

**ORANGE COUNTY BOARD OF ZONING ADJUSTMENT  
MEETING OF MAY 6, 2021**

The Orange County Board of Zoning Adjustment meeting met at 9:00 a.m. on **May 6, 2021** in the Orange County Commission Chambers on the 1st Floor of the Orange County Administration Building, 201 South Rosalind Avenue, Orlando, Florida 32801.

**BOARD MEMBERS PRESENT:** Thomas Moses - District #1  
John Drago - District #2  
Juan Velez – District #3  
Deborah Moskowitz (Chair) – District #4  
Wes A. Hodge (Vice Chair) – District #5  
Charles J. Hawkins, II – District #6  
Roberta Walton – At Large

**STAFF PRESENT:** Brandy Driggers, Assistant Zoning Manager  
Ted Kozak, AICP, Chief Planner, Zoning Division  
Nick Balevich, Planner II, Zoning Division  
David Nearing, AICP, Planner II, Zoning Division  
Joy Carmichael, Assistant County Attorney  
Roberta Alfonso, Assistant County Attorney  
Green Laurie, Development Services Coordinator  
Terri-Lynn Pontius, Recording Secretary, FOS Division

The Chair called the meeting to order at 9:03 a.m.

Following the Pledge of Allegiance to the Flag, the following applications, as advertised, were called up for public hearing.

**APPROVAL OF MINUTES:**

The Chair requested a motion approving the minutes of the April 1, 2021, Board of Zoning Adjustment meeting.

A motion was made by: John Drago

seconded by: Juan Velez

and unanimously carried with a 6-0 vote (Roberta Walton was temporarily absent), to

**APPROVE** the minutes of the April 1, 2021 hearing.

**PUBLIC COMMENT:** The Chair opened the floor to public comment, seeing none; the Chair closed the hearing for public comment and continued with the regularly scheduled agenda.

**BRIAN SANZ - VA-20-10-093**

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**REQUEST:**

**Variances** in the PD zoning district as follows:

- 1) To allow an 8 ft. high wall within the 50 ft. setback from the Normal High Water Elevation (NHWE) in lieu of 4 ft. high.
- 2) To allow a west side setback of 0.5 ft. for a pergola in lieu of 5 ft.
- 3) To allow an east side setback of 2 ft. for a pergola in lieu of 5 ft.
- 4) To allow an east side setback of 0.5 ft. for a summer kitchen in lieu of 5 ft.

- 5) To allow an east side setback of zero for pool deck in lieu of 5 ft.
- 6) To allow a west side setback of zero for a pool deck in lieu of 5 ft.

**ADDRESS:** 8102 Firenze Blvd., Orlando, Florida 32836  
**LOCATION:** South side of Firenze Blvd. on the north side of Big Sand Lake, 750 ft. west of The Esplanade.  
**TRACT SIZE:** 0.26 acres (11,326 sq. ft.)  
**DISTRICT#:** 1  
**LEGAL:** VIZCAYA PHASE 1 45/29 LOT 19D BLK D  
**PARCEL ID#:** 34-23-28-8880-04-190  
**NO. OF NOTICES:** 136

**Commentaries:** Three (3) in favor and one (1) in opposition.

**Staff Recommendation:** Staff gave a presentation on the case covering the location of the property, site plan, and photographs of the site. Further, staff recommended denial; however, should the BZA grant the variance requests, staff recommended that the approval be subject to the conditions as listed in the staff report.

The following person(s) addressed the Board:

**Speaker(s):** Joel Prinsell (Deputy County Attorney)  
Peter McGrath (Applicant's representative)

There was no one in attendance to speak in favor or in opposition to the request.

**BZA Discussion:** The BZA indicated that the improvements were made without permits; the request did not meet the criteria; and, approval would create a precedent which would reward bad behavior. In addition, the BZA stated that when they had raised concerns relative to the wall, the applicant remedied the wall, and the neighbors had no objection to the other improvements. Lastly, the BZA approved the requests subject to the conditions as outlined in the staff report.

**BZA Action:** A motion was made by Thomas Moses, seconded by John Drago and Charles J. Hawkins, II, voting AYE by voice vote; and, Deborah Moskowitz, Wes A. Hodge, Roberta Walton, and Juan Velez voting No by voice vote to recommend **DENIAL** of the Variance requests, and **FAILED** for lack of a majority vote.

A second motion was made by Roberta Walton, seconded by Juan Velez and carried to recommend **DENIAL** of the Variance request #1, in that there was no unnecessary hardship shown on the land; and further, it did not meet the requirements governing variances as spelled out in Orange County Code, Section 30-43(3); and to recommend **APPROVAL** of the Variance requests #2 through #6, in that the Board made the finding that the requirements of Orange County Code, Section 30-43(3) have been met; further, said approval is subject to the following conditions:

1. Development shall be in accordance with the site plan and elevations dated January 7, 2021, subject to the conditions of approval, and all applicable laws, ordinances, and regulations. Any proposed non-substantial deviations, changes, or modifications will be subject to the Zoning Manager's review and approval. Any proposed substantial deviations, changes, or modifications will be subject to a public hearing before the Board of Zoning Adjustment (BZA) where the BZA makes a recommendation to the Board of County Commissioners (BCC).
2. Pursuant to Section 125.022, Florida Statutes, issuance of this development permit by the County does not in any way create any rights on the part of the applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the County for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law. Pursuant to Section 125.022, the applicant shall obtain all other applicable state or federal permits before commencement of development.
3. Any deviation from a Code standard not specifically identified and reviewed/addressed by the Board of County Commissioners shall be resubmitted for the Board's review or the plans revised to comply with the standard.
4. Permits shall be obtained for all unpermitted structures, decking and wall within 180 days of final action on this application by Orange County, or this approval is null and void. The zoning

manager may extend the time limit if proper justification is provided for such an extension.

5. Prior to the issuance of a building permit, the property owner shall record in the official records of Orange County an Indemnification/Hold Harmless Agreement which indemnifies Orange County from any damages caused by flooding and shall inform all interested parties that the wall is located no closer than 37 feet from the Normal High Water Elevation (NHWE) of Big Sand Lake.

AYE (voice vote): Deborah Moskowitz; Roberta Walton; Juan Velez; Charles J. Hawkins, II; and, Wes A. Hodge

NAY (voice vote): Thomas Moses and John Drago

**RYAN EDMONSON - VA-21-05-026**

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**REQUEST:** Variance in the PD zoning district to allow an addition to an existing garage for a total of 821 sq. ft. detached accessory structure area in lieu of a maximum of 737 sq. ft.

**ADDRESS:** 6397 New Independence Parkway, Winter Garden, Florida 34787

**LOCATION:** North side of New Independence Pkwy., west of Ficquette Rd., east of S.R. 429.

**TRACT SIZE:** +/- 0.16 acres (+/- 7,372 sq. ft.)

**DISTRICT#:** 1

**LEGAL:** SIGNATURE LAKES - PARCEL 1B 60/51 LOT 258

**PARCEL ID#:** 22-23-27-8124-02-580

**NO. OF NOTICES:** 58

Commentaries: Four (4) in favor and none in opposition.

Staff Recommendation: Staff described the proposal to include the location of the property, site plan, and photographs of the site. Further, staff recommended denial; however, should the BZA grant the variance request, staff recommended that the approval be subject to the conditions as identified in the staff report.

The following person(s) addressed the Board:

Speaker(s): Ken Heintzelman (Applicant's representative)

There was no one in attendance to speak in favor or in opposition to the request.

BZA Discussion: The BZA discussed the shape of the lot in comparison with other properties in the area and stated that the addition was consistent with setback requirements. Therefore, the BZA recommended approval of the variance subject to the five (5) conditions as listed in the staff report.

BZA Action: A motion was made by Thomas Moses, seconded by Juan Velez and unanimously carried to recommend **APPROVAL** of the Variance request in that the Board made the finding that the requirements of Orange County Code, Section 30-43(3) have been met; further, said approval is subject to the following conditions:

1. Development shall be in accordance with the site plan and elevations dated March 18, 2021, subject to the conditions of approval, and all applicable laws, ordinances, and regulations. Any proposed non-substantial deviations, changes, or modifications will be subject to the Zoning Manager's review and approval. Any proposed substantial deviations, changes, or modifications will be subject to a public hearing before the Board of Zoning Adjustment (BZA) where the BZA makes a recommendation to the Board of County Commissioners (BCC).

2. Pursuant to Section 125.022, Florida Statutes, issuance of this development permit by the County does not in any way create any rights on the part of the applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the County for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law. Pursuant to Section 125.022, the applicant shall obtain all other applicable state or federal permits before commencement of development.

3. Any deviation from a Code standard not specifically identified and reviewed/addressed by the Board of County Commissioners shall be resubmitted for the Board's review or the plans revised to comply with the standard.

4. The exterior of the addition shall match the exterior of the existing garage, including materials and color.

5. A permit shall be obtained within 2 years of final action on this application by Orange County or this approval is null and void. The zoning manager may extend the time limit if proper justification is provided for such an extension.

AYE (voice vote): All members present

**POULOS & BENNETT, LLC (KATHY HATTAWAY) - VA-21-04-015**

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**REQUEST:** **Variances** in the R-1AA zoning district as follows:  
1) To allow a front setback for an existing residence of 19 ft. in lieu of 30 ft.  
2) To allow a front setback for an attached garage of 7 ft. in lieu of 30 ft.  
3) To allow a rear setback for an existing residence of 16 ft. in lieu of 35 ft.  
4) To allow a rear setback for an existing raised deck of 4 ft. in lieu of 35 ft.  
5) To allow a rear setback for a second story addition of 16 ft. in lieu of 35 ft.  
6) To allow a front setback for a first and second story addition of 12 ft. in lieu of 30 ft.  
7) To allow a rear setback of 24 ft. for a new raised deck in lieu of 35 ft.

**ADDRESS:** 2427 Lake Sue Dr., Orlando, Florida 32803  
**LOCATION:** Northeast side of Lake Sue Dr., north of Corrine Dr. and west of Winter Park Rd.  
**TRACT SIZE:** +/- 0.33 acres (+/- 14,506 sq. ft.)  
**DISTRICT#:** 5  
**LEGAL:** BEEMAN PARK L/91 LOT 29 & E 7 FT LOT 30 & BEG 893.6 FT SOUTH OF NE COR OF NE1/4 OF SE1/4, TH CONT SOUTH 90 FT, TH N52-17-00W 106.50 FT TO A POINT IN THE "Y" OF THE RESERVOIR, TH N73-25-00E 88 FT TO POB  
**PARCEL ID#:** 18-22-30-0568-00-290  
**NO. OF NOTICES:** 83  
Commentaries: None

Staff Recommendation: Staff discussed the requests to include the location of the property; history of the lot configuration; survey; site plan; floor plans; elevations; and, photographs of the site. Further, staff recommended approval of the requests subject to the conditions as described in the staff report.

The following person(s) addressed the Board:

Speaker(s): Kathy Hattaway (Applicant)

There was no one in attendance to speak in favor or in opposition to the request.

Material was submitted to the Board by the applicant to be entered into the record prior to the close of the public hearing.

BZA Discussion: The BZA concluded that given the property's configuration, it would not be possible to construct any improvements without the variances as requested. Therefore, the BZA concurred with the staff recommendation.

BZA Action: A motion was made by Wes A. Hodge, seconded by Thomas Moses and unanimously carried to recommend **APPROVAL** of the Variance requests in that the Board made the finding that the requirements of Orange County Code, Section 30-43(3) have been met; further, said approval is subject to the following conditions:

1. Development shall be in accordance with the site plan and renderings dated March 26, 2021, subject to the conditions of approval, and all applicable laws, ordinances, and regulations. Any proposed non-substantial deviations, changes, or modifications will be subject to the Zoning Manager's review and approval. Any proposed substantial deviations, changes, or modifications will be subject to a public hearing before the Board of Zoning Adjustment (BZA) where the BZA makes a recommendation to the Board of County Commissioners (BCC).

2. Pursuant to Section 125.022, Florida Statutes, issuance of this development permit by the County does not in any way create any rights on the part of the applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the County for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law. Pursuant to Section 125.022, the applicant shall obtain all other applicable state or federal permits before commencement of development.

3. Any deviation from a Code standard not specifically identified and reviewed/addressed by the Board of County Commissioners shall be resubmitted for the Board's review or the plans revised to comply with the standard.

4. Permits shall be obtained within 2 years of final action on this application by Orange County, or this approval is null and void. The zoning manager may extend the time limit if proper justification is provided for such an extension.

AYE (voice vote): All members present

**BLUEBERRY HEAVEN RANCH (MICHAELA FAZECAS) - SE-21-05-024**

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**REQUEST:** **Special Exception and Variances** in the A-2 zoning district as follows:  
1) Special Exception to allow boarding of horses for commercial purposes.  
2) Variance to allow an existing detached accessory structure to be located in front of the principal structure in lieu of behind or along side.  
3) Variance to allow an existing 1,200 sq. ft. metal barn with a south side setback of 9 ft. in lieu of 15 ft.  
4) Variance to allow grass parking in lieu of improved parking.  
5) Variance to allow grass drive aisles in lieu of improved drive aisles.

**ADDRESS:** 19325 Lake Pickett Road, Orlando, Florida 32820

**LOCATION:** Approximately 1,130 ft. north of Lake Pickett Rd., west of N. Fort Christmas Rd.

**TRACT SIZE:** 330 ft. x 1,320 ft./ 10 acres

**DISTRICT#:** 5

**LEGAL:** BEG 1881 FT E & 1990.55 FT S OF W1/4 COR OF SEC RUN S 330 FT E 1320 FT N 330 FT W 1320 FT TO POB IN SEC 02-22-32

**PARCEL ID#:** 02-22-32-0000-00-035

**NO. OF NOTICES:** 54

Commentaries: One (1) in favor and one (1) in opposition.

Staff Recommendation: Staff briefly described the proposal to include the location of the property, site plan, existing improvements, and photographs of the site. Further, staff recommended approval of the requests subject to the conditions as outlined in the staff report.

The following person(s) addressed the Board:

Speaker(s): Michaela Fazecas (Applicant)  
Donnell Barbour (Opposed)  
Debra Barbour (Opposed)  
Liza Buchanan (Opposed)  
Larry Murray (Opposed)  
Mary Murray (Opposed)  
Joseph Buchanan (Opposed)

Patricia Buchanan (Opposed)  
Megan Marshall (Code Enforcement Officer)

There was no one in attendance to speak in favor to the request.

**BZA Discussion:** The BZA discussed the access to the site; the use of the commonly owned access parcel by riders; and, the addition of a condition to prohibit boarders from riding offsite. Lastly, the BZA concurred with the staff recommendation and the addition of condition #8, which states, "recreational riding of the boarded horses shall be limited to the subject property."

**BZA Action:** A motion was made by Wes A. Hodge, seconded by Juan Velez and unanimously carried to recommend **APPROVAL** of the Special Exception request in that the Board finds it met the requirements governing Special Exceptions as spelled out in Orange County Code, Section 38-78, and that the granting of the Special Exception does not adversely affect general public interest; and, to recommend **APPROVAL** of the Variance requests in that the Board made the finding that the requirements of Orange County Code, Section 30-43(3) have been met; further, said approval is subject to the following conditions as amended:

1. Development shall be in accordance with the site plan and elevations dated March 10, 2021, subject to the conditions of approval, and all applicable laws, ordinances, and regulations. Any proposed non-substantial deviations, changes, or modifications will be subject to the Zoning Manager's review and approval. Any proposed substantial deviations, changes, or modifications will be subject to a public hearing before the Board of Zoning Adjustment (BZA) where the BZA makes a recommendation to the Board of County Commissioners (BCC).
2. Pursuant to Section 125.022, Florida Statutes, issuance of this development permit by the County does not in any way create any rights on the part of the applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the County for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law. Pursuant to Section 125.022, the applicant shall obtain all other applicable state or federal permits before commencement of development.
3. Any deviation from a Code standard not specifically identified and reviewed/addressed by the Board of County Commissioners shall be resubmitted for the Board's review or the plans revised to comply with the standard.
4. The site shall be limited to boarding no more than a total of ten (10) horses at any one time, including the owners' horses.
5. Permits for all unpermitted accessory structures shall be obtained within 2 years of final action on this application by Orange County, or this approval is null and void. The zoning manager may extend the time limit if proper justification is provided for such an extension.
6. Provide one (1) handicap parking space adjacent to the existing residence with a stabilized access trail to the main paddock located behind the residence.
7. Hours of operation shall be limited to 8 a.m. to 6 p.m. daily.
8. Recreational riding of boarded horses shall be limited to the subject property.

**AYE (voice vote):** All members present

**SHUTTS & BOWEN, LLP (JAMES JOHNSTON) - VA-21-05-027**

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**REQUEST:** Variance in the R-CE zoning district to allow a lot width of 102 ft. in lieu of 130 ft.  
**ADDRESS:** 9201 Charles E. Limpus Road, Orlando, Florida 32836  
**LOCATION:** North side of Charles E. Limpus Rd., south side of Pocket Lake, west of S. Apopka Vineland Rd.  
**TRACT SIZE:** 102 ft. x 1052 ft. (avg.)/ +/- 2.36 acres (.23 acres submerged)



**DISTRICT#:** 1  
**LEGAL:** BEG 671.03 FT N & 602 FT W OF SE COR OF NE1/4 RUN S 68 DEG W  
72.07 FT W 35.03 FT N 1065.56 FT E 102 FT S 1038.97 FT TO POB  
(LESS RD) IN SEC 09-24-28  
**PARCEL ID#:** 09-24-28-0000-00-010  
**NO. OF NOTICES:** 51  
Commentaries: None

Staff Recommendation: Staff described the proposed property configuration and the history of the property to include the ownership history and the administrative rezoning of the property from R-1A to R-CE in 1967. Further, staff recommended approval of the request subject to the conditions as set forth in the staff report.

The following person(s) addressed the Board:

Speaker(s): James Johnston (Applicant)

There was no one in attendance to speak in favor or in opposition to the request.

BZA Discussion: The BZA concluded that denial of the variance would deprive the owners of the ability to develop their property, and that all other criteria had been met. Finally, the BZA concurred with the staff recommendation.

BZA Action: A motion was made by Thomas Moses, seconded by Roberta Walton and unanimously carried to recommend **APPROVAL** of the Variance request in that the Board made the finding that the requirements of Orange County Code, Section 30-43(3) have been met; further, said approval is subject to the following conditions:

1. Development shall be in accordance with the survey dated March 10, 2021, subject to the conditions of approval, and all applicable laws, ordinances, and regulations. Any proposed non-substantial deviations, changes, or modifications will be subject to the Zoning Manager's review and approval. Any proposed substantial deviations, changes, or modifications will be subject to a public hearing before the Board of Zoning Adjustment (BZA) where the BZA makes a recommendation to the Board of County Commissioners (BCC).
2. Pursuant to Section 125.022, Florida Statutes, issuance of this development permit by the County does not in any way create any rights on the part of the applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the County for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law. Pursuant to Section 125.022, the applicant shall obtain all other applicable state or federal permits before commencement of development.
3. Any deviation from a Code standard not specifically identified and reviewed/addressed by the Board of County Commissioners shall be resubmitted for the Board's review or the plans revised to comply with the standard.

AYE (voice vote): All members present

**RECESSED AT 11:42 A.M. AND RECONVENED AT 11:52 A.M.**

**DURHAM PLACE (RICK BALDOCCHI) - VA-21-04-013**

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**REQUEST:** **Variances** for multi-family development in the R-3 zoning district as follows:  
1) To allow 118 parking spaces in lieu of 178.  
2) To allow a maximum of 43 ft. in building height in lieu of 35 ft.

**ADDRESS:** 5215 S. Orange Blossom Trl., Orlando, Florida 32839

**LOCATION:** East side of Orange Blossom Trl., east of Lake Bumby, north of the terminus of Lake Jessamine Dr., and south of Holden Ave.

**TRACT SIZE:** +/- 20.8 acres

**DISTRICT#:** 3

**LEGAL:** BEG W1/4 COR OF SEC RUN N 402.27 FT E 1154.15 FT S 4 DEG E

491.19 FT W 770 FT S 950 FT TO NW COR OF LOT 1 BLK A OF LAKE JESSAMINE SHORES R/41 W TO W LINE OF SEC N TO POB (LESS BEG 402.27 FT N OF W1/4 COR OF SEC RUN E 1154.15 FT S 4 DEG E 491.19 FT W TO W

**PARCEL ID#:** 15-23-29-0000-00-020

**NO. OF NOTICES:** 252

**Commentaries:** None in favor and thirty-seven (37) in opposition.

**Staff Recommendation:** Staff described the proposal to include the location and size of the property; history of the zoning of the site; access of the property from Orange Blossom Trail; site plan including the proposed landscape buffers; upland areas and the presence of a portion of Lake Bumby on the site; elevations; and, photographs of the site. Staff presented the applicant's rationale for variance requests, which included the parking reduction due to the lower demand for parking of income restricted multi-family development as well as the need for increased building height to provide a pitched roof for aesthetics. Staff also indicated that multi-family development was a permitted use in the zoning district. Further, staff recommended approval of the requests subject to the conditions as identified in the staff report.

The following person(s) addressed the Board:

**Speaker(s):** Rick Baldocchi (Applicant)

Lois Griffin-Bramlett (Opposed)

Connie Sobol (Opposed)

Dave L. Bramlett (Opposed)

Maureen Kennedy-Hale (Opposed)

Nancy Green (Opposed)

Jackie Davenport (Opposed)

Nancy Camp (Opposed)

Becky Wilson (Applicant's representative)

There was no one in attendance to speak in favor to the request.

Material was submitted to the Board by the applicant to be entered into the record prior to the close of the public hearing.

**BZA Discussion:** The BZA discussed the proposed site improvements; permitted use of the site; need for the variances; and, concerns discussed by members of the public during public testimony and the February Community Meeting. Based on the foregoing, the BZA concurred with the staff recommendation.

**BZA Action:** A motion was made by Juan Velez to recommend **DENIAL** of the Variance request #1; and, to recommend **APPROVAL** of the Variance request #2, with conditions; and, **DIED** for lack of a second vote.

A second motion was made by Deborah Moskowitz, seconded by Roberta Walton and carried to recommend **APPROVAL** of the Variance requests in that the Board made the finding that the requirements of Orange County Code, Section 30-43(3) have been met; further, said approval is subject to the following conditions:

1. Development shall be in accordance with the site plan and landscape plan dated April 15, 2021, subject to the conditions of approval, and all applicable laws, ordinances, and regulations. Any proposed non-substantial deviations, changes, or modifications will be subject to the Zoning Manager's review and approval. Any proposed substantial deviations, changes, or modifications will be subject to a public hearing before the Board of Zoning Adjustment (BZA) where the BZA makes a recommendation to the Board of County Commissioners (BCC).

2. Pursuant to Section 125.022, Florida Statutes, issuance of this development permit by the County does not in any way create any rights on the part of the applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the County for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law. Pursuant to Section 125.022, the applicant shall obtain all other applicable state or federal permits before commencement of development.

3. Any deviation from a Code standard not specifically identified and reviewed/addressed by the Board of County Commissioners shall be resubmitted for the Board's review or the plans revised to comply with the standard.



4. Permits shall be obtained within 2 years of final action on this application by Orange County, or this approval is null and void. The zoning manager may extend the time limit if proper justification is provided for such an extension.

5. The parking variance remains in effect only so long this remains certified affordable housing. Any conversion to market rate housing shall be required to meet the parking requirements of the County Code.

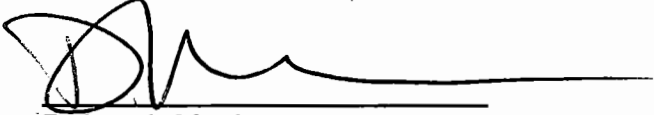
AYE (voice vote): Deborah Moskowitz; Roberta Walton; Charles J. Hawkins, II; John Drago; Thomas Moses; and, Wes A. Hodge

NAY (voice vote): Juan Velez

**ADJOURN:**

There being no further business, the meeting was adjourned at 12:57 p.m.

**ATTEST:**



Deborah Moskowitz  
Chair



Terri-Lynn Pontius for Debra Phelps  
Recording Secretary

**ORANGE COUNTY BOARD OF ZONING ADJUSTMENT  
MEETING MINUTES**

**Addendum I  
WebEx Meeting Chat**

May 6, 2021	from Ted Kozak to Peter McGrath (privately): Good morning, could you let me know which agenda item you are here for, and your address? Thank you.	8:44 AM
May 6, 2021	from Peter McGrath to host (privately): Good morning Sir, Attorney McGrath is here on behalf of Brian Sanz Re Zoning Variance VA-20-10-093, 8102 Firenze Blvd., Orlando, FL 32836.	8:47 AM
May 6, 2021	from Ted Kozak to Peter McGrath (privately): Ok, thank you. Will you be speaking?	8:48 AM
May 6, 2021	from Peter McGrath to host (privately): I would have to ask the attorney Sir, I am not sure. One moment please.	8:48 AM
May 6, 2021	from Peter McGrath to host (privately): Thank you while I confirmed, yes, Attorney McGrath is speaking Sir.	8:49 AM
May 6, 2021	from Ted Kozak to Peter McGrath (privately): Ok, I will make you a panelist because it is the first case.	8:50 AM
May 6, 2021	from Roberta Alfonso to host (privately): Good morning! Will be down in time for the last item - hope they agree to a break before it starts (!)	8:52 AM
May 6, 2021	from Ted Kozak to Ken Heintzelman (privately): Good morning, could you let me know which agenda item you are here for, and your address? Thank you.	8:52 AM
May 6, 2021	from Ted Kozak to Roberta Alfonso (privately): Good morning,	8:53 AM
May 6, 2021	from Ted Kozak to Roberta Alfonso (privately): that is the plan!	8:53 AM
May 6, 2021	from Peter McGrath to host (privately):	8:54 AM
May 6, 2021	from Peter McGrath to host (privately): Thank you.	8:54 AM
May 6, 2021	from Ken Heintzelman to host (privately): Good morning. case number VA-21-05-026	8:54 AM
May 6, 2021	from Ken Heintzelman to host (privately): 6397 New Independence Parkway winter garden FL 34787	8:55 AM
May 6, 2021	from Ken Heintzelman to host (privately): how do I unmute?	8:55 AM
May 6, 2021	from Ted Kozak to Ken Heintzelman (privately): You will be muted at the time the agenda item is heard.	8:58 AM
May 6, 2021	from Ted Kozak to Ken Heintzelman (privately): Are you a part of the applicant team?	9:00 AM
May 6, 2021	from Ken Heintzelman to host (privately): Yes we are the home owners, under Ryan Edmondson	9:01 AM

May 6, 2021	from Ted Kozak to Michael Agor (privately): Good morning, could you let me know which agenda item you are here for, and your address? Thank you.	9:02 AM
May 6, 2021	from Ted Kozak to Stephen Butler (privately): Good morning, could you let me know which agenda item you are here for, and your address? Thank you.	9:04 AM
May 6, 2021	from Stephen Butler to host (privately): I'm supposed to be registered as a panelist for the Durham Place Apartments project. Entered the provided passcode but shows that I'm an attendee....is this correct? Thank you.	9:05 AM
May 6, 2021	from Ted Kozak to Stephen Butler (privately): I can fix that	9:06 AM
May 6, 2021	from Ted Kozak to Stephen Butler (privately): Are you part of the applicant team?	9:06 AM
May 6, 2021	from Stephen Butler to host (privately): Thank you...yes, I am with Bio-Tech Consulting, Inc....the project's environmental team.	9:07 AM
May 6, 2021	from Stephen Butler to host (privately): Attending to respond to any environmental issues that may arise. Don't anticipate any but here just in case. Thank you.	9:07 AM
May 6, 2021	from Ted Kozak to Michael Agor (privately): Good morning, could you let me know which agenda item you are here for, and your address? Thank you.	9:13 AM
May 6, 2021	from Ted Kozak to Daniel Garside (privately): Good morning, could you let me know which agenda item you are here for, and your address? Thank you.	9:30 AM
May 6, 2021	from Daniel Garside to host (privately): I am here on this matter of Mr. Sanz wall. I would like to speak.	9:31 AM
May 6, 2021	from Daniel Garside to host (privately): My address is 2514 Butler Bay Dr N in Windermere but I am a member of the Vizcaya ARB,	9:31 AM
May 6, 2021	from Ted Kozak to Daniel Garside (privately): Ok, you will have a chance in a moment.	9:32 AM
May 6, 2021	from Daniel Garside to host (privately): Thank you.	9:32 AM
May 6, 2021	from Ted Kozak to Peter Traficante (privately): Good morning, could you let me know which agenda item you are here for, and your address? Thank you.	9:35 AM
May 6, 2021	from Peter Traficante to host (privately): Hello Ted, I am here for case number VA-21-04-015. My address is 2602 East livingston Street.	9:39 AM
May 6, 2021	from Ted Kozak to Michael Agor (privately): Good morning, are you wishing to speak today?	9:48 AM
May 6, 2021	from Ken Heintzleman to host (privately): Now that we done can we sign off?	10:18 AM

May 6, 2021	from Ted Kozak to Ken Heintzelman (privately): Yes, you are free to go	10:18 AM
May 6, 2021	from Ken Heintzelman to host (privately): thank you	10:18 AM
May 6, 2021	from Ted Kozak to robert hewitt (privately): Good morning, could you let me know which agenda item you are here for, and your address? Thank you.	10:54 AM
May 6, 2021	from Ted Kozak to robert hewitt (privately): are you wishing to speak on a particular case?	10:59 AM
May 6, 2021	from robert hewitt to host (privately): oh sorry, no just viewing	11:06 AM
May 6, 2021	from Roberta Alfonso to host (privately): NOT a factor	11:16 AM
May 6, 2021	from Ted Kozak to Roberta Alfonso (privately): would you like to briefly talk?	11:17 AM
May 6, 2021	from Roberta Alfonso to host (privately): No, don't have mic here ;-(	11:18 AM
May 6, 2021	from Ted Kozak to Roberta Alfonso (privately): Ohhh	11:18 AM
May 6, 2021	from Roberta Alfonso to host (privately): But not a problem, we do consider neighbors' objections, so no biggie	11:18 AM
May 6, 2021	from Ted Kozak to Roberta Alfonso (privately): can you call in?	11:21 AM
May 6, 2021	from Ted Kozak to Roberta Alfonso (privately): 408-792-6300	11:21 AM
May 6, 2021	from Ted Kozak to Roberta Alfonso (privately): pass # 133 305 6350	11:22 AM
May 6, 2021	from Roberta Alfonso to host (privately): Was on phone, and it went silent using computer. But I don't think it's a problem	11:22 AM
May 6, 2021	from Roberta Alfonso to host (privately): If they want to know liability they should consult with an attorney - not county staff	11:23 AM
May 6, 2021	from Michaela Fazecas to host (privately): If a friend or family member has accident on shared road, how is liability and shared liability considered?	11:23 AM
May 6, 2021	from Roberta Alfonso to host (privately): Good job, Dave!	11:28 AM
May 6, 2021	from mirna barq to host (privately): Is Traffic Engineering or Development engineering are present? to address the ACCESS ?	12:21 PM