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## COLLIER COUNTY GOLDEN GATE GOLF COURSE GREENWAY NARRATIVE EXHIBIT M

LDC Section 5.05.15 G.2-

Greenway. The purpose of the greenway is to retain an open space view for stakeholders, support passive recreational uses, and support existing wildlife habitat. For the purposes of this section the greenway shall be identified as a continuous strip of land set aside for passive recreational uses, such as: open space , nature trails, parks, playgrounds, golf courses, beach frontage , disc golf courses, exercise equipment, and multi-use paths. The Board may approve other passive recreational uses that were vetted at the Stakeholder Outreach Meetings. The greenway shall not include required yards (setbacks) of any individual lots.

- a. The greenway shall be contiguous to the existing residential properties surrounding the golf course and generally located along the perimeter of the proposed development. The Board may approve an alternative design that was vetted at the Stakeholder Outreach Meetings, as provided for in LDC section 5.05.15 C.3.

***Response: As proposed, the greenway has been designed to be contiguous to abutting residential properties surrounding the defuncted golf course. The conceptual development plans, illustrating the location of the greenway, will be presented at all SOMs and brought forward to the BCC for approval.***

- b. A minimum of 35 percent of the gross area of the conversion project shall be dedicated to the greenway. The greenway shall have a minimum average width of 100 feet and no less than 75 feet at any one location.

***Response: The greenway, as currently designed, meets and/or exceeds the above requirements.***

- c. Maintenance of the greenway shall be identified through the zoning or Stewardship Receiving Area Amendment process.

***Response: Collier County will maintain ownership of the property and will enter into public-private partnerships/lease agreements for operation and maintenance of the greenway, as needed. Language will be added to the proposed PUD as needed and determined during the rezoning process.***

- d. The greenway may be counted towards the open space requirement for the conversion project as established in LDC section 4.02.00 except as noted in G.1.

***Response: Acknowledged. The greenway will be counted towards open space requirements and will be addressed within the proposed PUD.***

- e. Existing trees and understory (shrubs and groundcover) shall be preserved and maintained within the greenway, except where minimal improvements are needed that provide a passive recreational use. At a minimum, canopy trees shall be provided at a ratio of 1:2,000 square feet within the greenway. Existing trees may count toward the ratio; however, trees within preserves shall be excluded from the ratio.

***Response: The above requirement will be met. The goal is to preserve existing on-site trees, to the extent possible, to aid in retaining open space views for stakeholders and to support wildlife habitat.***

- f. A wall or fence is not required between the greenway and the proposed development; however, should a wall or fence be constructed, the fence shall provide habitat connectivity to facilitate movement of wildlife in and around the greenway.

***Response: Fences and walls are not proposed within the area of the proposed greenway.***

- g. A portion of the greenway may provide stormwater management; however, the greenway shall not create more than 30 percent additional lake area than exists pre-conversion in the greenway. Any newly developed lake shall be a minimum of 100 feet wide.

***Response: Acknowledged.***

- h. The applicant shall record a restrictive covenant in the County's official records describing the use and maintenance of the greenway as described in the zoning action or SRA Amendment.

***Response: N/A. BCC owned property. This can be addressed within the PUD as necessary.***