



Interoffice Memorandum

DATE: December 6, 2021

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

THROUGH: Cheryl Gillespie, Supervisor,
Agenda Development Office

FROM: Alberto A. Vargas, MArch., Manager,
Planning Division

CONTACT PERSON: Eric Raasch, DRC Chairman
Development Review Committee *ERA*
Planning Division
(407) 836-5523 or Eric.RaaschJr@ocfl.net

SUBJECT: Request for Board of County Commissioners
(BCC) Public Hearing

Applicant: Jennifer Stickler, Kimley Horn and Associates, Inc.

Case Information: Kerina Parkside Planned Development / Land Use
Plan (PD / LUP) – Case # CDR-21-07-230

Type of Hearing: Substantial Change

Commission District: #1

General Location: Generally located east of South Apopka Vineland
Road, at the southeast corner of the intersection
with Daryl Carter Parkway.

**BCC Public Hearing
Required by:** Orange County Code, Chapter 38, Article VIII,
Division 1, Section 38-1207

**Clerk's Advertising
Requirements:**

(1) At least 15 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 10 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:

IF YOU HAVE ANY QUESTIONS REGARDING THIS NOTICE, CONTACT THE ORANGE COUNTY PLANNING DIVISION: Front Desk, 407-836-8181

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 PLANIFICACION, AL NUMERO, 407-836-8181

Advertising Language:

A PD substantial change to add a Master Sign Plan (MSP) to the PD with seven waivers related to signage and to request one additional waiver to reduce the required building setback from the road rights-of-way. The following waivers from Orange County Code are requested within PD Tract 7 only:

1. A waiver from Section 31.5-195(1)(a) to allow the maximum height of two (2) multiple tenant ground signs to be ten (10) feet, in lieu of eight (8) feet.
2. A waiver from Section 31.5-195(1)(a) to allow the maximum height of a single tenant ground sign to be seven (7) feet, in lieu of six (6) feet.
3. A waiver from Section 31.5-195(1)(b) to allow multiple wall signs on a primary façade, and to allow signage to be placed on secondary facades, in lieu of only 1 sign per establishment being placed on the primary façade, and no signs being placed on a secondary façade.

4. A waiver from Section 31.5-67(f), in south Parcel 3, to allow a maximum number of four (4) ground signs permitted per parcel with a right-of-way frontage in excess of four hundred (400) linear feet, in lieu of two (2) ground signs permitted per parcel with a right-of-way frontage in excess of four hundred (400) linear feet.
5. A waiver from Section 31.5-67(i) to allow the minimum allowable copy area for each individual tenant on a multitenant ground sign to be one (1) square foot per tenant panel, in lieu of twelve (12) square feet per sign face.
6. A waiver from Section 31.5-76(b) to allow for the maximum copy area to be eight (8) square feet, in lieu of a maximum allowable copy area of any directional sign of six (6) square feet per sign face.
7. A waiver from Section 31.5-195(1)(a) to allow for internal illumination, in lieu of lighting for ground signs by external illumination only.
8. A waiver from Section 38-1272(a)(3)(b) to allow a 10' setback along Apopka Vineland Road and a 30' setback from Daryl Carter Road, in lieu of a 40' setback from an arterial road.

Material Provided:

- (1) Names and last known addresses of property owners within 300 feet and beyond (*via email from Fiscal and Operational Support Division*); and
- (2) Location map (*to be mailed to property owners*).

Special instructions to the Clerk:

Please place this request on the next available BCC agenda. 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.

Attachment (location map)

c: Chris R. Testerman, AICP, Deputy County Administrator
Jon V. Weiss, Director, Planning, Environmental, and Development Services
Department

Legal Description

CDR-21-07-230

Parcel #15-24-28-5844-00-081:

MUNGER AND COMPANY E/22 AND PTS OF SEC 10-24-28 & 15-24-28 DESC AS COMM AT SE COR OF SW1/4 OF SEC 10-24-28 TH S89-50-24W 74.56 FT TH N0-2-52W 30 FT TO POB TH N89-50-24E 74.84 FT TH S88-51-17E 230.95 FT TO POINT OF CURVATURE OF A CURVE CONCAVE NWLY HAVING A RADIUS OF 25 FT AND A CHORD BRG OF N45-32-54E TH NELY ALONG ARC OF CURVE THROUGH A CENTRAL ANGLE OF 91-11-37 FOR A DISTANCE OF 39.79 FT TO THE POINT OF CUSP TH S0-2-54E 327.61 FT TO THE POINT OF CURVATURE OF A CURVE CONCAVE WLY HAVING A RADIUS OF 290 FT A CHORD BRG OF S11-54-32W TH SLY ALONG ARC OF CURVE THROUGH A CENTRAL ANGLE OF 23-54-51 FOR A DISTANCE OF 121.04 FT TO THE POINT OF TANGENCY TH S23-51-57W 36.37 FT TO THE POINT OF CURVATURE OF A CURVE CONCAVE NWLY HAVING A RADIUS OF 25 FT A CHORD BRG OF S66-52-21W TH SWLY ALONG ARC OF CURVE THROUGH A CENTRAL ANGLE OF 86-0-46 FOR A DISTANCE OF 37.53 FT TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SLY HAVING A RADIUS OF 766 FT A CHORD BRG OF N80-13-33W TH THROUGH A CENTRAL ANGLE OF 20-12-33 A DISTANCE OF 270.18 FT TO THE POINT OF TANGENCY TH S89-40-11W 397.89 FT TH N76-50-5W 51.42 FT TH S89-40-11W 548.94 FT TH N44-46-34W 65.13 FT TH N0-2-52W 290.23 FT TO THE POINT OF CURVATURE OF A CURVE CONCAVE SELY HAVING A RADIUS OF 20 FT A CHORD BRG OF N44-52-46E TH NELY ALONG THE ARC OF CURVE THROUGH A CENTRAL ANGLE OF 89-53-16 A DISTANCE OF 31.38 FT TO THE POINT OF CUSP TH S89-50-24W 19.96 FT TH N0-2-52W 30 FT TH N0-3-2W 30 FT TH N89-50-24E 20.04 FT TO THE POINT OF CUSP OF A CURVE CONCAVE NELY HAVING A RADIUS OF 20 FT A CHORD BRG OF N45-6-19W TH NWLY ALONG THE ARC OF CURVE THROUGH A CENTRAL ANGLE OF 90-6-34 A DISTANCE OF 31.45 FT TO THE POINT OF TANGENCY TH N0-3-2W 33.41 FT TH N89-57-6E 715.02 FT TH S89-57-6W 500.06 FT TH S0-2-52E 37.14 FT TH S21-19-4E 84.73 FT TH S0-2-52E 154.14 FT TH N89-50-24E 301.57 FT TO POB & (LESS MUNGER AND COMPANY E/22 IN SEC 15-24-28 PT OF LOT 11 DESC AS COMM AT NE COR OF NW1/4 OF SEC 15-24-28 TH S89-50-24W 676.26 FT TH S0-15-19W 56 FT TO POB TH S0-15-19W 20 FT TH N89-44-41W 25 FT TH N0-15-19E 20 FT TH S89-44-41E 25 FT TO POB)

Parcel #15-24-28-5844-00-212:

MUNGER LAND COMPANY E/22 IN SECTION 15-24-28 PART OF SUBDIVISION DESC AS COMM AT NE COR OF NW1/4 OF SEC 15-24-28 TH S89-50-24W 1121.87 FT TH S0-2-52E 555.94 FT TO POB TH S0-2-52E 783.67 FT TH S89-55-12E 214.51 FT TH N0-2-52W 601.26 FT TH N52-16-47E 66.12 FT TH N89-57-8E 488.06 FT TH N0-2-52W 203.44 FT TH S8-40-11W 698.19 FT TH S44-32-59W 80.79 FT TO POB

Parcel #15-24-28-5844-00-211:

MUNGER LAND COMPANY E/22 IN SECTION 15-24-28 DESCRIBED AS COMM AT NE COR OF NW1/4 OF SEC 15-24-28 TH S89-50-24W 1121.87 FT TH S0-2-52E 1339.61 FT TH S89-55-12E 214.51 FT TO POB TH N0-2-52W 601.26 FT TH N52-16-47E 66.12 FT TH N89-57-8E 488.06 FT TH N0-2-52W 203.44 FT TH N89-40-11E 288.3 FT TO THE POINT OF CURVATURE OF A CURVE CONCAVE SWLY HAVING A RADIUS OF 666 FT AND A CHORD BRG OF S66-46-34E TH SELY ALONG ARC OF CURVE THROUGH A CENTRAL ANGLE OF 47-6-30 FOR A DISTANCE OF 547.58 FT TO THE POINT OF TANGENCY TH S43-13-20E 576.06 FT TO THE POINT OF CURVATURE OF A CURVE CONCAVE NELY HAVING A RADIUS OF 766 FT A CHORD BRG OF S62-44-21E TH SELY ALONG THE ARC OF CURVE THROUGH A CENTRAL ANGLE OF 39-2-2 FOR A DISTANCE OF 521.85 FT TO A NON-TANGENT LINE TH N89-18-12W 938.3 FT TH N89-16-4W 330.34 FT TH N89-55-12W 898.09 FT TO POB

For questions regarding this map, please call the Planning Division at 407-836-5600

Kerina Parkside (CDR-21-07-230)

Location Map

