

Community Development

Under Review

Chick-Fil-A

100 Tamiami Trail, Port Charlotte 5,304 sq. ft. quick serve restaurant with associated parking, utilities, and landscaping

Island Breeze

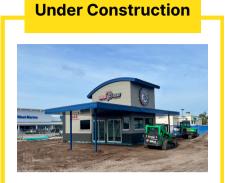
1106 S. McCall Road, Englewood Three-story, eight unit condo building with associated infrastructure and boat parking

Texas Roadhouse

100 Tamiami Trail, Port Charlotte 8,400 sq. ft. sit-down restaurant with associated parking, utilities, and landscaping

Tim Horton's Coffee

100 Tamiami Trail, Port Charlotte 1,720 sq. ft. coffee shop with a drive-thru and associated infrastructure



7 Brew Coffee 4275 Tamiami Trail, Port Charlotte 520 sq. ft. drive-thru coffee shop



Livano Charlotte Harbor

100 Tamiami Trail, Port Charlotte 333-unit apartment complex with a swimming pool and clubhouse



Mission BBQ 1340 Tamiami Trail, Port Charlotte Remodel of existing restaurant



Kahwa Coffee 19580 Cochran Blvd., Port Charlotte 1,500 sq. ft. drive-thru restaurant

Permit Stats

260 single-family permits issued
330 single-family COs issued
3,149 permits taken
3,393 permits issued (April 2025)
45,136 permits issued (FY23-24)
22,496 permits issued (FY24-25)

FY23-24: Oct. 2023 through Sept. 2024 FY24-25: Oct. 2024 through present

Project Spotlight

Babcock Ranch

62 single-family permits issued in April 2025 **3,522** single-family COs issued since March 2017

West Port

4 single-family permits issued in April 2025796 COs issued since April 2017

Current Plat Applications in Review

PFP-25-04 Sabal Glen (fka Sabal Glen FKA PP-24-07 Village 2 - Tract 1)

Lennar Homes, L.L.C. is requesting Preliminary and Final Plat approval for a subdivision to be named, Sabal Glen, formerly known as Village 2 - Tract 1, being a replat of Tract E-45, of Midtown at Babcock Ranch. The proposed subdivision consists of 220 lots and 10 tracts for roadway, drainage, and open space. They also seek approval of a Developer's Agreement and surety to cover the construction of the plat infrastructure. The site contains 58.0± acres and is within the boundary of the Babcock Ranch Community Development of Regional Impact (DRI) Increment 2, the East County area, and in Commission District I.

PFP-25-05 Turnleaf Phase 1A

Burnt Store Developers LLC is requesting Preliminary and Final Plat approval for a subdivision to be named, Turnleaf Phase 1A, being a replat of a portion of Tract R and all of Tract F-1, Tract O-3, and Lot 135 as recorded in Turnleaf Phase 1 and consisting of 24 residential lots and four tracts. The replat is being requested to reconfigure and add lots within the existing Phase 1 boundary. They also seek approval of the First Amendment to the Developer's Agreement. This site contains 123.14± acres and is within the boundary of the Burnt Store Area Plan area, the Coral Creek Community Development District, in Commission District II.