

**SEMINOLE COUNTY DENIAL DEVELOPMENT ORDER**

On June 11, 2024, Seminole County issued this Denial Development Order relating to and touching and concerning the following described property:

**LEGAL DESCRIPTION**

SEC 29 TWP 21S RGE 31E  
N 100 FT OF S 495 FT OF W 400 FT OF E 425 FT OF NW ¼

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

**Property Owner:** Alain Rivas

**Project Name:** Rivas Commercial Rezone

**Requested Development Approval:** Rezone from A-1 (Agriculture) to C-3 (General Commercial & Wholesale) on approximately 0.78 acres, located on the west side of W SR 426, approximately 500 feet north of Connection Point.

Findings: After fully considering staff analysis titled "Rivas Commercial Rezone" and all evidence submitted at the public hearing on June 11, 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 (General Commercial & Wholesale) 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