing we need is another gated and fertilized community! This makes me so mad.

[Manage](#)

1h



**Kathy Yatuni-Cobb** NOOOOOOOO

[Manage](#)

1h



**Valerie S Hudson** Why is venice trying to annex this area. It is North of nokomis

[Manage](#)

1h



**Pamela Fitzgerald** So what are we going to do ? These proposals effect everyone

[Manage](#)

1h



**Suzanne Myette** No more building!!! To crowded already.

[Manage](#)

1h



**Maureen Ariss** Nokomis is a quaint village and 41 is much too busy.

[Manage](#)

1h



**Carol Small** No!!. No more building. We like our hometown feel.

[Manage](#)

53m



**Kay Lobur Brogan** Stop with this already. The building up of this area is getting out of hand!!!

[Manage](#)

44m

[Manage](#)

38m



**Jen Brown** If this isnt a blatant "F you" to the community of venice and nokomis I dont know what is. These leaders are a joke, they are so bought and paid for in our councils.

[Manage](#)

30m



**Tommy Nuckolls** Amen

[Manage](#)

17m



**Tommy Nuckolls** They should Fire all city council and anyone With Authority and (LET'S START OVER) THEY ARE WEAK AND INCOMPETENT ETC.YES I'M PISS OFF?!.

[Manage](#)

14m



**Lori Harris** And then let's complain about red tide when all the septic and fertilizer goes there.

[Manage](#)

7m



**Peter Theroux** And put in 2 new roundabouts while you're at it

[Manage](#)

3m

## Christina Rimes

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**From:** pkn04@aol.com  
**Sent:** Monday, December 03, 2018 10:00 AM  
**To:** Christina Rimes; Planning Commission; John Holic; City Council; Lori Stelzer  
**Subject:** NO MORE ANNEXING

City Council:

In a follow-up to my previous email regarding over development. While this article focusing on Naples, it is apropos to Venice and the entire Gulf Coast. Please read. More annexation will further impact our waters. STOP - JUST STOP

[https://www.nytimes.com/2018/12/02/business/media/climate-change-news-media-red-tide-florida.html?fbclid=IwAR1piK49ltvifZ\\_oiw0YIqSRWlliaDCB8t1zG4DIGtD2arQlyKCFxF027p4](https://www.nytimes.com/2018/12/02/business/media/climate-change-news-media-red-tide-florida.html?fbclid=IwAR1piK49ltvifZ_oiw0YIqSRWlliaDCB8t1zG4DIGtD2arQlyKCFxF027p4)

PKN  
Venice

## Christina Rimes

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**From:** pkn04@aol.com  
**Sent:** Monday, December 03, 2018 9:53 AM  
**To:** Christina Rimes; Planning Commission; John Holic; City Council; Lori Stelzer  
**Subject:** STOP ANNEXING

Venice Mayor and City Council:

Stop the annexing! Nobody residing in the City of Venice and, most importantly, county residents with a Venice address, wants more development

Your obsession with annexing land is greedy, environmentally unsound and does nothing but put more tax money in your coffers, while further destroying the environment

Have you learned nothing from the Red Tide debacle? The rest of us understand that over-development is very large contributor to run-off and ultimately polluting the Gulf.

This is unconscionable. Nothing but a money grab for taxes and putting millions in developer pockets - and your own, it seems.

You have just proven that you are not good stewards of Venice. Shame on you if you pass this.

PKN  
Venice