

WELCOME TO THE URBAN SERVICE AREA EXPANSION – BALM/WIMUAMA OPEN HOUSE

Thursday, January 30, 2025, | Sumner High School (in cafeteria)

Thank you for attending the Urban Service Area Expansion Balm and Wimauma Open House.

- Please start by watching a video explaining the proposed expansion.
- Staff are available around the room to help answer any questions.

What is the Urban Service Area?

The Urban Service Area is both a boundary on the Future Land Use Map and a tool used to plan and facilitate orderly development in areas where the county has programmed infrastructure to serve development with public facilities such as water and sewer service. Private property owners are not required to connect to public water and sewer unless the private property owner proposes new development at or above a density/intensity that requires these facilities.

What is the purpose of the Urban Service Area Expansion?

The expansion requested by the Board of County Commissioners is an effort to accommodate future population and employment growth within Hillsborough County to the year 2050. It is the goal of the County to accommodate 80% of the new population growth of Unincorporated Hillsborough County within the Urban Service Area.

What geographic areas will be included in the expansion?

The land within the Wimauma Village Residential-2 (WVR-2) and the Residential Planned-2 (RP-2) future land use in the rural area will be examined for expansion of the Urban Service Area boundary. If you are an affected property owner or within 500 feet of an affected property you will receive mailed notice of all public hearings. You can check if your property is within the proposed area on the project website through the USA Expansion Study Areas Lookup Map tool. Planning Commission staff can assist you with checking.

Use the link to visit the project website or scan below:

planhillsborough.org/urban-service-area-expansion



Upcoming Public Hearing:

February 24, 2025 - 5:30 PM

Planning Commission Boardroom (601 E Kennedy Boulevard, 18th Floor)

Planning Commission Staff Contacts:

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County Department Tables

County staff are available to help answer any questions. Please use the back page to take notes and gather contact information for future follow-up.

County Department	Department Summary	Open House Notes
Community & Infrastructure Planning Contact: (813) 635-5400	What we do: Combine land use and infrastructure planning to meet the needs of Hillsborough County's existing and growing communities	
Conservation & Environmental Lands Management Contact: (813) 829-2626	What we do: Focuses on environmental lands management, nature preserves, trails and Conservation Parks.	
Public Works Contact: (813) 635-5400	What we do: Maintain roads, bridges, traffic signals, street signs, stormwater system, and mosquito management.	
Water Resources Contact: (813) 272-5977	What we do: Manage waste collection, disposal and recycling, and water resources.	
Hillsborough Transportation Planning Organization Contact: (813) 272-5940	What we do: Establish priorities to meet short-term (next 5 years) and long-term (20+ years) multi-modal transportation needs.	
Public Schools – Growth Management & Planning Contact: (813) 272-4000	What we do: Siting of new schools and ancillary facilities, real estate issues, tracking new residential development, attendance boundary changes, onsite traffic circulations and bike and pedestrian access, and monitoring capacity at schools to ensure adequate space to serve new residential development.	

Other County Department Contact Information

If you have additional questions not answered at today's Open House, please see the County Department contact information below.

Department	Phone and/or Email	Website
Zoning, Development Review or Permitting	(813) 272-5600	https://www.hillsboroughcounty.org/en/government/departments/development
Parks and Recreation	(813) 744-5595 Recreation_Admin@HCFL.gov	HCFLGov.net/Parks
Fire Rescue Services	(813) 272-6600 RaistrickL@hcfl.gov	https://hcfl.gov/departments/fire
Affordable Housing:	(813) 612-5397 affordablehousingervices@hcfl.gov	https://www.HCFLGov.net/Code
Code Enforcement	(813) 274-6600	https://www.HCFLGov.net/Code
Customer Service & Support	(813) 272-5900	https://www.HCFLGov.net/AtYourService
Property Appraiser	813) 272-6100; send email on website	https://www.hcpafl.org