



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

**BUILDING DIVISION**

Permits Issued	2,404
Inspections Performed	7,252
Certificates of Occupancy Issued	87

**PLANNING AND DEVELOPMENT DIVISION**

<b>NEW APPLICATIONS RECEIVED</b>	
Pre-Applications	4
Land Use Amendments	0
Land Use Amendments & Rezones	1
Land Use Amendments & PD Rezones	0
Rezones	1
PD Rezones	1
Small Site Plans	4
Site Plans	2
Subdivision – PSP	0
Subdivision – Engineering	0
Subdivision – Final Plats	0
Minor Plat	0
Land Split	0
Vacates	1
Variances	13
Special Exceptions	1
Special Events, Arbor, Minor Amendments (Misc.)	5
New Code Enforcement Cases Opened	15

**Kudos from our Customers**

To Joy Giles – *“You were very helpful, efficient, understanding and gave excellent customer service”*  
– Yvonne, Homeowner

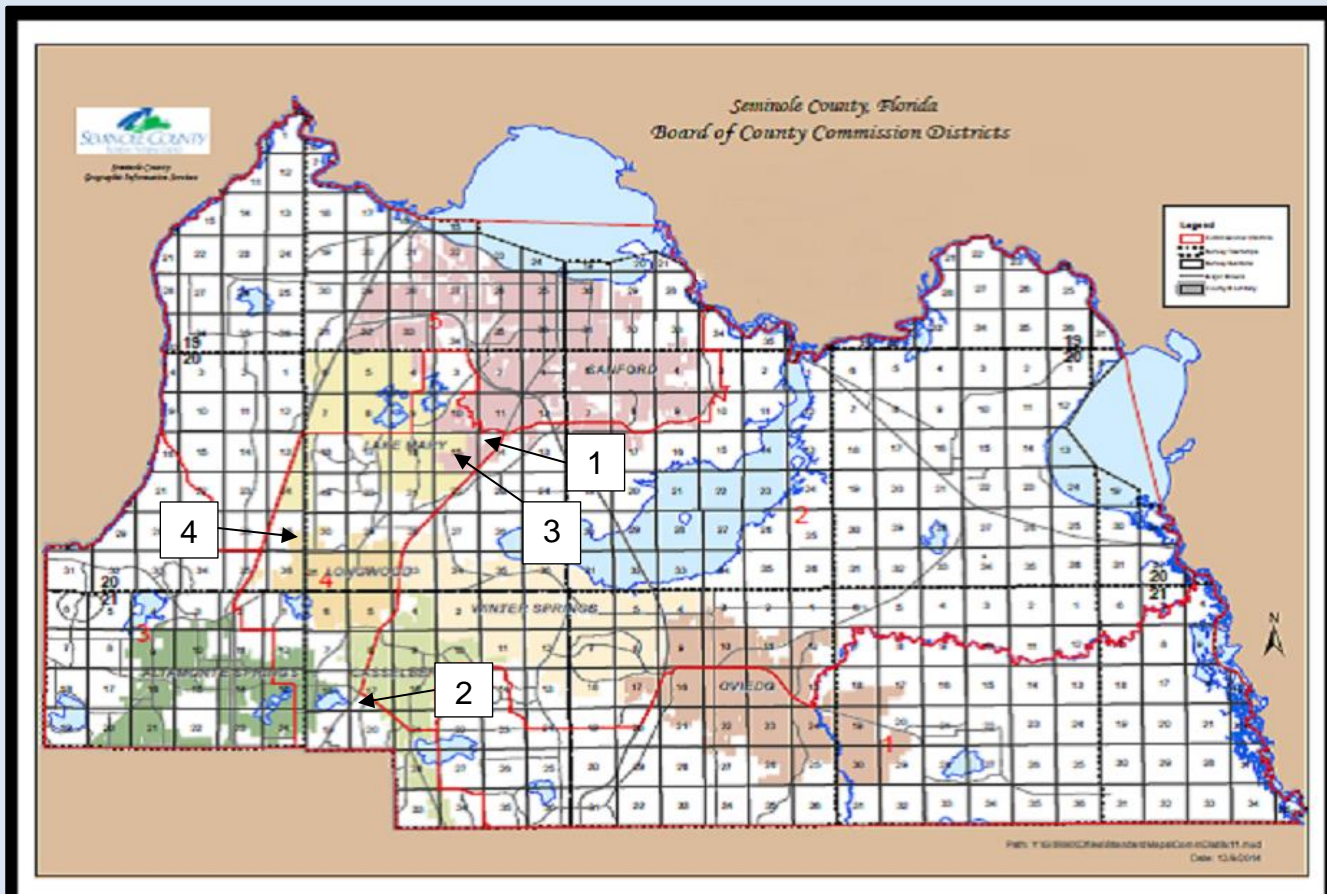
To Tiffany Owens – *“Tiffany really tried to help me out. Your office is so nice! Thank you!”* – Yvonne, Homeowner

To Kara Yeager – *“You met my expectations with great customer service!”* – Elizabeth, Homeowner

# DISTRICT FOUR OCTOBER 2021 DEVELOPMENT SERVICES PROJECTS



## DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



**Note:** Site locations are approximate

## DRC / PRE-APPLICATIONS

1. **SEMINOLE COUNTY JUSTICE COURTHOUSE ANNEX BUILDING SITE PLAN** – Proposed Site Plan for an approximately 102,930 sq. ft., 4 story annex building on 4.60 acres in the in the City of Sanford on Seminole County owned property; located southwest of Eslinger Way and US Highway 17-92; Parcel I. D. # 14-20-30-300-013C-0000; (Russell Garrison, Wharton Smith, LLC; Applicant, and Allen Lane, CPH, LLC, Consultant); (21-06000048); (Annie Sillaway, Project Manager) – (October 20, 2021 DRC meeting)

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

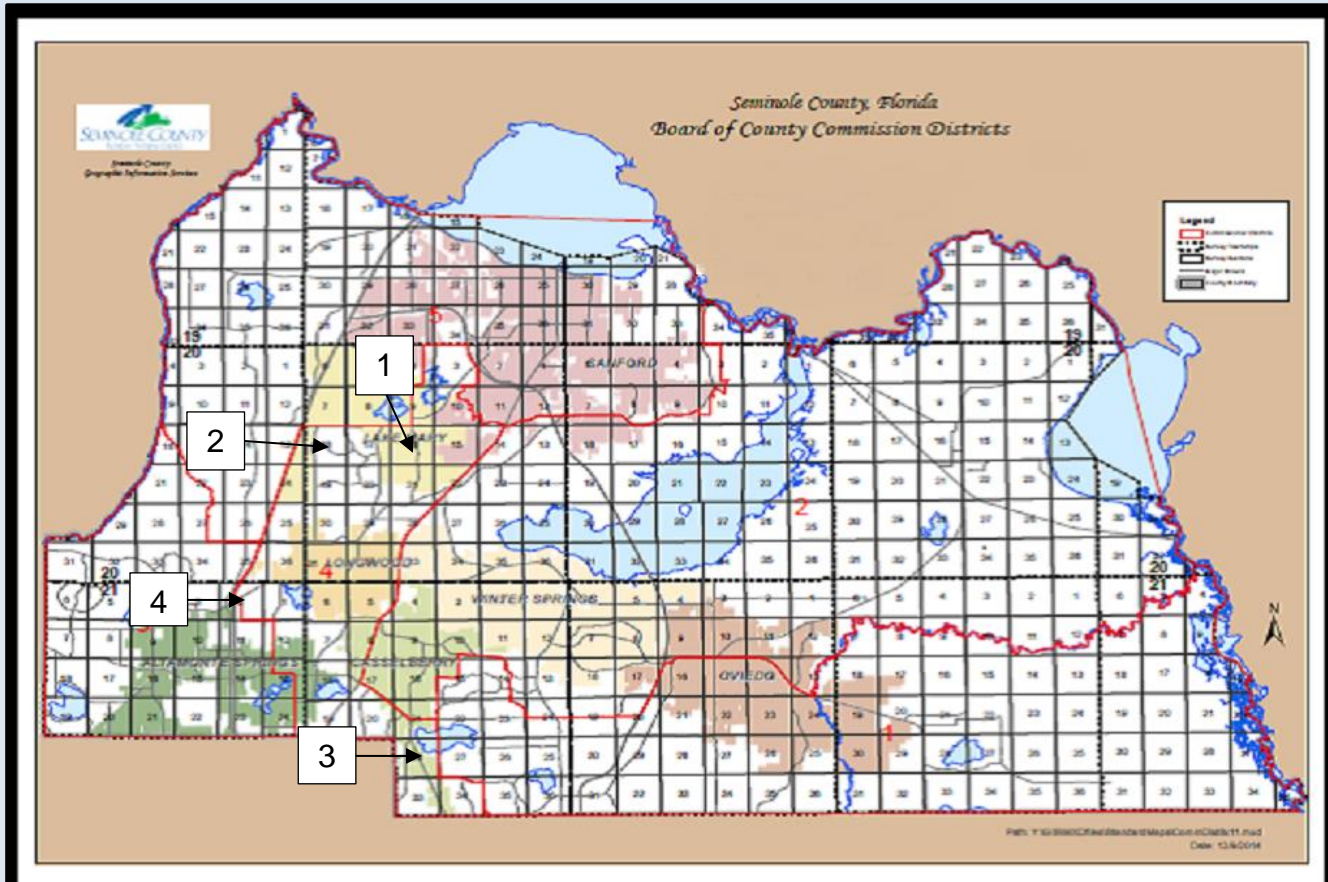
2. **FLOOR & DECOR FERN PARK SITE PLAN** – Proposed Site Plan to redevelop the existing vacant building into a multi-tenant shopping center anchored by Floor and Decor on 12.47 acres in the C-2 Zoning District; located southwest of State Road 436 and Fern Park Boulevard; Parcel I. D. # 17-21-30-300-025W-0000; (Tara Tedrow, Lowndes Law, Applicant, and Dustin Scaplo, Centerpoint Integrated Solutions, Consultant); (21-06000031); (Jeff Hopper, Project Manager) – *(October 20, 2021 DRC meeting)*

## **DRC PROJECTS STARTING CONSTRUCTION**

3. **JUVENILE ASSESSMENT CENTER SEMINOLE COUNTY SITE PLAN** – Site Plan for a 1 story building addition to the Juvenile Assessment Center on 71.59 acres in the City of Sanford on Seminole County owned property.

4. **NORTHRIDGE RESERVE FINAL ENGINEERING** – Final Engineering Plan for 6 single family lots on 3.42 acres in the R-1A zoning district.

# BOARD ITEMS



**Note:** Site locations are approximate

## PLANNING AND ZONING COMMISSION October 6, 2021

None for District 4

## BOARD OF COUNTY COMMISSIONERS October 12, 2021

Countywide items:

**COMPREHENSIVE PLAN TEXT AMENDMENT: INTRODUCTION ELEMENT AND PROPERTY RIGHTS ELEMENT** – Consider an Ordinance amending the text of the Introduction Element of the Seminole County Comprehensive Plan to revise the definition of Net Buildable Acres, and create a separate Property Rights Element of the Comprehensive Plan, in accordance with mandates set forth in Chapter 163 of the Florida Statutes (Seminole County Planning and Development, Applicant) Countywide (Dagmarie Segarra, Project Manager) – *The Property Rights Element portion of this request was transmitted to State and Regional review agencies and the Net Buildable Acres portion was continued to the November 9, 2021 BCC meeting.*

**BOARD OF COUNTY COMMISSIONERS – Continued**

**October 12, 2021**

Countywide items (Continued):

**LAND DEVELOPMENT CODE UPDATE WORK SESSION** – Work session to review proposed Land Development Code revisions related to missing middle housing strategies, parking garage screening and other issues. (Rebecca Hammock, Development Services Director)

1. **RELEASE OF MAINTENANCE BOND FOR KINDER CARE (AKA RAINBOW CHILD CARE)** – Authorize release of Maintenance Bond #1158163 in the amount of \$7,518.00 for public streets, curbs, and storm drains in relation to the Lake Mary Kinder Care; (Amy Labadie, Applicant) (Jeff Hopper, Project Manager) – *Approved*

**CODE ENFORCEMENT SPECIAL MAGISTRATE**

**October 14, 2021**

2. **265 DUBLIN DR** – Construction without the required permits. Tom Helle, Inspector. *Respondent requested an extension to the compliance date and requested that the fines accrued to-date be waived. Order entered extending compliance date to December 10, 2021 and waiving all accrued fines to-date.*

3. **728 LAKE HOWELL RD** – Construction without the required permits. Tom Helle, Inspector. *Order Finding Compliance and Imposing Fine/Lien entered reducing the fine from \$11,200.00 to the Administrative Costs of \$588.12 provided the reduced amount is paid within 30 days. If payment has not been received within the time specified, the fine will revert to the original amount of \$11,200.00 and be recorded as a lien.*

**BOARD OF ADJUSTMENT**

**October 25, 2021**

4. **1623 ORLANDO AVE** – Request for a side street (south) setback variance from twenty-five (25) feet to zero (0) feet for a fence in the R-1AA (Single Family Dwelling) district; BV2021-79 (Corey & Amber Askey, Applicants) (Angi Kealhofer, Project Manager)

**BOARD OF COUNTY COMMISSIONERS**

**October 26, 2021**

Countywide items:

**EAST LAKE MARY BLVD. SMALL AREA STUDY** – East Lake Mary Blvd. Small Area Study Final Findings Update. (David Nelson, Renaissance Planning) – *Additional changes were requested. The final study will be brought back for BCC acceptance at a future meeting*

**BOARD OF COUNTY COMMISSIONERS – Continued**  
**October 26, 2021**

Countywide items (Continued):

**SECOND AMENDMENT TO ROAD IMPACT FEE/ MOBILITY FEE INTERLOCAL AGREEMENT WITH LONGWOOD** – Second Amendment to Road Impact Fee/ Mobility Fee Interlocal Agreement between Seminole County and the City of Longwood (Rebecca Hammock, Development Services) –  
*Approved*

**CODE ENFORCEMENT BOARD**  
**October 28, 2021**

This meeting was cancelled.