

JANUARY 2, 2003

The Hearing Officer, Manatee County, Florida, convened a REGULAR HEARING in the Administrative Center, 1112 Manatee Avenue West, Bradenton, Florida, Thursday, January 2, 2003, at 4:00 p.m.

Presiding was: Mark Singer

Also present were:

Jeffrey Steinsnyder, Deputy Chief Assistant County Attorney
Marianne Lopata, Deputy Clerk,
representing R. B. Shore, Clerk of Circuit Court

All witnesses and staff giving testimony were duly sworn.

AGENDA

The agenda of January 2, 2003.

[HO20030102DOC001](#)

(Court Reporter, Penny Zunker, present)

SPECIAL PERMITS

Public hearing (Notices in the *Bradenton Herald* and *Sarasota Herald-Tribune* 12/20/02) was opened to consider

PDC-98-01/SP-02-03 53RD AVENUE CAFE

(CONTINUED TO JANUARY 15, 2003, AT 4:00 P.M.)

Request: Special Permit for a 2-COP Alcoholic Beverage License as an accessory use for a restaurant within the Market Place West shopping center; on 16.28 acres located on the southwest corner of 34th Street West and 53rd Avenue West at 3550 53rd Avenue West; current zoning is PDC.

Mr. Singer announced that the public hearing was continued to January 15, 2003, at 4:00 p.m.

Public hearing (Notices in the *Bradenton Herald* and *Sarasota Herald-Tribune* 12/20/02) was held to consider

SP-02-07 GRASS FARM BORROW PIT

Request: Special Permit for a borrow pit in the **A** zoning district on 295.1 acres located on the west side of Grass Farm Road approximately 2,700 feet north of Buckeye Road.

If approved, staff recommended 10 Stipulations.

Erika Barrett, Planning Department, submitted a memorandum from the Environmental Management Department and a Warranty Deed to William L. Manfull from Pursley, Inc.

Ms. Barrett displayed a site plan of the project area as she reviewed the staff report. She discussed several of the stipulations and noted that the applicant has agreed to pave Grass Farm Road from the site to Buckeye Road. Ms. Barrett acknowledged that the applicant must also obtain an Operating Permit for this project.

Robert Lombardo, engineer representing the applicant, concurred with the staff presentation. He requested a revision of **Stipulation 7** to add that a maximum of 25 percent of truck traffic be allowed to travel eastbound on Buckeye Road toward U.S. 301. Mr. Lombardo confirmed that Buckeye Road was paved from Grass Farm Road to U.S. 301, and that no residential developments existed along that route.

Ms. Barrett did not object to amending **Stipulation 7** as requested by the applicant, but suggested the Special Permit include language making approval subject to meeting requirements of the Operating Permit. She acknowledged that surrounding property owners within a 500-foot radius of the project were notified of the permit application and that no negative responses were received.

Jeffrey Steinsnyder, Deputy Chief Assistant County Attorney, cited criteria from Land Development Code Section 732.5.6.5. that would be considered during the Operating Permit review.

Robert Pederson, Planning Department, submitted a draft Notice of Intent and draft Final Order.

Mr. Singer advised that a transcript of the hearing was not required.

HEARING ADJOURNED

There being no further business, the hearing was adjourned.

Adj: 4:25 p.m.
/ml

Minutes Approved: January 14, 2003