



Orange County Government

Orange County
Administration Center
201 S Rosalind Ave.
Orlando, FL 32802-1393

Decision Letter

Board of County Commissioners

Tuesday, September 27, 2022

2:00 PM

County Commission Chambers

22-1051

Case # DP-22-02-072

Clay Harris, Hamlin Retail, LLC, Hamlin Planned Development - Unified Neighborhood Plan / Hamlin Reserve Preliminary Subdivision Plan / Hamlin Retail Development Plan; District 1

Consideration: Hamlin Planned Development - Unified Neighborhood Plan / Hamlin Reserve Preliminary Subdivision Plan / Hamlin Retail Development Plan; Case # DP-22-02-072, submitted in accordance with Orange County Code, Chapter 34, Article III, Section 34-69 and Chapter 30, Article III, Section 30-89; This request is to construct a 9,830 square foot retail building on a total of 1.04 acres. In addition, the following waivers from Orange County Code are being requested: a. A waiver from condition 163 of Section 38-79. Orange County Code to allow a fitness facility to be built at less than thirty thousand (30,000) square feet. b. A waiver from Section 38-1390.51 table 4-1 to allow 100% of the building to be located at the 20-foot front build-to-line in lieu of 10-foot build-to-line and up to 30% allowed at the 20-foot line. c. A waiver from Section 38-1390.53(a)(2) to allow decorative screen fencing as an alternative to the masonry knee wall along framework streets in lieu of providing a decorative masonry knee wall in accordance with the standards described in Section 38-1390.52(b)(3).

Location: District 1; property generally located North of Porter Road / West of Hamlin Groves Trail; Orange County, Florida (legal property description on file)

A motion was made by Commissioner Wilson, seconded by Commissioner Moore, to make a finding of consistency with the Comprehensive Plan; and further, approve the request subject to the eighteen (18) conditions of approval listed under the Development Review Committee recommendation in the Staff Report dated August 31, 2022. The motion carried by the following vote:

Aye: 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Bonilla, and Commissioner Siplin



**THE FOREGOING DECISION HAS BEEN FILED
WITH ME THIS 25TH DAY OF OCTOBER 2022.**

DEPUTY CLERK
BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA

Note: This document constitutes the final decision of the Board of County Commissioners on this matter. If, upon the Board's subsequent review and approval of its minutes, an error affecting this final decision is discovered, a corrected final decision will be prepared, filed, and distributed.

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