



Interoffice Memorandum

OCT 1 19 4:40PM

DATE: September 30, 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 *Jme*

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: Tyson Ranch Planned Development / Tyson Ranch Infrastructure Preliminary Subdivision Plan Case # PSP-19-05-181

Type of Hearing: Preliminary Subdivision Plan

Applicant(s): Claude Cassagnol
GTC Engineering Corporation
98 South Semoran Boulevard
Orlando, Florida 32807

Commission District: 4

General Location: North of Simpson Road / West of Boggy Creek Road

November 12, 2019
@ 2pm

LEGISLATIVE FILE # 19-15094

Parcel ID #(s) 33-24-30-0000-00-038, 33-24-30-0000-00-054,
33-24-30-0000-00-055, 33-24-30-0000-00-056,
33-24-30-0000-00-057

of Posters: 4

Use: Four (4) Parcels & One (1) Tract

Size / Acreage: 73.81

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 73.81 acres in order to create four (4) parcels and one (1) tract, in order to construct utility, stormwater, and road infrastructure; District 4; North of Simpson Road / West of Boggy Creek Road.

Material Provided:

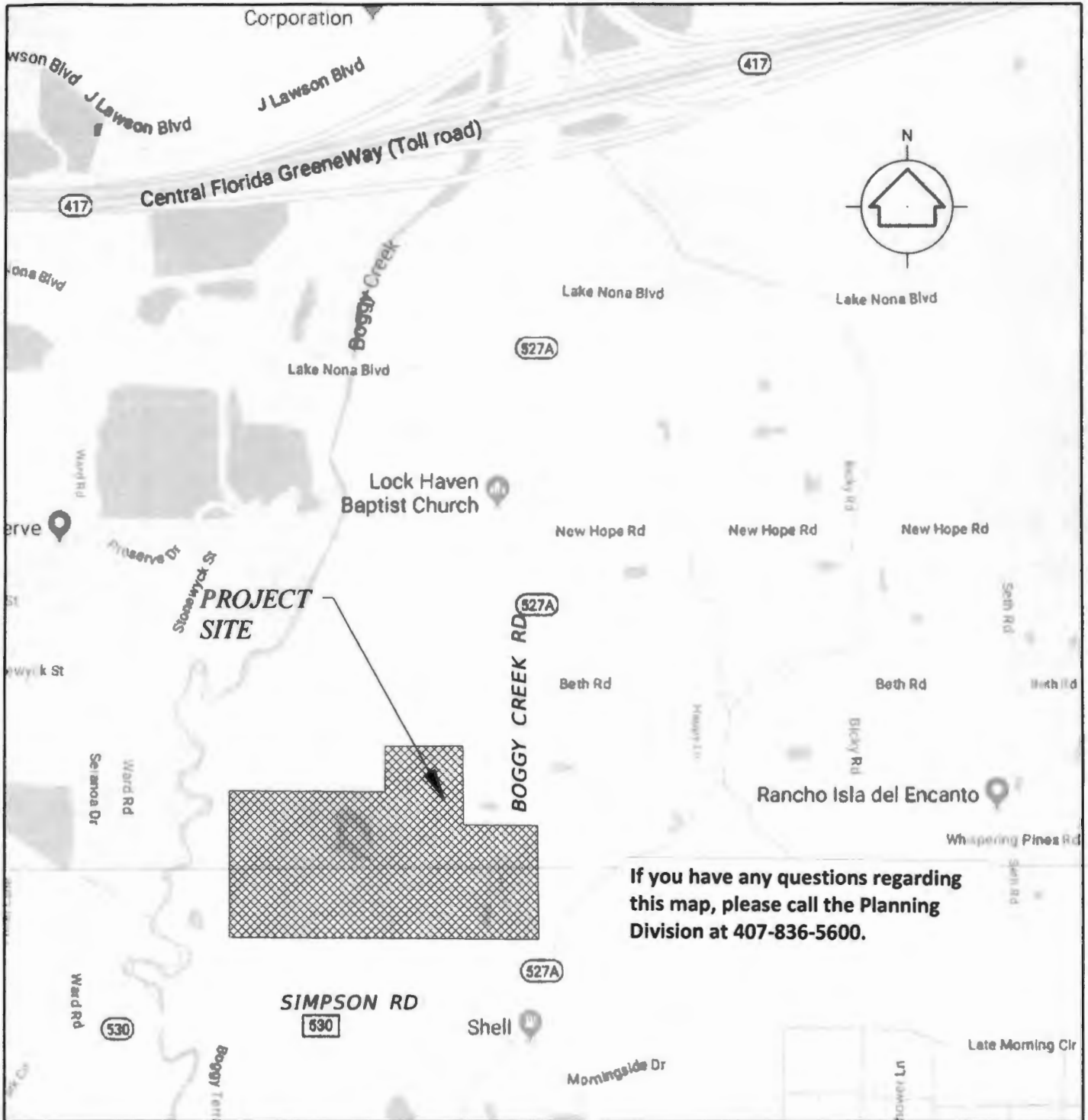
- (1) Names and last known addresses of property owners (*via email from Fiscal and Operational Support Division*);
- (2) Location map (*to be mailed to property owners*);
- (3) Site plan sheet (*to be mailed to property owners*).

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 Egipciano and Sapho Vatel of the scheduled date and time. The Planning Division will notify the applicant.

Attachments (location map and site plan sheet)



If you have any questions regarding this map, please call the Planning Division at 407-836-5600.

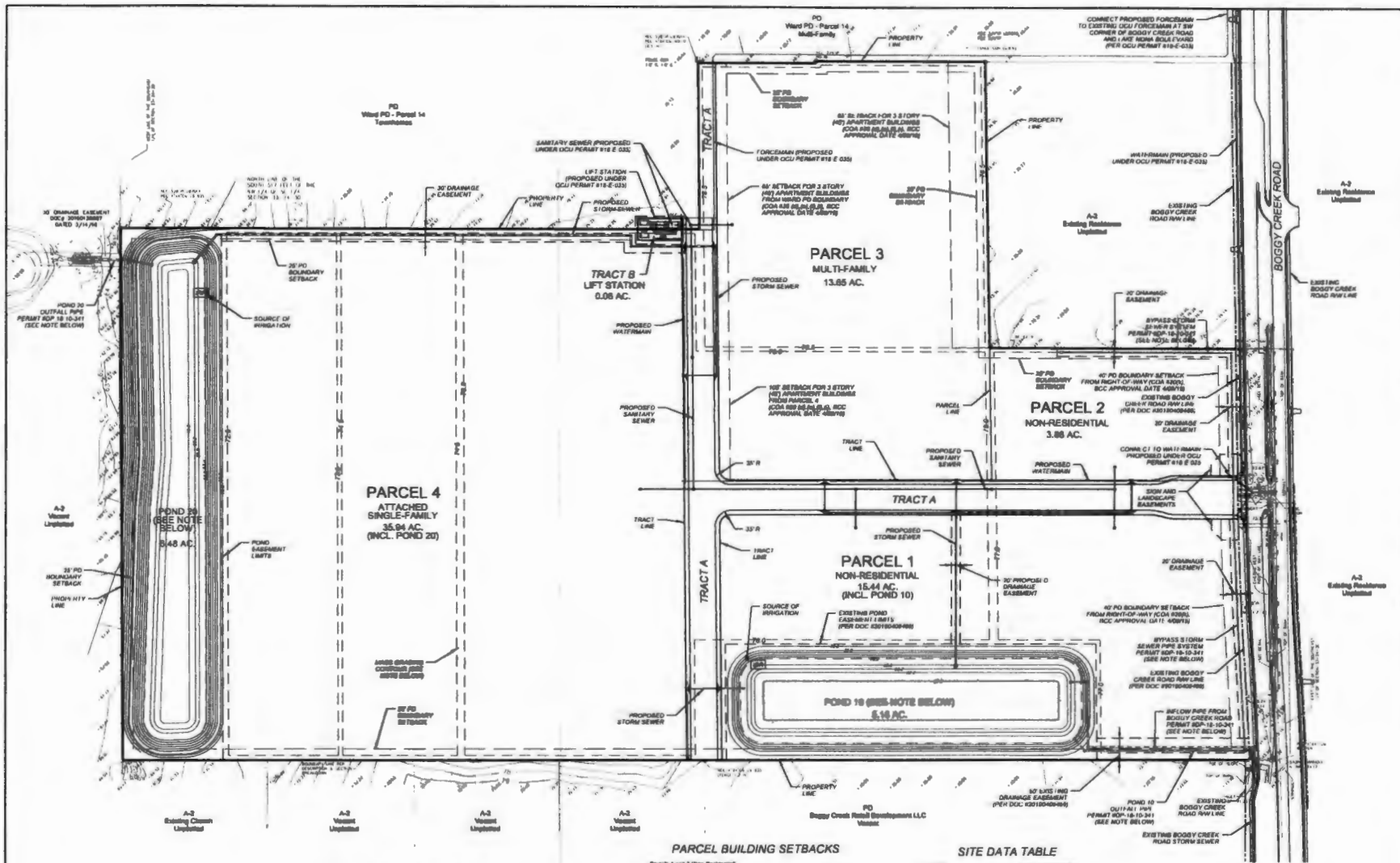
GTC Engineering Corporation

98 South Semoran Boulevard
Orlando, FL 32807
407-380-0402

Tyson Ranch PD/
Tyson Ranch Infrastructure PSP
PSP-19-05-181

Orange County, Florida

Location Map



NOTE: PONDS 10 AND 20, OUTFALL STRUCTURES AND BYPASS PIPE AROUND PROPERTY ALONG BOGGY CREEK ROAD ARE BEING CONSTRUCTED AS PART OF MASS GRADING OF SITE PRIOR TO PRELIMINARY SITE PLAN INFRASTRUCTURE. MASS GRADING PLANS WERE SUBMITTED TO AND APPROVED BY ORANGE COUNTY DRC UNDER CASE #OP-18-10-341

PARCEL BUILDING SETBACKS

Parcel	Setback
Parcel 1 (Non-Residential)	40' from Property Line or 60' from setbacks
Parcel 2 (Non-Residential)	10' from Property Line or 15' from setbacks
Parcel 3 (Multi-Family)	10' from Property Line or 15' from setbacks
Parcel 4 (Attached Single-Family)	10' from Property Line or 15' from setbacks

SITE DATA TABLE

Item	Value
Parcel 1a	33-24-20-000-09-039
Parcel 1b	33-24-20-000-09-039
Parcel 2	33-24-20-000-09-045
Parcel 3	33-24-20-000-09-046
Parcel 4	33-24-20-000-09-047
Parcel 5	33-24-20-000-09-048
Parcel 6	33-24-20-000-09-049
Parcel 7	33-24-20-000-09-050
Parcel 8	33-24-20-000-09-051
Parcel 9	33-24-20-000-09-052
Parcel 10	33-24-20-000-09-053
Parcel 11	33-24-20-000-09-054
Parcel 12	33-24-20-000-09-055
Parcel 13	33-24-20-000-09-056
Parcel 14	33-24-20-000-09-057
Parcel 15	33-24-20-000-09-058
Parcel 16	33-24-20-000-09-059
Parcel 17	33-24-20-000-09-060
Parcel 18	33-24-20-000-09-061
Parcel 19	33-24-20-000-09-062
Parcel 20	33-24-20-000-09-063
Parcel 21	33-24-20-000-09-064
Parcel 22	33-24-20-000-09-065
Parcel 23	33-24-20-000-09-066
Parcel 24	33-24-20-000-09-067
Parcel 25	33-24-20-000-09-068
Parcel 26	33-24-20-000-09-069
Parcel 27	33-24-20-000-09-070
Parcel 28	33-24-20-000-09-071
Parcel 29	33-24-20-000-09-072
Parcel 30	33-24-20-000-09-073
Parcel 31	33-24-20-000-09-074
Parcel 32	33-24-20-000-09-075
Parcel 33	33-24-20-000-09-076
Parcel 34	33-24-20-000-09-077
Parcel 35	33-24-20-000-09-078
Parcel 36	33-24-20-000-09-079
Parcel 37	33-24-20-000-09-080
Parcel 38	33-24-20-000-09-081
Parcel 39	33-24-20-000-09-082
Parcel 40	33-24-20-000-09-083
Parcel 41	33-24-20-000-09-084
Parcel 42	33-24-20-000-09-085
Parcel 43	33-24-20-000-09-086
Parcel 44	33-24-20-000-09-087
Parcel 45	33-24-20-000-09-088
Parcel 46	33-24-20-000-09-089
Parcel 47	33-24-20-000-09-090
Parcel 48	33-24-20-000-09-091
Parcel 49	33-24-20-000-09-092
Parcel 50	33-24-20-000-09-093
Parcel 51	33-24-20-000-09-094
Parcel 52	33-24-20-000-09-095
Parcel 53	33-24-20-000-09-096
Parcel 54	33-24-20-000-09-097
Parcel 55	33-24-20-000-09-098
Parcel 56	33-24-20-000-09-099
Parcel 57	33-24-20-000-09-100
Parcel 58	33-24-20-000-09-101
Parcel 59	33-24-20-000-09-102
Parcel 60	33-24-20-000-09-103
Parcel 61	33-24-20-000-09-104
Parcel 62	33-24-20-000-09-105
Parcel 63	33-24-20-000-09-106
Parcel 64	33-24-20-000-09-107
Parcel 65	33-24-20-000-09-108
Parcel 66	33-24-20-000-09-109
Parcel 67	33-24-20-000-09-110
Parcel 68	33-24-20-000-09-111
Parcel 69	33-24-20-000-09-112
Parcel 70	33-24-20-000-09-113
Parcel 71	33-24-20-000-09-114
Parcel 72	33-24-20-000-09-115
Parcel 73	33-24-20-000-09-116
Parcel 74	33-24-20-000-09-117
Parcel 75	33-24-20-000-09-118
Parcel 76	33-24-20-000-09-119
Parcel 77	33-24-20-000-09-120
Parcel 78	33-24-20-000-09-121
Parcel 79	33-24-20-000-09-122
Parcel 80	33-24-20-000-09-123
Parcel 81	33-24-20-000-09-124
Parcel 82	33-24-20-000-09-125
Parcel 83	33-24-20-000-09-126
Parcel 84	33-24-20-000-09-127
Parcel 85	33-24-20-000-09-128
Parcel 86	33-24-20-000-09-129
Parcel 87	33-24-20-000-09-130
Parcel 88	33-24-20-000-09-131
Parcel 89	33-24-20-000-09-132
Parcel 90	33-24-20-000-09-133
Parcel 91	33-24-20-000-09-134
Parcel 92	33-24-20-000-09-135
Parcel 93	33-24-20-000-09-136
Parcel 94	33-24-20-000-09-137
Parcel 95	33-24-20-000-09-138
Parcel 96	33-24-20-000-09-139
Parcel 97	33-24-20-000-09-140
Parcel 98	33-24-20-000-09-141
Parcel 99	33-24-20-000-09-142
Parcel 100	33-24-20-000-09-143

GENERAL LEGEND

- Proposed Easement
- Proposed Right-of-Way
- Proposed Storm
- Proposed Sanitary Sewer and Storm
- Proposed Watermain and Vents

PRELIMINARY SUBDIVISION PLAN
 Typen Property Infrastructure

GTC Engineering Corporation
 10000 Highway 100, Suite 200
 Orlando, FL 32837
 Phone: (407) 241-1111
 Fax: (407) 241-1112
 Email: info@gtceng.com

NO.	DATE	DESCRIPTION
1	08/15/2018	PRELIMINARY SUBDIVISION PLAN
2	08/15/2018	PRELIMINARY SUBDIVISION PLAN
3	08/15/2018	PRELIMINARY SUBDIVISION PLAN
4	08/15/2018	PRELIMINARY SUBDIVISION PLAN
5	08/15/2018	PRELIMINARY SUBDIVISION PLAN
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100	08/15/2018	PRELIMINARY SUBDIVISION PLAN



ALL CONSTRUCTION DETAILS ARE CONCEPTUAL AND SUBJECT TO REVIEW AND MODIFICATION DURING THE APPROVAL OF FINAL CONSTRUCTION PLANS

SURVEY & BOUNDARY DATA BASED ON INFORMATION PROVIDED BY HLM LLC PROFESSIONAL SURVEYORS AND MAPPER (PHONE 407-547-7346) VERTICAL DATUM - NAVD83

IRRIGATION FOR COMMON AREAS WILL BE PROVIDED BY REUSE FROM WET DETENTION PONDS

PROJECT: 2018-001 PRELIMINARY SUBDIVISION PLAN SHEET 1 OF 1
 DATE: 08/15/2018
 SCALE: 1"=40'
 DRAWN BY: JLD
 CHECKED BY: JLD
 APPROVED BY: JLD
 PROJECT LOCATION: BOGGY CREEK ROAD, ORANGE COUNTY, FLORIDA
 CLIENT: TYPEN PROPERTY INFRASTRUCTURE