



# MEMORANDUM

AGENDA ITEM #6f

DATE: OCTOBER 6, 2008  
TO: COUNCIL MEMBERS  
FROM: STAFF  
SUBJECT: BROWARD COUNTY PROPOSED COMPREHENSIVE PLAN AMENDMENT

## Introduction

On September 15, 2008 Council staff received proposed plan amendment #08-2ARA to the Broward County Comprehensive Plan for review of consistency with the *Strategic Regional Policy Plan for South Florida (SRPP)*. Staff review is undertaken pursuant to the Local Government Comprehensive Planning and Land Development Regulation Act, Chapter 163, Part II, Florida Statutes (F.S.), and Rules 9J-5 and 9J-11, Florida Administrative Code (F.A.C.).

## Community Profile

Broward County, incorporated in 1915, is a highly urbanized county located in the southeastern portion of Florida. The 2007 population is estimated to be 1,765,707, an 8.8 percent increase over the 2000 U.S. Census estimate. It is the 15<sup>th</sup> largest county in the nation. Broward County contains 1,197 square miles of land, of which the western two-thirds is held in conservation areas and the eastern one-third is considered developable. Population densities in the eastern part of the County average 4,318 people per square mile. Continued population growth and a growing economy, coupled with limited undeveloped land have resulted in pressures for in-fill and redevelopment at higher densities in the County. This creates the need to address issues related to school facilities, water supply, affordable housing and traffic congestion. Through its charter responsibilities Broward County regulates land use plans of its thirty-one municipalities. The County works closely with its cities to provide a consistent comprehensive planning effort. Notable among the coordinated planning efforts is the State Road 7/U.S. 441 Collaborative, which involves the County, 13 municipalities and the Seminole Tribe of Florida.

Additional information regarding the County or the Region may be found on the Council's website at [www.sfrpc.com](http://www.sfrpc.com).

## Summary of Staff Analysis

Proposed amendment package #08-2ARA would amend the Conservation, Intergovernmental Coordination, and Capital Improvements Elements of the Broward County Comprehensive Plan (BCCP) related to water supply planning. In addition, the County proposes to incorporate a Boat Facility Siting Plan and strengthen intergovernmental coordination for Transit/Housing Oriented Redevelopment (THOR).

The general location of Broward County is shown in Attachment 1. A summary of the proposed amendments in this package follows.

#### **Amendment 08-2-T1**

Broward County proposes amendments to the Conservation Element related to 2005 Growth Management requirements for water supply planning. The key amendments to the objectives and supporting policies include:

- Revisions to the average daily per capita water demand as reflected in current Consumptive Use Permits for all four (4) utility districts of the Broward County Water and Wastewater Services (BCWWS);
- Continue development of county-wide water conservation programs including NatureScape Broward and NatureScape Irrigation Service; and
- Pursue use of regional reclaimed water; development of additional surface water storage with municipalities, drainage districts, and neighboring counties; and specific water conservation strategies for target industries or areas characterized by high rates of water consumption.

In addition, the County proposes to incorporate a Boat Facility Siting Plan into the Manatee Protection Plan (MPP) of the Conservation Element to satisfy state requirements. The key related amendments for County manatee protection include:

- Create and maintain a manatee website;
- Establish a dual fee program from slip fees (new and existing mitigation) to fund the MPP;
- Ensure marine facilities with 10 or more moorings to provide educational signage, 30 or more moorings to provide educational programs;
- Require (in 2009) benthic surveys for sea grass and natural resources for an Environmental Resource License; and
- Add an additional marine law enforcement officer and develop a marine law enforcement task force by January, 2009.

Staff analysis confirms that the proposed amendment is compatible with and supportive of the goals and policies of the *Strategic Regional Policy Plan for South Florida*.

#### **Amendment 08-2-T2**

Broward County proposes amendments to the Intergovernmental Coordination Element related to 2005 Growth Management requirements for water supply planning. The amendments would add new policies (15.3.2 and 15.3.3) directing Broward County to coordinate with municipalities supplying water to unincorporated areas and those municipalities which receive water from or provide water to BCWWS to:

- Share and update information regarding the County's 10-Year Water Supply Facilities Work Plan to meet ongoing water supply needs and implement alternative water supplies (AWS); and
- Determine whether adequate water supplies will be available to serve new development prior to the issuance of a certificate of occupancy or its functional equivalent.

In addition, the County would add a new policy (15.2.6) to collaborate with local, regional and state agencies and governments to create and implement Transit/Housing Oriented Redevelopment (THOR) corridor plans. The THOR program's main goal is to protect existing residential neighborhoods by directing future growth to transit corridors.

Staff analysis confirms that the proposed amendment is compatible with and supportive of the goals and policies of the *Strategic Regional Policy Plan for South Florida*.

**Amendment 08-2-T3**

Broward County proposes an amendment to the Capital Improvements Element (CIE) related to 2005 Growth Management requirements for water supply planning. The amendment updates the capital program for water supply projects discussed in the County's 10-Year Water Supply Facilities Work Plan and reflects financial feasibility for Fiscal Year (FY) 2007/2008 - FY 2011/2012.

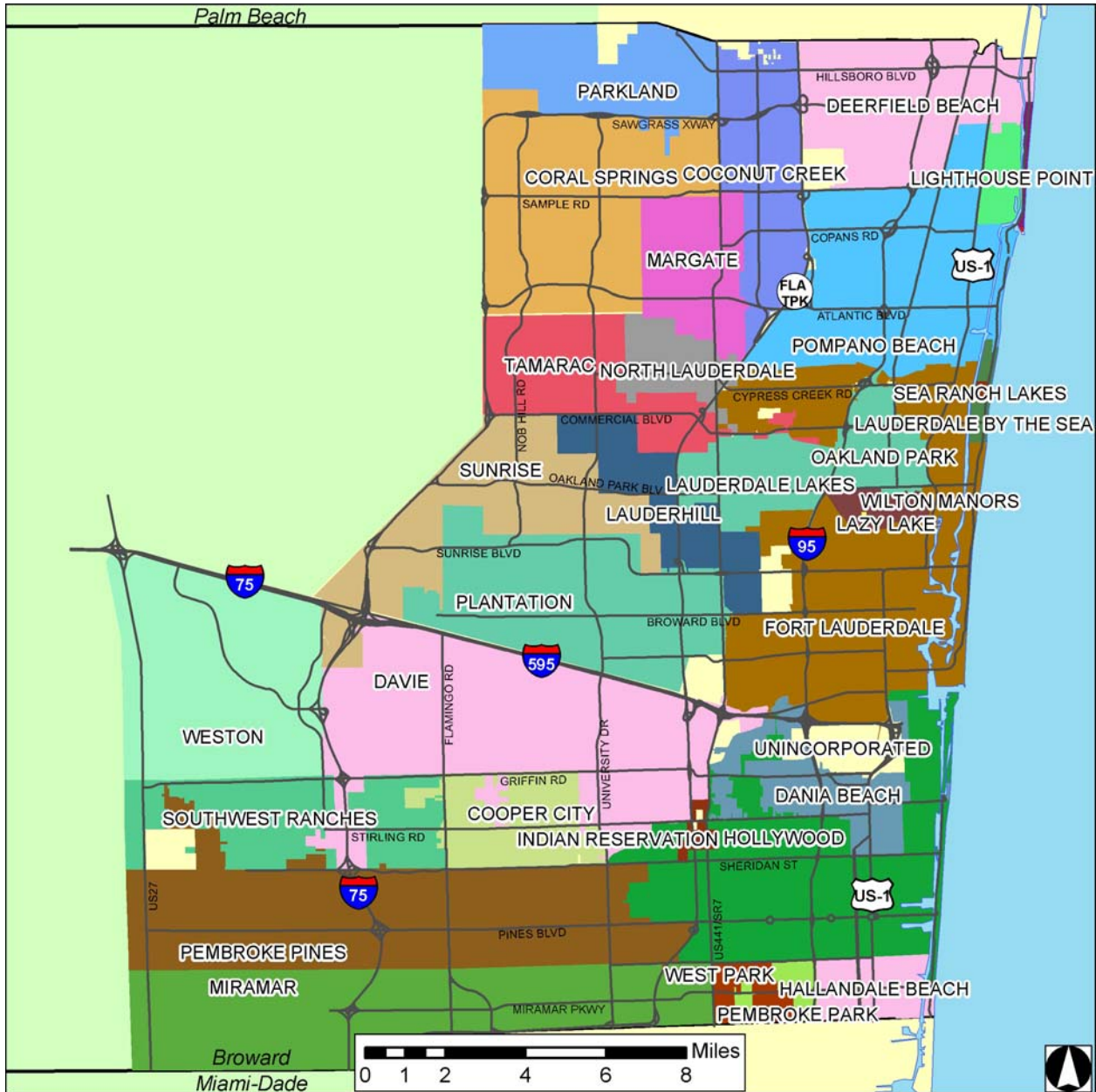
Staff analysis confirms that the proposed amendment is compatible with and supportive of the goals and policies of the *Strategic Regional Policy Plan for South Florida*.

The Broward County Board of County Commissioners unanimously approved transmittal of proposed amendment package #08-2ARA at its September 9, 2008 meeting.

Recommendation

Find Broward County proposed amendment package #08-2ARA generally consistent with the *Strategic Regional Policy Plan for South Florida*. Approve this staff report for transmittal to the Florida Department of Community Affairs.

# Attachment 1



## COMPREHENSIVE PLAN AMENDMENTS

### Location Map

Broward County  
Proposed Amendment #08-2ARA

Sources: FDEP, SFWMD, Broward County, SFRPC.  
Note: For planning purposes only. All distances are approximate.