

Project Narrative

The Peril of Flood Act of 2015 expanded the provisions F.S. 163.3178; adding new requirements for the redevelopment component of the coastal management element within local governments Comprehensive Plans to include sea level rise as one of the causes of flood risk that must be addressed along with focuses on eliminating inappropriate and unsafe development in coastal areas.

As such, County Staff has been working with a consultant for the past 18 months to address nature-based adaptation and community resiliency factors not currently addressed in the Plan. The project has afforded County staff the opportunity to facilitate regional discussions to develop consistent vulnerability and risk assessment methodology for public infrastructure and natural resources. The project thus far has also allowed regional support of the integration of Tampa Bay Climate Science Advisory Panel (CSAP) sea level rise projections and compound flood risks into planning mechanisms including the County's Comprehensive Plan.

The goal of proposed text amendments attached is to increase local governments' ability to integrate nature-based adaptation, low-impact design, and considerations for affordable housing resiliency, while addressing the requirements of the Peril of Flood legislation.

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Included below you will find Exhibits "A" through "I."

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Coding:

Words ~~stricken~~ are deletions; words underlined are additions; words ~~double-stricken~~ and double underline are being relocated elsewhere in the Chapter.

The **yellow highlighted** text is purely for **advisory purposes** to Florida Statutes, or to the Tampa Bay Estuary Program's Comprehensive Conservation and Management Plan (CCMP) policies presented as general and specific options. **This language will be deleted from final Board version.**

The **cyan highlighted** text enclosed in brackets are "hyperlinked" references to other Objectives and Policies in the Element or other Elements of the Plan, including the Comprehensive Emergency Management Plan (CEMP), Local Mitigation Strategy Plan (LMS), and eventually the Post Disaster Redevelopment Plan (PDRP).

EXHIBIT A

ELEMENT 1 - DEFINITIONS

The following definitions shall be used in review or interpretation of this Comprehensive Plan. Where a definition contained within this section is different or inconsistent with the definition contained in enabling State legislation (§ 163.3164, F.S.), the definition contained herein shall be utilized.

Within this definition section, the use of [brackets] explains the context within which the

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Adaptation Action Area (AAA): Low-lying coastal zones experiencing coastal flooding due to extreme high tides and storm surge and vulnerable to the impacts of rising sea level, and the inland areas identified by the County to support efforts for adaptation, migration, and receiving density and intensity transfers from vulnerable areas.

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Class I Waters: Potable water supplies as classified and specified in Chapter 47-362-302 (Rule 62-302.400), F.A.C.

Class II Waters: Shellfish Propagation or Harvesting water as classified and specified in Chapter 47-362-302 (Rule 62-302.400), F.A.C.

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Coastal A Zone: Area within a special flood hazard area, landward of a V zone or landward of the open coast without mapped coastal high hazard areas. In a coastal A zone, the principal source of flooding must be astronomical tides, storm surges, seiches, or tsunamis, not riverine flooding. During the base flood conditions, the potential for breaking wave height shall be greater than or equal to 1-1/2 feet (457 mm). The inland limit of the coastal A zone is (a) the Limit of Moderate Wave Action (LiMWA) if delineated on a FIRM, or (b) designation by the floodplain administrator.

Coastal Area: The combined area delineated by the three overlays: Coastal Evacuation Area (CEA), Coastal High Hazard Area (CHHA), and Coastal Planning Area (CPA).

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Coastal High Hazard Area (CHHA): The geographic area below the elevation of the Category 1 storm surge line as established by a Sea, Lake, and Overland Surges from Hurricanes (SLOSH) computerized storm surge model, pursuant to applicable law, as updated on a periodic basis.

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County Administrator: The County Administrator shall mean the County Administrator or a designee, who shall be responsible for the administration the Comprehensive Plan.

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Comprehensive Conservation Management Plans (CCMP): A plan that establishes priorities for activities, research and funding for the Nation Estuary Program, and serves as a blueprint to guide future decisions and addresses a wide range of environmental protection issues, including but not limited to water quality, habitat, fish and wildlife, pathogens, land use, and introduced species.

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Dock: Any structure intended to serve a boat, which structure is constructed on pilings over open water, or which structure is supported by flotation on the water. The term includes, but is not limited to, piers, wharfs, and loading platforms.

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Dredge and Fill: Dredging is the excavation, by any means, in the waters of the State. Filling is the disposition, by any means, of materials in waters of the state. The landward extent of waters of the State for dredge and fill jurisdictional purposes shall be determined as provided in § 4704.022Chapter 62-301 (Rule 62-301.400), F.A.C. Dredge and fill jurisdiction shall be as prescribed in § 47-12.030Chapter 62-312, F.A.C., and § 373.414, F.S.

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Endangered and Threatened Species: Flora and fauna as identified by the U.S. Fish and Wildlife Service's "List of Endangered and Threatened Wildlife and Plants" in 50 CFR 17.11-12; Flora as identified by the Department of Agriculture and Consumer Services as specified by the preservation of Native Flora Act in § 581.185-187, F.S., and fauna identified by the Florida Fish and Wildlife Conservation Commission in §§ 39-27.003 and 39-27.004Chapter 68A-27 (Rules 68A-27.003 – 68A-27.005, F.A.C. Endangered Species are so designated due to man-made or natural factors which have placed them in imminent danger of extinction while threatened species are so designated due to a rapid decline in number and/or habitat such that they may likely become endangered without corrective action.

Environmental Preserve: A resource-based preserve operated by the County for the primary purpose of environmental preservation and public enjoyment of environmentally sensitive lands.

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Environmentally Sensitive: Lands which that, by virtue of some qualifying environmental characteristic or biological resource, are regulated by the Florida Department of Environmental Protection, the Southwest Florida Water Management District, the U.S. Fish and Wildlife Service, the Florida Fish and Wildlife Conservation Commission, the U.S. Army Corps of Engineers, or any other governmental agency empowered by law for such regulation. Environmentally sensitive also includes all areas of habitat for threatened and endangered species and species of special concern, and includes all of the following vegetative communities: Mangrove swamp; coastal ridge; tidal marshes; seagrass beds; oyster beds; coastal streams; freshwater wetlands (swamps, marshes, sloughs, wet prairies, and heads); hammocks (mesic or xeric); pine prairies (pine flatwoods or dry prairies); scrubs (sand pine, scrubby flatwoods, and turkey oak ridges).

[* * *]

Flood insurance rate map (FIRM): The official map of the community on which the Federal Insurance Administrator has delineated both special flood hazard areas and the risk premium zones applicable to the community. A FIRM that has been made available digitally is a Digital Flood Insurance Rate Map (DFIRM)

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Green Infrastructure Practices: Techniques for managing stormwater to provide a variety of ecosystem services by infiltrating stormwater into the ground using vegetation or porous surfaces, or by capturing stormwater for later reuse, featuring, e.g., rain gardens, green rooftops, rainwater cisterns, bioswales, permeable pavers, etc., designed and engineered to slow water down and reduce pollutant concentrations by mimicking natural processes of infiltration and biological uptake at its source—off the rooftops, driveways, roads, and parking lots where stormwater first concentrates.

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Hydrologic Connection: connection to a natural surface water body, including but not limited to lakes, ponds, rivers, creeks and sloughs, where a flow of surface water occurs on an average of thirty (30) or more consecutive days per year under normal hydrological conditions. In the absence of reliable hydrological records, a continuum dominated by the plant species listed in the Wetlands Planning Guidelines may be used to establish a hydrological connection. Artificial or manmade ditches, canals or channels constructed through uplands that connect previously isolated wetlands to natural surface water bodies shall not be deemed as a hydrological connection. Artificial or manmade ditches, canals or channels constructed in historical natural drainage ways shall be deemed a hydrological connection.

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Outstanding Florida Waters: Surface waters which have been deemed to be worthy of special protection as identified in Section 17-3-044 Chapter 62-302 (Rule 62-302.700), F.A.C.

[* * *]

Shoreline-Friendly Practices: Shoreline stabilization that avoids bulkheads, seawalls, and vertical hardening in favor of living shorelines, native plants, oyster gardens, and other nature-based strategies.

[* * *]

Special Waters: As used in this Comprehensive Plan, defines water bodies designated in accordance with Chapter 62-302 (Rule 62-302.700~~400~~), F.A.C., by the Environmental Regulation Commission.

Species of Special Concern: Fauna identified in Chapter 68A-27 §39 (Rule 68A-27.005), F.A.C., which that warrants special protection, recognition or consideration because it has an inherent significant vulnerability to habitat modification, environmental alteration, human disturbance, or substantial human exploitation which, in the foreseeable future, may result in it becoming a threatened species; may already meet certain criteria for designation as a threatened species but for which conclusive data is limited or lacking; may occupy such an unusually vital and essential ecological niche that, should it decline significantly in numbers or

distribution, other species would be adversely affected to a significant degree; or has not sufficiently recovered from past population depletion.

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TSD: Technical Support Document for this Comprehensive Plan comprising data and analysis required by chapter 163 F.S. pursuant to Rule 9J-5, F.A.C.

[* * *]

Water Body: Any natural or artificial pond, lake, reservoir, or other area that ordinarily or intermittently contains water or that has a discernable shoreline.

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Wetland, Coastal: Freshwater and saltwater wetlands located within coastal watersheds that are permanently, seasonally, or tidally inundated or saturated with fresh, brackish, or saline water, including but not limited to flats, mangrove swamps, and marshes.

Wetland, Isolated: Wetlands with no apparent surface water connection to perennial rivers and streams, estuaries, or ocean.

Wetland, Marine: Areas with a water regime determined primarily by tides and where the dominant vegetation is salt tolerant plant species.

Wetland Survey: Delineation of the extent of wetlands in accordance with Chapter 62-340, F.A.C. and §373.421(1), F.S., as approved by the appropriate jurisdictional government agency. Methodology for delineation is provided in Rule 62-340, F.A.C.

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EXHIBIT B

Element 4 – COASTAL

Element 4 – COASTAL MANAGEMENT

[F.S. § 163.3178(1): The Legislature recognizes there is significant interest in the resources of the coastal zone of the state. Further, the Legislature recognizes that, in the event of a natural disaster, the state may provide financial assistance to local governments for the reconstruction of roads, sewer systems, and other public facilities. Therefore, it is the intent of the Legislature that local government comprehensive plans restrict development activities where such activities would damage or destroy coastal resources, and that such plans protect human life and limit public expenditures in areas that are subject to destruction by natural disaster.]

The purpose of the Coastal Management Element is to restrict development activities that damage or destroy coastal resources; permit non-destructive uses of coastal resources only upon consideration of aesthetic, cultural, ecological, and historical factors; enhance, preserve, and protect natural resources of the coastal area and human life to provide the highest environmental quality possible; and limit public expenditures in areas subject to destruction by natural disasters. The Coastal Management Element furthers the legislative intent of F.S. §§ 163.3177(6)(g) and 163.3178.

GOAL – 4.1

~~Protection, Preservation, and Enhancement of the Natural Resources of the Coastal Planning Area (CPA) to Provide the Highest Environmental Quality Possible.~~

DATA AND ANALYSIS COMPONENT

[F.S. § 163.3178(2): Each coastal management element required by s. 163.3177(6)(g) shall be based on studies, surveys, and data; be consistent with coastal resource plans prepared and adopted pursuant to general or special law; and contain:]

Objective 4.1.1. – Data and Analysis

Base this Coastal Management Element on data, studies, and surveys, and maintain consistency with coastal resource plans prepared and adopted pursuant to law. [See Objective 4.1.5, and associated policies.]

[F.S. § 163.3178(2)(a): A land use and inventory map of existing coastal uses, wildlife habitat, wetland and other vegetative communities, undeveloped areas, areas subject to coastal flooding, public access routes to beach and shore resources, historic preservation areas, and other areas of special concern to local government.]

Policy 4.1.1.1. Develop, maintain, and regularly revise a land use and inventory map of existing coastal uses, wildlife habitat, wetlands and other vegetative communities, undeveloped areas, areas subject to coastal flooding, public access routes to beach and shore resources, coastal historic preservation areas, and other areas of local special concern.

Policy 4.1.1.2. Identify, designate, and preserve otherwise significant coastal resources, including archaeological sites, landmarks, and structures, in accordance with the provision of the Historic and Cultural Element of this Plan and its implementing regulations.

[F.S. § 163.3178(2)(b): An analysis of the environmental, socioeconomic, and fiscal impact of development and redevelopment proposed in the future land use plan, with required infrastructure to support this development or redevelopment, on the natural and historical resources of the coast and the plans and principles to be used to control development and redevelopment to eliminate or mitigate the adverse impacts on coastal wetlands; living marine resources; barrier islands, including beach and dune systems; unique wildlife habitat; historical and archaeological sites; and other fragile coastal resources.]

[CCMP OPTION 1: GENERAL LANGUAGE:]

Policy 4.1.1.3. The Board of County Commissioners will support local and regional mapping, modeling, and monitoring programs to assure the most current and locally-specific data on climate change vulnerability is available.

Policy 4.1.1.4. The County Administrator will analyze the environmental, fiscal, and socioeconomic impact of proposed development and redevelopment for consistency with the Future Land Use Element of this Plan—together with the infrastructure required to support such proposed future development and redevelopment—on the natural and historic resources of the coast.

Policy 4.1.1.5. The County Administrator will employ plans and principles to control development and redevelopment to eliminate or mitigate the adverse impacts on archaeological and historic sites; barrier islands, including beach and dune systems; coastal wetlands, living marine resources; unique wildlife habitat; and other fragile coastal resources.

[CCMP OPTION 1: GENERAL LANGUAGE:]

Policy 4.1.1.7. The County Administrator will seek the support of agencies, e.g., the National Oceanic and Atmospheric Administration (NOAA), the U.S. Geological Survey (USGS), the Federal Emergency Management Agency (FEMA), the U.S. Army Corps of Engineers (USACE), and institutions of higher learning and non-governmental organizations (NGOs) to coordinate support for analyzing, exchanging, and updating data on potential changes in climate change vulnerability.

[F.S. § 163.3178(2)(c): An analysis of the effects of existing drainage systems and the impact of point source and nonpoint source pollution on estuarine water quality and the plans and principles, including existing state and regional regulatory programs, which shall be used to maintain or upgrade water quality while maintaining sufficient quantities of water flow.]

Policy 4.1.1.8. The Administrator will analyze the effects of existing drainage systems and the impacts of point-source and nonpoint-source pollution on estuarine water quality and the plans and principles—including existing state and regional regulatory programs that are used to maintain or improve water quality—while maintaining sufficient quantities of water flow. [See [Objective 4.1.4](#), and associated policies.]

[F.S. § 163.3177(6)(g)2.: For those units of local government identified in s. 380.24, a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. 163.3178(2) and (3). The coastal management element shall set forth the principles, guidelines, standards, and strategies that shall guide the local government’s decisions and program implementation with respect to the following objectives: 2. Preserve the continued existence of viable populations of all species of wildlife and marine life.]

Objective 4.1.24.4.6. – Protect the orderly and balanced utilization and preservation, consistent with sound conservation principles, of all living and nonliving coastal zone resources. ~~Protection of the West Indian Manatee.~~ Implement protection mechanisms to decrease the number of human-caused manatee deaths and increase manatee awareness among residents and visitors.

CCMP OPTION 1: GENERAL LANGUAGE:

Policy 4.1.2.3. The County Administrator will assess the vulnerability of specific ecosystem functions, habitats, landscapes, and species that may be sensitive to climate change and develop coping strategies and contingency plans for their adaptation, such as identifying habitats that may be viable during climate disturbances and could potentially serve to give refuge to and sustain at-risk species.

Policy 4.1.2.4. The County Administrator will continue to support local environmental adaptation management initiatives, mitigation, and restoration, and coordinate with other regional, state, and national strategic planning efforts to improve the resilience of natural lands and systems to climate change.

Policy 4.1.2.5. The County Administrator will enhance public understanding of the potential impacts of changing climate on marine and estuarine habitats through educational community outreach activities and interactive demonstration projects.

Policy 4.1.2.6.4.1.6.1. ~~Land development regulations will protect~~ Protect the West Indian manatee by requiring all development within its range to adhere to Florida Department of Environmental Protection guidelines for this species and will implement the following strategies:

Implementation Mechanism(s):

- (a) ~~Implementation of the following strategies:~~
- ~~Designation of slow speed zones for all access channels to, and posting~~ Posting of idle speed zones and other regulatory signs, funded, provided, and maintained by the property owner at, for all existing and new marina-type uses and multi-family docking facilities.
 - ~~Designation of slow speed zones for all access channels to marina type uses and multi-family docking facilities.~~
 - ~~Posting and maintenance of regulatory signs at marina type uses and their access channels will be provided, funded, and maintained by the affected marina type use.~~
 - Location of new or expanded boat ramps, and multi-slip docking facilities away from sites of high manatee concentrations, such as those identified by state and federal agencies. [See Policy 4.4.4.2.4.2.1.2].

- Large, eye-catching educational displays at every boat ramp and marina to alert boaters to the possible presence of manatees and apprise them of boating regulations in the area.
- ~~Permitting~~ **Prohibiting** density of multi-family docking facilities and single-family docks ~~not to exceed one (1) power boat slip for every one hundred (100) feet of privately-owned shoreline-owned.~~

Policy 4.1.2.7.4.1.6.2. The County Administrator will ensure that ~~Designate~~ all public manatee protection areas ~~are designated~~ as slow speed zones.

Implementation Mechanism(s):

- ~~(a) Review of all new and expanded developments where such development provides for water access to ensure that appropriate signage is posted.~~
- ~~(b) Post appropriate signage at Upper Terra Ceia Bay and in Anna Maria Sound near Perico Island.~~

[F.S. § 163.3177(6)(g)3.: For those units of local government identified in s. 380.24, a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. 163.3178(2) and (3). The coastal management element shall set forth the principles, guidelines, standards, and strategies that shall guide the local government's decisions and program implementation with respect to the following objectives: 3. Protect the orderly and balanced utilization and preservation, consistent with sound conservation principles, of all living and nonliving coastal zone resources.]

Objective 4.1.3.4.1.4 - Coordination with Estuary Programs (EPs) for Water Quality.

~~Development/ and Implementation of~~ **implement** strategies for a coordinated approach to achieving the goals of the Coastal and Heartland National EP, Sarasota Bay and Tampa Bay ~~EPs~~ Estuary Programs, and Charlotte Harbor by working with participating federal, state, and local agencies and reducing pollution from stormwater runoff by supporting the expanded use of green infrastructure.

Policy 4.1.3.1.4.1.4.1. The County Administrator will actively ~~Actively~~ participate in the Estuary Program's (EP's) Management Conferences on Charlotte Harbor, Sarasota and Tampa Bays, and continue to work to identify suitable actions available to Manatee County for the restoration and maintenance of the chemical, physical, and biological integrity of Charlotte Harbor, Sarasota and Tampa Bays, ~~by pursuing the following strategies:~~

Implementation Mechanism:

- (a) ~~Manatee County Board of County Commissioners appointment of a staff liaison group to attend meetings, and to review and report on progress of the Charlotte Harbor Coastal and Heartland National, Sarasota Bay, and Tampa Bay EPs (County) Staff Liaison Group from appropriate departments to attend meetings, and to review and report on progress.~~
- (b) Implement land development regulations for the Peace River Watershed Overlay on the Future Land Use Map.
- (c) Coordinate with the Tampa Bay ~~EP~~ Estuary Program to update five-year (5-year) ~~year~~ action plans for the Tampa Bay watershed area in Manatee County.

~~Policy 4.1.3.2.4.1.4.2. Consider~~ The Administrator will recognize as an important County priority the restoration and maintenance of water quality; indigenous populations of fish, shellfish, fish, and other wildlife; and recreational activities in Sarasota and Tampa Bays, as an important County priority; and implement all affordable, effective, and equitable and affordable bay management strategies to implement this policy, including:

Implementation Mechanism(s):

- (a) Continued development and implementation of appropriate bay management strategies consistent with the ~~national estuary program's~~ EP's management plan(s).
- (b) Expansion of integrated pest management and pollution prevention for public buildings and review of management plans for golf courses and vegetation in common areas to reduce the use of pesticides and fertilizers in the Coastal Planning Area.
- (c) Promotion of the Florida Yards and Neighborhoods program through public education.

~~Policy 4.1.3.3.4.1.4.3. The Board of County Commissioners will continue~~ Continue appropriate intergovernmental agreements with local governments and with government agencies that which formalize Manatee County's role in achieving and maintaining the environmental quality goals and pollution load reduction goals of the Sarasota Bay and Tampa Bay Comprehensive Conservation Management Plans (CCMP).

~~Policy 4.1.3.4.1.4.4. The County Administrator will coordinate~~ Coordinate with the Charlotte Harbor Coastal and Heartland National EP to develop and maintain a workable (CCMP) Comprehensive Conservation Management Plan.

Implementation Mechanism:

- (a) ~~Participation in CCMP development.~~

[CCMP OPTION 1: GENERAL LANGUAGE:]

Policy 4.1.3.5. Land development regulations will require development to appropriately use, conserve, and protect the estuarine-, ground-, and surface waters during all phases of land development, e.g., land alteration, construction, and post-construction.

Policy 4.1.3.6. The County Administrator will improve the stormwater management system through water capture, retention, and reuse best management practices.

Policy 4.1.3.7. The Administrator will facilitate and support educational outreach efforts and innovative pilot projects and practices that prioritize low-impact design and development and green infrastructure.

Policy 4.1.3.8. Land development regulations will address opportunities to use green infrastructure as a method of stormwater management, including the integration of green roofs, rain barrels, and rain gardens.

Objective 4.1.4.1.3 - Water Quality, Fish, and Shellfish Harvesting.

Improve coastal water quality ~~such that so~~ all DEP shellfish harvesting prohibition areas are upgraded to "Approved" as feasible, and ~~such that so~~ juvenile fish populations and a diversity of other living marine resources are restored and sustained.

Policy 4.1.4.1.4.4.3.1. ~~Land development regulations will require~~ Require all land development activities within the ~~Coastal Planning Area which~~ CPA that discharge stormwater into receiving coastal waters demonstrate non-degradation of water quality for all applicable parameters. [See Policy 9.4.1.4.]

~~Implementation Mechanism(s):~~

~~Ensure that all development approvals meet water stormwater treatment standards as described in Policy 9.4.1.4 of the Stormwater Management sub-element of the Public Facilities Element.~~

- ~~(a) Review all requests for development requiring a point source discharge permit into receiving waters which flow into shellfish harvesting areas for compliance with this policy.~~
- ~~(b) Monitor compliance with National Pollution Discharge and Elimination System (NPDES) Municipal Separate Suburban Sewer System (MS4) to improve coastal water quality.~~
- ~~(c) Continued participation in the Tampa Bay EP Nitrogen Consortium.~~
- ~~(d) Natural Resources Department continued participation in the Tampa Bay EP Nitrogen Consortium.~~

Policy 4.1.4.24.13.2. ~~Land development regulations will require~~ Require that all proposed development adjacent to the boundaries of the Terra Ceia Aquatic Preserve ensure that no significant degradation of water quality, shoreline or estuarine habitat occurs either attributable to the development alone or in combination with other developments.

~~Implementation Mechanism:~~

- ~~(a) Coordination with the Florida Department of Environmental Protection to review all proposed development applications adjacent to the Terra Ceia Aquatic Preserve for consistency with this policy.~~

Policy 4.1.4.3.4.1.3.3. ~~The County Administrator will continue~~ Continue to support the Florida Department of Transportation in any efforts to redesign the Palma Sola Causeway to improve the flushing characteristics of Palma Sola Bay.

Policy 4.1.4.4. Land development regulations will require waterfront properties be designed to:

- promote water-related and water-dependent activities.
- encourage the retention and development of marine service facilities.
- provide public access to beaches and bays, and
- Maximize natural resource protection.

Policy 4.1.4.5. The County Administrator will provide and improve opportunities for recreation and aesthetic enjoyment of coastal resources.

Objective ~~4.1.5.4.1.2.~~ - Coastal Planning Area Emergent Vegetation and Upland Habitat Protection.

Maintain, restore, and enhance the overall quality of the coastal zone environment, including its amenities and aesthetic values. Maintain or increase the amount of native habitat in the Coastal Planning Area CPA to:

- Retain habitat for native species;
- Provide natural areas for passive enjoyment by local residents and visitors;
- Provide filtration of pollutants for runoff to coastal waters;
- Preserve habitat for juvenile fish;
- Preserve the unique natural character of the County's coastlines; and
- Prevent the intrusion of invasive species ~~which~~ that provide inferior habitat.

[See Objective 8.3.1. and associated policies.]

~~Policy 4.1.5.1.4.1.2.1.~~ Land development regulations will ~~require~~ Require developments and redevelopment within the Coastal Planning Area CPA to preserve representative tracts of native upland vegetative communities, particularly as part of any required mitigation activities as required in Policies 3.3.1.3 and 3.3.1.4. [See policies under Objective 3.3.2. and associated policies.]

Implementation Mechanism(s):

- ~~(a) Maintain land development regulations to require projects encompassing native upland vegetative communities to specify the complete or partial preservation of such communities.~~
- ~~(b) Encourage preservation of native upland vegetative communities as part of any mitigation activities as required in Policies 3.3.1.3 and 3.3.1.4.~~

~~Policy 4.1.5.2.4.1.2.2.~~ Prohibit the alteration Alteration of coastal wetland habitat is prohibited, except where necessary with minimized alteration for:

- ~~(1) Instances of proposed~~ Proposed water-dependent uses;
- ~~(2) Cases of overriding public interest, such as natural resource restoration activities, the location of public access facilities for public recreational facilities, or deep~~ water port facilities; or
- ~~(3) When necessary to avoid the~~ Avoiding taking ~~of~~ private property.

[See Objective 3.3.1. and associated policies.]

Policy 4.1.2.3. [Reserved]

~~Policy 4.1.5.3.4.1.2.4.~~ The County Administrator will ~~review~~ Review all proposed land developments permit applications for determination of compatibility with, and ~~determination of~~ cumulative impacts on, adjacent natural marine resource areas.

Implementation Mechanism:

- ~~(a) Review all land development applications for cumulative effects on adjacent natural marine resource areas in the Coastal Planning Area.~~

Policy 4.1.5.4.4.1.2.5. Land development regulations will require buffers larger than fifty (50) feet adjacent to environmentally sensitive coastal wetlands during the development review process, as if necessary to prevent degradation, due to proposed development and to discourage trimming of mangroves, and loss of habitat due to proposed development. [See Policy 3.3.1.]

Implementation Mechanism:

- ~~(a) Review of development proposals adjacent to coastal wetlands for compliance with this policy in coordination with policy 3.3.1.5.~~

Policy 4.1.5.5.4.1.2.6. Land development regulations will protect natural beaches and dunes from the cumulative impacts of adjacent development. [See Policies 4.2.2.5 and 4.2.2.6.]

Implementation Mechanism:

- ~~(a) Review projects to ensure policy compliance.~~

Policy 4.1.5.6.4.1.2.7. Encourage Land development regulations will address the restoration and enhancement of disturbed or degraded natural coastal resources, including the conversion of nuisance exotic vegetation and hard surfaces along the shoreline to native coastal vegetation.

Implementation Mechanism:

- ~~(a) Review of all proposed development in the Coastal Planning Area. (See policies under Objectives 3.3.1 and 3.3.2).~~
- ~~(b) County identification and pursuit of projects for which restoration and enhancement are feasible.~~
- ~~(c) Support the conversion of nuisance exotic vegetation and/or hard surfaces along the shoreline to native coastal vegetation.~~

Objective 4.1.6. – Bay Habitats.

Increase and preserve the number and diversity of healthy bay habitats.

CCMP OPTION 1: GENERAL LANGUAGE:

Policy 4.1.6.1. Land development regulations will expand the use of wetland setbacks, enhanced shorelines, and living shorelines as preferred shoreline stabilization methods along waterfront properties and as alternatives to bulkheads and traditional seawalls.

Policy 4.1.6.2. The County Administrator will promote community involvement, demonstration projects, K-12 education, etc. related to shoreline management.

Policy 4.1.6.3. For existing hardened shorelines, land development regulations will encourage environmentally enhanced stabilization measures, e.g., gradual slopes, native coastal plants, oyster reefs, revetment matting, rip-rap, etc., where appropriate.

Policy 4.1.6.4. The County Administrator will geospatially identify shoreline parcels whose biophysical characteristics are suitable for living shorelines.

Policy 4.1.6.5. The Administrator will develop an outreach/stakeholder engagement program and regulatory strategy to maximize the use of living shorelines, and a monitoring program to track the progress of living shorelines over time.

Policy 4.1.6.6. The Administrator will integrate beach dunes and other appropriate living shoreline features in all beach nourishment projects.

Policy 4.1.6.7. The further hardening of shorelines is prohibited, except as a last resort to protect public property.

Policy 4.1.6.8. The County Administrator will establish living seawall, living shoreline, and oyster garden demonstration projects to educate the citizenry about the ecological benefits and cost-effectiveness of shoreline-friendly practices.

Policy 4.1.6.9. The County Administrator will develop incentives and technical assistance to waterfront properties to install or retrofit shoreline-friendly practices.

Policy 4.1.6.10. The Administrator will explore establishing a program that provides grant opportunities to educate the citizenry about, and to access the materials necessary to establish, shoreline-friendly practices.

Objective ~~4.1.7.4.1.1.~~ - Seagrass Protection.

Increase the number of acres of seagrass in local waters in cooperation with the Coastal & Heartland National EP, Tampa Bay and Sarasota Bay and Tampa Bay EPs and the Charlotte Harbor NEP through programs to which protect, restore, and enhance significant habitat to provide:

- An indication of overall bay health;
- Habitat for juvenile fish and shellfish;
- Forage for the West Indian Manatee; and
- Other benefits associated with seagrasses.

Policy 4.1.7.1.4.1.1. Land development regulations will require ~~Require that all preliminary site plans, and preliminary plats, or equivalent site plans,~~ depict the location of any existing seagrass habitat contained within the proposed development site or within fifty (50) feet of the development's boundary.

Implementation Mechanism:

~~(a) County review to determine if the proposed development activities will adversely affect seagrass habitats.~~

Policy 4.1.7.2.4.1.1.2. Land development regulations will prohibit ~~Prohibit any non-water-~~ dependent development activities in submerged areas containing significant seagrass habitat, except as expressly permitted by this Plan other policies (e.g., Policy 4.2.1.1), or in cases of where the Board of County Commissioners determines an overriding public interest, as determined by the Board of County Commissioners. [See Policy 4.4.4.14.2.1.1.]

Implementation Mechanism:

~~(a) Review proposed development to ensure policy compliance.~~

Policy 4.1.7.3.4.1.1.3. New boat ramps are prohibited ~~Prohibit the location of new boat ramps~~ in areas characterized by insufficient depth, sensitive bottom, or shoreline habitats, such as seagrass beds.

Implementation Mechanism:

- ~~(a) Review development to ensure policy compliance.~~

~~Policy 4.1.7.4.4.1.4.~~ In coordination with the Sarasota Bay and Tampa Bay EPs, The County Administrator will identify all areas of significant seagrass habitat, and direct marine traffic to avoid these areas, and maximize opportunities for reestablishing and protecting seagrass habitat throughout Sarasota and Tampa Bays by pursuing funding for appropriate seagrass restoration in those areas identified as best suited for recovery and restoration of seagrass.

Implementation Mechanism:

- ~~(a) Coordinate with the Tampa Bay National Estuary Program to ensure policy compliance.~~

~~Policy 4.1.1.5.~~ Maximize opportunities for reestablishing and protecting seagrass habitat throughout Sarasota and Tampa Bays. [Combined into Policy 4.1.7.4.]

Implementation Mechanism(s):

- ~~(a) Coordinate with the Tampa Bay and Sarasota Bay Estuary Programs and the Agency For Bay Management to identify those areas best suited to the restoration or recovery of seagrasses.~~
- ~~(b) Continued involvement in the Sarasota and Tampa Bay EPs including application for funding for appropriate seagrass restoration.~~

~~Policy 4.1.7.5.4.1.1.6.~~ The County Administrator will develop techniques to orient boating activities to suitable areas away from sensitive habitats, to protect seagrass beds and sensitive habitat and reduce turbidity. [See Policy 4.4.4.2.4.2.1.2.]

Implementation Mechanism:

- ~~(a) Review all development requests for marina type uses to ensure that sensitive habitats will not be negatively affected.~~

~~Policy 4.1.7.6.4.1.1.7.~~ The County Administrator will encourage seagrass growth through strategies that improve water transparency in Charlotte Harbor, Sarasota and Tampa Bays and Charlotte Harbor. [See policies under Objective 3.2.2. and associated policies.]

F.S. § 163.3177(6)(g)1.: For those units of local government identified in s. 380.24, a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. 163.3178(2) and (3). The coastal management element shall set forth the principles, guidelines, standards, and strategies that shall guide the local government's decisions and program implementation with respect to the following objectives: 1. Maintain, restore, and enhance the overall quality of the coastal zone environment, including, but not limited to, its amenities and aesthetic values.

Objective 4.1.85. - Dredge and Fill.

Review dredge and fill activities and identify spoil sites to ensure that such activities do not degrade water quality and to ensure that spoil sites are compatible with the environment.

Policy 4.1.8.1.5.1. ~~The Administrator will coordinate~~ Coordinate with appropriate agencies to ensure County review of all Environmental Resource permits for dredge and fill operations in coastal areas of ~~Manatee County~~.

Implementation Mechanism:

~~(a) Review development to ensure policy compliance.~~

Policy 4.1.8.2.5.2. ~~Land development regulations will restrict~~ Restrict dredge and fill operations in the ~~Coastal Planning Area~~ CPA to operations that ~~which~~ facilitate the continued use of existing channels, ~~operations are~~ associated with appropriate water-dependent uses, or ~~operations which~~ correct environmental problems caused by limited tidal circulation or other deficiencies of the environmental system.

Implementation Mechanism:

~~(a) Review all Federal and State dredge and fill applications for compliance with policy.~~

Policy 4.1.8.3.5.3. ~~The County Administrator will limit~~ Limit construction of artificial waterways to necessary drainage improvements required to implement the goals, objectives, and policies of the Public Facilities element.

Implementation Mechanism:

~~(a) Review dredge and fill applications for compliance with this policy.~~

Policy 4.1.8.4.1.5.4. ~~The Administrator will coordinate with the West Coast Inland Navigation District (WCIND) to identify and permit appropriate spoil sites~~ Require the approval of spoil sites for dredge and fill material consistent with ~~identified sites as included in the~~ Future Land Use Map Series of the Future Land Use Element to prevent further degradation of adjacent waters and to ensure placement of spoil material on suitable upland areas. [See [Objective 2.14.1](#), associated policies, and [Map D.](#)]

Implementation Mechanism(c):

~~(a) Review development to ensure compliance.~~

~~(b) Continued coordination with the West Coast Inland Navigation District (WCIND) to identify appropriate spoil sites.~~

Policy 4.1.8.5. The County Administrator will recommend and review proposed development and redevelopment that could change surface and groundwater flow patterns in basins tributary to bays and rivers to improve water quality discharge to these estuarine systems.

Policy 4.1.8.6. Provide for drainage improvements in repairs to roads along County-maintained evacuation routes. Levels of service for these routes will be maintained and, where possible, improved.

HAZARD MITIGATION COMPONENT

F.S. § 163.3177(6)(g)7.: For those units of local government identified in s. 380.24, a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. 163.3178(2) and (3). The coastal management element shall set forth the principles, guidelines, standards, and strategies that shall guide the local government's decisions and program implementation with respect to the following objectives: 7. Protect human life against the effects of natural disasters.]

[F.S. § 163.3178(2)(d): A component which outlines principles for hazard mitigation and protection of human life against the effects of natural disaster, including population evacuation, which take into consideration the capability to safely evacuate the density of coastal population proposed in the future land use plan element in the event of an impending natural disaster. The Division of Emergency Management shall manage the update of the regional hurricane evacuation studies, ensure such studies are done in a consistent manner, and ensure that the methodology used for modeling storm surge is that used by the National Hurricane Center.]

GOAL - 4.24

Protection of Manatee County Residents Citizens and Visitors from Natural Disasters Through Disaster Mitigation, Provision of Adequate Warning, and Post Disaster Planning.

Objective 4.2.14.4.4. - Hurricane Evacuation.

Maintain or reduce hurricane evacuation clearance times through mitigation, sheltering in place, and response techniques to protect the health and safety of residents citizens and visitors.

~~Policy 4.2.1.1.4.4.1. The County Administrator will develop~~ Develop and implement provisions for increasing the rate of evacuee mobilization, in coordination with the Tampa Bay Regional Planning Council (TBRPC), other appropriate Emergency Support Functions (ESF) departments and agencies, and other local governments within Manatee County and other adjacent counties to:

~~Implementation Mechanism(s):~~

- ~~(a) Coordination with the Tampa Bay Regional Planning Council (TBRPC) and other appropriate Emergency Support Functions (ESF) departments and agencies to:~~
- Prepare and annually update the Comprehensive Emergency Management Plan (CEMP) in coordination with other local governments. The CEMP, in compliance with Florida Statutes and Florida Administrative Code, shall contain measures for hurricane preparedness, response, recovery and mitigation. It shall include at minimum an evacuation component, a shelter component (risk and host events), and a post-disaster and recovery component. The county plan will assign lead and support responsibilities for county agencies and personnel that coordinate with the emergency support functions outlined in the State of Florida Comprehensive Emergency Management Plan.
- Distribute bilingual annual disaster guides free of charge to the public which that identify emergency preparedness procedures and evacuation shelters, including Distribution should include the possibility of mailing disaster guides to all residents addresses in the Hazard Vulnerability Area of the County.

- Implement the **Local Mitigation Strategy (LMS)**

Policy 4.2.1.2.4.4.1.2. The Administrator will coordinate with the Tampa Bay Regional Planning Council, Sarasota-Manatee Metropolitan Planning Organization, Manatee County Sheriff's Office, and Florida Department of Transportation to ensure that major evacuation routes maintain adequate capacity on all identified major evacuation routes and are improved as necessary to facilitate an efficient and safe evacuation.

Implementation Mechanism:

- ~~(a) Coordination with the Tampa Bay Regional Planning Council to ensure that major evacuation routes have adequate capacities, are adequately maintained and, when necessary, are improved to facilitate an efficient and safe evacuation. Roadway and traffic management related improvements to all evacuation routes will be coordinated by the Metropolitan Planning Organization, Manatee County Sheriff's Office, and FDOT.~~

Policy 4.2.1.3. The CEMP will outline principles to mitigate hazards and protect human life against the effects of natural disaster—including population evacuation—that consider the capability to safely evacuate the coastal population density proposed in the Future Land Use Element of this Plan in the event of an impending natural disaster.

Policy 4.2.1.4.4.4.1.3. ~~Cosponsor~~The County Administrator will cosponsor and participate in annual all-hazard preparedness activities, simulations, exercises and seminars to test the effectiveness of the CEMP.

Implementation Mechanism:

- ~~(a) Coordination with members of the Disaster Preparedness Planning Committee to stage all hazard preparedness activities.~~

Policy 4.2.1.5.4.4.1.4. The County Administrator will coordinate~~Coordinate~~ all emergency management activities including evacuation orders with all state, regional, and local emergency response agencies to effect a safe and efficient evacuation and resettlement of citizens and visitors~~County residents~~.

Implementation Mechanism:

- ~~(a) Implement all emergency management operations and coordination activities with adjacent counties and the State.~~
- ~~(b) Coordinate resources requests to the State Division of Emergency Management.~~

Policy 4.2.1.6.4.4.1.5. The County Administrator will develop~~Develop~~ and implement provisions for decreasing the rate of evacuee mobilization by encouraging and, in coordination with other local governments, encourage citizens~~residents to shelter in place when and where appropriate in coordination with other local governments.~~

Objective 4.2.2.4.4.2: - Hazard Mitigation. Create pre-disaster mitigation plans to reduce the risk to life and property from natural or man-made disasters.

Policy 4.2.2.1.4.4.2.1. ~~Require that all project approvals~~ All development permits for lands within the Coastal Evacuation Area (CEA) must meet performance standards as described in detail provided in land development regulations, including and which may include:

- Procedures for development and establishment of hurricane shelter capacity and evacuation time standards;
- Mitigation measures such as fair share contribution to preserve sheltering capacity and maintain evacuation times, or reductions in proposed development and redevelopment project density;
- Special design standards for infrastructure construction;
- Development of hurricane evacuation plans; and
- Specific surcharges or fees to recoup public expenditures for infrastructure after a ~~storm~~ disaster event.

Policy 4.2.2.2.4.4.2.2. ~~Land development regulations will require developers of~~ Require new development and redevelopment in the Coastal Planning Area (CPA), their successors, and assigns to provide hurricane evacuation plans for the project, prepared in coordination with County staff, and require funding for the implementation of such plans with funding for such planning and implementation provided by the developers of the project or their successors.

Implementation Mechanism(s):

- ~~(a) Review of all development in the Coastal Planning Area to ensure consistency with this policy.~~
- ~~(b) In conjunction with the site plan approval, development projects will submit an effective and compliant hurricane evacuation plan to Manatee County.~~

Policy 4.2.2.3.4.4.2.3. ~~Land development regulations will minimize~~ Minimize the location of development and redevelopment within areas of the CEA which that have sustained recurring hurricane-related damage by providing strategies for the acquisition of repetitive loss and suitable environmentally sensitive properties and techniques to reduce risks of property loss due to hazard events.

Implementation Mechanism(s):

- ~~(a) Development of possible strategies for the fee simple acquisition of repetitive loss properties.~~
- ~~(b) Development of zoning and other mitigative techniques to reduce the probability of future property loss due to a storm event.~~
- ~~(c) Development of possible acquisition strategies for suitable environmentally sensitive properties.~~

Policy 4.2.2.4.4.4.2.4. ~~The County Administrator will implement policies and actions of the Local Hazard Mitigation Strategy (LMS).~~

Implementation Mechanism(s):

- ~~(a) Coordination with other member agencies to achieve policy compliance.~~
- ~~(b) Interagency hazard reports review and inclusion during development of the Local Mitigation Strategy.~~

Policy 4.2.2.5.4.4.2.5. Minimize the disturbance of natural shoreline resources that provide shoreline stabilization and protect landward areas from the effects of storm events. Strategies to implement this Policy may include: conservation easements, lease agreements, land donations, deed restrictions or covenants. [See Objective 4.1.5 and Policy 4.2.2.6.

Implementation Mechanism(s):

- ~~(a) Implementation of the policies under Objective 4.1.2, and Policies 4.4.2.5, and 4.4.2.6.~~
- ~~(b) Recommendation of strategies for projects within the CEA to achieve this policy. Such strategies may include, but are not limited to, conservation easements, lease agreements, land donations, deed restrictions or covenants. These provisions will be implemented to protect shoreline integrity through non disturbance of coastal vegetation and soils.~~

Policy 4.2.2.6.4.4.2.6. Prohibit the construction of new seawalls and the repair and reconstruction of existing seawalls is prohibited except as permitted by applicable federal and state regulations.

Implementation Mechanism:

- ~~(a) Review of proposed construction and seawall repair or reconstruction activities for policy compliance.~~

Policy 4.2.2.7.4.4.2.7. The Board of County Commissioners will improve sheltering capacity through the development of more shelters, through increased public education regarding evacuation options, or through land development regulations, and other techniques which that reduce the numbers of persons needing shelter during a major storm-disaster event, including:

Implementation Mechanism(s):

- ~~(a) Improve sheltering capacity. Improvement techniques may include:~~
 - ~~Procedures for evaluating the impact of the each proposed development and redevelopment on hurricane shelter capacity and evacuation clearance times.~~
 - ~~Establishment of required standards for Requiring development and redevelopment to maintain adequate, available hurricane shelter capacity and evacuation clearance times, and-~~
 - ~~A requirement for Requiring mitigation techniques, including density reduction, to ensure that new projects development and redevelopment contribute fair share improvements or funding fees in-lieu to maintain required shelter capacity. Such mitigation measures may include reduction in project densities to ensure compliance with the established standards.~~
 - ~~Establishment Establishing of a Home Host program for selected areas of the County by providing educational programs that encourage a neighbor host sheltering initiative to help reduce the shelter deficit.~~

Policy 4.2.2.8.4.4.2.8. ~~Expand~~ The County Administrator will expand the training of local Community Organizations Active in Disaster (COAD), Volunteer Organizations Active in Disaster (VOAD), Community Emergency Response Teams (CERT), the Medical Reserve Corps, Manatee County Search and Rescue, and other partner agencies to support first responders.

Implementation Mechanism:

- (a) ~~Manatee County Government will facilitate holistic and countywide emergency preparedness and disaster response training needs of residents, visitors, and business owners for all hazards.~~

Policy 4.2.2.9. Land development regulations will require new large-scale developments to provide a proportionate-share of shelters for hurricane protection.

Policy 4.2.2.10. The Administrator will work to improve resilience to coastal flooding due to SLR and lessen the impacts of natural disasters on human life, property, public facilities, and natural resources through emergency management, hazard mitigation, and natural disaster planning, coordinated with other relevant local and regional plans.

Policy 4.2.2.11. The County Administrator will coordinate land uses and hurricane evacuation policy with other relevant local and regional plans and policies.

Policy 4.2.2.12. The County Administrator will coordinate with the incorporated municipalities in the annual development and issuance of the County All Hazards Disaster Planning Guide.

Policy 4.2.2.13. The County Administrator will promote public education of disaster preparedness and hurricane evacuation through condominium, homeowners, and neighborhood associations; public forums; and schools.

Policy 4.2.2.14. The County Administrator will participate with the incorporated municipalities in the LMS Working Group for the purpose of reducing vulnerability to natural hazards that endanger the community.

Objective - 4.2.3. – Optimize hazard prevention and mitigation.

Policy 4.2.3.1. Land development regulations will provide incentives for structure retrofit programs to address identified flood, wind, evacuation vulnerabilities.

Policy 4.2.3.2. The County Administrator will maintain, regularly review, and update a list of vulnerable critical facilities with costs for necessary pre-disaster resilience improvements.

Policy 4.2.3.3. The County Administrator will identify pre- and post-storm redevelopment options for land in known vulnerable areas to prevent future loss to life or property. Any County purchase option will analyze the benefits of acquisition, the costs, and resources available through:

(1) FEMA Building Resilient Infrastructure and Communities (BRIC) program and Hazards Mitigation Grant Program (HMGP) funding.

(2) grants from other sources of funding.

(3) County funding, together with just valuation, potential uses, projected inundation, and return on investments.

Objective 4.2.4. – Minimize the adverse effects of disaster events.

Policy 4.2.4.1. The County Administrator will develop strategies to address the special needs populations before, during, and in the aftermath of a disaster/hazard event.

Policy 4.2.4.2. The County Administrator will annually update the Post-Disaster Redevelopment Component of this Plan.

Policy 4.2.4.3. The County Administrator will provide and support disaster planning training, including collaborative programs with appropriate government agencies, NGOs, and the private sector.

Policy 4.2.4.4. The County Administrator will continue to develop training on, and improve communication of, mitigation strategies and techniques with all Emergency Support Function (ESF) agencies.

Policy 4.2.4.5. The County Administrator will promote and support expanded CERT service and training opportunities.

Policy 4.2.4.6. The County Administrator will periodically evaluate and update the public and internal response agencies about new communications technologies.

Objective 4.2.5. – Reduce the number of repetitive loss properties.

Policy 4.2.5.1. Land development regulations will provide options to relocate property, development entitlements, and vested rights susceptible to repetitive flooding and SLR inundation.

Policy 4.2.5.2. The County Administrator will administer stormwater management system maintenance programs to be resilient to the impacts of climate change.

Policy 4.2.5.3. Land Development regulations will limit development density and intensity in repetitive flood loss areas.

Objective 4.2.6. – Improve the resilience of vulnerable properties by directing new development and redevelopment to less vulnerable areas.

Policy 4.2.6.1. The County Administrator will monitor floodplain regulations and enforcement to assess regulatory effectiveness.

Policy 4.2.6.2. Land development regulations will provide incentives to achieve floodplain compliance.

Policy 4.2.6.3. The BOCC will only grant variances to the floodplain management requirements and standards of the land development regulations in circumstances of over-riding public necessity.

Policy 4.2.6.4. Land development regulations will require development, redevelopment, and new structures in the Special Flood Hazard Area (SFHA) to meet or exceed current Florida Building Code requirements and standards.

Policy 4.2.6.5. The County Administrator will annually audit the LMS for consistency with other applicable ordinances, plans, and regulations regarding hazard mitigation initiatives and strategies.

Policy 4.2.6.6. The County Administrator will budget resources to strengthen existing land use policies, regulations, review procedures, and enforcement.

Policy 4.2.6.7. Land development regulations will provide higher standards for impervious surfaces to decrease stormwater run-off.

Policy 4.2.6.8. Land development regulations will provide higher standards to protect facilities and structures from hazards.

Objective 4.2.7. – Increase the level of disaster awareness through enhanced public education.

Policy 4.2.7.1. The County Administrator will provide public education and information to the community about local hazard mitigation efforts, planning, programming, and techniques [e.g., events such as Hurricane Expo and general presentations to community groups].

Policy 4.2.7.2. The County Administrator will utilize a broad variety of media to educate the public on hazard mitigation.

Policy 4.2.7.3. The County Administrator will annually provide outreach specifically to owners and tenants of all properties in repetitive loss areas as part of the National Flood Insurance Program (NFIP) Community Rating System (CRS) and repetitive loss property owner outreach programs.

Policy 4.2.7.4. The County Administrator will educate citizens living or working in defined hazard areas to understand their vulnerability and appropriate hazard mitigation techniques.

Policy 4.2.7.5. The County Administrator will provide and publicize opportunities for interested individuals to participate in hazard mitigation training.

Objective 4.2.8. – A disaster-resistant economy that embraces a broad socioeconomic spectrum.

Policy 4.2.8.1. The LMS will consider facilities, programs, and resources to support impacted local businesses resuming commercial activity.

Policy 4.2.8.2. The CEMP and **Post-Disaster Recovery Plan (PDRP)** will consider the needs of key employers.

Policy 4.2.8.3. The County Administrator will provide guidance for community businesses to improve the disaster resilience of their facilities and operations.

Objective 4.2.9. – County-wide participation of Manatee local governments in the LMS.

Policy 4.2.9.1. Local governments in Manatee County will review and update mitigation strategies post-event, considering the provisions of **F.S. § 163.3178**, and post-event interagency hazard mitigation reports.

Policy 4.2.9.2. Local governments in Manatee County will continue to develop funding mechanisms for LMS-approved mitigation initiatives, consistent with the provisions of **F.S. § 163.3177**, for identifying and funding capital improvement projects.

Policy 4.2.9.3. Local governments in Manatee County participating in the LMS will emphasize mitigation funding during the annual budget process pursuant to the provisions of **F.S. § 163.3177**.

Objective 4.2.10. – Provide procedures and responsibilities for amendment, maintenance, and updating the LMS.

Policy 4.2.10.1. The LMS will provide the processes for application, mitigation project selection, and distribution of funds under the Hazard Mitigation Grant Program required by the State.

Policy 4.2.10.2 The Emergency Management Division of the Public Safety Department has the primary responsibility of monitoring and supporting the LMS. This effort includes:

1. technical and clerical support for the benefit of the LMS Working Group;
2. monitoring the status of LMS-supported projects throughout the year; and
3. assessing the LMS against the Florida Division of Emergency Management-established evaluation criteria to determine if changes to the LMS are needed. Should it be determined by the Chair or any member of the LMS Working Group that the LMS requires further evaluation/update, an event has significantly changed or negated parts of the LMS, or a LMS-supported mitigation project may be eligible for grant funding, the item(s) will be discussed at either one of the regularly scheduled quarterly meetings or at a special meeting called by the Chair.

Policy 4.2.10.3. The participating agencies and local governments will present new initiative projects at the LMS Working Group quarterly meetings. These initiatives will be evaluated, incorporated into the LMS, and prioritized at these meetings. Completed initiatives will be moved to the COMPLETED column of the mitigation Project Initiatives List. Incomplete initiatives will be re-evaluated. The LMS Working Group will use the Mitigation Initiatives Evaluation Scoring Sheet to evaluate new initiatives and re-evaluate incomplete initiatives. Following a disaster event, the lessons learned or applicable comments from any post-event interagency hazard mitigation reports will be incorporated into the LMS.

Policy 4.2.10.4. Every five (5) years, the LMS will undergo a 5-year cycle update. The review of the LMS will begin 18 months prior to the expiration date of the adopted LMS. The LMS Working Group will appoint (a) sub-committee(s) to conduct an audit/review of the LMS, assessing its effectiveness and identifying those revisions necessary to meet County-wide hazard mitigation needs. The subcommittee(s) will report to the full LMS Working Group at their next scheduled quarterly meeting. The LMS Working Group will provide the draft report to the elected officials of all participating agencies and local governments for review and comment.

Policy 4.2.10.5. The LMS Working Group will vote to transmit the draft report to the State of Florida Division of Emergency Management, State Hazard Mitigation Officer. The State's comments will inform subsequent revisions and the report will be submitted to the Manatee County Board of County Commissioners. The Board will vote to accept the report and, after review and discussion, vote to include the revisions recommended by the LMS Working Group in the LMS.

Policy 4.2.10.6. In addition to the 5-year cycle update, following a major disaster event that substantially impacts the LMS, the LMS Working Group may submit proposed revisions to the LMS to the Manatee County Board of County Commissioners and participating local governments for amendment.

Objective 4.2.11. – The County Administrator will develop and maintain a CEMP that complies with **F.S. §252.38**, Ch. 27P-6 F.A.C., and implements the following Policies:

Policy 4.2.11.1. Employ an all-hazards planning approach to all disasters, emergencies, hazards, or threats.

Policy 4.2.11.2. Establish the general planning framework for all-hazards prevention, preparedness, response, recovery and mitigation activities.

Policy 4.2.11.3. Reduce the vulnerability of people and their communities to hazards, including loss of life, injury, and damage or loss of property resulting from man-made, natural, and technological disasters by developing effective and strategic prevention, preparedness, response, recovery, and mitigation programs.

Policy 4.2.11.4. Describe the County's role in supporting other local governments during an emergency or disaster.

Policy 4.2.11.5. Describe the state and federal relationship with the County and other local governments during an emergency or disaster.

Policy 4.2.11.6. Describe the types of events likely to occur, from local emergencies to minor, major, or catastrophic disasters.

Policy 4.2.11.7. Describe the actions the Emergency Management Division will initiate--in coordination with county, municipal, state, federal, and other government counterparts, as appropriate—regardless of the magnitude of the emergency or disaster.

Policy 4.2.11.8. Describe the mechanisms to deliver immediate assistance, including direction and control of intrastate, interstate, and federal response and recovery assistance.

Policy 4.2.11.9. Establish a system that adopts, applies, and integrates the tenets of the National Incident Management System (NIMS) to ensure its interface with the National Response Framework (NRF) to maximize the integration of incident-related prevention, preparedness, response, recovery, and mitigation activities.

Objective 4.2.12. – Maintain a CEMP that establishes direction and control.

Policy 4.2.12.1. The County Administrator executes the emergency management program. The Director provides policy level assistance and guidelines in disaster preparedness activities and functions, including planning, public information, and training programs; and serves as coordinator and liaison between the Board of County Commissioners and State and Federal agencies in times of disaster [Ordinance 19-47].

Policy 4.2.12.2. During the continuance of a state of local emergency the Director is responsible for coordinating all disaster emergency relief activities and efforts, subject only to the direction and control of the Board of County Commissioners or such direction and control as delegated by the Board to the Administrator as codified in Article II of Chapter 2-13 of the Manatee County Code. The operational policies and procedures for response to disaster emergencies will be consistent with the CEMP.

[CCMP OPTION 1: GENERAL LANGUAGE:]

Policy 4.2.12.3. The Administrator will support the integration of resilience measures into this Plan and the plans of the other local governments in Manatee County, and continue to advance and develop policies and programs that conserve natural resources, mitigate greenhouse gas (GHG) pollution, and advance sustainability and climate change resilience.

[F.S. § 163.3178(2)(f)2.: Encourage the use of best practices development and redevelopment principles, strategies, and engineering solutions that will result in the removal of coastal real property from flood zone designations established by the Federal Emergency Management Agency.]

Objective 4.2.13. –

In coordination with FDEP, SWFWMD, and other partner agencies develop, promulgate, and in County-funded projects use development and redevelopment best practices, employing principles and strategies to remove coastal real property from Flood Insurance Rate Map (FIRM) Zones V. Implementing ordinance provisions may include, but are not limited to:

- Reconstruction in compliance with current building and construction standards;
- Public acquisition; or
- Reduction in intensity of use.

[See Objectives 2.3.1., 2.3.3., 3.4.1., and associated policies, and Policy 8.3.1.2.]

Policy 4.2.13.1. Land development regulations will provide incentives and regulations to remove repetitive loss property and other real property improvements from projected 2040 inundation areas of the FIRM Zones V and coastal AE, and capture any additional CRS benefits.

[F.S. § 163.3178(2)(f)3.: Identify site development techniques and best practices that may reduce losses due to flooding and claims made under flood insurance policies issued in this state.]

Policy 4.2.13.2. Land development regulations will require new development and redevelopment to employ site development techniques that reduce flood losses and claims made under flood insurance policies. These requirements will include structural and non-structural site development techniques, e.g., maintaining adequate level-of-service standards for stormwater management, grading or use of appropriate materials to withstand inundation,

minimizing flood damage to structures through flood-proofing and siting infrastructure and other public facilities to account for predicted flood conditions.

Policy 4.2.13.3. Land development regulations will require new development to add additional freeboard to the base flood elevation and enlarge the time window for cumulative substantial improvements to legal non-conforming structures in projected 2040 inundation areas and capture any additional CRS benefits.

[F.S. § 163.3178(2)(f)4.: Be consistent with, or more stringent than, the flood-resistant construction requirements in the Florida Building Code and applicable flood plain management regulations set forth in 44 C.F.R. part 60.]

Policy 4.2.13.4. Land development regulation will continue to ensure new development meets or exceeds the flood-resistance requirements of the Florida Building Code and 44 CFR part 60.

[F.S. § 163.3178(2)(f)5.: Require that any construction activities seaward of the coastal construction control lines established pursuant to s. 161.053 be consistent with chapter 161.]

Policy 4.2.13.5. Construction and development activities seaward of the coastal construction control line must be consistent with [F.S. Chapter 161](#), the Florida Building Code, and land development regulations.

Policy 4.2.13.6. The County Administrator will engage the community with public education and outreach on the benefits and importance of mitigating flood risks through building construction codes, flood elevation requirements, land use regulations, and stormwater management.

[F.S. § 163.3178(2)(f)6.: Encourage local governments to participate in the National Flood Insurance Program Community Rating System administered by the Federal Emergency Management Agency to achieve flood insurance premium discounts for their residents.]

Policy 4.2.13.7. Land development regulations will provide for participation in the CRS administered by FEMA and strive to improve the community's score resulting in reductions in flood risk and insurance premiums for citizens.

Policy 4.2.13.8. The Floodplain Administrator will in and support a Manatee County-wide Program for Public Information (PPI) to improve CRS scores within the county and its municipalities.

[F.S. § 163.3177(6)(g)9.: For those units of local government identified in s. 380.24, a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. 163.3178(2) and (3). The coastal management element shall set forth the principles, guidelines, standards, and strategies that shall guide the local government's decisions and program implementation with respect to the following objectives: 9. Preserve historic and archaeological resources, which include the sensitive adaptive use of these resources.]

Policy 4.2.13.9. Land development regulations will include provisions to preserve historic and archaeological resources, including the sensitive adaptive use of these resources. [See the [Historic and Cultural Element](#) of this Plan and its implementing regulations.]

[F.S. § 163.3177(6)(g)10. For those units of local government identified in s. 380.24, a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. 163.3178(2) and (3). The coastal management element shall set forth the principles, guidelines, standards, and strategies that shall guide the local government's decisions and program implementation with respect to the following objectives: 10. At the option of the local government, develop an adaptation action area designation for those low-lying coastal zones that are experiencing coastal flooding due to extreme high tides and storm surge and are vulnerable to the impacts of rising sea level. Local governments that adopt an adaptation action area may consider policies within the coastal management element to improve resilience to coastal flooding resulting from high-tide events, storm surge, flash floods, stormwater runoff, and related impacts of sea-level rise. Criteria for the adaptation action area may include, but need not be limited to, areas for which the land elevations are below, at, or near mean higher high water, which have a hydrologic connection to coastal waters, or which are designated as evacuation zones for storm surge.]

Policy 4.2.13.10. The land development regulations will provide criteria for an adaptation action area designation to improve resilience to coastal flooding resulting from high-tide events, storm surge, flash floods, stormwater runoff, and related impacts of SLR, including, but not limited to, areas

- where land elevations are below, at, or near mean higher high water;
- that have a hydrologic connection to coastal waters;
- that are designated as evacuation zones for storm surge;
- that inundation modeling indicates are vulnerable; or
- that are optimal for relocating vulnerable development or receiving transferred development entitlements associated with vulnerable areas.

COASTAL HIGH HAZARD AREA

F.S. § 163.3178(2)(h): Designation of coastal high-hazard areas and the criteria for mitigation for a comprehensive plan amendment in a coastal high-hazard area as defined in subsection (8). The coastal high-hazard area is the area below the elevation of the category 1 storm surge line as established by a Sea, Lake, and Overland Surges from Hurricanes (SLOSH) computerized storm surge model. Application of mitigation and the application of development and redevelopment policies, pursuant to s. 380.27(2), and any rules adopted thereunder, shall be at the discretion of local government.]

GOAL – 4.3

Establish and maintain an ongoing process that continually assesses potential disasters, develops corresponding hazard mitigation strategies and techniques; incorporates preparedness, response, and recovery into the consciousness of the entire community; and limits public expenditures in areas subject to destruction by natural disaster.

Objective 4.3.1. - Designate Coastal High-Hazard Areas (CHHA) and the mitigation criteria for amending this Plan in a CHHA, as defined in [F.S. § 163.3178\(8\)](#).

[F.S. § 163.3177(6)(g)6.: For those units of local government identified in s. 380.24, a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. 163.3178(2) and (3). The coastal management element shall set forth the principles, guidelines, standards, and strategies that shall guide the local government's decisions and program implementation with respect to the following objectives: 6. Limit public expenditures that subsidize development in coastal high-hazard areas.]

Policy 4.3.1.1. The County Administrator will analyze and evaluate the benefits and costs of adaptation alternatives in the design or retrofit of infrastructure and limit public expenditures that subsidize development in the CHHA.

Policy 4.3.1.2. Land development regulations will include provisions that ensure development and zoning changes do not promote increased population within CHHA.

Policy 4.3.1.3. Land development regulations will direct new population growth away from known or predicted CHHA.

Policy 4.3.1.4. Land development regulations will require proposed development and redevelopment in the CHHA be reviewed for significant impacts upon evacuation routes and provide all necessary roadway improvements.

[PUBLIC FACILITIES COMPONENT]

[F.S. § 163.3178(2)(i): A component which outlines principles for providing that financial assurances are made that required public facilities will be in place to meet the demand imposed by the completed development or redevelopment. Such public facilities will be scheduled for phased completion to coincide with demands generated by the development or redevelopment.]

Objective 4.3.2. - Public Infrastructure in the ~~Coastal Planning Area~~ CPA.

Minimize public expenditures on infrastructure for new development within the ~~Coastal Planning Area~~ CPA to limit replacement costs in ~~case the event~~ of damage from natural hazards. [See [Objectives 5.7.6., 10.1.2., 10.1.9.](#), and associated policies.]

Policy 4.3.2.1. Land development regulations will require new development and redevelopment in the CPA to provide infrastructure improvements to meet the applicable level-of-service standards. The Board of County Commissioners will ~~limit~~ limit the placement of County-funded infrastructure ~~within the Coastal Planning Area which exceeds the demands in the CPA to meet only the needs permitted generated by approved development consistent with this Plan;~~ except to provide for ~~hurricane~~ disaster evacuation needs and ~~as allowed~~ in accordance with [Policy 4.3.2.2](#).

Policy 4.3.2.2. ~~Prohibit the construction~~ Construction of County-funded public facilities within the CHHA is prohibited, except for the following:

- Public recreation consistent with natural resource preservation;
- ~~Maintenance of~~ Maintaining hurricane evacuation times;

- Facilities ~~which are~~ necessary for public health, safety, or resource restoration;
- Roadways shown on the **Future Traffic Circulation Map** or the **Major Thoroughfare Map** contained in the **Traffic Circulation Transportation Element** of the ~~Comprehensive~~ this Plan;
- Improvements required to maintain Level **of** Service standards;
- Port facilities consistent with the **Port Manatee Master Plan** and this ~~Comprehensive~~ Plan; and
- Projects ~~which are~~ of an overriding public interest as determined by the Board of County Commissioners.

Implementation Mechanism:

- ~~(a) Development of County department capital improvements budgets consistent with this policy.~~
- ~~(b) County input to the Sarasota-Manatee Metropolitan Planning Organization to discourage the inclusion of transportation improvements within the CEA unless such improvements are consistent with Policy 4.3.2.4.~~

Policy 4.3.2.3. Prohibit Manatee County ~~The Board of County Commissioners will not accept from accepting~~ responsibility for maintaining new roadways within the CHHA ~~except for those which are unless~~ consistent with **Policies 4.2.2.1. and 4.3.2.4.**

Implementation Mechanism:

- ~~(a) Review proposed developments to implement this policy.~~

Policy 4.3.2.4. Prohibit construction ~~Construction of new, or widening~~ improvement of existing, bridges linking the mainland to any island/key area within Manatee County ~~is prohibited unless such bridge or improvement is shown on the~~ **Future Traffic Circulation Map**. ~~The Board of County Commissioners will not support the Sarasota-Manatee Metropolitan Planning Organization including transportation improvements within the CEA on the Future Traffic Circulation Map and will coordinate with the Florida Department of Transportation to review all applications for bridge construction to ensure compliance.~~

Implementation Mechanism:

- ~~(a) Coordination with the Florida Department of Transportation to review all applications for bridge construction to ensure compliance with this policy.~~

Policy 4.3.2.5. The Board of County Commissioners will establish ~~Establish~~ a lower priority for the funding of public infrastructure within the CEA ~~as compared to~~ **over public infrastructure in** non-CEA areas, except where expenditures are necessary to:

- Alleviate dangerously overcrowded or otherwise hazardous roads;
- Replace or construct wastewater facilities to alleviate or prevent potential violations of potable water quality standards applicable to surface waters; and
- Provide recreational facilities unique to coastal sites.

Implementation Mechanisms:

- ~~(a) Internal coordination between departments during preparation of the Capital Improvements Projects budget to achieve policy compliance.~~

Policy 4.3.2.6. ~~The County Administrator will continue~~Continue coordinate with state and local agencies to provide assistance to identified neighborhoods in the ~~Coastal Planning Area~~ CPA that require more resilient housing, through financial or technical assistance to improve sub-standard housing. ~~(See also Objective 6.1.4)~~(See Objective 6.1.4 and associated policies.)

Implementation Mechanism:

- ~~(a) Coordinate with state and local agencies to ensure policy compliance.~~

Policy 4.3.2.7. ~~The Administrator will ensure that adaptation to climate change impacts, especially SLR, are incorporated into the planning, siting, construction, maintenance, and replacement of public infrastructure to maximize the useful lifespan and return on investment.~~

Policy 4.3.2.8. ~~Public expenditures that subsidize new or expanded infrastructure in the CHHA will only be permitted to service density levels as determined by the FLUM and permitted by County regulations.~~

Policy 4.3.2.9. ~~Land development regulations for all new development, redevelopment, and infrastructure in the CHHA will provide that financial assurances are made that required public facilities will be in place to meet the demand imposed by completed development or redevelopment.~~

Objective 4.3.3. - Prior to the development of new infrastructure or other public facilities in the CHHA, determine that no other feasible sites exist outside that CHHA.

Policy 4.3.3.1. When growth demands expansion or renovation of existing infrastructure and other public facilities in the CHHA, first consider relocation outside the CHHA. Where no feasible alternative exists to construction, expansion, or renovation of existing infrastructure and other public facilities in the CHHA, all development must be floodproofed in accordance with land development regulations to minimize potential damage from impacts related to SLR.

Policy 4.3.3.2. Land development regulations will address and minimize the impacts of SLR and storm surge with strategic regulations that also protect shoreline ecological functions, allow water-dependent uses, and provide public access to water.

Policy 4.3.3.3. Land development regulations consistent with [Objective 4.3.3](#) will address hardened erosion control structures and other strategies to reduce flood risk in coastal areas in accordance with the region's identified projection for SLR.

Policy 4.3.3.4. The County Administrator will consider projected climate impacts when developing and siting, or redeveloping infrastructure, to maximize longevity and resiliency.

Policy 4.3.3.5. The County Administrator will consider measures to protect or relocate infrastructure and public facilities in areas projected to be impacted by climate change and SLR, including elevating infrastructure and structures above forecasted storm surge height and base flood elevation (BFE).

REGULATORY & MANAGEMENT TECHNIQUES

F.S. § 163.3177(6)(g)4.: For those units of local government identified in s. 380.24, a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. 163.3178(2) and (3). The coastal management element shall set forth the principles, guidelines, standards, and strategies that shall guide the local government's decisions and program implementation with respect to the following objectives: 4. Avoid irreversible and irretrievable loss of coastal zone resources.]

GOAL – 4.43

GOAL – 4.2

Support Regional Efforts to Integrate Climate Change, Stormwater Management, and Bay Habitats into Planning Efforts to Balance Compatibility of Land Development in The Coastal Planning Area with Natural Resource Protection, in The Coastal Planning Area protect Protection of the Residents-Citizens and Property Within the Coastal Planning AreaCPA from the Physical and Economic Effects of Natural Disasters, and Restrict Development and Redevelopment that Would Damage or Destroy Coastal Resources.

Objective 4.4.1.4.3-1. - Development Type, Density and Intensity.

Limit development type, density and intensity within the Coastal Planning Area CPA and direct population and development to areas outside of the Coastal High Hazard AreaCHHA to mitigate the potential negative impacts of natural hazards in ~~the~~these areas.

Policy 4.4.1.1.4.3-1.1: ~~Land development regulations will direct~~Direct population concentrations away from the Coastal Evacuation Area (CEA).

Implomentation Mechanism:

~~(a) Maintain requirements in the Manatee County Land Development Code consistent with this policy.~~

Policy 4.4.1.2.4.3-1.2: ~~Land development regulations will limit~~Limit the density of new residential development within the FEMA FIRM Velocity Zones (Zones V) to a maximum of three (3) dwelling units per gross acre (du/ga) or to the maximum density shown on the Future Land Use Map for the area within the V-Zones V, whichever is less. Any reduction in residential development potential within the FEMA Velocity Zones V resulting from the limit of three (3) du/ga within that area may be re-captured on the subject site in areas outside of the velocity zoneZones V where consistent with other provisions of this Comprehensive Plan.

Implomentation Mechanism:

~~(a) Maintain regulations in the Land Development Code to implement this policy.~~

Policy 4.4.1.3.4.3-1.3: ~~Land development regulations will require~~Require that non-industrial redevelopment activities within the FEMA Velocity Zones V be limited to the density/intensity in existence for the development site prior to the effective date of the Comprehensivethis Plan; or be limited to three (3) dwelling units per gross acredu/ga or the maximum Floor Area Ratio associated with the Future Land Use designation(s) on the projectredevelopment site, whichever is less. This provision shall only applyapplies only to those portions of the site within the Velocity Zones V and not to the entire redevelopment site. All such

redevelopment activities ~~shall~~must also be subject to compliance~~comply~~ with other applicable goals, objectives, and policies of this ~~comprehensive Plan~~plan, and all applicable development regulations.

Implementation Mechanism:

~~(a) Maintain regulations in the Land Development Code to implement this policy.~~

Policy 4.4.1.4.4.3.1.4. ~~Land development regulations will limit~~Limit industrial development~~uses~~ in the CHHA to the maximum intensity allowed under the Industrial-Light future land use category and prohibit any generation, storage, or disposal in excess of 45.4 pounds of hazardous ~~or~~ 0.45 pounds of acutely hazardous ~~waste or substances~~ per month for any use in the CHHA. Industrial ~~development~~uses within and in close proximity to Port Manatee ~~shall be~~are exempt from this policy so long as ~~industry~~industrial uses storing above the threshold quantities of hazardous ~~or~~ acutely hazardous ~~waste or substances~~ ~~take steps to~~take steps to minimize the potential for release of this material ~~hazardous or acutely hazardous waste or substance~~ in a storm event.

Implementation Mechanism:

~~(a) Review of all commercial and industrial uses in the CHHA to ensure compliance with this policy.~~

Policy 4.4.1.5.4.3.1.5. ~~Maximize the~~Land development regulations will provide criteria for clustering of uses in the CHHA, and ~~Coastal High Hazard Area.~~

(1) ~~Clustering shall be promoted~~Promote clustering and transfer of development and redevelopment entitlements to properties landward of the CHHA, and dedicating lands from which such entitlements are transferred as Public Conservation Easements or County lands to protect coastal resources from the impacts of dock accesses, runoff from impervious surface, and to minimize infrastructure subject to potential storm damage.

(2) ~~The Board of County Commissioners may waive net~~Net density limits may be waived for appropriately clustered development and redevelopment projects.

Alternative:

~~(2) Net density limits for appropriate clustered projects.~~

~~(3) For projects~~sites located partially within the CHHA, development shall be encouraged~~encourage to transfer of proposed development and redevelopment from areas within the CHHA to portions of the site outside of the CHHA.~~

[See policies under **Objective 2.3.1** of the Future Land Use Element and associated policies.]

Implementation Mechanism:

~~(a) Maintain provisions in the Land Development Code to encourage clustering of density/intensity. [MEMO #10 ITEM 1.C]~~

Policy 4.4.1.6.4.3.1.6. ~~Prohibit the development of new~~New mobile home development or redevelopment projects is prohibited within the Coastal Planning Area CPA. [See **Policy 6.1.1.2.**]

Implementation Mechanism:

~~(a) Maintain regulations in the Land Development Code to implement this policy.~~

Policy 4.4.1.7.4.3.1.7. ~~Prohibit the siting of new~~New acute care medical facilities are prohibited within the Coastal Evacuation Area CPA.

Implementation Mechanism:

(a) — ~~Maintain regulations in the Land Development Code to implement this policy.~~

~~Policy 4.4.1.8.4.3.1.8.~~ Maintain Land development regulations will provide the minimum construction setback line for all areas of the Coastal Planning Area CPA which that have not been delineated for a Coastal Construction Control Line.

Implementation Mechanism:

(a) — ~~Enforce setbacks consistent with this policy.~~

Policy 4.4.1.9. The County Administrator will utilize the regional hurricane evacuation studies, updated from time to time by the State Division of Emergency Management employing the National Hurricane Center methodology for modeling storm surge.

[CCMP OPTION 1: GENERAL LANGUAGE:]

Policy 4.4.1.10. Land development regulations will require new development and redevelopment to enhance climate change mitigation through conservation, restoration, and sustainable use of blue carbon ecosystems, e.g., mangroves, salt marshes, and seagrasses. [See Objective 4.1.7. and associated policies.]

[BEACH & DUNE SYSTEM COMPONENT

F.S. § 163.3178(2)(e): A component which outlines principles for protecting existing beach xxxxxx and dune systems from human-induced erosion and for restoring altered xbeach and dune systems.]

Objective 4.4.2. – Outline principles for protecting existing beach and dune systems from human-induced erosion and for restoring altered beach and dune systems

Policy 4.4.2.1. Land development regulations will protect beach and dune systems by regulating coastal construction and providing coastal resource best management practices.

Policy 4.4.2.2. Land development regulations will provide requirements to preserve and restore native beach and dune vegetation that stabilizes beach and dune systems and provides protection against storm impacts and develop additional vegetated dunes.

Policy 4.4.2.3. Land development regulations will require dune restoration and stabilization for all beachfront property development.

Policy 4.4.2.4. The County Administrator will coordinate with the incorporated municipalities on beach restoration and renourishment efforts and support ongoing protection and enhancement of the beach and dune systems.

Policy 4.4.2.5. Land development regulations will prohibit public or private activities that would increase erosion or otherwise deteriorate the beach and dune systems.

Policy 4.4.2.6. Land development regulations will limit beach maintenance and raking to minimize detrimental impacts upon native flora and fauna and the functions of the beach and dune system.

Policy 4.4.2.7. Motorized vehicles are prohibited on the beach and dune system with certain permitted exceptions:

1. Emergency vehicles; and
2. Vehicles associated with beach nourishment, environmental maintenance, environmental monitoring, or conservation purposes.

Policy 4.4.2.8. Land development regulations will provide standards for armoring; construction of groins, seawalls, and other erosion control structures; dredge and fill activities; pier and dock construction; and public access.

Policy 4.4.2.9. The Administrator will support municipal efforts to acquire additional public beach accesses and mobility facilities in the incorporated areas of the county.

REDEVELOPMENT COMPONENT

F.S. § 163.3178(2)(f): A redevelopment component that outlines the principles that must be used to eliminate inappropriate and unsafe development in the coastal areas when opportunities arise. The component must:

Objective 4.4.3. - Post Disaster Recovery.

Identify and prioritize cleanup and recovery activities to facilitate an expeditious return to normalcy in the event of a major storm event to provide for quick recovery in case of a natural disaster.

Policy 4.4.3.1. The Administrator will prioritize immediate repair, cleanup actions, and necessary permitting, and repair activities following a natural disaster, utilizing the following procedures:-

Implementation Mechanism(s):

- (a) County—Damage Assessment Teams established in the Manatee County Comprehensive Emergency Plan CEMP will collect collection of initial storm damage data following a disaster event, and present of present this data to the Board of County Commissioners for prioritization of recovery activities.
- (b) Prioritization of Prioritize building permit issuance after a disaster event to ensure that those structures that can be quickly restored to use are issued permits first and that structures that require the most time and materials to restore are issued permits last.
- (c) Activate the emergency debris clearance plan as soon as possible.
- (d) Coordinate Coordinate with the Manatee County Port Authority to prioritize essential infrastructure repair and reconstruction.
- (e) Coordinate activation of First-In Teams for emergency debris clearance of identified critical routes.
- (f) Train Recovery Teams of Manatee County employees to assist in all areas of disaster recovery, such as volunteer coordination, safety, and other necessary post-disaster duties that will be needed post disaster.

Policy 4.4.3.2. Whenever feasible, ~~relocate structures located in the CEA which that~~ have incurred damage ~~from a natural disaster event, where damage is greater than fifty (50) percent (50%) of their assessed value from a natural disaster event, where damage is,~~ must be relocated, together with their density/intensity entitlements, to new locations ~~that are~~ outside of the CEA. Alternatively, utilize improved construction or site development practices during redevelopment in a manner consistent with ~~Manatee County Land Development Regulations~~ and development regulations to minimize the risk of recurrent damage.

Implementation Mechanism:

- (a) ~~Review of all building permits for property within the CEA for which the reconstruction of a structure is proposed to ensure application of this policy.~~

Policy 4.4.3.3. ~~The Administrator will continue to coordinate with the incorporated municipalities to establish best practice development and redevelopment principles, site development techniques, and engineering strategies to eliminate inappropriate and unsafe development in coastal areas when opportunities arise.~~

[F.S. § 163.3178(2)(f)1.: Include development and redevelopment principles, strategies, and engineering solutions that reduce the flood risk in coastal areas which results from high-tide events, storm surge, flash floods, stormwater runoff, and the related impacts of sea-level rise.]

[SHORELINE USE COMPONENT]

F.S. § 163.3178(2)(g): A shoreline use component that identifies public access to beach and shoreline areas and addresses the need for water-dependent and water-related facilities, including marinas, along shoreline areas. Such component must include the strategies that will be used to preserve recreational and commercial working waterfronts as defined in s. 342.07.]

Objective ~~4.4.4.2.1.~~ - Water-Dependent and Other Uses.

Give priority to the siting and development of water-dependent uses within the ~~Coastal Planning Area~~CPA, as compared with other shoreline uses and provide for compatibility of water-dependent and other uses in the ~~Coastal Planning Area~~CPA to protect natural shorelines, habitat, and water quality. ~~[See Objectives 2.9.3., 7.1.1., and associated policies.]~~

Policy 4.4.4.1.4.2.1.1. ~~Shoreline uses shall be~~ prioritized according to the following list. ~~Uses are prioritized in descending order with most preferable uses listed first and least preferable uses listed last.~~

- (1) ~~Water dependent conservation of uses such as fish, shellfish, and marine resource production;~~ natural coastal habitat protection, shoreline stabilization, compatible passive recreational facilities, ~~and projects~~uses that enhance public safety; and water dependent industrial uses associated with port facilities;
- (2) ~~Water-related uses such as certain~~ utilities, commercial, and industrial uses;
- (3) ~~Water-enhanced uses such as certain~~ recreation and commercial uses;
- (4) Non-water dependent and non-water enhanced uses ~~which that~~ result in an irretrievable commitment of coastal resources.

Implementation Mechanism:

- (a) ~~Determination of priority ranking for developments proposing to locate within the Coastal Planning Area.~~

Policy 4.4.4.2.4.2.1.2. Land development regulations will ~~Require~~require that marina-type uses meet the following criteria, ~~and~~ are consistent with the following guidelines:

CRITERIA:

- (1) ~~Shall prepare~~Prepare hurricane preparedness plans;
- (2) ~~Shall prepare~~Prepare, if appropriate, a fuel management/spill contingency plan which ~~shall that~~ describes methods to be used in dispensing fuel and all procedures, methods, and materials to be used in the event of a fuel spill;
- (3) ~~Shall be encouraged to locate~~Locate in areas which ~~that~~ have been altered by man, particularly when such areas have historically been used for marine-related activities;
- (4) ~~Shall demonstrate~~Demonstrate sufficient upland area to accommodate all needed support facilities; and
- (5) ~~Shall not have~~Have no significant adverse impact on established commercial fishing activities;

GUIDELINES:

- (1) Preferably ~~should be~~ located outside any Aquatic Preserve and any approved, or conditionally approved, shellfish harvesting area.

Implementation Mechanism:

- (a) ~~Review all requests for marina type development to ensure compliance with this policy.~~

Policy 4.4.4.3.4.2.1.3. ~~Prohibit the siting of new~~New wastewater treatment plants are prohibited within the Coastal Planning Area CPA, and Land development regulations will ensure that any expansion of existing facilities ~~will~~does not degrade water quality in coastal receiving waters.

Implementation Mechanism:

- (a) ~~Review all applications for wastewater treatment plant expansions and any proposed outfall into coastal receiving waters for compliance with this policy.~~

Policy 4.4.4.4.2.1.4. Establish and development regulations will establish buffer zones from all state-designated Aquatic Preserves and Outstanding Florida Waters.

Implementation Mechanism:

- (a) ~~Development of land development regulations consistent with this policy.~~

Policy 4.4.4.5.4.2.1.5. The County Administrator will ~~continue~~Continue to coordinate with the Natural Resources Conservation Service, Manatee River Soil and Water Conservation District, Coastal and Heartland National EP, and Sarasota Bay and Tampa Bay and Sarasota Bay National Estuary Programs EPs to encourage all agricultural activities that are contiguous to, or that have runoff discharging directly into, Charlotte Harbor, Sarasota Bay, Tampa Bay, or Terra Ceia Aquatic Preserve, ~~Tampa Bay, or Sarasota Bay~~, implement or continue a program of

~~Best Management Practices~~ best management practices to reduce nitrogen and phosphorous runoff.

Implementation Mechanism:

~~(a) Coordination with the Natural Resources Conservation Service, the Manatee River Soil and Water Conservation District, and the appropriate EPC.~~

Policy 4.4.4.6.4.2.1.6. Prohibit adverse ~~Adverse~~ impacts on coastal resources from industrial development are prohibited except where such impact is unavoidable and furthers ~~in the interest of~~ an overriding public interest as determined by the Board of County Commissioners.

Policy 4.4.4.7. The Administrator will identify public access to beach and shoreline areas and address the need for water-dependent and water-related facilities, including marinas, along shoreline areas, including strategies to preserve commercial and recreational working waterfronts as defined in F.S. § 342.07. [See Objective 8.2.1 and associated policies.]

Objective 4.4.5. -

Adopt and promulgate development and redevelopment principles and engineering strategies that reduce coastal area flood risks resulting from flash floods, high-tide events, storm surge, stormwater runoff, and related impacts of climate change and SLR, and support adaptation strategies that promote long-term resilience and diversity of critical coastal habitats. [See Objective 3.3.1. and associated policies.]

Policy 4.4.5.1. Land development regulations will not permit irreversible and irretrievable loss of coastal zone resources.

[F.S. § 163.3177(6)(g)5.: For those units of local government identified in s. 380.24, a coastal management element, appropriately related to the particular requirements of paragraphs (d) and (e) and meeting the requirements of s. 163.3178(2) and (3). The coastal management element shall set forth the principles, guidelines, standards, and strategies that shall guide the local government's decisions and program implementation with respect to the following objectives: 5. Use ecological planning principles and assumptions in the determination of the suitability of permitted development.]

Policy 4.4.5.2. Land development regulations will employ ecological planning principles and assumptions that allow coastal ecosystems to adapt to and migrate under new climate regimes in determining the suitability of future development and redevelopment in the coastal zone. [See Objective 3.3.2. and associated policies.]

[F.S. § 163.3178(2)(j): An identification of regulatory and management techniques that the local government plans to adopt or has adopted in order to mitigate the threat to human life and to control proposed development and redevelopment in order to protect the coastal environment and give consideration to cumulative impacts.]

Policy 4.4.5.3. The Board of County Commissioners will adopt, regularly review, and revise regulations to reduce natural hazard impacts to real property—including but not limited to flooding from stormwater runoff, storm surge, SLR, and/or high tide events— consider cumulative impacts and employ regulatory and management techniques to mitigate the threat to human life and to control proposed development and redevelopment to protect the coastal environment.

[F.S. § 163.3178(7): Each county shall establish a county-based process for identifying and prioritizing coastal properties so they may be acquired as part of the state’s land acquisition programs. This process must include the establishment of criteria for prioritizing coastal acquisitions which, in addition to recognizing pristine coastal properties and coastal properties of significant or important environmental sensitivity, recognize hazard mitigation, beach access, beach management, urban recreation, and other policies necessary for effective coastal management.]

Policy 4.4.5.4. The Administrator will cooperate and coordinate with the incorporated municipalities in the county-based process for identifying and prioritizing coastal properties for the state's land acquisition programs.

[PORT MANATEE COMPONENT

F.S. § 163.3178(2)(k): A component which includes the comprehensive master plan prepared by each deepwater port listed in s. 311.09(1), which addresses existing port facilities and any proposed expansions, and which adequately addresses the applicable requirements of paragraphs (a)-(k) for areas within the port and proposed expansion areas. Such component shall be submitted to the appropriate local government at least 6 months prior to the due date of the local plan and shall be integrated with, and shall meet all criteria specified in, the coastal management element. “The appropriate local government” means the municipality having the responsibility for the area in which the deepwater port lies, except that where no municipality has responsibility, where a municipality and a county each have responsibility, or where two or more municipalities each have responsibility for the area in which the deepwater port lies, “the appropriate local government” means the county which has responsibility for the area in which the deepwater port lies. Failure by a deepwater port which is not part of a local government to submit its component to the appropriate local government shall not result in a local government being subject to sanctions pursuant to ss. 163.3167 and 163.3184. However, a deepwater port which is not part of a local government shall be subject to sanctions pursuant to s. 163.3184. See also 163.3177(3)-(6).

See 2016 Port Manatee Master Plan Update]

[NO PROPOSED CHANGES]

EXHIBIT C
CONSERVATION ELEMENT

[* * *]

Objective 3.2.2. - Surface and Ground Water.

Maintain or enhance the quality and transparency of surface waters and protect groundwater quality through natural resource and land use programs to:

- Contribute to continued cleanup and pollution reduction goals of Tampa Bay and Sarasota Bay;
- Ensure clean water for passive recreation;
- Maintain water quality for potable wells;
- Enhance natural aquatic habitat; and
- Ensure that adequate water supplies meet population demand for a least a ten-year planning period, considering the Southwest Florida Regional Water Supply Plan, and Manatee County Water Supply Facilities Work Plan.

[See [Policy 4.1.7.6.](#)]

[* * *]

Objective 3.3.1. - Wetlands Protection.

Preserve and protect existing, viable wetland systems to:

- Maintain control of flooding and erosion through storage of agricultural and urban runoff in wetland areas;
- Achieve biological filtration of pollutants associated with urban and agricultural runoff by wetlands;
- Maintain protection of coastal areas from tidal storm surges through maintaining wetlands as a natural buffer;
- Achieve water recharge of surficial aquifers through wetland areas;
- Maintain unique habitat functions of wetland areas as homes and critical breeding areas for many animal and plant species;
- Maintain essential chemical and energy cycles facilitated by wetlands; and
- Maintain educational and recreational opportunities provided by wetlands.

[See [Objective 4.4.5](#) and associated policies and [Policy 4.1.5.2.](#)]

Policy 3.3.1.1. Prohibit removal, alteration, or encroachment within wetlands except in cases where no other practical alternatives exist that will permit a reasonable use of the land or where there is an overriding public benefit interest. Such determination will require completion of impact avoidance and minimization analyses which clearly demonstrate the necessity of the proposed impact. [See [Policy 5.1.5.2.](#)]

[* * *]

Objective 3.3.2. - Wildlife and Upland Habitat Protection.

Protect and preserve native wildlife, endangered, threatened, ~~and~~ species of special concern, and native upland habitat through appropriate acquisition, restoration, and development controls to provide:

- Areas for passive recreation and enhanced quality of life;
- Large pervious areas for improved water quality and groundwater recharge;
- Species biodiversity; and
- Natural area greenways.

[See [Objective 4.1.5](#) and [Policy 4.4.5.2.](#)]

[* * *]

Objective 3.4.1. - Hazardous Substances and Waste Management.

Ensure that all hazardous substances and wastes are properly managed and disposed to minimize the risk of spills or accidents that may threaten the health of County residents. [See [Objective 4.2.13](#) and associated policies.]

[* * *]

EXHIBIT D

FUTURE LAND USE ELEMENT

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Objective 2.2.1. - Future Land Use Categories.

Establish and define future land use categories to be shown on the Future Land Use Map to guide the location of land uses, limit the general range of uses, and to provide limits on densities and intensities. [See Objective 4.4.4 and associated policies.]

[**]

Objective 2.3.1. - Clustering and Density/Intensity Transfers to Preserve Natural Resources.

Promote the clustering of uses and the transfer of density/intensity to:

- Protect sensitive environments while preserving development potential;
- Decrease impervious surface in important groundwater recharge areas;
- Decrease runoff to potable water reservoirs;
- Limit development in areas subject to natural disasters which may cause damage to life and/or property;
- Preserve endangered and threatened species;
- Preserve open areas to increase light, air, and quality of life;
- Decrease development costs by limiting infrastructure; and
- Decrease maintenance costs for new infrastructure. [See also Policy 5.2.1.5]

[See Objective 4.2.13 and associated policies, and Policies 4.4.1.5 and 5.2.1.5.]

[**]

Objective 2.3.3. - Floodplain Management.

Direct development away from areas subject to flooding to reduce risks to life and property and to minimize costs to County residents for replacing damaged infrastructure. [See Objective 4.2.13 and associated policies.]

[**]

Objective 2.9.3. - Innovative Community Planning.

Establish innovative community planning efforts. [See Objective 4.4.4 and associated policies.]

[**]

Objective 2.14.1. - Establish specific policies restricting the location and intensity of certain developments in order to preserve and protect neighborhoods from encroachment by incompatible uses and intensities, ensure adequate provision of infrastructure, and other reasons the Board of County Commissioners may decide warrant a specific area policy. [See Policy 4.1.8.4., and Objective 4.4.1.4.1.4., and associated policies.]

[**]

EXHIBIT E

TRANSPORTATION ELEMENT

[**]

Objective 5.7.6. - Public Expenditures in Coastal High Hazard Areas.

Public expenditures shall not be used to support the permanent concentration of residential populations at the Port. [\[See Objective 4.3.2 and associated policies.\]](#)

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EXHIBIT F
HOUSING ELEMENT

[**]

Objective 6.1.1. - Private Sector Delivery.

Maintain a flexible regulatory process ~~which~~ that assists the private sector in the delivery of a variety of housing products.

Policy 6.1.1.1. Permit a variety of appropriate dwelling unit types and sizes in all residential future land use categories, subject to compliance with other goals, objectives, and policies of this ~~Comprehensive Plan~~.

Policy 6.1.1.2. Permit consideration of mobile homes in all future land use categories allowing residential development on a variety of lot sizes, if compatible with surrounding development unless otherwise prohibited by this Plan. [See [Policy 4.4.1.6.](#)]

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Objective 6.1.4. - Sub-standard Housing.

Continue to reduce the number of sub-standard housing units. [See [Policy 4.3.2.6.](#)]

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EXHIBIT G

HISTORIC AND CULTURAL ELEMENT

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Objective 7.1.1. - Historically Significant Neighborhoods.

Identify, preserve, and protect historically significant neighborhoods to:

- (a) Preserve the special character of existing residential uses;
- (b) Promote preservation of local neighborhood heritage;
- (c) Provide historical continuity for future residents and visitors;
- (d) Protect or improve property values; and
- (e) Promote pride in significant local neighborhoods.

[See [Objective 4.4.4](#) and associated policies.]

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EXHIBIT H

RECREATION AND OPEN SPACE ELEMENT

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Objective 8.2.1. - Public Access.

Provide appropriate public access for ~~residents~~ citizens of all ages and physical abilities, and ensuring compatibility with natural resource protection to allow all ~~residents~~ citizens the opportunity to enjoy these recreational resources. [See Policy 4.4.4.7.]

[**]

GOAL - 8.3

Available Natural Resource Areas to Meet the Need for Quiet Passive Enjoyment of Natural Resources, Hunting, Relaxation and Enjoyment of Tranquil, Open Green Spaces.

Objective 8.3.1. - Conservation and Open Space.

Protect Conservation and open space lands from incompatible uses to maintain the function and value of open space lands as habitat for wildlife, promote unique communities, and for passive recreation. [See Objective 4.1.5 and associated policies.]

[**]

Policy 8.3.1.2. Identify and evaluate the following undeveloped lands for acquisition for use as public areas suitable for passive recreation consistent with public access and natural resource protection:

- (a) Areas adjacent to bays, rivers, lakes, the Gulf of Mexico, and
- (b) Representative areas of upland or coastal habitat.

[See Objective 4.2.13 and associated policies.]

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EXHIBIT I

CAPITAL IMPROVEMENTS ELEMENT

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Objective 10.1.2. - Capital Improvements Prioritization Criteria.

Prioritization of capital improvement projects in a manner that achieves and maintains adopted Level of Service standards within the shortest time frame possible, while maintaining and protecting the County's investment in existing capital facilities. [See [Objective 4.3.2](#) and associated policies.]

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Objective 10.1.9 - Coastal Infrastructure.

Limiting public investments in the Coastal High Hazard Area to those necessary or those designed to minimize loss of public investment. [See [Objective 4.3.2](#) and associated policies.]

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