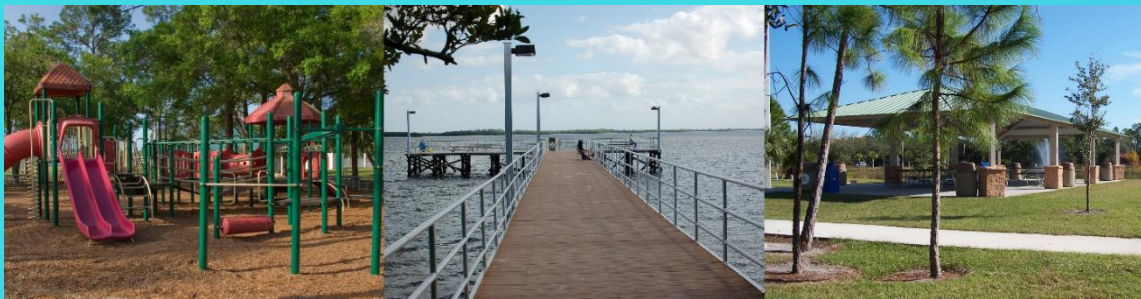




PUBLIC FACILITIES LEVEL OF SERVICE AND CONCURRENCY REPORT

2022 - INVENTORY AND PROJECTIONS



November, 2022

Infrastructure Planning Section
Department of Community Development

P R E F A C E

This report demonstrates that Lee County (LC) meets, or prioritizes capital improvements to meet, the adopted Level of Service (LOS) on public facilities consistent with Florida Statutes, The Lee Plan, the LC Land Development Code, and interlocal agreements. Florida Statute 163.3164(39) define public facilities as follows:

“Public facilities” means major capital improvements, including transportation, sanitary sewer, solid waste, drainage, potable water, educational, parks and recreational facilities.

Florida Statute 163.3177(3)(a)3 states that a county comprehensive plan must set forth the following:

Standards to ensure the availability of public facilities and the adequacy of those facilities to meet established acceptable levels of service.

The Lee Plan Policy 95.1.3 LOS standards to evaluate the availability and adequacy of public facilities are included in the public facilities inventory. The Lee Plan Policy 95.1.1 contains criteria for development of a Capital Improvements Program (CIP). This report analyzes LOS for each public facility and identifies potential county projects for CIP prioritization. From 1989 until 2011, all public facilities were subject to statewide concurrency. Florida Statute 163.3180(1) now states as follows:

Sanitary sewer, solid waste, drainage, and potable water are the only public facilities and services subject to the concurrency requirement on a statewide basis. Additional public facilities and services may not be made subject to concurrency on a statewide basis without approval by the Legislature; however, any local government may extend the concurrency requirement so that it applies to additional public facilities within its jurisdiction.

The Lee Plan Policy 95.1.3 establishes regulatory standards and non-regulatory standards for public facilities and states as follows:

LOS standards will be the basis for planning and provision of required public facilities and services within Lee County. Regulatory LOS standards will be the basis for determining the adequacy of public facilities for the purposes of permitting new development. Compliance with non-regulatory LOS standards will not be a requirement for continued development permitting, but will be used for facility planning purposes. The LOS will be the basis for facility design, for setting impact fees, and (where applicable) for the operation of the Concurrency Management System (CMS).

Lee County adoption of a comprehensive plan amendment (CPA2013-00006) in April 2014 eliminated concurrency requirements for transportation and parks, and moved both from regulatory standards to non-regulatory standards. Concurrency requirements for public schools remain in effect consistent with an interlocal agreement. The Land Development Code (LDC), Chapter 2, outlines requirements for a Concurrency Management System.

The Inventory data in this report are included in the determination of capacity and measurement of LOS in relation to location of development for potable water, sanitary sewer, surface water management, solid waste disposal, and public schools. When it comes to references cited in this report, the section specific references are cited at the end of each section whereas a generalized reference list is provided at the end of this report.

The Infrastructure Planning Section at the Department of Community Development would like to thank all the stakeholders and counterparts who assisted and contributed in the development of this report.

Infrastructure Planning Section
Department of Community Development

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ACRONYMS

AC	Administrative Code
BCTS	Buckingham Campus Transfer Station
BEBR	Bureau of Economic and Business Research
BSU	Bonita Springs Utilities
C&D	Construction and Demolition Debris
CEI	Construction Engineering and Inspection
CFM	City of Fort Myers
CIP	Capital Improvement Program
CIGP	County Incentive Grant Program
CMS	Concurrency Management System
CST	Construction
DES	Design
ERC	Equivalent Residential Connection
FDEP	Florida Department of Environmental Protection
FDOT	Florida Department of Transportation
FGUA	Florida Governmental Utilities Authority
FISH	Florida Inventory of School Houses
GIWA	Gasparilla Island Water Association
GPD	Gallons per Day
Hort Facility	Horticultural-Waste-Pad
IWMS	Integrated Waste Management System
LC	Lee County
LCDNR	Lee County Division of Natural Resources
LCU	Lee County Utilities
LDC	Land Development Code
LHLF	Lee-Hendry Landfill
LOS	Level of Service
LRTP	Long-Range Transportation Plan
MGD	Million Gallons per Day
MPO	Metropolitan Planning Organization
MRF	Materials Recovery Facility
MSW	Municipal Solid Waste
QLOS	Quality Level of Service Handbook
ROW	Right-of-Way
RRF	Resource Recovery Facility
SDLC	School District of Lee County
SEWRF	South East Water Reclamation Facility
SFWMD	South Florida Water Management District
TOWRF	Three Oaks Water Reclamation Facility
WTE	Waste-to-Energy
WTP	Water Treatment Plant
WRF	Water Reclamation Facility

SUMMARY

PUBLIC FACILITIES LEVEL-OF-SERVICE

THE LEE PLAN REGULATORY STANDARDS (subject to concurrency)

Solid Waste Disposal [see pages 11-15]

- Required Capacity – 7.0 pounds per day per capita
- Available Capacity – 7.6 pounds per day per capita

Available capacity meets the adopted level-of-service standard.

Stormwater Management [see pages 16-17]

- System Requirement: Prevent the flooding of designated evacuation routes on [The Lee Plan Map 3-F](#) from the 25-year, 3-day storm event (rainfall) for more than 24 hours.

Available capacity meets the adopted level-of-service standard.

Potable Water [see pages 18-23]

- Required Capacity: average 250 gallons per day per Equivalent Residential Connection (ERC)
- Available Capacity: (LC Utilities infrastructure only) - average 319 gallons per day per ERC

Available capacity meets the adopted level-of-service standard.

Sanitary Sewer [see pages 24-28]

- Required Capacity – average 200 gallons per day per dwelling unit in service area
- Available Capacity for LC Utilities infrastructure – average 141 gallons per day per ERC
- Available Capacity (LC Utilities and City of Fort Myers infrastructure only) – Average 226 gallons per day per ERC

Available capacity meets the adopted level-of-service standard.

Public Schools [see pages 29-31 and Appendix A]

- Required Capacity – 100% of Permanent Florida Inventory School Houses Capacity
- Available Capacity – see Table 1 and Figure 1

Table 1: Public School Student Enrollment and Capacity

School Type	January 2022 40-Day Zone Enrollment			Projected 2022-2023 Zone Capacity		
	East	South	West	East	South	West
Elementary	14,626	11,692	11,347	14,255	12,330	13,813
Middle	7,024	5,603	6,385	6,330	5,940	6,897
High	9,435	8,237	8,811	9,987	8,584	8,957

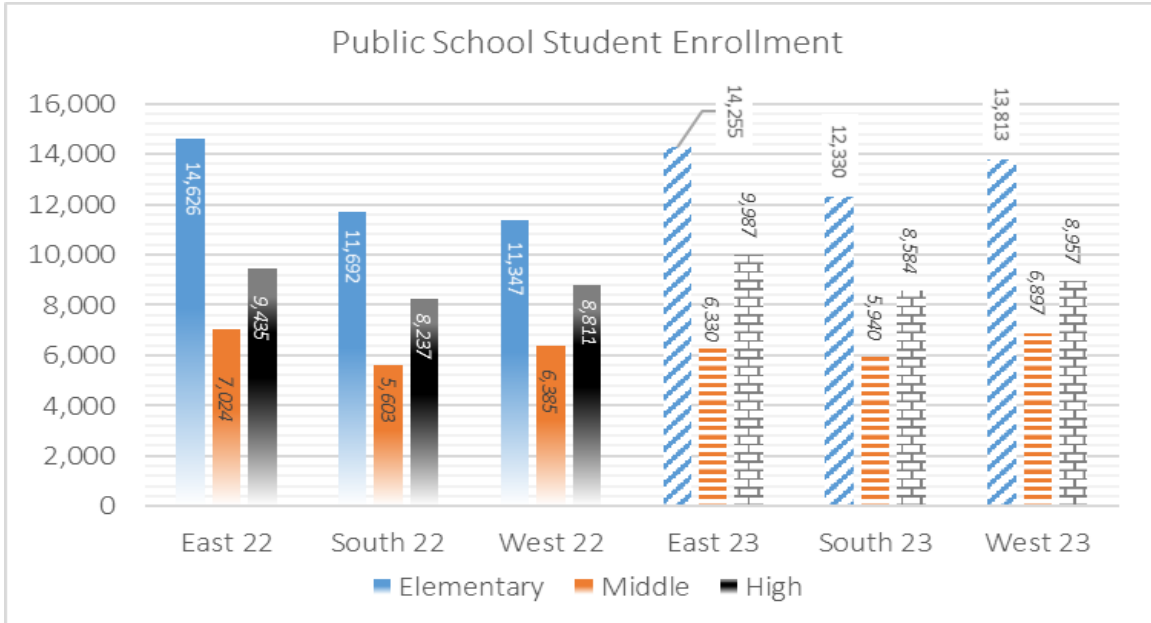


Figure 1: Public School Student Enrollment and Capacity

Available capacity will meet the adopted level-of-service standard in all zones

Available capacity will meet the adopted LOS standard in all zones with the scheduled opening of the East Zone's Middle School “MM” in the 2021-2022 school year. The East Zone's high school capacity needs will be met with the full opening of Gateway High School in the 2021-2022 school year.

THE LEE PLAN NON-REGULATORY STANDARDS (not subject to concurrency)

Parks and Recreation

[see pages 32-39]

- Required Capacity – 5,538 acres of regional parks and 295 acres of community parks
- Available Capacity – 7,066 acres of regional parks and 832 acres of community parks

Available capacity meets the adopted level-of-service standard.

Transportation

[see pages 40-57]

- System Requirement: Provide adequate capacity to meet the LOS standard on county-maintained arterials and major collector road segments.

Table 2: County-maintained Road Segment 2021-existing and 2026 forecast LOS Summary

Year	LOS Standards UnIncorporated Areas			LOS Standards Incorporated Areas		
	Constrained	Meets	Below	Constrained	Meets	Below
2021	8	187	1	14	36	3
2026	8	182	6	14	35	4

Available capacity meets the adopted LOS standard for 2021 on all but four county maintained road segments in Lee County as illustrated in Table 2, and in 2026 is estimated to meet LOS standards on all but ten county-maintained road segments, including four within city/town/village boundaries.

PUBLIC FACILITIES INVENTORY

Lee County staff compiles public facilities inventories using information from LC departments/divisions and from The School District of Lee County (SDLC). State of Florida data from the Department of Environmental Protection (FDEP), Department of Transportation, Department of Health, Department of Economic Opportunity, University of Florida Bureau of Economic and Business Research (BEBR), and Lee County Metropolitan Planning Organization (MPO) is also used. Population affects public facilities LOS standards. Solid waste facilities are shared with Hendry County, and capacity is calculated based on both Lee and Hendry County populations. Regional park needs are based on seasonal population. Community parks are based on unincorporated population. Water and wastewater system capacity, both Lee County and the City of Fort Myers (CFM), are based on residential dwelling units connected to the water/wastewater system. The number of school student seats and transportation capacity usage are directly related to population. The countywide population survey used is contained in the 2020 United States Census. Interim population estimates and forecasts in Table 3 and Figure 2 shown below are based on Florida Economic Development & Research, BEBR, and MPO data.

Table 3: Population Data and Estimates

Year	Total County Non-Seasonal		Total County Seasonal	Unincorporated County Areas
	Non Seasonal Lee ^{a,b}	Non Seasonal Lee/Hendry ^{c,d}	Seasonal Lee ^e	Unincorporated Lee ^f
2017	698,468	737,525	824,000	350,230
2018	713,903	753,489	842,000	355,737
2019	735,148	775,268	867,000	361,315
2020	750,493	791,446	886,000	368,415
2021	766,000	808,000	904,000	376,000
2022	782,000	824,000	923,000	384,000
2023	798,000	840,000	942,000	391,000
2024	814,000	856,000	961,000	399,000
2025	829,000	872,000	978,000	407,000
2026*	844,000	888,000	995,000	415,000

(a) [Florida BEBR, Estimates of Population 2020](#)

(b) [Florida BEBR, Projections of Florida Population by County, 2020-2045](#), Vol. 54, Bulletin 189

(c) Op. Cit. BEBR, Estimates of Population 2020

(d) Op. Cit. BEBR Vol. 54, Bulletin 189, April 2021

(e) Countywide seasonal population increase assumed at 18 percent based on historic data, and rounded to nearest 1,000

(f) Projections 2022-2026 rounded to nearest 1,000 based on a trending unincorporated/countywide ratio of approx. 0.49

* Linear growth rate applied compared to previous year's growth and projections rounded to nearest 1000

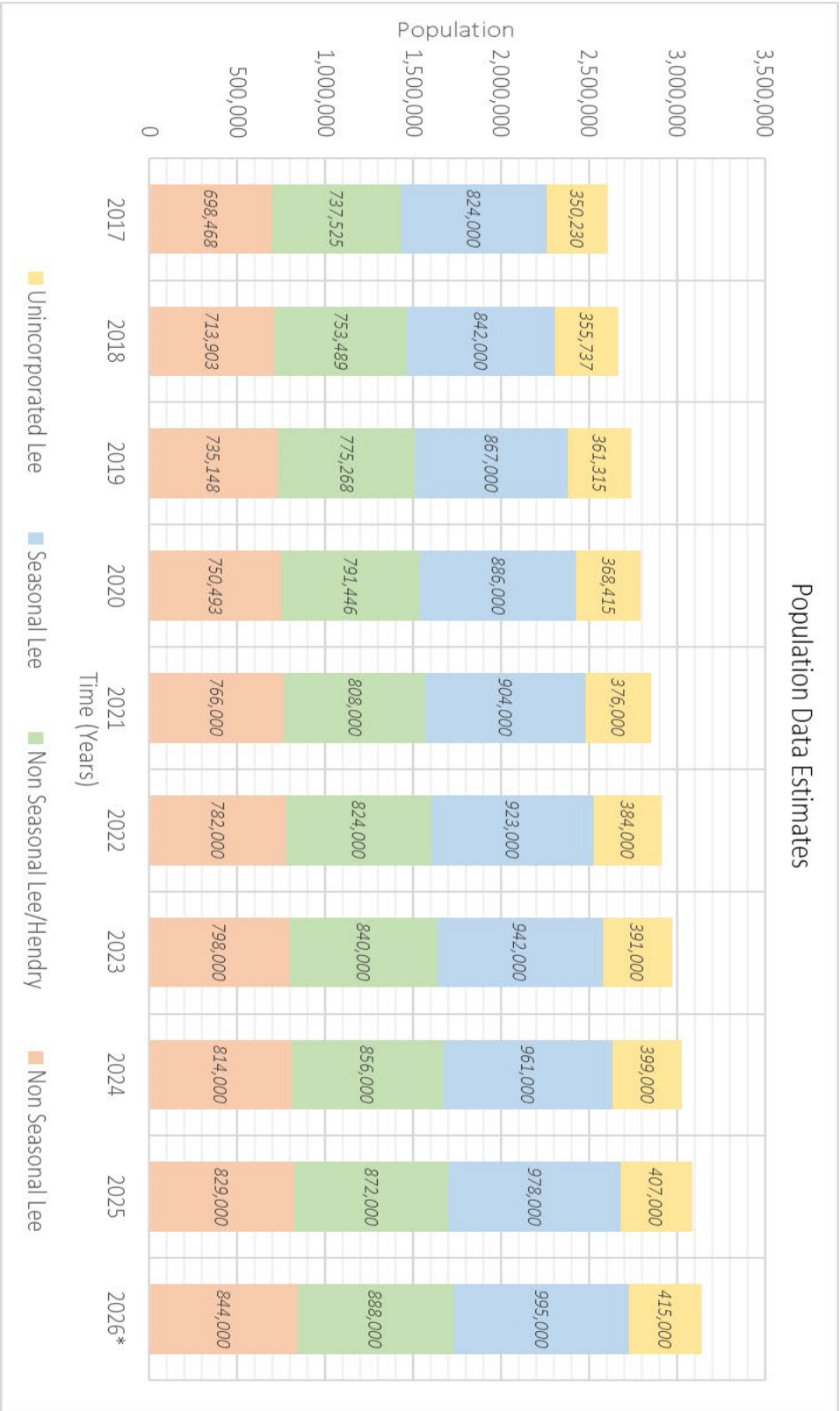


Figure 2: Population Data and Estimates

SOLID WASTE

Solid Waste capacity for LC is provided in compliance with Lee Plan Policy 95.1.3 which states as follows:

Facilities for Disposal of Solid Waste LOS: Disposal facility capacity for 7 pounds of waste (or equivalent volume) per day per capita. Lee County's consists of several core facilities with capacity to meet the minimum acceptable level of service for the disposal or processing of municipal solid waste, horticultural debris, and recyclable materials.

These core facilities consist of the LC Buckingham Campus Resource Recovery Facility (RRF), the Topaz Court Household Chemical Waste Drop-Off facility, the Hendry County Transfer Stations, and the Lee-Hendry Landfill (LHLF). Integrated Waste Management System (IWMS) facilities descriptions and a LOS summary follows.

Integrated Waste Management System Facilities

Buckingham Campus Resource Recovery Facility - The Buckingham Campus RRF includes the Waste-to-Energy (WTE) facility, a Horticultural-Waste-Pad (Hort facility) for vegetative waste processing, the Materials Recovery Facility (MRF) for single-stream recyclables, a Transfer Station, and the Construction and Demolition Debris (C&D) Recycling facility. The Transfer Station provides back-up transfer capacity to the LHLF or other out-of-system disposal facilities.

Waste-to-Energy Facility - The WTE facility processes Municipal Solid Waste (MSW), non-recyclable residue from the MRF, tires, biosolids, and mulch to generate renewable electricity. The WTE facility began operation in 1994 and underwent a major expansion in 2007. Based on design conditions, operating history, and waste composition, LC's consulting engineers have determined the maximum reliable capacity of the WTE facility (for planning purposes) is 628,667 tons per year, which includes a capacity factor of 88.8%.

The combustion residue (ash) from the WTE facility is transported to the LHLF located along Church Road in Hendry County. The ash tonnage requiring disposal is equivalent to approximately 25% of the MSW tonnage processed at the WTE facility.

Hort Facility - The Hort facility is an approximately 5-acre lay-down area located behind the WTE facility where vegetative waste is stored and shredded into mulch. The operations involve the removal of plastic bags from the accepted waste, stockpiling the materials, arranging for the mulching by a contractor, and moving the finished mulch. The current area has the capacity to handle approximately 120,000 tons of horticultural waste per year.

Materials Recovery Facility - The MRF on Buckingham Road processes residential single-stream recyclables collected from Lee and Hendry Counties. When operating two shifts per day, six



Lee-Hendry Land Fill
Source: Lee County Solid Waste

-days per week, the MRF is capable of processing 100,000 tons per year. The facility received equipment upgrades in March 2020 which are expected to enhance operations and improve material quality. These improvements did not affect the available system capacity for fiscal year 2021.

Transfer Station - The Buckingham Campus Transfer Station (BCTS) is a pre-engineered metal building generally consisting of an upper level with a waste-tipping floor and a lower level with transfer-trailer loading bays. The BCTS is used to transfer MSW from collection vehicles to large-capacity transfer trailers.

The BCTS is permitted to process 1,000 tons per day (286,000 tons per year when operated 5.5 days per week), with the potential to increase capacity to 2,500 tons per day by adding equipment and extending operating hours. It is not currently receiving waste for transfer to out-of-system disposal facilities, but could be utilized to increase system capacity by transferring waste to private or out-of-system disposal facilities.

Construction and Demolition Debris Recycling Facility - In 2011, LC began operation of the C&D recycling facility located at the Buckingham Campus. Concrete rubble, brick, roofing tiles, wood, ferrous and non-ferrous metal, cardboard, and select plastics from incoming construction and demolition projects are recovered. The County provides C&D recycling and disposal capacity as a convenience to private waste collectors, who may also take C&D to private recycling and disposal facilities. It should be noted that C&D disposal capacity is also available in the Class III Landfill. The C&D recycling facility is permitted to accept 500 tons per day, or approximately 130,000 tons per year.

Topaz Court Household Chemical Waste Drop-Off Facility - The Solid Waste Division opened its permanently-sited Household Chemical Waste Drop-Off facility at the Topaz Court Solid Waste Annex in 2008. It allows residents to safely dispose of household chemicals and other potentially-hazardous compounds. The Topaz Court facility is open to residents-only every week, Monday through Friday, 8:00 a.m. to 5:00 p.m. The Topaz Court facility is also open first Saturday of each month from 8:00 a.m. to noon.

While there are no specific LOS requirements for household chemical waste, guidelines provided by County consultants indicate that service areas with populations between 500,000 and 1,000,000 residents should provide a minimum of one permanent facility that operates a minimum of 48 hours per year and 8 mobile drop-off events. The Topaz Court Facility exceeds the LOS for operating hours; ample operating hours are provided in lieu of mobile drop-off events.

Hendry County Transfer Stations - The IWMS includes two transfer stations located in Hendry County. These facilities have a design capacity of 800 tons per day (228,800 tons per year operating 5.5 days per week), but have been noted by LC's consultants to have a practical capacity of 400 tons per day for single-shift operations (114,400 tons per year operating 5.5 days per week).

Lee-Hendry Landfill - The Lee-Hendry Landfill (LHLF) is part of the Lee/Hendry Regional Solid Waste Disposal facility located at 5500 Church Road in Hendry County. The LHLF is a 1,800-acre site that includes three separate disposal areas – a Class I Ash Monofill, a Class I Landfill, and a Class III Landfill. In addition, biosolids and mulched horticultural waste are processed at the Compost facility. The Class I Ash Monofill is primarily used for disposal of ash residue from the WTE facility and some biosolids that are not processed at the compost facility; all Class I wastes are also permitted to be disposed of in this area as needed. The Class I Landfill is used for disposal of all other solid waste when the WTE facility is not able to process it. The Class III landfill may be used for disposal of bulky materials that are not expected to produce leachate that poses a threat to public health or the environment, such as yard trash, C&D, processed tires, asbestos, carpet, plastic, or furniture other than appliances.

The Class I - Ash Monofill includes 36 acres of lined cell area with 1.55 million cubic yards of capacity remaining per the annual report submitted to the FDEP. At an in-place density of 2,795 pounds per cubic yard, the capacity is 2.16 million tons, or 13.3 years at current ash disposal rates. The build-out site plan for the LHLF does not include future expansion of the ash monofill. As of end of 2021, approximately 5 acres of lined cell area has not received final approval of its cover system from the FDEP and may not yet accept waste, but are included in this capacity estimate.



Buckingham Campus Resource Recovery Facility
Source: Lee County Solid Waste

The Class II - Landfill includes 38 acres of lined cell area with approximately 860,200 cubic yards remaining per the annual report submitted to the FDEP. At an in-place density of 1,873 pounds per cubic yard, the capacity remaining is 805,600 tons, or 7.3 years capacity at current disposal rates. Currently, MSW is disposed of at the Class I Landfill when needed based on management of the WTE Facility operations. The build-out site plan for the LHLF was designed for an additional 52.6 acres of Class I capacity.

The Class III - Landfill includes 25 acres of lined cell area with approximately 1.23 million cubic yards of capacity remaining per the annual report submitted to the FDEP. At an in-place density of 1,398 pounds per cubic yard, the capacity remaining is 862,300 tons, or approximately 9.3 years capacity at current disposal rates. The build-out site plan for the LHLF was designed for an additional 128 acres of Class III Landfill capacity. The Compost Facility was constructed at the LHLF in 2009 and expanded in 2015. Biosolids from the City of Fort Myers, City of Cape Coral, LCU Division, and ground mulch from the Buckingham Campus Horticulture Waste Processing Facility serve as feedstock for the compost. The expanded Compost Facility has an operational capacity of 60,000 wet tons of biosolids per year. The biosolids are mixed with horticultural waste at an approximately 2:1 ratio to generate compost. The Compost Facility capacity may be expanded through permit modification.⁽¹⁾

Level of Service Summary - Table 4 and Figure 3 describe the capacity of the core IWMS Facilities. Table 5 and Figure 4 describe the historical LOS demand for the previous three years based on Table 3 populations and actual tonnage received. At the total available system capacity of 1,134,667 tons per year, the LC IWMS would be capable of providing a 7.0 pounds-per-capita-per-day LOS to a full-time combined Lee and Hendry County population of 888,000.

Per Table 3, the combined population is not anticipated to exceed this level within the 5-year planning period (through fiscal year 2026). Please refer to the Master Plan for additional information on IWMS capacity.⁽²⁾

Table 4: Core Facility Capacity ^{(a) (3)}

Core Facility	Capacity	Capacity
	tons/year	pounds/person/year
Buckingham Campus Waste-to-energy	628,667	4.2
Buckingham Materials Recovery	100,000	0.7
Buckingham Campus - Horticultural Waste Pad ^(b)	120,000	0.8
Buckingham Transfer station	286,000	1.9
Total Available	1,134,667	7.6
Total Required	1,051,351	7

(a) Based upon combined Lee/Hendry County 2020 estimated population described in Table 3

(b) Horticultural waste pad capacity based on estimated equipment throughput

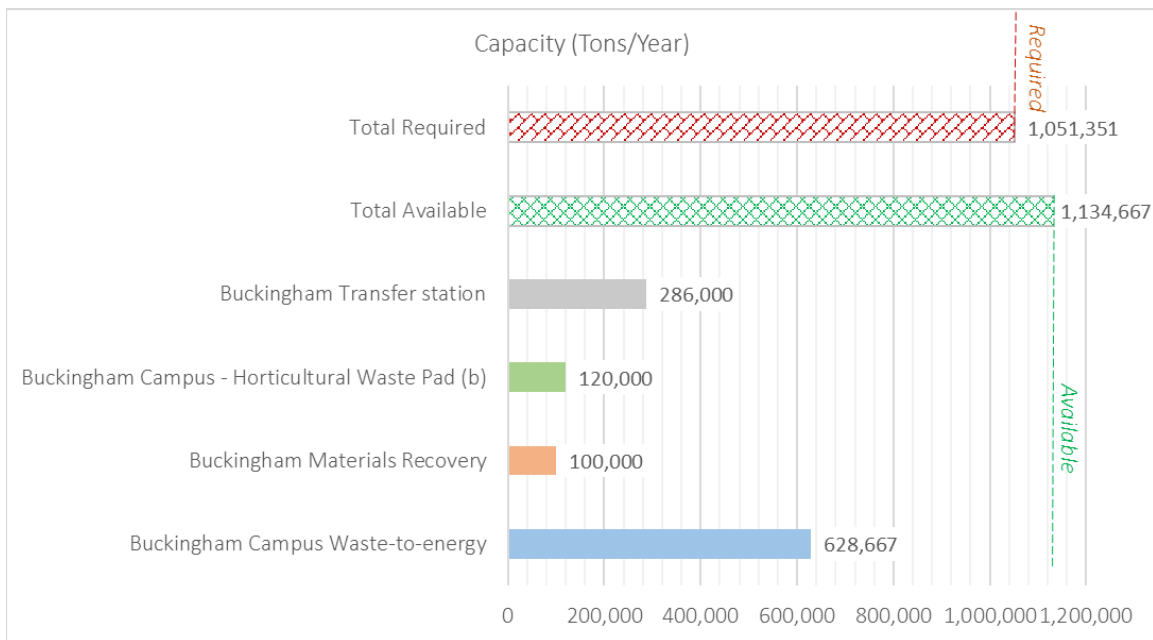


Figure 3: Core Facility Capacity ^{(a) (3)}

Table 5: Historic Level-of-Service Demand

Waste Type	Fiscal Year Demand (Pounds/Persons/Day)			
	2018	2019	2020	2021
Municipal Solids	4.2	4.0	3.9	3.9
Recycleables	0.6	0.6	0.6	0.6
Horticultural	0.8	0.7	0.8	0.9
Total	5.6	5.3	5.3	5.4

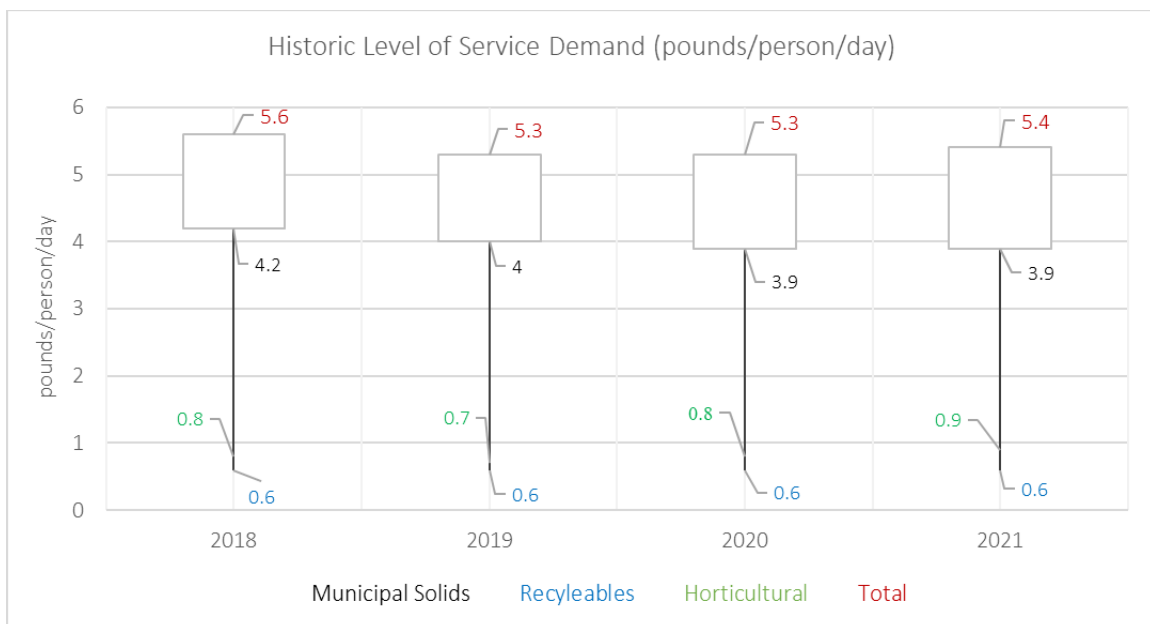


Figure 4: Historic Level of Service Demand

All unincorporated areas of Lee County are concurrent with the LOS standard set forth in The Lee Plan for solid waste.

- (1) Facility capacity is per TetraTech Basis of Design Report (Final January 2018) for RRF, MRF, Buckingham Transfer Station, and LHLF; compost facility capacity is based on operational limits
- (2) Op. Cit. TetraTech Basis of Design Report (Final January 2018)
- (3) Ibid TetraTech Basis of Design Report (Final January 2018)

SURFACE WATER MANAGEMENT

Level-of-Service standards for surface water management are contained in The Lee Plan Policy 95.1.3 which states as follows:

Stormwater Management Facilities LOS: The existing surface water management system in the unincorporated areas of the county will be sufficient to prevent the flooding of designated evacuation routes (see Map 3J) from the 25-year, 3-day storm event (rainfall) for more than 24 hours.

In accordance with The Lee Plan Policy 60.1 and Policy 95.1.3, surface water management studies were completed on the 48 identified drainage basins in LC. These studies evaluated water levels along streams, creeks, and drainage canals resulting from the 25-year, 3-day storm event in order to determine flood risk to evacuation routes. These studies indicated that no evacuation routes located within the 48 watershed areas are expected to be flooded for more than 24 hours, thereby satisfying the Lee Plan Policy 60.1.3 and Policy 95.1.3 existing infrastructure/interim surface water management LOS standard for unincorporated LC.



Yellow Fever Creek Project
Source; FAST - <http://www.FastAerial.com>

Lee County Division of Natural Resources (LCDNR) is committed to maintaining and improving the stormwater drainage system to meet or exceed the adopted LOS by completing multiple projects in the County's Capital Improvement Program (CIP). The selected list of

current projects include Gator Slough and Yellow Fever Creek Interconnect Project, Lower Palm Creek (Florida Power & Light Company Powerline Easement Water Quality Improvement), L-3 Canal, Sunniland/Nine Mile, H-7 Canal Flooding Improvements, Alico Road Bend Drainage Assessment Improvements, Powell Creek Bypass Canal Water Quality Improvement Project, San Carlos Park Community Development Block Grant, Lakes Park Phase 3, Brantley-Dover Canal (BDC) Improvements, and Ten Mile Canal – South. Project benefits include improvement of drainage conditions (flood protection) and regional water quality, and enhancement of wildlife habitat and recreational opportunities.

Lee County responded with the following three-phase effort to unprecedented rainfall events in 2017:

- *Phase 1:* included immediate removal of known impediments in waterways.
- *Phase 2:* the county hired consultants to develop Flood Assessment Reports for the purpose of identifying impediments to storm water flow for near-term and short-term remedial efforts. Page 11 Areas generally covered included Lehigh Acres, North Fort Myers, Southeast LC, South Fort Myers, and Whiskey Creek. The assessments documented an inventory and identified existing obstructions and impediments for removal. Prioritized obstruction and impediment removal in county-maintained waterways was also completed.
- *Phase 3:* the County hired a consultant to perform the Southern LC Flood Mitigation study to assess drainage for the 100-year, 3-day event, based on conditions observed during the 2017 storm events along with proposed potential projects that would help mitigate flooding impacts for

these storm events. The modeled areas which were identified based on the Phase 2 assessment included the South LC drainage basin along with potential projects. With the study now complete (2018), the county is commencing the process to update stormwater master plans and include long-term regional cooperative efforts with cities, the South Florida Water Management District (SFWMD), the Florida Department of Transportation (FDOT), the Lehigh Acres Municipal Services Infrastructure District, Community Development Districts, homeowners associations, and partnering agencies. Detailed information on completed and active CIP projects can be found on the LCDNR website. ⁽¹⁾

All new developments that receive approval from the SFWMD and comply with standards in Florida Administrative Code (AC) Chapter 62-330 will be deemed concurrent with the surface water management LOS standards set forth in The Lee Plan.

⁽¹⁾ [Lee County Natural Resources Department](#)

POTABLE WATER

Level-of-Service standards for potable water are found in The Lee Plan Policy 95.1.3 which states as follows:

Potable Water Facilities LOS: Within certificated, franchised, or designated service areas only: supply and treatment capacity of 250 gallons per day per Equivalent Residential Connection (ERC), except that facilities serving only multi-family or mobile home residential structures must have a capacity of 200 gallons per day, and facilities serving only recreational vehicle or travel trailer residential structures must have a capacity of 100 gallons per day. Where a private water utility has provided an alternate standard for application within its certificated or franchised area, and that standard has been adopted into this Plan that will be the standard to be used for concurrency management in the respective certificated or franchised area.

New developments located in unincorporated areas of LC are subject to potable water (central and private) system connection requirements as outlined in the Lee County Land Development Code, Chapter 10, Article III, and Division 4. The inventory described within this report includes capacity of central and private system potable Water Treatment Plants (WTPs), an evaluation of the LOS of central systems operating in or providing service to unincorporated LC, and a five-year evaluation of possible needs for the Lee County CIP. For purposes of this report, central and private system WTPs are divided into regional central system, and multiple-user and single-user development categories.



Green Meadows Water Treatment Plant
Source: Lee County Utilities

This inventory reports WTP capacity compared to the number of Equivalent Residential Connections (ERCs) in each central system, and the system capacity of multiple-user and single-user development WTPs providing potable water service to unincorporated LC. The number of ERCs is based on University of Florida Bureau of Economic and Business Research population forecasts as applied in the MPO Long-Range Transportation Plan (LRTP) and as described in the population section of this report. Unless otherwise described, the analysis in Table 6a represents the conservative assumption that all existing and MPO LRTP forecast dwelling units within the franchise service area (i) are equivalent to an ERC creating a demand of 250 Gallons per Day (GPD), (ii) are not mobile home or travel-trailer residential units, and (iii) are or will be connected to the system.

A regional central system treats more than 0.5 Million Gallons per Day (MGD). Major regional systems in unincorporated LC include Bonita Springs Utilities (BSU), Florida Governmental Utilities Authority (FGUA), Gasparilla Island Water Association (GIWA), Greater Pine Island Water Association (GPIWA), and Lee County Utilities (LCU)⁽¹⁾.

All systems are operating within capacity and meet The Lee Plan LOS standard for unincorporated LC as summarized in Figure 5 and Table 6.

Planning and accommodating additional capacity is the responsibility of each service provider. Planning and implementation of LCU facilities is within the jurisdiction of LC.

The BSU franchise service area includes most of the City of Bonita Springs, the Village of Estero south of Williams Road, and a small portion of unincorporated LC. Concurrency review of potential City and Village development falls within their respective jurisdictions. The BSU service area includes two unincorporated areas. One area is surrounded by Bonita Springs and Estero, containing Eldorado Acres (an unrecorded subdivision) and a portion of the Pelican Landing Development of Regional Impact.

A second area abuts I-75, northeast of the Bonita Springs city limits. In addition to the WTP capacity described in Table 6, FGUA has an interconnect agreement with the City of Fort Myers to purchase up to 2.0 MGD of potable water. The analysis of FGUA system demand only includes Lehigh Acres Tier 1 as identified on The Lee Plan Map 1, Special Treatment Areas Lehigh Acres Community Plan Overlays. Tier 1 generally represents the portion of Lehigh Acres with existing utilities. All five LCU WTPs are interconnected as one central system. Daily system demands for LCU includes the Gateway Services District. While it is a separate franchised service area, Gateway Services District purchases capacity from LCU. The LCU completed the plant and well-field expansion to the Green Meadows WTP in 2018, thereby increasing capacity from 9.0 to 14.0 MGD. Expansion of the North LC WTP from 11.6 to 15.0 MGD is scheduled for completion in fiscal year 2023/24. As shown in Figure 5, LCU WTP capacity is adequate to meet the LOS standard for the five-year CIP planning period. Since LC does not generally allocate funding to other public/private utility entities serving portions of unincorporated LC as it does with LCU, this report does not contain similar charts for these other entities.

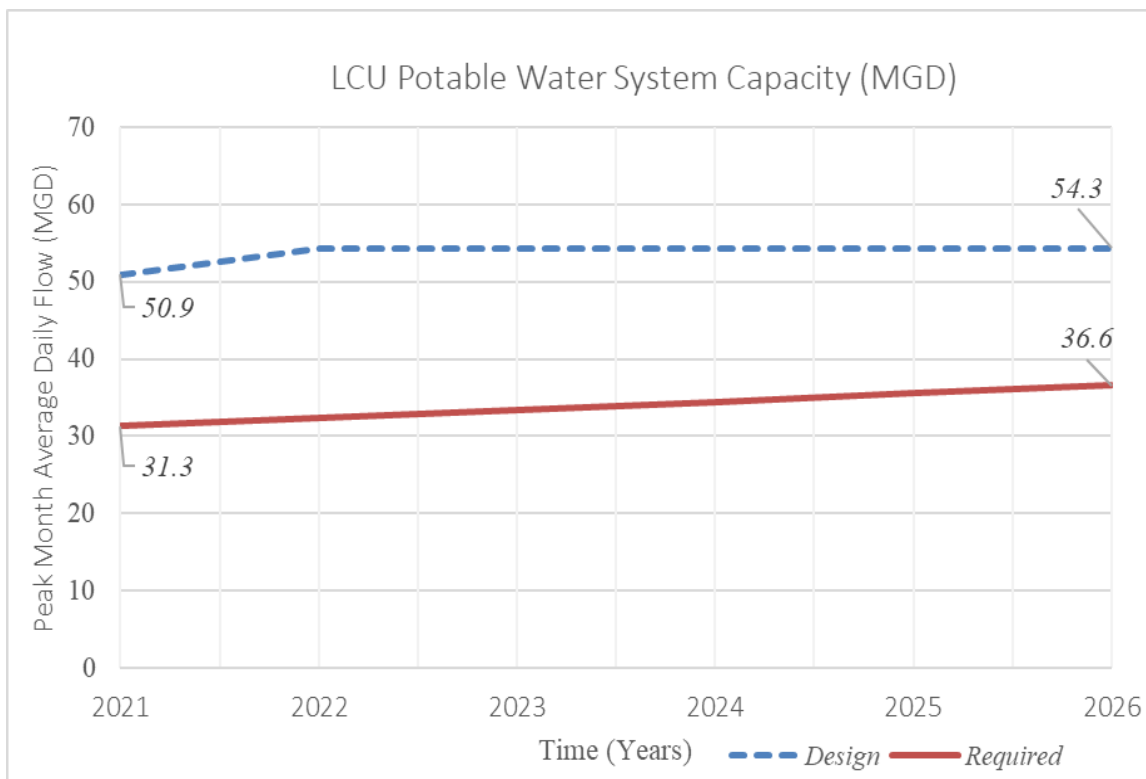


Figure 5: Lee County Utilities Potable Water System Capacity

ERCs data projections within the LCU system franchise area are shown in Table 6. While LC is not responsible to plan or implement improvements to the BSU, GIWA, GPIWA, or FGUA central systems, a comparison of WTP capacities and existing ERC data within unincorporated LC system franchise areas are shown in Table 6, and the estimated total residential dwelling units serviced by each system is shown in Table 7 and Figure 6 a) through e).

Table 6: Service Capacity of Regional Central Water Treatment Plant Systems

Central System	Daily Capacity (MGD ¹) [available GPD ² per ERC ³] by Year												
	Design	Demand										Planned Future	
	Available (MGD)	2016		2020		2021		2025		2026		MGD	GPD per ERC
		MGD*	GPD per ERC	MGD	GPD per ERC	MGD	GPD per ERC	MGD	GPD per ERC	MGD	GPD per ERC		
BSU	15.6	11.9	[329]	14.0	[312]	14.6	[306]	15.2	[294]	15.5	[288]	--	--
FGUA	3.1	2.5	[102]	2.9	[98]	3.0	[96]	3.1	[93]	3.2	[91]	--	--
GIWA	1.8	1.2	[1411]	1.2	[1386]	1.6	[1357]	1.5	[1364]	1.6	[1336]	--	--
GPIWA	3.3	1.6	[452]	2.4	[426]	2.3	[417]	2.4	[406]	2.4	[398]	--	--
LCU	52.9	27.8	[348]	30.2	[314]	34.8	[319]	36.8	[310]	37.6	[295]	54.3	[250]

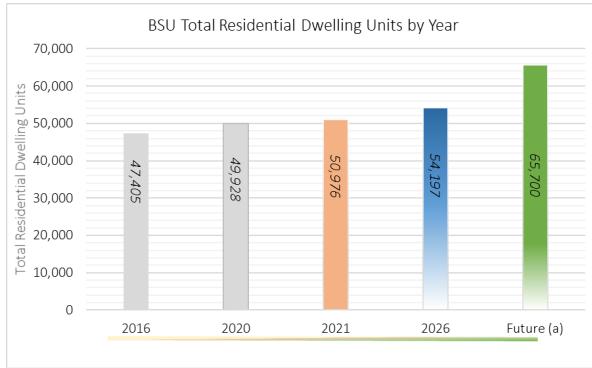
*2021, 2025, 2026, and Future values are projected

Table 7: Estimated Total Residential Dwelling Units Serviced by Regional Central Water Treatment Plants Systems

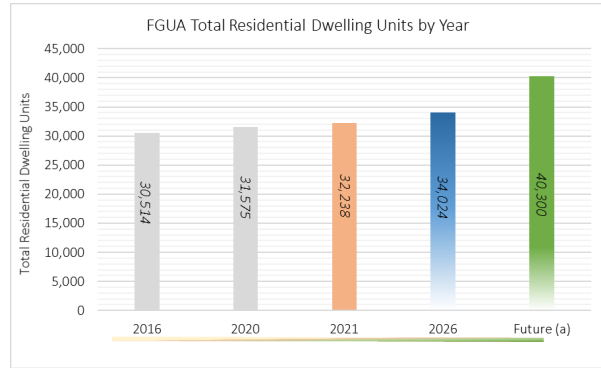
Total Residential Dwelling Units by Year						
Jurisdiction	2016	2020	2021	2025	2026	2045
BSU	47,405	49,928	50,976	53,082	54,197	65,697
FGUA	30,514	31,575	32,238	33,324	34,024	40,319
GIWA	1,306	1,330	1,358	1,351	1,380	1,439
GPIWA	7,282	7,724	7,886	8,096	8,266	9,584
LCU	151,896	162,266	165,673	175,340	179,022	227,637

*2021, 2025, 2026, and Future values are projected

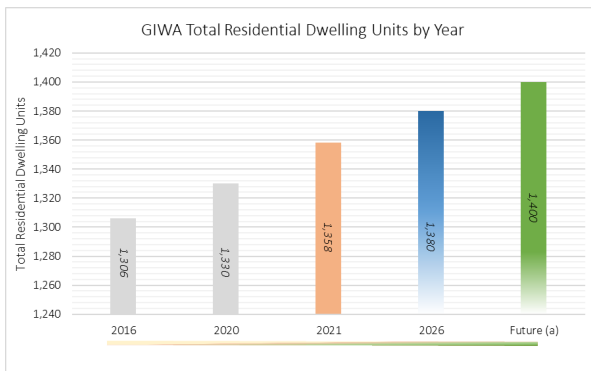
Figure 6: Estimated Total Residential Dwelling Units Serviced by Regional Central Water Treatment Plant Systems



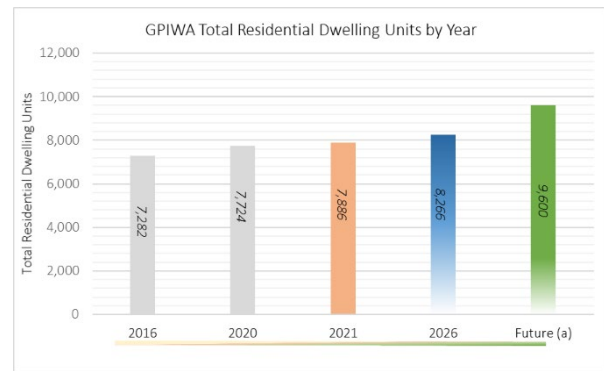
a) BSU Residential Dwelling Units



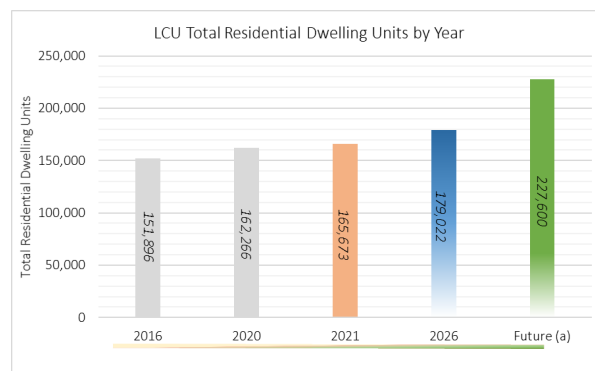
b) FGUA Residential Dwelling Units



c) GIWA Residential Dwelling Units



d) GPIWA Residential Dwelling Units



e) LCU Residential Dwelling Units

Table 8 combines 2016 and prior year report categories for minor regional WTP and multiple user single development to one category called multiple-user/-development. Each development that built a private system multiple-user or single-development WTP met the LOS standard in The Lee Plan and was permitted by the FDEP at the time of approval.

Table 8: Multiple-user/-development Water Treatment Plants

Water Treatment Plant	Design Capacity Average Daily Flow (GPD)
Lake Fairways	200,000
Oak Park Mobile home Village	150,000
Fountain View RV Park	70,000
Useppa Island Club	63,000
Raintree RV Resort	40,000
Charleston Park	35,000
River Lawn Terrace	8,000

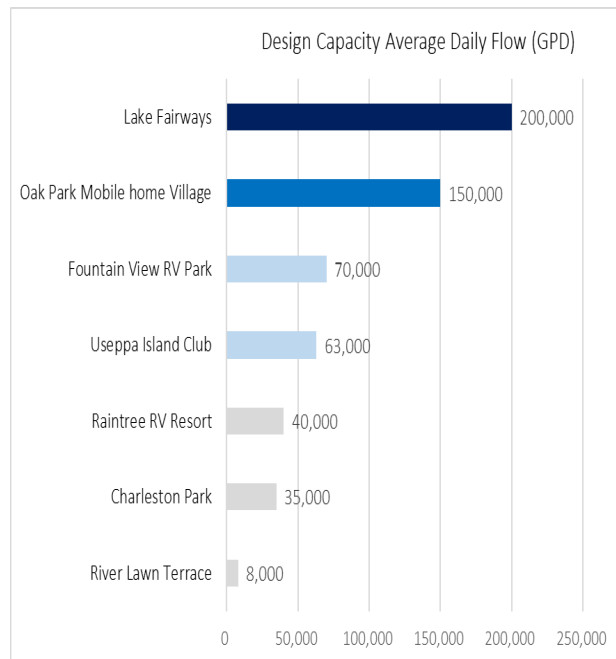


Figure 7: Design Capacity Average Daily Flow (GPD)

Any new connection to a multiple-user, single-development, or single-user private system WTP (Table 8 and Figure 7) in unincorporated LC will be reviewed for available WTP capacity on a case-by-case basis, and will require a determination of availability of capacity at the time of development application. The list of single-user WTPs and corresponding capacities in Table 9 and Figure 8 illustrate the Single-user/-development Water Treatment Plant Design Capacity and is provided for informational purposes.

Table 9: Single-user/-development Water Treatment Plant Design Capacity

Water Treatment Plant	Design Capacity Average Daily Flow
Sunseeker's Adult R.V. Park	50,000
Farm Op Inc. – Corkscrew Camp	25,000
Alva Middle and Elementary School	20,000
Sunset (fka Holiday) Acres	20,000
Sygenta Flowers Alva Farm	20,000
Cabbage Key Hide-a-Way	10,000
Messiah Lutheran Church	8,500
Old Corkscrew Golf Club	7,500
Alva Country Diner	5,000
Barnacle Phil's Inc.	5,000
Boo Boo's Sports n Eats	5,000
Caloosahatchee Regional Park	5,000
Cayo Costa State Park	5,000
Dick's Restaurant & Bar	5,000
Safety Harbor Club #12	5,000
Temple Baptist Church	5,000
Troyer Brothers Potato Farm	4,000
Gunnery Road Baptist Church	3,500
North Captiva Island Club Bath House	3,300
Burnt Store Centre	3,000
Handy Food Stores #86	3,000
Redlands Christian Migrant Camp	3,000
State Road 31 Shell Station	3,000
Sunoco of North Fort Myers	3,000
Mango Island Cafe	2,200
North Captiva Island Club	2,000
Star Quick Mart	1,500
Lehigh Express Service Station	1,380
Carnecería Monterrey	1,105
Eco Park	1,000
LJ's Package and Lounge, Inc.	1,000
Las Delicias Ranch Cafe	700
Alva Village Market	620



Figure 8: WTP Design Capacity Average Flow

(1) [Water Franchise Areas, Lee County Utilities](#)

SANITARY SEWER

Level-of-Service standards for sanitary sewer are found in The Lee Plan Policy 95.1.3 which states as follows:

Sanitary Sewer Facilities LOS: Within certificated, franchised, or designated service areas only: average treatment and disposal capacity of 200 gallons per day per Equivalent Residential Connection (ERC), except that facilities serving only multi-family or mobile home residential structures must have a capacity of 160 gallons per day, and facilities serving only recreational vehicles or travel trailer residential structures must have a capacity of 80 gallons per day. Where a private sewer utility has provided an alternate standard for application within its certificated or franchised area, and that standard has been adopted into this Plan, which will be the standard to be used for concurrency management in the respective certificated or franchised area.

New developments located in unincorporated areas of LC are subject to wastewater system (central and private) connection requirements as outlined in the Lee County Land Development Code, Chapter 10-Article III-Division 4. This inventory includes capacity of central and private system Water Reclamation Facility (WRFs), an evaluation of the LOS of central systems operating in or providing service to unincorporated LC, and a five-year evaluation of possible needs for the LC CIP.



Three Oaks Water Reclamation Facility
Source: Lee County Utilities

This report lists central and private system WRFs.

Central systems serving unincorporated areas are evaluated for meeting the LOS standard by a comparison of the available WRF capacity to the ERC total in each system. The number of ERCs is based on University of Florida Bureau of Economic and Business Research population forecasts as applied in the MPO LRTP and as described in the population section of this report. Unless otherwise described, the analysis in Table 9a represents the conservative assumption that all existing and MPO LRTP forecast dwelling units (i) are equivalent to an ERC creating a demand of 200 GPD, (ii) are within the franchise service area, and (iii) are or will be connected to the system. Similar to potable water, major regional central systems providing service in unincorporated LC includes BSU, FGUA, CFM, GIWA, and LCU ⁽¹⁾. All systems are operating within capacity and meet the LOS standard for unincorporated LC as summarized in Table 10. Planning and accommodating additional capacity is the responsibility of each service provider. Planning and implementation of LCU facilities is within the jurisdiction of LC.

The BSU sanitary sewer franchise service area is identical to the water service area. The City of Fort Myers (CFM) Utilities service area includes a small unincorporated enclave. LCU sends part of unincorporated area wastewater to CFM WRF consistent with an interlocal agreement. Similar to the potable water section, the analysis of the FGUA Lehigh Acres system demand only includes Lehigh Acres Tier 1. The FGUA also manages the North Fort Myers service area and Del Prado WRF. The LCU WRFs are considered interconnected as one central system for purpose of concurrency review, although no plants are actually

interconnected. Daily demand as measured in ERCs within the system franchise area is compared to the total system capacity in Figure 9.

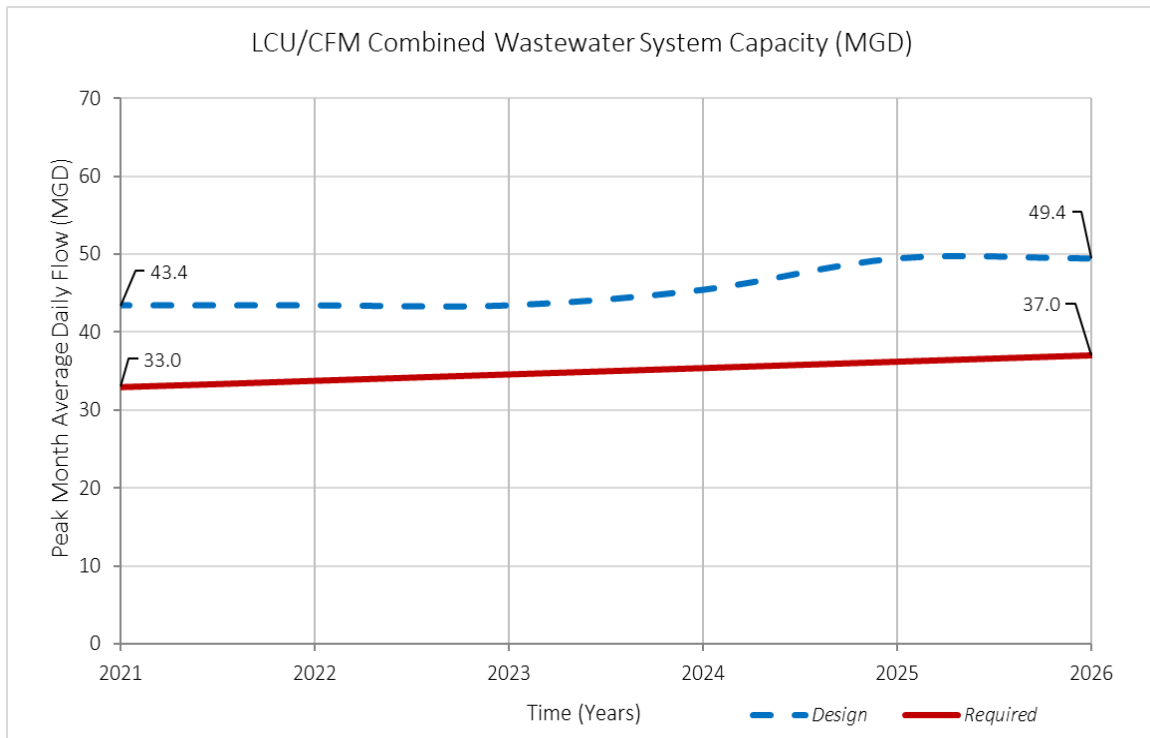


Figure 9: Lee County Utilities and City of Fort Myers Wastewater System Capacity

LCU provides service to the Gateway Services District subject to agreements. Since LC does not generally allocate funding to other public/private utility entities serving portions of unincorporated LC as it does with LCU, this report does not contain similar charts for these other entities.

ERC dwelling unit data projections within the LCU/CFM system franchise area are shown in Table 10, and the estimated total residential dwelling units serviced by this combined and other systems within LC is shown in Table 11 and Figure 10 a) through e). The LCU WRF capacity is evaluated using the interlocal agreement that effectively makes the LCU and CFM central systems one combined central system.

The LC CIP contains two projects to increase LCU central system capacity. A 2.0-MGD expansion of the existing Three Oaks Water Reclamation Facility (TOWRF) is scheduled for completion in fiscal year 2023/2024. In addition, a new Southeast Water Reclamation Facility (SEWRF) is planned to serve areas currently within the TOWRF service area. The SEWRF is planned with a 6.0-MGD capacity and will be completed in fiscal year 2027/2028. This additional capacity is required to meet future demands of the current and proposed TOWRF service area. The list of multi-user/-development WRFs and corresponding capacities in Table 12 and Figure 11 illustrate Multiple-user/-development Water reclamation facility Permitted Capacity and are provided for informational purposes.

As illustrated in Figure 9 and Table 10, the combined LCU/CFM central system capacity is adequate to meet the LOS standard throughout the five-year CIP planning period.

Table 10: Service Capacity of Regional Central Water Reclamation Facility Systems

Central System	Daily Capacity (MGD ¹) [available GPD ² per ERC ³] by Year												
	Design	2016		2020		2021		2025		2026		Future	
	Available (MGD)	MGD	GPD per ERC	MGD	GPD per ERC	MGD	GPD per ERC	MGD	GPD per ERC	MGD	GPD per ERC	MGD	GPD per ERC
BSU	11.0	11.2	[232]	7.6	[220]	6.9	[216]	7.1	[207]	7.4	[203]	--	--
FGUA	7.0	6.9	[246]	7.1	[238]	7.1	[217]	8.0	[210]	8.3	[206]	--	--
GIWA	0.7	0.4	[540]	0.5	[530]	0.5	[519]	0.5	[522]	0.5	[511]	--	--
LCU - Existing	20.4	13.4	[182]	13.5	[167]	13.1	[141]	15.8	[117]	19.0	[107]	--	--
CFM - Existing	23.0	20.3	[626]	18.9	[557]	19.9	[481]	23.5	[407]	27.7	[375]	--	--
LCU/CFM - Existing	43.4	33.7	[291]	32.4	[265]	33.0	[226]	39.5	[189]	47.3	[172]	--	--
LCU - Planned	--	--	--	--	--	--	--	--	--	--	--	--	26.4
LCU/CFM - Planned	--	--	--	--	--	--	--	--	--	--	--	--	49.4

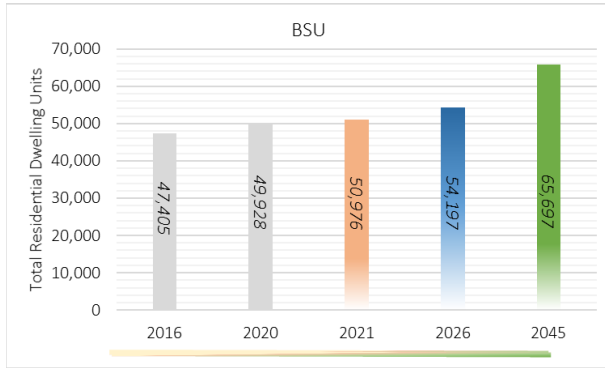
* 2021, 2025, 2026, and Future values are projected

Table 11: Estimated Total Residential Dwelling Units Served by Regional Central Water Reclamation Facility Systems

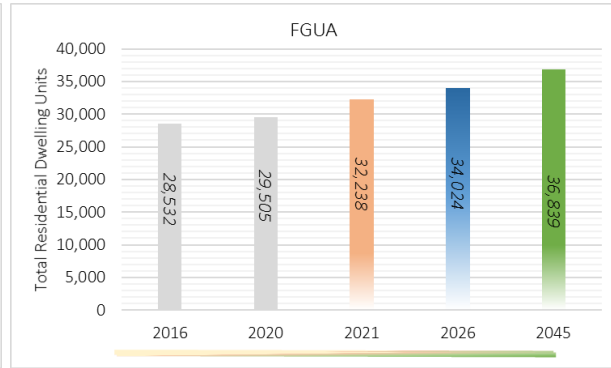
Total Residential Dwelling Units						
Jurisdiction	2016	2020	2021 ^(a)	2025 ^(a)	2026 ^(a)	2045 ^(a)
BSU	47,405	49,928	50,976	53,082	54,197	65,697
FGUA	28,532	29,505	32,238	33,324	34,024	36,839
GIWA	1,306	1,330	1,358	1,351	1,380	1,439
LCU	114,015	123,990	144,355	173,739	190,603	203,588
CFM	36,726	41,265	47,855	56,513	61,413	64,020
LCU/CFM	150,741	165,255	192,210	230,252	252,016	267,608

(a) Projected values

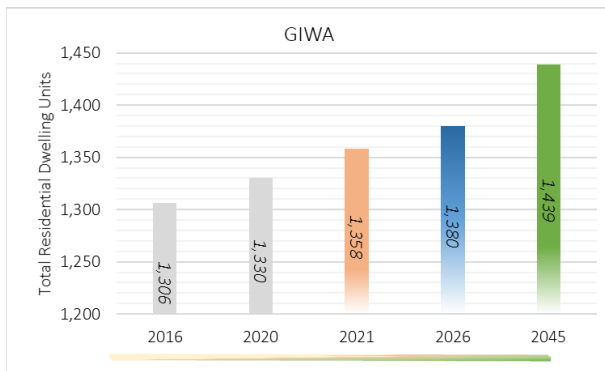
Figure 10: Estimated Total Residential Dwelling Units Serviced by Regional Central Water Reclamation Facility Systems



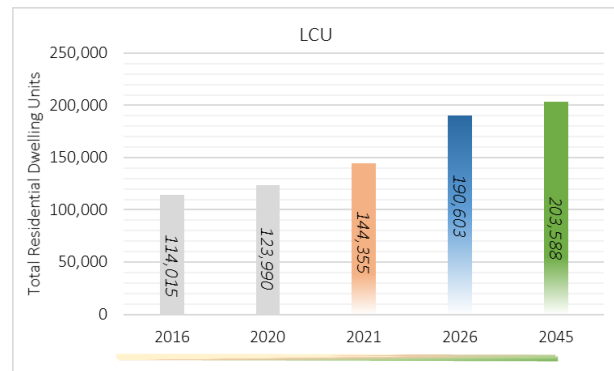
a) BSU Residential Dwelling Units



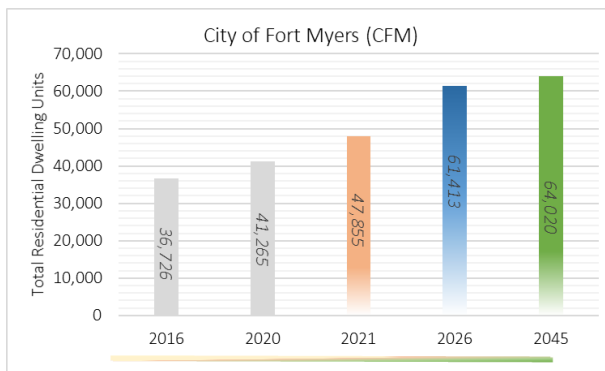
b) FGUA Residential Dwelling Units



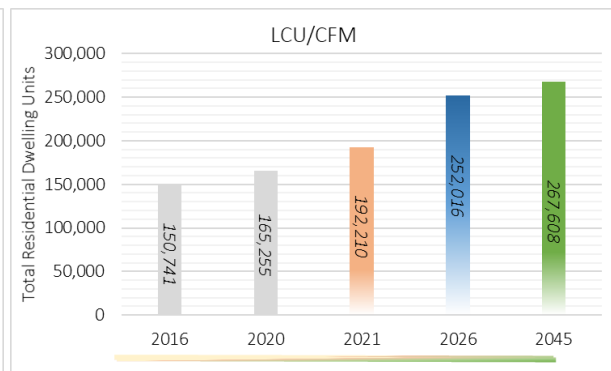
c) GIWA Residential Dwelling Units



d) LCU Residential Dwelling Units



e) CFM Residential Dwelling Units



f) LCU/CFM Residential Dwelling Units

Table 12: Multiple-user/-development Water Reclamation Facility Permitted Capacity

Water Reclamation Facility/Location	Average Daily Flow (GPD)
Forest Utilities	500,000
Charlotte County Burnt Store	500,000
Eagle Ridge	443,000
Lake Fairways FFEC Six	300,000
South Seas Plantation	264,000
Cross Creek Country Club	240,000
Citrus Park North	199,000
Fountain Lakes	190,000
Fiddlesticks	150,000
Hunter's Ridge	100,000
River Trails MHP	97,000
Cypress Bend	65,000
Pine Island Cove	50,000
Sunseekers	50,000
Pioneer Village (aka Sunburst)	45,000
Useppa Inn & Dock Club	45,000
Bay Pointe Condo	40,000
Captains Cove	40,000
Fort Myers Campground	40,000
Tween Waters Inn	40,000
Woodsmoke Camping Resort	40,000
Pine Island KOA	35,000
Tahiti Mobile village	30,000
Blue Crab Key	25,000
Granada Lakes	25,000
Pink Citrus Trailer Park	25,000
Shady Acres Mobile Home	25,000
Shady Acres Travel Park #2	25,000
Sunset Captiva	25,000
Swan Lake MHP	25,000
Glades Haven (aka Jones MV)	23,000
Airport Woods	20,000
Alva Middle and Elementary School	20,000
Oak Park MHV	20,000
Sunny Grove Park	20,000
Charleston Park	15,000
Covered Wagon	15,000
Julia Mobile Home Park	15,000
Tropic Isles RV Resort	15,000
Safety Harbor Club Village	12,000
Four Winds Marina	11,500
Bocillia Island	10,000
Captiva Shores Condo	10,000
Seminole Campground	10,000
Whispering Pines Condo	10,000
Isle of Pines	8,000
Labontes Garden RV Park	5,000



Figure 11: WRF Average Daily Flow

(1) [Wastewater Franchise Areas, Lee County Utilities](#)

SCHOOLS

Level-of-Service standards for schools are defined in *The Lee Plan Policy 95.1.3* which states as follows:

Public School Facilities LOS: The following LOS standards for public schools are based upon Permanent Florida Inventory of School Houses (FISH) Capacity.

- (a) *Elementary Schools: 100% of Permanent FISH Capacity as adjusted by the School Board annually to account for measurable programmatic changes.*
- (b) *Middle Schools: 100% of Permanent FISH Capacity as adjusted by the School Board annually to account for measurable programmatic changes.*
- (c) *High Schools: 100% of Permanent FISH Capacity as adjusted by the School Board annually to account for measurable programmatic changes.*
- (d) *Special Purpose Facilities: 100% of Permanent FISH Capacity as adjusted by the School Board annually to account for measurable programmatic changes.*

For purposes of this subsection, a “measurable programmatic change” means a change to the operation of a school and measurable capacity impacts including, but not limited to, double sessions, floating teachers, year-round schools and special educational programs.

Relocatable classrooms may be utilized to maintain the LOS on a temporary basis when construction to increase capacity is planned and in process. The temporary capacity provided by relocatable classrooms may not exceed 20% of the Permanent FISH Capacity and may be used for a period not to exceed 3 years. Relocatable classrooms may also be used to accommodate special education programs as required by law and to provide temporary classrooms while a portion of an existing school is under renovation.

Planning and provision of school capacity is under the jurisdiction of the SDLC. The SDLC provides an annual school concurrency inventory report (referred to below as “inventory”) per interlocal agreements. The inventory is included in tabular form in **Appendixes A.1 through A.4**, and lists enrollment and Permanent FISH Capacity for each school for the 2021-2022 school year as reflected in the October, 2021 40-day FTE count. Figure 12 illustrates the School Benefit District Map. The inventory also includes projected 2022-2023 totals that list FISH capacity for each school and the total change in student seats. A total change in seats reflects a funded capital improvement. Each table reports total student seats available and available capacity by school type for sub-zones and a zone total.

East Zone

In the East Zone, the table in Appendix A.1 shows elementary schools with a need for 371 seats for total available capacity, middle schools with a need for 694 seats for total available



Construction of Gateway High School
Source: SDLC

capacity, and a total availability of high schools 552 as of 40 day October FTE counts from the 2021-2022 school year.

In the East Zone in 2022-2023, total available capacities for elementary and high schools is expected to be unchanged from 2021 and middle school capacities rose due the construction of the New Lehigh Acres Middle School. In the five-year plan, additional permanent capacity will be provided in the East Zone through the construction of Elementary School J, two new middle schools, PreK-8 Innovation School, and a high school as well as the expansion of Veteran’s Park Academy for the Arts, Lehigh Acres Middle School, and Riverdale High School. The District is also planning to add East Zone high school capacity in the ten-year plan through the construction of a new high school.

South Zone

In the South Zone, the table in Appendix A.2 shows respective elementary, middle, and high school total available capacities of 638, 337, and 347 seats. In the South Zone in 2022-2023, total available capacities for elementary, middle, and high schools is expected to be unchanged from 2021. In the five-year plan, no additional capacity is planned in the South Zone.

West Zone

In the West Zone, the table in Appendix A.2 shows respective elementary, middle, and high school total available capacities of 615, need for 26 seats, and availability of 146 seats respectively.

In the West Zone in 2022-2023, total available capacities for elementary, middle, and high schools is expected to be unchanged from 2021.

In the five-year plan, no additional capacity is planned in the West Zone. In the ten-year plan, the District is planning to add West Zone capacity at all levels—elementary school, middle school, and high school.

Special Purpose Facilities

For special purpose facilities, the table in Appendix A.4 shows a 729-seat total available capacity in 2021 with no expected capacity changes in 2022-2023. With the passing of the one-half cent sales surtax, SDLC will continue to move forward with any construction projects described above and others scheduled in the following years.

Figure 12 illustrates the LC School Benefits Districts, the school choice East, South, and West Zone School Concurrency Service Areas outlined in the inventory. The inventory at this time indicates that there is available capacity for elementary, middle and high schools in the East, South, and West zones for the 2022-2023 school year, and for special purpose facilities with the future planned new facility projects. For concurrency purposes, there is limited capacity for growth by new developments without considering future school needs. New construction of permanent student stations within the next five years, will ensure the reported available seat capacity is met.

Available capacity will meet the adopted level of service standard in all zones with the elementary seats that will be provided in the 2023-2024 school year with the opening of the East Zone's Elementary School "J". Additionally, the scheduled expansion of K-8 Veteran's Park Academy for the Arts elementary school seats and construction of the PreK-8 Innovation School will increase capacity within the five-year plan. The East Zone's middle school capacity needs will be met with the full opening of K-8 Veteran's Academy

for the Arts middle school seats in 2022-2023. Additional seats will be provided in 2023-2024 with the expansion of Lehigh Acres Middle School.

The reported available seat capacity meets the public schools LOS standard.

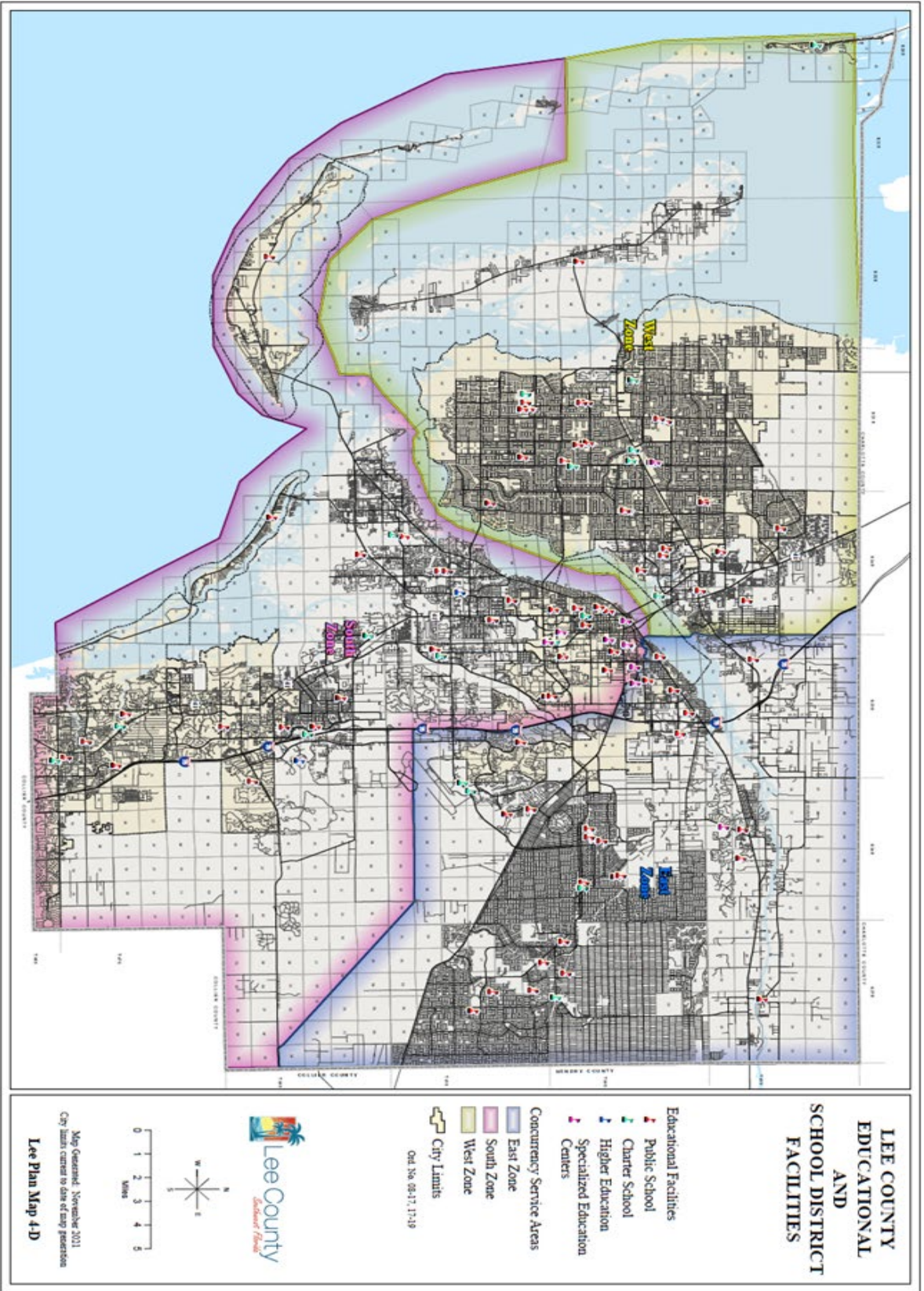


Figure 12: School Benefit Districts Map (also see [The Lee Plan Map 24](#))

PARKS AND RECREATION

LOS standards for parks and recreation are found in *The Lee Plan* Policy 95.1.3 which states as follows:

Parks and Recreation Facilities LOS: (a) Regional Parks - 6 acres of developed regional parkland open for public use per 1,000 total seasonal County population for all of Lee County. (b) Community Parks - 0.8 acres of developed community park land open for public use per 1,000 unincorporated Lee County permanent population.

Regional Parks

The LC Existing and Planned Regional Park Inventory as described in Table 13 a) through Table 13 f) and Figure 13 provides information on existing regional parks, as well as those planned over the next several years. This includes actual data from 2021 for all of LC.

a) Existing Lee County Parks and Recreation Regional Parks

The existing LC Parks and Recreation regional park inventory decreased in 2021 and totals 3,016 acres. This park land represents approximately 43% of the existing regional park acreage when considering all jurisdictions.

b) Existing Local (City/Town/Village and related) Regional Parks

The existing local regional park inventory increased in 2021 and totals 752 acres. This increase is attributed to the addition of City of Palms Park and Forum Park in the City of Fort Myers. This park land represents approximately 11% of the existing regional park acreage when considering all jurisdictions.

c) Existing State Regional Parks

The state regional park inventory remained unchanged in 2021 and totals 2,616 acres. This park land represents approximately 37% of the existing regional park acreage.

d) Existing Federal Regional Parks

The federal regional park inventory remained unchanged in 2021 and totals 683 acres. This park land represents approximately 9% of the existing regional park acreage.

e) Planned Regional Parks

The total acreage of regional park land proposed to be developed increased year-over-year by 5.8 acres. This increase is attributed to the proposed development of one regional park on Fort Myers Beach.



Brooks Park Pickleball Court
Source: Lee County Parks & Recreation

Table 13: Lee County Existing and Planned Regional Park Inventory – January 2022

Table 13 a) Lee County – Existing

Lee County - Existing		
Park Name	Planning Community	Acreage
Alison Hagerup Beach Park ^(a)	Captiva	0.2
Alva Boat Ramp	Northeast Lee County	1.5
Andy Rosse Lane Accesses	Captiva	0.3
Boca Grande Beach Accesses	Boca Grande	8.5
Boca Grande Docks ^(a)	Boca Grande	0.2
Boca Grande Pier	Boca Grande	0.1
Bonita Beach Accesses 2-9	Bonita Springs	2.5
Bonita Beach Access 1	Bonita Springs	1
Bonita Beach Park	Bonita Springs	4.3
Bowditch Point Park	Fort Myers Beach	17.9
Bowman's Beach Park	Sanibel	176.8
Caloosahatchee Regional Park ^(a)	Northeast Lee County	762.8
Causeway Islands Park	Iona/McGregor & Sanibel	53.2
Crescent Beach Family Park	Fort Myers Beach	2.2
Davis Boat Ramp	Fort Myers Shores	0.8
Dog Beach	Bonita Springs	11.5
Estero Park and Recreation Center	Estero	63
Fort Myers Beach Accesses 37-43 ^(a)	Fort Myers Beach	0.4
Frizzell Kontinos Boat Ramp (Punta Rassa)	Iona/McGregor	11
Hickey Creek Mitigation Park	Fort Myers Shores/Northeast Lee County	780
Imperial River Boat Ramp	Bonita Springs	8.2
JetBlue Park	Gateway/Airport	106.1
John Yarbrough Linear Park	Fort Myers and South Fort Myers	62.9
Lakes Park	South Fort Myers	331.1
Lavender's Landing	Pine Island	2.1
Lee Civic Center	Bayshore	98.9
Lee County/FGCU Aquatics Center ^(b)	San Carlos	1.5
Lee County Sports Complex	South Fort Myers	93.4
Little Hickory Island Beach Park (Bonita Beach Access 10)	Bonita Springs	1.8
Lynn Hall Memorial Park/Fort Myers Beach Pier	Fort Myers Beach	5
Main Street Parking Lot	Iona/McGregor	0.9
Manatee Park ^(b)	Fort Myers Shores	21.5
Matanzas Bridge Fishing Pier	Iona/McGregor	0.2
Matanzas Pass Preserve	Fort Myers Beach	58
Nalle Grade Park	Bayshore	75.9
North Shore Park (Howard and Biddy Lang Sunset Point) ^(a)	Fort Myers and North Fort Myers	4.5
Pine Island Commercial Marina	Pine Island	15
Pineland Monument Park	Pine Island	0.1
Player Development Complex	Fort Myers	58
Royal Palm Park	Fort Myers Shores	0.9
Russell Park	Fort Myers Shores	0.2
San Carlos Bay Bunche Beach Preserve	Iona/McGregor	2.9
San Carlos Island Maritime Property	Iona/McGregor	5.8
Six Mile Cypress Slough Preserve	Daniels Parkway	124.7
Telegraph Creek Primitive Paddle Craft Launch	Northeast Lee County	0.9
Terry Park	Fort Myers	35.3
Tropical Point Park	Pine Island	0.9
Turner Beach	Captiva	1.2
Subtotal		3,016.1

Table 13 b) Local^(c) – Existing

Local ^(c) - Existing		
Park Name	Planning Community	Acreage
Blindpass Beach Park	Sanibel	1.5
Bonita Dog Park	Bonita Springs	8
Bonita Nature Place	Bonita Springs	30
Centennial Park	Fort Myers	12
City of Palms Park	Fort Myers	13.3
Four Mile Cove Ecological Preserve	Cape Coral	365
Forum Park	Fort Myers	2.44
Gulfside City Beach Park	Sanibel	27.5
Lighthouse Beach Park	Sanibel	44.8
Mound House	Fort Myers Beach	2.8
Newton Park	Fort Myers Beach	0.8
North Colonial Linear Park	Fort Myers	63
Riverside Park	Fort Myers	4
Rotary Park	Cape Coral	97
Sam Fleishman Park	Fort Myers	11.5
Sanibel Boat Ramp	Sanibel	6
Shady Oaks Park	Fort Myers	32.2
Skatium	Fort Myers	5.8
STARS Complex	Fort Myers	20
Tarpon Bay Road Beach Park	Sanibel	0.9
Trailhead Park	Fort Myers	3.3
Subtotal		751.8

Table 13 c) State - Existing

State - Existing		
Park Name	Planning Community	Acreage
Cayo Costa State Park	Captiva	850
Gasparilla Island State Park	Boca Grande	127.2
Koreshan State Historic Site	Estero	196.2
Lovers Key Carl E. Johnson State Park	Bonita Springs	1442.4
Subtotal		2615.8

Table 13 d) Federal - Existing

Federal - Existing		
Park Name	Planning Community	Acreage
J.N. "Ding" Darling National Wildlife Refuge	Sanibel	650
W. P. Franklin North Campground/South Recreation Area	Fort Myers Shores/Northeast Lee County	32.7
Subtotal		682.7

Cumulative Total - Existing		7,066.4
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Table 13 e) Lee County - Planned

Lee County - Planned		
Park Name	Planning Community	Acreage
Alva Equestrian Property	Northeast Lee County	85.9
Idalia Property	Fort Myers Shores	14.8
Orange River Property	Buckingham	2.4
WildBlue Property	San Carlos & Southeast Lee County	487.4
Subtotal		590.5

Table 13 f) Local - Planned

Local ^(c) - Planned		
Park Name	Planning Community	Acreage
Able Canal Greenway	Lehigh Acres	75.0
Bay Oaks Recreation Campus	Fort Myers Beach	8.2
City View	Fort Myers	2.5
Esteros Park Expansion	Esteros	10.1
Forum Park	Fort Myers	20.6
Harns Marsh	Lehigh Acres	578.0
Legacy Island	Fort Myers	1.1
Player Development Complex Expansion	Fort Myers	82.2
Seafarer Property	Fort Myers Beach	0.7
Yellow Fever Creek Park	Cape Coral	195.0
Subtotal		973.4

Cumulative Total - Planned	1,563.9
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Cumulative Total - Existing and Planned	8,630.3
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- (a) Easement, partial easement, property or partial property lease
- (b) Joint use acreage with Florida Gulf Coast University
- (c) city/town/village and related (including Lehigh Acres Municipal Services Improvement District if applicable)

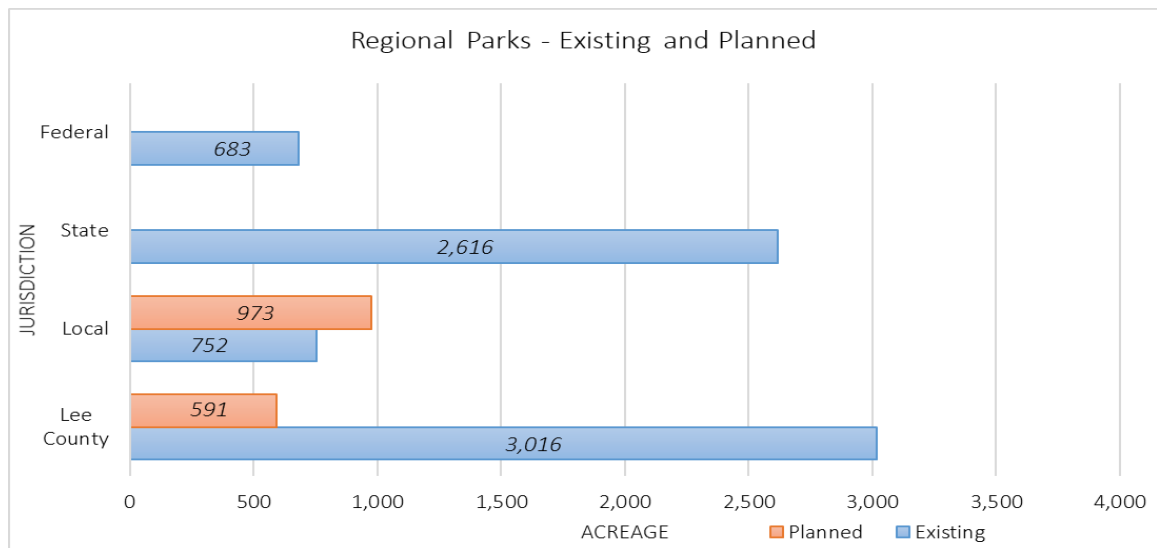


Figure 13: Existing and Planned Regional Park Acreage by Jurisdiction

f) Regional Park Level-of-Service

The inventory indicates a total of 7,066 acres of existing regional parks operated by county, local, state, and federal governments. The capacity required to meet *The Lee Plan* non-regulatory LOS standard of 6 acres per 1,000 total seasonal county population (as illustrated in Table 3) is equal to 923,000 [seasonal county population] X (6 acres/1,000 population) = 5,538 acres.

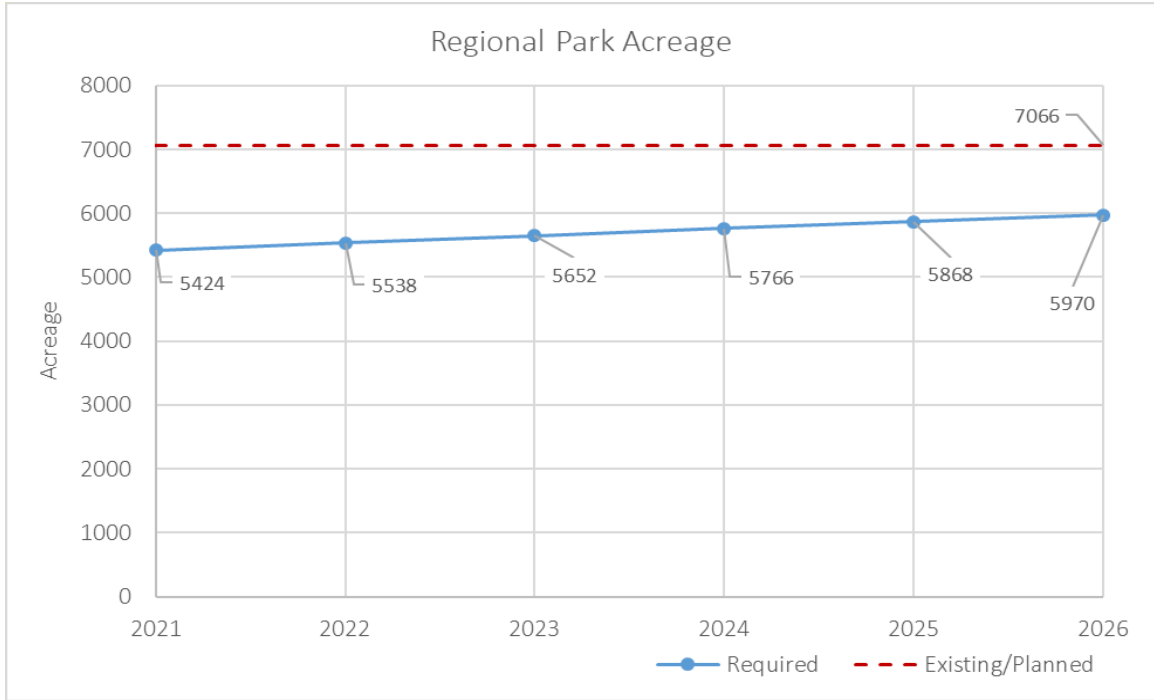


Figure 14: Regional Park Required vs. Provided Acreage to Meet Level-of-Service Standard

The existing inventory meets the regional park LOS standard in the County for the year 2021 and will continue to do so at least through the next five years of the CIP as illustrated in Figure 14.

Community Parks

Table 14 a) through Table 14 c) identifies existing and proposed community parks in unincorporated LC, and specifies which parks are owned and operated by LC and which are jointly operated with the SDLC. The table includes actual data from 2021. Of the existing 762 acres, 88% (670 acres) are owned and operated by LC, while the remaining 12% (92 acres) are jointly operated with SDLC.

Table 14: Unincorporated Lee County Existing and Planned Community Park Inventory – January 2022

Table 14 a) Lee County - Existing

Lee County Existing		
Park Name	Planning Community	Acreage
Alva Community Park and Center	Northeast Lee County	8.9
Bat House Park	Pine Island	0.2
Boca Grande Ball Field	Boca Grande	29.2
Boca Grande Community Park and Center	Boca Grande	3.9
Brooks Park	South Fort Myers	12.8
Buckingham Community Center	Buckingham	5.2
Buckingham Community Park	Buckingham	136.9
Charleston Park	Northeast Lee County	4.3
Harlem Heights Community Park	Iona/McGregor	5.1
Hunter Park	South Fort Myers	7.9
Judd Park	North Fort Myers	9.4
Karl Drews Community Center and House/San Carlos Community Pool	San Carlos	4.1
Kelly Road Soccer Complex	Iona/McGregor	37.4
Lehigh Acres Community Park and Pool	Lehigh Acres	19.9
Lehigh Acres Senior Citizen Center	Lehigh Acres	1
Lehigh Acres Trailhead Park	Lehigh Acres	11.2
Mary Moody Park	North Fort Myers	2.5
Matlacha Community Park and Center	Pine Island	10.8
Miramar Park	Fort Myers Shores	0.7
North Fort Myers Community Park and Recreation Center	North Fort Myers	83.7
North Fort Myers Community Pool	North Fort Myers	3.2
Olga Community Park and Center	Fort Myers Shores	2.7
Phillips Park/Pine Island Community Pool	Pine Island	6
Pinewood Trails Park	Pine Island	30.1
Rutenberg Community Park	South Fort Myers	38.2
Schandler Hall Park	Fort Myers Shores	10.7
Shores Nature Trail Park	Fort Myers Shores	3.9
Three Oaks Park	San Carlos	44.3
Veterans Park and Recreation Center	Lehigh Acres	81.6
Wa-Ke Hatchee Park and Recreation Center	Iona/McGregor	47.9
Waterway Park	North Fort Myers	6.4
Subtotal		670.1

Table 14 b) Lee County and the School District of Lee County Joint Operations – Existing

Lee County and The School District of Lee County Joint Operations - Existing		
Park Name	Planning Community	Acreage
Bayshore Elementary School/Soccer Complex	North Fort Myers	16.5
Cypress Lake High School and Pool	South Fort Myers	7.6
Dunbar High School	Fort Myers	3.75
Estero High School	Estero	5.31
Fort Myers High School	Fort Myers	3.33
J. Colin English Elementary School	North Fort Myers	0.3
Lehigh Acres Middle School	Lehigh Acres	11.7
Lexington Middle School	Iona/McGregor	3.5
North Fort Myers Academy for the Arts	North Fort Myers	5.4
North Fort Myers High School and Pool	North Fort Myers	5
Pine Island Elementary School	Pine Island	2.6
Riverdale High School and Pool	Fort Myers Shores	8
San Carlos Park Elementary School	San Carlos	5.4
South Fort Myers High School	South Fort Myers	4.04
Tice Community Pool	Fort Myers	1.5
Veterans Park Academy for the Arts	Lehigh Acres	4.1
Villas Elementary School	South Fort Myers	4.2
Subtotal		92.2
Cumulative Total - Existing		762.3

Table 14 c) Lee County Planned

Lee County Planned		
Park Name	Planning Community	Acreage
Alva Wayside Property	Northeast Lee County	1.6
Joel Agri-Eco Park	Northeast Lee County	29.5
Lehigh Acres Community Park Expansion	Lehigh Acres	52.3
Phillips Park Expansion	Pine Island	0.3
St. James City Property	Pine Island	2
Subtotal		85.7
Cumulative Total - Planned		85.7
Cumulative Total - Existing and Planned		848.0

a) Community Park Level-of-Service

The capacity needed to meet *The Lee Plan* non-regulatory LOS standard of 0.8 acres per 1,000 total permanent unincorporated county population is equal to: 384,000 [permanent unincorporated county population] X (0.8 acres/1,000 population) = 307 acres.

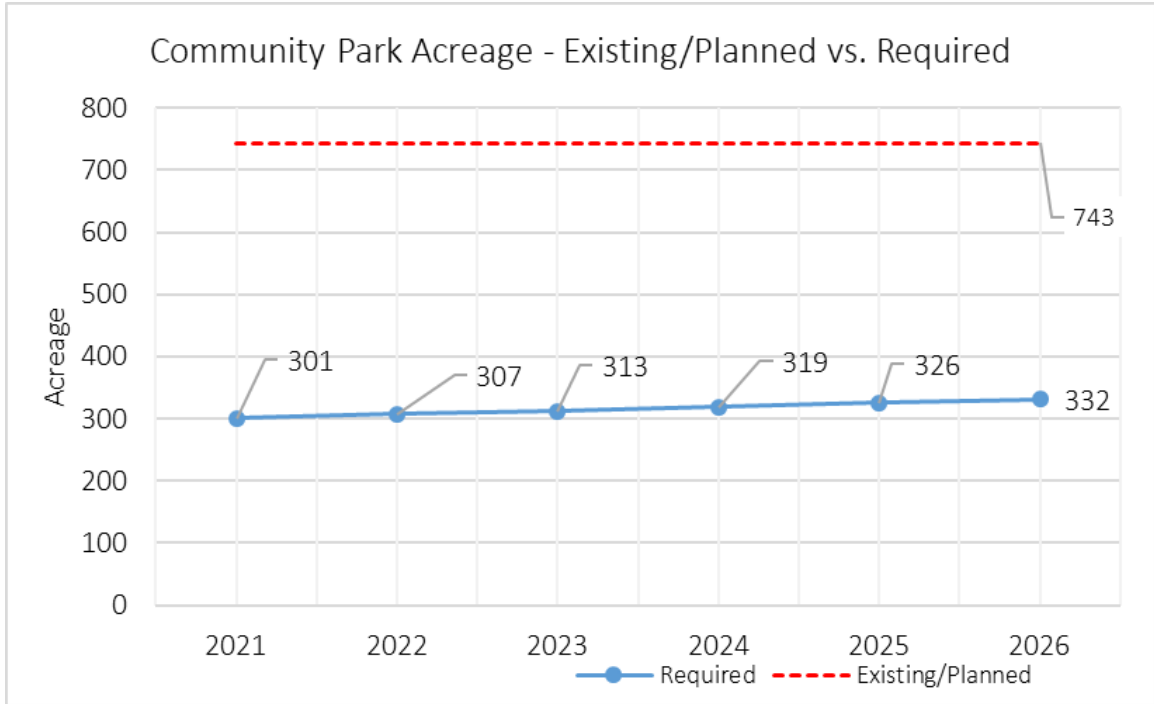


Figure 15: Unincorporated Lee County Community Park Required-Versus-Provided Acreage to Meet Level-of-Service Standard

The existing inventory meets the community park LOS standard in the County for the year 2021 and will continue to do so at least through the next five years of the CIP as shown in Figure 15.

TRANSPORTATION

Level-of-Service (LOS) standards for transportation are found in The Lee Plan Policy 95.1.3 which states as follows:

Level-of-Service “E” is the standard LOS for principal and minor arterials, and major collectors on County-maintained transportation facilities. LOS standards for the State Highway System during peak travel hours are D in urbanized areas and C outside urbanized areas.”

Due to scenic, historic, environmental, aesthetic, and Right-of-Way (ROW) characteristics and considerations, LC has determined that certain roadway segments are constrained and will not be widened to add traffic volume capacity. Therefore, reduced peak-hour LOS will be accepted on those constrained roads within unincorporated LC as a trade-off for the preservation of the scenic, historic, environmental, and aesthetic character of the community through which the roadway segment is located. Constrained road segments are described in Table 15

Table 15: Constrained State and County Roads

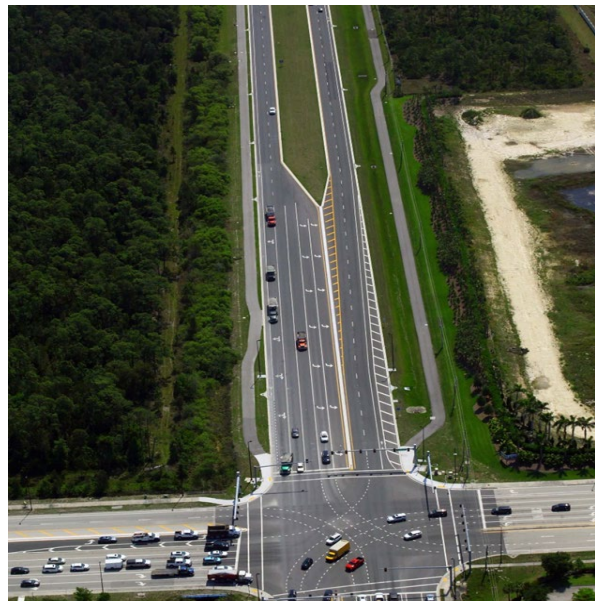
ROADWAY	SEGMENT	MAINTENANCE RESPONSIBILITY	CONSTRAINED CONDITIONS
Captiva Road	Blind Pass/ South Seas Plantation	County	ROW, Scenic, Aesthetic, Environmental
Daniels Parkway	Metro Parkway/ I-75	County	ROW
Estero Boulevard	Center Street/ Big Carlos Pass	County	ROW, Scenic, Aestheic
Hickory Boulevard	Big Carlos Pass/ Bonita Beach Road	County	Scenic, Aestheic, Environmental
McGregor Boulevard (SR 867)	Colonial Boulevard/ College Parkway	State	ROW, Scenic, Aesthetic, Historic, Environmental
Pine Island Road (Matlacha)	Shoreview Drive/ Little Pine Island	County	ROW, Scenic, Aesthetic, Historic, Environmental
San Carlos Boulevard (SR 865) (Matanzas bridge)	Center Street/ Main Street	State	ROW, Scenic, Aesthetic, Environmental
US 41	South of Daniels Parkway/ North Airport Road	State	ROW
Gulf Boulevard	Boca Grande	County	Scenic, Aesthetic, Historic, Environmental
Stringfellow Road	8th Avenue/ Main Street	County	Environmental

Source: Lee Plan, Table 2 (a) - Accessed on September 02, 2022

Level-of-Service Calculations

Road segment LOS determination is based on quantitative calculations and qualitative comparisons developed by the Transportation Research Board in the 2010 *Highway Capacity Manual* ⁽¹⁾. Capacity conceptually is the maximum number of vehicles or persons that can pass a point along a roadway over a given time period under normal conditions ⁽²⁾. There are varying HCM methodologies for calculating capacity and LOS for different types of transportation facilities including road, transit, pedestrian, and bicycle facilities. The methodologies for calculating road segment capacity and LOS in this report consider traffic volumes, geometry, travel time, and traffic control. Road segment LOS is based on a qualitative comparison of travel conditions using successive alphabetical letters “A” through “F”.

The inventory contained in this report measures the LOS standard based on the 100th highest volume-hour of the year in the predominant direction of traffic flow. Determination of road segment LOS is complex and can be influenced by a number of variables. *HCM* road segment LOS qualitative characteristics are described in Table 16. *HCM* based LOS calculation methods are incorporated into FDOT's Quality Level of Service Handbook (QLOS). The QLOS Handbook includes the methodology for LOS calculation. The qualitative characteristics summarized in Table 16 are translated into threshold traffic volumes between each LOS condition. Those threshold traffic volumes are called service volumes. FDOT calculates service volumes for average, referred to as “Generalized” conditions statewide. FDOT also provides computer software for the complex calculation of road segment service volumes and LOS.



Alico Rd Road Widening Project
Source; FAST - <http://www.FastAerial.com>

Road segments without regular stop conditions are considered uninterrupted flow conditions. A regular stop condition or interrupted flow condition, is a two-mile or less spacing of traffic signals or stop signs. Road segments with traffic signals or regular stop conditions are considered interrupted flow conditions. Service volumes in uninterrupted flow conditions vary depending on the number of lanes, presence of a median, and presence of left-turn lanes. LOS A, B, C, D and E generalized service volumes are somewhat evenly distributed. Service volumes in interrupted flow conditions vary depending on road geometry, speed, and traffic signal spacing and timing. LOS A and B maximum service volumes can be very low on high-speed roads and sometimes cannot be achieved on lower-speed roads. Depending on signal density and timing, LOS B and C may range from half of capacity to near capacity and LOS D may range from near capacity to capacity. LOS E maximum service volumes approximate capacity.

Lee County uses FDOT's methodology and computer software, supplemented with local data, to calculate link-specific service volumes for LC road segments. Analysis tables with road segment (link) information (i.e. road type, LOS standard, capacity, service volumes, traffic volume projections, peak-hour and directional factors, and 100th highest-hour volumes) for LC roads are found on the County website page titled Traffic Study Resources ⁽³⁾.

Table 16: Road Segment Level-of-Service Qualitative Characteristics

Level of Service	Non-Urban Highways - Uninterrupted Flow ^a	Urban Highways - Interrupted Flow ^b
A	Complete free flow conditions; unrestricted maneuverability	Average travel speed approximately 90% or more of free flow conditions; many vehicles do not stop
B	Free flow conditions; slightly restricted maneuverability; minor disruptions are easily absorbed	Average travel speed 70% of free flow conditions; slightly restricted maneuverability and average travel speeds; good signal progression or short cycle lengths
C	Slightly reduced travel speeds; minor disruptions are noticeable but absorbed; two-lane roads have noticeable platoons, stable flow susceptible to congestion with turning traffic and slow moving vehicles	Average travel speed 50% of free flow conditions; stable operations with more restricted maneuverability; fair signal progression or longer cycle lengths; occasional cycle failures (wait through two or more red lights)
D	Traffic congestion, reduced travel speeds and severely restricted maneuverability; two-lane roads have unstable flow and passing is difficult; turning vehicles and distractions cause shock waves in the traffic stream	Average travel speed 40% of free flow conditions; noticeable congestion; delay is sensitive to changes in flow and many vehicles stop due to unfavorable signal progression and long cycle lengths; noticeable cycle failures
E	Unstable operations near or at capacity; minor disruptions cause queues to form; two-lane roads have unstable flow and passing is virtually impossible	Average travel speed 33% of free flow conditions; unstable operations near or at capacity with noticeable congestion; poor signal progression and long cycle lengths; frequent cycle failures
F	Highly unstable operations with forced or breakdown flow	Average travel speed 25% or less of free flow conditions; unstable operation unacceptable to most drivers; high levels of congestion; poor signal progression and long cycle lengths with frequent cycle failures

Source: [Florida Department of Transportation Quality Level of Service Handbook 2020](#)
(Summarized using various elements listed in the handbook)

- a. No fixed causes of delay or interruption external to the traffic stream, such as signals or stop signs
- b. With fixed causes of periodic delay or interruption to the traffic stream, such as signals or stop signs, with average spacing less than or equal to 2 miles

The 100th highest-hour traffic volume in the peak direction is compared to the maximum peak direction service volume at the adopted LOS standard. If traffic volume exceeds the maximum service volume at the adopted LOS standard, then the road segment is considered an existing "transportation deficiency". As used in the Florida Statute subsection

The term "transportation deficiency" means a facility or facilities on which the adopted level-of-service standard is exceeded by the existing, committed, and vested trips, plus additional projected background

trips from any source other than the development project under review, and trips that are forecast by established traffic standards, including traffic modeling, consistent with the University of Florida's Bureau of Economic and Business Research medium population projections. Additional projected background trips are to be coincident with the particular stage or phase of development under review ⁽⁴⁾.

Road segments with a constrained designation are noted in the inventory. Peak-hour LOS "F" is accepted on constrained road segments ⁽⁵⁾.

Future estimated LOS in Table 21 b) adds the higher of one-percent-per-year growth projections, or estimated traffic volumes from approved development orders to 100th highest-hour volumes calculated from the most recent traffic counts. Road segments with a most recent count prior to 2021 are identified in the table notes. A road segment that is forecast to not meet the LOS standard as a result of traffic growth may be considered a future "transportation deficiency"⁽⁴⁾.

Level-of-Service Summary

This report identifies, based upon traffic counts in the year 2021, a total of four County-maintained road segments operated below the adopted LOS standard. Three are located in incorporated areas and one is located in unincorporated LC. Table 21 b) identifies these road segments as follows:

1. Colonial Boulevard from McGregor Boulevard to Summerlin Road in the City of Fort Myers
2. Corkscrew Road from Three Oaks Parkway to the I-75 interchange in the Village of Estero
3. Daniels Parkway from Gateway Boulevard to Immokalee Road (SR 82) in unincorporated LC
4. Estero Boulevard from Tropical Shores Way to Center Street in the Town of Fort Myers Beach

Colonial Blvd and Corkscrew Rd are identified with planned improvements in Tables 14 through 16. Additionally, five state maintained road segments are identified as operating below the adopted LOS standards in 2021: McGregor Blvd (SR 867) from Winkler Rd to Tanglewood Blvd and from Tanglewood Blvd to Colonial Blvd, I-75 from Corkscrew Rd to Alico Rd and from Alico Rd to Daniels Pkwy, and San Carlos Blvd (SR 865) on the Matanzas Pass Bridge which FDOT is currently evaluating for improvements.

Forecast traffic volumes in Table 21 b) illustrate unacceptable LOS on six additional County maintained road segments by the year 2026. Four are located in unincorporated area of Lee County (items 1 to 4), two County maintained segments are located in city (items 5 and 6), and 15 segments are on state maintained roads (items 7 to 21) as follows:

1. Buckingham Rd from Orange River Blvd to SR 80
2. Corkscrew Rd from Alico Rd to the Collier County Line
3. Daniels Pkwy from Six Mile Cypress Pkwy to Palomino Ln
4. Daniels Pkwy from Palomino Ln to I-75
5. Del Prado Blvd from Cornwallis Pkwy to Coral Point Drive
6. Veterans Memorial Pkwy from Santa Barbara Blvd to Country Club Blvd
7. Bayshore Rd (SR 78) from Hart Rd to Slater Rd.
8. Bayshore Rd (SR 78) from I-75 to Nalle Rd
9. Bayshore Rd (SR 78) from Nalle Rd to SR 31
10. I-75 from Bonita Beach Rd to Corkscrew Rd
11. I-75 from Daniels Pkwy to Colonial Blvd

12. I-75 from SR 82 to Lockett Rd
13. SR 80 from SR 31 to Buckingham Rd
14. SR 78 from Cape Coral city limit to US 41
15. Six Mile Cypress Pkwy from US 41 to Metro Pkwy
16. SR 31 from SR 80 to SR 78
17. US 41 from the City of Fort Myers limits to N Key Dr
18. US 41 from N Key Dr to Hancock B Pkwy
19. US 41 from Hancock B Pkwy to Pondella Rd
20. US 41 from Island Park Rd to Briarcliff Rd
21. US 41 from Briarcliff Rd to Six Mile Cypress Pkwy

Capital Improvement Program

A capital improvement plan (CIP) is a community planning and fiscal management tool used to coordinate the location, timing and financing of capital improvements over a multi-year period — usually 4-6 years. Capital improvements refer to major, non-recurring physical expenditures such as land, buildings, public infrastructure and equipment. The CIP includes a description of proposed capital improvement projects ranked by priority, a year-by-year schedule of expected project funding, and an estimate of project costs and financing sources. The CIP is a working document and is typically reviewed and updated annually to reflect changing community needs, priorities and funding opportunities. Some of the key uses of CIP include (but not limited to) Annual Capital Budgeting, Plan Implementation, and Regional Planning Strategy.

Florida Statutes require that all counties develop a five-year Capital Improvement Program (CIP). It represents a five-year plan designed to meet the capital improvement needs of the County. Capital improvements include major infrastructure facilities such as roads, bridges, parks, libraries, utilities, and general government facilities. Projects considered for the CIP are evaluated based on priorities in The Lee Plan Policy 95.1.1, which includes consideration of LOS and status in the year 2045 MPO LRTP. Table 17 includes Tier 1 projects with their segment information, fiscal year funding, and phase(s). Table 18 and Table 19 include Tier 2 and Tier 3 projects with their segment information, fiscal year funding, and phase(s) respectively.

As noted in Tables 17 through 19, improvements are planned to relieve congestion on Colonial Boulevard and Daniels Parkway. Regulation of land use within incorporated municipal boundaries falls under the jurisdiction of the respective municipality. LC does not retain an inventory of estimated development trips for land uses approved by non-County municipalities. Responsibilities for inventory and funding vary subject to municipal regulations and any applicable interlocal agreements. Interstate 75 interchanges are under the jurisdiction of FDOT. Interstate Highway 75 interchanges at Bonita Beach Road, Colonial Boulevard, and Corkscrew Road are within municipalities and are not listed in Table 21 b).

Existing conditions on the state highway system in unincorporated LC are listed in Table 21 b) for informational purposes as an excerpt from the most current published FDOT District 1 LOS Report. The Lee County MPO and FDOT evaluate future state highway system needs in the MPO's LRTP ⁽⁶⁾. Modifications and capacity improvements to the state highway system are under the jurisdiction of FDOT.

Table 17: Tier 1 Transportation Capital Improvement Program Priority

Priority Tier 1	CIP No.	Road	From	To	Phase(s)	Comment*
1	204053	Three Oaks Parkway Extension/ Daniels 8L	North of Allico Road	Daniels Parkway	DES, ROW, CST	DES, ROW acquisition underway, CST in segments starting in 22
2	205724	Estero Boulevard	Big Carlos Pass Bridge Replacement ^e		Study, DES, CST	County-initiated PD&E Study and DES underway, est. Aug. 22 CST start
3	406715	Lehigh Acres Paving Program	Lehigh Acres Road Resurfacing Program		CST	multi-year program, 20-year \$100 mil. project, \$5 mil. a year, first 10 years funded
4	200613	Ortiz Avenue	Colonial Boulevard	MLK Boulevard	DES; ROW, CST	4-lane road widening, DES underway, est. June 22 CST start
5	205028	Littleton Road	Corbett Road	US 41	DES; ROW; CST	3-lane road widening, DES and ROW underway, est. Oct. 22 CST start, \$5 mil. CIGP Grant
6	200669	Corkscrew Road	Ben Hill Griffin Parkway	Bella Terra Boulevard	DES; ROW; CST	4-lane road widening: Seg. 1 CST underway
6	200669	Corkscrew Road	Bella Terra Boulevard		DES; ROW; CST	4-lane road widening: Seg. 2 in Nov. 22, costs to be partially financed
7	209245	Allico Connector	Airport Haul Road	SR 82	DES; ROW; CST	Colonial/Daniels Parkway reliever, links Lehigh to Allico
8	204072	Ortiz Avenue ^b	MLK Boulevard	Luckett Road	DES; ROW; CST	4-lane road widening
8	204072	Luckett Road ^b	Ortiz Avenue	I-75	DES; ROW; CST	4-lane widening, DES to be updated in 23, ROW acquisition underway, CST in 2026
9	406713	Colonial Boulevard	McGregor Boulevard	US 41	Safety & Intersection Improvements	City of Fort Myers, Est. Oct. 22 CST start
10	209248	Cape Coral Parkway	westbound bridgespan replacement over Caloosahatchee River		DES, CST, CEI	toll-funded; 6-lane bridge widening; DES in 2022, 2026 CST start date
11	406713	Colonial Boulevard	Summerlin Road	Midpoint Bridge	ALL	LT flyover and 6-lane, Starts after Cape Coral Project Completion, DES in 2023
12	205083	Hickory Boulevard	multiple bridge replacements		DES, CST, CEI	bridge design; 3 bridges; DES funded in 2024

a. \$25 mil. total repayment from FDOT in FY's 26, 27 and 28

b. Ortiz Ave. and Luckett rd. projects combined into 1 project

* See Acronyms section for abbreviations

Table 18: Tier 2 Transportation Capital Improvement Program Priority

Priority Tier 2	CIP No.	Road	From	To	Phase(s)	Comment
13		Burnt Store Road	Van Buren Parkway	Charlotte County Line	ALL	4-lane road widening, FDOT PD&E Study underway, may seek State funding for other phases
14		Corkscrew Road	Allico Road	Verdana Village Entrance	ALL	4-lane road widening: Added to MPO 2045 Plan CST 2031-35
15		Ortiz Avenue	Luckett road	Palm Beach Boulevard	DES/CST/CEI/LS	DES to be updated, most ROW acquired
16		Orange River Boulevard	Bridge Replacement		ALL	Replacement needed by 2025
17		Homestead Road	Milwaukee Boulevard	Sunrise Boulevard	ALL	Continuation of widening to the north, in MPO 2045 Plan CST 2031-35
18		Corkscrew Road	Three Oaks Parkway	I-75	ALL	LOS failure, linked to FDOT I-75 Interchange plans, interim improvements underway, in MPO 2045 Plan CST 2036-45, within Village of Estero
19		Veterans Parkway	Chiquita Boulevard	Skyline Boulevard	ALL	6-lane road widening
20		Stringfellow Bridge Replacement	Bridge Replacement		ALL	Replacement needed by 2026
21		Broadway (Alva) Bridge Replacement	Bridge Replacement		ALL	Replacement needed by 2027

Table 19: Tier 3 Transportation Capital Improvement Program Priority

Priority Tier 3	CIP No.	Road	From	To	Phase(s)	Comment
22		Sunshine Boulevard	23rd Street	SW-Lee Boulevard	ALL	4-lane road widening, Continuation of Alico Connector, in MPO 2045 Plan CST 2036-45
23		Crystal Drive	Plantation Road	Six Mile Parkway	ALL	2-lane extension, Daniels Parkway reliever, in MPO 2045 Plan CST 2031-35
24		Hancock Bridge Parkway	Bridge Replacement		ALL	Replacement Needed by 2028
25		Buckingham Road	Orange River Boulevard	SR 80 (Palm Beach Boulevard)	ALL	4-lane road widening; forecast LOS "F" in 2024, In MPO 2045 Plan CST 2036-45
26		Veterans Parkway	Santa Barbara Boulevard		ALL	Overpass anticipated in intersection design, in MPO 2045 Plan CST 2031-35
27		Harbor Drive (Boca Grande)	Bridge Replacement		ALL	Replacement Needed by 2025
28		Bonita Beach Road	US 41	Old 41	ALL	6-lane road widening, DES completed but will need updating, intended to be jointly funded but no longer a City of Bonita Springs priority
29		Crystal Drive	US 41	Metro Parkway	ALL	3-lane road widening. To include median/turn lane, bike lanes and sidewalks, in MPO 2045 Plan

Link-Level Service Volumes and Level-of-Service Analysis

The functional classification for the link-level service volume and LOS analysis of all the County maintained facilities was consistent with LC AC-11-1. Table 20 a) through Table 20 c) illustrate the Functional Classification of LC maintained facilities as per AC-11-1.

Table 20: Functional Classification Description of Lee County Maintained Facilities

Table 20 a): Description of Lee County Maintained Collectors and Locals

Functional Class	Description
Major Collector	a type of collector street having the primary purpose of collecting traffic from intersecting local and minor collector streets and distributing this volume to the nearest arterial. A secondary purpose is to carry moderate volumes of through traffic. Access to abutting land uses is a secondary function
Minor collector	a type of collector street having the primary purpose of collecting traffic from intersecting local streets and distributing this volume to the nearest major collector or arterial. As such, a minor collector street provides the linkage from neighborhoods (i.e., local streets) to the arterial system, and provides intra-neighborhood access. A minor collector provides access to abutting land uses as a secondary function
Local	Streets with the primary function of serving the access needs of adjacent properties. As such, a local street provides the linkage from adjacent land uses to the collector street system. Through volume service is not a function of local streets

Table 20 b): Description of Lee County Maintained Arterials

Functional Class	Description
Controlled Access Facilities	An arterial roadway that is the subject of a Board of County Commissioners Resolution specifically designating the road as a controlled access facility and specifying the access points along the roadway corridor
Limited Access Facilities	A street or highway especially designed for through traffic. Owners or occupants of abutting land or other persons have no right or easement of access, light, air, or view. The right of access may have been donated by the property owner or purchased by the State or a local government
Expressway	An arterial highway, usually divided, designed for the safe and relatively unimpeded movement of large volumes of through traffic, with full or partial control of access and grade separations at most intersections. Expressways are established by Board of County Commissioner Resolution specifically designating the road as an expressway and specifying the access points along the roadway corridor
Freeways	A type of limited access facility that is a divided arterial highway designed for the safe unimpeded movement of large volumes of traffic, with full control of access and grade separation at all intersections
State Highways	Roadways under the jurisdiction of the Florida Department of Transportation

Table 20 c): Description Lee County Maintained Other-Facilities

Functional Class	Description
Controlled Access Facilities	An arterial roadway that is the subject of a Board of County Commissioners Resolution specifically designating the road as a controlled access facility and specifying the access points along the roadway corridor
Limited Access Facilities	A street or highway especially designed for through traffic. Owners or occupants of abutting land or other persons have no right or easement of access, light, air, or view. The right of access may have been donated by the property owner or purchased by the State or a local government
Expressway	An arterial highway, usually divided, designed for the safe and relatively unimpeded movement of large volumes of through traffic, with full or partial control of access and grade separations at most intersections. Expressways are established by Board of County Commissioner Resolution specifically designating the road as an expressway and specifying the access points along the roadway corridor
Freeways	A type of limited access facility that is a divided arterial highway designed for the safe unimpeded movement of large volumes of traffic, with full control of access and grade separation at all intersections
State Highways	Roadways under the jurisdiction of the Florida Department of Transportation

As a part of the transportation section of annual concurrency report, the link-level service volumes were estimated using the field data provided by LC Department of Transportation whereas LOS Analysis was conducted on all County maintained facilities in incorporated and unincorporated areas using LC’s Link Level Service Volume tables estimated by the LC DCD staff. Table 21 a) and Table 21 b) illustrate the introduction to the table 18 key attributes, and link-level service volumes and LOS for all County and State maintained facilities respectively.

Table 21: Link-Level Service Volumes and LOS Table

Table 21 a): Attributes of Link-Level Service Volumes and LOS Table

Attribute	Description
Link No.	A unique Link No. assigned to the road segment by Lee County Department of Transportation
F. Class	Functional Class of the facility consistent with Lee county Administrative Code (AC11-1)
Road Type	Describes the facility type in terms of lanage and/or in terms of divided or undivided
Performance Standard LOS	Level of service (LOS) is a term used to qualitatively describe the operating conditions of a roadway based on factors such as speed, travel time, maneuverability, delay, and safety. In case of all Lee county maintained facilities, LOS E is considered as performance standard
Performance Standard Directional Capacity	number of passenger cars per hour per direction on all lanes of a given road segment
100 th Highest Hour Volume	Hundredth highest hourly volume is the hourly volume that will be reached only 100 times or exceeded only 99 times for an hour in a year and all other hourly volume of the year will be less than this value. This is a directional volume present on all lanes of the segment in considetation for the given hour.
100 th Highest Hour LOS	Hundredth highest hourly LOS pertaining to Hundredth Highest Hourly volume
Volume to Capacity Ratio	The ratio of directional volume and directional capacity for a given road segment. For the Link Level Service volumes illustrated in Table 17 part b), the V/C greater than or equal to 1.0 is considered as LOS F and is highlighted in red. In case of V/C values approaching 1.0, the LOS is considered "E" and highlighted in grey (the segments in such cases are near at-capacity levels).
Future Forecast 2026 Vol	2026 volumes were projected using two approaches i) compound growth factor of 1% for each year from 2022 to 2026 was used to estimate the volumes ii) impact of developments for each year was added in terms of volumes. Larger of the two approaches was picked up as the estimated/projected 2026 volume.

TRANSPORTATION SECTION REFERENCES

1. [Highway Capacity Manual -2010, Transportation Research Board, Washington, D.C.](#)
2. [Florida Department of Transportation Quality Level of Service Handbook 2020](#)
3. [Traffic study resources, Infrastructure Planning Section, Lee County](#)
4. [Florida Statute §163.3180\(5\)\(h\)4](#)
5. [The Lee Plan Policy 95.1.3.7](#)
6. [Lee MPO Long Range Transportation Plan](#)

Table 21 b): Link-Level Service Volumes and LOS Table

Table 21 b) 1 of 7

LEE COUNTY ROAD LINK VOLUMES (County- and State-Maintained Roadways)															
Link No.	NAME	ROADWAY LINK		F. Class	ROAD TYPE	PERFORMANCE STANDARD			2021 100TH HIGHEST HOUR			FUTURE FORECAST (2026)			Notes
		FROM	TO			LOS	DIRECTIONAL CAPACITY	LOS	VOL	V/C	LOS	VOL	V/C		
00100	A & W BULB RD	GLADIOLUS DR	McGREGOR BLVD	Maj. Col	2LN	E	860	C	342	0.40	C	360	0.42		
00200	ALABAMA RD	SR 82	MILWAUKEE BLVD	M. Art	2LN	E	990	C	265	0.27	C	279	0.28		
00300	ALABAMA RD	MILWAUKEE BLVD	HOMESTEAD RD	M. Art	2LN	E	990	C	349	0.35	C	367	0.37		
00400	ALEXANDER BELL BLVD	SR 82	MILWAUKEE BLVD	M. Art	2LN	E	990	D	561	0.57	D	590	0.60		
00500	ALEXANDER BELL BLVD	MILWAUKEE BLVD	LEELAND HEIGHTS	M. Art	2LN	E	990	D	561	0.57	D	654	0.66	Shadow Lakes	
00590	ALICO RD	US 41	DUSTY RD	P. Art	4LD	E	1,980	B	1,171	0.59	B	1,230	0.62		
00600	ALICO RD	DUSTY RD	LEE RD	P. Art	6LD	E	2,960	B	1,171	0.40	B	1,532	0.52	Alico Business Park	
00700	ALICO RD	LEE RD	THREE OAKS PKWY	P. Art	6LD	E	2,960	B	1,171	0.40	B	1,419	0.48	Three Oaks Regional Center	
00800	ALICO RD	THREE OAKS PKWY	I-75	P. Art	6LD	E	2,960	B	2,428	0.82	B	2,552	0.86	EEPCO Study	
00900	ALICO RD	I-75	BEN HILL GRIFFIN BLVD	P. Art	6LD	E	2,960	B	1,278	0.43	B	1,425	0.48	EEPCO Study	
01000	ALICO RD	BEN HILL GRIFFIN BLVD	GREEN MEADOW DR	Maj. Col	2LN	E	1,100	C	395	0.36	E	808	0.73	4 Ln constr 2018, EEPCO Study*	
01050	ALICO RD	GREEN MEADOW DR	CORKSCREW RD	Maj. Col	2LN	E	1,100	B	131	0.12	B	224	0.20	EEPCO Study	
01200	BABCOCK RD	US 41	ROCKEFELLER CIR	Min. Col	2LN	E	860	C	55	0.06	C	162	0.19	old count	
01400	BARRETT RD	PONDELLA RD	PINE ISLAND RD (US 78)	Maj. Col	2LN	E	860	C	103	0.12	C	116	0.14	old count projection(2009)	
01500	BASS RD	SUMMERLIN RD	GLADIOLUS DR	Maj. Col	4LN	E	1,790	C	564	0.32	C	822	0.46		
01600	BAYSHORE RD (SR 78)	BUS 41	NEW POST RD/HART RD	State	4LD	D	2,100	C	1,975	0.94	D	2,076	0.99		
01700	BAYSHORE RD (SR 78)	HART RD	SLATER RD	State	4LD	D	2,100	C	1,821	0.87	F	2,152	1.02		
01800	BAYSHORE RD (SR 78)	SLATER RD	I-75	State	4LD	D	2,100	C	1,222	0.58	C	1,441	0.69		
01900	BAYSHORE RD (SR 78)	I-75	NALLE RD	State	2LN	D	924	C	741	0.80	F	941	1.02		
02000	BAYSHORE RD (SR 78)	NALLE RD	SR 31	State	2LN	D	924	C	741	0.80	F	941	1.02		
02100	BEN HILL GRIFFIN PKWY	CORKSCREW RD	FGCU ENTRANCE	P. Art	4LD	E	2,000	B	1,361	0.68	B	1,763	0.88		
02200	BEN HILL GRIFFIN PKWY	FGCU BOULEVARD S	COLLEGE CLUB DR	P. Art	4LD	E	2,000	B	1,361	0.68	B	1,430	0.72		
02250	BEN HILL GRIFFIN PKWY	COLLEGE CLUB DR	ALICO RD	P. Art	6LD	E	3,000	A	1,123	0.37	A	1,215	0.41		
26950	BEN HILL GRIFFIN PKWY	ALICO RD	TERMINAL ACCESS RD	Controlled xs	4LD	E	1,980	A	980	0.49	A	1,030	0.52		
02300	BETH STACEY BLVD	23RD ST	HOMESTEAD RD	Maj. Col	2LN	E	860	C	340	0.40	C	565	0.66		
02400	BONITA BEACH RD	HICKORY BLVD	VANDERBILT DR	P. Art	4LD	E	1,900	C	736	0.39	C	774	0.41	Constrained In City Plan *	
02500	BONITA BEACH RD	VANDERBILT DR	US 41	P. Art	4LD	E	1,900	C	1,433	0.75	C	1,506	0.79	Constrained In City Plan	
02600	BONITA BEACH RD	US 41	OLD 41	P. Art	4LD	E	1,860	C	1,427	0.77	C	1,500	0.81	Constrained, old count projection(2010)	
02700	BONITA BEACH RD	OLD 41	IMPERIAL ST	P. Art	6LD	E	2,800	C	1,908	0.68	C	2,005	0.72	Constrained In City Plan(2010)	
02800	BONITA BEACH RD	IMPERIAL ST	W OF I-75	P. Art	6LD	E	2,800	C	2,091	0.75	C	2,197	0.78	Constrained In City Plan	
02900	BONITA BEACH RD	E OF I-75	BONITA GRAND DR	M. Art	4LD	E	2,020	B	626	0.31	B	658	0.33	Constrained In City Plan	
02950	BONITA BEACH RD	BONITA GRANDE DR	Logan Boulevard	M. Art	4LD	E	2,020	B	626	0.31	B	658	0.33	Constrained In City Plan	
03100	BONITA GRANDE DR	BONITA BEACH RD	E TERRY ST	Maj. Col	2LN	E	860	D	692	0.80	E	782	0.91	old count projection(2009)	
03200	BOYSCOUT RD	SUMMERLIN RD	US 41	P. Art	6LN	E	2,520	E	1,847	0.73	E	1,941	0.77		
03300	BRANTLEY RD	SUMMERLIN RD	US 41	Maj. Col	2LN	E	860	C	287	0.33	C	302	0.35		
03400	BRIARCLIFF RD	US 41	TRIPLE CROWN CT	Maj. Col	2LN	E	860	C	158	0.18	C	166	0.19		
03500	BROADWAY RD (ALVA)	SR 80	North RIVER RD	Maj. Col	2LN	E	860	C	280	0.33	C	294	0.34	old count projection(2009)	
03700	BUCKINGHAM RD	SR 82	GUNNERY RD	P. Art	2LN	E	990	D	491	0.50	D	516	0.52		
03730	BUCKINGHAM RD	GUNNERY RD	ORANGE RIVER BLVD	P. Art	2LN	E	990	C	395	0.40	C	415	0.42		
03800	BUCKINGHAM RD	ORANGE RIVER BLVD	SR 80	P. Art	2LN	E	990	D	644	0.65	F	1,057	1.07	Buckingham 345 & Portico	
03900	BURNT STORE RD	SR 78	VAN BUREN PKWY	Controlled xs	4LD	E	2,950	B	828	0.28	B	870	0.29		
04000	BURNT STORE RD	VAN BUREN PKWY	COUNTY LINE	Controlled xs	2LN	E	1,140	C	528	0.46	C	626	0.55		
04200	BUS 41 (N TAMIAMI TR, § CITY LIMITS (N END EDISON BRG)	§	PONDELLA RD	State	6LD	D	3,171	C	1,715	0.54	C	2,082	0.66		
04300	BUS 41 (N TAMIAMI TR, § PONDELLA RD	§	SR 78	State	6LD	D	3,171	C	1,715	0.54	C	2,082	0.66		
04400	BUS 41 (N TAMIAMI TR, § SR 78	§	LITTLETON RD	State	4LD	D	2,100	C	994	0.47	C	1,245	0.59		
04500	BUS 41 (N TAMIAMI TR, § LITTLETON RD	§	US 41	State	4LD	D	2,100	C	596	0.28	C	796	0.38		
04600	CAPE CORAL BRIDGE	DEL PRADO BLVD	McGREGOR BLVD	P. Art	4LB	E	4,000	D	3,097	0.77	D	3,255	0.81		
04700	CAPTIVA DR	BLIND PASS	SOUTH SEAS	Maj. Col	2LN	E	860	C	267	0.31	C	302	0.35	Constrained, old count(2010)	

County-Maintained Collector Roadway - Unincorporated Lee County

State-Maintained Arterial Roadway - Unincorporated Lee County

County-Maintained Collector Roadway - Incorporated Lee County

County Maintained Controlled Access Arterial Facility

County-Maintained Arterial Roadway - Unincorporated Lee County

County Maintained Expressway

County-Maintained Arterial Roadway - Incorporated Lee County

Table 21 b): Link-Level Service Volumes and LOS Table

Table 21 b) 2 of 7

LEE COUNTY ROAD LINK VOLUMES (County- and State-Maintained Roadways)														
Link No.	NAME	ROADWAY LINK		F. Class	ROAD TYPE	PERFORMANCE STANDARD		2021 100TH HIGHEST HOUR			FUTURE FORECAST (2026)			Notes
		FROM	TO			LOS	DIRECTIONAL CAPACITY	LOS	VOL	V/C	LOS	VOL	V/C	
04800	CEMETERY RD	BUCKINGHAM RD	HIGGINS AVE	Maj. Col	2LN	E	860	C	308	0.36	C	323	0.38	
04900	CHAMBERLIN PKWY	AIRPORT ENT	DANIELS PKWY	Maj. Col	4LN	E	1,790	C	105	0.06	C	150	0.08	Port Authority maintained
05000	COCONUT RD	WEST END	VIA VENETTO BLVD	Maj. Col	2LN	E	860	C	268	0.31	C	420	0.49	Esterio maintains to east
05100	COLLEGE PKWY	McGREGOR BLVD	WINKLER RD	P. Art	6LD	E	2,980	D	2,292	0.77	D	2,409	0.81	*
05200	COLLEGE PKWY	WINKLER RD	WHISKEY CREEK DR	P. Art	6LD	E	2,980	D	2,059	0.69	D	2,164	0.73	
05300	COLLEGE PKWY	WHISKEY CREEK DR	SUMMERLIN RD	P. Art	6LD	E	2,980	D	2,059	0.69	D	2,164	0.73	
05400	COLLEGE PKWY	SUMMERLIN RD	US 41	P. Art	6LD	E	2,980	D	1,898	0.64	D	1,995	0.67	
05500	COLONIAL BLVD	McGREGOR BLVD	SUMMERLIN RD	P. Art	6LD	E	2,840	F	3,049	1.07	F	3,204	1.13	*
05600	COLONIAL BLVD	SUMMERLIN RD	US 41	P. Art	6LD	E	2,840	D	2,650	0.93	D	2,785	0.98	
06200	COLONIAL BLVD	DYNASTY DR	SR 82	P. Art	6LD	D	3,040	B	2,070	0.68	C	2,175	0.72	*
06300	COLUMBUS BLVD	SR 82	MILWAUKEE BLVD	Maj. Col	2LN	E	860	C	100	0.12	C	105	0.12	old count
06400	CONSTITUTION BLVD	US 41	CONSTITUTION CIR	Maj. Col	2LN	E	860	C	217	0.25	C	245	0.28	old count projection(2010)
06500	CORBETT RD	SR 78 (PINE ISLAND RD)	LITTLETON RD	Maj. Col	2LN	E	860	C	22	0.03	C	226	0.26	old count, added VA clinic(2009)
06600	CORKSCREW RD	US 41	THREE OAKS PKWY	P. Art	4LD	E	1,900	C	1,047	0.55	C	1,312	0.69	Galleria at Corkscrew
06700	CORKSCREW RD	THREE OAKS PKWY	W OF I-75	P. Art	4LD	E	1,900	F	2,129	1.12	F	2,368	1.25	Esterio Crossing
06800	CORKSCREW RD	E OF I-75	BEN HILL GRIFFIN BLVD	P. Art	4LD	E	1,900	C	1,069	0.56	C	1,281	0.67	
06900	CORKSCREW RD	BEN HILL GRIFFIN BLVD	ALICO RD	P. Art	4LD	E	1,960	C	1,186	0.61	C	1,398	0.71	
07000	CORKSCREW RD	ALICO RD	COUNTY LINE	P. Art	2LN	E	1,140	C	464	0.41	F	1,244	1.09	EEPCO Study, The Place
07100	COUNTRY LAKES BLVD	LUCKETT RD	TICE ST	Maj. Col	2LN	E	860	C	143	0.17	C	293	0.34	old count projection(2010)
07200	CRYSTAL DR	US 41	METRO PKWY	Maj. Col	2LN	E	860	C	360	0.42	C	379	0.44	
07300	CRYSTAL DR	METRO PKWY	PLANTATION RD	Maj. Col	2LN	E	860	C	242	0.28	C	254	0.30	
07400	CYPRESS LAKE DR	McGREGOR BLVD	SOUTH POINT BLVD	P. Art	4LD	E	1,940	D	1,129	0.58	D	1,186	0.61	
07500	CYPRESS LAKE DR	SOUTH POINT BLVD	WINKLER RD	P. Art	4LD	E	1,940	D	1,419	0.73	D	1,491	0.77	
07600	CYPRESS LAKE DR	WINKLER RD	SUMMERLIN RD	P. Art	4LD	E	1,940	D	1,419	0.73	D	1,491	0.77	
07700	CYPRESS LAKE DR	SUMMERLIN RD	US 41	P. Art	6LD	E	2,940	D	2,085	0.71	D	2,191	0.75	
07800	DANIELS PKWY	US 41	METRO PKWY	Controlled xs	6LD	E	2,680	D	2,288	0.85	D	2,405	0.90	
07900	DANIELS PKWY	METRO PKWY	SIX MILE PKWY	Controlled xs	6LD	E	2,680	D	2,109	0.79	E	2,520	0.94	Constrained
08000	DANIELS PKWY	SIX MILE PKWY	PALOMINO LN	Controlled xs	6LD	E	3,040	E	2,985	0.98	F	3,256	1.07	Constrained
08100	DANIELS PKWY	PALOMINO LN	I-75	Controlled xs	6LD	E	3,040	E	2,985	0.98	F	3,137	1.03	Constrained
08200	DANIELS PKWY	I-75	TREELINE AVE	Controlled xs	6LD	E	3,260	B	2,996	0.92	B	3,149	0.97	
08300	DANIELS PKWY	TREELINE AVE	CHAMBERLIN PKWY	Controlled xs	6LD	E	3,260	B	2,996	0.92	B	3,149	0.97	
08400	DANIELS PKWY	CHAMBERLIN PKWY	GATEWAY BLVD	Controlled xs	6LD	E	3,260	B	2,765	0.85	B	2,906	0.89	
08500	DANIELS PKWY	GATEWAY BLVD	SR 82	Controlled xs	4LD	E	2,160	F	2,163	1.00	F	2,307	1.07	SKY Walk *
08600	DANLEY DR	US 41	METRO PKWY	Maj. Col	2LN	E	860	C	255	0.30	C	286	0.33	
08700	DAVIS RD	McGREGOR BLVD	IONA RD	Maj. Col	2LN	E	860	C	15	0.02	C	29	0.03	old count projection(2010)
08800	DEL PRADO BLVD	CAPE CORAL PKWY	SE 46TH ST	P. Art	6LD	E	2,660	C	1,404	0.53	C	1,586	0.60	old count projection(2009)
08900	DEL PRADO BLVD	SE 46TH ST	CORONADO PKWY	P. Art	6LD	E	2,660	C	1,404	0.53	C	1,586	0.60	old count projection(2009)
09000	DEL PRADO BLVD	CORONADO PKWY	CORNWALLIS PKWY	P. Art	6LD	E	2,660	D	1,869	0.70	D	1,964	0.74	
09100	DEL PRADO BLVD	CORNWALLIS PKWY	CORAL POINT DR	P. Art	6LD	E	2,660	D	2,565	0.96	F	2,696	1.01	
09200	DEL PRADO BLVD	CORAL POINT DR	HANCOCK B. PKWY	P. Art	6LD	E	2,800	D	1,997	0.71	D	2,098	0.75	
09300	DEL PRADO BLVD	HANCOCK B. PKWY	SR 78	P. Art	6LD	E	2,800	C	1,642	0.59	C	1,725	0.62	*
09400	DEL PRADO BLVD	US 41	SLATER RD	M. Art	2LN	E	860	C	489	0.57	D	742	0.86	Crane Landing
09700	EAST 21ST ST	JOEL BLVD	GRANT AVE	Min. Col	2LN	E	860	C	31	0.04	C	33	0.04	*
09800	ESTERO BLVD	BIG CARLOS PASS BRIDGE	PESCADORA AVE	M. Art	2LN	E	726	A	356	0.49	A	374	0.52	Constrained*
09900	ESTERO BLVD	PESCADORA AVE	VOORHIS ST	M. Art	2LN	E	726	B	602	0.83	C	633	0.87	Constrained*
10000	ESTERO BLVD	VOORHIS ST	TROPICAL SHORES WAY	M. Art	2LN	E	726	B	602	0.83	C	633	0.87	Constrained*
10100	ESTERO BLVD	TROPICAL SHORES WAY	CENTER ST	M. Art	2LN	E	671	F	716	1.07	F	779	1.16	Constrained, old count(2010)
00007	ESTERO PKWY	US 41	THREE OAKS PKWY	P. Art	4LD	E	2,000	B	861	0.43	B	1,154	0.58	Not County Mntnd

County-Maintained Collector Roadway - Unincorporated Lee County

County-Maintained Collector Roadway - Incorporated Lee County

County-Maintained Arterial Roadway - Unincorporated Lee County

County-Maintained Arterial Roadway - Incorporated Lee County

State-Maintained Arterial Roadway - Unincorporated Lee County

County Maintained Controlled Access Arterial Facility

County Maintained Expressway

Table 21 b): Link-Level Service Volumes and LOS Table

Table 21 b) 3 of 7

LEE COUNTY ROAD LINK VOLUMES (County- and State-Maintained Roadways)														
Link No.	NAME	ROADWAY LINK		F. Class	ROAD TYPE	PERFORMANCE STANDARD		2021 100TH HIGHEST HOUR			FUTURE FORECAST (2026)			Notes
		FROM	TO			LOS	DIRECTIONAL CAPACITY	LOS	VOL	V/C	LOS	VOL	V/C	
14450	ESTERO PKWY	THREE OAKS PKWY	BEN HILL GRIFFIN PKWY	M. Art	4LD	E	2,000	B	629	0.31	B	661	0.33	*
10200	EVERGREEN RD	US 41	BUS 41	Maj. Col	2LN	E	860	C	100	0.12	C	116	0.13	old count projection
10300	FIDDLESTICKS BLVD	GUARDHOUSE	DANIELS PKWY	Maj. Col	2LN	E	860	C	340	0.40	C	358	0.42	
10400	FOWLER ST	US 41	N AIRPORT RD	P. Art	6LD	E	2,300	D	1,308	0.57	D	1,375	0.60	
10500	FOWLER ST	N AIRPORT RD	COLONIAL BLVD	P. Art	6LD	E	2,300	D	1,565	0.68	D	1,644	0.71	
10800	GASPARILLA BLVD	FIFTH ST	COUNTY LINE	Maj. Col	2LN	E	860	C	231	0.27	C	258	0.30	Constrained*
	GATEWAY BLVD	GATEWAY LAKES BLVD	SR82	M. Art	2LN	E	860	C	505	0.59	C	531	0.62	Old Count
	GATEWAY BLVD	DANIELS PKWY	GATEWAY LAKES BLVD	M. Art	4LD	E	1,790	C	1,233	0.69	C	1,296	0.72	
10900	GLADIOLUS DR	MCGREGOR BLVD	PINE RIDGE RD	P. Art	4LD	E	1,840	C	528	0.29	C	555	0.30	
11000	GLADIOLUS DR	PINE RIDGE RD	BASS RD	P. Art	4LD	E	1,840	C	1,149	0.62	C	1,284	0.70	
11100	GLADIOLUS DR	BASS RD	WINKLER RD	P. Art	6LD	E	2,780	C	1,149	0.41	C	1,208	0.43	
11200	GLADIOLUS DR	WINKLER RD	SUMMERLIN RD	P. Art	6LD	E	2,780	B	1,149	0.41	B	1,208	0.43	
11300	GLADIOLUS DR	SUMMERLIN RD	US 41	P. Art	6LD	E	2,780	C	2,227	0.80	C	2,340	0.84	
11400	GREENBRIAR BLVD	RICHMOND AVE	JOEL BLVD	Min. Col	2LN	E	860	C	72	0.08	C	76	0.09	*
11500	GUNNERY RD	SR 82	LEE BLVD	P. Art	4LD	E	1,920	B	1,427	0.74	B	1,522	0.79	
11600	GUNNERY RD	LEE BLVD	BUCKINGHAM RD	P. Art	2LN	E	1,020	C	777	0.76	C	912	0.89	
11700	HANCOCK BRIDGE PKWY	DEL PRADO BLVD	NE 24TH AVE	P. Art	4LD	E	1,880	B	1,082	0.58	B	1,138	0.61	
11800	HANCOCK BRIDGE PKWY	NE 24TH AVE	ORANGE GROVE BLVD	P. Art	4LD	E	1,880	B	1,362	0.72	B	1,432	0.76	
11900	HANCOCK BRIDGE PKWY	ORANGE GROVE BLVD	MOODY RD	P. Art	4LD	E	1,880	B	1,356	0.72	B	1,425	0.76	
12000	HANCOCK BRIDGE PKWY	MOODY RD	US 41	P. Art	4LD	E	1,880	B	1,356	0.72	B	1,425	0.76	
12100	HART RD	SR 78	TUCKER LANE	Min. Col	2LN	E	860	C	337	0.39	C	354	0.41	*
12200	HICKORY BLVD	BONITA BEACH RD	MCLAUGHLIN BLVD	M. Art	2LN	E	890	E	554	0.62	E	582	0.65	Constrained*
12300	HICKORY BLVD	MCLAUGHLIN BLVD	MELODY LANE	M. Art	2LN	E	890	E	554	0.62	E	582	0.65	Constrained*
12400	HICKORY BLVD	MELODY LANE	ESTERO BLVD	M. Art	2LN	E	890	E	554	0.62	E	582	0.65	Constrained*
12480	HOMESTEAD RD	SR 82	MILWAUKEE BLVD	M. Art	2LN	E	1,010	D	517	0.51	E	687	0.68	*
12490	HOMESTEAD RD	MILWAUKEE BLVD	SUNRISE BLVD	M. Art	2LN	E	1,010	D	517	0.51	E	687	0.68	*
12500	HOMESTEAD RD	SUNRISE BLVD	LEELAND HEIGHTS	M. Art	4LN	E	1,960	C	517	0.26	C	687	0.35	4 lane under construction
12600	HOMESTEAD RD	LEELAND HEIGHTS	LEE BLVD	M. Art	4LN	E	1,960	D	1,249	0.64	D	1,345	0.69	
31800	I-75	BONITA BEACH RD	CORKSCREW RD	State	6LF	D	5,620	D	5,608	1.00	F	6,508	1.16	
31900	I-75	CORKSCREW RD	ALICO RD	State	6LF	D	5,620	E	5,816	1.03	F	6,656	1.18	State Performance Standard is D
32000	I-75	ALICO RD	DANIELS PKWY	State	6LF	D	5,620	E	6,038	0.91	E	6,636	1.00	State Performance Standard is D
32100	I-75	DANIELS PKWY	COLONIAL BLVD	State	6LF	D	5,620	D	5,063	0.90	E	5,849	1.04	State Performance Standard is D
32300	I-75	M.L.K.(SR 82)	LUCKETT RD	State	6LF	D	5,620	D	5,297	0.94	E	5,947	1.06	State Performance Standard is D
32400	I-75	LUCKETT RD	SR 80	State	6LF	D	6,620	C	5,063	0.76	C	5,627	0.85	
32500	I-75	SR 80	SR 78	State	6LF	D	6,620	B	3,557	0.54	B	3,993	0.60	
32600	I-75	SR 78	COUNTY LINE	State	6LF	C	4,670	B	3,241	0.69	C	3,572	0.76	
	I-75	COLONIAL BLVD	M.L.K.(SR 82)	State	6LF	D	5,620	C	4,788	0.85	D	4,936	0.88	
12700	IDLEWILD ST	METRO PKWY	RANCHETTE RD	Maj. Col	2LN	E	860	C	201	0.23	C	212	0.25	
13000	IMMOKALEE RD (SR 82)	E OF COLONIAL BLVD	GATEWAY BLVD	State	6LD	D	3,171	C	1,892	0.60	C	2,444	0.77	
13100	IMMOKALEE RD (SR 82)	GATEWAY BLVD	GUNNERY RD	State	6LD	D	3,171	C	1,362	0.43	C	1,779	0.56	
13200	IMMOKALEE RD (SR 82)	GUNNERY RD	ALABAMA RD	State	6LD	D	4,920	B	1,326	0.27	B	1,619	0.33	
13300	IMMOKALEE RD (SR 82)	ALABAMA RD	BELL BLVD	State	4LD	D	3,280	B	750	0.23	B	926	0.28	
13400	IMMOKALEE RD (SR 82)	BELL BLVD	COUNTY LINE	State	4LD	D	3,280	B	707	0.22	B	871	0.27	
13500	IMPERIAL PKWY	COLLIER COUNTY LINE	BONITA BEACH RD	P. Art	4LD	E	1,920	B	1,080	0.56	B	1,135	0.59	
13550	IMPERIAL PKWY	E TERRY ST	COCONUT RD	Controlled xs	4LD	E	1,920	B	730	0.38	B	767	0.40	
13600	IONA RD	DAVIS RD	MCGREGOR BLVD	Maj. Col	2LN	E	860	C	384	0.45	C	463	0.54	*
13700	ISLAND PARK RD	PARK RD	US 41	Maj. Col	2LN	E	860	C	79	0.09	C	210	0.24	
13800	JOEL BLVD	ALEX GRAHAM BELL BLVD	18TH ST	P. Art	4LN	E	2,120	B	614	0.29	B	824	0.39	Joel Blvd CPD

County-Maintained Collector Roadway - Unincorporated Lee County

State-Maintained Arterial Roadway - Unincorporated Lee County

County-Maintained Collector Roadway - Incorporated Lee County

County Maintained Controlled Access Arterial Facility

County-Maintained Arterial Roadway - Unincorporated Lee County

County Maintained Expressway

County-Maintained Arterial Roadway - Incorporated Lee County

Table 21 b): Link-Level Service Volumes and LOS Table

Table 21 b) 4 of 7

LEE COUNTY ROAD LINK VOLUMES (County- and State-Maintained Roadways)															
Link No.	NAME	ROADWAY LINK		F. Class	ROAD TYPE	PERFORMANCE STANDARD			2021 100TH HIGHEST HOUR			FUTURE FORECAST (2026)			Notes
		FROM	TO			LOS	DIRECTIONAL CAPACITY	LOS	VOL	V/C	LOS	VOL	V/C		
														LOS	
13900	JOEL BLVD	18TH ST	SR 80	P. Art	2LN	E	1,010	C	482	0.48	D	506	0.50		
14000	JOHN MORRIS RD	BUNCHE BEACH	SUMMERLIN RD	Min. Col	2LN	E	860	C	62	0.07	C	72	0.08	old count projection	
14100	JOHN MORRIS RD	SUMMERLIN RD	IONA RD	Maj. Col	2LN	E	860	C	256	0.30	C	269	0.31	*	
14200	KELLY RD	McGREGOR BLVD	SAN CARLOS BLVD	Maj. Col	2LN	E	860	C	264	0.31	C	277	0.32		
14300	KELLY RD	SAN CARLOS BLVD	PINE RIDGE RD	Maj. Col	2LN	E	860	C	106	0.12	C	120	0.14	old count projection(2010)	
14500	LAUREL DR	BUS 41	BREEZE DR	Maj. Col	2LN	E	860	C	384	0.45	C	404	0.47		
14600	LEE BLVD	SR 82	ALVIN AVE	P. Art	6LD	E	2,840	B	2,084	0.73	B	2,190	0.77		
14700	LEE BLVD	ALVIN AVE	GUNNERY RD	P. Art	6LD	E	2,840	B	1,957	0.69	B	2,136	0.75		
14800	LEE BLVD	GUNNERY RD	HOMESTEAD RD	P. Art	6LD	E	2,840	B	2,093	0.74	B	2,200	0.77		
14900	LEE BLVD	HOMESTEAD RD	WILLIAMS AVE	P. Art	4LD	E	1,980	B	898	0.45	B	943	0.48		
14930	LEE BLVD	WILLIAMS AVE	LEELAND HEIGHTS	P. Art	2LN	E	1,020	C	898	0.88	C	943	0.92		
15000	LEE RD	SAN CARLOS BLVD	ALICO RD	Maj. Col	2LN	E	860	C	544	0.63	D	614	0.71	old count projection(2015)	
15100	LEELAND HEIGHTS	HOMESTEAD RD	JOEL BLVD	P. Art	4LN	E	1,800	B	832	0.46	B	867	0.48	*	
15200	LEONARD BLVD	GUNNERY RD	WESTGATE BLVD	M. Art	2LN	E	860	D	763	0.89	D	819	0.95		
15300	LITTLETON RD	CORBETT RD	US 41	Maj. Col	2LN	E	860	C	528	0.61	C	555	0.65		
15400	LITTLETON RD	US 41	BUS 41	Maj. Col	2LN	E	860	C	437	0.51	C	459	0.53		
15500	LUCKETT RD	ORTIZ AVE	I-75	M. Art	2LN	E	880	B	317	0.36	B	392	0.45	4 Ln design & ROW	
15600	LUCKETT RD	I-75	COUNTRY LAKES DR	Maj. Col	2LN	E	860	B	285	0.33	C	299	0.35		
15700	MAPLE DR*	SUMMERLIN RD	2ND AVE	Min. Col	2LN	E	860	C	77	0.09	C	89	0.10	old count projection	
15800	McGREGOR BLVD	SANIBEL T PLAZA	HARBOR DR	P. Art	4LD	E	1,960	B	1,173	0.60	B	1,233	0.63		
15900	McGREGOR BLVD	HARBOR DR	SUMMERLIN RD	P. Art	4LD	E	1,960	B	1,180	0.60	B	1,240	0.63		
16000	McGREGOR BLVD	SUMMERLIN RD	KELLY RD	M. Art	4LD	E	1,960	A	927	0.47	A	983	0.50		
16100	McGREGOR BLVD	KELLY RD	GLADIOLUS DR	M. Art	4LD	E	1,960	A	927	0.47	A	975	0.50		
16200	McGREGOR BLVD (SR 86; OLD McGREGOR /GLADIOLUS DR		IONA LOOP RD	State	4LD	D	2,100	C	1,465	0.70	C	1,635	0.78		
16300	McGREGOR BLVD (SR 86; IONA LOOP RD		PINE RIDGE RD	State	4LD	D	2,100	C	1,465	0.70	C	1,635	0.78		
16400	McGREGOR BLVD (SR 86; PINE RIDGE RD		CYPRESS LAKE DR	State	4LD	D	2,100	C	1,674	0.80	C	1,873	0.89		
16500	McGREGOR BLVD (SR 86; CYPRESS LAKE DR		COLLEGE PKWY	State	4LD	D	2,100	C	1,674	0.80	C	1,873	0.89		
16600	McGREGOR BLVD (SR 86; COLLEGE PKWY		WINKLER RD	State	2LN	D	924	C	726	0.79	C	797	0.86	Constrained	
16700	McGREGOR BLVD (SR 86; WINKLER RD		TANGLEWOOD BLVD	State	2LN	D	970	F	1,039	1.07	F	1,143	1.18	Constrained	
16800	McGREGOR BLVD (SR 86; TANGLEWOOD BLVD		COLONIAL BLVD	State	2LN	D	970	F	1,039	1.07	F	1,143	1.18	Constrained	
16900	METRO PKWY (SR 739)	SIX MILE PKWY	DANIELS PKWY	State	6LD	D	3,171	C	1,136	0.36	C	1,492	0.47		
17000	METRO PKWY (SR 739)	DANIELS PKWY	CRYSTAL DR	State	4LD	D	2,100	C	1,184	0.56	C	1,446	0.69		
17100	METRO PKWY (SR 739)	CRYSTAL DR	DANLEY DR	State	4LD	D	2,100	C	1,665	0.79	D	2,092	1.00		
17200	METRO PKWY (SR 739)	DANLEY DR	COLONIAL BLVD	State	4LD	D	2,100	C	1,665	0.79	D	2,092	1.00		
	MICHAEL RIPPE PKWY	US41	SIX MILES PKWY	State	6LD	D	3,171	C	1,397	0.44	C	1,875	0.59		
17600	MILWAUKEE BLVD	ALABAMA BLVD	BELL BLVD	Maj. Col	2LN	E	860	C	168	0.20	C	176	0.20	*	
17700	MILWAUKEE BLVD	BELL BLVD	COLUMBUS BLVD	Min. Col	2LN	E	860	C	168	0.20	C	181	0.21	*	
17800	MOODY RD	HANCOCK B. PKWY	PONDELLA RD	Min. Col	2LN	E	860	C	182	0.21	C	206	0.24	old count projection(2009)	
17900	NALLE GRADE RD	SLATER RD	NALLE RD	Min. Col	2LN	E	860	C	69	0.08	C	72	0.08		
18000	NALLE RD	SR 78	NALLE GRADE RD	Min. Col	2LN	E	860	C	128	0.15	C	147	0.17	*	
18100	NEAL RD	ORANGE RIVER BLVD	BUCKINGHAM RD	Min. Col	2LN	E	860	C	130	0.15	C	137	0.16	*	
18200	NORTH RIVER RD	SR 31	FRANKLIN LOCK RD	M. Art	2LN	E	1,140	A	145	0.13	B	264	0.23		
18300	NORTH RIVER RD	FRANKLIN LOCK RD	BROADWAY RD	M. Art	2LN	E	1,140	A	145	0.13	B	286	0.25		
18400	NORTH RIVER RD	BROADWAY RD	COUNTY LINE	M. Art	2LN	E	1,140	A	100	0.09	A	133	0.12		
18900	OLGA RD*	SR 80 W	SR 80 E	Min. Col	2LN	E	860	C	82	0.10	C	95	0.11	old count projection	
19100	ORANGE GROVE BLVD	CLUB ENTR.	HANCOCK B. PKWY	Min. Col	2LN	E	860	C	393	0.46	C	488	0.57	old count(2009)	
19200	ORANGE GROVE BLVD	HANCOCK B. PKWY	PONDELLA RD	Min. Col	4LN	E	1,790	C	528	0.29	C	555	0.31		
19300	ORANGE RIVER BLVD	SR 80	STALEY RD	Maj. Col	2LN	E	1,000	D	477	0.48	D	502	0.50		

County-Maintained Collector Roadway - Unincorporated Lee County

County-Maintained Collector Roadway - Incorporated Lee County

County-Maintained Arterial Roadway - Unincorporated Lee County

County-Maintained Arterial Roadway - Incorporated Lee County

State-Maintained Arterial Roadway - Unincorporated Lee County

County Maintained Controlled Access Arterial Facility

County Maintained Expressway

Table 21 b): Link-Level Service Volumes and LOS Table

Table 21 b) 5 of 7

LEE COUNTY ROAD LINK VOLUMES (County- and State-Maintained Roadways)															
Link No.	NAME	ROADWAY LINK		F. Class	ROAD TYPE	PERFORMANCE STANDARD			2021 100TH HIGHEST HOUR			FUTURE FORECAST (2026)			Notes
		FROM	TO			LOS	DIRECTIONAL CAPACITY	LOS	VOL	V/C	LOS	VOL	V/C		
19400	ORANGE RIVER BLVD	STALEY RD	BUCKINGHAM RD	Maj. Col	2LN	E	1,000	D	477	0.48	D	511	0.51		
19500	ORIOLE RD	SAN CARLOS BLVD	ALICO RD	Maj. Col	2LN	E	860	C	129	0.15	C	136	0.16		
19600	ORTIZ AVE	COLONIAL BLVD	SR 82	Controlled xs	2LN	E	900	B	716	0.80	B	753	0.84		
19700	ORTIZ AVE	SR 82	LUCKETT RD	P. Art	2LN	E	900	B	745	0.83	B	784	0.87	4 Ln design & ROW	
19800	ORTIZ AVE	LUCKETT RD	SR 80	P. Art	2LN	E	900	B	309	0.34	B	325	0.36	4 Ln design & ROW	
19900	PALM BEACH BLVD (SR 8)	PROSPECT AVE	ORTIZ AVE	State	4LD	D	2,100	C	1,089	0.52	C	1,240	0.59		
20000	PALM BEACH BLVD (SR 8)	ORTIZ AVE	I-75	State	6LD	D	3,171	C	1,242	0.39	C	1,391	0.44		
20100	PALM BEACH BLVD (SR 8)	I-75	SR 31	State	6LD	D	3,171	C	1,616	0.51	C	2,001	0.63		
20200	PALM BEACH BLVD (SR 8)	SR 31	BUCKINGHAM RD	State	4LD	D	2,100	D	2,043	0.97	F	2,495	1.19		
20300	PALM BEACH BLVD (SR 8)	BUCKINGHAM RD	WERNER DR	State	4LD	D	3,280	B	1,426	0.43	C	1,802	0.55		
20330	PALM BEACH BLVD (SR 8)	WERNER DR	JOEL BLVD	State	4LD	C	2,210	B	1,179	0.53	C	1,531	0.69		
20400	PALM BEACH BLVD (SR 8)	JOEL BLVD	HENDRY CO. LINE	State	4LD	C	2,210	B	1,053	0.48	B	1,343	0.61		
20500	PALOMINO LN	DANIELS PKWY	PENZANCE BLVD	Min. Col	2LN	E	860	C	380	0.44	C	403	0.47		
20600	PARK MEADOWS DR	SUMMERLIN RD	US 41	Maj. Col	2LN	E	860	C	205	0.24	C	160	0.25		
20800	PENZANCE BLVD	RANCHETTE RD	SIX MILE PKWY	Maj. Col	2LN	E	860	C	148	0.17	C	160	0.19		
20900	PINE ISLAND RD	STRINGFELLOW RD	BURNT STORE RD	P. Art	2LN	E	950	E	594	0.63	E	644	0.68	Constrained	
21400	PINE ISLAND RD (SR 78)	CITY LIMITS E OF BARRETT RD	US 41	State	4LD	D	2,100	C	1,821	0.87	F	2,171	1.03		
21500	PINE ISLAND RD (SR 78)	US 41	BUS 41	State	4LD	D	2,100	C	1,590	0.76	C	1,754	0.84		
21600	PINE RIDGE RD	SAN CARLOS BLVD	SUMMERLIN RD	Maj. Col	2LN	E	860	C	515	0.60	D	587	0.68	*	
21700	PINE RIDGE RD	SUMMERLIN RD	GLADIOLUS DR	Maj. Col	2LN	E	860	C	245	0.28	C	405	0.47	Heritage Isle*	
21800	PINE RIDGE RD	GLADIOLUS DR	McGREGOR BLVD	Maj. Col	2LN	E	860	C	245	0.28	C	257	0.30		
21900	PLANTATION RD	SIX MILE PKWY	DANIELS PKWY	M. Art	2LN	E	860	C	267	0.31	C	369	0.43	Intermed Park	
22000	PLANTATION RD	DANIELS PKWY	IDLEWILD ST	M. Art	2LN	E	860	D	692	0.80	D	728	0.85	FDOT Metro Pkwy 6-laning	
22050	PLANTATION RD	IDLEWILD ST	COLONIAL BLVD	M. Art	4LN	E	1,790	C	687	0.38	C	722	0.40		
22100	PONDELLA RD	SR 78	ORANGE GROVE BLVD	P. Art	4LD	E	1,890	B	1,012	0.54	B	1,063	0.56	*	
22200	PONDELLA RD	ORANGE GROVE BLVD	US 41	P. Art	4LD	E	1,890	B	1,405	0.74	B	1,480	0.78		
22300	PONDELLA RD	US 41	BUS 41	P. Art	4LD	E	1,890	B	1,052	0.56	B	1,105	0.58		
22400	PRITCHETT PKWY	SR 78	RICH RD	Maj. Col	2LN	E	860	C	73	0.08	C	541	0.63	old count, Stoneybrook North(2009)	
22500	RANCHETTE RD	PENZANCE BLVD	IDLEWILD ST	Maj. Col	2LN	E	860	C	93	0.11	C	98	0.11		
22600	RICH RD	SLATER RD	PRITCHETT PKWY	Maj. Col	2LN	E	860	C	55	0.06	C	62	0.07	old count projection(2009)	
22700	RICHMOND AVE	LEELAND HEIGHTS	E 12TH ST	Maj. Col	2LN	E	860	C	82	0.10	C	94	0.11		
22800	RICHMOND AVE	E 12TH ST	GREENBRIAR BLVD	Maj. Col	2LN	E	860	C	82	0.10	C	86	0.10		
23230	SAN CARLOS BLVD	US 41	THREE OAKS PKWY	Maj. Col	2LN	E	860	C	401	0.47	C	422	0.49	*	
23000	SAN CARLOS BLVD (SR 86)	MANTANZAS PASS B.	MAIN ST	State	2LD	D	970	F	1,051	1.08	F	1,176	1.21	Constrained	
23100	SAN CARLOS BLVD (SR 86)	MAIN ST	SUMMERLIN RD	State	4LD	D	2,100	C	1,051	0.50	C	1,176	0.56	PD&E Study	
23180	SAN CARLOS BLVD (SR 86)	SUMMERLIN RD	KELLY RD	State	2LD	D	970	C	772	0.80	C	795	0.82		
23200	SAN CARLOS BLVD (SR 86)	KELLY RD	GLADIOLUS DR	State	4LD	D	2,100	C	772	0.37	C	795	0.38		
23260	SANIBEL BLVD	US 41	LEE RD	Maj. Col	2LN	E	860	C	489	0.57	C	514	0.60		
23300	SANIBEL CAUSEWAY	SANIBEL SHORELINE	TOLL PLAZA	P. Art	2LN	E	1,140	E	987	0.87	E	1,037	0.91		
23400	SHELL POINT BLVD	McGREGOR BLVD	PALM ACRES	Maj. Col	2LN	E	860	C	231	0.27	C	243	0.28	*	
23600	SIX MILE CYPRESS	METRO PKWY	DANIELS PKWY	Controlled xs	4LD	E	2,000	B	1,371	0.69	B	1,441	0.72	Unincorporated LC	
23700	SIX MILE CYPRESS	DANIELS PKWY	WINKLER EXT.	Controlled xs	4LD	E	1,900	B	951	0.50	B	1,154	0.61	Unincorporated LC	
23800	SIX MILE CYPRESS	WINKLER EXT.	CHALLENGER BLVD	Controlled xs	4LD	E	1,900	B	1,061	0.56	B	1,115	0.59	Incorporated LC	
23900	SIX MILE CYPRESS	CHALLENGER BLVD	COLONIAL BLVD	Controlled xs	6LD	E	2,860	A	1,061	0.37	A	1,115	0.39	Incorporated LC	
23500	SIX MILE PKWY (SR 739)	US 41	METRO PKWY	State	4LD	D	2,100	C	1,941	0.92	F	2,243	1.07		
24000	SLATER RD	SR 78	NALLE GRADE RD	M. Art	2LN	E	1,010	C	376	0.37	C	395	0.39	*	
24100	SOUTH POINTE BLVD	CYPRESS LAKE DR	COLLEGE PKWY	Maj. Col	2LD	E	910	D	602	0.66	D	633	0.70	*	
24200	SR 31 (ARCADIA RD)	SR 80	SR 78	State	2LN	D	970	C	763	0.79	F	989	1.02	PD&E/SEIR Study	

County-Maintained Collector Roadway - Unincorporated Lee County

State-Maintained Arterial Roadway - Unincorporated Lee County

County-Maintained Collector Roadway - Incorporated Lee County

County Maintained Controlled Access Arterial Facility

County-Maintained Arterial Roadway - Unincorporated Lee County

County Maintained Expressway

County-Maintained Arterial Roadway - Incorporated Lee County

Table 21 b): Link-Level Service Volumes and LOS Table

Table 21 b) 6 of 7

LEE COUNTY ROAD LINK VOLUMES (County- and State-Maintained Roadways)														
Link No.	NAME	ROADWAY LINK		F. Class	ROAD TYPE	PERFORMANCE STANDARD		2021 100TH HIGHEST HOUR			FUTURE FORECAST (2026)			Notes
		FROM	TO			LOS	DIRECTIONAL CAPACITY	LOS	VOL	V/C	LOS	VOL	V/C	
24300	SR 31 (ARCADIA RD)	SR 78	COUNTY LINE	State	2LN	C	820	C	655	0.80	B	889	0.40	Future Capacity 2210 (for V/C as well)
24400	STALEY RD	TICE	ORANGE RIVER BLVD	Maj. Col	2LN	E	860	C	197	0.23	C	207	0.24	*
24500	STRINGFELLOW RD	1ST AVE	BERKSHIRE RD	M. Art	2LN	E	1,060	B	315	0.30	C	445	0.42	Constrained
24600	STRINGFELLOW RD	BERKSHIRE RD	PINE ISLAND RD	M. Art	2LN	E	1,060	B	315	0.30	C	448	0.42	Constrained
24700	STRINGFELLOW RD	PINE ISLAND RD	PINELAND RD	M. Art	2LN	E	1,060	D	730	0.69	E	831	0.78	Constrained
24800	STRINGFELLOW RD	PINELAND RD	MAIN ST	M. Art	2LN	E	1,060	D	730	0.69	E	827	0.78	
24900	SUMMERLIN RD	McGREGOR BLVD	KELLY COVE RD	Controlled xs	4LD	E	1,980	A	1,243	0.63	A	1,306	0.66	Unincorporated Lee county
25000	SUMMERLIN RD	KELLY COVE RD	SAN CARLOS BLVD	Controlled xs	4LD	E	1,980	A	1,243	0.63	A	1,306	0.66	Unincorporated Lee county
25100	SUMMERLIN RD	SAN CARLOS BLVD	PINE RIDGE RD	Controlled xs	6LD	E	3,000	A	1,928	0.64	A	2,158	0.72	Unincorporated Lee county
25200	SUMMERLIN RD	PINE RIDGE RD	BASS RD	Controlled xs	6LD	E	3,000	A	1,928	0.64	A	2,026	0.68	Unincorporated Lee county
25300	SUMMERLIN RD	BASS RD	GLADIOLUS DR	Controlled xs	6LD	E	3,000	A	1,928	0.64	A	2,026	0.68	Unincorporated Lee county
25400	SUMMERLIN RD	GLADIOLUS DR	CYPRESS LAKE DR	Controlled xs	4LD	E	1,900	C	1,530	0.81	C	1,631	0.86	Unincorporated Lee county
25500	SUMMERLIN RD	CYPRESS LAKE DR	COLLEGE PKWY	Controlled xs	6LD	E	2,880	B	1,808	0.63	B	1,900	0.66	Unincorporated Lee county
25600	SUMMERLIN RD	COLLEGE PKWY	PARK MEADOW DR	Controlled xs	6LD	E	2,880	B	1,802	0.63	B	1,894	0.66	Unincorporated Lee county
25700	SUMMERLIN RD	PARK MEADOW DR	BOY SCOUT	Controlled xs	6LD	E	2,880	B	1,802	0.63	B	1,894	0.66	Unincorporated Lee county
25800	SUMMERLIN RD	BOY SCOUT	MATHEWS DR	P. Art	4LD	E	1,820	D	1,135	0.62	D	1,193	0.66	
25900	SUMMERLIN RD	MATHEWS DR	COLONIAL BLVD	P. Art	4LD	E	1,820	D	1,135	0.62	D	1,193	0.66	
26000	SUNRISE BLVD	BELL BLVD	COLUMBUS BLVD	Min. Col	2LN	E	860	C	42	0.05	C	53	0.06	Old Count
26100	SUNSHINE BLVD	SR 82	23RD ST SW	P. Art	2LN	E	1,010	C	395	0.39	C	416	0.41	*
26150	SUNSHINE BLVD	23RD ST SW	LEE BLVD	P. Art	2LN	E	1,010	C	395	0.39	C	416	0.41	*
26200	SUNSHINE BLVD	LEE BLVD	W 12TH ST	P. Art	2LN	E	1,010	D	651	0.64	D	684	0.68	*
26300	SUNSHINE BLVD	W 12TH ST	W 75TH ST	Maj. Col	2LN	E	860	D	602	0.70	D	633	0.74	
26500	THREE OAKS PKWY	COCONUT RD	ESTERO PKWY	P. Art	4LD	E	1,940	B	1,560	0.80	B	1,743	0.90	
26600	THREE OAKS PKWY	ESTERO PKWY	SAN CARLOS BLVD	P. Art	4LD	E	1,940	B	707	0.36	B	816	0.42	
26700	THREE OAKS PKWY	SAN CARLOS BLVD	ALICO RD	P. Art	4LD	E	1,940	B	707	0.36	B	743	0.38	
26800	TICE ST	SR 80	ORTIZ AVE	Maj. Col	2LN	E	860	C	199	0.23	C	209	0.24	
26900	TICE ST	ORTIZ AVE	STALEY RD	Maj. Col	2LN	E	860	C	207	0.24	C	243	0.28	Elementry U.
27000	TREELINE AVE	TERMINAL ACCESS RD	DANIELS PKWY	Controlled xs	4LD	E	1,980	A	1,050	0.53	A	1,288	0.65	Harley Davidson
27030	TREELINE AVE	DANIELS PKWY	AMBERWOOD RD	P. Art	4LD	E	1,980	A	782	0.39	A	822	0.42	
27070	TREELINE AVE	AMBERWOOD RD	COLONIAL BLVD	P. Art	4LD	E	1,980	A	782	0.39	A	822	0.42	
30500	US 41 (CLEVELAND AVE)	DANIELS PKWY	COLLEGE PKWY	State	6LD	D	3,171	C	2,598	0.82	C	2,904	0.92	SR 739 6 In DES & ROW Progrmd
30600	US 41 (CLEVELAND AVE)	COLLEGE PKWY	SOUTH RD	State	6LD	D	3,171	C	2,598	0.82	C	2,904	0.92	SR 739 6 In DES & ROW Progrmd
30700	US 41 (CLEVELAND AVE)	SOUTH RD	BOY SCOUT RD	State	6LD	D	3,171	C	2,598	0.82	C	2,904	0.92	SR 739 6 In DES & ROW Progrmd
30800	US 41 (CLEVELAND AVE)	BOY SCOUT RD	NORTH AIRPORT RD	State	6LD	D	3,171	C	2,598	0.82	C	2,904	0.92	SR 739 6 In DES & ROW Progrmd
30810	US 41 (CLEVELAND AVE)	NORTH AIRPORT RD	COLONIAL BLVD	State	6LD	D	3,171	C	2,418	0.76	C	2,704	0.85	
30900	US 41 (CLEVELAND AVE)	CITY LIMITS	N. KEY DR	State	4LD	D	2,100	C	1,996	0.95	F	2,240	1.07	
31000	US 41 (CLEVELAND AVE)	N. KEY DR	HANCOCK B. PKWY	State	4LD	D	2,100	C	1,996	0.95	F	2,240	1.07	
31100	US 41 (CLEVELAND AVE)	HANCOCK B. PKWY	PONDELLA RD	State	4LD	D	2,100	C	1,996	0.95	F	2,240	1.07	
31200	US 41 (CLEVELAND AVE)	PONDELLA RD	SR 78	State	4LD	D	2,100	C	1,362	0.65	C	1,523	0.73	
31300	US 41 (CLEVELAND AVE)	SR 78	LITTLETON RD	State	4LD	D	2,100	C	1,362	0.65	C	1,523	0.73	
31400	US 41 (N TAMIAMI TR)	LITTLETON RD	BUS 41	State	4LD	D	2,100	C	1,087	0.52	C	1,263	0.60	
31500	US 41 (N TAMIAMI TR)	BUS 41	DEL PRADO BLVD	State	4LD	D	2,100	C	1,087	0.52	C	1,263	0.60	
31600	US 41 (N TAMIAMI TR)	DEL PRADO BLVD	CHARLOTTE CO. LINE	State	4LD	D	2,100	C	1,577	0.75	C	1,885	0.90	
29800	US 41 (S TAMIAMI TR)	OLD 41	CORKSCREW RD	State	6LD	D	3,171	C	2,342	0.74	C	2,616	0.82	
29900	US 41 (S TAMIAMI TR)	CORKSCREW RD	SANIBEL BLVD	State	6LD	D	3,171	C	2,294	0.72	C	2,767	0.87	
30000	US 41 (S TAMIAMI TR)	SANIBEL BLVD	ALICO RD	State	6LD	D	3,171	C	2,576	0.81	C	3,011	0.95	
30100	US 41 (S TAMIAMI TR)	ALICO RD	ISLAND PARK RD	State	6LD	D	3,171	C	2,576	0.81	C	3,011	0.95	
30200	US 41 (S TAMIAMI TR)	ISLAND PARK RD	BRIARCLIFF RD	State	6LD	D	3,171	C	3,002	0.95	F	3,356	1.06	

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- County-Maintained Collector Roadway - Incorporated Lee County
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- County-Maintained Arterial Roadway - Incorporated Lee County

- State-Maintained Arterial Roadway - Unincorporated Lee County
- County Maintained Controlled Access Aterial Facility
- County Maintained Expressway

Table 21 b): Link-Level Service Volumes and LOS Table

Table 21 b) 7 of 7

LEE COUNTY ROAD LINK VOLUMES (County- and State-Maintained Roadways)														
Link No.	NAME	ROADWAY LINK		F. Class	ROAD TYPE	PERFORMANCE STANDARD		2021 100TH HIGHEST HOUR			FUTURE FORECAST (2026)			Notes
		FROM	TO			LOS	DIRECTIONAL CAPACITY	LOS	VOL	V/C	LOS	VOL	V/C	
30300	US 41 (S TAMIAMI TR)	BRIARCLIFF RD	SIX MILE PKWY	State	6LD	D	3,171	C	3,002	0.95	F	3,356	1.06	
30400	US 41 (S TAMIAMI TR)	SIX MILE PKWY	DANIELS PKWY	State	6LD	D	3,171	C	2,509	0.79	C	2,807	0.89	
27200	VETERANS MEM. PKWY	SR 78	CHIQUITA	Controlled xs	4LD	D	2,040	A	1,000	0.49	A	1,051	0.52	
27300	VETERANS MEM. PKWY	CHIQUITA	SKYLINE	Xprswy	4LD	D	2,040	A	1,195	0.59	A	1,256	0.62	
27400	VETERANS MEM. PKWY	SKYLINE	SANTA BARBARA BLVD	Xprswy	6LD	D	3,080	A	2,103	0.68	B	2,210	0.72	*
27500	VETERANS MEM. PKWY	SANTA BARBARA BLVD	COUNTRY CLUB BLVD	Xprswy	6LD	D	3,080	B	2,968	0.96	F	3,119	1.01	
27600	VETERANS MEM. PKWY	COUNTRY CLUB BLVD	MIDPOINT BRDG TOLL P	Xprswy	6LD	D	3,080	B	2,772	0.90	B	2,913	0.95	
27700	VETERANS MEM. PKWY	MIDPOINT BRDG TOLL P	McGREGOR BLVD	Xprswy	4LB	D	4,000	D	2,964	0.74	D	3,115	0.78	
29100	W. 12TH ST	GUNNERY RD	SUNSHINE BLVD	Maj. Col	2LN	E	860	C	230	0.27	C	241	0.28	*
29200	W. 12TH ST	SUNSHINE BLVD	WILLIAMS AVE	Maj. Col	2LN	E	860	C	76	0.09	C	168	0.20	old count projection(2010)
29300	W. 12TH ST	WILLIAMS AVE	JOEL BLVD	Maj. Col	2LN	E	860	C	92	0.11	C	104	0.12	old count projection(2010)
29400	W. 14TH ST	SUNSHINE BLVD	RICHMOND AVE	Min. Col	2LN	E	860	C	48	0.06	C	54	0.06	old count projection(2010)
29000	W. 6TH ST	WILLIAMS AVE	JOEL BLVD	Maj. Col	2LN	E	860	C	181	0.21	C	190	0.22	
26400	W23RD ST	GUNNERY RD	SUNSHINE BLVD	M. Art	2LN	E	860	D	763	0.89	D	802	0.93	
15200	WESTGATE BLVD	GUNNERY RD	LEE BLVD	M. Art	2LN	E	860	D	567	0.66	D	623	0.72	
27900	WHISKEY CREEK DR	COLLEGE PKWY	SAUTERN DR	Maj. Col	2LD	E	910	C	298	0.33	C	313	0.34	
28000	WHISKEY CREEK DR	SAUTERN DR	McGREGOR BLVD	Maj. Col	2LD	E	910	C	298	0.33	C	313	0.34	
28200	WILLIAMS AVE	LEE BLVD	W. 6TH ST	Maj. Col	2LN	E	860	D	747	0.87	D	785	0.91	
28300	WINKLER RD	STOCKBRIDGE DR	SUMMERLIN RD	Maj. Col	2LN	E	860	C	461	0.54	C	537	0.62	old count(2010)
28400	WINKLER RD	SUMMERLIN RD	GLADIOLUS DR	M. Art	4LD	E	1,520	C	276	0.18	C	290	0.19	
28500	WINKLER RD	GLADIOLUS DR	BRANDYWINE CIR	M. Art	2LN	E	880	B	593	0.67	B	625	0.71	Year 2010 data
28600	WINKLER RD	BRANDYWINE CIR	CYPRESS LAKE DR	M. Art	2LN	E	880	B	418	0.48	B	439	0.50	
28700	WINKLER RD	CYPRESS LAKE DR	COLLEGE PKWY	M. Art	4LD	E	1,780	D	746	0.42	D	784	0.44	
28800	WINKLER RD	COLLEGE PKWY	McGREGOR BLVD	M. Art	2LN	E	800	B	350	0.44	B	395	0.49	old count projection(Year 2010)
28900	WOODLAND BLVD	US 41	AUSTIN ST	Maj. Col	2LN	E	860	C	266	0.31	C	300	0.35	old count projection(2010)

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- State-Maintained Arterial Roadway - Unincorporated Lee County
- County Maintained Controlled Access Aterial Facility
- County Maintained Expressway

GENERAL REFERENCES [Active Hyperlinks*]

- [The Lee Plan \(as amended through November 2021\)](#)
- [Lee County Land Development Code](#)
- [Florida State Statutes](#)
- [Lee County DOT 2021 Traffic Count Report](#)
- [Highway Capacity Software, McTrans Center, University of Florida, Gainesville, FL](#)
- [Highway Capacity Manual -2010, Transportation Research Board, Washington D.C](#)
- [Florida Bureau of Economic Development and Business Research Vol 54. Bulletin 189, 2021](#)
- [Florida Department of Environmental Protection Electronic Document Management System \(OCULUS 6.2\)](#)
- [US Census 2020-21 Population Estimates](#)
- [IBID Tetra Tech Basis of Design Report \(January 2018\)](#)
- [Florida Inventory of School Houses \(FISH\)](#)
- [Florida Department of Transportation Quality Level of Service Handbook 2020](#)
- [Florida Department of Transportation 2021 Traffic Analysis Handbook](#)
- [Lee County Administrative Code AC-11-1](#)
- [Florida Department of Transportation District One 2021 LOS report and User Guide](#)
- [Lee County-Florida Public Facilities Level Of Service and Concurrency Report 2021](#)
- [LEE MPO Long Range Transportation Plan](#)
- [Lee County Traffic Study Resources](#)

*Active Hyperlinks Last Accessed on November 01, 2022

APPENDIX A – SCHOOLS

A.1: East Zone Schools

SUB ZONE	SCHOOL NAME	TOTALS OCTOBER 6, 2021			PROJECTED 2022-2023 TOTALS			
		PK-12 ENROLLMENT	PERMANENT FISH CAPACITY	TOTAL SEATS AVAILABLE	FORMER FISH CAPACITY	PERMANENT FISH CAPACITY	TOTAL CHANGE IN SEATS	AVAILABLE CAPACITY
E1	Bayshore Elementary	606	656	50	656	656		50
	Edgewood Elementary	469	726	257	726	726		257
	James Stephens Elementary	427	734	307	734	734		307
	Orange River Elementary	810	762	(48)	762	762		(48)
	Tice Elementary	590	616	26	616	616		26
	Survey Changes in Elementary East Zone							
	Elementary Totals	2,902	3,494	6,396	3,494	3,494		592
	Dunbar High	1,774	1,771	(3)	1,771	1,771		(3)
	Survey Changes in High East Zone							
	High Totals	1,774	1,771	(3)	1,771	1,771		(3)
E2	Gateway Elementary	804	735	(69)	735	735		(69)
	Harns Marsh Elementary	973	894	(79)	894	894		(79)
	Manatee Elementary	817	940	123	940	940		123
	River Hall Elementary	1,022	966	(56)	966	966		(56)
	Sunshine Elementary	1,239	1,036	(203)	1,036	1,036		(203)
	Tortuga Elementary	1,051	1,056	5	1,056	1,056		5
	Treeline Elementary	1,115	994	(121)	994	994		(121)
	Survey Changes in Elementary East Zone							
	Elementary Totals	7,021	6,621	(400)	6,621	6,621		(400)
	Harns Marsh Middle	1,376	1,239	(137)	1,239	1,239		(137)
	Oak Hammock Middle	1,536	1,235	(301)	1,235	1,235		(301)
	Varsity Lakes Middle	1,317	1,095	(222)	1,095	1,095		(222)
	Survey Changes in Middle East Zone							
	Middle Totals	4,229	3,569	(660)	3,569	3,569		(660)
	Gateway High	1,263	1,932	669	1,932	1,932		669
	Lehigh Senior High	2,397	2,422	25	2,422	2,422		25
	Riverdale High	2,120	1,934	(186)	1,934	1,934		(186)
	Survey Changes in High East Zone							
	High Totals	5,780	6,288	508	6,288	6,288		508
	E3	Alva School	541	479	(62)	479	479	
G. Weaver Hipps Elementary		802	752	(50)	752	752		(50)
Lehigh Elementary		1,165	1,038	(127)	1,038	1,038		(127)
Mirror Lakes Elementary		1,163	960	(203)	960	960		(203)
Veteran's Park Academy (K-5)		1,032	911	(121)	911	911		(121)
Survey Changes in Elementary East Zone								
Elementary Totals		4,703	4,140	(563)	4,140	4,140		(563)
Alva School (6-8)		655	574	(81)	574	574		(81)
Lehigh Acres Middle		1,264	1,200	(64)	1,200	1,200		(64)
Veteran's Park Academy (6-8)		876	987	111	987	2,032	1,045	1,156
Survey Changes in Middle East Zone								
Middle Totals		2,795	2,761	(34)	2,761	3,806		1,011
East Lee County High		1,881	1,929	48	1,929	1,929		48
Survey Changes in High East Zone								
High Totals	1,881	1,929	48	1,929	1,929		48	
Elem Totals - East	14,626	14,255	(371)	14,255	14,255		(371)	
Middle Totals - East	7,024	6,330	(694)	6,330	7,375		351	
High Totals - East	9,435	9,987	552	9,987	9,987		552	
Total East	31,085	30,572	(513)	30,572	31,617		532	

A.2: South Zone Schools

SUB ZONE	SCHOOL NAME	<-----TOTALS OCTOBER 6, 2021----->			<-----PROJECTED 2022-2023 TOTALS----->			
		PK-12 ENROLLMENT	PERMANENT FISH CAPACITY	TOTAL SEATS AVAILABLE	FORMER FISH CAPACITY	PERMANENT FISH CAPACITY	TOTAL CHANGE IN SEATS	AVAILABLE CAPACITY
S1	Allen Park Elementary	912	1,010	98	1,010	1,010		98
	Colonial Elementary	837	882	45	882	882		45
	Edison Park Elementary	405	439	34	439	439		34
	Franklin Park Elementary	389	579	190	579	579		190
	Heights Elementary	1,137	1,277	140	1,277	1,277		140
	Orangewood Elementary	616	606	(10)	606	606		(10)
	Ray V. Pottorf Elementary	743	864	121	864	864		121
	Tanglewood Elementary	743	764	21	764	764		21
	Villas Elementary	839	842	3	842	842		3
	Survey Changes in Elementary South Zone							
	Elementary Totals	6,621	7,263	642	7,263	7,263		642
	Cypress Lake Middle	788	876	88	876	876		88
	Fort Myers Middle	668	882	214	882	882		214
	P.L. Dunbar Middle	997	1,018	21	1,018	1,018		21
	Survey Changes in Middle South Zone							
	Middle Totals	2,453	2,776	323	2,776	2,776		323
	Cypress Lake High	1,540	1,596	56	1,596	1,596		56
Fort Myers High	1,896	1,841	(55)	1,841	1,841		(55)	
Survey Changes in High South Zone								
High Totals	3,436	3,437	1	3,437	3,437		1	
S2	Rayma C. Page Elementary	829	846	17	846	846		17
	San Carlos Elementary	679	974	295	974	974		295
	Three Oaks Elementary	1,015	694	(321)	694	694		(321)
	Survey Changes in Elementary South Zone							
	Elementary Totals	2,523	2,514	(9)	2,514	2,514		(9)
	Lexington Middle	1,112	1,071	(41)	1,071	1,071		(41)
	Three Oaks Middle	1,066	991	(75)	991	991		(75)
	Survey Changes in Middle South Zone							
	Middle Totals	2,178	2,062	(116)	2,062	2,062		(116)
	South Fort Myers High	1,876	1,992	116	1,992	1,992		116
Survey Changes in High South Zone								
High Totals	1,876	1,992	116	1,992	1,992		116	
S3	Bonita Springs Elementary	548	396	(152)	396	396		(152)
	Pinewoods Elementary	1,102	980	(122)	980	980		(122)
	Spring Creek Elementary	658	722	64	722	722		64
	Survey Changes in Elementary South Zone							
	Elementary Totals	2,308	2,098	(210)	2,098	2,098		(210)
	Bonita Springs Middle	877	926	49	926	926		49
	Survey Changes in Middle South Zone							
	Middle Totals	877	926	49	926	926		49
	Bonita Springs High	1,563	1,512	(51)	1,512	1,512		(51)
	Estero High	1,362	1,643	281	1,643	1,643		281
Survey Changes in High South Zone								
High Totals	2,925	3,155	230	3,155	3,155		230	
S4	Fort Myers Beach Elementary	83	223	140	223	223		140
	Survey Changes in Elementary South Zone							
	Elementary Totals	83	223	140	223	223		140
S5	Sanibel School (K-5)	157	232	75	232	232		75
	Survey Changes in Elementary South Zone							
	Elementary Totals	157	232	75	232	232		75
	Sanibel School (6-8)	95	176	81	176	176		81
	Survey Changes in Middle South Zone							
Middle Totals	95	176	81	176	176		81	
	Elem Totals - South	11,692	12,330	638	12,330	12,330		638
	Middle Totals - South	5,603	5,940	337	5,940	5,940		337
	High Totals - South	8,237	8,584	347	8,584	8,584		347
	Total South	25,532	26,854	1,322	26,854	26,854		1,322

A.3: West Zone Schools

		<-----TOTALS OCTOBER 6, 2021----->			<-----PROJECTED 2022-2023 TOTALS----->				
SUB ZONE	SCHOOL NAME	PK-12 ENROLLMENT	PERMANENT FISH CAPACITY	TOTAL SEATS AVAILABLE	FORMER FISH CAPACITY	PERMANENT FISH CAPACITY	TOTAL CHANGE IN SEATS	AVAILABLE CAPACITY	
W1	J. Colin English Elementary	446	584	138	584	584		138	
	Littleton Elementary	497	736	239	736	736		239	
	North Fort Myers Academy (K-5)	557	795	238	795	795		238	
	Survey Changes in Elementary West Zone								
	Elementary Totals	1,500	2,115	615	2,115	2,115		615	
	North Fort Myers Academy (6-8)	541	515	(26)	515	515		(26)	
	Survey Changes in Middle West Zone								
	Middle Totals	541	515	(26)	515	515		(26)	
	Island Coast High	1,607	1,955	348	1,955	1,955		348	
	Survey Changes in High West Zone								
	High Totals	1,607	1,955	348	1,955	1,955		348	
	W2	Caloosa Elementary	960	992	32	992	992		32
		Diplomat Elementary	982	982	0	982	982		0
Hancock Creek Elementary		738	964	226	964	964		226	
Hector Cafferata Elementary		692	862	170	862	862		170	
Tropic Isles Elementary		802	968	166	968	968		166	
Survey Changes in Elementary West Zone									
Elementary Totals		4,174	4,768	594	4,768	4,768		594	
Caloosa Middle		962	1,053	91	1,053	1,053		91	
Diplomat Middle		914	994	80	994	994		80	
Mariner Middle		1,036	1,178	142	1,178	1,178		142	
Survey Changes in Middle West Zone									
Middle Totals		2,912	3,225	313	3,225	3,225		313	
Mariner High		1,694	1,626	(68)	1,626	1,626		(68)	
North Fort Myers High		1,826	1,721	(105)	1,721	1,721		(105)	
Survey Changes in High West Zone									
High Totals		3,520	3,348	(172)	3,348	3,348		(172)	

Appendix A.4: Special Purpose Facilities

		<-----TOTALS OCTOBER 6, 2021----->			<-----PROJECTED 2022-2023 TOTALS----->			
	SCHOOL NAME	PK-12 ENROLLMENT	PERMANENT FISH CAPACITY	TOTAL SEATS AVAILABLE	FORMER FISH CAPACITY	PERMANENT FISH CAPACITY	TOTAL CHANGE IN SEATS	AVAILABLE CAPACITY
	Buckingham Exceptional Center	64	125	61	125	125		61
	County-wide Exceptional Child Programs				0	0		0
	Dunbar Community School (1)				0	0		0
	Success Academy (ALC middle/high) & LAMP	151	722	571	722	722		571
	ALC West (Closed)				0	0		0
	Royal Palm Exceptional Center	133	230	97	230	230		97
	Fort Myers Institute of Technology (1)				0	0		0
	Cape Coral Institute of Technology (1)				0	0		0
	SW Florida Public Service Academy(2)				0	0		0
	Elementary Totals	348	1,077	729	1,077	1,077		729

(1) Adult Facility

(2) Former Michigan K-8 converted to adult facility