

1                   **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY**  
2                   **OF ORLANDO, FLORIDA, REZONING CERTAIN LAND**  
3                   **GENERALLY LOCATED NORTH AND EAST OF WEST**  
4                   **PRINCETON STREET, SOUTH OF SILVER STAR ROAD,**  
5                   **AND WEST OF MERCY DRIVE, AND COMPRISED OF**  
6                   **APPROXIMATELY 1.04 ACRES OF LAND, FROM THE**  
7                   **MEDIUM INTENSITY DEVELOPMENT WITH THE**  
8                   **WEKIVA OVERLAY DISTRICT TO THE INDUSTRIAL**  
9                   **PARK DISTRICT WITH THE WEKIVA OVERLAY**  
10                  **DISTRICT; PROVIDING FOR AMENDMENT OF THE**  
11                  **CITY’S OFFICIAL ZONING MAPS; PROVIDING FOR**  
12                  **SEVERABILITY, CORRECTION OF SCRIVENER’S**  
13                  **ERRORS, PERMIT DISCLAIMER, AND AN EFFECTIVE**  
14                  **DATE.**

15  
16                  **WHEREAS**, at its regularly scheduled meeting of September 20, 2016, the  
17 Municipal Planning Board (the “MPB”) of the City of Orlando, Florida (the “city”),  
18 considered zoning application case number ZON2016-00020, requesting an amendment  
19 to the City’s official zoning maps for approximately 1.04 acres of land, generally located  
20 north and east of West Princeton Street, south of Silver Star Road, and west of Mercy  
21 Drive, and more precisely described by the legal description attached to this ordinance  
22 as **Exhibit A** (hereinafter the “Property”); and  
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24                  **WHEREAS**, based upon the evidence presented to the MPB, including the  
25 information and analysis contained in the “Staff Report to the Municipal Planning Board”  
26 for application case number ZON2016-00020 (entitled “Item #10 Princeton”), the MPB  
27 recommended that the City Council of the City of Orlando, Florida (the “Orlando City  
28 Council”), approve zoning application case number ZON2016-00020 and adopt an  
29 ordinance in accordance therewith; and  
30

31                  **WHEREAS**, the MPB found that application case number ZON2016-00020 is  
32 consistent with:  
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- 34                   1. The *City of Orlando Growth Management Plan*, adopted as the city’s  
35                   “comprehensive plan” for purposes of the Florida Community Planning  
36                   Act, sections 163.3164 through 163.3217, Florida Statutes (the  
37                   “GMP”), including the property’s future land use map designation of  
38                   Industrial; and  
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- 40                   2. The *City of Orlando Land Development Code*, Chapters 58 through  
41                   68, Code of the City of Orlando, Florida (the “LDC”); and  
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43                  **WHEREAS**, the Orlando City Council hereby finds that this ordinance is in the  
44 best interest of the public health, safety, and welfare, and is consistent with the  
45 applicable provisions of the city’s GMP and LDC; and  
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47 **NOW, THEREFORE, BE IT ENACTED BY THE CITY COUNCIL OF THE CITY**  
48 **OF ORLANDO, FLORIDA, AS FOLLOWS:**

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50 **SECTION 1. ZONING MAP DESIGNATION.** Pursuant to the LDC, the property  
51 is hereby rezoned from the Medium Intensity Development District with the Wekiva  
52 overlay district (denoted as “R-3B/W” on the city’s official zoning maps) to the Industrial  
53 Park District with the Wekiva overlay district (denoted as “I-P/W” on the City’s official  
54 zoning maps), as depicted in **Exhibit B** to this ordinance.

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56 **SECTION 2. AMENDMENT OF OFFICIAL ZONING MAPS.** The city zoning  
57 official, or designee, is hereby directed to amend the city’s official zoning maps in  
58 accordance with this ordinance.

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60 **SECTION 3. DISCLAIMER.** In accordance with Section 166.033(5), Florida  
61 Statutes, the issuance of this development permit does not in any way create any right  
62 on the part of the applicant to obtain a permit from a state or federal agency, and does  
63 not create any liability on the part of the City for issuance of this permit if the applicant  
64 fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal  
65 agency or undertakes actions that result in a violation of state or federal law. All other  
66 applicable state or federal permits must be obtained before commencement of the  
67 development authorized by this development permit.

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69 **SECTION 4. SCRIVENER’S ERROR.** The city attorney may correct scrivener’s  
70 errors found in this ordinance by filing a corrected copy of this ordinance with the city  
71 clerk.

72  
73 **SECTION 5. SEVERABILITY.** If any provision of this ordinance or its  
74 application to any person or circumstance is held invalid, the invalidity does not affect  
75 other provisions or applications of this ordinance which can be given effect without the  
76 invalid provision or application, and to this end the provisions of this ordinance are  
77 severable.

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79 **SECTION 6. EFFECTIVE DATE.** This ordinance takes effect upon adoption.

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81 **DONE, THE FIRST READING,** by the City Council of the City of Orlando,  
82 Florida, at a regular meeting, this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

83  
84 **DONE, THE PUBLIC NOTICE,** in a newspaper of general circulation in the City  
85 of Orlando, Florida, by the City Clerk of the City of Orlando, Florida, this \_\_\_\_\_ day  
86 of \_\_\_\_\_, 2016.

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**DONE, THE SECOND READING, A PUBLIC HEARING, AND ENACTED ON FINAL PASSAGE**, by an affirmative vote of a majority of a quorum present of the City Council of the City of Orlando, Florida, at a regular meeting, this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

BY THE MAYOR OF THE CITY OF ORLANDO, FLORIDA:

\_\_\_\_\_  
Mayor

ATTEST, BY THE CLERK OF THE CITY COUNCIL OF THE CITY OF ORLANDO, FLORIDA:

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Print Name

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

\_\_\_\_\_  
City Attorney

\_\_\_\_\_  
Print Name

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