



**CITY OF CLERMONT**

**Development Services**

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April 23, 2025

Legacy Homes FL  
2237 Kettle Drive  
Orlando, FL 32835

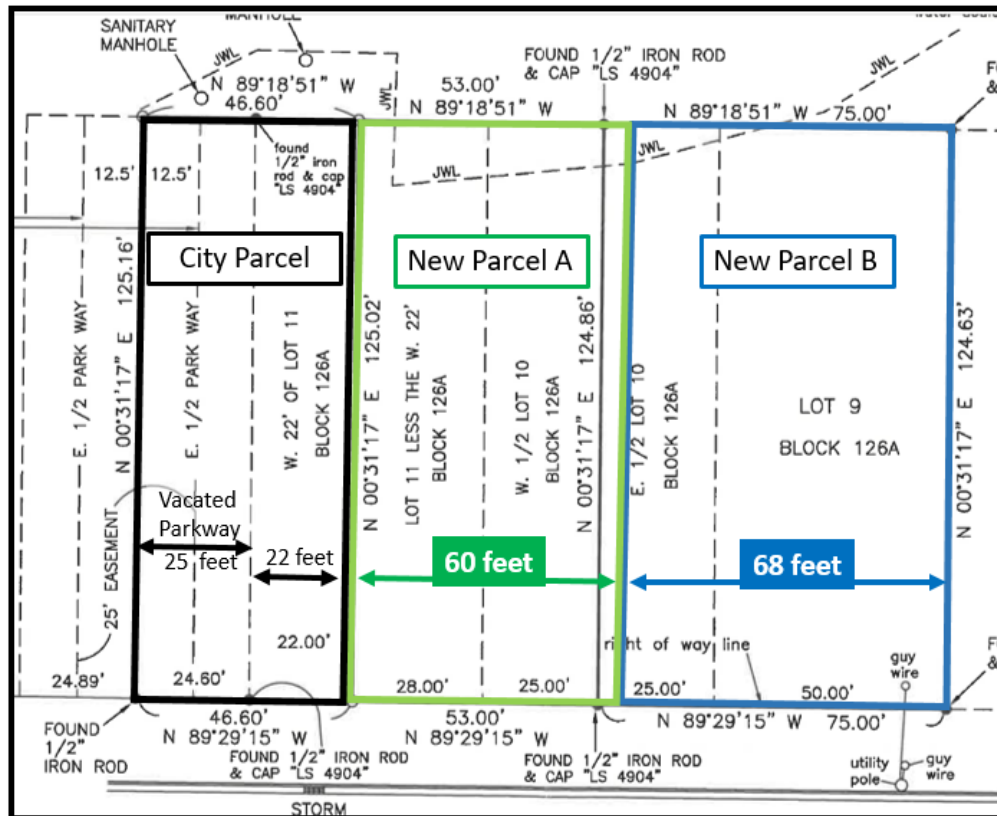
Re: Variance Request – 2 Vacant Lots Alternate Keys 3937257 & 2510447

Dear Property Owner,

The Clermont City Council approved the variance request for the properties located between 1098 and 1152 Chestnut Street (north side) (Alternate Keys 3937257 & 2510447) at their regular scheduled meeting held on Tuesday, April 22, 2025.

**APPROVAL:** To allow for a reduced side yard setback of 5 feet instead of the required 7.5 feet in the R-2 Medium Density Residential District, Section 125-195.

The City of Clermont has approved a lot line readjustment to approve the reconfiguration of the two parcels having Lake County Tax Parcel Identification Numbers 23-22-25-0500-126-A1000 (AK 3937257) and 23-22-25-0500-126-A0900 (AK 2510447) into three lots configured as follows:



The City will submit the required documentation to the Lake County Property Appraiser and Lake County Tax Collector to accurately reflect the aforesaid three-lot configuration on the Lake County Property Appraiser's and Lake County Tax Collector's website along with obtaining assignment of designated tax parcel identification numbers for such lots.

Sincerely,



Kathy Heard, CMC  
Planning Coordinator