



Board of County Commissioners

Public Hearings

February 21, 2017

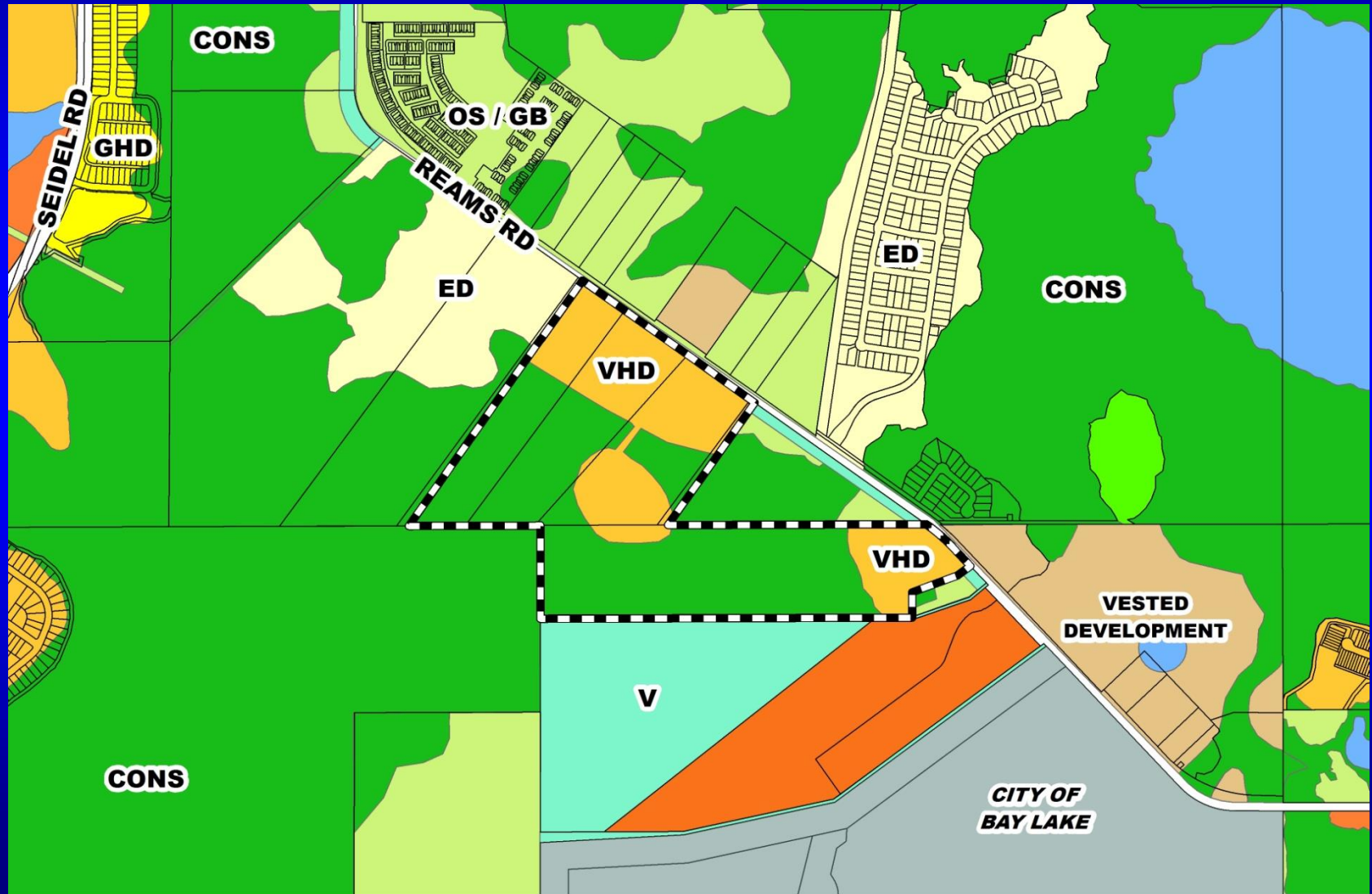


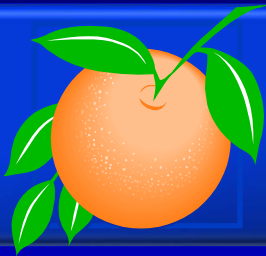
Reams Road Property Planned Development / Land Use Plan (PD/LUP)

Case:	CDR-16-09-329
Project Name:	Reams Road Property PD/LUP
Applicant:	Marc D. Stehli, Poulos & Bennett, LLC
District:	1
Acreage:	100.2 gross acres
Location:	South of Seidel Road / West of Jayme Drive
Request:	To reduce wetland impacts by 0.98 acres, increase public open space area by 1.31 acres; decrease stormwater area by 2.33 acres, and increase net developable land area by 0.03 acres.

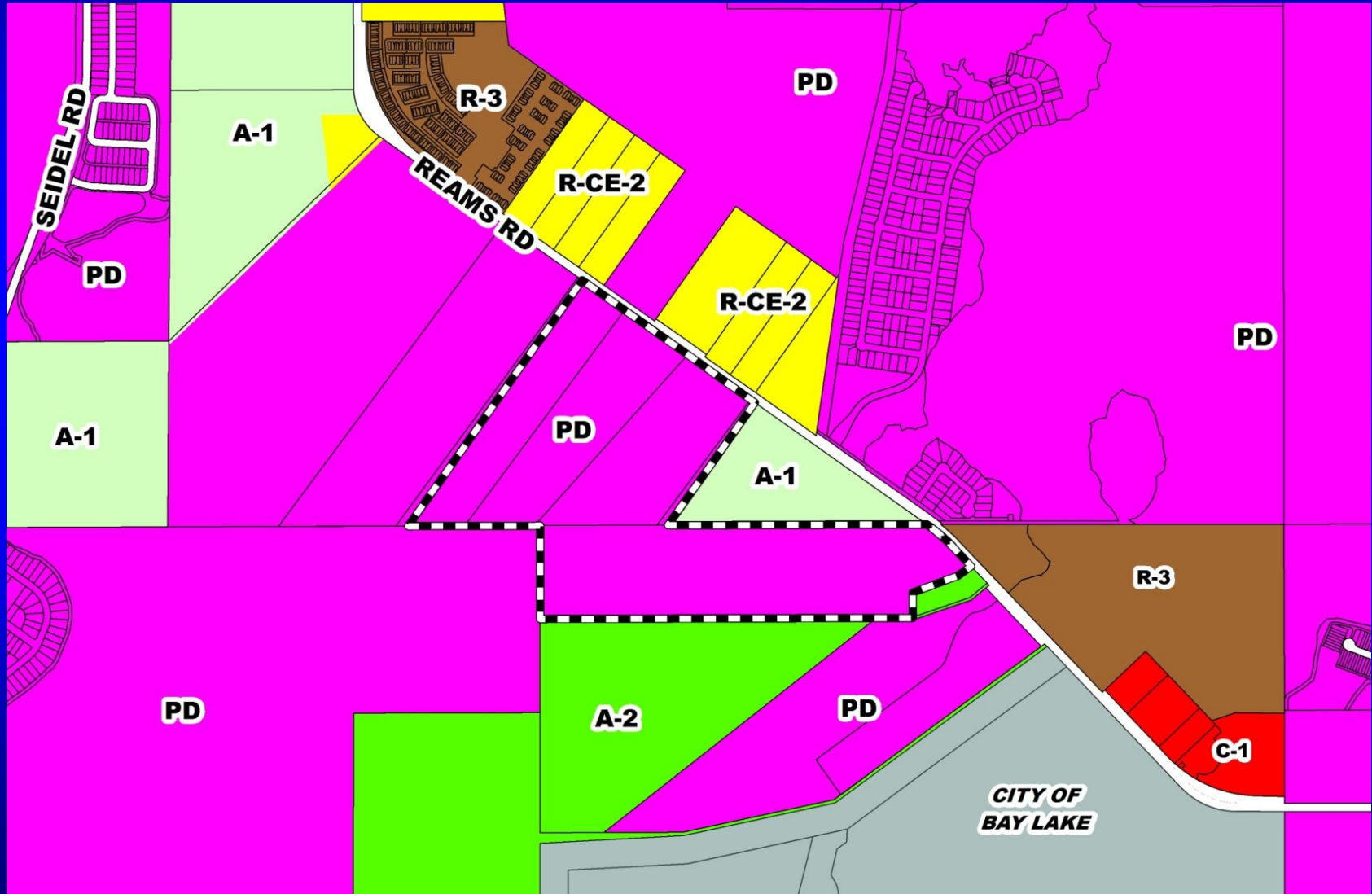


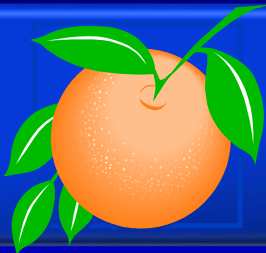
Reams Road Property Planned Development / Land Use Plan (PD/LUP) Future Land Use Map



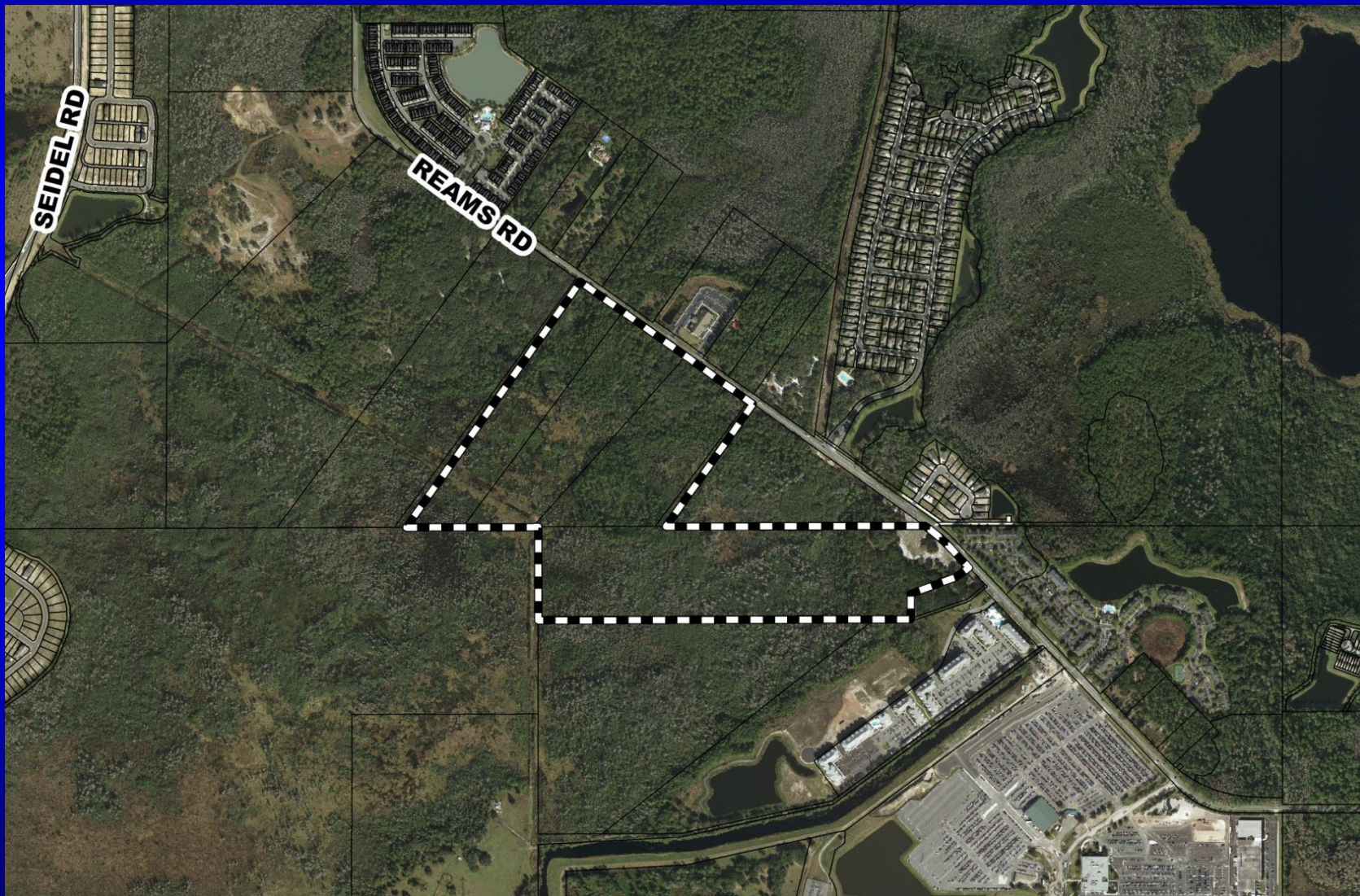


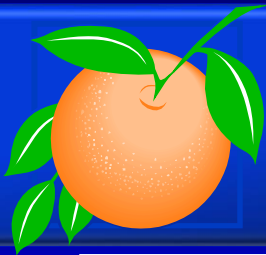
Reams Road Property Planned Development / Land Use Plan (PD/LUP) Zoning Map



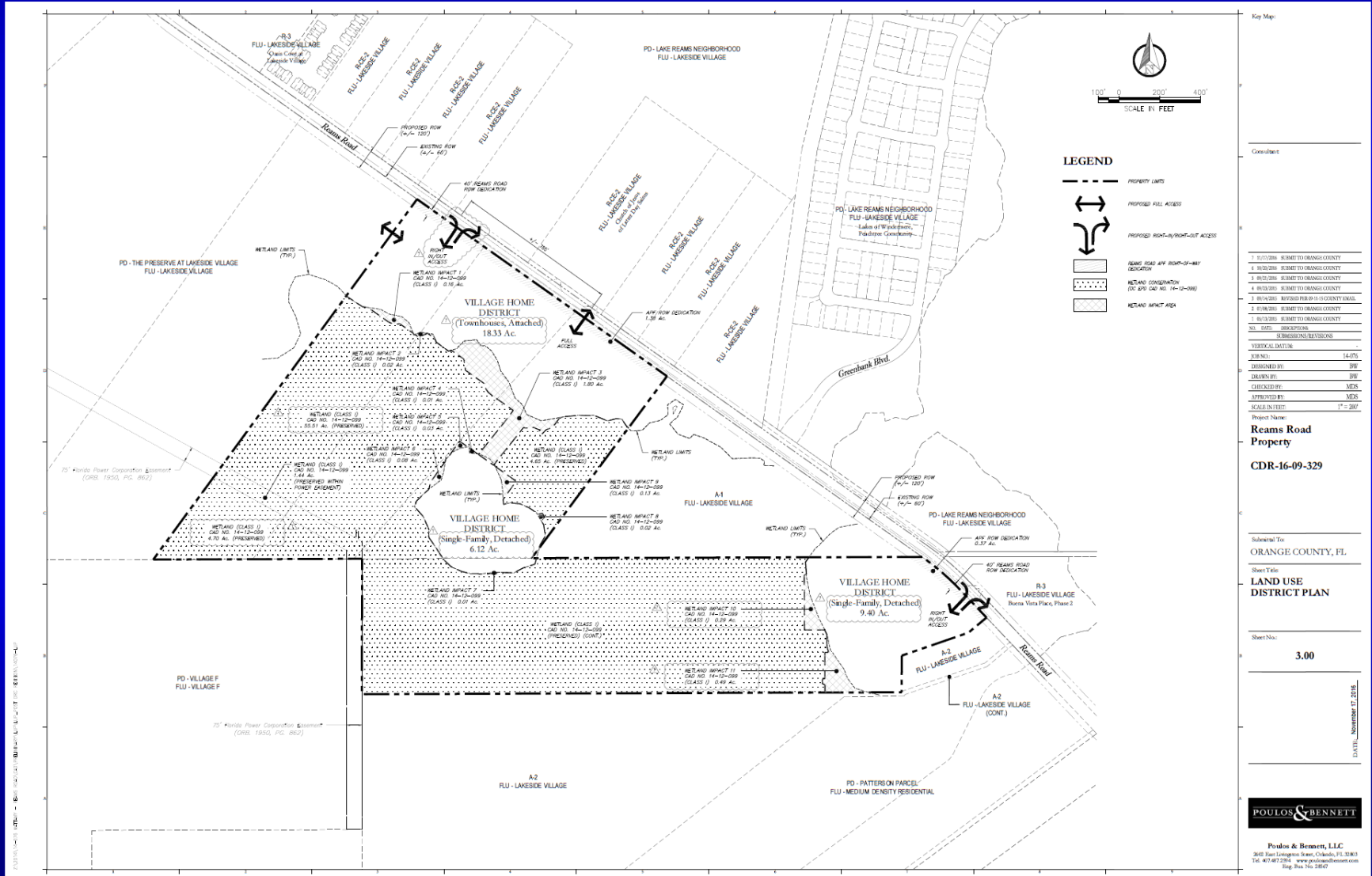


Reams Road Property Planned Development / Land Use Plan (PD/LUP) Aerial Map





Reams Road Property Planned Development / Land Use Plan (PD/LUP)





Action Requested

Make a finding of consistency with the Comprehensive Plan (CP) and approve the substantial change to the Reams Road Property Planned Development / Land Use Plan (PD/LUP) dated “Received November 21, 2016”, subject to the conditions listed under the DRC Recommendation in the Staff Report.

- AND -

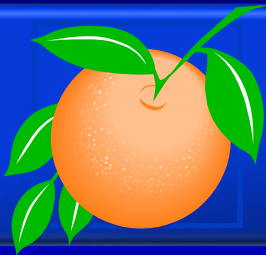
Approval of Consent Agenda Item E.11

District 1

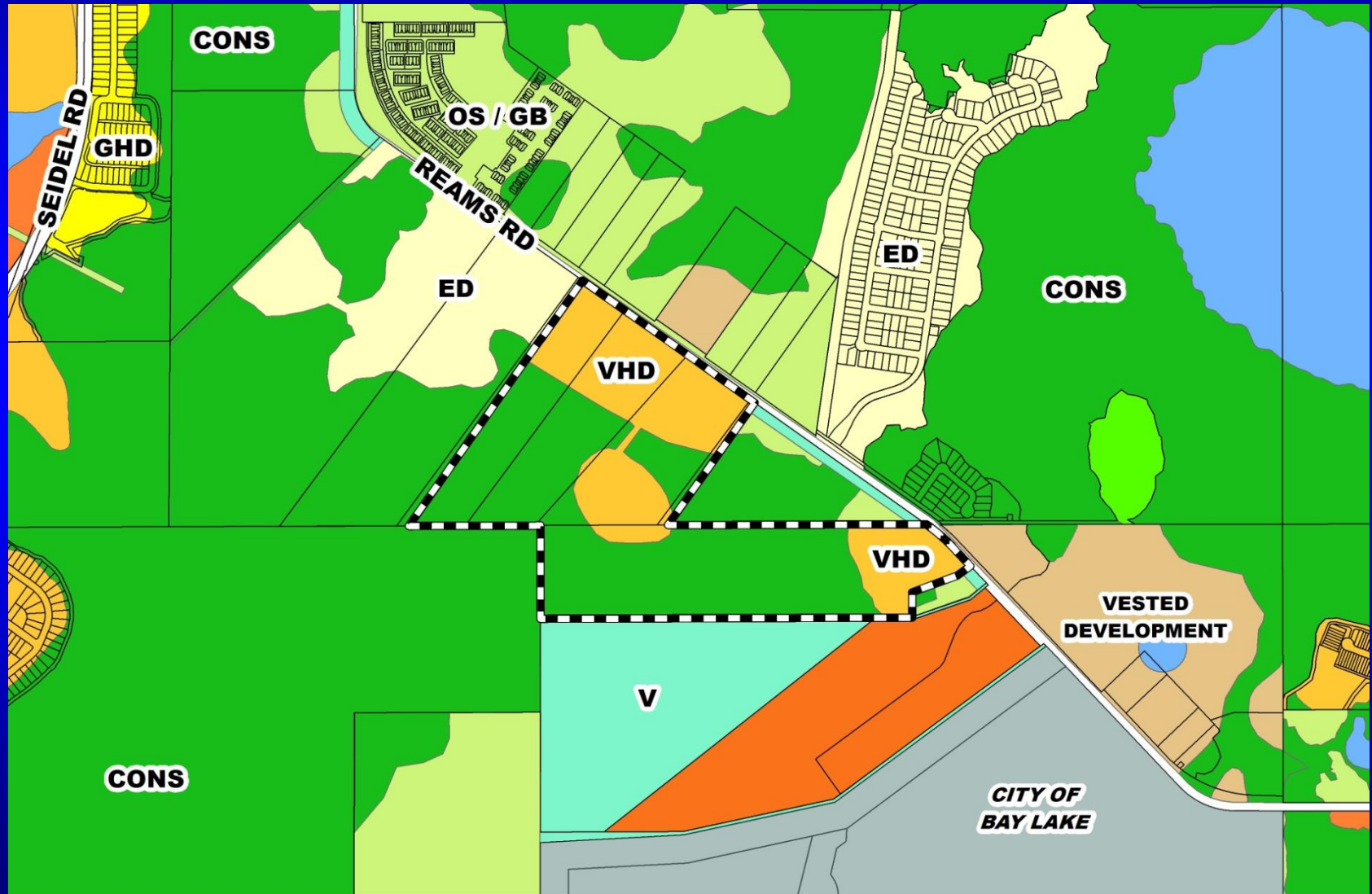


Reams Road Property PD / Reams Road Property Preliminary Subdivision Plan (PSP)

Case:	PSP-15-10-300
Project Name:	Reams Road Property PD / Reams Road Property PSP
Applicant:	Marc D. Stehli, Poulos & Bennett, LLC
District:	1
Acreage:	100.2 gross acres
Location:	South of Seidel Road / West of Jayme Drive
Request:	<p>To subdivide and construct 160 single-family attached and detached residential dwelling units on 100.2 gross acres</p> <p>Additionally, two (2) waivers from Orange County Code are being requested: 1) a waiver from Section 34-152(c) to allow Tract LS-1 to have access external to the subdivision street in lieu of access internal to a subdivision street and; 2) a waiver from Section 34-152(c) to allow upland greenbelt power easements tracts without providing access in lieu of providing a twenty foot (20') access to a dedicated public street.</p>

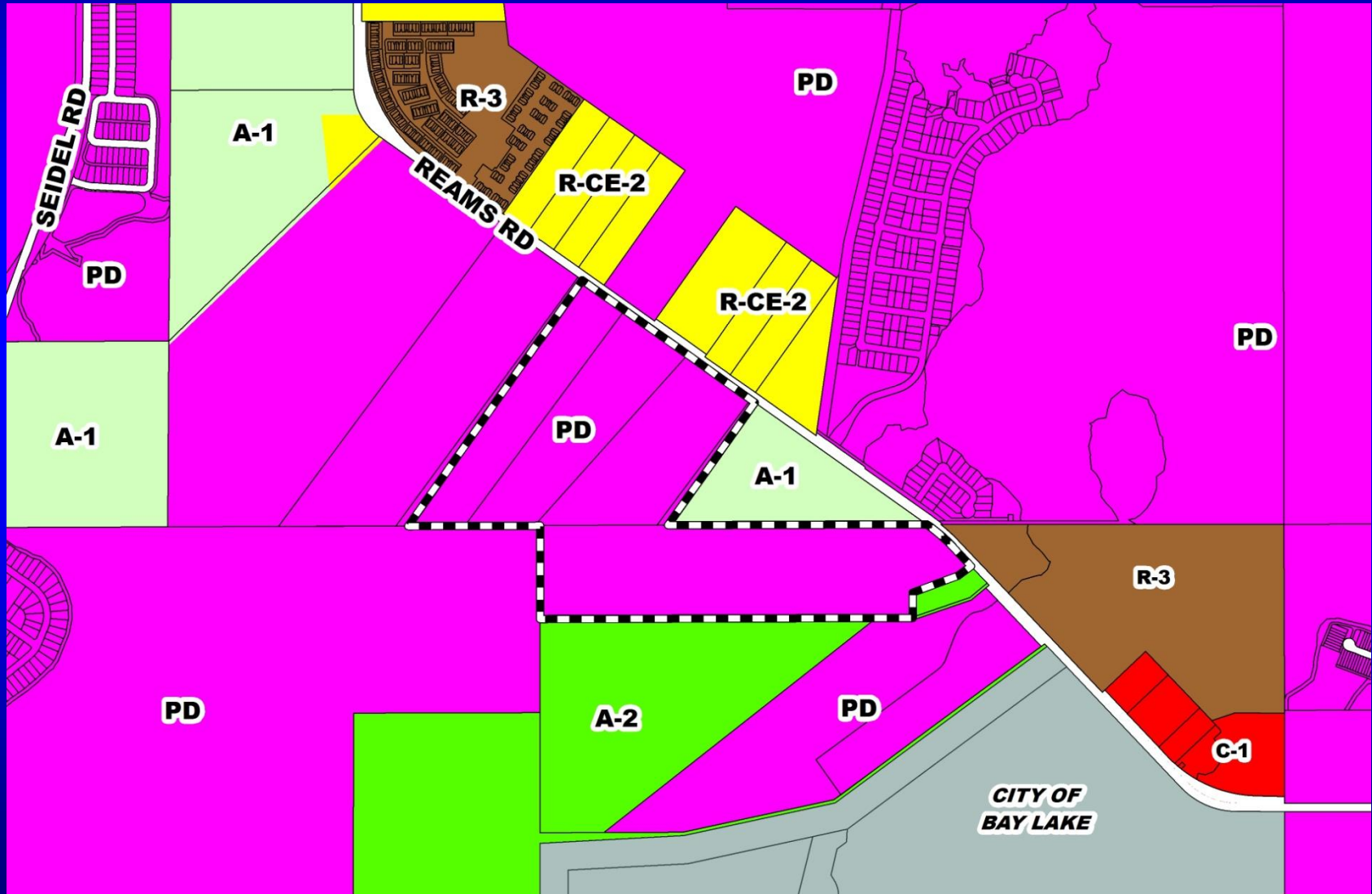


Reams Road Property PD / Reams Road Property Preliminary Subdivision Plan (PSP) Future Land Use Map



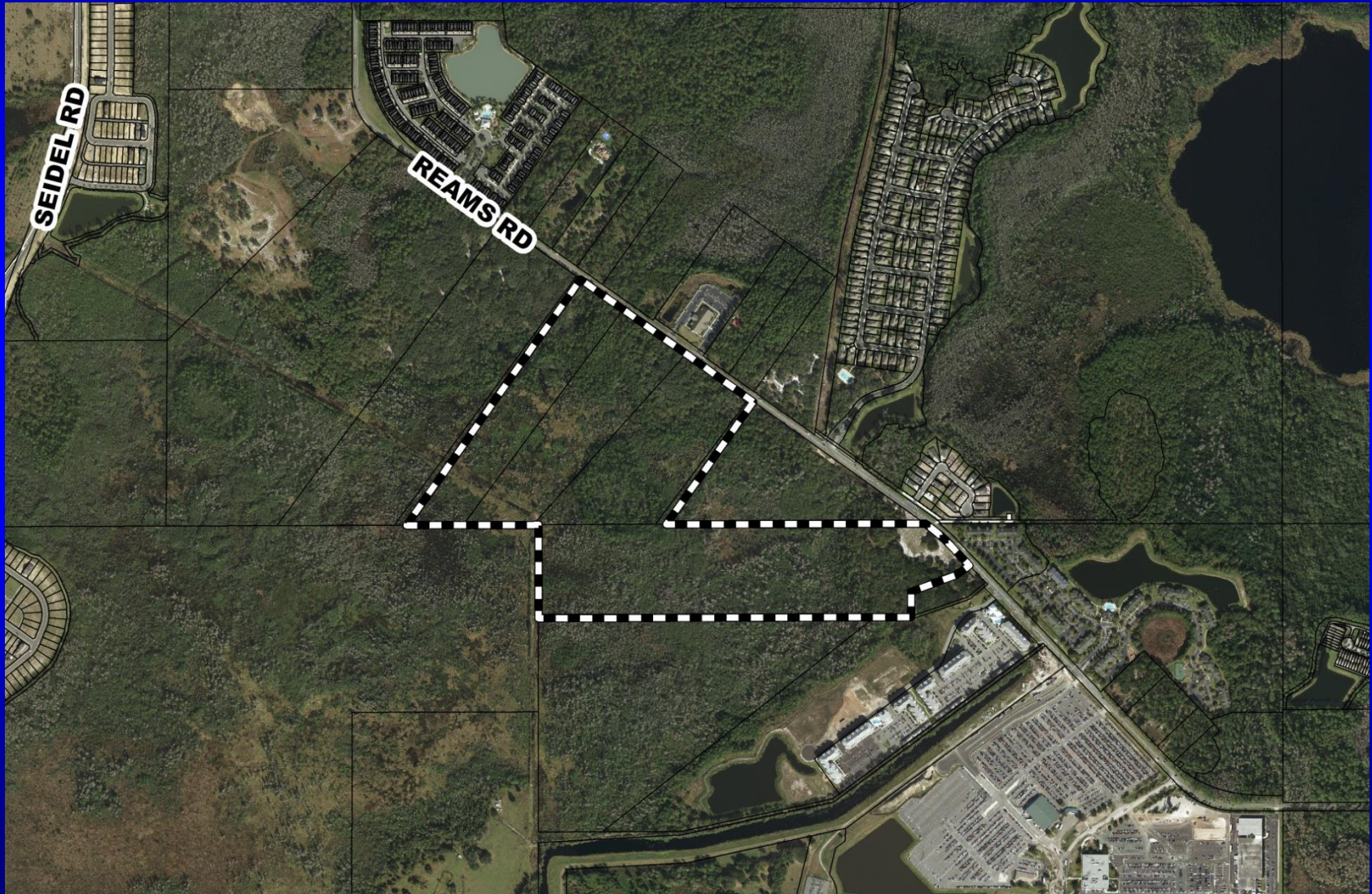


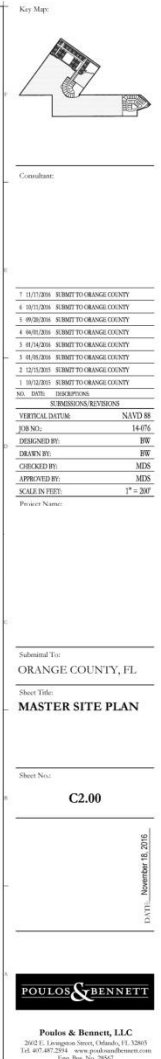
Reams Road Property PD / Reams Road Property Preliminary Subdivision Plan (PSP) Zoning Map





Reams Road Property PD / Reams Road Property Preliminary Subdivision Plan (PSP) Aerial Map







Action Requested

Make a finding of consistency with the Comprehensive Plan (CP) and approve the Reams Road Property Planned Development (PD) / Reams Road Property Preliminary Subdivision Plan (PSP) dated “Received November 21, 2016”, subject to the conditions listed under the DRC Recommendation in the Staff Report.

District 1



Hamlin PD-UNP / RW-2 Hamlin SEC Commercial Preliminary Subdivision Plan (PSP) / Development Plan (PD)

Case: PSP-16-08-298

Project Name: Hamlin PD-UNP / RW-2 Hamlin SEC Commercial PSP/DP

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

District: 1

Acreage: 34.56 gross acres

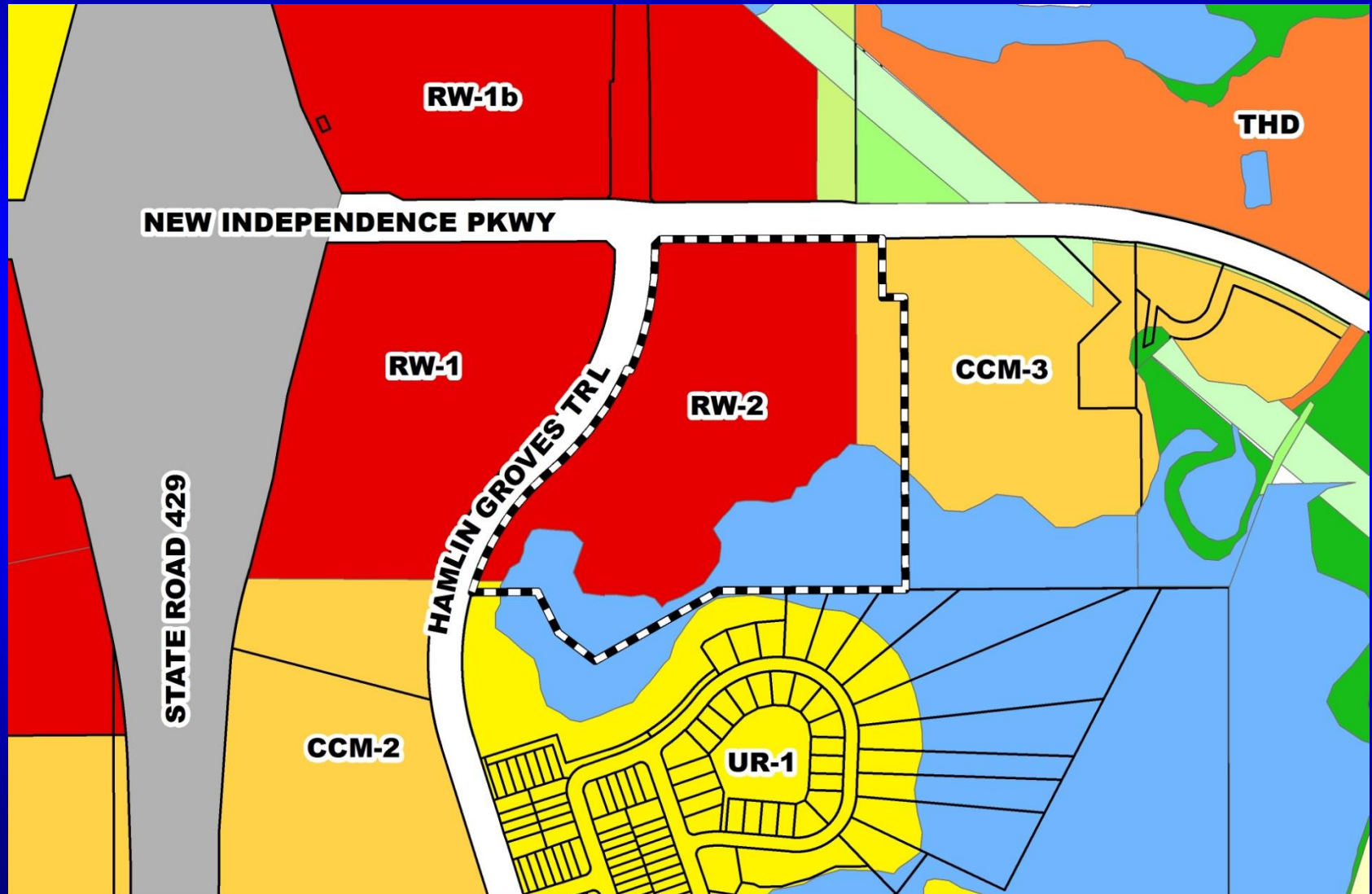
Location: South of New Independence Parkway / East of Hamlin Groves Trail

Request: To subdivide 34.56 acres into four (4) commercial lots with a 40,000 square foot theater and parking deck on Lot C.

Additionally, a waiver from Orange County Code Section 24-4(a)(3)(e) is being requested to allow four (4) understory trees to be planted on the north and south side of the parking plaza in lieu of two (2) understory trees at the ends of the central parking rows.

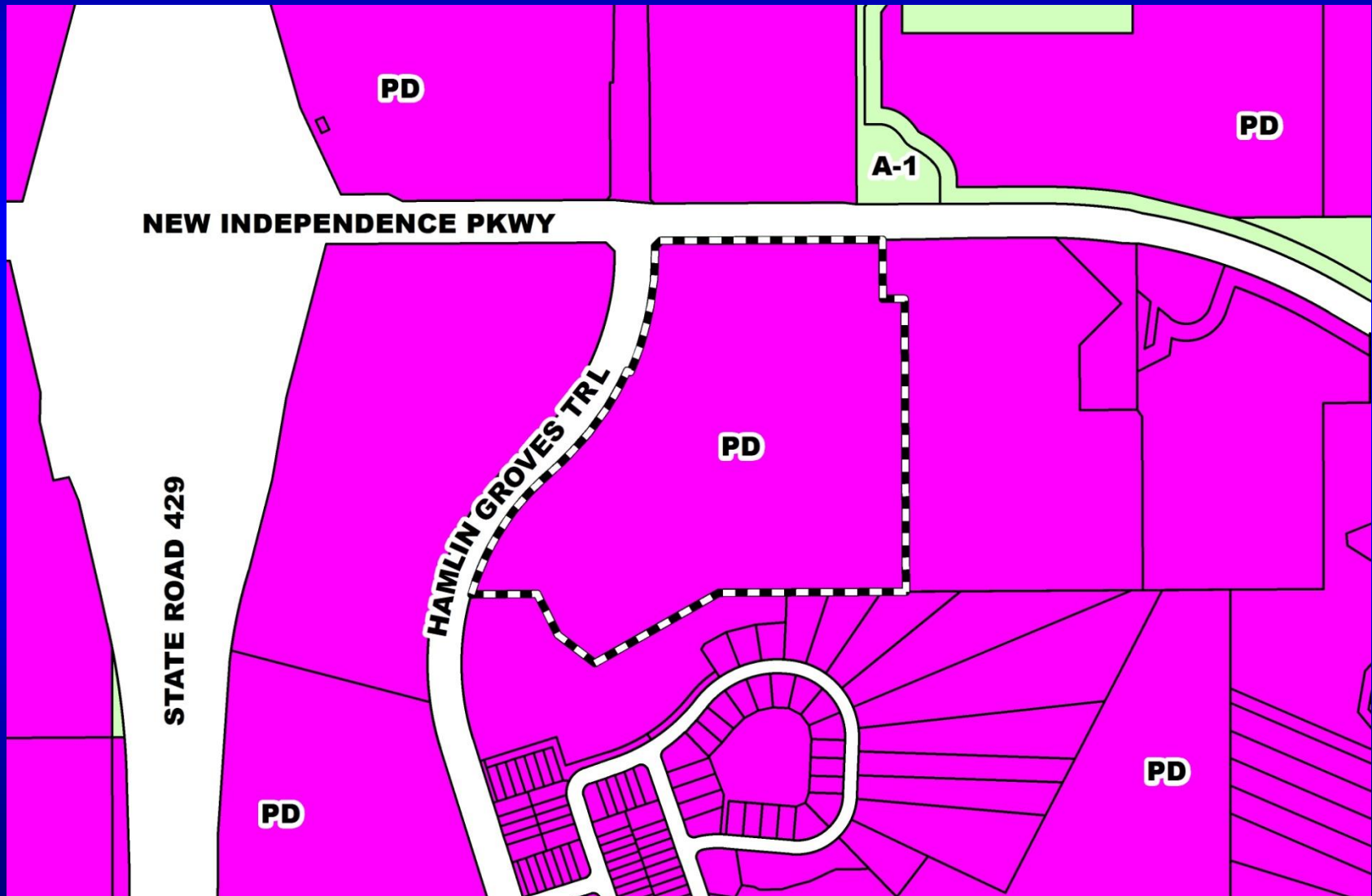


Hamlin PD-UNP / RW-2 Hamlin SEC Commercial Preliminary Subdivision Plan (PSP) – Development Plan (PD) Future Land Use Map



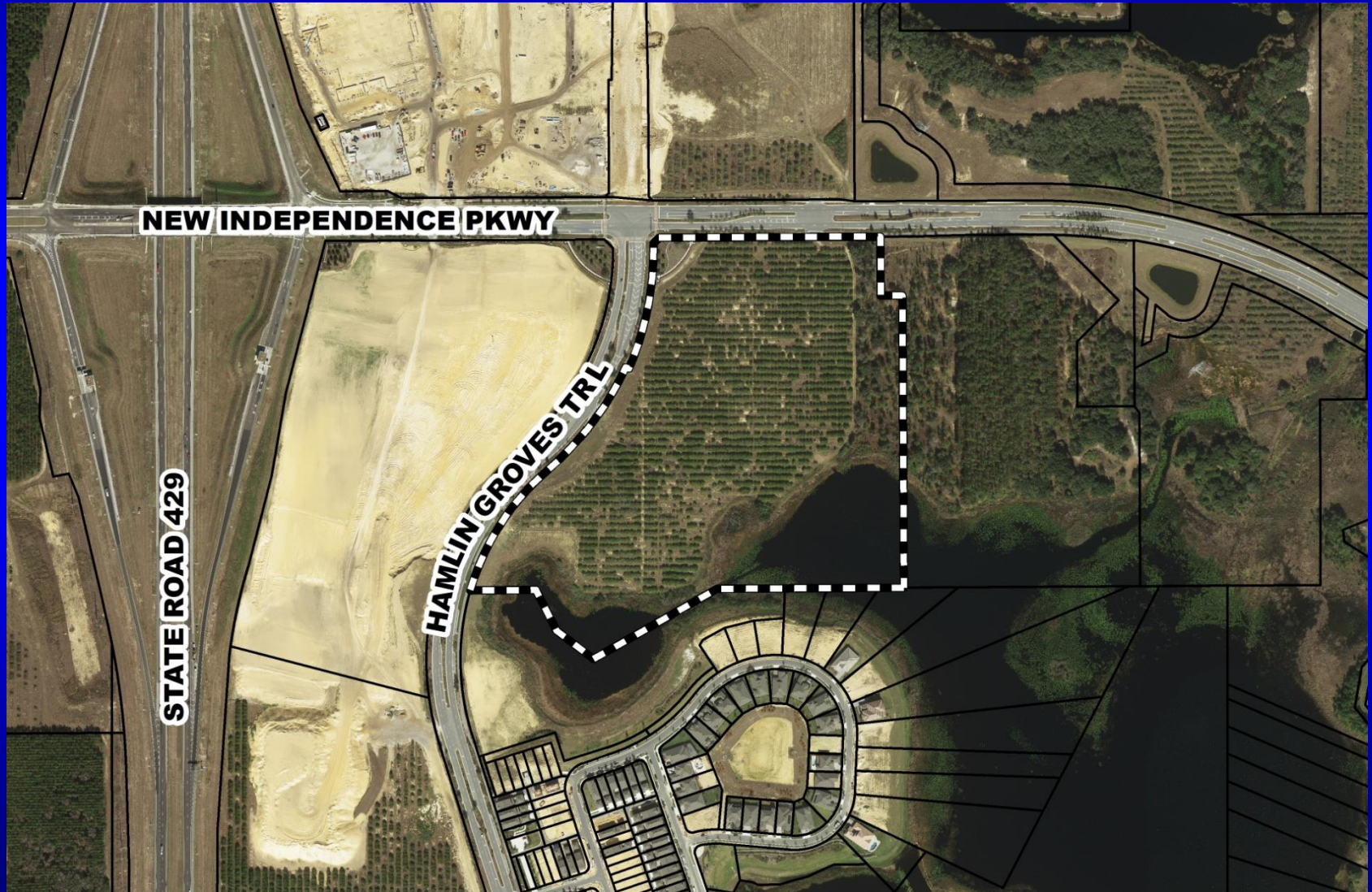


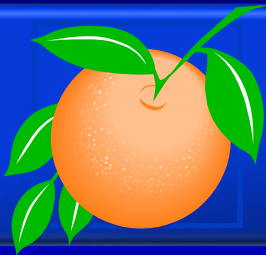
Hamlin PD-UNP / RW-2 Hamlin SEC Commercial Preliminary Subdivision Plan (PSP) – Development Plan (PD) Zoning Map



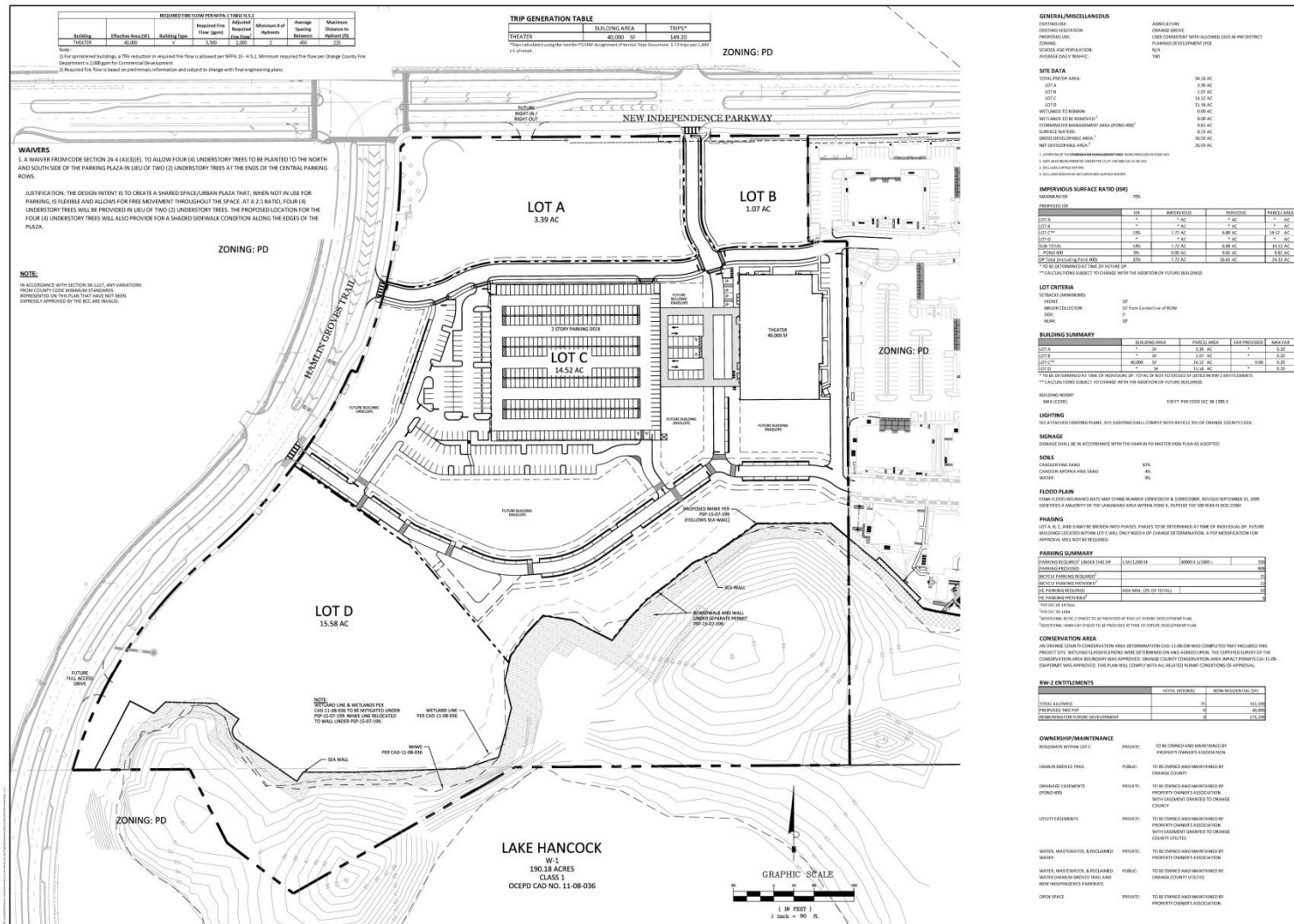


Hamlin PD-UNP / RW-2 Hamlin SEC Commercial Preliminary Subdivision Plan (PSP) – Development Plan (PD) Aerial Map





Hamlin PD-UNP / RW-2 Hamlin SEC Commercial Preliminary Subdivision Plan (PSP) – Development Plan (PD)



KELLY, COLLINS & GENTRY, INC.
PLANNING & ENGINEERING
1000 N. 10TH ST., SUITE 100
DENVER, CO 80202
TEL: 303.733.1111
WWW.KCG-INC.COM

PREPARED FOR:
HAMLIN SEC COMMERCIAL
ARTNERS
AST, LLC

OVERALL PLAN

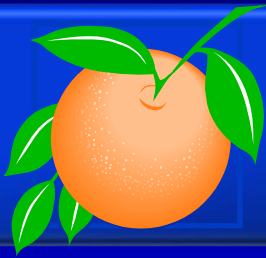
SHEET
C-2.0



Action Requested

Make a finding of consistency with the Comprehensive Plan (CP) and approve the Hamlin PD – UNP / RW-2 Hamlin SEC Commercial PSP/DP dated “Received January 3, 2017”, subject to the conditions listed under the DRC Recommendation in the Staff Report.

District 1

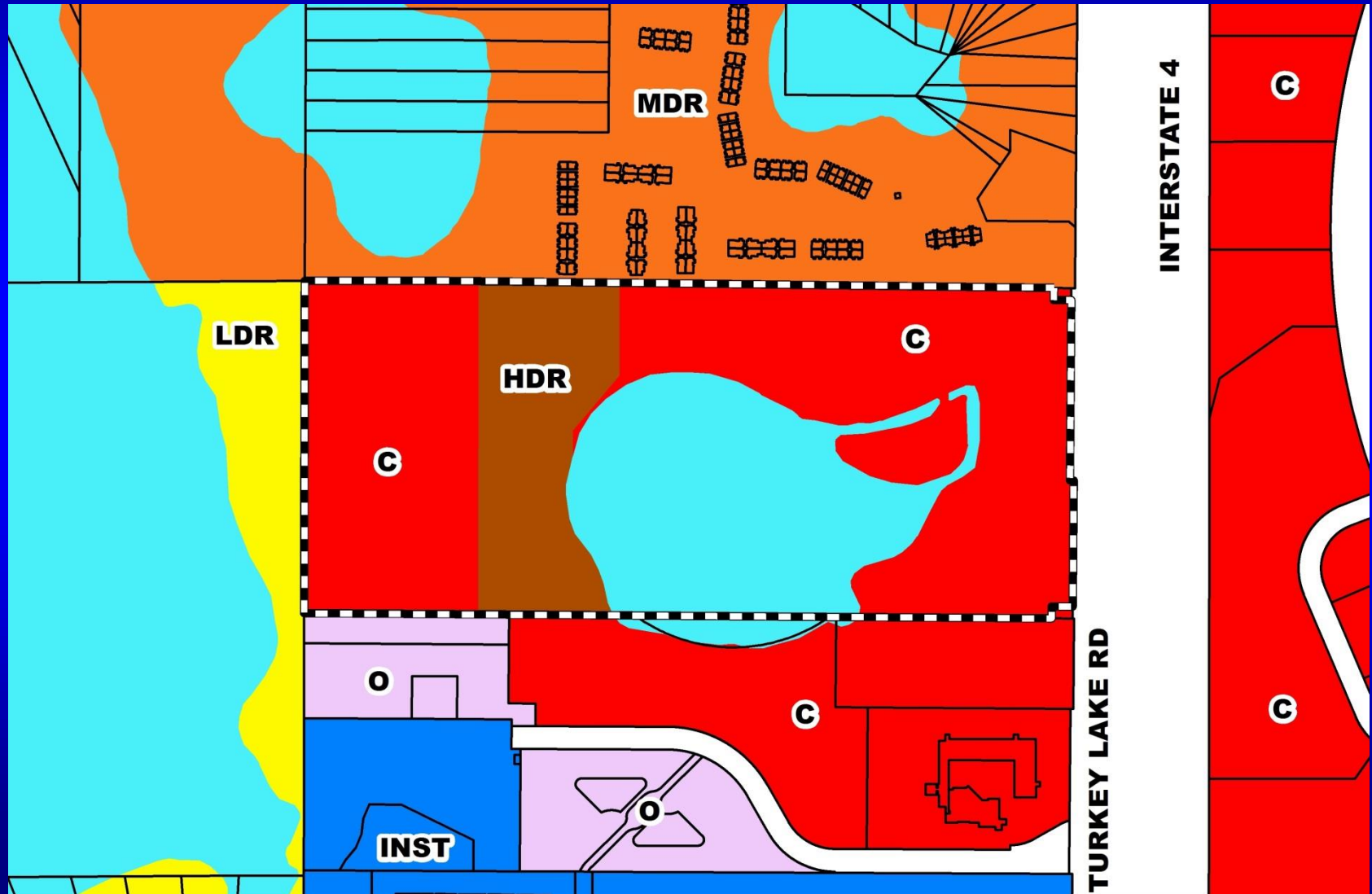


National Spa and Resort Planned Development / Land Use Plan (PD/LUP)

Case:	CDR-16-09-339
Project Name:	National Spa and Resort PD/LUP
Applicant:	Jamie T. Poulos, Poulos and Bennett, LLC
District:	1
Acreage:	64.89 gross acres (overall PD)
Location:	Generally located west of Turkey Lake Road and south of Sand Lake Road
Request:	<p>To incorporate the following waiver from Orange County Code:</p> <ol style="list-style-type: none">1. A waiver from Section 38-1272(a)(5) to allow for a maximum building height of 55 feet for self-storage uses only, in lieu of a maximum building height of 50 feet.

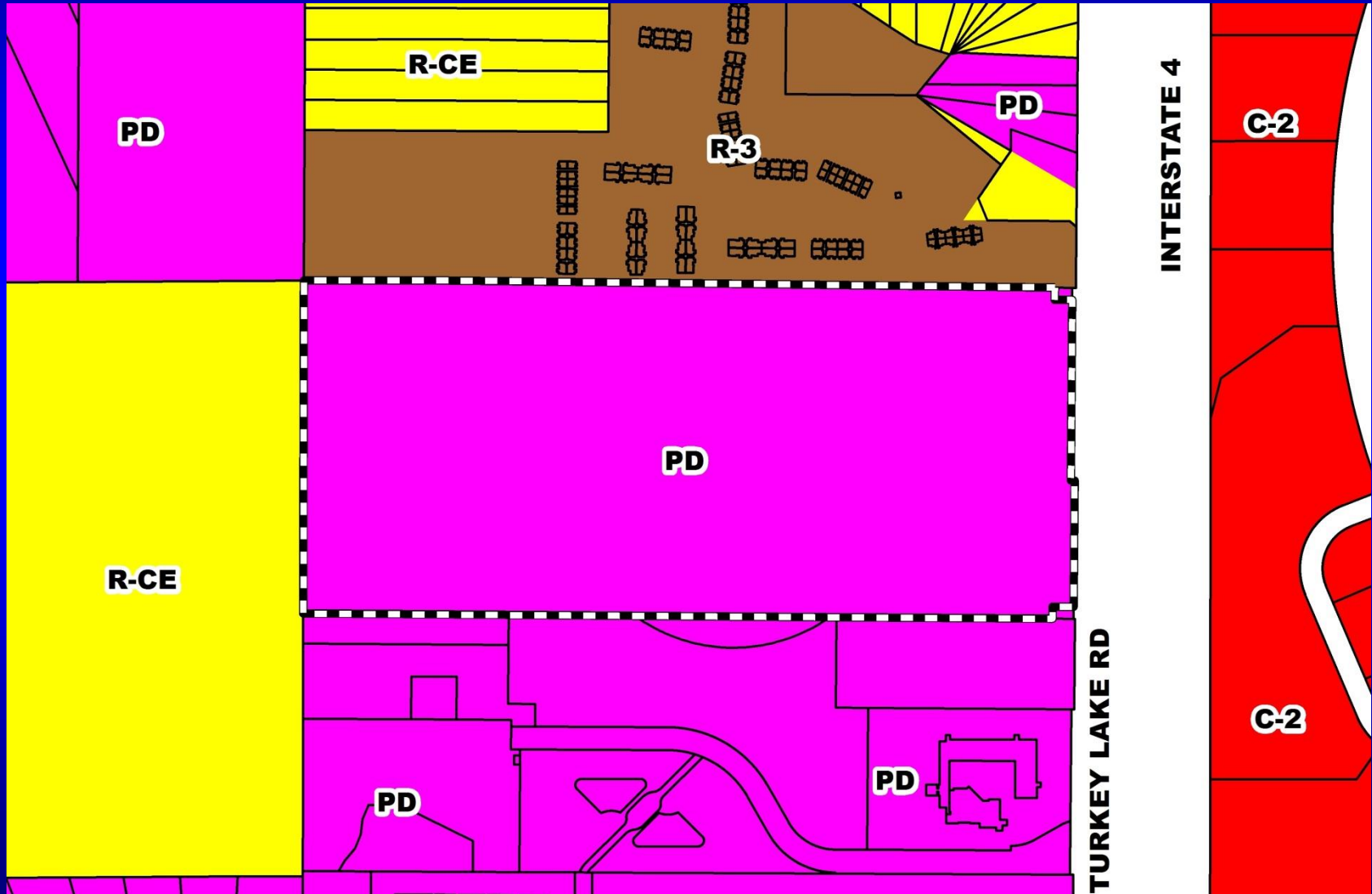


National Spa and Resort Planned Development / Land Use Plan (PD/LUP) Future Land Use Map





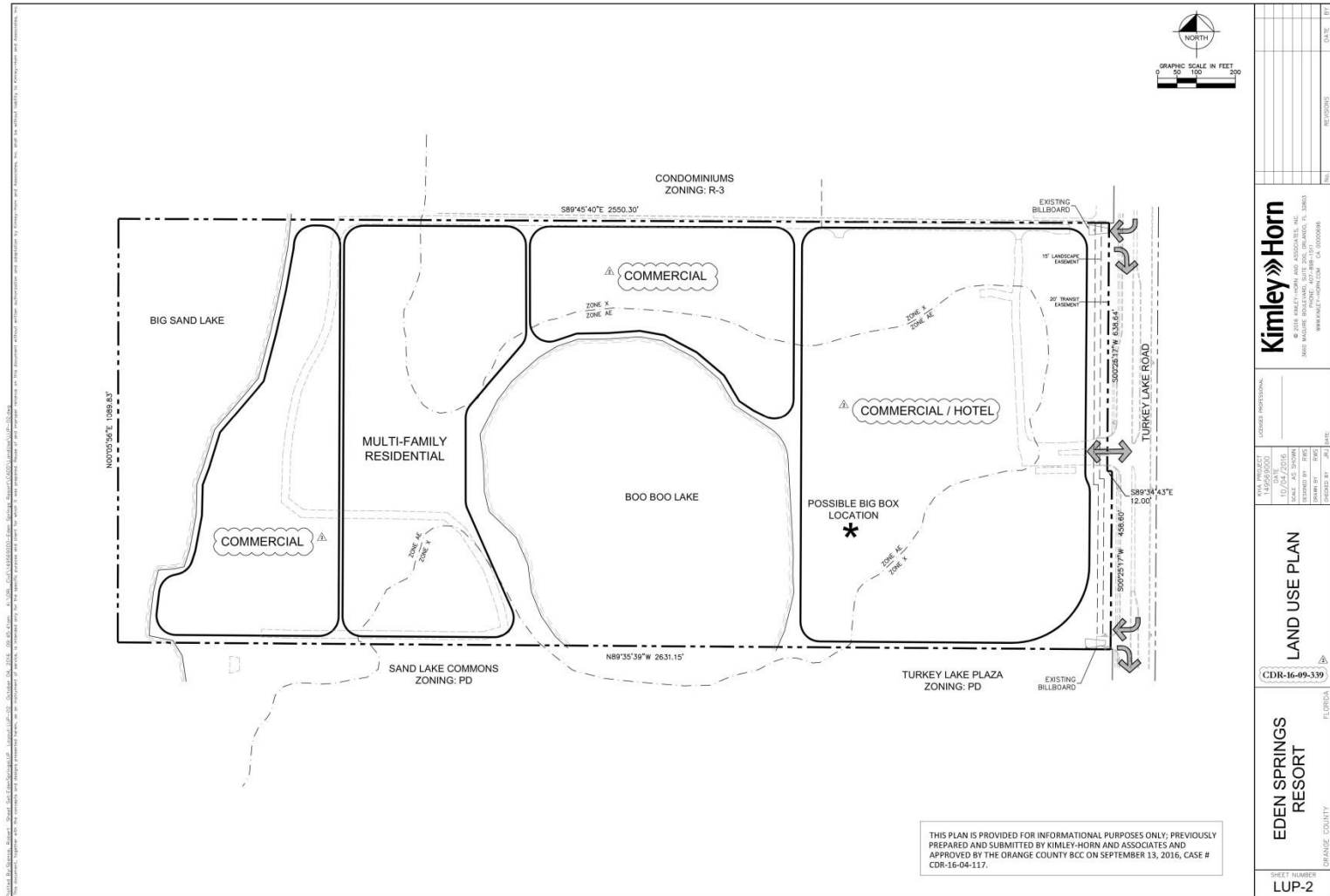
National Spa and Resort Planned Development / Land Use Plan (PD/LUP) Zoning Map





National Spa and Resort Planned Development / Land Use Plan (PD/LUP) Aerial Map







Action Requested

Make a finding of consistency with the Comprehensive Plan (CP) and approve the substantial change to the National Spa and Resort Planned Development / Land Use Plan (PD/LUP) dated “Received November 4, 2016”, subject to the conditions listed under the DRC Recommendation in the Staff Report.

District 1



Board of County Commissioners

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