



ACRONYMS

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| <b>ACOE</b>    | United States Army Corp of Engineers                                     |
| <b>ALF</b>     | Assisted Living Facility   |
| <b>AST</b>     | Aboveground storage tank   |
| <b>BMP</b>     | Best Management Practices  |
| <b>CARL</b>    | Conservation and Recreation Lands  |
| <b>CHHA</b>    | Coastal High Hazard Area   |
| <b>C&amp;D</b> | Construction and Demolition debris (landfill)                            |
| <b>CDBG</b>    | Community Development Block Grant  |
| <b>CIP</b>     | Capital Improvement Program  |
| <b>CMS</b>     | Concurrency Management System  |
| <b>CMSS</b>    | Concurrency Management System Spreadsheet                                |
| <b>CPA</b>     | Coastal Planning Area  |
| <b>CRA</b>     | Community Redevelopment Area   |
| <b>CUP</b>     | Consumptive Use Permit   |
| <b>DOEA</b>    | Department of Elder Affairs  |
| <b>DRI</b>     | Development of Regional Impact   |
| <b>EPA</b>     | Environmental Protection Agency (United States)                          |
| <b>ESL</b>     | Environmentally Sensitive Lands  |
| <b>ERU</b>     | Equivalent Residential Unit  |
| <b>F.A.C.</b>  | Florida Administrative Code  |
| <b>FCDES</b>   | Flagler County Department of Emergency Services                          |
| <b>FCDOH</b>   | Flagler County Department of Health                                      |
| <b>FCT</b>     | Florida Communities Trust  |
| <b>FDEP</b>    | Florida Department of Environmental Protection                           |
| <b>FDOT</b>    | Florida Department of Transportation                                     |
| <b>FEMA</b>    | Federal Emergency Management Administration                              |
| <b>FFWCC</b>   | Florida Fish and Wildlife Conservation Commission                        |
| <b>FIND</b>    | Florida Inland Navigation District                                       |
| <b>FRDAP</b>   | Florida Recreation Development Association Program                       |
| <b>F.S.</b>    | Florida Statute  |
| <b>FSUTMS</b>  | Florida Standard Urban Transportation Modeling System                    |
| <b>Ft bls.</b> | Feet below land surface  |
| <b>ITT-CDC</b> | International Telephone & Telegraph Community<br>Development Corporation |
| <b>LDC</b>     | Land Development Code  |
| <b>LDR</b>     | Land Development Regulations   |
| <b>LOS</b>     | Level of Service   |
| <b>LPA</b>     | Local Planning Agency  |





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| <b>NEFRC</b>  | Northeast Florida Regional Council              |
| <b>NFIP</b>   | National Flood Insurance Program                |
| <b>NIO</b>    | Needs Issues and Opportunities Report           |
| <b>NPDES</b>  | National Pollution Discharge Elimination System |
| <b>PCCSC</b>  | Palm Coast Community Services Corporation       |
| <b>PWRCA</b>  | Priority Water Resource Caution Area            |
| <b>ROW</b>    | Right-of-Way                                    |
| <b>SJRWMD</b> | St. Johns River Water Management District       |
| <b>SHIP</b>   | State Housing Initiatives Partnership           |
| <b>SIS</b>    | Strategic Inter-Modal System                    |
| <b>SWIM</b>   | Surface Water Improvement and Management        |
| <b>TMDL</b>   | Total Maximum Daily Loads                       |
| <b>TAZ</b>    | Traffic Analysis Zones                          |
| <b>TEA</b>    | Transportation Equity Act                       |
| <b>TIF</b>    | Tax Increment Financing                         |
| <b>TIP</b>    | Transportation Improvement Program              |
| <b>TMA</b>    | Transportation Management Area                  |
| <b>TPL</b>    | Trust for Public Land                           |
| <b>USACOE</b> | US Army Corps of Engineers                      |
| <b>USEPA</b>  | US Environmental Protection Agency              |
| <b>UST</b>    | Underground storage tank                        |





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| <b>Adequate Public Facilities</b> | Public facilities and infrastructure that are in place on or before development is in place and which meet the adopted Level of Service (LOS) Standards.  |
| <b>Adjacent</b>                   | Adjoining, near or close to something but not necessarily touching.   |
| <b>Affordable Housing</b>         | Housing for which monthly rents or monthly mortgage payments, including taxes, insurance, and utilities, do not exceed 30 percent of that amount which represents the percentage of the median adjusted gross annual income for the households or persons indicated in Section 420.0004, F.S. Affordable housing definitions that are prescribed by other affordable housing programs administered by either the United States Department of Housing and Urban Development or the State of Florida may be used by local governments if such programs are implemented by the local government to provide affordable housing.   |
| <b>Age in Place</b>               | An approach to facilitate the elderly remaining in their neighborhood/community in which they are familiar and have been residing for a long period of time.  |
| <b>Agricultural Uses</b>          | Activities within land areas which are predominantly used for the cultivation of crops and livestock including: cropland; pastureland; orchards; vineyards; nurseries; ornamental horticulture areas; groves; confined feeding operations; specialty farms; and silviculture areas.   |
| <b>Amendment</b>                  | Any action of a local government which has the effect of amending, adding to, deleting from or changing an adopted comprehensive plan element or map or map series, including an action affecting a prior plan or plan amendment adoption ordinance, but shall not mean a legislative act which only codifies local legislation or makes corrections, updates and modifications of the capital improvements element concerning costs, revenue sources, acceptance of facilities or facility construction dates consistent with the plan as provided in subsection 163.3177(3)(b), F.S., and corrections, updates, or modifications of current costs in other elements, as provided in subsection 163.3187(2), F.S. Throughout this chapter, references to a plan or comprehensive plan shall also be deemed to refer to a plan amendment. |
| <b>Aquifer or Aquifer System</b>  | Any saturated, permeable geologic unit or group of units that can transmit significant quantities of water under ordinary hydraulic gradients and/or  |





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|  | yield significant quantities of water to wells or springs  |
| <b>Aquifer Recharge Area</b>             | Any area, which contributes significant quantities of water to the underlying aquifer system by the downward percolation of water through permeable geologic units.  |
| <b>Area or Area of Jurisdiction</b>      | The total area qualifying under the provisions of this act, whether this be all of the lands lying within the limits of an incorporated municipality, lands in and adjacent to incorporated municipalities, all unincorporated lands within a county, or areas comprising combinations of the lands in incorporated municipalities and unincorporated areas of counties. |
| <b>Areas Subject to Coastal Flooding</b> | The areas delineated by the regional or local Hurricane Evacuation Plan as requiring evacuation.   |
| <b>Arterial Street</b>                   | A street providing service which is relatively continuous and of relatively high traffic volume, long trip length, and high operating speed. In addition, every United States numbered highway is an arterial road.  |
| <b>Assisted Living Facility (ALF)</b>    | Assisted living facilities provide housing, meals, personal cares service and supportive services to older persons and disabled adults who are unable to live independently.   |
| <b>Beach</b>                             | The zone of unconsolidated material that extends landward from the mean low water line to the place where there is marked change in material or physiographic form, or to the line of permanent vegetation, usually the effective limit of storm waves. "Beach," as used in the coastal management element requirements, is limited to oceanic and estuarine shorelines. |
| <b>Best Management Practices (BMP's)</b> | Operational procedures for handling, storage, and disposal of regulated substances and procedures, which are designed to minimize the impact of certain activities or land use on surface water, groundwater, air, and soil to prevent pollution.  |
| <b>Bicycle and Pedestrian Ways</b>       | Any road, path or way which is open to bicycle travel and traffic afoot and from which motor vehicles are excluded.  |
| <b>Bicycle Facilities</b>                | Lanes, paths or trails designed for bicycle traffic.   |
| <b>Blueway</b>                           | Similar to greenways, blueways are linear open spaces consisting of either upland or wetland habitat adjacent to rivers, waterways, lakes  |





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and streams protected and managed to improve water quality, human impacts, wildlife, and to provide resource-based recreational opportunities.

**Canopy** The plant stratum composed of all woody plants and palms with a trunk four inches or greater in diameter at breast height, except vines.

**Capital Budget** The portion of each local government's budget, which reflects capital improvements scheduled for a fiscal year.

**Capital Improvement** Physical assets constructed or purchased to provide, improve or replace a public facility and which are large scale and high in cost. The cost of a capital improvement is generally nonrecurring and may require multi-year financing. For the purposes of this rule, physical assets, which have been identified as existing or projected needs in the individual comprehensive plan elements, shall be considered capital improvements.

**Capital Improvement Program (CIP)** A plan developed by a City, County or State Government and updated annually that lists roadway and other capital projects that are planned to be funded within the next five years.

**Chap. 421.55, Florida Statutes** Intent of the State to comply with the Surface Transportation and Uniform Relocation Assistance Act of 1987 by assuring federal and federal aid funds are available or used for the relocation of displaced persons. According to the Act a displaced person means any individual, partnership, corporation or association that is required to move from any real property on or after March 20, 1972, as a result of the acquisition for public purposes of real property on which such person is conducting a business or farm operation as defined in Pub. Law No. 100-17 is required to move said business or farm.

**Clean Marina Designation** A voluntary, proactive partnership-driven approach designed to benefit marinas, boatyards and boaters to help keep Florida's coast and waterway resources clean. This program consists of Awards & Recognition, Education and Awareness, and Clean Marina/Boatyard Designation.

The Program is administered by the FDEP, Division of Law Enforcement (DLE) and funded through grants from the EPA and the





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National Oceanographic and Atmospheric Association (NOAA).

### **Coastal Area**

The 35 coastal counties and all coastal municipalities within their boundaries designated by the state land-planning agency. These local governments are listed in the document entitled “Local Governments Required to Include Coastal Management Elements in Their Comprehensive Plans,” dated July 1, 1986, and available from the Department upon request. The local governments listed in the document and any other communities that incorporate subsequent to July 1, 1986, and meet the criteria in Section 380.24, F.S., shall also be included in the coastal area.

### **Coastal Barriers**

Barrier islands, spits, peninsulas, or similar landforms, including the Florida Keys, which front on the Atlantic Ocean, Gulf of Mexico, or Straits of Florida and which separate estuaries or harbors from the open waters of the Atlantic Ocean, Gulf of Mexico, or Straits of Florida.

### **Coastal High Hazard Areas Also High-Hazard Coastal Areas**

The area below the elevation of the Category 1 storm surge line as established by a Sea, Lake and Overland Surges from Hurricane (SLOSH) computerized storm surge model prepared by the Northeast Florida Regional Council for the 2013 Hurricane Evacuation Study (Released on June 20, 2014).

### **Coastal Planning Area (CPA)**

An area of the local government’s choosing when preparing and implementing all requirements of the coastal management element (except those requirements relating to hurricane evacuation, hazard mitigation, water quality, water quantity, estuarine pollution, or estuarine environmental quality); however, this area must encompass all of the following where they occur within the local government’s jurisdiction: water and submerged lands of oceanic water bodies or estuarine water bodies; shorelines adjacent to oceanic waters or estuaries; coastal barriers; living marine resources; marine wetlands; water-dependent facilities or water-related facilities on oceanic or estuarine waters; or public access facilities to oceanic beaches or estuarine shorelines; and all lands adjacent to such occurrences where development activities would impact the integrity or quality of the above. When preparing and implementing the hurricane evacuation or hazard mitigation requirements of the coastal management element, the coastal planning area shall be those portions of the local government’s jurisdiction, which lie in the hurricane vulnerability





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|   | <p>zone. When preparing and implementing the requirements of the coastal management element concerning water quality, water quantity, estuarine pollution, or estuarine environmental quality, the coastal planning area shall be all occurrences within the local government's jurisdiction of oceanic waters or estuarine waters.</p>  |
| <b>Coastal or Shore Protection Structures</b> | <p>Shore-hardening structures, such as seawalls, bulkheads, revetments, rubble mound structures, groins, breakwaters, and aggregates of materials other than natural beach sand used for beach or shore protection and other structures which are intended to prevent erosion or protect other structures from wave and hydrodynamic forces including beach and dune restoration.</p>                              |
| <b>Collector Street</b>                       | <p>Streets connecting residential streets to arterial roads providing access to nonresidential uses and streets. Collector Roads form barriers between neighborhoods and are designed for higher speeds and traffic volumes than are residential or local Roads.</p>   |
| <b>Commercial Uses</b>                        | <p>Activities within land areas, which are predominantly connected with the sale, rental and distribution of products, or performance of services.</p>   |
| <b>Community Development Block Grant</b>      | <p>A grant program administered by the U.S. Department of Housing and Urban Development (HUD) on a formula basis for entitlement communities, and by the State Department of Housing and Community Development (HCD) for nonentitled jurisdictions. This grant allots money to cities and counties for housing rehabilitation and community development, including public facilities and economic development.</p> |
| <b>Community Park</b>                         | <p>A park located near major roadways, and designed to serve the needs of more than one neighborhood.</p>  |
| <b>Compatibility</b>                          | <p>A condition in which land uses or conditions can coexist in relative proximity to each other in a stable fashion over time such that no use or condition is unduly negatively impacted directly or indirectly by another use or condition.</p>  |
| <b>Composition</b>                            | <p>The make up of various land uses by types, extent, intensity, or density, otherwise, which are included in a development or land use</p>  |





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|   | category.  |
| <b>Comprehensive Plan</b>                               | The overall policy guide for the physical development of the City consisting of maps, charts, and textual matter in accordance with Florida Statutes.  |
| <b>Concurrency</b>                                      | A test or review process used to insure that there is sufficient infrastructure, roads, water and sewer to support a proposed development.   |
| <b>Concurrency Certificate</b>                          | A Certificate issued to a potential developer to verify that they have received concurrency approval for a portion of the proposed development.  |
| <b>Concurrency Management System Spreadsheet (CMSS)</b> | A City developed spreadsheet that shows the amount of traffic on each arterial and collector roadway in the city and the amount of traffic vested (planned, approved, and reserved) on the roadways for future approved developments.  |
| <b>Concurrency Management System (CMS)</b>              | The system by which concurrency applications are reviewed and concurrency certificates are issued.   |
| <b>Cone of Influence</b>                                | An area around one or more major waterwells the boundary of which is determined by the government agency having specific statutory authority to make such a determination based on groundwater travel or drawdown.   |
| <b>Conservation Uses</b>                                | Activities or conditions within land areas designated for the purpose of conserving or protecting natural resources or environmental quality, including areas designated for such purposes as flood control, protection of quality or quantity of groundwater or surface water, floodplain management, commercially or recreationally valuable fish and shellfish, or protection of vegetative communities or wildlife habitats. |
| <b>Constrained Street</b>                               | A roadway that has been identified as not suitable for expansion by two or more lines because of physical, environmental, or policy constraints.   |
| <b>Construction</b>                                     | Includes building, erecting, moving, or any physical operation on the premises, which are required for construction. Excavation, fill,   |







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paving, and the like shall be considered part of construction.

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| <b>Contamination or Contaminated</b>       | The presence of regulated substances in surface water, groundwater, solid, sediment, or upon the land, in quantities that result in exceedances of applicable cleanup target levels established in the Florida Administrative Code.  |
| <b>Consumptive Use Permit (CUP)</b>        | The presence of regulated substances in surface water, groundwater, soil, sediment, or upon the land, in quantities that result in exceedances of applicable cleanup target levels established in the Florida Administrative Code or other relevant regulations.                                 |
| <b>Contiguous</b>                          | In physical contact with or touching along all or most of one side.  |
| <b>Clustering</b>                          | The grouping together of structures and infrastructure on a portion of a development site.   |
| <b>Cultural Arts</b>                       | Activities expressed through the visual and performing arts related to the distinctive ways of living built up by a group of people, and/or representative of the shared knowledge and values of a society. See Multi-Disciplinary Cultural Arts.  |
| <b>Cultural Resources</b>                  | Historic and archaeological sites, buildings, structures, and the heritage or customs of various groups that played a role in the development of the area in and around Palm Coast, for example, Native Americans, diverse ethnic groups, and occupational groups such as growers and fishermen. |
| <b>Currently Available Revenue Sources</b> | An existing source and amount of revenue presently available to the local government. It does not include a local government's present intent to increase the future level or amount of a revenue source which is contingent on ratification by public referendum.                               |
| <b>Density</b>                             | An objective measurement of the number of people or residential units allowed per unit of land, such as residents or employees per acre.   |
| <b>Department or Agency</b>                | The Florida Department of Economic Opportunity.  |
| <b>Design Capacity</b>                     | The average daily flow projected for the design year, which serves as the basis for the sizing and design of wastewater and potable water  |





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|  | facilities.   |
| <b>DOEA Assisted Living Training Program</b> | The Department of Elder Affairs is required, pursuant to Chapter 400.452, Florida Statutes, to provide, or cause to be provided, training and educational programs for the administrators and other assisted living facility staff to better enable them to appropriately respond the needs of residents, to maintain resident care and facility standards, to meet licensure requirements. |
| <b>Developer</b>                             | Any person, including a governmental agency, undertaking any development as defined in this act.  |
| <b>Development</b>                           | The meaning given it in s. 380.04.  |
| <b>Development Controls</b>                  | Standards in the comprehensive plan which control the development or use of land and which are in addition to the densities, intensities, and uses assigned to land by the future conditions maps.  |
| <b>Developments of Regional Impact (DRI)</b> | Large-scale developments as defined in Florida Statutes Section 163.3180. DRI's are very large and contain an integrated mix of land uses and is designed to encourage pedestrian or other non-automotive modes of transportation.  |
| <b>Development Order</b>                     | Any order granting, granting with conditions or denying an application for a development permit.  |
| <b>Development Permit</b>                    | Any building permit, zoning permit, subdivision approval, rezoning, certification, special exception, variance, or any other official action of local government having the effect of permitting the development of land.   |
| <b>Discharge</b>                             | Includes, but is not limited to, the spilling, leaking, seeping, pouring, misapplying, emitting, emptying, or dumping of any regulated substance which occurs and which affects lands and the surface and ground waters of the state.   |
| <b>Distribution</b>                          | The spatial array of land uses throughout an area.  |
| <b>Domestic Wastewater</b>                   | Wastewater derived principally from dwellings, business buildings, institutions, and the like; sanitary wastewater; sewage.   |





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| <b>Double-Walled</b>   | A storage tank that has an outer tank wall, or integral piping that has an outer wall that provides secondary containment of the primary tank or piping.  |
| <b>Drainage Basin or Stormwater Basin</b>                      | The area defined by topographic boundaries, which contributes stormwater to a watershed, drainage system, estuarine waters, or oceanic waters, including all areas artificially added to the basin.   |
| <b>Drainage Detention Structure</b>                            | A structure which collects and temporarily stores stormwater for the purpose of treatment through physical, chemical, or biological processes with subsequent gradual release of the stormwater.  |
| <b>Drainage Facilities or Stormwater Management Facilities</b> | A system of man-made structures designed to collect, convey, hold, divert or discharge stormwater, and includes stormwater sewers, canals, detention structures, and retention structures.  |
| <b>Drainage Retention Structure</b>                            | A structure designed to collect and prevent the release of a given volume of stormwater by complete on-site storage.  |
| <b>Dune</b>  | A mound or ridge of loose sediments, usually sand-sized sediments, lying landward of the beach and extending inland to the landward toe of the dune, which intercepts the 100-year storm surge.   |
| <b>Dwelling unit</b>   | A single unit providing complete independent living facilities for one or more persons including permanent provisions for living, sleeping, eating, cooking and sanitation.   |
| <b>Eco-Tourism</b>   | Tourism involving travel to areas of natural or ecological interest, typically under the guidance of a naturalist, for the purpose of observing wildlife and learning about the environment.  |
| <b>Educational Uses</b>  | Activities and facilities of public or private primary or secondary schools, vocational and technical schools, and colleges and universities licensed by the Florida Department of Education, including the areas of buildings, campus open space, dormitories, recreational facilities or parking. |
| <b>Emergency Evacuation Routes</b>                             | Roadways designated for use by the State of Florida to be used in the event that an evacuation is called for by local or state Emergency  |





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|  | Management Officials.   |
| <b>Environmentally Sensitive Lands</b>       | Areas of land or water, which are determined necessary by the local government, based on locally determined criteria, to conserve or protect natural habitats and ecological systems.   |
| <b>Estuary</b>                               | A semi-enclosed, naturally existing coastal body of water in which saltwater is naturally diluted by fresh water and which has a connection with oceanic waters, including bays, embayments, lagoons, sounds and tidal streams. |
| <b>Evacuation Routes</b>                     | Routes designated by county civil defense authorities or the regional evacuation plan for the movement of persons to safety in the event of a hurricane.  |
| <b>Evaluation and Appraisal Report (EAR)</b> | An evaluation and appraisal report as adopted by the local governing body in accordance with the requirements of Section 163.3191, F.S.   |
| <b>Existing Urban Service Area</b>           | Built-up areas where public facilities and services such as sewage treatment systems, roads, schools, and recreation areas are already in place.  |
| <b>Extent</b>                                | The amount of development, including the area or size in acres.   |
| <b>Facility Availability</b>                 | Whether or not a facility is available in a manner to satisfy the concurrency management system.  |
| <b>Fair Share</b>                            | A proportionate share of transportation improvement costs paid by a developer or property owner.  |
| <b>Favorable Aquifer Protection Zone</b>     | The area in which the natural groundwater quality within the aquifer system contains a sufficient amount of fresh water for public water supply production.   |
| <b>Floodplains</b>                           | Areas inundated during a 100-year flood event or identified by the National Flood Insurance Program as an A Zone or V Zone on Flood Insurance Rate Maps or Flood Hazard Boundary Maps.  |
| <b>Floodprone Areas</b>                      | Areas inundated during a 100-year flood event or areas identified by the National Flood Insurance Program as an A Zone on Flood   |





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Insurance Rate Maps or Flood Hazard Boundary Maps.

**Florida Building Code**

The City adopted local building code (Ordinance No. 2001-42) is also the State Minimum Building Code. The City has adopted the 1997 editions of the Life Safety Code, Standard Building Code, Standard Mechanical code and the Standard Gas Code the 1994 edition of the Standard Plumbing code and the 2002 edition of the National Electric Code.

**FSUTMS**

Florida Standard Urban Transportation Modeling System. The official model used by Municipal and State governments in Florida to estimate roadway traffic as a result of proposed development and projecting traffic in future years.

**Foster Care Facility**

A facility which houses foster residents and provides a family living environment for the residents, including such supervision and care as may be necessary to meet the physical, emotional and social needs of the residents and serving either children or adult foster residents.

**Functional Classification**

The assignment of roadways into a system of classifications according to their character of service they provide in relation to the total road network. Classes of roadways include arterials, collectors, and local roads.

**Functional Relationship**

A complementary and interactive relationship among land uses or development, including at a minimum a substantial and positive exchange of human interaction, goods, resources, institutions, services, jobs or workers between land uses or developments.

**Goal**

The long-term end toward which programs or activities are ultimately directed.

**Governing Body**

The board of county commissioners of a county, the commission or council of an incorporated municipality, or any other chief governing body of a unit of local government, however designated, or the combination of such bodies where joint utilization of the provisions of this act is accomplished as provided herein.

**Governmental Agency**

(a) The United States or any department, commission, agency, or other instrumentality thereof. (b) This state or any department,





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commission, agency, or other instrumentality thereof. (c) Any local government, as defined in this section, or any department, commission, agency, or other instrumentality thereof. (d) Any school board or other special district, authority, or governmental entity.

### **Greenway**

A linear open space protected and managed as part of linked conservation lands or recreation opportunities. Greenways typically follow natural landscape features such as rivers, streams, shorelines, man-made corridors such as utility and abandoned railroad rights-of-ways, and scenic roadways. Greenways may protect the habitat of native plants and wildlife, maintain wildlife movement routes and natural connections, or provide opportunities for outdoor recreation.

### **Groundwater**

Water in the sub-surface of the earth in both soils and geologic formations that are saturated.

### **Group Home**

A facility, which provides a living environment for unrelated residents who operate as the functional equivalent of a family, including such supervision and care as may be necessary to meet the physical, emotional and social needs of the residents. Adult congregate living facilities comparable in size to group homes are included in this definition. It shall not include rooming or boarding homes, clubs, fraternities, sororities, monasteries or convents, hotels, residential treatment facilities, nursing homes, or emergency shelters.

### **Hazardous Waste**

Solid waste, or a combination of solid wastes, which, because of its quantity, concentration, or physical, chemical, or infectious characteristics, may cause, or significantly contribute to, an increase in mortality or an increase in serious irreversible or incapacitating reversible illness or may pose a substantial present or potential hazard to human health or the environment when improperly transported, disposed of, stored, treated or otherwise managed.

### **Heritage Tourism**

Tourism with the intent to experience the places and activities that authentically represent the stories and people of the past for a particular area.

### **Historic Resources**

All areas, districts or sites containing properties listed on the Florida Master Site File, the National Register of Historic Places, or designated by a local government as historically, architecturally, or





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|  | archaeologically significant.   |
| <b>Hurricane Shelter</b>   | A structure designated by local officials as a place of safe refuge during a storm or hurricane.  |
| <b>Hurricane Vulnerability Zone also Areas Subject to Coastal Flooding</b> | The areas delineated by the regional or local hurricane evacuation plan as requiring evacuation. The hurricane vulnerability zone shall include areas requiring evacuation in the event of a 100-year storm or Category 3 storm event.  |
| <b>Incentive Zoning</b>  | Increasing density in the realm of residential zoning.  |
| <b>Industrial Uses</b>   | The activities within land areas predominantly connected with manufacturing, assembly, processing, or storage of products.  |
| <b>Infrastructure</b>  | Those man-made structures which serve the common needs of the population, such as: sewage disposal systems; potable water systems; potable water wells serving a system; solid waste disposal sites or retention areas; stormwater systems; utilities; piers; docks; wharves; breakwaters; bulkheads; seawalls; bulwarks; revetments; causeways; marinas; navigation channels; bridges; and roadways. |
| <b>Intensity</b>   | An objective measurement of the extent to which land may be developed or used, including the consumption or use of the space above, on, or below ground; the measurement of the use of or demand on natural resources; and the measurement of the use of or demand on facilities and services.  |
| <b>Interagency Hazard Mitigation Report</b>                                | The recommendations of a team of federal, state, regional, or local officials, which address measures to reduce the potential for future flood losses and which is prepared in response to a Presidential Disaster Declaration.   |
| <b>Interconnectivity</b>   | The concept of connecting land uses and conservation areas via roadways, trails, sidewalks and greenways to permit citizens and wildlife to travel between land uses. For humans it often refers to allowing people to travel between homes and commercial or public facilities with having to travel on arterial roadways.   |
| <b>Internal Trip Capture</b>   | Trips generated by a mixed-use project that travel from one onsite land use to another onsite land use without using the external road  |





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| <b>Land</b>                                      | network.<br>The earth, water, and air, above, below, or on the surface, and includes any improvements or structures customarily regarded as land.  |
| <b>Land Development Regulation Commission</b>    | A commission designated by a local government to develop and recommend, to the local governing body, land development regulations which implement the adopted comprehensive plan and to review land development regulations, or amendments thereto, for consistency with the adopted plan and report to the governing body regarding its findings. The responsibilities of the land development regulation commission may be performed by the local planning agency. |
| <b>Land Development Regulations</b>              | Ordinances enacted by governing bodies for the regulation of any aspect of development and includes any local government zoning, rezoning, subdivision, building construction, or sign regulations or any other regulations controlling the development of land, except that this definition shall not apply in s. 163.3213.   |
| <b>Land Use</b>                                  | The development that has occurred on the land, the development that is proposed by a developer on the land, or the use that is permitted or permissible on the land under an adopted comprehensive plan or element or portion thereof, land development regulations, or a land development code, as the context may indicate.  |
| <b>Legislative Coalition</b>                     | The State and Federal senators and representatives that represent the City Of Palm Coast in Tallahassee and in Washington, DC.   |
| <b>Level of Service (LOS)</b>                    | An indicator of the extent or degree of service provided by, or proposed to be provided by, a facility based on and related to the operational characteristics of the facility. Level of service shall indicate the capacity per unit of demand for each public facility.  |
| <b>Level of Service for Transportation (LOS)</b> | Level of Service for Transportation (LOS) – Measurement of drive ability of roadways that provides for a classification from LOS A to LOS F. This method of measuring the current functional level of roadways was developed by FDOT to measure Urban and Rural roadways base on the following:<br><br>Quality of Travel – Measurement of Traveler Satisfaction with a   |







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|                                       | roadway.<br>Quantity of Travel - Measures the amount of traffic a roadway can handle.   |
|                                       | Accessibility – How easy it is for the driver to use the facility.  |
|                                       | Utilization – Measures the quantity of operations with respect to capacity.   |
| <b>Listed Species</b>                 | Those animal species which are endangered, threatened or of special concern and are listed in section 39-27.003, 39-27.004, and 39-27.005, Florida Administrative Code, and those plant species listed in 50 Code of Federal Regulation 17.12, when such plants are found to be located in a wetland or other surface water.                          |
| <b>Littoral Zone</b>                  | That portion of a surface water body, which is designed to contain rooted aquatic plants.   |
| <b>Living Marine Resources</b>        | Oceanic or estuarine plants or animals, such as mangroves, seagrasses, algae, coral reefs, and living marine habitat; fish, shellfish, crustacea and fisheries; and sea turtles and marine mammals.   |
| <b>Local Government</b>               | Any county or municipality.   |
| <b>Local Planning Agency (LPA)</b>    | The agency designated to prepare the comprehensive plan or plan amendments required by this act. The LPA in Palm Coast is the Planning and Land Development Regulation Board (PLDRB).   |
| <b>Local Peacetime Emergency Plan</b> | The plans prepared by the county civil defense or county emergency management agency addressing weather-related natural hazards and man-made disasters except nuclear power plant accidents and war. The plan covers hazard mitigation, emergency preparedness, emergency response, emergency recovery and in coastal counties, hurricane evacuation. |
| <b>Local Road</b>                     | A roadway providing service which is of relatively low traffic volume, short average trip length or minimal through traffic movements, and high volume land access for abutting property.   |
| <b>(LOS) A</b>                        | Free flow operations at average traffic speeds, usually at 90% of the   |





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- free flow speed for the arterial class. Vehicles are unimpeded and able to maneuver in the traffic stream. Stop delays at signalized intersections is minimal. This is the usual condition on rural roadways.
- (LOS) B** Traffic is reasonable unimpeded operations at average travel speeds, usually about 70 percent of the free-flow speed for the arterial class. Drivers can maneuver with in the traffic stream being only slightly restricted and without significant traffic delays.
- (LOS) C** Traffic conditions are stable, whoever the ability to maneuver and change lands mid-block may be more restricted then an LOS B and the driver may experience long intersection queues or poor signal coordination. Conditions may result with lower travel speeds and may reach 50% of the average free-flow speed for the arterial class.
- (LOS) D** This is a common condition in normal functioning urban roads. Small increases in traffic at this LOS may result in substantial increases in delays and decreases in arterial speed. Drivers may experience adverse signal progression and inappropriate signal timing with high volumes of traffic in some places. Average travel speeds are consistently near 50% of the free-flow speed
- (LOS) E** Significant approach delays and average travel speeds of one-third of the free-flow speed of lower. Slow operations are caused by a combination of adverse progression, high signal density, extensive queuing at critical intersections, and inappropriate signal timing.
- (LOS) F** This is considered a failing condition with extremely low arterial flow at speeds near one-quarter of the free-flow speed with congestion at intersections and critical signalized locations, resulting in height approach delays. Slow progression is frequently seen at this LOS.
- (LOS) Maintain** Often-called a “Backlogged Facility” and seen on urban roadways. Roadways that have reached an (LOS) F functioning level, are in need of improvement, are not constrained but can not be improved in the short term because there is lack of capital funding or for political reasons. Planners may classify this type of roadway as LOS “Maintain” and set a limit on growth in the roadway’s corridor through the concurrency management system in order to limit the





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|   | amount of additional traffic that may use this failing road link.  |
| <b>Low Income Household</b>             | The meaning provided in Section 420.0004, F.S.   |
| <b>Manufactured Home</b>                | A residential manufactured home meeting the definition in Section 320.01, F.S.   |
| <b>Marine Habitat</b>                   | Areas where living marine resources naturally occur, such as mangroves, seagrass beds, algal beds, salt marshes, transitional wetlands, marine wetlands, rocky shore communities, hard bottom communities, oyster bars or flats, mud flats, coral reefs, worm reefs, artificial reefs, offshore springs, nearshore mineral deposits, and offshore sand deposits. |
| <b>Marine Wetlands</b>                  | Areas with a water regime determined primarily by tides and the dominant vegetation is salt tolerant plant species including those species listed in subsection 62-301.200(3), F.A.C., "Submerged Marine Species."   |
| <b>Minerals</b>                         | All solid minerals, including clay, gravel, phosphate rock, lime, shells (excluding live shellfish), stone, sand, heavy minerals, and any rare earths, which are contained in the soils or waters of the state.  |
| <b>Mitigation</b>                       | An action or series of actions to offset the adverse impacts that would otherwise cause a regulated activity to fail to meet adverse impacts. Mitigation usually consists of restoration, enhancement, creation, preservation, or a combination thereof.   |
| <b>Mitigation Bank</b>                  | A project permitted under Section 373.4136, F.S., undertaken to provide for the withdrawal of mitigation credits to offset adverse impacts authorized by a permit under IV of Chapter 373, F.S.  |
| <b>Mobile Home</b>                      | A structure meeting the definition in Section 320.01, F.S.   |
| <b>Moderate Income Household</b>        | The meaning provided in Section 420.0004, F.S.   |
| <b>Multi-Disciplinary Cultural Arts</b> | Two or more disciplines such as performing arts, visual arts, poetry and prose, crafts, etc.   |
| <b>Multi-modal</b>                      | A circulation system providing for multiple modes of transportation  |





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including fossil fuel powered vehicles, electric powered vehicles, walking, bicycling, etc.

### **Multi-Use Paths**

A linear corridor that accommodates pedestrians, and bicycles that connects adjacent land uses. Multi-use paths are at least 10' in width and may be designed to accommodate personal electric vehicles or horses.

### **Municipal Service Taxing Units**

A unit of government authorized to levy taxes on a municipality. Municipal taxing units authorized to levy taxes in the City of Palm Coast includes the City, Flagler County, Flagler County School District, The Flagler County Mosquito Control District, The Palm Coast Service Corporation.

### **Natural Drainage Features**

The naturally occurring features of an area which accommodate the flow of significant amounts of stormwater, such as streams, rivers, lakes, sloughs, floodplains and wetlands.

### **Natural Drainage Flow**

The pattern of surface and storm water drainage through or from a particular site before the construction or installation of improvements or prior to regrading.

### **Natural Groundwater Aquifer Recharge Areas or Natural Groundwater Recharge Areas or Groundwater Recharge Areas**

Areas contributing to or providing volumes of water which make a contribution to the storage or regional flow of an aquifer

### **Natural Reservations**

Areas designated for conservation purposes, and operated by contractual agreement with or managed by a federal, state, regional or local government or non-profit agency such as: national parks, state parks, lands purchased under the Save Our Coast, Conservation and Recreation Lands or Save Our Rivers programs, sanctuaries, preserves, monuments, archaeological sites, historic sites, wildlife management areas, national seashores, and Outstanding Florida Waters. This definition does not include privately owned land managed by a state agency on either a voluntary or a short-term contractual basis.

### **Neighborhood Park**

A park, which serves the population of a neighborhood and is generally accessible by bicycle or pedestrian ways.





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| <b>Neighborhood Partnership Program</b> | A partnership between a city and its neighborhoods usually, through an established homeowner's association, to identify issues and opportunities whereby the city emphasizes its commitment through a variety of services and programs designed to build better neighborhoods.  |
| <b>Newspaper Of General Circulation</b> | A newspaper published at least on a weekly basis and printed in the language most commonly spoken in the area within which it circulates, but does not include a newspaper intended primarily for members of a particular professional or occupational group, a newspaper whose primary function is to carry legal notices, or a newspaper that is given away primarily to distribute advertising.  |
| <b>New Town</b>                         | Means an urban activity center and community designated on the future land use map of sufficient size, population, and land use composition to support a variety of economic and social activities consistent with an urban area designation. New towns shall include basic economic activities; all major land use categories, with the possible exception of agricultural and industrial; and a centrally provided full range of public facilities and services that demonstrate internal trip capture. A new town shall be based on a master development plan. |
| <b>Non-point Pollution</b>              | Sources for pollution that are less definable and usually cover broad areas of land, such as agricultural land with fertilizers that are carried from the land by runoff, or automobiles.   |
| <b>Objective</b>                        | A specific, measurable, intermediate end that is achievable and marks progress toward a goal.   |
| <b>Oceanic Waters</b>                   | Waters of the Atlantic Ocean, Gulf of Mexico, or Straits of Florida, excluding estuaries.   |
| <b>Open Spaces</b>                      | Undeveloped lands suitable for passive recreation or conservation uses.   |
| <b>Outstanding Florida Water (OFW)</b>  | A special designation that is applied to certain waters, and is intended to protect existing good water quality. Section 403.061 (27), Florida Statutes, grants DEP power to: Establish rules which provide for a special category of water bodies within the State, to be referred as "Outstanding Florida Waters", which shall be worthy of special protection because of their natural attributes.   |





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| <b>Parcel Of Land</b>            | Any quantity of land capable of being described with such definiteness that its locations and boundaries may be established, which is designated by its owner or developer as land to be used, or developed as, a unit or which has been used or developed as a unit.  |
| <b>Park</b>                      | A neighborhood, community, or regional park.   |
| <b>Parkway Corridor District</b> | An area around a roadway corridor defined in the Comprehensive Plan that has special planning, zoning or land development requirements. In the City Of Palm Coast Palm Coast Parkway has such a district and has specialized land development requirements.  |
| <b>Pattern</b>                   | The form of the physical dispersal of development or land use.   |
| <b>Pedestrian Facilities</b>     | Sidewalks and multi-use paths.   |
| <b>Person</b>                    | An individual, corporation, governmental agency, business trust, estate, trust, partnership, association, two or more persons having a joint or common interest, or any other legal entity.  |
| <b>Permitted Capacity</b>        | The treatment capacity for which a plant is approved by Regulatory permits.  |
| <b>Playground</b>                | A recreation area with plays apparatus.  |
| <b>Point Pollution</b>           | In reference to water quality, a discrete sources from which pollution is generated before it enters receiving waters, such as a sewer outfall, a smokestack, or an industrial waste pipe.   |
| <b>Policy</b>                    | The way in which programs and activities are conducted to achieve an identified goal.  |
| <b>Pollution</b>                 | The presence in the outdoor atmosphere, ground or water of any substances, contaminants, noise, or manmade or man-induced alteration of the chemical, physical, biological, or radiological integrity of air, soil, or water, in quantities or at levels which are or may be potentially harmful or injurious to human health or welfare, animal or plant life, or property, or unreasonably interfere with the enjoyment of life or property. |





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| <b>Potable Water Facilities</b>                     | A system of structures designed to collect, treat, or distribute potable water, and includes water wells, treatment plants, reservoirs, and distribution mains.  |
| <b>Potable Water Wellfield</b>                      | The site of one or more water wells, which supply potable water for human consumption to a water system, which serves at least 15 service connections used by year-round residents or regularly serves at least 25 year-round residents.           |
| <b>Priority Water Resource Caution Area (PWRCA)</b> | That existing and reasonably anticipated sources of water and conservation efforts may not be adequate (1) to supply water for all existing uses and anticipated future needs, and (2) to sustain the water resources and related natural systems. |
| <b>Private Recreation Sites</b>                     | Sites owned by private, commercial or non-profit entities available to the public for purposes of recreational use.  |
| <b>Proposed Evaluation And Appraisal Report</b>     | A draft evaluation and appraisal report prepared by the local planning agency that is transmitted to the local governing body for review and adoption.   |
| <b>Proportionate Share</b>                          | Another term for “Fair Share” defined above.   |
| <b>Public Access</b>                                | The ability of the public to physically reach, enter or use recreation sites including beaches and shores.   |
| <b>Public Buildings And Grounds</b>                 | Structures or lands that are owned, leased, or operated by a government entity, such as civic and community centers, hospitals, libraries, police stations, fire stations, and government administration buildings.                                |
| <b>Public Facilities</b>                            | Major capital improvements, including, but not limited to, transportation, sanitary sewer, solid waste, drainage, potable water, educational, parks and recreational facilities.   |
| <b>Public Notice</b>                                | Notice as required by Section 125.66(2) F.S. for a county or by Section 166.041(3)(a) for a municipality. The public notice procedures required in this part are established as minimum public notice procedures.                                  |





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| <b>Public Recreation Sites</b>        | Sites owned or leased on a long-term basis by a federal, state, regional or local government agency for purposes of recreational use.   |
| <b>Public Transit</b>                 | Passenger services provided by public, private or non-profit entities such as the following surface transit modes: commuter rail, rail rapid transit, light rail transit, light guideway transit, express bus, and local fixed route bus.   |
| <b>Purchase of Development Rights</b> | The acquisition of a governmentally recognized right to develop land, which is severed from the realty and held or further conveyed by the purchaser.   |
| <b>Rails-to-Trails</b>                | A linear path along a railroad right-of-way converted to recreational use for pedestrian, bicycle or equestrian passage (sometimes alternative internal vehicles) linking parks, nature reserves, cultural features, or historic sites with each other and populated areas. Often this is part of the community's greenbelt system. |
| <b>Reclaimed Water</b>                | Stormwater that has been collected, treated, and reused to irrigate landscaping, golf courses, and the like.  |
| <b>Recreation</b>                     | The pursuit of leisure time activities occurring in an indoor or outdoor setting.   |
| <b>Recreation Facility</b>            | A component of a recreation site used by the public such as a trail, court, athletic field or swimming pool.  |
| <b>Recreational Uses</b>              | Activities within areas where recreation occurs.  |
| <b>Regional Planning Agency</b>       | Means the Council created pursuant to Chapter 186.  |
| <b>Regional Park</b>                  | A park, which is designed to serve two or more communities.   |
| <b>Regulated Substances</b>           | Any substance, hazardous or not, which, due to its chemical characteristics and behavior, may cause soil and groundwater contamination.   |







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| <b>Regulatory Agency</b>          | The Florida Department of Environmental Protection, St. Johns River Water Management District, U.S. Army Corps of Engineers, state or regional agencies, local governments, and any other governmental agency.          |
| <b>Relocation Housing</b>         | Those dwellings, which are made available to families displaced by public programs, provided that such dwellings are decent, safe and sanitary and within the financial means of the families or individuals displaced. |
| <b>Resident Population</b>        | Inhabitants counted in the same manner utilized by the United States Bureau of the Census, in the category of total population. Resident population does not include seasonal population.                               |
| <b>Residential Uses</b>           | Activities within land areas used predominantly for housing.  |
| <b>Reuse</b>                      | The deliberate application of reclaimed water, in compliance with FDEP and SJRWMD rules, for a beneficial purpose.  |
| <b>Right-of-Way (ROW)</b>         | The linear strip of land, owned by the State, City or County that surrounds and includes roadways or trails. Usually includes all of the pavement, utilities and related drainage facilities that make up a street.     |
| <b>Roadway Landscaping Plan</b>   | An adopted plan that identifies standards for roadside landscaping and tree planting and identifies specific areas within the City that have been identified as needing landscaping in future years.                    |
| <b>Sanitary Sewer Facilities</b>  | Structures or systems designed for the collection, transmission, treatment, or disposal of sewage and includes trunk mains, interceptors, treatment plants and disposal systems.  |
| <b>Sanitary Sewer Interceptor</b> | A sewerage conduit which connects directly to and transmits sewage to a treatment plant.  |
| <b>Sanitary Sewer Trunk Main</b>  | A sewerage conduit which connects directly to and transmits sewage to an interceptor.   |
| <b>Seasonal Population</b>        | Part-time inhabitants who utilize, or may be expected to utilize, public facilities or services, but are not residents. Seasonal population shall include tourists, migrant farmworkers, and other short-term and long- |





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term visitors.

### **Septic Tank**

A watertight receptacle constructed to promote separation of solid and liquid components of wastewater to provide limited digestion of organic matter, to store solids, and to allow clarified liquid to discharge for further treatment and disposal in a soil absorption system.

### **Services**

The programs and employees determined necessary by local government to provide adequate operation and maintenance of public facilities and infrastructure as well as those educational, health care, social and other programs necessary to support the programs, public facilities, and infrastructure set out in the local plan or required by local, state, or federal law.

### **Shoreline or Shore**

The interface of land and water and, as used in the coastal management element requirements, is limited to oceanic and estuarine interfaces.

### **Solid Waste**

Sludge from a waste treatment works, water supply treatment plant, or air pollution control facility or garbage, rubbish, refuse, or other discarded material, including solid, liquid, semisolid, or contained gaseous material resulting from domestic, industrial, commercial, mining, agricultural, or governmental operations.

### **Solid Waste Facilities**

Structures or systems designed for the collection, processing, or disposal of solid wastes, plants, and disposal systems.

### **Solid Waste Processing Plant**

A facility for incineration, resource recovery, or recycling of solid waste prior to its final disposal.

### **Solid Waste Transfer Station**

A facility for temporary collection of solid waste prior to transport to a processing plant or to final disposal.

### **State Housing Initiatives Partnership Program (SHIP)**

A local housing assistance plan providing funds to counties and eligible municipalities created to make affordable residential units available to persons of very low income, low income or moderate income and to persons who have special housing needs, including but not limited to, homeless people, the elderly and migrant farm workers. Designed as an incentive to create local housing partnerships, to





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|   | <p>expand production of and preserve affordable housing and to further the housing element of the local government comprehensive plan specific to affordable housing and to increase housing related employment. State funding is used to assist very low, low and moderate income, first time homebuyers with the down payment, closing costs assistance and housing replacement for dilapidated homes. The plans are intended to increase the availability to affordable residential units by combining local resources and cost-saving measures into a local housing partnership and using private and public funds to reduce the cost of housing.</p> |
| <b>State Land Planning Agency</b>         | The Department of Economic Opportunity.   |
| <b>Stormwater</b>                         | The flow of water which results from a rainfall event.  |
| <b>Stormwater Facilities</b>              | Manmade structures that are part of a stormwater management system designed to collect, convey, hold, divert, or discharge stormwater, and may include stormwater sewers, canals, detention facilities and retention facilities.  |
| <b>Stormwater Management System</b>       | A system which is designed and constructed or implemented to control discharges which are necessitated by rainfall events, incorporating methods to collect, convey, store, absorb, inhibit, treat, use, or reuse water to prevent or reduce flooding, overdrainage, environmental degradation, and water pollution or otherwise affect the quantity and quality of discharges from the system.   |
| <b>Strategic Inter-Modal System (SIS)</b> | A state system of roads, ports and rail facilities that addresses Florida's current and future passenger and freight transportation demands and is guided by a state wide plan.   |
| <b>Street Network</b>                     | The roadway transportation system within the City that includes local, collector and arterial streets.  |
| <b>Street Segment</b>                     | A defined portion of a street that has a number designation and on which traffic counts are done on a regular basis.  |
| <b>Street Aesthetics</b>                  | The views seen from the area roadways. In the City Of Palm Coast there is an effort to maintain the rural nature character of the road network.   |





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| <b>Structure</b>                    | The meaning given it by Section 380.031(19), F.S.   |
| <b>Sufficiency Review</b>           | Department review of an adopted evaluation and appraisal report to determine whether it has been submitted in a timely fashion and whether it contains components in accordance with the prescribed criteria in Section 163.3191, F.S., and this rule chapter.  |
| <b>Suitability</b>                  | The degree to which the existing characteristics and limitations of land and water are compatible with a proposed use or development.   |
| <b>Support Documents</b>            | Any surveys, studies, inventory maps, data, inventories, listings or analyses used as bases for or in developing the local comprehensive plan.  |
| <b>Substandard</b>                  | As it applies to dwellings, means (a) any unit lacking complete plumbing or sanitary facilities for the exclusive use of the occupants; (b) a unit which is in violation of one or more major sections of an applicable housing code and where such violation poses a serious threat to the health of the occupants; (c) a unit that has been declared unfit for human habitation but that could be rehabilitated for less than 50 percent of the property value.   |
| <b>Surface Water Classification</b> | <p>The Clean Water Act requires that the surface waters of each state be classified according to designated uses. Florida has five classes with associated designated uses, which are described by the Florida Department of Environmental Protection (FDEP) as:</p> <p>Class I – Potable Water Supplies: Impoundments and associated tributaries, and certain lakes, rivers, or portions of rivers, used as a drinking water supply. None exist in or immediately adjacent to the City.</p> <p>Class II – Shellfish Propagation or Harvesting: Coastal waters where shellfish harvesting occurs. None exist in or immediately adjacent to the City.</p> <p>Class III – Recreation, Propagation, and Maintenance of a Healthy, Well-Balanced Population of Fish and Wildlife. Most surface waters in the State of Florida fall under this classification (unless described in</p> |





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rule 62-302.400 F.A.C.).

**Class IV – Agricultural Water Supplies:** Surface waters designated as sources for agricultural interests. None exist in or immediately adjacent to the City.

**Class V – Navigation, Utility and Industrial Use:** Currently, there are no designated Class V bodies of water within the State of Florida.

### **Surface Water Improvement and Management (SWIM)**

In recognition of the need to place additional emphasis on the restoration, protection and management of surface water resources, the Florida Legislature, through the SWIM Act of 1987, directed the State's water management districts to "design and implement plans and programs for improvement and management of surface waters". The SJRWMD has provided \$2.8 million to cost-share for 126 local government stormwater management projects for the year 1995-96 associated with the SWIM program. Most drainage basins in Florida have been designated into the SWIM program, (excluding the Palm Coast basin "Northern Coastal Basin").

### **Tax Increment Financing (TIF)**

A way to pay for improvements to vacant and underused land in the City, so that it becomes productive again. First, TIF districts are created to help develop blighted areas, build and repair roads and infrastructure, clean up polluted land, and put vacant properties back for the Citizens of Palm Coast. Once an area is declared a TIF, the amount of tax the TIF area generates is set as a "baseline." The taxing entities within the City, which generally receive portions of property tax revenue generated in the area continue to receive that set amount during the life of the TIF. Schools, parks, and other agencies continue to receive the same amount of revenue, so there is no loss of revenue to those local taxing bodies. A tax increment is then applied to that base tax rate and all additional funds from the increment are used for improvements in the area. By returning formerly vacant or underused/under-taxed properties to the tax rolls, the City creates new sources of revenue within the TIF district, generating the funds needed to make necessary improvements without raising taxes in the community. The City's investments in these areas are repaid through improved, productive properties that become new, permanent revenue generators. The TIF district is often created in conjunction with a Community Redevelopment Authority (CRA) and TIF revenue





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|   | supports the approved projects in a CRA.   |
| <b>Total Maximum Daily Loads (TMDL)</b>         | The maximum amount of a given pollutant that a water body can absorb and still maintain its designated uses (e.g., drinking, fishing, swimming, shellfish harvesting). Under Section 303(d) of the federal Clean Water Act and the Florida Watershed Restoration Act, TMDLs must be developed for all waters that are not meeting their designated uses and, consequently, are defined as "impaired waters".   |
| <b>Traffic Analysis Zones (TAZs)</b>            | The smallest geographical area routinely used for computer travel or growth simulation. Generally, the number of dwellings, population, employment, etc. per TAZ are estimated for existing and future years, for subsequent use in trip generation. (Rule of thumb, maximum of 10,000 ADT from each TAZ.) TAZs are also used to a basis for estimating population growth and the need for other services such as schools, potable water, waste facilities, etc. |
| <b>Traffic Calming</b>                          | These are techniques, methods and structures built into roadways to reduce the speed at which traffic will traverse particular roadway segments. They may include many design features including roundabouts, speed bumps, stop- signs, closing off of feeder streets, warning signs, etc.   |
| <b>Transfer of Development Rights</b>           | A governmentally recognized right to use or develop land at a certain density, or intensity, or for a particular purpose, which is severed from the realty and placed on some other property.  |
| <b>Trail</b>                                    | A linear corridor and their adjacent land or water that provide public access for recreation or authorized alternative modes of transportation.  |
| <b>Traffic Mitigation</b>                       | This is the amount of funding a potential developer must pay in order to compensate for his proportionate share of the impacts of his development on area or regional roadways.  |
| <b>Traffic Mitigation Fund</b>                  | A fund established where fare share payments are banked to be used for future roadway improvements. The fund pays for improvement in a dedicated area or in a particular geographic zone or district.  |
| <b>Transportation Improvement Program (TIP)</b> | A priority list of transportation projects developed by a metropolitan planning organization or other government entity that is to be carried  |





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out within a three year or five year period following its adoption; must include documentation of federal and state funding sources for each project and be consistent with adopted local comprehensive plans.

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| <b>Transportation Area (TMA)</b> | <b>Management</b> | A special designation given to all urbanized areas with a population over 200,000 (or other area when requested by the Governor or MPO); these areas must comply with special transportation planning requirements regarding congestion management systems, project selection and certification; requirements identified in 23 CFR 450.300.336.  |
| <b>Upland or Upland Plants</b>   |                   | Those plants species, not listed as Obligate, Facultative Wet, or Facultative, per chapter 62-340, F.A.C, excluding vines, aquatic plants.   |
| <b>Urban Area</b>                |                   | An area of or for development characterized by social, economic and institutional activities which are predominantly based on the manufacture, production, distribution, or provision of goods and services in a setting which typically includes residential and nonresidential development uses other than those which are characteristic of rural areas.  |
| <b>Urban Density</b>             |                   | Urban density, for residential development, is considered to be a density of at least one (1) dwelling unit per acre.<br><i>(Ord. No. 2006-07, June 6, 2006)</i>   |
| <b>Urban Infill</b>              |                   | The development of vacant parcels in otherwise built-up areas where public facilities such as sewer systems, roads, schools, and recreation areas are already in place and the average residential density is at least five dwelling units per acre, the average nonresidential intensity is at least a floor area ratio of 1.0 and vacant, developable land does not constitute more than 10 percent of the area. |
| <b>Urban Redevelopment</b>       |                   | Demolition and reconstruction or substantial renovation of existing buildings or infrastructure within urban infill areas or existing urban service areas.   |
| <b>Urban Service Area</b>        |                   | Means areas identified in the comprehensive plan where public facilities and services, including, but not limited to, central water and sewer capacity and roads, are already in place or are identified in the capital improvements element. The term includes any areas identified   |





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| <b>Urban Sprawl</b>              | <p>in the comprehensive plan as urban service areas, regardless of local government limitation.</p> <p>Means a development pattern characterized by low density, automobile-dependent development with either a single use or multiple uses that are not functionally related, requiring the extension of public facilities and services in an inefficient manner, and failing to provide a clear separation between urban and rural uses.</p> |
| <b>Vegetative Communities</b>    | <p>Ecological communities, such as coastal strands, oak hammocks, and cypress swamps, which are classified based on the presence of certain soils, vegetation and animals.</p>   |
| <b>Vested</b>                    | <p>Vesting occurs when property is owned prior to the adoption of the Comprehensive Plan. In addition, it includes a contract for purchase of or an option to purchase property prior to the date of Plan adoption.</p>  |
| <b>Very Low Income Household</b> | <p>The meaning provided in Section 420.0004, F.S.</p>  |
| <b>Water-Dependent Uses</b>      | <p>Activities which can be carried out only on, in or adjacent to water areas because the use requires access to the water body for: waterborne transportation including ports or marinas; recreation; electrical generating facilities; or water supply.</p>  |
| <b>Water Recharge Areas</b>      | <p>Land or water areas through which groundwater is replenished.</p>   |
| <b>Water-Related Uses</b>        | <p>Activities which are not directly dependent upon access to a water body, but which provide goods and services that are directly associated with water-dependent or waterway uses.</p>   |
| <b>Water Wells</b>               | <p>Wells excavated, drilled, dug, or driven for the supply of industrial, agricultural or potable water for general public consumption.</p>  |
| <b>Wellfield</b>                 | <p>A tract of land, which contains a number of existing or proposed wells for the purpose of supplying public potable water.</p>   |
| <b>Wellhead Protection Area</b>  | <p>An area designated by local government to provide land use protection for the groundwater source for a potable water wellfield, as defined in this rule chapter, including the surface and subsurface area surrounding the wellfield. Differing levels of protection may be established within the wellhead protection area commensurate with the capacity of the well and an evaluation of the risk to human health</p>                    |







## DEFINITIONS

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and the environment. Wellhead protection areas shall be delineated using professionally accepted methodologies based on the best available data and taking into account any zone of contribution described in existing data.

### **Wetlands**

An area designated by local government to provide land use protection for the groundwater source for a potable water wellfield, as defined in this rule chapter, including the surface and subsurface area surrounding the wellfield. Differing levels of protection may be established within the wellhead protection area commensurate with the capacity of the well and an evaluation of the risk to human health and the environment. Wellhead protection areas shall be delineated using professionally accepted methodologies based on the best available data and taking into account any zone of contribution described in existing data.

