The Lake County Zoning Board held 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 are being 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  
Mr. Robert A. Pool  
Ms. Debbie Stivender  
Ms. Catherine Hanson, Chairman  
Mr. Welton G. Cadwell, Vice Chairman  

**Districts:**

- District 1
- District 2
- District 3
- District 4
- District 5

**ZONING BOARD MEMBERS**

Mr. Timothy Morris, Vice-Chairman  
Mr. Scott Blankenship  
Mr. James Gardner, Secretary  
Mr. Robert Herndon  
Mr. Paul Bryan, Chairman  
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  
Ms. Terrie Diesbourg, Interim Administrative Manager, Department of Growth Manager  
Mr. John Kruse, Senior Planner, Planning & Development Services  
Mr. Rick Hartenstein, Senior Planner, Planning & Development Services  
Ms. Jennifer Dubois, Senior 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
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<td>Bruce Duncan, Potter Clement Lowry &amp; Duncan</td>
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OWNER: Vernon Schneider & Mark Oswalt
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
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.: #119-05-PUD/AMD

CASE NO: PH#100-05-3

AGENDA NO: #3

OWNER(S): Mission Inn / Robert Beucher
REPRESENTATIVE: Charles Hiott, Farner & Barley


APPLICANT’S PRESENT AND REQUESTED CLASSIFICATION: A request for rezoning from A (Agriculture) to PUD (Planned Unit Development) to incorporate with the existing PUD Ordinance #2004-61, and for text amendment to PUD Ord#2004-61.

SIZE OF PARCEL: 8.03 +/- acres

FUTURE LAND USE: Urban Expansion
TRACKING NO.: #81-05-CFD/AMD

CASE NO: PH#73-05-2

AGENDA NO: #4

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
OWNER: Pete Benevides  
REPRESENTATIVE: Steven J. Richey, P.A.


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
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
OWNER: Chad & Kristie Penley

GENERAL LOCATION: Umatilla area – From the intersection of SR 19 and Maxwell Rd, proceed W on Maxwell Road to property lying N of Maxwell Road and NE'ly of Cooley Road. (1-18-26)

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

SIZE OF PARCEL: 9.02 +/- acres

FUTURE LAND USE: Urban Expansion
OWNER: Darry Wrobel, Green Acres Fernery & Citrus
REPRESENTATIVE: Steven J. Richey, P.A.


APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request to rezone from A (Agriculture) to R-2 (Estate Residential) for construction of a single-family residential development.

SIZE OF PARCEL: 47.25 +/- acres

FUTURE LAND USE: Urban / Suburban
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
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.: #109-05-MSP

CASE NO: MSP#05/10/1-3

AGENDA NO: #11

OWNERS: Lake Environmental Resources, LLC


APPLICANT'S PRESENT AND REQUESTED CLASSIFICATION: A request for a Mining Site Plan in A (Agriculture) + CUP#1004-3 for the expansion of a Construction and Demolition (C&D) Debris landfill.

SIZE OF PARCEL: 44.3+/acres

FUTURE LAND USE DESIGNATION: Rural