

ABBREVIATED MINUTES
PLANNING COMMISSION MEETING
 January 19, 2005

The City of Bradenton Planning Commission met on Wednesday, January 19 at 2:00 p.m. in City Hall Council Chambers.

ATTENDANCE

Planning Commission Members (shaded area indicates absence):

<i>Chairman</i> Diane Barcus	<i>Vice-Chair</i> Richard Barnhill	Allen Yearick	Alternate O.M. Griffith	
Alternate Dwight Koch	Carlos Escalante	Donald Surface	Allen Prewitt	

City Staff:

Development Services	Public Works	Fire	Police	Other
<i>Director</i> Larry Frey	Arlan Cummings	Kenny Langston		
Assistant Director Matt McLachlan				
<i>DRM.</i> Ruth Seewer				
<i>Proj. Coord.</i> Dianna Loudermilk				

PRELIMINARIES

Meeting called to order by Chairman Diane Barcus at: 2:00 P.M.

- 1) Mr. Surface makes a motion to accept the Planning Commission meeting minutes from 12-13-04. Motion seconded by Mr. Barnhill, approved unanimously.
- 2) Dianna Loudermilk swears in all those who will speak before the board.

OLD BUSINESS

PR.04.0008 WARD 4 NEIGHBORHOOD 20.04 MM

Request of Robert Schmitt, agent for Braden River Animal Hospital, owner, for preliminary approval of a Commercial Planned Development Project on the property located at 5012 SR 64 East. (Zoned PDP)

Robert Schmitt, agent with Land Planning & Associates presents the changes that have been completed. Mr. Schmitt states that the set back has been adjusted, the recreation

amenities have been added and also the drive aisle has been revised as specified by the city. Mr. Schmitt gives details of the three stages with which they plan to move ahead.

Commission Discussion: None

Public Hearing: None

Staff recommendation: Staff recommends approval with the following stipulation:

Phase three building shall possess architectural style shown in buildings one and two.

Chairman Barcus asks Mr. Schmitt the completion date, and Mr. Schmitt answers two years.

ACTION (S): Mr. Surface makes a motion to approve the plan development of PR.04.0008 with the one stipulation stated above by staff. Motion seconded by Mr. Escalante.

Approved: **Yea:** Unanimous
 Nay: 0

NEW BUSINESS

SU.04.0010 WARD 4 NEIGHBORHOOD 20.04 RS

Request of Vicki M. Hartman, agent for Outback Steakhouse, Inc., applicant, and Benderson Development, owner of Braden River Plaza, for Special Use approval to operate an Outback Steakhouse on the property located at 4510 SR 64 East. (Zoned PDP)

AB.04.0009 WARD 4 NEIGHBORHOOD 20.04 RS

Request of Vicki M. Hartman, agent for Outback Steakhouse, Inc., applicant, and Benderson Development, owner of Braden River Plaza, for alcoholic beverage approval for a 4-COP/SRX (sale of beer, wine and liquor for consumption on premises) on the property located at 4510 SR 64 East. (Zoned PDP)

Ms. Hartman with ICON Consultant Group, agent for Outback Steakhouse, represents both SU.04.0010 and AB.04.0009 Ms. Hartman states that they have made changes to come into compliance with Development Services and Public Works previous requests.

Commission Discussion: Mr. Escalante questions the parking spots. Ms. Seewer states that if they wish to have more parking they would have to meet all of the requirements. Ms. Seewer states that they have a cross access agreement with the shopping center and that she feels parking will not be a problem. Mr. Yearick questions the removal of the artesian well.

Public Hearing: None

Staff Discussion: Arlan Cummings of Public Works states they do not allow trees in the easements that the city maintains and also no signage in the easement. Ms. Seewer states that the applicant has met all the requirements of the fire department. Ms. Seewer states that staff recommends approval with the following stipulations:

