

NOTICE OF LAND USE CHANGE

Official Actions Will Affect and Regulate Use of Real Property in Unincorporated Manatee County – Notice to Real Property Owners and General Public.

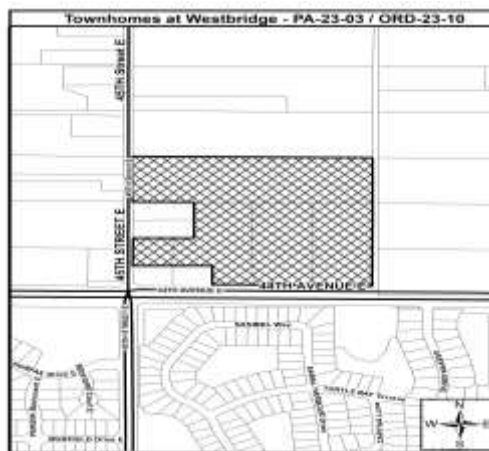
The Manatee County Board of County Commissioners will hold a public hearing to consider the adoption of the following amendments to the Manatee County Comprehensive Plan. The amendments pertain to the unincorporated area of Manatee County. At the conclusion of the public hearing the Board of County Commissioners shall determine whether to adopt, adopt with modifications or not adopt the amendments to the Manatee County Comprehensive Plan.

Date: August 24, 2023
Time: 9:00 a.m., or soon thereafter as same may be heard
Place: Manatee County Government Administrative Center
1112 Manatee Ave. West; Patricia M. Glass Chambers (1st Floor)

Additional amendments to the following may be necessary to implement these changes and ensure internal consistency.

PA-23-03 / ORDINANCE 23-10 TOWNHOMES AT WESTBRIDGE SMALL-SCALE COMPREHENSIVE PLAN MAP AMENDMENT PLN2210-0064

An Ordinance of the Board of County Commissioners of Manatee County, Florida, regarding Comprehensive Planning, amending Manatee County Ordinance No. 89-01, as amended (the Manatee County Comprehensive Plan); providing a purpose and intent; providing findings; providing for a privately-initiated map amendment to the Future Land Use Map of the Future Land Use Element to designate specific real property generally located at the northeast corner of 44th Avenue East and 45th Street East, and commonly known as 4609 44th Avenue East, 4711 44th Avenue East, 4725 44th Avenue East, 4007 45th Street East and 4207 45th Street East, Bradenton, FL (Manatee County) from RES-1 (Residential – 1 dwelling unit/acre) (14.2± acres) and RES-3 (Residential – 3 dwelling units/acre) (10.4± acres) to the RES-6 (Residential – 6 dwelling units/acre) (24.6± acres) Future Land Use Classification; providing for severability and providing an effective date.



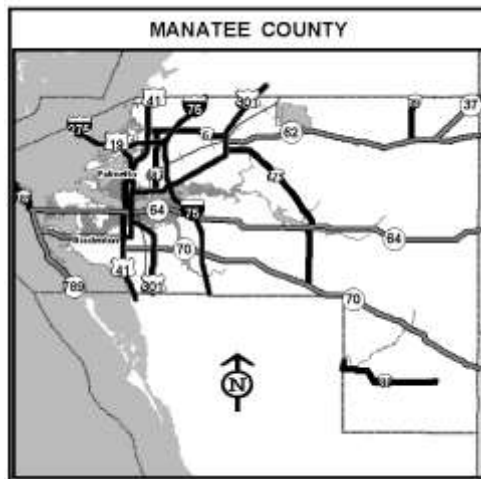
PA-22-17 / Ordinance No. 23-22 and Ordinance No. 23-36 through 23-47 Community Rating System Class "4" County-Initiated Large Scale Comprehensive Plan Map Amendment PLN2209-0015

An Ordinance of the Board of County Commissioners of Manatee County, Florida, regarding Comprehensive Planning, amending Manatee County Ordinance No. 89-01, as amended (the Manatee

County Comprehensive Plan); providing a purpose and intent; providing findings; providing for a County-Initiated Large Scale Map Amendment to the Future Land Use Map of the Future Land Use Element to designate specific real property generally located throughout the county from the CON (Conservation), R/OS (Recreation/Open Space), AG/R (Agriculture/Rural), RES-1 (Residential – 1 dwelling unit/acre), RES-3 (Residential – 3 dwelling units/acre), UF-3 (Urban Fringe - 3 dwelling units/acre), RES-6 (Residential – 6 dwelling units/acre), RES-9 (Residential – 9 dwelling units/acre), RES-16 (Residential – 16 dwelling units/acre), ROR (Retail/Office/Residential), IL (Industrial Light), IH (Industrial Heavy), MU (Mixed Use), MU-C/R (Mixed Use – Community/Residential), MU-C/AC-1 (Mixed Use – Activity Center Level 1) and P/SP (1) (Public/Semi-Public (1)) Future Land Use Classifications to the CON (Conservation), R/OS (Recreation/Open Space) and P/SP (1) (Public/Semi-Public (1)) Future Land Use Classifications on properties throughout the County (14,014.86± acres); providing for severability and providing an effective date.

PA-22-19 / Ordinance No. 23-24 and Ordinance No. 23-49 through 23-58 General Clean-Up County-Initiated Large-Scale Comprehensive Plan Map Amendment PLN2209-0062

An Ordinance of the Board of County Commissioners of Manatee County, Florida, regarding Comprehensive Planning, amending Manatee County Ordinance No. 89-01, as amended (the Manatee County Comprehensive Plan); providing a purpose and intent; providing findings; providing for a County-Initiated, Large-Scale Map Amendment to the Future Land Use Map of the Future Land Use Element to designate specific real property generally located throughout the County from the CON (Conservation), R/OS (Recreation/Open Space), AG/R (Agriculture/Rural), RES-1 (Residential – 1 dwelling unit/acre), RES-3 (Residential – 3 dwelling units/acre), UF-3 (Urban Fringe - 3 dwelling units/acre), RES-6 (Residential – 6 dwelling units/acre), RES-9 (Residential – 9 dwelling units/acre), RES-16 (Residential – 16 dwelling units/acre), OL (Low Intensity Office), ROR (Retail/Office/Residential), IL (Industrial Light), IH (Industrial Heavy), MU (Mixed Use), MU-C/R (Mixed Use – Community/Residential), MU-C/AC-1 (Mixed Use – Activity Center Level 1) and P/SP (1) (Public/Semi-Public (1)) Future Land Use Classifications to the CON (Conservation), R/OS (Recreation/Open Space), P/SP (1) (Public/Semi-Public (1)) and P/SP (2) (Public/Semi-Public (2)) Future Land Use Classifications (14,650.08± acres); providing for severability and providing an effective date.



Interested parties may appear and be heard at the meeting with respect to the proposed Ordinance, subject to proper rules of conduct. The hearing may be continued from time to time to a date and time certain. The Public

may also provide written comments for the Board of County Commissioners to consider.

Rules of Procedure for this public hearing are in effect pursuant to Resolution R-22-051. Copies of this Resolution may be obtained from the Development Services Department (see address below).

Please Send Comments To: **Manatee County Development Services Department**
Attn: Agenda Coordinator
1112 Manatee Ave. West, 4th Floor
Bradenton, FL 34206
planning.agenda@mymanatee.org

All written comments will be entered into the record.

For More Information: Copies of the proposed amendments will be available for review and copying at cost approximately seven (7) days prior to the public hearing. Information may also be obtained by calling **748-4501, Ext. 6878**, between 8:00 AM and 5:00 PM.

Americans with Disabilities: The Manatee County 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 Commission'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 Kimberly Middleton 941-792-8784 ext. 6012 or kimberly.middleton@mymanatee.org.

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
Date Published: August 10, 2023