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Memorandum

To:	Brandon D. Dunn	From:	Alexis V. Crespo, AICP, LEED AP
Company:	Lee County Planning Division	EnSite No.:	1125-01
Date:	2/12/2010	Project :	North Olga Community Plan
Regarding:	North Olga Community Plan - Local Planning Agency Presentation		

The preparation of the North Olga Community Plan (Plan) began by the request of a group of long-time residents from the area known as North Olga in May 2009. The Plan was conceived as a way to establish community-based guidelines to manage future growth within the planning area, as well as to provide for the protection and enhancement of the area's many assets.

The North Olga Planning Panel (NOPP) consists of the following residents, landowners and business owners within the North Olga community:

- Dr. Dennis Van Roekel (Chair)
- Robert Quillen (Vice Chair; Treasurer)
- Tom Mulling, II (Secretary)
- Tom Mulling, Sr.
- Nick Armeda
- Mary Povia
- Glenn Cary

Per the Community Planning Agreement approved in October 2009 by the Board of County Commissioners, the North Olga Community Plan boundary is characterized by the Caloosahatchee River to the south, the Charlotte County Line to the north, the centerline of State Road 31 to the west, and the Caloosahatchee Regional Park to the east. This area consists of approximately 11,930 acres. Please refer to the attached Aerial Location Map for further information regarding the lands located within the North Olga Community Plan boundary.

The North Olga community has many, special features that required examination and analysis through the creation of this Plan. These features include:

- Historical rural character
- Proximity to the Caloosahatchee River
- Environmentally significant lands
- Relationship to surrounding communities with established community plans
- Agriculture

In order to adequately address these items through the community planning process, the Panel held a total of ten (10) planning panel meetings and four (4) community outreach meetings between May 2009 and submittal of the Plan in September 2009. Please refer to the attached Project Schedule for a complete timeline of the public meetings associated with the planning process.

The resulting proposed Goals, Objectives and Policies (GOP's) address community character, residential and commercial land uses, economic development, transportation, sewer and water, open space, conservation and public participation.

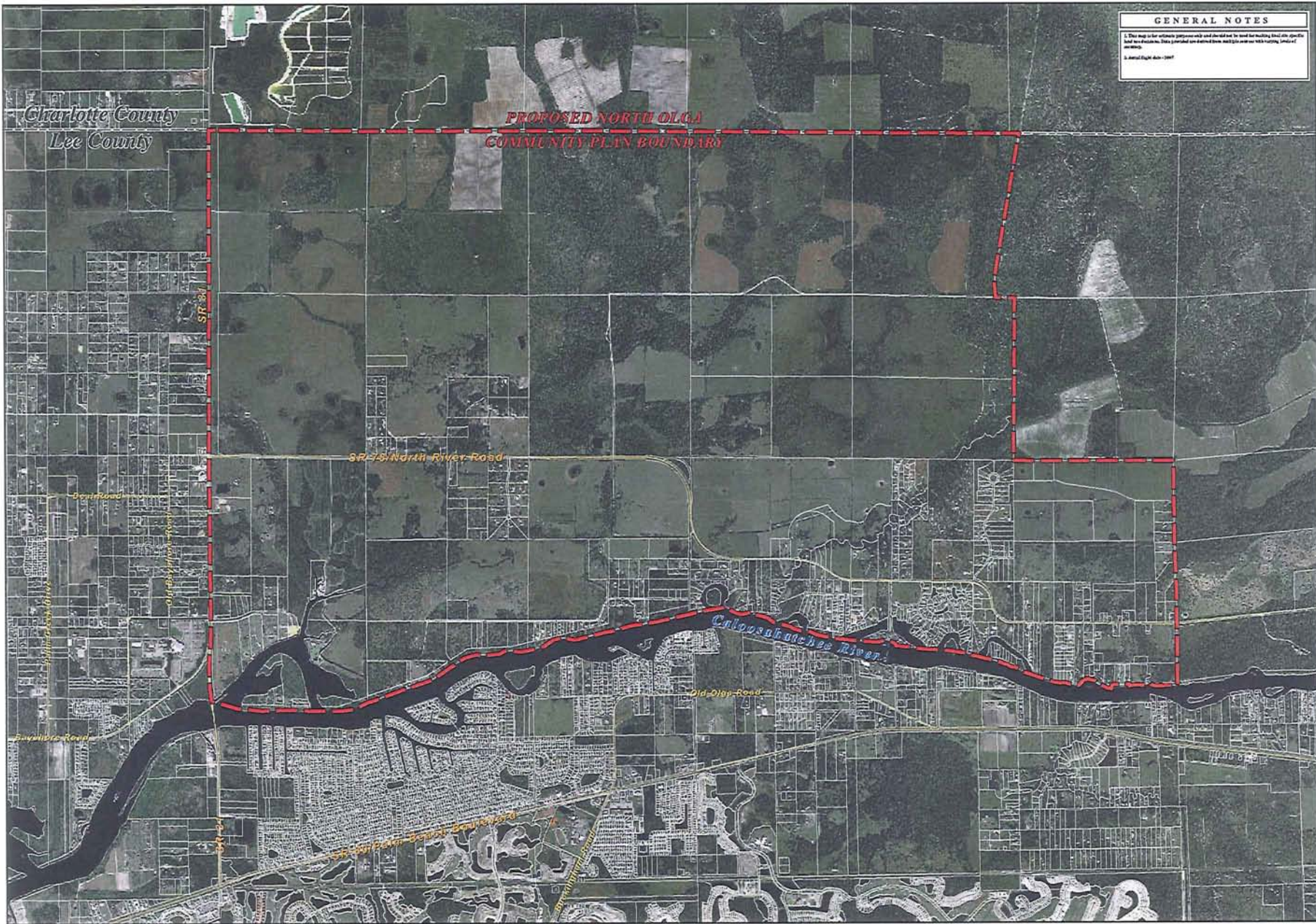
The NOPP is currently reviewing Lee County Staff's sufficiency comments and will prepare necessary updates to the proposed Plan and GOP's prior to the transmittal hearings in spring 2010. Any proposed updates/changes to the Plan will be properly vetted through additional community outreach and planning panel meetings in March and April 2010.

NORTH OLGA COMMUNITY PLAN PROJECT SCHEDULE

ID	Task Name	Duration	Start	Finish	2010														
					Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr		
1	Grant Application Submittal	1 day	Mon 5/11/09	Mon 5/11/09															
2	North Olga Planning Panel - Meeting #1	1 day	Sun 5/17/09	Sun 5/17/09			5/11												
3	Community Outreach - Meeting #1	1 day	Tue 5/26/09	Tue 5/26/09			5/17												
4	Plan Production	85 days	Wed 5/27/09	Fri 9/11/09			5/26												
5	North Olga Planning Panel - Meeting #2	1 day	Sun 5/31/09	Sun 5/31/09			5/31												
6	Community Outreach - Meeting #2	1 day	Tue 6/9/09	Tue 6/9/09			6/9												
7	Individual Stakeholder Meetings	60 days	Wed 6/10/09	Mon 8/24/09															
8	North Olga Planning Panel - Meeting #3	1 day	Sun 6/14/09	Sun 6/14/09			6/14												
9	North Olga Planning Panel - Meeting #4	1 day	Sun 6/28/09	Sun 6/28/09			6/28												
10	Community Outreach - Meeting #3	1 day	Thu 7/9/09	Thu 7/9/09			7/9												
11	North Olga Planning Panel - Meeting #5	1 day	Sun 7/12/09	Sun 7/12/09			7/12												
12	North Olga Planning Panel - Meeting #6	1 day	Sun 7/26/09	Sun 7/26/09			7/26												
13	North Olga Planning Panel - Meeting #7	1 day	Sun 8/9/09	Sun 8/9/09			8/9												
14	North Olga Planning Panel - Meeting #8	1 day	Sun 8/23/09	Sun 8/23/09			8/23												
15	Community Outreach - #4- Review of Draft Plan	1 day	Thu 9/10/09	Thu 9/10/09			9/10												
16	Plan Revisions & Editing	14 days	Fri 9/11/09	Mon 9/28/09															
17	North Olga Planning Panel - Meeting #9	1 day	Sun 9/13/09	Sun 9/13/09			9/13												
18	North Olga Planning Panel - Meeting #10	1 day	Sun 9/20/09	Sun 9/20/09			9/20												
19	Community Plan Submittal	1 day	Tue 9/29/09	Tue 9/29/09			9/29												
20	North Olga Planning Panel - Meeting #11	1 day	Sun 10/25/09	Sun 10/25/09			10/25												
21	Board of County Commissioners Grant Application Approval	1 day	Tue 10/27/09	Tue 10/27/09			10/27												
22	North Olga Planning Panel - Meeting #12	1 day	Sat 11/14/09	Sat 11/14/09			11/14												
23	Receipt of Sufficiency Comments	1 day	Wed 1/6/10	Wed 1/6/10															
24	North Olga Planning Panel - Meeting #13	1 day	Sun 1/17/10	Sun 1/17/10															
25	North Olga Planning Panel - Meeting #14	1 day	Sat 2/6/10	Sat 2/6/10															
26	1st Annual North Olga Community Day	1 day	Sat 2/20/10	Sat 2/20/10															
27	Local Planning Agency Presentation	1 day	Mon 2/22/10	Mon 2/22/10															
28	North Olga Planning Panel - Meeting #15	1 day	Sun 3/7/10	Sun 3/7/10															
29	Community Outreach Meeting #5	1 day	Tue 3/9/10	Tue 3/9/10															

Project: Project1
Date: Fri 2/12/10

Task		Milestone		External Tasks	
Split		Summary		External Milestone	
Progress		Project Summary		Deadline	



GENERAL NOTES

1. This map is for reference purposes only and should not be used for making final site specific land use decisions. Data provided are derived from aerial photography with 1:25,000 scale.

2. Aerial Date: 2007

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AERIAL PHOTOGRAPH
 Proposed North Olga Community Plan

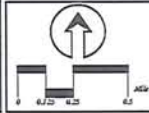
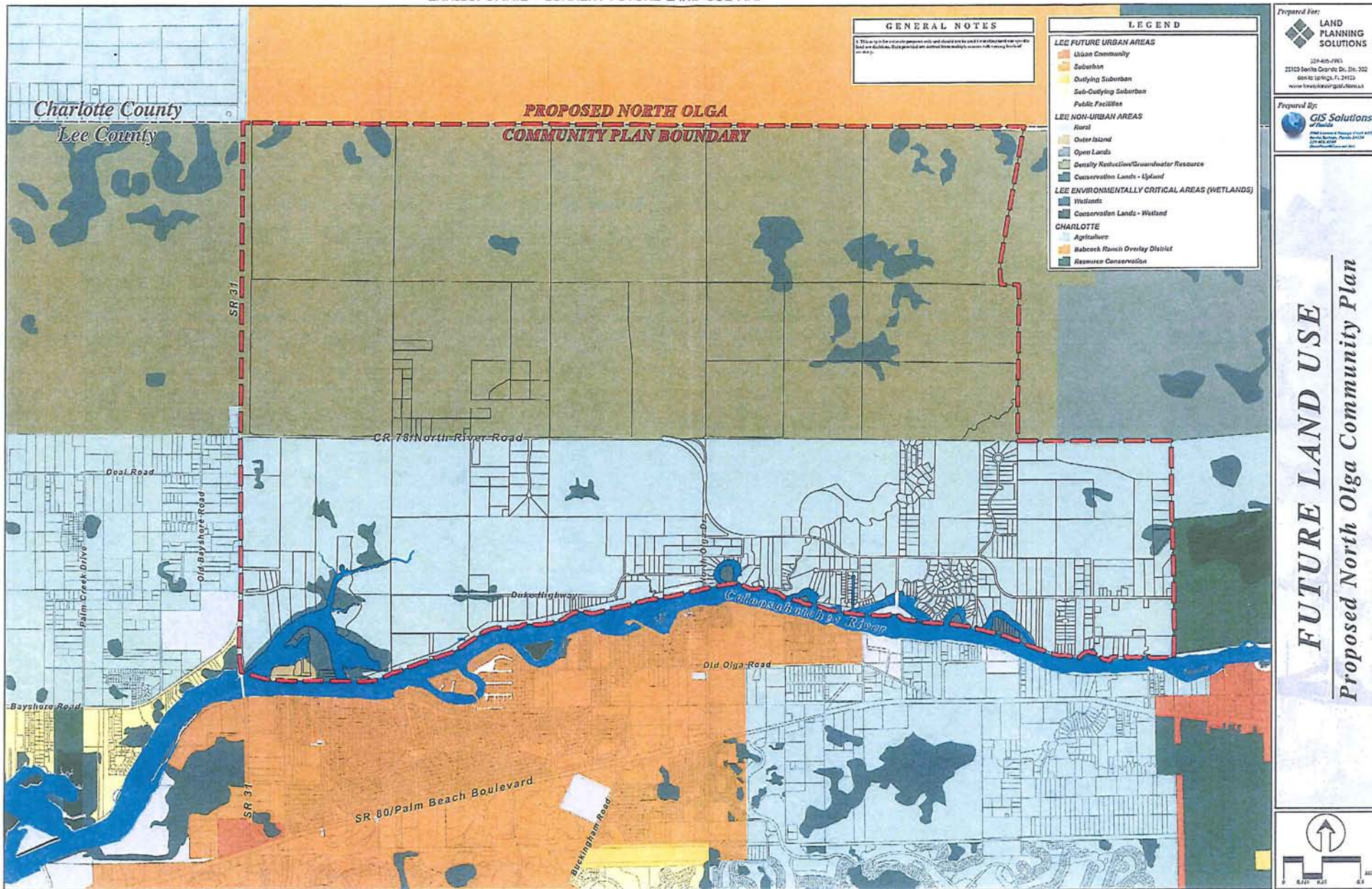


EXHIBIT IV.A.2 - CURRENT FUTURE LAND USE MAP



GENERAL NOTES

1. This map is for general purposes only and should not be used to establish any specific land use districts. Each parcel on a parcel map may have multiple uses with varying levels of intensity.

LEGEND

LEE FUTURE URBAN AREAS	
[Orange]	Urban Community
[Light Orange]	Suburban
[Yellow]	Outlying Suburban
[Light Green]	Sub-Outlying Suburban
[Light Blue]	Public Facilities
LEE NON-URBAN AREAS	
[Light Green]	Rural
[Light Blue]	Outer Island
[Light Green]	Open Lands
[Light Green]	Density Reduction/Groundwater Resource
[Light Green]	Conservation Lands - Upland
LEE ENVIRONMENTALLY CRITICAL AREAS (WETLANDS)	
[Dark Blue]	Wetlands
[Light Blue]	Conservation Lands - Wetland
CHARLOTTE	
[Light Green]	Agriculture
[Light Orange]	Babcock Ranch Overlay District
[Light Green]	Resource Conservation

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FUTURE LAND USE
 Proposed North Olga Community Plan

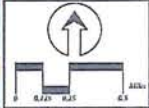


EXHIBIT IV.A.4 - EXISTING LAND USE MAP

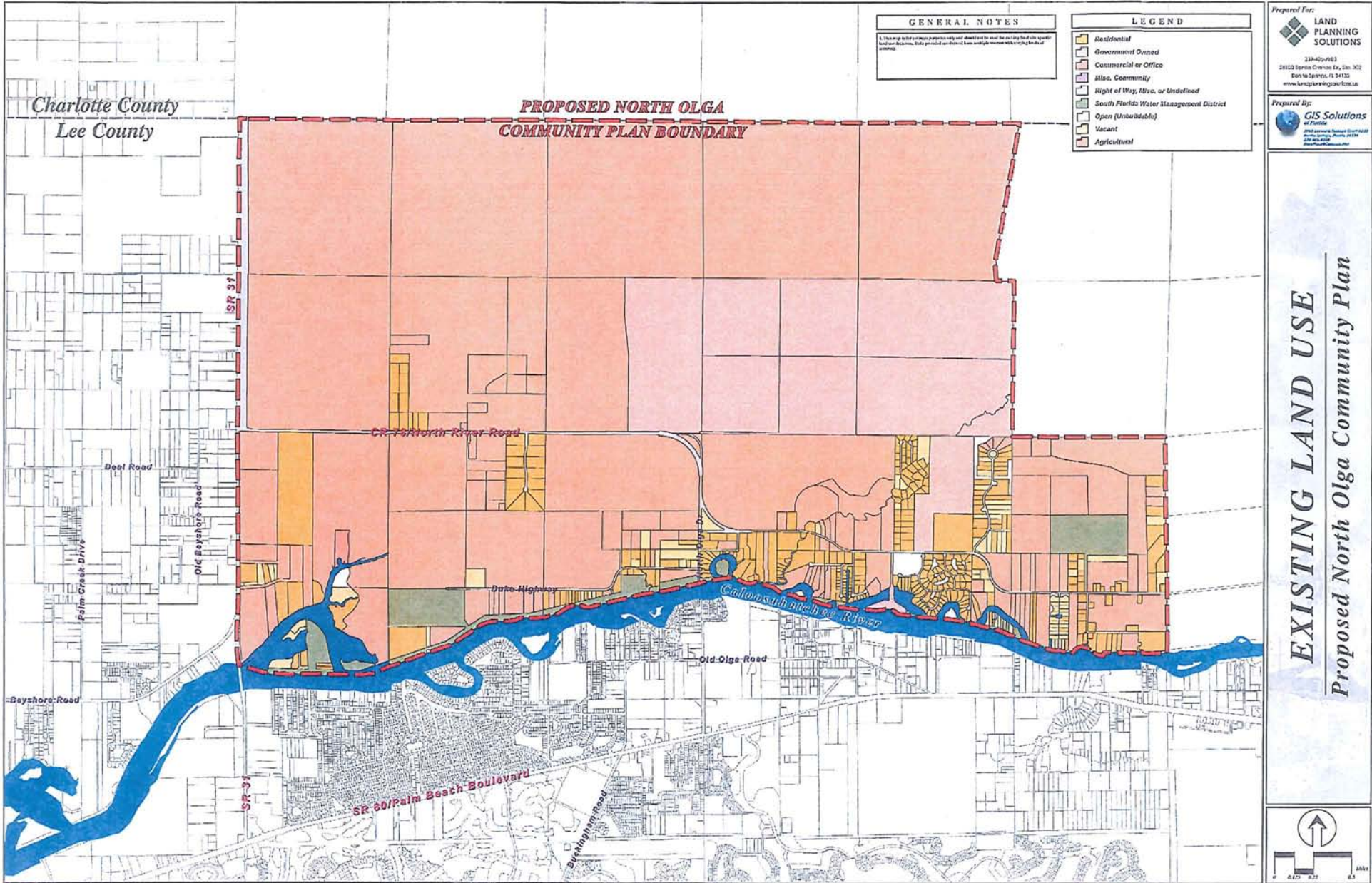
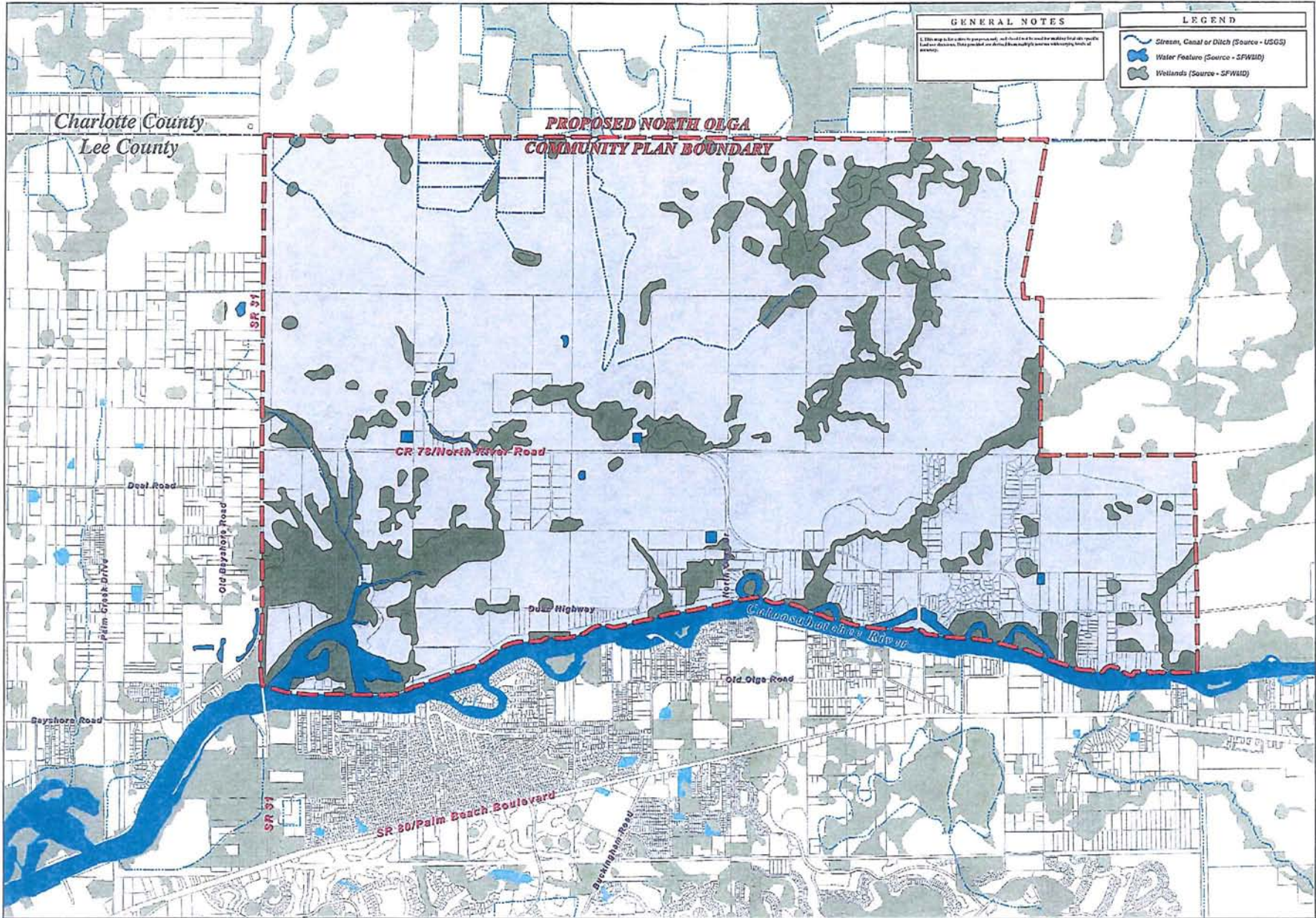


EXHIBIT IV.C.5 - NATURAL FEATURES MAP



GENERAL NOTES
 1. This map is for general purposes and not intended to be used for making final site specific land use decisions. Data provided on this map is subject to change without notice.

LEGEND
 Street, Canal or Ditch (Source - USGS)
 Water Feature (Source - SPWMD)
 Wetlands (Source - SPWMD)

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NATURAL FEATURES
 Proposed North Olga Community Plan

