

**TREELINE AVENUE PROJECT**  
**PUBLIC INFORMATION WORKSHOP**  
**TECHNICAL MEMORANDUM**

Lee County, Florida

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Prepared For:  
Lee County Board Of County Commissioners  
Lee County Department Of Transportation  
P. O. Box 398  
Fort Myers, Florida 33902-0398

Date of Meeting: June 30, 2004

# Treeline Avenue Project

## Public Information Workshop

### Technical Memorandum

June 30, 2004

The Lee County Department of Transportation (LC DOT), The City of Fort Myers and Worthington Holdings Southwest, LLC, held a Public Information Workshop on Wednesday, June 30, 2004, in the Magnolia Room at Pelican Preserve, 10561 Veneto Drive, Fort Myers, Florida for the Treeline Avenue Project. The purpose of the workshop was to present design details of the Treeline Avenue Project. This project consists of both widening and constructing a new alignment, 4.15 miles of Treeline Avenue beginning approximately 700 feet south of the Pelican Preserve entrance, and continuing south to Daniels Parkway. The project limits, typical sections and landscaping plans were presented at the meeting and the public was encouraged to give input and fill out comment forms. A total of 119 people signed in at the registration table. Copies of the sign-in-sheets are attached as Appendix A.

A letter announcing the workshop was mailed on June 17, 2004 to interested persons and persons with property lying within 300' of the right-of-way for Treeline Avenue. A legal display ad was printed in *The News-Press* on June 28, 2004. A press release was submitted to *The News-Press* on June 25, 2004. Variable message boards were placed within the project limits for a period of five days prior to the workshop to inform the traveling public. The notification letter, mailing list, legal display ad and press release for the workshop are attached as Appendix B.

The workshop was conducted in an open house format that allowed the public to view the project material between the hours of 5:00-6:30 p.m. A handout that summarized the project was provided to the public at the registration table. Project team members and representatives from LC DOT were present to explain the data boards and answer questions. A copy of the handout is attached as Appendix C.

The public was provided with comment forms at the meeting in order to have their opinion recorded as public record. A total of 9 comment forms were received at the meeting and in the 14 days following. The comments were summarized and the number in parenthesis after each comment indicates the number of times that same comment was submitted. Copies of the comment forms are attached as Appendix D.

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**General Comments**

**Comment:** We give you credit for recognizing that Lee County has had a population explosion, and consequently needs road expansion (1)

**Response:** *Thank you for your comment.*

**Suggestions**

**Comment:** Please put a left turn lane from Treeline Avenue to Pelican Preserve before Treeline Avenue is open to through traffic (2)

**Response:** *Lee County was made aware at the public meeting that there is no left turn lane into the Pelican Preserve development from Treeline Avenue. Lee County has requested information from the City of Fort Myers regarding commitments the developer made for site related improvements to determine who will be responsible for installing the turn lane.*

**Comment:** We want to see plantings, barriers, buffers installed by both WCI and the County (1)

**Response:** *Core level landscaping as defined by the LeeScape Master Plan Second Edition for Lee County will be provided, and will include canopy trees, palms, accent/flowering trees and sod within the median. Lee County Department of Transportation does not provide noise abatement features such as sound walls, etc; this has always been their policy. WCI could choose to put in berms/landscaping/noise abatement features, but this is entirely their decision.*

**Concerns With Project**

**Comment:** We early residents were also told Treeline Avenue would be a sleepy road, which it is not (1)

**Comment:** I don't know if anyone knows what the impact will be when the project is complete (1)

**Response:** *The developers of Pelican Preserve and Colonial Country Club were instrumental in choosing the current alignment of Treeline Avenue and dedicating the necessary right-of-way. At that time the developers were aware that Treeline would eventually connect to Daniels Parkway and farther south. Projected opening day numbers in 2006 are: Colonial to Pelican Preserve - 15,100 AADT (Average Annual Daily Traffic), Pelican Preserve to Daniels Parkway- 10,100 to 11,700 AADT. These can be compared to the existing road 2003 traffic counts: Daniels Parkway Extension just west of SR 82 - 14,100 AADT and Three Oaks Parkway south of Corkscrew Road - 10,700 AADT, as an example of the type of usage the road will have. The construction of Treeline Avenue between Colonial Boulevard and Daniels Parkway, and between Daniels Parkway and Alico Road (currently underway), will provide a significant route for traffic coming from the new Midfield Terminal at Southwest Florida International Airport.*

**Comment:** This project was planned for over eight years and owners were not made aware of the

impact it will have on the area (1)

**Comment:** WCI told us they didn't know where the road would go (1)

**Comment:** We object to any process that does not include public input (1)

**Comment:** This all snuck up on us unknowingly (1)

**Response:** *The project has been on the MPO's 2020 Financially Feasible Highway Plan since December 1995. The project has been on the MPO's 2010 Financially Feasible Highway Plan as early as 1993, long before most of the existing developments adjacent to the corridor were even planned. All of this information is available on the Internet or can be obtained for a small fee at the Metropolitan Planning Organization or Lee County Department of Transportation offices. WCI also has the road marked on their community maps. WCI was well aware of where the road would be located since they dedicated the right-of-way necessary for the road and agreed to take stormwater from the road into the Pelican Preserve development.*

**Comment:** We don't understand why there was not enough room left between Pelican Preserve premium lots and Treeline Avenue (1)

**Comment:** Lee County Department of Transportation/The City of Fort Myers should have made developers give more clearance to the surrounding communities before they built (1)

**Comment:** Why did the road have to be so close to the lots in Pelican Preserve? (1)

**Response:** *The right-of-way for the road was dedicated by WCI and Worthington prior to development of the adjacent parcels. The layout of the developments was governed by City of Fort Myers development codes and the desires of the developer. From a safety standpoint the "premium lots" in Pelican Preserve are far outside the clear zone of the roadway.*

**Comment:** Lee County Department of Transportation demonstrated disregard for adequate land space for sight and sound barriers to buffer our residential homes from traffic (1)

**Response:** *Lee County Department of Transportation does not provide noise abatement features such as sound walls, etc; this is the Board of County Commissioner's direction and County policy. Visual and sound barriers are the responsibility of the community and/or developer. Pelican Preserve developers chose not to install any barriers; Colonial Country Club chose to install a wall as a visual barrier/perimeter security.*

**Comment:** Pelican Preserve residents are concerned with pollution to the environment (we are a green community) and sound pollution (1)

**Response:** *The construction of Treeline Avenue will not in and of itself add more pollution to the environment. We are not adding more cars to the road, simply adding more roads for cars to drive on therefore relieving congestion and cutting down on pollution. As stated in several of the previous responses, Lee County's policy is that we do not install sound barriers on roadways.*

**Comment:** Treeline Avenue will look like Colonial Boulevard and U.S. 41 in a few years (1)

**Response:** *Thank you for your comment.*

**Comment:** Traffic lights are needed at Pelican Preserve and Treeline Avenue, and at Colonial Boulevard and Treeline Avenue (1)

**Response:** *A signal is planned for Colonial Boulevard and Treeline Avenue with the construction of the road. If the community of Pelican Preserve desires a traffic signal at their entrance then they must complete a traffic signal warrant study. If the study indicates that a signal is warranted*

*then Lee County will consider what impact a signal would have at this location. A recommendation will be made to either make alterations to the median or allow the developer and/or community to construct a signal.*

### **Presentation Comments**

**Comment:** No one here was truly qualified to answer our questions (1)

*Response: There were a number of project representatives at the meeting including specialist engineers who were qualified to answer questions.*

**Comment:** This workshop was a scam (1)

*Response: This workshop was held for educational purposes to present information about the project, answer questions and obtain public comment before the start of construction on the road.*

**Comment:** We need a regular forum where someone more knowledgeable can answer all of our concerns (1)

*Response: If you have any questions or concerns you should contact the Lee County Department of Transportation project manager Nicole Maxey at 479-8569.*

**Comment:** A boiler plate presentation (1)

*Response: Thank you for your comment.*

### **Questions**

**Comment:** Please get back with me and tell me what anyone is doing to protect drivers from getting hit by errant golf balls (1)

*Response: The County Attorney's Office has researched case law regarding liability for golf balls leaving the golf course and landing in the roadway. From the case law that exists on the subject, liability has been imposed on golf course owners for golf balls that escape the course and injure people outside the course. The basis for such liability is negligent design of the course so shots leave the course and fly onto adjacent streets or failure to construct barriers to contain golf shots and preventing them from reaching the street. The premise is an owner is responsible for the consequences of activities he conducts or permits on his property and has the obligation to contain these activities to his property. With this information it would be prudent that the owner of the course look at installing some type of barrier that will prevent errant golf balls from entering the roadway.*

**Comment:** How do you plan to keep the speed limit to 45 mph? (1)

*Response: Speed limit enforcement issues are under the remit of the Law Enforcement Agencies.*

**Comment:** What is going to happen with the wetlands that separate the private road in Colonial Country Club and Treeline Avenue? (1)

*Response: If the wetlands are within the property controlled by Colonial County Club then Lee County has no control of what happens to them. If the wetlands are located within the right-of-*

way for Treeline Avenue, they will be filled with the construction of the road and mitigated for through either on-site or off-site mitigation.

**Comment:** Can't trucks come in from Daniels Parkway rather than Colonial Boulevard? (2)

**Response:** Trucks will be utilizing both entrances. They will begin by using the Colonial Boulevard entrance, as this is closer to materials at this stage of the project. About mid-way through the project they will use the Daniels Parkway entrance too, as it will be closer to materials for that part of the project. It is more efficient and cost effective to use both entrances. As Treeline Avenue is a public right-of-way with no truck restrictions, Lee County will not deny the road contractor's right to use this road while allowing building contractors in Pelican Preserve to utilize Treeline Avenue.

**Comment:** Why have you chosen to construct the north end of Treeline Avenue vs. the south end off of Daniels Parkway? (1)

**Response:** Utilities are being constructed at the north end of the road at this time. It is more cost effective and efficient to begin construction on the road in conjunction with the utility installation as materials transportation and labor can be consolidated. Unless there are specific permit requirements that require construction to start in a particular location, Lee County does not control where the contractor starts their construction.

**Comment:** When will the south part of Treeline Avenue begin construction? (1)

**Response:** Probably mid-way through the project.

**Comment:** What are the phases and timetable of the road construction? (2)

**Response:** Begin construction – First quarter 2005, end construction – First quarter 2006

**Comment:** When will utilities be installed? (1)

**Response:** Utilities are being installed during the project.

**Comment:** When will gutters and storm lanes be installed? (1)

**Response:** The curb and gutter will be installed prior to paving of the road. At this time it is impossible to pin down an accurate timeframe as to when that portion of the construction will be done.

**Comment:** When and by whose authority will the bridge at the Gateway Canal be permitted for six lanes? (1)

**Response:** The entire roadway has been permitted through the South Florida Water Management District (SFWMD) for a four-lane road with the ability to expand to six lanes. The box culvert installed at the Gateway Services District Canal has been installed in a manner that no structural alterations will be necessary to construct the additional two lanes. At the time that the County proposes to construct the two additional lanes, a modification to the existing SFWMD permit will be necessary.

# APPENDIX

## A





LEE COUNTY

SOUTHWEST FLORIDA

TREELINE AVENUE PROJECT  
PUBLIC INFORMATION WORKSHOP  
JUNE 30, 2004

PLEASE PRINT

NAME

REPRESENTING

ADDRESS

A. P. Forte

D Russell

LARRY GRACZYK

COLONIAL

WCI

SELF

11027 MILL CREEK WAY

11028 CA CI 4-#290



**LEE COUNTY**  
SOUTHWEST FLORIDA

**TREELINE AVENUE PROJECT**  
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**JUNE 30, 2004**

**PLEASE PRINT**

**NAME**

**REPRESENTING**

**ADDRESS**

*Mike Horsting*

*Lee County Transit*

*6035 Landing View Rd. 33908*

*J*