



City of Apopka

CITY COUNCIL STAFF REPORT

Type of Form: Public Hearing/Ordinances/Resolution

Meeting Date: May 3, 2023

Department: Community Development

SUBJECT:

Annexation – Ordinance Number 3012 – Wyld Oaks

REQUEST:

Accept Ordinance Number 3012 and hold it over for second reading and adoption.

SUMMARY:

Owner(s): Brenedette Hardy-Holt, Soloman Earl Holt, Dana L Hoffman, Carol A Hoffman, Joyce A Heck, and Francois P Breney
Applicant: Lowndes Law Firm c/o Tara Tedrow, Esq.
Parcel Identification Number(s): 13-20-27-0000-00-072, 13-20-27-0000-00-037, 13-20-27-0000-00-059, 13-20-27-0000-00-036, 13-20-27-0000-00-038, 13-20-27-0000-00-056, 13-20-27-0000-00-024
Location: North of Capital Reef Way, east of Golden Gem Road and west of SR 429
Future Land Use: County Rural (1 dwelling unit per 10 acres)
Existing Use: Vacant
Current Zoning: County A-1 (Citrus Rural) District
Tract Size: 44.73.0 +/- acre(s)

Zoning Report

This chart includes the relationships to adjacent properties.

Direction	Future Land Use	Zoning	Present Use
North	Mixed-Use	Kelly Park Interchange – Mixed-Use (KPI-MU)	Vacant (Approved Wyld Oaks Development FKA Kelly Park Crossing)
East	Mixed-Use	KPI-MU	Vacant (Approved Wyld Oaks Development FKA Kelly Park Crossing)
South	Mixed-Use	KPI-MU	Parkview Preserve Residential Subdivision
West	County Rural	County A-1	Hubbard Construction Waste Facility

SUMMARY:

The subject properties are contiguous to the City limits on the north, east and south boundaries, therefore, eligible for annexation pursuant to Florida Statute 171.044. The proposed annexation shall be on the basis of the existing County Future Land Use and Zoning Designations. Assignment of a City Future Land Use and Zoning designation will occur at a later date, and through action by the City Council. The intent of the applicant is to combine the parcels with the previously approved Wyld Oaks Development, formerly known as Kelly Park Crossing.

ORANGE COUNTY NOTIFICATION:

The JPA (Joint Planning Agreement) requires the City to notify the County before any public hearing or advisory board. The City notified Orange County on April 17, 2023.

PUBLIC HEARING SCHEDULE:

May 3, 2023 – City Council (1:30 P.M.) – First Reading

May 17, 2023 – City Council (1:30 P.M.) – Second Reading and Adoption

DULY ADVERTISED:

April 21, 2023 – Apopka Chief

April 28, 2023 – Apopka Chief

FUNDING SOURCE:

N/A

RECOMMENDED ACTION:**Development Review Committee:**

Recommends approval of the annexation for the Wyld Oaks properties.

Recommended motion – City Council: Accept the first reading of Ordinance Number 3012 and hold it over for second reading and adoption on May 17, 2023 or soon thereafter.

ATTACHMENTS:

- Maps (PDF)
- Ordinance Number 3012 (PDF)