OPENING SESSION

- Chairperson Suarez, called the meeting to order at 8:33 a.m., after determination of a Quorum.
- The meeting was opened with the Pledge of Allegiance.
- Consideration of Minutes for Meeting of December 18, 2018.

Board member Anderson MOVED approval of the Municipal Planning Board Meeting Minutes of December 18, 2018, as written. Vice-Chairperson Huels SECONDED the motion, which was VOTED upon and PASSED by unanimous voice vote.

ANNOUNCEMENTS

- None

PUBLIC COMMENTS

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

CONFLICT DECLARATIONS

- None

AGENDA REVIEW

- Dean Grandin, Executive Secretary, reviewed the Consent Agenda (see page 2 for Consent Agenda).
CONSENT AGENDA

1. **RECOMMENDED DEFERRAL, LAKE WHIPPOORWILL COVE ANNEXATION**

   Applicant/Owner: Rama H. Renegar
   Location: 12621 Narcoossee Rd., east of Narcoossee Rd., north of Waterline Rd., and west of Lake Whippoorwill (+2.89 acres).
   District: 1
   Project Planner: Megan Barrow, (407-246-3363, megan.barrow@cityoforlando.net)
   
   A) **ANX2018-10018*** Request to annex the subject property;
   
   B) **GMP2018-10035*** Growth Management Plan amendment to Urban Village (URB-VIL); and

   C) **ZON2018-10032** Initial zoning request to Planned Development (PD), for the development of a commercial facility and townhomes.

   **Recommended Action:** Deferral to the February 19, 2019 MPB Hearing, per the applicant’s request.

2. **RECOMMENDED APPROVAL, THE PALACE WEDDING & EVENT CENTER**

   Applicant: Scott Raymond – Architectural Dynamics, Inc.
   Owner: Konforte II, LLC
   Location: 6449 Raleigh St., along the southeast intersection of Raleigh St. and Hiawassee Rd (+2.7 acres).
   District: 5
   Project Planner: Michaëlle Petion (407-246-3837, michaelle.petion@cityoforlando.net)

   **CUP2018-10021** Conditional Use Permit to allow indoor recreation use (wedding and event center) in the AC-N zoning district in an existing shopping center.

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

3. **RECOMMENDED DEFERRAL, GARDENS ON MILLENIA PARCEL K**

   Applicant: Greg Lee, P.A. – Baker Hostetler, LLP
   Owner: Heartwood 21, LLC
   Location: 3692 Cathy St., west end of Cathy St., north of Millenia Home Depot and southeast of Interstate 4 (+10 acres).
   District: 4
   Project Planner: Jim Burnett, (407-246-3609, james.burnett@cityoforlando.net)
MPL2018-10049** Framework Master Plan amendment approval to change the development program for Parcel K, Gardens on Millenia, from commercial/retail to multifamily, to allow a future +330-unit apartment complex.

**Recommended Action:** Deferral until further notice, per the applicant’s request.

*Board member Warlow moved APPROVAL of the CONSENT AGENDA, subject to the conditions in the staff reports. Board member Rose SECONDED the MOTION, which was VOTED upon and PASSED by unanimous voice vote.*

**REGULAR AGENDA**

4. **RECOMMENDED APPROVAL, TRADITIONAL CITY ACTIVITY CENTER AND MIXED USE CORRIDOR DISTRICT LDC AMENDMENTS**

   **Applicant:** City of Orlando
   **Owner:** N/A
   **Location:** Citywide
   **District:** All
   **Project Planner:** Michelle Beamon Robinson (407-246-3145, michelle.robinson@cityoforlando.net)

   **LDC2018-10015** Amendment to the Traditional City Activity Center and Mixed Use Corridor District section of the LDC to eliminate redundancies, provide options for multiple frontage lots, require design standards for intensity reductions and add requirements for auto service stations.

   **Recommended Action:** Approval of the request.

   This item was presented by Michelle Beamon Robinson, Senior Planner, Transportation Planning Division. Using PowerPoint, Ms. Robinson presented the proposed amendments and staffs’ recommendation. Ms. Robinson and Dean Grandin responded to Board questions.

   Having no speaker requests for this item, Chairperson Suarez opened it up for further Board discussion and/or a motion.

   *Board member Anderson moved APPROVAL of the request, LDC2018-10015. Board member Warlow SECONDED the MOTION, which was VOTED upon and PASSED by unanimous voice vote.*

5. **RECOMMENDED APPROVAL, INTERNATIONAL DRIVE SPECIAL PLAN OVERLAY UPDATE**

   **Applicant:** City of Orlando
   **Owner:** N/A
   **Location:** North International Drive
   **District:** 6
   **Project Planner:** Shannan Stegman (407-246-2861, shannan.stegman@cityoforlando.net)
LDC2018-10018* Amend Section 62.496 of the Land Development Code (North International Drive Special Plan Relationship to the Growth Management Plan) to update language, recognize the County's new overlay regulations, and introduce new criteria furthering the goals and intent of the Special Plan.

**Recommended Action:** Approval of the request.

This item was presented by Shannan Stegman, Project Manager I, Community Planning Studio, City Planning Division. Using PowerPoint, Ms. Stegman presented the proposed amendments, and staffs' recommendation. Ms. Stegman and Dean Grandin responded to Board questions.

Board member Rose stated she was not a proponent of digital signs. Board member Anderson stated she did not oppose digital signs, but noted the City should proceed with caution.

Chairperson Suarez opened the hearing to the public.

Mr. Micah Bass, 322 E. Central Blvd., Orlando 32807, spoke as a proponent of the request, but suggested that the City should relax the signage regulations for smaller businesses as he believed they were being over-regulated. Mr. Grandin noted that the proposed amendment was actually "loosening" some regulations and not making it more restrictive.

Chairperson Suarez closed the public hearing and opened it up for further Board discussion and/or a motion.

**Board member Huels moved APPROVAL of the request, LDC2018-10018. Board member Lea SECONDED the MOTION, which was VOTED upon and PASSED by a 6-1 vote (Rose voted nay).**

OLD/NEW BUSINESS

- None

ADJOURNMENT

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

STAFF PRESENT

Dean Grandin, AICP, City Planning  
Paul Lewis, FAICP, City Planning  
Karl Wielecki, AICP, City Planning  
Elisabeth Dang, AICP, City Planning  
Shannan Stegman, AICP, City Planning  
Jim Burnett, AICP, City Planning  
Colandra Jones, AICP, City Planning  
Michaëlle Petion, AICP, City Planning  
Michelle Robinson, Transportation Planning  
TeNeika Neasman, City Planning  
Jacques Coulon, City Planning  
Terrence Miller, City Planning  
Christopher DeLoatche, City Planning  
Megan Barrow, 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  
Georgeanna Butler, Orlando Police Department  
Keith Grayson, Permitting Services  
Yameli Herschelman, Permitting Services  
Akil Toussaint, Permitting Services  
Olivia Boykin, Permitting Services  
John Rhoades, Transportation Planning  
Nancy Ottini, Transportation Planning  
Jessica Frye, Housing & Community Dev.  
Laura Carroll, Real Estate

[Signatures]

Dean Grandin, AICP, Executive Secretary  
Lourdes Diaz, MPB Recording Secretary