



Orange County Government

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

Decision Letter

Board of County Commissioners

Tuesday, June 6, 2017

2:00 PM

County Commission Chambers

17-623

Concurrent Rezoning Request

Stephen Novacki, Picerne Development Corporation of Florida, for Abdul Musa Ali, Yusef Musa Cortes, and Samuel Musa Cortes
Rezoning Case # LUP-16-12-431

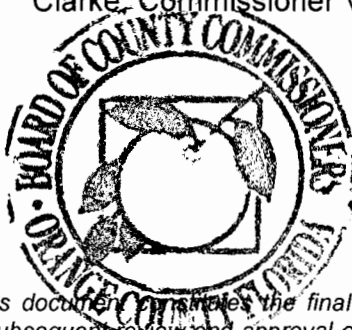
Consideration: Request to rezone from Retail Commercial District (C-1) to Planned Development District (PD) (Oasis at Crosstown) to allow for up to 343 multi-family residential dwelling units. The rezoning request also includes the following waivers from Orange County Code:

1. A waiver from Section 38-1258(b) to allow 4-story multi-family buildings [not to exceed fifty-five (55) feet in height] to be located one hundred (100) feet from single-family zoned property outside the PD, in lieu of the requirement that multi-family buildings located between one hundred (100) feet and one hundred fifty (150) feet from single-family zoned properties vary in building height with a maximum of fifty (50) percent of the buildings being 3-stories [not to exceed forty (40) feet], with the remaining buildings being one (1) or two (2) stories;
2. A waiver from Section 38-1258(c) to allow 4-story multi-family buildings [not to exceed fifty-five (55) feet in height] to be located one hundred (100) feet from single-family zoned property outside the PD, in lieu of the requirement that multi-family buildings in excess of 3-stories / 40-feet in height not be located within one-hundred fifty (150) feet of single-family zoned property;
3. A waiver from Section 38-1258(d) to allow 4-story multi-family buildings [not to exceed fifty-five (55) feet in height], in lieu of a maximum building height of three (3) stories and forty (40) feet.
4. A waiver from Section 38-1258(f) to allow for a six (6) foot high, opaque post-and-panel fence / wall, in lieu of the requirement that a six-foot high masonry wall be provided between multi-family and single-family zoned property.
5. A waiver from Orange County Code Section 38-1258(g) to allow the development to have secondary site access from Yucatan Drive, in lieu of the requirement that no multi-family development may directly access a right-of-way that serves platted single-family development.

Location: 200 S. Goldenrod Rd. and 7302 Yucatan Dr.; Generally described as located west of N. Goldenrod Rd. and south of Yucatan Dr., north of SR 408 and east of Tuscany Pointe Ave.; Parcel ID#s 26-22-30-8418-00-010/020; 17.20 gross/net developable acres

A motion was made by Commissioner Clarke, seconded by Commissioner Nelson, to make a finding of consistency with the Comprehensive Plan; and approve the request subject to the conditions listed in the Staff Report. The motion carried by the following vote:

Aye: 7 - Mayor Jacobs, Commissioner Nelson, Commissioner Thompson, Commissioner Clarke, Commissioner VanderLey, Commissioner Bonilla, and Commissioner Siplin



THE FOREGOING DECISION HAS BEEN FILED WITH ME
THIS 14TH DAY OF JUNE 2017.

Katell Smith

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.

jk