

BOARD OF COUNTY COMMISSIONERS

Tal Siddique, District 3 – Chair
Amanda Ballard, District 2 – First Vice Chair
Vacant, District 1
Mike Rahn, District 4
Robert McCann, District 5
George W. Kruse, At Large
Jason Bearden, At Large



MANATEE COUNTY, FLORIDA

Charlie Bishop, County Administrator
Pamela D'Agostino, County Attorney

Manatee County Administration Building
Honorable Patricia M. Glass Chambers, First Floor
1112 Manatee Avenue West, Bradenton
9:00 AM - June 11, 2026

Planning Commission **REVISED** Agenda and Notice of Public Meeting Thursday, June 11, 2026

This meeting can be viewed live on <https://www.mymanatee.org/services-and-amenities/service-listing/service-details/watch-live-county-meetings> and on Manatee Government Access (MGA) Spectrum Channel 644, Frontier Channel 30, and Comcast Channel 20 (within Manatee County).

Written comments can be submitted at <https://mymanatee.org/services-and-amenities/service-listing/service-details/submit-public-comment>. For non-quasi-judicial items only, the public can offer comments by phone by dialing 1-888-788-0099 or 1-877-853-5247. Enter Meeting ID Number: **870 9004 5008** (followed by #).

Dial-in Instructions:

- Dial one of the zoom numbers and enter the Meeting ID number: **870 9004 5008** (followed by #)
- There are no participant IDs, please press (#)
- You will be placed into the call on mute
- (*) 9 to raise hand
- (*) 6 to unmute

Walk-in comments are welcome during the meeting in the Honorable Patricia M. Glass Chambers at the Manatee County Administration Building located at 1112 Manatee Avenue West, Bradenton, for individuals who did not sign-up to speak prior to the meeting. The request form displays upcoming meetings 24 hours before the meeting date and will close 10 minutes prior to the meeting start time. To sign in to speak prior to the meeting go to: [Public Speaker Sign-Up Form](#).

A. CALL TO ORDER

B. PLEDGE OF ALLEGIANCE

C. ANNOUNCEMENTS

May 14, 2026 Minutes for approval

Updates to Agenda - June 10, 2026

D. REQUESTS BY COMMISSIONERS

E. CITIZEN 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.

F. CITIZEN COMMENTS (Consent Agenda Items Only)

Each person wishing to speak to 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.

G. ADVERTISED PUBLIC HEARINGS - QUASI-JUDICIAL**Presentations Scheduled**

1. **PDC-18-14(G)(R) – Life Storage & Hotel at Bradenton (fka Wisdom Hotel and Retail Development/I-75-SR 64 Development, INC) – Life Storage Largo I LLC (Owner) – PLN2403-0044-Quasi-Judicial-Jay Stearman, Planner I- District 5**
Amending a previously approved General Development Plan removing a 6,500 square foot retail commercial building and reducing the room count by 75 from a 200 room hotel(s) and instead proposing a development consisting of one (1) 124-room hotel and one (1) 132,000 square foot self-storage facility on an approximately 6.20-acre site, comprised of two parcels, Parcel A (3.15 acres) and Parcel B (3.13 acres), retaining the Planned Development Commercial (PDC) Zoning District and the Overlay Districts, generally located at the southeast corner of State Road 64 and 64th Street Court East, and commonly known as 921 64th Street and 6620 SR 64 East, Bradenton (Manatee County). **Soto**
2. **Ordinance 26-29 / PA-25-08 – Vineyard Creek CPA – Small-Scale Comprehensive Plan Map Amendment – PLN2508-0053- Legislative-Elizabeth Shulman, Senior Planner- District 2**
Amending the Manatee County Comprehensive Plan providing purpose and intent, providing findings, providing for a Privately-Initiated, Small-Scale Map Amendment to the Future Land Use Map of the Future Land Use Element of four parcels, approximately 29.83 acres of real property generally located on the Southwest of the intersection of 28th Street Court East and 24th Avenue East, Palmetto (Manatee County) from Residential – 3 (RES-3) to Residential – 9 (RES-9) Future Land Use Category. **Schenk**
3. **PDR-25-16(Z)(G) – Vineyard Creek – Almena Properties LLC, And Manatee County, (Owners) – PLN2508-0052-Quasi-Judicial - Elizabeth Shulman, Senior Planner - District 2**
Rezone of approximately 16 acres on one parcel generally located South of 28th Street Court East on the westernmost parcel of a four parcel project site between 16th Avenue East and 24th Avenue East, Palmetto, FL (Manatee County), from Suburban Agriculture (A-1) and Residential Single Family – 1 (RSF-1) to Planned Development Residential (PDR) Zoning District; approving a General Development Plan for up to 204 single-family residential units (attached and semi-attached) on the four parcel subject area, approximately 29.83 acres. **Schenk**
4. **PDR-25-06(Z)(P) – Ivy Run – 16TH Drive Associates LLC; Craig Walter Purcell; James C Drao And Heather D Drao (Owners) – PLN2503-0127 - Lindsey Craig, Planner I - District 1**
A rezone of eight parcels, approximately 51.67 acres from General Agriculture (A) to Planned Development Residential (PDR) Zoning District; generally located approximately 1,600 feet east of Rye Road and South of Waterline Road and commonly known as No Number Assigned, 14857, 14957, 15007, and 15057 16th Drive East, and 15016, 15026, and 15108 Waterline Road in Bradenton (Manatee County) and approving a Preliminary Site Plan for up to 131 single-family detached residential units. **Soto**

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

I. COMMISSIONER COMMENTS

J. ADJOURN

The Board of County Commissioners of Manatee County, Florida, does not discriminate on the basis of an individual's disability. Manatee County is committed to providing full access to facilities, programs, and services to all, as well as supporting the employment of qualified individuals with disabilities in its workforce in accordance with federal and state laws and regulations, including the Americans with Disabilities Acts of 1990 (ADA) and as amended ("ADAA"), and 503 and 504 of the Rehabilitation Act of 1973. Anyone requiring reasonable accommodation for this meeting as provided for in the Americans with Disabilities Act (ADA), or assistance with accessing any of these documents, should contact Carmine DeMilio, ADA Compliance Coordinator, at (941) 748-4501, ext. 6016 or carmine.demilio@mymanatee.org, at least 3 business days prior to the scheduled meeting. If you are deaf/hard of hearing and require the services of an interpreter, please contact the Florida Relay Service at 711.

The Board of County Commissioners of Manatee County and the Manatee County Port Authority may elect not to convene, if no business is scheduled; however, each reserves the right to take action on any matter during its meeting, including items not set forth within this agenda. The Chair of each governing body at his/her option may take business out of order if he/she determines that such a change in the schedule will expedite the business of the governing body.

All public comment on quasi-judicial agenda items is required to be under oath and must occur at a duly noticed public hearing. The Citizens' Comments portion of the agenda is not an advertised public hearing, and no comments on quasi-judicial agenda items are authorized during the Citizens' Comments portion of the agenda.

PUBLIC NOTICE: According to Florida Statutes, Section 286.0105, any person desiring to appeal any decision made by the Board of County Commissioners (or the other entities that are meeting) with respect to any matter considered at said public hearing/meeting will need a record of the proceedings, and for such purposes may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based.

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