

ORANGE COUNTY NOTICE OF PUBLIC HEARING

Dear Property Owner:

The Orange County Board of County Commissioners will conduct public hearings on **June 4, 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 a request by:

Applicant: Luke Classon, Appian Engineering, LLC, Rouse Road Subdivision Planned Development (PD), Case # LUP-18-08-253

Consideration: Request to rezone one (1) parcel containing 12.92 gross acres from A-2 (Farmland Rural District) to PD (Planned Development District), in order to construct forty-one (41) detached single-family dwelling units. In addition, the applicant has requested the following two (2) waivers from Orange County Code:

1) A waiver from Section 38-1254(1) is requested to allow for a 5' building side setback along the southern property boundary of the proposed project site, in lieu of the 25' PD perimeter setback. The 25' PD perimeter setback will still be applied to the northern, eastern, and western property boundaries of the proposed project site.

2) A waiver from Section 38-1254(2)(E) is requested to allow for a 13' front porch setback, in lieu of the required 20' front setback. The 20' front setback shall be maintained for the main building structure. This will allow a maximum of a 7' porch extending beyond the main structure; pursuant to Orange County Code, Chapter 30.

Location: District 5; property located at 2735 Rouse Road; or generally on the east side of Rouse Road, north of Lokanotosa Trail, and south of Rivers End Road; Orange County, Florida (legal property description on file in Planning Division-see map on reverse side)

If you have any questions regarding this notice, contact the Orange County Planning Division, 407-836-5600, email: [planning @ocfl.net](mailto:planning@ocfl.net)

Para más información, referente a esta vista publica con respecto a una audiencia publica sobre propiedad en su area/vecindad, favor comunicarse con la División de Planificación Urbana, al numero, 407-836-5600

You may obtain a copy of the legal property description by calling the Orange County Planning Division 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

nr/cas/np
May 7, 2019
c: Applicant/Abutters