



**Interoffice Memorandum**

07-23-15A10:25 RCVD

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DATE: July 19, 2016

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

THROUGH: Cheryl Gillespie, Supervisor, Agenda Development Office

FROM: Eric Raasch, Assistant Planning Administrator Planning Division *ER*

CONTACT PERSONS: **Lisette M. Egipciaco,**  
**Development Coordinator**  
**Planning Division 407-836-5684**  
**Lisette.Egipciaco@ocfl.net**  
**&**  
**Lourdes O'Farrill,**  
**Development Coordinator**  
**Planning Division 407-836-5686**  
**Lourdes.O'Farrill@ocfl.net**

SUBJECT: Request for Board of County Commissioners Public Hearing

Project Name: Twin Acres on Lake Underhill Planned Development (PD) / Twin Acres on Lake Underhill Preliminary Subdivision Plan (PSP) – Case # PSP-15-12-373

Type of Hearing: Preliminary Subdivision Plan

Applicant(s): Marc Stehli  
Poulos & Bennett, LLC  
2602 E. Livingston Street  
Orlando, Florida 32803

Commission District: 4

General Location: South of Lake Underhill Road / East of S. Dean Road

*August 23, 2016  
@ 2pm*

Parcel ID #(s) 32-22-31-0000-00-001; 32-22-31-0000-00-030;  
32-22-31-0000-00-031; 32-22-31-0000-00-032;  
32-22-31-0000-00-033

# of Posters: 3

Use: 102 detached single-family residential dwelling  
units

Size / Acreage: 38.14 gross acres

BCC Public Hearing  
Required by: Sections 34-69 and 30-89, Orange County Code

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 abutting and  
surrounding the subject property.

Spanish Contact Person: Para más información referente a esta vista  
pública, favor de comunicarse con la División de  
Planificación (Planning Division) al número 407-  
836-5686.

**Advertising Language:**

This request is to subdivide 38.14 gross acres to into one hundred two (102) detached single-family residential lots; District 4; South of Lake Underhill Road / East of S. Dean Road.

In addition, the following waiver is requested from Section 34-209 of the Orange County Code:

1. A waiver from Orange County Code Section 34-209 is requested to allow for a 5' high aluminum fence in lieu of the 6' masonry wall along the frontage of Lake Underhill Road adjacent to the stormwater tract D-1.

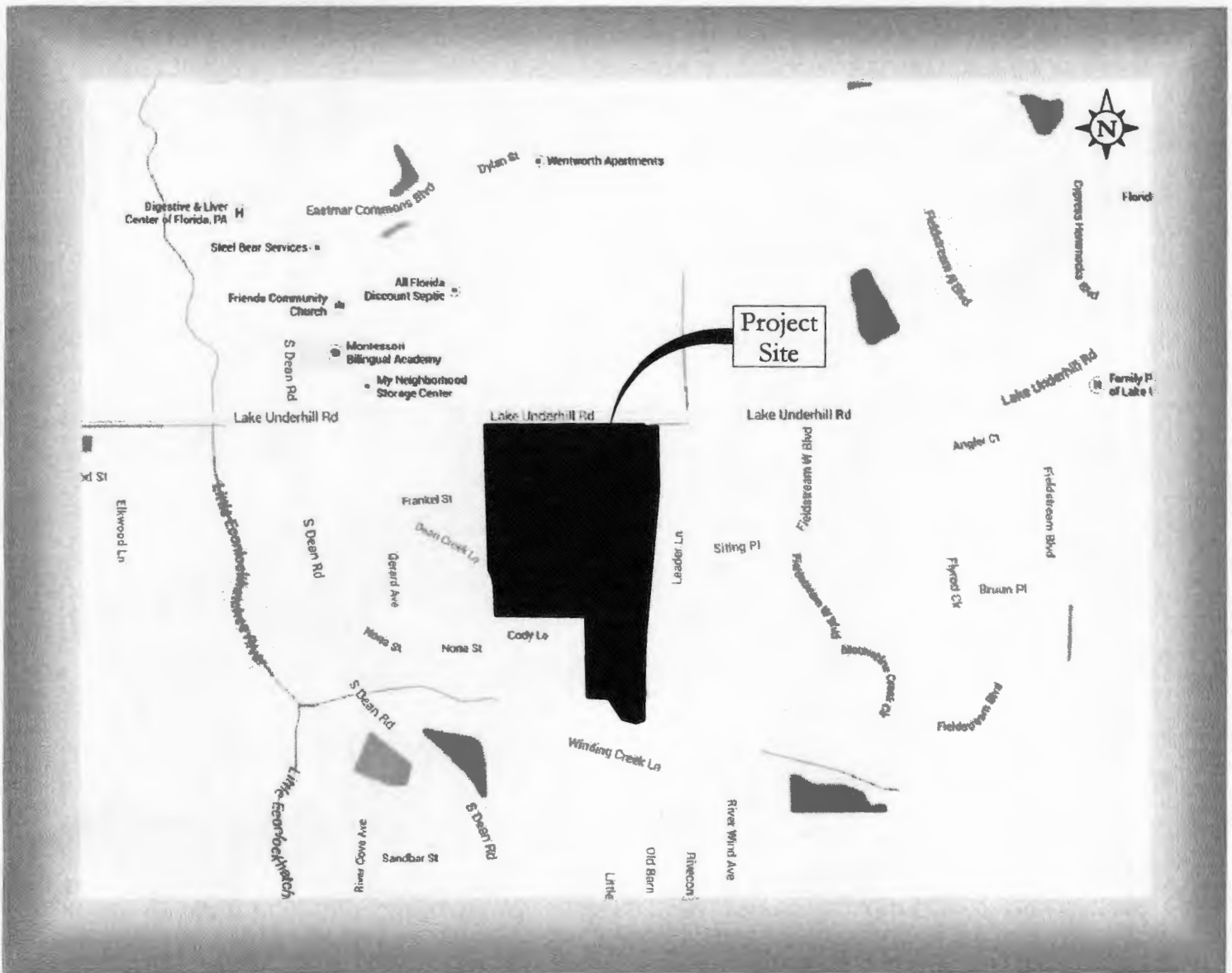
**Material Provided:**

- (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*).

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 Lourdes O'Farrill and Lisette Egipciaco of the scheduled date and time. The Planning Division will notify the applicant.

Attachments (location map and site plan sheet)



## Vicinity Map

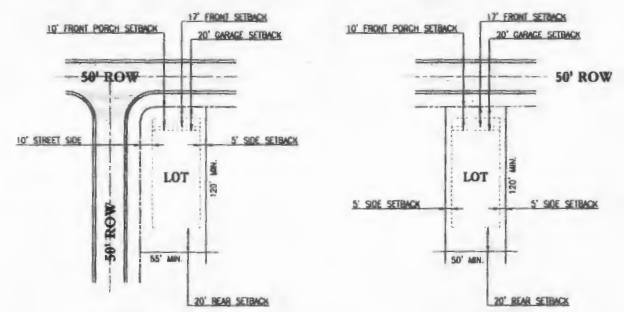
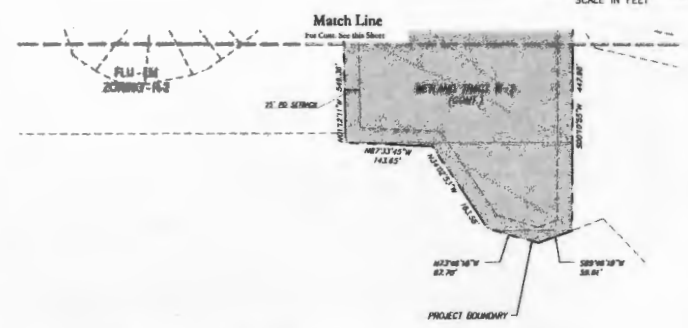
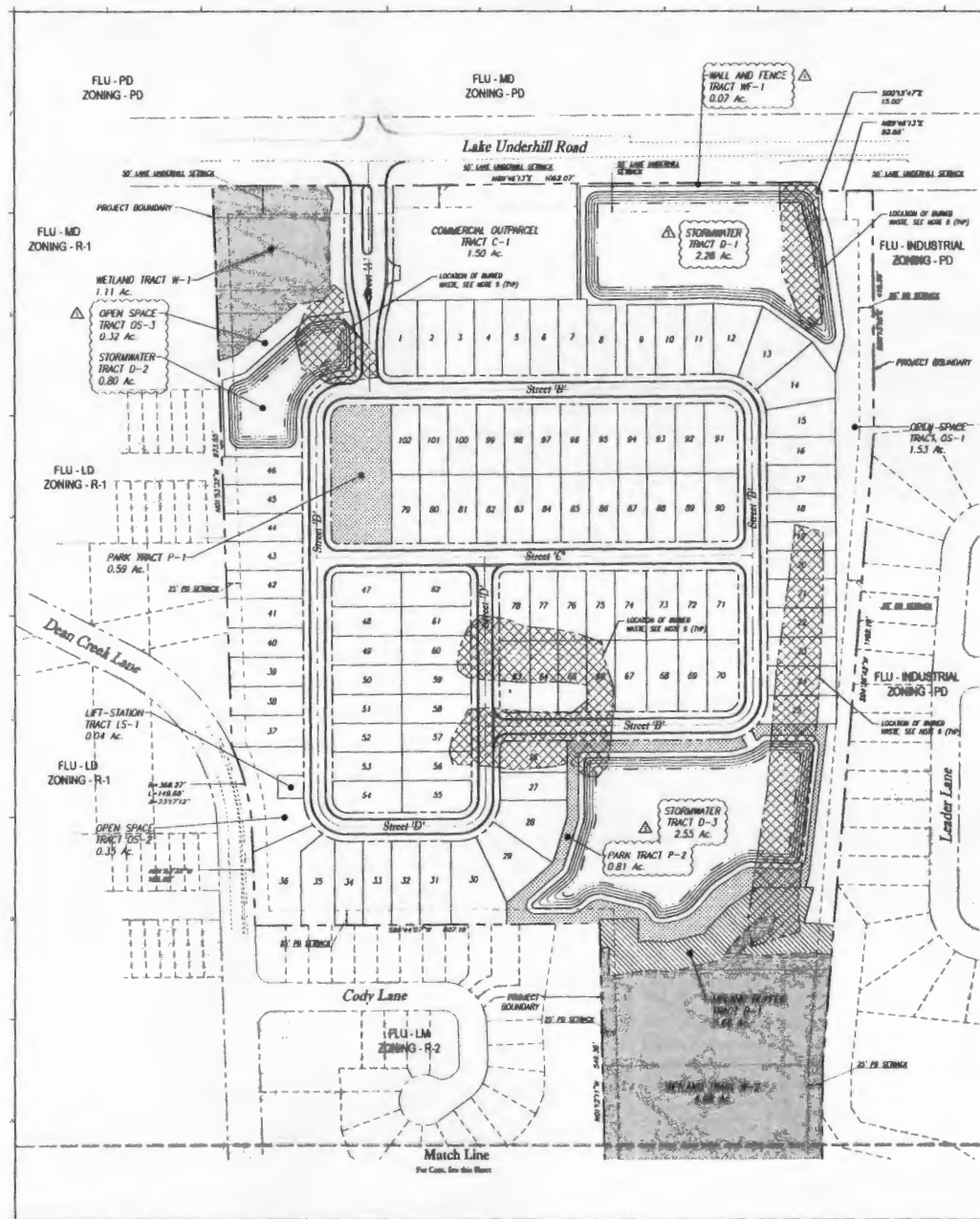
Scale: 1" = 1,000'

For questions regarding this map, please call Lisette Egipciaco at 407.836.5684 Or Lourdes O'Farrill at 407-836-5686

PSP-15-12-373

**POULOS & BENNETT**

2602 East Livingston Street, Orlando, FL 32803  
Tel. 407.487.2594 www.poulosandbennett.com



TYPICAL CORNER LOT DIAGRAM SCALE: 1" = 50'

TYPICAL LOT DIAGRAM SCALE: 1" = 50'

NOTES:

- 1. IN ACCORDANCE WITH SECTION 7 OF THE AGREEMENT CONCERNING TWIN ACRES ON LAKE UNDERHILL PLANNED DEVELOPMENT...
2. THIS PLAN AND THE DEVELOPMENT OF THE SITE IS SUBJECT TO THE AGREEMENT CONCERNING TWIN ACRES ON LAKE UNDERHILL PLANNED DEVELOPMENT...
3. ON APRIL 22, 2015, FDPD ISSUED AN APPROVAL LETTER FOR THE LAKE UNDERHILL SENEHOLD PROPERTY...
4. IN ACCORDANCE WITH SECTION 8 OF THE AGREEMENT CONCERNING TWIN ACRES ON LAKE UNDERHILL PLANNED DEVELOPMENT...
5. THE CONSERVATION EASEMENTS / TRACTS, INCLUDING WETLANDS AND THE PROTECTION WETLAND BUFFERS, WILL BE SHOWN ON THE PLAN.
6. NEITHER POTABLE WELLS NOR IRRIGATION WELLS USING LOCAL GROUNDWATER WILL BE ALLOWED ON-SITE.
7. IN ACCORDANCE WITH SECTION 8, THE AGREEMENT CONCERNING TWIN ACRES ON LAKE UNDERHILL PLANNED DEVELOPMENT...
8. DISCHARGED DEWATERING OR OTHER BUFFERS SHALL NOT RECEIVE RECEIVING SURFACE WATER BODIES BELOW THE MINIMUM CONDITIONS ESTABLISHED BY THE STATE WATER QUALITY STANDARDS...
9. THE IDENTIFIED ON-SITE BURIED WASTE AREAS HAVE BEEN IDENTIFIED ON THIS PLAN CONSISTENT WITH THE LOCATIONS AS IDENTIFIED ON EXHIBIT B TO THE AGREEMENT...

Table with columns for vertical date, name, and role. Includes entries for NAYDI BILAL, MEG, and MFC.

Project Name: TWIN ACRES ON LAKE UNDERHILL PSP-15-12-373

Submitted To: ORANGE COUNTY, FL.
Sheet Title: MASTER SITE PLAN

Sheet No.: C2.00



FOULDS & BENNETT, L.L.C.
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