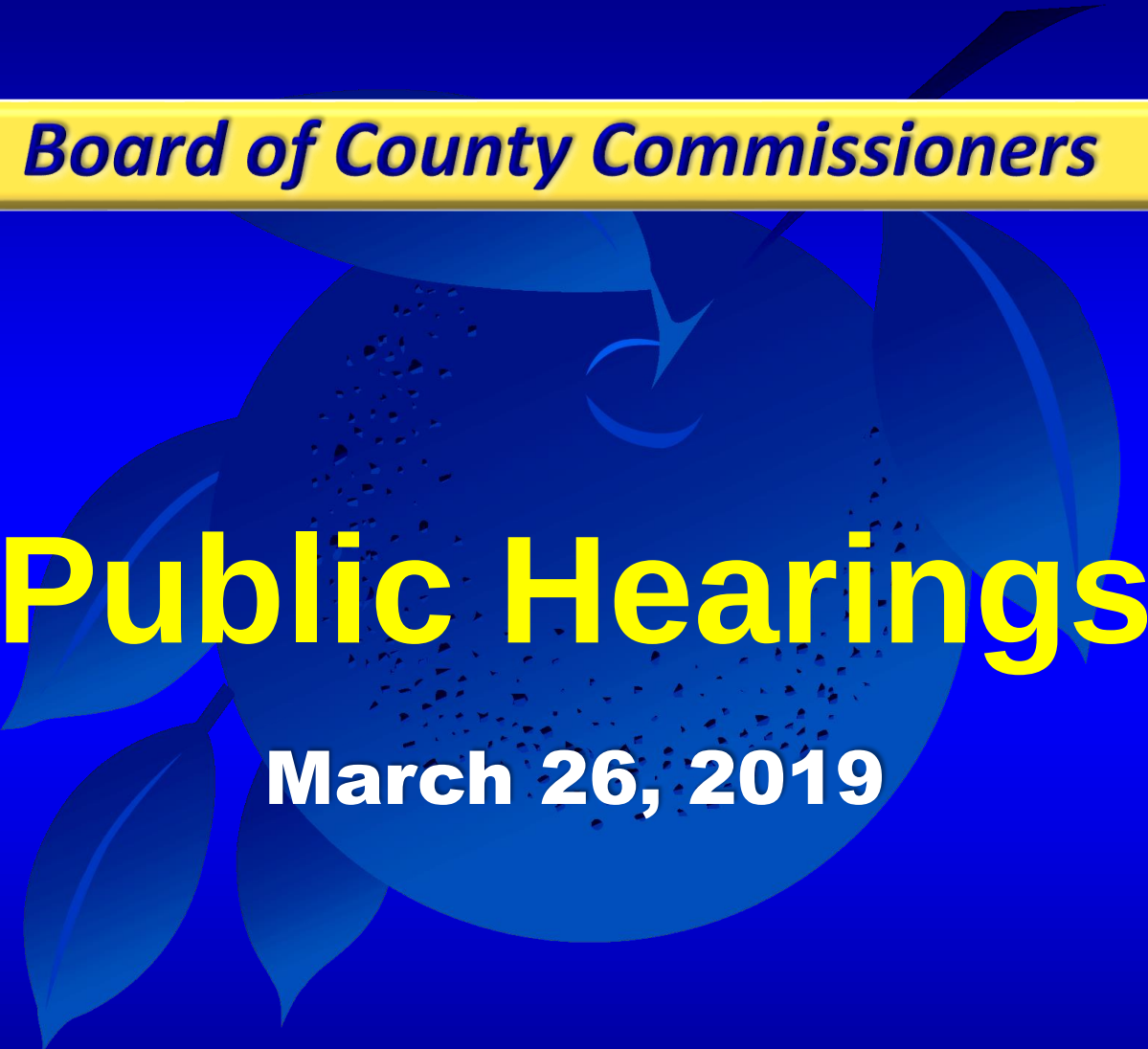
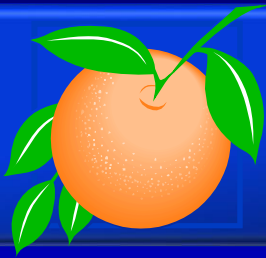




Board of County Commissioners

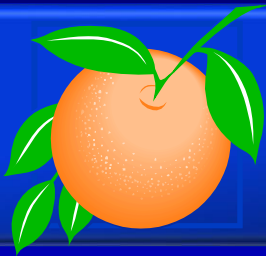
Public Hearings

March 26, 2019



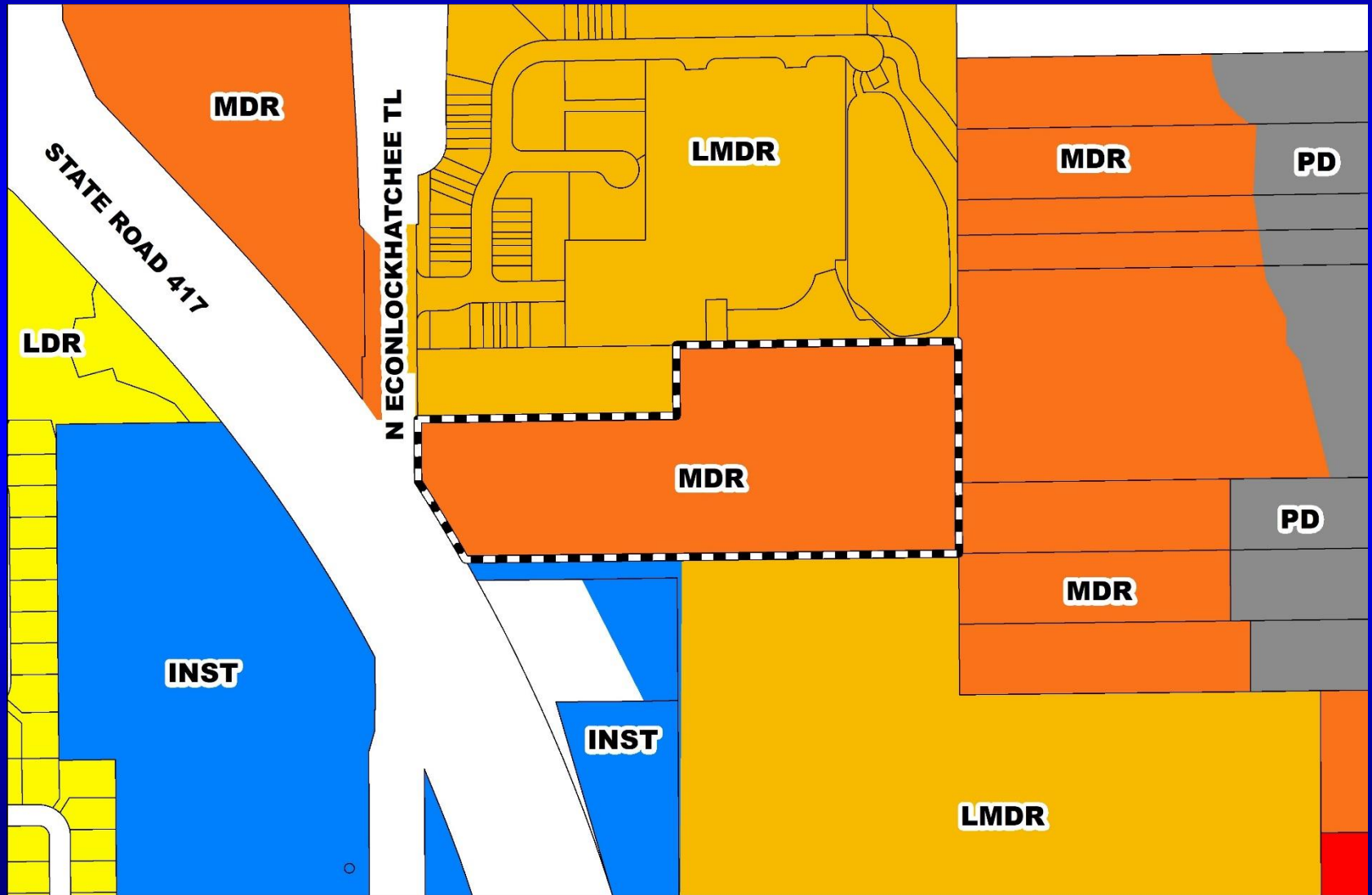
River Run at Valencia PD / River Run at Valencia Apartments Development Plan

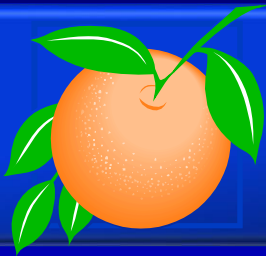
Case:	DP-18-08-257
Project Name:	River Run at Valencia PD / River Run at Valencia Apartments DP
Applicant:	Ian McCook, Nvision Development Management Services
District:	3
Acreage:	12.18 gross acres
Location:	North of State Road 417 / East of N. Econlockhatchee Trail
Request:	To construct a 456-bed student housing complex on a total of 12.18 acres.



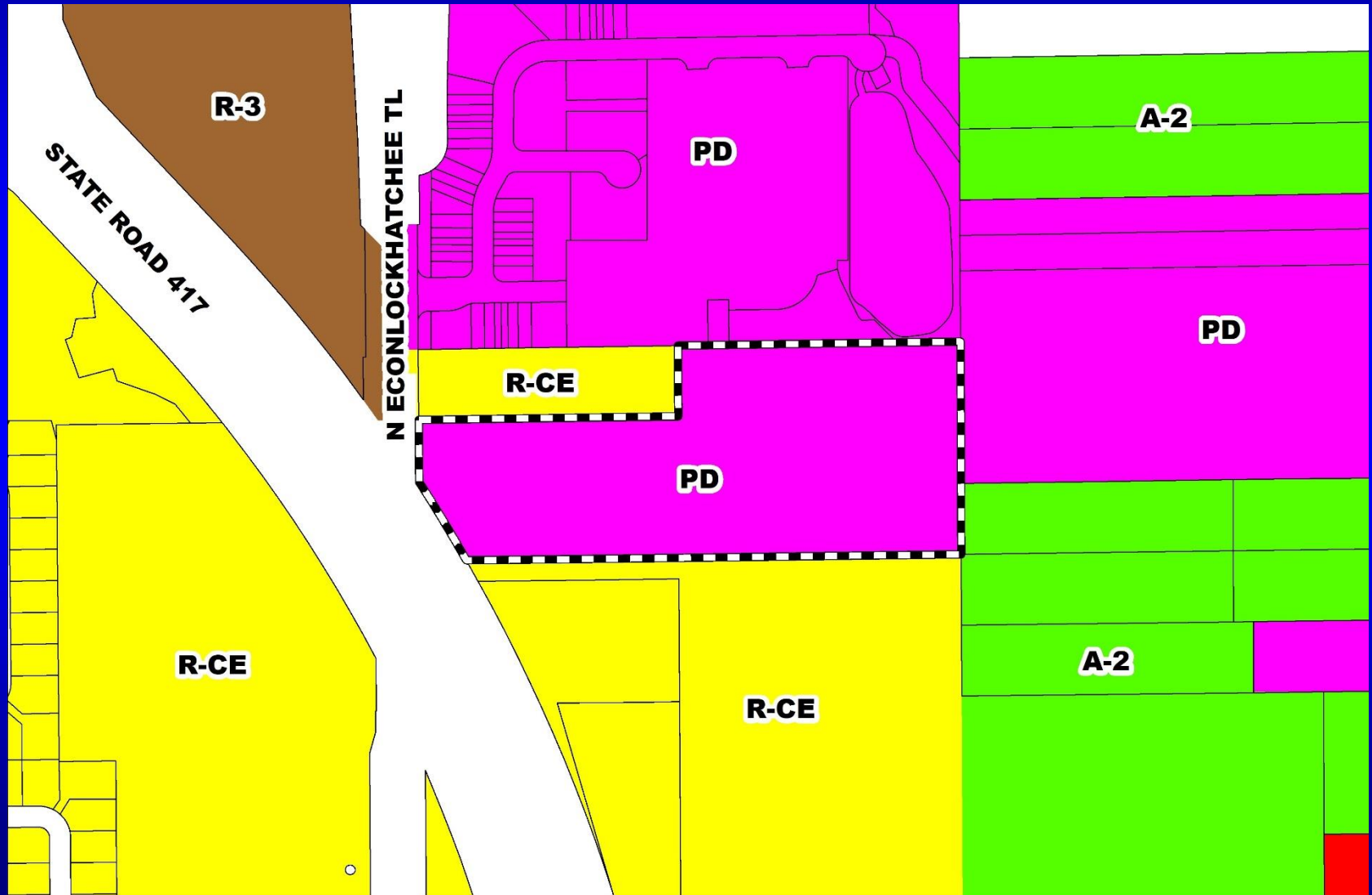
River Run at Valencia PD / River Run at Valencia Apartments Development Plan

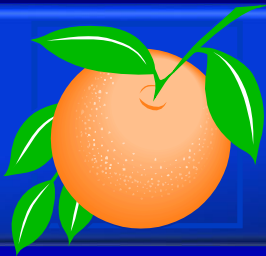
Future Land Use Map





River Run at Valencia PD / River Run at Valencia Apartments Development Plan Zoning Map

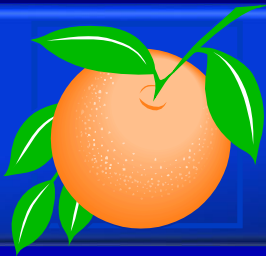




River Run at Valencia PD / River Run at Valencia Apartments Development Plan Aerial Map



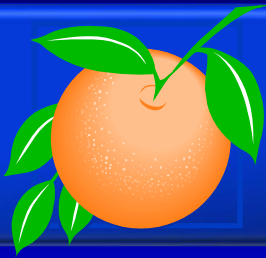




Action Requested

Make a finding of consistency with the Comprehensive Plan (CP) and approve the River Run at Valencia PD / River Run at Valencia Apartments DP dated “Received January 8, 2019”, subject to the conditions listed under the DRC Recommendation in the Staff Report.

District 3



RZ-18-11-051 – Ivan Matos Planning and Zoning Commission (PZC) Appeal

Case: RZ-18-11-051

Appellant: Ivan Matos

Applicant: Ivan Matos

District: 4

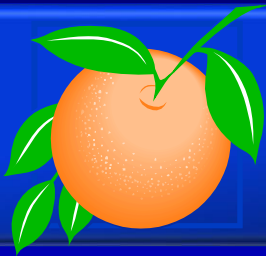
Acreage: 1.63 gross acres

Location: Generally located on the east side of Wetherbee Road, north of Jetstream Drive, and south of Palmbay Drive

From: I-1/I-5 (Industrial District)

To: I-4 (Industrial District)

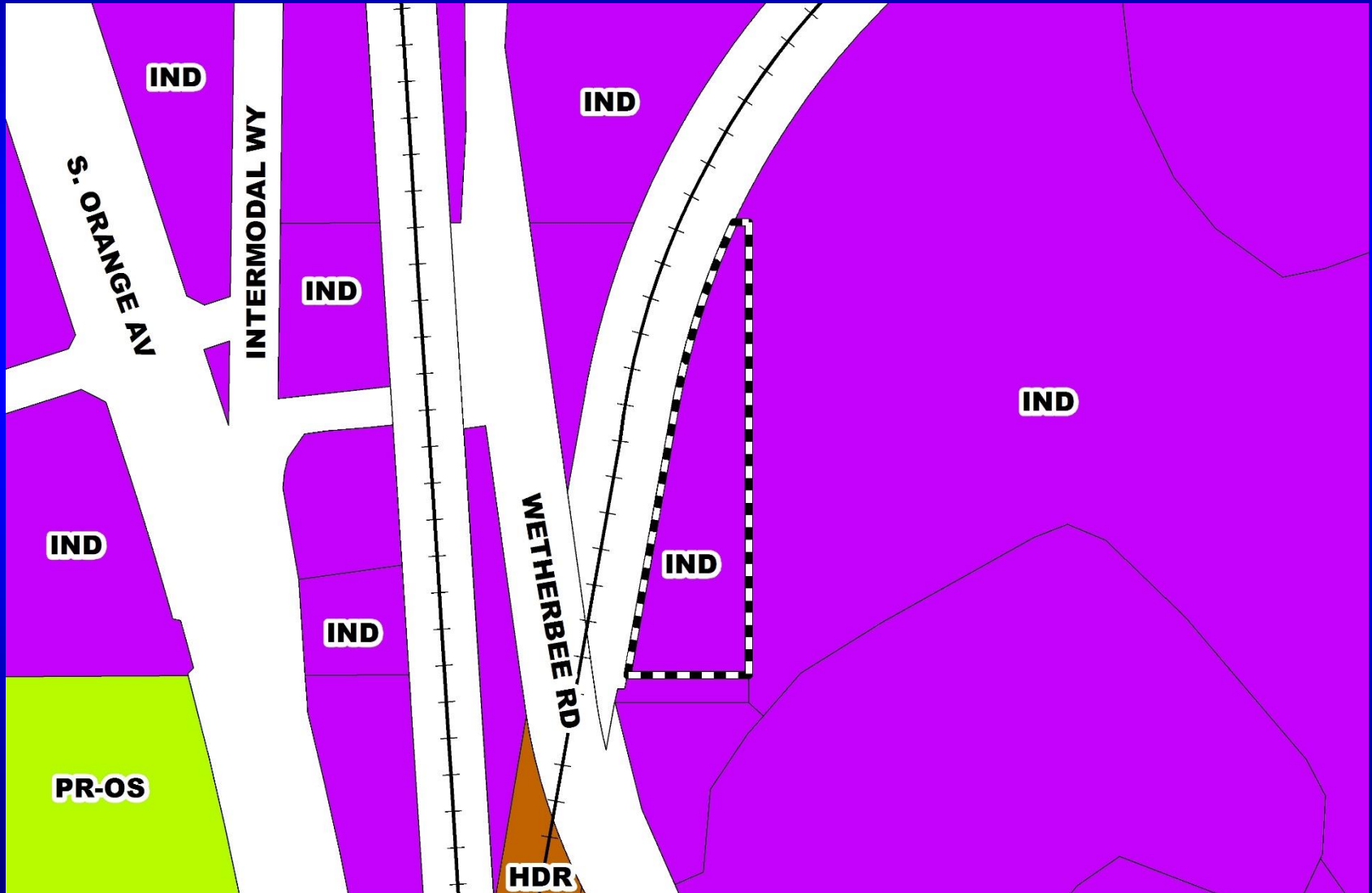
Proposed Use: Salvage Yard

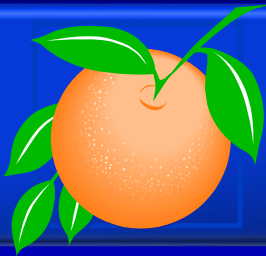


RZ-18-11-051 – Ivan Matos

Planning and Zoning Commission (PZC) Appeal

Future Land Use Map

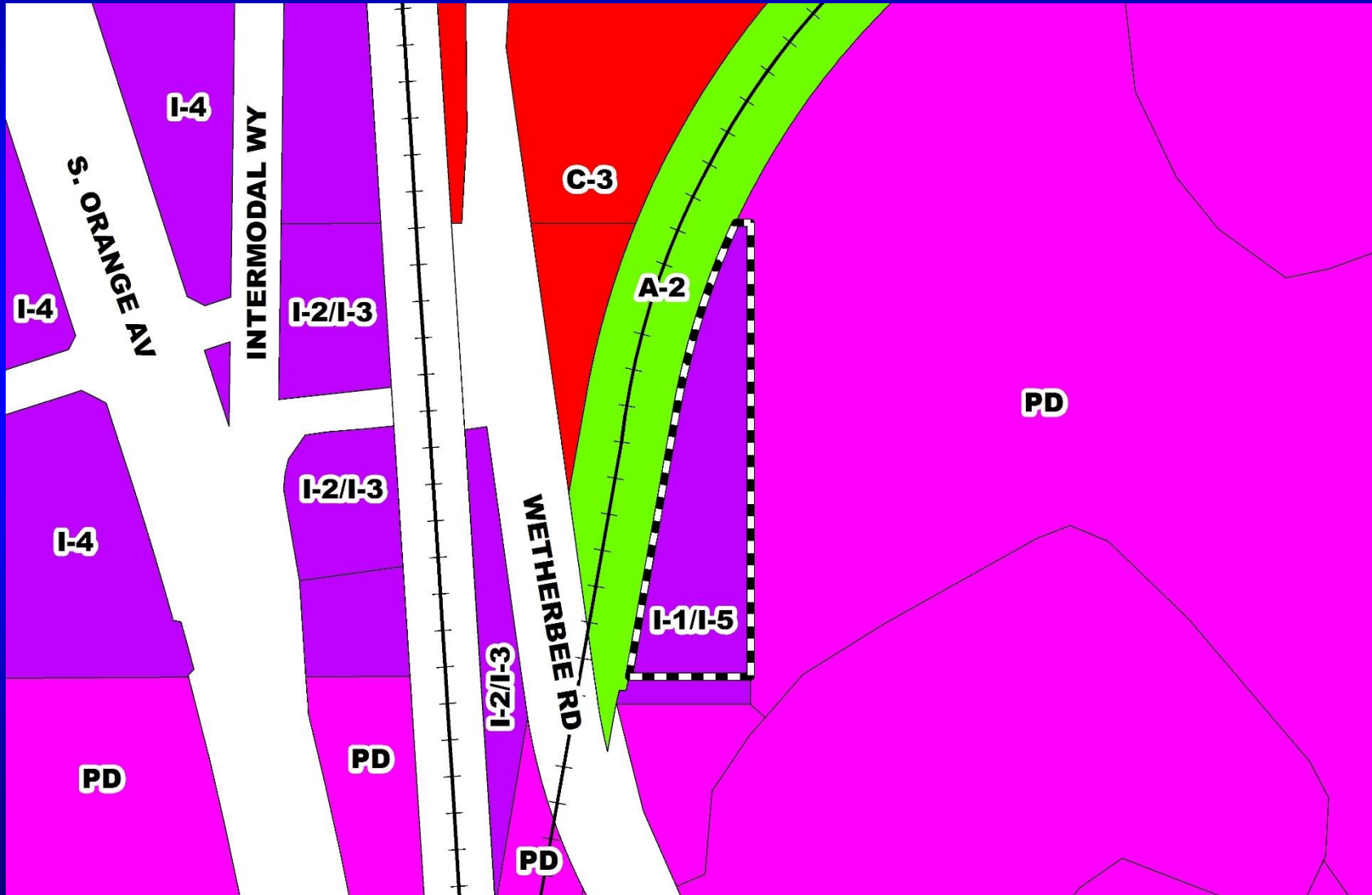


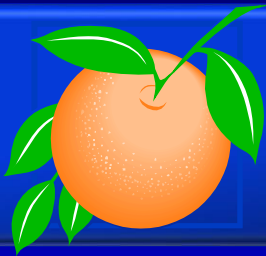


RZ-18-11-051 – Ivan Matos

Planning and Zoning Commission (PZC) Appeal

Zoning Map

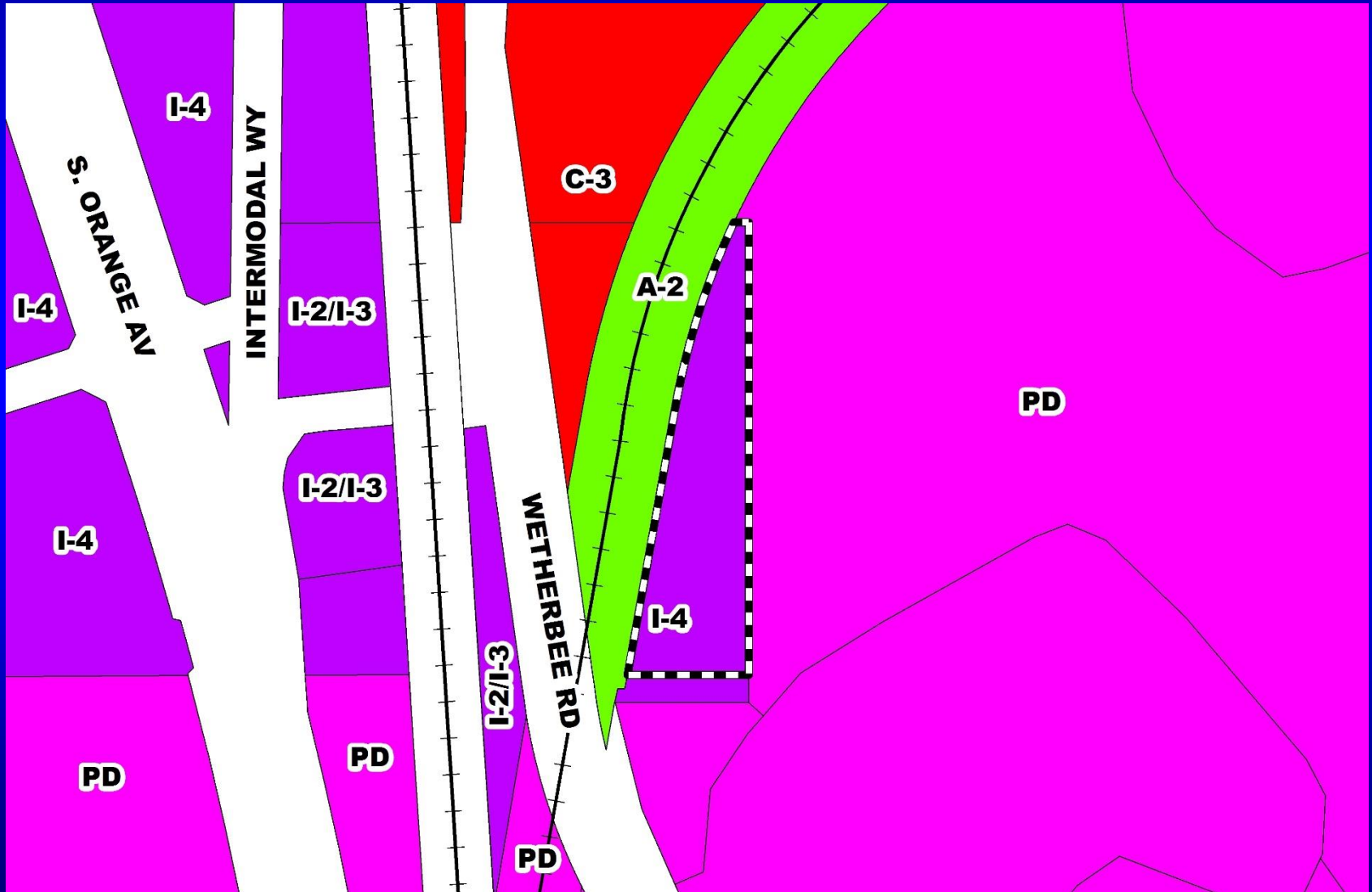


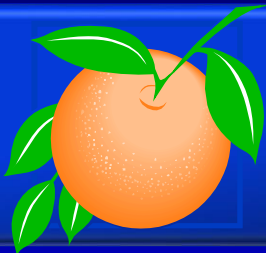


RZ-18-11-051 – Ivan Matos

Planning and Zoning Commission (PZC) Appeal

Proposed Zoning Map

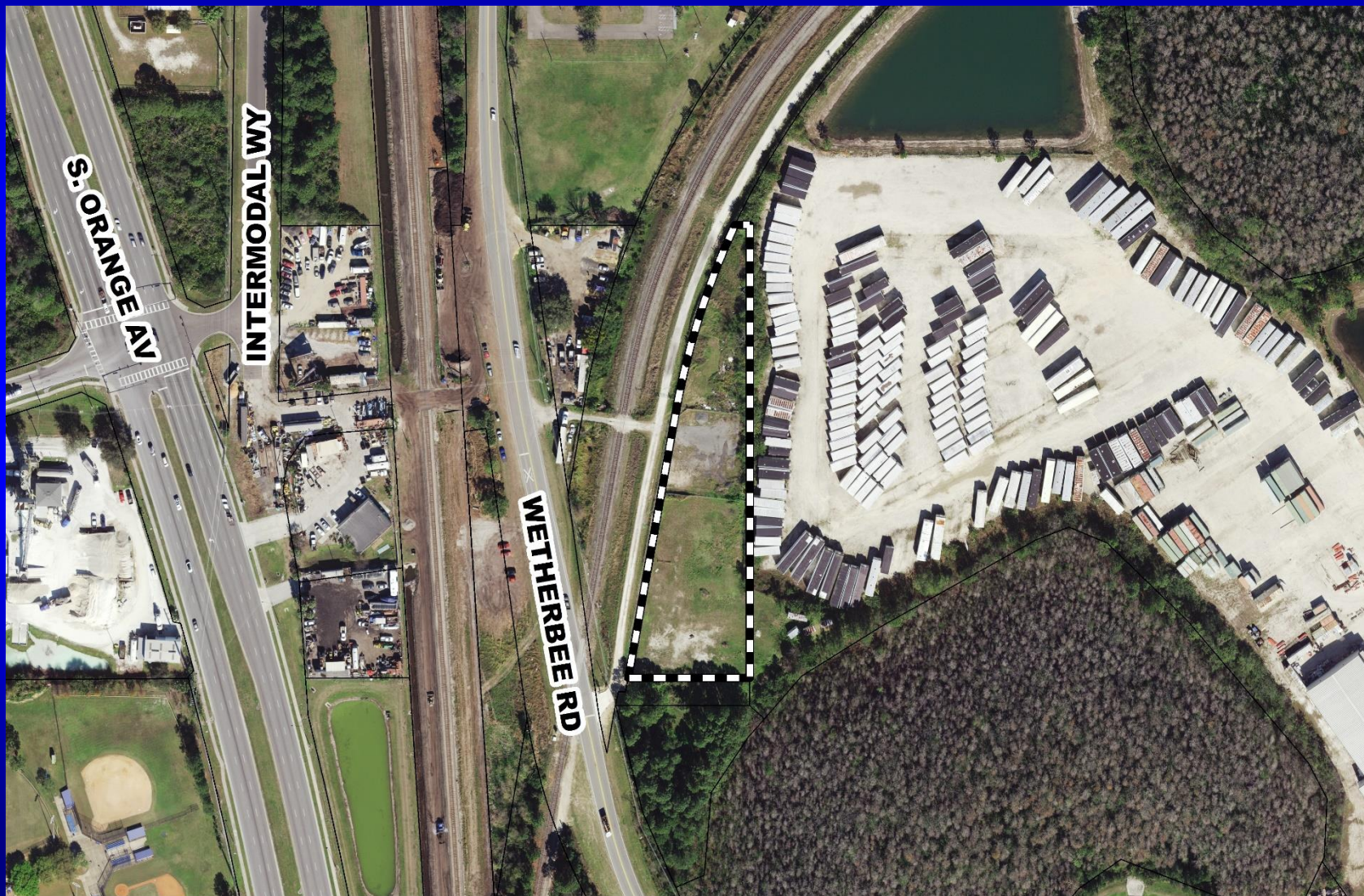


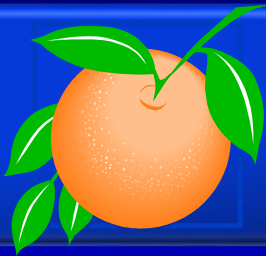


RZ-18-11-051 – Ivan Matos

Planning and Zoning Commission (PZC) Appeal

Aerial Map



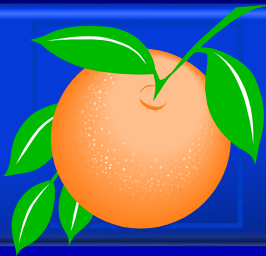


Action Requested

PZC Recommendation

Make a finding of inconsistency with the Comprehensive Plan DENY the requested I-4 (Industrial District) zoning.

District 4

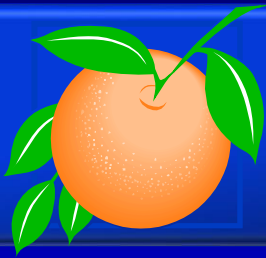


Alternative Action

Make a finding of consistency with the Comprehensive Plan and **APPROVE** the requested I-4 (Industrial District) zoning, subject to the following restrictions:

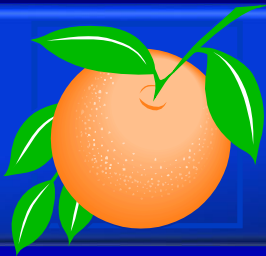
1. New billboards and pole signs shall be prohibited;
2. The applicant / developer shall submit a site plan to demonstrate compliance with all Orange County Code requirements (including landscaping and paved surfaces) prior to the accommodation of any I-4 uses; and
3. The site shall be restricted to the Salvage Yard use, and those uses permitted within the I-1/I-5 zoning district, as identified by the letter “P” in the use table set forth in Section 38-77 of the Orange County Code; and
4. The salvage yard use shall be totally enclosed within a minimum 6’ high wall or structure.

District 4



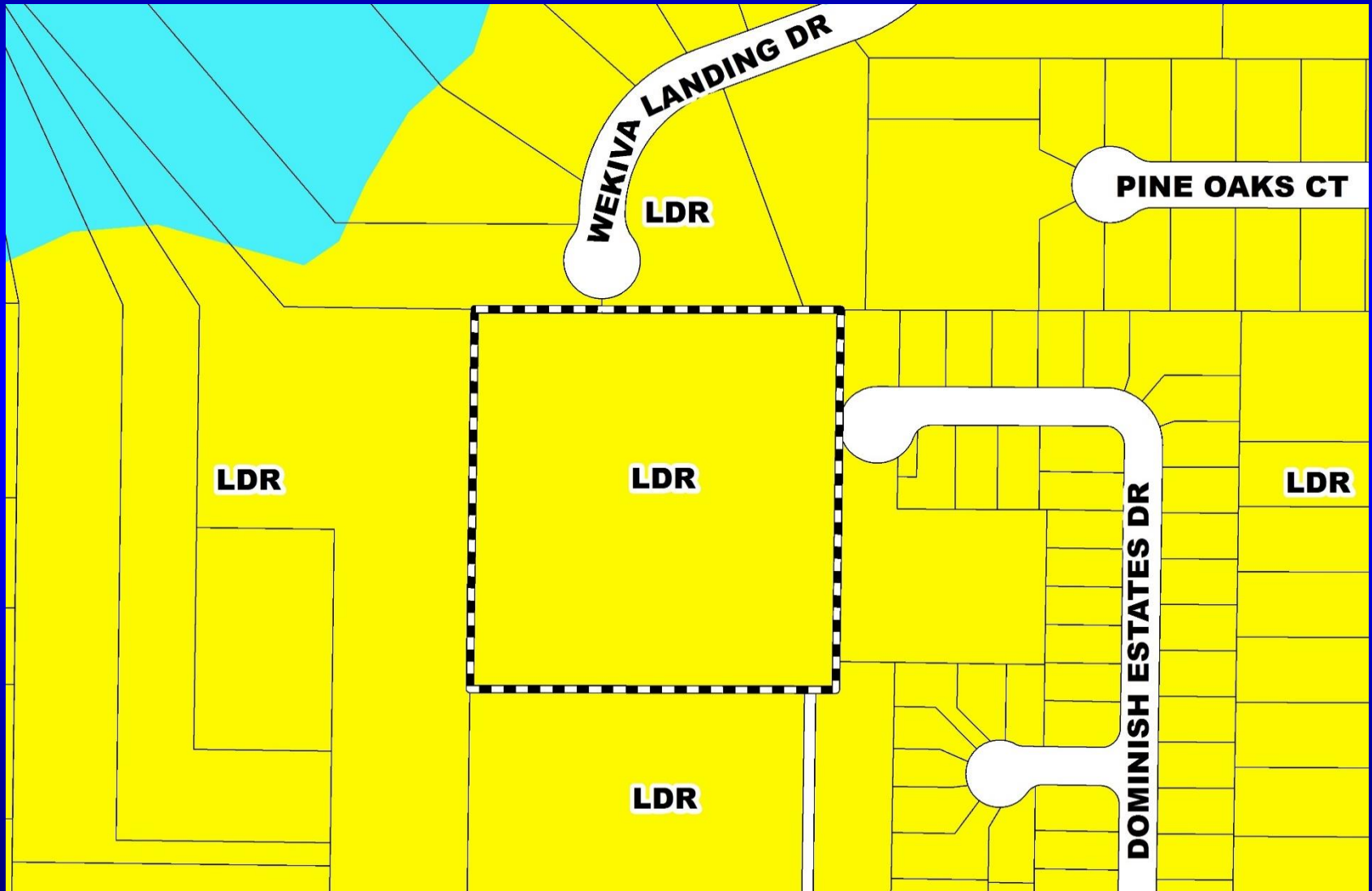
RZ-19-01-057 – Justin Solitro Planning and Zoning Commission (PZC) Board-Called Hearing

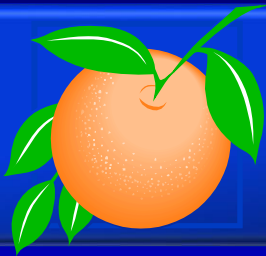
Case:	RZ-19-01-057
Applicant:	Justin Solitro
District:	2
Location:	1007 Votaw Road; or generally located north of Votaw Road, west of Dominish Estates Drive, south of Wekiva Landing Drive, and east of Via Florence Drive
Acreage:	5.46 gross acres
From:	R-1 (Single-Family Dwelling District) (Restricted)
To:	R-1 (Single-Family Dwelling District)
Proposed Use:	Remove a 10 dwelling unit restriction in order to construct 20 single-family dwelling units.



RZ-19-01-057 – Justin Solitro

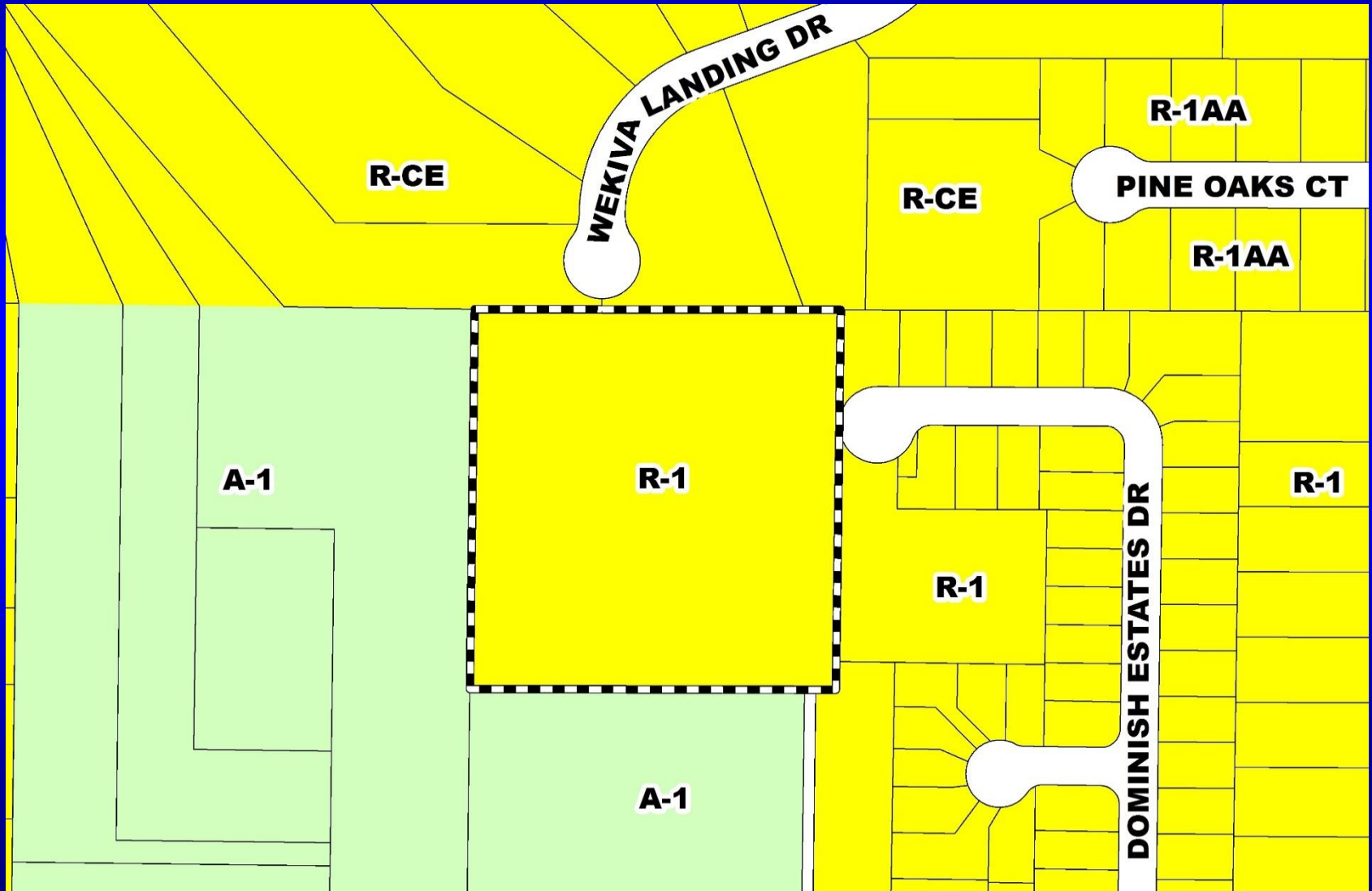
**Planning and Zoning Commission (PZC) Board-Called Hearing
Future Land Use Map**

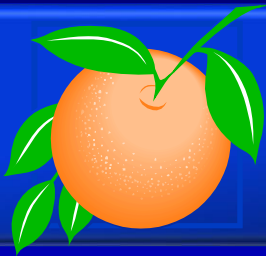




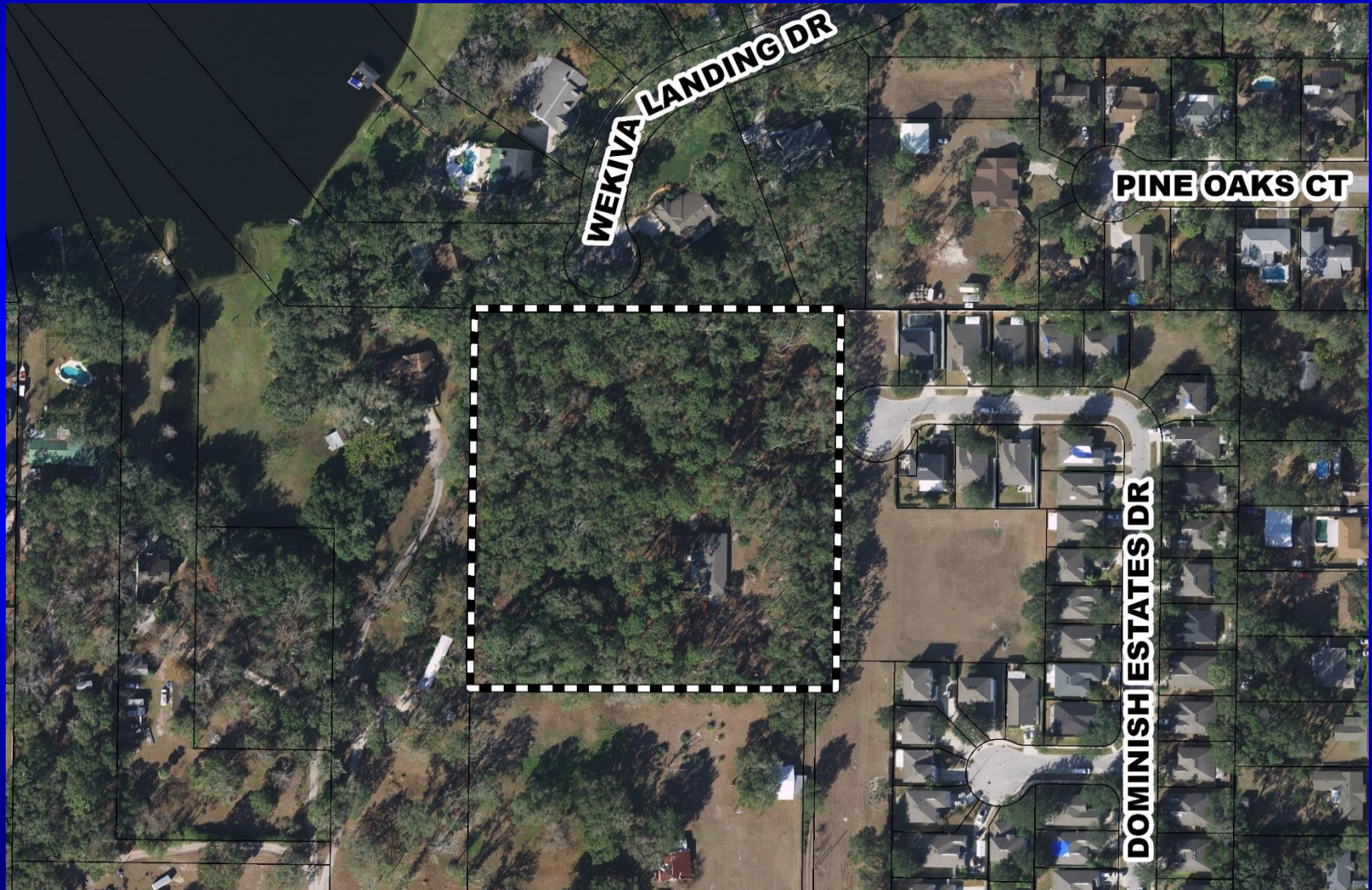
RZ-19-01-057 – Justin Solitro

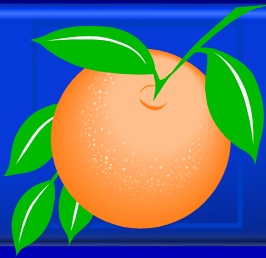
**Planning and Zoning Commission (PZC) Board-Called Hearing
Zoning Map**





RZ-19-01-057 – Justin Solitro
Planning and Zoning Commission (PZC) Board-Called Hearing
Aerial Map





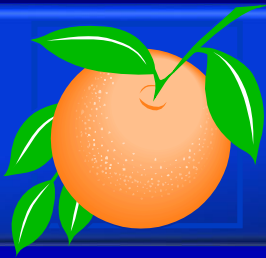
Action Requested

PZC Recommendation

Make a finding of consistency with the Comprehensive Plan and APPROVE the requested R-1 (Single-Family Dwelling District) zoning, subject to the following restrictions:

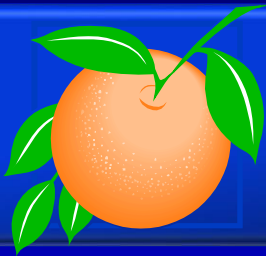
- 1) The subject property shall be limited to a maximum of twenty (20) lots with single-family detached residential dwelling units; and
- 2) A fifty (50) foot vehicular cross-access easement shall be provided at the time of Preliminary Subdivision Plan (PSP) to the south.

District 2



Tyson Ranch Planned Development / Land Use Plan

Case:	LUP-18-08-056
Project Name:	Tyson Ranch PD/LUP
Applicant:	Thomas Daly, Daly Design Group
District:	4
Acreage:	75.29 gross acres (<i>overall PD</i>)
Location:	South of State Road 417, North of Simpson Road, and West of Boggy Creek Road
Request:	To rezone 75.29 gross acres from A-2 (Farmland Rural District) to PD (Planned Development District) in order to construct 350 multi-family dwelling units, 330 attached single-family dwelling units, 187,389 square feet of commercial and office uses, and 250 hotel rooms. This request also includes a Master Sign Plan and 12 waivers from Orange County Code.



Action Requested

Continue this request to the April 9, 2019 BCC meeting at 2:00 p.m.

District 4



Board of County Commissioners

Public Hearings

March 26, 2019