



LAND PLANNING  
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May 3, 2018

Ms. Stephanie Moreland  
Manatee County Building and Development Services  
1112 Manatee Avenue West  
Bradenton, FL 34205

RE: Calcutta Marine  
PDI-17-22(P)  
DTS#: 20170497

Dear Ms. Moreland,

This letter serves as a request for Comprehensive Plan Special Approval for the above referenced project. Specifically, this request relates to Policies 2.2.1.21.4(a) and 2.3.3.4 as outlined below.

Comprehensive Plan policy 2.2.1.21.4(a) requires all projects located within the MU FLUC require Special Approval. The implementation mechanism for Special Approval is establishing Planned Development zoning. Manatee County established Planned Development Industrial (PDI) zoning on the property during the re-write of the Comprehensive Plan in 1989. We request that Special Approval be granted for the continuation of the existing zoning and established use.

This project is seeking special approval to construct improvements on a property that is partially within the 25year floodplain. Please note, no fill will be placed within the 25-year floodplain and no adverse impacts will result from the improvements. Per Manatee County Comprehensive Plan Policy 2.3.3.4, no structures will be placed within the 25-year floodplain.

Thanks for your consideration in this matter. Feel free to contact me if you have any questions or would like to discuss further.

Sincerely,

Robert Schmitt, AICP  
President

Cc: Andy Allison, PE  
Steve Ellis  
Joel Christian