



Growth Services

FY24 – 3rd Quarter Accomplishments (April – June):

Planning and Future Growth

1. Guide Future Growth and Housing- Prepare for Growth Demands/ Inform the Community.
 - a. Continuing to implement the 5-year Operational Plan as we finalize the FY25 budget.
 - b. Incorporate elements of the strategic plan (Empowering Marion II) into the analysis of planning reports. We're specifically looking at more detailed information on the LOS for fire and the sheriff's office.
 - c. Went live with a new webpage for the EAR. This website functions as a tool to facilitate public engagement and get their sentiment via surveys on the future strategic growth for Marion County.
 - d. Initiated a funding and operational plan between Code Enforcement and Community Services to use CDBG funds for a code enforcement officer (CEO) assigned to focus on community compliance and outreach for the SS-CRA and low-income housing identified census tracts.
2. Guide Future Growth and Housing- Develop Architectural Standards in Strategic Areas.
 - a. Coordinated and collaborated with Parks on a buffer workshop with the Board to get feedback and insights on what design standards and changes they would like to see in buffer requirements.
3. Guide Future Growth and Housing- Strengthen the Farmland Preservation Area (FPA).
 - a. Worked with our consultant to discuss the evaluation of the FPA and the TDR program.
 - b. Finalizing webpage for the TDR program, providing information and resources to facilitate understanding of how the program works and increase the ease of utilization.
4. Improved Permitting Process Review- Evaluate the Existing Processes/Evaluate the Current Review Processes/Create How-to-Guides for the Public and Staff.
 - a. Evaluated the closeout process for applications to develop an updated SOP.
 - b. Surveyed staff on FAQs they typically see and what response they would provide to each proposed FAQ.
 - c. Connected with OCE to identify gaps in communication during the process. For example, the indemnification agreements forwarded to Zoning.
5. Promote Infill within Marion Oaks and Silver Springs Shores-Evaluate Marion Oaks and Silver Springs Shores as Planned Service Areas (PSA)
 - a. Included the PSA task as part of the EAR process.
 - b. Working with the Board and our consultant to clearly define PSAs for Marion County.



EMPOWERING MARION FOR SUCCESS II

6. Review the Comprehensive Plan – Evaluation and Appraisal Report (EAR)
 - a. Completed the first group of tasks in the EAR process, namely: the kickoff meetings, an initial Board workshop, stakeholder meetings, and began the analysis phase of the comprehensive plan and preparing for the data inventory and analysis (DIA).
 - b. Completed the strategy for kickoff and community engagement events including consultant and staff led methods to gather feedback and information from the citizens, stakeholders, and Board members.

7. Develop and implement the Silver Springs Community Redevelopment Area (CRA) Master Plan Update
 - a. Completed the master plan update for presentation to the Board.
 - b. Updated FY25 CRA budget to reflect the CIP (capital improvement plan).
 - c. Identify an internal team(s) to move to the implementation stage of the CRA master plan.

FY24 – 4th Quarter Goals (July – Sept.):

Planning and Future Growth

1. Guide Future Growth and Housing- Prepare for Growth Demands/ Inform the Community.
 - a. Continue implementing the 5-year Operational Plan and finalize plans incorporating edits from the FY25 budget hearings and approval.
 - b. Make changes and edits to the planning reports incorporating elements of the strategic plan (Empowering Marion II) and working with legal, administration, and the Board to for approval of the edits to the reports.
 - c. Update and keep the EAR webpage current with updates on the process and future public engagements.
 - d. Finalize plan between Code Enforcement and Community Services to use CDBG funds for a code enforcement officer (CEO) assigned to focus on community compliance and outreach for the SS-CRA and low-income housing identified census tracts.

2. Guide Future Growth and Housing- Develop Architectural Standards in Strategic Areas.
 - a. Collaborate with Parks on making recommended changes to the buffer requirements in the LDC and have follow-up workshops with the Board to get feedback and insights.
 - b. Coordinate a workshop on amenities with the Board to get feedback and insights on what changes they would like to see in the LDC.
 - c. Revisit IFAS' Citra facility to examine new buffer demonstrations with the start of the new growing season. Continue coordinating with Parks and Rec (County Landscape Architect) to prepare different designs for new buffer standards to discuss with the BOCC and then present to the LDRC. This will include renderings and models as well as proposed language for the existing and proposed buffer types.



EMPOWERING MARION FOR SUCCESS II

3. Guide Future Growth and Housing- Strengthen the Farmland Preservation Area (FPA).
 - a. Worked with our consultant to analyze the FPA and the TDR program as part of the EAR process.
 - b. Finalize edits and go live with the webpage for the TDR program, providing information and resources to facilitate understanding of how the program works and increase the ease of utilization.
4. Improved Permitting Process Review- Evaluate the Existing Processes/Evaluate the Current Review Processes/Create How-to-Guides for the Public and Staff.
 - a. Update and execute the closeout process for applications with an SOP.
 - b. Prioritize workflows for completion of each application process to educate staff and citizens on the process from start to finish.
 - c. Continue to breakdown silos by facilitating communication between departments to help identify gaps in processes. For example, reconnecting zoning and stormwater on elevation certificate processes.
 - d. Complete the FAQs for the department processes and coordinate with PR for posting on our website.
 - e. Facilitate a meeting with the Development Review (DRC) departments to develop an implementation plan for the new state statutes regarding advanced building permits for subdivision plats.
5. Improve Permitting Process Review-Compare Staffing Levels to Similar Communities
 - a. Finalize the integration of the position descriptions following administration and board review from the budget workshops and develop a plan for changes resulting from federal legislation that will likely impact our planning matrix.
 - b. Look at the FY26 budget proposal to reflect the proposed changes and aligning with the approved operational plan.
6. Promote infill within Marion Oaks and Silver Springs Shores-Evaluate Marion Oaks and Silver Springs Shores as Planned Service Areas (PSA)
 - a. Evaluate data analysis and community feedback on PSAs as part of the EAR process.
 - b. Working with the Board and our consultant to update the definition of PSAs for Marion County based on community feedback and analysis.
 - c. Identify interim tasks that can be pursued to support community building and opportunities until (and if) PSAs can be implemented after completion of the EAR process.
7. Review the Comprehensive Plan – Evaluation and Appraisal Report (EAR)
 - a. Completed the next group of tasks in the EAR process. By the end of September, the data analysis, current plan analysis, and public workshops should be complete. We should also have started drafting the EAR recommendations and completed the first of three follow-up workshops with the Board.



EMPOWERING MARION FOR SUCCESS II

- b. Completed the strategy for kickoff and community engagement events including consultant and staff led methods to gather feedback and information from the citizens, stakeholders, and Board members.
 - c. Work with PR to promote the follow-up community meetings and public engagement that gets public feedback on the EAR recommendations.
 8. Develop and implement the Silver Springs Community Redevelopment Area (CRA) Master Plan Update
 - a. Complete the master plan update, presenting to board for adoption on August 6th.
 - b. Update and finalize approval of the FY25 CRA budget that reflects the CIP (capital improvement plan).
 - c. Mobilize internal team(s) and begin to execute the implementation stage of the CRA master plan.