

## ORANGE COUNTY NOTICE OF PUBLIC HEARING

Dear Property Owner:

**If you have any questions regarding this notice, contact the Orange County Planning Division, 407-836-5600, email: [planning@ocfl.net](mailto:planning@ocfl.net)**

**Para más información, referente a esta vista publica con respecto a una audiencia pública sobre propiedad en su área/vecindad, favor comunicarse con la División de Planificación, al número, 407-836-8181.**

The Orange County Board of County Commissioners will conduct a public hearing on **January 27, 2026, at 2 p.m.**, or as soon thereafter as possible, in the County Commission Chambers, First Floor, County Administration Center, 201 South Rosalind Avenue, Orlando, Florida. You are invited to attend and be heard regarding a request by:

**Applicant:** Rebecca Wilson, Lowndes Law, Amendment # SS-25-12-028

**Consideration:** To change the Future Land Use Map designation from Low-Medium Density Residential (LMDR) to Commercial (C). The existing zoning district is C-3 (Wholesale Commercial District), however C-3 uses are not currently permitted on the property due to the Future Land Use Map designation of Low-Medium Density Residential. There is no change proposed for the zoning district. If the Future Land Use Map designation of Commercial is approved, C-3 uses would be allowed. C-3 zoning allows for uses that are the most intense of the Commercial districts including storage yards for inoperable vehicles and heavy equipment, warehousing and distribution, and towing services. The applicant has not specified what use is proposed at this time; pursuant to Part II, Chapter 163, Florida Statutes and Orange County Code

**Location:** District 6; property located at 1600 Columbia Street; generally located at the southwest corner of Columbia Street and S. Rio Grande Avenue. (legal property description on file in Planning Division-see enclosed map)

**AND**

In conjunction with the adoption of the above Comprehensive Plan Amendment, the BCC will consider adoption of the following Ordinance:

**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.

You may obtain a copy of the legal property description by calling Orange County Planning Division 407-836-5600; or pick one up at 201 South Rosalind Avenue, Second Floor; Orlando, Florida.

**If you wish to appeal any decision made by the Board of County Commissioners at this meeting you will need a record of the proceedings. You should 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.**

**If you require special accommodations under the Americans with Disabilities Act of 1990, please call 407-836-5631 no later than two business days prior to the hearing for assistance. Si usted requiere ayuda especial bajo la ley de Estadounidenses con Discapacidades de 1990, por favor llame al 407-836-3111.**

Phil Diamond, County Comptroller  
As Clerk of the Board of County Commissioners; Orange County, Florida

re/cas/th  
January 8, 2026