

## ORANGE COUNTY NOTICE OF PUBLIC HEARING

Dear Property Owner:

**If you have any questions regarding this notice, contact the Orange County Planning Division, 407-836-5600, email: [planning@ocfl.net](mailto:planning@ocfl.net)**

**Para más información, referente a esta vista publica con respecto a una audiencia publica sobre propiedad en su area/vecindad, favor comunicarse con la División de Planificación, al numero, 407-836-8181.**

The Orange County Board of County Commissioners will conduct a public hearing on **June 4, 2019**, at **2 p.m.**, or as soon thereafter as possible, in the County Commission Chambers, First Floor, County Administration Center, 201 South Rosalind Avenue, Orlando, Florida. You are invited to attend and be heard regarding a request by:

**Applicant:** Eric Warren, Poulos & Bennett, LLC, Springhill Planned Development / Land Use Plan (PD/LUP) – Case # CDR-18-10-351

**Consideration:** A PD Substantial change request to reallocate thirty-four (34) units from PD Parcel 1 to PD Parcel 35. In addition, the applicant has requested the following three (3) waivers from Orange County Code for PD Parcel 35 only:

1.) A waiver from Section 38-1258(a) to allow multi-family residential buildings located no less than ten (10) feet of single-family zoned property along the west parcel line and one hundred (100) feet along the south parcel line to be constructed up to five-stories and 65 feet in height, in lieu of the requirement that multi-family buildings within one hundred (100) feet of a single-family zoned property be restricted to a single-story in height.

2.) A waiver from Section 38-1258(b), to allow multi-family buildings located between one hundred plus (100+) feet to one hundred and fifty (150) feet of single-family zoned property to be constructed up to five-stories and 65 feet in height, in lieu of the requirement that multi-family buildings located between one hundred plus (100+) feet to one hundred and fifty (150) feet of single-family zoned property shall vary in building height with a maximum of fifty (50) percent of the buildings being three (3) stories (not to exceed forty (40) feet) in height with the remaining buildings being one (1) story of two (2) stories in height.

3.) A waiver from Section 38-1258(c), to allow multi-family buildings located no less than ten (10) feet of a single-family zoned property along the west parcel line and one hundred (100) feet along the south parcel line to be constructed up to five-stories and 65 feet in height, in lieu of the requirement that multi-family buildings located within one hundred and fifty (150) feet of a single-family zoned property shall not exceed three (3) stories (forty (40) feet in height).

**Location:** District 1; property generally located north of Water Spring Boulevard and West of Avalon Road; Orange County, Florida (legal property description on file in Planning Division)

You may obtain a copy of the legal property description by calling the Orange County Planning Division, 407-836-5600; or pick one up at 201 South Rosalind Avenue, Second Floor; Orlando, Florida.

**If you wish to appeal any decision made by the Board of County Commissioners at this meeting you will need a record of the proceedings. You should ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.**

**If you require special accommodations under the Americans with Disabilities Act of 1990, please call 407-836-5631 no later than two business days prior to the hearing for assistance. Si usted requiere ayuda especial bajo la ley de Americanos con Incapacidades de 1990, por favor llame al 407-836-3111.**

Phil Diamond, County Comptroller

As Clerk of the Board of County Commissioners; Orange County, Florida

nr/cas/np

May 07, 2019

c: Applicant/Abutters