

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

SUBJECT: Extension of the PSP for the Preserve at Interlachen

DEPARTMENT: Planning & Development DIVISION: Development Review

AUTHORIZED BY: Mahmoud Najda CONTACT: Michael Rumer ^{MR} EXT. 7337

Agenda Date <u>06-04-03</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 a two-year extension of the Preliminary Subdivision Plan for The Preserve at Interlachen, located on the east side of Lake Howell Road, .75 miles south of Howell Branch Road, adjacent to Little Road and Dover Road.

District 4 – Henley (Michael Rumer – Planner)

BACKGROUND:

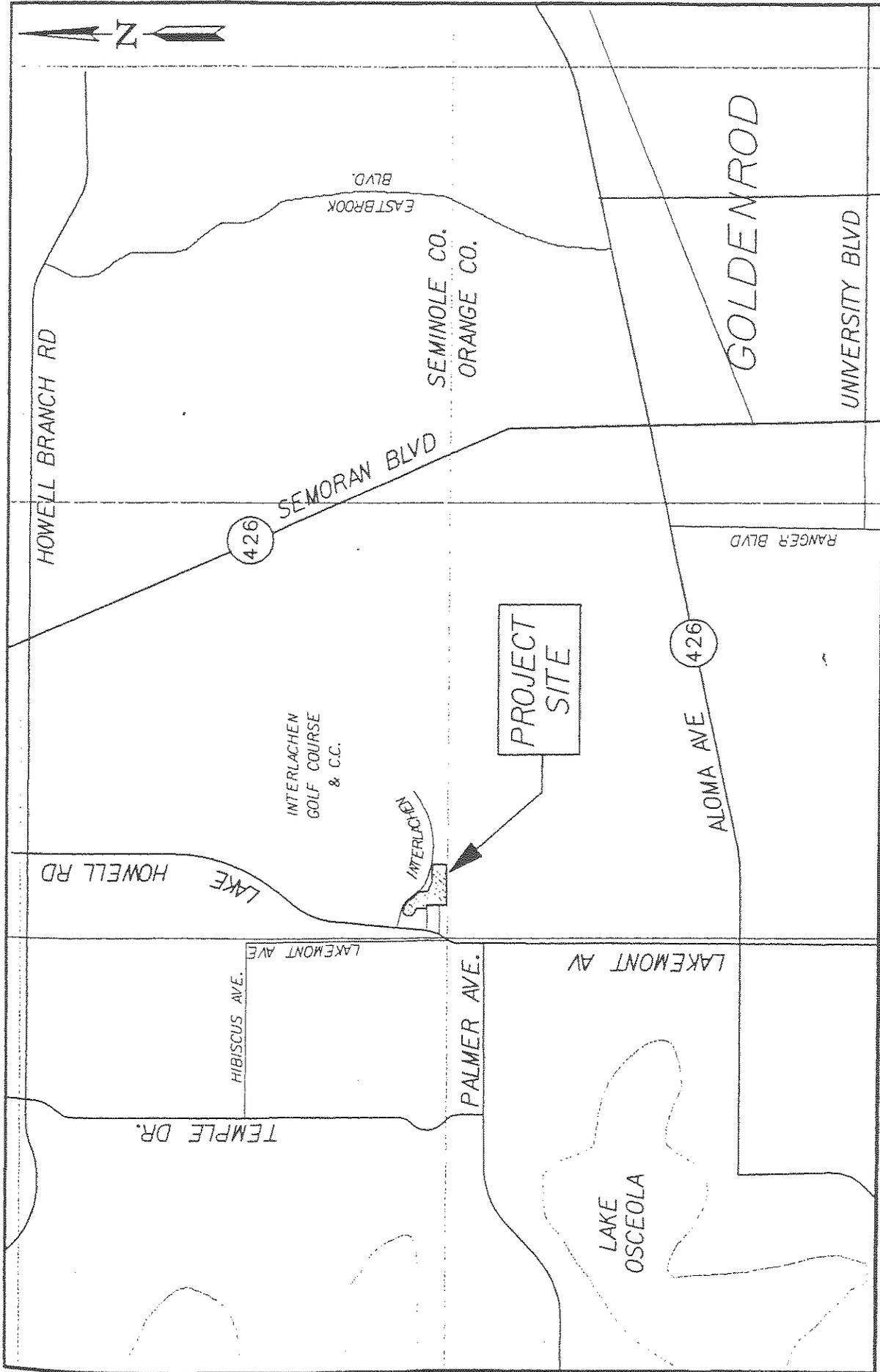
ConSul-Tech Engineering is requesting approval of a two-year extension to the Preliminary Subdivision Plan approval for the Preserve at Interlachen subdivision. Section 35.13 of the Land Development Code requires a final plat to be submitted within two years of PSP approval or the approval expires. A final plat was not submitted by the applicant within the two year period. This project was originally approved by the P&Z Commission on October 6, 1999 and by the Board of County Commissioners on November 9, 1999. Both original approvals included a waiver to Section 10.8, Appendix A of the Land Development Code to allow the construction of a sidewalk on only one side of the proposed road. The project consists of nine residential lots serviced by a 46 foot wide private gated right-of-way and is identical to the plan originally approved in 1999. Staff has reviewed the PSP and finds that it meets the applicable requirements of the Land Development Code.

STAFF RECOMMENDATION:

Staff recommends approval of the two-year extension of the PSP for the Preserve at Interlachen.

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

DR No. <u>99-05500013</u>
Parcel ID#: <u>33-21-30-507-0000-0010</u>



SEC. 33, TWP 21 S, RGE 30 E

LOCATION MAP

N.T.S.

EXHIBIT A