

**ABBREVIATED MINUTES
PLANNING COMMISSION MEETING
AUGUST 13, 2012**

The Planning Commission met in the City of Bradenton Council Chambers, 101 Old Main Street, Bradenton, Florida on August 13, 2012 at 2:00 p.m.

Present:

Planning Commission Members: Jason Taylor, Chair; Adam Buskirk, Diane Barcus, Allen Prewitt, Peter Keenan, Joseph Thompson, Richard Whetstone (alternate)

City Staff: Tim Polk- Planning Director; Brady Woods-Development Review Manager; Ken Langston-Fire Marshal; Jim McLellan-Public Works; Sgt. L.J. Millard-Police; Karen Aihara-Executive Planning Administrator

Absent: Planning Commission Members: Allen Yearick, Greg Guinta (alternate), O.M. Griffith (alternate)

REGULAR MEETING

- Meeting was called to order by the Planning Commission Chair, Mr. Taylor at 2:00 p.m.
- Pledge of Allegiance was led by Sgt. L.J. Millard.
- Ms. Aihara swore in all those wishing to speak before the Commission.
- Approval of Minutes – Ms. Barcus made a motion to approve the July 16, 2012 meeting minutes, second by Mr. Whetstone, approved 6-0.

NEW BUSINESS

VA.12.0067 WARD 1 NEIGHBORHOOD 4.07 BMW

Request of Anchor Signs, agent; Benderson Development Company, owner, for a sign variance allowing for an additional wall sign to be placed on the primary façade at 6701 Manatee Avenue West (zoned PDP).

Mr. Woods read the request. Eric Hudson, Anchor Signs, 2200 Discher Street, Charleston, SC presented the request. Mr. Prewitt and Mr. Langston joined the meeting.

Planning Commission Questions/Comments:

- Mr. Taylor asked about Petco on University Parkway, the grooming sign is a different size. Mr. Hudson replied that Petco is rebranding nationally to all lower case and this sign matches the existing façade size in the shopping center.

Public Hearing: No one appeared for or against. Public Hearing was closed.

Public Works/Fire: No comments or issues.

Staff Recommendation: No written communications have been received for or against this request. Staff recommends APPROVAL.

PLANNING COMMISSION: Mr. Buskirk made a motion to **APPROVE** request RV.12.0067. Second by Mr. Thompson, approved 6-1 with Mr. Taylor abstaining.

VA.12.0066 WARD 2 NEIGHBORHOOD 12.02 BMW

Request of William Brady, owner, for a dimensional variance allowing accessory structures (dumpster, utility shed) to be placed within the required yard setbacks at 3500 Manatee Avenue West (zoned Urban Commercial Corridor).

Mr. Woods read the request. William Brady, 4507 Manatee Avenue West, stated that Pinch-A-Penny is relocating to 6707 Manatee Avenue West and gave an overview of the project.

Planning Commission Questions:

- Mr. Taylor asked about use and size of the shed, Mr. Brady said the shed will hold pool chemicals and components, about 10 ft. by 14 ft. wide metal shed with large door.
- Ms. Barcus confirmed that the fence will be chain link with slats around the dumpster. Mr. Taylor added a stipulation for the fence to be approved by Planning Director.
- Ms. Barcus confirmed which chemicals will be stored in shed and are they explosive? Mr. Brady stated that chemicals are not explosive or flammable when kept apart. The shed will have ventilation in the roof.

Public Hearing: No one appeared for or against. Public Hearing was closed.

Public Works/Fire: No objections or issues.

Staff Recommendation: No written communications have been received for or against this request. Staff recommends APPROVAL with three stipulations and three additional stipulations.

Planning Commission Questions/Comments:

- Mr. Whetstone clarified that this application is for one shed, there is a scribner error on the application.

PLANNING COMMISSION: Ms. Barcus made a motion to **APPROVE** request RV.12.0066 with the following six stipulations. Second by Mr. Whetstone, approved 7-0.

1. **Bollards must be installed around the storage shed to protect it from vehicles.**
2. **Provide lighting to illuminate storage shed area.**
3. **Dumpster enclosure and storage shed shall be screened by adequate landscaping.**
4. **This variance request applies to the dumpster enclosure and one storage shed only, as proposed in the application.**
5. **Dumpster enclosure and storage shed shall be approved by the PCD department upon submission of building permit.**
6. **If proposed locations for the dumpster enclosure and/or storage shed are found to not be adequate, relocation of these accessory structures can be approved administratively.**

REPORT OF THE PLANNING & COMMUNITY DEVELOPMENT DIRECTOR

- Benderson is planning to refresh the façade of the plaza containing the Fresh Market & Petco stores.

Next Planning Commission is scheduled for Wednesday, September 19, 2012.

ADJOURNMENT

Motion to adjourn by Ms. Barcus. Meeting ended at 2:27 p.m.



Jason Taylor, Chairman

NOTE: This is not a verbatim record. An audio CD or DVD recording of the meeting is available for a fee upon request.