



www.mymanatee.org

Manatee County Government Administrative Building
First Floor, Chambers
January 5, 2017 - 9:00 a.m.

January 5, 2017 - Land Use Meeting

[See Revised Agenda](#)

MEETING CALLED TO ORDER (Betsy Benac, Chairman)

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

1. [Reverend Tom Winter, Elwood Park Baptist Church](#)

PLEDGE OF ALLEGIANCE

ANNOUNCEMENTS

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 \(Consideration for Future Agenda Items\)](#)

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

CITIZEN COMMENTS (Consent Agenda Items Only)

Each person wishing to speak on Consent Agenda items will be limited to three (3) minutes per item; provided, however, that each person will be limited to speaking for a total of ten (10) minutes regardless of the number of items being discussed.

3. [Citizen Comments \(Consent Agenda Items Only\)](#)

B. CONSENT AGENDA

Clerk of Circuit Court

4. [Clerk's Consent Agenda](#)

Attachment: [20170105.pdf](#)
Attachment: [A. Minutes Nov 15 2016.pdf](#)
Attachment: [B.1. Refund - Barnes Walker.pdf](#)
Attachment: [B.2. Refund - Pepsico - Tropicana Manufacturing.pdf](#)
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Building and Development Services

5. [Final Plat - Greyhawk Landing West, Phase V-A](#)

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6. [Motion to Approve Consent Agenda](#)

C. ADVISORY BOARD APPOINTMENTS

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Building and Development Services

7. [Manatee County Pain Management Clinic Registration Ordinance-Ord 17-09](#) *
Zamboni

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F. REGULAR

G. REPORTS

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ADJOURN



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Attachment: [2nd Additional public comment - Enneking Rezone - Z-16-06 .pdf](#)

F. REGULAR

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COMMISSIONER AGENDA

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

COMMISSIONER COMMENTS

ADJOURN

MEMORANDUM

To: Nicole Knapp, Planning Section Manager
From: Bobbi Roy, Planning Coordinator
Date: **January 4, 2017**
Subject: **Agenda Update** for the January 5, 2017 Board of County Commissioners Land Use Meeting



THIS MEMO AND THE CHANGES INDICATED BELOW ARE REFLECTED IN THE ELECTRONIC AGENDA (E-AGENDA)

15. PDMU-16-13(G) – I.M.G. Enterprises, Inc. (Owner)/OM Cinemas (Contract Purchaser)/Ellenton Theatre – DTS20160327 – MEPS585 – Quasi-Judicial – Public Comment Letter see attached

16. Z-16-06 – Enneking Rezone – DTS20160288 – Quasi-Judicial – Branden Roe, Planner – Public Comment Letters see attached

Building and Development Services
Public Hearings
1112 Manatee Avenue West
Phone number: (941) 748-4501 ext. 6878

Bobbi Roy

From: Diane Vollmer
Sent: Tuesday, January 03, 2017 1:33 PM
To: Betsy Benac; Carol Whitmore; Charles Smith; Priscilla WhisenantTrace; Robin DiSabatino; Stephen R Jonsson; Vanessa Baugh
Cc: Bobbi Roy
Subject: PHONE MESSAGE: Andy Branco (Oakley Place, Ellenton) - 856-816-5690 (cell); 941-722-3334 (home) - PDMU-16-13(G)

Commissioners,

Mr. Branco called to express his concerns with the Ellenton Theatre project on the January 5 land use agenda. He asked that you not approve it until the traffic problems have been evaluated more; that you put it off for now because the infrastructure cannot handle it. He said a movie theater would be great, just not in the proposed location. He asked me to include that "your first responsibility should be to the people in the area that you serve."

Mr. Branco has to go out of town due to a death in his family, but he said you can contact him on his cell phone if you would like to.

Diane Vollmer

Agenda Coordinator
Manatee County Government
1112 Manatee Avenue West
Bradenton, FL 34205
Phone: 941-745-3724; Fax: 941-745-3790
diane.vollmer@mymanatee.org



Bobbi Roy

From: Branden Roe
Sent: Monday, January 02, 2017 4:59 PM
To: Nicole Knapp; Bobbi Roy
Cc: ppetruff@dyefirm.com; lpa.bobschmitt@gmail.com
Subject: Fwd: Z-16-06; Enneking Rezone

FYI, See below public comment that was sent directly to me.

Sent from my iPhone

Begin forwarded message:

From: SQUINNML@aol.com
Date: January 2, 2017 at 4:07:27 PM EST
To: Branden.roe@mymanatee.org
Subject: Z-16-06; Enneking Rezone

To: Mr. Roe:

This e-mail serves as public comment regarding the above referenced rezone application. We have had a business in Rubonia since 1988. We sit behind Southern Agriculture on Bayshore Road. We are quite and have had no issues with the neighboring businesses and residents.

It has been well known and long expected that this area would experience a change from rural and agricultural to industrial for many years. The IH (Industrial Heavy) future land use designation has been in place since April 1988 and our property has been used for industrial purposes since before that time by Garrett Railroad Car Repair Yard.

We have known Mr. Enneking for many years and often discussed the transition of his property to that consistent with ours. Bill has been a good neighbor and the use of his property should not be deterred from use consistent with the designation the County granted with the adoption of the Comprehensive Plan.

We look forward to the change in this property and are in favor of the same.

Thank you

Sally and Thomas J. Quinn
1321 77th Street E
Palmetto, Fl. 34221

~~~~~\* ~~~~~\* ~~~~~\* ~~~~~\* ~~~~~\*

## Bobbi Roy

---

**From:** Sarah Schenk  
**Sent:** Tuesday, January 03, 2017 9:10 AM  
**To:** Bobbi Roy  
**Cc:** Nicole Knapp  
**Subject:** FW: Concerned about the rezoning of 7800 Bayshore road

[Please include the attached e-mail in the public hearing record for Item # 16](#)

---

**From:** Carol Whitmore  
**Sent:** Friday, December 30, 2016 9:42 PM  
**To:** Sarah Schenk; Nicole Knapp; John Barnott  
**Subject:** Fwd: Concerned about the rezoning of 7800 Bayshore road

Sent from my iPhone

Begin forwarded message:

**From:** Kim Hadden <[kimmies2@hotmail.com](mailto:kimmies2@hotmail.com)>  
**Date:** December 30, 2016 at 2:43:48 PM EST  
**To:** "[carol.whitmore@mymanatee.org](mailto:carol.whitmore@mymanatee.org)" <[carol.whitmore@mymanatee.org](mailto:carol.whitmore@mymanatee.org)>  
**Subject:** **Concerned about the rezoning of 7800 Bayshore road**

Commissioners,

I am very concerned about A change in zoning for my area north of Palmetto. I live on 77th st east. The rezoning is for 7800 Bayshore road. The zoning is trying to change from agriculture to heavy manufacturing. I do not want this in my neighborhood! We have trailer parks, elementary school, campground, horse stables and neighborhoods such as Rubonia and Helmers Hideaway. We travel this road daily on bicycles, horses and of course in our cars. I have lived here 45 yrs and I believe this to be A danger to not only our peaceful and safe neighborhood but also to our drinking source as most of us are on well water. I believe that if we are going to have zoning of heavy manufacturing it should be further north, closer to port manatee far from neighborhoods rather than in a long established neighborhood full of families. I am asking you to please consider the impact of changing the zoning and what it will do to our neighborhood and not Chang it to allow such in our neighborhood.

Thank you,  
Concerned citizen  
Kim Hadden

Application z-16-06 Enneking Rezone-DTS20160288  
Filed by William & Heidi Enneking  
Request Rezone from suburban Agriculture to heavy manufacturing  
District side of Bayshore road and north side of 77th st  
Sent from my iPad  
Sent from my iPad