

CITY OF CRESCENT CITY  
CONSERVATION ELEMENT  
GOALS, OBJECTIVES AND POLICIES

NEFRPC  
CRPP

Goal E.1 9J-5.013(2)(a)

Conserve and protect the natural resources of Crescent City and maintain an acceptable quality of life for its citizens.

SURFACE WATER

Objective E.1.1 9J-5.013(2)(b)1

Upon Plan adoption, the air quality in Crescent City shall be maintained with no further degradation.

Policy E.1.1.1 9J-5.013(2)(c)

Future industry located in the City shall be required to agree to meet or exceed the air quality standards established by state and federal agencies.

11.1.1.3

Policy E.1.1.2 9J-5.013(2)(c)

Developments of Regional Impact, future power generation projects, future major transportation projects and future industry shall be required to evaluate their impacts on the air quality of the City as a condition of receiving an approved development order from the City.

11.1.1.7

11.1.1.8

11.1.1.3

Objective E.1.2 9J-5.013(2)(b)2

Upon Plan adoption, the City shall ensure that the quality and quantity of the City's lakes and current projected water sources are conserved, appropriately used and protected.

In order to ensure that Crescent City does not contribute to further degradation of quality or quantity of water bodies located adjacent to or within the City limits, the City, upon Plan adoption, shall implement the following policies to conserve, protect and control the use of water resources.

Policy E.1.2.1 9J-5.013(2)(c)6

Future landfills shall not be located near surface water bodies nor sited in any location that may adversely affect ambient water quality.

10.1.1.4

Policy E.1.2.2 9J-5.013(2)(c)1,6

Septic tanks shall be limited by County Health Department Regulations where surface and ground water may be adversely impacted.

13.2.1.6

Policy E.1.2.3 9J-5.013(2)(c)6  
Wastewater effluent shall not adversely impact surface water quality of area lakes or rivers.  
Any wastewater treatment plant discharging effluent to surface water bodies, shall meet or exceed established water quality standards through enforcement by DER, the City and the County. 8.2.1.9

~~Policy E.1.2.4~~ 9J-5.013(2)(c)6  
~~Wastewater effluent shall not adversely impact surface water quality of area lakes or rivers.~~ 8.2.1.9

Policy E.1.2.5 9J-5.013(2)(c)6  
The City shall prohibit dumping of raw sewage from live-aboard vessels and require sewage pumpout facilities at future designated marinas. 10.1.1.4

Policy E.1.2.6 9J-5.013(2)(c)6  
The City shall require secondary containment around all underground storage tanks and attached piping located within waterfront marinas. 10.1.1.4

Policy E.1.2.7 9J-5.013(2)(c)6  
In order to maintain state water quality standards, the City shall coordinate with the County and state DER to promote the inspection of package treatment plants located within the City. 8.2.1.9

Policy E.1.2.8 9J-5.013(2)(c)3,6  
A minimum 25-foot set-back of habitable structures from the lakefront shall be required for any waterfront development. This requirement shall become part of the Zoning and Subdivision Regulations. Compliance with the requirement shall be ensured by the Building Official at the time of review prior to issuing a building permit, approving a preliminary subdivision plat or approving a development order. 8.3.3.2  
8.3.3.6

Policy E.1.2.9 9J-5.013(2)(c)6  
Residents of waterfront developments shall be made aware, through public education, of the various techniques available to protect water quality including maintenance of vegetated upland buffers, maintenance of littoral zones rather than use of bulkheads, and proper application of pesticides and fertilizers. 8.3.3.2  
8.3.3.4  
8.3.3.6

Policy E.1.2.10 9J-5.013(2)(c)1,6  
In order to promote water conservation measures 8.1.3.1  
shall be promoted for use by all water 8.1.3.2  
users including domestic, public, institutional 8.1.3.6  
industrial, and agricultural, the City shall make  
available at City Hall water conservation materials  
published by the DER, DNR and SJR Water Management  
District. Where such materials are of a size that  
can be so distributed, they shall be included in the  
distribution of monthly utility bills.

Water conservation measures endorsed by the City include the  
plugging of unused artesian wells, vegetation watering restric-  
tions during periods of draught and the physical restrictions and  
water-saving devices that will be required when upgrading residen-  
tial, commercial or industrial plumbing systems.

Policy E.1.2.11 9J-5.013(2)(c)1  
The City shall coordinate with the St. Johns Johns 8.1.4.1  
River Water Management District in requiring that  
groundwater supplies for public wellfields be main-  
tained and protected from competing man-made non-  
potable uses.

Policy E.1.2.12 9J-5.013(2)(c)1  
The City shall implement an ordinance requiring all 8.1.3.9  
new water-to-air heat pumps to have return wells.

Policy E.1.2.13 9J-5.013(2)(c)1  
Cones of influence of public wellfields shall be 8.1.4.2  
identified by 1996 through assistance by the St. Johns  
River Water Management District and shall be the  
bases for establishing a permanent "Wellhead  
Protection Zone". In the interim, the City shall  
establish a 200 100-foot "Arbitrary Fixed Radii Zone"  
around the City wellfield, within which polluting  
or potentially polluting activities shall be  
prohibited.

Non-polluting land uses shall include Recreation and Conserva-  
tion land uses, low and medium density residential land use and  
commercial land uses that do not, in their operations, produce,  
store, use nor sell toxic materials as defined in SARA Title III  
(consolidated list of hazardous materials).

Any non-conforming land use located within 100 feet of a well  
servng the public will not be permitted to expand or be improved  
and will be phased out upon change of ownership.

Should later calculations of zones of influence or zones of contribution by the Water Management District find that cones of influence for wells within the County are greater or less than 100 feet, the Plan shall be amended through procedures identified in Chapter 163. F.S., to reserve land use in an amount appropriate to adequate protection as defined by the Water Management District.

**Objective E.1.3 9J-5.013(2)(b)3**

Upon Plan adoption, the City shall continue to conserve, appropriately use and protect minerals, soils, and native vegetative communities through implementing the following policies:

**Policy E.1.3.1 9J-5.013(2)(c)3**

Developers shall be required to use acceptable erosion control practices during construction to reduce soil erosion from wind and water.

8.2.1.2

**Policy E.1.3.2 9J-5.013(2)(c)3**

The City shall continue to enforce its tree and landscape ordinance to protect natural habitat vegetation and maintain tree canopy.

11.1.1.11

The ordinance requires that 25 percent of vegetation native to the site be retained or replaced as a condition of receiving a "Certificate of Occupancy" for new construction. Tree canopy must not be removed above a height of 18 feet above ground level unless such canopy interferes with structure maintenance or utility services.

**Policy E.1.3.3 9J-5.013(2)(c)7**

The City shall enforce the Future Land Use Element and Future Land Use Map density and use provisions to ensure that existing natural reservations identified in the Future Land Use and the Recreation/Open Space Elements are protected from development intrusion.

This review shall be made by the Building Official prior to issuing a building permit, approving a preliminary subdivision plat or approving a development order. No certificate of occupancy shall be issued if the determination of the Building Official's implementation of City codes and the Comprehensive Plan are ignored.

**Policy E.1.3.4 9J-5.013(2)(c)8**

The City shall coordinate with the County to ensure that unique vegetative communities that are shared between the two jurisdictions are protected from degradation or intrusion by development.

This shall be accomplished by the Building Official and City commission in their review of proposed County development plans

within two-miles of the City line which is made as part of the City responsibility under Policies A.1.10.1, A.1.10.2 and A.1.10.3.

Policy E.1.3.5 9J-5.013(2)(c)9

The City shall develop and enforce land use regulations which ensure that environmentally sensitive wetlands are protected through controlling development density to no greater than 1 unit per 5 acres and requiring that the total number of approved units be clustered on the least sensitive portion of the landparcel.

Objective E.1.4 9J-5.013(2)(b)4

Upon Plan adoption, the City shall continue to ensure that wildlife, wildlife habitat and the water quality marine habitat of its lakes is conserved, properly used and protected through implementing the following policies:

Policy E.1.4.1 9J-5.013(2)(b)2

The City shall continue to enforce its tree and landscape ordinance to control potential destruction of wildlife habitat within the City limits that has been identified by the Game and Fish Commission as a known habitat of an endangered or threatened wildlife or plant specie.

Policy E.1.4.2 9J-5.013(2)(c)6

New waterfront development shall be designed so that stormwater runoff and erosion do not degrade ambient water quality of adjacent waters. 8.3.3.2  
8.3.3.4

Adopted Land Development Regulations will require that the amount of stormwater runoff from a site after development be no greater than the amount of runoff experienced pre-development and that stormwater quality and quantity must meet the standards of Policy D.1.1.1.D, Public Facilities Element.

Objective E.1.5

Upon Plan adoption, the City shall implement the following policies to manage hazardous waste so as to protect natural resources.

Policy E.1.5.1 9J-5.013(2)(c)10

City residents shall be informed through public education of hazardous waste disposal locations and proper methods of disposal. 13.1.1.2

Policy E.1.5.2 9J-5.013(2)(c)19

The City shall develop an ordinance which will require the proper disposal of hazardous waste including used automobile and truck tires and batteries. 13.1.1.1

The adopted Hazardous Waste LDR will include:

- a. Disposal of used oil or oily waste must meet the standards of Rule 17-710.400(1) through (6), F.A.C.;
- b. Waste tires must be disposed of in accordance with the standards of Rule 17-711.400(1) through (5), F.A.C.;
- c. Requirements that underground storage tank systems meet the 1992 standards of Table I, Rule 17-761.510, F.A.C.

Business with the potential for generating hazardous waste will be identified. The City Commission will coordinate with Putnam County and the NEFRPC to establish procedures for the pick-up, transport and disposal of identified hazardous wastes.

Known incidents of illegal dumping of hazardous materials shall be cited by the City police department and the case reported to FDER and EPA for prosecution. Reports of such dumping will be investigated by the City police department and the case turned over to FDER and EPA.

Policy E.1.5.3 9J-5.013(2)(c)10

The City shall continue to require that fire department personnel have proper training in regard to hazardous materials spills and evacuation procedures in the event that hazardous materials are released due to train or truck accidents or other causes.

7.2.2.2

Policy E.1.5.4 9J-5.013(2)(c)10

Information currently obtainable from EPA, DER, and Putnam County regarding hazardous materials, and evacuation procedures shall be made available to City residents through the City Hall and fire stations.

7.2.2.2