

**CITY OF OCOEE
NOTICE OF PUBLIC HEARING
SUBSTANTIAL AMENDMENT TO THE PROPOSED FOUNTAINS AT HIGHLAND PARK
PUD/LAND USE PLAN FOR PRUITT HEALTH SNF
CASE NUMBER: RZ-21-03-05**

NOTICE IS HEREBY GIVEN, pursuant to Article I, Subsection 1-10, and Article V, Section 5-9, of the City of Ocoee Land Development Code, that on **TUESDAY, AUGUST 17, 2021, AT 6:15 P.M.** or as soon thereafter as practical, the **OCOEE CITY COMMISSION** will hold a **PUBLIC HEARING** at the City of Ocoee Commission Chambers, 150 North Lakeshore Drive, Ocoee, Florida, to consider the Substantial Amendment to the Fountains at Highland Park PUD/Land Use Plan for Pruitt Health SNF. The property identified is parcel number 30-22-28-2861-01-000. The subject property is approximately 10.74 acres in size and is located south of and adjacent to the Florida Turnpike and approximately 1300 feet west of Maguire Road. The applicant is requesting to amend the Land Use Plan and Development Agreement to allow a single-story 95,516 SF Skilled Nursing Facility.

ORDINANCE NO. 2021-

AN ORDINANCE OF THE CITY OF OCOEE, FLORIDA, CHANGING THE ZONING CLASSIFICATION FROM OCOEE PUD, "PLANNED UNIT DEVELOPMENT" TO OCOEE PUD, "PLANNED UNIT DEVELOPMENT" ON CERTAIN REAL PROPERTY CONTAINING APPROXIMATELY 10.74 ACRES LOCATED SOUTH OF AND ADJACENT TO THE FLORIDA TURNPIKE AND APPROXIMATELY 1300 FEET WEST OF MAGUIRE ROAD; PURSUANT TO THE APPLICATION SUBMITTED BY THE PROPERTY OWNER; FINDING SUCH ZONING TO BE CONSISTENT WITH THE OCOEE COMPREHENSIVE PLAN, THE OCOEE CITY CODE, AND THE JOINT PLANNING AREA AGREEMENT; PROVIDING FOR AND AUTHORIZING THE REVISION OF THE OFFICIAL CITY ZONING MAP; REPEALING INCONSISTENT ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

The complete case file, including a complete legal description by metes and bounds, may be inspected at the Ocoee Planning Department located at 150 North Lakeshore Drive, Ocoee, Florida between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except legal holidays. The Ocoee City Commission may continue the public hearing to other dates and times, as it deems necessary. Any interested party shall be advised of the dates, times, and places of any continuation of these or continued public hearings shall be announced during the hearing and no further notices regarding these matters will be published. You are advised that any person who desires to appeal any decision made at the public hearings will need a record of the proceedings and for this purpose may need to ensure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which the appeal is based. In accordance with the Americans with Disabilities Act, persons needing special accommodations or an interpreter to participate in this proceeding should contact the City Clerk's Office 48 hours in advance of the meeting at (407) 905-3105.

Melanie Sibbitt, City Clerk

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