



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

PROJ. #: ~~1/9/19~~
 Received: 12/19/23
 Paid: 2/16/24

PRE-APPLICATION

INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

APPLICATION FEE

PRE-APPLICATION \$50.00

PROJECT

PROJECT NAME: Sunshine Water Services AMI Gateway - [Pressview Ave](#)

PARCEL ID #(S): 01-21-29-5CK-170H-0010

TOTAL ACREAGE: .5

BCC DISTRICT: [3: Constantine](#)

ZONING: ~~RA-1~~ [R-1A](#)

FUTURE LAND USE: LDR

APPLICANT

NAME: Brenda Pearce

COMPANY: Black & Veatch / Sunshine Water Services Company

ADDRESS: 200 Weathersfield Ave

CITY: Altamonte Springs

STATE: FL

ZIP: 32714

PHONE: (678) 656-5179

EMAIL: Pearceb@bv.com

CONSULTANT

NAME:

COMPANY:

ADDRESS:

CITY:

STATE:

ZIP:

PHONE:

EMAIL:

PROPOSED DEVELOPMENT (CHECK ALL THAT APPLY)

SUBDIVISION LAND USE AMENDMENT REZONE SITE PLAN SPECIAL EXCEPTION

Description of proposed development: Installing automation system for reading meters on proposed 50' metal pole

STAFF USE ONLY

COMMENTS DUE: [3/8](#)

COM DOC DUE: [3/14](#)

DRC MEETING: [3/20](#)

PROPERTY APPRAISER SHEET PRIOR REVIEWS:

ZONING: [R-1A](#)

FLU: [LDR](#)

LOCATION: [on the southwest corner of SR 436, and Pressview Ave](#)

W/S: [Sunshine Water](#)

BCC: [3: Constantine](#)

Agenda: [3/15](#)

AMI PROJECT OVERVIEW

Company Overview

Sunshine Water Services Company (SWS) is a water & wastewater utility that has been operating in Florida since 1976. SWS provides service to nearly 70,000 customers across 10 different counties. In Seminole County, SWS serves approximately 15,000 premises with either water, wastewater, or both. One of our largest service areas is “Sanlando”, in unincorporated Seminole County, where we serve a large portion of the Wekiva Springs area.

What is AMI?

AMI, also known as Advanced Metering Infrastructure, is a new water metering system that provides remote meter reading capabilities. AMI meters send a signal, either through cellular or to a LoRaWAN (low-power, wide area networking protocol) collector which feeds the overall system with the meter reads and other available information. AMI is designed to provide a monitoring system of water usage to residential and commercial properties, which will not only allow the water utility (SWS) to know what the usage is but will also supply the customer with data of their usage on a regular and easier-to-use basis. AMI, combined with the necessary software such as SWS My Utility Account, allows the customer to monitor their residence for leaks and to be more aware of their usage when they are not home.

SWS AMI PROJECT

SWS has contracted with meter manufacturer, Neptune, to provide AMI and it's capabilities to all SWS water customers. The AMI installation will require the replacement of older mechanical meters with AMI. There are approximately 14,750 meters in Seminole County that will be replaced with AMI prior to the end of 2024.

The upgrade to AMI technology will provide significant benefits to our customers including,

- Detection of leaks and customer notification through My Utility Account,
- Eliminates the need for manual and estimated reads,
- Reduction in high-bill cases because customers will have more information to evaluate their usage,
- Greenhouse gas reductions with the reduction of “truck rolls” to obtain manual meter reads.

The majority of AMI meters in Seminole County will use LoRaWAN technology to supply meter read data back to the system. The use of LoRaWAN requires the installation of gateway poles with specific antenna technology to collect the data for a region of AMI meters while others will be served by cellular technology.

40A8RT219DB

Round Tapered Direct Burial Aluminum Light Pole 40 Foot Above Grade, 8 Inch Diameter, 0.219 Inch Wall Thickness

PRODUCT DESCRIPTION

Pole Top Options: Poles are provided with either a removable top cap or a welded aluminum tenon. A 2-3/8 inch outside diameter tenon with 4 inches in length is the most common; however, other tenon options are available. Customers should confirm the appropriate tenon size required by their project prior to ordering. Poles with a top cap can also be drilled during fabrication. The drill pattern and orientation need to be provided by the customer unless Energy Light fixtures are being used for the project.

Pole Shaft: The pole shaft will be constructed of seamless extruded tube of 6063 aluminum alloy per the requirements of ASTM B221. The shaft assembly shall be full-length heat treated to produce a T6 temper.

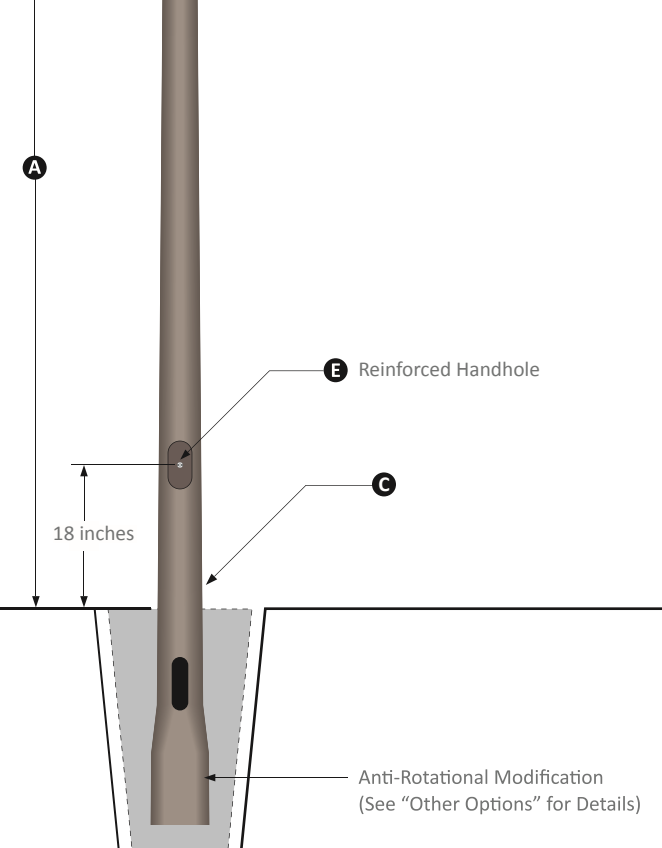
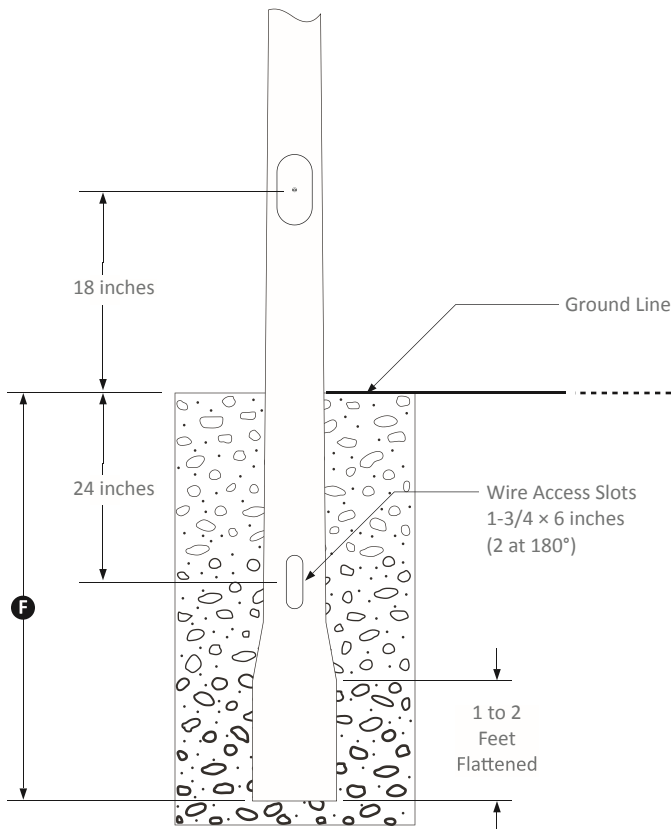
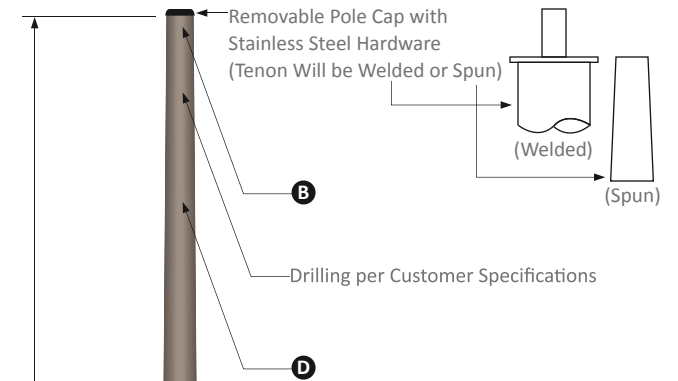
Handhole: A reinforced handhole with grounding provision is provided at 18 inches from the base end of the pole assembly. Each handhole includes a cover and the attachment hardware.

Color and Finish Options: The standard finish for our aluminum light poles is a natural aluminum finish. Our poles are also available with a commercial grade, powder coat finish for an additional charge. Standard color options include dark bronze, black, gray, green, and white; however, custom color options are also available.

Other Options: The Following options are available. Please consult one of our light pole experts for details: Custom tenon size, custom color, electric/GFI outlet, custom pole height and additional handholes. Anti-Rotational Modification is also an option. Poles will be partially flattened into an anti-rotational, oval cross section, for added stability.

| Specification Table | | |
|-----------------------|---|-------|
| Mounting Height (ft.) | A | 40 |
| Top Diameter (in.) | B | 4.5 |
| Butt Diameter (in.) | C | 8 |
| Wall Thickness (in.) | D | 0.219 |
| Handhole (in.) | E | 4 x 6 |
| Embedment (ft.) | F | 5 |

| Maximum EPA with 1.3 Gust Factor: | | |
|-----------------------------------|------|-------------|
| 90 mph: | 12.8 | Square Feet |
| 100 mph: | 9.2 | Square Feet |
| 120 mph: | 6.4 | Square Feet |
| 130 mph: | 5.2 | Square Feet |





Main

| | |
|---------------------------|------------|
| Product or component type | All-In-One |
| Range of product | Homeline |
| Meter socket type | Ringed |
| Hub type | A |

Complementary

| | |
|--------------------------------------|---|
| Line Rated Current | 100 A |
| Short-circuit current | 10 kA |
| Device mounting | Surface |
| Number of spaces | 10 |
| Number of circuits | 20 |
| Number of tandem circuit breakers | 10 |
| Electrical connection | Lugs line side Lugs service ground |
| AWG gauge | AWG 6...AWG 1 (aluminium/copper) line side AWG 8...AWG 4 (aluminium/copper) service ground |
| Device composition | Service disconnect (factory installed) |
| Service disconnect rated current | 100 A |
| Branch circuit breaker rated current | 80 A |
| Service feed location | OH |
| Bypass type | No bypass |

Environment

Offer Sustainability

| | |
|---|---|
| Green Premium product | Green Premium product |
| Compliant - since 0944 - Schneider Electric declaration of conformity | Compliant - since 0944 - Schneider Electric declaration of conformity |
| Reference not containing SVHC above the threshold | Reference not containing SVHC above the threshold |
| Available | Available |
| Need no specific recycling operations | Need no specific recycling operations |

Contractual warranty

| | |
|-----------------|-----------|
| Warranty period | 18 months |
|-----------------|-----------|



MFB9155

900/800 MHz MAXRAD Fiberglass Base Station (MFB) Omnidirectional Antennas

The MFB 900/800 MHz series are base matched half wave antennas encapsulated in heavy duty fiberglass radomes with a thick walled aluminum mounting base for reliable long term use. All models are DC grounded and UPS shippable.

Features

- White ultra-violet resistant pultruded fiberglass radome
- Thick walled aluminum mounting base
- Unity/3 dB/5 dB/7 dB models
- UPS shippable
- Factory tuned



Technical Data

| |
|---|
| Maximum Power: 150 watts |
| Normal Impedance: 50 ohms |
| Radome Material: 1.0" OD pultruded white fiberglass |
| Radiator Material: Coated steel wire |
| ESD Protection: DC grounded |
| Wind Survival: 100 mph |
| Termination: Unity and 3 dB models, N Female |
| Mounting Base Diameter: 1-5/16" |
| Mounting Method: Mast or wall mounted. Mounting hardware is sold separately. MMK1: light duty mast mount for antennas under 30" MMK3: light duty mast mount for antennas over 30" MMK4: heavy duty mast mount MMK6: cast mounting bracket MMK9: Aluminum mast mount for 1-5/16" OD antennas MBSWM: wall mounting bracket for antennas over 30" (two are required) |



MMK3



MMK1



MMK4



MMK6



MBSWM



MMK9

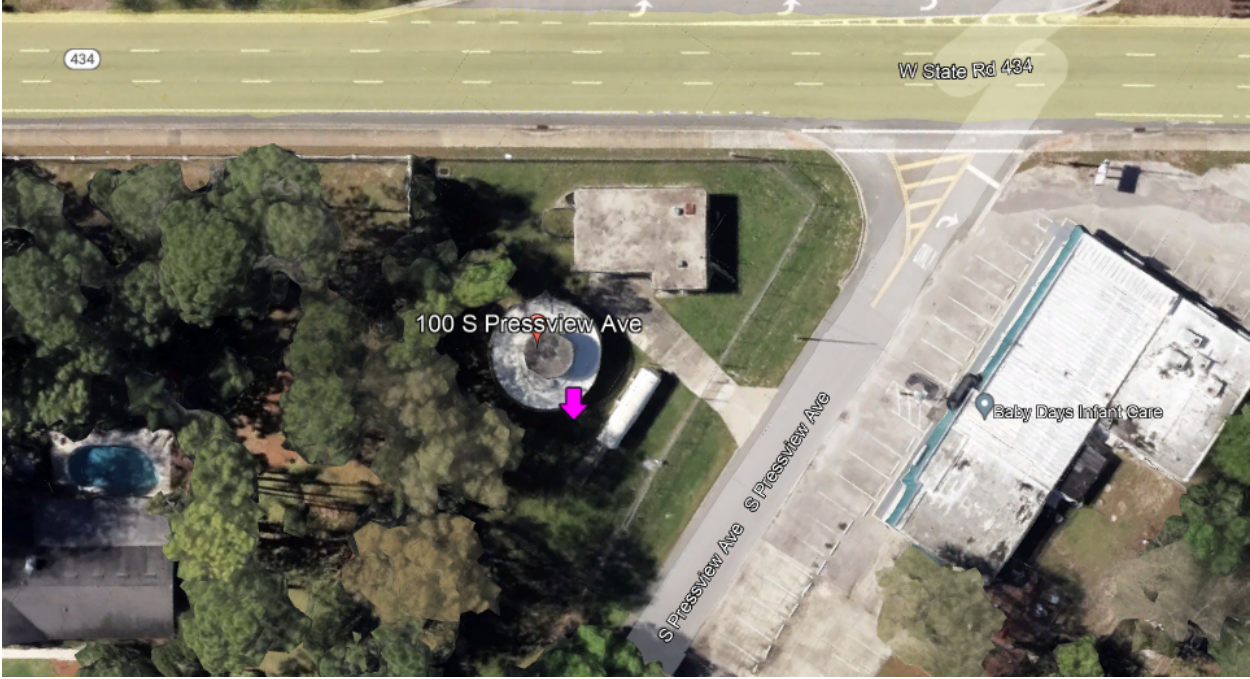
Antenna Electrical Specifications

| Model | Frequency Range | Factory Tuned Frequency | Gain | Bandwidth @ 1.5:1 VSWR | Vertical Beamwidth @ 1/2 Power |
|--------------|-----------------|-------------------------|-------|------------------------|--------------------------------|
| MFB8130 | 806-866 MHz | 813 MHz | Unity | 40 MHz | 75° |
| MFB8133 | 806-866 MHz | 813 MHz | 3 dB | 30 MHz | 40° |
| MFB8135 | 806-866 MHz | 813 MHz | 5 dB | 20 MHz | 22° |
| MFB8580 | 806-866 MHz | 858 MHz | Unity | 40 MHz | 75° |
| MFB8583 | 806-866 MHz | 858 MHz | 3 dB | 30 MHz | 40° |
| MFB8585 | 806-866 MHz | 858 MHz | 5 dB | 20 MHz | 22° |
| MFB8353 | 824-896 MHz | 835 MHz | 3 dB | 30 MHz | 40° |
| MFBW8903 | 890-960 MHz | N/A | 3 dB | 70 MHz | 40° |
| MFBW8905 | 890-960 MHz | N/A | 5 dB | 70 MHz | 22° |
| MFB8963 | 896-940 MHz | 898 MHz | 3 dB | 30 MHz | 40° |
| MFB8965(NF) | 896-940 MHz | 898 MHz | 5 dB | 20 MHz | 22° |
| MFB9387 | 896-940 MHz | 938 MHz | 7 dB | 20 MHz | 17° |
| MFB8967(NF) | 896-940 MHz | 898 MHz | 7 dB | 20 MHz | 17° |
| MFB9150 | 902-928 MHz | 915 MHz | Unity | 20 MHz | 75° |
| MFB9153 | 902-928 MHz | 915 MHz | 3 dB | 20 MHz | 40° |
| MFB9155(NF) | 902-928 MHz | 915 MHz | 5 dB | 20 MHz | 22° |
| MFB9155RPC | 902-928 MHz | 915 MHz | 5 dB | 20 MHz | 22° |
| MFB9157(NF)* | 902-928 MHz | 915 MHz | 7 dB | 20 MHz | 17° |

* Bandwidth @ 2.0:1 VSWR

Site Address: 100 S PRESSVIEW AVE LONGWOOD FL 32750

Parcel ID: 01-21-29-5CK-170H-0010



Property Record Card

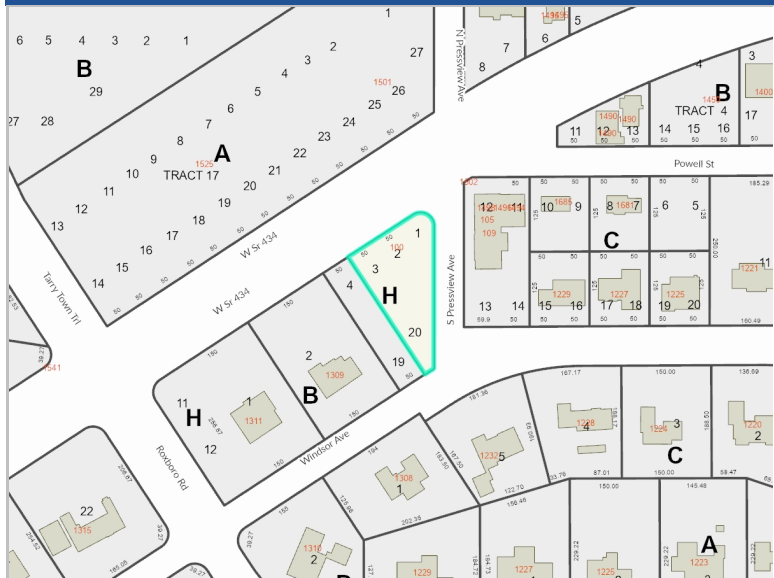


Parcel 01-21-29-5CK-170H-0010

Property Address 100 S PRESSVIEW AVE LONGWOOD, FL 32750

Parcel Location

Site View



Sorry, No Image Available at this Time

Parcel Information

Value Summary

| | |
|--------------------------|---|
| Parcel | 01-21-29-5CK-170H-0010 |
| Owner(s) | SUNSHINE WATER SERVICES COMPANY |
| Property Address | 100 S PRESSVIEW AVE LONGWOOD, FL 32750 |
| Mailing | 500 W MONROE ST STE 3600 CHICAGO, IL 60661-3671 |
| Subdivision Name | SANLANDO SPRINGS |
| Tax District | 01-COUNTY-TX DIST 1 |
| DOR Use Code | 91-GAS/ELECTRIC/TELEPHONE ETC |
| Exemptions | None |
| AG Classification | No |

| | 2024 Working Values | 2023 Certified Values |
|-------------------------------|---------------------|-----------------------|
| Valuation Method | Cost/Market | Cost/Market |
| Number of Buildings | 0 | 0 |
| Depreciated Bldg Value | | |
| Depreciated EXFT Value | | |
| Land Value (Market) | \$17,160 | \$17,160 |
| Land Value Ag | | |
| Just/Market Value | \$17,160 | \$17,160 |
| Portability Adj | | |
| Save Our Homes Adj | \$0 | \$0 |
| Amendment 1 Adj | \$0 | \$0 |
| P&G Adj | \$0 | \$0 |
| Assessed Value | \$17,160 | \$17,160 |

2023 Certified Tax Summary

| | |
|---|-----------------|
| 2023 Tax Amount without Exemptions | \$228.37 |
| 2023 Tax Bill Amount | \$228.37 |

* Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

LOTS 1 2 3 + 20 BLK H
(LESS RD) TRACT 17
SANLANDO SPRINGS
PB 4 PG 55

Taxes

| Taxing Authority | Assessment Value | Exempt Values | Taxable Value |
|------------------------------------|------------------|---------------|---------------|
| ROAD DISTRICT | \$17,160 | \$0 | \$17,160 |
| SJWM(Saint Johns Water Management) | \$17,160 | \$0 | \$17,160 |
| FIRE | \$17,160 | \$0 | \$17,160 |
| COUNTY GENERAL FUND | \$17,160 | \$0 | \$17,160 |
| Schools | \$17,160 | \$0 | \$17,160 |

Sales

| Description | Date | Book | Page | Amount | Qualified | Vac/Imp |
|-------------|------|------|------|--------|-----------|---------|
|-------------|------|------|------|--------|-----------|---------|

Land

| Method | Frontage | Depth | Units | Units Price | Land Value |
|--------|----------|-------|-------|-------------|------------|
| LOT | | | 1 | \$57,200.00 | \$17,160 |

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-1A | Low Density Residential | LDR | Single Family-9000 |

Utility Information

| Fire Station | Power | Phone(Analog) | Water Provider | Sewer Provider | Garbage Pickup | Recycle | Yard Waste | Hauler |
|--------------|-------|---------------|-------------------------|-------------------------|----------------|---------|------------|--------|
| 12.00 | DUKE | CENTURY LINK | SUNSHINE WATER SERVICES | SUNSHINE WATER SERVICES | NA | NA | NA | NA |

Political Representation

| Commissioner | US Congress | State House | State Senate | Voting Precinct |
|--------------------------|---------------------|-------------------------|-------------------------|-----------------|
| Dist 3 - Lee Constantine | Dist 7 - Cory Mills | Dist 36 - RACHEL PLAKON | Dist 10 - Jason Brodeur | 25 |

School Information

| Elementary School District | Middle School District | High School District |
|----------------------------|------------------------|----------------------|
| Altamonte | Milwee | Lyman |

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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: 2/16/2024 3:09:19 PM
Project: 23-80000168
Credit Card Number: 42*****9173
Authorization Number: 024512
Transaction Number: 160224O3B-6FE7681A-2907-4BF4-8786-1C4CD3530BD1
Total Fees Paid: 52.50

Fees Paid

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