CONSERVATION ELEMENT

GOALS, OBJECTIVES, AND POLICIES

GOAL C-1: TO PROMOTE THE CONSERVATION, USE, AND PRESERVATION OF THE COUNTY'S NATURAL RESOURCES TO PLAN FOR AND WHERE APPROPRIATE, RESTRICT DEVELOPMENT ACTIVITIES WHERE SUCH ACTIVITIES WOULD DAMAGE OR DESTROY NATURAL RESOURCES.

Objective C-1.1: Protection and preservation of wetlands and wetland functions within Walton County by directing development away from wetlands in such a way that limits cumulative wetland impacts within the County

Policy C-1.1.1: The regional General Permit (RGP) SAJ-86 and Ecosystem Management Area Agreement (EMA) 03-0258023-009-EA, have demonstrated a net ecosystem benefit and these agreements further facilitate protection of natural resources and watershed planning. Within the RGP and EMA boundaries the RGP/EMA standards shall apply.

Policy C-1.1.2: For the purpose of development on wetland sites, the following three development scenarios shall be used to clarify Policies C-1.1.3, C-1.1.4, and C-1.1.5:

Development Site Scenarios

Scenario 1 (See Policy C-1.1.3)	**Scenario 2 (See Policy C-1.1.4)**	**Scenario 3 (See Policy C-1.1.5)**
Wetlands and Uplands, Wetlands NOT Impacted	All Wetlands, No Uplands	Wetlands and Uplands, Wetlands Impacted
• Gross density of Land Use Category may be transferred to uplands • Intensity not considered • Other requirements may limit	• Platted residential lots of record - one dwelling unit	• Wetland area density is one unit per 20 acres • Intensity allowable for impacted wetland area is 0.1 ISR

Policy C-1.1.3: Permit the clustering of development on the most suitable parts of a development site while avoiding environmentally sensitive areas of the site entirely as indicated in Scenario 1 of Policy C-1.1.2. In order for clustering to be allowed, the following criteria must be met:

1. The wetland resource to be protected must be clearly identified and delineated per Policy C-1.1.10 below.
2. Density shall be clustered on the upland portion(s) of the proposed development site.
3. In order to determine the allowable development on a site which contains wetlands, the number of units allowed for the gross density for the parcel must be determined,

subject to the availability of supporting facilities and services such as water and sewer, road capacity, hurricane evacuation, fire protection, public schools, and other limiting provisions of the Comprehensive Plan and land Development Code. So long as the wetland is avoided in its entirety, the gross density of the parcel will then be allowed to cluster on the upland portion of the parcel that remains after the identified and delineated wetland resource is conserved and protected.

Policy C-1.1.4: Developments or redevelopments, located entirely within the Primary Wetland Protection Zone as established in the Land Development Code which propose impacts to wetlands that are deemed unavoidable as indicated in Scenario 2 of Policy C-1.1.2, because the impacts cannot be eliminated through revised site design, clustering, setbacks, elevation, existing upland utilization, buffering, or other land development standards, development within the wetland(s) shall conform to the following criteria:

1. The applicant must secure all permits for the proposed wetland impacts from the appropriate regional, state, and federal agencies having jurisdiction prior to the commencement of construction.

2. When wetland impacts cannot be avoided and are properly permitted by regional, state and federal agencies having jurisdiction, the following are allowable uses:

    a. Uses consistent with the underlying land use as depicted on the Comprehensive Plan Future Land Use Map (FLUM) with limited densities and intensities.
    b. Access to the site.
    c. Internal traffic circulation, where other alternatives do not exist, or for purposes of public safety.
    d. Utility transmission and collection lines.
    e. Pretreated stormwater management.

4. No new lot or parcel shall be created after November 7, 1996, which consists entirely of wetlands, unless accompanied by a deed restriction that prohibits future development on the lot or parcel.

5. Wetlands crossings that connect upland areas are permissible provided the natural water flow between wetlands is not interrupted.

6. To prevent the loss of all reasonable and beneficial use of property due to wetland restrictions, i.e. there are no buildable upland areas and wetland impacts cannot be avoided, then the property shall be allowed to develop one (1) residential dwelling unit for a lot of record existing on or before November 7, 1996, provided that all permits are issued by all regional, state and federal agencies having jurisdiction.

Policy C-1.1.5: If buildable uplands are available onsite and the development will cause or result in a disturbance of the Primary Wetland Protection Zone as established in the Land Development Code and as indicated in Scenario 3 of Policy C-1.1.2, the development shall conform to the following criteria:

1. Development shall be sited on the upland portion of the site, to the maximum extent practicable, before impacting wetlands.

2. The applicant must secure all permits for the proposed wetland impacts from the appropriate regional, state, and federal agencies having jurisdiction prior to the commencement of construction.

3. The residential density assigned to the impacted wetland area is one dwelling unit per twenty (20) acres and the maximum wetland area intensity is 0.1 Impervious Surface Ratio (ISR), provided that the land use category maximum allowable density or intensity is not less.

4. When wetland impacts cannot be avoided and are properly permitted by regional, state and federal agencies having jurisdiction, allowable uses include those listed in Policy C-1.1.4(3.).

Policy C-1.1.6: Notwithstanding any other provision to the contrary, any development proposing impacts to wetlands where such impacts have been deemed unavoidable is required to be consistent with all other requirements of the County's Comprehensive Plan and Land Development Code as a condition of development order approval, irrespective of the securing of the requisite permits from the appropriate regional, state, and federal agencies having jurisdiction over the wetland impacts.

Policy C-1.1.7: Within wetland areas, particularly those in public ownership, the County shall actively take measures to remove invasive and exotic plant species listed with the Florida Exotic Pest Plant Council (FLEPPC). Where feasible, these areas shall be replanted with native species in a manner that will create or enhance natural ecosystem functions that would otherwise be expected to occur on these sites.

Policy C-1.1.8: The County shall develop land development regulations to protect and preserve wetlands not regulated by federal, state, or regional agencies.

Policy C-1.1.9: The County shall adopt land development regulations to address those circumstances when buffering and/or other wetland protections are applicable to mosquito control ditches and canals which are determined to be connected to waters of the state.

Policy C-1.1.10: The specific boundaries of wetlands shall be determined through site-specific field inspections conducted by an environmental professional hired by the applicant for a development order or development permit, which determinations shall be subject to review and approval by the County before the issuance of a development order or development permit. It shall be the responsibility of the applicant to submit documentation, exhibits, studies, etc., for the purpose of establishing the boundaries of wetland areas consistent with adopted regional, state, and federal wetlands delineation methodologies.

Policy C-1.1.11: Wetland protection buffers shall be defined within the Land Development Code. The purpose of these buffers shall be to provide a secondary level of protection to preserved jurisdictional wetlands. Strict application of any secondary wetland buffer shall not result or cause impact to the Primary Wetland Protection Zone, as defined within the Land Development Code.

Objective C-1.2: To utilize solid science and partnerships with outside agencies, initiatives, and institutions in achieving environmental resource protection within Walton County.

Policy C-1.2.1: The County shall support the Northwest Florida Greenway partnership and provide incentives for conservation and preservation through land acquisition to enhance natural resource preservation.

Policy C-1.2.2: The County shall adopt requirements in its Land Development Code for the protection and preservation of landmark trees that require protection due to their special value in that they are irreplaceable by any means; that may be associated with historic figures, events, or properties; be rare or unusual species; or have aesthetic value worthy of protection for the health and general welfare of the residents of the County.

Policy C-1.2.3: The County shall cooperate with all appropriate jurisdictions to provide the fullest protection and preservation of local, regional, state, and federally- owned resource based recreation sites and those sites identified in other elements that have been set aside for the protection of natural resources and public recreation. The County, through the development order review and approval process, will ensure that development activities are consistent with goals, objectives, and policies that provide protection of adjacent natural resources.

Policy C-1.2.4: The County shall establish inter-local agreements as necessary with adjacent local governments that address the preservation, conservation, use, and protection of unique vegetative communities, living marine resources, and river and bay system surface waters that cross local jurisdictional boundaries to support, maintain, and improve natural resources environmental quality.

Policy C-1.2.5: The County will gather and compile data as it becomes available to inventory and map environmentally sensitive areas, including locally significant resources' habitats indigenous to Walton County that are not presently inventoried or mapped as part of the County's existing data base. This inventory and mapping project will include, but not be limited to, wetlands associated with the coastal dune lakes and their outfalls, river and bay systems and their tributaries, Outstanding Florida Waterbodies, steephead ravines, SWIM priority waterbodies, and all karst springs.

Objective C-1.3: To enhance and improve stormwater management systems to protect water quality in receiving water bodies and limit flooding potential.

Policy C-1.3.1 The channeling of untreated stormwater runoff from development sites draining directly into surface water bodies or other environmentally sensitive areas is prohibited. Any development not meeting the level of service standards for treatment and discharge for stormwater management established in this plan shall be prohibited.

Policy C-1.3.2 The County shall require development based stormwater management, pursuant to the standards specified in the Stormwater Management Sub-element of this Plan. The County will continue to update as applicable the Land Development Code to incorporate innovative techniques such as, watershed based strategies, sustainable design techniques including vegetated infiltration and bio-retention areas, incentives for retrofitting stormwater management facilities, and incentives to institute best management practices to meet state water quality standards.

Policy C-1.3.3 During the development review and approval process, the County shall ensure

coordination with the South Walton Mosquito Control District to provide for access to all stormwater facilities, and established mosquito control ditches.

Policy C-1.3.4 The County will limit the disturbance of the natural topography by requiring that development be clustered on the portion of the site with least slope and by requiring that structures and roads be designed to maintain the natural topography to the maximum extent feasible.

Policy C-1.3.5: Walton County shall use the water quality and quantity protection, preservation, and conservation measures designated in the objectives and policies of the Potable Water, Wastewater and Aquifer Recharge Sub-Elements, to protect water quality and quantity for purposes of public water supply in accordance with the County's Water Supply Facilities Work Plan.

Policy C.1-3.6: Inlets, creeks, rivers, and non-manmade lakes: The Land Development Code shall establish a natural buffer along the edges of these water bodies. Clearing within this buffer area shall be limited.

Objective C- 1.4: To protect, preserve, and restore the Choctawhatchee River and Bay System.

Policy C- 1.4.1: No pier, dock, marina or walkway shall be located over submerged land that is vegetated with sea grasses except as necessary to reach waters at a depth of one foot below the lowest point of the boat, including the motor, at mean low tide to provide for water access. The water access shall be located on the least environmentally sensitive location of the shoreline. Piling construction is allowed; however, any material removed during construction must be disposed of at an upland site intended for this purpose.

Policy C- 1.4.2: The County shall encourage living shoreline programs in accordance with guidelines of regional, state, and federal agencies to preserve, create or maintain natural shoreline functions for marine and wildlife habitat.

Policy C- 1.4.3: Land that is located within 150 feet landward of the mean or ordinary high water line of the Choctawhatchee River and Bay system shall be subject to the following criteria, which shall be more specifically addressed in the Land Development Code:

1. Except as otherwise provided herein, lots along the Choctawhatchee River and Bay system are required to provide a 50 foot shoreline setback from the mean or ordinary high water line, whichever is applicable. Newly platted subdivision lots along Choctawhatchee River and Bay system must be of sufficient depth to meet the 50 foot shoreline setback requirement of this policy.

2. Siting sewage disposal systems at least 75 feet landward of the ordinary or mean high water line, whichever applies.

3. Grading lots or parcels to ensure untreated stormwater runoff from lawn fertilizers, pesticides, or patios, driveways, etc., do not enter the Choctawhatchee River and Bay system

4. Utilizing site specific erosion control measures, during and after construction, in accordance with the Best Management Practices as established by FDEP. In addition to erosion control

during construction, stabilization of the shoreline shall be provided by prohibiting clearing of existing native vegetation within a minimum 50 foot setback except as provided for in the Land Development Code for access and ecological or safety related management of this buffer area.

5. Seawalls and retaining walls or other erosion control measures may be allowed within the 50 foot buffer, subject to the requirements of the Land Development Code. Alternatives such as living shoreline protection measures and energy dissipating alternatives are encouraged and may be required by the County when warranted.

6. Prohibiting uses or activities within the area 150 feet landward of the mean or ordinary high water line of the Choctawhatchee River and Bay system that involve the storing, handling or generating of hazardous wastes, except for fueling facilities located at marinas, fishcamps, or boat launching facilities permitted by the County and all appropriate regional, state and federal agencies.

7. Native vegetative communities including habitat for endangered, threatened, or species of special concern in this zone shall be protected in accordance with this Plan and the Land Development Code.

8. No new point or non-point sources of pollution shall be discharged into the Choctawhatchee River and Bay system, including treated wastewater effluent or untreated stormwater runoff, unless permitted by FDEP and/or the NWFWMD.

9. Notwithstanding the limitations on clearing for access pursuant to Section 4 above, commercial water-dependent uses proposed on lots or parcels located within 150 feet landward of the mean or ordinary high water line of the Choctawhatchee River and Bay system shall be allowed to clear up to the minimum necessary to ensure viable access to the particular water-dependent use for which development approval is sought.

10. Single family development on lots or parcels of record established before November 7, 1996, that lack sufficient depth to meet this buffer requirement shall be subject to a reduced buffer. A lot lacking sufficient depth means a lot that is 200 feet deep or less. Such lots shall be subject to a minimum buffer of 25 feet or 25 percent of the depth of the lots, whichever is greater. Clearing within this buffer area shall be limited to a maximum swath of 10 feet in width for access to the shoreline.

Policy C- 1.4.4: The County shall cooperate with private non-profit organizations, and regional, state, and federal agencies targeting shoreline properties adjacent to Choctawhatchee River and Bay system for acquisition as a primary means of protecting its functioning ecosystem. Where shoreline ecosystems have been degraded, the County shall take measures, as funding allows, to restore the ecosystem in a manner that enhances or recreates a natural system and its functionality.

Policy C- 1.4.5: Silviculture activities within the Large Scale and General Agriculture land use categories are allowed within these buffer areas so long as the activities and disturbance of the natural resources are for legitimate ongoing silvicultural activities and are consistent with Best Management Practices for Silviculture, as adopted by the Florida Department of Agriculture and Consumer Services, Division of Forestry.

Objective C-1.5: To protect and preserve historic and archaeological resources. The County shall protect and preserve historical and archaeological resources within the County, by regulating development that may impact such resources.

Policy C-1.5.1: The County shall coordinate with the Division of Historic Resources to establish historic preserves or parks at sites of known historical or archaeological significance.

Objective C-1.6: To maintain and improve air quality. It is the County's objective to maintain the current standards of air quality in Walton County and not to drop below minimum standards as established by the FDEP.

Policy C-1.6.1: The County shall cooperate with any regional, state, or federal agency programs, including the Transportation Planning Organization for Bay, Walton and Okaloosa Counties, that monitor or otherwise contribute to air quality and work with them to provide air quality monitoring stations within Walton County.

Policy C-1.6.2: The County shall promote the implementation of multi-modal transportation systems including: transportation corridors, bicycle lanes, multi-use paths, park and ride lots, walking trails, carpooling, mass transit, and other alternative modes of transportation where economically feasible.

Objective C-1.7: To maximize protection of higher value native vegetative communities, endangered species, threatened species, species of special concern, and their habitat.

Policy C-1.7.1: The County shall coordinate with the Florida Fish and Wildlife Conservation Commission (FFWCC), U.S. Fish and Wildlife Service, FDEP, and other federal and state agencies to ensure protection of sea grass beds, oyster beds, sea turtle nests, fisheries, and other living marine resources. The County shall assist in the application of and compliance with all state and federal regulations that pertain to endangered, threatened, or species of special concern, and guidelines by the FFWCC and the U.S. Fish and Wildlife Service. Additionally the County will provide protection for areas known to provide habitat for these species by not issuing any development order or development permit until proof is provided by an applicant that all necessary state and federal requirements relating to such species have been met.

Policy C-1.7.2: The County shall request assistance from the FDEP, TDC and local businesses in setting up displays and programs that increase public awareness of the need to protect coastal resources and other living marine resources, including:

1. Protection of sea turtle nests, through neighborhood watch programs, fencing, signage, and waterfront lighting that does not distract hatchlings away from the ocean, or disorient turtles from nesting on the beach;
2. Protection of oyster beds and seagrasses, through maintenance of waterfront sewage

disposal systems, management of stormwater, pesticides and herbicide runoff, and signage to warn boaters of oyster bed or seagrass areas; and

3. Protection of dune vegetation, through development of dune walkovers, signage programs and educational material and programs on planting of native vegetation.

Policy C-1.7.3: In order to protect native vegetative communities as described by the Florida Natural Areas Inventory (FNAI), as occurring in Walton County, all new development shall be required to comply with the following native vegetation preservation requirements:

A. Native vegetation shall be identified on a site-by-site basis using the most recent version of FNAI, or LANDSAT maps, soil surveys of the Natural Resource Conservation Service or other best available data source. The developer shall design and locate improvements to minimize the removal of natural vegetation. Because the clearing of land as an adjunct of construction is defined as development and requires a permit from the County, no land alteration, clearing or grubbing may be carried out prior to issuance of a final development order, development permit, land clearing permit, or building permit.

1. Preservation of Vegetative Communities south of the Choctawhatchee Bay:

a. Natural communities identified by the most recent version of the as "Coastal Uplands" by the FNAI Guide to Natural Communities incorporated herein by reference, including Beach Dune, Coastal Berm, Coastal Grassland, and Coastal Strand vegetation.

(1) Within Coastal Upland vegetative communities located seaward of the CPZ and/or within the CPZ, the applicant for development approval is required to preserve, in its existing state, ninety-five (95) percent of such native vegetation. Notwithstanding this limitation, dune walkovers are allowed within such coastal upland communities if permitted by the appropriate state and federal agencies. For redevelopment scenarios where native vegetation no longer exists within this area, restoration is required.

(2) Within coastal upland vegetative communities located landward of the CCCL and not located within the CPZ, one hundred (100) percent of the Coastal Upland community remaining outside the building footprint (including parking and access areas) must be preserved and retained, with the exception that a ten foot buffer around the proposed structure may be cleared or impacted to allow construction and maintenance of the structure, as needed. Existing native vegetation shall remain in all required landscape buffers, as a condition for development approval.

(3) Vegetation or landscaping material planted on a dune or within a dune system shall be limited to salt-resistant native plants beneficial for dune protection and for beach/dune stabilization.

b. High Pine and Scrub: For development on parcels of two acres or more in areas characterized as High Pine and Scrub communities as defined by the most recent

version of FNAI Guide to Natural Communities, fifty (50) percent of the vegetative community on the site shall be retained or mitigated. The foregoing does not apply to parcels utilized for industrial, agricultural, or public facilities.

2. Preservation of Vegetative Communities north of Choctawhatchee Bay: For development on parcels of two acres or more in areas characterized as "High Pine and Scrub" and "Hardwood Forested Uplands" as defined by the most recent version of FNAI Guide to Natural Communities , twenty-five (25) percent of the identified vegetative community on the site shall be retained or mitigated. The foregoing does not apply to parcels utilized for industrial, agricultural or public facilities.

B. No land alteration activity is allowed that alters the ecological integrity, balance, or character of land or water areas determined by means of the due process provisions of the Federal Endangered Species Act to be critical habitat, or lands documented as federal or state designated habitat for threatened, endangered, or species of special concern, except in cases where the developer commits to a plan approved by the U.S. Fish and Wildlife Service and Florida Fish and Wildlife Conservation Commission to relocate or recover the species to another parcel of land.

C. Natural community vegetation that is preserved shall be preserved in a compact configuration to the greatest extent possible. Where the natural community on one parcel is contiguous with natural community on one or more adjacent parcels, the developable portion shall be located to minimize disruption of this contiguity to the maximum extent possible. The highest priority for selecting the natural community vegetation to be preserved on a proposed development site shall be with respect to buffering or protecting environmentally sensitive areas such as wetlands, threatened, endangered, or species of special concern habitat, floodplains, dunes, bluffs, lakes, or public or private conservation areas. Natural community vegetation within 10-feet of the proposed structure shall not be included within the percentage of preserved natural vegetation community.

D. Natural communities referenced in this policy shall be defined consistent with the descriptions of natural communities that appear in the Guide to Natural Communities of Florida, prepared by the most recent version of FNAI, and incorporated herein by reference.

E. For parcels containing the natural communities for which preservation is required, the developer and the County may agree to allow the developer to pay a fee to remove up to a maximum of fifty percent (50%) of the total vegetation that must otherwise be preserved in accordance with these paragraphs. The fee for such clearing shall be the most recent assessed value, as provided by the Walton County Property Appriaser, of the land area/acreage that is proposed for clearing that would have otherwise been preserved. The fee shall be placed in a fund for the acquisition and preservation of parcels of land which contain the types of natural communities subject to the buyout.

For residential development, in order to utilize the preservation buy out option, all remaining preservation areas must be placed in common areas and defined as such within a recorded subdivision plat also having appropriate restrictive covenant language. Alternatively, if not utilizing the buyout option, preservation areas must be recorded in applicable deed restrictions, a conservation easement recorded, or within recorded

common areas.

F. The Board of County Commissioners must authorize the use of such preservation funds for other preservation or restoration projects of ecological significance such as the creation of greenways, preserves or other similar projects within the general geographic area of where these funds were collected or within similar vegetative community areas.

Policy C-1.7.4: To incentivize the enhancement, restoration or creation of wetlands and native vegetative communities, the County shall encourage their enhancement, restoration and creation as part of the development process. Notwithstanding and in addition to any other bonus criteria contained in the Comprehensive Plan or Land Development Code, the following density bonus shall be awarded. The density bonus criteria shall apply to the Conservation Residential, Residential, Commercial and Mixed Use Future Land Use Map Categories as indicated in Policy L-1.1.2. Areas which have been used to obtain a density bonus subject to this policy shall be preserved with a conservation easement to preclude the future alteration of these areas. Density shall only be applied to the development of non-environmentally sensitive uplands and areas not deemed a flood hazard concern.

1. Enhancement Category. Enhancement of one (1) acre of existing wetlands will result in the allotment of two (2) additional units per acre.

2. Restoration Category.
    a. Restoration of one (1) acre of native vegetation will result in the allotment of two (2) additional units per acre.
    b. Restoration of one (1) acre of wetlands will result in the allotment of four (4) additional units per acre.

3. Creation Category.
    a. Creation of one (1) acre of native vegetation will result in the allotment of four (4) additional units per acre.
    b. Creation of one (1) acre of wetlands will result in the allotment of eight (8) additional units per acre.

4. The density bonus system pursuant to the enhancement, restoration and creation categories shall apply to planned unit developments of 100 acres or greater.

Policy C-1.7.5: The County will seek to protect state Fish and Wildlife Commission designated Strategic Habitat Conservation Areas.

GOAL C-2: PROTECT THE CITIZENS OF WALTON COUNTY FROM THE EFFECTS OF HAZARDOUS OR POTENTIALLY DETRIMENTAL LAND USES

Objective C-2.1: To regulate mining, where allowed, in order to minimize any detrimental effects of mining and hauling of mined minerals and resources on the citizenry, natural environment, and the public infrastructure.

Policy C-2.1.1: These policies apply to mines and mining activities as defined in Section 378.403, F.S., meaning an area of land where solid substances of commercial value found in natural deposits on or in the earth are removed and sold for use in industrial or construction activities. These polices and land

development code provisions do not apply to excavation solely in aid of on-site farming or on-site construction where the farming or construction occurs on the same site as where the material excavated remains, and the excavated materials are not sold or transported off-site for commercial purposes. Borrow pits that use extracted material in on-site locations are not mines. For the purposes of this definition, "on-site" means within the contiguous limits of an area of land under one ownership or control, and upon which agricultural or construction activities are taking place. Areas of land that are divided by public or private roads are considered contiguous if such areas are under one ownership or control.

Policy C-2.1.2: New mining operations shall prevent off-site erosion of soils and shall maintain a 50 foot buffer zone of existing vegetation around the perimeter of the site. New mining operations that will have an adverse impact on environmentally sensitive areas that cannot be restored are prohibited.

Policy C-2.1.3: Mine operators shall submit to the County a mine reclamation plan. This reclamation plan shall include provision of revegetation of disturbed areas using native species. Mining areas shall be reclaimed to be suitable for use in agriculture or silviculture, or to be suitable for uses compatible with the surrounding area consistent with the site's Future Land Use category.

Policy C-2.1.4: The County shall continue to sponsor erosion and sedimentation control programs through grants and technical assistance.

Policy C-2.1.5: The County will adopt provisions in its Land Development Code to regulate existing active mines, existing abandoned mines, and mines in need of reclamation. These regulations shall include vesting provisions for registered mines and govern noise, dust, traffic, reclamation, buffers, impacts on environmentally sensitive areas, impact on areas with archaeological artifacts, erosion control, and compatibility with adjacent land uses for unregistered mines. Registered mines shall be governed by the terms of their existing development orders and/or permits, as applicable.

Objective C-2.2: The County will protect environmentally sensitive areas and the residents of Walton County by requiring that hazardous materials be transported, used, disposed, stored, and handled in a manner that meets or exceeds federal, state, and local standards.

Policy C-2.2.1: The County shall coordinate with the FDEP and the West Florida Regional Planning Council (WFRPC) to develop guidelines for the transfer, storage, and treatment of hazardous wastes and the verification of disposal practices of small quantity generators.

Policy C-2.2.2: The County shall develop and implement a program to educate the public concerning the proper storage and disposal of household hazardous waste.

GOAL C-3: CONSERVE ENERGY RESOURCES AND APPROPRIATELY USE ENERGY.

Objective C-3.1: The County will seek to implement a comprehensive strategy to increase energy conservation.

Policy C-3.1.1: The County shall adopt a Green Building Incentive Program within the Land Development Code to encourage and provide incentives for new residential and commercial development and redevelopment projects to incorporate green building methods and techniques to qualify for LEED Certified rating or equivalent rating system.

Policy C-3.1.2: In an effort to efficient use of energy, the County will adopt policies and standards to facilitate alternative energy sources including location criteria.