




**Interoffice Memorandum  
Zoning Division**


10-23-18A10:24 RCVD 

10-23-18A10:32 RCVD

DATE: October 23, 2018

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

THROUGH: Cheryl Gillespie, Supervisor, Agenda Development Office

FROM: Carol L. Knox, Manager, Zoning Division 

CONTACT PERSON: **Sean Bailey, Chief Planner  
Zoning Division 407-836-5806  
Sean.Bailey@ocfl.net**

SUBJECT: Request for Public Hearing before Board of County Commissioners (BCC) to Consider Appeal of October 4, 2018 Board of Zoning Adjustment (BZA) Recommendation on BZA Case # VA-18-09-119

Appellant: Aracelia Cuevas

Commission District: 3

General Location: Southerly corner of the intersection of Fort Thomas Way and Fort Jefferson Blvd.

BCC Public Hearing Required by: Ch. 30, Orange County Code

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 appeal, 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.

Advertising Language: Variances in the R-2 zoning district as follows:

- 1) Variance to validate a completely enclosed porch 24 ft. from the rear (east) property line in lieu of 25 ft.
- 2) Variance to validate a lanai with a permanent roof 14 ft. from the rear property line in lieu of 25 ft.

**Material Provided:**

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

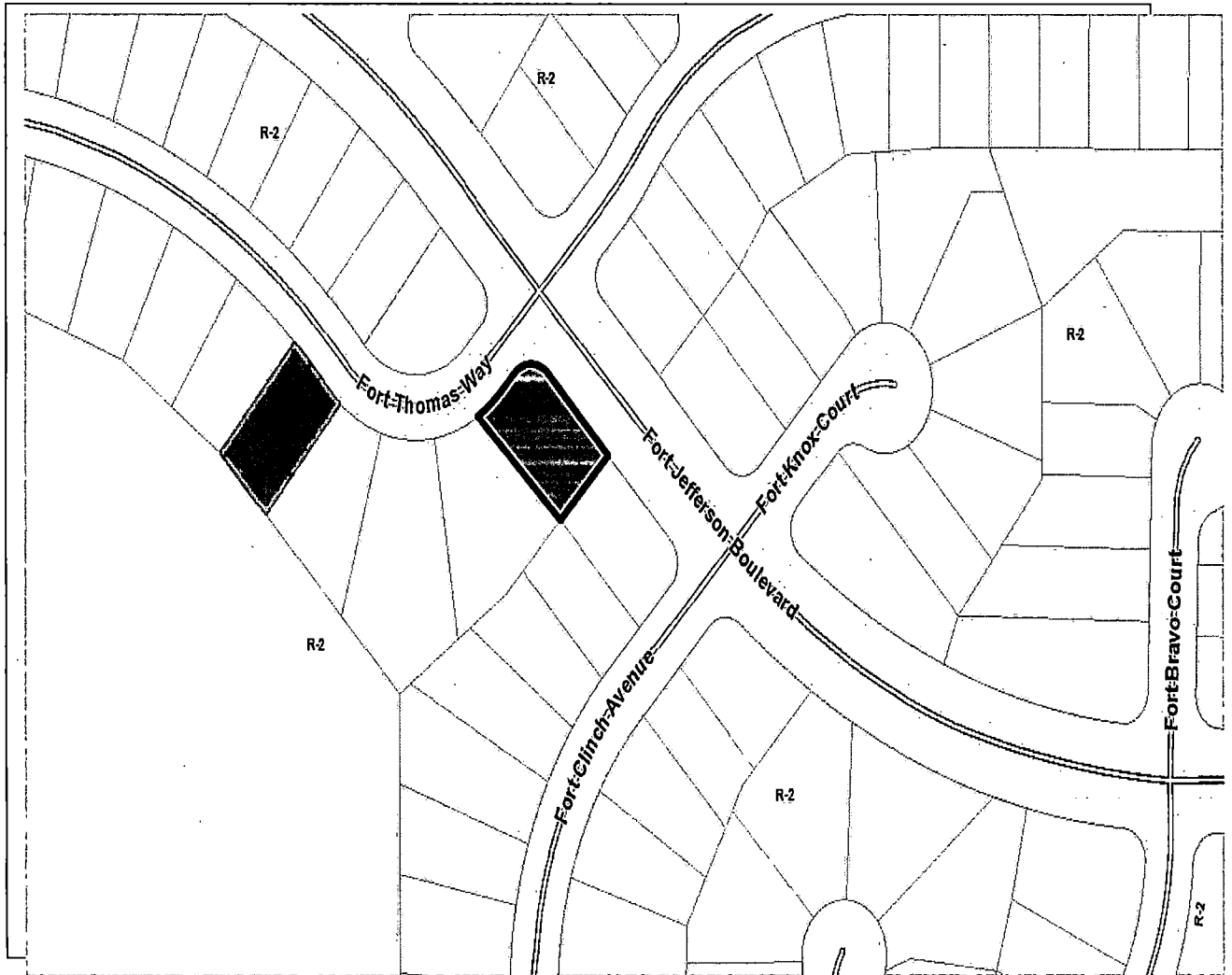
**Special Instructions to the Clerk:**

- (1) The BCC public hearing must be held within 45 days after October 19, 2018, which was the date the notice of appeal was filed, or as soon thereafter as the BCC's calendar reasonably permits.
- (2) 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.

Attachments (location map and notice of appeal)

c: Chris R. Testerman, AICP, Assistant County Administrator  
Jon V. Weiss, Director, Community Environmental Development Services  
Department

If you have any questions  
regarding this map, please call  
**Sean Bailey**  
at 407.836.5806.



**Applicant:** ARACELIA CUEVAS

**BZA Number:** VA-18-09-119

**BZA Date:** 10/04/2018

**District:** 3

**Sec/Twn/Rge:** 13-23-30-SW-C

**Tract Size:** 75 ft. x 109 ft. (AVG): 0.19 acres

**Address:** 8262 Fort Thomas Way, Orlando FL 32822

**Location:** Southerly corner of the intersection of Fort Thomas Way and Fort Jefferson Blvd.



**Appellant Information**

Appellant: Aracelia Cuevas

Address: 8262 Ft. Thomas Way, Orlando, FL 32822

Email: Aracelia\_Cuevas@yahoo.com Phone #: 407-929-7495

BZA Case # and Applicant: VA-18-09-119

Date of BZA Hearing: 10/4/18

Reason for the Appeal (provide a brief summary or attach additional pages if necessary):

In 2010 the property was under code enforcement action and nothing was brought up regarding the existing roof. There are other properties in the subdivision deeper into setback that have been approved. The homeowner was not properly represented due to strong language barrier.

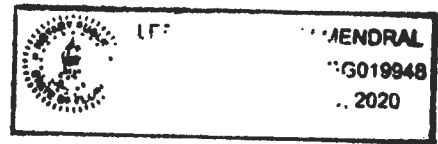
Date: 10/19/2018 Signature of Appellant: Aracelia Cuevas

STATE OF Florida  
COUNTY OF Orange

The foregoing instrument was acknowledged before me this 19 day of October, 2018, by Aracelia Cuevas who is personally known to me or who has produced Florida Driver license as identification and who did not take an oath.

[Signature]  
Notary Public Signature

Notary Stamp:



Fee: \$691.00 (make check payable to the Orange County Zoning Division)

Note: The Clerk of the Board will notify you of the hearing date of the appeal. If you have any questions, please contact the Zoning Division at (407) 836-3111.

