

December 11, 2024

**RESPONSE VIA EMAIL ONLY**

Mr. Brandon Dunn, Manager  
Lee County Planning Section  
Post Office Box 398  
Fort Myers, Florida 33902-0398

RE: CPA2022-00011 Daniels Town Square

Dear Mr. Dunn:

Thank you for submitting the adopted comprehensive plan amendment for **Lee County No. 24-04ESR**, adopted by **Ordinance No. 24-18 on December 4, 2024**. This amendment package will be reviewed pursuant to the Expedited State Review process. The adopted package was received by the State Land Planning Agency on **December 10, 2024**.

We have conducted a preliminary inventory of the plan amendment package to verify the inclusion of all required materials. The submission package was determined to be complete on **December 11, 2024**, and your adopted plan amendment will be reviewed pursuant to the process set forth in Chapter 163.3184(3), Florida Statutes. Once the review is underway, you may be asked to provide additional supporting documentation by the review team to ensure a thorough review.

If you have any questions, please contact Scott Rogers, Regional Planning Administrator, who will be overseeing the review of the amendments, at (850)717-8510.

Sincerely,



Donna Harris, Senior Plan Processor  
Bureau of Community Planning and Growth

DH/

cc: External Agencies



Lee County  
*Southwest Florida*

Kevin Ruane  
District One

Cecil L. Pendergrass  
District Two

David Mulicka  
District Three

Brian Hamman  
District Four

Mike Greenwell  
District Five

Dave Harner, II  
County Manager

Richard Wm. Wesch  
County Attorney

Donna Marie Collins  
County Hearing  
Examiner

December 10, 2024

Donna Harris, Senior Plan Processor  
State Land Planning Agency  
Caldwell Building  
107 East Madison – MSC 160  
Tallahassee, FL 32399-4120

**Re: Amendment to the Lee Plan  
Adoption Submission Package  
Lee County 24-04ESR (CPA2022-00010 and CPA2022-00011)**

Dear Ms. Harris,

In accordance with the provisions of F.S. Chapter 163.3184(3) for Expedited State Review, please find attached the adopted Comprehensive Plan Amendment, known locally as CPA2022-00010 and CPA2022-00011 (Daniels Town Square CPA). The amendment is as follows:

**CPA2022-00010 and CPA2022-00011 – Daniels Town Square CPA:**

Amend the Future Land Use Map (Map 1-A) to redesignate the ±61.25-acre subject property from the General Interchange and Wetlands future land use categories to the Intensive Development and Wetlands future land use categories and amend the Mixed Use Overlay (Map 1-C) to add ±53.13 acres of the subject property to the Mixed Use Overlay. Amend the Year 2045 Allocations Table (Table 1(b)) to accommodate residential development on the subject property. The subject property is located at the southwest corner of the Interstate 75 exit onto Daniels Parkway.

The Lee County Board of County Commissioners **adopted Lee County Ordinance 24-18** for the Plan Amendment on **December 4, 2024**. As required by F.S. 163.3184(3)(c), the final action on this amendment was completed within 180 days of our receipt of agency comments.

There were no changes to the adopted amendment that the State Land Planning Agency did not previously review.

The name, title, address, telephone number, and email address of the person for the local government who is most familiar with the proposed amendment is as follows:

Mrs. Katherine Woellner, AICP, Principal Planner  
Lee County Planning Section  
P.O. Box 398  
Fort Myers, Florida 33902-0398  
(239) 533-8585  
Email: [KWoellner@leegov.com](mailto:KWoellner@leegov.com)

By copy of this letter and its attachments, I certify that this amendment and supporting data and analysis have been sent on this date to the agencies listed below.

Sincerely,

**Lee County Department of Community Development  
Planning Section**



Brandon Dunn,  
Manager

Cc Case File

Comprehensive Plan Review  
Department of Agriculture and Consumer Services

Office of Educational Facilities  
Department of Education

Plan Review  
Department of Environmental Protection

Alissa S. Lotane  
Florida Department of State

Scott Sanders  
Florida Fish and Wildlife Conservation Commission

Vitor Suguri  
FDOT District One

Ms. Margaret Wuerstle  
Southwest Florida Regional Planning Council

Althea P. Jefferson, AICP  
South Florida Water Management District