



**LOCAL PLANNING AGENCY
OLD LEE COUNTY COURTHOUSE
2120 MAIN STREET, FORT MYERS, FL 33901
BOARD CHAMBERS
MONDAY, FEBRUARY 24, 2014
8:30 AM**

AGENDA

1. Call to Order/Review of Affidavit of Publication
2. Pledge of Allegiance
3. Public Forum
4. Approval of Minutes – January 27, 2014
5. Land Development Code Amendments
 - A. Complete Streets Amendments
6. New Horizon 2035: Plan Amendments
 - A. CPA2011-17 Community Safety and Wellbeing Element
 - B. CPA2011-02 Communities Element
 - C. CPA2011-13 Transportation Element
7. Other Business
8. Adjournment – Next Meeting Date: Monday, March 24, 2013

A verbatim record of the proceeding will be necessary to appeal a decision made at this hearing. Contact the Lee County Division of Planning at 239-533-8585 for further information on obtaining a record. In accordance with the Americans with Disabilities Act, reasonable accommodations will be made upon request. Contact Janet Miller at 239-533-8583.

www.LeeCountyTownHall.com



Share your ideas at Lee County
Government's virtual public forum today!

DIVISION OF PLANNING
MEMORANDUM



to: Local Planning Agency
from: Kathie Ebaugh, AICP, Principal Planner
subject: February 24, 2014 LPA Meeting
date: February 14, 2014

Attached is the second draft of the elements, which have been revised to address comments received by the Local Planning Agency, Community Sustainability Advisory Committee, and local communities.

The Community Safety and Wellbeing Element staff report includes the policies as revised by staff and the review committees along with Attachment 1 which is a clean version of the entire proposed element.

The Communities Element materials include Attachment 1 which is a strikethrough/underline version of the entire proposed element. The areas highlighted in yellow show the more recent changes. These changes address:

1. General formatting to address issues related to form, numbering, improve clarity about the difference between common terms, and others;
2. Updates to the Communities Element intent, preamble, and policies to improve clarity and better define how the element is to be implemented;
3. Updates to the San Carlos Island, University Community, Burnt Store, and DR/GR Goals to address issues that had been previously located within the Future Land Use Element;
4. Revised North Captiva policy regarding use of non-motorized vehicle on the island as recommended by the LPA during the review of the community's land development code;
5. Revised the Lehigh Acres tier policies to better define the importance of their mixed-use centers; and
6. Update the Bayshore and Tice vision and policies that resulted from community led efforts to revise their community plans.

The Transportation Element materials include Attachment 1 which is a strikethrough/underline version of the entire proposed element. Please see the memo from Brandon Dunn and Andy Getch for an explanation of the more recent changes.

**CPA2011-17 COMMUNITY SAFETY
AND WELLBEING ELEMENT**

**CPA2011-17
COMMUNITY SAFETY AND
WELLBEING ELEMENT
BOCC SPONSORED
EAR BASED AMENDMENT
TO THE**

LEE COUNTY COMPREHENSIVE PLAN

THE LEE PLAN

Publicly Sponsored Amendment and Staff Analysis

**LPA Public Hearing Document
For the
February 24, 2014 Public Hearing**

*Lee County Planning Division
1500 Monroe Street
P.O. Box 398
Fort Myers, FL 33902-0398
(239) 533-8585*

February 5, 2014

**LEE COUNTY
DIVISION OF PLANNING
STAFF REPORT FOR
COMPREHENSIVE PLAN AMENDMENT
CPA2011-17**

Text Amendment

Map Amendment

	This Document Contains the Following Reviews
✓	Staff Review
✓	Local Planning Agency Review and Recommendation
	Board of County Commissioners Hearing for Transmittal
	Staff Response to the DCA Objections, Recommendations, and Comments (ORC) Report
	Board of County Commissioners Hearing for Adoption

STAFF REPORT PREPARATION DATE: March 15, 2012

PART I - BACKGROUND AND STAFF RECOMMENDATION

A. SUMMARY OF APPLICATION

1. APPLICANT:

Lee County Board of County Commissioners
Represented by Lee County Division of Planning

2. REQUEST:

Amend the Lee Plan to create a new Community Safety and Wellbeing Element, incorporating the recommendations of County staff and the March 1, 2011 Evaluation and Appraisal Report.

B. STAFF RECOMMENDATION AND FINDINGS OF FACT SUMMARY

1. RECOMMENDATION:

Staff recommends that the Board of County Commissioners **transmit** the proposed amendment to the Community Safety and Wellbeing Element of the Lee Plan as shown

below. Proposed text has been depicted in strikethrough and underline format as it relates to the existing provisions of the Lee Plan.

2. RECOMMENDED LANGUAGE FOR TRANSMITTAL:

The proposed changes to the element are shown in Attachment 1 in clean language. The proposed changes are shown in the staff report depicted in strikethrough and underline format as it relates to the existing provisions of the Lee Plan. Changes made subsequent to the March 26, 2012 LPA meeting are shown in double strikethrough and double underline format.

3. BASIS AND RECOMMENDED FINDINGS OF FACT:

- The Public Health and Safety Element is a new proposed element
- This element combines existing goals, objectives and policies already found in different elements of the Lee Plan into one element.
- New goals, objectives and policies are being proposed to address new areas of concern and new development trends.
- Lee County adopted the Lee County Community Wildfire Protection Plan in May 2011.
- Lee County maintains a Comprehensive Emergency Management Plan.
- Wildfire prevention, mitigation and protection are pressing needs within Lee County.
- There is currently a lack of healthy, active lifestyle options in Lee County's communities.

C. BACKGROUND INFORMATION

The New Horizon 2035: Evaluation and Appraisal Report (EAR) did not identify a need for a Community Safety and Wellbeing Element as goals, objectives, and policies that addressed police, fire and emergency medical services already existed in other sections of the Lee Plan. Goals, objectives, and policies that addressed environmental hazards, natural disasters, and emergency preparedness are currently located in the Conservation and Coastal Management Element. However, based on further analysis, Staff proposes to relocate these public safety sections under this new element along with new goals, objectives, and policies related to areas of public health. This element will also address issues of public health as it relates to urban design, transportation networks, and County health programs. This is part of Lee County's efforts to promote healthier lifestyles. Although the EAR Report did not specifically address a separate Community Safety and Wellbeing Element, some of its recommendations on related issues are applicable to this new element. Recommendations for general governmental operation are also applicable to this element. County staff from relevant departments such as Department of Transportation, Parks and Recreation, and the Office of Sustainability have also provided recommendations for this element.

PART II - STAFF ANALYSIS

A. STAFF DISCUSSION

This analysis of the Community Safety and Wellbeing Element is presented in policy order, including the recommended changes to language for those specific goals, objectives and policies which are recommended for substantial changes.

This element is proposed to be created by taking sub-elements of other current elements and combining them here. The four sub-elements to be moved from the Community Facilities and Services Element are: the goals, objectives and policies for Fire Protection, Health Care, Police and Justice and Pollution Control. The goals, objectives and policies being relocated from the Conservation and Coastal Management Element concern: Emergency Management; Special Needs Citizens; Hazardous Materials; Protection of Life and Property in Coastal High Hazard Areas; Limitation of Public Expenditures in Coastal High Hazard Areas; Evacuation and Shelter; Hazard Mitigation; Post-Disaster Development; and Air Quality. Currently these subsections include 13 goals and 18 objectives. These goals will be grouped into three sections. Goals 101, 102, 105, 106, 101, 110, and 111 will be grouped under the heading of “Emergency Management System.” Goals 103, 69, and 118 will be grouped in that order under the heading of “Environmental Hazards.” Goals 65, 68, and 70 will be grouped under the heading “Public Safety Services.” This reorganization and updating will create a more logical grouping and “user friendly” element. The revised plan will establish an overall element purpose and outline the manner through which health and public safety issues will be addressed. The following section lists the goals in the order in which they are recommended to be listed in the Public Health and Safety Element. However, as noted above, some of the goals will be combined and the objectives and policies of both original goals reorganized.

There are also new proposed goals, objectives, and policies included within this element. Under the Emergency Management System goal, a new objective has been added to address communication needs of emergency response personnel. Under the proposed Environmental Hazards goal, a new objective is proposed to address wildfires. Lastly, an entirely new goal is proposed to address healthy lifestyle options for Lee County residents and visitors.

B. TEXT AMENDMENTS:

The adopted New Horizon 2035 Evaluation and Appraisal Report included several organizational recommendations. One of these recommendations was to provide a clear overview section in each element that sets the context for the goals, objectives, and policies that

follow, in addition to describing the relationships and linkages to other elements in the plan. Therefore, staff recommends that the following overview be incorporated as the preamble to the Community Safety and Wellbeing Element:

The intent of the Community Safety and Wellbeing Element is to prevent, mitigate, and reduce threats to the health and safety of the residents and visitors of Lee County. The provision of efficient and timely police, fire, and emergency medical services is a vital portion of this element. In addition to responding to hazards and dangerous situations, this element outlines measures to prevent and mitigate the negative impacts of hazardous situations through advance planning and preparedness. This element also addresses public health by encouraging healthier lifestyle choices for residents through urban design, transportation options, and increased recreational choices.

The recommended changes to the goals, objectives and policies of the proposed element fall under five categories in this report: No change; edit; modify; add; and delete. Those goals, objectives and policies that are considered satisfactory are being left as they are. Those goals, objectives and policies that are substantively satisfactory but may require a change in language or terminology are recommended to be edited. Those goals, objectives and policies that have been determined to require a substantive change are recommended to be modified. New goals, objectives, and policies that are recommended for adoption into the proposed element are listed as Added. Some goals, objectives, and policies are recommended to be deleted from the proposed element.

The goals, objectives and policies of the proposed element are listed in order below with an explanation of the change in Italics, where appropriate. The goals, objectives and policies have been renumbered starting with Goal 1. The former number is noted at the end of the recommended language.

GOAL 1: ~~PLANNING, COORDINATION AND IMPLEMENTATION.~~ ~~To protect the public from the effects of natural and technological hazards through County emergency plans and programs.~~ **EMERGENCY MANAGEMENT** Establish objectives and policies to prevent and mitigate threats from natural disasters by reducing their potential impact on future development and respond efficiently to disasters and hazards after the fact. (Formerly Goal 101) (MODIFIED)

Proposed Goal 1 has been modified to include as objectives several existing goals. The original language in this goal has been moved to Objective 1.1 while the proposed new language widens the scope of the Goal to include the additional former goals.

OBJECTIVE 1.1: PLANNING, COORDINATION AND IMPLEMENTATION. ~~In order to p~~Protect the public from the effects of natural and technological hazards through County emergency plans and programs. The Lee County will m~~Maintain~~ a system that provides a reasonable opportunity for protecting the population at risk to injury or death from the natural and ~~technological~~ man-made hazards defined in the ~~1984 Lee County Hazard Vulnerability Analysis or subsequent updates~~ Lee County Comprehensive Emergency Management Plan. (Formerly Objective 101.1) (MODIFIED)

Proposed Objective 1.1 has been modified to include the language of former Goal 101. Terminology for the Emergency management plan has been updated. The LPA recommended changing “technological” to “man-made” for clarity. This change was recommended for every instance of “technological” hazards.

POLICY 1.1.1: ~~Use~~ the Lee County Comprehensive Emergency Management Plan will be used as the operational guide in preparing for, responding to, and recovering from ~~those~~ natural and technological hazards ~~that requiring~~ require emergency actions by local government officials. (Formerly Policy 101.1.1) (EDITED)

Proposed Policy 1.1.1 is recommended to be clarified with more specific language.

POLICY 1.1.2: ~~The County, in cooperation with local news media, educational institutions, public service groups, and other agencies will implement m~~Maintain in cooperation with local news media, educational institutions, public service groups, and other agencies, a program of education and information describing the risks of hazards such as hurricanes, tropical storms, severe thunderstorms, tornadoes, lightning, freezes, ~~attack from hostile governments~~ hazardous materials and terrorist attacks; and actions necessary to mitigate the dangers which these hazards present. (Formerly Policy 101.1.2) (EDITED)

Proposed Policy 1.1.2 is updated to include hazardous materials and terrorists while removing hostile governments since the latter falls under state and federal authority. This change was recommended by Public Safety staff.

POLICY 1.1.3: ~~The County will establish and m~~Maintain a resource management program describing facilities and sites designated to serve as local, state, and federally sponsored emergency assistance locations; examples of such facilities include disaster application centers, citizen assistance centers, disaster joint field offices, temporary housing sites, and debris disposal locations. (Formerly Policy 101.1.3) (EDITED) (LDC)

POLICY 1.1.4: ~~The County will m~~Maintain a mechanism program to coordinate the development and maintenance of emergency plans and programs among the relevant local, regional, and state governments, districts, the administration of the Florida Gulf Coast University, or other relevant agencies. (Formerly Policy 101.1.4) (EDITED) (LDC)

Proposed Policies 1.1.3 and 1.1.4 are changed to include updated terminology and for grammar.

POLICY 1.1.5: Maintain and update as necessary appropriate wildfire policies. (ADDED) (LDC)

Proposed Policy 1.1.5 is recommended for adoption in order to address the overall topic of wildfire management into the overall Emergency Management goal. Policies addressing wildfire prevention and mitigation have been included under Proposed Objective 2.2.

POLICY 1.1.6: ~~The County will a~~Annually update the Joint Unified Local Mitigation Strategy for Lee County with state, regional, and municipal agencies and organizations. (ADDED)

Proposed Policy 1.1.6 is recommended for adoption to further the coordination of Lee County emergency response personnel with outside organizations. The Joint Unified Local Mitigation Strategy was originally adopted by Lee County in 2000. It is a plan developed by the Lee County Disaster Advisory Council to mitigate the effect of a wide variety of hazards within Lee County, including tropical cyclones, wildfires, coastal erosion, and others

POLICY 1.1.7: Maintain a training and exercise program designed to improve all hazards capabilities and response at the local level by acquainting personnel with their roles and responsibilities in emergency management and incident response; and to evaluate these capabilities through performance-based exercises. (ADDED)

Proposed Policy 1.1.7 is recommended for adoption to maintain a high level of service for Lee County emergency response services.

POLICY 1.1.8: Maintain the All Hazards Protection Fund in order to appropriately prepare for disaster mitigation and recovery.

Proposed Policy 1.1.8 has been recommended by the LPA to be adopted into the proposed element. The LPA stated concern that the County ensure that sufficient financial resources will be available for recovery from disasters. The County currently maintains the All Hazards Protection Fund. This fund is supported by ad valorem tax dollars and is used to support

preparation, response, recovery and mitigation activities of the County's Emergency Management program.

~~**GOAL 102 OBJECTIVE 1.2:** To assist in the emergency preparedness requirements for people with functional access needs, such as of the County's elderly, frail, infirmed, or handicapped (people with special needs), the County will have mechanisms in place to assist people with special needs during an emergency. (Formerly Goal 102 and Objective 102.1) (MODIFIED) (LDC)~~

Former Goal 102 is recommended to be an objective under Proposed Goal 1 of the proposed element. As an objective, more specific language has been added from Former Objective 102.1. Additional language is recommended to clarify the term "Special Needs."

~~**OBJECTIVE 102.1:** The County will continue to have mechanisms in place to assist people with special needs during an emergency. (Amended by Ordinance No. 94-30, 00-22) (DELETED)~~

Former Objective 102.1 is recommended to be deleted since its language has been included under Proposed Objective 1.2.

Proposed Policy 1.2.1 is recommended for no changes.

~~**POLICY 1.2.2:** The County, Assist, in cooperation with other public agencies and service groups, will continue its efforts to assist in the emergency transportation needs of residents having limited mobility who do not reside in licensed institutions serving people with special needs. (Formerly Policy 102.1.2) (EDITED) (LDC)~~

~~**POLICY 1.2.3:** The County, Provide, in cooperation with other public agencies and service groups, will continue its efforts to provide functional and access basic medical services in selected emergency public shelters for people with special needs. (Formerly Policy 102.1.3) (EDITED) (LDC)~~

Proposed Policies 1.2.2 and 1.2.3 are recommended to be edited for grammar.

~~**GOAL 105: PROTECTION OF LIFE AND PROPERTY IN COASTAL HIGH HAZARD AREAS.** To protect human life and developed property from natural disasters. (See also Goal 110.) (Amended by Ordinance No. 94-30) (DELETED)~~

Former Goal 105's is recommended for deletion. Its language is to be incorporated under Proposed Objective 1.3.

OBJECTIVE 1.3: DEVELOPMENT IN COASTAL HIGH HAZARD AREAS. ~~In order to protect~~ human life and developed property from ~~natural~~ disasters, ~~by requiring development seaward of the 1994 Coastal Construction Control Line will require to acquire~~ applicable State of Florida approval. ~~New~~ development on barrier islands will be limited to densities that meet required evacuation standards; new development requiring seawalls for protection from coastal erosion will not be permitted; and allowable densities for undeveloped areas within coastal high hazard areas will be considered for reduction. (Formerly Goal 105 and Objective 105.1) (MODIFIED) (LDC)

Proposed Objective 1.3 is recommended to incorporate the language of Former Goal 105. This is to accommodate the change of Former Goal 105 into an objective under Proposed Goal 1. The LPA recommended deletion of "natural" in order to include all types of disasters.

POLICY 1.3.1: ~~Reevaluate~~ County policy regarding development seaward of the updated 1994 Coastal Construction Control Line ~~will be re-evaluated approximately every five years beginning in 1995~~ as part of every Lee Plan Evaluation and Appraisal Report to assess the adequacy of policies and practices developed by the Department of Environmental Protection. (Formerly Policy 105.1.1) (MODIFIED) (LDC)

Proposed Policy 1.3.1 is recommended to be updated to match the frequency of review with the Evaluation and Appraisal Report process. It is also recommended to be edited for grammar.

POLICY 1.3.2: Shoreline development in ~~V Zones Coastal A Zone~~ Hurricane Evacuation Zone A as depicted on the Lee County Storm Surge and Evacuation Map will be protected from coastal erosion, wave action, and storms by vegetation, setbacks, and/or beach renourishment, rather than by seawalls or other hardened structures which tend to hasten beach erosion (see also policies under Objective 113.2). Repairs of lawfully constructed, functional, hardened structures as defined in F.S. Chapter 161 may be allowed subject to applicable state and local review and approval. (Formerly Policy 105.1.3) (EDITED) (LDC)

Proposed Policy 1.3.2 is recommended to be updated to incorporate new terminology. The LPA noted that the terms "V Zones" and "A Zones" are ambiguous since they are also used on Flood Insurance Rate Maps (FIRM). The term "V Zone" comes from the FIRM. "Hurricane Evacuation Zone A" has been inserted in place of "Coastal A Zone." The latter term is used by FEMA although it is not defined. Therefore, the proposed language has been changed to

“Hurricane Evacuation Zone A” since that is the proper term used on the Storm Surge and Evacuation Map depicting the area. The Community Sustainability Advisory Committee (CSAC) recommended keeping the term “V Zone” in the policy but this is unnecessary since Hurricane Evacuation Zone A encompasses the FIRM V Zones.

POLICY 1.3.3: Consider zoning requests located in the coastal high hazard area ~~will be considered~~ for reduced or minimum density assignments, in accordance with their future land use category density range. Rezoning to allow higher densities will not be permitted on barrier and coastal islands or in the coastal high hazard area if the capacity of critical evacuation routes would thereby be exceeded (see Objective ~~109.1~~ 1.5). (Formerly Policy 105.1.2) (MODIFIED) (LDC)

Proposed Policy 1.3.3 is recommended to incorporate language from Former Policy 105.1.5 and to be edited for grammar.

POLICY 1.3.4: Consider ~~Through~~ the Lee Plan amendment process, future land use designations of undeveloped areas within coastal high hazard areas ~~will be considered~~ for reduced density categories in order to limit the future population exposed to coastal flooding. (Formerly Policy 105.1.4) (EDITED)

Proposed Policy 1.3.4 is recommended to be edited for grammar.

~~**POLICY 105.1.5:** Zoning requests located in the coastal high hazard area will be considered for reduced or minimum density assignments, in accordance with their future land use category density range. This evaluation should be done in concert with an evaluation of other individual characteristics such as compatibility with existing uses, desired urban form, and availability of urban services. (Added by Ordinance No. 05-19) (DELETED)~~

Former Policy 105.1.5 is recommended to be deleted since its language has been incorporated into Proposed Policy 1.3.3.

~~**GOAL 106: LIMITATION OF PUBLIC EXPENDITURES IN COASTAL HIGH HAZARD AREAS.** To restrict public expenditures in areas particularly subject to repeated destruction by hurricanes, except to maintain required service levels, to protect existing residents, and to provide for recreation and open space uses. (Amended by Ordinance No. 94-30) (DELETED)~~

Former Goal 106 is recommended to be an objective under Proposed Goal 1. Therefore, it is recommended to be deleted and its language incorporated into Proposed Objective 1.4.

OBJECTIVE 1.4: LIMITATION OF COASTAL HIGH HAZARD AREA EXPENDITURES. Public expenditures in areas particularly subject to repeated destruction by hurricanes will be limited to necessary repairs, public safety needs, services to existing residents, and recreation and open space uses. (Formerly Goal 106 and Objective 106.1) (MODIFIED)

Proposed Objective 1.4 is recommended to incorporate language from Former Goal 106 into the title.

POLICY 1.4.1: All further public expenditures made for new facilities on undeveloped barrier islands or within V zones as defined by the FIRM maps will require a finding by the County commission that such expenditures are necessary to maintain required service levels, to protect existing residents, or to provide for recreation and open space needs. (Formerly Policy 106.1.1) (MODIFIED)

Proposed Policy 1.4.1 is recommended to be edited for clarity. This is due to the determination by the LPA that previous use of “A” and “V” Zones has been ambiguous and undefined.

Proposed Policies 1.4.2, 1.4.3, and 1.4.4 are recommended for no change.

~~**GOAL 109: EVACUATION AND SHELTER.** To provide evacuation and shelter capabilities adequate to safeguard the public against the effects of hurricanes and tropical storms. (DELETED)~~

Former Goal 109 is recommended to be an objective under Proposed Goal 1. Therefore, it is recommended to be deleted and its language incorporated into Proposed Objective 1.5.

OBJECTIVE 1.5: EVACUATION. In order to provide evacuation and shelter capabilities adequate to safeguard the public against the effects of hurricanes and tropical storms, By 2030 2035 Lee County will work towards attaining a level of service for out of County hurricane evacuation for a ~~Category 5 storm event~~ Level D or E storm surge threat that does not exceed 18 hours the timeframe recommended by the State Evacuation Study. (Formerly Objective 109.1) (MODIFIED) (LDC)

Proposed Objective 1.5 is recommended to incorporate language from Former Goal 109.

POLICY 1.5.1: ~~The County will a~~Assess the impact of all new residential development upon the projected hurricane evacuation network and upon projected hurricane evacuation times, and ~~will~~ require mitigation either through structural (on-site, or off-site shelter) provisions or through non-structural methods or techniques. (Formerly Policy 109.1.1) (EDITED) (LDC)

Proposed Policy 1.5.1 is recommended to be edited for grammar.

POLICY 1.5.2: ~~By 1995,~~ Coordinate periodic updates of the hurricane evacuation portion of the Comprehensive Emergency Management Plan ~~will be coordinated~~ with computer transportation modeling to identify critical ~~roadway links~~ transportation facilities. (Formerly Policy 109.1.2) (MODIFIED)

Proposed Policy 1.5.2 is recommended to be updated to include new terminology and for grammar.

Proposed Policy 1.5.3 is recommended for no change.

POLICY 1.5.4: Design, construct, and operate ~~N~~new or replacement bridges on evacuation routes spanning major or marked navigable waterways ~~will be designed, constructed, and operated~~ to adequately accommodate the safe and timely evacuation needs of both motor vehicle and marine traffic. (Formerly Policy 109.1.4) (EDITED)

Proposed Policy 1.5.4 is recommended to be edited for grammar.

POLICY 1.5.5: Comprehensive plan amendments that increase density within coastal high hazard areas must meet one of the following criteria in accordance with Section 163.3178(9), F.S.:

1. The proposed amendment will not exceed a 16 hour out of County hurricane evacuation time for a ~~category 5~~ Level D or E storm surge threat level event; or
2. Maintain a 12 hour evacuation time to shelter for a ~~category 5~~ Level D or E storm surge threat level event and ensure shelter space is available to accommodate the additional residents of the development allowed by the proposed comprehensive plan amendment; or
3. Provide appropriate mitigation to satisfy the provisions of either of the previous two paragraphs, which may include without limitation, the payment of money,

contribution of land, or construction of hurricane shelters and transportation facilities. The developer must enter into a binding agreement to memorialize the mitigation plan prior to adoption of the plan amendment.

(Formerly Policy 109.1.5) (EDITED)

Proposed Policy 1.5.5 is recommended to be updated to include new terminology.

OBJECTIVE 1.6: SHELTER. By ~~2010~~ ~~2030~~ 2035, adequate shelter space will be available for the population in the Hurricane Vulnerability Zone at risk under a ~~Category 3 storm~~ Level C storm surge threat level. (Formerly Objective 109.2) (EDITED) (LDC)

Proposed Objective 1.6 is recommended to be updated to include new terminology. The LPA recommended changing “2030” with “2035” in order to be consistent with the current planning horizon. This change is also made for Proposed Policies 1.6.1 and 1.6.2.

POLICY 1.6.1: The percentage rate of the evacuation population to be used as the basis for in-county and on-site shelter demand will be ten (10) percent of the population at risk in the Hurricane Vulnerability Zone under a ~~Category 5 storm hazard scenario~~ Level D or E Storm surge threat level. This rate will also be the target shelter capacity for a program to provide an emergency shelter supply within Lee County by the year ~~2030~~ 2035. (Formerly Policy 109.2.1) (EDITED)

Proposed Policy 1.6.1 is recommended to be updated to include new terminology. The LPA stated concern over the use of a percentage of the population rather than an absolute number of units. The 2010 Regional Evacuation Study created by the South West Florida Regional Planning Council (RPC) also calculates demand for hurricane shelter. The planning assumptions used to model demand for hurricane shelters were similar to policy 1.6.1 in that they were all percentages of affected populations. For this reason, staff finds that the current language of Proposed Policy 1.6.1 conforms to the accepted practices of the RPC. Therefore, staff recommends keeping the language as is proposed.

POLICY 1.6.2: ~~By 1995, the County will~~ continue to implement a program designed to meet the level of service in Policy ~~109.2.1~~ 1.6.1 by ~~2010~~ ~~2030~~ 2035. Components of this program may include:

1. Funding of the All-Hazards MSTU;
2. An impact fee or fee in lieu for new residential developments, with appropriate credits for the construction of on-site shelters outside of ~~category 1 areas~~ the Coastal High Hazard Areas;

3. Mandatory on-site shelters for new residential developments (including mobile home and recreational vehicle parks) over a ~~specified~~ size threshold to be specified in county regulations and outside ~~Category 1 areas of the Hurricane Vulnerability Zone~~ the Coastal High Hazard Areas; and
4. Any available state funds. (Formerly Policy 109.2.2) (EDITED) (LDC)

Proposed Policy 1.6.2 is recommended to be updated to include new terminology and for grammar. The CSAC has recommended that the term “Specified size threshold” should be either identified in the policy or that its source be referenced. Currently, Administrative Code 7-7 requires new residential developments of over 50 dwelling units to prepare Emergency Preparedness Plans that are reviewed and approved by Emergency Management staff. This applies to all portions of Lee County, not just to the Coastal High Hazard Area. The Lee County Land Development Code Sec. 10-258 requires that all mobile home and recreational vehicle developments construct emergency shelters but does not provide a spatial context. If the County begins to require mandatory on-site shelters for developments outside of the Coastal high hazard Area, land development regulations may need to be created that specify the size threshold of residential developments to which the requirement applies.

POLICY 1.6.3: Require on-site shelters ~~will be required~~ to meet standards established by the County, including provision of adequate shelter space, elevation above ~~Category 3~~ the Level C hurricane storm surge ~~threat flooding~~ levels, adequate wind proofing, glass protection, emergency power where needed, water supplies, and other basic needs. (Formerly Policy 109.2.3) (EDITED) (LDC)

Proposed Policy 1.6.3 is recommended to be updated to include new terminology and for grammar.

Proposed Policy 1.6.4 is recommended for no changes.

POLICY 1.6.5: ~~By 1995, the County will~~ Determine the feasibility of ~~evacuating~~ allowing residents to evacuate from the level A and B Storm Surge threat levels ~~Category 1 area~~ to vertical shelters within residential, commercial, and industrial sites in the ~~Category 2, 3, 4, and 5 areas~~ Level C Storm Surge threat level of the Hurricane Vulnerability Zone. (Formerly Policy 109.2.5) (EDITED)

Proposed Policy 1.6.5 is recommended to be updated to include new terminology and for grammar.

~~**GOAL 110: HAZARD MITIGATION.** To provide through County plans, programs, and regulations means to minimize future property losses from natural disasters such as flooding, tropical storms and hurricanes. (See also Goal 105.) (Amended by Ordinance No. 94-30)-(DELETED)~~

Former Goal 110 is recommended to be an objective under the Proposed Goal 1. Therefore, it is recommended to be deleted and its language incorporated into the Proposed Objective 1.7.

OBJECTIVE 1.7: DEVELOPMENT REGULATIONS. Provide the means to minimize future property losses from ~~natural~~ disasters such as flooding, tropical storms and hurricanes through County plans, programs, and regulations ~~By 2007, by ensuring that~~ all development regulations will be reviewed and revised as necessary to require that the vulnerability of future development in the ~~A Zone (as defined by the Federal Emergency Management Agency)~~ Coastal High Hazard Area be reduced. (Formerly Objective 110.1) (MODIFIED) (LDC)

Proposed Objective 1.7 is recommended to incorporate language from Former Goal 110 and to include updated terminology. The LPA again recommended deletion of “natural” for greater inclusiveness. This policy is also recommended to be edited for grammar.

POLICIES 1.7.1: Examine ~~Re~~ regulations and incentives ~~will be examined~~ for additional setbacks in critical erosion areas, conservation and enhancement of dunes and vegetation, flood proofing of utilities, and appropriate requirements for structural wind resistance and floodplain management. (Formerly Policy 110.1.1) (EDITED) (LDC)

Proposed Policy 1.7.1 is recommended to be edited for grammar.

POLICY 1.7.2: ~~The County will~~ Do not permit new or expanded mobile home or recreational vehicle development on barrier islands or in ~~V Zones Coastal A Zones~~ Hurricane Evacuation Zone A as defined by the ~~Federal Emergency Management Agency~~ Lee County Storm Surge and Evacuation Map. (Formerly Policy 110.1.2) (EDITED) (LDC)

Proposed Policy 1.7.2 is recommended to include the clarification of “A Zones” noted by the LPA. The new terminology has been recommended by Emergency Management staff.

POLICY 1.7.3: Require ~~All~~ new residential development of more than 50 units ~~will be required~~ to provide continuing information to residents concerning hurricane evacuation

and shelters, through the establishment of a homeowners' or residents' association. (Formerly Policy 110.1.3) (EDITED) (LDC)

POLICY 1.7.4: ~~Require~~ All new residential development of more than 100 units ~~will be required~~ to formulate an emergency hurricane preparedness plan; this plan is subject to the approval of the Lee County Division of Public Safety. (Formerly Policy 110.1.4) (EDITED) (LDC)

POLICY 1.7.5: ~~The County will m~~Maintain the flood plain management plan and ~~will~~ analyze the flooding problem of the unincorporated areas of Lee County, inventory the flood hazard area, review possible activities to remedy identified flooding problems, select appropriate alternatives, and formulate a schedule for implementation. (Formerly Policy 110.1.5) (EDITED)

Proposed Policies 1.7.3, 1.7.4, and 1.7.5 are recommended to be edited for grammar.

POLICY 1.7.6: Maintain the provisions of the Flood Plain Management Ordinance that interpret the 50% improvement threshold as cumulative for any improvement, modification, addition or reconstruction project to an existing building or structure identified as part of a repetitive loss property by the Federal Emergency Management Agency (FEMA). A repetitive loss property is defined as one for which two or more National Flood Insurance Program (NFIP) losses of at least \$1000.00 each have been paid ~~since 1978~~ out within any ten-year period. (Formerly Policy 110.1.6) (EDITED) (LDC)

Proposed Policy 1.7.6 is recommended to be updated to include new terminology.

POLICY 1.7.7: Maintain ~~the current County~~ development regulations requiring that any building that is improved, modified, added on to, or reconstructed by more than ~~twenty five (25) percent~~ five (5) percent % of its replacement value and which has recorded a repetitive loss as defined by the Federal Emergency Management Agency will be brought into compliance with current regulatory standards for new construction. (Formerly Policy 110.1.7) (EDITED) (LDC)

Proposed Policy 1.7.7 is recommended to be edited for grammar.

Proposed Objective 1.8 is recommended for no changes.

POLICY 1.8.1: POST-DISASTER STRATEGIC PLAN. ~~The County will m~~Maintain post-disaster institutions and procedures to guide County actions following a natural or technological disaster. This plan will:

1. Maintain a Recovery Task Force to work with state and federal emergency officials, assess damage, review emergency actions, prepare a redevelopment plan, and recommend needed changes to the Strategic Plan and to this comprehensive plan;
2. Maintain guidelines for determining priorities for the acquisition of storm-damaged property in hazard-prone areas;
3. Establish principles for repairing, replacing, modifying, or relocating public facilities in hazard-prone areas; and
4. Be modified to comply with these policies, and will contain step-by-step details for post-disaster recovery operations
(Formerly Objective 111.1 and Policies 111.1.1, 111.1.2, 111.1.3, and 111.1.4)
(MODIFIED) (LDC)

Proposed Policy 1.8.1 is recommended to incorporate the language of former policies 111.1.1, 111.1.2, 111.1.3, and 111.1.4 and to be edited for grammar.

~~**POLICY 111.1.1:** The plan will maintain a Recovery Task Force to work with state and federal emergency officials, assess damage, review emergency actions, prepare a redevelopment plan, and recommend needed changes to the Strategic Plan and to this comprehensive plan. (Amended by Ordinance No. 94-30, 00-22) (DELETED)~~

Former Policy 111.1.1 is recommended to be deleted and its language incorporated into Proposed Policy 1.8.1.

~~**POLICY 111.1.2:** The plan will maintain guidelines for determining priorities for the acquisition of storm-damaged property in hazard-prone areas. (Amended by Ordinance No. 94-30, 00-22) (DELETED)~~

Former Policy 111.1.2 is recommended to be deleted and its language incorporated into Proposed Policy 1.8.1.

~~**POLICY 111.1.3:** The plan will establish principles for repairing, replacing, modifying, or relocating public facilities in hazard-prone areas. (Amended by Ordinance No. 00-22)~~
(DELETED)

Former Policy 111.1.3 is recommended to be deleted and its language incorporated into Proposed Policy 1.8.1.

~~**POLICY 111.1.4:** The applicable portions of the Comprehensive Emergency Management Plan will be modified to comply with these policies, and will contain step-by-step details for post-disaster recovery operations. (Amended by Ordinance No. 00-22)~~
(DELETED)

Former Policy 111.1.4 is recommended to be deleted and its language incorporated into Proposed Policy 1.8.1.

POLICY 1.8.2: POST-DISASTER ORDINANCE. Maintain an ordinance that implements (where necessary) the Post-Disaster Strategic Plan, and provides regulations that may be needed following a natural or technological disaster. The Recovery Task Force will recommend amendments as needed to the Post-Disaster Strategic Plan. This ordinance will:

1. Provide for enactment of a temporary moratorium on rebuilding not immediately needed for the public health, safety, and welfare (e.g.: to allow repairs to water, power, fire, police, and medical facilities; debris removal; stabilization or removal of structures in danger of collapsing; and minimal repairs to make dwellings habitable);
2. incorporate a redevelopment plan for hazard-prone areas where such a plan would minimize repeated exposures to life-threatening situations; and
3. implement the County build back policy (see Procedures and Administration Section). (Formerly Objective 111.2 and Policies 111.2.1, 111.2.2, and 111.2.3) (MODIFIED) (LDC)

Proposed Policy 1.8.2 is recommended to incorporate the language of Former Policies 111.2.1, 111.2.2, and 111.2.3.

~~**POLICY 111.2.1:** The ordinance will continue to provide for enactment of a temporary moratorium on rebuilding not immediately needed for the public health, safety, and welfare (e.g., to allow repairs to water, power, fire, police, and medical facilities; debris~~

~~removal; stabilization or removal of structures in danger of collapsing; and minimal repairs to make dwellings habitable). (Amended by Ordinance No. 94 30, 00 22)
(DELETED)~~

Former Policy 111.2.1 is recommended to be deleted and its language incorporated into Proposed Policy 1.8.2.

~~**POLICY 111.2.2:** The ordinance may incorporate a redevelopment plan for hazard-prone areas where such a plan would minimize repeated exposures to life-threatening situations. (DELETED)~~

Former Policy 111.2.2 is recommended to be deleted and its language incorporated into Proposed Policy 1.8.2.

~~**POLICY 111.2.3:** The ordinance will implement the County build back policy (see Procedures and Administration Section). (Amended by Ordinance No. 94 30, 00 22)
(DELETED)~~

Former Policy 111.2.3 is recommended to be deleted and its language incorporated into Proposed Policy 1.8.2.

OBJECTIVE 1.9: COMMUNICATIONS. Provide flexible and affordable communications systems to emergency responders and their affiliated organizations, ~~the County will~~ by maintaining and updating common communications plans, processes, and standards to enable the dissemination of information among emergency responders' command and support elements. (ADDED)

Proposed Objective 1.9 is recommended for adoption because effective communication systems are needed to maximize the ability of County personnel to respond to emergencies. This objective has been subsequently edited for grammar.

~~**POLICY 1.9.1:** The County will~~ Develop and maintain communication plans and procedures to insure local interoperable capability as well as connectivity with federal, state, local, and voluntary agencies during emergency incidents or planned events. (ADDED)

Proposed Policy 1.9.1 is recommended for adoption. It addresses the need for County agencies to coordinate with all levels of government during emergencies. This policy has been subsequently edited for grammar.

POLICY 1.9.2: ~~The County will m~~Maintain the necessary communications equipment and architecture to link emergency responders and support agencies. (ADDED)

Proposed Policy 1.9.2 is recommended for adoption. It addresses the need to maintain adequate infrastructure for emergency communication needs. This policy has been subsequently edited for grammar.

POLICY 1.9.3: ~~The County will u~~Utilize funds from the Government Communication Network to implement and update necessary communications systems for all agencies in the County's Government Communications Network. (ADDED) (CIP)

Proposed Policy 1.9.3 is recommended for adoption. Adequate funding is vital to ensure that necessary emergency communication systems are kept up to date. This policy has been subsequently edited for grammar.

POLICY 1.9.4: ~~The County will p~~Provide emergency dispatching services for emergency responders, including training of call taking and dispatch personnel. (ADDED)

Proposed Policy 1.9.4 is recommended for adoption. It addresses the need for adequately trained emergency communications personnel. This policy has been subsequently edited for grammar.

POLICY 1.9.5: ~~The County will m~~Maintain an affordable and sustainable information management system to coordinate and execute operational decisions and requests during emergency incidents. (ADDED)

Proposed Policy 1.9.5 is recommended for adoption. An information management system greatly increases the capabilities of communication systems to respond effectively to emergencies. This policy has been subsequently edited for grammar.

GOAL 2: ~~HAZARDOUS MATERIALS. ENVIRONMENTAL HAZARDS~~

~~To protect the public and the environment from accidental contact with hazardous materials. Prevent and mitigate the impact of environmental hazards through pre-disaster measures and respond effectively to such hazards when they occur. (Formerly Goal 103) (MODIFIED)~~

Proposed Goal 2 incorporates several former goals as objectives. Therefore, new language is being incorporated that addresses the broader topic of environmental hazards while the specific

language under Former Goal 103 addressing hazardous materials is being included under Proposed Objective 2.1.

OBJECTIVE 2.1: HAZARDOUS MATERIALS. Protect the public and the environment from accidental contact with hazardous materials, ~~The County will~~ by supporting and assisting in the creation, maintenance, and improvement of appropriate responses to hazardous material accidents, spills, or leaks. (Formerly Objective 103.1) (MODIFIED)

Proposed Objective 2.1 is recommended to incorporate the language from former Goal 103 and to be edited for grammar.

POLICY 2.1.1: ~~The County will strive to m~~Maintain a representative on the Local Emergency Planning Committee (as required by the provisions of Title III: The Federal Emergency Planning and Community Right-To-Know Act of 1986). Through this representative, the County will continue to support and implement to the extent practicable the responsibilities set forth by the Local Emergency Planning Committee until such time as the Committee is terminated. (Formerly Policy 103.1.1) (EDITED)

POLICY 2.1.2: ~~The County will a~~Assist the various fire districts and other interested parties in the development and maintenance of a hazardous material response team; ~~will~~ provide notification, resource, and logistical support to the response team and other primary agencies responding to hazardous material incidents; and ~~will~~ assist in coordinating the various resources to ensure proper containment, cleanup and disposal of hazardous materials involved in an emergency incident. (Formerly Policy 103.1.2) (EDITED)

POLICY 2.1.3: ~~The County will develop and m~~Maintain a hazardous material emergency response plan that complies with applicable federal and state regulations and guidelines. (Formerly Policy 103.1.3) (EDITED)

POLICY 2.1.4: ~~The County will a~~Assist the various fire districts and appropriate parties in the development and maintenance of a training program for hazardous material response. (Formerly Policy 103.1.4) (EDITED)

Proposed Policies 2.1.1 through 2.1.4 are recommended to be edited for grammar.

Proposed Policies 2.1.5 and 2.1.6 are recommended for no changes.

POLICY 2.1.7: ~~The County will~~ Review disaster emergency preparedness plans for all petroleum storage facilities including any petroleum port or storage facility. This review will also include an assessment of the engineering specifications of the containment dikes at the site in a 100-year storm surge. (Formerly Policy 103.1.7) (EDITED) (LDC)

Proposed Policy 2.1.7 is recommended to be edited for grammar.

OBJECTIVE 2.2: WILDFIRE. Reduce and mitigate the dangers of wildfires within Lee County. (ADDED)

Proposed Objective 2.2 is recommended to be adopted to incorporate portions of the Lee County Community Wildfire Protection Plan. The LCCWPP contains specific recommendations for Goals, Objectives, and policies. Many of these recommendations have been used to create this objective and its policies.

POLICY 2.2.1: Promote collaboration among agencies responsible for wildfire mitigation and suppression within Lee County. (ADDED)

Proposed Policy 2.2.1 is recommended for adoption to reduce redundancy and increase efficiency in wildfire responders.

POLICY 2.2.2: Provide opportunities for public awareness and education relating to wildfire mitigation. (ADDED) (LDC)

Proposed Policy 2.2.2 is recommended for adoption to reduce both the chances of human-caused wildfires and the potential impact of those wildfires on existing development.

POLICY 2.2.3: Encourage new development to incorporate fire-wise techniques. (ADDED) (LDC)

Proposed Policy 2.2.3 is recommended for adoption to further reduce the impact of wildfires on future development.

POLICY 2.2.4: Continue to improve local fire services' wildfire suppression capabilities and interagency coordination and communications. (ADDED)

Proposed Policy 2.2.4 is recommended for adoption. Continuous improvements in fire fighting capabilities are vital to maintaining an effective wildfire response.

POLICY 2.2.5: Promote coordination with water resource entities to establish groundwater and surface water levels consistent with public health to reduce wildfire risk.

The LPA recommended adoption of this policy to help Lee County and water management agencies establish a baseline set of data for water levels in relation to wildfire risk and mitigation.

~~**GOAL 69: POLLUTION CONTROL.** To ensure a safe and healthful environment for all Lee County residents. (Renumbered by Ordinance No. 08-17)-(DELETE)~~

Former Goal 69 is recommended to be changed to an objective under the Proposed Goal 2. Therefore, it is being deleted and its language incorporated under Proposed Objective 2.3.

OBJECTIVE 2.3: POLLUTION CONTROL. ~~In order to~~ Ensure a safe and healthful environment for all Lee County residents, Lee County will by continuing its the local pollution control program by educating the public on proper storage, handling, and disposal methods for hazardous waste and providing collection days for homeowners and small businesses. (Formerly Objective 69.1) (MODIFIED)

Proposed Objective 2.3 is recommended to incorporate the language from Former Goal 69 and to be edited for grammar.

POLICY 2.3.1: ~~Lee County will continue~~ Maintain mechanisms to educate and train small businesses in waste minimization and the proper storage, handling and disposal of hazardous materials, ~~through increased occupational license fees.~~ (Formerly Policy 69.1.1) (EDITED)

Proposed Policy 2.3.1 is recommended for editing to delete the language pertaining to occupational license fees and has been edited for grammar.

POLICY 2.3.2: ~~Efforts~~ Expand and improve actions to protect public health and welfare through maintaining and enhancing clean air and water requirements will be expanded and improved quality. (Formerly Policy 69.1.2) (EDITED)

Proposed Policy 2.1.6 is recommended to be edited due to concerns of the LPA. The LPA stated that the policy needed to be broader because air and water quality regulation is not just limited to public health.

POLICY 2.3.3: Identify ~~Natural~~ and manmade environmental health hazards ~~should be identified.~~ (Formerly Policy 69.1.3) (EDITED)

POLICY 2.3.4: ~~Make~~ Information about environmental health conditions ~~will be made~~ available to the public. (Formerly Policy 69.1.4) (EDITED)

Proposed Policies 2.3.3 and 2.3.4 are recommended to be edited for grammar.

~~**GOAL 118: AIR QUALITY.** To maintain the best possible air quality, meeting or exceeding state and federal air quality standards. (DELETED)~~

Former Goal 118 is recommended to be an objective under the Proposed Goal 2. Therefore, it is being deleted and its language incorporated under Proposed Objective 2.4.

OBJECTIVE 2.4: AIR QUALITY. ~~In order to Maintain the best possible air quality meeting or exceeding state and federal air quality standards requirements, The Lee County will~~ by preparing a plan to promote measures for preserving and improving current air quality to maintain the present attainment status. (Formerly Objective 118.1) (MODIFIED)

Proposed Objective 2.4 is recommended to incorporate the language from Former Goal 118. Additional language is recommended to address emission standards. It is also recommended to be edited for grammar. The LPA recommended changing “standards” to “requirements.” The CSAC has recommended deletion of “the best possible” from the language incorporated from Former Goal 118.

Proposed Policies 2.4.1 and 2.4.2 are recommended for no changes.

POLICY 2.4.3: ~~The County will e~~ncourage alternatives (such as composting or chipping facilities) to open burning of debris from land clearing. (Formerly Policy 118.1.3) (EDITED) (LDC)

Proposed Policy 2.4.3 is recommended to be edited for grammar.

POLICY 2.4.4: Research the use of bio-diesel and other clean fuels in public vehicles. Promote the use of reduced emissions vehicles and the infrastructure necessary to support them. (Formerly Policy 118.1.4) (MODIFIED)

Proposed Policy 2.4.4 is recommended to include additional language that will expand the County’s measures to reduce automobile emissions and provide higher air quality.

POLICY 2.4.5: Enhance the multi-mode transportation system identified in the Transportation Element to increase opportunities for walking, biking, and transit use all

modes of alternative transportation, including telecommuting, to reduce transportation emissions. (ADDED) (LDC)

Proposed Policy 2.4.5 is recommended to address the impact of private automobiles on Lee County's air quality and promote alternative modes of transportation. Reducing the amount of individual passenger cars on roadways in favor of alternative travel modes can help improve air quality within Lee County. The LPA recommended deleting the list of specific travel modes in order to create more inclusive language.

POLICY 2.4.6: ~~Lee County will~~ Consider appropriate federal and state targets, as applicable, and set desired levels of greenhouse gas emissions and set emission reduction targets based on data such as from the Lee County Greenhouse Gas Emissions Inventory completed in 2010. (ADDED) (LDC)

Proposed Policy 2.4.6 is recommended to set standards for greenhouse gas levels and provide a means to address them. The LPA recommended the additional language and the deletion of "completed in 2010." The additional language was recommended out of concern that Lee County may not have the technical expertise for greenhouse gas measures and to prevent the County from setting an arbitrary standard.

GOAL 3: FIRE PROTECTION. PUBLIC SAFETY SERVICES. ~~To assist fire districts in providing appropriate levels of high-quality cost-effective fire prevention and suppression services throughout the unincorporated County. To~~ Provide the residents of Lee County with effective fire protection, law enforcement, and emergency medical services. (Formerly Goal 65) (MODIFIED)

Proposed Goal 3 incorporates those goals, objectives, and policies that address fire protection services, law enforcement, and emergency medical services. Those separate former goals are recommended to be objectives under this proposed goal. Therefore, the language of Former Goal 65 is recommended to be incorporated into Proposed Objective 3.1 and new language addressing the broader scope of the proposed goal is recommended to be added.

OBJECTIVE 3.1: FIRE PROTECTION. ~~Improve ISO ratings of the independent fire services throughout the unincorporated County. Assist fire districts in providing appropriate levels of high-quality cost-effective fire prevention and suppression services throughout the unincorporated County in order to. Improve ISO ratings of the independent fire services, throughout the unincorporated County.~~ (Formerly Objective 65.1) (MODIFIED)

Proposed Objective 3.1 is recommended to incorporate the language of Former Goal 65 and Former Objective 65.1. The CSAC has recommended deletion of “high quality cost-“from the language incorporated from Former Goal 65.

POLICY 3.1.1: Support mutual aid and joint venture agreements between the fire districts and provide ~~certain types of~~ services which the individual districts cannot duplicate individually at similar or lower costs. (Formerly Policy 65.1.1) (EDITED)

Proposed Policy 3.1.1 is recommended to be edited for grammar.

Proposed Policy 3.1.2 is recommended for no changes.

POLICY 3.1.3: ~~When cost-effective and technically feasible,~~ Refit existing potable water systems ~~will be refitted~~ to current fire flow standards when cost-effective and technically feasible. (Formerly Policy 65.1.3) (EDITED) (LDC)

Proposed Policy 3.1.3 is recommended to be edited for grammar.

Proposed Policies 3.1.4 through 3.1.7 are recommended for no changes.

~~**OBJECTIVE 65.2**~~ **POLICY 3.1.8: AREAS OUTSIDE THE EXISTING FIRE SERVICE.** In order to ensure that County development orders outside the established fire service areas are granted only if fire service expansions or other mitigation measures are approved concurrently, all new development (excluding single-family, mobile home, duplex, and agricultural structures) should be located in an established fire district in an area provided with public water. Maintain provisions in the Land Development Code that require adequate fire protection systems in areas where no public water is available will be maintained. (Formerly Objective 65.2 and Policy 65.2.1) (MODIFIED)

Proposed Policy 3.1.8 is recommended to incorporate the language of Former Policy 65.2.1. It is also recommended to be edited for grammar.

~~**POLICY 65.2.1:** All new development (excluding single-family, mobile home, duplex, and agricultural structures) should be located in an established fire district in an area provided with public water. Provisions in the Land Development Code that require adequate fire protection systems in areas where no public water is available will be maintained. (Amended by Ordinance No. 94-30, 00-22) (DELETED)~~

Former Policy 65.2.1 is recommended to be deleted and its language incorporated into Proposed Policy 3.1.8.

Proposed Objective 3.2 and Proposed Policies 3.2.1 and 3.2.2 are recommended for no changes.

POLICY 3.2.3: ~~The County will~~ Notify all independent fire districts of all written interpretation of fire code matters. (Formerly Policy 65.3.3) (EDITED)

Proposed Policy 3.2.3 is recommended to be edited for grammar.

~~**GOAL 70: OBJECTIVE 3.3: POLICE AND JUSTICE.** To ensure the effective and efficient provision of~~ Provide effective and efficient facilities and services in support of law enforcement and justice for the growing population of Lee the County. ~~Lee County will~~ Regularly evaluate the effects of both private development and public service provision of services on law enforcement. (Formerly Goal 70 and Objective 70.1) (MODIFIED)

Former Goal 70 is recommended to be an objective under Proposed Goal 3. Therefore, it is recommended to incorporate the language of Former Objective 70.1. The CSAC has recommended replacing “To ensure the effective and efficient” with “Improve the.” Staff has instead edited the grammar of this goal to address this concern.

~~**OBJECTIVE 70.1: PLANNING AND BUDGETING.** Regularly evaluate the effects of both private development and public service provision of services on law enforcement.~~ (Amended by Ordinance No. 94-30, 07-09; Renumbered by Ordinance No. 08-17) (DELETED)

Former Objective 70.1 is recommended to be deleted and its language incorporated into Proposed Objective 3.3.

~~**POLICY 3.3.1** The County, in collaboration~~ Collaborate with the Lee County Sheriff and the Courts Administrator, ~~will continue~~ to cooperatively examine, evaluate, and project law enforcement budget needs. (Formerly Policy 70.1.1) (EDITED)

~~**POLICY 3.3.2:** The County, in collaboration~~ Collaborate with the Lee County Sheriff, ~~will~~ to study the development of workable standards and criteria upon which to project long-range law enforcement needs. (Formerly Policy 70.1.2) (EDITED)

Proposed Policies 3.3.1 and 3.3.2 are recommended to be edited for grammar.

~~**OBJECTIVE 70.2: FACILITIES PLANNING PROGRAM.** Maintain a facilities planning program for justice and law enforcement needs.~~ (Amended by Ordinance No. 94-30; Renumbered by Ordinance No. 08-17) (DELETED)

Former Objective 70.2 is recommended to be deleted and its language incorporated into Proposed Policy 3.3.3.

~~**POLICY 3.3.3:** The County will~~ Maintain a facilities planning program for justice and law enforcement needs and with the help of the Lee County Sheriff ~~will~~ evaluate justice

and law enforcement facilities and review and revise (as necessary) plans for such facilities. (Formerly Objective 70.2 and Policy 70.2.1) (MODIFIED)

Proposed Policy 3.3.3 is recommended to incorporate the language of Former Objective 70.2 and to be edited for grammar.

POLICY 3.3.4: ~~The County will~~ eCooperate with the Sheriff to evaluate the need for substation facilities in Lee County and ~~will~~ assist in the expansion, relocation, or reduction of the number of existing substation facilities as is necessary. (Formerly Policy 70.2.2) (EDITED)

POLICY 3.3.5: ~~The County will~~ eCooperate with the Sheriff's Office to identify potential areas to share County facilities in an effort to reduce the overall cost of providing law enforcement services throughout Lee County. (Formerly Policy 70.2.3) (EDITED)

Proposed Policies 3.3.4 and 3.3.5 are recommended to be edited for grammar.

GOAL 68: SERVICE PROVISION. ~~To ensure the efficient provision of public services to health care facilities. (Renumbered by Ordinance No. 08-17) (DELETED)~~

Former Goal 68 is recommended to be an objective under Proposed Goal 3. Therefore, its language is recommended to be incorporated into Proposed Objective 3.4.

OBJECTIVE 3.4: EMERGENCY MEDICAL SERVICES. ~~In order to~~ Ensure the efficient provision of public services to health care facilities. ~~The Lee County will~~ and maintain and improve the Emergency Medical Services Division to keep up with new population growth and technological advancements. As part of this effort, ~~the County will~~ cooperate with and assist the independent fire districts and other units of government who operate first-provider rescue services to maintain those services in the face of new population growth and technological advancements. (Formerly Goal 68 and Objective 68.1) (MODIFIED)

Proposed Objective 3.4 is recommended to incorporate the language of Former Goal 68 and to be edited for grammar.

POLICY 3.4.1: Evaluate ~~the~~ "911" emergency telephone system and centralized dispatcher program ~~will be evaluated as to~~ for possible improvements. (Formerly Policy 68.1.1) (EDITED)

POLICY 3.4.2: ~~The County will~~ encourage and facilitate the inclusion of other jurisdictions in cooperative service extensions of centralized communication and dispatch systems. (Formerly Policy 68.1.2) (EDITED)

Proposed Policies 3.4.1 and 3.4.2 are recommended to be edited for grammar.

GOAL 4: HEALTHY LIFESTYLES, COMMUNITY WELLNESS. Promote the health of Lee County residents and visitors through healthier urban environments, providing increased active recreational opportunities, and alternative modes of transportation. (ADDED)

Proposed Goal 4 is intended to address the lack of opportunities in Lee County for active lifestyle choices. The three objectives in this goal address this issue where it relates to urban design, recreation, and transportation. The CSAC has recommended changing the title to “Community Wellness” and to delete “urban.” The CSAC has also recommended replacing “healthy lifestyles” with “Community Wellness” throughout Proposed Goal 4. Planning staff agree with the change in the title as this goal addresses community level efforts to improve the health of residents.

OBJECTIVE 4.1: Urban Community Design. ~~The County will p~~Promote development patterns and forms that encourage healthier lifestyles for residents and visitors through the use of human-scale built environments. (ADDED) (LDC)

Proposed Objective 4.1 is recommended for adoption. It provides support for other elements of the Lee Plan such as urban form and character to ensure that future development provides for healthy lifestyle needs. The LPA recommended the change from “Urban” to “Community” as it is more appropriate. The objective has been edited for grammar.

POLICY 4.1.1: ~~The County will p~~Promote the use of the appropriate Complete Street ~~design set of designs for in~~ new development and redevelopment of existing urban areas, including that of infrastructure. (ADDED) (LDC)

Proposed Policy 4.1.1 is recommended for adoption. Complete street design increases opportunities for active lifestyle options. The LPA recommended the inclusion of “the appropriate” to the policy for flexibility, noting that Complete Street design criteria are not always the best use of capital. The policy has been edited for grammar.

POLICY 4.1.2: New development and redevelopment in locations within the Greenways Trail system will incorporate the greenways into their site design and provide pedestrian access to the system where liability issues and incentives for the use of private property can be addressed. (ADDED) (LDC)

Proposed Policy 4.1.2 is recommended for adoption. There is currently a policy in the Parks and Recreation Element that contains this requirement. It is included in this element to emphasize the

health benefits of increased pedestrian access to the Greenways system within developed areas. The LPA recommended the additional language in order to reduce potential conflict with private development. The policy has been edited for grammar.

POLICY 4.1.3: ~~The County will p~~Promote greater access to local food through measures such as the creation of community gardens within new development and redeveloped areas. (ADDED) (LDC)

Proposed Policy 4.1.3 is recommended for adoption. Not only do community gardens promote healthy outdoor activity, they also help provide healthier diet options for residents. The CSAC has recommended that this policy be broadened to include references to food deserts, expanding access to local food, and a food taskforce. Staff has included broader language to reflect this concern. The policy has been edited for grammar.

POLICY 4.1.4: ~~The County will e~~Encourage new development at a pedestrian scale and redevelopment to feature closer proximity and ~~greater~~ functional and connected pedestrian access between residential uses and commercial, retail, and employment centers. (ADDED) (LDC)

Proposed Policy 4.1.4 is recommended for adoption. Shortening the actual and perceived walking distances within developed areas encourages increased levels of walking and biking versus automobile use in residents. The LPA recommended replacing “greater” with “functional and connected.” The policy has been edited for grammar.

POLICY 4.1.5: ~~During the development review process, planning staff will consider whether the proposed new development encourages healthier lifestyle opportunities provide applicants with appropriate listings of healthier lifestyle design opportunities for consideration.~~ (ADDED) (LDC)

Proposed Policy 4.1.5 is recommended for adoption to encourage developers to include healthy lifestyle considerations as part of the development design process. The LPA recommended replacing “consider whether the proposed new development encourages healthier lifestyle opportunities” with the new language in order to address concerns over the term “healthy lifestyles” being too broad. The LPA recommended deletion of “planning” since planning staff was not involved in the development process.

POLICY 4.1.6: ~~The County will p~~Promote the use of sustainable development practices in new development and redevelopment. (ADDED) (LDC)

Proposed Policy 4.1.6 is recommended for adoption to encourage developers to include sustainable development criteria as part of the development design process. The policy has been edited for grammar.

POLICY 4.1.7: Encourage redevelopment of existing structures in built-up areas instead of Greenfield development except where such development would provide increased connectivity or be considered infill development in order to minimize environmental impacts and maximize financial, social, and health benefits. (ADDED)

Redevelopment of existing built-up areas reduces sprawl and increases walkability for residents. The LPA recommended deletion of this policy due to concerns that it was too limiting for new development. Staff finds that the policy as proposed does not discourage new development but seeks to re-use areas that are already developed.

POLICY 4.1.8: Promote the creation of outdoor activity space ~~within built-up or urban areas~~ in both public projects and private developments. (ADDED) (LDC)

Proposed Policy 4.1.8 is recommended for adoption. Increasing the amount of outdoor activity space in developed areas provides more opportunities for active lifestyles. The LPA discussed the appropriateness of including requirements for shade within developments but withdrew any recommendation on the subject. The CSAC has recommended deletion of “within built-up or urban areas” since this will be addressed in the proposed Land Use Element

OBJECTIVE 4.2: Recreational Opportunities ~~Lee County will p~~Provide greater opportunities for residents and visitors to partake in healthy recreation choices. (ADDED)

Proposed Objective 4.2 is recommended for adoption. Opportunities for outdoor, active recreation are an effective way to provide healthy opportunities for Lee County residents and visitors. The objective has been edited for grammar.

POLICY 4.2.1: ~~The County will p~~Promote hiking and biking facilities as part of County-owned properties and on privately developed and redeveloped property. (ADDED) (LDC)

Proposed Policy 4.2.1 is recommended for adoption. Increasing the amount of hiking and biking facilities creates greater opportunities for active recreation options. The policy has been edited for grammar.

POLICY 4.2.2: ~~The County will p~~Promote the Lee County Blueways system through the creation of County-owned access points and by encouraging private developments to accommodate Blueway access points where liability issues and incentives for the use of private property can be addressed. (ADDED) (LDC)

Proposed Policy 4.2.2 is recommended for adoption. The Lee County Blueways system provides a unique opportunity for outdoor activity for residents and visitors. The LPA recommended the additional language per the discussion of Proposed Policy 4.1.2. The policy has also been edited for grammar.

POLICY 4.2.3: ~~Coordinate ¶the Recreational Opportunities Objective will be coordinated~~with the Parks and Recreation Element of the Lee Plan. (ADDED)

Proposed Policy 4.2.3 is recommended for adoption. Coordinating Proposed Policy 4.2.3 with the Parks and Recreation Element is intended to make healthy lifestyle choices part of the Parks and Recreation development process. The policy has been edited for grammar.

POLICY 4.2.4: ~~The County will s~~Support public educational programs for residents and visitors to promote active living opportunities in the Lee County Parks and Recreation system. (ADDED)

Proposed Policy 4.2.4 is recommended for adoption. Increased public awareness of the Lee County Parks and Recreation system increases the opportunity for healthy activity choices. The policy has been edited for grammar.

OBJECTIVE 4.3: Alternative Transportation ~~In order to~~Promote healthier, non-automotive modes of travel, Lee County will by encouraging a more diverse and safe selection of travel modes for residents and visitors. (ADDED) (LDC)

Proposed Objective 4.3 is recommended for adoption. Non-automotive transportation can be an effective part of a healthy lifestyle. This objective addresses the health aspects of alternative transportation. It is intended to increase the opportunities for Lee County residents and visitors to use alternative transportation modes. The LPA recommended the inclusion of “safe” within this objective and Proposed Policy 4.3.1 in order to be more explicit in their intent. The policy has been edited for grammar.

POLICY 4.3.1: ~~The County will ¶~~Facilitate increased safe alternative travel modes on existing and future road facilities through road design identified in the Transportation Element, future land use policies in the Form and Character Land Use Element, and educational programs for residents and visitors. (ADDED) (LDC)

Proposed Policy 4.3.1 is recommended for adoption. These measures will make development more accessible to all travels modes and conforms to the complete streets concept. The policy has been edited for grammar.

POLICY 4.3.2: ~~The County will p~~Promote through urban design increased non-
~~automotive non-motorized~~travel connections between destinations. (ADDED) (LDC)

Proposed Policy 4.3.2 is recommended for adoption. Increasing non-automotive travel options provides greater opportunities for healthy outdoor activity. The LPA recommended replacing “non-automotive” with “non-motorized” for clarity. The policy has been edited for grammar.

POLICY 4.3.3: ~~The County will i~~Increase the level of off-road non-motorized facilities
for non-automotive travel modes. (ADDED) (LDC)

Proposed Policy 4.3.2 is recommended for adoption because off-road facilities are more attractive and desirable than road facilities for many non-automotive travel modes. The LPA recommended replacing “off-road” with “non-motorized” for clarity. The policy has been edited for grammar.

POLICY 4.3.4: ~~In order to~~Encourage a lifestyle that is not dependent upon private
automobiles, Lee County willby promoting transit use as outlined in the Transportation
Element. (ADDED)

Proposed Policy 4.3.4 is recommended for adoption because transit use provides a healthier option for residents than private automotive travel. The policy has been edited for grammar.

C. STAFF RECOMMENDATION

County staff recommends that the Board of County Commissioners **transmit** the proposed Community Safety and Wellbeing Element of the Lee Plan.

PART III - LOCAL PLANNING AGENCY REVIEW AND RECOMMENDATION

DATE OF PUBLIC HEARING: March 26, 2012

A. LOCAL PLANNING AGENCY REVIEW

Staff gave a brief presentation on the amendment and recommended that the Board of County Commissioners transmit the proposed amendment. One member of the public commented on the amendment, stating that the county needs to consider funding reserves when planning for potential natural disasters. An LPA member suggested that the term “Complete Streets” may need additional clarification.

Another member stated concern over the use of 10% for hurricane shelter capacity in Proposed Policy 1.6.1, preferring the use of a set number rather than a percentage. Staff stated that a percentage is used since the population cannot be known for sure. The member responded that an absolute number sets a more definite goal.

A member noted that proposed policies 1.3.2, 1.4.1, and 1.7.2 all use or amend the terms “A Zones” and “V Zones.” They stated that this is confusing because these terms are used on both the Flood Insurance Rate Maps and the new Storm Surge Map. They requested a clarification by staff at a future date.

One member recommended adopting a policy to reestablish surface and groundwater levels in order to address wildfire risks. Other members stated that this policy was not economically viable and possibly unachievable. Staff also stated that it could be a very expensive policy. One member suggested that the policy would simply require coordination of agencies, not a specific result. The LPA agreed to recommend a policy to establish a baseline for these water levels.

The LPA made specific recommendations on 28 goals, objectives and policies.

Objective 1.1: Change “technological” to “man made.”

Policy 1.1.6: Define Joint Unified Local Mitigation Strategy.

Policy 1.1.8: Adopt new policy on disaster related financial reserves.

Objective 1.3: Delete “natural.”

Policy 1.3.2: Clarify “V” and “A” zones.

Policy 1.4.1: Define “V” zones.

Objective 1.6: Change date to “2035.”

Policy 1.6.1: Change date to “2035”; consider using a flat number instead of a percentage for storm shelter capacity.

Policy 1.6.2: Change date to “2035.”

Objective 1.7: Delete “natural.”

Policy 1.7.2: Clarify “V” and “A” zones.

Policy 2.2.5: Adopt new policy to establish base surface and ground water levels.

Policy 2.3.2: Change “efforts” to “actions”; insert “and welfare”; replace “clean air and water requirements” with “through maintaining and enhancing air and water quality.”

Objective 2.4: Change “standards” to “requirements.”

Policy 2.4.5: Change list of specific items to broader term.

Policy 2.4.6: Remove date; insert “consider appropriate federal and state targets, as applicable” and “such as.”

Objective 4.1: Replace “urban” with “Community.”

Policy 4.1.1: Insert “appropriate,” “set of designs for,” and “including that of infrastructure.”

Policy 4.1.2: Include liability language

Policy 4.1.4: Replace “greater” with “functional and connected pedestrian access.”

Policy 4.1.5: Delete “planning”; insert “provide applicants with appropriate listings of healthier lifestyle design opportunities for consideration.”

Policy 4.1.7: Delete this policy.

Policy 4.1.8: Include language to promote shaded outdoor space.

Policy 4.2.2: Same as for 4.1.2.

Objective 4.3: Include “safe.”

Policy 4.3.1: Include “safe.”

Policy 4.3.2: Change “non-automotive” to “non-motorized.”

Policy 4.3.3: Change “off-road” to “non-motorized.”

At the April 4, 2012 meeting, the CSAC made nine recommendations on goals, objectives, and policies.

Policy 1.3.2: Consider including V Zones

Policy 1.6.2.3: Identify the “specified size threshold”

Policy 1.7.2: Consider including V Zones in the Coastal High Hazard Area

Objective 2.4: Delete “the best possible”

Objective 3.1: Delete “high quality cost”; retain “effective”

Objective 3.3: Replace “ensure the effective and efficient” with “improve the”

Goal 4: Change title to “Community Wellness”; Delete “urban”; the goal should focus on recreation and alternative travel modes; Replace “healthy lifestyles” with “community Wellness”

Policy 4.1.3: Include “expand access to local food”; Broaden to address food deserts, community gardens, a food taskforce, etc...

Policy 4.1.8: Delete “within built-up urban areas”

B. LOCAL PLANNING AGENCY RECOMMENDATION AND FINDINGS OF FACT SUMMARY

1. RECOMMENDATION: The LPA recommended that the Board transmit the proposed amendment with the recommended changes. The LPA asked that it be allowed to review the amendment again with the recommended changes before it goes to the Board of County Commissioners.

2. BASIS AND RECOMMENDED FINDINGS OF FACT: The LPA agreed with staff on the majority of the proposed language.

C. VOTE:

NOEL ANDRESS	<u>AYE</u>
WAYNE DALTRY	<u>AYE</u>
JIM GREEN	<u>AYE</u>
MITCH HUTCHCRAFT	<u>AYE</u>
RONALD INGE	<u>AYE</u>
ANN PIERCE	<u>AYE</u>
ROGER STRELOW	<u>AYE</u>

DATE OF SECOND PUBLIC LPA HEARING: February 24, 2014

A. LOCAL PLANNING AGENCY REVIEW

B. LOCAL PLANNING AGENCY RECOMMENDATION AND FINDINGS OF FACT SUMMARY

1. RECOMMENDATION:

2. BASIS AND RECOMMENDED FINDINGS OF FACT:

C. VOTE:

NOEL ANDRESS	_____
DENNIS CHURCH	_____
JIM GREEN	_____
MITCH HUTCHCRAFT	_____
JAMES INK	_____
RICK JOYCE	_____
DAVID MULICKA	_____

COMMUNITY SAFETY AND WELLBEING ELEMENT

The intent of the Community Safety and Wellbeing Element is to prevent, mitigate, and reduce threats to the health and safety of the residents and visitors of Lee County. The provision of efficient and timely police, fire, and emergency medical services is a vital portion of this element. In addition to responding to hazards and dangerous situations, this element outlines measures to prevent and mitigate the negative impacts of hazardous situations through advance planning and preparedness. This element also addresses public health by encouraging healthier lifestyle choices for residents through urban design, transportation options, and increased recreational choices.

GOAL 1: EMERGENCY MANAGEMENT. Establish objectives and policies to prevent and mitigate threats from natural disasters by reducing their potential impact on future development and respond efficiently to disasters and hazards after the fact. (MODIFIED)

OBJECTIVE 1.1: PLANNING, COORDINATION AND IMPLEMENTATION. Protect the public from the effects of natural and technological hazards through County emergency plans and programs. Maintain a system that provides a reasonable opportunity for protecting the population at risk to injury or death from the natural and man-made hazards defined in the Lee County Comprehensive Emergency Management Plan. (MODIFIED)

POLICY 1.1.1: Use the Lee County Comprehensive Emergency Management Plan as the operational guide in preparing for, responding to, and recovering from those natural and technological hazards that require emergency actions by local government officials. (NO CHANGE)

POLICY 1.1.2: Maintain, in cooperation with local news media, educational institutions, public service groups, and other agencies, a program of education and information describing the risks of hazards such as hurricanes, tropical storms, severe thunderstorms, tornadoes, lightning, freezes, hazardous materials and terrorist attacks; and actions necessary to mitigate the dangers which these hazards present (EDITED)

POLICY 1.1.3: Maintain a resource management program describing facilities and sites designated to serve as local, state, and federally sponsored emergency assistance locations; examples of such facilities include disaster application centers, citizen assistance centers, joint field offices, temporary housing sites, and debris disposal locations. (EDITED)

POLICY 1.1.4: Maintain a program to coordinate the development and maintenance of emergency plans and programs among the relevant local, regional, and state governments,

districts, the administration of the Florida Gulf Coast University, or other relevant agencies. (EDITED)

POLICY 1.1.5: Maintain and update as necessary appropriate wildfire policies. (ADDED)

POLICY 1.1.6: Annually update the Joint Unified Local Mitigation Strategy for Lee County with state, regional, and municipal agencies and organizations. (ADDED)

POLICY 1.1.7: Maintain a training and exercise program designed to improve all-hazards capabilities and response at the local level by acquainting personnel with their roles and responsibilities in emergency management and incident response; and to evaluate these capabilities through performance-based exercises. (ADDED)

POLICY 1.1.8: Maintain the All Hazards Protection Fund in order to appropriately prepare for disaster mitigation and recovery.

OBJECTIVE 1.2: PEOPLE WITH SPECIAL NEEDS. Assist in the emergency preparedness requirements for people with functional access needs, such as the elderly, frail, infirmed, or handicapped (people with special needs), the County will have mechanisms in place to assist people with special needs during an emergency. (MODIFIED)

POLICY 1.2.1: New hospital, nursing home, adult congregate living facility, or developmentally disabled projects must prepare an emergency preparedness plan acceptable to the Lee County Division of Public Safety prior to receiving a final development order. (NO CHANGE)

POLICY 1.2.2: Assist, in cooperation with other public agencies and service groups, in the emergency transportation needs of residents having limited mobility who do not reside in licensed institutions serving people with special needs. (EDITED)

POLICY 1.2.3: Provide, in cooperation with other public agencies and service groups, functional and access services in emergency public shelters for people with special needs. (EDITED)

OBJECTIVE 1.3: DEVELOPMENT IN COASTAL HIGH HAZARD AREAS. Protect human life and developed property from disasters, by requiring development seaward of the Coastal Construction Control Line to acquire applicable State of Florida approval. New development on barrier islands will be limited to densities that meet required evacuation standards; new development requiring seawalls for protection from coastal erosion will not be

permitted; and allowable densities for undeveloped areas within coastal high hazard areas will be considered for reduction. (MODIFIED)

POLICY 1.3.1: Reevaluate County policy regarding development seaward of the updated Coastal Construction Control Line will as part of every Lee Plan Evaluation and Appraisal Report to assess the adequacy of policies and practices developed by the Department of Environmental Protection. (MODIFIED)

POLICY 1.3.2: Shoreline development in Hurricane Evacuation Zone A as depicted on the Lee County Storm Surge and Evacuation Map will be protected from coastal erosion, wave action, and storms by vegetation, setbacks, and/or beach renourishment, rather than by seawalls or other hardened structures which tend to hasten beach erosion (see also policies under Objective 113.2). Repairs of lawfully constructed, functional, hardened structures as defined in F.S. Chapter 161 may be allowed subject to applicable state and local review and approval. (EDITED)

POLICY 1.3.3: Consider zoning requests located in the coastal high hazard area for reduced or minimum density assignments, in accordance with their future land use category density range. Rezoning to allow higher densities will not be permitted on barrier and coastal islands or in the coastal high hazard area if the capacity of critical evacuation routes would thereby be exceeded (see Objective 1.5). (MODIFIED)

POLICY 1.3.4: Consider, through the Lee Plan amendment process, future land use designations of undeveloped areas within coastal high hazard areas for reduced density categories in order to limit the future population exposed to coastal flooding. (NO CHANGE)

OBJECTIVE 1.4: LIMITATION OF COASTAL HIGH HAZARD AREA EXPENDITURES. Public expenditures in areas particularly subject to repeated destruction by hurricanes will be limited to necessary repairs, public safety needs, services to existing residents, and recreation and open space uses. (MODIFIED)

POLICY 1.4.1: All further public expenditures made for new facilities on undeveloped barrier islands or within V zones as defined by the FIRM maps will require a finding by the County commission that such expenditures are necessary to maintain required service levels, to protect existing residents, or to provide for recreation and open space needs. (MODIFIED)

POLICY 1.4.2: No new causeways (public or private) will be constructed to any islands. (NO CHANGE)

POLICY 1.4.3: No new bridges will be constructed to undeveloped barrier islands except where needed to achieve evacuation clearance time objectives on adjoining islands connected by existing bridges. In such a case, this plan will be amended to insure that the ultimate development of all areas served by the new bridge is limited to levels which can safely be served by the new and existing bridges. (NO CHANGE)

POLICY 1.4.4: When state funding is required for the relocation or replacement of infrastructure currently within the Coastal Building Zone, the capacity of the replacement structure will be limited to maintaining required service levels, protecting existing residents, and providing for recreation and open space needs. (NO CHANGE)

OBJECTIVE 1.5: EVACUATION. In order to provide evacuation and shelter capabilities adequate to safeguard the public against the effects of hurricanes and tropical storms, by 2035 Lee County will work towards attaining a level of service for out of County hurricane evacuation for a Level D or E storm surge threat that does not exceed the timeframe recommended by the State Evacuation Study. (MODIFIED)

POLICY 1.5.1: Assess the impact of all new residential development upon the projected hurricane evacuation network and upon projected hurricane evacuation times, and require mitigation either through structural (on-site or off-site shelter) provisions or through non-structural methods or techniques. (NO CHANGE)

POLICY 1.5.2: Coordinate periodic updates of the hurricane evacuation portion of the Comprehensive Emergency Management Plan with computer transportation modeling to identify critical transportation facilities. (MODIFIED)

POLICY 1.5.3: Critical roadway links causing congestion on evacuation routes will receive high priority for capital improvement expenditures. (NO CHANGE)

POLICY 1.5.4: Design, construct, and operate new or replacement bridges on evacuation routes spanning major or marked navigable waterways to adequately accommodate the safe and timely evacuation needs of both motor vehicle and marine traffic. (NO CHANGE)

POLICY 1.5.5: Comprehensive plan amendments that increase density within coastal high hazard areas must meet one of the following criteria in accordance with Section 163.3178(9), F.S.:

1. The proposed amendment will not exceed a 16 hour out of County hurricane evacuation time for a Level D or E storm surge threat level; or

2. Maintain a 12 hour evacuation time to shelter for a Level D or E storm surge threat level and ensure shelter space is available to accommodate the additional residents of the development allowed by the proposed comprehensive plan amendment; or
3. Provide appropriate mitigation to satisfy the provisions of either of the previous two paragraphs, which may include without limitation, the payment of money, contribution of land, or construction of hurricane shelters and transportation facilities. The developer must enter into a binding agreement to memorialize the mitigation plan prior to adoption of the plan amendment. (EDITED)

OBJECTIVE 1.6: SHELTER. By 2035, adequate shelter space will be available for the population in the Hurricane Vulnerability Zone at risk under a Level C storm surge threat level. (EDITED)

POLICY 1.6.1: The percentage rate of the evacuation population to be used as the basis for in-County and on-site shelter demand will be ten (10) percent of the population at risk in the Hurricane Vulnerability Zone under a Level D or E Storm surge threat level. This rate will also be the target shelter capacity for a program to provide an emergency shelter supply within Lee County by the year 2035. (EDITED)

POLICY 1.6.2: Continue to implement a program designed to meet the level of service in Policy 1.6.1 by 2035. Components of this program may include:

1. Funding of the All-Hazards MSTU;
2. An impact fee or fee in lieu for new residential developments, with appropriate credits for the construction of on-site shelters outside of the Coastal High Hazard Areas;
3. Mandatory on-site shelters for new residential developments (including mobile home and recreational vehicle parks) over a size threshold to be specified in County regulations and outside the Coastal High Hazard Areas; and
4. Any available state funds. (EDITED)

POLICY 1.6.3: Require on-site shelters to meet standards established by the County, including provision of adequate shelter space, elevation above the Level C hurricane storm surge threat levels, adequate wind proofing, glass protection, emergency power where needed, water supplies, and other basic needs. (EDITED)

POLICY 1.6.4: On-site shelters for the general public must not be built on barrier or coastal islands. (NO CHANGE)

POLICY 1.6.5: Determine the feasibility of allowing residents to evacuate from the level A and B Storm Surge threat levels to vertical shelters within residential, commercial, and industrial sites in the Level C Storm Surge threat level of the Hurricane Vulnerability Zone. (EDITED)

OBJECTIVE 1.7: DEVELOPMENT REGULATIONS. Provide the means to minimize future property losses from disasters such as flooding, tropical storms and hurricanes through County plans, programs, and regulations by ensuring that all development regulations will be reviewed and revised as necessary to require that the vulnerability of future development in the Coastal High Hazard Area be reduced. (MODIFIED)

POLICY 1.7.1: Examine regulations and incentives for additional setbacks in critical erosion areas, conservation and enhancement of dunes and vegetation, flood proofing of utilities, and appropriate requirements for structural wind resistance and floodplain management. (EDITED)

POLICY 1.7.2: Do not permit new or expanded mobile home or recreational vehicle development on barrier islands or in Hurricane Evacuation Zone A as defined by the Lee County Storm Surge and Evacuation Map. (EDITED)

POLICY 1.7.3: Require all new residential development of more than 50 units to provide continuing information to residents concerning hurricane evacuation and shelters, through the establishment of a homeowners' or residents' association. (EDITED)

POLICY 1.7.4: Require all new residential development of more than 100 units to formulate an emergency hurricane preparedness plan; this plan is subject to the approval of the Lee County Division of Public Safety. (EDITED)

POLICY 1.7.5: Maintain the flood plain management plan and analyze the flooding problem of the unincorporated areas of Lee County, inventory the flood hazard area, review possible activities to remedy identified flooding problems, select appropriate alternatives, and formulate a schedule for implementation. (EDITED)

POLICY 1.7.6: Maintain the provisions of the Flood Plain Management Ordinance that interpret the 50% improvement threshold as cumulative for any improvement, modification, addition or reconstruction project to an existing building or structure identified as part of a repetitive loss property by the Federal Emergency Management Agency (FEMA). A repetitive loss property is defined as one for which two or more National Flood Insurance Program (NFIP) losses of at least \$1000.00 each have been paid out within any ten-year period. (EDITED)

POLICY 1.7.7: Maintain development regulations requiring that any building that is improved, modified, added on to, or reconstructed by more than 25% of its replacement value and which has recorded a repetitive loss as defined by the Federal Emergency Management Agency will be brought into compliance with current regulatory standards for new construction. (EDITED)

OBJECTIVE 1.8: POST-DISASTER REDEVELOPMENT. To provide for planning and decision-making to guide redevelopment during the response and recovery period following major emergencies, such as tropical storms and hurricanes. (NO CHANGE)

POLICY 1.8.1: POST-DISASTER STRATEGIC PLAN. Maintain post-disaster institutions and procedures to guide County actions following a natural or technological disaster. This plan will:

1. Maintain a Recovery Task Force to work with state and federal emergency officials, assess damage, review emergency actions, prepare a redevelopment plan, and recommend needed changes to the Strategic Plan and to this comprehensive plan;
2. Maintain guidelines for determining priorities for the acquisition of storm-damaged property in hazard-prone areas;
3. Establish principles for repairing, replacing, modifying, or relocating public facilities in hazard-prone areas; and
4. Be modified to comply with these policies, and will contain step-by-step details for post-disaster recovery operations. (MODIFIED)

POLICY 1.8.2: POST-DISASTER ORDINANCE. Maintain an ordinance that implements (where necessary) the Post-Disaster Strategic Plan, and provides regulations that may be needed following a natural or technological disaster. The Recovery Task Force will recommend amendments as needed to the Post-Disaster Strategic Plan. This ordinance will:

1. Provide for enactment of a temporary moratorium on rebuilding not immediately needed for the public health, safety, and welfare (e.g., to allow repairs to water, power, fire, police, and medical facilities; debris removal; stabilization or removal of structures in danger of collapsing; and minimal repairs to make dwellings habitable) ;
2. incorporate a redevelopment plan for hazard-prone areas where such a plan would minimize repeated exposures to life-threatening situations; and
3. implement the County build back policy. (see Procedures and Administration Section) (MODIFIED)

OBJECTIVE 1.9: COMMUNICATIONS. Provide flexible and affordable communications systems to emergency responders and their affiliated organizations, by maintaining and updating common communications plans, processes, and standards to enable the dissemination of information among emergency responders' command and support elements. (ADDED)

POLICY 1.9.1: Develop and maintain communication plans and procedures to insure local interoperable capability as well as connectivity with federal, state, local and voluntary agencies during emergency incidents or planned events. (ADDED)

POLICY 1.9.2: Maintain the necessary communications equipment and architecture to link emergency responders and support agencies. (ADDED)

POLICY 1.9.3: Utilize funds from the Government Communication Network to implement and update necessary communications systems for all agencies in the County's Government Communications Network. (ADDED)

POLICY 1.9.4: Provide emergency dispatching services for emergency responders, including training of call taking and dispatch personnel. (ADDED)

POLICY 1.9.5: Maintain an affordable and sustainable information management system to coordinate and execute operational decisions and requests during emergency incidents. (ADDED)

GOAL 2: ENVIRONMENTAL HAZARDS

Prevent and mitigate the impact of environmental hazards through pre-disaster measures and respond effectively to such hazards when they occur. (MODIFIED)

OBJECTIVE 2.1: HAZARDOUS MATERIALS. Protect the public and the environment from accidental contact with hazardous materials, by supporting and assisting in the creation, maintenance, and improvement of appropriate responses to hazardous material accidents, spills, or leaks. (MODIFIED)

POLICY 2.1.1: Maintain a representative on the Local Emergency Planning Committee (as required by the provisions of Title III: The Federal Emergency Planning and Community Right-To-Know Act of 1986). Through this representative, the County will continue to support and implement to the extent practicable the responsibilities set forth by the Local Emergency Planning Committee until such time as the Committee is terminated. (EDITED)

POLICY 2.1.2: Assist the various fire districts and other interested parties in the maintenance of a hazardous material response team; provide notification, resource, and logistical support to the response team and other primary agencies responding to hazardous material incidents; and assist in coordinating the various resources to ensure proper containment, cleanup and disposal of hazardous materials involved in an emergency incident. (EDITED)

POLICY 2.1.3: Maintain a hazardous material emergency response plan that complies with applicable federal and state regulations and guidelines. (EDITED)

POLICY 2.1.4: Assist the various fire districts and appropriate parties in the development and maintenance of a training program for hazardous material response. (NO CHANGE)

POLICY 2.1.5: Any new development involved in the manufacturing, production, use, application, and storage of hazardous materials or toxic substances contained on the list of extremely hazardous substances published in the Federal Register on 11/17/86 (or subsequent updates) must establish an emergency notification system in the event of a release of a listed hazardous substance. Notification information will conform to requirements set forth in Section 304 of Title III: The Federal Emergency Community Right-to-Know Act of 1986. (NO CHANGE)

POLICY 2.1.6: Any new development involved in the manufacturing, production, use, application, and storage of hazardous materials or toxic substances listed in Chapter 38F-41, Florida Administrative Code (or subsequent updates), must prepare or have available material safety data sheets (MSDS) under the Occupational Safety and Health Administration regulations and submit either copies of MSDS or a list of MSDS chemicals to the applicable fire department or district and to the Lee County Division of Public Safety. (NO CHANGE)

POLICY 2.1.7: Review emergency preparedness plans for all petroleum storage facilities including any petroleum port or storage facility. This review will also include an assessment of the engineering specifications of the containment dikes at the site in a 100-year storm surge. (EDITED)

OBJECTIVE 2.2: WILDFIRE. Reduce and mitigate the dangers of wildfires within Lee County. (ADDED)

POLICY 2.2.1: Promote collaboration among agencies responsible for wildfire mitigation and suppression within Lee County. (ADDED)

POLICY 2.2.2: Provide opportunities for public awareness and education relating to wildfire mitigation. (ADDED)

POLICY 2.2.3: Encourage new development to incorporate fire-wise techniques. (ADDED)

POLICY 2.2.4: Continue to improve local fire services' wildfire suppression capabilities and interagency coordination and communications. (ADDED)

POLICY 2.2.5: Promote coordination with water resource entities to establish groundwater and surface water levels consistent with public health to reduce wildfire risk.

OBJECTIVE 2.3: POLLUTION CONTROL. Ensure a safe and healthful environment for all Lee County residents, by continuing the local pollution control program by educating the public on proper storage, handling and disposal methods for hazardous waste and providing collection days for homeowners and small businesses. (MODIFIED)

POLICY 2.3.1: Maintain mechanisms to educate and train small businesses in waste minimization and the proper storage, handling and disposal of hazardous materials. (EDITED)

POLICY 2.3.2: Expand and improve actions to protect public health and welfare through maintaining and enhancing air and water quality. (EDITED)

POLICY 2.3.3: Identify natural and manmade environmental health hazards. (EDITED)

POLICY 2.3.4: Make information about environmental health conditions available to the public. (EDITED)

OBJECTIVE 2.4: AIR QUALITY. Maintain air quality, meeting or exceeding state and federal air quality requirements, by preparing a plan to promote measures for preserving and improving current air quality to maintain the present attainment status. (MODIFIED)

POLICY 2.4.1: Development must prevent significant emissions of air pollution. (NO CHANGE)

POLICY 2.4.2: Identify major sources of air pollution in Lee County and develop a program for reducing these emissions. (NO CHANGE)

POLICY 2.4.3: Encourage alternatives (such as composting or chipping facilities) to open burning of debris from land clearing. (EDITED)

POLICY 2.4.4: Research the use of bio diesel and other clean fuels in public vehicles. Promote the use of reduced emissions vehicles and the infrastructure necessary to support them. (MODIFY)

POLICY 2.4.5: Enhance the multi-mode transportation system identified in the Transportation Element to increase opportunities for all modes of alternative transportation, including telecommuting, to reduce transportation emissions. (ADDED)

POLICY 2.4.6: Consider appropriate federal and state targets, as applicable, and set desired levels of greenhouse gas emissions and set emission reduction targets based on data such as from the Lee County Greenhouse Gas Emissions Inventory. (ADDED)

GOAL 3: PUBLIC SAFETY SERVICES. Provide the residents of Lee County with effective fire protection, law enforcement, and emergency medical services. (MODIFIED)

OBJECTIVE 3.1: FIRE PROTECTION. Assist fire districts in providing appropriate levels of cost-effective fire prevention and suppression services throughout the unincorporated County in order to improve ISO ratings of the independent fire services. (MODIFIED)

POLICY 3.1.1: Support mutual aid and joint venture agreements between the fire districts and provide services which the individual districts cannot duplicate individually at similar or lower costs. (EDITED)

POLICY 3.1.2: Reexamine the fire flow and pressure standards for water facilities that are contained in Chapter 10 of the Land Development Code on a periodic basis to ensure that they are in compliance with recognized engineering standards. (NO CHANGE)

POLICY 3.1.3: Refit existing potable water systems to current fire flow standards when cost-effective and technically feasible. (EDITED)

POLICY 3.1.4: Refer requests for rezonings and development reviews to independent fire districts for comments and recommendations (when requested by the individual districts). (NO CHANGE)

POLICY 3.1.5: Maintain a fire and EMS impact fee program that allows for voluntary participation of the individual fire districts. (NO CHANGE)

POLICY 3.1.6: Provide technical assistance to fire districts (when requested) on site selection and continue to assist the districts in the rezoning process. (NO CHANGE)

POLICY 3.1.7: Maintain and, where feasible, enhance the “911” emergency communications system to improve communications with the fire districts. (NO CHANGE)

POLICY 3.1.8: AREAS OUTSIDE THE EXISTING FIRE SERVICE. In order to ensure that County development orders outside the established fire service areas are granted only if fire service expansions or other mitigation measures are approved concurrently, all new development (excluding single-family, mobile home, duplex, and agricultural structures) should be located in an established fire district in an area provided with public water. Maintain provisions in the Land Development Code that require adequate fire protection systems in areas where no public water is available. (MODIFIED)

OBJECTIVE 3.2: FIRE CODE ENFORCEMENT. Ensure the consistent and uniform enforcement of the Lee County Fire Code. (NO CHANGE)

POLICY 3.2.1: Maintain a uniform fire code for the unincorporated portion of Lee County and provide for its uniform and consistent interpretation and effective enforcement. (NO CHANGE)

POLICY 3.2.2: Ensure the enforcement of the fire code by the establishment of a mechanism to fund the service provided by a County Fire Marshall to any fire district that chooses not to accept the responsibility of enforcing the fire code. (NO CHANGE)

POLICY 3.2.3: Notify all independent fire districts of all written interpretation of fire code matters. (EDITED)

OBJECTIVE 3.3: POLICE AND JUSTICE. Provide effective and efficient facilities and services in support of law enforcement and justice for the growing population of the County. Regularly evaluate the effects of both private development and public service provision of services on law enforcement. (MODIFIED)

POLICY 3.3.1: Collaborate with the Lee County Sheriff and the Courts Administrator, to cooperatively examine, evaluate, and project law enforcement budget needs. (EDITED)

POLICY 3.3.2: Collaborate with the Lee County Sheriff to study the development of workable standards and criteria upon which to project long-range law enforcement needs. (EDITED)

POLICY 3.3.3: Maintain a facilities planning program for justice and law enforcement needs and with the help of the Lee County Sheriff evaluate justice and law enforcement facilities and review and revise (as necessary) plans for such facilities. (MODIFIED)

POLICY 3.3.4: Cooperate with the Sheriff to evaluate the need for substation facilities in Lee County and assist in the expansion, relocation, or reduction of the number of existing substation facilities as is necessary. (EDITED)

POLICY 3.3.5: Cooperate with the Sheriff's Office to identify potential areas to share County facilities in an effort to reduce the overall cost of providing law enforcement services throughout Lee County. (EDITED)

OBJECTIVE 3.4: EMERGENCY MEDICAL SERVICES. Ensure the efficient provision of public services to health care facilities, and maintain and improve the Emergency Medical Services Division to keep up with new population growth and technological advancements. As part of this effort, cooperate with and assist the independent fire districts and other units of government who operate first-provider rescue services to maintain those services in the face of new population growth and technological advancements. (MODIFIED)

POLICY 3.4.1: Evaluate the “911” emergency telephone system and centralized dispatcher program for possible improvements. (EDITED)

POLICY 3.4.2: Encourage and facilitate the inclusion of other jurisdictions in cooperative service extensions of centralized communication and dispatch systems. (EDITED)

GOAL 4: COMMUNITY WELLNESS. Promote the health of Lee County residents and visitors through healthier urban environments, providing increased active recreational opportunities, and alternative modes of transportation. (ADDED)

OBJECTIVE 4.1: Community Design. Promote development patterns and forms that encourage healthier lifestyles for residents and visitors through the use of human-scale built environments. (ADDED)

POLICY 4.1.1: Promote the use of the appropriate Complete Street set of designs for new development and redevelopment of existing urban areas, including that of infrastructure. (ADDED)

POLICY 4.1.2: New development and redevelopment in locations within the Greenways Trail system will incorporate the greenways into their site design and provide pedestrian access to the system where liability issues and incentives for the use of private property can be addressed. (ADDED)

POLICY 4.1.3: Promote greater access to local food through measures such as the creation of community gardens within new development and redeveloped areas. (ADDED)

POLICY 4.1.4: Encourage new development at a pedestrian scale and redevelopment to feature closer proximity and functional and connected pedestrian access between residential uses and commercial, retail, and employment centers. (ADDED)

POLICY 4.1.5: During the development review process, staff will provide applicants with the appropriate listings of healthier lifestyle design opportunities for consideration. (ADDED)

POLICY 4.1.6: Promote the use of sustainable development practices in new development and redevelopment. (ADDED)

POLICY 4.1.7: Encourage redevelopment of existing structures in built-up areas instead of Greenfield development except where such development would provide increased connectivity or be considered infill development in order to minimize environmental impacts and maximize financial, social, and health benefits. (ADDED)

POLICY 4.1.8: Promote the creation of outdoor activity space in both public projects and private developments. (ADDED)

OBJECTIVE 4.2: Recreational Opportunities Provide greater opportunities for residents and visitors to partake in healthy recreation choices. (ADDED)

POLICY 4.2.1: Promote hiking and biking facilities as part of County-owned properties and on privately developed and redeveloped property. (ADDED)

POLICY 4.2.2: Promote the Lee County Blueways system through the creation of County-owned access points and by encouraging private developments to accommodate Blueway access points where liability issues and incentives for the use of private property can be addressed. (ADDED)

POLICY 4.2.3: Coordinate the Recreational Opportunities Objective with the Parks and Recreation Element of the Lee Plan. (ADDED)

POLICY 4.2.4: Support public educational programs for residents and visitors to promote active living opportunities in the Lee County Parks and Recreation system. (ADDED)

OBJECTIVE 4.3: Alternative Transportation Promote healthier, non-automotive modes of travel, by encouraging a more diverse and safe selection of travel modes for residents and visitors. (ADDED)

POLICY 4.3.1: Facilitate increased safe alternative travel modes on existing and future road facilities through road design identified in the Transportation Element, future land use policies in the Land Use Element, and educational programs for residents and visitors. (ADDED)

POLICY 4.3.2: Promote through urban design increased non-motorized travel connections between destinations. (ADDED)

POLICY 4.3.3: Increase the level of non-motorized facilities for non-automotive travel modes. (ADDED)

POLICY 4.3.4: Encourage a lifestyle that is not dependent upon private automobiles, by promoting transit use as outlined in the Transportation Element. (ADDED)