

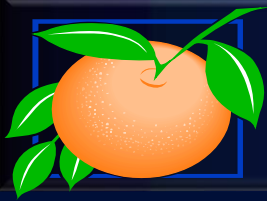
Board of County Commissioners

2019-2 Small-Scale Privately-Initiated Amendments

Adoption Public Hearings

Agenda Item VI. I. 17

December 17, 2019



2019-2 Amendment Process

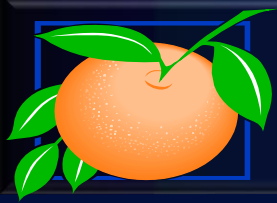
- **Community Meetings**
August 2019

- **Adoption public hearings**
LPA – October 17, 2019
BCC – December 3, 2019 – continued
December 17, 2019



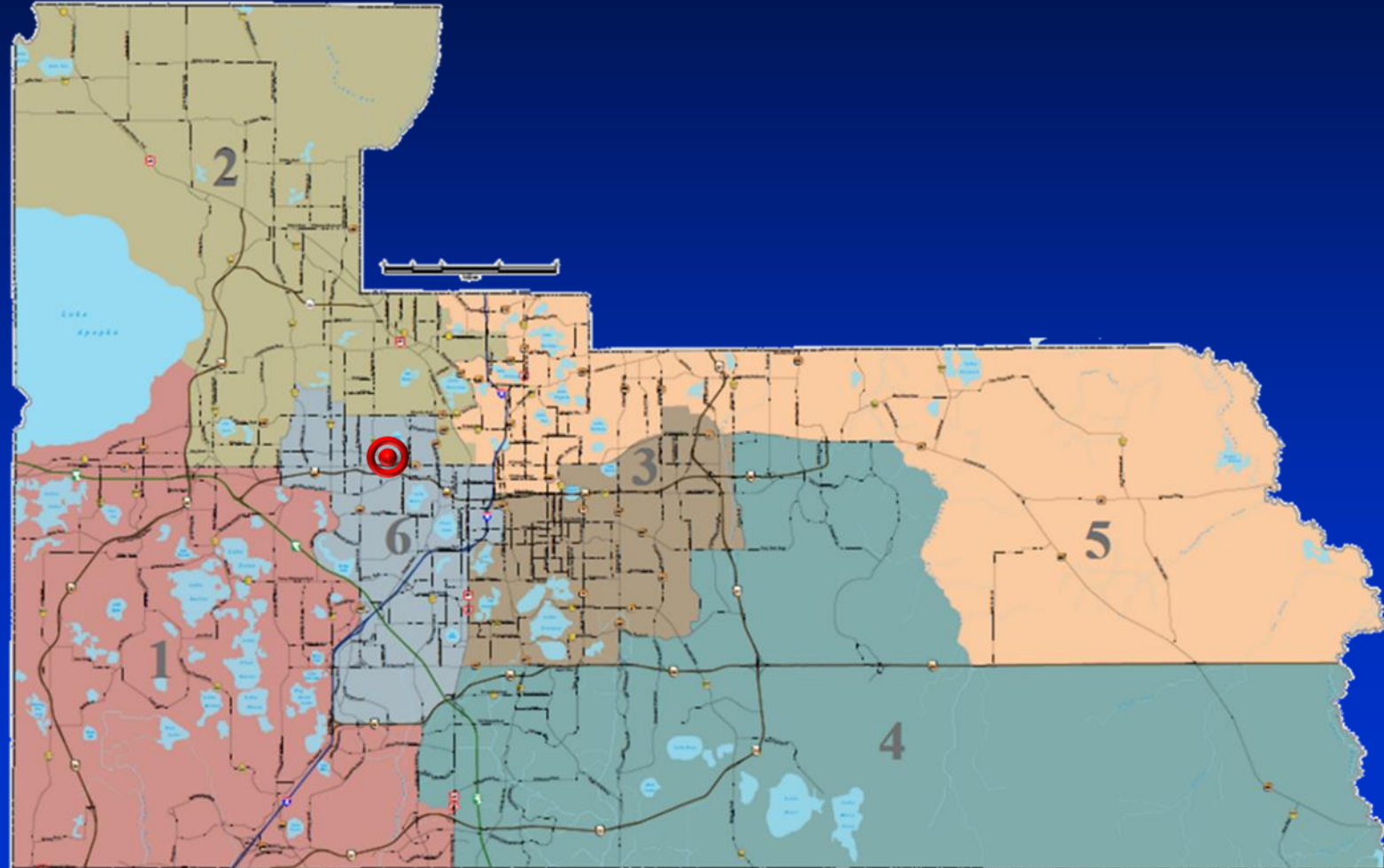
Amendment 2019-2-S-6-1 Rezoning Case RZ-19-10-024

- Agent:** Al Tehrani, P.E., Tehrani Consulting Engineering
- Owner:** Powder Coating Factory, LLC
- From:** Commercial (C) and Low Density Residential (LDR) and C-3 (Wholesale Commercial District)
- To:** Commercial (C) and C-3 (Wholesale Commercial District) (Restricted)
- Acreage:** 3.96 gross acres
- Proposed Use:** To allow for the development of commercial warehouse buildings and a 2,500-square-foot covered carport.

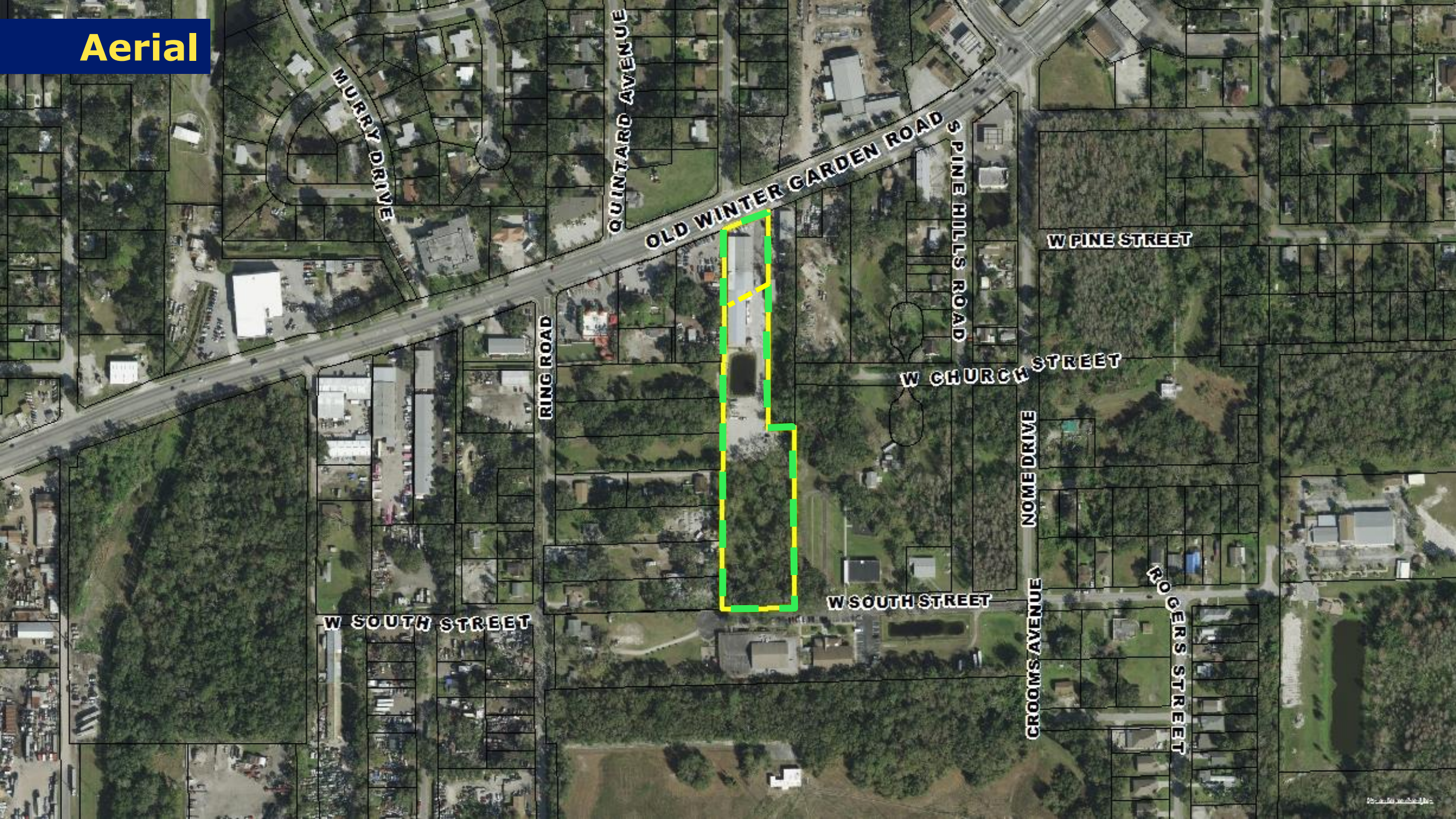


Amendment 2019-2-S-6-1 Rezoning Case RZ-19-10-024

Location



Aerial



MURRY DRIVE

QUINTARD AVENUE

OLD WINTER GARDEN ROAD

9 PINE HILLS ROAD

W PINE STREET

RING ROAD

W CHURCH STREET

W SOUTH STREET

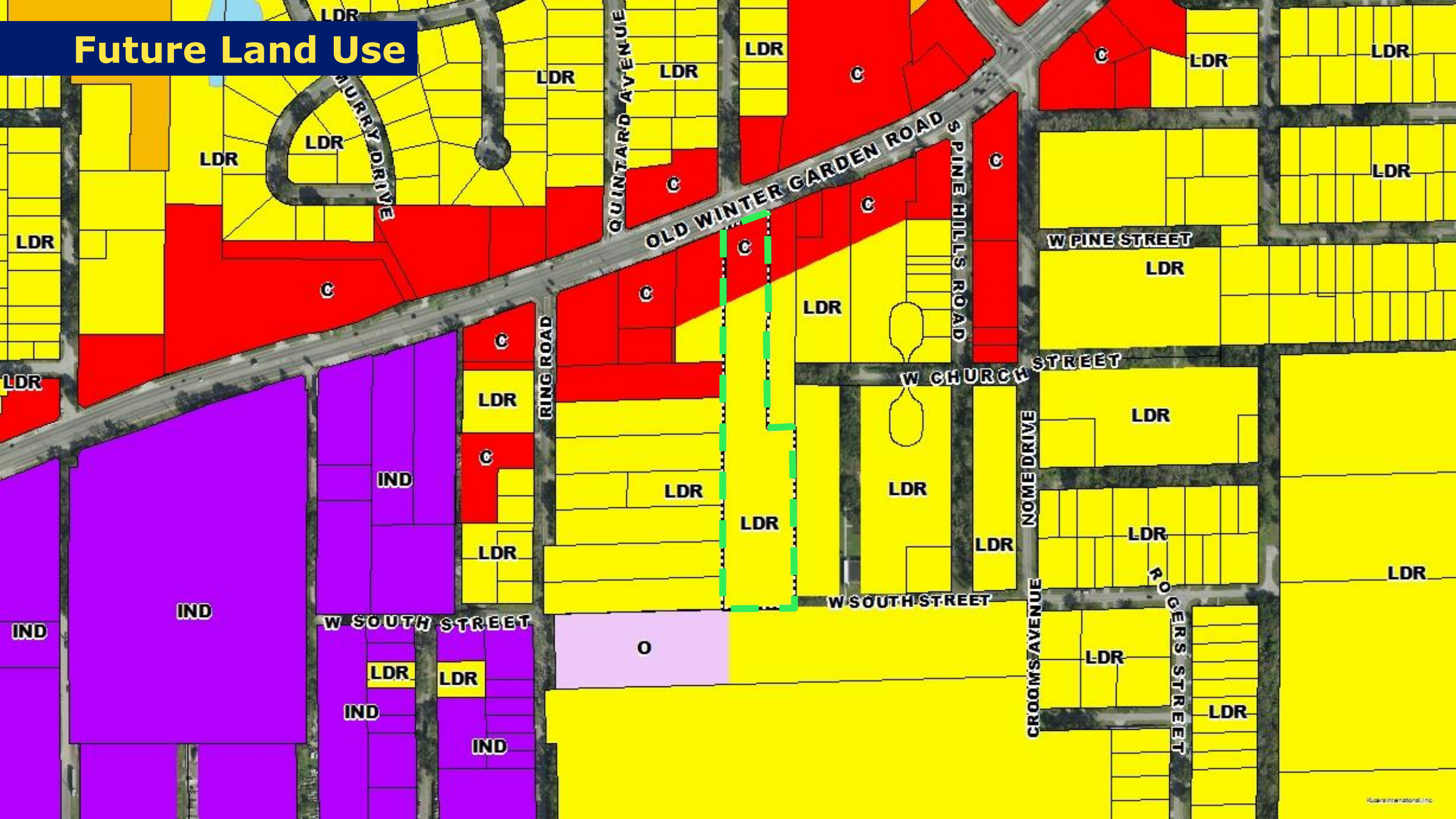
W SOUTH STREET

NOME DRIVE

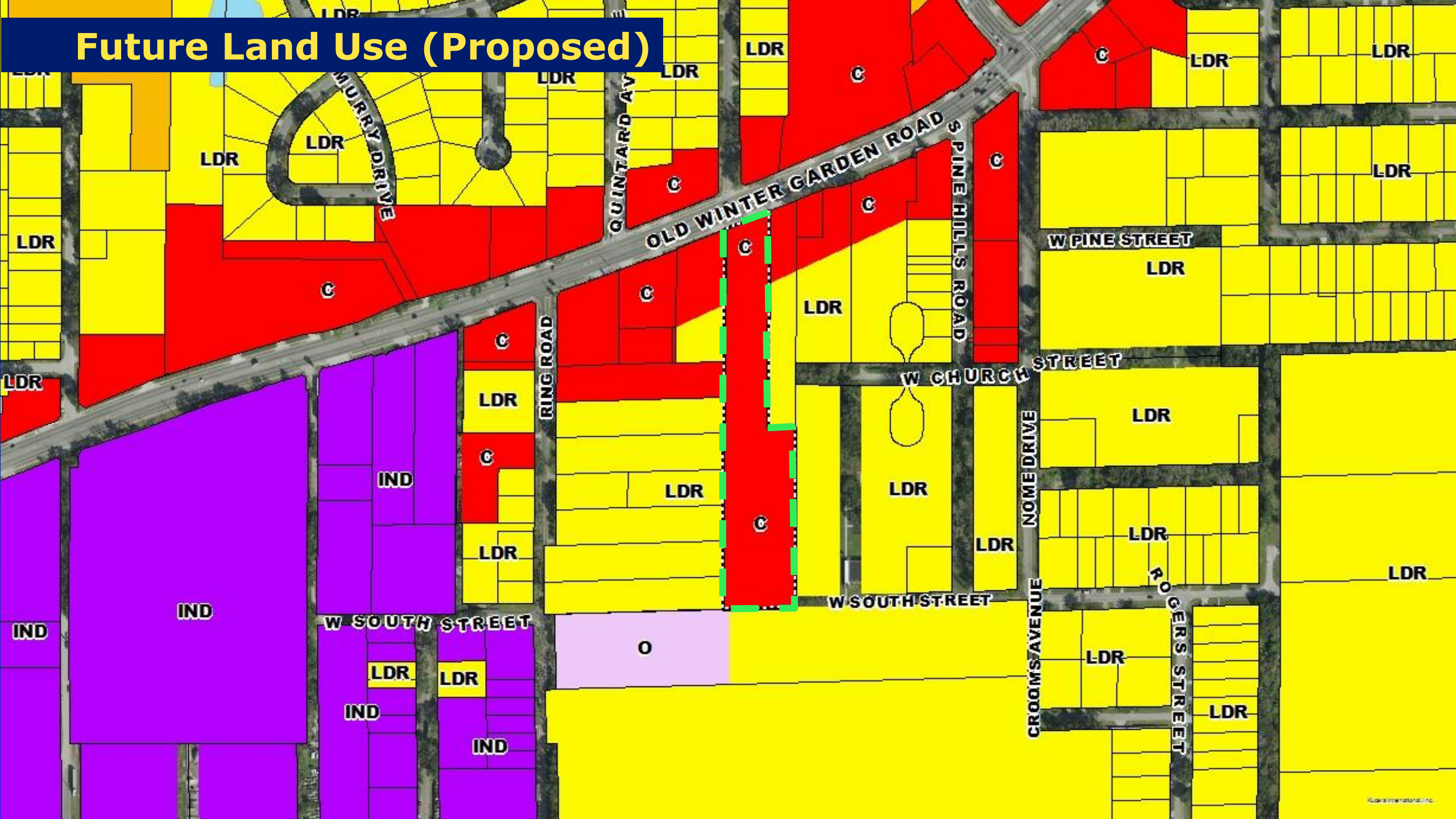
CROOMS AVENUE

ROGERS STREET

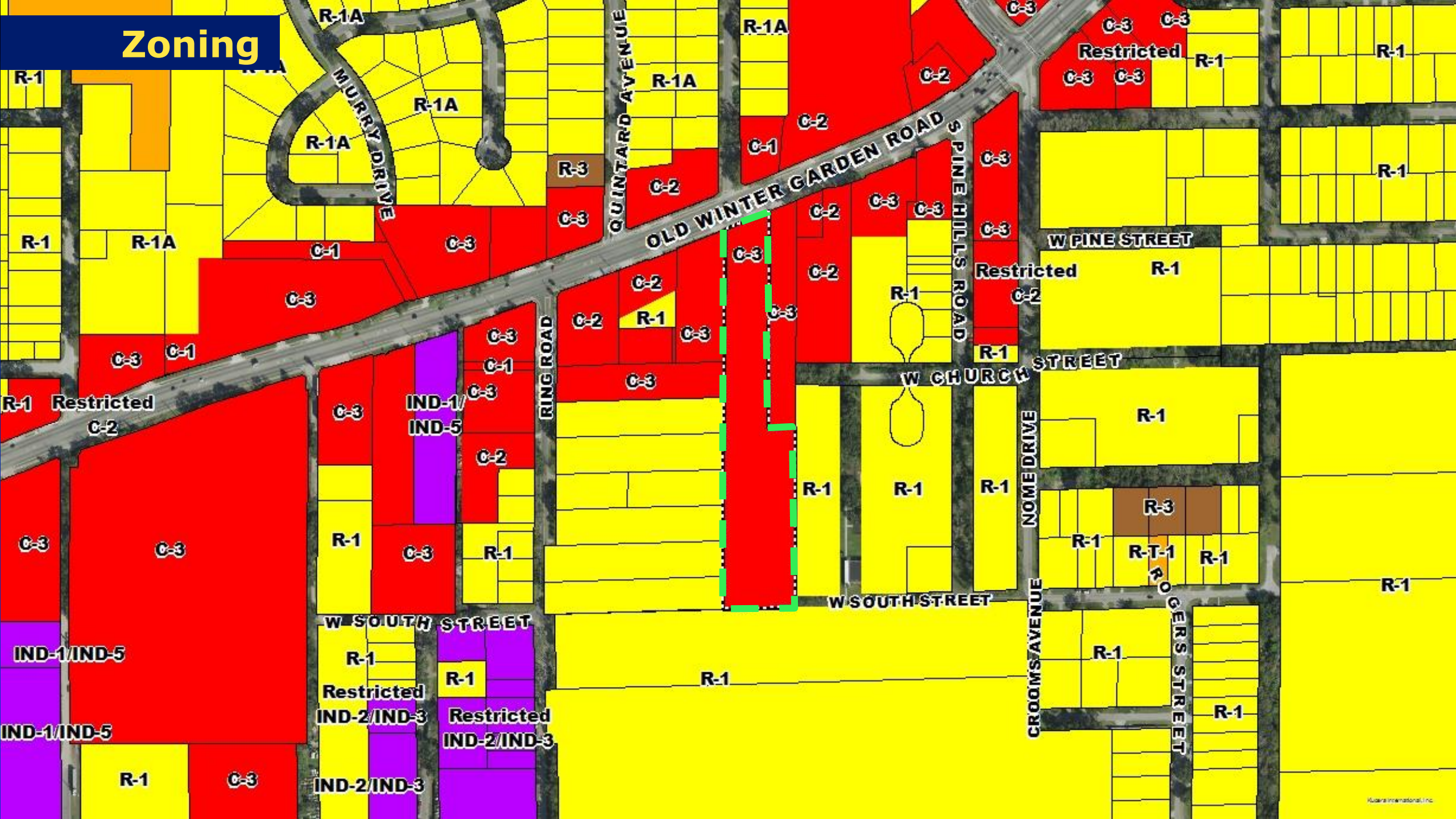
Future Land Use



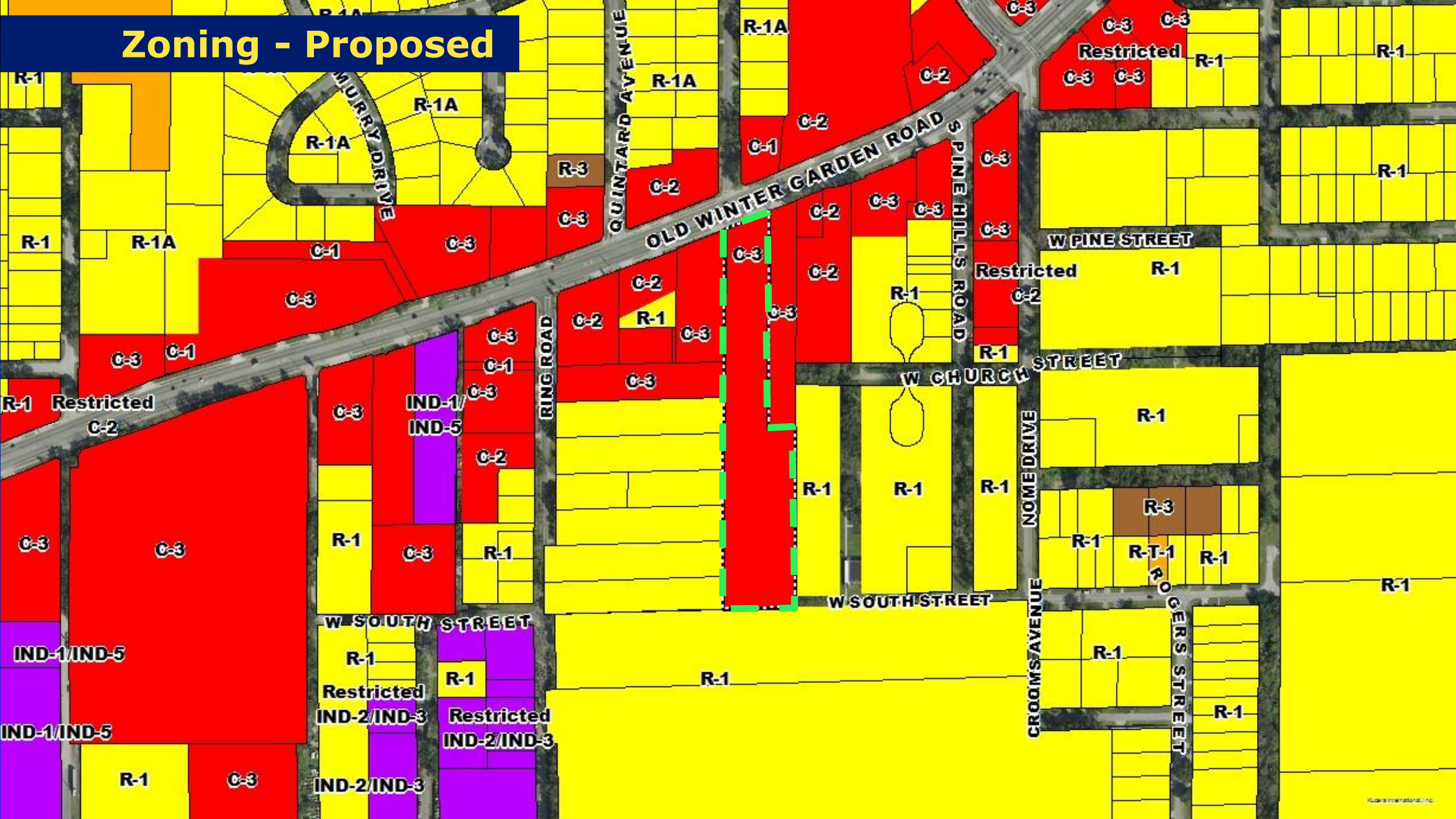
Future Land Use (Proposed)



Zoning



Zoning - Proposed





Amendment 2019-2-S-6-1

Staff Recommendation:

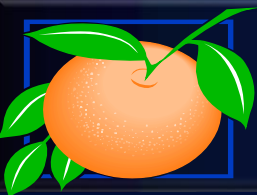
ADOPT

LPA Recommendation:

ADOPT

Requested Action:

- **Make a finding of consistency with the Comprehensive Plan (see Future Land Use Element Goal FLU2; Objective FLU8.2; Policies FLU1.1.5, FLU1.4.4, FLU8.2.1, and FLU8.2.10; and Neighborhood Element Objective N1.1)**
- **Determine that the proposed amendment is in compliance; and**
- **Adopt Amendment 2019-2-S-6-1, Commercial (C) and Low Density Residential (LDR) to Commercial (C).**



RZ-19-10-024

Staff Recommendation:

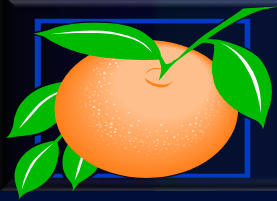
APPROVE

PZC Recommendation:

APPROVE

Requested Action:

- **Make a finding of consistency with the Comprehensive Plan and APPROVE Rezoning Case RZ-19-10-024, C-3 (Wholesale Commercial District) to C-3 (Wholesale Commercial District) (Restricted), subject to the three (3) restrictions listed in the staff report.**



Amendment 2019-2-S-6-2

Agent: Dianand Persaud

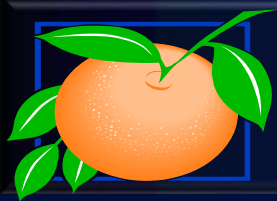
Owner: Persaud Brothers Holding, LLC

From: Low Density Residential (LDR)

To: Commercial (C)

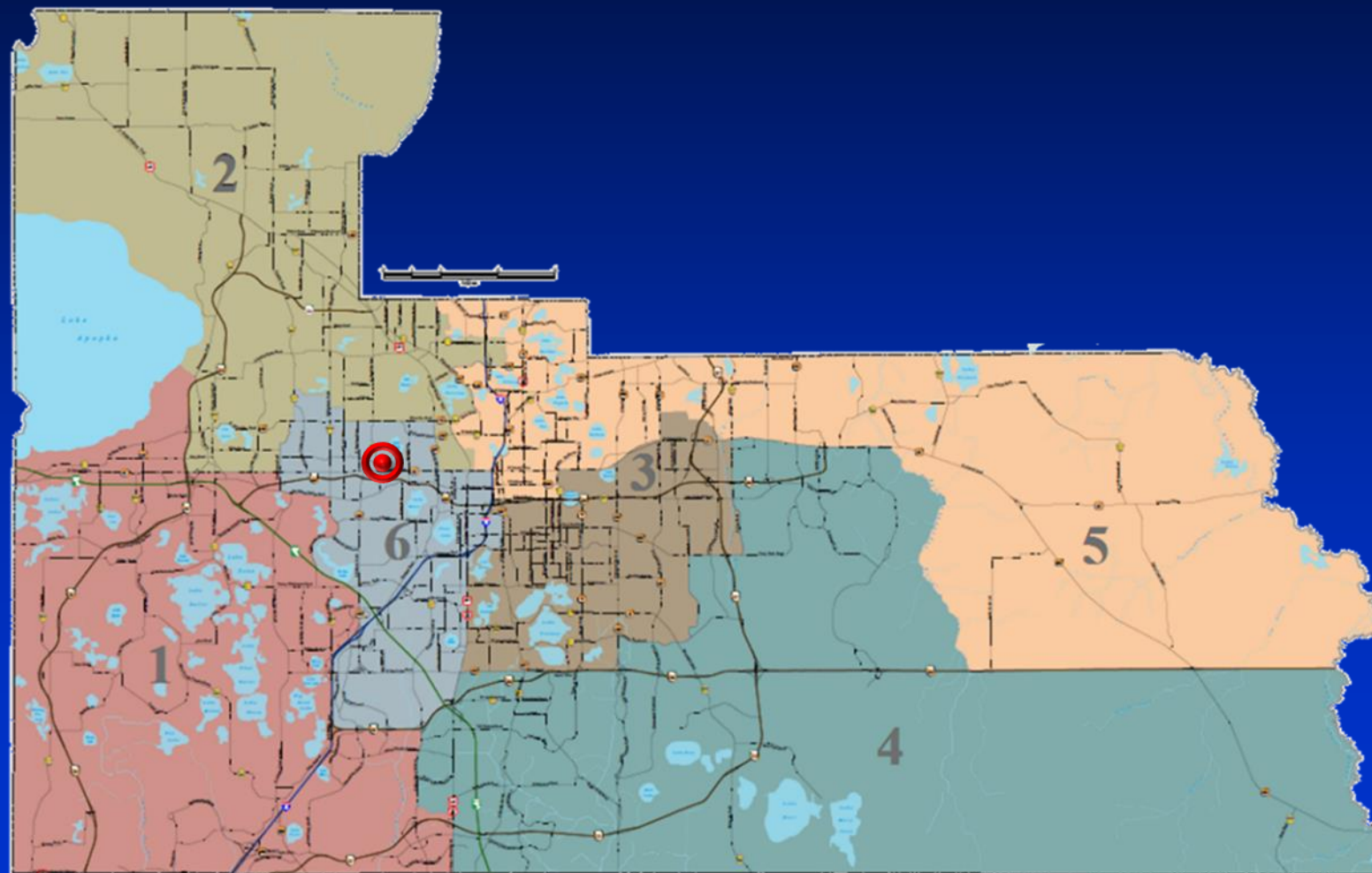
Acreage: 0.80 gross acre

Proposed Use: To continue to use the existing 3,000-square-foot warehouse building for an automotive repair business.

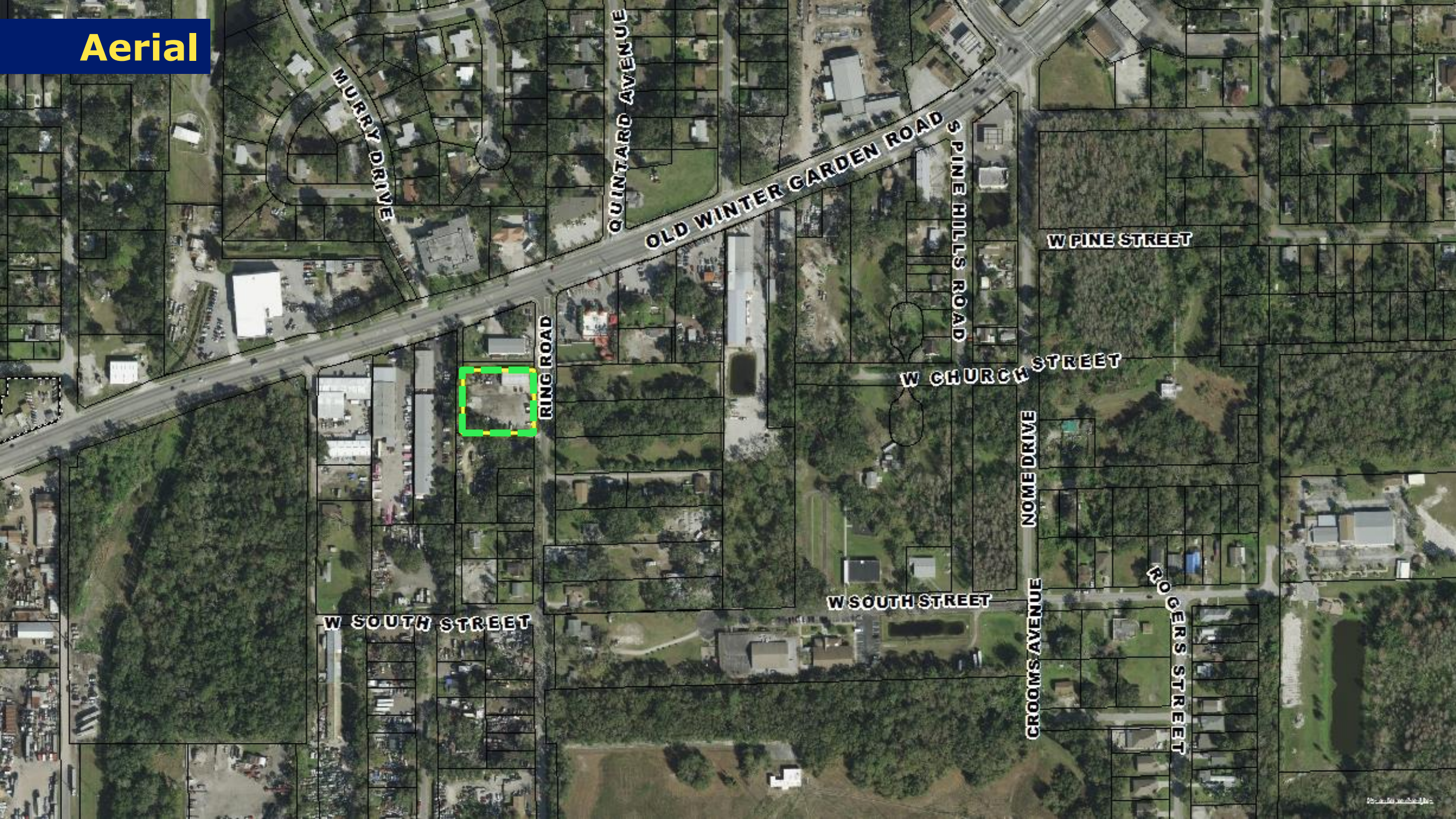


Amendment 2019-2-S-6-2

Location



Aerial



MURRY DRIVE

QUINTARD AVENUE

OLD WINTER GARDEN ROAD

S PINE HILLS ROAD

W PINE STREET

RING ROAD

W CHURCH STREET

W SOUTH STREET

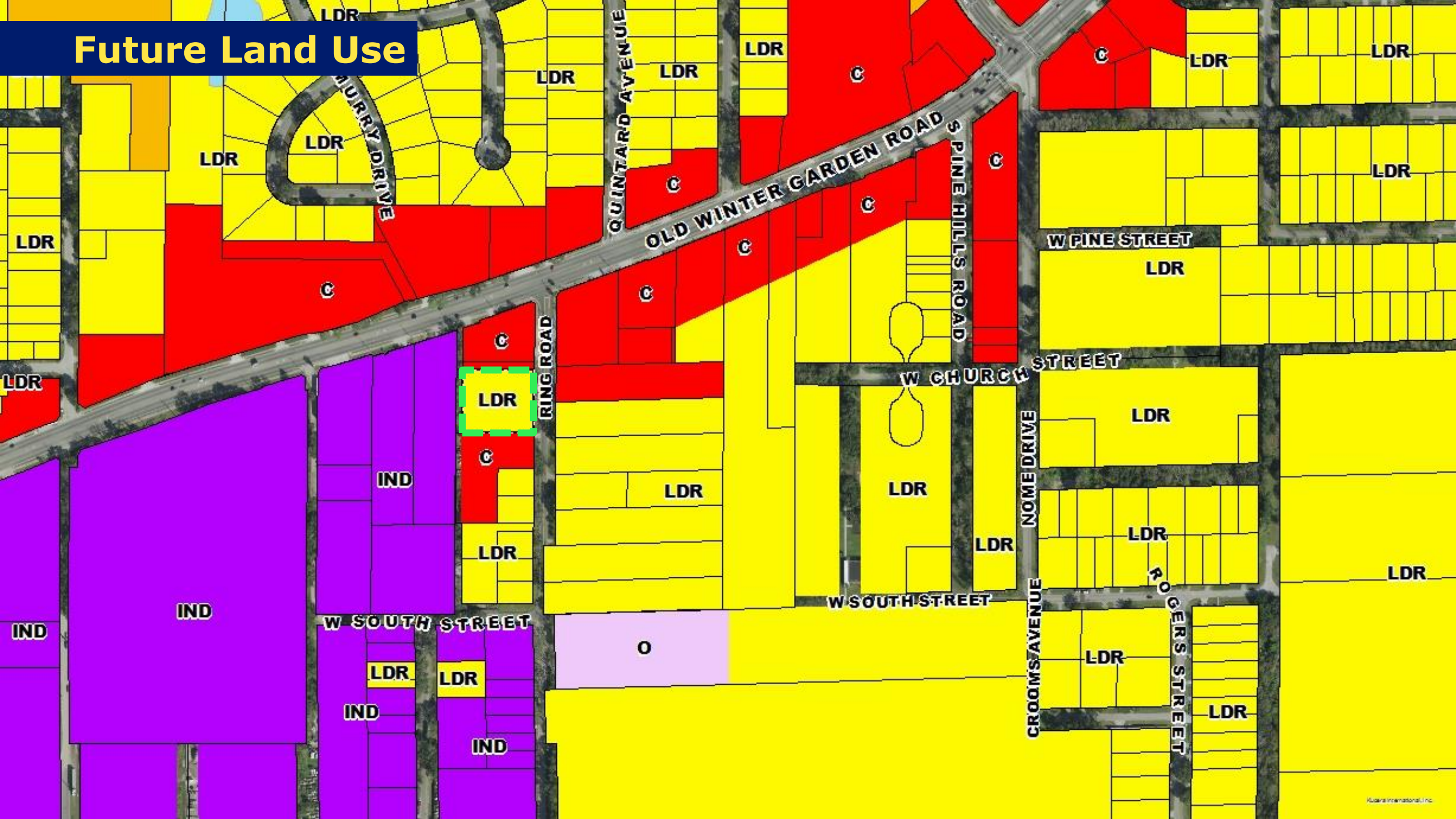
W SOUTH STREET

NOME DRIVE

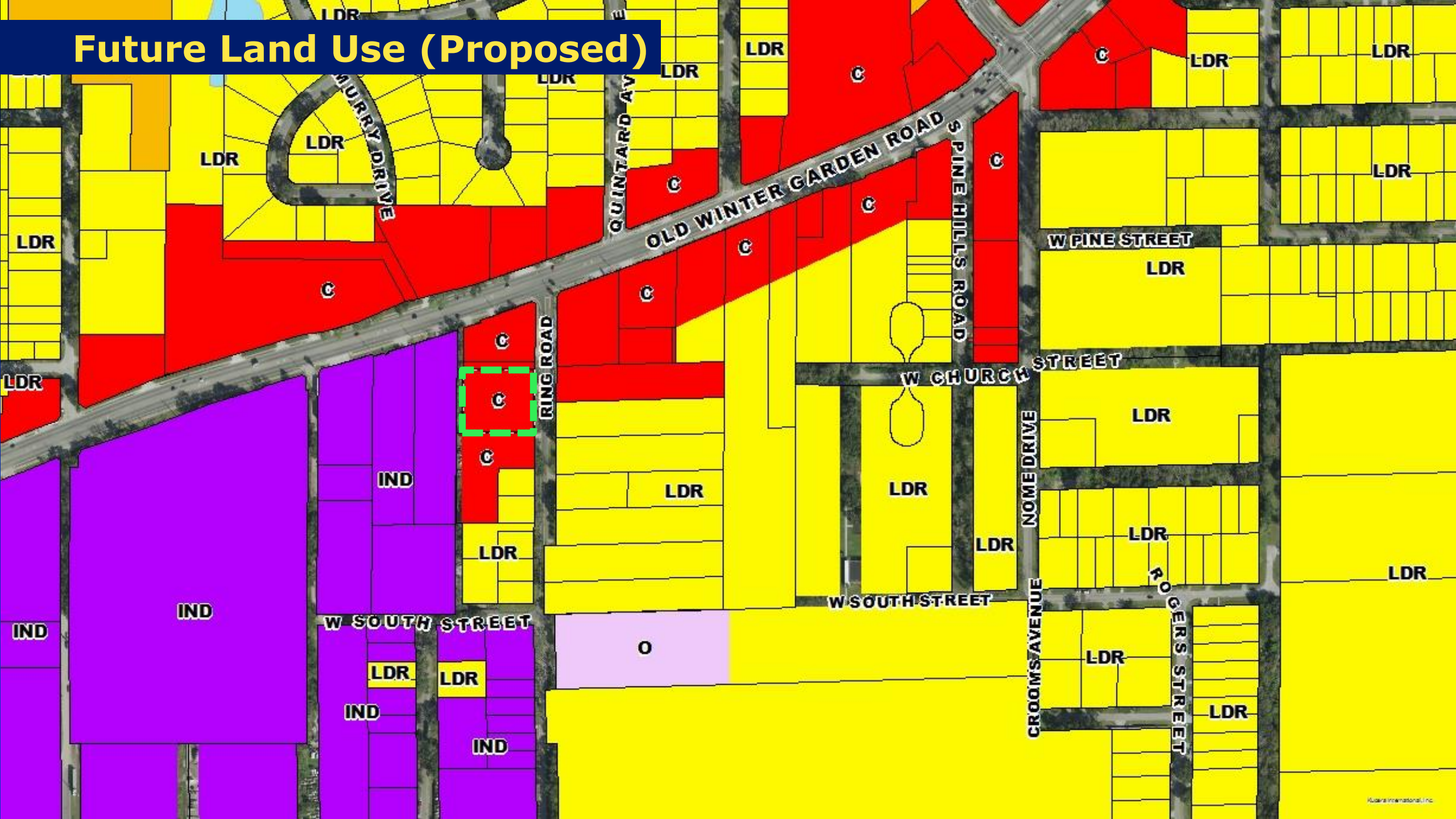
CROOMS AVENUE

ROGERS STREET

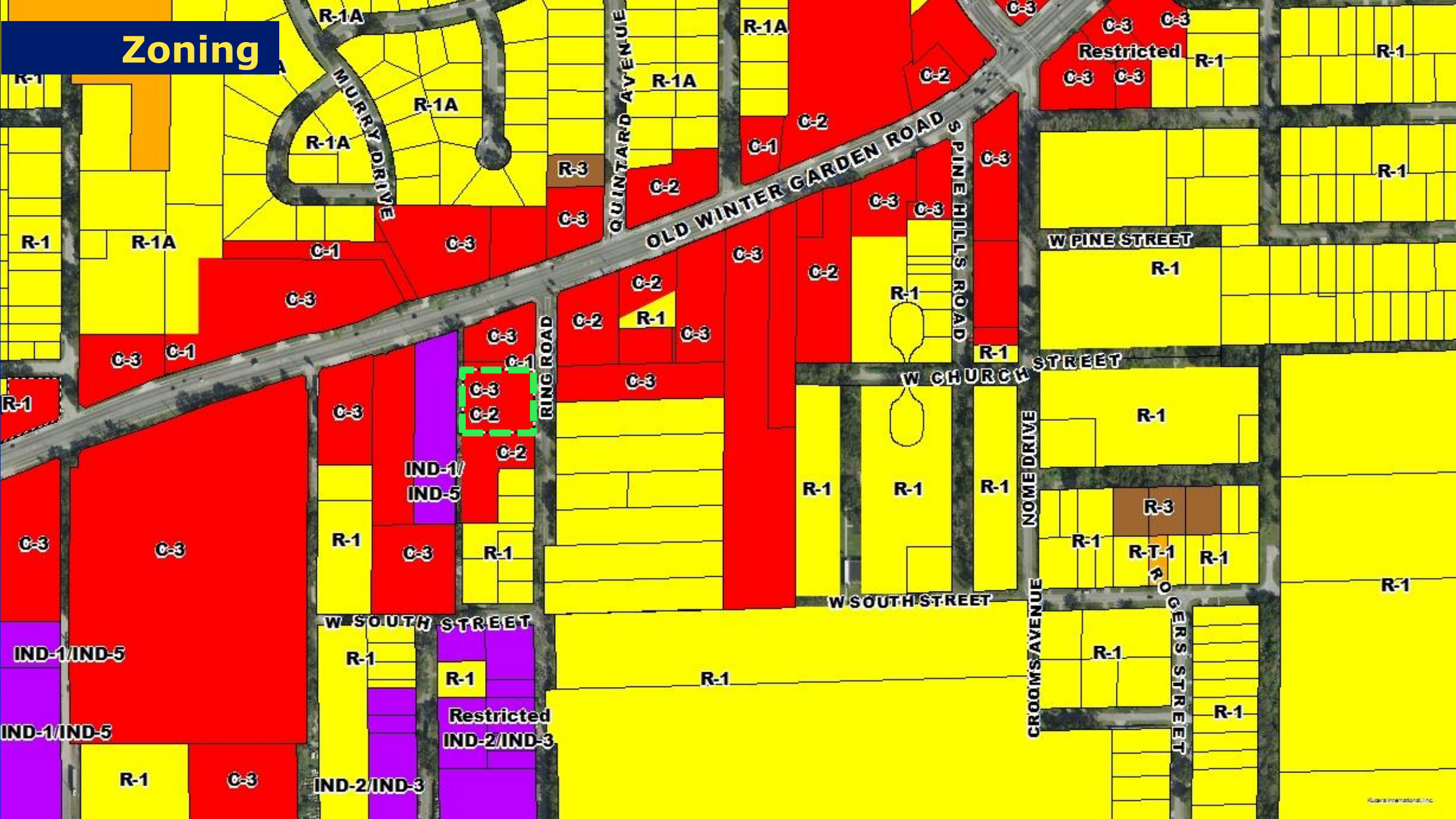
Future Land Use



Future Land Use (Proposed)



Zoning





Amendment 2019-2-S-6-2

Staff Recommendation:

ADOPT

LPA Recommendation:

ADOPT

Requested Action:

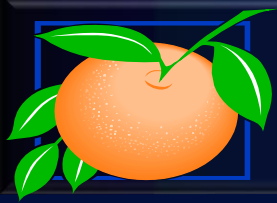
- **Make a finding of consistency with the Comprehensive Plan (see Future Land Use Element Objective FLU8.2, and Policies FLU1.1.5, FLU1.4.4, FLU1.4.6, and FLU8.2.1)**
- **Determine that the proposed amendment is in compliance; and**
- **Adopt Amendment 2019-2-S-6-2, Low Density Residential (LDR) to Commercial (C).**



Amendment 2019-2-S-6-4

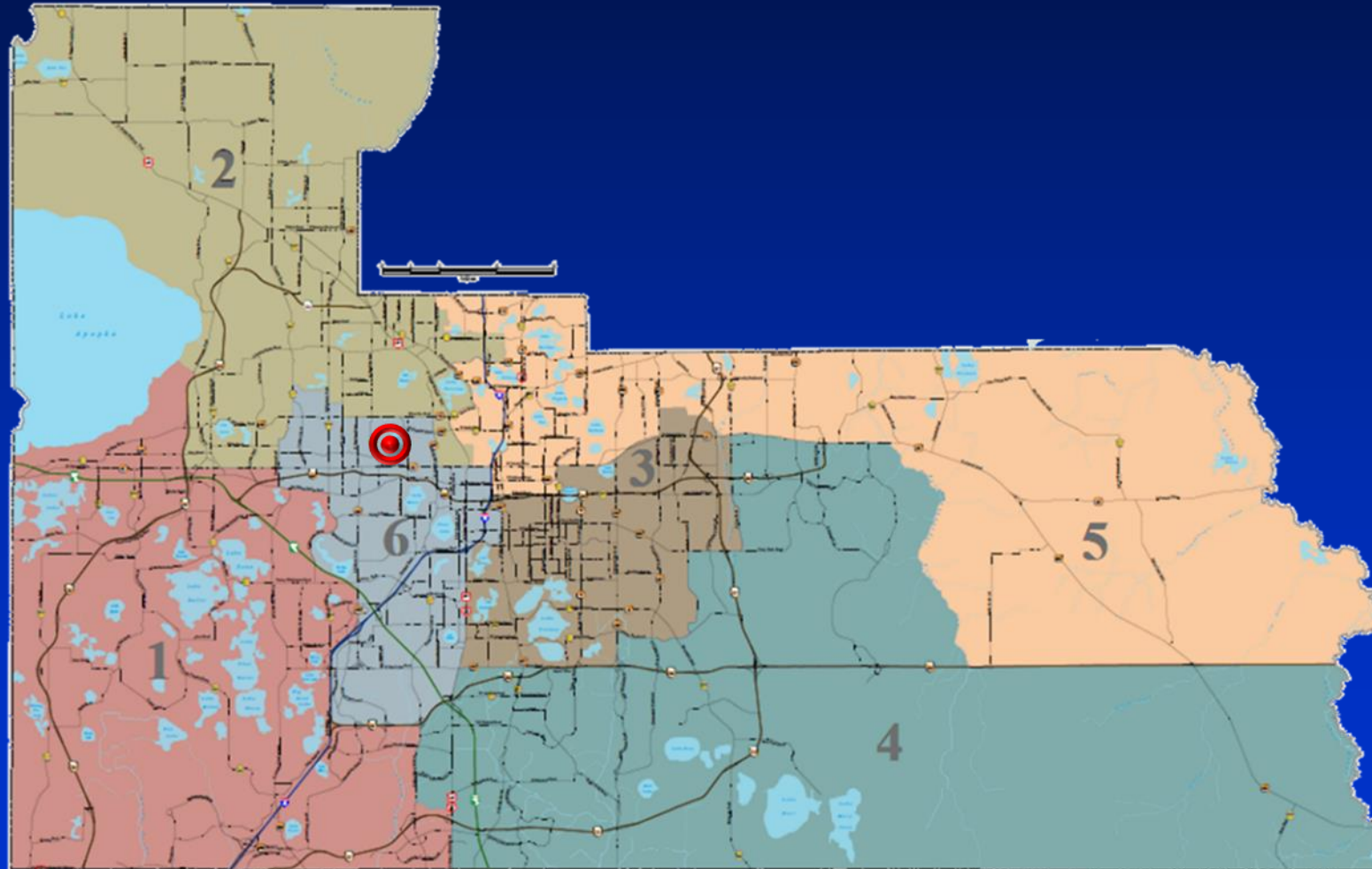
Rezoning Case RZ-19-10-043

- Agent:** Scott Glass and George Dennison, Shutts & Bowen LLP
- Owner:** Colonial Storage Holdings, LLC
- From:** Planned Development-Medium Density Residential (PD-MDR) and PD (Planned Development District) (Villages at Lake Lawne PD/LUP)
- To:** Commercial (C) and C-3 (Wholesale Commercial District)
- Acreage:** 0.25 gross/net developable acre
- Proposed Use:** Driveway and buffer area for a drive-through self-storage facility (proposed repurposing of the former Orlando Office Furniture store to the south)



Amendment 2019-2-S-6-4 Rezoning Case RZ-19-10-043

Location



Aerial

Terry Lynn Drive

Bedle Drive

Swiss Lane

**Subject Property:
0.25 Acre**

**Overall Project Site:
3.54 Acres**

La Grange Avenue

Home Folks Drive

W Colonial Drive

Walkup Drive

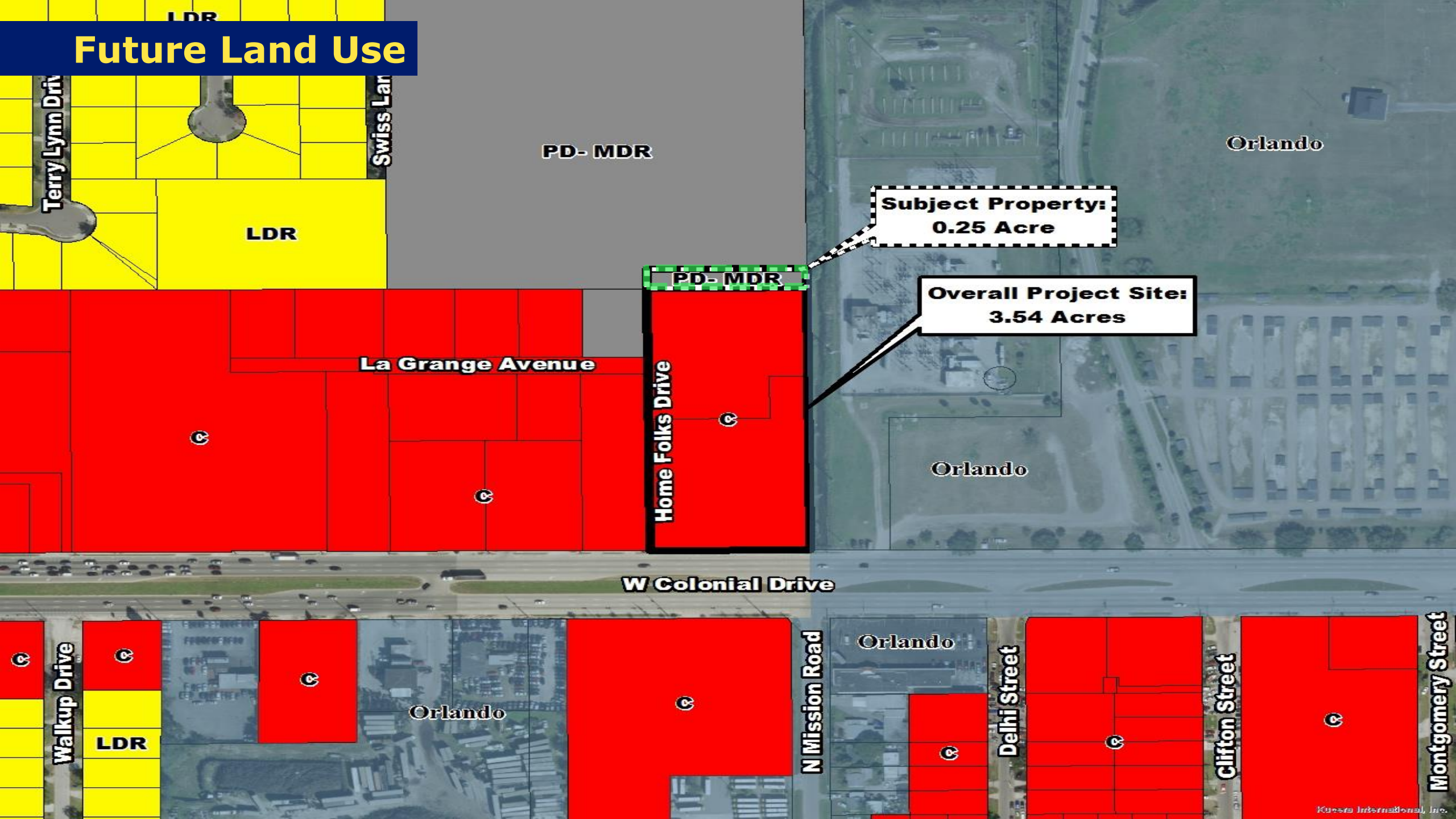
N Mission Road

Delhi Street

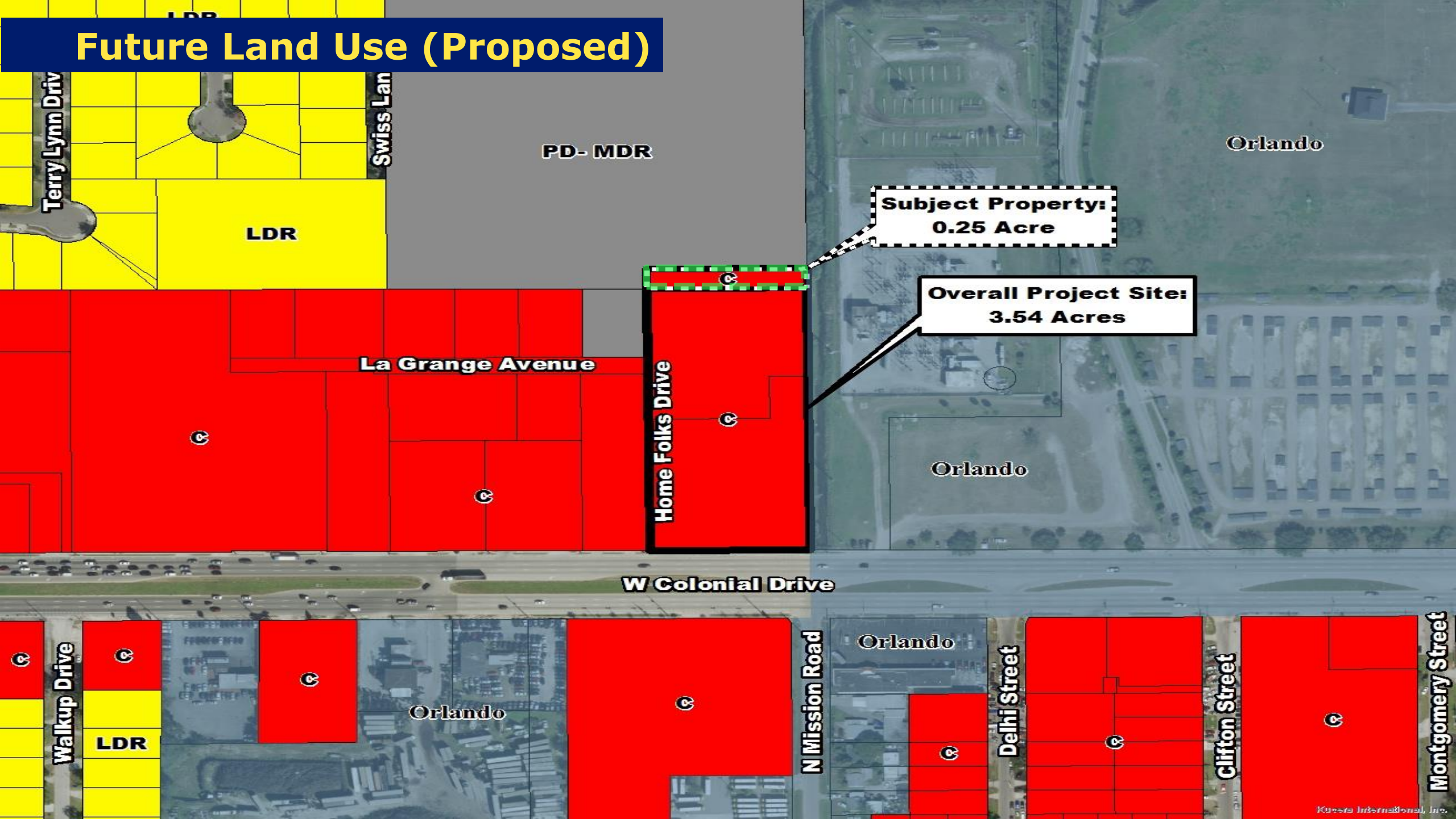
Clifton Street

Montgomery Street

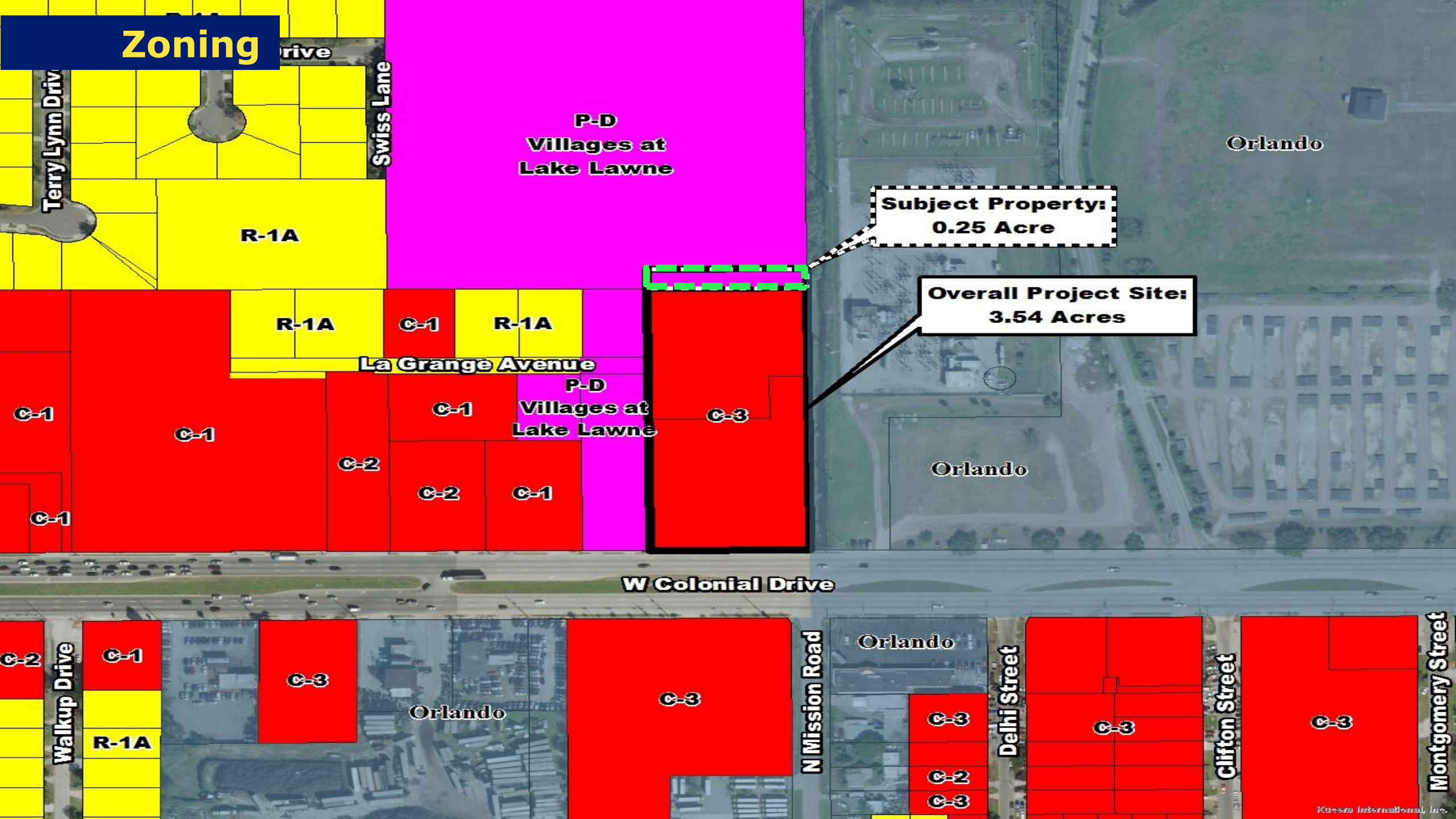
Future Land Use



Future Land Use (Proposed)



Zoning



Terry Lynn Drive

Drive

Swiss Lane

R-1A

P-D
Villages at
Lake Lawne

Orlando

Subject Property:
0.25 Acre

Overall Project Site:
3.54 Acres

R-1A

C-1

R-1A

La Grange Avenue

P-D
Villages at
Lake Lawne

C-1

C-1

C-1

C-3

Orlando

C-1

C-2

C-2

C-1

W Colonial Drive

C-2

Walkup Drive

C-1

R-1A

C-3

Orlando

C-3

Orlando

N Mission Road

C-3

C-2

C-3

Delhi Street

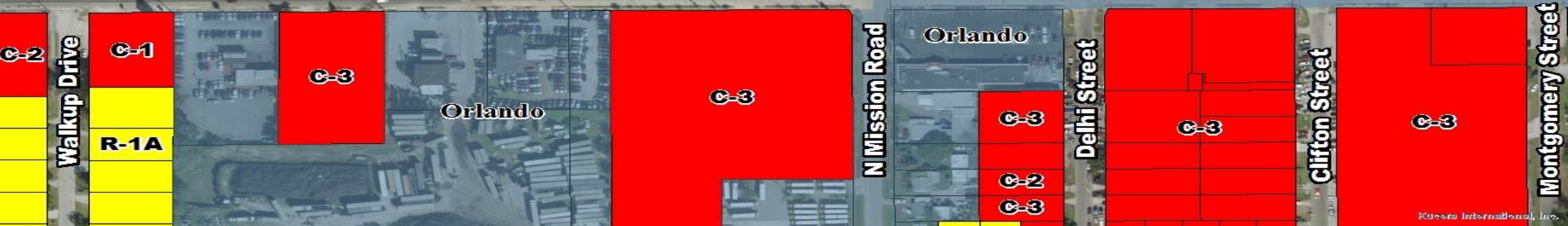
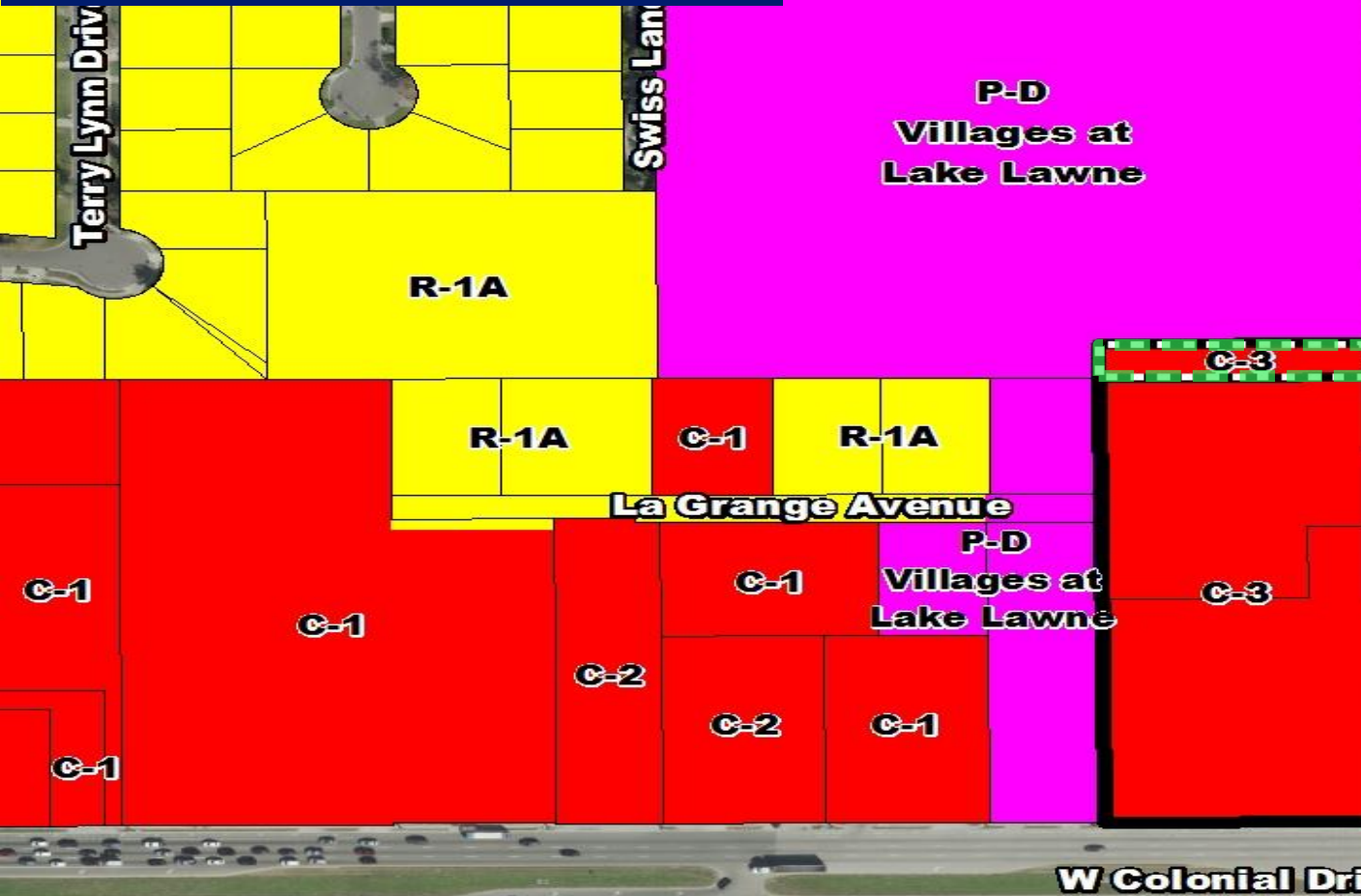
C-3


Clifton Street

C-3

Montgomery Street

Zoning (Proposed)





Amendment 2019-2-S-6-4

Staff Recommendation:

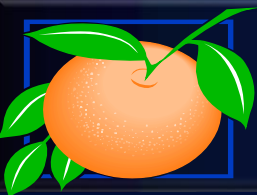
ADOPT

LPA Recommendation:

ADOPT

Requested Action:

- **Make a finding of consistency with the Comprehensive Plan (see Future Land Use Element Goal FLU2; Objectives FLU2.1 and FLU8.2, and Policies FLU1.1.5, FLU1.4.2, FLU1.4.4, and FLU8.2.1)**
- **Determine that the proposed amendment is in compliance; and**
- **Recommend Adoption of Amendment 2019-2-S-6-4, Planned Development-Medium Density Residential (PD-MDR) to Commercial (C).**



Rezoning Case RZ-19-10-043

Staff Recommendation:

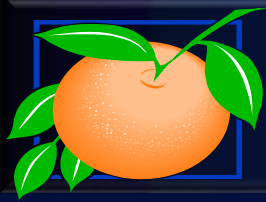
APPROVE

PZC Recommendation:

APPROVE

Requested Action:

- **Make a finding of consistency with the Comprehensive Plan and APPROVE Rezoning Case RZ-19-10-043, PD (Planned Development District) (Villages at Lake Lawne PD/LUP) to C-3 (Wholesale Commercial District), subject to the three (3) restrictions listed in the staff report.**

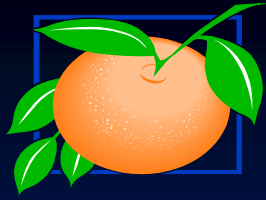


Small Scale Development Amendments Ordinance

Staff Recommendation: ADOPT

Requested Action:

Make a finding of consistency with the Comprehensive Plan, determine that the amendments are in compliance, and adopt the Ordinance approving the proposed Future Land Use Map and Text Amendments, consistent with today's actions.



Board of County Commissioners

2019-2 Small Scale Amendments

Adoption Public Hearings

December 17, 2019