



**Interoffice Memorandum**

19-11-11 PDR:35 RCVD

19-11-17 PDR:35 RCVD

**DATE:** September 7, 2017

**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:** **John Smogor, Planning Administrator**  
**Planning Division 407-836-5616 and**  
**john.smogor@ocfl.net**

**SUBJECT:** Request for Board of County Commissioners  
(BCC) Public Hearing

A handwritten signature in black ink, appearing to read "John Smogor", written over the contact information.

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**Project Name:** North of Albert's Planned Development / Land Use  
Plan (PD / LUP) – Case # CDR-17-04-126

**Type of Hearing:** Substantial Change

**Applicant:** Jennifer Stickler, Kimley-Horn & Associates, Inc.

**Commission District:** 1

**General Location:** West of Winter Garden Road / North of Lakeside  
Village Lane

**BCC Public Hearing  
Required by:** Orange County Code, Chapter 30, Article III,  
Section 30-89 and Orange County Code, Chapter  
38, Article VIII, Division 1, Section 38-1207

LEGISLATIVE FILE # 17-1287

October 17, 2017  
@ 2pm

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 ESTA VISTA PUBLICA CON RESPECTO A UNA AUDENCIA PUBLICA SOBRE PROPIEDAD EN SU AREA/VECINDAD, FAVOR COMUNICARSE CON LA DIVISIÓN DE PLANIFICACION, AL NUMERO, 407-836-8181

Advertising Language:

A PD substantial change to incorporate a Master Sign Plan (MSP) and request thirteen (13) sign waivers from Orange County Code.

The following waivers are applicable to PSP Lot 1 only:

1. Section 31.5-193(1)b.1.i. to allow a maximum of three (3) ground signs per principle parcel in lieu of two (2) ground signs per principle parcel;
2. Section 31.5-193(1)b.2. for a total of one and a half (1.5) square foot of copy area allowed for each one (1) linear foot of building frontage per establishment in lieu of one (1) square foot of copy area may be allowed for each one (1) linear foot of building frontage per establishment; and
3. Section 31.5-193(1)b.2.i.A. and B. to allow a maximum copy area of seventy five (75) square feet in lieu of the maximum copy area

requirement of twenty (20) square feet for establishments of up to five thousand (5,000) square feet and thirty (30) square feet for establishments with five thousand one (5,001) to fifteen thousand (15,000) square feet of building area.

The following waivers are applicable to Sign A within PSP Lot 1 only:

1. Section 31.5-67(i) to allow the minimum allowable copy area for each individual tenant on a multitenant ground sign of ten and one half (10.5) square feet per sign face in lieu of twelve (12) square feet per sign face;
2. Section 31.5-193(1)b.1.i. to allow ground signs not to exceed one hundred and twenty seven (127) square feet per sign in lieu of one ground sign not to exceed sixty (60) square feet per sign;
3. Section 31.5(193)(1)b.1.iii. to allow a maximum height of a ground sign to be twelve (12) feet in lieu of eight (8) feet; and
4. Section 31.5-193(1)b.1.iv. to allow a minimum setback of zero (0) feet from the right-of-way on any property line in lieu of ten (10) feet from the right-of-way or any property line.

The following waivers are applicable to Sign B within PSP Lot 1 only:

1. Section 31.5-67(i) to allow the minimum allowable copy area for each individual tenant on a multitenant ground sign of ten and one half (10.5) square feet per sign face in lieu of twelve (12) square feet per sign face;
2. Section 31.5-193(1)b.1.i. to allow ground signs not to exceed two hundred and fifty four (254) square feet per sign in lieu of one ground sign not to exceed sixty (60) square feet per sign;
3. Section 31.5(193)(1)b.1.iii. to allow a maximum height of a ground sign to be twelve (12) feet in lieu of eight (8) feet; and
4. Section 31.5-193(1)b.1.iv. to allow a minimum setback of zero (0) feet from the right-of-way on any property line in lieu of ten (10) feet from the right-of-way or any property line.

The following waiver is applicable to PSP Lot 2 only:

1. Section 31.5-193(1)b.2.i.A. to allow a maximum copy area of seventy five (75) square feet in lieu of twenty (20) square feet for establishments up to five thousand (5,000) square feet of building area.

The followign waiver is applicable to PSP Lot 4 only:

1. Section 31.5-67(b) to allow a maximum height of a ground sign in a residential district to be nine (9) feet in lieu of eight (8) feet.

**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 **October 17, 2017** 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)

- c: Chris R. Testerman, AICP, Assistant County Administrator  
Jon V. Weiss, Director, Community Environmental Development Services  
Department

Drawing name: K:\ORL\Civil\149581003-Westside at Horizons West\CADD\EXHIBITS\MAP-EXHIBITS-LUP CDR.dwg LOCATION Aug 30, 2017 10:25am by: Jennifer.Stickler

This document, together with the concepts and design presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



If you have any questions regarding this map, please call John Smogor at 407-836-5616.

SCALE AS NOTED	<b>Kimley»Horn</b> © 2017 KIMLEY-HORN AND ASSOCIATES, INC. 3660 MAGUIRE BOULEVARD, SUITE 200, ORLANDO, FL 32803 PHONE: 407-898-1511 WWW.KIMLEY-HORN.COM CA 00000898	DATE 08/29/2017	NORTH OF ALBERT'S PD CDR-17-04-126 LOCATION MAP	DESIGN ENGINEER:	SHEET NUMBER  EX-1
DESIGNED BY JJS		PROJECT NO. 149851003		FLORIDA P.E. LICENSE NUMBER:	
DRAWN BY SHS				DATE:	
CHECKED BY JJS					

North of Albert's PD CDR-17-04-126  
Legal Description

North of Albert's - Westside Lots 1-5, Tracts A-F, Tract LS-1, and Tract SW-1 according to the plat thereof, as recorded in Plat Book 89, Pages 81-89, public records of Orange County, Florida.

Together with

COMM AT THE SE CORNER OF THE SW 1/4 SEC 25-23-27 TH S89-25-36W 609.82 FT TH N00-34-24W 340.95 FT TO THE POB TH S89-25-36W 426.61 FT TH N15-57-22E 41.81 FT TH N13-26-48W 36.8 FT TH N44-35-44W 9.28 FT TH N13-13-34E 17.61 FT TH N31-57-43W 81.1 FT TH N49-28-13W 52.79 FT TH N77-36-25W 53.19 FT TH S58-34-24W 67.07 FT TH S06-26-51W 29.05 FT TH N28-57-50W 9.05 FT TH N02-09-35W 30.15 FT TH N83-05-36W 70.47 FT TH S34-07-15W 60.81 FT TH S50-53-05W 35.16 FT TH S55-53-41W 38.36 FT TH N00-36-33E 826.62 FT TH N89-09-42E 1052.32 FT TO A POC CONCAVE SLY HAVING A RADIUS 721 FT DELTA 01-00-07 AN ARC LENGTH 12.61 FT TH S00-34-24E 863.79 FT TH S89-25-36W 272.37 FT TH S00-34-24E 98.03 FT TO THE POB

Together with

COMM AT THE SW CORNER OF THE SE 1/4 SEC 25-23-27 TH S89-25-36W 609.82 FT TO THE POB TH CONT S89-25-36W 619.04 FT TH N47-29-21E 30.23 FT TH N17-01-00E 48.74 FT TH N18-10-30E 74.27 FT TH N37-35-00E 18.18 FT TH S88-00-52E 55.57 FT TH N10-22-31E 44.78 FT TH N81-15-11E 61.7 FT TH N53-30-51W 67.44 FT TH N28-00-46E 47.53 FT TH N27-49-05E 40.68 FT TH N15-57-22E 22.25 FT TH N89-25-36E 426.61 FT TH S00-34-24E 340.95 FT TO THE POB