



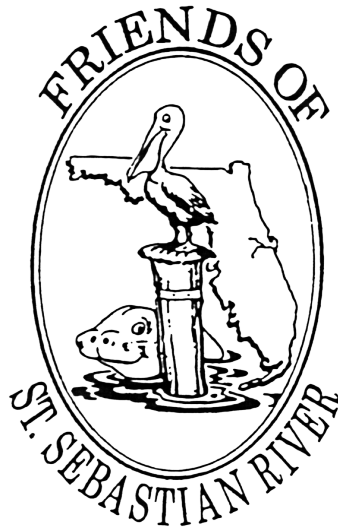
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**Clean Water Coalition**

**CWCG**

**of Indian River County, Inc.**



August 17, 2020

(Via email)

The Honorable Susan Adams, Chairman  
The Honorable Joseph Flescher, Vice-Chairman  
The Honorable Peter O'Bryan  
The Honorable Tim Zorc  
The Honorable Bob Solari

1801 27th St.  
Vero Beach, FL 32960

(Via email)

The Honorable Ed Dodd, Mayor  
The Honorable Charles Mauti, Vice Mayor  
The Honorable Jim Hill  
The Honorable Damien H. Gilliams  
The Honorable Pamela Parris

City Hall  
1225 Main Street  
Sebastian, FL 32958

**Re: An Interlocal Service Boundary Agreement between Indian River County and the City of Sebastian**

Dear Indian River County Commissioners and Sebastian City Council Members,

This letter is to urge Indian River County Board of County Commissioners ("County") and the City of Sebastian City Council ("City") to initiate the comprehensive planning process specified in Chapter 171, Part II, Florida Statutes, relating to annexations, land use, and urban service boundaries, and draft a mutually agreeable plan for the properties along County Road 510 and those near the soon-to-be widened 82<sup>nd</sup> Avenue, in the form of an Interlocal Boundary Service Agreement ("ISBA").

A part of this area was the subject of a failed annexation effort by the City, quashed by the three-member panel of the 19<sup>th</sup> Judicial Circuit Appellate Division on June 30, 2020. Rather than continue with an uncoordinated process resulting in haphazard annexation and development uses, the County and City should come together to plan the future of this Indian River County area.

The County and City have both indicated a commitment to good growth management practices for lands outside the current Urban Services Boundary. Rather than allow

landowners to “jurisdiction shop,” which creates the perverse incentive to race to the bottom as it relates to growth management, an ISBA would set a floor for minimum standards for land uses, open space, and the efficient and fair delivery of utilities.

Sebastian Mayor Ed Dodd, in a video interview August 4, 2020, articulated future land use plan elements that are consistent with the goals of the Pelican Island Audubon Society and other public interest groups, including IRNA, Friends of St. Sebastian River, and the Clean Water Coalition of Indian River County. In his video interview, Mayor Dodd conceded that the city should work better with the County and do a better job of communicating its plans with city residents. He proposed that the discussion of annexation and future land use plan should include not only the 1,118 acres subject of the Graves Bros annexation but also a much larger swath of land extending to Vero Lake Estates.

The opportunity and mechanism for this new conversation is afforded by Chapter 171, Part II Florida Statutes. The county and city have a model for an agreement, the *Interlocal Agreement Among All Local, General-Purpose Governments in Indian River County*, drafted but never signed, in 2007.

What we are proposing is an ISBA process that brings together the County, City, other municipal jurisdictions, if their participation is warranted, and the various environmental and citizen groups with a vested interest in ensuring that good growth management regulations are secured for this area of Indian River County. Ideally, this ISBA process will address areas of future annexation, along with, concurrency, comprehensive plan and plan amendments, level of service, utilities, schools, parks, open space, fire, police, county roads, and traffic patterns and volumes.

A useful start on such standards has already been proposed: the six letters from the County as well as regional and state agencies that reviewed the Graves Bros. annexation proposal whose recommendation were contained in letters variously dated last October.

This is an opportunity that must not be missed! The County and City agree that there is tremendous growth pressure in this area on the south side of Sebastian. There are County interests as well as City interests and issues that affect the adjacent city of Fellsmere. We have a model ISBA that the parties can follow, and we have guidance from the reviewing agencies for the sort of standards that would be acceptable to all the interests involved. The participating governmental entities are empowered to enter into cooperative agreements by Section 163.01 Florida Statutes, the “Florida Interlocal Cooperation Act of 1969”.

We respectfully ask that the governing bodies of either the County or City authorize an initiating resolution to get this process started. The undersigned organizations stand ready to provide assistance as needed and look forward to providing input into this process.

Working together for our environment,

Pelican Island Audubon Society

By: /s/ Richard Baker

Richard Baker, Ph.D

President

Clean Water Coalition of Indian River County

By: /s/ Paul Fafeita

Paul Fafeita

President

Friends of St. Sebastian River

By: /s/ Tim Glover

Tim Glover

President

CC: Paul Carlisle

Jason Brown

Dylan Reingold

Manny Anon, Jr.