



## MEMORANDUM

**TO:** Brenda Brasher - Town Clerk

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

**DATE:** October 20, 2017

**SUBJECT:** Application No. 2017-10-009 Zoning Clearance Report  
Applicant: Jim Holmes – Lewis Roofing

The applicant has requested approval for replacement of an existing roof damaged during Hurricane Irma located at 16400 Magnolia Bluff Drive (ALT Key No. 3794884). The applicant submitted an application for proposed new roof installation.

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 (R1-L).

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

Zoning Clearance Report — Application No. 2017-10-009. Applicant: Jim Holmes

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.