



# Orange County Government

Orange County  
Administration Center  
201 S Rosalind Ave.  
Orlando, FL 32802-1393

## Decision Letter

### Board of County Commissioners

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Tuesday, August 13, 2024

2:00 PM

County Commission Chambers

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**24-1090** Adoption of Future Land Use Map Amendment 2023-1-A-1-2, FLU8.1.4 Text Amendment 2023-1-B-FLUE-6, Ordinance, and Concurrent PD Rezoning LUP-22-11-334, Erika Hughes, VHB, Inc.

a. Amendment 2023-1-A-1-2

**Consideration:** Commercial (C) to Growth Center - Planned Development - Medium High Density Residential (GC-PD-MHDR)

**Location:** District 1; 14331 Avalon Rd., generally located east of Avalon Rd., south of Lake Gifford Wy., and north of Arrowhead Blvd.; Parcel ID#: 31-24-27-0000-00-012; 13.56 gross ac.

And

b. Amendment 2023-1-B-FLUE-6

**Consideration:** Text amendment to Future Land Use Element Policy FLU8.1.4 establishing the maximum densities and intensities for proposed Planned Developments within Orange County, associated with Amendment 2023-1-A-1-2.

And

c. Ordinance of Proposed Amendment

**Consideration:** AN ORDINANCE PERTAINING TO COMPREHENSIVE PLANNING IN ORANGE COUNTY, FLORIDA; AMENDING THE ORANGE COUNTY COMPREHENSIVE PLAN, COMMONLY KNOWN AS THE "2010-2030 COMPREHENSIVE PLAN." AS AMENDED, BY ADOPTING AMENDMENTS PURSUANT TO SECTION 163.3184(3), FLORIDA STATUTES, FOR THE 2023 CALENDAR YEAR (FIRST CYCLE); AND PROVIDING EFFECTIVE DATES.

And

d. Rezoning LUP-22-11-334

**Consideration:** Request to rezone from Citrus Rural District (A1) to Planned Development

District (PD) (Sutton Grande PD/LUP). Also requested are two (2) waivers from Orange County Code: 1) A waiver from Section 38-1258(b) is requested to allow a maximum building height of 4-stories/55 feet in lieu of multi-family buildings located more than one hundred (100) feet from single-family zoned property having a maximum building height of 3-stories/40 feet and 2) A waiver from Section 38-1258(a) is requested to allow a four (4) stories/fifty-five (55) feet tall multi-family building to be located twenty-eight (28) feet from a single-family zoned property along the east boundary, in lieu of being restricted to a single-story in height within one hundred (100) feet of a single-family zoned property.


**Location:** District 1; 14331 Avalon Rd., generally located east of Avalon Rd., south of Lake Gifford Wy., and north of Arrowhead Blvd.; Parcel ID#: 31-24-27-0000-00-012; 13.56 gross ac.

A motion was made by Commissioner Wilson, seconded by Commissioner Uribe, to make a finding of consistency with the Comprehensive Plan; further, adopt Amendment 2023-1-A-1-2, Growth Center - Planned Development - Medium High Density Residential (GC-PD-MHDR) Future Land Use; further, adopt Amendment 2023-1-B-FLUE-6 to FLU8.1.4 text amendment; further, adopt the associated Ordinance 2024-20; and further, approve the rezoning request LUP-22-11-334 from A-1 (Citrus Rural District) to PD (Planned Development) (Sutton Grande PD) subject to the twenty-one (21) conditions of approval listed in the Staff Report dated July 19, 2024. The motion carried by the following vote:

**Aye:** 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Bonilla, and Commissioner Scott



THE FOREGOING DECISION HAS BEEN FILED  
WITH ME THIS 29TH DAY OF AUGUST 2024.

for   
DEPUTY CLERK  
BOARD OF COUNTY COMMISSIONERS  
ORANGE COUNTY, FLORIDA

*Note: This document constitutes the final decision of the Board of County Commissioners on this matter. If, upon the Board's subsequent review and approval of its minutes, an error affecting this final decision is discovered, a corrected final decision will be prepared, filed, and distributed.*

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