

**MEETING
INFORMATION**Location

City Council Chambers
2nd Floor, City Hall
One City Commons
400 South Orange Avenue

Time

8:30 a.m.

Members Present

Karen Anderson,
Chairperson [9/1]

Mark Suarez, Vice-
Chairperson [9/1]

Timothy Baker [9/1]

Claudia Ray [9/1]

Jason Searl [9/1]

Jennifer S. Tobin [8/2]

Picton Warlow [10/0]

Members Absent

Bakari Burns [7/3]

Jill Rose [6/1]

OCPS Representative
(Tyrone Smith) – Non-Voting
[4/6]

MINUTES

★★★★★

JULY 18, 2017

OPENING SESSION

- ♦ Chairperson Anderson, called the meeting to order at 8:34 a.m., after determination of a Quorum.
- ♦ The meeting was opened with the Pledge of Allegiance.
- ♦ Consideration of Minutes for Meeting of June 20, 2017.

Board member Tobin MOVED approval of the Municipal Planning Board Meeting Minutes of June 20, 2017, as written. Board member Warlow SECONDED the motion, which was VOTED upon and PASSED by unanimous voice vote.

PUBLIC COMMENTS

- ♦ No speaker requests were received for items on the Consent Agenda.

CONFLICT DECLARATIONS

- ♦ Jason Searl
 - Item #2 – Pineloch Place
 - Item #3 – Wendy's with Drive-Through at SR 436 & Pershing
- ♦ Jennifer Tobin
 - Item #4 – Poitras East PD
 - Item #7 – Education Village PD Amendment

The above mentioned Board members filed the appropriate Conflict Form 8B with the MPB Recording Secretary.

ANNOUNCEMENTS

- ♦ Presentation of Resolutions to Board members Jennifer Tobin and Jason Searl for their invaluable services rendered to the Municipal Planning Board.

AGENDA REVIEW

- ♦ Dean Grandin, Executive Secretary, reviewed the Consent Agenda.

CONSENT AGENDA

1. RECOMMENDED APPROVAL, 4900 HOFFNER AVE.

Applicant: Gerald McGratty – Westhampton Realty, Inc.
Owner: 4900 Hoffner, LLC
Location: 4900 Hoffner Ave., south side of Hoffner Ave., east of Conway Rd. and west of Kempston Dr. (\pm 0.71 acres)
District: 1
Project Planner: Mary-Stewart Droege (407-246-3276, mary-stewart.droege@cityoforlando.net)

- A) ANX2017-00001*** Annex the subject property;
B) GMP2017-00001* Growth Management Plan amendment to Office Low Intensity; and
C) ZON2017-00002** Initial zoning of O-1/AN/SP.

Recommended Action: Approval of the requests, subject to the conditions in the staff report.

2. RECOMMENDED APPROVAL, PINELOCH PLACE

Applicant/Owner: Frank Anderson – Anderson Properties of Central Florida
Location: 200 and 208 E. Pineloch Ave. and 2908 Sylvan Ave., east of Center St., south of E. Pineloch Pl. and west of Sylvan Ave. (\pm 0.791 acres).
District: 4
Project Planner: Michelle Beamon Robinson (407-246-3145, michelle.robinson@cityoforlando.net)

- A) ANX2017-00007*** Annex the subject property;
B) GMP2017-00015* Growth Management Plan amendment to Office Low Intensity; and
C) ZON2017-00016** Initial zoning of O-1/SP for residential development.

Recommended Action: Approval of the requests, subject to the conditions in the staff report.

3. RECOMMENDED APPROVAL, WENDY'S WITH DRIVE-THROUGH

Applicant: James Vandercrake – Infinity Engineering Group
Owner: Weingarten Realty Investors
Location: 4500 S. Semoran Blvd., southwest corner of S. Semoran Blvd. /SR 436 and Pershing Dr. (\pm 0.59 acres).
District: 1
Project Planner: Jim Burnett (407-246-3609, james.burnett@cityoforlando.net)

CUP2017-00010** Conditional Use Permit to develop a ±2,200 sq. ft. Wendy's restaurant with a drive-through in the South Semoran neighborhood.

Recommended Action: Approval of the request, subject to the conditions in the staff report.

4. RECOMMENDED DEFERRAL, POITRAS EAST PD

Applicant: Heather Isaacs – Tavistock Development Company

Owner: City of Orlando/GOAA

Location: West of Narcoossee Rd., north and east of Boggy Creek Rd., and south of the Lake Nona property (±1,163.03 acres).

District: 1

Project Planner: Wes Shaffer (407-246-3792, thomas.shaffer@cityoforlando.net)

A) GMP2017-00012* Amend Growth Management Plan (GMP) Future Land Use (FLU) map to replace ±47.89 acres of Conservation FLU designation with Urban Village FLU designation and designate ±147.6 acres of existing Conservation Easement area as Conservation FLU;

B) GMP2017-00013* Amend GMP Subarea Policy S.38.1 text to clarify the development criteria for subject property; and

C) ZON2017-00011** Adopt the Poitras East Planned Development (PD) to include 3,196 residential units, 100,000 sq. ft. of non-residential development, and a school.

Recommended Action: Deferral to the August 15, 2017 MPB Hearing, per the applicant's request.

5. RECOMMENDED APPROVAL, OFF LEASE ONLY PHASE 2 SPMP

Applicant: Erika Hughes - VHB

Owner: Off Lease Only Inc.

Location: 8443 McCoy Rd., northwest of intersection of McCoy Rd. and Narcoossee Rd. (±4.05 acres).

District: 1

Project Planner: Michaëlle Petion (407-246-3837, michaëlle.petion@cityoforlando.net)

MPL2017-00027** Specific Parcel Master Plan for Phase 2 of Off Lease Only PD. Proposed is a new 20,000 sq. ft. showroom/sales office and associated parking.

Recommended Action: Approval of the request, subject to the conditions in the staff report.

6. RECOMMENDED APPROVAL, 22 STYMIE PLACE PLAT WITH MODS

Applicant: Alynne Cordray – Alynne Homes

Owner: Bateman Management Group, LLC

Location: 22 Stymie Pl., southwestern corner of Stymie Pl. and Formosa Ave. (\pm 0.30 acres).
District: 3
Project Planner: Jacques Coulon (407-246-3427, jacques.coulon@cityoforlando.net)

SUB2017-00027 Plat with Modification of Standards to replat one parcel into two separate lots facing Stymie Pl. for the development of two new single family homes.

Recommended Action: Approval of the request, subject to the conditions in the staff report.

7. RECOMMENDED APPROVAL, EDUCATION VILLAGE PD AMENDMENT

Applicant: Heather Isaacs – Tavistock Development Company, LLC
Owner: Narcoossee Land Holding Two, LLC
Location: West of Narcoossee Rd., north of Tyson Rd., south of Central Florida Greenway (SR417) (\pm 220.2 acres).
District: 1
Project Planner: Colandra Jones (407-246-3415, colandra.jones@cityoforlando.net)

ZON2017-00015** Planned Development (PD) amendment to revise the Southeast Sector Plan designation from Village Center to Airport Support District-Medium Intensity for \pm 39.87 acres within the Education Village PD. Revise the PD Development Plan to reduce the residential to 400 units, add 350,000 sq. ft. of light industrial, and 75,000 sq. ft. of civic/recreation uses.

Recommended Action: Approval of the request, subject to the conditions in the staff report.

Board member Warlow moved APPROVAL of the CONSENT AGENDA, subject to the conditions in the staff reports. Board member Baker SECONDED the MOTION, which was VOTED upon and PASSED by unanimous voice vote (Searl abstained on items #2 and 3; Tobin abstained on items #4 and 7).

REGULAR AGENDA

8. RECOMMENDED APPROVAL, MAJOR THOROUGHFARE PLAN LDC REVISION

Applicant: City of Orlando
Owner: N/A
Location: Citywide
District: All
Project Planner: John Rhoades (407-246-2293, john.rhoades@cityoforlando.net)

LDC2017-00230* Update Chapter 61 part 2B of the City Code.

Recommended Action: Approval of the request.

This item was presented by John Rhoades, Project Manager I, Transportation Planning Division. Using PowerPoint, Mr. Rhoades presented the proposed land development code revision, staffs' recommendation, and responded to Board questions.

No speaker requests were received for this item.

Chairperson Anderson opened it up for further discussion and/or a motion.

Board member Tobin moved APPROVAL of the request, LDC2017-00230. Board member Searl SECONDED the MOTION, which was VOTED upon and PASSED by unanimous voice vote.

OLD BUSINESS

- None

NEW BUSINESS

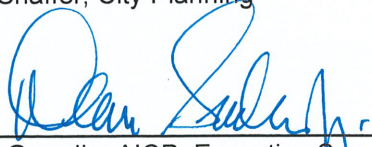
- Mr. Grandin reminded the Board members to submit their nominations for Chair and Vice-Chair for next month's voting to the Board secretary and/or himself.

ADJOURNMENT

- Having no other matters to bring before the Board, Chairperson Anderson adjourned the meeting at 9:30 a.m.

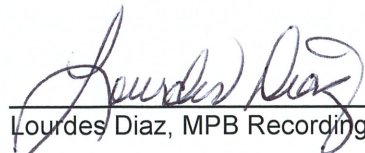
STAFF PRESENT

Dean Grandin, AICP, City Planning
Mark Cechman, AICP, City Planning
Paul Lewis, FAICP, City Planning
Karl Wielecki, AICP, City Planning
Elisabeth Dang, AICP, City Planning
Shannan Stegman, AICP, City Planning
Ken Pelham, RLA, City Planning
Jim Burnett, AICP, City Planning
Mary-Stewart Droege, AICP, City Planning
Colandra Jones, AICP, City Planning
Michaëlle Petion, AICP, City Planning
Michelle Beamon Robinson, AICP, City Planning
Jacques Coulon, City Planning
Wes Shaffer, City Planning



Dean Grandin, AICP, Executive Secretary

Terrence Miller, City Planning
Christopher DeLoatche, City Planning
Jason Burton, AICP, City Planning
Lourdes Diaz, City Planning
Melissa Clarke, City Attorney's Office
Sarah Taitt, City Attorney's Office
Keith Grayson, Permitting Services
John Groenendaal, Permitting Services
John Rhoades, Transportation Planning
Nancy Ottini, Transportation Planning
Gus Castro, Transportation Planning
Brian Ford, Housing & Community Development
Laura Carroll, Real Estate
Denise Riccio, Parks & Special Facilities



Lourdes Diaz, MPB Recording Secretary