



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

BUILDING DIVISION

Permits Issued	2,965
Inspections Performed	8,526
Certificates of Occupancy Issued	133

PLANNING AND DEVELOPMENT DIVISION

NEW APPLICATIONS RECEIVED	
Pre-Applications	10
Land Use Amendments	0
Land Use Amendments & Rezones	0
Land Use Amendments & PD Rezones	0
Rezones	0
PD Rezones	2
Small Site Plans	3
Site Plans	3
Subdivision – PSP	2
Subdivision – Engineering	0
Subdivision – Final Plats	0
Minor Plat	0
Land Split	0
Vacates	0
Variances	11
Special Exceptions	0
Special Events, Arbor, Minor Amendments (Misc.)	9
New Code Enforcement Cases Opened	0

Kudos from our Customers

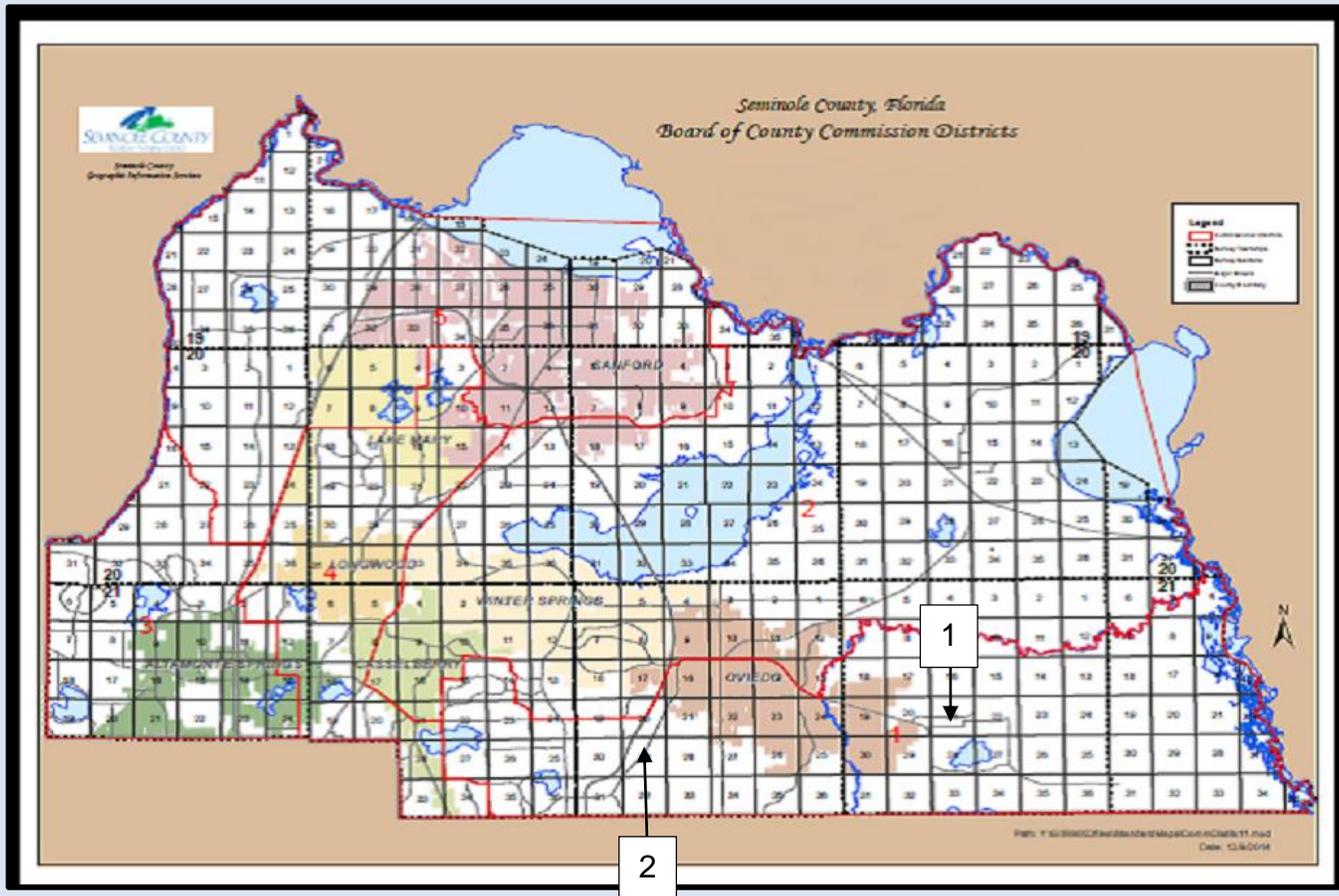
To Brittany Barker – *“Very often people only send emails when they want to complain about someone or the system in general. I would like to let you know that I recently had a very positive experience dealing with Brittany. She is extremely helpful, friendly, and very knowledgeable and made me feel like my project mattered and wasn’t just floating around lost in the system. Brittany was a pleasure to work with and should be congratulated on her great customer service skills”.* – Steve, CW Hayes Construction

To Manny Cheatham – *“I want to say that during my time in the Building Division, Manny helped me with the process and was very helpful and courteous. Please give him my thanks again”.* – Jeff, CPH Corp.

DISTRICT ONE DECEMBER 2020 DEVELOPMENT SERVICES PROJECTS



DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



Note: Site locations are approximate

DRC / PRE-APPLICATIONS

1. **CR 419 (LOTS 1-5 & 6-10) PRE-APPLICATION** – Proposed Rezone, Land Use Amendment, and Site Plan for a retail commercial building with parking and a pond on 1.66 acres in the R-1 Zoning District; located on the southeast corner of CR 419 and E 11th Street; Parcel I. D. # 21-21-32-5CF-9000-0060; (Krist Nikollaj, Two Headed Eagle, Inc., Applicant, and Dave Schmitt, Dave Schmitt Engineering, Inc., Consultant); (20-80000098); (Joy Giles, Project Manager). (December 2, 2020 DRC meeting)

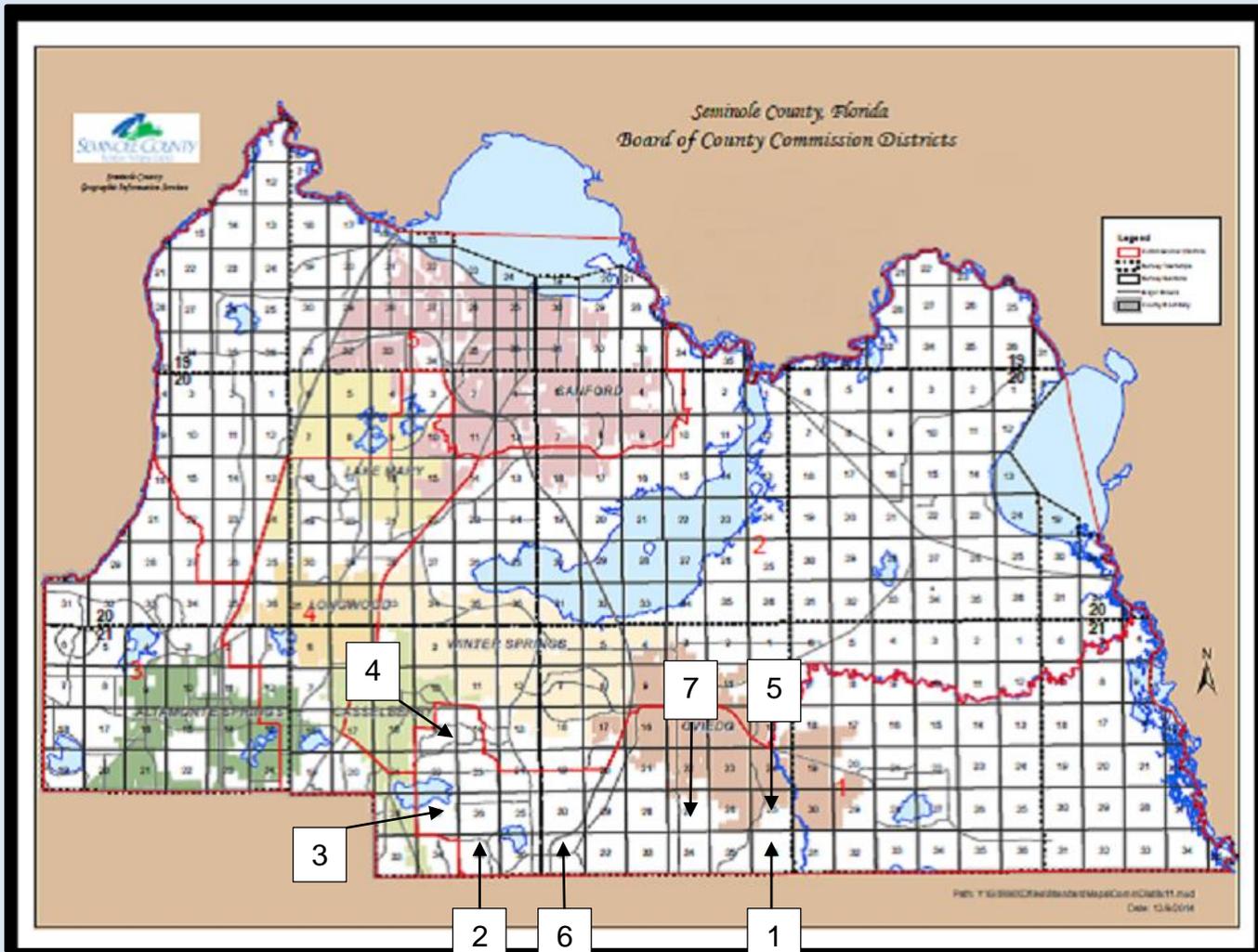
DRC / PRE-APPLICATIONS – Continued

2. **GREEN PLANET LANDSCAPE REZONE PRE-APPLICATION** – Proposed Rezone for a nursery, landscape, and irrigation business on 3.76 acres in the A-1 Zoning District; located at the west end of Connection Point, east of S SR 417; Parcel I. D. # 29-21-31-300-0070-0000; (Bruce Hage, Green Planet Landscape Contractors, LLC, Applicant); (20-80000101); (Joy Giles, Project Manager). (*Comments Only – December 2, 2020 DRC meeting*)

PROJECTS STARTING CONSTRUCTION

None for District 1

BOARD ITEMS



Note: Site locations are approximate

PLANNING AND ZONING COMMISSION December 2, 2020

Countywide items:

MOBILITY FEES LAND DEVELOPMENT CODE AMENDMENT – Consider an Ordinance amending Chapter 120 (Road Impact Fees) of the Seminole County Land Development Code to revise and refine the regulations to replace Road Impact Fees with Mobility Fees; Countywide; (Bill Wharton, Project Manager) – *Continued to the January 6, 2021 Planning and Zoning meeting*

PLANNING AND ZONING COMMISSION (Continued)

December 2, 2020

Countywide items (Continued):

COUNTY NATURAL LANDS CORRECTIVE SMALL SCALE FUTURE LAND USE MAP AMENDMENT AND REZONE

– Consider a Small Scale Future Land Use Map Amendment from Low Density Residential (LDR) and Rural-5 (R5) to Preservation/Managed Lands (PML) on three parcels totaling approximately 8 acres located in the Lake Harney Wilderness Area and Overlook Park as part of the overall County owned and maintained Natural Lands areas Rezone; and consider a Rezone from A-1 (Agriculture), A-5 (Rural), A-10 (Rural), C-2 (Retail Commercial), PD (Planned Development), M-1 (Industrial), M-1A (Very Light Industrial), PLI (Public Lands and Institutions), and R-1 (Single Family Dwelling) to PLI (Public Lands and Institutions) for the County owned and maintained Natural Lands areas to remove inconsistent zoning classifications and existing development entitlements and limit the allowed uses on the properties to public parks, parkways, and reserves, on approximately 7,540 total acres; (Z2020-28/09.20SS.04) (Richard Durr, Seminole County Leisure Services, Applicant) Countywide (**Danalee Petyk, Project Manager**) – *Recommended for Approval*

1. **RED EMBER ESTATES PD MAJOR AMENDMENT AND REZONE** – Consider a PD Major Amendment and Rezone from A-1 (Agriculture) and PD (Planned Development) to PD (Planned Development) for a single family residential subdivision on 50.49 acres, located on the east side of Old Lockwood Road, ½ mile south of Lockwood Boulevard; (Z2020-31) (Raymond Harrison, Applicant) (Danalee Petyk, Project Manager) – *Recommended for Approval*

CODE ENFORCEMENT BOARD

December 3, 2020

The meeting was cancelled due to the Tolling of Code Enforcement Action under the COVID-19 Local State of Emergency Declaration.

BOARD OF ADJUSTMENT

December 7, 2020

2. **7442 E. ANTIETAM CT** – Request for a rear yard setback variance from thirty (30) feet to eight (8) feet for an addition in the R-1 (Single Family Dwelling) district; BV2020-95 (Jerry Hamm, Applicant) (Angi Kealhofer, Project Manager) – *Approved*

3. **3030 MOORE DR** – Request for a side yard (south) setback variance from ten (10) feet to two (2) feet for a shed in the R-1AA (Single Family Dwelling) district; BV2020-97 (Steven and Lynn Berger, Applicants) (Angi Kealhofer, Project Manager) – *Approved*

4. **507 DEW DROP CV** – Request for a side street (south) setback variance from twenty (20) feet to zero (0) feet for a privacy fence in the PD (Planned Development) district; BV2020-96 (Christopher Clough, Applicant) (Hilary Padin, Project Manager) – *Approved*

5. **2641 ESTUARY LP** – Request for a side street (west) setback variance from fifteen (15) feet to three (3) feet for a privacy fence in the PD (Planned Development) district; BV2020-98 (Karuppuswamy Karuppaiya and Sivapriya Baskaran, Applicants) (Hilary Padin, Project Manager) – *Denied*

BOARD OF ADJUSTMENT – Continued
December 7, 2020

6. **3370 PET COUNTRY CT** – Request for a height variance for a pole sign from fifteen (15) feet to twenty and one-half (20.5) feet in the A-1 (Agriculture) district; BV2020-104 (Aloma Jancy Animal Hospital, Applicant) (Hilary Padin, Project Manager) – *Approved*

7. **208 BURNESED PL** – Request for a rear yard setback variance from fifteen (15) feet to ten (10) feet for a screen room addition in the PD (Planned Development) district; BV2020-106 (Jolanta Witek, Applicant) (Hilary Padin, Project Manager) – *Approved*

BOARD OF COUNTY COMMISSIONERS
December 8, 2020

None for District 1

CODE ENFORCEMENT SPECIAL MAGISTRATE

No meeting in December