



**Interoffice Memorandum**

Received: Sept. 23 @ 11:34 am  
Publish: Oct. 3  
Deadline: Sept. 28

**DATE:** September 21, 2021

**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:** Eric Raasch, DRC Chairman  
Development Review Committee *ERR*  
Planning Division  
(407) 836-5523 or Eric.RaaschJr@ocfl.net

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

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**Applicant:** Steven Thorp, Orange County Public Schools

**Case Information:** Hackney Prairie Planned Development / Land Use  
Plan (PD / LUP) – Case # CDR-21-08-258

**Type of Hearing:** PD Substantial Change

**Commission District:** 2

**General Location:** Generally located north of Hackney Prairie Road  
and west of North Apopka Vineland Road

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

**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 amend the November 1, 2011 BCC Condition #3 to read as "Billboards and pole signs shall be prohibited. All signage, including electronic message centers (EMC), shall comply with the provisions of Section 38-1755(o)."

**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, Deputy County Administrator  
Jon V. Weiss, Director, Planning, Environmental, and Development Services  
Department

## Legal Description

CDR-21-08-258

A PARCEL OF LAND ON THE NORTH SIDE OF **HACKNEY PRAIRIE ROAD**, LYING IN SECTION 3, TOWNSHIP 22 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

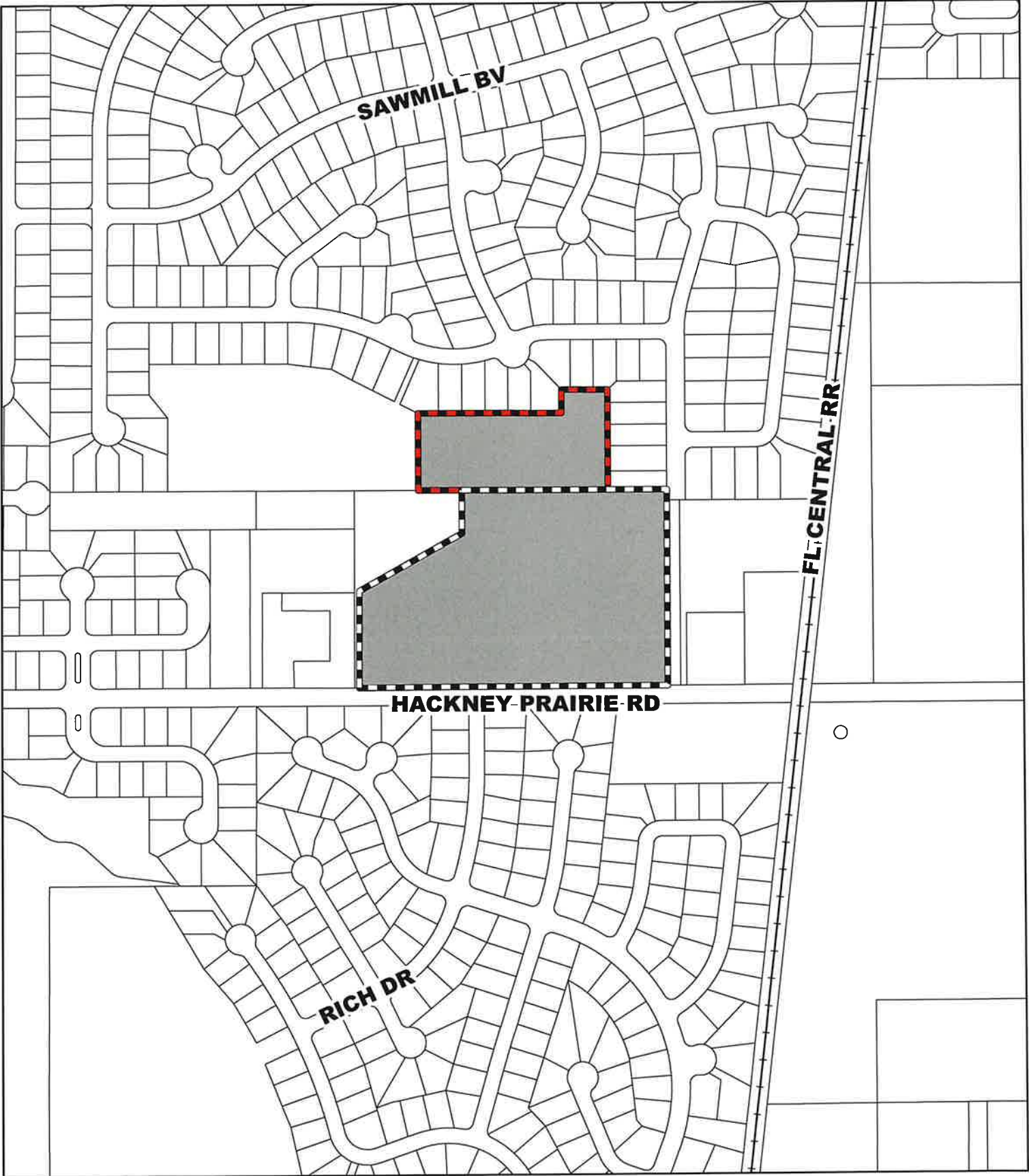
**BEGINNING** AT THE SOUTHWEST CORNER OF **TRACT "J"** ACCORDING TO THE PLAT OF **SAWMILL PHASE II**, AS RECORDED IN PLAT BOOK 25, PAGES 86-88, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, SAID POINT BEING ON THE NORTHERLY RIGHT-OF-WAY OF **HACKNEY PRAIRIE ROAD**; THENCE S89°54'20"W, ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF **HACKNEY PRAIRIE ROAD**, A DISTANCE OF 997.30 FEET; THENCE N00°02'59"E, A DISTANCE OF 316.68 FEET; THENCE N60°43'55"E, A DISTANCE OF 376.56 FEET, TO A POINT ON THE WEST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 3, LYING 139.60 FEET SOUTH OF THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 3; THENCE N00°04'08"E, ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 3, A DISTANCE OF 139.60 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 3; THENCE N89°44'47"W, ALONG SAID SOUTH LINE, FOR A DISTANCE OF 140.23 FEET TO A POINT ON THE EAST BOUNDARY LINE OF **TRACT H** OF SAID PLAT OF **SAWMILL PHASE II**; THENCE N00°00'17"E, ALONG THE EAST BOUNDARY LINE OF SAID **TRACT H**, A DISTANCE OF 246.55 FEET TO THE NORTHEAST CORNER OF SAID **TRACT H**; THENCE S89°55'11"E, ALONG THE SOUTH BOUNDARY LINE OF LOTS 197 – 202 OF SAID PLAT OF **SAWMILL PHASE II**, FOR A DISTANCE OF 466.93 FEET TO THE SOUTHEAST CORNER OF LOT 197 OF SAID PLAT OF **SAWMILL PHASE II**; THENCE N00°00'02"E, ALONG THE EAST LINE OF SAID LOT 197, FOR A DISTANCE OF 75.05 FEET TO THE SOUTHWEST CORNER OF LOT 196 OF SAID PLAT OF **SAWMILL PHASE II**; THENCE S89°55'25"E, ALONG THE SOUTH BOUNDARY LINE OF LOTS 194 – 196 OF SAID **SAWMILL PHASE II**, FOR A DISTANCE OF 149.90 FEET TO THE NORTHWEST CORNER OF LOT 191 OF SAID **SAWMILL PHASE II**; THENCE S00°02'33"E, ALONG THE WEST BOUNDARY LINE OF LOTS 188 – 191 AND **TRACT L** OF SAID PLAT OF **SAWMILL PHASE II**, FOR A DISTANCE OF 323.48 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 3; THENCE, S89°44'47"E, ALONG SAID SOUTH LINE, FOR A DISTANCE OF 190.68 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF **TIMBER RIDGE TRAIL** (HAVING A 60 FEET RIGHT-OF-WAY); THENCE S00°04'25"E, ALONG THE SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 35.09 FEET, TO THE NORTHWEST CORNER OF AFORESAID **TRACT "J"** AND THE EAST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 3, THENCE, CONTINUE ALONG WEST LINE OF SAID **TRACT "J"**, S00°04'25"E, A DISTANCE OF 600.70 FEET TO THE **POINT OF BEGINNING**.

SAID PARCEL CONTAINS 16.6276 ACRES OF LAND, MORE OR LESS.



For questions regarding this map, please call the Planning Division at 407-836-5600

CDR-21-08-258



-  Subject Property
-  PD Boundary



1 inch = 425 feet