



**Interoffice Memorandum**

**DATE:** February 8, 2023

**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:** **Nicolas Thalmueller, Planning Administrator  
Development Review Committee  
Planning Division  
(407)836-5523 or Nicolas.Thalmueller@ocfl.net**

**SUBJECT:** **Schedule this public hearing concurrently with  
Consent Item: APF-22-11-337**

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**Applicant:** Scott M. Gentry, Kelly, Collins & Gentry, Inc.

**Case Information:** Case # LUPA-21-12-393 (Hamlin Southwest PD -  
UNP)  
Planning and Zoning Commission (PZC)  
Meeting Date: January 19, 2023

**Type of Hearing:** Land Use Plan Amendment Public Hearing

**Commission District:** 1

**General Location:** North of Porter Road / West of State Road 429

**BCC Public Hearing  
Required by:** Orange County Code, Chapter 30

**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 ESTE AVISO PARA UNA AUDENCIA PUBLICA SOBRE UNA PROPIEDAD EN SU AREA/VECINDAD, FAVOR COMUNICARSE CON LA DIVISIÓN DE PLANIFICACION, AL NUMERO, 407-836-8181

**Advertising Language:**

To rezone 1.65 acres from A-1 to PD to be added to the PD in the CCM-10B (Corporate Campus Mixed-Use Parcel 10B) district, and to remove 1.54 acres for the future OC fire station and 1.24 acres of APF right-of-way that was previously dedicated. The acreage changes result in a decrease of the overall acreage from 78.96 acres to 77.83 acres. This request includes the transfer of 150,000 non-residential square feet from the Silverleaf PD which will be added to the CCM-10b district as well as an update to the APF calculations. In the area that is added to the PD there will be one right in right out access from Avalon Road. In addition, the applicant has requested the following waiver from Orange County Code: 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.

**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.

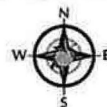
Attachment (location map)

## **Hamlin West PD (LUPA-21-12-393) Location Map**

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



 Subject Property



1 inch = 337 feet