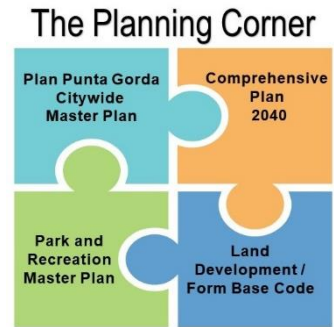


What is a Comp Plan?

For a municipality to sustain itself – economically, socially, and physically – and to maintain a high quality of life, communities must be proactive about planning for their future. A comprehensive plan sets forth a vision for the community – a glimpse of what a community aspires to be in 20 or more years – and lays out the specific path that, if followed, will achieve the vision. Without a vision for the future, a community can develop without foresight, without purpose, without consideration of all of the aspects that are essential to maintaining a high quality of life for residents. And, without a detailed road map for achieving the vision, community decision makers may not know how to make progress towards the end state that is desired by the community.



The Comp Plan should act as a guide for planners, public officials, municipal department leaders and citizens for achieving the community’s goals. With the right goals, policies and procedures, a comprehensive plan can act as an armor, protecting the community’s vision and strengthening its every step.

Why have a Comp Plan?

Required by Florida Statutes 163.3177, the comprehensive plan shall provide the principles, guidelines, standards, and strategies for the orderly and balanced future economic, social, physical, environmental, and fiscal development of the area that reflects community commitments to implement the plan and its elements.

How does the Comp Plan relate to the Plan Punta Gorda Master Plan?

In order to implement a form-based code and architectural guidelines for key areas in the City that will ensure future development corresponds closely with the qualities and intent of areas detailed within the plan it is necessary to update and/or modify the 2040 Comp Plan goals, objectives, and policies.

NOTE: A comp plan and zoning codes are two separate tools that are used in conjunction with one another. A comp plan acts in a guiding role and provides recommendations on how land should be utilized to meet the needs and desires of the community, whereas a zoning code regulates land uses as recommended by the plan.

Over the next several months the City will be seeking public input on the proposed changes to the [City’s Comprehensive Plan](#) below

