

**SEMINOLE COUNTY DENIAL DEVELOPMENT ORDER**

On December 10, 2024, Seminole County issued this Denial Development Order relating to and touching and concerning the following described property:

See Attached Exhibit A

(The above described legal description has been provided to Seminole County by the owner of the above described property.)

**Property Owner:** Eagle Pass Properties, LLC

**Project Name:** Eagle Pass Rezone

**Requested Development Approval:** Consider a Rezone from A-1 (Agriculture) to C-3 (Heavy Commercial and Very Light Industrial) for a proposed office building and self-storage buildings on approximately 9.40 acres, located on the west side of State Road 426 at Eagle Pass Road.

Findings: After fully considering staff analysis titled "Eagle Pass Rezone" and all evidence submitted at the public hearing on December 10, 2024, regarding this matter, the Board of County Commissioners has found, determined and concluded that the requested rezone from A-1 (Agriculture) to C-3 (Heavy Commercial & Very Light Industrial) is not compatible with the surrounding area and is not consistent with the Seminole County Comprehensive Plan.

**ORDER**

**NOW, THEREFORE, IT IS ORDERED AND AGREED THAT:**

The aforementioned application for development approval is **DENIED**.

**Done and Ordered on the date first written above.**

**SEMINOLE COUNTY BOARD OF COUNTY COMMISSIONERS**

**By:** \_\_\_\_\_  
Jay Zembower, Chairman

**EXHIBIT "A"**

The land referred to herein below is situated in the County of Seminole, State of Florida, and described as follows:

Parcel 1:

The West 406 feet of Lot 5, Slavia Farms, according to the map or plate thereof, as recorded in Plat Book 6, Page 97, of the Public Records of Seminole County, Florida. Less and Except Land set forth in Order of Taking recorded on October 18, 2000, in Official Records Book 3941, Page 239, of the Public Records of Seminole County, Florida.

Parcel 2:

The North 300 feet of Lot 6, Slavia Farms, according to the map or plate thereof, as recorded in Plat Book 6, Page 97, of the Public Records of Seminole County, Florida. Less and Except Land set forth in Order of Taking recorded on October 18, 2000, in Official Records Book 3941, Page 239, of the Public Records of Seminole County, Florida.