



GROWTH MANAGEMENT PLAN

Original Adoption Date:

August 12, 1991

Last Amended:

September 8, 2025

Doc. No. —

Effective October ??, 2025

July 14, 2025 Transmittal Draft

Acknowledgements

We are tremendously grateful for the many people who contributed their ideas, time, and energies to envision and shape Orlando's Growth Management Plan.

Orlando City Council

Mayor Buddy Dyer

Jim Gray	District 1 Commissioner
Tony Ortiz	District 2 Commissioner
Robert F. Stuart	District 3 Commissioner
Patty Sheehan	District 4 Commissioner
Shan Rose	District 5 Interim Commissioner
Bakari F. Burns	District 6 Commissioner

Municipal Planning Board

Ryan Seacrist, Chairperson
Carrie Read, Vice Chairperson
Rick Baldocchi
Alfredo Barrott, Jr.
Phillip Brown
Blake Drury
Trevor Hall
Julie Kendig-Schrader
Yasmin Moreno

Chief Administrative Officer

F.J. Flynn, Chief Administrative Officer
Brooke R. Bonnett, Deputy Chief Administrative Officer
Deborah D. Girard, Deputy Chief Administrative Officer

City Attorney's Office

Mayanne Downs, City Attorney
Melissa C. Clarke, Assistant City Attorney

Economic Development Department

Lillian Payne, Department Director
Timothy Johnson, Deputy Director
Kory Keith, Deputy Director
Sherry Gutch, Director of Placemaking
Elisabeth Dang, AICP, Division Manager – City Planning Division
Timothy McClendon, AICP, Assistant Division Manager – City Planning Division

Contributing Staff – Comprehensive Planning Studio

Paul S. Lewis, FAICP, Chief Planning Manager

Michaelle Petion, AICP, Planning Manager

Colandra Jones, AICP, Planner III

Yolanda Ortiz, Planner III

Jonathan Beltran Torres, Planner II

Deidre Oge, AICP, Planner II

Contributing Staff – All Other City Departments, Divisions & Studios

Daniel Albrecht, GIS Applications Developer II

Megan Barrow, AICP, Senior Planner - Transportation

Natalie Bednarz, Digital Communications Supervisor

David Breitrack, Wastewater Engineering & Mapping Manager

Gustavo Castro, Transportation Planning Projects Coordinator - Transportation

Jacques Coulon, AICP, Mobility Innovation Manager - Transportation

Mary-Stewart Droege, AICP, Project Manager

Joseph England, Assistant Division Manager – Solid Waste

Elena Escovar, Planner III – Housing & Community Development

Richard Forbes, Architect, AIA, NCARB, LEED AP, Appearance Review Official

Jennifer Fritz-Hunter, RA, AIA, Historic Preservation Officer

Jessica Frye, AICP, Housing Initiative Manager – Housing & Community Development

Caylah Hall, Economic Development Communications Coordinator

Laura Hardwicke, AICP, Planning Manager – Transportation

Susan Harris, Assistant Director, Office of Communications & Neighborhood Relations

Michael Hess, PE, LEED Fellow, Director, Sustainability, Resilience, and Future-Ready City Initiative

Cindy Light, Neighborhood Relations Manager

Steven McMahon, Sustainability Project Manager – Public Works

Doug Metzger, AICP, Chief Planner

Terrence Miller, Project Manager – Families, Parks, and Recreation

Nancy Ottini, Impact Fee Manager

Fernanda Paronetto, AICP, LEED GA, Urban Project Manager

Nat Prapinpongsonone, Assistant City Engineer – Public Works

Denise Riccio, RLA, FPR Planning & Grants Manager, Families, Parks, and Recreation

Shannan Stegman, Project Manager

Jason Wojkiewicz, Budget Division Manager

Contributing Staff – Other Organizations

Erin Bichard, Supervisor – Budgeting Services, Orlando Utilities Commission

Alyson Byrne Escribano, PE – Water Production, Orlando Utilities Commission

Christopher Mills, Senior Administrator – Facilities Planning, Orange County Public Schools

Tamara Pelc, Administrator – Facilities Planning, Orange County Public Schools

Christine Russell, Manager – Water Resources & Compliance, Orlando Utilities Commission

Table of Contents

Chapter 1 – Vision Statement & Introduction	page 1-1
Chapter 2 – A Vibrant, Livable, and Inclusive Community	page 2-1
Future Land Use Element	page 2-4
Housing Element	page 2-207
Preservation & Design Element	page 2-235
Parks, Recreation & Open Space Element	page 2-277
Cultural Arts Element	page 2-310
Property Rights Element	page 2-326
Chapter 3 – Safe and Convenient Mobility Options	page 3-1
Transportation Element	page 3-2
Chapter 4 – Efficient and Well-Maintained Infrastructure	page 4-1
Stormwater & Aquifer Recharge Element	page 4-4
Potable Water Element	page 4-36
Wastewater (Water Reclamation) Element	page 4-68
Solid Waste Element	page 4-85
Chapter 5 – A Beautiful and Environmentally-Friendly Community	page 5-1
Conservation Element	page 5-3
Chapter 6 – Responsible and Accessible Government	page 6-1
Capital Improvements Element	page 6-2
Intergovernmental Coordination Element	page 6-38
Public School Facilities Element	page 6-49
GMP Monitoring & Evaluation	page 6-73