

October 5, 2017 Land Use Meeting  
Agenda Item #4

Subject

Street Numbering Waiver for Silverstone Subdivision

Briefings

None

Contact and/or Presenter Information

Vickie Warner

Address Coordinator

(941) 748-4501 Ext 6850

**APPROVED** in Open Session  
October 5, 2017  
Manatee County Board of County  
Commissioners

Action Requested

Approval of the street numbering waiver request by ZNS Engineering to allow named streets to be utilized in the proposed Silverstone Subdivision, contingent upon approval of Ordinance PDR 16-21(Z)(P)

Enabling/Regulating Authority

Manatee County Land Development Code

Background Discussion

ZNS Engineering, on behalf of their client, is requesting a waiver of the street numbering for the proposed Silverstone Subdivision, allowing street names to be utilized.

The project is located in North County and is traversed by or lies adjacent to three thoroughfare roadways, 61st St E (Palm View Road), 49th ST E (Experimental Farm Rd and 49th Ave E . These three roadways will retain their designations.

The site is comprised of 290.38+/- acres and is proposed to be developed as a 799 unit residential subdivision.

Section 1001.8 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, Traffic Management Division of Public Works and the fire district to review the waiver request.

Those reviewing agencies have responded with no objection to the waiver and have indicated that provided the street names chosen are not duplicates either actually or phonetically and are easy to pronounce and recognize, emergency response will not be compromised by the granting of the waiver.

The Manatee County Address Coordinator will review the proposed street names to ensure compliance.

County Attorney Review

Not Reviewed (No apparent legal issues)

Explanation of Other

Reviewing Attorney

N/A

Instructions to Board Records

Please provide confirmation of the approved agenda to Vickie Warner, Address Coordinator, Building and Development Services. 10/9/17 QA emailed to Vickie

([Vickie.Warner@mymanatee.org](mailto:Vickie.Warner@mymanatee.org))

Cost and Funds Source Account Number and Name

N/A

Amount and Frequency of Recurring Costs

N/A

Attachment: [Silverstone Street Waiver Documents.pdf](#)

July 10, 2017

Ms. Vickie Warner  
Address Coordinator  
Manatee County Building and Development Services  
1112 Manatee Avenue West, 4th Floor  
Bradenton, FL 34205

**RE: Armstrong, Len Tran, Inc, Turner, Cone and Graham Inc./Silverstone  
MEPS 637/DTS 20160639/PDR-16-21(Z)(P)  
ZNS Project No: 44277**

Dear Vickie:

The purpose of this letter is to respectfully request a Street Designation Waiver in order to allow public streets within Armstrong, Len Tran, Inc, Turner, Cone and Graham Inc./Silverstone to carry names as permitted in Section 1001.8.E, LDC, which states:

"Streets may be assigned names where the street is designed in such a curvilinear fashion that it would be difficult to number due to its various directional changes or within subdivisions or planned developments upon the recommendation of the local Fire District, Public Safety, Environmental Management, and Building and Development Services Departments and approved by the Board of County Commissioners."

Thank you for your consideration of our request.

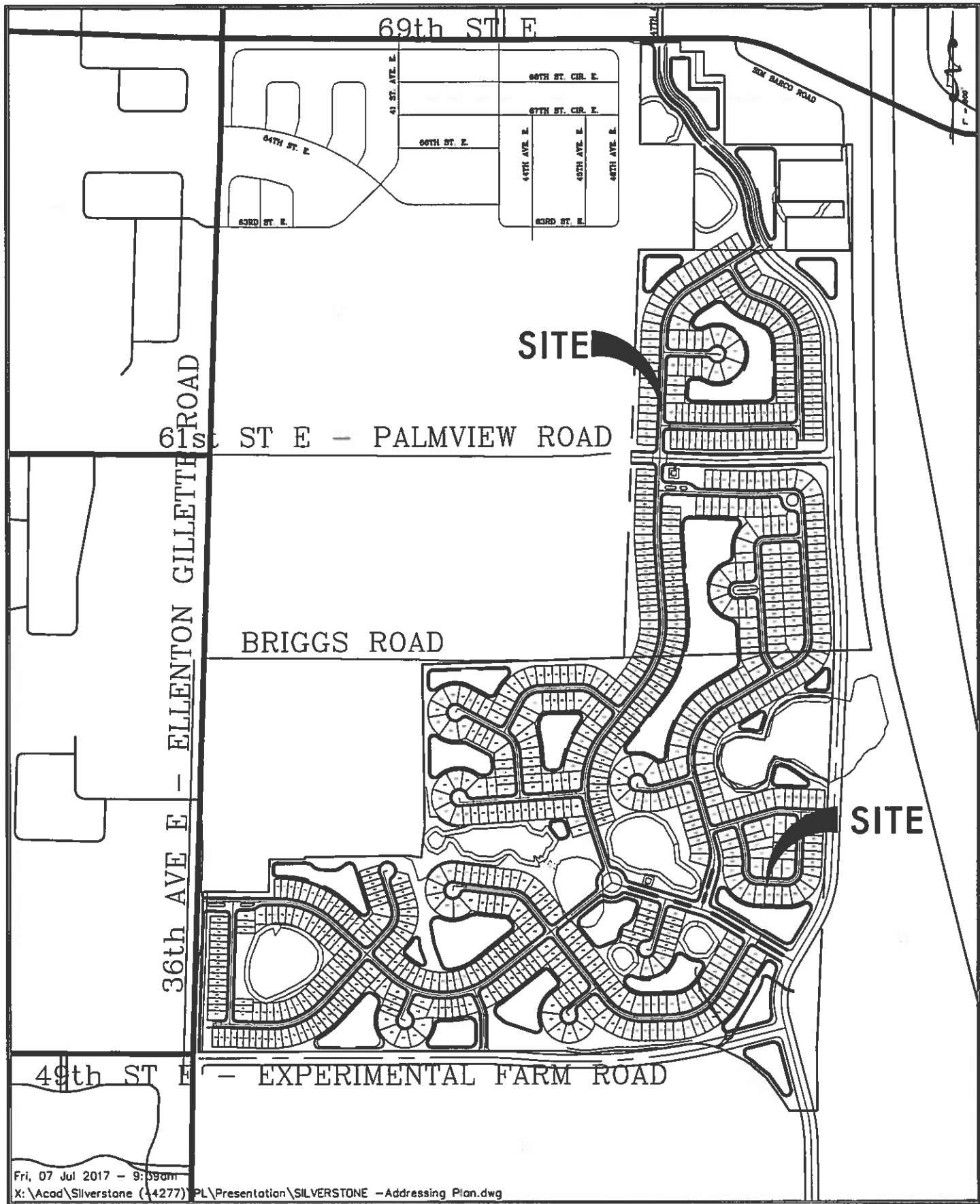
Respectfully submitted,  
**ZNS ENGINEERING, L.C.**



**RACHEL WHITCOMB LAYTON, AICP**  
Director of Planning

cc: Paul Uter, Ellenton Land Holding Company, LLC  
Marion Uter, Ellenton Land Holding Company, LLC  
Nathan Kragt, P.E., ZNS Engineering, LC

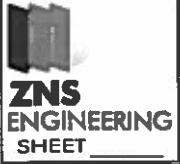




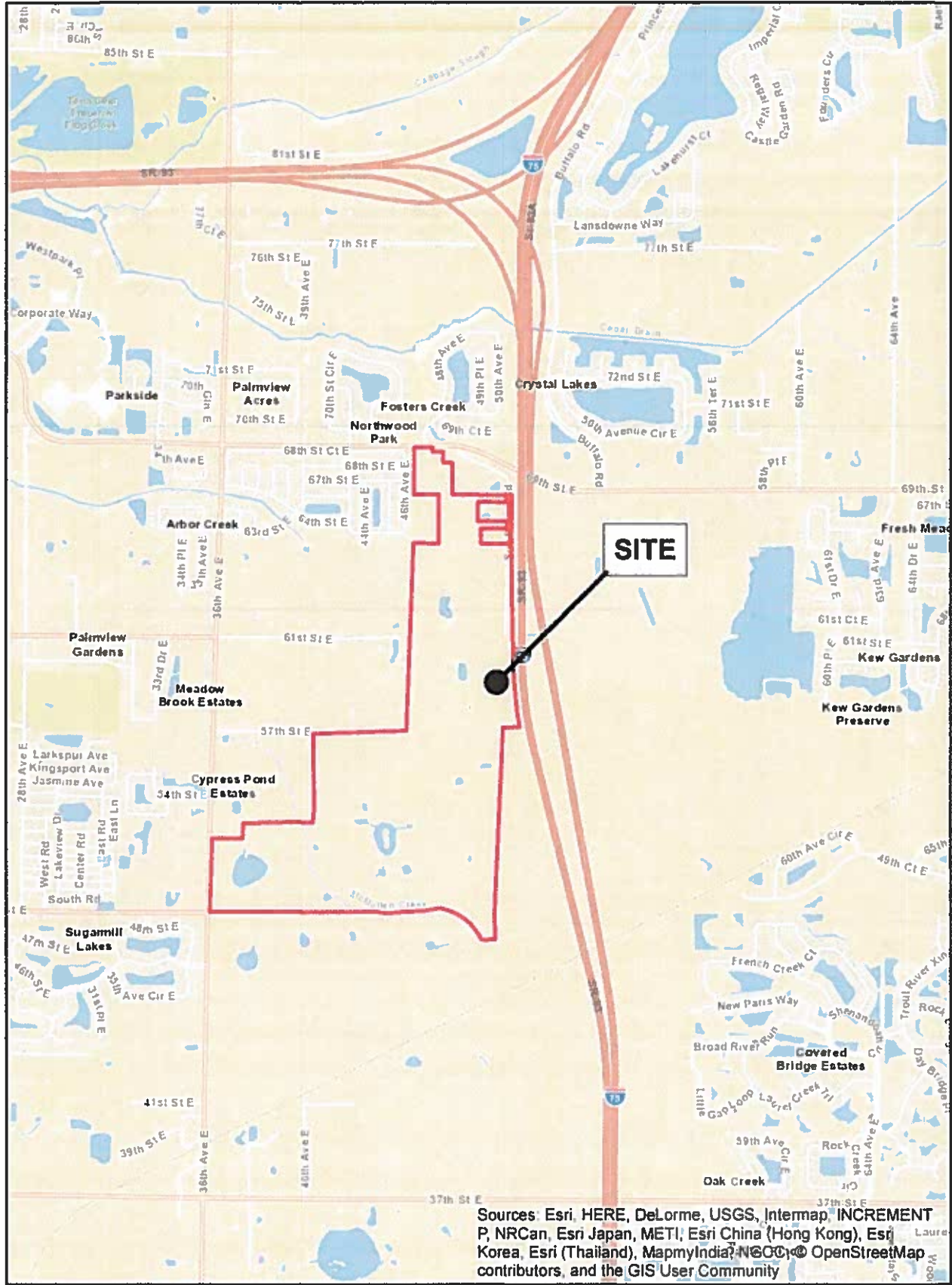
Fri, 07 Jul 2017 - 9:59am  
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ADDRESSING PLAN - PROJECT AREA MAP  
 FOR  
**SILVERSTONE**  
 LOCATED IN  
 SECTION 29 & 32, TOWNSHIP 33 SOUTH, RANGE 18 EAST  
 MANATEE COUNTY, FLORIDA



# ADDRESSING LOCATION MAP



Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community

