Agenda Item #:

9:30 A.M.

PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS

AGENDA ITEM SUMMARY

Meeting Date: Octob	er 27, 2009	[] [X]	Consent Workshop	[]	Regular Public Hearing	
Department:	Planning,	Zoning	and Building			
Submitted By:	Planning	Division	ı			
Submitted For:	Planning	Division	า			

I. EXECUTIVE BRIEF

Title: Comprehensive Plan Evaluation and Appraisal Report

Summary: This is an introductory workshop, the first of several planned as part of preparing the 2011 Evaluation and Appraisal Report (EAR) for the County's adopted Comprehensive Plan. The Statemandated EAR process is intended to assess the successes and shortcomings of the current adopted Comprehensive Plan, and generally prepare the Comprehensive Plan for the next long range planning period. The EAR for Palm Beach County is required to be adopted by October 1, 2011, and subsequent amendments to revise the Plan pursuant to the EAR findings are required to be adopted in the 18 months following EAR adoption. This initial workshop is to introduce the State requirements and anticipated timeframe for the EAR process, and to begin identifying emerging issues that would be addressed in the EAR. The list of issues would be revised and refined as additional input is received in the EAR process. (Planning) Countywide (RB)

Background and Policy Issues: The State of Florida requires local governments to prepare EARs, generally every 7 years, through a prescribed issue scoping and public input process. The County has previously prepared EARs for the current Comprehensive Plan, in 1996 and again in 2004. The EAR is intended to focus on major issues, identified in conjunction with the public, elected officials, planning commission members, implementing departments, adjacent local governments, and State and regional agencies. The issues typically include changed conditions and trends, obstacles in achieving the community's objectives, and changes in State, regional and local policies and requirements.

Attachments:

1) EAR Process Flowchart from Florida Department of Community Affairs

2) EAR Process Timeframes

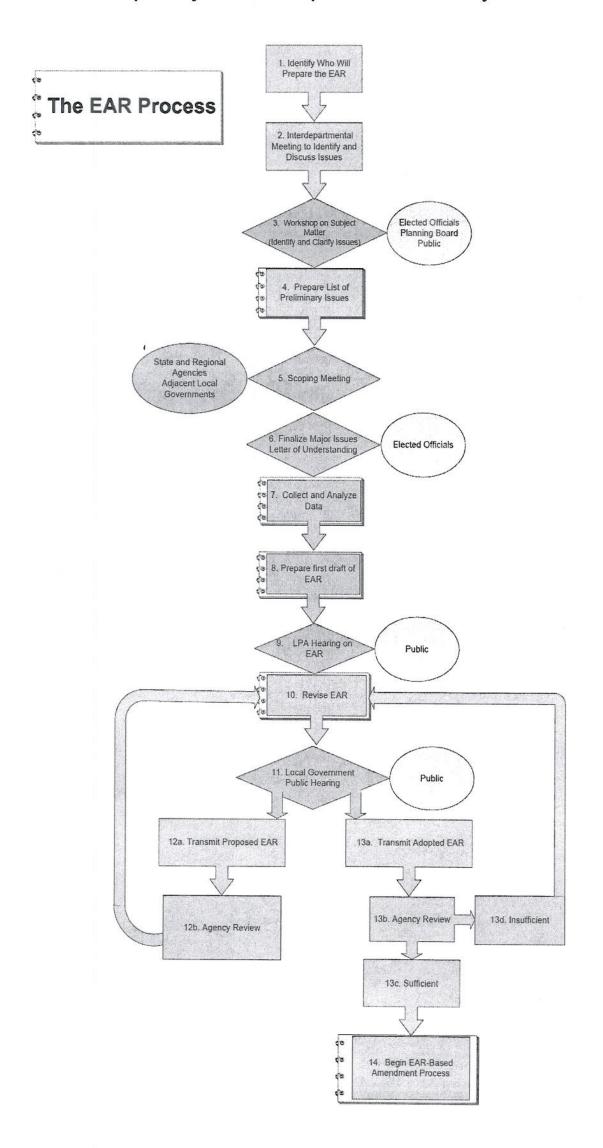
3) EAR Requirements

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Recommended by:	Executive Director	10-2-09
	Executive Director	Date
Approved By:	Mbalen	16/21/09
	Deputy County Administrator	Date /

II. FISCAL IMPACT ANALYSIS

A. Fiv	Five Year Summary of Fiscal Impact:					
Fiscal	Years	20_10	20_11	20 <u>12</u>	20 <u>13</u>	20 <u>14</u>
Opera Exteri Progr	al Expenditures iting Costs nal Revenues am Income (County) id Match (County)	y)				
NET	FISCAL IMPACT				8	
	ADDITIONAL FTE	e)		-		
Is Iten	n Included In Curre	ent Budget?	Yes	No		
Budge	et Account No.:	Fund Object	Departmen Repo	t Uni rting Catego	t ry	
B.	Recommended So	ources of Fur	ids/Summary	of Fiscal Im	ıpact:	
There is no fiscal impact associated with this workshop item. Fiscal impacts and funding sources for any specific Board direction resulting from this workshop would be analyzed at the time those items are brought to the Board for action.						
C.	Departmental Fisc	al Review:	fal D	, Tgarliner) 	
		ı	II. <u>REVIEW (</u>	COMMENTS		
A.	OFMB Fiscal and/	or Contract D	ev. and Con	trol Commer	nts:	
	Figure OFME	10/12/	o⁴iCont	tract Dev. and	Jave de Control	10/13/09
B.	Legal Sufficiency: Assistant County	FA				5
C.	Other Department	Review:				
	Department Direct	ior.	_			5

Attachment 1
Prepared by the Florida Department of Community Affairs



Attachment 2 Evaluation and Appraisal Report

Anticipated Timeframes

Major EAR Process Steps	Timeframe	Dates	Add'I Considerations
		12/09	Next EAR Committee Report due from State
Optional Scoping Meeting: To include state/regional review agencies; adjacent/affected local governments; public	"At least one year prior to adoption"	4/1/10- 7/1/10	Preliminary list of new data and major issues should be prepared in advance with state/regional agencies
		03/10- 04/10	Legislative Changes, if any, resulting from EAR Committee report to State
Local Planning Agency Public Hearing	"At least one, during preparation and prior to recommendation"	TBD	
		03/11	2010 Preliminary Census Results
Optional Submittal to DCA, other agencies. ,	"90 days prior to adoption"	4/1/11- 7/1/11	
Agency Comments sent to County	'w/I 30 days of receipt'	TBD	
BCC Adoption Public Hearing	'once every 7 years'; 'no earlier than 90 days prior'	7/1/11- 10/1/11	
Preliminary Agency Review	'w/l 60 days of receipt'	TBD	
Final Agency Review/Sufficiency Determination	'w/I 90 days'	No later than 10/1/11- 1/1/12	
Adoption of Amendments	'w/l 18 months of sufficiency, in 1 cycle; a 6-month extension and additional ones possible.'	No later than 4/2013 - 7/2013	Date does not reflect any possible extensions
Submittal of Revised Plan to State	'w/I 6 months of effective date of amendments'		

Evaluation and Appraisal Report Requirements Based on DCA's "Guide to Preparing an Evaluation and Appraisal Report" and on Chapter 163.3191, FS

EAR Purpose:

...serve as summary audit of actions the local government has undertaken, and identify changes it may need to make, based on local government's analysis of major issues to further the community's goals consistent with statewide minimum standards...

EAR Content Requirements:

At minimum:

- Population growth and changes in land area
- Extent of vacant/developable land
- Financial feasibility of implementing Plan and achieving/maintaining adopted Levels of Service
- Actual versus anticipated location of development
- Major issues and their social, economic, and environmental impacts
- Changes to State Plan, 163, 9J-5, Strategic Regional policy Plan since last EAR
- Achievement of Plan objectives related to major issues; unanticipated changes, resulting problems or opportunities, and resulting social, economic and environmental impacts
- Element successes and shortcomings
- Necessary corrective actions to address major issues
- Summary of public participation program
- Coordination of Comprehensive Plan with public school facilities
- Success of water supply planning
- Impact of any Coastal High Hazard Area density reductions on property rights
- Compatibility with military installations, if applicable
- Extent to which purpose of any special transportation area was met
- Assessment of methodology for measuring impacts for intergovernmental concurrency management implementation

EAR Suggested Participants:

- Elected body (City, Town, or Village Council, City Commission, or County Commission
- Planning Commission or Planning Board and/or Local Planning Agency
- Development Review Board or Committee
- Local government staff, such as the manager or administrator, clerk, and those responsible for planning, zoning, engineering, utilities, public safety, affordable housing, and finance
- School Board
- Chamber of Commerce
- Homeowners' Associations
- Builders' Association
- Civic groups
- Representatives of adjacent local governments
- Public at large