

Recipient:

44

Victoria P. Siplin, Teresa Jacobs, Betsy VanderLey, Rod A. Love, Pete Clarke,
Emily Bonilla, Jennifer Thompson, Sue Watson

Letter:

Greetings,

Please HELP Stop lot ReZoning in Joslin Grove Park to permit DUPLEX Case# 2018-2-S-6-2 Project Name Old Winter Garden Rd. Please Vote to Keep lot zoned (LDR) for a single family home. Please Do Not allow this Spot Rezoning to (LMDR) which would permit a duplex that is in total inconsistent character with the neighborhood this parcel in and the with the bordering neighborhood.

Dear Commissioner,

As concerned residents of Orange County and neighbors to the property Case#2018-2-S-6-2, Parcel ID 27-22-28-4052-04-220 Lots 22, 23 & 24 Blk D, Joslin Grove Park applicant Lisa Rembert, we are OPPOSED to the REZONING of the property from Low Density Residential (LDR) to Low-Medium Density Residential (LMDR).

We respectfully ask for the zoning changes to be denied and instead keep it Low Density Residential (LDR) that would keep it in line with the rest of the Joslin Grove Park neighborhood the parcel sits in.

Compelling reasons for the opposition of this spot zoning include:

- Joslin Grove Park neighborhood the parcel sits in is low density residential(LDR). Grove Street the parcel sits off of homes are also one story single family residential homes.
- Keeping the low density residential (LDR) also keeps the lot in line with the bordering surrounding neighborhoods Country Grove, Roseview and Valencia Hills. These neighborhoods are also one story single family homes.
- Inconsistency with comprehensive plan goals, objectives and policies of Orange County.
- Inconsistency in the character of the surrounding area of Old Winter Garden Rd. and Apopka Vineland Rd.
- Safety issues with traffic by placement of home on lot and opening Joslin Grove Park neighborhood wall to accommodate driveway coming out on Old Winter Garden Rd. right by busy intersection at Apopka Vineland Rd. A multi family home driving out of this parcel is multiplying the danger of a single family home exiting and entering this parcel.

- Safety issues with pedestrians and children walking to Frangus elementary school crossing a blinded driveway coming out of Joslin Grove Park neighborhood wall onto Old Winter Garden Rd. Multi family home exiting and entering this parcel increases the safety risk for all pedestrians.
- This spot zoning is unfair and unjust to those who live in this area because of (LDR) single family home zoning.

Signatures

Name	Location	Date
Rebecca Shelley	Orlando, FL	2018-10-12
Alda Raposo	Altamonte Springs, FL	2018-10-12
annabell BAUE	Orlando, FL	2018-10-12
Eric Reed	Orlando, FL	2018-10-12
Cat Simonetti	US	2018-10-13
William Hoth Jr	Orlando, FL	2018-10-13
Jason Smith	Ocoee, FL	2018-10-13
Lisa Davis	US	2018-10-13
Margaret Davis	Orlando, FL	2018-10-13
olga kelley	ORANGE, FL	2018-10-13
Shelley Huber	Orlando, FL	2018-10-14
Marie Suppa Suppa	US	2018-10-14
Brooke Chea	Orlando, FL	2018-10-14
Seeta Persaud	Orlando, FL	2018-10-14
Nick Landman	US	2018-10-14
JoAnna Butterworth	Plaquemine, LA	2018-10-15
Jim Lewis	Orlando, FL	2018-10-15
Karen Hurless	Orlando, FL	2018-10-15
Babs Slade	Winter Park, FL	2018-10-15
fanny gomez-mackey	Orlando, FL	2018-10-15

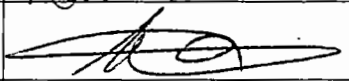
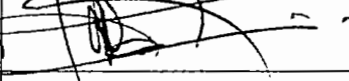

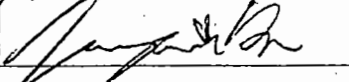
Name	Location	Date
Constance Buchanan	Lake City, FL	2018-10-15
Fanny Mackey	Orlando, FL	2018-10-15
Abraham Strickland	Lake Mary, FL	2018-10-15
Mario Sanctos	Orlando, FL	2018-10-15
Penny Fullmer	Orlando, FL	2018-10-16
Sandra Martins	Grove st Orlando, FL	2018-10-16
Saribelle Setien	Longwood, FL	2018-10-16
Jose Ruiz	Orlando, FL	2018-10-16
Kathy Kinville	Tampa, FL	2018-10-16
Maggie Giono	El Dorado Hills, CA	2018-10-16
Doris Sanclemente	Orlando, FL	2018-10-16
Alexander Ballesteros	Orlando, FL	2018-10-16
Juan Ballesteros	Orlando, FL	2018-10-16
Vanessa Jimenez	Windermere, FL	2018-10-16
Ashley Badiukiewicz	Spring Hill, FL	2018-10-16
Ximena Ballesteros	Jacksonville, FL	2018-10-16
Carolina Burdier	Orlando, FL	2018-10-16
Robert Hurless	Orlando, FL	2018-10-16
James Ford	Orlando, FL	2018-10-17
Kiara Lincavage	US	2018-10-17
Arnold Kondo-Frankie Jr	Orlando, FL	2018-10-17
Carol Nogueira	US	2018-10-17

Name	Location	Date
Dawn Hickey	US	2018-10-20
Zalfa Abdelmakek	Cincinnati, US	2018-11-12

51 signatures From Joslin Grove Park
& Country Grove

Petition Against Case#: 2018-2-S-6-2 Project Name: Old Winter Garden Rd.

Dear Orange County Board of County Commissioners	As Concerned residents of Orange County and neighbors to the property case above in Joslin Grove Park applicant Lisa Rembert, we are OPPOSED to the REZONING of the property from Low Density Residential (LDR) to Low-Medium Density Residential (LMDR).
	We, the undersigned, respectfully ask for the zoning changes to be denied and remain Low-Density Residential.

Printed Name	Signature	Address	Comment	Date
Lorena Castro	Lorena Castro	364 BayWest Neighbor	the property is a inaverty small area, we have a lot traffic already not safe	10/13/18.
ALFONSO BLANCO	Alfonso Blanco	219 BAYWEST NEIGHBORS	WE WANT TO OFFER SAFETY FOR KIDS GOING TO SCHOOL	10/13/18
NORA BLANCO	Nora Blanco	219 Baywest Neighbors Circle	We want keep our neighbors safety	10-13-18
TAOUFIK MKADDEM		114 LAKE DR ORLANDO 32835		10-13-18
Kotsey, Grace H.	Grace H. Kotsey	153 Grove St. Orlando 32835	Not Safe for children walk to school. Not enough room for them to park as they go to park	10-15-18 w. ut good w. ol.
Juan P. Ballesteros	Juan P. Ballesteros	208 Baywest Neighbors Cir.	Not Safe for children nearby school. OPPOSE.	10-16-18
ALEXANDER BALLESTEROS		208 Baywest Neighbors Cir	WISH to remain LDR for safety reasons	10-16-18
Doris Sordement	Doris Sordement	208 Baywest Neighbors Cir	Safety in our community	10-16-18
Hannah K. Bue		134 Baywest Dr	Safer Community	10-17-18
Jacqueline Bane		134 Baywest Dr.	Safety & traffic	10-17-18
Ted Czyzka	Ted Czyzka	104 - Baywest Dr.	Modified codes are Negative & Trouble	10-17-18

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[illegible]

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Printed Name	Signature	Address	Comment	Date
Rebecca Shelley	Rebecca Shelley	122 Baywest Dr 32835	No Duplex Zoning Keep (LDR) single family home	10/13/18
William Hoth Jr	Will Hoth Jr	122 Baywest Dr 32835		
Jamela Danberg	Jamela Danberg	119 GROVE ST 32835		
Franklyn Goenaga	Franklyn Goenaga	165 grove st.		
Socorro Vega	Socorro Vega	165 grove st.		
Nicole Noguera	Nicole Noguera	177 grove st		
Margaret Davis	Margaret Davis	211 Grove st.		
Lisa Davis	Lisa Davis	211 Grove St.		
Lily Maynard	Lily Maynard	241 Grove St		10/13/18
Rachel Moore	Rachel Moore	247 grove st		10/13/18
Bill Briggs	Bill Briggs	235 Grove St	- NO WAY -	10/13/18
Connie Briggs	Connie Briggs	235 GROVE ST		10/13/18

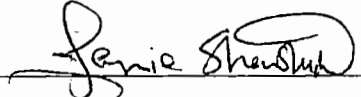
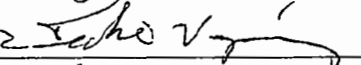

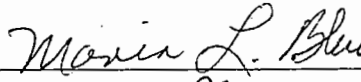

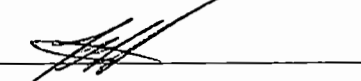
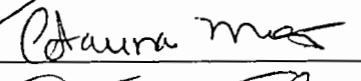
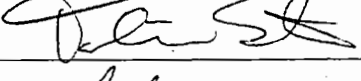
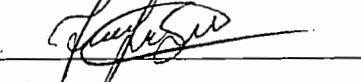
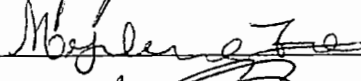

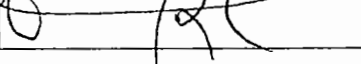
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Printed Name	Signature	Address	Comment	Date
Kim Dixon	Kim Dixon	313 Grove St.	No on the Duplex	10/13/18
Frank Barabun	F. Barabun	308 LAKE DR	No Duplex	10/13/18
Karen Hurlless	Karen Hurlless	249 Lake Dr.	No Duplex	10/13/18
Dama Grace	Dama Grace	132 Lake Dr.	No Duplex	10/13/18
Glen Baird	Glen Baird	113 Lake Dr.	No Duplex	10-13-18
DAVID MARTIN	David Martin	117 LAKE DR.	No Duplex	10-13-18
Heider Valentin	Heider Valentin	143 Lake Dr.	No Duplex	10-13-18
MEL BROWN	Mel Brown	225 LAKE DR.	NO DUPLEX	10-13-18
		142 GROVE ST	NO	10/13/18
KHA T. TRINH	KHA T. TRINH	120 GROVE ST	No Duplex	10/13/18
Melissa Ruggen	Melissa Ruggen	110 Bay West Dr		10/13/18
Monica Hoon	Monica Hoon	2416 Bay West		

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Printed Name	Signature	Address	Comment	Date
Jamie Shamsudeen		340 Baywest Neighbors Cir Orlando, FL 32835		10/13/18
Pedro N. VAZQUEZ		250 BAYWEST NEIGHBORS CIR		10/13/18
BEATRIZ BLANCO		243 Baywest Neighbors Cir ORLANDO, FL 32835		
Maria L. Blanco		346 Baywest Neighbors Cir Orlando, FL 32835		10/13/18
Pilar Blanco		245 Killington way Orlando FL 32835		10/13/18
Joshua Challes		8025 ASPENCROFT CT Orlando FL 32835	THO	10/15/18
Catarina monks		238 BAYWEST NEIGHBORS CIR		10/13/18
Fabiano Santos		238 BAYWEST NEIGHBORS CIR		10/13/18
Lamara Stull		369 Baywest Neighbors Cir		10/13/18
Myrlene Joseph		128 Baywest Dr		
Rick Bodmer		214 Baywest Neighbors		10/13/18
Robert Carr		363 Baywest		

PANEL NUMBER
27-32-28-4052-04-220

WINTER GARDEN RD

SITE PLAN

1"=20.00'

Lisa Remberl
Lots 22, 23 & 24 Blk D, Joslin Park
Orlando, Florida

Joslin Grove Park
at Old Winter Garden Rd
and Grove Street
Next to Apopka Vineland
InterSection

LOT AREA: 8,760.00 S.F.
PERVIOUS AREA: 4,393.37 S.F.
IMPERVIOUS AREA 4,366.63 S.F.
PROPERTY ZONING CLASS.: R-2
MAX. COVERAGE PERMITTED: 70%
COVERAGE AT THIS SITE: 4,357 S.F. (APPR. 49%)

BUILDING DATA

BUILDING HEIGHT: 30.1 FEET

BUILDING AREAS

TOTAL UNDER-ROOF AREA:

LIVING AREA - UNIT ONE:

LIVING AREA - 1st FLOOR: 909 S.F.

LIVING AREA - 2ND FLOOR: 1,394

GARAGE AREA : 485 S.F.

FR. PORCH AREA : 139 S.F.

PATIO SLAB AREA : 50 S.F.

LIVING AREA - UNIT TWO:

LIVING AREA - 1ST FLOOR

LIVING AREA - 2ND FLOOR: 1,184 S.F.

LIVING AREA - 2ND FLOOR: 1,398
GARAGE AREA : 472 S.F.

FR. PORCH AREA : 139 S.F.

FR. PURCH AREA : 139 S.F.
RATIO SLAB AREA : 50 S.F.

PAVING SLAB AREA : 90 S.F.

GROSS CONDITIONED LIVING AREA: 4,606 S.F.

GROSS UNDER-ROOF AREA: 4,884 S.F.

BUILDING CHARACTERISTICS

TWO STORY CMU WITH STRUCTURE

MIN ONE HOUR U.L. FIREWALL TO ROOF BETWEEN UNITS

WATER SUPPLY & SEWAGE DISPOSAL METHOD

WATER SUPPLY: ORANGE COUNTY WATER
SEWAGE DISPOSAL: ON SITE SEPTIC SYSTEMS (SEPARATE)

REQUES I

Future Land Use Map (FLUM) Amendment:

From: Low Density Residential (LDR) *Single Family*

To: Low-Medium Density Residential (LMDR)

Case Number: 2018-2-S-6-2

Project Name: Old Winter Garden

Applicant: Lisa Rembert

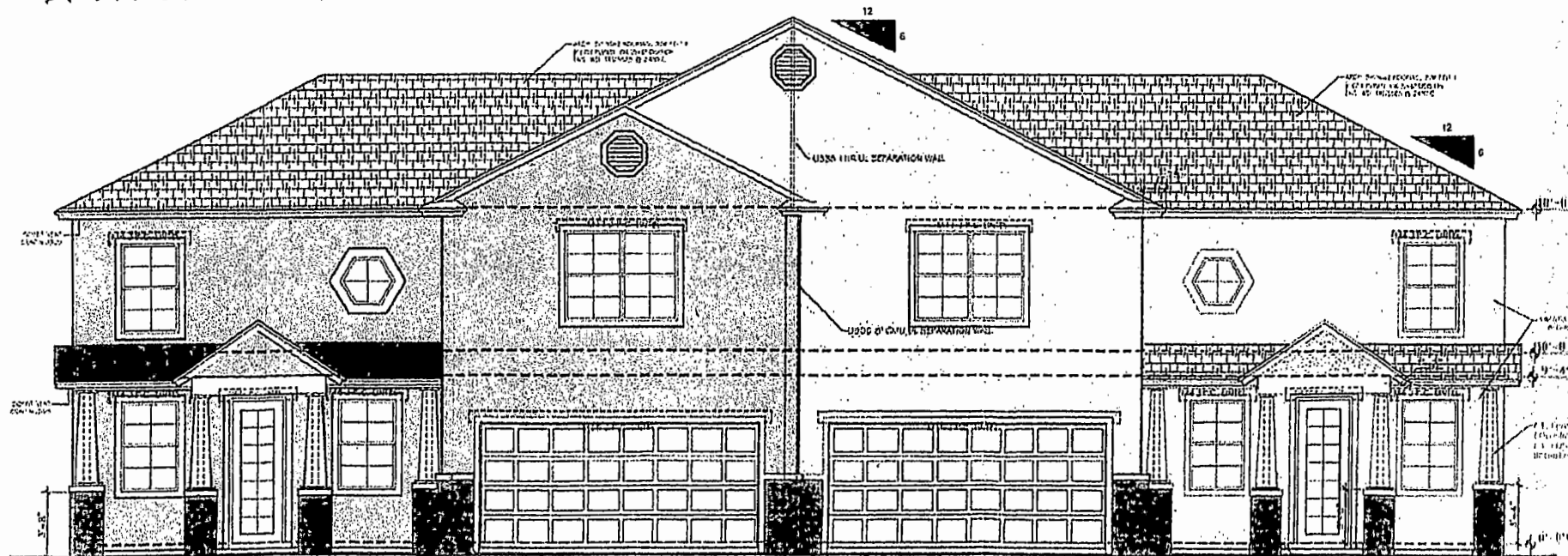
Parcel ID: 27-22-28-4052-04-220

Acreage: 0.21 gross acre

Location: Generally located on the north side of Old Winter Garden Rd., east of Grove St., south of SR 408, and west of Neighbors Ln.

SUMMARY OF REQUEST

The proposal is to change the Future Land Use Map designation of the subject property from **Low Density Residential (LDR)** to **Low-Medium Density Residential (LMDR)** to allow for the development of two single-family attached dwelling units. As the subject property is less than ten (10) acres in size, this request is considered a small-scale amendment to the Future Land Use Map, requiring two public hearings: one before the Local Planning Agency (LPA) and one before the Board of County Commissioners (BCC).



FRONT ELEVATION

Project Property Location Map



Pg 1 ~~1~~ Page 1



PS 7 page 2

neighborhoods.com



Joslin Grove Park

Orlando, Florida



Overview

★★★★★ Be the first to review this neighborhood.

Joslin Grove Park is a neighborhood in Orlando (<http://www.neighborhoods.com/fl/orlando>), Florida....read more(<http://www.neighborhoods.com/#>)

Filters

Sort ▼

Map

[Photos](#) | [List](#)

2 Homes on Map



\$190,000 NEW
3 beds | 2 baths | 1113 sq. ft.
253 Grove St Orlando, Florida 32835
Joslin Grove Park

(<http://www.neighborhoods.com/fl/orlando/253-grove-st/g5008407>)



\$234,000
4 beds | 2 baths | 1474 sq. ft.
206 Grove Street Orlando, Florida 32835
Joslin Grove Park

(<http://www.neighborhoods.com/fl/orlando/206-grove-street/o5742484>)





Country Grove

Orlando, Florida



Overview

★★★★★ Be the first to review this neighborhood.

Country Grove is a neighborhood in Orlando(<http://www.neighborhoods.com/fl/orlando>), Florida....read more(<http://www.neighborhoods.com/>)

Filters

Sort ▼

Map

Photos | List

3 Homes on Map



\$190,000 NEW

3 beds | 2 baths | 1113 sq. ft.

253 Grove St Orlando, Florida 32835

Joslin Grove Park



(<http://www.neighborhoods.com/fl/orlando/253-grove-st/g5008407>)



\$234,000

4 beds | 2 baths | 1474 sq. ft.

(<http://www.neighborhoods.com/fl/orlando/206-grove-street/g5742484>)



Roseview

Orlando, Florida



Overview

★★★★★ Be the first to review this neighborhood.

Roseview is a neighborhood in Orlando(<http://www.neighborhoods.com/fl/orlando>), Florida....read more(<http://www.neighborhoods.com/#>)

Filters

Sort ▼

Map

[Photos](#) | [List](#)

0 Homes on Map



There are no homes in view.

- Zoom out on the map.
- Adjust or clear your filters.

REQUEST INFO Save Roseview(<http://www.neighborhoods.com/#favorite>) to be the first to hear about new listings.



Valencia Hills

Orlando, Florida



Overview

★★★★★ Be the first to review this neighborhood.

Valencia Hills is a neighborhood in Orlando(<http://www.neighborhoods.com/fl/orlando>), Florida....read more(<http://www.neighborhoods.com/#>)

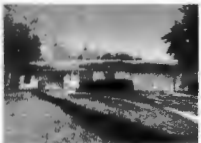
Filters

Sort ▼

Map

Photos | List

4 Homes on Map



\$190,000

2 beds | 2 baths | 1220 sq. ft.

7701 Murcott Circle Orlando, Florida 32835

Valencia Hills

(<http://www.neighborhoods.com/fl/orlando/7701-murcott-circle/o5743797>)



\$219,900

3 beds | 2 baths | 1194 sq. ft.

7726 Jaffa Drive Orlando, Florida 32835

Valencia Hills

(<http://www.neighborhoods.com/fl/orlando/7726-jaffa-drive/o5739984>)



\$229,900

4 beds | 2 baths | 1452 sq. ft.

234 Dempsey Way Orlando, Florida 32835

(<http://www.neighborhoods.com/fl/orlando/234-dempsey-way/o5735728>)

