

Published Daily
ORANGE County, Florida

Sold To:

Clerk County Commission-Orange - CU00123736
201 S. Rosalind Avenue, 4th Floor
Orlando, FL 32801-3527

Bill To:

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201 S. Rosalind Avenue, 4th Floor
Orlando, FL 32801-3527

State Of Florida
County Of Orange

Before the undersigned authority personally appeared
Rose Williams, who on oath says that he or she is a duly authorized
representative of the ORLANDO SENTINEL, a DAILY newspaper
published in ORANGE County, Florida; that the attached copy of
advertisement, being a Legal Notice in:

The matter of 11150-Public Hearing Notice, Certify Lines Amendment
SS-23-01-124, Ordinance, & Concurrent Rezoning The Alton PD LUP-22-
10-318 Amendment SS-23-01-125, Amendment SS-23-01-FLUE-1,
Ordinance, & Concurrent Rezoning William Just Campus PD LUP-22-10-
321

Was published in said newspaper by print in the issues of, or by publication
on the newspaper's website, if authorized on May 28, 2023.

Affiant further says that the newspaper complies with all legal requirements
for publication in Chapter 50, Florida Statutes.



Rose Williams

Signature of Affiant

Name of Affiant

Sworn to and subscribed before me on this 29 day of May, 2023,
by above Affiant, who is personally known to me (X) or who has produced identification ().



Signature of Notary Public



Name of Notary, Typed, Printed, or Stamped

**ORANGE COUNTY
NOTICE OF PUBLIC HEARING**

The Orange County Board of County Commissioners will conduct public hearings on **June 20, 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 the following requests by:

Applicant: Rick Baldocchi, AVCON, Inc., for Rez Sec Land, LLC, Amendment SS-23-01-124

Consideration: To change the Future Land Use Map designation from Medium Density Residential (MDR) to Medium-High Density Residential (MHDR) to allow for up to 266 multi-family dwelling units; pursuant to Part II, Chapter 163, Florida Statutes and Orange County Code Chapter 30

Location: District 3; property located at 4893 South Orange Blossom Trail; generally located east of S. Orange Blossom Trail, south of Redman Street, and north of Americana Boulevard (legal property description on file in Planning Division)

AND

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: Rick Baldocchi, AVCON, Inc., for Rez Sec Land, LLC, The Alton PD, Case # LUP-22-10-318

Consideration: To change the zoning designation from R-3 (Multiple-Family Dwelling District) to PD (Planned Development District) (The Alton at Lake Bumby PD/LUP) to allow up to 266 multi-family dwelling units. Also requested is a waiver from Orange County Code Section 38-1258(d) to allow a building height of 55-feet / 4-stories in lieu of 40-feet / 3-stories; pursuant to Part II, Chapter 163, Florida Statutes and Orange County Code Chapter 30

Location: District 3; property located at 4893 South Orange Blossom Trail; generally located east of S. Orange Blossom Trail, south of Redman Street, and north of Americana Boulevard (legal property description on file in Planning Division)

Applicant: Jeffrey Smith, RS&H, Inc., for TD Associates, Inc., Amendment SS-23-01-125

Consideration: To change the Future Land Use Map designation from Neighborhood Activity Corridor (NAC) to Planned Development-Commercial (PD-C) to allow for up to 48 transitional housing units for homeless veterans; pursuant to Part II, Chapter 163, Florida Statutes and Orange County Code Chapter 30

Location: District 6; Recovery Way; generally bounded by 26th Street to the north, S. Rio Grande Street to the west, W. Michigan Street to the south, and S. Nashville Avenue to the east (legal property description on file in Planning Division)

Applicant: Jeffrey Smith, RS&H, Inc., for TD Associates, Inc., Amendment SS-23-01-FLUE-1

Consideration: To amend Future Land Use Element Policy FLU8.1.4

establishing the maximum densities and intensities for proposed Planned Developments within Orange County; pursuant to Part II, Chapter 163, Florida Statutes and Orange County Code Chapter 30

AND

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

AND

Applicant: Jeffrey Smith, RS&H, Inc., for TD Associates, Inc., William Just Campus PD, Case # LUP-22-10-321

Consideration: To change the zoning designation from NAC (Neighborhood Activity Corridor) to PD (Planned Development District) (William Just Campus PD/LUP) to allow for up to 48 transitional housing units for homeless veterans. In addition, six (6) waivers are requested from Orange County Code: 1. A waiver from Section 38-1272(a)(3)b to allow a setback of 25'-0" from Rio Grande Blvd. in lieu of the required setback of 40 feet from arterial streets; 2. A waiver from Section 38-1272(a)(3)b to allow a setback of 15'-0" from Michigan Street in lieu of the required setback of 40 feet from arterial streets; 3. A waiver from Section 38-1272(a)(3)d to allow a setback of 25'-0" from Nashville Ave. in lieu of the required setback of 30 feet from all other rights-of-way; 4. A waiver from Section 38-1272(a)(3)d to allow a setback of 20'-0" from 26th Street in lieu of the required setback of 30 feet from all other rights-of-way; 5. A waiver from Section 38-1272(a)(5) to allow a maximum building height of forty-five (45) feet, in lieu of a maximum height thirty-five (35) feet within one hundred (100) feet of any residential; and 6. A waiver from Section 38-1476 to allow a reduction of parking at a rate of 0.8 parking spaces in lieu of 2.0 parking spaces for each bedroom unit and one space per 1,000 square feet in lieu of 200 square feet for office; pursuant to Part II, Chapter 163, Florida Statutes and Orange County Code Chapter 30

Location: District 6; Recovery Way; generally bounded by 26th Street to the north, S. Rio Grande Street to the west, W. Michigan Street to the south, and S. Nashville Avenue to the east (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, 407-836-5600, or pick one up at 201 South Rosalind Avenue, Second Floor; Orlando, Florida.

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

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

ORG7439042

5/28/2023

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