



SEMINOLE COUNTY
 PLANNING & DEVELOPMENT DIVISION
 1101 EAST FIRST STREET, ROOM 2028
 SANFORD, FLORIDA 32771
 (407) 665-7371 EPLANDESK@SEMINOLECOUNTYFL.GOV

PROJ. #: 24-80000074

Received: 5/28/24

Paid: 5/29/24

PRE-APPLICATION

INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

APPLICATION FEE

<input checked="" type="checkbox"/> PRE-APPLICATION	\$50.00
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PROJECT

PROJECT NAME: Food truck Parking site Plan	
PARCEL ID #(S): 18-21-29-501-0A00-001A	
TOTAL ACREAGE: 0.56	BCC DISTRICT: 3: Constantine
ZONING: Seminole County C-2	FUTURE LAND USE: Com

APPLICANT

NAME: Julio Espinoza	COMPANY: VZLA chamos Burger LLC.
ADDRESS: 5955 Paxton Ct	
CITY: Apopka	STATE: FL ZIP: 32703
PHONE: 407-840-8228	EMAIL: espincarsj@gmail.com

CONSULTANT

NAME:	COMPANY:
ADDRESS:	
CITY:	STATE: ZIP:
PHONE:	EMAIL:

PROPOSED DEVELOPMENT (CHECK ALL THAT APPLY)

SUBDIVISION
 LAND USE AMENDMENT
 REZONE
 SITE PLAN
 SPECIAL EXCEPTION

Description of proposed development: _____

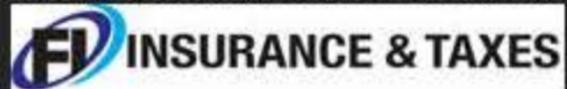
STAFF USE ONLY

COMMENTS DUE: 6/7	COM DOC DUE: 6/13	DRC MEETING: 6/19
<input type="checkbox"/> PROPERTY APPRAISER SHEET <input type="checkbox"/> PRIOR REVIEWS:		
ZONING: C-2	FLU: COM	LOCATION: on the southwest corner of Bear Lake Rd and SR 436
W/S: Seminole County	BCC: 3: Constantine	

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The food truck will be parked at the site, selling burgers and a few Venezuelan foods such as cachapas. In summary, it will offer quick meals.

Good News!!! 🎉 We are excited to share with you that we are relocating to a better new location soon. Our new address will be 📍 2989 W State Road 434 #300, Longwood, FL 32779. However, for now, we are still operating from our current location at 924 W State Road 436 Ste 1650, Altamonte Springs, FL 32714. We will notify you of the exact date when we will be moving. 🎉



Ariagna Silva Alvarez

FI Insurance & Taxes

Office Phone: [407-757-0149](tel:407-757-0149)

Cell Phone: [407-745-8266](tel:407-745-8266)

Email: ariagna.silva@fiinsurance-taxes.com

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Information Technology Security Team of

They want to be permanent

From: [Cinthya Jimenez](#)
To: [PlanDesk](#)
Subject: Proposal for food truck
Date: Wednesday, May 29, 2024 9:48:40 AM

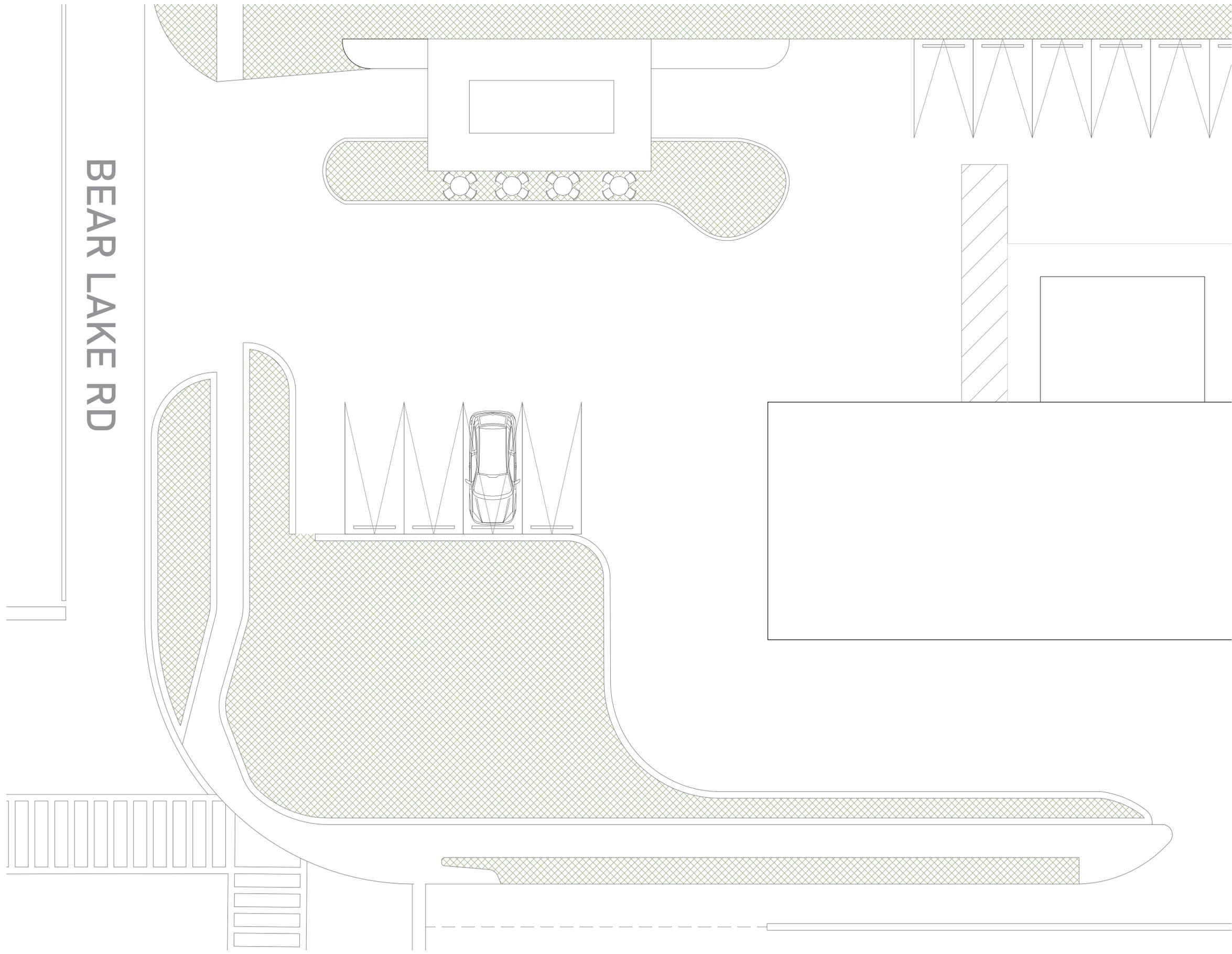
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The proposal we want to present is to offer the city of Altamonte/Apopka a food truck with exquisite meals for the Latino and American communities, since the nearest food trucks are half an hour or more away from this area. Our dream is for people to enjoy our food, which is completely different from any other, not just for Latinos but also for Americans who appreciate good food. We would be open from Monday to Saturday, with hours depending on customer demand.

Of course, we will comply with all the requirements set by the city and Seminole County.

Sent from my iPhone

BEAR LAKE RD



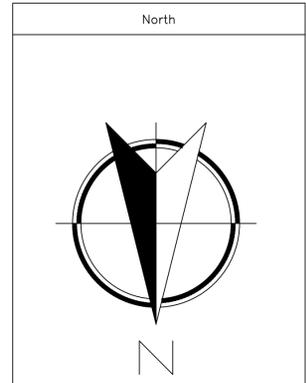
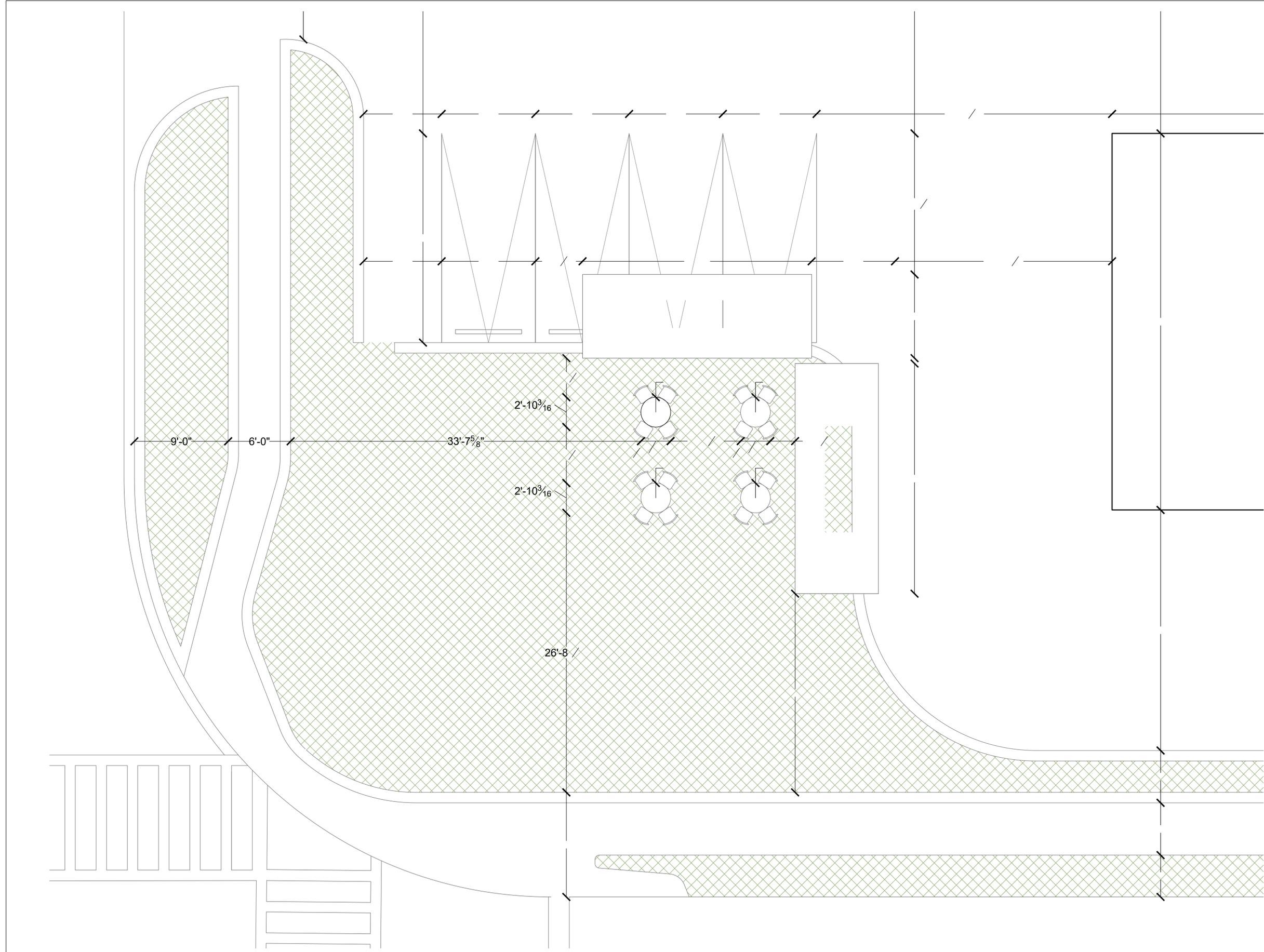
North



Proposal 1

Address
3498 E Semoran Blvd
Apopka, FL 32703

Project		Sheet	
Date	05/21/2024		A-2
Scale	1/80		



Proposal 2
Dimensioned

Address
3498 E Semoran Blvd
Apopka, FL 32703

Project	Sheet
Date 05/21/2024	A-7
Scale 1/50	

Property Record Card



Parcel 18-21-29-501-0A00-001A

Property Address 3498 E SR 436 APOPKA, FL 32703

Parcel Location

Site View



1821295010A00001A 01/23/2024

Parcel Information

Value Summary

Parcel	18-21-29-501-0A00-001A
Owner(s)	RASIKP FL LLC
Property Address	3498 E SR 436 APOPKA, FL 32703
Mailing	303 SW 8TH ST STE 1 OCALA, FL 34471-0956
Subdivision Name	TRIM ACRES
Tax District	01-COUNTY-TX DIST 1
DOR Use Code	1104-CONVENIENCE STORE WITH GAS
Exemptions	None
AG Classification	No
Facility Name	SHELL STATION

	2024 Working Values	2023 Certified Values
Valuation Method	Cost/Market	Cost/Market
Number of Buildings	2	2
Depreciated Building Value	\$86,378	\$77,630
Depreciated Other Features	\$61,901	\$56,961
Land Value (Market)	\$452,088	\$452,088
Land Value Agriculture		
Just/Market Value	\$600,367	\$586,679
Portability Adjustment		
Save Our Homes Adjustment	\$0	\$0
Non-Hx 10% Cap (AMD 1)	\$0	\$0
P&G Adjustment	\$0	\$0
Assessed Value	\$600,367	\$586,679

2023 Certified Tax Summary

2023 Tax Amount w/o Exemptions/Cap \$7,807.52
2023 Tax Bill Amount \$7,807.52

* Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

N 140 FT OF E 200 FT OF
 LOT 1 (LESS RDS) BLK
 A
 TRIM ACRES
 PB 10 PG 38

Taxes

Taxing Authority	Assessment Value	Exempt Values	Taxable Value
ROAD DISTRICT	\$600,367	\$0	\$600,367
SJWM(Saint Johns Water Management)	\$600,367	\$0	\$600,367
FIRE	\$600,367	\$0	\$600,367
COUNTY GENERAL FUND	\$600,367	\$0	\$600,367
Schools	\$600,367	\$0	\$600,367

Sales

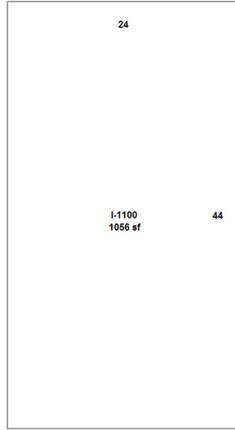
Description	Date	Book	Page	Amount	Qualified	Vac/Imp
SPECIAL WARRANTY DEED	03/01/2012	07728	1355	\$400,000	No	Improved
CORRECTIVE DEED	12/01/2006	06518	0011	\$100	No	Improved
SPECIAL WARRANTY DEED	12/01/2006	06518	0001	\$275,000	No	Improved
SPECIAL WARRANTY DEED	10/01/1998	03560	1985	\$364,200	No	Improved
WARRANTY DEED	12/01/1988	02113	0577	\$852,500	No	Improved
QUIT CLAIM DEED	08/01/1988	02003	1615	\$100	No	Improved
WARRANTY DEED	01/01/1984	01520	1546	\$200,000	Yes	Improved
WARRANTY DEED	01/01/1984	01520	1549	\$200,000	Yes	Improved
WARRANTY DEED	06/01/1979	01229	0823	\$68,000	Yes	Improved
WARRANTY DEED	05/01/1979	01224	1412	\$100	No	Improved

Land

Method	Frontage	Depth	Units	Units Price	Land Value
SQUARE FEET			25200	\$17.94	\$452,088

Building Information

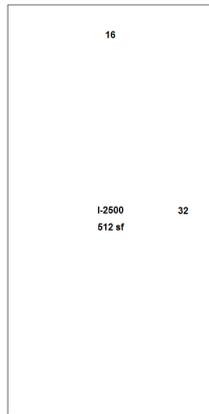
#	Description	Year Built Actual/Effective	Stories	Total SF	Ext Wall	Adj Value	Repl Value	Appendages	
1	MASONRY PILASTER .	1984	1	1056.00	CONCRETE TILT UP - MASONRY	\$61,641	\$110,566	Description	Area



Sketch by Apex Sketch

Building 1 - Page 1

#	Description	Year Built Actual/Effective	Stories	Total SF	Ext Wall	Adj Value	Repl Value	Appendages	
2	MASONRY PILASTER .	1984	1	512.00	CONCRETE TILT UP - MASONRY	\$24,737	\$44,372	Description	Area



Sketch by Apex Sketch

Building 2 - Page 1

Permits

Permit #	Description	Agency	Amount	CO Date	Permit Date
00396	GROUNDWATER REMEDIATION SYSTEM	County	\$60,460		1/1/1998
01545	TANK MONITORING SYSTEM TEXACO	County	\$1,000		3/1/1996
11996	MOP TO MOP REROOF	County	\$17,420		12/1/2001
04015	PLUMBING; TEXACO MART	County	\$0		5/2/2000
03520	INSTALL THERMAL OXIDIZER	County	\$2,400		4/1/1999
17344	REROOF	County	\$5,996		9/20/2005
08056	SIGN	County	\$5,000		7/17/2003
06492	WALL/POLE SIGN CHANGEOUT	County	\$5,000		6/14/2007
05552	INSTALL 120 VOLT QUAD RECPT	County	\$300		8/1/1996
02968	MISC ELECTRIC WIRING; TEXACO MART	County	\$0		4/1/2000
00396	GROUNDWATER REMEDIATION SYSTEM; TEXACO FOOD MART	County	\$60,460		3/1/1998
10712	SIGN	County	\$4,200		11/27/2018
12544	3498 E SR 436 : SIDING / ROOF OVER- [TRIM ACRES]	County	\$12,960		8/18/2020
17680	3498 E SR 436 : SIGN (POLE,WALL,FACIA)-INSTALL ILLUM AMOCO IMAGE CC [TRIM ACRES]	County	\$3,500		12/2/2022

Other Features

Description	Year Built	Units	Value	New Cost
POLE LIGHT 1 ARM	12/01/1984	5	\$9,270	\$9,270
COMMERCIAL CONCRETE DR 4 IN	10/01/1984	17,652	\$32,903	\$82,258
CANOPY GOOD COMM	10/01/1984	3,264	\$19,728	\$49,319

Zoning

Zoning	Zoning Description	Future Land Use	Future Land Use Description
C-2	Commercial	COM	Retail Commercial

Utility Information

Fire Station	Power	Phone(Analog)	Water Provider	Sewer Provider	Garbage Pickup	Recycle	Yard Waste	Hauler
13.00	DUKE	CENTURY LINK	SEMINOLE COUNTY UTILITIES	SEMINOLE COUNTY UTILITIES	NA	NA	NA	NA

Political Representation

Commissioner	US Congress	State House	State Senate	Voting Precinct
Dist 3 - Lee Constantine	Dist 7 - Cory Mills	Dist 39 - DOUG BANKSON	Dist 10 - Jason Brodeur	38

School Information

Elementary School District	Middle School District	High School District
Bear Lake	Teague	Lake Brantley

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Seminole County Planning and Zoning Credit Card Payment Receipt

Seminole County Government Planning and Zoning

1101 East 1st Street

Sanford, FL 32771

Date: 5/29/2024 9:54:42 AM

Project Number: 24-80000074

Address:

Credit Card Number: 44*****5792

Authorization: 02533D

Transaction ID: 290524017-3B729D45-63B3-41E6-8EDF-FF77ECB562AB

Fees Selected: 50.00

Convenience Fee: 2.50

Total Fees Paid: 52.50

Selected Fee Summary

Description	Amount
PRE APPLICATION	50.00