

Continue public
hearing to
JUL 19 2016 LC

05-05-16 P02:10 RCVD

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Interoffice Memorandum

05-05-16 P02:10 RCVD

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DATE: May 5, 2016

TO: Katie A. Smith, Deputy Clerk of the
Board of County Commissioners,
County Comptroller's Office

THROUGH: Cheryl Gillespie, Supervisor,
Agenda Development Office

FROM: Alberto A. Vargas, ~~March.~~, Manager,
Planning Division

CONTACT PERSON: **John Smogor, Planning Administrator**
Planning Division 407-836-5616 and
john.smogor@ocfl.net

SUBJECT: Request for Board of County Commissioners
(BCC) Public Hearing

Applicant: James G. Willard, Shutts & Bowen, LLP

Case Information: Case # LUP-15-11-342 (Wincey Groves PD/UNP)
Planning and Zoning Commission (PZC)
Meeting Date: March 17, 2016

Type of Hearing: Rezoning Public Hearing

Commission District: 1

General Location: Generally located south of McKinney Road and
west of C.R. 545 (Avalon Road).

**BCC Public Hearing
Required by:** Orange County Code, Chapter 30

July 12, 2016
@ 2pm

**Clerk's Advertising
Requirements:**

(1) At least 15 days before the BCC public hearing date, publish an advertisement in the Legal Notices section of *The Orlando Sentinel* describing the particular request, the general location of the subject property, and the date, time, and place when the BCC public hearing will be held;

and

(2) At least 10 days before the BCC public hearing date, send notices of BCC public hearing by U.S. mail to owners of property within 300 feet of the subject property and beyond.

Spanish Contact Person: IF YOU HAVE ANY QUESTIONS REGARDING THIS NOTICE, CONTACT THE ORANGE COUNTY PLANNING DIVISION, Email: lourdes.o'farrill@ocfl.net 407-836-5686

PARA MÁS INFORMACIÓN, REFERENTE A ESTA VISTA PUBLICA CON RESPECTO A UNA AUDENCIA PUBLICA SOBRE PROPIEDAD EN SU AREA/VECINDAD, FAVOR COMUNICARSE CON LA DIVISIÓN DE PLANIFICACION, AL NUMERO, 407-836-5684.836-5686

Advertising Language:

A request to rezone 53.60 acres from A-1 (Citrus Rural District) to PD (Planned Development District) in order to construct up to 209 residential dwelling units (including 34 bonus units). No waivers from Orange County Code have been requested.

Material Provided:

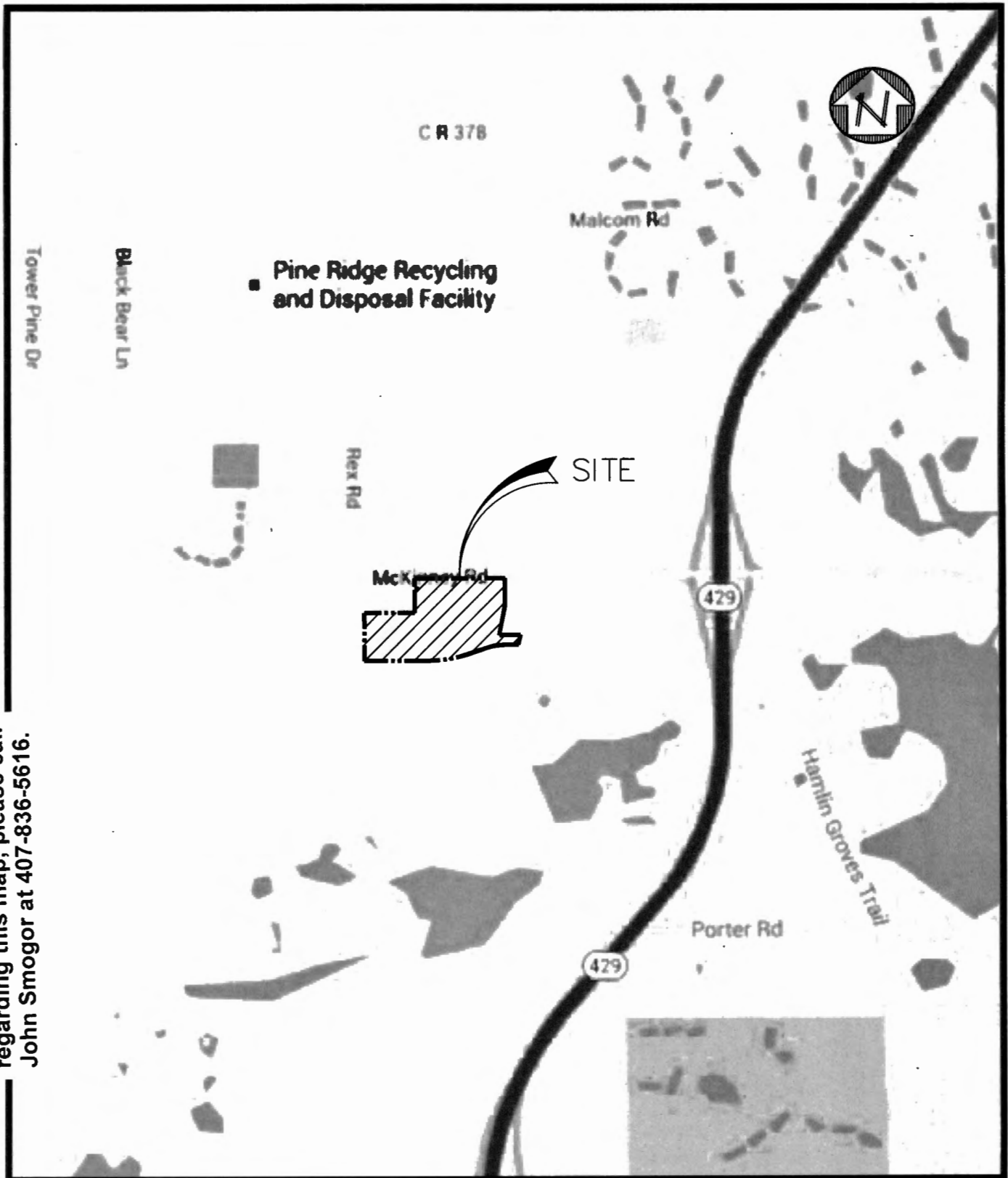
- (1) Names and last known addresses of property owners within 300 feet and beyond (*via email from Fiscal and Operational Support Division*); and
- (2) Location map (*to be mailed to property owners*).

Special instructions to the Clerk:

Please place this request on the next available BCC agenda. Unless stated otherwise, the public hearing should be advertised to begin at 2:00 p.m., or as soon thereafter as the matter may be heard.

Attachment (location map)

c: Chris R. Testerman, AICP, Assistant County Administrator
Jon V. Weiss, Director, Community Environmental Development Services
Department



If you have any questions regarding this map, please call John Smogor at 407-836-5616.

KELLY, COLLINS & GENTRY, INC.	Scale: 1" = 2000'	WINCEY GROVES
	Date: 02-18-2016 S:19 T:23 R:27	
ENGINEERING / PLANNING	Job # :1137.000	Exhibit: LOCATION MAP
	Drawn by: BMR	Source: GOOGLE MAPS
	Appvd. by: SCF	Area: ORANGE COUNTY, FL
		2 of 2

PARCEL DESCRIPTION

A PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA.

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 23 SOUTH, RANGE 27 EAST RUN NORTH 89°59'53" WEST ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SECTION 19-23-27 FOR A DISTANCE OF 1637.86 FEET TO THE POINT OF BEGINNING;
 THENCE CONTINUE NORTH 89°59'53" WEST ALONG SAID SOUTH LINE FOR A DISTANCE OF 1009.90 FEET TO A POINT ON THE WEST LINE OF THE NORTHEAST 1/4 OF SECTION 19-23-27;
 THENCE RUN NORTH 00°05'23" WEST ALONG SAID WEST LINE FOR A DISTANCE OF 750.81 FEET;
 THENCE RUN NORTH 89°53'31" EAST FOR A DISTANCE OF 800.00 FEET; THENCE RUN NORTH 00°05'23" WEST FOR A DISTANCE OF 362.50 FEET; THENCE RUN NORTH 89°53'31" EAST FOR A DISTANCE OF 35.00 FEET; THENCE RUN NORTH 00°05'23" WEST FOR A DISTANCE OF 50.00 FEET;
 THENCE RUN SOUTH 89°53'31" WEST FOR A DISTANCE OF 35.00 FEET; THENCE RUN NORTH 00°05'23" WEST FOR A DISTANCE OF 132.00 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF MCKINNEY ROAD AS RECORDED IN DEED BOOK 709, PAGE 125, OFFICIAL RECORDS, ORANGE COUNTY, FLORIDA; THENCE RUN NORTH 89°53'31" EAST ALONG SAID SOUTH LINE FOR A DISTANCE OF 1427.42 FEET; THENCE RUN SOUTH 00°05'51" EAST FOR A DISTANCE OF 446.99 FEET; THENCE RUN SOUTH 11°10'04" WEST FOR A DISTANCE OF 461.07 FEET TO A POINT ON A NON TANGENT CURVE, CONCAVE SOUTHERLY HAVING A RADIUS OF 1077.50 FEET, WITH A CHORD BEARING OF NORTH 87°18'53" EAST, AND A CHORD DISTANCE OF 101.03 FEET, THENCE RUN EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 05°22'28" FOR A DISTANCE OF 101.07 THE POINT OF TANGENCY THENCE RUN SOUTH 89°59'53" EAST FOR A DISTANCE OF 234.45 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF AVALON ROAD (COUNTY ROAD 545); THENCE RUN SOUTH 11°10'04" WEST ALONG SAID RIGHT OF WAY LINE FOR A DISTANCE OF 157.99 FEET; THENCE RUN NORTH 89°59'53" WEST FOR A DISTANCE OF 203.86 FEET TO THE POINT OF CURVATURE OF A CURVE, CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 922.50 FEET, WITH A CHORD BEARING OF SOUTH 80°53'05" WEST, AND A CHORD DISTANCE OF 292.35 FEET, THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 18°14'04" FOR A DISTANCE OF 293.58 FEET TO THE POINT OF TANGENCY; THENCE RUN SOUTH 71°46'03" WEST FOR A DISTANCE OF 329.96 FEET TO THE POINT OF CURVATURE OF A CURVE, CONCAVE NORTHWESTERLY HAVING A RADIUS OF 2000.00 FEET, WITH A CHORD BEARING OF SOUTH 80°53'05" WEST, AND A CHORD DISTANCE OF 633.81 FEET, THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 18°14'04" FOR A DISTANCE OF 636.50 FEET TO THE POINT OF TANGENCY AND THE POINT OF BEGINNING.

NOTE:

PARCEL DESCRIPTION PROVIDED BY ALLEN AND COMPANY, DATED 12/28/2015.

CONTAINING 2334706 SQUARE FEET, 53.60 ACRES MORE OR LESS.

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	Date: 02-18-2016	
ENGINEERING / PLANNING	S:19 T:23 R:27	Exhibit: LEGAL DESCRIPTION
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