

Bayfront Center

Technical Considerations



Bayfront Activity Center Advisory Committee
June 21, 2023
Urban Design Department



Technical Considerations

- Floodplain
- Building Regulations
- Sustainability
- Parking
- Access
- Amenities

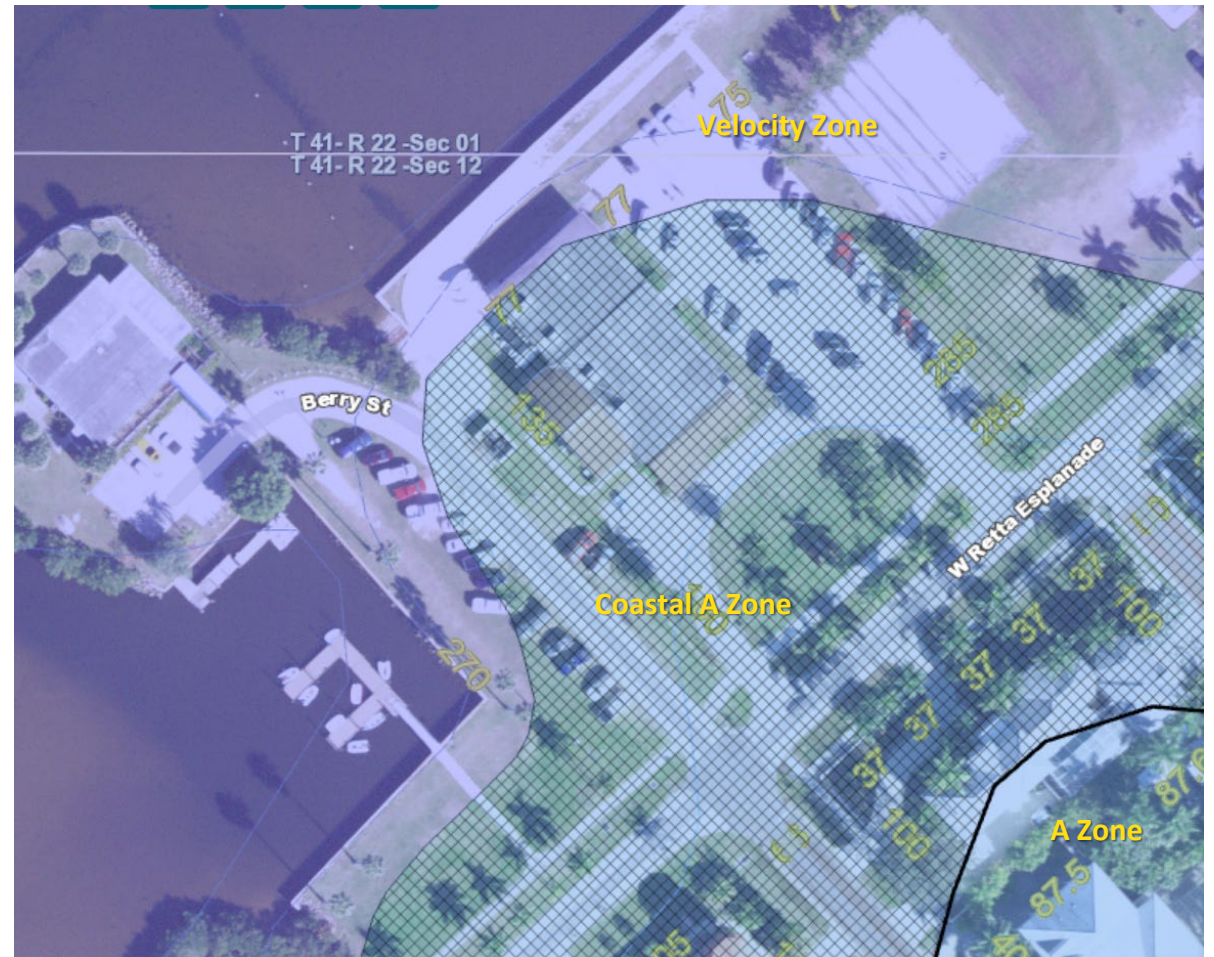


Image: How to Become an Urban Planner – [EarnMyDegree.com](https://www.earnmydegree.com)

Floodplain

- Flood zone
 - Waterward of LiMWA
 - Coastal A
 - Elevation – 11AE
- Florida Building Code
 - 1 foot freeboard required
- Existing grades
 - 4.25 to 5.23 feet

Image: FEMA Flood Zone Map from Charlotte County GIS



Building Regulations

- LIMWA – Limit of Moderate Wave Action
 - Foundations must account for scour (wave action)
 - More intensive foundation design
 - Higher foundation construction costs
- Florida Building Code
 - 1 foot freeboard

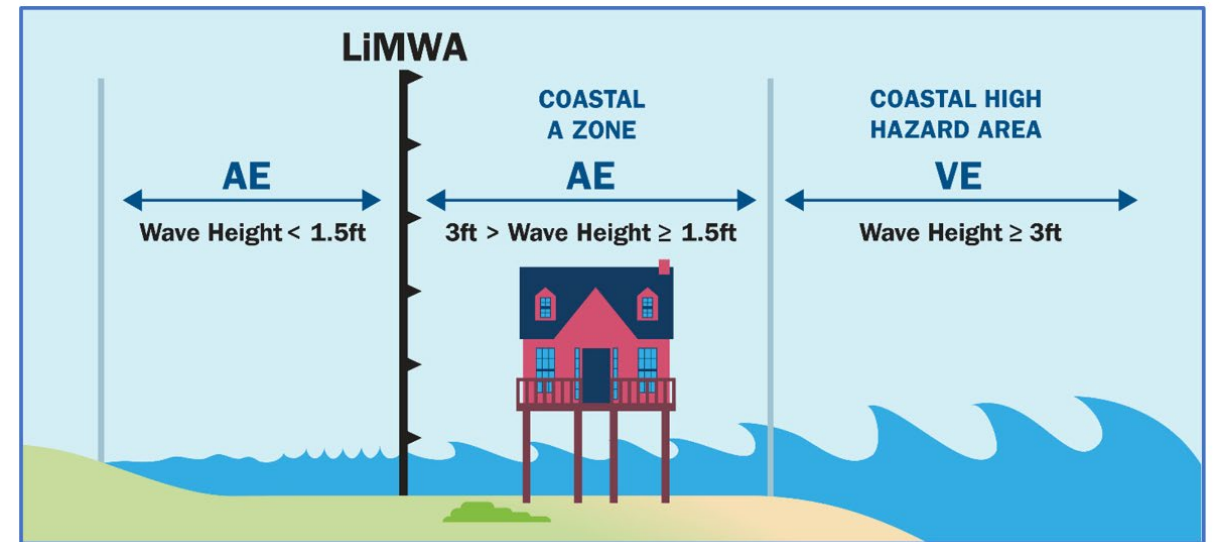


Image: Charlotte County Community Development

Estimated 1st finished floor elevation:
➤ 7 – 8 feet above existing grade

Sustainability

- Storm risk
 - Storm surge – high risk
 - Wind – high risk
- Energy
 - Florida Building Code Standards
 - Alternative (Higher) Standards
 - Florida Green Building Coalition
 - LEED certification
- Downtown Adaptation Area
 - Susceptible to inundation 3 feet of sea level rise by 2100

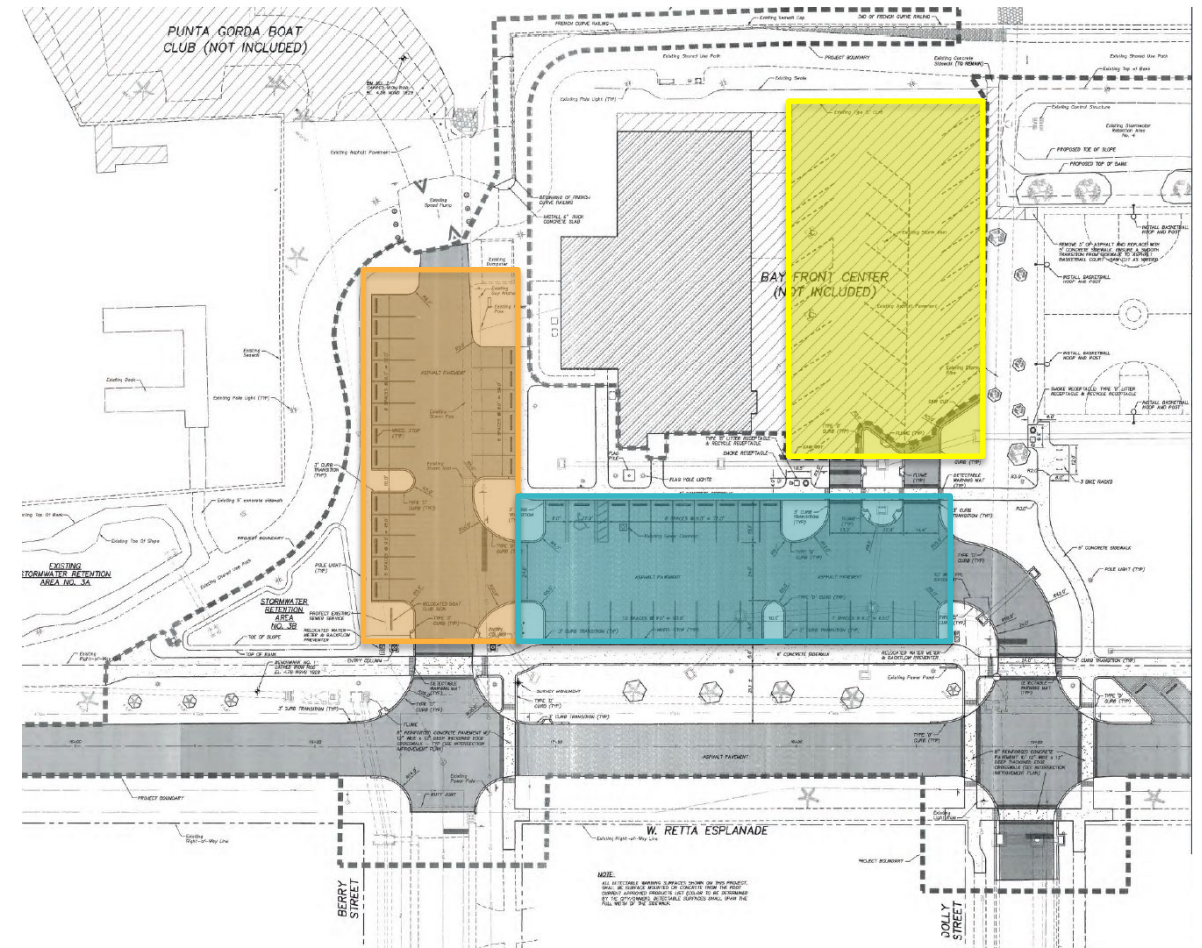


Image: Downtown Adaptation Focus Area – 3 feet sea level rise (2100) from 2018 City of Punta Gorda Adaptation Plan Update

Parking

- **Berry Street Extension**
 - 19 spaces
- **Bayfront – Retta side**
 - 25 spaces
- **Bayfront – eastside**
 - 26 spaces
 - Nonconforming – redesign required

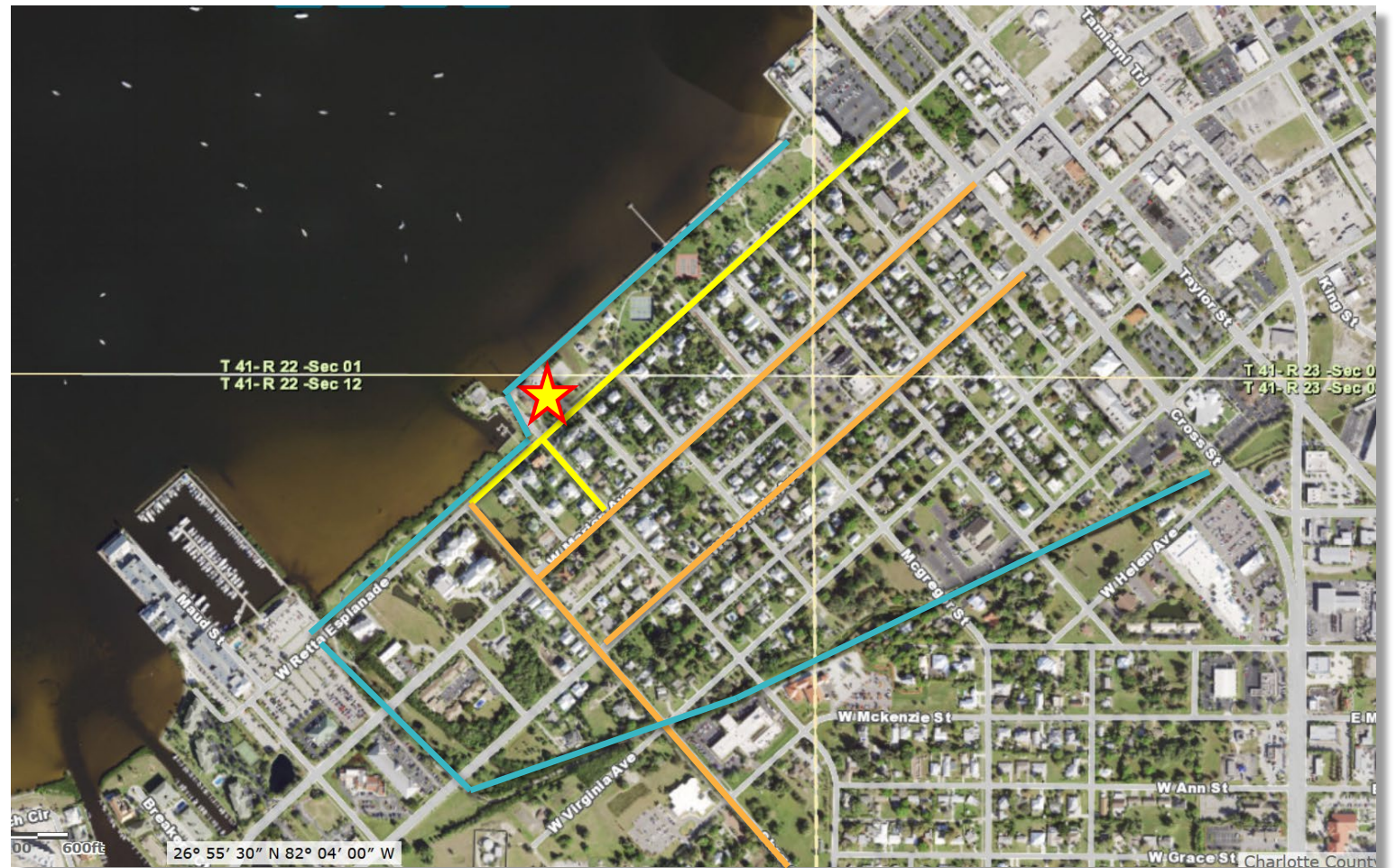
Image: Harborwalk Area 2b Plans by Weiler Engineering



Access

- **Local streets**
 - Retta Esplande
 - Berry Street
- **Urban collectors**
 - Shreve Street
 - Marion Avenue
 - Olympia Avenue
- **Punta Gorda Pathways**
- Sidewalk network

Image: Charlotte County GIS with key transportation features highlighted



Amenities

- Harborwalk
- Parking
- Boat ramp
- Boat basin
- Fishing pier
- Basketball courts
- Pickleball courts
- Tennis courts
- Playground
- Restrooms
- Picnic pavilions



Image: Harborwalk Area 2 Concept Plan by Weiler Engineering

SWOT Analysis

Based on the information reviewed today, current uses, and future community needs the Committee will undertake a SWOT Analysis at the next meeting:

- S – Strengths
- W – Weaknesses
- O - Opportunities
- T - Threats

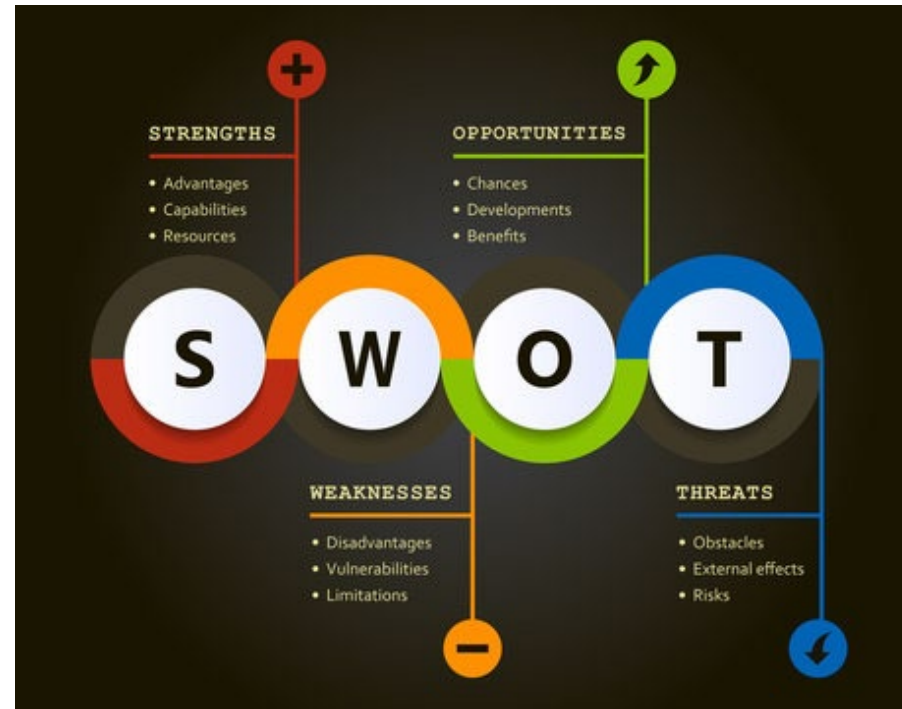


Image: Adobe Stock Image