MEMORANDUM

To: Council Members
From: Staff
Date: October 24, 2019
Subject: Local Government Comprehensive Plan Review
Village of Indiantown Comprehensive Plan
Amendment No. 19-PLAN

Introduction

The Community Planning Act, Chapter 163, Florida Statutes, requires that the regional planning council review local government comprehensive plan amendments prior to their adoption. The regional planning council review and 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 affected local government within the region. Council 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.

The amendment package from the Village of Indiantown was received on September 27, 2019. This is the first comprehensive plan for the Village, which was incorporated on December 31, 2017.

Summary of Proposed Amendment

Section 163.3177 of the Florida statutes requires that all local governments in the state prepare a comprehensive plan to provide principles, guidelines, standards and strategies to ensure there is “balanced future economic, social, physical, environmental, and fiscal development” and document the community’s obligations to implement that plan. The plan is intended to serve as guidance to establish meaningful and predictable standards for the programs, activities, and land development regulations the local government will implement and enforce.

The Village of Indiantown, first established in the early 1900s and recently incorporated in December of 2017, is a rural community located in the western area of Martin County. Prior to incorporation, the Village was one of seven designated Community Redevelopment Areas in the County. The Village has a population of less than 7,000 that is governed by a Mayor and Council elected at large, with the day-to-day operations being directed by a Village Manager. The Village is a small community with diverse cultures, ages, social circumstances, and economic groups.
Due to the extensive volume of material, the proposed new comprehensive plan has been provided as a supplement on Council’s website. A summary of each element follows:

**Element 1: Future Land Use**

This element seeks to establish land patterns that reflect the community’s unique history and recognizes the need to protect established neighborhoods and provide a framework to create a town center area that encourages compact, mixed-use urban development and supports transit. Goals contained in the element support: development of a predictable plan for the use and development of land; planning principles that will provide a high quality of life with adequate levels of service and efficient use of facilities that protect natural resources and residential neighborhoods; coordinated land uses that consider the availability of infrastructure, suitable topography, and soil conditions; a growth management strategy that is integrated throughout all elements of the comprehensive plan in order to create guidelines for growth that pays for itself through the provision of well-paid jobs and other economic factors; and establish land uses that are compatible with adjacent uses. Shown in the table below are the approximate acreage, the general range of density of use, and the proportion of the gross land area within each existing land use category:

<table>
<thead>
<tr>
<th>Future Land Use</th>
<th>Total Acreage*</th>
<th>Percentage Distribution</th>
<th>Minimum Density</th>
<th>Maximum Density</th>
</tr>
</thead>
<tbody>
<tr>
<td>Commercial Waterfront</td>
<td>101.1</td>
<td>1.16%</td>
<td>n/a</td>
<td>n/a</td>
</tr>
<tr>
<td>Conservation</td>
<td>0</td>
<td>0%</td>
<td>n/a</td>
<td>n/a</td>
</tr>
<tr>
<td>Industrial</td>
<td>2612.7</td>
<td>29.91%</td>
<td>n/a</td>
<td>n/a</td>
</tr>
<tr>
<td>Institutional and Educational</td>
<td>111.8</td>
<td>1.28%</td>
<td>n/a</td>
<td>n/a</td>
</tr>
<tr>
<td>Mobile Home</td>
<td>114.1</td>
<td>1.31%</td>
<td>n/a</td>
<td>8 UPA</td>
</tr>
<tr>
<td>Recreational</td>
<td>213.5</td>
<td>2.44%</td>
<td>n/a</td>
<td>n/a</td>
</tr>
<tr>
<td>Residential</td>
<td>573.7</td>
<td>6.57%</td>
<td>n/a</td>
<td>8 UPA</td>
</tr>
<tr>
<td>Rural Community</td>
<td>637.4</td>
<td>7.3%</td>
<td>n/a</td>
<td>2 UPA</td>
</tr>
<tr>
<td>Small Farm Residential</td>
<td>481.7</td>
<td>5.52%</td>
<td>n/a</td>
<td>1 UPA</td>
</tr>
<tr>
<td>Suburban Residential</td>
<td>1450.5</td>
<td>16.61%</td>
<td>n/a</td>
<td>5 UPA</td>
</tr>
<tr>
<td>Urban Residential Office</td>
<td>261.6</td>
<td>3.0%</td>
<td>3 UPA</td>
<td>15 UPA</td>
</tr>
<tr>
<td>Utility</td>
<td>1650</td>
<td>18.90%</td>
<td>n/a</td>
<td>n/a</td>
</tr>
<tr>
<td>Village Core Mixed Use</td>
<td>525.18</td>
<td>6.01%</td>
<td>5 UPA</td>
<td>20 UPA</td>
</tr>
</tbody>
</table>

*This table excludes ditches and rights of way and percentages are estimates. This chart will be updated during the Evaluation and Appraisal Review (EAR) which will be completed at least once every 7 years as defined in Florida Statute 163.3191.

The distribution and location of the various land use categories are shown on the proposed Future Land Use Map (Exhibit 2). The plan indicates that there are no large-scale agricultural uses within the Village; however, consideration was given to the adjacent agricultural uses in the
unincorporated areas of the County when assigning the future land use designations. The plan does not assign the Conservation land use to any property within the Village.

Policies include using development standards that discourage the proliferation of urban sprawl and using design principles that support: economic growth; efficient and cost-effective provision of public infrastructure and services; walkable and connected communities with compact development and a mix of uses; conservation of water and energy; protection of open space; and transit-oriented development.

**Element 2: Infrastructure and Water Resources**

Included within this element are goals, objectives, and policies regarding potable water provision, wastewater treatment, solid waste disposal, stormwater management, and aquifer protection. The adequate provision of these services is intended to promote orderly growth within areas best suited to accommodate development; protect sensitive natural resource systems and rural and agricultural areas; and preserve the public health, safety, and general welfare of the Village’s citizens. The plan indicates that the Village will cooperate with South Florida Water Management District and will provide any relevant data to the privately owned utility provider that is serving Indiantown at the time (the Indiantown Company).

The goals in this element seek to: achieve and sustain adequate and equitable access to safe and affordable drinking water; protect, maintain, and restore the Florida Aquifer; coordinate with the private utility provider to encourage the provision of cost-effective wastewater treatment and environmentally appropriate effluent disposal through central wastewater treatment systems; promote the building of resilient infrastructure; provide for the clean, efficient, economical and environmentally sound management of solid waste; and encourage sustainable development through incentives such as development review fast tracking, permit fee rebates, impact fee deferrals and administrative variances.

**Element 3: Housing**

The goals, objectives, and policies contained in this element are intended to identify and address current and future deficits in the provision of moderate, low, and very low-income housing, group homes, foster care facilities, and housing for those with special needs. In addition, the element provides guidance to public and private sector housing providers, as well as to the residents of the Village, regarding the redevelopment of existing neighborhoods, removal of substandard housing, relocation assistance, and critical housing assistance programs. Goals and policies in this element seek to:

- Implement a housing policy by allocating land area to accommodate a supply of housing responsive to the diverse housing needs of the existing and future population of the Village.
- Preserve and enhance the Village’s heritage and character through the protection of historically significant housing.
- Enact policies to facilitate self-sufficiency of low-income residents by creating processes and incentives for affordable housing projects to minimize the need for additional local services.
• Coordinate housing type and location with transportation to assure that affordable housing, higher density housing, and housing for special groups are accessible to future public transportation programs or transit systems.
• Ensure the adequate provision of residential sites to accommodate the needs of the Village’s diverse population.
• Implement activities and programs that eliminate and prevent substandard housing conditions.
• Guide growth towards economic and environmental sustainability by providing policies for guiding the development and redevelopment of housing.

Element 4: Recreation and Open Space

This element recognizes that the Village is a community with diverse cultures, ages, and both seasonal and year-round residents and visitors, and there are challenges on how to best serve the varied needs and desires of all residents. To ensure that a priority for a high quality of life remains for current and future generations, this element lays out goals, objectives and policies that will ensure adequate recreational opportunities for the citizens of the Village. The element is a long-range plan for how the Village will provide a high-quality system of parks, open space, recreational facilities, and programs and to meet future projected demands and recreation trends. Goals of this element state the Village shall: provide an exemplary system of recreational programs, sites and facilities that are convenient to citizens of all ages, and social and economic groups; provide an exemplary system of green space and open spaces; provide opportunities for its residents to experience active and healthy lifestyles; increase and promote recycling in its recreation and open spaces; and seek to ensure that programs and facilities for parks and open space are adequately funded.

Element 5: Intergovernmental Coordination

Formerly a part of unincorporated Martin County, Indiantown incorporated as the Village of Indiantown in December of 2017. Currently, the Village has several interlocal agreements with various agencies in Martin County for service provision. This element details how the Village intends to develop, maintain, and strengthen coordination with Martin County, adjacent municipalities and counties, the Martin County School Board, the Martin Metropolitan Planning Organization, the South Florida Water Management District, and other State and regional agencies.

The one goal of this element states the Village “shall work with the appropriate governments and outside agencies in order to manage growth and development in a way that preserves the quality of life for residents, and results in the efficient and cost-effective delivery of services and public facilities.” Objectives include: coordinating this comprehensive plan with municipalities and agencies to ensure it complements and supports other planning efforts; establishing intergovernmental processes, agreements, and programs that will result in effective coordination of facilities and funding sources; and collaborating with local, state, federal, and nonprofit agencies to ensure effective delivery of services to the community.
Element 6: Transportation and Mobility

This element is designed to plan for multimodal transportation systems that place emphasis on public transportation and overall mobility, where feasible. Guiding principles discourage sprawl, encourage efficient use of the urban cluster, reduce vehicle miles travelled, and provide safety for users of all transportation methods. Goals require the Village to develop and maintain a multimodal transportation system and implement a mobility plan to provide for efficient travel of all users. It is intended that the plan will support and enhance the Village’s environment, economy and residential character, provide safety for all users, and provide transportation alternatives. Additionally, this element states the Village will pursue grant funding opportunities to offset transportation infrastructure costs. Throughout the element, there are policies that state the Village shall coordinate transportation planning and activities, when appropriate, with Martin County, the Martin Metropolitan Planning Organization, and the Florida Department of Transportation.

Element 7: Conservation

The goals, objectives, and policies of this element are intended to guide the management of air, water, soil, mineral, vegetative, wildlife, and other natural resources without duplication of federal and state requirements. Goals outline how the Village will maintain air and water quality; conserve environmentally sensitive land and native vegetation; protect the natural diversity and abundance of wildlife, and the structure, function, and integrity of marine and land ecosystems; and strive to create a sustainable community.

Element 8: Capital Improvements

The purpose of this element is to provide guidance for capital projects needed to maintain levels of service and accommodate new growth; identify ways to program and fund those projects; outlines a system to ensure concurrency among various governmental and quasigovernmental agencies; and guides the creation and implementation of a Capital Improvements Plan (CIP). The comprehensive plan indicates the goal of this element is to “utilize sound fiscal policies to develop a CIP that will detail the funding and construction timeline for vital and adequate public facilities.” Backup materials indicate the Village’s CIP will be based upon projects selected from Martin County’s CIP and projects in the former Community Redevelopment Area plan prior to incorporation.

Regional Impacts

No adverse effects on regional resources or facilities and no extrajurisdictional impacts have been identified. The Village is cautioned to carefully plan for the impacts on public services and the time necessary to meet them in conjunction with the approval of development orders. To that end, Council offers the following comments:

Comment 1: While not required by law, this is a great opportunity for the Village to memorialize its beginnings by creating an Introduction section for the plan. The Village has a rich and storied history that should be told. Demographics should be included as well as the Mission, Vision and Value Statements for the Village that were adopted August 23, 2018 and
convey the priorities of the Village to its citizens, business and property owners, and the public. The Introduction will help inform interpretation of the plan’s intent and the consideration of future amendments.

Comment 2: Policy L1.2.3 should be revised to require all of the listed indicators be met when proposing amendments to the comprehensive plan. Currently, the policy only requires four of the indicators, as shown below:

POLICY L1.2.3 Discourage Urban Sprawl Through Amendments

The Future Land Use element and any amendment to the Future Land Use element shall discourage the proliferation of urban sprawl by adhering to at least four of the following indicators:

a) Directs or locates economic growth and associated land development to geographic areas of the community in a manner that does not have an adverse impact on and protects natural resources and ecosystems.

b) Promotes the efficient and cost-effective provision or extension of public infrastructure and services.

c) Promotes walkable and connected communities and provides for compact development and a mix of uses at densities and intensities that will support a range of housing choices and a multimodal transportation system, including pedestrian, bicycle, and transit, if available.

d) Promotes conservation of water and energy.

e) Preserves agricultural areas and activities, including silviculture (the growing and cultivation of trees), and dormant, unique, and prime farmlands and soils.

f) Preserves open space and natural lands and provides for public open space and recreation needs.

g) Creates a balance of land uses based upon demands of the residential population for the nonresidential needs of an area.

h) Provides uses, densities, and intensities of use and urban form that would remediate an existing or planned development pattern in the vicinity that constitutes sprawl or if it provides for an innovative development pattern such as transit-oriented developments.

Comment 3: In Policies L1.2.5 and L4.1.3 where it states that the Village will “seek to ensure the adopted level of service can be met” in conjunction with new development and amendments, remove the words “seek to” so that the level of service standards are effective in coordinating growth with service provision.

Comment 4: In Policy L.12.1.7 there is no mention of ensuring that sanitary sewer capacity is available. This should be added.

Comment 5: We suggest that Policy L3.2.4 be enhanced to limit the designation of new commercial areas until only after the existing commercial and mixed use areas have been fully developed. This will help reduce pressure to sprawl and will limit diversion of development activity away from the Urban Core.
Comment 6: In Policy L5.1.5 school capacity should be a consideration in new residential development to help preserve quality of life.

Comment 7: In Policy L5.1.9 we suggest that preservation of existing Industrial land be included in the text of the policy so that industrial lands are not converted to other uses for short-term market reasons thereby jeopardizing the future economic health of the Village. A key advantage the Village has for future prosperity is its status as one of the few places in the County with significant industrial space located near energy and transportation corridors.

Comment 8: The description of Industrial in Policy L6.1.12 says that residential uses can be allowed as part of a mixed-use project, however we have concerns that including residential can create incompatibilities and impediments to current and future industrial activity due to complaints about noise, smells, activity levels, etc.

Comment 9: The Village should identify all the natural and environmental resources within the boundaries of the Village and assign those properties the Conservation land use designation. This will preserve, maintain, and protect irreplaceable resources such as wetlands, floodplains, water recharge areas, environmentally sensitive areas, shorelines, and other natural systems.

Comment 10: The comprehensive plan does not reference a planning horizon, nor is one on the proposed Future Land Use Map. Chapter 163.3177(5)(a) of the Florida Statutes requires the establishment of at least two planning periods, one for the first 5-year period after the adoption of the comprehensive plan, and one covering a 10-year period. The Village should provide this information in the text of the comprehensive plan as well as on the Future Land Use Map.

Comment 11: In the Infrastructure Element, Policy IWR2.2.6 can be strengthened by mapping areas where septic tank systems have been allowed and will continue to be allowed for the planning horizon, and requiring extensions of mains and connections to central sanitary sewer in all other areas of the Village. The eventual complete transition to central sewer will never be accomplished if new developments are allowed to use septic systems.

Comment 12: The Infrastructure Element should include level of service standards for water, sanitary sewer, stormwater, transportation, and recreation.

Comment 13: In the Recreation Element, it is suggested that the level of service standard in Policy R.1.1.2 be supplemented with target levels of service for various recreational amenities (playgrounds, ballfields, etc.) to help better manage and plan for the recreational needs of the community. The Element can be further enhanced by adding consideration of a land dedication requirement in conjunction with new residential development so that the level of service is not degraded by the demands imposed by new residential development and so that parks are near the residents they serve.

Comment 14: It may prove difficult to administer the provisions in Policy T1.4.7 which allow the proportionate share funds to be provided up to 3 years after a building permit is issued because the developer may be out of the picture at that point and getting the payment may be impossible.
Comment 15: The provisions of Policy T1.2.6 calling for cross-access connections for vehicles and pedestrians are commendable and will prove very useful for the Village. We suggest adding a policy which explicitly supports the provision of an interconnected grid network of streets in the Village.

Comment 16: The Village should strongly consider an Annexation Element or policies which will provide for a consistent approach to the consideration of expanding the Village’s boundaries. The policies should include an analysis of the relative financial benefits and detriments of the annexation, how the new area is to be incorporated into the Village’s approach to land use, the extension of utilities, etc. There are examples in the Region that may prove useful in exploring this concept.

Comment 17: The Village should establish an intensity cap for non-residential uses and the Urban Residential Office and Village Core Mixed Use land use designations. Without this, the adequacy of services for developed allowed in the proposed plan as well as the impact of future amendments cannot be determined.

Extrajurisdictional Impacts

Council requested comments from local governments and organizations expressing an interest in reviewing the proposed amendment on October 3, 2019. On October 23, 2019, Martin County provided correspondence providing minor comments on the draft plan. That correspondence is included as Exhibit 3.

Conclusion

No adverse effects on regional resources or facilities and no extrajurisdictional impacts have been identified. Comprehensive plans should reflect the vision, needs, and desires of its community members. Council commends the Village for their extensive public outreach efforts during the process of developing this draft comprehensive plan. It is also noteworthy that the plan consistently references coordination with other governmental entities and agencies. Ongoing intergovernmental coordination is essential to ensure there are no extrajurisdictional impacts or issues of conflict with current and future plans of its neighbors as the Village grows.

The creation of a comprehensive plan represents a great opportunity for the Village to incorporate good planning principles that ensure efficient development and secure a healthy and prosperous future for new and existing residents of the Village. The Village has included many of the strategies contained in the SRPP that call for the preservation of the natural environment and countryside while revitalizing existing urban areas. The Village’s plan recognizes that future development should not sprawl, because it is expensive and degrades the community’s quality of life. Additionally, many of the goals, objectives, and policies effectively connect all the important components of public and private life (e.g., sites for homes, shopping, parks, jobs, schools, churches, civic uses, etc.). In other words, correcting the problems of community design, balance, inclusion, and serviceability that plague much of the Region.
Recommendation

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

Council Action – December 13, 2019

Commissioner Smith from Martin County moved approval of the staff recommendation. Vice Mayor Weinroth from Palm Beach County seconded the motion, which carried unanimously.

Attachments
**List of Exhibits**

<table>
<thead>
<tr>
<th>Exhibit</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>General Location Map</td>
</tr>
<tr>
<td>2</td>
<td>Proposed Future Land Use Map</td>
</tr>
<tr>
<td>3</td>
<td>Letter Dated October 23, 2019 from Martin County</td>
</tr>
</tbody>
</table>
Exhibit 2
Proposed Future Land Use Map
October 23, 2019

Stephanie Heidt, AICP
Economic Development and
Intergovernmental Programs Director
Treasure Coast Regional Planning Council
421 SW Camden Avenue
Stuart, FL 34994

via Electronic & US Mail

Re: Martin County Comments on the Village of Indiantown Draft Comprehensive Plan
Infrastructure and Water Resources Element Goals, Objectives and Policies

Dear Stephanie:

Thank you for allowing us to comment on the Village of Indiantown Plan. In August 2019, Martin County provided informal comments on the Plan as the Village considered its proposed Plan during its public workshop and public hearing process. We appreciate the Village’s consideration of our informal comments.

The County only has minor comments on the Draft plan that was formally transmitted to the Department of Economic Opportunity and the state and regional review agencies. By copy of this letter, we are providing the Village with our minor comments.

Martin County Comments on the Village of Indiantown Plan:

The following projects identified in the draft plan have already been constructed and should be removed from the future project list:

- Indiantown CRA-Carter Park Lighting
- CR609 Outfall Ditch Culvert Replacement
- SW Farm Road Restoration
Ms. Stephanie Heidt  
October 23, 2019  
Page 2

Lastly, please see attached review comments on the Infrastructure and Water Resource Element.

Sincerely,

Nicki van Voono, AICP  
Growth Management Director

NVV/mh

Enclosure

Copy: Howard W. Brown, Jr., Village of Indiantown Manager  
Bonnie C. Landry, AICP, Village of Indiantown Director of Planning
The Village of Indiantown
Draft Comprehensive Plan
Infrastructure and Water Resources Element
Goals, Objectives and Policies
Introduction

The purpose of the Infrastructure Element is to provide guidance in the provision of services necessary to accommodate existing and future development in a way that is environmentally sensitive, efficient, and cost-effective. Included within this Element are:

- Goals, Objectives, and Policies regarding potable water provision, wastewater treatment, solid waste disposal, stormwater management, and aquifer protection, as required by Florida Statutes F.S.S 163.3177 (6)(a).
- The adequate provision of these services is intended to promote orderly growth within areas best suited to accommodate development; protect sensitive natural resource systems and rural and agricultural areas; and preserve the public health, safety, and general welfare of the Village of Indiantown's citizens.

Definitions and Acronyms:

- Average Annual Daily Flow (AADF): average flow for the individual year or multi-year period of interest. It is obtained by dividing the sum of all the individual daily flows by the number of daily flows recorded for the year.

- Aquifer: an underground layer of water-bearing permeable rock, rock fractures or unconsolidated materials. Groundwater can be extracted using a water well.

- Environmental Protection Agency (EPA): a federal agency established in 1970 that researches, monitors, sets standards for, and enforces activities to ensure that the environment is protected.

- Equivalent Residential Connections (ERCs): a factor used to convert a given annual daily flow (ADF) to the equivalent number of units required for connection to the County-Village system.

- Florida Public Service Commission (FPSC): a state agency that employs regulatory authority over utilities in one or more of three key areas: rate base/economic regulation, competitive market oversight, and monitoring of safety, reliability, and service.

- Groundwater quality: the condition of water that is located beneath the Earth's surface in a given area.
Municipal Service Taxing Unit (MSTU) - is a non-ad valorem assessment district to provide funding for an essential improvement in a specific geographic area within the county taxing district. An MSTU consists of a group of properties that share in the benefit and cost of that improvement.

Natural Water System - A natural water system is network of water in the environment. This includes the water that falls from the sky as precipitation, water that is absorbed into the ground and water that flows into streams, rivers, lakes and oceans. Revise to include a policy.

Non-ad valorem assessment - assessments that are primarily for paving services, storm water and solid waste collection and disposal. The collection of taxes, as well as the assessment, is in accordance with the rules and regulations of the Florida Department of Revenue and Florida Statutes.

Potable water - water that is suitable for drinking.

South Florida Water Management District (SFWMD) - is a regional governmental agency that manages the water resources in the southern half of Florida.

Surface water - water that collects on the surface of the ground.

Water reuse program - using treated wastewater for a beneficial purpose.
**Goals**

1. **Potable Water**

The Village of Indiantown seeks to achieve and sustain adequate and equitable access to safe and affordable drinking water for its residents and visitors.

2. **Groundwater Quality Protection**

The Village of Indiantown seeks to protect, maintain, and restore the Floridan (artesian) Aquifer in an effort to ensure the quality and availability of water for future generations.

3. **Wastewater, Stormwater and Sanitary Sewer Management**

The Village of Indiantown will coordinate with the private utility provider in its efforts to encourage the provision of cost-effective wastewater treatment and environmentally appropriate effluent disposal through central wastewater treatment systems.

4. **Build Resilient and Sustainable Infrastructure**

The Village of Indiantown shall promote the building of resilient infrastructure, inclusive and sustainable industrialization, and foster innovation for all the residents.

5. **Solid Waste**

The Village of Indiantown will provide for the clean, efficient, economical and environmentally sound management of solid waste.
GOAL INW1 Potable Water
The Village of Indiantown seeks to achieve and sustain adequate and equitable access to safe and affordable drinking water for its residents and visitors.

OBJECTIVE INW1.1 Identify Needed Facilities
Identify any problems and/or associated needs with existing water resources. This includes waste and stormwater treatment facilities, availability of central sewer, the quality of capital water infrastructure, and the availability of alternative rainwater collection mechanisms.

POLICY INW1.1.1 Correct Existing Facilities’ Deficiencies
The Village shall coordinate with the private utility provider to identify any deficiencies in the potable water system in accordance with regulatory requirements and encourage them to prioritize projects to correct and upgrade the facilities.

POLICY INW1.1.2 Maximize Use of Existing Facilities
The Village shall coordinate with the private utility provider and encourage them to prioritize the repair and maximization of use within existing water resource facilities.

POLICY INW1.1.3 Coordinate with Water Management and Utility Companies
The Village shall coordinate with the private utility provider and South Florida Water Management District to implement integrated water resource management at all levels.

OBJECTIVE INW1.2 Coordination of Extension and Increase of Facilities to Meet Future Needs
The Village shall coordinate with the private utility provider to encourage the extension and retrofitting of existing water facility infrastructure to accommodate new development and redevelopment.

POLICY INW1.2.1 Innovative Water Conservation
The Village of Indiantown shall strive to build infrastructure that is resilient, promote inclusive and sustainable industrialization, and foster innovative techniques for water conservation.
POLICY INR1.2.2 Discourage Urban Sprawl
The Village of Indiantown shall discourage sprawl through policies in the Future Land Use Element and Future Land Use Map and the Capital Improvements Element.

POLICY INR1.2.3 Wellfield Protection
The Village of Indiantown shall address Wellfield Protection as a means of protection of its potable water supply in the Land Development Regulations.

OBJECTIVE INR1.3 Efficiency, Pollution and Contamination
The Village of Indiantown shall strive to conserve the potable water supply by:
A. Encouraging the reduction in water demand
B. Seeking to prevent and reduce wasteful, uneconomical, impractical, or unreasonable use of water
C. Seeking to preserve the natural groundwater aquifer supplies for existing and future population
D. Encouraging the private utility to continue its distribution of reclaimed water as a source for non-potable water
E. Promoting water conservation programs

POLICY INR1.3.1 Potable Water Resources
The Village of Indiantown shall coordinate with the private utility provider in efforts to avoid water scarcity as the Village develops by promoting water use efficiency and encouraging sustainable withdrawals.

POLICY INR1.3.2 Reduce Water Pollution
The Village of Indiantown seeks to improve water quality by promoting the reduction of pollution, eliminating dumping, and minimizing the release of hazardous chemicals and materials into the water ecosystem.

POLICY INR1.3.3 Water Contamination Prevention Education
The Village of Indiantown shall encourage the participation of residents in improving water and sanitation management by providing educational resources on the importance of clean drinking water and the cataclysmic effects of water contamination throughout the entire water ecosystem.
GOAL IW22 Groundwater Quality Protection
The Village of Indiantown seeks to protect, maintain and restore the Floridan (artesian) Aquifer in an effort to ensure the quality and availability of water for future generations.

OBJECTIVE IW22.1 Aquifer Recharge Problems and Needs
The Village of Indiantown shall protect the aquifer from pollutants resulting from household detergents, lawn fertilizers, chemicals and bacteria from septic tanks and waste disposal sites.

POLICY IW22.1.1 L PR Protection of Natural Water Sources
The Village of Indiantown Land Development Regulations (LDR) shall include requirements for land use which assist in the protection of groundwater aquifer recharge and protection of existing and future groundwater supplies. For example, hazardous waste treatment facilities should not be constructed above or near wellhead protection areas or highly effective aquifer recharge areas.

POLICY IW22.1.2 Identification and Protection of Water Recharge
The Village's Land Development Regulations (LDR) shall support and comply with the South Florida Water Management District's (SFWMD) regulations regarding high aquifer recharge areas. To ensure continued compliance with them, the Village of Indiantown will review the SFWMD regulations on an annual basis and update the LDRs as needed.

POLICY IW22.1.3 Protect Aquifer Recharge Areas
The Village of Indiantown shall construct projects in a way that preserves the predevelopment conditions of the highly effective aquifer recharge with regard to soil type, drainage rates, and grade elevation, in order to minimize the reduction in the recharge of the surficial aquifer.

POLICY IW22.1.4 (Need title for this Policy)
The Village's Land Development Regulations shall require that development applications include a field analysis that delineates the area enclosed by the highly effective aquifer recharge area and demonstrate that the groundwater level, quality and fluctuations shall not be worse after construction than under predevelopment conditions.
OBJECTIVE IMR2.2 Protection of Natural Water Systems

The Village shall have an objective to reduce the potential for contamination of groundwater aquifer through stormwater best management practices and through management of land use activities that may threaten groundwater quality near wellfield sites.

POLICY IMR2.2.1 Water Supply Plan

The Village of Indiantown shall, through the coordination with the private utility provider, adopt and implement a 10-Year Water Supply Plan, in accordance with the South Florida Water Management District (SFWMD) by 2022 (within 18 months after South Florida Water Management District updates its regional water supply plan) pursuant to Florida State Statute 373.709.

POLICY IMR2.2.2 Water Supply

The Village of Indiantown shall coordinate and participate in the SFWMD Upper East Coast Water Supply Process.

POLICY IMR2.2.3 Wellfield Protection Zones

The Village of Indiantown shall establish wellfield protection areas. The intent of wellfield protection areas is to protect potable water wells from contamination, and to prevent the need for their replacement or restoration due to contamination. Land use and construction within the wellfield protection zone shall not create a threat to groundwater quality resulting from contamination entering the ground. Use and activities within the wellfield protection areas shall be consistent with the requirements and prohibitions stipulated within the Ground Water Protection Measures in Wellhead Protection Areas section of the Land Development Regulations.

POLICY IMR2.2.4 Future septic systems

The Village shall discourage the creation of new septic tanks and drain fields for new development through the enforcement of standards for availability and mandatory connection to available sewer systems no less strict than those set forth in sections 381.0065 and 381.00655, Florida Statute.

POLICY IMR2.2.5 Increase Quality of Natural Water Systems
The Village of Indiantown shall educate the public on the importance of high-quality water in the Village’s natural water systems and ways to improve the quality.

**POLICY IWR2.6 Increasing Quantity of Natural Water Systems**
The Village of Indiantown shall provide education and demonstrations of ways to increase the quantity of water that remains in the natural water systems in the Village. (Reference Infrastructure and Water Resources Policy IWR 4.3.2 “Living Infrastructure”)

**POLICY IWR2.7 Low Water Use Landscaping**
The Village of Indiantown’s Land Development Regulations shall include provisions that encourage new development and redevelopment to utilize landscaping materials that are drought resistant. (Reference University Florida IFAS Extension Florida-Friendly Landscaping).

**POLICY IWR2.8 Reclaimed water**
The Village shall discourage the use of potable water for irrigation and collaborate with the private utility provider to encourage the use of reclaimed water for irrigation purposes.
GOAL 1H3: Wastewater, Stormwater, and Sanitary Sewer Management
The Village of Indiantown will coordinate with the private utility provider in its efforts to encourage the provision of cost-effective wastewater treatment and environmentally appropriate effluent disposal through central wastewater treatment systems.

OBJECTIVE 1H3.1: Future Sanitary Sewer Needs
The Village will coordinate with the private utility provider to seek to provide the public with economically and environmentally sound wastewater collection and treatment, which protects investments in existing facilities and promotes orderly, compact urban growth.

POLICY 1H3.1.1: Minimum Level of Service for Sanitary Sewer
The Village of Indiantown shall coordinate with the private utility provider in the Village’s efforts to establish and maintain a minimum level of service for sanitary sewer to serve the Village and its utility service areas.

POLICY 1H3.1.2: Maximize Existing Facilities
The Village shall coordinate with the private utility provider in its efforts to ensure continued maintenance of the sanitary sewer system.

POLICY 1H3.1.3: Alternative Sources for Sewer Treatment
The Village of Indiantown shall coordinate with the private utility provider to identify alternative sources for sewer treatment if sewer service capacities are not sufficient to meet or exceed the sanitary sewer established level of service standard.

POLICY 1H3.1.4: Protect the Functions of Natural Drainage Features
The Village shall protect natural drainage and water filtration features in the Village by introducing innovative and cost-effective techniques that remove debris and pollution from waterways such as:
1. Nets attached to drainage pipes that collect debris in water as it flows out of the pipes.
2. Increase the number of recycling and trash bins around the Village to make it convenient for the public to properly dispose of recyclables and trash.
3. Use proprietary stormwater devices such as baffle boxes, exfiltration trenches and sand filters.

Commented (MCL): Separate Stormwater management from the wastewater and sanitary management. They don’t relate. Create a Goal for Drainage and Stormwater Management.
OBJECTIVE IWR3.2 Flood Prevention and Stormwater Management
The Village of Indiantown seeks to limit property damage and inconvenience to the public created by poor street drainage by implementing stormwater mitigation strategies throughout the Village.

POLICY IWR3.2.1 Public Outreach on Stormwater Impacts
The Village of Indiantown shall provide educational opportunities for the public on the impacts of individual behavior and activities on the contamination of stormwater runoff.

POLICY IWR3.2.2 Flood Prevention
The Village of Indiantown shall contribute to the prevention of street and drainage flooding by encouraging sustainable flood prevention practices.
(Reference Infrastructure and Water Resources Policy IWR 4.3.2 "Living Infrastructure".)
GOAL IMR4 Build Resilient and Sustainable Infrastructure
The Village of Indiantown shall promote the building of resilient infrastructure, inclusive and sustainable industrialization, and foster innovation for all the residents.

OBJECTIVE IMR4.1 Promote Sustainable and Long-Lasting Infrastructure
The Village of Indiantown seeks to develop quality, reliable, sustainable, and resilient infrastructure to support economic development and human well-being.

POLICY IMR4.1.1 Efficient Building Techniques and Materials
The Village of Indiantown shall promote inclusive and sustainable industrialization by encouraging the use of energy efficient materials and building techniques.

POLICY IMR4.1.2 Retrofit and Upgrade Existing Infrastructure
The Village of Indiantown shall plan for and fund projects that upgrade and retrofit infrastructure which is in disrepair or is obsolete.

POLICY IMR4.1.3 Sustainable Development Incentives
The Village of Indiantown shall facilitate sustainable and resilient infrastructure development in the Village through incentive programs for developers who utilize this framework. These incentives will be described in the Land Development Regulations.

POLICY IMR4.1.4 Renewable Energy Sources
The Village of Indiantown shall seek to partner with agencies, such as Florida Power and Light, to integrate solar projects into development within the community to create clean and renewable energy.

OBJECTIVE IMR4.2 Innovative Vision
The Village of Indiantown shall support innovative industrial diversification by providing residents, landowners, business owners, and potential developers access to information that supports the vision for the Village to build sustainable developments for generations to come to utilize and enjoy.
POLICY IWR4.2.1 Connecting the Village Areas
The Village shall support positive economic, social and environmental links between urban and rural areas by strengthening development planning. The Village will seek opportunities for greenbelts and linear parks to serve as connections between varying land uses.

POLICY IWR4.2.2 Public Education on Pollution
The Village of Indiantown shall seek to partner with outside agencies to provide community education on the importance of each citizen to participate in the Village's goal to reduce pollution and improve the environment.

POLICY IWR4.2.3 Water Conservation Plans & Education Programs
The Village shall cooperate with the South Florida Water Management District to implement and participate in water conservation activities and programs.

POLICY IWR4.2.4 Public Outreach on Water Conservation
The Village shall educate water users in the use of water conservation techniques by posting information on the Village’s website.

OBJECTIVE IWR4.3 Low Impact Development
The Village of Indiantown’s Land Development Regulations shall encourage low impact development practices that reduce the volume and rate of stormwater runoff from a site.

POLICY IWR4.3.1 Water Conservation Fixtures
New construction shall be encouraged to use water fixtures that efficiently distribute water in a manner that reduces overuse and promotes water conservation.
POLICY INR4.3.2 Living Infrastructure

The Village shall include the use of Living Infrastructure in their capital projects and encourage private development to do the same.

1. Bioretention and rain gardens- shallow, vegetated areas that collect and absorb runoff from rooftops, sidewalks and streets. This practice mimics natural hydrology by infiltrating, evaporating and transpiring stormwater runoff.

2. Pervious pavement- permeable interlocking pavers, grass pavers, pervious concrete and porous asphalt.

3. Tree Canopies - the aboveground portion of a tree which helps to provide shade.

4. Planter Boxes- rain gardens with vertical walls and either open or closed bottoms that collect and absorb runoff from sidewalks, parking lots, and streets. They also have the benefit of contributing to streetscape beautification.

5. Low Impact Development - a land planning approach to manage stormwater runoff with the use of on-site natural features.

6. Green Streets and Infrastructure - integrating vegetation into stormwater treatment such as street trees, permeable pavements and bioswales.

7. Rainwater Harvesting - collecting rainwater for reuse.

8. Natural Vegetation Landscaping “Nature Scaping” - landscape design which typically focuses on native plants.

GOAL INR5 Solid Waste

The Village will provide for the clean, efficient, economical and environmentally sound management of solid waste.

(NOTE: At the time of this draft of the Comprehensive Plan, the Village of Indiantown outsources its solid waste collection to a solid waste provider through an interlocal agreement with Martin County Board of County Commissioners. - Reference Resolution 041-2018, adopted 7-13-18.)

OBJECTIVE INR5.1 Solid Waste Management

The Village of Indiantown, in cooperation with a solid waste provider shall facilitate the safe operation and maintenance of solid waste management facilities, in compliance with all stipulations and conditions of Florida Department of Environmental Protection (FDEP), as well as with other applicable local, state and federal regulations that protect water, soil and air quality.

POLICY INR5.1.1 Reduction of Solid Waste

The Village of Indiantown shall promote the reduction of solid waste by providing educational information on topics of source reduction such as:

  1. Reusing products
  2. Using repairable, refillable and durable products with the capacity for a long useful lifespan
  3. Reducing the use of single use plastics

POLICY INR5.1.2 Protection of Natural Resources

The Village of Indiantown shall seek partnerships and coordination opportunities with state and federal departmental agencies to provide funding and educational resources in regard to waste source reduction, recycling options and alternative methods to keep the streets and waters of the Village of Indiantown clean.

POLICY INR5.1.3 Addressing Littering, Dumping and Yard Waste

The Village of Indiantown shall coordinate with agencies such as the Department of Environmental Protection (DEP) and the Environmental Protection Agency (EPA) to provide educational opportunities on the negative multi-level effects that littering, pollution, and yard waste have on the community as a whole.
POLICY INR5.1.4 Hazardous Waste
The Village of Indiantown shall provide education on the proper management and disposal of hazardous household wastes, medications, batteries and electronic devices. The Village shall seek out grants and technical assistance programs such as the Department of Economic Opportunity’s Household Hazardous Waste Collection Center to provide implementation of solid waste management programs and local household hazardous waste collection programs.

POLICY INR5.1.5 Individual Composting
The Village of Indiantown shall coordinate with agencies such as Florida Cooperative Extension Services to provide community education on the importance of backyard composting, also known as “grass cycling,” to decrease the amount of organic (yard and kitchen) waste that enters into and disrupts the effectiveness of water utility infrastructure.

OBJECTIVE INR5.2 Statewide Goal of 75% Recycling by 2020
The Village shall support Florida’s goal to recycle at least 75% of waste by 2020 as referenced in Florida State Statute 403.7632 “Recycling”.

POLICY INR5.2.1 Adopt a Recycling Program
The Village shall coordinate with outside agencies to develop new recycling programs such as the Department of Economic Opportunity’s Recycling Business Assistance Center and the Florida Recycling Loan Program for individual business operators.

POLICY INR5.2.2 Waste Management Recycling Program
The Village shall pursue coordination with the solid waste management provider in recycling efforts and increase educational opportunities on the benefits of recycling.
POLICY IMR5.2.3 Addressing Recycling Contamination
The Village seeks to coordinate with the solid waste provider to provide educational programs and information to the public on the importance of keeping recycling clean of contamination in order to maximize the amount of recyclable materials that are able to be successfully recycled.

POLICY IMR5.2.4 Public Recycle Bins
The Village seeks to coordinate with the solid waste management provider in an effort to provide ample recycling bins and opportunities for recycling in easily accessible public spaces.