

BCC Mtg. Date: November 14, 2017

EFFECTIVE DATE: December 15, 2017

ORDINANCE NO. 2017-20

**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 October 19, 2017, 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 November 14, 2017, 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Land Use Element to read as follows, with underlines showing new numbers and words, and strike-throughs indicating repealed numbers and words.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 2017-2-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>2017-2-S-5-3</u> <u>Dr. Chau ALF</u>	<u>Planned Development-Office/Commercial (PD-O/C) (Assisted Living Facility)</u>	<u>Approximately 29,000 sq. ft. assisted living facility with fifty-six (56) beds and up to 35,435 sq. ft. office uses</u>	<u>2017-20</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. However, if an amendment is challenged within 30 days after adoption, the amendment that is

challenged may not become effective until the Department of Economic Opportunity or the Administration Commission issues a final order determining that the adopted amendment is in compliance.

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

ADOPTED THIS 14th DAY OF NOVEMBER, 2017.

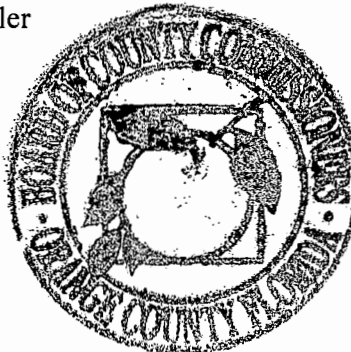
ORANGE COUNTY, FLORIDA

By: Board of County Commissioners

By: *Teresa Jacobs*
Teresa Jacobs
Orange County Mayor

ATTEST: Phil Diamond, CPA, County Comptroller
As Clerk to the Board of County Commissioners

By: *Craig A. Stopynka*
for Deputy Clerk



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:
2017-2-S-1-1	Low Density Residential (LDR)	Commercial (C)
2017-2-S-1-5	Office (O)	Commercial (C)
2017-2-S-2-1	Industrial (IND)	Low Density Residential (LDR)
2017-2-S-2-3	Low Density Residential (LDR)	Commercial (C)
2017-2-S-2-4	Low Density Residential (LDR)	Medium Density Residential (MDR)
2017-2-S-2-5	Commercial (C) and Low-Medium Density Residential (LMDR)	Commercial (C)
2017-2-S-2-6	Low Density Residential (LDR)	Commercial (C)
2017-2-S-3-1	Low-Medium Density Residential (LMDR)	Commercial (C)
2017-2-S-4-1	Commercial (C) and Medium Density Residential (MDR)	Commercial (C)
2017-2-S-4-2	Low Density Residential (LDR) and Commercial (C)	Rural Settlement 1/1 (RS 1/1)
2017-2-S-4-3	Medium Density Residential (MDR)	Commercial (C)
2017-2-S-5-2	Low-Medium Density Residential (LMDR)	Commercial (C)

2017-2-S-5-3	Office (O)	Planned Development- Office/Commercial (PD-O/C) (Assisted Living Facility)
2017-2-S-6-1	Institutional (INST)	Industrial (IND)
*The Future Land Use Map (FLUM) shall not depict the above designations until such time as they become effective.		