

June 7, 2018 Land Use Meeting
Agenda Item #6

Subject

Street Waiver Request for Solera @ Lakewood Ranch

Briefings

None

Contact and/or Presenter Information

Vickie Warner

Address Coordinator

(941) 748-4501 Ext 6850

APPROVED in Open Session
June 7, 2018
Manatee County Board of County
Commissioners

Action Requested

Approval of the street numbering waiver request by Heidt Engineering, allowing named streets to be utilized in Solera @ Lakewood Ranch residential development, contingent upon approval of Ordinance PDR 17-28(Z) (P)

Enabling/Regulating Authority

Manatee County Land Development Code

Background Discussion

Heidt Engineering, on behalf of their client, is requesting a street numbering waiver for the proposed Solera @ Lakewood Ranch residential development, to allow named streets.

The project is located east of Lorraine Rd between SR 64 E and SR 70 E, and south of the proposed Rangeland Parkway extension. The site is comprised of 278.41+/- acres and is proposed to be developed as a 675 unit residential project with an amenity center.

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 to recognize, emergency response will not be compromised.

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 [emailed to Vickie Warner](#)

Vickie.Warner@mymanatee.org

Cost and Funds Source Account Number and Name

N/A

Amount and Frequency of Recurring Costs

N/A

Attachment: [Solera @ Lakewood Ranch Street Wvr Docs.pdf](#)



**HEIDT
DESIGN**

P: (813) 253-5311 | F: (813) 464-7629
5904-A Hampton Oaks Pkwy.
Tampa, FL 33610
www.heidtdesign.com

March 21, 2018

Ms. Vickie Warner
Manatee County Government
1112 Manatee Avenue West, 4th Floor
Bradenton, FL 34205

Re: Solera at Lakewood Ranch – Street Waiver

Dear Ms. Warner:

The purpose of this letter is to request a street waiver for the above project. Solera at Lakewood Ranch is located in the NE Sector of Lakewood Ranch and is currently being processed for a rezone with PSP. We have also submitted the FSP and Construction Plans. In support of this request, please find the following:

1. 8 ½" x 11" Site Plan
2. 8 ½" x 11" Location Map
3. Review fee check for \$900 made payable to Manatee County.

Please process our request at your earliest convenience and let us know if you need any additional information.

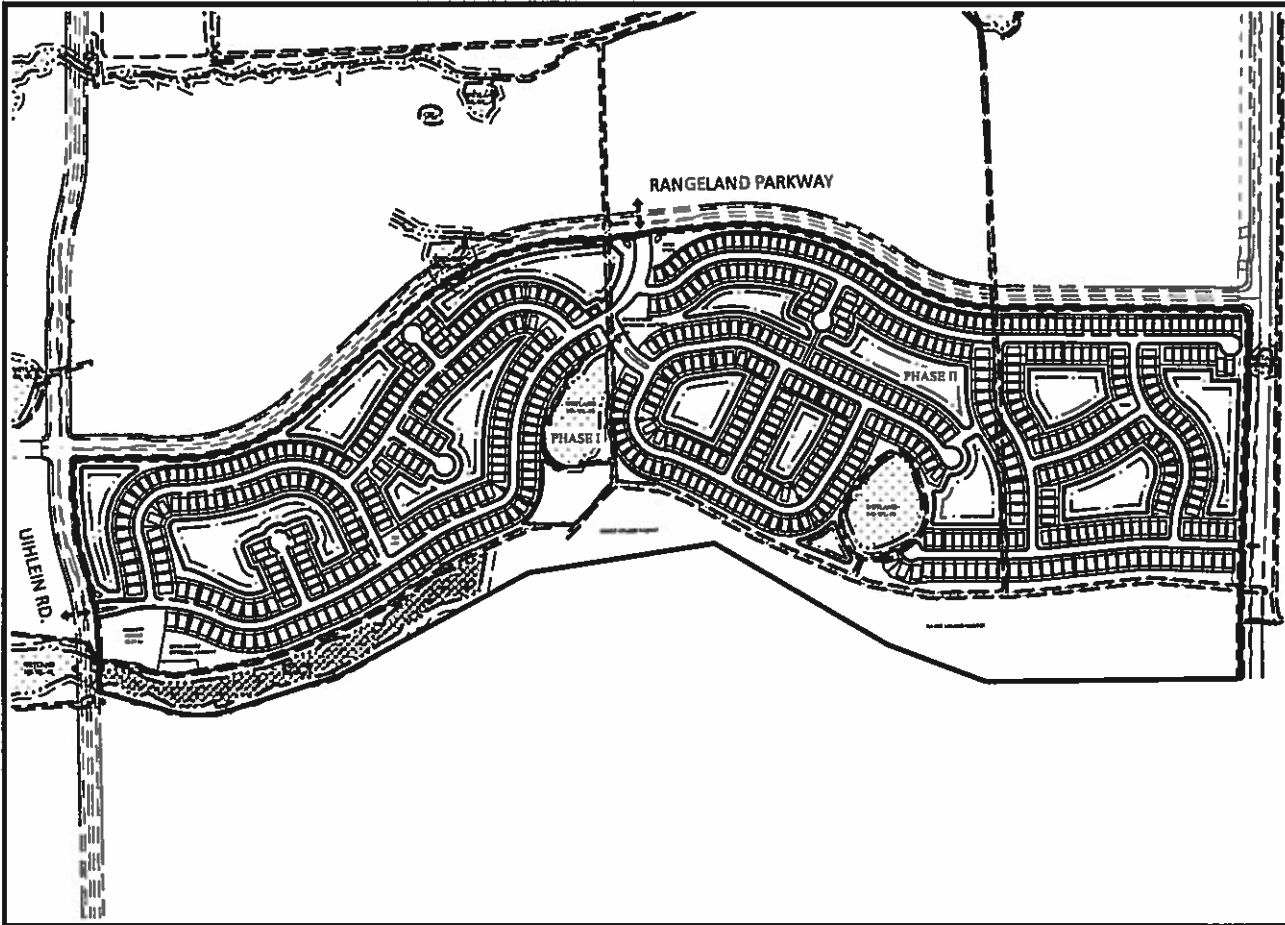
Sincerely,
HEIDT DESIGN, LLC

Strickland T. Smith, P.E.
Senior Project Manager

STS/smh

cc: Anne Mize, D.R. Horton
Brian Mihelich, D.R. Horton
File

R:\Lakewood Ranch\Solera at Lakewood Ranch\Master Plan\Submittals\Working File\MUN\Street Waiver Submittal 2018-03-21\Manatee County Warner Ltr St Waiver 2018-03-21.docx



SOLERA AT LAKEWOOD RANCH

DR HORTON

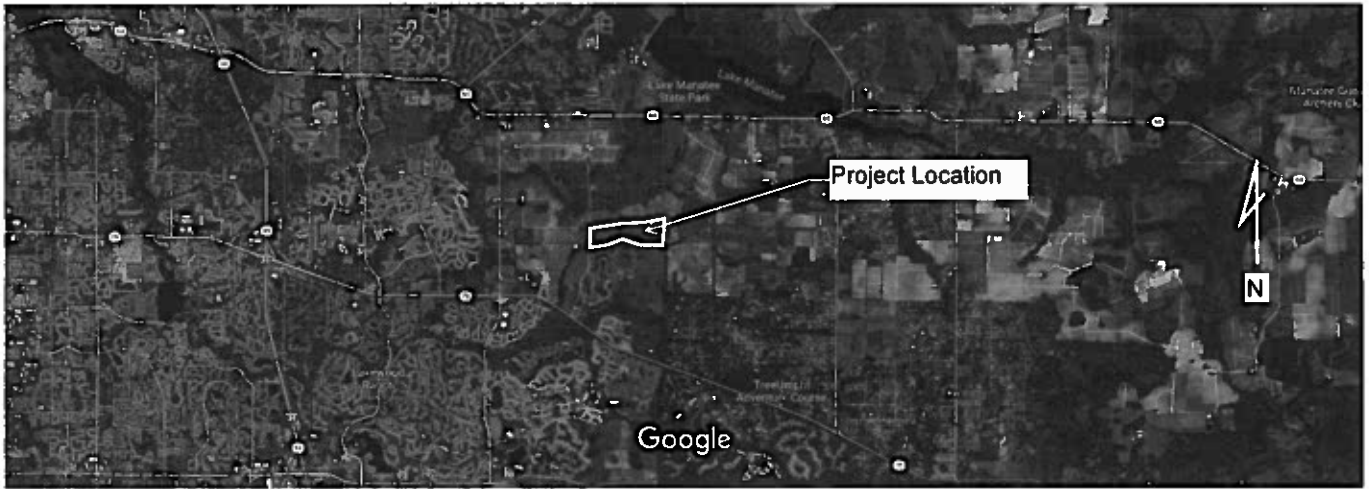
STREET WAIVER SITE PLAN

MANATEE COUNTY

NO.	DESCRIPTION	REV. & REVISIONS


HEIDT
 DESIGN
11715 N. Highway 180, Suite 100
 Lakewood Ranch, FL 34659
 Phone: (813) 274-4883
 www.HeidtDesign.com

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Solera at Lakewood Ranch Location Map

Vickie Warner

From: Larry Luh
Sent: Thursday, May 17, 2018 2:31 PM
To: Vickie Warner; Alex Onishenko; Clarke Davis
Cc: Larry Luh
Subject: RE: Solera Subdivision Street Waiver Request

I have reviewed the memo and Public Safety/EMS has no objections if the names are easy to pronounce and have not been used in Manatee County before.

"EMS STRONG: Always in Service"

Larry Luh, Assistant Chief of Operations

Emergency Medical Services Division

2101 47th Terrace East

Bradenton, FL 34203

e-mail: Larry.Luh@mymanatee.org

941-749-3500 ext 1660

www.mymanatee.org

Follow us on Facebook



From: Vickie Warner
Sent: Thursday, May 17, 2018 2:18 PM
To: Alex Onishenko <AOnishenko@EMFR.Org>; Clarke Davis <clarke.davis@mymanatee.org>; Larry Luh <larry.luh@mymanatee.org>
Subject: Solera Subdivision Street Waiver Request

Hello All,

Attached is the street waiver request for the above project for your review and comment.

I thought I had already sent this one to you, but realized just a few minutes ago that I had not, and I had planned on taking the street waiver to the BOCC on June 7, 2018, concurrent with the rezone / preliminary site plan.

So, I have a huge favor to ask....my memo asks for comments by May 25th, 2018, but if you could have them to me as soon as possible so I can get them on the June 7 hearing date, I would greatly appreciate it.

I apologize for my oversight on this one and for having to rush your review.

Vickie Warner

From: Alex Onishenko <aonishenko@EMFR.ORG>
Sent: Friday, May 18, 2018 4:43 PM
To: Vickie Warner; Clarke Davis; Larry Luh
Subject: RE: Solera Subdivision Street Waiver Request

Vickie,

East Manatee Fire Rescue has no objections with the waiver request providing the names are not duplicated as stated by Larry Luh.

Alex

Alex Onishenko
Fire Marshal
East Manatee Fire Rescue
3200 Lakewood Ranch Blvd.
Bradenton FL. 34211
941-751-5611

From: Vickie Warner [mailto:vickie.warner@mymanatee.org]
Sent: Thursday, May 17, 2018 2:18 PM
To: Alex Onishenko <aonishenko@EMFR.ORG>; Clarke Davis <clarke.davis@mymanatee.org>; Larry Luh <larry.luh@mymanatee.org>
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Thanks much!

Vickie

Vickie Warner – Address Coordinator
Manatee County Building & Dev Services
1112 Manatee Ave W, 4th Floor
Bradenton, FL 34205
(941) 748-4501 Ext 6850