



APPLICATION FOR A COMPREHENSIVE PLAN AMENDMENT - TEXT

Project Name: _____

Project Description: _____

State Review Process: State Coordinated Review Expedited State Review Small-Scale Text*

*Must be directly related to the implementation of small-scale map amendment as required by Florida Statutes.

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APPLICANT – PLEASE NOTE:

A PRE-APPLICATION MEETING IS REQUIRED PRIOR TO THE SUBMITTAL OF THIS APPLICATION.

Submit 3 copies of the complete application and amendment support documentation, including maps, to the Lee County Department of Community Development.

Once staff has determined that the application is sufficient for review, 15 complete copies will be required to be submitted to staff. These copies will be used for Local Planning Agency, Board of County Commissioners hearings, and State Reviewing Agencies. Staff will notify the applicant prior to each hearing or mail out to obtain the required copies.

If you have any questions regarding this application, please contact the Planning Section at (239)533-8585.

1. **Name of Applicant:** _____
Address: _____
City, State, Zip: _____
Phone Number: _____ E-mail: _____

2. **Name of Contact:** _____
Address: _____
City, State, Zip: _____
Phone Number: _____ E-mail: _____

3. **Property Information:** Provide an analysis of any property within Unincorporated Lee County that may be impacted by the proposed text amendment. _____

4a. **Does the proposed change affect any of the following areas?**

If located in one of the following areas, provide an analysis of the change to the affected area.

- | | | |
|---|---|---|
| <input type="checkbox"/> Acquisition Area
[Map 1 Page 4] | <input type="checkbox"/> Burnt Store Marina Village
[Map 1 Page 2] | <input type="checkbox"/> Urban Infill and Redevelopment
[Map 15] |
| <input type="checkbox"/> Agricultural Overlay
[Map 30] | <input type="checkbox"/> Environmental Enhancement and
Preservation Communities [Map 17] | <input type="checkbox"/> Urban Reserve Area [Map 1 Page 4] |
| <input type="checkbox"/> Airport Mitigation Lands
[Map 3] | <input type="checkbox"/> Mixed Use Overlay
[Map 1 Page 6] | <input type="checkbox"/> Water Dependent Overlay
[Map 1 Page 2] |
| <input type="checkbox"/> Airport Noise Zone
[Map 1 Page 5] | <input type="checkbox"/> Planning Communities Map
[Map 1 Page 2] | <input type="checkbox"/> Private Recreational Facilities
[Goal 16] |

4b. Planning Communities/Community Plan Area Requirements

If located in one of the following planning communities/community plan areas, provide a meeting summary document of the required public informational session [Lee Plan Goal 17].

- N/A
- Bayshore [Goal 18]
- Boca Grande [Goal 19]
- Buckingham [Goal 20]
- Caloosahatchee Shores [Goal 21]
- Olga [Goal 22]
- Captiva [Goal 23]
- Greater Pine Island [Goal 24]
- Lehigh Acres [Goal 25]
- North Captiva [Goal 26]
- NE Lee County [Goal 27]
- Alva [Goal 28]
- North Olga [Goal 29]
- North Fort Myers [Goal 30]
- Page Park [Goal 31]
- San Carlos Island [Goal 32]
- Southeast Lee County [Goal 33]
- Tice [Goal 34]

Public Facilities Impacts

NOTE: The applicant must calculate public facilities impacts based on a maximum development scenario.

1. **Traffic Circulation Analysis:** Provide an analysis of the effect of the change on the Financially Feasible Transportation Plan/Map 3A (20-year horizon) and on the Capital Improvements Element (5-year horizon).
2. **Provide an existing and future conditions analysis for the following (see Policy 95.1.3):**
 - a. Sanitary Sewer
 - b. Potable Water
 - c. Surface Water/Drainage Basins
 - d. Parks, Recreation, and Open Space
 - e. Public Schools

Environmental Impacts

Provide an overall analysis of potential environmental impacts (positive and negative).

Historic Resources Impacts

Provide an overall analysis of potential historic impacts (positive and negative).

Internal Consistency with the Lee Plan

1. Discuss how the proposal affects established Lee County population projections, Lee Plan Table 1(b) and the total population capacity of the Lee Plan Future Land Use Map.
2. List all goals and objectives of the Lee Plan that are affected by the proposed amendment. This analysis should include an evaluation of all relevant policies under each goal and objective.
3. Describe how the proposal affects adjacent local governments and their comprehensive plans.
4. List State Policy Plan goals and policies, and Strategic Regional Policy Plan goals, strategies, actions and policies which are relevant to this plan amendment.

Justify the proposed amendment based upon sound planning principles

Support all conclusions made in this justification with adequate data and analysis.

SUBMITTAL REQUIREMENTS

Clearly label all submittal documents with the exhibit name indicated below.

MINIMUM SUBMITTAL ITEMS

<input type="checkbox"/> Completed application (Exhibit – T1)
<input type="checkbox"/> Filing Fee (Exhibit – T2)
<input type="checkbox"/> Pre-Application Meeting (Exhibit – T3)
<input type="checkbox"/> Proposed text changes (in strike through and underline format) (Exhibit – T4)
<input type="checkbox"/> Analysis of impacts from proposed changes (Exhibit – T5)
<input type="checkbox"/> Lee Plan Analysis (Exhibit – T6)
<input type="checkbox"/> Environmental Impacts Analysis (Exhibit – T7)
<input type="checkbox"/> Historic Resources Impacts Analysis (Exhibit – T8)
<input type="checkbox"/> State Policy Plan Analysis (Exhibit – T9)
<input type="checkbox"/> Strategic Regional Policy Plan Analysis (Exhibit – T10)