



Board of County Commissioners

Public Hearing

August 28, 2012



Barry W. Corporation Tract PD/LUP

Case: LUPA-12-02-039

**Project: Barry W. Corporation Tract Planned
Development - Substantial Change**

District: 1



Barry W. Corporation Tract PD/LUP

Request: To consider a substantial change to the approved Barry W. Corporation Tract PD/LUP to:

- 1) Aggregate 13.017 acres from the adjacent Waterford Commons PD and 1.50 acres from the adjacent Tinwood PD, resulting in ~99.79 acres. In addition, the request would increase PD commercial entitlements by 120,000 square feet, resulting in a revised development program of 720,000 square feet C-1 uses (outlet mall) and 384 timeshare units.**
- 2) Grant waivers from Section 31.5 in order to accommodate a proposed Master Sign Plan:**
 - a) From Section 31.5-163(2) to allow signage to be placed on architectural towers similar to previously approved Phases I and II signage: Up to three (3) tenant signs not to exceed 200 SF total and 200 SF of project ID signage, available on each tower face;**



Barry W. Corporation Tract PD/LUP

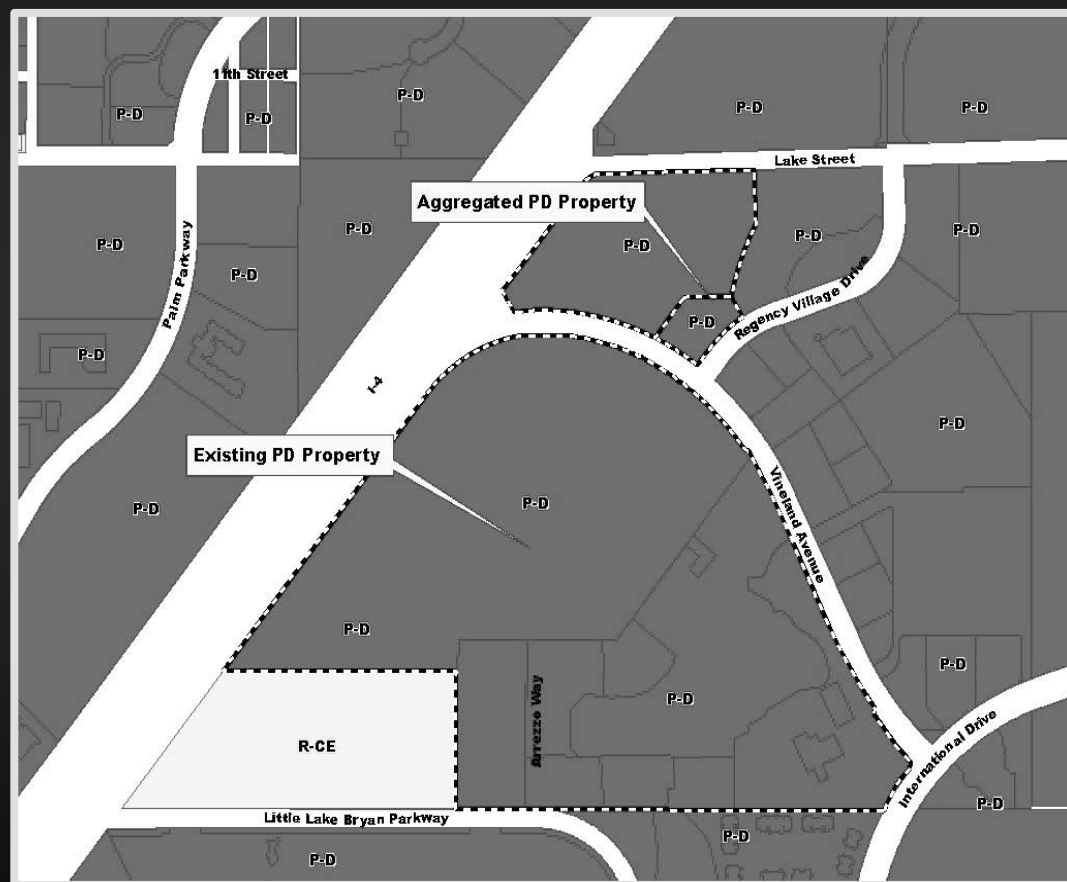
Request cont'd: To consider a substantial change to the approved Barry W. Corporation Tract PD/LUP to:

- b) From Section 31.5-166(a) to increase the maximum copy area of any ground sign from sixty (60) square feet to 800 square feet for the sign facing Lake Street;**
- c) From Section 31.5-166(b) to increase the maximum height of the ground sign facing Lake Street from eight (8) feet to twenty-two (22) feet. Top of screen wall signs vary from 16'-0" to 29'-0" with the peak of the wall feature roofs at 29'-0"feet; and**
- d) From Section 31.5-166(c) to decrease the minimum setback for any ground sign from ten (10) feet from all property lines to seven (7) feet from property line along Lake Street.**



Barry W. Corporation Tract PD/LUP

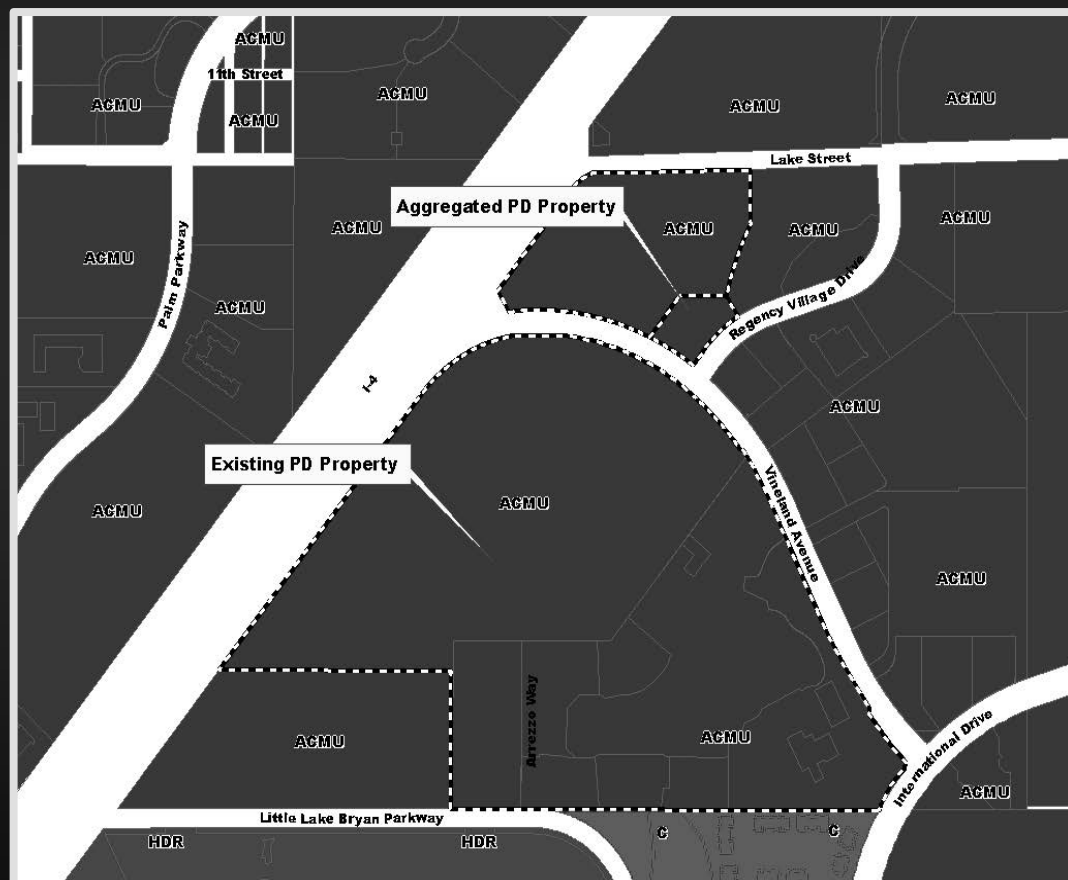
Zoning





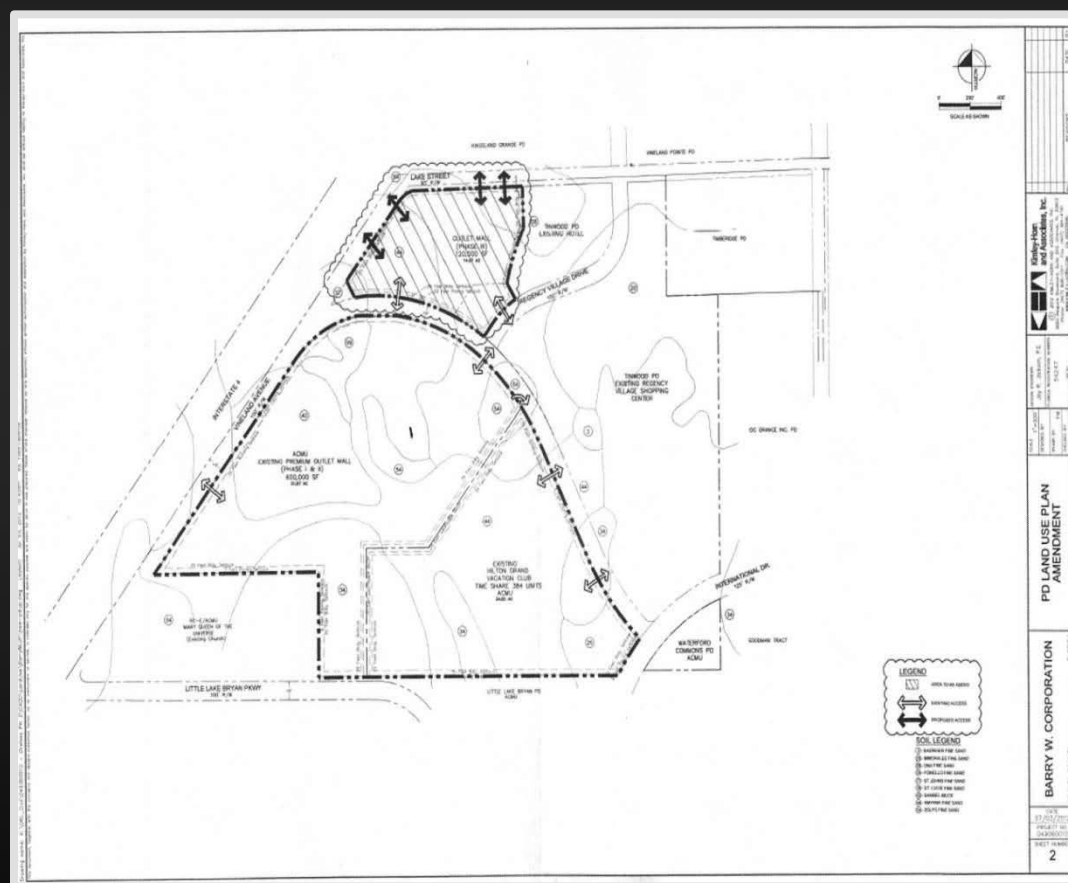
Barry W. Corporation Tract PD/LUP

Future Land Use





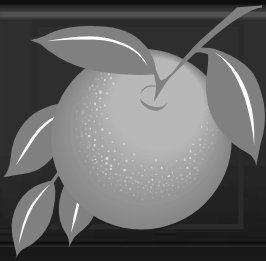
PD Land Use Plan





Waterford Commons PD Land Use Plan





Barry W. Corporation Tract PD/LUP

Tinwood PD Land Use Plan

**TINWOOD PD
LAND USE PLAN AMENDMENT**
JULY 18, 2012

PROPERTY #s:
23-24-28-7415-00-001, 23-24-28-7415-00-002, 23-24-28-7415-00-003, 23-24-28-7415-00-004,
23-24-28-7415-00-005, 23-24-28-7415-00-007, 23-24-28-7415-00-010, 23-24-28-7415-00-011,
23-24-28-7415-00-040, 23-24-28-7415-00-050, 23-24-28-7415-00-060, 23-24-28-7415-00-070,
23-24-28-7415-00-080, 23-24-28-7415-00-090, 23-24-28-7417-00-006, 23-24-28-7417-00-009,
23-24-28-7417-00-100, 23-24-28-7417-00-110, 23-24-28-7417-00-140, 23-24-28-7417-00-150,
23-24-28-7417-00-160, 23-24-28-7418-00-001

LEGAL DESCRIPTION
The land described in this plan is situated in the County of ... and State of ... and is more particularly described as follows: ...

APPROVED LAND USE PLAN
DO NOT REMOVE FROM FILE WITHOUT APPROVAL FROM DEVELOPMENT ENG. BRANCH

DEVELOPMENT NOTES
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APPROVED PLAN
RECEIVED
JUL 18 2012
PLANNING DEPARTMENT

LAND USE PLAN AMENDMENT TO BARRY W. CORPORATION TRACT PD/LUP
JULY 18, 2012

Barry W. Corporation
1000 ...
...
...



Barry W. Corporation Tract PD/LUP

Action Requested

- **Find the request consistent with the Comprehensive Plan and approve the Substantial Change to the Barry W. Corporation Tract Planned Development dated “Received July 3, 2012,” subject to nine (9) conditions in the staff report.**