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# ECONOMIC SUMMIT

2021

ZEPHYRHILLS FLA



# Building a More Resilient Economic Base

## Plan Zephyrhills 2035

Comprehensive Plan Update

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## Industrial Corridor Master Plan

- Industrial Property Owners + Stakeholder Meetings
  - Continued Discussion with Industrial Brokers
  - Continued Discussion with Airport + Related Industries
  - Transportation Planning + Access Management
  - CSX Railroad
  - Master Plan Updates
- .....

## Economic Development + Disaster Recovery Plan

Resilient Economy + Infrastructure

.....



## *Comprehensive Plan Update*





## VISION

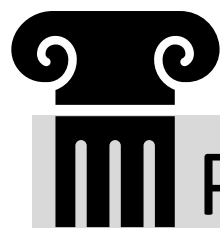
What do **we want to be able to say** about Zephyrhills in 2035?

Our People ● Our Environment ● Our Economy ● Our Place in the Region

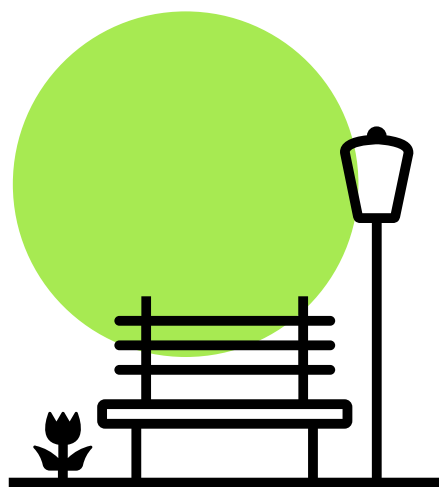


# COMMUNITY VALUES

*Vision*



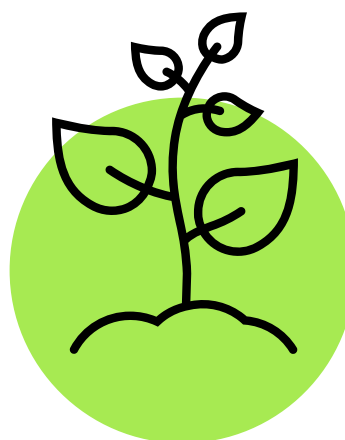
Plan Pillars



Livable Built Environment



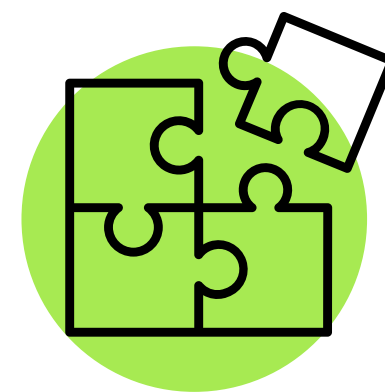
Healthy, Equitable Community



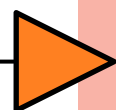
Harmony with Nature



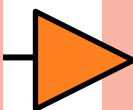
Resilient Economy



Responsible Regionalism



GOALS, OBJECTIVES, POLICIES



ADOPTION & IMPLEMENTATION

1

*"Listening to  
Community"*  
(2016)

*Opinion Survey  
Stakeholder  
Roundtables*



**5 Strategic  
Focus Areas**



2

Online  
Engagement  
Platform

*Idea Boards  
Visual Surveys  
Polls  
Mapping  
Activities*

3

Focus Groups  
& Advisory  
Group (PC)

*Identify issues/  
opportunities  
Add clarity to  
public input  
Review  
data/drafts*

4

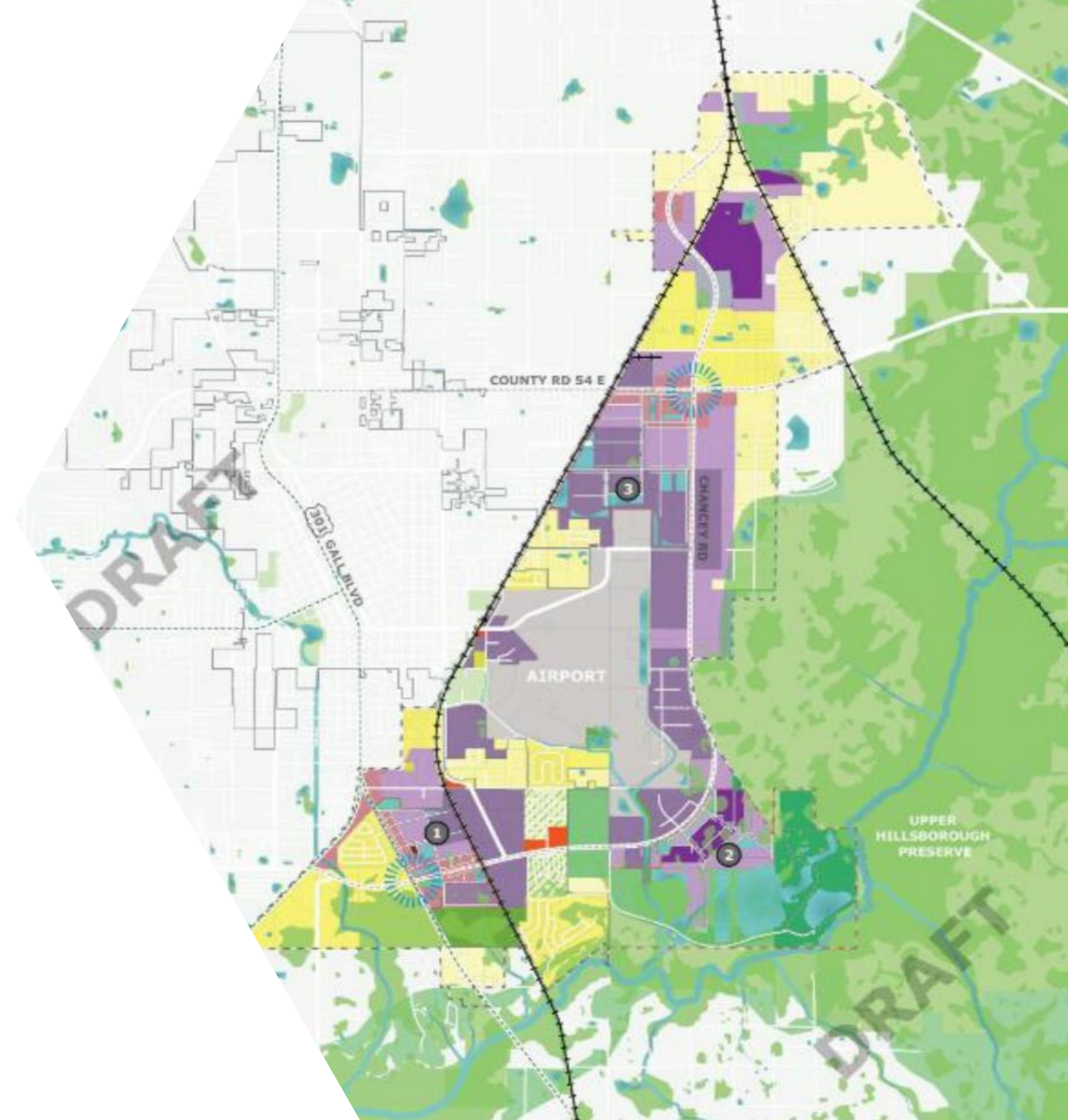
Community  
Forums

*Visioning  
Review draft Plan  
Input/feedback*

**Community  
Involvement**



# INDUSTRIAL CORRIDOR MASTER PLAN



# WHY PLAN FOR INDUSTRY?

## RESILIENCY

Diversify the local +  
regional economy

Better prepare for, withstand,  
+ recover from economic +  
environmental shocks

## INCREASED REVENUES

Additional Funding  
Opportunities

For public infrastructure,  
services, + amenities

## ECONOMIC IMPACT

More dollars  
circulating within the  
**community**

Supports local and regional  
businesses

## NEW JOBS

New Job  
Opportunities

Expansion of the working +  
middle classes.  
Locally-sourced job  
opportunities that may serve  
local, regional + national  
markets

## LAND-USE COMPATIBILITY

Mitigate Negative  
Impacts + Better Jobs-  
to-Housing Ratio

Sound, light + noise impacts.  
Working class housing







# INDUSTRIAL CORRIDOR

*Vision +  
Goals*







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# TRANSPORTATION- RELATED IMPROVEMENTS

*Current + Upcoming Projects*

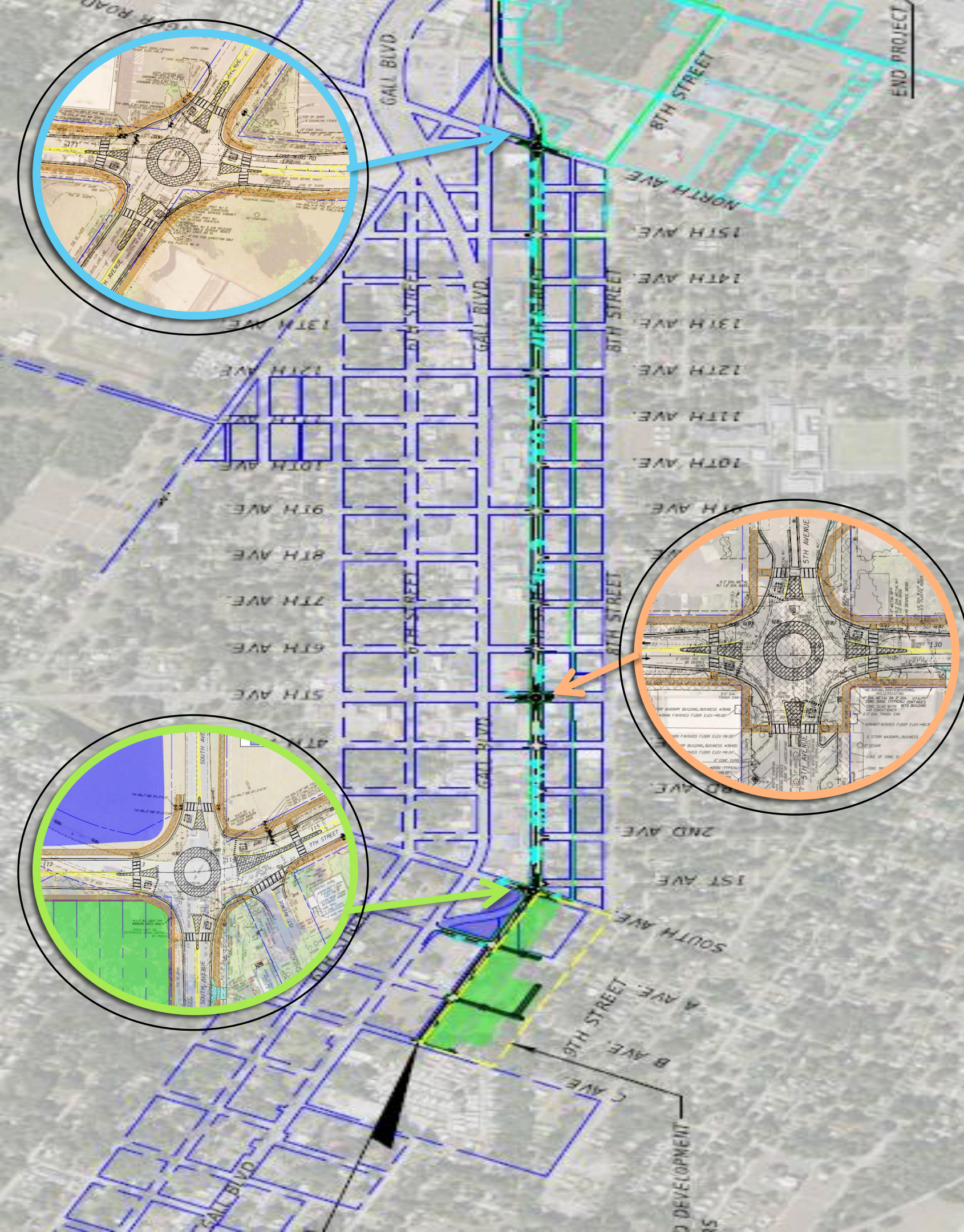




# 7<sup>TH</sup> STREET IMPROVEMENTS

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## *Complete Street*

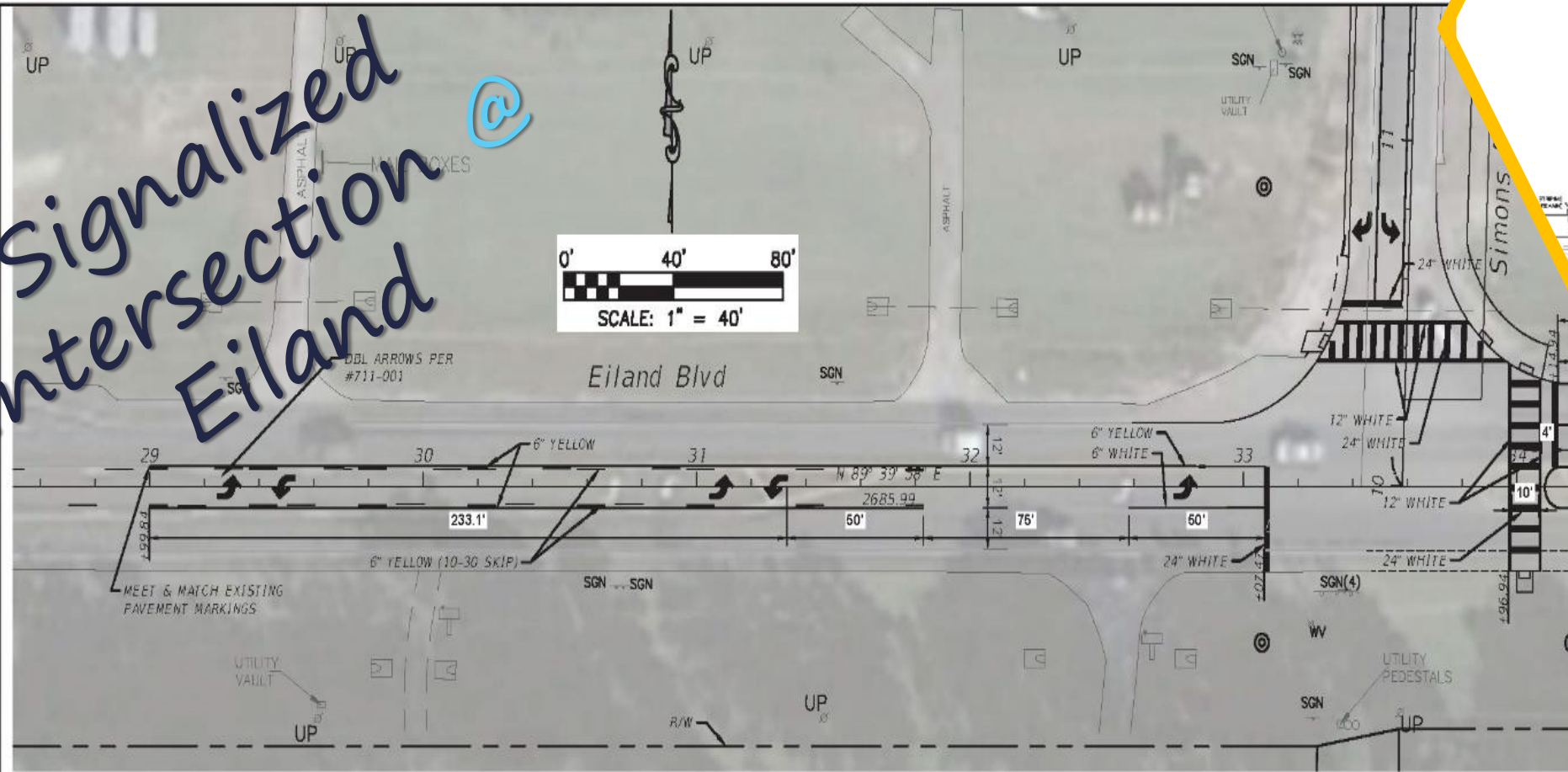




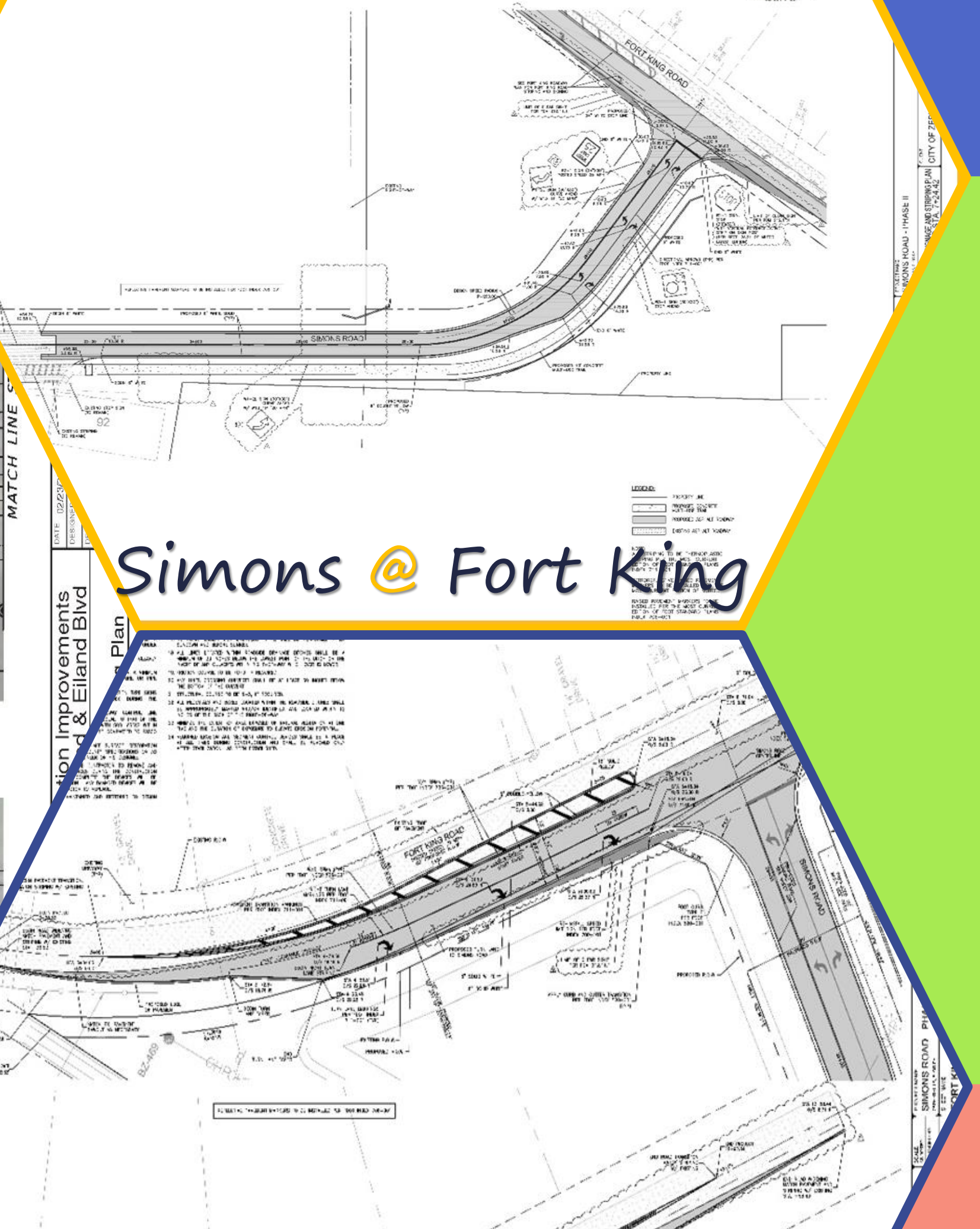


# SIMONS ROAD

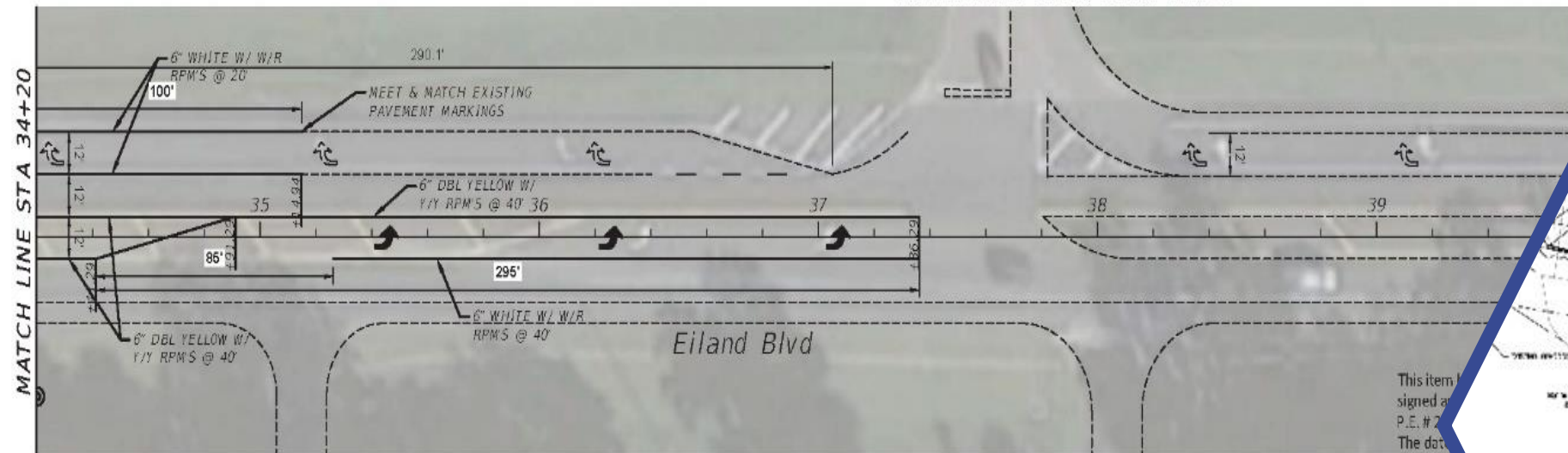
Signalized Intersection @ Eiland Blvd



Simons @ Fort King



Florida Medical Clinic / Davita Dialysis



This item is signed and sealed by the Professional Engineer, P.E. # 21,000,000. The date of the cover sheet is the date of the document and the date of the seal. This document is not to be used for any other project without the written consent of the Professional Engineer.



# SR 56

## Extension Project





# DAIRY ROAD EXTENSION

US Highway 301/Gall Blvd

Kossick Road

Otis Allen Road

Dairy Road

Wire Road

Pretty Pond Road

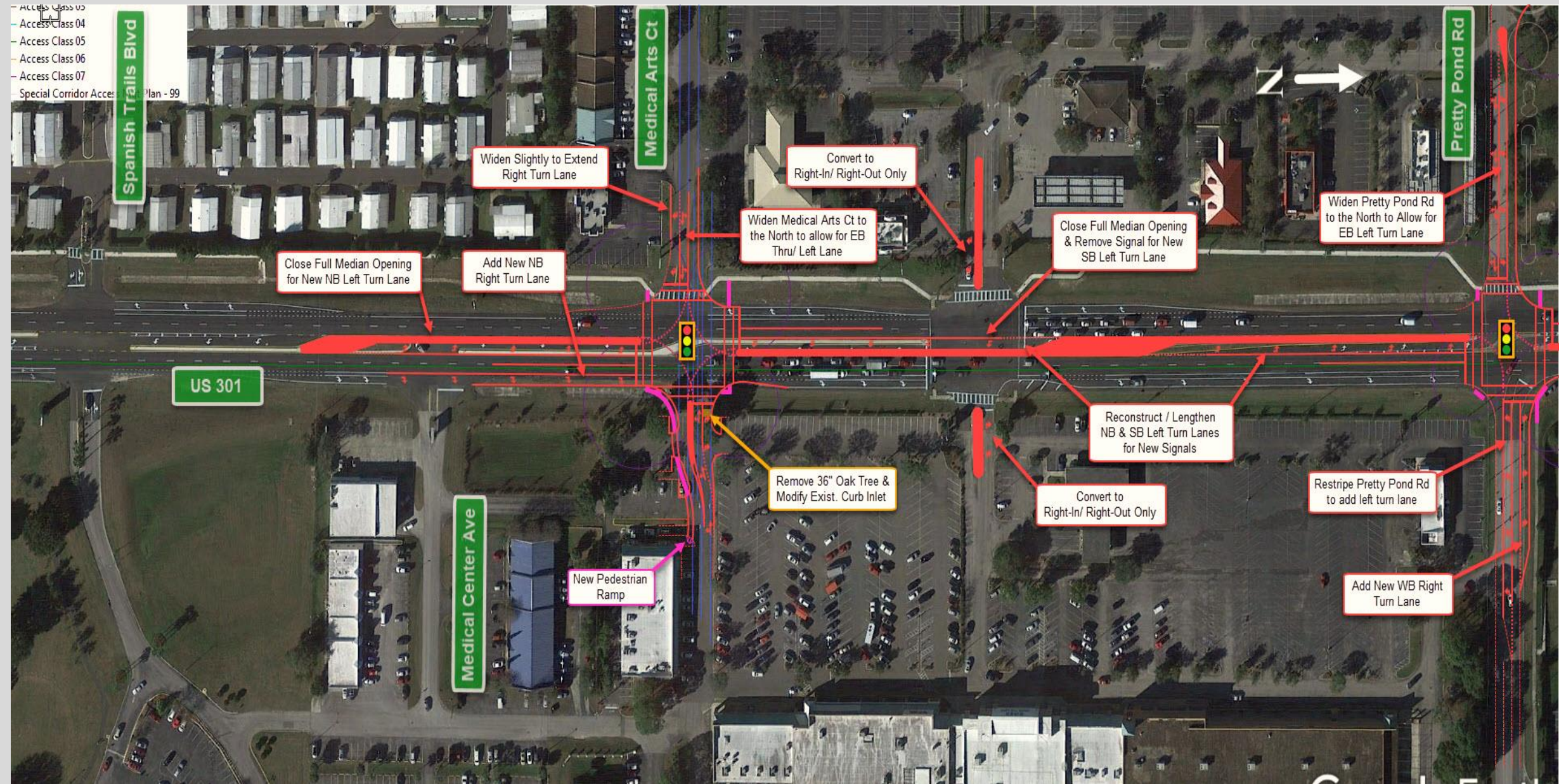






# US 301 + PRETTY POND

*Intersection  
Project*

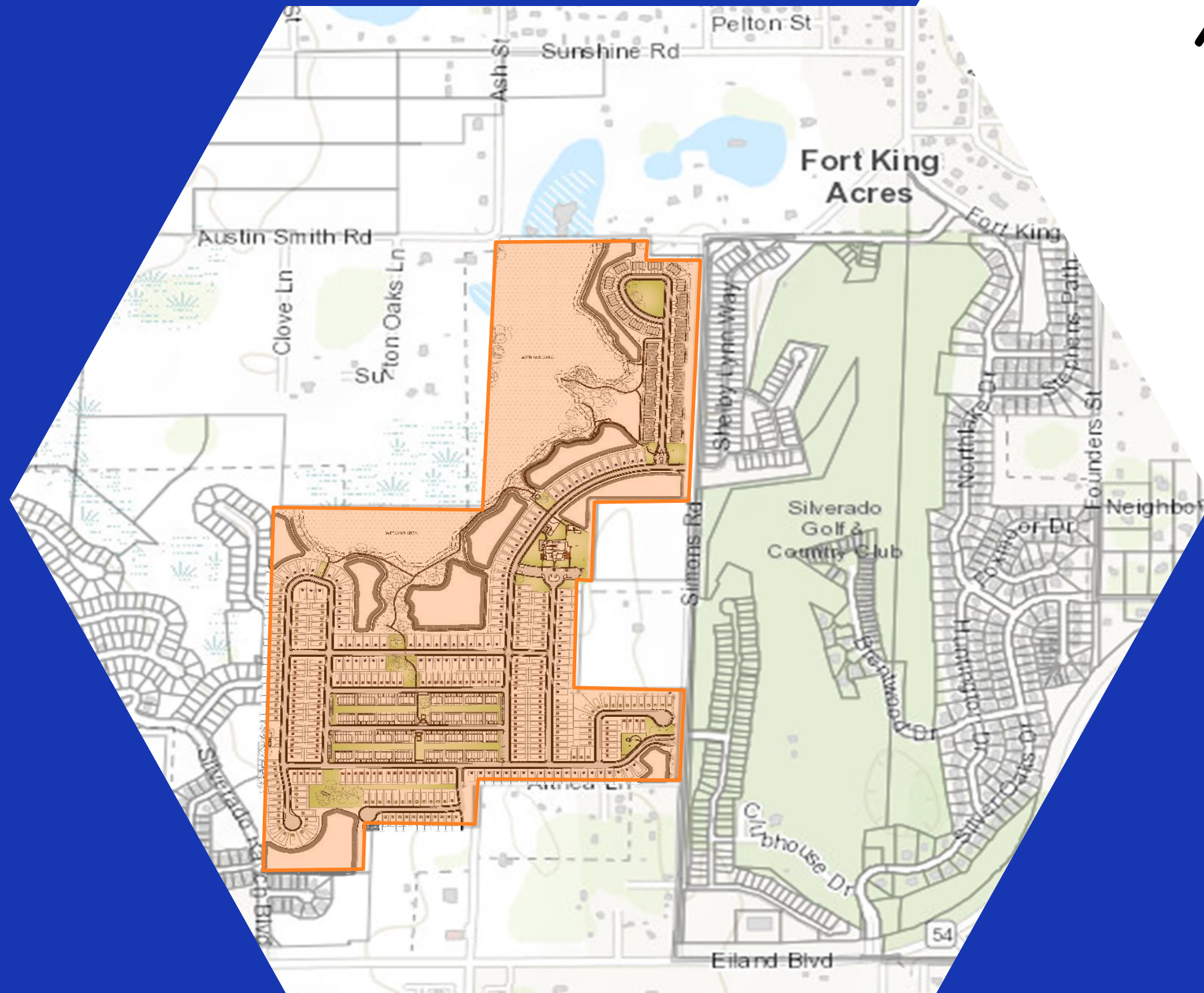




## NEW DEVELOPMENTS

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# Abbott Square





# NEW DEVELOPMENTS

## Healthier Stay + SVB Phase II

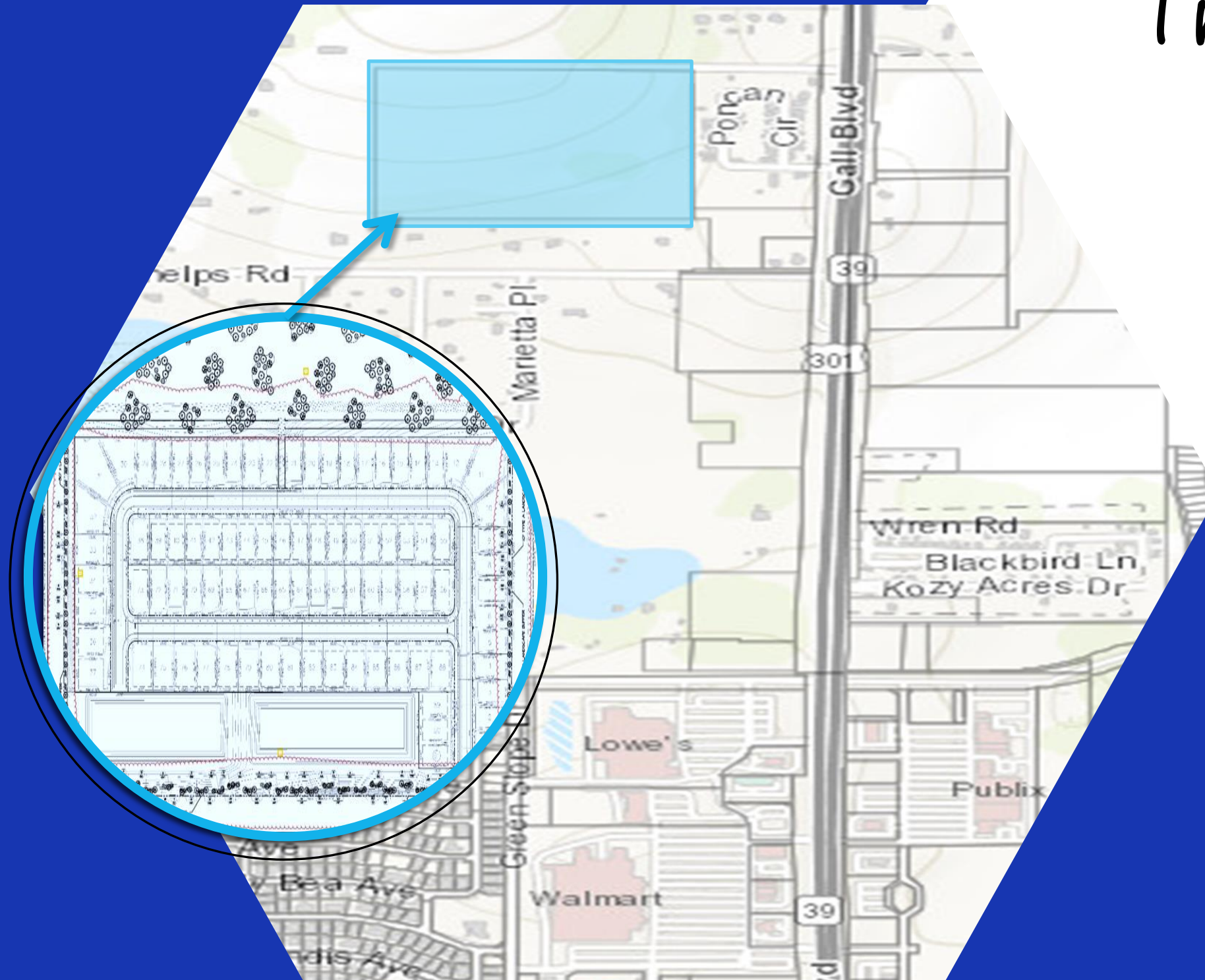




## NEW DEVELOPMENTS

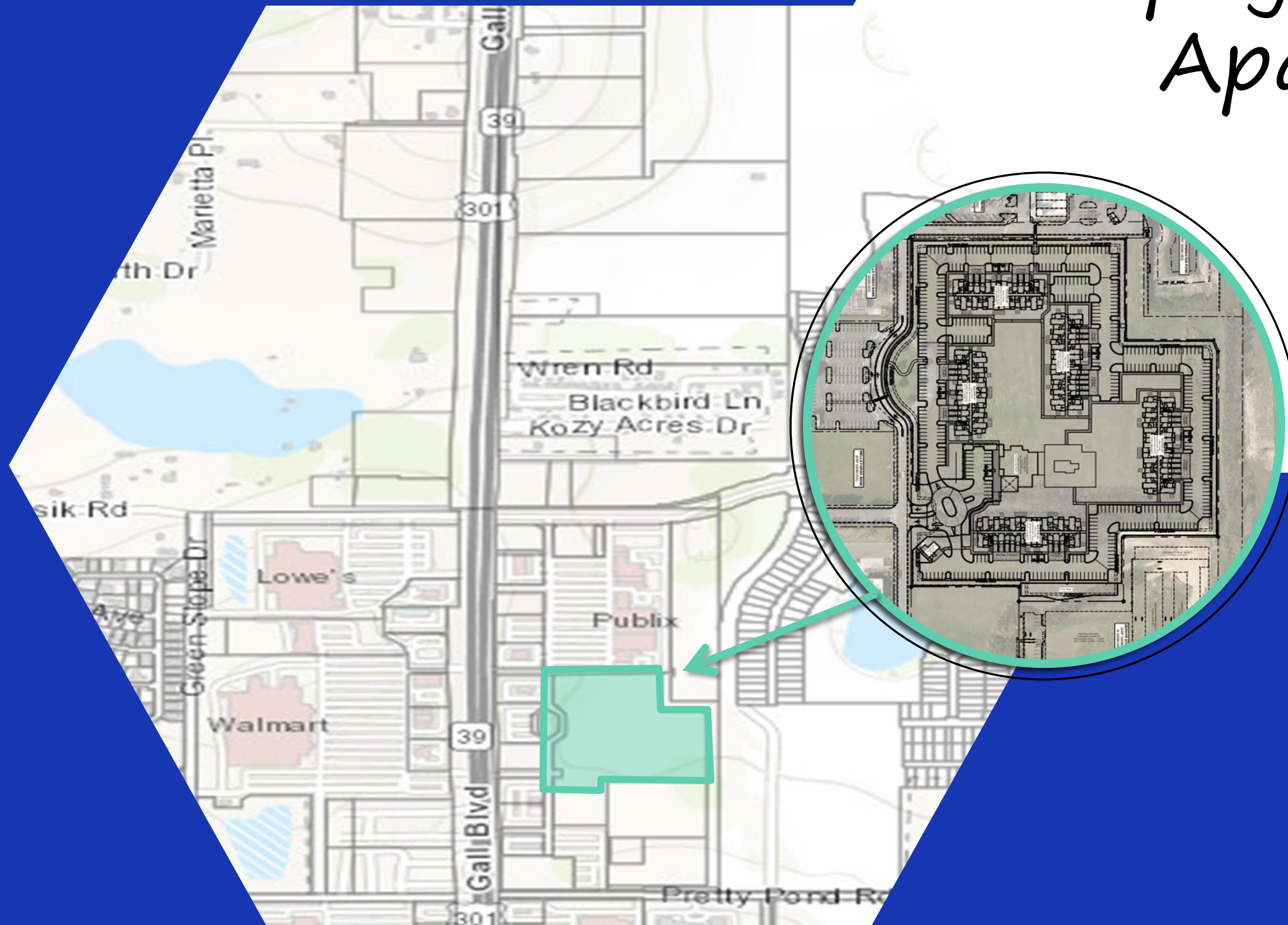
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### *Trotter's Crossing*



## NEW DEVELOPMENTS

# Zephyr Commons Apartments





## NEW DEVELOPMENTS

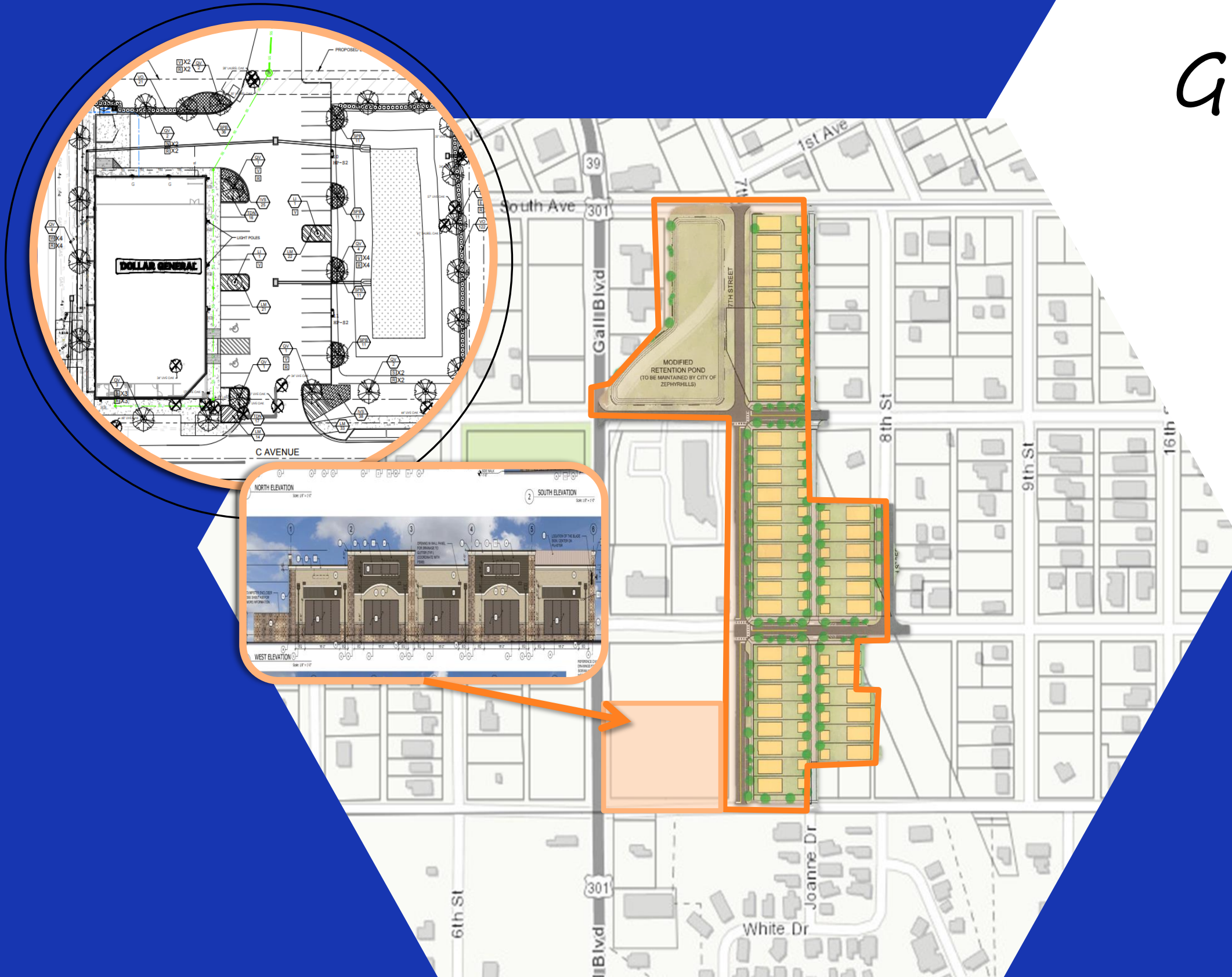
# 15<sup>th</sup> Avenue Townhomes





## NEW DEVELOPMENTS

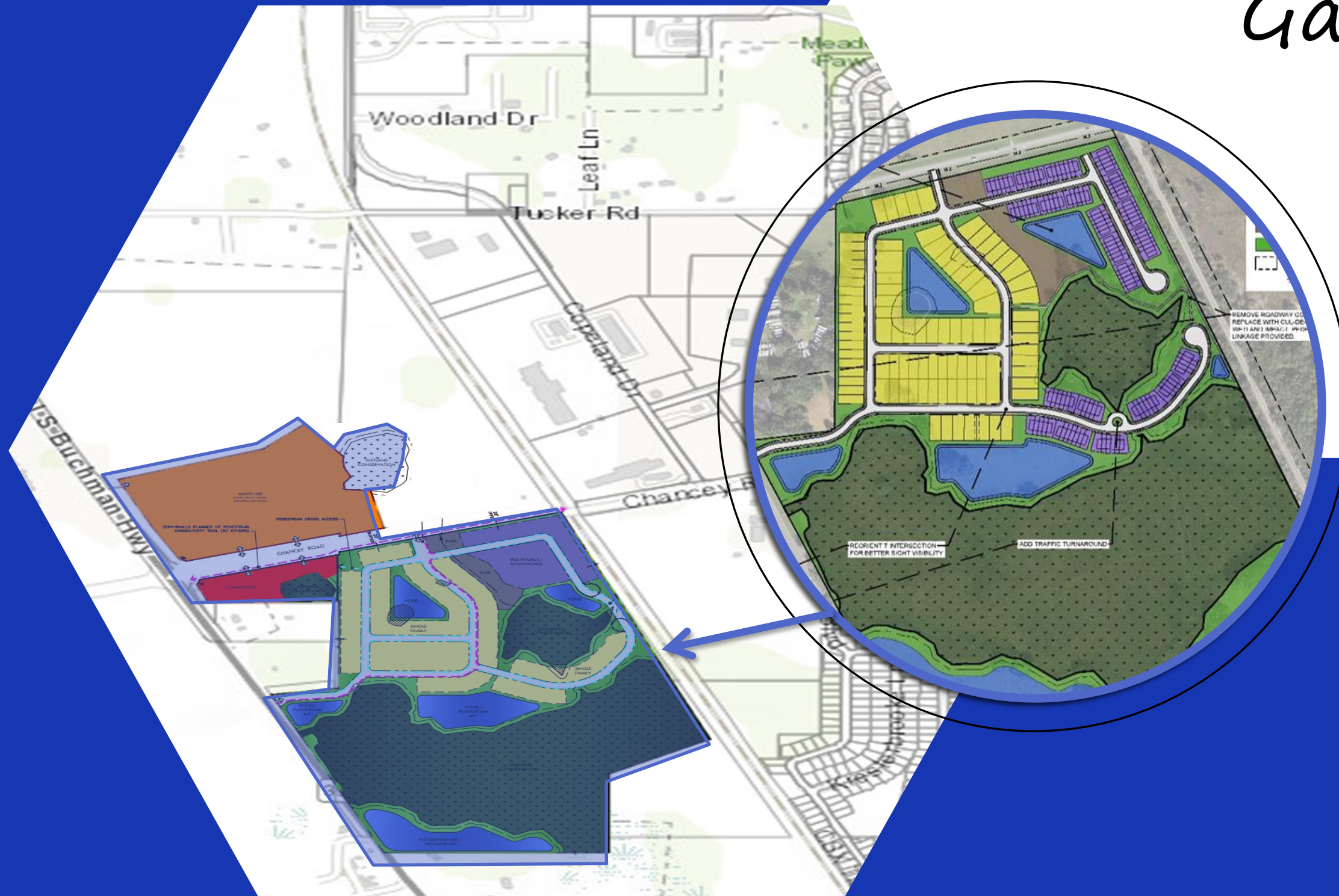
# Gateway + Dollar General





# NEW DEVELOPMENTS

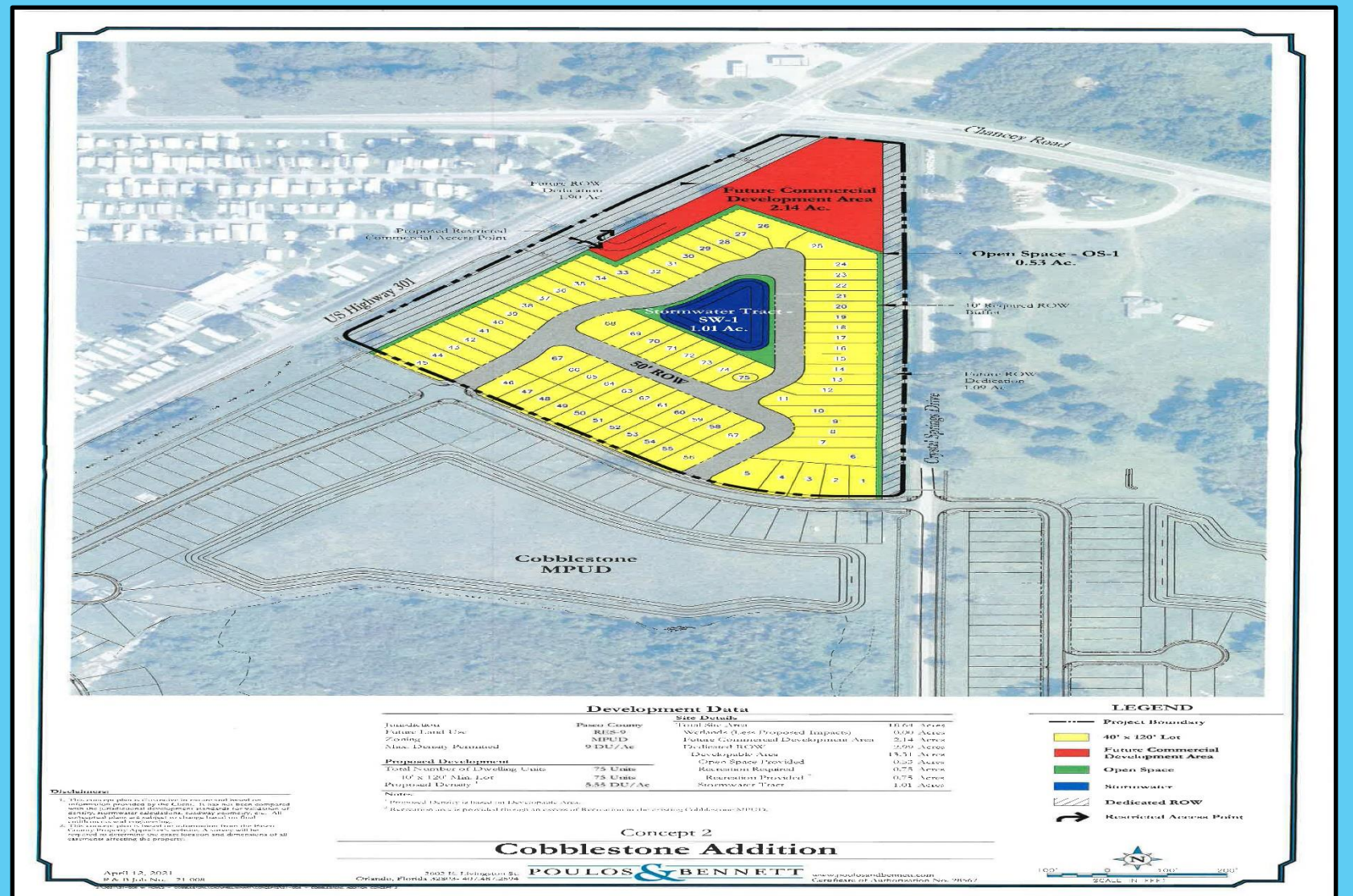
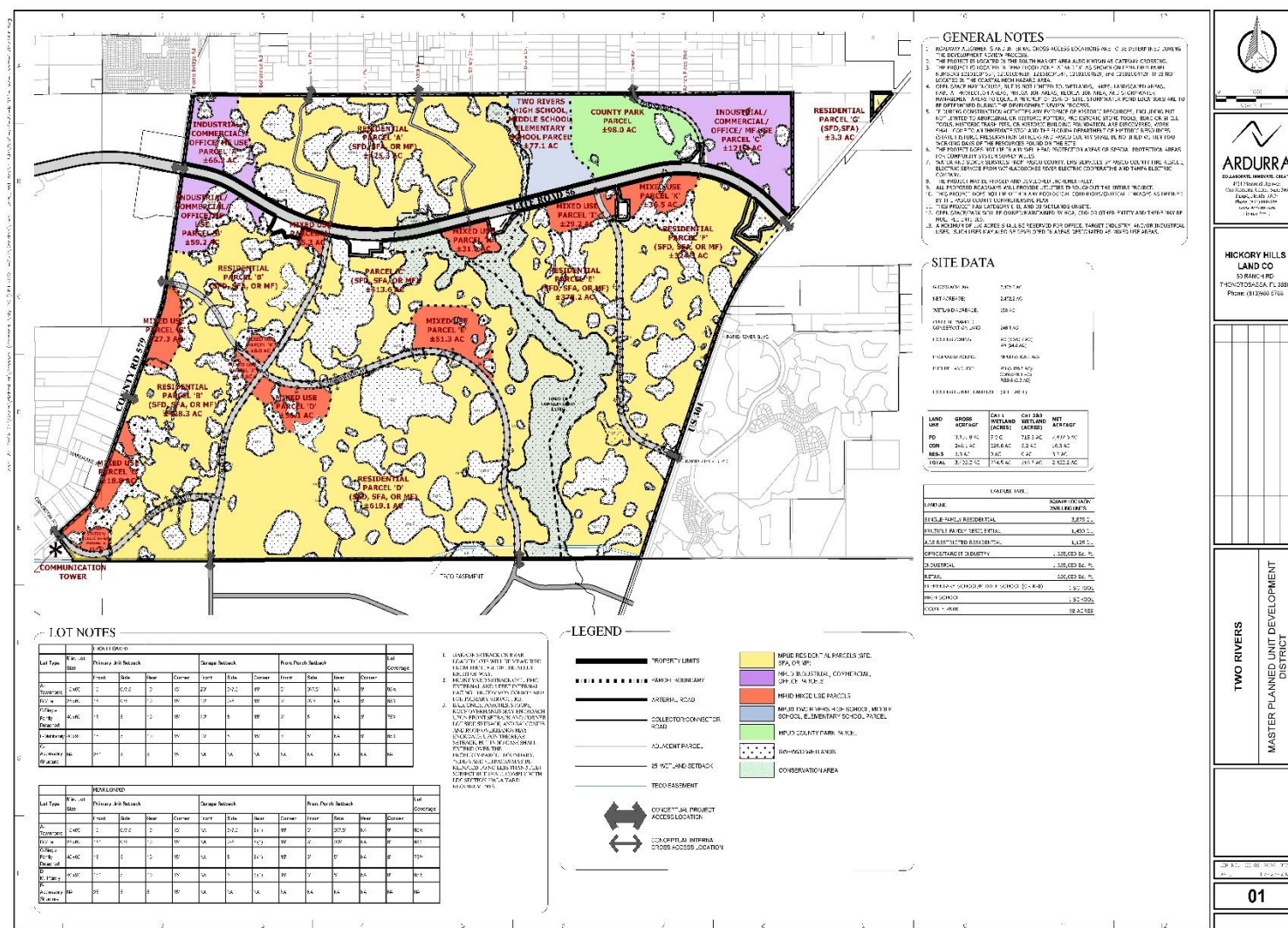
Gagne





## Nearby New Developments

# Cobblestone Development South of Chancey | East of US 301







Questions or  
Comments?