WELCOME!
We are glad you have joined us for today's meeting. The Board of Zoning Adjustment (BZA) is an advisory board to City Council composed of citizen members who voluntarily and without compensation devote their time and talents to a variety of zoning and land development issues in the community. All BZA recommendations are subject to final action by City Council. We anticipate that the minutes of today's meeting will be presented at the City Council meeting on Monday, May 23, 2016, for approval of recommended actions.

GENERAL RULES OF ORDER
ROBERT'S RULES OF ORDER govern the conduct of the meeting. In accordance with Section 286.0114, Florida Statutes, any member of the public can be heard on any matter before the board today. If the item is listed on the consent agenda, you may ask that the item be pulled and placed on the regular agenda. You may then speak on that item when discussed on the regular agenda. However, since a general time limit of (5) minutes is allotted to each proponent/opponent of an issue, large groups are asked to name a spokesperson. If you wish to appear before the Board, please fill out an Appearance Request/Lobbyist Registration form and give it to the Recording Secretary. When you are recognized by the Chairperson, state your name and address and speak directly into the microphone.

APPEALS
Any person desiring to appeal a recommended action of the Board will need a record of the proceedings and for this purpose may need to ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which the appeal is made. A request for a new hearing (appeal) must be filed with the Board of Zoning Adjustment Recording Secretary by 5:00 P.M., Tuesday, May 3, 2016. The BZA Recording Secretary is located in the City Planning Division on the sixth floor of City Hall. There is a $250 fee for this appeal. CAUTION: Untimely filing by any appellant shall result in an automatic denial of the appeal.

Thank you for participating in your government and making Orlando truly “The City Beautiful.”

OPENING SESSION
- Determination of a quorum
- Call to Order at 2:00 PM or as soon thereafter as possible
- Pledge of Allegiance
- Consideration of the March 22, 2016 BZA meeting minutes
PUBLIC COMMENT

In accordance with Section 286.0114, Florida Statutes, any member of the public can be heard on any matter before the board today. If the item is listed on the consent agenda, you may ask that the item be pulled and placed on the regular agenda. You may then speak on that item when discussed on the regular agenda. Please fill out a speaker request form and hand it to the Board secretary.

CONSENT AGENDA

1. **VAR2016-00026**  
   **KYLE’S BIKE SHOP SIGNAGE**
   
   Applicant: Darren Gray, Orlando Elite Cycling Service, 203 N. Primrose Dr., Orlando, FL 32803
   
   Owner: C & T Investment LLC, P.O. Box 1827, Palm City, FL 34991
   
   Location: 203 & 207 N. Primrose Dr. (±0.16 acres)
   
   District: 4
   
   Project Planner: Jim Burnett (407.246.3609 – james.burnett@cityoforlando.net)
   
   Requested variance:
   
   - Variance of 31 sq. ft. to allow 55 sq. ft. of total sign area, where the site is limited to a maximum 24 sq. ft. of total sign area in the O-1/T/AN zoning district.
   
   Recommended action: Approval of the requested variance, subject to the conditions in the staff report.

2. **VAR2016-00030**  
   **1909 FERN CIR.**
   
   Applicant: Allen Arthur, 301 N. Fern Creek Ave., Orlando, FL 32803
   
   Owner: Courtney Propst, 1909 Fern Cir., Orlando, FL 32803
   
   Location: 1909 Fern Cir. (±0.21 acres)
   
   District: 4
   
   Project Planner: Jacques Coulon (407.246.3427 – jacques.coulon@cityoforlando.net)
   
   Requested variances:
   
   A. Variance of 3.5 ft. to allow the north side yard setback to be 4 ft.
   
   B. Variance of 12 ft. to allow the east rear setback to be 13 ft.
   
   Recommended action: Approval of the requested variances, subject to the conditions in the staff report.
3. **VAR2016-00032**  **LEXUS DEALERSHIP SIGNS**  

Applicant: Randy Appel, Architectural Graphics Inc., 2655 International Pkwy., Virginia Beach, VA 23452  
Owner: Dealer Property Holdings LLC, 245 Driggs Dr., Winter Park, FL 32792  
Location: 5275 Major Blvd. (±25.2 acres)  
District: 6  
Project Planner: Katy Magruder (407.246.3355 – kathleen.magruder@cityoforlando.net)  

Requested variance:  
- Variance for two double-sided, high-rise architectural fin signs and one additional monument sign.  

Recommended action: **Approval of the requested variance, subject to the conditions in the staff report.**

4. **VAR2016-00035**  **1316 LAKE SHORE DR.**  

Applicant/Owner: Lance Wall, 1782 Killarney Dr., Winter Park, FL 32789  
Location: 1316 Lake Shore Dr. (±1.40 acres)  
District: 3  
Project Planner: Jacques Coulon (407.246.3427 – jacques.coulon@cityoforlando.net)  

Requested variance:  
- Design Variance to permit garage to extend in front of the principal façade where it is required to be flush or recessed.  

Recommended action: **Approval of the requested variance, subject to the conditions in the staff report.**

5. **VAR2016-00037**  **1910 GADSEN BLVD.**  

Applicant/Owner: Steven Pullum, 4709 Indian Gap Dr., Orlando, FL 32812  
Location: 1910 Gadsen Blvd. (±0.18 acres)  
District: 1  
Project Planner: Katy Magruder (407.246.3355 – kathleen.magruder@cityoforlando.net)
Requested variance:

- Variance of 7.5 ft. to the required 15 ft. street side setback from the south side property line for new construction of a single-family home.

Recommended action: Approval of the requested variance, subject to the conditions in the staff report.

6. **VAR2016-00038**

**833 N. THORNTON AVE.**

Applicant: Claudia Arbelaez, CEA Builders Corp., 2151 Consulate Dr., Ste. 9, Orlando, FL 32837

Owner: Orcun Tagtekin, 833 N. Thornton Ave., Orlando, FL 32803

Location: 833 N. Thornton Ave. (±0.15 acres)

District: 3

Project Planner: Michaëlle Petion (407.246.3837 – michaelle.petion@cityoforlando.net)

Requested variances:

A. Variance of 1.5 ft. to allow an inline addition at a south side setback of 8.5 ft. where 10 ft. is the minimum required.

B. Variance of 5 ft. to allow an inline addition at a north side setback of 5 ft. where 10 ft. is the minimum required.

Recommended action: Approval of the requested variances, subject to the conditions in the staff report.

7. **VAR2016-00039**

**514 LAKEVIEW ST.**

Applicant: Katina Gutierrez, Bluescape Pools & Spas, P.O. Box 422612, Kissimmee, FL 34742

Owner: Ipanema Administradora, Avenida Rio Branco 156 Sala 21, CEP 20040-003, Rio de Janeiro, Brazil

Location: 514 Lakeview St. (±2.37 acres)

District: 3

Project Planner: Michaëlle Petion (407.246.3837 – michaelle.petion@cityoforlando.net)

Requested variance:

- Variance to allow an accessory structure (a pool) between the street and the principal structure.

Recommended action: Approval of the requested variance, subject to the conditions in the staff report.
8. **VAR2016-00040**  
**728 N. THORNTON AVE. OFFICES**

Applicant: Wes Featherston, Process Architecture LLC, 1800 N. Orange Ave., Orlando, FL 32804

Owner: 1013 Colonial Ventures LLC, 635 E. Amelia St., Orlando, FL 32803

Location: 728 N. Thornton Ave. (±0.53 acres)

District: 3

Project Planner: Jacques Coulon (407.246.3427 – jacques.coulon@cityoforlando.net)

Requested variances:

A. Variance to allow the south side yard setback to be greater than 30 ft.
B. Variance to allow 30 parking spaces where 19 spaces are permitted.

Recommended action: Approval of the requested variances, subject to the conditions in the staff report.

9. **VAR2016-00041**  
**EJ SMALL BUSINESS ACCOUNTING**

Applicant: Michelle Tanner, CPH Inc., 1117 E. Robinson Ave., Orlando, FL 32801

Owner: Eric Roldan Cortes, 10566 Cabbage Tree Loop, Orlando, FL 32825

Location: 5408 & 5410 Curry Ford Rd. (±0.26 acres)

District: 1

Project Planner: Michaëlle Petion (407.246.3837 – michaelle.petion@cityoforlando.net)

Requested variance:

- Variance of 3 parking spaces to allow a maximum of 7 spaces, where 4 is the maximum allowed.

Recommended action: Approval of the requested variance, subject to the conditions in the staff report.
REGULAR AGENDA

10. **VAR2016-00034**  CROSSMAN PROPERTY PARKING

   Applicant: Garrett Moise, Crossman & Co., 1300 Alden Rd., Orlando, FL 32803
   Owner: Virginia/408 LLC, 3333 S. Orange Ave., Ste. 200, Orlando, FL 32806
   Location: 1300 Alden Rd. (±0.45 acres)
   District: 3
   Project Planner: Jim Burnett (407.246.3609 – james.burnett@cityoforlando.net)

   Requested variance:
   - Design Variance to allow new parking spaces to be located in front of an existing mixed use building, where said parking spaces are required to be located behind the principal structure in the MU-2/T zoning district.

   Recommended action: Approval of the requested variance, subject to the conditions in the staff report.

11. **VAR2016-00036**  PAINTMIX ART STUDIO

   Applicant: Robert Carney, Paintmix LLC, 38 N. Hyer Ave., Orlando, FL 32801
   Owner: Frances Hauser, 6 Fairview Ave., Bayville, NY 11709
   Location: 817 E. Washington St. (±0.14 acres)
   District: 4
   Project Planner: Jim Burnett (407.246.3609 – james.burnett@cityoforlando.net)

   Requested variance:
   - Variance to allow a painters studio with on-site consumption of beer and wine within 500 ft. of Howard Middle School, where said use is currently prohibited.

   Recommended action: Approval of the requested variance, subject to the conditions in the staff report.
12. **VAR2016-00042** BUSTAMANTE OFFICE SIGNAGE

Applicant: Morgan Voke, International Signs & Lighting, 714 Commerce Cir., Longwood, FL 32750

Owner: 400 N Mills LLC, 2840 Paige Dr., Kissimmee, FL 34741

Location: 400 N. Mills Ave. (±0.40 acres)

District: 4

Project Planner: Jim Burnett (407.246.3609 – james.burnett@cityoforlando.net)

Requested variances:

A. Design Variance to allow a ground sign in the Traditional City Overlay; and
B. Variance of 46 sq. ft. to allow 70 sq. ft. of total sign area, where a maximum 24 sq. ft. is allowed.

Recommended action: Approval of Variance A, subject to the conditions in the staff report, and denial of Variance B.

OTHER BUSINESS

• No items.

ADJOURNMENT