



Interoffice Memorandum


04-09-19A08:24 RCVD

04-08-19P05:03 RCVD

DATE: April 4, 2019

TO: Katie A. Smith, Deputy Clerk of the Board of County Commissioners, County Comptroller's Office

THROUGH: Cheryl Gillespie, Supervisor, Agenda Development Office

FROM: Lisette M. Egipciaco, Development Coordinator Planning Division 

CONTACT PERSON(S): **Lisette M. Egipciaco, Development Coordinator Planning Division 407-836-5684 Lisette.Egipciaco@ocfl.net**

SUBJECT: Request for Board of County Commissioners Public Hearing

Project Name: Wetherbee Acres Planned Development / Wetherbee Acres Preliminary Subdivision Plan Case # PSP-18-05-143

Type of Hearing: Preliminary Subdivision Plan

Applicant(s): John Prowell
VHB, Inc.
225 East Robinson Street, Suite 300
Orlando, Florida 32801

Commission District: 4

General Location: South of Wetherbee Road / West of Boggy Creek Road

May 7, 2019 @ 2pm

Parcel ID #(s) 20-24-30-0000-00-004

of Posters: 2

Use: 70 Single-Family Attached Residential Dwelling Units

Size / Acreage: 99.19

BCC Public Hearing Required by: Orange County Code, Chapter 34, Article III, Section 34-69 and Chapter 30, Article III, Section 30-89

Clerk's Advertising Requirements: (1) At least 7 days before the BCC public hearing date, publish an advertisement in the Legal Notices section of *The Orlando Sentinel* describing the particular request, the general location of the subject property, and the date, time, and place when the BCC public hearing will be held;

and

(2) At least 7 days before the BCC public hearing date, send notices of BCC public hearing by U.S. mail to owners of property within 300 feet of the subject property and beyond.

Spanish Contact Person: Para más información referente a esta vista pública, favor de comunicarse con la División de Planificación (Planning Division) al número 407-836-8181.

Advertising Language:

This Preliminary Subdivision Plan (PSP) is a request to subdivide 99.19 acres in order to construct 70 single-family attached residential dwelling units; District 4; South of Wetherbee Road / West of Boggy Creek Road.

Material Provided:

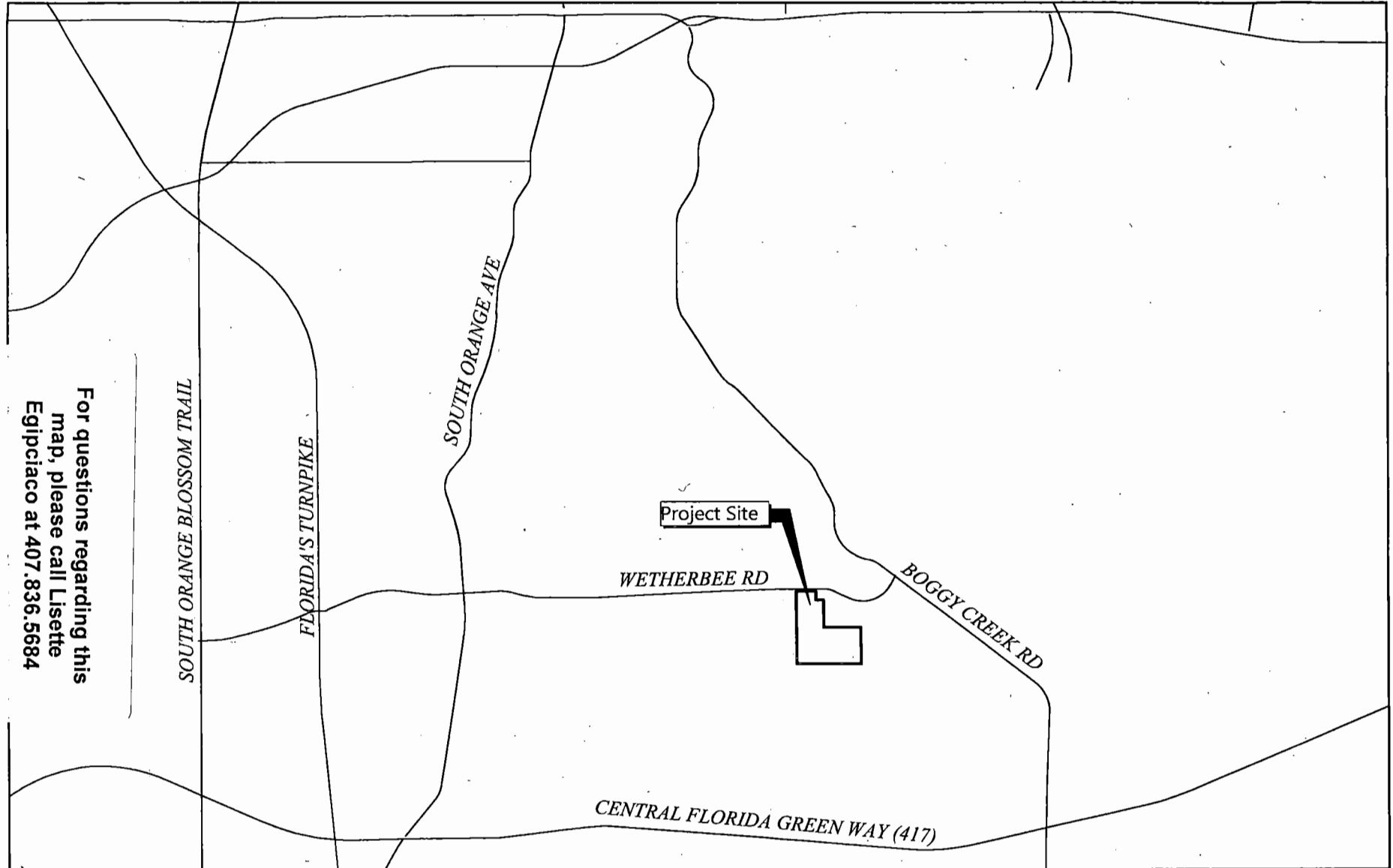
- (1) Names and last known addresses of property owners (*via email from Fiscal and Operational Support Division*);
- (2) Location map (*to be mailed to property owners*);
- (3) Site plan sheet (*to be mailed to property owners*).

Special Instructions to Clerk (if any):

Unless stated otherwise, the public hearing should be advertised to begin at 2:00 p.m., or as soon thereafter as the matter may be heard.

Please notify Lisette Egipciaco and Sapho Vatel of the scheduled date and time. The Planning Division will notify the applicant.

Attachments (location map and site plan sheet)



For questions regarding this map, please call Lisette Egipciaco at 407.836.5684

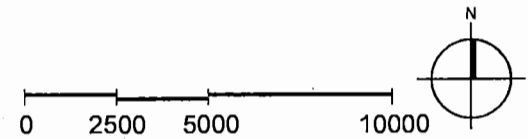
Wetherbee Acres (PSP-18-05-143)

Location Map

April 1, 2019



225 E. Robinson Street, Suite 300
Orlando, Florida 32801 | 407.839.4006

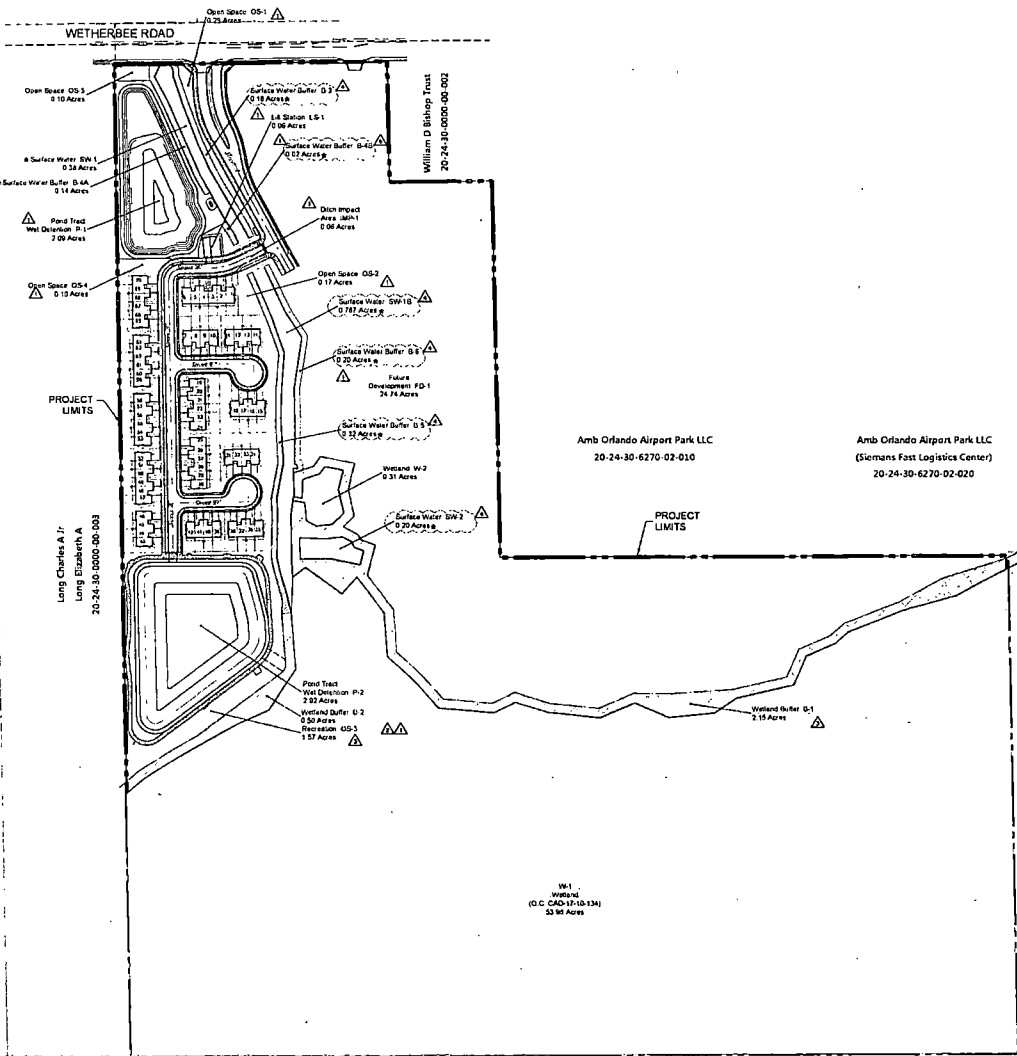


Taylor Morrison
Of Florida Inc
18-24-30-7268-00-490

Mcgovern Michael 80% Int
Sterchi Elizabeth Allen 10% Int
Fawcett Patricia C 5% Int
Orlando Airport Land Partners 5% Int
17-24-30-0000-00-008

AIRPORT
PARK
DRIVE

△ DENOTES CONSERVATION TRACTS THAT SHALL BE PLATTED WITH A PERPETUAL PUBLIC DRAINAGE EASEMENT FOR MAINTENANCE OF THE EXISTING SWALE/DITCH.



W-1
Wetland
(C.C. CAD-18-10-134)
53 Int Acres

SITE DATA

GENERAL:

PROJECT NO.	17-24-30-0000-00-008
DATE	01/25/2018
PROJECT NAME	WETHERBEE ACRES
OWNER	TAYLOR MORRISON
DESIGNER	WILSON JONES & PARTNERS, INC.
CITY	ORANGE COUNTY, FLORIDA
STATE	FLORIDA
FEDERAL COUNTY	ORANGE COUNTY
SECTION	SECTION 16
TOWNSHIP	TOWNSHIP 28S
RANGE	RANGE 20E

SITE LOT DATA:

LOT NO.	AREA (AC)	PERCENTAGE	REMARKS
1	1.14	0.25%	
2	1.14	0.25%	
3	1.14	0.25%	
4	1.14	0.25%	
5	1.14	0.25%	
6	1.14	0.25%	
7	1.14	0.25%	
8	1.14	0.25%	
9	1.14	0.25%	
10	1.14	0.25%	
11	1.14	0.25%	
12	1.14	0.25%	
13	1.14	0.25%	
14	1.14	0.25%	
15	1.14	0.25%	
16	1.14	0.25%	
17	1.14	0.25%	
18	1.14	0.25%	
19	1.14	0.25%	
20	1.14	0.25%	

PLANNING:

WETLANDS: THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS.

WETLANDS:

WETLANDS: THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS.

OWNERSHIP/MAINTENANCE:

OWNERSHIP/MAINTENANCE: THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS.

WETLAND BUFFER, TRACT WATER, POND AND OPEN SPACE TABLES:

TRACT	AREA (AC)	PERCENTAGE	REMARKS
WETLAND W-1	53.00	100%	
WETLAND W-2	20.00	100%	
WETLAND W-3	20.00	100%	
WETLAND W-4	20.00	100%	
WETLAND W-5	20.00	100%	
WETLAND W-6	20.00	100%	
WETLAND W-7	20.00	100%	
WETLAND W-8	20.00	100%	
WETLAND W-9	20.00	100%	
WETLAND W-10	20.00	100%	
WETLAND W-11	20.00	100%	
WETLAND W-12	20.00	100%	
WETLAND W-13	20.00	100%	
WETLAND W-14	20.00	100%	
WETLAND W-15	20.00	100%	
WETLAND W-16	20.00	100%	
WETLAND W-17	20.00	100%	
WETLAND W-18	20.00	100%	
WETLAND W-19	20.00	100%	
WETLAND W-20	20.00	100%	

RECREATIONABLE CALCULATIONS:

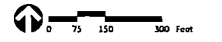
RECREATIONABLE CALCULATIONS: THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS.

NOTES:

NOTES: THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS. THE PROPOSED DEVELOPMENT WILL BE LOCATED WITHIN WETLANDS.



225 E. Robinson Street
Suite 300
Orlando, FL 32801
407.839.4006
Certificate of Authorization
Number FL #3932

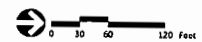
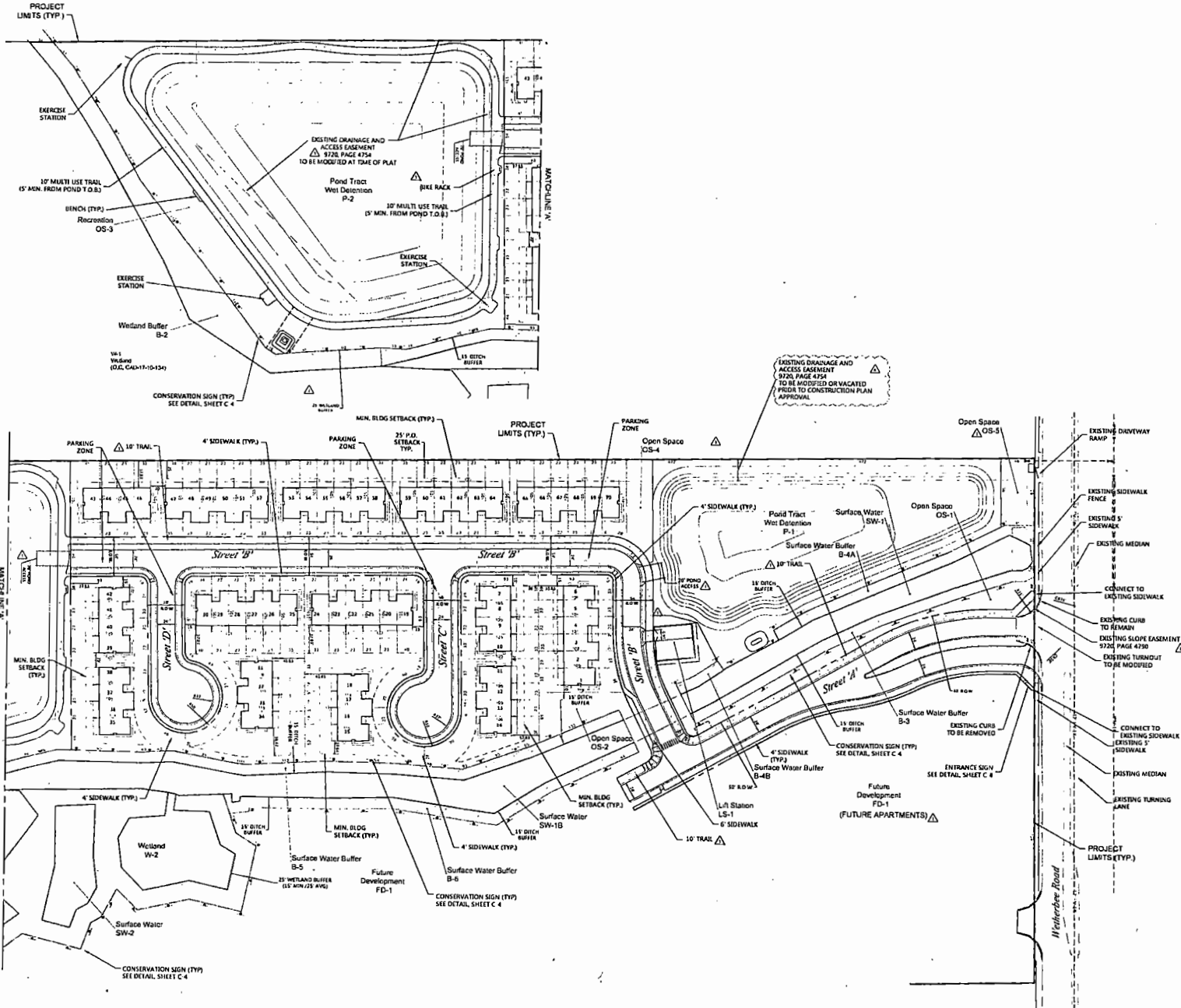


Wetherbee Acres
Orange County, Florida

NO.	DESCRIPTION	DATE
1	Site Plan	02/08/18
2	Site Plan	02/08/18
3	Site Plan	02/08/18
4	Site Plan	02/08/18

Preliminary Subdivision Plan
Vertical Datum NAVD88
Master Site Plan

C-3



Wetherbee Acres

Orange County, Florida

NO.	DATE	DESCRIPTION
1	04/27/2018	PRELIMINARY SUBDIVISION PLAN
2	04/27/2018	PRELIMINARY SUBDIVISION PLAN
3	04/27/2018	PRELIMINARY SUBDIVISION PLAN

Preliminary Subdivision Plan
 Vertical Datum NAVD88

Site Plan

C-6