

Business Impact Estimate

Proposed ordinance's title/reference:

Ordinance #37-25 (RZN25-000003) AN ORDINANCE OF THE MAYOR AND CITY COUNCIL OF THE CITY OF CAPE CORAL, FLORIDA, THAT AMENDS THE CITY OF CAPE CORAL, FLORIDA OFFICIAL ZONING DISTRICT MAP OF ALL PROPERTY WITHIN THE LIMITS OF THE CITY OF CAPE CORAL, BY REZONING PROPERTY DESCRIBED AS LOTS 1 THROUGH 44, BLOCK 3960, UNIT 54, CAPE CORAL SUBDIVISION, FROM SINGLE-FAMILY RESIDENTIAL (R-1) TO COMMERCIAL (C) ZONE; PROPERTIES LOCATED AT 1-111 SW 24TH PLACE AND 2-110 EL DORADO BOULEVARD SOUTH; PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes.

In accordance with the provisions of controlling law, the City of Cape Coral hereby publishes the following information:

1. Summary of the proposed ordinance (must include a statement of the public purpose, such as serving the public health, safety, morals and welfare):

The purpose of the ordinance is to rezone all 22 sites in Block 3960 from the Single Family Residential (R-1) to the Commercial (C) District.

2. An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the City of Cape Coral, if any:

- (a) An estimate of direct compliance costs that businesses may reasonably incur;
- (b) Any new charge or fee imposed by the proposed ordinance or for which businesses will be financially responsible; and
- (c) An estimate of the City of Cape Coral regulatory costs, including estimated revenues from any new charges or fees to cover such costs.

This rezone will not have any direct economic impact on private, for-profit businesses as all sites in the block are either undeveloped or have existing single-family homes.

This ordinance will not result in any new fees that existing business owners will be responsible for.

There will be no new regulatory fees borne by the City as a result of this rezone.

3. Good faith estimate of the number of businesses likely to be impacted by the proposed ordinance:

No (0) existing businesses will be directly impacted by this zoning change.

4. Additional information the governing body deems useful (if any):

Currently, owners of all 22 sites in Block 3960 subject to this rezoning ordinance cannot receive development permits because the current zoning of these properties (R-1) is not consistent with the Commercial/Professional future land use classification. The rezoning of these 22 sites to the C District will correct this inconsistency and will allow the City to issue development permits to these property owners in the future.