



## Legislation Text

---

File #: 18-621, Version: 1

---

**TO: Mayor and Commissioners**  
**FROM: Timothy Stillings, Development Services Director**  
**THROUGH: Mark R. Lauzier, City Manager**  
**DATE: October 2, 2018**

ALWAYS DELRAY COMPREHENSIVE PLAN UPDATE: PRESENTATION OF THE OPEN SPACE, PARKS, AND RECREATION ELEMENT (FORMERLY KNOWN OPEN SPACE AND RECREATION)

**Recommended Action:**

Provide comment and direction regarding the proposed Open Space, Parks, and Recreation Element of the Always Delray Comprehensive Plan.

**Background:**

The update to the Delray Beach Comprehensive Plan, which has been branded "Always Delray," began in 2016 with the creation of a Steering Committee, appointed by the City Commission. Community workshops were held to discuss and receive public input on each element. This input was utilized to formulate the draft elements, along with the input of Subject Matter Experts on each topic, which consisted of City Staff, consultants, and community members.

Florida Statutes 163.3177 requires the inclusion of a recreation and open space element that indicates a comprehensive system of public and private sites for recreation, including, but not limited to natural reservations, parks and playgrounds, parkways, beaches and public access to beaches, open spaces, waterways and other recreational facilities.

The City of Delray Beach provides for and maintains a variety of safe and enjoyable recreation opportunities on nearly 500 acres of parkland located within the City. This element is the City of Delray Beach's plan for providing a high-quality system of open space, parks, and recreational facilities and programs. The preservation of parkland and environmentally sensitive open spaces are critical to meet future, projected demands and respond to recreation trends. The element highlights park safety, accessibility, connectivity, and sustainability practices as integral components of park amenities. The element was renamed to include the term "Parks," as they are a major asset to the community.

**Significant Policy changes include:**

- Change the level of service criteria from per capita and develop a local level of service measurement (i.e., percentage of land area) to more effectively measure provision of park and recreational services.
- Expand parkland area and ensure that parkland is not diverted to other uses, except

in instances of overriding public interest, in which case it shall be replaced.

- Due to limited number of public open spaces, parks, and recreational facilities located west of Interstate 95:
  - The City will not offer the City's golf courses for sale; however, if it is determined that a golf course cannot be maintained, the City will engage the public and conduct a study to identify how to best meet community needs and desires.
  - Establish a unique recreation opportunity on the Family Recreation and Fitness Center Playground that serves the western communities.
- Plan interconnected greenway corridors (trails) linking parks, golf courses, canals & natural areas throughout the City.
- Create parklets that convert on-street parking spaces to small, useable parks.
- Incorporate sustainability measures in the park system:
  - Bio-swales as part of a flood management system.
  - Urban agriculture and community gardens within parks and on appropriate public lands.
- Evaluate the need and implementation of a park or "art in public spaces" impact fee for new non-residential developments.
- Require existing areas designated OS (Open Space) on the Future Land Use Map that are used for active or passive recreational activities within private developments be maintained or replaced if redevelopment occurs.

The Element is comprised of two documents, the Data, Inventory, and Analysis (DIA) and the Goals, Objectives, and Policies (GOPs). The Open Space, Parks, and Recreation Element sets forth four goals:

#### **GOAL OPR 1 EXCELLENT OPEN SPACES, PARKS, AND RECREATIONAL OPPORTUNITIES**

Provide exemplary open spaces parks, and recreational facilities which enhance quality of life, provide recreational opportunities, enrich interaction with others, and promote physical and mental wellbeing for the residents and visitors of the city.

#### **GOAL OPR 2 PARK SAFETY AND ACCESS**

Improve public safety and increase accessibility to parks, open spaces, recreational facilities, including beaches and shores.

#### **GOAL OPR 3 OPEN SPACE PRESERVATION AND ENHANCEMENT**

Provide for the preservation and enhancement of open spaces and environmentally sensitive lands.

#### **GOAL OPR 4 PUBLIC-PRIVATE PARTNERSHIPS**

Promote public-private partnerships to acquire, maintain, and enhance parks, open

spaces, and recreational facilities.

**Note:** This draft of the Open Space, Parks, and Recreation Goals, Objectives, and Policies may be modified/augmented to coordinate with the recommendations of other Elements as they are finalized.

### **Review by Others**

The Open Space, Parks, and Recreation Element was reviewed by the Steering Committee on March 14, 2018.

The Planning and Zoning Board at a public hearing held on July 16, 2018 recommended to the City Commission approval on a 5 to 0 vote, the repeal of existing Open Space and Recreation Element and the adoption of the Open Space, Parks, and Recreation Element, with the condition that an additional Policy is added to address existing private developments that have active or passive recreational activities which are designated OS (Open Space) on the Future Land Use Map that such area shall be preserved or replaced with any redevelopment activity in order to prevent a reduction in the open space area.

### **City Attorney Review:**

Approved as to form and legal sufficiency.

### **Funding Source/Financial Impact:**

Any financial impact of the proposed comprehensive plan will be presented as a part of the final drafts at the Transmittal Hearing.

### **Timing of Request:**

Once all elements have been reviewed by the City Commission, final drafts will be prepared for a Transmittal Hearing of the full Always Delray Plan.