



## PINELLAS COUNTY POST-DISASTER REDEVELOPMENT PLAN (PDRP) UPDATE

### Purpose and Authority

The *Post-Disaster Redevelopment Plan* (PDRP) identifies policies, operational strategies, and roles and responsibilities for implementation that will guide decisions that affect long-term recovery and redevelopment of the community after a disaster. The plan emphasizes seizing opportunities for hazard mitigation and community improvement consistent with the goals of local comprehensive plans and with participation of Pinellas County citizens. Recovery topics addressed in the plan should include business resumption and economic redevelopment, housing repair and reconstruction, infrastructure restoration and mitigation, short-term recovery actions that affect long-term redevelopment, sustainable land use, environmental restoration, and financial considerations as well as other long-term recovery issues identified by the community.

Pinellas County was one of the first jurisdictions in Florida to develop a *Post-Disaster Redevelopment Plan* (PDRP) in 1994. Having learned from recent disasters in other areas as well as the changes in emergency operations and hazard mitigation guidelines and requirements, it is time to strengthen the post disaster planning. It is envisioned that the Updated Pinellas County PDRP will be the product of extensive research of best planning practices, lessons learned from recent catastrophic disaster events, and information gathered from community partners and the public.

The purpose of the plan is to provide Pinellas County and other local governments with a countywide reference for guiding action and decision-making during the difficult disaster recovery period, as well as detailing actions that can be taken before a disaster strikes to speed the recovery process and make the community more disaster resilient. It will address disaster recovery and redevelopment issues with long-term implications. It will not address immediate response and emergency operations as those are already covered by the Comprehensive Emergency Management Plan (CEMP).

The development of a PDRP will satisfy requirements outlined in the Coastal Management Element of the Pinellas County Comprehensive Plan, as prescribed by 9J-5.012(3)(b)(8), Florida Administrative Code and will implement the Pinellas County Comprehensive Plan Policies 1.1.1 – 1.1.13 under the Coastal Management Element, Natural Hazards section.

The PDRP will be an action-oriented plan outlining, where applicable and appropriate, a countywide implementation approach. Through a Steering Group representing county, municipal, non-profit and private stakeholders and a flexible Work Group structure, Action Plans will be developed for different subject areas that can be implemented, as needed. The various Action Plans will be integrated into an overall PDRP that will be adopted by the Board of County Commissioners (Board). Pinellas County has requested grant funds to assist in developing a Countywide Disaster Housing Plan and Action Plans for land use and housing; construction and permitting; economic redevelopment; environmental restoration; and infrastructure. The PDRP would also include Action Plans for health and human services, public outreach, and financial administration.

One of the major tasks of the Steering Group is to update and further develop the County's 1994 Post-Disaster Redevelopment Plan for submittal to the Board for adoption. Unlike a hurricane evacuation or recovery implementation guide, a post-disaster redevelopment plan would be concerned with how Pinellas County would recover, rebuild and redevelop following a natural disaster. This Plan would

provide the Board with a process for managing the period of short-range recovery to long-range redevelopment and reconstruction. Adoption of a redevelopment plan prior to the disaster puts in place a set of policies, procedures and planning instruments which facilitates post-storm decision making.

### **Objective:**

The purpose of this project is to address key issues and identify implementation strategies for the comprehensive, actionable, multi-jurisdictional ***Pinellas County Post-Disaster Redevelopment Plan (PDRP)***. The plan builds on Pinellas County's current documents and PDRP guidance, will incorporate "best policies and practices" as reflected in local, state and federal statutes and guidelines, and contain language that links with (or can be integrated into) other relevant county and municipal plans and programs. This project will permit the county to identify innovative mitigation solutions and strategies and address multi-jurisdictional issues to build consensus on how to proceed toward the goal of disaster resiliency by reducing vulnerability to natural disasters both before and after a storm. The PDRP would provide Pinellas County with a process for managing the period of short-range recovery to long-range redevelopment and reconstruction after a natural disaster, and for coordinating with municipalities, public agencies, and various service providers during this time.

### **Plan Content and Expectations:**

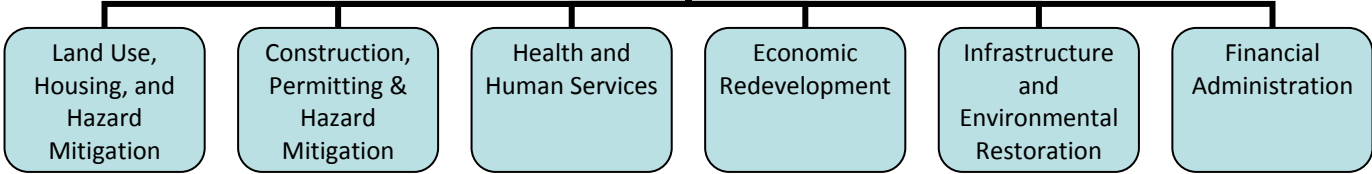
In fashioning a ***PDRP*** that best achieves the objectives of Pinellas County and its Comprehensive Plan, the following considerations warrant special attention:

- ❑ Consider dividing the Plan into two distinct sections:
  - 1) A comprehensive policy document to provide overall guidance
  - 2) A streamlined decision/action support document (Action Plans by subject area)
- ❑ Compliance with federal, state, and local statutes and optimal adherence to relevant federal, state and local planning guidelines
- ❑ Language linking the Plan with other relevant planning documents such as local comprehensive plans, the Comprehensive Emergency Management Plan (CEMP), Local Mitigation Strategy, Recovery Implementation Guide, etc.
- ❑ Inclusion of specific guidance for Plan activation (trigger conditions, steps, responsibilities, etc.)
- ❑ Inclusion of recommended practices and procedures for plan monitoring, review, and revision
- ❑ Develop a Plan for Pinellas County with a multi-jurisdictional perspective so that it can serve as a model for the municipalities and public agencies as they develop their PDRPs
- ❑ Efforts to appropriately involve the public in the planning process

To complete specific tasks, it is recommended that a Steering Group be established along with smaller work groups. Overall Project Management will be provided by the Pinellas County Planning and Emergency Management Departments with support by the Tampa Bay Regional Planning Council.

Steering Group

Public Outreach



Land Use,  
Housing, and  
Hazard  
Mitigation

Construction,  
Permitting &  
Hazard  
Mitigation

Health and  
Human Services

Economic  
Redevelopment

Infrastructure  
and  
Environmental  
Restoration

Financial  
Administration

## STEERING GROUP

The PDRP Steering Group’s major responsibility is to provide direction to the work groups, as well as review the activities and reports of all the work groups. The Steering Group will coordinate the preparation of a document that weaves together the work of all work groups into a well-integrated updated strategic plan known as the “Pinellas County Post Disaster Redevelopment Plan” that will be presented to the Board for re-adoption.



The PDRP Steering Group would be composed of the following members or their representatives:

Representative	PDRP Role
Commissioner Calvin Harris	Steering Group Chair
County Administrator or designee	
County Attorney	
Communications Director	Chair, Public Outreach Work Group
Emergency Management Director	
Planning Department Director	Chair, Land Use, Housing and Mitigation Work Group
Building and Development Review Services Director	Co-Chair, Construction, Permitting and Mitigation Work Group
Community Development Director	Co-Chair, Construction, Permitting and Mitigation Work Group
Office of Management and Budget Director	Chair, Financial Administration Work Group
Public Works & Transportation Director	
Utilities Director	Co-Chair, Infrastructure and Environmental Restoration Work Group
Health & Human Services Director	Chair, Health and Human Services Work Group
Pinellas County Health Department Director	
Economic Development Director	Chair, Economic Redevelopment Work Group
Environmental Management Director	Co-Chair, Infrastructure and Environmental Restoration Work Group
Property Appraiser	
St. Petersburg/Clearwater Convention and Visitors Bureau	
Chamber of Commerce Representative	
City Managers Group Representatives (3)	

**LAND USE, HOUSING AND MITIGATION WORK GROUP** – This Work group will provide recommendations to the Steering Group for the framework, preparation and contents of a plan to prepare for and guide the decision and action process in post-disaster circumstances. This Work group will address issues relating to rebuilding priorities, temporary moratorium on building, reconstruction and repair, non-conforming use policy, County build- back policy, redevelopment in the coastal storm area, changes to the County’s future land use map, adaptation and mitigation before a disaster to reduce risk from future storms, the use, placement and removal of temporary alternative housing, land acquisition, redevelopment projects that support economic redevelopment, identify priority areas for reducing scale of redevelopment, identify priority redevelopment areas, neighborhood preservation and gentrification issues, affordable housing, historic structures, criteria for temporary uses to be consistent with current and future uses, private property rights potential issues, and landscape management. The land use Work group would include, but not be limited to, the following members or their representatives:



- Planning Director, Chair
- Building and Development Review Services Director
- County Attorney
- Utilities Director
- Municipal representatives
- Environmental Management Director
- Emergency Management Director
- Economic Development Director
- Community Development Director
- Public Works & Transportation Director
- Real Estate Management Director
- Risk Management Director
- Pinellas Planning Council representative
- Representative(s) of the private sector
- Pinellas County Historic Society
- Extension Services

This Work group’s tasks would help to implement Policy 1.1.6., Policy 1.1.8., Policy 1.1.9., Policy 1.1.10., and Policy 1.1.11. of the Coastal Management Element of the Pinellas County Comprehensive Plan. (See Appendix A)



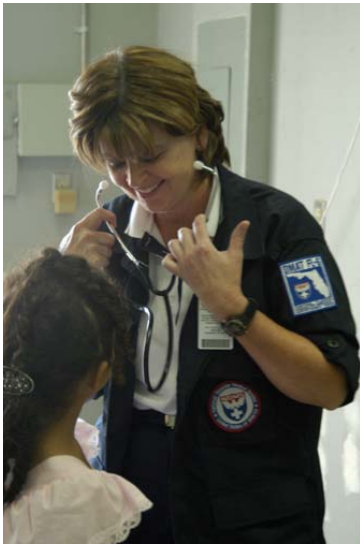
#### **CONSTRUCTION, PERMITTING AND MITIGATION WORK GROUP –**

This group will provide recommendations to the Steering Group on the repair and restoration of buildings in unincorporated Pinellas County following a major disaster. They will address issues regarding disaster permitting, implementing temporary moratoria on reconstruction and repair, temporary repairs, temporary housing permits, contractor licensing fraud, adequate construction materials and available contractors and skilled construction workers, building and safety code adequacy, code enforcement, mutual aid agreements, non-conforming and substantially damaged structures,

blight and abandoned homes, mitigation during rebuild and repair, and funding assistance and insurance problems. The Construction, Permitting and Mitigation Work Group would include, but not be limited to, the following members or their representatives:

- Building and Development Review Services Director, Co-chair
- Community Development Director, Co-chair
- Planning Department Director
- Emergency Management Director
- Real Estate Management Director
- Environmental Management – Code Enforcement Manager
- Pinellas County Construction Licensing Board
- Justice and Consumer Services Director
- Representative of the Construction Industry
- Private Industry Supplier
- Lending Industry
- Insurance Industry
- Florida Engineering Society
- Habitat for Humanity
- Municipal Representatives

This Work group's tasks would help to implement Policy 1.1.5. Policy 1.1.6., and Policy 1.1.8. of the Coastal Management Element of the Pinellas County Comprehensive Plan. (See Appendix A)



**HEALTH & HUMAN SERVICES WORK GROUP** – This Work group would make recommendations to the Steering Group for the provision of essential services to disaster victims and emergency support personnel. Issues to be considered would include public health, medical care through hospitals, clinics and medical office restoration, services to residents of temporary housing, and coordination of emergency response and support personnel, retention and recruitment of medical personnel, mental health assistance, adult living facilities and nursing home safety, Special Needs long-term assistance, health-related pollution, low income assistance, public transportation restoration/improvement, homeless programs, public safety service levels re-established, children/family services, daycare/after-school program restoration, schools reopened, coordination/assistance for non-governmental organizations (NGOs) and volunteers, Long Term Recovery Committee establishment. The human services Work group would include, but not be limited to, the following members or their representatives:

Health and Human Services Director, Chair  
Health & Human Services Coordinating Council  
Red Cross Representative  
Community Development Director  
Pinellas County Health Department Director  
Emergency Management Director  
Representatives of the Pinellas County Schools  
Representatives of Pinellas County Hospitals  
Representatives of Municipalities  
Representatives from COAD: Community Based NGOs (United Way, Catholic Charities, Salvation Army)  
PSTA  
Long Term Recovery Committee Representative

It is envisioned that this Work group will focus on Health, then on Human Services and interrelated but separate components.



**ECONOMIC REDEVELOPMENT WORK GROUP** – This Work group would provide recommendations to the Steering Group regarding the quick and orderly recovery of the County’s business community, business retention, small business assistance, business attraction/incentives to replace failed businesses, temporary business space, workforce on-site temporary housing, economic diversification, ID of most vulnerable and priority industries/employers, employment assistance and job training, tourism renewal, and use of local businesses and workers in recovery operations. The economic redevelopment Work group would include, but not be limited to the following members or their representatives:

Economic Development Director, Chair  
Convention and Visitors Bureau Director  
Planning Department Director  
Building and Development Review Services Director  
St. Petersburg-Clearwater International Airport Director  
Office of Management and Budget Director  
Representative(s) of the private sector (i.e., chambers of commerce, banking industry, tourism Industry, Greater Tampa Bay Assoc. of Contingency Planners...)  
Municipal Economic Development Staff  
Florida Council of 100  
Tampa Bay Partnership  
Worknet Pinellas  
Florida Trucking Association

This Work group’s tasks would help to implement Policy 1.1.13. of the Coastal Management Element of the Pinellas County Comprehensive Plan. (See Appendix A)



**INFRASTRUCTURE and ENVIRONMENT RESTORATION WORK GROUP** – This Work group would make recommendations to the Steering Group for transportation repair/mitigation/improvement, commercial and passenger transport restoration (rail and bus), airport restoration, potable water, sewer, stormwater repair/mitigation/improvement, coordination with power, natural gas and telecom company restoration efforts, solid waste, debris management, public facility repair/mitigation, repairing, replacing, modifying or relocating infrastructure in coastal storm areas, coastal/waterway debris removal/pollution, hazardous materials/debris

contaminates, wetland/beach restoration, environmental review of temporary sites, post-disaster management of domestic and wild animals, mitigation of natural resource loss, and recreation/cultural activities restored. The Infrastructure and Environmental Restoration Work Group would include, but not be limited to, the following members or their representatives:

Utilities Director, Co-Chair  
Environmental Management Director, Co-Chair  
Public Works & Transportation Director  
Planning Director  
Pinellas County Health Department Director  
Emergency Management Director  
Fire/EMS Director (for Hazmat)  
Animal Services Director  
Real Estate Management Director  
St. Petersburg-Clearwater Airport Director  
Culture, Education and Leisure Director  
Business Technology Director  
Office of Management & Budget Director  
Progress Energy  
Pinellas Suncoast Transit Authority

This Work group's task would help to implement Policy 1.1.4., Policy 1.1.5., Policy 1.1.7., Policy 1.1.9., and Policy 1.1.10 of the Coastal Management Element. (See Appendix A)



**FINANCIAL ADMINISTRATION WORK GROUP** – This Work group would make recommendations to the Steering Group for development of pre-established methods regarding the coordination of private and public funding, projected revenue shortfalls, pre-developed options for sustainability by cutting services or finding other revenue sources, and retention of high bond ratings. The Financial Administration Work Group would include, but not be limited to, the following members of their representatives:

Office of Management & Budget Director, Chair  
Economic Development Director  
Emergency Management Director  
Health & Human Services Director  
Health & Human Services Coordinating Council  
Pinellas County Health Director  
Property Appraiser  
Representatives from Community Based NGOs (Red Cross, United Way, Catholic Charities, Salvation Army)  
Long Term Recovery Committee Fiduciary Agent (dealing with Unmet Needs)

**THE PUBLIC OUTREACH WORK GROUP** – will make recommendations to the Steering Group for the development of pre-established methods for effective communication of recovery status/available assistance, population return, and transparency in recovery decisions. It will work with the Task Force and its Work groups to ensure public participation in the planning process through focus groups, websites, newsletters and email outreach.

The Public Outreach Work Group would include, but not be limited to, the following members of their representatives:

Communications Director, Chair  
Planning Department  
Emergency Management Department  
Economic Development Department  
Extension Services  
Municipal Public Information Officer (PIO) Committee Representative

