

FUTURE LAND USE ELEMENT

Goal 1: Ensure that the park-like, residential/family character of the Town of Belleair is maintained and protected while supporting the continued economic viability of local resorts and preservation of the Belleview Biltmore Resort Hotel.

Objective 1.1:

The integrity and quality of life, as exhibited by the continuation of the town's homogenous, low-density residential character, will be maintained in existing residential neighborhoods and all future growth, development, and redevelopment within the Town of Belleair shall be (1) in accordance with the land use categories adopted herein, and (2) implemented and enforced through land development regulations consistent with this adopted comprehensive plan.

Policy 1.1.4:

The town shall continue to implement land development regulations that shall contain specific and detailed provisions required to implement this comprehensive plan, which, at a minimum shall:

- Regulate the subdivision of land;
- Regulate signage;
- Ensure that all development is consistent with federal flood insurance regulations;
- Ensure the compatibility of adjacent land uses and provide for adequate and appropriate buffering.

Objective 1.3:

Any necessary commercial development shall be compatible with the character of the community and shall occur in a planned fashion consistent with the Future Land Use Map and the town land development regulations.

Policy 1.3.7:

The town shall ensure that commercial areas are located and designed so as to enhance safety by providing adequate off-street parking and loading areas and by separating pedestrian and vehicular traffic.