

**ORANGE COUNTY  
NOTICE OF PUBLIC HEARING**

The Orange County Board of County Commissioners will conduct a public hearing on **February 07, 2023 at 2 p.m.** or as soon thereafter as possible, in the County Commission Chambers, First Floor, County Administration Center, 201 South Rosalind Avenue, Orlando, Florida. You are invited to attend and be heard regarding the following request by:

**Applicant:** Kendell Keith, Oak Hill Planning Studio, LLC, Hamlin Planned Development Unified Neighborhood Plan (PD-UNP)/ Land Use Plan (PD / LUP); Case # CDR-22-05-172

**Consideration:** A PD Substantial Change to modify the PD to convert 262 Residential Bonus units to 70,950 square feet of retail to be allocated as follows: 7,870 to the CCM-1 district and 63,080 to the RW-1b district. In addition, the applicant has requested the following waivers from Orange County Code for the following changes: 1. A waiver is requested from Orange County Code Sec. 38-1390.53 to allow a decorative screen fencing as an alternative to the masonry knee wall along framework streets in lieu of providing a decorative masonry knee wall in accordance with the standards described in Section 1390.52(b)(3). 2. A waiver is requested from Orange County Code Sec. 38-1414(b) to allow alcohol package sales within one thousand (1,000) feet of an existing alcohol package sales in lieu of the minimum five thousand (5,000) feet separation between the existing Walmart located at 16313 New Independence Parkway (Parcel ID 17-23-27-2714-01-000) and a proposed big box retailer located north of the Walmart (Parcel ID 17-23-27-2714-01-003); pursuant to Orange County Code, Chapter 38, Article VIII, Division 1, Section 38-1207; pursuant to Orange County Code, Chapter 38, Article VIII, Division 1, Section 38-1207.

**Location:** District 1; property generally located South of New Independence Parkway, East of State Road 429; Orange County, Florida (legal property description on file in Planning Division)

You may obtain a copy of the legal property description by calling Orange County Planning Division 407-836-5600; or pick one up at 201 South Rosalind Avenue, Second Floor; Orlando, Florida.

**IF YOU HAVE ANY QUESTIONS REGARDING THIS NOTICE, CONTACT THE ORANGE COUNTY PLANNING DIVISION, 407-836-5600, Email: [planning@ocfl.net](mailto:planning@ocfl.net)**

**PARA MÁS INFORMACIÓN, REFERENTE A ESTA VISTA PUBLICA CON RESPECTO A UNA AUDENCIA PUBLICA SOBRE PROPIEDAD EN SU AREA/VECINDAD, FAVOR COMUNICARSE CON LA DIVISIÓN DE PLANIFICACIÓN, AL NUMERO, 407-836-8181.**

**If you wish to appeal any decision made by the Board of County Commissioners at this meeting you will need a record of the proceedings. You should 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.**

**If you require special accommodations under the Americans with Disabilities Act of 1990, please call 407-836-5631 no later than two business days prior to the hearing for assistance. Si usted requiere ayuda especial bajo la ley de Americanos con Incapacidades de 1990, por favor llame al 407-836-3111.**

Phil Diamond, County Comptroller

As Clerk of the Board of County Commissioners  
Orange County, Florida

Publish: **January 15, 2023**; the Orlando Sentinel Orange Extra}  
Certify: Hamlin Planned Development PD LUP Substantial Change

gh/np/ll

c: District 1 Commissioner's Office [email]  
County Attorney's Office, BCC [Angela Diaz email]  
Chris Testerman, Deputy County Administrator, BCC [email]  
Alberto Vargas, Planning Division, BCC [email]  
Nicolas Thalmueller, Planning Division, BCC [email]  
Misty Mills, Planning Division, BCC [email]  
Iris Harkonen, Planning Division, BCC [email]  
Jason Sorensen, Planning Division, BCC [email]  
Lisette Egipciaco, Planning Division, BCC [email]  
Cheryl Gillespie, Agenda Development, BCC [email]  
Mike Seif, Orange TV, BCC [email]

## ORANGE COUNTY NOTICE OF PUBLIC HEARING

Dear Property Owner:

**If you have any questions regarding this notice, contact the Orange County Planning Division, 407-836-5600, email: [planning@ocfl.net](mailto:planning@ocfl.net)**

**Para más información, referente a esta vista publica con respecto a una audiencia publica sobre propiedad en su area/vecindad, favor comunicarse con la División de Planificación, al numero, 407-836-8181.**

The Orange County Board of County Commissioners will conduct a public hearing on **{meeting date,}** at **{time,}** or as soon thereafter as possible, in the County Commission Chambers, First Floor, County Administration Center, 201 South Rosalind Avenue, Orlando, Florida. You are invited to attend and be heard regarding a request by:

**Applicant:** {name, company, land use plan-if applicable}

**Consideration:** Substantial change request to amend the {LUP} to {state change} {and regarding a Notice of Proposed Change to the DRI [if applicable] for the following changes: [or if a list of changes: {as follows: and list changes}]

-or-

**Consideration:** Substantial change request to amend the plan to {state change,} [or if a list of changes: {for the following changes: and list}]

-or-

**Consideration:** Substantial change request to {state change,} [or if a list of change-{for the following changes: and list}]

[continue selected consideration paragraph]; pursuant to Orange County Code, Chapter {#}, and Section {#}[select per the requesting memo].

**Location:** District {#;} property generally located [insert "at" if needed] {general location provided by staff}; Section {#}, Township {#}, Range {#}; Orange County, Florida [select one] (legal property description on file in Planning Division-see map on reverse side)

You may obtain a copy of the legal property description by calling the Orange Planning Division, 407-836-5600; or pick one up at 201 South Rosalind Avenue, Second Floor; Orlando, Florida.

**If you wish to appeal any decision made by the Board of County Commissioners at this meeting you will need a record of the proceedings. You should 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.**

**If you require special accommodations under the Americans with Disabilities Act of 1990, please call 407-836-5631 no later than two business days prior to the hearing for assistance. Si usted requiere ayuda especial bajo la ley de Americanos con Incapacidades de 1990, por favor llame al 407-836-3111.**

Phil Diamond, County Comptroller

As Clerk of the Board of County Commissioners; Orange County, Florida

{initials/proofer's initials - lower case}

{Month ##, 2021}  
c: Applicant/Abutters