



Orange County Government

Orange County
Administration Center
201 S Rosalind Ave.
Orlando, FL 32802-1393

Decision Letter

Board of County Commissioners

Tuesday, July 28, 2020

2:00 PM

Communications Media Technology

20-814 Rezoning

Neel Shivcharran, Galleon Consulting Group, LLC, Old Cheney Townhomes
Planned Development (PD), Case # LUP-19-06-225; District 5

Consideration: Request to rezone 1.14 gross acres from R-1A (Single-Family Dwelling District) and R-3 (Multiple-Family Dwelling District) to PD (Planned Development District), in order to construct ten (10) single-family attached residential dwelling units. The request also includes the following waivers from Orange County Code:

- a. A waiver from Section 38-1272(a)(3) to allow a 10' rear yard setback between the residential and commercial site internal to the PD, in lieu of the 25' setback.
- b. A waiver from Section 24-5(a)(3) for a 5' buffer between the commercial and residential internal to the PD, in lieu of the 15' required buffer.
- c. A waiver from Section 38-1254(a) to allow for a 5' side yard setback along the north property line, in lieu of the 25' perimeter setback.
- d. A waiver from Section 38-1272(a)(3) to allow an 8.3' setback from Turrisi Boulevard for the commercial portion, in lieu of the 30' setback.
- e. A waiver from Section 38-1272(a)(3) to allow an 18.7' setback from Old Cheney Highway for the commercial portion, in lieu of 30'.
- f. A waiver from Section 38-1254(1) to allow a 20' setback from Turrisi Boulevard, in lieu of 25'.
- g. A waiver from Section 38-12-53 to waive the requirement for a recreational area.
- h. A waiver from Section 30-248(8) to allow backing of vehicles on the right-of-way, in lieu of not permitting backing of vehicles on the right-of-way, as shown on the plans.
- i. A waiver from Section 30-248(7) to allow parking, stopping and maneuvering of vehicles in the right-of-way, in lieu of not allowing parking, stopping and maneuvering of vehicles on the right-of-way, as shown on the plans; pursuant to Orange County Code, Chapter 30.

Location: District 5; property located at 5565 Old Cheney Highway; or generally at the northeast corner of the Old Cheney Highway and Turrisi Boulevard intersection; Orange County, Florida (legal property description on file in Planning Division)

A motion was made by Commissioner Bonilla, seconded by Commissioner Moore, to make a finding of consistency with the Comprehensive Plan; and approve the rezoning request from R-1A (Single-Family Dwelling District) and R-3 (Multi-Family Dwelling District) to PD (Planned Development District), in order to construct ten (10) single-family attached residential dwelling units, subject to the fourteen (14) conditions of approval listed under the Planning and Zoning Commission recommendation in the Staff Report. The motion carried by the following vote:

Aye: 7 - Mayor Demings, Commissioner VanderLey, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Bonilla, and Commissioner Siplin



THE FOREGOING DECISION HAS BEEN FILED WITH ME THIS 12TH DAY OF AUGUST 2020.

DEPUTY CLERK
BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA

Note: This document constitutes the final decision of the Board of County Commissioners on this matter. If, upon the Board's subsequent review and approval of its minutes, an error affecting this final decision is discovered, a corrected final decision will be prepared, filed, and distributed.

cas