

SEMINOLE COUNTY GOVERNMENT  
AGENDA MEMORANDUM

**SUBJECT:** SANCTUARY AT LAKE ANN FINAL PLAT

**DEPARTMENT:** Planning & Development **DIVISION:** Development Review

**AUTHORIZED BY:** Donald S. Fisher **CONTACT:** Michael Rumer <sup>MR</sup> **EXT.** 7337

<b>Agenda Date</b> <u>12/14/04</u> <b>Regular</b> <input type="checkbox"/> <b>Consent</b> <input checked="" type="checkbox"/> <b>Work Session</b> <input type="checkbox"/> <b>Briefing</b> <input type="checkbox"/>
<b>Public Hearing – 1:30</b> <input type="checkbox"/> <b>Public Hearing – 7:00</b> <input type="checkbox"/>

**MOTION/RECOMMENDATION:**

Approve and authorize the Chairman to execute the final plat for The Sanctuary at Lake Ann, located on the north side of Howell Branch Road, approximately 500 feet east of the intersection of Howell Branch Road and Lake Ann Lane in Section 27, Township 21 South, and Range 30 East within the City of Casselberry.

District 1 – Dallari (Michael Rumer, Planner) *RT*

**BACKGROUND:**

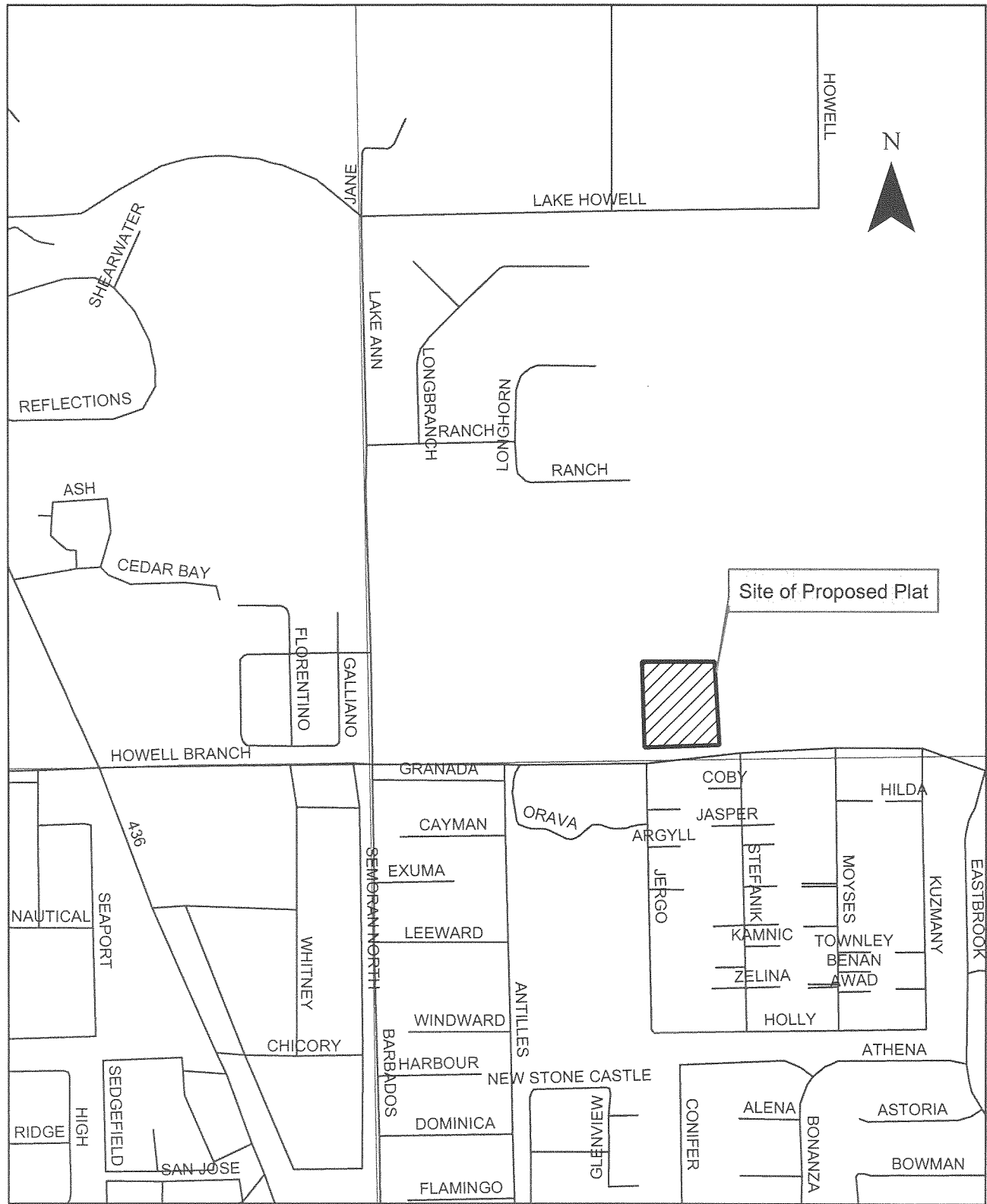
The applicant, Robert Goll, is requesting final plat approval for The Sanctuary at Lake Ann subdivision for 8 single family lots located on Howell Branch Road. This project is comprised of approximately 3.19 acres and has an R1-A zoning designation. The project will connect to the City of Casselberry utilities for water service and use septic tanks and drainfields for sewer. The internal road will be privately owned and maintained. The typical lot size will be 11,000 square feet.

The applicant has submitted a performance bond for completion of subdivision improvements in compliance with SCLDC 35.44(e)(1). Staff has reviewed the plat and finds that it meets all requirements of the applicable zoning and of Ch. 177 F.S. and the Land Development Code.

**STAFF RECOMMENDATION:**

District 1 - Dallari  
Attachments: Location map  
Plat reduction

<b>Reviewed by:</b> <b>Co Atty:</b> <u>KIR</u> <b>DFS:</b> _____ <b>Other:</b> _____ <b>DCM:</b> _____ <b>CM:</b> _____  <b>File No.</b> <u>#cpdd03</u>
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## LOCATION MAP

# SANCTUARY AT LAKE ANN SUBDIVISION

