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PLANNING COMMISSION MEETING AGENDA ITEM REPORT

DATE: November 19, 2025

SUBMITTED BY: Jamie Schindewolf, Planning & Community Development

ITEM TYPE: Resolution

AGENDA SECTION: AGENDA ITEMS

SUBJECT: **Resolution 25-99, PLN-SUP-25-0021:**
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BRADENTON GRANTING SPECIAL USE PERMIT PLN-SUP-25-0021 TO OPERATE A DRIVE-THRU RESTAURANT FACILITY IN THE T-5 (URBAN CENTER) ZONING DISTRICT FOR PROPERTY LOCATED AT 604/608 2ND STREET EAST, BRADENTON, FL (PARCELS 3174400006 and 3174500003) BRADENTON, FLORIDA, AND MORE PARTICULARLY DESCRIBED HEREIN; MAKING FINDINGS OF FACT AND CONCLUSIONS OF LAW; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

SUGGESTED ACTION: Motion to recommend to City Council either approval or denial of Resolution 25-99.

If the action is to recommend approval, staff recommends the following stipulations be applied to the approval:

1. The site plan and elevations shall be reviewed through the Form-based Code review process.
2. During the Site Improvement Permitting phase, the site plan shall be reviewed for compliance with the Florida Fire and Building Codes and with City of Bradenton Form-based Code and Land Use regulations, as applicable.
3. During the Site Improvement Permitting phase, the site plan shall be reviewed to confirm that it

reflects safe and logical traffic circulation and pedestrian access.

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 Drive Thru for property located at 126 5th Avenue Drive East, 604 2nd Street East, and 608 2nd Street East, Bradenton, FL, also identified as Parcel Numbers 3174300008, 3174500003 and 3174400006. The subject property is zoned T-5 (Urban Center), with a future land use of UCBD (Urban Central Business District). The properties are approximately 0.3696 acres.

FINANCIAL IMPACT:

N/A

ATTORNEY REVIEW/RECOMMENDATION:

Reviewed by City Attorney Rudacille.

SUGGESTED MOTION:

Motion to recommend to City Council either approval or denial of Resolution 25-99, with the stipulations recommended by staff.

ATTACHMENTS:

[Resolution: 25-99 \(DRAFT\).pdf](#)

[Application.pdf](#)

[Staff Report.pdf](#)