

***Board of County Commissioners***

**2018-2 Session IV Regular Cycle  
Amendments  
and  
Concurrent Rezoning and Substantial  
Change Requests**

***Adoption Public Hearings***

**June 4, 2019**



# 2018-2 Session IV Regular Cycle Amendment Process

- **Transmittal public hearings**
  - LPA – June 21, 2018**
  - BCC – July 10, 2018**
- **State and regional agency comments**
  - August 28, 2018**
- **Adoption public hearings**
  - LPA – October 18, 2018**
  - BCC – June 4, 2019**



# Amendment 2018-2-A-1-2

*(Request to Continue - July 2, 2019)*

**Agent:** Kathy Hattaway, Poulos & Bennett, LLC

**Owner:** BB Groves, LLC

**From:** Growth Center/Resort/Planned Development  
(GC/R/PD)

**To:** Growth Center-Planned Development-Resort/Low-Medium Density Residential (GC-PD-R/LMDR)

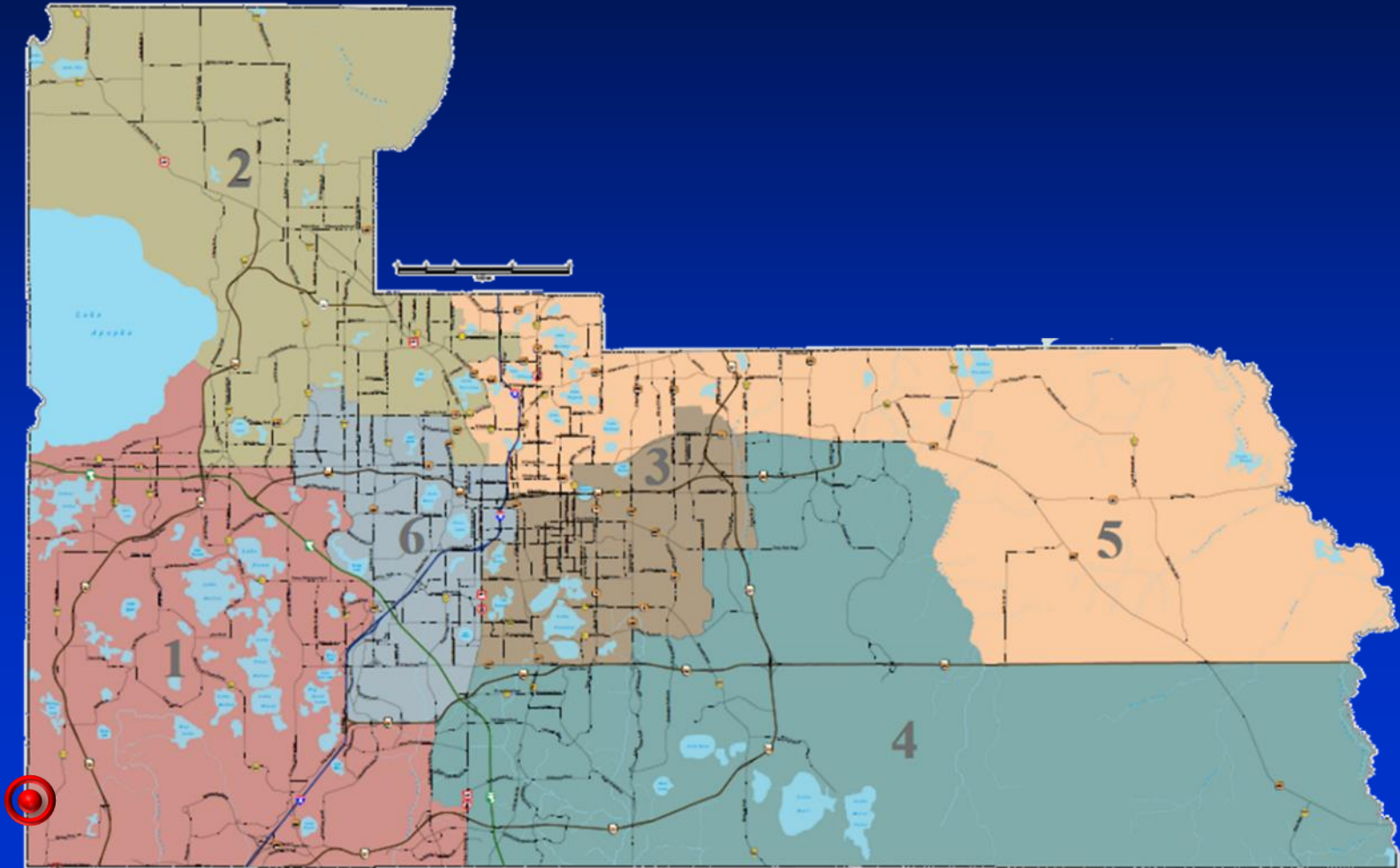
**Acreage:** 108.03 gross acres/96.29 net developable acres

**Proposed Use:** Five hundred (500) single-family residential units  
(The units may be any combination of age-restricted, short-term rental, or market rate housing.)



**2018-2-A-1-2**

## **Location**



# Aerial

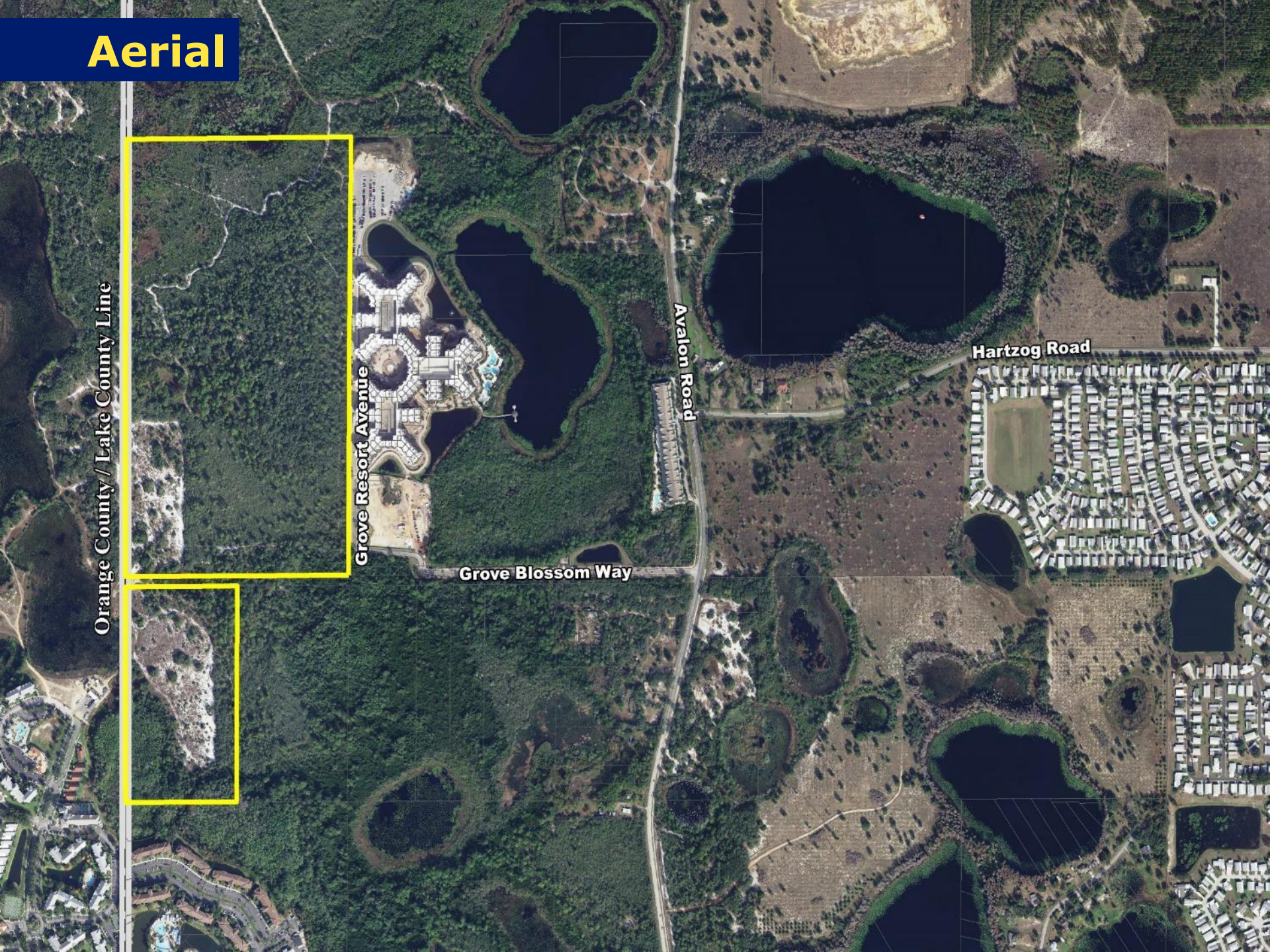
Orange County / Lake County Line

Grove Resort Avenue

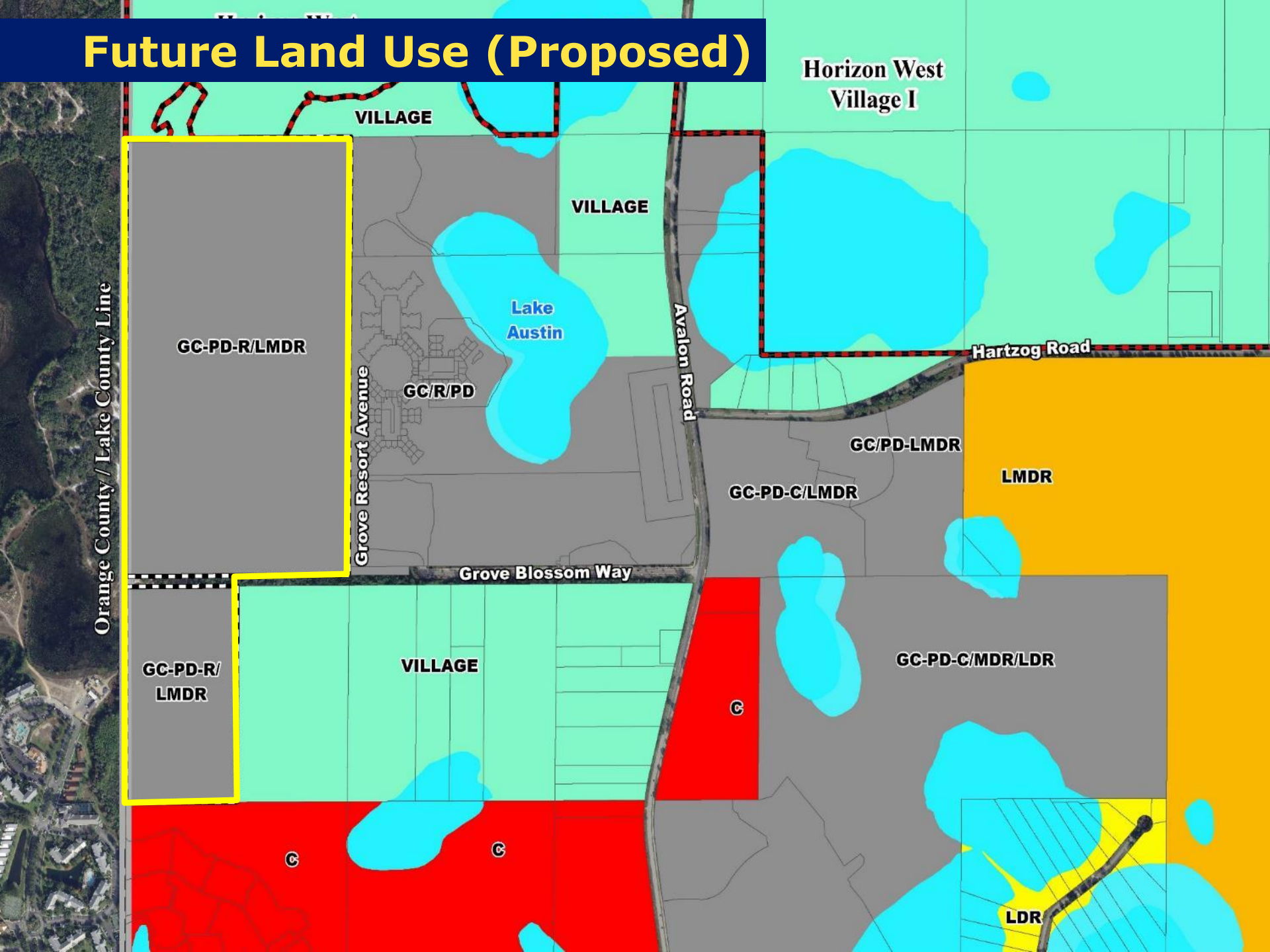
Grove Blossom Way

Avalon Road

Hartzog Road



# Future Land Use (Proposed)





# **Amendment 2018-2-A-1-2**

**Staff Recommendation: CONTINUE**

## **Action Requested:**

- **Continue Case #2019-2-A-1-2 to July 2, 2019  
(2:00 PM)**



# Amendment 2018-2-A-1-4

## CDR-18-04-110

- Agent:** Miranda F. Fitzgerald, Esq., Lowndes, Drosdick, Doster, Kantor & Reed, P.A.
- Owner:** Kerina Wildwood, Inc., Kerina Village, Inc., Kerina Inc., and Kerina Parkside Master, Inc.
- From:** Low Density Residential (LDR), Low-Medium Density Residential (LMDR), and Rural/Agricultural (R)
- To:** Planned Development-Commercial/Office/Medium Density Residential/Low Density Residential/Senior Living/Conservation (PD-C/O/MDR/LDR/Senior Living/CONS)
- Acreage:** 215.67 gross acres (FLUM Amendment)  
485.10 gross acres (PD/LUP Substantial Change)
- Proposed Use:** Up to 301 single-family dwelling units, 400 multi-family dwelling units, 200 senior living units, 150,000 sq. ft. of neighborhood retail and/or office uses, 5.0-acre park, and 93.0 acres of conservation land/open space

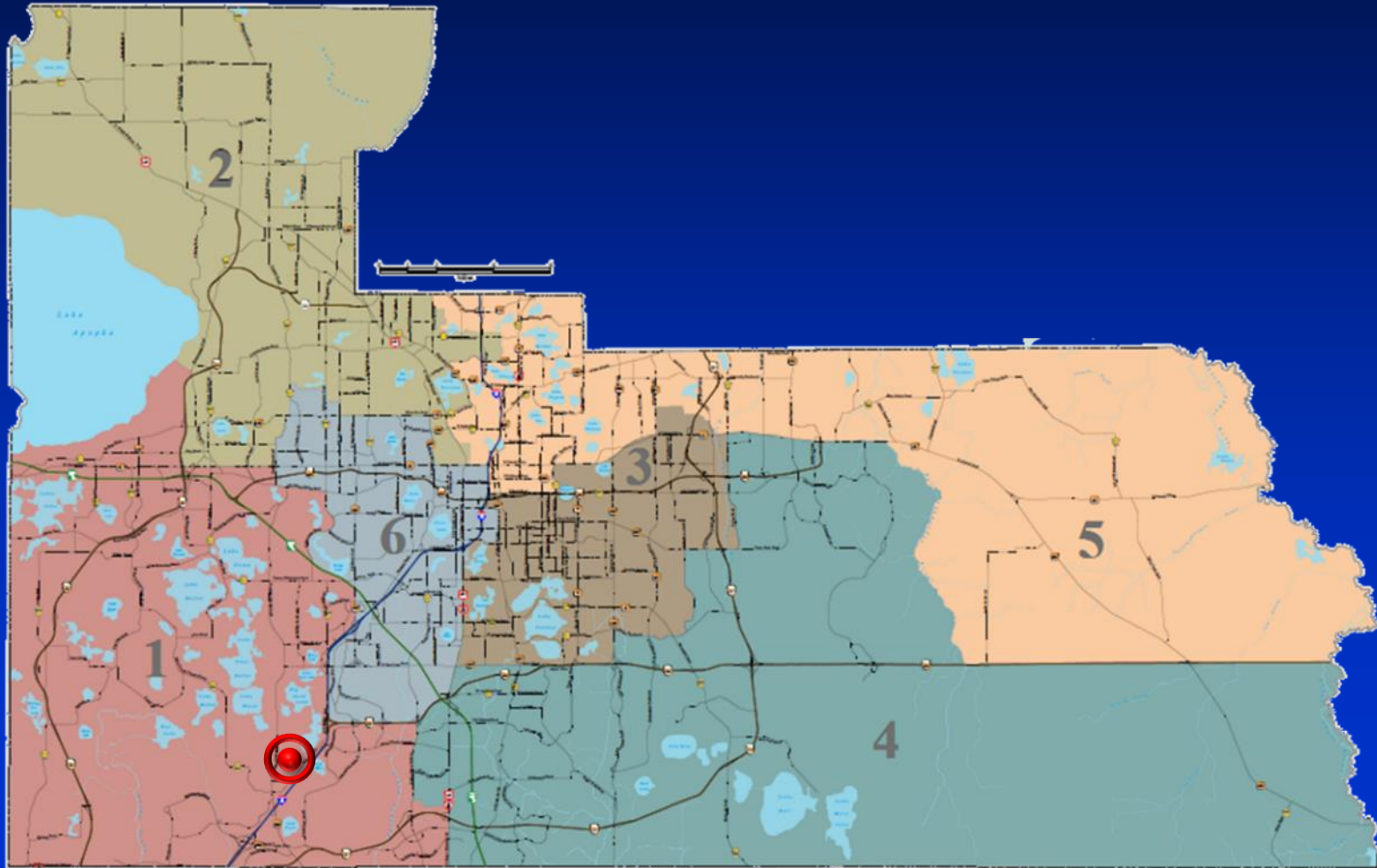




# Amendment 2018-2-A-1-4

## CDR-18-04-110

### Location



# Aerial

**CDR-18-04-110 Subject Property**  
**(Overall Kerina Parkside PD)**  
**485.10 Gross Acres**

**FISH LAKE**

**BIG SAND LAKE**

Emerald Chase Drive  
Boca Pointe Drive  
Woodchase Circle

S Apopka Vineland Road

Morehouse Drive  
Pippen Drive  
Chilton Drive  
Buena Vista Woods Boulevard

Smith Bennett Road

Daryl Carter Parkway Extension

Granby Street

Fenton Street

1st Street

2nd Street

3rd Street

4th Street

5th Street

6th Street

7th Street

8th Street

9th Street

Lemon Lake Boulevard

Temp Haul Road

Palm Parkway

Daryl Carter Parkway

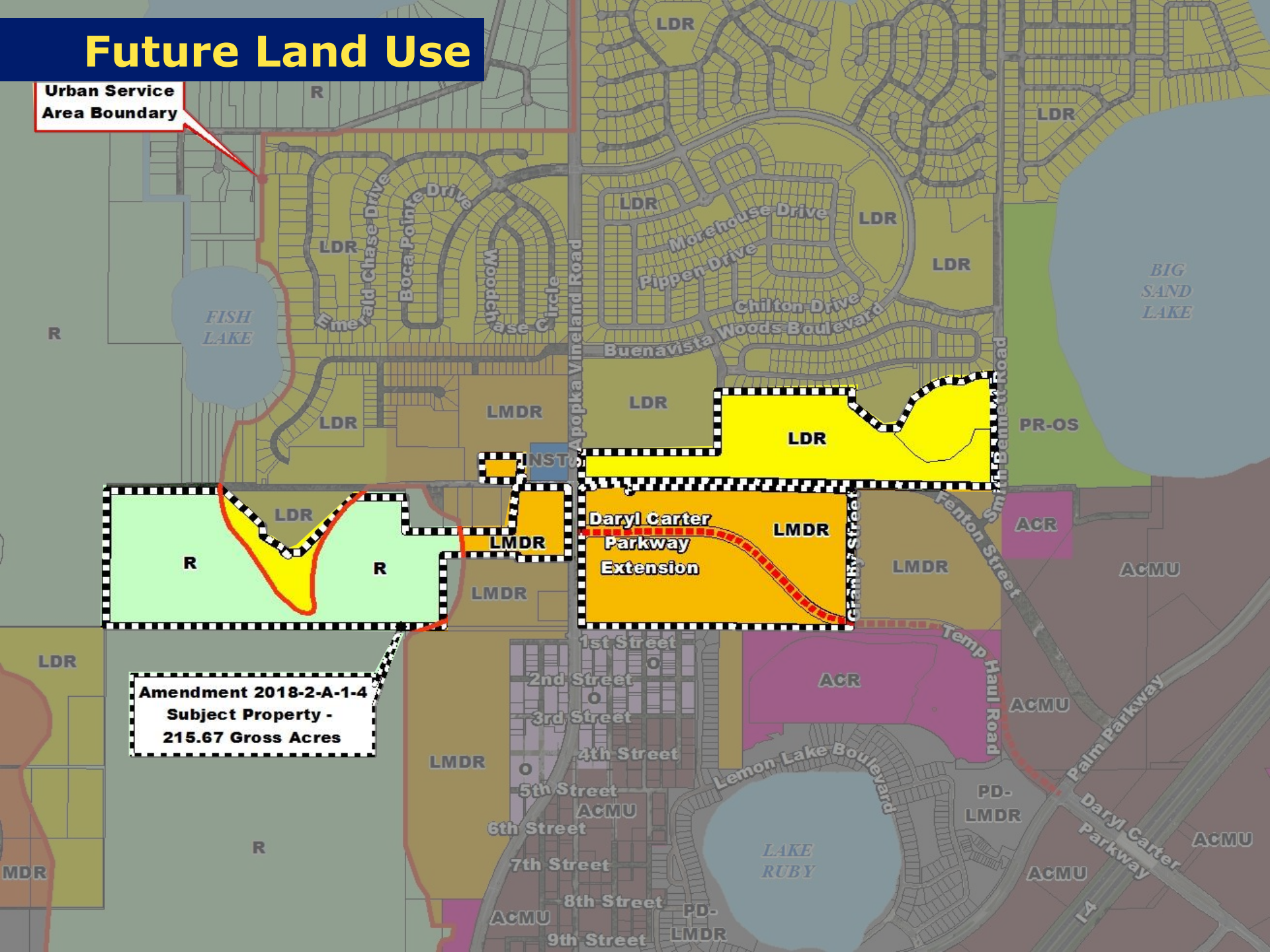
I-4

**LAKE RUBY**

**Amendment 2018-2-A-1-4**  
**Subject Property -**  
**215.67 Gross Acres**

# Future Land Use

Urban Service Area Boundary

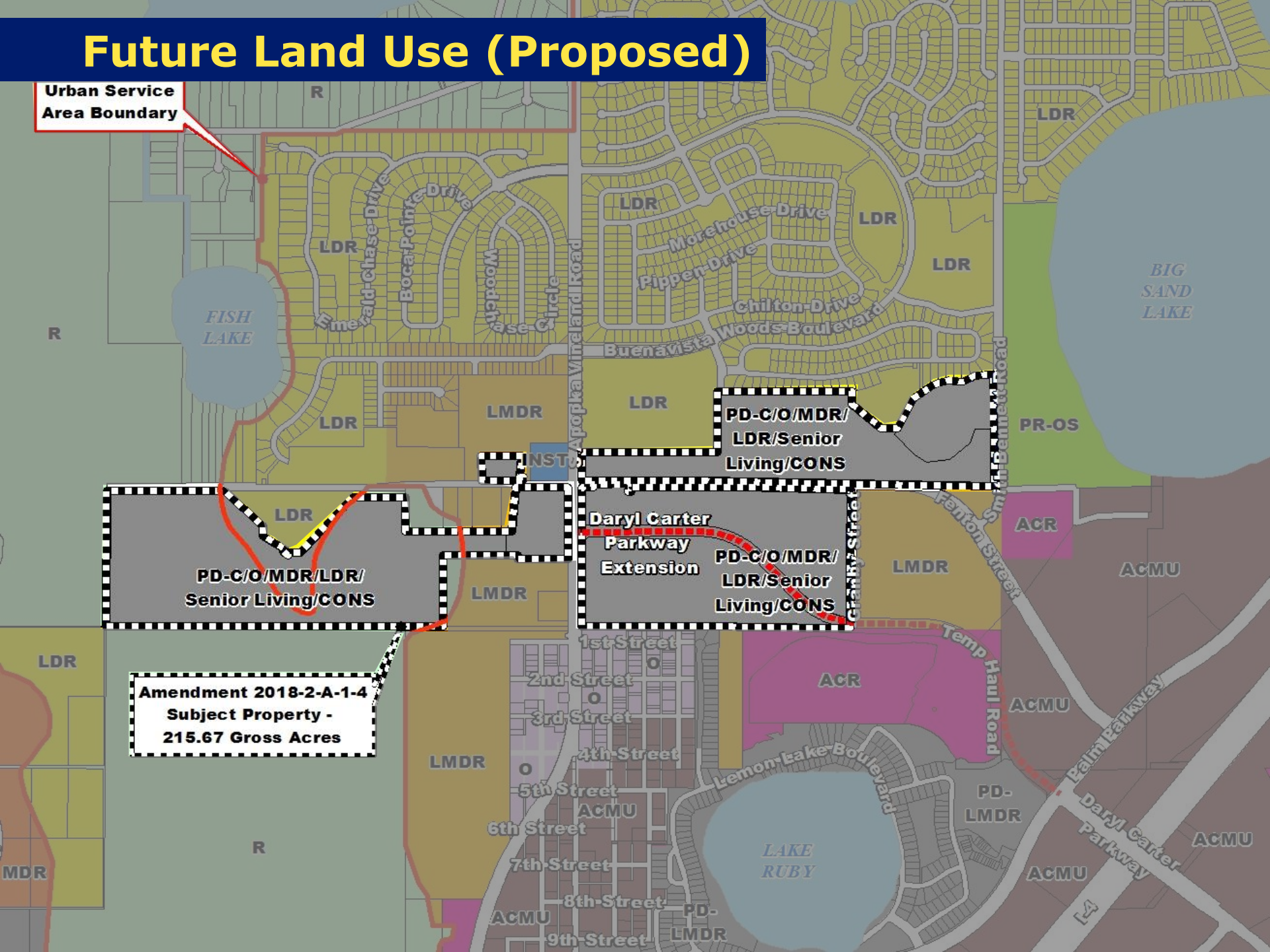


Amendment 2018-2-A-1-4  
Subject Property -  
215.67 Gross Acres

Daryl Carter  
Parkway  
Extension

# Future Land Use (Proposed)

Urban Service Area Boundary



PD-C/O/MDR/LDR/  
Senior Living/CONS

PD-C/O/MDR/  
LDR/Senior  
Living/CONS

Daryl Carter  
Parkway  
Extension PD-C/O/MDR/  
LDR/Senior  
Living/CONS

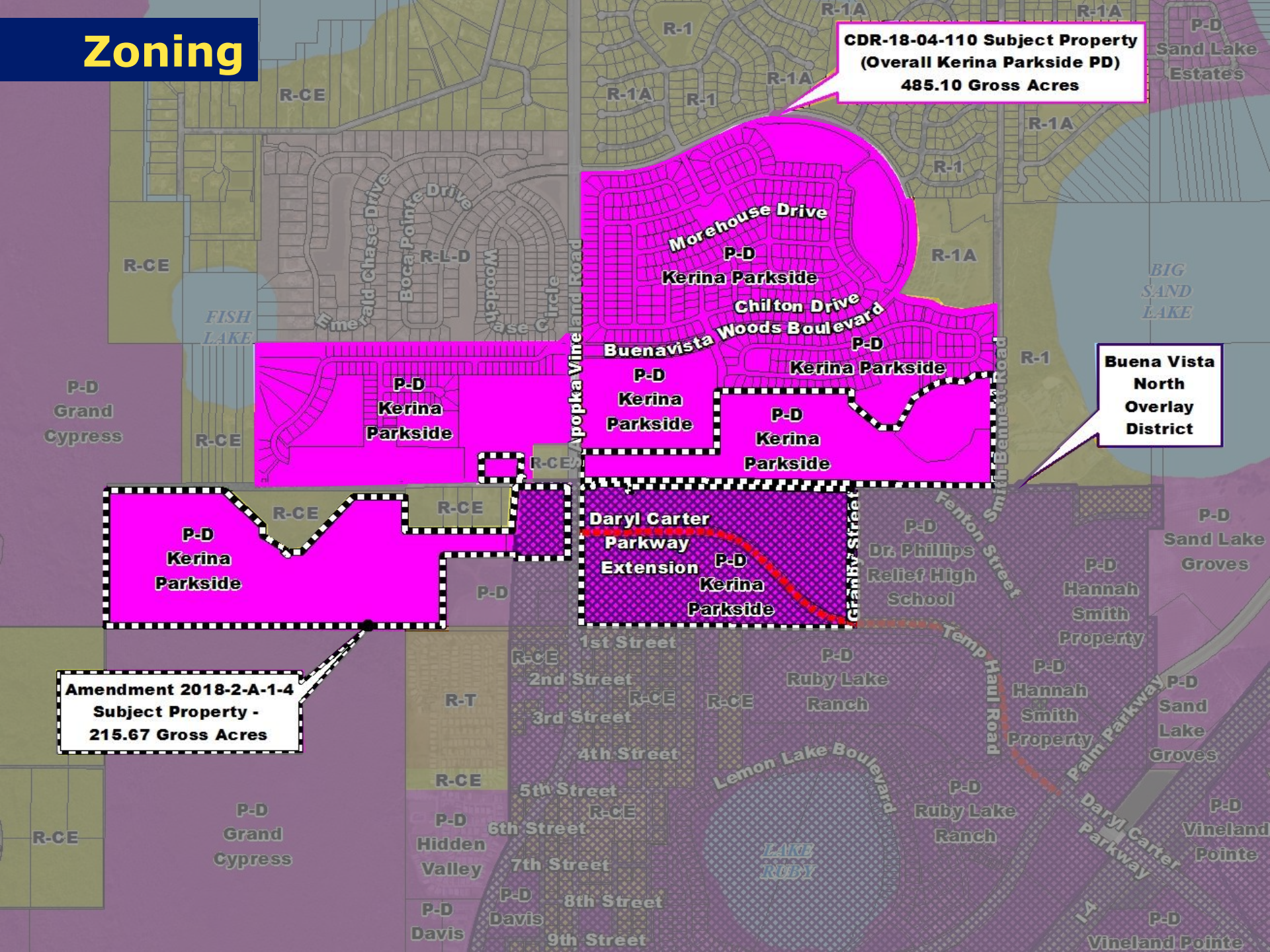
Amendment 2018-2-A-1-4  
Subject Property -  
215.67 Gross Acres

# Zoning

**CDR-18-04-110 Subject Property**  
**(Overall Kerina Parkside PD)**  
**485.10 Gross Acres**

**Buena Vista North Overlay District**

**Amendment 2018-2-A-1-4**  
**Subject Property -**  
**215.67 Gross Acres**





# Summary of Proposed Changes

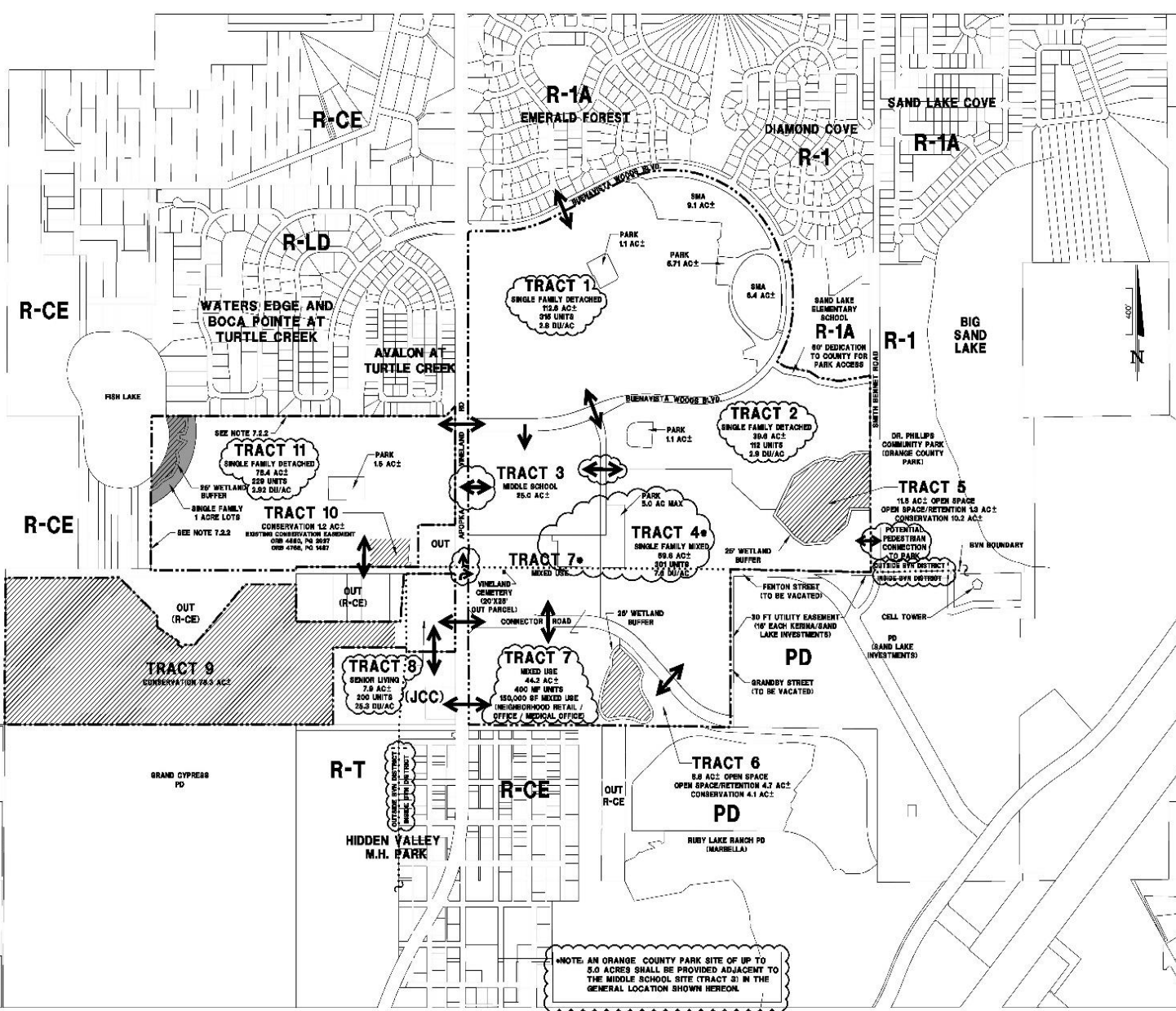
<b>Kerina Parkside PD - Primary Tract Changes</b>		
<b>Tract Number</b>	<b>Current Entitlements</b>	<b>Proposed Entitlements</b>
<b>4</b>	<b>530 townhomes</b>	<b>301 single-family attached and detached units</b>
<b>7</b>	<b>305 condominiums</b>	<b>400 multi-family dwelling units</b>
		<b>150,000 square feet of neighborhood retail and/or office uses</b>
<b>8</b>	<b>45 townhomes</b>	<b>200 senior living units</b>

# Kerina Parkside PD/LUP

**LEGEND**

- PROPERTY BOUNDARY LINE
- RURAL VISTA NORTH DISTRICT BOUNDARY
- CONSERVATION AREA
- 1 AC LOTS ADJACENT TO FISH LAKE

(Note: All acreages shown herein are approximate and are subject to refinement with topographic Area Elevation markers. Conservation Areas Impact For Wetlands/Preliminary Subdivision Plans.)



\*NOTE: AN ORANGE COUNTY PARK SITE OF UP TO 2.0 ACRES SHALL BE PROVIDED ADJACENT TO THE MIDDLE SCHOOL SITE (TRACT 3) IN THE GENERAL LOCATION SHOWN HEREON.

SHEET NO. 1 OF 5  
 DATE: 4/17/15  
 PROJECT: KERINA PARKSIDE PD/LUP

DONALD W. MANTOSH ASSOCIATES, INC. RESERVES THE EXCLUSIVE COPYRIGHT AND PROPERTY RIGHTS TO THIS DRAWING WHICH MAY NOT BE REPRODUCED, CHANGED, OR COPIED IN ANY FORM OR MANNER, NOR CAN IT BE ASSIGNED TO ANY PARTY WITHOUT DONALD W. MANTOSH ASSOCIATES, INC.'S WRITTEN CONSENT.

DRAWN BY: STB/APH		CHECKED BY: JLN		DATE: 4/17/15	SCALE: 1"=400'	JOB NUMBER: 32788	DATE: 4/17/15
SITE		STB		JLN	1"=400'	32788	4/17/15
KERINA PARKSIDE PD LAND USE PLAN		DONALD W. MANTOSH ASSOCIATES, INC. ENGINEERS PLANNERS		SURVEYORS		SURVEYORS	
SHEET		2000 PARK AVENUE NORTH, WINTER PARK, FLORIDA 32789 (407) 844-0088		2200 PARK AVENUE NORTH, WINTER PARK, FLORIDA 32789 (407) 844-0088		2200 PARK AVENUE NORTH, WINTER PARK, FLORIDA 32789 (407) 844-0088	
4 OF 5		Orange County, Florida		PD LAND USE PLAN		DATE: 4/17/15	



**CDR-18-04-110**

## **Summary of Code Waivers**

### **Condition #12 (24 Waivers)**

- **11 From Buena Vista North (BNV) Standards**
- **11 Landscape-related (e.g. tree specimens, reduced buffers)**
- **7 Address Compatibility between Single & Multi-Family**
- **Majority are aimed at internal portions of the PD**





# Amendment 2018-2-A-1-4

**Staff Recommendation: ADOPT**

**LPA Recommendation: ADOPT**

## **Action Requested:**

- **Make a finding of consistency with the Comprehensive Plan (see Housing Element Goal H1 and Objective H1.1; Future Land Use Element Goal FLU.2, Objectives FLU2.2 and FLU8.2, and Policies FLU1.1.1, FLU1.4.4, FLU8.2.1, FLU8.2.10, and FLU8.2.2; and Conservation Element Objective C1.4 and Policy C1.4.1);**
- **Determine that the proposed amendment is in compliance; and**
- **Recommend Adoption of Amendment 2018-2-A-1-4, Low Density Residential (LDR), Low-Medium Density Residential (LMDR), and Rural/Agricultural (R) to Planned Development-Commercial/Office/Medium Density Residential/Low Density Residential/Senior Living/Conservation (PD-C/O/MDR/LDR/Senior Living/CONS)**



**CDR-18-04-110**

**DRC Recommendation:                      APPROVE**

**Action Requested:**

- **Make a finding of consistency with the Comprehensive Plan and APPROVE the Kerina Parkside Planned Development/Land Use Plan (PD/LUP), dated "Received March 19, 2019", subject to the twenty-four (24) conditions, including waivers, listed in the staff report.**



**CDR-18-04-110**

## **Additional Staff-Recommended Condition:**

- 25. Any Preliminary Subdivision Plan (PSP) or Development Plan (DP) for Tracts 4 and 7 may not be approved until all requirements of the Fenton Street Petition to Vacate application (PTV-15-12-026) are completed to the County's satisfaction.**



**CDR-18-04-110**

## **Action Requested:**

- **Make a finding of consistency with the Comprehensive Plan and APPROVE the Kerina Parkside Planned Development/Land Use Plan (PD/LUP), dated "Received March 19, 2019", subject to the twenty-four (24) DRC-recommended conditions, including waivers, and additional **Condition #25**, as presented by staff.**



# CDR-18-04-110

## Board-Revised Conditions:

- 1) Delete Waiver "L" under Condition #12.
- 2) Replace Condition #22 with the following:

**"The applicant shall convey to the County the 5.0 acre park and/or ballfields as depicted on Sheet 4 of the Land Use Plan. In addition to the 5.0 acre park shown on Sheet 4 of the LUP, the applicant shall convey to the County the remnant triangular property to the northeast of the park site, which is created by the alignment of the north-south road that connects Buenavista Woods Boulevard to the Connector Road. The applicant shall also provide the sketch and legal description of the property to be conveyed prior to submittal of any PSP or DP within the PD, and shall convey the property to Orange County prior to January 1, 2020."**



# CDR-18-04-110

## Board-Revised Conditions:

### 3) Add New Condition #26:

“Sale of alcoholic beverages for on-premises consumption, including drinking establishments, cocktail lounges, pubs and bars is prohibited, with the exception of a food service establishment which derives more than 51 percent of its gross food and beverage revenue from the sale of food and non-alcoholic beverages, which may have ancillary alcoholic beverage sales.”

### 4) Add New Condition #27:

“All lots on the northern boundary of Tract 4 that are adjacent to single-family residential lots within Tract 2 shall conform to the minimum lot width and lot area of those lots within Tract 2.”



# CDR-18-04-110

## Action Requested:

Make a finding of consistency with the Comprehensive Plan and **APPROVE** the Kerina Parkside Planned Development/Land Use Plan (PD/LUP), dated "Received March 19, 2019", subject to the twenty-four (24) DRC-recommended conditions with the following revisions:

- **Delete Waiver #12(L)**
- **Revise Condition #22 (*Park-Related*)**
- **Add New Conditions:**
  - **#25 (*PTV requirements prior to PSP/DP*);**
  - **#26 (*Prohibition of alcohol sales*); and**
  - **#27 (*Lot sizes within Tract 4 adjacent to Tract 2*)**



# **Amendment 2018-2-A-1-6**

## **LUPA-18-05-175**

- Agent:** Erika Hughes, VHB, Inc.
- Owner:** M.L. Carter Services, Inc., as Successor Trustee of the Carter-Orange 105 Sand Lake Land Trust, Daryl M. Carter, Trustee, Carter-Orange 105 Sand Lake Land Trust
- From:** Activity Center Mixed Use (ACMU), Activity Center Residential (ACR), and Low-Medium Density Residential (LMDR) and A-2 (Farmland Rural District) and PD (Planned Development District)
- To:** Planned Development-Commercial/Medium-High Density Residential (PD-C/MHDR) and PD (Hannah Smith Property PD)
- Acreage:** 86.84 gross acres /84.04 net developable acres
- Proposed Use:** Up to 1,800 residential dwelling units and up to 415,142 square feet of commercial uses

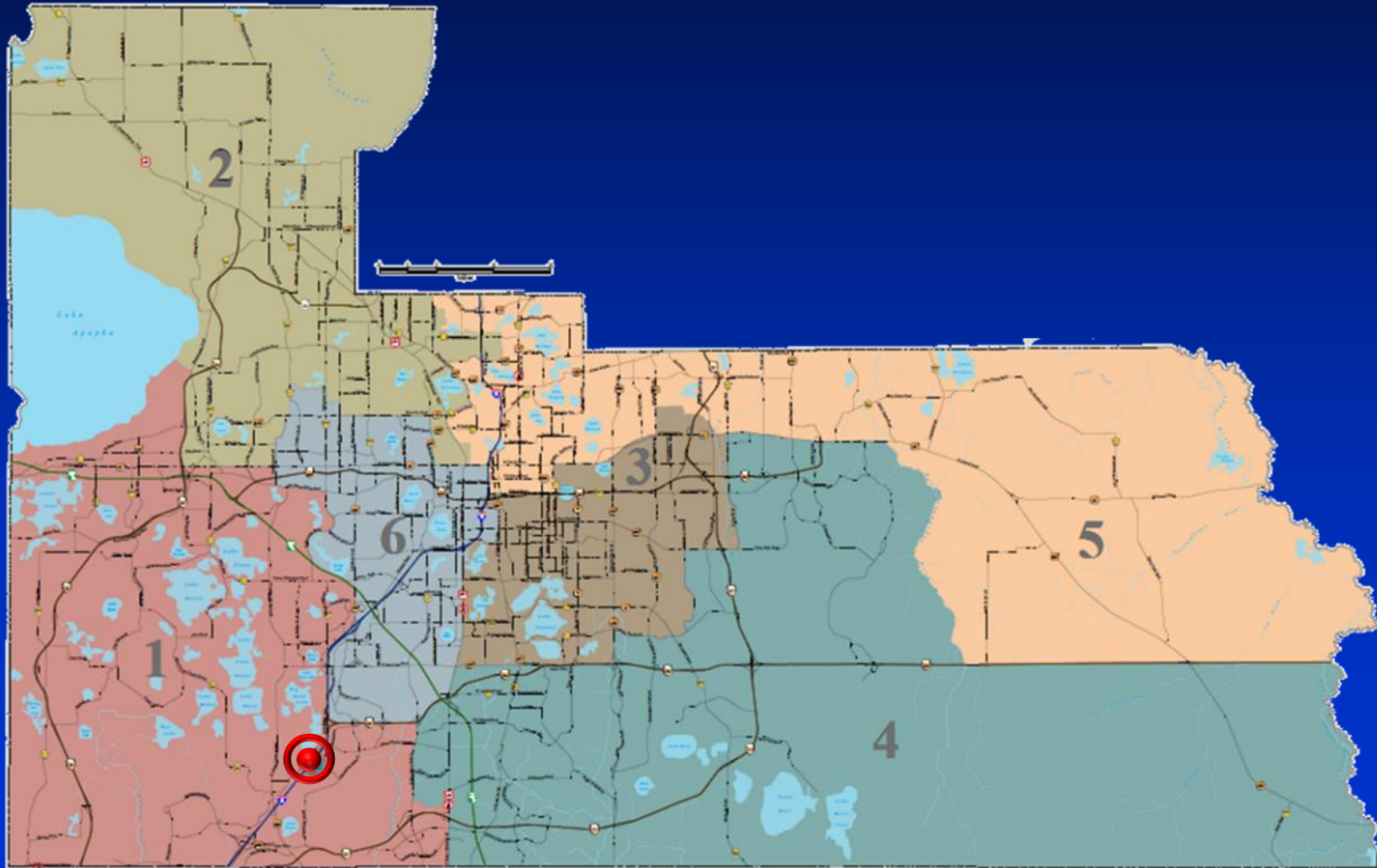




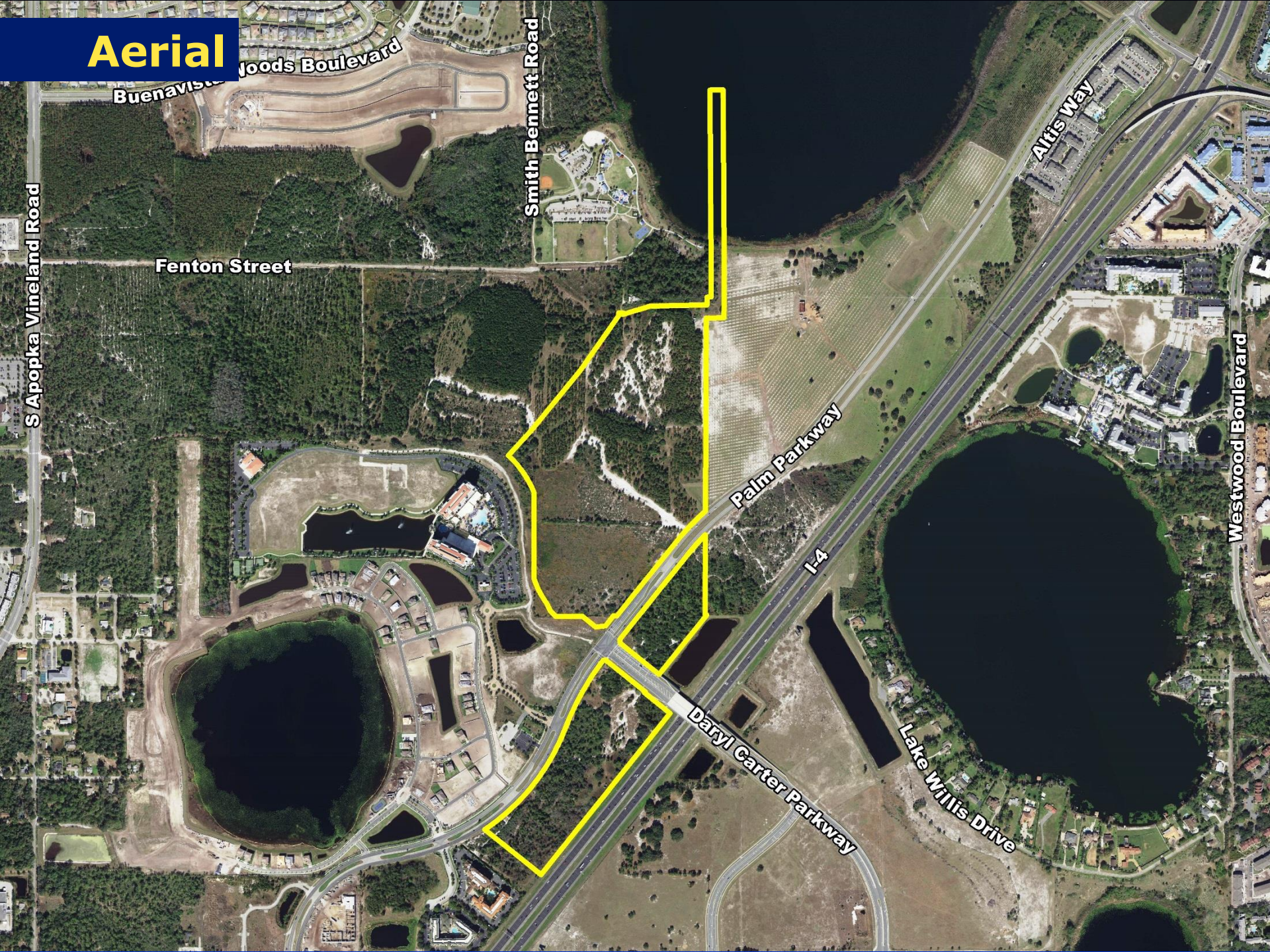
# Amendment 2018-2-A-1-6

## LUPA-18-05-175

### Location



# Aerial



S Apopka Vineland Road

Buena Vista Woods Boulevard

Smith-Bennett Road

Fenton Street

Palm Parkway

I-4

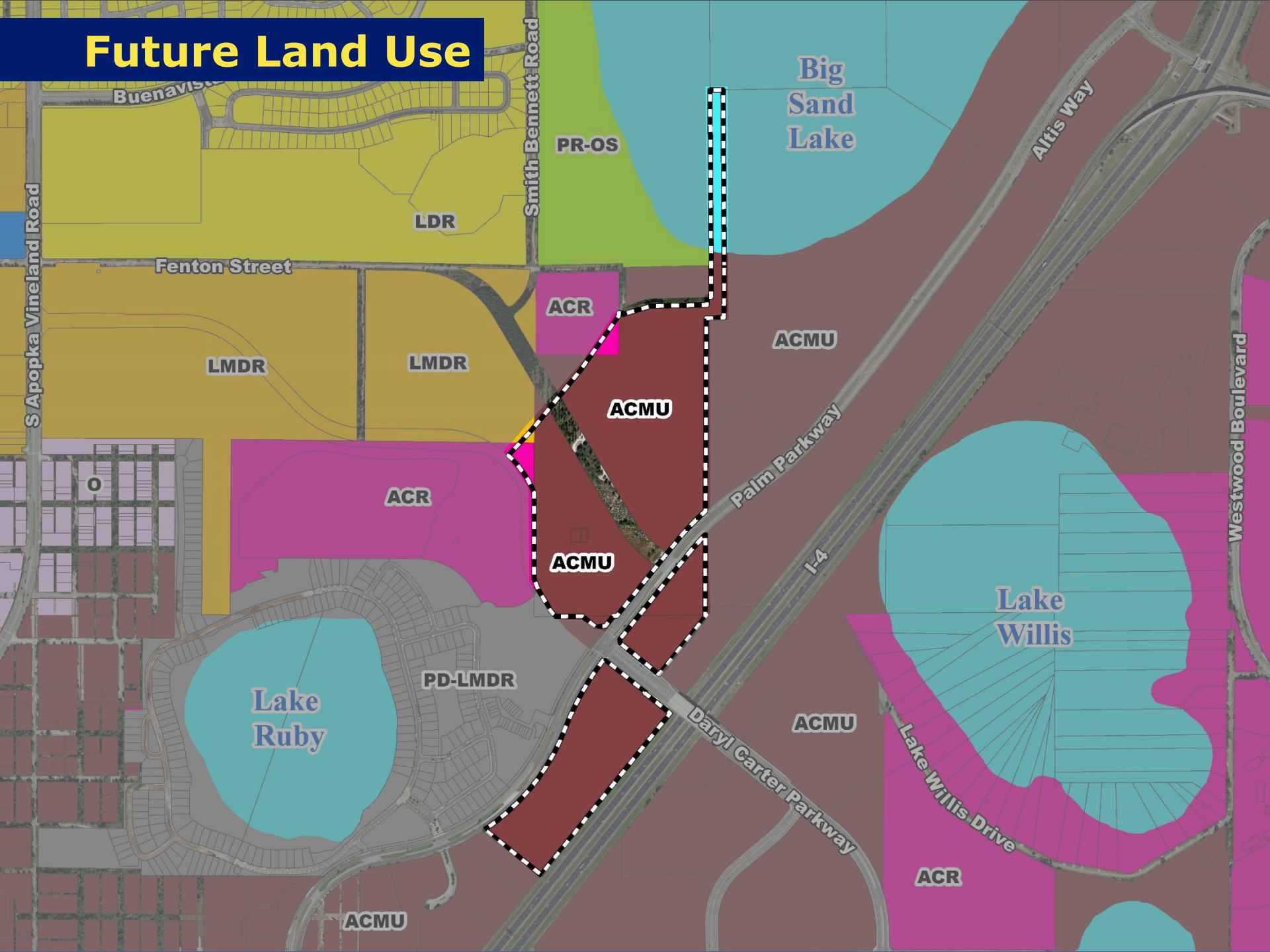
Daryl Carter Parkway

Lake Willis Drive

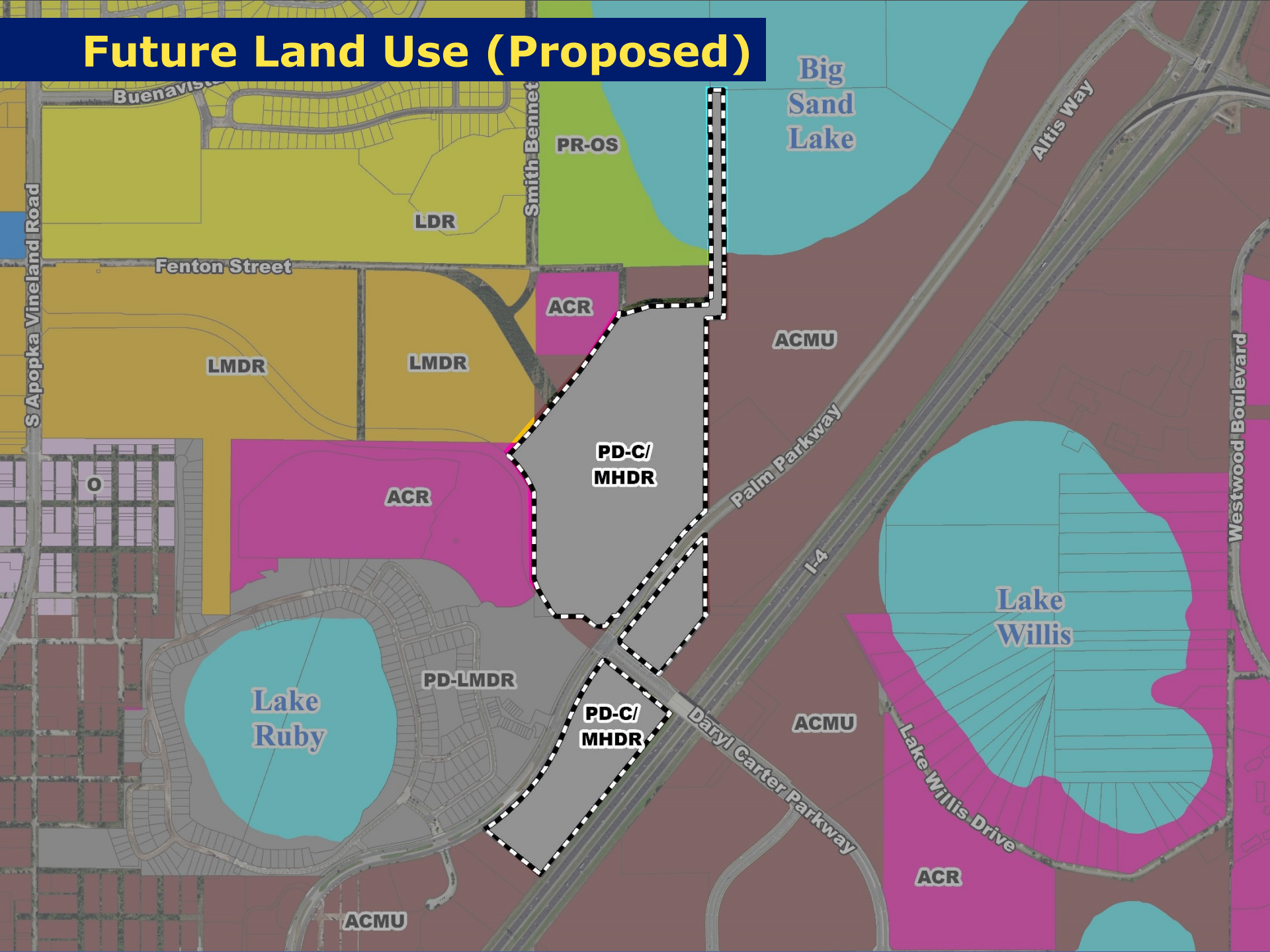
Altis Way

Westwood Boulevard

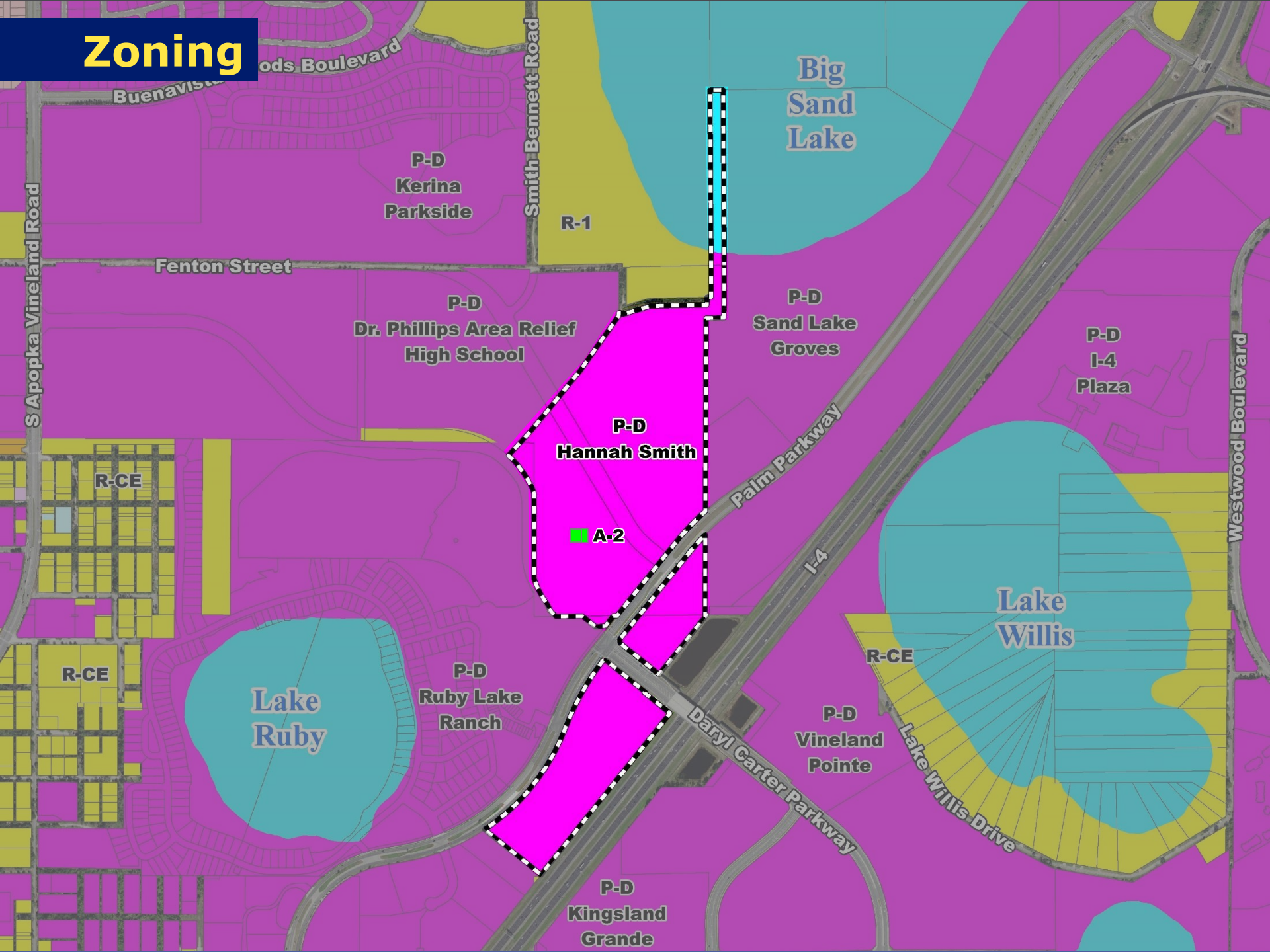
# Future Land Use



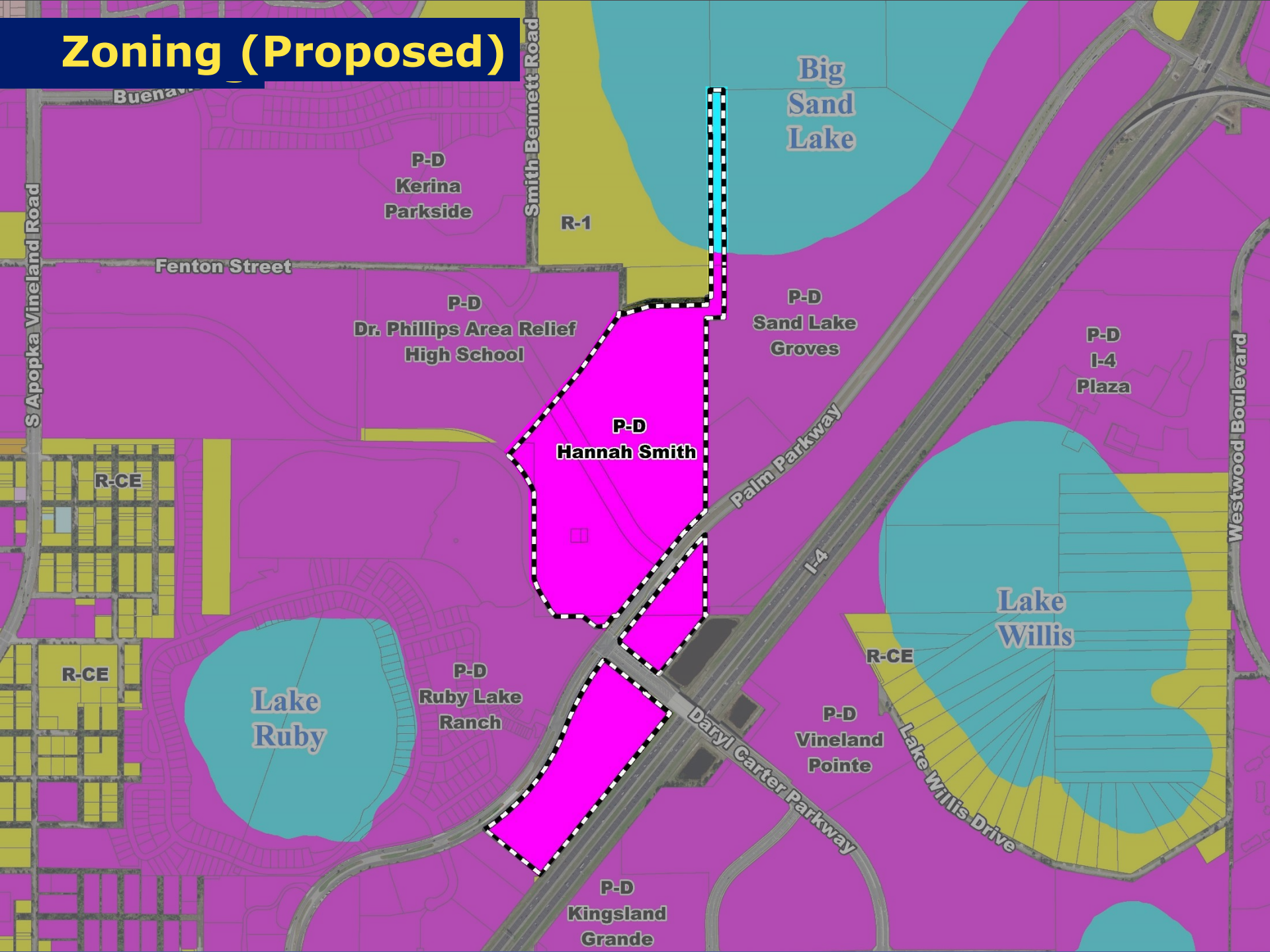
# Future Land Use (Proposed)



# Zoning



# Zoning (Proposed)



# Hannah Smith Property PD/LUP

UNOFFICIAL PRELIMINARY ZONING MAP OF THE CITY OF ORANGE COUNTY, FLORIDA, FOR THE HANNAH SMITH PROPERTY PD/LUP

**GENERAL INFORMATION**  
 TOTAL NO. OF ACRES: 86.84 AC. FROM JULY 2015 TO JULY 2016  
 LUMP SUM: 2.88 AC.  
 TOTAL DEVELOPABLE ACRES: 83.96 AC.  
 \* Maximum lot area is 100,000 sq. ft. and maximum lot width is 100 feet. Minimum lot width is 30 feet. Minimum lot depth is 30 feet.

**SCHOOL AGE POPULATION**  
 TOTAL ATTENDANTS: 506  
 Male: 248, Female: 258  
 5-9: 114, 10-14: 114, 15-19: 114  
 20-24: 114, 25-29: 114, 30-34: 114

**TRIP GENERATION**

Land Use	Rate	Area	Trips	Peak Hour	Notes
Residential	0.15	83.96	12.6	12.6	
Commercial	0.50	1.00	0.5	0.5	
Office	0.25	0.50	0.125	0.125	
Public Use	0.05	0.05	0.025	0.025	
<b>Total</b>			<b>13.25</b>	<b>13.25</b>	

**PERMITTED USES**

Use	Permitted	Conditional	Prohibited
Single-Family Residential	Yes	No	No
Multi-Family Residential	Yes	No	No
Commercial	Yes	No	No
Office	Yes	No	No
Public Use	Yes	No	No
Industrial	No	No	Yes
Manufacturing	No	No	Yes
Professional Office	Yes	No	No
Medical Office	Yes	No	No
Day Care	Yes	No	No
Child Day Care	Yes	No	No
Day Camp	Yes	No	No
Day Care Center	Yes	No	No
Day Care Home	Yes	No	No
Day Care Facility	Yes	No	No
Day Care Center	Yes	No	No
Day Care Home	Yes	No	No
Day Care Facility	Yes	No	No

**PERMITTED COMMERCIAL USES** shall include all C-1 permitted uses. In addition to C-1 uses the uses listed below shall be permitted for the A-CM parcels only:

Health and Personal Services	Business and Personal Services
Medical Office	Medical Office
Day Care	Day Care
Day Care Center	Day Care Center
Day Care Home	Day Care Home
Day Care Facility	Day Care Facility
Day Care Center	Day Care Center
Day Care Home	Day Care Home
Day Care Facility	Day Care Facility
Day Care Center	Day Care Center
Day Care Home	Day Care Home
Day Care Facility	Day Care Facility

**BUILDING HEIGHT**  
 PER COUNTY ORDINANCE 2012-11, SECTION 10.02(1), THE BUILDING HEIGHT SHALL BE LIMITED TO THE FOLLOWING:  
 RESIDENTIAL: 35 FT.  
 COMMERCIAL: 35 FT.  
 INDUSTRIAL: 35 FT.  
 OFFICE: 35 FT.  
 PUBLIC USE: 35 FT.  
 PROFESSIONAL OFFICE: 35 FT.  
 MEDICAL OFFICE: 35 FT.  
 DAY CARE: 35 FT.  
 DAY CARE CENTER: 35 FT.  
 DAY CARE HOME: 35 FT.  
 DAY CARE FACILITY: 35 FT.

**SETBACKS**  
 FRONT: 20 FT.  
 REAR: 20 FT.  
 SIDE: 20 FT.  
 CORNER/SIDE STREET: 15 FT.  
 NHTW: 50 FT.  
 PD PERIMETER & RESIDENTIAL WALL: 25 FT.  
 ROADWAY SETBACKS:  
 FROM PALM PARKWAY: 20 FT.  
 FROM INTERSTATE 4: 75 FT.  
 FROM DARYL CARTER PARKWAY: 25 FT.  
 BUILDING SEPARATION: 40 FT.

**UTILITIES**  
 ALL UTILITIES SHALL BE LOCATED IN THE FRONT YARD OR SIDE YARD. UTILITIES SHALL BE LOCATED AT LEAST 10 FEET FROM THE FRONT YARD OR SIDE YARD. UTILITIES SHALL BE LOCATED AT LEAST 5 FEET FROM THE FRONT YARD OR SIDE YARD. UTILITIES SHALL BE LOCATED AT LEAST 5 FEET FROM THE FRONT YARD OR SIDE YARD. UTILITIES SHALL BE LOCATED AT LEAST 5 FEET FROM THE FRONT YARD OR SIDE YARD.

## DEVELOPMENT STANDARDS

**RESIDENTIAL**

Standard	Multi-Family 115' (9-units)*
Max Building Height	50' 0"
Min Living Area	500 sq ft
Max Lot Coverage	0.30
Setbacks	
Front	20'
Rear	20'
Side	20'
Corner/Side Street	15'
NHTW	50'
PD Perimeter & Residential Wall	25'
Roadway Setbacks	
From Palm Parkway	20'
From Interstate 4	75'
From Daryl Carter Parkway	25'
Building Separation	40' ***

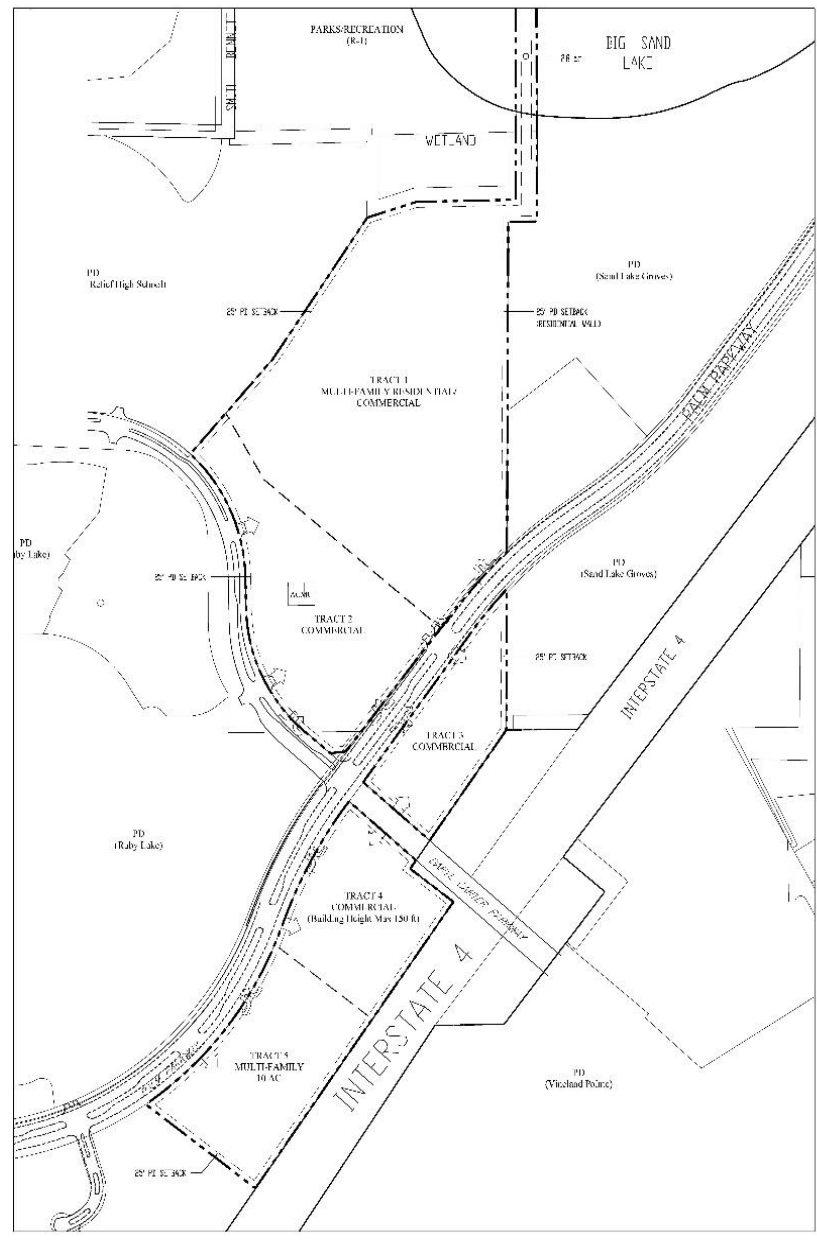
**NON-RESIDENTIAL**

Standard	Commercial
Max Building Coverage	80% of Land Area*
NHTW Elevation Setback	50'

\* Waiver Request #1  
 \*\* Waiver Request #2  
 \*\*\* Building separation for Tract 5 is 20' per Waiver Request approved by BCC on March 6, 2016.

- ACCESS:** ACCESS ALONG DARYL CARTER PARKWAY IN ACCORDANCE WITH THE ACTIVITY CENTER TURKEY LAKE ROAD AGREEMENT WHICH PROVIDES FOR THE FOLLOWING:
- THE HANNAH SMITH PROPERTY SHALL BE SERVED BY NOT LESS THAN FIVE SERVICE MEDIUM OPENINGS IN SEGMENT B.
  - EACH FULL SERVICE MEDIUM OPENING SHALL BE NOT LESS THAN 600 FEET FROM ANY OTHER FULL SERVICE MEDIUM OPENING. HOWEVER, THE COUNTY ENGINEER SHALL HAVE THE AUTHORITY TO ALLOW LESS DISTANCE BETWEEN FULL SERVICE MEDIUM OPENINGS THAN PROVIDED HEREIN, AS MAY BE REQUIRED BY SITE DESIGN OR GOOD ENGINEERING PRACTICE AS DETERMINED BY THE COUNTY ENGINEER.
  - RIGHT-OF-WAY ACCESS POINTS SHALL NOT BE LESS THAN 200 FEET FROM ANY OTHER RIGHT-OF-WAY ACCESS CUT OF FULL SERVICE MEDIUM OPENING PROVIDED. HOWEVER, THE COUNTY ENGINEER SHALL HAVE THE AUTHORITY TO ALLOW LESS DISTANCE BETWEEN ANY RIGHT-OF-WAY ACCESS POINTS FOR FULL SERVICE MEDIUM OPENINGS THAN PROVIDED HEREIN, AS MAY BE DETERMINED BY SITE DESIGN OR GOOD ENGINEERING PRACTICE AS DETERMINED BY THE COUNTY ENGINEER.

- NOTES:**
- PER POLICY FLU-12C DENSITY AND FLOOR AREA RATIO (FAR) CALCULATION IS DETERMINED BY DIVIDING THE TOTAL NUMBER OF UNITS/50, FOOTAGE BY THE NET DEVELOPABLE LAND AREA. THE NET DEVELOPABLE LAND AREA FOR DENSITY AND FAR CALCULATION (NET AREA) IS DEFINED AS THE GROSS LAND AREA, EXCLUDING SURFACE WATER AND CLEARLY CONSERVATION AREAS FROM THE LAND AREA CALCULATIONS. IN ORDER TO INCLUDE NEW CLASS II AND III CONSERVATION AREAS IN THE DENSITY AND FAR CALCULATIONS, THE PARCELS SHALL HAVE AN APPROVED CONSERVATION AREA DETERMINATION (CAD) AND AN APPROVED CONSERVATION AREA IMPACT PERMIT FROM THE ORANGE COUNTY ENVIRONMENTAL PROTECTION DIVISION.
  - OPEN SPACE WILL BE PROVIDED PER SEC. 38-1224 OF THE ORANGE COUNTY LDC. OPEN SPACE CALCULATIONS WILL BE PROVIDED AT PSDP LEVEL.
  - IN ACCORDANCE WITH SECTION 38-1227, ANY VARIATIONS FROM COUNTY CODE MINIMUM STANDARDS REPRESENTED ON THIS PLAN THAT HAVE NOT BEEN EXPRESSLY APPROVED BY THE BCC ARE INVALID. PER THE CONDITION OF APPROVAL 25 FROM FEBRUARY 26, 2016, NO MOTORIZED WATERCRAFT SHALL BE PERMITTED ONTO BIG SAND LAKE FROM THIS DEVELOPMENT.
  - DEVELOPMENT STANDARDS FROM THE BELLA VISTA NORTH OVERLAY (SECTION 38-1293) SHALL BE FOLLOWED UNLESS A WAIVER IS REQUESTED AND GRANTED BY THE BCC.
  - PER THE PALM PARKWAY TO APOPKA/VINLAND CONNECTOR ROAD AGREEMENT, DARYL CARTER PARKWAY WILL BE DEDICATED TO ORANGE COUNTY. FRONT STREET WILL BE VACATED.



**HANNAH SMITH PROPERTY PD**  
 Orange County, Florida  
 PD# 19

**Land Use Plan**

Scale: 1:250  
 Date: March 14, 2019  
 Project No: 43201.00  
 Drawing No: 43201.00-01



# Amendment 2018-2-A-1-6

**Staff Recommendation: ADOPT**

**LPA Recommendation: ADOPT**

**Action Requested:**

- **Make a finding of consistency with the Comprehensive Plan (See International Drive Element Goal 1 and 3; Housing Element Goal H1 and Objective OBJ H1.1; and Future Land Use Element Objectives FLU2.2 and FLU8.2 and Policies FLU1.1.1, FLU1.1.2A, FLU1.1.4D, FLU1.4.2, FLU1.4.4, FLU8.2.1, and FLU8.2.2);**
- **Determine that the proposed amendment is in compliance; and**
- **Recommend Adoption of Amendment 2018-2-A-1-6, Activity Center Mixed Use (ACMU), Activity Center Residential (ACR), and Low-Medium Density Residential (LMDR) to Planned Development-Commercial/Medium-High Density Residential (PD-C/MHDR)**





**LUPA-18-05-175**

**DRC Recommendation:**

**APPROVE**

**PZC Recommendation:**

**APPROVE**

**Action Requested:**

- **Make a finding of consistency with the Comprehensive Plan and APPROVE the Hannah Smith Property Planned Development/Land Use Plan (PD/LUP), dated "Received March 28, 2019", subject to the fifteen (15) conditions, including waivers, listed in the staff report.**



# LUPA-18-05-175

## Staff-Recommended Revised Condition #11:

- o) A waiver from Section 38-1394(1)(b) is requested within Tracts 1, 2, 3 and 4 to allow one shade tree every fifty (50) feet at minimum of four-inch (4") caliper with a minimum height of fourteen (14) feet and three (3) ornamental trees every one-hundred (100) feet, in lieu of one (1) shade tree every forty (40) feet at a minimum of four-inch caliper with a minimum height of fourteen (14) feet and 3 ornamental trees every one hundred feet for collector roads. It is also requested to permit specimen palms, in addition to canopy trees, to meet the requirement. Palms may comprise no more than 25% of the required shade trees.
- p) A waiver from Section 38-1394(1)(c) is requested within Tracts 1, 2, 3 and 4 to also permit specimen palms as canopy trees and palms as understory trees in reference to three (3) shade trees for every one hundred (100) feet, four-inch caliper, 14-foot height minimum; or five (5) under-story trees in tree-wells for every one hundred (100) feet. Palms may comprise no more than 25% of the required understory trees.
- q) A waiver from Section 38-1394(2) is requested within Tracts 1, 2, 3 and 4 to allow for specimen palms, in lieu of laurel oaks and in addition to live oaks as streetscape shade trees. Palms may comprise no more than 25% of the required streetscape shade trees.



**LUPA-18-05-175**

## **Additional Staff-Recommended Condition:**

- 16. Any Preliminary Subdivision Plan (PSP) or Development Plan (DP) for Tracts 1 and 2 may not be approved until all requirements of the Fenton Street Petition to Vacate application (PTV-15-12-026) are completed to the County's satisfaction.**



# LUPA-18-05-175

## Action Requested:

- Make a finding of consistency with the Comprehensive Plan and **APPROVE** the Hannah Smith Property Planned Development/Land Use Plan (PD/LUP), dated “Received March 28, 2019”, subject to the fifteen (15) PZC-recommended conditions, including the **revised waivers**, and **additional Condition #16**, as presented by staff.



**CDR-18-04-110**

## **Board-Added Condition:**

- 17) The PD shall be limited to a maximum of 415,142 square feet of commercial uses and a maximum of 1,300 multi-family residential dwelling units.**



# CDR-18-04-110

## Action Requested:

- Make a finding of consistency with the Comprehensive Plan and APPROVE the Hannah Smith Property Planned Development/Land Use Plan (PD/LUP), dated “Received March 28, 2019”, subject to the fifteen (15) PZC-recommended conditions, including the **revised waivers** and the following new Conditions as presented or discussed:
  - #16** - *(PTV requirements prior to PSP/DP), and*
  - #17** - *(Reduced Development Program)*



# *Board of County Commissioners*

## **2018-2 Session IV Regular Cycle Staff-Initiated Text Amendments**

***Adoption Public Hearings***

**June 4, 2019**



# Amendment 2018-2-B-FLUE-2

**Request:** Text amendment to Future Land Use Element Policy FLU8.1.4 establishing the maximum densities and intensities for proposed Planned Developments within Orange County

**District:** Countywide





# Amendment 2018-2-B-FLUE-2

**Staff Recommendation:                   ADOPT**

**LPA Recommendation:                   ADOPT**

- **Make a finding of consistency with the Comprehensive Plan;**
- **Determine that the proposed amendment is in compliance; and**
- **Recommend Adoption of Amendment 2018-2-B-FLUE-2, consistent with today's actions**



# 2018-2 Session IV Regular Cycle Ordinance

## Action Requested

**Make a finding of consistency with the Comprehensive Plan, determine that the amendments are in compliance, and adopt the Ordinance, consistent with today's actions, approving the proposed Future Land Use Map and Text Amendments.**

***Board of County Commissioners***

**Comprehensive Plan**

***Public Hearings***

***End***

**June 4, 2019**