



Interoffice Memorandum

06-17-19P04:57 RCVD

JUN 17 19 4:42P

DATE: June 12, 2019

TO: Katie A. Smith, Deputy Clerk of the
Board of County Commissioners,
County Comptroller's Office

THROUGH: Cheryl Gillespie, Supervisor,
Agenda Development Office *gms*

FROM: Lisette M. Egipciaco, Development Coordinator
Planning Division

CONTACT PERSON(S): **Lisette M. Egipciaco,**
Development Coordinator
Planning Division 407-836-5684
Lisette.Egipciaco@ocfl.net

SUBJECT: Request for Board of County Commissioners
Public Hearing

Note: **Please schedule this item for the July 16, 2019
Board meeting.**

Project Name: Hamlin Planned Development – Unified
Neighborhood Plan / (RW-2) Hamlin SEC
Commercial Preliminary Subdivision Plan / Master
Development Plan – Case # DP-18-12-394

Type of Hearing: Development Plan

Applicant(s): Mr. Scott Gentry
Kelly, Collins & Gentry, Inc.
1700 North Orange Avenue, Suite 400
Orlando, Florida 32804

Commission District: 1

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

LEGISLATIVE FILE #

19-978

August 6, 2019
@
2pm

Parcel ID #(s) 20-23-27-2713-01-000, 20-23-27-2713-02-000,
20-23-27-2713-03-000, 20-23-27-2713-04-000

of Posters: 4

Use: Commercial / Retail

Size / Acreage: 35.81

BCC Public Hearing
Required by: Orange County Code, Chapter 34, Article III,
Section 34-69 and Chapter 30, Article III, Section
30-89

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: Para más información referente a esta vista
pública, favor de comunicarse con la División de
Planificación (Planning Division) al número 407-
836-8181.

Advertising Language:

This request to approve a Master Development Plan for future building sites within the project limits so as to allow for the subsequent submittal of building permit applications for each building in lieu of needing a Development Plan and go through the Development Review Committee process for each building; District 1; East of Hamlin Groves Trail / South of New Independence Parkway.

The request also includes the following waivers from Orange County Code:

1. A waiver from Section 38-1476 and 38-1478 to allow shared parking per the shared parking analysis allowing 4.53 spaces per 1,000 square feet [per Section 38-1390.52(b) and Section 38-1389(d)(4)(f)], in lieu of 5 spaces per 1,000 square feet.
2. A waiver from Section 38-1390.48(b) & (c) to allow 1.00 Floor Area Ratio (FAR) in the Retail / Wholesale District (RW) and Corporate Campus Mixed Use District (CCM) within the Hamlin PD, in lieu of a maximum 0.40 FAR.

Material Provided:

- (1) Names and last known addresses of property owners (*via email from Fiscal and Operational Support Division*);
- (2) Location map (*to be mailed to property owners*);
- (3) Site plan sheet (*to be mailed to property owners*).

Special Instructions to Clerk (if any):

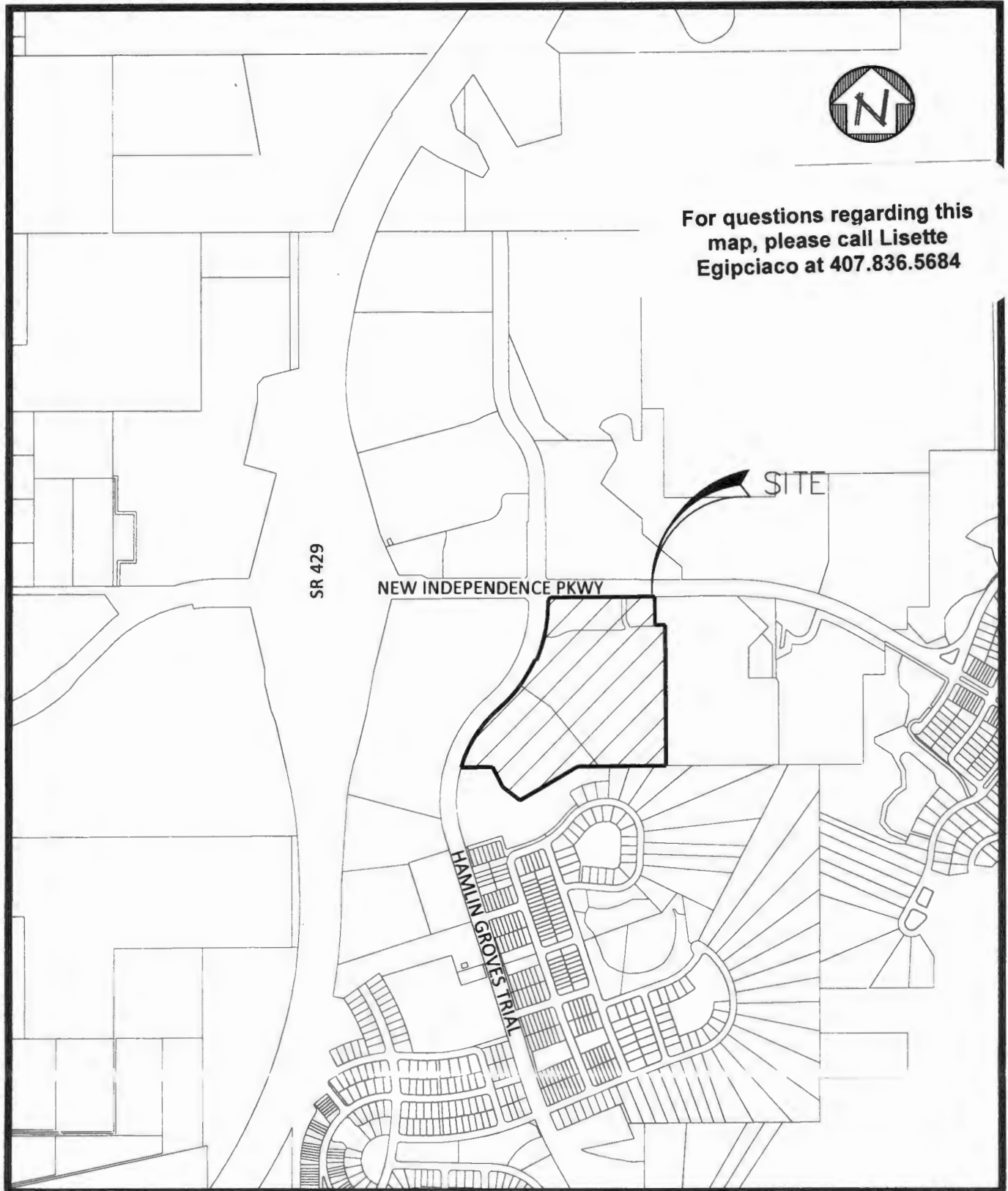
Unless stated otherwise, the public hearing should be advertised to begin at 2:00 p.m., or as soon thereafter as the matter may be heard.

Please notify Lisette Egipciano of the scheduled date and time. The Planning Division will notify the applicant.

Attachments (location map and site plan sheet)



For questions regarding this
map, please call Lisette
Egipciaco at 407.836.5684



**KELLY,
COLLINS &
GENTRY, INC.**

ENGINEERING / PLANNING

Scale: 1" = 1000'

Date: 6/13/2019

S: 20 T: 23 R: 27

Job # : 1203.000

Drawn by: JAM

Appvd. by: JAM

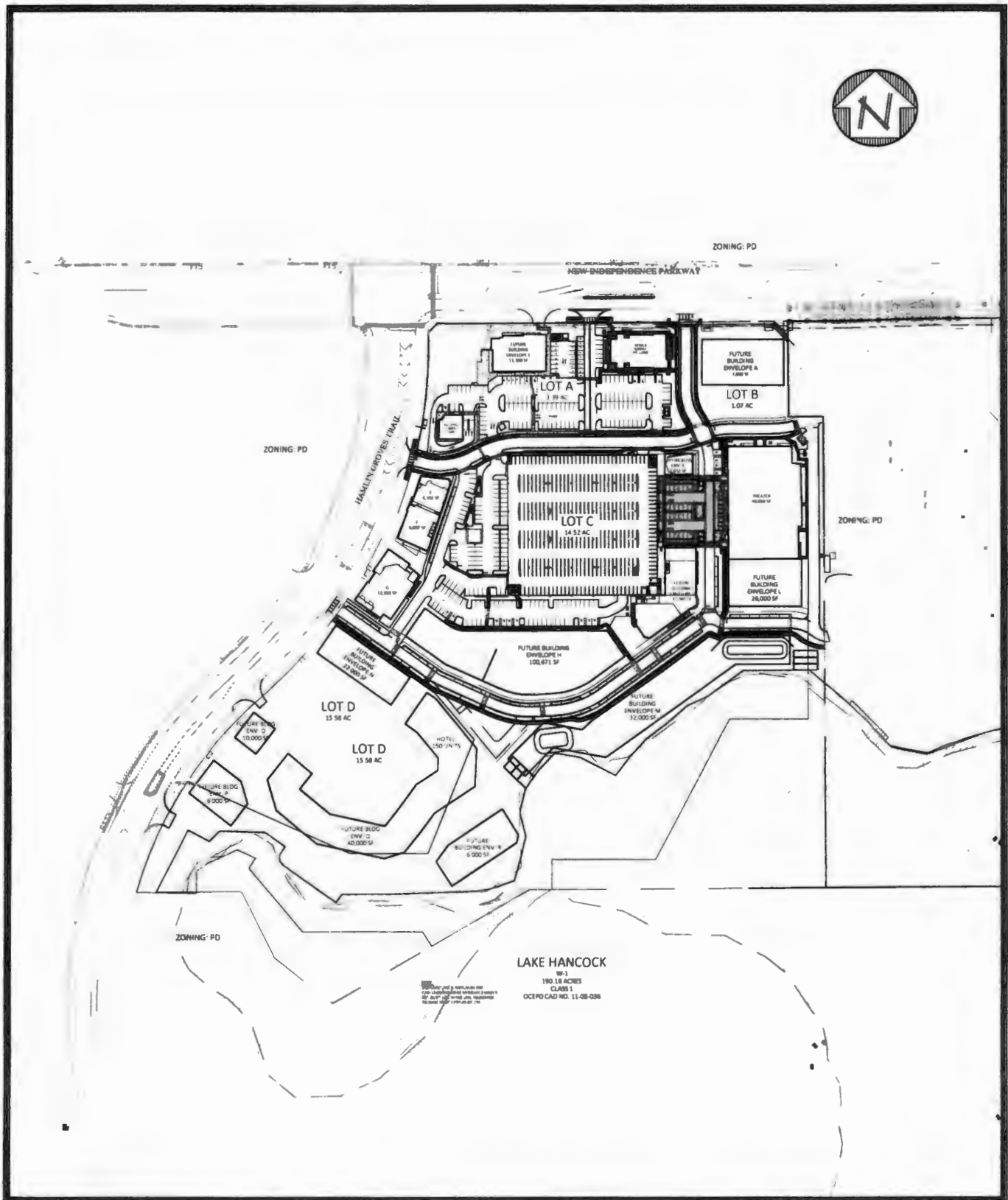
**HAMLIN SEC
COMMERCIAL MASTER DP**

Exhibit: LOCATION MAP EXHIBIT

Source: GOOGLE MAPS

Area: ORANGE COUNTY, FL

1 of 1



**KELLY,
COLLINS &
GENTRY, INC.**

ENGINEERING / PLANNING

Scale: 1" = 160'
Date: 6/13/2019
S: 20 T: 23 R: 27
Job #: 1203.000
Drawn by: JAM
Appvd. by: JAM

HAMLIN SEC COMMERCIAL MASTER DP

Exhibit: SITE PLAN EXHIBIT
Source: KCG ENGINEERING
Area: ORANGE COUNTY, FL

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