

Center Narcoossee
Neighborhood Meeting #3
Wednesday, February 16, 2011



Agenda

- Project Overview
- Role of the Citizen's Advisory Committee
- Maps Discussion
 - Existing Zoning Categories Map
 - Existing Future Land Use Map
- Framework + Opportunities Overview
- Opportunities + Tools Discussion
- Center Lake DRI Suggestions Exercise
- Next Steps
 - *April 13th, 2011; Refining Opportunities + Developing Tools*

Citizens' Advisory Committee

ROLE OF THE CAC

Citizen's Advisory Committee

The purpose of the CAC is to:

- *coordinate the recommendations between the four subareas;*
- *develop common sense and implementable tools that are supported, helping to make growth work for the overall community;*
- *help organize neighborhood meetings, engage in informal discussions with community members, and meet with groups to inform your residents and refine recommendations; and*
- *guide neighborhood meetings to ensure focused and productive outcomes.*

Your CAC Representative are Sandy Siemon(dweeb5@aol.com or 407-957-5585) and Jewell Starling (jastar@embarqmail.com or 407-892-7054)

CAC Framework & Opportunities

Economic Opportunities

1. "Mom & Pop" Restaurants
2. High Tech Campus Office*

** From 2009 East Narcoossee Workshop*

Amenity Opportunities

1. Bicycle, Pedestrian + Equestrian Trails
2. Greenways Systems
3. Lakeside Parks
4. Churches/ Meeting Areas
5. Regional Park Systems
6. Public Plazas
7. Boat Docks/ Water Access
8. Amphitheater/ Public Gathering Spaces

CAC Framework & Opportunities

Housing Opportunities

1. Rural Farm/ Large Lot Development
2. Equestrian Estates

** From 2009 East Narcoossee Workshop*

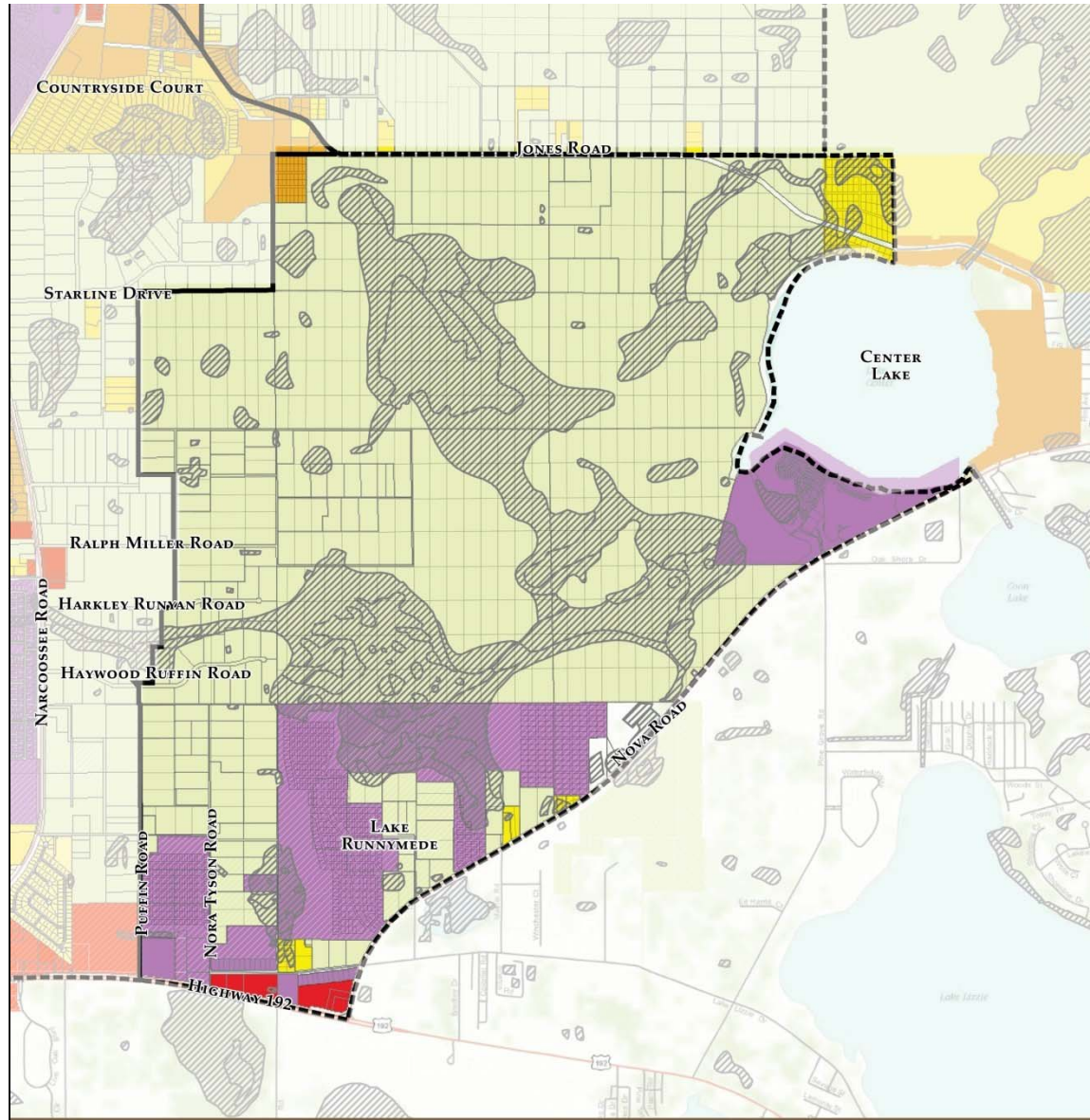
Environmental Opportunities

1. Natural Water Bodies

Transportation Opportunities

1. Landscaped Earthen Berms
2. Multi-Use Off-Street Sidewalks
3. Two-Lane Highways with Planted Medians

MAPS

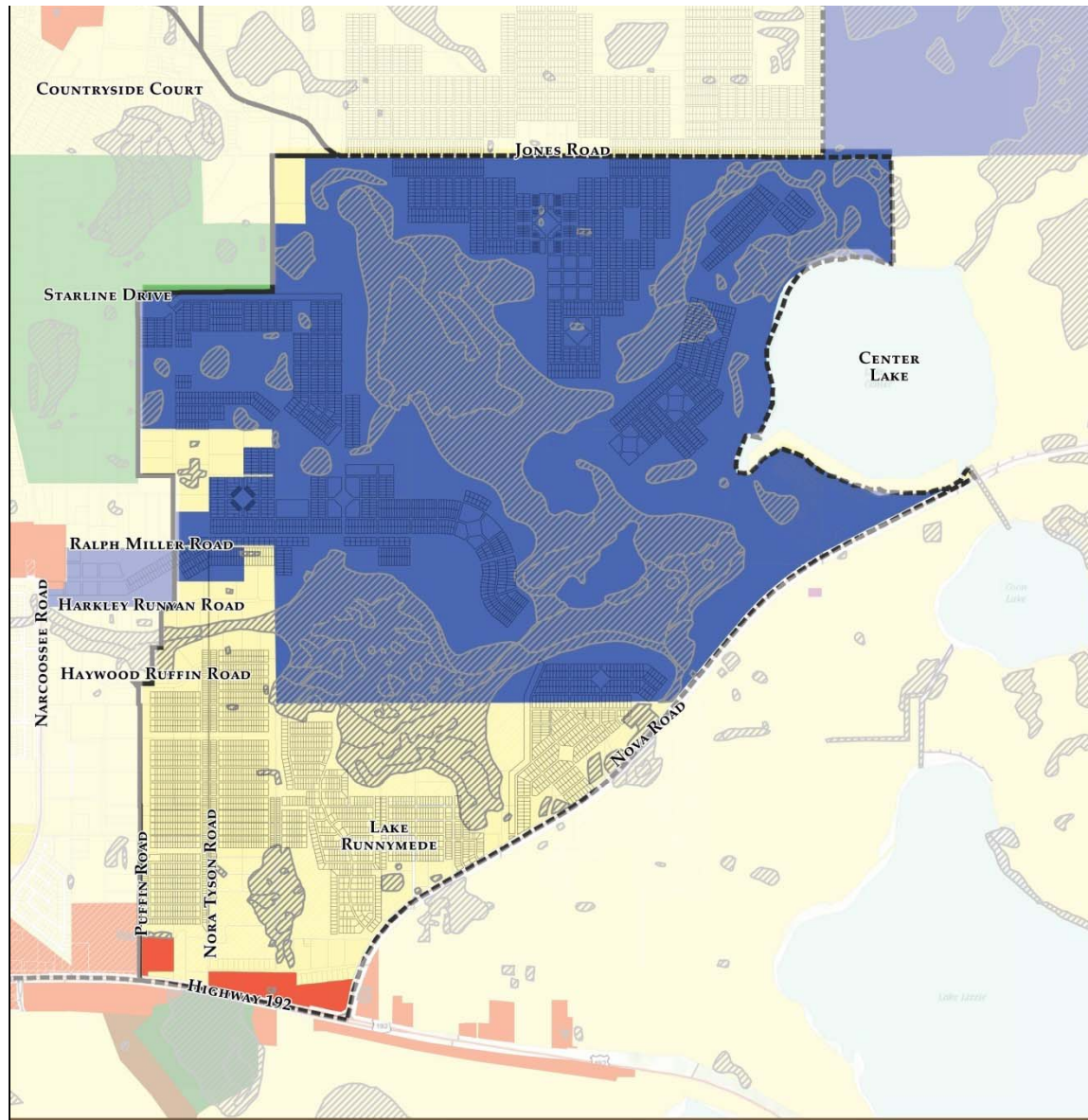


center lake existing zoning at buildout

zoning categories		miscellaneous	
AC	R-2/ R-2M	A (St. Cloud)	narcossee subareas
CG/CR	RMH, RMH-1, RMH-1A	HB (St. Cloud)	wetlands (SWT data)
E-1	RPB	PUD (St. Cloud)	
E-2	RS-1/ RS-1A	R-1 (St. Cloud)	
IN	RS-1C	R-3 (St. Cloud)	
PD	RS-2		
R-1/R-1M	RS-3		



narcoossee
community plan



center lake existing flu densities at buildout



Framework + Opportunities + Tools + Strategies

PLANNING STRUCTURE

Planning Structure

Frameworks

General Structure

Example: **Economic**, Environmental, Amenities, Housing + Transportation

Opportunities

New Amenities for the Area

Example: **Mom + Pop Restaurants**

Tools

Realistic Tools Available to Implement Opportunities + Frameworks

Example: **Design Guidelines**

Strategies

General Actions to Implement Framework, Opportunities + Tools

Example: **Consolidate Properties**

Framework + Opportunities

OVERVIEW

Preferred Economic Opportunities

1. "Mom & Pop" Restaurants
2. Investment In Existing Historic Downtown
3. Lakefront Retail Areas
4. Neighborhood Convenience Stores
5. Sustainable Industries*

** From 2009 East Narcoossee Workshop*

Preferred Amenities

1. Libraries/Community Center
2. Churches/Meeting Areas
3. Farmer's Market
4. Public Greens/Plazas

Preferred Housing Options

1. Rural Large Lot Development
2. Rural Farm Residential
3. Rural Equestrian Estates
4. Rural Residential
5. Senior Housing *

** From 2009 East Narcoossee Workshop*

Preferred Environmental Opportunities

Parks, Recreation & Trails

1. Equestrian Trails
2. Greenways & Trails System
3. Playgrounds
4. Lakeside Parks
5. Regional Park Facilities
6. Beach Areas
7. Parkways

Separators

1. Agricultural/Ranching
2. Groves/Agricultural Fields
3. Passive Recreational Open Space Trails
4. Natural Lands/Agricultural Mosaic
5. Regional Park Systems
6. Stormwater Basins & Linear Park Systems
7. Natural Water Bodies
8. Energy Production/Solar Panels Fields
9. Libraries/Recreation Centers

Transportation Opportunities

1. Bicycle Trails
2. Rural Road w/ Sand Surface & Natural Landscape Edges
3. 2-lane Highways with Planted Medians
4. Multi-Use Off-Street Sidewalks

Opportunities + Tools

DISCUSSION

Opportunities for Discussion

February 16th Meeting

1. Trails + Greenways
2. Community Amenities
3. Economic Development

April 13th Meeting

- Transportation
- Housing

Opportunities Exercise

Trails + Greenways Opportunities

1. Equestrian Trail Networks
2. Local Trail Networks
3. Regional Trail Systems



Trails Tools + Strategies

- Equestrian Trail Networks
- Local Trail Networks
- Regional Trail Systems

1. Dedicate Trail ROWs
2. Designate Conservation Easements
3. Conduct Roadway + ROW Improvements
4. Coordinate with Public/ Stakeholders
5. Acquire Land
6. Secure Local Funding
7. Coordinate with Adjacent Neighborhoods and Cities
8. Secure Voter-Approved Funding
9. Coordinate with Adjacent Cities and Counties
10. Secure Interagency Funding
11. Coordinate with Osceola County Conservation Board for Continued Maintenance
12. Coordinate with Park Directors
13. Coordinate with FDOT, Florida Transportation Commission, State Legislature and Federal Congressional Staff to Streamline Policy Procedures and Reduce Cost

Opportunities Exercise

Community Amenities Opportunities

1. Libraries/Community Center
2. Churches/Meeting Areas
3. Farmer's Market
4. Public Greens/Plazas



Amenities Tools + Strategies

Community Amenities; Libraries/Community Center, Churches/Meeting Areas, Farmer's Market, Public Greens/Plazas

1. Acquire Strategic Parcels
2. Consolidate Key Parcels
3. Secure Local Funding
4. Acquire All Mandatory Permits for Dredging a Boat Slip
5. Secure Interagency Funding
6. Adopt Changes to Zoning and Land Use Regulations for Key Parcels
7. Coordinate the Implementation of Public Works Improvements
8. Secure Private Funding and Investment
9. Conduct Appropriate Environmental Studies
10. Provide Financial Incentives

Opportunities Exercise

Economic Development Opportunities

1. Historic Downtown
2. Lakefront Retail
3. Small, Local Businesses/
Neighborhood Retail
4. Sustainable Industries



Economic Tools + Strategies

- Historic Downtown
- High Tech Office Campus
- Small, Local Businesses

1. Consolidate Key Parcels
2. Provide Financial Incentives
3. Rezone to MXD
4. Acquire Strategic Parcels
5. Secure Interagency Funding
5. Coordinate the Implementation of Public Works Improvements
6. Secure Private Funding and Investment
7. Conduct Appropriate Environmental Studies
8. Create Design Guidelines to work with existing Character

**CENTER LAKE DRI
SUGGESTIONS EXERCISE**

NEXT STEPS

Process + Schedule

project phase	date	event	description
Phase 1: Start-Up	October 23, 2010	Community Event #1	Project Kickoff
	December 2010	Neighborhood Meeting #1	Introduction/ Orientation + Values
Phase 2: Frameworks	December 2010	Neighborhood Meeting #2	Frameworks + Opportunities
	January 2011	Citizen Advisory Committee Meeting #1	Frameworks + Opportunities
Phase 3: Opportunities + Tools	February 2011	Neighborhood Meeting #3	Opportunities + Tools
		Citizen Advisory Committee Meeting #2	Opportunities + Tools
Phase 4: The Community Plan	April 2011	Neighborhood Meeting #4	Tools + Strategies
		Citizen Advisory Committee Meeting #3	Tools + Strategies
	May 2011	Neighborhood Meeting #5	Refinement of Plan
		Citizen Advisory Committee Meeting #4	Refinement of Plan
	June 2011	Neighborhood Meeting #6 (<i>if needed</i>)	
	August 2011	Community Event #2	Presentation of Final Plan

Next Steps

- Homework:
 - Review Tools and Strategies; Develop Additional Strategies
- CAC Meeting #2; February 23rd, 2011
 - Refine Opportunities
 - Define Tools
- Neighborhood Meetings #4; April 13th, 2011
 - Continue Opportunities + Tools Discussion