



Interoffice Memorandum

JAN 10 20 9:48AM

RCUD

DATE: December 10, 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

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 simultaneously with
the Hamlin Southwest PD / Hamlin Southwest
Overall Infrastructure PSP (PSP-19-06-190)**

Project Name: Hamlin Southwest Planned Development / Hamlin
Southwest Subdivision Preliminary Subdivision
Plan
Case # PSP-19-06-205

Type of Hearing: Preliminary Subdivision Plan

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

Commission District: 1

General Location: South of New Independence Parkway / West
of State Road 429

LEGISLATIVE FILE # 20-113

February 11, 2020
@ 2pm

Parcel ID #(s)	20-23-27-0000-00-008, 20-23-27-0000-00-012, 29-23-27-0000-00-010, 29-23-27-0000-00-036	20-23-27-0000-00-010, 20-23-27-0000-00-014, 29-23-27-0000-00-022,
# of Posters:	3	
Use:	151 Single-Family Residential Dwelling Units	
Size / Acreage:	35.56	
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:	<p>(1) At least 15 days before the BCC public hearing date, publish an advertisement in the Legal Notices section of <i>The Orlando Sentinel</i> 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;</p> <p>and</p> <p>(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.</p>	
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 35.56 acres in order to construct 151 single-family residential dwelling units; District 1; South of New Independence Parkway / West of State Road 429.

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

- 1) A waiver from Section 38-1384(g)(3)(f) to allow side-loaded garages to be placed in front of the primary structure on lots equal to or greater than fifty (50) feet in width (subject to applicable design standards); in lieu of lots greater than or equal to sixty-five (65) feet in width to allow side-loaded / courtyard entry garages to be placed in front of primary structures.
- 2) A waiver from Section 38-1390.54(a)(4) to eliminate the requirement for three (3) steps to elevate the finished floor of residential buildings above the adjacent sidewalk grade, where side-loaded / courtyard entry garages are proposed, in lieu of the requirement that residential building finished floor elevations shall be elevated a minimum of three (3) steps above the adjacent sidewalk grade.
- 3) A waiver from Section 34-152 (c) to allow access to the pump station tract, Tract LS-1, via an access easement in lieu of a 20 foot fee simple access to a dedicated public paved street.

Material Provided:

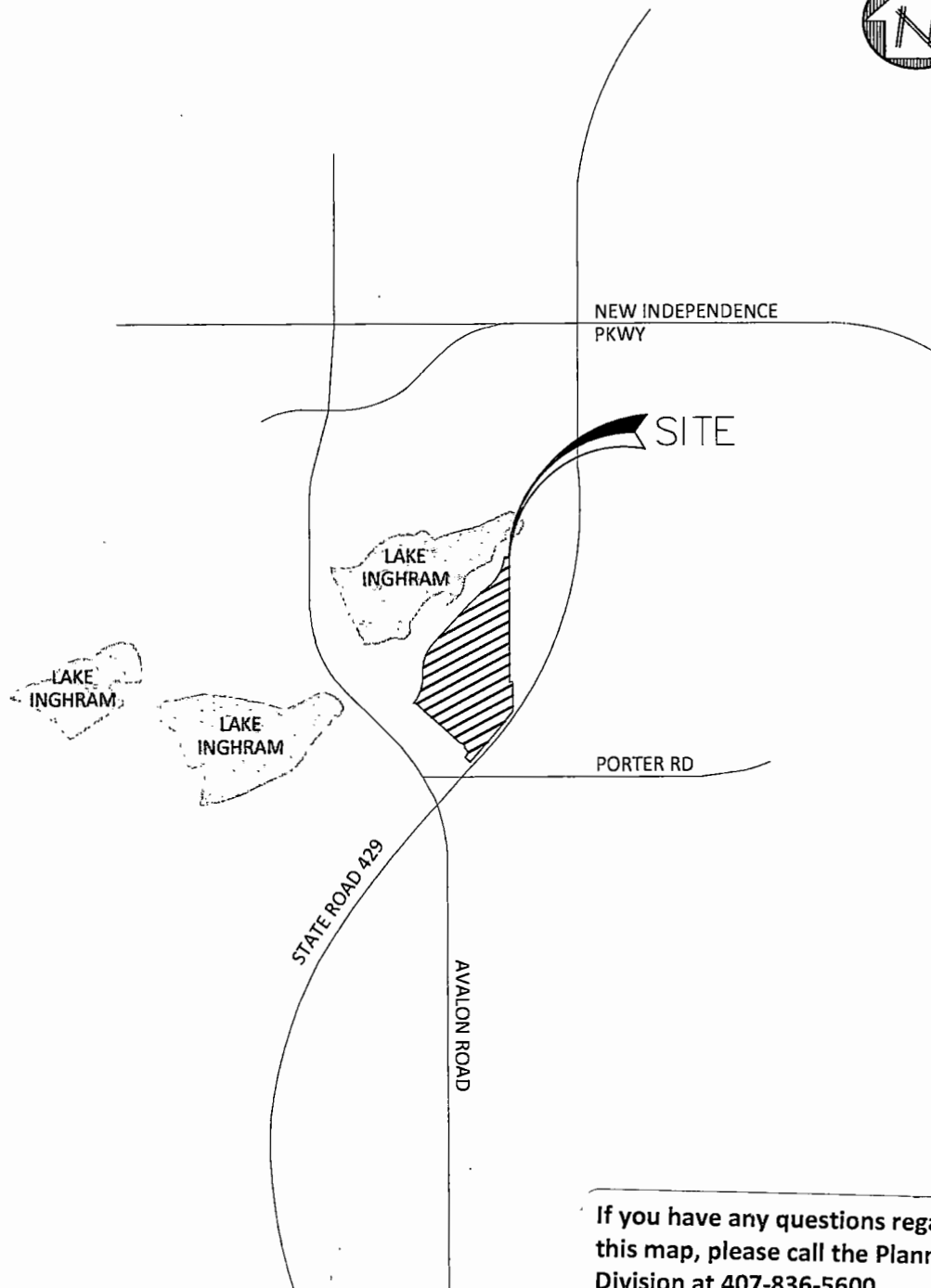
- (1) Names and last known addresses of property owners (*via email from Fiscal and Operational Support Division*);
- (2) Location map (*to be mailed to property owners*);
- (3) Site plan sheet (*to be mailed to property owners*).

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 Egipciaco and Nicolas Thalmueller of the scheduled date and time. The Planning Division will notify the applicant.

Attachments (location map and site plan sheet)



If you have any questions regarding
this map, please call the Planning
Division at 407-836-5600.

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

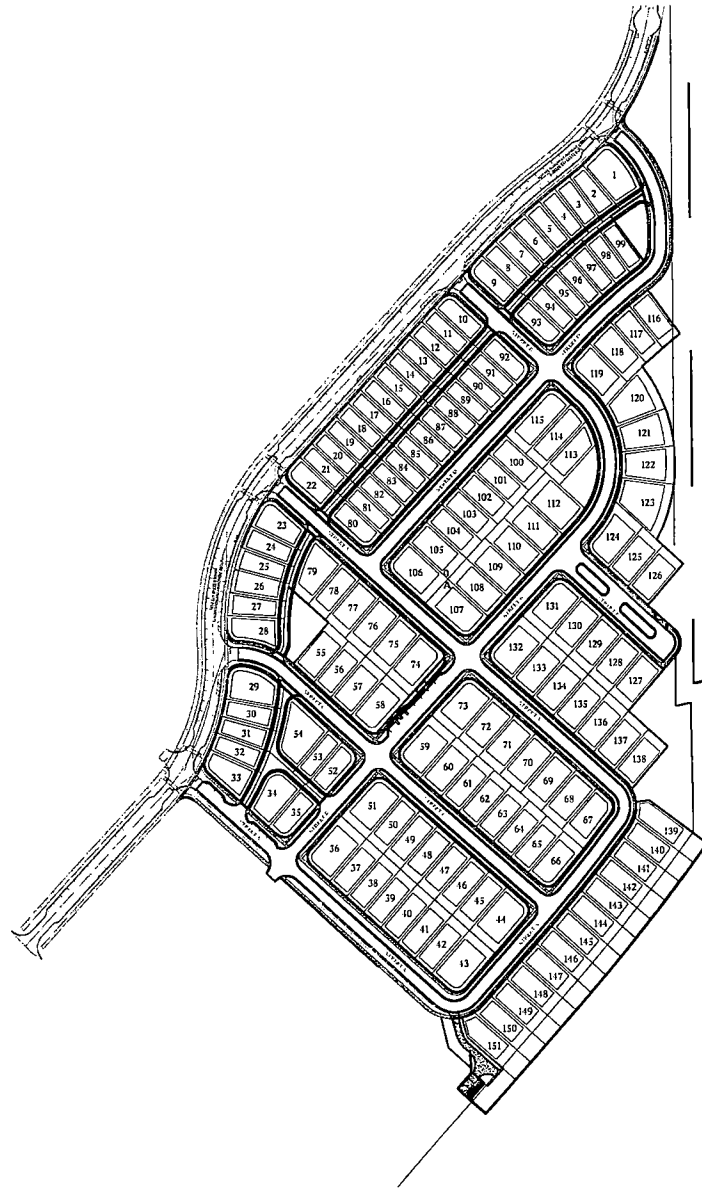
ENGINEERING / PLANNING

Scale: 1" = 2000'
Date: 11/26/2019
S: 20 & 29 T: 23 S R: 27 E
Job #: 1351
Drawn by: MBB
Appvd. by: DWC

**HAMLIN SW SUBDIVISION
PSP-19-06-205**

Exhibit: LOCATION MAP
Source:
Area:

1 of 1



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

ENGINEERING / PLANNING

Scale: 1"=400'
Date: 11/26/2019
S: 20 & 29 T: 23 S R: 27 E
Job #: 1351
Drawn by: MBB
Appvd. by: DWC

**HAMLIN SW SUBDIVISION
PSP-19-06-205**

Exhibit: SITE PLAN SHEET

Source:

Area:

1 of 1