



# Myakka River Protection Zone Ordinance and Comprehensive Plan Update

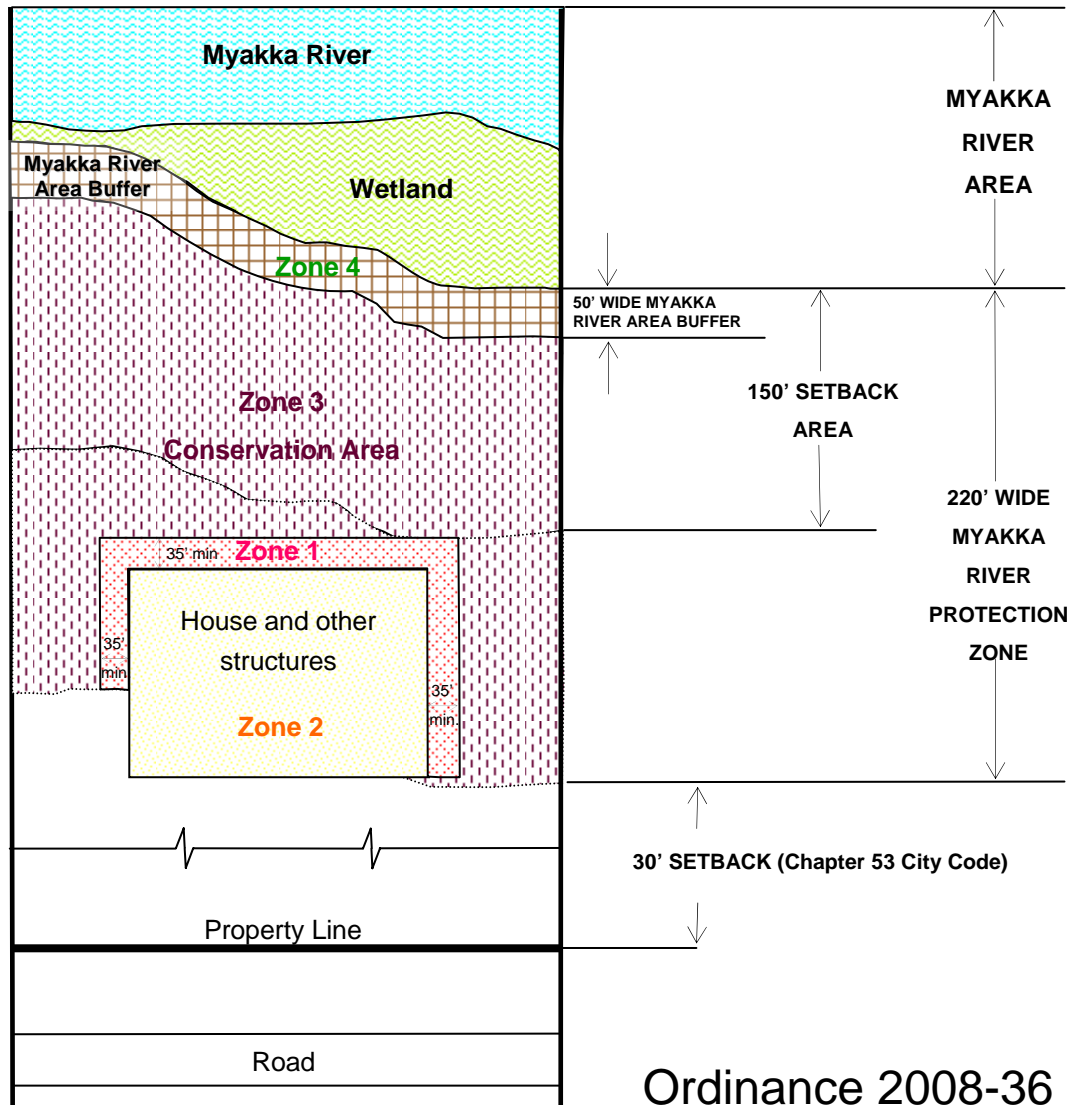
MRMCC Presentation Jan 9, 2009

**Elizabeth Wong, PE**  
Stormwater Manager,  
Planning Zoning and Engineering Dept.  
941-429-7090  
[ewong@cityofnorthport.com](mailto:ewong@cityofnorthport.com)



**Safe Clean Pretty Fun**

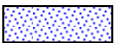
# MYAKKA RIVER PROTECTION ZONES DIAGRAM



**Zone 1** (35' min. MRPZ Fire Protection Clear Zone)



**Zone 2** (House, other structures, and street yard)



**Zone 3** (Conservation Area)



**Zone 4** (50' Myakka River Area Buffer)



Ordinance 2008-36 Chap 57 MRPZ adopted 10/14/08

**Note:** This diagram is not to scale.

# Prohibitions in Myakka River Protection Zone (MRPZ)

---

- No development in Zone 4 Myakka River Buffer 50' wide strip.
- No earth moving
- No septic systems, need alternative waste systems landward of Primary Structure.
- Cannot remove native vegetation (see exemptions) or install turf grass
- No Tree Removal without permit
- 30' Min. Wetland Buffer for wetlands in MRPZ
- 50' Min. Wetland Buffer for Mesic Hammock wetlands in MRPZ



# Exceptions to Prohibitions in MRPZ

---

- Can remove invasive plant or poison ivy, nettles and sandspurs.
- Zone 1 and 2 (House and fire protection zone)– Can remove native vegetation with permit
- Zone 3 & 4 (Conservation Area and Myakka River Area Buffer)– Can remove vegetation with City approval for
  - Nature trails (4' max width)
  - Dock access
  - Selective pruning to enhance view
- Exemptions for Agricultural or Silvicultural activities





# EAR Comprehensive Plan Amendment

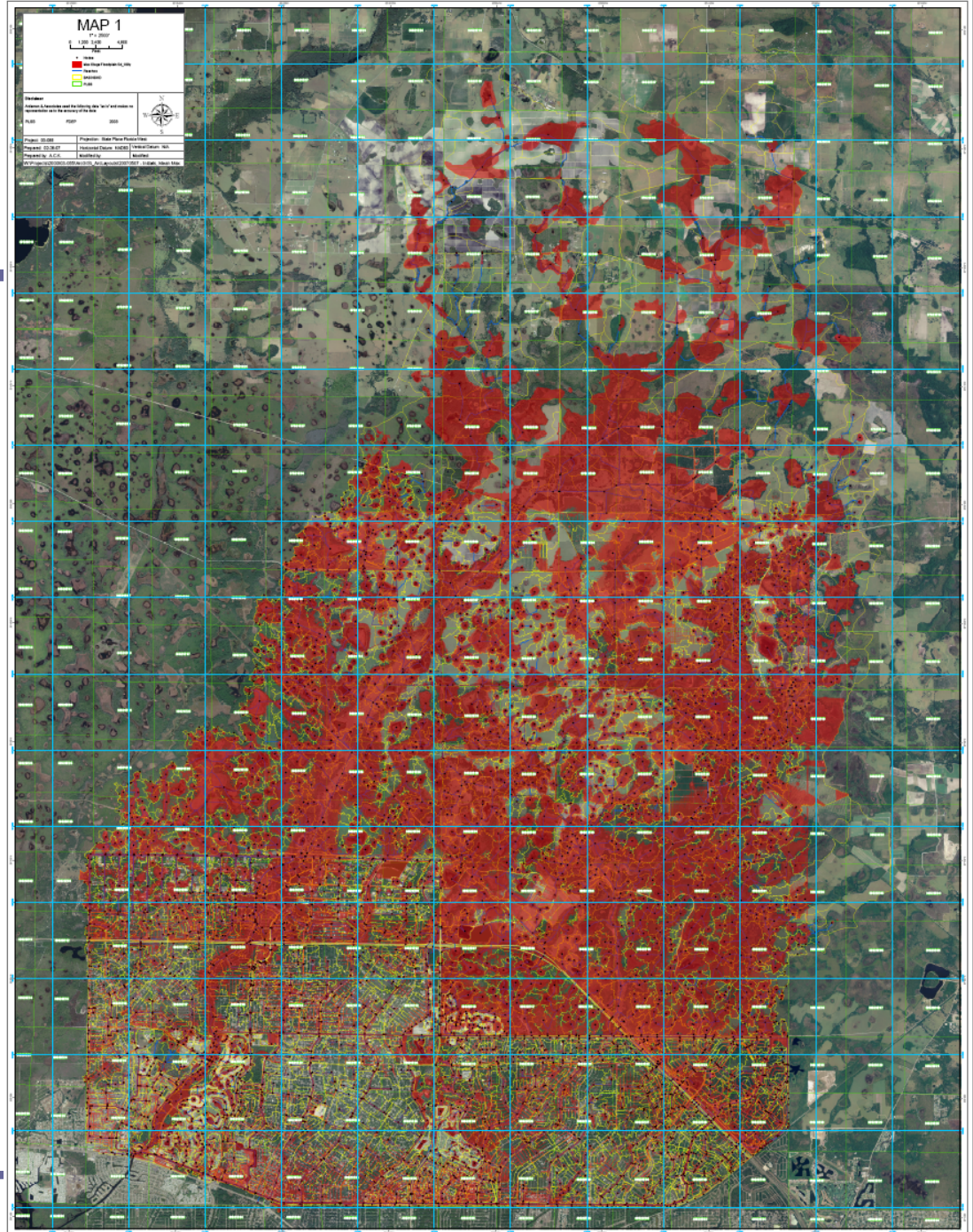
- EAR Comp Plan Amendment submitted to DCA late December, DCA has 45 days to review.
- Stormwater Element update
- Isles of Athena (IOA) Comp Plan Amendment
- New Activity 6
- More Info:
  - [www.cityofnorthport.com/PZE\\_Long\\_Range\\_Comp](http://www.cityofnorthport.com/PZE_Long_Range_Comp)





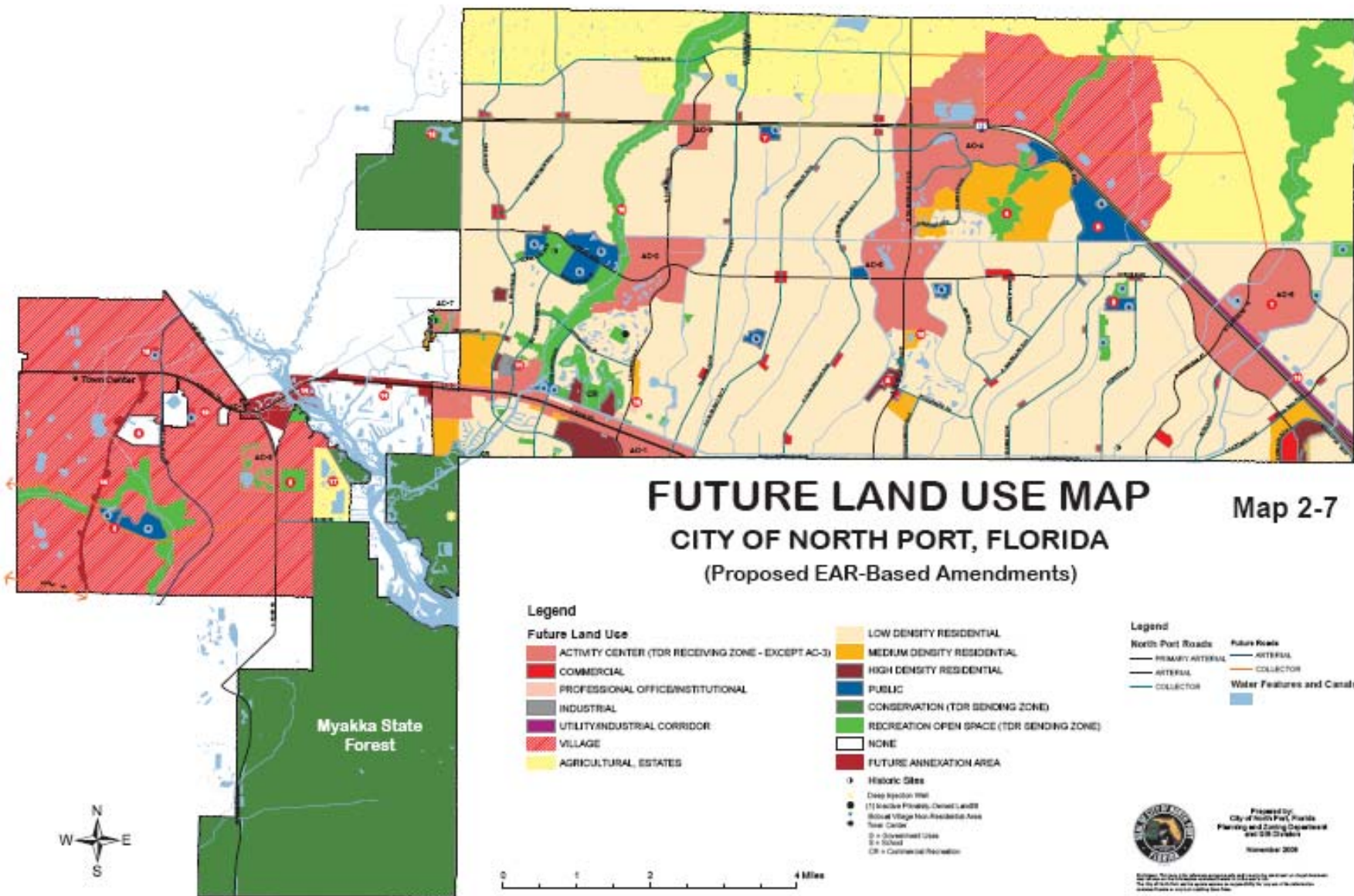
# Big Slough Watershed Model

Floodplain  
100-year Storm  
5-day Duration

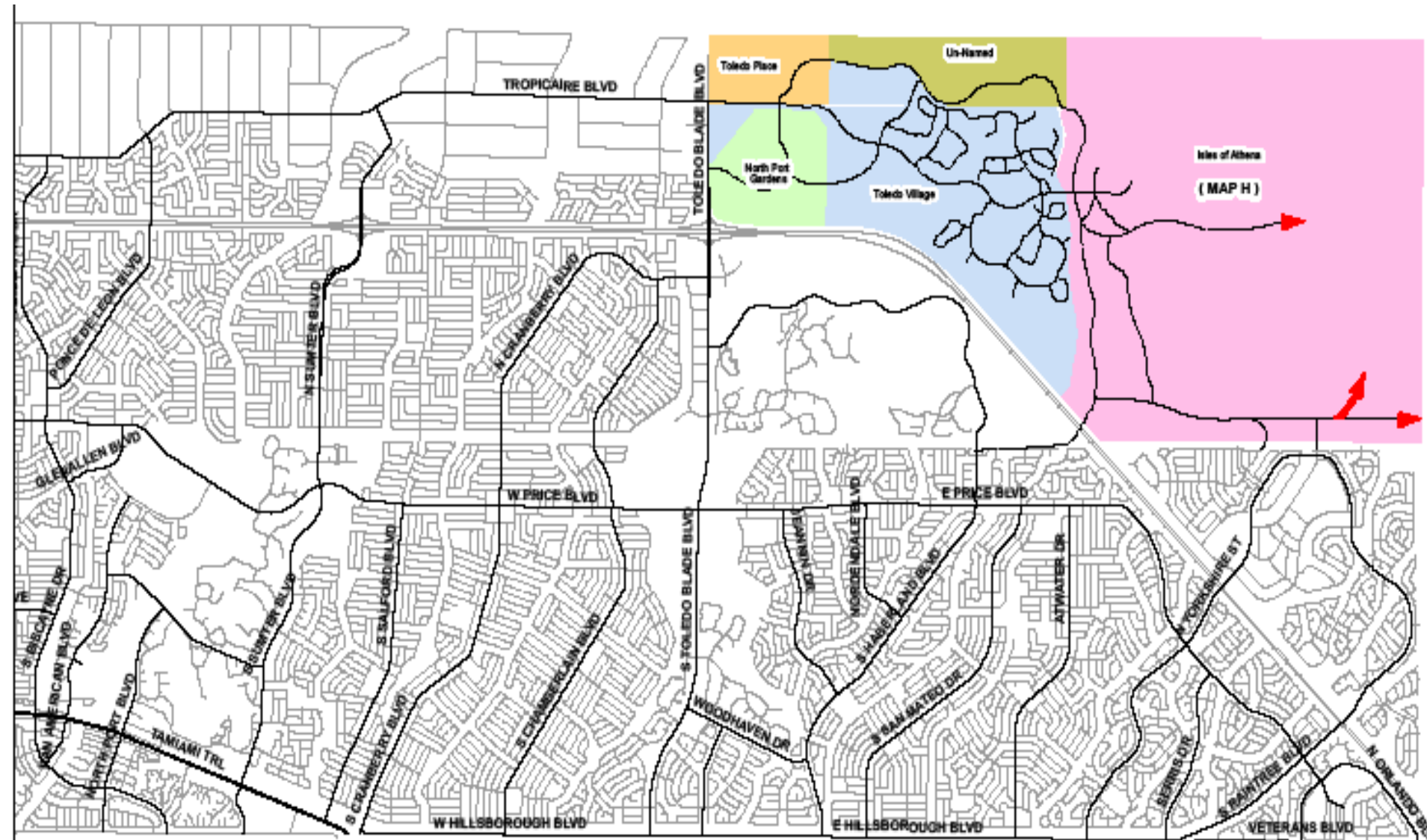


Safe Clean Pretty Fun





# North East Quadrant Plan





# Isles of Athena (5771 Acres)

---

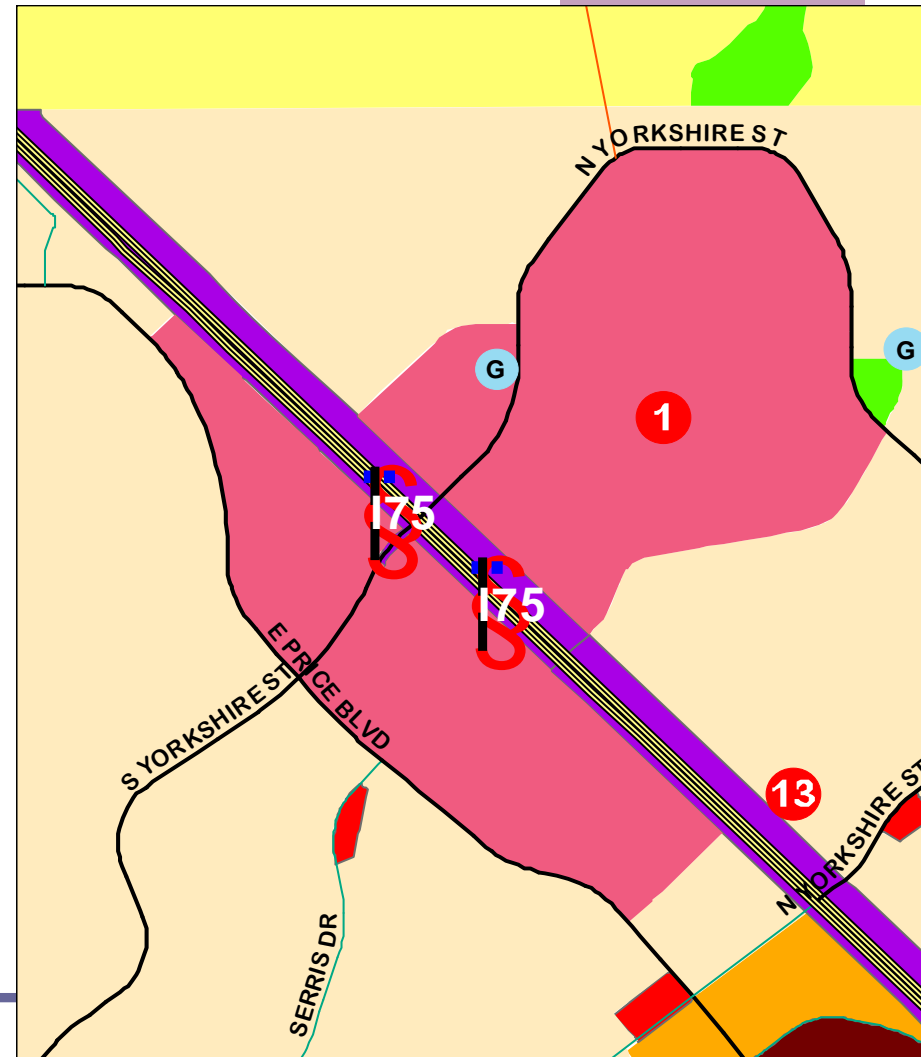
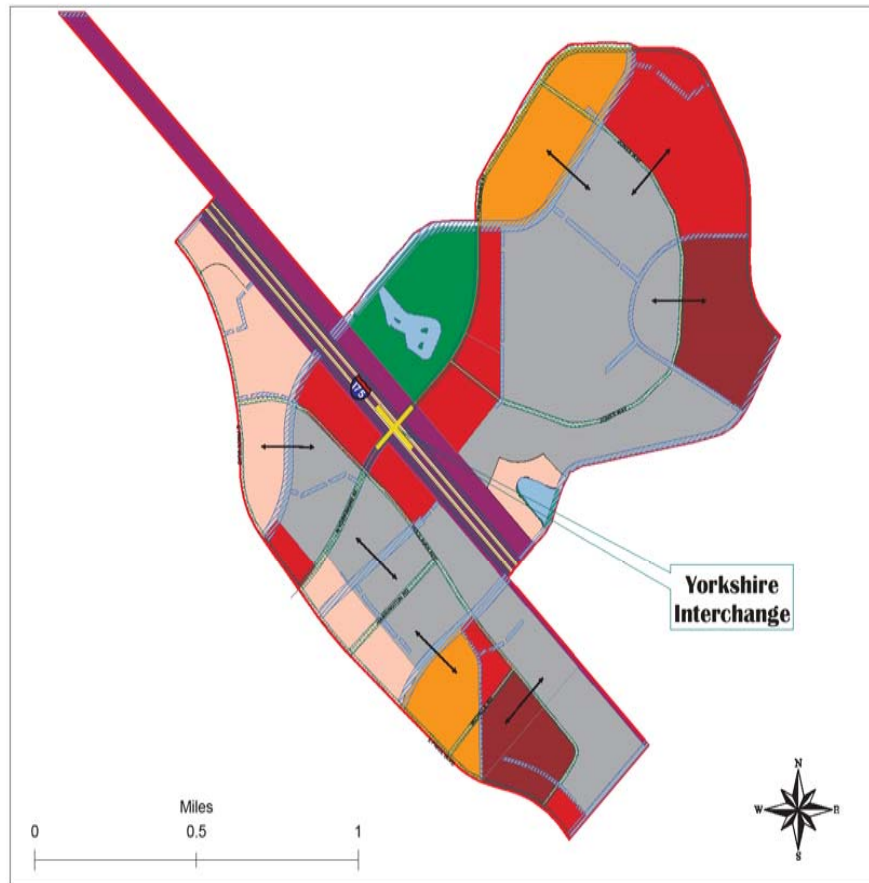
- Comp plan amendment submitted to DCA 12/08
- New interchange at I-75
- 13,000 dwelling units of varying types
- Preservation of 2000 acres of environmentally sensitive land
- A mixed use town center with:
  - 3 million sf of commercial/retail
  - 1.2 million sf of office space



# Activity Center 6— Before & After

## Proposed Activity Center Six

EXHIBIT A - 1



# Activity Center 6

---

- Limited commercial, light Industrial, office, medium and high residential
- Fire station and other government facilities
- Added an interchange
- Interconnectivity.
- Projected housing balanced with projected jobs.
- 10% cap on development while the Master Plan is in development

