September 26, 2018

The Honorable Priscilla Trace
Manatee County Government
1112 Manatee Avenue West
Bradenton, FL 34205-1000

Dear Commissioner Trace,

Thank you for your leadership and support for land use policies that move Manatee County forward. The Board’s adoption of amendments to the County Comprehensive Plan provide opportunities for creative solutions to address the affordable housing crisis, in addition to community revitalization through redevelopment. The Chamber strongly encourages the Board to take the next step by adopting the proposed changes to the County Land Development Code.

Similar to the award-winning Urban Corridors Plan adopted by the Board last year, the proposed changes will apply countywide and seek to increase density and mixed-use development at activity nodes while providing a shorter, less expensive, more predictable development review and approval process. The Chamber believes that this initiative supports the Urban Land Institute report and the goals of the County for reinvestment in the urban areas of the County, in addition to providing workforce-housing solutions.

Redevelopment and growth will substantially increase tax revenue, and coupled with reinvestment through the Southwest County Tax Increment Finance District, will allow the County to leverage its resources to further spur revitalization efforts. We believe these efforts will contribute to the retention of our current and future workforce by creating economic opportunities and lifestyle choices through a diverse mix of housing options, infrastructure, multi-modal transportation, and social and business opportunities.

As our land development code and comprehensive plan evolve, we encourage continued efforts to promote smart and responsible urban infill and redevelopment. This type of revitalization will enhance our community’s quality of life and build a strong business environment.

The Chamber appreciates your consideration of our recommendation.

Sincerely,

Darcie Duncan
Chairman of the Board