

**SEMINOLE COUNTY GOVERNMENT**  
 1101 EAST FIRST STREET, WEST WING  
 SANFORD, FLORIDA 32771

The DRC Agenda can be found [here](#).

<b>PROJECT NAME:</b>	<b>BAUMGARDNER BILLBOARD - PRE-APPLICATION</b>	<b>PROJ #: 26-80000013</b>
APPLICATION FOR:	DR - PRE-APPLICATION DRC	
APPLICATION DATE:	2/05/26	
RELATED NAMES:	EP RICH BEHRLE	
PROJECT MANAGER:	ANNE SILLAWAY (407) 665-7936	
PARCEL ID NO.:	21-21-31-508-0000-0020	
PROJECT DESCRIPTION	PROPOSED SITE PLAN TO CONVERT A DOUBLE TRIVISION BILLBOARD TO A DOUBLE DIGITAL BILLBOARD ON 0.59 ACRES IN THE M-1 ZONING DISTRICT LOCATED ON THE SOUTH SIDE OF MITCHELL HAMMOCK RD, EAST OF SR 426	
NO OF ACRES	.59	
BCC DISTRICT	Bob Dallari	
CURRENT ZONING	M-1	
LOCATION	ON THE SOUTH SIDE OF MITCHELL HAMMOCK RD, EAST OF SR 426	
FUTURE LAND USE-	IND	
SEWER UTILITY	SEMINOLE COUNTY UTILITIES	
WATER UTILITY	SEMINOLE COUNTY UTILITIES	
<b>APPLICANT:</b>	<b>CONSULTANT:</b>	
RICH BEHRLE THE LAMAR COMPANY 6700 SHADOWRIDGE DR #250 ORLANDO FL 32812 (407) 808-9353	N/A	

Please be advised, these comments are intended to assist you in finding information that will enable you to prepare for your plan review. They are not intended to replace or exempt you from the applicable Codes and Ordinances as they pertain to your project. These comments are informational only and do not grant any approvals. Also be advised, from time-to-time Codes and Ordinances are amended and the comments provided only reflect the regulations in effect at the time of review.

**PROTECT YOURSELF FROM FRAUDULENT INVOICES**

Seminole County has received reports of fraudulent invoices targeting applicants in the Planning, Building Permitting, and Development Review processes. These invoices may appear professional and may use the County’s logo, address, or terminology. However, they are not legitimate County communications. Seminole County never requests wire transfer payments for Planning or Building Permitting fees. All official fee invoices are issues through County online payment systems and can be verified by contacting the Development Services Department.

If you receive any invoice or payment request that appears suspicious or unfamiliar, contact the Planning Department at (407) 665-7371 or the Building Department at (407) 665-7050 prior to making any payment.

## PROJECT MANAGER COMMENTS

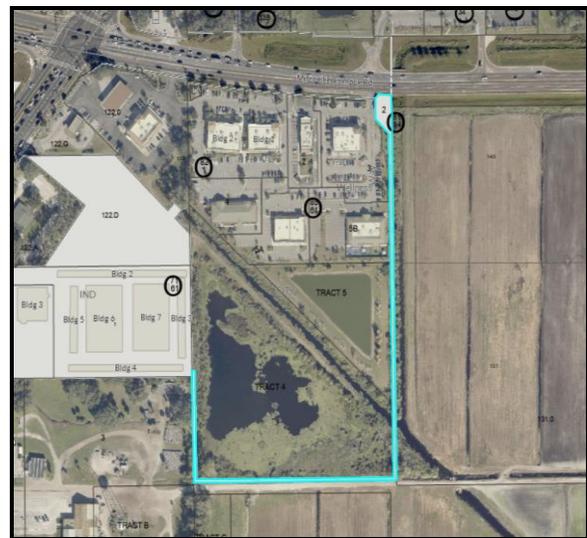
- The subject property has a Future Land Use of Industrial with M-1 (Industrial) zoning.
- The number of sign faces on an existing structure may not be increased, either by adding an additional face oriented in a different direction or by changing the display mechanism to permit the display of multiple signs on a single sign face. No sign face on an existing structure may be increased in size and the orientation of each sign face located upon an existing structure may not be changed.
- “Changing the sign face” means replacing the billboard’s display panel itself; it does not mean treating each individual side of a tri-vision sign as a separate sign face.

## PROJECT AREA ZONING AND AERIAL MAPS

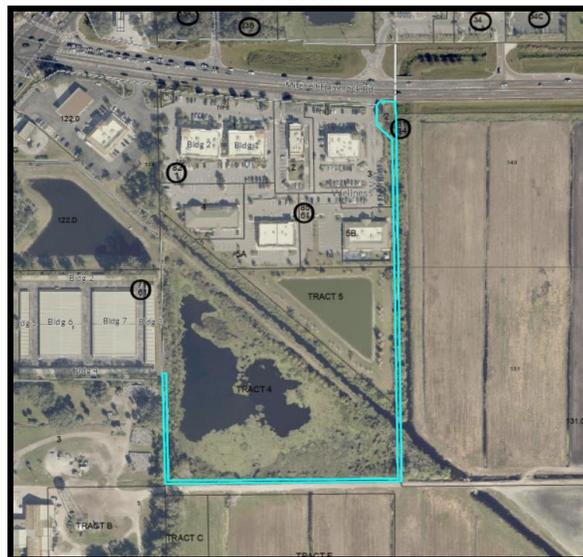
Zoning



Future Land Use



Aerial



### AGENCY/DEPARTMENT COMMENTS

NO.	REVIEWED BY	TYPE	STATUS
1.	Public Safety - Fire Marshal Matthew Maywald	If any actual structure is required (other than the billboard) the following shall be required: Fire department access road shall have an unobstructed width of not less than 20 ft in accordance with the specifications of NFPA 1, Section 18.2.3.5.1.1	Info Only
2.	Public Safety - Fire Marshal Matthew Maywald	If any actual structure is required (other than the billboard) the following shall be required: Adequate water supply with fire flow calculations for fire protection (hydrants) shall be provided per section 18.3 and 18.4 of NFPA 1.	Info Only
3.	Building Division Phil Kersey	- Standard building permitting will apply. - Permitting will apply for the renovation to the sign, including the electrical work. - Permit package must include signed/ sealed engineering for install of new digital boards, and include evaluation of existing pole/ foundation system to accommodate new digital boards.	Info Only
4.	Environmental Services James Van Alstine	No utility work proposed related to water/sewer/reclaim. No review required.	Info Only
5.	Comprehensive Planning David German	Site has a Future Land Use of IND (Industrial). Based on this, note Policy FLU 5.3.4 Industrial. The purpose and intent of this land use is to identify locations for a variety of heavy commercial and industrial land uses oriented toward wholesale distribution, storage, manufacturing, and other industrial uses. This land use should be located with direct access to rail systems, collector, and arterial roadways, and as infill development where this use is established. The maximum intensity permitted in this designation is 0.65 floor area ratio.	Info Only
6.	Public Works - Engineering Jim Potter	No specific drainage or traffic issues noted.	Info Only
7.	Planning and Development Annie Sillaway	Sec. 30.13.10. - Limitation on number, size and orientation of outdoor advertising sign faces.  (a) In addition to the limitation specified in Section 30.13.9 above, there is hereby imposed a limitation upon the number, size and orientation of the sign faces located upon the existing structures. The number of sign faces on an existing structure may	Info Only

		<p>not be increased, either by adding an additional face oriented in a different direction or by changing the display mechanism to permit the display of multiple signs on a single sign face. No sign face on an existing structure may be increased in size and the orientation of each sign face located upon an existing structure may not be changed. The foregoing restrictions shall not apply to duly constructed cut-outs or to sign alterations conducted pursuant to an outdoor advertising sign agreement as authorized by Section 30.13.13 of this Code.</p>	
8.	<p>Planning and Development Annie Sillaway</p>	<p>To move forward with what is being proposed, the Applicant must obtain an “Outdoor Advertising Sign Agreement,” provided that the Applicant meets the criteria set forth in Section 30.13.13:</p> <ul style="list-style-type: none"> <li>(a) Outdoor advertising signs may be constructed, reconstructed, or relocated pursuant to an Agreement executed between Seminole County and the property owner and the outdoor advertising sign owner.</li> <li>(b) No outdoor advertising sign may be permitted within three hundred (300) feet of any trail corridor, except for such signs, and reconstruction of such signs, which existed prior to the enactment of this Section.</li> <li>(c) Any consideration of an outdoor advertising sign agreement should include removal of at least four (4) existing outdoor advertising signs or faces in unincorporated Seminole County in exchange for one (1) sign to be reconstructed, constructed or relocated in unincorporated Seminole County. The permit applicant must specify the location and specifications of the outdoor advertising sign(s), the number of outdoor advertising signs to be removed and a description of what non-conforming structures would be removed and what non-conforming structures would be created. For the purposes of this Section, multi-vision signs may be treated as multiple faces based on the number of</li> </ul>	Info Only

		<p>faces displayed during one complete advertising cycle. Nothing set forth herein shall prohibit the BCC from entering an outdoor advertising sign agreement at an alternate sign-removal-to-sign-replacement ratio if such alternate ratio is determined to be in the best interest of the public.</p> <p>(d) Notwithstanding anything to the contrary elsewhere in this Code, except as found in Section 30.13.13(b), outdoor advertising signs may be permitted in any non-residential zoning district and/or may vary from code separation requirements if such location is found to be in the public interest.</p> <p>(e) No outdoor advertising sign agreement may be entered unless it includes a written waiver and release by the sign owner, the property owner, and any sign lessees, to any claim against the County to further compensation or reimbursement regarding removal of the specified outdoor advertising signs.</p> <p>(f) There shall be at least one (1) public hearing with due public notice before the Board of County Commissioners regarding any proposed outdoor advertising sign agreement.</p>	
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## DEPARTMENT PROJECT STATUS AND CONTACT

This section shows the reviewers of this project from the various departments.

DEPARTMENT	STATUS	REVIEWER
Buffers and CPTED	Review Complete	Annie Sillaway 407-665-7936 <a href="mailto:asillaway@seminolecountyfl.gov">asillaway@seminolecountyfl.gov</a>
Planning and Development	Review Complete	Annie Sillaway 407-665-7936 <a href="mailto:asillaway@seminolecountyfl.gov">asillaway@seminolecountyfl.gov</a>
Public Safety - Fire Marshal	Review Complete	Matthew Maywald 407-665-5177 <a href="mailto:mmaywald@seminolecountyfl.gov">mmaywald@seminolecountyfl.gov</a>
Environmental - Impact Analysis	No Review Required	Becky Noggle 407-665-2143 <a href="mailto:bnoggle@seminolecountyfl.gov">bnoggle@seminolecountyfl.gov</a>
Comprehensive Planning	Review Complete	David German 407-665-7386 <a href="mailto:dgerman@seminolecountyfl.gov">dgerman@seminolecountyfl.gov</a>
Natural Resources	Review Complete	Sarah Harttung 407-665-7391  <a href="mailto:sharttung@seminolecountyfl.gov">sharttung@seminolecountyfl.gov</a>
Environmental Services	Review Complete	James Van Alstine 407-665-2014 <a href="mailto:jvanalstine@seminolecountyfl.gov">jvanalstine@seminolecountyfl.gov</a>
Public Works - Engineering	Review Complete	Jim Potter 407-665-5764  <a href="mailto:jpotter@seminolecountyfl.gov">jpotter@seminolecountyfl.gov</a>
Public Works - Impact Analysis	No Review Required	Jim Potter 407-665-5764  <a href="mailto:jpotter@seminolecountyfl.gov">jpotter@seminolecountyfl.gov</a>
Building Division	Review Complete	Phil Kersey 407-665-7460 <a href="mailto:Pkersey@seminolecountyfl.gov">Pkersey@seminolecountyfl.gov</a>

## RESOURCE INFORMATION

### Seminole County Land Development Code:

[https://library.municode.com/fl/seminole\\_county/codes/land\\_development\\_code](https://library.municode.com/fl/seminole_county/codes/land_development_code)

### Seminole County Comprehensive Plan:

<http://www.seminolecountyfl.gov/departments-services/development-services/planning-development/codes-regulations/comprehensive-plan/index.stml>

### Development Services:

<http://www.seminolecountyfl.gov/departments-services/development-services/>

### Seminole County Property Appraiser Maps:

<https://map.scpafl.org/>

### Seminole County Wetland Information:

<http://www.seminolecountyfl.gov/departments-services/development-services/planning-development/forms-applications-resources/wetl-dock-information.stml>

### Wekiva Consistency form:

<https://www.seminolecountyfl.gov/docs/default-source/pdf/WekivaRiverAreaConsistencyFormNovember2024ADA.pdf>

### FEMA LOMR (Letter of Map Revision):

[www.fema.gov](http://www.fema.gov)

### Cities:

Altamonte Springs	(407) 571-8150	<a href="http://www.altamonte.org">www.altamonte.org</a>
Casselberry	(407) 262-7751	<a href="http://www.casselberry.org">www.casselberry.org</a>
Lake Mary	(407) 585-1369	<a href="http://www.lakemaryfl.com">www.lakemaryfl.com</a>
Longwood	(407) 260-3462	<a href="http://www.longwoodfl.org">www.longwoodfl.org</a>
Oviedo	(407) 971-5775	<a href="http://www.cityofoviedo.net">www.cityofoviedo.net</a>
Sanford	(407) 688-5140	<a href="http://www.sanfordfl.gov">www.sanfordfl.gov</a>
Winter Springs	(407) 327-5963	<a href="http://www.winterspringsfl.org">www.winterspringsfl.org</a>

### Other Agencies:

Florida Dept of Transportation	<b>FDOT</b>		<a href="http://www.dot.state.fl.us">www.dot.state.fl.us</a>
Florida Dept of Enviro Protection	<b>FDEP</b>	(407) 897-4100	<a href="http://www.dep.state.fl.us">www.dep.state.fl.us</a>
St. Johns River Water Mgmt Dist	<b>SJRWMD</b>	(407) 659-4800	<a href="http://www.sjrwmd.com">www.sjrwmd.com</a>
Health Department	<b>Septic</b>	(407) 665-3605	<a href="http://www.floridahealth.gov">www.floridahealth.gov</a>

### Other Resources:

Flood Prone Areas	<a href="http://www.seminolecountyfl.gov/gm/building/flood/index.aspx">www.seminolecountyfl.gov/gm/building/flood/index.aspx</a>
Watershed Atlas	<a href="http://www.seminole.wateratlas.usf.edu">www.seminole.wateratlas.usf.edu</a>