Treasure Coast Region

“Quick Facts”

• 4 Counties
• 50 Municipalities
• 1.8 million people
• 758,673 Jobs
• 929,778 Housing Units
• 105 miles of Atlantic Coastline
• 3700 square miles
• 3 million people (2060)
• 278 local elected officials
• 6 state senators
• 12 state house members
Who Is TCRPC???

• 10 municipal elected officials
• 9 county elected officials
• 9 governor appointees
• 13 staff
• 4 standing committees
• Budget and work program valued at $2.8 million

You Are!!!

An Association of local governments and the private sector working together to foster a high quality of life throughout the Treasure Coast Region
You Are Not Alone!

- 11 RPCs Statewide
- 547 Regional Councils Nationally
- Of the 39,000 General Purpose Local Governments, 35,000 are Represented by RPCs
Mission, Responsibilities and Duties
As Provided By Its Local Governments

“Provide visionary leadership, advocacy, and coordination between local governments, state and federal agencies, and the private sector to preserve and enhance the quality of Treasure Coasts economic, natural and built environment”.

• To promote communication among local governments in the region and the identification and resolution of common regional-scale problems.

• To provide technical and professional planning assistance to its local governments.

• To assure that State and Federal Goals and Objectives are addressed in a manner that is appropriate given local and regional conditions.

Source: 1976 Interlocal Agreement creating the TCRPC (Restated in 2006)
Earliest “Sightings” of Regional Planning

HUD 701 Planning Assistance Program
GAO - Intergovernmental Cooperation Act
late 60’s, early 70’s

Water, sewer and improving planning on an area-wide basis
History of Regionalism in Florida

Askew’s River Ranch Retreat

- 163 Comprehensive Planning Act
- 373 WMD Act
- 253 Env. Endangered Lands Act
- 380 DRI/Critical Areas Act
Now... Make your Florida dreams come true...

For vacations, retirement, investment... a planned community on Florida's Southwest Coast.
A 30-day money-back guarantee covers your $10 deposit.

OWN IT: As soon as you see and like this 54-room, 22-slip marina, you'll hardly need any
LIVE ON IT: A vacation home near a retirement center is something you can afford to keep in
REAL: Just think of the time to relax or work.

Right now there are good reasons to consider buying land in Florida. First, it's unique climate.
Second, it's the largest, commercially fertile corn area in the world. This, plus the fact that Florida is
a pristinely preserved wilderness, will make it a popular destination for tourists. Where
enough room to build takes up 60% of the state. We're not talking about Port Charlotte but
"haves" are the first cities of Florida for us to build." Those folks only Port Charlotte owners own

Now... Make your Florida dreams come true...

...only $10 down, $10 a month

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DRIs were reshaping the Region’s landscape

- 90 DRIs
- 107,328 Acres
- 124,585 Residential Units
- 5,972 Hotel Rooms
- 21,088,966 SF Retail
- 38,689,573 SF Office
- 22,208,539 SF Industrial
- 1,402 Hospital/Nursing Beds
- 1,743 Marina Slips

As of 2014
Policy Test Tracks
(1970s, 80s & 90s)

Transportation concurrency
Fiscal modeling
Impact fee assessments
LOS for parks, police, fire-rescue, beach access, etc.
Affordable housing
Wetland protection
Upland protection
Wellfield protection
Endangered and threatened species protection
Regional water and waste water
Public shelter and hurricane evacuation
School concurrency
Water quality and stormwater management
Hazardous materials and waste
Mosquito impoundment management
Energy policy
Annexation policy
Intergovernmental coordination and impact assessment

Why some “love” RPCs and others don’t
At the same time...

... a bigger role to play
Our Motto Is ... You Call, We Haul

- Economic Development Program
- Urban Design and Redevelopment Program
- Transportation/Land Use Planning Program
- Emergency Preparedness Program
- Natural Resource/Energy Planning Program
- Education Planning Program
- Development of Regional Impact Review Program
- Regional Planning and Local Government Planning Assistance Program

...But Only If You Ask!

We Do Windows Too!
Hurricane evacuation, preparedness and recovery
CERP, WPAs and Water Farming
Brownfields Assessment and Cleanup
Economic Development & Small Business Loan Fund
(3) Bracketed Balcony: A bracketed balcony is a second-story platform projecting from the building wall, enclosed by a railing or balustrade, supported by brackets. The bracketed balcony is located over the main building entry, which provides cover for a person entering or exiting the building, emphasizes the entryway, and creates a semi-public space overlooking the street. Bracketed balconies are typically associated with buildings with commercial uses in the ground story; however, bracketed balconies can be used on residential building types when combined with a stoop.

a. Table 81-037(d) provides the dimensional requirements and the maximum allowable encroachment permitted by the zoning district. Figure 81-037(d) illustrates the dimensional requirements from Table 81-037(d).

| Dimensional Requirements for Bracketed Balcony |
|-----------------|---------|---------|
| Minimum         | Maximum |
| Building Setback| varies by zoning district |
| Depth           | 4 feet  |
| Height          | 4 feet  |
| Floor Elevation | 5 feet  |
| Maximum Allowable Encroachment per District |
| Downtown General| 3 feet  |
| Downtown Core   | 3 feet  |
| Downtown Industrial | 3 feet |
| Downtown Marine | 3 feet  |

b. Bracketed Balcony Elements
1. Brackets shall be made of wood, pre-cast concrete or steel.
2. Brackets shall be designed to reflect their intended structural role and to define the entryway.

Figure 81-037(d) Bracketed Balcony Profile Type
Figure 81-037(d) Bracketed Balcony Character Example

13th Street (East of Broadway)

The street section above depicts a street design for 13th Street east of Broadway. Traffic will be carried by providing a wide median with regularly spaced street trees. On-street parking provides an easy option to stop and visit businesses and shields the highly active pedestrian area from through traffic. Street trees are installed every 25 feet and the adjacent building setbacks augment the sidewalk area to establish a superior pedestrian environment.
Local Grant Assistance & Coalition Building
Our Motto Is ... You Call, We Haul

TRANSPORTATION
ECONOMIC DEVELOPMENT
EMERGENCY PREPAREDNESS
TECHNICAL ASSISTANCE

WORK
for our local governments

We Do Windows Too!
### Source of Funds
#### 2013 - 2014

<table>
<thead>
<tr>
<th>Source of Funds</th>
<th>Amount</th>
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<tbody>
<tr>
<td>Local Contributions ($0.43 per capita)</td>
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<tr>
<td>Indian River County</td>
<td>$58,163</td>
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<td>Martin County</td>
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<td>St. Lucie County</td>
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<td>Palm Beach County</td>
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<td>Federal Contract Funds</td>
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<td>Developments of Regional Impact Review Fees</td>
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<td>$2,090,587</td>
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<td><strong>TOTAL REVENUES</strong></td>
<td><strong>$2,875,426</strong></td>
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54% Locally supported…but what happened to State funding?
Regional Planning Council Statutory Mandates

Chapter 163, F.S. Intergovernmental Programs
Chapter 186, F.S. State and Regional Planning
Chapter 253, F.S. State Lands
Chapter 260, F.S. Florida Greenways and Trails Act /
Chapter 282, F.S. Communications and Data Processing
Chapter 288, F.S. Commercial Development and Capital Improvements
Chapter 335, F.S. State Highway System
Chapter 339, F.S. Transportation Finance and Planning
Chapter 373, F.S. Water Resources
Chapter 378, F.S. Land Reclamation
Chapter 380, F.S. Land and Water Management
Chapter 403, F.S. Environmental Control
Chapter 419, F.S. Community Residential Homes, Confliction Resolution
Chapter 420, F.S. Housing
Chapter 427, F.S. Special Transportation and Communications
Chapter 985, F.S. Juvenile Justice, Confliction Resolution for Sites
You only need to remember the 4 “F”s

• Food
• Families
• Friends
• Fun
<table>
<thead>
<tr>
<th>Role</th>
<th>Name</th>
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</thead>
<tbody>
<tr>
<td>Director</td>
<td>Michael J. Busha</td>
<td>Executive Director</td>
</tr>
<tr>
<td>Legal Counsel</td>
<td>Roger Saberson</td>
<td>Council Attorney</td>
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<tr>
<td>Planning Staff</td>
<td>Peter G. Merritt</td>
<td>Assistant Director</td>
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<tr>
<td></td>
<td>Kimberly DeLaney</td>
<td>Strategic Development Coordinator</td>
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<td></td>
<td>Gregory Vaday</td>
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<td>Kathryn Boer</td>
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<td>Dana Little</td>
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<td>Anthea Gianniotes</td>
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<td>Eloine Sabol</td>
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<td>Administrative Staff</td>
<td>Elizabeth Gulick</td>
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<td>Kim Koho</td>
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<tr>
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<td>Phyllis Castro</td>
<td>Accounting Manager</td>
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<tr>
<td></td>
<td>Joan Young</td>
<td>Accounting Clerk</td>
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<tr>
<td><em>Other Staff:</em></td>
<td>Kathy LaMartina</td>
<td>Intergovernmental Representative</td>
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<td></td>
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<td>Martin &amp; St. Lucie Counties</td>
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<td>South Florida Water Management District</td>
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*Agencies/Organizations sharing Council offices*