

Bradenton Herald

Oct. 23, 2019

Miscellaneous Notices

NOTICE OF ZONING CHANGES IN UNINCORPORATED MANATEE COUNTY NOTICE IS HEREBY GIVEN that the Board of County Commissioners of Manatee County will conduct a Public Hearing on November 7, 2019, at 9:00 a.m., or as soon thereafter as same may be heard at the Manatee County Government Administrative Center, 1st Floor Patricia M. Glass Chambers, 1112 Manatee Avenue West, Bradenton, Florida, to consider and act upon the following matters: PDC-14-29(P)(R) WEST LAKE PLAZA/GH&G LOCKWOOD, LLC PLN1903-0012 An Ordinance of the Board of County Commissioners of Manatee County, Florida, regarding land development, to amend Ordinance No. PDC-14-29(P) and the Preliminary Site Plan to: add 59,520 square feet of commercial floor area for a total development of 224,520 square feet of commercial (165,000 square feet of commercial previously approved); increase the maximum building height from 3-stories to 5-stories on vacant development parcels and approving a Schedule of Permitted and Prohibited Uses as voluntarily proffered by the Applicant and attached as Exhibit B; on an approximately 23.93 acre site zoned PDC (Planned Development Commercial) and located at the southeast corner of S.R. 70 East and 45th Street East (Lockwood Ridge Road), Bradenton (Manatee County); subject to stipulations as conditions of approval; setting forth findings; providing a legal description; providing for severability, and providing an effective date. PDC-19-08(Z)(G) - SR 70 & CR 675 / MANATEE RANCHES, INC. (OWNER) PLN1904-0056 An Ordinance of the Board of County Commissioners of Manatee County, Florida, regarding land development, amending the Official Zoning Atlas (Ordinance No. 15-17, as amended, the Manatee County Land Development Code) relating to zoning within the unincorporated area; providing for the rezoning of approximately 1.54 acres from A (General Agriculture) to the PDC (Planned Development Commercial) zoning district; approving a General Development Plan for an approximately 15,400 square foot commercial establishment; a Schedule of Permitted and Prohibited Uses as voluntarily proffered by the Applicant and attached as Exhibit B; the property is generally located on the northeast corner of State Road 70 and County Road 675, Myakka City (Manatee County); subject to stipulations as conditions of approval; setting forth findings; providing a legal description; providing for severability; and providing an effective date. PDMU-11-12(G)(R) SHOPS AT HARRISON RANCH/HC PROPERTIES, LLC PLN1806-0082 An Ordinance of the Board of County Commissioners of Manatee County, Florida, regarding land development, amending Ordinance No. PDMU-11-12(G) and the General Development Plan to include: increasing the commercial retail and/or professional office square footage from 170,000 to 300,000 square feet; adding a stipulation requiring utility connection; amending stipulations for compliance with current codes; said General Development Plan pertains to approximately 30.14 acres located at the northwest and northeast corners of U.S. 301 North and Harrison Ranch Boulevard, at 4605 and 4606 Harrison Ranch Boulevard, Parrish (Manatee County); located in the RES-3 (Residential 3 dwelling units per acre) and UF-3 (Urban Fringe 3 dwelling units per acre) Future Land Use Categories; approving a Schedule of Permitted and Prohibited Uses as voluntarily proffered by the Applicant and attached as Exhibit "B"; subject to stipulations as conditions of approval; setting forth findings; providing for a legal description; providing for severability; repealing ordinances in conflict; and providing an effective date. PDMU-92-01(G)(R17) UNIVERSITY LAKES/SCHROEDER-MANATEE RANCH, INC. PLN1807-0048 This item will be on

November 7, 2019 agenda to be continued to January 9, 2020. An Ordinance of the Board of County Commissioners of Manatee County, Florida, regarding land development, amending and restating Ordinance PDMU-92-01(G)(R16) and the General Development Plan to: exercise a land use exchange utilizing a portion of commercial and office entitlements for multi-family and hotel units; update the phasing and buildout dates to reflect legislatively approved extensions; other minor amendments and amendments for internal consistency; subject to stipulations as conditions of approval; providing for severability, and providing an effective date. The University Lakes DRI is east of the intersection of I-75 and University Parkway and located on the north side of University Parkway. The present zoning is PDMU (Planned Development Mixed Use) (approximately 4,101.17 acres). Z-19-21 CELESTIAL HOLDINGS, LLC REZONE / PLN1906-0083 An Ordinance of the Board of County Commissioners of Manatee County, Florida, amending the Official Zoning Atlas (Ordinance No. 15-17, as amended, the Manatee County Land Development Code), relating to zoning within the unincorporated area; providing for the rezoning of approximately 1.45 acres at 2860 14th Street West, Bradenton (Manatee County) from PD-C (Planned Development Commercial) to the GC (General Commercial) zoning district; setting forth findings, providing a legal description; providing for severability, and providing an effective date. Z-19-22 MEALS ON WHEELS PLUS OF MANATEE REZONE PLN 1906-0100 An Ordinance of the Board of County Commissioners of Manatee County, Florida, amending the Official Zoning Atlas (Ordinance No. 15-17, as amended, the Manatee County Land Development Code), relating to zoning within the unincorporated area; providing for the rezoning of approximately 1.86 acres at 811 23rd Avenue East, Bradenton (Manatee County) from NC-S (Neighborhood Commercial-Small) (approximately 1.50 acres) and RSF-6 (Residential Single Family-6 dwelling units per acre) (approximately 0.36 acres) to the LM (Light Manufacturing) zoning district; setting forth findings, providing a legal description; providing for severability, and providing an effective date. Interested parties may examine the proposed Ordinance and related documents and may obtain assistance regarding this matter from the Manatee County Building and Development Services Department, 1112 Manatee Avenue West, 4th Floor, Bradenton, Florida; telephone number (941) 748-4501 x6878; e-mail to: planning.agenda@mymanatee.org All interested parties may appear and be heard at the meeting with respect to the proposed Ordinance. According to Florida Statutes, Section 286.0105, any person desiring to appeal any decision made by the Board of County Commissioners with respect to any matter considered at said Public Hearing will need a record of the proceedings, and for such purposes he may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based. Rules of procedure for this public hearing are in effect pursuant to Resolution 16-068. A copy of this Resolution is available for review or purchase from the Building and Development Services Department (see address below). Please send comments to: Manatee County Building and Development Services Department Attn: Planning Coordinator 1112 Manatee Avenue West, 4th Floor Bradenton, FL 34205 planning.agenda@mymanatee.org Americans with Disabilities: The Board of County Commissioners does not discriminate upon the basis of any individual's disability status. This non-discrimination policy involves every aspect of the Board's functions including one's access to and participation in public hearings. Anyone requiring reasonable accommodation for this meeting as provided for in the ADA, should contact Kaycee Ellis at 742-5800; or FAX 745-3790. THIS HEARING MAY BE CONTINUED FROM TIME TO TIME PENDING ADJOURNMENTS. MANATEE COUNTY BOARD OF COUNTY

COMMISSIONERS Manatee County Building and Development Services Department Manatee
County, Florida

Sarasota Herald-Tribune

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PDC-19-08(Z)(G) - SR 70 & CR 675 / MANATEE RANCHES, INC. (OWNER) PLN1904-0056

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PDMU-11-12(G)(R) - SHOPS AT HARRISON RANCH/HC PROPERTIES, LLC PLN1806-0082

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stipulations as conditions of approval; setting forth findings; providing for a legal description; providing for severability; repealing ordinances in conflict; and providing an effective date.
PDMU-92-01(G)(R17) -UNIVERSITY LAKES/SCHROEDER-MANATEE RANCH,
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Z-19-21 CELESTIAL HOLDINGS, LLC REZONE / PLN1906-0083

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MANATEE COUNTY BOARD OF COUNTY COMMISSIONERS

Manatee County Building and Development Services Department

Manatee County, Florida

Date of pub: October 23, 2019