



City of Fort Myers Downtown Riverfront Development Project

June 2012

About the Project

In 2009, the City of Fort Myers completed the Downtown Utility Replacement and Streetscape Improvements Project which replaced all underground utilities and beautified 52 blocks of downtown Fort Myers. On April 19, 2010, City Council adopted the Riverfront Development Plan as an amendment to the 2003 Duany Downtown Plan to further the vision for Downtown Fort Myers. The Riverfront Development Plan focuses on the area between Bay Street and the Caloosahatchee River. Phase I of the plan, construction of the riverfront detention basin, is currently underway. Future phases to the adopted plan include a hotel, restaurants, parking garages and mixed-use development.

What is Stormwater Runoff?

Soaking rain seeps into the earth until it overflows from higher to lower lands. The overflow is runoff. When the rain hits parking lots, buildings and other altered landscapes, the stormwater runs off these structures more quickly than natural surfaces, and carries with it oils, fertilizers, debris and other pollutants.

Stormwater runoff is typically channeled to a detention basin through a system of street storm drains and a network of underground pipes. Basins are designed to allow relatively large flows of water to enter, but discharge a very limited amount of water to a larger body of water through an outlet structure that functions mainly during large storm events.

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For more information,
please contact the City's public information
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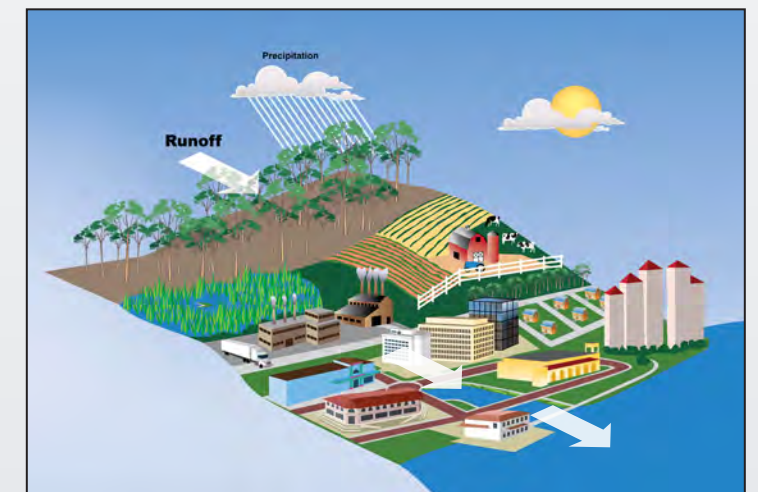
Project website:

www.fmriverfrontdevelopment.com



Conceptual Design of Phase I

In March, contractors for the City began constructing a water detention basin located just west of Hendry Street between Bay Street and the Caloosahatchee River. This basin will improve the quality of stormwater runoff discharging from the urban area and improve the water quality in the Caloosahatchee River, which ultimately flows to the Gulf of Mexico. The basin will create a cleaner environment for people and wildlife in and around the river.



Stormwater runoff diagram

City of Fort Myers' Basin Features

The basin built in Phase I of the Riverfront Development Project will be approximately 12 feet at the deepest point with a typical water depth of eight feet. The basin, or wet detention pond, will capture stormwater runoff from the downtown area year-round. During the dry season, the basin will remain wet with the water at the same level as the Caloosahatchee River.

During the rainy season, water level in the basin may be as much as two and one-half feet higher than the water level of the river. Once water fills the basin, a control structure will release the excess filtered water into the Caloosahatchee River. The basin will help provide stormwater management for many of the surrounding properties. This means required stormwater management structures will already be in place for some of the new hotels, restaurants and retail shops coming to the waterfront.

Natural and Ambient Features

A littoral planting shelf will span the west side of the basin. Littoral plantings are vegetation that can significantly reduce sedimentation carried by stormwater runoff, and they also improve the water quality by absorbing nutrients from the runoff. Many of the littoral plantings will be visible during the dry season and will help with natural filtration year-round. Specific plantings will be used that will naturally deter mosquitoes and other insects. Three



Littoral plantings



Example of a fountain

lighted fountains will keep water in the basin moving which will increase oxygen in the water, keep the basin from becoming stagnant, and serve as a visual water feature.

The basin will be surrounded by a 10-foot wide concrete and brick walkway, artistically designed railings, historic-style lighting and landscaping. Street furnishings and ambient features such as lighting and speakers will be installed around the project. Motorists using Edwards Drive will travel across the basin on a structure designed to look like a bridge. These features will help to welcome visitors and attract new businesses.



Phase I Conceptual design of basin aesthetics

Total cost of the Phase I project is \$5.3 million and construction is expected to be completed in late 2012. The contractor is Wright Construction Group. The renderings above and to the top right show the completed look of Phase I of the Riverfront Development Project which appears to bring the Caloosahatchee River back to Bay Street!



Phase I Conceptual design - Pedestrian view of basin from Bay Street

Phase I of the Riverfront Development Project is the first step toward bringing the vision of the downtown plan to reality. With the completion of this exciting phase, Fort Myers is poised to join other world-class waterfront cities, where citizens, visitors and friends can live, work and play on the banks of the Caloosahatchee River.



Conceptual design - Riverfront Development Project in its completion

Future Phases

The completion of Phase I will set the stage for future phases of riverfront development. The overall vision for the plan includes the following recommendations:

- Waterfront restaurants adjacent to the basin
- Construction of a new hotel
- Construction of a new parking garage
- Expansion and addition at Harborside Convention Center
- Mixed-use developments with retail stores and restaurants primarily on the first floor with commercial and residential units above
- Expansion of the Yacht Basin