

**REQUEST FOR RESCISSION
of
DEVELOPMENT ORDER
for
ORLANDO REGIONAL HEALTHCARE SYSTEM, INC.**

THIS REQUEST FOR RESCISSION OF DEVELOPMENT ORDER FOR ORLANDO REGIONAL HEALTHCARE SYSTEM, INC. (this “**Request**”) is submitted by Steven R. Bechtel, c/o Mateer & Harbert, P.A., 225 E. Robinson Street, Suite 600, Orlando, Florida 32801 on behalf of ORLANDO HEALTH, INC. (“**OHI**”), a Florida not-for-profit corporation, and Successor to ORLANDO REGIONAL HEALTHCARE SYSTEM, INC., whose address is 1414 Kuhl Avenue, Orlando, Florida 32801.

FACTUAL BACKGROUND

1. OHI is the owner and developer of that certain real property more particularly described in the Amended and Restated Development Order for Orlando Regional Healthcare System, Inc. Development of Regional Impact, approved by the City Council of the City of Orlando (“**City**”) on August 25, 2003, Document No. 030825504; the First Amendment to Amended and Restated Development Order, approved by the City on January 12, 2004, Document No. 040112701; and the Second Amendment to the Amended and Restated Development Order, approved by the City on April 7, 2008, Document No. 080407702 (the “**OHI DRI**”).
2. The OHI DRI Development Order specifies the development program and the required mitigation for the development of the OHI DRI.
3. Pursuant to section 380.06(29)(a), Florida Statutes, the City is a dense urban land area and is exempt from the development-of-regional-impact process described in section 380.06, Florida Statutes; and, pursuant to section 380.06(29)(e), Florida Statutes, “any previously approved development-of-regional-impact development orders shall continue to be effective but the developer has the option to be governed by section 380.115(1), Florida Statutes”.
4. Section 380.115(1)(b), Florida Statutes, provides that “if requested by the developer or land owner, the development-of-regional-impact development order **shall be** rescinded by the local government having jurisdiction upon a showing that all required mitigation related to the amount of development that existed on the date of rescission has been completed” (emphasis added).

5. As shown on the attached **Exhibit "A"** to this request, all required mitigation related to the amount of development specified in the OHI DRI Development Order has been completed.

6. On March 31, 2014, the City adopted Ordinance No. 2013-45, amending and restating the Planned Development Zoning District regulations for the Orlando Health Planned Development, being the same property as described in the OHI DRI Development Order, Document No. 1403311201 (the "**PD Ordinance**"). The PD Ordinance fully regulates the property and provides an additional basis for rescission of the OHI DRI Development Order.

7. OHI hereby requests that the City:

(a) Rescind the OHI DRI Development Order;

(b) Terminate and cancel the OHI DRI Development Order and record a certified copy of the Order of Rescission in the official records of Orange County, Florida.

REQUEST FOR RESCISSION

8. Factual Background Incorporated. The facts set forth in the Factual Background above are true and correct and are hereby incorporated into this Request by this reference.

9. OHI DRI Development Order Rescission. Based on the information presented herein, OHI hereby requests rescission of the OHI DRI Development Order.

10. Proposed Order Approving the Rescission of OHI DRI Development Order. Attached hereto as **Exhibit "B"** is a proposed form of Order Approving Rescission of the OHI DRI Development Order that the City may wish to use upon approval of this Request.

DATED this ____ day of _____, 2015.

Respectfully submitted,

Steven R. Bechtel
Mateer & Harbert, P.A.

225 E. Robinson Street, Suite 600

Orlando, FL 32801

Attorney for:

Orlando Health, Inc., Successor to Orlando

Regional Healthcare System, Inc.