

## SEMINOLE COUNTY DENIAL DEVELOPMENT ORDER

On April 22, 2024, Seminole County issued this Development Order relating to and touching and concerning the following described property:

E 200 FT OF S 180 FT OF N  
510 FT OF LOT 16  
WATTS FARMS  
PB 6 PG 80

(The above described legal description has been provided by Seminole County Property Appraiser.)

### A. FINDINGS OF FACT

**Property Owner:** SHANNON MEJIA  
132 BUCK CT  
CASSELBERRY, FL 32707

**Project Name:** MARY DR (LOT 16D)

#### **Requested Variance:**

Request for a lot size variance from one (1) acre to 36,000 square feet for a single family dwelling in the A-1 (Agriculture) district.

The findings reflected in the record of the April 22, 2024, Board of Adjustment meeting are incorporated in this Order by reference.

### B. CONCLUSIONS OF LAW

Approval was sought for a reduction in lot size from one (1) acre to 36,000 square feet. The Board of Adjustment has found and determined that one or more of the six (6) criteria under the Seminole County Land Development Code for granting a variance have not been satisfied and that failure to grant the variance would not result in an unnecessary and undue hardship. The Property Owner still retains reasonable use of the property without the granting of the requested variance.

### C. DECISION

The requested development approval is hereby **DENIED**.

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

By: \_\_\_\_\_

Dale Hall, AICP, ASLA, MPA  
Planning and Development Manager

**STATE OF FLORIDA  
COUNTY OF SEMINOLE**

**I HEREBY CERTIFY** that on this day, before me by means of  physical presence or  online notarization, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared Dale Hall, who is personally known to me and who executed the foregoing instrument.

**WITNESS** my hand and official seal in the County and State last aforesaid this \_\_\_\_\_ day of May, 2024.

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Notary Public

Prepared by: Angi Gates, Planner  
1101 East First Street  
Sanford, Florida 32771