



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

PROJ. #: 24-80000051

Received: 3/22/24

Paid: 3/28/24

## PRE-APPLICATION

### INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

#### APPLICATION FEE

PRE-APPLICATION \$50.00

#### PROJECT

PROJECT NAME: TMA Bldg 700 & 300 Classrooms Portable Extension  
 BP21-00016528 - 1530 Lukas Lane  
 BP21-00013632 - 1584 Lukas Lane

PARCEL ID #(S): 16-21-31-5CA-0000-028A

TOTAL ACREAGE: 30.79 BCC DISTRICT:

ZONING: A-1 Agriculture FUTURE LAND USE: School Campus

#### APPLICANT

NAME: Rachel Marks COMPANY: The Master's Academy

ADDRESS: 1500 Lukas Lane

CITY: Oviedo STATE: FL ZIP: 32765

PHONE: 407-971-2221 ext 1840 EMAIL: rachelmarks@mastersacademy.org

#### CONSULTANT

NAME: Richard T McCree Jr. COMPANY: McCree General Contractors & Architects

ADDRESS: 500 E. Princeton St.

CITY: Orlando STATE: FL ZIP: 32803

PHONE: 407-898-4821 EMAIL: rtmjr@mccree.com

#### PROPOSED DEVELOPMENT (CHECK ALL THAT APPLY)

SUBDIVISION  LAND USE AMENDMENT  REZONE  SITE PLAN  SPECIAL EXCEPTION

Description of proposed development: Request for a 4 yrs classroom portables extension for permit

BP21-00016528 - 1530 Lukas Lane and BP21-00013632 - 1584 Lukas Lane

#### STAFF USE ONLY

COMMENTS DUE: 4/5 COM DOC DUE: 4/11 DRC MEETING: 4/17

PROPERTY APPRAISER SHEET  PRIOR REVIEWS:

ZONING: A-1 FLU: MDR LOCATION: on the west side of Lukas Ln,  
north of Slavia Rd

W/S: Seminole County BCC: 1: Dallari

Agenda: 4/12



ARCHITECTS & ENGINEERS, INC.

March 6, 2024

Seminole County  
Planning & Development Division  
1101 East First Street, Room 2028  
Sanford, Florida 32771

Re: The Master's Academy  
Permits #BP21-16528 and BP21-13632

Dear Planning & Development,

The Master's Academy, located at 1500 Lukas Lane, Oviedo, FL 32765, would like to extend the two subject Classrooms portables noted above.

Due to enrollment these last few years, both portables are needed to keep the classroom size down. The school would greatly appreciate the extension of the (2) portable permits noted above for an additional four years.

Please call if you have questions.

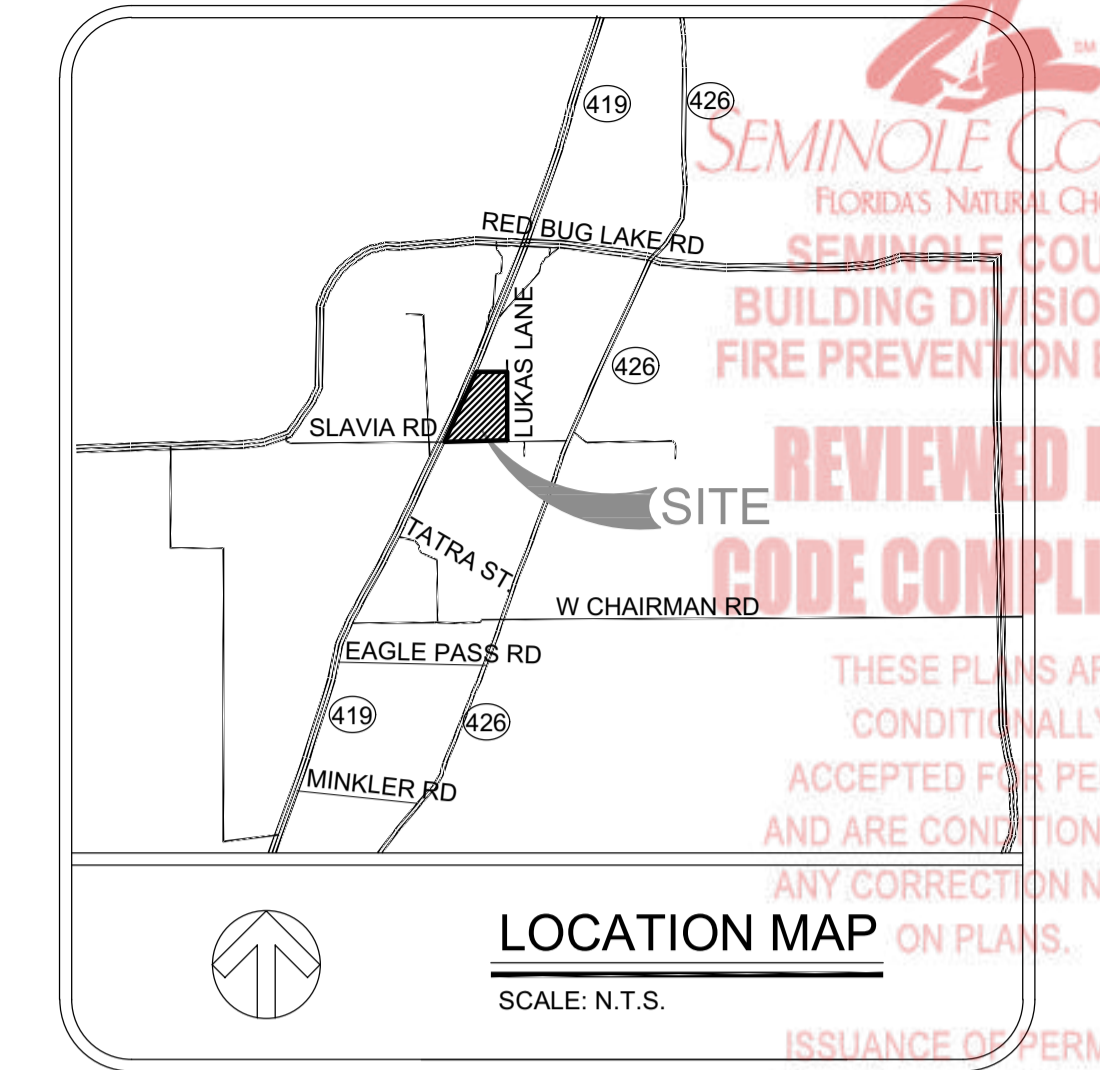
Thank you,

**Richard T. McCree, Jr., CGC, P.E., LEED - AP  
CEO**

**ADOPTED ENFORCED CODES:**

- FLORIDA BUILDING CODE - 7th Edition (2020)
- FLORIDA BUILDING CODE ACCESSIBILITY - 7th Edition (2020)
- FLORIDA PLUMBING CODE - (2020)
- FLORIDA MECHANICAL CODE - (2020)
- NATIONAL ELECTRIC CODE 2017
- FLORIDA FIRE PREVENTION CODE - 7th Edition
- NFPA 101 LIFE SAFETY CODE (2018) w/ FLORIDA AMENDMENTS
- NFPA 1 UNIFORM FIRE CODE (2018) w/ FLORIDA AMENDMENTS
- FLORIDA EXISTING BUILDING CODE - (2020)

# THE MASTERS ACADEMY EXISTING CAMPUS SITE PLAN TEMPORARY PORTABLE LOCATIONS 1500 LUKAS LANE OVIEDO, FLORIDA 32765



**CONTRACT INFORMATION**

**PROPERTY OWNER:** TMA PROPERTIES FOUNDATION INC.  
1500 LUKAS LANE, OVIEDO, FL 32765  
(407) 706-2221

**ARCHITECT:** McCREE INC.  
500 E. PRINCETON ST.  
ORLANDO, FL 32803  
TOM F. GRIFFIN  
(407) 898-4821

**ELECTRIC ENGINEER:** PENINSULA ENGINEERING INC.  
2016 ALDEN RD.  
ORLANDO, FL 32803  
JERRY SOLAR  
(407) 246-1688

**LEGAL DESCRIPTION**

LOTS 28 29 & 33 ELY OF EXPRESSWAY (LESS RD) & N 1/2 OF VACD ST ADJ ON S & LOTS 31 32 & 38 ELY OF EXPRESSWAY (LESS RD) & S 1/2 OF VACD ST ADJ ON N SLAVIA COLONY COS SUBD PB 2 PG 71

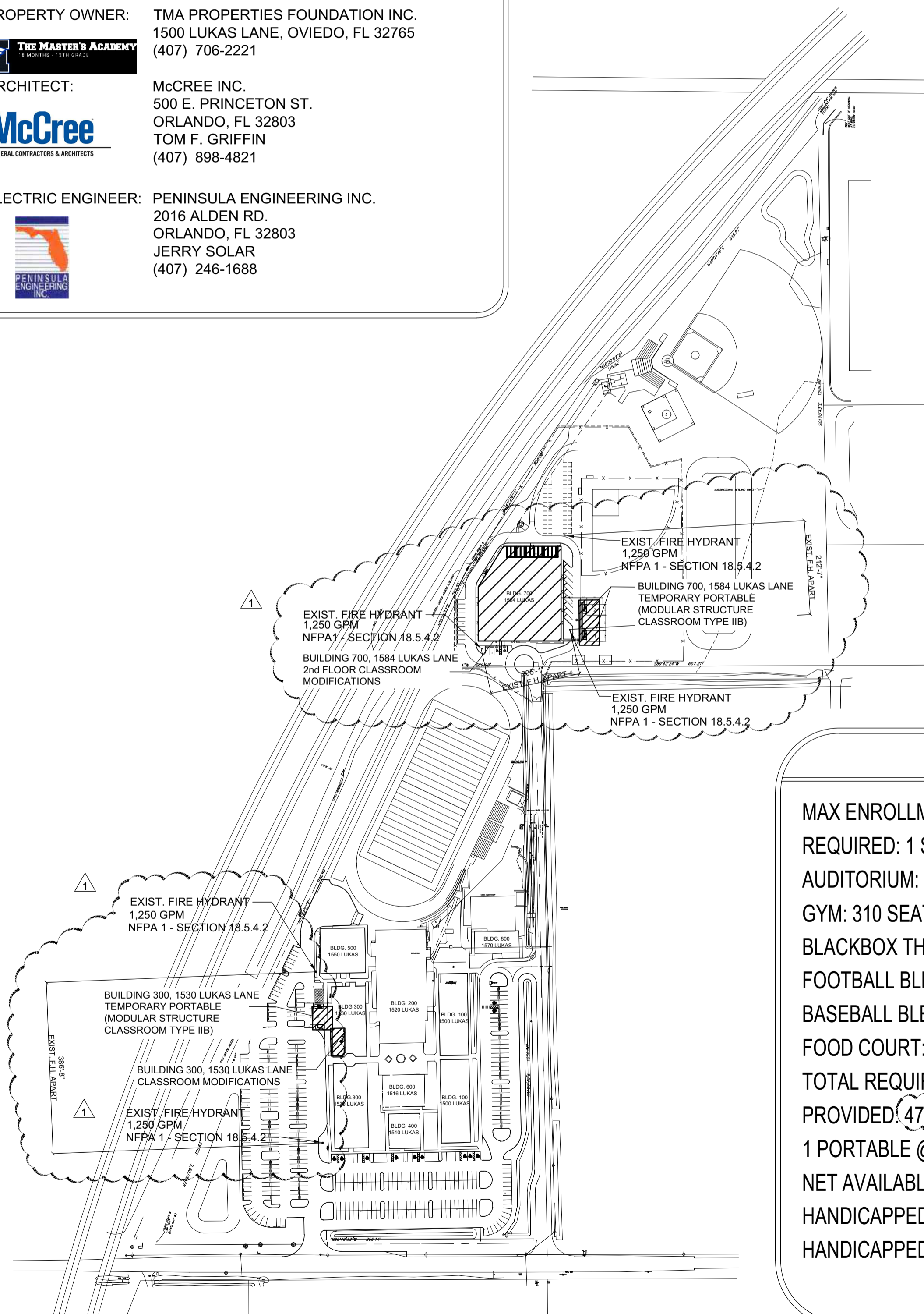
PARCEL ID - 16-21-31-5CA-0000-028A

**CODE SUMMARY**

PARCEL ID: 16-21-31-5CA-0000-028A  
ZONING: MDR- MEDIUM DENSITY RESIDENTIAL  
OWNER: THE MASTER ACADEMY OF CENTRAL FLORIDA, Inc.  
CONSTRUCTION TYPE: TYPE IIB, UNPROTECTED, UNSPRINKLER  
USE: GROUP E, MODULAR CLASSROOMS

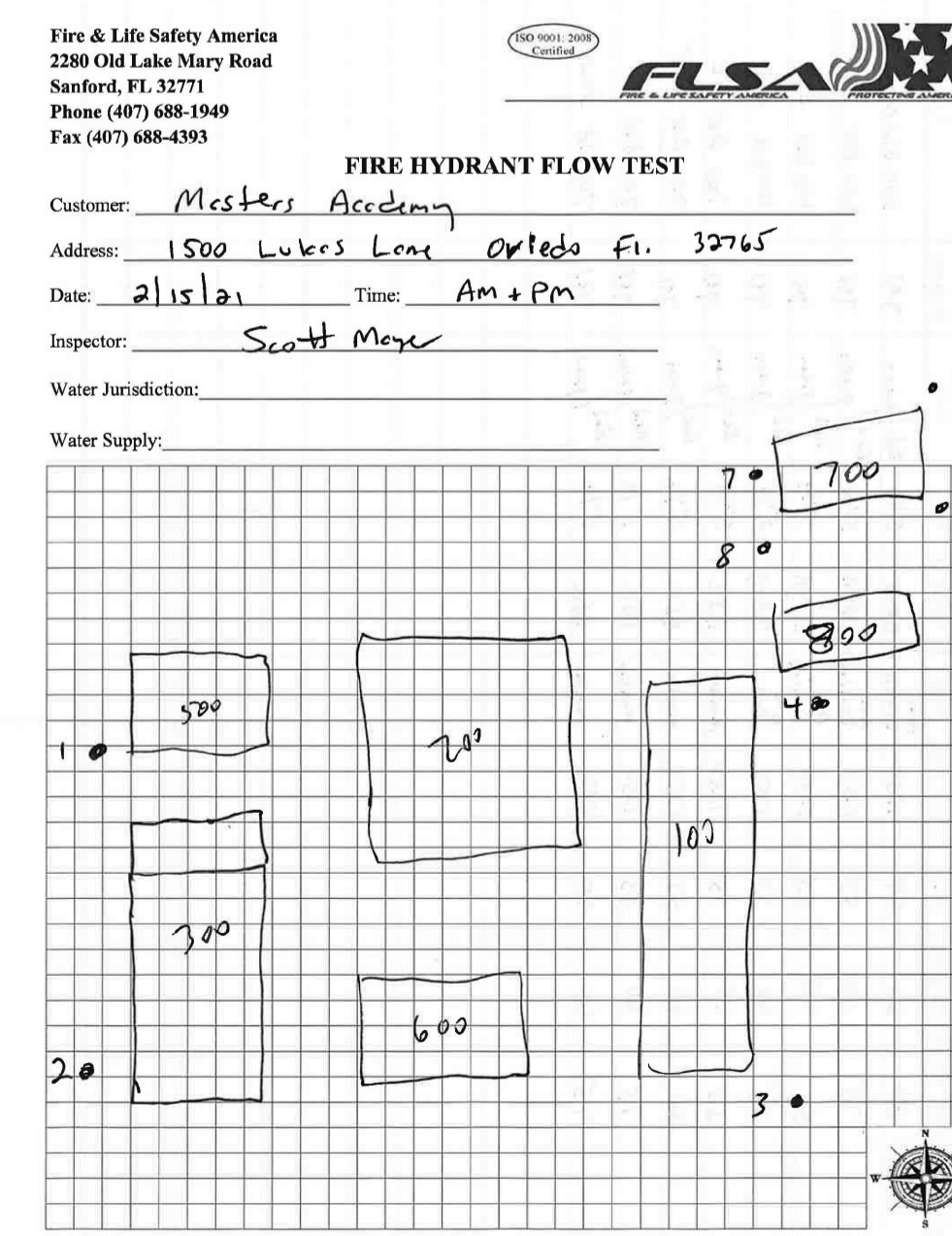
**INDEX OF DRAWINGS**

| Sht. #                     | Description                                 | ISSUED FOR PERMIT AND ESTIMATE | REV1 SITE REVIEW COMMENTS |
|----------------------------|---|--------------------------------|---------------------------|
| <b>Cover Sheet</b>         |   |                                |                           |
| CS                         | Cover Sheet and Overall Site plan           | 7-9-21                         | 8-10-21                   |
| AS1                        | Site Plan Portable Location plans           | 7-9-21                         | 8-10-21                   |
| <b>Modular Drawings</b>    |   |                                |                           |
| 1 of 13                    | Modular Plan Coversheet                     | 7-9-21                         |                           |
| 2 of 13                    | General Notes                               | 7-9-21                         |                           |
| 3 of 13                    | Material Schedule                           | 7-9-21                         |                           |
| 4 of 13                    | Floor plan - NOT USED                       | 7-9-21                         |                           |
| 4A of 13                   | Floor plan no bath                          | 7-9-21                         |                           |
| 5 of 13                    | HVAC plan - NOT USED                        | 7-9-21                         |                           |
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| 6 of 13                    | Electrical plan                             | 7-9-21                         |                           |
| 6B of 13                   | Electrical plan                             | 7-9-21                         |                           |
| 7 of 13                    | Elevation plan                              | 7-9-21                         |                           |
| 8 of 13                    | Building section                            | 7-9-21                         |                           |
| RS-1                       | Ramp plan                                   | 7-9-21                         |                           |
| A4                         | Foundation Plan                             | 7-9-21                         |                           |
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| E4                         | Electrical Power Riser Diagram and Details  | 7-9-21                         |                           |
| E5                         | Electrical Riser Diagram Details            | 7-9-21                         |                           |
| E6                         | Electrical Riser Diagram Details            | 7-9-21                         |                           |

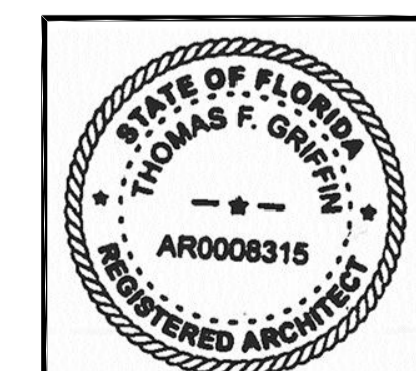


**PARKING CALCULATIONS:**

MAX ENROLLMENT: 1200 CURRENT ENROLLMENT: 1093 STUDENTS  
REQUIRED: 1 SPACE PER 4 SEATS, ASSEMBLY ASSEMBLY AREAS  
AUDITORIUM: 320 SEATS  
GYM: 310 SEATS  
BLACKBOX THEATER: 156 SEATS  
FOOTBALL BLEACHERS: 432 SEATS  
BASEBALL BLEACHERS: 320 SEATS  
FOOD COURT: 292 SEATS  
TOTAL REQUIRED: 1830 SEATS/4 = 458 SPACES  
PROVIDED: 478 SPACES  
1 PORTABLE @ BUILDING 300 WILL OCCUPY 4 SPACES  
NET AVAILABLE PARKING: 474 SPACES  
HANDICAPPED SPACES REQUIRED: 7 HC SPACES  
HANDICAPPED SPACES PROVIDED: 13 HC SPACES



| HYD | HYD Tag # | Static PS | Residual PS | FRYO | Flow GPM | Make | Model | Size | Barrel/Booster Color | Reflector | Notes         |
|-----|-----------|-----------|-------------|------|----------|------|-------|------|----------------------|-----------|---------------|
| 1   | 80        | 60        | 55          | 1250 | Am       | 800  | 5'14  | Red  | Green                | 7x1       | 300 8'x11' NE |
| 2   | 75        | 60        | 55          | 1250 | Am       | 800  | 5'14  | Red  | Green                | 7x1       | 300 8'x11' SE |
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| 7   | 75        | 60        | 55          | 1250 | mahe     | 800  | 5'14  | Red  | Green                | 7x1       | 700 8'x11' W  |
| 8   | 75        | 60        | 55          | 1250 | mahe     | 800  | 5'14  | Red  | Green                | 7x1       | 700 8'x11' SW |
| 9   |           |           |             |      |          |      |       |      |                      |           |               |
| 10  |           |           |             |      |          |      |       |      |                      |           |               |
| 11  |           |           |             |      |          |      |       |      |                      |           |               |
| 12  |           |           |             |      |          |      |       |      |                      |           |               |
| 13  |           |           |             |      |          |      |       |      |                      |           |               |
| 14  |           |           |             |      |          |      |       |      |                      |           |               |
| 15  |           |           |             |      |          |      |       |      |                      |           |               |
| 16  |           |           |             |      |          |      |       |      |                      |           |               |
| 17  |           |           |             |      |          |      |       |      |                      |           |               |
| 18  |           |           |             |      |          |      |       |      |                      |           |               |
| 19  |           |           |             |      |          |      |       |      |                      |           |               |



Thomas F. Griffin  
L.C. No: AR-0008315  
Date: 2021.08.24  
10:41:37 -04'00'

**McCree** ARCHITECTS & ENGINEERS, INC.  
License No. AAC002100  
500 E. Princeton St.  
Orlando, FL 32803  
P.O. Box 547369  
Orlando, FL 32854-7369  
Phone: 407-898-4821  
Fax: 407-898-8763

**COVER SHEET AND OVERALL SITE PLAN**  
THE MASTERS ACADEMY  
TEMPORARY CLASSROOM  
PORTABLES  
1500 LUKAS LN.  
OVIEDO, FL 32765

**CS**

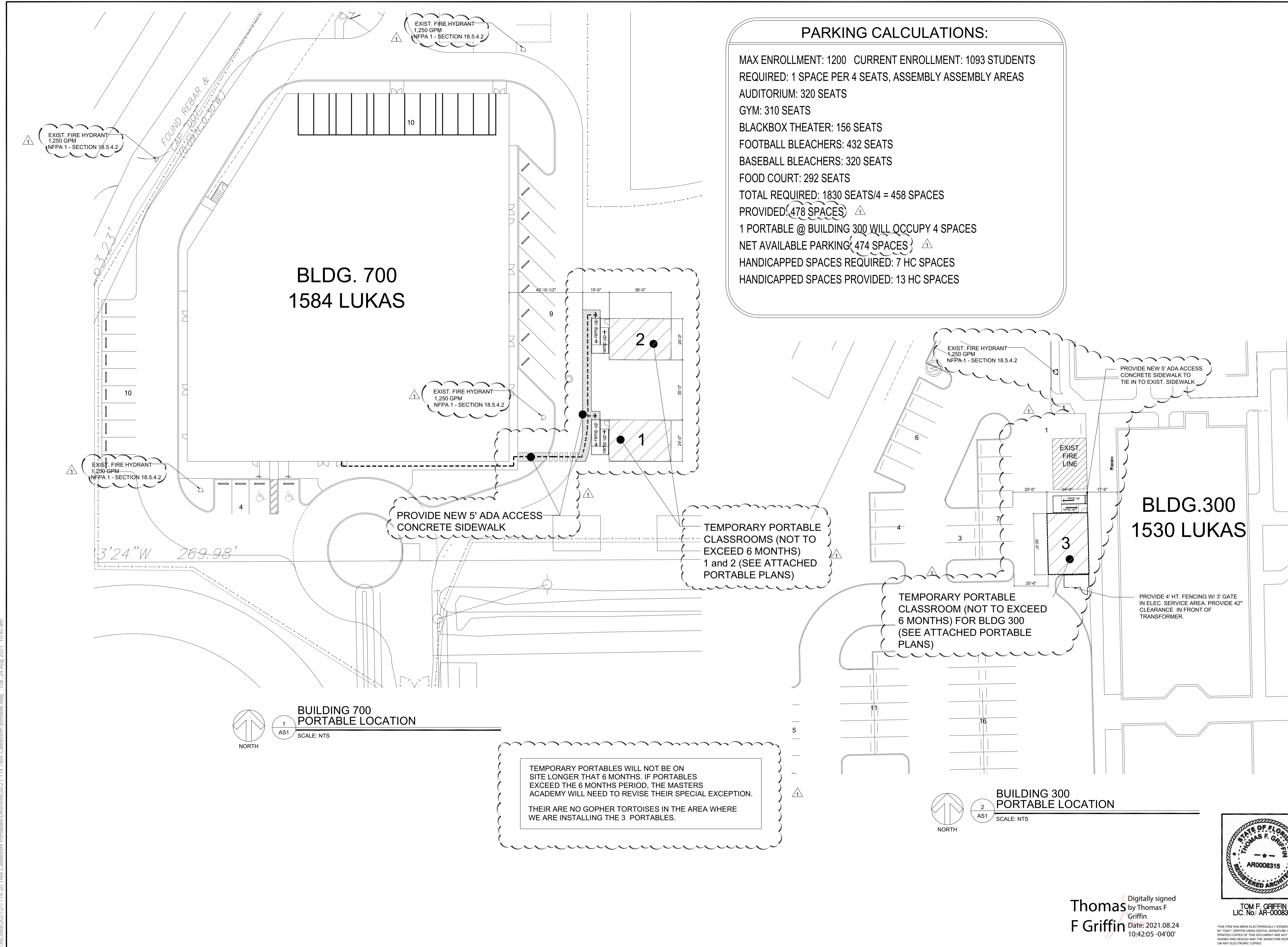
SEMINOLE COUNTY  
FLORIDA'S NATURAL CITY  
SEMING BUILDING  
REVIEW  
CODE OFFICE

**McCREE**  
ARCHITECTS & ENGINEERS, INC.

License No. AAC002100

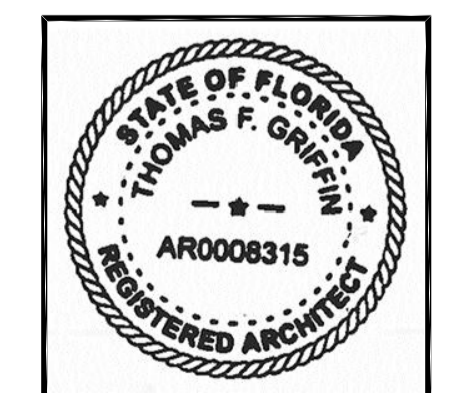
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Phone: 407-898-4821  
Fax: 407-898-8763

ISSUANCE OF PERMIT DOES NOT PREVENT FIELD INSPECTIONS FROM REQUIRING CORRECTIONS TO MEET ADOPTED CODES



**BUILDING 700 PORTABLE LOCATION**  
SCALE: NTS

**BUILDING 300 PORTABLE LOCATION**  
SCALE: NTS



Thomas F Griffin  
Digitally signed by Thomas F Griffin  
Date: 2021.08.24 10:42:05 -04'00'

TOM F. GRIFFIN  
L.C. No: AR-0008315

SITE PLAN PORTABLE LOCATION PLANS

THE MASTERS ACADEMY  
TEMPORARY CLASSROOM  
PORTABLES  
1500 LUKAS LN.  
OVIEDO, FL. 32765

**AS1**

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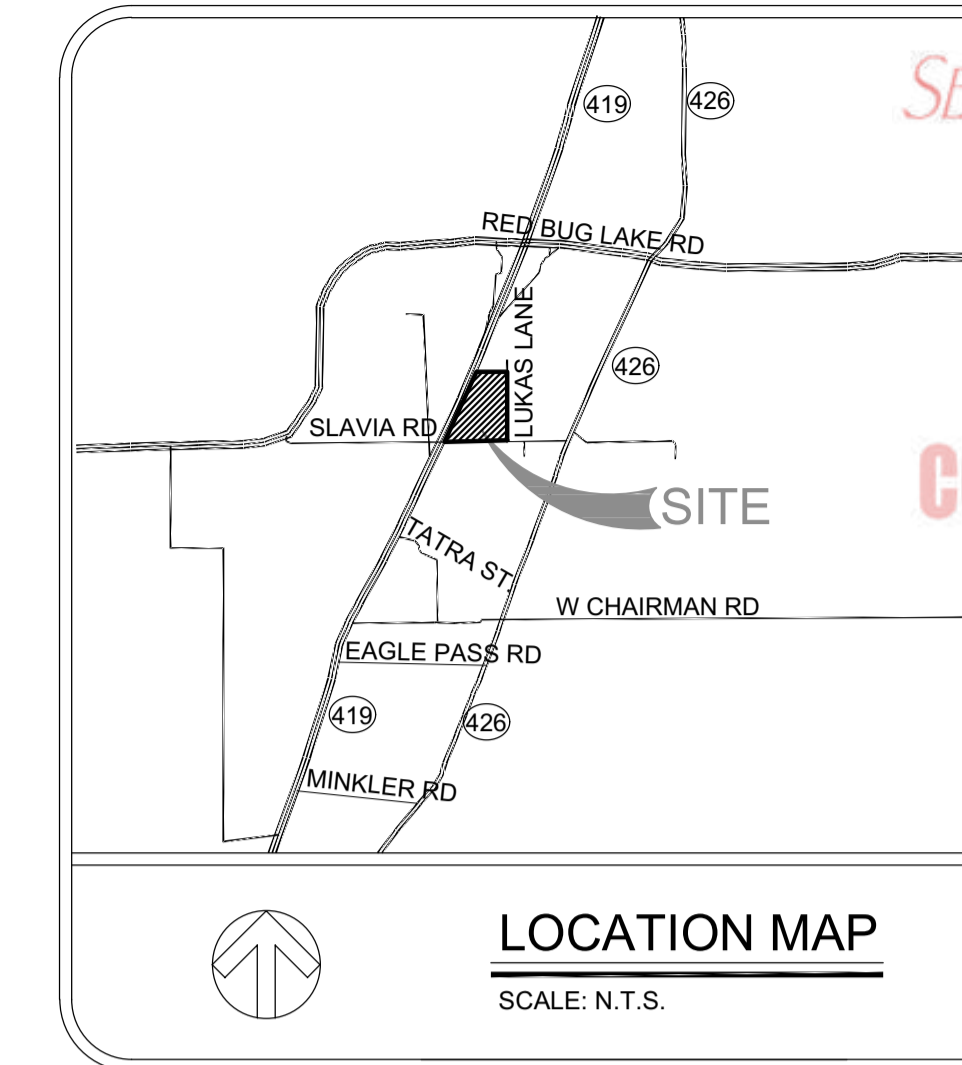
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Rescue windows for rooms greater than 250 SF for non-sprinklered educational per NFPA 101, 14.2.11.1.1

**PARKING CALCULATIONS:**

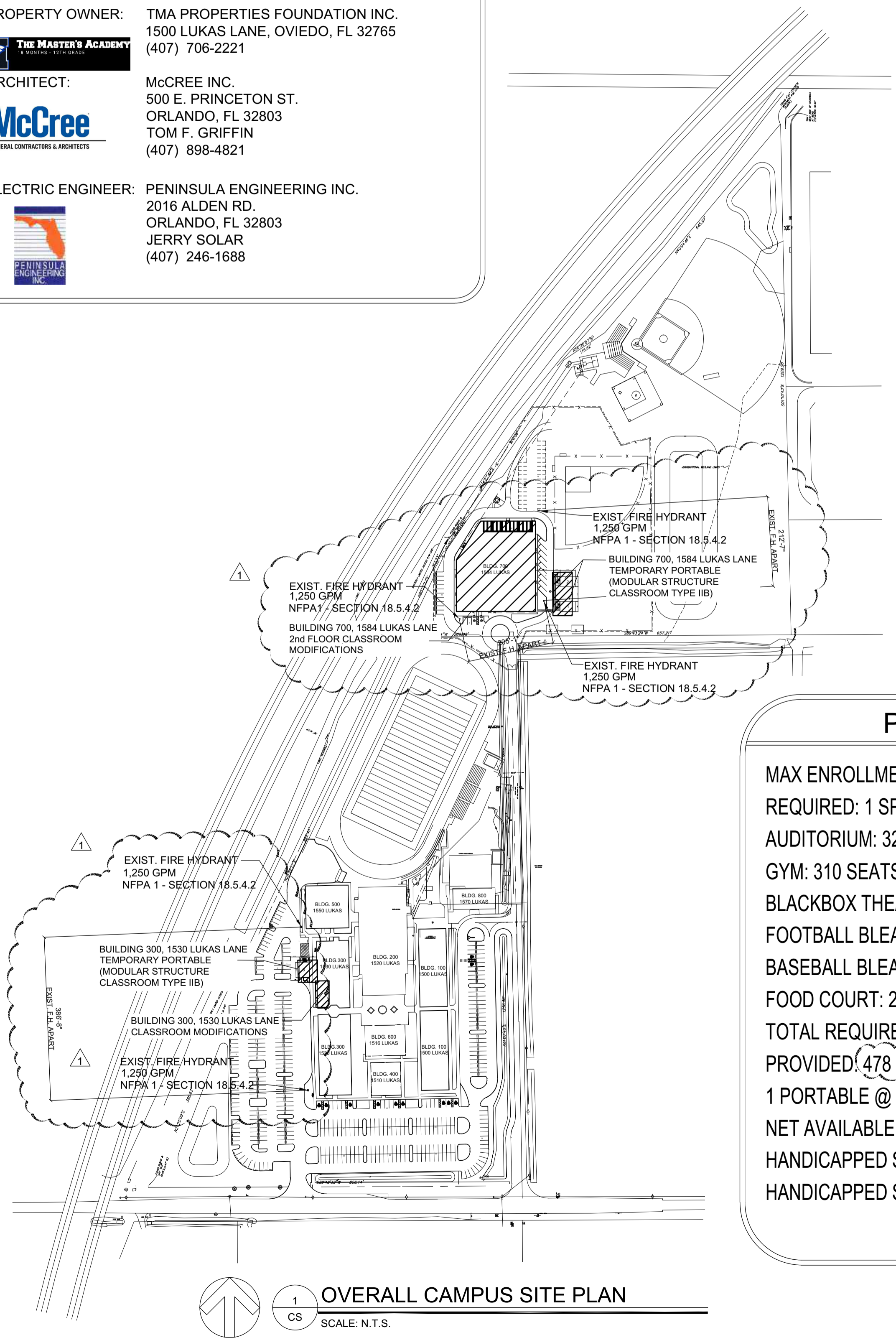
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NET AVAILABLE PARKING: 474 SPACES  
HANDICAPPED SPACES REQUIRED: 7 HC SPACES  
HANDICAPPED SPACES PROVIDED: 13 HC SPACES

**FIRE & LIFE SAFETY AMERICA**  
2280 Old Lake Mary Road  
Sanford, FL 32771  
Phone (407) 688-1949  
Fax (407) 688-4393

**FIRE HYDRANT FLOW TEST**

Customer: Masters Academy  
Address: 1500 Lukas Lane Oviedo Fl. 32765  
Date: 08/10/21 Time: AM + PM  
Inspector: Scott Meyer  
Water Jurisdiction: \_\_\_\_\_  
Water Supply: \_\_\_\_\_

| HYD | HYD Tag # | Static P.S.I. | Residual P.S.I. | FRYO | Flow GPM | Make | Model   | Size | Barrel/Booster | Color | Reflector | Notes      |
|-----|-----------|---------------|-----------------|------|----------|------|---------|------|----------------|-------|-----------|------------|
| 1   | 80        | 60            | 55              | 1250 | Am       | 800  | 5" x 4" | 100' | 100'           | Red   | 700       | 300 800 SW |
| 2   | 75        | 60            | 55              | 1250 | Am       | 800  | 5" x 4" | 100' | 100'           | Red   | 700       | 300 800 SW |
| 3   | 80        | 60            | 55              | 1250 | Am       | 800  | 5" x 4" | 100' | 100'           | Red   | 700       | 100 800 SE |
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| 7   | 75        | 60            | 55              | 1250 | Am       | 800  | 5" x 4" | 100' | 100'           | Red   | 700       | 700 800 W  |
| 8   | 75        | 60            | 55              | 1250 | Am       | 800  | 5" x 4" | 100' | 100'           | Red   | 700       | 700 800 SW |
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500 E. Princeton St.  
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P.O. Box 547369  
Orlando, FL 32854-7369  
Phone: 407-898-4821  
Fax: 407-898-8763

**ISSUE FOR PERMIT**  
DATE: 07/09/21  
JOB NUMBER: 21-114-20  
COORDINATOR: RTM JR.  
ARCHITECT: SRC  
CAPTAIN: MDM  
FILE: 21114.dwg

**COVER SHEET AND OVERALL SITE PLAN**  
THE MASTERS ACADEMY  
TEMPORARY CLASSROOM  
PORTABLES  
1500 LUKAS LN.  
OVIEDO, FL. 32765

**CS**

STATE OF FLORIDA  
THOMAS F. GRIFFIN  
REGISTERED ARCHITECT  
AR0008315

Thomas F. Griffin  
L.C. No: AR-0008315  
Digitally signed by Thomas F. Griffin  
Date: 2021.08.24 10:41:37 -04'00'

THIS ITEM HAS BEEN ELECTRONICALLY SIGNED AND SEAL BY THOMAS F. GRIFFIN USING DIGITAL SIGNATURE AND DATE. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

License No. AAC002100

500 E. Princeton St.  
Orlando, FL 32803  
P.O. Box 547369  
Orlando, FL 32854-7369  
Phone: 407-898-4821  
Fax: 407-898-8763

The data information and  
specifications in this document  
are the property of McCreary  
Architects & Engineers, Inc.  
Any party accepting this  
information and specifications  
shall not be held responsible  
for any errors, omissions or  
other, without the written  
consent of McCreary  
Architects & Engineers, Inc.

DATE REVIEWED  
07/09/21  
08/10/21

JOB NUMBER  
21-114.20

DATE  
07/09/21  
08/10/21

COORDINATOR  
RTM JR.

ARCHITECT  
SRC

CAPTAIN  
MDM

FILE  
21114.dwg

ISSUE FOR PERMIT  
SITE REVIEW COMMENTS

DATE  
07/09/21  
08/10/21

COORDINATOR  
RTM JR.

ARCHITECT  
SRC

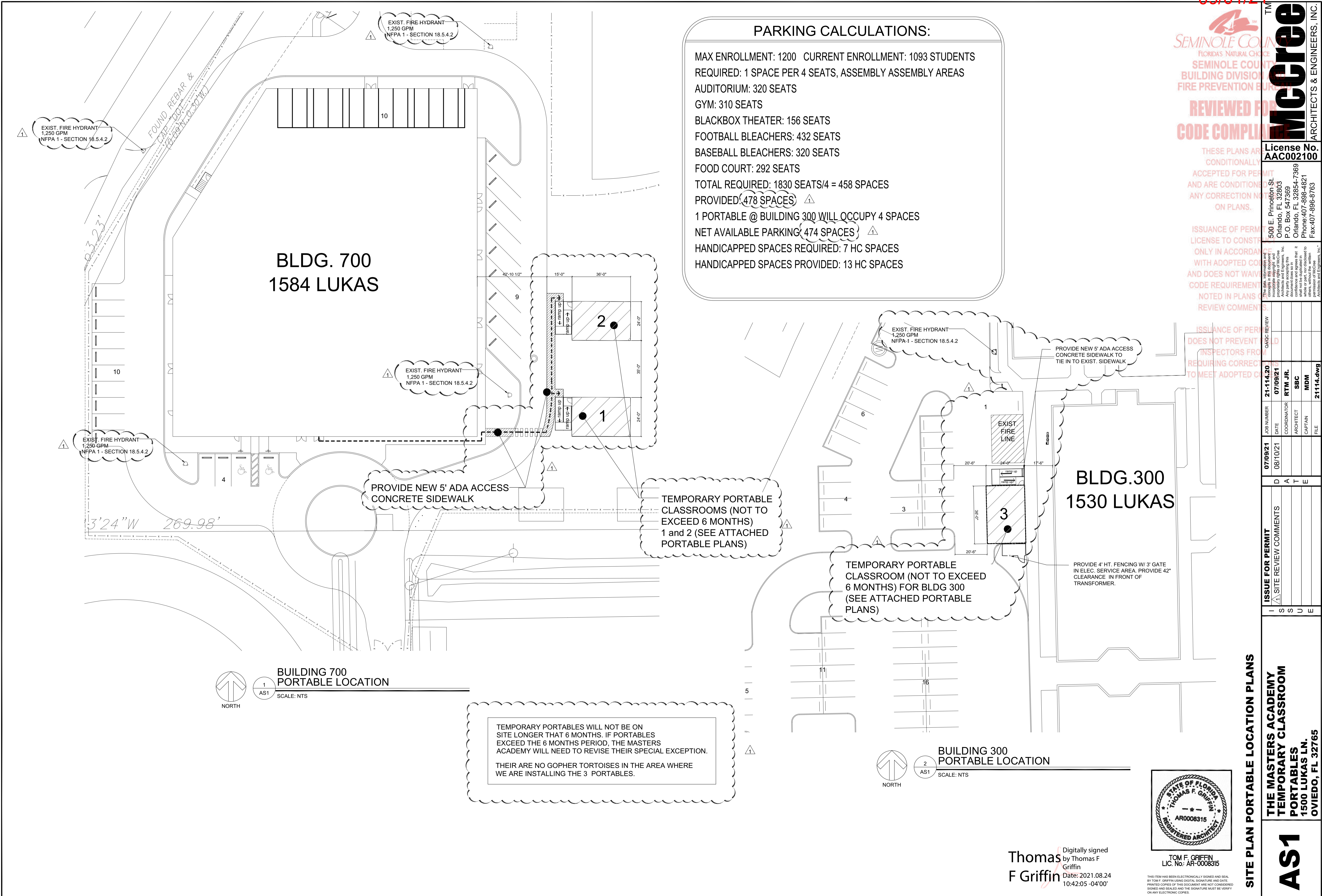
CAPTAIN  
MDM

SITE PLAN PORTABLE LOCATION PLANS  
THE MASTERS ACADEMY  
TEMPORARY CLASSROOM  
PORTABLES  
1500 LUKAS LN.  
OVIEDO, FL. 32765

AS1

PARKING CALCULATIONS:

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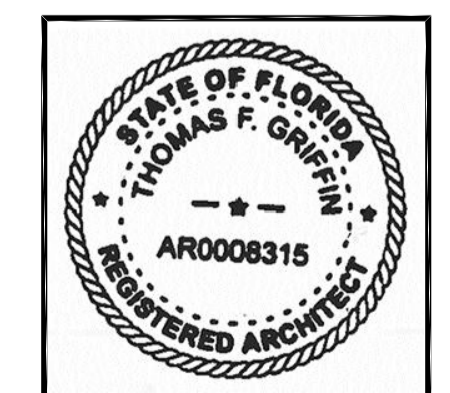
BLDG. 700  
1584 LUKAS

BLDG. 300  
1530 LUKAS

BUILDING 700  
PORTABLE LOCATION  
SCALE: NTS

BUILDING 300  
PORTABLE LOCATION  
SCALE: NTS

TEMPORARY PORTABLES WILL NOT BE ON SITE LONGER THAT 6 MONTHS. IF PORTABLES EXCEED THE 6 MONTHS PERIOD, THE MASTERS ACADEMY WILL NEED TO REVISE THEIR SPECIAL EXCEPTION. THEIR ARE NO GOPHER TORTOISES IN THE AREA WHERE WE ARE INSTALLING THE 3 PORTABLES.



Thomas F. Griffin  
Digitally signed by Thomas F. Griffin  
Date: 2021.08.24 10:42:05 -04'00'

TOM F. GRIFFIN  
LIC. No: AR-0008315

THIS ITEM HAS BEEN ELECTRONICALLY SIGNED AND SEAL BY TOM F. GRIFFIN USING DIGITAL SIGNATURE AND DATE. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

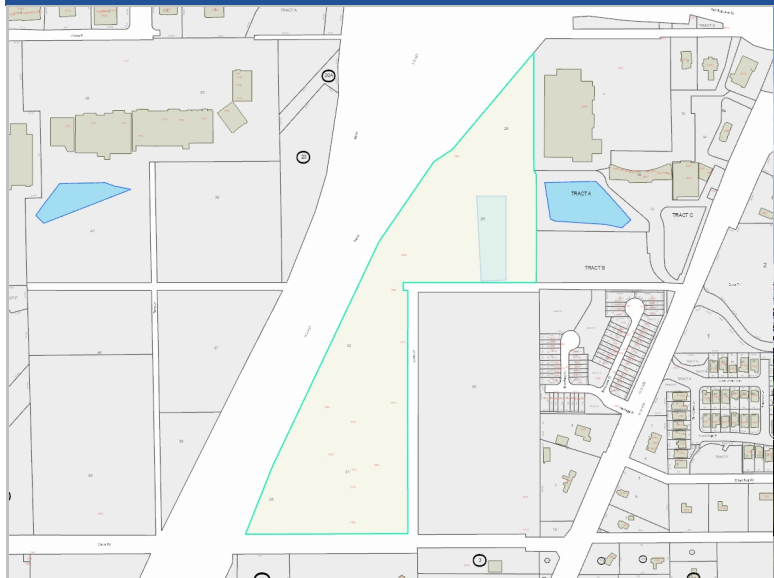
# Property Record Card



**Parcel** 16-21-31-5CA-0000-028A

**Property Address** 1500 LUKAS LN OVIEDO, FL 32765

## Parcel Location



## Site View



1621315CA0000028A 06/20/2022

## Parcel Information

|                          |                                     |
|--------------------------|-------------------------------------|
| <b>Parcel</b>            | 16-21-31-5CA-0000-028A              |
| <b>Owner(s)</b>          | TMA PROPERTIES FOUNDATION INC       |
| <b>Property Address</b>  | 1500 LUKAS LN OVIEDO, FL 32765      |
| <b>Mailing</b>           | 1500 LUKAS LN OVIEDO, FL 32765-6629 |
| <b>Subdivision Name</b>  | SLAVIA COLONY COS SUBD              |
| <b>Tax District</b>      | 01-COUNTY-TX DIST 1                 |
| <b>DOR Use Code</b>      | 72-PRIVATE SCHOOL & COLLEGE         |
| <b>Exemptions</b>        | 36-CHURCH/RELIGIOUS(2011)           |
| <b>AG Classification</b> | No                                  |
| <b>Facility Name</b>     | MASTERS ACADEMY (THE)               |

## Value Summary

|                               | 2024 Working Values | 2023 Certified Values |
|-------------------------------|---------------------|-----------------------|
| <b>Valuation Method</b>       | Cost/Market         | Cost/Market           |
| <b>Number of Buildings</b>    | 8                   | 8                     |
| <b>Depreciated Bldg Value</b> | \$11,967,035        | \$10,399,523          |
| <b>Depreciated EXFT Value</b> | \$941,806           | \$853,914             |
| <b>Land Value (Market)</b>    | \$1,539,500         | \$1,539,500           |
| <b>Land Value Ag</b>          |                     |                       |
| <b>Just/Market Value</b>      | \$14,448,341        | \$12,792,937          |
| <b>Portability Adj</b>        |                     |                       |
| <b>Save Our Homes Adj</b>     | \$0                 | \$0                   |
| <b>Non-Hx 10% Cap (AMD 1)</b> | \$376,110           | \$0                   |
| <b>P&amp;G Adj</b>            | \$0                 | \$0                   |
| <b>Assessed Value</b>         | \$14,072,231        | \$12,792,937          |

## 2023 Certified Tax Summary

**2023 Tax Amount w/o Exemptions** \$170,248.41 **2023 Tax Savings with Exemptions** \$170,248.41

**2023 Tax Bill Amount** \$0.00

\* Does NOT INCLUDE Non Ad Valorem Assessments

## Legal Description

LOTS 28 29 & 33 ELY OF EXPRESSWAY (LESS RD) & N 1/2 OF VACD ST ADJ ON S & LOTS 31 32 & 38 ELY OF EXPRESSWAY (LESS RD) & S 1/2 OF VACD ST ADJ ON N SLAVIA COLONY COS SUBD  
PB 2 PG 71

|               |              |              |     |
|---------------|--------------|--------------|-----|
| ROAD DISTRICT | \$14,072,231 | \$14,072,231 | \$0 |
| FIRE          | \$14,072,231 | \$14,072,231 | \$0 |
| Schools       | \$14,448,341 | \$14,448,341 | \$0 |

### Land

| Method  | Frontage | Depth | Units | Units Price | Land Value  |
|---------|----------|-------|-------|-------------|-------------|
| ACREAGE |          |       | 30.79 | \$50,000.00 | \$1,539,500 |

### Building Information

| # | Description        | Year Built Actual/Effective | Stories | Total SF | Ext Wall                        | Adj Value   | Repl Value  | Appendages  |      |
|---|--------------------|-----------------------------|---------|----------|---------------------------------|-------------|-------------|-------------|------|
| 1 | MASONRY PILASTER . | 2001                        | 1       | 23400.00 | CONCRETE BLOCK-STUCCO - MASONRY | \$2,372,295 | \$3,184,288 | Description | Area |

Building 0 - Page

| # | Description           | Year Built Actual/Effective | Stories | Total SF | Ext Wall               | Adj Value   | Repl Value  | Appendages  |         |
|---|-----------------------|-----------------------------|---------|----------|------------------------|-------------|-------------|-------------|---------|
| 2 | STEEL/PRE ENGINEERED. | 2001                        | 1       | 22082.00 | BRICK COMMON - MASONRY | \$2,204,832 | \$3,062,266 | Description | Area    |
|   | OPEN PORCH FINISHED   |                             |         |          |                        |             |             |             | 9994.00 |



Building 0 - Page

| # | Description           | Year Built Actual/Effective | Stories | Total SF | Ext Wall | Adj Value   | Repl Value  | Appendages  |      |
|---|-----------------------|-----------------------------|---------|----------|----------|-------------|-------------|-------------|------|
| 3 | STEEL/PRE ENGINEERED. | 2001                        | 1       | 19275.00 | NO WALLS | \$1,663,784 | \$2,310,811 | Description | Area |

Building 0 - Page

| # | Description        | Year Built Actual/Effective | Stories | Total SF | Ext Wall | Adj Value   | Repl Value  | Appendages  |      |
|---|--------------------|-----------------------------|---------|----------|----------|-------------|-------------|-------------|------|
| 4 | MASONRY PILASTER . | 2005                        | 2       | 19346.00 | NO WALLS | \$1,841,074 | \$2,345,317 | Description | Area |

Building 0 - Page

| # | Description | Year Built Actual/Effective | Stories | Total SF | Ext Wall | Adj Value | Repl Value | Appendages |  |
|---|-------------|-----------------------------|---------|----------|----------|-----------|------------|------------|--|
|---|-------------|-----------------------------|---------|----------|----------|-----------|------------|------------|--|

|   |                    |      |   |          |                        |             |             |
|---|--------------------|------|---|----------|------------------------|-------------|-------------|
| 5 | MASONRY PILASTER . | 2004 | 1 | 27414.00 | BRICK COMMON - MASONRY | \$2,712,289 | \$3,499,728 |
|---|--------------------|------|---|----------|------------------------|-------------|-------------|

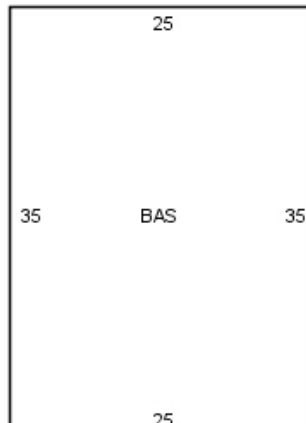
| Description         | Area    |
|---------------------|---------|
| OPEN PORCH FINISHED | 1482.00 |
| UTILITY FINISHED    | 112.00  |
| CANOPY              | 594.00  |

Building 0 - Page

| #                   | Description        | Year Built Actual/Effective | Stories | Total SF | Ext Wall               | Adj Value | Repl Value  | Appendages  |             |      |                     |        |
|---------------------|--------------------|-----------------------------|---------|----------|------------------------|-----------|-------------|---|-------------|------|---------------------|--------|
| 6                   | MASONRY PILASTER . | 2003                        | 1       | 9872.00  | BRICK COMMON - MASONRY | \$987,770 | \$1,291,202 | <table border="1"> <thead> <tr> <th>Description</th> <th>Area</th> </tr> </thead> <tbody> <tr> <td>OPEN PORCH FINISHED</td> <td>128.00</td> </tr> </tbody> </table> | Description | Area | OPEN PORCH FINISHED | 128.00 |
| Description         | Area               |                             |         |          |                        |           |             |   |             |      |                     |        |
| OPEN PORCH FINISHED | 128.00             |                             |         |          |                        |           |             |   |             |      |                     |        |

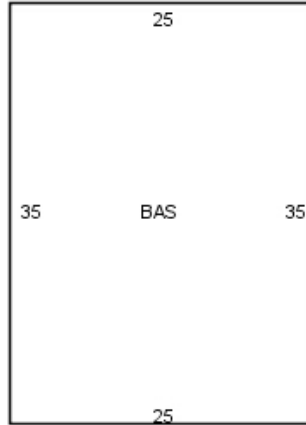
Building 0 - Page

| #           | Description        | Year Built Actual/Effective | Stories | Total SF | Ext Wall                        | Adj Value | Repl Value | Appendages   |             |      |  |  |
|-------------|--------------------|-----------------------------|---------|----------|---------------------------------|-----------|------------|--|-------------|------|--|--|
| 7           | MASONRY PILASTER . | 2004                        | 1       | 875.00   | CONCRETE BLOCK-STUCCO - MASONRY | \$97,693  | \$126,056  | <table border="1"> <thead> <tr> <th>Description</th> <th>Area</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> </tr> </tbody> </table> | Description | Area |  |  |
| Description | Area               |                             |         |          |                                 |           |            |  |             |      |  |  |
|             |                    |                             |         |          |                                 |           |            |  |             |      |  |  |



Building 7 - Page 1

| #           | Description        | Year Built Actual/Effective | Stories | Total SF | Ext Wall                        | Adj Value | Repl Value | Appendages   |             |      |  |  |
|-------------|--------------------|-----------------------------|---------|----------|---------------------------------|-----------|------------|--|-------------|------|--|--|
| 8           | MASONRY PILASTER . | 2004                        | 1       | 875.00   | CONCRETE BLOCK-STUCCO - MASONRY | \$87,298  | \$112,642  | <table border="1"> <thead> <tr> <th>Description</th> <th>Area</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> </tr> </tbody> </table> | Description | Area |  |  |
| Description | Area               |                             |         |          |                                 |           |            |  |             |      |  |  |
|             |                    |                             |         |          |                                 |           |            |  |             |      |  |  |



Building 8 - Page 1

| Permits  |  |        |             |           |             |
|----------|--|--------|-------------|-----------|-------------|
| Permit # | Description  | Agency | Amount      | CO Date   | Permit Date |
| 04383    | FIRE SPRINKLER INSTALLATION - 1584 LUKAS LN  | County | \$83,000    |           | 4/19/2016   |
| 07234    | INSTALL 2 FLUSH MOUNTED INTERNALLY ILLUMINATED CHANNEL LETTER WALL SIGNS - 1584 LUKAS LN   | County | \$2,300     |           | 6/22/2016   |
| 11824    | REPIPE FIRE SYSTEM TO COVER NEW APPLIANCE - CAFETERIA - 1516 LUKAS LN                      | County | \$1,100     |           | 10/12/2016  |
| 07007    | INSTALL 364 LF OF 6' HIGH BLACK ALUMINUM FENCING W/4 GATES @ FRONT OF NEW BUILDING         | County | \$16,250    |           | 6/16/2016   |
| 05406    | NEW ASSEMBLY BUILDING - 1584 LUKAS LN  | County | \$6,848,735 | 9/8/2016  | 5/19/2015   |
| 11321    | ELECTRICAL   | County | \$1,580     |           | 9/28/2016   |
| 11663    | PLUMBING   | County | \$4,375     |           | 10/14/2015  |
| 14454    | SWIMMING POOL - 1350 LUKAS ACRES WAY   | County | \$45,000    |           | 12/16/2016  |
| 04496    | PLUMBING   | County | \$4,780     |           | 4/21/2016   |
| 05230    | ELECTRICAL   | County | \$59,233    |           | 5/6/2016    |
| 04757    | ELECTRICAL - 1500 LUCAS LN   | County | \$10,000    |           | 4/28/2016   |
| 01517    | 2 WOOD FRAME SOFTBALL DUGOUTS  | County | \$41,774    | 3/29/2016 | 2/12/2016   |
| 00893    | FIRE ALARM INSTALLATION  | County | \$27,500    |           | 2/24/2016   |
| 00213    | SITE LIGHTING  | County | \$60,000    |           | 2/2/2016    |
| 01002    | FOUNDATION AND SUPPORT FOR SCOREBOARD  | County | \$5,000     |           | 2/17/2016   |
| 00679    | FENCE/WALL   | County | \$16,500    |           | 2/1/2016    |
| 02223    | FIRE ALARM SYSTEM INSTALLATION - 1500 LUKAS LN   | County | \$1,276     |           | 3/1/2016    |
| 10063    | GROUND SIGN  | County | \$37,046    |           | 8/2/2018    |
| 13555    | LEVEL 2 ALTERATION - 1520 LUKAS LN   | County | \$20,000    | 2/5/2018  | 10/6/2017   |
| 11776    | DEMO- 1564 LUKAS LN  | County | \$4,000     |           | 7/24/2018   |
| 08135    | PLUMBING   | County | \$1,050     |           | 6/14/2017   |
| 09178    | DEMO- 1560 LUKAS LN  | County | \$2,000     |           | 7/24/2018   |
| 06323    | 2 STORY EDUCATIONAL BUILDING- 1570 LUKAS LN  | County | \$2,000,000 | 8/26/2019 | 9/4/2018    |
| 16929    | FIRE ALARM SYSTEM - 1520 LUKAS LN  | County | \$1,357     |           | 12/4/2017   |
| 05834    | 1520 LUKAS LN: ALTERATION COMMERCIAL-LEVEL 2 ALT, EXTERIOR FINISH [SLAVIA COLONY COS SUBD] | County | \$159,598   | 8/2/2019  | 5/6/2019    |
| 02419    | 1500 LUKAS LN: ELECTRICAL - COMMERCIAL- [SLAVIA COLONY COS SUBD]                           | County | \$10,000    |           | 8/13/2019   |

|       |  |        |             |            |            |
|-------|--|--------|-------------|------------|------------|
| 12338 | 1570 LUKAS LN: SIGN (POLE,WALL,FACIA)-illuminated channel letters [SLAVIA COLONY COS SUBD]         | County | \$8,980     |            | 9/20/2019  |
| 12840 | 1500 LUKAS LN: FENCE/WALL COMMERCIAL- [SLAVIA COLONY COS SUBD]                                     | County | \$3,800     |            | 9/25/2019  |
| 02303 | 1584 LUKAS LN: OTHER BUILDING COMMERCIAL-2 SHEDS [SLAVIA COLONY COS SUBD]                          | County | \$12,000    | 7/28/2020  | 6/1/2020   |
| 11957 | 1584 LUKAS LN: ELECTRICAL - COMMERCIAL-Sheds [SLAVIA COLONY COS SUBD]                              | County | \$1,100     |            | 8/26/2020  |
| 11356 | 1530 LUKAS LN: ALTERATION COMMERCIAL-INTERIOR ALTERATION CC [SLAVIA COLONY COS SUBD]               | County | \$100,000   | 11/2/2021  | 7/15/2021  |
| 13632 | 1584 LUKAS LN: STRUCTURES OTHER THAN BUILDINGS-Temporary Modular Building [SLAVIA COLONY COS SUBD] | County | \$25,000    | 11/16/2021 | 9/10/2021  |
| 16528 | 1530 LUKAS LN: OTHER BUILDING COMMERCIAL-TEMP MODULAR CLASSROOM CO [SLAVIA COLONY COS SUBD]        | County | \$8,300     | 11/16/2021 | 9/15/2021  |
| 14667 | 1584 LUKAS LN: ALTERATION COMMERCIAL-Interior Build-out CC [SLAVIA COLONY COS SUBD]                | County | \$1,100,000 | 2/23/2024  | 10/20/2021 |
| 00035 | 1584 LUKAS LN: OTHER BUILDING COMMERCIAL- [SLAVIA COLONY COS SUBD]                                 | County | \$28,717    |            | 2/23/2022  |
| 06039 | 1500 LUKAS LN: ALTERATION COMMERCIAL-Masonry building [SLAVIA COLONY COS SUBD]                     | County | \$40,000    | 10/7/2022  | 5/25/2022  |
| 05018 | 1500 LUKAS LN: ALTERATION COMMERCIAL-steel structure [SLAVIA COLONY COS SUBD]                      | County | \$1,200,000 | 3/5/2024   | 4/27/2023  |
| 08216 | 1500 LUKAS LN: ALTERATION COMMERCIAL-Level 2 alteration, CC no CO [SLAVIA COLONY COS SUBD]         | County | \$30,000    |            | 5/31/2023  |
| 07325 | 1550 LUKAS LN: ALTERATION COMMERCIAL-Metal building NEED CC [SLAVIA COLONY COS SUBD]               | County | \$60,000    | 2/23/2024  | 6/2/2023   |
| 12588 | 1500 LUKAS LN: GAS - COMMERCIAL-PRIVATE SCH & COLLEGE [SLAVIA COLONY COS SUBD]                     | County | \$0         |            | 8/17/2023  |
| 16001 | 1584 LUKAS LN: RADIO ENHANCEMENT SYSTEM-School [SLAVIA COLONY COS SUBD]                            | County | \$42,000    |            | 12/21/2023 |

### Extra Features

| Description                 | Year Built | Units   | Value     | New Cost  |
|-----------------------------|------------|---------|-----------|-----------|
| COMMERCIAL ASPHALT DR 2 IN  | 01/01/2001 | 143,152 | \$157,825 | \$350,722 |
| 6' CHAIN LINK FENCE         | 01/01/2001 | 4,089   | \$19,104  | \$47,760  |
| 6' CHAIN LINK FENCE         | 01/01/2001 | 4,089   | \$19,104  | \$47,760  |
| POLE LIGHT 5 ARM            | 01/01/2001 | 8       | \$78,280  | \$78,280  |
| POLE LIGHT 5 ARM            | 01/01/2001 | 8       | \$78,280  | \$78,280  |
| 12' CHAIN LINK FENCE        | 01/01/2001 | 702     | \$6,562   | \$16,406  |
| BASKETBALL COURT/CONCRETE   | 01/01/2001 | 8,961   | \$16,614  | \$36,919  |
| BASKETBALL COURT/CONCRETE   | 01/01/2001 | 8,961   | \$16,614  | \$36,919  |
| WALKS CONC COMM             | 01/01/2001 | 21,495  | \$45,075  | \$100,167 |
| POLE LIGHT 2 ARM            | 01/01/2001 | 10      | \$36,050  | \$36,050  |
| POLE LIGHT 4 ARM            | 01/01/2001 | 6       | \$46,350  | \$46,350  |
| WALKS CONC COMM             | 01/01/2001 | 21,495  | \$45,075  | \$100,167 |
| COMMERCIAL CONCRETE DR 4 IN | 01/01/2001 | 6,176   | \$12,951  | \$28,780  |
| COMMERCIAL CONCRETE DR 4 IN | 01/01/2001 | 6,176   | \$12,951  | \$28,780  |
| 12' CHAIN LINK FENCE        | 01/01/2001 | 702     | \$6,562   | \$16,406  |
| ALUM FENCE                  | 01/01/2001 | 7,398   | \$20,574  | \$45,720  |
| ALUM FENCE                  | 01/01/2001 | 7,398   | \$20,574  | \$45,720  |
| POLE LIGHT 1 ARM            | 01/01/2001 | 17      | \$31,518  | \$31,518  |
| POLE LIGHT 1 ARM            | 01/01/2001 | 17      | \$31,518  | \$31,518  |
| COMMERCIAL ASPHALT DR 2 IN  | 01/01/2001 | 143,152 | \$157,825 | \$350,722 |
| POLE LIGHT 2 ARM            | 01/01/2001 | 10      | \$36,050  | \$36,050  |
| POLE LIGHT 4 ARM            | 01/01/2001 | 6       | \$46,350  | \$46,350  |

## Zoning

| Zoning | Zoning Description         | Future Land Use | Future Land Use Description |
|--------|----------------------------|-----------------|-----------------------------|
| A-1    | Medium Density Residential | MDR             | Agricultural-1Ac            |

## Utility Information

| Fire Station | Power | Phone(Analog) | Water Provider            | Sewer Provider            | Garbage Pickup | Recycle | Yard Waste | Hauler |
|--------------|-------|---------------|---------------------------|---------------------------|----------------|---------|------------|--------|
| 46.00        | DUKE  | AT&T          | SEMINOLE COUNTY UTILITIES | SEMINOLE COUNTY UTILITIES | NA             | NA      | NA         | NA     |

## Political Representation

| Commissioner         | US Congress         | State House           | State Senate            | Voting Precinct |
|----------------------|---------------------|-----------------------|-------------------------|-----------------|
| Dist 1 - Bob Dallari | Dist 7 - Cory Mills | Dist 38 - DAVID SMITH | Dist 10 - Jason Brodeur | 61              |

## School Information

| Elementary School District | Middle School District | High School District |
|----------------------------|------------------------|----------------------|
| Evans                      | Indian Trails          | Oviedo               |

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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](mailto:eplandesk@seminolecountyfl.gov) or call us at: (407) 665-7371.

**Receipt Details**

**Date:** 3/28/2024 3:28:52 PM  
**Project:** 24-80000051  
**Credit Card Number:** 44\*\*\*\*\*7564  
**Authorization Number:** 291310  
**Transaction Number:** 280324O13-E69A3263-FA89-427F-BB50-F4E390660EE3  
**Total Fees Paid:** 52.50

**Fees Paid**

| <b>Description</b>       | <b>Amount</b> |
|--------------------------|---------------|
| CC CONVENIENCE FEE -- PZ | 2.50          |
| PRE APPLICATION          | 50.00         |
| Total Amount             | 52.50         |