



CITY OF LONGWOOD

Fostering citizen trust and cultivating a prosperous community

January 14, 2016 – 10:15am
Pre-Development Inquiry Meeting Recap
PDI 02-16
George LaViolette
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Discussion:

Parcel # 04-21-30-504-0000-0030

Planning Comments:

Please contact Anjum Mukherjee at 407-263-2334 or amukherjee@longwoodfl.org if you have questions regarding these comments.

- Applicant has been notified that there is currently a moratorium on all new development until June 2016.
- Site plan process will be followed.
- Subdivision process will be followed if separate parcels are carved.
- Landuse: Infill and Mixed Use (IMU)
Multifamily allowed (three units or more)
- Density: ¼ mile east and west of Hwy. 17-92
No minimum density requirement since not immediately adjacent to Hwy. 17-92
Maximum: 35 units/acre
- East End Planning District:
Front: 20' min
Side: 10' min; 20' min for 2 stories
Rear: 20' min; 50' min from established residential neighborhood
Height: 6 stories max
- Wall: Land Development Code (LDC) 3.2.3.D.12
"All new apartments shall be separated from adjacent single family residential properties by an eight-foot tall brick wall. Stone or a material that duplicates the quality and material of brick or stone, including stucco, split face block, and precast concrete or synthetic walls, may also be used in lieu of brick. If the development borders a lake or conservation area, those sides which front the lake or conservation area shall not require a wall. Right-of-way frontage shall not require a wall unless the rear of the units is facing the street. The applicant may seek a waiver to place a fence rather than a wall pursuant to LDC section 9.2.4(C)(3)."