

**CITY OF PALM BEACH GARDENS
COMPREHENSIVE PLAN
INTERGOVERNMENTAL COORDINATION ELEMENT
SUPPORT DOCUMENT**

Prepared by:

The City of Palm Beach Gardens

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Pursuant to Ordinance 2, 2020

I. INTRODUCTION

The Intergovernmental Coordination Element has two Goals. One is to effectively coordinate among all public and quasi-public entities to ensure quality of life and sustainable use of resources. The second, Goal 8.2, establishes a new goal for the Intergovernmental Coordination Element related to school coordinated planning, per the adoption of Ordinance 2, 2020 that deleted the Public School Facilities Element (PSFE) in its entirety. This is consistent with the new School District interlocal agreement and the Florida Statutes, as explained further below. Many of the school coordinated planning Goals, Objectives, and Policies from the PSFE that remained applicable were relocated to this element. Below is an overview of the policies that address intergovernmental coordination and the City's various interlocal agreements.

Intergovernmental Plan Amendment Review Committee (IPARC)

The Intergovernmental Plan Amendment Review Committee (IPARC) was formed to establish a countywide Comprehensive Plan Amendment Coordinated Review process in Palm Beach County. This process provides coordination of proposed Comprehensive Plan amendments between affected local governments and service providers. It also provides opportunities to resolve potential disputes only within the Comprehensive Plan amendment process with the least amount of infringement upon existing processes, without undue processing delays, and without the necessity of significant staffing or consultant costs. The Comprehensive Plan Amendment Coordinated Review Interlocal Agreement was established in 1993. The following Intergovernmental Coordination Element Objective and Policy addresses IPARC:

***Objective 8.1.2.:* Coordinate all levels of service standards which affect surrounding municipalities and counties through the Intergovernmental Plan Amendment Review Committee (IPARC), TCRPC and informal communications.**

***Policy 8.1.2.5.:* The City shall continue to participate in the Intergovernmental Plan Amendment Review Committee (IPARC). All amendments to the Comprehensive Plan shall be processed through the clearinghouse for distribution and comment.**

Western Northlake Boulevard Corridor

Resolution 56, 1999 approved an interlocal agreement between the City, Palm Beach County and the City of West Palm Beach for heightened review regarding lands located within the Western Northlake Boulevard Corridor Planning Area. The Western Northlake Corridor Land Use Study was adopted through Resolution 114, 1998. The agreement establishes a "heightened review" to be conducted by the City, Palm Beach County and the City of West Palm Beach. Development proposals within the planning area will be

reviewed for consistency with the recommendations of the Western Northlake Corridor Land Use Study. Any proposals which are not consistent with the Study shall undergo tri-party review and comment prior to consideration by the governing body having land use jurisdiction. The following policies in the Future Land Use Element address this planning area and agreement:

Policy 1.1.2.4.: *Western Northlake Corridor Planning Area: A Western Northlake Corridor Planning Area shall be maintained on the City's Future Land Use Map. Resolution 114, 1998 acknowledges the Western Northlake Corridor Land Use Study as a policy and growth management tool. Resolution 56, 1999 originally approved an interlocal agreement between the City, Palm Beach County and the City of West Palm Beach for heightened review regarding lands located within the Western Northlake Boulevard Corridor Planning Area.*

Policy 1.2.4.8.: *The Western Northlake Boulevard Corridor Planning Area shall be delineated on the Future Land Use Map. This area is generally located south of the Beeline Highway; west of the West Palm Beach Water Catchment Area; east of the J.W. Corbett Wildlife Management Area and Seminole Pratt Whitney Road; and north of the southern boundary of Ibis, Rustic Ranches, Bay Hill Estates, and Hamlin Boulevard. Through an interlocal agreement, the City, Palm Beach County and the City of West Palm Beach shall provide for a means of intergovernmental cooperation in revising the recommendations of the Western Northlake Boulevard Corridor Land Use Study, dated June 8, 1998. The revisions to this interlocal agreement shall establish a procedure for heightened review of local land use change petitions and development permit applications.*

Interlocal Agreement - Bioscience

On March 2, 2006, the City Council adopted Resolution 34, 2006 authorizing an “*Interlocal Agreement between Palm Beach County and the City of Palm Beach Gardens, the Town of Jupiter, the Town of Mangonia Park, the Town of Lake Park, and the City of Riviera Beach Creating a Bioscience Land Protection Advisory Board and Providing Consideration of Local Comprehensive Plan Amendments to Establish and Protect Bioscience Research Protection Overlays*”. On April 7, 2016, the City Council adopted Resolution 27, 2016, approving the First Amendment to the Bioscience Land Protection Advisory Board Interlocal Agreement, which extends the agreement through March 14, 2026. This agreement, in alliance with the five (5) north county municipalities and Palm Beach County fulfills the commitment to provide assurances that the State and County investment in Scripps, as a catalyst for economic development cluster in Palm Beach County, could be realized. The Interlocal obligates the City to initiate amendments to the Comprehensive Plan to establish a Bioscience Research Protection Overlay (BRPO) to protect those lands which have been identified as appropriate for a bioscience research protection overlay.

This was accomplished and Future Land Use Element, Policy 1.1.2.2. established the BRPO. In addition, Objective 1.3.4, and its associated policies address the BRPO.

School District Interlocal Agreement

The School District Interlocal Agreement, and Section 163.31777, *Florida Statutes*, requires Palm Beach County and municipalities to enter into an interlocal agreement with the Palm Beach County School District for coordinated school planning. Palm Beach County local governments have held an agreement with the School District since 2001, which expired in 2011. Upon expiration of the interlocal agreement, the City actively participated in the creation of a new Interlocal Agreement through the Intergovernmental Plan Amendment Review Committee (IPARC).

On August 19, 2015, the School Board adopted a new Interlocal Agreement pursuant to Chapter 163, *Florida Statutes*, and on December 15, 2015, the Board of County Commissioners for Palm Beach County approved the new interlocal agreement entitled “*Interlocal Agreement between the School Board of Palm Beach County, Palm Beach County and Municipalities of Palm Beach County for Coordinated Planning*”

On June 2, 2016, the City Council approved Resolution 35, 2016, authorizing the Mayor and City Clerk to execute the new interlocal agreement. The new agreement provides interlocal coordination and data sharing that have already been in place since 2001, and no longer requires a Level of Service determination by the School District. It contains requirements for the School District to determine if there are adequate facilities by reviewing each Comprehensive Plan Amendment and rezoning, evaluating the impact of the amendment on the Public School Facilities Plan and the public schools, and the projected timing and delivery of public school facilities. Upon their review, the School District makes recommendations through a School Capacity Availability Determination letter.

With the adoption of Ordinance 2, 2020, the Public School Facilities Element (PSFE) was deleted in its entirety to be consistent with the Florida Statutes and the latest Interlocal Agreement for coordinated school planning. The new agreement no longer requires a Level of Service determination by the School District during the review of residential developments, and therefore requires all of the school concurrency and school-related levels of service Goals, Objectives, and Policies (GOPs) to be deleted. Through the requirements of the new interlocal agreement, the School District determines if there are adequate facilities by reviewing each proposed Comprehensive Plan Amendment that is initiated by the City through a School Capacity Availability Determination (SCAD). Upon this review, the School District evaluates the impact of each proposed amendment on the following: the Public School Facilities Plan, the impact on public schools, and the projected timing and delivery of public school facilities.

The GOPs related to coordinated school planning that remain relevant in the deleted PSFE have been relocated to the Intergovernmental Coordination Element (ICE) under Goal 8.2.