



**Interoffice Memorandum
Zoning Division**

06-24-13A10:55 RCVD

DATE: 06/24/2013

TO: Katie Smith, Value Adjustment Board Supervisor
Clerk of the Board of County Commissioners

THROUGH: Cheryl Gillespie, Supervisor
Agenda Development Office

FROM: Mitch Gordon,  Manager, Zoning Division

CONTACT PERSON: **Kimberly Catrett, Development Coordinator
Zoning Division 407 836-5945**

SUBJECT: Request for Public Hearing

Type of Hearing: Appeal BZA #SE-13-06-025 – June 06, 2013

Applicant: Kevin P. Donaghy, Agent for Chantel Preston

District: #2

Parcel Identification: 15-21-28-0760-00-140

Location: North side of E. Cleveland St., east of Clarcona Rd. and west of Old Apopka Rd.

Hearing Required By: F.S.286.011

Advertising Requirements: No advertising required for appeals

Estimated Time Required: 2 minutes

Hearing Controversial: Yes

Materials being submitted as backup for Public Hearing Request:

Special Instructions to the Clerk of the Board of County Commissioners:

1. Notify abutters of the Public Hearing at least 2 weeks prior to the hearing and copy staff.
2. Public Hearing should be scheduled within 45 days of date appeal filed, June 21, 2013 or as soon thereafter as the BCC's calendar reasonably permits.

MG/pm

- c: Jon V. Weiss, Director, Community Environmental Development Services
Department
Rocco Relvini, Chief Planner, Zoning Division



ZONING DIVISION
 MITCH GORDON, Manager
 201 South Rosalind Avenue, 1st Floor ▪ Reply To: Post Office Box 2687 ▪ Orlando, Florida 32802-2687
 407-836-5525 ▪ Fax 407-836-5507
 www.orangecountyfl.net

BOARD OF ZONING ADJUSTMENT APPEAL FORM

Tim Boldig
 Assistant Manager

DATE: June 21, 2013

Chief Planners

TO: Orange County Zoning Division

Carol Hossfield
 Permitting

SUBJECT: Chantel Preston
 (BZA subject name)

Rocco Relvini
 Customer Relations

I, Kevin P. Donaghy of Donaghy Law, Agent for Chantel Preston
 (print or type name) (print or type company name)

Bob Windom
 Project Review

Mailing Address: 195 Wekiva Springs Rd, Ste. 224, Longwood, FL 32779

Telephone: 407-478-6008 Fax: 321-256-5148

respectfully request an appeal of the decision regarding public hearing in the name of
Chantel Preston, hearing number SE-13-06-025 rendered by the
 BOARD OF ZONING ADJUSTMENT on June 6, 2013.
 (print date of hearing).

Reason for the Appeal (provide a brief summary or attach additional pages if necessary):
See attached.

Chantel Preston
 Signature of Appellant: [Signature] agent for Chantel Preston

Fee: \$671.00 (make check payable to ORANGE COUNTY ZONING DIVISION)

NOTE: The Clerk of the Board will notify you of the date of your appeal. If you have any questions, please contact the Zoning Division at 407-836-5384.

**DONAGHY
LAW**

**195 WEKIVA SPRINGS ROAD, SUITE 224
LONGWOOD, FL 32779
407-478-6008
FAX 321-256-5148
KPDONAGHY@GMAIL.COM
EFILING.DONAGHYLAW@GMAIL.COM**

June 21, 2013

Mitch Gordon, Manager
Board of Zoning Adjustment
201 South Rosalind Avenue
1st Floor
Orlando, FL 32802

RE: Board of Zoning Adjustment Appeal
Public Hearing #SE-13-06-025, 06/06/2013, Chantel Preston

Dear Mr. Gordon:

This project initially went up for approval over a year ago and there were technical and engineering issues raised as to the suitability of the project. The applicant regrouped and engaged a professional engineering firm to address these issues and they have addressed the issues.

At the BZA hearing on June 6, 2013 the Board stated that the requested use of the property was appropriate but that the project seemed complicated. The appeal should be granted for following reasons:

1. The project would be beneficial to the community by adding additional daycare alternatives;
2. The project would improve the overall appearance of the property and the surrounding properties;
3. Zoning staff was in favor of granting the exception;
4. All plans will be prepared by licensed engineering and other professional firms and will be reviewed in accordance with all orange county building, zoning, and permitting requirements and constructed as such.

Correspondence to M. Gordon
June 21, 2013
Page 2 of 2

Therefore, we respectfully request that the appeal be granted as to the decision of the BZA regarding the above referenced matter.

Thank you for your attention to this matter.

Sincerely,

A handwritten signature in black ink, appearing to be 'K. Donaghy', written in a cursive style.

Kevin P. Donaghy, Esquire
Agent for Chantel Preston

Cc:
Chantel Preston
John Herbert



Invoice # 2887260

Amount - \$671.00

Invoice Date - June 21, 2013

Folder Name - JOHN HERBERT, AGENT

Folder Number - SE-13-06-025

Issued By - Kimberly Catrett

**Invoiced To - JOHN HERBERT, AGENT
FOR CHANTEL PRESTON**

JOHN HERBERT, AGENT FOR CHANTEL PRESTON
SE-13-06-025

REQUEST: Special Exception in R-1A zone to allow a child daycare facility for up to 50 children inside two modular buildings
(Note: Each modular building is 24 ft. x 44 ft.)

ADDRESS: E Cleveland St.

LOCATION: North side of E. Cleveland St., east of Clarcona Rd. and west of Old Apopka Rd.

S-T-R: 15-21-28

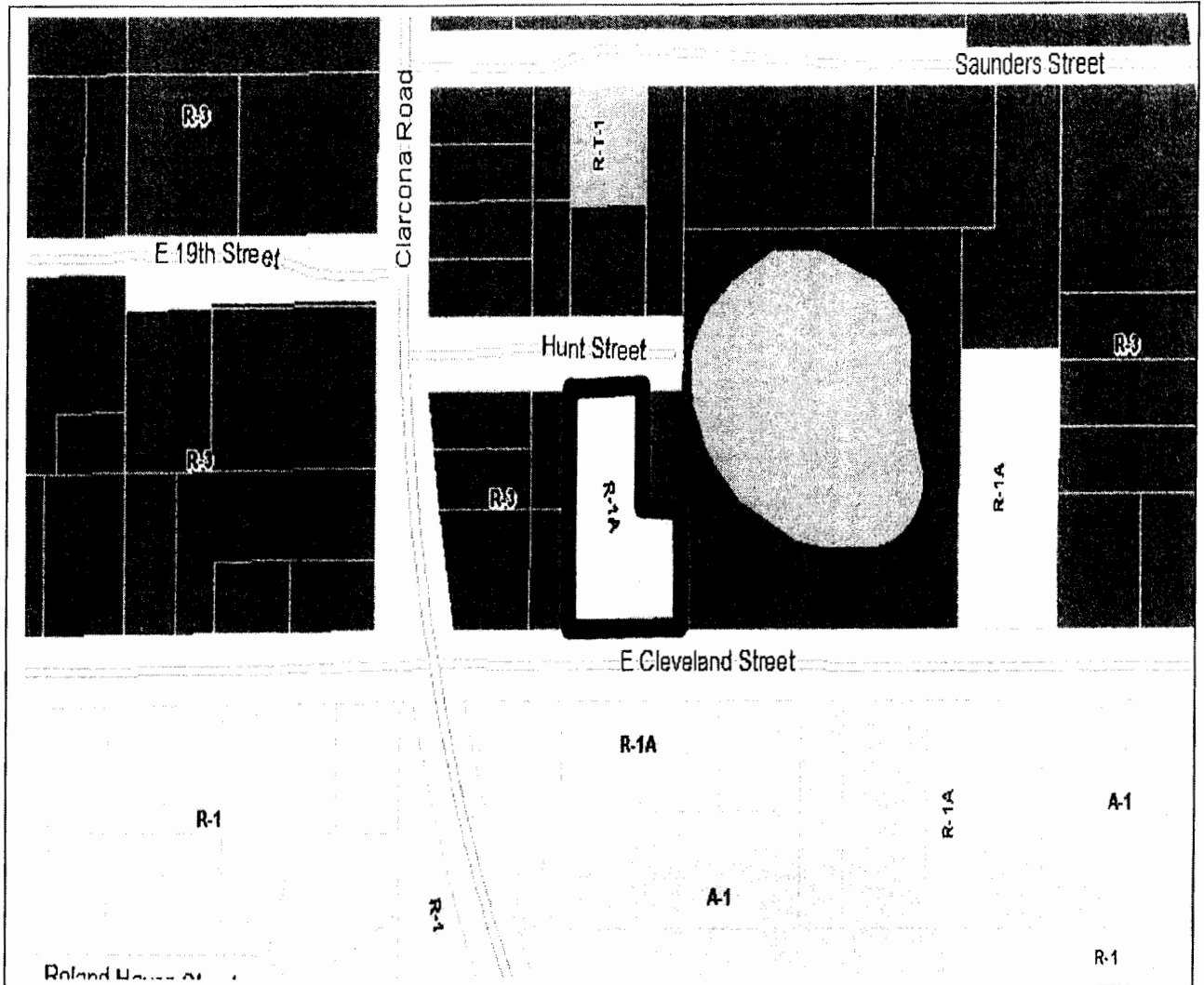
TRACT SIZE: 22,500 sq.ft.

DISTRICT#: 2

LEGAL: BOBBIE JOE ADDITION Q/133 LOTS 14 15 22 23 & 24 SEE 2950/91

PARCEL ID: 15-21-28-0760-00-140

NO. OF NOTICES: 67



Applicant: JOHN HERBERT, AGENT FOR CHANTEL PRESTON
BZA Number: SE-13-06-025
BZA Date: 06/06/2013
District: 2
Sec/Twn/Rge: 15-21-28-SW-C
Tract Size: 22,500 sq.ft.
Location: North side of E. Cleveland St., east of Clarcona Rd. and west of Old Apopka Rd.

**If you have any questions
regarding this map, please call
Rocco Relvini
at 407.836.5386.**