



Vision 2020 Comprehensive Plan Seminole County, Florida

Optional Future Land Use Designations

A future land use designation other than the designation requested by the applicant may be appropriate for a particular parcel of land. Below are optional future land use designations which can be considered by the Board of County Commissioners at a public hearing without re-advertising.

Requested Land Use	Allowable Land Use Options
High Density Residential	Medium Density Residential Low Density Residential Suburban Estates Planned Development
Medium Density Residential	Low Density Residential Suburban Estates Planned Development
Low Density Residential	Suburban Estates Planned Development
Commercial	Office Planned Development

The above "allowable land use options" are permitted if one of the following conditions are met:

1. Optional future land use is lower intensity use of the same kind of land use (e.g., lower intensity residential uses may be approved if the applicant's request is for higher intensity use); or
2. All of the designated zoning classifications in the lesser intense future land use designation are also designated as compatible zoning classifications according to Future Land Use: Future Land Use Designations and Allowable Zoning Classifications (e.g., all of the Office future land use designated zoning classifications are also allowed under the Commercial future land use designation); or
3. Planned Development land use if a PUD or PCD zoning application is concurrently considered and land use densities/intensities do not exceed original request.

