



Interoffice Memorandum

10-30-19P01:24 RCVD

OCT30 19 12:51PM

DATE: October 28, 2019

TO: Katie A. Smith, Deputy 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 *ODX for TV*

CONTACT PERSON: Eric Raasch, DRC Chairman
Development Review Committee
Planning Division
(407) 836-5523 or Eric.RaaschJr@ocfl.net

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

Applicant: Max Sabeti, New Earth Properties, LLLP

Appellants: Mike Alderman

Case Information: Conventional Rezoning Case # RZ-19-10-046;
Planning and Zoning Commission (PZC) Meeting
Date: October 17, 2019

Type of Hearing: Planning and Zoning Commission (PZC) Appeal

Commission District: 3

General Location: 754 N. Forsyth Road; generally located west of N. Forsyth Road, east of Dennis Avenue, south of Curtis Street, and north of Heather Road.

December 17, 2019
@
2 pm

LEGISLATIVE FILE # 19-1630

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 ESTA VISTA PUBLICA CON RESPECTO A UNA AUDENCIA PUBLICA SOBRE PROPIEDAD EN SU AREA/VECINDAD, FAVOR COMUNICARSE CON LA DIVISIÓN DE PLANIFICACION, AL NUMERO, 407-836-8181

Advertising Language:

This request is to consider the rezoning and appeal of the October 17, 2019 Planning and Zoning Commission (PZC) Recommendation of Approval for Rezoning Case # RZ-19-10-046, in the name of Max Sabeti with New Earth Properties, LLLP, to rezone 31.51 gross acres from R-1A (Single-Family Dwelling District) to R-2 (Residential District), in order to allow for the development of fifty-four (54) Single-Family Residential Dwelling Units.

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*).

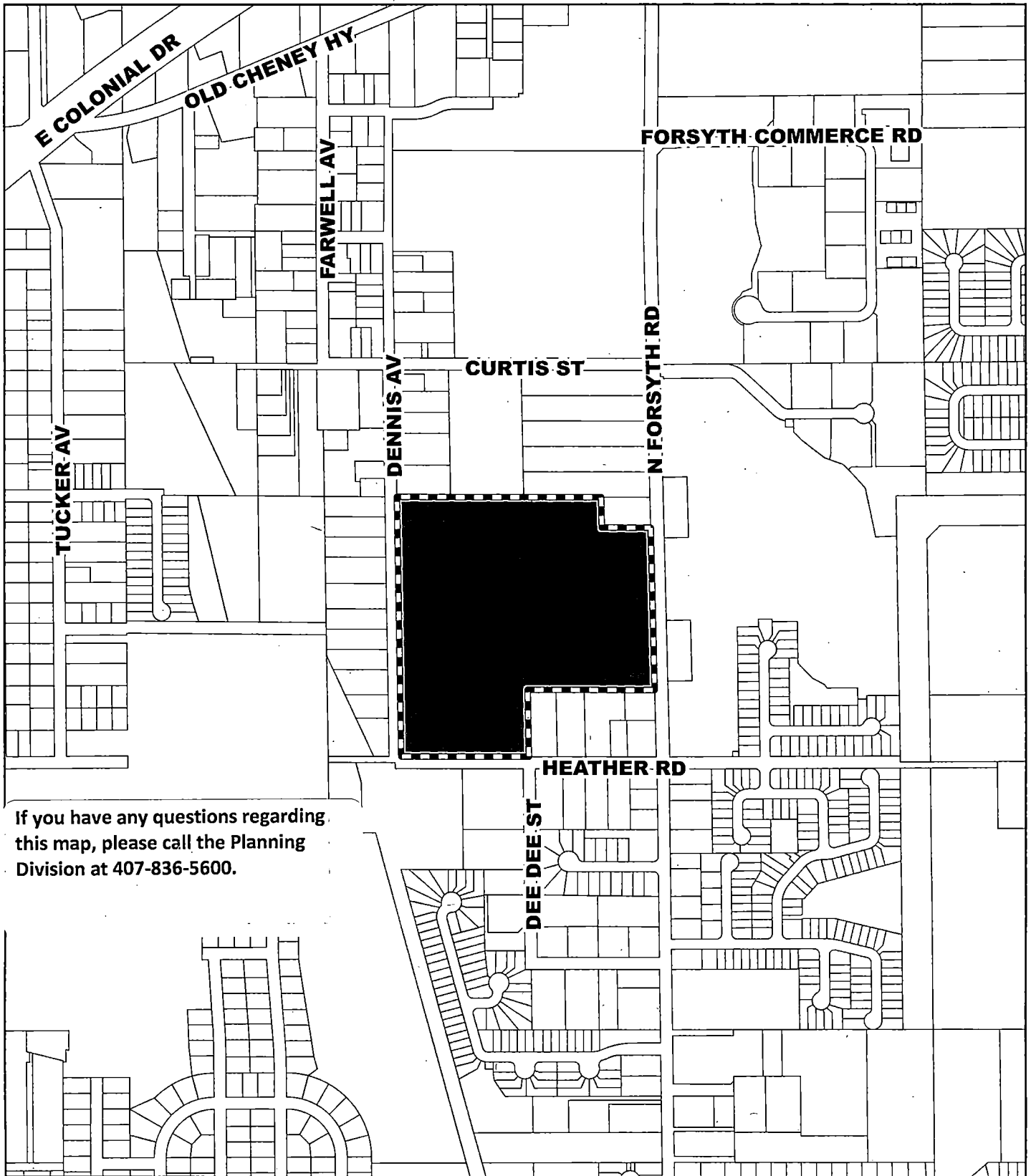
(3) Copy of appellant's notice of appeal (*to be mailed to property owners*).

Special Instructions to the Clerk:

- (1) The BCC public hearing must be held within 45 days after October 28, 2019, which was the date the notice of appeal was filed, or as soon thereafter as the BCC's calendar reasonably permits. Staff requests that this public hearing be scheduled on the **first available BCC agenda**.
- (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, appellant's notice of appeal)

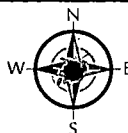
c: Chris R. Testerman, AICP, Deputy County Administrator
Jon V. Weiss, Director, Planning Environmental Development Services
Department



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



Subject Property



1 inch = 650 feet



PLANNING & ZONING COMMISSION

REZONING APPEAL APPLICATION

Orange County Planning Division
201 South Rosalind Avenue, 2nd Floor,
Post Office Box 1393
Orlando, Florida 32802-1393

Main Line: (407) 836-5600
P&ZC Secretary: (407) 836-5632

Date: October 28, 2019

Appellant: Mike Alderman
(Print or type name)

Representing: All Neighbors and Community
(Print or type company, group, or organization name)

Address: 428 Ferguson Dr Orlando FL 32805 - Mailing Address

Telephone: 407-719-4892 Fax: _____ E-mail: aldrepaiv@aol.com

Respectfully request an appeal of the decision regarding rezoning number RZ - 19-10-046,
the Applicant being Max Sabet; 754 N Forsyth Rd., rendered by the Orange
(Print or type Applicant name)

County Planning & Zoning Commission on October 17, 2019

Reason for appeal (provide a brief summary or attach additional documentation if necessary):

- 1- Complete incompatibility with surrounding houses
- 2- The infiltration must stop somewhere - The neighborhood can not handle that many more Homes, Cars, People, law enforcement can not keep up - This is sector 2 already very overloaded.
- 3 - See page 2

Signature Mike Alderman

Date Oct 28, 2019

FEE: \$483.00 Planning & Zoning Commission appeals. Make check payable to the Orange County Board of County Commissioners

NOTE: The Clerk of the Board will notify you of the date of your appeal.



PLANNING & ZONING COMMISSION

REZONING APPEAL APPLICATION

#2

Orange County Planning Division
201 South Rosalind Avenue, 2nd Floor,
Post Office Box 1393
Orlando, Florida 32802-1393

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Respectfully request an appeal of the decision regarding rezoning number RZ - 19-10-046,
the Applicant being Max Sabeti - 754 N Forsyth Rd, rendered by the Orange
(Print or type Applicant name)
County Planning & Zoning Commission on October 17, 2019.

Reason for appeal (provide a brief summary or attach additional documentation if necessary):

4- To cram that many people in such a small area will destroy our neighborhood

5- Please leave the zoning R1A and build compatible homes on 75 ft lots.

6- No public transportation within 1 mile

Signature Mike Alderman

Date Oct-28, 2019

FEE: \$483.00 Planning & Zoning Commission appeals. Make check payable to the Orange County Board of County Commissioners

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