



**COUNTYWIDE  
JANUARY 2016  
DEVELOPMENT SERVICES  
OPEN FOR BUSINESS INDICATORS**

**BUILDING DIVISION**

Permits Issued	1,374
Inspections Performed	3,621
Certificates of Occupancy Issued	21

**DEVELOPMENT REVIEW ENGINEERING DIVISION**

Flood Plain Reviews	36
Inspections Performed	107

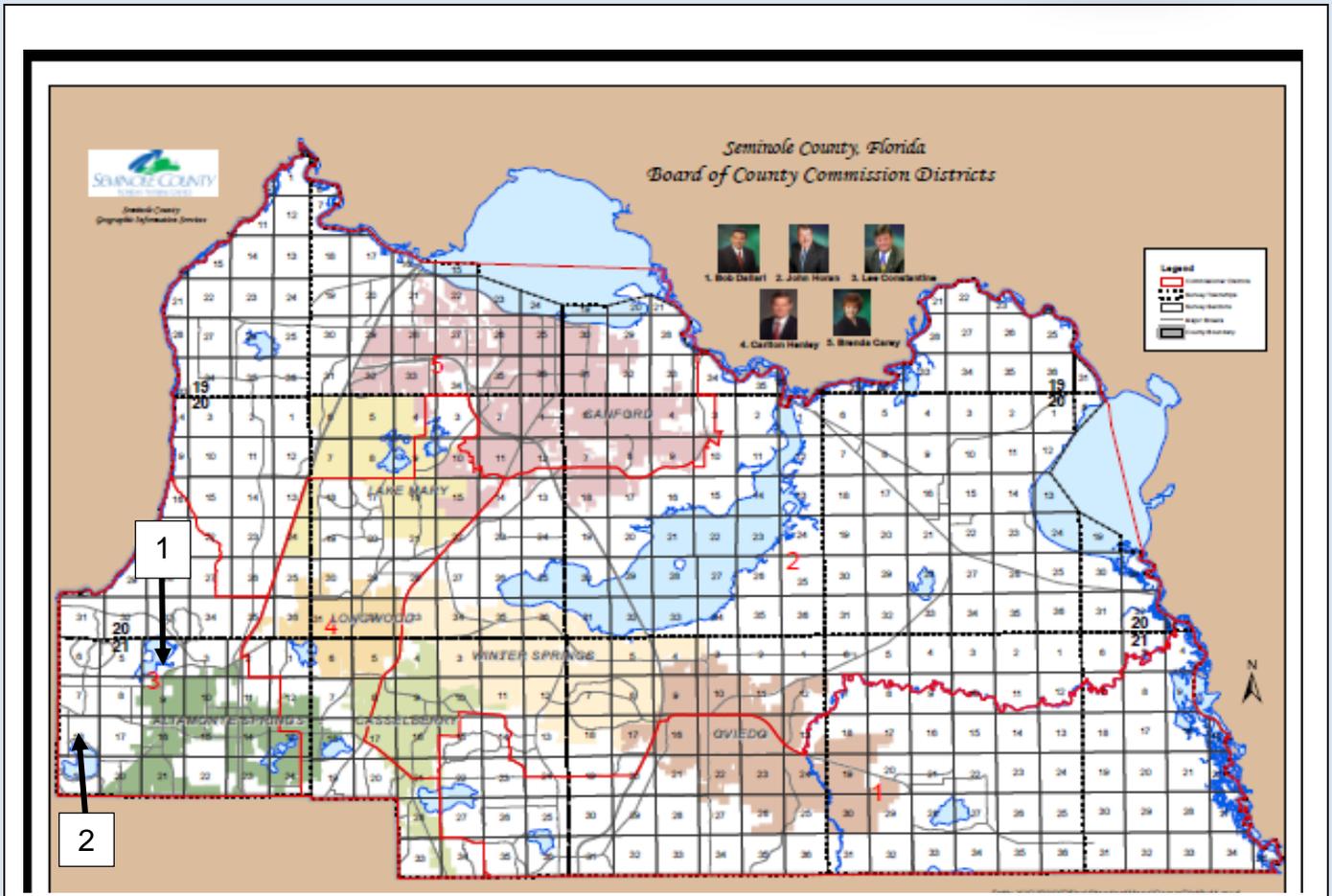
**PLANNING AND DEVELOPMENT DIVISION**

<b>NEW APPLICATIONS RECEIVED</b>	
Pre-Applications	6
Land Use Amendments	2
Rezones	1
PD Rezones	4
Small Site Plans	1
Site Plans	1
Subdivision – PSP	1
Subdivision – Engineering	1
Subdivision – Plats	1
Minor Plat	1
Land Split	0
Vacates	2
Special Events, Arbor, Special Exceptions, Minor Amendments	7

# DISTRICT THREE JANUARY 2016 DEVELOPMENT SERVICES PROJECTS



## DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



**Note: Site locations are approximate**

1. **PINE HOLLOW PT (1000) PRE-APPLICATION** – Proposed Site Plan for an air conditioning business on 9.4 acres in the PD/A-1 zoning district; located southeast of W. SR 434 and Sanlando Road; Parcel I. D. # 04-21-29-300-0260-0000+; (Arie Konforte, US Heating & A/C, Applicant, and Neal Hiler, Consultant); BCC District 3 – Constantine; (15-80000136); (Matt Davidson, Project Manager). (January 6, 2016 DRC meeting)

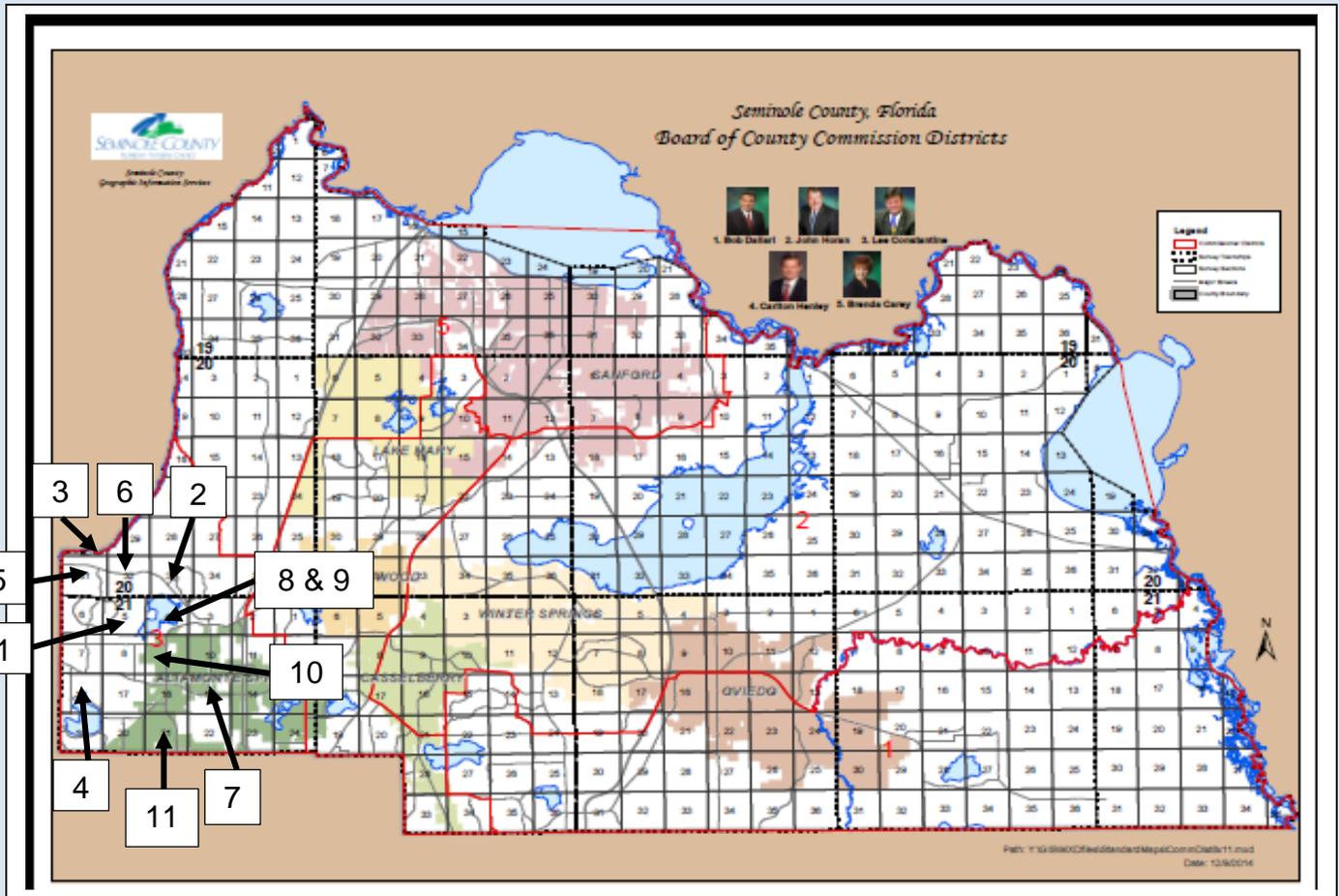
## **DRC / PRE-APPLICATIONS – Continued**

2. **EAGLES POINT PARKING SITE PLAN** – Proposed Site Plan for additional parking on 0.47 acres in the RP zoning district; located on the northwest corner of Chadwick Road and Avery Lane; Parcel I. D. # 18-21-29-504-0000-0060; (Joy Brimdal, D&E Snowball, LLC., Applicant, and Carlos Sobrin, LIS., Consultant); BCC District 3 – Constantine; (15-80000133); (Jimette Cook, Project Manager). (January 6, 2016 DRC meeting)

## **DRC PROJECTS STARTING CONSTRUCTION**

None for District Three

# BOARD ITEMS



**Note:** Site locations are approximate

## PLANNING AND ZONING COMMISSION January 6, 2016

1. **KLINGER PROPERTY REZONE** – Consider a Rezone from A-1 (Agriculture) to R-1A (Single Family Dwelling) on approximately 43.3 acres, located on the south side of W. Lake Brantley Road, approximately one mile north of Sand Lake Road; (Z2015-48) (Dan Kaiser, Applicant) District 3 - Constantine (Joy Giles, Project Manager) – *Continued to the February 3, 2016 P & Z meeting.*

2. **ALEXANDER AT SABAL POINT PD MAJOR AMENDMENT AND REZONE** – Consider a Major Amendment and Rezone from PD (Planned Development) to PD (Planned Development) for 286 multi-family units and 4 single-family homes on approximately 108.5 acres, located on the north side of Sabal Palm Drive approximately 1000 feet east of Wekiva Springs Road; (Z2015-029) (Kyle Riva, Applicant) District 3 - Constantine (Brian Walker, Project Manager) – *Continued to the February 3, 2016 P & Z meeting.*

**PLANNING AND ZONING COMMISSION - Continued**  
**January 6, 2016**

Countywide Item:

**SHORELINE PROTECTION ORDINANCE** – Consider amending Chapter 70, “Dredge and Filling” Land Development Code of Seminole County, Florida; designating the existing provision of Chapter 70 as Part 1, “General Dredge and Filling”; adding a new Part 2, “Seminole County Shoreline Protection Ordinance”; establishing findings, purposes, objectives and definitions for the shoreline protection ordinance; providing for the regulation of shoreline alternations on waterbodies within Seminole County, including requirements for permits and exemptions; providing for regulation of waterfront lots; providing for enforcement and penalties; clarifying provisions in Part 1; Amending Chapter 2, “Definitions”, Land Development Code of Seminole County, Florida, to include a definition for fill; amending subsections 35.1, 40.2, 40.83, and 40.86, Land Development Code of Seminole County, Florida, to provide consistency with Shoreline Protection Ordinance; amending Chapter 53, “Code Enforcement”, Seminole County Code concerning penalties. Countywide (Kim Ornberg, Project Manager) – *Continued to the February 3, 2016 P & Z meeting for further review.*

**BOARD OF COUNTY COMMISSIONERS**  
**January 12, 2016**

Countywide Items:

**FLOODPLAIN ORDINANCE** – Consider adoption of an Ordinance repealing part 51 (FP-1 Flood Prone Classification) of Chapter 30 (Zoning Regulations), Land Development Code of Seminole County, Florida; creating a new part 51 (Floodplain Management Ordinance of Seminole County); adopting flood hazard maps; designating a Floodplain Administrator; adopting procedures and criteria for development in flood hazard areas, and for other purposes. Countywide (Kim Fischer, Project Manager) – *Approved*

3. **WEKIVA PAINT OUT & SPRING KICKOFF SPECIAL EVENT AT WEKIVA ISLAND** – 1014 Miami Springs Drive from February 29 through March 28, 2016 (The Wekiva Green Camp, LLC, Applicant) District 3 - Constantine (Tony Matthews, Project Manager) – *Approved*

4. **CAVLAN VOLUNTARY BILLBOARD AGREEMENT** – Between Seminole County, Outfront Media, LLC, fka CBS Outdoor, and Cavlan Properties, LLC, for a proposed billboard to be located on the south side of S.R. 436, approximately 300 feet west of Bear Lake Road and more specifically known as 3468 East Semoran Boulevard, (Outfront Media, LLC, Applicant) District 3 - Constantine (Brian Walker, Project Manager) – *Approved*

**CODE ENFORCEMENT SPECIAL MAGISTRATE**  
**January 14, 2016**

None for District Three

**BOARD OF ADJUSTMENT**  
**January 25, 2016**

5. **3800 WEKIVA SPRINGS RD** – Request for a Special Exception for a Communication Tower in the PD (Planned Development) district for property located on the north side of Wekiva Springs Road, approximately 280 feet east of Miami Springs Road/North Hunt Club Boulevard; BS2015-19 (Lauralee Westine, Applicant) District 3 - Constantine (Kathy Hammel, Project Manager) – *Approved with conditions.*

6. **324 GREEN OAK CT** – Request for a rear yard setback variance from thirty (30) feet to seventeen (17) feet for a covered screen room in the R-1AAA (Single Family Dwelling) district for a property located on the north side of Green Oak Court, approximately 550 feet west of South Sweetwater Cove Boulevard, and more particularly known as 324 Green Oak Court; BV2015-90 (James D. and Teria S. Glass, Applicants) District 3 - Constantine (Angi Kealhofer, Project Manager) – *Approved with conditions.*

7. **129 OAK DR** – Request for a height variance from six and one half (6.5) feet to eight (8) feet for a privacy fence in the R-1 (Single Family Dwelling) district for property located on the north side of Oak Drive, approximately 180 feet east of Ronnie Drive, and more particularly known as 129 Oak Drive; BV2015-97 (Clinton Walker, Applicant) District 3 - Constantine (Angi Kealhofer, Project Manager) – *Approved at a setback of 8 feet on the east and commercial sides only.*

8. **303 BRANTLEY HARBOR DR** – Request for a side yard (west) setback variance from ten (10) feet to zero (0) feet for a boathouse in the R-1AA (Single Family Dwelling) district for property located on the west side of Brantley Harbor Drive, approximately 1,600 feet north of Lake Front Lane, and more particularly known as 303 Brantley Harbor Drive; BV2015-93 (Kevin Tippett, Applicant) District 3 - Constantine (Denny Gibbs, Project Manager) – *Denied*

9. **212 NOB HILL CIR** – Request for: (1) a side yard setback variance from ten (10) feet to five (5) feet for a swimming pool; and (2) a height variance from six and a half (6.5) feet to eight (8) feet for a privacy fence in the in the R-1AA (Single Family Dwelling) district for property located on the north side of Nob Hill Circle, approximately 1,100 feet west of East Lake Brantley Drive, and more particularly known as 212 Nob Hill Circle; BV2015-95 (Michael Scott West, Applicant) District 3 - Constantine (Matt Davidson, Project Manager) – *Approved*

10. **2270 SAND LAKE RD** – Request for a Special Exception for a Nursery School in the A-1 (Agriculture) district for property located on the north side of Sand Lake Road, approximately 2,000 feet west of North State Road 434, and more particularly known as 2270 Sand Lake Road; BS2015-24 (Shera Aldridge, Applicant) District 3 - Constantine (Matt Davidson, Project Manager) – *Approved with conditions.*

**BOARD OF COUNTY COMMISSIONERS**  
**January 26, 2016**

None for District Three

**CODE ENFORCEMENT BOARD**  
**January 28, 2016**

11. **700 Balsa Dr** – Any weed growth, grass growth, undergrowth, or dead or living vegetative matter that is growing in an uncontrolled manner or is not regularly maintained, and is in excess of eight (8) inches in height as measured from the soil level. Dorothy Hird, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of February 12, 2016, with a fine of \$50.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*