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PLANNING COMMISSION MEETING AGENDA ITEM REPORT

DATE: July 15, 2026

SUBMITTED BY: Brandon Wink, Planning & Community Development

ITEM TYPE: Resolution

AGENDA SECTION: **AGENDA ITEMS**

SUBJECT: **Quasi-Judicial:** FINAL ORDER PLN-VAR-26-0005 - PUBLIC HEARING
FINAL ORDER OF THE PLANNING COMMISSION FOR THE CITY OF BRADENTON, FLORIDA, DENYING VARIANCE NO. PLN-VAR-26-0005 TO ALLOW FOR A REDUCTION IN THE MINIMUM SIDE YARD SETBACK ALONG THE EAST PROPERTY LINE FROM 8 FEET TO ZERO FEET, FOR PROPERTY LOCATED AT 2313 3RD AVENUE WEST, BRADENTON, FLORIDA (PARCEL ID 3389800008), AS MORE PARTICULARLY DESCRIBED HEREIN; AND PROVIDING FOR AN EFFECTIVE DATE.

SUGGESTED ACTION: Motion to either approve or deny Final Order PLN-VAR-26-0005.

Is this item Quasi-Judicial?

Yes

Does this item require a public hearing?

Yes

EXPLANATION:

The applicant is requesting a zero foot side yard setback along the east property line, whereas a minimum of 8 feet is required. The purpose for the reduction is to allow for the construction of additions to the existing residence.

FINANCIAL IMPACT:

N/A

ATTORNEY REVIEW/RECOMMENDATION:

Reviewed by City Attorney Rudacille.

SUGGESTED MOTION:

Motion to either approve or deny Final Order PLN-VAR-26-0005.

ATTACHMENTS:

[Final Order \(Denial\)](#)

[Final Order \(Approval\)](#)

[Staff Report](#)

[Application Materials](#)