



Interoffice Memorandum

06-17-19P04:57 RCVD

JUN 17 19 4:54 PM

DATE: June 11, 2019

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

THROUGH: Cheryl Gillespie, Supervisor,  
Agenda Development Office

FROM: Lisette M. Egipciaco, Development Coordinator  
Planning Division *jme*

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 public hearing for July  
16, 2019, simultaneously with the Eagle Creek  
Equestrian Donation Agreement.**

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Project Name: Eagle Creek Planned Development / Village I  
Preliminary Subdivision Plan  
Case # PSP-16-02-063

Type of Hearing: Preliminary Subdivision Plan

Applicant(s): Adam Smith  
VHB, Inc.  
225 East Robinson Street, Suite 300  
Orlando, Florida 32801

Commission District: 4

General Location: North of Clapp Simms Duda Road / East of  
Narcoossee Road

Parcel ID #(s): 29-24-31-0000-00-002 (a portion of)

LEGISLATIVE FILE #

19-979

*July 16, 2019  
2pm*

# of Posters: 5

Use: 294 Single-Family Residential Dwelling Units

Size / Acreage: 234.24 gross acres

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 7 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 7 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 Preliminary Subdivision Plan (PSP) is a request to subdivide 234.24 acres in order to construct 294 single-family residential dwelling units; District 4; North of Clapp Simms Duda Road / East of Narcoossee Road.

This project is proposed to be a gated community under Orange County Code Sections 34-280, 34-290, and 34-291.

**Material Provided:**

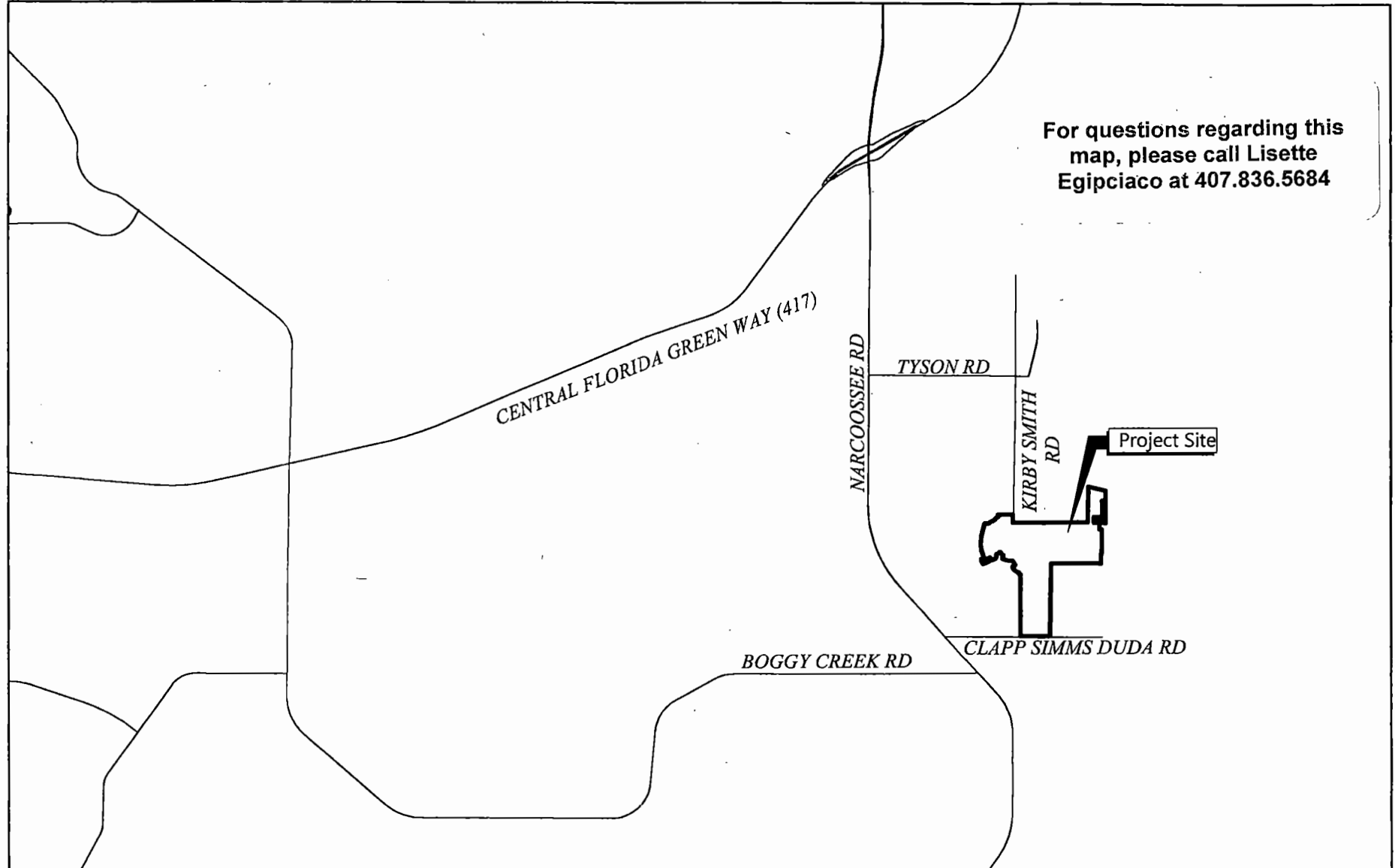
- (1) Names and last known addresses of property owners (*via email from Fiscal and Operational Support Division*);
- (2) Location map (*to be mailed to property owners*)

***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 Egipciaco and Sapho Vatel of the scheduled date and time. The Planning Division will notify the applicant.

Attachments (location map)



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

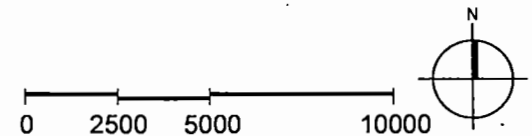


225 E. Robinson Street, Suite 300  
Orlando, Florida 32801 | 407.839.4006

Eagle Creek Village I (PSP-16-02-063)

Location Map

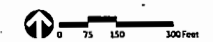
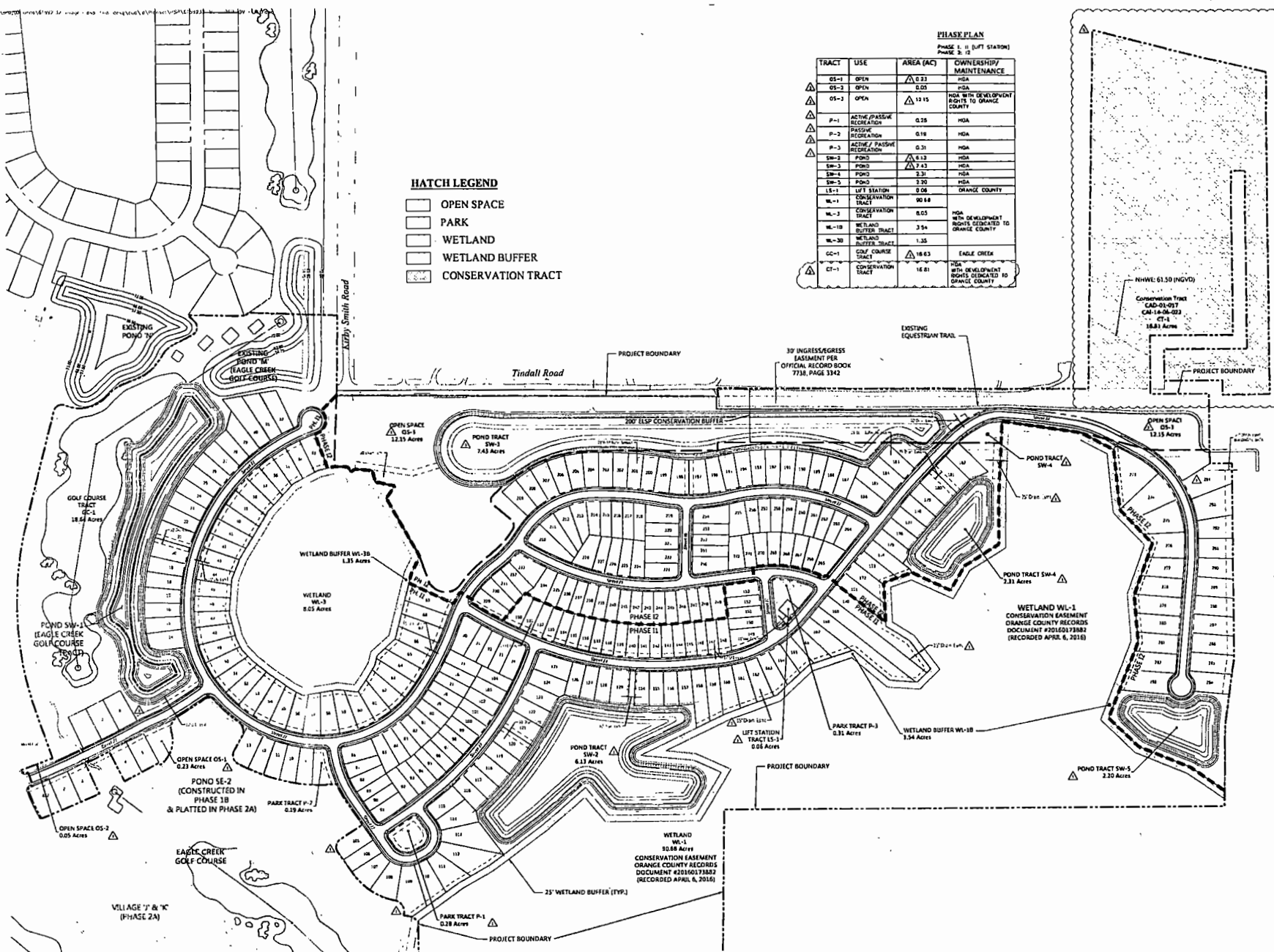
April 19, 2019



- HATCH LEGEND**
- OPEN SPACE
  - PARK
  - WETLAND
  - WETLAND BUFFER
  - CONSERVATION TRACT

**PHASE PLAN**  
 PHASE 1: 11 (LIFT STATION)  
 PHASE 2: 21

| TRACT | USE                       | AREA (AC) | OWNERSHIP/ MAINTENANCE                                 |
|-------|---------------------------|-----------|--|
| OS-1  | OPEN                      | 0.23      | HGA  |
| OS-2  | OPEN                      | 0.05      | HGA  |
| OS-3  | OPEN                      | 12.15     | HGA WITH DEVELOPMENT RIGHTS TO ORANGE COUNTY           |
| P-1   | ACTIVE/PASSIVE RECREATION | 0.28      | HGA  |
| P-2   | ACTIVE/PASSIVE RECREATION | 0.16      | HGA  |
| P-3   | ACTIVE/PASSIVE RECREATION | 0.31      | HGA  |
| SW-1  | POND                      | 0.13      | HGA  |
| SW-2  | POND                      | 2.43      | HGA  |
| SW-3  | POND                      | 2.31      | HGA  |
| SW-4  | POND                      | 2.30      | HGA  |
| SW-5  | POND                      | 2.30      | HGA  |
| LS-1  | LIFT STATION              | 0.06      | ORANGE COUNTY  |
| WL-1  | CONSERVATION TRACT        | 90.48     | HGA  |
| WL-2  | CONSERVATION TRACT        | 0.05      | HGA  |
| WL-10 | WETLAND BUFFER TRACT      | 2.94      | HGA WITH DEVELOPMENT RIGHTS DEDICATED TO ORANGE COUNTY |
| WL-30 | WETLAND BUFFER TRACT      | 1.35      | HGA  |
| GC-1  | GOLF COURSE TRACT         | 18.63     | EAGLE CREEK  |
| CT-1  | CONSERVATION TRACT        | 16.81     | HGA WITH DEVELOPMENT RIGHTS DEDICATED TO ORANGE COUNTY |



**Eagle Creek P.D. Village I**

Orange County, Florida

| NO. | REVISION                | DATE     | BY    |
|-----|-------------------------|----------|-------|
| 1   | Rev per County Comments | 12/10/18 | AS/MS |
| 2   | Rev per County Comments | 1/23/19  | AS/MS |
| 3   | Rev per County Comments | 8/15/19  | AS/MS |
| 4   | Rev per County Comments | 8/15/19  | AS/MS |
| 5   | Rev per County Comments | 8/15/19  | AS/MS |

Prepared by: PEB  
 Checked by: AS/MS  
 Date: July 27, 2018

Not Approved for Construction

**Overall Site Plan**

Vertical Datum NGVD29

**C4.0**