



**City of Bradenton**

101 Old Main Street  
Bradenton, FL 34205

[www.cityofbradenton.com](http://www.cityofbradenton.com)

(941)-708-6200 – phone (941) 708-6258 - fax

**AGENDA**

The City of Bradenton **Planning Commission** will meet in regular session on Wednesday, January 21, 2004 at 2:00 p.m. in City Hall Council Chambers to consider the following items for public hearing:

Approval of Planning Commission minutes of December 15, 2003.

With the exception of variance requests, all items being considered today will be heard by City Council at their regularly scheduled meeting on Wednesday, February 11, 2004 at 8:30 a.m., unless otherwise announced.

Be advised that any display boards used for presentation are required in duplicate for all public hearings.

All applicants and any other persons wishing to address the Commission will please stand to be sworn in.

**OLD BUSINESS**

**PDP-A-03-21 WARD 4 NEIGHBORHOOD 20.03 RS**

Request of Jerry Zoller, A.I.A., agent for Tom Brown Real Estate Investments, L.L.C., owner, for a major amendment to the Planned Development Project located at 5105 State Road 64 East. (Zoned PDP/C-3)

**PDP-A-03-22 WARD 1 NEIGHBORHOOD 4.07 RS**

Request of James Farr, AICP, George F. Young, Inc., agent for HCA-Healthcare Company, owner for a major amendment to the Planned Development Project located at 2020 59<sup>th</sup> Street West (Zoned PDP)

**NEW BUSINESS**

**SU-04-01 WARD 4 NEIGHBORHOOD 20.04 RS**

Request of Benderson Development Co., Inc., owner for Special Use approval to add a mixture of restaurant/retail uses at the Braden River Shopping Center located at 4402, 4410 Sate Road 64 East. (Zoned PDP)

**CPA-M-04-01 WARD 4 NEIGHBORHOOD 20.02 LF**

Request of Thomas C. McCollum, AICP, Zoller Najjar & Shroyer, L.C., agent for Tom Brown Real Estate Investments, LLC, owner for approval of a large scale Comprehensive Plan Map Amendment to change the Future Land Use Map Designation from County Res-3 to City Commercial or other appropriate designation for the property located at 5101 S.R. 64 East. (Zoned Res-3)

**LUR-AA-04-01 WARD 4 NEIGHBORHOOD 20.02 LF**

Request of Thomas C. McCollum, AICP, Zoller, Najjar & Shroyer, L.C., agent for Tom Brown Real Estate Investments, owner for approval of a Zoning Atlas Amendment to change the designation from County Res-3 to City PDP or other appropriate zone for the property located at 5101 S.R. 64 East. (Zoned Res-3)

**CPA-M-04-02 WARD 4 NEIGHBORHOOD 20.02 JB**

Request of Stephen W. Thompson, Esq., agent for Nordic of Florida Development, Inc., owner for approval of a small scale Comprehensive Plan Map Amendment to change the Future Land Use Map Designation from County Res-6 to City Commercial or other appropriate designation for the property located at 4465 S.R. 64 East. (Zoned Res-6)

**LUR-AA-04-02 WARD 4 NEIGHBORHOOD 20.04 JB**

Request of Stephen W. Thompson, esq., agent for Nordic of Florida Development, Inc., owner for approval of a Zoning Atlas Amendment to change the designation from County Res-6 to City Commercial C-2 or other appropriate zone for the property located at 4465 S.R. 64 East. (Zoned Res-6)

**PURSUANT TO FLORIDA STATUTE 286.0105**, IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE BOARD, COUNCIL, AGENCY OR COMMISSION AT THIS MEETING, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE, MAY NEED TO INSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

The Planning Commission will hold a workshop, Tuesday, January 20, 2004 at 2:00 p.m. to review the items, which will be under consideration at the Planning Commission meeting.

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Ruth Seewer  
Development Review Manager