

ORANGE COUNTY BOARD OF ZONING ADJUSTMENT NOTICE OF PUBLIC HEARING

Notice is hereby given that on **Thursday, October 1, 2020**, beginning at **9:00 a.m.**, the **Orange County Board of Zoning Adjustment (BZA)** will hold a public meeting either “in person” at the First Floor of the Orange County Administration Center at 201 S. Rosalind Avenue in downtown Orlando, Florida, or “virtually,” utilizing communications media technology, with the latter made permissible pursuant to Governor Ron DeSantis’s Emergency Executive Order No. 20-69 related to the Covid-19 state of emergency, as amended, or a combination of both formats. During the meeting, the BZA will hold public hearings on the matters listed in the agenda below. **At the time of the publishing of this notice, it could not be known by Orange County whether this public meeting would be an in person meeting, a virtual meeting, or a combination of both formats. In order to determine the format of this public meeting, please call the Orange County Zoning Division at 407-836-9650 between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except legal holidays, or visit the County Calendar at <https://www.ocfl.net/Home/CountyCalendar.aspx>.**

Attending or Observing the Meeting:

If the meeting is held virtually, the members of the BZA will participate from different locations via WebEx ©. (See <https://www.webex.com> for more information.) The meeting will be hosted by the chairperson or vice-chairperson of the BZA, a quorum will be maintained during the meeting, and the meeting will be conducted and operated by Orange County Government.

Regardless of whether the meeting is held virtually or in person, the public may watch the meeting on Orange TV via the internet or television.

Online: <http://www.orangecountyfl.net/OpenGovernment/OrangeTVVisionTV.aspx>.

Televised: Channel 488 on Spectrum; Channel 9 on Comcast; and Channel 99 on AT&T U-Verse; and Channel 10.2 over the air.

If the meeting is held in person, the meeting may also be observed by appearing at the First Floor of the Orange County Administration Center at 201 S. Rosalind Avenue in downtown Orlando, Florida. Orange County staff will be present to ensure that social distancing and other health and safety measures are practiced and enforced.

Providing Public Comment:

Members of the public who would like to provide public comment at the beginning of the meeting but not during a particular hearing listed in the meeting agenda below may utilize one of two options:

- At least 24 hours before the start of the meeting, the person may send comments via e-mail to BZA@ocfl.net. Timely received public comments will be read into the record during the scheduled public comment period at the beginning of the meeting. Public comment will be limited to 500 words or three minutes.

- The person may attend the meeting in person at the First Floor of the Orange County Administration Center, 201 S. Rosalind Avenue, Orlando, Florida.

Please note, if the meeting is held virtually, the BZA members will not be physically present at the First Floor of the Orange County Administration Center, 201 S. Rosalind Avenue, in downtown Orlando, Florida. The person will communicate virtually with the BZA members from a kiosk equipped with a computer laptop located in Room 105 on the First Floor, where the person will see, hear and speak to the BZA members, and the BZA members will see, hear and be able to speak to the person.

Orange County staff will be present to assist at the kiosk in Room 105 and on the First Floor to ensure that social distancing and other health and safety measures are practiced and enforced.

Providing Testimony and Evidence or Participating in a Hearing:

Members of the public who would like to provide testimony and evidence during a particular hearing during the meeting may utilize one of two options:

- If the meeting is held virtually, the person may join and participate in the meeting from a remote location through the video section of WebEx found in link in the County Calendar at <https://www.ocfl.net/Home/CountyCalendar.aspx>; or

- If the meeting is held virtually or in person, the person may attend the meeting in person at the First Floor of the Orange County Administration Center, 201 S. Rosalind Avenue, Orlando, Florida.

Please note, if the meeting is held virtually, the BZA members will not be physically present. The person will communicate virtually with the BZA members from the kiosk in Room 105 equipped with a laptop, where the person will see, hear and speak to the BZA members, and the BZA members will see, hear and be able to speak to the person.

Orange County staff will be present to assist at the kiosk in Room 105 and on the First Floor to ensure that social distancing and other health and safety measures are practiced and enforced.

If an applicant or speaker intends to make a presentation or introduce any documentary evidence during the public hearing, then it is requested that at least 24 hours before the date and time of the public hearing the applicant or speaker email the presentation or documentary evidence to BZA@ocfl.net or physically deliver copies to the Zoning Division at the First Floor of the Orange County Administration Center, 201 S. Rosalind Ave., in downtown Orlando, Florida.

If a person is unable to attend the BZA meeting in person or access the WebEx meeting via a computer, please call the Orange County Zoning Division at 407-836-9650 between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except legal holidays, by not later than 24 hours before the meeting, so that Orange County can determine with the person whether other arrangements are acceptable and feasible.

* * *

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 or she will need a record of the proceedings, and that, for such purpose, he or she may need to 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.”

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In accordance with the Americans with Disabilities Act (ADA), if any person with a disability as defined by the ADA needs special accommodation to participate in this proceeding, then not later than two business days prior to the proceeding, he or she should contact the Orange County Communications Division at (407) 836-5651.

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

Pou plis enfòmasyon an Kreyòl, souple rele (407) 836-3111.

AGENDA:

9:00 A.M. – PLEDGE OF ALLEGIANCE, REVIEW OF THE MINUTES FROM THE SEPTEMBER 3, 2020, BZA MEETING, and PUBLIC COMMENT

THE FOLLOWING PUBLIC HEARINGS WILL OCCUR AFTER PUBLIC COMMENT:

1. DONNA J. WILLIS - VA-20-10-096

REQUEST: Variance in the PD zoning district to allow a screen enclosure with a 0.5 ft. north side setback in lieu of 5 ft.
ADDRESS: 8801 Fountain Palm Alley, Winter Garden, FL 34787
LOCATION: East side of Fountain Palm Alley, north of Seidel Rd.
TRACT SIZE: 35 ft. x 121.3 ft./ 0.1 acres (4,246 sq. ft.)
DISTRICT#: 1
PARCEL ID: 05-24-27-5330-00-220

2. IGLESIA HISPANA EL CAMINO (JONATHAN SOULE) - SE-20-11-097

REQUEST: An amendment to an existing Special Exception in the A-1 zoning district to allow the addition of a 2,259 sq. ft. modular classroom for an existing private school.
ADDRESS: 6837 Lakeville Rd., Apopka, FL 32703
LOCATION: West side of N. Hiawassee Rd. and east side of Lakeville Rd., south of the Apopka Expressway
TRACT SIZE: 9.02 acres
DISTRICT#: 2
PARCEL ID: 25-21-28-4936-11-110

9:30 AM

3. JOSE CONTRERAS - VA-20-11-098

REQUEST: Variances in the R-1A zoning district as follows:
1) To allow an existing residence to be located 2.8 ft. from the north rear property line in lieu of 30 ft.
2) To allow an existing residence to be located 5.4 ft. from the east side property line in lieu of 7.5 ft.
3) To allow an existing residence to be located 2.4 ft. from the west side property line in lieu of 7.5 ft.
4) To allow a detached accessory structure to be located 6.4 ft. from the east side property line in lieu of 7.5 ft.
This is the result of Code Enforcement action.

ADDRESS: 1209 35th St., Orlando, FL 32805
LOCATION: North side of 35th St., east of S. Orange Blossom Tr.
TRACT SIZE: 50 ft. x 135 ft./ 0.15 acres
DISTRICT#: 6
PARCEL ID: 03-23-29-0182-88-200

4. ALAN FREDRICKSON - VA-20-09-081 (CONT. FROM SEPT 3RD)

REQUEST: Variance in the R-1AA zoning district to allow an attached carport to be located 5.25 ft. from the north front property line in lieu of 30 ft.

ADDRESS: 700 Lillian Dr., Orlando, FL 32806
LOCATION: South side of Lillian Dr. on the north side of Lake Jennie Jewel, west of S. Summerlin Ave.
TRACT SIZE: 0.86 acres (37,505 sq. ft.)
DISTRICT#: 3
PARCEL ID: 12-23-29-0516-00-541

10:00 AM

5. PATRICK MADDEN - SE-20-10-095

REQUEST: Special Exception and Variances in the P-O zoning district as follows:

- 1) An amendment to an existing Special Exception to allow the construction of a 26,920 sq. ft. two-story electrical and equipment room addition for an existing telephone switching substation, a 2,880 sq. ft. covered truck parking and a 4,128 sq. ft. covered portable generator storage area.
- 2) Variance to allow a maximum building height of 40 ft. in lieu of 35 ft.
- 3) Variance to allow the provision of 70 off-street parking spaces in lieu of 95 parking spaces.

ADDRESS: 3503 Technological Ave., Orlando, FL 32817

LOCATION: East side of the northern terminus of Technological Ave. approximately 617 ft. north of University Blvd.

TRACT SIZE: 10.52 acres

DISTRICT#: 5

PARCEL ID: 04-22-31-2868-00-100

6. PREMIERE EGLISE BAPTISTE BETHANIE DORLANDO - SE-20-08-073

REQUEST: Special Exception and Variances in the R-1A zoning district as follows:

- 1) Special Exception to allow an existing 5,629 sq. ft. religious institution with 150 seats and the construction of a new 5,700 sq. ft. multipurpose building/fellowship hall.
- 2) Variance to allow a 16.6 ft. setback for an existing structure from the front (east) property line in lieu of 25 ft.
- 3) Variance to allow a 46 ft. setback for an existing structure from the centerline of a minor urban collector, N. Hastings St., in lieu of 55 ft.
- 4) Variance to allow a 38.9 ft. setback for a parking area from the centerline of a minor urban collector, N. Hastings St., in lieu of 50 ft.

ADDRESS: 890 N. Hastings St., Orlando, FL 32808

LOCATION: Southwest corner of N. Hastings St. and Arundel Dr., approximately 0.2 miles north of W. Colonial Dr.

TRACT SIZE: 200 ft. x 241 ft./ 1.11 acres

DISTRICT#: 6

PARCEL ID: 24-22-28-6240-16-190

10:30 AM

7. KALEY SQUARE COMMUNITY CENTER - SE-20-08-078

REQUEST: Special Exception and Variances in the R-2 zoning district as follows:

- 1) An amendment to an existing Special Exception to allow an existing 1,673 sq. ft. house to be converted to offices and an existing 614 sq. ft. house to be converted to storage for the Kaley Square Community Center, located to the north across Kaley Street.
- 2) Variance to allow grass parking in lieu of improved parking.

ADDRESS: 1026 22nd St., Orlando, FL 32805

LOCATION: South side of 22nd St., approximately 200 ft. west of Westmoreland Dr.

TRACT SIZE: 200 ft. x 135 ft. (avg.)/ 0.62 acres (26,952 sq. ft.)

DISTRICT#: 6

PARCEL ID: 03-23-29-0180-28-070

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