

# Development Services Public Hearing Items

Board of County Commissioners Meeting

May 14, 2024



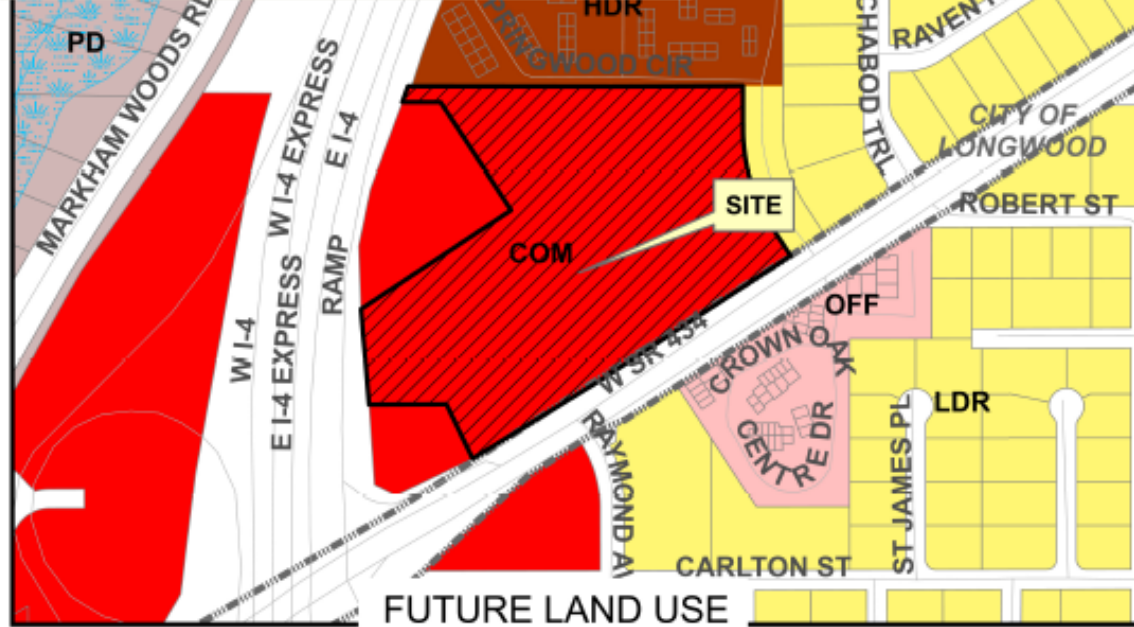
# IOA Properties PD Rezone

**Applicant:** IOA Properties, LLC

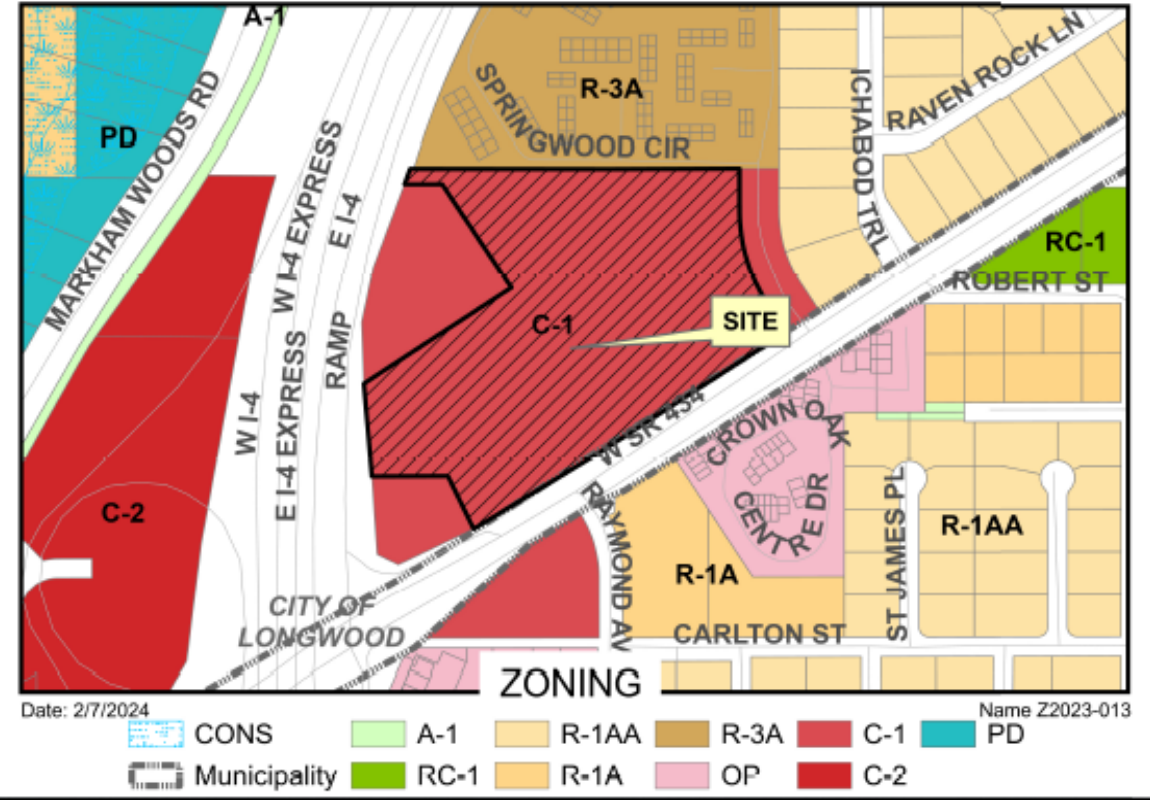
**Request:** Consider the first reading of an Ordinance Rezoning a property from C-1 (Retail Commercial) to PD (Planned Development) on approximately 13.66 acres, located on the north side of W SR 434, east of Interstate 4.

# IOA Properties PD Rezone

The presence of any wetlands and/or flood-prone areas is determined on a site-by-site basis. Boundary adjustments may be made based upon more definitive on-site information obtained during the development review process. Wetland information is based on SJRWMD's update of the National Wetland Inventory Maps, and 100-year flood-prone area information is based on Flood Insurance Rate Maps provided by FEMA.



 Site 
  CONS 
  Municipality 
  COM 
  HDR 
  LDR 
  OFF 
  PD

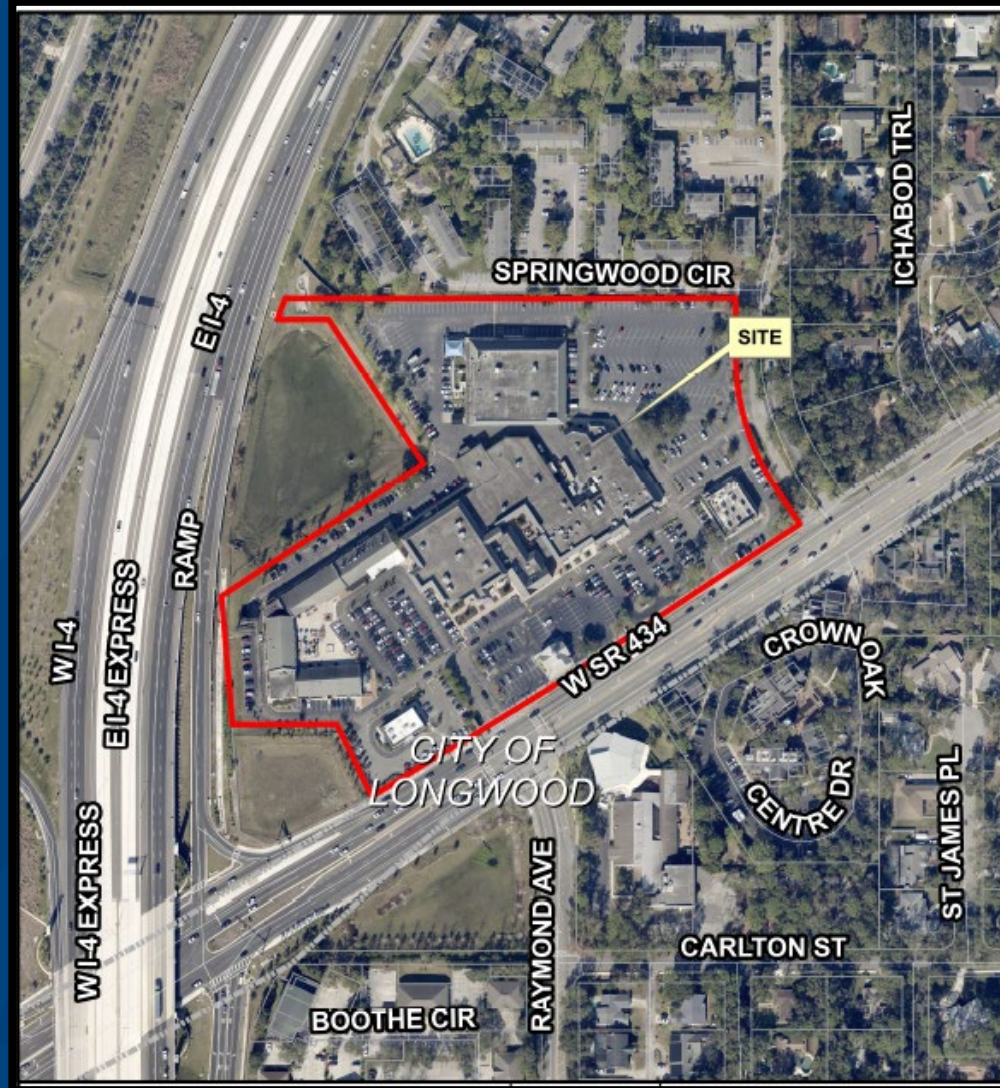


Date: 2/7/2024

 CONS 
  A-1 
  R-1AA 
  R-3A 
  C-1 
  PD  
 Municipality 
  RC-1 
  R-1A 
  OP 
  C-2

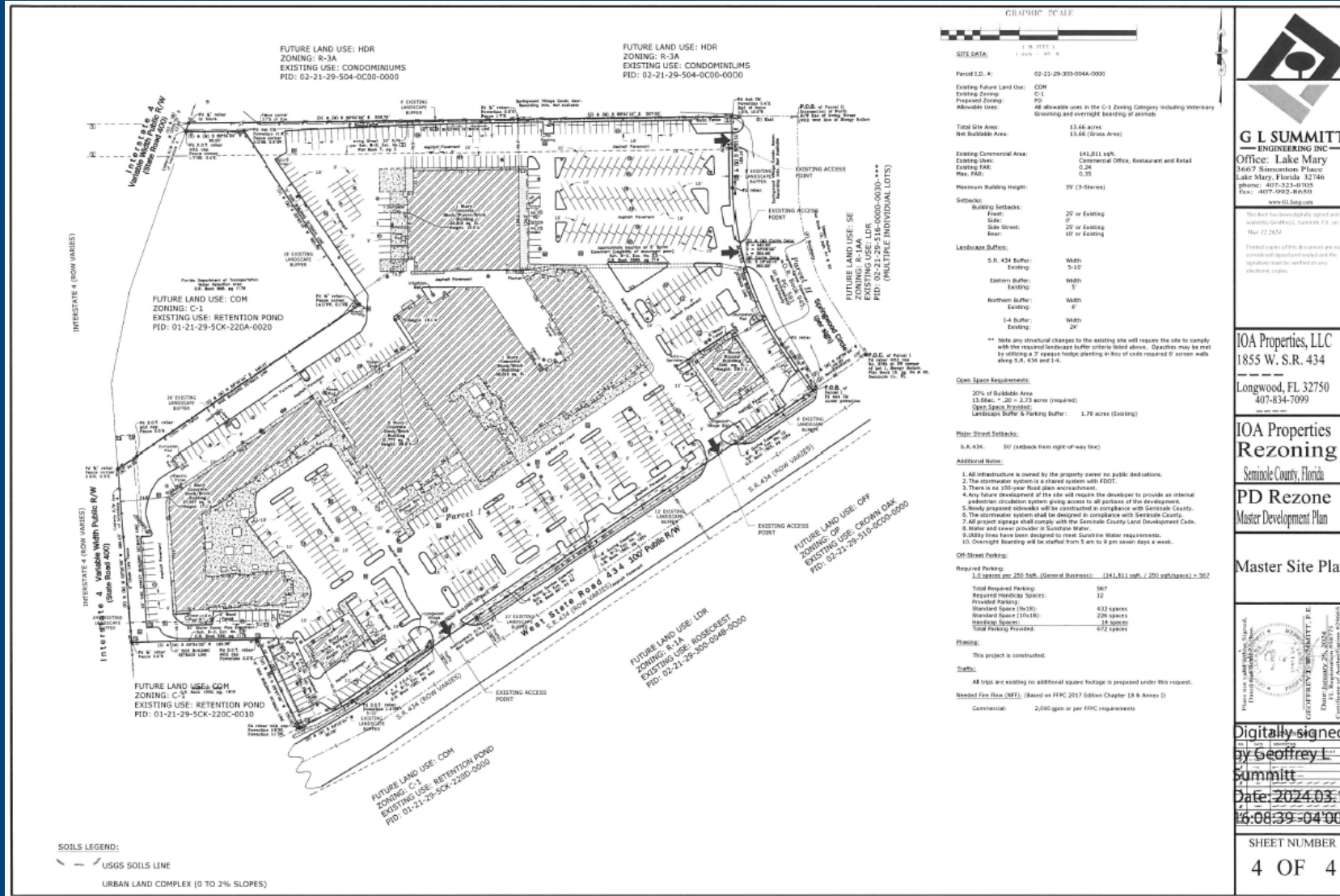
Name Z2023-013

# IOA Properties PD Rezone





# IOA Properties PD Rezone



**G I SUMMITT**  
ENGINEERING INC  
Office: Lake Mary  
3667 Simonton Place  
Lake Mary, Florida 32746  
Phone: 407-323-4705  
Fax: 407-992-8650  
www.GIEng.com

The Area not underlain by registered and sealed by Geoffrey L. Summitt, P.E., on Mar 22, 2024.  
Professional Seal of P.E. is required and not to be used without the seal and the signature must be certified every electronic copy.

IOA Properties, LLC  
1855 W. S.R. 434  
Longwood, FL 32750  
407-834-7099

IOA Properties  
Rezoning  
Seminole County, Florida  
PD Rezone  
Master Development Plan

Master Site Plan



Digitally signed  
by Geoffrey L.  
Summitt  
Date: 2024.03.12  
16:08:39 -04'00'

SHEET NUMBER  
4 OF 4

# IOA Properties PD Rezone

## Requested Board Action:

**Staff requests the Board of County Commissioners adopt upon the second reading of an Ordinance Rezoning a property from C-1 (Retail Commercial) to PD (Planned Development) and approve the associated Development Order and Master Development Plan on approximately 13.66 acres, located on the north side of W SR 434, east of Interstate 4.**