

Land Development Regulations (Historical)

About the Land Development Code / Acerca del Código de Desarrollo Urbano

The Village of Indiantown has embarked on the process of preparing its first customized Land Development Code!

In the interim, the [Transition Code](#) will be applicable. [Indiantown Design Regulations](#) are also applicable in the interim.

Once completed and adopted, the Code (or LDC for short) will constitute the complete set of regulations which implements our Comprehensive Plan’s land use policy through zoning districts (consistent with the adopted Future Land Use Map) and describes how all development will take place within each of those districts. This includes requirements for, but not limited to, density and intensity, building massing, lot coverage, landscape, drainage, access, parking and circulation. In addition, the Code will also lay out the procedures for obtaining approvals for development and redevelopment projects, granting amendments and variances from the standard requirements, handling infractions, etc.

The LDC will be very critical in helping guide growth and the future development character of our community in accordance with the collective vision described in Indiantown 2040 (“It Takes a Village”), our recently adopted Comprehensive Plan. To help us with this important task, the Village has retained [Calvin, Giordano & Associates, Inc. \(CGA\)](#) to develop an Indiantown-bespoke LDC, which will replace Martin County’s Land Development Regulations. CGA is committed to conduct a transparent, inclusive and community-driven process. Information about meetings, progress updates, document drafts, and other, will be posted on this page as it becomes available.

As a stakeholder in this process, your participation is encouraged, and your input welcome at all stages of the process.

Village Contact: Steven Cramer, Economic Development Specialist | [scramer \[at\] indiantownfl.gov](mailto:scramer@indiantownfl.gov) | 772-597-8298

PROCESS HIGHLIGHTS

PHASE 1: Discovery Month 1	PHASE 2: Framework Months 1 - 4	PHASE 3: Production Month 5 - 7	PHASE 4: Adoption Months 8 - 9
• Mobilization • Kick-off • Data Gathering • County Code Review • Stakeholder Interviews	• Draft Code Development • Community and Council Workshops	• Final Code Development	• Village Council Hearings for Adoption



La Villa de Indiantown ha iniciado el proceso de preparar su primer Código de Desarrollo Urbano propio!

Una vez finalizado y adoptado, el Código (LDC por su abreviatura en inglés) constituirá el conjunto de reglamentos que implementarán las políticas de desarrollo de tierras establecidas en Indiantown 2040, nuestro recién adoptado Plan General, a través del establecimiento de distritos de zonificación (consistentes con el Mapa de Futuro Uso del Suelo aprobado), y describirá la forma deseada de desarrollo para cada uno de esos distritos. El Código incluye los requisitos de (pero no limitados a) densidad e intensidad, volumetría de los edificios, cobertura de lote, paisajismo, drenaje, acceso, parqueo y circulación, entre otros. Además, el Código describirá los procesos para obtener aprobaciones, enmiendas y varianzas para proyectos de desarrollo y redesarrollo, controlar infracciones, y otros.

El Código será crucial en guiar el crecimiento de la Villa y la formación de su futura identidad de acuerdo con la vision colectiva descrita en Indiantown 2040. Para ayudarnos en esta importante tarea, la Villa contrató a [Calvin, Giordano & Associates, Inc. \(CGA\)](#), para desarrollar un Código “a la medida” para Indiantown, reemplazando los reglamentos de Martin County. CGA se compromete a conducir un proceso transparente, inclusive e impulsado por los deseos de la comunidad. Esta página se irá actualizando con información sobre documentos, reuniones y eventos a medida que dicha información esté disponible.

Como parte interesada de este proceso, le invitamos a participar y a ofrece sus sugerencias en cualquier momento.

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Meeting Records / Registro de Reuniones

Project Kickoff / Inicio de Proyecto: November 14 - 15, 2019

- [Consultant Presentation to the Village Council](#)
- [Council Meeting Summary](#)
- [Village Staff Kickoff Meeting Summary](#)

Public Engagement Events / Eventos de Participación Pública

Project Kickoff / Inicio de Proyecto: November 14-15, 2019

- [Public Stakeholder Meeting Summary](#)

Public Open Houses / Sesiones de Puertas Abiertas: February 20th, 2020

- [LDC Public Open House Press Release](#)
- [Borrador LDR Indice](#)

- [LDR Definitions](#)
- [LDR Working Outline Draft](#)
- [Draft Zoning Districts](#)
- [Draft Post Open House Boards](#)
- [Post Open House Borrador Distritos de Zonificacion](#)
- [Post Open House Draft Zoning Map](#)
- [Open House Results Summary](#)

Additional Information and Resources / Información Adicional y Recurso

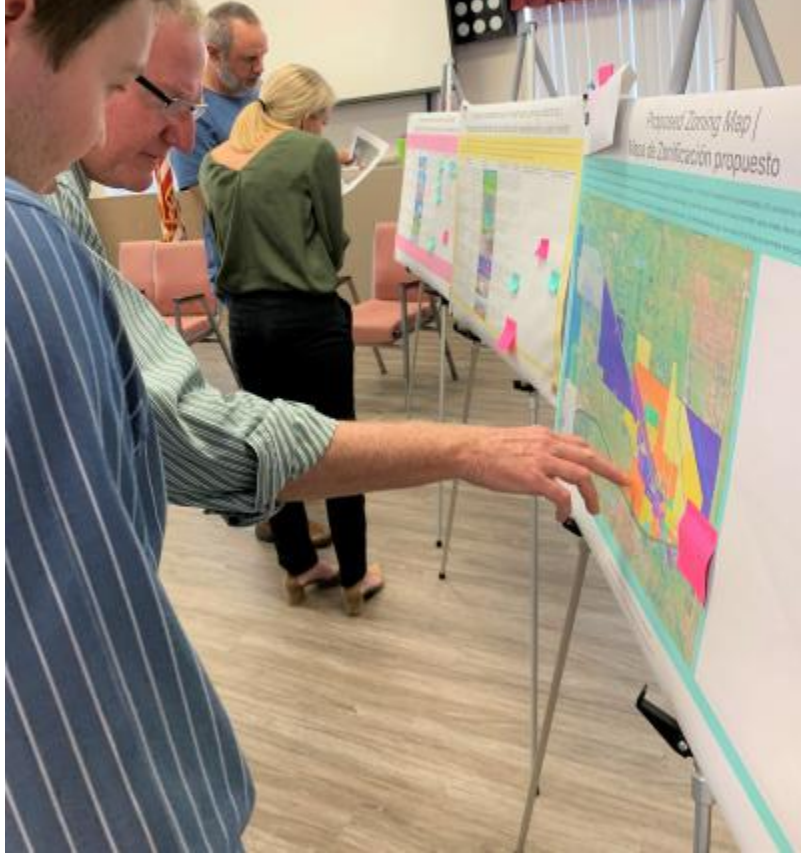
- [Indiantown 2040: It Takes a Village - Comprehensive Plan](#)

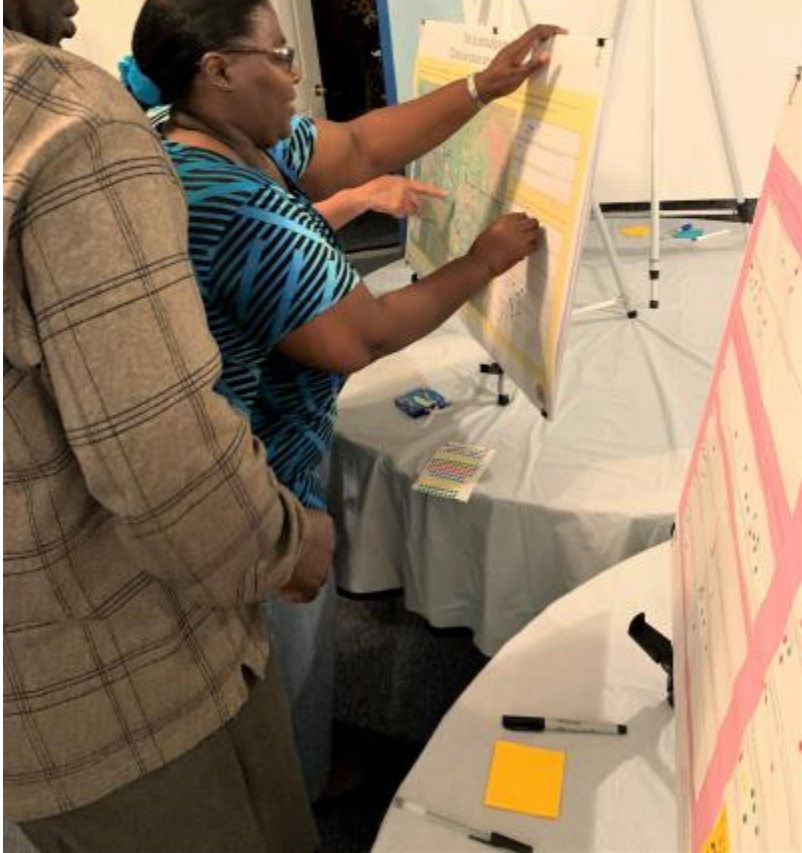
Project Updates / Proyectos Actualizaciones

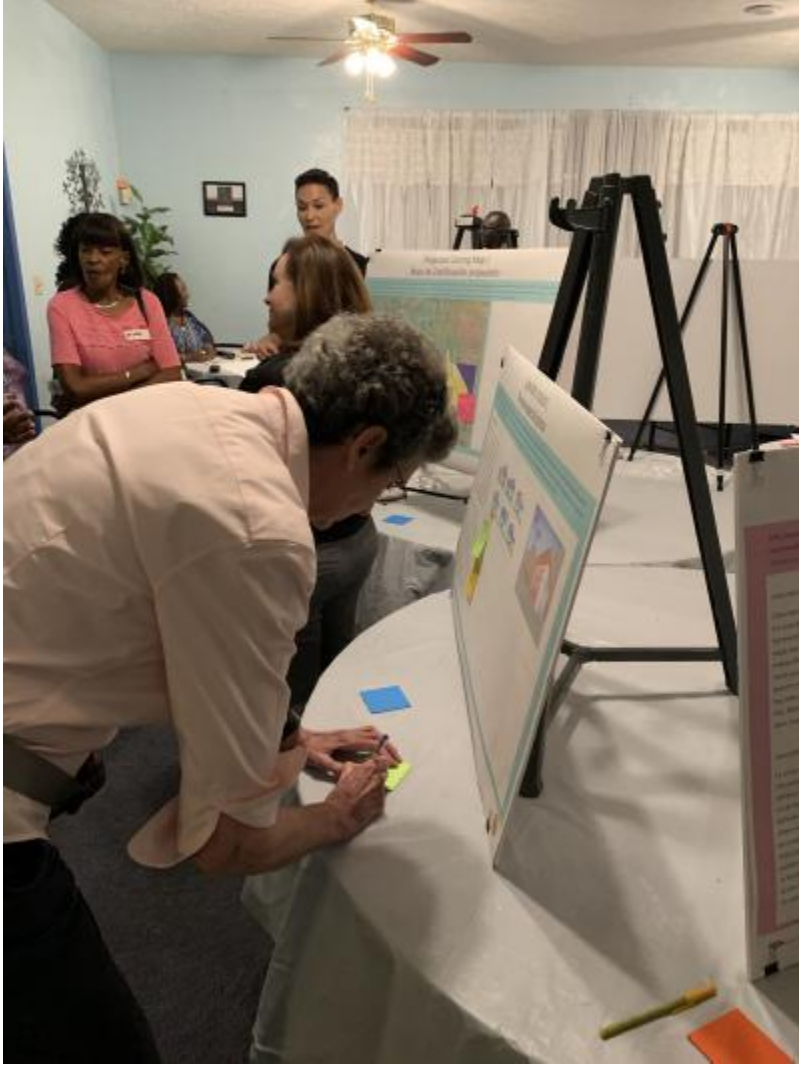
Thanks to everyone who attended the LDR Open Houses last week. We received great and diverse input and the CGA team will summarize the results to consider as they address key development issues in the process of crafting the new LDRs. Please check back soon on this site for the Open House summary!

Gracias a todos los que asistieron a las Sesiones de Puertas Abiertas la semana pasada. Recibimos excelentes y diversos aportes, y el equipo de CGA sintetizará los resultados para considerarlos al plantear enfoques a temas clave en el proceso de crear las nuevas Normas de Zonificación. Por favor, regresen otra vez para obtener el resumen de las



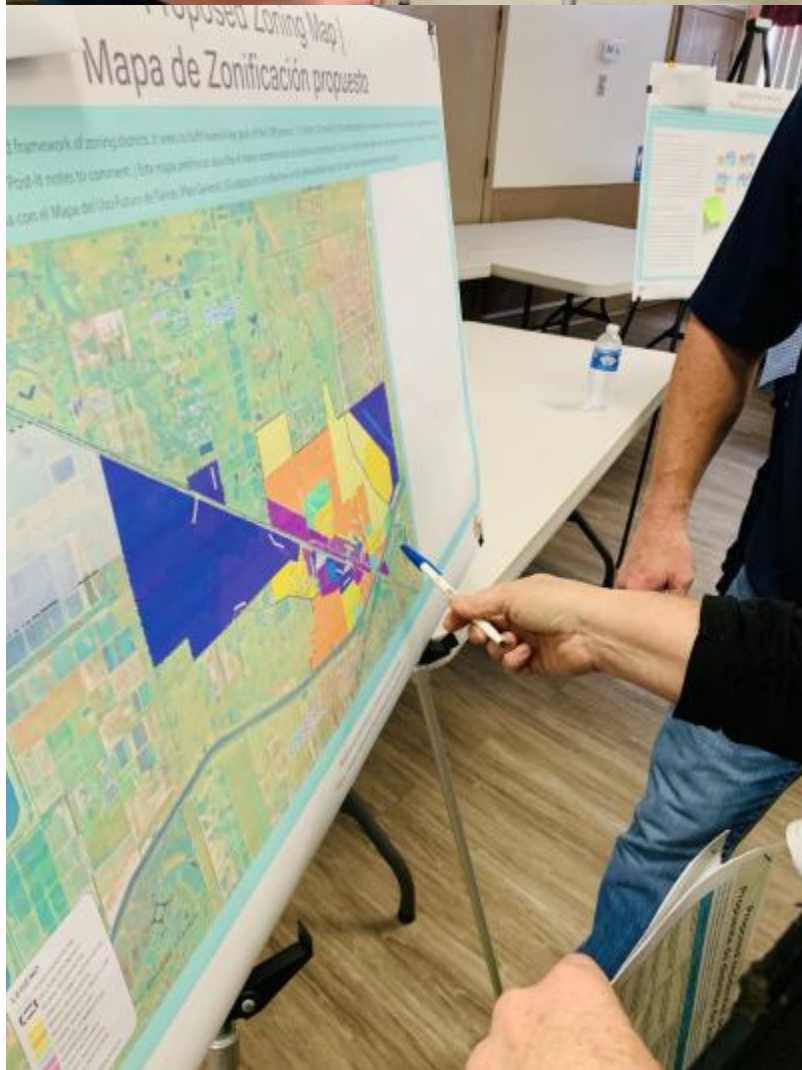














Supporting Documents

Village Council Meeting Summary 58.85 KB

Village Staff Kickoff Meeting Summary 75.46 KB

[View Slideshow](#)

Public Stakeholder Meeting Summary

68.65 KB

Council Briefing Kickoff 1.21 MB

LDC Public Open House Press Release 134.94 KB

Borrador LDR Indice 209.13 KB

LDR Definitions 93.54 KB

LDR Working Outline Draft 206.94 KB

Draft Zoning Districts 105.78 KB

Post Open House Boards 5.8 MB

Post Open House Borrador Distritos de Zonificacion 93.51 KB

Post Open House Draft Zoning Map 2.63 MB

Open House Results Summary 1.98 MB

DRAFT - Article 1 219.06 KB

DRAFT - Article 2 443.6 KB

DRAFT - Article 9 110.55 KB

DRAFT - Article 10 298.56 KB

DRAFT - Article 11 139.32 KB

DRAFT - Article 12 337.57 KB

Workshop 1 Presentation - July 30, 2020 546.84 KB

DRAFT - Article 3 4.47 MB

DRAFT - Article 4 236.23 KB

DRAFT Zoning Map 3.2 MB

Revised DRAFT Zoning Map_082020 628.46 KB

Workshop 2 Presentation - August 20, 2020 1.13 MB

Part 1 of Response to Public Comments 997.59 KB

Part 2 of Response to Public Comments 9.98 MB

Indiantown Land Development Code - First Reading 2.43 MB

Indiantown Land Development Code - Zoning Map First Reading 649.05 KB

REVISED LDRs as recommended at First Reading 3.04 MB

REVISED Zoning Map as recommended at First Reading 484.19 KB

Proposed LDRs for Second Reading 2.43 MB

Proposed LDRs for Second Reading comparison 102920 6.81 MB

Proposed LDR for Second Reading FINAL 11.4.20 8.9 MB

Proposed LDR for Second Reading FINAL 11.5.20 6.06 MB

Proposed LDR for Second Reading FINAL 11.6.20 6.19 MB

Indiantown Land Development Regulations 2.93 MB