



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

PROJ. #: 24-80000045
 PM: Tyler
 REC'D: 3/14/24

PRE-APPLICATION

INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

APPLICATION FEE

☐ **PRE-APPLICATION** \$50.00*
 (*DEDUCTED FROM APPLICATION FEE FOR REZONE, LAND USE AMENDMENT, SUBDIVISION, SITE PLAN, OR SPECIAL EXCEPTION)

PROJECT

PROJECT NAME:	
PARCEL ID #(S):	
TOTAL ACREAGE:	BCC DISTRICT:
ZONING:	FUTURE LAND USE:

APPLICANT

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

CONSULTANT

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

PROPOSED DEVELOPMENT

Brief description of proposed development: _____

☐ **SUBDIVISION**
☐ **LAND USE AMENDMENT**
☐ **REZONE**
☐ **SITE PLAN**
☐ **SPECIAL EXCEPTION**

STAFF USE ONLY

COMMENTS DUE: <u>4/5</u>	COM DOC DUE: <u>4/11</u>	DRC MEETING: <u>4/17</u>
<input type="checkbox"/> PROPERTY APPRAISER SHEET <input type="checkbox"/> PRIOR REVIEWS:		
ZONING: <u>R-1</u>	FLU: <u>LDR</u>	LOCATION <u>on the north side of 10th St, west of CR 419</u>
W/S: <u>Florida Govt Utility</u>	BCC: <u>1: Dallari</u>	

Attachment 1: Narrative for West 9th Ave

2 Brothers Contracting is planning the clearing, lot split, and development of parcel 21-21-32-5CF-7100-0010.

The development will include four to six 1800-2500 SQFT single family homes and a gravel road accessed from S. County Rd 419.

W. 8th Street



W. 8th Street

Proposed W. 9th Street

S. County Road 419



Property Record Card



Parcel 21-21-32-5CF-7100-0010

Property Address 9TH AVE CHULUOTA, FL 32766

Parcel Location

Site View



Sorry, No Image
Available at this Time

Parcel Information

Value Summary

		2024 Working Values	2023 Certified Values
Parcel	21-21-32-5CF-7100-0010		
Owner(s)	AFKHAMI, NADIA		
Property Address	9TH AVE CHULUOTA, FL 32766		
Mailing	4839 EAGLESHAM DR ORLANDO, FL 32826-4023		
Subdivision Name	NORTH CHULUOTA		
Tax District	01-COUNTY-TX DIST 1		
DOR Use Code	00-VACANT RESIDENTIAL		
Exemptions	None		
AG Classification	No		
Valuation Method		Cost/Market	Cost/Market
Number of Buildings		0	0
Depreciated Bldg Value			
Depreciated EXFT Value			
Land Value (Market)		\$42,631	\$33,104
Land Value Ag			
Just/Market Value		\$42,631	\$33,104
Portability Adj			
Save Our Homes Adj		\$0	\$0
Non-Hx 10% Cap (AMD 1)		\$23,440	\$15,658
P&G Adj		\$0	\$0
Assessed Value		\$19,191	\$17,446

2023 Certified Tax Summary

2023 Tax Amount w/o Non-Hx Cap \$440.55 **2023 Tax Savings with Non-Hx Cap** \$124.17
2023 Tax Bill Amount \$316.38

* Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

LOTS 1 2 3 4 5 & 6 BLK 71
NORTH CHULUOTA
PB 2 PGS 54 TO 58

Taxes			
Taxing Authority	Assessment Value	Exempt Values	Taxable Value
ROAD DISTRICT	\$19,191	\$0	\$19,191
SJWM(Saint Johns Water Management)	\$19,191	\$0	\$19,191
FIRE	\$19,191	\$0	\$19,191
COUNTY GENERAL FUND	\$19,191	\$0	\$19,191
Schools	\$42,631	\$0	\$42,631

Sales						
Description	Date	Book	Page	Amount	Qualified	Vac/Imp
QUIT CLAIM DEED	10/01/2015	08574	1706	\$10,000	No	Vacant
WARRANTY DEED	01/01/2005	05591	1978	\$50,000	No	Vacant
WARRANTY DEED	04/01/1996	03075	0859	\$100	No	Vacant
WARRANTY DEED	01/01/1977	01148	0153	\$100	No	Vacant

Land					
Method	Frontage	Depth	Units	Units Price	Land Value
FRONT FOOT & DEPTH	37.00	150.00	0	\$1,100.00	\$41,921
ACREAGE			1.42	\$500.00	\$710

Building Information					
Permits					
Permit #	Description	Agency	Amount	CO Date	Permit Date

Extra Features				
Description	Year Built	Units	Value	New Cost

Zoning			
Zoning	Zoning Description	Future Land Use	Future Land Use Description
R-1	Low Density Residential	LDR	Single Family-8400

Utility Information								
Fire Station	Power	Phone(Analog)	Water Provider	Sewer Provider	Garbage Pickup	Recycle	Yard Waste	Hauler
43.00	FPL	AT&T	FLORIDA GOVT UTILITY AUTHORITY	FLORIDA GOVT UTILITY AUTHORITY	NA	NA	NA	NA

Political Representation				
Commissioner	US Congress	State House	State Senate	Voting Precinct
Dist 1 - Bob Dallari	Dist 7 - Cory Mills	Dist 37 - SUSAN PLASENCIA	Dist 10 - Jason Brodeur	81

School Information		
Elementary School District	Middle School District	High School District
Walker	Chiles	Hagerty



**Seminole County Government
Development Services Department
Planning and Development Division
Credit Card Payment Receipt**

If you have questions about your application or payment, please email us eplandesk@seminolecountyfl.gov or call us at: (407) 665-7371.

Receipt Details

Date: 3/26/2024 12:58:36 PM
Project: 24-80000045
Credit Card Number: 37*****2178
Authorization Number: 288298
Transaction Number: 260324C18-576823E1-B5E8-4779-93AC-BA222C5BE60C
Total Fees Paid: 52.50

Fees Paid

Description	Amount
CC CONVENIENCE FEE -- PZ	2.50
PRE APPLICATION	50.00
Total Amount	52.50