

LAKE ROBERTS RESERVE

*ORANGE COUNTY Preliminary Subdivision Plan
January 11, 2022*

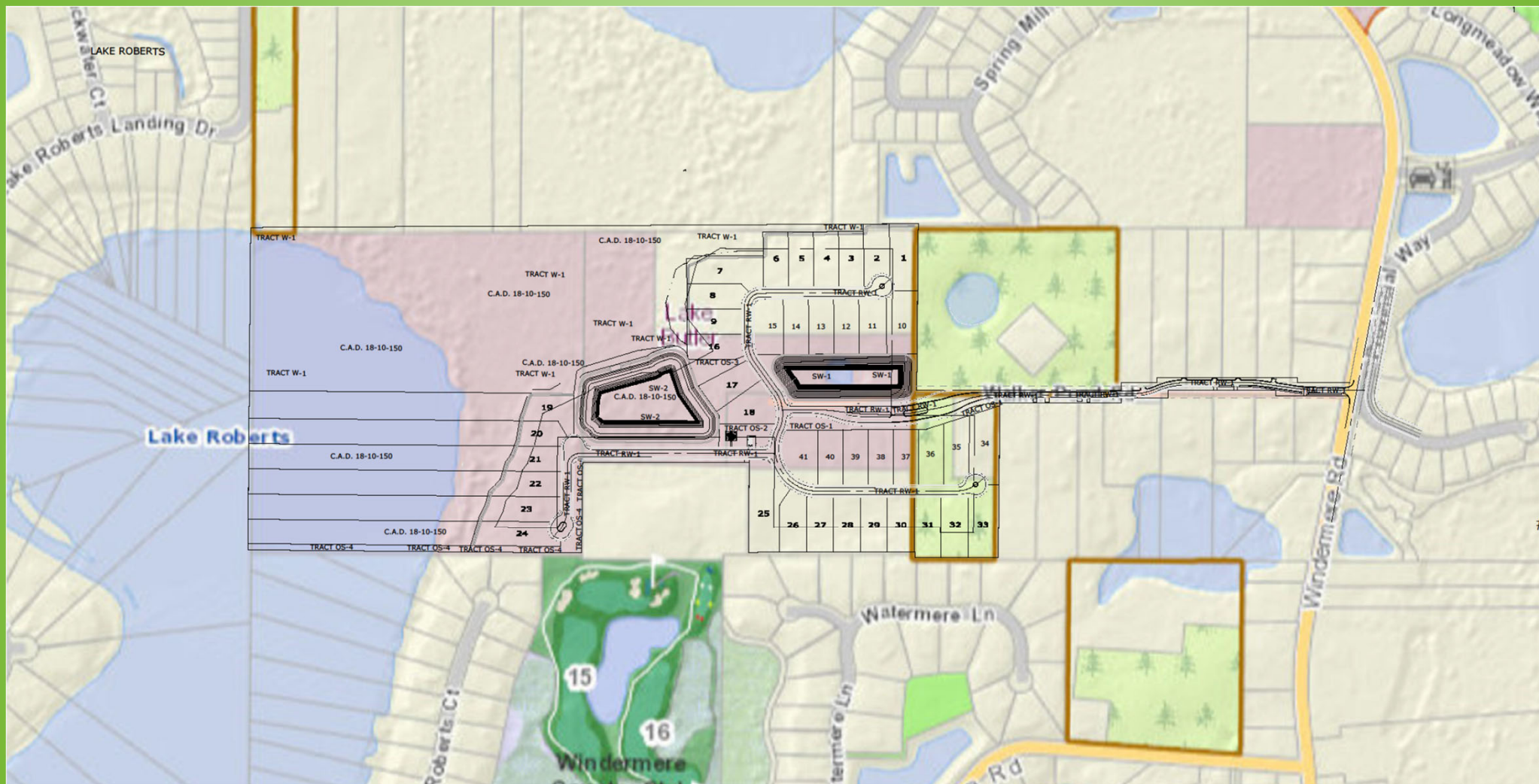
Lake Roberts Reserve Overview

Located in Orange County

**78.53-acre project, proposing 41
Total home sites**

**Development Density consistent
with the existing Rural 1 to 1 Land
Use Designation per the 2010-2030
Comp Plan.**

**Project providing 38 acres or 49%
open space, lake and conservation**



Community Benefits

- **Developer initiated easement/property acquisition, design and construction for McKinnon & Windermere Road Flooding**
- **NO new septic systems by providing onsite gravity sewer and lift station by bringing offsite FM to project along Walker Pond Road**
- **Ability to remove existing septic systems along Walker Pond Road creating lake contamination**
- **Land Acquisition, design and construction of Walker Pond Road to County Standards for access to benefit of the property and existing Walker Pond Road residents**

EXISTING FLOODING CONDITIONS



Walker Pond Road Flooding



McKinnon Road Flooding

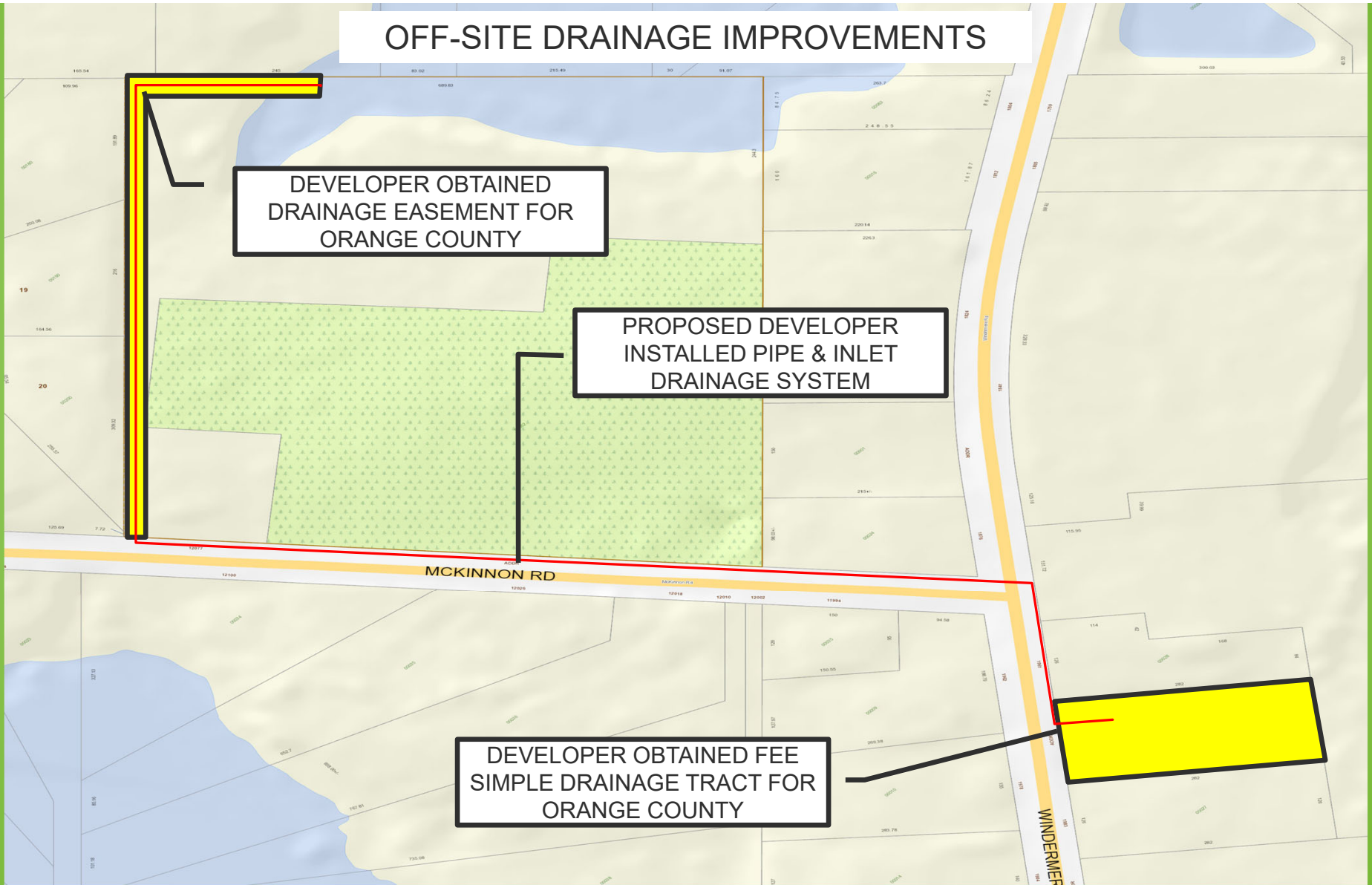


OFF-SITE DRAINAGE IMPROVEMENTS

DEVELOPER OBTAINED
DRAINAGE EASEMENT FOR
ORANGE COUNTY

PROPOSED DEVELOPER
INSTALLED PIPE & INLET
DRAINAGE SYSTEM

DEVELOPER OBTAINED FEE
SIMPLE DRAINAGE TRACT FOR
ORANGE COUNTY



Walker Pond Road

Orange County, Florida



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Job No.: 1441 Scale: n.t.s Date: 11/6/2020

Right of Way - Existing Conditions



Walker Pond Road

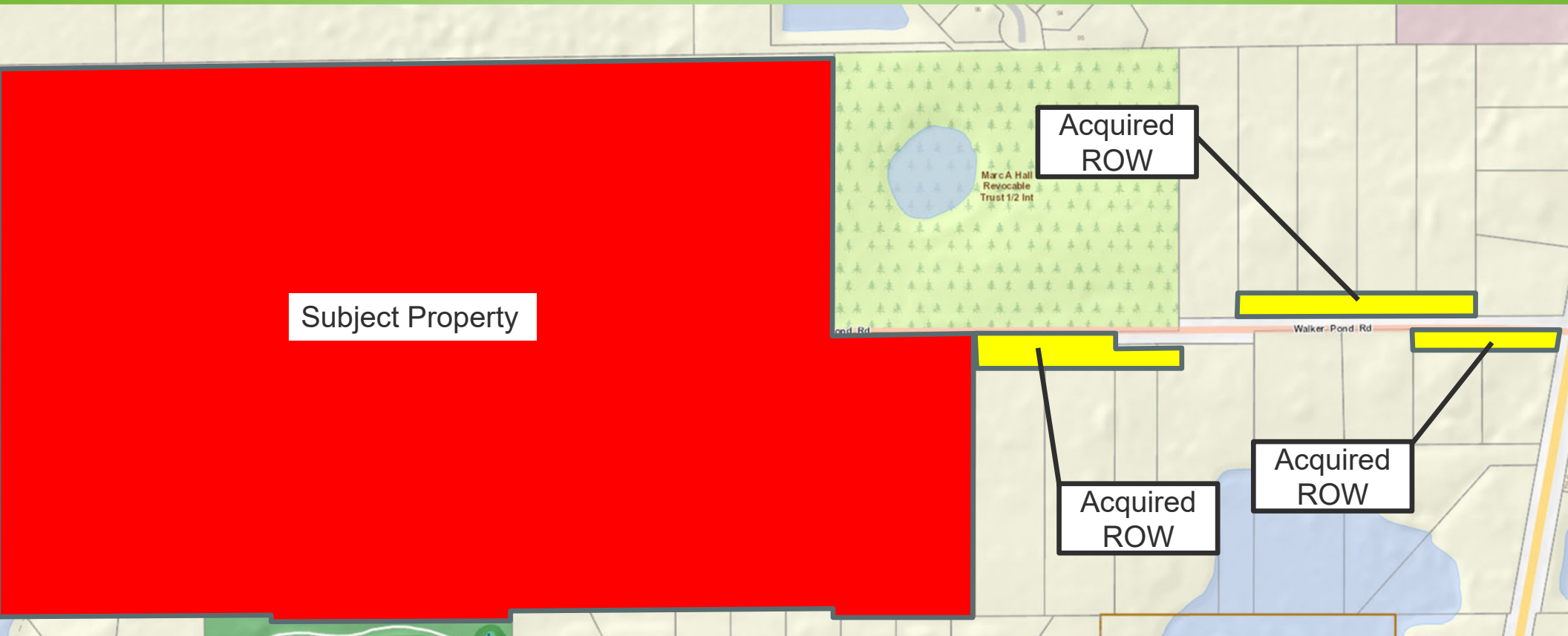
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Conceptual Roadway Improvement Section





Subject Property

Acquired
ROW

Acquired
ROW

Acquired
ROW

Total Private Commitments to Community

~ \$4,500,000 + Million Dollars

- **Offsite Drainage Improvements: McKinnon Road, Windermere Road Flooding Relief: \$434,000**
- **Walker Pond Road Acquisition + Improvements: \$4.2M**
- **Offsite Utility Improvements: \$96,000**

WHY APPROVE THE PROPOSED PSP

- Provides a mechanism to address the McKinnon Road and Walker Pond Road flooding issue via new stormwater outfall drainage design and stormwater piping installation project
- Approximately \$2,000,000 of right-of-way acquisition for Walker Pond Road
- Reconstruction of Walker Pond Road that brings underground power, creation of a sidewalk that doesn't exist, off-site utilities that bring ability for existing residents to use potable water, and switch from Septic to Sewer.
- Additional residents to contribute to the MSTU for Lake Roberts for long term funding
- The request is ***Consistent and Compatible*** with the surrounding developments.