

October 13, 2009

James D. Stansbury, Regional Planning Administrator
Department of Community Affairs
Division of Community Planning
2555 Shumard Oak Boulevard
Tallahassee, FL 32399-2100

RE: Letter of Understanding for the 2010 City of Leesburg Evaluation and Appraisal Report (EAR)

Dear Mr Stansbury:

On August 11, 17, and September 3, 2009, the City of Leesburg held public workshops to identify and discuss the key planning issues that should be addressed in the 2010 Comprehensive Plan Evaluation and Appraisal Report. On September 17, 2009 the City held an interagency scoping meeting, inviting members of the adjacent local governments, state and regional agency representatives to receive input on the list of issues. The City then formalized the issues which were approved by the City Commission at its meeting on October 12, 2009.

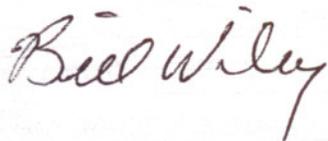
Please find enclosed the list of major issues that the City proposes to address in its 2010 Evaluation and Appraisal Report. An analysis of the Comprehensive Plan goals, objectives and policies within each element will also be performed not only to ensure consistency with the identified issues, but to evaluate whether progress has been made towards achieving objectives during the past evaluation period. Modifications to the plan will be recommended as necessary.

In addition, the City will update the City's population projections and identify necessary changes to the plan as required by Chapter 163, Florida Statutes (F.S.), Rule 9J-5, Florida Administrative Code and the Strategic Regional Policy Plan since the last plan update. The EAR will evaluate whether the plan has been updated to address these changes, and will identify the specific objectives and policies that reflect these changes. If changes have not already been made, the EAR will identify the changes needed to be made to the plan to make it consistent with the above.

The EAR will also address all the remaining requirements set forth under Section 163.3191(2), F.S.

If you have any questions, or require additional information, please do not hesitate to contact me or Yvette L. Brandt, AICP, Senior Planner at (352) 728-9764.

Sincerely,



Bill Wiley, AICP
Community Development Director

Attachment



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- AN EQUAL OPPORTUNITY/AFFIRMATIVE ACTION EMPLOYER -

CITY OF LEESBURG

ISSUES FOR 2010 EVALUATION AND APPRAISAL REPORT

1. ***Economic development*** – As the 2nd largest City in Lake County, the City provides employment opportunities for not only City residents, but the wider community. The provision of jobs is important to a stable economy and the City wishes to strengthen its role as an employment center, by encouraging businesses to locate within the community, encouraging redevelopment of vacant properties and by providing economic incentives. Leesburg Regional Airport and the City's proximity to the Florida Turnpike (and I-75) provide opportunities to build on existing facilities and promote economic development. Objectives and policies will be developed to focus on encouraging economic development.
2. ***Development*** – The growth of the City in the CR 470 area provides an opportunity to plan for new growth and development, in a comprehensive sustainable manner. This will be accomplished by holding visioning sessions with the community, and developing an overlay/masterplan for the CR 470 corridor area that will address new development through the use of new urbanism principles. The plan would include design standards, residential/industrial mix, planned development mixed use, and the provision of utilities and services. Opportunities will be taken to coordinate land uses with the neighboring City of Wildwood, acquire right-of-way for new/expanded multi-modal transportation corridors, and provide educational and recreational facilities for existing and new residents. Better use of land through the use of multi-story buildings (including schools) will be encouraged.
3. ***Redevelopment Opportunities*** – It is recognized that through the various CRAs improvements have been made to neighborhoods. However, additional improvements are necessary to address vacant lands, infill development, inadequate housing, and the US 27 corridor. Opportunities for redevelopment of properties on US 441/Leesburg Mall will be explored, together with vacant/unused school sites.
4. ***Multi-modal transportation*** – The City has a number of transportation advantages. It is located at a junction of 2 major highways (US27 & 441), has direct access to the Florida Turnpike and hence I-75, has a regional airport with potential for expansion of services, and an existing County public transit system which links to the Leesburg Mall. These facilities provide an excellent basis for the development of multi-modal transportation system. The City will address opportunities to develop the City as a transportation hub, developing strategies and policies which encourage pedestrian, bicycle, and public transit, while minimizing development impacts on existing constrained roadways, and ensuring that future airport expansion is compatible with nearby land uses.
5. ***Annexation*** – The City will revisit moving forward with a JPA with Lake County and resolve areas of overlap; develop Joint Planning Area agreements with adjacent cities; discuss interlocal service agreements and develop overall growth policy for annexation.