

**ORANGE COUNTY BOARD OF ZONING ADJUSTMENT  
NOTICE OF PUBLIC HEARING**

NOTICE is hereby given that the Orange County Board of Zoning Adjustment (BZA) shall consider the **November 1, 2018** public hearing. Public hearings will be held in the County Commissioner's Chambers located on the first floor of the Orange County Administration Building, 201 S. Rosalind Avenue beginning at 9:00 a.m. or as soon thereafter as possible.

Please be advised that Section 286.0105, Florida Statutes, states that "if a person decides to appeal any decision made by a board, agency, or commission with respect to any matter considered at a meeting or hearing he will need a record of the proceedings, and that for such purpose, he may need to ensure a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based."

For any information concerning these requests, please contact Debra Phelps, Recording Secretary, at (407) 836-5917.

**Para mas información referente a esta vista pública, favor de comunicarse con el Departamento de Zonificación al número (407) 836-3111.**

Public Hearing Agenda:

**9:00 AM PUBLIC COMMENT**

**YVONNE LINDSAY FOR FUTURE STARS ACADEMY - SE-18-10-129                      9:00 AM**

**REQUEST:** Special Exception in the P-O zoning district to allow a private school with up to 20 children from grades K through 6th in 1 classroom. This is not a charter school.

**ADDRESS:** 1101 N Pine Hills Rd, Orlando FL 32808

**LOCATION:** Northeast corner of N. Pine Hills Rd. and Dolores Dr., approximately .2 miles north of Balboa Dr.

**S-T-R:** 19-22-29-NE-A

**TRACT SIZE:** 104 ft. x 132 ft. (AVG); 0.32 acres

**DISTRICT#:** 6

**LEGAL:** PINE HILLS MANOR NO 4 S/94 LOT 6 BLK D

**PARCEL ID:** 19-22-29-6980-04-060

**MIKE FITZPATRICK - VA-18-10-135**

**REQUEST:** Variance in the P-D zoning district to allow placing a generator 1.5 ft. from the side (northerly) property line along side of a new home in lieu of 10 ft.

**ADDRESS:** 8361 Torcello Isle Dr, Windermere FL 34786

**LOCATION:** Easterly side of Torcello Dr., approximately 625 ft. southwesterly of Reams Rd.

**S-T-R:** 34-23-27-SE-D

**TRACT SIZE:** 51 ft. x 165 ft. (AVG)

**DISTRICT#:** 1

**LEGAL:** WINDERMERE ISLE 91/135 LOT 37

**PARCEL ID:** 34-23-27-9175-00-370

**CHARLES MARCH - VA-18-11-137**

**REQUEST:** Variances in the R-2 zoning district as follows: 1) To allow an existing accessory structure with a 4 ft. rear setback in lieu of 5 ft. 2) To allow an existing accessory structure with a 2.6 ft. side setback in lieu of 5 ft. Note: This is the result of Code Enforcement action.

**ADDRESS:** 8120 Bucksaw Dr, Orlando FL 32817

**LOCATION:** South side of Bucksaw Dr., south of Bates Rd., east of N. Goldenrod Rd.

**S-T-R:** 14-22-30-NE-A

**TRACT SIZE:** 62 ft. x 108 ft.

**DISTRICT#:** 3

**LEGAL:** PINWOOD VILLAGE 11/54 LOT 13

**PARCEL ID:** 13-22-30-7102-00-130

**FARRELL DUNCAN - VA-18-11-138**

**REQUEST:** Variance in the A-1 zoning district to allow an accessory structure to remain 4 ft. from the side property line in lieu of 5 ft.

**ADDRESS:** 15102 State Road 438, Winter Garden FL 34787

**LOCATION:** Southwest corner of W. Plant St. and Tildenville School Rd.

**S-T-R:** 21-22-27-SE-D

**TRACT SIZE:** 155 ft. x 340 ft.  
**DISTRICT#:** 1  
**LEGAL:** COMM 663.2 FT W AND 552.2 FT N OF SE COR OF SEC TH  
CONT N 583 FT FOR POB TH CONT N 170.89 FT +/- TO S  
R/W LINE OF SR 438 TH E 9.78 FT +/- TH S 10 FT TH E  
334.15 FT TO W R/W LINE OF TILDENVILLE SCHOOL RD  
TH S 160.68 FT +/- TH W 340.97 FT TO POB IN SEC 21-2  
**PARCEL ID:** 21-22-27-0000-00-035

**SCOTT STUART - SE-18-11-139**

**REQUEST:** Special Exception in the A-1 zoning district to allow a  
woodchipper and yard trash processing facility.  
**ADDRESS:** 3601 Planck Rd, Apopka FL 32712  
**LOCATION:** North of Ponkan Rd., west of Golden Gem Rd.  
**S-T-R:** 23-20-27-NE-A  
**TRACT SIZE:** 1,320 ft. x 1,320 ft.  
**DISTRICT#:** 2  
**LEGAL:** SW1/4 OF NE1/4 SEC 23-20-27  
**PARCEL ID:** 23-20-27-0000-00-051

**LINETTE SALAS GONZALEZ - VA-18-11-140**

**10:00 AM**

**REQUEST:** Variances in the R-T-1 zoning district to allow a new  
manufactured home as follows: 1) To allow a front setback  
of 23 ft. in lieu of 25 ft. 2) To allow a rear setback of 20 ft. in  
lieu of 25 ft.  
**ADDRESS:** 6925 Salinas Dr, Orlando FL 32822  
**LOCATION:** North of Salinas Dr., west of Mediterranean Rd.  
**S-T-R:** 15-23-30-NE-A  
**TRACT SIZE:** 136 ft. x 100 ft. (AVG)  
**DISTRICT#:** 3  
**LEGAL:** LYNNWOOD ESTATES 4/127 LOT 3 BLK G & IN  
LYNNWOOD ESTATES 1ST ADDITION PB 5/60 ELY 5 FT  
OF LOT 42 BLK D  
**PARCEL ID:** 15-23-30-5304-07-030

**WILLIAM DAVIS - VA-18-11-142**

**REQUEST:** Variance in the R-1AA zoning district to enclose existing screen porch (with existing structural roof) to make living space 35 ft. from NHWE in lieu of 50 ft.

**ADDRESS:** 2424 Overlake Ave, Orlando FL 32806

**LOCATION:** South side of Overlake Ave., east of Bayfront Pkwy., east of S. Bumby Ave.

**S-T-R:** 07-23-30-SE-D

**TRACT SIZE:** 80 ft. x 160 ft. (AVG)/.239 Acres

**DISTRICT#:** 3

**LEGAL:** WATERFRONT ESTATES 1ST ADDITION U/68 LOT 3 BLK E

**PARCEL ID:** 07-23-30-9052-05-030

**WENDY HOFFMAN-PERSONS - VA-18-11-145**

**REQUEST:** Variance in the R-1A zoning district to allow a cumulative total of 696.2 sq.ft. of accessory structures in lieu of 500 ft.

**ADDRESS:** 2222 Rose Blvd, Orlando FL 32839

**LOCATION:** South side of Rose Blvd. east of Texas Ave., north of W Oak Ridge Rd.

**S-T-R:** 22-23-29-NW-B

**TRACT SIZE:** 75 ft. x 135 ft.; 0.232 acres

**DISTRICT#:** 6

**LEGAL:** ORANGE BLOSSOM TERRACE R/144 LOT 6 BLK F

**PARCEL ID:** 22-23-29-6208-06-060

**KENNETH PATTERSON - SE-18-11-146**

**REQUEST:** Special Exception and Variances in the R-1A zoning district as follows: 1) Special Exception: To allow a religious use facility. 2) Variance: To allow a front setback of 10 ft. in lieu of 25 ft. 3) Variance: To allow unpaved parking spaces in lieu of paved. 4) Variance: To allow 22 parking spaces to be located off-site in lieu of on-site. 5) Variance: To allow a building setback of 45 ft. from the centerline of an urban minor arterial street in lieu of 60 ft. 6) Variance: To allow a paving setback of 39 ft. from the centerline of an urban minor arterial street in lieu of 55 ft. (LOTS 10-23-29-6152-05-131 and 10-23-29-6152-05-132

NEED TO BE COMBINED)  
**ADDRESS:** 4421 S Rio Grande Ave, Orlando FL 32839  
**LOCATION:** Northeast corner S. Rio Grande Ave., and 45th St.  
**S-T-R:** 10-23-29-SE-D  
**TRACT SIZE:** 96 ft. x 144 ft.; 0.317 acres  
**DISTRICT#:** 6  
**LEGAL:** OHIO HOMESITES FIRST UNIT K/120 THE N1/2 OF LOTS  
13 & 14 BLK E  
**PARCEL ID:** 10-23-29-6152-05-131 10-23-29-6152-05-132

**LISA REMBERT - VA-18-11-147**

**11:00 AM**

**REQUEST:** Variance in the R-2 zoning district to allow a front setback of  
21 ft. in lieu of 25 ft.  
**ADDRESS:** Old Winter Garden Rd, Orlando FL 32835  
**LOCATION:** North side of Old Winter Garden Rd., east of S. Apopka  
Vineland Rd.  
**S-T-R:** 27-22-28-SE-D  
**TRACT SIZE:** 90 ft. x 100 ft. (AVG); 0.211 acres  
**DISTRICT#:** 6  
**LEGAL:** JOSLIN GROVE PARK O/86 LOTS 22 23 & 24 BLK D &  
VAC RD R/W E OF LOT 24 BLK D (LESS R/W PER  
3259/1679)  
**PARCEL ID:** 27-22-28-4052-04-220

**CHRIS BROSCHE - VA-18-11-148**

**REQUEST:** Variance in the IND-2/IND-3 zoning district to allow for a  
cement silo with a height of 63 ft. in lieu of 50 ft.  
**ADDRESS:** 6731 Edgewater Dr, Orlando FL 32810  
**LOCATION:** North side of Edgewater Drive, West of Magnolia Homes  
Road, south of railroad  
**S-T-R:** 32-21-29-NE-A  
**TRACT SIZE:** 127 ft. x 195 ft. (AVG)  
**DISTRICT#:** 2  
**LEGAL:** BEG 149.6 FT N 59 DEG W OF SE COR OF SW1/4 OF  
NE1/4 TH CONT N 59 DEG W 119.46 FT N 12 DEG E 224.45  
FT TO SLY R/W OF SCL RR TH S 73 DEG E 189.92 FT S 29

DEG W 259.24 FT TO POB SEC 32-21-29 (LESS RD R/W ON S)

**PARCEL ID:** 32-21-29-0000-00-237

**CRAIG SWARTHOUT - VA-18-11-150**

**REQUEST:** Variance in the R-1A zoning district to allow a cumulative total of 906 sq. ft. of accessory structures in lieu of 500 ft.

**ADDRESS:** 1915 Dorris Dr, Orlando FL 32807

**LOCATION:** East side of Dorris Dr., approximately .2 miles north of E. Colonial Drive

**S-T-R:** 14-22-30-SW-C

**TRACT SIZE:** 120 ft. x 511 ft. (1.4 Acres)

**DISTRICT#:** 5

**LEGAL:** W 541 FT OF S 120 FT OF N 218 FT OF SE1/4 OF SW1/4 (LESS W 30 FT RD R/W) OF SEC 14-22-30 SEE 2427/1746

**PARCEL ID:** 14-22-30-0000-00-112

**MATTHEW MORRISON - VA-18-11-151**

**REQUEST:** Variance in the R-1AA zoning district to allow a fence within 50 ft. of the NHWE that is 6 ft. tall in lieu of 4 ft. tall. Property abuts a canal that connects to Lake Conway.

**ADDRESS:** 2400 Rob Ln, Orlando FL 32806

**LOCATION:** North side of Gatlin Ave., at the southeast corner of S. Bumby Ave. and Rob Ln.

**S-T-R:** 07-23-30-SE-D

**TRACT SIZE:** 90 ft. x 176 ft. (AVG) (.36 Acres)

**DISTRICT#:** 3

**LEGAL:** WATERFRONT ESTATES 4TH ADDITION U/89 LOT 1 BLK F SEE 2344/843

**PARCEL ID:** 07-23-30-9064-06-010