

TREASURE COAST REGIONAL PLANNING COUNCIL

MEMORANDUM

To: Council Members AGENDA ITEM 8H

From: Staff

Date: May 20, 2016 Council Meeting

Subject: Local Government Comprehensive Plan Review
Draft Amendment to the City of Boca Raton Comprehensive Plan
Amendment No. 16-1ESR

Introduction

The Community Planning Act, Chapter 163, *Florida Statutes*, requires that the regional planning council review local government comprehensive plan amendments prior to their adoption. The regional planning council review and comments are limited to adverse effects on regional resources or facilities identified in the strategic regional policy plan (SRPP) and extrajurisdictional impacts that would be inconsistent with the comprehensive plan of any affected local government within the region. Council must provide any comments to the local government within 30 days of the receipt of the proposed amendments and must also send a copy of any comments to the state land planning agency.

The amendment package from the City of Boca Raton contains text changes to the Conservation, Infrastructure, and Intergovernmental Coordination elements, and Map Series of the comprehensive plan related to an update to the 10-Year Water Supply Facilities Work Plan (WSFWP). This report includes a summary of the proposed amendment and Council comments.

Summary of Proposed Amendment

The proposed amendment includes text changes to the comprehensive plan, which are based on an update to the 10-Year WSFWP. The updated WSFWP is available as a supplement to this report on Council's website. The changes to the comprehensive plan are summarized below:

- Revise Policy CON.2.3.3 in the Conservation Element to update the reference to the Lower East Coast Regional Water Supply Plan, which was approved by the South Florida Water Management District (SFWMD) on September 12, 2013;
- Revise text in the Potable Water section of the Infrastructure Element to indicate the city's Utility Service Department distributes an average of 31 million gallons per day (mgd) treated water and provides a 334.3 gallons per capita per day finished demand

Level of Service (LOS). The Department has a design storage capacity of 25.5 million gallons and provides a 198 gallons per capita per day storage LOS;

- Revise text in the Groundwater Aquifer Recharge section of the Infrastructure Element to indicate the wells in the surficial aquifer are 110 to 120 feet deep;
- Revise Policy INF.1.2.1 in the Infrastructure Element to indicate the potable water LOS standard is 334.4 finished water gallons per capita per day;
- Revise Policy INF.1.3.2 in the Infrastructure Element to update the reference to the SFWMD's Lower East Coast Regional Water Supply Plan;
- Revise Policy INF.1.3.3 in the Infrastructure Element to adopt the updated WSFWP by reference; clarify the commitment to water supply planning; and indicate that any changes affecting the WSFWP shall be included in the Capital Improvements Plan update to ensure consistency between the WSFWP and the Capital Improvements Element;
- Revise Policy ICE.1.3.5 in the Intergovernmental Coordination Element to update the reference to the SFWMD's Lower East Coast Regional Water Supply Plan; and
- Revise the Well Fields and Well Head Protection Area Map to show three wells that were previously identified as "future" are now in use.

The purpose of the WSFWP is to identify and plan for the water supply sources and facilities needed to serve existing and new development within its jurisdiction. The work plan was updated to be consistent with the Lower East Coast Regional Water Supply Plan, which was approved by SFWMD on September 12, 2013. The City of Boca Raton Utility Services Department supplies water to the residents of the City of Boca Raton as well as residents in a portion of unincorporated Palm Beach County. The service area is approximately 35 square miles. The city's Consumptive Use Permit provides for a maximum annual allocation of 18,811 million gallons and a maximum monthly allocation of 1,760 million gallons.

The city's sole source of raw water is the Biscayne Aquifer. Fifty-one wells withdraw water from depths of 110 to 120 feet. The water is transmitted to the Boca Raton treatment plant, which is located on Glades Road just east of I-95. The water is treated in either a lime softening plant or a membrane softening plant and then pumped into the water distribution system. The water distribution system includes 25.32 million gallons of finished water storage capacity and 585 miles of pipes. The city has emergency interconnect agreements with neighboring municipal water systems, including the City of Delray Beach, City of Deerfield Beach, Town of Highland Beach, and Palm Beach County Utilities. The WSFWP indicates the city continues to undertake and expand education programs to promote water conservation and the use of reclaimed water. The city engages in a variety of water conservation strategies and techniques and water reuse initiatives.

Regional Impacts

No adverse effects on regional resources or facilities have been identified.

Extrajurisdictional Impacts

The proposed amendment package was provided to the Palm Beach County Intergovernmental Plan Amendment Review Committee Clearinghouse Coordinator on February 29, 2016. No extrajurisdictional impacts have been identified.

Conclusion

No adverse effects on regional resources or facilities and no extrajurisdictional impacts have been identified.

Recommendation

Council should approve this report and authorize its transmittal to the City of Boca Raton and the Florida Department of Economic Opportunity.

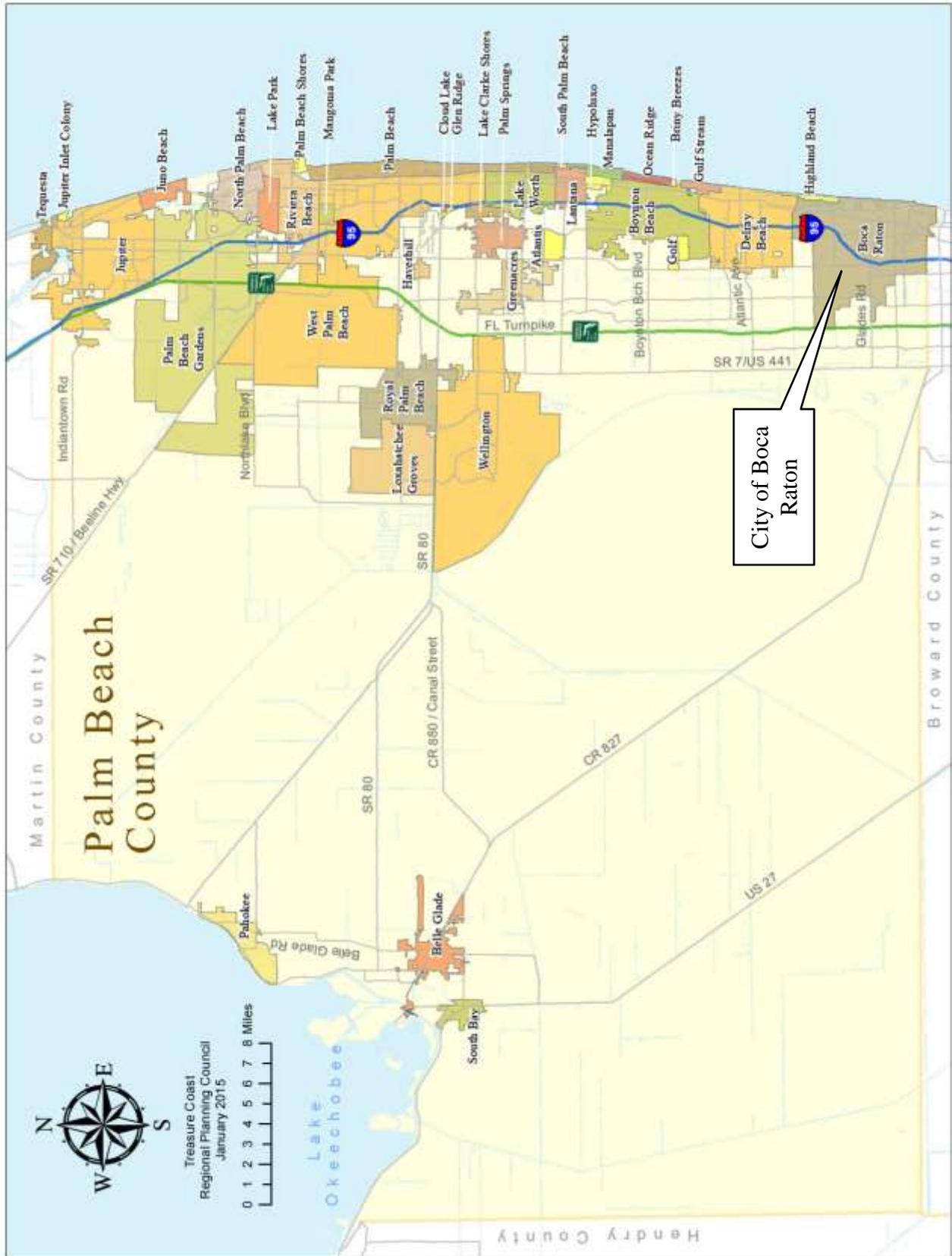
Attachment

List of Exhibits

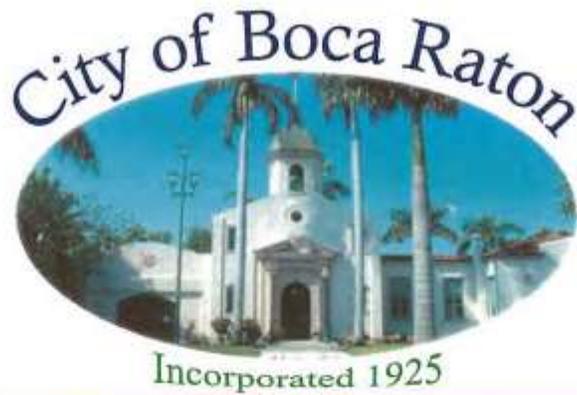
Exhibit

- 1 General Location Map
- 2 Ordinance 5342
- 3 Well Fields and Well Head Protection Area Map

Exhibit 1 General Location Map



**Exhibit 2
Ordinance 5342**



1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26

ORDINANCE

5342

AN ORDINANCE OF THE CITY OF BOCA RATON
CONSIDERING AN AMENDMENT TO ITS
COMPREHENSIVE PLAN TO UPDATE THE CITY'S 10-
YEAR WATER SUPPLY FACILITIES WORK PLAN;
AMENDING THE CONSERVATION, INFRASTRUCTURE,
INTERGOVERNMENTAL COORDINATION ELEMENTS,
AND MAP SERIES OF THE CITY'S COMPREHENSIVE
PLAN RELATED TO THE 10-YEAR WATER SUPPLY
FACILITIES WORK PLAN UPDATE; PROVIDING FOR
SEVERABILITY; PROVIDING FOR REPEALER;
PROVIDING AN EFFECTIVE DATE (SC-15-01/15-
30000001)

WHEREAS, Section 163.3177(6)(c)3, Florida Statutes, requires local governments to
update their Water Supply Facilities Work Plans through an amendment to their Comprehensive
Plan within eighteen (18) months after the governing board of a water management district
approves the Regional Water Supply Plan for that area; and

1 WHEREAS, the Lower East Coast Water Supply Plan Update was approved by the
2 South Florida Water Management District on September 12, 2013; and

3 WHEREAS, the City's Utility Services Department has prepared a Water Supply
4 Facilities Work Plan Update, attached hereto as Exhibit "A", consistent with the Lower East
5 Coast Water Supply Plan Update; and

6 WHEREAS, as a result of the City's Water Supply Facilities Work Plan Update,
7 amendments to the Conservation, Infrastructure, Intergovernmental Coordination Elements, and
8 map series of the City's Comprehensive Plan are required; and

9 WHEREAS, the City Council of the City of Boca Raton desires to amend its
10 Comprehensive Plan in order to incorporate the City's Water Supply Facilities Work Plan
11 Update and the required amendments to the Conservation, Infrastructure and Intergovernmental
12 Coordination Elements and map series; and

13 WHEREAS, the notice and hearing requirements for the Comprehensive Plan
14 amendments, as set forth in the Code of Ordinances and Florida Statutes, have been satisfied;
15 now therefore

16

17 THE CITY OF BOCA RATON HEREBY ORDAINS:

18

19 Section 1. The Conservation Element of the Comprehensive Plan is hereby
20 amended as follows:

21

POLICY CON.2.3.3

22

23 The City's 10-Year Water Supply Facilities Work Plan shall be reviewed and updated
24 as needed to correspond with the SFWMD's Lower East Coast Water Supply Plan Update
25 approved by the South Florida Water Management District (SFWMD) on September 12, 2013 ,
~~adopted February 15, 2007.~~ The City's 10-Year Water Supply Facilities Work Plan shall

1 include a minimum 10-year planning period to ensure potable water demands are considered,
2 and groundwater quantity is adequate, to support projected demand.

3 Section 2. The Infrastructure Element of the Comprehensive Plan is hereby
4 amended as follows:

5 Element Overview

6 * * *

7 Potable Water

8 The City of Boca Raton owns and operates facilities to withdraw, treat, store and
9 distribute potable water. The service area consists of 35 square miles and includes residential,
10 commercial, hotel/motel and institutional uses, as well as some contiguous areas within
11 unincorporated Palm Beach County. The Department distributes an average of 31 42 mgd
12 treated water and provides a 334.3 gallons per capita per day finished water demand Level Of
13 Service (LOS). The Department has a design storage capacity of 25.5 mg and provides a 198
14 245 gallons per capita per day storage LOS. The Department provides a water pressure LOS of
15 60 pounds per square inch (psi) in normal conditions and a minimum water pressure LOS of 20
16 psi under mechanical or drought conditions.

17 The City's larger potable water users include: Boca Raton Regional Community Hospital,
18 Boca Raton Resort and Club, Florida Atlantic University, Boca Technology Center and Town
19 Center Mall. The City is permitted by the South Florida Water Management District (SFWMD)
20 Water Use Permit (WUP) #50-00367-W to withdraw a maximum of 1760.02 million gallons a
21 month (mgm), and 18,811 million gallons annually through July 10, 2028.

22 * * *

23 Groundwater Aquifer Recharge

24 * * *

25 The aquifer is supplemented by water diversions controlled by the South Florida Water
26 Management District (SFWMD), including Lake Okeechobee, Water Conservation Area No. 1,

1 and the Hillsboro Canal. The levels of these canals are controlled by the South Florida Water
2 Management District (SFWMD) and the Lake Worth Drainage District (LWDD). The City of
3 Boca Raton owns and operates a series of wellfields from which groundwater is withdrawn from
4 a Surficial Aquifer System (SAS). The wells are 110 to 120 ~~90 to 140~~ feet deep. The Biscayne
5 Aquifer is the most productive part of the SAS in Palm Beach County and is the primary source
6 of drinking water for all of Dade and Broward counties and the southern portion of Palm Beach
7 County.

8 * * *

9 POLICY INF.1.2.1

10 The City shall maintain the following adopted potable water level of service standards:

11 a. POTABLE WATER LOS STANDARD: 334.3 ~~343~~ finished water gallons per capita per
12 day (gpcpd).

13 * * *

14 POLICY INF.1.3.2

15 The City shall incorporate those alternative water supply projects identified in the South
16 Florida Water Management District's (SFWMD) 2013 ~~2005-2006~~ *Lower East Coast Water*
17 *Supply Plan* (LECWSP) Update, adopted on September 12, 2013 ~~February 15, 2007~~, and which
18 occur within the City, into the annually adopted and financially feasible Five-Year Schedule of
19 Capital Improvements in the Capital Improvements Element. Alternatively, the City may
20 propose other alternative water supply projects not contained within the *LECWSP* update
21 (pursuant to Section 373.0361(7)(b), F.S.) for implementation.

22 POLICY INF.1.3.3

23 The City hereby adopts by reference the Water Supply Facilities Work Plan ("Work
24 Plan"), dated April 2015, for a planning period of not less than 10 years. The Work Plan
25 addresses issues that pertain to water supply facilities and requirements needed to serve
26 current and future development within the City's water service area. The City shall review and

1 | update ~~the its-adopted 10-Year Water Supply Facilities Work Plan~~ at least a minimum of every
2 | five (5) years, ~~and~~ within 18 months after the SFWMD governing board of the water
3 | management district approves an updated regional Water Supply Plan ~~to the Lower East Coast~~.
4 | Any changes affecting the Work Plan shall be included in the annual Capital Improvements Plan
5 | update to ensure consistency between the Work Plan and the Capital Improvements Element.

6 | Section 3. The Intergovernmental Coordination Element of the Comprehensive
7 | Plan is hereby amended as follows:

8 | POLICY ICE.1.3.5

9 | The City shall review and coordinate its 10-Year Water Supply Facilities Work Plan with
10 | the SFWMD's 2005-2006 Lower East Coast Water Supply Plan Update, approved by the South
11 | Florida Water Management District (SFWMD) on September 12, 2013, and its respective
12 | updates.

13 | Section 4. The Well Fields and Well Head Protection Area Map of the Comprehen-
14 | sive Plan is hereby amended as set forth in Exhibit "B", attached hereto and made a part hereof.

15 | Section 5. Upon this Ordinance taking effect pursuant to Section 8, the City Manager
16 | is hereby directed to cause the City's 10-year Water Supply Facilities Work Plan, Conservation,
17 | Infrastructure and Intergovernmental Coordination Elements and map series of the
18 | Comprehensive Plan to be amended in accordance with this ordinance.

19 | Section 6. If any section, subsection, clause or provision of this ordinance is held
20 | invalid, the remainder shall not be affected by such invalidity.

21 | Section 7. All ordinances and resolutions or parts of ordinances and resolutions and
22 | all sections and parts of sections in conflict herewith shall be and hereby are repealed.

23 | Section 8. The effective date of this amendment to the Comprehensive Plan
24 | amendment, if the amendment is not timely challenged, shall be 31 days after the State Land
25 | Planning Agency notifies the local government that the plan amendment package is complete.
26 | If timely challenged, this amendment shall become effective on the date the State Land

1 Planning Agency or the Administration Commission enters a final order determining this
2 adopted amendment to be in compliance. No development orders, development permits, or
3 land uses dependent on this amendment may be issued or commence before it has become
4 effective. If a final order of noncompliance is issued by the Administration Commission, this
5 amendment may nevertheless be made effective by adoption of a resolution affirming its
6 effective status, a copy of which resolution shall be sent to the State Land Planning Agency.

7 PASSED AND ADOPTED by the City Council of the City of Boca Raton this ____
8 day of _____, 2016.

9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30

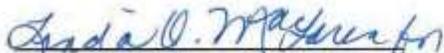
CITY OF BOCA RATON, FLORIDA

ATTEST:

Susan Haynie, Mayor

Susan S. Saxton, City Clerk

Approved as to form:


Diana Grub Frieser, City Attorney

| COUNCIL VOTE | | | |
|---------------------------------|-----|----|-----------|
| | YES | NO | ABSTAINED |
| MAYOR SUSAN HAYNIE | | | |
| DEPUTY MAYOR ROBERT S. WEINROTH | | | |
| COUNCIL MEMBER MICHAEL MULLAUGH | | | |
| COUNCIL MEMBER JEREMY RODGERS | | | |
| COUNCIL MEMBER SCOTT SINGER | | | |

31

Exhibit 3 Well Fields and Well Head Protection Area Map

