

**SEMINOLE COUNTY GOVERNMENT  
BOARD OF ADJUSTMENT  
AGENDA MEMORANDUM**

**SUBJECT:** 1100 Elm Street – George & Sandarah Wilkes, applicants; Request for 1) a minimum lot size variance from 43,560 square feet to 40,904 square feet, 2) front yard setback variance from 50 feet to 40 feet and 3) side street setback variance from 50 feet to 10 feet for a proposed single family home in A-1 (Agricultural District).

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

**AUTHORIZED BY:** Kathy Fall      **CONTACT:** Kathy Fall      **EXT.** 7433

**Agenda Date** 7/23/07    **Regular**     **Consent**     **Public Hearing – 6:00**

**MOTION/RECOMMENDATION:**

1. **DENY** the request for 1) a minimum lot size variance from 43,560 square feet to 40,904 square feet, 2) front yard setback variance from 50 feet to 40 feet and 3) side street setback variance from 50 feet to 10 feet for a proposed single family home in A-1 (Agricultural District); or
2. **APPROVE** the request for 1) a minimum lot size variance from 43,560 square feet to 40,904 square feet, 2) front yard setback variance from 50 feet to 40 feet and 3) side street setback variance from 50 feet to 10 feet for a proposed single family home in A-1 (Agricultural District); or
3. **CONTINUE** the request to a time and date certain.

<p><b>GENERAL INFORMATION</b></p>	<p>Applicant: Location: Zoning: Subdivision:</p>	<p>George &amp; Sandarah Wilkes Elm Street A-1 Black Hammock</p>
<p><b>BACKGROUND / REQUEST</b></p>	<ul style="list-style-type: none"> <li>• The applicant is requesting a variance on a lot that is deficient 2,656 square feet in the A-1 zoning minimum lot size of 43,560. The proposed home also requires two setback variances due to wetlands located on the property.</li> <li>• There are currently no code enforcement or building</li> </ul>	

	<p>violations for this property.</p> <ul style="list-style-type: none"><li>• There is no record of prior variances for this property.</li></ul>
<b>STAFF FINDINGS</b>	<p>The applicant has satisfied the criteria for the grant of a variance. Staff has determined that:</p> <ul style="list-style-type: none"><li>• Special conditions or circumstances exist, which are peculiar to the land, structure, or building involved and which are not applicable to other lands, structures or building in the same zoning district. <i>The location of the wetlands on the property prohibits the applicant from constructing a home without encroaching into the required setbacks.</i></li><li>• Special conditions and circumstances did not result from the actions of the applicant. <i>Neither the location of the wetlands nor the deficiency of the lot size resulted from any action taken by the applicant.</i></li><li>• The granting of the variances requested would not confer on the applicant special privileges that are denied by Chapter 30 to other lands, buildings, or structures in the same zoning district. <i>The lot was created before the adoption subdivision regulations.</i></li><li>• The literal interpretation of the provisions of Chapter 30 would deprive the applicant of rights commonly enjoyed by other properties in the same zoning classification. <i>Without the requested variances the lot could not be developed with a single family home which would deny the applicant rights that are enjoyed by other properties in the area.</i></li><li>• The variances requested are the minimum variances that will make possible reasonable use of the land, building or structure. <i>Reasonable use has been established by the development of vacant land in the surrounding area with single family homes. Without the requested variances the applicant could not develop the property with a single family home.</i></li><li>• The grant of the variances would be in harmony with the general intent of Chapter 30. <i>The requested variances would be in harmony with the character of the surrounding area in allowing the</i></li></ul>

	<i>use of a single family home.</i>
<b>STAFF RECOMMENDATION</b>	Based on the stated findings, staff recommends approval of the request based upon the following conditions of approval: <ul style="list-style-type: none"><li>• Any variance granted shall apply only to the lot as depicted on the attached site plan; and</li><li>• Any additional condition(s) deemed appropriate by the Board, based on information presented at the public hearing.</li></ul>

**INDEX OF ATTACHMENTS**

*Items that are checked are included in the packet*

- Staff Report
- Application
- Applicant statement of request
- Proposed Site Plan
- Location map
- Property Appraiser data sheet
- PUD Commitment Card, *if applicable*

**Support information:**

- Proposed elevation drawings, renderings, floor plans, etc
- Aerials, *if warranted*
- Plat, *if warranted*
- Code Enforcement information
- Building Permit information
- Correspondence
- Authorization letter
- Supporting documentation
- Letters of support
- HOA approval letter
- Pictures provided by applicant
- Other miscellaneous documents
  
- Proposed Development Order

Fee: \$150.00 plus \$50.00 for each additional variance

Application # BV 2007-78  
Meeting Date Aug 27, 07

# COPY



## VARIANCE APPLICATION

### SEMINOLE COUNTY PLANNING DIVISION

1101 East First Street Sanford FL 32771 (407) 665-7444

RECEIVED JUN 24 2007

PROPERTY OWNER / APPLICANT (If you are not the owner please provide a letter of authorization from the owner)

Name: George & Sandarah Wilkes

Address: 3409 Bellingham Drive City: Orlando Zip code: 32825

Project Address: 1100 Elm Street City: Oviedo Zip code: 32765

Contact number(s): 407-709-6582

Email address: GWilkesSBJ@aol.com

Is the property available for inspection without an appointment?  Yes  No

What type of structure is this request for?	
<input type="checkbox"/> Shed	Please describe:
<input type="checkbox"/> Fence	Please describe:
<input type="checkbox"/> Pool	Please describe:
<input type="checkbox"/> Pool screen enclosure	Please describe:
<input type="checkbox"/> Covered screen room	Please describe:
<input type="checkbox"/> Addition	Please describe:
<input checked="" type="checkbox"/> New Single Family Home	Please describe:
<input checked="" type="checkbox"/> Other	Please describe:
<input type="checkbox"/> This request is for a structure that has already been built.	

What type of variance is this request?				
<input checked="" type="checkbox"/> Minimum lot size	Required lot size:	<u>43560</u>	Actual lot size:	<u>40,904</u>
<input checked="" type="checkbox"/> Width at the building line <i>front lot</i>	Required lot width:	<u>150 x</u>	Actual lot width:	<u>142 x</u>
<input checked="" type="checkbox"/> Front yard setback	Required setback:	<u>50</u>	Proposed setback:	<u>40</u>
<input type="checkbox"/> Rear yard setback	Required setback:		Proposed setback:	
<input type="checkbox"/> Side yard setback	Required setback:		Proposed setback:	
<input checked="" type="checkbox"/> Side street setback <i>SHADY PART</i>	Required setback:	<u>50</u>	Proposed setback:	<u>10</u>
<input type="checkbox"/> Fence height	Required height:		Proposed height:	
<input type="checkbox"/> Building height	Required height:		Proposed height:	
Use below for additional yard setback variance requests:				
<input type="checkbox"/> _____ yard setback	Required setback:		Proposed setback:	
<input type="checkbox"/> _____ yard setback	Required setback:		Proposed setback:	
<input checked="" type="checkbox"/> Total number of variances requested <u>4</u>				

NO APPLICATION WILL BE ACCEPTED AND/OR SCHEDULED unless all of the information in the Variance Application and submittal checklist are provided to the planning division.

Signed: [Signature] Sandarah L. Wilkes

**FOR OFFICE USE ONLY**

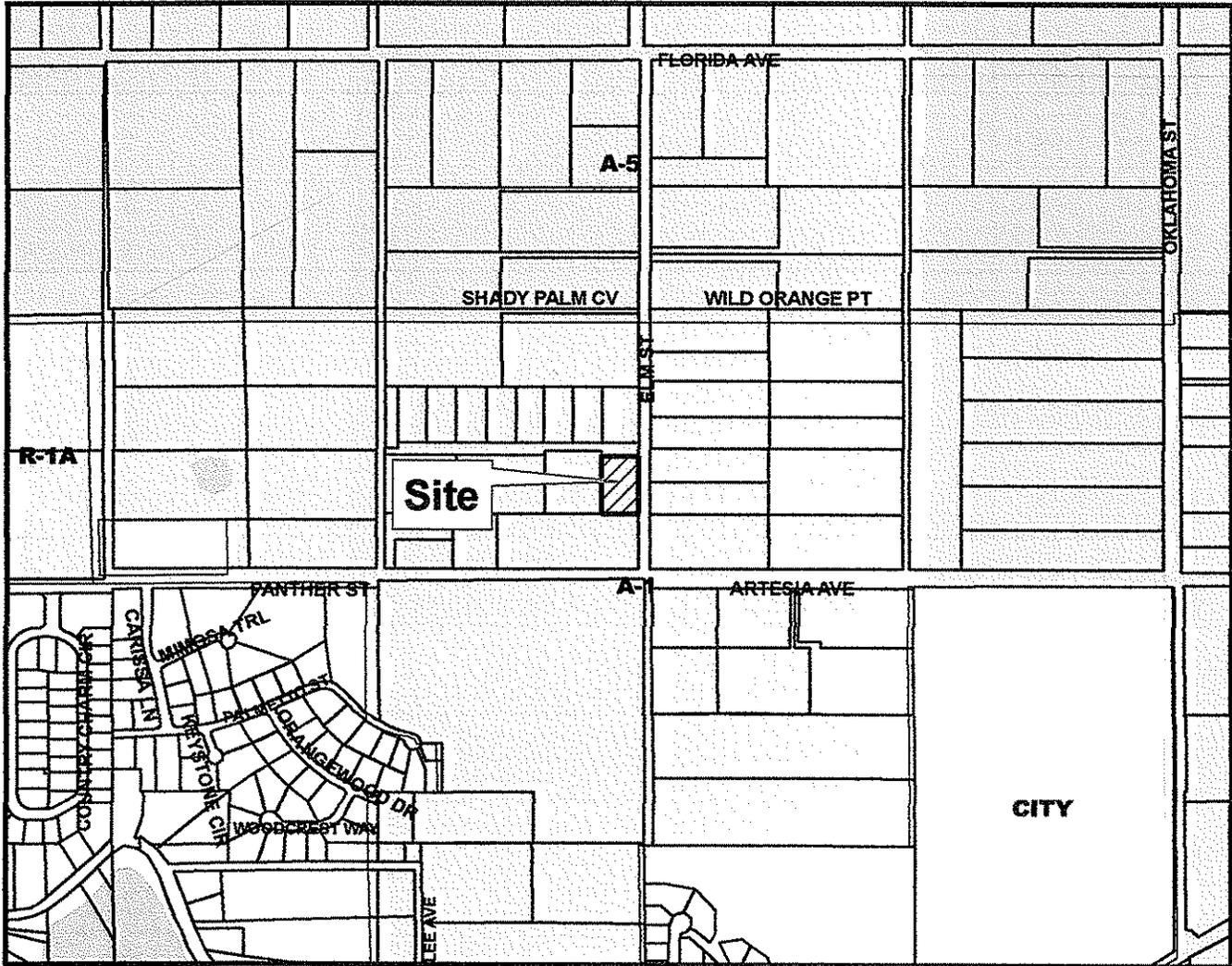
Date Submitted: 6-25-07 Reviewed By: D. Gibbs / P. Johnson  
 Tax parcel number: 25-20-31-5BA-0000-143A Zoning/FLU A-1/SE  
 Legally created parcel (1971 tax roll, 5-acre dev, lot split) ✓  
 Platted Lot (check easements as shown on lots, in notes or in dedication)  
 Lot size 40,909 [ ] Meets minimum size and width  
 Application and checklist complete  
 Notes: \_\_\_\_\_  
 \_\_\_\_\_

**VARIANCE SUBMITTAL CHECKLIST**

*Please return this checklist with your application!*

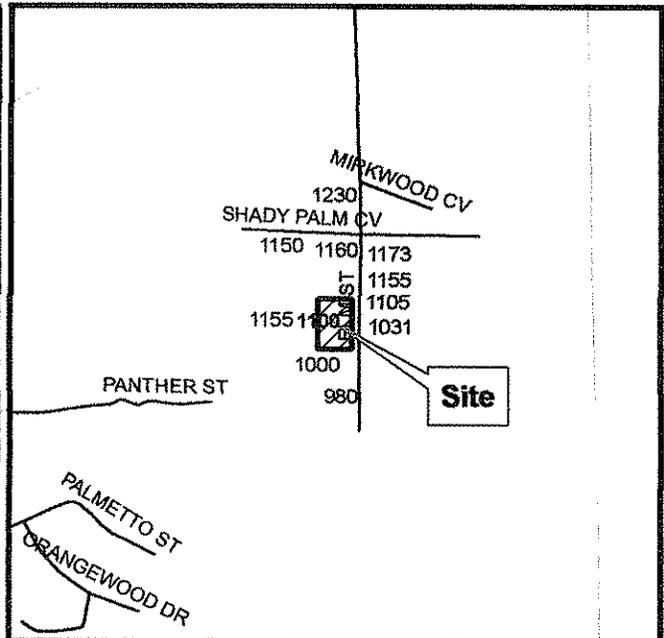
<p>After the application is reviewed by staff for completeness, any items required that were not provided at the time of the application will be check marked below. These must be provided prior to scheduling of the Board of Adjustment hearing.</p>	
	1. Completed application.
	2. Owner's authorization letter (if needed). <i>This form can be obtained at <a href="http://www.seminolecountyfl.gov/pd/planning/forms.asp">http://www.seminolecountyfl.gov/pd/planning/forms.asp</a></i>
	3. Provide a legible 8 ½ x 11 inch site plan with the following information <b>NOTE: Please use your property survey for your site plan, if available.</b> <b>See the attached site plan as an example of the information needed; please draw to scale and note the scale used on the plan.</b>
	<input type="checkbox"/> Please start with a clean survey (ex: white out old approval stamps)
	<input type="checkbox"/> Size and dimension of the parcel
	<input type="checkbox"/> Location and name of all abutting streets
	<input type="checkbox"/> Location of driveways
	<input type="checkbox"/> Location, size and type of any septic systems, drainfield and wells
	<input type="checkbox"/> Location of all easements
	<input type="checkbox"/> Existing or proposed house or addition <i>(Label existing, label proposed, and include square footage and dimensions of each)</i>
	<input type="checkbox"/> Existing and/or proposed buildings, structures and improvements <i>(Label existing, label proposed, and include square footage and dimension of each)</i>
	<input type="checkbox"/> Building height
	<input type="checkbox"/> Setbacks from each building to the property lines
	<input type="checkbox"/> Location of proposed fence(s)
	<input type="checkbox"/> Identification of available utilities <i>(ex: water, sewer, well or septic)</i>
	4. Attach additional information and supporting documents such as letters of support from adjacent property owners or Home Owners Association DRB approvals, as desired.

Sandarah and George Wilkes  
 E 142 FT OF LOT 143 ( LESS N 30 FT FOR RD)  
 Elm Street  
 Oviedo, Florida 32765



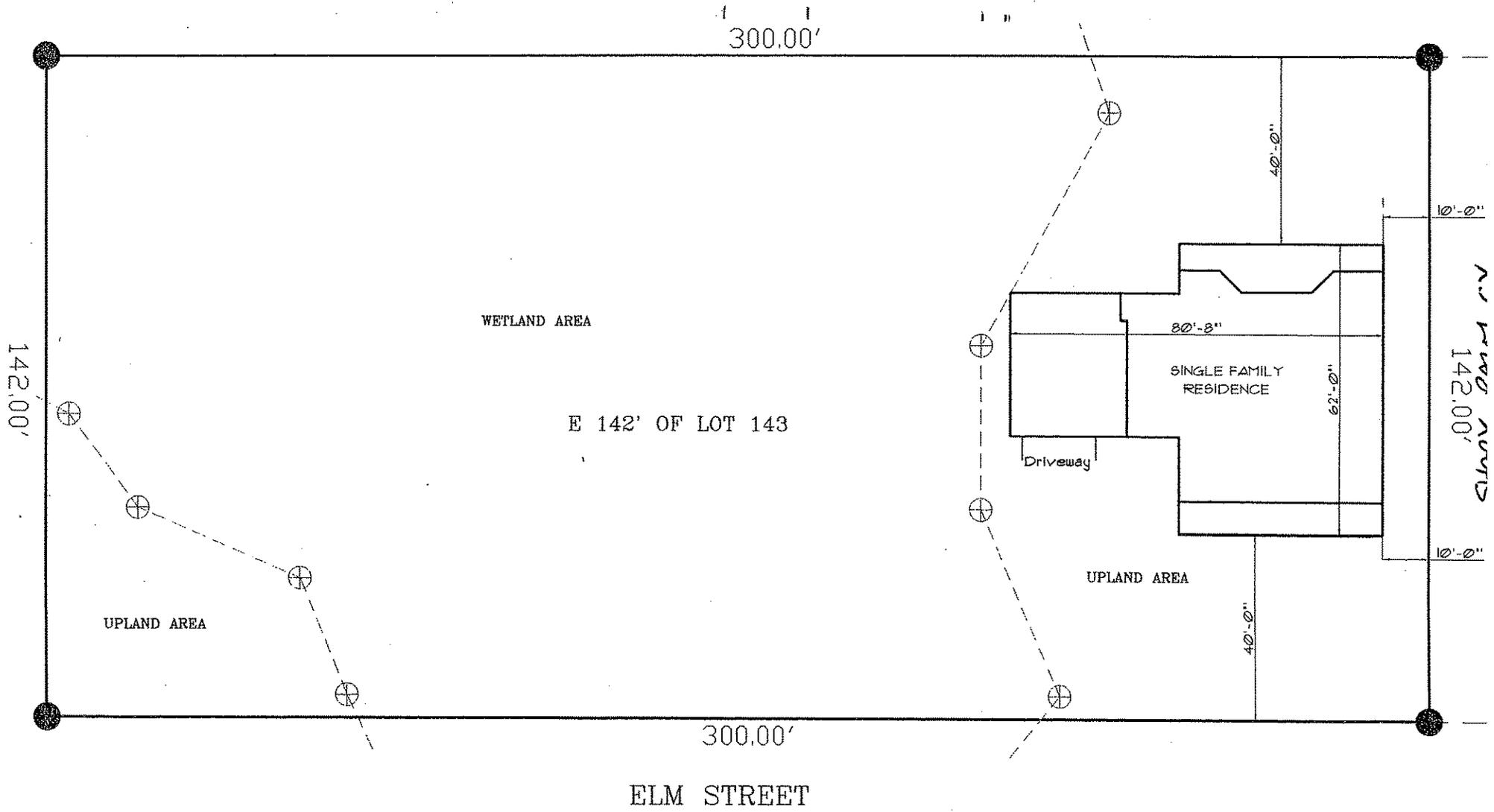
Seminole County Board of Adjustment  
 August 27, 2007  
 Case: BV2007-78 (Map 3160, Grid C4)  
 Parcel No: 25-20-31-5BA-0000-143A

- Zoning**
-  BV2007-78
  -  A-1
  -  A-5
  -  R-1A



<b>PARCEL DETAIL</b> DAVID JOHNSON, CFA, ASA <b>PROPERTY APPRAISER</b> SEMINOLE COUNTY FL 1101 E. FIRST ST SANFORD, FL 32771-1468 407-665-7508		141.A 141 142.B 142.H 142.D 142.J 143.C 143.O 143.A 144.0 144.0 148.B	152.B 152 151.O 151 151.C 150.0 150.B 149.A 149 148.B																													
<b>GENERAL</b> Parcel Id: 25-20-31-5BA-0000-143A Owner: WILKES GEORGE A & SANDARAH L Mailing Address: 3409 BELLINGHAM DR City,State,ZipCode: ORLANDO FL 32825 Property Address: Subdivision Name: BLACK HAMMOCK Tax District: 01-COUNTY-TX DIST 1 Exemptions: Dor: 00-VACANT RESIDENTIAL			<b>2007 WORKING VALUE SUMMARY</b> Value Method: Market Number of Buildings: 0 Depreciated Bldg Value: \$0 Depreciated EXFT Value: \$0 Land Value (Market): \$49,000 Land Value Ag: \$0 Just/Market Value: \$49,000 Assessed Value (SOH): \$49,000 Exempt Value: \$0 Taxable Value: \$49,000 Tax Estimator																													
<b>SALES</b> <table border="1"> <thead> <tr> <th>Deed</th> <th>Date</th> <th>Book</th> <th>Page</th> <th>Amount</th> <th>Vac/Imp</th> <th>Qualified</th> </tr> </thead> <tbody> <tr> <td>WARRANTY DEED</td> <td>04/2007</td> <td>06670</td> <td>0528</td> <td>\$100,000</td> <td>Vacant</td> <td>Yes</td> </tr> <tr> <td>WARRANTY DEED</td> <td>07/2006</td> <td>06322</td> <td>0895</td> <td>\$80,000</td> <td>Vacant</td> <td>Yes</td> </tr> <tr> <td>QUIT CLAIM DEED</td> <td>06/2004</td> <td>06094</td> <td>1221</td> <td>\$32,300</td> <td>Vacant</td> <td>No</td> </tr> </tbody> </table> Find Comparable Sales within this Subdivision			Deed	Date	Book	Page	Amount	Vac/Imp	Qualified	WARRANTY DEED	04/2007	06670	0528	\$100,000	Vacant	Yes	WARRANTY DEED	07/2006	06322	0895	\$80,000	Vacant	Yes	QUIT CLAIM DEED	06/2004	06094	1221	\$32,300	Vacant	No	<b>2006 VALUE SUMMARY</b> 2006 Tax Bill Amount: \$790 2006 Taxable Value: \$49,000 DOES NOT INCLUDE NON-AD VALOREM ASSESSMENTS	
Deed	Date	Book	Page	Amount	Vac/Imp	Qualified																										
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<b>LAND</b> <table border="1"> <thead> <tr> <th>Land Assess Method</th> <th>Frontage</th> <th>Depth</th> <th>Land Units</th> <th>Unit Price</th> <th>Land Value</th> </tr> </thead> <tbody> <tr> <td>ACREAGE</td> <td>0</td> <td>0</td> <td>.980</td> <td>50,000.00</td> <td>\$49,000</td> </tr> </tbody> </table>			Land Assess Method	Frontage	Depth	Land Units	Unit Price	Land Value	ACREAGE	0	0	.980	50,000.00	\$49,000	<b>LEGAL DESCRIPTION</b> PLATS: <input type="text" value="Pick..."/> E 142 FT OF LOT 143 (LESS N 30 FT FOR RD) BLACK HAMMOCK PB 1 PG 31																	
Land Assess Method	Frontage	Depth	Land Units	Unit Price	Land Value																											
ACREAGE	0	0	.980	50,000.00	\$49,000																											
NOTE: Assessed values shown are NOT certified values and therefore are subject to change before being finalized for ad valorem tax purposes. *** If you recently purchased a homesteaded property your next year's property tax will be based on Just/Market value.																																

WETLAND DISTRICT



ELM STREET

N. WIND AVENUE  
142.00'

**Boundary Survey**

SHADY PALM COVE PRIVATE ROAD  
DIRT ROADWAY

LOT 142

1290.83' (C FROM PLAT)

LESS N 30'  
NOT INCLUDED  
N 89°03'06" W 142.35'(w)

NOTE:  
1. ANY BUILDING SET-BACK LINES SHOWN HEREON ARE DEPICTED AS SHOWN ON THE RECORDED PLAT. ZONING AND PERMITTING REGULATIONS MAY HAVE CHANGED SINCE THE PLAT WAS RECORDED. YOU WILL NEED TO CHECK WITH YOUR LOCAL COUNTY OR CITY OFFICIAL TO VERIFY THE CURRENT SET-BACK REQUIREMENTS.  
2. THERE MAY BE ADDITIONAL EASEMENTS AND RESTRICTIONS THAT ARE NOT SHOWN ON THIS SURVEY, BUT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.  
3. WETLANDS JURISDICTIONAL LINE WAS LOCATED AND FLAGGED BY OTHERS. THE LOCATION AS SHOWN ON THIS DRAWING DEPICTS THE LOCATION OF THESE FLAGS AS FOUND IN FIELD.

UPLAND AREA  
AREA= 12095.7 SQUARE FEET  
MORE OR LESS

N 5775.3653  
E 5020.4537

DEP-#6  
(END)  
N 5696.7187  
E 4858.0105

DEP-#5  
N 5711.4287  
E 4894.5538

N 5660.0823  
E 5015.0022

DEP-#4  
N 5680.2880  
E 4945.2900

DEP-#3  
N 5678.2584  
E 4975.9035

DEP-#2  
N 5673.9951  
E 5043.8281

REMAINDER OF LOT 143 NOT INCLUDED

S 00°04'55" E

E 142' OF LOT 143 VACANT

N 00°03'14" W

ELM STREET  
PLATTED RIGHT-OF-WAY  
ASPHALT-GRAVEL ROADWAY

WETLAND AREA  
AREA= 27596.9 SQUARE FEET  
MORE OR LESS

N 5550.3442  
E 5618.3038

N 5529.2190  
E 4982.0337

N 5496.2657  
E 4875.6857A2-DEP

A1-DEP  
N 5482.2714  
E 4855.5657

A5-DEP  
N 5364.1874  
E 5041.8757

UPLAND AREA  
AREA= 12114 SQUARE FEET  
MORE OR LESS

299.90'(w)  
300.0'(C FROM DESCRIPTION)

1290.45' (C FROM PLAT)

N 89°03'06" W 142.01'(w)  
LOT 144

N 5475.4578  
E 5021.0738

ADDRESS  
ELM STREET(VACANT)  
OVIDO, FLORIDA 32765

SETBACKS (PER PLAT)  
FRONT: N/A  
SIDES: N/A  
REAR: N/A  
SIDE STREETS: N/A

LEGAL DESCRIPTION: (AS FURNISHED)

EAST 142 OF LOT 143 (LESS THE NORTH 30 FEET FRR ROAD), BLACK HAMMOCK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 31, OF THE PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA.

RLS #: 06-06-2111  
CLIENT #151060144  
FIELD DATE: 06/30/06  
DRAFTER: GKB  
APPROVED: GKB  
SCALE: 1" = 50 FEET

SEE ABOVE

BASIS OF BEARINGS: BEARINGS SHOWN HEREON ARE BASED ON THE SOUTHERLY LINE OF SAID PARCEL, BEING N 89°03'06" W, PER PLAT

LIST OF POSSIBLE ENCROACHMENTS:

SURVEYOR INFORMATION:



AMERICAN SURVEYING & MAPPING  
CORPORATION OF ALABAMA LICENSE #06060  
1050 N. ORLANDO AVENUE, SUITE 8  
WINTER PARK, FLORIDA 32789  
PHONE (407) 426-7979 FAX (407) 426-9199  
CERTIFIED TO: (AS FURNISHED)

GEORGE A. GALVAN  
SUNTRUST  
OLD REPUBLIC NATIONAL TITLE INSURANCE  
COMPANY  
SUNBELT TITLE AGENCY

NOTES

1. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE.
  2. UNDERGROUND UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, FOUNDATIONS AND/OR OTHER UNDERGROUND STRUCTURES WERE NOT LOCATED BY THIS SURVEY.
  3. UNLESS NOTED OR INDICATED OTHERWISE, PROPERTY CORNERS SHOWN HAVE NO LB OR LB IDENTIFICATION.
  4. THE PURPOSE OF THIS SURVEY IS FOR USE IN OBTAINING TITLE INSURANCE, AND FINANCING AND SHOULD NOT BE USED FOR CONSTRUCTION PURPOSES.
- THIS SURVEY IS PREPARED FOR THE EXCLUSIVE USE AND BENEFIT OF THE PARTIES LISTED HEREON. LIABILITY TO THIRD PARTIES MAY NOT BE TRANSFERRED OR ASSIGNED.

COORDINATED BY:  
**RESIDENTIAL LAND SERVICES, INC.**  
a part of the *Outland*  
822 24TH AVENUE S.W.  
NORMAN, OKLAHOMA 73068  
PHONE (408) 701-1082  
PHONE (408) 701-1188  
WWW.RLSERVICES.COM

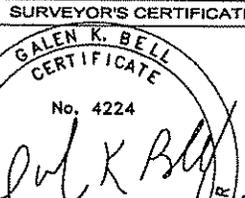
**SUNBELT**  
TITLE AGENCY



ACC: AIR CONDITIONER  
BLDG: BUILDING  
CAL: CALCULATED  
C.B.: CHORD BEARING  
CBW: CONCRETE BLOCK WALL  
C: CHORD  
C.N.A.: CORNER NOT ACCESSIBLE  
L: LENGTH OR ARC  
C.S.: CONCRETE SLAB  
D: DESCRIPTION  
TYP: TYPICAL  
D.E.: DRAINAGE & UTILITY EASEMENT  
E.O.W.: EDGE OF WATER  
M.: MEASURED  
U.E.: UTILITY EASEMENT  
M.A.D.: MAIL A DRINK

FLOOD ZONE (FOR INFORMATIONAL PURPOSES ONLY)  
SUBJECT PROPERTY SHOWN HEREON APPEARS TO BE LOCATED IN FLOOD ZONE "X", AREA OUTSIDE THE 100 YEAR FLOOD PLAN PER F.I.R.M. PANEL NUMBER 120299 0188 E, LAST REVISION DATE 04/07/05. THIS SURVEY MAKES NO GUARANTEES AS TO THE ACCURACY OF THE ABOVE INFORMATION. THE LOCAL F.E.M.A. AGENT SHOULD BE CONTACTED FOR VERIFICATION.  
FOR ALL INQUIRES CONTACT RESIDENTIAL LAND SERVICES, INC. AT (405) 701-1188 Form 3.27

D.E.: DRAINAGE EASEMENT  
O.U.: OVERHEAD UTILITY LINE  
P.E.: PLATTED  
P.C.: POINT OF CURVATURE  
P.P.C.: PERMANENT CONTROL POINT  
P.I.: POINT OF INTERSECTION  
P.O.B.: POINT OF BEGINNING  
P.O.C.: POINT OF COMMENCEMENT  
P.P.: POWER POLE  
P.R.C.: POINT OF REVERSE CURVATURE  
P.R.M.: PERMANENT REFERENCE MONUMENT  
P.T.: POINT OF TANGENCY  
R.W.: RIGHT OF WAY  
FND: FOUND  
C.F.I.: CHAIN LINK FENCE  
W.F.: WOOD FENCE  
H.W.F.: HOG-WIRE FENCE



SURVEYOR'S NAME STATE OF  
NOT VALID WITHOUT AN AUTHENTICATED ELECTRONIC SIGNATURE AND AUTHENTICATED ELECTRONIC SEAL  
DATE 07/05/06 ADD WETLANDS SURVEY 98 REVISION

Reviewed & Accepted by: \_\_\_\_\_ Date \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_ Date \_\_\_\_\_

## SEMINOLE COUNTY APPROVAL DEVELOPMENT ORDER

On August 27, 2007 Seminole County issued this Development Order relating to and touching and concerning the following described property:

E 142 FT OF LOT 143 (LESS N 30 FT FOR RD) BLACK HAMMOCK PB 1 PG 31

(The aforescribed legal description has been provided to Seminole County by the owner of the aforescribed property.)

### FINDINGS OF FACT

**Property Owner:** George & Sandarah Wilkes  
3409 Bellingham Drive  
Orlando, Fl. 34825

**Project Name:** 1100 Elm Street

#### **Requested Development Approval:**

Request for 1) a minimum lot size variance from 43,560 square feet to 40,904 square feet, 2) front yard setback variance from 50 feet to 40 feet and 3) side street setback variance from 50 feet to 10 feet for a proposed single family home in A-1 (Agricultural District)

The Development Approval sought is consistent with the Seminole County Comprehensive Plan and will be developed consistent with and in compliance to applicable land development regulations and all other applicable regulations and ordinances.

The owner of the property has expressly agreed to be bound by and subject to the development conditions and commitments stated below and has covenanted and agreed to have such conditions and commitments run with, follow and perpetually burden the aforescribed property.

Prepared by: Kathy Fall, Principal Planner  
1101 East First Street  
Sanford, Florida 32771

**Order**

**NOW, THEREFORE, IT IS ORDERED AND AGREED THAT:**

- (1) The aforementioned application for development approval is **GRANTED**.
- (2) All development shall fully comply with all of the codes and ordinances in effect in Seminole County at the time of issuance of permits including all impact fee ordinances.
- (3) The conditions upon this development approval and the commitments made as to this development approval, all of which have been accepted by and agreed to by the owner of the property are as follows:
  1. The variance granted will apply only to the lot as depicted on the attached site plan.
- (4) This Development Order touches and concerns the aforescribed property and the conditions, commitments and provisions of this Development Order shall perpetually burden, run with and follow the said property and be a servitude upon and binding upon said property unless released in whole or part by action of Seminole County by virtue of a document of equal dignity herewith. The owner of the said property has expressly covenanted and agreed to this provision and all other terms and provisions of this Development Order.
- (5) The terms and provisions of this Order are not severable and in the event any portion of this Order shall be found to be invalid or illegal then the entire order shall be null and void.

**Done and Ordered on the date first written above.**

By: \_\_\_\_\_  
Dori L. DeBord  
Planning & Development Director

**STATE OF FLORIDA     )**  
**COUNTY OF SEMINOLE )**

**I HEREBY CERTIFY** that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared \_\_\_\_\_ who is personally known to me or who has produced \_\_\_\_\_ as identification and who executed the foregoing instrument.

**WITNESS** my hand and official seal in the County and State last aforesaid this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

\_\_\_\_\_  
Notary Public, in and for the County and State  
Aforementioned

My Commission Expires: