



SEMINOLE COUNTY GOVERNMENT

COUNTY SERVICES
BUILDING
1101 EAST FIRST STREET
SANFORD, FLORIDA
32771-1468

Agenda Memorandum

File Number: A-0752-10

Introduced: 4/13/2010

Current Status: Agenda Ready

Version: 1

Matter Type: Agenda Item

Title

2460 Oak Drive - Request for a side yard (west) setback variance from 10 feet to 5 feet for an existing carport in R-1AA (Single Family Dwelling) district; Located on the north side of Oak Drive, approximately 180 feet east of Westwood Drive; BV2010-15 (Juan Hofle, applicant) District3 - Van Der Weide (Kathy Fall, Principal Planner)

Department

Growth Management

Division

Planning & Development Division

..Contact

Kathy Fall (407) 665-7389

Motion/Recommendation

1. **Deny** the request for a side yard (west) setback variance from 10 feet to 5 feet for an existing carport in R-1AA (Single Family Dwelling) district; or
2. **Approve** the request for a side yard (west) setback variance from 10 feet to 5 feet for an existing carport in R-1AA (Single Family Dwelling) district; or
3. **Continue** the request to a time and date certain.

Background

- The applicant constructed a carport without a permit that encroaches 5 feet into the required 10-foot west side yard setback.
- There is no record of prior variances for this property.

Staff Findings

The applicant has not satisfied the criteria for the grant of a variance. Staff has determined that:

- No 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.
- Special conditions and circumstances result from the actions of the applicant.
- The granting of the variance requested would confer on the applicant special privileges that are denied by Chapter 30 to other lands, buildings, or structures in the same zoning district.

- The literal interpretation of the provisions of Chapter 30 would not deprive the applicant of rights commonly enjoyed by other properties in the same zoning classification.
- The variance requested is not the minimum variance that will make possible reasonable use of the land, building or structure.
- The applicant would still retain reasonable use of the land, building or structure without the granting of the variance.
- The grant of the variance would not be in harmony with the general intent of Chapter 30.

Staff Recommendation

Based on the stated findings, staff recommends denial of the request, unless the applicants can demonstrate that all six criteria under the Land Development Code for granting a variance have been satisfied. If the Board should decide to grant a variance, staff recommends the following conditions of approval:

- Any variance granted shall apply only to the existing carport as depicted on the attached site plan; and
- Any additional condition(s) deemed appropriate by the Board, based on information presented at the public hearing.

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

Application # BV2010-15
Meeting Date April 26, 10



COPY
VARIANCE APPLICATION

SEMINOLE COUNTY PLANNING DIVISION ROOM 2201
1101 East First Street Sanford FL 32771 (407) 665-7444

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

Name: JUAN F. HOFLE
Address: 2560 OAK DR City: LONGWOOD Zip code: 32779
Project Address: SAME City: _____ Zip code: _____
Tax Parcel number: 05-21-29-502-0A00-0130
Contact number(s): 407 745 7106
Email address: jhofle@hotmail.com

Is the property available for inspection without an appointment?

Yes No If gated please provide a gate code to staff.

| 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 checked="" type="checkbox"/> Addition | Please describe: <u>CAR PORT (BOAT)</u> |
| <input type="checkbox"/> New Single Family Home | Please describe: |
| <input type="checkbox"/> Other | Please describe: |

| What type of variance is this request? | | | |
|---|---------------------|-------------------|-------------------------------|
| <input type="checkbox"/> Minimum lot size | Required lot size: | Actual lot size: | |
| <input type="checkbox"/> Width at the building line | Required lot width: | Actual lot width: | |
| <input type="checkbox"/> Front yard setback | Required setback: | Proposed setback: | |
| <input type="checkbox"/> Rear yard setback | Required setback: | Proposed setback: | |
| <input checked="" type="checkbox"/> Side yard setback | Required setback: | <u>10</u> | Proposed setback: <u>5'!!</u> |
| <input type="checkbox"/> Side street setback | Required setback: | Proposed setback: | |
| <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: | |

Total number of variances requested 1

Signed: [Signature] Date: 2/25/10

FOR OFFICE USE ONLY

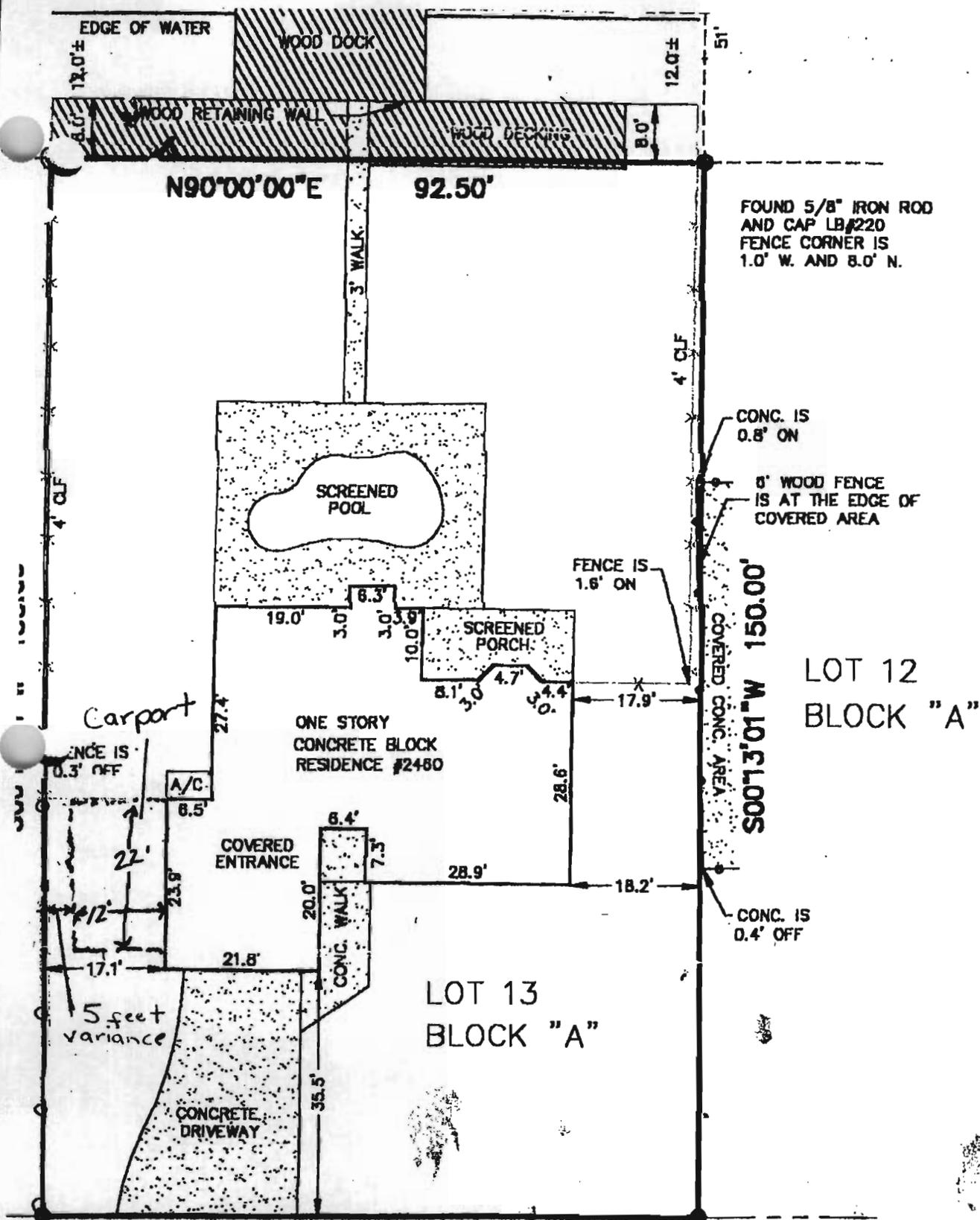
| | |
|--|---|
| Date Submitted: <u>3-2-10</u> | Reviewed By: <u>P. Johnson</u> |
| Zoning/FLU <u>R-1AA/ LOR</u> | |
| <input type="checkbox"/> Legally created parcel (1971 tax roll, 5-acre dev, lot split) | |
| <input type="checkbox"/> Platted Lot (check easements as shown on lots, in notes or in dedication) | |
| <input type="checkbox"/> Lot size _____ | <input type="checkbox"/> Meets minimum size and width |
| <input type="checkbox"/> Application and checklist complete | |
| Notes: _____ | |

VARIANCE SUBMITTAL CHECKLIST

Please return this checklist with your application!

NO APPLICATION WILL BE ACCEPTED AND/OR SCHEDULED unless all of the information in the Variance application and submittal checklist is provided to the Planning division.

| | |
|--|--|
| <p><i>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.</i></p> | |
| | 1. Completed application. |
| | 2. Ownership Disclosure Form (Seminole County Application & Affidavit). |
| | 3. Owner's authorization letter (if needed). This form can be obtained at http://www.seminolecountyfl.gov/pd/planning/forms.asp |
| | 4. Provide a legible 8 1/2 x 11 inch site plan with the following information <p>NOTE: Please use your property survey for your site plan, if available.</p> <p>See the attached site plan as an example of the information needed; please draw to scale and note the scale used on the plan.</p> <ul style="list-style-type: none"> <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, drain field and wells <input type="checkbox"/> Location of all easements <input type="checkbox"/> Existing or proposed house or addition (Label existing, label proposed, and include square footage and dimensions of each) <input type="checkbox"/> Existing and/or proposed buildings, structures and improvements (Label existing, label proposed, and include square footage and dimension of each) <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 (ex: water, sewer, well or septic) |
| | 5. Attach additional information and supporting documents such as letters of support from adjacent property owners or Home Owners Association DRB approvals, as desired. |



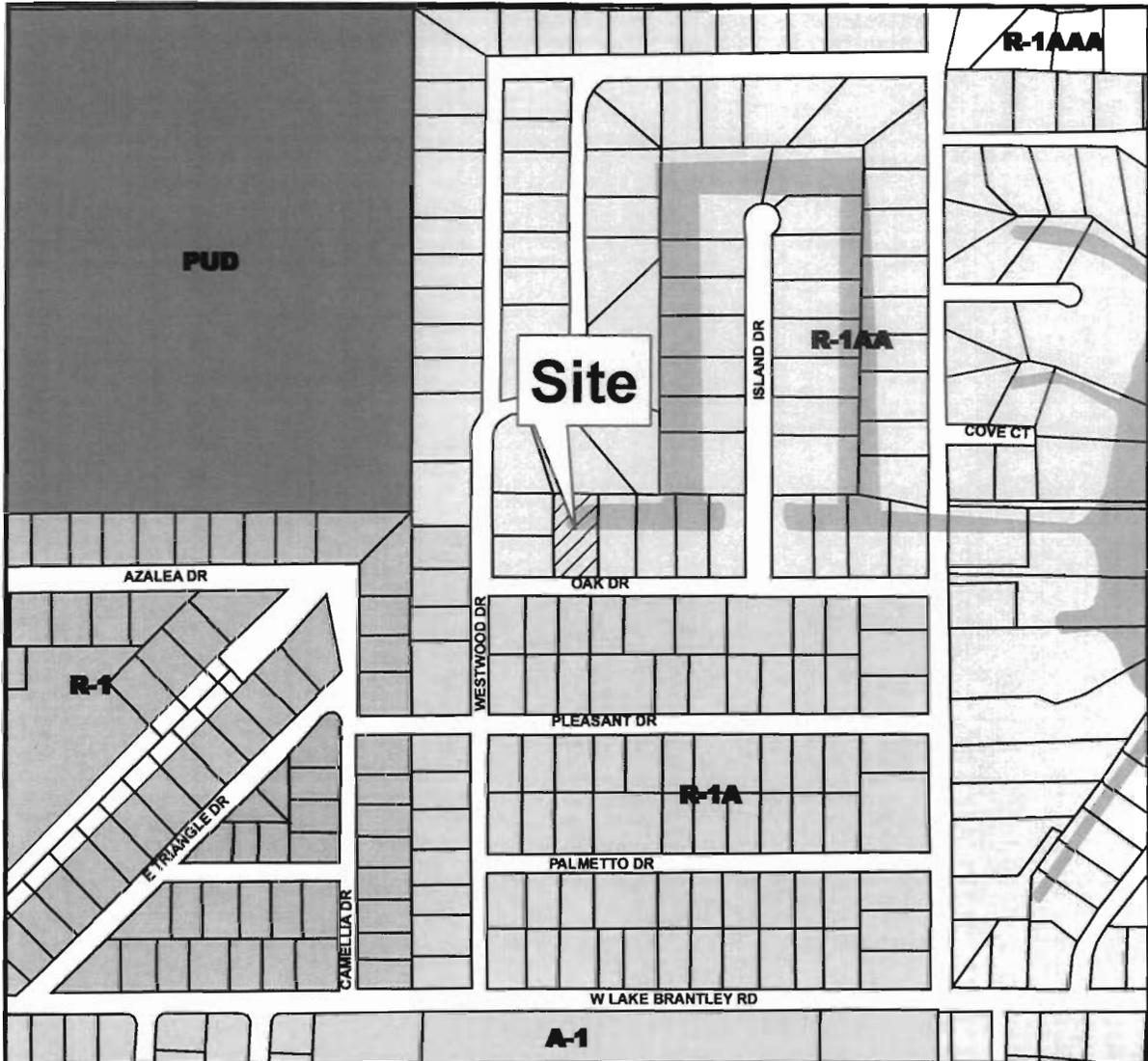
ID 1/2" IRON PIPE
NUMBER
IS ON
& 0.5'S.

N90°00'00"E 92.50'
Asphalt Pavement
PLATTED RIGHT OF WAY
OAK DRIVE

FOUND 1" IRON PIPE
NO NUMBER

CERTIFIED TO:
JUAN HOFLE AND CYNDI R. HOFLE
CONTEMPORARY MORTGAGE

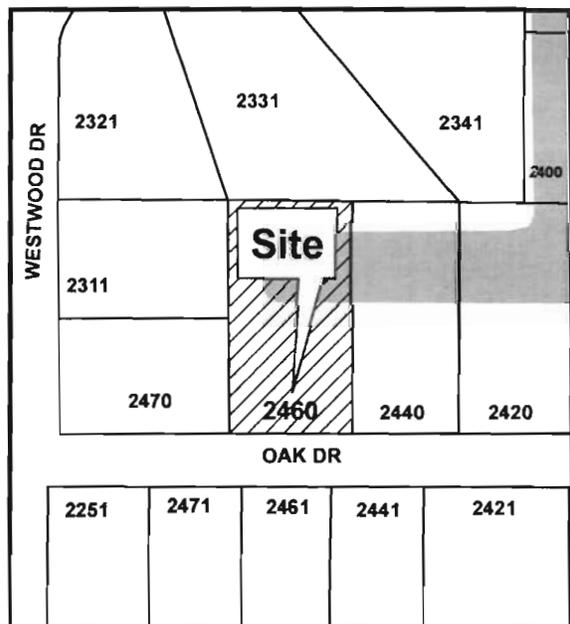
Juan F. Hofle
 2460 Oak Drive
 Longwood, FL 32779



Seminole County Board of Adjustment
 April 26, 2010
 Case: BV2010-15 (Map 3154 Grid D3)
 Parcel No: 05-21-29-502-0A00-0130

Zoning

-  BV2010-15
-  A-1
-  R-1AAA
-  R-1AA
-  R-1A
-  R-1
-  PUD

| <p>DAVID JOHNSON, CFA, ASA PROPERTY APPRAISER SEMINOLE COUNTY FL 1101 E. FIRST ST SANFORD, FL 32771-1408 407-665-7506</p> | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|--|--------------------|---|------------------|------------------|---------------|---------------|---------------------|-----------------|---------------|-------------|-------------|---------------------|--|---------------|------------------------|-----------|-----------|------------------------|---------------|------------|---------------------|---------------|------------------------------------|---------------|----------|-----------|-------------------|-----------|---------------|-----------------|-------|------|--------------------|----------|----------|----------------------|-----------|-----------|------|----------|--------|-----|--|
| <p align="center">GENERAL</p> <p>Parcel Id: 05-21-29-502-0A00-0130 Owner: HOFLE JUAN F Mailing Address: 2460 OAK DR City, State, Zip Code: LONGWOOD FL 32779 Property Address: 2460 OAK DR LONGWOOD 32779 Subdivision Name: LAKE BRANTLEY ISLES 2ND ADD Tax District: 01-COUNTY-TX DIST 1 Exemptions: 00-HOMESTEAD (2001) Dor: 0130-SINGLE FAMILY WATERF</p> | | <table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th colspan="3" style="text-align: center;">VALUE SUMMARY</th> </tr> <tr> <th style="text-align: center;">VALUES</th> <th style="text-align: center;">2010 Working</th> <th style="text-align: center;">2009 Certified</th> </tr> </thead> <tbody> <tr> <td style="text-align: center;">Value Method</td> <td style="text-align: center;">Cost/Market</td> <td style="text-align: center;">Cost/Market</td> </tr> <tr> <td style="text-align: center;">Number of Buildings</td> <td style="text-align: center;">1</td> <td style="text-align: center;">1</td> </tr> <tr> <td style="text-align: center;">Depreciated Bldg Value</td> <td style="text-align: right;">\$116,520</td> <td style="text-align: right;">\$127,154</td> </tr> <tr> <td style="text-align: center;">Depreciated EXFT Value</td> <td style="text-align: right;">\$10,458</td> <td style="text-align: right;">\$10,777</td> </tr> <tr> <td style="text-align: center;">Land Value (Market)</td> <td style="text-align: right;">\$145,080</td> <td style="text-align: right;">\$145,080</td> </tr> <tr> <td style="text-align: center;">Land Value Ag</td> <td style="text-align: right;">\$0</td> <td style="text-align: right;">\$0</td> </tr> <tr> <td style="text-align: center;">Just/Market Value</td> <td style="text-align: right;">\$272,058</td> <td style="text-align: right;">\$283,011</td> </tr> <tr> <td style="text-align: center;">Portability Adj</td> <td style="text-align: right;">\$0</td> <td style="text-align: right;">\$0</td> </tr> <tr> <td style="text-align: center;">Save Our Homes Adj</td> <td style="text-align: right;">\$69,619</td> <td style="text-align: right;">\$85,894</td> </tr> <tr> <td style="text-align: center;">Assessed Value (SOH)</td> <td style="text-align: right;">\$202,439</td> <td style="text-align: right;">\$197,117</td> </tr> </tbody> </table> <p align="center">Tax Estimator Portability Calculator</p> | VALUE SUMMARY | | | VALUES | 2010 Working | 2009 Certified | Value Method | Cost/Market | Cost/Market | Number of Buildings | 1 | 1 | Depreciated Bldg Value | \$116,520 | \$127,154 | Depreciated EXFT Value | \$10,458 | \$10,777 | Land Value (Market) | \$145,080 | \$145,080 | Land Value Ag | \$0 | \$0 | Just/Market Value | \$272,058 | \$283,011 | Portability Adj | \$0 | \$0 | Save Our Homes Adj | \$69,619 | \$85,894 | Assessed Value (SOH) | \$202,439 | \$197,117 | | | | | |
| VALUE SUMMARY | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| Depreciated Bldg Value | \$116,520 | \$127,154 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| Portability Adj | \$0 | \$0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| <p>2010 TAXABLE VALUE WORKING ESTIMATE</p> <table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: center;">Taxing Authority</th> <th style="text-align: center;">Assessment Value</th> <th style="text-align: center;">Exempt Values</th> <th style="text-align: center;">Taxable Value</th> </tr> </thead> <tbody> <tr> <td style="text-align: center;">County General Fund</td> <td style="text-align: right;">\$202,439</td> <td style="text-align: right;">\$50,500</td> <td style="text-align: right;">\$151,939</td> </tr> <tr> <td style="text-align: center;">Schools</td> <td style="text-align: right;">\$202,439</td> <td style="text-align: right;">\$25,500</td> <td style="text-align: right;">\$176,939</td> </tr> <tr> <td style="text-align: center;">Fire</td> <td style="text-align: right;">\$202,439</td> <td style="text-align: right;">\$50,500</td> <td style="text-align: right;">\$151,939</td> </tr> <tr> <td style="text-align: center;">Road District</td> <td style="text-align: right;">\$202,439</td> <td style="text-align: right;">\$50,500</td> <td style="text-align: right;">\$151,939</td> </tr> <tr> <td style="text-align: center;">SJWM(Saint Johns Water Management)</td> <td style="text-align: right;">\$202,439</td> <td style="text-align: right;">\$50,500</td> <td style="text-align: right;">\$151,939</td> </tr> <tr> <td style="text-align: center;">County Bonds</td> <td style="text-align: right;">\$202,439</td> <td style="text-align: right;">\$50,500</td> <td style="text-align: right;">\$151,939</td> </tr> </tbody> </table> | | | Taxing Authority | Assessment Value | Exempt Values | Taxable Value | County General Fund | \$202,439 | \$50,500 | \$151,939 | Schools | \$202,439 | \$25,500 | \$176,939 | Fire | \$202,439 | \$50,500 | \$151,939 | Road District | \$202,439 | \$50,500 | \$151,939 | SJWM(Saint Johns Water Management) | \$202,439 | \$50,500 | \$151,939 | County Bonds | \$202,439 | \$50,500 | \$151,939 | | | | | | | | | | | | | |
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| Road District | \$202,439 | \$50,500 | \$151,939 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| County Bonds | \$202,439 | \$50,500 | \$151,939 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <p>Potential Portability Amount is \$69,619 The taxable values and taxes are calculated using the current years working values and the prior years approved millage rates.</p> | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <p align="center">SALES</p> <table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: center;">Deed</th> <th style="text-align: center;">Date</th> <th style="text-align: center;">Book</th> <th style="text-align: center;">Page</th> <th style="text-align: center;">Amount</th> <th style="text-align: center;">Vac/Imp</th> <th style="text-align: center;">Qualified</th> </tr> </thead> <tbody> <tr> <td>FINAL JUDGEMENT</td> <td>04/2002</td> <td>04392</td> <td>0245</td> <td>\$100</td> <td>Improved</td> <td>No</td> </tr> <tr> <td>WARRANTY DEED</td> <td>11/2000</td> <td>03959</td> <td>0312</td> <td>\$174,000</td> <td>Improved</td> <td>Yes</td> </tr> <tr> <td>WARRANTY DEED</td> <td>10/1996</td> <td>03142</td> <td>1668</td> <td>\$155,000</td> <td>Improved</td> <td>Yes</td> </tr> <tr> <td>WARRANTY DEED</td> <td>12/1980</td> <td>01314</td> <td>1122</td> <td>\$22,000</td> <td>Vacant</td> <td>Yes</td> </tr> <tr> <td>WARRANTY DEED</td> <td>05/1978</td> <td>01172</td> <td>1683</td> <td>\$13,000</td> <td>Vacant</td> <td>Yes</td> </tr> </tbody> </table> <p align="center">Find Comparable Sales within this Subdivision</p> | Deed | Date | Book | Page | Amount | Vac/Imp | Qualified | FINAL JUDGEMENT | 04/2002 | 04392 | 0245 | \$100 | Improved | No | WARRANTY DEED | 11/2000 | 03959 | 0312 | \$174,000 | Improved | Yes | WARRANTY DEED | 10/1996 | 03142 | 1668 | \$155,000 | Improved | Yes | WARRANTY DEED | 12/1980 | 01314 | 1122 | \$22,000 | Vacant | Yes | WARRANTY DEED | 05/1978 | 01172 | 1683 | \$13,000 | Vacant | Yes | <p align="center">2009 VALUE SUMMARY</p> <p>Tax Amount (without SOH): \$4,422 2009 Tax Bill Amount: \$2,484 Save Our Homes (SOH) Savings: \$1,938 2009 Certified Taxable Value and Taxes DOES NOT INCLUDE NON-AD VALOREM ASSESSMENTS</p> |
| Deed | Date | Book | Page | Amount | Vac/Imp | Qualified | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| FINAL JUDGEMENT | 04/2002 | 04392 | 0245 | \$100 | Improved | No | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| WARRANTY DEED | 11/2000 | 03959 | 0312 | \$174,000 | Improved | Yes | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| WARRANTY DEED | 10/1996 | 03142 | 1668 | \$155,000 | Improved | Yes | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| WARRANTY DEED | 12/1980 | 01314 | 1122 | \$22,000 | Vacant | Yes | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| WARRANTY DEED | 05/1978 | 01172 | 1683 | \$13,000 | Vacant | Yes | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <p align="center">LAND</p> <table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: center;">Land Assess Method</th> <th style="text-align: center;">Frontage</th> <th style="text-align: center;">Depth</th> <th style="text-align: center;">Land Units</th> <th style="text-align: center;">Unit Price</th> <th style="text-align: center;">Land Value</th> </tr> </thead> <tbody> <tr> <td>FRONT FOOT & DEPTH</td> <td style="text-align: center;">93</td> <td style="text-align: center;">150</td> <td style="text-align: center;">.000</td> <td style="text-align: right;">2,000.00</td> <td style="text-align: right;">\$145,080</td> </tr> </tbody> </table> | Land Assess Method | Frontage | Depth | Land Units | Unit Price | Land Value | FRONT FOOT & DEPTH | 93 | 150 | .000 | 2,000.00 | \$145,080 | <p align="center">LEGAL DESCRIPTION</p> <p>PLATS: Pick... LEG LOT 13 BLK A LAKE BRANTLEY ISLES 2ND ADD PB 11 PG 5</p> | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Land Assess Method | Frontage | Depth | Land Units | Unit Price | Land Value | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| FRONT FOOT & DEPTH | 93 | 150 | .000 | 2,000.00 | \$145,080 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <p>BUILDING INFORMATION</p> <table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: center;">Bid Num</th> <th style="text-align: center;">Bid Type</th> <th style="text-align: center;">Year Blt</th> <th style="text-align: center;">Fixtures</th> <th style="text-align: center;">Base SF</th> <th style="text-align: center;">Gross SF</th> <th style="text-align: center;">Living SF</th> <th style="text-align: center;">Ext Wall</th> <th style="text-align: center;">Bid Value</th> <th style="text-align: center;">Est. Cost New</th> </tr> </thead> <tbody> <tr> <td style="text-align: center;">1</td> <td>SINGLE FAMILY</td> <td style="text-align: center;">1983</td> <td style="text-align: center;">6</td> <td style="text-align: right;">1,563</td> <td style="text-align: right;">2,341</td> <td style="text-align: right;">1,563</td> <td>SIDING AVG</td> <td style="text-align: right;">\$116,520</td> <td style="text-align: right;">\$130,921</td> </tr> </tbody> </table> <p>Appendage / Sqft GARAGE FINISHED / 528 Appendage / Sqft OPEN PORCH FINISHED / 42 Appendage / Sqft SCREEN PORCH FINISHED / 208</p> <p>NOTE: Appendage Codes Included in Living Area: Base, Upper Story Base, Upper Story Finished, Apartment, Enclosed Porch Finished, Base Semi Finished</p> <p>Permits</p> | | | Bid Num | Bid Type | Year Blt | Fixtures | Base SF | Gross SF | Living SF | Ext Wall | Bid Value | Est. Cost New | 1 | SINGLE FAMILY | 1983 | 6 | 1,563 | 2,341 | 1,563 | SIDING AVG | \$116,520 | \$130,921 | | | | | | | | | | | | | | | | | | | | | |
| Bid Num | Bid Type | Year Blt | Fixtures | Base SF | Gross SF | Living SF | Ext Wall | Bid Value | Est. Cost New | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1 | SINGLE FAMILY | 1983 | 6 | 1,563 | 2,341 | 1,563 | SIDING AVG | \$116,520 | \$130,921 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

| EXTRA FEATURE | | | | |
|------------------|----------|-------|------------|---------------|
| Description | Year Blt | Units | EXFT Value | Est. Cost New |
| FIREPLACE | 1983 | 1 | \$600 | \$1,500 |
| POOL GUNITE | 1989 | 450 | \$4,275 | \$9,000 |
| SCREEN ENCLOSURE | 1989 | 2,062 | \$1,650 | \$4,124 |
| COOL DECK PATIO | 1989 | 652 | \$1,084 | \$2,282 |
| SOLAR HEATER | 1989 | 1 | \$440 | \$1,100 |
| BOAT DOCK | 1989 | 175 | \$350 | \$875 |
| BOAT HOUSE | 1989 | 189 | \$605 | \$1,512 |
| SEAWALL | 1989 | 372 | \$1,454 | \$2,232 |

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.

NOTICE OF CODE VIOLATION

LOCATION OF VIOLATION: 2460 Oak Dr.

IN ACCORDANCE WITH SEMINOLE COUNTY CODES YOU ARE HEREBY NOTIFIED THAT THE ABOVE DESCRIBED PROPERTY IS IN VIOLATION OF THE FLORIDA BUILDING CODE CHAPTER ONE, SECTION 105.1, PERMITS REQUIRED.

DESCRIPTION OF VIOLATION:

Carpport type structure built on left side of home w/o permit.

Extended till

12/16/09 →

Rob Galager 407 463 7651

CORRECTIVE ACTIONS:

**** OBTAIN REQUIRED PERMITS FOR ALL WORK THAT IS BEING DONE. ****

NOTE: Continuing to work on this project without a permit and inspections may result in additional cost and require removal of materials to expose concealed work for inspection

THE ABOVE CORRECTIVE ACTIONS MUST BE TAKEN BY: ~~11-16-09~~ *1-17-10*

FAILURE TO CORRECT THE ABOVE VIOLATION WILL RESULT IN THE MATTER BEING TURNED OVER TO THE CODE ENFORCEMENT BOARD FOR FURTHER ACTION. THE CODE ENFORCEMENT BOARD HAS AUTHORITY TO LEVY FINES UP TO \$250.00 A DAY FOR EVERY DAY THE VIOLATION EXISTS.

IF CHECKED, A LICENSE REVOCATION HEARING WILL BE SCHEDULED FOR APPLICABLE CONTRACTOR VIOLATIONS



For further information contact:

Seminole County Building Division
1101 East First Street, Room 1020
Sanford, FL 32771-1468

PHONE: (407) 665-7050

7487

*7338 7477
7068*

DATE: 11/2/2009

CASE NO: 09-415

INSPECTOR: Steve Burris

463 7653

SEMINOLE COUNTY
APPLICATION & AFFIDAVIT

Ownership Disclosure Form

The owner of the real property associated with this application is a (check one)

- Individual Corporation Land Trust
- Limited Liability Company Partnership
- Other (describe): _____

1. List all natural persons who have an ownership interest in the property, which is the subject matter of this petition, by name and address.

| NAME | ADDRESS | PHONE NUMBER |
|------------|-----------------------|--------------|
| JUAN HOFLE | 2460 OAK DR. LONGWOOD | 407 765 7706 |
| | | |
| | | |

(Use additional sheets for more space.)

2. For each corporation, list the name, address, and title of each officer; the name and address of each director of the corporation; and the name and address of each shareholder who owns two percent (2%) or more of the stock of the corporation. Shareholders need not be disclosed if a corporation's stock are not traded publicly on any national stock exchange.

| NAME | TITLE OR OFFICE | ADDRESS | % OF INTEREST |
|------|-----------------|---------|---------------|
| | | | |
| | | | |
| | | | |

(Use additional sheets for more space.)

3. In the case of a trust, list the name and address of each trustee and the name and address of the beneficiaries of the trust and the percentage of interest of each beneficiary. If any trustee or beneficiary of a trust is a corporation, please provide the information required in paragraph 2 above.

Trust Name: _____

| NAME | TRUSTEE OR BENEFICIARY | ADDRESS | % OF INTEREST |
|------|------------------------|---------|---------------|
| | | | |
| | | | |
| | | | |

(Use additional sheets for more space.)

4. For partnerships, including limited partnerships, list the name and address of each principal in the partnership, including general or limited partners. If any partner is a corporation, please provide the information required in paragraph 2 above.

| NAME | ADDRESS | % OF INTEREST |
|------|---------|---------------|
| | | |
| | | |
| | | |

(Use additional sheets for more space.)

5. For each limited liability company, list the name, address, and title of each manager or managing member; and the name and address of each additional member with two percent (2%) or more membership interest. If any member with two percent (2%) or more membership interest, manager, or managing member is a corporation, trust or partnership, please provide the information required in paragraphs 2, 3 and/or 4 above.

| NAME | TITLE | ADDRESS | % OF INTEREST |
|------|-------|---------|---------------|
| | | | |
| | | | |
| | | | |

(Use additional sheets for more space.)

6. In the circumstances of a contract for purchase, list the name and address of each contract purchaser. If the purchaser is a corporation, trust, or partnership, provide the information required for those entities in paragraphs 2, 3, and/or 4 above.

Name of Purchaser: _____

| NAME | ADDRESS | % OF INTEREST |
|------|---------|---------------|
| | | |
| | | |
| | | |

Date of Contract: _____

Please specify any contingency clause related to the outcome of the consideration of the application.

6. As to any type of owner referred to above, a change of ownership occurring subsequent to this application, shall be disclosed in writing to the Planning and Development Director prior to the date of the public hearing on the application.

7. I affirm that the above representations are true and are based upon my personal knowledge and belief after all reasonable inquiry. I understand that any failure to make mandated disclosures is grounds for the subject rezoning, future land use amendment, special exception, or variance involved with this Application to become void. I certify that I am legally authorized to execute this Application and Affidavit and to bind the Applicant to the disclosures herein.

Date _____

Owner, Agent, Applicant Signature

STATE OF FLORIDA

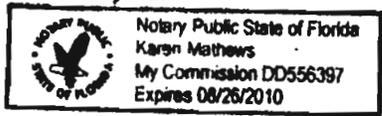
COUNTY OF _____

Sworn to (or affirmed) and subscribed before me this 2 day of March, 2010 by _____

Karen Mathews
Signature of Notary Public

Print, Type or Stamp Name of Notary Public

Personally Known _____ OR Produced Identification
Type of Identification Produced Florida Driver's License



| | |
|--|---------------------------|
| For Use by Planning & Development Staff | |
| Date: _____ | Application Number: _____ |

SEMINOLE COUNTY APPROVAL DEVELOPMENT ORDER

On April 26, 2010, Seminole County issued this Development Order relating to and touching and concerning the following described property:

LEG LOT 13 BLK A LAKE BRANTLEY ISLES 2ND ADD PB 11 PG 5

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

FINDINGS OF FACT

Property Owner: Juan Hofle
2460 Oak Drive
Longwood, Fl. 32779

Project Name: Oak Drive (2460)

Variance Approval:

Request for a side yard (west) setback variance from 10 feet to 5 feet for an existing carport in R-1AA (Single Family Dwelling) 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:

a. The variance granted will apply only to the existing carport 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: _____
Alison C. Stettner
Planning & Development Manager

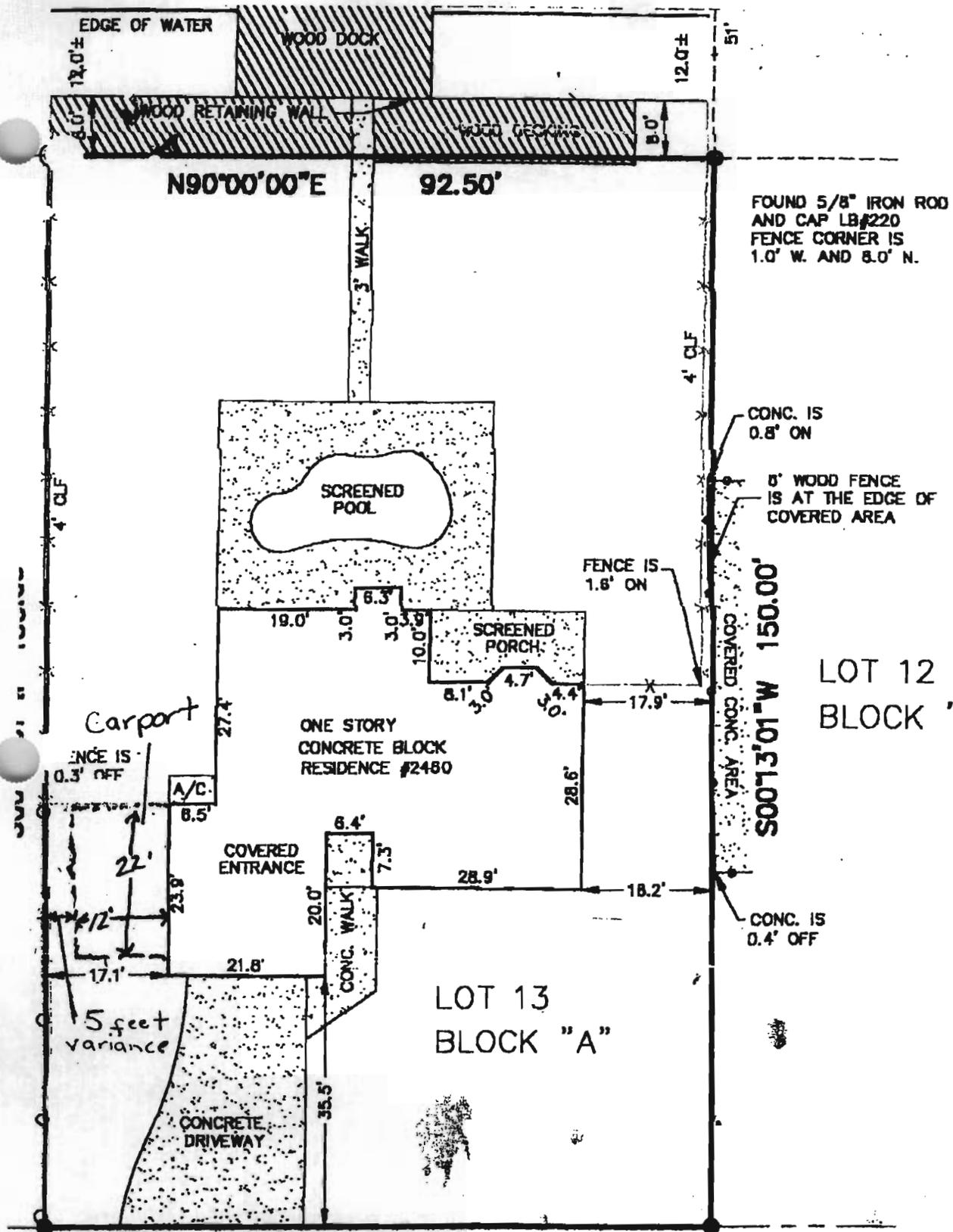
STATE OF FLORIDA)
COUNTY OF SEMINOLE)

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 _____, 2010.

Notary Public, in and for the County and State
Aforementioned

My Commission Expires:



FOUND 5/8" IRON ROD AND CAP LB#220 FENCE CORNER IS 1.0' W. AND 8.0' N.

LOT 12
BLOCK "A"

LOT 13
BLOCK "A"

ID 1/2" IRON PIPE NUMBER E IS ON & 0.5'S.

N90°00'00"E 92.50'

Asphalt Pavement
PLATTED RIGHT OF WAY

OAK DRIVE

FOUND 1" IRON PIPE NO NUMBER

CERTIFIED TO:
JUAN HOFLE AND CYNDI R. HOFLE
CONTEMPORARY MORTGAGE
STEWART TITLE GUARANTY

**SEMINOLE COUNTY DENIAL DEVELOPMENT
ORDER**

On April 26, 2010, Seminole County issued this Development Order relating to and touching and concerning the following described property:

LEG LOT 13 BLK A LAKE BRANTLEY ISLES 2ND ADD PB 11 PG 5

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

FINDINGS OF FACT

Property Owner: Juan Hofle
2460 Oak Drive
Longwood, Fl. 32779

Project Name: Oak Drive (2460)

Variance Approval:

Request for a side yard (west) setback variance from 10 feet to 5 feet for an existing carport in R-1AA (Single Family Dwelling) district.

Approval was sought to bring into compliance the construction of an existing carport within the side yard setback. One or more of the six criteria under the Land Development Code for granting a variance have not been satisfied. The applicant still retains reasonable use of the property without the granting of the requested variance.

The requested development approval is hereby denied.

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

Done and Ordered on the date first written above.

By: _____
Alison C. Stettner
Planning & Development Manager

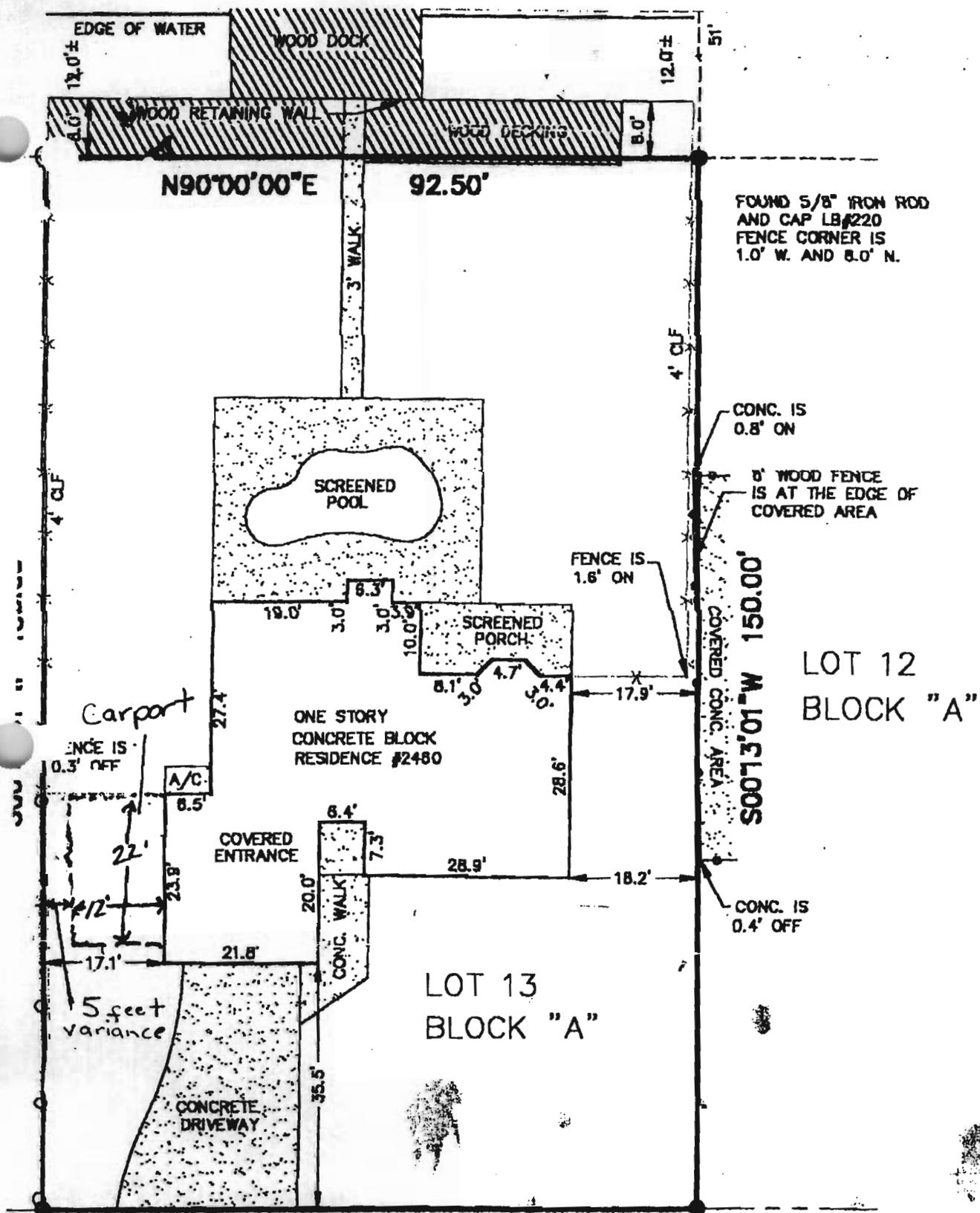
**STATE OF FLORIDA)
COUNTY OF SEMINOLE)**

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 _____, 2010.

Notary Public, in and for the County and State
Aforementioned

My Commission Expires:



ID 1/2" IRON PIPE
NUMBER
E IS ON
& 0.5'S.

N90°00'00"E 92.50'

Asphalt Pavement
PLATTED RIGHT OF WAY

OAK DRIVE

FOUND 1" IRON PIPE
NO NUMBER

CERTIFIED TO:
JUAN HOFLE AND CYNDI R. HOFLE
CONTEMPORARY MORTGAGE
STEWART TITLE GUARANTY