



AGENDA
STAFF DEVELOPMENT REVIEW COMMITTEE
CITY OF PORT ORANGE

Meeting Date: Wednesday, August 12, 2015 **Time:** 9:00 AM

Location: Community Development
Conference Room, 2nd Floor
City Hall, 1000 City Center Circle

PROJECT REVIEW #1:
9:00 AM

APPLICATION: Rezoning with Master Development Agreement and Conceptual Development Plan/Serenity Hills PUD

CASE NO.: 15-65000001

LOCATION: East side of Hensel Road, between East Hensel Hill Drive and Hills Boulevard

STAFF PLANNER: Tim Burman, Planning Manager (386) 506-5674/tburman@port-orange.org

APPLICANTS: Hensel Holding, LLC; 7767 N.W. 146 Street, Miami Lakes, FL 33016

PROJECT ENGINEER: Zev Cohen & Associates, Inc.; 300 Interchange Boulevard, Suite C, Ormond Beach, FL 32174

A proposal to rezone +/- 82 acres located on the east side of Hensel Road, between East Hensel Hill Drive and Hills Boulevard from (A) Agricultural (A) and Single-Family Residential (R-20SF) to Planned Unit Development (PUD). The rezoning would also establish a Master Development Agreement and Conceptual Development Plan for the property. The applicant is proposing to develop the site as a single-family residential subdivision. The request to rezone to PUD is related to reconfiguring some of the lot sizes and limiting the number of road connections to the adjacent subdivisions.

PROJECT REVIEW #2:

10:00 AM

APPLICATION: Site Plan/Golf Homes at Cypress Head

CASE NO.: 15-80000009

LOCATION: South side of Airport Road, between the Cypress Head and Waters Edge neighborhoods.

STAFF PLANNER: Gwen Perney, Senior Planner (386) 506-5673/gperney@port-orange.org

APPLICANTS: Mohammed Alharbi; 5416 Cordgrass Bend Lane, Port Orange, FL 32128

PROJECT ENGINEER: Zev Cohen & Associates, Inc.; 300 Interchange Boulevard, Suite C, Ormond Beach, FL 32174

A proposal to construct a 52-unit multi-family development and associated site improvements.

PROJECT REVIEW #3:

11:00 AM

APPLICATION: Modification to an Approved Subdivision Plat & Plans/The Pinnacle - Phase II

CASE NO.: 15-52000001

LOCATION: East side of South Williamson Boulevard, north of Pinnacle Drive.

STAFF PLANNER: Danalee Petyk, Planner (386) 506-5676/dpetyk@port-orange.org

APPLICANTS: JPSP Investments, Inc.; 794 Sanders Road, Suite 1, Port Orange, FL 32129

PROJECT ENGINEER: Zev Cohen & Associates, Inc.; 300 Interchange Boulevard, Suite C, Ormond Beach, FL 32174

A proposal to modify the approved Pinnacle Phase 2 Subdivision Plat and Plans. The modifications consist of expanding the proposed stormwater ponds and reducing the number of single-family lots from 67 to 64. The subdivision is located on the east side of South Williamson Boulevard, north of Pinnacle Drive.

The Staff Development Review Committee (SDRC) provides technical review for all applications for development approval. All Project Engineers and/or applicants are requested to attend the SDRC meeting scheduled for their project. If for some reason you are unable to attend the meeting, please contact the Community Development Department as soon as possible at (386) 506-5674. All SDRC meetings are open to the public pursuant to F.S. 286.011.

For further information regarding items scheduled for this meeting, please contact the Community Development Department, 2nd floor City Hall, at (386) 506-5674. If you wish to obtain a verbatim record of this meeting, please contact the City Clerk's office at (386) 506-5563.

Note: If you are a person with a disability who needs any accommodation in order to participate in these proceedings, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the City Clerk for the City of Port Orange, 1000 City Center Circle, Port Orange, Florida 32129, telephone number (386) 506-5563, within 2 working days of your receipt of this notice or 5 days prior to the meeting date. If you are hearing or voice impaired, contact the relay operator at 1-800-955-8771.