

TREASURE COAST REGIONAL PLANNING COUNCIL

MEMORANDUM

To: Council Members AGENDA ITEM 5I

From: Staff

Date: September 17, 2010 Council Meeting

Subject: Local Government Comprehensive Plan Review
Draft Amendments to the City of Greenacres Comprehensive Plan
DCA Reference No. 10-1

Introduction

The Local Government Comprehensive Planning and Land Development Regulation Act, Chapter 163, *Florida Statutes*, requires that the Treasure Coast Regional Planning Council (TCRPC) 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 the TCRPC 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 Greenacres has proposed text amendments to the Capital Improvements Element of the City Comprehensive Plan. The City has requested a formal review of the amendments by the DCA.

Evaluation

The text amendments consist of:

- 1) a revised Table 1A, to reflect the City's five-year capital improvements schedule (2011-2016) to maintain adopted levels of service;
- 2) revised Table 1B, the Palm Beach County Road Program (2010-2014);
- 3) revised Table 1C, the Palm Beach County Water Utilities Department Capital Improvements (2009-2014); and

- 4) revised Table 8-10 reflects the latest Capital Improvements Plan of the School District of Palm Beach County.

A significant addition to Table 1A was a sanitary sewer extension intended to promote economic development in the City's Original Section. Total project costs for FY 2011 through FY 2016 are \$1,286,024.

Extrajurisdictional Impacts

The proposed amendments were provided to the Palm Beach County Intergovernmental Plan Amendment Review Committee by the City and were noticed to surrounding local governments and agencies on May 2, 2010. Council is not aware of any extrajurisdictional impacts that would occur as a result of adoption of these amendments.

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

The TCRPC has no comments/recommendations for modification to the proposed amendments.

Consistency with Strategic Regional Policy Plan

The contract agreement with the DCA requires the TCRPC to include a determination of consistency with the SRPP as part of the written report to be submitted to the DCA. The TCRPC finds the proposed amendments to be CONSISTENT with the SRPP.

Recommendation

The Treasure Coast Regional Planning Council should adopt the above comments and instruct staff to transmit the report to the Department of Community Affairs.

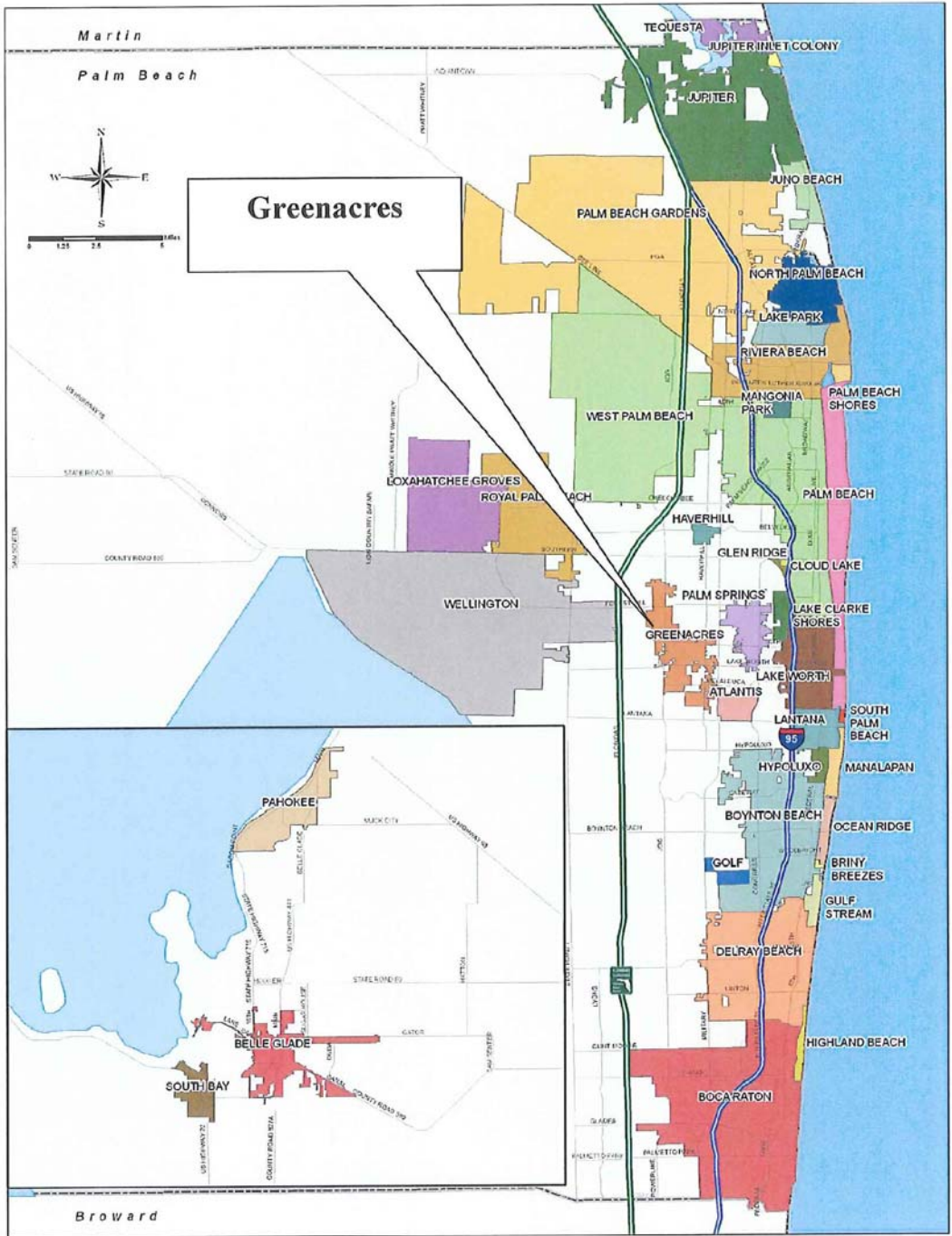
Attachments

List of Exhibits

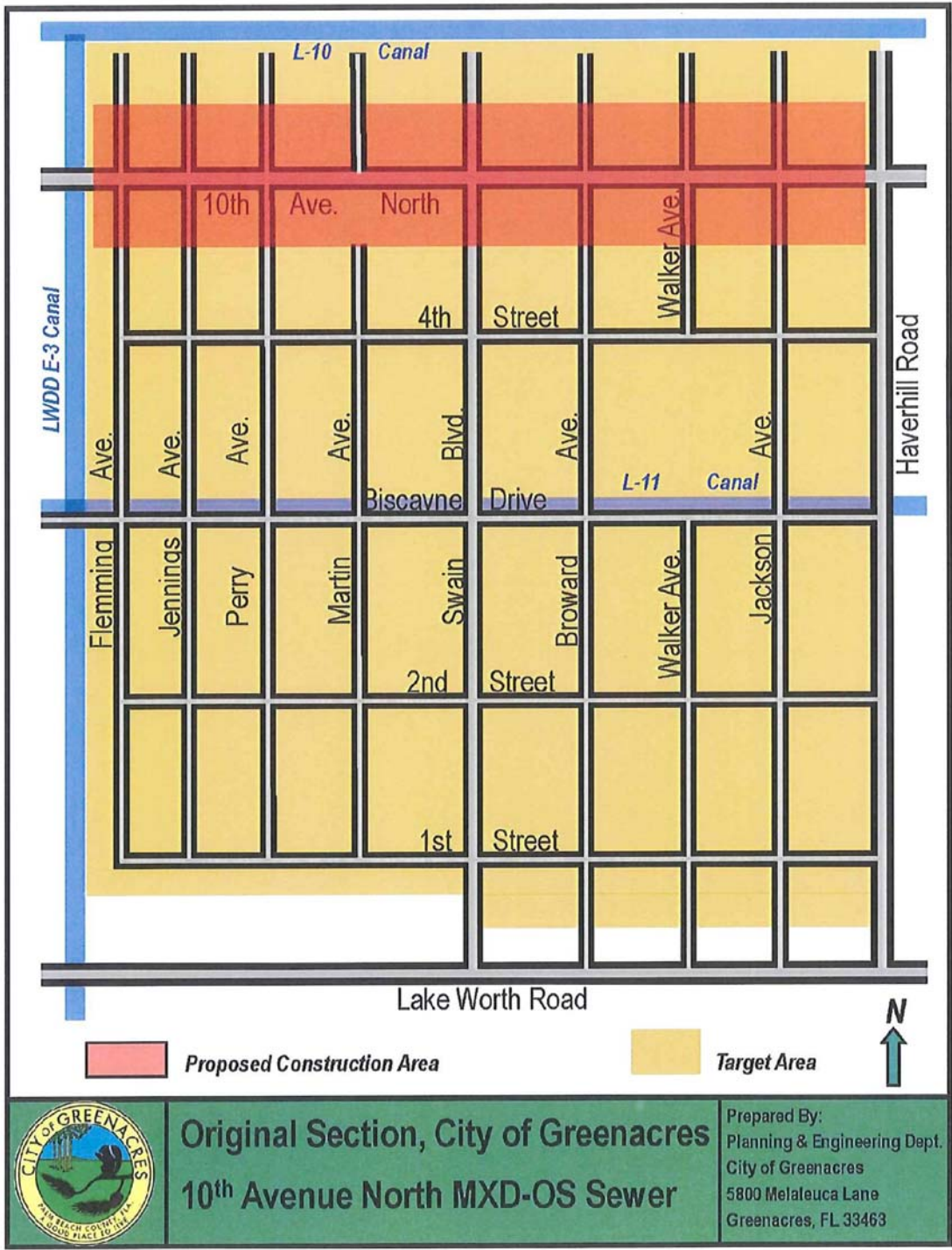
Exhibit

- 1 General Location Map
- 2 Original Section Map

Exhibit 1 General Location Map City of Greenacres



**Exhibit 2
Original Section Map**



Original Section, City of Greenacres
10th Avenue North MXD-OS Sewer

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