



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

BUILDING DIVISION

Permits Issued	3,233
Inspections Performed	8,277
Certificates of Occupancy Issued	91

PLANNING AND DEVELOPMENT DIVISION

NEW APPLICATIONS RECEIVED	
Pre-Applications	13
Land Use Amendments	0
Land Use Amendments & Rezones	0
Land Use Amendments & PD Rezones	0
Rezones	1
PD Rezones	0
Small Site Plans	4
Site Plans	4
Subdivision – PSP	2
Subdivision – Engineering	1
Subdivision – Final Plats	0
Minor Plat	0
Land Split	4
Vacates	2
Variances	13
Special Exceptions	3
Special Events, Arbor, Minor Amendments (Misc.)	4
New Code Enforcement Cases Opened	6

Kudos from our Customers

To Amie Brown – *“The interaction was through a Zoom training meeting. The instructions and the meeting structure was well prepared and presented. Thank you.” – Contractor*

To Brittany Barker and Permitting Team – *“Brittany and her team were very kind, almost holding my hand, over the course of two visits, to make sure I had everything I needed to pass inspection. Their willingness to get to the bottom of it did not go unnoticed and was appreciated.” – Lance, Seminole County homeowner*

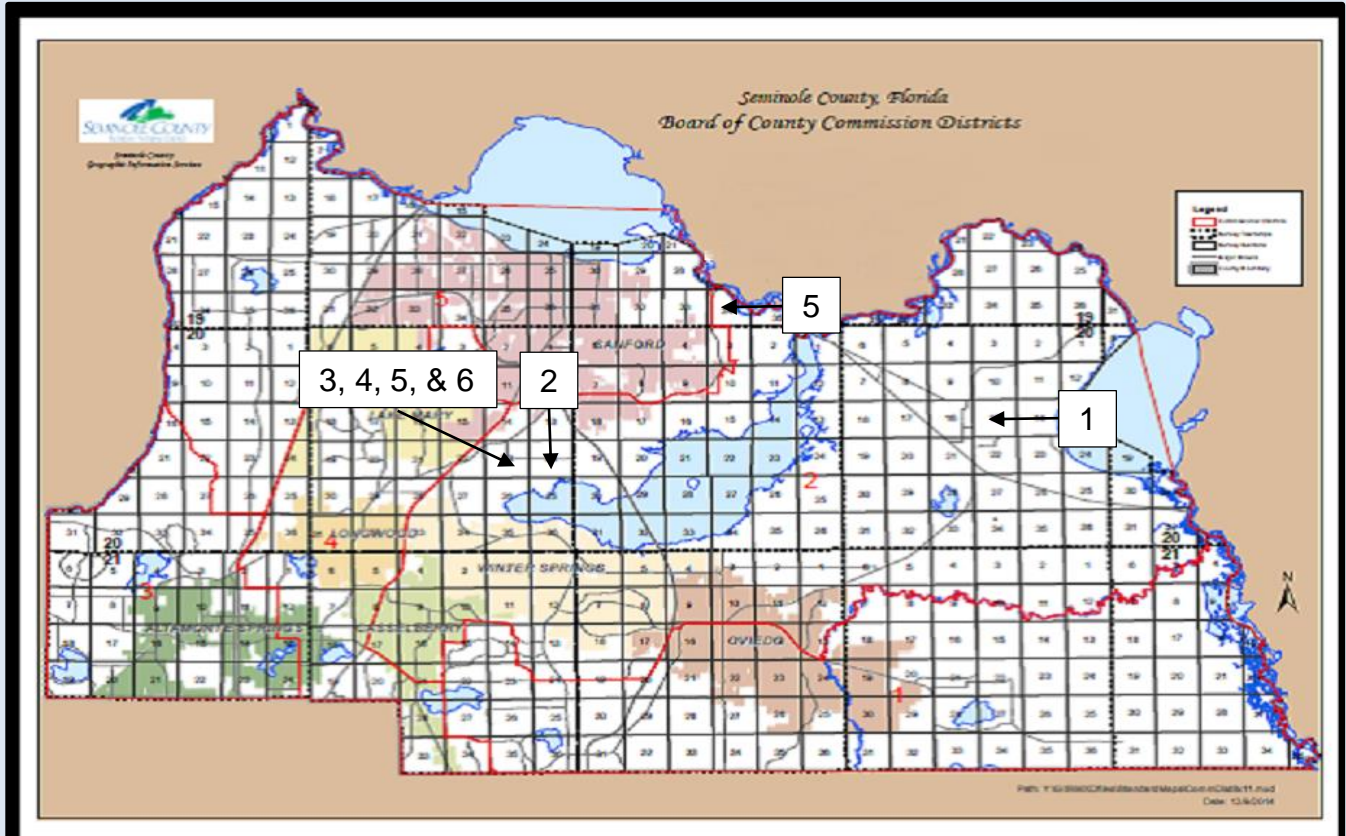
To Liz Parkhurst – *“I cannot believe the amazing quick response. Unbelievable service. Thank you.” – Trevor, Control Micro Systems*

To Annie Sillaway – *“Thank you for the professional, friendly and prompt service.” – Design Professional*

DISTRICT TWO APRIL 2021 DEVELOPMENT SERVICES PROJECTS



DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



Note: Site locations are approximate

DRC / PRE-APPLICATIONS

- 1. RYDER RESERVE RURAL PRELIMINARY SUBDIVISION PLAN** – Proposed Rural Preliminary Subdivision Plan for 4 single family residential lots on 23.07 acres in the A-5 Zoning District; located northeast of Lake Geneva Road and Coffee Trail; Parcel I. D. # 15-20-32-300-0270-0000; (Dustin Holloway, H&H Consultants, Applicant); (21-55100001); (Annie Sillaway, Project Manager) – *(Comments Only – April 7, 2021 DRC meeting)*
- 2. MYRTLE ESTATES LARGE SCALE FUTURE LAND USE AMENDMENT & PD REZONE AND MASTER DEVELOPMENT PLAN** – Proposed Large Scale Future Land Use Amendment from Suburban Estates to Planned Development and Master Development Plan for a single family residential development on 19.59 acres in the A-1 Zoning District; located northwest of S Sanford Avenue and Myrtle Street; Parcel I. D. # 24-20-30-300-001A-0000++; (Zach Miller, NSP Holdings, LLC, Applicant, and Kim Fischer, Cycorp Engineering, Inc., Consultant); (21-20500013); (Joy Giles, Project Manager) – *(April 14, 2021 DRC meeting)*

DRC / PRE-APPLICATIONS – Continued

3. **HIDDEN OAKS PRESERVE (FKA HIDDEN OAKS SUBDIVISION) FINAL ENGINEERING** – Proposed Final Engineering Plan for an 88 lot single family residential Subdivision on 26.71 acres in The Hidden Oaks PD Zoning District; located on the east side of South Lane and Sunnyside Avenue; Parcel I. D. # 23-20-30-300-030A-0000++; (Craig Rouhier Jr., Troon Development, LLC, Applicant, and David Glunt, Spruce Creek Civil Engineering, Inc., Consultant); (20-55200007); (Joy Giles, Project Manager) – *(April 14, 2021 DRC meeting)*

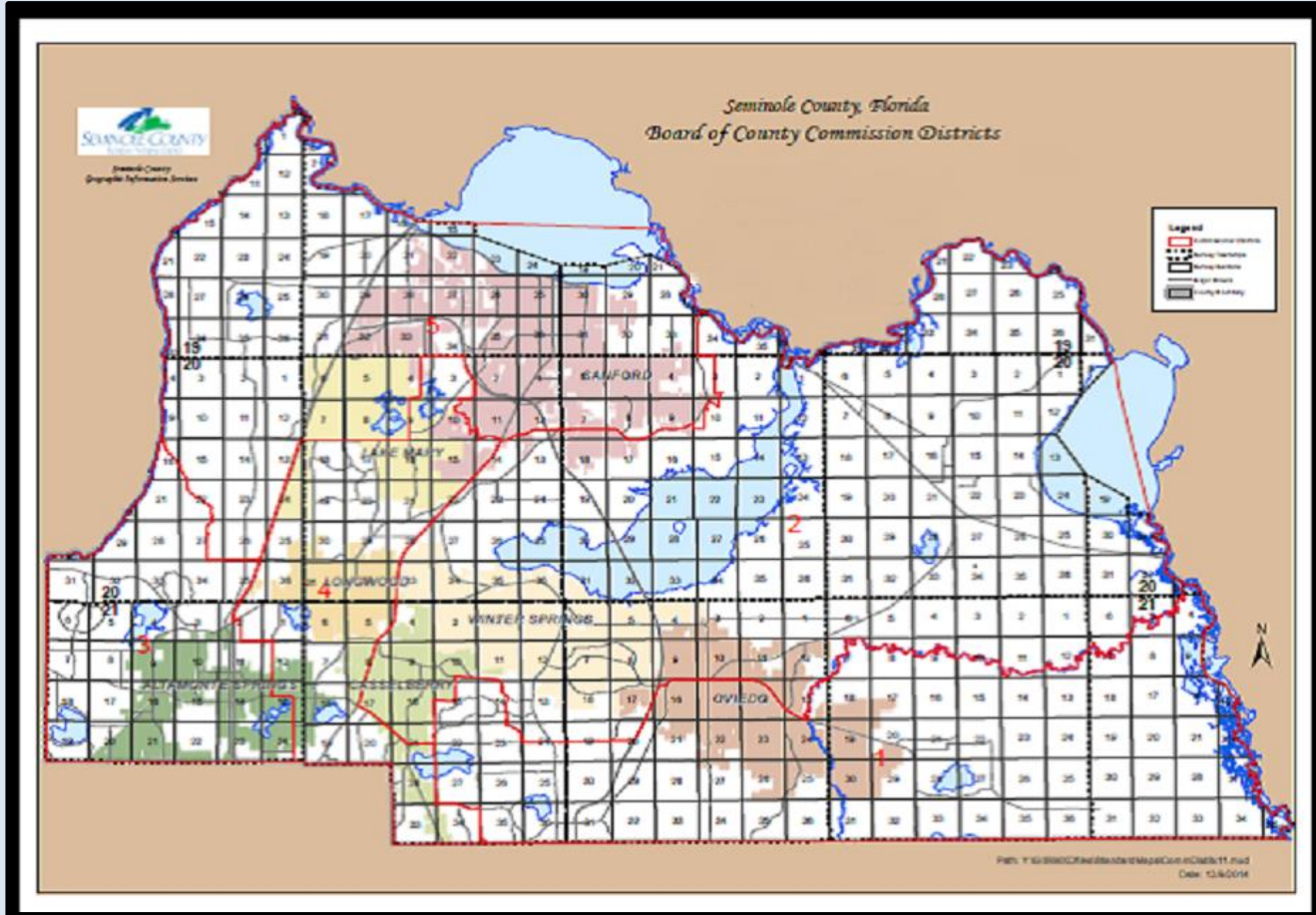
4. **MECCA HAMMOCK COMMUNICATION TOWER SPECIAL EXCEPTION** – Request for a Special Exception to construct a communication tower on 29.98 acres in the A-1 Zoning District; located on Tortuga Trail, southwest of Myrtle Street and Sanford Avenue; Parcel I. D. # 23-20-30-5AQ-0000-131A; (Jennifer Artopoulos Rudolph, Applicant, and Mike Burkhead, Gulfstream Towers, LLC, Consultant); (21-32000001); (Kathy Hammel, Project Manager) – *(April 14, 2021 DRC meeting)*

5. **RIVER'S EDGE PRELIMINARY SUBDIVISION PLAN AND PD FINAL DEVELOPMENT PLAN** – Proposed Preliminary Subdivision Plan and PD Final Development Plan for a 63 lot single family residential development on 134.70 acres in the A-1 and Rivers Edge Preserve PD Zoning Districts; located northeast of East State Road 46 and E Lake Mary Boulevard; Parcel I. D. # 34-19-31-300-006A-0000+++; (Sami El-Behiri, American Development & Construction, Applicant, and Kim Fischer, Cycorp Engineering, Consultant); (21-55100004 & 21-20500014); (Joy Giles, Project Manager) – *(Comments Only – April 28, 2021 DRC meeting)*

DRC PROJECTS STARTING CONSTRUCTION

6. **THE ARK INSTITUTE SITE PLAN** – Site Plan for a daycare / kindergarten on 0.91 acres in the A-1 zoning district.

BOARD ITEMS



Note: Site locations are approximate

PLANNING AND ZONING COMMISSION April 7, 2021

Countywide item:

SHORELINE PROTECTION ORDINANCE LAND DEVELOPMENT CODE AMENDMENTS – Consider an Ordinance amending Chapter 70 (Dredge and Filling) and adding a new Chapter 71 (Seminole County Shoreline Protection Ordinance) to the Seminole County Land Development Code to provide regulations for shoreline alterations and management of aquatic plants in waterbodies in Seminole County; Countywide (Kim Ornberg, Division Manager) – *Recommended for Approval*

CODE ENFORCEMENT SPECIAL MAGISTRATE April 8, 2021

The meeting was cancelled as there were no cases to be heard.

BOARD OF COUNTY COMMISSIONERS

April 13, 2021

None for District 2

CODE ENFORCEMENT BOARD

April 22, 2021

None for District 2

BOARD OF ADJUSTMENT

April 26, 2021

Countrywide item:

PLANNING MANAGER APPEAL – Appeal of the Planning Manager’s decision to allow open space to be traversed for maintenance purposes; (Perry Demetriades, Appellant) Countywide (Mary Moskowitz, Planning Manager) – *This item was withdrawn by the Appellant*

BOARD OF COUNTY COMMISSIONERS

April 27, 2021

Countrywide items:

AMENDMENTS TO CHAPTER 40, SEMINOLE COUNTY CODE OF ORDINANCES – Consider an Ordinance amending Chapter 40 of the Seminole County Code of Ordinances to update administrative provisions of the Building Code to be consistent with Florida Statutes; and also, to revise street sign requirements for new development to facilitate E911 response; Countywide (Jeff Hopper, Project Manager) – *Approved*

SHORELINE PROTECTION ORDINANCE LAND DEVELOPMENT CODE AMENDMENTS – Consider an Ordinance amending Chapter 70 (Dredge and Filling) and adding a new Chapter 71 (Seminole County Shoreline Protection Ordinance) to the Seminole County Land Development Code to provide regulations for shoreline alterations and management of aquatic plants in waterbodies in Seminole County; Countywide (Jean Jreij, Project Manager) – *Approved*