The following information is provided by

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EAR Task Force Proposed Recs for Report

Selected CDMP Policies

FLUE

CDMP, p. I-69:
Urban Development Boundary. The Urban Development Boundary (UDB) is included on the LUP map to distinguish the area where urban development may occur through the year 2030 from areas where it shall~~ould~~ not occur. Development orders permitting urban development will generally be approved within the UDB at some time through the year 2030 provided that level-of-service standards for necessary public facilities will be met. Adequate countywide development capacity will be maintained within the UDB by increasing development densities or intensities inside the UDB, or by expanding the UDB, when the need for such change is determined to be necessary through the Plan review and amendment process. The CDMP seeks to facilitate the necessary service improvements within the UDB to accommodate the land uses indicated on the LUP map within the year 20~~3~~50 time frame. Accordingly, public expenditures for urban service and infrastructure improvements shall be ~~focused on~~ limited to the area within the UDB, and urban infrastructure is ~~discouraged~~ not allowed outside the UDB. ~~In particular, the construction of new roads, or the extension, widening and paving of existing arterial or collector roadways to serve areas outside the UDB at public expense will be permitted only if such roadways are shown on the LUP map and in the Transportation Element.~~

CDMP p 6:
It is reasonably safe to assume, however, that the areas least suitable for urban development today will remain least suitable in the future. These areas include the remaining ~~high-quality~~ coastal and Everglades wetland areas in the County, the coastal high hazard areas, and the Northwest Wellfield protection area.

LU-8F.
The Urban Development Boundary (UDB) should contain developable land having capacity to sustain projected countywide residential demand for a period of 10 years. The estimation of this capacity shall include the capacity to develop and redevelop around transit stations at the densities recommended in policy LU-7F, the capacity allowed for within the current UDB considering allowable maximum densities, and the capacity potentially allowed by the "Live Local Act" provisions of section 125.01055 (7), Fla. Stat. The adequacy of non-residential land supplies shall be determined on the basis of land supplies in subareas of the County appropriate to the type of use, as well as the Countywide supply within the UDB. The adequacy of land supplies for neighborhood- and community-oriented business and office uses shall be determined on the basis of localized subarea geography such as Census Tracts, Minor Statistical Areas (MSAs) and combinations thereof. Tiers, Half-Tiers and combinations thereof shall be considered along with the Countywide supply when evaluating the adequacy of land supplies for regional commercial and industrial activities.

LU-1O. Miami-Dade County shall ~~seek to~~ prevent discontinuous, scattered development at the urban fringe in the Agriculture Areas outside the Urban Development Boundary, through its CDMP amendment process, regulatory and capital improvements programs and intergovernmental coordination activities.

LU-1R. Miami-Dade County shall ~~take steps to~~ reserve the amount of land necessary to maintain an economically viable agricultural industry. Miami-Dade County shall adopt and implement a transfer of developments rights (TDR) program to preserve agricultural land that will be supplemented by a purchase of development rights program to preserve agricultural land and environmentally sensitive property.

LU-8G. When considering land areas to add to the UDB, or any proposed amendment to the text of the CDMP that would increase the type and density or intensity of land uses allowed outside of the UDB, or reduce or repeal any development standards in such areas, after demonstrating that a need exists, in accordance with the foregoing Policy LU-8F:
i) The following areas shall not be considered:
a) The Northwest Wellfield Protection Area located west of the Turnpike Extension between Okeechobee Road and NW 25 Street and the West Wellfield Protection Area west of SW 157 Avenue between SW 8 Street and SW 42 Street;
b) Water Conservation Areas, Everglades National Park, Biscayne National Park, Pennsuco Wetlands, and Bird Drive Wetlands, as depicted on Figure 14;
c) Comprehensive Everglades Restoration Plan projects identified in the 1999 Final Integrated Feasibility Report and Programmatic Environmental Impact Statement, as may be modified formally or informally by the United States Army Corps of Engineers or the South Florida Water Management District or that have been approved by the South Florida Water Management District Governing Board, and project footprints delineated in Tentatively Selected Plans and/or Project Implementation Reports,
d) The Redland area south of Eureka Drive (SW 184 Street);
e) Areas within the accident potential zones of the Homestead Air Reserve Base; and
f) Applications for residential land uses within the Coastal High Hazard Areas.
g) Wetlands of Regional Significance as depicted on Figure 14 of the Land Use Element not otherwise listed in subsection (i)(b) of this policy.
h) Land designated Agriculture on the Land Use Plan map, except where located in designated Urban Expansion Areas (UEAs);
~~i.) Land located within the FEMA V Zone.~~
~~ii) The following areas should be avoided:~~
~~1) Wetlands of Regional Significance as depicted on Figure 14 of the Land Use Element not otherwise listed in subsection (i)(b) of this policy; and~~
2) ~~Land designated Agriculture on the Land Use Plan map, except where located in designated Urban Expansion Areas (UEAs);~~ and
3) ~~Comprehensive Everglades Restoration Plan projects identified in the 1999 Final Integrated Feasibility Report and Programmatic Environmental Impact Statement, as may be modified formally or informally by the United States Army Corps of Engineers or the South Florida Water Management District or that have been approved by the South Florida Water Management District Governing Board; and~~
~~4) Land located within the FEMA V Zone.~~

iii) The following areas shall be given priority for inclusion, subject to conformance with Policy LU-8F and the foregoing provision of this policy, unless such lands are identified above as those which shall not be considered:
a) Land within Planning Analysis SubTiers having the earliest projected supply depletion year; and
b) Land within the UEAs and contiguous to the UDB; and
c) Locations within one mile of a planned urban center or transit service station or bus stop providing peak hour headways of 20 minutes or less; and
d) Locations having projected surplus service capacity that is unrestricted by this Plan or where necessary facilities and services can be readily extended.

CONSERVATION, AQUIFER RECHARGE AND DRAINAGE ELEMENT

Objective CON-7 Miami-Dade County shall protect and preserve the biological and hydrological functions of Wetlands of Regional Significance that may be contained within the areas depicted on Figure 14 in the Land Use Element by prohibiting development of, or within 75 feet ot, such wetlands. Future impacts to the biological functions of publicly and privately owned wetlands shall be allowed only upon a demonstration that no feasible alternative for locating such development exists and that the density or intensity of the proposed development has been reduced to the greatest extent practicable, and all wetland impacts shall be mitigated on a "type for type" basis within the same drainage basin. All privately owned wetlands identified on Figure 14 in the Land Use Element as Wetlands of Regional Significance and wetlands on Federal, State, or County land acquisition lists shall be supported as a high priority for public acquisition. Publicly acquired wetlands shall be restored and managed for their natural resource, habitat and hydrologic values.

CON-8A. Specimen trees and Natural Forest Communities in Miami-Dade County shall be protected through the maintenance and enforcement of the County's Tree and Forest Protection and Landscape Code, as may be amended from time to time, and shall not be cleared or removed unless there is no feasible alternative is available, including the reduction of the density or intensity of the proposed development or other activity to the greatest extent practicable. The County's Natural Forest Inventory shall be revised periodically to reflect current Natural Forest Community conditions. A Natural Forest Community shall not be removed from the inventory unless its quality and resource values have been degraded to the point where it cannot be restored.

CON-8D. Where hammocks or pinelands are contained within prospective development sites, they shall be ~~given priority for designation~~ preserved as landscape and open space except to the extent that a development applicant can demonstrate that doing so would deprive the applicant of their constitutional or statutory property rights ~~areas and left intact~~. The extent of hammock and pineland area secondary impacts from adjacent development ~~destroyed~~ shall be minimized by the use of native plant buffers, clustering, large lot zoning, and/or reduced roadway widths. Care shall be exercised when developing adjacent land to ~~minimize~~ avoid root damage and filling. Disturbance to the forest canopy and understory shall be minimized and confined to the least viable areas. Preservation areas shall be located and configured to protect rare, threatened and endangered species and to allow for

prescribed burning, where applicable. In the protected forest areas, understory vegetation and associated geologic features shall be protected and maintained in perpetuity.

CON-8E. The destruction of environmentally sensitive Natural Forest Communities shall be prohibited unless the applicant demonstrates that no feasible alternative is available, including the reduction of the density or intensity of the proposed development or other activity to the greatest extent practicable ~~kept to a minimum~~; In such cases, a long-term mitigation and management plan shall be developed to assure the continued maintenance of the remaining forest lands and the restoration or creation of at least an equal amount of forest lands to those destroyed.

CON-8K. All new plantings on lands owned and managed by Miami-Dade County, and all landscape plans for all development and redevelopment approvals shall shall only include federally or State listed plants, ~~if appropriate, and~~ or other native plant and/or xeriscape plant material, except to the extent that enforcement of this requirement would be in ~~wherever~~ feasible, in which case, a minimum of 50% of such plantings shall meet this requirement.

CON-9A. All activities that adversely affect habitat for ~~that is critical to~~ federal or State designated, endangered or threatened species shall be prohibited unless such activity(ies) are a public necessity and there are no possible alternative sites where the activity(ies) can occur. (See Appendix B)

CON-9E. Conservation of upland wildlife habitats shall be ~~taken into consideration~~ required during development evaluation and permitting processes and such habitats shall be preserved on-site, unless there is no feasible alternative is available, including the reduction of the density or intensity of the proposed development or other activity to the greatest extent practicable.