



**COUNTYWIDE
JULY 2021
DEVELOPMENT SERVICES
OPEN FOR BUSINESS INDICATORS**

BUILDING DIVISION

Permits Issued	2,839
Inspections Performed	7,728
Certificates of Occupancy Issued	69

PLANNING AND DEVELOPMENT DIVISION

NEW APPLICATIONS RECEIVED	
Pre-Applications	11
Land Use Amendments	0
Land Use Amendments & Rezones	0
Land Use Amendments & PD Rezones	0
Rezones	0
PD Rezones	0
Small Site Plans	6
Site Plans	3
Subdivision – PSP	0
Subdivision – Engineering	1
Subdivision – Final Plats	2
Minor Plat	0
Land Split	1
Vacates	2
Variances	10
Special Exceptions	1
Special Events, Arbor, Minor Amendments (Misc.)	5
New Code Enforcement Cases Opened	43

Kudos from our Customers

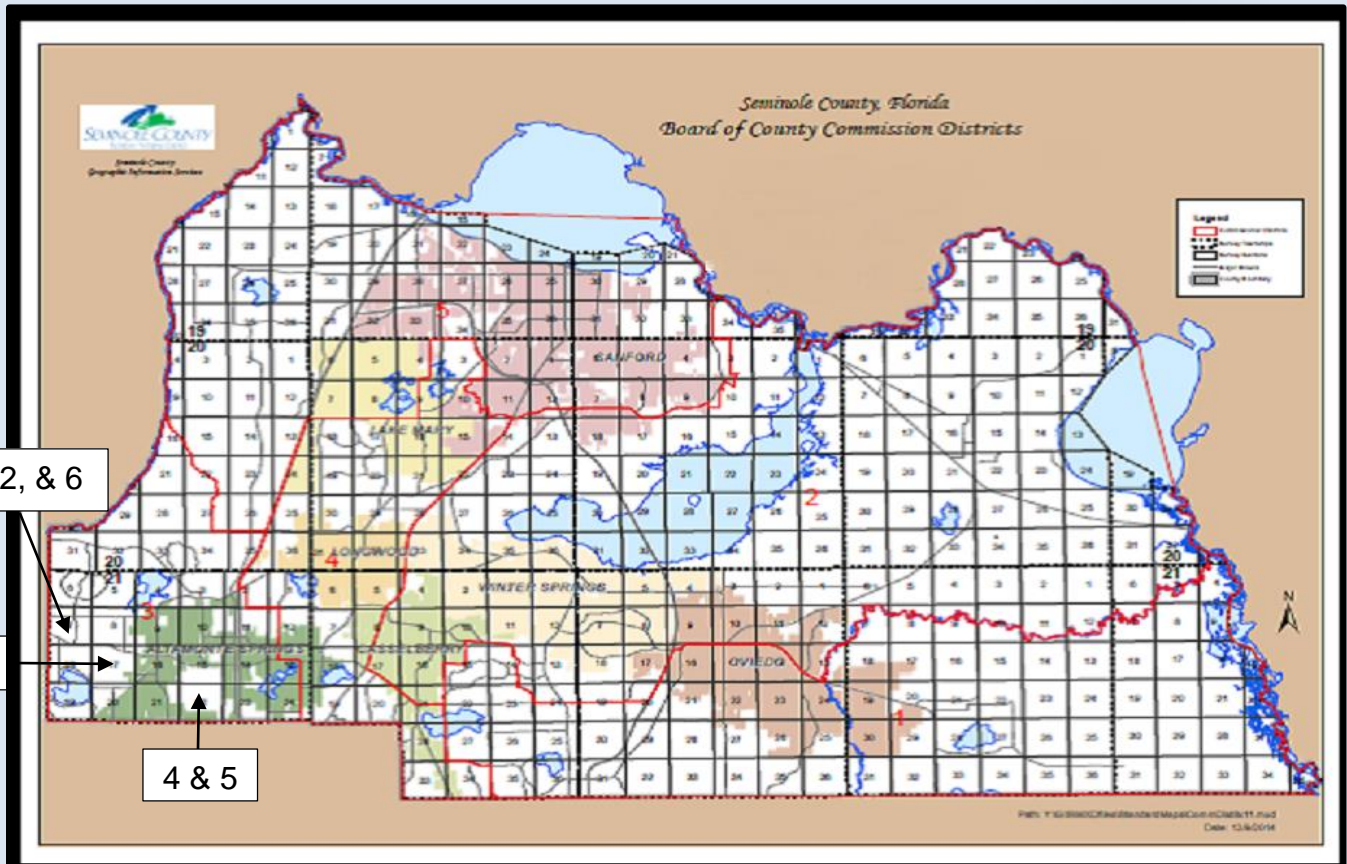
To Julie Hebert – *“Amazing!” – Jason, Homeowner*

To Annie Sillaway – *“Very helpful” – Julie, Homeowner*

DISTRICT THREE JULY 2021 DEVELOPMENT SERVICES PROJECTS



DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



Note: Site locations are approximate

DRC / PRE-APPLICATIONS

- 1. STOCKBRIDGE SMALL SCALE FUTURE LAND USE AMENDMENT & PD MAJOR AMENDMENT** – Proposed Small Scale Future Land Use Amendment and PD Major Amendment for a parking lot on 0.62 acres in the Stockbridge PD Zoning District; located on the east side of N Line Drive, south of Sand Lake Road; Parcel I. D. # 07-21-29-300-019C-0000; (Carlos Losada, World Mission Society Church of God, Applicant); (21-20500020); (Joy Giles, Project Manager) – (Comments Only – July 14, 2021 DRC meeting)

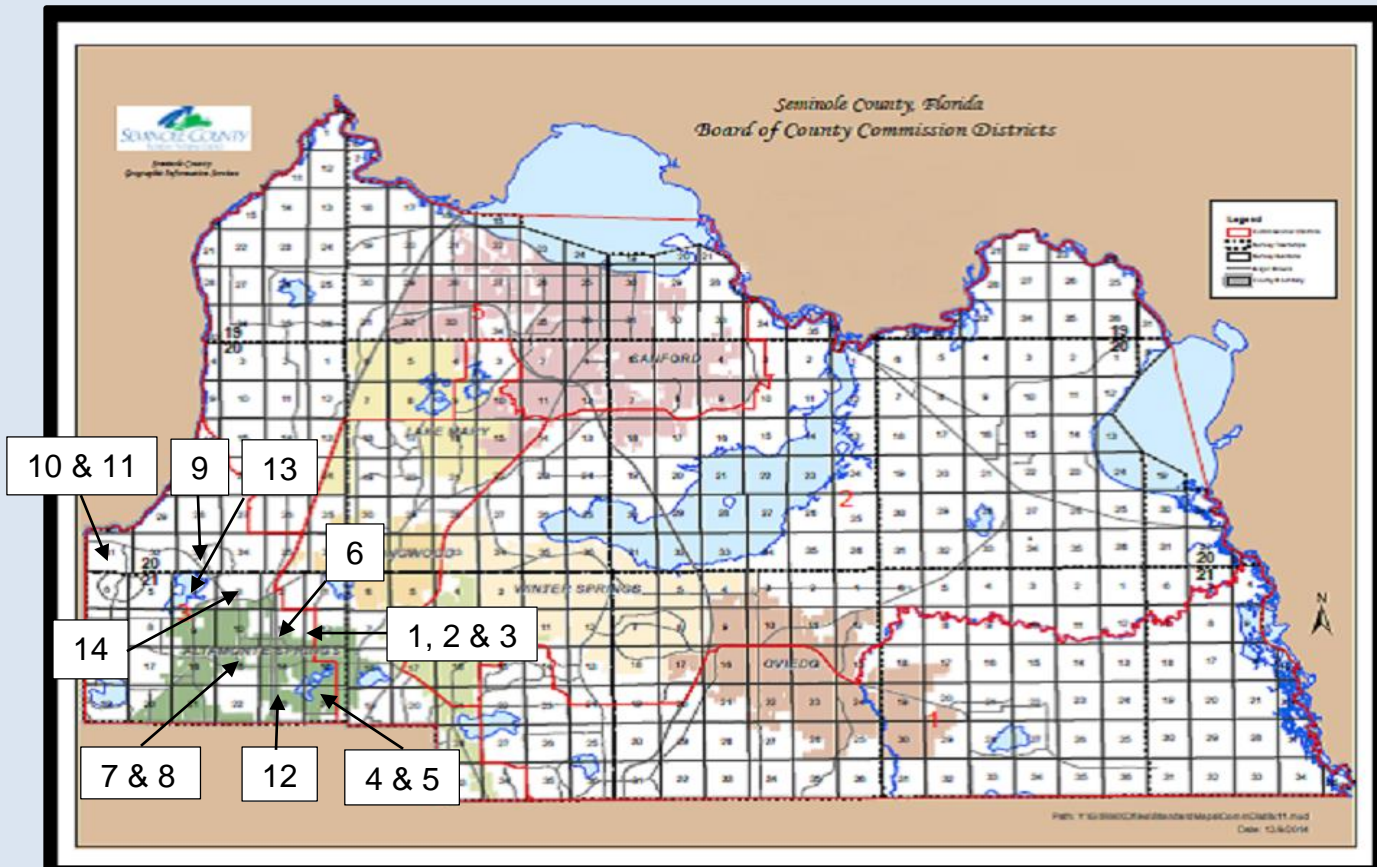
DRC / PRE-APPLICATIONS – Continued

2. **LION OF JUDAH ACADEMY PRE-APPLICATION** – Proposed Future Land Use Amendment and Rezone for a school and church on 1.38 acres in the RP Zoning District; located southeast of N Line Drive and Sand Lake Road; Parcel I. D. # 07-21-29-300-019A-0000; (Judith Shealey, Lion of Judah Academy, Applicant); (21-80000071); (Joy Giles, Project Manager) – *(July 21, 2021 DRC meeting)*
3. **INNOVATIVE SOLAR COVERED RV STORAGE PRE-APPLICATION** – Proposed Future Land Use Amendment and Rezone for a covered recreational vehicle storage facility on 5.73 acres in the C-2 Zoning District; located northwest of S Orange Blossom Trail and Center Street; Parcel I. D. # 17-21-29-5BG-0000-025A+; (Richard Beavers, Applicant, and Thomas Skelton, American Civil Engineering, Consultant); (21-80000079); (Joy Giles, Project Manager) – *(July 28, 2021 DRC meeting)*

DRC PROJECTS STARTING CONSTRUCTION

4. **RESERVE AT HILLVIEW (FKA HILLVIEW) FINAL ENGINEERING** – Final Engineering Plan for 41 single family lots on 12.09 acres in the Hillview PD zoning district.
5. **LAKE DESTINY (230) RIP-RAP SMALL SITE PLAN** – Small Site Plan for rip-rap erosion control at the water line on 0.40 acres in the R-1AA zoning district.
6. **BEAR LAKE SHOPPING CENTER SITE MODIFICATION SMALL SITE PLAN** – Small Site Plan for grading modifications to meet ADA requirements on 12.93 acres in the C-1 zoning district.

BOARD ITEMS



Note: Site locations are approximate

PLANNING AND ZONING COMMISSION July 7, 2021

None for District 3

CODE ENFORCEMENT SPECIAL MAGISTRATE July 8, 2021

The Special Magistrate heard fifty-seven (57) cases with respect to Chapter 95, Article III, "Registration and Maintenance of Foreclosed Properties", aka Ordinance No. 2014-48. Fourteen (14) Orders were entered finding Respondents in violation and giving each Respondent a compliance date of July 18, 2021, with a fine in the amount of \$100.00 for the first five (5) days and then increasing to \$200.00 per day until compliance is achieved. Forty-three (43) Orders Finding Non-Compliance Imposing Liens were entered, with the fines continuing to accrue at \$200.00 per day for each day the violations continue or are repeated after July 8, 2021.

BOARD OF COUNTY COMMISSIONERS

July 13, 2021

Countywide items:

2021 INTERLOCAL AGREEMENT FOR PUBLIC SCHOOL FACILITY PLANNING AND SCHOOL CONCURRENCY IN SEMINOLE COUNTY – Approve and authorize the Chairman to execute the 2021 Interlocal Agreement for Public School Facility Planning and School Concurrency in Seminole County. Countywide (Rebecca Hammock, Project Manager) – *Approved*

ADOPTION OF PUBLIC NOTICE PROCEDURE COMPREHENSIVE PLAN TEXT AMENDMENTS AND LAND DEVELOPMENT CODE AMENDMENTS – Consider an Ordinance enacting Comprehensive Plan text amendments regarding Public Participation and Public Notice for Public Hearings; and adoption of the associated Ordinance enacting corresponding revisions to the Land Development Code; Countywide (Dagmarie Segarra, Project Manager) – *Approved*

CODE ENFORCEMENT BOARD

July 22, 2021

1. **424 E HILLCREST ST** – Stagnant or foul water. Water not flowing or moving and/or dirty, grossly offensive or obstructed with foreign matter that may provide a breeding area for mosquitoes, rodents, snakes, or other species of insect or animal, or which constitutes a habitat for disease bearing organisms; and which is a host for algae or other growth indicative of water that is not disinfected. Dorothy Hird, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of August 6, 2021, with a fine of \$250.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*
2. **424 E HILLCREST ST** – Uncultivated vegetation. All unmaintained vegetation that has grown in an uncontrolled manner to more than eight (8) inches in height or which is liable to produce an unhealthy or unsanitary condition or becomes a harboring place for mosquitoes, vermin or vectors. This term shall not include controlled plants and gardens, trees, palms, active crops or pasture lands associated with bona fide agricultural uses. Dorothy Hird, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of August 6, 2021, 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. **424 E HILLCREST ST** – Rubbish. Useless waste material or any items no longer fit to be used; including, but not limited to, discarded household chemicals, yard trash, paper, cardboard, metal, lumber, concrete rubble, glass, bedding, crockery, household furnishings, household appliances, dismantled pieces or [of] motor vehicles or other machinery, broken, abandoned, or discarded trailers, wrecked or dismantled watercraft, abandoned and/or discarded tires, unusable furniture, discarded or unusable appliances. Dorothy Hird, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of August 6, 2021, with a fine of \$100.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

CODE ENFORCEMENT BOARD – Continued
July 22, 2021

4. **514 W FAITH TER** – Stagnant or foul water. Water not flowing or moving and/or dirty, grossly offensive or obstructed with foreign matter that may provide a breeding area for mosquitoes, rodents, snakes, or other species of insect or animal, or which constitutes a habitat for disease bearing organisms; and which is a host for algae or other growth indicative of water that is not disinfected. Dorothy Hird, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of August 6, 2021, with a fine of \$250.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

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6. **123 CANDLEWICK RD** – Abandoned vehicles. Any vehicle as defined in this Section, including, but not limited to, any parts thereof, which are unusable as a form of transportation due to mechanical or structural insufficiencies, unless said vehicle is located within a legally permitted, permanent, enclosed structure or legally permitted, permanent carport. Dorothy Hird, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of August 6, 2021, with a fine of \$200.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

7. **110 LONG LEAF LN** – Stagnant or foul water. Water not flowing or moving and/or dirty, grossly offensive or obstructed with foreign matter that may provide a breeding area for mosquitoes, rodents, snakes, or other species of insect or animal, or which constitutes a habitat for disease bearing organisms; and which is a host for algae or other growth indicative of water that is not disinfected. Cara Hill, Code Enforcement Officer. *Order Finding Non-Compliance entered imposing a lien in the amount of \$15,000.00, with the fine continuing to accrue at \$250.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

8. **110 LONG LEAF LN** – Unsecured swimming pool. Private swimming pools, hot tubs and spas capable of holding water more than 24 inches (610 mm) in depth that are not completely surrounded by a fence or barrier at least 48 inches (1219 mm) in height above the finished ground level measured on the side of the barrier away from the pool and where the gates and doors in such barriers are not self-closing and self-latching and where the self-latching device is less than 54 inches (1372 mm) above the bottom of the gate, and where the release mechanism is not located on the pool side of the gate. Exception: Spas or hot tubs with a safety cover that complies with American Society for Testing Materials (ASTMF) 1346, as may be amended or replaced. Cara Hill, Code Enforcement Officer. *Order Finding Non-Compliance entered imposing a lien in the amount of \$15,000.00, with the fine continuing to accrue at \$250.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

CODE ENFORCEMENT BOARD – Continued
July 22, 2021

9. **258 E HORNBEAM DR** – Stagnant or foul water. Water not flowing or moving and/or dirty, grossly offensive or obstructed with foreign matter that may provide a breeding area for mosquitoes, rodents, snakes, or other species of insect or animal, or which constitutes a habitat for disease bearing organisms; and which is a host for algae or other growth indicative of water that is not disinfected. Cara Hill, Code Enforcement Officer. *Order Finding Non-Compliance entered imposing a lien in the amount of \$15,000.00, with the fine continuing to accrue at \$250.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

10. **750 MIAMI SPRINGS DR** – The remains or rubble of structure, which has been burned, stricken by other casualty or demolished, or exists in a state of excessive disrepair or decay similar to and including, but not limited to, extreme exterior dilapidation, broken, missing, rotting or collapsed windows, doors, walls and/or roof. Dorothy Hird, Code Enforcement Officer. *The Respondent complied prior to the hearing.*

11. **750 MIAMI SPRINGS DR** – Rubbish. Useless waste material or any items no longer fit to be used; including, but not limited to, discarded household chemicals, yard trash, paper, cardboard, metal, lumber, concrete rubble, glass, bedding, crockery, household furnishings, household appliances, dismantled pieces or [of] motor vehicles or other machinery, broken, abandoned, or discarded trailers, wrecked or dismantled watercraft, abandoned and/or discarded tires, unusable furniture, discarded or unusable appliances. Dorothy Hird, Code Enforcement Officer. *The Respondent complied prior to the hearing.*

12. **233 WOOD LAKE DR** – Storing and/or keeping of a dumpster on R-1AA zoned property is not a permitted use or a use allowed by Special Exception in a residential zone. Dorothy Hird, Code Enforcement Officer. Dorothy Hird, Code Enforcement Officer. *Findings of Fact entered giving the Respondent a compliance date of July 29, 2021, with a fine of \$250.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*

BOARD OF ADJUSTMENT
July 26, 2021

13. **125 LAKE RENA DR** – Request for: (1) a front yard setback variance from twenty-five (25) feet to 9.9 feet; and (2) normal high water line (north and south) setback variances from twenty-five (25) feet to zero (0) feet for a privacy fence in the R-1AA (Single Family Dwelling) district; BV2021-45 (Fred & Mary Streetman, Applicants) (Hilary Padin, Project Manager) – *Approved*

14. **LAKE SHORE DR (LOT 10)** – Request for: (1) a front yard (north) setback variance from twenty (20) feet to fourteen (14) feet; and (2) a front yard (south) setback variance from twenty (20) feet to ten (10) feet for a mobile home in the RM-1 (Single Family Mobile Home Residential) district; BV2021-53 (Walter Judge, Applicant) (Hilary Padin, Project Manager) – *Approved*

BOARD OF COUNTY COMMISSIONERS
July 27, 2021

None for District 3