

**LAKE COUNTY ZONING BOARD  
ZONING AGENDA  
JULY 7, 2010**

The Lake County Zoning Board will hold a public hearing at **9:00 a.m. on Wednesday, July 7, 2010**, in the County Commission Chambers, Second Floor, County Administration Building, 315 West Main Street, Tavares, Florida, to consider petitions for Rezoning and Conditional Use Permit Revocations/Cancellations.

The recommendations of the Zoning Board will be transmitted to the Board of County Commissioners for their public hearing to be held at 9:00 a.m., or soon thereafter, on Tuesday, July 27, 2010, in the County Commission Chambers, Second Floor, County Administration Building, 315 West Main Street, Tavares, Florida.

**BOARD OF COUNTY COMMISSIONERS**

Jennifer Hill	District 1
Elaine Renick, Vice-Chairman	District 2
Jimmy Conner	District 3
Linda Stewart	District 4
Welton G. Cadwell, Chairman	District 5

**ZONING BOARD**

Timothy Morris, Vice-Chairman	District 1
Scott Blankenship	District 2
James Gardner, Secretary	District 3
Egor Emery	District 4
Paul Bryan, Chairman	District 5
Larry Metz, School Board Representative	
Mark Wells, At-Large Representative	
John Childers, Ex-Officio, Non-Voting Military Representative	

**COUNTY REPRESENTATIVES**

Sanford A. Minkoff, Interim County Manager  
Melanie Marsh, Acting County Attorney  
Erin Hartigan, Assistant County Attorney

**GROWTH MANAGEMENT DEPARTMENT REPRESENTATIVES**

Amye King, AICP, Director, Department of Growth Management  
Brian Sheahan, AICP, Planning Director, Division of Planning & Community Design  
Steve Greene, AICP, Chief Planner, Division of Planning & Community Design  
Rick Hartenstein, AICP, Senior Planner, Division of Planning & Community Design  
Melving Isaac, Planner, Division of Planning & Community Design  
Jennifer Cotch, Environmental Specialist, Division of Planning & Community Design  
Sherie Ross, Public Hearing Coordinator, Division of Planning & Community Design

LAKE COUNTY ZONING BOARD  
JULY 7, 2010  
AND  
LAKE COUNTY BOARD OF COUNTY COMMISSIONERS  
JULY 27, 2010

PUBLIC HEARING NO.	PETITIONER	AGENDA NO.
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The Consent Agenda contains items that are recommended for approval and that are not controversial. The Zoning Board/BCC will adopt the entire consent agenda in one motion if no one from the Board or audience has questions, concerns or objections. An item may be removed from the Consent Agenda for a full public hearing at the request of any Commissioner, staff member, or member of the public.

**CONSENT AGENDA:**

Conditional Use Permit Revocations/Cancellations

CUP #992-4	Jimmy F. Godwin/ Mid-Florida at Eustis Inc.	1A
CUP #522-3	Virgil McKown/Citrus State Mortgage Inc.	1B
PH#19-10-4	Wendy Wit and Richard & Karen Garman Greg Beliveau/Project Orianne, Ltd.	3

**REGULAR AGENDA:**

PH#21-10-4	Mid-Florida at Eustis, Inc. Mahmood Rahmanparast, Mid-Florida at Eustis, Inc.	2
PH#17-10-2	John R. Arnold, Trustee John E. "Ned" Biggs, IV Showcase of Citrus	4



CASE NO: PH #21-10-4

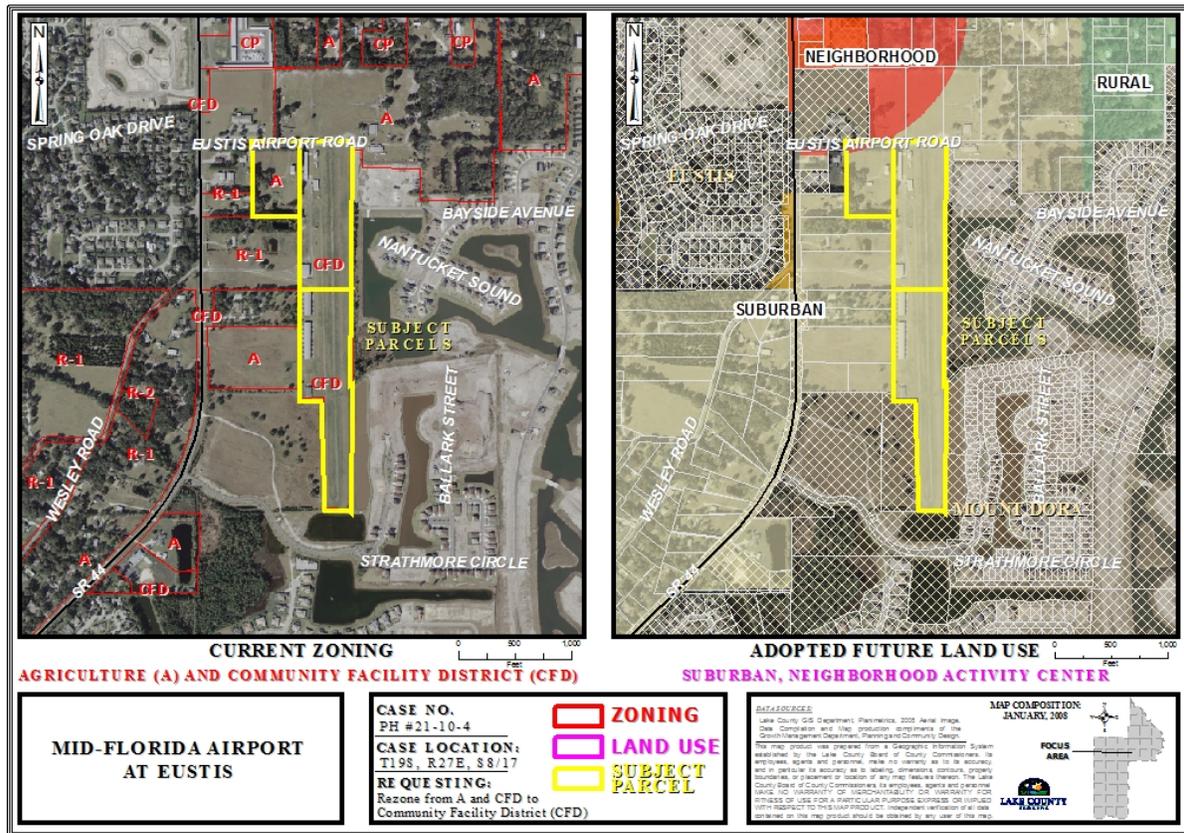
AGENDA NO: 2

OWNER: Mid-Florida at Eustis, Inc.

APPLICANT: Mahmood Rahmanparast, Mid-Florida at Eustis, Inc.

PROJECT NAME: Mid-Florida Airport at Eustis

GENERAL LOCATION: Southeast of SR 44B and Eustis Airport Road intersection/19708 Eustis Airport Rd Eustis, FL 32726/Alt Key #'s 2866756, 1784077 and 1784140 (Section 8 & 17/Township 19 South/Range 27 East)



REQUESTED ACTION: To expand the Community Facility District (CFD) zoning district to include an adjacent 5.75-acre property zoned Agriculture (A) to facilitate the construction of aircraft hangars and storage facilities.

SIZE OF PARCEL: 36 (5.75 addition) +/- acres

FUTURE LAND USE: Suburban, Neighborhood Activity Center

STAFF RECOMMENDATION: Approval

CASE NO: PH #19-10-4

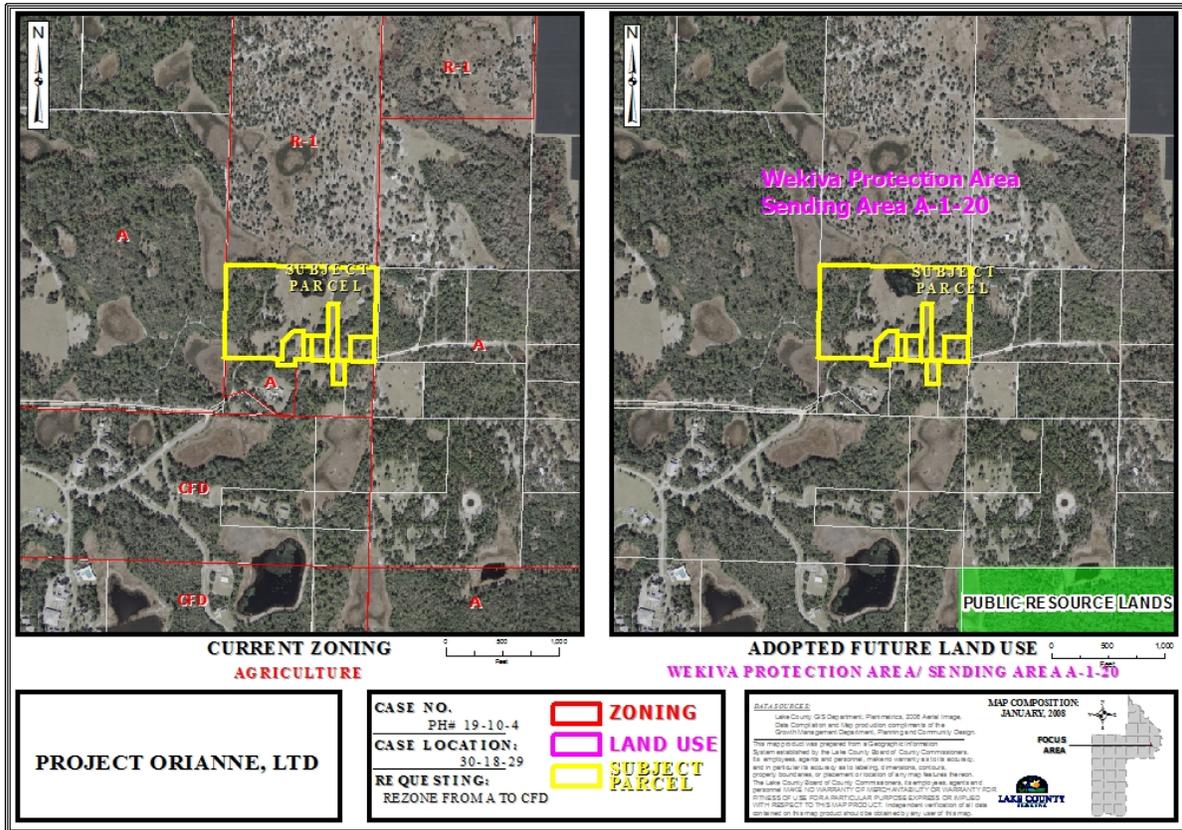
AGENDA NO: 3

OWNER: Wendy Wit and Richard & Karen Garman

APPLICANT: Greg Beliveau

PROJECT NAME: Project Orianne, Ltd.

GENERAL LOCATION: Cassia area on the east side of SR 44 in S30, T18S, R29E/30931 Brantley Branch Road, Eustis, FL/Alt Key #'s 1604389, 1604435, 1604290.



**REQUESTED ACTION:** Rezone from Agriculture (A) to Community Facility District (CFD) for a research, breeding, and conservation facility for the Eastern Indigo Snake.

**SIZE OF PARCEL:** 25.78 +/- acres

**FUTURE LAND USE:** Wekiva/A-1-20 Sending Area

**STAFF RECOMMENDATION:** Approval

CASE NO: PH #17-10-2

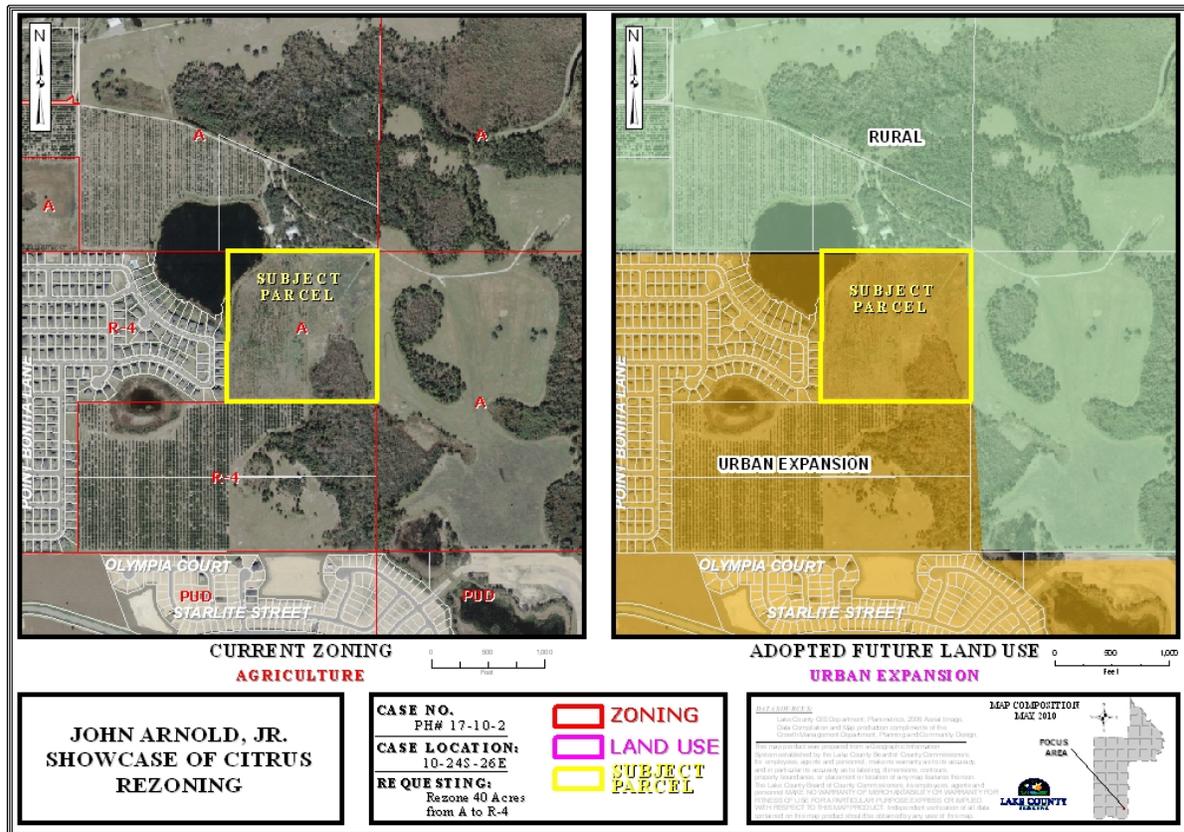
AGENDA NO: 4

OWNER: John R. Arnold, Trustee

APPLICANT: John E. "Ned" Biggs, IV

PROJECT NAME: Showcase of Citrus

GENERAL LOCATION: South Clermont area east of US Highway 27 on a private drive southeast of Frank Jarrell Road, in Section 10 Township 24S Range 26E, Lake County, Florida/Alt Key# 1594812.



**REQUESTED ACTION:** Rezone the property from Agriculture (A) to Medium Suburban Residential (R-4) to allow future residential development.

**SIZE OF PARCEL:** 40+/- Gross Acres

**FUTURE LAND USE:** Urban Expansion

**STAFF RECOMMENDATION:** Denial of the rezoning request to change the existing zoning from Agriculture (A) to Medium Suburban Residential (R-4). Approval to rezone from Agriculture (A) to Medium Residential (R-3) at a density of 3.0 dwelling units to the acre.