To: Council Members                              AGENDA ITEM 5E
From: Staff
Date: October 21, 2011 Council Meeting
Subject: Local Government Comprehensive Plan Review Draft Amendment to the Village of Royal Palm Beach Comprehensive Plan Amendment No. 11-1ESR

Introduction

The Community Planning Act, Chapter 163, Florida Statutes, requires that the Treasure Coast Regional Planning Council (TCRPC) review local government comprehensive plan amendments prior to their adoption. TCRPC comments are limited to adverse effects on regional resources or facilities identified in the Strategic Regional Policy Plan (SRPP) and extrajurisdictional impacts that would be inconsistent with the comprehensive plan of any local government within the Region. TCRPC must provide any comments to the local government within 30 days of the receipt of the proposed amendments and must also send a copy of any comments to the State Land Planning Agency.

Background

The Village of Royal Palm Beach has proposed one amendment to the Future Land Use Map (FLUM) of the Village Comprehensive Plan.

Evaluation

This amendment is being transmitted by the Village to assign a FLUM designation to a property that was annexed by the Village on February 3, 2011. The property, 21.40± acres in size, is located on the south side of the SR 7/US 441 Persimmon Extension, north of the La Mancha Subdivision and east of a Florida Power and Light easement.

The property is currently used as a storm water retention pond and has the Palm Beach County FLUM designation of Conservation. The Village proposes to assign a FLUM designation of Public Ownership. The Village indicates the current use of the property as a drainage facility has not had any adverse impacts on public facilities. Additionally, the proposed land use designation is compatible with the current use and will allow for continued use of the site as a drainage
facility for the State Road 7 Extension. The Village indicates the proposed land use designation is consistent with the Village’s Comprehensive Plan.

**Extrajurisdictional Impacts**

The Village provided notification of this amendment to the Palm Beach County Intergovernmental Plan Amendment Review Committee on September 29, 2011. No extrajurisdictional impacts have been identified.

**Effects on Significant Regional Resources and Facilities**

No adverse effects on significant regional resources and facilities have been identified.

**Conclusion**

The proposed amendment is not in conflict or inconsistent with the SRPP.

**Recommendation**

Council should approve this report and authorize its transmittal to the Village of Royal Palm Beach and the Florida Department of Economic Opportunity.

**Attachments**
List of Exhibits

Exhibit

1  General Location Map
2  Aerial of Subject Property
3  Existing Future Land Use Map
4  Proposed Future Land Use Map
Exhibit 1
General Location Map
Village of Royal Palm Beach

Royal Palm Beach
Exhibit 3