



ORANGE CITY

DEVELOPMENT INFO



Population 12,335
Median Household Income \$40,481

Source: U.S. Census Quick Facts

PLANNING COMMISSION

First Wednesday of each month
Start time 6:00 pm
City Council Chambers
201 N. Holly Avenue
Orange City, FL 32763

CITY COUNCIL MEETINGS

Second and Fourth Tuesday of each month
Start time 6:30 pm
City Council Chambers
201 N. Holly Avenue
Orange City, FL 32763

CITY COUNCIL



Gary Blair, Mayor of City of Orange City
386-775-5403
gblair@ourorangecity.com



Kelli Marks, Vice Mayor, District 4
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Martin Harper, District 5
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CITY STAFF



Dale Arrington, City Manager
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Becky Mendez, Development Services Director
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CITY WEBSITE QUICK LINKS

Land Development Code

https://library.municode.com/fl/orange_city

Planning Applications

Orange City Development Application Submittal Checklist

The development application submittal must include the following items:

1. One Commercial or Residential Development Application, depending on development type, with owner authorization of the applicant does not own the property.
2. Two Stormwater Applications, signed by the applicant and signed and sealed by the project engineer.
3. Two sets of stormwater calculations, meeting the requirements of Section 12 of the Orange City Land Development Code.
4. Two sets of a certified soil survey, including a soil classification map, by a registered Geotechnical engineer.
5. One Concurrency Analysis - a written analysis of project impacts as per Chapter 4 of the Orange City Land Development Code.
6. One certified, original Threatened and Endangered Species Study.
7. One copy of Property Deed.
8. 11" x 17" reduction of each site plan sheet.
9. Development Review Fee in the amount of \$_____.
10. Stormwater Review Fee in the amount of \$_____.

Each site plan and landscape plan set must consist of hardcopy sheets that are consistent in size, stapled into a typical site plan set, with project name, revision blocks, sequential numbering, signatures and seal of a registered engineer. A computer compact disk of the site plan sheets in pdf format must be included. Each site plan set must be bound and contain the following items:

11. Cover Sheet containing:
Name of project, statement of intended use, legal description, tax parcel number, size of parcel in acres or square feet, linear dimensions of parcel, owner's name, address, telephone and fax numbers and email address, title, name, professional registration number, address, phone and fax numbers, email addresses of each project team member, vicinity map, property address, Chart A and submittal Chart B.
12. One certified survey of the property proposed to be developed.
13. One site plan (one or multiple sheets) indicating any existing and proposed improvements and all other information and details required by Sec. 7.2.2 of the Orange City Land Development Code.
14. One tree survey sheet indicating the pre-developed tree inventory on the property. All trees identified as six (6) inches or larger must be identified by their common name, size in inches of diameter at breast height (DBH), and be superimposed over the proposed project layout.
15. One landscape plan signed and sealed by a registered landscape architect, indicating the existing trees, vegetation and natural areas to be saved, proposed trees and landscaping, and containing landscape Chart C.
16. One master lighting plan that depicts the locations and details of all pole, wall and monument sign lighting, as well as a Photometric survey with the proposed foot candle intensity within the parking lot and light spillage onto adjacent properties.
17. Set of elevated views of the proposed building signed by a registered architect with the front, both sides, rear and a roof or overhead view, including building dimensions, foundation lines with porches and recesses, roofing, exterior materials, etc. (on one or more sheets).
Elevation materials consisting of: (a) two separate colored, mounted, elevated views, with color scales, and (b) two separate site plan sheets, colored and mounted, for demonstration purposes.

Note: Applications are accepted only until 11 a.m. The development application is not complete and subject to a five-day sufficiency review period, during which the Technical Review Committee may require additional information.

DEVELOPMENT REVIEW APPLICATION

Mail or hand deliver completed application to:

**CITY OF ORANGE CITY
DEVELOPMENT SERVICES DEPARTMENT
205 E. Greene Avenue
Orange, FL 32763
(386) 775-5415
5500000000000000**

TYPE OF APPLICATION:
Check all that apply

☐ SKETCH PLAN (SKPF)
☐ PRELIMINARY PLAN (PPFT)
☐ FINAL PLAN (FPLT)

☐ SKETCH PLAN (SKPF)
☐ SITE PLAN (SITE)
☐ MODIFICATION TO EXISTING DEVELOPMENT

PROJECT INFORMATION
(Attach additional sheets as necessary)

PROJECT NAME: _____
INTENDED USE: _____
PROJECT ADDRESS: _____
TAX PARCEL NUMBER: _____
TOTAL ACRES: _____ BUILDING SQUARE FOOTAGE: _____ NUMBER OF DWELLING UNITS: _____
FUTURE LAND USE: _____ ZONING: _____
WETLANDS/ONST? ☐ YES ☐ NO
UTILITY PROVIDER: _____ and/or ☐ WELL and/or ☐ SEPTIC
ENGINEER(S) OF RECORD: _____
PLANNING CONSULTANT(S): _____

TO BE COMPLETED BY CITY STAFF:

Date Stamp:	Received by:
Fee Paid:	Application #:
Development Review Fee:	Planner:
Final Application Meeting:	

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<https://www.ourorangecity.com/departments/development-services/applications-fees/>