



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

PROJ. #: 26-80000021
 Received & paid: 2/17/26

PRE-APPLICATION

INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

APPLICATION FEE

PRE-APPLICATION \$50.00

PROJECT

PROJECT NAME: 420 Monroe

PARCEL ID #(S): ~~16-19-30-DAC-0000-00B4~~ 16-19-30-5AC-0000-00B4

TOTAL ACREAGE: 0.76 BCC DISTRICT: 5: Herr

ZONING: Z-1 FUTURE LAND USE: HIPTI

APPLICANT

NAME: Brian Taylor COMPANY:
 ADDRESS: 2171 south Terrace Blvd
 CITY: Longwood STATE: FL ZIP: 32779
 PHONE: 407-788-6161 EMAIL: [REDACTED]

CONSULTANT

NAME: Kim Fischer COMPANY: Cycorp
 ADDRESS: 1614 White Dove Drive
 CITY: Winter Springs STATE: FL ZIP: 32708
 PHONE: 407-405-7819 EMAIL: [REDACTED]

PROPOSED DEVELOPMENT (CHECK ALL THAT APPLY)

SUBDIVISION LAND USE AMENDMENT REZONE SITE PLAN SPECIAL EXCEPTION

Description of proposed development: office/warehouse

STAFF USE ONLY

COMMENTS DUE: 2/27 COM DOC DUE: 3/5 DRC MEETING: 3/18

PROPERTY APPRAISER SHEET PRIOR REVIEWS:

ZONING: A-1 FLU: HIPTI LOCATION: on the west side of Monroe Rd,
 north of Narcissus Ave
 W/S: Seminole County BCC: 5: Herr

Property Record CardA



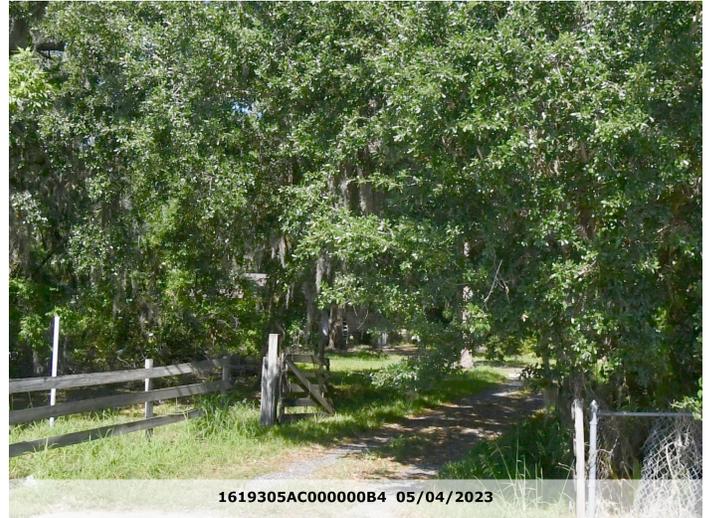
Parcel: **16-19-30-5AC-0000-00B4**
 Property Address: **420 MONROE RD SANFORD, FL 32771**
 Owners: **DABANIAN, ROBERT C; DABANIAN, SHERRE V C**
 2026 Market Value \$249,873 Assessed Value \$249,873 Taxable Value \$249,873
 2025 Tax Bill \$3,433.96

The 3 Bed/1.5 Bath Single Family property is 1,485 SF and a lot size of 0.76 Acres

Parcel LocationA



Site ViewA



1619305AC000000B4 05/04/2023

Parcel InformationA

Parcel	16-19-30-5AC-0000-00B4
Property Address	420 MONROE RD SANFORD, FL 32771
Mailing Address	420 MONROE RD SANFORD, FL 32771-8875
Subdivision	
Tax District	01:County Tax District
DOR Use Code	
Exemptions	None
AG Classification	

Value SummaryA

	2026 Working Values	2025 Certified Values
Valuation Method	Cost/Market	Cost/Market
		1
Depreciated Building Value	\$116,633	\$118,299
Land Value (Market)	\$131,740	\$131,740
Just/Market Value	\$249,873	\$251,039
Save Our Homes Adjustment/Maximum Portability	\$0	\$0
P&G Adjustment	\$0	\$0

2025 Certified Tax SummaryA

	\$3,433.96
Tax Savings with Exemptions	\$0.00

Owner(s)A

Name - Ownership Type

DABANIAN, ROBERT C - Tenancy by Entirety
 DABANIAN, SHERRE V C - Tenancy by Entirety

Note: Does NOT INCLUDE Non Ad Valorem Assessments

OPEN PORCH FINISHED	102
SCREEN PORCH FINISHED	192

PermitsA

Permit #	Description	Value	CO Date	Permit Date
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Extra FeaturesA

Description	Year Built	Units	Cost	Assessed
ACCESSORY BLDG 1	1987	1	\$2,500	\$1,500

ZoningA

Zoning	A-1
Description	Agricultural-1Ac
Future Land Use	HIPTI
Description	Higher Intensity Planned Development - Target Industry

School DistrictsA

Elementary	Region 1
Middle	Markham Woods
High	Seminole

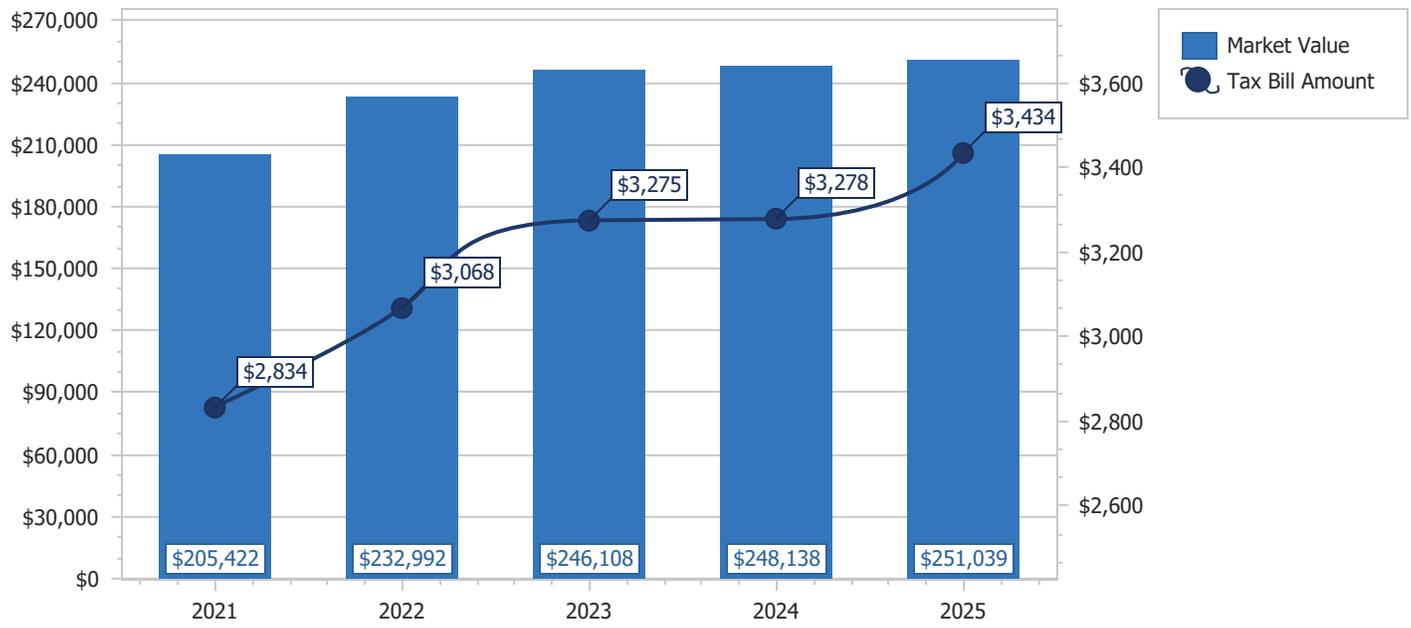
Political RepresentationA

Commissioner	District 5 - Andria Herr
US Congress	District 7 - Cory Mills
State House	District 36 - Rachel Plakon
State Senate	District 10 - Jason Brodeur
Voting Precinct	Precinct 6

UtilitiesA

Fire Station #	Station: 34 Zone: 345
Power Company	FPL
Phone (Analog)	AT&T
Water	Seminole County Utilities
Sewage	Seminole County Utilities
Garbage Pickup	MON/THU
Recycle	MON
Yard Waste	WED
Hauler #	Waste Pro

Property Value HistoryA



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**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: 2/17/2026 2:36:10 PM
Project: 26-80000021
Credit Card Number: 55*****6182
Authorization Number: 08333Q
Transaction Number: 170226C1A-35A19F59-FEF0-421B-BE08-830F2A4E793F
Total Fees Paid: 52.50

Fees Paid

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