



SEMINOLE COUNTY, FLORIDA

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

Legislation Details (With Text)

File #: 2022-7314
Type: Technical Review Items **Status:** Passed
File created: 11/22/2022 **In control:** Planning and Zoning Commission
On agenda: 1/4/2023 **Final action:** 1/4/2023
Title: Myrtle Preliminary Subdivision Plan- Approve the Preliminary Subdivision Plan for Myrtle Subdivision containing twenty-one (21) lots on 14.27 acres zoned A-1 (Agriculture), located on the south side of Myrtle Street, approximately ¼ mile west of S. Sanford Avenue; (Dallas Austin- D.R. Horton, Applicant) District2 - Zembower (Annie Sillaway, Project Manager)

Sponsors:

Indexes:

Code sections:

Attachments: 1. MAP, 2. PRELIMINARY MASTER PLAN

Date	Ver.	Action By	Action	Result
1/4/2023	1	Planning and Zoning Commission	approve	Pass
1/4/2023	1	Planning and Zoning Commission	approve	Pass

Title:

Myrtle Preliminary Subdivision Plan- Approve the Preliminary Subdivision Plan for Myrtle Subdivision containing twenty-one (21) lots on 14.27 acres zoned A-1 (Agriculture), located on the south side of Myrtle Street, approximately ¼ mile west of S. Sanford Avenue; (Dallas Austin- D.R. Horton, Applicant) District2 - Zembower (**Annie Sillaway, Project Manager**)

Agenda Category:

Technical Review Items

Department/Division:

Development Services - Planning and Development

Authorized By:

Mary Moskowitz

Contact/Phone Number:

Annie Sillaway 407-665-7936

Background:

The Applicant is requesting approval of Myrtle Preliminary Subdivision Plan (PSP). The PSP proposes twenty-one (21) single family residential lots on 14.27 acres with a maximum density of two (2) dwelling units per net buildable acre and a minimum lot size

of 5,500 square feet, in accordance with Seminole County Land Development Code (SCLDC) Sec. 30.481-Urban Conservation Village Design.

Per SCLDC Sec. 30.481-Urban Conservation Village Design, properties located within the overlay with a Suburban Estates Future Land Use designation may be developed as a single-family residential subdivision with a maximum density of two (2) dwelling units per net buildable acre as a cluster development under the specific design criteria of the overlay without the requirement of a Future Land Use Amendment or Rezone.

The PSP complies with all the conditions of SCLDC Sec. 30.481-Urban Conservation Village Design, the Myrtle Final Development Plan, Developer's Commitment Agreement, and Chapter 35 of the Seminole County Land Development Code.

All internal roads will be public, and utilities will be provided by Seminole County.

Staff Recommendation:

Staff recommends approval of the Preliminary Subdivision Plan for Myrtle Subdivision.