CITY OF WINTER PARK
Planning & Zoning Commission

Regular Meeting
Commission Chambers
November 6, 2007
7:00 p.m.

AGENDA

Approval of Minutes – October 2, 2007

PUBLIC HEARINGS

CU 14:07 Request of Florida Bank Of Commerce for Conditional Use Approval to allow a bank with drive-thru teller lanes as part of the redevelopment of the former Limoncello restaurant property at 702 Orange Avenue, zoned C-3.

ZTA 1:07 Request of Rollins College to amend within Chapter 58 “Land Development Code”, Article III “Zoning”, the R-2 and R-3 residential zoning districts so as to establish a new conditional use provision for non-profit educational facilities.

CU 15:07 Request of Rollins College for Conditional Use Approval to permit the Osceola Lodge and Bigelow House properties at 231 N. Interlachen Avenue and 232 N. Knowles Avenue, zoned R-2/R-3 to be used for the Winter Park Institute, a Rollins College educational program for visiting scholars.

CU 17:07 Request of the Penn Symonds, LLC and the Penn West LLC for Conditional Use Approval to permit the construction of a two story, 6,650 square foot office building on the former Lawson Funeral Home property at 271 N. Pennsylvania Avenue, on the northwest corner of Symonds Avenue, zoned C-3.

ZTA 2:07 Request of the City of Winter Park to amend Chapter 58 “Land Development Code”, Article III “Zoning” so as to establish a new Urban Use zoning district, to include purpose and intent, permitted and conditional uses, minimum and maximum development standards and design regulations.

COMP 2:07 Request of the Progress Point LLC to amend within Chapter 58 “Land Development Code, Article I, “Comprehensive Plan” and its Future Land Use Plan Map for the 5.73 acres of properties at 1100 and 1150 N. Orange Avenue and at 1201/1241/1210 Palmetto Avenue so as to change the future land use designation of Office to Urban Use in order to permit the subsequent rezoning to an Urban Use zoning district to permit the development of the Progress Point project.

ZMA 2:07 Request of the Progress Point LLC to amend within Chapter 58 “Land Development Code, Article III, “Zoning Regulations” and the Official Zoning Map for the 5.73 acres of properties at 1100 and 1150 N. Orange Avenue and at 1201/1241/1210 Palmetto Avenue so as to change the existing zoning designation of Office (O-1) District to Urban Use (UU) District in order to permit the development of the Progress Point project.

CU 19:07 Request of the Progress Point LLC for Conditional Use Approval under the provisions of the Urban Use zoning district to permit the development of the Progress Point project composed of three story buildings holding 110,200 sq. ft. of retail/office space, 48,400 sq. ft. of office only space, 74,800 sq. ft. (53 units) of residential space and two parking garages of four levels in height holding 783 parking spaces on the 5.73 acres of properties at 1100 and 1150 N. Orange Avenue and at 1201/1241/1210 Palmetto Avenue.

CU 16:07 Request of Larry Williams for Conditional Use Approval to permit as a special exception the use of 3,400 square feet of the 13,500 square foot Garden Gate building at 220 N. Park Avenue (former Regent Condo sales office) for a retail bank facility, zoned C-2. (Withdrawn by applicant)

All interested parties are invited to attend and be heard. Additional information is available in the Planning Department so that citizens may acquaint themselves with each issue and receive answers to any questions they may have prior to the meeting.

NOTE: If a person decides to appeal any decision made by the Commission with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings, and that, for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. (F.S. 286.0105).

Persons with disabilities needing assistance to participate in any of these proceedings should contact the Planning Department at 407-599-3453 at least 48 hours in advance of the meeting.