

A10 - ZONING ATLAS AMENDMENT: **CBPP LONG BRANCH SOLAR
PLN2406-0149 - Z-24-20 – PUBLIC HEARING**

Address: CR 39, PARRISH, FLORIDA 34219
Parcel: 120310009
Fire District: DUETTE FIRE AND RESCUE DISTRICT
Commissioner: OPEN SEAT
Case Manager: Camden Jenkins, Extension 6861
Camden.Jenkins@MyManatee.Org

Description: The Request To Rezone From Ex Zoning To A Zoning.

**A31 - COMBINED SUBDIVISION/SITE PLAN/CONSTRUCTION PLAN: NORTH RIVER RANCH PHASE IV-C2
PLN2407-0115 - PDMU-17-26(P)/24-S-72(P/FSP-24-136 - ADMINISTRATIVE**

Address: 11585 NORTH RIVER RANCH TRAIL, PARRISH, FLORIDA 34219
Parcel: 394610359
Fire District: PARRISH FIRE DISTRICT
Commissioner: OPEN SEAT
Case Manager: Greg Krause, Extension 3879
greg.krause@mymanatee.org

Description:

**A04 - SITE PLAN: 2350 CORTEZ ROAD WEST - TOOL RENTAL CENTER EXPANSION
PLN2408-0006 - PDC-91-07/FSP-24-134 - ADMINISTRATIVE**

Address: 2350 CORTEZ ROAD WEST, BRADENTON, FLORIDA 34207
Parcel: 5058500109
Fire District: CEDAR HAMMOCK FIRE RESCUE
Commissioner: Kevin Van Ostenbridge
Case Manager: Barney Salmon, Extension 3417
barney.salmon@mymanatee.org

Description: On Behalf Of Our Client, The Home Depot, We Are Submitting This Application For Proposed Modifications To The Subject Property, Located At 2350 Cortez Road West In Bradenton, Florida. The Project Proposes Approximately 2,520 Square Feet Of Building Addition, A Fenced Enclosure Area, Reserved Parking Spaces, Outdoor Storage, And Outdoor Display Of Merchandise. Disturbed Area For Building Expansion Is Approximately +/- 0.09 Acres.

The Building Expansion Includes Approximately 2,520 Square Feet For The Tool Rental Center And A 475 Square Foot Fenced Enclosure Along The East Side Of The Existing Store. The Fenced Enclosure Will Also Be Used For Cleaning Of Equipment And Will Have A Wash Down Drain With An Oil And Water Separator That Will Connect To The Existing Sanitary Sewer System.

With This Development, Home Depot Is Also Proposing To Reserve 19 Existing Parking Stalls, Located On The South Side Of The Front Parking Field (In Front Of The Proposed Tool Rental Center). 10 Stalls Will Be Designated For Storing Compact Power Equipment Rentals Such As Woodchippers, Mini Skid Steers, Mini Excavators, Trenchers, Tractor Loader Backhoes, Aerial Equipment For Tree Maintenance, Light Towers, Dump Trailers, Etc.. And The Other 9 Stalls For Storing Rental Trucks And Trailers. The Equipment Will Reside On A Trailer That Will Fit Within Each Of The 10 Parking Stalls And Can Be Easily Maneuvered By Home Depot Customers. The Largest Piece Of Equipment Is 6'-9" In Height.

The Tool Rental Center Will Not Effect The Stores Daily Operations Nor Will This Interfere With Normal Operating Hours, Some Rental Centers Close An Hour Prior To Main Store For Appropriate Closing Coverage. Per The Institute Of Transportation Engineers' (Ite) Trip Generation Manual, 11Th Edition, The Proposed Building Expansion Is Anticipated To Generate 7 Additional Net, New P.M. Peak-Hour Trips (3 Entering/4 Exiting).

**A08 - COMPREHENSIVE PLAN AMENDMENT: PARRISH LAKES CPA
PLN2408-0047 - PA-24-11/ORD-24-86 – PUBLIC HEARING**

Address: ERIE ROAD, PALMETTO, FLORIDA 34221
Parcel: 655400000
Fire District: NORTH RIVER FIRE RESCUE
Commissioner: OPEN SEAT
Case Manager: Charles Andrews, Extension 6836
charles.andrews@mymanatee.org

Description: Privately Initiated, Comprehensive Plan Map & Text Amendment To Amend The Specific Area Policy (D.5 Provision) For The Parrish Lakes Development Established Under Policy 2.14.1.9. / D.5.9 / Ordinance 10-11 As Follows: 1.) Remove Road "Ee" From Table 5-1 (Manatee County Peak Hour Level Of Service Standards Twenty Year Roadway Requirements/Right-Of-Way Needs) Of The Element 5 Of The Comprehensive Plan; 2.) Revise Map 5-B To Reflect The Removal Of Road "Ee"; 3.) Amend Adopted Residential Entitlements From Three Thousand Four Hundred Sixty-Five (3,465) To Four Thousand (4,000) (An Increase Of 535 Units); 4.) Amend Adopted Non-Residential Entitlements From Seven Hundred Fifty Thousand (750,000) To Four Hundred Thousand (400,000) (A Decrease Of 350,000 Square Feet); And 5.) Removal Of The Timeline Regarding The Maximum Development Potential For The First Five (5) Years. This Request Has Two (2) Concurrent Applications Following It: 1.) Parrish Lakes Gdp (General Development Plan) Amendment, Per Pdmu-16-16(G)(R3) / Pln2408-0049 And 2.) Parrish Lakes Dri Amendment, Per Pln2408-0048.

**A04 - SITE PLAN: ESP COASTERRA AMENITY CENTER PHASE I
PLN2408-0071 - PDMU-21-20/FSP-24-133 - ADMINISTRATIVE**

Address: GRASS FARM ROAD, PALMETTO, FLORIDA 34221
Parcel: 589900159
Fire District: NORTH RIVER FIRE RESCUE
Commissioner: OPEN SEAT
Case Manager: Natalie Chiapusio, Extension 6839
natalie.chiapusio@mymanatee.org

Description: Phase 1 Of Esp Coasterra Amenity Center Includes Mail Kiosk, Dog Parks, And Parking Lot.

**A04 - SITE PLAN: HERITAGE HARBOUR PARCEL 25 OUTPARCEL 4 REVISED FSP/CP
PLN2408-0073 - PDMU-98-08/FSP-24-98(R) - ADMINISTRATIVE**

Address: NO ASSIGNED ADDRESS, BRADENTON, FLORIDA 34212
Parcel: 1442301359
Fire District: EAST MANATEE FIRE RESCUE
Commissioner: Ray Turner
Case Manager: Chase Gause, Extension 6912
Chase.Gause@MyManatee.Org

Description: Revised Fsp/Cp For The Heritage Harbour Parcel 25 Outparcel 4. Revisions To Include Reduce The Drive-Thru Building Footprint Within Outparcel 4 Of The Previously Approved Final Site Plans (Pln2311-0008) From 784 Sf To 1,610 Sf

**A02 - PLANNED DEVELOPMENT: CHALETS AT LAKEWOOD RANCH
PLN2408-0107 - PDR-24-25(Z)(P) – PUBLIC HEARING**

Address: 4821 LORRAINE ROAD, LAKEWOOD RANCH, FLORIDA 34211
Parcel: 580900359
Fire District: EAST MANATEE FIRE RESCUE
Commissioner: Ray Turner
Case Manager: CJ Mills, Extension 6926
cj.mills@mymanatee.org

Description: Request For A Rezone With A Preliminary Site Plan (Psp) For A 12.57+/- Ac Consisting Of A 37 Unit Single-Family Residential Development

**A08 - COMPREHENSIVE PLAN AMENDMENT: 3705 & 3809 LORRAINE ROAD
PLN2408-0108 - PA-24-13/ORD-24-89 – PUBLIC HEARING**

Address: 3705 LORRAINE ROAD, BRADENTON, FLORIDA 34211
Parcel: 577310006
Fire District: EAST MANATEE FIRE RESCUE
Commissioner: Ray Turner
Case Manager: James McDevitt, Extension 6866
James.Mcdevitt@mymanatee.org

Description: Proposed Comprehensive Plan Amendment From Res-1 To Res-9 To Facilitate Proposed Residential Development Of 360 Dwelling Units That Utilize The Livable Manatee Incentive.

**A02 - PLANNED DEVELOPMENT: 3705 & 3809 LORRAINE ROAD
PLN2408-0109 - PDR-24-26(Z)(P) – PUBLIC HEARING**

Address: 3705 LORRAINE ROAD, BRADENTON, FLORIDA 34211
Parcel: 577310501
Fire District: EAST MANATEE FIRE RESCUE
Commissioner: Ray Turner
Case Manager: James McDevitt, Extension 6866
James.Mcdevitt@mymanatee.org

Description: Proposed Rezone From A To Pd-R To Accommodate The Development Of 360 Dwelling Units Utilizing The Livable Manatee Incentive.
