



**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

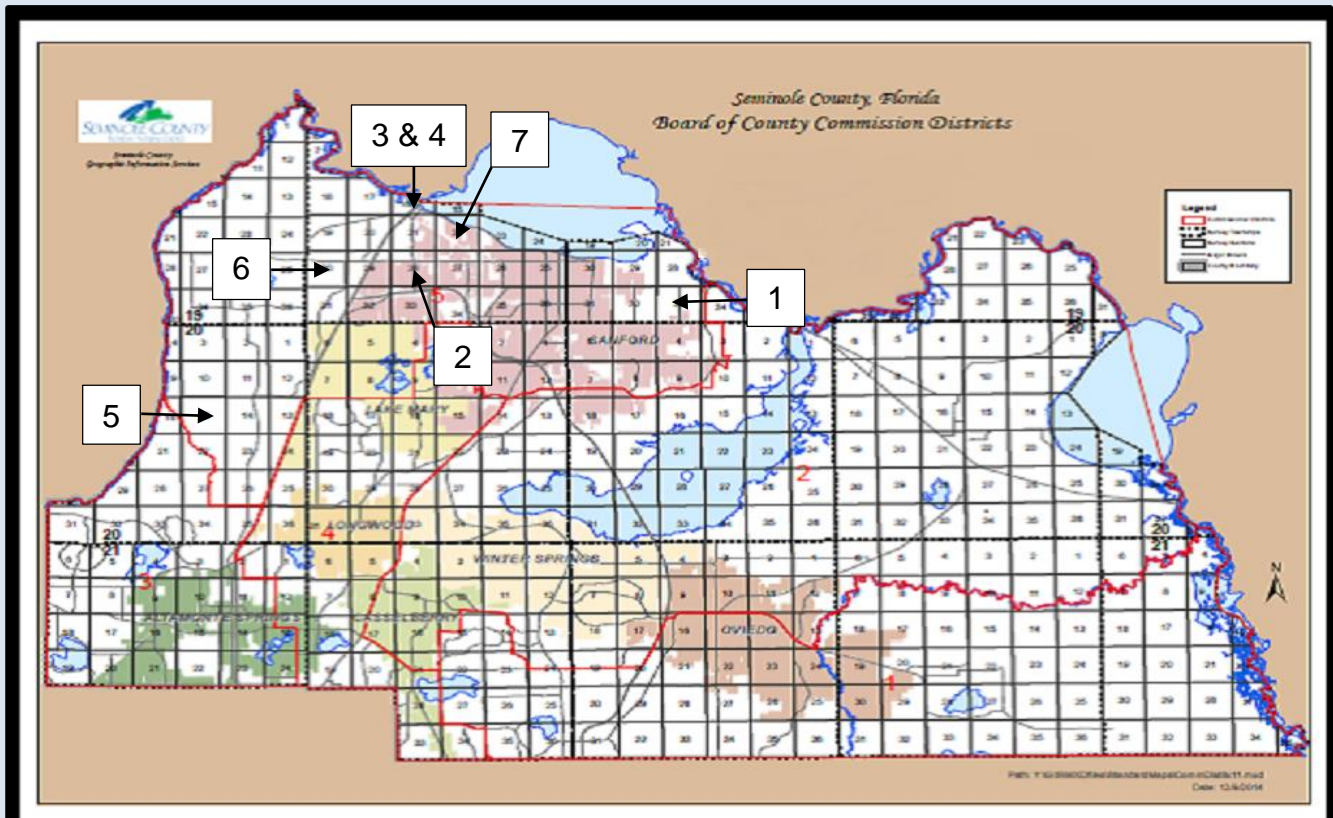
To Brittany Barker – *“Very often people only send emails when they want to complain about someone or the system in general. I would like to let you know that I recently had a very positive experience dealing with Brittany. She is extremely helpful, friendly, and very knowledgeable and made me feel like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



DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



Note: Site locations are approximate

DRC / PRE-APPLICATIONS

- 1. CHOBEE OUTFITTERS PRE-APPLICATION** – Proposed Rezone and Site Plan for an office and storage on 0.50 acres in the M-1 Zoning District; located northeast of E SR 46 and Cameron Avenue; Parcel I. D. # 33-19-31-300-1370-0000; (Adam Nelson, Chobee Outfitters, Applicant); (20-80000095); (Danalee Petyk, Project Manager). *(December 2, 2020 DRC meeting)*
- 2. PET SUITES OF AMERICA PRE-APPLICATION** – Proposed Rezone for a pet boarding, grooming, and training facility on 1.24 acres in the C-1 and R-1A Zoning Districts; located northeast of W SR 46 and Monroe Road; Parcel I. D. # 28-19-30-503-0000-0070; (Keith Demchinski, TM Crowley & Associates, Applicant, and Tyler Suddeth, Kimley-Horn & Associates, Consultant); (20-80000100); (Danalee Petyk, Project Manager). *(December 2, 2020 DRC meeting)*

DRC / PRE-APPLICATIONS – Continued

3. **BARTRAMS LANDING AT ST. JOHNS (FKA GATEWAY) PRELIMINARY SUBDIVISION PLAN AND PD FINAL DEVELOPMENT PLAN** – Proposed Preliminary Subdivision Plan and PD Final Development Plan for a 31 single family residential lot Subdivision on 8.8 acres in the A-1 Zoning District; located on the northwest corner of Orange Avenue and N Oregon Street; Parcel I. D. # 16-19-30-5AB-0900-001C; (Daniel Kaiser, M/I Homes of Orlando, LLC, Applicant, and Chad Moorhead, Madden, Moorhead, & Stokes, LLC, Consultant); (20-55100008 & 20-20500029); (Joy Giles, Project Manager). *(Comments Only - December 2, 2020 DRC meeting)*

4. **THE COVE AT SANFORD FARMS LARGE SCALE FUTURE LAND USE AMENDMENT & PD MASTER DEVELOPMENT PLAN** – Proposed Large Scale Future Land Use Amendment and PD Master Development Plan, Rezone from A-1 and PD to PD for a residential Subdivision on 13.5 acres; located northeast of N New York Street and Orange Boulevard; Parcel I. D. # 16-19-30-5AB-1700-0010; (Zachary Miller, NSP Holdings, LLC, Applicant, and Kim Fischer, Cycorp Engineering, Inc., Consultant); (20-20500030); (Joy Giles, Project Manager). *(Comments Only – December 2, 2020 DRC meeting)*

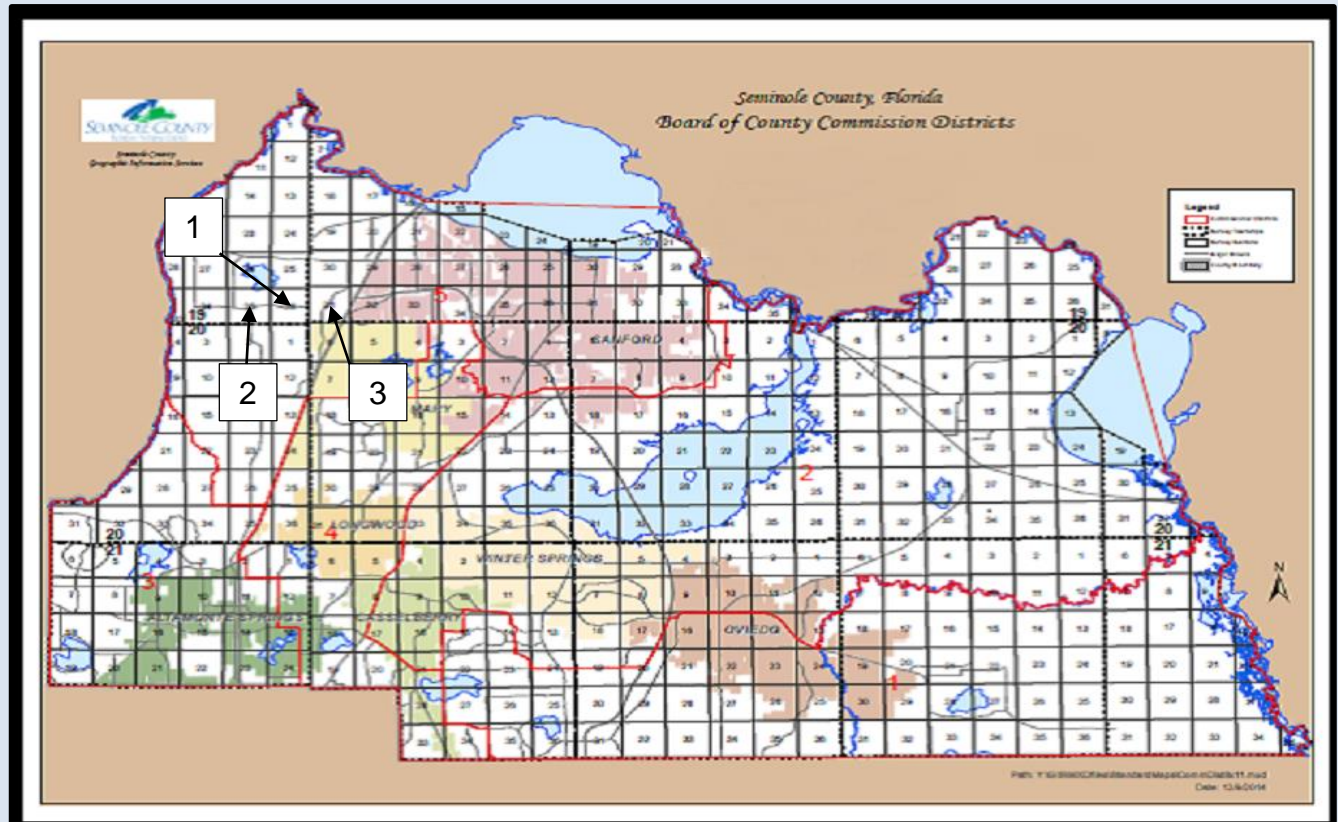
5. **ALAQUA DRIVING RANGE BUILDING PRE-APPLICATION** – Proposed Site Plan for a 600 sq. ft. building to be used for golf lessons on 132.53 acres in the Reserve at Alaqua PD Zoning District; located west of Alaqua Drive and Markham Woods Road; Parcel I. D. # 15-20-29-5KW-0A00-0000; (Ryan Bitzer, Turning Leaf Construction, LLC, Applicant); (20-80000099); (Danalee Petyk, Project Manager). *(Comments Only – December 2, 2020 DRC meeting)*

PROJECTS STARTING CONSTRUCTION

6. **STORE QUEST 46 ADDITIONAL PARKING** – Small Site Plan for five additional parking spaces to an existing storage facility on 7.458 acres in the Westlake Center PD zoning district.

7. **DEBARY TRUCK SALES STORAGE BUILDING** – Small Site Plan for a storage building on 4.17 acres in the C-2 zoning district.

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*

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

1. **1592 KATIE CV** – Request for a side yard (south) setback variance from ten (10) feet to eight (8) feet for a pool's water's edge in the PD (Planned Development) district; BV2020-107 (Erin Cordova and Michael Kozel, Applicants) (Angi Kealhofer, Project Manager) – *Approved*
2. **2000 LAKE MARKHAM RD** – Request for a front yard setback variance from one hundred (100) feet to fifteen (15) feet for an accessory structure in the A-1 (Agriculture) district; BV2020-102 (Michael Forde, Applicant) (Hilary Padin, Project Manager) – *Approved*

BOARD OF COUNTY COMMISSIONERS

December 8, 2020

3. **RELEASE OF PERFORMANCE BOND FOR ALLURE ON THE PARKWAY** – Authorize release of Performance Bond #3238533 for pavement, curbs, and sidewalks, in the amount of \$44,153.77 for Allure on the Parkway; (Carriage Encore, LLC, Applicant) (Kathy Hammel, Project Manager) – *Approved*

CODE ENFORCEMENT SPECIAL MAGISTRATE

No meeting in December