



Interoffice Memorandum

Received November 3, 2020

@ 11:19 AM

Publish Date: November 23, 2020

Deadline: November 17, 2020

DATE: November 3, 2020

TO: Katie Smith, Deputy Clerk of the Board of County Commissioners, County Comptroller's Office

THROUGH: Agenda Development BCC

FROM: Alberto A. Vargas, MArch, Manager Planning Division

CONTACT PERSON: Jason H. Sorensen, AICP, Chief Planner Planning Division (407) 836-5602 or Jason.Sorensen@ocfl.net

SUBJECT: Public Hearing for a Small-Scale Comprehensive Plan (CP) Amendment, Ordinance, and Concurrent Rezoning

Jason Sorensen
 Digitally signed by Jason Sorensen
 Date: 2020.11.03 10:48:29 -05'00'

Applicant: Jim Hall, Hall Development Services, Inc.

Case Information: Case # SS-20-10-062 & RZ-20-10-063
 Planning and Zoning Commission (PZC)
 Local Planning Agency (LPA)
 Meeting Date: October 15, 2020

Type of Hearing: Adoption of Small-Scale Land Use Map Amendment to the Future Land Use Map of the Comprehensive Plan, Ordinance, and Concurrent Rezoning.

Commission District: 4

General Location: 14088 E. Colonial Drive; or generally located southwest of the E. Colonial Drive and Fricke Avenue intersection.

Estimated Time Required for Public Hearing: 4 minutes

Hearing Controversial: No

LEGISLATIVE FILE # 20-1613
 thru 20-1615

December 15, 2020
 @ 2pm

BCC Public Hearing
Required by:

Part II, Chapter 163, Florida Statutes and Orange
County Code, Chapter 30

Clerk's Advertising
Requirements:

(1) At least 15 days before the BCC public hearing date, publish an advertisement in the Legal Notices section of *The Orlando Sentinel* describing the particular request, the general location of the subject property, and the date, time, and place when the BCC public hearing will be held;

and

(2) At least 15 days before the BCC public hearing date, send notices of BCC public hearing by U.S. mail to owners of property within 300 feet of the subject property and beyond.

Spanish Contact Person:

Para mas información en español acerca de estas reuniones públicas o de cambios por ser efectuados, favor de llamar a la División de Planificación, al 407-836-8181.

Advertising Language for Ordinance:

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 Small-Scale development amendments pursuant to Section 163.3187, Florida Statutes; and providing effective dates.

Advertising Language for Small-Scale CP Amendment SS-20-10-062

A Small-Scale Comprehensive Plan Amendment request to change the north 0.90 acres of the subject property's Future Land Use Map designation from LMDR (Low-Medium Density Residential) to C (Commercial), in order to allow for general retail commercial uses.

Advertising Language for Rezoning RZ-20-10-063

A Rezoning request to change 0.43 acres of the subject property's zoning from A-2 (Farmland Rural District) and R-2 (Residential Dwelling District) to C-1 (Retail Commercial District) in order to allow for general retail commercial uses.

Material Provided:

- (1) Names and last known addresses of property owners within 300 feet and beyond (*via email from Fiscal and Operational Support Division*); and
- (2) Location map (*to be mailed to property owners*).

Special Instructions to the Clerk:

Please place this request on the **December 15, 2020** BCC agenda. Unless stated otherwise, the public hearing should be advertised to begin at 2:00 p.m., or as soon thereafter as the matter may be heard.

- c: Chris Testerman, AICP, Assistant County Administrator
Joel Prinsell, Deputy County Attorney, County Attorney's Office
Jon Weiss, P.E., Director, Planning, Environmental, and Development Services
Department
Olan Hill, AICP, Assistant Manager, Planning Division
Jason Sorensen, AICP, Chief Planner, Planning Division
Eric P. Raasch, AICP, Planning Administrator, Planning Division

Legal Description

Grovigation

SS-20-10-062

Parcel # 24-22-31-0000-00-013 and 24-22-31-0000-00-067

THE East 75 feet of the West 150 feet of the East 1 / 2 of the West 1 / 2 of the Southwest 1/4 of the Northwest 1/4 of Section 24, Township 22 South, Range 31 East, Orange County, Florida. & (LESS R/W for State Road #50) & (LESS the South 811 feet thereof.

(Contains 31,050 square feet or 0.713 acres, more or less)

AND

The East 1 / 2 of the West 1 / 2 of the Southwest 1 / 4 of the Northwest 1 / 4 (LESS the West 150 feet & LESS the South 150 feet of the North 250 feet of the East 150 feet & LESS the South 811 feet of the East 180 feet & LESS the East 165 feet of the North 768 feet of the South 1075 feet & LESS the North 100 feet for road right of way) of Section 24, Township 22 South, Range 31 East, Orange County, Florida.

(Contains 39,510 square feet or 0.907 acres total, more or less)

RZ-20-10-063

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(Contains 31,050 square feet or 0.713 acres, more or less)

AND

The East 1 / 2 of the West 1 / 2 of the Southwest 1 / 4 of the Northwest 1 / 4 (LESS the West 150 feet & LESS the South 150 feet of the North 250 feet of the East 150 feet & LESS the South 811 feet of the East 180 feet & LESS the East 165 feet of the North 768 feet of the South 1075 feet & LESS the North 100 feet for road right of way) of Section 24, Township 22 South, Range 31 East, Orange County, Florida.

(Contains 8,460 square feet or 0.194 acres, more or less)

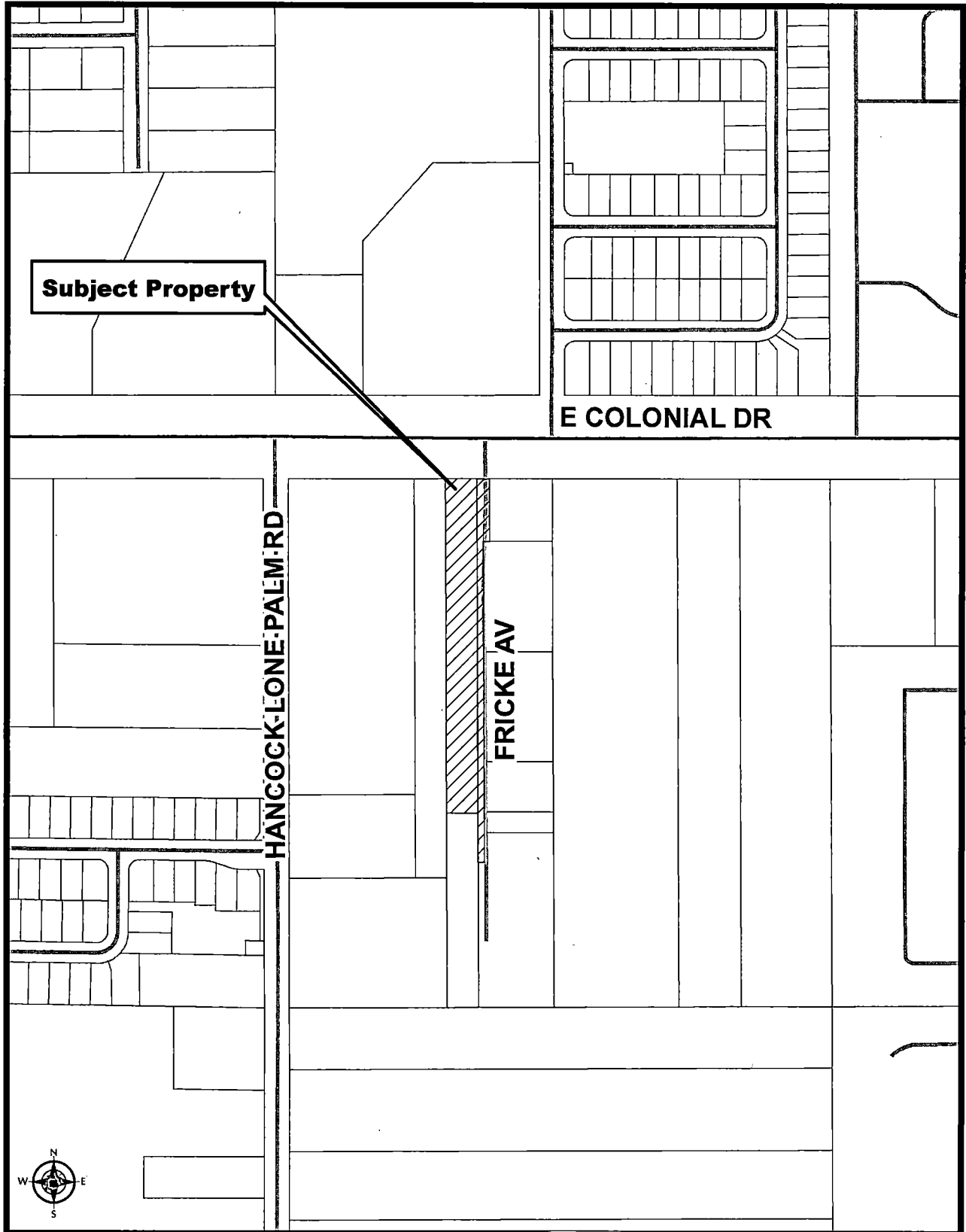
LESS the property currently Zoned as C-1.

(Contains 20,722 square feet or 0.476 acres, more or less)

Contains 18,788 square feet or 0.431 acres, more or less.

Location Map

SS-20-10-062 & RZ-20-10-063



 **Subject Property**

If you have any questions regarding this map, please call the Planning Division at 407-836-5600.