

## GLOSSARY

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| <i>Affordable Housing:</i>                      | Means housing for which monthly rents or monthly mortgage payments, including taxes and insurance, and utilities, do not exceed 30 percent of that amount which represents the percentage of the median adjusted gross annual income for the households or persons indicated in s. 420.0004 F.S. (1991).  |
| <i>Low Income Household:</i>                    | Means one or more natural persons or a family, the total adjusted gross household income of which does not exceed 80 percent of the median adjusted gross income for households within the state, or 80 percent of the median annual adjusted income for households within the metropolitan statistical area (MSA) or, if not within an MSA, within the county in which the person or family resides, whichever is greater.   |
| <i>Moderate Income:</i>                         | Means one or more natural persons or a family, the total adjusted gross household income of which does not exceed 120 percent of the median adjusted gross income for households within the state, or 120 percent of the median annual adjusted income for households within the metropolitan statistical area (MSA) or, if not within an MSA, within the county in which the person or family resides, whichever is greater. |
| <i>Very Low Income:</i>                         | Means one or more natural persons or a family, the total adjusted gross household income of which does not exceed 50 percent of the median adjusted gross income for households within the state, or 50 percent of the median annual adjusted income for households within the metropolitan statistical area (MSA) or, if not within an MSA, within the county in which the person or family resides, whichever is greater.   |
| <i>Affordable Housing Density Bonus (AHDB):</i> | The system that establishes the additional number of residential units per gross acre over the base density minus any density reductions that may be permitted within designated Land Use Categories depending on the affordable housing characteristics of the development.  |

## Appendix A

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| <i>Build-back:</i>                      | Refers to the policies and processes associated with post-disaster repair and reconstruction of both conforming and non-conforming structures.  |
| <i>Capital Improvement:</i>             | Means physical assets constructed or purchased to provide, improve or replace a public facility and which are large scale and high in cost. The cost of a capital improvement is generally nonrecurring and may require multi-year financing. For the purpose of this Plan, physical assets which have been identified as existing or projected needs in the individual comprehensive plan elements shall be considered capital improvements. |
| <i>Coastal High Hazard Area (CHHA):</i> | Means the evacuation zone for a category 1 hurricane as established in the regional hurricane evacuation study applicable to the local government. The entire City of Marco Island is a category 1 hurricane evacuation zone.   |
| <i>Concurrency:</i>                     | Means that the necessary public facilities and services to maintain the adopted level of service (LOS) standards are available when the impacts of development occur.   |
| <i>Infrastructure:</i>                  | Means those man-made structures which serve the common needs of the population, such as: sewage disposal systems; potable water systems; potable water wells serving a system; solid waste disposal sites or retention areas; stormwater systems; utilities; piers; docks; wharves; breakwaters; bulkheads; seawalls; bulwarks; revetments; causeways; marinas; navigation channels; bridges; and roadways.                                   |
| <i>Level of Service (LOS):</i>          | Means an indicator of the extent or degree of service provided by a facility based on and related to the operational characteristics of the facility. Level of service shall indicate the capacity per unit of demand for each public facility.   |
| <i>Non-City Entity:</i>                 | Refers to those service providers who serve the Marco Island public, but are not under direct control of the City. Non-City entities can be either public or private.   |

## Appendix A

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| <i>Population, Seasonal:</i> | Means part-time inhabitants who utilize, or may be expected to utilize, public facilities or services, but are not residents. Seasonal populations shall include tourists, migrant farmworkers, and other short-term and long-term visitors.  |
| <i>Road, Local:</i>          | A roadway providing service which is of relatively low traffic volume, short average trip length or minimal through traffic movements, and high volume land access for abutting properties.   |
| <i>Road, Collector:</i>      | A roadway providing services which is of relatively moderate traffic volume, moderate trip length, and moderate operating speed.  |
| <i>Road, Arterial:</i>       | A roadway providing service which is relatively continuous and of relatively high traffic volume, long trip length, and high operating speed.   |
| <i>Sub-standard:</i>         | <p>Housing may be determined to be sub-standard if:</p> <ul style="list-style-type: none"><li>• Any unit lacks complete plumbing or sanitary facilities for the exclusive use of the occupants;</li><li>• A unit which is in violation of one or more major sections of an applicable housing code and where such violation poses a serious threat to the health of the occupant; or</li><li>• A unit which has been declared unfit for human habitation but could be rehabilitated for less than 50 percent of the property value.</li></ul>   |
| <i>Wetlands:</i>             | Means those areas that are inundated or saturated by surface water or ground water at a frequency and a duration sufficient to support, and under normal circumstances do support, a prevalence of vegetation typically adopted for life in saturated soils. Soils present in wetlands generally are classified as hydric or alluvial, or possess characteristics that are associated with reducing soil conditions. The prevalent vegetation in wetlands generally consists of facultative or obligate hydrophytic macrophytes that are typically adapted to areas having soil conditions described above. |