



MEMORANDUM

TO: Brenda Brasher - Town Clerk

FROM: Sean M Parks, AICP - Consulting Town Planner
Sean M Parks

DATE: February 1, 2018

SUBJECT: 16114 Kealan Circle - Zoning Clearance Report.
Applicant: Cecile Garnett
Application No. 2018-01-022

The applicant has requested approval for replacement of an existing roof located on Parcel No. 3774848(ALT Key) at 16114 Kealan Circle. The applicant submitted an application for proposed new roof installation utilizing asphalt type shingles.

The applicant has submitted the required Town of Montverde Zoning Clearance Forms. My review is based upon the aforementioned documents provided to me by the Town of Montverde.

The Subject Property is zoned Single Family – Low Density Residential (R1-L).

The proposed site plan indicates conformance with zoning requirements of Chapter 10, Town of Montverde Land

Zoning Clearance Report — 16114 Kealan Circle - Applicant: Cecile Garnett

Development Code (LDC). The application is consistent with criteria as prescribed in Chapter 4 of the Town's LDC.

A zoning clearance is granted with the following conditions:

- 1.) Additions to the existing building require a zoning clearance and may also require submittal of a Zoning Clearance Application to the Town of Montverde.**

This report does not include comments (if any) from the Town of Montverde's consulting engineer.