

SEMINOLE COUNTY GOVERNMENT  
AGENDA MEMORANDUM

SUBJECT: Update on the East Rural Area Study

DEPARTMENT: Planning & Development DIVISION: Planning

AUTHORIZED BY: Dan Matthys CONTACT: Cathleen Consoli EXT. 7377

Agenda Date: <u>07/26/05</u>	Regular <input type="checkbox"/>	Consent <input type="checkbox"/>	Work Session <input type="checkbox"/>	Briefing <input checked="" type="checkbox"/>
	Public Hearing - 1:30 <input type="checkbox"/>	Public Hearing - 7:00 <input type="checkbox"/>		

**MOTION/RECOMMENDATION:**

Provide Staff with Board direction on implementation of the recommendations and strategies in the East Rural Area Study.

Districts: 1, 2 and 5 - Commissioners Dallari, Morris and Carey

Cathleen Consoli, Senior Planner

**BACKGROUND:**

On August 10, 2004 the Board directed Planning Staff to conduct a study of the East Rural Area of the County and authorized a work order for consultant services to support this planning effort. This study evaluates the effectiveness of existing Comprehensive Plan policies and Land Development Code regulations protecting the rural character of the area. The study includes analysis of current conditions, identification of issues and concerns, and recommendations for tools and strategies that will continue to preserve the character of the area.

Two community meetings were held to share ideas and receive input. On November 30, 2004, the community gathered at the Geneva Elementary School to discuss their vision for the Rural Area and identify main issues of concern. Stakeholder interviews and presentations to advisory boards also brought the study to diverse groups for input and feedback. On February 24, 2005, major issues for the Rural Area were presented at a second community meeting held at Oviedo High School. Proposed strategies and actions to support and reinforce the character of the Rural Area were also presented.

Please find attached the draft Executive Summary document for the 2005 East Rural Character Plan. The Summary highlights the findings of the study, the results of community input and the proposed tools to continue to preserve rural character in eastern Seminole County. Staff will make a brief presentation outlining the issues and possible actions and strategies in the study. At the conclusion of the presentation, Staff will request Board direction on the implementation of the recommendations and strategies in the East Rural Area Study.

Reviewed by:	
Co Atty:	<u>KR</u>
DFS:	
Other:	<u>MW</u>
DCM:	<u>[Signature]</u>
CM:	<u>[Signature]</u>
File No.	<u>bpdp01</u>

## Executive Summary of the 2005 East Rural Area Character Plan for Seminole County

The executive summary for the East Rural Area is a user friendly guidebook providing strategies that will continue to promote rural character by supplementing existing policies on the East Rural Area. The following six tools are discussed in the guidebook along with a checklist of proposed actions to implement the tools.

1. Joint Planning Agreements
2. Rural Cluster Subdivisions
3. Urban/Rural Boundary
4. Conservation Strategies
5. Rural Non-Residential Design Standards
6. Rural Infrastructure

The Seminole County Comprehensive Plan, Vision 2020 will be amended to implement the proposed strategies during the Spring 2006 Large Scale Amendment process.

### **STAFF RECOMMENDATION**

Staff seeks input and direction on the attached strategies and tools based on the Rural Lands Study.