



**AGENDA**  
**STAFF DEVELOPMENT REVIEW COMMITTEE**  
**CITY OF PORT ORANGE**

**Meeting Date:** Wednesday, January 12,  
2022

**Time:** 9:00 AM

**Location:** 2<sup>nd</sup> Floor Conference Room  
City Hall, 1000 City Center Circle

**PROJECT REVIEW #1.:  
9:00 AM**

**APPLICATION:** Development Order Modification/Woodhaven Subdivision Phase 2

**CASE NO.:** 21-52000001

**LOCATION:** South side of Williamson Boulevard, between Cypress Head  
Subdivision and Williamson Boulevard.

**STAFF PLANNER:** Penelope Cruz, Planning Manager (386) 506-5671/pcruz@port-  
orange.org

**APPLICANTS:** Zev Cohen & Associates, Inc.; 300 Interchange Blvd., Ormond  
Beach, FL 32174

**PROJECT ENGINEER:** Zev Cohen & Associates, Inc.; 300 Interchange Blvd.,  
Ormond Beach, FL 32174

Development Order Modification to the recently approved Plat & Plans for Phase 2  
of the Woodhaven Subdivision to reduce the number of single-family home lots.  
Phase 2 was approved with 229 single-family home lots and 100 townhome lots.  
The proposed modification will reduce the single-family home lots to 175 lots and  
there is no change to the townhome portion of the development.

**NOTICES** – PURSUANT TO SECTION 286.0105 OF THE FLORIDA STATUTES, IF ANY PERSON DECIDES TO APPEAL  
ANY DECISION MADE BY THE DISTRICTING COMMISSION WITH RESPECT TO ANY MATTER CONSIDERED AT THIS  
PUBLIC MEETING OR HEARING, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT, FOR SUCH  
PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE,  
WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. THE CITY  
DOES NOT PREPARE OR PROVIDE SUCH A RECORD.



FOR SPECIAL ACCOMMODATIONS, PLEASE NOTIFY  
THE CITY CLERK'S OFFICE (PHONE: 386-506-5563)  
AS FAR IN ADVANCE AS POSSIBLE, BUT  
PREFERABLY WITHIN 2 WORKING DAYS OF YOUR  
RECEIPT OF THIS NOTICE OR 5 DAYS PRIOR TO THE  
MEETING OR HEARING DATE.



HELP FOR THE HEARING IMPAIRED IS AVAILABLE  
THROUGH THE ASSISTIVE LISTENING SYSTEM  
RECEIVERS CAN BE OBTAINED FROM THE CITY  
CLERKS' OFFICE.

**IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT (ADA)**, IF YOU ARE A PERSON WITH A  
DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE  
ENTITLED, AT NO COST TO YOU, THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE CITY CLERK FOR

Staff Development Review Committee Meeting

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THE CITY OF PORT ORANGE, 1000 CITY CENTER CIRCLE, PORT ORANGE, FLORIDA 32129, TELEPHONE NUMBER 386-506-5563, [CITYCLERK@PORT-ORANGE.ORG](mailto:CITYCLERK@PORT-ORANGE.ORG), AS FAR IN ADVANCE AS POSSIBLE, BUT PREFERABLY WITHIN 2 WORKING DAYS OF YOUR RECEIPT OF THIS NOTICE OR 5 DAYS PRIOR TO THE MEETING OR HEARING DATE. IF YOU ARE HEARING OR VOICE IMPAIRED, CONTACT THE RELAY OPERATOR AT 7-1-1 or 1-800-955-8771.

UPON REQUEST BY A QUALIFIED INDIVIDUAL WITH A DISABILITY, THIS DOCUMENT WILL BE MADE AVAILABLE IN AN ALTERNATE FORMAT. IF YOU NEED TO REQUEST THIS DOCUMENT IN AN ALTERNATE FORMAT, PLEASE CONTACT THE CITY CLERK WHOSE CONTACT INFORMATION IS PROVIDED ABOVE.