



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

BUILDING DIVISION

Permits Issued	2,993
Inspections Performed	8,985
Certificates of Occupancy Issued	94

PLANNING AND DEVELOPMENT DIVISION

NEW APPLICATIONS RECEIVED	
Pre-Applications	9
Land Use Amendments	0
Land Use Amendments & Rezones	0
Land Use Amendments & PD Rezones	1
Rezones	1
PD Rezones	3
Small Site Plans	3
Site Plans	1
Subdivision – PSP	1
Subdivision – Engineering	2
Subdivision – Final Plats	2
Minor Plat	2
Land Split	3
Vacates	2
Variances	11
Special Exceptions	2
Special Events, Arbor, Minor Amendments (Misc.)	6
New Code Enforcement Cases Opened	33

Kudos from our Customers

To Amie Brown – *“I wish all permitting departments were as awesome as you and your team. Thank you!!”* – Lisa, Comprehensive Energy Services

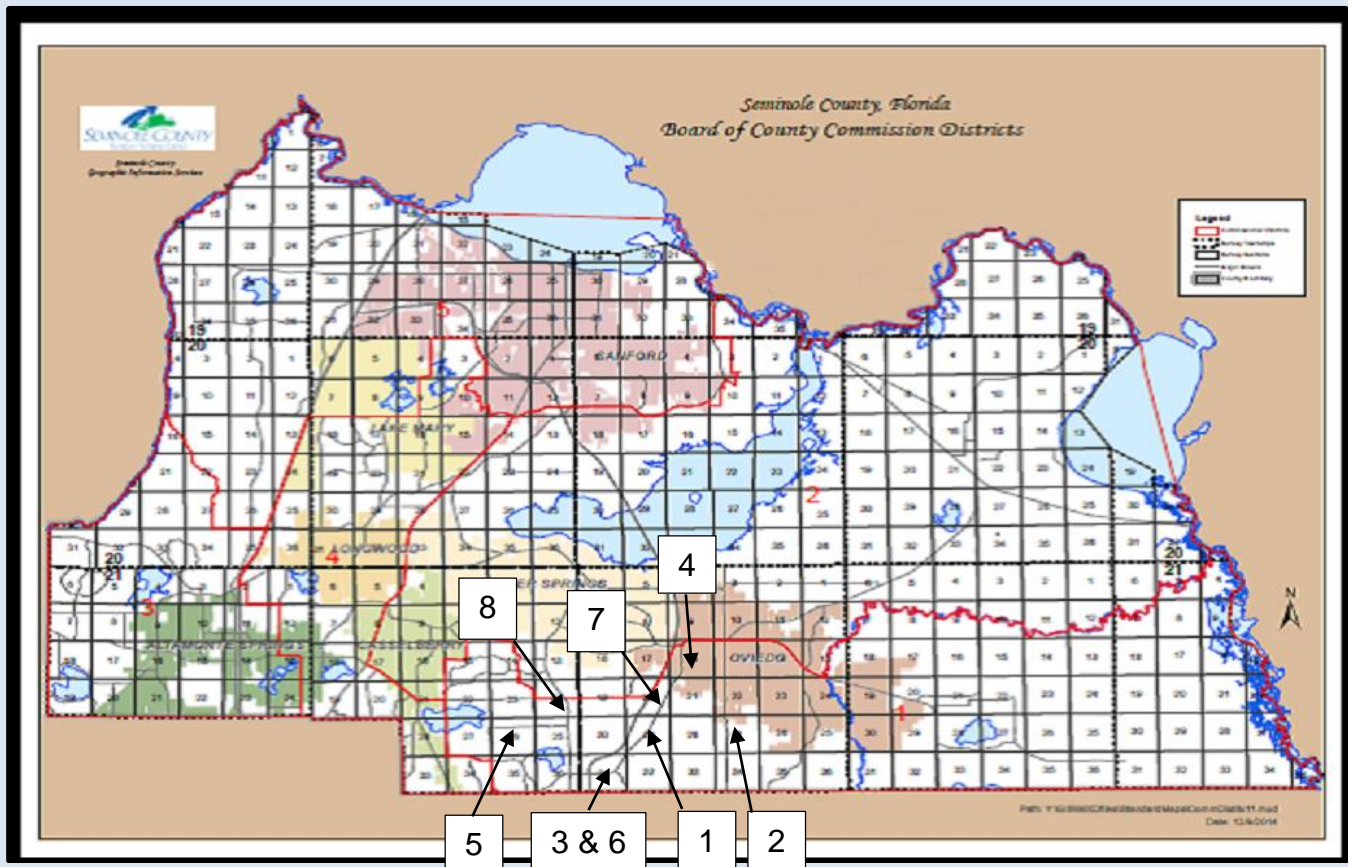
To Mike Passera – *“I am very impressed with Mike’s ability to relate his field of expertise (electrical permitting and inspections) in terms where a novice like myself can understand it. I really appreciated his attitude concerning customer service. I feel Mike is a major asset to your department and should be commended for his job performance and customer service skills.”* – Gregory, Seminole County homeowner

To Ruth Golsteyn – *“Ruth is a fantastic asset to the Seminole County Permit office. She was extremely knowledgeable, friendly and very helpful when I came in to apply for a fence permit.”* – Bill, Seminole County homeowner

DISTRICT ONE MARCH 2021 DEVELOPMENT SERVICES PROJECTS



DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



Note: Site locations are approximate

DRC / PRE-APPLICATIONS

1. **PARK DENTAL REZONE** – Proposed Rezone from R-1 to C-3 for a dental office on 0.79 acres; located on the northwest side of West State Road 426 and James Drive; Parcel I. D. # 29-21-31-502-0000-002A; (Giang Kaiser, Park Dental, LLC, Applicant, and Chadwyck Moorhead, Madden, Moorhead & Stokes, LLC, Consultant); (21-20000002); (Joy Giles, Project Manager) – *(Comments Only – March 3, 2021 DRC meeting)*

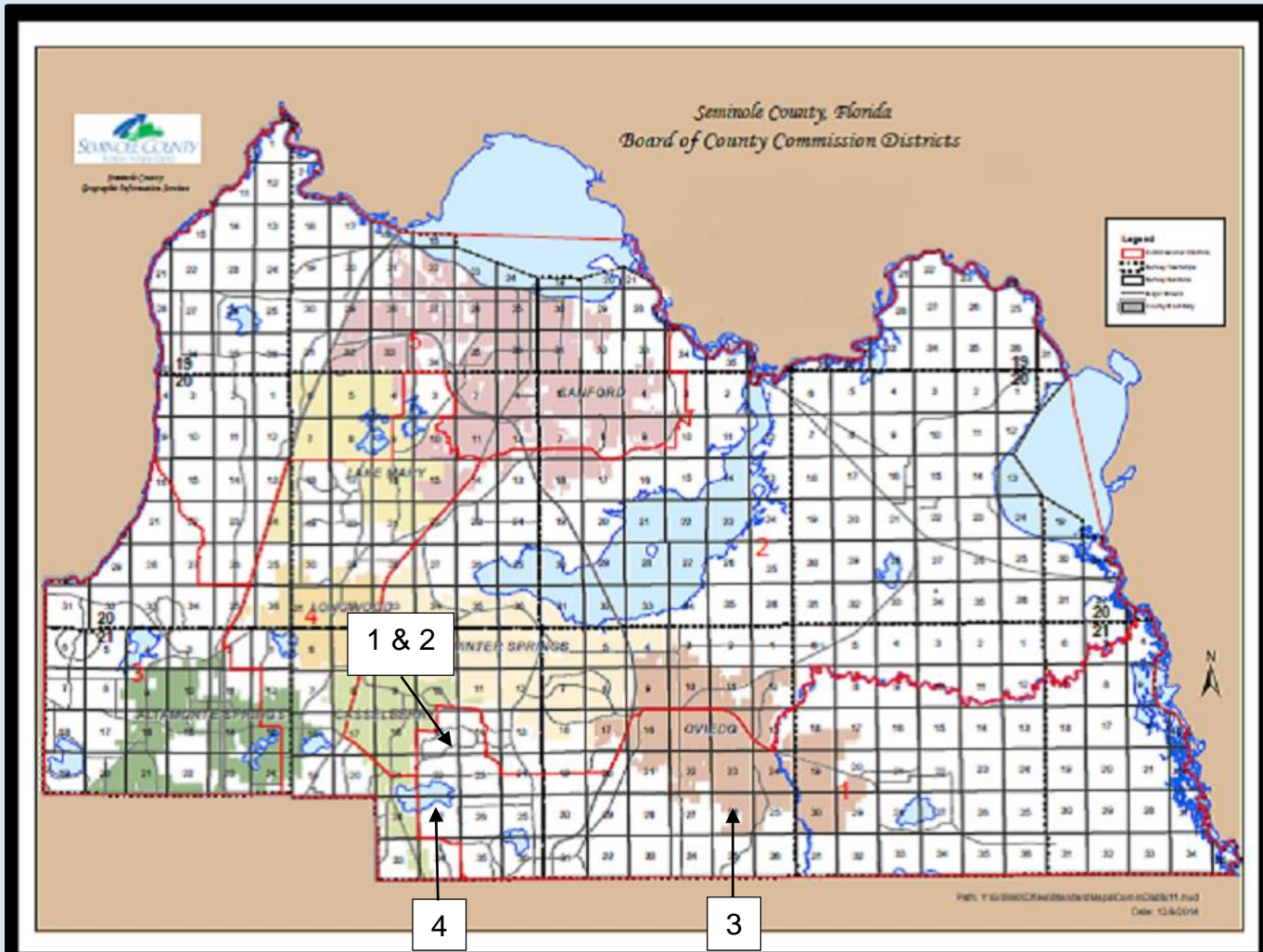
DRC / PRE-APPLICATIONS – Continued

2. **REMINGTON PLAZA PRE-APPLICATION** – Proposed Site Plan for a multi-tenant commercial flex-space building on 1.95 acres in the C-1 Zoning District; located northwest of Remington Drive and Alafaya Trail; Parcel I. D. # 27-21-31-511-0000-0020+; (Gita Patel, Assigned Florida Corporation, Applicant, and Robby Joshi, Metro Architecture Partnership, Inc., Consultant); (21-80000018); (Joy Giles, Project Manager) – *(Comments Only – March 3, 2021 DRC meeting)*
3. **LOMA VISTA PRE-APPLICATION** – Proposed Site Plan for a 30 unit residential apartment development on 4.30 acres in the Loma Vista PD Zoning District; located on the southwest corner of West State Road 426 and Aloma Woods Boulevard; Parcel I. D. # 31-21-31-513-0000-0050; (Chuck Hollis, PD Land Holdings, LLC, Applicant); (21-80000020); (Danalee Petyk, Project Manager) – *(Comments Only – March 10, 2021 DRC meeting)*
4. **TOP DOG CAR WASH PD FINAL DEVELOPMENT PLAN AS AN ENGINEERED SITE PLAN** – Proposed PD Final Development Plan as an Engineered Site Plan for an express car wash on 4.52 acres in the Goldeneye PD Zoning District; located on the southeast side of Red Bug Lake Road and Goldeneye Point; Parcel I. D. # 16-21-31-5CA-0000-0830; (Steven Lipofsky, Clean Streak Ventures, Applicant, and Chris Warshaw, England-Thims & Miller, Inc., Consultant); (21-20500005); (Joy Giles, Project Manager) – *(March 17, 2021 DRC meeting)*
5. **SEMINOLE COUNTY HOWELL ESTATES LIFT STATION PRE-APPLICATION** – Proposed Rezone and Site Plan to replace an existing lift station with a new larger lift station on 0.61 acres in the R-1A Zoning District; located northeast of Dike Road and Princess Gate Boulevard; Parcel I. D. # 26-21-30-300-011D-0000; (Matthew Clark, Seminole County Environmental Services, Applicant, and Jennifer Woodall Lyons, AECOM, Consultant); (21-80000027); (Annie Sillaway, Project Manager) – *(Comments Only – March 24, 2021 DRC meeting)*
6. **THE ECCLESIAL SCHOOL PRE-APPLICATION** – Proposed Special Exception to add grades 6 through 8 to the existing elementary school using the existing structures with no site improvements on 9.64 acres in the A-1 Zoning District; located northeast of Aloma Avenue and N State Road 417; Parcel I. D. # 31-21-31-300-020A-0000; (Kevin Clark, The Ecclesial Initiative, Inc., Applicant); (21-80000029); (Angi Kealhofer, Project Manager) – *(Comments Only – March 24, 2021 DRC meeting)*
7. **K-9 RESORTS OVIEDO PRE-APPLICATION** – Proposed Site Plan for an approximately 7,555 sq. ft. pet resort and daycare on 1.53 acres in the C-2 Zoning District; located on the west side of W State Road 426, south of Eagle Pass Road; Parcel I. D. # 20-21-31-5CB-0000-0060; (Kenneth Myers, Canine of Orlando, LLC, Applicant, and Jay A. Kilma, Kilma Weeks Civil Engineering, Inc., Consultant); (21-80000032); (Annie Sillaway, Project Manager) – *(Comments Only – March 31, 2021 DRC meeting)*

PROJECTS STARTING CONSTRUCTION

8. **SPRING VILLAS PT (1016) SSP** – Small Site Plan for a retaining wall and sidewalk on 1.02 acres in the C-1 zoning district.

BOARD ITEMS



Note: Site locations are approximate

PLANNING AND ZONING COMMISSION March 3, 2021

Countywide items:

BORROW PIT AMENDMENT TO THE LAND DEVELOPMENT CODE – Consider an Ordinance amending Chapter 65 of the Seminole County Land Development Code to clarify circumstances which require a borrow pit permit approval by the Board of County Commissioners for borrow pit excavations exceeding 10,000 cubic yards of material, and providing standards for the exemptions from a borrow pit permit in conjunction with platting of a subdivision and other development; Countywide (Jeff Hopper, Project Manager) – *Recommended for Approval*

PUBLIC NOTICE PROCEDURE COMPREHENSIVE PLAN TEXT AMENDMENT AND LAND DEVELOPMENT AMENDMENT – Consider an Ordinance amending the Implementation Element of the Seminole County Comprehensive Plan and an Ordinance amending Chapter 30 of the Land Development Code, to revise regulations applicable to Public Participation and Public Notice for Public Hearings; Countywide (Dagmarie Segarra, Project Manager) – *Recommended for Approval*

CODE ENFORCEMENT SPECIAL MAGISTRATE

March 11, 2021

The Special Magistrate heard 140 cases with respect to Chapter 95, Article III, "Registration and Maintenance of Foreclosed Properties", aka Ordinance No. 2014-48. Orders were entered finding all Respondents in violation and giving each Respondent a compliance date of March 21, 2021, with a fine in the amount of \$100.00 for the first five (5) days and then increasing to \$200.00 per day until compliance is achieved.

BOARD OF ADJUSTMENT

March 22, 2021

Countywide 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 continued to the April 26, 2021 meeting*

1. **250 TWELVE LEAGUE CIRCLE** – Request for a side street (south) setback variance from twenty (20) feet to eight (8) feet for a fence in the PD (Planned Development) district; BV2021-14 (Edward & Nilda Price, Applicants) (Angi Kealhofer, Project Manager) – *Approved*
2. **360 REDWING WAY** – Request for a side street (south) setback variance from twenty (20) feet to 13.7 feet for a privacy fence in the PD (Planned Development) district; BV2021-08 (David Rickey, Applicant) (Hilary Padin, Project Manager) – *Approved*

BOARD OF COUNTY COMMISSIONERS

March 23, 2021

Countywide items:

RESOLUTION ESTABLISHING MEMBERSHIP FOR CITIZENS ADVISORY COMMITTEE FOR IMPACT FEE UPDATES – Resolution establishing the number of members and their terms for the Citizens Advisory Committee (CAC) for Water & Wastewater, Fire, and Library Impact Fee Updates. Countywide (Rebecca Hammock, Development Services Director) – *Approved*

2021 INTERLOCAL AGREEMENT FOR PUBLIC SCHOOL FACILITY PLANNING AND SCHOOL CONCURRENCY – Approve and authorize the Chairman to execute the 2021 Interlocal Agreement for Public School Facility Planning and School Concurrent in Seminole County. Countywide (Mary Moskowitz, Project Manager) – *Approved with amendments*

BORROW PIT AMENDMENT TO THE LAND DEVELOPMENT CODE – Consider an Ordinance amending Chapter 65 of the Seminole County Land Development Code to clarify circumstances which require a borrow pit permit approval by the Board of County Commissioners for borrow pit excavations exceeding 5,000 cubic yards of material, and providing standards for the exemptions from a borrow pit permit in conjunction with platting of a subdivision; Countywide (Jeff Hopper, Project Manager) – *Approved*

BOARD OF COUNTY COMMISSIONERS – Continued
March 23, 2021

Countywide items (Continued):

ACCESSORY DWELLING UNITS COMPREHENSIVE PLAN TEXT AMENDMENT AND LAND DEVELOPMENT CODE AMENDMENT - Consider an Ordinance amending the Introduction, Capital Improvements, Future Land Use, and Housing Elements of the Seminole County Comprehensive Plan; and an Ordinance amending Chapters 2, 5, and 30 of the Seminole County Land Development Code; to permit accessory dwelling units on certain residential properties; Countywide (Jeff Hopper, Project Manager) – *Approved*

PUBLIC NOTICE PROCEDURE COMPREHENSIVE PLAN TEXT AMENDMENT AND LAND DEVELOPMENT AMENDMENT – Consider an Ordinance amending the Implementation Element of the Seminole County Comprehensive Plan and an Ordinance amending Chapter 30 of the Land Development Code, to revise regulations applicable to Public Participation and Public Notice for Public Hearings; Countywide (Dagmarie Segarra, Project Manager) – *Approved*

3. **RELEASE OF MAINTENANCE BOND FOR BRIGHTON ESTATES SUBDIVISION** – Authorize release of Cash Maintenance Bond to guarantee subdivision improvements in the amount of \$15,799.00 for Brighton Estates subdivision; (Sun-Tec Builders, Applicant) (Danalee Petyk, Project Manager) – *Approved*

4. **BOARD OF ADJUSTMENT APPEAL** – Appeal of the Board of Adjustment decision to deny the request for a side street (south) setback variance from fifteen (15) feet to five (5) feet for a privacy fence in the PD (Planned Development) district, and more particularly known as 2129 Laurelwood Way; (Frank and Kaitlyn Garcia, Appellants) (Angi Kealhofer, Project Manager) – *The decision made by the BOA was overturned by the BCC. Variance request was approved.*

CODE ENFORCEMENT BOARD
March 25, 2021

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