

TREASURE COAST REGIONAL PLANNING COUNCIL

MEMORANDUM

To: Council Members AGENDA ITEM 5E

From: Staff

Date: September 19, 2008 Council Meeting

Subject: Local Government Comprehensive Plan Review
Draft Amendments to the City of Atlantis Comprehensive Plan
DCA Reference No. 08RWSP1

Introduction

The Local Government Comprehensive Planning and Land Development Regulation Act, Chapter 163, *Florida Statutes*, requires that Council review local government comprehensive plan amendments prior to their adoption. Under the provisions of this law, the Department of Community Affairs (DCA) prepares an Objections, Recommendations, and Comments (ORC) Report on a proposed amendment only if requested to do so by the local government, the regional planning council, an affected person, or if an ORC Report is otherwise deemed necessary by the DCA. If an ORC Report is to be prepared, then Council must provide DCA with its findings of consistency or inconsistency with the Strategic Regional Policy Plan (SRPP), and provide any comments and recommendations for modification on the proposed amendments within 30 days of its receipt.

Background

The City of Atlantis has proposed text amendments to the Infrastructure and Conservation Elements of the City Comprehensive Plan. The proposed amendments are exempt from the twice per year limitation on plan amendments because they are to incorporate the regional water supply work plan (Rule 9J-11.006(1)(a)7.t. Florida Administrative Code). The City has requested a formal review of the amendments by the DCA.

Evaluation

In the Executive Summary of the amendment materials, the City indicates that its water supply work plan relies upon and adopts the Palm Beach County Water Supply Facility Work Plan, which is incorporated into the City's work plan.

The City proposes two new policies to its plan. The first policy, to become part of the Infrastructure Element, indicates the City will adopt a Water Supply Facility Work Plan into comprehensive plan amendments within 18 months after the South Florida Water Management District (SFWMD) approves or amends the Lower East Coast Water Supply Plan. The second new policy, to be come part of the Conservation Element, indicates the City should cooperate with the SFWMD to conduct year-round road water conservation programs as they are established.

Extrajurisdictional Impacts

The City provided the proposed amendments to the Palm Beach County Intergovernmental Plan Amendment Review Committee and the amendments were distributed on July 2, 2008. Based on the information available to Council, no objections have been received.

Effects on Significant Regional Resources or Facilities

Analysis of the proposed amendments indicates that they would not have adverse effects on significant regional resources or facilities.

Analysis of Consistency with Strategic Regional Policy Plan

Comments/Recommendations

1. The City should adopt a policy that incorporates the Water Supply Facilities Work Plan of 2008 as part of the Infrastructure Element of the Comprehensive Plan.
2. The City should adopt a policy in the Intergovernmental Coordination Element that sets forth the mechanisms to be utilized to coordinate with the SFWMD and Palm Beach County on water supply planning.
3. The new policies in the Infrastructure and Conservation Elements should be numbered prior to adoption.

Consistency with Strategic Regional Policy Plan

The contract agreement between the DCA and the Treasure Coast Regional Planning Council requires Council to include a determination of consistency with the SRPP as part of the written report to be submitted to the DCA. Council finds the proposed amendments to be CONSISTENT with the SRPP.

Recommendation

Council should adopt the above comments and instruct staff to transmit the report to the Department of Community Affairs.

Attachments

List of Exhibits

Exhibit

- 1 General Location Map
- 2 Future Potable Water Service Area and Land Use Map

**Exhibit 1
General Location Map
City of Atlantis**

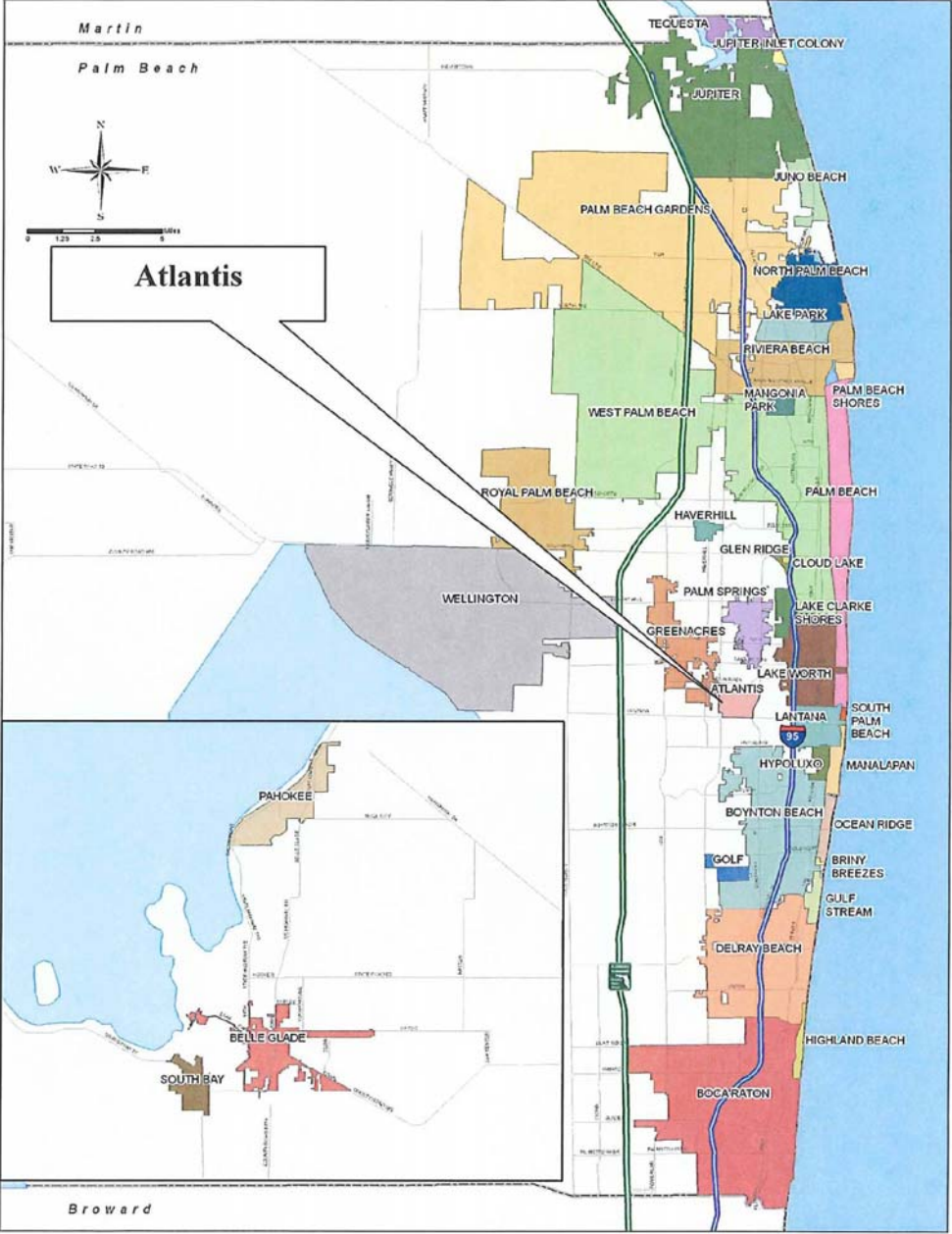


Exhibit 2

