Nassau County Planning

Public Health and Urban Planning

Shared Common Missions and Perspectives

• Aim to improve human well-being
• Emphasize needs assessment and service delivery
• Manage complex social systems
• Focus at the population level
• Rely on community-based participatory methods
Promote, protect, and improve the health of all people in Nassau County.

Manage growth and create sustainable economic development to maintain and improve quality of life and unique character of Nassau County.
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Social Determinants of Health

- Social and Community Context
- Health and Health Care
- Neighborhood and Built Environment
- Economic Stability
- Education
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• Nassau County grew 3.6% last year
• By percent, 25th fastest County in U.S.
• BEBR predicts Nassau as 9th fastest growing County in Florida in next decade (2019-2030)
• Population expansion of 38%
• Population projection of 114,000

<table>
<thead>
<tr>
<th>Population Estimate</th>
<th>2017</th>
<th>2018</th>
<th>Percentage Increase</th>
</tr>
</thead>
<tbody>
<tr>
<td>BEBR</td>
<td>80,456</td>
<td>82,748</td>
<td>2.85%</td>
</tr>
<tr>
<td>US CB</td>
<td>82,864</td>
<td>85,832</td>
<td>3.58%</td>
</tr>
</tbody>
</table>
Nassau County Planning

- Community in transition
- There will be growth related challenges
- Opportunity to craft our own future
Nassau County Planning
Population Disbursement
2017

- Wetlands
- White Oak Plantation Overlay
- Mitigation Banks
- Florida Managed Areas

Population Density*

- 1 dot = 1 person

*Density disbursement is based upon 2017 parcel data. The dot-density utilizes property use codes to locate existing dwelling units illustrating the disbursement of County citizens.
What are we going to do with the opportunity?

Embrace the Opportunity
Appreciate the Challenge
Be Open to Innovation
Strive to Maintain Proper Perspective
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Western Nassau Heritage Preservation Project

Vision Book
This Vision Book articulates the ideas and input of community members and outlines goals, objectives and policies.

- It is not a regulatory document.
- It is a tool used to provide guidance to the County for future decision making.
- It provides guidelines for policy makers as they set priorities and make decisions about the future of their communities.
## State Agencies
- Florida Department of Environmental Protection (DEP)
- Florida Department of Transportation (FDOT)
- Florida Fish and Wildlife Conservation Commission (FWC)
- Florida Forest Service (FFS)
- Florida Public Archaeology Network (FPAN)
- Nassau Soil and Water Conservation District (USDA Natural Resources Conservation Service)
- North Florida Transportation Planning Organization (TPO)
- St. John’s River Water Management District (SJRWMD)
- University of Florida Extension Service (IFAS)

## Nonprofit Groups
- Barnabas
- Boys and Girls Club
- Council on Aging
- FL Greenways and Trails Foundation
- Habitat for Humanity
- Keep Nassau Beautiful
- Micah’s Place
- Nassau Homeless Coalition
- North Florida Land Trust (NFLT)
- St. Mary’s Riverkeeper
- Starting Point Behavioral Health
- Trust for Public Land (TPL)
- West Nassau Historical Society
- White Oak Conservation

## Nassau County
- Building Department
- Emergency Management
- Facilities Maintenance Branch (FMB)
- Fire Rescue Services Department

## Health Department
- Library
- Property Appraiser
- Road and Bridge Department
- School Board
- Sheriff’s Department

## Economic Development
- FL State College at Jacksonville: Nassau Center
- Nassau County Chamber of Commerce
- Nassau County Economic Development Board
- Nassau County School Board
<table>
<thead>
<tr>
<th>Date</th>
<th>Event Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>March 6</td>
<td>Regular WNHPC Meeting</td>
</tr>
<tr>
<td>May 1</td>
<td>Regular WNHPC Meeting</td>
</tr>
<tr>
<td>May 4</td>
<td>White Oak Government Roundtable</td>
</tr>
<tr>
<td>June 9</td>
<td>County Infrastructure Roundtable</td>
</tr>
<tr>
<td>June 26</td>
<td>Regular WNHPC Meeting</td>
</tr>
<tr>
<td>July 13</td>
<td>Business/Economic Dev Roundtable</td>
</tr>
<tr>
<td>August 6</td>
<td>Town of Callahan Meeting</td>
</tr>
<tr>
<td>August 16</td>
<td>Town of Hilliard Meeting</td>
</tr>
<tr>
<td>August 23</td>
<td>4-H open House</td>
</tr>
<tr>
<td>August 23</td>
<td>West Nassau Historical Society</td>
</tr>
<tr>
<td>September 19</td>
<td>Bryceville Community Meeting</td>
</tr>
<tr>
<td>September 22</td>
<td>Callahan Community Yard Sale</td>
</tr>
<tr>
<td>September 25</td>
<td>Regular WNHPC Meeting</td>
</tr>
<tr>
<td>September 27</td>
<td>Callahan Library</td>
</tr>
<tr>
<td>October 9</td>
<td>Callahan Library</td>
</tr>
<tr>
<td>October 11</td>
<td>FSCJ Career Fair</td>
</tr>
<tr>
<td>November 1</td>
<td>Chamber Westside Council Luncheon</td>
</tr>
<tr>
<td>November 3</td>
<td>Hobos, Hot Rods, Heroes Car Show</td>
</tr>
<tr>
<td>November 13</td>
<td>Fairgrounds Town Hall</td>
</tr>
<tr>
<td>Oct 29 – Dec 8</td>
<td>Historical Society Smithsonian Exhibit</td>
</tr>
<tr>
<td>November 27</td>
<td>Regular WNHPC Meeting</td>
</tr>
<tr>
<td>December 1</td>
<td>Callahan Christmas Parade/Arts Fair</td>
</tr>
<tr>
<td>December 13</td>
<td>School Board Presentation</td>
</tr>
</tbody>
</table>
Nassau County Planning

2019

<table>
<thead>
<tr>
<th>Date</th>
<th>Event Description</th>
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<tbody>
<tr>
<td>July 23</td>
<td>Regular WNHPC Meeting</td>
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<tr>
<td>July 25</td>
<td>West Nassau Historical Society</td>
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<tr>
<td>August 1</td>
<td>Town of Hilliard</td>
</tr>
<tr>
<td>August 13</td>
<td>Town of Callahan</td>
</tr>
<tr>
<td>August 20</td>
<td>Bryceville Community Meeting</td>
</tr>
<tr>
<td>August 20</td>
<td>4-H Open House</td>
</tr>
<tr>
<td>August 27</td>
<td>Regular WNHPC Meeting</td>
</tr>
<tr>
<td>September 5</td>
<td>Chamber Westside Council Luncheon</td>
</tr>
<tr>
<td>October 1</td>
<td>Planning and Zoning Board</td>
</tr>
<tr>
<td>October 22</td>
<td>Regular WNHPC Meeting</td>
</tr>
<tr>
<td>November 12</td>
<td>Chamber Westside Council Luncheon</td>
</tr>
<tr>
<td>November 14</td>
<td>Hobos, Hot Rods, Heroes Car Show</td>
</tr>
<tr>
<td>November 21</td>
<td>Fairgrounds Town Hall</td>
</tr>
<tr>
<td>December 7</td>
<td>Callahan Christmas Parade/Arts Fair</td>
</tr>
<tr>
<td>December 10</td>
<td>Regular WNHPC Meeting</td>
</tr>
<tr>
<td>December 14</td>
<td>School Board Presentation</td>
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<td>Town of Callahan Meeting</td>
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<tr>
<td>December 19</td>
<td>Town of Hilliard Meeting</td>
</tr>
</tbody>
</table>
### Nassau County Health Improvement Plan

**CHIP 2019-2021**

<table>
<thead>
<tr>
<th>Strategic Issue: Access to Care</th>
<th>Goal: Western Nassau Health Needs</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Objective</strong></td>
<td><strong>Strategy</strong></td>
</tr>
<tr>
<td>West Nassau Health Team</td>
<td>Convene, assess, choose gaps, develop action plan, implement and evaluate</td>
</tr>
</tbody>
</table>

**Objectives**

- **Objective:** By 2045, Western Nassau will have expanded community medical care facilities.
  - **Strategy:** Identify incentives for development of medical care facilities within mixed-use developments.
  - **Assigned:** PEO, NCEDB, BOCC

- **Objective:** Coordinate transportation needs with access to healthcare facilities, especially for the elderly population.
  - **Strategy:** Include Council on Aging/Nassau Transit in future transportation planning efforts in Western Nassau, including options for future stops.
  - **Comprehensive Plan:** Policies T.08.01, T.08.02
  - **Assigned:** PEO, Nassau County Council on Aging

- **Objective:** Coordinate with the Nassau County Health Department regarding implementation of the Community Health Improvement Plan.
  - **Strategy:** Maintain Planning + Economic Opportunity Department participation in the Community Health Improvement Plan Steering Committee.
  - **Assigned:** PEO, Health Department

**Policy**

- Advocate for Rural Broadband Expansion to support telehealth, health education/information access

**Evaluation Outcomes**

- **Obtain baseline metrics by October 2019.**
- **Report activity to PHN semiannually April & October through 2021.**
Nassau County Planning

Four Key Strategic Areas of Focus

• Diversify housing stock
• Affordable rental housing
• Affordable homeownership
• Jobs – housing-transportation link
Nassau County Planning

State Agencies
Florida Department of Environmental Protection (DEP)
Florida Department of Transportation (FDOT)
Florida Housing Finance Corporation
Florida's State Housing Initiatives Partnership (SHIP)
North Florida Transportation Planning Organization (TPO)
St. John’s River Water Management District (SJRWMD)

Nonprofit Groups
Barnabas
Boys and Girls Club
Council on Aging
Habitat for Humanity
Keep Nassau Beautiful
Micah’s Place
Nassau Homeless Coalition

Nassau County
Building Department
Emergency Management
Facilities Maintenance Branch (FMB)
Fire Rescue Services Department

Health Department
Library
Property Appraiser
School Board
Sheriff’s Department

Economic Development
FL State College at Jacksonville: Nassau Center
Nassau County Chamber of Commerce
Nassau County Economic Development Board
Nassau County School Board
HOUSING SPEAKER SERIES
Staying in Your Home: Legal Issues + Home Ownership

CAROL MILLER + LYNN DRYSDALE
JAX AREA LEGAL AID

WHEN: SEPT. 19 @ 6PM
WHERE: BOCC CHAMBERS
96135 NASSAU PL.
YULEE, FL

FREE + OPEN TO THE PUBLIC

ABOUT THE SERIES:
Nassau County’s Affordable Housing Advisory Committee (AHAC) is working to tackle housing issues facing our county and communities. We are working on a variety of outreach strategies to engage our communities in this important conversation. This is the second in a speaker series.

For more information:
www.nassaucountyfl.com/housing
(904) 530-6300
planninginfo@nassaucountyfl.com
# Nassau County Health Improvement Plan
**CHIP 2019-2021**

## Strategic Issue: Housing and Healthy Places

**Goal:** Create a Housing Coalition to address housing needs and ownership.

<table>
<thead>
<tr>
<th>Objective</th>
<th>Strategy</th>
</tr>
</thead>
<tbody>
<tr>
<td>Expand the cold night shelter master list to include the Westside and Yulee</td>
<td>1. Facilitation of communication among agencies working on housing, coordination with AHAC and the exploration of public/private partnerships.</td>
</tr>
<tr>
<td>Research permanent supportive housing model</td>
<td>2. Look for best practices and new models and coordinate with the NC Homeless Coalition while working with the NE Florida Builders Association</td>
</tr>
<tr>
<td>Establish a Family Promise program</td>
<td></td>
</tr>
</tbody>
</table>

## Goal: Increase availability of diverse housing options for people of all ages and incomes.

**Objective:** Identify Comprehensive Plan and Land Development Code options that allow for a diverse housing mix within Western Nassau.

**Strategy:** Utilizing Small Area Plans and County transects (as established in the William Burgess Overlay) in preferred growth areas, provide for land uses that allow a variety of housing types, and a jobs/housing balance.

- **Comprehensive Plan:** [Objective FL.08](#)
- **Assigned:** PEO, PZB, BOCC

**Strategy:** Encourage development to utilize affordable housing density bonus.

- **Comprehensive Plan:** [Policies FL.01.03, FL.10.01, H.01.01](#)
- **Assigned:** PEO, BOCC

**Strategy:** Consistent with HB 7103 (2019), and based on County EHAC goals, look at establishing inclusionary zoning requirements.

- **Comprehensive Plan:** [Policy RC.01.08](#)
- **Assigned:** PEO

**Objective:** Coordinate with the County’s Essential Housing Advisory Committee to facilitate discussions around housing needs or issues unique to Western Nassau.

**Strategy:** Address goals outlined in the 2019 County Housing Assessment.

- **Comprehensive Plan:** [Housing Element](#)
- **Assigned:** EHAC

**Strategy:** Work with developers regarding use of affordable density bonus, impact fee withholding options, and creation of high-quality development to provide more affordable housing options.

- **Comprehensive Plan:** [Housing Element](#)
- **Assigned:** PEO, BOCC

**Strategy:** Ensure Land Development Code retains options for use of manufactured housing in zoning districts in Western Nassau, where appropriate.

- **Comprehensive Plan:** [Policies FL.01.02(B), H.01.02](#)
- **Assigned:** PEO, PZB, BOCC
Coming together is a beginning; keeping together is progress; working together is success.

E.E. Hale

Planning and Economic Opportunity Department
Nassau County
96161 Nassau Place
Yulee, FL 32097
(904) 530-6300
planninginfo@nassaucountyfl.com
www.nassaucountyfl.com/westernnassau
**The Vision**

**Goals**

Goals are overall or general statements about the quality and character of the community. They are translated into measurable and specific Objectives.

**Objectives**

Objectives are the more specific ends towards which community leaders should direct their efforts. Performance standards or quality of life benchmarks are established in the Objectives and are used to monitor progress and measure change in the community.

**Strategies**

Strategies are specific actions taken to achieve an Objective in support of a Goal. Many of the Strategies have a related policy or objective from the Comprehensive Plan. In order to help complete each Objective, the corresponding Strategy has been assigned to an entity and/or partner who should be responsible for helping to achieve the Goals of Western Nassau.