

# BRADENTON HERALD

Bradenton.com

## AFFIDAVIT OF PUBLICATION

Account #	Ad Number	Identification	PO	Amount	Cols	Depth
663161	0004739153	NOTICE OF ZONING CHANGES IN UNINCORP	20200903 and 0915 LDA	\$174.33	1	14.90 In

**Attention:** Bobbi Roy  
 MANATEE CO PLANNING DEPT  
 PO BOX 1000  
 BRADENTON, FL 34206

**NOTICE OF ZONING CHANGES  
 IN UNINCORPORATED  
 MANATEE COUNTY**

NOTICE IS HEREBY GIVEN that the Board of County Commissioners of Manatee County will conduct Public Hearings on September 3 and September 15, 2020, at 9:00 a.m., or as soon thereafter as same may be heard at the Bradenton Area Convention and Visitor Bureau, One Haban Boulevard, Palmetto, Florida, to consider and act upon the following matter:

**LDA 18-02 - LOCAL DEVELOPMENT AGREEMENT FOR HAVAL FARMS**

Request for approval of a Local Development Agreement relating to future projects within an area identified as the Haval Farms, LLC and North Manatee Investment, LLC, to establish the terms under which the developer shall provide proportionate fair-share mitigation to satisfy the transportation concurrency requirement, the County shall provide an extension of the transportation concurrency approval, the developer shall provide certain public transportation and utility infrastructure improvements, and the County shall provide impact fee credits. Haval Farms is an approved Planned Development Mixed Use project. It was approved as PDMU-17-26(Z)(G), and it is located on 1,295.49 ± acres, generally bounded by the Villages of Amazon South to the south, U.S. 301 to the east, and vacant property to the north and west. The approved development includes 3,842 Single Family and Multi-Family residential units and 82,000 square feet of non-residential uses with building heights not to exceed 45 feet. A copy of the draft agreement can be obtained at 1112 Manatee Avenue West, 4th Floor, Building and Development Services, Bradenton, FL 34205.

**LDA-18-02(R3) - AMENDED AND RESTATED LOCAL DEVELOPMENT AGREEMENT FOR THE VILLAGES OF AMAZON SOUTH**

Request for approval of a Local Development Agreement relating to future projects within an area identified as the Villages of Amazon South, to establish the terms under which the developer shall provide proportionate fair-share mitigation to satisfy the transportation concurrency requirement, the County shall provide an extension of the transportation concurrency approval, the developer shall provide certain public transportation and utility infrastructure improvements, and the County shall provide impact fee credits. Amazon South is an approved Planned Development Mixed Use project. It was approved as PDMU-17-26(Z)(G), and it is located on 1,295.49 ± acres, generally bounded by the Villages of Amazon South to the south, U.S. 301 to the east, and vacant property to the north and west. The approved development includes 3,842 Single Family and Multi-Family residential units and 82,000 square feet of non-residential uses with building heights not to exceed 45 feet. A copy of the draft agreement can be obtained at 1112 Manatee Avenue West, 4th Floor, Building and Development Services, Bradenton, FL 34205.

**THE STATE OF TEXAS  
 COUNTY OF DALLAS**

Before the undersigned authority personally appeared VICTORIA RODELA, who, on oath, says that she is a Legal Advertising Representative of The Bradenton Herald, a daily newspaper published at Bradenton in Manatee County, Florida; that the attached copy of the advertisement, being a Legal Advertisement in the matter of Public Notice, was published in said newspaper in the issue(s) of:

1 Insertion(s)

Published On:  
 August 27, 2020

**THE STATE OF FLORIDA  
 COUNTY OF MANATEE**

Affidavit further says that the said publication is a newspaper published at Bradenton, in said Manatee County, Florida, and that the said newspaper has heretofore been continuously published in said Manatee County, Florida, each day and has been entered as second-class mail matter at the post office in Bradenton, in said Manatee County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

*V Rodela*

(Signature of Affiant)

Sown to and subscribed before me this 27th day of August in the year of 2020

*Stefani Scott Beard*

SEAL & Notary Public

Extra charge for lost or duplicate affidavits.  
 Legal document please do not destroy!



transportation concurrently approved, the developer shall provide certain public transportation and utility infrastructure improvements, and the County shall provide impact fee credits. The Villages of Amazon South is an approved Planned Development Mixed Use project. It was approved as POMU-18-06(G), and it is located on 1,032.23± acres, generally bounded by Moccasin Wallow Road to the south, U.S. 301 to the east, Haval Farms to the north, and vacant property to the west. The approved development includes 1,999 residential units and 60,000 square feet of non-residential uses with building heights not to exceed 45 feet. A copy of the draft agreement can be obtained at 1112 Manatee Avenue West, 4th Floor, Building and Development Services, Bradenton, FL 34205.

Interested parties may examine the proposed agreement 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: [planningagenda@mymanatee.org](mailto:planningagenda@mymanatee.org)

**Americans With Disabilities:** The Hearing Officer of Manatee County does not discriminate upon the basis of any individual's disability status. This non-discrimination policy involves every aspect of the Hearing Officer'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 Carmine DeMillo 941-792-8784 ext. 8303 or [carmine.demillo@mymanatee.org](mailto:carmine.demillo@mymanatee.org) or FAX 745-3790.

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.

**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