

ORDINANCE NO. 2018-_____

AN ORDINANCE PERTAINING TO COMPREHENSIVE
PLANNING IN ORANGE COUNTY, FLORIDA; AMENDING
THE ORANGE COUNTY COMPREHENSIVE PLAN,
COMMONLY KNOWN AS THE “2010-2030
COMPREHENSIVE PLAN,” AS AMENDED, BY ADOPTING
SMALL SCALE DEVELOPMENT AMENDMENTS AND
RELATED TEXT AMENDMENTS PURSUANT TO
SECTION 163.3187, FLORIDA STATUTES; AND
PROVIDING EFFECTIVE DATES.

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF
ORANGE COUNTY:

Section 1. Legislative Findings, Purpose, and Intent.

a. Part II of Chapter 163, Florida Statutes, sets forth procedures and requirements for
a local government in the State of Florida to adopt a comprehensive plan and amendments to a
comprehensive plan;

b. Orange County has complied with the applicable procedures and requirements of
Part II of Chapter 163, Florida Statutes, for amending Orange County’s 2010-2030 Comprehensive
Plan;

c. On April 19, 2018, the Orange County Local Planning Agency (“LPA”) held a
public hearing at which it reviewed and made recommendations regarding the adoption of the
proposed amendments to the Comprehensive Plan as described in this ordinance; and

d. On June 5, 2018, the Board held a public hearing on the adoption of the proposed
amendments as described in this ordinance, and decided to adopt them.

Section 2. Authority. This ordinance is adopted in compliance with and pursuant to
Part II of Chapter 163, Florida Statutes.

Section 3. Amendments to Future Land Use Map. The Comprehensive Plan is hereby amended by amending the Future Land Use Map designations as described at **Appendix “A,”** attached hereto and incorporated herein.

Section 4. Amendments to Text of Future Land Use Element. The Comprehensive Plan is hereby further amended by amending the text of the Future Land Use Element to read as follows, with underlines showing new numbers and words, and strike-throughs indicating repealed numbers and words. (Words, numbers, and letters within brackets identify the amendment number and editorial notes, and shall not be codified.)

* * *

[Amendment 2018-1-S-FLUE-1:]

FLU8.1.4 The following table details the maximum densities and intensities for the Planned Development (PD) Future Land Use designations that have been adopted subsequent to January 1, 2007.

Amendment Number	Adopted FLUM Designation	Maximum Density/Intensity	Ordinance Number
<u>2018-1-S-1-3 (fka 2017-2-S-1-4)</u> <u>CERTUS Senior Living</u>	<u>Planned Development-Commercial (Assisted Living Facility) (PD-C)</u> <u>(ALF)</u>	<u>46,000 sq. ft. assisted living facility with 64 beds</u>	<u>2018-[insert ordinance number]</u>

Such policy allows for a one-time cumulative density or intensity differential of 5% based on ADT within said development program.

Section 5. Effective Dates for Ordinance and Amendments.

(a) This ordinance shall become effective as provided by general law.

(b) Pursuant to Section 163.3187(5)(c), Florida Statutes, the small scale development amendments adopted in this ordinance may not become effective until 31 days after adoption.

53 However, if an amendment is challenged within 30 days after adoption, the amendment that is
54 challenged may not become effective until the Department of Economic Opportunity or the
55 Administration Commission issues a final order determining that the adopted amendment is in
56 compliance.

57 (c) In accordance with Section 163.3184(12), Florida Statutes, any concurrent zoning
58 changes approved by the Board are contingent upon the related Comprehensive Plan amendment
59 becoming effective. Aside from any such concurrent zoning changes, no development orders,
60 development permits, or land uses dependent on any of these amendments may be issued or
61 commence before the amendments have become effective.

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63 ADOPTED THIS 5th DAY OF JUNE, 2018.

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65 **ORANGE COUNTY, FLORIDA**
66 By: Board of County Commissioners

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70 By: _____
71 Teresa Jacobs
72 Orange County Mayor
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75 ATTEST: Phil Diamond, CPA, County Comptroller
76 As Clerk to the Board of County Commissioners
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80 By: _____
81 Deputy Clerk
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APPENDIX “A”

FUTURE LAND USE MAP AMENDMENTS

<i>Appendix A*</i>		
<i>Privately Initiated Future Land Use Map Amendments</i>		
Amendment Number	Future Land Use Map Designation FROM:	Future Land Use Map Designation TO:
2018-1-S-1-2	Rural Settlement 1/1 (RS 1/1), Rural Settlement 1/2 (RS 1/2), and Rural Settlement 1/5 (RS 1/5)	Rural Settlement 1/2 (RS 1/2)
2018-1-S-1-3 (fka 2017-2-S-1-4)	Low Density Residential (LDR)	Planned Development- Commercial (Assisted Living Facility) (PD-C) (ALF)
2018-1-S-2-1	Low Density Residential (LDR)	Commercial (C)
2018-1-S-4-1	Rural Settlement 1/2 (RS 1/2)	Rural Settlement 1/1 (RS 1/1)
2018-1-S-4-2	Low-Medium Density Residential (LMDR)	Commercial (C)
2018-1-S-5-1	Office (O)	Commercial (C)
*The Future Land Use Map (FLUM) shall not depict the above designations until such time as they become effective.		