

Board of County Commissioners

**Fourth Amendment
Joint Planning Area Agreement
Orange County and the City of Ocoee**

March 25, 2025



Background

- **JPA's are encouraged pursuant to the Intergovernmental Coordination Element of the Comprehensive plan**
- **Existing JPA Agreements:**
 - Apopka
 - Oakland
 - Ocoee
 - Mount Dora
 - Winter Garden
 - Winter Park



Background

▪ History of the Ocoee JPA

- February 11, 1994 until February 10, 2019
- Current JPA agreement with the City of Ocoee December 2019
 - First Amendment Approved November 30, 2021
 - Low Density Residential to Industrial
 - Second Amendment Approved November 30, 2021
 - Professional/Office to Commercial
 - Third Amendment Approved September 27, 2022
 - Low Density Residential to High Density Residential

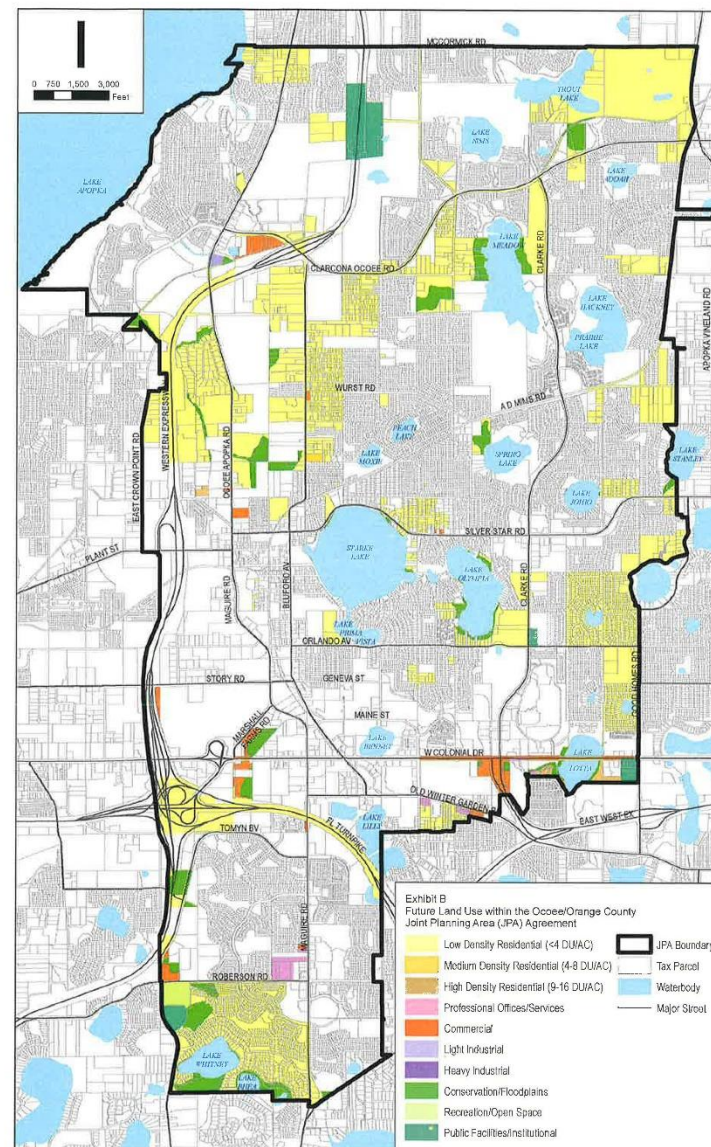


Provisions

- **Provisions of the JPA**
 - Effective for 5 years and automatically extended for 5 years
 - Exhibit A establishes the lands that are part of the JPA
 - Exhibit B Future Land Use Map with agreed upon designations intended to **apply upon annexation** of the land into the City of Ocoee
 - Annexation of enclaves process (Map C)
 - Notification requirements

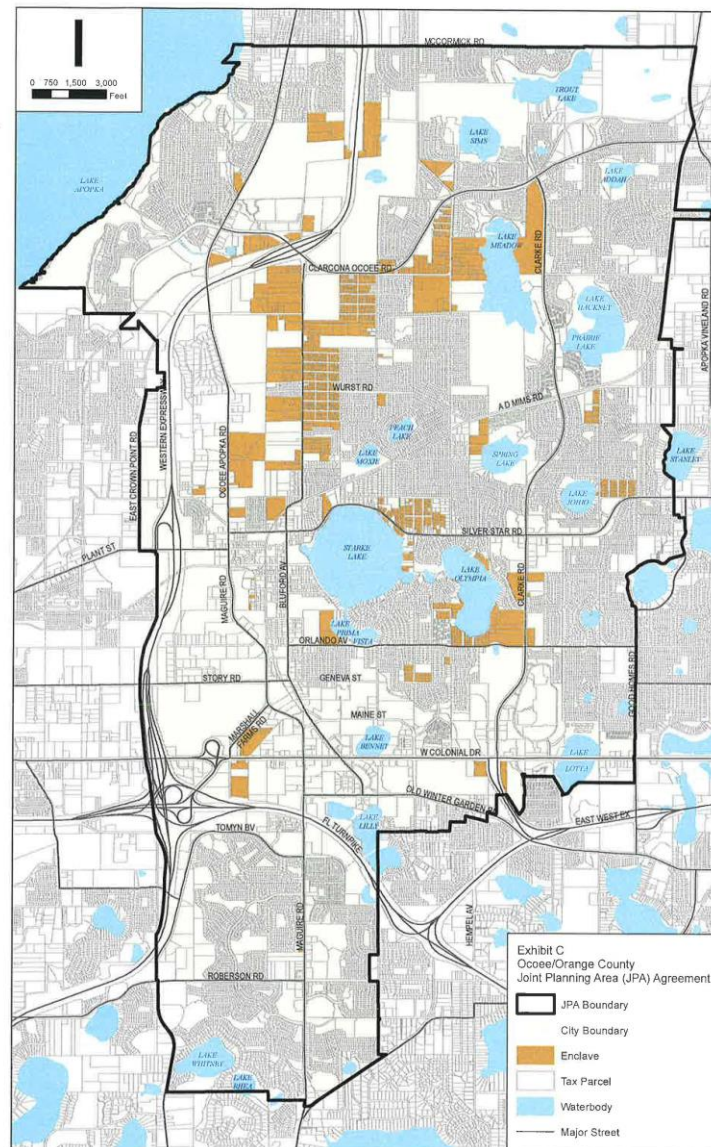


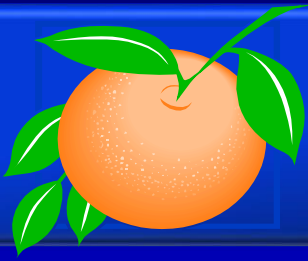
Adopted Exhibit B – Land Use Map





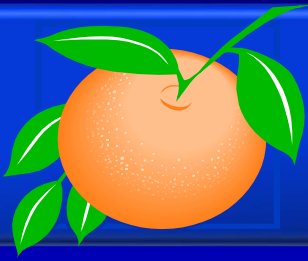
Adopted Exhibit C – Enclave Areas





4th Amendment, JPA Agreement: Orange County/City of Ocoee

Location:	7 parcels: 1053, 1059, 1305, 1113 Ocoee Apopka Road and 1102, 1104 North Lakewood Avenue, generally located west of North Lakewood Avenue, south of Fullers Cross Road, and east of Ocoee Apopka Road.
Acreage:	~17.87 gross acre
From:	Low Density Residential
To:	Commercial
Proposed Use:	150-acre Ocoee Regional Sports Complex project, which will include sports fields, retail, restaurant, hotel, civic/assembly, office, indoor sports, and other commercial uses
District:	2



4th Amendment, JPA Agreement: Orange County/City of Ocoee

City of Ocoee Public Hearings

Comprehensive Plan Amendment (CPA-2024-006)

City of Ocoee 1st Reading: November 5, 2024

City of Ocoee 2nd Reading: February 18, 2025

Rezoning (RZ-24-09-07)

City of Ocoee 1st Reading: February 4, 2025

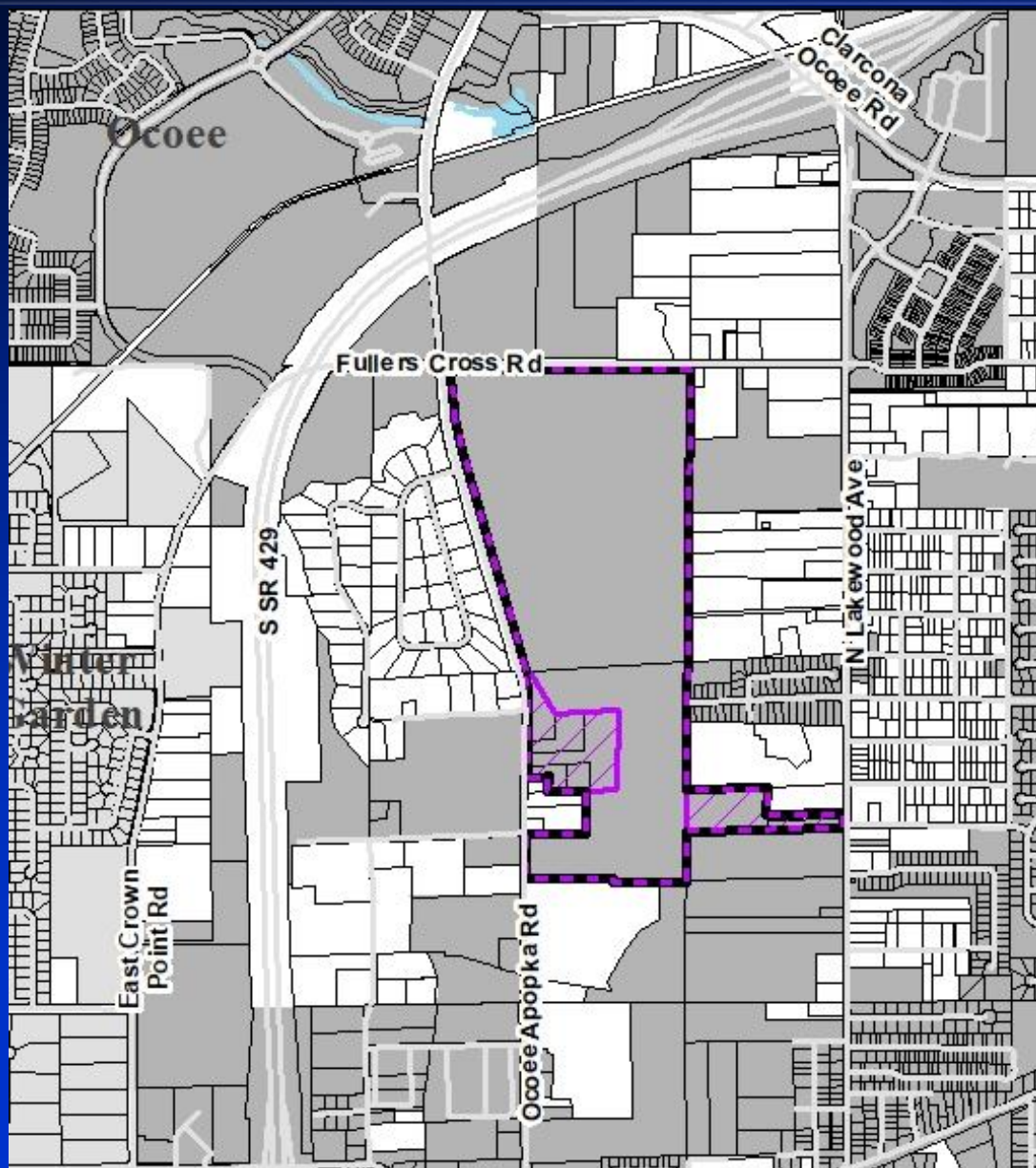
City of Ocoee 2nd Reading: February 18, 2025

Joint Planning Area Agreement

City of Ocoee: February 4, 2025

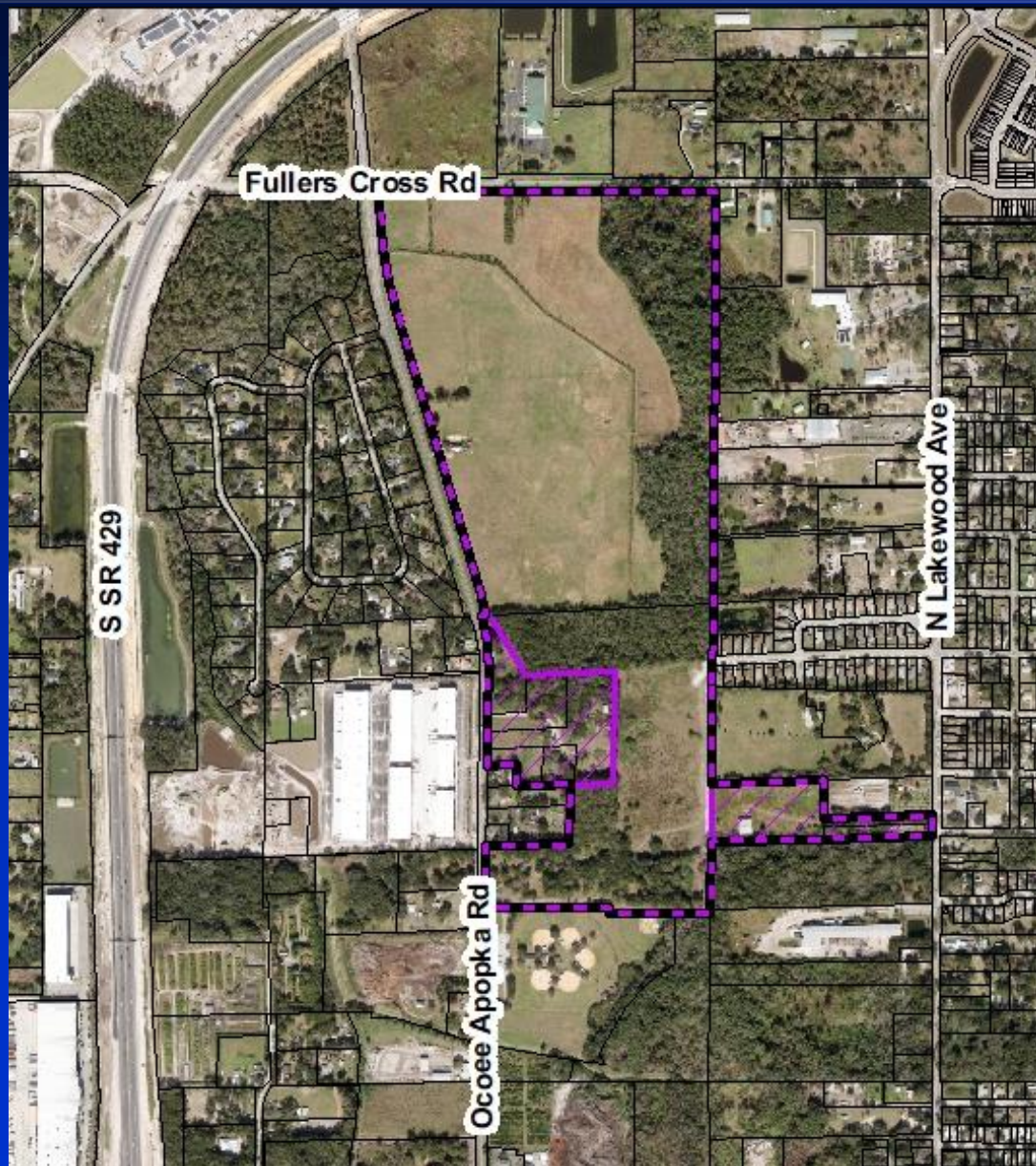


4th Amendment, JPA Agreement: Orange County/City of Ocoee



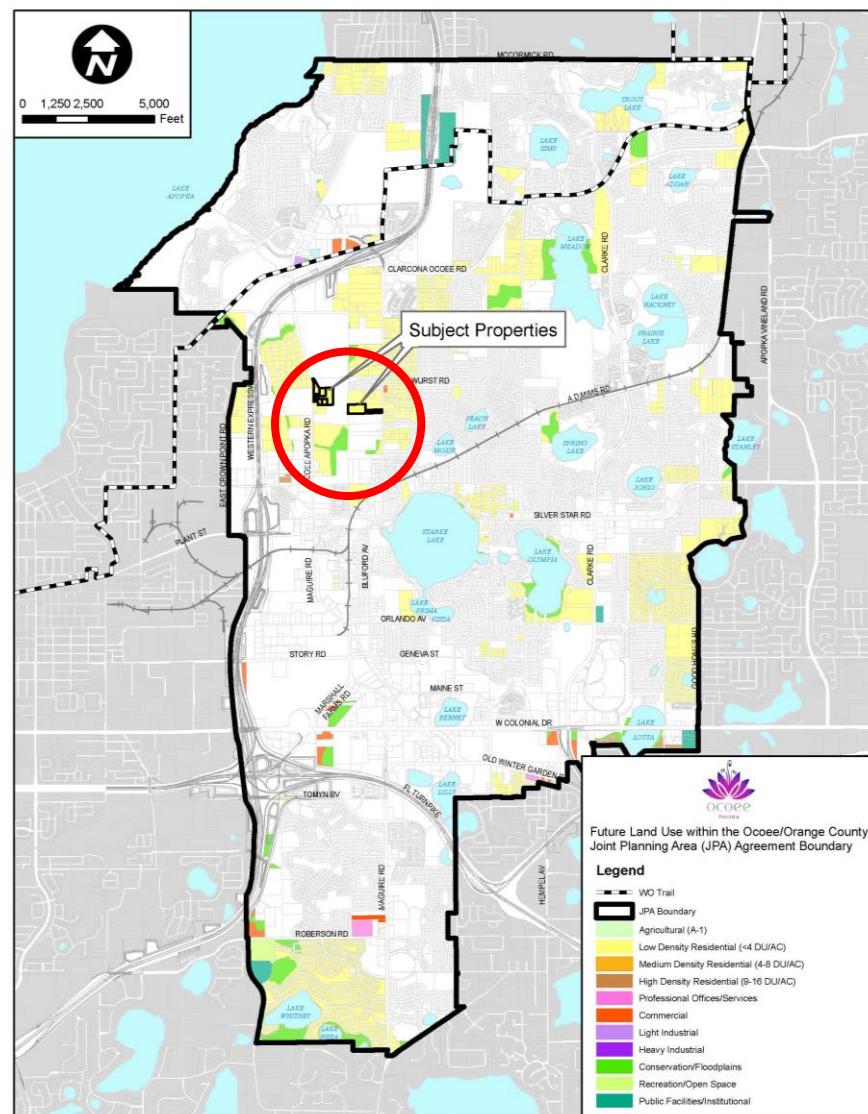


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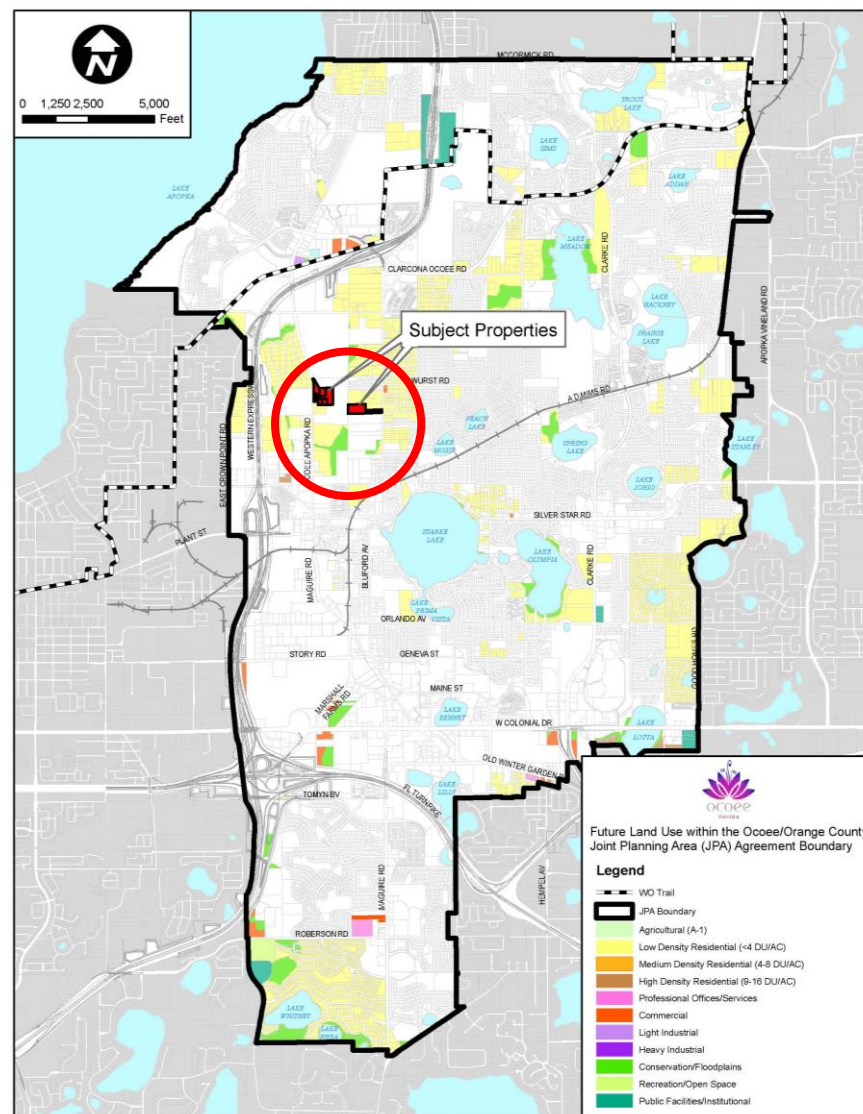


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Action Requested

- **LPA Recommendation:** **APPROVE**
- **Make a finding of consistency with the Comprehensive Plan and APPROVE the Fourth Amendment to Joint Planning Area Interlocal Agreement between Orange County and the City of Ocoee. District 2**