



## CITY OF VENICE

### PLANNING AND ZONING DIVISION

401 W. Venice Avenue, Venice, FL 34285

(941) 486-2626 ext. 7434 [www.venicegov.com](http://www.venicegov.com)

## ANNEXATION APPLICATION

Submit a complete application package to the Planning and Zoning Division. All information must be legible and will become a permanent part of the public record. Incomplete applications will be returned to the applicant/agent.

|   |  |
|---|--|
| <b>Subject Property to be Annexed:</b>  | FNG Holdings   |
| <b>Address/ Location:</b>   | No street address; located on the south side of E. Venice Ave. between Colebrook Ct. and S. Auburn Rd.; PID # 0412-08-0002 |
| <b>Parcel Identification No.(s):</b>  | see above  |
| <b>Parcel Size:</b>   | (+/-) 5 acres  |
| <b>Property Owner:</b>  | FNG Holdings-Land, LLC   |
| <b>Address (if different than subject property):</b>  |  |
| <b>Current Zoning Designation(s):</b>   | OUE-1 (County)   |
| <b>Current FLUM Designation(s):</b>   | Medium Density Residential; JPA Area 4   |
| <b>Required Proposed Zoning(concurrent Rezone application):</b>   | RMF-2 w/ stipulation of maximum density of 7 du/a (gross acreage basis)  |
| <b>Required Proposed FLUM Designation (concurrent Comprehensive Plan application):</b>  | Moderate Density Residential   |
| <b>Fees (select option/do not leave blank):</b><br><input checked="" type="checkbox"/> Application Fee for Multiple Platted Lots: First Lot: \$392 plus each Additional Lot: \$38.<br>Total equals \$392 (first lot) + (\$38* 0 No. Lots)= \$392.00<br><input type="checkbox"/> Application Fee for Large Unplatted Area between 1 and 5 acres: \$616 total<br><input type="checkbox"/> Application Fee for Large Unplatted Area over 5 acres: \$560 plus each Additional Acre: \$38.<br>Total equals \$560 (for first 5 acres) + (\$38* ____ No. Acres over 5)=<br>Additional costs may include but are not limited to public notice advertising and mailing expenses, professional services and review expenses, and legal fees. Public Notice Fee (advertising and mailing expenses only) in excess of \$50 will be billed to the applicant after the public hearing. See Section 86-586 for complete code.<br><i>*Extended technical review fee of \$1400 charged at third resubmittal.</i> |  |
| <b>Applicant Name (will be used for billing)</b>  | FNG Holdings-Land, LLC   |
| <b>Address:</b>   | 135 San Marco Drive, Venice, Florida 34285   |
| <b>Email:</b>   | Phone:   |
| <b>Authorized Agent (1 person to be the point of contact):</b> Jeffery A. Boone, Esq.   |  |
| <b>Address:</b> 1001 Avenida Del Circo  |  |
| <b>Email:</b>   | Phone: jboone@boone-law.com (941) 488-6716   |

### Staff Use Only

Petition No.

Fee:

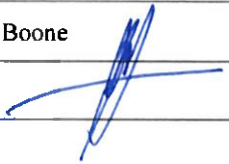
Form of Payment:

Payee:

Submit application packages collated into three sets (concurrently filed applications must be packaged separately).

- ☐ **Application:** Signed by agent and applicant (3 copies).
- ☐ **Narrative:** Provide a narrative describing in detail the existing use on the property. Confirm consistency with the permitted uses based on the Comprehensive Plan and Zoning Code (3 copies).
- ☐ **Location Map:** A map or aerial that has callouts for every parcel included in the annexation, identified by parcel ID. (3 copies).
- ☐ **Agent Authorization Letter:** A signed letter from the property owner, authorizing one individual to submit an application and represent the owner throughout the application process. Authorization should not be for a corporation or similar entity. This individual will be the single point of contact for staff (3 copies).
- ☐ **Legal Description:** Electronic version must indicate the PID with each respective description in an electronic copyable format. (3 copies).
- ☐ **Ownership and Encumbrance Report:** (3 copies).
- ☐ **Statement of Ownership and Control:** Documentation of ownership and control of the subject property (deed). Sarasota County Property Appraiser or Tax Collector records will not suffice. Corporations or similar entities must provide documents recognizing a person authorized to act on behalf of the entity. For multiple parcels collate by parcel the deeds, agent authorizations, and Sunbiz information (3 copies).
- ☐ **Financial Feasibility Report (3 copies):**
  1. Estimate or range of property tax revenue as a result of the annexation
  2. Revenue implications and expansion of utility system users per equivalent dwelling unit (EDU).
  3. Description of infrastructure enhancements to transportation network, utility system, school, and recreational facilities.
- ☐ **Survey of the Property:** Signed and sealed survey must accurately reflect the current state of the property. Each parcel must have its own legal description listed separately on the survey, correctly labeled by parcel id. (3 copies, 24"x36") **Date of Survey:** see attached
- ☐ **CD with Electronic Files:** Provide PDF's of ALL documents, appropriately identified by name on one CD/thumb drive. Submit each document or set of plans as one pdf (not each sheet in an individual pdf). Title the documents with 2020-XX-XX then the simple title of the document, in order to correctly sort documents by date (e.g., Narrative, Survey, Financial Feasibility).

By submitting this application the owner(s) of the subject property does hereby grant his/her consent to the Zoning Official and his/her designee, to enter upon the subject property for the purposes of making any examinations, surveys, measurements, and inspections deemed necessary to evaluate the subject property and the application.

|   |                      |
|---|----------------------|
| Authorized Agent Name: Jeffery A. Boone   | Applicant Name:      |
| Authorized Agent Signature:  | Applicant Signature: |
| Date: May 27th, 2021  |                      |