

ORANGE COUNTY NOTICE OF PUBLIC HEARING

Dear Property Owner:

IF YOU HAVE ANY QUESTIONS REGARDING THIS NOTICE, CONTACT THE ORANGE COUNTY PLANNING DIVISION, 407-836-5600, EMAIL: PLANNING@OCFL.NET

PARA MÁS INFORMACIÓN EN ESPAÑOL ACERCA DE ESTAS REUNIONES PUBLICAS O DE CAMBIOS POR EFECTUADOS, FAVOR DE LLAMAR A LA DIVISION DE PLANIFICACION, AL 407-836-5600.

The Orange County Board of County Commissioners will conduct a public hearing on **April 11, 2023**, at **2 p.m.**, or as soon thereafter as possible, in the County Commission Chambers, First Floor, County Administration Center, 201 South Rosalind Avenue, Orlando, Florida. You are invited to attend and be heard regarding a request by:

Applicant: Thomas Sullivan, Gray Robinson, P.A., for New Life Church of God, Amendment SS-22-05-047

Consideration: To change the Future Land Use designation from Medium Density Residential (MDR) to High Density Residential – Student Housing (HDR-Student Housing); pursuant to Part II, Chapter 163, Florida Statutes and Orange County Code Chapter 30

Location: District 5; property located at 2820 North Alafaya Trail; generally located on the west side of Alafaya Trail, south of Pepperdine Place.; Orange County, Florida (legal property description on file in Planning Division-see enclosed map)

AND

In conjunction with the adoption of the above Comprehensive Plan Amendment, the BCC will consider adoption of the following Ordinance:

Consideration: An Ordinance pertaining to Comprehensive Planning in Orange County, Florida; Amending the Orange County Comprehensive Plan, commonly known as the “2010- 2030 Comprehensive Plan,” as amended, by adopting a Small-Scale development amendment pursuant to Section 163.3187, Florida Statutes; and providing an effective date.

AND

Applicant: Thomas Sullivan, Gray Robinson, P.A., for New Life Church of God, Concurrent Rezoning LUP-22-07-258

Consideration: To change the zoning designation from R-1A (Single-Family Dwelling District) to PD (Planned Development District) (Alafaya Trail Student Housing PD) to allow for up to 600 student housing beds. In addition, the applicant has requested the following waivers from Orange County Code: 1. A waiver from Section 38-1259 (k) to allow a maximum building height of five (5) stories, sixty (60) feet, in lieu of three (3) stories, forty (40) feet. 2. A waiver from Section 38-1476 is requested to allow a minimum nine-tenths (0.9) parking spaces per one (1) bedroom in lieu of one (1) parking spaces per one (1) bedrooms. 3. A waiver from Section 38-1272(a)(1) is requested to allow eighty (80) percent lot impervious coverage in lieu of seventy (70) percent of the net land area. 4. A waiver from Section 38-1253(b) to allow both active and passive recreation areas to be provided at a ratio of 2.2 acres per one thousand (1,000) projected population, in lieu of at a ratio of two and five-tenths (2.5) acres per one thousand (1,000) projected population. 5. A waiver from Section 38-1259(d) to allow a knee wall in lieu of providing a six (6) foot high

masonry, brick or block wall whenever a student housing development is located adjacent to any right-of-way. 6. A waiver from Section 38-1251(b) to allow the maximum building coverage of all buildings to not exceed 67% of the gross land area internal to the PD, in lieu of the maximum coverage of all buildings not exceeding 30% of the gross land area.

Location: District 5; property located at 2820 North Alafaya Trail; generally located on the west side of Alafaya Trail, south of Pepperdine Place.; Orange County, Florida (legal property description on file in Planning Division-see enclosed map)

You may obtain a copy of the legal property description by calling the Orange County Planning Division, 407-836-5600, or pick one up at 201 South Rosalind Avenue, Second Floor; Orlando, Florida.

If you wish to appeal any decision made by the Board of County Commissioners at this meeting, you will need a record of the proceedings. You should 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.

If you require special accommodations under the Americans with Disabilities Act of 1990, please call 407-836-5631 no later than two business days prior to the hearing for assistance. Si usted requiere ayuda especial bajo la ley de Americanos con Incapacidades de 1990, por favor llame al 407-836-3111.

Phil Diamond, County Comptroller
As Clerk of the Board of County Commissioners
Orange County, Florida

gh/cs/np
March 21, 2023
c: Applicant/Abutters