

# Legal Notices

ORANGE COUNTY  
NOTICE OF PUBLIC HEARING  
NOTICE BY ORANGE COUNTY BOARD OF COUNTY COMMISSIONERS OF INTENT TO USE THE UNIFORM METHOD OF COLLECTION OF A NON-AD VALOREM ASSESSMENT

The Orange County Board of County Commissioners will hold a public hearing on April 9, 2019 at 2 p.m., at the Orange County Administration Center, 201 South Rosalind Avenue, Orlando, Florida.

You are invited to attend and be heard regarding a request to consider the adoption of a Resolution authorizing the Orange County Board of County Commissioners to use the uniform method of collecting non-ad valorem assessments levied by the Orange County Board of County Commissioners as provided in Section 197.3632, Florida Statutes.

\*\*\* IF YOU HAVE ANY QUESTIONS REGARDING THIS PUBLIC HEARING NOTICE, CONTACT ORANGE COUNTY COMPTROLLER SPECIAL ASSESSMENTS - 407-836-5770 - E-MAIL: Special.Assessment@occomp.com \*\*\*

PARA MÁS INFORMACIÓN, REFERENTE A ESTA VISTA PÚBLICA, FAVOR DE COMUNICARSE CON LAS OFICINAS DE FINANZAS DEL CONDADO ORANGE, AL NUMERO -407-836-5715

Notice is hereby given to all owners of lands located within the boundaries of Orange County, Florida that the Orange County Board of County Commissioners intends to use the uniform method for collecting the non-ad valorem assessments levied by the Orange County Board of County Commissioners as set forth in Section 197.3632, Florida Statutes.

These non-ad valorem assessments would be levied and would be collected by the Tax Collector on the November 2019 real estate tax bill and each and every year thereafter until notification of discontinuance by the Orange County Board of County Commissioners. Failure to pay the assessment will cause a tax certificate to be issued against the property, which may result in a loss of title. All affected property owners have the right to appear at the public hearing and the right to file written objections with the Orange County Board of County Commissioners within twenty (20) days of the publication of this notice.

Estimates, sketches, and specifications of the described properties are on file in the Office of the Orange County Comptroller (Special Assessments), Orange County Administration Center, 201 South Rosalind Avenue, Orlando, Florida, which are open to the public for inspection.

Assessments are due and payable the same as property taxes and bear the same penalties for delinquency as property taxes, including potential loss of property title through tax certificate and tax deed sale. The Uniform Method for the levy, collection and enforcement of non-ad valorem assessments, Section 197.3632, Florida Statutes, will be used for collecting the assessments.

The following is the property to be assessed and the type and amount of assessment estimated for the first year; please note that the charges for these properties are all based on a flat rate per lot / per parcel per year basis:

Table with 2 columns: Parcel ID Numbers and Assessment Details. Includes entries for Lake McCoy, General Lake Cleaning and Maintenance and Aquatic Plant Control Services \$235.01, and Meadow Woods Planned Development.

The following is the property to be assessed and the type and amount of assessment estimated for the first year; please note that the charges for these properties are all based on a flat rate per lot / per parcel per year basis:

Table with 2 columns: Parcel ID Numbers and Assessment Details. Includes entries for Arbors at Meadow Woods, Windermere Heights 2nd Section and Windermere Heights 3rd Section.

The following is the property to be assessed and the type and amount of assessment estimated for the first year; please note that the charges for these properties are all based on a flat rate per lot / per parcel per year basis:

Table with 2 columns: Parcel ID Numbers and Assessment Details. Includes entries for Oaks At Moss Park Area, Orchard Hills and Orchard Park at Stillwater Crossing Areas.

The following is the property to be assessed and the type and amount of assessment estimated for the first year; please note that the charges for these properties are all based on a flat rate per lot / per parcel per year basis:

Table with 2 columns: Parcel ID Numbers and Assessment Details. Includes entries for Orchard Park at Stillwater Crossing Areas and Orchard Park at Stillwater Crossing Phase 4.

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.

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

OS6184559 3/17/2019  
ORANGE COUNTY  
NOTICE OF PUBLIC HEARING

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Applicant: Randy A. June, June Engineering Consultants, Inc., Orange Lake Country Club Planned Development / Land Use Plan (PD/LUP), Case # CDR-18-09-251  
Consideration: A PD substantial change request to add a Master Sign Plan to the PD Land Use Plan. In addition, the applicant has requested the following signage related waivers from Orange County Code:

- 1. A waiver from Section 31.5-166(B) to allow a 25-foot high ground sign, in lieu of the 10-foot maximum height resulting in a 15-foot additional sign height;
2. A waiver from Section 31.5-172 to allow a 12-foot high directional sign, in lieu of the 8-foot maximum height resulting in a 4-foot additional sign height;
3. A waiver from Section 31.5-166 to allow a 53-foot separation between ground signs, in lieu of the 100-foot minimum separation resulting in a 47-foot reduction in ground sign separation;
4. A waiver from Section 31.5-166(A) to allow 216.5 square feet of copy area per ground sign, in lieu of the 80 square feet of copy area allowable resulting in 136.5 square feet additional copy area per ground sign;
5. A waiver from Section 31.5-166(A) to allow 138.6 square feet of copy area per ground sign, in lieu of the 80 square feet copy area allowable resulting in 58.6 square feet additional copy area per ground sign;
6. A waiver from Section 31.5-166(D) to allow 3 entrance ground signs, in lieu of 1 ground entrance sign resulting in 2 additional ground entrance signs;
7. A waiver from Section 31.5-172(D) to allow less than 51% of directional logo resulting in 8% directional information;
8. A waiver from Section 31.5-172(D) to allow less than 51% of directional logo resulting in 39% directional information;
9. A waiver from Section 31.5-172(A) to allow 43.75 square feet per sign face, in lieu of 6 square feet per sign face resulting in an additional 37.75 square feet copy area per sign;
10. A waiver from Section 31.5-172(A) to allow 6.25 square feet per sign face, in lieu of 6 square feet per sign face resulting in an additional 0.25 square feet copy area per sign; pursuant to Orange County

Code, Chapter 30, Article III, Section 30-89 and Orange County Code, Chapter 38, Article VIII, Division 1, Section 38-1207.  
Location: District 1; property generally located Chelonia Parkway; or generally located south of E. Buena Vista Drive, west of Interstate 4, and north of the Orange County / Osceola County Line; Orange County, Florida (legal property description on file in Planning Division)

Applicant: Kathy Hattaway, Poulos & Bennett, LLC, Flamingo Crossings Planned Development / Land Use Plan (PD / LUP) - Case # CDR-19-01-003  
Consideration: A PD substantial change to amend Condition of Approval # 10(h) on the approved Flamingo Crossings Planned Development (PD) as follows:  
The Applicant(s) shall be required, at their expense, to install a temporary traffic signal, no later than issuance of the Certificate of Occupancy for a multi-family building in the development, that will operate on flash mode until warranted at the intersection of C.R. 545 and Western Way as follows:  
Western Way is open to traffic between C.R. 545 and S.R. 429. A traffic impact analysis warrant study shall be submitted with the first development plan submitted to Orange County for review and approval prior to the issuance of the final Certificate of Occupancy for the multi-family development or as directed by the County Engineer, pursuant to Orange County Code, Chapter 30, Article III, Section 30-89 and Orange County Code, Chapter 38, Article VIII, Division 1, Section 38-1207.

Location: District 1; property generally located East and west of Flamingo Crossings Boulevard and south of Western Way; Orange County, Florida (legal property description on file in Planning Division)  
You may obtain a copy of the legal property descriptions by calling Orange County Planning Division 407-836-5600; or pick one up at 201 South Rosalind Avenue, Second Floor, Orlando, Florida.

IF YOU HAVE ANY QUESTIONS REGARDING THESE NOTICES, CONTACT THE ORANGE COUNTY PLANNING DIVISION, 407-836-5600, Email: planning@ocfl.net

PARA MÁS INFORMACIÓN, REFERENTE A ESTA VISTA PÚBLICA CON RESPECTO A UNA AUDIENCIA PÚBLICA SOBRE PROPIEDAD EN SU ÁREA/VECINDAD, FAVOR COMUNICARSE CON LA DIVISIÓN DE PLANIFICACIÓN, AL NUMERO, 407-836-8181.

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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 407-836-5111.

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

## Public Hearing Notices

NOTICE OF PUBLIC HEARING  
You are hereby notified that the Planning and Zoning Commission of the City of Maitland, Florida, which also sits as the Local Planning Agency and the Land Development Regulation Commission will hold a public hearing. The hearing will be held at 6:30 P.M., Thursday, April 4, 2019, in the Maitland City Hall Council Chambers, 1776 Independence Lane, Maitland, Florida 32751. The purpose of the hearing is to take public comment, both written and oral, concerning a petition for Final Subdivision Plat, PLANNED DEVELOPMENT - OPTION 2.

Applicant: F. Leccese, 9021 Hope Drive, Maitland, Florida has filed the application. The applicant requests to rezone property located at 700 Manor Road from RS-1, single-family residential to a PD, planned development. The property is as proposed, the applicant requests approval for two single-family residential lots. The property is generally located east of Manor Road between Lake Nona and Lake Maitland. LEGAL DESCRIPTION: (PROVIDED IN TITLE COMMITMENT) That part of Block A, LAKE MAITLAND MANOR SUBDIVISION, as recorded in Plat Book Q, Page 139, of the Public Records of Orange County, Florida, described as follows: Begin at the Southeast corner of Lot 9, RAVNDAL'S REPLAT, as recorded in Plat Book U, Page 74, of the Public Records of Orange County, Florida; thence on the East line of said Lot 9 to the North line of said Block A, LAKE MAITLAND MANOR SUBDIVISION, thence S 89°32'45"E 169.46 feet along said North Line to the Westerly line of DELROY PARK, as recorded in Plat Book V, Page 82, of the Public Records of Orange County, Florida; thence S 47°12'09"E 354.30 feet along said Westerly line to the East line of said Block A, LAKE MAITLAND MANOR SUBDIVISION, thence N 12°09'40"W 515.06 feet; thence N 25°59'28"W 179.32 feet; thence N 80°57'13"W 104.62 feet; thence S 87°06'03"W 35.58 feet; thence N 12°31'36"W 43.89 feet to the Point of Beginning, LESS lake bottom of Lake Maitland. The property contains 5.26 acres or less.

The public is invited to attend the hearing and may comment orally or in writing. Interested parties may examine the application in the office of the Zoning Administrator, Monday, Friday, 8:00 A.M. - 5:00 P.M., 1776 Independence Lane, Maitland, Florida, 32751. Questions concerning the notice of public hearing may be directed to the Community Development Department at (407) 539-6212.

Any person who desires to appeal any decision made by this meeting or hearing will need a record of the proceedings and, for this purpose, may need to ensure that a verbatim record of the proceedings is made which includes testimony and evidence upon which the appeal is to be based. Persons with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk's office (407) 539-6219 48 hours in advance of the meeting.

Jacqueline Holt  
Zoning Administrator/Planner III  
OR6618695 03/17/2019

## ORANGE COUNTY NOTICE OF PUBLIC HEARING

The Orange County Board of County Commissioners will conduct a public hearing on April 9, 2019, 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 the following request by:

Applicant: Kathy Hattaway, Poulos & Bennett, LLC, (Horizon West Village H Parcels 12A & 12B PD), Case # LUP-18-09-115  
Consideration: Request to rezone 34.60 gross acres from A-1 (Citrus Rural District) to PD (Incorporated Development District) in order to construct 89 attached single-family dwelling units and 340 multi-family dwelling units. In addition, the applicant has requested the following waivers from Orange County Code:

- 1) A waiver from Section 38-1382(h) to allow a single-family dwelling unit as a tract in lieu of the requirement that they shall be designed as a private easement.
2) A waiver from Section 38-1384(g)(1) to allow garage access to be setback from an alley tract, in lieu of an easement.
3) A waiver from Section 38-1384(i)(2) to allow vehicular access to garages or other off-street parking to be from a rear alley tract in lieu of an easement.
4) A waiver from Section 38-1258(a), for Parcel 12A, to allow multi-family residential buildings located within ten (10) feet of single-family zoned property to be constructed up to five-stories in height.
5) A waiver from Section 38-1258(c), for Parcel 12A, to allow multi-family buildings located within ten (10) feet of single-family zoned property to be constructed up to five-stories and 65 feet in height, in lieu of the requirement that such buildings be located within one hundred and fifty (150) feet of single-family zoned property shall not exceed three (3) stories (forty (40) feet) in height; pursuant to Orange County Code, Chapter 30.
6) A waiver from Section 38-1258(b), for Parcel 12A, to allow property located at 10533 Avalon Road; or generally located south of Flamingo Crossings Boulevard and east of Avalon Road; Orange County, Florida (legal property description on file in Planning Division)

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

IF YOU HAVE ANY QUESTIONS REGARDING THIS NOTICE, CONTACT THE ORANGE COUNTY PLANNING DIVISION, 407-836-5600; Email: planning@ocfl.net

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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

sidewalk.  
6) A waiver from Section 34-171(7), to allow for a sidewalk to be on one side of the right-of-way, in lieu of both sides.  
Location: District 1; property generally located North of Flamingo Road / East of Summerlake Pointe Boulevard; Orange County, Florida (legal property description on file in Planning Division)

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- 1) A waiver for Lot 76 only from Section 38-791(14)(n), to allow an accessory structure to have a maximum building height of thirty-five (35) feet two (2) stories, in lieu of the maximum height of fifteen (15) feet one (1) story.
2) A waiver for Lot 76 only from Section 38-1384(e), to allow a maximum height of six (6) feet for a fence or wall in the front yard setback, in lieu of the maximum height of three (3) feet, six (6) inches.
3) A waiver for Lot 76 only from Section 38-1384(f), to allow a maximum living area of one thousand five hundred (1,500) square feet for the accessory unit on the subject lot, in lieu of a maximum living area of seven hundred fifty (750) square feet.
4) A waiver from Section 38-1384(d), to allow for none of the homes to have a front porch, in lieu of the requirement for front porches on at least fifty (50) percent of all detached single-family lots with more than seventy (70) feet in width.
5) A waiver from Section 38-1384(f)(2) to allow a maximum height of the porches to be twelve (12) to fourteen (14) inches above sidewalk along grading in lieu of the requirement for door elevations to be at least eighteen (18) inches above the finished grade of the

purpose of the hearing is to take public comment, both written and oral, concerning a petition filed for Final Subdivision Plat.

Applicant: Kathy Hattaway, Poulos & Bennett, LLC, Estates of Lake Hancock Planned Development / Estates of Lake Hancock Preliminary Subdivision Plan Case # PSP-18-09-310, submitted in accordance with Orange County Code Section 34-171, which also sits as the Local Planning Agency and the Land Development Regulation Commission will hold a public hearing. The hearing will be held at 6:30 P.M., Thursday, April 4, 2019, in the Maitland City Hall Council Chambers, 1776 Independence Lane, Maitland, Florida 32751. The purpose of the hearing is to take public comment, both written and oral, concerning a petition filed for Final Subdivision Plat.

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4) A waiver from Section 38-1258(a), for Parcel 12A, to allow multi-family residential buildings located within ten (10) feet of single-family zoned property to be constructed up to five-stories in height.
5) A waiver from Section 38-1258(c), for Parcel 12A, to allow multi-family buildings located within ten (10) feet of single-family zoned property to be constructed up to five-stories and 65 feet in height, in lieu of the requirement that such buildings be located within one hundred and fifty (150) feet of single-family zoned property shall not exceed three (3) stories (forty (40) feet) in height; pursuant to Orange County Code, Chapter 30.
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As Clerk of the Board of County Commissioners  
Orange County, Florida

## Legal Notices

LEGAL DESCRIPTION: (PROVIDED IN TITLE COMMITMENT) That part of Block A, LAKE MAITLAND MANOR SUBDIVISION, as recorded in Plat Book Q, Page 139, of the Public Records of Orange County, Florida, described as follows: Begin at the Southeast corner of Lot 9, RAVNDAL'S REPLAT, as recorded in Plat Book U, Page 74, of the Public Records of Orange County, Florida; thence on a bearing North 377.82 feet along the East line of said Lot 9 to the North line of said Block A, LAKE MAITLAND MANOR SUBDIVISION, thence S 89°32'45"E 169.46 feet along said North Line to the Westerly line of DELROY PARK, as recorded in Plat Book V, Page 82, of the Public Records of Orange County, Florida; thence S 47°12'09"E 354.30 feet along said Westerly line to the East line of said Block A, LAKE MAITLAND MANOR SUBDIVISION; thence on a bearing South 813.82 feet along said East line; thence N 39°49'29"W 108.87 feet; thence N 12°09'40"E 515.06 feet; thence N 25°59'28"W 179.32 feet; thence N 80°57'13"W 104.62 feet; thence S 87°06'03"W 35.58 feet; thence N 12°31'36"W 43.89 feet to the Point of Beginning, LESS lake bottom of Lake Maitland. The property contains 5.26 acres or less.

The public is invited to attend the hearing and may comment orally or in writing. Interested parties may examine the application in the office of the Zoning Administrator, Monday, Friday, 8:00 A.M. - 5:00 P.M., 1776 Independence Lane, Maitland, Florida, 32751. Questions concerning the notice of public hearing may be directed to the Community Development Department at (407) 539-6212.

Any person who desires to appeal any decision made at this meeting or hearing will need a record of the proceedings and, for this purpose, may need to ensure that a verbatim record of the proceedings is made which includes testimony and evidence upon which the appeal is to be based. Persons with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk's office (407) 539-6219 48 hours in advance of the meeting.

Jacqueline Holt  
Zoning Administrator/Planner III  
OR