

## **External Affairs Committee August 14<sup>th</sup>, 2013 Report**

### **Comedy Club relocating to Bonita Springs**

600 seats, food and bar service

Restaurant will be open during day

Location: former vacant Eckerd's/Walgreen Store

Southeast corner Imperial

Sam Vincent, Architect for renovation

Probable opening spring 2014

### **Arts Council opening a 400 seat Performing Arts Center**

Location: former Church of Living Waters facility Bonita Beach Road

West of Dolly's and East of Old 41 on North side Bonita Beach Road

Ultimately will have a building addition to enlarge stage and back stage areas of building

Rezoning required including a Planned Development (PD)

Open by end 2013 to late spring early summer. Likely to be by end of 2013.

### **VACANT TARGET STORE New 41 North near Publix store by Terry Street**

Church of Living Waters plans to create church with major performing arts/religious theater stage, nursery. No plans according to City Manager and Community Development to open a homeless shelter or soup kitchen. No rezoning required.

### **DRGR STUDY TO DEVELOP 3600 +/- acres**

DRGR Study Regarding Development 3600 acres +/-

Study completed with final report out August 18, 2013

Report to be released end of week

Five scenarios studied:

Do Nothing

Restore mining area and several other areas

Develop approx. 2200 to 2500 new home sites

Develop 4500-5000 new home sites

Develop 7000 to 7500 new home sites

DRGR as both Lee County and city development standards only permit an intensity of use of 1 home per 10 acres

### **Significant Issues**

- Loss of water which is retained in DRGR going into our aquifers
- City DRGR is “bottom of bottom of the bowl” more water flows into DRGR after heavy rain ceases than was put into DRGR from the rain and its sheet flow into the “bottom of bottom of the bowl” for weeks after the heavy rain
- Recent rains of June through mid July illustrate this point
- DRGR is in a flood plain or flood fringe or flood way which means regulations require building at least 1 ft. above 100 year flood plain
- If DRGR ground level raised above 100 year Flood Plain by at least a foot then all the billions of gallons stored in DRGR will be displaced to other lands currently not in a flood plain, resulting in flooding
- One unintended result would be homes and businesses outside boundary of DRGR when FEMA redraws Flood Maps again will, like just happened, cause existing home owners to be forced to buy flood insurance because they will be in the redrawn boundary of the flood plain. Flood Insurance when you are in a flood plain costs about as much as your home owners policy and cost is about to jump up again.