



Orange County Government

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

Decision Letter

Board of County Commissioners

Tuesday, May 5, 2026

2:00 PM

County Commission Chambers

26-0464 Adoption of Future Land Use Map Amendment SS-25-12-028, Ordinance, and Concurrent Rezoning RZ-26-03-010, Rebecca Wilson, Lowndes Law

a. Amendment SS-25-12-028

Consideration: To change the Future Land Use designation from Low-Medium Density Residential (LMDR) to Commercial (C), pursuant to Part II, Chapter 163, Florida Statutes and Orange County Code Chapter 30.

Location: District 6; property located at 1600 Columbia Street; generally located at the southwest corner of the Columbia Street and S. Rio Grande intersection; Orange County, Florida (legal property description on file in Planning Division)

And

b. Ordinance for Proposed Amendment

Consideration: 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 PURSUANT TO SECTION 163.3187, FLORIDA STATUTES; AND PROVIDING EFFECTIVE DATES.

And

c. Rezoning RZ-26-03-010

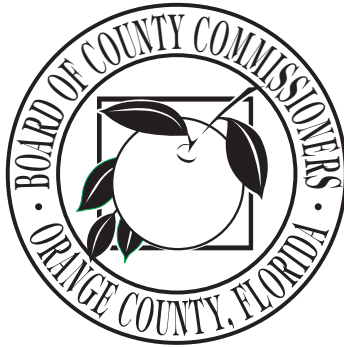
Consideration: Request to change the zoning designation from C-3 (Wholesale Commercial District) to C-2 Restricted (General Commercial District) in order to allow for limited C-2 uses which may include uses that have outdoor storage of vehicles and equipment; pursuant to Part II, Chapter 163, Florida Statutes and Orange County Code Chapter 30.

Location: District 6; property located at 1600 Columbia Street, generally located at the southwest corner of the Columbia Street and S. Rio Grande intersection; Orange County, Florida (legal property description on file in Planning Division)

A motion was made by Commissioner Scott, seconded by Commissioner Wilson, to make a finding of consistency with the Comprehensive Plan; further, adopt Amendment SS-25-12-028, Commercial (C) Future Land Use Map designation; further, adopt the associated Ordinance 2026-08; further, make a finding of consistency with the Comprehensive Plan; and further, approve the rezoning request RZ-26-03-010 from C-3 (Wholesale Commercial District) to C-2 Restricted (General Commercial District), to allow for limited C-2 uses which may include uses that have outdoor storage of vehicles and equipment, subject to the three (3) restrictions listed in the Staff Report dated April 1, 2026. The motion carried by the following vote:

Aye: 5 - Mayor Demings, Commissioner Wilson, Commissioner Gomez Cordero, Commissioner Martinez Semrad, and Commissioner Scott

Nay: 1 - Commissioner Uribe



THE FOREGOING DECISION HAS BEEN FILED WITH ME THIS 11TH DAY OF MAY 2026.

Megan Fiocco

for

DEPUTY CLERK
BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA

Note: This document constitutes the final decision of the Board of County Commissioners on this matter. If, upon the Board's subsequent review and approval of its minutes, an error affecting this final decision is discovered, a corrected final decision will be prepared, filed, and distributed.

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