



City of Punta Gorda, Florida

URBAN DESIGN DIVISION
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September 2, 2010

Ray Eubanks, Plan Processing Administrator
Department of Community Affairs
Division of Community Planning
2555 Shumard Oak Blvd.
Tallahassee, Florida 32399

RE: Letter of Understanding for the 2011 City of Punta Gorda Evaluation and Appraisal Report

Dear Mr. Eubanks:

On behalf of the City of Punta Gorda, we are submitting this Letter of Understanding for the 2011 Evaluation and Appraisal Report (EAR). On July 15, 2010, the City of Punta Gorda conducted a public workshop to gather citizen and stakeholder input on the City's major issues. This public input will continue throughout the EAR process through the City's interactive website and public workshops. On August 10, 2010 the City conducted an Agency Scoping Meeting, in accordance with {163.3191(3) F.S}, inviting members of state and regional agencies, and local governmental jurisdictions to help identify the City's major issues. The major issues will form the basis of the City of Punta Gorda's EAR which is due December 1, 2011. These issues were developed from the public, City staff and other stakeholder input, and endorsed by the City Planning Commission and the City Council. The City will address the remaining topics required in Section 163.3191, F.S. as described below.

Section 1: City of Punta Gorda Major issues: {163.3191(1) F.S}

Major issues identified for the City of Punta Gorda are attached in Exhibit A, not by priority. The goals, objectives and policies, as related to the major issues will be assessed to determine whether or not progress is being made towards the achievement of the objective. If progress is insufficient, the EAR will discuss why and assess how things can be done differently to achieve the objective.

Section 2: Other Requirements: {163.3191(2) F.S.}

In addition to an overall evaluation of the effectiveness of the City of Punta Gorda Comprehensive Plan 2025, adopted in December, 2008, the City's EAR will include

other identified issues specific to the City of Punta Gorda (also identified in Exhibit A) as well as all items contained in subsections (a) through (p) of the above referenced section.

The City of Punta Gorda proposes that the Major Issues and other requirements presented above serve as the basis for the Letter of Understanding between the Florida Department of Community Affairs and the City of Punta Gorda. Please contact me at 941-575-3372 if you have any questions or need additional information.



Joan F. Lebeau, AICP
Chief Planner

JFL/jcr

ATTACHMENT:

1. Exhibit A

cc: Department of Environmental Protection, Department of State, Department of Transportation, Southwest Florida Regional Planning Council, Southwest Florida Water Management District, Department of Agriculture & Consumer Affairs, Florida Game & Fish Commission, Department of Community Affairs, Department of Education, Office of Tourism, Trade, and Economical Development and Charlotte County Community Development Department, Charlotte County-Punta Gorda MPO, and the School Board of Charlotte County

City of Punta Gorda Evaluation and Appraisal Report Identified major Issues

Issue	Source	Major Issue	Related Element & Comments
1) Development of supportive policies for a functional Transportation Concurrency Exemption Area (TCEA)	City Staff	Yes	Future Land Use: must encourage a pattern of development supportive of the non-auto transport. Transportation Element: Ensure policies are supportive of a Transportation Concurrency Exception Area & the future development of a logical Mobility Plan.
a) Density & Intensity	City Staff	Major Issue Component	Future Land Use : Appropriate densities and intensities given existing and planned levels of Public Infrastructure
b) Pattern of Land Uses	City Staff	Major Issue Component	Future Land Use : locational efficiency of pattern of land uses. Transportation Element : Identify strategies to increase pedestrian safety by promoting traffic calming alternative strategies.
c) Outline a strategy for the development of a Mobility Plan	City Staff	Yes	Transportation Element : A requirement of a Transportation Concurrency Exemption Area.
<i>c-1) Account for all viable transportation modes</i>	City Staff	Major Issue Component	Transportation Element : Analyze all modes of auto, freight, bicycle, pedestrian, neighborhood electric vehicles, air, rail, and transit and analyze potential future use within the TCEA.
<i>c-2) Include provisions for future fixed route or circulator transit</i>	Citizen Concern	Major Issues Component	Future Land Use & Transportation Elements : Creation/existence of transit supportive land uses and bicycle/pedestrian networks should guide system planning, timing, and development.
d) Analysis of logical extents of a Transportation Concurrency Exemption Area	City Staff	Yes	Transportation Element : Address SB 360 and should be supportive of the concepts outlined in HB 697 greenhouse emission reductions.
<i>d-1) Analysis of existing & committed multi-modal transportation network</i>	City Staff	Major Issue Component	Transportation Element : Develop baseline for Transportation Concurrency Exemption Area.

Issue	Source	Major Issue Component	Related Element & Comments
<i>d-2) Study Existing development pattern & coordinate with FLU</i>	City Staff	Major Issue Component	Future Land Use & Transportation Elements : Proximity, availability, connectivity/access, and balance of residential units to retail/workplace
<i>d-3) Coordinate w/Charlotte County in the definition of the Transportation Concurrency Area boundary.</i>	City Staff	Major Issue Component	Future Land Use, Infrastructure, Intergovernmental Coordination, & Transportation Elements: Ensure coordination of existing and development plans in affected areas.
2) Analysis of the energy efficiency alternatives	City Staff	Yes	Examine all element policies to address HB 697 greenhouse emission reductions
a) proximity of daily needs and workplaces to residential	Citizen Concern	Major Issue Component	Future Land Use : proximity of uses may reduce number of auto trips and/or vehicle miles traveled. Transportation Element: Component of the new Mobility Plan. Recreation & Open Space: Connectivity between all major residential, commercial, and recreational areas through the completion of the City's Ring Around the City
b) Study optimal commercial intensity/residential densities that are walkable, bicycle friendly, and transit supportive	City Staff	Major Issue Component	Future Land Use: balance of residential units to retail/workplace potential Transportation Element : This will address a portion of the HB 697 requirements & may overlap w/ other issues discussed in Climate Adaptation and FLU.
c) Sustainable food production	City Staff	Yes	Future Land Use: Increases in local food production could help address concepts of HB 697. Recreation & Open Space Element: Implementation of GOP's identified in the recently adopted Parks & Recreation Master Plan.
<i>c-1) Develop Future Land Use category suitable for local food production</i>	City Staff	Major Issue Component	Future Land Use: Development is required only if analysis supports the creation due to the proximity of appropriate lands adjacency to the existing City Limits.
<i>c-2) Support creation of community gardens</i>	Citizen Concern	Major Issue Component	Future Land Use : Ensure no roadblocks exist to community garden creation. Recreation & Open Space : Implementation of GOP's of the Parks & Recreation Master Plan.

Issue	Source	Major Issue	Related Element & Comments
<i>c-3) Study existing and potential food production areas in all of South Charlotte County</i>	City Staff	Major Issue Component	Future Land Use: May identify the need for strategies to annexation non-urban areas for food production area preservation
3) Analyze Climate Adaptation/Sea Level Rise Strategies	City Staff	Yes	Staff will be reviewing the alternative strategies provided in The City of Punta Gorda's Climate Adaptation Plan which was approved by Council to be used in the EAR review. The goal will be to develop an action plan preparing Punta Gorda for future climate change.
a) Review & evaluate the recommended adaptation strategies with regard to HB697	City Staff	Major Issue Component	Conservation & Coastal Management Elements: Review and add policies to include factors that affect energy conservation. Housing Element : Review strategies for future housing to include use of energy resources based on energy deficient design and construction.
b) Explore City's future directions regarding sea level rise, & reduction of greenhouse gas emissions	City Staff	Major Issue Component	Conservation & Coastal Management Elements: Review and consider strategies from the City of Punta Gorda's Climate Adaptation Plan over the next planning decade. Seek strategies to combat SLR effects on the City's shoreline.
4) Declining Tax Revenues and Budget Cutbacks	City Staff	Yes	Capital Improvement Element: How does the City maintain its LOS and complete capital improvement projects with limited funding and budget cutbacks?
Identified Other Issues			
1) Water Supply Facilities Planning	SWFWMD	No	Infrastructure Element : Update as necessary to continue to provide for necessary public facilities & services correlated to the future land use projections.
a) Look at run-off & TDS w/Water Quality	SWFWMD	No	Infrastructure Element: Currently being reviewed by the Utility Department
b) 18 Month WSP is expected after adoption of the EAR	SWFWMD	No	Infrastructure Element: Review Draft data on Commercial Sheet data to see what if any new strategies need to be in place over the next planning decade.

Issue	Source	Major Issue	Related Element & Comments
2) Development of a Historical Element	City Staff, Citizen Concern	Yes, locally this is a major issue.	Citizens and staff believe this element will be an important component in preserving and protecting historic, archaeological and paleontological resources within the City. Future Land Use Element: Ensure land use designations and overlay districts are identified for historical preservation. Recreation & Open Space Element: Enhances the City's recreation facilities by incorporating it's historic districts & structures and the multi-use recreational trails into the overall park system. Housing Element: Maintain policies that continue to promote and protect the historic resources of the City.
3) Annexation	City Staff	Yes	Future Land Use Element: Ensure land use designations and zoning designations are in place to support any annexation properties.
4) Analysis & Updates based on the 2010 Census Data	City Staff	No	All Elements: Uncertainty of the availability of the decennial data may require text amendment updates.
5) Divide the Conservation & Coastal Management	City Staff	No	Conservation & Coastal Management Elements: Staff believes the division of this element will allow for better implementation of the GOP's
6) Aging in Place	Charlotte County, City Staff	Yes, locally this is a major issue.	Housing Element: Given the economic forecast and the anticipated and the anticipated aging of the City's population , attention needs to be directed toward elderly housing. Future Land Use Element: Review and develop if necessary policies relating to aging in place strategies. Transportation Element: Review & develop if necessary policies relating to aging in place.
7) Inclusion of Legislative Updates	City Staff	Yes	All Elements: Review of all elements to ensure legislative changes are included in all policies
8) Correction of Scrivener Errors	City Staff	No	All Elements: Review of all elements to correct spelling mistakes and other "Housekeeping " issues.