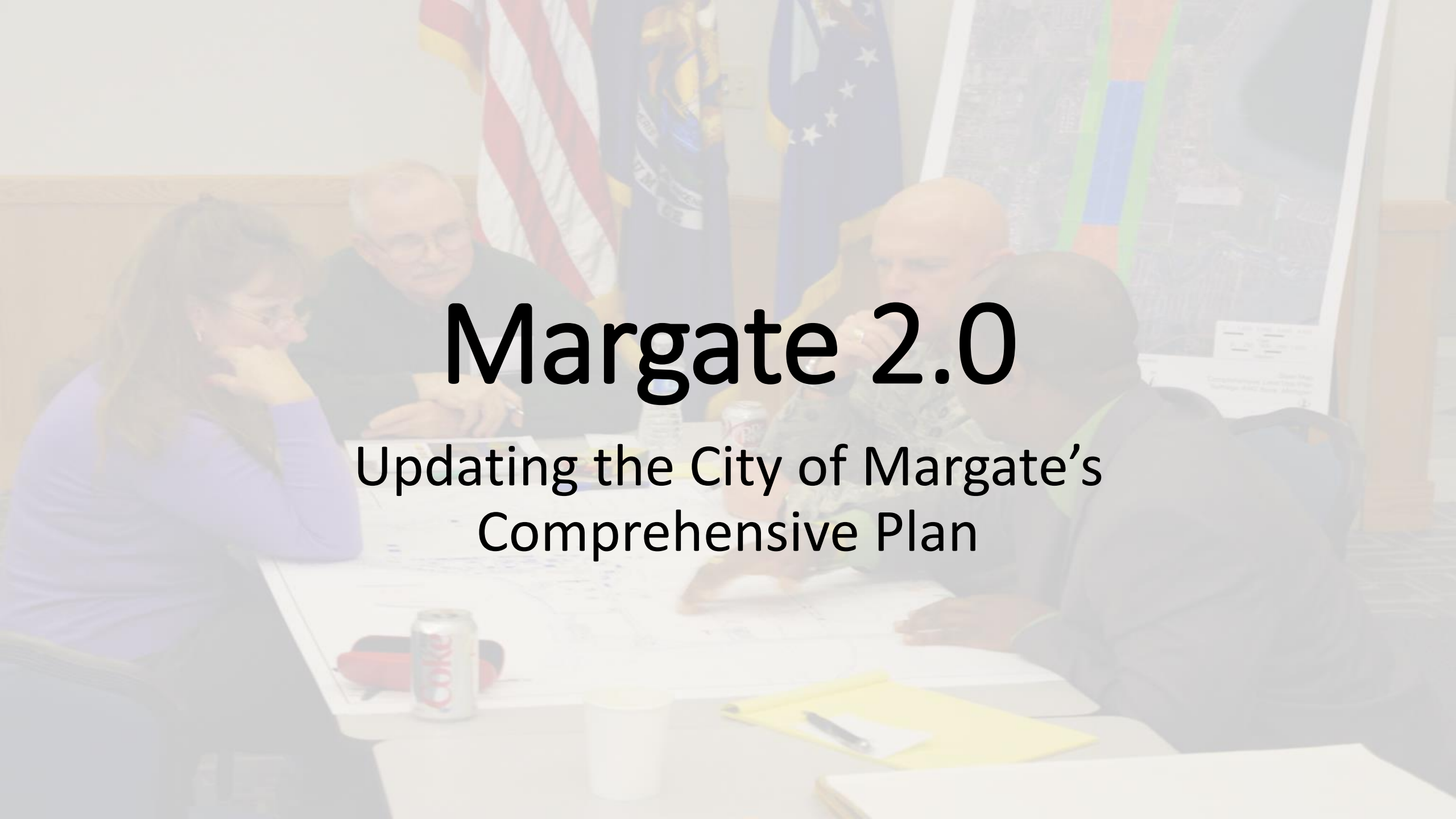
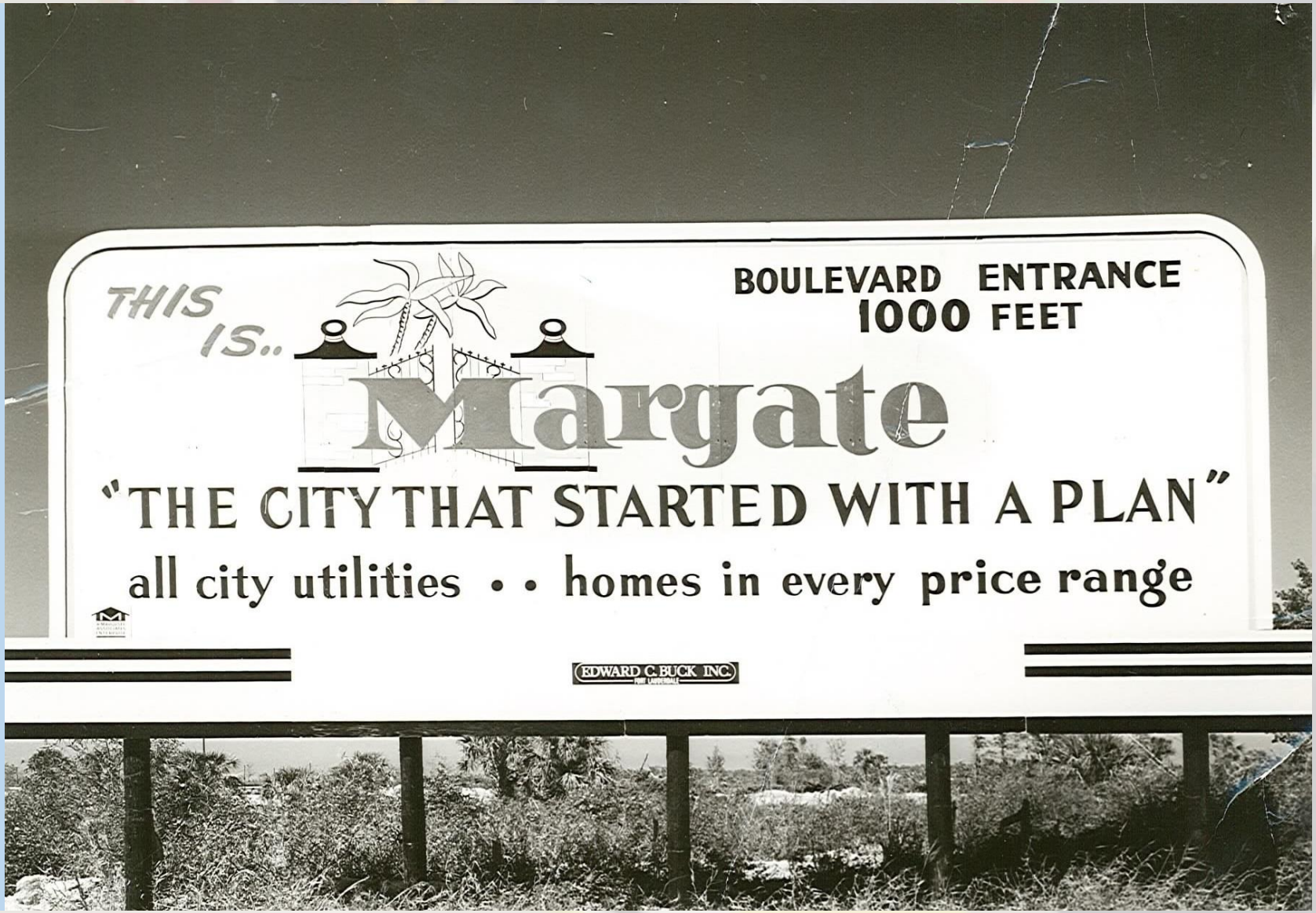


Margate 2.0

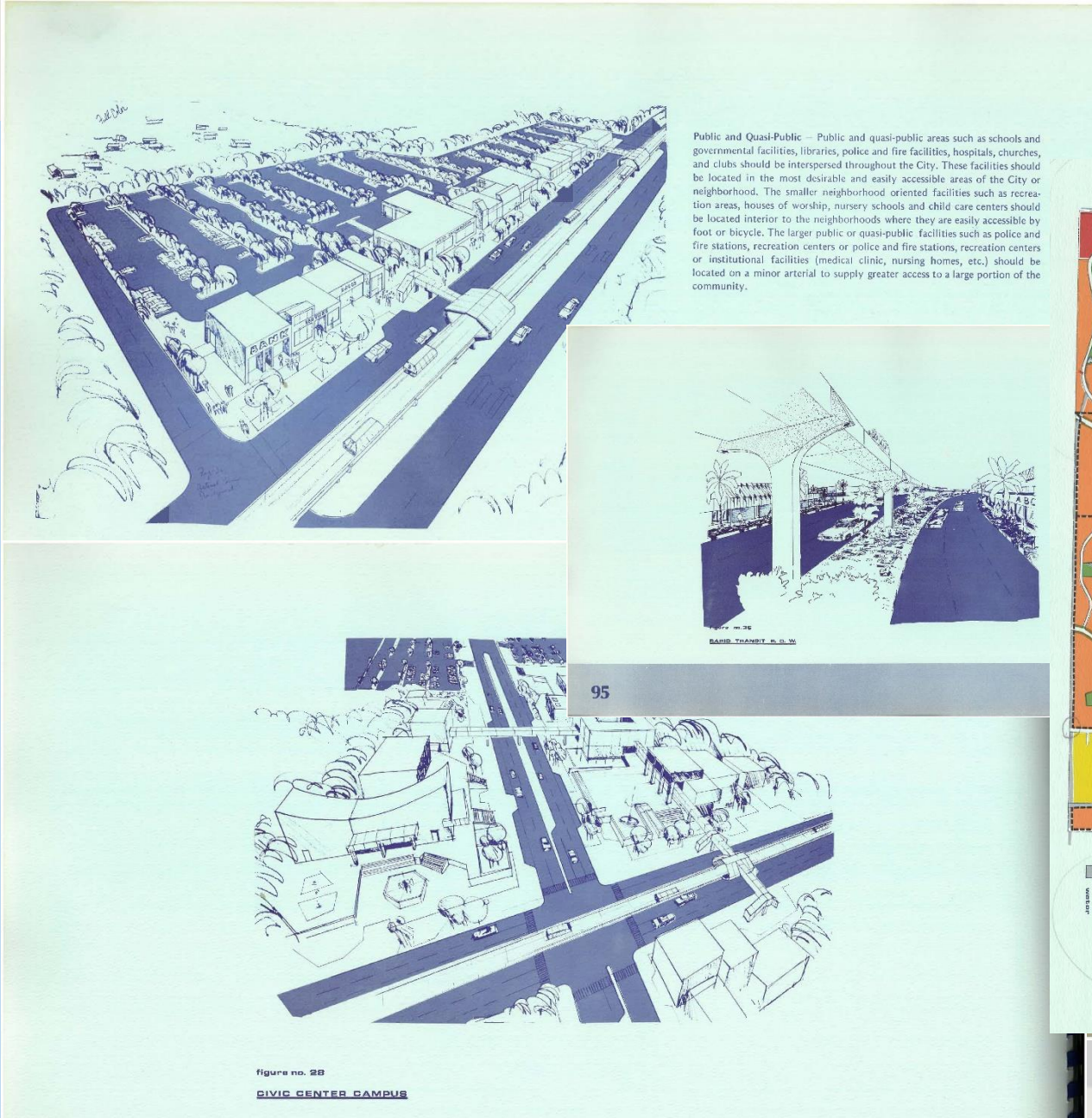
Updating the City of Margate's Comprehensive Plan

History

History
1957



History
1973



Public and Quasi-Public – Public and quasi-public areas such as schools and governmental facilities, libraries, police and fire facilities, hospitals, churches, and clubs should be interspersed throughout the City. These facilities should be located in the most desirable and easily accessible areas of the City or neighborhood. The smaller neighborhood oriented facilities such as recreation areas, houses of worship, nursery schools and child care centers should be located interior to the neighborhoods where they are easily accessible by foot or bicycle. The larger public or quasi-public facilities such as police and fire stations, recreation centers or police and fire stations, recreation centers or institutional facilities (medical clinic, nursing homes, etc.) should be located on a minor arterial to supply greater access to a large portion of the community.

figure no. 36

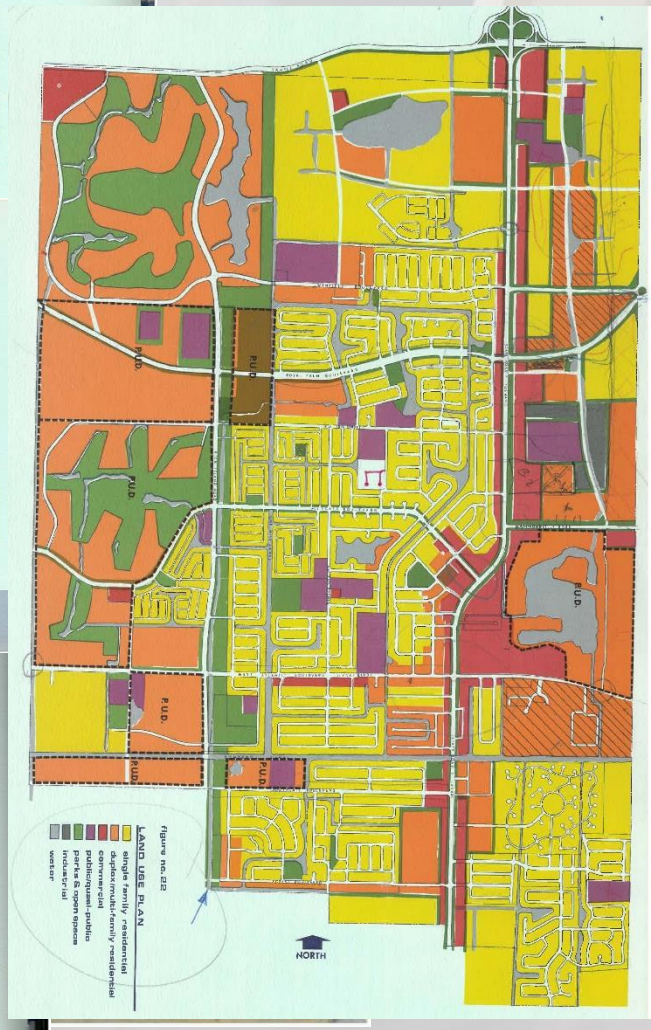
RAPID TRANSIT R. O. W.

95

figure no. 28

CIVIC CENTER CAMPUS

78



History 1989

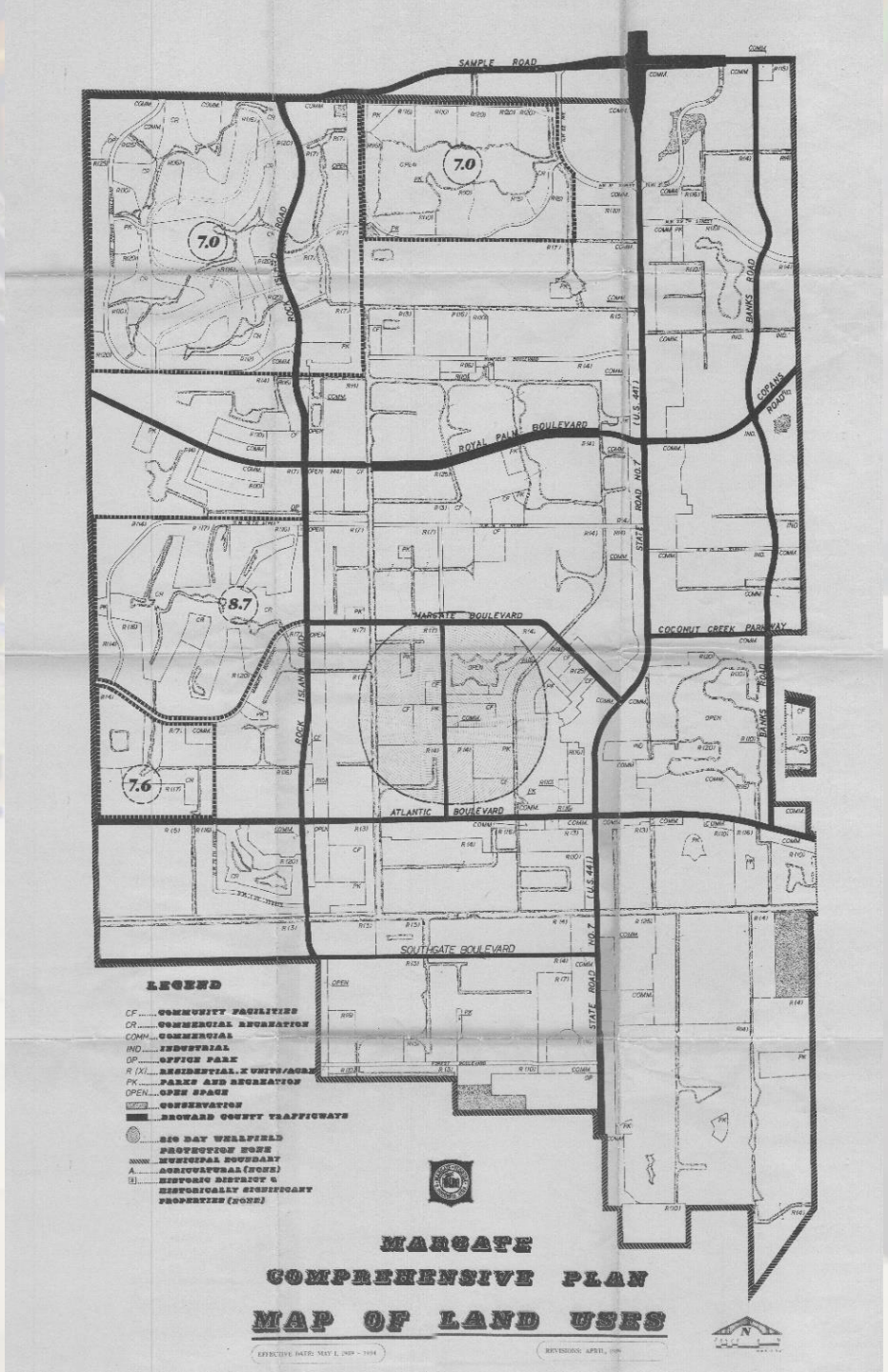
CITY OF MARGATE

BROWARD COUNTY, FLORIDA

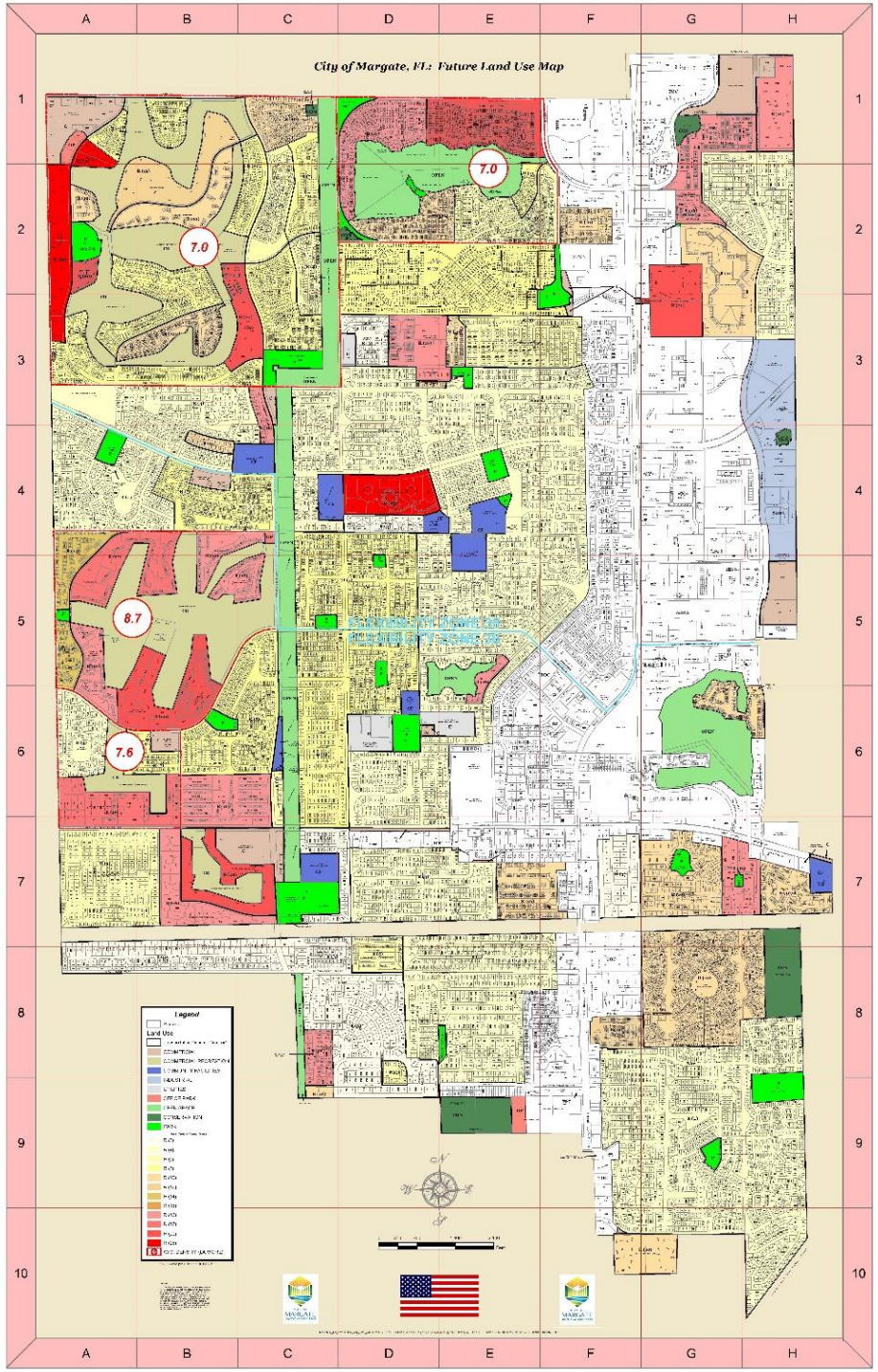
COMPREHENSIVE PLAN 1989

Element I	Future Land Use
Element II	Traffic Circulation
Element III	Sanitary Sewer, Solid Waste, Drainage, Potable Water and Natural Groundwater, Aquifer Recharge
Element IV	Recreation and Open Space
Element V	Capital Improvements
Element VI	Housing
Element VII	Conservation
Element VIII	Intergovernmental Coordination

History
1989

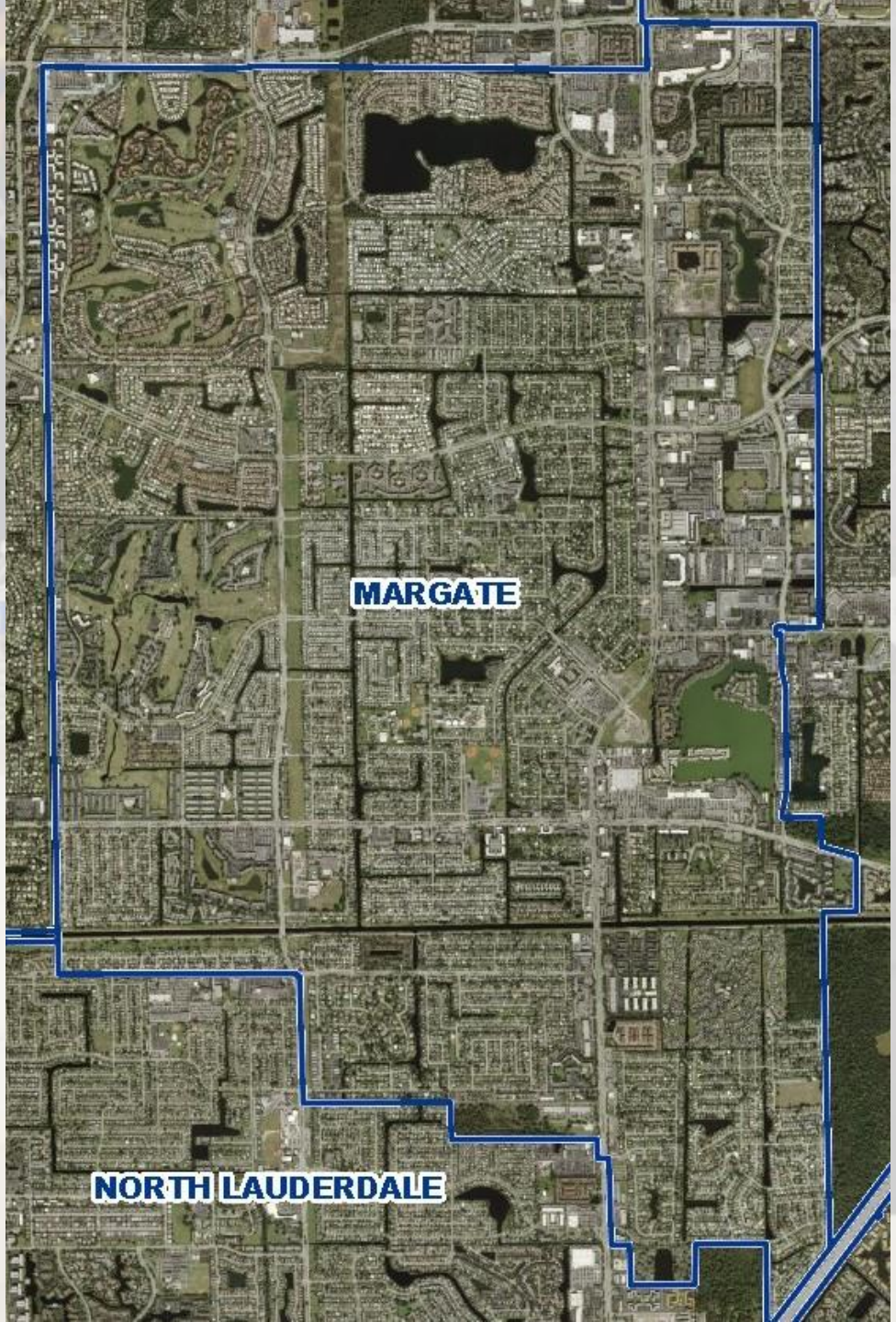


History
2007



History
1960’s
Greenfield

History
Today
Built Out



Assessment

Land Use Element revised in 2010

Transportation Element revised in 2004

Potable Water Sub-element revised in 2015

Capital Improvements Element revised in 2011

Conservation Element revised in 2010

General Sanitary Sewer, Solid Waste, Drainage, and Natural Groundwater Aquifer Recharge Sub-elements not updated since 1989

Recreation and Open Space not updated since 1989

Housing Element not updated since 1989

Assessment

1973 Vision not achieved

Transit Oriented Corridor Vision not achieved

Failure to evaluate the plan's success

Failure to update plan

27 Goals

94 Objectives

384 Policies

No defined Implementation Strategies

No schedule of implementation

Limited definition of responsibilities

Conclusion

Failure to Implement the Various Comprehensive Plans

Conclusion

- Land Use
- Transportation
- Infrastructure
- Conservation
- Recreation and Open Space
- Housing
- Intergovernmental Coordination

Focus on Statutory Requirements, not Solutions

Result:

Too many Goals, Objectives, and Policies

No Overall Implementation Strategies

Nothing gets accomplished

Changing Conditions

Development

1960 - 1980s: Greenfield

1990s – 2000s: Infill

Today: Redevelopment

Changing Conditions

Retail

1962: Sam Walton introduced Walmart Discount City, the first big box. Also the first Target, Kmart, and Crate and Barrel

Today: Amazon, Walmart Shop Online, Target Shop Online, Kmart fading

Changing Conditions

Transportation
1960's: Gas Guzzling Muscle Cars

Changing Conditions

Transportation Today: Shared, Autonomous, Electric

Change Requires a New Approach

Redevelopment Requires a Different Approach to Regulations

Changing Retail Environment Requires a Team Effort

Changing Transportation Modes have Different Design Requirements

Strategy Going Forward

Focus on Implementation

Strategy Going Forward

- Identify Key Issues
- Prioritize the Key Issues
- Identify related objectives and policies
- Identify implementation strategies
- Consolidate objectives and policies by element

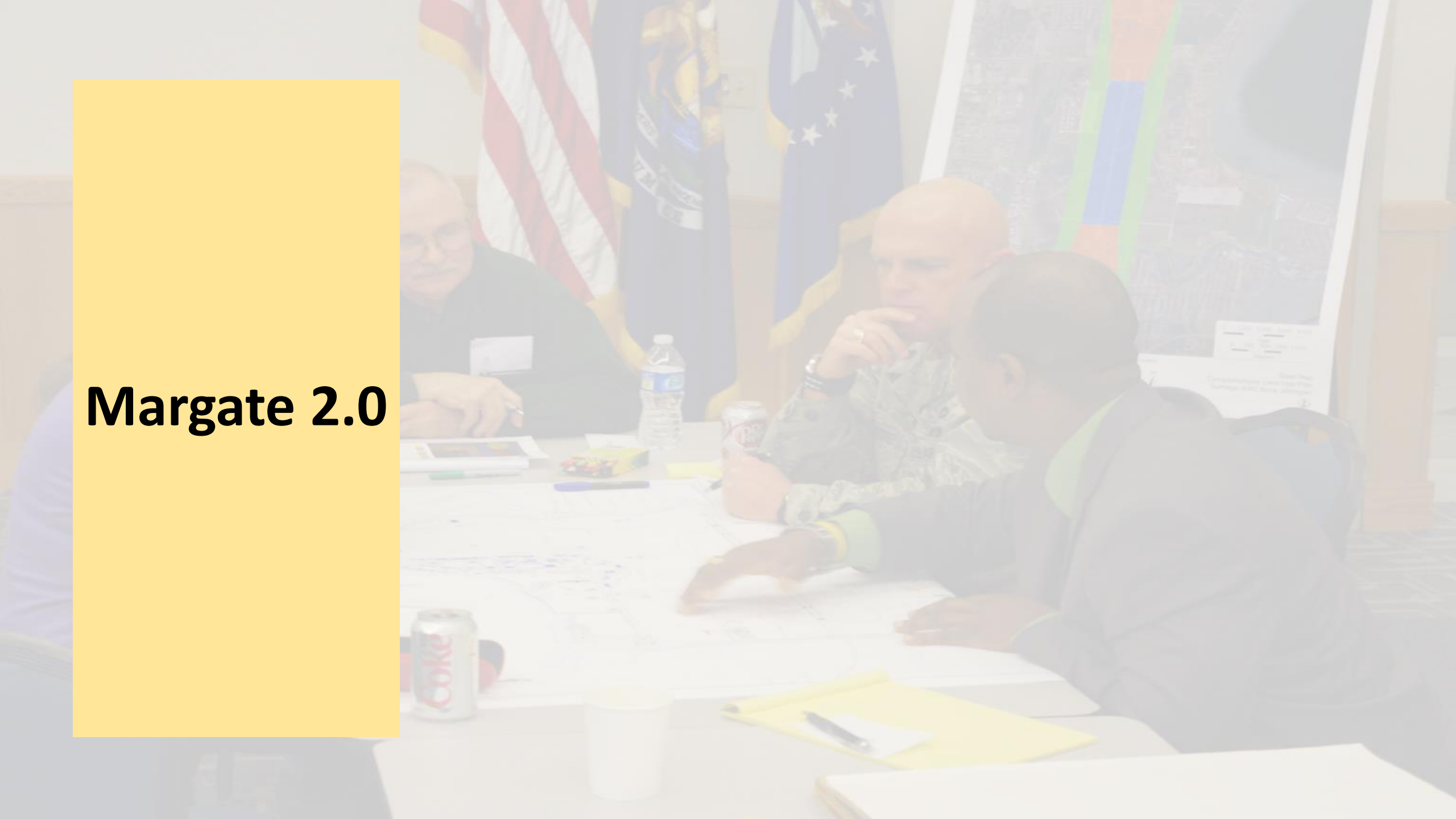
Rational

- Key Issues focuses the Plan on what needs to be addressed
- Most issues involve more than one Element
- Creates a practical list of tasks to be done

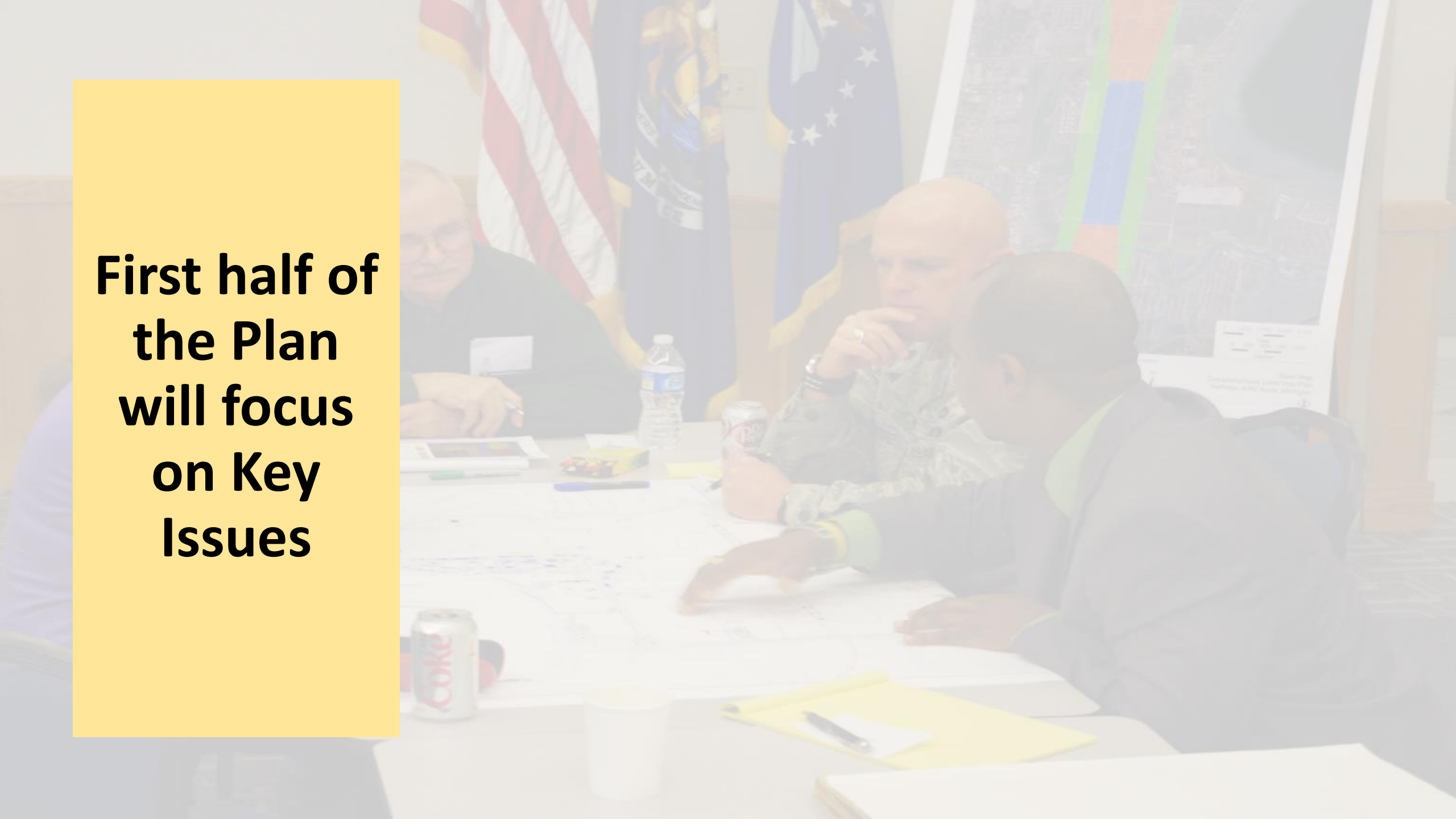
Justification

- Chapter 163.3161(2) F.S.
- 163.3167 (1)(c) F.S.
- 163.3168 (1) and (2) F.S.

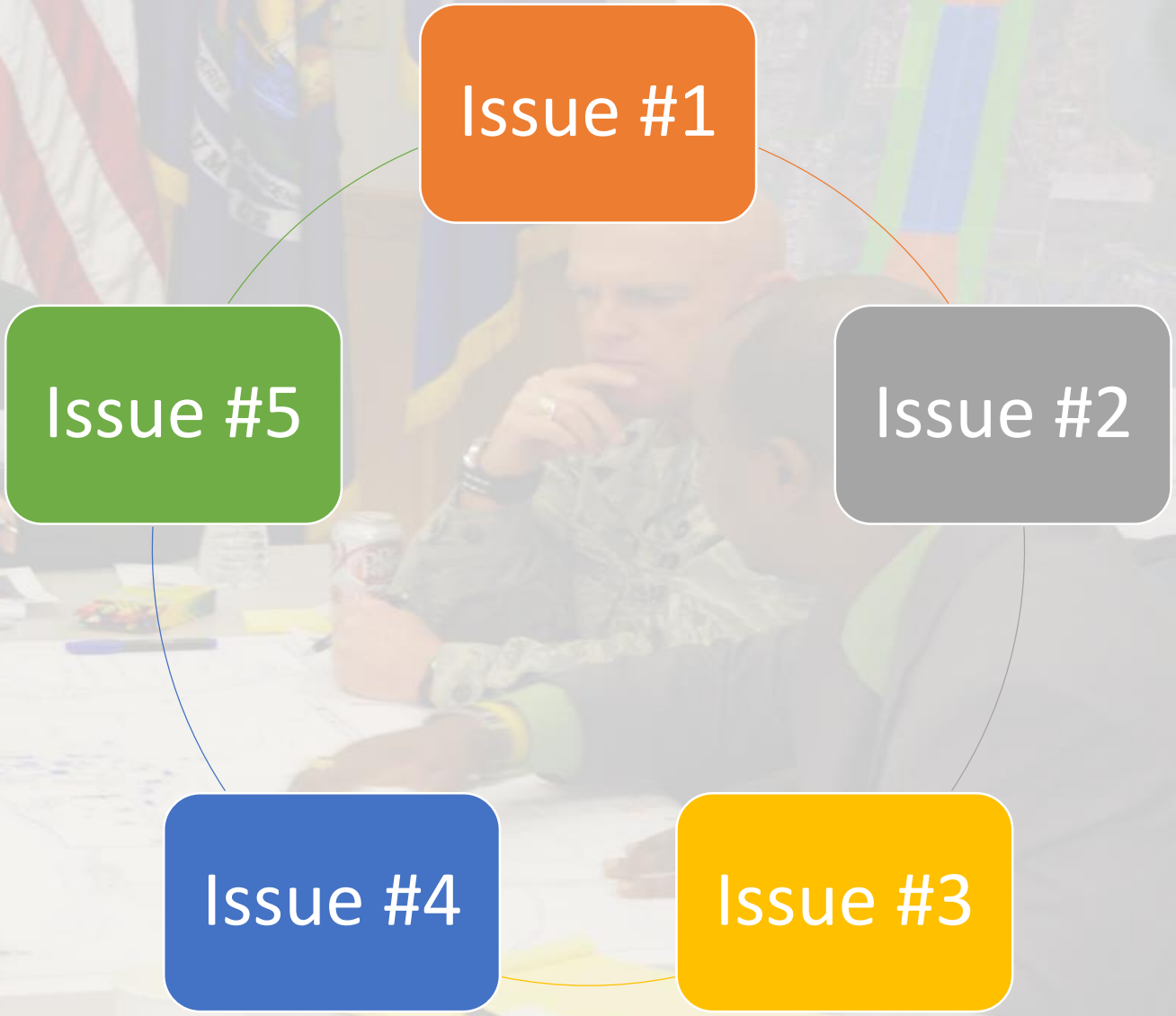
Margate 2.0



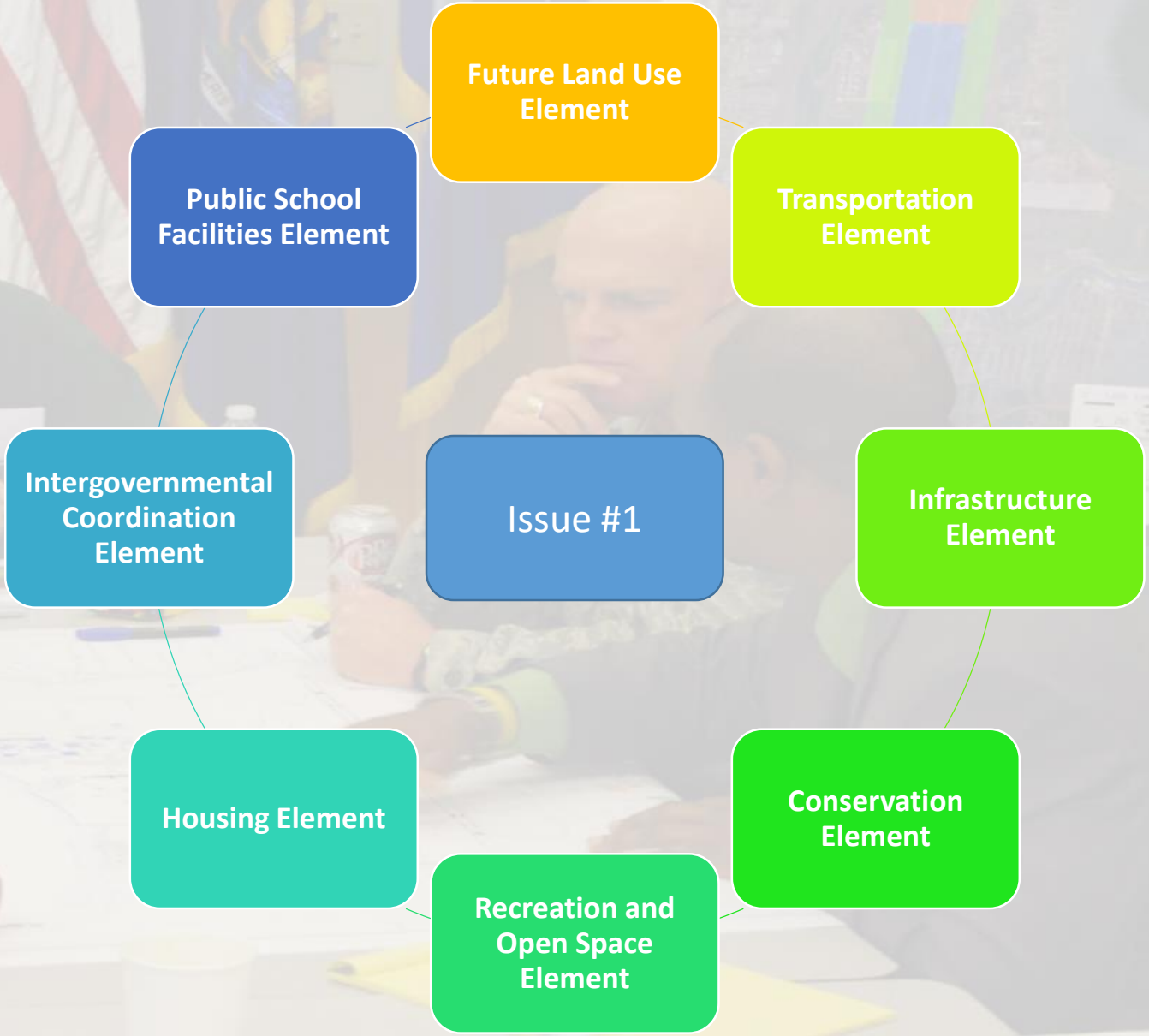
First half of the Plan will focus on Key Issues



Identify top key issues



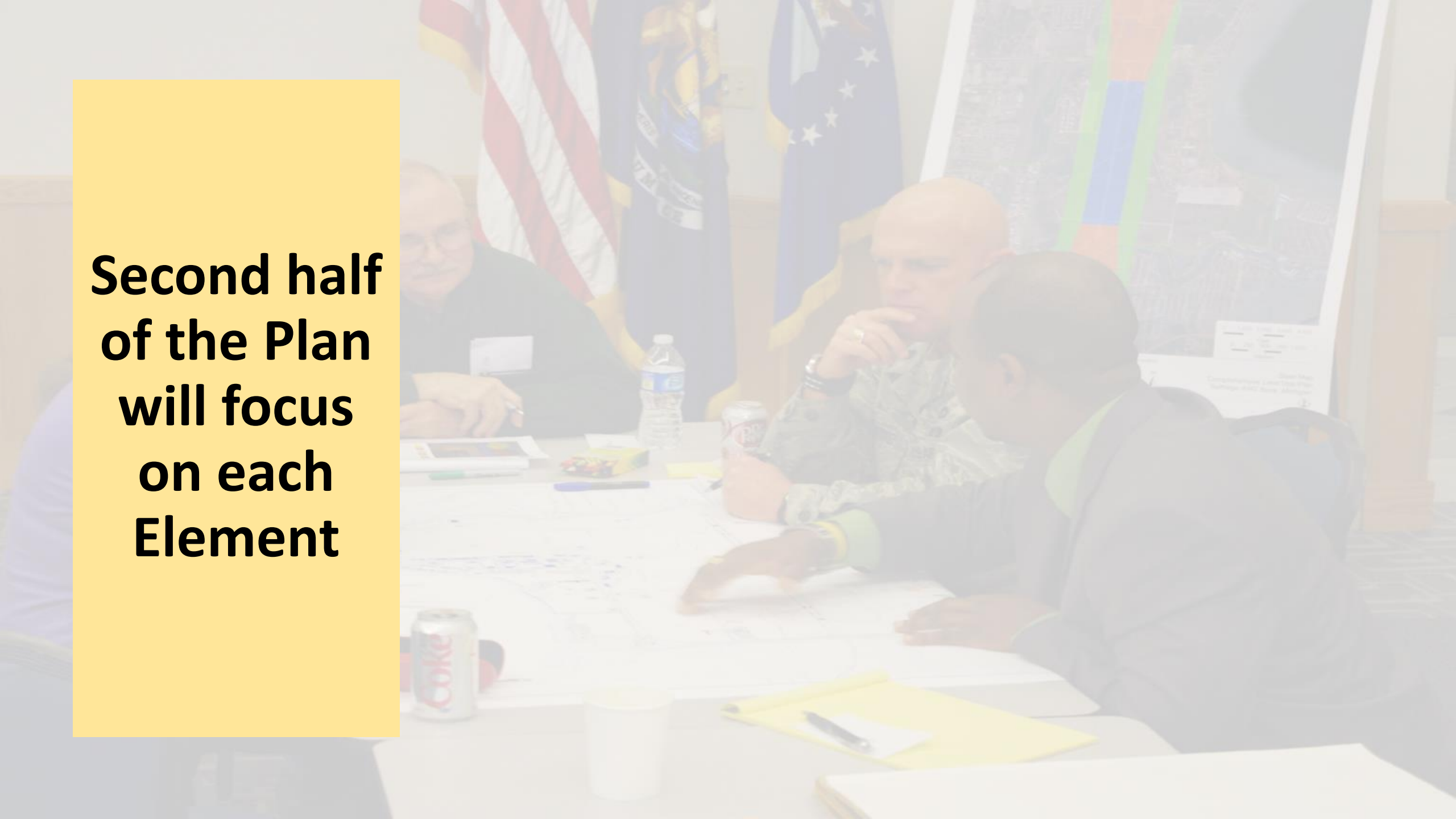
For each issue, identify the relevant objectives and polices for each required element



Identify Implementation Strategy for each Issue

Implementation Strategy				
Issue	Strategy	Responsible Party	Start Date	Duration
#1	1	A	MM/YEAR	X
31	2	B	MM/YEAR	X
#2	3	C	MM/YEAR	X
#2	4	A	MM/YEAR	x
#3	5	B	MM/YEAR	X
#3	6	C	MM/YEAR	X

Second half of the Plan will focus on each Element



Consolidate Key Issues Goals, Objectives, Policies, and Implementation Strategies

Future Land Use Element

- Goals
- Objectives
- Policies
- Implementation Strategy

Transportation Element

- Goals
- Objectives
- Policies
- Implementation Strategy

Address Statutory required items

Future Land Use Element

- Goals
- Objectives
- Policies
- Implementation Strategies
- Goals
- Objectives
- Policies
- Implementation Strategies

Transportation Element

- Goals
- Objectives
- Policies
- Implementation Strategies
- Goals
- Objectives
- Policies
- Implementation Strategies

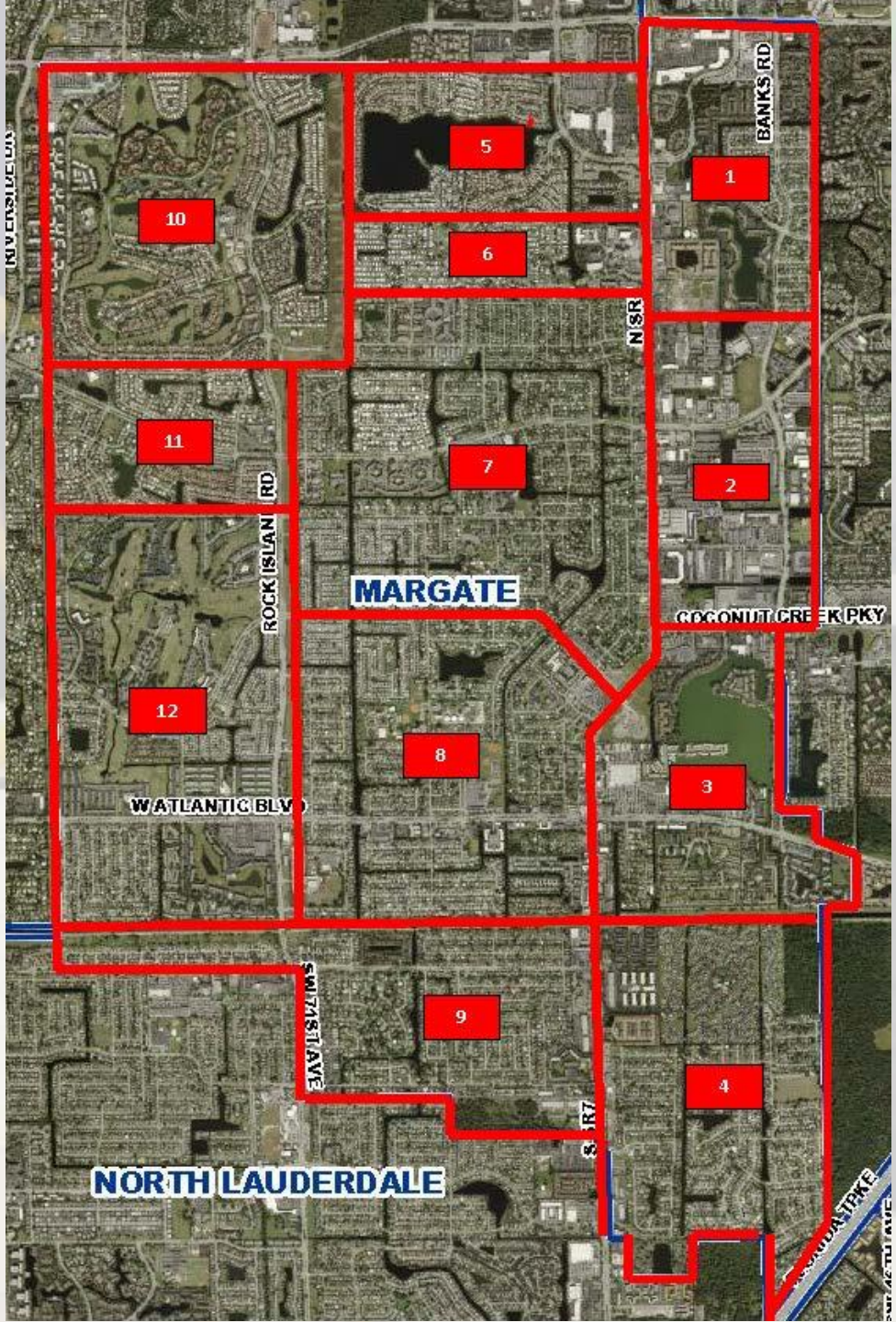
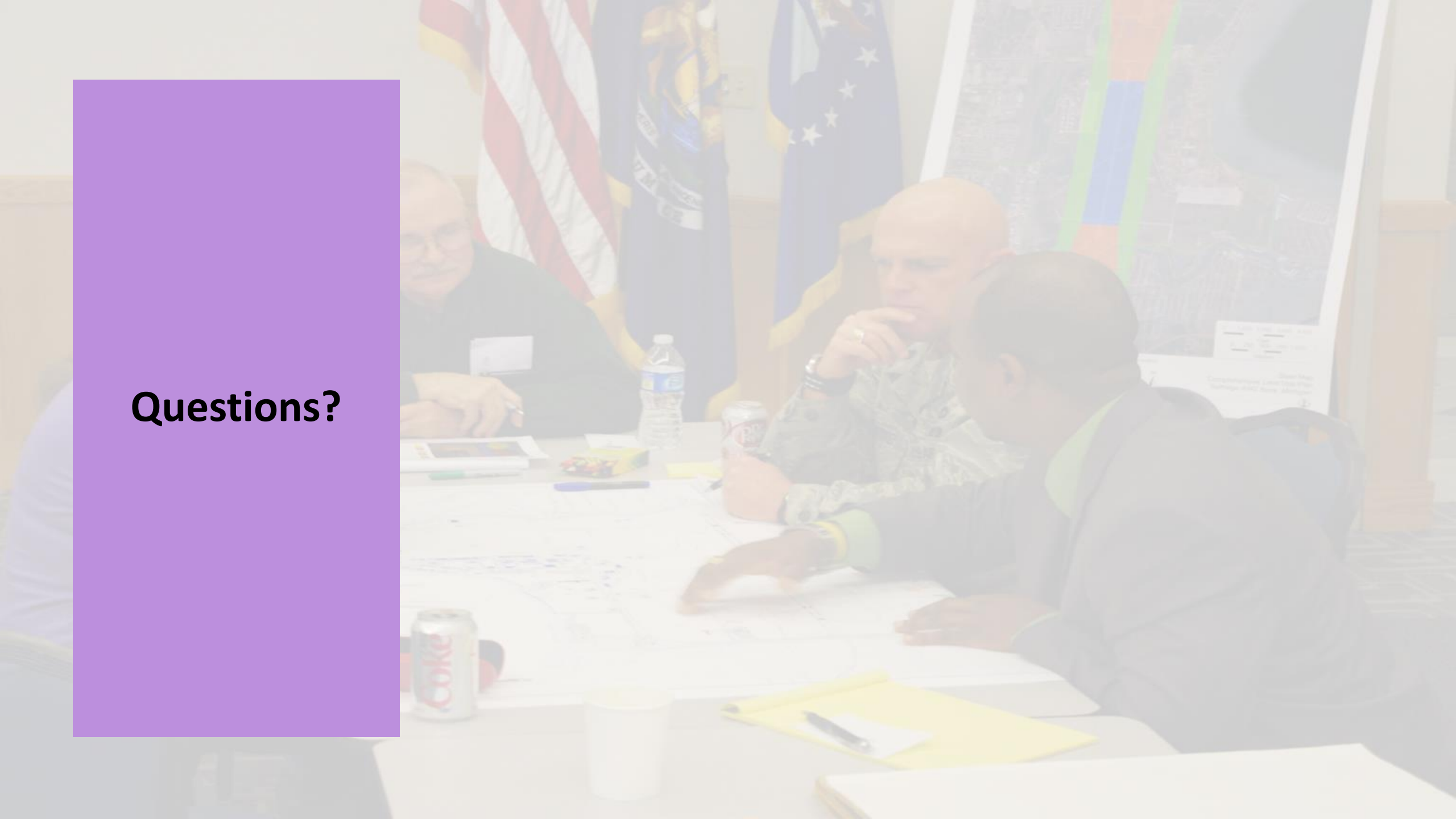
Identify Implementation Strategy for each Element

Implementation Strategy				
Element	Strategy	Responsible Party	Start Date	Duration
Land Use	1	A	MM/YEAR	X
	2	B	MM/YEAR	X
	3	C	MM/YEAR	X
Transportation	1	A	MM/YEAR	x
	2	B	MM/YEAR	X
	3	C	MM/YEAR	X

Path Forward

- Community Input Sessions
- Enhanced Public Involvement
- Community Surveys
- PZB/LPA Public Workshops
- PZB/LPA Public Hearings

Path Forward



Questions?