

**Santa Barbara Boulevard/Golden Gate Parkway Commercial Subdistrict
PL20170004005**

**Exhibit V.E
Public Facilities Level of Service Analysis**

Provide the existing Level of Service Standard (LOS) and document the impact the proposed change will have on the following public facilities:

The proposed Santa Barbara Boulevard/Golden Gate Parkway Commercial Subdistrict is an undeveloped 19± acre parcel. The Subdistrict proposes up to 21,500 square feet of general retail and office on approximately 19± acres. The property is zoned Estates and currently permits single-family homes at 1 du/2.25 acres the existing church and private school. The property would support up to 8 single family homes under the current plan designation. The property is currently developed with a church and private K-8 school.

The public facilities analysis evaluates the project impacts on potable Water, wastewater, drainage, parks, schools, roadways, fire/EMS, and solid waste. The source for the LOS information is the 2017 AUIR.

Potable Water

The property is located within the Golden Gate City sub-regional wastewater service area of the Collier County Water-Sewer District. The County has existing plant capacity of approximately 52 mgd. The proposed addition of 21,500 square feet of general commercial uses will not create any LOS issues in the 5-year planning horizon. This Project will have no significant impact on the potable water system and capacity is available in Collier County. A comparison of the existing and proposed uses are shown below.

Water Demand:

Existing: 8,200± sf/300 seat church
 300 seats (estimated) x 3 gal/seat = 900 gal/day x 183 days = 163,800
 gal/year = 448 gal/day average annual x 1.15 = 672 gal/day average

 160 student private school (K-8) x 33 gal/day
 160 x 33 gpd = 5,280 x 1.5 max = 7,920 gpd

Proposed: Retail/office 21,500 x 0.15 gpd/sf = 3,225 gpd
 Retail/office 21,500 x 0.15 gpd/sf x 1.5 max. month = 4,838 gpd

 1,400 student K-12 charter school x 33 gpd = 46,200 gpd

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1,400 student K-12 charter school x 33 gpd x 1.5 max. month = 69,300
gpd

Collier County LOS:	150 gpcd/(0.15) gpd/sf*
Permitted Capacity:	52.75 mgd
Required Plant Capacity FY27:	48.25 mgd

*Based on FAC 64E-6.008 System Size Determination
Data Source: Collier County 2017 AUIR

Non-residential development does not facilitate population growth.

Sanitary Sewer

The subject project is located within the service boundary of the Golden Gate City sub-regional wastewater service area of the Collier County Water-Sewer District with standards for Sanitary Sewer established in the Capital Improvement Element of the Collier County Growth Management Plan. The subdistrict is located in the FGUA service area however this utility is being taken over by the Collier County Water/Sewer District. This Project will have no significant impact on the Collier County Regional Sewer System. A comparison of the existing and proposed uses are shown below.

Sewer Demand:

Existing: 8,200± sf/300 seat church
300 seats (estimated) x 3 gal/seat = 900 gal/day x 183 days = 163,800
gal/year = 448 gal/day average annual x 1.15 = 672 gal/day average

160 student private school (K-8) x 33 gal/day
160 x 33 gpd = 5,280 x 1.5 max = 7,920 gpd

Proposed: Retail/office 21,500 x 0.15 gpd/sf = 3,225 gpd
Retail/office 21,500 x 0.15 gpd/sf x 1.5 max. month = 4,838 gpd

1,400 student K-12 charter school x 33 gpd = 46,200 gpd
1,400 student K-12 charter school x 33 gpd x 1.5 max. month = 69,300
gpd

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Collier County LOS:	100 gpcd/(0.15) gpd/sf*
Permitted Capacity:	24.85 mgd
Required Plant Capacity FY27:	23.75 mgd

*Based on EP Estimates

Data Source: Collier County 2017 AUIR

Non-residential development does not facilitate population growth.

Arterial and Collector Roads

Please refer to the Traffic Impact Statement for discussions of the project's impact on level of service for arterial and collector roadways within the project's radius of development influence.

Drainage

The County has adopted a LOS standard for private developments which requires development to occur consistent with water quantity and quality standards established in Ordinances 74-50, 90-10, 2001-27, and LDC Ordinance 2004-41, as may be amended. An environmental Resource Permit (ERP) issued by the South Florida Water Management District will be required, which has established criteria for the volume of water stored on site as well as the quality of the water which may be discharged from the site. The development within the subdistrict will be consistent with the County LOS standards.

Solid Waste

The adopted LOS for solid waste is two years of lined cell capacity at the previous 3 year average tons per year disposal rate and 10 years of permittable landfill capacity of the disposal rate. There are no current capacity issues and none are anticipated through the year 2067.

Existing: .007 lb/sf/day disposal rate
 8,200 sf x .007 lb/sf/day = 57 lb/day x 365 = 20,805 lb/year
 160 student school x .5 lb/student/day = 80 lb/day x 180 days = 14,400
 lb/year or 7.2 tons/year

Proposed: Retail/office 21,500 x 5 lbs/1,000 sq ft = 108 lbs/day x 365 = 39,238
 lbs/year or 19.62 tons/year

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1,400 student school x .5 lb/student/day = 700 lb/day x 180 days = 126,000
lb/year or 63 tons/year

Current landfill capacity in 2018 is anticipated to be 17,001,964 tons.

Total Permitted Landfill Capacity Remaining, 2017	17,244,316 Tons
Required Permitted Landfill Capacity, 2017	2,625,495 Tons
Total Lined Cell Capacity Remaining, 2017	2,372,915 Tons
Required Lined Cell Capacity, 2017	490,736 Tons

Source: Collier County 2017 AUIR
Cal Recycle

Parks: Community and Regional

Parks impact fees are not assessed for commercial development or schools.

No adverse impacts to Community or Regional Parks result from the amendment of the subdistrict.

Schools

School impact fees are not assessed for commercial development or schools.

No adverse impacts to schools result from the creation of the subdistrict.

Fire Control and EMS

The proposed project lies within the North Collier Fire Rescue District. The North Collier Fire Rescue District - Station #10 is located at 13240 Immokalee Rd, which is approximately one half mile from the southern property boundary. Emergency Medical Service - Station #10 is located at 17596 Immokalee Road, which is approximately one half mile from the northern property boundary. No significant impacts to Fire Control level of service are anticipated due to the proposed project. Estimated impact fees for EMS and fire would be determined at time of SDP based on each unit.

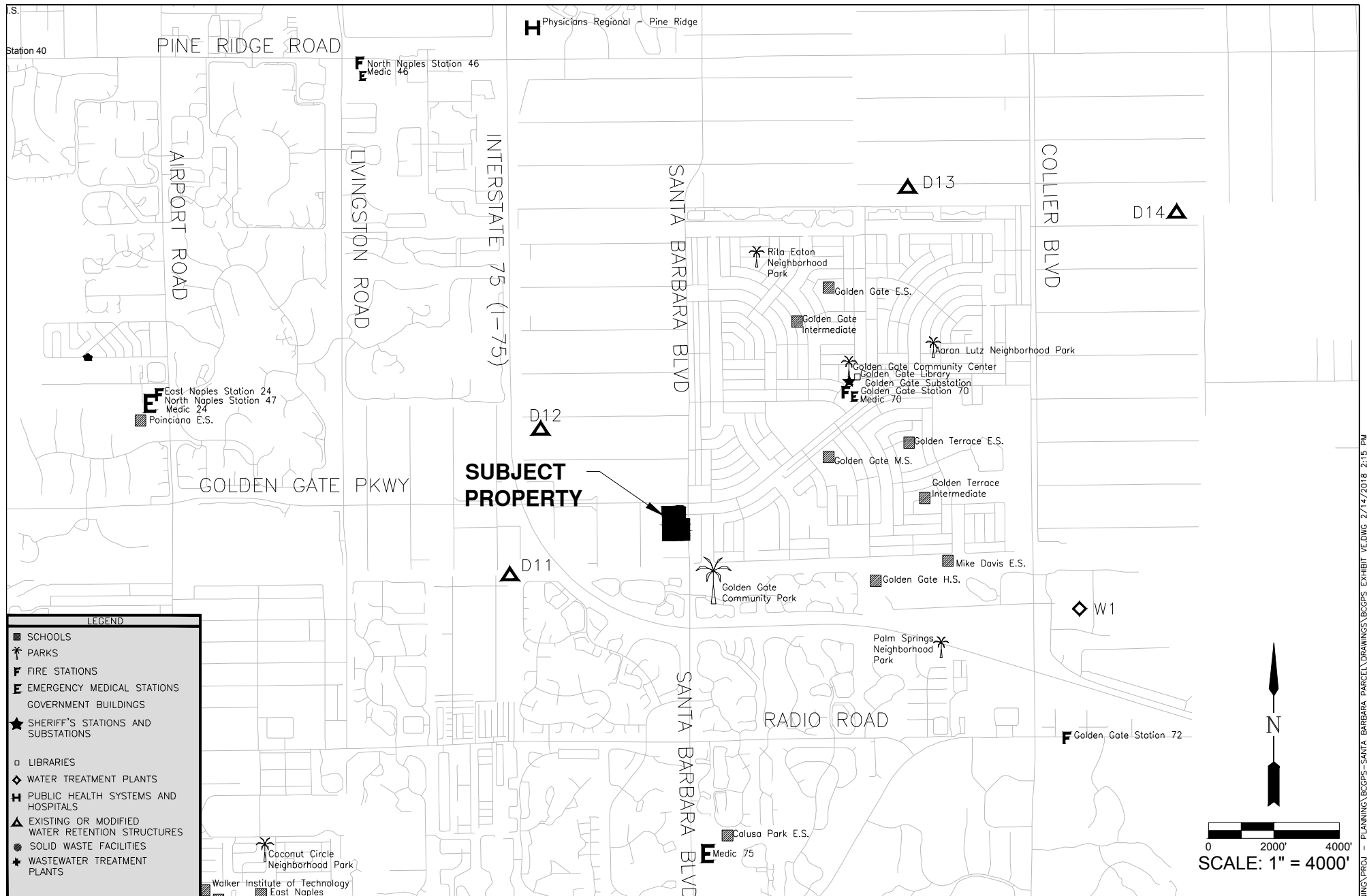
Sheriff, Fire Protection and EMS Services location/address of facilities intended to serve the project are;

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Greater Naples Fire Rescue and EMS- Station #70
4741 Golden Gate Pkwy

Collier County Sheriff's Office - District 2 (Golden Gate City Substation)
4707 Golden Gate Parkway



LEGEND

- SCHOOLS
- 🌴 PARKS
- F FIRE STATIONS
- E EMERGENCY MEDICAL STATIONS
- ★ SHERIFF'S STATIONS AND SUBSTATIONS
- ◻ LIBRARIES
- ◊ WATER TREATMENT PLANTS
- H PUBLIC HEALTH SYSTEMS AND HOSPITALS
- ▲ EXISTING OR MODIFIED WATER RETENTION STRUCTURES
- SOLID WASTE FACILITIES
- ✚ WASTEWATER TREATMENT PLANTS

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SANTA BARBARA BOULEVARD/GOLDEN GATE PARKWAY

COMMERCIAL SUBDISTRICT

EXHIBIT V.E.
PUBLIC FACILITIES MAP

SCALE:
1" = 4,000'

JOB CODE:
BCGPS

DATE:
FEBRUARY 2018

FILE NAME:
BCGPS EXHIBIT VE

SHEET 1 OF 1