

LAKE COUNTY ZONING BOARD

December 7, 2005

AGENDA

The Lake County Zoning Board will hold a public hearing at **9:00 a.m., on Wednesday, December 7, 2005**, in the County Commissioners Chambers, 2nd Floor – Round Administration Building, 315 West Main Street, Tavares, Florida, to consider petitions for rezoning, conditional use permits, and mining site plans.

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, **December 20, 2005**, in the County Commissioners Chambers, 2nd Floor – Round Administration Building, 315 West Main Street, Tavares, Florida.

BOARD OF COUNTY COMMISSIONERS MEMBERS:

Ms. Jennifer Hill, Chairman	District 1
Mr. Robert A. Pool	District 2
Ms. Debbie Stivender	District 3
Ms. Catherine Hanson, Vice-Chairman	District 4
Mr. Welton G. Cadwell	District 5

ZONING BOARD MEMBERS

Mr. Timothy Morris, Vice-Chairman	District 1
Mr. Scott Blankenship	District 2
Mr. James Gardner, Secretary	District 3
Mr. Robert Herndon	District 4
Mr. Paul Bryan, Chairman	District 5
Mr. Donald Miller, Member-at-Large	
Mr. Larry Metz, School Board Representative	

COUNTY REPRESENTATIVES

Ms. Cindy Hall, County Manager
Mr. Sanford A. Minkoff, County Attorney

GROWTH MANAGEMENT DEPARTMENT REPRESENTATIVES

Ms. Carol Stricklin, Director, Department of Growth Management
Ms. Amye King, AICP, Assistant Director, Department of Growth Management
Mr. Jeff Richardson, AICP, Planning Manager, Planning & Development Services Division
Mr. John Kruse, Senior Planner, Planning & Development Services
Mr. Rick Hartenstein, Senior Planner, Planning & Development Services
Ms. Jennifer Dubois, Planner, Planning & Development Services
Ms. Stacy Allen, Senior Planner, Planning & Development Services
Ms. Mary Harris, Public Hearing Coordinator, Planning & Development Services Division
Ms. Sherie Ross, Public Hearing Coordinator, Planning & Development Services Division

LAKE COUNTY ZONING BOARD
 December 7, 2005
 AND
 LAKE COUNTY BOARD OF COUNTY COMMISSIONERS
 December 20, 2005

PUBLIC HEARING NO.	PETITIONER	AGENDA NO.	TRACKING NO
PH#102-05-2	Vernon Schneider & Mark Oswalt Steven J. Richey, P.A.	1	#120-05-PUD
PH#106-05-2	Gladys Casta & Gladys De Jesus Marco Ossa	2	#126-05-CFD
PH#105-05-5	Greg & Lisa Gottsch BeeLine Partners, Larry Johnson	3	#121-05-Z
CUP#05/10/3-3	Rhonda Vega	4	#105-05-CUP
PH#73-05-2	Lake Grove Utilities Inc.55 Karl Sanders, Esq.	5	#81-05-CFD/AMD
PH#101-05-3	Pete Benevides Steven J. Richey, P.A.	6	#125-05-CP/Amd
CUP#05/12/1-3	Andi & Joni Hansen	7	#123-05-CUP/AMD
PH#87F-05-3	The Plantation at Leesburg Miranda F. Fitzgerald, Esq.	8	#128-05-PUD/DRI/AMD 30-DAY CONTINUANCE REQUESTED
PH#104-05-2	Magnolia Property Association, LLC Jimmy Crawford, Gray Robinson P.A.	9	#124-05-PUD/Amd
PH#103-05-3	Coopree Inc. Richard H. Langley	10	#122-05-HM
PH#86-05-2	Plaza Collina / Lake County Gateway, LLC Ronald P. Manley	11	#127-050PUD/DRI

TRACKING NO.: #120-05-PUD

CASE NO: PH#102-05-2

AGENDA NO: # 1

OWNER: Vernon Schneider & Mark Oswald

APPLICANT: Steven J. Richey, P.A.

GENERAL LOCATION: Southlake County – Property lying E'ly of the Lake Louisa Rd & W of E. Lake Louisa Rd. (6-23-26)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for rezoning from R-6 (Urban Residential), R-4 (Medium Suburban Residential) and R-1 (Rural Residential) to PUD (Planned Unit Development) for construction of a single-family residential subdivision.

SIZE OF PARCEL: 57.71 +/-acres

FUTURE LAND USE: Urban Expansion

TRACKING NO.: #126-05-CFD

CASE NO: PH#106-05-2

AGENDA NO: #2

OWNER: Gladys Casta & Gladys De Jesus

APPLICANT: Marco Ossa

GENERAL LOCATION: Clermont area – Property lying W'ly of CR 561 and Cypress Landing. (35-22-24)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for rezoning from R-1 (Rural Residential) to CFD (Community Facility District) for construction of a community facility learning center for use of after school sports and art with a director house as an accessory use.

SIZE OF PARCEL: 10.45 +/- acres

FUTURE LAND USE: Urban Expansion

TRACKING NO.: #121-05-Z

CASE NO: PH#105-05-5

AGENDA NO: #3

OWNERS: Greg & Lisa Gottsch

APPLICANT: BeeLine Partners, Larry Johnson

GENERAL LOCATION: Grand Island area – Property located at the NW cor of the intersection of Sugarsand Rd & Apiary Rd. (31-18-26)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request to rezone from A (Agriculture) to R-3 (Medium Residential) for development of single-family residential home sites.

SIZE OF PARCEL: 10 +/- acres

FUTURE LAND USE: Urban Expansion

TRACKING NO.: #105-05-CUP

CASE NO: CUP#05/10/3-3

AGENDA NO: #4

OWNER: Rhonda Vega

APPLICANT: Jim Huff, Craig & Assoc. / Nextel

GENERAL LOCATION: Yalaha area – Property lying W of Bloomfield Ave and N of Whitt Lane. (21-20-25)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for a Conditional Use Permit (CUP) in A (Agriculture) to allow the placement of 200 ft monopole tower on a 3600 square feet lease parcel of a 32 acre tract.

SIZE OF PARCEL: 32+/acres

FUTURE LAND USE: Suburban

TRACKING NO.: #81-05-CFD/AMD

CASE NO: PH#73-05-2

AGENDA NO: #5

OWNER: Lake Grove Utilities

REPRESENTATIVE: Karl Sanders, Esq.

GENERAL LOCATION: South Lake County area – Property located S of the Weston Hills Phase I subdivision and W'ly of US 27. (22-24-26)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for an amendment to CFD Ordinance #38-90 to construct a 200 ft monopole wireless tower on site. (46.5 +/- acres / 5,600 sq. ft lease area)

SIZE OF PARCEL: +/- acres

FUTURE LAND USE: GSACSC / Rural Conservation

TRACKING NO.: #125-05-CP/AMD

CASE NO: PH#101-05-3

AGENDA NO: #6

OWNER: Pete Benevides

REPRESENTATIVE: Steven J. Richey, P.A.

GENERAL LOCATION: Groveland area – Property lying N of US 25/27 & Independence Blvd. (20-21-25)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for an amendment to CP Ordinance #2003-62, Sec I.C.2 to allow an average wetland setback of 21 feet; and amend Section I.G "Expiration" to extent the expiration to allow for an additional 24 months for substantial improvements to the site.

SIZE OF PARCEL: 12.90 +/- acres

FUTURE LAND USE: Urban

TRACKING NO.: #123-50-CUP/AMD

CASE NO: CUP305/12/1-3

AGENDA NO: #7

OWNER: Andy & Joni Hansen

GENERAL LOCATION: Groveland area – Property lying N of Orange Ave & Lake Emma Rd. (30-21-25)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for an amendment to CUP Ordinance #2003-14 to construct a second building to accommodate additional students and instructors in the operation of the ski school; and to delete "L. Duration" requiring review cycle of the CUP operation. (37 +/- acres)

SIZE OF PARCEL: 37 acres

FUTURE LAND USE: Suburban

TRACKING NO.: #128-05-PUD/DRI/AMD

CASE NO: PH#100-05-3

APPLICANT HAS REQUESTED 30-DAY
CONTINUANCE TO JANUARY 4, 2006

AGENDA NO: #8

OWNER(S): Plantation at Leesburg, Earl Thiele

REPRESENTATIVE: **Miranda Fitzgerald**

GENERAL LOCATION: Leesburg area - Property lying N of Florida's Turnpike, W of US 27 and E of SR 33.

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for a non-substantial amendment to PUD/DRI Ordinance #2003-11 (DRI Development Order) and #2003-12 (Local Development Order) to reduce the residential density and commercial square footage.

SIZE OF PARCEL: 1,760+/acres

FUTURE LAND USE:

TRACKING NO.: #124-05-PUD/AMD

CASE NO: PH#104-05-2

AGENDA NO: #9

OWNER: Magnolia Property Association

APPLICANT: Jimmy Crawford, Gray Robinson, PA

GENERAL LOCATION: Clermont area – From the intersection of SR 50 and CR 455; E on SR 50 approximately 1 mile to property lying S of the road and adjacent to Magnolia Point Blvd. (25-22-26)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for an amendment to PUD Ordinance #2000-9 to adjust the maximum height of commercial buildings and to modify access provisions within the approved Planned Unit Development.

SIZE OF PARCEL: 22.5+/acre

FUTURE LAND USE: Urban Expansion

TRACKING NO.: #122-05-HM

CASE NO: PH#103-05-3

AGENDA NO: #10

OWNER: Coopree Inc.

APPLICANT: Richard H. Langley

GENERAL LOCATION: Groveland area – Property lying NE'ly of the intersection of CR 565 & Lake Arthur Rd (a non-county maintained road), just W of the Industrial Park. (30-21-25)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request to rezone from A (Agriculture) to HM (Heavy Industrial) to allow for a continuation of similar industrial uses adjacent to the existing industrial park.

SIZE OF PARCEL: 80 +/-acres

FUTURE LAND USE: Suburban

TRACKING NO.: #127-05-PUD/DRI

CASE NO: PH#86-05-2

AGENDA NO: #11

OWNER: Plaza Collina / Lake County Gateway

REPRESENTATIVE: Ronald P. Manley

GENERAL LOCATION: Montverde area—Property located between the intersections of SR 50 and CR 50 and E of CR 455. (24/25-22-26)

APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for rezoning from CP (Planned Commercial) and MP (Planned Industrial) to PUD / DRI for a mixture of residential, industrial and commercial uses.

SIZE OF PARCEL: 142 +/-acres

FUTURE LAND USE: Urban Expansion