



**Planning Department  
COMMUNITY WORKSHOP  
APPLICATION NO. 18-CW-20  
DISCUSSION OF A STREET/RIGHT-OF-WAY VACATIONS**

Date: Thursday, September 27, 2018

Time: 5:30 P.M.

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

As required by the City of Sarasota, a community meeting is being held to discuss multiple Street/Right-of-Way Vacations related to the Hyatt Regency located at 1000 Boulevard of the Arts. The applicant is requesting a total of three (3) separate vacations, which are collectively depicted on the map (see reverse side). The first vacation is the northern 103.16 linear feet of the platted 18-foot wide alley. The second vacation is a two-foot wide strip immediately adjacent to the eastern boundary of the platted 18-foot wide alley. This two-foot wide strip is approximately 103.16 linear feet, extending southerly from the southern boundary of the Boulevard of the Arts right-of-way. The third vacation is a two-foot wide strip immediately adjacent to the western boundary of the platted 18-foot wide alley. This two-foot wide strip is approximately 275.86 linear feet, extending southerly from the southern boundary of the Boulevard of the Arts right-of-way.

The applicant is seeking to use the area of the vacated rights-of-way for a 14-foot tall by 20-foot wide and approximately 276-foot long public access and utility easement. The new easement would start at the north end of the alley vacation granted by the City through Ordinance No. 16-5187, and run approximately 276 feet north to the Boulevard of the Arts right-of-way. The applicant intends to rebuild the current poorly maintained 18-foot alley and widen the vehicular portion of the alley to 20 feet and add a 4-foot walking space adjacent to it on the west side. Total alley width will become approximately 24 feet. The new and improved alley will be available for all typical alley uses in addition to providing both unlimited vehicle and pedestrian movements.

In the future, the applicant will be proposing a revised condominium development for the property from what was shared last year. The future condominium site would take up approximately 1.25 acres of the Hyatt's approximately 5.86 acres. It is anticipated the condominium will be a residential and commercial mixed-use project, 18 stories in height with 50 to 60 residential units and include various Hyatt Regency uses such as 148 to 168 new replacement parking spaces, new loading docks, a new central energy center, and a possible food service or commercial facility. The revised development project will add green spaces at each end of the block, will celebrate the corner at the Boulevard of the Arts and Driveway B (El Vernona Avenue), widen the sidewalk, and add more streetscape/landscape areas. The applicant has pulled the west end of the condominium tower, above level 2, about 80 feet south of the property line and stair-stepped the podium portion of the project to have a better scale with the pedestrians, neighborhood, and the future Bay project.

---

**AGENDA**

**I. Opening and Introduction**

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

**II. Presentation**

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

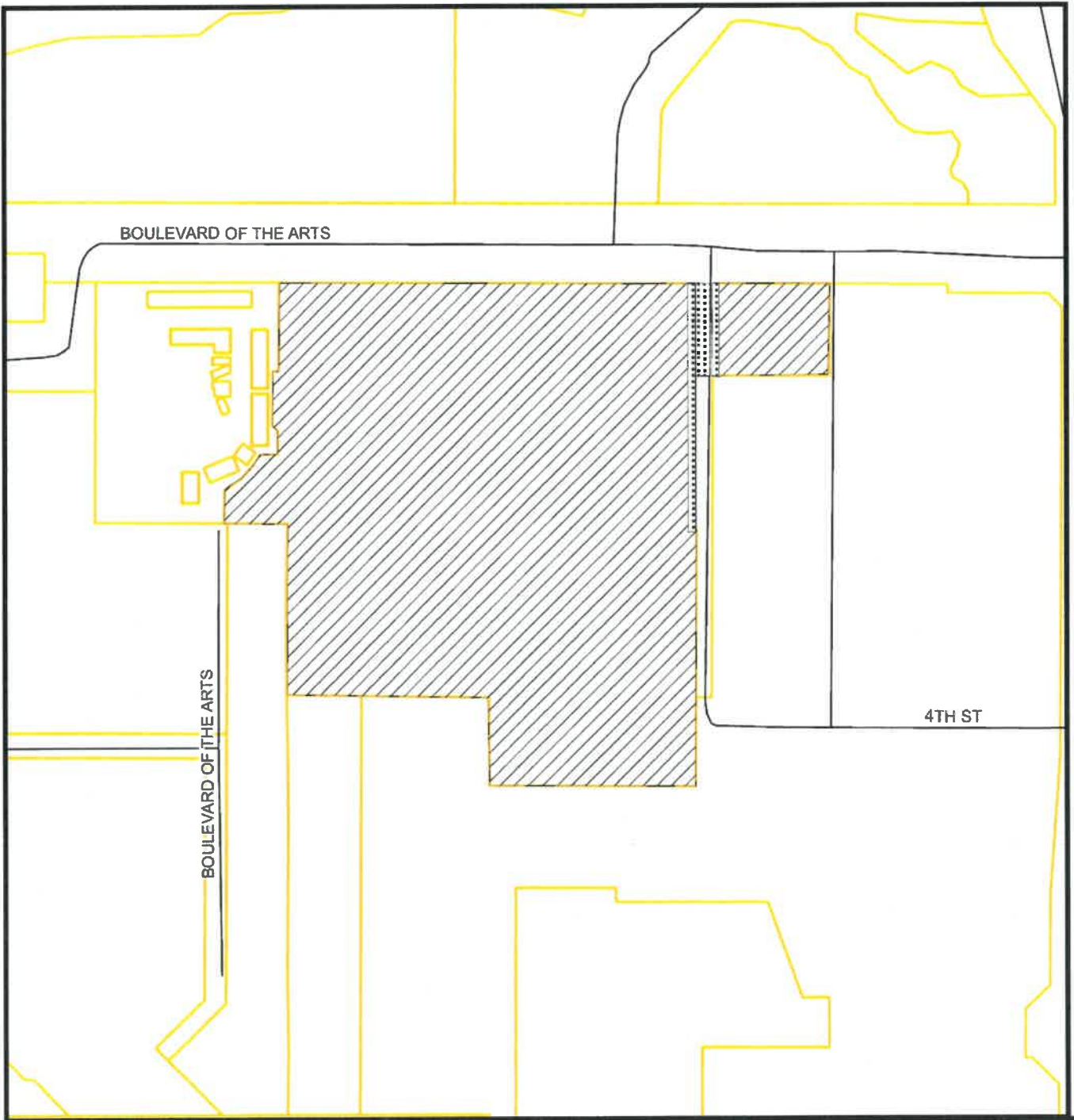
G. Matthew Brockway, applicant's agent

**III. Questions and Answers**

**IV. Follow Up**

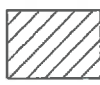
- A. Summary sent to all attendees
- B. Please make sure you have signed-in

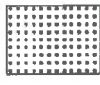
*NOTE: The City of Sarasota website address is [www.sarasotafl.gov](http://www.sarasotafl.gov). On the home page under the "Meetings/Agendas/Video" link, select "Community Workshops" to access agendas, audio, and summary minutes of Community Workshops.*



**Community Workshop Application No. 18-CW-20  
 Discussion of Proposed Street/Right of Way Vacation  
 1000 Boulevard of the Arts - Hyatt Regency**



 Hyatt Regency property

 approx location of areas proposed to be vacated

By: Lori Rivers  
 Date: September 6, 2018

**FOR GENERAL LOCATION INFORMATION ONLY**