

**PAT 96-47  
BoCC SPONSORED  
EAR ADDENDUM AMENDMENT  
TO THE**

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LEE COUNTY COMPREHENSIVE PLAN

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**THE LEE PLAN**

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BoCC Adoption Document

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**June 3, 1998**

**LEE COUNTY  
DIVISION OF PLANNING  
STAFF REPORT FOR  
COMPREHENSIVE PLAN AMENDMENT  
PAT 96-47**

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

STAFF REPORT PREPARATION DATE: April 29, 1997

**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 Traffic Circulation Element and the Lee Plan Glossary by relocating the language that defines the term Freeway from Policy 22.1.1 to the Glossary.

**B. BACKGROUND INFORMATION**

During the EAR Addendum process staff identified that the definition of “freeway” does not need to be included in Policy 22.1.1. The Lee Plan Evaluation and Appraisal Report Addendum, adopted by the Board of County Commissioners on February 1, 1996, contained the following recommendation in the Traffic Circulation Element:

***Recommendation:** Revise the second-to-last paragraph to delete the definition of “freeway” and add a referral to the definition in the Glossary section of the Plan.*

The Glossary section of the above mentioned Report contained the following:

Policy 22.1.1 contains language that defines the term freeway. This language should be relocated to the Glossary.

**Recommendation:** Initiate an amendment that will relocate the defining language from Policy 22.1.1 to the Glossary.

This amendment is a result of those above mentioned recommendations and the discussion and analysis as contained in Part II Staff Analysis.

**C. STAFF RECOMMENDATION AND FINDINGS OF FACT SUMMARY**

**1. RECOMMENDATION:**

Planning staff recommends that the Board of County Commissioners transmit this proposed amendment to the Traffic Circulation Element and the Glossary section by relocating specific language from Policy 22.1.1 to the Glossary. Planning staff recommends that the Lee Plan Traffic Circulation Element be amended as follows:

**POLICY 22.1.1:** The design level of service for new and widened roads in Lee County shall be level-of-service (LOS) "C" on an annual average, peak hour basis and LOS "D" on a peak season, peak hour basis. The minimum acceptable peak hour, peak season level of service (see also Policy 70.1.3) shall be as follows:

	Peak Hour/Peak Season
<b>County Roads:</b>	
Arterials	E
Collector	E
Freeways	D
<b>State Roads:</b>	
Principal Arterials	
- U.S. 41	E
- Other Principal Arterials	D
Minor Arterials & Others	E
Freeways - I-75	D

The minimum acceptable level of service as specified above for Pine Island Road between Burnt Store Road and Stringfellow Boulevard is subject to Policy 14.2.1 and 14.2.2.

~~The term freeway as used herein and as defined by the 1985 Highway Capacity Manual, Special Report 209, is a divided highway facility having two or more lanes for the exclusive use of traffic in each direction and full control of access and egress. Access to and egress from the facility occur only~~

at ramps, which are generally designed to permit high-speed merging and diverging maneuvers to take place, thus minimizing disruptions to mainline traffic.

For minimum acceptable levels of service determination, the peak season shall represent the average daily volume for the three consecutive highest volume months and the peak hour shall represent 8% of the average daily seasonal volume.

Planning staff recommends that the Glossary be amended by adding the following definition in its proper alphabetical order:

FREEWAY - The term freeway as used herein and as defined by the 1985 Highway Capacity Manual, Special Report 209, is a divided highway facility having two or more lanes for the exclusive use of traffic in each direction and full control of access and egress. Access to and egress from the facility occur only at ramps, which are generally designed to permit high-speed merging and diverging maneuvers to take place, thus minimizing disruptions to mainline traffic.

## **2. BASIS AND RECOMMENDED FINDINGS OF FACT:**

This amendment relocates a definition to the appropriate location in the Glossary section of the Lee Plan.

## **PART II - STAFF ANALYSIS**

### **A. STAFF DISCUSSION**

The Glossary section of the Lee Plan defines commonly used words, phrases, and nomenclature which are included in the Lee Plan.

### **B. CONCLUSIONS**

The Glossary section of the Lee Plan is the appropriate location to define commonly used words, phrases, and nomenclature.

### **C. STAFF RECOMMENDATION**

Planning staff recommends that the defining language of Policy 22.1.1 be relocated to the Glossary section of the Lee Plan. See Part I, C.1. of this report for specific language.

**PART III - LOCAL PLANNING AGENCY  
REVIEW AND RECOMMENDATION**

DATE OF LPA HEARING: May 6, 1997

**A. LOCAL PLANNING AGENCY REVIEW**

The LPA had no discussion or questions concerning this amendment.

**B. LOCAL PLANNING AGENCY RECOMMENDATION AND FINDINGS OF FACT SUMMARY**

1. **RECOMMENDATION:** The LPA recommends that the Board of County Commissioners transmit the amendment.
  
2. **BASIS AND RECOMMENDED FINDINGS OF FACT:** The LPA accepted the findings of fact as advanced by the staff.

**C. VOTE:**

<b>CARRON DAY</b>	<u>ABSENT</u>
<b>RICHARD DURLING</b>	<u>AYE</u>
<b>EARL HAMILTON</b>	<u>ABSENT</u>
<b>RONALD INGE</b>	<u>AYE</u>
<b>BILL SPIKOWSKI</b>	<u>AYE</u>
<b>GREG STUART</b>	<u>AYE</u>
<b>MATT UHLE</b>	<u>AYE</u>

**PART IV - BOARD OF COUNTY COMMISSIONERS  
HEARING FOR TRANSMITTAL OF PROPOSED AMENDMENT**

DATE OF TRANSMITTAL HEARING: November 5, 1997

**A. BOARD REVIEW:** The Board provided no discussion on this amendment. This item was approved on the consent agenda.

**B. BOARD ACTION AND FINDINGS OF FACT SUMMARY:**

**1. BOARD ACTION:** The Board voted to transmit this amendment.

**2. BASIS AND RECOMMENDED FINDINGS OF FACT:** The Board accepted the findings of fact as advanced by staff and the LPA.

**C. VOTE:**

<b>JOHN ALBION</b>	<b>AYE</b>
<b>ANDREW COY</b>	<b>AYE</b>
<b>RAY JUDAH</b>	<b>AYE</b>
<b>JOHN MANNING</b>	<b>AYE</b>
<b>DOUG ST. CERNY</b>	<b>AYE</b>

**PART V - DEPARTMENT OF COMMUNITY AFFAIRS OBJECTIONS,  
RECOMMENDATIONS, AND COMMENTS (ORC) REPORT**

DATE OF ORC REPORT: February 5, 1998

**A. DCA OBJECTIONS, RECOMMENDATIONS AND COMMENTS**

The DCA had no objections, recommendations, or comments concerning this amendment.

**B. STAFF RECOMMENDATION**

Adopt the amendment as transmitted.

**PART VI - BOARD OF COUNTY COMMISSIONERS  
HEARING FOR ADOPTION OF PROPOSED AMENDMENT**

DATE OF ADOPTION HEARING: May 27, 1998

**A. BOARD REVIEW:** The Board provided no discussion on this amendment. This item was approved on the consent agenda.

**B. BOARD ACTION AND FINDINGS OF FACT SUMMARY:**

**1. BOARD ACTION:** The Board voted to adopt this amendment.

**2. BASIS AND RECOMMENDED FINDINGS OF FACT:** The Board accepted the findings of fact as advanced by staff.

**C. VOTE:**

<b>JOHN ALBION</b>	<b>AYE</b>
<b>ANDREW COY</b>	<b>AYE</b>
<b>RAY JUDAH</b>	<b>AYE</b>
<b>JOHN MANNING</b>	<b>AYE</b>
<b>DOUG ST. CERNY</b>	<b>ABSENT</b>