

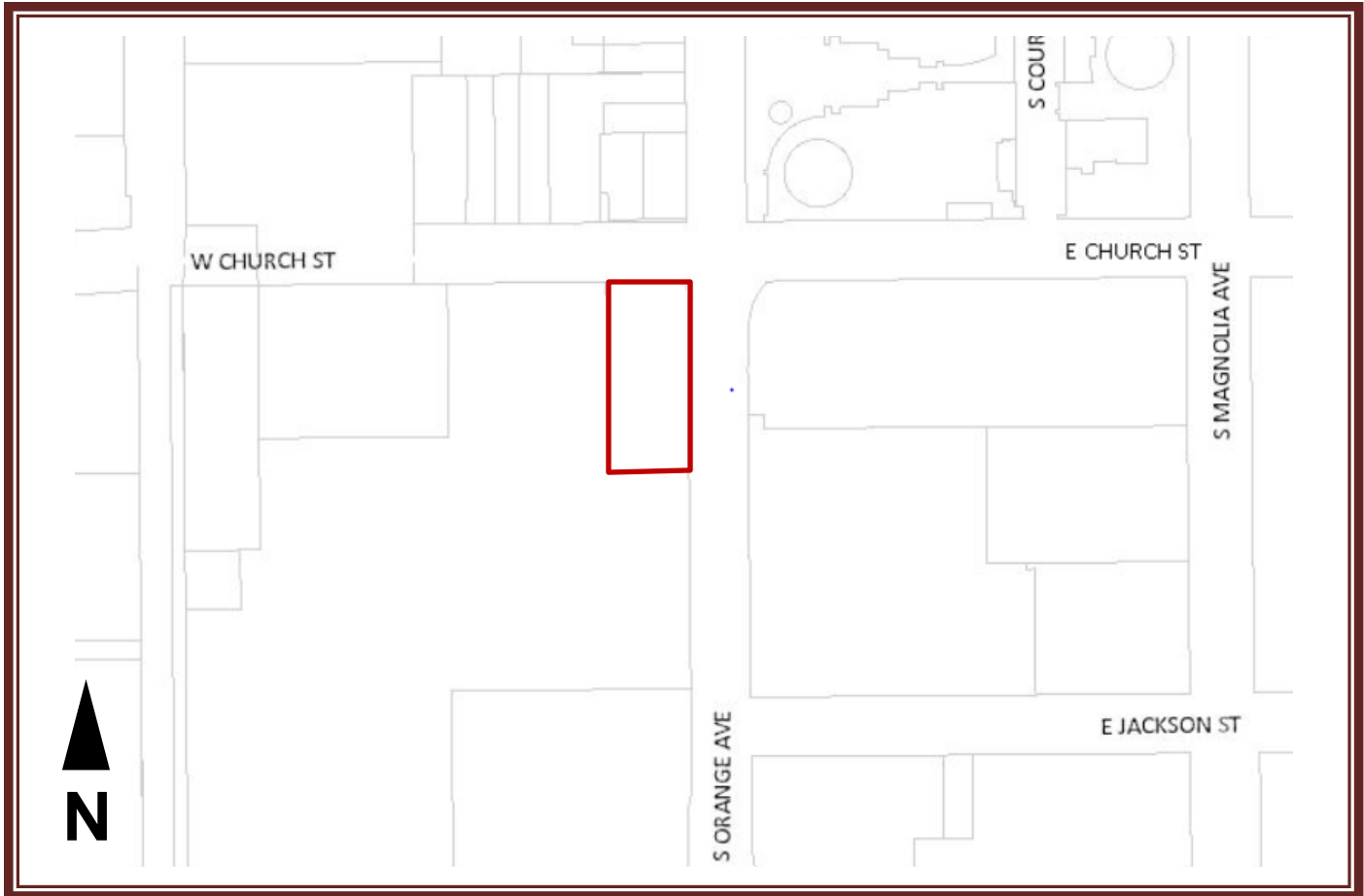
# 200 S. Orange Ave. - Residential Conversion

*Project Overview (updated 7/2/2020)*

**NOTE:** The information presented in this project overview is based on staff's preliminary review of the submitted application and is subject to change. Contact the Project Planner for the latest project information.

**Case Number(s):** MPL2020-10044

**Project Location & Property Size:** 200 S. Orange Ave. (Located at the southwest corner of W. Church St. and S. Orange Ave.). (±0.36 acres, District 5)



**Project Description:** The applicant is requesting a master plan review to allow the existing +138,354 sq. ft. mixed-use office building to be converted into mixed-use residential building. The request includes a density bonus of 197 du/ac to allow 397 du/ac or 143 dwelling units and is requesting a parking reduction of 21% to allow a minimum of 125 parking spaces where 157 spaces is required.

## Existing Zoning District and Future Land Use Classifications

Future Land Use Classification – DT-AC (Downtown Activity Center)

Zoning District – AC-3A/T

## Application Documents

**Scroll down** for plans submitted by the applicant for this project.

If you wish to review the file, please submit a Public Records Request at: <https://orlando.nextrequest.com>.

Additional or revised documents may be included in the Staff Report, to be posted on the City's website a week before the tentative public hearing date below, at: [orlando.gov/mpb](http://orlando.gov/mpb) - then click on "Municipal Planning Board Agendas & Minutes."

## Public Hearing

This project is tentatively scheduled for a public hearing at the Municipal Planning Board on August 18, 2020 (8:30AM, Virtual via Zoom Webinar).

## Parking Availability

At the City Commons Parking Garage located on Boone Ave., between South St. and Anderson St. (on the west side of City Hall). This garage charges a fee. For more information, go to:

<http://www.cityoforlando.net/parking/downtown-parking-locations/>

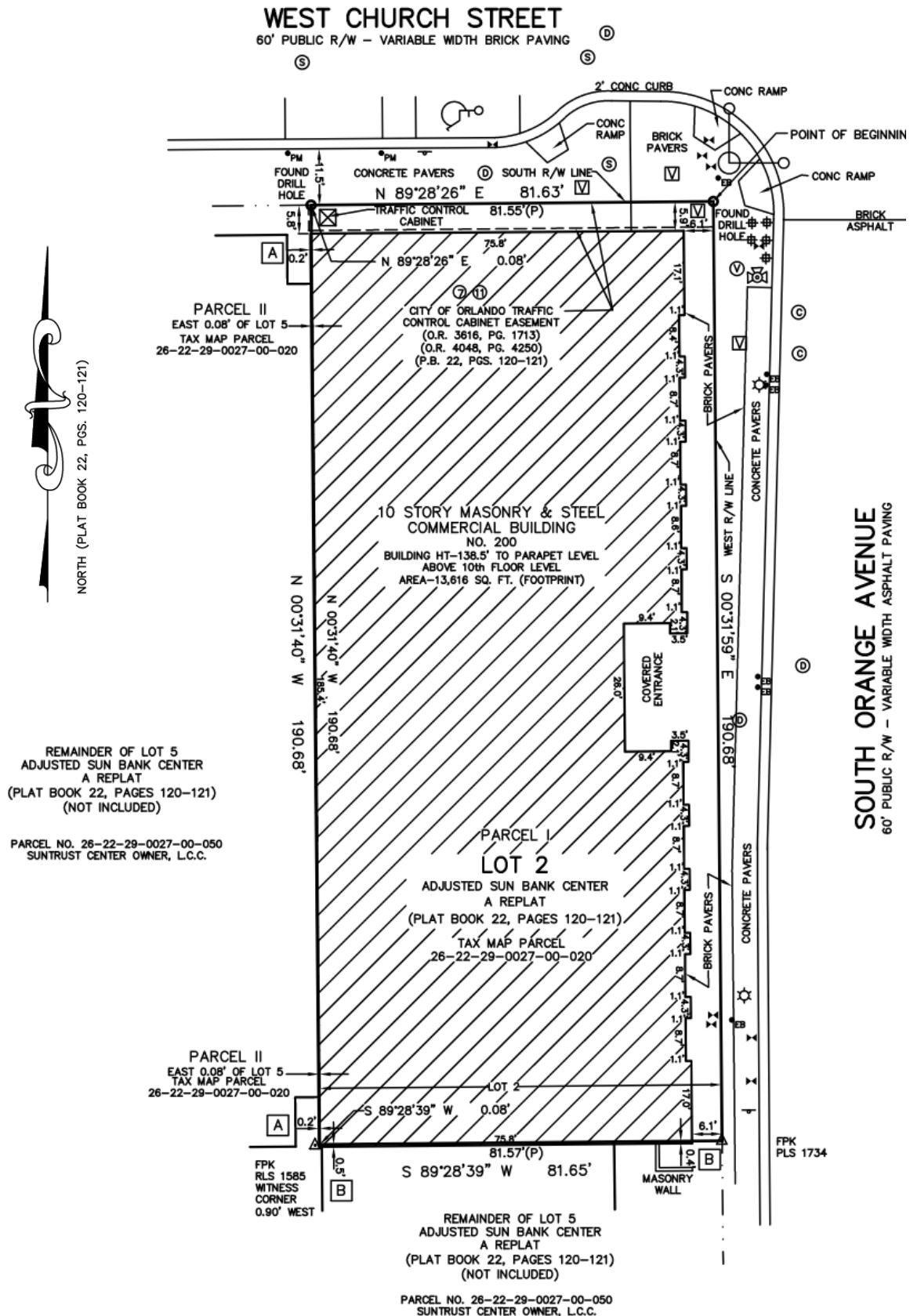
## Contact Information:

Applicant		Staff - Project Planner	
Name:	Jed Prest, Baker Barrios	Name:	TeNeika Neasman
Address:	189 S. Orange Ave. Orlando, FL 32801	Email:	<a href="mailto:TeNeika.Neasman@orlando.gov">TeNeika.Neasman@orlando.gov</a>
Phone:	407.926.3000	Phone:	407.246.4257
Email:	<a href="mailto:jprest#@bakerbarrios.com">jprest#@bakerbarrios.com</a>		

## Project Status and Next Steps

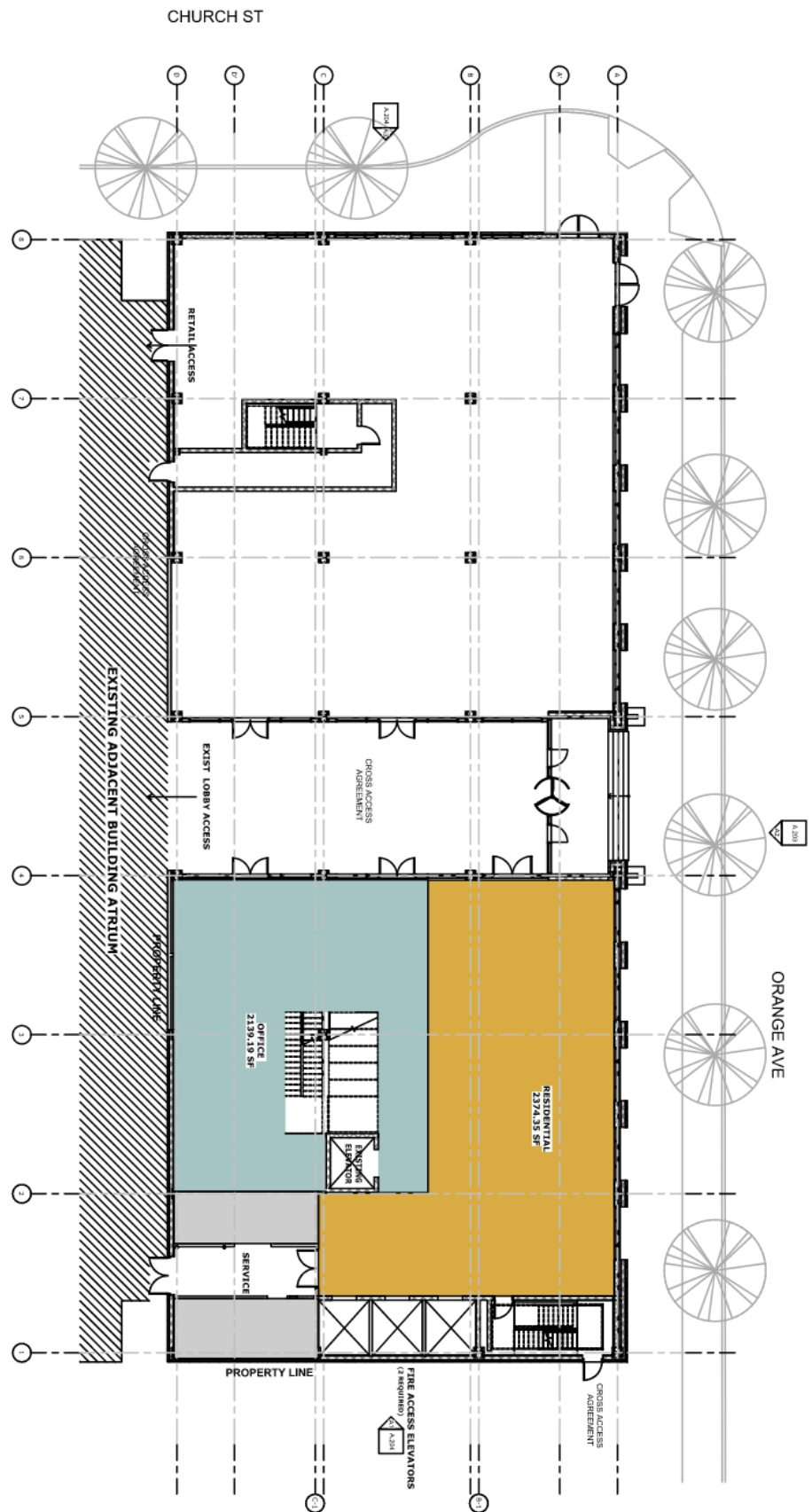
May 26, 2020	Application received by City Planning Division (case was differed , per applicant)
August 12, 2020	Staff Report available at <a href="http://orlando.gov/mpb">orlando.gov/mpb</a>
August 18, 2020	at 9 AM - Municipal Planning Board meeting

# Survey

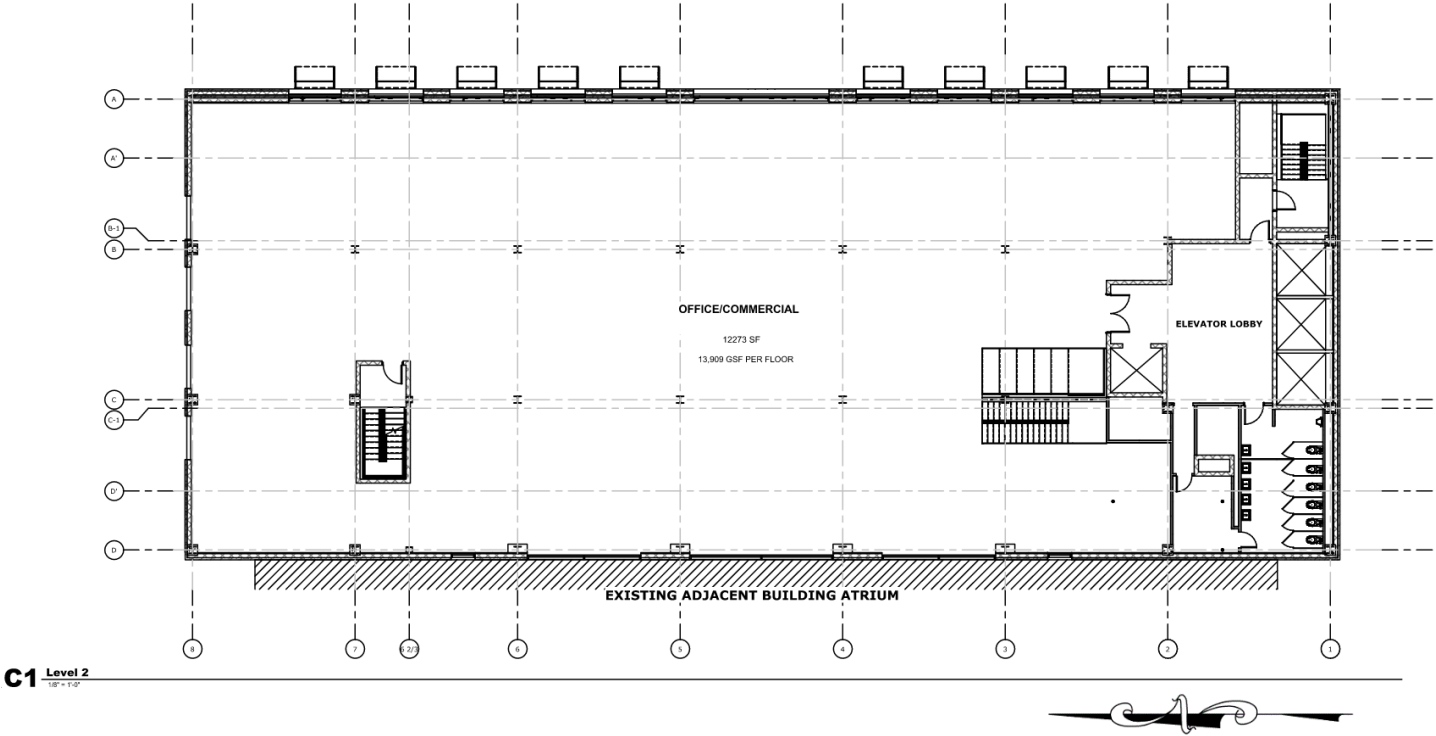


Ground Floor/Site Plan

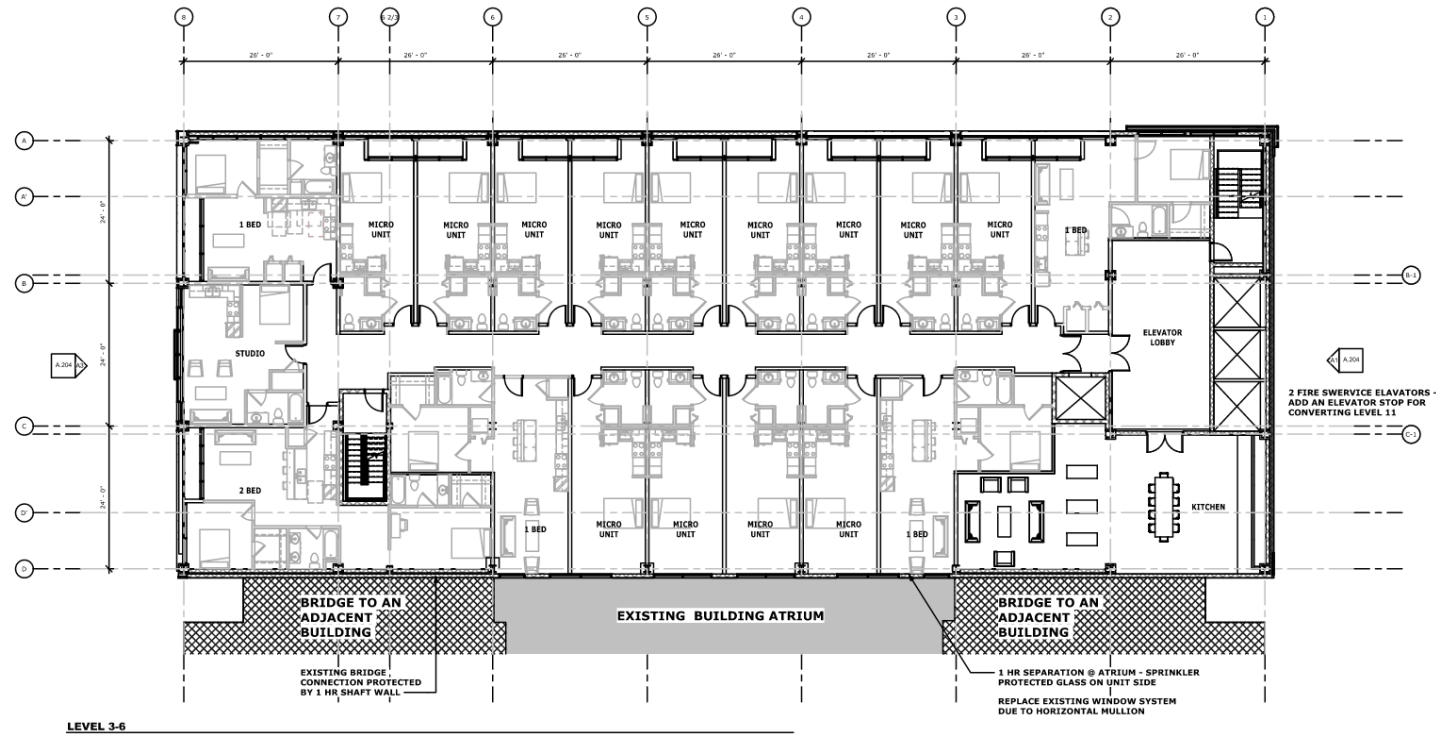
A1 SITE PLAN AND GROUND FLOOR PLAN  
1/8" = 1'-0"



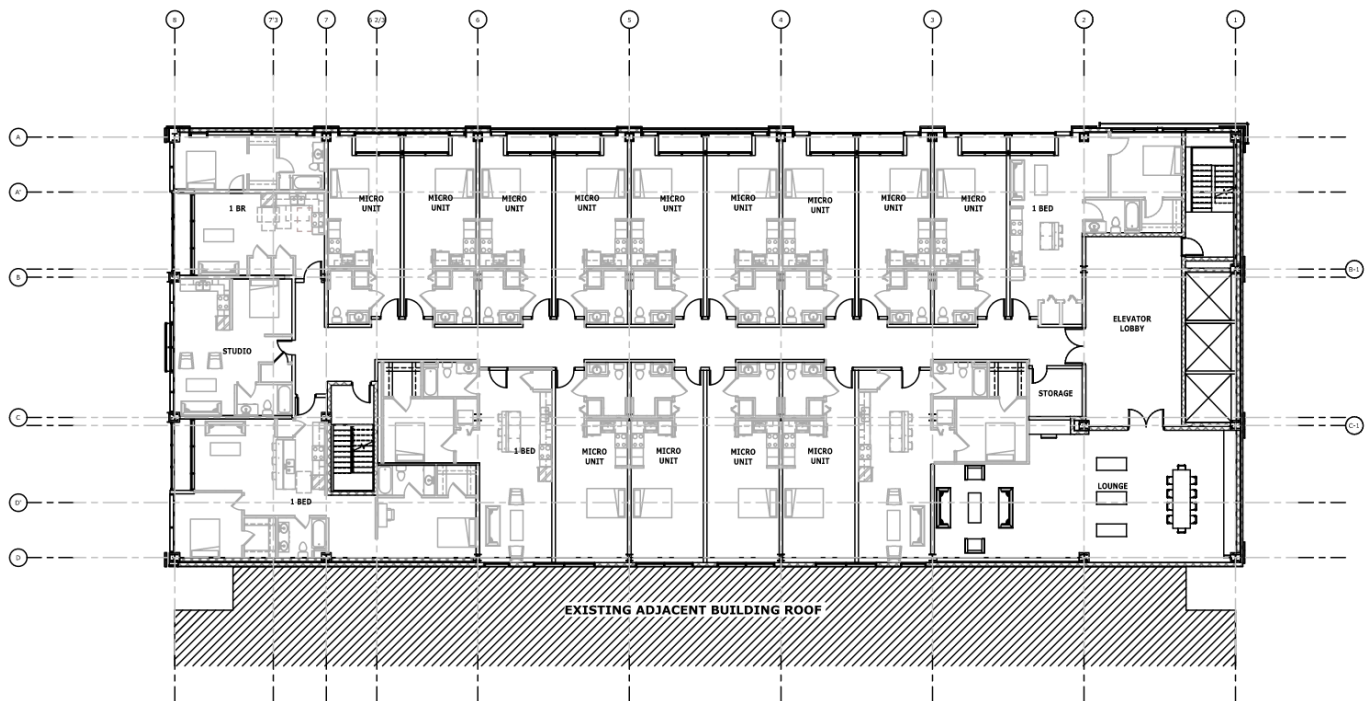
Floor 3 (Office)



Typical Floors 3-6 (Residential)

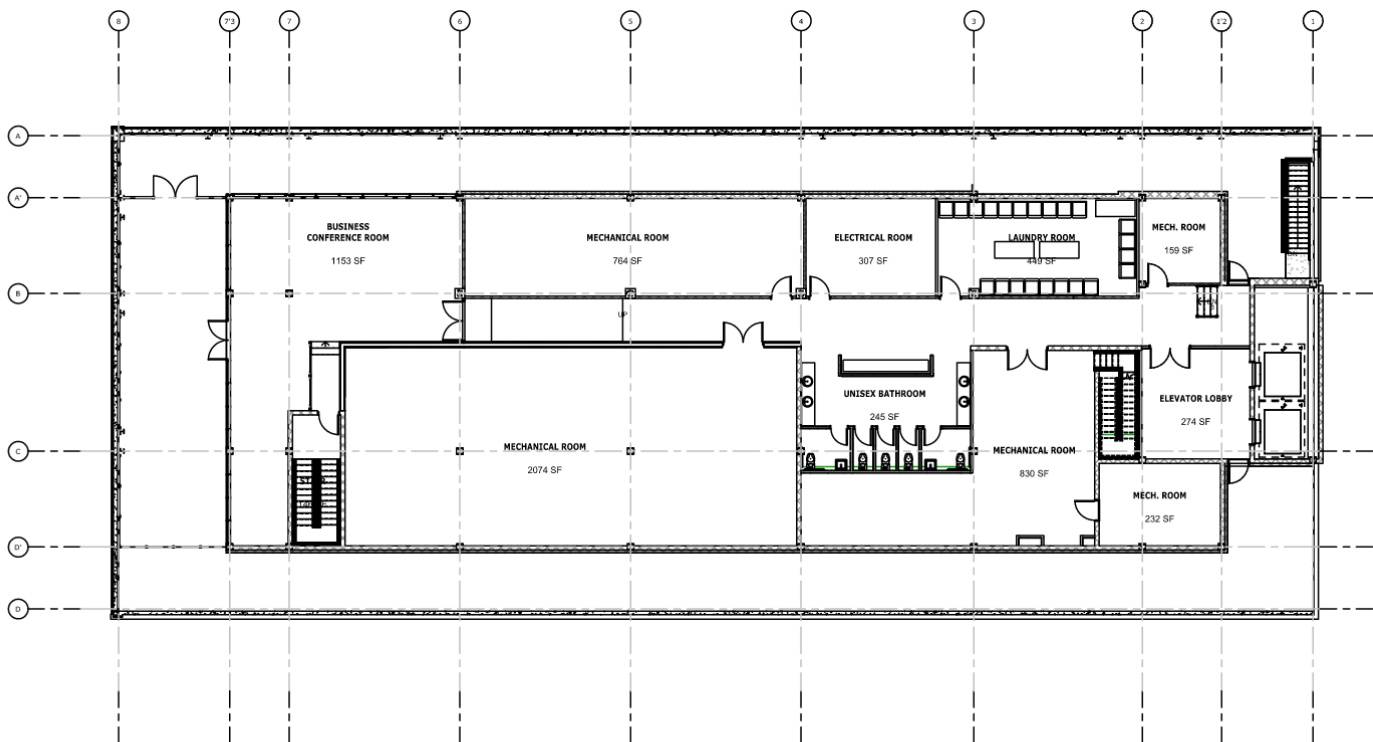


Typical Floors 7-10 (Residential)



LEVEL 7 - 10

Floor 11 (Mechanical)



A1 Level 11



Elevations

