

1 **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY**
2 **OF ORLANDO, FLORIDA, ANNEXING TO THE**
3 **CORPORATE LIMITS OF THE CITY CERTAIN LAND**
4 **GENERALLY LOCATED NORTH OF LEE VISTA BLVD.,**
5 **EAST OF NARCOOSSEE RD., SOUTH OF ELMSTONE**
6 **CIR., AND WEST OF LIGHTNER DR., AND COMPRISED**
7 **OF 4.091 ACRES, MORE OR LESS; AMENDING THE**
8 **CITY’S ADOPTED GROWTH MANAGEMENT PLAN TO**
9 **DESIGNATE THE PROPERTY AS AIRPORT SUPPORT**
10 **DISTRICT MEDIUM INTENSITY ON THE CITY’S**
11 **OFFICIAL FUTURE LAND USE MAPS; PROVIDING FOR**
12 **AMENDMENT OF THE CITY’S OFFICIAL FUTURE**
13 **LAND USE MAP; PROVIDING FOR SEVERABILITY,**
14 **CORRECTION OF SCRIVENER’S ERRORS, AND AN**
15 **EFFECTIVE DATE.**

16
17 **WHEREAS**, on June 23, 2014, the City Council of the City of Orlando, Florida
18 (the “Orlando City Council”), accepted a petition for voluntary annexation (hereinafter the
19 “Petition”) bearing the signatures of all owners of property in an area of land generally
20 located north of Lee Vista Boulevard, east of Narcoossee Road, south of Elmstone
21 Circle, and west of Lightner Drive, comprised of approximately 4.091 acres of land and
22 being precisely described by the legal description of the area by metes and bounds
23 attached to this ordinance as **Exhibit “A”** (hereinafter the “Property”); and
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25 **WHEREAS**, the Petition was filed with the Orlando City Council pursuant to
26 section 171.044, Florida Statutes; and
27

28 **WHEREAS**, at its regularly scheduled meeting of July 15, 2014, the Municipal
29 Planning Board (the “MPB”) of the City of Orlando, Florida (the “City”), considered the
30 following applications relating to the Property:
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- 32 1. Annexation case number ANX2014-00010, requesting to annex the Property
33 into the jurisdictional boundaries of the City; and
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- 35 2. Growth Management Plan (hereinafter the “GMP”) case number GMP2014-
36 00015, requesting an amendment to the City’s GMP to designate the
37 Property as “Airport Support District Medium Intensity” on the City’s official
38 Future Land Use Map; and
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- 40 3. Zoning case number ZON2014-00016, requesting to designate the Property
41 as the “Planned Development” district with the “Airport Noise” overlay district
42 on the City’s official zoning maps (together, hereinafter referred to as the
43 “Applications”); and
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45 **WHEREAS**, based upon the evidence presented to the MPB, including the
46 information and analysis contained in the “Staff Report to the Municipal Planning Board”

47 for application case numbers ANX2014-00010, GMP2014-00015, and ZON2014-00016
48 (entitled "Item #3 – 6621 Narcoossee Annexation" and hereinafter referred to as the
49 "Staff Report"), the MPB recommended that the Orlando City Council approve said
50 Applications and adopt an ordinance or ordinances in accordance therewith; and
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52 **WHEREAS**, the MPB found that application GMP2014-00015 is consistent with:
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- 54 1. The *State Comprehensive Plan* as provided at Chapter 187, Florida Statutes
55 (2013) (the "State Comprehensive Plan"); and
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- 57 2. The *East Central Florida 2060 Plan* adopted by the East Central Florida
58 Regional Planning Council pursuant to sections 186.507 and 186.508, Florida
59 Statutes (2013) (the "Strategic Regional Policy Plan"); and
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- 61 3. The *City of Orlando Growth Management Plan*, adopted as the City's
62 "comprehensive plan" for purposes of the Florida Community Planning Act,
63 sections 163.3164 through 163.3217, Florida Statutes (2013) (the "GMP");
64 and
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66 **WHEREAS**, the MPB found that application ZON2014-00011 is consistent with:
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- 68 1. The *City of Orlando Growth Management Plan*, adopted as the City's
69 "comprehensive plan" for purposes of the Florida Community Planning Act,
70 sections 163.3164 through 163.3217, Florida Statutes (2013) (the "GMP");
71 and
72
- 73 2. The *City of Orlando Land Development Code*, Chapters 58 through 68, Code
74 of the City of Orlando, Florida (the "LDC"); and
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76 **WHEREAS**, sections 3 and 4 of this ordinance are adopted pursuant to the
77 "process for adoption of small-scale comprehensive plan amendment" as provided by
78 section 163.3187, Florida Statutes (2013); and
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80 **WHEREAS**, the Orlando City Council hereby finds that:
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- 82 1. As of the date of the Petition, the Property was located in the unincorporated
83 area of Orange County; and
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- 85 2. As of the date of the Petition, the Property is contiguous to the City within the
86 meaning of subsection 171.031(11), Florida Statutes; and
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- 88 3. As of the date of the Petition, the Property is reasonably compact within the
89 meaning of subsection 171.031(12), Florida Statutes; and
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- 91 4. The Petition bears the signatures of all owners of property in the area to be
92 annexed; and

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5. Annexation of the Property will not result in the creation of enclaves within the meaning of subsection 171.031(13), Florida Statutes; and
6. The Property is located wholly within the boundaries of a single county; and
7. The Petition proposes an annexation that is consistent with the purpose of ensuring sound urban development and accommodation to growth; and
8. The Petition, this ordinance, and the procedures leading to the adoption of this ordinance are consistent with the uniform legislative standards provided by the Florida Municipal Annexation and Contraction Act for the adjustment of municipal boundaries; and
9. The Petition proposes an annexation that is consistent with the purpose of ensuring the efficient provision of urban services to areas that become urban in character within the meaning of subsection 171.022(8), Florida Statutes; and
10. The Petition proposes an annexation that is consistent with the purpose of ensuring that areas are not annexed unless municipal services can be provided to those areas; and

WHEREAS, the Orlando City Council hereby finds that this ordinance is in the best interest of the public health, safety, and welfare, and is consistent with the applicable provisions of the City’s GMP and LDC; and

NOW, THEREFORE, BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF ORLANDO, FLORIDA, AS FOLLOWS:

SECTION 1. ANNEXATION. Pursuant to the authority granted by section 171.044, Florida Statutes, and having determined that the owner or owners of the Property have petitioned the Orlando City Council for annexation into the corporate limits of the City, and having determined that the petition bears the signatures of all owners of property in the area proposed to be annexed, and having made the findings set forth in this ordinance, the Property is hereby annexed into the corporate limits of the City of Orlando, Florida, and the boundary lines of the City are hereby redefined to include the Property. In accordance with subsection 171.044(3), Florida Statutes, the annexed area is clearly shown on the map attached to this ordinance as **Exhibit “B.”**

SECTION 2. CITY BOUNDARIES. Pursuant to section 171.091, Florida Statutes, the charter boundary article of the City is hereby revised in accordance with this ordinance. The City Clerk, or designee, is hereby directed to file this ordinance as a revision of the City Charter with the Florida Department of State. The City Planning

137 Official, or designee, is hereby directed to amend the City's official maps in accordance
138 with this ordinance.

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140 **SECTION 3. FLUM DESIGNATION.** Pursuant to section 163.3187, Florida
141 Statutes, the City of Orlando, Florida, adopted Growth Management Plan Future Land
142 Use Map designation for the Property is hereby established as "Airport Support District
143 Medium Intensity" as depicted in **Exhibit "C"** to this ordinance.

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145 **SECTION 4. AMENDMENT OF FLUM.** The City Planning Official, or designee,
146 is hereby directed to amend the City's adopted Future Land Use Maps in accordance
147 with this ordinance.

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149 **SECTION 5. SCRIVENER'S ERROR.** The City Attorney may correct scrivener's
150 errors found in this ordinance by filing a corrected copy of this ordinance with the City
151 Clerk.

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153 **SECTION 6. SEVERABILITY.** If any provision of this ordinance or its
154 application to any person or circumstance is held invalid, the invalidity does not affect
155 other provisions or applications of this ordinance which can be given effect without the
156 invalid provision or application, and to this end the provisions of this ordinance are
157 severable.

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159 **SECTION 7. EFFECTIVE DATE.** This ordinance is effective upon adoption,
160 except for sections one and two, which take effect on the 30th day after adoption, and
161 sections three and four which take effect on the 31st day after adoption unless this
162 ordinance is lawfully challenged pursuant to section 163.3187(5), Florida Statutes, in
163 which case sections three and four shall not be effective until the state land planning
164 agency or the Administration Commission issues a final order declaring this ordinance
165 "in compliance" as defined at sections 163.3184(1)(b) and 163.3187(5)(d), Florida
166 Statutes.

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168 **DONE, THE FIRST PUBLIC NOTICE,** in a newspaper of general circulation in
169 the City of Orlando, Florida, by the City Clerk of the City of Orlando, Florida, this
170 _____ day of _____, 2014.

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172 **DONE, THE FIRST READING,** by the City Council of the City of Orlando,
173 Florida, at a regular meeting, this _____ day of _____, 2014.

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175 **DONE, THE SECOND PUBLIC NOTICE,** in a newspaper of general circulation in
176 the City of Orlando, Florida, by the City Clerk of the City of Orlando, Florida, this
177 _____ day of _____, 2014.

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179 **DONE, THE SECOND READING, THE PUBLIC HEARING, AND ENACTED ON**
180 **FINAL PASSAGE,** by an affirmative vote of a majority of a quorum present of the City

ORDINANCE NO. 2014-44

181 Council of the City of Orlando, Florida, at a regular meeting, this _____ day of
182 _____, 2014.

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184
185 BY THE MAYOR/MAYOR PRO TEMPORE
186 OF THE CITY OF ORLANDO, FLORIDA:

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189 _____
190 Mayor / Mayor Pro Tempore

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192 ATTEST, BY THE CLERK OF THE
193 CITY COUNCIL OF THE CITY OF
194 ORLANDO, FLORIDA:

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196 _____
197 City Clerk

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199 APPROVED AS TO FORM AND LEGALITY
200 FOR THE USE AND RELIANCE OF THE
201 CITY OF ORLANDO, FLORIDA:

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203 _____
204 City Attorney

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206 **[Remainder of page intentionally left blank.]**