



Lee County  
*Southwest Florida*

# Cary+Duke+Povia

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CPA2022-00019

Privately Initiated Map Amendments

Local Planning Agency Hearing – September 25, 2023

# Request

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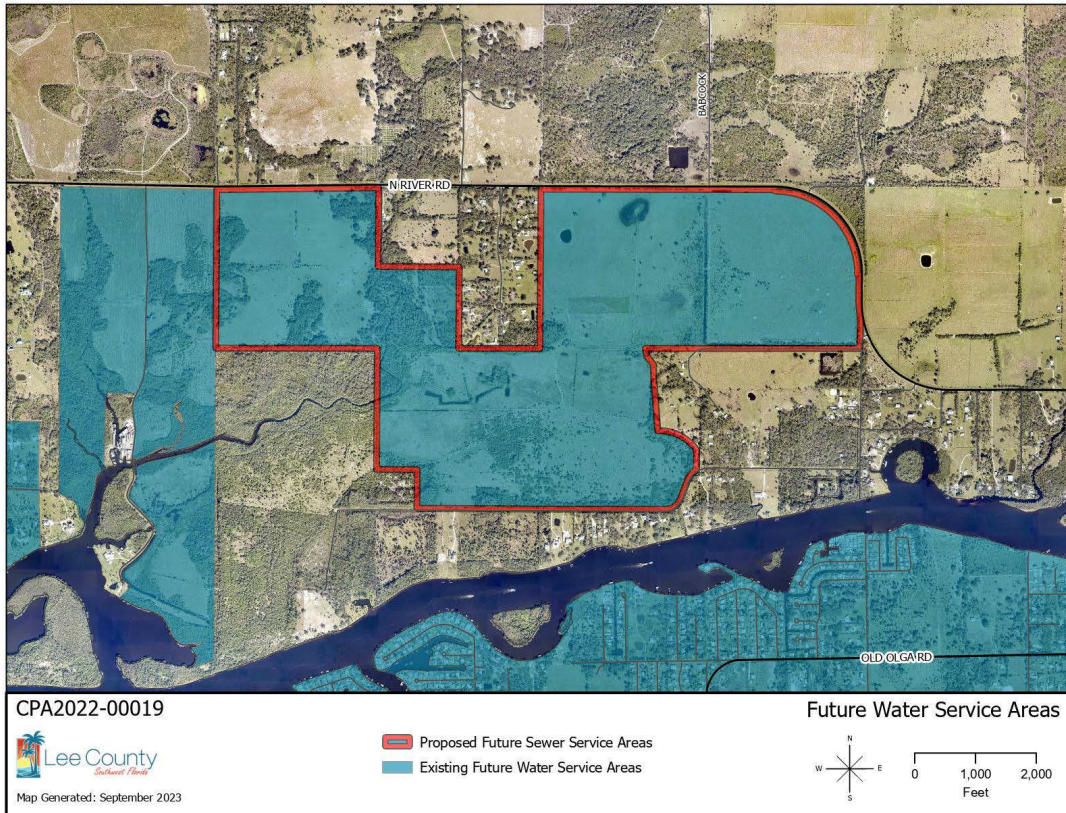
## Requested Amendments

- Add the ±788 acre subject property to:
  - Lee County Utilities Future Water Service Areas (Lee Plan Map 4-A)
  - Lee County Utilities Future Sewer Service Areas (Lee Plan Map 4-B)

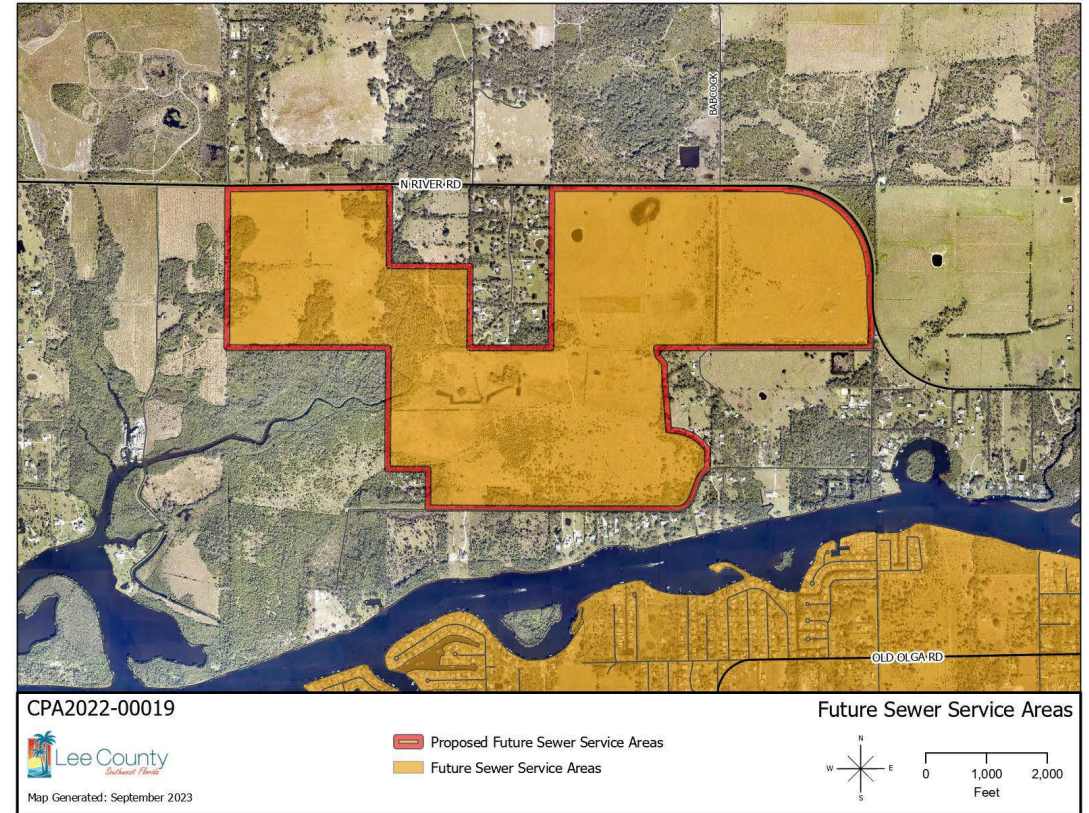
## Summary

- Expands water and sewer utility service in anticipation of residential development

# Maps 4-A and 4-B



Future Water Service Areas Map 4-A



Future Sewer Service Areas Map 4-B



# Consistency

Goal  
29

Amendments support development consistent with North Olga Community Plan Area

Policy  
1.4.1

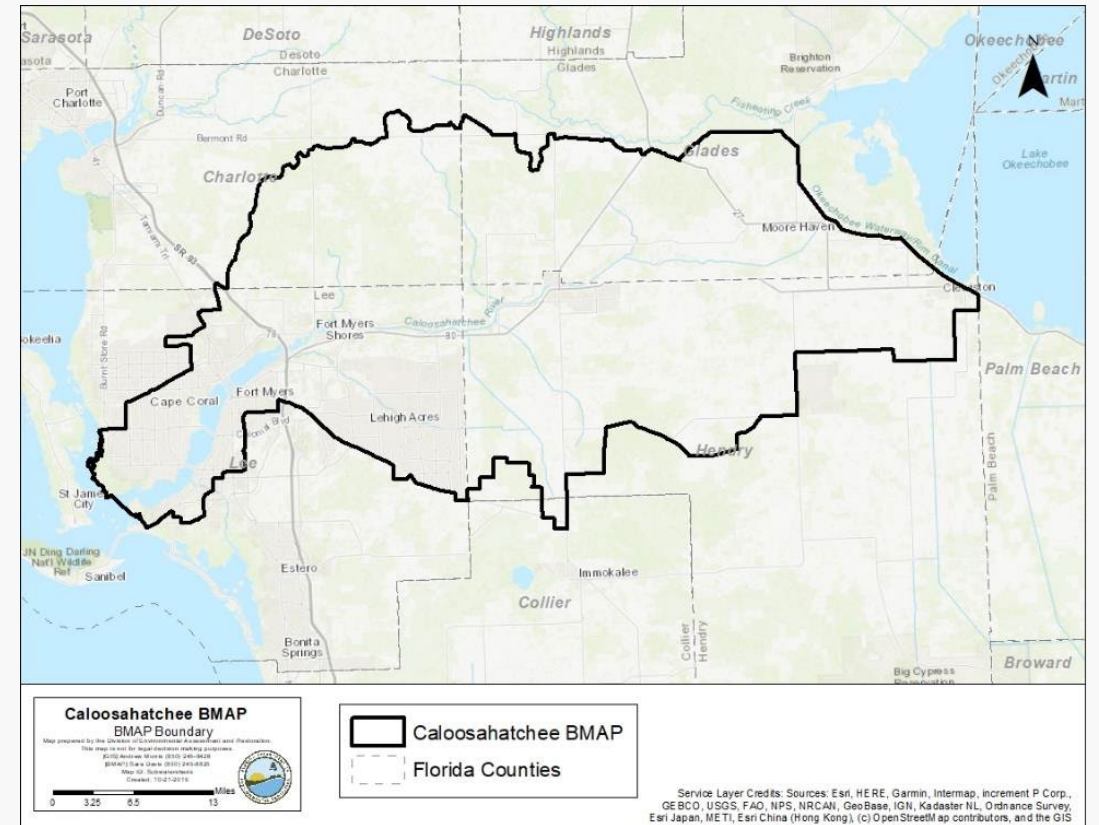
Rural future land use category does not prohibit public water and sewer facilities

Policy  
126.1.4

Potable water access protects groundwater levels

HB  
1379

State direction to promote public sewage in BMAP areas



Florida Department of Environment Protection, *Caloosahatchee River Basin Management Action Plan*. January 2020.

# Conclusion & Recommendation

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## Conclusion

- Amendment is consistent with the Lee Plan and state statutes
- Applicant has held community meetings for the amendments
- Public services will be further evaluated through zoning
- Amendment helps prevent use of septic systems and domestic wells

## Recommendation

- ***Transmit*** the proposed amendments as shown in Attachment 1