

**A14 - CERTIFICATE OF APPROPRIATENESS (MINOR): 910 BAYSHORE DR NEW DOCK
PLN2410-0101 - HPB/COA-24-06 - ADMINISTRATIVE**

Address: 910 BAYSHORE DRIVE, TERRA CEIA, FLORIDA 34221
Parcel: 2179310350
Fire District: NORTH RIVER FIRE RESCUE
Commissioner: Tal Siddique
Case Manager: Barney Salmon, Extension 3417
barney.salmon@mymanatee.org

Description: Construct App 5'X40' Access Dock Starting 10-12' South Of Mean High Waterline
Construct App 8'X20' Terminal Dock To Create A T-Shaped Dock

**A04 - SITE PLAN: SHOPS AT HARRISON RANCH EAST PARCEL PHASE IIA & IIB REVISED PRELIMINARY PLAT
PLN2411-0088 - PDMU-11-12/23-S-91(P)(R) - ADMINISTRATIVE**

Address: 10820 US 301 NORTH, PARRISH, FLORIDA 34219
Parcel: 726400529
Fire District: NORTH RIVER FIRE RESCUE
Commissioner: Carol Ann Felts
Case Manager: Loretta Merrill, Extension 3880
loretta.merrill@mymanatee.org

Description: Revised Preliminary Plat To Update Phasing

**A02 - PLANNED DEVELOPMENT: *RR-ED* AIR PRODUCTS PFS FINISHING BUILDING
PLN2411-0102 - PDEZ-08-20(P)(R)/FSP-24-83(R) - ADMINISTRATIVE**

Address: 12828 US 41 NORTH, PALMETTO, FLORIDA 34221
Parcel: 591400509
Fire District: NORTH RIVER FIRE RESCUE
Commissioner: Carol Ann Felts
Case Manager: Greg Krause, Extension 3879
greg.krause@mymanatee.org

Description: Construction Of A Second Finishing Building Of 13,200 Sqft.

**A07 - SUBDIVISION CERTIFIED LOT SPLIT: *LOT SPLIT* SPLIT 4 ACRES LAND INTO 2 LOTS
PLN2411-0105 - CL-24-11 - ADMINISTRATIVE**

Address: 6730 PROSPECT ROAD, SARASOTA, FLORIDA 34243
Parcel: 1877505109
Fire District: SOUTHERN MANATEE FIRE RESCUE
Commissioner: Mike Rahn
Case Manager: Greg Krause, Extension 3879
greg.krause@mymanatee.org

Description: We Want To Split The 4 Acres Land Into 1.35 Acre Lot And 2.65 Acre Lot. The 1.35 Acre Lot Has 135Ft Wide And 436Ft Long (Left Side) With 30Ft Ingress/Egress Easement And New Entry And The Rest Will Be 2.65 Acre Vacant Land Lot.
Thanks, Duyen Vo, Kimduyenvo80@Yahoo.Com And 941-301-7946.

**A02 - PLANNED DEVELOPMENT: 69TH STREET CONVENIENCE STORE WITH FUELING - MODIFICATION
PLN2411-0124 - PDMU-08-15/FSP-22-48(R) - ADMINISTRATIVE**

Address: US 41 NORTH, PALMETTO, FLORIDA 34221
Parcel: 674402169
Fire District: NORTH RIVER FIRE RESCUE
Commissioner: Carol Ann Felts
Case Manager: Loretta Merrill, Extension 3880
loretta.merrill@mymanatee.org

Description: Modification To The Previously Approved Right-Turn Lane On 69Th Street East To Us-41. Modification Includes Removal Of The 4-Foot Paved Shoulder And Installation Of Type F Curb. See Attached Narrative For Modification Of Pln2203-0121.

**A02 - PLANNED DEVELOPMENT: SR 64 & BOURNESIDE BLVD PDC REZONE
PLN2411-0125 - PDC-24-35(Z)(G) – PUBLIC HEARING**

Address: 2560 GEORGINA CIRCLE, LAKEWOOD RANCH, FLORIDA 34211
Parcel: 575800279
Fire District: EAST MANATEE FIRE RESCUE
Commissioner: Dr. Robert McCann
Case Manager: Laura Gonzalez, Extension 3891
laura.gonzalez@mymanatee.org

Description: The S.R. 64/ Bourneside Boulevard Site (“Property”) Is Approximately ±18.58 Acres In Size And Comprises Portions Of Pid 575800279 And 575800559, Per The Manatee County Property Appraiser. The Property Is Generally Located At The Southwest Corner Of The Intersection Of S.R. 64 And Bourneside Boulevard In Lakewood Ranch. It Is Located Within The Mixed-Use Community/Activity Center Level 1 (Mu-C/Ac-1) Future Land Use District And Is Currently Zoned General Agriculture District (A). The Applicant, Casto Net Lease Properties, Llc, Is Requesting To Rezone The Property From General Agriculture District (A) To Planned Development Commercial (Pdc) With A General Development Plan (Gdp) To Allow For Development Of A Maximum Of 250,000 Sf Of Commercial Uses On The Property. The Proposed Commercial Development Will Be Supportive Of The Residential Growth In This Area And Provide Neighboring Residents With Retail And/Or Service Opportunities In Close Proximity.

A17 - VARIANCES AND MODIFICATIONS: **RR-CB BUFFALO CREEK SUBSTATION
PLN2411-0131 - MOD-24-02 – PUBLIC HEARING**

Address: 10404 ERIE ROAD, PARRISH, FLORIDA 34219
Parcel: 653001009
Fire District: NORTH RIVER FIRE RESCUE
Commissioner: Carol Ann Felts
Case Manager: Loretta Merrill, Extension 3880
loretta.merrill@mymanatee.org

Description: Replacement Of An Existing Structurally Failing 100' Tall Concrete Monopole Located At 10404 Erie Road, Parrish, Fl 34219 With A Code Compliant 185' Tall Steel Monopole Tower.

**A04 - SITE PLAN: CHEYANNE PRESERVE (FKA WESTOVER ESTATES) AMENITY CENTER
PLN2411-0138 - PDR-21-04/FSP-24-172 - ADMINISTRATIVE**

Address: NO ASSIGNED ADDRESS, PARRISH, FLORIDA 34219
Parcel: 495913809
Fire District: PARRISH FIRE DISTRICT
Commissioner: Carol Ann Felts
Case Manager: Barney Salmon, Extension 3417
barney.salmon@mymanatee.org

Description: Final Site Plan And Construction Drawing Review Of Construction Of A 595 Sf+/- Restroom Building And 320 Sf+/- Utility Building At The Previously Approved Westover Estates Subdivision In Manatee County. These Two Buildings Will Make The "Amenity" Area For The Subdivision And Will Also Include A Pool With Deck, Playground Area And Associated Surface Parking. Utilities Are Stubbed To The Site That Were Constructed With An Existing Phase Of The Subdivision. The Area Is Also Located In A Master Stormwater System Of Which Is In Compliance With The Allowable Curve Number.

**A02 - PLANNED DEVELOPMENT: EPOCH ROBINSON GATEWAY
PLN2411-0139 - PDMU-15-04(P)/FSP-24-174 - ADMINISTRATIVE**

Address: MOCCASIN WALLOW ROAD, PALMETTO, FLORIDA 34221
Parcel: 610320059
Fire District: NORTH RIVER FIRE RESCUE
Commissioner: Carol Ann Felts
Case Manager: Chase Gause, Extension 6912
Chase.Gause@MyManatee.Org

Description: Proposing Standard Multi Family Apartment Project At 4 Stories. Total Of 300 Units

**A04 - SITE PLAN: 1308 WHITFIELD CHANGE USE
PLN2411-0152 - OP-24-16 - ADMINISTRATIVE**

Address: 1308 WHITFIELD AVENUE, SARASOTA, FLORIDA 34243
Parcel: 6624600000
Fire District: SOUTHERN MANATEE FIRE RESCUE
Commissioner: Mike Rahn
Case Manager: Chase Gause, Extension 6912
Chase.Gause@MyManatee.Org

Description: Change Of Use For Vehicle Sales, Rental Leasing. Re-Development Of Site For Offstreet Parking Plan

**A04 - SITE PLAN: PEPPER GROVE AMENITY CENTER
PLN2411-0185 - PDR-22-11/FSP-24-173 - ADMINISTRATIVE**

Address: 3318 LANNISTER COVE, PALMETTO, FLORIDA 34221
Parcel: 748200059
Fire District: NORTH RIVER FIRE RESCUE
Commissioner: Carol Ann Felts
Case Manager: Barney Salmon, Extension 3417
barney.salmon@mymanatee.org

Description: Amenity Center To Serve The Pepper Grove Development.

**A02 - PLANNED DEVELOPMENT: CHIPOTLE MEXICAN GRILL
PLN2411-0186 - PDC-24-34(P) – PUBLIC HEARING**

Address: 3270 53RD AVENUE EAST, BRADENTON, FLORIDA 34203
Parcel: 1772730105
Fire District: SOUTHERN MANATEE FIRE RESCUE
Commissioner: Amanda Ballard
Case Manager: CJ Mills, Extension 6926
cj.mills@mymanatee.org

Description: Preliminary Site Plan Approval For The Redevelopment Of An Existing Abandoned Car Wash To A Proposed 0.80± Acre Commercial Retail 2,235 Sf Restaurant Consisting Of 31 (Incl. 2 Ada), Located On Part Of Parcel Pid 1772730105, Generally Addressed As 3270 53Rd Avenue East, Bradenton.

**A04 - SITE PLAN: PEST CONTROL OFFICE CHANGE OF USE
PLN2411-0191 - OP-24-17 - ADMINISTRATIVE**

Address: 12350 US 301 NORTH, PARRISH, FLORIDA 34219
Parcel: 411100050
Fire District: PARRISH FIRE DISTRICT
Commissioner: Carol Ann Felts
Case Manager: James Rigo, Extension 6905
james.rigo@mymanatee.org

Description: Off Street Parking Plan Limited Review- Changing Existing Storage Building To Office Building. Office Building Is Not Open To The Public And Is For Existing Staff Use Only. Related To Pln2306-0243.

**A06 - SUBDIVISION FINAL PLAT: PROSPERITY LAKES, PHASE IV, SUBPHASE IV-A
PLN2411-0193 - PDMU-19-07/24-S-93(F) – PUBLIC HEARING**

Address: 11522 VIOLET JASPER DRIVE, PARRISH, FLORIDA 34219
Parcel: 394669509
Fire District: PARRISH FIRE DISTRICT
Commissioner: Carol Ann Felts
Case Manager: Natalie Chiapusio, Extension 6839
natalie.chiapusio@mymanatee.org

Description: A Final Subdivision Plat For 113 Lots.
