

PRELIMINARY SITE PLAN  
NO. PDC-94-03(P) - E. S. REASONER

THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA, having specifically considered the recommendation of the Planning Commission, the criteria set forth in Manatee County Ordinance No. 90-01, the Manatee County Land Development Code; and finding PDC-94-03(P) consistent with Manatee County Ordinance No. 89-01, the Manatee County Comprehensive Plan, Preliminary Site Plan No. PDC-94-03(P) is hereby approved to allow the establishment of a retail/wholesale nursery and accessory office building in the PDC zoning district with the following stipulations and modification:

STIPULATIONS:

1. An integrated pesticide, herbicide and fertilizer management plan, incorporating all chemical applications within the project, shall be submitted and approved by the Environmental Action Commission prior to release of a Certificate of Occupancy.
2. Fences shall not be erected within the areas that are identified on the plan as wetlands or wetland buffers.
3. The gazebo flooring and roofing shall be designed to reduce shading of existing wetland vegetation.
4. Prior to Final Site Plan approval, a conservation easement dedicated to and enforceable by Manatee County shall be recorded.
5. Prior to Final Site Plan approval, a certified wetlands survey is required.
6. Prior to Final Site Plan approval, the drainage design shall be performed by the reviewing engineer of the Planning, Permitting and Inspections Department.
7. Prior to Final Site Plan approval, the applicant shall obtain the fire flow data of the hydrant from the fire marshall and furnish the information to the reviewing engineer of the Planning, Permitting and Inspections Department.
8. The Final Site Plan shall indicate connection to the Manatee County sanitary sewer system upon additional impact to the project.

MODIFICATION:

1. Modification of Section 722.1.4 of the Land Development Code to allow the waiver of required sidewalks.

APPROVED AND HEREBY GRANTED, by the Board of County Commissioners of Manatee County, Florida this 22nd day of September, 1994.

BOARD OF COUNTY COMMISSIONERS  
OF MANATEE COUNTY, FLORIDA

BY: Jan Stephen  
Chairman

ATTEST: R. B. SHORE  
Clerk of the Circuit Court

[Signature]  
BOARD OF COUNTY COMMISSIONERS  
MANATEE COUNTY, FLORIDA