



MUNICIPAL PLANNING BOARD

AGENDA □ August 17, 2010

MEETING INFORMATION

Location

City Council Chambers

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

Time

8:30 A.M.

Board Members

Gregory D. Lee, Chairman
Maureen Damiani
Dean Asher
Barbara Alderman
Mickey Barkett
Stuart Buchanan
Christopher Gardner
Scott Martin, Vice-Chairman
Billy Newton
Myra Monreal
Jennifer S. Tobin
Andrew DeCandis (Non-voting)

WELCOME!

We are glad you have joined us for today's meeting. The Municipal Planning Board (MPB) is an advisory board to City Council comprised of citizen members who voluntarily and without compensation devote their time and talents to a variety of zoning and land development issues in the community. All MPB recommendations are subject to final action by City Council. We anticipate the minutes of today's meeting will be presented at the City Council meeting on **MONDAY, SEPTEMBER 20, 2010** for approval of recommended actions. Any person desiring to appeal a recommended action of the Board should observe the notice regarding appeals below. CAUTION: Untimely filing by any appellant shall result in an automatic denial of the appeal.

GENERAL RULES OF ORDER

The Board is pleased to hear all non-repetitive comments. However, since a general time limit of five (5) minutes is allotted to the proponents/opponents of an issue, large groups are asked to name a spokesperson. If you wish to appear before the Board, please fill out an Appearance Request/Lobbyist Registration Form and give it to the Recording Secretary. When the Chairman recognizes you, state your name and address and speak directly into the microphone. ROBERT'S RULES OF ORDER govern the conduct of the meeting. Persons with disabilities needing assistance to participate in any of these proceedings should contact the MPB Recording Secretary at (407) 246-3365 at least 24 hours in advance of the meeting.

LOCAL PLANNING AGENCY

When acting on items identified with the letters "GMP," the Board is acting in its capacity as the local planning agency, pursuant to and in accordance with Section 163.3174, Florida Statutes.

APPEALS

Items identified with "*" are Legislative matters (policy setting actions) and are to be conducted according to standard public hearing procedures. Appeals of * items must be filed with the City Clerk's office before 5:00 P.M., **MONDAY, AUGUST 23, 2010** to schedule an appearance before City Council on **MONDAY, SEPTEMBER 20, 2010** in Accordance with Chapter 2, Article XXIV, of the City Code.

Items identified with "***" are quasi-judicial matters (implementing actions) and are to be conducted subject to the Florida Supreme Court ruling in Board of County Commissioners of Brevard County v. Snyder. The Board's decision must be supported by "competent substantial evidence." Persons dissatisfied with a board recommendation in such matters may be entitled to a de novo (new) hearing before an independent Hearing Officer in accordance with the provisions of Chapter 2, Article XXXII, of the City Code. A request for a new hearing (appeal) with respect to a "***" item must be filed with the Municipal Planning Board Recording Secretary by 5:00 P.M., **TUESDAY, AUGUST 24, 2010**. There is a \$250 fee for this appeal. The MPB Recording Secretary is located in the City Planning Division on the sixth floor of City Hall.

Any person who desires to appeal any decision at this meeting will need a record of the proceedings and for this purpose may need to ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which the appeal is made. Thank you for participating in your government and making Orlando truly "The City Beautiful."

OPENING SESSION

- Welcome to our new Chairman, Gregory Lee and our new Vice-Chairman, Scott Martin
- Introduction and welcoming our newest Board member, Jennifer S. Tobin
- Determination of a Quorum
- Call to Order
- Pledge of Allegiance
- Consideration of June 15, 2010 Minutes

NEW BUSINESS

CONSENT AGENDA

1. AREA C – MOUNTAIN BIKE PARK

Applicant: Jan Rahill, Families, Parks & Recreation

Owner: City of Orlando

Location: 1051 Seabee St., located at northern terminus of Coy Dr. (±17.63 acres).

District: 4

Project Planner: Karl Wielecki (407-246-2726, Karl.Wielecki@cityoforlando.net)

CUP2010-00006 Conditional Use Permit to allow a Public Benefit Use (Public Park).

Recommendation: Approval of the request subject to the conditions found in the staff report.

2. PIERRE BARBER SHOP

Applicant: Debra Pierre, Banyan Real Estate & Development

Owner: EJ Properties, LLC

Location: 1107 W. Church St. (±0.24 acres).

District: 5

Project Planner: Karl Wielecki (407-246-2726, Karl.Wielecki@cityoforlando.net)

CUP2010-00007 Conditional Use Permit to allow a personal service use (barbershop).

Recommendation: Approval of the request subject to the conditions found in this report.

3. CAPACITY AVAILABILITY REPORT

Owner/Applicant	City of Orlando
Location:	400 S. Orange Ave., 6 th Floor
District:	City Wide
Project Planner:	Colandra Jones (407-246-3415, Colandra.Jones@cityoforlando.net)
GMP2010-00032	Annual Report to demonstrate the ability to meet the City's adopted level of service standards.

4. SEMORAN BLVD. VISION PLAN

Owner/Applicant:	City of Orlando
Location:	The Vision Plan area generally consists of the Semoran Boulevard Corridor (west side—from Brosche Road south to Curry Ford Road; east side—from Brosche Road south to E. Grant Street).
District:	2
Project Planner:	Bruce Hossfield (407-246-3355, Bruce.Hossfield@cityoforlando.net)
Support Document:	Acceptance of the Semoran Boulevard Vision Plan Support Document
GMP2010-00033:	<p>A. Find that the Vision Plan is consistent with the City's adopted Growth Management Plan.</p> <p>B. Authorizing staff to process amendments to the LDC, Chapter 62, Part 4: Specially Planned Areas to include the Special Plan Standards recommended by the Semoran Boulevard Vision Plan Support Document, and to add the /SP zoning overlay designation to properties identified in the Vision Plan Support Document (these amendments will be brought for MPB Review at a future meeting).</p> <p><i>Recommendation: Acceptance of the support document, and authorization for staff to process LDC and Zoning amendments.</i></p>

5. CAPITAL IMPROVEMENTS UPDATE

Owner/Applicant:	City of Orlando
Location:	400 S. Orange Ave., 6 th Floor
District:	City Wide
Project Planner:	Elisabeth Holler (407-246-3408, Elisabeth.Holler@cityoforlando.net)
GMP2010-00034	Amend Figure CI-14, Capital Improvements Element Policies and Public School Facilities Element Policies to reflect FY2010-2011 to FY2014-2015 Capital Improvements Program.

Recommendation: Approval subject to the conditions in this staff report.

6. RANDAL PARK PD

Applicant: Jim Willard, Shutts and Bowen

Owner: Colonial Properties Services, Inc.

Location: 10251 Dowden Rd., located at the southwest corner of the intersection of the Central Florida Greenway (SR 417) and the Beachline (SR 528) (±687 acres).

District: 1

Project Planner: Elisabeth Holler (407-246-3408, Elisabeth.Holler@cityoforlando.net)

ZON2010-00028 Request to abandon the 2006 PD and adopt a new PD, for residential development (±582 acres).

MPL2010-00013 Request for approval of an overall Master Plan for office, commercial, hotel and residential development (±687 acres).

Recommendation: Approval subject to the conditions in the staff report.

7. NEPHRON 112 PLANNED DEVELOPMENT

Applicant: Michael J. Grindstaff, Shutts & Bowen, LLP

Owner: William P. Kennedy, Trustee, Kennedy 34th St. Limited Partnership

Location: 5249 L.B. McLeod Rd., north side of L.B. McLeod Rd., between Maggie Blvd. and S. Kirkman Rd. (±5.32 acres)

District: 6

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

ZON2010-00029 Planned Development to construct a 112-ft. tall pharmaceutical/logistics warehouse facility.

Recommendation: Approval of the Planned Development, subject to conditions in the staff report.

S1. SHORT AVE. ZERO LOT LINE DEVELOPMENT

Applicant: Larry White, Manager, Westar Development, LLC

Owner: City of Orlando

Location: 730, 734, 738, & 740 Short Ave. (all located on the west side of Short Ave., between Conley and America Sts.) (±0.27 acres)

District: 5

Project Planner:

Jim Burnett (407-246-3609, James.Burnett@cityoforlando.net)

SUB2010-00013

Minor Subdivision (Replat) with Modification of Standards for a 4-lot Zero Lot Line Development in the R-2A/T/PH zoning district.

Recommendation: Approval of the Minor Plat with Modification of Standards, subject to the conditions in the staff report.

REGULAR AGENDA

OTHER BUSINESS

ANNOUNCEMENTS

ADJOURNMENT