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A bill to be entitled
 An act relating to the Wekiva Parkway and Protection Act;
 amending ss. 369.319 and 369.320, F.S.; clarifying that
 requirements for a local government to develop a master
 stormwater management plan and a wastewater facility plan
 apply only to that portion of the local government located
 within the Wekiva Study Area; amending s. 369.321, F.S.;
 requiring local governments hosting an interchange on the
 Wekiva Parkway to adopt an interchange land use plan
 within 1 year after the interchange location is
 established; exempting interchanges located on Interstate
 4 from the requirement for an interchange land use plan;
 revising the date local governments are required to adopt
 a 10-year water supply facility work plan; clarifying that
 the Department of Community Affairs reviews comprehensive
 plan amendments for the Wekiva Study Area under ch. 163,
 F.S.; amending s. 369.324, F.S.; correcting a reference to
 the East Central Florida Regional Planning Council;
 providing an effective date.

Be It Enacted by the Legislature of the State of Florida:

Section 1. Section 369.319, Florida Statutes, is amended
 to read:

369.319 Master stormwater management plan.--Each local
 government within the Wekiva Study Area shall develop a master
 stormwater management plan that: assesses existing problems and
 deficiencies in the community; identifies projects to meet long-

29 range needs; establishes priorities to address existing
 30 deficiencies; establishes measures to address redevelopment;
 31 establishes a schedule to complete needed improvements;
 32 evaluates the feasibility of stormwater reuse; and includes
 33 requirements for inspection and maintenance of facilities. The
 34 plan shall also identify a funding source, such as a stormwater
 35 utility fee, to fund implementation of the plan and maintenance
 36 program. In addition, the local government shall establish a
 37 water reuse and irrigation program that allows for reuse of
 38 stormwater on a site basis for development over a size threshold
 39 to be determined by the local government or on a jurisdiction-
 40 wide basis to minimize pumpage of groundwater for nonpotable
 41 usage. For those local governments located partially within the
 42 Wekiva Study Area, this section applies only to that portion
 43 located within the Wekiva Study Area.

44 Section 2. Subsection (3) is added to section 369.320,
 45 Florida Statutes, to read:

46 369.320 Wastewater facility plan.--

47 (3) For those local governments located partially within
 48 the Wekiva Study Area, this section applies only to that portion
 49 located within the Wekiva Study Area.

50 Section 3. Section 369.321, Florida Statutes, is amended
 51 to read:

52 369.321 Comprehensive plan amendments.--~~Except as~~
 53 otherwise expressly provided, by January 1, 2006, each local
 54 government within the Wekiva Study Area shall amend its local
 55 government comprehensive plan to include the following:

56 (1) Within 1 year after the establishment of the

57 interchange locations, local governments hosting an interchange
58 on the Wekiva Parkway shall adopt an interchange land use plan
59 into their comprehensive plans. Each interchange land use plan
60 shall address: appropriate land uses and compatible development;
61 secondary road access; access management; right-of-way
62 protection; vegetation protection and water conserving
63 landscaping; and the height and appearance of structures and
64 signage. Local governments within which the Wekiva Parkway is
65 planned shall amend their local government comprehensive plan to
66 include the Wekiva Parkway. Interchanges located on Interstate 4
67 are exempt from this subsection.

68 (2) Local governments shall amend the appropriate elements
69 of the comprehensive plan, including the capital improvements
70 element, to ensure implementation of the master stormwater
71 management plan.

72 (3) Local governments shall amend their comprehensive
73 plans to establish land use strategies that optimize open space
74 and promote a pattern of development on a jurisdiction-wide
75 basis that protects the most effective recharge areas, karst
76 features, and sensitive natural habitats including Longleaf
77 Pine, Sand Hill, Sand Pine, and Xeric Oak Scrub. Such strategies
78 shall recognize property rights and the varying circumstances
79 within the Wekiva Study Area, including rural and urban land use
80 patterns. Local comprehensive plans shall map, using best
81 available data from the St. Johns River Water Management
82 District and the Fish and Wildlife Conservation Commission,
83 recharge areas and sensitive upland habitats for this purpose.
84 Local governments shall have flexibility to achieve this

85 objective through comprehensive plan strategies that may
86 include, but are not limited to:

- 87 (a) Coordinated greenway plans;
- 88 (b) Dedication of conservation easements;
- 89 (c) Land acquisition;
- 90 (d) Clustering of development;
- 91 (e) Density credits and density incentives which result in
92 permanent protection of open space; and
- 93 (f) Low to very low density development.

94 (4) By December 1, 2006, an up-to-date 10-year water
95 supply facility work plan for building potable water facilities
96 necessary to serve existing and new development and for which
97 the local government is responsible as required by s.
98 163.3177(6)(c).

99 (5) Comprehensive plans and comprehensive plan amendments
100 adopted by the local governments to implement this section shall
101 be reviewed by the Department of Community Affairs pursuant to
102 s. 163.3184, and shall be exempt from the provisions of s.
103 163.3187(1).

104 (6) Implementing land development regulations shall be
105 adopted no later than January 1, 2007.

106 (7) During the period prior to the adoption of the
107 comprehensive plan amendments required by this act, any local
108 comprehensive plan amendment adopted by a city or county that
109 applies to land located within the Wekiva Study Area shall
110 protect surface and groundwater resources and be reviewed by the
111 Department of Community Affairs, pursuant to chapter 163 and
112 chapter 9J-5, Florida Administrative Code, using best available

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113 data, including the information presented to the Wekiva River
114 Basin Coordinating Committee.

115 Section 4. Subsection (4) of section 369.324, Florida
116 Statutes, is amended to read:

117 369.324 Wekiva River Basin Commission.--

118 (4) To assist the commission in its mission, the East
119 Central Florida ~~Coast~~ Regional Planning Council, in coordination
120 with the applicable regional and state agencies, shall serve as
121 a clearinghouse of baseline or specialized studies through
122 modeling and simulation, including collecting and disseminating
123 data on the demographics, economics, and the environment of the
124 Wekiva Study Area including the changing conditions of the
125 Wekiva River surface and groundwater basin and associated
126 influence on the Wekiva River and the Wekiva Springs.

127 Section 5. This act shall take effect upon becoming a law.