

Item #

SEMINOLE COUNTY GOVERNMENT
LAND PLANNING AGENCY / PLANNING AND ZONING COMMISSION
AGENDA MEMORANDUM

SUBJECT: Approval of the Preliminary Subdivision Plan for Addison Place

DEPARTMENT: Planning & Development DIVISION: Development Review

AUTHORIZED BY: Mahmoud Najda CONTACT: Denny Gibbs EXT. 7341

Agenda Date <u>6/04/02</u>	Regular <input checked="" type="checkbox"/>	Work Session <input type="checkbox"/>	Briefing <input type="checkbox"/>
	Special Hearing – 6:00 <input type="checkbox"/>	Public Hearing – 7:00 <input type="checkbox"/>	

MOTION/RECOMMENDATION:

Approve the Preliminary Subdivision Plan for Addison Place subdivision.

District 1 – Maloy (Denny Gibbs, Planner) *DG*

BACKGROUND:

The applicant, Centex Homes of Orlando, Inc., is requesting approval of a 28 lot Preliminary Subdivision Plan for Addison Place subdivision. Addison Place is located on the Dike Road, west of Tuskawilla Road.

The property is approximately 9.74 acres +/- and has an R1-A zoning designation. The typical lot size will be the required 9,000 sq. ft. buildable area. A retention tract is being provided along Dike Road. The utilities are being provided by Seminole County and the road will be dedicated to Seminole County.

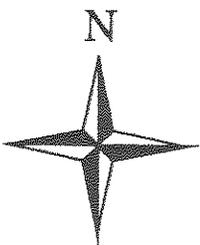
Staff has reviewed the application and finds that it meets all the development standards of the R-1A zoning district and applicable requirements of the Land Development Code. No waivers have been requested.

STAFF RECOMMENDATION:

Staff recommends approval of Addison Place PSP.

Attachments: Exhibit A: Location map
Exhibit B: Preliminary Plan Reduction

DR No. <u>03-5500006</u>
Parcel ID#: <u>25-21-30-300-018A-0000</u>



Location Map Addison Place Subdivision

