

**NOTICE OF LAND DEVELOPMENT CODE CHANGE**

**NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN, pursuant to Section 125.66 of Florida Statutes, that the Board of County Commissioners of Manatee County, Florida, will conduct a public hearing at the Manatee County Government Administration Building, 1112 Manatee Avenue West, 1<sup>st</sup> Floor, Patricia M. Glass Chambers, Bradenton Florida, during its regular meeting of **February 16, 2023, at 1:30 p.m.**, or soon thereafter to consider, act upon, enact, or reject the following Ordinance.

The Board of County Commissioners of Manatee County, Florida proposes to adopt the following ordinances:

**LDCT-22-03/Ordinance 23-13 fka 22-33**  
**County Initiated Land Development Code Text Amendment**  
**Chapter 2, Definitions, Manufactured Building and Use, Accessory**  
**PLN2202-0126**

An Ordinance of the Board Of County Commissioners of Manatee County, Florida amending the Manatee County Land Development Code; providing for purpose and intent; providing findings; by adding the Definition of “Manufactured Building”, Modifying the Definition of “Use, Accessory”, and by deleting the terms and definitions of “Dwelling, Modular Unit” and “Modular Unit” in Chapter 2, Section 200, Definitions; providing for codification; providing for applicability; providing for severability; and providing an effective date.

**LDCT-22-04/Ordinance 23-25 fka 22-52**  
**County Initiated Land Development Code Text Amendment**  
**Maintenance within Wetland Buffers PLN2204-0072**

An Ordinance of the Board of County Commissioners of Manatee County, Florida, amending the Manatee County Land Development Code; amending Section 706.3.b.4, General Prohibitions; exemptions to delete the term “minor” and replace it with the applicable cross-references to existing sections within the Land Development Code; providing for purpose and intent; providing findings; amending the Land Development Code providing for codification; providing for applicability; providing for severability; and providing an effective date.

**LDCT-22-08/Ordinance 23-14 fka 22-65 –**  
**County Initiated Land Development Code Text Amendment /**  
**Section 531.1, Agricultural Uses – Pot Belly Pigs – PLN2205-0076**

An Ordinance of the Board of County Commissioners of Manatee County, Florida, amending the Manatee County Land Development Code; providing for purpose and intent; providing findings; amending the Land Development Code by amending Chapter 5, Part IV, Standards for Specific Uses, Standards for Accessory and Specific Uses and Structures, Section 531.1, Agricultural Uses, by reorganizing and rewording the allowance for one (1) Pure-Bred Pot-Belly Pig on certain properties with a Single-Family Detached Residential Dwelling Unit; providing for other amendments as may be necessary for internal consistency;

providing for codification; providing for applicability; providing for severability; and providing an effective date.

**LDCT-22-09/Ordinance 23-15 fka 22-66**  
**County-Initiated Land Development Code Text Amendment**  
**General Clean-Up & Business Process Improvements**  
**PLN2205-0087**

An Ordinance of the Board of County Commissioners of Manatee County, Florida amending the Manatee County Land Development Code; providing for purpose and intent; providing findings; amending Land Development Code Chapter 3 - Review Authority and Procedures, Chapter 4 - Zoning, Chapter 5 – Standards for Accessory and Specific Uses and Structures, and Chapter 9 – Design Guidelines and Utilities to update references, address scrivener errors, and provide clarification on standards; to revise Section 312, Table 3-1, and Section 312.6. to clarify the requirement for pre-application meetings; Section 401.4., Table 4-4, Table 4-7, Table 4-8, Section 402.8.D.3.c., to update the calculation for building height; to relocate language related to agritourism from Section 521.12. to Section 531.1.e. of the Land Development Code; providing for other amendments as may be necessary for internal consistency; providing for codification; providing for applicability; providing for severability; and providing an effective date.

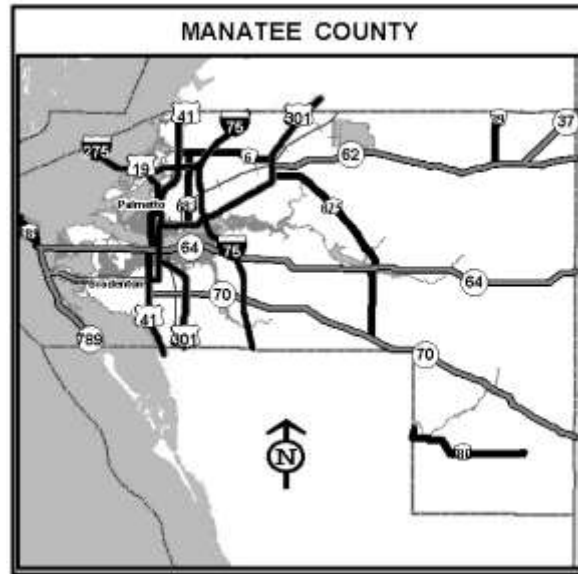
**LDCT-22-13/Ordinance 23-17 fka 22-69**  
**County Initiated Land Development Code Text Amendment**  
**Building Height Compatibility & Building Orientation PLN2205-0096**

An Ordinance of the Board of County Commissioners of Manatee County, Florida, amending the Manatee County Land Development Code; providing for purpose and intent; providing findings; regarding amendments to Chapter 4, Zoning, specifically Section 401.5.b.4, Building Height Compatibility, Building Orientation, to modify the requirement to exclude “Residential Only” Buildings from compliance with this requirement; providing for codification; providing for applicability; providing for severability; providing for other amendments as may be necessary for internal consistency; and providing an effective date.

**LDCT-22-17/Ordinance No. 23-18 fka 22-74**  
**County Initiated Land Development Code Text Amendment**  
**Calculating Density and Intensity on Mixed-Use Projects**  
**at Activity Nodes and along Urban Corridors PLN2206-0029**

An Ordinance of the Board of County Commissioners of Manatee County, Florida, amending the Manatee County Land Development Code; providing for purpose and intent; providing findings; amending the Land Development Code by amending Chapter 2, Section 2, Definitions, adding the term and definition of “Activity Node”; adding language to Chapter 4, Zoning, Sections 401.3, Bulk and Dimensional Regulations & 402.2.b., Consistency with the Comprehensive Plan and other ordinances in Planned

**Development Districts, clarifying the allowance to utilize the entire project acreage when calculating density and intensity in mixed-use developments at activity nodes and along urban corridors respectively; providing for codification; providing for applicability; providing for severability; and providing an effective date.**



Interested parties may appear and be heard at the meeting with respect to the proposed Ordinance. The public hearing may be continued from time to time to a date and time certain or to no date certain and re-advertised. The Public may also provide written comments for the Board of County Commissioners to consider.

Pursuant to Section 286.0105 of Florida Statutes, if any person decides to appeal any decision made by the Board with respect to any matter to be considered at the meeting or hearing, they will need a record of the proceedings and for such purpose, they may need to ensure that a verbatim record of the proceedings is made, which record would include any testimony or evidence upon which the appeal is to be based.

The proposed Ordinances are available for public inspection at the Manatee County Development Services Department, 1112 Manatee Avenue West, Suite 400, Bradenton, Florida, during regular business hours. A reasonable charge may be made for the provision of copies.

Rules of procedure for this public hearing are in effect pursuant to Resolution 22-051. A copy of this Resolution is available for review or purchase from the Development Services Department (see address below).

Please Send Comments To: Manatee County Development Services Department  
Attn: Agenda Coordinator  
1112 Manatee Ave. West 4<sup>th</sup> Floor  
Bradenton, FL 34205

All written comments will be entered into the record.

For More Information: Copies of the proposed amendment will be available for review and copying at cost approximately ten (10) days prior to the public hearing. Information may also be obtained by calling 748-4501 x 6878, between 8:00 AM - 5:00 PM; email to: [planning.agenda@mymanatee.org](mailto:planning.agenda@mymanatee.org).

Americans With Disabilities: The Board of County Commissioners of Manatee County does not discriminate upon the basis of any individual's disability status. This non-discrimination policy involves every aspect of the Board's functions including one's access to and participation in public hearings. Anyone requiring reasonable accommodation for this meeting as provided for in the ADA, should contact Carmine DeMilio 941-792-8784 ext. 8303 or [carmine.demillio@mymanatee.org](mailto:carmine.demillio@mymanatee.org); TDD ONLY 742-5802 and wait 60 seconds, FAX 745-3790.

According to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made with respect to any matters considered at such meetings or hearings, he/she will need a record of the proceedings, and for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made, which record would include any testimony or evidence upon which the appeal is to be based.

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

MANATEE COUNTY BOARD OF COUNTY COMMISSIONERS  
Manatee County Development Services Department  
Manatee County, Florida