

NOTICE OF PUBLIC HEARING

NOTICE OF LOCAL DEVELOPMENT AGREEMENT CHANGES IN UNINCORPORATED MANATEE COUNTY

NOTICE IS HEREBY GIVEN that the **Board of County Commissioners of Manatee County** will conduct a Public Hearing on **February 28, 2023, at 9:00 a.m., or as soon thereafter as same may be heard at the Manatee County Government Administration Building, 1st Floor Patricia M. Glass Chambers, 1112 Manatee Avenue West, Bradenton, Florida**, to consider and act upon the following matters:

LDA-22-01 - Local Development Agreement for Lake Flores - PLN2112-0033

Request for approval of a Local Development Agreement relating to future projects within an 1,170.49-acre area identified as Lake Flores to establish the terms under which the applicant/developer shall provide transportation concurrency under a unified plan approach per a Build-out Study and this agreement, the construction of planned thoroughfares to include an internal multi-modal mobility trail, proportionate fair-share mitigation to satisfy the transportation concurrency requirement, and the County shall provide an extension of transportation concurrency approval, and impact fee credits.

The applicants, LF Manatee, LCC, Cortez75W Investors, LCC, and Pen Bay 1, LCC, have an approved Large Project Application - Planned Development Mixed Use project, which is generally located south of Cortez Road (S.R. 684), east and west of 75th Street West, and northeasterly along El Conquistador Parkway to its intersection with 75th Street West, Bradenton (Manatee County). The approved development was approved as PDMU-14-20(Z)(G) and includes 6,500 residential units, 3,000,000 square feet of retail/office/industrial uses, and 500-room hotel/motel, with maximum building heights not to exceed those established in the Lake Flores General Development Plan Design Requirements and approved as part of PDMU-14-20(Z)(G).

Interested parties may examine the proposed Ordinances and related documents and may obtain assistance regarding this matter from the Manatee County Development Services Department, 1112 Manatee Avenue West, 4th Floor, Bradenton, Florida; telephone number (941) 748-4501 x6878; e-mail to: planning.agenda@mymanatee.org.

All interested parties may appear and be heard at the meeting with respect to the proposed Ordinances. According to Florida Statutes, Section 286.0105, any person desiring to appeal any decision made by the Board of County Commissioners with respect to any matter considered at said Public Hearing will need a record of the proceedings, and for such purposes he 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.

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: Planning Coordinator
1112 Manatee Avenue West, 4th Floor
Bradenton, FL 34205
Planning.agenda@mymanatee.org

Americans with Disabilities: The Board of County Commissioners 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 941-792-8774 ext. 8303 or carmine.demilio@mymanatee.org; or FAX 745-3790.

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

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