

## ORANGE COUNTY NOTICE OF PUBLIC HEARING

Dear Property Owner:

The Orange County Board of County Commissioners will conduct a public hearing on **December 14, 2021, 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:

- Applicant:** Eric Warren, Poulos & Bennett, LLC, Serenade at Ovation Planned Development / Parcel 18 & a portion of Parcel 19 Preliminary Subdivision Plan, Case # PSP-21-01-011
- Consideration:** Serenade at Ovation Planned Development / Parcel 18 & a portion of Parcel 19 Preliminary Subdivision Plan, Case # PSP-21-01-011, submitted in accordance with Orange County Code, Chapter 34, Article III, Section 34-69 and Chapter 30, Article III, Section 30-89; This request is to subdivide 118.95 acres in order to construct 227 single-family attached and detached residential dwelling units. The following waivers from Orange County Code are requested: a. A waiver from Orange County Code Section 38-1387.1.(a)(10), to allow fourteen (14) feet of building separation for townhomes in lieu of twenty (20) feet. b. A waiver from Orange County Code Section 38-1384.(b)(4)a. to provide a public pedestrian and open space tract as a block between block A and G, and between C and F in lieu of a right-of-way. c. A waiver from Orange County Code Section 38-1384(i)(4) for lots 69-72 and lot 219 as shown on PSP plan dated "Received October 26, 2021" to allow for vehicular access to the street from a garage set back ten (10) feet from the adjacent front plane of the primary structure in lieu of an alley or garage setback behind the primary structure.
- Location:** District 1; property generally located South of Flemings Road / West of Avalon Road; Orange County, Florida (legal property description on file in Planning Division-see map on reverse side)

**If you have any questions regarding this notice, contact the Orange County Planning Division, Email: [planning@ocfl.net](mailto:planning@ocfl.net) 407-836-5600.**

**Para más información referente a esta vista publica, favor de comunicarse con la División de Planificación (Planning Division) al numero 407-836-8181.**

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

ll/np/jk  
November 24, 2021  
c: Applicant/Abutters