



SOUTHEAST TOWN DESIGN REVIEW COMMITTEE MEETING

MEETING INFORMATION

Location

Veteran's Conference Room
2nd Floor, City Hall
One City Commons
400 South Orange Avenue

Time

3:00 p.m.

Committee Members Present

Dean Grandin, Jr. Chairman
Mark Cechman
Tim Johnson
Rick Howard

Committee Members Absent

Staff Present

Diane Garcia, Recording Secretary
Elisabeth Dang, Chief Planner
Michelle Beamon, Planner III
Paul Lewis, Chief Planning Manager
Nancy Ottini, Transportation Impact Fee Coordinator
Keith Grayson, Chief Plans Examiner

MINUTES— JANUARY 14, 2016

OPENING SESSION

- Dean Grandin called the meeting to order at 3:03 p.m.
- Quorum was determined. Committee members Mark Cechman and Rick Howard were present when the quorum was determined.

MARK CECHMAN MADE A MOTION TO APPROVE THE MINUTES OF THE NOVEMBER 12, 2015 SETDRC MEETING. THE MOTION WAS SECONDED BY RICK HOWARD AND PASSED BY UNANIMOUS VOICE VOTE.

REGULAR AGENDA

1. MPL2015-00041 TYSONS CORNER II MULTIFAMILY

Owner: Lake Nona Holdings, LLC
Applicant: Robert Paymayesh, PE Group, LLC

Project Planner: Michelle Beamon (407.246.3145)
michelle.beamon@cityoforlando.net

Request Specific Parcel Master Plan (SPMP) approval for 284 multifamily units.

After adoption of GMP and Zoning map amendments currently in process, the subject property will be located in the Tysons Corner II PD and will be designated Village Center on the Southeast Orlando Sector Plan. The subject property is located east of Narcoossee Road, north of Tyson Road and south of Lake Whippoorwill (±28.21 acres, District 1).

Michelle Beamon provided a brief overview of the project and stated that on September 15, 2015 the Municipal Planning Board approved the annexation of the property, the assignment of the Urban Village Future Land Use designation, the creation of a new subarea policy S.40.7 to include the property within the Southeast Orlando Sector Plan and assign zoning of PD—Village Center to allow for 288 multifamily units, 163,000 sq. ft. of commercial and a 42,000 sq. ft. church facility. On December 14, 2015 the City Council transmitted the winter 2016 cycle of amendments

to DEO which included the two GMP amendments. Ms. Beamon also stated that this SPMP is for the 284 units which is a 4-unit reduction as well as Road A and Road B which are shown as an exhibit in the staff report.

Ms. Beamon stated that the major items that the SPMP covers are the road cross sections, building setbacks, setback from Lake Whippoorwill, pedestrian trail adjacent to the lake, a preliminary landscape plan and signage. The SPMP also limits the amount of docks the property can have to one dock with a gazebo that shall be used for passive uses only.

Ms. Beamon added that an appearance review is required prior to building permits and must include a site plan, landscaping plan, elevations for all four sides of each building, transparency calculations, location of dumpsters and mechanical equipment, materials used for the building, and any other information needed to demonstrate compliance with the conditions of this report and the Southeast Sector Plan.

Ms. Beamon concluded by stating that this project adheres to the multifamily guidelines and the Lake Whippoorwill subarea policy and agreement with Orange County.

Discussion ensued regarding elevations, mechanical equipment and its locations, future development of adjacent property on the PD, church property and street access to church, street connections, gates and their locations, property fencing, trash disposal, stormwater ponds and pond maintenance, street lighting, road improvements, vane gutters and inlets, trail and sidewalk connections, maintenance of sidewalks and private trails, street connectivity to neighboring area, cul-de-sac, on-street parking, easements, lift stations and architectural design.

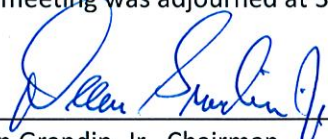
Applicant agreed to all the conditions as set forth of the staff report.

RICK HOWARD MADE A MOTION TO APPROVE MPL2015-00041, TYSONS CORNER II MULTIFAMILY SUBJECT TO THE CONDITIONS OF APPROVAL LISTED IN THE STAFF REPORT.

THE MOTION WAS SECONDED BY TIM JOHNSON AND PASSED BY UNANIMOUS VOICE VOTE.

ADJOURNMENT

The meeting was adjourned at 3:32 p.m.



Dean Grandin, Jr. Chairman



Diane Garcia, Recording Secretary