



**PLANNERS ADVISORY COMMITTEE
(PAC) MEETING AGENDA**

February 5, 2018 – 1:30
310 Court Street, 1st Floor Conf. Room
Clearwater, FL 33756

THE PLANNING COUNCIL AND METROPOLITAN PLANNING ORGANIZATION FOR PINELLAS COUNTY

1. CALL TO ORDER AND INTRODUCTIONS

2. APPROVAL OF MINUTES – January 2, 2018

**3. REVIEW OF FORWARD PINELLAS AGENDA FOR February 14, 2018
PUBLIC HEARINGS**

Subthreshold Countywide Plan Map Amendments

A. CW 18-04 – City of Largo

Regular Countywide Plan Map Amendments

None

REGULAR AGENDA ITEMS

B. Map Adjustment – City of Safety Harbor – Official Acceptance

C. CPA Actions and Tier I Countywide Plan Map Amendments January 2018

D. Rule Interpretations Annual Update

4. PLANNING TOPICS OF INTEREST

A. Forward Pinellas Complete Streets Program Applications

B. Socio-Economic Data Development for the 2045 Long Range Transportation Plan

C. “Peril of Flood” Requirements Update

5. OTHER PAC BUSINESS/PAC DISCUSSION AND UPCOMING AGENDA

A. Pinellas SPOTlight Emphasis Areas Update (Information)

B. Legislative Update (Information)

C. Forward Pinellas Board Work Session of January 12, 2018 Summary

6. UPCOMING EVENTS

February 6-7th – [16th Annual Public Policy Workshop and Mobile Tour](#)

February 9th – The APA Florida Heart of Florida section will host their [Annual Meeting](#)

February 12th – [CivicCon: Tom Murphy on Public-Private Partnerships](#)

February 20th – [Land Use Economics Session with Joe Minicozzi](#)

February 21st – [Planning for Community Resilience in Satellite Beach: Stormwater Infrastructure and LDRs](#)

February 21st – Retrofitting: [Suburbia for 21st Century Challenges](#)

February 22nd – [What Is Incremental Development?](#)

February 23rd – [Serving as an Expert Witness: Strategies and Techniques for Planners](#)

February 27th – [Gulf Coast Safe Streets Summit](#)

February 27-28 – [Adaptation Planning for Coastal Communities](#)

Feb. 22, March 1, March 15, March 22, April 5, April 12 – [Planning Supervisor's Playbook Series](#)

7. ADJOURNMENT

NEXT PAC MEETING – MONDAY, MARCH 5, 2018

Public participation is solicited without regard to race, color, national origin, age, sex, religion, disability, or family status. Persons who require special accommodations under the Americans with Disabilities Act or persons who require translation services (free of charge) should contact the Office of Human Rights, 400 South Fort Harrison Avenue, Suite 300, Clearwater, Florida 33756; [(727) 464-4062 (V/TDD)] at least seven days prior to the meeting.

Appeals: Certain public meetings result in actions taken by the public board, commission or agency that may be appealed; in such case persons are advised that, if they decide to appeal any decision made at a public meeting/hearing, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Planners Advisory Committee – February 5, 2018

2. Approval of Minutes – January 2, 2018



SUMMARY

The Summary Agenda Action Sheet for the January 2, 2018 PAC meeting is attached for committee review and approval.

ATTACHMENT(S): PAC Summary Agenda Action Sheet for the January 2, 2018 meeting

ACTION: PAC to approve the Summary Agenda Action Sheet from the January 2, 2018 meeting

**PAC AGENDA – SUMMARY AGENDA ACTION SHEET
DATE: JANUARY 2, 2018**

ITEM	ACTION TAKEN	VOTE
1. <u>CALL TO ORDER AND INTRODUCTIONS</u>	The meeting was called to order at 1:34 p.m.	
2. <u>MINUTES OF REGULAR PAC MEETING OF DECEMBER 4, 2017</u>	Motion: Jan Norsoph Second: Marie Dauphinais	10-0
3. <u>REVIEW OF FORWARD PINELLAS AGENDA FOR JANUARY 10, 2018 MEETING PUBLIC HEARINGS</u> <u>Subthreshold Countywide Plan Map Amendments</u> A. CW 18-02 – Pinellas County	Motion: Marie Dauphinais Second: Jan Norsoph	10-0
<u>Regular Countywide Plan Map Amendments</u> B. CW 18-01 – Pinellas County	Motion: Jan Norsoph Second: Marie Dauphinais	10-0
C. CW 18-03 – City of St. Petersburg	Motion: Heather Urwiller Second: Rick Perez	10-0
<u>REGULAR AGENDA ITEMS</u> D. Map Adjustment – City of St. Petersburg	Motion: Jan Norsoph Second: Marie Dauphinais	10-0
E. CPA Actions and Tier I Countywide Plan Map Amendments December 2017	None required; informational item only	
4. <u>PLANNING TOPICS OF INTEREST</u> A. Safety Harbor Walkability Audit	Rodney Chatman introduced the concept of 20 minute neighborhoods and its relationship to the walkability audit. He defined the methodology and process used to conduct the audit. The outcomes were reviewed and the PAC members had the opportunity to ask questions.	
B. “Peril of Flood” Requirements	Linda Fisher led a discussion with the PAC members regarding the comprehensive plan requirements mandated by the Peril of Flood Act. She provided some historical data regarding efforts to date to satisfy the requirements, with joint efforts being coordinated through the Tampa Bay Regional Planning Council. However, she advised the members that the Department of Economic Opportunity (DEO) was mandating that each local government do its own basic vulnerability analysis. The City of St. Petersburg staff indicated they formerly met the requirement with a simple text amendment which was approved by the DEO. However, they are currently doing a more comprehensive analysis as part of their Integrated Sustainability Action Plan. City of Largo staff indicated that no significant data analysis has been done to date in Largo. Linda Fisher polled the group	

	<p>regarding which local governments had already satisfied these requirements. Many have not to this point. She advised that Forward Pinellas staff will continue coordinating with DEO and provide support in this process. Rodney Chatman indicated he would get Chris Moore from Pinellas County to present on the County's efforts.</p>	
C. 2018 Consistency Reminders	<p>Linda Fisher reminded the PAC members of the 2018 deadlines resulting from the adoption of the new Countywide Plan in 2015. She outlined the areas that would need to be addressed at the local government level to ensure consistency with the Countywide Plan, and offered technical assistance to any local governments who need it.</p>	
D. Affordable Housing Density Bonus	<p>In follow up to an inquiry at the last meeting, an email requesting additional information was sent to all PAC members from Forward Pinellas staff requesting information on affordable housing density bonus. Jan Norsoph thanked the PAC members for the responses and indicated he had all he needed at this time.</p>	
<p>5. <u>OTHER PAC BUSINESS/PAC DISCUSSION AND UPCOMING AGENDA</u></p> <p>A. Pinellas SPOTlight Emphasis Areas Update</p>	<p>Rodney Chatman updated the PAC members on the SPOTlight emphasis areas. He indicated that the Forward Pinellas Board took action at its last meeting to release the SR 60 Multimodal Implementation Plan to the City of Clearwater for review. Additionally, Forward Pinellas has submitted again this year for a legislative request to develop a capital grant pilot program for water taxis and ferries. He advised that the Forward Pinellas Board approved the scope of services for the 34th Street South lane elimination study in St. Petersburg. Lastly, the Gateway Master Plan scope and budget is being finalized to go to the Forward Pinellas Board. Whit Blanton advised that Forward Pinellas is hopeful to issue a Notice to Proceed in February.</p>	
B. Planning & Place-Making Grant Pilot Program Update	<p>Rodney Chatman announced that four quality applications were received from Pinellas County and the cities of St. Petersburg, St. Pete Beach, and Tarpon Springs. He appreciated their diversity and provided a brief overview of each. He advised that Forward Pinellas staff would be internally evaluating the applications and making a recommendation for funding to the Forward Pinellas Board in March.</p>	
C. Truth in Annexation Update	<p>Linda Fisher alerted the PAC members that Forward Pinellas staff would soon be requesting tax information from each local government to update the Truth in Annexation Online Worksheet.</p>	

6. <u>UPCOMING EVENTS</u>	The PAC members received and shared information regarding upcoming events of interest.	
7. <u>ADJOURNMENT</u>	The meeting was adjourned at 2:30 p.m.	

Respectfully Submitted,

PAC Chairman

Date

DRAFT

SUMMARY

From: Residential Low Medium
To: Residential Medium
Area: 2.9 acres m.o.l.
Location: 2704 & 2706 Roosevelt Boulevard

This proposed amendment is submitted by the City of Largo and seeks to amend a property totaling approximately 2.9 acres from Residential Low Medium (used to depict areas that are primarily well-suited for suburban, low density or moderately dense residential uses at a maximum density of 10 dwelling units per acre) to Residential Medium (used to depict areas that are primarily well-suited for medium-density residential uses at a maximum density of 15 dwelling units per acre).

The subject property contains single family homes. The current property owners intend to sell the subject property to Farrington Apartment owners to expand their 224 unit multifamily apartment community by 43 apartments. If approved, this amendment will be consistent with the City's Comprehensive Plan.

FINDINGS

Staff submits the following findings in support of the recommendation for approval:

- A. The Residential Medium category recognizes the proposed use of the site, and is consistent with the criteria for utilization of this category.
- B. The proposed amendment either does not involve, or will not significantly impact, the remaining relevant countywide considerations.

Please see accompanying attachments and documents in explanation and support of these findings.

LIST OF MAPS & ATTACHMENTS:

Map 1 Locator Map
Map 2 Site Map
Map 3 Aerial Map
Map 4 Current Countywide Plan Map
Map 5 Proposed Countywide Plan Map
Map 6 Coastal High Hazard Area Map

Attachment 1 Forward Pinellas Staff Analysis

MEETING DATES:

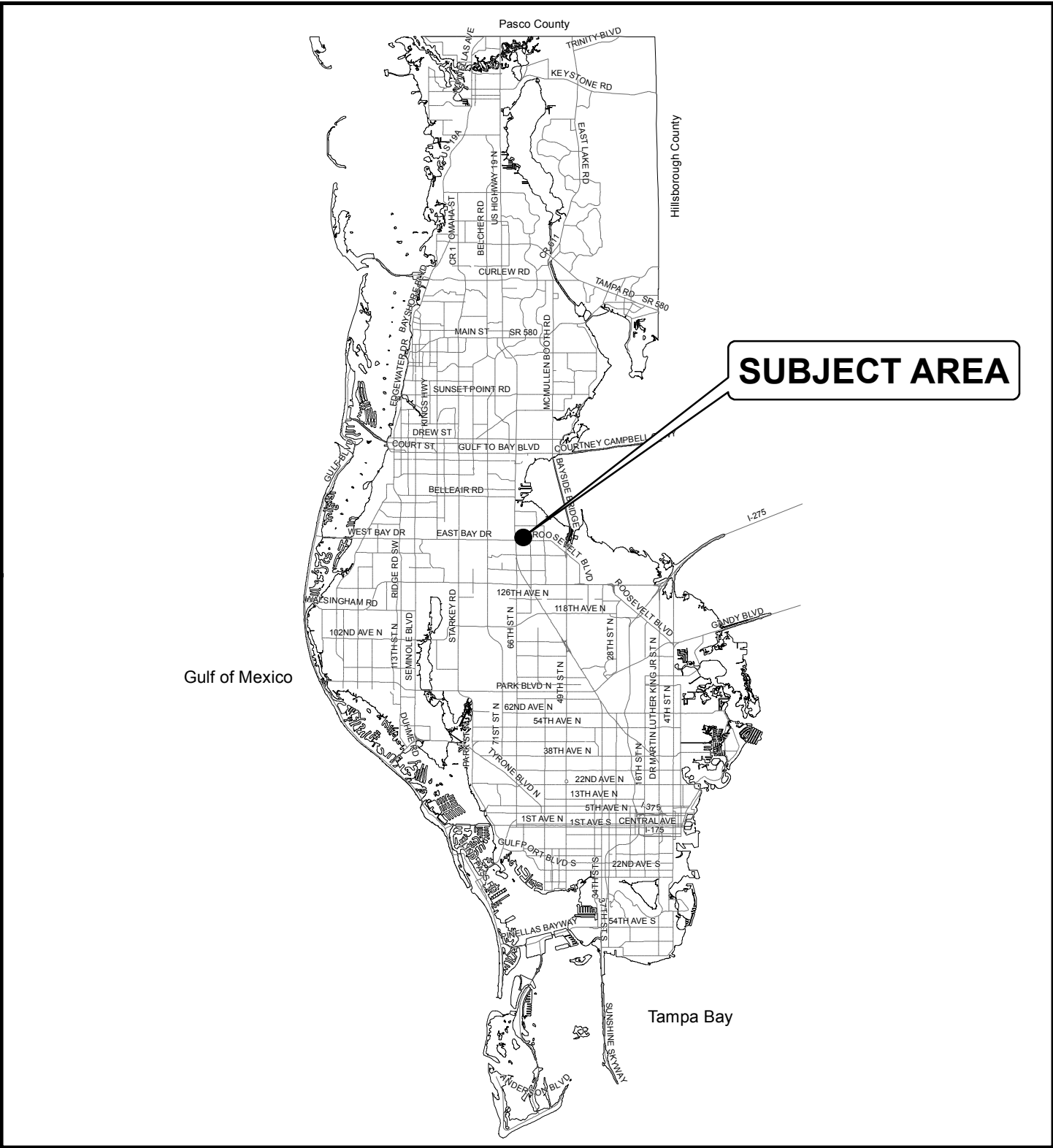
Planners Advisory Committee, February 5, 2018 at 1:30 p.m.

Forward Pinellas, February 14, 2018 at 1:00 p.m.

Countywide Planning Authority, March 20, 2018 at 6:00 p.m.

ACTION: Board, in its role as the Pinellas Planning Council, to recommend approval or denial of the requested amendment to the Countywide Planning Authority.

STAFF RECOMMENDATION: The staff recommends to the board that it recommend approval of the requested amendment.



Map 1 - Location

CASE #: CW18-04

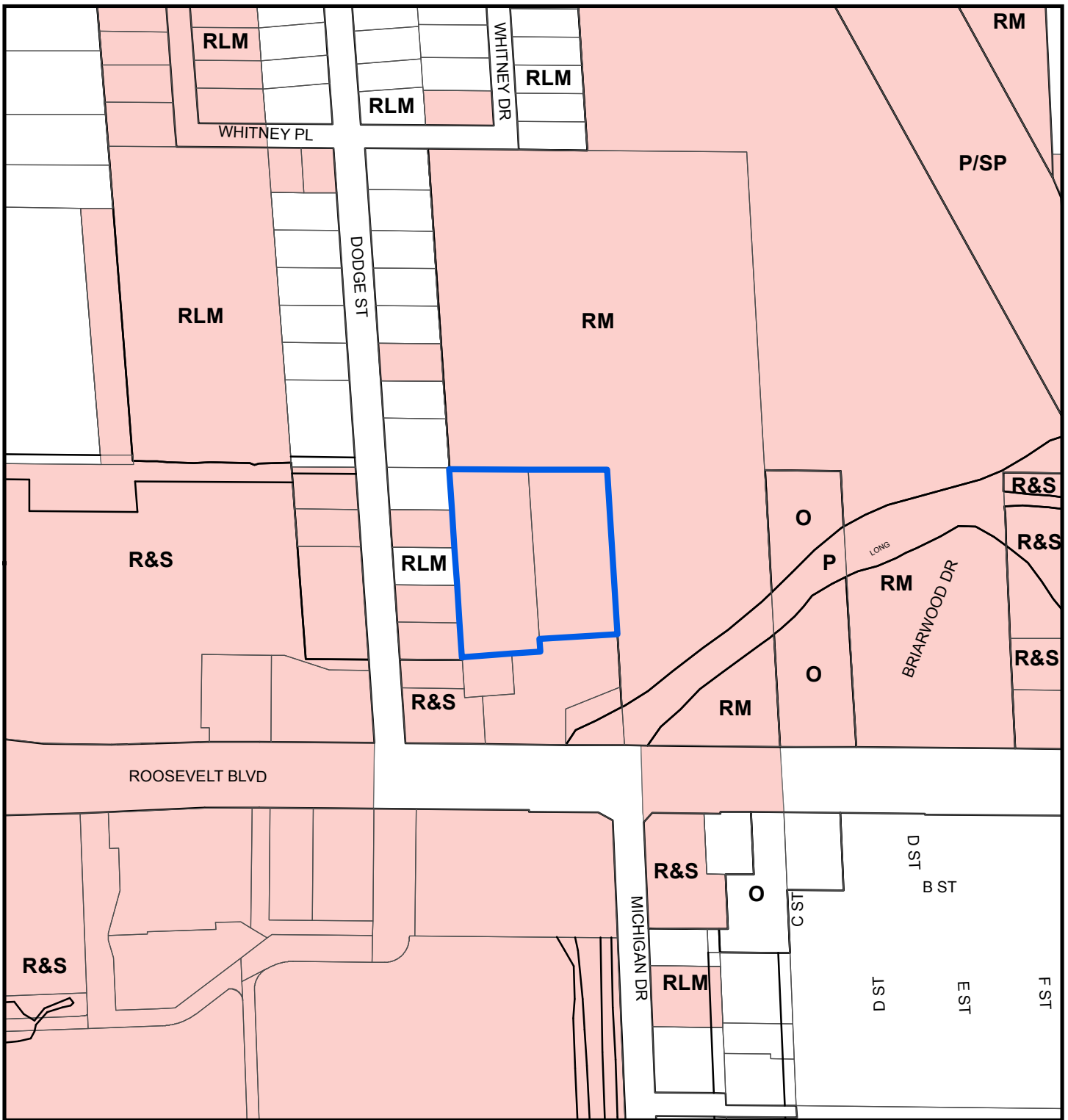
FROM: Residential Low Medium

AREA: 2.9 Acres

JURISDICTION: Largo

TO: Residential Medium





Map 2 - Current Countywide Plan Map & Jurisdictional Map

CASE #: CW18-04

FROM: Residential Low Medium


AREA: 2.9 Acres

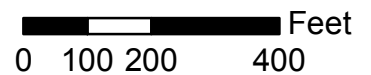
JURISDICTION: Largo

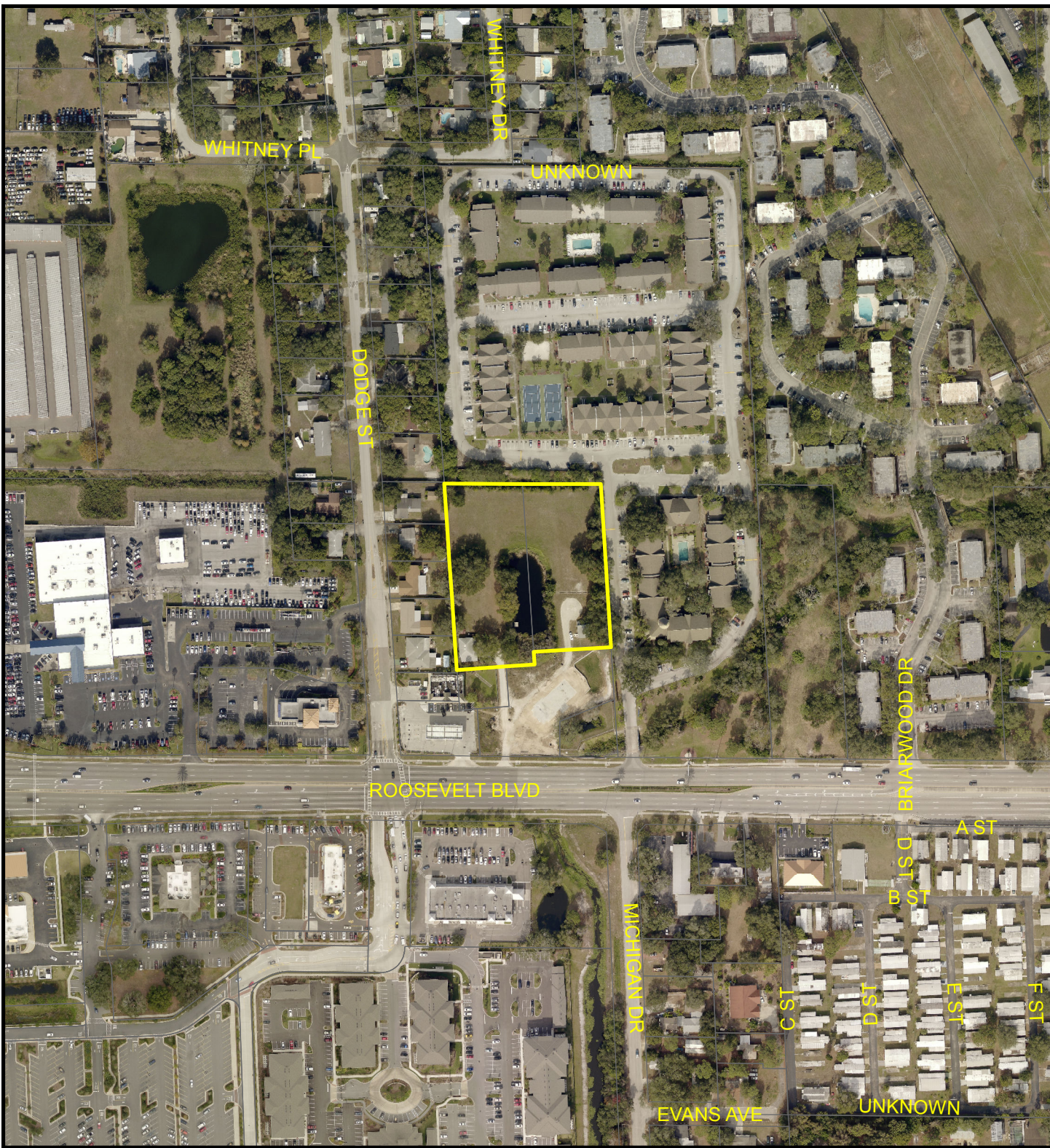
TO: Residential Medium

LEGEND:

 Largo

 Unincorporated





Map 3 - Aerial

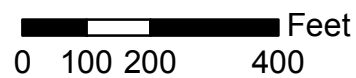
CASE #: CW18-04

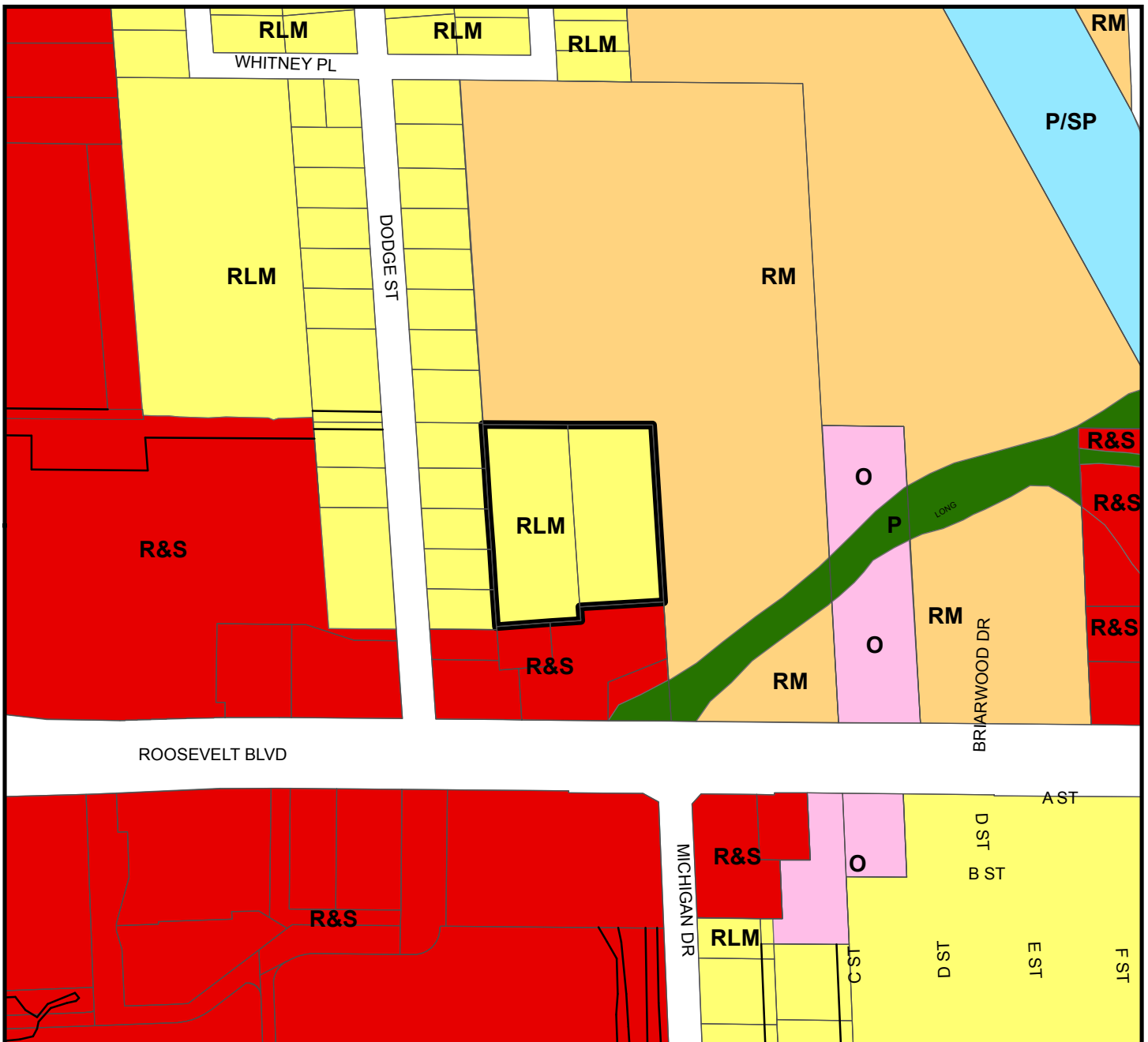
FROM: Residential Low Medium

AREA: 2.9 Acres







JURISDICTION: Largo

TO: Residential Medium








Countywide Plan Map Categories

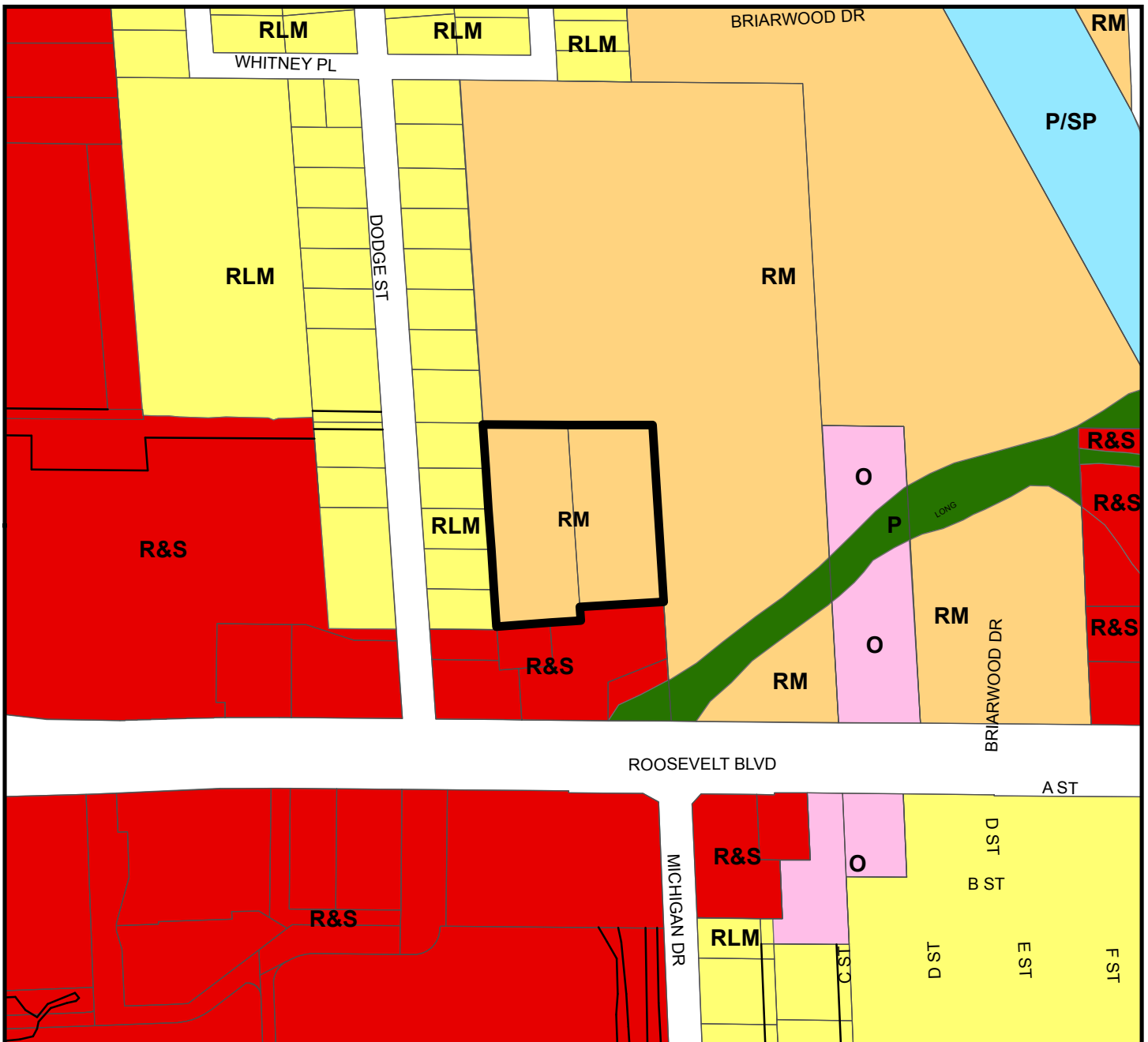
 Residential Low Medium	 Retail & Services
 Residential Medium	 Public/Semi-Public
 Office	 Preservation

Map 4 - Current Countywide Plan Map

CASE #: CW18-04 **FROM:** Residential Low Medium **AREA:** 2.9 Acres

JURISDICTION: Largo **TO:** Residential Medium



Countywide Plan Map Categories

<ul style="list-style-type: none"> Residential Low Medium Residential Medium Office 	<ul style="list-style-type: none"> Retail & Services Public/Semi-Public Preservation
--	--

Map 5 - Proposed Countywide Plan Map

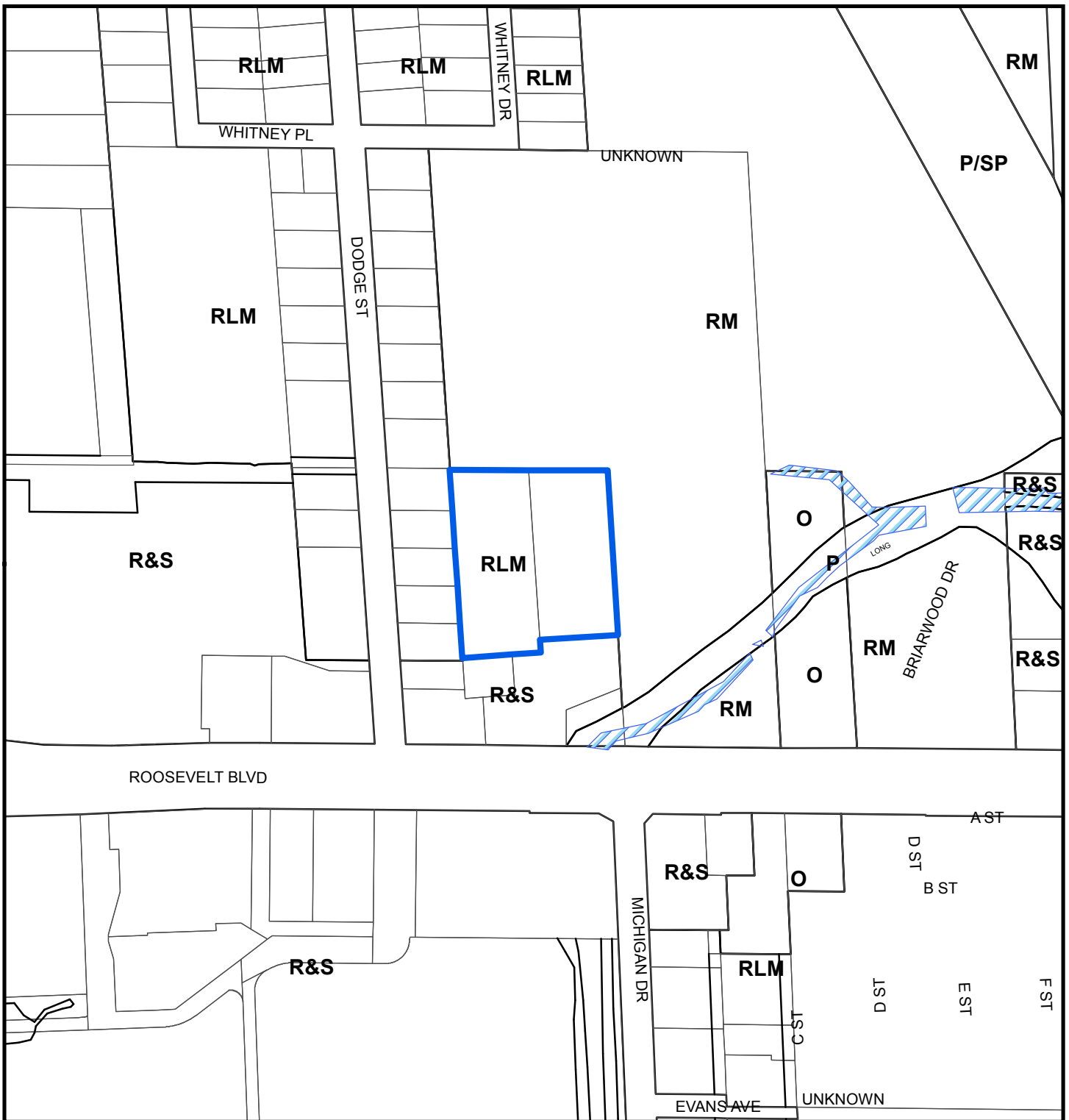
CASE #: CW18-04 **FROM:** Residential Low Medium **AREA:** 2.9 Acres

JURISDICTION: Largo **TO:** Residential Medium

FORWARD PINELLAS
Integrating Land Use & Transportation

NORTH

0 100 200 400 Feet



Map 6 - Coastal High Hazard Area (CHHA)

LEGEND:

 CHHA

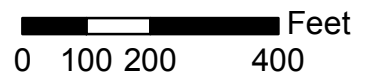
CASE #: CW18-04

FROM: Residential Low Medium

JURISDICTION: Largo

TO: Residential Medium

AREA: 2.9 Acres



CW 18-04 Forward Pinellas Staff Analysis

Relevant Countywide Considerations:

- 1) **Consistency with the Countywide Rules** – The City of Largo proposes to amend the Countywide Map designation from Residential Low Medium to Residential Medium.

The current Residential Low Medium category is used to depict areas that are primarily well-suited for suburban, low density or moderately dense residential uses at a maximum density of 10 dwelling units per acre. The proposed Residential Medium category is used to depict areas that are primarily well-suited for medium-density residential uses at a maximum density of 15 dwelling units per acre.

The subject property contains single family homes. The current property owners intend to sell the subject property to Farrington Apartment owners to expand their 224 unit multifamily apartment community by 43 apartments. If approved, this amendment will be consistent with the City's Comprehensive Plan.

- 2) **Adopted Roadway Level of Service (LOS) Standard** – The amendment area is not located on a roadway operating at an LOS of "F", therefore those policies are not applicable.
- 3) **Location on a Scenic/Noncommercial Corridor (SNCC)** – The amendment area is not located on a SNCC, so those policies are not applicable.
- 4) **Coastal High Hazard Areas (CHHA)** – The amendment area is not located in a CHHA, so those policies are not applicable.
- 5) **Designated Development/Redevelopment Areas** – The amendment area is not located in a redevelopment area, so those policies are not applicable.
- 6) **Adjacent to or Impacting an Adjoining Jurisdiction or Public Educational Facility** – The proposed amendment area is not located next to a public educational facility, so those policies are not applicable. However, the property is adjacent to unincorporated Pinellas County. Pinellas County will be able to review and comment on this application at the PAC meeting.

Conclusion:

On balance, it can be concluded that the proposed amendment is deemed consistent with the Relevant Countywide Considerations found in the Countywide Rules.

3B. Map Adjustment – City of Safety Harbor

SUMMARY

The Countywide Rules include a procedure allowing local governments within Pinellas County to submit for Countywide Plan Map boundary adjustments that are minor in nature and include only the following categories: Preservation and Recreation/Open Space.

These categories are often generalized on the Countywide Plan Map and, after site plan review at the local level or other action such as completion of a wetland jurisdictional determination, a more specific area can be delineated. To qualify for this process, the Countywide Rules require submission of one of the following: a letter of determination with accompanying legal description, a wetland jurisdictional survey, or final site plan.

More specifically, as per subsection 7.3.8.5 of the Countywide Rules, adjustments can be:

- Related to and consistent with a jurisdictional boundary determination under state agency rules which is consistent with such rules; or
- Related to and consistent with the purpose and characteristics of the particular plan category being adjusted and, absent a determination by the Executive Director to the contrary, based upon a finding by the local government with jurisdiction or its designee that such adjustment is diminimus in extent and effect.

CITY OF SAFETY HARBOR

This area involves approximately 3.7 acres of property located north of Dr. Martin Luther King Jr. St. North and east of Pine St. in the City of Safety Harbor. It involves the adjustment of the boundary lines between the Preservation and Residential Low Medium categories per a field review performed by the City Engineer and City Arborist and a storm atlas at 4th St. Pond.








LIST OF MAPS & ATTCHMENTS:

Map 1 Current Future Land Use
Map 2 Proposed Future Land Use

Attachment 1 Field Review
Attachment 2 Storm Atlas



Countywide Plan Map Categories

- | | |
|--|---|
|  Residential Low Medium |  Recreation/Open Space |
|  Retail & Services |  Preservation |
|  Employment |  Activity Center |
|  Public/Semi-Public | |

Map 1 - Current Countywide Plan Map

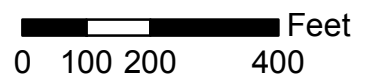
CASE #: CWP-MA18-02

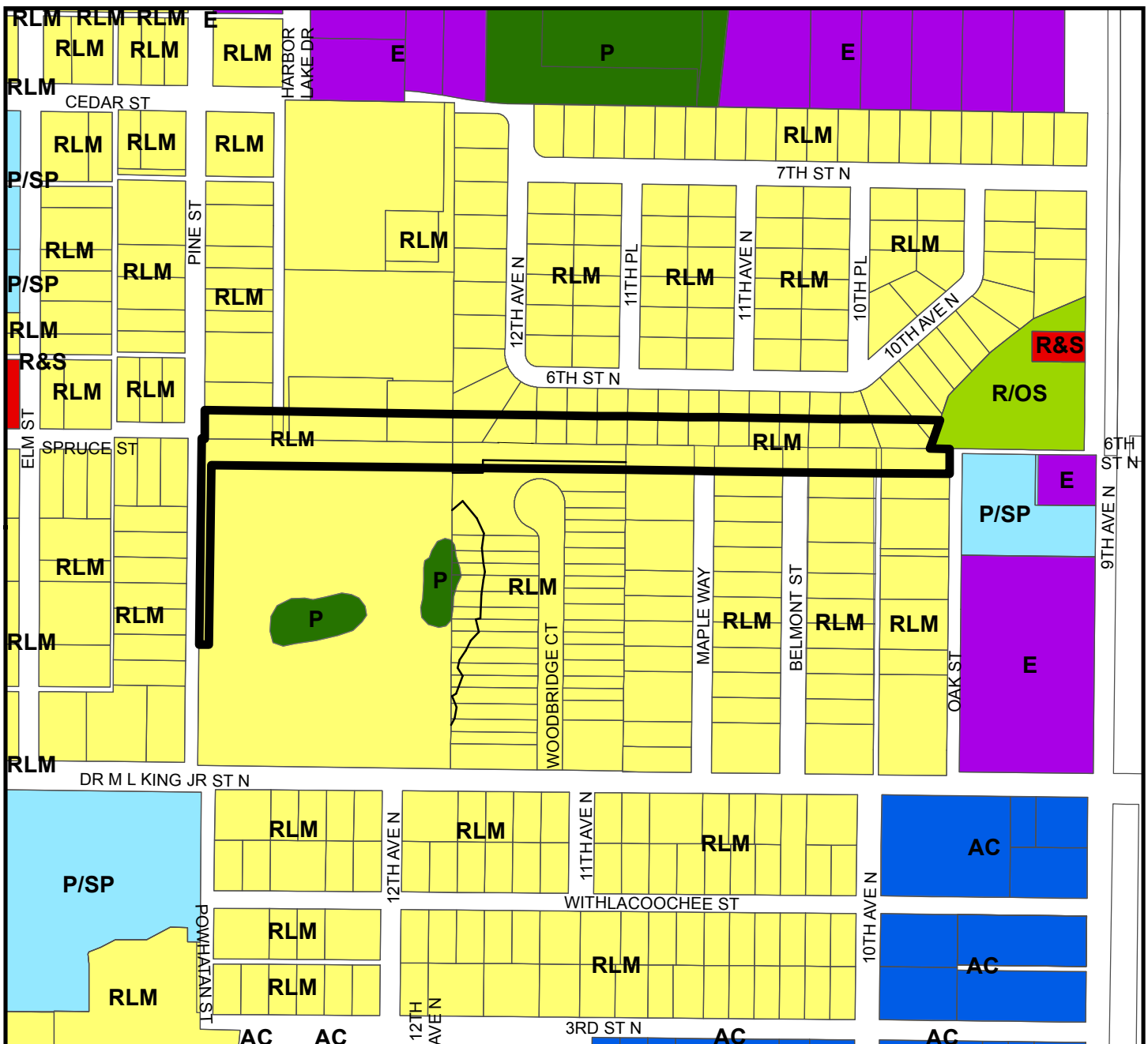
FROM: Preservation

AREA: 3.7 Acres








JURISDICTION: Safety Harbor

TO: Residential Low Medium





Countywide Plan Map Categories

- | | | |
|--|--|--|
|  Residential Low Medium |  Employment |  Recreation/Open Space |
|  Retail & Services |  Public/Semi-Public |  Preservation |
| |  Activity Center | |

Map 2 - Proposed Countywide Plan Map

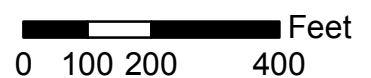
CASE #: CWP-MA18-02

FROM: Preservation

AREA: 3.7 Acres

JURISDICTION: Safety Harbor

TO: Residential Low Medium



Parinello, Alicia

From: Liz Ciesla <LCiesla@cityofsafetyharbor.com>
Sent: Wednesday, November 29, 2017 1:06 PM
To: Parinello, Alicia
Cc: Marcie Stenmark
Subject: Zoning and FLU Map Amendment - 4th Street Pond
Attachments: StormAtlas at 4th St Pond.pdf; REZ_LUP_CURR_ZON.pdf; REZ_LUP_PROP_ZON.pdf; REZ_LUP_CURR_FLU.pdf; REZ_LUP_PROP_FLU.pdf

Follow Up Flag: Follow up
Flag Status: Flagged

Hi Alicia,

I just wanted to follow-up with you to let you know we have decided to concentrate on the pond parcel only for the rezoning and future land use map amendment application. I have attached the revised maps for your reference.

Also, I wanted to verify John and Art's field review will suffice as supporting evidence of no wetlands along the outer western and northern edges of the pond parcel. John's supporting documentation includes the summary below, as well as, a portion of our storm sewer atlas (attached above). He took pictures of the drainage swale that runs along the south side of the private road located north of the pond too. Let me know if you'd like to see those and I can see about getting them to you via usb drive (it is too large a file to email):

John's Summary:

The corridor labeled Preservation along the north side of 4th Street Pond consists of an access road and drainage pond bank on the west portion and an access road and drainage ditch on the eastern portion. Photographs taken on November 17, 2017 are provided that document the occupation within the corridor. A copy of the city's storm sewer atlas that encompasses the area is provided that shows storm sewer lines that enter to the pond, the pond outfall structure and the alignment of the stormwater ditch downstream of the pond discharge structure.

Art's summary:

I have walked the bank of the storm water pond on the north side. The plants growing on the bank are:

8 Quercus virginiana (live oaks) these tree are about 10' ht

2 Sabal palmetto (Sabal palms) these tree are about 12' ht

3 Myrica cerifera (wax myrtle) 10' ht

1 Acer rubra (red maple) tree is 12' ht and is almost dead.

The banks groundcover are Torpedo grass, Spanish needle, purple nutgrass and balsam apple vine. The bank has a majority of upland plants with a few transitional plants.

Let me know if you have any questions.

Thanks,

Elizabeth Ciesla

Community Planner/GIS Analyst
City of Safety Harbor

727-724-1555 x1703
lciesla@cityofsafetyharbor.com

Planners Advisory Committee – February 5, 2018

3C. CPA Actions and Tier I Countywide Plan Map Amendments



SUMMARY

This information is presented in order to better, and more systematically, apprise the Forward Pinellas Board of final action(s) by the Board of County Commissioners, in their role as the Countywide Planning Authority (CPA) on matters that have been previously considered. This summary also includes the Tier I Countywide Plan Map Amendments that have been administratively reviewed by Forward Pinellas staff.

CPA Actions from January 2018:

PUBLIC HEARINGS

Subthreshold Plan Map Amendments:

- Case CW 17-13, a City of Dunedin case located at 1251 San Christopher Drive. The Board of County Commissioners, in its role as the Countywide Planning Authority, **approved** the amendment from Public/Semi-Public to Retail & Services (vote 7-0).

Regular Plan Map Amendment:

- Case CW 17-11, a City of St. Pete Beach case located at 702 Pass-a-Grille Way. The Board of County Commissioners, in its role as the Countywide Planning Authority, **approved** the amendment from Retail & Services to Activity Center (vote 7-0).
- Case CW 17-12, a City of Clearwater case located at 3108 Downing Street. The Board of County Commissioners, in its role as the Countywide Planning Authority, **approved** the amendment from Office to Residential Low Medium (vote 7-0).
- Case CW 17-14, a City of Clearwater case located at 1895 Virginia Avenue. The Board of County Commissioners, in its role as the Countywide Planning Authority, **approved** the amendment from Public/Semi-Public to Residential Low Medium (vote 7-0).
- Case CW 17-15, a City of Tarpon Springs case located on the northwest corner of Rainville Road and North Pinellas Avenue. The Board of County Commissioners, in its role as the Countywide Planning Authority, **deferred action** on the amendment to allow for an alternative compromise amendment from Residential Low Medium to Employment and Preservation to be heard on February 6, 2018.

Tier I Countywide Plan Map Amendments January 2018:

There were no Tier I Amendments to report.

ATTACHMENT(S): None

ACTION: None required; informational item only

3D. Countywide Rules Interpretations Annual Update

SUMMARY

Section 7.6.1 of the Countywide Rules requires the staff of Forward Pinellas to provide a report for the board on the official interpretations made during the past calendar year. For 2017, there were five official interpretations of the Countywide Rules that covered topics such as affordable housing density bonuses, clarification of development rights associated with a potential redevelopment project, process to amend the Special Area Plan and zoning for a given area, etc. Below is a more detailed discussion as to how certain sections of the Countywide Rules were applied in these instances.

- ***Official Interpretation #1 - What options are available to increase density for an affordable housing project?*** Section 4.2.3.5 of the Countywide Rules contains the process whereby a local government can authorize a density/intensity bonus as an incentive for affordable housing projects. This density/intensity incentive can be applied to a specific project if the local government approves an affordable housing plan and corresponding land development regulations consistent with this section.
- ***Official Interpretation #2 - What is the process to amend a Special Area Plan to enable the application of a newly created zoning district?*** Section 6.5.4.3.4 of the Countywide Rules outlines the standards for an amendment to a Special Center or Special Corridor which affects the density and/or intensity standards. In this instance, the Special Area Plan for this Special Center would have to be amended under the Tier III process, to include additional justification per the submittal requirements of Section 6.1.4.4, in order to apply the desired zoning district classification to the subject area.
- ***Official Interpretation #3 - Are there any additional development right provisions for properties designated as Retail & Services (R&S)?*** The R&S category allows up to 24 residential dwelling units per acre, 40 temporary lodging units per acre, a .55 floor area ratio for non-residential uses, or a proportional fraction thereof for a combination of these uses. The only opportunity to increase the intensity of development in this area is through the application of the alternative temporary lodging process as outlined in Section 5.2.1.3 of the Countywide Rules.
- ***Official Interpretation #4 - What is the methodology used to calculate residential density and how are fractions of whole numbers to be treated?*** After reviewing the Countywide Rules and consulting with the previous Interim Executive Director of our agency, we have determined that the maximum density should be expressed in terms of the number of residential dwelling units per gross residential acre and in determining the maximum number of units to be allowed, any proportional fraction thereof can be rounded up to the nearest whole number.
- ***Official Interpretation #5 - Can the local public hearing process proceed with the final hearing being prior to the Countywide Planning Authority (CPA) public hearing?*** The Countywide Rules do not prohibit local governments from continuing with their local approval process prior to the CPA public hearing. The local process may proceed, however be advised that the decision will not be effective until the land use case is decided by the CPA and this should be reflected in the local ordinance.

ATTACHMENT(S): None

ACTION: None; informational item only

SUMMARY

Complete Streets are designed, operated and maintained for all users, regardless of age or ability, based on the context of the roadway and its surrounding area. The Forward Pinellas Complete Streets Program is in its second year, and provides competitive funding for both the planning and construction of complete streets projects countywide. This year, the program will award up to \$100,000 for a concept planning project in fiscal year (FY) 2018/19, and up to \$1,000,000 for a construction project with funding available beginning in FY 2023/24.

Between October 9 and December 15, 2017, Forward Pinellas issued a call for local governments to submit applications for funding of Complete Streets projects in their communities. We received a total of four applications, two for concept planning and two for construction:

- The City of Dunedin is requesting \$100,000 to develop a Complete Streets Concept Plan for Skinner Boulevard from U.S. Alternate 19 to Bass Boulevard.
- The City of Largo is requesting \$1,000,000 in construction funding for Rosery Road between Missouri Avenue and Eagle Lake Park.
- The City of Oldsmar is requesting \$1,000,000 in construction funding for St. Petersburg Drive from East Dartmouth Avenue to Bayview Boulevard.
- The City of St. Petersburg is requesting \$60,000 in planning funding for the southern half of the South St. Petersburg Community Redevelopment Area, bounded by 49th Street S, 13th Avenue S, 3rd Street S, and 30th Avenue S.

Forward Pinellas staff has reviewed all submitted applications and invited all applicants to come to both the Technical Coordinating Committee and the Planners Advisory Committee this month to provide a presentation on their projects and answer any questions from committee members. Forward Pinellas staff will be asking for volunteers from members of both committees, who are not representing agencies that submitted applications, to sit on a Complete Streets Subcommittee to review the applications and develop a recommendation for funding. The recommendation for funding will be brought to the Forward Pinellas Board at its March 14, 2018 meeting for review and approval, with funding awarded after July 1, 2018.

All applications are posted online for your review at: <http://forwardpinellas.org/projects/complete-streets/>

ATTACHMENT(S): None

ACTION: None required; informational item

4B. Socio-Economic Data Development for the 2045 Long Range Transportation Plan

SUMMARY

In its role as the metropolitan planning organization, Forward Pinellas is required to adopt a Long Range Transportation Plan (LRTP) every five years. We have begun the planning process of developing the 2045 LRTP, which is scheduled to be adopted in November 2019. For the first time, Pinellas, Hillsborough and Pasco Counties are taking a coordinated regional approach to this update.

One of the first steps in the process is to project population and employment growth to the horizon year of the plan. Forward Pinellas has begun working with a consultant team to develop these socioeconomic data projections, which will use the CommunityViz platform to incorporate land use patterns into the transportation planning model. This data set is used by Forward Pinellas to assist in identifying future transportation needs and is also used by the local governments in Pinellas County for their comprehensive plans, as well as for utility, fire services, and emergency management planning.

Central to the CommunityViz model is identifying “place types,” broad typologies that classify locations based on land use mix, density/intensity, street connectivity, and other factors that influence travel patterns. Forward Pinellas staff will present a preliminary list developed by the consultant for Hillsborough County, with suggested additions tailored for Pinellas County. We are requesting PAC discussion and input on the proposed place types.

ATTACHMENT(S): None

ACTION: PAC members to discuss and provide input

4C. “Peril of Flood” Requirements Update

SUMMARY

Following up on a topic discussed at the January meeting, Forward Pinellas staff has obtained clarification from the Florida Department of Economic Opportunity (DEO) regarding local government responsibilities under Section 163.3178(2)(f)1-6, Florida Statutes, known as Peril of Flood Act.

Since our initial discussion, DEO staff has clarified a number of points:

- The requirements apply only to jurisdictions that must adopt a Coastal Management Element pursuant to Section 380.24, Florida Statutes.
- Local governments are required to adopt applicable policies into their comprehensive plans during their Evaluation and Appraisal Review (EAR)-based amendments. If your EAR-based amendments were completed prior to the Peril of Flood Act taking effect in 2015, you are not required to satisfy the Act until your next EAR update. However, you are encouraged to do so early under the Expedited State Review Process.
- As a correction to what we reported at the January meeting, we’ve been told definitively that local governments are not required to conduct vulnerability analyses. While you are strongly encouraged to do so, the only requirement is that you adopt policies with appropriate principles, strategies, engineering solutions, etc. as specified in the statute.

We will continue coordinating with DEO and the Tampa Bay Regional Planning Council to develop policies to satisfy the Peril of Flood requirements for the communities we are directly assisting, and will continue to share updates with the PAC membership.

ATTACHMENT(S):

- Florida Statutes applicable to the Peril of Flood Act
- Example policies approved by DEO

ACTION: None required; informational item only

Florida Statutes Applicable to the Peril of Flood Act

Section 163.3178 Coastal management.—

(2) Each coastal management element required by s. [163.3177](#)(6)(g) shall be based on studies, surveys, and data; be consistent with coastal resource plans prepared and adopted pursuant to general or special law; and contain:

(f) A redevelopment component that outlines the principles that must be used to eliminate inappropriate and unsafe development in the coastal areas when opportunities arise. The component must:

1. Include development and redevelopment principles, strategies, and engineering solutions that reduce the flood risk in coastal areas which results from high-tide events, storm surge, flash floods, stormwater runoff, and the related impacts of sea-level rise.
2. Encourage the use of best practices development and redevelopment principles, strategies, and engineering solutions that will result in the removal of coastal real property from flood zone designations established by the Federal Emergency Management Agency.
3. Identify site development techniques and best practices that may reduce losses due to flooding and claims made under flood insurance policies issued in this state.
4. Be consistent with, or more stringent than, the flood-resistant construction requirements in the Florida Building Code and applicable flood plain management regulations set forth in 44 C.F.R. part 60.
5. Require that any construction activities seaward of the coastal construction control lines established pursuant to s. [161.053](#) be consistent with chapter 161.
6. Encourage local governments to participate in the National Flood Insurance Program Community Rating System administered by the Federal Emergency Management Agency to achieve flood insurance premium discounts for their residents.

Section 163.3177 Required and optional elements of comprehensive plan; studies and surveys.—

(6) In addition to the requirements of subsections (1)-(5), the comprehensive plan shall include the following elements:

(g) For those units of local government identified in s. [380.24](#), a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. [163.3178](#)(2) and (3).

Section 380.24 Local government participation.—

Units of local government abutting the Gulf of Mexico or the Atlantic Ocean, or which include or are contiguous to waters of the state where marine species of vegetation listed by rule as ratified in s. [373.4211](#) constitute the dominant plant community, shall develop a coastal zone protection element pursuant to s. [163.3177](#). Such units of local government shall be eligible to receive technical assistance from the state in preparing coastal zone protection elements and shall be the only units of local government eligible to apply to the department for available financial assistance. Local government participation in the coastal management program authorized by this act shall be voluntary. All permitting and enforcement of dredged-material management and other related activities subject to permit under the provisions of chapters 161 and 253 and part IV of chapter 373 for deepwater ports identified in s. [403.021](#)(9)(b) shall be done through the department consistent with the provisions of s. [403.021](#)(9).

CM Policy 1.3.1: Through implementation of all Land Development Regulations, continue to ensure that All new buildings or structures shall meet, or exceed, the flood-resistant construction requirements of the Florida Building Code and federal flood plain management regulations including fer-wind, flood proofing and storm surge protection.

CM Policy 1.3.8: In order to reduce flood risk from, or associated with, high-tide events, storm surge, flash floods, stormwater runoff and the impacts related to sea-level rise, continue to promote the use of the development and redevelopment principles, strategies and engineering solutions contained in the Florida Building Code and the Land Development Regulations.

CM Policy 1.3.9: Continue to evaluate and implement measures where feasible to flood proof coastal pumping stations and electrical facilities in vulnerable areas.

CM Policy 1.3.10: Continue to line waste water pipes to mitigate infiltration and inflow, particularly in vulnerable areas.

CM Policy 1.3.11: Mitigate increased inflow into the storm water system in vulnerable areas by installing flap gates, sleeve valves, and/or duckbill valves as appropriate.

CM Policy 1.3.12: Continue to evaluate the need for new pumping stations in vulnerable areas.

CM Policy 1.3.13: Monitor and mitigate increase in chlorides in wastewater effluent consistent with the City's wastewater discharge permit as necessary.

CM Policy 1.3.14: Continue to ensure development and redevelopment utilize the best available data on minimum floor elevation, including FEMA flood zones.

CM Policy 1.3.15: Utilize parks for episodic flood water attenuation in vulnerable areas.

CM Policy 1.3.16: Plan for the retrofitting and/or relocation of public uses in vulnerable areas.

CM Policy 1.3.17: Continue to inventory road segments at risk in vulnerable areas and develop mitigation plans as appropriate.

CM Policy 1.3.18: New development, redevelopment, and infrastructure in vulnerable areas shall use best practices to address sea level rise.

CM Policy 1.3.19: Maintain and periodically update emergency management plans for critical water and wastewater facilities to address best available data.

3. Regulation of new buildings through the City building code, as well as local, state, and federal coastal construction regulations
4. Ensuring public access to coastal areas
5. Minimizing obstructions to views of coastal areas
6. Administering coastal excavation permits in conjunction with the FDEP and other applicable agencies
7. Requiring construction standards to meet wind loads, wave loads, erosion impacts, and other structural forces

Strategy OS 1.9.7 - Coastal Development Practices

The City shall utilize the Land Development Code and review processes to ensure that proposed coastal development projects minimize the influences of man-made structures, reduce the impacts of people, and, as possible, restore altered beach areas and dune systems to predevelopment conditions. Specifically, the City shall:

1. Require new development and redevelopment in areas that are at high risk of flooding due to storm surge, high tide events, flash flood, stormwater runoff, and the related impacts of sea level rise, incorporate building design specifications, engineering solutions, site development techniques, and management practices that may reduce risk and losses due to flooding
2. Examine and evaluate potential best practices development and redevelopment principles, strategies, and engineering solutions that may result in the removal of coastal real property from flood zone designations established by the Federal Emergency Management Agency (FEMA)
3. Require new development and redevelopment in areas with a high risk of flooding due to storm surge, high tide events, flash floods, stormwater runoff, and sea level rise, meet or exceed the flood-resistant construction requirements of the Florida Building Code and applicable flood plain management regulations set forth in 44 C.F.R. part 60
4. Participate in the National Flood Insurance Program Community Rating System to achieve flood insurance premium discounts for City residents
5. Place a high priority on acquiring and/or preserving open space lands for purposes of recreation, habitat protection and enhancement, flood hazard management, public safety, and water resources protection

Strategy OS 1.9.8 - Coastal Setbacks and Planning Areas

The City shall reduce the impact of natural events by enforcing the gulf-front set-back line and utilizing a Coastal High Hazard planning area.

Strategy OS 1.9.9 - Post-Disaster Redevelopment Plan

The City shall coordinate with Sarasota County for post disaster redevelopment planning. The City should develop a post-disaster recovery and redevelopment plan which minimizes or eliminates the future risk to human life, including public and private property from natural disasters. Priorities shall be given to the following:

1. Reestablish public infrastructure service delivery first to those areas where it will serve the most people and/or to areas where there may be significant threats to health, safety, and welfare (e.g. contaminated potable water)



the effects of ~~natural disasters~~ high tide events, storm surge, flash floods, stormwater runoff, and sea level rise.

Section 2.

That Objective 2.5, Policy 2.5.1, Policy 2.5.2, Policy 2.5.3, Policy 2.5.4, Policy 2.5.5, Policy 2.5.6, and Policy 2.5.7 of the Town of Belleair Comprehensive Plan are hereby added as follows:

Objective 2.5:

Development and redevelopment within the town shall proceed in a manner that lessens risk to public investments and private property by utilizing policies, techniques and practices that reduce negative impacts of flooding and sea level rise.

Policy 2.5.1:

Current and credible sea-level rise data should be considered when evaluating future land use amendment applications.

Policy 2.5.2:

The town will identify infrastructure and critical facilities at risk for high-tide events, storm surge, and sea-level rise. Redevelopment plans for such improvements will take alternative locations outside of the Coastal High Hazard Area into consideration. Where relocation of infrastructure and critical facilities is deemed unfeasible, structurally defensive measures to mitigate the impacts of rising seas in order to decrease vulnerability should be pursued. Structurally defensive measures could include shoreline armoring and beach renourishment.

Policy 2.5.3:

Strategies for preparing for sea-level rise, such as increasing road surface elevation standards, subsurface stabilization, stormwater management and drainage, and adjustment of bridge heights to allow for navigation, should be collectively assessed and implemented where appropriate.

Policy 2.5.4:

The town may collaborate with state and Pinellas County as appropriate to develop strategies for responding to sea-level rise, including consideration of the effects of sea-level rise on potable water sources, saltwater intrusion, septic systems, wastewater treatment facilities and the water table.

Policy 2.5.5:

Acquisition of severe repetitive loss properties, which have sustained repeated flood losses for use as public open space shall be considered as procurement opportunities arise, such as through the use of grants or tax deed sales.

Policy 2.5.6:

Development and redevelopment in the town will be consistent with or more stringent than the flood-resistant construction requirements in the Florida Building Code and applicable floodplain management regulations set forth in 44 C.F.R. part 60.

Planners Advisory Committee – February 5, 2018

5A. Pinellas SPOTlight Emphasis Areas Update



SUMMARY

Forward Pinellas staff will provide a brief update on the status of the activities related to the three SPOTlight Emphasis Areas.

ATTACHMENT(S): None

ACTION: None required; informational item only

Planners Advisory Committee – February 5, 2018

5B. Legislative Update



SUMMARY

The 2018 Legislative Session began on January 9, with more than 3,100 bills filed. A summary prepared by the Florida Chapter of the American Planning Association (APA), including a broad array of bills dealing with land use, transportation, economic development and other planning issues, is attached for your reference.

During the PAC meeting, we will highlight bills with relevance to local and regional planning efforts, and keep the Board and advisory committees updated on their progress as the legislative session continues. PAC members are encouraged to identify any other bills of interest to them.

ATTACHMENT(S): [APA-Florida Bill Tracking Report, February 2, 2018 \(link\)](#)

ACTION: None required; informational item only

Summary

SUMMARY

Forward Pinellas staff will provide a brief summary of the discussions and activities that took place during the board work session that was held on January 12, 2018.

ATTACHMENT(S):

- Forward Pinellas Board Work Session Agenda
- Presentations from the board work session ([link](#))

ACTION: None required; informational item only



**FORWARD
PINELLAS**
Integrating Land Use & Transportation

BOARD WORK SESSION AGENDA

January 12, 2018

Location: St. Petersburg College Clearwater Campus | 2465 Drew Street, Room ES 104

- 1. Call to Order** **9:00**
Welcome and Introductions

- 2. Budget and Work Plans for FY 2019 – 2021** **9:15**
Board to review the Strategic Business Plan, the Pinellas Planning Council Work Plan, and the Pinellas County Metropolitan Planning Organization Unified Planning Work Program; then evaluate the budget for potential impacts and funding scenarios.

- 3. Board Input** **10:15**
Executive Director to lead the board through a survey and discussion to provide staff direction.

Break 10:30 – 10:40

- 4. SPOTlight Emphasis Areas Update and Next Steps** **10:40**
Board to receive updates on the three SPOTlight Emphasis Areas and provide direction for next steps.

- 5. The Pinellas Transportation Plan** **11:00**
Board to discuss the working vision, guiding principles, partnerships, performance measures and targets, and the plan development process.

- 6. Wrap-up and Conclusion** **11:45**
Executive Director to highlight the outcomes of the work session.

- 7. Adjourn** **12:00**