

## RESOLUTION NUMBER 25-41

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF EUSTIS, FLORIDA; APPROVING A TWELVE (12) MONTH EXTENSION OF TIME TO SUBMIT APPLICATION FOR SITE DEVELOPMENT PERMIT AND BUILDING PERMIT ON APPROXIMATELY 9.3 ACRES LOCATED ON THE NORTH SIDE OF US HIGHWAY 441, WEST OF DILLARD ROAD AND ADDRESSED AS 15719 US HIGHWAY 441.**

**WHEREAS**, On May 9, 2025, VHB, Inc. made an application for an extension of time to submit a building permit application for the Orlando Health Free Standing Emergency Room (2024-SP-02DP) on approximately 9.3 acres located on the north side of US Highway 441, west of Dillard Road and addressed as 15719 US Highway 441 , more particularly described as:

Alternate Key Number: 1036879

Parcel ID Number: 22-19-26-0001-000-01100

Legal Description:

S 1/2 OF SW 1/4 OF NE 1/4 N OF HWY 19--LESS W 500 FT & LESS DILLARD RD R/W-- ORB 6326 PG 2166.

*(Legal Description taken from the Lake County Property Appraiser Property Record Card information, and has not been verified for accuracy.)*

**WHEREAS**, the property described above has a land use designation of General Commercial (GC) and a design district designation of Suburban Corridor; and

**WHEREAS**, an emergency medical facility is permitted in a General Commercial (GC) land use district; and

**WHEREAS**, the Final Engineering and Construction Plans filed under Project Number 2024-SP-02DP, also known as Orlando Health Free Standing Emergency Room, were submitted concurrently with the Site Plan, and Development Services advised the applicant of both Site Plan and Final Construction Plan approval on November 15, 2024; and

**WHEREAS**, pursuant to Section 102.25 of the Land Development Regulations, submittal of a site development permit and building permit was required by May 15, 2025; and

**WHEREAS**, the underlying development order complies with the most recent Land Development Regulations and is consistent with the City's Comprehensive Plan; and

**WHEREAS**, the applicant is deemed to be continuing in good faith.

**NOW, THEREFORE, BE IT RESOLVED BY THE EUSTIS CITY COMMISSION AS FOLLOWS:**

**SECTION 1.**

- A. That the Orlando Health Free Standing Emergency Room (2024-SP-02DP), as approved on November 15, 2024, shall remain valid until June 5, 2026, provided that the applicant submits a Site Development Permit and Building Permit application consistent with the approved plans on or before that date.

**SECTION 2.** That all Resolutions or parts of Resolutions in conflict herewith are hereby repealed.

**SECTION 3.** That this Resolution shall become effective immediately on passing.

**DONE AND RESOLVED** this 5th day of June, 2025, in regular session of the City Commission of the City of Eustis, Florida.

**CITY COMMISSION OF THE  
CITY OF EUSTIS, FLORIDA**

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Willie Hawkins  
Mayor-Commissioner

**ATTEST:**

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Christine Halloran, CMC  
City Clerk

**CITY OF EUSTIS CERTIFICATION**

**STATE OF FLORIDA  
COUNTY OF LAKE**

The foregoing instrument was acknowledged before me this 5th day of June, 2025, by Willie Hawkins, Mayor, and Christine Halloran, City Clerk, who are personally known to me.

\_\_\_\_\_  
Notary Public - State of Florida  
My Commission Expires:  
Notary Serial No:

**CITY ATTORNEY'S OFFICE**

This document is approved as to form and legal content, but I have not performed an independent Title examination as to the accuracy of the Legal Description.

\_\_\_\_\_  
City Attorney's Office

\_\_\_\_\_  
Date

**CERTIFICATE OF POSTING**

The foregoing Resolution Number 25-41 is hereby approved, and I hereby certify that I published the same by posting one (1) copy hereof at City Hall, one (1) copy hereof at the Eustis Memorial Library, and one (1) copy hereof at the Eustis Parks and Recreation Office, all within the corporate limits of the City of Eustis, Lake County, Florida.

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Christine Halloran, CMC, City Clerk