Draft Agenda · April 12, 2018

WELCOME!
We are glad you have joined us for today’s meeting. The Southeast Town Design Review Committee (SETDRC) is an advisory board to City Council that reviews proposed development within the Southeast Orlando Sector Plan area. All SETDRC recommendations are subject to final action by City Council. An applicant desiring to appeal a recommended action of the Committee must file such appeal by 2 pm on April 19, 2018 for consideration at the May 15, 2018 Municipal Planning Board Meeting. The minutes of today’s meeting are tentatively scheduled to be presented at the City Council meeting on May 29, 2018, for approval of recommended actions.

Opening Session
- Call to Order at 3:00 p.m. or as soon thereafter as possible
- Determination of a Quorum
- Approval of February 8, 2018 SETDRC Meeting Minutes

Regular Agenda

1. MPL2018-10010  TYSONS CORNER II TRACT “A” COMMERCIAL

Owner: James Ekbatani, Lake Nona Holdings LLC
Applicant: Andrew Hupp, Epic Retail Lake Nona LLC
Project Planner: Michelle Beamon Robinson (407-246-3145 or michelle.robinson@cityoforlando.net)

Request for approval of a Specific Parcel Master Plan (SPMP) for 69,400 sq. ft. of commercial uses in 6 buildings, with drive-thrus at Buildings A, B and F.

The subject property is located in the Tysons Corner II PD and is designated as Village Center on the Southeast Orlando Sector Plan map. The subject property is located north of Tyson Road, east of Narcoossee Road, and south of Clear Vista Street (±9.69 acres, District 1).

Recommended Action: Approval subject to the conditions in the staff report.
2. **MPL2018-10011**  
**TYSONS CORNER II TRACT “B” MEDICAL OFFICES**

Owner:  David Lach, Anon LLC  
Applicant:  James Lax, The Trilax Group, LLC  
Project Planner:  Michelle Beamon Robinson (407-246-3145 or michelle.robinson@cityoforlando.net)  

Request for approval of a Specific Parcel Master Plan (SPMP) for 12,988 sq. ft. of medical/dental offices in three buildings.

The subject property is located in the Tysons Corner II PD and is designated as Village Center on the Southeast Orlando Sector Plan map. The subject property is located north of Clear Vista Street, east of Narcoossee Road, and south of Dwell Court (±1.35 acres, District 1).

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

3. **MPL2017-10047**  
**MIXED USE DISTRICT AT LAKE NONA**  
**SUB2017-10055**

Owner:  James L. Zboril, Lake Nona Land Co, LLC  
Applicant:  Heather Isaacs, Tavistock Development Company, LLC  
Project Planner:  Colandra Jones (407-246-3415 or colandra.jones@cityoforlando.net)  

Request for approval of a Specific Parcel Master Plan (SPMP) amendment and preliminary plat to update the street hierarchy and block framework, and add conceptual park locations.

The subject property is located in the Lake Nona PD and is designated as Village Center with the Urban Transit Overlay on the Southeast Orlando Sector Plan map. The subject property is located north of Laureate Boulevard, south of Nemours Parkway, and east of Lake Nona Boulevard (±167 acres, District 1).

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

4. **MPL2018-10012**  
**UCF HOSPITAL AT LAKE NONA**

Owner:  ______, Lake Nona Land Co, LLC and _____, University of Central Florida  
Applicant:  Heather Isaacs, Tavistock Development Co., LLC  
Project Planner:  Colandra Jones (407-246-3415 or colandra.jones@cityoforlando.net)  

Request for approval of a Specific Parcel Master Plan (SPMP) for a 64 bed hospital (____ sq. ft.) with high rise sign, a 16 bed shell space (____ sq. ft.), a 60,000 sq. ft. medical office building, a ____ sq. ft. powerhouse for utilities, and a helipad.

The subject property is located in the Lake Nona PD and is designated as Airport Support District—High Intensity on the Southeast Orlando Sector Plan map. The subject property is located south of Lake Nona Boulevard, north of Laureate Boulevard, west of Veterans Way and east of Humboldt Drive (±____ acres, District 1).

**Recommended Action:**  Approval subject to the conditions in the staff report.
5. MPL2018-10013  LAUREATE PARK PHASE 10
    SUB2018-10008

Owner: Ralph Ireland, Lake Nona Land Co. LLC
Applicant: Heather Isaacs, Tavistock Development Co., LLC
Project Planner: Colandra Jones (407-246-3415 or colandra.jones@cityoforlando.net)

Request for approval of a Specific Parcel Master Plan (SPMP) and preliminary plat for 208 single family homes and 42 townhomes.

The subject property is located in the Lake Nona PD and is designated as Village Center on the Southeast Orlando Sector Plan map. The subject property is located north of Nemours Parkway, south of the Greeneway (SR 417), and west of Bovet Avenue (±60.5 acres, District 1).

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