

**ORANGE COUNTY BOARD OF ZONING ADJUSTMENT (BZA) MEETING**  
**- NOTICE OF PUBLIC HEARINGS -**

Notice is hereby given that on **Thursday, December 3, 2020**, beginning at **9:00 a.m.**, the **Orange County Board of Zoning Adjustment (BZA)** will hold a public meeting that can be attended 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, or a combination of both formats. During the meeting, the BZA will hold public hearings on the matters listed in the agenda below. **For more information about the format of the 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:

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

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.

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](mailto: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.

Individuals attending in 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:

- 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

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

Individuals attending in 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](mailto: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.”

\* \* \*

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 NOVEMBER 5, 2020, BZA MEETING, and PUBLIC COMMENT**

**THE FOLLOWING PUBLIC HEARINGS WILL OCCUR AFTER PUBLIC COMMENT:**

**1. NICOLE DEEB - VA-20-11-107**

**REQUEST:** Variances in the R-1A zoning district as follows:

- 1) To allow an existing 6 ft. high fence to remain in the front yard (south) setback in lieu of a 4 ft. high fence.
- 2) To allow a 6 ft. fence within the clear view triangle area from the right-of-way line.

This is the result of a Code Enforcement action.

**ADDRESS:** 5600 Birr Ct., Orlando, FL 32809

**LOCATION:** North end of Birr Ct., on the southwest side of Lake Conway, north of Hoffner Ave.

**TRACT SIZE:** 0.58 acres (25,265 sq. ft.)

**DISTRICT#:** 3

**PARCEL ID:** 24-23-29-0700-00-080

**2. JULIAN RAMIREZ, IRIS SOTO (CRISTINE ROSENHAIM) - VA-20-12-109**

**REQUEST:** Variances in the A-1 zoning district for the construction of a 3,041 sq. ft. single-family residence as follows:

- 1) To allow a 8,100 sq. ft. lot area in lieu of 21,780 sq. ft. (1/2 acre)
- 2) To allow a north rear setback of 22.5 ft. in lieu of 50 ft.

**ADDRESS:** 3413 Fudge Rd., Apopka, FL 32712

**LOCATION:** North side of Fudge Rd., north of W. Orange Blossom Tr.

**TRACT SIZE:** 60 ft. x 135 ft./ 0.18 acres (8,100 sq. ft.)

**DISTRICT#:** 2

**PARCEL ID:** 36-20-27-5754-02-110

**9:30 AM**

**3. SHELBY WALKER - VA-20-12-119**

**REQUEST:** Variance in the R-1AA zoning district to allow a covered porch with a north rear setback of 32 ft. in lieu of 35 ft.

**ADDRESS:** 9219 Buttonwood St., Orlando, FL 32825

**LOCATION:** Northeast corner of Buttonwood St. and Charleswood Ave., south of Lake Underhill Rd. and west of S. Econlockhatchee Trl.

**TRACT SIZE:** 0.31 acres

**DISTRICT#:** 3

**PARCEL ID:** 31-22-31-1990-00-320

**4. MARIA PARKER - VA-20-12-116**

**REQUEST:** Variance in the R-CE-2 zoning district to allow the construction of a single-family residence on 1.81 acres in lieu of 2 acres.  
**ADDRESS:** 4106 Dorwood Dr., Orlando, FL 32818  
**LOCATION:** West side of Dorwood Dr., west of N. Apopka Vineland Rd., north of A D Mims Rd.  
**TRACT SIZE:** 266 ft. x 297/ 1.81 acres  
**DISTRICT#:** 2  
**PARCEL ID:** 10-22-28-0000-00-043

**10:00 AM**

**5. DANIEL KENNERLY - VA-20-09-085**

**REQUEST:** Variances in the R-1AA zoning district as follows:  
1) To allow a 952 sq. ft. attached garage 11.5 ft. from the front property line in lieu of 30 ft.  
2) To allow an existing 85 sq. ft. shed to remain 1.5 ft. from the east side property line in lieu of 5 ft.  
3) To allow an existing 85 sq. ft. shed to remain 22 ft. from the Normal High Water Elevation (NHWE) in lieu of 35 ft.  
4) To allow an existing 24 sq. ft. well house to remain 1.5 ft. from the NHWE in lieu of 35 ft.  
5) To allow an existing pool deck to remain 3.1 ft. from the NHWE in lieu of 35 ft.  
**ADDRESS:** 1558 Waterwitch Dr., Orlando, FL 32806  
**LOCATION:** South side of Waterwitch Dr. on the north side of Lake Conway, south of Gatlin Ave.  
**TRACT SIZE:** 0.51 acres (22,216 sq. ft.)  
**DISTRICT#:** 3  
**PARCEL ID:** 13-23-29-9068-00-330

**6. BRUTUS ELGGENS - VA-20-12-115**

**REQUEST:** Variance in the P-D zoning district to allow a covered sunroom 19 ft. from the rear (south) property line in lieu of 25 ft.  
**ADDRESS:** 12205 Bohannon Blvd., Orlando, FL 32824  
**LOCATION:** South side of Bohannon Blvd., south of W. Wetherbee Rd., east of Florida's Turnpike  
**TRACT SIZE:** 0.17 acres (7,473 sq. ft.)  
**DISTRICT#:** 4  
**PARCEL ID:** 23-24-29-8221-00-800

**10:30 AM**

**7. NAVIN NARESH LOKENATH - VA-20-12-120**

**REQUEST:** Variance in the P-D zoning district to allow a generator 2.8 ft. from the east side property line in lieu of 10 ft.  
**ADDRESS:** 7821 Wandering Way, Orlando, FL 32836  
**LOCATION:** South side of Wandering Way, west of S. Apopka Vineland Rd.  
**TRACT SIZE:** 0.16 acres (7,200 sq. ft.)  
**DISTRICT#:** 1  
**PARCEL ID:** 10-24-28-6670-00-510

**8. GREENBRIAR LANDSCAPING (JAMES WILLIARD) - SE-21-01-125**

**REQUEST:** Special Exception to allow a landscaping, irrigation and lawn care business in the A-1 zoning district.  
**ADDRESS:** 16900 Sandhill Rd., Winter Garden, FL 34787  
**LOCATION:** Southwest corner of Avalon Rd. and Sandhill Rd., approximately 1 mile south of Marsh Rd.  
**TRACT SIZE:** 8.97 acres  
**DISTRICT#:** 1  
**PARCEL ID:** 06-23-27-4292-05-330

**11:00 AM**

**9. FISHBACK DOMINICK (A. KURT ARDAMAN) - ZM-20-08-072**

**REQUESTED CONTINUANCE TO MARCH 4, 2021**