



## NEFRC Planning and Growth Management Policy Committee

Thursday, November 5, 2009

### MINUTES

The NEFRC Planning and Growth Management Policy Committee meeting was held on Thursday, November 5, 2009 at 9:00 a.m., at the Northeast Florida Regional Council, 6850 Belfort Oaks Place, Jacksonville, Florida, 32216. **Chair Brown** called the meeting to order with the following members present representing a quorum:

#### PRESENT

Commissioner Crichlow  
Mr. Register  
Mr. Smallwood  
Mayor Robinson  
Mayor Graham  
Mr. Spaeth  
Ms. Andrews  
Commissioner Harris  
Mr. Larson  
Vice-Mayor Lawson-Brown  
Commissioner Bryan  
Ms. Stern  
Mr. Cole (Ex-Officio)  
Mr. Parks (Ex-Officio)  
Mr. Strong (Ex-Officio)  
Ms. Brown (Chair)

#### EXCUSED

Mr. Thompson  
Ms. Vallencourt  
Commissioner Stewart  
Commissioner Holland  
Commissioner Boyle  
Commissioner Stevenson

#### ABSENT

Commissioner Parsons

Others: Commissioner Laibl, Tony Robbins, Sarah Langieri, Steve Fitzgibbons, Kerry Laughlin, Geoffrey Sample, Dave Tillis and other members of the public.

Staff: Brian Teeple, Ed Lehman, Margo Moehring, Guy Parola, Ameera Sayeed, Jennifer Hewett-Apperson, Michael Calhoun, and Angela Giles.

**\*Approval of Minutes – Commissioner Bryan moved approval of the October 5, 2009 meeting minutes; seconded by Mr. Larson; motion carried unanimously.**

\*Commissioner Harris arrived at 9:05 am.

October Comprehensive Plan Amendment Review - Ms. Moehring stated that there were twelve (12) Comprehensive Plan Amendments that were reviewed during the month of October. There were two (2) transmitted amendments; one (1) adopted amendment and no Evaluation and Appraisal Reports (EARs) brought before the Committee and Board for review. The Small Scale Amendments have been reviewed by staff and are generally consistent with the Strategic Regional Policy Plan (SRPP).

\*City of Atlantic Beach Transmitted Amendment 09-1ER – Mr. Parola gave a brief overview of the amendment, stating that ER indicates that it corresponds to the Evaluation and Appraisal Report (EAR). Mr. Parola informed the members that the Regional Council contracted with the City of Atlantic Beach to give technical assistance with the City's EAR. Mr. Parola stated that Atlantic Beach

is largely built out, and that it became a Dense Urban Land Area (DULA) in 2009 through SB 360. Staff has one comment, which Mr. Parola read for the record:

*Staff encourages Atlantic Beach to include, as part of the adopted EAR Based or subsequent amendments, strategies that will address regional facilities within the TCEA or include stakeholders such as the Northeast Florida Regional Council and adjacent jurisdictions in the development of transportation and mobility strategies.*

Staff recommended that the Committee and the Council approve this report for transmittal to the Department of Community Affairs. **Mr. Larson moved approval of transmitting the City of Atlantic Beach Transmitted Amendment 09-1ER to DCA; seconded by Mayor Graham; motion carried unanimously.**

\*Town of Orange Park Transmitted Amendment 09-1ER – Mr. Parola provided an overview of the amendment, stating that Mr. Tony Robbins, of the consultant team, is in attendance for any questions that the Members may have. Mr. Parola informed the members that transportation would be the only concern with this Amendment, due to US 17 being a failing roadway through Orange Park, and is also constrained. Staff comments are:

*Orange Park is now, by statute, within a TCEA. Pursuant to s. 163.3179, F.S., Orange Park must "adopt into its comprehensive plan land use and transportation strategies to support and fund mobility within the exception area." In recognition of US 17 being a regional facility, staff encourages Orange Park to include, as part of the adopted EAR Based Amendments, strategies that will address regional facilities within the TCEA or include stakeholder such as the Northeast Florida Regional Council and adjacent jurisdictions in the development of transportation and mobility strategies.*

**Mr. Smallwood** stated that the Town only qualifies for in-fill, and that the Town Council must adhere to SB 360 regulations; they do not have the authority to do improvements on US 17. **Mr. Smallwood moved approval of transmitting the Town of Orange Park Transmitted Amendment 09-1ER to DCA; seconded by Commissioner Bryan; motion carried unanimously.**

\*City of Palm Coast Adopted Amendment 09-1 – Ms. Sayeed provided an overview of the amendment, stating that the changes resulted in an overall gain of conservation land. Commissioner Bryan asked if any endangered species would be affected; Ms Sayeed stated that none were noted. **Mr. Register moved approval of The City of Palm Coast Adopted Amendment 09-1 as consistent with the Northeast Florida Strategic Regional Policy Plan (SRPP); seconded by Vice Mayor Lawson-Brown; motion carried unanimously.**

Development of Regional Impact (DRI) Report - Mr. Lehman stated that the DRI report is for information only and does not require an action. Mr. Lehman informed the members that Cordova Palms will go through the DRI review for changes. The Old Kings Park DRI has been withdrawn; the Watermark DRI ADA is being reviewed, and Neoga Lakes (Three Lakes) has submitted its first sufficiency response. Mr. Lehman also informed the members that Twin Creeks DRI Substantial Deviation may come before them in late 2010, or early 2011.

Intergovernmental Coordination and Review (ICR) – Mr. Lehman stated that during the month of October there were 18 applications for environmental permits and 1 application for grant requests. This is for information only and does not require an action.

#### Next Meeting Date

The next meeting will be held Thursday, December 3, 2009, at 9:00 am at the Northeast Florida Regional Council.

There being no further business to discuss, the meeting adjourned at 9:25 a.m.