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Bradenton Area Convention Center
One Haben Boulevard, Palmetto
9:00 a.m. - October 1, 2020

REVISED - October 1, 2020 - Land Use Meeting

BOARD OF COUNTY COMMISSIONERS

AGENDA
and
NOTICE OF PUBLIC MEETING

MEETING CALLED TO ORDER (Betsy Benac, Chairman)

INVOCATION (The commission does not endorse the religious beliefs of any speaker.)

- 1. [Pastor Andrew Mikhov, Christ Presbyterian Church](#)

PLEDGE OF ALLEGIANCE

ANNOUNCEMENTS

Changes to Agenda

- 15. [Updates to Agenda](#)

Attachment: [20201001 BCC.pdf](#)

REQUEST BY COMMISSIONERS (Items to be pulled from Consent Agenda)

A. AWARDS/PRESENTATIONS/PROCLAMATIONS

CITIZENS COMMENTS (Consideration For Future Agenda Items - 30-Minute Time Limit)

Each person will be limited to three (3) minutes. If the thirty (30) minute time period has been exhausted, the Board will entertain any remaining comments near the end of the meeting with the same three (3) minute per person time limitation.

- 2. [Citizen Comments](#)

CITIZEN COMMENTS (Consent Agenda Items Only)

B. CONSENT AGENDA

APPROVAL OF CONSENT AGENDA

C. ADVISORY BOARD APPOINTMENTS

Building and Development Services

3. [Planning Commission Advisory Board Appointments](#)

Attachment: [Current Membership.pdf](#)

Attachment: [Candidate Matrix 2020.pdf](#)

Attachment: [Planning Commission Advisory Board Applications 2020.pdf](#)

Attachment: [Beck, Scott 9-25-2020.pdf](#)

Attachment: [Additional Candidate Matrix 2020.pdf](#)

D. ADVERTISED PUBLIC HEARINGS (Presentations Upon Request)

Building and Development Services

4. [LDCT-20-05/Ordinance 20-33 - Land Development Code Amendment Conservation Easement - Legislative - William Clague, Chief Assistant County Attorney - To be continued to November 5, 2020](#) * Clague

Attachment: [Staff Report - LDC Amendment Conservation Easements LDCT-20-05 - Ordinance 20-33 PLN2005-0057.pdf](#)

Attachment: [1 - Newspaper Advertising .pdf](#)

Attachment: [2 - Ordinance 20-33 LDC Amendment re Conservation Easements v1.pdf](#)

Attachment: [3 - Public Comment Letter.pdf](#)

5. [LDCT-20-06/Ordinance 20-34 - Land Development Code Clarifying Amendment/Appeals/Schedule of Uses - Legislative - William Clague, Chief Assistant County Attorney](#) * Clague

Attachment: [Staff Report LDCT-20-06 - Ordinance 20-34 LDC amendments.pdf](#)

Attachment: [1 - Newspaper Advertising .pdf](#)

Attachment: [2 - LDC Amendment re Braden Woods Decision v2 lkb.pdf](#)

E. ADVERTISED PUBLIC HEARINGS (Presentation Scheduled)

Building and Development Services

6. [Z-20-05 Burnett Rezone - Michael Burnett \(Owner\) PLN2003-0048 - Quasi-Judicial - Jake Bibler, Planner I](#) * Morris

Attachment: [Staff Report Burnett Rezone Z-20-05 PLN2003-0048.pdf](#)
Attachment: [1 - Staff Report Maps.pdf](#)
Attachment: [2 - Traffic Impact Statement and Acceptance Letter.pdf](#)
Attachment: [3 - School Report.pdf](#)
Attachment: [4 - Zoning Disclosure Affidavit.pdf](#)
Attachment: [5 - Schedule of Uses.pdf](#)
Attachment: [6 - Newspaper Advertising.pdf](#)
Attachment: [7 - Ordinance Z-20-05.pdf](#)

7. [Z-19-30 - SRQ Property Investments, LLC \(fka FLA FIDU, Inc.\) Rezone PLN1910-0076 - Quasi-Judicial - Marshall Robinson, Senior Planner](#) * Schenk

Attachment: [Staff Report - SRQ Properties Investment, LLC - FLA FIDU, Inc. Z-19-30 PLN1910-0076.pdf](#)
Attachment: [1 - Staff Report Maps .pdf](#)
Attachment: [2 - Traffic Impact Statement and Acceptance Letter.pdf](#)
Attachment: [3 - Environmental Narrative.pdf](#)
Attachment: [4 - Zoning Disclosure Affidavit.pdf](#)
Attachment: [5 - PDI-98-01\(Z\)\(P\).pdf](#)
Attachment: [6 - Airport Impact Letter.pdf](#)
Attachment: [7 - Concurrency Defferal.pdf](#)
Attachment: [8 - Newspaper Advertising.pdf](#)
Attachment: [9 - Ordinance Z-19-30.pdf](#)

8. [Z-20-09 - Terra Ceia RV Resort/Parson, Brown, Oranges, Inc. \(Owner\)/LLN Holdings, LLC \(Contract Purchaser\) PLN2005-0003 - Quasi-Judicial - Dorothy Rainey, Senior Planner](#) * Morris

Attachment: [Staff Report - Terra Ceia RV Resort - Z-20-09 PLN2005-0003.pdf](#)
Attachment: [1 - Staff Report Maps .pdf](#)
Attachment: [2 - Traffic Impact Statement and Acceptance Letter.pdf](#)
Attachment: [3 - Deferral of Concurrency.pdf](#)
Attachment: [4 - Land Use Comparison Chart.pdf](#)
Attachment: [5 - Zoning Disclosure Affidavit.pdf](#)
Attachment: [6 - Newspaper Advertising.pdf](#)
Attachment: [7 - Ordinance Z-20-09.pdf](#)

9. [PDR-20-01\(P\) - McClure Moccasin Wallow/McClure Properties, LTD \(Owner\) - PLN2001-0032 - Quasi-Judicial - Marshall Robinson, Senior Planner](#) * Schenk

Attachment: [Staff Report - McClure Moccasin Wallow PDR-20-01\(P\) PLN2001-0032.pdf](#)
Attachment: [1 - Staff Report Maps.pdf](#)
Attachment: [2 - Preliminary Site Plan .pdf](#)
Attachment: [3 - Traffic Impact Statement and Acceptance Letter .pdf](#)
Attachment: [4 - Environmental Narrative.pdf](#)
Attachment: [5 - School Report.pdf](#)
Attachment: [6 -Specific Approval Request.pdf](#)

Attachment: [7 - Newspaper Advertising.pdf](#)
Attachment: [8 - Ordinance PDR-20-01\(P\).pdf](#)

10. [Z-20-03 - TTL Luxury Properties, LLC Rezone/TTL Luxury Properties, LLC
PLN2002-0073 - Quasi-Judicial - Morris Hill, Planner I](#) * Morris

Attachment: [Staff Report TTL Luxury Z-20-03 PLN2002-0073.pdf](#)
Attachment: [1 - Staff Report Maps.pdf](#)
Attachment: [2 - Traffic Impact Statement and Acceptance Letter.pdf](#)
Attachment: [3 - School Report.pdf](#)
Attachment: [4 - Zoning Disclosure Affidavit.pdf](#)
Attachment: [5 - Land Use Comparison Chart.pdf](#)
Attachment: [6 - Newspaper Advertising.pdf](#)
Attachment: [7 - Ordinance Z-20-03.pdf](#)
Attachment: [Revised - Land Use Chart Comparison A vs. GC.pdf](#)

11. [PDR-20-02\(Z\)\(P\) - Lakewood Gardens/Fowlkes and Freshwater, Jackson, Stanaland,
Wroblewski Living Trust and Wroblewski Land Trust \(Owners\)/Windham Development
Corp. \(Contract Purchaser\) PLN1908-0060 - Quasi-Judicial - Achaia Brown, Planner II](#)
* Schenk

Attachment: [Staff Report Lakewood Gardens PDR-20-02\(Z\)\(P\) PLN1908-
0060.pdf](#)
Attachment: [1 - Staff Report Maps .pdf](#)
Attachment: [2 - Preliminary Site Plan.pdf](#)
Attachment: [3 - Traffic Impact Analysis and Acceptance Letter.pdf](#)
Attachment: [4 - Environmental Narrative .pdf](#)
Attachment: [5 - School Report.pdf](#)
Attachment: [6 - Zoning Disclosure Affidavit.pdf](#)
Attachment: [7 - Newspaper Advertising.pdf](#)
Attachment: [8 - Ordinance PDR-20-02\(Z\)\(P\).pdf](#)
Attachment: [9.a - Public Comments.pdf](#)
Attachment: [9.b - Public Comments.pdf](#)
Attachment: [Request for Continuance 2020.09.30 revised.pdf](#)

12. [Ordinance 20-07 - Northwest Sector DRI#26 PLN1911-0037 - Quasi-Judicial -
Marshall Robinson, Senior Planner](#) * Schenk

Attachment: [Staff Report - Northwest Sector DRI Ord. 20-07 PLN1911-
0037.pdf](#)
Attachment: [1 - Staff Report Maps.pdf](#)
Attachment: [2 - Map H.pdf](#)
Attachment: [3 - Local Development Agreements.pdf](#)
Attachment: [4 - School Report.pdf](#)
Attachment: [5 - Environmental Narrative .pdf](#)
Attachment: [6 - Zoning Disclosure Affidavit.pdf](#)
Attachment: [7 - Newspaper Advertising.pdf](#)
Attachment: [8 - Ordinance No. 20-07.pdf](#)

13. [PDMU-05-19\(Z\)\(G\)\(R9\) - Northwest Sector General Development Plan PLN1911-0038 - Quasi-Judicial - Marshall Robinson, Senior Planner * Schenk](#)

- Attachment: [Staff Report Northwest Sector GDP PDMU-05-19\(Z\)\(G\)\(R9\) PLN1911-0038.pdf](#)
- Attachment: [2 - Staff Report Maps.pdf](#)
- Attachment: [3 - General Development Plan.pdf](#)
- Attachment: [4 - Specific Approval Letter.pdf](#)
- Attachment: [5 - Environmental Narrative.pdf](#)
- Attachment: [6 - Zoning Disclosure Affidavit.pdf](#)
- Attachment: [7 - School Report.pdf](#)
- Attachment: [8 - Local Development Agreements.pdf](#)
- Attachment: [9 - Extension Approval Letter.pdf](#)
- Attachment: [10 - Newspaper Advertising.pdf](#)
- Attachment: [11 - Zoning Ordinance PDMU-05-19\(Z\)\(G\)\(R9\) .pdf](#)
- Attachment: [Zoning Ordinance Revised .pdf](#)
- Attachment: [SR-1 GDP \(revised 9.23.20\).pdf](#)

14. [Z-20-10 - Peak Development Rezone/Estate of Walter Schmid Jr: Ida Schmid Thomas Revocable Trust \(Owner\)/SRO 300, LLC \(Contract Purchaser\) PLN2006-0021 - Quasi-Judicial - Jake Bibler, Planner I * Schenk](#)

- Attachment: [Staff Report Peak Development Rezone Z-20-10 PLN2006-0021.pdf](#)
- Attachment: [1 - Staff Report Maps.pdf](#)
- Attachment: [2 - Traffic Impact Statement and Acceptance Letter.pdf](#)
- Attachment: [3 - Zoning Disclosure Affidavit.pdf](#)
- Attachment: [4 - Airport Authority Analysis.pdf](#)
- Attachment: [5 - Newspaper Advertising.pdf](#)
- Attachment: [6 - Ordinance Z-20-10.pdf](#)
- Attachment: [7.a - Public Comments 1.pdf](#)
- Attachment: [7.b - Public Comments 2.pdf](#)
- Attachment: [Updates from the September 24 Planning Commission Hearing.pdf](#)
- Attachment: [Brett Paben Documents entered into record at PC.pdf](#)
- Attachment: [Grimes - Racine Letter.pdf](#)
- Attachment: [Additional Time Paben 2020929 Presentation Requests - BCC Mtg 10-01-2020 \(002\).pdf](#)
- Attachment: [Additional Public Comments.pdf](#)

F. REGULAR

G. REPORTS

COMMISSIONER AGENDA

CITIZEN COMMENTS (Continuation of Consideration for Future Agenda Items, if Needed)

COMMISSIONER COMMENTS

ADJOURN

The Board of County Commissioners of Manatee County, Florida, 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, participation in, employment with, or treatment in its programs or activities. Anyone requiring reasonable accommodation for this meeting as provided for in the Americans with Disabilities Act ADA, should contact Carmine DeMilio at (941) 792-8784 Ext. 8303 or carmine.demilio@mymanatee.org; FAX 745-3790.

The Board of County Commissioners of Manatee County may elect not to convene, if no business is scheduled; however, reserves the right to take action on any matter during its meeting, including items not set forth within this agenda. The Chair, at his/her option, may take business out of order if he/she determines that such a change in the schedule will expedite the business of the governing body.

All public comment on quasi-judicial agenda items is required to be under oath and must occur at a duly noticed public hearing. The Citizens' Comments portion of the agenda is not an advertised public hearing, and no comments on quasi-judicial agenda items are authorized during the Citizens' Comments portion of the agenda.

PUBLIC NOTICE: According to Florida Statutes, Section 286.0105, any person desiring to appeal any decision made by the Board of County Commissioners (or the other entities that are meeting) with respect to any matter considered at said public hearing/meeting will need a record of the proceedings, and for such purposes 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.