

- A G E N D A -

PLANNING COMMISSION Manatee County Government Administrative Center 1112 Manatee Avenue West First Floor, Commission Chambers

9:00 A.M.

October 10, 2002

PLEDGE OF ALLEGIANCE
MINUTES FOR APPROVAL
SWEARING IN:

08/08/02, 09/12/02
All Staff/Public Wishing to Speak

Rules of Procedure for this public hearing are in effect pursuant to Resolution 94-104(PC). Copies of this Resolution are available for review and purchase at the Planning Department, 4th floor of the County Administration Building, 1112 Manatee Avenue West, Bradenton, Florida.

CONSENT AGENDA

PUBLIC HEARING APPLICATIONS (CONSENT) - The following items have no objections from County staff and the applicants concur with the staff recommendations. After opening the public hearing, the Chairman may determine if anyone in the audience or on the Commission has comments or opposition to any of these items. If so, the Chairman may place that item in the regular agenda for further consideration. The remaining items may be acted on in total by using the recommended motion.

1. **ORDINANCE 02-48** (Bill O'Shea, Environmental Manager, Environmental Management Department)
(Continued from September 12, 2002)

An Ordinance of the Board of County Commissioners of Manatee County, Florida, amending certain provisions of the Manatee County Land Development Code (Ordinance 90-01, as amended): regarding wetlands, wetland mitigation, wetland buffers and conservation easements; providing for severability; and providing an effective date.

2. **PLAN AMENDMENT PA-02-14/ORDINANCE NO. 02-14 - LEFMARK/BVT BRADENTON ASSOCIATES** (Leon Kotecki, Principal Planner)

Approval of an Ordinance of the County of Manatee, Florida, amending Manatee County Ordinance 89-01, as amended, (The 2020 Manatee County Comprehensive Plan); providing for a Small Scale Amendment to the Future Land Use Map from RES-16 (Residential -16 dwelling units/gross acre) to R/O/R (Retail/Office/Residential) for certain land located at 1435, 1439, 1501, 1505, 1509, 1521, 1525, 1527, 1601, 1605 and 1611 38th Avenue West, consisting of ±2.54 acres; providing for severability; and providing for an effective date.

RECOMMENDED MOTION: I MOVE TO APPROVE THE CONSENT AGENDA INCORPORATING THE LANGUAGE AS STATED IN THE RECOMMENDED MOTIONS IN THE STAFF REPORTS.

[END CONSENT]

REGULAR AGENDA

ADVERTISED PUBLIC HEARING APPLICATIONS (INDIVIDUAL CONSIDERATION)

3. **PDR-01-23(Z)(P) - BOWEN/NORTHWOOD PARK** (Erika Barrett, Planner)

Approval of (1) a rezone from **A-1 (Suburban Agriculture, 1 dwelling unit acre) to PDR (Planned Development Residential)**; and (2) a **Preliminary Site Plan for 110 lots for single-family detached residences**. Located on the north side of 69th Street East, south of I-275, and west of I-75 at 4020 69th Street East (± 39 acres).

PC20021010DOC001

Paul Sayers, Chairman Richard Bedford, 1st Vice Chairman; Steve Belack, 2nd Vice Chairman;
Jeffrey Orenstein, 3rd Vice Chairman; E.H. "Woody Williams"; Mary Sheppard; David Wernicke

4. Z-02-04 - KENDAR MARSAC, LLC (Barney Salmon, Planner)

Approval of a rezone from **RSF-4.5 (Residential Single-Family, 4.5 dwelling units per acre) to PR-M (Professional-Medium)**. Located at 5315 24th Street Court East approximately 600' west of the S.R.70 and U.S.301 intersection at the southeast corner of S.R.70 and 24th Street Court East (± 0.80 Acres).

5. Z-86-30(R10) - SCHROEDER-MANATEE RANCH, INC./CYPRESS BANKS

(Misty Servia, Principal Planner)

Request: Approval of a revised General Development Plan and Zoning Ordinance to:

1. Add 106.0 acres to this DRI from the University Lakes DRI which is directly south of Cypress Banks;
2. Rezone 326.1 acres (known as the Taylor Ranch) located along the east side of Lakewood Ranch Boulevard, south of this project from A/WP-E/ST to PDMU/WP-E/ST and add to the General Development Plan;
3. Relocate an east/west connector roadway approximately 1.5 miles to the south in the internal roadway network, and convert acreage from the previous roadway location to open space and recreation;
4. Increase residential acreage by 153.9 acres with no additional entitlements for residential development;
5. Increase open space by 174.8 acres;
6. Increase recreational acreage by 112.4 acres;
7. Decrease right-of-way and easement acreage by 9.0 acres;
8. Change identified owners and developers of the project;
9. Amend the legal description to reflect the above changes; and
10. Amend the Zoning Ordinance definitions, conditions, and terminology to reflect the above changes.

Cypress Banks is located on the south side of State Road 70, approximately two miles east of Interstate 75. More specifically, Cypress Banks is located between the River Club DRI and Lorraine Road, and north of the University Lakes DRI (± 2,597.0 Acres).

6. ORDINANCE 02-34 (DRI # 17) - SCHROEDER-MANATEE RANCH, INC./CYPRESS BANKS NOPC

(Misty Servia, Principal Planner)

Request: Approval of an amended development order for the Cypress Banks Development of Regional Impact making the following changes and a determination of whether the following changes constitute a Substantial Deviation to the Cypress Banks Development of Regional Impact Development Order pursuant to Section 380.06(19) Florida Statutes :

1. Add 106.0 acres to this DRI from the University Lakes DRI, which is directly south of Cypress Banks;
2. Add 326.1 acres to this DRI (known as the Taylor Ranch) which is along the east side of Lakewood Ranch Boulevard, south of this project;
3. Modify the internal roadway network to relocate an east/west connector roadway approximately 1.5 miles to the south, and convert acreage from the previous roadway location to open space and recreation;
4. Increase residential acreage by 153.9 acres with no additional entitlements for residential development;
5. Increase open space by 174.8 acres;
6. Increase recreational acreage by 112.4 acres;
7. Decrease right-of-way and easement acreage by 9.0 acres;
8. Change authorized agent for the project;
9. Change identified owners and developers of the project;
10. Amend the Development Order definitions, conditions, and terminology to reflect the above changes;
11. Amend the legal description to reflect the above referenced changes; and
12. Amend Map H to reflect the above referenced changes.

Cypress Banks is located on the south side of State Road 70, approximately two miles east of Interstate 75. More specifically, Cypress Banks is located between the River Club DRI and Lorraine Road, and north of the University Lakes DRI (± 2,597.0 Acres).

7. GREENWAYS MASTER PLAN PRESENTATION (Charlie Hunsicker, Ecosystems Administrator/Troy Salisbury, Planner)

Paul Sayers, Chairman Richard Bedford, 1st Vice Chairman; Steve Belack, 2nd Vice Chairman; Jeffrey Orenstein, 3rd Vice Chairman; E.H. "Woody Williams"; Mary Sheppard; David Wernicke

