



**Planning Department  
COMMUNITY WORKSHOP  
APPLICATION NO. 17-CW-13  
DISCUSSION OF A REZONE**

Date: July 31, 2017

Time: 5:30 P.M.

Place: City Hall—Room 112  
1565 First Street  
Sarasota, FL 34236

As required by the City of Sarasota, a community meeting is being held to discuss a Rezone of the 37,628 +/- sq. ft. property located at 711 S. Osprey Avenue. This meeting is being required because an application has not been filed within 12 months since the first Community Workshop was held on April 27, 2016.

The subject property is currently zoned CND (Commercial Neighborhood District) and is developed with a one-story 9,867 sq. ft. multi-tenant commercial building. The proposal is to rezone the property to DTE (Downtown Edge), which is consistent with the property's Future Land Use Map designation of Urban Edge. The existing CND zoning for the property is a non-implementing zone district and is inconsistent with this land use designation

Other than the exterior outdoor dining canopy currently under construction at the Word of Mouth restaurant, no other changes to the building or site plan are proposed at this time. An outdoor bar is not being proposed, nor is it allowed. The permitted outdoor section of the restaurant must close by 11:00 PM, Sunday through Thursday, and by 12:00 AM, Friday and Saturday. The property owner will lease the building with the uses permitted by right in the DTE zone district. If in the future any uses permitted by a Conditional Use are proposed, the property owner will hold another Community Workshop and provide the binding site plan required by the Conditional Use process. Any changes that may occur to the building or site plan in the future will be consistent with the DTE zone district and will follow the applicable Laurel Park Overlay District requirements.

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**AGENDA**

**I. Opening and Introduction**

- A. Welcome/Sign-In
- B. Meeting Purpose
- C. Agenda Review
- D. Presenter Introductions

**II. Presentation**

Joel Freedman—Applicant's Agent

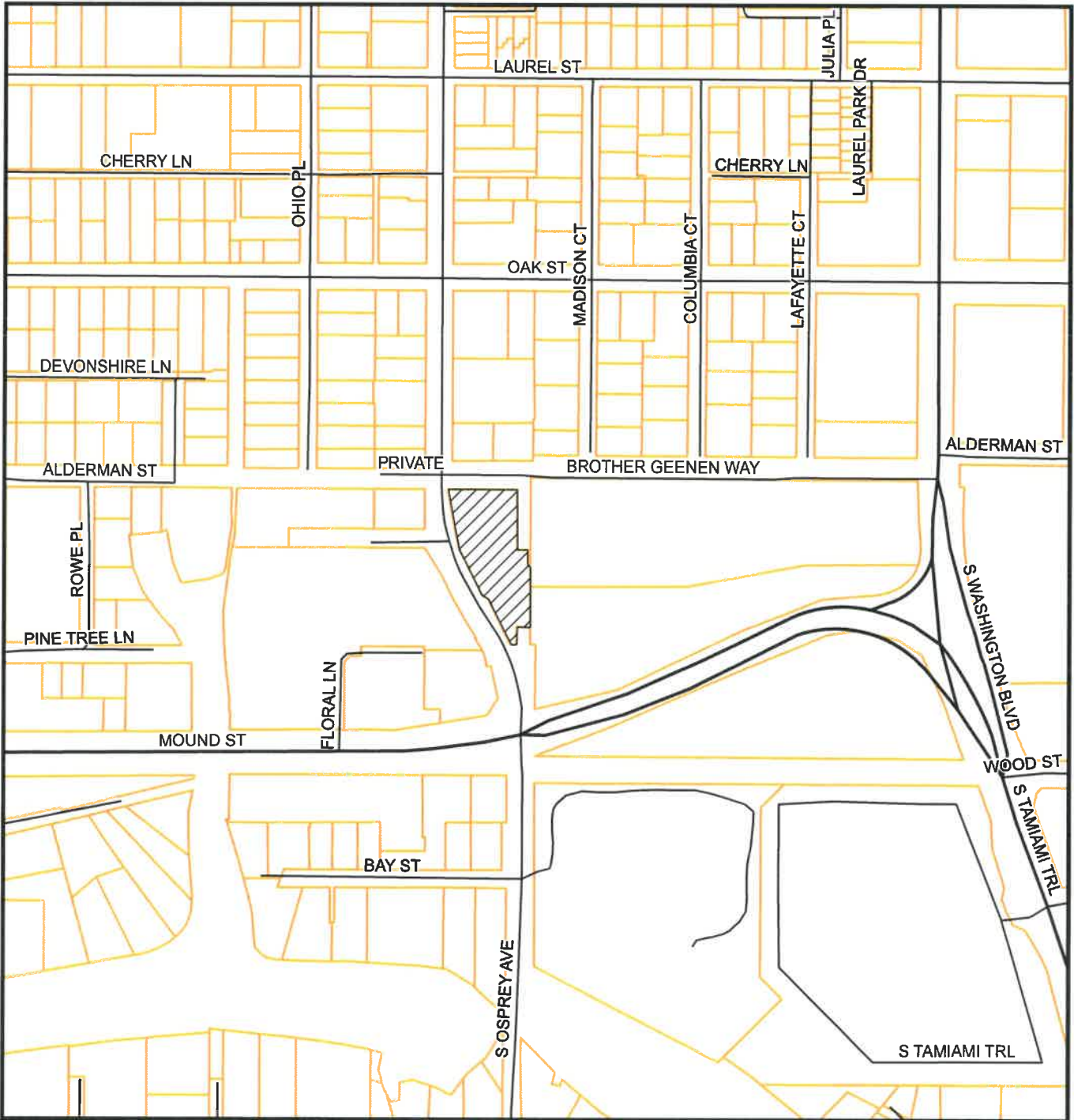
(Please take notes of any questions you may have during the presentation.)

**III. Questions and Answers**

**IV. Follow Up**

- A. Summary sent to all attendees
- B. Please make sure you have signed-in

*NOTE: The City of Sarasota website address is [www.sarasotagov.com](http://www.sarasotagov.com). On the home page under "Videos on Demand," select "Community Workshops" from the drop down menu to access agendas, audio, and summary minutes of Community Workshops.*



**Discussion of Proposed Rezone  
Application No. 17-CW-13  
711 S Osprey Avenue**



subject area

By: Lori Rivers  
Date: July 11, 2017

**FOR GENERAL LOCATION INFORMATION ONLY**