



**COUNTYWIDE
MARCH 2020
DEVELOPMENT SERVICES
OPEN FOR BUSINESS INDICATORS**

BUILDING DIVISION

Permits Issued	2,515
Inspections Performed	6,746
Certificates of Occupancy Issued	79

DEVELOPMENT REVIEW ENGINEERING DIVISION

Flood Plain Reviews	6
Inspections Performed	257

PLANNING AND DEVELOPMENT DIVISION

NEW APPLICATIONS RECEIVED	
Pre-Applications	10
Land Use Amendments	0
Rezones	0
PD Rezones	3
Small Site Plans	2
Site Plans	5
Subdivision – PSP	0
Subdivision – Engineering	0
Subdivision – Plats	0
Minor Plat	0
Land Split	0
Vacates	1
Variances	10
Special Exceptions	1
Special Events, Arbor, Minor Amendments	5
New Code Enforcement Cases Opened	20

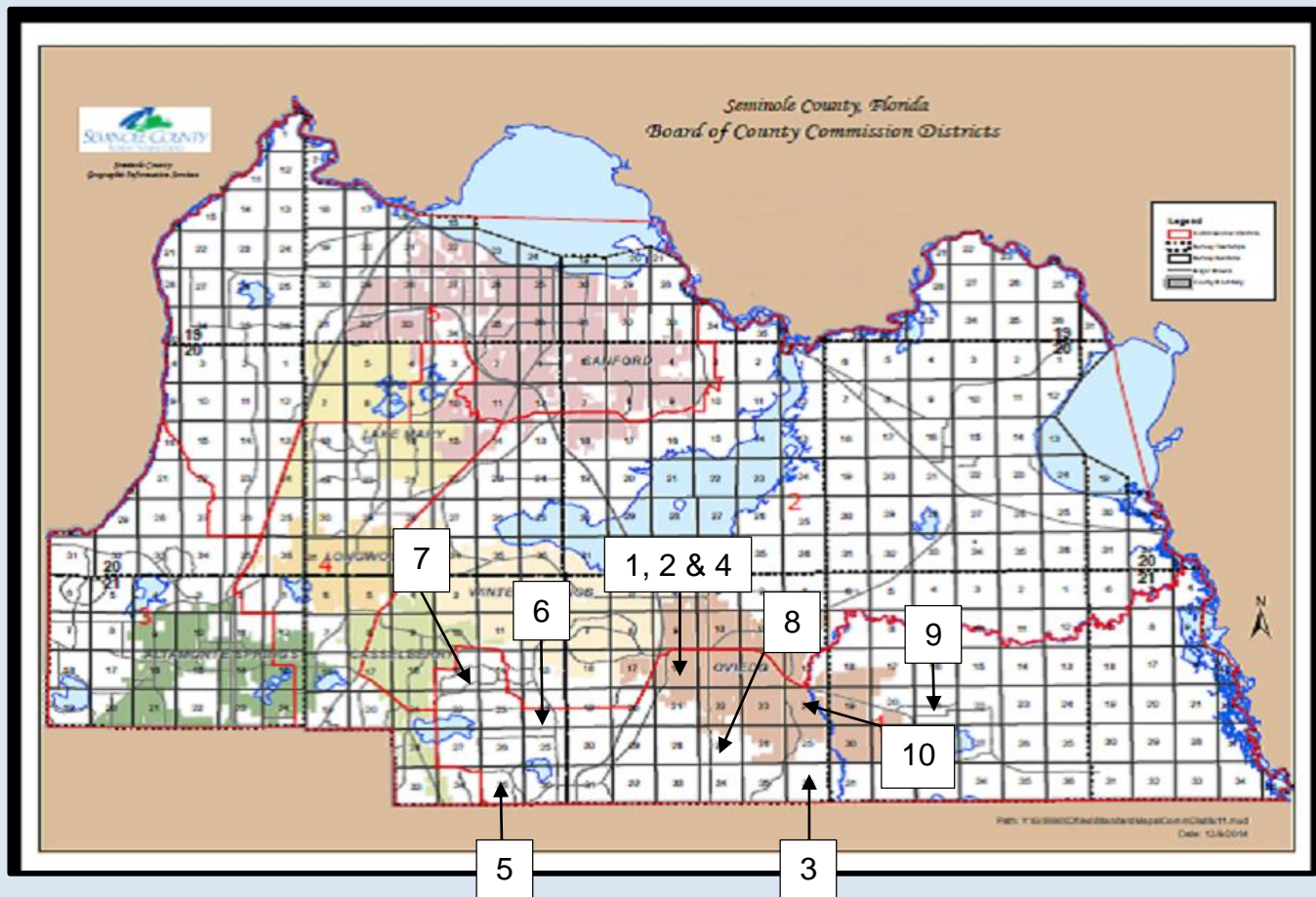
Kudos from our Customers

To Steve Kulchawick – “Steve is always professional, on time, and knowledgeable about Seminole County codes and regulations.” – *Anonymous*

**DISTRICT ONE
MARCH 2020
DEVELOPMENT SERVICES
PROJECTS**



**DRC / PRE-APPLICATIONS AND
PROJECTS STARTING CONSTRUCTION**



Note: Site locations are approximate

1. **KEMCO MANUFACTURING PRE-APPLICATION** – Proposed Rezone from A-1/PD to PD and a Site Plan for a manufacturing facility and distribution buildings on 31.14 acres; located on the south side of W Chapman Road, west of W SR 426; Parcel I. D. # 16-21-31-5CA-0000-051A+++; (Ty Kracht, Kemco MFG, Applicant, and Sam Stahnke, ARCO National Construction, Consultant); (20-80000017); (Joy Giles, Project Manager). (March 11, 2020 DRC meeting)

DRC / PRE-APPLICATIONS – Continued

2. **JAKUBCIN PLACE PD MINOR AMENDMENT** – Proposed PD Minor Amendment to the Jakubcin PD Zoning District; located east of SR 417 and south of West Mitchell Hammock Road; Parcel I. D. # 16-21-31-5CA-0000-024A; (Larry Jordan, Larry Jordan Construction & Development, Applicant, and Kim Fischer, Cycorp Engineering, Consultant); (20-20500004); (Joy Giles, Project Manager). *(Comments Only – March 11, 2020 DRC meeting)*
3. **RED EMBER ESTATES FINAL ENGINEERING** – Proposed Final Engineering Plan for 76 single family residential lots on 40.43 acres in the Red Ember Estates PD zoning district; located southwest of Old Lockwood Road and Bellefield Cove; Parcel I. D. # 36-21-31-3AH-001M-0000; (Raymond Harrison, DLC Red Ember, LLC, Applicant, and Chadwyck H. Moorhead, Madden, Moorhead & Stokes, Inc., Consultant); (19-55200012); (Danalee Petyk, Project Manager). *(Comments Only – March 11, 2020 DRC meeting)*
4. **PARKWEST INDUSTRIAL PRE-APPLICATION** – Proposed Rezone for an industrial facility or park on 24.79 acres; located on the south side of W Chapman Road, west of W SR 426; Parcel I. D. # 16-21-31-5CA-0000-051A+++; (Dustin Lucas, Lucas Land Group, LLC, Applicant, and John Herbert, American Civil Engineering, Consultant); (20-80000020); (Matt Davidson, Project Manager). *(Comments Only – March 11, 2020 DRC meeting)*
5. **HOWELL BRANCH RD (4595) SPECIAL EXCEPTION PRE-APPLICATION** – Request to amend an existing Special Exception for a school addition on 0.97 acres in the A-1 zoning district; located on the north side of Howell Branch Road, east of Lake Florence Way; Parcel I. D. # 35-21-30-300-0160-0000; (Dr. Carol Mikulka, ORI, LLC, Applicant, and Gary Hasson, Hasson Construction, LLC, Consultant); (20-80000018); (Angi Kealhofer, Project Manager). *(Comments Only – March 11, 2020 DRC meeting)*
6. **CHICK-FIL-A TUSKAWILLA RD PRE-APPLICATION** – Proposed Rezone for a drive through restaurant on 2.43 acres in the Lockridge PD; located southwest of Red Bug Lake Road and Tuskawilla Road; Parcel I. D. # 24-21-30-300-020K-0000; (Jason Pociask, Chick-Fil-A Inc., Applicant, and Jenny Baez, Bowman Consulting, Consultant); (20-80000021); (Danalee Petyk, Project Manager). *(Comments Only – March 18, 2020 DRC meeting)*
7. **DEER RUN PD PRE-APPLICATION** – Proposed Rezone for a single family subdivision on 134.74 acres in the Deer Run PD; located on Daneswood Way north of Red Bug Lake Road; Parcel I. D. # 15-21-30-300-0010-0000; (Bob Dello Russo, Del-Air, Applicant, and David Evans, Evans Engineering, Consultant); (20-80000022); (Danalee Petyk, Project Manager). *(Comments Only – March 18, 2020 DRC meeting)*
8. **LILLIAN E. JACKSON RESIDENCE CONVERSION PRE-APPLICATION** – Proposed Land Use Amendment from LDR to RP and Rezone from R-1AA to RP for a professional office on 0.99 acres; located southwest of the Alafaya Trail and Lake Drive intersection; Parcel I. D. # 27-21-31-505-0000-0020++; (Melanie Duda and Patricia Duda, Applicants, and Robert (Bob) Atkins, Atkins Commercial Real Estate, Consultant); (20-80000024); (Danalee Petyk, Project Manager). *(Comments Only – March 18, 2020 DRC meeting)*

DRC / PRE-APPLICATIONS – Continued

9. **LANGFORD AFFORDABLE VILLAS SMALL SCALE FUTURE LAND USE AMENDMENT & PD REZONE** – Proposed Small Scale Future Land Use Amendment from LDR to PD and Rezone from R-1 to PD for a single family residential development on 1.04 acres; located northwest of Langford Drive and W CR 419; Parcel I. D. # 21-21-32-5CF-1100-0190++; (Mike Towers, Oakwood Construction, Applicant); (20-20500005); (Danalee Petyk, Project Manager). (*Comments Only – March 18, 2020 DRC meeting*)

PROJECTS STARTING CONSTRUCTION

10. **BENTON HOUSE OF OVIEDO SITE PLAN** – Site Plan for an assisted living facility on 5.45 acres in the Buck Creek Plantation PD zoning district.

CODE ENFORCEMENT SPECIAL MAGISTRATE – Continued

March 12, 2020

2. **1492 SOUTHWIND DR** – Construction without the required permits. Vicki Hathaway, Inspector. *Findings of Fact entered giving the Respondent a compliance date of June 10, 2020, with a fine of \$50.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*
3. **5414 DEEP LAKE RD** – Construction without the required permits. Vicki Hathaway, Inspector. *Order Finding Compliance entered, imposing a fine in the amount of \$350.00.*
4. **110 LANGFORD DR** – Construction without the required permits. Vicki Hathaway, Inspector. *The Respondent complied prior to the hearing.*

BOARD OF ADJUSTMENT

March 23, 2020

This meeting was canceled.

BOARD OF COUNTY COMMISSIONERS

March 24, 2020

None for District 1

CODE ENFORCEMENT BOARD

March 26, 2020

This meeting was canceled.