

P.C. 08/08/02

Z-02-03 - ANGEL QUEST

Request: Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code) relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from RSF-4.5 (Residential Single-Family, 4.5 dwelling units per acre) to PR-S (Professional-Small Office); and providing an effective date. 2004 53rd Avenue East (± 0.44 Acres).

App Received: 02/27/02

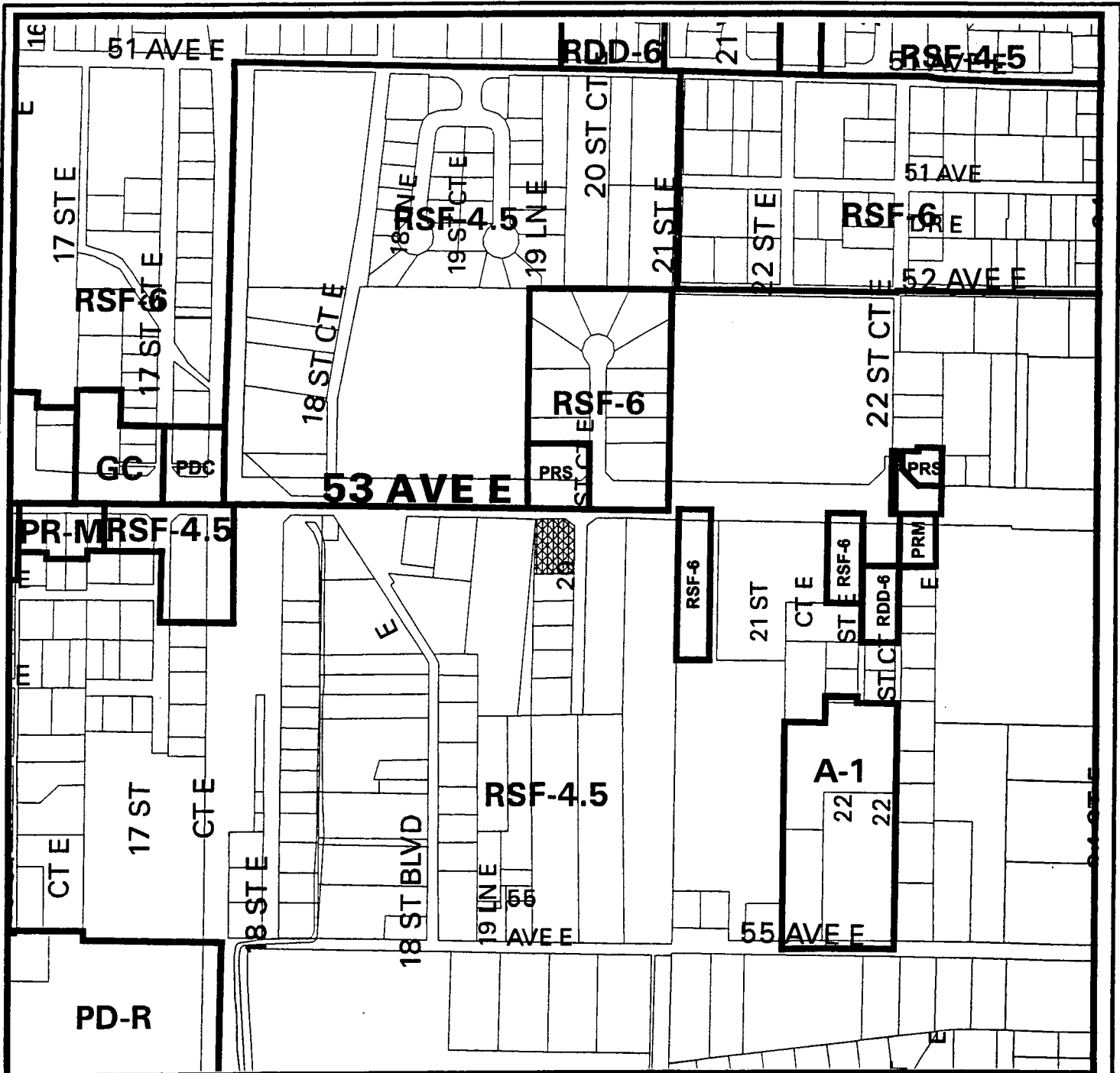
D.R.C.: 03/15/02

P.C.: 08/08/02

B.O.C.C.: 08/27/02

RECOMMENDED MOTION:

Based upon the staff report, evidence presented, comments made at the Public Hearing, and finding the request to be CONSISTENT with the Manatee County Comprehensive Plan and the Manatee County Land Development Code, I move to recommend ADOPTION of Manatee County Zoning Ordinance No. Z-02-03, as recommended by staff.



Project Number: Z-02-03

Tax I.D.: 180090000

Proposed Use: N/A

Proposed Zoning: PRS

Existing Zoning: RSF-4.5

Existing FLUC: RES-9

Flood Zone: X

Floodway: NO

Acreage: 0.44

Drainage Basin: BOWLEES CREEK, PEARCE DRAIN

Commissioner: Jonathan Bruce

Map Prepared: May 29, 2002

Requested By: BEVERLY PEARMAN-ANGEL QUEST, LLC

Section: 18 Township: 35 Range: 18



**Manatee County
Zoning
Staff Report Map**

1 inch = 410'

Overlays:

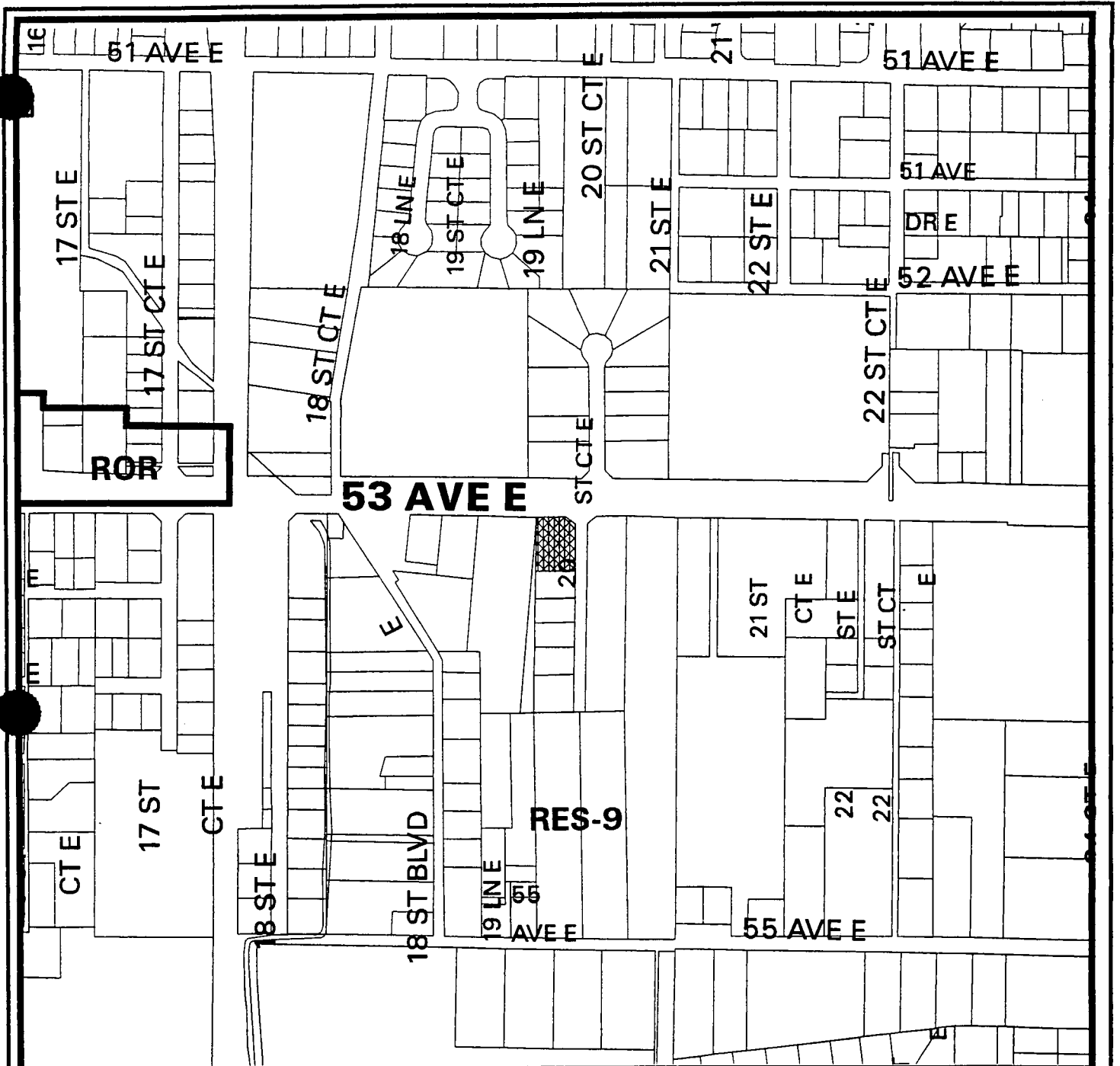
ST, AI, HA, WR, RV: NONE

Watershed: NONE

Coastal Hazard: Not Available



**Coastal
High Hazard
Line**



Project Number: Z-02-03

Tax I.D.: 180090000

Proposed Use: N/A

Proposed FLUC: PRS

Existing Zoning: RSF-4.5

Existing FLUC: RES-9

Flood Zone: X

Floodway: NO

Acreage: 0.44

Drainage Basin: BOWLEES CREEK, PEARCE DRAIN

Commissioner: Jonathan Bruce

Map Prepared: May 29, 2002

Requested By: BEVERLY PEARMAN-ANGEL QUEST, LLC

Section: 18 Township: 36 Range: 18



**Manatee County
Future Land Use
Staff Report Map**

1 inch = 410'

Overlays:

ST, AI, HA, WR, RV: NONE

Watershed: NONE

Coastal Hazard: NO



**Coastal
High Hazard
Line**

CASE SUMMARY

CASE NO.: Z-02-03

APPLICANT: Angel Quest, LLC.

REQUEST: A rezone from RSF-4.5 (Residential Single-Family, 4.5 dwelling units per acre) to PR-S (Professional-Small).

STAFF RECOMMENDS: APPROVAL with Limited Issues.

REQUEST, LOCATIONAL INFORMATION, AND LAND USE CHARACTERISTICS

- The request is for a rezone from RSF-4.5 (Residential Single-Family, 4.5 dwelling units per acre) to PR-S (Professional-Small).
- To the NORTH, across 53rd Avenue East, are single-family homes in Oneco Orange Blossom Park zoned RSF-6 (Residential Single-Family, 6 dwelling units per acre), and PR-S and a Church zoned RSF-4.5.
- To the SOUTH AND WEST are single-family homes zoned RSF-4.5.
- To the EAST is Eucalyptus Heights Subdivision zoned RSF-4.5.

SUMMARY: (EB)

The request is for a rezone from RSF-4.5 to PR-S. The site has roadway frontage on 53rd Avenue East (SR 70). The Functional Classification Map classifies SR 70 as a Principal Arterial Roadway.

The Future Land Use Category of this site is RES-9 (Residential, 6 dwelling units per acre). Uses potentially allowed within the RES-9 Future Land Use Category include residential uses, small or medium retail, and office uses. This site does not meet commercial locational criteria. Therefore, future office development will be limited to 3,000 square feet of gross floor area.

The request is generally compatible with the surrounding development. While there are some compatibility concerns with professional uses adjacent to residential properties, professional and residential land uses normally exist together with limited concerns. The nature of professional offices is that they are visited during work hours, or mainly during the daytime, when nearby residents are generally not home.

The site is not within any Overlay District nor in an environmental or archeologically sensitive area.

POSITIVE ASPECTS OF THE APPLICATION

- **The site is located on a Principle Arterial, 53rd Avenue East (SR 70).**
- **The nature of professional offices is that they are visited during work hours, or mainly during the daytime, when nearby residents are generally not home.**

NEGATIVE ASPECTS OF APPLICATION

- **The proposed zoning classification allows a variety of uses with varying impacts to the surrounding area.**
- **The site is adjacent to residential properties. Professional office development of this site may impact the neighboring residences.**
- **Professional office uses generally generate more traffic than single-family residence.**
- **This site does not meet commercial locational criteria.**

MITIGATING FACTORS

- **Uses allowed in professional districts are generally active during the weekdays only.**
- **Office Development on this site will be limited to 3,000 square feet of gross floor area.**

DETAILED CASE REVIEW

PRIMARY REVIEWERS

Erika Barrett (PD)	Compatibility, Timing, Health, Safety and Welfare, Consistency with LDC and Comp Plan, Historic Resource Impacts, Site Design
Al Wallace (PD)	Impacts to Infrastructure (Public Utilities & Facilities)
Michel Tenny (PD)	Impacts to Infrastructure (Transportation, Concurrency)
Bill O'Shea (EMD)	Environmental Resource Impacts

DETAILED STAFF REVIEW OF THE FACTORS FOR CONSIDERATION OF REZONING PURSUANT TO SECTION 504 OF THE LAND DEVELOPMENT CODE

1. COMPATIBILITY

The site is located in the RES-9 (Residential - 9 dwelling units per acre) Future Land Use Category of the Comprehensive Plan. The intent of this category is to identify areas which are established for low moderate urban or clustered moderate density urban residential uses, and to provide for a complement of residential support uses normally utilized during the daily activities of the residents of these urban areas, including small or medium retail and office commercial uses.

This property is located on the south side of 53rd Avenue East, at the southwest corner of 53rd Avenue East and 20th Street Ct. E. To the east and west are single family homes. To the north, across SR 70, are single-family homes and a church. Directly on the northwest corner of SR 70 and 20th Street Court East is PR-S zoning.

The site is approximately ½ mile from the nearest commercial node (intersection of SR 70 and 15th Street East), and does not meet commercial locational criteria, as defined by the Comprehensive Plan.

Staff believes PR-S (Professional - Small) zoning can be considered compatible with the surrounding properties. Any proposed development will be limited to a maximum square footage of 3,000 sq. ft. and a Floor Area Ratio (FAR) of 0.25.

2. TIMING, TRENDS, CHANGES TO EXISTING CONDITIONS

This area is developed with a mix of residential, professional and commercial uses which front both on the north and south side of SR 70. Directly across SR 70, at the northwest corner of SR 70 and 20th Street Court East, is existing PR-S zoning. Under the RES-9

Future Land Use Designation it is likely that additional properties along SR 70 East will request professional zoning to develop small office uses in the future.

3. IMPACTS TO INFRASTRUCTURE

It does not appear that the rezone will conflict with existing or planned public improvements. The rezone request also should not affect traffic patterns or congestion and will not adversely impact population density or development intensity such that the demand for schools, sewers, streets, recreational areas and facilities, or other public facilities and services would be impacted.

As designated on the Manatee County Right-of-Way needs map at this location, SR 70 requires a right-of-way of 150 feet (75' half-width right-of-way). Depending on the proposed impact, additional right-of-way may be required at the time of site plan approval for any proposed development.

4. GENERAL HEALTH, SAFETY & WELFARE CONCERNS

The proposed change to PR-S will not adversely affect the general health, safety, or welfare of the surrounding neighborhood or the County as a whole.

5. ENVIRONMENTAL & HISTORIC RESOURCE IMPACTS

The proposed rezone to PR-S will have no impact upon environmental and historic resources. There is already a structure on this site; any additional impact will be evaluated with site plan review. No known historic features of significance exist on this site nor is this an area of high sensitivity for archaeological resources.

6. CONSISTENCY WITH LAND DEVELOPMENT CODE AND COMPREHENSIVE PLAN

The proposed rezone must be in strict compliance with the Manatee County Land Development Code and Comprehensive Plan.

Staff believes that the proposed PR-S(Professional - Small) zoning conforms with the RES-9 Future Land Use Category of the Comprehensive Plan. Any development application will be reviewed in detail for conformance with all applicable provisions of the LDC.

The following policies were reviewed in preparing this staff report and are important policies to review and consider in evaluating the proposal:

Policy: 2.1.2.3 Permit the consideration of new residential and non-residential development with characteristics compatible with existing development, in areas which are internal to, or are contiguous expansions of existing development if compatible with future areas of development.

Policy: 2.1.2.7 Review all proposed development for compatibility and appropriate timing. This analysis shall include:

- consideration of existing development patterns,
- types of land uses,
- transition between land uses,
- density and intensity of land uses,
- natural features,
- approved development in the area,
- availability of adequate roadways,
- adequate centralized water and sewer facilities,
- other necessary infrastructure and services.
- limiting urban sprawl

PR-S zoning allows for the potential to have a maximum building square footage of 3,000 square feet. The RES-6 FLUC allows for the potential to have a maximum floor area ration of 0.23.

Policy: 2.2.1.13 RES-9: Establish the Residential-9 Dwelling Units/Gross Acre future land use category as follows:

Policy: 2.2.1.13.1 Intent: To identify, textually in the Comprehensive Plan's goals, objectives, and policies, or graphically on the Future Land Use Map, areas which are established for a low-moderate urban, or clustered moderate density urban residential environment. Also to provide for a complement of residential support uses normally utilized during the daily activities of residents of these urban areas.

Policy: 2.2.1.13.2 Range of Potential Uses (see Policies 2.1.2.3 - 2.1.2.7, 2.2.1.5): Suburban or urban residential uses, small or medium retail and office commercial uses, short-term agricultural uses other than special agricultural uses, agriculturally-compatible residential uses, public or semi-public uses, schools, low intensity recreational uses, and appropriate water-dependent/water-related/water-enhanced uses (see also Objectives 4.2.1 and 2.10.4).

This is a request to rezone to PR-S (Professional-Small).

Policy: 2.2.1.13.3 Range of Potential Density/Intensity:

**Maximum gross residential density:
9 dwelling units per acre**

**Maximum net residential density:
16 dwelling units per acre (except within the WO or CSVA Overlay Districts pursuant to Policies 2.3.1.5 and 4.3.1.5)**

**Maximum Floor Area Ratio:
0.23**

(0.35 for mini-warehouse uses)

Policy: 2.2.1.13.4 Other Information:

- (a) All mixed and multiple-use projects shall require special approval, as defined herein, and as further defined in any land development regulations developed pursuant to § 163.3202, F.S.**
- (b) All projects for which gross residential density exceeds 6 dwelling units per acre, or in which any net residential density exceeds 9 dwelling units per acre shall require special approval.**
- (c) Any nonresidential project exceeding 30,000 square feet of gross building area shall require special approval.**
- (d) Small commercial (professional) office uses not exceeding 3,000 square feet in gross floor area within this category may be exempted from compliance with any locational criteria specified under Policies 2.10.4.1 and 2.10.4.2, provided such office is located on a roadway classified as a minor or principal arterial, however, not including interstates, and shall still be consistent with other commercial development standards and with other goals, objectives, and policies in this Comprehensive Plan (see also 2.10.4.2).**

The site does not meet commercial locational criteria of the Comprehensive Plan. The Functional Classification Map of the Comprehensive Plan designates 53rd Avenue East (SR 70) as a Principal Arterial.

Policy: 2.10.4.1 Limit the location of all new commercial development to well-defined nodes, or compact groupings, to:

- provide a reasonable compromise of predictable, yet flexible, commercial locations for all residents and business interests in Manatee County.**
- increase safety and maintain the vehicular capacity of public roads by discouraging linear "strip" commercial development and the multiple access points which are likely to accompany such linear commercial development.**
- facilitate compliance with the commercial project access criteria contained in Objective 2.10.3.**
- maximize the accessibility and viability of commercial development by using location and grouping to maximize the number of trips to the commercial site.**
- establish conveniently located commercial uses for residents of Manatee County.**

ATTACHMENTS:

- 1. Development Review Committee Comments**
- 2. Copy of Newspaper Advertising**

DRC REVIEW COMMENTS

DATE: March 15, 2002

PROJECT NAME: ANGEL QUEST

PLANNING NUMBER: Z-02-03

PLANNER: Barrett REVIEW ENGINEER: Harrison

COMMENTS:

Distribution

No water details at this time.

Petersen

Sanitary gravity sewer is available along 20th St. Ct. E. A 4" water main is along 20th St. Ct. E. and an 8" water main is along S.R. 70 (53rd Ave. E.).

Earlhey / Andruzzi

No comment at this time.

Lilly

No comment.

Archer

Need to show water and sewer.



MEMORANDUM

DATE: June 4, 2002

TO: Erika Barrett, Planner
Planning Department

FROM: William C. O'Shea, Environmental Manager *WCO*
Environmental Management Department

SUBJECT: **Development Review Comments**
Angel Quest Z-02-03

The Environmental Management Department has reviewed the above referenced application for rezone, and offers the following comments:

- This proposal is a request to rezone 0.44 acres from RSF-4.5 to PR-S.
- No plan has been submitted as part of this request.
- A comprehensive environmental review of this parcel cannot be conducted, based on the information provided.
- It is our understanding that all development proposals are subject to the requirements of the Manatee County Comprehensive Plan and Manatee County Land Development Code. The applicant should be advised that certain environmental constraints may restrict development activities.
- Additional comments will be provided upon review of subsequent site plan submittals.

If you have any questions or comments, please call me at extension 5980.

WCO:hs

SOUTHERN MANATEE FIRE & RESCUE DISTRICT
1640 60 Avenue Dr. E., Bradenton, FL 34203-5020 #941/751-7675 Fax #941/751-7694

TRANSMITTAL #4244.Z

DATE: March 19, 2002

TO: Manatee County Building
Department

RE: Permit Application # Z-02-03

APPROVED
 CONDITIONAL APPROVAL AS
SUBMITTED AND NOTED
 INSUFFICIENT DRAWINGS
FOR FULL REVIEW/DENIED
 UNACCEPTABLE SYSTEM DRAWINGS/DENIED

MANATEE FIRE & RESCUE DISTRICT
MAR 22 2002
DEPARTMENT

Project Name: Angel Quest (3 Lots for Offices)
2004 (& 1924) 53 Av E
Rezone from Residential/Home Office

This department has reviewed the above referenced plans under the 2000 Edition of the N.F.P.A. Life Safety Code and related amendments; the Fire Prevention Code of Southern Manatee Fire & Rescue District, Ordinance 02-01; the 2001 Standard Building Code, as related to life safety and fire protection; and the State Fire Marshal's Uniform Rules and Standards, as legislated.

The following comments and requirements are contingent for permit approval and Certificate of Occupancy by the Southern Manatee Fire Control District.

* Upon fire department review of referenced prints no noted problems or code violations were found.

Fire department review for code compliance shall not be construed as authority to violate, cancel, alter or set aside any provisions of the adopted codes; nor shall such review prevent the Fire Marshal from thereafter requiring a correction of errors in plans, or in construction, or of violation of the codes.

If you have any questions, please contact this department.



Foster Gover
Division Chief/Fire Marshal

FG/smp

cc: Manatee County Planning Department, Erika Barrett, Fourth Floor, PO Box 1000, Bradenton, FL 34206
Neal Mazzei, PO Box 1727, Bradenton, FL 34206-1727 (322-9459 Fax)



Mike Harrison

To: Erika Barrett/Planning@Planning

CC:

04/04/2002 10:36 AM

Subject: Angel Quest Z-02-03 (engineering DRC comments)

We have no objection to this proposed rezone without a plan. For utility information and availability please refer to the pre-application comments dated 10/31/01 and the comments from Linda Peterson dated 3/15/02.

Michael J. Harrison
Engineer II
Manatee County
Planning Department
749-3070

Erika

MANATEE COUNTY HEALTH DEPT.
410 6th Ave. E., Bradenton, FL. 34208
ENVIRONMENTAL HEALTH SERVICES DEVELOPMENT REVIEW COMMENTS

DATE 3-22-02

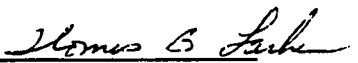
PROJECT NO: Z-02-03
PROJECT NAME: Angel Quest

- ___ 1. County Water - County Sewer.
- ___ 2. Permit for Water Distribution System is required prior to start of construction.
- ___ 3. Permit for Water Treatment Plant is required prior to start of construction.
- ___ 4. County Water - Private Package Sewage Treatment Plant.
- ___ 5. County Water - Septic Tank.
- ___ 6. Private Well - Septic Tank.
- ___ 7. On-Site Sewage disposal system of adequate size currently being utilized.
- ___ 8. Abandoned septic tanks shall be pumped out, bottoms ruptured, and filled with clean sand or other suitable material (permit required from Manatee County Health Dept. unless permitted by County Public Works).
- ___ 9. Size, type and location of septic system shall be based on site survey, soil log and plan review conducted by this department or a Florida Registered Engineer.
- ___ 10. 75 feet separation between private potable well and septic system.
- ___ 11. 100 feet separation required between limited use public potable well and the septic system.
- ___ 12. 200 feet separation required between public potable well and the septic system.
- ___ 13. Any existing wells to be located, the casing extended above existing grade, marked and capped for future use.
- ___ 14. When lake water is utilized for landscape irrigation, a separate color-coded irrigation system shall be installed & written information stating that "the water is not for human consumption" shall be provided to the residents.
- ___ 15. All wells in the area to be developed/excavated shall be identified by the engineer of record and plugged with neat cement from bottom to top by a Florida Licensed Well Driller prior to development or excavation.
- ___ 16. All requirements of Chapter 64E-11 shall be met prior to approval/licensure as a public food service establishment.
- ___ 17. Any food service, e.g., coffee sales, requires installation of a three-compartment sink and separate hand washing sink.

- ___ 18. Adequate sanitary facilities shall be provided on a business per business basis.
- ___ 19. Adequate sanitary facilities shall be/have been provided for employees/patrons
- ___ 20. Any food service facility for the consumption of food on the premises shall have a urinal in the men's room, in addition to the toilet and hand washing sink.
- ___ 21. Adequate sanitary facilities, e.g., portable toilets, shall be provided for employees.
- ___ 22. Inspection and approval is required from Dept. of Agriculture and Consumer Services, Bureau of Food & Meat Inspection, Lab Complex M-A, 3125 Conner Blvd., Tallahassee, Fl. 32399-1650, Ph: 904-488-3951 or 1-800-435-7352.
- ___ 23. Inspection and approval is required from Dept. of Business & Professional Regulations, Restaurant Program, 4100 Center Pointe Dr., Suite 107, Ft. Myers, Fl. 33916, Ph: 813-278-7355 or 1-800-226-7359.
- ___ 24. A properly sized grease interceptor of not less than 750 gallon capacity shall be located external to the structure.
- ___ 25. Dumpster unit shall be located on a curbed and elevated concrete pad, sloped to a drain, equipped with a grit interceptor with a removable bucket, connected to sanitary sewer, and equipped with a hose bibb on site.
- ___ 26. Industrial wastes are to be handled in accordance with all Federal, State, and Local Regulations.
- ___ 27. A grease-grit interceptor shall be provided.
- ___ 28. Waste water from car wash shall be handled as specified by Manatee County Environmental Management Department.
- ___ 29. Fuel tanks shall be registered with the Department of Environmental Protection and comply with Chapters 17-761 and 17-762, F.A.C.
- ___ 30. To facilitate handling and maintenance, dumpster shall be placed on concrete pads, the locations to be reviewed by Manatee County Public Works Dept.
- ___ 31. Disposal of biohazardous/biomedical waste shall be in accordance with Chapter 64E-16. Permits are required for each generator in the facility.
- ___ 32. Florida Administrative Code requires adequate sanitary facilities be provided in recreational areas.
- ___ 33. Swimming pools shall meet the standards in Chapter 64E-9.
- ___ 34. All requirements of Chapter 65C-22, F.A.C., shall be met prior to licensure as a Day Care Center.

- 35. Inspection and approval required from Health Care Administration, 7827 N. Dale Mabry, Tampa, Fl., prior to licensure, (e.g., nursing homes, ACLF's) 813-975-4255.
- 36. Inspection and approval required from Department of Children & Families, 465 Cortez Rd. West, Bradenton, FL. 34207, Phone number 941-727-6520.
- 37. Aircraft hangers: There will be no mechanical work performed at the location, nor retail sales.
- 38. A hair strainer shall be provided in the sink.
- 39. Water, sewer, and sanitary facilities are not required in electronic switching stations with no permanent or part-time employees.
- 40. Rezone: This acres to be rezoned to . Future use of the property shall conform to all aspects of the Florida Administrative Code with respect to sanitary sewage disposal and water supply.
- XX 41. Additional Comments: No comment at this time.

Signed:


Thomas B. Larkin
Thomas B. Larkin
Environmental Specialist II

(DRC)

MANATEE COUNTY PLANNING DEPARTMENT
GROWTH MANAGEMENT SECTION
DEVELOPMENT REVIEW COMMITTEE (DRC) COMMENTS
(941) 749-3070

DATE: APRIL 1, 2002
PROJECT NAME: ANGEL QUEST REZONE
Z-02-03
REZONE TO PR-S
ADDRESS: 2004 53RD AVE. EAST+ 1924 53RD AVE. EAST, SCT
PLANNER: ERIKA BARRETT (x)6836
TRANSPORTATION
PLANNER: MICHEL TENNEY (x)6862
CONCURRENCY: MICKI RYAN (X)6904/SUSAN BARFIELD (x)3842

PLEASE NOTE: THESE COMMENTS ARE BASED ON INFORMATION SUBMITTED AND ARE SUBJECT TO REVIEW AS APPLICABLE](FYI: THE ENGINEER ON THIS CASE IS MIKE HARRISON)

CONCURRENCY/TRANSPORTATION RELATED COMMENTS:

- I. This submittal may proceed when the comments listed below and the comments issued by the other DRC members are satisfactorily addressed.

Please submit a "Deferral and Acknowledgement of Eventual Requirement for Concurrency Certification". Applicant is advised that when seeking further development approval(s) for this project, the "Deferral" does not exempt applicant from the requirement for a Certificate of Level of Service Compliance.

- II We offer the following suggestions, comments and concerns for this proposal; however, these do not necessarily require a revision to your application at this time.

At this time, SR 70 (between 301 Blvd and US 301) has adequate capacity and is operating at or above the adopted level of service "D". However, applicant is advised that capacity is not reserved at this stage, nor is capacity guaranteed as being available at time of actual development.

Pursuant to the "Concurrency Transportation Link Sheet" for this segment of SR 70, the generalized tables reflect a pm peak hour base/existing count of 2594 trips with 1190 trips currently reserved. To maintain the required Level of Service Standard of "D", the total existing and reserved trips cannot exceed 4890 pm peak hour trips.

A detailed traffic analysis may be required prior to final site plan approval depending on type and size of development.

- III. General Information

If there are any questions pertaining to concurrency and/or transportation, please contact Micki Ryan at 749-3070 extension 6904.

RIGHT-OF-WAY RELATED COMMENTS:

- I. This submittal may proceed when the comments listed below and the comments issued by the other DRC members are satisfactorily addressed.

N/A

- II **We offer the following suggestions, comments and concerns for this proposal; however, these do not necessarily require a revision to your application at this time:**

N/A

III. **General Information**

As designated on the Manatee County Right-of-Way Needs Map in this location, SR 70 requires a right-of-way of 150 feet (75' half-width right-of-way).

Depending on the proposed impact, additional right-of-way may be required at time of site plan approval.

As this is a state road (SR 70), applicant is advised that additional right-of-way may be required for future roadway improvements. Please contact the Land Acquisition Division of Florida Department of Transportation at (800) 292-3368 for additional information.

If there are any questions pertaining to the right-of-way comments, please contact Micki Ryan at 749-3070 extension 6904.

cc: **Concurrency File # Z-02-03
Public Works and Transportation Concurrency Group
(Linda Petersen, Wayne Roberts, Sia Mollanazar)**

NOTICE IS HEREBY GIVEN that the Planning Commission of Manatee County will conduct a Public Hearing on Thursday, August 8, 2002, at 9:00 A.M. at the Manatee County Government Administrative Center, 1st Floor Chambers, to consider, act upon, and forward a recommendation to the Board of County Commissioners on the following matters:

PDC-01-03(Z)(P) - ROSA FIORELLI / FIORELLI WINERY

(1) Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code), relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A/WP-M/ST (General Agricultural, 1 dwelling unit per five acres) to PDC/WP-M/ST (Planned Development Commercial) retaining the Watershed Protection Lake Manatee and Special Treatment Overlay Districts; and (2) Approval of a Preliminary Site Plan to allow a 6,000 sq. ft. winery and a 3,400 sq. ft. eating establishment; and providing an effective date. The project is on the west side of C.R. 675, approximately 3/4 of a mile south of S.R. 84 (±18.67 acres).

PDC-01-03(Z)(P) - JOHN GRANT

(1) Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code), relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A (General Agricultural, 1 dwelling unit per 5 acres) to PDC (Planned Development Commercial); and (2) Approval of a Preliminary Site Plan to allow a 2,800 sq. ft. retail convenience store, 3,200 sq. ft. canopy and eight (8) gas pumps; and providing an effective date. Located at the northwest corner of SR 34 and South Duette Road, at 2915 South Duette Road (±10.26 acres).

PDR-96-15(P) - MANATEE RIVER LAND PARTNERSHIP/MANATEE RIVER PLANTATION

Approval of a Preliminary Site Plan to allow 493 lots for single-family detached homes at a gross density of 1.50 dwelling units per acre. Manatee River Plantation is immediately south of Mulholland Road, north of the Manatee River and Gamble Creek, and east of Fort Hamer Road (±351.8 acres). This project is within the Coastal Evacuation Area Overlay District, Coastal Planning Area, and partially within the Coastal High Hazard Overlay District and Coastal Storm Vulnerability Overlay District. Rules of Procedure for this public hearing are in effect pursuant to Resolution 94-104(PC). Copies of this Resolution are available for review or purchase at cost, from the Planning Department. All interested parties are invited to appear at this Hearing and be heard, subject to proper rules of conduct. Additionally, any written comments filed with the Director of the Planning Department will be heard and con-

PDC-01-05(Z) - MC CLURE PROPERTIES, LTD.

Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code) relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A-1/WP-E/ST (Suburban Agriculture, 1 dwelling

unit per acre) to PDC (Planned Development Commercial) retaining the Watershed Protection-Evers and Special Treatment Overlay Districts; and providing an effective date. The parcel is at the southwest corner of Lockwood Ridge Road and the future extension of the 63rd Avenue East (Honore Avenue) (±18.67 acres).

IF APPROVED, the PDC (Planned Development Commercial) zoning district permits uses such as Retail Sales/Neighborhood Convenience, Motor Vehicle Sales, Banks, Business Services, Hotels, Medical Offices/Clinics, and Dry Cleaners. A new public hearing will be required prior to site plan approval for specific uses on this site.

Z-02-03 - ANGEL QUEST
Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code), relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from RSF-4.5 (Residential Single-Family, 4.5 dwelling units per acre) to PR-S (Professional-Small Office); and providing an effective date. 2004 53rd Avenue East (±0.44 Acres).

IF APPROVED, the PR-S (Professional-Small) zoning district permits office uses on a small scale to serve residential neighborhoods.

PDR-96-15(P) - MANATEE RIVER LAND PARTNERSHIP/MANATEE RIVER PLANTATION
Approval of a Preliminary Site Plan to allow 493 lots for single-family detached homes at a gross density of 1.50 dwelling units per acre. Manatee River Plantation is immediately south of Mulholland Road, north of the Manatee River and Gamble Creek, and east of Fort Hamer Road (±351.8 acres). This project is within the Coastal Evacuation Area Overlay District, Coastal Planning Area, and partially within the Coastal High Hazard Overlay District and Coastal Storm Vulnerability Overlay District. Rules of Procedure for this public hearing are in effect pursuant to Resolution 94-104(PC). Copies of this Resolution are available for review or purchase at cost, from the Planning Department. All interested parties are invited to appear at this Hearing and be heard, subject to proper rules of conduct. Additionally, any written comments filed with the Director of the Planning Department will be heard and con-

IF APPROVED, the PDC (Planned Development Commercial) zoning district permits uses such as Retail Sales/Neighborhood Convenience, Motor Vehicle Sales, Banks, Business Services, Hotels, Medical Offices/Clinics, and Dry Cleaners. A new public hearing will be required prior to site plan approval for specific uses on this site.

Z-02-03 - ANGEL QUEST
Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code) relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from RSF-4.5 (Residential Single Family, 4.5 dwelling units per acre) to PR-S (Professional-Small Office); and providing an effective date. 2004 53rd Avenue East (±0.44 Acres).

IF APPROVED, the PR-S (Professional-Small) zoning district permits office uses on a small scale to serve residential neighborhoods.

PDR-96-15(P) - MANATEE RIVER LAND PARTNERSHIP/MANATEE RIVER PLANTATION
Approval of a Preliminary Site Plan to allow 493 lots for single-family detached homes at a gross density of 1.5 dwelling units per acre. Manatee River Plantation is immediately south of Mulholland Road, north of the Manatee River and Gamble Creek, and east of Fort Hamer Road (±351.8 acres). This project is within the Coastal Evacuation Area Overlay District, Coastal Planning Area, and partially within the Coastal High Hazard Overlay District and Coastal Storm Vulnerability Overlay District. Rules of Procedure for this public hearing are in effect pursuant to Resolution 94-104(PC). Copies of this Resolution are available for review or purchase at cost, from the Planning Department. All interested parties are invited to appear at this Hearing and be heard, subject to proper rules of conduct. Additionally, any written comments filed with the Director of the Planning Department will be heard and con-

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COPY OF NEWSPAPER ADVERTISING

considered by the Planning Commission and entered into the record. It is important that all parties present their concerns to the Planning Commission in as much detail as possible. The issues identified at the Planning Commission hearing will be the primary basis for the final decision by the Board of County Commissioners. Interested parties may examine the Official Zoning Atlas, the application, and related documents, and may obtain assistance regarding these matters from the Manatee County Planning Department, 1112 Manatee Avenue West, 4th Floor, Bradenton, Florida, telephone number (941) 749-3070; e-mail to: planning.agenda@co.manatee.fl.us

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SAID HEARING MAY BE CONTINUED FROM TIME TO TIME PENDING ADJOURNMENTS.

MANATEE COUNTY PLANNING COMMISSION
Manatee County Planning Department
Manatee County, Florida
7/26/2002

NOTICE OF ZONING CHANGES IN UNINCORPORATED MANATEE COUNTY

NOTICE IS HEREBY GIVEN, that the Planning Commission of Manatee County will conduct a Public Hearing on Thursday, August 8, 2002, at 9:00 A.M. at the Manatee County Government Administrative Center, 1st Floor Chambers, to consider, act upon, and forward a recommendation to the Board of County Commissioners on the following matters:

PDC-01-03(Z)(P) - ROSA FIORELLI/FIORELLI WINERY

(1) Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code), relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A/WP-M/ST (General Agricultural, 1 dwelling unit per five acres) to PDC/WP-M/ST (Planned Development Commercial) retaining the Watershed Protection - Lake Manatee and Special Treatment Overlay Districts; and (2) Approval of Preliminary Site Plan to allow a 6,000 sq. ft. winery and 3,400 sq. ft. eating establishment; and providing an effective date. The project is on the west side of C.R. 675 approximately 3/4 of a mile south of S.R. 84 (± 10.16 acres)

PDC-02-03(Z)(P) - JOHN GRANT

(1) Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code), relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A (General Agricultural, 1 dwelling unit per 5 acres) to PDC (Planned Development Commercial); and (2) Approval of a Preliminary Site Plan to allow a 2,800 sq. ft. retail convenience store, 3,200 sq. ft. canopy and eight (8) gas pumps; and providing an effective date. Located at the northwest corner of SR 84 and South Duette Road, at 2915 South Duette Road (± 10.26 acres).

PDC-01-05(Z) - MC CLURE PROPERTIES, LTD.

Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code) relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A-1/WP-E/ST (Suburban Agriculture, 1 dwelling unit per acre) to PDC/WP-E/ST (Planned Development Commercial) retaining the Watershed Protection-Evers and Special Treatment Overlay Districts; and providing an effective date. The parcel is at the southwest corner of Lockwood Ridge Road and the future extension of the 63rd Avenue East (Honore Avenue) (± 18.67 acres).

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IF APPROVED, the PR-S (Professional-Small) zoning district permits office uses on a small scale to serve residential neighborhoods.

PDR-96-15(P) - MANATEE RIVER LAND PARTNERSHIP/MANATEE RIVER PLANTATION

Approval of a Preliminary Site Plan to allow 493 lots for single-family detached homes at a gross density of 1.5 dwelling units per acre. Manatee River Plantation is immediately south of Mulholland Road, north of the Manatee River and Gamble Creek, and east of Fort Hamer Road (± 351.8 acres). This project is within the Coastal Evacuation Area Overlay District, Coastal Planning Area, and partially within the Coastal High Hazard Overlay District and Coastal Storm Vulnerability Overlay District.

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It is important that all parties present their concerns to the Planning Commission in as much detail as possible. The issues identified at the Planning Commission hearing will be the primary basis for the final decision by the Board of County Commissioners. Interested parties may examine the Official Zoning Atlas, the application, and related documents, and may obtain assistance regarding these matters from the Manatee County Planning Department, 1112 Manatee Avenue West, 4th Floor, Bradenton, Florida; telephone number (941) 749-3070; e-mail to: planning.agenda@co.manatee.fl.us

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MANATEE COUNTY PLANNING COMMISSION
Manatee County Planning Department
Manatee County, Florida

BRADENTON HERALD

www.bradenton.com
P.O. Box 921
Bradenton, FL 34206-0921
102 Manatee Avenue West
Bradenton, FL 34205-8894
941/748-0411 ext. 7065

Bradenton Herald
Published Daily
Bradenton, Manatee, Florida

STATE OF FLORIDA
COUNTY OF MANATEE;

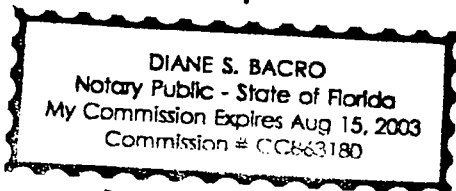
Before the undersigned authority personally appeared Sandy Riley, who on oath says that she is a Legal Advertising Representative of the Bradenton Herald, a daily newspaper published at Bradenton in Manatee County, Florida; that the attached copy of the advertisement, being a Legal Advertisement in the matter of **NOTICE OF ZONING CHANGES** in the Court, was published in said newspaper in the issues of, 7/27,'02

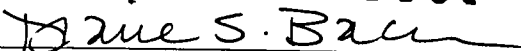
Affiant further says that the said publication is a newspaper published at Bradenton, in said Manatee County, Florida, and that the said newspaper has heretofore been continuously published in said Manatee County, Florida, each day and has been entered as second-class mail matter at the post office in Bradenton, in said Manatee County, Florida for a period of 1 year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



(Signature of Affiant)

Sworn to and subscribed before me this
1st Day of August, 2002





SEAL & Notary Public

Personally Known OR Produced Identification
Type of Identification Produced _____

NOTICE OF ZONING CHANGES IN UNINCORPORATED AREAS

NOTICE OF PUBLIC HEARING
Planning Commission of Manatee County will hold a public hearing on Thursday, August 8, 2002 at 9:00 A.M. at the Manatee County Government Administrative Center, 1st Floor Chambers, to consider, act upon, and forward a recommendation to the Board of County Commissioners on the following matters:

PDC-01-03(Z)(P) - ROSA FIORELLI / FIORELLI WINERY

(1) Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code), relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A/WP-M/ST (General Agricultural, 1 dwelling unit per five acres) to PDC/WP-M/ST (Planned Development Commercial) retaining the Watershed Protection, Lake Manatee and Special Treatment Overlay Districts; and (2) Approval of a Preliminary Site Plan to allow a 6,000 sq. ft. winery and a 3,400 sq. ft. eating establishment; and providing an effective date. The project is on the west side of C.R. 675, approximately 3/4 of a mile south of S.R. 64 (±10.16 acres).

PDC-02-03(Z)(P) - JOHN GRANT

(1) Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code), relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A (General Agricultural, 1 dwelling units per 5 acres) to PDC (Planned Development Commercial); and (2) Approval of a Preliminary Site Plan to allow a 2,800 sq. ft. retail convenience store, 3,200 sq. ft. of canopy and eight (8) gas pumps; and providing an effective date. Located at the northwest corner of SR 64 and South Duetta Road, at 2915 South Duetta Road (±10.26 acres).

PDC-01-05(Z) - MC CLURE PROPERTIES, LTD.

Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code) relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A-1/WP-E/ST (Suburban Agriculture, 1 dwelling unit per acre) to PDC/WP-E/ST (Planned Development Commercial) retaining the Watershed Protection, Evers and Special Treatment Overlay Districts; and providing an effective date. The parcel is at the southwest corner of Lockwood Ridge Road and the future extension of the 63rd Avenue East (Honore Avenue) (±18.67 acres).

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Z-02-03 ANGEL QUEST

Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code) relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from RSF-4.5 (Residential Single-Family, 4.5 dwelling units per acre) to PR-S (Professional-Small Office); and providing an effective date. 2004 53rd Avenue East (± 0.44 Acres).

IF APPROVED, the PR-S (Professional-Small) zoning district permits office uses on a small scale to serve residential neighborhoods.

PDR-02-15(P) - MANATEE RIVER LAND PARTNERSHIP/MANATEE RIVER PLANTATION

Approval of a Preliminary Site Plan to allow 493 lots for single-family detached homes at a gross density of 1.60 dwelling units per acre. Manatee River Plantation is immediately south of Mulholland Road, north of the Manatee River and Gamble Creek; and east of Fort Hamer Road (±351.8 acres). This project is within the Coastal

Evacuation Area Overlay District, Coastal Planning Area, and partially within the Coastal High Hazard Overlay District and Coastal Storm Vulnerability Overlay District.

Rules of Procedure for this public hearing are in effect pursuant to Resolution 94-104(PC). Copies of this Resolution are available for review or purchase at cost, from the Planning Department.

All interested parties are invited to appear at this Hearing and be heard, subject to proper rules of conduct. Additionally, any written comments filed with the Director of the Planning Department will be heard and con-

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MANATEE COUNTY PLANNING COMMISSION
Manatee County Planning Department
Manatee County, Florida
7/29/2002

SARASOTA HERALD-TRIBUNE
PUBLISHED DAILY
SARASOTA, SARASOTA COUNTY, FLORIDA

STATE OF FLORIDA

COUNTY OF SARASOTA

SARASOTA HERALD TRIBUNE

ATTN: KIM SPARKS
MANATEE COUNTY GOVERNMENT
1112 MANATEE AVE. W. 4TH FLR
BRADENTON FL 34206

REFERENCE: 94051403
7QBC00500 NOTICE OF ZONING CHA

Before the undersigned authority, personally appeared Moya Neville, who on oath says she is the Advertising Director of the Herald-Tribune, a daily newspaper published at Sarasota, in Sarasota County, Florida; that the attached copy of advertisement, was published in said newspaper on the dates listed.

Affiant further says that the said Herald Tribune is a newspaper published at Sarasota, in said Sarasota County, Florida, and that the said newspaper has heretofore been continuously published in said Sarasota County, Florida, each day and has been entered as periodicals matter at the post office in Sarasota, in said Sarasota County, Florida, for a period of 1 year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

PUBLISHED ON: 07/27

TOTAL COST: 137.70
FILED ON: 07/27/02

AD SPACE: 260 LINE

SWORN TO AND SUBSCRIBED BEFORE ME THIS 27th DAY OF JULY
MOYA NEVILLE WHO IS PERSONALLY KNOWN TO ME.

SEAL

OFFICIAL NOTARY SEAL
BOBBIE J CLARK
NOTARY PUBLIC STATE OF FLORIDA
COMMISSION NO. CC96894
MY COMMISSION EXP. OCT. 11, 2004

NOTARY PUBLIC

NOTICE OF ZONING CHANGES IN
UNINCORPORATED MANATEE COUNTY

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(1) Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code), relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A/WP-M/ST (General Agricultural, 1 dwelling unit per five acres) to PDC/WP-M/ST (Planned Development Commercial) retaining the Watershed Protection, Lake Manatee and Special Treatment Overlay Districts; and (2) Approval of a Preliminary Site Plan to allow a 6,000 sq. ft. winery and a 3,400 sq. ft. existing establishment; and providing an effective date. The project is on the west side of C.R. 678, approximately 3/4 of a mile south of S.R. 64 (± 10.16 acres).

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(1) Approval of a Zoning Ordinance of the County of Manatee, Florida, amending the Official Zoning Atlas of Manatee County (Ordinance 90-01, the Manatee County Land Development Code), relating to zoning within the unincorporated area of Manatee County; providing for the rezoning of certain land from A (General Agricultural, 1 dwelling unit per 5 acres) to PDC (Planned Development Commercial); and (2) Approval of a Preliminary Site Plan to allow a 2,800 sq. ft. retail convenience store, 3,200 sq. ft. of canopy and eight (8) gas pumps; and providing an effective date. Located at the northwest corner of SR 64 and South Duette Road, at 2915 South Duette Road (± 10.26 acres).

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Approval of a Preliminary Site Plan to allow 493 lots for single-family detached homes at a gross density of 150 dwelling units per acre. Manatee River Plantation is immediately south of Mulholland Road, north of the Manatee River and Gambia Creek, and east of Fort Hamer Road (± 351.8 acres). This project is within the Coastal Evacuation Area Overlay District, Coastal Planning Area, and partially within the Coastal High Hazard Overlay District and Coastal Storm Vulnerability Overlay District.

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Accommodations for persons with disabilities: The Board of County

AFFIDAVIT OF POSTING OF PUBLIC NOTICE SIGN, AND NOTIFICATION BY U.S. MAIL TO CONTIGUOUS PROPERTY OWNERS

STATE OF FLORIDA

COUNTY OF MANATEE

BEFORE ME, the undersigned authority, personally appeared NEAL MAZZEI, who, after having first been duly sworn and put upon oath, says as follows:

1. That he/she is the AGENT FOR OWNER (owner, agent for owner, attorney in fact for owner, etc.) of the property identified in the application for Angel Quest - Z-02-03, to be heard before the Manatee County Planning Commission at a public hearing to be held on August 8, 2002 and to be heard before the Manatee County Board of County Commissioners at a public hearing to be held on August 27, 2002 and as such, is authorized to execute and make this Affidavit and is familiar with the matters set forth herein, and they are true to the best of his/her knowledge, information and belief.

2. That the Affiant has caused the required public notice sign to be posted pursuant to Manatee County Ordinance No. 90-01, on the property identified in said application, and said sign was conspicuously posted ± 5' feet from the front property line on the 18th day of JULY, 2002, 2002.

3. That the Affiant has caused the mailing of the required letter of notification to property owners within 500 feet of the project boundary pursuant to Manatee County Ordinance No. 90-01, as amended, by U.S. Mail, on the _____ day of _____, 2002, and attaches hereto, as a part of and incorporated herein, a complete list of the names and addresses of the persons entitled to notice.

4. That Affiant is aware of and understands that failure to adhere to the provisions of Manatee County Ordinance No. 90-01, as it relates to the required public notice, may cause the above identified hearing to be postponed and rescheduled only upon compliance with the public notice requirements.

FURTHER YOUR AFFIANT SAITH NOT.

[Signature]
Property Owner/Agent Signature

SIGNED AND SWORN TO before me on July 18 2002 (date) by Neal Mazzei (name of affiant). He/she is personally known to me or has produced _____ (type of identification) as identification and who did take an oath.

Gina L. Doyno
Signature of Person Taking Acknowledgment

Gina L. Doyno
Type Name

Title or Rank

Serial Number, if any

SEAL



My Commission Expires: June 5, 2006

Commission No.: DD 122501

Parcel Owners In 500 Foot Buffer Around a Parcel

Parcel ID	Site Address	Owner	Mailing Address	Mailing Address2	City State Zip
1 1670700101	5220 18TH ST CT E	SPAFFORD, HOWARD C	5220 18TH STREET CT E		BRADENTON FL 34203
2 1671100160	5214 20TH ST CT E	PINARDI, BOBBY JO	2306 PALMA SOLA BLVD		BRADENTON FL 34209
3 1671100202	5212 20TH ST CT E	LOPEZ, EFRAIN	5212 20TH STREET CT E		BRADENTON FL 34203
4 1671100301	5208 20TH ST CT E	HINES, GERALD A	5208 20TH STREET CT E		BRADENTON FL 34203
5 1671100350	5206 20TH ST CT E	LAYHEW, KIMBERLY A	5206 20TH STREET CT E		BRADENTON FL 34203
6 1671100558	5207 20TH ST CT E	HAMILL, LAURIE S	5207 20TH STREET CT E		BRADENTON FL 34203
7 1671100608	5209 20TH ST CT E	WILLIS, SHELLIE H	5209 20TH STREET CT E		BRADENTON FL 34203
8 1671100657	5211 20TH ST CT E	RHINES, CAASI L	5211 20TH STREET CT E		BRADENTON FL 34203
9 1671100707	5213 20TH ST CT E	HENSLEY, MALCOLM H	5213 20TH STREET CT E		BRADENTON FL 34203
10 1671100764	5215 20TH ST CT E	LAKE, LAURIE B	17815 WILLOW LN DR		ODESSA FL 33556 4724
11 1671200059	1811 53RD AVE E	STATE OF FLORIDA	P O BOX 1249		BARTOW FL 33831 1249
12 1671200109	53RD AVE E	SPAFFORD, HOWARD C	5220 18TH ST COURT E		BRADENTON FL 34203
13 1671700001	1919 53RD AVE E	HAPPY GOSPEL SINGERS	P O BOX 144		ONECO FL 34264
14 1679400059	5214 22ND ST CT E	SCHOOL BOARD OF MANATEE COUNTY	P O BOX 9069		BRADENTON FL 34206
15 1792100008	2112 53RD AVE E	ONECO METHODIST CHURCH INC	BOX 908		ONECO FL 34264 0908
16 1792300004	2104 53RD AVE E	NANNEY, JAMES P	2104 53RD AVE E		BRADENTON FL 34203
17 1794100006	2108 53RD AVE E	VICKERS ANNUAL PLANTS INC	P O BOX 1087		ONECO FL 34264
18 1800100008	2012 53RD AVE E	COGLEY, HENRY W	611 65TH STREET CT NW		BRADENTON FL 34209

Parcel Owners in 500 Foot Buffer Around a Parcel

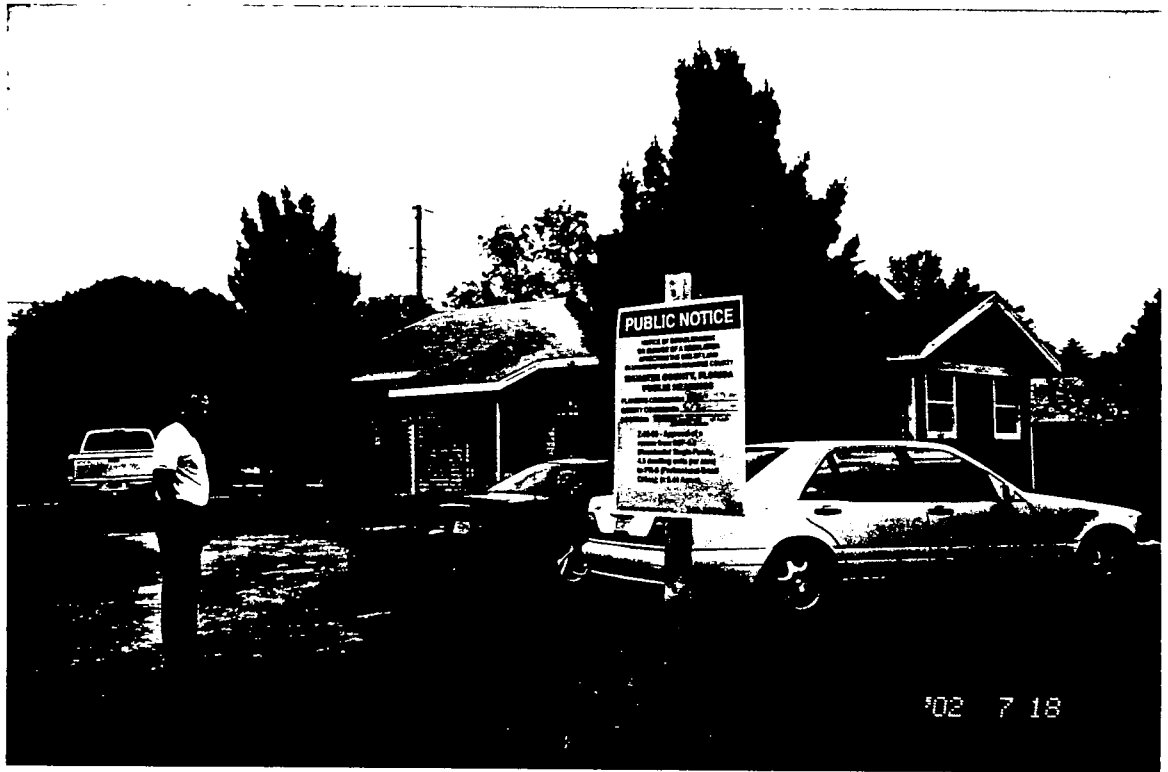
Parcel ID	Site Address	Owner	Mailing Address	Mailing Address2	City State Zip
19 1800600007	2008 53RD AVE E	COGLEY, HENRY W	611 65TH STREET CT NW		BRADENTON FL 34209
20 1800610006	5340 20TH ST CT E	BOWLEY, DEAN W	11671 UPPER MANATEE RIVER RD		BRADENTON FL 34212 9793
21 1800700005	5336 20TH ST CT E	DAWSON, THOMAS L	5336 20TH STREET CT E		BRADENTON FL 34203
22 1800800003	NO ASSIGNED ADDRESS	ANGEL QUEST LLC	2004 53RD AVE E		BRADENTON FL 34203
23 1800800037	5326 20TH ST CT E	QUINN, WILLIAM JAMES JR	5326 20TH STREET CT E		BRADENTON FL 34203 4406
24 1800800052	5320 20TH ST CT E	GREEN, TERRELL C	5320 20TH STREET CT E		BRADENTON FL 34203
25 1800800102	5314 20TH ST CT E	PITKIN, THOMAS	5314 20TH STREET CT E		BRADENTON FL 34203
26 1800900001	2004 53RD AVE E	ANGEL QUEST LLC	2004 53RD AVE E		BRADENTON FL 34203
27 1801100007	2015 55TH AVE E	COMMUNITY BAPTIST CHURCH OF	5500 18TH ST E		BRADENTON FL 34203
28 1801300003	2003 55TH AVE E	COMMUNITY BAPTIST CHURCH OF	5500 18TH ST E		BRADENTON FL 34203
29 1801500008	1924 53RD AVE E	ANGEL QUEST	2004 53RD AVE E		BRADENTON FL 34203
30 1801800002	5420 19TH LN E	PRESEALT, BRIAN	5420 19TH LN E		BRADENTON FL 34203
31 1802110252	1915 55TH AVE E	ADAMS, DAVID L	1915 55TH AVE E		BRADENTON FL 34203
32 1802110351	5431 19TH LN E	PRESEALT, BRIAN	5420 19TH LN E		BRADENTON FL 34203
33 1802700003	1904 53RD AVE E	STATE OF FLORIDA DEPARTMENT	P O BOX 1249		BARTOW FL 33831 1249
34 1803200003	5315 18TH ST BLVD E	BRANTLEY, DAVID ALLEN	5315 18TH STREET BLVD E		BRADENTON FL 34203
35 1803800000	5321 18TH ST BLVD E	CLEMENTS, JOHN E	2009 27TH ST E		BRADENTON FL 34208

Parcel Owners in 500 Foot Buffer Around a Parcel

Parcel ID	Site Address	Owner	Mailing Address	Mailing Address2	City State Zip
36 1804300000	1920 53RD AVE E	YOUNG, ETHEL H	435 S GULFSTREAM, APT 705		SARASOTA FL 34236
37 1804700100	1804 53RD AVE E	ASSEMBLY OF CHRISTIAN CHURCHES INC	P O BOX 417		ONECO FL 34264 0417
38 1805000054	5320 18TH ST BLVD E	WYLDE, BELLE M	5320 18TH STREET BLVD E		BRADENTON FL 34203
39 1805200001	5328 18TH ST BLVD E	LACOSTE, RUTH	5328 18TH STREET BLVD E		BRADENTON FL 34203
40 1805300009	5334 18TH ST BLVD E	LAROWE, CHRIS A	22124 27TH AVE E		BRADENTON FL 34211
41 1805400007	5335 18TH ST BLVD E	JACKSON, LESLIE P	247 34TH AVENUE DR E		BRADENTON FL 34208
42 1805500004	5407 18TH ST BLVD E	AMAYA, OSMAN F	5407 18TH STREET BLVD E		BRADENTON FL 34203 4421
43 1805600002	5409 18TH ST BLVD E	BLACKMAN, MARY ANNAH	P O BOX 967		ONECO FL 34264
44 1805800008	5336 18TH ST BLVD E	SPENCER, RODGER D	5336 18TH STREET BLVD E		BRADENTON FL 34203
45 1806000004	5404 18TH ST BLVD E	NEWSOME, RUTH	P O BOX 20243		BRADENTON FL 34204 0243
46 1806700009	5412 18TH ST BLVD E	OCONNELL, JEFFREY J	5420 18TH STREET BLVD E		BRADENTON FL 34203
47 1806900005	5410 18TH ST BLVD E	ZIMMERMAN, JUDITH L	5410 18TH STREET BLVD E		BRADENTON FL 34203
48 1807100001	5420 18TH ST BLVD E	OCONNELL, JEFFREY J	5420 18TH STREET BLVD E		BRADENTON FL 34203
49 1807300007	5415 18TH ST BLVD E	RUDD, LARRY E	5415 18TH STREET BLVD E		BRADENTON FL 34203
50 1807400005	5423 18TH ST BLVD E	MCINTYRE, NANCY LEE	5423 18TH STREET BLVD E		BRADENTON FL 34203
51 1807500002	5425 18TH ST BLVD E	DUST, WAYNE	5425 18TH STREET BLVD E		BRADENTON FL 34203
52 1807600000	5424 18TH ST BLVD E	VINCENT, DANNY RAE	P O BOX 1022		ONECO FL 34264 1022

Parcel Owners In 500 Foot Buffer Around a Parcel

Parcel ID	Site Address	Owner	Mailing Address	Mailing Address2	City State Zip
53 1808000002	NO ASSIGNED ADDRESS	FLORIDA STATE OF TRS OF	3900 COMMONWEALTH BLVD		TALLAHASSEE FL 32399
54 1808600009	5435 18TH ST BLVD E	MILLER, DEBORAH K	1762 NORTH DR		SARASOTA FL 34239
55 1809600008	5407 18TH ST E	MILLER, JOHN MARK	5407 18TH ST E		BRADENTON FL 34203
56 1809700006	5403 18TH ST E	MARSH, GRADY	1932 LIMBUS DR		SARASOTA FL 34243
57 1809800004	5339 18TH ST E	SANDERSON, PATRICIA R	5339 18TH ST E		BRADENTON FL 34203
58 1809900002	5335 18TH ST E	WOODBIDGE, VELINDA	5335 18TH ST E		BRADENTON FL 34203
59 1810000008	5331 18TH ST E	FORMAN, S JANE	5331 18TH ST E		BRADENTON FL 34203 4422
60 1810100055	5323 18TH ST E	SIMONS, NELLIE V	5323 18TH ST E		BRADENTON FL 34203
61 1810110005	5319 18TH ST E	SARTIN, JONATHAN N	5319 18TH ST E		BRADENTON FL 34203
62 1810200053	1804 53RD AVE E	ASSEMBLY OF CHRISTIAN CHURCHES INC	P O BOX 417		ONECO FL 34264 0417
63 1812300000	1804 53RD AVE E	COMMUNITY BAPTIST CHURCH OF	5500 18TH ST E		BRADENTON FL 34203



PUBLIC NOTICE

OFFICE OF COUNTY CLERK
100 SOUTH G ST. SUITE 100
TALLAHASSEE, FL 32301-1000
TALCO@FLDOCS.COM
850-904-2000

BOARD OF COUNTY COMMISSIONERS
PUBLIC HEARING
DATE: 07/18/2002
TIME: 10:00 AM
LOCATION: BOARD ROOM, 100 SOUTH G ST., SUITE 100, TALLAHASSEE, FL 32301-1000

2:00 PM - APPROVED
7:00 PM - APPROVED
8:00 PM - APPROVED
9:00 PM - APPROVED
10:00 PM - APPROVED
11:00 PM - APPROVED
12:00 AM - APPROVED

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