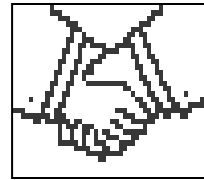




# Comprehensive Plan 2009



## 2.12 INTERGOVERNMENTAL COORDINATION

**Goal 1: Effectively coordinate with adjacent local governments, regulatory agencies, and service and facility providers to ensure a comprehensive approach to planning.**

Note: The area of concern for Okaloosa County is the adjacent areas of Santa Rosa and Walton counties and the municipalities of:

- a. Town of Cinco Bayou
- b. City of Crestview
- c. City of Destin
- d. City of Fort Walton Beach
- e. City of Laurel Hill
- f. City of Mary Esther
- g. City of Niceville
- h. Town of Shalimar
- i. City of Valparaiso

**Objective 1** *Implement and maintain mechanisms designed to closely coordinate with the School Board in order to provide consistency between Okaloosa County's Comprehensive Plan and public school facilities programs.*

**Policy 1.1** The County shall maintain its inter-local agreement with the Okaloosa County School Board as required by Section 1013.33, Florida Statutes, including procedures required by Section 163.3177, F.S. for:

1. Joint meetings;
2. Student enrollment and consistent student population projections, including geographic distribution of jurisdiction-wide growth forecasts;
3. Coordinating and sharing of information;
4. Participation by affected local governments with the School Board in the process

**Intergovernmental Coordination 2.12.1**

- of evaluating potential school closures, significant renovations to existing schools, and new school site selection before land acquisition;
5. School site analysis including a process for determining the need for and timing of onsite and offsite improvements to support new, proposed expansion, or redevelopment of existing schools;
  6. Supporting infrastructure;
  7. Comprehensive Plan Amendments, rezoning's, and development approvals;
  8. Education Plant Survey and Five-Year District Facilities Work Program;
  9. Co-location and shared use;
  10. Resolution of disputes; and
  11. An oversight process including an opportunity for public participation, for the implementation of the Inter-local Agreement.

**Policy 1.2** Okaloosa County shall include a representative of the School District, appointed by the School Board, as a nonvoting member of the local planning agency, as required by Section 163.3174, Florida Statutes.

**Policy 1.3** Continue to implement the inter-local agreements with the school board, municipalities and adjacent counties providing for coordination and evaluation of development proposals including proposals that affect Choctawhatchee Bay and its estuaries.

**Policy 1.4** Continue to coordinate and operate the 911 emergency system for fire districts, police protection, ambulance service and other emergency services. Continue to participate in the new mutual aid for disasters agreement with Santa Rosa and Walton Counties.

**Policy 1.5** The Concurrency Review Committee appointed pursuant to Capital Improvements Policy 3.7 shall include within its review efforts an analysis of the coordination between plans of affected governments and agencies as listed in Objective 1.

**Policy 1.6** The County shall continue to participate in the Memorandum of Understanding with the cities of Laurel Hill, Crestview, Niceville, Valparaiso, Cinco Bayou, Shalimar, Ft. Walton Beach, Mary Esther and Destin, the Okaloosa County School Board, Eglin AFB, Hurlburt Field, Okaloosa Walton Community College, and the University of West Florida, to provide information for all development activities that affect thresholds of AADTs, tall structures, development that affects utility services, specified roadway construction activities, and projects requiring an EIS.

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**Objective 2** *Coordinate with appropriate state, regional and local*

**Intergovernmental Coordination 2.12.2**

agencies, which have operational and maintenance responsibility for public facilities in Okaloosa County, the impact of development proposed in this plan upon development or plans of the affected state, county, local agencies and to achieve, when necessary, mutually agreed upon levels of service.

**Policy 2.1** The County shall continue to coordinate with the Northwest Florida Water Management District and all other affected local governments in the implementation of the Choctawhatchee River and Bay System SWIM Plan.

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**Objective 3** Establish level of service standards for public facilities with any state, regional or local entity having operational and maintenance responsibility for such facilities upon adoption of this Ordinance.

**Policy 3.1** Okaloosa County will continue to establish level of service standards with other entities providing services as follows:

- a. Potable water;
- b. Sanitary sewer; and
- c. FDOT for state roads.

**GOAL 2: Coordinate with the School District its review of petitions for changes to future land use, zoning, preliminary subdivision plats, final plats, and site plans for residential and residential mixed-use development with adequate school capacity and to correct any deficiencies and providing for anticipated needs and insure adopted LOS standards are met in conjunction with the 5-year capital improvement schedule.**

**Objective 1.** Enhance Community Design through effective facility design and siting standards. Encourage the siting of school facilities so they serve as community focal points and so they are compatible with surrounding land uses.

**Policy 1.1** Consistent with the Okaloosa County Future Land Use Element, future schools shall be an allowable use in all land use categories except the Industrial, Recreational, Okaloosa Island, and Conservation FLUM categories. The Land Development Code may include standards for schools, consistent with the Comprehensive Plan.

**Objective 2: Sustainable Design**

**Policy 2.1:** Coordinate with the School Board to continue to permit the shared-use and co- location of school sites and County facilities with similar facility needs. Coordinate

in the location, phasing, and design of future school sites to enhance the potential of schools as recreation areas.

**Policy 2.2:** Encourage the School Board to use sustainable design and performance standards, such as using energy efficient and recycled materials, to reduce lifetime costs.

**Policy 2.3:** Continue to coordinate efforts to build new school facilities, and facility rehabilitation and expansions, to be designed to serve as and provide emergency shelters as required by Section 163.3177, Florida Statutes. Okaloosa County shall continue to fulfill the requirements of Section 1013.372, Florida Statutes, such that as appropriate new educational facilities will serve as public shelters for emergency management purposes and shall coordinate with the School Board regarding emergency preparedness issues and plans.

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**Objective 3: School Capacity.** *It is the objective of Okaloosa County to coordinate with the School District its review of petitions for changes to future land use, zoning, preliminary subdivision plats and site plans for residential and residential mixed-use development with adequate school capacity and to correct any deficiencies and providing for anticipated needs and insure adopted LOS standards are met in conjunction with the 5-year capital improvement schedule.*

**Policy 3.1:** Okaloosa County shall coordinate anticipated students growth based on FLUM projections of housing units with the School Board's long range facilities needs over the 5-year, 10-year and 20-year periods.

**Policy 3.2:** Okaloosa County shall take into consideration the School Board comments and findings on the availability of adequate school capacity when considering the decision to approve Comprehensive Plan amendment and other land use decisions.

**Policy 3.3:** Okaloosa County shall give priority consideration to petitions for land uses and zoning changes in areas with adequate school capacity or where school sites adequate to serve potential growth have been donated to or set aside for purchase by the School Board at raw land (pre-development approval) prices reflected in written agreement approved by the Okaloosa County School Board.

**Policy 3.4:** Where capacity will not be available to serve students from the property seeking a land use change, Okaloosa County shall coordinate with the School Board to ensure adequate capacity is planned and funded. Where feasible, in conjunction with the plan amendment early dedications of school sites shall be encouraged. To ensure adequate capacity is planned and funded, the School Board's long range facilities plans over the 5- year, 10-year and 20-year periods shall be amended to reflect the needs created by the land use plan amendment.

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**Objective 4** *Intergovernmental Coordination* Okaloosa County shall strive to maintain and enhance joint planning processes and procedures for coordination of public school facilities for planning and decision-making.

**Policy 4.1** On an ongoing basis, Okaloosa County shall establish new and review existing coordination mechanisms that will evaluate and address its Comprehensive Plan and programs and their effects on the Comprehensive Plans developed for the adjacent local governments, school board, and other units of local government providing services but not having regulatory authority over use of land, and the State, by an annual county- wide forum, joint meetings or other types of forums with other agencies. Assistance for this effort shall be requested from regional and state agencies, as needed.

**Policy 4.2** On an annual basis, the School Board shall provide information from their five-year Work Plan to determine the need for additional school facilities. The School Board shall provide to the county, each year, a general education facilities report. The educational facilities report shall contain information detailing existing facilities and projected needs. The report shall also contain the School Board's capital improvement plan, including planned facilities with funding representing the district's unmet needs.

**Policy 4.3:** In order to coordinate the effective and efficient provision and siting of public educational facilities with associated infrastructure and services within Okaloosa County, the Okaloosa County Board of County Commissioners, School Board, and the municipalities of Cinco Bayou, Crestview, Destin, Fort Walton Beach, Laurel Hill, Mary Esther, Niceville, Shalimar and Valparaiso shall meet jointly to develop mechanisms for coordination.

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**Objective 5** *Okaloosa County shall develop mitigation strategies and redevelopment plans in coordination with adjacent local governments, utility companies and other units providing services in order to provide effective mitigation as an opportunity to save lives and protect economic and environmental resources from future disasters.*

**Policy 5.1** Okaloosa County shall coordinate and compile its Local Mitigation Strategy (LMS) plan with the LMS Working Group composed of local governments and organizations, the school board, and utility providers.

**Policy 5.2** Okaloosa County shall adopt, implement and maintain a LMS Plan which

Identifies existing intergovernmental agreements supporting mitigation, inventories of coordinating agencies, and developed procedures to resolve conflicts.

**Policy 5.3** Okaloosa County shall coordinate with the LMS Working Group to develop guiding principles including reduction in the loss of life and property, protection of public assets, enhanced cooperation, and responsible growth.

**Policy 5.4** Okaloosa County shall identify hazards and describe and display the various types of hazards (including maps of hurricane and tropical storm wind fields, storm surge areas, FEMA Flood Zones, historic tornado locations, and areas susceptible to wildfires) facing Okaloosa County.

**Policy 5.5** Okaloosa County shall identify locations of critical and non-critical facilities, repetitive loss properties, and historic flooding locations which are vulnerable to future natural disasters.

**Policy 5.6** Okaloosa County shall prioritize mitigation initiatives and list projects, addressing potential funding sources and local coordination procedures for each project.

**Goal 3: COLLABORATE AND COORDINATE WITH EGLIN AIR FORCE BASE TO ENSURE THE CONTINUED COMPATIBILITY OF THE LAND USES IN OKALOOSA COUNTY WITH THE MISSIONS AND TRAINING OPERATIONS CONDUCTED BY THE AIR FORCE.**

**Objective 1:** *Coordination of Land Uses with Eglin Air Force Base – Okaloosa County shall seek to implement the recommendations of the Eglin Air Force Base Joint Land Use Study Final Report, 2009 (JLUS), and Tri-County Small Areas Final Report, 2012 in an effort to minimize potential for encroachment of incompatible development on the Reservation and provide needed support services and housing for Eglin Air Force Base.*

**Policy 2.1:** Okaloosa County shall invite and include a representative of Eglin Air Force Base as a non-voting member of the Planning Commission.

**Policy 2.2:** Copies of all development proposals and requests for map amendments within the Military Influence Overlay District (MIOD) Area, as defined within the Tri-County Small Areas Studies Final Report, 2012, will be provided to Eglin Air Force Base upon submittal for their review and comment.

**Policy 2.3:** Okaloosa County will cooperate with representative of Eglin Air Force Base in developing and implementing comprehensive plan and land development code provisions to implement the Joint Land Use Study and Tri-County Small Areas Studies Final Report recommendations.