



**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

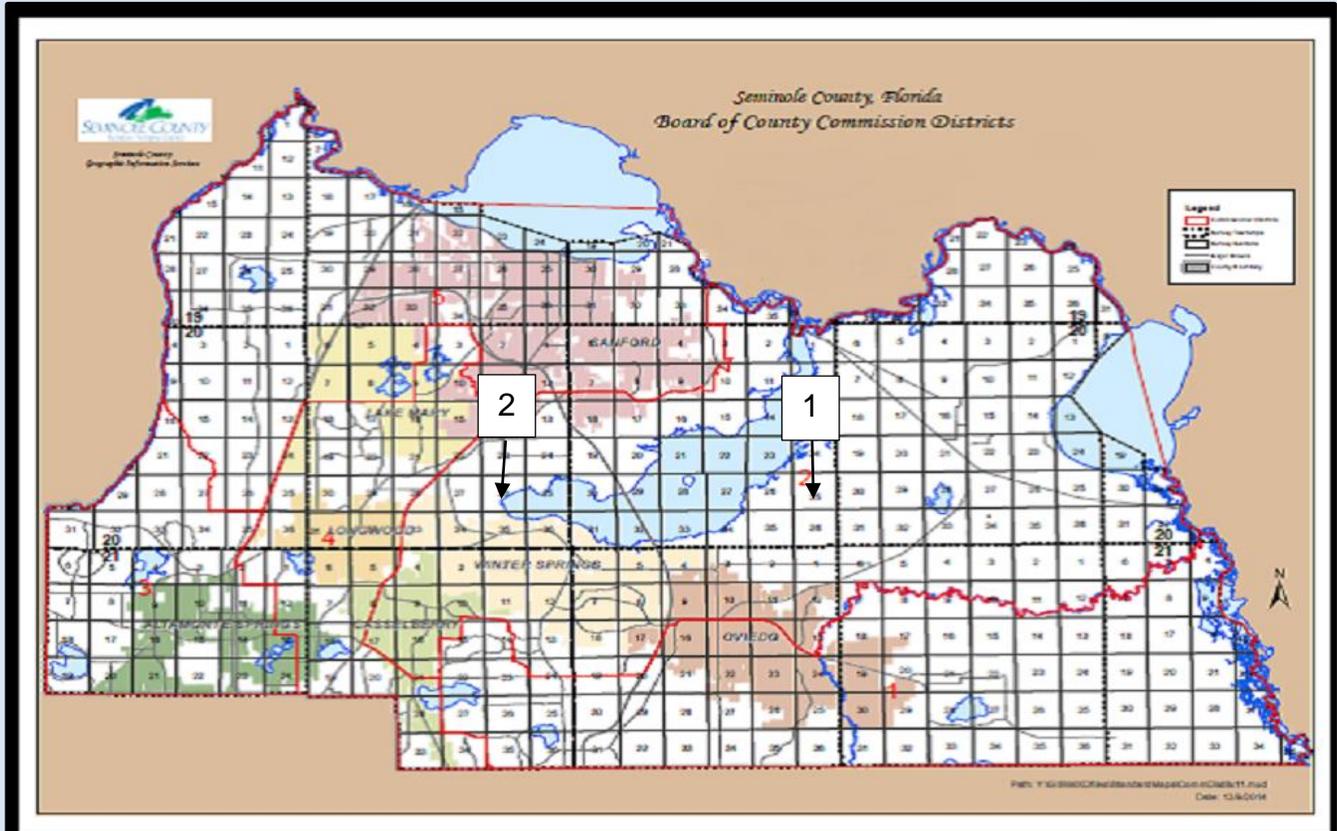
To Brittany Barker – *“Very often people only send emails when they want to complain about someone or the system in general. I would like to let you know that I recently had a very positive experience dealing with Brittany. She is extremely helpful, friendly, and very knowledgeable and made me feel like 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 TWO DECEMBER 2020 DEVELOPMENT SERVICES PROJECTS



DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



Note: Site locations are approximate

DRC / PRE-APPLICATIONS

- ST MARY & ARCHANGEL MICHAEL COPTIC ORTHODOX CHURCH PRE-APPLICATION** – Proposed Site Plan to add 5 buildings with parking and a soccer field to the existing church development on 11.02 acres in the A-5 Zoning District; located on the north side of N CR 426, east of Van Arsdale Street; Parcel I. D. # 25-20-31-5NA-0000-435A; (Fr. Aaron Hanna, St. Mary & Archangel Michael Coptic Orthodox Church, Applicant, and Hazeem Ibrahim, St. Mary & Archangel Michael Coptic Orthodox Church, Consultant); (20-80000096); (Joy Giles, Project Manager). (December 2, 2020 DRC meeting)

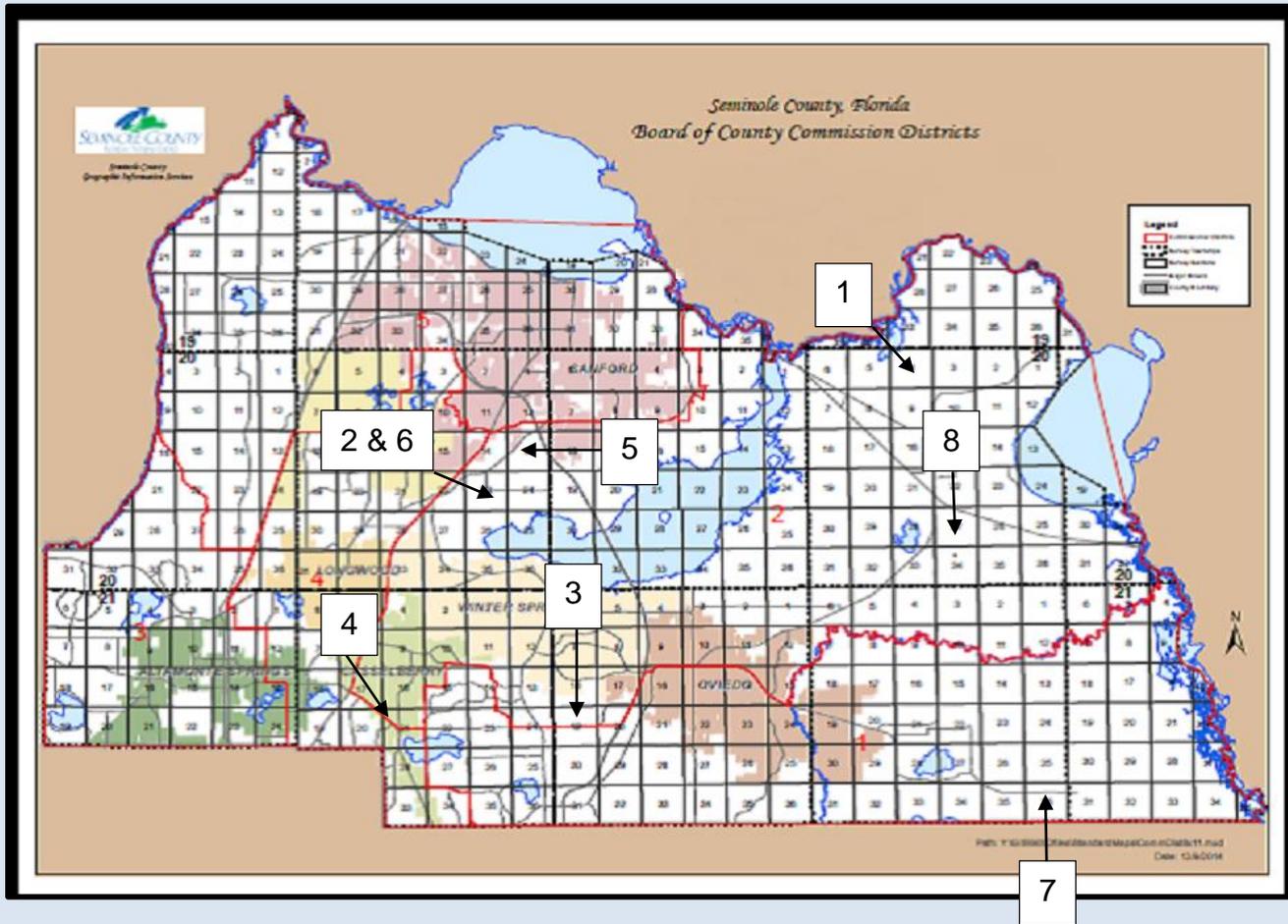
DRC / PRE-APPLICATIONS – Continued

2. **OK CARZ LONGWOOD PRE-APPLICATION** – Proposed Site Plan for a used car lot on 0.81 acres in the C-2 Zoning District; located southeast of E SR 46 and S US Highway 17-92; Parcel I. D. # 26-20-30-5AR-0D00-0170; (Sarah Case, ECON, Applicant); (20-80000102); (Joy Giles, Project Manager). *(December 9, 2020 DRC meeting)*

DRC PROJECTS STARTING CONSTRUCTION

None for District 2

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*

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*

PLANNING AND ZONING COMMISSION – Continued

December 2, 2020

1. **CHAUDOIN'S ESTATE PRELIMINARY SUBDIVISION PLAN** – Approve the Preliminary Subdivision Plan for the Chaudoin's Estate subdivision containing one (1) lot on 6.12 acres zoned A-5 (Rural 5), located one mile north of E. Osceola Road; (Kim Chaudoin, Applicant) (Matt Davidson, Project Manager) – *Approved*

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. **4844 CLIVEDEN LP** – Request for a rear yard setback variance from fifteen (15) feet to six (6) feet for an addition in the PD (Planned Development) district; BV2020-93 (Douglas and Kristen Long, Applicants) (Angi Kealhofer, Project Manager) – *Approved*
3. **1303 ORTEGA ST** – Request for a side street (west) setback variance from twenty (20) feet to zero (0) feet for a privacy fence in the PD (Planned Development) district; BV2020-101 (Travis Collins, Applicant) (Angi Kealhofer, Project Manager) – *Approved*
4. **208 YARMOUTH RD** – Request for a rear yard setback variance from thirty (30) feet to twenty (20) feet for an addition in the R-1A (Single Family Dwelling) district; BV2020-103 (Michael and Devon Yates, Applicants) (Angi Kealhofer, Project Manager) – *Approved*
5. **943 CANARY LAKE CT** – Request for: (1) a side yard (west) setback variance from seven and one-half (7.5) feet to two (2) feet; and (2) a rear yard setback variance from ten (10) feet to six and one-half (6.5) feet for an accessory structure in the R-1A (Single Family Dwelling) district; BV2020-94 (Iran and Annette Dalarmi, Applicants) (Hilary Padin, Project Manager) – *Approved*

BOARD OF COUNTY COMMISSIONERS

December 8, 2020

6. **RELEASE OF PERFORMANCE BOND FOR CADENCE PARK F.K.A. EVERGREEN** – Authorize release of Performance Bond #CMS0339730 for water and sewer facilities, in the amount of \$26,635.37 for Cadence Park f.k.a. Evergreen; (M/I Homes of Orlando, LLC, Applicant) (Danalee Petyk, Project Manager) – *Approved*

BOARD OF COUNTY COMMISSIONERS – Continued
December 8, 2020

7. **BOARD OF ADJUSTMENT APPEAL** – Appeal of the Board of Adjustment decision to deny the request for a minimum lot size variance from 5 acres to 2.47 acres in the A-5 (Rural Zoning Classification) district, and more particularly known as 2391 Pandora Lane; (Patton and Jacquelyn Wasson, Applicant) (Angi Kealhofer, Project Manager) – *The BCC overturned the decision of the Board of Adjustment and approved the variance request*

8. **GENEVA SKI LAKE SUBDIVISION DEVELOPMENT ORDER APPEAL** – Appeal the Development Services Director decision to approve the Development Order for the Geneva Ski Lake Subdivision, located on the east side of County Road 426; (Richard Creedon for Geneva Citizens Association and Katrina Shadix for Bear Warriors United, Appellants) (Danalee Petyk, Project Manager) – *The BCC overturned the decision by the Development Services Director and denied the Development Order*

CODE ENFORCEMENT SPECIAL MAGISTRATE

No meeting in December