



**COUNTYWIDE
DECEMBER 2014
DEVELOPMENT SERVICES
OPEN FOR BUSINESS INDICATORS**

PLANNING AND DEVELOPMENT DIVISION

NEW APPLICATIONS RECEIVED	
Pre-Applications	6
Rezones – PD	2
Small Site Plans	2
Site Plans	3
Subdivision – PSP	1
Subdivision – Plats	3
Vacates	1
Special Events, Arbor, Special Exceptions, Minor Amendments	9

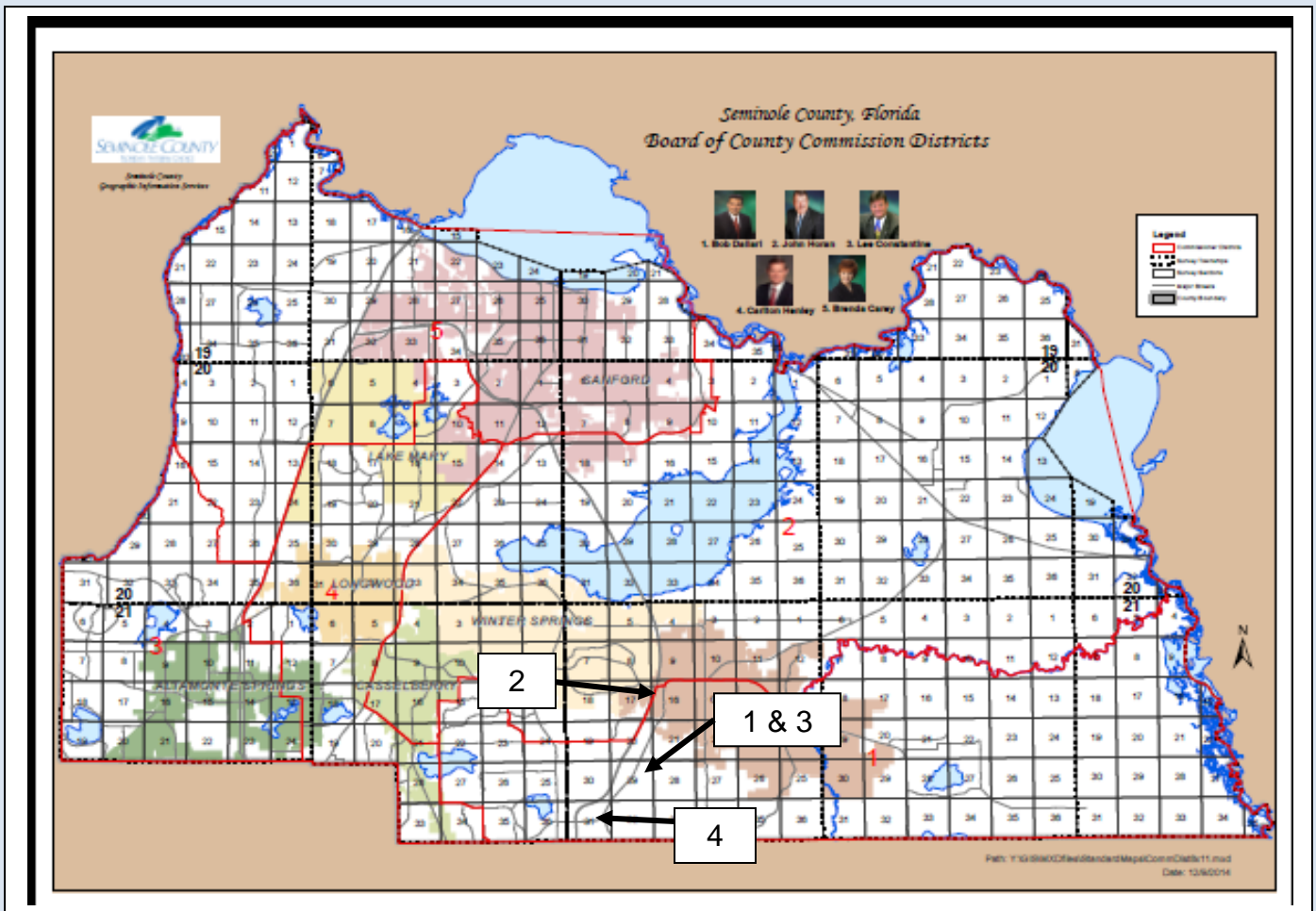
BUILDING DIVISION

Permits Issued	1,418
Inspections Performed	3,963
Certificates of Occupancy Issued	48

DISTRICT ONE DECEMBER 2014 DEVELOPMENT SERVICES PROJECTS



DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



Note: Site locations are approximate

1. **BEN JAMES SUBDIVISION - PRE-APPLICATION**; Proposed Rezone from R-1 to Commercial for 0.82-1.9 acres in the R-1 zoning district located on the south side of W. SR 426, northeast of James Drive; Parcel ID # 29-21-31-502-0000-0110; (Leo Nourachi, Lambda Trust, Applicant); BCC District 1 - Dallari; (14-80000114); (Matt Davidson, Project Manager). (December 10, 2014 DRC meeting)

DRC / PRE-APPLICATIONS - Continued

2. **THE MASTER'S ACADEMY AUDITORIUM - SITE PLAN**; Proposed site plan for an auditorium located on 30.79 acres in the A-1 zoning district located north of Slavia Road, west of S.R. 417; Parcel ID # 16-21-31-5CA-0000-028A; (Julian Coto, Excel Engineering Consultants, Applicant); BCC District 1 - Dallari; (14-06000074) (Denny Gibbs, Project Manager). (December 17, 2014 DRC meeting)

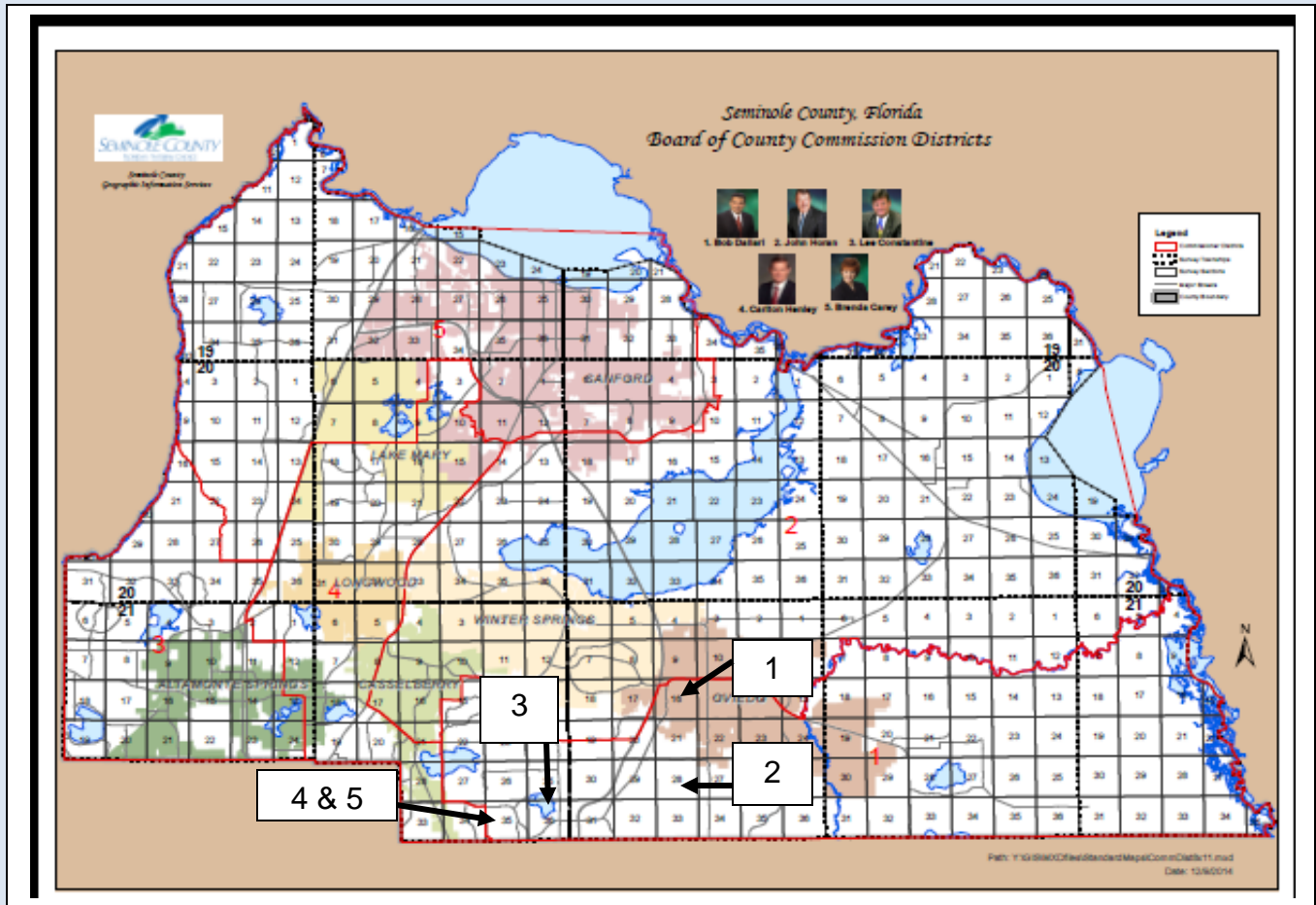
3. **SECURITY AVENUE (3035) - PRE-APPLICATION**; Proposed Rezone for 3-4 Townhomes or Detached Lots on 0.45 acres in the R-1 Zoning District.; Parcel ID # 29-21-31-501-0000-0170; (Azhar Khan & Farhat Jahan, Applicants), (Dave Schmidt, Dave Schmitt Engineering, Consultant); BCC District 1 - Dallari; (14-80000119) (Brian Walker, Project Manager). (December 30, 2014 DRC meeting)

4. **ALOMA TOWNHOMES - PRE-APPLICATION**; Proposed small scale land use amendment from LDR to MDR and Rezone from A-1 to R-3A for 9.22 acres; Parcel ID # 31-21-31-501-0000-004A, 31-21-31-501-0000-004B, 31-21-31-501-0000-005A, 31-21-501-0000-0050, 31-21-31-501-0000-0090; (Dustin Lucas, JEL Site Development, Inc., Applicant); BCC District 1 - Dallari; (14-80000118) (Joy Giles, Project Manager). (December 30, 2014 DRC meeting)

DRC PROJECTS STARTING CONSTRUCTION

None in District One

BOARD ITEMS



Note: Site locations are approximate

PLANNING AND ZONING COMMISSION December 3, 2014

1. **JAKUBCIN PLACE REZONE** - Consider a Rezone from A-1 (Agriculture) to PD (Planned Development) for 8.52 acres, located on the west side of W. SR 426, approximately one-quarter mile south of Red Bug Lake Road, and north of Slavia Road; (Z2014-026) (Joan & Ivan Jakubcin Living Trust as private owners, Applicant) District 1 - Dallari (Joy Giles, Project Manager) – *Recommended for Approval with added stipulation that a six (6) foot PVC fence be placed along the west side of the property.*

BOARD OF ADJUSTMENT

December 8, 2014

2. **378 RALEIGH PLACE** - Request for a side street (south) setback variance from twenty-five (25) feet to ten (10) feet for a privacy fence in the R-1A (Single Family Dwelling) district for property located on the north side of Raleigh Place, approximately 120 feet west of Trenton Lane, and particularly known as 378 Raleigh Place; BV2014-84 (Nicolas Clark, Applicant) District 1 - Dallari (Jeff Hopper, Project Manager) – *Approved with added stipulation that the ten (10) foot setback be from the existing sidewalk, not the property line.*

BOARD OF COUNTY COMMISSIONERS

December 9, 2014

3. **ENCLAVE AT ALOMA** - Authorize release of: 1) Water and Sewer Performance Bond # 0596256 in the amount of \$688,150.54, and 2) Road, Streets, and Drainage Performance Bond # 0596257 in the amount of \$1,170,956.00 for Enclave at Aloma; (The Ryland Group, Inc., Applicant) District 1 - Dallari (Brian M. Walker, Project Manager) – *Approved*

COUNTYWIDE PROJECTS

ADOPTION OF TEXT AMENDMENTS TO THE SEMINOLE COUNTY COMPREHENSIVE PLAN - Amendments to the Introduction, Conservation, Future Land Use, Implementation and Transportation Elements of the Seminole County Comprehensive Plan. Amendment Number 2014.TXT.02, Countywide (Sheryl Stolzenberg, Project Manager) - *Approved*

SEMINOLE COUNTY CODE OF ORDINANCES AMENDMENT - Consider adoption of the Ordinance creating Chapter 95, Article III, of the Seminole County Code of Ordinances to include registration, maintenance, and security requirements for foreclosed properties. Countywide (Meloney Lung, Project Manager) – *Approved with changes*

RESOLUTION - Adopt the Resolution amending the Seminole County Administrative Code to establish fees necessary for the registration and maintenance of the foreclosed properties program. (Related to Item #57) (Meloney Lung, Project Manager) – *Approved*

REQUEST TO PIGGYBACK HERNANDO COUNTY RFP #14-R00092/TKB - Foreclosure Registration Services through Community Champions Corporation, Melbourne, FL. (Related to Item #57) Countywide (Meloney Lung, Project Manager) – *Approved*

CODE ENFORCEMENT SPECIAL MAGISTRATE

December 11, 2014

4. **5629 REVELWOOD LOOP** – Construction without the required permits. Tom Helle, Inspector. Order entered imposing a Lien in the amount of \$15,750.00, with the fine continuing to accrue at \$250.00 per day until compliance is obtained. This property was not in compliance at the time of the hearing.

CODE ENFORCEMENT BOARD MEETING

December 18, 2014

5. **5629 REVELWOOD LOOP** – The accumulation of trash and debris. Donna Wisniewski, Code Enforcement Officer. Order entered imposing a Lien in the amount of \$25,250.00, with the fine continuing to accrue at \$250.00 until compliance is obtained. This property was not in compliance at the time of the hearing.