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 [2/1]
Mark Suarez, Vice-Chairperson [3/0]
Timothy Baker [3/0]
Bakari Burns [2/1]
Jonathan Huels [3/0]
Morgan Lea [3/0]
Claudia Ray [2/1]
Jill Rose [2/1]
Picton Warlow [3/0]

Members Absent
OCPS Representative (Tyrone Smith) – Non-Voting [0/3]

MINUTES *** DECEMBER 19, 2017

OPENING SESSION

- Chairperson Anderson, called the meeting to order at 8:30 a.m., after determination of a Quorum.
- The meeting was opened with the Pledge of Allegiance.
- Consideration of Minutes for Meeting of November 21, 2017.

Board member Baker MOVED approval of the Municipal Planning Board Meeting Minutes of November 21, 2017, as written. Board member Burns SECONDED the motion, which was VOTED upon and PASSED by unanimous voice vote.

PUBLIC COMMENTS

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

CONFLICT DECLARATIONS

- Timothy Baker – Item #4 (Grand National Towneplace Suites)

The above mentioned Board member filed the appropriate Conflict Form 8B (Memorandum of Voting Conflict for County, Municipal, and Other Local Public Officers) with the MPB Recording Secretary. Mr. Baker abstained from voting on the above mentioned item.

AGENDA REVIEW

- Dean Grandin, Executive Secretary, reviewed the Consent Agenda.
CONSENT AGENDA

1. RECOMMENDED APPROVAL, 924 SLIGH BLVD. SELF-STORAGE

Applicant: Brian Grassa, Senior Director of Development – Cedarwood Development
Owner: EPIL Sligh, LLC
Location: 924 Sligh Blvd., on the west side of Sligh Blvd., south of W. Gore St., and north of Columbia St. (± 0.99 acres)
District: 4
Project Planner: Jacques Coulon (407-246-3427, jacques.coulon@cityoforlando.net)
CUP2017-10005** Conditional Use Permit for the development of a 6-story self-storage facility in the I-G/T/AN zoning district.

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

2. RECOMMENDED APPROVAL, 1100 W. COLONIAL DR.

Applicant: Quang Lam, Principal – Lam Civil Engineering, Inc.
Owner: JA1 Investments, LLC
Location: 1100 W. Colonial Dr., south of W. Colonial Dr., west of N. Westmoreland Dr., north of Arlington St., and east of N. Orange Blossom Trl. (±2.732 acres).
District: 5
Project Planner (A&B): Michelle Beamon Robinson (407-246-3145, michelle.robinson@cityoforlando.net)
Project Planner (C): Katy Magruder (407-246-3355, kathleen.magruder@cityoforlando.net)
A) GMP2017-10017* Growth Management Plan amendment from Industrial to Mixed Use Corridor Medium Intensity for the southern half of the subject property;
B) ZON2017-10010** Rezone subject property from I-G/T/PH to MU-1/T/PH for the southern half of the subject property; and
C) MPL2017-10025** Master Plan request to convert the existing building into a mixed-use project.

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

3. RECOMMENDED APPROVAL, CARRIER DRIVE HOTEL

Applicant: Damaris Hollingsworth, Architect – THOR Design Plus LLC
Owner: Barakat Orlando Resorts, LLC
Location: 5871 Carrier Dr., west of S. Kirkman Rd., east of Universal Blvd., and south of Precision Dr. (±2.35 acres).
District: 6
4. RECOMMENDED APPROVAL, GRAND NATIONAL TOWNEPLACE SUITES

Applicant: Hiren Desai, Partner – Peak Point Properties, Inc.
Owner: Grand National Joint Venture LLC
Location: 5473 Altamira Dr., north side of Altamira Dr. and east of Grand Palm Dr. (under construction), all west of International Dr. and south of W. Oak Ridge Rd. (±2.3 acres).
District: 6
Project Planner: Jim Burnett (407-246-3609, james.burnett@cityoforlando.net)

MPL2017-10030** Request for Specific Parcel Master Plan for a 7-story, 148-room hotel in the southern portion of the Grand National development, and to also amend the original Grand National Framework Master Plan to remove the eastern leg of the roadway network and change the location of the future hotel and apartments on the overall site plan.

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

5. RECOMMENDED APPROVAL, HARTWELL CT. TO CENTERLINE DR. STREET NAME CHANGE

Applicant: Heather Isaacs, Planning Manager – Tavistock Development Company
Owner: Lake Nona Land Co., LLC
Location: Adjacent to 7294 Laureate Blvd., (Hartwell Ct.), south of Laureate Blvd., east of Lake Nona VA Hospital, 1,212 linear ft. (±1.53 acres).
District: 1
Project Planner: Jim Burnett (407-246-3609, james.burnett@cityoforlando.net)

SNC2017-10004* Request to change Hartwell Ct. to Centerline Dr. (located in the Lake Nona Medical City).

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

6. RECOMMENDED APPROVAL, WELLER BLVD. TO NEMOURS PKWY. STREET NAME CHANGE

Applicant: Heather Isaacs, Planning Manager – Tavistock Development Company
Owner: Narcoossee Land Holding Two, LLC
Location: Adjacent to 12350 Narcoossee Rd., (Weller Blvd.) west of Narcoossee Rd., between Valencia College (north) and Lake Nona High School (south), 1,103 linear ft. (±2.15 acres).

District: 1

Project Planner: Jim Burnett (407-246-3609, james.burnett@cityoforlando.net)

SNC2017-10005* Request to change Weller Blvd. to Nemours Pkwy. (located in the Education Village portion of Lake Nona).

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

7. RECOMMENDED APPROVAL, 1410 W. NEW HAMPSHIRE REVERT TO PLAT

Applicant: Thomas W. Rivera, Jr., Partner – 1410 New Hampshire LLC

Owner: Terrence and Melissa Hart

Location: 1410 W. New Hampshire St., on the south side of W. New Hampshire St., west of Florinda Dr., and east of Beardall Rd. (±0.24 acres).

District: 3

Project Planner: Jacques Coulon (407-246-3427, jacques.coulon@cityoforlando.net)

SUB2017-10030 Revert to the original plat request to split the existing 100 ft. wide by 100 ft. deep lot into two new 50 ft. wide by 100 ft. deep lots for the construction of two single family homes.

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

Board member Burns moved APPROVAL of the CONSENT AGENDA, subject to the conditions in the staff reports and addendums. Board member Rose SECONDED the MOTION, which was VOTED upon and PASSED by unanimous voice vote (Baker abstained on Item #4).

REGULAR AGENDA

8. RECOMMENDED APPROVAL, 204 W. PAR ST. PLAT WITH MODS (REMANDED TO MPB BY CITY COUNCIL)

Applicant: William Saliba

Owner: Gayle and Steven Stein

Location: 204 W. Par St., south of W. Par St., east of Helen Ave., west of Oberlin Ave., and north of W. Hazel St. (±0.32 acres).

District: 3

Project Planner: TeNeika Neasman (407-246-4257, teneika.neasman@cityoforlando.net)
SUB2017-10008  Minor Plat with Modification of Standards to replat a single lot facing W. Par St. into two new lots facing Oberlin Ave. to allow for the construction of two new single family homes. Both new lots would be nonconforming due to depth.

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

This item was presented by TeNeika Neasman, Planner II, Land Development Studio, City Planning Division. Using PowerPoint, Ms. Neasman presented the proposed project, staffs’ conditions and recommendation. She noted that MPB had previously recommended Denial of this request and that City Council requested the case be remanded to MPB for consideration of updated site plans presented by the applicant to Council. Ms. Neasman pointed out that the applicant addressed the issues previously presented to him as follows:

a) Setback facing Par St. was 15 ft. – Revised site plan has setback facing Par St. at 25 ft., consistent with the other residences on Par St.

b) Frontage elevation was facing Oberlin Ave. – Revised site plan has frontage elevation facing Par St., consistent with other residences on Par St.

c) Setback facing Oberlin St. remained at 25 ft. with elements of a front façade, consistent with the other residences on Oberlin Ave.

Chairperson Anderson opened the hearing to the public.

The applicant was represented by Alex Palmour, 3931 Magnolia Lake Ln., Orlando 32810. Mr. Palmour thanked City Staff for diligently working with him to ensure the revisions were compatible with the neighborhood.

Having no other speakers before the Board, Chairperson Anderson closed the public hearing and opened it up for Board discussion and/or a motion.

Ms. Neasman responded to Board questions, and various Board members expressed their satisfaction with the changes made to the site plan, noting that the changes addressed all the concerns from the previous meeting.

Board member Warlow moved APPROVAL of the request, SUB2017-10008, subject to the conditions in the staff report. Board member Baker SECONDED the MOTION, which was VOTED upon and PASSED by unanimous voice vote.

OLD BUSINESS

➢ None

NEW BUSINESS

➢ None

ANNOUNCEMENTS

➢ Chairperson Anderson informed the Board members of the new location for the MPB hearings during the renovation of the 2nd floor in 2018. Beginning February, the meetings will take place at the Terrace Gallery located on the 1st floor of City Hall.
ADJOURNMENT

Having no other matters to bring before the Board, Chairperson Anderson adjourned the meeting at 8:50 a.m.

STAFF PRESENT

Dean Grandin, AICP, City Planning
Mark Cechman, AICP, City Planning
Paul Lewis, FAICP, City Planning
Elisabeth Dang, AICP, City Planning
Shannan Stegman, AICP, City Planning
Ken Pelham, RLA, City Planning
Jim Burnett, AICP, City Planning
Colandra Jones, AICP, City Planning
Michaëlle Petion, AICP, City Planning
Michelle Beamon Robinson, AICP, City Planning
TeNeika Neasman, City Planning
Kathleen Magruder, City Planning

Jacques Coulon, City Planning
Terrence Miller, City Planning
Doug Metzger, AICP, City Planning
Jason Burton, AICP, City Planning
Lourdes Diaz, City Planning
Melissa Clarke, City Attorney's Office
Sarah Taitt, City Attorney's Office
Audra Rigby, Orlando Police Department
Keith Grayson, Permitting Services
John Rhoades, Transportation Planning
Nancy Ottini, Transportation Planning
Manuel Ospina, GIS Assistant

Dean Grandin, AICP, Executive Secretary

Lourdes Diaz, MPB Recording Secretary