

# Item Cover Page

## PLANNING COMMISSION MEETING AGENDA ITEM REPORT

**DATE:** February 19, 2025

**SUBMITTED BY:** Jamie Schindewolf, Planning & Community Development

**ITEM TYPE:** Resolution

**AGENDA SECTION:** AGENDA ITEMS

**SUBJECT:** **Resolution 25-25, Case PLN-25-SUP-0001:**

Request for a Special Use Permit to allow for a medical clinic; to be located at 509 9<sup>th</sup> Street East (Parcel ID 3226700159) in the T5 (Urban Center) transect zoning district. Application filed by Chris McKenna of Manatee Central, LLC (owner).

**SUGGESTED ACTION:** Motion to recommend to City Council either approval or denial of Resolution 25-25, Case PLN-25-SUP-0001.

**Is this item Quasi-Judicial?**

Yes

**Does this item require a public hearing?**

Yes

**EXPLANATION:**

The applicant is seeking approval of a Special Use Permit for a Medical Clinic for property located at 509 9<sup>th</sup> Street West, also identified as Parcel Number 3226700159. The subject property where the building is located is zoned T-5 (Urban Center), with a future land use of UV (Urban Village). The property is approximately 0.65 acres.

The building currently has retail and restaurant facilities within other units. The applicant is proposing a medical clinic, specifically for a urology office. Medical

Clinics are listed as a Special Use in the Form Based Code.

**FINANCIAL IMPACT:**

N/A

**ATTORNEY REVIEW/RECOMMENDATION:**

Reviewed by City Attorney Rudacille.

**SUGGESTED MOTION:**

Motion to recommend either approval or denial of Resolution 25-25, Case PLN-25-SUP-0001.

**ATTACHMENTS:**

[Resolution 25-25 \(DRAFT\).pdf](#)

[Staff Report.pdf](#)