

**THE CITY OF EDGEWATER  
DEPARTMENT OF PLANNING AND ZONING  
139 East Park Avenue, Edgewater, Florida 32132  
386-424-2412**

**AMENDMENT-APPLICATION  
Future Land Use Map / Comprehensive Plan**

DATE APPLICATION RECEIVED: \_\_\_\_\_

CASE NO. \_\_\_\_\_

**FUTURE LAND USE MAP/COMPREHENSIVE PLAN**   X  

\$2500 for small-scale amendments

\$3000 for large-scale amendments

APPLICANT NAME: Donald E. Mears, GS Florida, LLP

MAILING ADDRESS: 300 International Parkway, Suite 130, Lake Mary, Florida 32746

PHONE NUMBERS: HOME: (407) 942-0040

WORK: \_\_\_\_\_

FAX NUMBER: (407) 942-0068

OWNER'S NAME (if different from applicant) Donald E. Mears, Hammock Creek Green, LLC

MAILING ADDRESS: 300 International Parkway, Suite 130, Lake Mary, Florida 32746

PHONE: (407) 942-0040

PARCEL # See page 6 for a listing of parcel ID numbers.

STREET ADDRESS FOR PROPOSED RECLASSIFIED PROPERTY (if applicable): Not applicable.

APPLICANT'S INTEREST IN SUBJECT PROPERTY: Owner

REQUESTED AMENDMENT Change future land map designation for property and add new policy language to adopted comprehensive plan.

TOTAL AREA OF PROPERTY: (square feet or acres) 5,181± acres

Pursuant to Chapter 286, F.S., if an individual decides to appeal any decision made with respect to any matter considered at a meeting or hearing, that individual will need a record of the proceedings and will need to insure that a verbatim record of the proceeding is made. The City does not prepare or provide such record.

PLEASE SUBMIT YOUR APPLICATION ACCURATELY WITH A COMPLETED CHECKLIST AND ALL REQUIRED ATTACHMENTS. SUBMISSIONS OF INCOMPLETE APPLICATIONS WILL DELAY PUBLIC HEARING.

Amendment applicants must resubmit plans in response to TRC (Technical Review Committee) comments within 30-days of the TRC meeting or comments being provided to the applicant. Failure to meet the resubmission deadlines shall require the applicant to file a new application including the appropriate review fees.

I have read and agree to the terms and conditions set forth in this application.

SIGNATURE OF OWNER: \_\_\_\_\_

DATE: \_\_\_\_\_

5/28/08

SIGNATURE OF APPLICANT: \_\_\_\_\_

DATE: \_\_\_\_\_

5/28/08

**NOTE:**

**IF THE SUBJECT PROPERTY IS IN JOINT OR MULTIPLE OWNERSHIP, YOU MUST PROVIDE SIGNATURES OF ALL OWNERS OF THE REAL PROPERTY WHOSE PROPERTY WOULD BE RECLASSIFIED BY THE PROPOSED AMENDMENT, GIVING THEIR CONSENT TO THE FILING OF THE APPLICATION.**



THE CITY OF EDGEWATER

NOTARIZED AUTHORIZATION OF OWNER

I/We DONALD E. MEARS, HAMMOCK CREEK GREEN LLC as the sole or  
(owner's name)

joint fee simple title holder(s) of the property described as: SEE PAGES 3 THROUGH 5 OF THE RESTORATION COMPREHENSIVE PLAN AMENDMENT CITY OF EDGEWATER DOCUMENT.  
(legal description or parcel number)

authorize RONALD P. HANLEY to act as my  
agent to seek a LARGE SCALE COMPREHENSIVE PLAN AMENDMENT on  
the

(type of request)

above referenced property.

[Signature]  
Owner's Signature

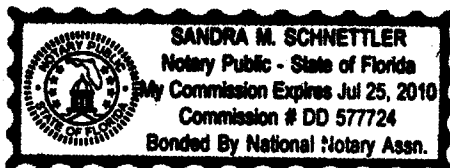
Owner's Signature

STATE OF FLORIDA  
COUNTY OF SEMINOLE

The foregoing instrument was acknowledged before me on this MAY 28, 2008 (date) by

DONALD E. MEARS (name of person acknowledging), who is  
personally known to me or who has produce N/A as  
(type of ID)

identification and who did not take and oath.



Sandra M. Schnettler  
NOTARY PUBLIC - STATE OF FLORIDA

Sandra M. Schnettler  
NAME OF NOTARY - TYPED OR PRINTED

DD 577724  
COMMISSION #



## AMENDMENT CHECKLIST<sup>1</sup>

Amendment submittals shall include the following:

- X   1. 25-year Ownership and Encumbrance Report (O&E) dated less than six (6) months **or** a Title Insurance Policy dated less than six (6) months, **or** Title Report dated less than six (6) months, from a Title Company.
- X   2. Current Warranty Deed.
- X   3. Two (2) signed and sealed surveys certified by a Florida licensed and insured PLS within one (1) year of the filing of the application reflecting all improvements and conditions on the property.
- X   4. Traffic impact study, if applicable. (*See Section III Supplemental Data*)
- X   5. Environmental Impact Study (*See Section III Supplemental Data*)
- X   6. Volusia County School District Development Information Summary form (to be completed if request will increase residential density).

### Small Scale Amendments

- X   1. Names and addresses of real property ownership within a 300-foot radius of the site, which must be obtained directly from the Property Appraisers office (see attached request form). Provide list via e-mail to [planning@cityofedgewater.org](mailto:planning@cityofedgewater.org) in dbf format. **Listing printed from the Property Appraisers website shall not be accepted.**

<sup>1</sup> Since the Restoration project has been submitted to the City of Edgewater as a Development of Regional Impact, an extensive amount of detail, fiscal, environmental and traffic information is available to assist in the review of this Large Scale Comprehensive Plan amendment.



## MAILING NOTICE TO SPECIFIC REAL PROPERTY OWNERS

In addition to publication requirements set forth in Sections 21-90.02 of the Land Development Code, in the case of a public hearing regarding:

- Applications for an amendment to the Official Zoning Map;
- Applications for amendments to the Comprehensive Plan for small scale development activities;
- Applications for a conditional use permit;
- Applications for a development/zoning agreement;
- Applications for right-of-way abandonment or plat vacation;
- Applications for mining permits; and
- Applications for variances.

Notice by mail shall also be provided to all property owners who own real property directly affected by the proposed action and whose address is known by reference to the latest approved ad valorem tax roll, and to all property owners who own real property within three hundred (300) feet of the property directly affected by the proposed action whose address is known by reference to the latest ad valorem tax rolls. Notification shall be mailed not more than thirty (30) days nor less than fifteen (15) days before the date of the hearing.

**\*\* It will be the responsibility of the applicant to provide the names and addresses as well as the parcel numbers of the property within three hundred (300) feet of the subject property.**

**\*\* The applicant will also be required to post a sign (notification to the public as to the intent) supplied by the Department of Planning and Development on the property concerned. The sign shall be located where it will be most conspicuous to the passing public.**

The Applicant has provided the addresses of property owners within a 400 feet radius on the enclosed CD to the City of Edgewater. This information was obtained from the Volusia County Property Appraiser.

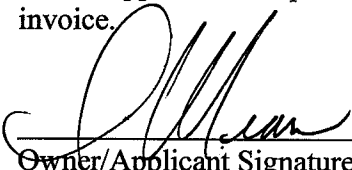


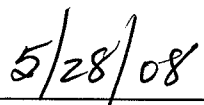
**CITY OF EDGEWATER**  
**AGREEMENT CONSULTANT, LEGAL AND ADVERTISING**  
**COSTS**

The City of Edgewater contracts for *engineering, environmental, planning consultant and legal services* relating to review of development projects. Engineering, environmental, planning consultant and legal fees associated with planning, zoning or development activities are required to be paid by the **owner/applicant**.

Engineering review, environmental review, planning consultant, legal and required advertising costs shall be **paid prior** to the issuance of a Development Order. Engineering fees for final approval shall be **paid prior** to the issuance of a Certificate of Occupancy.

Owner/applicant is required to immediately pay all associated fees upon receipt of each invoice.

  
\_\_\_\_\_  
Owner/Applicant Signature

  
\_\_\_\_\_  
Date