

ORANGE COUNTY NOTICE OF PUBLIC HEARING

Dear Property Owner:

If you have any questions regarding this notice, contact the Orange County Planning Division, 407-836-5600, email: 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, al numero, 407-836-8181.

The Orange County Board of County Commissioners will conduct a public hearing on **August 11, 2020**, 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: Jon Wood, Urban Scape USA, Valencia College Lane Planned Development / Land Use Plan (PD / LUP), Case # CDR-20-02-032

Consideration: A PD substantial change to change the PD entitlements from 75,000 square feet of commercial uses to 252 multi-family residential dwelling units. In addition, the applicant has requested the following waivers from Orange County Code: 1. A waiver from Section 38-1254(1) to allow a 10' setback along the western property boundary in lieu of the required 25'. 2. A waiver from Section 38-1254(2)(d) to allow 10' setbacks for non-residential buildings and 50' setbacks for residential buildings along the northern property boundary in lieu of the required 75'. 3. A waiver from Section 38-1476 to allow a parking ratio of 1.53 spaces per unit in lieu of 1.5 spaces per unit for one bedroom apartments and 2 spaces per unit for two and three bedroom apartment units. 4. A waiver from Section 38-1258(a) to allow a four story building located within 100' of a single-family zoned property in lieu of the required one story building. 5. A waiver from Section 38-1258(b) to allow a four story building height of 55' and four stories in lieu of varying in building height with a maximum of fifty (50) percent of the buildings being three (3) stories (not to exceed forty (40) feet) in height with the remaining buildings being one (1) story or two (2) stories in height. 6. A waiver from Section 38-1258(c) to allow a four story building height of 55' and four stories in lieu of 40' and three stories. 7. A waiver from Section 38-1258(d) to allow a four story building height of 55' and four stories in lieu of 40' and three stories. 8. A waiver from Section 38-1258(e) to allow the existing drainage canal to remain unaltered in lieu of providing a 25' landscape buffer with Type "C" landscape buffer requirements. 9. A waiver from Section 38-1258(f) to allow a multifamily development adjacent to a single-family zoned property without a six-foot high masonry, brick or block wall in lieu of requiring a six-foot high masonry, brick or block wall. 10. A waiver from Section 38-1258(j) to allow all buildings to be constructed with 20' separation rather than 30' separation for two-story buildings, 40' separation for three-story buildings and 50' separation for a four-story buildings; pursuant to Orange County Code, Chapter 38, Article VIII, Division 1, Section 38-1207.

Location: District 3; property located at 8751 Valencia College Lane; Generally north of Valencia College Lane and south of State Road 417; Orange County, Florida (legal property description on file in Planning Division-see map on reverse side)

You may obtain a copy of the legal property description by calling the Orange County Planning Division, 407-836-5600; 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

jk/cas/ll
July 15, 2020
c: Applicant/Abutters