

## ATTACHMENT 1

### SUMMARY OF COMPREHENSIVE PLAN AMENDMENT NO. 2013-H

**Note: Specific details regarding the Amendment can be found in the attached staff reports.**

**Summary:**

Comprehensive Plan Amendment No. 2013-H relates to the Sarasota 2050 Resource Management Area (RMA) Policy component of the County Comprehensive Plan (Chapter 9).

- 1. SP-3 Policy Language Updates.** Proposed policy changes. Date specific language shall be removed from the applicable policies. This revision does not eliminate the substantive content of the policies, and the majority of them have already been implemented through adopted regulations.
- 2. NU-3 Land-Use Mix.** Proposed policy and regulatory changes. The percentage of land use ranges allocated for the various uses within the Village Center are being increased so that the results of the required market study analysis and market demand will be allowed to determine appropriate amounts. To assist in this change and to simplify zoning language, the Commercial/Retail and Office use categories will be combined to match existing policy in the Comprehensive Plan. This change allows greater flexibility in the planning and design of Village Centers.
- 3. NU-18 Village Size.** Proposed policy and regulatory changes. Allows smaller parcels to be considered for development with criteria that is consistent with the policies and objectives of Sarasota 2050. These changes are based upon the recognition that there are no provisions for smaller single (or multi-) owned parcels, less than 1,000 acres of Developed Area (2,000 gross acres) in the 2050 plan.
- 4. OS-9a Greenbelts adjacent to Village Centers.** Proposed policy and regulatory changes. Provides for possible reductions of the Greenbelt between a Village Center and adjacent roadway to allow for design solutions that are more commercially viable.
- 5. OS-9c Protection of Roadway Character.** Proposed policy and regulatory changes. Modify Policy VOS5.2 to specify that the roadway rural character should be protected for lands east/south of the Countryside Line.
- 6. OS-4 Lakes as Open Space.** Proposed policy and regulatory changes. Eliminate the size requirement for lakes, which would allow lakes to count as Open Space if they have a minimum of 25% public access along the edge. These lake features will only count towards the Open Space requirement if the native habitat and environmental objectives are satisfied first.
- 7. OS-5 Greenways as Open Space.** Proposed policy and regulatory changes. The purpose of OS-5 was to incentivize environmental enhancement of the Greenway RMA buffer by allowing it to be counted as Open Space. If OS-10 is approved, it will allow for a reduced greenway buffer width, resulting in greater developed area with the remaining greenway buffer width being counted toward Open Space. This creates an incentive that remains consistent with the tenets of Sarasota 2050. Additionally, recognizing Lands of High Environmental Value and reconfigured buffer lands within the Greenway RMA as Open Space is recommended under specified circumstances.
- 8. OS-14 State Parks and Other Public Lands.** Proposed policy change. Issues raised by Oscar Scherer State Park (OSSP) are also applicable to Myakka River State Park and other publicly-owned environmentally sensitive lands. Create a new policy in the Comprehensive Plan that addresses avoiding, minimizing, and mitigating impacts to these lands.