



# VILLAGE OF ESTERO

## COMPREHENSIVE PLAN AMENDMENT

### ***CPA 2024-01 Water Supply Facilities Work Plan***

Village-initiated Amendment

*Planning Zoning and Design Board Staff Report*

June 11, 2024



VILLAGE OF ESTERO  
*Comprehensive Plan Amendment*

CPA2024-01

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**NAME:** Water Supply Facilities Work Plan  
**CASE TYPE:** Comprehensive Plan Amendment  
**CASE NUMBERS:** CPA2024-01  
**PLANNING ZONING AND DESIGN BOARD DATE:** June 11, 2024  
**COUNCIL DATE:** June 19, 2024 (Transmittal)  
**APPLICANT:** Village of Estero

**REQUESTS**

This is a Village staff-initiated request for an amendment to the Comprehensive Plan. The Plan was adopted by the Council on June 13, 2018. The Plan was further amended by Ordinance 2019-23 effective on February 19, 2020 to reference the updated Water Supply Facilities Work Plan of the South Florida Water Management District.

The request is:

1. Amendment to reference the most recent Water Supply Facilities Work Plan (CPA2024-01) which is required by Florida Statutes.

This is a “text” amendment. The Planning Zoning and Design Board will make a recommendation which will be considered by the Village Council at two meetings: transmittal and adoption hearings.

**STAFF RECOMMENDATION**

Staff recommends transmittal of the amendment.

**STAFF ANALYSIS OF REQUEST**

Water Supply Plan

Florida Statute Chapter 163.3177 requires local governments to prepare and adopt a Water Supply Facilities Work Plan and incorporate relevant water supply projects into the Comprehensive Plan within 18 months after the applicable water management district approves or updates its Regional Water Supply Plan.

The purpose of the work plan is to identify and plan for the water supply sources and facilities needed to serve existing and new development within the local government's jurisdiction.

The purpose is also to improve coordination between land use planning and water supply planning. By doing so, the Comprehensive Plan also becomes consistent with the regional water supply plan prepared by each water management district.

The South Florida Water Management District approved the "2022 Lower West Coast Water Supply Plan Update" on December 19, 2022. The Village is within this planning area and thus must amend its Comprehensive Plan, as necessary, within 18 months of water management approval.

The Village hired Kimley-Horn & Associates, Inc. to prepare the Work Plan which is attached. The work plan addresses water supplies and conservation programs necessary to serve existing and new development in the Village for a minimum ten-year period.

Water is provided in the Village by Lee County Utilities (LCU) and Bonita Springs Utilities (BSU). The report indicates that, because the Village does not own or operate its own water supply facilities, and because both LCU and BSU have adequate capacity and allocation to serve Estero through the planning period (through 2035), the Village does not need to undertake any capital improvement projects or enter into agreements with the utility providers to ensure continued water supply at the current level of service.

There are several policies already contained in the Comprehensive Plan (infrastructure, capital improvements, intergovernmental coordination elements and definitions) that address water supply planning and coordination.

Staff suggests that the policy below be modified to reference that the required work plan has been prepared.

The proposed amendment language is below in strike-thru/underline:

Policy INF- 1.3.2. The Village has developed a Water supply Facilities Work Plan within 18 months after the South Florida water Management District approved an update to the required water supply plan (titled the ~~2017~~ 2022 Lower West Coast Water Supply Plan Update). The Village's Plan (*The Village of Estero 10-year Water Supply Facilities Work Plan* ~~May, 2019~~ May, 2024) incorporated by reference herein, addresses issues that pertain to water supply for utilities and requirements needed to serve current and future development in the Village. The Work Plan indicates that the Village does not own or operate its own water supply facilities, and because the water suppliers (Lee County Utilities and Bonita Springs Utilities) have adequate capacity and allocation to serve Estero through the planning period, Estero does not need to undertake any capital improvement projects.

**ATTACHMENT:**

1. The Village of Estero 10-Year Water Supply Facilities Work Plan May 2024.