



*Board of County Commissioners*

# Public Hearings

**November 13, 2018**

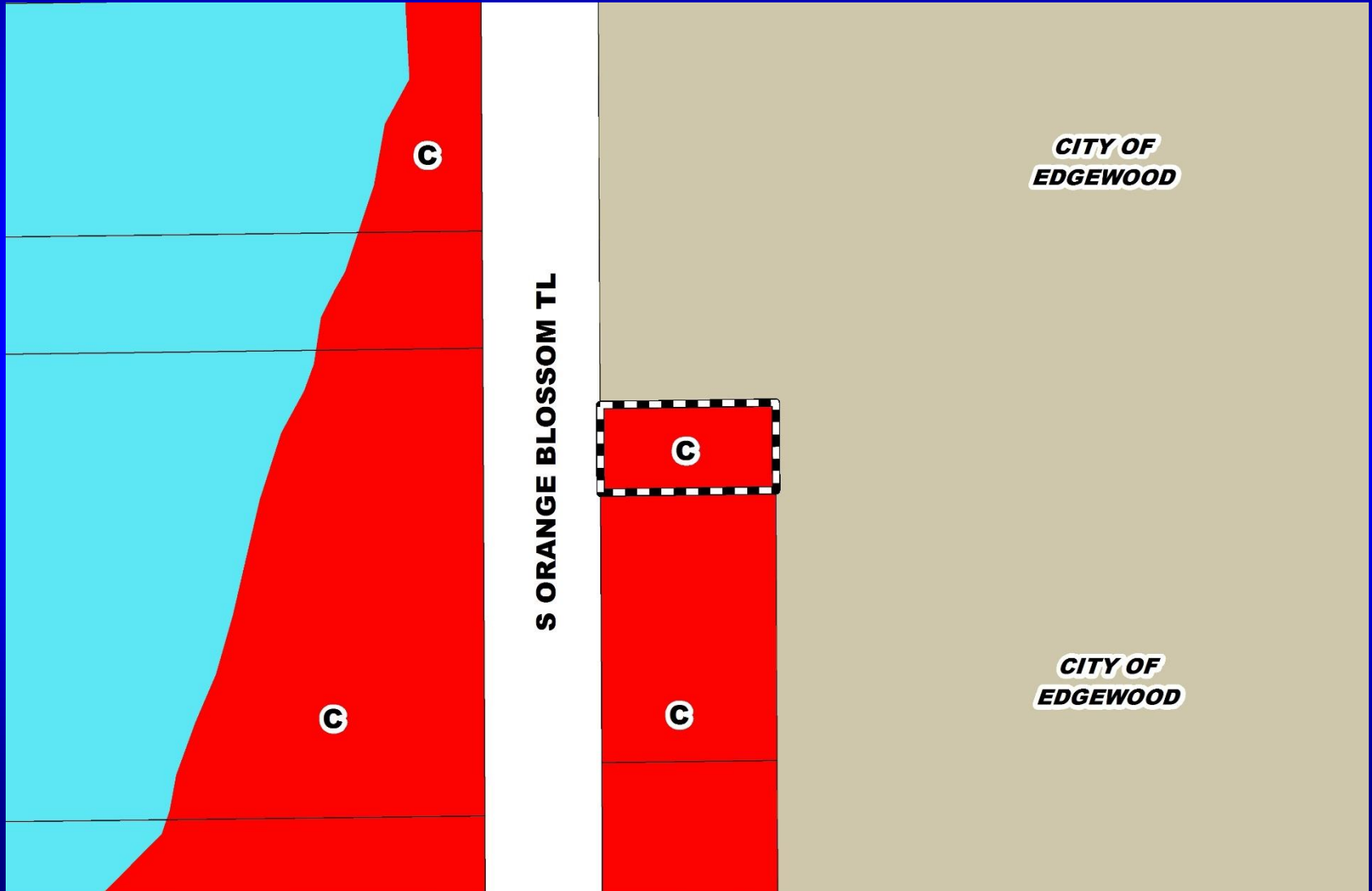


# **RZ-18-09-045 – 4925 S. Orange Blossom Trail Planning and Zoning Commission Appeal**

<b>Case:</b>	RZ-18-09-045
<b>Appellant:</b>	Paul S. Pabla and Daljit L. Pabla
<b>Applicant:</b>	Paul S. Pabla and Daljit L. Pabla
<b>District:</b>	3
<b>Acreage:</b>	0.26-gross acre
<b>Location:</b>	4925 S. Orange Blossom Trail; or generally located on the east side of S. Orange Blossom Trail, approximately 1,600 feet south of Holden Avenue
<b>From:</b>	C-1 (Retail Commercial District)
<b>To:</b>	C-2 (General Commercial District)
<b>Proposed Use:</b>	Automobile Sales

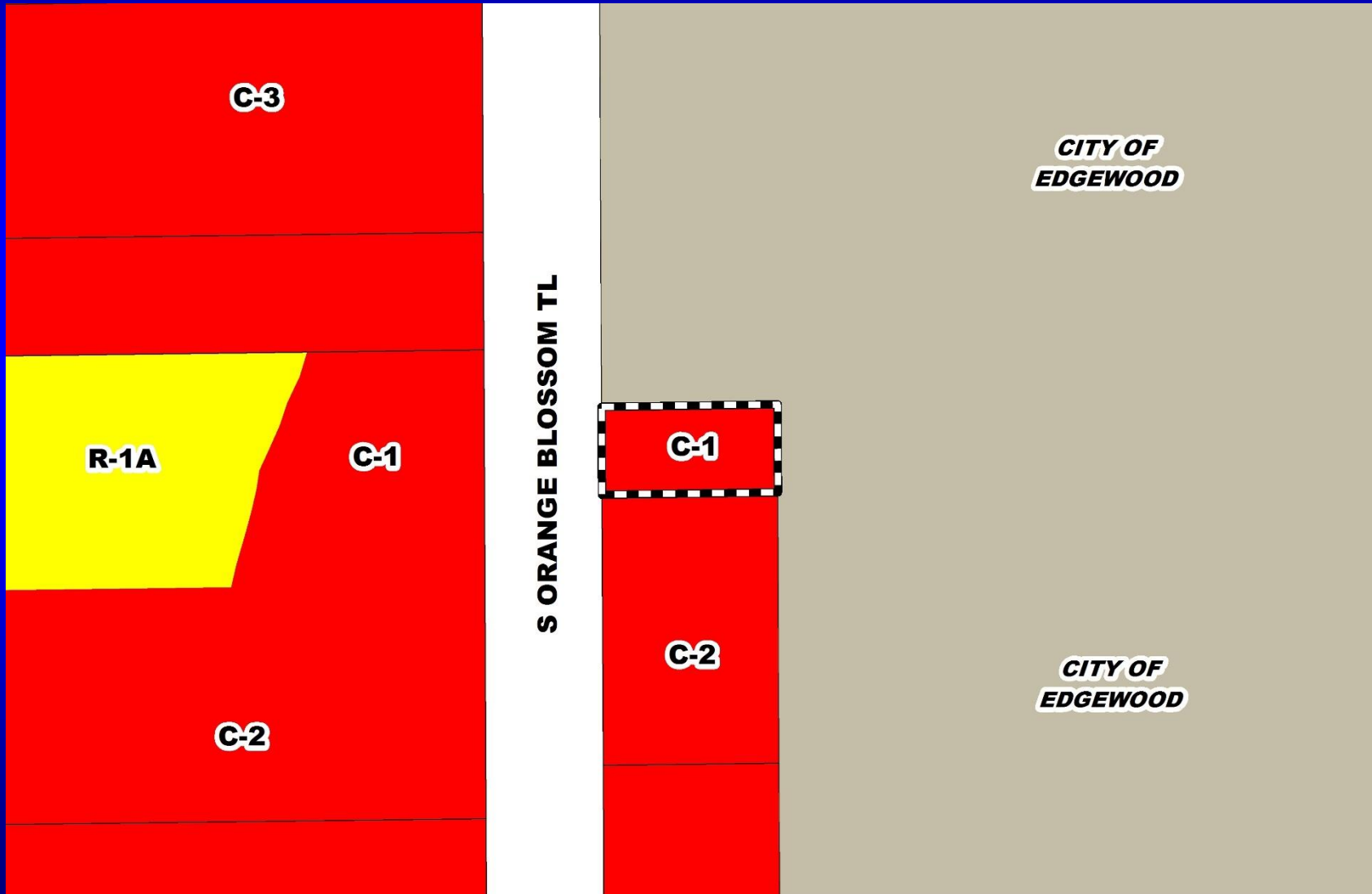


# RZ-18-09-045 – 4925 S. Orange Blossom Trail Planning and Zoning Commission Appeal Future Land Use Map





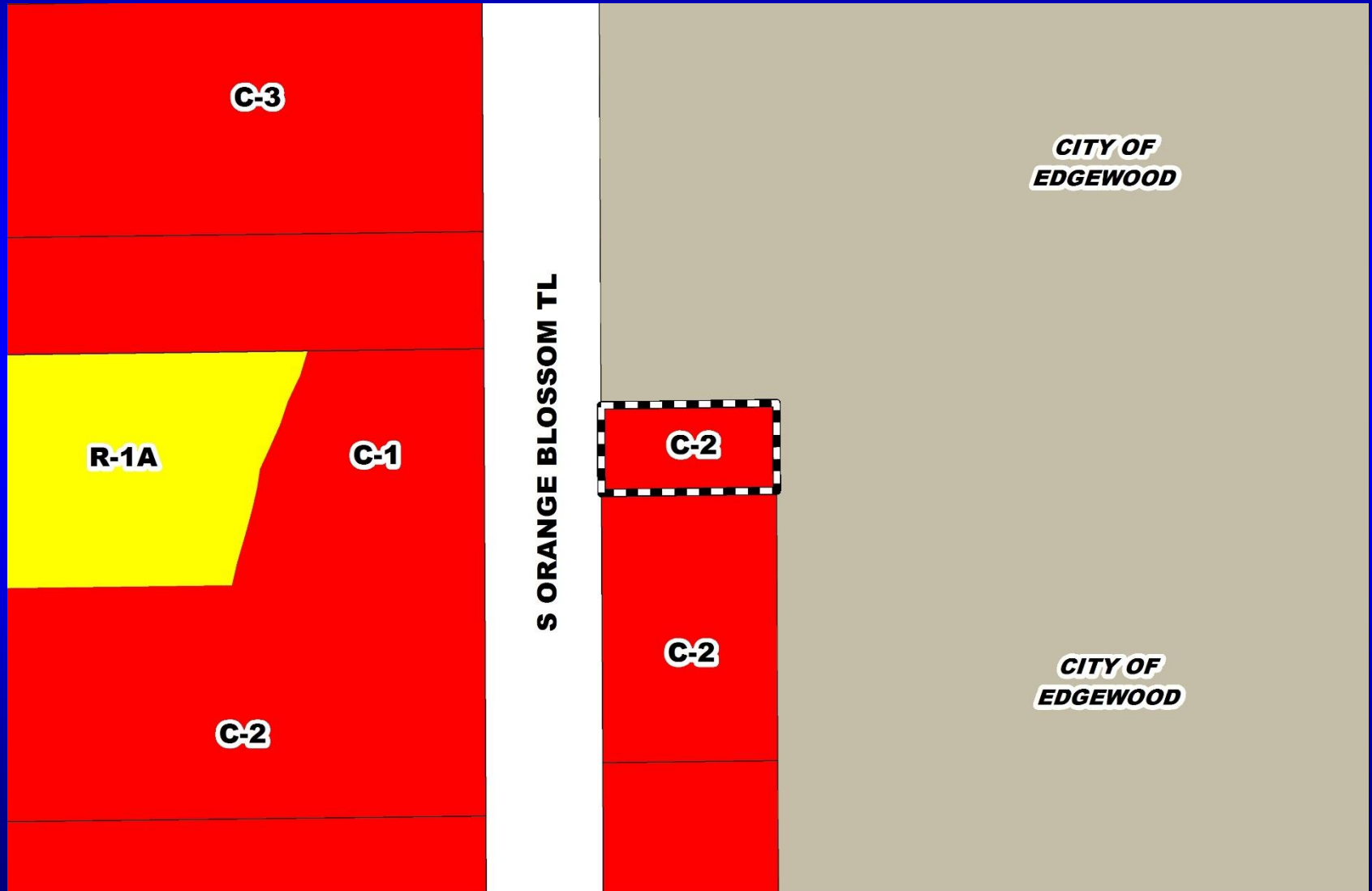
# RZ-18-09-045 – 4925 S. Orange Blossom Trail Planning and Zoning Commission Appeal Zoning Map





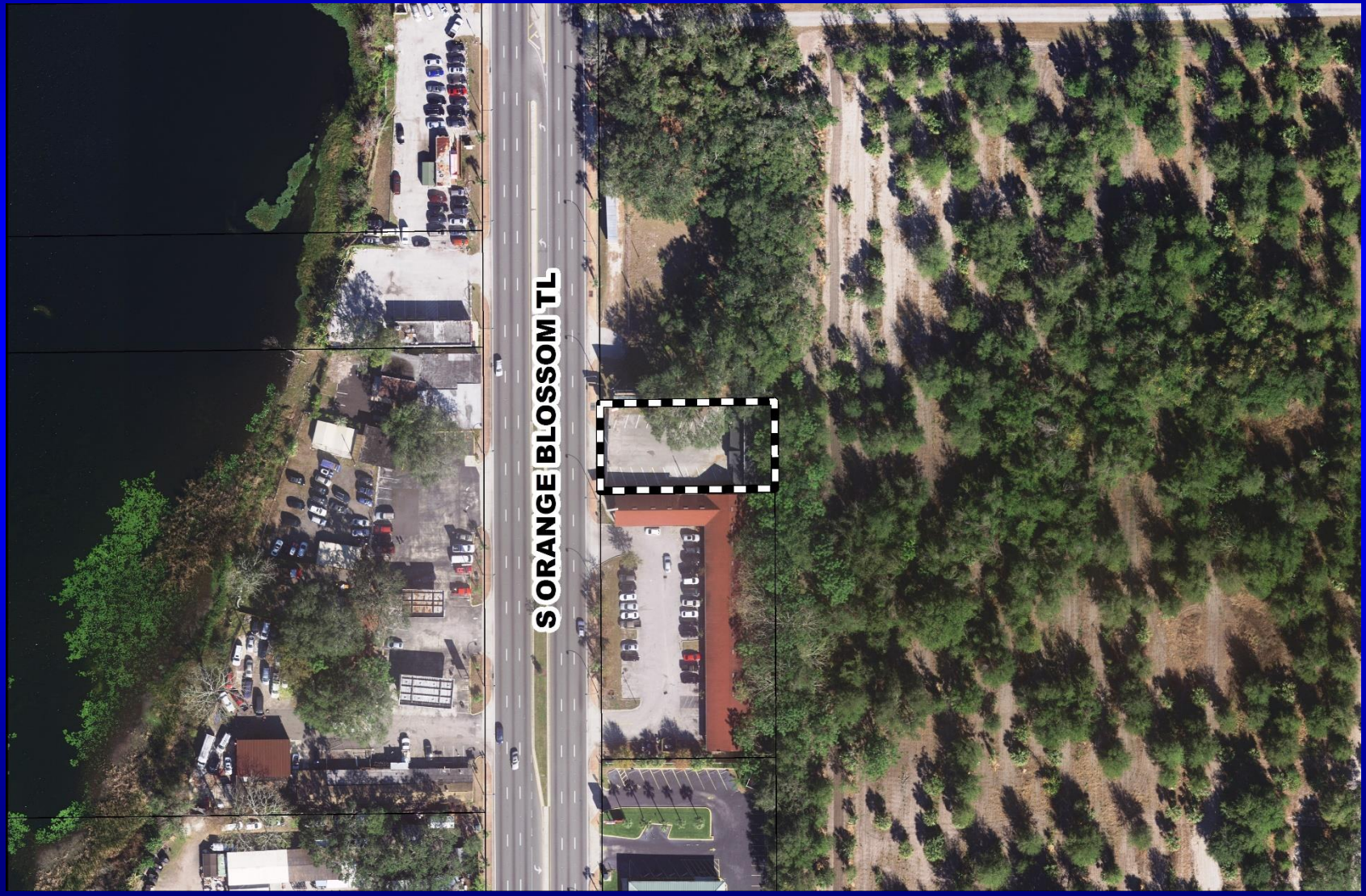


# RZ-18-09-045 – 4925 S. Orange Blossom Trail Planning and Zoning Commission Appeal Expanded Zoning Map





# RZ-18-09-045 – 4925 S. Orange Blossom Trail Planning and Zoning Commission Appeal Aerial Map





# Action Requested

**Make a finding of inconsistency with the Comprehensive Plan and DENY the requested C-2 (General Commercial District) zoning.**

**District 3**





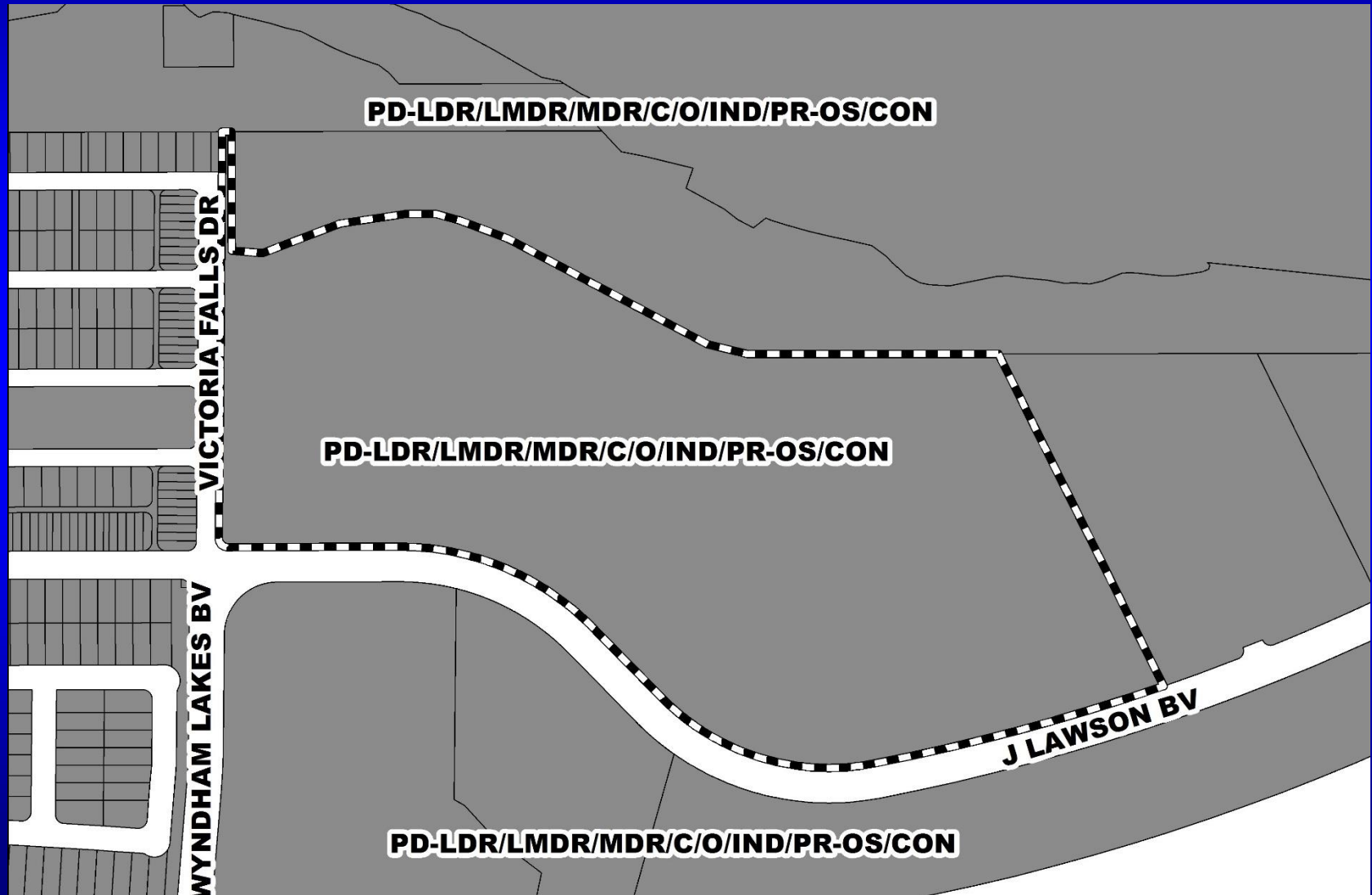
# Meadow Woods East Area Relief High School Planned Development / Land Use Plan

<b>Case:</b>	LUP-18-09-278
<b>Project Name:</b>	Meadow Woods East Area Relief High School PD/LUP
<b>Applicant:</b>	Julie C. Salvo, Orange County Public Schools
<b>District:</b>	4
<b>Acreage:</b>	55.01 gross acres ( <i>overall PD</i> )
<b>Location:</b>	Generally located on the north side of J Lawson Boulevard and the east side of Victoria Falls Drive
<b>Request:</b>	To remove 55.01 gross acres from the Ginn Property PD to create a new PD to construct a public high school with a maximum capacity of 3,500 students.



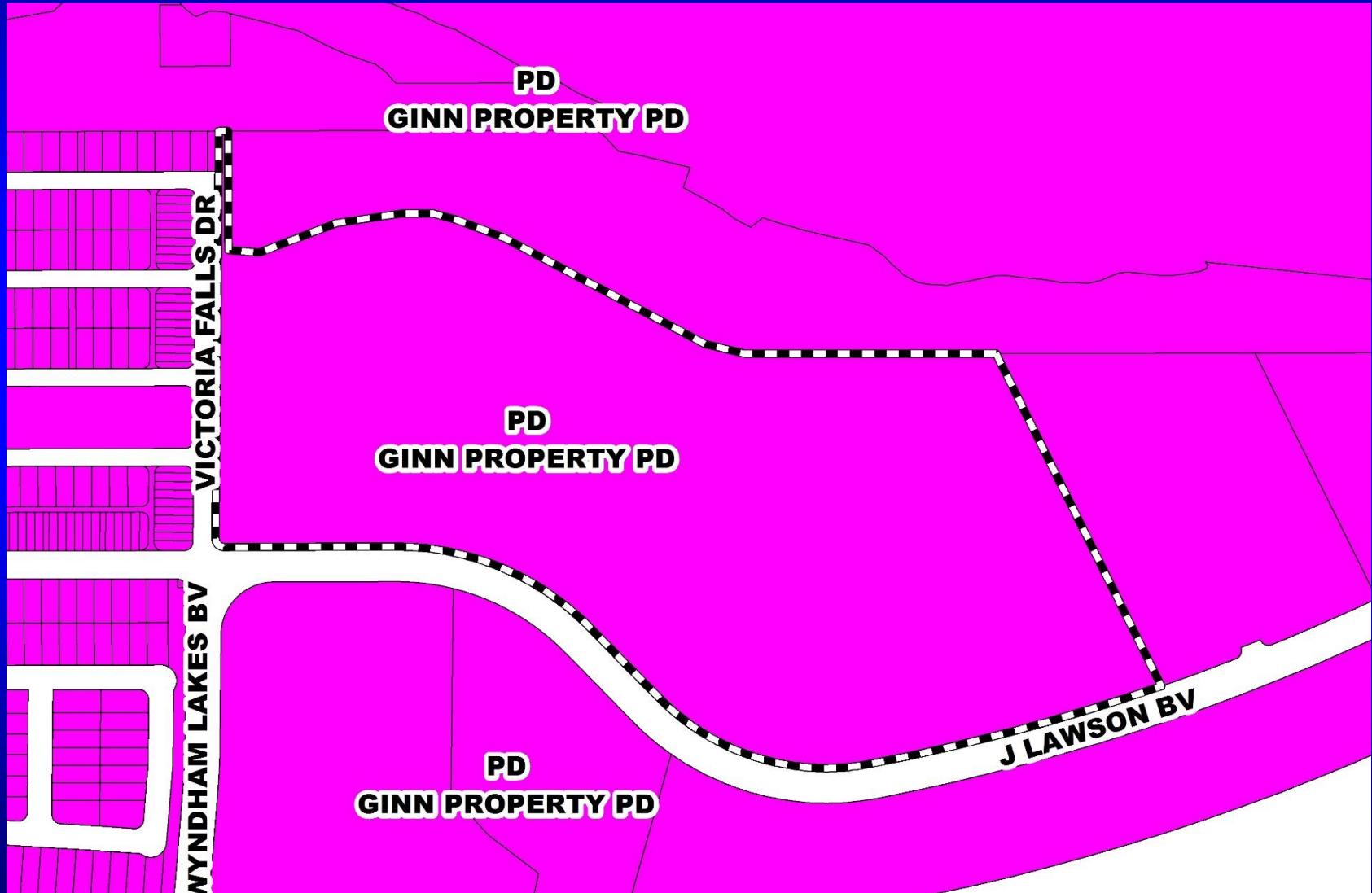
# Meadow Woods East Area Relief High School Planned Development / Land Use Plan

## Future Land Use Map





# Meadow Woods East Area Relief High School Planned Development / Land Use Plan Zoning Map



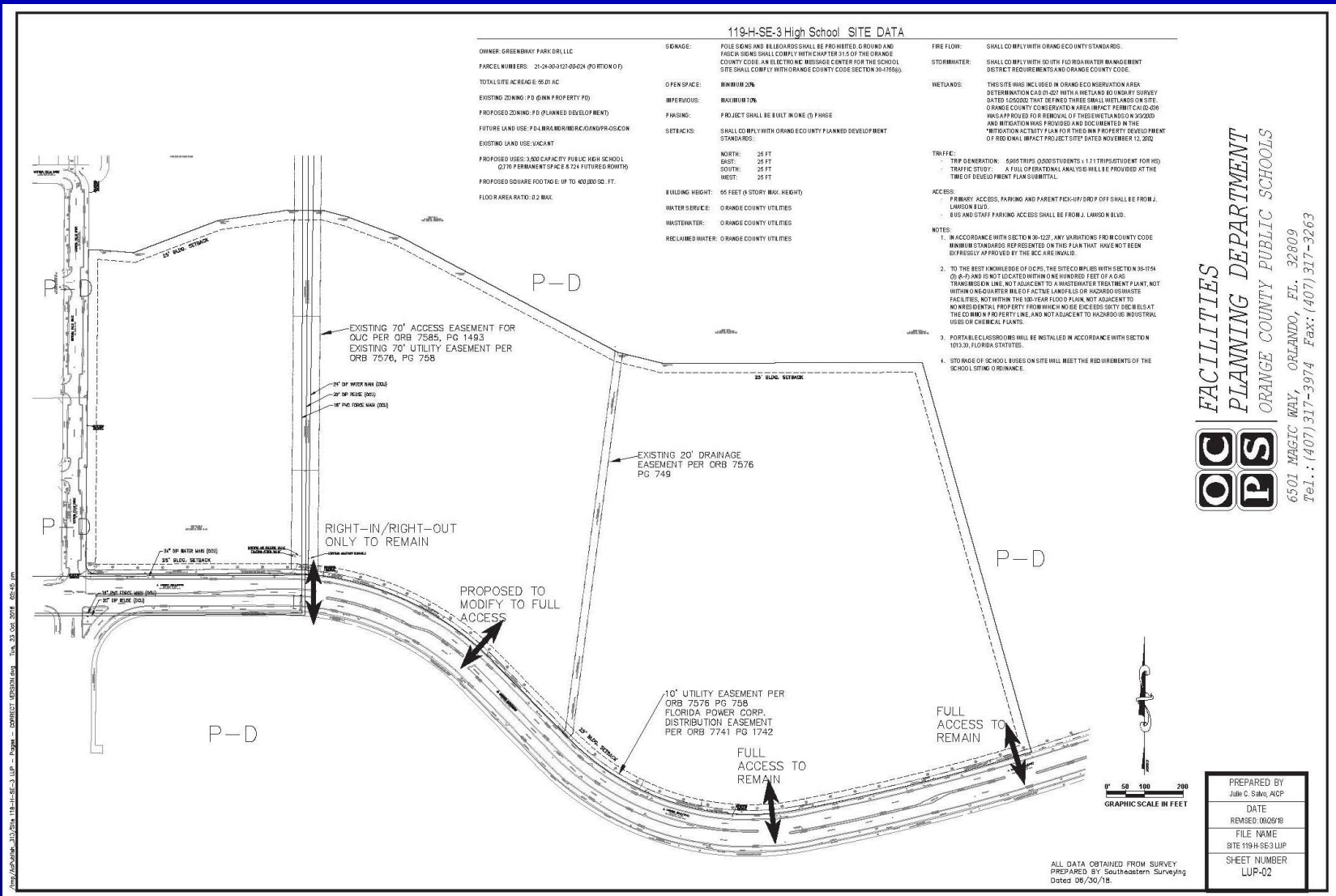




# Meadow Woods East Area Relief High School Planned Development / Land Use Plan

## Aerial Map









# Action Requested

**Make a finding of consistency with the Comprehensive Plan (CP) and approve the Meadow Woods East Area Relief High School Planned Development / Land Use Plan (PD/LUP) dated “Received October 16, 2018”, subject to the conditions listed under the DRC Recommendation in the Staff Report.**

**- AND -**

**Approve Consent Item D.4**

**District 4**

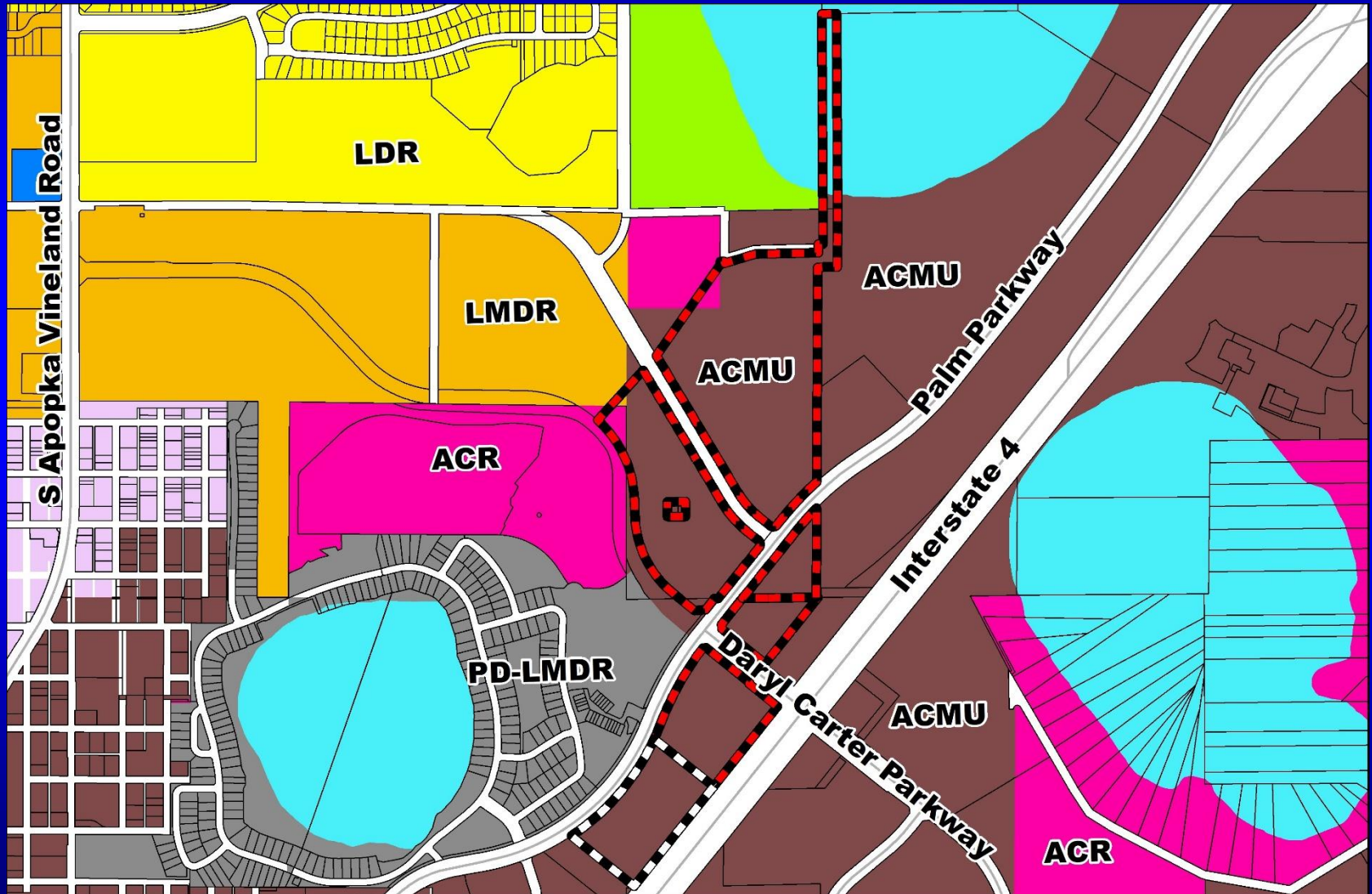


# **Hannah Smith Property Planned Development / Land Use Plan**

<b>Case:</b>	CDR-18-05-182
<b>Project Name:</b>	Hannah Smith PD/LUP
<b>Applicant:</b>	McCarley Davis, Epoch Properties, LLC
<b>District:</b>	1
<b>Acreage:</b>	73.59 gross acres (overall PD) 9.98 gross acres (affected parcel only)
<b>Location:</b>	Generally located east of Palm Parkway, west of Interstate 4, and south of Daryl Carter Parkway
<b>Request:</b>	To add a waiver from Orange County Code Section 38-1394.1(a)(2) for Parcel 14-24-28-0000-00-027 to allow for multi-family developments to have tree planting requirements around the building base area per Section 24-4(d)(2), in lieu of one (1) canopy tree for each one hundred (100) square feet of green space. No change to the development program or standards are proposed.



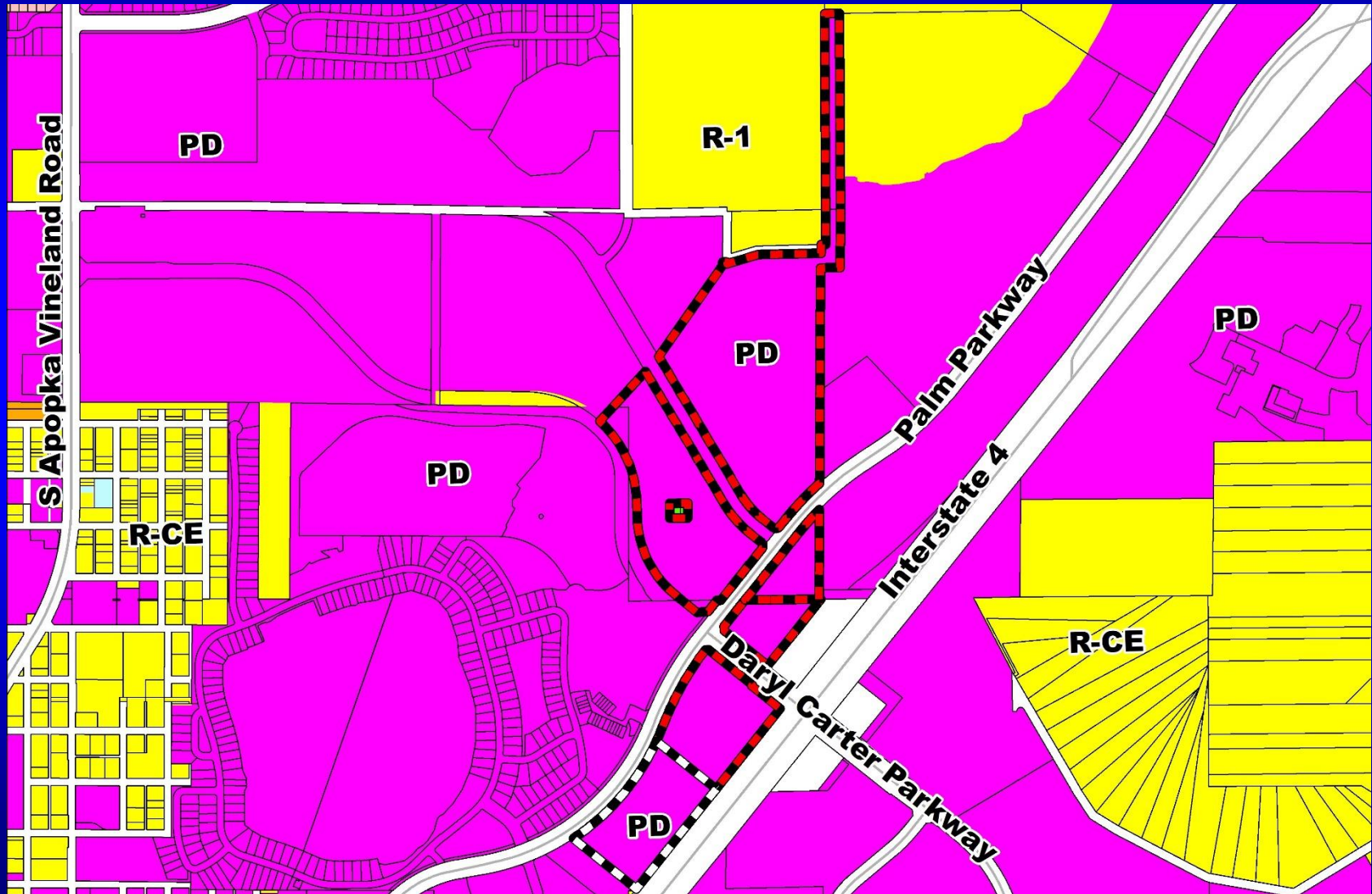
# Hannah Smith Property Planned Development / Land Use Plan Future Land Use Map







# Hannah Smith Property Planned Development / Land Use Plan Zoning Map



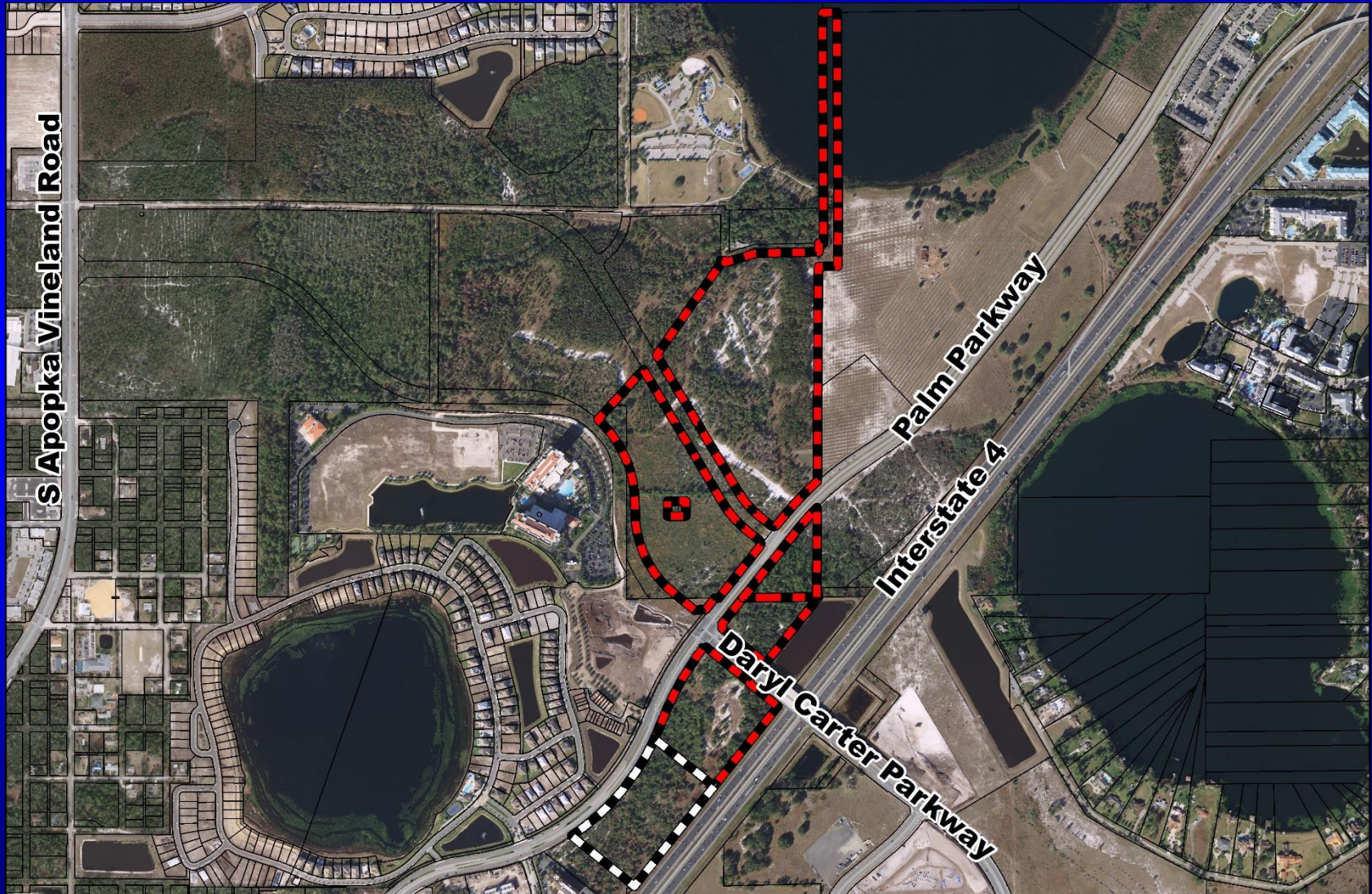




**Hannah Smith**

# **Planned Development / Land Use Plan**

**Aerial Map**





11



# Action Requested

**Make a finding of consistency with the Comprehensive Plan (CP) and approve the substantial change to the Hannah Smith Property Planned Development / Land Use Plan (PD/LUP) dated “Received October 1, 2018”, subject to the conditions listed under the DRC Recommendation in the Staff Report.**

**District 1**



# **Estates of Lake Hancock Planned Development / Land Use Plan**

<b>Case:</b>	LUP-18-08-252
<b>Project Name:</b>	Estates of Lake Hancock PD/LUP
<b>Applicant:</b>	Kathy Hattaway, Poulos & Bennett, LLC
<b>District:</b>	1
<b>Acreage:</b>	20.65 gross acres ( <i>overall PD</i> )
<b>Location:</b>	North of Lake Ledbetter and south of Lake Hancock, within the Isles of Lake Hancock subdivision
<b>Request:</b>	To rezone 20.65 gross acres from Planned Development (PD) (Isles of Lake Hancock PD) to Planned Development (PD) (Estates of Lake Hancock PD) to allow for 4 detached single-family residential dwelling units, and to change a portion of the property from Estate District to Estate Rural District, in order to allow for the keeping of horses on the property in conjunction with a residential lot. The applicant is also requesting to comply with the “new code” of Horizon West in lieu of the “original code” pursuant to Section 38-1381(a)(2).





# Estates of Lake Hancock

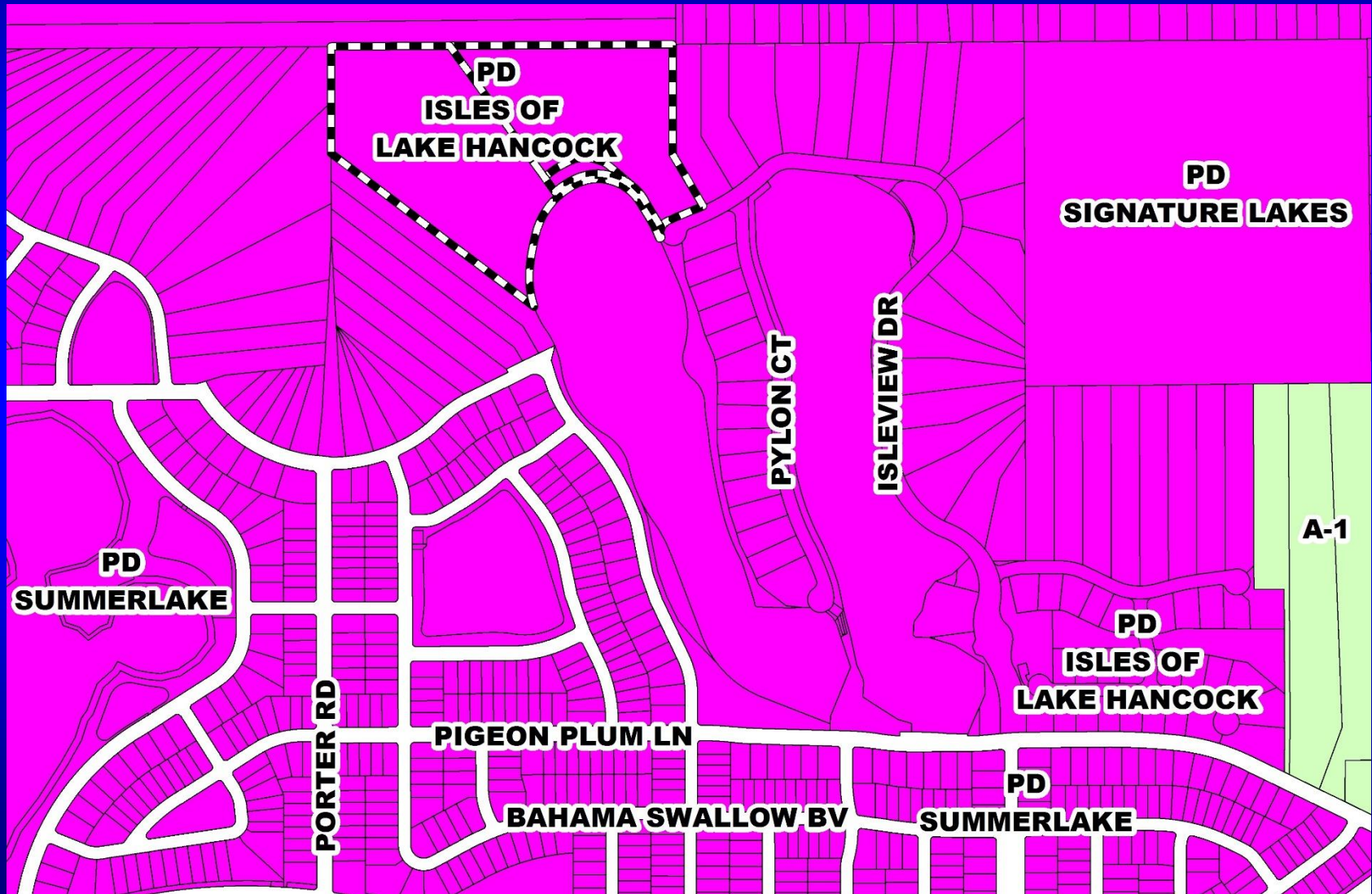
## Planned Development / Land Use Plan

### Future Land Use Map





# Estates of Lake Hancock Planned Development / Land Use Plan Zoning Map







# Estates of Lake Hancock

## Planned Development / Land Use Plan

### Aerial Map









# Action Requested

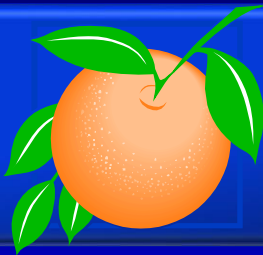
**Make a finding of consistency with the Comprehensive Plan (CP) and approve the Estates of Lake Hancock Planned Development / Land Use Plan (PD/LUP) dated “Received September 24, 2018”, subject to the conditions listed under the DRC Recommendation in the Staff Report.**

**District 1**



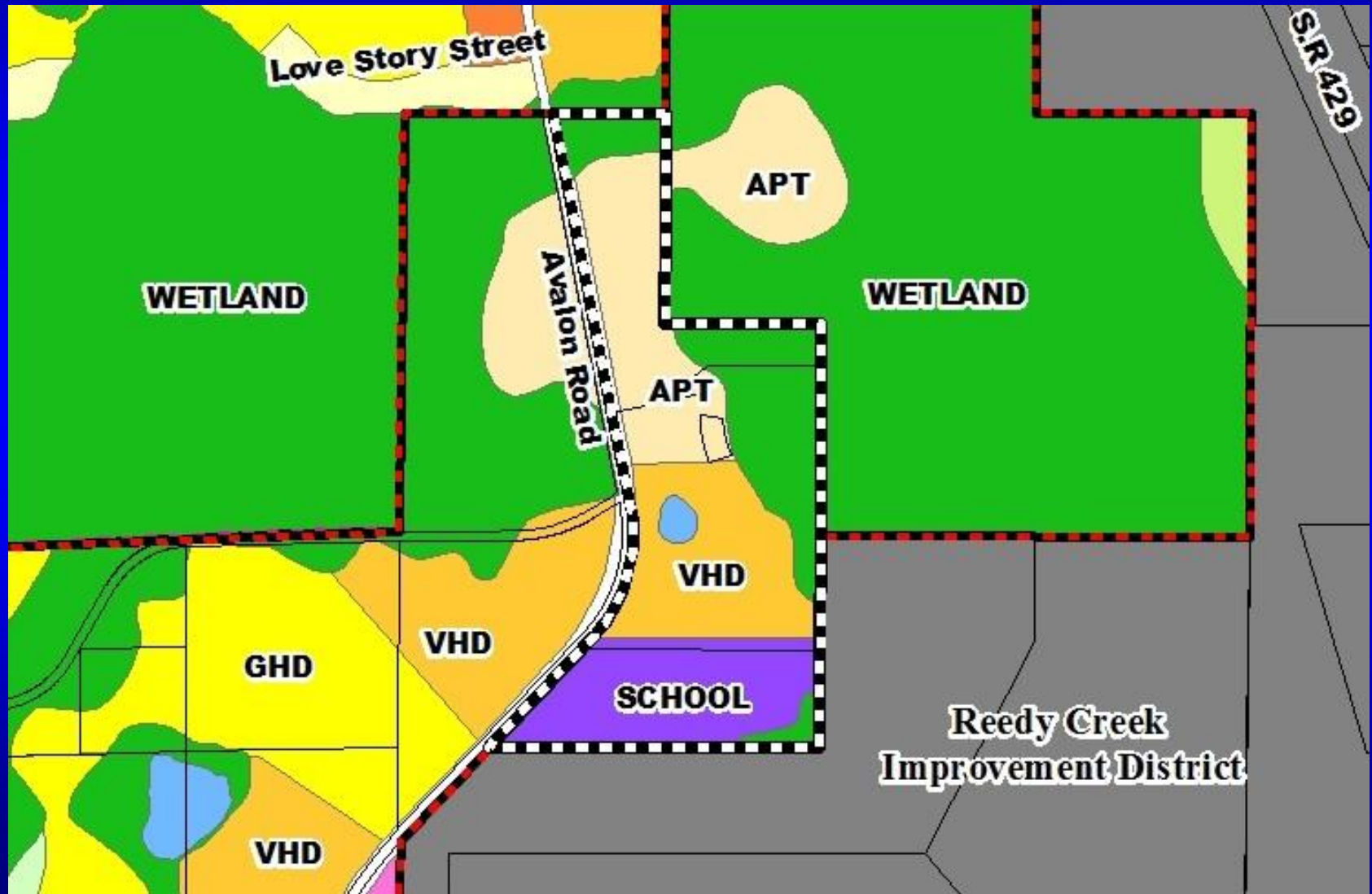
# **Spring Grove - Northeast Planned Development / Land Use Plan**

<b>Case:</b>	CDR-17-10-301
<b>Project Name:</b>	Spring Grove – Northeast PD/LUP
<b>Applicant:</b>	Kathy Hattaway, Poulos & Bennett, LLC
<b>District:</b>	1
<b>Acreage:</b>	103.05 gross acres ( <i>overall PD</i> )
<b>Location:</b>	11900 Avalon Road; or generally located east of Avalon Road, west of State Road 429, and south of Water Spring Boulevard
<b>Request:</b>	<p>To change the designation of Parcel 26 from Apartment District to Village Home District, reduce the number of units from 353 to 221, and modify the Adequate Public Facilities (APF) acreages for each parcel.</p> <p>In addition, six (6) waivers from Orange County Code are being requested, which relate to lot frontage along mews, alleyway designations, garage access, and thresholds for APF land conveyance.</p>



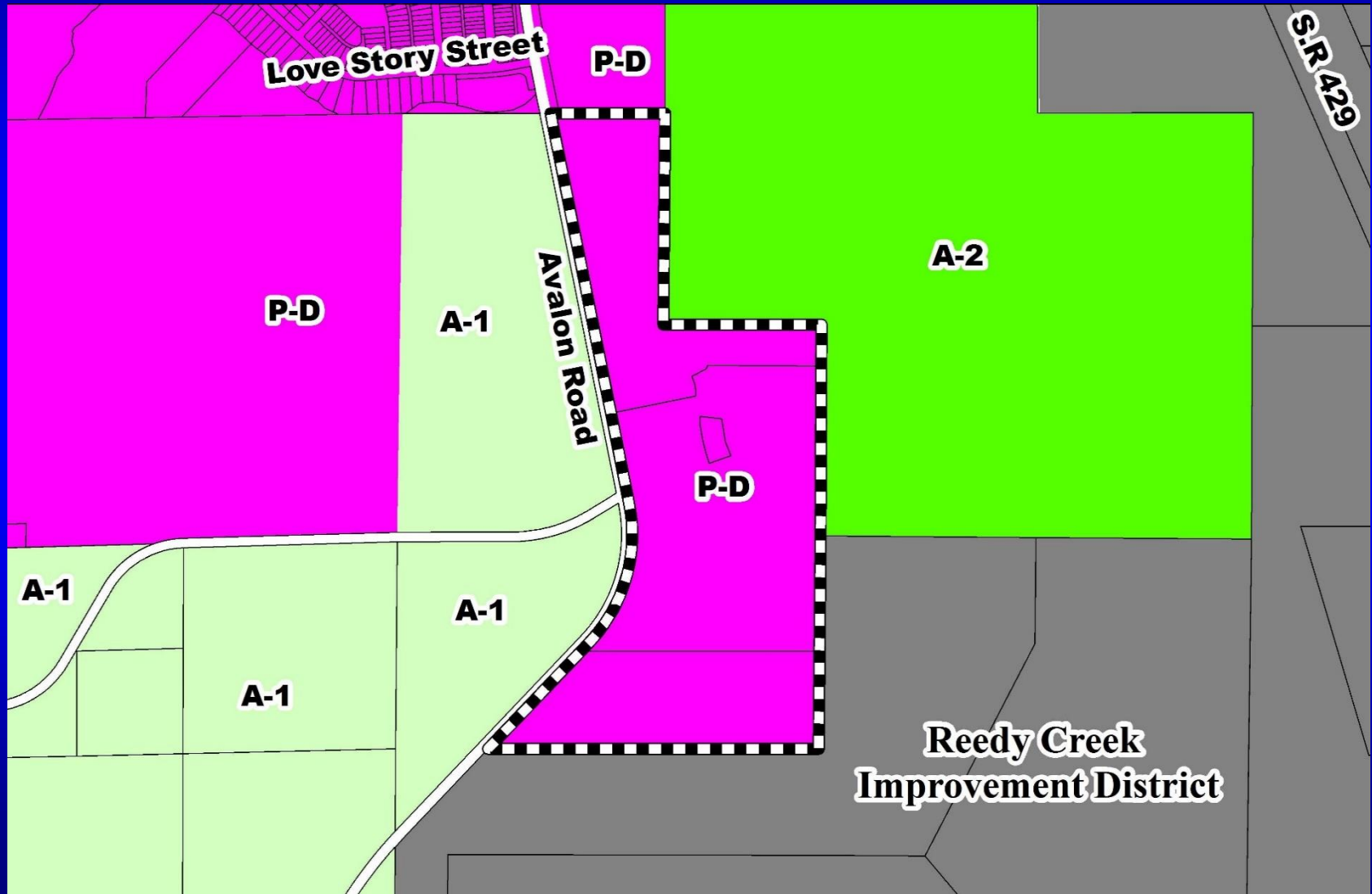
# Spring Grove - Northeast Planned Development / Land Use Plan

## Future Land Use Map





# Spring Grove - Northeast Planned Development / Land Use Plan Zoning Map





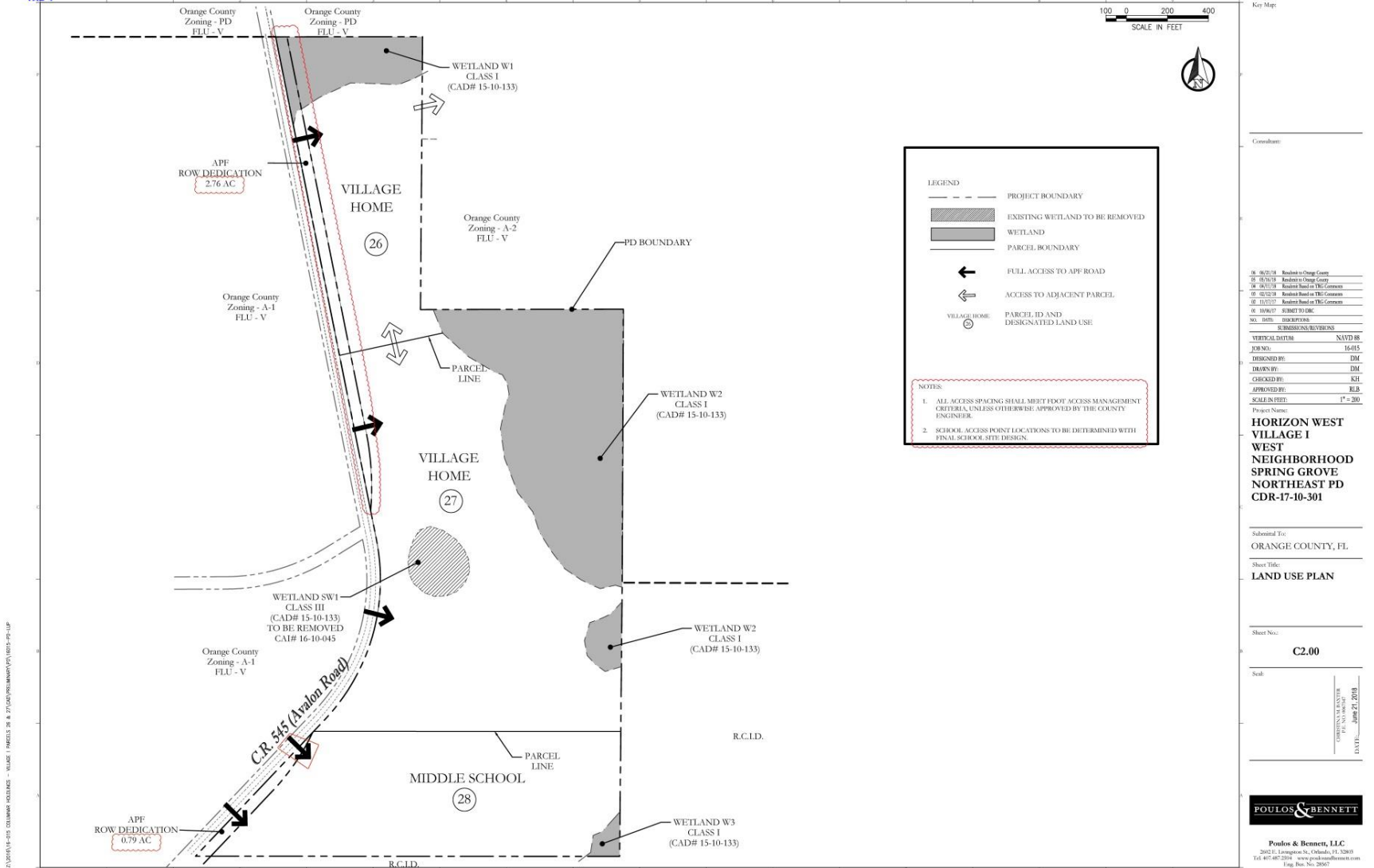






# Spring Grove - Northeast Planned Development / Land Use Plan Overall Land Use Plan

TAB 4





# Action Requested

**Make a finding of consistency with the Comprehensive Plan (CP) and approve the substantial change to the Spring Grove - Northeast Planned Development / Land Use Plan (PD/LUP) dated "Received June 21, 2018 subject to the conditions listed under the DRC Recommendation in the Staff Report.**

**- AND -**

**Approve Consent Item D.11**

**District 1**

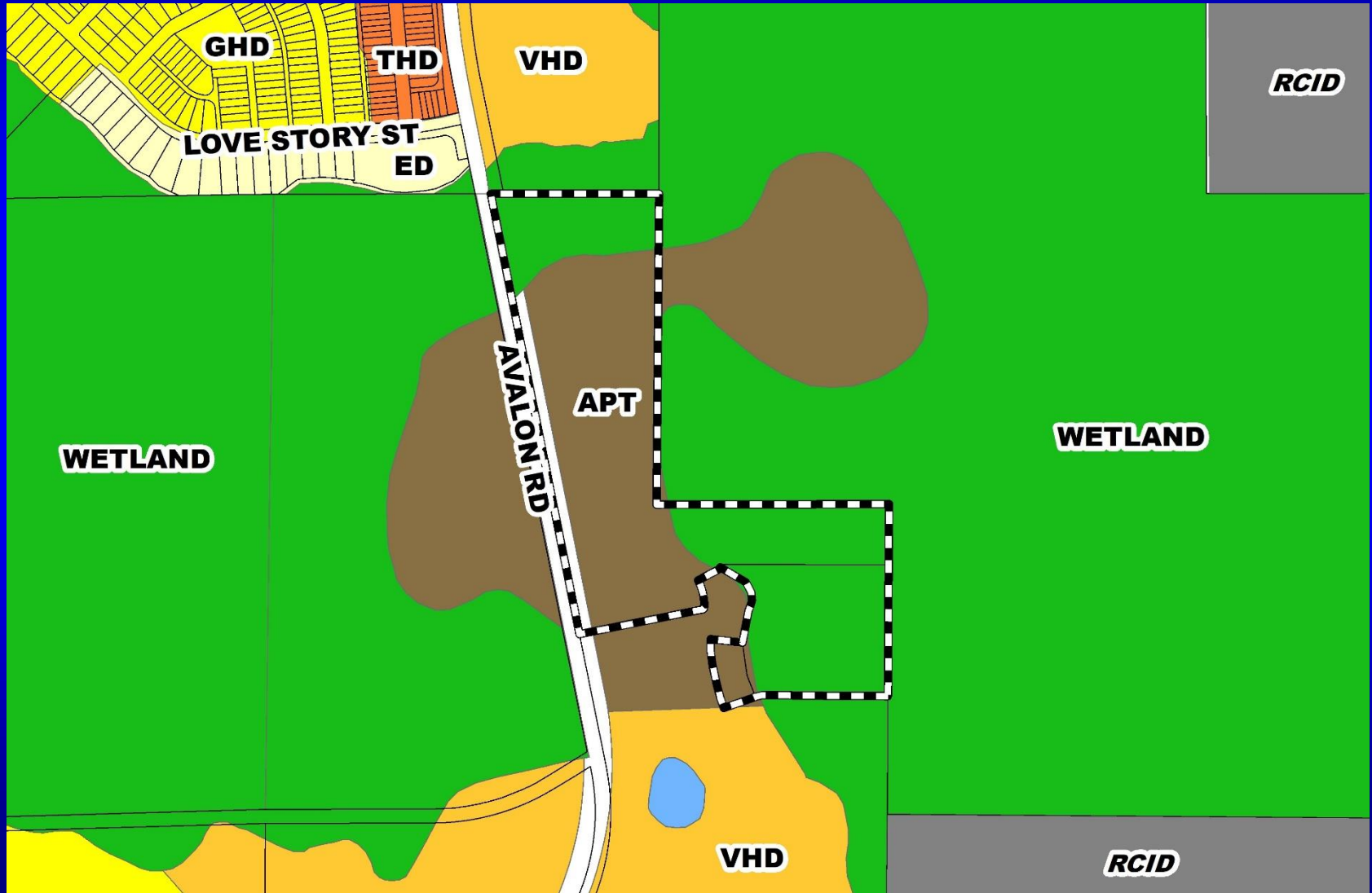


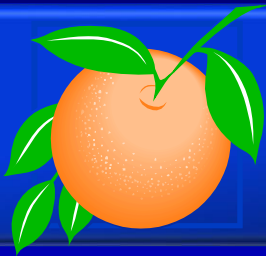
# **Spring Grove – Northeast PD / Horizon West Village I – Phase 2 – Parcel 26 & a portion of Parcel 27 PSP**

<b>Case:</b>	PSP-18-02-049
<b>Project Name:</b>	Spring Grove – Northeast PD / Horizon West Village I – Phase 2 – Parcel 26 & a portion of Parcel 27 PSP
<b>Applicant:</b>	Eric Warren, Poulos & Bennett, LLC
<b>District:</b>	1
<b>Acreage:</b>	37.72 gross acres
<b>Location:</b>	North of Flemings Road / East of Avalon Road
<b>Request:</b>	<p>To subdivide 37.72 acres in order to construct 85 single-family residential dwelling units.</p> <p>In addition, five waivers from Orange County Code are being requested to allow lots to front a mew, park, open space, etc., and to allow alley tracts in lieu of easements.</p>

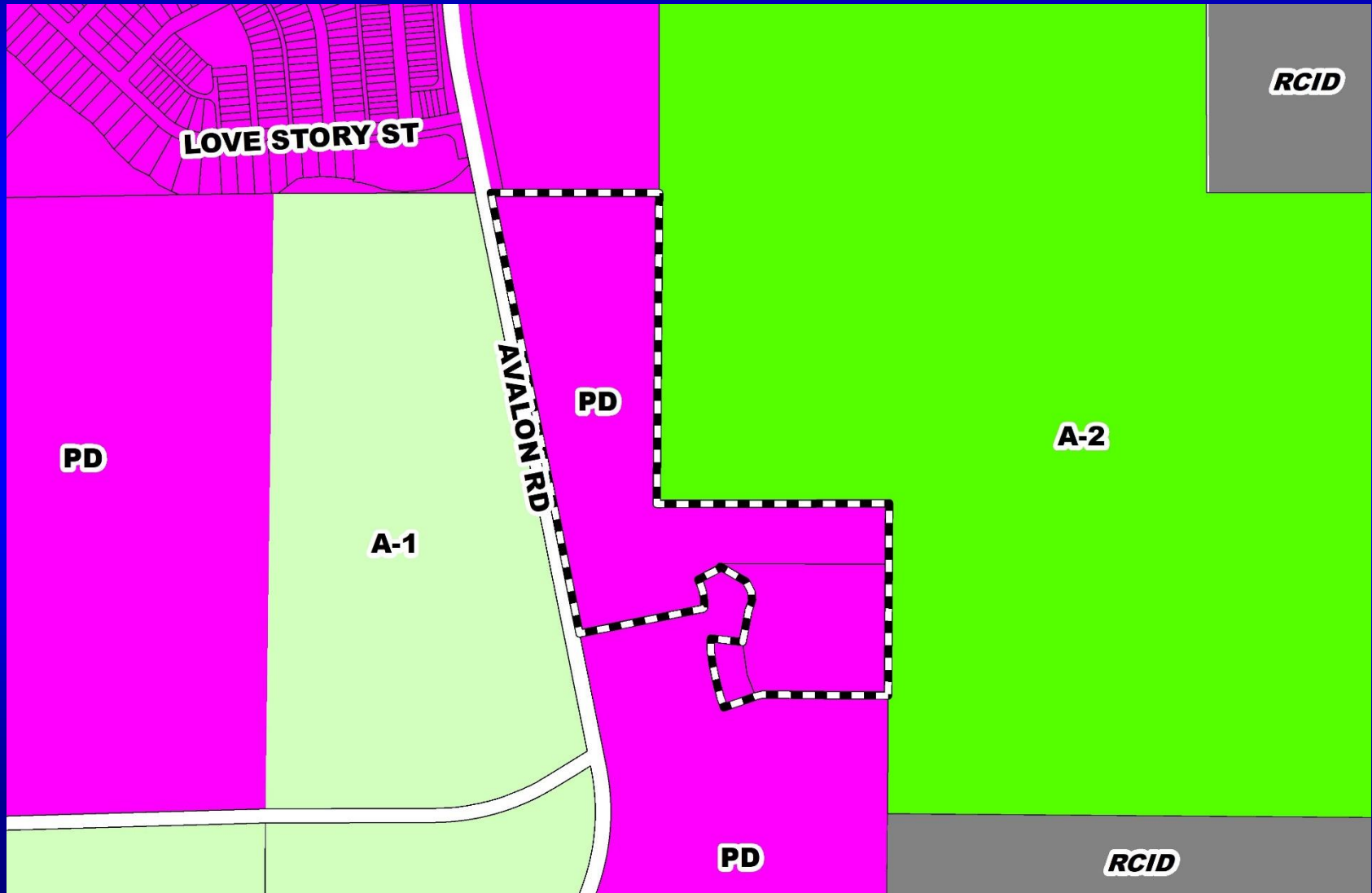


# Spring Grove – Northeast PD / Horizon West Village I – Phase 2 – Parcel 26 & a portion of Parcel 27 PSP Future Land Use Map





# Spring Grove – Northeast PD / Horizon West Village I – Phase 2 – Parcel 26 & a portion of Parcel 27 PSP Zoning Map



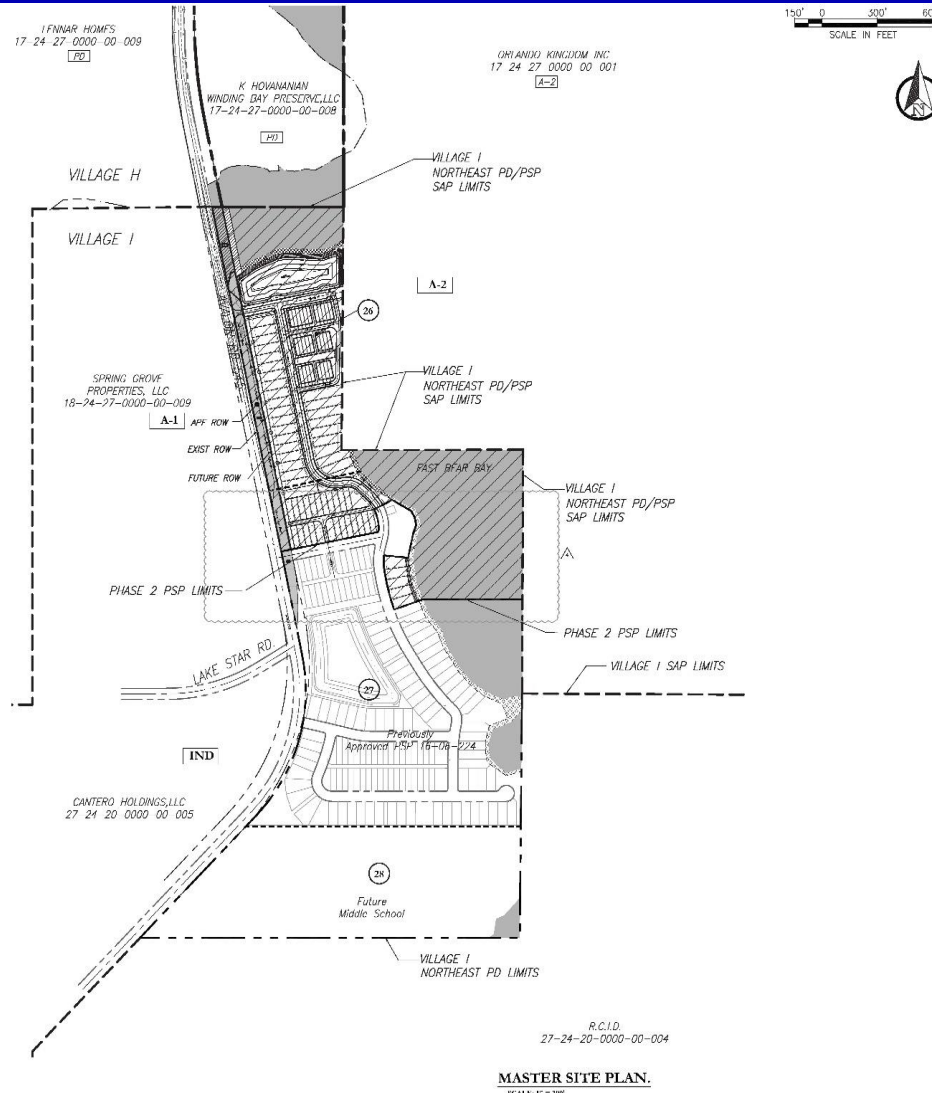




# Spring Grove – Northeast PD / Horizon West Village I – Phase 2 – Parcel 26 & a portion of Parcel 27 PSP Aerial Map











# Action Requested

**Make a finding of consistency with the Comprehensive Plan (CP) and approve the Spring Grove - Northeast Planned Development / Village I – Phase 2 – Parcel 26 & a portion of Parcel 27 Preliminary Subdivision Plan dated “Received October 1, 2018”, subject to the conditions listed under the DRC Recommendation in the Staff Report.**

**District 1**