



**Interoffice Memorandum**

06-28-16P03:23 RCVD *AM*

**DATE:** June 28, 2016 06-28-16P03:26 RCVD

**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** *AMH for J.S.*  
**Planning Division 407-836-5616 and**  
**john.smogor@ocfl.net**

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

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**Project Name:** Terra Bona Planned Development / Land Use Plan (PD / LUP) – Case # CDR-16-03-083

**Type of Hearing:** Substantial Change

**Applicant:** Robert Paymayesh

**Commission District:** 2

**General Location:** The west side of North Round Lake Road, approximately 3,600 feet northeast of North Orange Blossom Trail.

**BCC Public Hearing Required by:** Orange County Code, Chapter 30, Article III, Section 30-89 and Orange County Code, Chapter 38, Article VIII, Division 1, Section 38-1207

*August 2, 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](mailto: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 Substantial Change request to increase allowable single-family detached residential units from 75 to 104 (*a net increase of 29 units*); increase the minimum lot area from 14,520 square feet to 14,750 square feet; reduce the minimum lot width from 100 feet to 90 feet; and increase open space from 10% to 50% by clustering residential lots.

**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:**

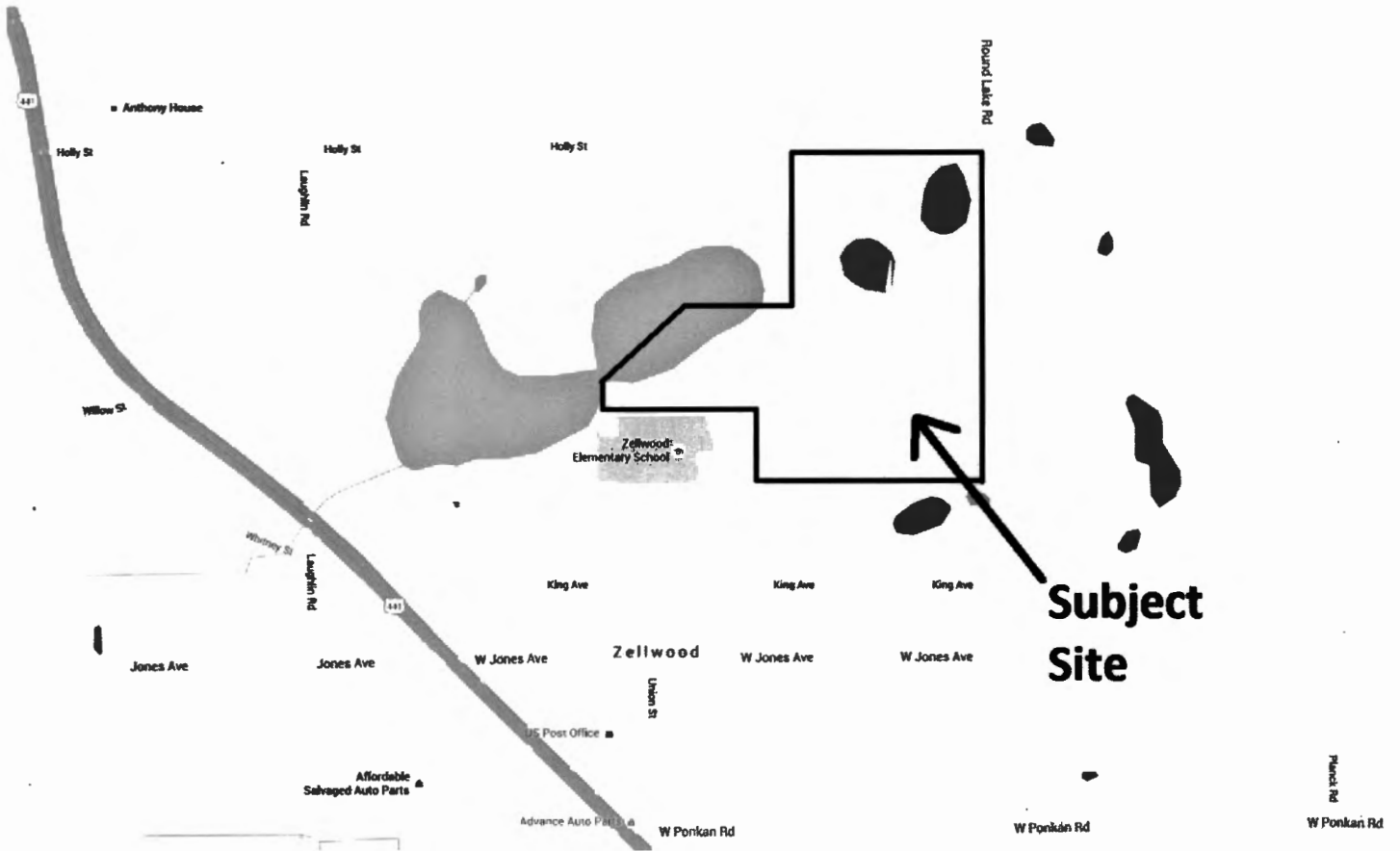
Please place this request on the next available BCC agenda. Unless stated otherwise, the public hearing should be advertised to begin at 2:00 p.m., or as soon thereafter as the matter may be heard.

Attachment (location map)

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

CDR-16-03-083

# LOCATION MAP



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

CDR-16-03-083

*Legal Description*

*Lots 1, 2, 3, 4, 5, and Tracts "A" and "B", TERRA BONA, according to the plat thereof as recorded in Plat Book 24, Pages 99 through 100, Public Records of Orange County, Florida.*