


03-02-18A11:21 RCVD **Interoffice Memorandum**

**DATE:** March 1, 2018

**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](mailto:john.smogor@ocfl.net)

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

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**Project Name:** Springhill Planned Development / Land Use Plan  
(PD / LUP) – Case # CDR-17-05-161

**Type of Hearing:** Substantial Change

**Applicant:** Lance Bennett, Poulos and Bennett, LLC

**Commission District:** 1

**General Location:** West of Avalon Road and south of Flamingo  
Crossings Boulevard.

**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 #

18-324

April 10, 2018  
@ 2 PM.

**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 relocate the one-acre Adequate Public Facilities (APF) Utility Tract within PD Parcel 15 to the Waterleigh PD; remove a note which referenced a .83 acre APF Park within Parcel 42a; add 2.01 acres of the APF stormwater for County Road 545 (Parcels 15 and 35); and, update the County Road 545 (Avalon Road) right-of-way expansion limits. This request is associated with a change to the APF Agreement.

**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:**

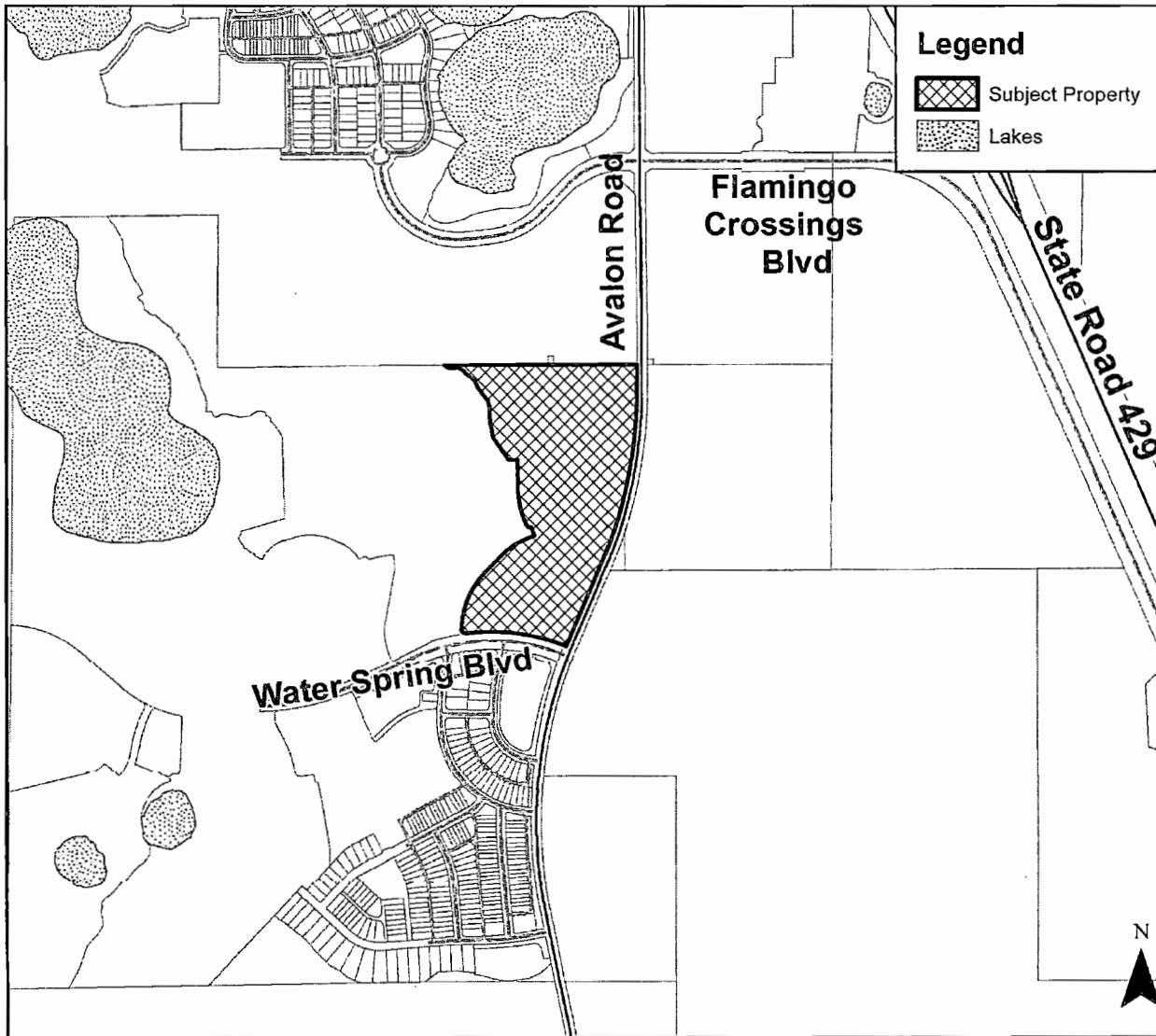
Please place this request on the next available BCC agenda. Unless stated otherwise, the public hearing should be advertised to begin at 2:00 p.m., or as soon thereafter as the matter may be heard.

Attachment (location map)

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

## Location Map

CDR-17-05-161



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

## Legal Description

**CDR-17-05-161**

THE W1/2 OF SE1/4 (LESS N 330 FT) & SE1/4 OF SE1/4 OF SEC 7-24-27 & SW1/4 OF SW1/4 (LESS THAT PART LYING SELY OF RD) OF SEC 08-24-27 & THAT PART OF SE1/4 OF SW1/4 LYING W OF RD IN SEC 8-24-27 & W1/2 OF NW1/4 LYING W OF STATE RD IN SEC 17-24-27 & NE1/4 OF SEC 18-24-27 & (LESS BEG AT THE E 1/4 CORNER SEC 18-24-27 TH S89-04-08W 334.77 TH N10-48-37E 188.73 TO A PT ON A NON-TAN CURVE CONCAVE NELY HAVING A RADIUS 675 FT CHORD BRG N62-45-21W DELTA 28-37-21 AN ARC LENGTH 337.2 FT TO THE POT TH N48-26-41W 154.65 FT TH N41-32-19E 76.2 FT TO A POC CONCAVE NWLY HAVING A RADIUS 290 FT CHORD BRG N20-30-59E DELTA 34-40-07 AN ARC LENGTH 175.47 FT TO A PT ON A NON-TAN CURVE CONCAVE NELY HAVING A RADIUS 70 FT CHORD BRG N19-50-56W DELTA 36-59-48 AN ARC LENGTH 45.2 FT TO THE POT TH N01-21-02W 136.73 FT TO A POC CONCAVE WLY HAVING A RADIUS 249 FT CHORD BRG N05-35-58W DELTA 08-29-52 AN ARC LENGTH 36.93 FT TO A POT TH N09-50-24W 396.33 FT TH S81-47-29W 21.4 FT TH N08-12-31W 52 FT TH S81-47-29W 61.85 FT TO A POC CONCAVE NELY HAVING A RADIUS 50 FT CHORD BRG N54-46-15W DELTA 86-52-32 AN ARC LENGTH 75.81 FT TO A PRC CONCAVE WLY HAVING A RADIUS 833 FT CHORD BRG N21-55-29W DELTA 21-11-01 AN ARC LENGTH 307.98 FT TO A PRC CONCAVE ELY HAVING A RADIUS 119 FT CHORD BRG N18-45-37W DELTA 27-30-45 AN ARC LENGTH 57.14 FT TO A POT TH N05-00-15W 36.83 FT TO A POC CONCAVE NLY HAVING A RADIUS 1650 FT CHORD BRG S86-43-39W A DELTA 01-43-36 AN ARC LENGTH 49.72 FT TO THE POT TH S87-35-26W 42.02 FT TH N02-24-34W 120 FT TH N87-35-26E 42.02 FT TO A POC CONCAVE NLY HAVING A RADIUS 1530 FT CHORD BRG N76-23-18E DELTA 22-24-16 AN ARC LENGTH 598.28 FT TO THE POT TH N65-11-10E 344.52 FT TH N63-02-20E 216.45 FT TO A NON-TAN CURVE CONCAVE SLY HAVING A RADIUS 1340 FT CHORD BRG S87-45-40E DELTA 38-49-43 AN ARC LENGTH 908.1 FT TH S23-14-21W 5.03 FT TO A POC CONCAVE ELY HAVING A RADIUS 2897.79 FT CHORD BRG S05-55-52W DELTA 34-36-57 AN ARC LENGTH 1750.73 TO THE POT TH S11-22-36E 467.16 FT TH S89-57-03W 858.78 FT TO THE POB) & (LESS OR 10848 PG 9407) & (LESS EXHIBIT A DESCRIBED IN OR 11029 PG 4607)