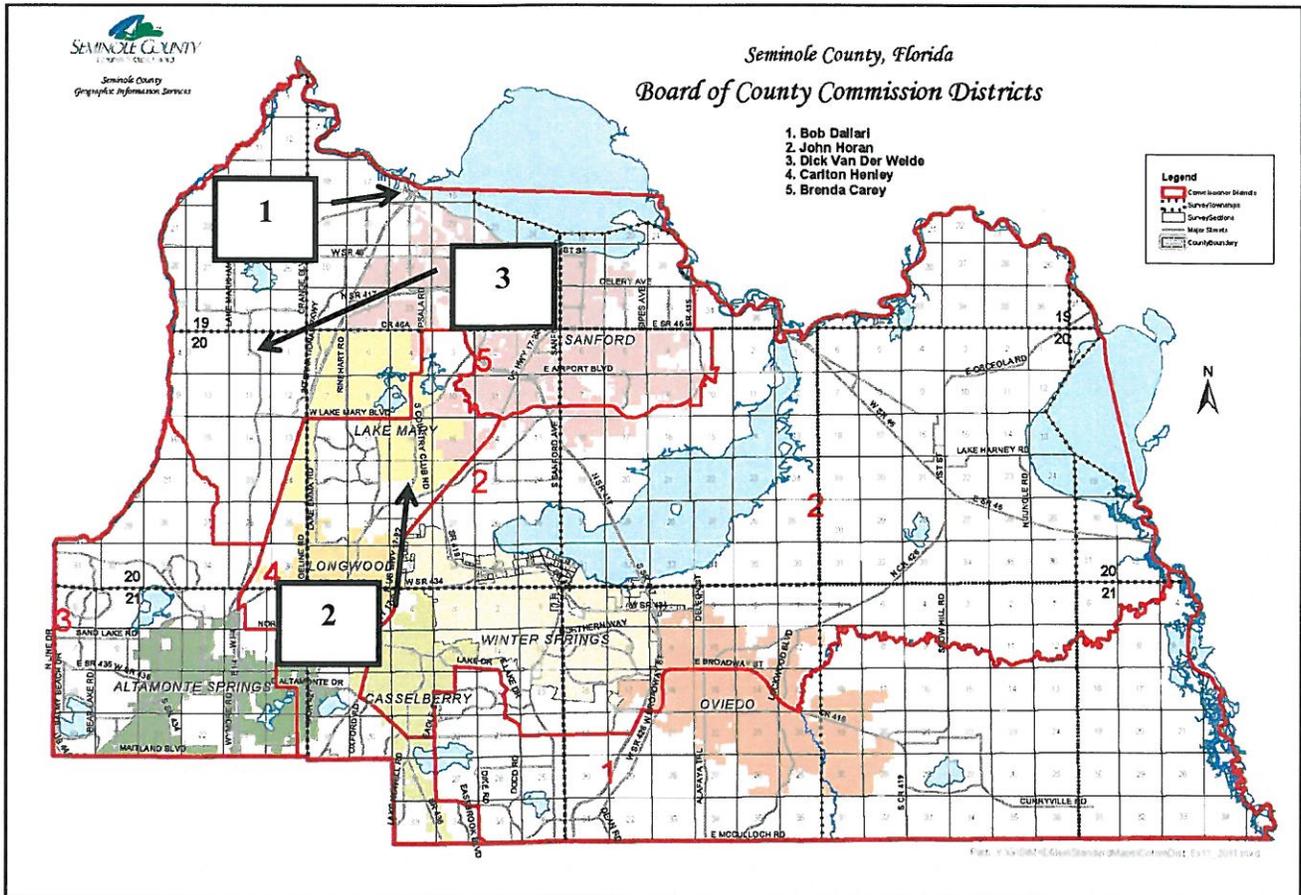


SEMINOLE COUNTY GOVERNMENT

1101 EAST FIRST STREET
SANFORD, FLORIDA 32771
(407) 665-7331

www.seminolecountyfl.gov

To: Applicants, Staff and Interested Parties
From: Growth Management Department, Planning & Development Division
Subject: **DEVELOPMENT REVIEW COMMITTEE MEETING FOR WEDNESDAY 05/23/2012**



County staff and applicants will review the following items on the above date at the time schedule below. The meeting will be held in **Room #3024** on the third floor of the County Services Building.

ITEM NO: 1	PZ - PUD/PCD	PROJ NO 12-2050003	TIME 9:00AM
PROJECT NAME	DONNIE MYERS RV PCD PH2 – MAJOR AMENDMENT	PROJECT MANAGER	BRIAN WALKER (407) 665-7337
APPLICANT	TANNATH DESIGN, INC.	BRYAN POTTS, P.E.	(407) 982-9878
PROJECT DESC	PCD MAJOR AMENDMENT		
LOCATION	NORTH OF SCHOOL STREET BETWEEN 1-4 AND MONROE RD		
PARCEL ID	16-19-30-5AC-0000-0120, 0260, 026A, 026F, 026G		
BCC DISTRICT	5-CAREY		

ITEM NO: 2	DR - SITE PLAN	PROJ NO 12-06000019	TIME 9:20AM
PROJECT NAME	COUNTRY CLUB WTP MAJOR UPGRADES - SITE PLAN	PROJECT MANAGER	ALAN WILLIS (407) 665-7332
APPLICANT	REISS ENGINEERING, INC	MARK K. WORSHAM, P.E.	(407) 679-5358
PROJECT DESC	SITE PLAN APPROVAL FOR 54,014.40 SF OF UPGRADES TO THE COUNTRY CLUB WTP LOCATED ON 11.87 ACRES ZONED A-1		
LOCATION	WESTERN END OF SILK BAY PLACE		
PARCEL ID	21-20-30-300-0100-0000		
BCC DISTRICT	4-HENLEY		

ITEM NO: 3	DR - SITE PLAN	PROJ NO 12-06000020	TIME 9:40AM
PROJECT NAME	MARKHAM WOODS PRESBYTERIAN CHURCH SP	PROJECT MANAGER	DENNY GIBBS (407) 665-7387
APPLICANT	MARKHAM WOODS PRESBYTERIAN	CAL CONKLIN	(407) 323-0522
PROJECT DESC	PROPOSED SITE PLAN FOR CHURCH & AFFILIATED USES ON 9.64+/- ACRE ZONED A-1		
LOCATION	WESTSIDE OF MARKHAM & NORTH OF LAKE MARY BLVD		
PARCEL ID	02-20-29-300-030B--0000		
BCC DISTRICT	5-CAREY		

Notice to Applicant: A copy of the staff comments and recommendations will be faxed to the Applicant and the Consultant **by 12:00 noon on the Tuesday before the scheduled meeting**. If you have any questions, please contact Development Review at (407) 665-7331. **If you intend to have an attorney present, please notify your project manager before meeting date.**

After review of the comments, the applicant may not need to meet with the staff in a group. If so, please contact Development Review so the agenda may be adjusted accordingly.

Thank you.

12-20500003

SEMINOLE COUNTY GROWTH MANAGEMENT DEPARTMENT



PLANNING & DEVELOPMENT DIVISION
1101 EAST FIRST STREET ROOM 2028
SANFORD, FL 32771
(407) 665-7441 PHONE
(407) 665-7385 FAX

APPL # Z-2012-005
PROJ # 12-20500003
FLUA # _____

**APPLICATION TO THE SEMINOLE COUNTY
PLANNING & ZONING COMMISSION / LOCAL PLANNING AGENCY AND BOARD OF COMMISSIONERS**

Applications to the Seminole County Planning & Zoning Commission / Local Planning Agency and Board of County Commissioners shall include **all applicable items listed in the Application Submittal Checklist**. No application will be scheduled for Development Review Committee (DRC) consideration until a complete application (including all information requested below) has been received by the Growth Management Department, Planning & Development Division.

APPLICATION SUBMITTAL CHECKLIST:	**THIS BOX FOR STAFF USE ONLY**
<input type="checkbox"/> COPY OF PRE-APPLICATION REVIEW INFORMATION, IF APPLICABLE	
<input type="checkbox"/> PROPERTY OWNER PRINTOUT FROM PROPERTY APPRAISER'S WEBSITE	
<input type="checkbox"/> PROPERTY OWNER'S AUTHORIZATION FORM (ADDITIONAL DOCUMENTATION REQUIRED IF OWNER IS A TRUST OR CORPORATION)	
<input type="checkbox"/> OWNERSHIP DISCLOSURE FORM	
<input type="checkbox"/> SCHOOL IMPACT ANALYSIS (CONTACT SCHOOL BOARD FOR APPLICATION)	
<input type="checkbox"/> CONCURRENCY APPLICATION/DEFERRAL AFFIDAVIT AND FEE IF REQUIRED \$ _____	
<input type="checkbox"/> BOUNDARY SURVEY (2 COPIES)	
<input type="checkbox"/> ELECTRONIC LEGAL DESCRIPTION IN DIGITAL WORD FORMAT (COMPACT DISK OR EMAIL ONLY)	
<input type="checkbox"/> PUD/PCD FINAL MASTER/SITE PLAN REQUIRES A DRAFT DCA IN DIGITAL WORD FORMAT (COMPACT DISK OR EMAIL ONLY)	
<input type="checkbox"/> REZONING TO PUD, PCD, OP, RP, RM-2, RM-3, R-3, R-3A, R-4 AND MYRTLE STREET CONSERVATION VILLAGE REQUIRES <u>16</u> FULL-SIZE SETS OF SITE PLANS OR MASTER PLANS AND AN <u>11" X 17"</u> PDF FILE (COMPACT DISK OR EMAIL ONLY)	
<input type="checkbox"/> APPLICATION FEE \$ _____	
SIGNATURE OF STAFF PROJECT MANAGER CERTIFYING THAT THE APPLICATION IS SUFFICIENT	

APPLICATION TYPE - PLEASE CHECK ALL THAT APPLY

- LARGE SCALE FUTURE LAND USE AMENDMENT (LSFLUA) FROM: _____ TO: _____
- SMALL SCALE FUTURE LAND USE AMENDMENT (SSFLUA) FROM: _____ TO: _____
- PLANNED DEVELOPMENT AMENDMENT TO EXISTING PD (LS/SSFLUA) FROM: _____ TO: _____

[NOTE: ATTACHMENT "A" AND ALL SUPPORT MATERIALS MUST BE SUBMITTED FOR LAND USE AMENDMENTS ABOVE]

- REZONING (WITHOUT SITE PLAN) FROM: _____ TO: _____
- REZONING TO PUD, PCD, OP, RP, RM-2, RM-3, R-3, R-3A, or R-4 FROM: _____ TO: _____
- PUD/PCD MAJOR AMENDMENT
- PUD/PCD MINOR AMENDMENT
- PUD FINAL MASTER PLAN
- DEVELOPMENT OF REGIONAL IMPACT NOPC
- MYRTLE STREET CONSERVATION VILLAGE

PROPERTY OWNER / AUTHORIZED AGENT INFORMATION

	PROPERTY OWNER	AUTHORIZED AGENT *
NAME	David Hodgman Bobby Von Herbulis (POA)	Bryan Potts, PE
IF THE OWNER IS A CORPORATION OR TRUST, GIVE THE NAME AND TITLE OF THE PERSON WHO CAN LEGALLY SIGN ON BEHALF OF THE CORPORATION AND PROVIDE DOCUMENTATION THAT THEY HAVE LEGAL AUTHORITY :		
ADDRESS	Southern Pride LLC 4240 Church Street, Ste1156 Sanford, FL 32771	Tannath Design, Inc. 3225 Rose Spring Drive Orlando, FL 32825
PHONE 1	(407) 323-1150	(407) 982-9878
PHONE 2		
FAX	(407) 323-9304	(407) 208-1425
E-MAIL	bobbyv@mckeegc.com	bpotts@tannathdesign.com
If you have a consultant that is not listed on the application and you would like us to contact them directly and give them the DRC comments, provide their contact information on a separate sheet, otherwise any questions and/or comments will be directed to the property owner or authorized agent listed above.		

* Proof of property owner's authorization is required with submittal if signed by authorized agent.

NAME AND PHONE NUMBER OF PERSON WHO WILL POST PLACARD Bryan Potts, P.E.
(407) 982-9878

PROJECT INFORMATION

PROJECT NAME	Donnie Myers RV Ph2	
SITE ADDRESS	950 Monroe Road Sanford, FL 32771	
BCC DISTRICT	District 5	
EXISTING USE(S)	Undeveloped	
PROPOSED USE(S)	RV Facility	
PROPERTY ID NUMBER(S)	16-19-30-5AC-0000-0120 16-19-30-5AC-0000-0260 16-19-30-5AC-0000-026A	16-19-30-5AC-0000-026F 16-19-30-5AC-0000-026G
SIZE OF PROPERTY	5.33	acres
GENERAL LOCATION	North of School Street Between I-4 and Monroe Road	
SOURCE OF WATER	Seminole County	
SOURCE OF SEWER	Seminole County	
RECLAIM PROVIDER	N/A	

CONCURRENCY REVIEW MANAGEMENT SYSTEM (PLEASE CHECK ONE)

	<p>I elect to defer the Concurrency Review that is required by Chapter 163, Florida Statutes, per Seminole County's Comprehensive Plan for the above listed property until a point as late as Site Plan and/or Final Engineering submittals for this proposed development plan. I further specifically acknowledge that any proposed development on the subject property will be required to undergo Concurrency Review and meet all Concurrency requirements in the future. PCD Final Site Plan/PCD Final Site Plan Amendment may not defer.</p>	
	<p>I hereby declare and assert that the aforementioned proposal and property described are covered by a valid previously issued Certificate of Vesting or a prior Concurrency determination (Test Notice issued within the past (two years) as identified below: (Please attach a copy of the Certificate of Vesting or Test Notice.)</p>	
	<p><u>TYPE OF CERTIFICATE:</u></p> <p>VESTING:</p> <p>TEST NOTICE:</p>	<p><u>CERTIFICATE NUMBER:</u></p> <p>CV- _____</p> <p>_____</p>
	<p><u>DATE ISSUED:</u></p> <p>_____</p> <p>_____</p>	
XX	<p>Concurrency Application and appropriate fee are attached. I wish to encumber capacity at an early point in the development process and understand that only upon approval of the development order and the full payment of applicable facility reservation fees is a Certificate of Concurrency issued and entered into the Concurrency Management monitoring system.</p>	

By my signature hereto, I do hereby certify that the information contained in this application is true and correct to the best of my knowledge, and understand that deliberate misrepresentation of such information may be grounds for denial or reversal of this application and / or revocation of any approval based upon this application.

I hereby authorize County staff to enter upon the subject property at any reasonable time for the purposes of investigating and reviewing this request. I also hereby agree to place a public notice sign (placard) on the subject property at a location(s) to be determined by County staff.

I further acknowledge that Seminole County may not defend any challenge to my proposed future land use amendment / rezoning and related development approvals, and that it may be my sole obligation to defend any and all actions and approvals, which authorize the use or development of the subject property. Submission of this form initiates a process and does not imply approval by Seminole County or any of its boards, commissions or staff.

I further acknowledge that I have read the information contained in this application form pertaining to proposed amendments to the official zoning map, official Future Land Use map, and / or comprehensive plan and have had sufficient opportunity to inquire with regard to matters set forth therein and, accordingly, fully understand all applicable procedures and matters relating to this application.

I hereby represent that I have the lawful right and authority to file this application.


4-11-12

SIGNATURE OF AUTHORIZED APPLICANT* **DATE**

* Proof of property owner's authorization is required with submittal if signed by someone other than the property owner.

Bobby Von Herbulis (Power of Attorney Attached)

PRINT OR TYPE NAME

**SEMINOLE COUNTY APPLICANT AUTHORIZATION FORM
(ORIGINAL ONLY)**

An authorized applicant is defined as:

- The property owner of record; or
- An agent of said property owner (power of attorney to represent and bind the property owner must be submitted with the application); or
- Contract purchaser (a copy of a fully executed sales contract must be submitted with the application containing a clause or clauses allowing an application to be filed).

I David Hodgman, the fee simple owner of the following
(Owner's Name)
described property (Provide Legal Description or Tax Parcel ID Number(s) 16-19-30-5AC-0000-0120 (0260),
(026A), (026F), (026G)

hereby affirm that Bryan Potts, P.E. is hereby designated to act as my / our
authorized agent for the filing of the attached application for:

CIRCLE ONE: *Development Plan; Special Exception; Variance; Vacate; Special Event Permit; Temporary Use Permit;
Arbor Permit.*

and make binding statements and commitments regarding the request.

David Hodgman
Owner's Signature

I certify that I have examined the application and that all statements and diagrams submitted are true and accurate to the best of my knowledge. Further, I understand that this application, attachments and fees become part of the Official Records of Seminole County, Florida and are not returnable.

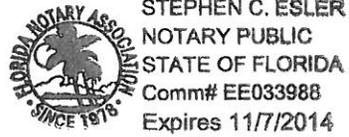
SWORN TO AND SUBSCRIBED before me this 11TH day of April, 20 12

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

WITNESS my hand and official seal in the County and State last aforesaid this 12TH day of April, 20 12

Notary Public in and for the County and State
Aforementioned
My Commission Expires: 11-7-2014

Step C...



APPLICATION FEE SCHEDULE

Rezoning Application Fees	
REZONING FEES (Excluding PUD / PCD)	
Single-Family / Duplex / Agriculture	\$1,500.00 + \$50.00 / Acre up to \$3,000.00
All Other Classifications (Excluding PD's)	\$2,000.00 + \$70.00 / Acre up to \$3,800.00
REZONING FEES (PUD / PCD)	
Residential Rezoning & Preliminary Master Plan / Site Plan/Myrtle Street Conservation Village	\$2,000 + \$10.00 / DU up to \$5,300.00
Nonresidential Rezoning & Preliminary Master Plan / Site Plan	\$2,000 + \$25.00 / Acre up to \$5,300.00
Final Master Plan Review	\$2,300.00
Final Master Plan Filing Extension	\$135.00
Major Revisions to PUD / PCD Master Plan	\$2,000.00
Minor Revisions to PUD / PCD Master Plan	\$600.00
Concurrent Rezoning & FLU Amendment or DRI	50% of the Regular Rezoning Fee
MISCELLANEOUS FEES	
Non-Substantial Change of Site Plan / Use in RP District	\$450.00
Substantial Change of Site Plan / Use in RP District	Same as Rezoning Fee
Myrtle Street Conservation Village	Same as PUD Rezoning Fee
Future Land Use Amendment Fees	
Residential Large Scale Amendment (> 10 Acres)	\$200.00 / Acre up to \$3,500.00
Residential Small Scale Amendment (< 10 Acres)	\$2,000.00
Non-Residential Large Scale Amendment (> 10 Acres)	\$350.00 / Acre up to \$7,500.00
Non-Residential Small Scale Amendment (< 3 Acres)	\$2,000.00
Non-Residential Small Scale Amendment (3 – 10 Acres)	\$3,500.00
DRI Fees	
DRI with Plan Amendment	\$10,000.00
DRI without Plan Amendment	\$7,000.00
Application for Determination of Substantial Deviation to DRI	\$2,800.00

DEC 5/23/12



SEMINOLE COUNTY GROWTH MANAGEMENT
PLANNING & DEVELOPMENT DIVISION
1101 EAST FIRST STREET ROOM 2028
SANFORD, FL 32771
(407) 665-7441 PHONE (407) 665-7385 FAX
www.seminolecountyfl.gov/gm

SMALL SITE PLAN LESS THAN 2,500 SF: YES NO

DREDGE & FILL: YES NO

APPLICANT INFORMATION

12-06000019 Related Proj # 11-20000008

APPLICANT: Reiss Engineering, Inc.		CONTACT: Mark K. Worsham, P.E.
ADDRESS: 1016 Spring Villas Pt.		
CITY: Winter Springs	STATE: FL	ZIP: 32708
PHONE: 407-679-5358	FAX: 407-679-5003	EMAIL: mkworsham@reisseng.com

CONSULTANT INFORMATION

ENGINEER: Reiss Engineering, Inc.		CONTACT: Mark K. Worsham, P.E.
ADDRESS: 1016 Spring Villas Pt.		
CITY: Winter Springs	STATE: FL	ZIP: 32708
PHONE: 407-679-5358	FAX: 407-679-5003	EMAIL: mkworsham@reisseng.com

OWNER INFORMATION

Is Owner's Authorization Attached? YES NO

OWNER: Seminole County Board of County Commissioners		CONTACT: Andrew M. Neff, P.E.
ADDRESS: 1101 E 1st Street		
CITY: Sanford	STATE: FL	ZIP: 32771
PHONE: 407-665-2003	FAX:	EMAIL: aneff@seminolecountyfl.gov

SITE INFORMATION

PARCEL ID #: 21-20-30-300-0100-0000			
PROJECT NAME: Country Club Water Treatment Plant Major Upgrades			
DESCRIPTION OF PROJECT: Modifications and upgrades to the existing Water Treatment Plant			
INTENDED USE OF PROPERTY: Water Treatment Plant			
LOCATION: 299 Silk Bay Place, Longwood, FL 32750			
ZONING: Existing A-1 / Proposed PLI	FUTURE LAND USE: PUBU	TOTAL ACREAGE: 11.87	BCC DISTRICT: 2 + Henley

UTILITIES

WATER PROVIDER: Seminole County Utilities		SEWER PROVIDER: Seminole County Utilities	
IS PROPERTY SERVED BY WELL?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>		
IS PROPERTY SERVED BY SEPTIC?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	FEE ATTACHED:	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>

ARBOR

ARE ANY TREES BEING REMOVED?	YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>		
ARBOR PERMIT APPLICATION ATTACHED:	YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>	FEE ATTACHED:	YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>

Related project # 11-20000008 (Rt zone)

ADDITIONAL SITE INFORMATION

IMPERVIOUS SURFACE AREA :	New Impervious Total = 1.24 acres				
BUILDING AREA:	EXISTING:	0.27 ac	NEW:	0.34 ac	14,810.40 SF
PAVEMENT AREA:	EXISTING:	0.10 ac	NEW:	0.90 ac	39,204 SF
IF DREDGE & FILL, HOW MANY CUBIC YARDS OF FILL IS PROPOSED? 11,000 cy					

FEES

SMALL SITE PLAN OR FILL:	\$200.00
DREDGE & FILL:	\$650.00 (Added to site plan application fee)
REGULAR SITE PLAN : <i>Sq. ft. of all NEW Impervious Surfaces (rounded to 2 decimal points)</i>	
To calculate regular site plan application fee, please use the formula below or the fee calculator http://www.seminolecountyfl.gov/gm/pd_calc.asp	Fee Amount: \$ 2,730.29 (Dredge/Fill should not be included)
$\sum \quad \$1000+ \left[\frac{\text{New Impervious}}{1000} \right] \times \$20 \quad 1080.20$ <p style="text-align: center; margin-left: 100px;">54.01</p>	= Fee Amount 2080.20

CONCURRENCY REVIEW MANAGEMENT SYSTEM: (Please check one.)

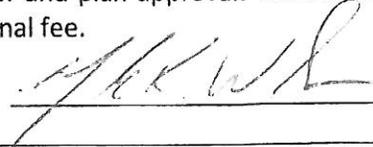
<http://www.seminolecountyfl.gov/gm/devrev/concurrency.asp>

I elect to defer the Concurrency Review determination for the above listed property until a point as late as Final Engineering Submittal. (Minor Plat and Final Engineering require Concurrency Test Review.) I further specifically acknowledge that any proposed development on the subject property will be required to undergo Concurrency Review and meet all Concurrency requirements in the future.

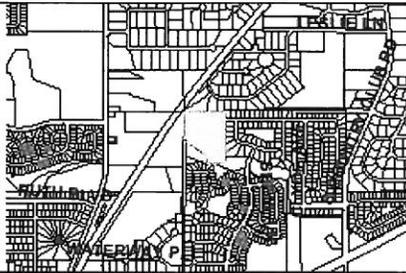
I hereby declare and assert that the aforementioned proposal and property described are covered by a valid previously issued and unexpired Certificate of Vesting or prior Concurrency determination as identified below: (Please attach a copy of the Certificate of Vesting or Prior Test/Concurrency Notice.)
Vesting Certificate/Test Notice Number: _____ Date issued: _____

Concurrency Application and appropriate fee is attached. I wish to encumber capacity at an early point in the development process and understand that only upon approval of the development order and full payment of applicable facility reservation fees is a Certificate of Concurrency issued and entered into the Concurrency Management Monitoring System.

I understand that the application for site plan review must include all required submittals as specified in Chapter 40, Part 4, of the Seminole County Land Development Code. Submission of incomplete plans may create delays in review and plan approval. The review fee provides for two plan reviews. Additional reviews will require an additional fee.

Applicant's Signature:  Date: 4/20/12

OFFICIAL USE	
PROJECT #:	PLANNER ASSIGNED:

<p>PARCEL DETAIL</p> <p>DAVID JOHNSON, CFA, ASA PROPERTY APPRAISER SEMINOLE COUNTY FL 1101 E. FIRST ST SANFORD, FL 32771-1468 407-665-7506</p>																																						
<p style="text-align: center;">GENERAL</p> <p>Parcel Id: 21-20-30-300-0100-0000 Owner: SEMINOLE B C C Own/Addr: COUNTY SERVICES BUILDING Mailing Address: 1101 E 1ST ST City,State,ZipCode: SANFORD FL 32771 Property Address: 299 SILK BAY PL LONGWOOD 32750 Facility Name: WATER TREATMENT PLANT Tax District: 01-COUNTY-TX DIST 1 Exemptions: 85-COUNTY () Dor: 86-COUNTY(EXC:PUBLIC SC)</p>		<p style="text-align: center;">VALUE SUMMARY</p> <table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: center;">VALUES</th> <th style="text-align: center;">2012 Working</th> <th style="text-align: center;">2011 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;">0</td> <td style="text-align: center;">0</td> </tr> <tr> <td style="text-align: center;">Depreciated Bldg Value</td> <td style="text-align: center;">\$0</td> <td style="text-align: center;">\$0</td> </tr> <tr> <td style="text-align: center;">Depreciated EXFT Value</td> <td style="text-align: center;">\$599,900</td> <td style="text-align: center;">\$599,900</td> </tr> <tr> <td style="text-align: center;">Land Value (Market)</td> <td style="text-align: center;">\$189,280</td> <td style="text-align: center;">\$189,280</td> </tr> <tr> <td style="text-align: center;">Land Value Ag</td> <td style="text-align: center;">\$0</td> <td style="text-align: center;">\$0</td> </tr> <tr> <td style="text-align: center;">Just/Market Value</td> <td style="text-align: center;">\$789,180</td> <td style="text-align: center;">\$789,180</td> </tr> <tr> <td style="text-align: center;">Portability Adj</td> <td style="text-align: center;">\$0</td> <td style="text-align: center;">\$0</td> </tr> <tr> <td style="text-align: center;">Save Our Homes Adj</td> <td style="text-align: center;">\$0</td> <td style="text-align: center;">\$0</td> </tr> <tr> <td style="text-align: center;">Amendment 1 Adj</td> <td style="text-align: center;">\$0</td> <td style="text-align: center;">\$0</td> </tr> <tr> <td style="text-align: center;">Assessed Value (SOH)</td> <td style="text-align: center;">\$789,180</td> <td style="text-align: center;">\$789,180</td> </tr> </tbody> </table> <p style="text-align: center;">Tax Estimator</p>	VALUES	2012 Working	2011 Certified	Value Method	Cost/Market	Cost/Market	Number of Buildings	0	0	Depreciated Bldg Value	\$0	\$0	Depreciated EXFT Value	\$599,900	\$599,900	Land Value (Market)	\$189,280	\$189,280	Land Value Ag	\$0	\$0	Just/Market Value	\$789,180	\$789,180	Portability Adj	\$0	\$0	Save Our Homes Adj	\$0	\$0	Amendment 1 Adj	\$0	\$0	Assessed Value (SOH)	\$789,180	\$789,180
VALUES	2012 Working	2011 Certified																																				
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2012 TAXABLE VALUE WORKING ESTIMATE																																						
Taxing Authority	Assessment Value	Exempt Values	Taxable Value																																			
County General Fund	\$789,180	\$789,180	\$0																																			
<i>(Amendment 1 adjustment is not applicble to school assessment)</i> Schools	\$789,180	\$789,180	\$0																																			
Fire	\$789,180	\$789,180	\$0																																			
Road District	\$789,180	\$789,180	\$0																																			
SJWM(Saint Johns Water Management)	\$789,180	\$789,180	\$0																																			
County Bonds	\$789,180	\$789,180	\$0																																			
The taxable values and taxes are calculated using the current years working values and the prior years approved millage rates.																																						
SALES		2011 VALUE SUMMARY																																				
Deed	Date	Book	Page																																			
WARRANTY DEED	11/1977	01191	0379																																			
Amount	Vac/Imp	Qualified																																				
\$55,000	Vacant	No																																				
Find Sales within this DOR Code																																						
2011 Tax Bill Amount:		\$0																																				
2011 Certified Taxable Value and Taxes																																						
DOES NOT INCLUDE NON-AD VALOREM ASSESSMENTS																																						
LAND		LEGAL DESCRIPTION																																				
Land Assess Method	Frontage	Depth	Land Units																																			
ACREAGE	0	0	11.830																																			
Unit Price	Land Value																																					
32,000.00	\$189,280																																					
<u>Permits</u>		SEC 21 TWP 20S RGE 30E BEG W 1/4 COR RUN E 700 FT S 879.13 FT W 325 FT N 135 FT N 54 DEG 47 MIN 45 SEC W 463.88 FT N 480 FT TO BEG																																				
EXTRA FEATURE																																						
Description	Year Blt	Units	EXFT Value Est. Cost New																																			
OVERRIDE	1994	1	\$599,900 \$599,900																																			
<p>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.</p>																																						



**SEMINOLE COUNTY GROWTH MANAGEMENT
PLANNING & DEVELOPMENT DIVISION
1101 EAST FIRST STREET ROOM 2028
SANFORD, FL 32771
(407) 665-7441 PHONE (407) 665-7385 FAX
www.seminolecountyfl.gov/gm**

RECEIVED

11/28/2012

SMALL SITE PLAN LESS THAN 2,500 SF: YES NO

DREDGE & FILL: YES NO

APPLICANT INFORMATION

APPLICANT: Markham Woods Presbyterian Church		CONTACT: Cal Conklin
ADDRESS: 5210 Markham Woods Road		
CITY: Lake Mary	STATE: FL	ZIP: 32746
PHONE: 407-323-0522	FAX:	EMAIL: bconklin@cfh.rr.com bconklin@cfh.rr.com

CONSULTANT INFORMATION

ENGINEER: CPH Engineers, Inc.		CONTACT: Irene Boyles
ADDRESS: 500 W. Fulton Street		
CITY: Sanford	STATE: FL	ZIP: 32771
PHONE: 407-322-6841	FAX: 407-330-0639	EMAIL: iboyles@cphengineers.com

OWNER INFORMATION

Is Owner's Authorization Attached? YES NO

OWNER: Same as Applicant		CONTACT:
ADDRESS:		
CITY:	STATE:	ZIP:
PHONE:	FAX:	EMAIL:

SITE INFORMATION

PARCEL ID #: 02-20-29-300-030B-0000, 02-20-29-300-030C-0000		
PROJECT NAME: Markham Woods Presbyterian Church		
DESCRIPTION OF PROJECT: New Preschool Building & Office Buildings		
INTENDED USE OF PROPERTY: Church and Affiliated Uses		
LOCATION: 5210 Markham Woods Road		
ZONING: A-1	FUTURE LAND USE: Church/ Preschool	TOTAL ACREAGE: 9.64+/- BCC DISTRICT: 5

UTILITIES

WATER PROVIDER:		SEWER PROVIDER:	
IS PROPERTY SERVED BY WELL?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>		
IS PROPERTY SERVED BY SEPTIC?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	FEE ATTACHED:	YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>

ARBOR

ARE ANY TREES BEING REMOVED?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>		
ARBOR PERMIT APPLICATION ATTACHED:	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	FEE ATTACHED:	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>

ADDITIONAL SITE INFORMATION

IMPERVIOUS SURFACE AREA :					
BUILDING AREA:		EXISTING:	26782.5	NEW:	13268
PAVEMENT AREA:		EXISTING:	32185	NEW:	26006
IF DREDGE & FILL, HOW MANY CUBIC YARDS OF FILL IS PROPOSED? N/A					

FEES

SMALL SITE PLAN OR FILL:	\$200.00
DREDGE & FILL:	\$650.00
REGULAR SITE PLAN : <i>Sq. ft. of all NEW Impervious Surfaces (rounded to 2 decimal points)</i>	
To calculate regular site plan application fee, please use the formula below or the fee calculator http://www.seminolecountyfl.gov/gm/pd_calc.asp	Fee Amount: \$ 1,844.38
$\Sigma \quad \$1000+ \left[\frac{\text{New Impervious}}{1000} \right] \times \$20 = \text{Fee Amount}$	

CONCURRENCY REVIEW MANAGEMENT SYSTEM: (Please check one.)

<http://www.seminolecountyfl.gov/gm/devrev/concurrency.asp>

I elect to defer the Concurrency Review determination for the above listed property until a point as late as Final Engineering Submittal. (Minor Plat and Final Engineering require Concurrency Test Review.) I further specifically acknowledge that any proposed development on the subject property will be required to undergo Concurrency Review and meet all Concurrency requirements in the future.

I hereby declare and assert that the aforementioned proposal and property described are covered by a valid previously issued and unexpired Certificate of Vesting or prior Concurrency determination as identified below: (Please attach a copy of the Certificate of Vesting or Prior Test/Concurrency Notice.) Vesting Certificate/Test Notice Number: _____ Date issued: _____

Concurrency Application and appropriate fee is attached. I wish to encumber capacity at an early point in the development process and understand that only upon approval of the development order and full payment of applicable facility reservation fees is a Certificate of Concurrency issued and entered into the Concurrency Management Monitoring System.

I understand that the application for site plan review must include all required submittals as specified in Chapter 40, Part 4, of the Seminole County Land Development Code. Submission of incomplete plans may create delays in review and plan approval. The review fee provides for two plan reviews. Additional reviews will require an additional fee.

Applicant's Signature: _____ Date: _____

OFFICIAL USE	
PROJECT #: 12-06000020	PLANNER ASSIGNED: Denny Gibbs

ADDITIONAL SITE INFORMATION

IMPERVIOUS SURFACE AREA :					
BUILDING AREA:		EXISTING:	26782.5	NEW:	13268
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Applicant's Signature: _____ Date: _____

OFFICIAL USE	
PROJECT #:	PLANNER ASSIGNED:

**SEMINOLE COUNTY APPLICANT AUTHORIZATION FORM
(ORIGINAL ONLY)**

An authorized applicant is defined as:

- The property owner of record; or
- An agent of said property owner (power of attorney to represent and bind the property owner must be submitted with the application); or
- Contract purchaser (a copy of a fully executed sales contract must be submitted with the application containing a clause or clauses allowing an application to be filed).

I JOHN GUTEKUNST, the fee simple owner of the following
(Owner's Name)
described property (Provide Legal Description or Tax Parcel ID Number(s)) _____
02-20-29-300-030B-0000, 02-20-29-300-030C-0000

hereby affirm that _____ is hereby designated to act as
my / our authorized agent for the filing of the attached application for:

CIRCLE ONE: *Development Plan; Special Exception; Variance; Vacate; Special Event Permit; Temporary Use Permit; Arbor Permit.*

and make binding statements and commitments regarding the request.

Site Plan Approval

John Gutekunst
Owner's Signature

I certify that I have examined the application and that all statements and diagrams submitted are true and accurate to the best of my knowledge. Further, I understand that this application, attachments and fees become part of the Official Records of Seminole County, Florida and are not returnable.

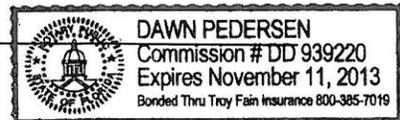
SWORN TO AND SUBSCRIBED before me this 19th day of April, 2012.

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

WITNESS my hand and official seal in the County and State last aforesaid this 19 day of April, 2012.

Dawn Pedersen
Notary Public in and for the County and State
Aforementioned

My Commission Expires: _____





Parcel: 02-20-29-300-030B-0000
 Owner: CHURCH MARKHAM WOODS PRESBYTERIAN INC
 Property Address: 5210 MARKHAM WOODS RD LAKE MARY, FL 32746

< Back Save Layout Reset Layout New Search

<p>Parcel: 02-20-29-300-030B-0000</p> <p>Property Address: 5210 MARKHAM WOODS RD Owner: CHURCH MARKHAM WOODS PRESBYTERIAN INC Mailing: 5210 MARKHAM WOODS RD LAKE MARY, FL 32746 - 4000</p> <p>Subdivision Name: View Plat Tax District: 01-COUNTY-TX DIST 1 Exemptions: 36-CHURCH/RELIGIOUS (2007) DOR Use Code: 71-CHURCHES</p> <div style="text-align: center; margin-top: 20px;"> </div>	<p>Value Summary</p> <table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th></th> <th>2012 Working Values</th> <th>2011 Certified Values</th> </tr> <tr> <th>Valuation Method</th> <th>Cost/Market</th> <th>Cost/Market</th> </tr> </thead> <tbody> <tr> <td>Number of Buildings</td> <td style="text-align: center;">3</td> <td style="text-align: center;">3</td> </tr> <tr> <td>Depreciated Bldg Value</td> <td style="text-align: right;">\$1,264,809</td> <td style="text-align: right;">\$1,284,555</td> </tr> <tr> <td>Depreciated EXFT Value</td> <td style="text-align: right;">\$52,455</td> <td style="text-align: right;">\$55,021</td> </tr> <tr> <td>Land Value (Market)</td> <td style="text-align: right;">\$173,900</td> <td style="text-align: right;">\$173,900</td> </tr> <tr> <td>Land Value Ag</td> <td></td> <td></td> </tr> <tr> <td>Just/Market Value **</td> <td style="text-align: right;">\$1,491,164</td> <td style="text-align: right;">\$1,513,476</td> </tr> <tr> <td>Portability Adj</td> <td></td> <td></td> </tr> <tr> <td>Save Our Homes Adj</td> <td style="text-align: right;">\$0</td> <td style="text-align: right;">\$0</td> </tr> <tr> <td>Amendment 1 Adj</td> <td style="text-align: right;">\$0</td> <td style="text-align: right;">\$0</td> </tr> <tr> <td>Assessed Value</td> <td style="text-align: right;">\$1,491,164</td> <td style="text-align: right;">\$1,513,476</td> </tr> </tbody> </table> <p style="text-align: right; margin-top: 10px;">Tax Amount without SOH: \$0 2011 Tax Bill Amount \$0 Tax Estimator Save Our Homes Savings: \$0</p> <p style="font-size: small; text-align: right;">* Does NOT INCLUDE Non Ad Valorem Assessments</p>		2012 Working Values	2011 Certified Values	Valuation Method	Cost/Market	Cost/Market	Number of Buildings	3	3	Depreciated Bldg Value	\$1,264,809	\$1,284,555	Depreciated EXFT Value	\$52,455	\$55,021	Land Value (Market)	\$173,900	\$173,900	Land Value Ag			Just/Market Value **	\$1,491,164	\$1,513,476	Portability Adj			Save Our Homes Adj	\$0	\$0	Amendment 1 Adj	\$0	\$0	Assessed Value	\$1,491,164	\$1,513,476
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Map Aerial Both Footprint + - Extents Center
 Larger Map Dual Map View - External

Legal Description							
LEG SEC 02 TWP 20S RGE 29E E 1/2 OF N 3/4 OF S 1/2 OF NW 1/4 OF SE 1/4 (LESS N 165 FT & E 50 FT FOR RD)							
Tax Details							
	Taxing Authority	Assessment Value	Exempt Values	Taxable Value			
	County General Fund	\$1,491,164	\$1,491,164	\$0			
	Schools	\$1,491,164	\$1,491,164	\$0			
	Fire	\$1,491,164	\$1,491,164	\$0			
	Road District	\$1,491,164	\$1,491,164	\$0			
	SJWM(Saint Johns Water Management)	\$1,491,164	\$1,491,164	\$0			
	County Bonds	\$1,491,164	\$1,491,164	\$0			
Sales							
	Deed	Date	Book	Page	Amount	Vac/Imp	Qualified
	WARRANTY DEED	03/1993	<u>02575</u>	<u>0160</u>	\$681,400	Improved	No
	WARRANTY DEED	11/1986	<u>01791</u>	<u>1240</u>	\$4,600	Vacant	Yes
	WARRANTY DEED	01/1983	<u>01517</u>	<u>1196</u>	\$180,000	Improved	Yes
	WARRANTY DEED	01/1977	<u>01114</u>	<u>0839</u>	\$15,000	Vacant	No
Find Comparable Sales within this Subdivision							
Land							
	Method	Frontage	Depth	Units	Unit Price	Land Value	
	ACREAGE	0	0	4.700	37,000.00	\$173,900	
Building Information							

#	Description	Year Built	Stories	Total SF	Ext Wall	Adj Value	Kept Value	Appendages						
2	MASONRY PILASTER .	1989	1	9,550.00	BRICK COMMON - MASONRY	\$585,556	\$796,675	<table border="1"> <thead> <tr> <th>Description</th> <th>Area</th> </tr> </thead> <tbody> <tr> <td>OPEN PORCH FINISHED</td> <td>120</td> </tr> </tbody> </table>	Description	Area	OPEN PORCH FINISHED	120		
Description	Area													
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3	MASONRY PILASTER .	1993	1	9,263.00	BRICK COMMON - MASONRY	\$610,783	\$788,107	<table border="1"> <thead> <tr> <th>Description</th> <th>Area</th> </tr> </thead> <tbody> <tr> <td>OPEN PORCH FINISHED</td> <td>616</td> </tr> <tr> <td>OPEN PORCH FINISHED</td> <td>400</td> </tr> </tbody> </table>	Description	Area	OPEN PORCH FINISHED	616	OPEN PORCH FINISHED	400
Description	Area													
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Permits

Permit #	Type	Agency	Amount	CO Date	Permit Date
07065	Addition - Residential	County	\$47,800		04/07/2005
00435	Exempt	County	\$1,892		01/01/1998
08204	Exempt	County	\$2,311		12/01/1997
08161	Exempt	County	\$13,000	03/25/1998	12/01/1997
05488	Exempt	County	\$10,000		08/01/1996
01761	Exempt	County	\$900		03/01/1996

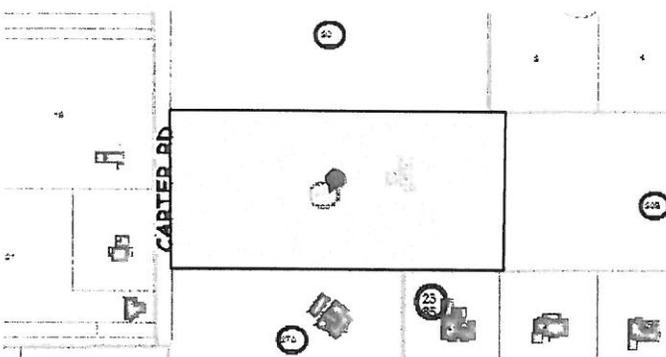
Extra Features

Description	Year Blt	Units	Value	Cost New
ALUM PORCH W/CONC FL	1987	448	\$1,165	\$2,912
WOOD DECK	1987	350	\$700	\$1,750
MOBILE HOME COMM	1984	2,520	\$32,130	\$50,400
MH A/C PKG	1984	2,520	\$2,008	\$3,150
COMMERCIAL CONCRETE DR 4 IN	1989	3,000	\$2,716	\$6,390
COMMERCIAL ASPHALT DR 2 IN	1989	17,500	\$6,768	\$15,925
POLE LIGHT STEEL 2 ARM	1989	2	\$5,040	\$5,040
POLE LIGHT STEEL 1 ARM	1989	2	\$1,928	\$1,928



Parcel: 02-20-29-300-030C-0000
 Owner: CHURCH MARKHAM WOODS PRESBYTERIAN INC
 Property Address: 5347 CARTER RD LAKE MARY, FL 32746

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<p>Parcel: 02-20-29-300-030C-0000</p> <p>Property Address: 5347 CARTER RD Owner: CHURCH MARKHAM WOODS PRESBYTERIAN INC Mailing: 5210 MARKHAM WOODS RD LAKE MARY, FL 32746 - 4000</p> <p>Subdivision Name: View Plat Tax District: 01-COUNTY-TX DIST 1 Exemptions: 36-CHURCH/RELIGIOUS (2007) DOR Use Code: 01-SINGLE FAMILY</p> 	<p>Value Summary</p> <table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th></th> <th>2012 Working Values</th> <th>2011 Certified Values</th> </tr> </thead> <tbody> <tr> <td>Valuation Method</td> <td>Cost/Market</td> <td>Cost/Market</td> </tr> <tr> <td>Number of Buildings</td> <td>1</td> <td>1</td> </tr> <tr> <td>Depreciated Bldg Value</td> <td>\$108,441</td> <td>\$114,825</td> </tr> <tr> <td>Depreciated EXFT Value</td> <td>\$3,817</td> <td>\$3,897</td> </tr> <tr> <td>Land Value (Market)</td> <td>\$173,160</td> <td>\$173,160</td> </tr> <tr> <td>Land Value Ag</td> <td></td> <td></td> </tr> <tr> <td>Just/Market Value **</td> <td>\$285,418</td> <td>\$291,882</td> </tr> <tr> <td>Portability Adj</td> <td></td> <td></td> </tr> <tr> <td>Save Our Homes Adj</td> <td>\$0</td> <td>\$0</td> </tr> <tr> <td>Amendment 1 Adj</td> <td>\$0</td> <td>\$0</td> </tr> <tr> <td>Assessed Value</td> <td>\$285,418</td> <td>\$291,882</td> </tr> </tbody> </table> <p style="text-align: right;">Tax Amount without SOH: \$0 2011 Tax Bill Amount \$0 Tax Estimator Save Our Homes Savings: \$0</p> <p style="text-align: right; font-size: small;">* Does NOT INCLUDE Non Ad Valorem Assessments</p>		2012 Working Values	2011 Certified Values	Valuation Method	Cost/Market	Cost/Market	Number of Buildings	1	1	Depreciated Bldg Value	\$108,441	\$114,825	Depreciated EXFT Value	\$3,817	\$3,897	Land Value (Market)	\$173,160	\$173,160	Land Value Ag			Just/Market Value **	\$285,418	\$291,882	Portability Adj			Save Our Homes Adj	\$0	\$0	Amendment 1 Adj	\$0	\$0	Assessed Value	\$285,418	\$291,882
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Legal Description

LEG SEC 02 TWP 20S RGE 29E W 1/2 OF S 2/3 OF N 3/4 OF S 1/2 OF NW 1/4 OF SE 1/4 (LESS BEG NE COR RUN S .66 FT W 30.88 FT N .66 FT E 30.88 FT TO BEG & RD)

Tax Details

Taxing Authority	Assessment Value	Exempt Values	Taxable Value
County General Fund	\$285,418	\$285,418	\$0
Schools	\$285,418	\$285,418	\$0
Fire	\$285,418	\$285,418	\$0
Road District	\$285,418	\$285,418	\$0
SJWM(Saint Johns Water Management)	\$285,418	\$285,418	\$0
County Bonds	\$285,418	\$285,418	\$0

Sales

Deed	Date	Book	Page	Amount	Vac/Imp	Qualified
WARRANTY DEED	06/2000	03872	0024	\$425,000	Improved	No
WARRANTY DEED	08/1978	01186	0086	\$15,500	Vacant	No
WARRANTY DEED	01/1977	01114	1930	\$12,500	Vacant	No

[Find Comparable Sales within this Subdivision](#)

Land

Method	Frontage	Depth	Units	Unit Price	Land Value
ACREAGE	0	0	4.680	37,000.00	\$173,160

Building Information

Year	Base	Heated	Adj	Repl

