

# Orange County Government

*Orange County Administration Center  
201 S Rosalind Ave.  
Orlando, FL 32801-1393*



## **Final Meeting Minutes**

**Tuesday, December 2, 2025**

**9:00 AM**

**County Commission Chambers**

**Board of County Commissioners**

**Call to Order**

County Mayor Jerry L. Demings called the meeting to order at 9:05 a.m.

**Present:** 7 - Mayor Jerry L. Demings, Commissioner Nicole Wilson, Commissioner Christine Moore, Commissioner Mayra Uribe, Commissioner Maribel Gomez Cordero, Commissioner Kelly Martinez Semrad, and Commissioner Michael Scott

Others present:

County Comptroller Phil Diamond as Clerk  
County Administrator Byron Brooks  
Deputy County Administrator Jon Weiss  
County Attorney Jeffrey J. Newton  
Deputy County Attorney Georgiana Holmes  
Planning Administrator Nicolas Thalmueller  
Minutes Coordinator Rafael Encarnacion, Jr.  
Minutes Coordinator Megan Fiocco

**Invocation - District 1**

Pastor Scott Billue, Matthew's Hope Ministries

**Pledge of Allegiance**

**Public Comment**

The following persons addressed the Board during public comment:

- Zach Moldof
- Joe Silvestris
- Val Mobley
- David Siegel
- Jake Petroski
- Orange County Soil and Water Conservation District 2 Supervisor Jim Moyer

The following material was presented to the Board during public comment: Exhibit 1, from Orange County Soil and Water Conservation District 2 Supervisor Jim Moyer.

**(Pursuant to Section 209 of the Orange County Charter)**

**I. CONSENT AGENDA**

**Approval of the Consent Agenda**

A motion was made by Commissioner Gomez Cordero, seconded by Commissioner Uribe, to approve the Consent Agenda. The motion carried by the following vote:

**Aye:** 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott

#### **A. COUNTY MAYOR**

1. **25-1525** Approval and execution of Orange County, Florida and National Center for Simulation FY 2026 Grant Agreement and authorization to disperse \$15,450. (Office of Innovation and Emerging Technology)

#### **B. COUNTY COMPTROLLER**

1. **25-1513** Approval and execution of the minutes of the October 28, 2025 meeting of the Board of County Commissioners. (Clerk's Office)
2. **25-1514** Approval of the check register authorizing the most recently disbursed County funds, having been certified that no accounts have been overdrawn due to the issuance of same. (Finance/Accounting)

Disbursement periods cover:

- November 14, 2025 to November 20, 2025; \$46,952,437.95
- November 21, 2025 to November 25, 2025; \$95,575,050.84

#### **C. COUNTY SHERIFF**

1. **25-1530** Approval and execution of Edward Byrne Memorial Justice Assistance Grant (JAG) Program Award Agreement for Award Title: C-JG190: Hazardous Device Response Equipment in the amount of \$50,700 for the period of October 1, 2025 through September 30, 2026. No matching funds are required.
2. **25-1531** Approval and execution of Edward Byrne Memorial Justice Assistance Grant (JAG) Program Award Agreement for Award Title: C-JG189: Youth Services Safety Equipment in the amount of \$32,587 for the period of October 1, 2025 through September 30, 2026. No matching funds are required.
3. **25-1532** Approval and execution of Edward Byrne Memorial Justice Assistance Grant (JAG) Program Award Agreement for Award Title: C-JG245: Criminal Investigations Equipment in the amount of \$28,000 for the period of October 1, 2025 through September 30, 2026. No matching funds are required.
4. **25-1533** Approval and execution of Edward Byrne Memorial Justice Assistance Grant (JAG) Program Award Agreement for Award Title: C-JG178: Crash Investigation Training in the amount of \$26,500 for the period of October 1, 2025 through September 30, 2026. No matching funds are required.

**D. COUNTY ADMINISTRATOR**

1. **25-1523** Reappointment of Commissioner Nicole Wilson to the Visit Orlando Board of Directors with a term expiring December 31, 2027.
2. **25-1510** Approval to pay the second quarter billing for the Orange County Property Appraiser in the amount of \$2,801,374.76. (Office of Management and Budget)

**E. COUNTY ATTORNEY**

1. **25-1524** Approval and execution of Settlement Agreement in the case of Richard Grace v. Orange County, Case No. 2021-CA-009019-O, pursuant to the terms of the Settlement Agreement.

**F. ADMINISTRATIVE SERVICES DEPARTMENT**

1. **25-1484** Approval to award Invitation for Bids Y25-799-CC, University Shores Sewer Improvements Package Number 4 to the low responsive and responsible bidder, SAK Construction, LLC in the total contract award amount of \$1,362,439. ([Utilities Department Engineering Division] Procurement Division)
2. **25-1490** Approval of Change Order No. 1, Purchase Order M117957, Mobile Belt Filter Press Rental at Hamlin Water Reclamation Facility, with Merrell Bros, Inc., in the amount of \$130,500, for a revised total amount of \$279,735.92. ([Utilities Department Water Reclamation Division] Procurement Division)
3. **25-1492** Approval to award Invitation for Bids Y25-196-MV, Tree Trimming and Related Services for Facilities Management Division and Convention Center, to The Davey Tree Expert Company and Rapid Response Force, LLC, in the aggregated estimated contract award amount of \$19,291,593.75 for a five-year term for Lot A, and The Davey Tree Expert Company in the estimated contract award amount of \$1,592,830.75 for a five-year term for Lot B.

In the event the bidders recommended above fail to achieve timely compliance with pre-award deliverables, as defined in the Invitation for Bids, including, but not limited to, State Division of Corporations registration, E-verify, insurance and bonds, further request authorization for the Procurement Division to award to the next low responsive and responsible bidder as listed in the bid tabulation herein, to the extent practicable and advantageous to the County. ([Administrative Services Department Facilities Management Division] Procurement Division)

4. **25-1495** Approval to award Invitation for Bids Y25-788-CR, Sand Lake Road Safety

Improvements Project, to the low responsive and responsible bidder, Cathcart Construction Company-Florida, LLC, in the total contract award amount of \$9,385,021.70.

In the event the bidder recommended above fails to achieve timely compliance with pre-award deliverables, as defined in the Invitation for Bids, including, but not limited to, State Division of Corporations registration, E-verify, insurance and bonds, further request authorization for the Procurement Division to award to the next low responsive and responsible bidder as listed in the bid tabulation herein, to the extent practicable and advantageous to the County. ([Public Works Department Engineering Division] Procurement Division)

5. **25-1499** Approval of Contract Y26-2204, Mobile Shelter Project, with Matthew's Hope Ministries, Inc., in the total contract award amount of \$787,560.40 for a one-year term. Further request Board authorization for the Procurement Division to renew the contract for four additional one-year terms. Further request Board authorization of an advance payment to be made in the amount of \$190,000. ([Community and Family Services Department Mental Health and Homelessness Division] Procurement Division)
6. **25-1500** Approval and execution of Lease Agreement between Orange County, Florida, and Aspire Health Partners, Inc. and authorization for the Manager or Assistant Manager of the Real Estate Management Division, or their designee, to exercise all delegations of authority expressly provided under the Lease Agreement, as necessary for Aspire Health Partners, Inc., 8301 East Colonial Drive, Orlando, Florida 32817. Lease File 5013. District 5. (Real Estate Management Division)
7. **25-1501** Approval and execution of Resolution 2025-M-52 of the Orange County Board of County Commissioners regarding Subordinations of County Utility Interests by and between Orange County and the State of Florida, Department of Transportation ("FDOT") at S.R. 400 (Interstate 4), Section 75280 (East of CR 522 (Osceola Parkway) to West of SR 528) and Subordination of Duke Energy Interests by and between Orange County and Duke Energy Florida, LLC d/b/a Duke Energy, successor by conversion to Duke Energy Florida, Inc. f/k/a Florida Power Corporation and authorization to record instruments for FDOT - S.R. 400 (I-4) East of C.R. 522 (Osceola Parkway) to West of S.R. 528 (F.P. #242484 8). District 1. (Real Estate Management Division)
8. **25-1502** Approval and execution of First Amendment to Non-Exclusive Permanent Easement Agreement by and among Central Florida Oversight Tourism District and Orange County, and authorization to disburse funds to pay recording fees and record instrument for Flemings Road - Village I (RAC), Segments 5 and 6 (Parcel 8009). District 1. (Real Estate Management

Division)

9. **25-1503** Approval and execution of Non-Exclusive Easement Agreement by and between ARDC-Ocala 201, LLC and Orange County, and authorization to disburse funds to pay recording fees and drainage fee, and record the instrument for Flemings Road - Village I (RAC), Segments 5 and 6 (Parcel 8010). District 1. (Real Estate Management Division)
10. **25-1504** Approval and execution of Non-Exclusive Slope and Fill Easement Agreement by and between Walt Disney Parks and Resorts U.S., Inc. and Orange County and authorization for the Manager of the Real Estate Management Division to exercise all delegations of authority expressly provided by the Non-Exclusive Slope and Fill Easement Agreement, disburse funds to pay recording fees, and record instrument for Flemings Road - Village I (RAC), Segments 5 and 6 (Parcel 8011). District 1. (Real Estate Management Division)
11. **25-1505** Approval and execution of Contract for Purchase and Sale by and between Holy Blessing, LLC and Orange County; approval of the Warranty Deed; and authorization for the Manager or Assistant Manager of the Real Estate Management Division to exercise all delegations of authority expressly provided under the Contract for Purchase and Sale, disburse funds to pay the purchase price, and to perform all actions necessary and incidental to closing for Shingle Creek Pond 6459 Retrofit (Parcel 105). District 6. (Real Estate Management Division)
12. **25-1506** Approval and execution of Amended and Restated Drainage Easement by and between Orange County and D.R. Horton, Inc. and Second Amendment to Drainage Easement by and between D.R. Horton and Orange County and authorization to record the instrument for Sagewood (PR-24-07-018) FKA Votaw Road. District 2. (Real Estate Management Division)

#### **G. COMMUNITY AND FAMILY SERVICES DEPARTMENT**

1. **25-1516** Approval and execution of Affiliation Agreement between Orange County, Florida and Rollins College related to Experiential Learning Placement Program to facilitate the placement of students at no cost to the County and authorization for the Mayor or designee to execute any amendments to this agreement. (Youth and Family Services Division)
2. **25-1517** Approval and execution Dental Services Agreement between Orange County, Florida and Big Smiles Florida, P.A. for the specific purpose of provision of dental services for children enrolled in the County's Head Start program. There is no cost to the County for participation in this program to the 1,536 children enrolled at the Head Start centers. (Head Start Division)

#### **H. FIRE RESCUE DEPARTMENT**

- 1. **25-1511** Approval and execution of Interagency Agreement between The School Board of Orange County, Florida and Orange County, Florida. (Office of Emergency Management)
- 2. **25-1534** Approval and execution of Facility Use Agreement between Orange County, Florida and Florida Fire Chiefs' Association, Inc. regarding Use of the County's Fire Training Facility for the Florida Fire & EMS Conference in January 2026. (Fire Operations Division)

**I. HEALTH SERVICES DEPARTMENT**

- 1. **25-1507** Approval and execution of 1) Vendor Services Agreement between Central Florida Cares Health System, Inc. and Orange County, Florida in the amount of \$250,000 beginning upon execution through June 30, 2026, and 2) Business Associate Agreement between Orange County, Florida and Central Florida Cares Health System, Inc. related to provision of adequate assurances of compliance with the Health Insurance Portability and Accountability Act ("HIPPA") privacy, breach, and security rules, the Health Information Technology for Economic Healthy Act ("HITECH") breach notification rules, and the Florida Information Protection Act of 2014 ("FIPA") and authorization for the Mayor or designee to sign any future amendments to these agreements.
- 2. **25-1508** Approval and execution of the renewal Certificate of Public Convenience and Necessity for First 2 Aid EMS, Inc d/b/a Trident EMS to provide interfacility Advanced Life Support and Basic Life Support transport services in Orange County, Florida. The term of this Certificate is from December 15, 2025, through December 14, 2027. There is no cost to the County. (EMS Office of the Medical Director)

**J. PLANNING, ENVIRONMENTAL, AND DEVELOPMENT SERVICES DEPARTMENT**

- 1. **25-1512** Approval and execution of Orange County, Florida, Resolutions Establishing Special Assessment Liens for Lot Cleaning Services, and approval to record Special Assessment Liens on property cleaned by Orange County, pursuant to Orange County Code, Chapter 28, Nuisances, Article II, Lot Cleaning. All Districts. (Neighborhood Services Division)  
 LC 25-0427    LC 25-0280    LC 25-0339    LC 25-0364    LC 25-0445  
 LC 25-0464    LC 25-0354    LC 25-0391    LC 25-0398    LC 25-0431  
 LC 25-0318    LC 25-0384    LC 25-0448    LC 25-0474    LC 25-0302  
 LC 25-0306    LC 25-0351    LC 25-0380    LC 25-0410    LC 25-0444
- 2. **25-1519** Approval and execution of Program Administration Agreement between Orange County, Florida and Rebuilding Together Greater Florida, Inc. regarding the Affordable Housing Trust Fund Safe at Home Program FY 2024-2025 in the amount of \$460,000 for minor home repair services. All

Districts. (Housing and Community Development Division)

3. **25-1520** Accept the findings and recommendation of the Environmental Protection Commission and deny the request for waiver to Section 15-344(a) (side setback); deny the request for variance to Section 15-342(a)(5) (terminal platform size); deny the request for variance to Section 15-344(b) (storage lockers); approve the request for variance to Section 15-342(a)(2) (water depth); approve the request for variance to Section 15-342(a)(6) (access walkway width); approve the request for variance to Section 15-342(a)(7) (board spacing); and approve the request for variance to Section 15-342(a) (11) (more than one dock) to allow a future second dock in another County-approved location that meets the required side setbacks for the Castleman Holdings, Inc., After-the-Fact Dock Construction Permit BD-25-01-009. District 1. (Environmental Protection Division)
4. **25-1521** Accept the findings and recommendation of the Environmental Protection Commission and deny the request for variance to Orange County Code, Chapter 15, Article IX, Section 15-342(a)(5) to increase the allowable terminal platform size from 934 square feet to 1,382 square feet for the Julio A. Calderin and Sandra I. Deniz Dock Construction Permit Modification BD-24-05-034-MOD2. District 4. (Environmental Protection Division)
5. **25-1522** Approval and execution of Resolution 2025-M-53 of the Orange County Board of County Commissioners regarding the election pursuant to Section 196.1978(3)(o), Florida Statutes, to not exempt property under Section 196.1978(3)(d)1.a, Florida Statutes, commonly known as the “Live Local Act Property Tax Exemption” and providing an effective date. All Districts. (Housing and Community Development Divisions)

#### K. PUBLIC WORKS DEPARTMENT

1. **25-1528** Approval and execution of State of Florida Department of Transportation Highway Contract Renewal Contract No.: AST44 Financial Project No(s): 426022-1-78-04 by and between the State of Florida Department of Transportation and Orange County in the amount of \$50,490 for the period of February 1, 2026 through January 31, 2029. District 1. (Roads and Drainage Division)

### II. INFORMATIONAL ITEMS\*\*

#### A. COUNTY COMPTROLLER

1. **25-1515** Receipt of the following items to file for the record: (Clerk's Office)
  - a. Minutes of the October 27, 2025, 1:00 p.m., Request for Proposals Y24-1099-AV, Intersection Automated Enforcement Safety System, protest meeting, Commissioner Mayra Uribe met with Greenspoon Marder LLP and

representatives of NovoaGlobal, Inc., Verra Mobility, and RedSpeed.

b. Minutes of the October 27, 2025, 1:30 p.m., Request for Proposals Y24-1099-AV, Intersection Automated Enforcement Safety System, protest meeting, Commissioner Mayra Uribe met with GrayRobinson and Verra Mobility, and representatives of NovoaGlobal, Inc., and RedSpeed.

c. Minutes of the October 27, 2025, 2:00 p.m., Request for Proposals Y24-1099-AV, Intersection Automated Enforcement Safety System, protest meeting, Commissioner Maribel Gomez Cordero met with Verra Mobility, and representatives of NovoaGlobal, Inc., and RedSpeed.

d. Storey Park Community Development District Fiscal Year 2026 Meeting Schedule.

e. Riverwalk Community Development District Fiscal Year 2026 Meeting Schedule.

f. Bonnet Creek Community Development District Fiscal Year 2026 Meeting Schedule.

g. Ranger Drainage District 2025-2026 yearly meeting schedule, copy of location map and approved budget worksheet for Fiscal Year 2025-2026.

h. Florida Public Service Commission In re: Petition for a limited proceeding to approve large load tariff, by Duke Energy Florida, LLC. Order Suspending Tariff.

i. Public hearing notice annexation City of Apopka. Lowndes C/O Jonathan P. Huels, Esq., has made an application to the City of Apopka City Council for an annexation of a property located west corner of Golden Gem Road, east of Round Lake Road and south of Sadler Road. This application relates to the following described property: Ordinance No. 3137: An Ordinance of the City of Apopka, Florida, to extend its territorial and municipal limits to annex pursuant to Florida Statute 171.044 the hereinafter described lands situated and being in Orange County, Florida, owned by Ernest and Sandra Trussell, Josandi Bautista, Jose Felix, Shirley Anderson, Mitchell Allen Rice, Rice Properties LLC, Jeffery Miller, Jesse and Patricia Renteria, Howard Kevin and Teresa Marcum; located west of Golden Gem Road, east of Round Lake Road and south of Sadler Road; comprising 79.95 acres, more or less; providing for directions to the City Clerk, severability, conflicts, and an effective date . Notice is given that public hearings for Ordinance No. 3137 will be held by the City of Apopka City Council at its regularly scheduled meetings in the City Council Chambers of the Apopka City Hall, 120 E. Main Street, Apopka, Florida on Wednesday, November 19, 2025

beginning at 7:00 p.m. and Wednesday, December 3, 2025 beginning at 1:30 p.m. or as soon thereafter as possible.

- j. Audit Report No. 521 - Follow-up Audit of Orange County Convention Center Parking Revenue

These items were received and filed.

**III. DISCUSSION AGENDA**

**A. ADMINISTRATIVE SERVICES DEPARTMENT**

- 1. **25-1496** Selection of one firm and two ranked alternates to provide Security Guard Services for Utilities, Request for Proposals Y25-113-KS, from the following firms alphabetically:

APS Consultants Inc. Dba American Protection Services and Investigations  
 Fidelity Security Agency, LLC  
 Security Alliance, LLC

Further request Board authorization for the Procurement Division to negotiate and execute a contract in the not-to-exceed amount of \$16,244,065 for a five-year term. Further request Board authorization for the Procurement Division to renew the contract for two additional one-year terms.

Further request Board authorization for the Procurement Division to formally terminate negotiations with the top ranked firm, if we are unable to come to a favorable negotiated agreement, and commence negotiations with the next ranked alternate, until a successful negotiation is reached. ([Orange County Utilities Department Fiscal and Operational Support Division] Procurement Division)

A motion was made by Commissioner Uribe, seconded by Commissioner Scott, to appoint APS Consultants Inc. Dba American Protection Services and Investigations, 386.74 points, as the selected firm; further, appoint Security Alliance, LLC, 315.66 points, and Fidelity Security Agency, LLC, 297 points, as the selected ranked alternates; further, authorize the Procurement Division to negotiate and execute a five-year contract in the budget not to exceed \$16,244,065; further, authorize the Procurement Division to renew the contract for two additional one-year terms; and further, authorize the Procurement Division to formally terminate negotiations with the top ranked firm, if we are unable to come to a favorable negotiated agreement, and commence negotiations with the next ranked alternate, until a successful negotiation is reached. The motion carried by the following vote:

**Aye:** 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott

**B. COUNTY ADMINISTRATOR**

1. **25-1527** Election of Vice-Mayor for the 2026 calendar year.

Commissioner Scott nominated Commissioner Martinez Semrad.

Commissioner Martinez Semrad accepted the nomination of Vice Mayor.

AYE vote cast by voice vote for Commissioner Martinez Semrad as follows: Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott.

Commissioner Martinez Semrad received the majority to be appointed as Vice-Mayor in 2026 calendar year; no further votes were cast.

**C. PUBLIC WORKS DEPARTMENT**

1. **25-1536** Red Light Camera Program Annual Summary Report FY 2024-2025. (Traffic Engineering Division)

The Board took no action.

**D. UTILITIES DEPARTMENT**

1. **25-1509** Approval and execution of 1) Resolution of the Orange County Board of County Commissioners regarding setting a revised Preliminary Water System Charge Schedule; providing for a five-year rate plan; providing for revised conservation charges; providing for annual notice to customers; providing for severability; and providing for an effective date. and 2) Resolution of the Orange County Board of County Commissioners regarding setting a Revised Preliminary Wastewater and Pollution Control Charge Schedule including new fees for environmental program reinspection and a lateral installation or repair; providing for an automatic annual rate increase; providing for a five-year rate plan; providing for periodic rate review; providing for annual notice to customers; providing for severability; and providing an effective date. All Districts. (Fiscal and Operational Support Division)

The following person addressed the Board: Andy Burnham.

Board discussion ensued. County Administrator Brooks contributed to the discussion.

A motion was made by Commissioner Scott, seconded by Commissioner Gomez Cordero, to approve and execute Resolution 2025-M-54 setting a revised Preliminary Water System Charge Schedule; providing for an automatic annual rate increase; providing for a five-year rate plan; providing for revised conservation charges; providing for periodic review; providing for annual notice to customers; providing for severability; and providing for an effective date; and further, to approve and execute Resolution 2025-M-55 setting a revised Preliminary Wastewater and

Pollution Control Charge Schedule including new fees for environmental program reinspection and a lateral installation or repair; providing for an automatic annual rate increase; providing for a five-year rate plan; providing for periodic rate review; providing for annual notice to customers; providing for severability; and providing an effective date. The motion carried by the following vote:

**Aye:** 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott

#### E. COMMISSIONER'S REPORT

1. **25-1576** Commissioner Wilson would like to discuss the Safety Requirements, Study, and Enforcement Capacity for Micromobility Devices.

Board discussion ensued. County Administrator Brooks contributed to the discussion.

The Board took no action.

#### IV. RECOMMENDATIONS

1. **25-1518** November 6, 2025 Board of Zoning Adjustment Recommendations.

A motion was made by Commissioner Scott, seconded by Commissioner Uribe, to approve the recommendations, with the exception of Case # VA-25-11-058, Victor Cabrera (Board-Called), and Case # VA-25-08-033, Jose Martinez (Continued), which were pulled from the recommendations; subject to the usual right of appeal by any aggrieved party. The motion carried by the following vote:

**Aye:** 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott

#### V. PUBLIC HEARINGS

##### A. Petition to Vacate

1. **25-1457** Case # PTV-25-08-022

Jonathan Huels of Lowndes, Drosdick, Doster, Kantor & Reed on behalf of 882 Magnolia, LLC and Charles Wolsonovich, vacate a portion of an unopened and unimproved right-of-way; District 1

**Consideration:** Resolution granting Petition to Vacate # 25-08-022, vacating a portion of a 60-foot-wide unopened and unimproved right-of-way known as Palm Avenue that lies between three residential lots located within the Winter Garden Manor Subdivision containing approximately 0.258 acres.

**Location:** District 1; The parcel addresses are 921 Palm Ave, 1233 Beulah Rd, and 1281 Beulah Rd; S25/T22/R27; Orange County, Florida (legal property description on file)

A motion was made by Commissioner Wilson, seconded by Commissioner Scott, to approve the request dated December 2, 2025. The motion carried by the following vote:

**Aye:** 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott

## B. Shoreline Alteration/Dredge and Fill

### 2. 25-1419      ✓Case # SADF-25-02-006

Kathryn Cowden, Lake Irma, After-the-Fact permit; District 5

**Consideration:** Request for an After-the-fact Shoreline Alteration/Dredge and Fill Permit SADF # 25-02-006 to construct a replacement vinyl seawall, with riprap and plantings, on the shoreline of Lake Irma, pursuant to Orange County Code, Chapter 15, Article VI, Pumping and Dredging Control District

**Location:** District 5; on property located adjacent to the shoreline of Lake Irma, located at 3513 TCU Blvd, Orlando, FL 32817; Orange County, Florida (legal property description on file in Environmental Protection Division)

A motion was made by Commissioner Martinez Semrad, seconded by Commissioner Scott, to accept the findings and recommendation of the Environmental Protection Division; and further, approve the After-the-Fact Shoreline Alteration/Dredge and Fill Permit (SADF-25-02-006) subject to the twenty-seven (27) conditions of approval listed in the Staff Report dated October 22, 2025. The motion carried by the following vote:

**Aye:** 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott

## C. Development Plan

### 3. 25-1444      ✓Case # DP-25-03-057

Scott M. Gentry, Kelly, Collins & Gentry, Inc., The Quadrangle Planned Development (PD) / The Quadrangle Preliminary Subdivision Plan (PSP) / Tract 16B - Student Housing Development Plan (DP); District 5

**Consideration:** The Quadrangle Planned Development (PD) / The Quadrangle Preliminary Subdivision Plan (PSP) / Tract 16B - Student Housing Development Plan (DP), Case # DP-25-03-057 submitted in accordance with Article II of the Orange County Subdivision Regulations; This Development Plan (DP) is a request to construct a 130 unit / 447 bedrooms student housing complex on a total of 2.38 acres; pursuant to Orange County Code, Section 38-1203 and Chapter 30, Article II, Section 30-40

**Location:** District 5; property generally located North of University Boulevard, at the Southeast corner of the intersection of High Tech Avenue and Quadrangle Boulevard; Orange County, Florida (legal property description on file in Planning Division)

The following person addressed the Board: Rebecca Wilson.

A motion was made by Commissioner Martinez Semrad, seconded by Commissioner Scott, to make a finding of consistency with the Comprehensive Plan; and further, approve the request subject to the twenty-three (23) conditions of approval listed under the Development Review Committee recommendation in the Staff Report dated October 29, 2025. The motion carried by the following vote:

**Aye:** 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott

#### D. Ordinance

4. **25-1423** Pertaining to the establishment of certified recovery residences and procedures for reasonable accommodation requests; providing a process to review and approve reasonable accommodation requests to the County's Zoning Code for persons with disabilities as provided by the Fair Housing Amendments Act, Title II of the Americans with Disabilities Act and other applicable State and Federal regulations; Amending Chapter 38 of the Orange County Code ("Zoning"); creating a new Section 38-1403 ("Reasonable Accommodation Process"); and providing an effective date; All Districts

**Consideration:** AN ORDINANCE OF ORANGE COUNTY, FLORIDA PERTAINING TO THE ESTABLISHMENT OF CERTIFIED RECOVERY RESIDENCES AND PROCEDURES FOR REASONABLE ACCOMMODATION REQUESTS; PROVIDING A PROCESS TO REVIEW AND APPROVE REASONABLE ACCOMMODATION REQUESTS TO THE COUNTY'S ZONING CODE FOR PERSONS WITH DISABILITIES AS PROVIDED BY THE FAIR HOUSING AMENDMENTS ACT, TITLE II OF THE AMERICANS WITH DISABILITIES ACT AND OTHER APPLICABLE STATE AND FEDERAL REGULATIONS; AMENDING CHAPTER 38 OF THE ORANGE COUNTY CODE ("ZONING"); CREATING A NEW SECTION 38-1403 ("REASONABLE ACCOMMODATION PROCESS"); AND PROVIDING AN EFFECTIVE DATE.

A motion was made by Commissioner Uribe, seconded by Commissioner Scott, to make a finding of consistency with the Comprehensive Plan; further, adopt Ordinance 2025-29 affecting the use of land in Orange County, Florida by amending Chapter 38 ("Zoning"); and providing an effective date; and further, allow staff to correct any non-substantial grammatical or scrivener's errors and to include the ordinance number and effective date. The motion carried by the following vote:

**Aye:** 7 - Mayor Demings, Commissioner Wilson, Commissioner Moore, Commissioner Uribe, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott

√ The notated public hearing is quasi-judicial in nature. As such, any verbal or written communication with a member of the Board of County Commissioners prior to today's quasi-judicial hearing should be disclosed on the record or made a part of the record during the public hearing by or on behalf of the party who communicated with the Board member to allow any interested party an opportunity to inquire about or respond to such communication. Failure to disclose any such communication may place the party who ultimately prevails at the quasi-judicial hearing at risk of having the Board's decision overturned in a court of law due to prejudice against the party who was not privy to the ex parte communication.

Information regarding meetings held at the County Administration Building between any member of the Board and an outside party may be obtained at <https://www.ocfl.net/OpenGovernment/MeetingsReport.aspx>

ADJOURNMENT: 2:33 p.m.

ATTEST:



County Mayor Jerry L. Demings

Date: January 13, 2026

ATTEST SIGNATURE:

Phil Diamond  
County Comptroller as Clerk



Deputy Clerk



\*\*\*\*\*

Any person wishing to appeal any decision made by the Board of County Commissioners at this meeting will need a record of the proceedings. For that purpose, such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

In accordance with the Americans with Disabilities Act (ADA), if any person with a disability as defined by the ADA needs special accommodation to participate in this proceeding, then not later than two (2) business days prior to the proceeding, he or she should contact the Orange County Communications Division at (407) 836-5517.

Para mayor información en español, por favor llame al (407) 836-3111. Si w bezwen èd nan lang Kreyòl oswa sèvis tradiksyon, tanpri rele (407) 836-3111.

NOTE: Reports from the County Mayor, the County Commissioners, the County Administrator, and the County Attorney may be presented at unscheduled times throughout the day, depending on the length of time required for advertised public hearings.

Copies of Specific Project Expenditure Reports and Relationship Disclosure Forms are not included with agenda items unless there is a listed expenditure or disclosure. Copies of these completed reports and forms may be obtained by contacting the relevant Department/Division Office.

\*\*With respect to informational items, Board action is neither required nor necessary, and Board approval (or disapproval) is not to be implied.