



Interoffice Memorandum

DATE: February 3, 2026

TO: Jennifer Lara Klimetz, Assistant Manager,
Clerk of the Board of County Commissioners,
County Comptroller's Office

THROUGH: Cheryl Gillespie, Supervisor,
Agenda Development Office

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: Request for Board of County Commissioners (BCC)
Public Hearing

Jason Sorensen
Digitally signed by Jason Sorensen
Date: 2026.02.03 08:59:23 -05'00'

Applicant: Angelina Lomova Bellew

Case Information: Case # RZ-25-10-009;
Planning and Zoning Commission (PZC)
Meeting Date: November 20, 2025

Type of Hearing: Planning and Zoning Commission Rezoning
Board-Called Public Hearing

Commission District: 3

General Location: 750 28th St; generally located south of 28th St, east of Lee St and north of 29th St.

BCC Public Hearing Required by: 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 10 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:

IF YOU HAVE ANY QUESTIONS REGARDING THIS NOTICE, CONTACT THE ORANGE COUNTY PLANNING DIVISION: Front Desk, 407-836-8181

PARA MÁS INFORMACIÓN, REFERENTE A ESTE AVISO PARA UNA AUDENCIA PUBLICA SOBRE UNA PROPIEDAD EN SU AREA/VECINDAD, FAVOR COMUNICARSE CON LA DIVISIÓN DE PLANIFICACION, AL NUMERO, 407-836-8181

Advertising Language:

To rezone from R-1A (Single-Family Dwelling District) to R-2 (Residential District) to convert the existing home addition to a 2nd residential unit (duplex). R-1A zoning allows for single-family detached homes on lots measuring at least 75 feet in width. The R-2 zoning allows for single-family attached housing including duplexes.

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 surrounding property owners*)

Special Instructions to the Clerk:

- (1) Please place this request on the March 10, 2026 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.

Attachment: (Location Map)

c: Jon V. Weiss, Deputy County Administrator
Tanya Wilson, AICP, Director, Planning, Environmental, and Development
Services Department

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

Location Map

RZ-25-10-009

750 28th Street

Parcel #: 03-23-29-0180-69-111

