



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

BUILDING DIVISION

Permits Issued	1,884
Inspections Performed	6,087
Certificates of Occupancy Issued	59

DEVELOPMENT REVIEW ENGINEERING DIVISION

Flood Plain Reviews	8
Inspections Performed	238

PLANNING AND DEVELOPMENT DIVISION

NEW APPLICATIONS RECEIVED	
Pre-Applications	9
Land Use Amendments	0
Rezones	0
PD Rezones	2
Small Site Plans	8
Site Plans	0
Subdivision – PSP	2
Subdivision – Engineering	0
Subdivision – Plats	1
Minor Plat	0
Land Split	2
Vacates	1
Variances	4
Special Exceptions	1
Special Events, Arbor, Minor Amendments	3
New Code Enforcement Cases Opened	21

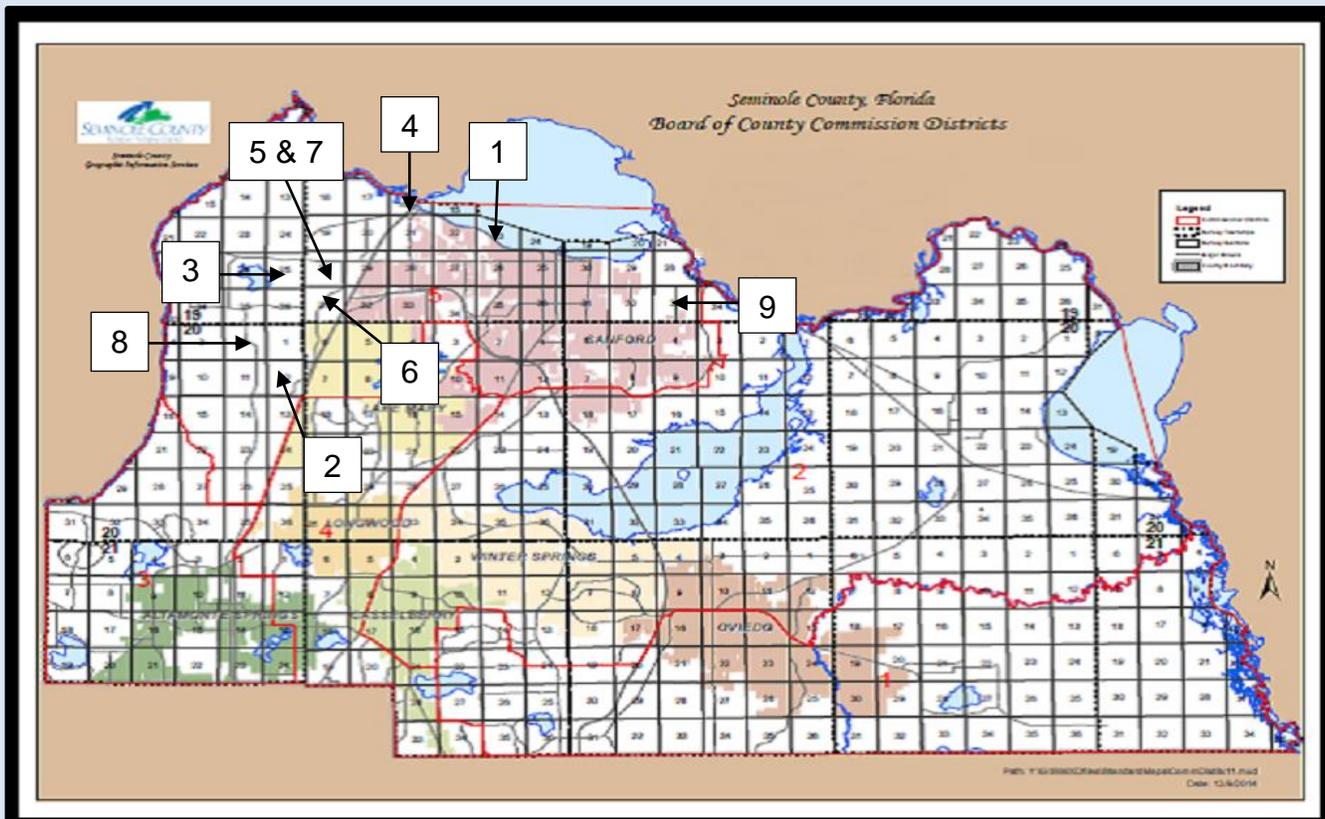
Kudos from our Customers

“Amie Brown is a delight to work with as she is knowledgeable and dedicated to getting things done right” – *Anonymous Customer*

**DISTRICT FIVE
JANUARY 2020
DEVELOPMENT SERVICES
PROJECTS**



**DRC / PRE-APPLICATIONS AND
PROJECTS STARTING CONSTRUCTION**



Note: Site locations are approximate

- 1. W SEMINOLE BLVD (LOT 14) PRE-APPLICATION** – Proposed Rezone for a multi-use development on 4.96 acres in the C-1 and R-1A zoning districts; located on the south side of U.S. Highway 17-92 at Lake Monroe, north of Oak Drive; Parcel I. D. # 23-19-30-501-0000-0140; (Michael Towers, Triple B Acquisitions, LLC, Applicant); (19-80000121); (Danalee Petyk, Project Manager). *(Comments Only – January 15, 2020 DRC meeting)*
- 2. ESTATES AT HEATHROW ATHLETIC CLUB SITE IMPROVEMENTS PRE-APPLICATION** – Proposed Site Plan for site improvements at an existing athletic club on 20.22 acres in the Heathrow DRI PD zoning district; located northwest of W. Lake Mary Boulevard and Tournament Drive; Parcel I. D. # 12-20-29-300-0140-0000; (Ryan Fahler, Concert Heathrow, LLC, Applicant, and Michael White, R. Michael White Architect, Consultant); (20-80000003); (Matt Davidson, Project Manager). *(Comments Only – January 22, 2020 DRC meeting)*

DRC / PRE-APPLICATIONS – Continued

3. **SR 46/ORANGE BLVD MIXED-USE DEVELOPMENT PRE-APPLICATION** – Proposed Land Use Amendment from LDR to COM, Rezone from A-1 to C-1, Site Plan and Special Exception for mixed use development on 7.77 acres; located southwest of the W. S.R. 46 and Orange Boulevard intersection; Parcel I. D. # 25-19-29-300-006A-0000; (Chuck Whittall, Unicorp National Developments, Applicant; and Jennifer Stickler, Kimley-Horn and Associates, Consultant); (20-80000005); (Danalee Petyk, Project Manager). *(January 29, 2020 DRC meeting)*

PROJECTS STARTING CONSTRUCTION

4. **TESORO TOWNHOMES FINAL ENGINEERING** – Final Engineering Plan for 53 townhome lots on 7.83 acres in the Tesoro Townhomes PD zoning district.

5. **LIGONIER MINISTRIES STUDENT HOUSING SITE PLAN** – Site Plan for Student Housing on 7.12 acres in the Ligonier PD zoning district.

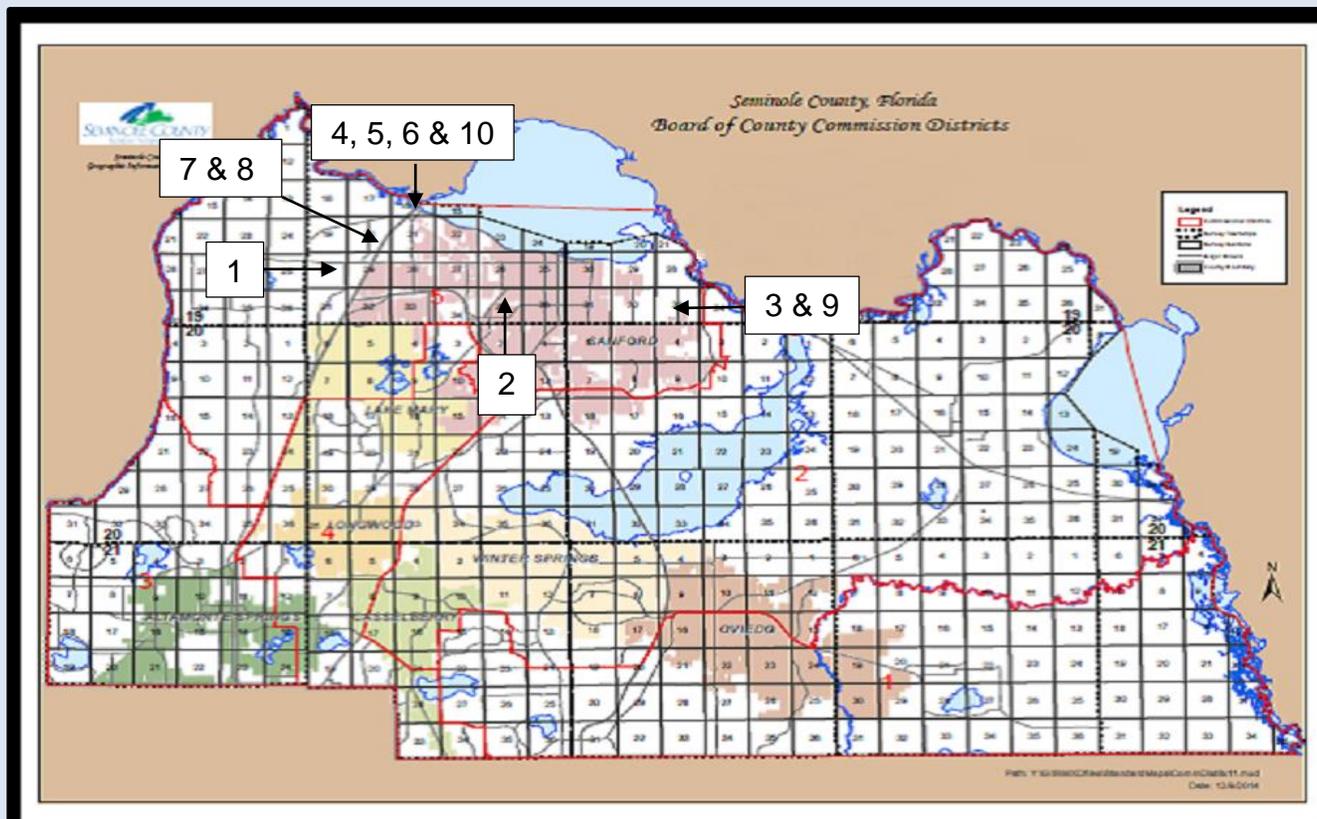
6. **TOWNPARK COMMONS ROADWAY IMPROVEMENTS SITE PLAN** – Site Plan for roadway improvements for Townpark Commons located in the Piedmont Townpark PD zoning District.

7. **HEARTLAND DENTAL AT LAKE FOREST SITE PLAN** – Site Plan for a dental office on 0.70 acres in the SR 46 PUD PD Zoning District.

8. **CRESTWOOD AT LAKE MARIETTA (FKA CRESTWOOD ESTATES) FINAL ENGINEERING** – Final Engineering Plan for 20 single family residential lots on 21.36 acres in the Crestwood Estates PD zoning district.

9. **LOOKING GLASS PLACE SMALL SITE PLAN** – Small Site Plan for lot grading on 0.31 acres in the Cameron Heights PD zoning district.

BOARD ITEMS



Note: Site locations are approximate

PLANNING AND ZONING COMMISSION January 8, 2020

1. **I.P OFFICE PD REZONE** – Consider a Rezone from A-1 (Agriculture) to PD (Planned Development) on 0.46 acres, for general and medical office uses; located on the east side of International Parkway, ¼ mile south of Wayside Drive; (Z2019-054) (International Pkwy Sanford, LLC., Applicant) (Joy Giles, Project Manager) – *Recommended for Approval*

CODE ENFORCEMENT SPECIAL MAGISTRATE January 9, 2020

The meeting was canceled due to the fact that the Special Magistrate was ill.

BOARD OF COUNTY COMMISSIONERS

January 14, 2020

2. **NUISANCE DETERMINATION REQUEST** – Issue a determination that the unoccupied structure located at 2614 Country Club Road, Sanford, is a Public Nuisance and authorize the Building Official to: (1) serve Notice of this determination, pursuant to Sections 168.5 and 168.6, Seminole County Code; and (2) set a date for a "Show-Cause" public hearing, as prescribed in Sections 168.5-168.7, Seminole County Code. (Liz Parkhurst, Project Manager)

3. **RIVERSIDE RESERVE (FKA CAMERON HEIGHTS VILLAGE C) FINAL PLAT** – Approve the plat for the Riverside Reserve (FKA Cameron Heights Village C) subdivision containing seventy-six (76) lots on 19.77 acres zoned PD (Planned Development), located on the west side of N. Beardall Avenue, south of Hughey Street; (Allen and Company, Applicant) (Matt Davidson, Project Manager) – *Approved*

4. **RELEASE OF MAINTENANCE BONDS FOR RETREAT AT OREGON SUBDIVISION** – Authorize release of the Private Road Maintenance Bond #SUR0035937 in the amount of \$83,281.43 and the Right-of-Way Utilization Maintenance Bond #SUR0035936 in the amount of \$11,817.88 for the Retreat at Oregon subdivision; (M/I Homes of Orlando, LLC, Applicant) (Matt Davidson, Project Manager) – *Approved*

5. **N. OREGON STREET RIGHT-OF-WAY VACATE** – Adopt the Resolution vacating and abandoning an uncut portion of the public right-of-way known as N. Oregon Street, as recorded in Plat Book 1, Pages 127 and 128, in the Public Records of Seminole County, Florida, for property located near the intersection of N. Oregon Street and Ohio Avenue, Sanford, Florida; (Tom Stiffey, Applicant) (Danalee Petyk, Project Manager) – *This item was continued to the January 28, 2020 BCC meeting*

CODE ENFORCEMENT BOARD

January 23, 2020

6. **5266 MICHIGAN AVE** – 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. Joann Tamulonis, Code Enforcement Officer. *Order Finding Compliance entered, imposing a fine on a Repeat Violation in the amount of \$5,950.00.*

7. **GILBERT ST** – 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. Vincent Bavaro, Code Enforcement Officer. *Order Finding Compliance entered waiving all accrued fines. The property was in compliance at the time of the hearing.*

BOARD OF ADJUSTMENT

January 27, 2020

8. **1181 AMANDA KAY CIR** – Request for a rear yard setback variance from twenty-five (25) feet to eleven and one-half (11½) feet for a screen room in the R-AH (Affordable Housing Dwelling Subdivision Standards) district; BV2019-100 (Travis Bowlby, Applicant) (Angi Kealhofer, Project Manager) – *Approved*

BOARD OF COUNTY COMMISSIONERS
January 28, 2020

9. **RELEASE OF PERFORMANCE BOND FOR DANUS UTILITIES ROW UTILIZATION** – Authorize release of Performance Bond # 54-219221 in the amount of \$43,817.40 for road, streets, and drainage improvements related to the Danus Utilities site on N. Beardall Avenue; (McKee Construction Company, Inc., Applicant) (Matt Davidson, Project Manager) – *Approved*
10. **N. OREGON STREET RIGHT-OF-WAY VACATE** – Adopt the Resolution vacating and abandoning an uncut portion of the public right-of-way known as N. Oregon Street, as recorded in Plat Book 1, Pages 127 and 128, in the Public Records of Seminole County, Florida, for property located near the intersection of N. Oregon Street and Ohio Avenue, Sanford, Florida; (Tom Stiffey, Applicant) (Danalee Petyk, Project Manager) – *This item was continued to the February 25, 2020 BCC meeting*