

Community Based Plan

Keystone-Odessa Community Plan Update

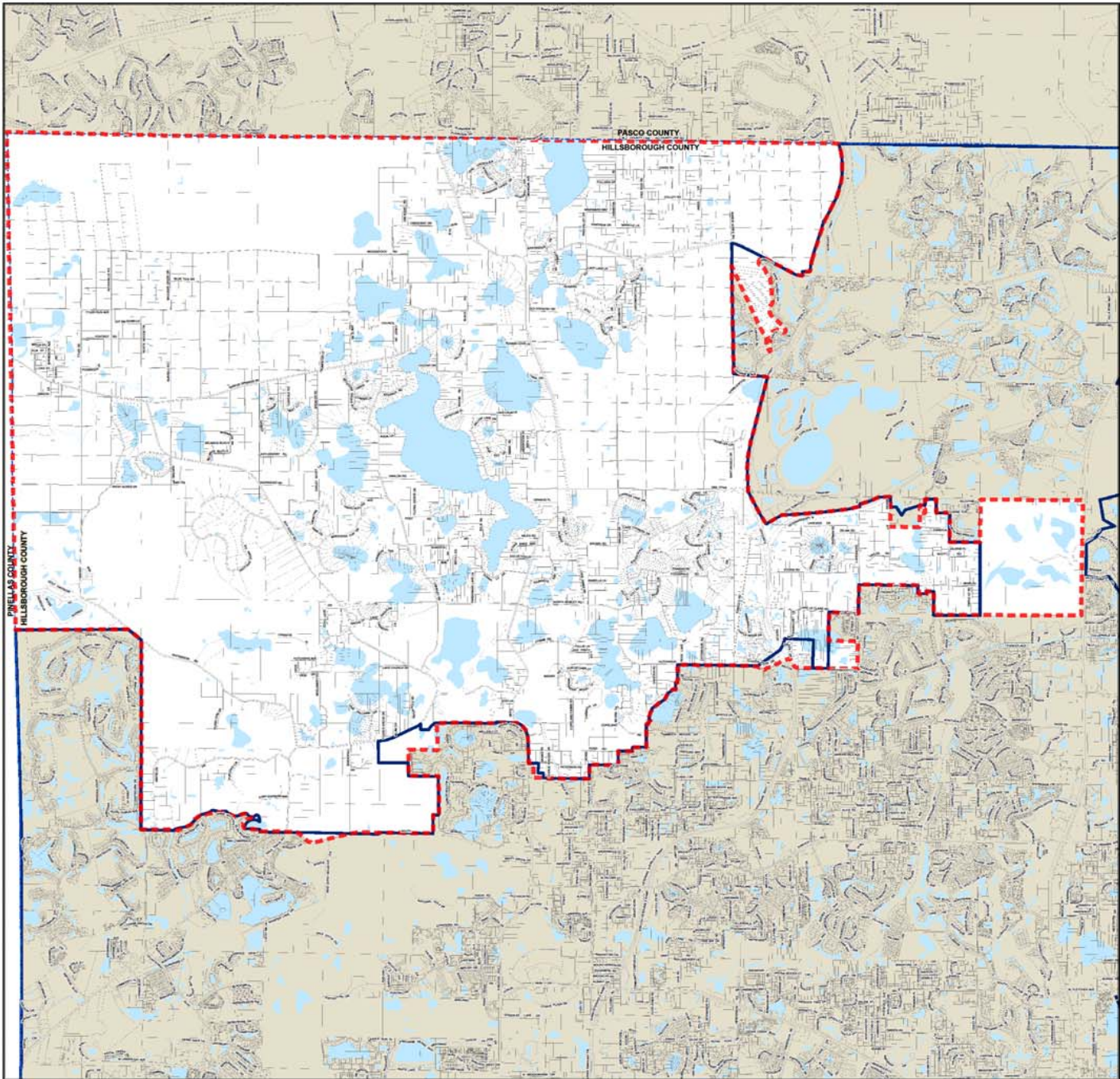
Advisory Committee Meeting #2

February 16, 2010



**KEYSTONE - ODESSA
COMMUNITY PLAN
(WITH PASCO COUNTY)**
ADOPTED BOUNDARY MAP
2009

LEGEND



LOCATOR MAP



CREDITS

MAP DESIGN: GREG GIBB, Hillsborough County Planning Commission, Integrity Support, October 02, 2008. Submitted for approval to plan commission. Effective 05/01/09.
 OFFICE SUPPORT: AMY BUCHHEIT, Hillsborough County City-County Planning Commission, October 06, 2008.
 INFORMATION: WALTER HARRIS, Hillsborough County Planning and Land Management, October 06, 2008.
 MAP SOURCE: Southwest Florida Water Management District, Wetland Database from 1993 Land Use Land Cover Map for SWFWMD, Metropolitan Planning Organization 2007 Long Range Transportation Plan. See Appendix A-01 Long Range Transportation Plan for map information.
 ACCURACY: It is intended that the accuracy of the data on this map will be within one-half inch at the scale shown. However, such accuracy is not guaranteed by the Hillsborough County City-County Planning Commission.
 DISSEMINATION: This plan may only be reproduced in part or in full for use in any other official capacity of the Hillsborough County City-County Planning Commission.

REFERENCE INFORMATION



AUTHOR: G. WELSH

DATE: 07/08/09

PROJECT: C:\project\Project\City\Approved\Community_Plan\Boundary\CommunityPlan_Bound_2009.mxd



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KEYSTONE - ODESSA COMMUNITY PLAN (WITH PASCO COUNTY)

EXISTING LAND USE

LEGEND

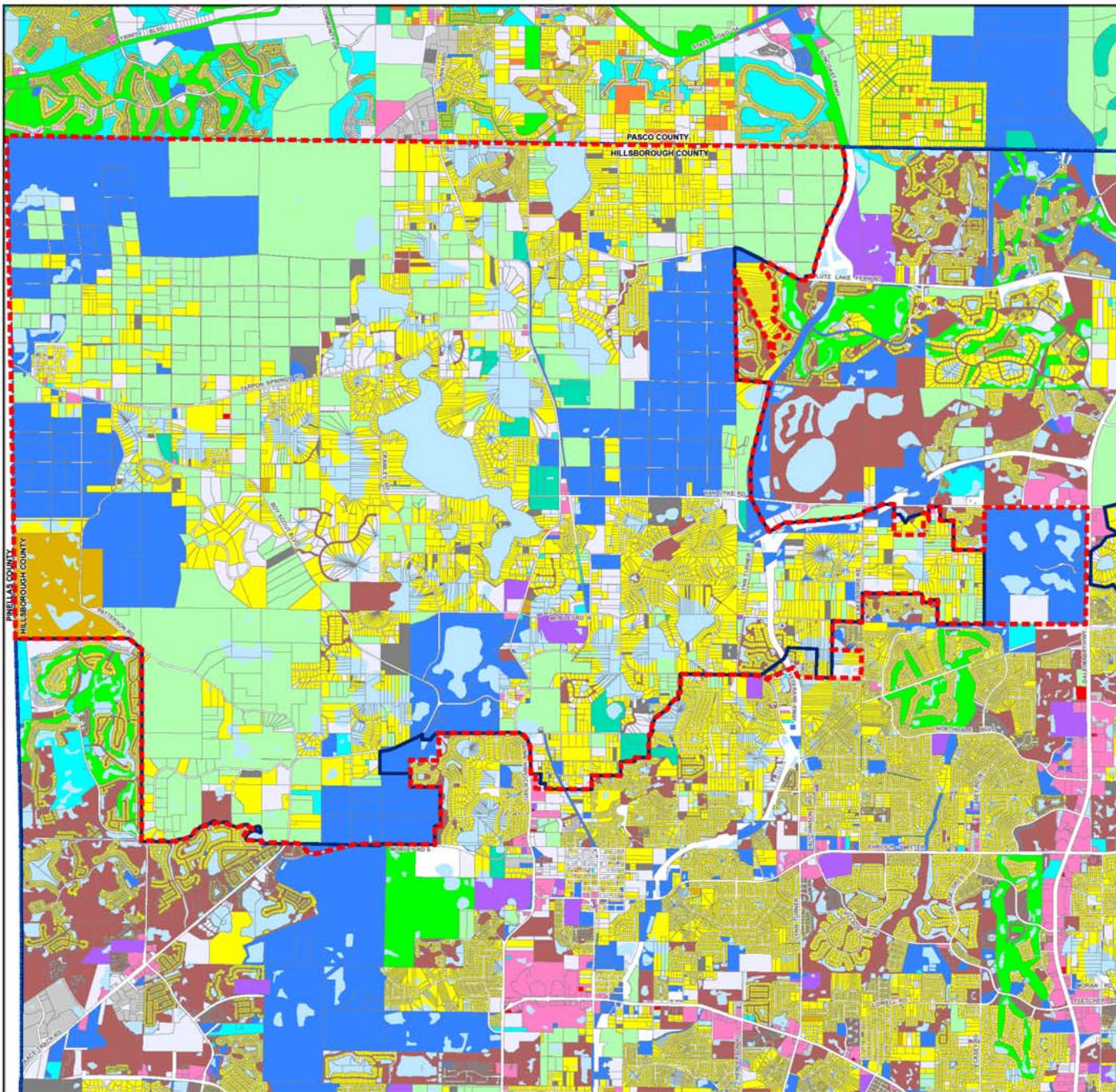


EXISTING LAND USE

- SINGLE FAMILY / MOBILE HOME
- TWO FAMILY
- MULTIFAMILY
- MOBILE HOME PARK
- VACANT
- PUBLIC / QUASIPUBLIC / INSTITUTIONS
- PUBLIC COMMUNICATIONS / UTILITIES
- RIGHT OF WAY/ROADS/HIGHWAYS
- EDUCATIONAL
- HEAVY COMMERCIAL
- LIGHT COMMERCIAL
- HIGH INDUSTRIAL
- LIGHT INDUSTRIAL
- MINING
- RECREATION / OPEN SPACE
- AGRICULTURAL
- NATURAL
- WATER
- UNKNOWN
- NOT CLASSIFIED

ROADS AND BOUNDARY LINES

- COUNTY BOUNDARY
- JURISDICTION BOUNDARY
- TAMPA SERVICE AREA
- URBAN SERVICE AREA



LOCATOR MAP



CREDITS

EXISTING LAND USE: Hillsborough County City-County Planning Commission. Effective to present.
 AIRPORT SERVICE AREA BOUNDARIES: Hillsborough County City-County Planning Commission. Effective to present.
 MAJOR ROAD: Metropolitan Planning Organization (MPO) Long-Range Transportation Plan. Last Update: MPO Long-Range Transportation Plan for South Hillsborough.
 ACCURACY: It is intended that the accuracy of the data has been verified with U.S. High Accuracy Database. However, such accuracy is not guaranteed by the Hillsborough County City-County Planning Commission.
 INTERPOLATION: This plan shall not be considered part of or used to derive or derive without explicit approval of the Hillsborough County City-County Planning Commission.

REFERENCE INFORMATION



0 0.25 0.5 1 1.5 2 Miles

AUTHOR: C. WELLS
DATE: 11/2013

PROJECT ID: HS2013-001 Hillsborough County City-County Planning Commission - Community Planning Regional/Oleander Community Plan - Phase 06a_2013.mxd

THE PLANNING COMMISSION

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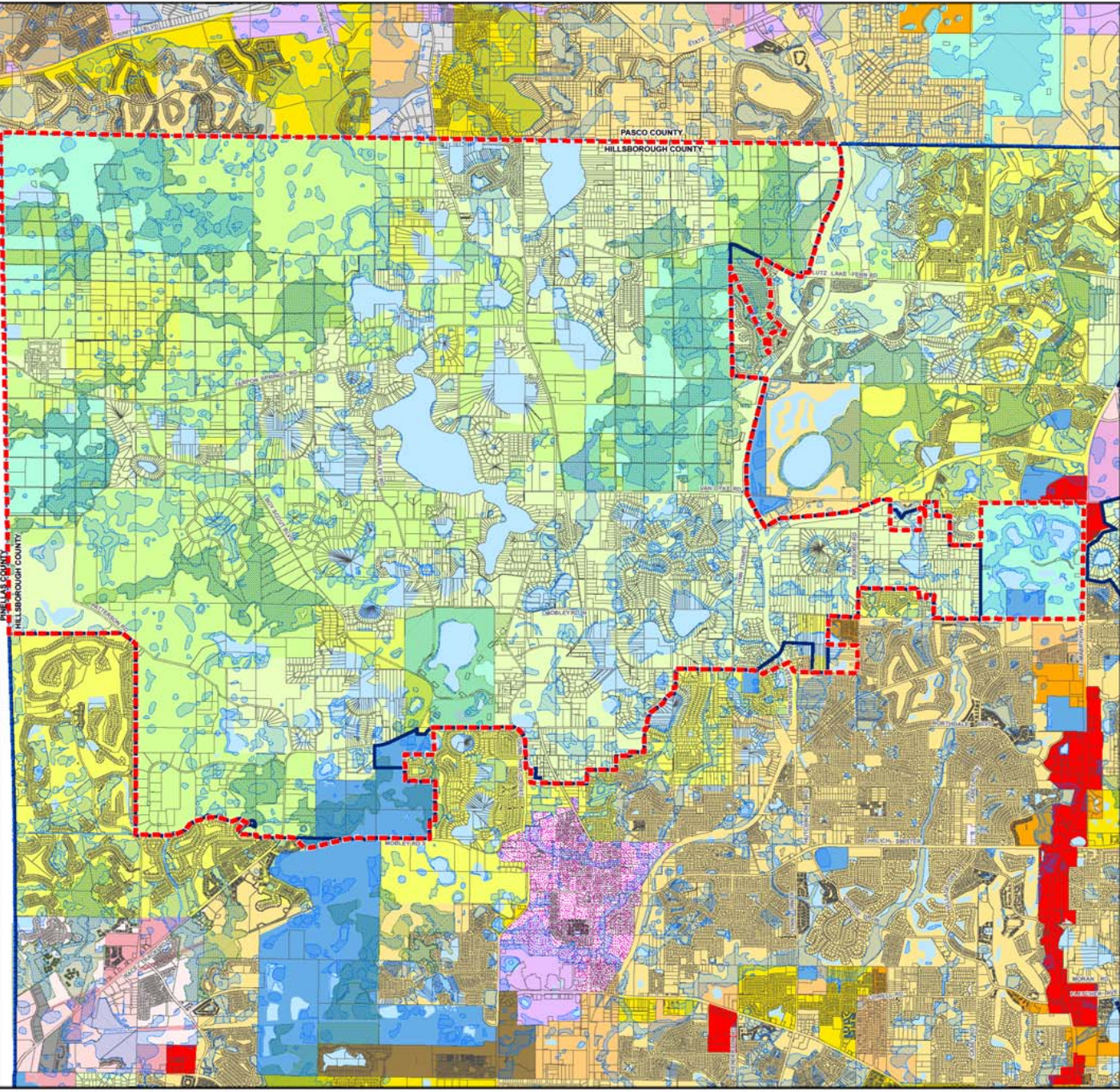
KEYSTONE - ODESSA COMMUNITY PLAN (WITH PASCO COUNTY)

ADOPTED 2025 FUTURE LAND USE

LEGEND

- COMMUNITY PLAN BOUNDARY

 - UNINCORPORATED HILLSBOROUGH COUNTY**
 - AGRICULTURAL / MIXED - 12B (25 FAR) (25 FAR)
 - AGRICULTURAL / 110 (25 FAR) (25 FAR)
 - AGRICULTURAL / RURAL - 10 (25 FAR) (25 FAR)
 - PLANNED ENVIRONMENTAL COMMUNITY - 10 (25 FAR) (25 FAR)
 - AGRICULTURAL SESTATE - 10 2 (25 FAR) (25 FAR)
 - RESIDENTIAL - 1 (25 FAR) (25 FAR)
 - RESIDENTIAL - 2 (25 FAR) (25 FAR)
 - RESIDENTIAL PLANNED - 2 (25 FAR) (25 FAR)
 - RESIDENTIAL - 4 (25 FAR) (25 FAR)
 - RESIDENTIAL - 8 (25 FAR) (25 FAR)
 - RESIDENTIAL - 9 (25 FAR) (25 FAR)
 - RESIDENTIAL - 12 (25 FAR) (25 FAR)
 - RESIDENTIAL - 16 (25 FAR) (25 FAR)
 - RESIDENTIAL - 20 (25 FAR) (25 FAR)
 - NEIGHBORHOOD MIXED USE - 42C (25 FAR) (25 FAR)
 - SUBURBAN MIXED USE - 6 (25 FAR) (25 FAR)
 - COMMUNITY MIXED USE - 12 (25 FAR) (25 FAR)
 - URBAN MIXED USE - 20 (25 FAR) (25 FAR)
 - NEODRUM MIXED USE - 16 (25 FAR) (25 FAR)
 - OFFICE COMMERCIAL - 20 (25 FAR) (25 FAR)
 - REGIONAL CORPORATE PARK (25 FAR) (25 FAR)
 - LIGHT INDUSTRIAL PLANNED (25 FAR) (25 FAR)
 - LIGHT INDUSTRIAL (25 FAR) (25 FAR)
 - HEAVY INDUSTRIAL (25 FAR) (25 FAR)
 - PUBLIC / QUASIPUBLIC (25 FAR) (25 FAR)
 - MINIMALA VILLAGE RESIDENTIAL - 2 (25 FAR) (25 FAR)
 - NATURAL PRESERVATION (25 FAR) (25 FAR)
 - CRITICAL FISH WILDLIFE HABITAT (25 FAR) (25 FAR)
 - STATE PARK VILLAGE PLAN - Oak Grove Park (25 FAR) (25 FAR)
 - WATER
-
- PASCO COUNTY**
 - RESIDENTIAL-0 (25 FAR) (25 FAR)
 - RESIDENTIAL-6 (25 FAR) (25 FAR)
 - RESIDENTIAL-6 (25 FAR) (25 FAR)
 - RESIDENTIAL-6 (25 FAR) (25 FAR)
 - RESIDENTIAL-12 (25 FAR) (25 FAR)
 - METAL OFFICE/RESIDENTIAL (25 FAR) (25 FAR)
 - EMPLOYMENT CENTER (25 FAR) (25 FAR)
 - INDUSTRIAL LIGHT (25 FAR) (25 FAR)
 - CONSERVATION LANDS (25 FAR) (25 FAR)
 - ENVIRONMENTALLY SENSITIVE AREAS**
 - SOFT/CLEAR WILDLIFE HABITAT (25 FAR) (25 FAR)
 - WETLANDS (25 FAR) (25 FAR)
-
- ROADS AND BOUNDARY LINES**
 - COUNTY BOUNDARY
 - JURISDICTION BOUNDARY
 - 7AMP & SERVICE AREA
 - URBAN SERVICE AREA



LOCATOR MAP



CREDITS

2025 FUTURE LAND USE: Hillsborough County Planning Commission - Original Update - June 01, 2025 - Amendment 10 - Revised to plan presentation - Hillborough County Planning Commission - Effective 12/1/2025

UPDATES: OFFICIAL ADOPTED: Hillsborough County City Planning Commission - Effective 6/20/25

GOVERNMENT ADOPTED: HILLSBOROUGH COUNTY PLANNING COMMISSION - Effective 6/20/25

DATE: 12/1/2025 - Hillsborough County Planning Commission - Effective 12/1/2025

MAP DATA: Hillsborough County Planning Commission - 2023 Long Range Transportation Plan - See Appendix B/C Long Range Transportation Plan for details

DATE: 12/1/2025 - Hillsborough County Planning Commission - 2023 Long Range Transportation Plan - See Appendix B/C Long Range Transportation Plan for details

ADDITIONAL: It is noted that the accuracy of the data is not guaranteed by the Hillsborough County Planning Commission. In addition, such accuracy is not guaranteed by the Hillsborough County Planning Commission.

PRODUCTION: This plan was created for presentation in print and for use in an internet application of the Hillsborough County City Planning Commission.

REFERENCE INFORMATION



Community Based Planning Process

Lead by the Planning Commission staff with Advisory Committee & stakeholder participation



Major Concepts and Themes

Rural Residential Community Character
General Development Criteria
Fences and Barriers
Residential
Agriculture
Commercial
Tourist/Leisure Industries
Schools
Streetscape/Roadway
Transportation
Livability/Safety
Water Quality and Quantity Goals



Rural Residential Community Character

General Development Criteria

Fences and Barriers

Residential

Commercial

Tourist/Leisure Industries

Schools

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Transportation

Livability/Safety

Water Quality and Quantity Goals
