

October 8, 2013 - Regular Meeting
Agenda Item #25

Subject

Street Waiver Request for University Groves West

Briefings

None

Contact and/or Presenter Information

Vickie Warner

Address Coordinator

749-3500 Ext 1678

APPROVED in Open Session
October 8, 2013
Manatee County Board of County
Commissioners

Action Requested

Motion to approve the street numbering waiver request by Sean Crowell, on behalf of the developer of University Groves West Subdivision, to allow street names to be used in the subdivision.

Enabling/Regulating Authority

Section 742 of the Manatee County Land Development Code

Background Discussion

- Sean Crowell, P.E., AM Engineering, on behalf of the developer of University Groves West Subdivision, is requesting a waiver of the street numbering requirement to allow street names to be utilized in this development.
- The site contains 48.763 +/- acres and the proposed development is a 133 lot single family residential subdivision. The preliminary site plan has already been approved by the Board.
- In this area of the county many of the singular roadways are named. The project to the east known as the Enclave At University Groves, received a street waiver approval on May 23, 2006. A named connector roadway will extend from the Enclave @ University Groves into this project.
- Section 742 of the Manatee County Land Development Code allows for a waiver of the street numbering requirement. This section also requires the Manatee County Public Safety Department, Public Works and Southern Manatee Fire District to review the request for emergency response.
- The reviewing agencies have responded with no objection to the waiver request and have indicated that provided the street names chosen are not duplicates, emergency response will not be compromised by the granting of the waiver.
- Vickie Warner, Address Coordinator, will review the names submitted to ensure that they are not duplicates.

County Attorney Review

Not Reviewed (No apparent legal issues)

Explanation of Other

Reviewing Attorney

N/A

Instructions to Board Records

Please provide a copy of the approved agenda memorandum to Vickie Warner
(vicki.warner@mymanatee.org), Address Coordinator, Public Safety Department.

10/11/13 QA emailed memo to Vicki Warner

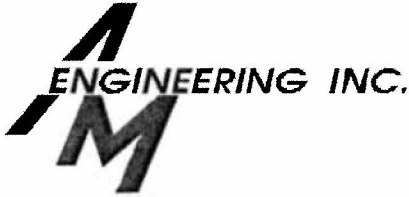
Cost and Funds Source Account Number and Name

N/A

Amount and Frequency of Recurring Costs

N/A

Attachment: [University Groves West Attachments.pdf](#)



Consulting Engineers - Surveyors
8340 Consumer Court, Sarasota, FL 34240 Telephone (941) 377-9178
Facsimile (941) 378-3786

September 24, 2013

Vickie Warner, Address Coordinator
Manatee County Public Safety Department
2101 47th Terrace East
Bradenton, FL 34203

**RE: University Groves West
Address Waiver**

Dear Ms. Warner:

Enclosed herewith, please find the following documents in support of the above reference project:

- \$812.00 Application Fee
- Site Plan
- Surround Street Name Map

We respectfully request a waiver from the Manatee County street numbering to allow the proposed streets within the University Groves West project to have street names. This project will have a street connection to the Enclave at University Groves on the east side of the site which has an approved street name of Oriole Drive. In addition, the majority of streets surrounding this project also have street names not street numbers.

Should you have any questions or need additional information, please do not hesitate to call.

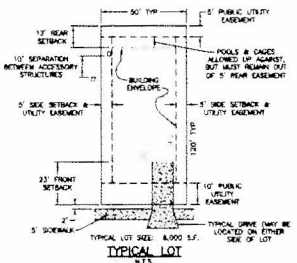
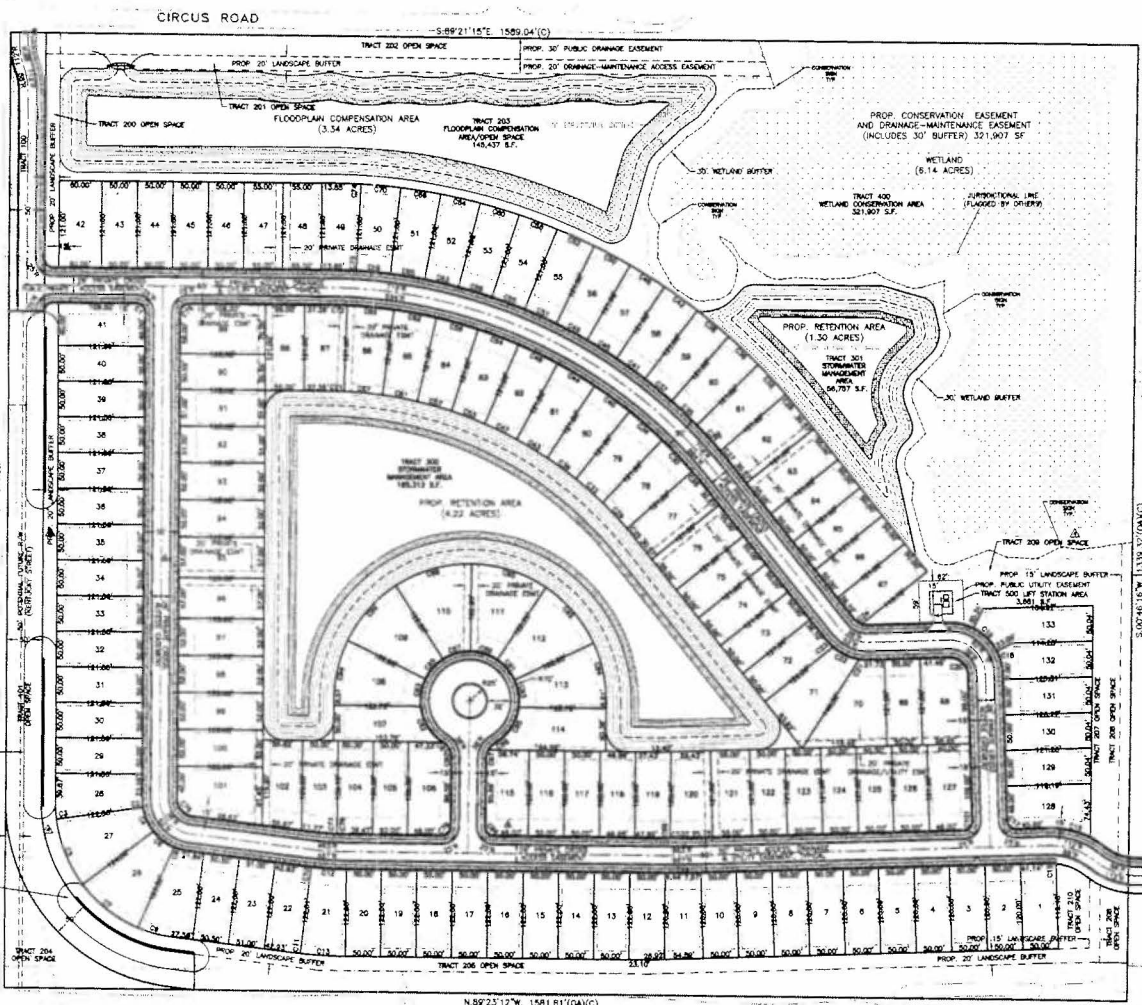
Respectfully,

AM ENGINEERING, INC.

A handwritten signature in black ink, appearing to read 'Sean Crowell', is written over the company name.

Sean Crowell, P.E.

CIRCUS AVE SHALL BE WIDEN & REGRADED FROM RAILROAD TO TO UNIVERSITY GROVES NEW ROAD. SEE DETAIL.



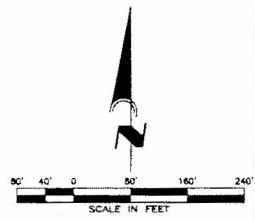
NOTE:
LOT AREAS SHOWN ARE PRELIMINARY AND SUBJECT TO CHANGE DURING THE FINAL SITE PLAN PROCESS.

NOTE:
UTILITIES - PUBLICLY OWNED & MAINTAINED
ROADS - PRIVATELY OWNED & MAINTAINED

LOT LINE EASEMENTS:
UNLESS OTHERWISE NOTED, LOSSES OF 10 FEET IN WIDTH FROM LOT LINE, 5 FEET IN WIDTH ALONG EACH SIDE LOT IN WIDTH ALONG REAR LOT LINE, 20' OF HOME FOR 10' OF TRAVELWAY LESS THAN A TRACT ARE HEREBY GRANTED AND THE PURPOSE OF ACCOMMODATING OVERHEAD, SUBEARTH AND UTILITY CABLE, TELEPHONE AND CABLE TRENDS IN AREA. IF THE LOT IS USED AS A BUILDING SITE, THE OUTSIDE BOUNDARY SHALL BE PROVIDED BETWEEN ACCESSORY STRUCTURES ALONG SIDE YARDS.

- TRACT 100 80' PRIVATE ACCESS, DRAINAGE & UTILITY EASEMENT
- TRACT 101 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 200 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 201 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 202 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 203 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 204 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 205 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 206 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 207 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 208 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 209 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 210 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 211 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 212 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 213 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 214 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 215 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 216 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 217 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 218 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 219 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 220 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 221 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 222 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 223 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 224 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 225 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 226 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 227 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 228 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 229 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 230 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 231 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 232 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 233 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 234 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 235 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 236 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 237 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 238 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 239 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 240 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 241 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 242 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 243 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 244 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 245 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 246 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 247 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 248 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 249 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 250 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 251 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 252 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 253 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 254 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 255 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 256 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 257 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 258 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 259 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 260 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 261 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 262 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 263 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 264 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 265 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 266 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 267 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 268 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 269 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 270 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 271 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 272 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 273 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 274 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 275 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 276 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 277 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 278 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 279 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 280 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 281 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 282 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 283 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 284 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 285 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 286 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 287 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 288 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 289 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 290 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 291 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 292 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 293 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 294 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 295 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 296 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 297 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 298 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 299 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 300 OPEN SPACE - LANDSCAPE BUFFER
- TRACT 301 STORMWATER MANAGEMENT AREA
- TRACT 302 STORMWATER MANAGEMENT AREA
- TRACT 303 STORMWATER MANAGEMENT AREA
- TRACT 304 STORMWATER MANAGEMENT AREA
- TRACT 305 STORMWATER MANAGEMENT AREA
- TRACT 306 STORMWATER MANAGEMENT AREA
- TRACT 307 STORMWATER MANAGEMENT AREA
- TRACT 308 STORMWATER MANAGEMENT AREA
- TRACT 309 STORMWATER MANAGEMENT AREA
- TRACT 310 STORMWATER MANAGEMENT AREA
- TRACT 311 STORMWATER MANAGEMENT AREA
- TRACT 312 STORMWATER MANAGEMENT AREA
- TRACT 313 STORMWATER MANAGEMENT AREA
- TRACT 314 STORMWATER MANAGEMENT AREA
- TRACT 315 STORMWATER MANAGEMENT AREA
- TRACT 316 STORMWATER MANAGEMENT AREA
- TRACT 317 STORMWATER MANAGEMENT AREA
- TRACT 318 STORMWATER MANAGEMENT AREA
- TRACT 319 STORMWATER MANAGEMENT AREA
- TRACT 320 STORMWATER MANAGEMENT AREA
- TRACT 321 STORMWATER MANAGEMENT AREA
- TRACT 322 STORMWATER MANAGEMENT AREA
- TRACT 323 STORMWATER MANAGEMENT AREA
- TRACT 324 STORMWATER MANAGEMENT AREA
- TRACT 325 STORMWATER MANAGEMENT AREA
- TRACT 326 STORMWATER MANAGEMENT AREA
- TRACT 327 STORMWATER MANAGEMENT AREA
- TRACT 328 STORMWATER MANAGEMENT AREA
- TRACT 329 STORMWATER MANAGEMENT AREA
- TRACT 330 STORMWATER MANAGEMENT AREA
- TRACT 331 STORMWATER MANAGEMENT AREA
- TRACT 332 STORMWATER MANAGEMENT AREA
- TRACT 333 STORMWATER MANAGEMENT AREA
- TRACT 334 STORMWATER MANAGEMENT AREA
- TRACT 335 STORMWATER MANAGEMENT AREA
- TRACT 336 STORMWATER MANAGEMENT AREA
- TRACT 337 STORMWATER MANAGEMENT AREA
- TRACT 338 STORMWATER MANAGEMENT AREA
- TRACT 339 STORMWATER MANAGEMENT AREA
- TRACT 340 STORMWATER MANAGEMENT AREA
- TRACT 341 STORMWATER MANAGEMENT AREA
- TRACT 342 STORMWATER MANAGEMENT AREA
- TRACT 343 STORMWATER MANAGEMENT AREA
- TRACT 344 STORMWATER MANAGEMENT AREA
- TRACT 345 STORMWATER MANAGEMENT AREA
- TRACT 346 STORMWATER MANAGEMENT AREA
- TRACT 347 STORMWATER MANAGEMENT AREA
- TRACT 348 STORMWATER MANAGEMENT AREA
- TRACT 349 STORMWATER MANAGEMENT AREA
- TRACT 350 STORMWATER MANAGEMENT AREA

• IF UNIVERSITY STREET IS REMOVED FROM THE COMPENSATION PLAN, TRACT 101 WILL BE A PRIVATE ACCESS, DRAINAGE & MAINTENANCE EASEMENT AND TRACT 101 WILL BE OPEN SPACE.



CALL BEFORE YOU DIG! "SUNSHINE STATE ONE-CALL CENTER" 1-800-432-4770		REVISIONS		UNIVERSITY GROVES WEST	
REVISED	DATE	DESCRIPTION	BY	DATE	DESCRIPTION
1	3/7/13	MANATEE COUNTY 3/7/13, SUNSHINE 1/22/13	DR	4/2/13	SEAN P. CROWELL, PE GLORIAN GASTON, PE, MICH D.R. HORTON, INC.
2	12/18/13	MANATEE P&P COMMENTS 8/28/13	DR		
THE CONTRACTOR SHALL NOTIFY "SUNSHINE STATE ONE-CALL CENTER" AND ALL OTHER UTILITIES FOR LOCATION OF EXISTING FACILITIES PRIOR TO BEGINNING CONSTRUCTION.		MANATEE COUNTY 3000 W. MANATEE AVENUE TAMPA, FL 33609 (813) 241-3134		UNIVERSITY GROVES WEST 17400 UNIVERSITY GROVES WEST TAMPA, FL 33613 D.R. HORTON, INC. PRELIMINARY SITE PLAN DATE: 12/18/13 SCALE: 1"=40'	



**SARASOTA COUNTY
FLORIDA**

SECTION	TWP.	RANGE
32	36 S	18 E

REVISIONS		
BY	DATE	DESCRIPTION



UNIVERSITY GROVES WEST			
DATE	BY	PROJECT	NO.

D.J. HORTON, INC.
AERIAL PHOTOGRAPHY

PHONE (941) 577-8778