



**Interoffice Memorandum**

July 23, 2025

TO: Mayor Jerry L. Demings  
-AND-  
County Commissioners

FROM: Joseph C. Kunkel, P.E., Director, Public Works Department

A handwritten signature in blue ink, appearing to read "Joseph C. Kunkel".

**CONTACT PERSON:** Matthew Kalus, Sr. Project Manager, PSM, PE  
**Development Engineering Division**  
**PHONE NUMBER:** (407) 836-7974

**SUBJ:** Revisions to Chapter 34, ("Subdivision Regulations") to comply with Section 177.071, Florida Statutes

This public hearing is to consider approval of an ordinance to amend Chapter 34, ("Subdivision Regulations"), of the Orange County Code to establish an administrative authority to receive, review, process, and approve final plats. This new administrative process is required by Senate Bill 784 (2025), codified within Sections 177.071 and 177.111, Florida Statutes, and which took effect on July 1, 2025. This ordinance will designate the administrative authority as well as provide for administrative approval of the final plat for those developments that have not been the subject of a public hearing. Such plat approval had been previously delegated by statute to the Board of County Commissioners as the governing body.

This Code Revision has been reviewed by the County Attorney's Office and has been found acceptable.

**Action Requested:** Approval and adoption of an Ordinance Amending Chapter 34 of the Orange County Code ("Subdivision Regulations") to comply with Section 177.071, Florida Statutes ("Administrative Approval of Plats by Designated County or Municipal Official"); Amending Section 34-48 ("Plat Approval and Recording").

JCK/mk

cc: Byron W. Brooks, AICP, County Administrator  
Jon V. Weiss, P.E., Deputy County Administrator  
Georgiana Holmes, Deputy County Attorney