



REGULAR CITY COUNCIL MEETING

6:30 PM – COUNCIL CHAMBERS – CITY HALL

DECEMBER 10, 2024

AGENDA

ALL CITIZENS DESIRING TO ADDRESS THE PORT ORANGE CITY COUNCIL DURING PUBLIC PARTICIPATION SHOULD COMPLETE THE SPEAKER CARD WHICH IS LOCATED ON THE STANDS OUTSIDE COUNCIL CHAMBERS. AFTER COMPLETING THE SPEAKER CARD, PRESENT IT TO THE CLERK.

A. OPENING

1. Invocation by Pastor John Mazza of The Family Worship Center
2. Pledge of Allegiance
3. Roll Call

B. CONSENT AGENDA

4. Public Comments on Consent Agenda Items Only
5. Agenda Approval
6. Approval of Minutes
 - a. December 3, 2024 - Regular City Council Meeting
7. Bid Awards and Contract Items
 - a. Approval of Lease Amendment for Office Space at City Hall for U.S. Representative Cory Mills
8. Resolution No. 24-53 - Waiver of Building Permit Fees for Structures in the FEMA Grant Programs or Volusia County Transform 386 Program
9. Resolution No. 24-54 - Accepting \$74,479 for 2024-2025 Victims of Crime Act (VOCA) Grant
10. Resolution No. 24-55 - Approval of the Loan Application Package for Design of the Water Reclamation Facility Upgrades with the Florida Department of Environmental Protection
11. Acceptance of the 2024 Annual Concurrency Management Report
12. Approval of the 2025 Public Hearing and Development Review Calendars

13. Authorizing City Attorney's Office to Initiate Legal Proceedings Related to Code Enforcement

C. PUBLIC PARTICIPATION (Non-Agenda – 20 minutes)

D. COUNCIL COMMENTS

14. Comments/Concerns from Council Members

E. PUBLIC HEARING

15. First Reading - Ordinance No. 2024-25 - Comprehensive Plan Amendment/Annual Capital Improvements Element Update (Case No. CPAM-24-0004)

F. ADDITIONAL ITEMS

16. City Attorney

17. City Manager

G. ADJOURNMENT

NOTICES — PURSUANT TO SECTION 286.0105 OF THE FLORIDA STATUTES, IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE CITY COUNCIL WITH RESPECT TO ANY MATTER CONSIDERED AT THIS PUBLIC MEETING OR HEARING, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT, FOR SUCH PURPOSE, SUCH PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. THE CITY DOES NOT PREPARE OR PROVIDE SUCH A RECORD.



FOR SPECIAL ACCOMMODATIONS, PLEASE NOTIFY THE CITY CLERK'S OFFICE (PHONE: 386-506-5563) AS FAR IN ADVANCE AS POSSIBLE, BUT PREFERABLY WITHIN 2 WORKING DAYS OF YOUR RECEIPT OF THIS NOTICE OR 5 DAYS PRIOR TO THE MEETING OR HEARING DATE.



HELP FOR THE HEARING IMPAIRED IS AVAILABLE THROUGH THE ASSISTIVE LISTENING SYSTEM RECEIVERS CAN BE OBTAINED FROM THE CITY CLERKS' OFFICE.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT (ADA), IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE CITY CLERK FOR THE CITY OF PORT ORANGE, 1000 CITY CENTER CIRCLE, PORT ORANGE, FLORIDA 32129, TELEPHONE NUMBER 386-506-5563, CITYCLERK@PORT-ORANGE.ORG, AS FAR IN ADVANCE AS POSSIBLE, BUT PREFERABLY WITHIN 2 WORKING DAYS OF YOUR RECEIPT OF THIS NOTICE OR 5 DAYS PRIOR TO THE MEETING OR HEARING DATE. IF YOU ARE HEARING OR VOICE IMPAIRED, CONTACT THE RELAY OPERATOR AT 7-1-1 or 1-800-955-8771.

UPON REQUEST BY A QUALIFIED INDIVIDUAL WITH A DISABILITY, THIS DOCUMENT WILL BE MADE AVAILABLE IN AN ALTERNATE FORMAT. IF YOU NEED TO REQUEST THIS DOCUMENT IN AN ALTERNATE FORMAT, PLEASE CONTACT THE CITY CLERK WHOSE CONTACT INFORMATION IS PROVIDED ABOVE.

ANY INVOCATION THAT IS OFFERED BEFORE THE OFFICIAL START OF THE CITY COUNCIL MEETING SHALL BE THE VOLUNTARY OFFERING OF A PRIVATE PERSON, TO AND FOR THE BENEFIT OF THE CITY COUNCIL. THE VIEWS OR BELIEFS EXPRESSED BY THE INVOCATION SPEAKER HAVE NOT BEEN PREVIOUSLY REVIEWED OR APPROVED BY THE CITY COUNCIL OR THE CITY STAFF, AND THE CITY IS NOT ALLOWED BY LAW TO ENDORSE THE RELIGIOUS BELIEFS OR VIEWS OF THIS, OR ANY OTHER SPEAKER. PERSONS IN ATTENDANCE AT THE CITY COUNCIL MEETING ARE INVITED TO STAND DURING THE OPENING INVOCATION AND PLEDGE OF ALLEGIANCE. HOWEVER, SUCH INVITATION SHALL NOT BE CONSTRUED AS A DEMAND, ORDER, OR ANY OTHER TYPE OF COMMAND. NO PERSON IN ATTENDANCE AT THE MEETING SHALL BE REQUIRED

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TO PARTICIPATE IN ANY OPENING INVOCATION THAT IS OFFERED. A PERSON MAY EXIT THE CITY COUNCIL CHAMBERS AND RETURN UPON COMPLETION OF THE OPENING INVOCATION IF A PERSON DOES NOT WISH TO PARTICIPATE IN OR WITNESS THE OPENING INVOCATION.

REGULAR CITY COUNCIL MEETING MINUTES
COUNCIL CHAMBERS – CITY HALL
1000 CITY CENTER CIRCLE
PORT ORANGE, FLORIDA
DECEMBER 3, 2024

THE REGULAR CITY COUNCIL MEETING of the City of Port Orange was called to order by Mayor Scott Stiltner at 7:00 p.m.

Invocation by Pastor Scott Kirscher from Christ the King Community Church

Pledge of Allegiance

Swearing-In Ceremony

Mayor Scott Stiltner thanked everyone for coming. He also thanked and recognized Councilman Drew Bastian and Mayor Don Burnette for their service and dedication to the City. Both were presented with plaques for their service on Council.

Council Members shared their appreciation and recognition for Councilman Drew Bastian and Mayor Don Burnette.

The Swearing in Ceremony was held for District 3 Council Member Shawn Goepfert, District 4 Lance Green, and Mayor Scott Stiltner.

Roll Call	Present:	Councilman Jonathan Foley Councilman Shawn Goepfert Councilman Lance Green Vice Mayor Tracy Grubbs Mayor Scott Stiltner
	Also Present:	City Manager Wayne Clark City Attorney Matthew Jones Deputy City Clerk Amanda Bonin

5. Election of Vice Mayor for 2025

Motion to nominate Councilman Tracy Grubbs to Vice Mayor was made by Councilman Lance Green and Seconded by Councilman Shawn Goepfert. Motion carried unanimously by voice vote.

6. Appointments to Council Committees for 2025

Council Members agreed to serve on the following committees:

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ArtHaus – Tracy Grubbs

General Employees Retirement Trust Fund – Scott Stiltner

Volusia Flagler Transportation Planning Organization, Formerly known as River to Sea
Transportation Planning Organization – Jonathan Foley

Municipal Firefighters Pension Board – Jonathan Foley

Municipal Police Officers Retirement Trust – Lance Green

Port Orange-South Daytona Chamber of Commerce – Shawn Goepfert

Roundtable of Elected Officials – Scott Stiltner

First Step – Shawn Goepfert

Motion to appoint Council Members to each committee as presented was made by Councilman Jonathan Foley and seconded by Councilman Shawn Goepfert. Motion carried unanimously by voice vote.

CONSENT AGENDA

7. Public Comments on Consent Agenda Items Only

There were none.

8. Agenda Approval

Motion to approve the agenda as presented was made by Councilman Lance Green and Seconded by Councilman Jonathan Foley. Motion carried unanimously by voice vote.

9. Approval of Minutes

- a. November 19, 2024 - Regular City Council Meeting

10. Bid Awards and Contract Items

a. Approval of Task Authorization No. 19 with Kimley-Horn & Associates, Inc. under the Master Contract for Engineering and Environmental Services (CA7763) for the Port Orange Water Treatment Plant (WTP) Lime Silo replacement.

b. Approval of Task Authorization No. 20 with Kimley-Horn & Associates, Inc. under the Master Contract for Engineering and Environmental Services (CA7763) for the Water Treatment Plant (WTP) Transfer Pump Stations Rehabilitation.

c. Approval of Contract for Sale and Purchase of real property located at 1201 Reed Canal Road to Landsea Development Group

11. Resolution No. 24-52 - Approval of the Subgrant Agreement with the Florida Department of Transportation accepting a grant in the amount of \$50,000 for a Motorcycle Safety and Awareness High Visibility Enforcement Campaign

12. Approval of the 2025 City Council Meeting Calendar

13. Approval of the Cooperative Equipment Loan Agreement with the Florida Department of Agriculture and Consumer Services and Florida Forest Service for Two Light Medium Tactical Vehicles.

Motion to approve was made by
Councilman Jonathan Foley and
Seconded by Vice Mayor Tracy Grubbs.
Motion carried unanimously by roll call
vote.

PUBLIC PARTICIPATION (Agenda)

14. Welcome Mayor Scott Stiltner to the Florida League of Mayors (FLM) - Nancy Miller, President of FLM

Nancy Miller, President of the Florida League of Mayors, welcomed Mayor Scott Stiltner to the Florida League of Mayors, recognized Mayor Don Burnette, and thanked Councilman Drew Bastian along with Mayor Don Burnette for their service.

PUBLIC PARTICIPATION (Non-Agenda – 20 minutes)

Ken Fustin, resident, thanked Councilman Drew Bastian and extended his gratitude to the City for his employment and stated he supports Councilman Lance Green serving his term. Mr. Fustin further commented on his employment and requested the City Attorney obtain an opinion from the State Attorney about Council Members serving on a pension board while still receiving a pension themselves.

Kelly Malina, resident, commented on her water bill increase, stating the City advised it's based on an estimation. She expressed her concerns about the bills increase over the last few months. She would like to have her meter read and the bill to be looked at for accuracy.

Maureen Vantanian, resident, commented on Councilman Lance Green and a recent event that occurred. She does not support him serving his term.

COUNCIL COMMENTS

15. Comments/Concerns from Council Members

Councilman Jonathan Foley welcomed Councilman Lance Green and Councilman Shawn Goepfert to Council. Councilman Jonathan Foley also thanked City staff for their continual hard work, always answering his questions, and their dedication to the City.

Vice Mayor Tracy Grubbs extended his thanks to Drew Bastian and Don Burnette for their service and dedication to the City and mentioned how staff has put in countless hours to get the City cleaned up after Hurricane Milton. Vice Mayor Grubbs also mentioned Memorial Park pier repairs are underway and touched on the City events

coming up this weekend, such as the tree lighting on Saturday and the Christmas parade on Sunday.

Councilman Shawn Goepfert thanked the citizens for entrusting him to be a Council Member, thanked his wife and family for being behind him and looks forward to serving the City.

Councilman Lance Green commented on his family's history serving the City and looks forward to working with the City and being a member on the board.

Mayor Scott Stiltner spoke about the QR codes for our staff directory and See Click Fix that have been added to the back of Council's business cards. He commented on public participation and how the City Attorney and City Manager's comments are at the end of the agenda. Mayor Scott Stiltner would like the Council Members to give some thought as to having the City Attorney and City Manager's comments moved up on the agenda. Mayor Scott Stiltner also mentioned stormwater mitigation projects and suggested good detailed conversations with staff and the City Manager. Lastly, Mayor Scott Stiltner would like Council to think about bigger picture items for future conversations and expressed his gratitude to fellow members serving on Council with him.

BOARD APPOINTMENTS, INTERVIEWS, AND REPORTS

16. Golf Advisory Board Report

Jeff Dayton with Kemper Sports provided a report on the Cypress Head Golf Course.

Council Members expressed their appreciation for the job they do and keeping the course beautiful.

Richard Lee, Chairman for the Golf Advisory Board, provided their quarterly report.

17. Environmental Advisory Board Report - Kristine Cunningham

Kristine Cunningham provided the Environmental Advisory Board report and touched on the water goat as well as the upcoming spring fest where they will be giving out bushes instead of trees this year.

Ms. Cunningham advised they are working on several projects including but not limited to a stormwater drain adoption project and planting trees around the City.

ADDITIONAL ITEMS

18. City Attorney

There was nothing further.

19. City Manager

Wayne Clark, City Manager, provided an update on the Summer Trees and Cambridge pump station repairs and that the City has completed multiple passes for debris removal, which will conclude on Friday, December 13. Mr. Clark expressed his gratitude for the employees on their dedication, specifically mentioning Public Works for their work after Hurricanes Helene and Milton.

Mayor Scott Stiltner requested the City's resident drop off at the debris management site be mentioned in the after-action report. He believes it was very helpful for residents and would like to have it in the future.

COUNCIL COMMITTEE REPORTS

20. City Council Committee Reports

a. Fire Pension Board - Councilman Jonathan Foley

Councilman Jonathan Foley provided a report from the Fire Pension's quarterly meeting.

b. General Employee's Pension Board - Mayor Scott Stiltner

Mayor Scott Stiltner provided a report on the General Employee's Pension Quarterly meeting.

ADJOURNMENT

8:19 p.m.

Attest:

Mayor Scott Stiltner

Robin Fenwick, MMC
City Clerk



CITY COUNCIL AGENDA ITEM

COUNCIL MEETING DATE 12/10/2024

SUBJECT: (B7a) Approval of Lease Amendment for Office Space at City Hall for U.S. Representative Cory Mills

DEPARTMENT: City Manager

GOAL: 6 - Organizational Excellence

RECOMMENDED MOTION: Move to approve the District Office Lease Amendment with Representative Cory Mills and authorize Mayor and City Clerk to execute all necessary documents.

SUMMARY: The City currently leases office space within City Hall to the duly elected member of the U.S. House of Representatives for District 7. Cory Mills was re-elected District 7 Representative in November 2024 and desires to continue the lease of this office space. The lease term will be from January 3, 2025 through January 2, 2027. The proposed amount of rent due to the City would remain at \$100 per month over the period of the new lease.

PRESENTER: Robin Fenwick

ATTACHMENTS:

1.	119th- District Office Lease Amendment for CC	119th- District Office Lease Amendment for CC.pdf
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Amanda Bonin	Created/Initiated - 11/21/2024
Robin Fenwick	Approved - 11/21/2024
Linda Truitt	Approved - 11/22/2024
Shannon Balmer	Approved - 11/25/2024
Wayne Clark	Final Approval - 11/25/2024

District Office Lease Amendment - Instructions

THE OFFICE OF THE ADMINISTRATIVE COUNSEL MUST APPROVE THE DISTRICT OFFICE LEASE AMENDMENT AND ATTACHMENT PRIOR TO SIGNATURE.

The term for a District Office Lease Amendment for the 119th Congress may not commence prior to January 3, 2025.

A Member/Member-elect should endeavor to lease space through the last day of a congressional term rather than the last day of a calendar year. For the 119th Congress, leases should end on January 2, 2027, rather than December 31, 2026.

- The Member/Member-elect is required to personally sign lease documents.
- A District Office Lease Attachment (“Attachment”) for the 119th Congress must accompany this Amendment.
- Prior to either party signing a District Office Lease Amendment, the Member/Member-elect must submit the proposed Amendment, accompanied by the District Office Lease Attachment for the 119th Congress (“Attachment”), to the Office of the Administrative Counsel (“Administrative Counsel”) via e-mail in PDF form (leases@mail.house.gov) or fax (202-226-0357) for review and approval.
- If approved, Administrative Counsel will advise the parties that they can execute the lease documents. If changes are necessary, Administrative Counsel will contact the office of the Member/Member-elect. The Member/Member-elect will work with the lessor to incorporate all necessary edits to the lease documents. The parties must resubmit revised lease documents to Administrative Counsel until Administrative Counsel approves the lease documentation package.
- After both parties have executed an approved Lease Amendment, accompanied by the Attachment, a copy must be submitted to Administrative Counsel via e-mail in PDF form (leases@mail.house.gov) or fax (202-226-0357) for final countersignature and processing.
- Lessor must complete a U.S. House of Representatives Substitute W-9 and ACH Vendor/Miscellaneous Payment Enrollment Form to allow the House Office of Finance to initiate monthly rental payments pursuant to an approved lease. This form should be submitted along with the completed lease packet. Questions regarding the form should be directed to the Office of Finance (VendorEFT@mail.house.gov; 202-226-2277).

Instructions for completing the District Office Lease Amendment (“Amendment”):

- Section 1 – Insert the time period covering the previous lease that is being amended and the office’s street address, including the city, state and ZIP.
- Section 2 – Insert the new termination date (if the lease is being extended). The Amendment must terminate on or before January 2, 2027. If the purpose of the Amendment is not to change the terminate date, insert “N/A” in the space provided.
- Section 3 – Insert the amount of monthly rent for the extended term. In the blank space, insert any changes or additions to the terms of the lease. If there are no other changes to your existing lease, write “NONE” in the space provided.

U.S. House of Representatives

Washington, D.C. 20515

District Office Lease Amendment

(Page 1 of 2 – 119th Congress)

1. **Prior Lease Term.** The undersigned Landlord (“Lessor”) and Member of the U. S. House of Representatives (“Lessee”) agree that they previously entered into a District Office Lease (“Lease”) (along with the District Office Lease Attachment), which covered the period from _____ to _____ for the lease of office space located at _____ in the city, state and ZIP of _____.
2. **Extended Term.** If applicable, the above referenced Lease is extended through and including _____. (This District Office Lease Amendment (“Amendment”) may not provide for an extension of beyond January 2, 2027, which is the end of the constitutional term of the 119th Congress.
3. **Rent and Any Other Changes.** The monthly rent for the extended term of the Lease shall now be _____. All other provisions of the existing Lease shall remain unchanged and in full effect, except for the following additional terms, which are modified as indicated in the space below [If no additional terms are to be modified, write the word “NONE” below].
4. **District Office Lease Attachment for the 119th Congress.** This District Office Lease Amendment shall have no force and effect unless and until accompanied by an executed District Office Lease Attachment for the 119th Congress and the District Office Lease Attachment for the 119th Congress attached hereto supersedes and replaces any prior District Office Lease Attachment.
5. **Counterparts.** This Amendment may be executed in any number of counterparts and by facsimile copy, each of which shall be deemed to be an original but all of which together shall be deemed to be one and the same instrument.
6. **Section Headings.** The section headings of this Lease are for convenience of reference only and shall not be deemed to limit or affect any of the provisions hereof.

[Signature page follows.]

U.S. House of Representatives

Washington, D.C. 20515

District Office Lease Amendment

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IN WITNESS WHEREOF, the parties have duly executed this District Office Lease Amendment as of the later date written below by the Lessor or the Lessee.

Print Name of Lessor/Landlord

Print Name of Lessee

By: _____
Lessor Signature

Lessee Signature

Name:

Title:

Date

Date

Attest: _____
Robin L. Fenwick, MMC, City Clerk

***This District Office Lease Amendment must be accompanied with an executed
District Office Lease Attachment.***

District Office Lease Attachment - Instructions

The District Office Lease Attachment (“Attachment”) must accompany *every* Lease or Amendment submitted for a Member/Member-elect’s District Office.

THE OFFICE OF ADMINISTRATIVE COUNSEL MUST APPROVE ANY LEASE, AMENDMENT, OR ATTACHMENT PRIOR TO SIGNATURE.

The term of a District Office Lease or Amendment for the 119th Congress may not commence prior to January 3, 2025.

A Member/Member-elect should endeavor to lease space through the last day of a congressional term rather than the last day of a calendar year. For the 119th Congress, leases should end on January 2, 2027, not December 31, 2026.

- The Member/Member-elect is required to personally sign lease documents.
- The Lessor must complete the amenities checklist in Section A (“Lease Amenities”), including both the “required amenities” and “optional amenities” portions.
- Section B (“Additional Lease Terms”) of the Attachment SHALL NOT have any provisions deleted or changed.
- Prior to either party signing a Lease or an Amendment, the Member/Member-elect must submit the proposed Lease or Amendment, accompanied by the Attachment, to the Office of Administrative Counsel (“Administrative Counsel”) via e-mail in PDF form (leases@mail.house.gov) or fax (202-226-0357) for review and approval.
- If approved, Administrative Counsel will advise the parties that they can execute the lease documents. If changes are necessary, Administrative Counsel will contact the office of the Member/Member-elect. The Member/Member-elect will work with the lessor to incorporate all necessary edits to the lease documents. The parties must resubmit revised lease documents to Administrative Counsel until Administrative Counsel approves the lease documentation packet.
- After both parties have executed an approved Lease or the Amendment, accompanied by the Attachment, a copy must be submitted to Administrative Counsel via e-mail in PDF form (leases@mail.house.gov) or fax (202-226-0357) for final countersignature and processing.
- Lessor must complete a U.S. House of Representatives Substitute W-9 and ACH Vendor/Miscellaneous Payment Enrollment Form to allow the House Office of Finance to initiate monthly rental payments pursuant to an approved lease. This form should be submitted along with the completed lease packet. Questions regarding the form should be directed to the Office of Finance (VendorEFT@mail.house.gov; 202-226-2277).
- Lessor shall provide a copy of any assignment, estoppel certificate, notice of a bankruptcy or foreclosure, or notice of a sale or transfer of the leased premises to Administrative Counsel via e-mail in PDF form (leases@mail.house.gov).

District Office Lease Attachment

(Page 1 of 5 – 119th Congress)

SECTION A **(Lease Amenities)**

Section A sets forth the amenities provided by the Lessor to be included in the Lease. Except as noted below, the amenities listed are not required for all district offices.

To be completed by the Lessor (required amenities):

- ☐ * **High-Speed Internet Available Within the Leased Space.**

Please list any internet providers known to provide service to the property:

- ☐ * **Interior Wiring CAT 5e or Better within Leased Space.**

To be completed by the Lessor (optional amenities):

- ☐ Amenities are separately listed elsewhere in the Lease.
(The below checklist can be left blank if the above box is checked.)

The Lease includes (please check and complete all that apply):

- ☐ Lockable Space for Networking Equipment.
- ☐ Telephone Service Available.
- ☐ Parking. ☐ _____ Assigned Parking Spaces
 ☐ _____ Unassigned Parking Spaces
 ☐ General Off-Street Parking on an As-Available Basis
- ☐ Utilities. Includes: _____
- ☐ Janitorial Services. Frequency: _____
- ☐ Trash Removal. Frequency: _____
- ☐ Carpet Cleaning. Frequency: _____
- ☐ Window Washing. ☐ Window Treatments.
- ☐ Tenant Alterations Included In Rental Rate.
- ☐ After Hours Building Access.
- ☐ Office Furnishings. Includes: _____
- ☐ Cable TV Accessible. If checked, Included in Rental Rate: ☐ Yes ☐ No
- ☐ Building Manager. ☐ Onsite ☐ On Call Contact Name: _____

Phone Number: _____ Email Address: _____

District Office Lease Attachment

(Page 2 of 5 – 119th Congress)

SECTION B **(Additional Lease Terms)**

1. **Incorporated District Office Lease Attachment.** Lessor (Landlord) and Lessee (Member/Member-elect of the U.S. House of Representatives) agree that this District Office Lease Attachment (“Attachment”) is incorporated into and made part of the Lease (“Lease”) and, if applicable, District Office Lease Amendment (“Amendment”) to which it is attached.
2. **Performance.** Lessor expressly acknowledges that neither the U.S. House of Representatives (the “House”) nor its Officers are liable for the performance of the Lease. Lessor further expressly acknowledges that payments made by the Chief Administrative Officer of the House (the “CAO”) to Lessor to satisfy Lessee’s rent obligations under the Lease – which payments are made solely on behalf of Lessee in support of his/her official and representational duties as a Member of the House – shall create no legal obligation or liability on the part of the CAO or the House whatsoever. Lessee shall be solely responsible for the performance of the Lease and Lessor expressly agrees to look solely to Lessee for such performance.
3. **Modifications.** Any amendment to the Lease must be in writing and signed by the Lessor and Lessee. Lessor and Lessee also understand and acknowledge that the Administrative Counsel for the CAO (“Administrative Counsel”) must review and give approval of any amendment to the Lease prior to its execution.
4. **Compliance with House Rules and Regulations.** Lessor and Lessee understand and acknowledge that the Lease shall not be valid, and the CAO will not authorize the disbursement of funds to the Lessor, until Administrative Counsel has reviewed the Lease to determine that it complies with the Rules of the House and the Regulations of the Committee on House Administration, and approved the Lease by signing the last page of this Attachment.
5. **Payments.** The Lease is a fixed term lease with monthly installments for which payment is due in arrears on or before the end of each calendar month. In the event of a payment dispute, Lessor agrees to contact the Office of Finance, U.S. House of Representatives, at 202-225-7474 to attempt to resolve the dispute before contacting Lessee.
6. **Void Provisions.** Any provision in the Lease purporting to require the payment of a security deposit shall have no force or effect. Furthermore, any provision in the Lease purporting to vary the dollar amount of the rent specified in the Lease by any cost of living clause, operating expense clause, pro rata expense clause, escalation clause, or any other adjustment or measure during the term of the Lease shall have no force or effect.
7. **Certain Charges.** The parties agree that any charge for default, early termination or cancellation of the Lease which results from actions taken by or on behalf of the Lessee shall be the sole responsibility of the Lessee and shall not be paid by the CAO on behalf of the Lessee.
8. **Death, Resignation or Removal.** In the event Lessee dies, resigns or is removed from office during the term of the Lease, the Clerk of the House may, at his or her sole option, either: (a) terminate the Lease by giving thirty (30) days’ prior written notice to Lessor; or (b) assume the obligation of the Lease and continue to occupy the premises for a period not to exceed sixty (60) days following the certification of the election of the Lessee’s successor. In the event the Clerk elects to terminate the Lease, the commencement date of such thirty (30) day termination notice

District Office Lease Attachment

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shall be the date such notice is delivered to the Lessor or, if mailed, the date on which such notice is postmarked.

9. **Term.** The term of the Lease may not exceed the constitutional term of the Congress to which the Lessee has been elected. The Lease may be signed by the Member-elect before taking office. Should the Member-elect not take office to serve as a Member of the 119th Congress, the Lease will be considered null and void.
10. **Early Termination.** If either Lessor or Lessee terminates the Lease under the terms of the Lease, the terminating party agrees to promptly file a copy of any termination notice with the Office of Finance, U.S. House of Representatives, Attn: Kellie Wilson, via e-mail at FCLeasePayments@mail.house.gov, and with the Administrative Counsel by e-mail at leases@mail.house.gov.
11. **Assignments.** Lessor shall provide thirty (30) days prior written notice to Lessee before assigning any of its rights, interests or obligations under the Lease, in whole or in part, by operation of law or otherwise. Lessor shall promptly file a copy of any such assignment notice with Administrative Counsel by e-mail at leases@mail.house.gov. Lessee and the House shall not be responsible for any misdirected payments resulting from Lessor's failure to file an assignment notice in accordance with this section.
12. **Sale or Transfer of Leased Premises.** Lessor shall provide thirty (30) days prior written notice to Lessee in the event (a) of any sale to a third party of any part of the leased premises, or (b) Lessor transfers or otherwise disposes of any of the leased premises, and provide documentation evidencing such sale or transfer in such notice. Lessor shall promptly file a copy of any such sale or transfer notice with Administrative Counsel by e-mail at leases@mail.house.gov.
13. **Bankruptcy and Foreclosure.** In the event (a) Lessor is placed in bankruptcy proceedings (whether voluntarily or involuntarily), (b) the leased premises is foreclosed upon, or (c) of any similar occurrence, Lessor agrees to promptly notify Lessee in writing. Lessor shall also promptly file a copy of any such notice via e-mail with the Office of Finance, U.S. House of Representatives, Attn: Kellie Wilson, via e-mail at FCLeasePayments@mail.house.gov, and with Administrative Counsel by e-mail at leases@mail.house.gov.
14. **Estoppel Certificates.** Lessee agrees to sign an estoppel certificate relating to the leased premises (usually used in instances when the Lessor is selling or refinancing the building) upon the request of the Lessor. Such an estoppel certificate shall require the review of Administrative Counsel, prior to Lessee signing the estoppel certificate. Lessor shall promptly provide a copy of any such estoppel certificate to Administrative Counsel by e-mail at leases@mail.house.gov.
15. **Maintenance of Common Areas.** Lessor agrees to maintain in good order, at its sole expense, all public and common areas of the building including, but not limited to, all sidewalks, parking areas, lobbies, elevators, escalators, entryways, exits, alleys and other like areas.
16. **Maintenance of Structural Components.** Lessor also agrees to maintain in good order, repair or replace as needed, at its sole expense, all structural and other components of the premises including, but not limited to, roofs, ceilings, walls (interior and exterior), floors, windows, doors, foundations, fixtures, and all mechanical, plumbing, electrical and air conditioning/heating

District Office Lease Attachment

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systems or equipment (including window air conditioning units provided by the Lessor) serving the premises.

17. **Lessor Liability for Failure to Maintain.** Lessor shall be liable for any damage, either to persons or property, sustained by Lessee or any of his or her employees or guests, caused by Lessor's failure to fulfill its obligations under Sections 15 and 16.
18. **Initial Alterations.** Lessor shall make any initial alterations to the leased premises, as requested by Lessee and subject to Lessor's consent, which shall not be unreasonably withheld. The cost of such initial alterations shall be included in the annual rental rate.
19. **Federal Tort Claims Act.** Lessor agrees that the Federal Tort Claims Act, 28 U.S.C. §§ 2671-80, satisfies any and all obligations on the part of the Lessee to purchase private liability insurance. Lessee shall not be required to provide any certificates of insurance to Lessor.
20. **Limitation of Liability.** Lessor agrees that neither Lessee nor the House nor any of the House's officers or employees will indemnify or hold harmless Lessor against any liability of Lessor to any third party that may arise during or as a result of the Lease or Lessee's tenancy.
21. **Compliance with Laws.** Lessor shall be solely responsible for complying with all applicable permitting and zoning ordinances or requirements, and with all local and state building codes, safety codes and handicap accessibility codes (including the Americans with Disabilities Act), both in the common areas of the building and the leased space of the Lessee.
22. **Electronic Funds Transfer.** Lessor agrees to accept monthly rent payments by Electronic Funds Transfer and agrees to provide the Office of Finance, U.S. House of Representatives, with all banking information necessary to facilitate such payments.
23. **Refunds.** Lessor shall promptly refund to the CAO, without formal demand, any payment made to the Lessor by the CAO for any period for which rent is not owed because the Lease has ended or been terminated.
24. **Conflict.** Should any provision of this Attachment be inconsistent with any provision of the attached Lease or attached Amendment, the provisions of this Attachment shall control, and those inconsistent provisions of the Lease or the Amendment shall have no force and effect to the extent of such inconsistency.
25. **Construction.** Unless the clear meaning requires otherwise, words of feminine, masculine or neuter gender include all other genders and, wherever appropriate, words in the singular include the plural and vice versa.
26. **Fair Market Value.** The Lease or Amendment is entered into at fair market value as the result of a bona fide, arms-length, marketplace transaction. The Lessor and Lessee certify that the parties are not relatives nor have had, or continue to have, a professional or legal relationship (except as a landlord and tenant).
27. **District Certification.** The Lessee certifies that the office space that is the subject of the Lease is located within the district the Lessee was elected to represent unless otherwise authorized by Regulations of the Committee on House Administration.

District Office Lease Attachment
(Page 5 of 5 – 119th Congress)

28. **Counterparts.** This Attachment may be executed in any number of counterparts and by facsimile copy, each of which shall be deemed to be an original but all of which together shall be deemed to be one and the same instrument.
29. **Section Headings.** The section headings of this Attachment are for convenience of reference only and shall not be deemed to limit or affect any of the provisions hereof.

IN WITNESS WHEREOF, the parties have duly executed this District Office Lease Attachment as of the later date written below by the Lessor or the Lessee.

_____ <i>Print Name of Lessor/Landlord</i>	_____ <i>Print Name of Lessee</i>
By: _____ Scott Stiltner	_____ <i>Lessee Signature</i>
Title: _____	
Attest: _____ Robin L. Fenwick, MMC, City Clerk	
_____ <i>Date</i>	_____ <i>Date</i>

From the Member's Office, who is the point of contact for questions?

Name _____ Phone _____ E-mail _____@mail.house.gov

This District Office Lease Attachment and the attached Lease or Amendment have been reviewed and are approved, pursuant to Regulations of the Committee on House Administration.

Signed _____ Date _____
(Administrative Counsel)



CITY COUNCIL AGENDA ITEM

COUNCIL MEETING DATE 12/10/2024

SUBJECT: (B8) Resolution No. 24-53 - Waiver of Building Permit Fees for Structures in the FEMA Grant Programs or Volusia County Transform 386 Program

DEPARTMENT: Community Development

GOAL: 3 - Quality of Life

RECOMMENDED MOTION: Move to approve Resolution No. 24-53.

SUMMARY: As part of the recovery efforts from Hurricane Ian and Nicole, the permit fees for building permits needed to complete repairs to structures damaged by wind, flooding, and falling trees were waived through Executive Order and Resolution No. 23-21. The fee waiver for repairs associated with damage due to Hurricanes Ian and Nicole ended on December 31, 2023.

However, there are at least 50 structures in a Special Flood Hazard Area (SFHA) that have been determined by the city to be Substantially Damaged and are current participants in the City's FEMA Hazard Mitigation Grant Program (HMGP) or FEMA Flood Mitigation Assistance (FMA) grant to elevate, demolish, or rebuild their home to bring it into compliance with the Florida Building Code, FEMA National Flood Insurance Program (NFIP), and the City's Land Development Code. Building permits are required to elevate, demolish, or rebuild structures in the FEMA grant programs. Staff anticipates building permits for the FEMA grant programs to start being submitted in 2025.

In addition to the FEMA grant programs, at least 40 property owners have been funded to rebuild or repair their homes through Volusia County's Transform 386 Program, with about half being in the Special Flood Hazard Area (SFHA) and determined to be Substantially Damaged. Building permits to rebuild or repair homes in the Transform 386 Program have already been submitted and are currently being reviewed by city staff. There are also about 100 Port Orange property owners waiting to see if they will be awarded funds from the Transform 386 program to rebuild or repair their homes. The waiver is limited to those currently navigating the process of recovery and assistance with HMGP, FMA and Transform 386 for repairs associated with damage due to Hurricanes Ian and Nicole.

Furthermore, in addition to the assistance available for Hurricanes Ian and Nicole, assistance was made available as a result of Hurricane Idalia for those citizens with damage due to Hurricanes Ian and Nicole.

Due to the protracted time for those currently seeking assistance from FEMA Hazard Mitigation Grant Program (HMGP), FEMA Flood Mitigation Assistance (FMA), and Volusia County's Transform 386 Program, staff requests approval to waive the permit fee for building permits associated with bringing structures into compliance that were damaged by Hurricanes Ian or Nicole for those current participants in the FEMA Hazard Mitigation Grant Program (HMGP), FEMA Flood Mitigation Assistance (FMA), or Volusia County Transform 386 Program.

A building permit is still required for repairs associated with Hurricane Milton. Said permit fees are currently waived by the City through an Executive Order.

PRESENTER: Tim Burman

ATTACHMENTS:

1.	Resolution No. 24-53	Resolution No. 24-53 .pdf
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Penelope Cruz	Created/Initiated - 11/19/2024
Tim Burman	Approved - 11/21/2024
Shannon Balmer	Approved - 12/5/2024
Wayne Clark	Final Approval - 12/5/2024

RESOLUTION NO. 24-53

A RESOLUTION OF THE CITY COUNCIL OF PORT ORANGE FLORIDA PROVIDING FOR A WAIVER OF BUILDING PERMIT FEES FOR REPAIRS RELATED TO BUILDING OR STRUCTURAL DAMAGE FROM HURRICANES IAN AND NICOLE FOR CURRENT PARTICIPANTS IN THE CITY'S FEMA HAZARD MITIGATION GRANT PROGRAM (HMGP), FLOOD MITIGATION ASSISTANCE (FMA), OR VOLUSIA COUNTY'S TRANSFORM 386 PROGRAM RELATED TO ASSISTANCE AVAILABLE FOR HURRICANES IAN, NICOLE, AND IDALIA ; PROVIDING FOR AN INTENT AND PURPOSE OF THIS RESOLUTION; PROVIDING FOR REPEAL OF CONFLICTING RESOLUTIONS; PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Hurricanes Ian and Nicole caused significant damage to properties within the geographic area of the City of Port Orange in late September and early November of 2022; and

WHEREAS, Section 252.38(3), *Florida Statutes*, provides authority for local governments such as the City of Port Orange to declare a local state of emergency and to take actions in emergency situations such as waiving the procedures and formalities otherwise required of political subdivisions by State law; and

WHEREAS, the permit fee waivers established by Executive Order and Resolution No.23-21 for repairs associated with damage due to Hurricanes Ian and Nicole ended on December 31, 2023; and

WHEREAS, due to the significant and widespread impacts of Hurricanes Ian and Nicole to the City of Port Orange, the recovery effort has been lengthy and ongoing, specifically for those citizens who continue to be in the process of seeking recovery and assistance through the City's FEMA Hazard Mitigation Grant Program (HMGP), City's FEMA Flood Mitigation Assistance (FMA), or Volusia County's Transform 386 Program; and

WHEREAS, in addition to the assistance available for Hurricanes Ian and Nicole, assistance was made available with Hurricane Idalia for repairs associated with damage due to Hurricanes Ian and Nicole; and

WHEREAS, due to the protracted process of seeking recovery and assistance from the impacts of Hurricanes Ian and Nicole for those citizens currently navigating the particular requirements and timelines of the City's FEMA Hazard Mitigation Grant Program (HMGP), City's FEMA Flood Mitigation Assistance (FMA), and Volusia County's

Transform 386 Program, the City desires to provide building permit waivers for said participants in a continuing effort to assist those in their ongoing recovery efforts; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Port Orange, Florida, as follows:

SECTION 1. Recitals. The foregoing recitals are hereby fully incorporated herein by this reference and are deemed a material part of this Resolution.

SECTION 2. The City Council of the City of Port Orange hereby approves a waiver of permit fees for building permits for repairs associated with damage due to Hurricanes Ian and Nicole, with said waiver being limited to those citizens who are currently in the process of seeking recovery and assistance through the City's FEMA Hazard Mitigation Grant Program (HMGP) or City's FEMA Flood Mitigation Assistance (FMA), or Volusia County Transform 386 Program, specifically from assistance made available as a result of Hurricanes Ian, Nicole, and Idalia storm events.

SECTION 3. For purposes of this resolution, the repairs may include but is not limited to building permits to elevate, demolish, or rebuild structures.

SECTION 4. All resolutions or parts of resolutions in conflict with the provisions of this Resolution are hereby repealed to the extent of such conflict.

SECTION 5. If any provision of this Resolution or the application thereof to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of this Resolution which can be given effect without the invalid provision or application, and to this end the provisions of this Resolution are declared severable.

SECTION 5. This Resolution shall become effective immediately upon adoption by the City Council.

MAYOR SCOTT STILTNER

ATTEST:

Robin L. Fenwick, MMC, City Clerk

Adopted on the day of

Reviewed and Approved: _____
Shannon K. Balmer, Senior Assistant City Attorney



CITY COUNCIL AGENDA ITEM

COUNCIL MEETING DATE 12/10/2024

SUBJECT: (B9) Resolution No. 24-54 - Accepting \$74,479 for 2024-2025 Victims of Crime Act (VOCA) Grant

DEPARTMENT: Police Services

GOAL: 1 - Public Safety

RECOMMENDED MOTION: Move to approve Resolution No. 24-54 ratifying and accepting grant funds from the State of Florida Office of the Attorney General in the amount of \$74,479 for the Victims of Crime Act (VOCA) Grant program and authorize the Mayor and City Clerk to execute all necessary documents.

SUMMARY: The Police Department was awarded \$74,479 from the Victims of Crime Act (VOCA) Grant program. The 2024-2025 funding cycle will continue to assist victims of crime. The Grant Fund FY 2024-2025 Adopted Budget will be amended to reflect the \$74,479 from VOCA. There was no reduction in funding from the 2023-2024 grant cycle. There is no required match.

PRESENTER: Manuel Marino

ATTACHMENTS:

1.	Resolution No 24-54	Resolution No 24-54.pdf
2.	Match Waiver Request 2024-2025	Match Waiver Request 2024-2025.pdf

Beth Unruh	Created/Initiated - 11/21/2024
Manuel Marino	Approved - 11/21/2024
Linda Truitt	Approved - 11/22/2024
Matthew Jones	Approved - 12/2/2024
Wayne Clark	Final Approval - 12/3/2024

RESOLUTION NO. 24-54

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA; RATIFYING THE APPLICATION FOR AND APPROVING THE ACCEPTANCE OF GRANT FUNDS FROM THE STATE OF FLORIDA IN THE AMOUNT OF \$74,479.00 FOR THE VICTIMS OF CRIME ACT (VOCA) GRANT PROGRAM; AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE ANY AGREEMENTS OR CONTRACTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Port Orange has been awarded \$74,479.00 from the State of Florida Department of Legal Affairs Office of the Attorney General for the Port Orange Police Department to assist victims of crime; and

WHEREAS, the Office of the Attorney general for the State of Florida has waived the match requirements for this grant award; and

WHEREAS, the City of Port Orange desires to ratify the application for and accept the grant in the amount of \$74,479.00.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA:

Section 1. The City of Port Orange does hereby ratify the application for and authorize acceptance of the grant funds from the State of Florida award of the Victims of Crime Act grant in the amount of \$74,479.00.

Section 2. The Mayor and City Clerk are hereby authorized to execute all documents between the City of Port Orange and the State of Florida necessary to implement this Resolution.

Section 3. Matching funds have been waived for this grant award.

Section 4. This resolution shall become effective immediately upon adoption.

MAYOR SCOTT STILTNER

ATTEST:

Robin L. Fenwick, MMC, City Clerk

Adopted on the day of

Reviewed and Approved: _____
Shannon K. Balmer, Senior Assistant City Attorney



ASHLEY MOODY
ATTORNEY GENERAL
STATE OF FLORIDA

OFFICE OF THE ATTORNEY GENERAL
Division of Victim Services
Advocacy and Grants Management

PL-01 The Capitol
Tallahassee, FL 32399-1050
Phone (850) 414-3300 Fax (850) 487-0168
<http://www.myfloridalegal.com>

October 2024

Victims of Crime Act (VOCA) 2024-2025

The Office of the Attorney General waives the match requirement for all 2024-2025 VOCA Assistance grants funded with FFY 2020 V2-GX-0052 and FFY 2021-15POVC-21-GG-00618-ASSI. The time period for these awards is October 1, 2024, through September 30, 2025.

These considerations are being made due to the continued challenges service providers are experiencing in their ability to meet the match requirement due to financial constraints and unique circumstances.

A handwritten signature in blue ink, appearing to read "Ashley Moody", is written over a horizontal line.

OAG Authorizing Official
Associate Deputy Attorney General

Joseph Spataro
Print Name

October 1, 2024
Date



CITY COUNCIL AGENDA ITEM

COUNCIL MEETING DATE 12/10/2024

SUBJECT: (B10) Resolution No. 24-55 - Approval of the Loan Application Package for Design of the Water Reclamation Facility Upgrades with the Florida Department of Environmental Protection

DEPARTMENT: Public Utilities

GOAL: 2 - Infrastructure 6 - Organizational Excellence

RECOMMENDED MOTION: Move to approve Resolution No. 24-55.

SUMMARY: On August 14, 2024, the Florida Department of Environmental Protection (FDEP) added the design project for the Water Reclamation Facility Upgrades to the list of funded projects for FY25. This application is for a design loan of \$6 million from FDEP's Clean Water State Revolving Fund (SRF). The design loan will be amortized for a maximum of thirty years and can be rolled into a construction loan from the Clean Water State Revolving Fund. An SRF loan carries one of the lowest interest rates available for municipalities to utilize for funding projects of this magnitude.

The Port Orange Water Reclamation Facility (WRF) was constructed in 1989. The treatment process and the majority of the equipment currently in operation were installed approximately 32 years ago. The Facility Plan details the alternatives and recommended improvements for all facets of the City's WRF. Each alternative was evaluated based on the following criteria: cost, compatibility, and Operations and Maintenance/Reliability. With the recommendations provided within the Facility Plan, the WRF will be upgraded to achieve the advanced wastewater treatment standards and meet Advanced Wastewater Treatment (AWT) criteria and effluent limits of 5-5-3-1 for Biological Oxygen Demand-Total Suspended Solids (BOD-TSS), Total Nitrogen (TN) and Total Phosphorus (TP) respectively.

The design is for the following items:

1. West Master Lift Station Pump Upgrades
2. West Master Lift Station and East Master Lift Station Primary Screening and Flow Equalization
3. Influent Headworks
4. Biological Nutrient Removal Facilities
5. Secondary Clarifiers
6. Disinfection and Effluent Disposal
7. Sludge Handling Improvements

-
8. WRF Support Facilities
 9. Reclaimed Water and Effluent Disposal

The City is currently advertising for design services with RFSQ No. 25-04 Water Reclamation Facility Upgrades. Once a design firm is selected, an executed SRF loan agreement would then be utilized to fund the design of the Water Reclamation Facility Upgrades.

PRESENTER: Steve Parnell

ATTACHMENTS:

1.	Resolution No. 24-55	Resolution No. 24-55 .pdf
2.	Port Orange WW64040 Loan Application	[Port Orange WW64040 Loan Application.pdf
3.	Legal Opinion	Legal Opinion .pdf

Steve Parnell	Created/Initiated - 11/21/2024
Chris Wall	Approved - 11/22/2024
Steve Parnell	Approved - 11/25/2024
Linda Truitt	Approved - 12/2/2024
Matthew Jones	Approved - 12/4/2024
Wayne Clark	Final Approval - 12/4/2024

RESOLUTION 24-55

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PORT ORANGE, FLORIDA, RELATING TO THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CLEAN WATER STATE REVOLVING FUND LOAN PROGRAM; MAKING FINDINGS; AUTHORIZING THE LOAN APPLICATION; AUTHORIZING THE LOAN AGREEMENT; DESIGNATING AN AUTHORIZED REPRESENTATIVE; PROVIDING ASSURANCES; PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE.

WHEREAS, Florida Statutes provide for loans to local government agencies to finance the design of wastewater facilities; and

WHEREAS, Florida Administrative Code rules require authorization to apply for loans, to establish pledged revenues, to designate an authorized representative; to provide assurances of compliance with loan program requirements; and to enter into a loan agreement; and

WHEREAS, the Clean Water State Revolving Fund loan priority list designates Project No. WW64040, Wastewater Treatment Plant Conversion and Upgrades (Design), as eligible for available funding in the amount of \$6,000,000; and

WHEREAS, in order to receive said loan, the City of Port Orange, Florida, must formally submit a loan application package to the Florida Department of Environmental Protection under the Clean Water State Revolving Fund; and

WHEREAS, the City of Port Orange, Florida, intends to enter into a loan agreement with the Department of Environmental Protection under the Clean Water State Revolving Fund for project financing.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ORANGE, FLORIDA, AS FOLLOWS:

SECTION 1. The foregoing findings are incorporated herein by reference and made a part hereof.

SECTION 2. The City Council of the City of Port Orange, Florida hereby authorizes the application for a loan from the FDEP's CWSRF in the amount of \$6,000,000 to finance the design of the Wastewater Treatment Plant Conversion and Upgrades.

SECTION 3. The revenues pledged for the repayment of the loan are net Water and Sewer Utility fees. In parity with WW64040 are the City's (2) preexisting water and wastewater infrastructure SRF loans (DW6413030 and WWW72514S, respectively) whose repayments are also pledged with the net Water and Sewer Utility fees.

SECTION 4. The City Council of the City of Port Orange, Florida, hereby designates the City Manager as the authorized representative to execute the loan application and to provide the assurances and commitments required by said loan application.

SECTION 5. The Mayor and the City Clerk are hereby designated as the authorized representatives to execute the loan agreement which will become a binding obligation in accordance with its terms when signed by both parties.

SECTION 6. The City Council of the City of Port Orange, Florida, hereby authorizes the City Manager to represent the City in carrying out the City's responsibilities under the loan agreement. The City Manager is authorized to delegate responsibility to appropriate City staff to carry out technical, financial, and administrative activities associated with the loan agreement.

SECTION 7. The legal authority for borrowing moneys to construct this project is Section 166.111, Florida Statutes and Section 403.8532, Florida Statutes.

SECTION 8. All resolutions or part of resolutions in conflict with any of the provisions of this Resolution are hereby repealed.

SECTION 9. If any section or portion of a section of this Resolution proves to be invalid, unlawful, or unconstitutional, it shall not be held to invalidate or impair the validity, force, or effect of any other section or part of this Resolution.

SECTION X. This Resolution shall become effective immediately upon its passage and adoption.

MAYOR SCOTT STILTNER

ATTEST:

Robin L. Fenwick, MMC, City Clerk

Adopted on the ____ day of _____, 2024

Reviewed and Approved: _____
Shannon K. Balmer, Senior Assistant City Attorney

STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION

**STATE REVOLVING FUND LOAN
PROGRAM for
Point Source Water Pollution Control**

LOAN APPLICATION



Florida Department of Environmental Protection
State Revolving Fund Program
Marjory Stoneman Douglas Building
3900 Commonwealth Blvd., MS 3505
Tallahassee, FL 32399-3000

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LOAN APPLICATION

- (1) SUBMITTAL. Submit the application and attachments to the Department of Environmental Protection, MS 3505, State Revolving Fund Program, 3900 Commonwealth Blvd., Tallahassee, Florida 32399-3000. The application (and backup) may be submitted electronically to the Department's Project Manager.
- (2) COMPLETING THE APPLICATION.
 - (a) This application consists of five parts: (I) ADMINISTRATIVE INFORMATION; (II) PROJECT INFORMATION; (III) FINANCIAL INFORMATION; (IV) AUTHORIZATION AND ASSURANCES; and (V) SUPPLEMENTARY INFORMATION.
 - (b) All information provided on this application must be printed. Monetary amounts may be rounded.
 - (c) Forms and attachments to be submitted are denoted with italic print.
- (3) ASSISTANCE. Completing this application may require information that can be obtained from Clean Water State Revolving Fund Program staff. Please email SRF_Reporting@dep.state.fl.us for assistance in completing this application.

PART I - ADMINISTRATIVE INFORMATION

- (1) PROJECT SPONSOR _____
Federal Employer Identification Number _____
DUNS Number _____
- (2) AUTHORIZED REPRESENTATIVE (person authorized to sign or attest loan documents).
Name _____ Title _____
Telephone _____ FAX _____ Email _____
Mailing Address _____
- (3) PRIMARY CONTACT (person to answer questions regarding this application).
Name _____ Title _____
Telephone _____ FAX _____ Email _____
Employer _____
Mailing Address _____
- (4) ADDITIONAL CONTACTS. If more than one additional person is to receive copies of Department correspondence, attach the information (*Attachment #*_____).
Name _____ Title _____
Telephone _____ FAX _____ Email _____
Employer _____
Mailing Address _____
- (5) PROJECT NUMBER (listed on the Department's priority list). _____
- (6) INTERIM FINANCING. A local government project sponsor that has interim financing may be subject to certain conditions regarding such financing.

Is the project currently being funded with interim financing?

☐

Yes

☐

No

PART II – PROJECT INFORMATION

If you are applying for a planning, design, or SSES loan for a project that will involve construction, complete only Subpart A below. If you are applying for a loan to construct a project that is already planned and designed, complete only Subpart B below.

A. PLANNING, DESIGN OR SSES PROJECT

Information should be provided for each separate facility to be planned and designed as appropriate. For design/build projects (not eligible for design loans) or those where multiple facilities, segments, or phases are involved, please attach information for activities, schedule, and cost for each. (*Attachment #*_____)

- (1) ACTIVITIES. Attach a brief description of the scope of planning and design activities to be financed by this loan. Include a list of any specialized studies to be performed. (*Attachment #*_____). Are these activities the same as those scheduled on the *Request for Inclusion Form*? ☐ Yes ☐ No. If “No”, please explain. (*Attachment #*_____)
- (2) SCHEDULE.
- (a) Provide proposed completion dates for the items. (Please call Department staff to discuss time frames needed to complete required tasks.)
- | | |
|------------------------------------|-------|
| Planning documentation | _____ |
| Engineering work | _____ |
| Certification of site availability | _____ |
| Permit | _____ |
- (b) Do you anticipate that an interlocal agreement with another party will be necessary to implement the project? If “Yes”, please explain. (*Attachment #*_____)
- ☐ Yes ☐ No
- (c) Is this a design/build project?
- ☐ Yes ☐ No
- (3) COST. Is the cost information submitted for the planning, design or SSES loan priority list current? ☐ Yes ☐ No
- If “No”, please explain and submit revised cost information using the appropriate page of the *Request for Inclusion Form*. (*Attachment #*_____). Note that the disbursable amount will be limited to the priority list amount.

PRECONSTRUCTION LOAN APPLICANTS PROCEED TO PART III.

B. CONSTRUCTION OR I/I REHABILITATION PROJECT

- (1) ACTIVITIES.
- (a) Attach a brief description of construction or I/I rehabilitation activities to be financed by this loan. Include a list of the contracts (by title) corresponding to the plans and specifications accepted by the Department (*Attachment #*_____).
- Are these contracts the same as those scheduled on the *Request for Inclusion Form*? ☐ Yes ☐ No
- If “No”, please explain. (*Attachment #*_____)
- (b) Have any of the contracts been bid? ☐ Yes ☐ No
- If “Yes”, indicate which contracts have been bid. (*Attachment #*_____)
- (c) Was planning, design, or SSES for this project financed in another SRF loan? ☐ Yes ☐ No
- If “Yes”, give the SRF loan number. _____
- (d) Does this project involve an interlocal agreement with other local governments or other entities? ☐ Yes ☐ No
- If “Yes”, attach a copy of the interlocal agreement. (*Attachment #*_____)
- Is the interlocal agreement fully executed and enforceable? ☐ Yes ☐ No
- If “No”, please explain (*Attachment #*_____).

- (2) SCHEDULE. (month and year)
- (a) Anticipated notice to proceed for first construction contract. _____
- (b) Anticipated completion of all construction contracts. _____

- (3) COST. Is the cost information submitted for the priority list current? ☐ Yes ☐ No

If "No", please explain and submit revised cost information using the appropriate page of the *Request for Inclusion Form*. (Attachment #_____) Note that the disburseable amount will be limited to the priority list amount.

PART III - FINANCIAL INFORMATION

Estimates of the capitalized interest, project useful life for financial hardship loans, financing rate, pledged revenue coverage, limitations on annual loan amounts for large projects, applicability and amount of repayment reserves, amount of the loan service fee and any other information may be obtained by contacting staff in the State Revolving Fund Management Section.

- (1) PRINCIPAL. The requested amount of the loan which does not include capitalized interest is \$ _____

Note that the disburseable amount will be limited to the priority list amount and must be consistent with the project information provided under **PART II** of this application. Also note that the capitalized interest is an inexact estimate, and it is subject to adjustment by the Department to reflect actual disbursement timing. The principal amount of the loan does not include the loan service fee.

- (2) TERMS AND REPAYMENT.

- (a) Loans to local government project sponsors are amortized over the lesser of useful life of the project or 20 years unless the project is to serve a small community qualifying as having a financial hardship. Loans to financial hardship communities may be amortized over the lesser of useful life of the project or 30 years. Loans to non-governmental project sponsors are amortized over the lesser of the useful of the project or 20 years. Finance charges and principal are paid semiannually.

What is the useful life of the project? _____ (years)

Over how many years would you like to amortize the loan? _____ (years)

- (b) List all revenues that are to be pledged for repayment of this loan. _____
- (c) Pledged revenue receipts or collections by the project sponsor must exceed the amount of the repayments due to the Department unless there are other collateral provisions. The excess revenue, or coverage, generally is 15% of each repayment.

What coverage is proposed for the loan? _____% (coverage percentage)

- (d) Is any other financial assistance being applied to this project? ☐ Yes ☐ No

If "Yes", please list. (Attachment #_____) _____

- (3) ANNUAL FUNDING LIMIT. Large project funding (generally, loans in excess of \$10 million) may be provided in increments pursuant to the initial loan agreement and subsequent amendments. Each increment shall have a separate financing rate as established in the agreement or amendment providing that increment.

- (4) INFORMATION ON LIENS.

- (a) Describe, if applicable, all debt obligations having a prior or parity lien on the revenues pledged to repay this loan. (Attachment #_____) For example: City Name, Florida, Water and Sewer System Revenue Bonds, Series 1996, issued in the amount of \$10,000,000, pursuant to Ordinance No. 93-104, as amended and supplemented by Ordinance No. 96-156.
- (b) Using the Part V, *Schedule of Prior and Parity Liens*, provide debt service information, if applicable, on each prior and parity obligation.

- (c) For the listed obligations, provide a copy of the ordinance(s), resolution(s), official statement(s), or pages thereof, setting forth the definitions, use of proceeds, debt service schedule, pledged revenues, rate covenants, provisions for issuing additional debt, provisions for bond insurance, and debt rating. (*Attachment #_____*).
- (d) Describe any other notes and loans payable from the revenues pledged to repay this loan. (*Attachment #_____*).
- (5) ACTUAL AND PROJECTED REVENUES.
 - (a) Complete the Part V, *Schedule of Actual Revenues and Debt Coverage* for the past two fiscal years.
 - (b) Complete the Part V, *Schedule of Projected Revenues and Debt Coverage*, demonstrating the availability of pledged revenues for loan repayment.
- (6) AVAILABILITY OF PLEDGED REVENUES. All sources must be supported by a written legal opinion. (*Attachment #_____*) The opinion must address the following:
 - (a) Availability of the revenues to repay the loan.
 - (b) Right to increase rates at which revenues shall be collected to repay the loan.
 - (c) Subordination of the pledge if pledged revenues are subject to a prior or parity lien.
- (7) LOAN SERVICE FEE. A loan service fee is assessed on each loan. The fee is not part of the loan. The fee along with interest thereon will be deducted from the first available repayments after the final amendment to the loan agreement.

PART IV – AUTHORIZATION AND ASSURANCES

- (1) AUTHORIZATION. Provide an authorizing resolution of the Applicant's governing body or other evidence of authorization (*Attachment #_____*) for the following:
 - (a) Pledging revenues to repay the loan.
 - (b) Designation of the Authorized Representative(s) to file this application, provide assurances, execute the loan agreement, and represent the Applicant in carrying out responsibilities (including that of requesting loan disbursements) under the loan agreement.
- (2) ASSURANCES. The Applicant agrees to comply with the laws, rules, regulations, policies and conditions relating to the loan for this project. Applicants should seek further information from the Clean Water State Revolving Fund Program staff as to the applicability of the requirements if the necessity for the assurances is of concern. Specifically, the Applicant certifies that it has complied, as appropriate, and will comply with the following requirements, as appropriate, in undertaking the Project:
 - (a) Assurances for capitalization grant projects.
 - 1. Complete all facilities for which funding has been provided.
 - 2. The Archaeological and Historic Preservation Act of 1974, PL 93-291, and the National Historic Preservation Act of 1966, PL 89-665, as amended, regarding identification and protection of historic properties.
 - 3. The Clean Air Act, 42 U.S.C. 7506(c), which requires conformance with State Air Quality Implementation Plans.
 - 4. The Coastal Zone Management Act of 1972, PL 92-583, as amended, which requires assurance of project consistency with the approved State management program developed under this Act.
 - 5. The Endangered Species Act, 16 U.S.C. 1531, et seq., which requires that projects avoid disrupting threatened or endangered species and their habitats.
 - 6. Executive Order 11593, Protection and Enhancement of the Cultural Environment, regarding preservation, restoration and maintenance of the historic and cultural environment.
 - 7. Executive Order 11988, Floodplain Management, related to avoiding, to the extent possible, adverse impacts associated with floodplain occupancy, modification and development whenever there is a practicable alternative.
 - 8. Executive Order 11990, Protection of Wetlands, related to avoiding, to the extent possible, adverse impacts associated with the destruction or modification of wetlands and avoiding support of construction in wetlands.
 - 9. The Fish and Wildlife Coordination Act, PL 85-624, as amended, which requires that actions to control natural streams or other water bodies be undertaken to protect fish and wildlife resources and their habitats.

10. The Safe Drinking Water Act, Section 1424(e), PL 93-523, as amended, regarding protection of underground sources of drinking water.
 11. The Wild and Scenic Rivers Act, PL 90-542, as amended, related to protecting components or potential components of the national wild and scenic rivers system.
 12. The federal statutes relating to nondiscrimination, including: The Civil rights Act of 1964, PL 88-352, which prohibits discrimination on the basis of race, color or national origin; the Age Discrimination Act, PL 94-135, which prohibits discrimination on the basis of age; Section 13 of the Federal Water Pollution Control Act, PL 92-500, which prohibits sex discrimination; the Rehabilitation Act of 1973, PL 93-112, as amended, which prohibits discrimination on the basis of handicaps.
 13. Executive Order 11246, Equal Employment Opportunity, which provides for equal opportunity for all qualified persons.
 14. Executive Orders 11625 and 12138, Women's and Minority Business Enterprise, which require that small, minority, and women's business and labor surplus areas are used when possible as sources of supplies, equipment, construction and services.
 15. The Coastal Barrier Resources Act, 16 U.S.C. 3501 et seq., regarding protection and conservation of the coastal barrier resources.
 16. The Farmland Protection Policy Act, 7 U.S.C. 4201 et seq., regarding protection of agricultural lands from irreversible loss.
 17. The Uniform Relocation and Real Property Acquisition Policies Act of 1970, PL 91-646, which provides for fair and equitable treatment of persons displaced or whose property is acquired as a result of federal or federally assisted programs.
 18. The Demonstration Cities and Metropolitan Development Act of 1966, PL 89-754, as amended, which requires that projects be carried out in accordance with area wide planning activities.
 19. Section 306 of the Clean Air Act, Section 508 of the Clean Water Act and Executive Order 11738, which prohibit manufacturers, firms, or other enterprises on the EPA's list of Violating Facilities from participating in the Project.
 20. Executive Order 12549, Debarment and Suspension, which prohibits any award to a party which is debarred or suspended or is otherwise excluded from, or ineligible for, participation in federal assistance programs.
 21. Minority and Women's Business Enterprise participation in project work using numerical goals, established by the U.S. Environmental Protection Agency, and to be set forth in the specifications for construction and materials contracts.
- (b) Assurances for other projects.
1. Chapter 161, Part I, F.S., "Beach and Shore Preservation Act" and Part III, "Coastal Zone Protection Act of 1985" which regulate coastal zone construction and all activities likely to affect the condition of the beaches or shore.
 2. Chapter 163, Part II, F.S., the "Local Government Comprehensive Planning and Land Development Regulation Act" which requires units of local government to establish and implement comprehensive planning programs to control future development.
 3. Chapter 186, F.S., State and Regional Planning, which requires conformance of projects with Regional Plans and the State Comprehensive Plan.
 4. Chapter 253, F.S., "Emergency Archaeological Property Acquisition Act of 1988" which requires protection of archaeological properties of major statewide significance discovered during construction activities.
 5. Chapter 258, Part III, F.S., which requires protection of components or potential components of the national wild and scenic rivers system.
 6. Chapter 267, F.S., the "Florida Historical Resources Act" which requires identification, protection, and preservation of historic properties, archaeological and anthropological sites.
 7. Chapter 287, Part I, F.S., which prohibits parties convicted of public entity crimes or discrimination from participating in State-assisted projects and which requires consideration of the utilization of Minority Business Enterprises in State-assisted projects.
 8. Chapter 372, F.S., the Florida Endangered and Threatened Species Act which prohibits the killing or wounding of an endangered, threatened, or special concern species or intentionally destroying their eggs or nest.

- I, the undersigned Authorized Representative of the Applicant, hereby certify that all information contained herein and in the attached is true, correct, and complete to the best of my knowledge and belief. I further certify that I have been duly authorized to file the application and to provide these assurances.

Authorized Representative _____
(signature) *(name typed or printed)*

Effective Date March 9, 2022

PART V – SUPPLEMENTARY INFORMATION

**SCHEDULE OF PRIOR AND PARITY LIENS
(EXCLUDING SRF LOANS)**

List annual debt service beginning two years before the anticipated loan agreement date and continuing at least three additional fiscal years. Use additional pages as necessary.

	#1	#2	#3
Identify Each Obligation	_____	_____	_____
Coverage	_____ %	_____ %	_____ %
Insured?	_____ Yes _____ No	_____ Yes _____ No	_____ Yes _____ No

Fiscal Year	Annual Debt Service (Principal Plus Interest)			Total Debt Service	Total Debt Service Incl. Coverage
	#1	#2	#3		
2011	The City of Port Orange, FL has no current non-SRF debt. Please see attachment (7) for current SRF debt service.				
2012					
2013					
2014	\$	\$	\$	\$	\$
2015	\$	\$	\$	\$	\$
2016	\$	\$	\$	\$	\$
2017	\$	\$	\$	\$	\$
2018	\$	\$	\$	\$	\$
2019	\$	\$	\$	\$	\$
2020	\$	\$	\$	\$	\$
2021	\$	\$	\$	\$	\$
2022	\$	\$	\$	\$	\$
2023	\$	\$	\$	\$	\$
2024	\$	\$	\$	\$	\$
2025	\$	\$	\$	\$	\$
2026	\$	\$	\$	\$	\$
2027	\$	\$	\$	\$	\$
2028	\$	\$	\$	\$	\$
2029	\$	\$	\$	\$	\$
2030	\$	\$	\$	\$	\$
2031	\$	\$	\$	\$	\$
2032	\$	\$	\$	\$	\$
2033	\$	\$	\$	\$	\$
2034	\$	\$	\$	\$	\$
2035	\$	\$	\$	\$	\$
2036	\$	\$	\$	\$	\$
2037	\$	\$	\$	\$	\$

PART V – SUPPLEMENTARY INFORMATION

SCHEDULE OF ACTUAL REVENUES AND DEBT COVERAGE

(Provide information for the two fiscal years preceding the anticipated date of the SRF loan agreement.)

	<u>FY 2022</u>	<u>FY 2023</u>
(a) Operating Revenues (Source)		
(b) Interest Income		
(c) Other Income or Revenue (Identify)		
(d) Total Revenues		
(e) Operating Expenses (excluding interest on debt, depreciation, and other non-cash items)		
(f) Net Revenues [(f) = (d) – (e)]		
(g) Debt Service (including any required coverage)		
(h) Attach audited annual financial report(s), or pages thereof, or other documentation necessary to support the above information. Include any notes or comments from the audit reports regarding compliance with covenants of debt obligations having a prior or parity lien on the revenues pledged for repayment of the SRF Loan. (<i>Attachment #</i> _____)		
(i) Attach worksheets reconciling this page with the appropriate financial statements (for example, backing out depreciation and interest payments from operating expenses). (<i>Attachment #</i> _____)		
(j) If the net revenues were not sufficient to satisfy the debt service and coverage requirement, please explain what corrective action was taken. (<i>Attachment #</i> _____)		

PART V – SUPPLEMENTARY INFORMATION

SCHEDULE OF PROJECTED REVENUES AND DEBT COVERAGE

Begin with the fiscal year preceding first anticipated semiannual loan payment and continuing for at least three additional years. Attach a separate page for previous State Revolving Fund loans. (*Attachment #*_____)

	<u>FY 2024</u>	<u>FY 2025</u>	<u>FY 2026</u>	<u>FY 2027</u>	<u>FY 2028</u>
(a) Operating Revenue	_____	_____	_____	_____	_____
(b) Interest Income	_____	_____	_____	_____	_____
(c) Other Income or Revenue (identify)	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____
(d) Total Revenues	_____	_____	_____	_____	_____
(e) Operating Expenses (excluding interest on debt, depreciation, and other non-cash items)	_____	_____	_____	_____	_____
(f) Net Revenues (f = d - e)	_____	_____	_____	_____	_____
(g) Revenue (including coverage) pledged to debt service, excluding SRF loans	_____	_____	_____	_____	_____
(h) Revenue (including coverage) pledged to outstanding SRF loans	_____	_____	_____	_____	_____
(i) Revenue Available for this SRF Loan [(i) = (f) – (g) – (h)]	_____	_____	_____	_____	_____
(j) Identify the source of the above information and explain methods used to develop the projections (<i>Attachment #</i> _____). Include an explanation of any revenue and expense growth or other adjustments; for example, any rate increases, service growth, inflation adjustments, expense adjustments reflecting the cost of operating additional facilities, or other considerations.					
(k) For construction loans, are the above projections consistent with the accepted financial feasibility information?				☐ Yes	☐ No

If “No”, please explain. (*Attachment #*_____)

PART V – SUPPLEMENTARY INFORMATION

LIST OF ATTACHMENTS

LIST OF ATTACHMENTS. This application requires the submittal of *Attachments* to provide supplemental information. The application is not complete without the completed *List of Attachments*. Please list all attachments that you are including with this application form.

[illegible]



CITY OF PORT ORANGE

1000 CITY CENTER CIRCLE
PORT ORANGE, FLORIDA 32129
TELEPHONE 386-506-5500
FAX 386-756-5290
www.Port-Orange.org

December 3, 2024

Ms. Angela Knecht
Program Administrator
State Revolving Fund Management
3900 Commonwealth Blvd., Mail Station 3505
Tallahassee, Florida 32399-3000

Re: WW64040 – City of Port Orange, FL
Wastewater Treatment Plant Conversion and Upgrades (Design)

Dear Ms. Knecht:

I am the Senior Assistant City Attorney for the City of Port Orange. The City proposes to borrow \$6,000,000 from the Clean Water State Revolving Fund to design improvements for the existing Wastewater Treatment Plant (WWTP) that will replace/upgrade equipment that has exceeded its useful life and modernize the WWTP to achieve advanced wastewater treatment criteria (AWT). The loan will be secured by the net revenues of the City's water and sewer utilities. The pledged revenues are legally available to pledge. The City of Port Orange, FL has the legal authority to increase rates to ensure repayment of the loan.

The pledge on revenues is subject to parity liens with the following issues:

1. City of Port Orange, FL. FDEP DW6413030. Note value of \$7,230,813 with 1.425% interest. Entered into agreement during FY2005. The loan is payable semi-annually on the 15ths of February and August. The loan matures in 2026.
2. City of Port Orange, FL. FDEP CW72514S. Note value of \$4,365,810 with 2.58% interest. Entered into agreement during FY2006. The loan is payable semi-annually on the March 15 and September 15. The loan matures in 2027.

Sincerely,

Shannon K. Balmer
Senior Assistant City Attorney
City of Port Orange



CITY COUNCIL AGENDA ITEM

COUNCIL MEETING DATE 12/10/2024

SUBJECT: (B11) Acceptance of the 2024 Annual Concurrency Management Report
DEPARTMENT: Community Development
GOAL: 2 - Infrastructure3 - Quality of Life

RECOMMENDED MOTION: Move to accept the 2024 Concurrency Management Report.

SUMMARY: Each year, the City is required to prepare a concurrency report. Concurrency is the finding that public facilities and services necessary to support a proposed development are available or will be made available concurrently with the development. All Florida municipalities are required to adopt and implement concurrency management systems in accordance with State law. As indicated in the report, the public facilities and services subject to concurrency review are at sufficient levels for FY 2024/2025.

PRESENTER: Tim Burman, Penelope Cruz

ATTACHMENTS:

1.	2024 Concurrency Management Report	2024 Concurrency Management Report.pdf
----	------------------------------------	--

Penelope Cruz	Created/Initiated - 11/22/2024
Tim Burman	Approved - 11/22/2024
Shannon Balmer	Approved - 11/25/2024
Wayne Clark	Final Approval - 11/25/2024



2024

CONCURRENCY MANAGEMENT REPORT

Prepared by the
Community Development Department
November 2024

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This 2024 Concurrency Management Report was prepared by the Community Development Department, with assistance from the Finance, Parks & Recreation, Engineering, Public Utilities, and Public Works Departments and Volusia County Schools.

I. EXECUTIVE SUMMARY

Concurrency is the finding that public facilities and services necessary to support new development are available, or will be made available, by the time development impacts are expected to occur. As mandated by State law, all municipalities must conduct concurrency reviews on development proposals and make a finding of concurrency before any development orders or permits can be issued. Concurrency reviews evaluate a project's impact on the following seven public facilities and services:

**Transportation
Sanitary Sewer
Potable Water
Stormwater Drainage
Solid Waste
Recreation
Public Schools**

The concurrency management system for the City of Port Orange is established by policy in the City's Comprehensive Plan and administered through regulations within the City's Land Development Code. The Community Development Department is responsible for regularly monitoring the cumulative effect of all approved Development Orders and Development Permits on the capacity of public facilities. In addition to the individual concurrency reviews for current development proposals, this report, prepared annually, is intended to meet this obligation.

From October 1, 2023, through September 30, 2024, the Community Development Department issued Development Orders that secured capacity reservations for 229,455 square feet of new non-residential space and no new residential units.

In reviewing the City's position regarding concurrency, the public facilities and services subject to concurrency review are at sufficient levels for FY 24/25.

- **Traffic:** Traffic volumes within the city have slightly increased in some segments and decreased in other segments over the past year. Roads on the west side of I-95 will continue to experience the most traffic growth in the future. The capacity on Williamson Boulevard north of the Pavilion and Taylor Road between Dunlawton Avenue and Clyde Morris Boulevard will need to continue to be monitored as these segments are slightly above or near the Level of Service (LOS) standard established by Volusia County. Throughout the city, roadway capacity improvements are planned or being planned for the next several years to keep pace with anticipated development.
- **Sanitary Sewer and Potable Water:** These systems continue to have the capacity to support additional growth within the city. The LOS for potable water will be monitored to ensure that the permitted groundwater withdrawal capacity per the Consumptive Use Permit, issued to the City by St. Johns River Water Management District, is not exceeded.

- Stormwater Drainage: The stormwater LOS requirement is being met for all drainage facilities constructed **after** the 1990s (when the city's stormwater regulations were adopted) with respect to being able to treat the runoff from the 25-year, 24-hour storm without causing flooding or polluting the receiving water bodies. The city continues to identify long-term solutions and implement drainage improvement and maintenance programs to enhance the function of the full stormwater system, including those areas developed prior to the adoption of the stormwater regulations.
- Solid Waste: Solid waste generation rates are slightly above the adopted LOS standard. As long as the City has sufficient financial resources to pay for private waste collection and space is available at the landfill, the City will have fulfilled its obligation to ensure that its waste is collected and disposed, regardless of the LOS standard. The amount of solid waste generated by individuals is not something that the city can directly control; however, the city can promote recycling programs to inform residents and businesses about the benefits of reducing the amount of waste generated.
- Recreation and Open Space: The adopted LOS is being met for parkland. With the adoption of the Comprehensive Plan Update in May 2024, the LOS for specific recreation facilities (tennis courts, basketball courts, multi-purpose fields, etc.) were removed in accordance with Florida Statutes 163.3180). Removing the LOS standards for specific recreation facilities gives the city more flexibility to be more responsive to community needs and changes in recreation trends. The Parkland LOS standard of 7 acres / 1,000 persons remains in the Comprehensive Plan.
- Public Schools: The adopted LOS is being met for Port Orange area schools for school year 24/25 and is anticipated to be met for all Port Orange area schools in school year 25/26, except for Silver Sands Middle School, which is projected to be slightly above the LOS standard.

II. OVERVIEW OF CONCURRENCY MANAGEMENT

Concurrency is the finding that public facilities and services necessary to support a proposed development are available or will be made available concurrently with the impacts of a development. All Florida municipalities are required to adopt and implement concurrency management systems in accordance with State law.

The concurrency management system for the City of Port Orange is established by policy in the city's Comprehensive Plan and administered through regulations contained within the city's Land Development Code (LDC). Local level-of-service standards (LOS) for seven types of public facilities and services have been adopted as part of the Comprehensive Plan. During the subdivision or site plan review process, the city evaluates each proposed development for its anticipated impact on these facilities and services and makes a finding of whether approval of the project would cause these facilities or services to drop below their adopted LOS.

In general, no final Development Orders or permits may be issued for development until it is found that all public facilities and services included in the city's Concurrency Management System have sufficient capacity to accommodate the development's impacts or that improvements necessary to bring facilities up to their adopted LOS will be in place at the same time the impacts occur. Development Orders and permits include subdivision approval, site development plan approval, and the issuance of building permits.

Public Facilities and Services Subject to Concurrency Review

Concurrency review evaluates impacts on seven types of public facilities and services:

**Transportation
Sanitary Sewer
Potable Water
Stormwater Drainage
Solid Waste
Recreation
Public Schools**

If the city's concurrency review reveals a proposed development will generate impacts that exceed available capacity, the city must secure a financial or other legally binding commitment to ensure that improvements necessary to correct the anticipated deficiency will be in place concurrent with the impacts of the proposed development. Should the city and/or the developer be unable to provide such assurances, the project must be denied. Projects denied due to a failure to meet concurrency requirements but for which all other LDC requirements have been met can be placed on a prioritized list for approval of Development Orders once facility improvements have been made.

Concurrency Administration

The Community Development (CD) Department is responsible for coordinating all concurrency reviews by City departments. Concurrency reviews are conducted as part of the development review process for site plans and residential subdivisions. The CD Department may also conduct non-binding concurrency reviews for developments in the pre-application or conceptual plan stage.

The CD Department is also responsible for monitoring the cumulative effect of all approved Development Orders and development permits on the capacity of public facilities. The annual Concurrency Management Report is intended to meet this obligation.

From October 1, 2023, through September 30, 2024, the CD Department conducted concurrency reviews for 11 non-residential projects and 0 residential projects. During this period, Development Orders were issued (or extended), and capacity reservations were secured for a total of 229,455 square feet of new non-residential space and 0 new residential units. As of September 30, 2024, 1,105,858 square feet of non-residential space and 871 residential units remain vested but un-built from previous years (see Exhibit 1).

Exemptions from Concurrency

Three types of development are exempt from concurrency review.

1. Vested projects with valid development orders or permits issued prior to November 1, 1990;
2. Public facilities; and
3. De minimus projects.

Development Orders for projects meeting these criteria may be issued without a concurrency finding. However, if the proposed development will impact a public facility for which a deferral or moratorium on development has been placed, then no Development Orders may be issued until the deficiency is corrected.

Public facilities necessary to protect the health, safety, and general welfare of Port Orange citizens are exempt from concurrency review. This includes all public facility construction projects in the city's Capital Improvements Program required to maintain adopted LOS standards. This means that new public facilities, such as fire stations, are not reviewed to determine whether they will generate impacts that may negatively affect the City's level of service standards.

A de minimus development has very minimal impact, if any, on the city's adopted level of service standards outlined in the Comprehensive Plan. The following criteria are used to determine if a development is de minimus:

- Development of a single-family or two-family (duplexes) dwellings on a lot of record or un-platted parcels created before April 10, 1990, is deemed to be de minimus from all Concurrency reviews.
- Development with a daily trip generation rate of less than one percent of the maximum trip volume at the adopted level-of-service on an adjacent roadway and on non-hurricane evacuation routes would not cause the maximum volume to be exceeded by 110 percent is deemed de minimus for purposes of assessing

transportation LOS.

- Development that does not increase the number of school-age residents beyond the district-wide LOS standards established by the Volusia County School Board is deemed de minimus for purposes of assessing school levels of service.

In addition, developments in the Port Orange Town Center Transportation Concurrency Exception Area (TCEA) are exempt from the standard vehicular transportation concurrency review requirements of the LDC. The TCEA is intended to support the redevelopment objectives of the city by providing a multi-faceted strategy for maintaining acceptable overall mobility while minimizing the need for major road improvements that would potentially alter the desired character of the Town Center. Development within the TCEA is required to comply with the mobility strategies identified by the city to ensure the continued safety and efficiency of the transportation system and to mitigate the impacts of the proposed development. While there has been an increase in development within the Port Orange Town Center CRA over the past 5 years, there are no transportation concurrency issues in the area.

Vested Development

Development projects that had valid Development Orders or permits before the commencement of the City's concurrency regulations on November 1, 1990, are considered vested. This also includes all vacant single-family and two-family residential lots in subdivisions platted before that time. Lots and parcels that are vested for concurrency but have not yet been constructed or built out are considered reserved, meaning that the capacity has been reserved in the concurrency system to support their eventual construction.

When completed and occupied, the vested and reserved residential development will add approximately 2,082 new citizens to Port Orange.¹ The current list of remaining vested developments, as of September 30, 2024, is listed in Exhibit 1, along with the developments that have current Development Orders and capacity reservations.

¹ Average household size is 2.39, per the 2020 Census.

EXHIBIT 1: VESTED & RESERVED DEVELOPMENT (September 30, 2024)**RESIDENTIAL DEVELOPMENT****SINGLE-FAMILY SUBDIVISIONS****NUMBER
LOTS**

Angler's Cove	4
Cambridge Acres	2
Carter Woods	2
Countryside I-XII	2
Golden Pond Estates	1
Hidden Oaks at Spruce Creek	2
Ken Bern	1
Kings Landing	21
Kings Landing II	45
Kingswood I-III	0
Leila's Hammock	6
Madeline Commons	149
Northern Lites	3
Oakland Park I-III	1
Palms Del Mar	1
Pheasant Run West	1
Reedy Creek Acres	1
Reedy Creek North	2
The Sanctuary on Spruce Creek I-III	2
Sawgrass Point I-III	1
Skylake II-III	1
Sleepy Hollow II	1
Spruce Creek Woods	1
Sugar Forest III	1
Summertrees South I-III	1
Sweetwater Estates	8
Syford Acres	2
Viking I-II	1
Woodhaven I	13
Woodhaven II	155
Woodlake	2
<u>TOTAL</u>	<u>433</u>

MOBILE HOME LOTS / SPACES

Bayview	3
Crane Lakes	8
Halifax Estates	8
Laurelwood I-V	1
Pickwick Village	2
Spruce Creek Village	5
Twin Gates	3
<u>TOTAL</u>	<u>30</u>

MULTI-FAMILY/TOWNHOUSE/DUPLEX UNITS

Bella Oaks	10
Canalview Place	20
Coastal Oaks	4
Hawks Mill Apartments	180
Hidden Village	1
Oak Cove Villas	12
Potato Patch	0
Southern Oaks	6
Trailwood I	8
Villa Nova Townhomes	77
Woodhaven I	5
Woodhaven II	85
<u>TOTAL</u>	<u>408</u>
<u>GRAND TOTAL</u>	<u>871</u>

NON-RESIDENTIAL DEVELOPMENT**DEVELOPMENT****SQUARE FEET**

Astro Roofing	2,100
Catfish Commons Retail Building	6,404
Christ The King Community Church	29,035
Crane Lakes Depot Ph 2	6,082
Crystal Lake Business Park	77,677
Dr. Obeng Building Addition	1,230
Dunamis Storage	111,606
Eastport, Lot 4 (BeStong USA)	13,500
Eastport, Lot 5 (BIK Hydraulics)	15,620
Eastport, Lot 9A (Creekside Office Suites)	22,983
Eastport, Lot 9B	20,000
Eddin Medical Office	1,816
Eddin Retail	2,880
Extra Space Storage	112,270
Halifax Health at Oakwater	24,911
Halifax Health Port Orange Ph 2 (Lot 3)	6,979
Hampton Manor	83,374
Holiday Inn Express	51,504
Madeline Williamson Property	29,600
New Port, Lot 3 (2 buildings)	7,982
New Port, Lot 5 (O2B Kids)	10,602
Oakbreeze Plaza	15,833
Pines Professional Center	8,501
Pavilion at Port Orange (Lot 5)	124,903
Port Orange Field Ops Facility	28,072
Raydon, Phase II	66,557
Shoppes at Summer Trees	34,317
Take 5 Oil Change	1,695
Thompson Pump	162,141
Thrive Church, Phase 2	11,732
Unatin Office Bldg.	8,300
Walmart OGB Addition	5,652

GRAND TOTAL**1,105,858**

Adopted Level-of-Service Standards (LOS)

The adopted level-of-service standards (LOS) for public facilities subject to concurrency are established in the City of Port Orange's Comprehensive Plan and the Land Development Code. The standards for each facility and service are indicated in Part II of this report.

Capacity Reservations

If a concurrency review for a proposed development reveals sufficient capacity to support it, a Development Order will be issued, and capacity will be reserved. Capacity reservations are made based on the date of project approval by the Community Development Department or the City Council. Capacity reservations are made in conjunction with issuing a final Development Order. They are valid only for the specific land use(s), densities, intensities, and construction and improvement schedules contained in the Development Order and any applicable development agreements for the property. The issuance of a Development Order generally reserves public facility capacity for the project for one year.

The City Council may also reserve public facility capacity for a particular land area or specific land use, provided it does so in accordance with a specific development or redevelopment strategy identified in the Comprehensive Plan. This would include community development objectives such as providing affordable housing or diversifying the tax base.

Development Deferrals/Moratoria

If, at any time, the city's inventory of public facilities capacities indicates that a facility has dropped below its adopted LOS, then the City will cease to issue any Development Orders that would impact that facility. Such a deferral will continue until the adopted LOS is reestablished through facility improvements or other methods or the adopted LOS established in the Port Orange Comprehensive Plan is amended to reflect a lower, acceptable community standard. If improvements to a facility are not anticipated to keep pace with the demand brought about by new development, then the city may declare a development deferral or moratorium of specified duration and/or location.

III. CURRENT CAPACITIES AND LEVEL-OF-SERVICE

This section of the report will look at each facility subject to concurrency. First, the facility's adopted level-of-service (LOS) will be identified. Next, the current status of the facility relative to its adopted LOS will be evaluated. Lastly, the City's ability to meet the demands of new development at adopted levels-of-service during the upcoming year will be considered and a description of projected long-term improvements is provided.

TRANSPORTATION FACILITIES

Level of Service Measures

The city evaluates LOS for concurrency review purposes based on peak-hour trips for city roads and on peak-hour and daily trips for County and State roads. This allows the city to evaluate the existing and projected LOS on roadway segments so the city can target specific improvements to maintain the adopted LOS or to make improvements for specific movements, if necessary.

Adopted Level-of-Service Standards

Exhibit 2 lists the currently adopted level-of-service standards for roads in the city. The adopted LOS Standard is set by the maintaining agency for the roadway.

Exhibit 2: Adopted Roadway Level-of-Service Standards

Administrative Facility Type	Adopted LOS Standard
Florida Strategic Intermodal System (SIS)	C
State Arterials (FDOT) and non-SIS roads	D
County (Volusia County)	E
City (Port Orange)	E

Florida Strategic Intermodal System (SIS) Roadways – LOS “C”

In Port Orange, the sole Florida Strategic Intermodal System (SIS) roadway facility is I-95. The state mandates these roads be maintained at LOS “C” or better. According to the Highway Capacity Manual, LOS “C” is defined as stable flow, but the operation of individual users is significantly affected by interactions with other vehicles in the traffic stream. The ability to select and maintain a desired speed is affected by the presence of other vehicles, and changing lanes becomes more difficult.

State Arterials (Non-SIS Facility) & Designated Hurricane Evacuation Routes – LOS “D”

State-maintained principal arterials and hurricane evacuation routes are designated at LOS “D”. US 1 (Ridgewood Avenue), SR 421 (Dunlawton Avenue), SR A1A (Dunlawton Bridge) and SR 5A (Nova Road) are designated with LOS “D”. According to the Highway Capacity Manual, LOS “D” is defined as high-density yet stable flow. The ability to select a desired speed and to change lanes is severely restricted, although the driver or passenger still experiences a fair level of comfort and convenience. Small increases in traffic flow can cause operational delays at this LOS.

All City Roads and County Arterial and Collector Facilities – LOS “E”

The city’s LOS standard for city roads and the Volusia County LOS standard for county roads is LOS “E”. According to the Highway Capacity Manual, LOS “E” is defined as high-density and often unstable traffic flow. Speeds are generally reduced to a low but relatively uniform value during peak periods. The ability to change lanes is extremely difficult and is generally accomplished by forcing another vehicle to slow down to accommodate such maneuvers. Comfort and convenience are poor, and driver frustration is high. Small increases in traffic volume or other minor problems, such as a stalled vehicle, can cause traffic delays.

Design Capacity LOS and Existing Level-of-Service

The capacity of a roadway is based on roadway characteristics for urbanized areas described in Table 1 of the latest edition of the Quality Level of Service Handbook (2023) published by FDOT. The volume-to-capacity ratio or VC ratio measures the amount of traffic on a given roadway relative to the amount of traffic the roadway was designed to accommodate. The volume to Capacity Ratio compares roadway demand (vehicular volume) with roadway supply (carrying capacity). The Volume to Capacity Ratio varies from a low of 0 (free flow) to values sometimes greater than 1.0 (severely/heavily congested). Exhibit 3, “Roadway Counts, Functional Classification and LOS indicates the design capacity and adopted levels of service of various arterial and collector roadways in the City of Port Orange, existing traffic volumes, existing level-of-service, and the percentage change in traffic volumes between 2021 and 2022 for state and county roadways and between 2023 and 2024 for city roadways.

Traffic Counts and Trends

According to the latest traffic count volumes available to the city for the roads within the city, there were moderate increases on some road segments and decreases on other road segments (see Exhibit 3). The volumes indicated in Exhibit 3 are presented as average daily trips. The most recent daily traffic counts available for city-maintained roads were taken in April 2024 and 2022 for county and state-maintained roads. Three county roadway segments were operating slightly above the adopted Volusia County LOS standard. All other city, county, and state roads within the city are operating below their adopted LOS standard.

State Roads (2022 Data)

There were no state-maintained roadway segments that exceeded the adopted LOS standard and capacity remains on these roadways.

County Roads (2022 Data)

There are three county-maintained roadway segments that are at or slightly above the adopted LOS standard:

- 1) Taylor Road between Dunlawton Avenue and Clyde Morris Boulevard
- 2) Taylor Road between Crane Lakes Boulevard and Summer Trees Road; and
- 3) Williamson Boulevard between the north City limits and Madeline Avenue.

City Roads (2024 Data)

There were no local maintained roadway segments that exceeded the adopted LOS standard.

Exhibit 3: Roadway Counts, Functional Classification, and LOS (Blue = State Road/count; Yellow = County Road/count; White = City Road/count)

ROAD	LOCATION	COUNT STATION	NO. OF LANES	FUNCT. CLASS ^A	ADOPTED LOS STANDARD	ADOPTED LOS CAPACITY	2021 VOLUME	2022 VOLUME	2023 VOLUME	2024 VOLUME	EXISTING LOS	VC Ratio ^B
Airport Road	Pioneer Trail-Williamson	63	2	CO	E	32,600	15,380	16,202	16,124	16,070	B	0.49
Canal View Blvd.*	Nova Rd. to Spruce Creek Rd.	201	2	CO	E	17,920	2,050	1,229*	1,969	1,986	C	0.11
Central Park Blvd.	Hensel Rd. to Spruce Creek Rd.	2201	2	local	E	17,920	2,449	2,822	2,548	2,489	C	0.14
Charles St.	Ridgewood Ave. to FEC Railroad	301	2	local	E	17,920	1,408	1,615	1,670	1,800	C	0.10
Charles St.	FEC Railroad to McDonald Rd.	302	2	local	E	17,920	2,158	2,239	2,246	2,496	C	0.14
City Center Pkwy.	Dunlawton Ave. to City Center Cir.	2401	2	local	E	17,360	4,341	5,157	4,816	4,472	C	0.26
City Center Blvd.	Clyde Morris to City Center Cir.	2402	2	local	E	17,360	3,875	4,534	4,639	4,272	C	0.25
City Center Dr.	Herbert St. to City Center Cir.	2403	2	local	E	17,360	2,210	2,335	2,405	2,044	C	0.12
Clyde Morris Blvd.	N. City Limits to Madeline Ave.	335	4	UPA	E	37,970	21,520	22,800	N/A	N/A	C	0.60
Clyde Morris Blvd.	Madeline Ave. to Willow Run	333	4	UPA	E	37,970	23,390	22,900	N/A	N/A	C	0.60
Clyde Morris Blvd.	Willow Run Blvd. to Dunlawton Ave.	332	4	UPA	E	37,970	19,360	20,000	N/A	N/A	C	0.53
Clyde Morris Blvd.	Dunlawton Ave. to Taylor Rd.	330	2	UMA	E	17,050	9,150	10,600	N/A	N/A	C	0.62
Commonwealth Blvd.	Spruce Creek Rd. to FEC Railroad	360	2	MA	E	13,640	5,510	5,350	N/A	N/A	C	0.39
Commonwealth Blvd.	FEC Railroad to Ridgewood Ave.	361	2	MA	E	13,640	3,830	3,750	N/A	N/A	C	0.27
Coraci Blvd.	N. of Town West Blvd.	130	2	local	E	17,920	2,041	1,912	1,897	2,000	C	0.11
Country Ln.	Village Trail to Smokerise Blvd.	601	2	local	E	17,920	5,394	5,535	5,577	5,459	C	0.30
Country Ln.	Smokerise Blvd. to Taylor Rd.	602	2	local	E	17,920	4,212	4,357	4,545	4,146	C	0.23

ROAD	LOCATION	COUNT STATION	NO. OF LANES	FUNCT. CLASS ^A	ADOPTED LOS STANDARD	ADOPTED LOS CAPACITY	2021 VOLUME	2022 VOLUME	2023 VOLUME	2024 VOLUME	EXISTING LOS	VC Ratio ^B
Down Under	W. of Peninsula Dr.	82	2	local	E	17,360	N/A	N/A	1,437	1,489	B	0.09
Dunlawton Ave.	Peninsula Dr. to Ridgewood Ave.	427	4	PA	D	32,400	24,500	26,500	N/A	N/A	D	0.82
Dunlawton Ave.	Ridgewood to Spruce Creek Rd.	5181	4	PA	D	39,800	25,500	26,500	N/A	N/A	C	0.67
Dunlawton Ave.	Spruce Creek Rd. to Nova Rd.	1015	4	PA	D	39,800	32,000	30,500	N/A	N/A	C	0.77
Dunlawton Ave.	Nova Rd. to Clyde Morris Blvd.	1014	6	PA	D	59,900	39,000	44,000	N/A	N/A	C	0.73
Dunlawton Ave.	Clyde Morris Blvd. to I-95	517	6	PA	D	59,900	52,000	54,500	N/A	N/A	C	0.91
Halifax Dr.	S. of Dunlawton Ave.	83	2	CO	E	17,920	N/A	N/A	1,331	1,216	C	0.07
Hensel Rd.	Taylor Rd. to Central Park Blvd.	1001	2	local	E	17,920	6,268	6,757	7,006	7,818	C	0.44
Herbert St.	E. of Ridgewood Ave.	901	2	CO	E	17,920	576	634	634	619	B	0.03
Herbert St.	Ridgewood Ave. to Lafayette St.	85	2	CO	E	17,920	N/A	N/A	4,935	4,970	C	0.28
Herbert St.	Lafayette St. to FEC Railroad	84	2	CO	E	17,920	N/A	N/A	4,719	4,755	C	0.27
Herbert St.	FEC Railroad to Nova Rd.	903	2	CO	E	17,920	6,403	7,050	7,467	7,544	C	0.42
Herbert St.	Nova Rd. to City Center Dr.	904	2	CO	E	17,920	8,159	8,385	8,694	8,397	C	0.47
Herbert St.	City Center Dr. to Clyde Morris	905	2	CO	E	17,360	7,129	8,183	7,919	7,661	C	0.44
Hidden Lakes Dr.	S. of Willow Run Blvd.	86	2	local	E	17,920	N/A	N/A	3,488	3,391	C	0.19
Jackson St.	S. of Madeline Ave.	1101	2	local	E	17,920	N/A	N/A	1,913	1,844	C	0.10
McDonald Rd.	Charles St. to Madeline Ave.	1201	2	local	E	17,360	2,924	2,979	2,942	3,165	C	0.18
McGinnis Ave.	W. of Williamson Blvd.	120	2	local	E	23,520	1,821	1,939	1,981	2,023	C	0.09

ROAD	LOCATION	COUNT STATION	NO. OF LANES	FUNCT. CLASS ^A	ADOPTED LOS STANDARD	ADOPTED LOS CAPACITY	2021 VOLUME	2022 VOLUME	2023 VOLUME	2024 VOLUME	EXISTING LOS	VC Ratio ^B
Madeline Ave.	Sauls Rd. to Nova Rd.	1164/1301	2	MA	E	17,920	4,414	5,059	4,562	5,329	B	0.30
Madeline Ave.	Nova Rd. to Clyde Morris Blvd.	1163/1303	2	MA	E	17,360	9,033	9,319	9,883	9,489	C	0.55
Madeline Ave.	Clyde Morris Blvd. to Town Park Dr.	1161/1304	2	MA	E	27,980	12,233	13,943	13,081	14,029	D	0.50
Madeline Ave.	Town Park Dr. to Williamson Blvd.	88	4	MA	E	27,980	N/A	N/A	11,425	11,430	C	0.41
Main Street	E of Bayshore Dr.	81	2	local	E	17,920	N/A	N/A	776	791	B	0.04
Nova Rd.	Madeline Ave. to Dunlawton Ave.	1017	4	UPA	D	39,800	18,000	18,000	N/A	N/A	C	0.45
Nova Rd.	Dunlawton to Spruce Creek Rd.	1016	4	UPA	D	39,800	27,000	29,000	N/A	N/A	C	0.73
Nova Rd.	Spruce Creek Rd. to Ridgewood Av.	458	4	UPA	D	39,800	18,200	18,200	N/A	N/A	C	0.46
Oak St.	E. of Railroad Tracks	89	2	local	E	17,920	N/A	N/A	3,255	3,310	B	0.18
Pioneer Trail	Airport-Turnbull Bay Rd.	1465	2	UC	E	13,640	7,380	7,200	N/A	N/A	C	0.53
Reed Canal Rd.	Nova Rd-Clyde Morris Rd.	1561	2	UC	E	13,640	6,460	7,600	N/A	N/A	D	0.56
Ridgewood Ave.	N. City Limits to Dunlawton Ave.	213	4	UPA	D	39,800	24,000	25,000	N/A	N/A	C	0.63
Ridgewood Ave.	Dunlawton Ave. to Oak St.	5057	4	UPA	D	39,800	17,600	17,600	N/A	N/A	C	0.44
Ridgewood Ave.	Oak St. to Nova Rd.	152	4	UPA	D	39,800	15,700	15,700	N/A	N/A	C	0.39
Ridgewood Ave.	Nova Rd. to S. City Limits	13	4	UPA	D	65,600	23,500	25,500	N/A	N/A	B	0.39
Riverside Dr.	N. of Niver St.	90	2	local	E	17,920	N/A	N/A	725	656	C	0.04
Sauls St.	N. of Madeline Ave.	91	2	local	E	17,920	N/A	N/A	2,420	2,386	C	0.13
Spruce Creek Rd.	Central Park Blvd. to Merrimac Dr.	1701	2	CO	E	17,920	5,839	6,384	6,110	6,097	B	0.34

ROAD	LOCATION	COUNT STATION	NO. OF LANES	FUNCT. CLASS ^A	ADOPTED LOS STANDARD	ADOPTED LOS CAPACITY	2021 VOLUME	2022 VOLUME	2023 VOLUME	2024 VOLUME	EXISTING LOS	VC Ratio ^B
Spruce Creek Rd.	Merrimac Dr. to Taylor Rd.	1702	2	CO	E	17,920	9,773	10,938	10,739	11,278	C	0.63
Spruce Creek Rd.	Taylor Rd. to Nova Rd.	1751	4	UMA	E	37,970	14,740	12,450	N/A	N/A	C	0.33
Spruce Creek Rd.	Nova Rd. to Commonwealth	1752	2	MA	E	13,640	8,500	8,450	N/A	N/A	D	0.62
Spruce Creek Rd.	Commonwealth to Dunlawton Ave.	92	2	MA	E	17,360	N/A	N/A	7,025	6,573	C	0.38
Spruce Creek Rd.*	Dunlawton Ave. to Canal View Blvd.	1708	2	CO	E	17,360	2,535	1,519	2,493	2,447	C	0.14
Taylor Rd.	Hensel Rd. to Spruce Creek Road	1826	4	MA	E	37,970	14,800	17,600	N/A	N/A	C	0.46
Taylor Rd.	Clyde Morris Blvd. to Hensel Rd.	1824	4	MA	E	37,970	16,970	19,700	N/A	N/A	C	0.52
Taylor Rd.	Dunlawton Av. to Clyde Morris Blvd.	1823	2	MA	E	14,040	12,780	15,100	N/A	N/A	D	1.08
Taylor Rd.	Williamson Blvd. to I-95	1814	5	UPA	E	47,560	44,340	47,500	N/A	N/A	D	1.00
Taylor Rd.	Summer Trees Rd. to Williamson Blvd.	1813	4	UPA	E	37,970	18,120	20,600	N/A	N/A	C	0.54
Taylor Rd.	Crane Lakes Blvd. to Summer Trees Rd.	1812	2	UPA	E	17,050	14,840	20,600	N/A	N/A	C	1.21
Town West Blvd.	Williamson Blvd. to Coraci Blvd.	100	2	CO	E	17,920	7,909	8,022	8,140	8,474	B	0.47
Town West Blvd.	Coraci Blvd. to Tomoka Farms Rd.	110	2	CO	E	17,920	3,973	4,298	4,278	4,230	B	0.24
Victoria Gardens Blvd.	S. of Dunlawton Ave.	2501	2	local	E	17,360	3,255	3,342	3,327	3,347	B	0.19
Victoria Gardens Blvd.	E. of Clyde Morris Blvd.	2502	2	local	E	17,360	2,232	2,391	2,324	2,342	B	0.13
Village Trail	Dunlawton Ave. to Country Ln.	1901	2	local	E	17,920	6,597	7,081	6,577	6,337	B	0.35
Village Trail	Country Ln. to Nova Rd.	1902	2	local	E	17,920	7,782	7,965	7,739	7,664	B	0.43
Willow Run	Clyde Morris Blvd. to Hidden Lakes	2013	3	CO	E	27,980	10,243	10,480	10,385	10,053	B	0.36

ROAD	LOCATION	COUNT STATION	NO. OF LANES	FUNCT. CLASS ^A	ADOPTED LOS STANDARD	ADOPTED LOS CAPACITY	2021 VOLUME	2022 VOLUME	2023 VOLUME	2024 VOLUME	EXISTING LOS	VC Ratio ^B
Willow Run	Hidden Lakes Dr. to Williamson Blvd.	2010	2	CO	E	17,920	7,502	7,797	7,778	7,826	C	0.44
Williamson Blvd.	N. City Limits to Madeline Ave.	1993	2	UPA	E	17,050	14,430	18,300	N/A	N/A	D	1.07
Williamson Blvd.	Madeline Ave. to Willow Run Blvd.	1992	2	UPA	E	17,050	14,840	16,200	N/A	N/A	D	0.95
Williamson Blvd.	Willow Run Blvd. to Town West	1991	2	UPA	E	17,050	17,140	16,900	N/A	N/A	F	0.99
Williamson Blvd.	Town West Blvd. to Taylor Rd.	1990	2	UPA	E	37,970	19,440	17,600	N/A	N/A	C	0.46
Williamson Blvd.	Taylor Rd. to Spruce Creek Bridge	66	4	UPA	E	37,970	25,040	25,000	N/A	N/A	C	0.66
Williamson Blvd.	Spruce Creek Bridge to Airport Rd.	65	4	UPA	D	37,970	22,550	25,000	N/A	N/A	C	0.66
Williamson Blvd.	Airport Rd. to Pioneer Trail	1989	4	UPA	D	37,970	6,100	6,350	N/A	N/A	C	0.17
Yorktowne Blvd.	North of Dunlawton Ave.	2080	2	CO	E	17,920	3,334	3,921	3,467	3,401	B	0.19
I-95	Beville Rd. to Dunlawton Ave.	492	4	SIS	D	111,800	81,500	78,500	N/A	N/A	C	0.70
I-95	Dunlawton Ave. to SR 44	133	4	SIS	D	111,800	50,700	52,019	N/A	N/A	B	0.47
	Total City Counts						152,290	170,121	202,902	213,545		
	Total County Counts*						357,170	403,752	N/A	N/A		
	Total State Counts**						449,200	461,519	N/A	N/A		
	Total of All Roadways						958,660	1,035,392	N/A	N/A		

Notes to Exhibit 3:

A UPA = Urban Principal Arterial, MA = Minor Arterial, CO/UCO = Collector/Urban Collector (TPO and City Sources)

B Volume to Capacity Ratio compares roadway demand (vehicular volume) with roadway supply (carrying capacity). The volume-to-capacity ratio varies from a low of 0 (free flow) to values sometimes more significant than 1.0 (severely/heavily congested)

Blue = State Facility or Counts; Data derived from Volusia County Traffic Engineering, 2024; Yellow = County Facility or Counts; Data derived from Volusia County Traffic Engineering, 2024

White = City Facility or Counts; Data derived from Stanley Consultants, 2024

*Canal View Blvd. was closed during 2022 traffic counts to local traffic only.

Sources: FDOT 2023 Quality/Level of Service Handbook; Stanley Consultants, 2024; and Volusia County Traffic Engineering, 2024

Roadways Currently Not Operating Within Adopted Level-of-Service:

Based on the latest traffic count data, there are only three county-maintained roadway segments that are slightly above the adopted LOS standard:

- 1) the segment of Taylor Road between Dunlawton Avenue and Clyde Morris Boulevard;
- 2) the segment of Taylor Road between Crane Lakes Boulevard and Summer Trees Road;
- and
- 3) the segment is Williamson Boulevard between the north City limits and Madeline Avenue.

The city and Volusia County will continue to monitor the traffic volume on these roadway segments along with several other key roadways, such as Dunlawton Avenue, Clyde Morris Boulevard, Nova Road, and Madeline Avenue, and will continue to work with FDOT, Volusia County, and the Volusia-Flagler Transportation Planning Organization (formally known as River to Sea Transportation Planning Organization) to identify and construct improvements to improve roadway capacity and LOS.

The design of the future widening of Williamson Boulevard from Beville Road to Madeline Avenue began in FY23/24 by Volusia County. The design work will include widening the section of Williamson Boulevard between Beville Road to Madeline Avenue from 2 undivided lanes to 4 divided lanes, design of future widening through the I-95 crossing south of Willow Run Boulevard, and conceptual design of the stormwater systems for that section of Williamson Boulevard. Volusia County currently does not have a construction schedule at this time.

The future widening of Williamson Boulevard from Town West Boulevard to Beville Road is a long-term improvement that will need to be a roadway project programmed by Volusia County. By widening this segment, the capacity at the adopted Volusia County LOS standard is anticipated to increase from 17,050 daily trips to approximately 37,970 daily trips. The Williamson Boulevard widening project is included in the TPO's 2045 Long Range Transportation Plan but is not currently funded.

Public or Private Improvements to the System during the Past Fiscal Year (FY 23/24) and Its Impact on Capacity and LOS:

There were no roadway improvement projects completed in FY23/24.

Proportionate Fair-Share Ordinance

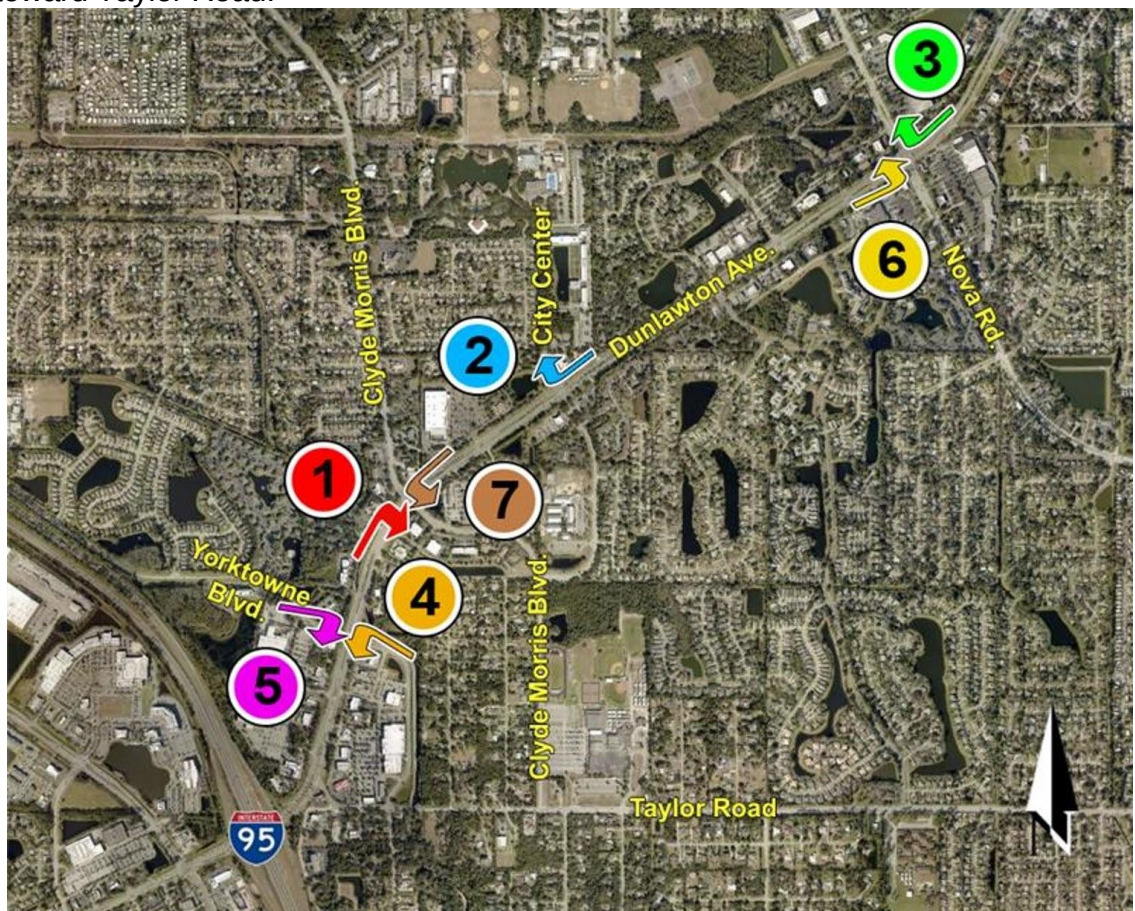
In 2006, the City Council adopted a Proportionate Fair-Share Ordinance. The city has entered into Concurrency and Fair-Share Agreements with several developers. The city-initiated projects funded through the fair-share process, and the status of each of these projects is listed below. As of September 30, 2024, the city has received \$7,181,690 in proportionate fair-share.

1. Interstate 95/SR 421 interchange area (phase 1) – ***Project Completed***
2. Clyde Morris Blvd/Dunlawton Avenue intersection - ***Project Completed***
3. Summer Trees Road extension- ***Project Completed***
4. Devon Street/Taylor Road Intersection –***Project Completed***
5. Town West Boulevard/Williamson Boulevard signal – ***Project Completed***
6. Yorktowne Boulevard Extension – ***Partial Design Completed***

Public or Private Improvements to the System during the Current Fiscal Year (FY 24/25) and its Impact on Capacity and LOS:

Dunlawton Avenue Turn Lanes Design for the following turn lanes along Dunlawton Avenue will be completed in 2024, and construction is anticipated in 2026. The turn lanes will improve traffic flow and roadway capacity, reduce delays for turning and through vehicles, and improve intersection safety.

1. Eastbound right-turn lane at Clyde Morris Boulevard for traffic heading south towards Taylor Rd.
2. Westbound right-turn lane at City Center Parkway for traffic heading into the City Center Complex.
3. Westbound right-turn lane at Nova Road for traffic heading north toward Daytona Beach.
4. Southbound right-turn lane on Yorktowne Boulevard for traffic heading south on Yorktowne Boulevard and turning toward the I-95 interchange.
5. Northbound left-turn lane on Yorktowne Boulevard for traffic heading north on Yorktowne Boulevard from Taylor Road and turning toward the I-95 interchange.
6. Northbound left-turn lane extension at Nova Road for traffic heading north toward Daytona Beach.
7. Westbound left-turn lane extension at Clyde Morris Boulevard for traffic heading south toward Taylor Road.



Location map of seven turn lane projects along the Dunlawton Avenue (SR421) corridor

Summer Trees Road and S. Williamson Boulevard Intersection Improvements

As part of the Shoppes at Summer Trees commercial development project, a second left-turn lane for eastbound Summer Trees Road traffic turning onto northbound S. Williamson Boulevard will be built. The additional turn lane, which is anticipated to be completed in Fall 2025, will add additional storage capacity at the intersection.

Capacities Reserved for Approved but Un-built Development:

According to Exhibit 1, 871 vested un-built residential units and 1,105,858 square feet of vested un-built non-residential could generate an additional daily trip on the city's road network. Trips for these projects are reserved on the city's roadway system upon approval or vesting.

The city, along with Volusia County (maintaining agency), will continue to monitor the traffic volume on Williamson Boulevard and several other roadways, such as Taylor Road, Dunlawton Avenue, Clyde Morris Boulevard, Nova Road, and Madeline Avenue, and will continue to work with FDOT, Volusia County, and the Volusia-Flagler Transportation Planning Organization (VFTPO) to identify and construct improvements to improve roadway capacity and LOS.

Bikeway/Pedestrian Improvements during the Past Fiscal Year:

There were no bikeway or pedestrian improvement projects completed in FY23/24.

SANITARY SEWER

The Port Orange Sanitary Sewer System serves the City of Port Orange, Daytona Beach Shores, Ponce Inlet (wholesale), and other unincorporated areas of East Volusia County. The Port Orange collection system contains 119 standard public pump stations (lift stations), 24 “grinder” stations, and an estimated 270 miles of gravity sewer pipeline and 75 miles of force mains. The collectors range in size from 8” to 30” and transmit flow back to the city’s treatment plant through a series of force mains and relatively deep interceptors.

Adopted Level-of-Service Standard:

Residential consumption is 160 gallons per day per Equivalent Living Unit (ELU), and Commercial consumption is 1/10 gallon per square foot per day of commercial, industrial, or institutional development.

Design Capacity of the Wastewater Treatment Plant and Existing LOS:

The Florida Department of Environmental Protection (FDEP) has permitted the Wastewater Treatment Plant with a maximum capacity of 12.0 million gallons per day (MGD). According to the Public Utilities Department, the total number of sewer connections is 26,510, and the number of permitted ELU’s connected to the system is 50,163. The Wastewater Treatment Plant currently has a committed capacity of 8.03 MGD, based on FDEP permits for development. Using the City’s LOS figure of 160 gallons per ELU, the Wastewater Treatment Plant can provide service to 75,000 ELU’s. Therefore, the sanitary sewer system capacity is sufficient to serve the current committed ELU’s (see Exhibit 4).

Exhibit 4: Capacity of the Wastewater Treatment Plant

	MGD*	ELU**
Maximum Capacity	12.0	75,000
Committed Capacity	8.03	50,163
Remaining Capacity	+3.97	+24,837

*MGD - Million Gallons per Day

**ELU - The water usage is equivalent to one single-family dwelling.

Source: Port Orange Public Utilities Department, November 2024 and FDEP Waste Treatment Plant Permit Application.

As indicated in Exhibits 5 and 6 (see next page), wastewater generation rates have generally been increasing since FY 15/16 but are starting to show a slight decrease. The recent decline may be attributed to Inflow and Infiltration improvements to reduce stormwater entering the wastewater system. Exhibit 5 summarizes the actual wastewater generation throughout the entire service area since FY 13/14 and the projection through 2045. The Facility Plan for the Wastewater Treatment Plant includes a flow projection through 2045, with the projected flow in 2045 at 8.50 MGD. Exhibit 6 compares the average wastewater generation daily flow and the city’s population since 2013.

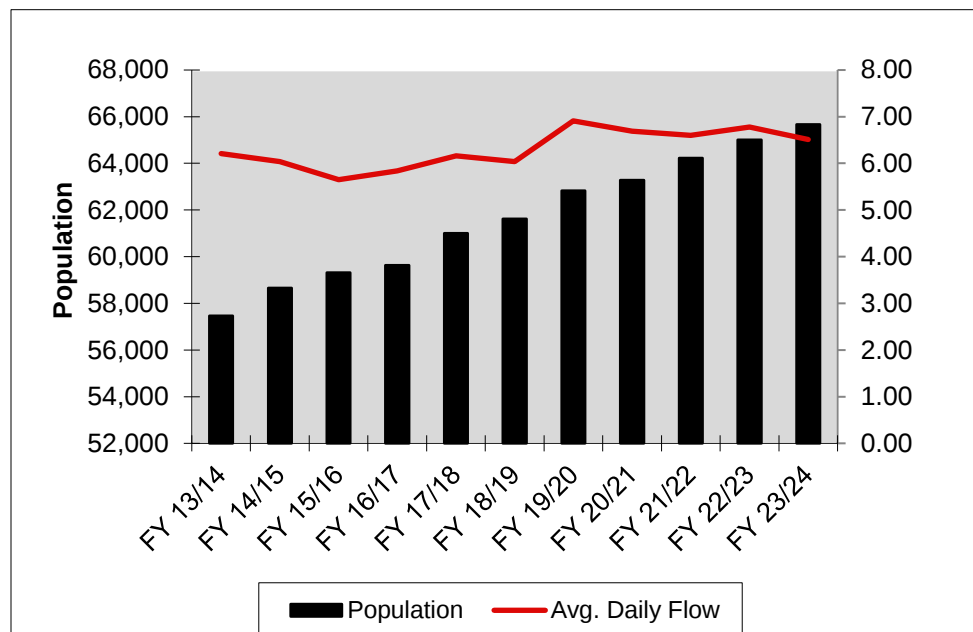
Exhibit 5: Wastewater Generation

YEAR	AVERAGE DAILY FLOW
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FY 13/14 (actual)	6.21 MGD
FY 14/15 (actual)	6.04 MGD
FY 15/16 (actual)	5.65 MGD
FY 16/17 (actual)	5.84 MGD
FY 17/18 (actual)	6.16 MGD
FY 18/19 (actual)	6.04 MGD
FY 19/20 (actual)	6.91 MGD
FY 20/21 (actual)	6.69 MGD
FY 21/22 (actual)	6.60 MGD
FY 22/23 (actual)	6.78 MGD
FY23/24 (actual)	6.51 MGD
2025 (projected)	6.80 MGD
2030 (projected)	7.30 MGD
2035 (projected)	7.70 MGD
2040 (projected)	8.10 MGD
2045 (projected)	8.50 MGD

Source: Port Orange Public Utilities Department, October 2024, and DEP Waste Treatment Plant Permit Application.

Exhibit 6: Average Daily Flow Compared to Population Growth



Source: Port Orange Public Utilities Department, October 2024, and DEP Waste Treatment Plant Permit Application.

Capacities Reserved for Approved but Unbuilt Development and its Impact on Capacity and LOS:

It is possible to determine the per capita demand for sanitary sewer generated by reserved and vested development, given the generation rate, the future population, and the non-residential building square footage involved. Exhibit 1 on Page 6 shows that the vested and reserved capacity includes the volume needed for 871 residential units and 1,105,858 SF of non-

residential space. Given a per capita generation rate of 160 gallons per day per ELU for residential and 1/10 gallon per square foot of gross building area for non-residential development, the vested and reserved development could increase the total demand by 249,946 gallons per day (0.25 MGD). According to Exhibit 5, sufficient capacity exists for the development with vested and reserved capacity (Exhibit 1, page 6). Further demand may also be generated by growth within the service area outside of the city limits and will be analyzed with each concurrency review and annually through this report.

Public or Private Improvements to the System during the Past Fiscal Year (FY 23/24) and Impacts on Capacity and LOS:

There were no capacity improvements in the past fiscal year.

Proposed Public or Private Improvements to the System in the Current Fiscal Year (FY 24/25) and its Impact on Capacity and LOS:

There are no capacity improvements planned. The city will continue to maintain the reclaimed water system that allows for reduced discharge of treated wastewater into the Halifax River.

On-going maintenance projects that allow for LOS to be maintained include and:

Sewer System Rehabilitation: Reduce inflow and infiltration (I&I) by cleaning, videoing, and curing in place lining various gravity sewer lines identified in a previous I&I study.

Water Reclamation Facility (WRF):

- East Master Lift Station Rehabilitation—This project involves replacing existing pumps and piping and upgrading the electrical and controls. It is currently under construction and scheduled for completion in the summer of 2025.
- Resiliency and filter upgrades Lift Stations/Transmission System
- Convert the mechanical equipment for lift stations from the surface-mounted pump systems to submersible pumps at the following locations:
 - Townhomes West (3532 Creekside Road) - Under construction
 - Christiancy (5403 Christiancy Avenue) – Construction in early FY25
 - Oceans (100 Oceans Avenue) – Construction in early FY25
 - Lowes/Gateway (5401 Yorketown Boulevard) – Construction in FY25

Potable Water

The Port Orange water utility currently serves the following areas: the City of Port Orange, the City of Daytona Beach Shores (south of Thames Avenue), the Town of Ponce Inlet, Wilbur-By-The-Sea (unincorporated area), and other non-designated unincorporated areas adjacent to the city.

Adopted Level-of-Service Standard:

- (1) Consumption :
 - Residential is 180 gallons per day per ELU
 - Commercial, industrial, or institutional development is 1/10 gallon per sq. ft. per day
- (2) System Minimum Pressure: 20 pounds per square inch during fire flow
- (3) Storage Provided: 50% of peak daily flow
- (4) Well Capacity: Peak daily flow with two wells out of service
- (5) Norm. Operating Pressure: 60-70 pounds per square inch (psi)
- (6) Water Plant Capacity: Adequate for peak daily; three-year lead-time for planned expansion
- (7) High Service Pumping: Peak hour with largest pump out of service
- (8) Water Quality: Meet State/Federal drinking water standards

Design Capacity of Potable Water Treatment Facilities, Consumptive Use Permit, and Existing LOS:

The Garnsey Water Treatment Plant provides the city with a water quality supply that meets all applicable State and Federal standards. The plant was constructed in 1981 and has undergone two upgrades since then. It currently has a capacity of 15.0 MGD and consists of four high-service fixed-speed pumps and two variable-speed pumps that provide adequate water supply to all portions of the service area.

There are two concurrency measures related to potable water: plant capacity and water supply capacity. Regarding plant capacity, there are presently 29,703 potable water connections, equivalent to 43,493 ELUs (Equivalent Living Unit). Based on an LOS standard of 180 gallons per ELU, the capacity currently committed is 8.01 MGD. Therefore, the Water Treatment Plant capacity is sufficient (15.0 MGD) to serve the current number of ELUs at current peak flow rates (see Exhibit 8).

Exhibit 8: Remaining Capacity at the Garnsey Water Treatment Plant

	MGD*	ELU**
Maximum Plant Capacity	15.00	83,333
Committed Capacity	8.01	43,493
Remaining Capacity	6.99	39,840

*MGD- Million Gallons Per Day

**ELU - The water usage is equivalent to one single-family dwelling.

Source: Port Orange Public Utilities Department, October 2024

The second measure is water supply capacity. While the city has the technical capability to pump up to 15 million gallons per day from its wells, the 2023 Consumptive Use Permit (CUP) issued by the St. John's River Water Management District limits how much water the City can actually

pump out of the ground. The current CUP is a 20-year permit that was issued in 2023 and will expire in 2043. With the current CUP, there is no longer a maximum permitted peak day withdrawal, only an annual average. The CUP permits an annual average and average daily groundwater withdrawal of 7.33 MGD through 2043.

Exhibit 9 shows the actual average daily flow and permitted average daily flow in 2023 and the proposed permitted average daily flow allowed by the CUP in 2024. Based on this measure, the city is below the maximum water withdrawal allowed by the CUP.

Exhibit 9: Permitted and Actual Average Daily Flow

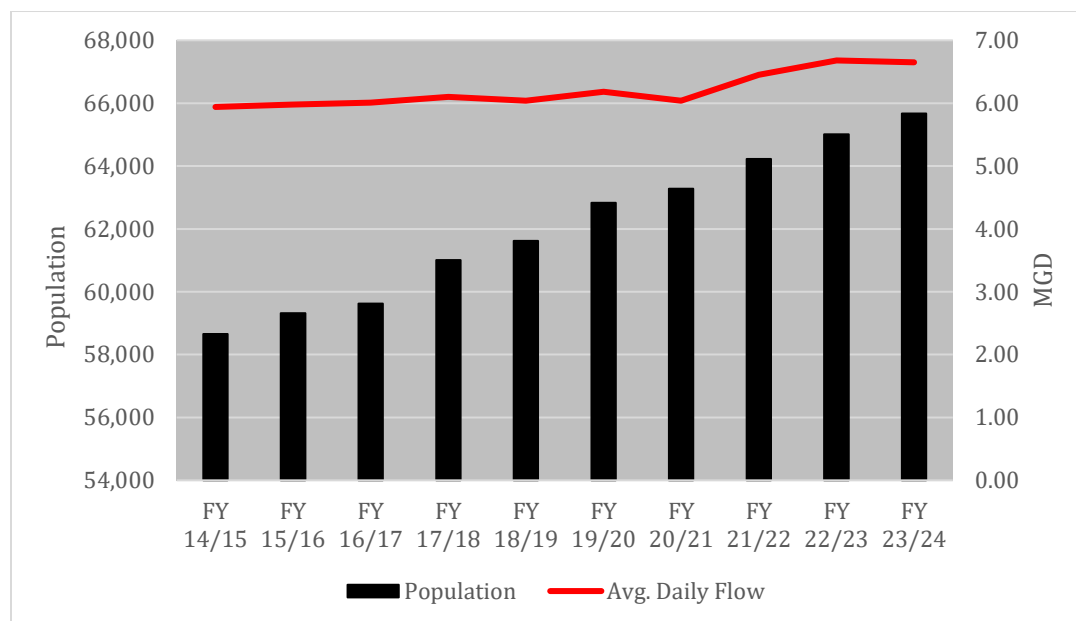
	2024	2025
Permitted Average Daily Flow	7.33 MGD	7.33 MGD
Actual Average Daily Flow	6.65 MGD	N/A

MGD- Million Gallons per Day

Source: Port Orange Public Utilities Department, October 2024

As indicated in the graph in Exhibit 10, the average daily flow has remained generally constant relative to the increase in the city's population.

Exhibit 10: Average Daily Flow Compared to Population Growth



Source: Port Orange Public Utilities Department, October 2024

Existing Potable Water Storage Capabilities:

During times of peak flow, portions of the service area, primarily on the barrier island, are subject to greatly increased water demands. Demand requirements are met by ground storage tanks located at the north and south ends of Peninsula Avenue. When demand subsides, water is no longer pumped from the storage tanks, and they are refilled to normal operating levels. This

allows the peak flow requirements to be met efficiently, so that demand at the treatment plant remains constant. The adopted LOS standard for water storage is 50% of average daily flow. With an average daily flow of 6.65 MGD in 2024, the LOS standard water storage volume would be 3.33 MGD. Present potable water storage facilities for the Port Orange system can accommodate 5.5 million gallons. Therefore, the city has sufficient surplus storage capacity to support new development.

Existing Minimum Water Pressure:

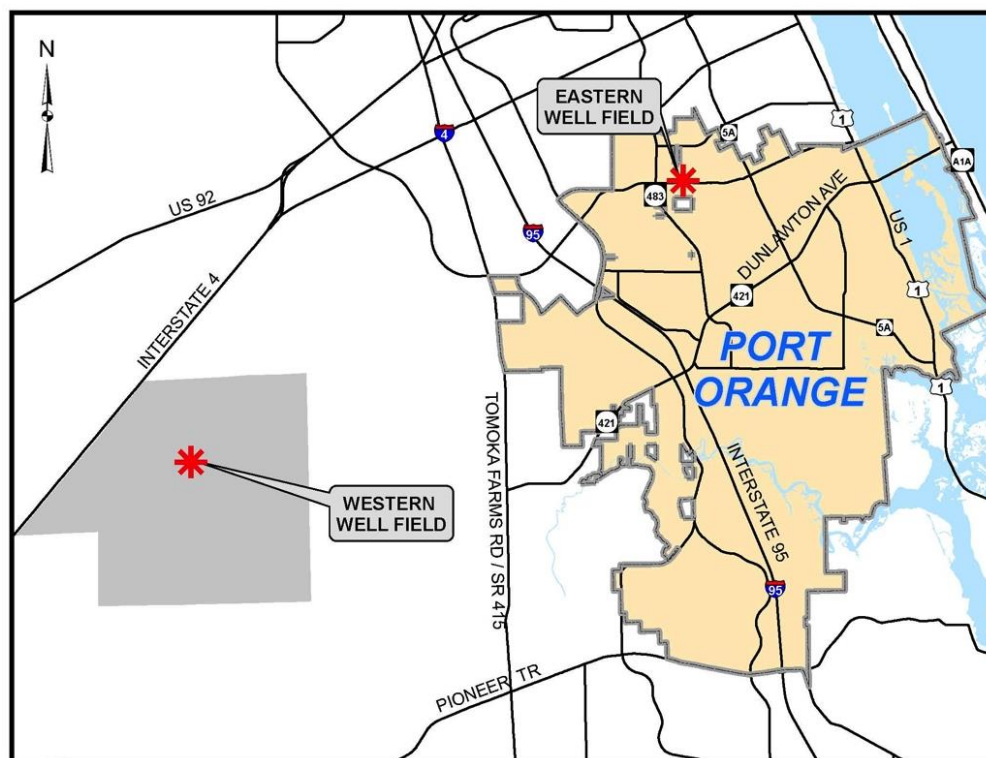
The existing water pressure fluctuates from an absolute low of 40 pounds per square inch (psi) (non-fire flow) to a high of 70 psi with the normal operating pressure being between 60 and 70 psi. The system's minimum pressure during fire flow² is presently 20 psi, which also meets the city's adopted LOS standards. Therefore, the water pressure meets the adopted LOS.

Existing Well Capacities:

The city has two well fields; The Central Recharge Well Field and the Eastern Well Field, with a cumulative water production capacity of approximately 11.5 MGD (see Exhibit 11):

- The Central Recharge Well Field (Western Well Field) is located west of the city, south of I-4 and is the primary source of the city's potable water supply (approximately 87%). This well field contains 27 wells.
- The Eastern City Well Field is located off Clyde Morris Boulevard and contains 13 fully functioning secondary wells. These wells supply approximately 13% of the total flow.

Exhibit 11: Location Map of the City's Well Field Sites



² Fire flow is the quantity of water measured in gallons per minute (gpm) that is needed to extinguish a fire involving a particular building, block, area or material.

Exhibit 12 shows the wells needed to supply the raw water peak daily flow demand in 2025. The number of wells required includes an allowance for two wells out of service, which is within the adopted LOS standard.

Exhibit 12: Raw Water Supply Wells Required for the Port Orange Service Area

Year	Peak Day Demand*	Number of Wells Required**	Wells Available	Excess (+) or Deficiency
2025	11.0 MGD	21	40	19

*Conservative estimate of peak day demand

** Average output for each well is 0.527 MGD

Source: Port Orange Public Utilities Department, October 2024

Capacities Reserved for Approved but Unbuilt Development and its Impact on Capacity and LOS:

According to Exhibit 1, the vested and reserved capacity includes the volume needed for 871 residential units and 1,105,858 square feet of non-residential space. Given a consumption rate of 180 gallons per day per ELU and 1/10 gallon per square foot of gross building area for non-residential development, the vested and reserved development could increase the total demand by 267,366 gallons per day (0.27 MGD). Therefore, sufficient capacity exists for the vested development indicated in Exhibit 1. In addition, further demand may also be generated by growth within the water service area outside of the city limits.

Proposed Public Improvements to the System in the Current Fiscal Year (FY 24/25) and its Impact on Capacity and LOS:

There are no proposed Public Improvements to the Potable Water system in FY 24/25 that impact capacity and LOS.

Staff will continue to maintain the existing Potable Water Facilities and infrastructure to ensure service for the residents of the city and the service area.

STORMWATER DRAINAGE

For stormwater management, the city is divided into 13 drainage basins, with each basin divided into several sub-basins. The city has utilized both structural and non-structural elements to accomplish the objective of controlling the volume, rate of flow, and pollutant load of post-development runoff. Retention and detention basins are structural elements designed to remove pollutants, attenuate post-development discharge in well-drained areas, and encourage percolation and retention of discharge volume. The city is also implementing non-structural methods of flood-damage mitigation, such as increased regulation of development in flood-prone areas through participation in the National Flood Insurance Program (NFIP) Community Rating System (CRS).

There are currently 589 stormwater ponds within Port Orange, and only nine (9) of those ponds can be lowered by pump or gates.

- 136 stormwater ponds are city-maintained.
- 434 stormwater ponds are privately maintained ponds.
- 9 stormwater ponds are county-maintained.
- 10 stormwater ponds are FDOT-maintained.

The city maintains approximately 26 miles of open ditch, 6.5 miles of major canals, 135 miles of stormwater pipe, and 8,250 drainage structures throughout the city.

Adopted Level-of-Service Standard (Quantity):

The city adopted this LOS standard in the 1990's. The city's adopted level-of-service (LOS) standard for stormwater management is the 25-year, 24-hour storm event, which means a site must be able to store approximately 9 inches of rain within a 24-hour period. In addition, all drainage facilities must be able to store the runoff from the 25-year, 24-hour storm without causing flooding or increasing the 25-year, 24-hour discharge rate to the receiving water bodies (e.g. B-19 Canal, Spruce Creek, Rose Bay, Halifax River, etc.). Additionally, the city requires that the post-development 100-yr, 24-hour storm event peak discharge from a property or development site does not exceed the 100-yr, 24-hour pre-development peak flow, which is approximately 11 inches of rainfall within a 24-hour period.

Adopted Level-of-Service Standard (Quality):

The city's adopted level-of-service (LOS) standard for stormwater management also includes reducing pollutants to a level compatible with State standards. On October 1, 2013, a Statewide Stormwater Rule went into effect, which requires the removal of 80% of the dissolved contaminant Nitrogen and 95% of the dissolved contaminant Phosphorous from the first 1.25 to 1.75 inches of runoff.

Existing Level-of-Service:

The city's Land Development Code provides minimum standards for stormwater management to control runoff, preserve critical water resources, facilitate recharge of the aquifer, and prevent erosion and flooding. This is accomplished through the development review process for new developments to ensure they meet or exceed the minimum LOS standard, responding to citizen

complaints, and coordinating with other jurisdictions to identify areas needing improvements within the Port Orange system.

After a development is approved and built, the on-going maintenance of private stormwater drainage systems is the responsibility of the homeowners or property owners association. The on-going maintenance of these private stormwater drainage systems is regulated by St. Johns Water Management District (SJRWMD).

Public or Private Improvements to the System during the Past Fiscal Year (23/24) and Impacts on Capacity and LOS:

Ongoing Maintenance: Staff continued to perform ongoing maintenance of the drainage system, including street sweeping, sediment removal from inlets and pipes, ditch maintenance (including mowing, large plant removal, cleaning, dredging sediment, restoration, and seeding), emergency pipe replacement of aging and failed pipes, and erosion repairs.

Cured-In-Place Pipe Lining: Cured-in-place pipe lining is a trenchless rehabilitation method used to repair existing pipelines that reduces time and restoration costs. Staff performed approximately 1,900 linear feet of cured-in-place pipe lining throughout the city.

Boggs Ford Road Drainage Improvements: Improve the roadway drainage along Boggs Ford Rd. for 500 feet south of Taylor Rd. by replacing undersized inlets and culvert pipes. Construction was completed in Spring 2024.

Proposed Public Improvements to the System in the Current Fiscal Year (FY 24/25) and Impacts on Capacity and LOS:

On-going Maintenance: Staff will continue to monitor the drainage system which will include street sweeping, removal of sediment from inlets and pipes, ditch restoration and maintenance, emergency pipe replacement, and erosion repairs. The following areas are scheduled to be improved in FY 24/25:

- Jackson Street and Oak Street Drainage Improvements: Install pipe in the open ditch on the west side of Jackson Street from Oak Street to Canal View Boulevard and the open ditch on south side of Oak Street from Jackson Street to Dunlawton Avenue. Construction is expected to begin in late 2024.
- Cambridge Stormwater Pump Station Improvements: Design is underway, and construction will start by the end of 2025. The Cambridge Stormwater Pump Station project includes relocating the discharge point of the station to the east side of the FEC Railroad Tracks, raising the berm elevation of the pond to match the height of the FEC Railroad Tracks to prevent overtopping during extreme hurricane events, and armor the pond berm against erosion and breaching.

City's Stormwater Master Plan Update: The city-wide Stormwater Master Plan Update project began in August 2023 and is expected to be completed in Summer 2025. This is necessary to ensure that level-of-service standards for stormwater drainage are maintained. The Plan will include recommendations on infrastructure improvements, ordinances, and other policy-related

items to minimize the impacts of flooding on the city and improve the overall city drainage system.

Other Stormwater Programs:

National Pollutant Discharge Elimination System (NPDES): The city is currently in the first year of the five-year permit cycle of the municipal separate storm sewer system (MS4) NPDES stormwater permit. A municipal separate storm sewer system (MS4) is a publicly owned conveyance or system of conveyances (i.e., ditches, curbs, catch basins, underground pipes, etc.) designed or used for collecting or conveying stormwater and that discharges to surface waters of the state.

Total Maximum Daily Loads (TMDL) program: This program is part of the statewide Watershed Management Program (WMP) administered by the Florida Department of Environmental Protection (FDEP). The program is based on a five-phase cycle that rotates through Florida's basins. The five phases are: Initial Basin Assessment, Coordinated Monitoring, Data Analysis and TMDL Development, Basin Management Plan Development, and Implementation of Basin Management Plan.

As part of its NPDES permit, the city is to develop a schedule of specific activities to address the State adopted and EPA approved TMDL for review and approval by FDEP. The TMDL to be reduced are fecal coliform, nutrients, and dissolved oxygen in Spruce Creek, the B-19 Canal, and Nova Canal. Coordination with watershed contributors Volusia County, New Smyrna Beach and Ponce Inlet is required. A study to determine the pollutant sources and sampling point locations is required prior to development of the Basin Managements Plan. The study to determine the City's pollutant loading contribution to Spruce Creek is anticipated to be complete by March 2025.

National Flood Insurance Program (NFIP) and Community Rating System (CRS): The city is one of 264 communities in the state of Florida and one of 1,752 communities nationwide that participate in the National Flood Insurance Program (NFIP) Community Rating System (CRS). This program provides incentives for communities to go beyond the minimum floodplain management requirements to develop extra measures to provide protection from flooding. The incentives are in the form of flood insurance premium discounts. FEMA recognizes Port Orange as a Class 5 CRS Community. Only 208 communities in the nation meet or exceed the Class 5 CRS Community requirements. With this designation, all property owners with flood insurance qualify to receive a 25% discount on their annual FEMA flood insurance policy premium.

In addition, the city participates in Volusia County's Multi-Jurisdictional Local Mitigation Strategy (LMS). The LMS Committee manages a Countywide Mitigation Action Plan and track areas with drainage issues that would benefit from engineered improvements. The LMS Mitigation Action Plan includes grant application to FEMA for acquisition, reconstruction, and elevation of homes in Port Orange that were flooded in 2022 and required mitigation. No infrastructure projects are on the LMS mitigation action plan at this time.

SOLID WASTE DISPOSAL

Adopted Level-of-Service (LOS) Standard:

The city's collection standard is 1,350 residential units per curbside collection crew, per day, and a solid waste weight standard of 3.21 lbs. per capita, per day for residential, and 10 lbs. per 1,000 square feet per day for non-residential development. 2,745 residential units were serviced per crew, per day in FY 23/24, which meets the collection standard.

The amount of solid waste generated by individuals is not something that the city can directly control; however, the city can promote recycling programs to inform residents about the benefits of reducing the amount of waste generated. There is no concurrency review for trash collection; however, the city's ability to collect and dispose of this waste is subject to concurrency review. As long as the city has sufficient financial resources to pay for private waste collection and room is available at the landfill, the city will have fulfilled its obligation to ensure that its waste is collected and disposed, regardless of the LOS standard.

Design Capacity of Solid Waste Disposal Facilities and Existing LOS:

The City of Port Orange is currently in a five-year contract (2021-2026) with Waste Pro to provide household solid waste, recycling, and yard waste collection services. The contract provides residents with five weekly pick-ups: two for garbage, two for yard waste and large items, and one for recyclables. The residential and commercial solid waste collected is transported to the Volusia County Tomoka Farms Road Landfill. The capacity at the landfill is projected to be sufficient to accommodate waste from Volusia County until the year 2050. The waste collection numbers for residential and commercial customers are shown in Exhibit 13. The 3.30 pounds per capita, of solid waste generated daily by each Port Orange resident during FY 23/24 is above the solid waste LOS standard of 3.21 pounds.

Exhibit 13: Residential and Commercial Waste Generation Figures (FY 23/24)

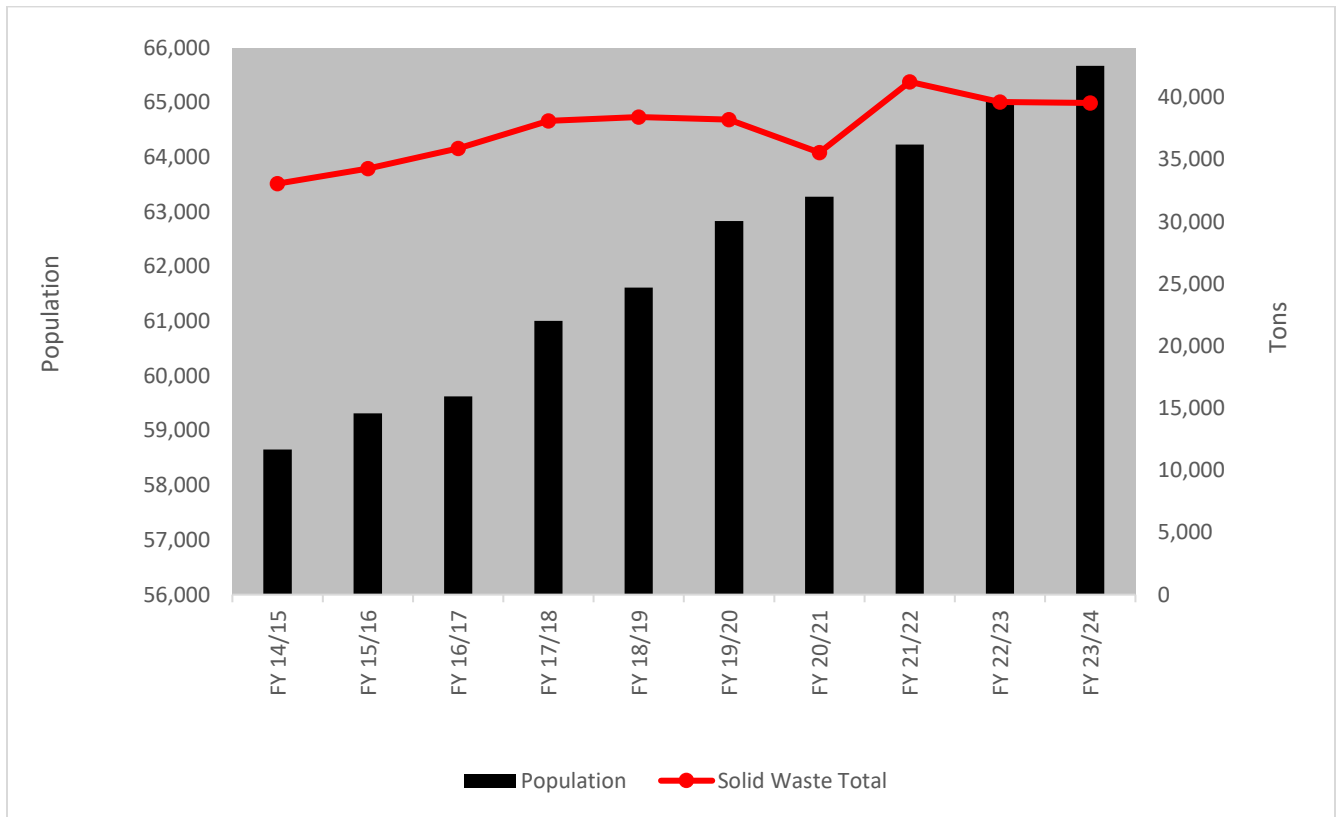
	Residential	Commercial ³	Residential and Commercial
Solid Waste	2.30 lb. per capita, per day	1.00 lb. per capita, per day	3.30 lb. per capita, per day
Recycled Items	0.10 lb. per capita, per day	0.04 lb. per capita, per day	0.14 lb. per capita, per day
Yard Waste	0.54 lb. per capita, per day	0.23 lb. per capita, per day	0.77 lb. per capita, per day
Total	2.94 lb. per capita, per day	1.27 lb. per capita, per day	4.21 lb. per capita, per day

Source: Public Works Department, City of Port Orange, October 2024

There was a slight decrease in the total amount of residential and commercial waste generation, but a decrease in yard waste and recycling. The amount of solid waste generation has generally increased with the increase in population. The city will need to continue to monitor the amount of solid waste generated and explore options to encourage waste reduction and expand recycling programs.

³ The amount of commercial recyclable items and yard waste was determined by interpolating the proportion of residential recyclable items and yard waste to the total amount of residential waste disposed.

Exhibit 14: Solid Waste Collected Compared to Population Growth



Source: Public Works Department, City of Port Orange, October 2024

Capacities Reserved for Approved Unbuilt Development and Impact on Capacity and LOS:

The capacity reservations for vested and approved development identified in Exhibit 1 represent approximately 2,082 additional people and 1,105,858 square feet of non-residential development. When all residential and commercial projects noted in Exhibit 1 are built, the amount of waste is estimated to increase by approximately 3,238 tons per year. The capacity at the landfill is projected to be sufficient to accommodate waste from Volusia County until the year 2050.

Changes to Solid Waste Collection in the Current Fiscal Year (FY 24/25) and Impact on Capacity and LOS:

There are no anticipated changes to solid waste collection in the current fiscal year.

RECREATION AND OPEN SPACE

With the adoption of the Comprehensive Plan Update in May 2024, the Level of Service (LOS) standards for specific recreation facilities (tennis courts, basketball courts, multi-purpose fields, etc.) were removed in accordance with Florida Statutes 163.3180). The removal of the LOS standards for specific recreation facilities provides the city more flexibility to be more responsive to community needs and changes in recreation trends. The Parkland LOS standard of 7 acres / 1,000 persons remains in the Comprehensive Plan and this report will continue to monitor the acreage of parkland to ensure there is sufficient parkland acreage for the current population along with the additional population from vested and reserved development.

Adopted Level-of-Service Standard and Capacity:

The city's adopted level-of-service (LOS) standard for parkland is 7 acres per 1,000 persons. The required parkland acreage for meeting the LOS and the current acreage of parkland is outlined in Exhibit 16.

Exhibit 16: Adopted LOS and Existing Capacity

ADOPTED LOS	AMOUNT REQUIRED FOR ADOPTED LOS*	CURRENT SUPPLY**	EXCESS (+) OR DEFICIENT (-) CAPACITY
Parkland: 7 acres / 1,000 persons	474 acres	540.6 acres	+66.6 acres

Notes:

Estimated City Population = 65,670 based on the University of Florida Bureau of Economic and Business Research, and anticipated population increases (2,082) from vested and reserved development. Total population to be served = 67,752

Capacities Reserved for Approved but Unbuilt Development and Its Impact on Capacity and LOS:

According to the University of Florida Bureau of Economic and Business Research (BEBR), the 2024 estimated city population is 65,670. Anticipated population increases from vested and reserved residential development is approximately 2,082, which equals a total population to be served of 67,752. As indicated in Exhibit 16, there is sufficient parkland acreage for the current population along with the additional population from vested and reserved development.

Proposed Acreage to be Added to City Parkland Supply in the Current Fiscal Year (FY 24/25) and its Impact on Capacity and LOS:

- The city will be working on the purchase of 100 acres of parkland on the west side of Port Orange for future park expansion.

Existing Parks:

Although the City no longer has LOS standards for specific recreation facilities, staff will continue to provide an inventory of parks. The existing acreage of parkland within the city is identified in the inventory in Exhibit 17.

Exhibit 17: Parkland Inventory Table

Facility Name	Location	Acreage
Causeway Park	93 Dunlawton Avenue	30
Cypress Head Golf Course	6231 Palm Vista Street	216.9
Riverwalk Park and Trail	3459 Ridgewood Avenue	10
Airport Road Park	6731 Airport Road	25
Adult Activity Center	4790 Ridgewood Avenue	5.1
City Center Complex/REC	1000 City Center Circle	49
Coraci Park	5200 Coraci Boulevard	36
Lakeside Comm. Center	1999 City Center Circle	2
Russell Property	6060 Deer Feed Trail	17
Spruce Creek Rec. Area	5959 Spruce Creek Road	40
Buschman Park	4575 Spruce Creek Road	27.5
Creekside Middle School	6801 Airport Road	15
Depot Park	415 Herbert Street	1
Frederick Street Park	5210 Frederick Street	5
Harbor Oaks	5937 Riverside Drive	0.2
Ken Bern Park	850 Canal View Boulevard	5
Larry Haines Park	5550 W Bayshore Drive	0.4
Memorial Park	3801 Jackson Street	12.6
Silver Sands Middle School	1300 Herbert Street	22.9
Southwinds Park	1200 Richel Road	10
Willow Run Park	1351 Schoolhouse Drive	10
TOTALS		540.6

Source: Park & Recreation Department, City of Port Orange, October 2024

During FY 23/24, no additional parkland acreage was acquired and added to the recreational facility system.

SCHOOLS

Adopted Level-of-Service Standard:

The uniform, district-wide LOS standards are as follows:

- Elementary: 115% of permanent FISH⁴ capacity for the concurrency service area
- K-8: 115% of permanent FISH capacity for the concurrency service area
- Middle: 115% of permanent FISH capacity for the concurrency service area
- High: 120% of permanent FISH capacity for the concurrency service area
- Special Purpose Schools: 100% of permanent FISH capacity for each school

Public or Private Improvements to the System during the Past Fiscal Year and Its Impact on Capacity and LOS:

The school district did not have any capital (capacity-related) projects scheduled in last year's five-year work plan (SY 2023/24 – 2027/28) for schools located in Port Orange. Last year's five-year work plan included dollars programmed for several renovations at various schools throughout the district, master plans for various schools, and ten classroom additions.

Existing Facilities:

Exhibit 18 details existing public-school facilities operated by the Volusia County School Board within the City's municipal boundaries. For elementary and middle schools, the Concurrency Service Areas (CSAs) are the respective school attendance boundaries. High schools are grouped into five larger CSAs that reflect student movement between schools at this level.

The high schools located in Port Orange are part of the Halifax Planning Area CSA. All the high schools in this CSA are shown since the LOS standard is applied to the entire CSA. The adopted LOS for the Halifax Planning Area CSA is 120%. This year, Spruce Creek High School is at 130.5% permanent FISH capacity; however, the Halifax Planning Area CSA for high schools is below the adopted LOS of 120% with an average utilization of 103.6%. The School District anticipates the utilization to continue to balance out across the Halifax Planning Area High Schools due to academy programs offered at some of the other High Schools.

In the school year 24/25, the elementary and middle schools in Port Orange met the LOS standards (115% of permanent FISH capacity). In school year 25/26, all elementary and middle schools in Port Orange are anticipated to be below the LOS standard, except Silver Sands Middle, projected to be above the LOS standards in the next school year. At this time, the School District does not have a specific plan to address the projected LOS but will monitor the data and make adjustments as needed with programming or possibly a future classroom addition.

In previous years, the school district calculated utilization based on a school's permanent capacity as reported in the Florida Inventory of School Houses and capacity reserved for

⁴ **FISH – Florida Inventory of School Houses.** An official inventory report of all district-owned facilities.

specific academic programs such as I.B., gifted, and academic academy was not part of the level of service (LOS) assessments, despite being part of the criteria for LOS standards. Starting in the 2023/24 school year, the school district returned to including capacity reserved for specific academic programs and permanent capacity to show a more accurate LOS.

Student Enrollment Trends

According to the Volusia County School District, the overall enrollment in all Volusia County schools has recovered to pre-pandemic levels. In the current 2024-25 school year, enrollment counts increased slightly and are projected to remain stable over the next several school years.

Based on the latest projections available for Port Orange area schools from the Volusia County School District, the elementary, middle, and high schools are anticipated to stabilize further over the next school years.

Proposed Public and Private Improvements to School Facilities in the Current Fiscal Year (FY 24/25) and its Impact on Capacity and LOS:

There are no planned capacity projects for schools in Port Orange in the current fiscal year.

Exhibit 18: PORT ORANGE PUBLIC SCHOOL ENROLLEMENT & CAPACITY SUMMARY REPORT

	Prior Year			Current Year					Projected				
	2023/2024			2024/2025					2025/2026				
School	Enroll*	Cap**	Util****	Enroll*	Cap***	Util***	Reserve	Util w/ Res*****	Enroll*	Cap***	Util***	Reserve	Util w/ Res*****
Elementary (LOS = 115%)													
Cypress Creek	795	712	111.5%	762	712	107%	33	111.7%	726	712	102%	33	106.6%
Horizon	739	627	117.9%	625	627	99.7%	0	99.7%	623	627	99.4%	0	99.4%
Port Orange	370	322	114.9%	342	322	106.2%	3	107.1%	343	322	106.5%	3	107.5%
Spruce Creek	780	731	106.7%	744	731	101.8%	0	101.8%	692	731	94.7%	0	94.7%
Sugar Mill	564	547	103.1%	535	547	97.8%	64	109.5%	524	547	95.8%	64	107.5%
Sweetwater	663	653	101.5%	612	653	93.7%	0	93.7%	662	653	101.4%	0	101.4%
Total	3,910	3,592		3,620	3,592		108		3,570	3,592		108	
Middle (LOS = 115%)													
Creekside	1,161	1,124	103.3%	1,148	1,123	102.2%	19	103.9%	1,158	1,123	103.1%	19	104.8%
Silver Sands	1,096	1,055	103.9%	1,207	1,055	114.4%	110	124.8%	1,332	1,055	126.3%	110	136.7%
Total	2,257	2,179		2,355	2,178		129		2,490	2,178		129	
High (LOS = 120% for the overall Halifax Planning Area CSA)													
Atlantic	1,249	1,221	102.3%	1,209	1,221	99%	126	109.3%	1,229	1,221	100.7%	126	111%
Mainland	1,919	2,257	85%	1,960	2,257	86.8%	501	109%	1,924	2,257	85.2%	501	107.4%
Seabreeze	1,720	1,677	102.6%	1,637	1,677	97.6%	204	109.8%	1,650	1,677	98.4%	204	110.6%
Spruce Creek	2,591	1,976	131.1%	2,593	1,987	130.5%	40	132.5%	2,538	1,987	127.7%	40	129.7%
Total for Halifax Planning Area CSA	7,479	7,131	104.9%	7,399	7,142	103.6%	871	115.8%	7,341	7,142	102.8%	871	115%

Notes: **Red** – over LOS standard

* Student enrollment

** Permanent FISH capacity (does not include portables)

*** Permanent Capacity with Specific Academic Programs accounted for

**** Utilization – Percentage of student enrollment to permanent student capacity

***** Utilization includes reserved capacity for proposed development

Source: Volusia County School District School Capacity Report, November 2024

IV. SUMMARY AND CONCLUSIONS

The data indicates all public facilities and services subject to concurrency review are at sufficient levels for FY 24/25. As new development and redevelopment occurs, the level of service will need to be addressed, along with the monitoring of all city facilities and services to ensure capacity is available.

Traffic volumes within the city have slightly increased in some segments and decreased in other segments over the past year. As the city continues to develop, roads on the west side of I-95 will likely experience the most traffic growth in the future. The capacity on Williamson Boulevard (north of Town West Boulevard) will need to be monitored as segments of this road are near or slightly above the LOS standard. Staff will continue to monitor roadways such as Dunlawton Avenue, Nova Road, Clyde Morris Boulevard, Taylor Road, and Madeline Avenue to maintain or improve roadway traffic. Roadway improvements are planned for the next several years to keep pace with anticipated development specifically along Dunlawton Avenue, Clyde Morris Boulevard, and Williamson Boulevard.

Sanitary sewer and potable water system capacity exists to support additional growth within the city. The city's 2023 Consumptive Use Permit (CUP) limits how much water can actually be withdrawn from the aquifer. As new development and redevelopment occurs, the level of service for potable water will be monitored to ensure that permitted capacity as provided for in the city's CUP is not surpassed.

The stormwater LOS requirement is being met for all new drainage facilities constructed with respect to being able to treat the runoff from the 25-year, 24-hour storm without causing flooding or polluting the receiving water bodies. The city continues to identify long-term solutions and implement drainage improvement and maintenance programs to enhance the function of the stormwater system including those areas developed prior to the adoption of the stormwater regulations.

Solid waste generation rates are above the adopted LOS standard. There is no concurrency review for trash collection; however, the city's ability to collect and dispose of this waste is subject to concurrency review. As long as the city has sufficient financial resources to pay for private waste collection and room is available at the landfill, the city will have fulfilled its obligation to ensure its waste is collected and disposed, regardless of the LOS standard. The amount of solid waste generated by individuals is not something the city can directly control; however, the city can promote recycling programs to inform residents and businesses about the benefits of reducing the amount of waste generated.

The adopted LOS is being met for parkland.

The adopted LOS is being met for all Port Orange area schools for school year 24/25 and is anticipated to be met for all Port Orange area schools in school year 25/26, except for Silver Sands Middle School, which is projected to be slightly above the LOS standard.



CITY COUNCIL AGENDA ITEM

COUNCIL MEETING DATE 12/10/2024

SUBJECT: (B12) Approval of the 2025 Public Hearing and Development Review Calendars

DEPARTMENT: Community Development

GOAL: 6 - Organizational Excellence

RECOMMENDED MOTION: Move to approve the 2025 Development Review and Public Hearing Calendars.

SUMMARY: Planning Commission Action (11/21/24): Recommended Approval 6-0

PUBLIC HEARING CALENDAR:

The 2025 Public Hearing calendar is structured in the same format as the calendar adopted in previous years, with the only changes occurring during July, November, and December (Exhibit A). The Planning Commission meeting dates have been changed in July, November, and December as follows:

- The July 2025 Planning Commission meeting has been moved from the fourth Thursday (July 24) to the fifth Thursday (July 31) due to City Attorney's staff scheduling conflict;
- The November 2025 Planning Commission meeting has been moved from the fourth Thursday (November 27) to the third Thursday (November 20) due to the Thanksgiving holiday; and
- The December 2025 Planning Commission meeting has been moved from the fourth Thursday (December 25) to the third Thursday (December 18) due to the Christmas holiday.

DEVELOPMENT REVIEW CALENDAR:

The 2025 Staff Development Review Committee (SDRC) meeting calendar (Exhibit B) is structured in the same format as the calendar adopted in previous years. The project submittal dates provide applicants with a SDRC meeting date every week to have their development projects reviewed. Similar to past years, staff will have approximately two weeks to complete their review before an SDRC meeting.

PRESENTER: Tim Burman, Penelope Cruz

ATTACHMENTS:

1.	STAFF REPORT AND 2025 CALENDARS	STAFF REPORT AND 2025 CALENDARS.pdf
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Penelope Cruz

Tim Burman

Shannon Balmer

Wayne Clark

Created/Initiated - 11/20/2024

Approved - 11/22/2024

Approved - 11/25/2024

Final Approval - 11/25/2024



STAFF REPORT

2025 PROPOSED PUBLIC HEARING CALENDAR AND DEVELOPMENT REVIEW CALENDAR

PUBLIC HEARING CALENDAR:

The 2025 Public Hearing calendar is structured in the same format as the calendar adopted in previous years, with the only changes occurring during July, November, and December (Exhibit A). The Planning Commission meeting dates have been changed in July, November, and December as follows:

- The July 2025 Planning Commission meeting has been moved from the fourth Thursday (July 24) to the fifth Thursday (July 31) due to City Attorney's staff scheduling conflict;
- The November 2025 Planning Commission meeting has been moved from the fourth Thursday (November 27) to the third Thursday (November 20) due to the Thanksgiving holiday; and
- The December 2025 Planning Commission meeting has been moved from the fourth Thursday (December 25) to the third Thursday (December 18) due to the Christmas holiday.

DEVELOPMENT REVIEW CALENDAR:

The 2025 Staff Development Review Committee (SDRC) meeting calendar (Exhibit B) is structured in the same format as the calendar adopted in previous years. The project submittal dates provide applicants with a SDRC meeting date every week to have their development projects reviewed. Similar to past years, staff will have approximately two weeks to complete their review before a SDRC meeting.

EXHIBIT A

CITY OF PORT ORANGE
DEPARTMENT OF COMMUNITY DEVELOPMENT
2025 PUBLIC HEARING CALENDAR

APPLICATION DEADLINES	PLANNING COMMISSION MEETING DATES	CITY COUNCIL MEETING DATES *
DECEMBER 18, 2024	JANUARY 23, 2025	FEBRUARY 18, 2025
JANUARY 22, 2025	FEBRUARY 27, 2025	MARCH 18, 2025
FEBRUARY 19, 2025	MARCH 27, 2025	APRIL 15, 2025
MARCH 19, 2025	APRIL 24, 2025	MAY 20, 2025
APRIL 16, 2025	MAY 22, 2025	JUNE 17, 2025
MAY 21, 2025	JUNE 26, 2025	JULY 15, 2025
JUNE 18, 2025	**JULY 31, 2025	AUGUST 19, 2025
JULY 23, 2025	AUGUST 28, 2025	SEPTEMBER 16, 2025
AUGUST 20, 2025	SEPTEMBER 25, 2025	OCTOBER 21, 2025
SEPTEMBER 17, 2025	OCTOBER 23, 2025	NOVEMBER 18, 2025
OCTOBER 15, 2025	**NOVEMBER 20, 2025	DECEMBER 9, 2025
NOVEMBER 12, 2025	**DECEMBER 18, 2025	JANUARY 20, 2026
DECEMBER 17, 2025	JANUARY 22, 2026	FEBRUARY 17, 2026

* First reading of ordinances. Second reading of ordinances is generally scheduled for the next Council meeting listed. Council dates are subject to change and may be verified through the City Clerk's office (386) 506-5563.

** These dates have been rescheduled from regular dates due to holidays or other events.

PLANNING COMMISSION – Meets at 5:30 p.m. at 1000 City Center Circle in the Council Chambers, first floor, City Hall.

CITY COUNCIL – Meets at 6:30 p.m. at 1000 City Center Circle in the Council Chambers, first floor, City Hall.

EXHIBIT B

2025 STAFF DEVELOPMENT REVIEW COMMITTEE (SDRC) CALENDAR

APPLICATION DEADLINES (NO LATER THAN 12:00 NOON)	SDRC MEETING DATES
DECEMBER 18, 2024	JANUARY 8, 2025
DECEMBER 26, 2024	JANUARY 15, 2025
JANUARY 2, 2025	JANUARY 22, 2025
JANUARY 8, 2025	JANUARY 29, 2025
JANUARY 15, 2025	FEBRUARY 5, 2025
JANUARY 22, 2025	FEBRUARY 12, 2025
JANUARY 29, 2025	FEBRUARY 19, 2025
FEBRUARY 5, 2025	FEBRUARY 26, 2025
FEBRUARY 12, 2025	MARCH 5, 2025
FEBRUARY 19, 2025	MARCH 12, 2025
FEBRUARY 26, 2025	MARCH 19, 2025
MARCH 5, 2025	MARCH 26, 2025
MARCH 12, 2025	APRIL 2, 2025
MARCH 19, 2025	APRIL 9, 2025
MARCH 26, 2025	APRIL 16, 2025
APRIL 2, 2025	APRIL 23, 2025
APRIL 9, 2025	APRIL 30, 2025
APRIL 16, 2025	MAY 7, 2025
APRIL 23, 2025	MAY 14, 2025
APRIL 30, 2025	MAY 21, 2025
MAY 7, 2025	MAY 28, 2025
MAY 14, 2025	JUNE 4, 2025
MAY 21, 2025	JUNE 11, 2025
MAY 28, 2025	JUNE 18, 2025
JUNE 4, 2025	JUNE 25, 2025
JUNE 11, 2025	JULY 2, 2025
JUNE 18, 2025	JULY 9, 2025
JUNE 25, 2025	JULY 16, 2025
JULY 2, 2025	JULY 23, 2025
JULY 9, 2025	JULY 30, 2025
JULY 16, 2025	AUGUST 6, 2025
JULY 23, 2025	AUGUST 13, 2025
July 30, 2025	AUGUST 20, 2025
AUGUST 6, 2025	AUGUST 27, 2025
AUGUST 13, 2025	SEPTEMBER 3, 2025
AUGUST 20, 2025	SEPTEMBER 10, 2025
AUGUST 27, 2025	SEPTEMBER 17, 2025
SEPTEMBER 3, 2025	SEPTEMBER 24, 2025
SEPTEMBER 10, 2025	OCTOBER 1, 2025
SEPTEMBER 17, 2025	OCTOBER 8, 2025
SEPTEMBER 24, 2025	OCTOBER 15, 2025
OCTOBER 1, 2025	OCTOBER 22, 2025
OCTOBER 8, 2025	OCTOBER 29, 2025
OCTOBER 15, 2025	NOVEMBER 5, 2025
OCTOBER 22, 2025	NOVEMBER 12, 2025
OCTOBER 29, 2025	NOVEMBER 19, 2025
NOVEMBER 5, 2025	NOVEMBER 26, 2025
NOVEMBER 12, 2025	DECEMBER 3, 2025
NOVEMBER 19, 2025	DECEMBER 10, 2025
NOVEMBER 26, 2025	DECEMBER 17, 2025
DECEMBER 3, 2025	DECEMBER 23, 2025
DECEMBER 10, 2025	DECEMBER 31, 2025
DECEMBER 17, 2025	JANUARY 7, 2026
DECEMBER 26, 2025	JANUARY 14, 2026

To schedule a pre-application conference, please contact the Planning Division in Community Development at PLANNING@PORT-ORANGE.ORG / (386) 506-5601. If applicable, Planning Commission and City Council meeting dates will be established for each project upon resolution of outstanding technical comments.



CITY COUNCIL AGENDA ITEM

COUNCIL MEETING DATE 12/10/2024

SUBJECT: (B13) Authorizing City Attorney's Office to Initiate Legal Proceedings Related to Code Enforcement

DEPARTMENT: City Attorney

GOAL: 3 - Quality of Life

RECOMMENDED MOTION: Move to authorize the City Attorney to initiate legal proceedings against the property owners of 828 Sugar House Blvd. and 717 Dove Ave.

SUMMARY: There are two properties (828 Sugar House Blvd. and 717 Dove Ave.) that have become a nuisance to surrounding homeowners and require legal action to correct.

828 Sugar House Blvd. is currently an empty residential lot that the owner is using as an illegal junkyard. You may recall that the quadruplex that previously existed on the property partially burned down and had to be demolished by the City in 2023 under the City's unsafe structure abatement procedures. The property remained a cleared lot until recently when one of the property owners began bringing trailer-loads of junk to the property and storing the junk thereon. Although the City has routinely initiated code enforcement actions for violations observed at the property – spanning more than 20 years – each of which resulted in fines and liens imposed upon the property, the property owner has been undeterred by the financial consequences of his actions. This has left the City with no other choice than to initiate court action to remedy the issue.

717 Dove Ave. is a mobile home that has been the subject of multiple search warrants for narcotics activities. Each search warrant resulting in multiple narcotics arrests and charges. The property has also become a sanitary nuisance occupied by multiple individuals without running water or electricity in violation of the City's Code. The City currently has utility liens and code enforcement liens totaling over \$60,000. However, the owner of the home, like the owners of 828 Sugar House Blvd., has been undeterred by the financial consequences of his actions. This has left the City with no other choice than to initiate court action to remedy the issue.

Therefore, based on the foregoing, the City Attorney's Office is requesting authority to initiate legal proceedings against the above referenced property owners which may include but is not limited to foreclosure of code/utility liens, injunctive relief, nuisance abatement and such other relief as is satisfactory to the Court.

PRESENTER: Matthew Jones

ATTACHMENTS:

Amanda Bonin	Created/Initiated - 11/25/2024
Matthew Jones	Approved - 11/25/2024
Linda Truitt	Approved - 11/25/2024
Wayne Clark	Final Approval - 11/26/2024



CITY COUNCIL AGENDA ITEM

COUNCIL MEETING DATE 12/10/2024

SUBJECT: (E15) First Reading - Ordinance No. 2024-25 - Comprehensive Plan Amendment/Annual Capital Improvements Element Update (Case No. CPAM-24-0004)

DEPARTMENT: Community Development

GOAL: 5 - Fiscal Sustainability

RECOMMENDED MOTION: Move to approve Ordinance No. 2024-25, amending the Capital Improvements Element of the City's Comprehensive Plan, in accordance with Florida Statutes

SUMMARY: PLANNING COMMISSION ACTION (11/21/24): Recommended approval 6-0

Each year the City is required to amend its Comprehensive Plan Capital Improvements Element (CIE) to include projects from the City's current FY25-30 Capital Improvements Program (CIP). The projects copied from the CIP are primarily improvements needed to maintain the City's adopted level of service (LOS) standards for public facilities. These facilities include water, sewer, stormwater, solid waste, roads, parks, and schools. The CIP was adopted by City Council as part of the FY25 Operating and Capital Budgets on September 18, 2024, by Resolution No. 24-39. The FY 25-30 CIP includes various projects to support the LOS for City public facilities. The proposed amendments take these projects previously approved by the Council with the CIP and add them to the CIE.

State law requires that local governments update their Comprehensive Plan Capital Improvements Element (CIE) every year to show that they have funded or planned to fund the public facility improvements needed to support their population. The proposed amendments in Exhibit A are required to be in the underline/strikethrough format. For each table or text that is to be updated from the prior year CIP (FY24 – FY29) to the current year CIP (FY25 – FY30) the deleted prior year text is shown in strikethrough (~~strikethrough~~) format and the added current year text is underlined (underlined). Text that is not struck through or underlined remains as existing text in the FY 25-30 CIE.

The Staff Report is attached for more information.

PRESENTER: Penelope Cruz, Tim Burman

ATTACHMENTS:

1.	Ordinance No. 2024-25 with exhibit	Ordinance No. 2024-25 with exhibit.pdf
2.	STAFF REPORT	STAFF REPORT .pdf
3.	Business Impact Estimate - ORD 2024-25- CPAM-24-0004	Business Impact Estimate - ORD 2024-25- CPAM-24-0004.pdf

Penelope Cruz
Tim Burman
Shannon Balmer
Wayne Clark

Created/Initiated - 11/20/2024
Approved - 11/22/2024
Approved - 12/3/2024
Final Approval - 12/3/2024

ORDINANCE NO. 2024-25

AN ORDINANCE OF THE CITY OF PORT ORANGE,
VOLUSIA COUNTY, FLORIDA, AMENDING THE
COMPREHENSIVE PLAN CAPITAL IMPROVEMENT
ELEMENT; PROVIDING FOR THE FY2025-2030 FIVE-
YEAR SCHEDULE OF CAPITAL IMPROVEMENTS AND
SUPPORTING DATA; PROVIDING FOR REPEAL OF
CONFLICTING ORDINANCES AND RESOLUTIONS;
PROVIDING FOR SEVERABILITY; AND PROVIDING AN
EFFECTIVE DATE.

WHEREAS, after careful review, the Planning Commission, sitting as the Local Planning Agency, has forwarded a recommendation to the City Council regarding the adoption of the Five Year Schedule of Capital Improvements as set forth in the Capital Improvement Element of the Comprehensive Plan for the City of Port Orange including supporting data; and

WHEREAS, Section 163.3177(3), Florida Statutes (2024) requires the City to review the Capital Improvement Element annually, together with other elements or sub-elements that are directly related to the Five Year Schedule of Capital Improvements; and

WHEREAS, the attached documents incorporate data from the Transportation Planning Organization (TPO) Transportation Improvements Program (TIP) and the Volusia County School District Five-Year Work Program; and

WHEREAS, the City Council has provided an opportunity to receive comments and proposals from the general public with regard to the adoption of the Five-Year Schedule of Capital Improvements; and

WHEREAS, the City has determined that this ordinance may be published in accordance with Section 166.041(3)(a), Florida Statutes (2024); and

WHEREAS, the City Council has received comments on the proposed amendment to the Comprehensive Plan; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA:

Section 1. For purposes herein, the term “Comprehensive Plan”, shall mean the Comprehensive Plan for the City of Port Orange, entitled “Port Orange Comprehensive Plan 2022-2045”, consisting of eleven (11) elements, including Future Land Use; Transportation; Housing; Public Facilities; Public Schools Facilities; Coastal Zone Management; Conservation; Recreation and Open Space; Intergovernmental Coordination; Capital Improvements; Property Rights; and Appendix 1 – Map Series, all as adopted by Ordinance Nos. 2024-04, 2024-12, and this ordinance.

Section 2. The City Council hereby adopts an amendment setting forth the Five-Year Schedule of Improvements for the Capital Improvements Element for the Comprehensive Plan City of Port Orange Comprehensive Plan 2022-2045, as attached hereto as **Exhibit “1”**, and incorporated herein by this reference.

Section 3. The Community Development Director or designee is hereby authorized to transmit copies of the proposed amendment to the Capital Improvement Element of the Comprehensive Plan City of Port Orange 2022-2045 to the appropriate agencies and to any other unit of local government.

Section 4. All ordinances or resolutions or parts of ordinances or resolutions in conflict with the provisions of this ordinance are hereby repealed to the extent of such conflict.

Section 5. If any provision of this ordinance or the application thereof to any person or circumstance is held invalid, the invalidity shall not affect other provisions or

applications of the ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this ordinance are declared severable.

Section 6. This ordinance shall become effective immediately upon adoption.

MAYOR SCOTT STILTNER

ATTEST:

Robin L. Fenwick, MMC, City Clerk

Passed on first reading on the day of

Passed and adopted on second and final reading on the day of

Reviewed and Approved: _____
Shannon K. Balmer, Senior Assistant City Attorney

Exhibit 1

Annual Update to the Capital Improvements Element

~~Strike through~~ indicates text is to be deleted; Underline indicates text is to be added

Please Note: No changes after page 10-27

Chapter 10

CAPITAL IMPROVEMENTS

Goals, Objectives, & Policies



This Element, intended to demonstrate the financial feasibility of the City of Port Orange's Comprehensive Plan, commences in the fiscal year ~~2023-24~~2024-25 and identifies potential projects for the initial five-year planning period. Individual Capital Improvement needs identified in this Element are, for the most part, those improvements which cost \$25,000 or more and are generally non-recurring purchase items. The capital improvements as may be identified in the other Elements of this Comprehensive Plan or provided in the City's annual update, pursuant to Section 163.3177(3)(b), Florida Statutes, are listed with a brief description in Table 1 (Capital Improvements Schedule) along with their estimated cost, funding source, and projected year of expenditure. The improvements are listed by type of service, related to the various Elements of the Comprehensive Plan. The Capital Improvements Element addresses existing and future capital improvements needed for at least the first five fiscal years after the adoption of the comprehensive plan. Therefore, Table 1 lists improvements identified for the years ~~2023-2028~~2024-2029.

The capital improvements projects listed in Table 1 are not inclusive of all anticipated capital expenditures by the City during the designated time period. For the most part, the list of improvements has been limited to the capital projects required to meet or maintain adopted LOS standards or implement the Goals, Objectives, and Policies of the Comprehensive Plan. Improvements on a smaller scale (generally under \$25,000 in cost) are outlined in the City's five-year Capital Improvement Program and annual budget as they are needed over time.

Capital Improvements Highlights

1. Requires the adoption of the Capital Improvements Schedule to ensure public improvements meet adopted Level of Service (LOS) Standards;
2. Identifies sound fiscal means to ensure the timely and necessary installation and maintenance of public facilities needed; and
3. Requires prioritization criteria for capital improvement projects.



Port Orange Comprehensive Plan 2022-2045

TABLE 1.
CAPITAL IMPROVEMENTS SCHEDULE

Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
WATER-							
URP001	Water System Replacement/Upsizing	1,500,000	500,000	500,000	500,000	500,000	-3,000,000
-	Water/Sewer R&R (403)	1,500,000	500,000	500,000	500,000	500,000	-3,500,000
-	Total	1,500,000	500,000	500,000	500,000	500,000	-3,500,000
Planned replacement of undersized galvanized steel piping in older sections of the city and peninsula area. Target areas to be accomplished based on current priorities.							
URP200	South Peninsula Force Main Upgrades	150,000	-1,000,000	-	-	-	-1,150,000
-	Water/Sewer R&R (403)	150,000	-1,000,000	-	-	-	-1,150,000
-	Total	150,000	-1,000,000	-	-	-	-1,150,000
The sewer system in Ponce Inlet is owned and operated by the City of Port Orange. This wastewater transmission system improvement project involves replacing approximately 2,100 LF existing Ductile Iron Pipe (DIP) force main with new HPDE/PVC force main along S. Peninsula Dr from Beach Street to the Ponce Inlet Master lift station. The existing force main pipe material is ductile iron and has begun to corrode from the inside due to the corrosive sewer gasses. As the pipe continues to deteriorate, the possibility of a failure increases dramatically. The new force main will be sized to handle all of the existing flow, plus any additional future flow from the Town of Ponce Inlet's septic to sewer program.							
WVP003	Water Treatment Plant R&R - Equipment	200,000	-200,000	200,000	250,000	250,000	-850,000
-	Water/Sewer R&R (403)	200,000	-200,000	200,000	250,000	250,000	-1,100,000
-	Total	200,000	-200,000	200,000	250,000	250,000	-1,100,000
Planned improvements for City's water treatment plant and various wells per Table 2A Water Treatment Plant Improvements.							
WVP008	Water Treatment Plant Raw Water Main Replacement	-	-	3,000,000	-	-	-3,000,000
-	Water/Sewer R&R (403)	-	-	-3,000,000	-	-	-3,000,000
-	Total	-	-	-3,000,000	-	-	-3,000,000
There is currently only one pipeline from the wellfield on Shuntz Road to the Garnsey Water Treatment Plant. This pipeline provides 80% of the well water into the treatment plant. The 30-inch diameter, 5 mile long prestressed concrete pipeline has been in service over 30 years. It is a specialty pipe that staff cannot repair in house. In fact, there are very few specialty firms that can repair this type of pipeline. Should the pipe fail, damages would be significant to the surrounding area and significantly impair the treatment plants ability to supply drinking water to the customers. This project would provide a secondary pipeline to the treatment plant to provide reliability on the system.							
WRP001	City-Wide Class Pipe Replacement	750,000	-750,000	750,000	750,000	750,000	-3,000,000
-	Water/Sewer R&R (403)	750,000	-750,000	750,000	750,000	750,000	-3,750,000
-	Total	750,000	-750,000	750,000	750,000	750,000	-3,000,000
Identify and replace critical sections of large diameter (10" and greater) potable water transmission mains that are construction out of Class Pipe. Class Pipe water mains are an industry wide problem in water distribution. Over time the pipe can fail prematurely causing outages for large areas of a service area and require expensive emergency repairs. Failures have already occurred on Spruce Creek Road and Taylor Road, causing significant damage.							
-	TOTAL - WATER	2,600,000	-2,450,000	4,450,000	1,500,000	-1,500,000	-9,850,000



Port Orange Comprehensive Plan 2022-2045

Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
SANITARY SEWER-							
URH001	Sewer System Rehabilitation	1,000,000	-1,000,000	1,000,000	-1,000,000	-1,000,000	-4,000,000
	Water/Sewer R&R (403)	1,000,000	-1,000,000	1,000,000	-1,000,000	-1,000,000	-5,000,000
	Total	1,000,000	-1,000,000	1,000,000	-1,000,000	-1,000,000	-5,000,000
There are currently 110 lift stations in the collection system. This is an on-going repair and rehabilitation project for the sewer collection system at each lift station. The scope of work will depend upon the condition, age and capacity of the pipeline.							
SSP002	Water Reclamation Facility R&R	500,000	-500,000	550,000	550,000	500,000	-2,100,000
	Water/Sewer R&R (403)	500,000	-500,000	550,000	550,000	500,000	-2,600,000
-	Total	500,000	-500,000	550,000	550,000	500,000	-2,600,000
Scheduled facility repair and equipment replacement of electrical and mechanical system components for the City's wastewater treatment plant per Table 2D Wastewater Treatment Plant Improvements.							
URH003	Sewer System Rehab - Force Main River Crossing	-2,500,000	-	-	-	-	-2,500,000
	Future Grant/Bonds	-2,500,000	-	-	-	-	-2,500,000
-	Total	-2,500,000	-	-	-	-	-2,500,000
Scheduled facility repair and equipment replacement of electrical and mechanical system components for the City's wastewater treatment plant per Table 2D Wastewater Treatment Plant Improvements.							
SSP017	Water Reuse Program	150,000	-150,000	-	-	-	-300,000
	Water/Sewer R&R (403)	150,000	-150,000	-	-	-	-300,000
-	Total	150,000	-150,000	-	-	-	-300,000
A three million gallon ground storage tank with pump station to provide additional reuse supply for irrigation and minimize discharge to the Halifax River. Location to be identified in utility master plan. Staff will apply for grant funding. Current grant funding from SFRWMD is 33% for shovel ready projects.							
SLS002	WRF Replace Existing Lift Stations	100,000	-100,000	100,000	100,000	100,000	-400,000
	Water/Sewer R&R (403)	100,000	-100,000	100,000	100,000	100,000	-500,000
-	Total	100,000	-100,000	100,000	100,000	100,000	-500,000
There are 110 sewage lift stations located throughout the city which pump sewage from the gravity collection system to the wastewater treatment plant. Life expectancy of the equipment is 15 years. Much of the existing equipment is at the end of their useful life. Costs for repair/rehabilitation/replacement currently averages \$60,000 per station. Each year the stations are evaluated based on age, capacity, and overall condition. In FY 20, the stations located at Halifax Estates, Devon St., Town Homes West and Sugar Forest are anticipated to require capital R&R. This is an ongoing R&R program with the anticipation of work on 5 to 6 stations per year.							
SLS203	Williams Regional Lift Station Rehab	-1,500,000	-	-	-	-	-1,500,000
	Water/Sewer R&R (403)	-1,500,000	-	-	-	-	-1,500,000
-	Total	-1,500,000	-	-	-	-	-1,500,000
This wastewater transmission system improvement project involves the design, permitting, and construction of mechanical, electrical, Odor control, building, and site upgrades to the Williamson Regional Lift Station (Station No. 95). This project is necessary to insure uninterrupted collection and transmission of wastewater. Williamson is a regional lift station that ultimately provides service to residences in the southwest portion of the City. The proposed improvements include installation of an advance odor control system, installation of static mixers in the wet well, replacement of electrical equipment damaged by the excessive hydrogen sulfide gasses, and rehabilitation of the existing electrical building.							



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Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
SL\$204	Sugar Forest Lift Station Rehab	700,000	—	—	—	—	—700,000
	Water/Sewer R&R (403)	700,000	—	—	—	—	—700,000
-	Total	700,000	—	—	—	—	—700,000
This wastewater transmission system improvement project involves the design, permitting, and construction of mechanical, electrical, and site upgrades to the Sugar Forest Lift Station (Station No. 40). This project is necessary to insure uninterrupted collection and transmission of wastewater. Sugar Forest lift station provides service to residences and businesses in the Sugar Mill Gardens section of the City. Due do the shallow existing wet well, the gravity sewer lines in the area of the lift station are often surcharged, additionally the lift station is constructed in the center median at the entrance of the Sugar Forest neighborhood. This location makes it difficult to properly maintain the lift station. The proposed improvements include installing a new, deeper wet well, converting from suction lift pumping to submersible pumping, installation of a new electrical control panel, and site improvements.							
SL\$206	Halifax Estates Lift Station Rehab	640,000	—	—	—	—	—640,000
	Water/Sewer R&R (403)	640,000	—	—	—	—	—640,000
-	Total	640,000	—	—	—	—	—640,000
This wastewater transmission system improvement project involves the design, permitting, and construction of mechanical, electrical, and site upgrades to the Halifax Estates lift station (Station No. 9). This project is necessary to insure uninterrupted collection and transmission of wastewater. Halifax Estates lift station provides service to approximately 50 residences and businesses in the Halifax Mobile Estates. The proposed improvements include converting from suction lift pumping to submersible pumping, installation of a new control panel, and site improvements including raising the wet well top and electrical control panel above the 100-year flood plain.							
SL\$207	Ponce Inlet Master Lift Station	180,000	-1,750,000	—	—	—	-1,930,000
	Water/Sewer R&R (403)	180,000	-1,750,000	—	—	—	-1,930,000
-	Total	180,000	-1,750,000	—	—	—	-1,930,000
The sewer system in Ponce Inlet is owned and operated by the City of Port Orange. This wastewater transmission system improvement project involves the design, permitting, and construction of complete mechanical, electrical, and odor control upgrades to the Ponce Inlet Master Lift Station (Station No. 195). This project is necessary to insure uninterrupted collection and transmission of wastewater. the Ponce Inlet Master is a regional lift station that ultimately provides service to approximately 1,700 residences in Ponce Inlet and Wilber-by-the-Sea. The station was originally constructed in 1991 and was last upgraded in 2006.							
SL\$208	Southern Pines Lift Station Rehab	700,000	—	—	—	—	—700,000
	Water/Sewer R&R (403)	700,000	—	—	—	—	—700,000
-	Total	700,000	—	—	—	—	—700,000
This wastewater transmission system improvement project involves the design, permitting, and construction of mechanical, electrical, and site upgrades to the Southern Pines lift station (Station No. 22). This project is necessary to insure uninterrupted collection and transmission of wastewater. Southern Pines lift station provides service to approximately 300 residences and businesses in the Southern Pines & Spruce Creek Village subdivisions and surrounding area. The proposed improvements include converting from suction lift pumping to submersible pumping, installation of a new control panel, and site improvements including raising the wet well top and electrical control panel above the 100-year flood plain.							
SL\$209	Waters Edge Lift Station #38	—1,025,000	—	—	—	—	-1,025,000
	Water/Sewer R&R (403)	—1,025,000	—	—	—	—	-1,025,000
-	Total	—1,025,000	—	—	—	—	-1,025,000
This wastewater transmission system improvement project involves the design, permitting, and construction of mechanical, electrical, and site upgrades to the Water's Edge 2 Lift Station (Station No. 38). This project is necessary to insure uninterrupted collection and transmission of wastewater. Water's Edge 2 lift station provides service to approximately 610 residences and businesses in the Water's Edge subdivision. The proposed improvements include converting from suction lift pumping to submersible pumping, installation of a new control panel, and site improvements including raising the wet well top and electrical control panel above the 100-year flood plain.							



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Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
SL\$210	Waters Edge Lift Station #42	—1,025,000	—	—	—	—	—1,025,000
	Water/Sewer R&R (403)	—1,025,000	—	—	—	—	—1,025,000
-	Total	—1,025,000	—	—	—	—	—1,025,000
This wastewater transmission system improvement project involves the design, permitting, and construction of mechanical, electrical, and site upgrades to the Water's Edge 1 Lift Station (Station No. 42). This project is necessary to insure uninterrupted collection and transmission of wastewater. Water's Edge 1 lift station provides service to approximately 550 residences and businesses in the Water's Edge subdivision. The proposed improvements include converting from suction lift pumping to submersible pumping, installation of a new control panel, and site improvements including raising the wet well top and electrical control panel above the 100-year flood plain.							
SSP201	Leisure Circle Sewer Improvement	500,000	—	—	—	—	—500,000
	Water/Sewer R&R (403)	500,000	—	—	—	—	—500,000
-	Total	500,000	—	—	—	—	—500,000
This project will include removal and replacement of three sanitary manholes and approximately 600 LF of failing 10" clay gravity sewer main. This gravity sewer collection system, constructed in the late 1970's is failing and needs to be replaced. Due to the depth and level of failure, this line is not able to be rehabilitated in place by pipe lining.							
SSP202	Reclaimed Lake Improvements (Lake A & Lake B)	—2,000,000	—	—	—	—	-2,000,000
	Water/Sewer R&R (403)	—2,000,000	—	—	—	—	-2,000,000
-	Total	—2,000,000	—	—	—	—	-2,000,000
City currently stores treated reclaimed water in Lake A and Lake B. To provide additional reclaimed water storage, the Lake B reservoir will be evaluated and designed with higher berms to match the Lake A berm elevation and both lakes are proposed to operate with 1-ft of additional staging. This is anticipated to require extensive permitting and modification of the existing control and drainage structures to accommodate the new hydraulic profile. A draft Preliminary Design Report (PDR) evaluating the feasibility and wetland impacts of raising the Lake B berm height to match Lake A's berm height and for both Lakes to operate at a higher high-water level (HWL), providing additional reclaimed water storage.							
SSP203	Water Reclaimed Facility Upgrades	-2,500,000	—	-70,000,000	—	—	—72,500,000
	Water/Sewer R&R (403)	—2,500,000	—	-70,000,000	—	—	—72,500,000
-	Total	—2,500,000	—	-70,000,000	—	—	—72,500,000
City currently stores treated reclaimed water in Lake A and Lake B. To provide additional reclaimed water storage, the Lake B reservoir will be evaluated and designed with higher berms to match the Lake A berm elevation and both lakes are proposed to operate with 1-ft of additional staging. This is anticipated to require extensive permitting and modification of the existing control and drainage structures to accommodate the new hydraulic profile. A draft Preliminary Design Report (PDR) evaluating the feasibility and wetland impacts of raising the Lake B berm height to match Lake A's berm height and for both Lakes to operate at a higher high-water level (HWL), providing additional reclaimed water storage.							
TOTAL ~ SANITARY SEWER		—15,020,000	-3,500,000	-71,650,000	—1,650,000	—1,600,000	—91,820,000
WATER & SANITARY SEWER							
UCP001	City Cost Participation	—	—	-50,000	-50,000	-50,000	—100,000
	Water Impact Fee (405)	—	—	-25,000	-25,000	-25,000	—75,000
	Sewer Impact Fee (405)	—	—	-25,000	-25,000	-25,000	—75,000
-	Total	—	—	-50,000	-50,000	-50,000	—150,000
Citywide annual cost participation program with new development to upsize various water and sewer lines, extension of various mains, upsizing of lift stations, and other miscellaneous items.							
-	TOTAL ~ WATER & SANITARY SEWER	—	—	-50,000	-50,000	-50,000	—150,000



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Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
TRANSPORTATION							
POL205	Road Resurfacing and Reconstruction	800,000	—800,000	800,000	800,000	800,000	-3,200,000
Capital Projects (301)		800,000	—800,000	800,000	800,000	800,000	-4,000,000
-	Total	800,000	—800,000	800,000	800,000	800,000	-4,000,000
Multi Year Reconstruction Program. Ongoing routine maintenance program to repair/replace paving on existing streets throughout the city. This project also includes unexpected repairs that cannot be performed by in-house staff.							
200905	Williamson Blvd. N. of Pavilion	-	—	-	220,000	260,935	—220,000
Developer Constructed		-	—	-	220,000	260,935	—480,935
-	Total	-	—	-	220,000	260,935	—480,935
This project involves adding 2 lanes to the existing 2 lane Williamson Blvd. roadway from the north boundary of the Pavilion project north to Town West Blvd., a 0.53 mile section. Project cost estimates are based on construction of an additional 2 travel lanes within the existing right-of-way with minimal impact to the existing roadway. The new construction will require stormwater treatment and it will be necessary to acquire an estimated 1 acre of off-site property for this purpose.							
200907	Coraci Blvd. Extension	-	—	-	257,000	—2,150,000	—257,000
Developer Constructed		-	—	-	257,000	—2,150,000	-2,407,000
-	Total	-	—	-	257,000	—2,150,000	-2,407,000
This project involves construction of a 1/2 mile 2-lane divided roadway extending Coraci Blvd. 2600' from the south limits of Coquina Cove III to Carmody Lake Drive within the existing undeveloped right-of-way. Drainage improvements are projected to be constructed in the right-of-way. This will serve as an alternate route and reliever route for traffic generated by the Forest Lakes subdivision and to a lesser extent to Coquina Cove and reduce impacts on Taylor Road. This roadway is indicated as a future collector road in the Comprehensive Plan.							
PNC015	Yorktowne Blvd North Section (Nautica Lakes)	-	—	-	—2,131,414	-	-2,131,414
Developer Fairshare Contr. (Planned)		-	—	-	—2,131,414	-	-2,131,414
-	Total	-	—	-	—2,131,414	-	-2,131,414
This project is proposed as either a 2-lane or 4-lane divided curb and gutter road designed to major collector street standards. The roadway design is complete and was done in conjunction with the Nautica Lakes development. This improvement is required to complete the Yorktowne Blvd. connection between Hidden Lakes Dr. and Willow Run Blvd. Completion of these sections would redirect traffic and relieve congestion at the I-95/Dunlawton Ave. intersection and Williamson Boulevard, south of Willow Run Boulevard.							
201015	Willow Run Boulevard Widening	-	—200,000	-	-	—1,125,000	—200,000
Capital Projects (301)		-	—200,000	-	-	-	—200,000
TPO Funds		-	—	-	-	—1,125,000	-1,125,000
-	Total	-	—200,000	-	-	—1,125,000	-1,325,000
A 1/4-mile segment of Willow Run east of Williamson Boulevard to the proposed intersection of the Yorktowne Boulevard extension will need to be improved to accommodate future traffic flows diverted from Williamson Boulevard and future traffic on the new Yorktowne north extension. A traffic circle or other improvements at the Willow Run/Yorktowne intersection will be considered as part of the design.							



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Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
PNC200	Dunlawton and Yorktowne Turn Lane Bundle	259,500	—	—1,774,588	—	—	-2,034,088
Capital Projects (301)		259,500	—	177,459	—	—	—436,959
TPO Funds		—	—	—1,597,129	—	—	—1,597,129
-	Total	259,500	—	—1,774,588	—	—	-2,034,088
This project is a bundle of three previous separate projects (PNC020, IMI011, PNC018, PNC019). This project consists of five turn lane projects: 1) Westbound Dunlawton Ave. right turn lane at Nova Road; extension of existing left turn lanes westbound Dunlawton Ave. at Clyde Morris Boulevard and eastbound Dunlawton Ave. at Nova Road and a right turn lane on southbound Yorktowne Boulevard at the intersection with Dunlawton Avenue and modification to the left turn lane on northbound Yorktowne Boulevard at the intersection with Dunlawton Avenue.							
PNC024	Clyde Morris Turn Lane Bundle	215,864	—275,000	—	829,696	—	-1,320,560
Capital Projects (301)		—21,586	—275,000	—	—9,170	—	—305,756
TPO Funds		194,278	—	—	820,526	—	—1,014,804
-	Total	215,864	—275,000	—	829,696	—	-1,320,560
THIS PROJECT IS PART OF A BUNDLE OF CLYDE MORRIS TURNLANES. (PNC021, PNC022, PNC023). This project consists of a right turn lane on southbound Clyde Morris Boulevard at the intersection with Madeline Avenue to improve traffic flow, reduce delays for turning vehicles and through vehicles, and improve intersection safety. The project will add roadway capacity at the intersection and reduce delays for northbound vehicles turning right or through northbound traffic. Additional right-of-way is anticipated to be needed for this project. The City submitted the project for TPO funding in Spring 2019 and a feasibility study was completed in February 2020. Under current policy, the TPO will fund up to 90% of the project design, construction and CEI cost, and the City will fund 10% of the project. The project is now on the TPO's Project Priority List and is eligible for funding if the City commits to support the design and construction phases based on the feasibility study. The City's local match will be funded with restricted Gas Tax funds (Fund 301). The cost estimate was updated in March 2022 based on inflation and current cost data.							
PNC201	Widening of Madeline Avenue Between Clyde Morris Blvd & Nova Road	—45,000	—200,000	—	—1,125,000	—	-1,370,000
Transportation Impact Fee (312)		—4,500	—20,000	—	112,500	—	—137,000
TPO Funds		—40,500	—180,000	—	—1,012,500	—	—1,233,000
-	Total	—45,000	—200,000	—	—1,125,000	—	-1,370,000
The project consists of widening the current vehicle travel lanes on Madeline Avenue between Clyde Morris Boulevard and Nova Road. The proposed improvements are anticipated to be constructed within the existing right-of-way of Madeline Avenue; additional right-of-way is not anticipated to be required for this project. Removal of existing trees within the right-of-way may be required to accommodate the widening to improve driver safety, maintain sidewalks, LOS capacity, safety conditions, and long-term maintenance. The City submitted the project for TPO funding in Spring 2020. Under the current policy, the TPO will fund up to 90% of the project design and construction cost and the City will fund 10% of the project. Once ranked by the TPO, a feasibility study will be conducted; upon completion, the project will be eligible for inclusion in the TPO program if the City commits to support the design and construction phases. The estimated design and construction cost of the project will be adjusted after the feasibility study is completed.							



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Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
001	Madeline Avenue Eastbound & Westbound Turn Lane Improvement at Nova Road	-	—155,800	-	-	-	—155,800
Capital Projects (301)		-	—15,580	-	-	-	—15,580
TPO Funds		-	—140,220	-	-	-	—140,220
-	Total	-	—155,800	-	-	-	—155,800
The project consists of widening the current vehicle travel lanes on Madeline Avenue between Clyde Morris Boulevard and Nova Road. The proposed improvements are anticipated to be constructed within the existing right-of-way of Madeline Avenue; additional right-of-way is not anticipated to be required for this project. Removal of existing trees within the right-of-way may be required to accommodate the widening to improve driver safety, maintain sidewalks, LOS capacity, safety conditions, and long-term maintenance. The City submitted the project for TPO funding in Spring 2020. Under the current policy, the TPO will fund up to 90% of the project design and construction cost and the City will fund 10% of the project. Once ranked by the TPO, a feasibility study will be conducted; upon completion, the project will be eligible for inclusion in the TPO program if the City commits to support the design and construction phases. The estimated design and construction cost of the project will be adjusted after the feasibility study is completed.							
201859	Taylor Rd./Williamson Blvd. Intersection Improvement	-	-2,000,000	4,521,736	-	-	-6,521,736
Transportation Impact Fee (312)		-	-1,775,000	452,174	-	-	-2,227,174
TPO Funds		-	—225,000	—4,069,562	-	-	-4,294,562
-	Total	-	-2,000,000	-4,521,736	-	-	-6,521,736
A Feasibility Study was completed in April 2020. The Feasibility Study identified alternatives that provide effective Improvements to minimize delays to traffic, eliminate or reduce crashes, and improve sidewalks and crosswalks for pedestrians at the Taylor Road and Williamson Boulevard intersection, and along the Taylor Road/Dunlawton Avenue corridor at 1-95. Under current policy, the TPO will fund up to 90% of the project and the City will fund 10% of the project. the TPO does not provide matching funds for land acquisition. Now that the study is completed, the projects identified by the feasibility study will be eligible for inclusion in the TPO's Project Priority List for design and construction funding. The current estimated cost for the improvement recommended in the Feasibility Study is \$4,137,135 and this cost does not include anticipated right-of-way needed for stormwater drainage at an anticipated 1.75 million dollars. The TPO does not provide matching funds for land or right-of-way acquisition. Staff plans to further discuss the recommendations in this Feasibility Study with FDOT to determine if these can be improvements completed by FOOT as they would add capacity, minimize delays to traffic, eliminate or reduce crashes, and improve sidewalks and crosswalks for pedestrians. The proposed improvements include Taylor Road at Williamson Boulevard: 1) Provide an additional southbound left turn lane (3rd turn lane) and 2) Modify the sidewalk and crosswalk on the north leg as shown to Improve pedestrian visibility. Taylor Road/Dunlawton Avenue at 1-95 SB Ramps: 1) Provide an additional southbound left turn lane, and 2) Remove the southbound channelized right turn lane and bring it under a signal, 3) Add a lane under the bridge in the westbound direction that will drop as outside westbound left turn lane at Taylor Road and Williamson Boulevard, and 4) Provide an eastbound right turn lane and remove the channelized right turn lane. Dunlawton Avenue at 1-95 NB Ramps: 1) Extend the existing storage lane for the westbound left turn to 1-95 SB on-ramp to help mitigate the lane imbalance issue along westbound Taylor Road, 2) Add an exclusive westbound right turn for 1-95 NB on-ramp with the current westbound outside lane being dropped as a right turn lane to 1-95 NB on-ramp. and 3) Provide sidewalk south of Taylor Road between east of Williamson Boulevard and east of 1-95 NB Ramps.							



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Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
OMI037	Taylor Rd./Clyde Morris Blvd. Intersection Improvements	-39,000	—	-90,000	-	385,000	-129,000
	Transportation Impact Fee (312)	-3,900	—	-9,000	-	-38,500	-51,400
	TPO Funds	-35,100	—	-81,000	-	346,500	-462,600
-	Total	-39,000	—	-90,000	-	385,000	-514,000
The project consists of looking at options to modify the intersection at Taylor Road/Clyde Morris Boulevard to improve movement through the intersection, specifically the eastbound Taylor Road through movement and left turn onto Clyde Morris Boulevard. The intersection experiences congestion throughout the day, most notably in the morning and late afternoon. Additional right-of-way is anticipated to be needed for any intersection improvements. The City submitted the project for TPO funding to prepare a Feasibility Study in Spring 2018. A Feasibility Study will first need to be conducted to develop an estimated cost for design and construction. Under current policy, the TPO will fund up to 90% of the project and the City will fund 10% of the project. Once the study is completed, the project will be eligible for inclusion in the TPO's Project Priority List for design and construction funding and the cost estimates will be updated. The City's local match will be funded with Transportation Impact Fee Fund 312.							
PNC016	EB & WB Herbert St. Turn Lanes at Nova Rd	215,864	-275,000	-	911,696	-	-1,402,560
	Capital Projects (301)	-21,586	-275,000	-	-91,170	-	-387,756
	TPO Funds	194,278	—	-	820,526	-	-1,014,804
-	Total	215,864	-275,000	-	911,696	-	-1,402,560
The project consists of looking at options to modify the intersection of Nova Road and Herbert Street to improve movement through the intersection. The intersection experiences congestion throughout the day, most notably in the morning and late afternoon. Additional right-of-way is anticipated to be needed for any intersection improvements. The City submitted the project for TPO funding in Spring 2017 but as of March 2022, this project has not been selected to receive funds for a feasibility study. The estimated design and construction cost of the project is \$760,000 but will be adjusted after the feasibility study is completed. Based on this estimated cost, the City's share would be \$78,000 including \$2,000 for feasibility study, \$10,000 for design, \$60,000 for construction, and \$6,000 for CEI. The City's local match will be funded with restricted Gas Tax funds (Fund 301). As part application request for a feasibility study, the City requests that multiple options be evaluated. With improvements to the intersection, specifically, turn lane improvements on Herbert Street and Nova Road along with corresponding signal timing improvements more green time could be allocated to Nova Road.							
TOTAL - TRANSPORTATION		-1,575,228	-3,905,800	-7,186,324	-6,274,806	-4,720,935	-18,942,158
DRAINAGE							
DIP200	Southwinds Stormwater Pond Outfall Retrofit	-	-1,500,000	-	-	-	-1,500,000
	Stormwater Utility Capital Project Fund 413	-	-1,500,000	-	-	-	-1,500,000
-	Total	-	-1,500,000	-	-	-	-1,500,000
This project involves modification to the existing stormwater ponds of the Southwinds neighborhood stormwater system. Currently, the subdivision does not have a positive stormwater outfall discharge. An engineered plan will be required to design and permit an outfall.							
DIP201	White Place & Riverside Drive Drainage Improvement	-50,000	-1,250,000	-	-	-	-1,300,000
	Stormwater Utility Capital Project Fund 413	-50,000	-1,250,000	-	-	-	-1,300,000
-	Total	-50,000	-1,250,000	-	-	-	-1,300,000
Analyze, design, and construct improvements to White Place and Riverside Drive drainage system to improve storm water storage and conveyance to reduce potential for flooding. Improvements will include the boring and installation of properly sized pipe.							



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Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
DIP075	Pipe Repair and Replacement	500,000	—500,000	500,000	500,000	500,000	-2,000,000
	Stormwater Utility Capital Project Fund 413	500,000	—500,000	500,000	500,000	500,000	-2,500,000
-	Total	500,000	—500,000	500,000	500,000	500,000	-2,500,000
R & R funding to Replace/repair deteriorated and/or undersized corrugated metal pipes with properly sized reinforced concrete pipe or liners to improve storm water conveyance to reduce potential for flooding.							
DIP073	Storm Water Master Plan Phase II	-	-1,500,000	-1,500,000	-1,500,000	-1,500,000	-4,500,000
	Stormwater Utility Capital Project Fund 413	-	-1,500,000	-1,500,000	-1,500,000	-1,500,000	-6,000,000
-	Total	-	-1,500,000	-1,500,000	-1,500,000	-1,500,000	-6,000,000
The Stormwater Master plan update will identify corrective measures to alleviate existing deficiencies in the system and proactively plan for new improvements needed to accommodate future development. The Stormwater Master Plan will help prioritize spending for future capital drainage projects and ensure existing stormwater drainage systems are adequately and proactively maintained. The current estimated cost to update the Stormwater Master Plan is \$605,000.00. Phase 1 of the plan began in Fiscal Year 2016 at a cost of \$247,340.00. This phase only included the Eastern Basin and the vicinity of District I and IV. Phase 2 of the plan is anticipated to begin in Fiscal Year 2021 at a cost of \$200,00.00.							
DIP204	Jackson St Stormwater Improvements	600,000	—	-	-	-	—600,000
	Stormwater Utility Capital Project Fund 413	600,000	—	-	-	-	—600,000
-	Total	600,000	—	-	-	-	—600,000
Install 2,000 feet of pipe in the open ditch on the west side of Jackson Street from Oak St. to Canal View Blvd. Currently the City maintains the open ditch by hand. The existing driveway culverts all have old and failing sand cement headwalls. Once the ditch is piped and filled in, the residents will take over the maintenance of the parkage in front of their residences. Install approximately 1,300 feet of pipe in the open ditch on the south side of Oak St. from Jackson St. to Dame St. The water elevation in this ditch is influenced by the Memorial Park Pond with reduces the capacity of the ditch. This causes local roadway flooding during heavy rain events.							
DIP205	Freemanville Drainage Improvements	180,000	—	-	-	-	—180,000
	Stormwater Utility Capital Project Fund 413	180,000	—	-	-	-	—180,000
-	Total	180,000	—	-	-	-	—180,000
This project is to pipe approximately 450LF of the open ditch from the Railroad Tracks east to Orange Ave in the Freemanville section of the City. The ditch is deep with greater that 4:1 side slope, which makes it very difficult to properly maintain. Once piped, the maintenance of the area will revert to the property owners and the City will maintain an easement over the pipe.							
DIP206	Viking Dr Stormwater Improvements	-25,000	—250,000	-	-	-	—275,000
	Stormwater Utility Capital Project Fund 413	-25,000	—250,000	-	-	-	—275,000
-	Total	-25,000	—250,000	-	-	-	—275,000
Presently, Viking Drive does not have a stormwater system in place, and the localized depression area near 112 Viking Dive experiences standing water over the roadway during most rain events. This project consists of design and permitting stormwater improvements within Viking Drive area. Construction cost estimates to follow completion of the design.							



Port Orange Comprehensive Plan 2022-2045

Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
DIP207	Cambridge Canal Pump Station Upgrades	400,000	-4,000,000	-	-	-	-4,400,000
	Stormwater Utility Capital Project Fund 413	400,000	-4,000,000	-	-	-	-4,400,000
-	Total	400,000	-4,000,000	-	-	-	-4,400,000
Hurricanes Ian and Nicole exposed vulnerabilities and limitations of the Cambridge Pump station. Originally constructed in 2006 in response to the flooding from the 2004 hurricane season, in which over 200 homes were damaged by the flooding. The existing pump station discharges to a concrete trough which overflows to Rose Bay via a weir structure. During extreme high tide events the elevation of the water in Rose Bay is higher than the elevation of the discharge weir, not allowing the pump station to operate. The proposed improvements will include construction of a new discharge structure, discharge piping, and raising the berm of the ponds to allow for pumping during the extreme high tide events.							
DIP208	Nova Canal Regional Stormwater Pump Station	400,000	-	-	-	-	-400,000
	Stormwater Utility Capital Project Fund 413	400,000	-	-	-	-	-400,000
-	Total	400,000	-	-	-	-	-400,000
Feasibility study for a stormwater pump station in the area of Dunlawton Ave and Spruce Creek Rd. In October of 2022, Hurricane Ian caused unprecedented flooding in the city. Much of this flooding was caused when the Nova Canal overtopped its banks and flooded the surrounding areas. This project is to study the feasibility of a regional stormwater pump station at or near the intersection of Dunlawton Ave and Spruce Creek Rd. The study will also include an estimate of probable cost for construction and assistance with identifying grant possibilities.							
DIP209	Portona Stormwater Improvements	150,000	-750,000	-	-	-	-900,000
	Stormwater Utility Capital Project Fund 413	150,000	-750,000	-	-	-	-900,000
-	Total	150,000	-750,000	-	-	-	-900,000
This project includes purchasing a 7AC vacant piece of property in the Portona section of the City for the construction of a stormwater pond and additional drainage infrastructure needed in the area for conveyance to the pond. The purchase of this property and the construction of the pond would provide stormwater management for the area between 1st and 5th Streets south of Charles St.							
	TOTAL - DRAINAGE	-2,305,000	-9,750,000	-2,000,000	-2,000,000	-2,000,000	-16,055,000
PARKS AND RECREATION-							
QIO204	Memorial Park Boardwalk Replacement	732,000	-	-	-	-	-732,000
	General Capital Replacement (317)	732,000	-	-	-	-	-732,000
-	Total	732,000	-	-	-	-	-732,000
The Memorial Park Piers are in bad condition and need to be completely replaced. The majority of the boards on both piers need constant maintenance and have reached their shelf life. The current condition of the piers creates a tripping hazard for citizens trying to enjoy to the park. They were also damaged by Hurricane Ian.							
QPC204	Restroom/Concession Facility (City Center Field 4&5)	-	-427,000	-	-	-	-427,000
	General Capital Replacement (317)	-	-427,000	-	-	-	-427,000
-	Total	-	-427,000	-	-	-	-427,000
This project involves the design and construction of a sports complex to include 3 baseball fields, 4-6 soccer / football fields, lighting and support buildings. The project would encompass 100 acres with the construction of roadways, ponds, parking lots, playgrounds and picnic areas as well as trails and open space. The project would be eligible for FRDAP and ECHO grants and provide availability for partnerships with other public groups and private donors. This project will provide expanded recreational opportunities for the City.							



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Project #	Description	FY 23-24	FY 24-25	FY 25-26	FY 26-27	FY 27-28	Total
QPC200	Coraci North	—	—860,000	200,000	—1,150,000	—1,100,000	—3,310,000
	Grant Funding	—	—860,000	200,000	—1,150,000	—1,100,000	—3,310,000
-	Total	—	—860,000	200,000	—1,150,000	—1,100,000	—3,310,000
This project involves the design and construction of a sports complex to include 3 baseball fields, 4–6 soccer / football fields, lighting and support buildings. The project would encompass 100 acres with the construction of roadways, ponds, parking lots, playgrounds and picnic areas as well as trails and open space. The project would be eligible for FRDAP and ECHO grants and provide availability for partnerships with other public groups and private donors. This project will provide expanded recreational opportunities for the City.							
201795	West Side Community Center	—	—630,000	—	—5,250,000	—	—5,880,000
	Grant Funding – Unsecured	—	—630,000	—	—5,250,000	—	—5,880,000
-	Total	—	—630,000	—	—5,250,000	—	—5,880,000
This project will provide for the construction of a 15,000-SF community center to include two gyms, community rooms, after school areas and offices. The center would be equipped with technology, office furniture and miscellaneous equipment. Proposed funding is from grants, bonds or possibly a community foundation. This project will provide expanded recreational opportunities for the City.							
	TOTAL – PARKS AND RECREATION	732,000	—1,917,000	200,000	—6,400,000	—1,100,000	—9,922,000
	TOTAL – CAPITAL IMPROVEMENTS	—22,232,228	21,522,800	—85,536,324	—17,874,806	—10,970,935	—146,739,158

Project #	Description	FY 24-25	FY 25-26	FY 26-27	FY 27-28	FY 28-29	Total
SANITARY SEWER							
PU251	Charles Street Lift Station Rehab	150,000	1,500,000				1,650,000
	Water/Sewer R&R (403)	150,000	1,500,000				1,650,000
	Total	150,000	1,500,000				1,650,000
Design and construct improvements to the Charles St. Lift Station LS 5 and force main upgrades. Upgrades to the lift station include converting to a submersible station with full mechanical and electrical upgrades. In addition 1,200 feet of sanitary force main from the lift station to Herbert St. will be replaced. This force main has been in operation since the late 1960's and as at the end of its useful life.							
PU252	WWTP Effluent Discharge Improvements	400,000					400,000
	Water/Sewer R&R (403)	400,000					400,000
	Total	400,000					400,000
Replace the river discharge 36" valve and associated piping at that Water Reclamation Facility.							
PU253	Garnsey WTP Lime Silos Dust Collector Replacement & Upgrade	1,000,000					1,000,000
	Water/Sewer R&R (403)	1,000,000					1,000,000
	Total	1,000,000					1,000,000
Removal and disposal of existing dust collectors. Installation of mounting flange to existing silos. Installation of new dust collectors to new mounting flanges. Touch up paint to new mounting flange and dust collector as required.							
PU246	Leisure Circle Sewer Improvement	1,000,000					1,000,000
	Water/Sewer R&R (403)	1,000,000					1,000,000
	Total	1,000,000					1,000,000
This project will include removal and replacement of three sanitary manholes and approximately 600 LF of failing 10" clay gravity sewer main. This gravity sewer collection system, constructed in the late 1970's is failing and needs to be replaced. Due to the depth and level of failure, this line is not able to be rehabilitated in place by pipe lining.							



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Project #	Description	FY 24-25	FY 25-26	FY 26-27	FY 27-28	FY 28-29	Total
PU254	Leslie Dr Sewer Improvements	650,000					650,000
	Water/Sewer R&R (403)	650,000					650,000
	Total	650,000					650,000
The Leslie Drive gravity sewer collection system was constructed in the late 1970's with some of the infrastructure constructed between lot and in rear yards. The manhole located just up stream of the Souther Pines Lift Station LS 22 is located on the rear lot line between 479 Leslie Dr. and 28 Elda Ln. It appears that the manhole is settling and has compromised the gravity line between the manhole and the Lift Station. An emergency repair is currently underway but due to the depth and level of the failure, this current infrastructure is not able to be rehabilitated. This project will include replacing at least two sanitary manholes and approximately 300 LF of 8" gravity sewer main.							
PU255	Palm Shores Mobile Home Estates Septic to Sewer Cost Participation	1,000,000					1,000,000
	Water/Sewer R&R (403)	1,000,000					1,000,000
	Total	1,000,000					1,000,000
This is a developer led septic to sewer conversion for the Palm Shores Mobile Home Estates. The city will participate in the project by converting an existing 4-inch water main into a sanitary force main. Additionally the city will participate in the extension of sanitary sewer to the existing residential and commercial properties adjacent to the Palm Shores MHP and along Harbor Rd. The project is located in unincorporated Volusia County and within the Utility Service Area for the City of Port Orange. The city currently provides potable water service to this area. 6147 S Ridgewood Avenue							
TOTAL - WATER & SANITARY SEWER		4,200,000	1,500,000				5,700,000
TRANSPORTATION							
CD251	Madeline Ave Turn Lanes at Nova Rd	225,000			801,450		1,026,450
	Capital Projects (301)	45,000			801,450		846,450
	TPO	106,470					
	Transportation Impact Fees (312)	73,530					
	Total	225,000			801,450		846,450
This project consists of extension of the existing turn lanes for left turn lane traffic in the eastbound and westbound directions of Madeline Avenue at the intersection with Nova Road and the construction of turn lanes for right turn traffic in the eastbound and westbound directions of Madeline Avenue at the intersection with Nova Road. This project would also include accessible pedestrian signals and detector upgrades, ADA compliant sidewalks and crosswalk approaches, and upgrades to street lighting as needed.							
CD252	Willow Run Boulevard Widening	200,000			1,125,000		1,325,000
	Capital Projects (301)	200,000			1,125,000		1,325,000
	Total	200,000			1,125,000		1,325,000
Improvements to Willow Run Boulevard will be needed as part of the proposed Yorktowne Boulevard improvements. A 1/4-mile segment of Willow Run east of Williamson Boulevard to the proposed intersection of the Yorktowne Boulevard extension will need to be improved to accommodate future traffic flows diverted from Williamson Boulevard and future traffic on the new Yorktowne north extension. Stormwater retention should be able to be provided in the existing 200-foot wide Willow Run Boulevard right-of-way so additional right-of-way acquisition is not anticipated. This project also includes improvements at the Willow Run/Yorktowne intersection which may include a signalized intersection, traffic circle, or other feasible options.							



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Project #	Description	FY 24-25	FY 25-26	FY 26-27	FY 27-28	FY 28-29	Total
CD215	Dunlawton and Yorktowne Turn Lane Bundle	322,299		4,298,711			4,621,010
Capital Projects (301)		64,458		429,871			494,329
TPO		257,841		3,868,840			
Total		322,299		4,298,711			494,329
This project consists of seven turn lane projects:							
1) Westbound Dunlawton Ave. right turn lane at Nova Road;							
2) Extension of existing left turn lane westbound Dunlawton Ave. at Clyde Morris Boulevard;							
3) Extension of existing left turn lane eastbound Dunlawton Ave. at Nova Road;							
4) Southbound Yorktowne Boulevard right turn lane at Dunlawton Avenue;							
5) Modification to the left-turn lane on northbound Yorktowne Boulevard at the intersection with Dunlawton Avenue;							
6) Eastbound Dunlawton Ave. right turn lane at Clyde Morris Blvd.; and							
7) Westbound Dunlawton Ave. right turn lane at City Center Pkwy.							
CD205	Clyde Morris Turn Lane Bundle	215,864		275,000	911,696		1,402,560
Capital Projects (301)		43,172		27,500	91,170		161,842
TPO		172,692		247,500	820,526		1,240,718
Total		215,864		275,000	911,696		1,402,560
This project consists of four (4) right turn lanes on Clyde Morris Boulevard Turn lane locations include:							
1) SB Clyde Morris Blvd. Right Turn Lane at Willow Run Blvd.;							
2) NB Clyde Morris Blvd. Right Turn Lane at Reed Canal Rd.;							
3) NB Clyde Morris Blvd. Right Turn Lane at Madeline Ave.; and							
4) SB Clyde Morris Blvd. Right Turn Lane at Madeline Ave. To improve traffic flow, reduce delays for turning vehicles and through vehicles, and improve intersection safety. The project will add roadway capacity at the intersections and reduce delays for vehicles turning right or through traffic.							
CD173	Yorktowne North Segment	200,000			1,125,000		1,325,000
Transportation Impact Fees (312)		200,000			1,125,000		1,325,000
Total		200,000			1,125,000		1,325,000
The north Yorktowne Boulevard segment roadway project is required to complete the Yorktowne Boulevard extension between Hidden Lakes Drive and Willow Run Boulevard. The Yorktowne Boulevard extension consist of two segments, the north and central segment. The north Yorktowne Boulevard segment is +/- 3,000 ft from the B-19 tributary crossing to Willow Run Boulevard and is proposed to be located west of the homes along Chardonay Lane on property currently owned by NLA Holdings, LLC. The current design plans for the north Yorktowne Blvd. segment were based on the Volusia County design standards for a 4-lane median divided collector roadway when the road was anticipated to be maintained by Volusia County. Since Yorktowne Blvd. is now a city collector roadway, the north Yorktowne Blvd. segment design plans need to be revised to meet the City's design standards for a 4-lane median divided collector roadway. The design portion of this project will include the redesign of the north Yorktowne Blvd. segment according to the city's design standards for a 4-lane median divided collector roadway, re-alignment of the north segment of Yorktowne Blvd. to increase the distance between the Williamson Boulevard/Willow Run Boulevard and Yorktowne Boulevard/Willow Run Boulevard intersections, and to combine the existing approved central Yorktowne Blvd. segment and the redesigned north segment of the Yorktowne Blvd. into a complete set of construction drawings for the Yorktowne Blvd. extension from Hidden Lake Drive to Willow Run Boulevard. The central segment has been permitted and the funds for construction already dedicated.							
Coraci Blvd Extension					257,000	2,150,000	2,407,000
Developer Constructed					257,000	2,150,000	2,407,000
Total					257,000	2,150,000	2,407,000
This project involves construction of a 1/2 mile 2-lane divided roadway extending Coraci Blvd. 2600' from the south limits of Coquina Cove III to Carmody Lake Drive within the existing undeveloped right-of way. Drainage improvements are projected to be constructed in the right-of-way. This will serve as an alternate route and reliever route for traffic generated by the Forest Lakes subdivision and to a lesser extent to Coquina Cove and reduce impacts on Taylor Road. This roadway is indicated as a future collector road in the Comprehensive Plan.							



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Project #	Description	FY 24-25	FY 25-26	FY 26-27	FY 27-28	FY 28-29	Total
	Williamson Blvd North of Pavilion				<u>220,000</u>	<u>260,935</u>	<u>480,935</u>
Developer Constructed					<u>220,000</u>	<u>260,935</u>	<u>480,935</u>
	Total				<u>220,000</u>	<u>260,935</u>	<u>480,935</u>
This project involves adding 2 lanes to the existing 2 lane Williamson Blvd. roadway from the north boundary of the Pavilion project north to Townwest Blvd., a 0.53 mile section. Project cost estimates are based on construction of an additional 2 travel lanes within the existing right-of-way with minimal impact to the existing roadway. The new construction will require stormwater treatment and it will be necessary to acquire an estimated 1 acre of off-site property for this purpose.							
TOTAL - TRANSPORTATION		<u>1,163,163</u>		<u>4,573,711</u>	<u>4,440,146</u>	<u>2,410,935</u>	<u>12,587,955</u>
STORMWATER							
SW251	Virginia/Monroe Stormwater Pump Station Generator	<u>1,250,000</u>					<u>1,250,000</u>
	Stormwater Utility Capital Project Fund 413	<u>1,250,000</u>					<u>1,250,000</u>
	Total	<u>1,250,000</u>					<u>1,250,000</u>
Design and construct fixed mounted back up generators for the storm water pump stations located at Monroe St. behind Fire Station 71 and at the intersection of Monroe Pl and B St. These back up generators will provide critical back up power ensuring these stormwater pump stations continue to operate throughout storm events and power outages.							
SW181	Drainage Pipe R&R	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>2,500,000</u>
	Stormwater Utility Capital Project Fund 413	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>2,500,000</u>
	Total	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>2,500,000</u>
R&R Funding to replace / repair deteriorated and/or undersized corrugated metal pipes with properly sized reinforced concrete pipe liners to improve storm water conveyance to reduce potential for flooding.							
SW211	Southwinds Stormwater Pump Station Outfall	<u>100,000</u>	<u>1,000,000</u>				<u>1,100,000</u>
	Stormwater Utility Capital Project Fund 413	<u>100,000</u>	<u>1,000,000</u>				<u>1,100,000</u>
	Total	<u>100,000</u>	<u>1,000,000</u>				<u>1,100,000</u>
This project involves modification to the existing stormwater ponds of the Southwinds neighborhood stormwater system. Currently, the subdivision does not have a positive stormwater outfall discharge which causes sever roadway flooding. It also caused flooding to houses during Hurricane Ian. An engineered plan will be required to design and permit an outfall for the pond. The project will include retrofitting the existing reclaimed augmentation pump station into a stormwater pump station. Construction and permitting of a stormwater force main that will discharge to a city ditch at the south east corner of the Atlantic High School property.							
SW241	Cambridge Canal Pump Station Upgrades	<u>4,000,000</u>					<u>4,000,000</u>
	Stormwater Utility Capital Project Fund 413	<u>4,000,000</u>					<u>4,000,000</u>
	Total	<u>4,000,000</u>					<u>4,000,000</u>
Hurricanes Ian and Nicole exposed vulnerabilities and limitations of the Cambridge Pump Station. Original constructed in 2006 in response to the flooding from the 2004 hurricane season, in which over 200 homes were damaged by flooding. The existing pump station discharges to a concrete trough which overflows to Rose Bay via a weir structure. during extreme high tide events the elevation of the water in Rose Bay is higher than the discharge weir, not allowing the pump station to operate. The proposed improvements will include construction of a new discharge structure, discharge piping, and raising the berm of the ponds to allow for pumping during the extreme high tide events.							
TOTAL - DRAINAGE		<u>5,850,000</u>	<u>1,500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>500,000</u>	<u>8,850,000</u>



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Project #	Description	FY 24-25	FY 25-26	FY 26-27	FY 27-28	FY 28-29	Total
PARKS AND RECREATION							
PK257	Willow Run Expansion	850,000					850,000
Park Bond (321)		850,000					850,000
Total		850,000					850,000
Construction of two lighted multipurpose fields, restroom/support building and a new parking facility. To provide additional fields for recreational activities for the public.							
TOTAL - PARKS AND RECREATION		850,000					850,000
TOTAL - CAPITAL IMPROVEMENTS		12,063,163	3,000,000	5,073,711	4,940,146	2,910,935	27,987,955

Note: All project reviewed and found to be consistent with the Comprehensive Plan.

Source: City of Port Orange, Department of Finance, Department of Community Development, ~~2023~~November 2024



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TABLE 2
TRANSPORTATION PROPORTIONATE FAIR-SHARE AGREEMENTS BY PROJECT

Developer	Development	Agreement Approval	Date of Contribution	Total
Project 1: Dunlawton / Taylor at I-95				
Intervest Construction, Inc	Waters Edge Phase 9A and 11	08/17/04	01/26/06	50,000
Centerline Homes (Prev. Olson Assoc 4/25/06)	Port Orange Landings Phase I	03/29/05	03/29/05	32,878
Tomoka Farms Dev, LLC (DR Horton)	Coquina Cove Phase I	04/19/05	04/19/05	104,242
Airport Pharmacy LLC (Charles Wayne)	Walgreens at Taylor Road	08/16/05	02/23/07	13,763
Villages of Royal Palm (Winston-James)	Royal Palm PUD, Phase III	11/15/05	11/15/05	54,797
D.R. Horton	Port Orange Plantation Phase II	11/15/05	11/15/05	32,878
Holiday Builders	Port Orange Landings, Phase II	03/21/06	09/27/07	41,034
Viscomi and Associates (Paytas Homes)	Pinnacle PUD, Phase II	06/27/06	09/22/06	106,791
D.R. Horton	Port Orange Plantation Phases III, IV, V	07/25/06	12/06/06	49,445
D.R. Horton	Villas of P.O. Plantation Phases I, II	09/26/06	12/06/06	62,953
Intervest Construction, Inc	Waters Edge Phase 9B	06/05/07	07/05/07	27,526
Quest Design Group	Crystal Lake Business Park	08/07/07	09/19/07	16,567
Floridian Bank	Floridian Bank	08/28/07	08/28/07	10,959
All Aboard Storage	Nova Depot	09/18/07	09/18/07	10,959
Shoppes at Southwinds LLC	Shoppes at Southwinds	10/08/07	10/08/07	8,156
Port Orange Properties, LC	Port Orange Properties	11/13/07	11/16/07	38,486
Halifax Veterinary Clinic	Halifax Veterinary Clinic	12/18/07	01/04/08	2,804
Continental 217 Fund, LLC	Westport Square - Kohls	01/15/08	01/15/08	175,351
Atlantic Coast, LLC	Atlantic Coast Office Building	04/16/08	04/16/08	2,804
Cruz Investment Group	Nova Bella Piazza	04/22/08	04/23/08	10,959
City of Port Orange	Port Orange Business Park	05/06/08	08/05/09	235,756
Port Orange Apartment Assoc.	Reserve at Crystal Lake	05/27/08	02/24/09	2,804
K E M Associates, LLC	Countryside Commercial	08/19/08	09/17/08	2,804
Sun Glow Construction Inc.	Summer Trees Plaza - Site "B"	01/27/09	05/02/09	2,804
Sun Glow Construction Inc.	National City Bank	01/27/09	01/27/09	8,156
Four Lanes, LLC	CVS Pharmacy #4112 (Altamira CVS)	04/15/10	04/15/10	8,156
US Foodservice, Inc.	US Foodservice Facility Expansion	06/22/10	06/22/10	13,763
The Pavillion at Port Orange, LLC	Pavillion at Port Orange	08/19/09	09/30/09	500,000
Four Lanes, LLC	Altamira Shopping Center	01/24/12	Deferred	312,472
Dunlawton Yorktowne, LLC	Dunlawton-Yorktowne Shopping Center	01/24/12	Deferred	134,317
Ferber Construction Mgmt, LLC	Gateway Center Lot 6A – Multi-Tenant Retail	02/28/12	02/28/12	43,838
Total - Approved Contribution Amounts for Project 1				\$2,118,222
Project 2: Dunlawton / Clyde Morris				
D.R. Horton	Port Orange Plantation Phase II	11/15/05	11/15/05	19,788
Villages of Royal Palm (Winston-James)	Royal Palm PUD, Phase III	11/15/05	11/15/05	29,681
Holiday Builders	Port Orange Landings, Phase II	03/21/06	09/27/07	74,204
Viscomi and Associates (Paytas Homes)	Pinnacle PUD, Phase II	06/27/06	09/22/06	39,575
D.R. Horton	Port Orange Plantation Phases III, IV, V	07/25/06	12/06/06	34,628



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Developer	Development	Agreement Approval	Date of Contribution	Total
Linen Group	Nova Oaks	09/26/06	09/26/06	9,894
D.R. Horton	Villas of P.O. Plantation Phases I, II	09/26/06	12/06/06	34,628
Interwest Construction, Inc	Waters Edge Phase 9B	06/05/07	07/05/07	14,841
Quest Design Group	Crystal Lake Business Park	08/07/07	09/19/07	9,894
Floridian Bank	Floridian Bank	08/28/07	08/28/07	54,416
All Aboard Storage	Nova Depot	09/18/07	09/18/07	9,894
Shoppes at Southwinds LLC	Shoppes at Southwinds	10/08/07	10/08/07	9,894
Port Orange Properties, LC	Port Orange Properties	11/13/07	11/16/07	29,681
Halifax Veterinary Clinic	Halifax Veterinary Clinic	12/18/07	01/04/08	4,947
CBL	Pavillion at Port Orange	12/18/07	01/08/08	317,447
Continental 217 Fund, LLC	Westport Square - Kohls	01/15/08	1/15/2008	34,628
Atlantic Coast, LLC	Atlantic Coast Office Building	04/16/08	04/16/08	9,894
Cruz Investment Group	Nova Bella Piazza	04/22/08	04/23/08	9,894
City of Port Orange	Port Orange Business Park	05/06/08	08/05/09	29,681
Port Orange Apartment Assoc.	Reserve at Crystal Lake	05/27/08	02/24/09	14,841
The Animal, LLC	Ravenwood Veterinary Clinic	08/18/08	09/05/08	4,947
K E M Associates, LLC	Countryside Commercial	08/19/08	09/17/08	4,947
ABC Liquors, Inc.	ABC Liquor Store and Bank	05/19/09	05/27/09	9,894
LaCour & Company (Southwind Villas)	Dollar General Store	01/19/10	01/19/10	4,947
Four Lanes, LLC	CVS Pharmacy #4112 (Altamira CVS)	04/15/10	04/15/10	29,681
Houligan's Port Orange, LLC	Houligan's Restaurant & Office Bldg.	06/03/10	06/03/10	4,947
Four Lanes, LLC	Altamira Shopping Center	01/24/12	04/15/12	59,363
Dunlawton Yorktowne, LLC	Dunlawton-Yorktowne Shopping Center	01/24/12	06/21/12	24,735
Total - Approved Contribution Amounts for Project 2				\$935,811
Project 3: Town West / Williamson Signalization				
D.R. Horton	Port Orange Plantation Phase II	11/15/05	11/15/05	82,994
D. R. Horton Refund	Port Orange Plantation Phase II	11/15/05	12/21/17	(9,969)
Villages of Royal Palm (Winston-James)	Royal Palm PUD, Phase III	11/15/05	11/15/05	66,736
Villages of Royal Palm (Winston-James) Refund	Royal Palm PUD, Phase III	11/15/05	09/27/17	(8,015)
D.R. Horton	Port Orange Plantation Phases III, IV, V	07/25/06	12/06/06	80,770
D. R. Horton Refund	Port Orange Plantation Phases III, IV, V	07/25/06	10/23/17	(9,702)
D.R. Horton	Villas of P.O. Plantation Phases I, II	09/26/06	12/06/06	76,064
D. R. Horton Refund	Villas of P.O. Plantation Phases I, II	09/26/06	10/23/17	(9,137)
Port Orange Properties, LLC	Port Orange Properties	11/13/07	11/16/07	5,813
Port Orange Properties, LLC (additional payment)	Port Orange Properties	11/13/07	09/30/16	8,792
Port Orange Properties, LLC (City Council Approved Write Off of Additional Payment)	Port Orange Properties	11/13/07	09/28/18	(8,792)
CBL	Pavillion at Port Orange	12/18/07	01/08/08	162,657
Continental 217 Fund, LLC	Westport Square - Kohls	01/15/08	01/15/08	24,957
Continental 217 Fund, LLC – (Refund Issued)	Westport Square - Kohls	01/15/08	12/20/12	(17,467)
Continental 217 Fund, LLC (additional payment)	Westport Square - Kohls	01/15/08	09/30/16	11,331
Continental 217 Fund, LLC (City Council Approved Write Off of Additional Payment)	Westport Square - Kohls	01/15/08	09/28/18	(11,331)



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Developer	Development	Agreement Approval	Date of Contribution	Total
Total - Approved Contribution Amounts for Project 3				\$445,701
Project 4: Summertrees Road Extension				
Villages of Royal Palm (Winston-James)	Royal Palm PUD, Phase III	11/15/05	11/15/05	65,896
Holiday Builders	Port Orange Landings, Phase II	03/21/06	09/27/07	18,287
Viscomi and Associates (Paytas Homes)	Pinnacle PUD, Phase II	06/27/06	09/22/06	84,183
D.R. Horton	Port Orange Plantation Phases III, IV, V	07/25/06	12/06/06	47,609
D.R. Horton	Villas of P.O. Plantation Phases I, II	09/26/06	12/06/06	40,358
Intervest Construction, Inc	Waters Edge Phase 9B	06/05/07	07/05/07	22,071
All Aboard Storage	Nova Depot	09/18/07	09/18/07	7,252
Shoppes at Southwinds LLC	Shoppes at Southwinds	10/08/07	10/08/07	7,252
Port Orange Properties, LC	Port Orange Properties	11/13/07	11/16/07	47,609
Halifax Veterinary Clinic	Halifax Veterinary Clinic	12/18/07	01/04/08	3,784
CBL	Pavillion at Port Orange	12/18/07	01/08/08	889,220
Continental 217 Fund, LLC	Westport Square - Kohls	01/15/08	01/15/08	172,466
Atlantic Coast, LLC	Atlantic Coast Office Building	04/16/08	04/16/08	3,784
City of Port Orange	Port Orange Business Park	05/06/08	08/05/09	168,682
Port Orange Apartment Assoc.	Reserve at Crystal Lake	05/27/08	02/24/09	7,252
K E M Associates, LLC	Countryside Commercial	08/19/08	09/17/08	7,252
Sun Glow Construction Inc.	Summer Trees Plaza - Site "B"	01/27/09	05/02/09	11,035
Sun Glow Construction Inc.	National City Bank	01/27/09	01/27/09	36,574
Four Lanes, LLC	CVS Pharmacy #4112 (Altamira CVS)	04/15/10	04/15/10	11,035
US Foodservice, Inc.	US Foodservice Facility Expansion	06/22/10	06/22/10	29,322
Four Lanes, LLC	Altamira Shopping Center	01/24/12	04/15/12	102,786
Dunlawton Yorktowne, LLC	Dunlawton-Yorktowne Shopping Center	01/24/12	06/21/12	44,142
Ferber Construction Mgmt, LLC	Gateway Center Lot 6A – Multi-Tenant Retail	02/28/12	02/28/12	11,036
Intervest Construction, Inc	Water's Edge Phase XII	06/05/07	08/30/13	91,751
LIV Development	Whitepalm Apartments	02/26/13	03/18/13	47,610
Edge Cove LLC	Westport Reserve Subdivision PH 2	08/16/16	08/19/16	3,784
Edge Cove LLC	Sanctuary at Westport PH 2A	06/21/16	06/23/16	14,665
Westport Reserve LLC	Westport Reserve Subdivision-PH 3	12/12/17	12/18/17	14,819
Westport Reserve LLC	Westport Reserve Subdivision-PH 4	12/12/17	12/18/17	7,252
2017 Yorktown Port Orange LLC	Port Orange Gateway Center Lot 3A	03/20/18	03/26/18	11,036
Acorn Ministorage of Brevard	Acorn Mini-Storage	05/01/18	09/17/18	18,288
Z Development Services	Arby's Site Plan	08/21/18	08/28/18	3,784
Autozone Stores LLC	AutoZone	12/18/18	12/28/18	51,393
Continental 425 Fund LLC	Springs Apartments	12/04/18	03/13/19	106,254
Memorial Health Systems Inc	Advent Health Medical Center	5/5/2020	8/12/20	164,979
Central Parc at Oakwater	Central Parc at Oakwater	11/05/19	12/09/19	87,989
NX Port Orange Owner LLC	Palms at Ashton Lakes ALF & Commercial Development	02/14/20	02/14/20	43,994
Noon Development of Florida LLC	Halifax Health Port Orange (Springs Lot 3)	12/15/20	12/29/20	58,659
Memorial Health Systems Inc	Advent Health MOB	04/06/21	04/13/21	21,998



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Developer	Development	Agreement Approval	Date of Contribution	Total
N&T Enterprises, LLC	Paytas Office Building	08/27/20	12/28/20	3,666
Crane Lakes Depot, LLC	Crane Lakes Depot	12/15/21	12/22/21	65,896
Woodhaven, LLC	Woodhaven Phase II	10/25/21	10/29/21	130,704
HPI Self Storage Port Orange, LLC	Port Orange Neighborhood Storage	02/17/22	04/19/22	18,331
Town West Senior Living Partners, LTD	Town West Senior Living	5/11/22	6/29/22	21,997
Health Care 4, LLC	New Port Lot 4 -Conviva	06/07/22	06/08/22	3,666
Stor-It Self Storage Port Orange, LLC	Stor-It	06/07/22	06/08/22	14,665
Southern Hospitality Management & Development, INC	Woodspring Suites	03/01/22	04/22/22	7,251
Thrive Community Church	Thrive Community Church Phase II	11/05/22	11/21/22	3,666
Concept Development, Inc.	O2B Kids – New Port, Lot 5	10/04/22	04/04/23	7,332
Build Senior Living, LLC	Hampton Manor	02/07/23	04/21/23	36,662
Villa Nova 8.0, LLC	Villa Nova Townhomes	03/21/23	03/23/23	3,666
4SG Development, LLC	Del Taco	03/21/23	03/29/23	10,999
Total - Approved Contribution Amounts for Project 4				\$2,893,646
Project 5: Devon / Taylor Road Signalization				
Coventry Partners LLC	Kings Landing – PH 1	12/05/17	12/20/17	3,653
N&T Enterprises, LLC	Paytas Office Building	08/27/20	12/28/20	176
Southern Hospitality Management & Development, INC	Woodspring Suites	03/01/22	04/22/22	232
Total - Approved Contribution Amounts for Project 5				\$4,061
Project 6: Yorktowne Boulevard Extension				
Westport Reserve LLC	Westport Reserve Subdivision-PH 3	12/12/17	12/18/17	117,795
Westport Reserve LLC	Westport Reserve Subdivision-PH 4	12/12/17	12/18/17	77,363
2017 Yorktown Port Orange LLC	Port Orange Gateway Center Lot 3A	03/20/18	03/26/18	17,741
Acorn Ministorage of Brevard	Acorn Mini-Storage	05/01/18	09/17/18	16,968
Z Development Services	Arby's Site Plan	08/21/18	08/28/18	1,580
Edengate Development	Eden (formerly Lazul) at Crystal Lake	12/04/18	09/05/19	27,825
Autozone Stores LLC	AutoZone	12/18/18	12/28/18	33,704
POA Development LLC	New Port Apartments	11/05/19	11/13/19	240,354
Central Parc at Oakwater	Central Parc at Oakwater	11/05/19	12/09/19	30,916
NX Port Orange Owner LLC	Palms at Ashton Lakes ALF & Commercial Development	02/14/20	02/14/20	72,984
N&T Enterprises, LLC	Paytas Office Building	08/27/20	12/28/20	5,773
Health Care 4, LLC	New Port Lot 4 - Conviva	06/07/22	06/08/22	82,922
Villa Nova 8.0, LLC	Villa Nova Townhomes	03/21/23	03/23/23	25,447
New Port LLP	New Port Lot 3 – Sherwin Williams	05/16/23	05/15/23	10,879
Total - Approved Contribution Amounts for Project 6				\$762,251
Grand Total - All Projects				\$7,181,690

Notes: Initial funding for above transportation concurrency projects was appropriated during previous or current fiscal years. Total contributions received through fair share agreements through 9/30/2024. Total contributions include actual project costs for projects 1, 2, 3 and 4 which have been completed. Total contributions, on projects 5 and 6, include estimated project costs and contingency funding for potential cost overruns.

Source: City of Port Orange, Department of Finance, Department of Community Development, 20232024



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TABLE 3
SUMMARY OF CAPITAL IMPROVEMENTS

Facility Type	<u>FY 24-25</u> <u>FY 23-24</u>	<u>FY 25-26</u> <u>FY 24-25</u>	<u>FY 26-27</u> <u>FY 25-26</u>	<u>FY 27-28</u> <u>FY 26-27</u>	<u>FY 28-29</u> <u>FY 27-28</u>	Total
Water	2,600,000	2,450,000	4,450,000	1,500,000	1,500,000	11,000,000
Sanitary Sewer	15,020,000	3,500,000	71,650,000	1,650,000	1,600,000	91,820,000
Water & Sewer	4,200,000	1,500,000	50,000	50,000	50,000	5,700,000
Stormwater	5,850,000 2,305,000	1,500,000 9,750,000	500,000 2,000,000	500,000 2,000,000	500,000 2,000,000	8,850,000 16,055,000
Transportation	1,163,163 1,575,228	3,905,800	4,573,711 7,186,324	4,440,146 6,274,806	2,410,935 4,720,935	12,587,955 18,942,158
Parks and Recreation	732,000 850,000	1,917,000	200,000	6,400,000	1,100,000	9,249,000 850,000
Total Capital Improvements	12,063,163 22,232,228	3,000,000 21,522,800	5,073,711 85,536,324	4,940,146 17,874,806	2,910,935 10,970,935	27,987,955 147,166,158

TABLE 4
SUMMARY SCHEDULE OF COMMITTED AND PLANNED FUNDS

Fund	<u>FY 24-25</u> <u>FY 23-24</u>	<u>FY 25-26</u> <u>FY 24-25</u>	<u>FY 26-27</u> <u>FY 25-26</u>	<u>FY 27-28</u> <u>FY 26-27</u>	<u>FY 28-29</u> <u>FY 27-28</u>	Total
Capital Projects (301)	352,630 1,102,672	- 1,565,580	457,371 977,459	2,017,620 900,340	- 800,000	2,827,621 4,546,051
Transportation Impact Fee (312)	273,530 8,400	- 1,795,000	- 461,174	1,125,000 112,500	- 38,500	1,398,530 2,377,074
General Capital Fund (317)	- 732,000	- 427,000	- -	- -	- -	- 1,159,000
Water/Sewer Operating (401)	-	-	-	-	-	-
Water/Sewer R&R (403)	4,200,000 15,120,000	1,500,000 5,950,000	- 76,100,000	- 3,150,000	- 3,100,000	5,700,000 100,320,000
Water/Sewer Impact Fee (405)	-	-	50,000	50,000	50,000	100,000
Stormwater Utility (413)	5,850,000 2,305,000	1,500,000 9,750,000	500,000 2,000,000	500,000 2,000,000	500,000 2,000,000	8,850,000 16,055,000
Park Bond (321)	850,000	-	-	-	-	850,000
Proportionate Fair Share / Other / Grant	2,500,000	1,490,000	200,000	6,400,000	1,100,000	10,590,000
TPO Funds	537,003 464,156	- 545,220	4,116,340 5,747,691	820,526 2,653,552	- 1,471,500	5,473,869 9,410,619
Developer Fairshare Contr. (Planned)	-	-	-	477,000 2,608,414	2,410,935 2,410,935	2,887,935 2,608,414
Total Committed and Planned Funds	12,063,163 22,232,228	3,000,000 21,522,800	5,073,711 85,536,324	4,940,146 17,874,806	2,910,935 10,970,935	27,987,955 147,166,158

Source (For Tables 3 and 4): City of Port Orange, Department of Finance, ~~2023~~November 2024

Table 5 identifies transportation improvements included in the first five years of the applicable Transportation Planning Organization's (TPO) adopted Transportation Improvement Program (TIP), to the extent that such improvements are relied upon to ensure concurrency and financial feasibility.

TABLE 5
TPO TRANSPORTATION IMPROVEMENT PLAN*

Project Name	Work Summary	Agency	<u>2023/24</u> <u>2024/25</u>	<u>2024/25</u> <u>2025/26</u>	<u>2025/26</u> <u>2026/27</u>	<u>2026/27</u> <u>2027/28</u>	<u>2027/28</u> <u>2028/29</u>	Total
Dunlawton Ave. Turn Lanes Various Locations	Intersection improvements at various intersections along Dunlawton Ave.	City of Port Orange	- \$322,299	\$290,940	- \$4,728,567	\$4,728,567	-	\$5,019,507 \$5,050,866



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Source: TPO TIP FY ~~2023/24~~~~2024/25~~ – ~~2027/28~~~~2028/29~~; City of Port Orange, Department of Community Development, ~~2023~~~~2024~~

Table 6 identifies public school facilities improvements included in the first five years of the ~~2023/24~~~~2024/25~~ – ~~2027/28~~~~2028/29~~ Volusia County School District Work Program.

Table 6
VOLUSIA COUNTY SCHOOL DISTRICT FIVE-YEAR WORK PROGRAM

	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028
Sources - revenues					
State sources:					
CO&DS distributed	\$ 2,250,000	\$ 2,250,000	\$ 2,250,000	\$ 2,250,000	\$ 2,250,000
Interest on undistributed CO & DS	16,500	16,500	16,500	16,500	16,500
Total state sources	2,266,500	2,266,500	2,266,500	2,266,500	2,266,500
Local sources:					
Ad valorem property taxes	91,362,991	94,926,240	100,589,760	106,090,560	111,264,480
Local Sales tax	66,547,292	67,472,722	68,411,022	69,362,370	70,326,948
Investment income	2,100,000	1,580,000	1,370,000	1,160,000	950,000
Impact fees	10,000,000	10,000,000	10,000,000	10,000,000	10,000,000
Total local sources	170,010,283	173,978,962	180,370,782	186,612,930	192,541,428
Total sources	172,276,783	176,245,462	182,637,282	188,879,430	194,807,928
Uses - expenditures					
New Construction					
Creekside Mid - Classroom Addition	-	-	-	-	750,000
Deltona HS - Classroom Addition	-	2,000,000	15,000,000	-	-
Enterprise Elm - Master Plan	4,000,000	-	-	2,000,000	36,000,000
McInnis Elm - Renovations and Administration Addition	-	650,000	6,500,000	500,000	-
New Smyrna Beach Mid - Classroom Addition	-	-	-	-	1,500,000
Orange City Elm - Renovations and Additions	21,200,000	-	-	-	-
Ormond Beach Elm - Renovations	-	-	-	-	500,000
Pine Ridge HS - Classroom Addition	-	-	-	-	1,000,000
Port Orange Elm - Renovations	-	750,000	8,500,000	-	-
Read-Patillo Elm - Remodeling	-	-	750,000	8,500,000	-
Silver Sands Mid - Classroom Addition and Remodeling	-	-	1,500,000	12,000,000	750,000
Spruce Creek HS - Classroom Addition and Auditorium Ren	-	-	5,000,000	1,200,000	-
Spruce Creek Elm - Campuswide HVAC and Lighting	-	-	1,200,000	15,500,000	-
Spruce Creek HS - Master Plan	-	-	-	-	3,000,000
Starke Elm - Renovations and Additions	19,000,000	1,750,000	-	-	-
Timbercrest Elm - Classroom Addition	-	-	-	700,000	7,000,000
Tomoka Elm - Master Plan	2,000,000	-	-	-	-
Transportation - Warehouse DeLand - Warehouse Addition	-	8,000,000	-	-	-
Turle T. Small Elm - Joint Venture	-	-	1,500,000	5,000,000	500,000
Woodward Elm - Renovation Finishes and Infrastructure	-	4,458,556	-	-	-
Total New Construction	46,200,000	17,608,556	30,950,000	45,400,000	51,000,000
Projects at Existing Schools and Facilities					
All High Schools - Athletic Facility Leases	180,000	180,000	180,000	180,000	180,000
Atlantic HS - Repair Exterior Doors	-	306,000	-	-	-
Brewster Center - Interior Renovation	-	-	3,000,000	-	-
Brewster Center - Repair Wood Floor Joists	-	117,600	-	-	-
Brewster Center - Replace Emergency Generator	-	601,200	-	-	-
Brewster Center - Upgrade Main Electrical Distribution	-	-	2,000,000	-	-
Campbell Mid - Replace Emergency Generator	-	597,600	-	-	-
Campbell Mid - Upgrade HVAC Bldgs. 1 and 2	-	-	-	1,129,086	-
Campbell Mid - Upgrade HVAC Bldgs. 5 and 9	-	-	1,817,016	-	-
Campbell Mid - Upgrade HVAC Bldgs. 8 and 10	-	518,906	-	-	-
Coronado Beach Elm - Install New Lighting at Parking Lot	283,200	-	-	-	-
Debary Elm - New Marquee	216,000	-	-	-	-
Debary Elm - Upgrade HVAC, Ceiling and Lighting Bldgs. 1 :	-	3,777,362	-	-	-
DeLand Warehouse - Lease	231,186	231,186	231,186	231,186	231,186
Deltona HS - Foundation Repairs Bldgs. 12	2,500,000	-	-	-	-
DeLand HS - Upgrade HVAC Bldgs. 14 and 15	3,022,390	-	-	-	-



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	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028
Deltona Lakes Elm - Upgrade HVAC, Ceiling and Lighting Bldg. 1	2,795,436	-	-	-	-
Deltona Mid - Upgrade Door Hardware and Signage Bldgs.	135,600	-	-	-	-
Deltona HS - Rebuild Chillers, Cooling Tower and Piping	-	2,700,000	-	-	-
DeLand Mid - School Envelope Improvement	-	3,900,000	-	-	-
DeLand Mid - Upgrade Door Hardware	-	752,400	-	-	-
Deltona Transportation - Site Improvements	-	2,000,000	-	-	-
Deltona HS - Foundation Repairs Bldgs. 2	-	3,000,000	-	-	-
Discovery Elm - Upgrade Fire Alarm and Intrusion Monitor	105,000	-	-	-	-
Edgewater Elm - Upgrade Fire Alarm and Intrusion Monitor	105,000	-	-	-	-
Edgewater Elm - Upgrade Parking Lot and bus Loop Lightin	-	402,000	-	-	-
Forest Lake Elm - Replace OAU Bldgs. 6 and 7	1,942,864	-	-	-	-
Freedom Elm - Replace Small Chiller Bldg. 7	308,000	-	-	-	-
Friendship Elm - Upgrade HVAC Bldgs. 1 and 2	-	3,368,400	-	-	-
Heritage Mid - Replace Roof Campus Wide	-	3,750,000	-	-	-
Heritage Mid - Replace Fire Alarm	1,287,000	-	-	-	-
Heritage Mid - Upgrade HVAC, Ceiling and Lighting Bldg. 2	-	3,500,000	-	-	-
Heritage Mid - Reclaimed Water Connection	250,000	-	-	-	-
Herbert Street Center - Upgrade HVAC	-	1,969,859	-	-	-
Heritage Mid - New Marquee	-	216,000	-	-	-
Hinson Mid - Upgrade HVAC and Lighting Bldg. 7	-	1,800,000	-	-	-
Hinson Mid - Upgrade HVAC, Ceiling and Lighting Bldgs. 3 and 4	-	2,689,618	-	-	-
Horizon Elm - Replace Small Chiller Bldg. 11	-	345,000	-	-	-
Indian River Elm - Renovate Media Center	350,000	-	-	-	-
Indian River Elm - New Marquee	180,000	-	-	-	-
Indian River Elm - Upgrade HVAC, Ceiling and Lighting Bldg.	-	3,115,348	-	-	-
Mainland HS - Upgrade Chiller Plant	1,700,000	-	-	-	-
Mainland HS - Upgrade Site Lighting	-	900,000	-	-	-
McMinn Elementary - Potable Water and Sanitary Sewer	300,000	100,000	350,000	100,000	100,000
New Smyrna Beach HS - Upgrade BAS Bldgs. 1-4 and Pump	-	1,570,127	-	-	-
New Smyrna Beach Mid - Replace Millwork Campus Wide	-	1,479,604	-	-	-
Parking Lot Lease - City of DeLand	27,326	27,326	27,326	27,326	27,326
Pathways Elm - Upgrade Parking Lot Poles and Lighting	-	258,000	-	-	-
Pine Ridge HS - Upgrade HVAC, Ceiling and Lighting Bldg. 6	2,648,064	-	-	-	-
Pine Ridge HS - Reclaimed Water Connection	250,000	-	-	-	-
Pine Ridge HS - Replace Intercom	-	834,000	-	-	-
Portables - Moves and Compliance	400,000	400,000	400,000	400,000	400,000
Port Orange Elm - Parking Area	250,000	-	-	-	-
River Springs Mid - New Chiller Plant	-	-	3,500,000	-	-
River Springs Mid - Replace Gutters and Downspouts	-	600,000	-	-	-
RJ Longstreet Elm - Upgrade Fire Alarm and Intrusion Monitor	105,000	-	-	-	-
Seabreeze HS - Replace Tile Roof and Coat Flat Roof Bldg. 1	956,393	-	-	-	-
Seabreeze HS - Upgrade HVAC Bldg. 1 and Tower	3,643,686	-	-	-	-
Seabreeze HS - New Marquee	-	216,000	-	-	-
Silver Sands Mid - Replace Gymnasium Bleachers	-	-	400,000	-	-
Spirit Elm - Upgrade HVAC Bldgs. 4	2,500,000	-	-	-	-
Spruce Creek HS - Replace 7 AC Roof Top Units	2,100,000	-	-	-	-
Spruce Creek HS - Renovate Culinary Lab	400,000	-	-	-	-
Sunrise Elm - Upgrade HVAC, Ceiling and Lighting Bldgs. 2	-	2,805,600	-	-	-
T. Dewitt Taylor Mid HS - Upgrade Fire Alarm and Intrusion Monitor	105,000	-	-	-	-
Transportation Warehouse - DeLand - Replace Emergency	849,600	-	-	-	-
University HS - Seal Abandoned Wells	447,600	-	-	-	-
University HS - New Marquee	-	102,000	-	-	-
Various - Security	3,000,000	3,000,000	3,000,000	3,000,000	3,000,000
Various - Infrastructure for Technology	250,000	250,000	250,000	250,000	250,000
Various - Minor Projects	4,000,000	4,000,000	4,000,000	4,000,000	4,000,000
Various Schools - High School Athletics	2,015,800	1,000,000	1,000,000	1,000,000	1,000,000



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	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028
Various Schools - BDA	945,938	945,938	945,938	-	-
Various Schools - Playgrounds	1,000,000	1,000,000	300,000	300,000	300,000
Various Schools - Leased Portables	100,000	100,000	100,000	100,000	100,000
Various - Parking Lot Improvements	-	3,300,000	-	-	-
Total Projects at Existing Schools and Facilities	41,886,083	62,727,074	21,501,466	10,717,598	9,588,512
Facilities Management					
Contingency	7,000,000	6,500,000	7,000,000	12,000,000	12,000,000
Contingency - Operations	2,000,000	-	-	-	-
Facilities Management	2,800,000	2,800,000	2,800,000	2,800,000	2,800,000
Total Facilities Management	11,800,000	9,300,000	9,800,000	14,800,000	14,800,000
Technology					
ERP Software - Enterprise Resource Planning	1,000,000	-	-	-	-
Various Schools & Depts - District Wide Technology Equip	2,537,008	8,286,936	9,000,000	9,000,000	9,000,000
Total Technology	3,537,008	8,286,936	9,000,000	9,000,000	9,000,000
System Wide Equipment and Vehicles					
Furn, Fix, Equip, Veh	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000
White Fleet	500,000	500,000	500,000	500,000	500,000
Total System Wide Equipment and Vehicles	1,700,000	1,700,000	1,700,000	1,700,000	1,700,000
Buses					
Bus and Safety	3,000,000	3,000,000	3,000,000	3,000,000	3,000,000
Total Buses	3,000,000	3,000,000	3,000,000	3,000,000	3,000,000
Charter School Disbursements					
Charter School Capital Outlay LCIF Disbursements	690,689	1,441,254	2,329,836	3,323,530	4,409,688
Total Charter School Disbursements	690,689	1,441,254	2,329,836	3,323,530	4,409,688
Total categories	108,813,780	104,063,819	87,281,302	87,941,128	93,498,200
Roll Forward					
Prior Year Carryover Encumbrances	124,810,791	-	-	-	-
Prior Year Carryover Appropriations	101,220,862	-	-	-	-
Total roll forward	226,031,653	-	-	-	-
Total uses	334,845,434	104,063,819	87,281,302	87,941,128	93,498,200
Excess (deficiency) of revenues over expenditures	(162,568,651)	72,181,643	95,355,980	100,938,302	101,309,727
Other financing uses					
Transfers - General Fund	(28,184,069)	(22,717,701)	(22,293,868)	(22,588,884)	(22,889,800)
Transfers - Debt Service Funds	(48,953,625)	(36,057,388)	(36,053,663)	(36,059,150)	(36,063,863)
Total other financing uses	(77,137,694)	(58,775,089)	(58,347,531)	(58,648,034)	(58,953,663)
Net change in fund balances	(239,706,345)	13,406,554	37,008,449	42,289,968	42,356,065
Fund balances					
Beginning Balance	277,075,248	37,368,903	50,775,457	87,783,906	130,074,874
Ending Balance	\$ 37,368,903	\$ 50,775,457	\$ 87,783,906	\$ 130,073,874	\$ 172,429,939



Port Orange Comprehensive Plan 2022-2045

	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029
Sources - revenues					
Local sources:					
Ad valorem property taxes	\$ 99,170,467	\$ 94,018,320	\$ 97,250,400	\$ 102,439,152	\$ 106,686,288
Investment income	80,000	70,000	60,000	50,000	40,000
Total local sources	99,250,467	94,088,320	97,310,400	102,489,152	106,726,288
Total sources	99,250,467	94,088,320	97,310,400	102,489,152	106,726,288
Uses - expenditures					
New Construction					
Central Warehouse	-	-	2,500,000	15,000,000	-
Enterprise Elm - K-8 Replacement School	3,000,000	-	-	-	-
Hinson Mid - Classroom Addition	-	-	-	750,000	10,000,000
Indian River Elm - Classroom Addition	-	-	-	-	400,000
Manatee Cove Elm - 11 Classroom Addition	550,000	-	500,000	-	-
Pathways Elm - 11 Classroom Addition	550,000	-	500,000	-	-
Pine Ridge HS - 14 Classroom Addition	700,000	-	500,000	-	-
Port Orange Elm - Renovations	-	-	750,000	8,500,000	10,000,000
Read Pattillo Elm - K-8 Replacement School	750,000	-	2,000,000	-	-
Southwestern Mid - Renovate Kitchen and Multipurpose	6,000,000	-	-	-	-
Spruce Creek Elm - Campuswide HVAC and Lighting	-	-	1,200,000	-	-
Volusia Pines Elm - Classroom Addition	-	-	-	-	600,000
Total New Construction	11,550,000	-	7,950,000	24,250,000	21,000,000
Projects at Existing Schools and Facilities					
Atlantic HS - Press Box and Restroom Buildings	1,383,000	-	-	-	-
Atlantic HS - Renovate Group Restrooms Campus Wide	2,160,000	-	-	-	-
Blue Lake Elm - Renovate Basketball Courts	318,324	-	-	-	-
Brewster Center - Replace Emergency Generator	601,200	-	-	-	-
Brewster Center - Repair Floor Joists	-	117,600	-	-	-
Campbell Mid - Replace Emergency Generator	-	597,600	-	-	-
Creekside Mid - Replace Stage Lighting and Sound System	-	-	900,000	-	-
DeLand Administrative Complex - Upgrade Data Center Ba	250,000	-	-	-	-
Deltona HS - Upgrade Stage Lighting	900,000	-	-	-	-
Deltona HS - Foundation Repairs Bldg. 2	3,000,000	-	-	-	-
DeLand Mid - School Envelope Improvement	-	3,900,000	-	-	-
Edgewater Public Elm - Renovate Media Center	360,000	-	-	-	-
Edgewater Public Elm - Upgrade Parking Lot and Bus Loop	-	-	400,000	-	-
Edgewater Public Elm - Replace Stage Lighting and Sound S	-	600,000	-	-	-
Forest Lake Elm - Parent Loop Extension	1,000,000	-	-	-	-
Freedom Elm - Replace DOAS Bldgs. 3 and 4	1,300,000	-	-	-	-
Freedom Elm - Replace Stage Lighting and Sound System	-	600,000	-	-	-
Freedom Elm - Replace DOAS Bldgs. 1 and 2	-	1,400,000	-	-	-
Heritage Mid - New Marquee	-	216,000	-	-	-
Hinson Mid - Upgrade HVAC and Lighting Bldg. 7	-	1,800,000	-	-	-
Mainland HS - Stormwater Upgrades	1,500,000	-	-	-	-
Mainland HS - Upgrade Site Lighting	-	-	900,000	-	-
Mainland HS - Renovate Cafeteria	-	2,640,000	-	-	-
New Smyrna Transportation - Vehicle Lift Foundation	111,840	-	-	-	-
New Smyrna Beach HS - Upgrade BAS Bldgs. 1-4	-	1,488,044	-	-	-
New Smyrna Beach Mid - Replace Millwork Campus Wide	-	-	1,500,000	-	-
Osceola Elm - Reroof Bldgs. 4 and 9	94,000	-	-	-	-
Osceola Elm - Renovation for Riverview Move	-	3,426,000	-	-	-
Osteen Elm - Replace Gutters and Downspouts	556,390	-	-	-	-
Parking Lot Lease - City of DeLand	28,665	28,665	28,665	28,665	28,665



Port Orange Comprehensive Plan 2022-2045

	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029
Pathways Elm - Upgrade Parking Lot Lighting	-	-	258,000	-	-
Pine Ridge HS - Repair Wall Flashings Bldg. 8	319,200	-	-	-	-
Portables - Moves and Compliance	900,000	400,000	400,000	400,000	400,000
R.J. Longstreet Elm - Upgrade Parking Lot and Canopy Light	-	200,000	-	-	-
River Springs Mid - Replace Gutters and Downspouts	648,000	-	-	-	-
Seabreeze HS - New Marquee	-	216,000	-	-	-
Seabreeze HS - Upgrade Parking Lot Lighting	-	546,000	-	-	-
Silver Sands Mid - Renovate Media Center	-	456,000	-	-	-
Silver Sands Mid - Replace Stage Lighting and Sound System	900,000	-	-	-	-
Silver Sands Mid - Replace Gymnasium Bleachers	-	400,000	-	-	-
South Daytona Elm - Upgrade Kitchen Flooring, Lighting and	-	354,000	-	-	-
Spruce Creek HS - Auditorium Seating and Flooring	-	1,290,000	-	-	-
University HS - New Marquee	102,000	-	-	-	-
University HS - Press Box	507,360	-	-	-	-
University HS - Upgrade Fire Booster Pump and Controls	534,000	-	-	-	-
Various - Minor Projects	4,000,000	4,000,000	4,000,000	4,000,000	4,000,000
Various Schools - BDA	945,938	945,938	-	-	-
Various Schools - Playgrounds	300,000	300,000	300,000	300,000	300,000
Various Schools - Leased Portables	100,000	100,000	100,000	100,000	100,000
Total Projects at Existing Schools and Facilities	22,819,917	26,021,847	8,786,665	4,828,665	4,828,665
Facilities Management					
Contingency	6,000,000	6,000,000	6,000,000	6,000,000	6,000,000
Facilities Management	1,300,000	1,300,000	1,300,000	1,300,000	1,300,000
Total Facilities Management	7,300,000	7,300,000	7,300,000	7,300,000	7,300,000
System Wide Equipment and Vehicles					
Furn, Fix, Equip, Veh	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000
White Fleet	910,000	910,000	910,000	910,000	910,000
Total System Wide Equipment and Vehicles	2,110,000	2,110,000	2,110,000	2,110,000	2,110,000
Buses					
Bus and Safety	2,590,000	2,590,000	2,590,000	2,590,000	2,590,000
Total Buses	2,590,000	2,590,000	2,590,000	2,590,000	2,590,000
Charter School Disbursements					
Charter School Capital Outlay LCIF Disbursements	1,034,127	1,313,192	1,938,308	2,753,078	3,010,532
Total Charter School Disbursements	1,034,127	1,313,192	1,938,308	2,753,078	3,010,532
Roll Forward					
Prior Year Carryover Encumbrances	50,658,975	-	-	-	-
Prior Year Carryover Appropriations	31,769,478	-	-	-	-
Total roll forward	82,428,453	-	-	-	-
Total uses	129,832,497	39,335,039	30,674,973	43,831,743	40,839,197
Excess (deficiency) of revenues over expenditures	(30,582,030)	54,753,281	66,635,427	58,657,409	65,887,091
Other financing uses					
Transfers - General Fund	(31,681,710)	(33,015,595)	(34,416,175)	(35,886,784)	(37,430,924)
Transfers - Debt Service Funds	(21,317,043)	(23,546,350)	(23,549,950)	(23,553,850)	(23,551,300)
Total other financing uses	(52,998,753)	(56,561,945)	(57,966,125)	(59,440,634)	(60,982,224)
Net change in fund balances	(83,580,783)	(1,808,664)	8,669,302	(783,225)	4,904,867
Fund balances					
Beginning Balance	91,404,931	7,824,148	6,015,483	14,684,785	13,901,559
Ending Balance	\$ 7,824,148	\$ 6,015,483	\$ 14,684,785	\$ 13,901,559	\$ 18,806,427

Source: Volusia County School District, Work Program adopted September 7, 2023 ~~2023~~ 2024



IMPLEMENTATION

5-Year Schedule of Improvements

The 5-Year Schedule of Improvements (Table 1) is the mechanism by which the City can effectively stage the timing, location, projected cost, and revenue sources for the capital improvements derived from the other Comprehensive Plan Elements. This table lists only those capital projects that will be funded by the City of Port Orange as part of its annual Capital Improvement Program. Based upon the Inventory, Analysis, and Goals, Objectives, and Policies of this Element, the 5-Year Schedule of Improvements has been developed to document the financial feasibility of the City of Port Orange's *Comprehensive Plan*.

Monitoring and Evaluation

The role of monitoring and evaluation is vital to the effectiveness of any Comprehensive Plan and particularly for the Capital Improvements Element. As part of the annual budgeting process, the City evaluates the status of all scheduled capital improvements and the overall status of public facilities in relation to current and projected demand. This evaluation ensures that revisions to the budget, work programs, the Capital Improvements Program and this Comprehensive Plan may be made as necessary to provide facilities in a timely and financially feasible manner, consistent with adopted level-of-service standards. This review is coordinated by the Capital Improvements Project Manager. In addition, the issuance of development orders and development permits is monitored continuously to ensure consistency with this Plan. The City's annual review includes the following considerations, which are also evaluated each year to determine their continued applicability:

- 1) Any corrections, updates, and modifications concerning costs; revenue sources; acceptance of facilities pursuant to dedications which are consistent with the element; or the date of construction of any facility listed in this Element,
- 2) The Capital Improvement Element's consistency with the other Elements and its support of the Future Land Use Element.
- 3) The City's ability to provide public facilities and services within the Urban Service Area in order to determine any need for boundary modification or adjustment.
- 4) The priority assignment of existing public facility deficiencies.
- 5) The City's progress in meeting those needs that are determined to be existing deficiencies.
- 6) The criteria used to evaluate capital improvement projects in order to ensure that projects are being ranked in their appropriate order of priority.
- 7) The City's effectiveness in maintaining the adopted LOS standards.
- 8) The City's effectiveness in reviewing the impacts of plans and programs of state agencies and water management districts that provide public facilities within the City's jurisdiction.
- 9) The effectiveness of impact fees, and mandatory dedications or fees in lieu of, for assessing new development a pro rata share of the improvement costs which they generate.
- 10) The impacts of special districts and any regional facility and service provision upon the City's ability to maintain its adopted LOS standards.
- 11) The ratio of outstanding indebtedness to the property tax base.
- 12) Efforts made to secure grant or private funds, whenever available to finance the provision of capital improvements.
- 13) The transfer of any unexpended account balances.
- 14) The criteria used to evaluate proposed plan amendments and requests for new development or redevelopment.
- 15) Capital improvements needed for the latter part of the planning period, for inclusion in the 5-Year Schedule of Improvements.



CONCURRENCY MANAGEMENT SYSTEM

Overview

The purpose of a Concurrency Management System is to provide the necessary regulatory mechanism for evaluating development orders to ensure that the level-of-service standards adopted as part of the *Comprehensive Plan* are maintained. The system consists of three primary components: 1) an inventory of existing public facilities for which concurrency is to be determined; 2) a concurrency assessment of each application for a final development order or permit; and 3) a schedule of improvements needed to correct any existing public facility deficiencies. Under this system, and according to the Florida State Legislature, no development orders may be issued which will cause a public facility to operate below its adopted level-of-service standard. However, development orders may be conditioned such that needed public facility improvements will be in place concurrent with the impacts of the proposed development.

In order to ensure that all public facilities included within this system are available concurrent with the impacts of development, concurrency will be determined during the final site plan or final subdivision plan approval process. All development orders and permits will specify any needed improvements and a schedule for their implementation. Thus, while some required improvements may not have to be completed until a certificate of occupancy is applied for, the requirements for the certificate of occupancy will have already been specified as a condition of approval of the original development order. If a development proposal cannot meet the test for concurrency, then it may not proceed under any circumstances and no development orders or permits may be issued. Likewise, if a development fails to meet a condition of approval once it has commenced, then no additional development orders, permits, or certificates of occupancy may be issued.

Applicability

Prior to the granting of a development order, all applications for a final site plan or final subdivision plan shall be reviewed for concurrency consistent with the provisions and requirements of this system. Development orders may be issued only upon a finding by the City that the public facilities addressed under the Concurrency Management System will be available concurrent with the impacts of the development.

All applicants for development permits shall be required to provide all information deemed necessary by the City so that the impacts of the proposed development may be accurately assessed.

The City's land development regulations specifically list the application requirements for development permits that reflect the informational needs for the determination of concurrency, and application forms have been developed accordingly.

Department of Community Development

The City's Department of Community Development is responsible for the four primary tasks which are described below. The Director of Community Development may delegate all or a part of these functions to the employees within this Department. The four tasks are: 1) maintaining an inventory of existing public facilities and capacities or deficiencies; 2) determining concurrency of proposed development which does not require City Council approval; 3) providing advisory concurrency assessments and recommending conditions of approval to the City Council for those applications for development orders which require City Council approval; and 4) reporting the status of all public



facilities covered under this system to the City's Capital Improvement Facilities Project Manager and recommending a schedule of improvements for those public facilities found to have existing deficiencies.

Capacity and Level-of-Service Inventory

The Department of Community Development collects, and makes available to the public, information on certain facilities as described below in Table 7. The information has been available since November 1, 1990, and is updated annually thereafter. The provisions and requirements of the Concurrency Management System apply only to those facilities listed in Table 7.



TABLE 7
PUBLIC FACILITIES CAPACITIES AND LEVEL-OF-SERVICE INVENTORY
FOR CONCURRENCY MANAGEMENT

The following inventories shall be maintained by the Department of Community Development to be used for the concurrency assessment of new development.

TRANSPORTATION

Design capacity of different roadway types and bikeways.

The existing level of service measurement.

Analysis of specific facilities.

The service degradation on those facilities classified as backlogged, based on the methodology described in the Transportation Element of this Plan.

The adopted level of service standards for all roadway types.

The existing capacities or deficiencies of the transportation system.

The capacities reserved for approved but unbuilt development.

The projected capacities or deficiencies due to approved but unbuilt development.

The improvements to be made to the transportation system in the current fiscal year by the City, Volusia County, the Florida Department of Transportation, or other public agency and the impact of such improvements on the existing capacities or deficiencies.

SANITARY SEWER

The design capacity of the wastewater treatment facilities.

The existing level-of-service standards measured by the average number of gallons per day unit based on the average flows experienced at the treatment plant and the total number of equivalent residential units within the service area.

The adopted level-of-service standard for average daily flows per equivalent residential unit.

The existing deficiencies of the system.

The capacities reserved for approved but unbuilt development.

The projected capacities or deficiencies due to approved but unbuilt development.

The improvements to be made to the facility in the current fiscal year by any approved developments pursuant to previous development orders and the impact of such improvements on the existing capacities or deficiencies.

POTABLE WATER

Permitted groundwater withdrawal capacity as per the City's Consumptive Use Permit.

The design capacity of potable water treatment facilities.

The existing level of service measured by the average number of gallons per day per unit based on the average flows experienced and the total number of equivalent residential units within the service area.

The existing potable water storage capabilities of the water system.



TABLE 7
(Continued)

POTABLE WATER (Continued)

The existing minimum water pressure.

The adopted level-of-service standards for the potable water facility components.

The existing capacities or deficiencies of the system.

The capacities reserved for approved but unbuilt development.

The improvements to be made to the facility in the current fiscal year by any approved developments pursuant to previous development orders and the impact of such improvements on the existing capacities or deficiencies.

The improvements to be made to the facility in the current fiscal year by the City and the impact of such improvements on the existing capacities or deficiencies.

SOLID WASTE DISPOSAL

The design capacity of solid waste disposal facilities.

The existing level of service measured by the number of units served per route.

The adopted level-of-service standard for solid waste.

The capacities reserved for approved but unbuilt development.

The projected capacities or deficiencies due to approved but unbuilt development.

The improvements to be made to the system in the current fiscal year by any approved developments pursuant to previous development orders and the impact of such improvements on the existing capacities or deficiencies.

The improvements to be made to the system in the current fiscal year by the City and the impact of such improvements on the existing capacities or deficiencies.

STORMWATER DRAINAGE

The existing level of service measured by storm event.

The adopted level-of-service standard for stormwater drainage quantity and quality.

RECREATION AND OPEN SPACE

The existing acreage of parkland and the existing number of recreation facilities in the Recreation and Open Space Element of this Plan.

The existing level of service measured by the number of acres of parkland available per 1,000 residents of the City based on an inventory of parklands in the City and the population of the City.

The existing level of service for recreation facilities measured by the adopted standard based on an inventory of the facilities in the City and the population of the City.

The adopted level-of-service standards for parkland acreage and individual recreation facilities in the Recreation and Open Space Element of this Plan.



TABLE 7
(Continued)

RECREATION AND OPEN SPACE (Continued)
The existing capacities reserved for approved but unbuilt development.
The projected capacities or deficiencies due to approved but unbuilt development.
The improvements to be made to the recreation facilities in the current fiscal year by any approved developments pursuant to previous development orders and the impact of such improvements on the existing capacities or deficiencies.
The improvements to be made to the recreation facilities in the current fiscal year by the City and the impact of such improvements on the existing capacities or deficiencies.
PUBLIC SCHOOL FACILITIES*
The existing level-of-service for each School Concurrency Service Area.
The adopted level-of-service standard for each School Concurrency Service Area.
The existing and projected deficiencies of the system.
The number of approved residential units and their projected students that have received school concurrency certificates, but whose units are not constructed.
The projected capacities and level-of-service due to approved but unbuilt residential development.
The improvements to be made by any approved developments pursuant to Capacity Enhancement Agreements and/or Mitigation Agreements and the projected impact of such improvements on school capacities and the adopted level-of-service.
*The Public School Facilities inventories are maintained by the School District of Volusia County.

Source: City of Port Orange, 2023

Concurrency Assessment

The Department of Community Development is responsible for determining concurrency for all applications of development orders for final site plans and/or applications of development orders for final site plans and/or final subdivision plans. When reviewing applications for such development orders, the Department performs a Concurrency Assessment to ensure that public facilities are available concurrent with the impacts of the proposed development. To conduct the assessment, the inventory presented in Table 7 is used as a base for the establishment of existing conditions. The capacity of existing public facilities to service new development shall then be determined by using the general rules presented in Table 8 and the facility-specific rules presented in Table 9. Finally, a determination of concurrency is made. Such determination may include conditions of approval which are deemed necessary for concurrency to be ensured.

The Department of Community Development provides recommendations to the Planning Commission and City Council concerning those development order applications which require Planning Commission and City Council approval.

Prior to the issuance of a development order for a proposed new development, the Department of Community Development determines:

- 1. The impacts created by the proposed development;
- 2. Whether the public facilities covered under the Concurrency Management System will be available concurrent with the impacts of new development at the adopted level;



3. Those facility(s) improvements or additions that are required to ensure the finding of concurrency; and
4. The entity responsible for the design and installation of all required facility(s) improvements or additions.
5. Whether the development will have to participate in a Concurrency and Fair Share Agreement, as outlined in the City's Proportionate Fair Share Ordinance.

The adopted level-of-service standards are the minimum acceptable standards with which all proposed new development shall comply. The Concurrency Management System does not preclude the Planning Commission or the City Council from imposing other conditions of approval.

Facilities Reporting

Annually, the Department of Community Development reports to the City Council the information required in Table 7. The report includes the degree of any deficiencies and a summary of the impacts the deficiencies will have on the approval of development orders. The Department of Community Development then recommends a schedule of improvements necessary to prevent a moratorium or a reduction in the approval of development orders.



TABLE 8
GENERAL RULES FOR CONCURRENCY ASSESSMENT

EXISTING DEFICIENCIES

No development may be approved which will impact any facility which is currently deficient unless the facility is required to be improved in the current fiscal year pursuant to a previous development order or permit, except within the Transportation Concurrency Exception Area. Any needed improvements shall be completed prior to the projected impacts of the proposed development as required by Table 7. Developments within the Town Center TCEA shall be required to provide funding contributions or mobility improvements commensurate with anticipated level of impact to the overall transportation system and shall be credited for any mobility improvements or programs deemed acceptable by the City as a means of offsetting such mobility impacts.

APPROVED IMPACTS

The impacts of new development shall be assessed against the existing conditions as described in Table 7 and the projected impacts from approved but unbuilt development. These two items together shall be considered the existing conditions for all public facilities for the impact assessment of all proposed development.

PHASING

Development that is proposed to be phased may also phase the improvement of facilities provided the concurrency requirements for each facility as described in Table 7 are met.

TIME SPECIFIC APPROVAL

All development approvals shall have a time period specified in the development order or permit in which development must commence. The time period may involve two or more phases, but the timing of each phase shall be specified in the development order or permit.

Any required improvements shall also require a time period for construction and completion. Should development or facilities improvements fail to begin or be completed in accordance with the development order or site construction permit, all outstanding approvals of the development shall expire. Amendments to time schedules shall be permitted but must be approved consistent with the procedures established in the Land Development Code.

ADDITIONAL INFORMATION

The Department of Community Development may require additional information from applicants or other City Departments in order for an accurate assessment to be conducted. Such additional informational requests shall be reasonable and be provided in writing to the applicant or appropriate Department.

Should the Department of Community Development require a special study (such as traffic counts on a road that is not regularly monitored), the applicant shall provide such information. Review and approval of proposed development may be postponed for a reasonable time period in order that more information may be gathered on a facility. Proposed development may be denied approval, for failure of the applicant to provide adequate information on the projected impacts created by the development.

Source: City of Port Orange, 2023



TABLE 9
FACILITY SPECIFIC RULES FOR CONCURRENCY ASSESSMENT

TRANSPORTATION
Traffic impact analysis studies are required for development projects to determine the project impacts, maintain information on roadway conditions, and develop appropriate mobility mitigation strategies. Such studies must be consistent with the adopted TPO Guidelines. The studies shall calculate the number of trips generated by the proposed development, show the distribution and assignment of the projected trips, and project the level of service of impacted road links. Traffic studies shall still be required for projects within the Town Center Transportation Concurrency Exception Area (TCEA) to provide a measure of the projects impacts and to maintain information on the roadway conditions within the Town Center TCEA to develop, monitor, and adjust mobility strategies. Prior to the issuance of a Certificate of Occupancy, all facility improvements necessary to accommodate the impacts of the development shall be in place or planned for construction within the first three years of the adopted FDOT Work Program, County Road Program, and/or City CIP. If the necessary facility improvements will not be in place or under construction within three years of the time of the development approval, the development's approval will be subject to the signing of an enforceable development agreement, such as a Concurrency and Fair-Share Agreement, as outlined in the City's Proportionate Fair Share Ordinance. Completed improvements may be required prior to the issuance of a building permit if deemed necessary for public safety purposes. Outside the boundaries of the Transportation Concurrency Exception Area, the City may grant <i>de minimus</i> exceptions up to a cumulative 10% degradation of the adopted peak-hour LOS standard volume, as long as the facility is not an evacuation route or part of the State's SIS.
SANITARY SEWER
The City's Land Development Code provides sanitary sewer use standards for residential development based on equivalent residential units and for non-residential development based on gross leasable area. The City may also require commercial and industrial developments to provide a description and estimate of wastewater generations for any commercial or industrial processes which create wastewater that will be discharged into the City's system. Prior to the issuance of a Certificate of Occupancy, all facility improvements necessary to accommodate the impacts of that portion of the development receiving a Certificate of Occupancy shall be in place, as required by the Development Order.
POTABLE WATER
The City's Land Development Code provides potable water use standards for residential development based on equivalent residential units and for non-residential development based on gross leasable area. The City may also require commercial and industrial developments to provide a description and estimate of water use needs for any commercial or industrial processes involving potable water. Prior to the issuance of a Certificate of Occupancy, groundwater or alternative water supplies and all facility improvements necessary to accommodate the impacts of that portion of the development receiving a Certificate of Occupancy shall be in place, as required by the Development Order and the City Consumptive Use Permit.



TABLE 9
(Continued)

SOLID WASTE

The City's Land Development Code provides solid waste generation standards based on land use types. Commercial and industrial developments which are potential hazardous waste generators shall provide a description and estimate of tonnage of solid waste to be generated. The applicant will be responsible for coordinating with Volusia County for disposal of such waste. The City will then obtain written approval from Volusia County that the proposed development's hazardous waste generation can be accommodated at the County's landfill.

Prior to the issuance of a Certificate of Occupancy, all facility improvements necessary to accommodate the impacts of that portion of the development receiving a Certificate of Occupancy shall be in place.

STORMWATER DRAINAGE

All development shall prepare a drainage plan based on the Stormwater Management regulations which incorporate the level-of-service design storm. Such plans shall be approved by the City's Storm Drainage Engineer prior to the approval of the development.

Prior to the issuance of a building permit, all facility improvements necessary to accommodate the impacts of that portion of the development receiving the building permit shall be approved and a schedule established for their implementation such that all improvements shall be completed prior to the issuance of a Certificate of Occupancy.

RECREATION

The City's Land Development Code provides recreation standards for residential uses. Commercial and industrial developments shall not be assessed as having an impact on recreational facilities. However, the City reserves the right to require the provision of recreational facilities a part of Planned Commercial Developments.

Prior to the issuance of a building permit, all facility improvements necessary to accommodate the impacts of the entire development shall be approved and a schedule established for their implementation such that all improvements shall be completed prior to the issuance of the last Certificate of Occupancy.

PUBLIC SCHOOLS

The Interlocal Agreement for Public School Facilities Planning, the Public School Facilities Element, and the City's Land Development Code provides district-wide level-of-service standards for all school types and establishes Concurrency Service Areas for each school type.

The School District shall conduct a concurrency review that includes findings and recommendations of whether there is adequate capacity to accommodate proposed development for each type of school, consistent with the adopted level-of-service. Prior to the issuance of the Final Development Order for a residential development or a development with a residential component, facility capacity necessary to accommodate the impacts of that portion of the development receiving a Development Order shall be in place or planned for construction within the first three years of the adopted five-year School District Capital Improvement Program. If the necessary facility capacity will not be in place or under construction within three years of the time of the development approval, the developer has the option to enter into negotiations for a Mitigation Agreement and development approval will be subject to the execution of the Mitigation Agreement.

Source: City of Port Orange, 2023



Goals, Objectives, and Policies

Goal 1: Capital Improvements

The City shall undertake necessary actions to economically and efficiently provide needed public facilities and services to all residents within its service area in a manner which protects investments in existing facilities, maximizes the use of existing facilities, and promotes orderly compact urban growth.

Objective 1.1: Improvements. Capital improvements will be to accommodate growth, correct existing deficiencies, and to meet adopted LOS, as indicated in the Schedule of Improvements of this Element.

Policy 1.1.1: The City shall include all projects required to meet or maintain adopted LOS standards or implement the Goals, Objectives, and Policies of the Comprehensive Plan and determined to be of relatively large scale in cost (\$25,000 or greater) as Capital Improvement Projects to be included in the Schedule of Improvements of this Element.

Policy 1.1.2: In the City's Capital Improvement Program, the City shall prioritize scheduling and funding of all capital improvement projects designed to correct existing deficiencies as identified in other Elements of this Plan.

Policy 1.1.3: The Capital Improvements Coordinating Committee, composed of senior staff from operating departments and Finance, shall evaluate and rank on an annual basis in order of priority the projects proposed to be included in the Schedule of Improvements.

Policy 1.1.4: Proposed City capital improvement projects shall be evaluated and ranked in order of priority according to the following criteria:

- A. Whether the project is needed to protect public health and safety, to fulfill the City's legal commitment to provide facilities and services, or to preserve or achieve full use of those facilities already in place.
- B. Whether the project increases efficiency of use of existing facilities, prevents or reduces future improvement costs, provides services to developed areas lacking full service, or promotes in-fill development.
- C. Whether the project represents a logical extension of facilities and services and is coordinated with the plans of other agencies that provide facilities within the City.
- D. Whether the project implements the policies of this Comprehensive Plan as they pertain to the concurrency requirements or mobility strategies in support of the City's Town Center TCEA.
- E. Whether the project is financially feasible.

Policy 1.1.5: The potential for reducing Vehicle Miles Traveled (VMTs) should be considered in all location and investment decisions for public facilities.

Objective 1.2: Town Center Mobility. Future development will bear a proportionate cost of facility improvements or mobility strategies necessitated by the development in order to maintain the adopted level-of-service standards or to maintain mobility within the City's Town Center Transportation Concurrency Exception Area (TCEA).

Policy 1.2.1: The City will continue to collect impact fees from development projects to pay for the provision of public facilities and services required by developments.



Policy 1.2.2: The City shall consider the use of other impact fees to fund TCEA mobility strategies.

Policy 1.2.3: All new development shall be required to donate or reserve their fair share of right-of-way adjacent to major roadways prior to the issuance of a final development order.

Policy 1.2.4: All new development shall be required to pay its proportionate fair share toward transportation LOS and mobility improvements necessary to provide capacity for its impacts.

Objective 1.3: Provision of Improvements. The City will manage its fiscal resources to ensure the provision of needed capital improvements for previously issued development orders and for future development and redevelopment.

Policy 1.3.1: In providing capital improvements, the City shall limit the maximum ratio of outstanding indebtedness to no greater than 15% of the property tax base.

Policy 1.3.2: The City shall continue to adopt a Capital Improvement Program and an Operating Budget on a yearly basis as part of this budgeting process for implementation of the Goals, Objectives, and Policies set forth in this Comprehensive Plan.

Policy 1.3.3: The City shall continue to apply for and secure grants or private funds whenever available to finance the provision of capital improvements and other City improvement projects.

Policy 1.3.4: Prior to the issuance of Certificates of Occupancy, the City will provide for all public facilities needed to service development for which Development Orders were previously issued.

Policy 1.3.5: The City shall allocate the costs of new public facilities on the basis of the benefits received by existing and future residents.

Policy 1.3.6: The City shall identify and use stable revenue sources which are also responsive to growth for financing public facilities.

Policy 1.3.7: The City shall continue to strive for financial self-sufficiency in the provision of public facilities.

Policy 1.3.8: A capital improvement scheduled to be funded through grants and/or funding that requires a referendum will not be undertaken if the grants are not secured or the referendum is not passed; however, if the improvement is needed to maintain a LOS standard, then all new development will be required to contribute its fair share towards the improvement.

Policy 1.3.9: The City shall identify funding sources for the mobility strategies in the Town Center Transportation Concurrency Exception Area (TCEA) annually during the update to the Capital Improvements Plan. Mitigation shall be satisfied through a combination of physical infrastructure improvements, as listed in the Transportation Element, or payment of impact fees, and proportionate fair-share contributions, or other future identified sources.



Policy 1.3.10: The City may create a special assessment district to secure funding for TCEA strategies and identified improvements within the Port Orange Town Center Redevelopment District. The City shall amend the Capital Improvements Schedule annually to incorporate funding from the special assessment district for capital improvements to enhance mobility within the TCEA.

Policy 1.3.11: The City will pursue funding from other revenue sources including, but not limited to:

- Florida Inland Navigation Department (FIND) grants
- Volusia County ECHO grants
- Community Development Block Grant (CDBG) funds
- Ponce de Leon Port District
- Special Assessment District
- FloridaCommerce
- Florida Department of Transportation (FDOT)
- Transportation Planning Organization (TPO)
- Transportation impact fees
- Utility projects (drainage, water, wastewater)
- Development Agreements
- Parking credits
- Gas tax

Objective 1.4: Concurrency Management System. The City will utilize a Concurrency Management System so that decisions regarding the issuance of development orders and permits will be based upon coordination of the development requirements included in this Plan, the land development regulations, and the availability of necessary public facilities to support such development at the time needed. The Transportation Concurrency Exception Area provides concurrency exceptions for the issuance of development orders and permits for infill development and redevelopment based upon the multimodal transportation policies and strategies for mobility included in this Plan.

Policy 1.4.1: The City shall use the following Level-of-Service (LOS) standards in reviewing the impacts of new development and redevelopment upon public facility provision, except for the Roadways within the Transportation Concurrency Exception Area as described in the Transportation Element:

Sanitary Sewer --

Capacity: 160 gallons per equivalent residential unit per day. 1/10 gallon per square foot per day of commercial, industrial, or institutional development

Solid Waste --

Capacity: 3.21 pounds per capita per day; up to 1,350 residential units per curbside collection vehicle; 10 lbs/1,000 square feet of non-residential development

Potable Water --

Per Capita Consumption: 180 gallons per day per equivalent residential unit. 1/10 gallon per square foot per day of commercial, industrial, or institutional development; not to exceed CUP capacity for groundwater withdrawals

System Minimum Pressure during fire flow: 20 psi



Storage Provided: 50% of daily flow

Well Capacity: Meet or exceed CUP capacity for groundwater withdrawals

Normal Operating Pressure: 60-70 psi

Water Plant Capacity: Adequate for peak day. Three year lead time for planned expansion.

High Service Pumping: Peak hour with largest pump out of service. Expansion concurrent with treatment capacity.

Water Quality: Meet State and Federal Drinking Water Standards.

Drainage --

Quantity: 25-year, 24-hour storm event; per Drainage Sub-Element.

Quality: Reduction of pollutants to a level compatible with State Standards.

Transportation --

Meet State Target for SIS roads

LOS E for City and County-maintained roads

LOS D for S Williamson Boulevard (*Spruce Creek to Pioneer Trail*)

LOS D for State-maintained non-SIS roadways

Recreation Standards for Facilities --

Parkland 7 acres / 1,000 persons

Policy 1.4.2: Prior to the approval of an application for a final subdivision or development plan, the City will review the proposed application to ensure that public facilities and services needed to support the development are available concurrent with the impacts of such development based on the Concurrency Management System as set forth in the Capital Improvements Element (Tables 7, 8, and 9) and as provided in Goals 1 and 2 of the Transportation Element.

Policy 1.4.3: Provisions in the Comprehensive Plan that ensure public facilities and services standards will be met to satisfy the Concurrency requirement are listed below.

- A. The necessary facilities and services are in place or under construction at the time a development permit is issued; or
- B. A development permit is issued subject to the condition that the necessary facilities and services will be in place when the impacts of the development occur. For required roadway facilities, the construction commencement and completion date and source of funds for the necessary facility shall be adopted in the Capital Improvements Schedule; or
- C. The necessary facilities and services are guaranteed in an enforceable development agreement. The agreement must guarantee that the necessary facilities and services will be in place when the impacts of the development occur; or
- D. At the time the development permit is issued, the necessary facilities and services are the subject of a binding executed contract which provides for the commencement of the actual construction of the required facilities or the provision of services within three years of the development approval; or



- E. The necessary facilities and services are guaranteed in an enforceable development agreement which required the commencement of the actual construction of the facilities or the provision of services within one year of the issuance of the applicable development permit; or
- F. The necessary facilities and services are guaranteed in an adopted CIP but are not funded for construction within the first three years, and the development has entered into a Fair-Share Agreement to pay its proportionate fair share toward the required facilities.

For potable water, sewer, solid waste, and drainage facilities, at a minimum, one of provisions A-C must be met to satisfy the concurrency requirement. For parks and recreation and transportation facilities, any one of the provisions A-E must be met to satisfy the concurrency requirement. It should be noted, however, that concurrency for transportation facilities, as per provisions C and E, is predicated only upon development agreements which are subject to Section 163.3220 (Florida Local Government Development Agreement Act) or Chapter 380 (Land and Water Management), Florida Statutes. Pursuant to Section 163.3180, F.S., the portion of the City designated as a Transportation Concurrency Exception Area (TCEA) is not subject to State-mandated transportation concurrency requirements. In accordance with this statute, the City has developed mobility strategies which must be met for development to occur, in the TCEA. As development occurs, mitigation shall be satisfied through a combination of physical infrastructure improvements, as listed in the Transportation Element, or payment of impact fees, and proportionate fair-share contributions, or other future identified sources. These must be guaranteed using any one of options above.

Policy 1.4.4: Proposed plan amendments and requests for new development or redevelopment shall be evaluated according to the following guidelines as to whether the proposed action would:

- A. Be consistent with the Public Facilities Element and the Coastal Management Element and not contribute to a condition of public hazard.
- B. Be consistent with the Transportation Element; Public Facilities Element; and Recreation and Open Space Element and not intensify any existing public facility capacity deficits not envisioned within this plan.
- C. Generate public facility demands that may be accommodated by planned capacity increases.
- D. Conform with future land uses as shown on the future land use map, and Urban Service Areas as described in the Public Facilities Element of this Plan.
- E. Accommodate public facility demands based upon level-of-service standards by provision of facilities by the developer or by the City consistent with this element.
- F. Be consistent with state and regional agencies' and water management district's facilities plans.

Policy 1.4.5: The City shall include projects within the City's Five-Year Capital Improvements Program and the Capital Improvements Element to fund mobility and implement strategies to support the Town Center Transportation Concurrency Exception Area (TCEA). The identified projects will be prioritized consistent with the Transportation Element.

Policy 1.4.6: The City will work annually through the TPO's Transportation Improvement Program (TIP) with FDOT, the TPO and Volusia County to promote the inclusion of projects in their plans, programs, and development regulations that maintain mobility within or that would benefit the TCEA in terms of mobility; and to identify joint funding strategies, including special assessment and developer contributions, that would allow for the acceleration of long



range improvements for inclusion with the TIP or the City's 5-year Capital Improvements Schedule, as appropriate.

Policy 1.4.7: Capital Improvements necessary for water supply concurrency will be identified and included in the annual update to the Capital Improvements Schedule.

Goal 2: Public School Facilities

The City, in cooperation with the School District, shall provide for a financially feasible public school facilities program.

Objective 2.1: School Capacity. The City of Port Orange shall ensure that the capacity of schools is sufficient to support residential subdivisions and site plans at the adopted level-of-service standard. This level of service standard shall be consistent with the level of service standard adopted in the interlocal agreement entered into by the School District and the local governments within Volusia County.

Policy 2.1.1: The level-of-service standard adopted by the City of Port Orange is the same as adopted by all local governments within Volusia County and by the School District and shall be applied district-wide to all schools of the same type.

Policy 2.1.2: Consistent with the interlocal agreement, the uniform, district-wide level-of-service standards are set as follows using FISH capacity based on the traditional school calendar:

Elementary Schools: 115% of permanent FISH capacity for the concurrency service area

K- 8 Schools: 115% of permanent FISH capacity for the concurrency service area.

Middle Schools: 115% of permanent FISH capacity for the concurrency service area

High Schools: 120% of permanent FISH capacity for the concurrency service area

Special Purpose Schools: 100% of permanent FISH capacity

Objective 2.2: Maintaining Level of Service. The City of Port Orange shall cooperate with the School District to ensure existing deficiencies and future needs are addressed consistent with adopted level of service standards for public schools.

Policy 2.2.1: Annually, the City of Port Orange shall adopt as part of its Capital Improvement Element the Volusia County School District five-year work program approved in September of each year as part of the School District budget, including planned facilities and funding sources to ensure a financially feasible capital improvements program and to ensure the level of service standards will be achieved by the end of the five-year period.

Policy 2.2.3: The City of Port Orange shall coordinate with the School District and adopt development requirements to ensure that future development pays a proportionate share of the costs of capital facility capacity needed to accommodate new development and to assist in maintaining the adopted level-of-service standards via impact fees and other legally available and appropriate methods.





STAFF REPORT

CASE NO. CPAM-24-0004

Comprehensive Plan Capital Improvements Element -
2024 Annual Update

REQUEST:	Update and amend the Comprehensive Plan Capital Improvements Element (CIE) in accordance with Florida Statutes
APPLICANT:	City of Port Orange
STAFF RECOMMENDATION:	Approval
STAFF CONTACT:	Penelope Cruz, Planning Manager, (386) 506-5671
PLANNING COMMISSION:	November 21, 2024
CITY COUNCIL:	December 10, 2024

INTRODUCTION

Each year, the city is required to amend their Comprehensive Plan Capital Improvements Element (CIE) to include projects from the City's current FY25-30 Capital Improvements Program (CIP). The projects copied from the CIP are primarily improvements needed to maintain the City's adopted level of service (LOS) standards for public facilities. These facilities include water, sewer, stormwater, solid waste, roads, parks, and schools. The CIP was adopted in concept by City Council on September 4, 2024, and it was formally adopted as part of the FY25 Operating and Capital Budgets on September 18, 2024, by Resolution No. 24-39. The CIP includes various projects to support the LOS for City public facilities. The proposed amendments take these projects previously approved by Council with the CIP and add them into the CIE.

State law requires that local governments update their Comprehensive Plan Capital Improvements Element (CIE) every year to show that they have funded or planned to fund the public facility improvements needed to support their population¹. The proposed amendments in Exhibit A are required to be in the underline/strikethrough format. For each table or text that is to be updated from the prior year CIP (FY24 – FY29) to the current year CIP (FY25 – FY30) the deleted prior year text is shown in strikethrough (~~strikethrough~~) format and the added current year text is underlined (underlined). Text that is not struck through or underlined remains as existing text in the current year CIE.

PURPOSE

Under the 1985 Growth Management Act, local governments are mandated to plan for the availability of public facilities and services to support development and the impacts of such development. The purpose of the CIE and the 5-year Capital Improvements Schedule is to identify the capital improvements needed to implement the Comprehensive Plan and ensure the adopted Level of Service (LOS) Standards for concurrency-related facilities are achieved and maintained.

¹ Ch. 163.3177(3) F.S.

DISCUSSION

The amendments to the CIE include the updated Schedule (copied from the City's adopted FY25 – 30 Capital Improvements Program) and other amendments to update data related to the Schedule and other statutorily required information, such as excerpts from the Transportation Planning Organization's (TPO) Transportation Improvements Program (TIP) and the Volusia County School District Five-Year Work Program (Exhibit 1, Tables 5 and 6).

The CIE Schedule includes projects required to meet or maintain adopted LOS standards for concurrency-related facilities or implement the Goals, Objectives, and Policies of the Comprehensive Plan (Exhibit 1). The concurrency management system for the City of Port Orange is established by policy in the City's Comprehensive Plan and administered through regulations contained within the City's Land Development Code.

The City is required to monitor the cumulative effect of all approved Development Orders and Development Permits on the capacity of public facilities. This obligation is met through individual concurrency reviews of development proposals and the annual concurrency report for 2024. The City's concurrency review evaluates the following public facilities and services:

- Transportation
- Sanitary Sewer
- Potable Water
- Stormwater Drainage
- Solid Waste
- Recreation
- Public Schools

The annual concurrency report for 2024 identified that all public facilities and services subject to concurrency are at sufficient levels based on adopted Level-of-Service (LOS) and identified improvements that are planned or programmed to ensure that the city continues to maintain the adopted LOS.

RECOMMENDATION

Staff recommends **approval** of the adoption of the 2024 CIE Annual Update.

ATTACHMENT

Exhibit 1 – Annual Update to the CIE (See Ordinance exhibit)



Business Impact Estimate

This form should be included in agenda packet for the item under which the proposed ordinance is to be considered, and must be posted on the City's website by the time notice of the proposed ordinance is published.

Proposed ordinance's title/reference:

Ordinance No. 2024-25 – Annual Capital Improvements Element Update (Case No. CPAM-24-0004)

This Business Impact Estimate is provided in accordance with Section 166.041(4), Florida Statutes. If one or more boxes are checked below, this means the City is of the view that a business impact estimate is **not** required by state law¹ for the proposed ordinance, but the City is implementing the procedure required by statutory law to ensure that no inadvertent procedural issue could impact the enactment of the proposed ordinance. This Business Impact Estimate may be revised following its initial posting.

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant, or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☒ The proposed ordinance is enacted to implement the following:
 - a. Development orders, and development permits, as those terms are defined in s. 163.3164; and development agreements as authorized by the Florida Local Government Development Agreement Act under ss. 163.3220-163.3243;
 - b. Comprehensive plan amendments and land development regulation amendments initiated by an application by a private party other than the municipality;
 - c. Sections 190.005 and 190.046, *Florida Statutes*, regarding community development districts;
 - d. Section 553.73, *Florida Statutes*, relating to the *Florida Building Code*; or
 - e. Section 633.202, *Florida Statutes*, relating to the *Florida Fire Prevention Code*.

¹ See Section 166.041(4)(c), Florida Statutes.

In accordance with the provisions of controlling law, even notwithstanding the fact that, an exemption noted above may apply, the City hereby publishes the following information:

1. Summary of the proposed ordinance (must include statement of the public purpose, such as serving the public health, safety, morals, and welfare): Each year, the city is required by State law to amend its Comprehensive Plan Capital Improvements Element (CIE) to include projects from the City's current Capital Improvements Program (CIP). The projects copied from the adopted CIP are primarily improvements needed to maintain the City's adopted level of service (LOS) standards for public facilities. These facilities include water, sewer, stormwater, solid waste, roads, parks, and schools.

2. An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the City, if any:

(a) An estimate of direct compliance costs that businesses may reasonably incur:

N/A

(b) Any new charge or fee imposed by the proposed ordinance or for which businesses will be financially responsible:

N/A

(c) An estimate of the City's regulatory costs, including estimated revenues from any new charges or fees to cover such costs:

N/A

3. Good faith estimate of the number of businesses likely to be impacted by the proposed ordinance:

N/A

4. Additional information the governing body deems useful² (if any): N/A

² You may wish to include in this section the methodology or data used to prepare the Business Impact Estimate. For example: City staff solicited comments from businesses in the City as to the potential impact of the proposed ordinance by contacting the local Chamber of Commerce, social media posting, direct mail or direct email, posting on City website, public workshop, etc. You may also wish to include efforts made to reduce the potential fiscal impact on businesses. You may also wish to state here that the proposed ordinance is a generally applicable ordinance that applies to all persons similarly situated (individuals as well as businesses) and, therefore, the proposed ordinance does not affect only businesses.