

# SARASOTA COUNTY GOVERNMENT

## *Stormwater*

**TO:** Sarasota County Commission  
**THROUGH:** Jonathan R. Lewis, County Administrator  
**FROM:** Ben Quartermaine, P.E., Director, Stormwater  
**DATE:** February 10, 2026  
**SUBJECT:** Purchase of 148 Myakka Drive, Venice

### **RECOMMENDED MOTION(S) OR ACTION(S):**

- A. (Not a public hearing) To adopt a resolution amending the Sarasota County Fiscal Year 2026-2030 Capital Improvement Program (Resolution No. 2025-164) to add the Resilient SRQ Voluntary Buyout Program - 148 Myakka Drive, Venice as Project No. 75889;
- B. (Public hearing) To adopt a resolution, Budget Amendment No. B2026-014, amending the Fiscal Year 2026-2030 Budget to appropriate funding for Capital Improvement Program Project No. 75889 – Resilient SRQ Voluntary Buyout Program - 148 Myakka Drive, Venice in the amount of \$390,904.00;
- C. (Not a public hearing) To adopt a resolution authorizing the execution of contract for sale and purchase with the owner of property located at 148 Myakka Drive, Venice, for the sum of \$247,771.00 pursuant to Resilient SRQ’s Voluntary Buyout Program, and authorizing the Chair, Vice Chair or County Administrator to execute the contract for sale and purchase and authorizing the County Administrator or designee to execute all documents necessary to complete the transaction, including the CDBG-DR Restrictive Covenant.

### **BACKGROUND/ANALYSIS:**

The County, through Resilient SRQ, administers a Voluntary Buyout Program (“Program”) as part of the U.S. Department of Housing and Urban Development’s (HUD) Community Development Block Grant – Disaster Recovery grant (CDBG-DR) awarded to the County. The Program seeks to acquire properties impacted by Hurricane Ian in flood prone areas as part of its mitigation strategy.

On October 22, 2024, The Board approved the eligibility and scoring criteria for this Program. Applications were open between February 28, 2025, and April 30, 2025, for submission by low to moderate income residents impacted by Hurricane Ian.

On July 9, 2025, the Board selected and approved applications for the Resilient SRQ Voluntary Buyout Program which included an application submitted by Sarasota County on behalf of the owner of 148 Myakka Drive, Venice (the “Property”), to receive a conditional grant in the total amount of \$338,300.00. \$247,771.00 was allocated for the acquisition/purchase of the Property, based on a pre-hurricane Ian property value determination made by the County Stormwater Department working with Resilient SRQ staff pursuant to HUD buyout activity guidelines and the balance of \$90,529.00 awarded to the County for demolition and return to green space expenses for this property through the Program (CDBG-DR).

The Property owner has agreed to sell the Property to County for the purchase price of \$247,771.00 and executed a Contract for Sale and Purchase subject to Board approval and execution, included as Attachment “4”. Pursuant to the Program requirements, the Property must be dedicated and maintained in perpetuity for a use that is compatible with open space, recreational, floodplain and wetlands management practices, or other disaster-risk reduction practices through a deed restriction or covenant running with the land, included as Attachment “6”. Upon the Board’s adoption of the resolution approving and authorizing the execution of the Contract for the Sale and Purchase, the County Administrator may delegate a designee authority to perform duties and tasks required by the contract and to execute and deliver any and all papers and instruments, extend time periods to complete due diligence investigations, close the transaction, and execute the required restrictive covenant. After the Property is acquired, the County’s Stormwater Division will demolish the existing structure and return it to green space and maintain it as such due to the flood prone nature of this Property.

Property Management obtains appraisals as part of its standard procedure when acquiring property. A ‘pre-Hurricane Ian’ appraisal and ‘current market value’ appraisal was obtained from the County Appraiser. As of 9/27/2022, the pre-Hurricane Ian value of the Property was appraised at \$215,000.00 based on comparable sales at that time. The current market value as of 9/26/2025 was appraised at \$115,000.00.

In accordance with Section 119.071(5)(f)1.b., F.S., “[p]roperty photographs and personal identifying information of an applicant for or a participant in a federal, state, or local housing assistance program for the purpose of disaster recovery assistance for a presidentially declared disaster” is confidential information and exempt from public records disclosure. Access to the confidential and exempt information which has been removed or redacted from the Attachments hereto may be provided to the Board to exercise its duties in reviewing this matter, but such information must be kept confidential and exempt unless otherwise ordered by a court.

**RELEVANT PRIOR BOARD ACTION:**

1. June 4, 2024 - The Board approved the Resilient SRQ Voluntary Housing Buyout Program with a motion to target applications from low to moderate income communities along the Myakkahatchee Creek in North Port and Hidden River along the Myakka River (5-0 vote).
2. October 22, 2024 - The Board approved the recommended eligibility and scoring criteria for the Program (5-0 vote).
3. July 9, 2025- The Board selected 148 Myakka Drive, Venice for the conditional grant and directed staff to pursue an agreement for the Purchase and Sale with the homeowner (5-0 vote).

**PROCUREMENT ACTION:**

N/A

**FUNDING:**

Funding will be provided with the adoption of Budget Amendment B2026-014 for the Capital Improvement Program (CIP) Project #75889 - Resilient SRQ Voluntary Buyout Program through the CDBG County Capital Project Fund and Stormwater Capital Fund.

**STRATEGIC PLAN ALIGNMENT:**

**Goal:** Great Place to Live

**Objective:** Maintain a safe community – reality and perception

**NEXT STEPS:**

The County shall perform standard due diligence in preparation for closing. Closing shall occur 120 days from the effective date. Once acquired, the County Administrator shall execute and record the CDBG-DR Restrictive Covenant document, and Stormwater will be responsible for the demolition of structures and future maintenance of this property.

**STAFF RECOMMENDATION(S):**

Staff recommend adoption of the proposed resolutions to acquire the Property and allow staff to conduct the necessary duties and tasks to close the transaction.

**ATTACHMENTS:**

1. Resolution Amending Fiscal Year 2026-2030
2. Budget Amendment B2026-014
3. Resilient SRQ Buyout Award Letter
4. Contract Executed by Owner
5. Resolution - Contract
6. CDBG-DR Restrictive Covenant