Advisory Boards

Minutes and Records
May 31, 2025
5/31/2025
May 31, 2025

1. Affordable Housing Advisory Committee

1.A. May 20, 2025 - Affordable Housing Advisory Committee *(2025-1939)*

ATTACHMENTS

1. May 20, 2025 AHAC Public Notice
2. May 20, 2025 AHAC Agenda Packet_Final
3. March 18, 2025_AHAC Meeting Minutes _Signed

2. All Terrain Vehicle Park Ad Hoc Committee

2.A. All Terrain Vehicle Park Ad Hoc Committee - No Meeting *(2025-1949)*

ATTACHMENTS
None

3. Animal Services Advisory Board

4. Bayshore Beautification MSTU Advisory Committee

5. Bayshore/Gateway Triangle Local Redevelopment Adv Board

6. Black Affairs Advisory Board

7. Board of Building Adjustments and Appeals

8. Coastal Advisory Committee

8.A. Coastal Advisory Meeting May 8, 2025 *(2025-1830)*

ATTACHMENTS

1. Public Notice 05.08.2025- CAC Meeting
2. AGENDA_ May 8, 2025 _ Collier County, FL
3. SIGNED-CAC 04.10.25 Meeting Minutes

9. CSRM Coastal Storm Risk Management Feasibility Study Advisory Committee

10. Code Enforcement Board

10.A Code Enforcement Advisory Board - May 22, 2025
. *(2025-1987)*

ATTACHMENTS

1. May 22, 2025 Public Notice
2. May 22, 2025 CEB Agenda

11. Collier County Citizens Corps

12. Contractors Licensing Board

13. Comprehensive Watershed Improvement Program Committee

14. Development Services Advisory Committee

14.A. Development Services Advisory Committee (DSAC) - Land Development Review Subcommitee (LDR) - March 18, 2025
(2025-1735)

ATTACHMENTS

1. DSAC-LDR 3-18-25 FINAL Agenda Packet
2. DSAC-LDR 03-18-2025 Public Notice
3. DSAC-LDR 03.18.2025 Signed Minutes Revised

14.B. Development Services Advisory Committee (DSAC) - May 07, 2025
(2025-1736)

ATTACHMENTS

1. DSAC 05.07.2025 FINAL Agenda Packet Revised
2. DSAC 05-07-25 Public Notice
3. DSAC 04.02.2025 Signed Minutes Revised

15. Emergency Medical Authority

16. Floodplain Management Planning Committee

17. Forest Lakes Roadway and Drainage MSTU Advisory Committee

17.A. Forest Lakes Roadway & Drainage MSTU Advisory Committee - May 6, 2025 *(2025-1959)*

ATTACHMENTS

1. TMS - Forest Lakes MSTU 05-06-25 Tuesday
2. Agenda & Backup - Forest Lakes 05-06-25
3. Signed Minutes - Forest Lakes 04-01-25

18. Golden Gate Beautification MSTU Advisory Committee

18.A. Golden Gate Beautification MSTU Advisory Committee - May 20, 2025 *(2025-1966)*

ATTACHMENTS

1. TMS - Golden Gate MSTU 05-20-25 Tuesday

2. Agenda & Backup - Golden Gate 05-20-25
3. Signed Minutes - Golden Gate 04-15-25

19. Golden Gate Community Center Advisory Board

19.A Golden Gate Community Center Advisory Board - 05-05-2025 *(2025-1954)*

.

ATTACHMENTS

1. Advisory Board Minutes=04-07-2025-Signed
2. Advisory Board Agenda=05-05-2025
3. 4-23-25 Golden Gate Community Center Advisory Board Meeting May 5, 2025

20. Golden Gate Estates Land Trust Committee

21. Golden Gate City Economic Development Zone Advisory Board

22. Haldeman Creek Dredging Maintenance MSTU Adv Committee

23. Historical/Archeological Preservation Board- Cancelled

24. Immokalee Beautification MSTU Advisory Committee

24.A Immokalee MSTU Advisory Board - May 21, 2025 *(2025-1970)*

.

ATTACHMENTS

1. MSTU Public Notice - 05.21.25
2. MSTU Agenda - 05.21.25
3. MSTU Minutes - 03.19.25

25. Immokalee Local Redevelopment Advisory Board

25.A Immokalee CRA Advisory Board - May 21, 2025 *(2025-1969)*

.

ATTACHMENTS

1. CRA Public Notice - 05.21.25
2. CRA Agenda - 05.21.25
3. CRA Minutes - 04.16.25

26. Infrastructure Surtax Citizen Oversight Committee (ad hoc)

27. Land Acquisition Advisory Committee

28. Lely Golf Estates Beautification MSTU Advisory Committee

28.A Lely Golf Estates Beautification MSTU Advisory Committee - May 15, 2025 *(2025-1960)*

.

ATTACHMENTS

1. TMS - Lely MSTU 05-15-25 Thursday
2. Agenda & Backup - Lely 05-15-25
3. Signed Minutes - Lely 04-17-25

29. Library Advisory Board

29.A Library Advisory Board - May 22, 2025 *(2025-1948)*

.

ATTACHMENTS

1. Hybrid Remote LAB Meeting Notice_May 22 2025 - Rescheduled
2. LAB - AGENDA - May 22, 2025_FInal
3. Approved April 16 2025 LAB Meeting Minutes

30. Ochopee Fire Control District Advisory Committee

31. Parks and Recreation Advisory Board

31.A Parks and Recreation Advisory Board - No Meeting *(2025-1950)*

.

ATTACHMENTS

None

32. Pelican Bay Services Division Board

32.A Pelican Bay Services Division Board - May 14, 2025 *(2025-1910)*

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ATTACHMENTS

1. Pelican Bay Services Division Board Public Notice - May 14, 2025
2. Pelican Bay Services Division Board Agenda Packet - May 14, 2025

33. Productivity Committee

34. Public Art Committee

35. Public Safety Coordinating Council

36. Public Transit Advisory Committee

36.A Public Transit Advisory Committee - May 29, 2025 - CANCELED *(2025-1981)*

.

ATTACHMENTS

1. Press Release PTAC 05-29-25 Thursday
2. CANCELED - Press Release PTAC 05-29-25 Thursday

37. Radio Road Beautification Advisory Committee

37.A. Radio Road Beautification MSTU Advisory Committee - May 19, 2025 - CANCELED *(2025-1957)*

ATTACHMENTS

1. TMS - Radio Road MSTU 05-19-25 Monday
2. Agenda & Backup - Radio Road 05-19-25

38. Rock Road MSTU

39. Tourist Development Council

39.A. TDC meeting May 20, 2025 *(2025-1974)*

ATTACHMENTS

1. TDC Public Notice May 2025
2. May 20, 2025 Tourist Development Council Meeting full agenda
3. April 15 2025 signed mtg mins

40. Vanderbilt Beach Beautification MSTU Advisory Committee

40.A. Vanderbilt Beach Beautification MSTU Advisory Committee - May 1, 2025 *(2025-1956)*

ATTACHMENTS

1. TMS - Vanderbilt Beach MSTU 05-01-25 Thursday
2. CANCELED - TMS - Vanderbilt Beach MSTU 05-01-25

41. Vanderbilt Waterways MSTU

42. Water and Wastewater Authority

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

May 13, 2025

FOR IMMEDIATE RELEASE

Notice of Public Meeting
Affordable Housing Advisory Committee
Collier County, Florida

May 20, 2025
9:00 a.m.

Notice is hereby given that the **Affordable Housing Advisory Committee** will meet on **Tuesday, May 20, 2025,** at **9:00 a.m.** in Conference Room 609/610 located at 2800 North Horseshoe Dr. Naples, Florida.

About the public meeting:

Two or more members of the Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future Board of County Commissioners meeting.

Two or more members of the Collier County Planning Commission (CCPC) may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future CCPC meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations in order to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Cormac Giblin at (239) 252-2460 or Sarah Harrington at (239) 252-4211.

###

Collier County
Growth Management Community Development

Affordable Housing Advisory Committee
Attendance Roster – Date: May 20, 2025

AHAC Members

Must have (6) members for a quorum

Commissioner Dan Kowal: Present	**Gary Hains: Present**
Stephen Hruby: Present	**Catherine Myers: Excused Absence**
Jennifer Faron: Present	**Andrew Terhune: Present**
Mary Waller: Present	**Hannah Roberts: Present**
Todd Lyon: Present	**Paul Shea: Present**
Arol Buntzman: Present	**Robert Mulhere: Present**

County Staff Members

Name	Title	Present/Absent
Cormac Giblin	Director, Housing Policy & Economic Development, GMCD	**Present**
Sarah Harrington	Manager, Planning, Housing Policy & Economic Development, GMCD	**Absent**
Priscilla Doria	Ops Support Specialist II, Housing Policy & Economic Development, GMCD	**Present**
Kristi Sonntag	Director, Community & Human Services, PSD	**Present**
Donald Luciano	Assistant Director, Community & Human Services, PSD	**Present**
Heidi Ashton	Managing Assistant County Attorney, CAO	**Present**
Gino Santabarbara	Manager, Impact Fees, County Manager's Office	**Present**
Jaime Cook	Director, Development Review, GMCD	**Present**

Collier County

GROWTH MANAGEMENT
COMMUNITY DEVELOPMENT

Affordable Housing Advisory Committee

Sign-in Sheet (Public)

May 20, 2025

Please Print

NAME	REPRESENTING	PHONE No. or email
Ryan Hyler	Styx	803-206-1438
Paul Shea	AHAC member	239-449-9384
Josh Anderson	Onda Housing Group	239-372-5815
Julie Tuttle	STYXCO	803.665.1192
Stacy Harris	me	239.821.8815
Jennifer Farm	Jennifer Farm	
Daniel Kovel	Collier County Commission	2
Michael Puchella	The Housing Alliance	
Kenny Dowra	McDowell	
Scarlett Perez	McDowell	
Marcia Davis	SWFL Housing Foundation Inc	239 246 0836
Susan Golden	Self	skgoldenginfs@comcast.net

Aisling Swift The Naples Press/Gulfshore Business Aisling.Swift@naplespress.com

Collier County
Affordable Housing Advisory Committee
(AHAC)

AGENDA

Growth Management Community Development Department
Conference Rooms 609/610
2800 N. Horseshoe Dr., Naples, FL 34104

May 20, 2025, 9:00 AM

AHAC MEMBERS

Steve Hruby, Chair
Jennifer Faron, Vice Chair
Mary Waller, Member
Gary Hains, Member
Hannah Roberts, Member
Andrew Terhune, Member
Commissioner Dan Kowal, BCC Liaison
Arol Buntzman, Member
Todd Lyon, Member
Paul Shea, Member
Catherine Myers, Member
Bob Mulhere, Non-Voting Member

NOTE: ALL PERSONS WISHING TO SPEAK ON ANY AGENDA ITEM MUST REGISTER PRIOR TO SPEAKING. ALL REGISTERED SPEAKERS WILL RECEIVE UP TO THREE (3) MINUTES UNLESS THE TIME IS ADJUSTED BY THE CHAIRMAN. DURING COMMITTEE DISCUSSION, COMMITTEE MEMBERS MAY ASK DIRECT QUESTIONS TO INDIVIDUALS. PLEASE WAIT TO BE RECOGNIZED BY THE CHAIRMAN AND STATE YOUR NAME AND AFFILIATION FOR THE RECORD BEFORE COMMENTING.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS MEETING, YOU ARE ENTITLED, AT NO COST TO YOU, THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE COLLIER COUNTY FACILITIES MANAGEMENT DEPARTMENT. ASSISTED LISTENING DEVICES FOR THE HEARING IMPAIRED ARE AVAILABLE IN THE COUNTY COMMISSIONER'S OFFICE.

1. CALL TO ORDER & PLEDGE OF ALLEGIANCE

a. Excused Absence- Catherine Myers

2. ROLL CALL OF COMMITTEE MEMBERS AND STAFF

3. APPROVAL OF AGENDA AND MINUTES

a. Approval of today's agenda
b. Approval of March 18, 1025, meeting minutes

4. INFORMATIONAL ITEMS AND PRESENTATIONS

a. The Teale Preleasing (The Styx Co. – Ryan Hyler)
b. Entitlement Grant Application Cycle (K. Sonntag)
c. 2025 LGAO Timeline (S. Harrington)

5. PUBLIC COMMENT

a. Persons wishing to speak must register prior to speaking. All registered speakers will receive up to three (3) minutes unless the time is adjusted by the Chairman.

6. DISCUSSION ITEMS

a. Release of new 2025 Income Limits (C. Giblin)
b. Review of 2024 SHIP Incentive Report (S. Harrington)

7. STAFF AND COMMITTEE GENERAL COMMUNICATIONS

a. Upcoming Public Hearing
b. Live Local Act Update

8. NEW BUSINESS

9. ADJOURN

10. NEXT AHAC MEETING DATE AND LOCATION: July 15, 2025, at 9:00 AM Conference Room 609/610 - Growth Management Community Development Department

MINUTES OF THE COLLIER COUNTY AFFORDABLE HOUSING ADVISORY COMMITTEE

Naples, Florida

March 18, 2025

LET IT BE REMEMBERED, the Collier County Affordable Housing Advisory Committee, in and for the County of Collier, having conducted business herein, met on this date at 9 a.m. in REGULAR SESSION at the Collier County Museum Lecture Hall, 3331 Tamiami Trail East, Naples, Florida, with the following members present:

Chairman: Stephen Hruby
Vice chairman: Jennifer Faron
Mary Waller
Gary Hains
Hannah Roberts
Andrew Terhune
Arol Buntzman
Todd Lyon
Paul Shea
Catherine Myers
Dan Kowal, BCC
Bob Mulhere

County Staff Members Present:
Cormac Giblin, Director, Housing Policy & Economic Development
Sarah Harrington, Manager-Planning, Housing Policy & Economic Development
Priscilla Doria, Ops Support Specialist II, Housing Policy & Economic Development
Kristi Sonntag, Director, Community & Human Services Division
Lisa Carr, Supervisor-Grants, Community & Human Services Division
Mike Bosi, Director, Planning & Zoning Division
Derek Perry, Assistant County Attorney, County Attorney's Office

Any persons in need of a verbatim record of the meeting may request a copy of the audio recording from the Collier County Growth Management Department.

1. **CALL TO ORDER & PLEDGE OF ALLEGIANCE**

Meeting called to order at 9 a.m. *[The pledge of allegiance was recited]*

2. **ROLL CALL OF COMMITTEE MEMBERS AND STAFF**

Roll called and a quorum established.

3. **APPROVAL OF AGENDA AND MINUTES**
   A. **Approval of today's agenda**

   Chairman Hruby made a motion to approve the agenda. The motion was seconded. The motion passed unanimously.

   B. **Approval of November 19, 2024, meeting minutes**

   Chairman Hruby made a motion to approve the November 19,2024 meeting minutes. The motion was seconded. The motion passed unanimously.

   C. **Approval of January 10, 2025, sub-committee meeting minutes**

   Chairman Hruby made a motion to approve the January 10,2025, sub-committee meeting minutes. The motion was seconded. The motion passed unanimously.

   D. **Approval of January 16, 2025, meeting minutes**

   Chairman Hruby made a motion to approve the January 16,2025, meeting minutes. The motion was seconded. The motion passed unanimously.

4. **INFORMATIONAL ITEMS AND PRESENTATIONS**
   A. **Housing Alliance video (Michael Puchalla)**

   - The Florida Housing Alliance works to help provide housing for many of Collier County's essential workers. The video highlights the stories of several Collier County workers.

   B. **2050 Long Range Transportation Plan (Anne McLaughlin)**
   - Update: the Collier Metropolitan Planning Organization (MPO) is developing a Needs plan, where they do outreach and surveys. One of the biggest concerns is congestion.

- Stakeholder outreach includes coordination with tribes: the Seminole. tribe which has a land of interest in the Immokalee area, The Miccosukee tribe, which has their reservation interested in STATE RD 29 and US 41.
- For the 2050 Long Range Transportation plan, all the MPOs in Florida instructed to use 2019 as the base year for social economic data because during COVID there were changes to driving patterns.
- By 2050, the projected population is 524,000.
- Revenue projections look good, as well as cost estimates for new construction.
- MPO also working on bicycle and pedestrian master plans, transit development plans, and congestion management plan.

[question and answer portion followed the presentation between the AHAC and Mrs. McLaughlin]

5. PUBLIC COMMENT

Jessica Turner, Partnership Manager, Collaboratory.org

- Currently working on the Senior Home Sharing Project- helps senior citizens having a hard time paying their mortgage by pairing them with another senior citizen needing affordable housing.

- Looking for any help with eviction prevention; looking for a development or a landlord who would like to partner in a piolet project where they are hoping to be proactive and giving support to tenants who are at risk at being housing insecure.

6. DISCUSSION ITEMS

A. 2025-2027 LHAP review and recommendation of housing strategies (Lisa Carr/ K. Sonntag)

- The funding estimate for the first year for the combined county and City of Naples allocation totals three million.
- 75% of funding must be spent on strategies such as new construction assertions with a special set aside for special needs households.
- Reviewed the purchase assistance strategy, the disaster systems strategy, new construction assistance, and rental development.

[Discussion followed between the AHAC and staff]

Discussion points included:

- *how funding is allocated and spent.*
- *how new construction is overseen or managed.*
- *community land trust with a construction set on being done in 30 months was reduced to 18 months.*

Chairman Hruby: made a motion to accept the 2025-2027 LHAP review and recommendation of housing strategies. Motion seconded. Motion passed

B. Infrastructure Surtax Funds (Cormac Giblin)

- Applications are still being accepted for the use of the money; the collection of the tax ended on December 31, 2023.
- There are three individual projects validated by the Surtax Committee:
  - 1) The Ekos on Collier Property- status: SDP approved, building permits being reviewed, in process of getting FDOT and other required state agency permits. Expected to break ground this year.
  - 2) The affordable housing portion of the Golden Gate Golf Course- status: estate has been approved, building permits approved, there is active site work and vertical construction is occurring at the site.
  - 3) The affordable housing portion of the Williams property- status: county still in due diligence process.
- Original total of $20 million, about 5.6 left to allocate, so applications are still open.

[Discussion followed between the AHAC and staff]

C. Florida House Bill 923 and 943 (Jennifer Faron)

- Bill 923: Affordable housing tax exemption at the state level.
- Bill 943: Aimed at the loopholes left by the live local legislation. It would prohibit counties from enacting moratoriums. Would award attorney fees to developers who need to challenge a county or city to use the live local act.

7. STAFF AND COMMITTEE GENERAL COMMUNICATIONS

A. Update to Affordable Housing Map and map details (Cormac Giblin)

Updated GIS map of all the approved affordable housing locations available.

[Discussion followed between the AHAC and staff]

Just a reminder of the Sunshine law, members are not allowed to communicate on items of affordable housing outside of meetings and emails.

8. **NEW BUSINESS**
   Staff requested the Board County Commission to push for the LDC Amendments public hearing to be in May.

9. **ADJOURN**
   Meeting adjourned at 10:55 a.m.

10. **NEXT MEETING DATE AND LOCATION:**
    May 20, 2025, 9: 00A.M

    Conference Room 609/610- Growth Management Community Development Department

COLLIER COUNTY AFFORDABLE HOUSING ADVISORY COMMITTEE

_____

Steve Hruby, Chairman

These minutes were approved by the committee on _____**,**

as presented _____*, or as amended* _____**.**

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GOLDEN GATE

construction & leasing update

STYX CO.


MARINE VETERAN
HELLO
SETH
HELLO
Susie Serbeus


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Studio A



Studio B



Studio C



Studio D



Studio E



Studio F

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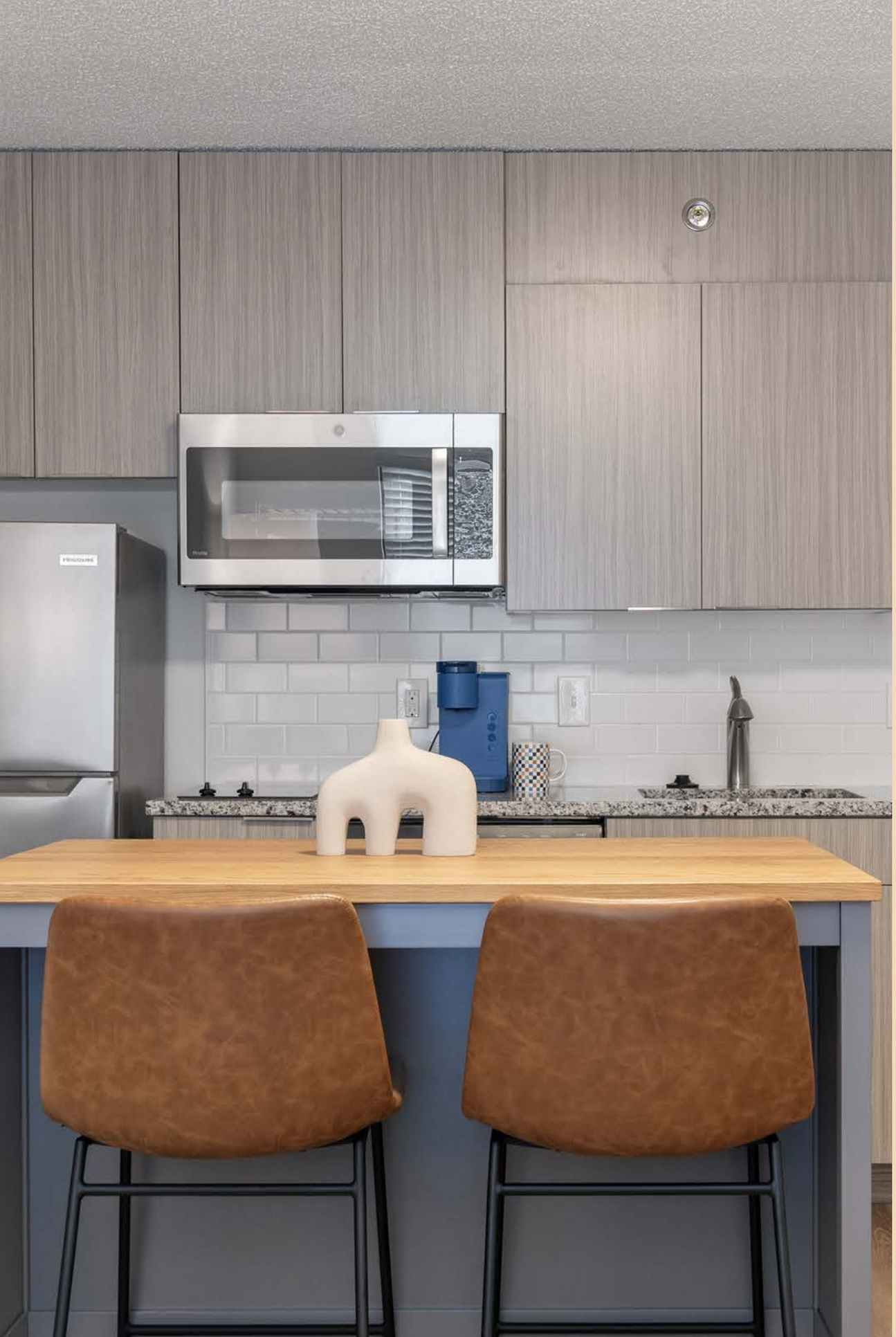
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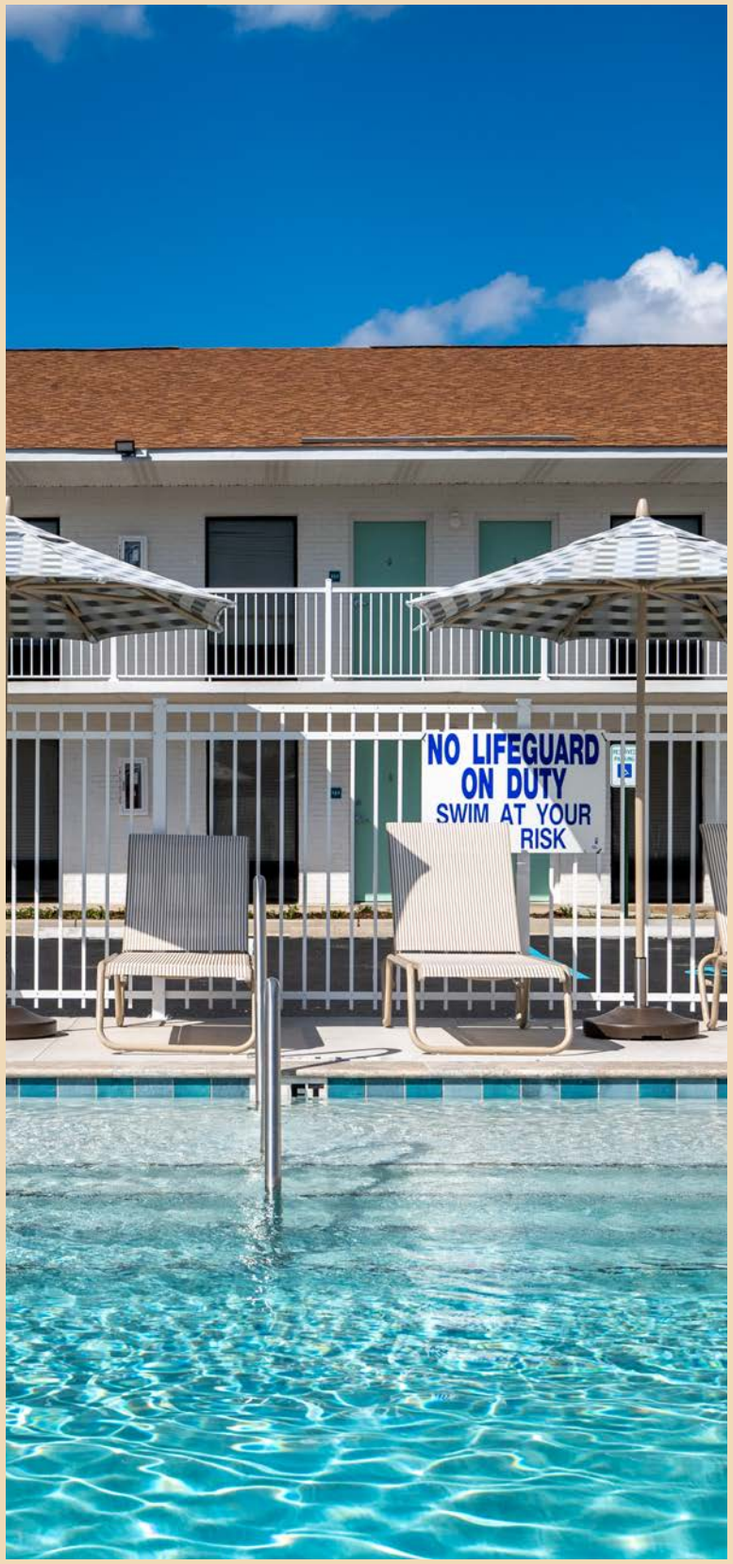



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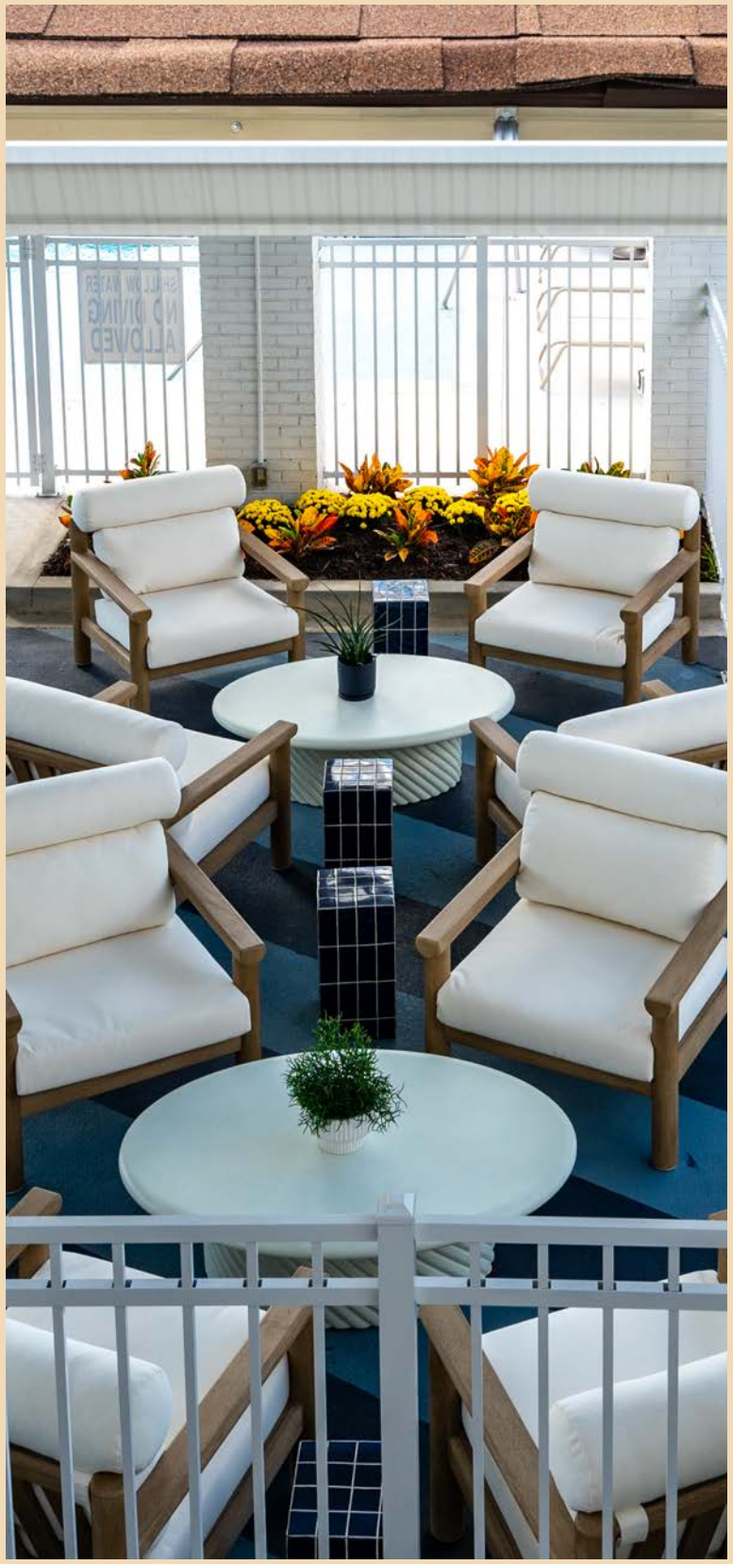
Our apartment homes start at **$1,449 per month** and include electricity, water, Xfinity cable & internet, and nightly door-to-door trash pickup - it's all inclusive! This year's residents will be the first to live in our newly renovated community, full of modern features, stylish finishes, and a host of community spaces - intended to be an extension of their own living space.

Fitness Center
On-Site Clothes Care Center
Pet Park
Community Amenity Center
Business Center
Swimming Pool
Sundeck
Community Events
On-Site Professional Management


NO LIFEGUARD
ON DUTY
SWIM AT YOUR
RISK


EASIER
LAUNDRY
WASHER & DRYER
USAGE





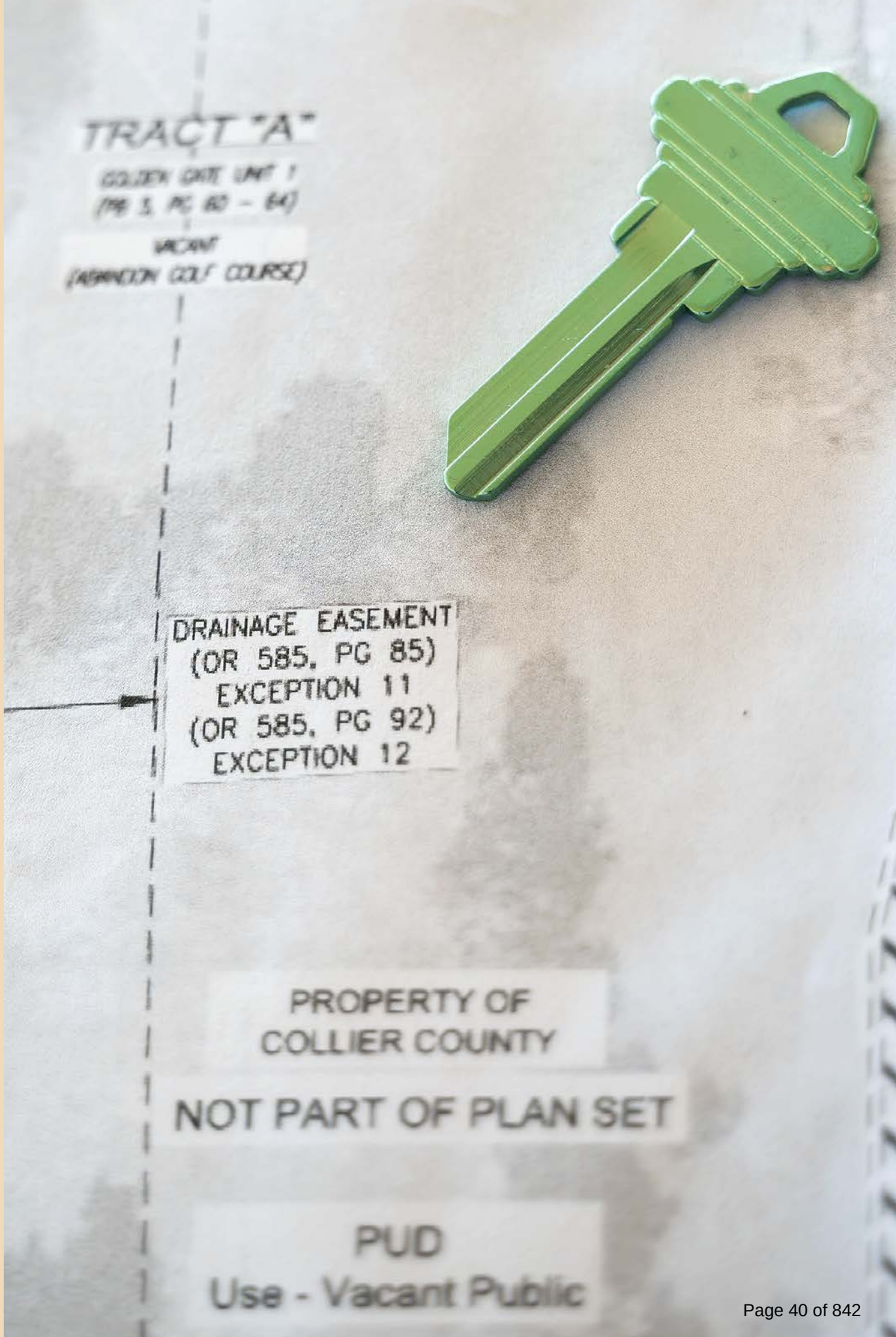

DOUBLE LETTER SCORE
DOUBLE WORD SCORE
TRIPLE LETTER SCORE
W4 E1 L1 C3 O1 M3
M3
E1




FLOWERS

This opportunity is for people that meet **any or all** of the following criteria:

- A single person making between $63,800 and $79,600 per year. (Based on 80%-100% AMI restrictions, 2025 Collier County).
- Two people making between $72,720 and $90,900 per year. (Based on 80%-100% AMI restrictions, 2025 Collier County).
- Are considered an essential workforce employee in Collier County.
- Looking for a more affordable option for housing without sacrificing features, design, or comfort.



THE

teale

GOLDEN GATE

Want to get more information or know someone who should?

Reach us at (239) 422-7558 or

leasing@thetealegoldengate.com for pricing information,

apartment availability, and to schedule a hard hat tour!

Affordable Housing Advisory Committee Meeting

Impact Fee Discussion

May 20, 2025

Collier County

What are Impact Fees?

Impact fees are a one-time charge to new development used to offset the demand created on public facilities.

Common types of impact fees include:

- Water/Wastewater
- Transportation
- Schools
- Parks

How are Impact Fees Determined?

- The Florida Impact Fee Act, section 163.31801 of Florida Statutes, and Chapter 74 of the Collier County Code of Laws and Ordinances provides requirements and procedures to be followed for the adoption of an impact fee study.

- Dual Rational Nexus Test – Case Law Codified in 2019

  - The impact fee must be reasonably connected to, or have a rational nexus with, the need for additional capital facilities and the increased impact generated by the new residential or commercial construction.
  - The impact fee must be reasonably connected to, or have a rational nexus with, the expenditures of the revenues generated and the benefits accruing to the new residential or commercial construction.

  - In summary, the growth-related need for the public facility must be demonstrated, as well as the benefit to the fee payer from the expenditure of the funds.

What Can Impact Fees Be Used For?

- Impact fee revenue can only be used for costs associated with the construction of growth-related, capacity adding public facility projects, as defined by Florida Statutes.

- Eligible expenses include:
  - Land acquisition
  - Land improvement
  - Design
  - Engineering
  - Permitting costs
  - Other related construction costs required to bring the public facility into service

Affordable Housing Impact Fee Deferral Program

- Owner-Occupied Deferral (Extremely Low, Very Low, Low, Moderate)
  - Eligibility Requirements
    - First-Time Home Buyer
    - At least 18 years of age
    - Property must be homestead of the owner
    - Must be U.S. citizen or permanent legal resident
  - Interest Rate – 5% per annum, not to exceed 25%
  - Program limited to 3% of prior year's collections. FY25 limit is approximately $2,100,000
  - Impact Fees payable upon sale, refinancing or loss of homestead

Affordable Housing Impact Fee Deferral Program

- Rental Deferral (Extremely Low, Very Low, Low, Moderate)
  - Eligibility Requirements
    - Must remain household's permanent residence
    - Head of household must be at least 18 years of age
    - Head of household must be U.S. citizen or permanent legal resident
  - Program limited to 225 units per fiscal year. Additional units require Board approval
  - Term of rental deferral is 10 years. May be extended beyond 10 years with Board approval.
  - Subordination requires owner to provide a cash equivalent instrument which will yield the full amount when due and payable.

Immokalee Impact Fee Installment Payment Pilot Program

- Property must be located with the Immokalee CRA boundaries
- Available to single-family, multi-family and commercial projects
- No Income Qualification Required
- No First-Time Home Buyer Requirement
- Non-ad valorem special assessment
- Term up to 30 years
- Current interest rate is 5%, adjusted annually
- Assessment is superior to all other liens, titles and claims, except state and county taxes.
- Currently 3 single-family participants and 1 multi-family participant

Questions & Comments

History of Impact Fee Implementation

- Water/Wastewater – 1978 (Boundaries of Water/Sewer District)
- Transportation – 1985 (Countywide)
- Community Parks – 1988 (Unincorporated Area of County)
- Regional Parks – 1988 (Countywide)
- Library – 1988 (Countywide)
- Emergency Medical Services – 1991 (Countywide)
- Schools – 1992 (Countywide)
- Fire Protection – 1992 (Dependent Fire District) Dates vary for independent Fire Districts
- Correctional Facilities – 1999 (Countywide)
- General Governmental – 2004 (Countywide)
- Law Enforcement – 2005 (Unincorporated Area of County and City of Everglades

Memorandum

To: **Amy Patterson, County Manager**

From: **Kristi Sonntag, Director**
Community and Human Services Division

Date: **April 4, 2025**

Subject: **Entitlement Grant Application Cycle**

CC: **Ed Finn, Deputy County Manager**

The annual HUD CDBG/ HOME/ ESG Grants, HOME - ARP and SHIP Fund Application cycle commenced on January 7, 2025, with applications due on February 24, 2025. A Review and Ranking Committee approved by the County Manager's Office scored applications and has made the following recommendations to you for approval before the presentation of Grant Agreements to the Board of County Commissioners on June 24, 2025.

On March 26th and 27th, 2025, applications were reviewed and ranked for a final scoring recommendation as reflected in the chart below in rank order. The projects recommended by the Committee are used for formulating the Annual HUD Action Plan slated to go to the BCC for approval on June 24, 2025.

The County Manager's Office has asked to be made aware of awards recommended to applicants from other taxing authorities within Collier County, as well as from other internal County Divisions. This year the Committee has made recommendations for funding to other taxing authorities or to any internal County Divisions. *

See the below table detailing those recommendations as follows

Applicant	Project	Requested Amount	Grant	Recommended Amount
Habitat for Humanity of Collier County, Inc.	New Construction Assistance	$2,000,000.00	SHIP	$2,200,000.00
Community Assisted and Supported Living, Inc. (CASL)	Housing Rehab Scattered Sites	$ 630,000.00	SHIP	$ 300,000.00
Review & Ranking Scoring Comments: According to the Local Housing Assistance Plan (LHAP), applicants may receive a maximum allocation of $300,000 for 1 to 4 dwelling units, with a limit of $75,000 per unit. This application is based on rehabilitation of four units at $75,000 each, resulting				

in a total award of $300,000. The remaining funds were allocated among other SHIP applicants.				
Rural Neighborhoods, Inc.	Housing Owner Occupied Rehab	$ 200,000.00	SHIP	$ 290,000.00
Nuestra Senora de la Vivienda Community Foundation	New Construction Assistance	$1,000,000.00	SHIP	$ 0.00
Review & Ranking Scoring Comments: Nuestra Senora is still working to secure funding for this project. The applicant can apply in a future grant cycle.				
			SHIP TOTAL	**$2,790,000.00**
Community Assisted and Supported Living, Inc.	Housing Rehab Scattered Sites	$ 730,000.00	HOME – ARP	$ 835,820.00
Collier Housing Alternatives, Inc.	Housing Rehab Scattered Sites	$ 1,000,000.00	HOME – ARP	$ 1,000,000.00
Housing Alternatives of Southwest Florida, Inc.	Housing Rehab	$ 200,000.00	HOME – ARP	$ 200,000.00
*Community and Human Services (CHS) Division	Tenant Based Rental Assistance	$0.00	HOME – ARP	$ 300,000.00
Review & Ranking Scoring Comments: After awarding the HOME-ARP funds to applicants, the remaining funds have been allocated to CHS to implement a Tenant Based Rental Assistance program to assist Collier County residents.				
			HOME – ARP TOTAL	**$2,335,820.00**
The Shelter for Abused Women & Children, Inc.	Operations	$ 130,000.00	ESG	$ 65,000.00
*Community and Human Services (CHS) Division	Rental Assistance	$ 0.00	ESG	$ 65,000.00
Review & Ranking Scoring Comments: To maximize the impact and reach of ESG funds, the committee recommends two awards for this grant application cycle. Alongside funding for The Shelter, which supports victims of trafficking and domestic violence, the committee recommends allocating funds to CHS to administer a rental assistance program to assist Collier County residents.				
			ESG TOTAL	**$ 130,000.00**
National Development of America/Casa San Juan Diego, Ltd.	New Construction Assistance	$ 750,000.00	HOME	$ 750,000.00
			HOME TOTAL	**$ 750,000.00**

Baker Senior Center Naples	Geriatric Case Management	$ 117,000.00	CDBG - Public Services	$ 117,000.00
Fun Time Early Childhood Academy	Personnel	$ 100,000.00	CDBG - Public Services	$ 100,000.00
Housing Development Corporation, Inc. d/b/a HELP	Housing Navigator Program and Fair Housing Activities	$ 125,000.00	CDBG - Public Services	$ 125,000.00
Sunrise Community of Southwest Florida, Inc.	Transportation	$ 139,000.00	CDBG - Public Services	$ 45,085.00
*Immokalee Pioneer Museum at Roberts Ranch	Personnel	$ 78,000.00	CDBG – Public Services	$ 0.00
Review & Ranking Scoring Comments: CDBG Public Services awards cannot exceed 15 percent of the yearly CBDG allocation from HUD. Applications were ranked and awarded accordingly.				
			CDBG - PS TOTAL	**$ 387,085.00**
Big Cypress Housing Corporation	Main Street Village Housing Rental Rehab	$ 750,000.00	CDBG - Capital Project	$ 750,000.00
Renaissance Hall Senior Living, LLLP	New Construction Assistance	$1,000,000.00	CDBG - Capital Project	$ 927,369.85
Collier Health Services dba Healthcare Network	HVAC Replacement	$ 290,000.00	CDBG - Capital Project	$ 0.00
Review & Ranking Scoring Comments: Faced with limited funding availability, the committee concluded that other grant applications addressed issues that merited a higher priority.				
Gargiulo Education Center	Site Acquisition	$2,000,000.00	CDBG – Capital Project	$ 0.00
Review & Ranking Scoring Comments: The applicant received a low score due to concerns, including the lack of federal grant experience, insufficient capacity and no site control.				
			CDBG – CAP PROJECT TOTAL	**$1,677,369.85**
TOTAL Federal & State Funding				**$8,070,274.85**

As always, should you have any questions or need additional information, please do not hesitate to let me know.

PY2025-2026 REVIEW & RANKING COMMITTEE GRANT FUNDING RECOMMENDATIONS

I, Amy Patterson, County Manager agree with the recommendations except for _____.

Amy Patterson 4/8/25

Amy Patterson, County Manager Date

**Awards are based on estimated allocations from HUD. In the event any of the above projects do not move forward, CHS staff will reallocate those funds and/or make a conditional allocation to the next highest-scoring project(s).*

Proposed 2025 LGAO Timeline

May 13th – LGAO application released by CHS

June 10th – Applications due to CHS from developers

June 17th – CHS provides applications to Housing Policy & Economic Development

-In this timeframe, GMCD staff review & score applications.

July 1st – LGAO applications sent to AHAC

July 8th – AHAC Agenda packet published containing LGAO applications

July 15th – AHAC Review Applications; Recommendation to County Manager

*- Couty Manager Signs LGAO form for the selected applicant

*Dependent on when Florida Housing Finance Corporation opens the LGAO cycle and provides this year's LGAO form.

*- 9% Tax Credit Applications Due to Florida Housing

*Dependent on when Florida Housing Finance Corporation closes the LGAO cycle

COLLIER COUNTY BOARD OF COUNTY COMMISSIONERS

NOTICE OF FUNDING AVAILABILITY &

REQUEST FOR APPLICATIONS

LOCAL GOVERNMENT SUPPORT LOANS

FOR DEVELOPMENTS APPLYING FOR FHFC HOUSING CREDITS

SEEKING THE LOCAL GOVERNMENT AREA OF OPPORTUNITY FUNDING

Loans Made in Conjunction with FHFC RFA 2025 LGAO

Application Opens: May 13, 2025

Applications Due: 12:00PM June 10, 2025

The Collier County Board of County Commissioners (the "County") announces the availability of funds and is requesting applications for the consideration of providing local government support for qualified multifamily housing developments that meet the goals of the County and comply with applicable federal and state law. The County has adopted the following guidelines to set forth the general requirements and procedures that apply to the financing of multifamily housing developments. The County may waive specific provisions of these guidelines where good cause is shown and adequate supporting documentation is provided. Any waiver is at the sole discretion of the County. In addition, these guidelines may be amended, revised, repealed, or otherwise altered by the County with or without notice. The County specifically welcomes requests for proposed alternative resident programs or development/unit features.

All applications submitted will be reviewed by the County's Affordable Housing Advisory Committee, which will make recommendations to the County Manager. The County Manager will then decide whether or not to support commitment letters and loans providing Local Government Support for developments applying for FHFC funding and who are seeking the Local Government Area of Opportunity Funding, pursuant to Resolution No. 2019-207. Submission of an application does not entitle the Applicant to financing, even if sufficient funds remain.

The County will not consider issuing commitment letters to provide financing for any development unless the applicant has satisfied the general requirements set forth in these guidelines, submits a timely, complete, and acceptable application, and complies with all of the procedures and requirements contained within the County's application procedures and program guidelines.

The County reserves the right to impose additional requirements on any particular development. Compliance with these guidelines does not and shall not create any right by an applicant to a commitment or assurance that the County will provide the requested financing.

The County provides local government support to assist in the construction, rehabilitation, and permanent financing of multifamily housing developments. The County anticipates sufficient funds to be available to fund one applicant.

The maximum amount of the Local Government Support loans that may be applied for pursuant to this Notice of Fund Availability (NOFA) is the amount that will allow local projects to score the maximum points or preference for the Local Government Area of Opportunity Funding.

THE COUNTY RESERVES THE RIGHT, AT ITS SOLE DISCRETION, TO NOT FUND ANY APPLICANT AT A LEVEL REQUIRED FOR THE LOCAL GOVERNMENT AREA OF OPPORTUNITY FUNDING. THE COUNTY ALSO RESERVES THE RIGHT TO MODIFY THIS NOFA PRIOR TO THE APPLICATION DEADLINE BASED UPON CHANGES TO FHFC RFA OR DECISIONS MADE BY THE COUNTY.

All applications received will compete with each other and be selected by the County for the available funding. Applications will be reviewed against the criteria listed below and, if selected, each loan will be subject to the minimum loan terms stated below.

NO CONTACT WITH BOARD OF COUNTY COMMISSIONERS AND/OR AFFORDABLE HOUSING ADVISORY COMMITTEE (AHAC) MEMBERS AFTER THE DATE THE NOFA IS ISSUED UNTIL THE AHAC MAKES ITS RECOMMENDATION TO THE COUNTY MANAGER. During this period, no Applicant, Applicant Agent and/or Representative may contact members of the Collier County Board of County Commissioners and/or AHAC members concerning their application, any other applicant's application, the merits of their firm, or any other aspect of the application and selection process. Violation of this prohibition will result in the disqualification of the Applicant and all of their developments.

Applications related to FHFC RFA 2025 are due no later than 12:00 PM, Eastern Daylight Time, June 10, 2025. Application requirements may be found at: (https://www.colliercountyhousing.com/developer-incentives-and-applications/#lgao-funding). For more information, contact Kristi Sonntag, Director, of the Community and Human Services Division.

SUBMISSIONS:
An original and one (1) hard copy of the entire application, and a PDF of the application to:
Collier County Government
c/o Community and Human Services Division
Kristi Sonntag, Director
3339 East Tamiami Trail, Building H., Suite 213
Naples, FL 34112
Email: Kristi.Sonntag@colliercountyfl.gov

EQUAL HOUSING OPPORTUNITY

2025 LGAO Application Selection Criteria Scores					
Selection Criteria and Value of Points		**Applications Received**			
Criteria	**Max. Points**				
	Folio				
Applicant's development and construction experience (Provide applicant team members with respective experience; preference for greater length of experience)	10 points				
Experience and Quality of development team (Identify development team, provide development team's experience; preference for greater length of experience)	5 points				
Applicant's management experience, or experience and quality of management company (Identify management team, provide management team's experience; preference for greater length of experience)	5 points				
Financial feasibility to complete and operate the project (including, but not limited to, cost estimates, cash flows, debt service coverage ratios, the percentage of public monies requested compared to project cost; leveraging of public resources, plan for payment of impact fees, including the requested County loan)	5 points				
Applicant's performance and/or compliance (including any prior defaults) of any prior loans or contracts with Collier County	8 points				
The reasonableness of the cost of the development (total development cost and total cost per unit)	10 points				
Levels of affordability offered within the development (Maximum points for greater affordability and and units at multiple %AMI)	7 points				
Resident Programs (Monthly events and activites offered for the residents)	5 points				
Unit and Development Amenities (Leisure activities and areas ex: clubhouse with community meeting room, pool, bbq, movie theater, exercise room, exercise equipment)	5 points				
Energy Efficiency (Applicances within the units are energy efficient)	5 points				

Commitment to set-aside at least 10% of the units in the development to an at-risk population (Homeless, Seniors, Special Needs, Etc.)	7 points				
Maximum Economic Impact (Additional community benefits)	3 points				
Developments which provide a lift to the neighborhood, and could lead to additional revitalization and/or neighborhood improvement	5 points				
Proximity to public transportation, services, and employment	10 points				
Leveraging of County funds with other resources that could be used to meet the FHFC required contribution level, and leveraging of County funds with other funds to achieve greater impact on the community/neighborhood (Include LGAO request amount)	7 points				
Ability to meet FHFC requirements for the contribution to be a part of permanent financing with minimum loan term	3 points				
Application Total	**100 points**	0	0	0	0
Bonus Points for County's Prior Year LGAO (Only eligible to the County's selected application for the immediately prior LGAO cycle when that applicant was not a selected recipient for funding at the state level)	10 points				
Total Points (Application & Bonus Points)	**110 points**	**0**	**0**	**0**	**0**

Note: The general hold harmless provisions of IRC Section 142(d)(2)(E) mean that projects with at least one building placed in service on or before the end of the 45-day transition period for newly-released limits use whichever limits are greater, the current-year limits or the limits in use the preceding year.

HUD release: 4/1/2025
Effective: 4/1/2025
Implement on/before: 5/15/2025

2025 Income Limits and Rent Limits
Florida Housing Finance Corporation
Multifamily Rental Programs and CWHIP Homeownership Program

NOTE: Does not pertain to CDBG-DR, HHRP, HOME, NHTF or SHIP

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Collier County	**20%**	**15,920**	**18,180**	**20,460**	**22,720**	**24,540**	**26,360**	**28,180**	**30,000**	**31,808**	**33,626**	**398**	**426**	**511**	**590**	**659**	**727**
(Naples-Marco Island MSA)	25%	19,900	22,725	25,575	28,400	30,675	32,950	35,225	37,500	39,760	42,032	497	532	639	738	823	909
	28%	**22,288**	**25,452**	**28,644**	**31,808**	**34,356**	**36,904**	**39,452**	**42,000**	**44,531**	**47,076**	**557**	**596**	**716**	**827**	**922**	**1,018**
	30%	23,880	27,270	30,690	34,080	36,810	39,540	42,270	45,000	47,712	50,438	597	639	767	886	988	1,090
	33%	**26,268**	**29,997**	**33,759**	**37,488**	**40,491**	**43,494**	**46,497**	**49,500**	**52,483**	**55,482**	**656**	**703**	**843**	**974**	**1,087**	**1,199**
	35%	27,860	31,815	35,805	39,760	42,945	46,130	49,315	52,500	55,664	58,845	696	745	895	1,033	1,153	1,272
	40%	**31,840**	**36,360**	**40,920**	**45,440**	**49,080**	**52,720**	**56,360**	**60,000**	**63,616**	**67,251**	**796**	**852**	**1,023**	**1,181**	**1,318**	**1,454**
	45%	35,820	40,905	46,035	51,120	55,215	59,310	63,405	67,500	71,568	75,658	895	959	1,150	1,329	1,482	1,636
	50%	**39,800**	**45,450**	**51,150**	**56,800**	**61,350**	**65,900**	**70,450**	**75,000**	**79,520**	**84,064**	**995**	**1,065**	**1,278**	**1,476**	**1,647**	**1,818**
	60%	47,760	54,540	61,380	68,160	73,620	79,080	84,540	90,000	95,424	100,877	1,194	1,278	1,534	1,772	1,977	2,181
	70%	**55,720**	**63,630**	**71,610**	**79,520**	**85,890**	**92,260**	**98,630**	**105,000**	**111,328**	**117,690**	**1,393**	**1,491**	**1,790**	**2,067**	**2,306**	**2,545**
Median: 113,600	80%	63,680	72,720	81,840	90,880	98,160	105,440	112,720	120,000	127,232	134,502	1,592	1,705	2,046	2,363	2,636	2,909
	90%	**71,640**	**81,810**	**92,070**	**102,240**	**110,430**	**118,620**	**126,810**	**135,000**	**143,136**	**151,315**	**1,791**	**1,918**	**2,301**	**2,658**	**2,965**	**3,272**
	100%	79,600	90,900	102,300	113,600	122,700	131,800	140,900	150,000	159,040	168,128	1,990	2,131	2,557	2,953	3,295	3,636
	110%	**87,560**	**99,990**	**112,530**	**124,960**	**134,970**	**144,980**	**154,990**	**165,000**	**174,944**	**184,941**	**2,189**	**2,344**	**2,813**	**3,249**	**3,624**	**3,999**
	120%	95,520	109,080	122,760	136,320	147,240	158,160	169,080	180,000	190,848	201,754	2,388	2,557	3,069	3,544	3,954	4,363
	140%	**111,440**	**127,260**	**143,220**	**159,040**	**171,780**	**184,520**	**197,260**	**210,000**	**222,656**	**235,379**	**2,786**	**2,983**	**3,580**	**4,135**	**4,613**	**5,090**
HERA Special Limits	**25% - HS**	**20,075**	**22,925**	**25,800**	**28,650**	**30,950**	**33,250**	**35,550**	**37,825**	**40,110**	**42,402**	**501**	**537**	**645**	**745**	**831**	**917**
per Section 142(d)(2)(E)	28% - HS	22,484	25,676	28,896	32,088	34,664	37,240	39,816	42,364	44,923	47,490	562	602	722	834	931	1,027
	30% - HS	**24,090**	**27,510**	**30,960**	**34,380**	**37,140**	**39,900**	**42,660**	**45,390**	**48,132**	**50,882**	**602**	**645**	**774**	**894**	**997**	**1,100**
For use by projects that	33% - HS	26,499	30,261	34,056	37,818	40,854	43,890	46,926	49,929	52,945	55,971	662	709	851	983	1,097	1,210
placed in service at least	**35% - HS**	**28,105**	**32,095**	**36,120**	**40,110**	**43,330**	**46,550**	**49,770**	**52,955**	**56,154**	**59,363**	**702**	**752**	**903**	**1,043**	**1,163**	**1,284**
one building on or	40% - HS	32,120	36,680	41,280	45,840	49,520	53,200	56,880	60,520	64,176	67,843	803	860	1,032	1,192	1,330	1,467
before 12/31/2008	**45% - HS**	**36,135**	**41,265**	**46,440**	**51,570**	**55,710**	**59,850**	**63,990**	**68,085**	**72,198**	**76,324**	**903**	**967**	**1,161**	**1,341**	**1,496**	**1,650**
	50% - HS	40,150	45,850	51,600	57,300	61,900	66,500	71,100	75,650	80,220	84,804	1,003	1,075	1,290	1,490	1,662	1,834
	60% - HS	**48,180**	**55,020**	**61,920**	**68,760**	**74,280**	**79,800**	**85,320**	**90,780**	**96,264**	**101,765**	**1,204**	**1,290**	**1,548**	**1,788**	**1,995**	**2,201**
	80% - HS	64,240	73,360	82,560	91,680	99,040	106,400	113,760	121,040	128,352	135,686	1,606	1,720	2,064	2,384	2,660	2,935

Florida Housing Finance Corporation (FHFC) income and rent limits are based upon figures provided by the United States Department of Housing and Urban Development (HUD) and are subject to change. Updated schedules will be provided when changes occur.

SHIP Affordable Housing Incentive Strategies Report

Affordable Housing Advisory Committee Report to Board of County Commissioners

SUBMITTED TO: ROB DEARDUFF, FLORIDA HOUSING FINANCE CORPORATION

THROUGH: COLLIER COUNTY BOARD OF COUNTY COMMISSIONERS

DATE SUBMITTED: 11/19/2024

PREPARED BY: HOUSING POLICY & ECONOMIC DEVELOPMENT DIVISION, COMMUNITY & HUMAN SERVICES DIVISION, and AHAC

BACKGROUND

As a recipient of State Housing Initiatives Partnership funds, Collier County established an Affordable Housing Advisory Committee in 1993 (Ord 93-19) and repealed and replaced early versions with Ord. 2013-27, further amended by Ord.2020-27 as required by the Florida Statutes, Sec. 420.9076.

The AHAC is responsible for reviewing and evaluating local plans, policies, procedures, land development regulations, the Comprehensive Plan, and other aspects of County housing activities that affect the production of affordable housing. Further, the AHAC is specifically directed by the SHIP Statute to consider and evaluate the implementation of the incentives set out in Florida Statutes, Sec. 420.9076 (4)(a)-(k).

Based on the AHAC evaluation, it may recommend to local government that it make modifications of, exceptions to, or creation of new plans, policies, procedures, and other governing vehicles which would encourage production of affordable housing.

As approved by the Collier County Board of County Commissioners, the recommendations are then used to amend the Local Housing Assistance Plan (LHAP) and the local Comprehensive Plan Housing Element.

COMMITTEE COMPOSITION

The Board of County Commission appointed or re-appointed members to the Committee via Ordinance 2020-27 recognizing the requirement to appoint an elected official and, on January 09, 2024, appointed a new Board Elected Official. Florida Statutes, Sec. 420.9076 (2) lists the categories from which committee members must be selected. Each AHAC must have a locally elected official from the county or municipality participating in the SHIP program. The locally elected official must be from the County or municipality. The elected official will count as a member of the AHAC for purposes of meeting the number of members requirements.

There must be at least eight committee members but no more than eleven committee members with representation from at least six of the following categories:

(a) A citizen who is actively engaged in the residential home-building industry in connection with affordable housing.
(b) A citizen who is actively engaged in the banking or mortgage banking industry in connection with affordable housing.
(c) A citizen who is a representative of those areas of labor actively engaged in homebuilding in connection with affordable housing.
(d) A citizen who is actively engaged as an advocate for low-income persons in connection with affordable housing.
(e) A citizen who is actively engaged as a for-profit provider of affordable housing.
(f) A citizen who is actively engaged as a not-for-profit provider of affordable housing.
(g) A citizen who is actively engaged as a real estate professional in connection with affordable housing.
(h) A citizen who actively serves on the local planning agency pursuant to s. 163.3174. If the local planning agency is comprised of the governing board of the county or municipality, the governing board may appoint a designee who is knowledgeable in the local planning process.
(i) A citizen who resides within the jurisdiction of the local governing body making the appointments.
(j) A citizen who represents employers within the jurisdiction.
(k) A citizen who represents essential services personnel, as defined in the local housing assistance plan.

The currently appointed AHAC Committee members are included here, along with their category affiliation.

Category Represented	Name	Date Appointed	Term Expiration Date (*proposed)
Elected Official	Chris Hall	12/13/2022	01/01/2025
Residential Home Building Industry	Stephen J. Hruby	11/08/2022	10/01/2025
Non-Profit Provider	Arol I. Buntzman	11/12/2024	10/01/2026*
Labor Engaged in Home Building	Gary Hains	11/12/2024	10/01/2026*
Banking Industry	Catherine Myers	11/12/2024	10/01/2026*
Employers within Jurisdiction	Andrew Terhune	06/13/2023	10/01/2026
Essential Services Personnel	Todd Lyon	11/08/2022	10/01/2025
Member of the Collier County Planning Commission	Paul Shea	03/08/2022	10/01/2026
Resident in Jurisdiction	Mary Waller	10/27/2020	10/01/2026
Employers within Jurisdiction	Hannah Roberts	06/13/2023	10/01/2026
Real Estate Professional	Jennifer L. Faron	11/08/2022	10/01/2025

AFFORDABLE HOUSING RECOMMENDATIONS

The AHAC has reviewed local government plans, policies, procedures, ordinances, regulations, statutes, and the comprehensive plan, among other documents applicable to affordable housing, to evaluate their impacts on affordable housing.

Further, the AHAC has specifically considered and evaluated the strategies set out in Florida Statutes, Sec. 420.9076 (4)(a)-(k).

Based on this review and evaluation, the AHAC has formulated recommendations to the County Commission that it incorporate into its housing strategy certain changes designed to encourage production of affordable housing.

The AHAC, from its review, consideration, evaluation, and recommendations, drafts and submits this report to the County Commission and to Florida Housing Finance Corporation, which details the scope of its work and the resulting following recommendations.

(Recommendations continue on next page, this space intentionally left blank)

RECOMMENDATION 1: Complete the Implementation and Adoption of four (4) Regulatory Relief Initiatives previously approved through the Collier County Community Housing Plan. These Initiatives include:

(a) Permit housing that is affordable by right in Commercial Zoning Districts
(b) Increase allowed density in Activity Centers from 16 units per acre (upa) to 25 upa
(c) For any properties designated as Strategic Opportunity Sites (SOS), allow a maximum density of 25 upa
(d) Establish a policy to encourage higher density along transit corridors.

Meeting Synopsis:

The County's Affordable Housing Advisory Committee (AHAC) has reviewed various staff and consultant (Johnson Engineering) recommendations to provide development standards and regulatory relief for housing that is affordable.

AHAC has reviewed and provided input on four (4) additional initiatives during 2024 and will continue to work to bring forward development standards providing regulatory relief for housing that is affordable. At their May 2024 AHAC meeting, the text for the implementing Land Development Code (LDC) amendments was presented to the committee, and the committee voted to recommend that the Board of County Commissioners approve the LDC Amendments.

Existing Strategy:

Growth Management Plan amendments authorizing these four (4) initiatives were recommended for adoption by the Collier County Planning Commission on October 5, 2023, and the Board of County Commissioners (BCC) on November 14, 2023.

Schedule for Implementation:

The Zoning Division is finalizing the LDC amendments to implement the recommended changes in these four (4) initiatives and preparing for hearings before the CCPC and BCC scheduled for Fall 2024.

RECOMMENDATION 2: AHAC recommends the creation of a transparent, publicly accessible database with a corresponding GIS map to identify, locate, and provide data and long-term monitoring results for all housing that is affordable in Collier County.

Meeting Synopsis:

The County's Affordable Housing Advisory Committee (AHAC) determined a need for citizens to locate information pertaining to affordable housing within Collier County.

Existing Strategy:

In 2023, staff compiled and verified a database of active, affordable housing commitments in Collier County. The database's information was then presented in a visually concise map to the AHAC at their August meeting. Feedback from the AHAC meeting was incorporated and the final map brought back to AHAC. The map was then published on the county's website. The Community and Human Services Division has also created a website repository for all affordable housing compliance monitoring reports, making them available for public viewing.

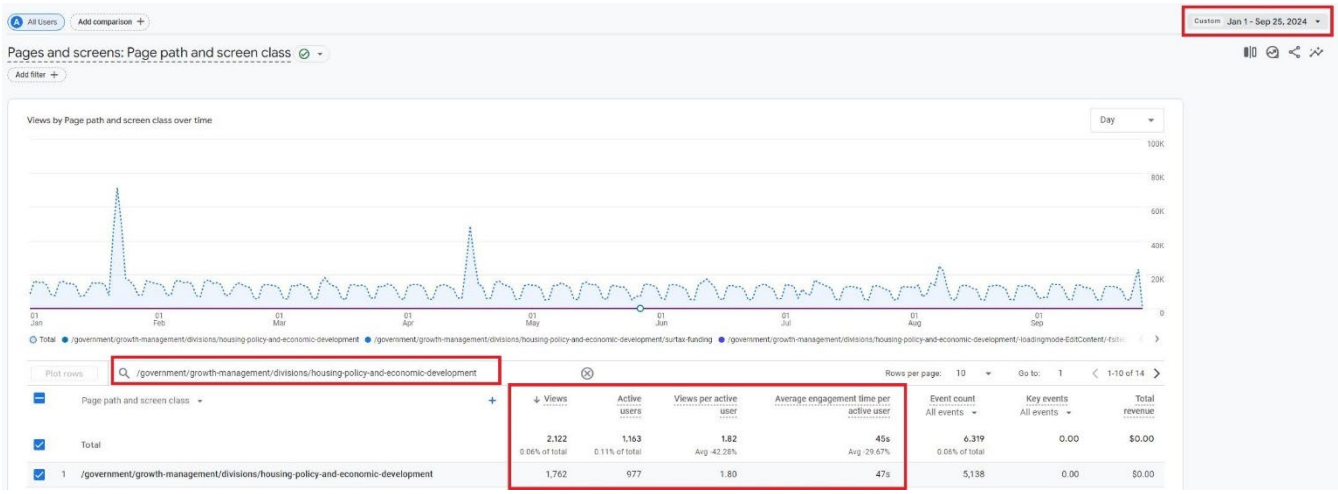


Figure 1: The traffic count from 01/01/2024 through 09/25/2024 for the Affordable Housing webpage map located on the Housing Policy and Economic Development webpage. This information was pulled from the County's traffic recording system **Google Analytics**.

Schedule for Implementation:

Ongoing annual review and update of the database's information with corresponding updates to the affordable housing map is completed by staff. Planned enhancements to the map include more descriptive status symbols and identifying renter or owner-occupied developments.

RECOMMENDATION 3: AHAC should take a greater role in advocacy efforts to review, recommend, and promote affordable housing issues and developments.

Meeting Synopsis:

The County's Affordable Housing Advisory Committee (AHAC) determined a need to identify areas of action to facilitate the production of more housing that is affordable.

Existing Strategy:

AHAC formed a sub-committee to create the work plan with assistance from staff. 2023, the work plan was completed and brought to the AHAC for review and approval. That work plan has now been incorporated as a recommendation in the Housing Incentives Strategies Report.

Schedule for Implementation:

The AHAC will continue to review, recommend, and promote the development of affordable housing. On-going discussion in 2024 to include reviewing the SHIP Incentives Report at AHAC's every other monthly meeting to assess progress and update associated timelines.

On at least an annual basis, the AHAC will ***Review***:

- The number of newly completed and ongoing projects to build affordable housing in order to incorporate those findings into its future work plans.
- Data containing the number of available and occupied rental units ("the Apartment Survey).
- The impact of affordable housing projects that have been completed and are open; and make recommendations on any changes to plans, programs, policies, and incentives that will improve outcomes in the future.
- Data containing the annual monitoring for developer compliance to commitments as completed by CHS and PUD Monitoring.

AHAC will ***Recommend***:

- Approval of developments containing an affordable housing component in Collier County.
- The consideration of policies, plans, and programs by the BCC that will encourage the development and preservation of affordable housing. Such as:
    - The Housing Plan LDC amendments.
    - RFMUD Affordable Housing Density Bonus program.
    - Accessory Dwelling Units (ADUs) Pilot Program
- Proposed developer presentations to AHAC prior to CCPC and BCC.
- LGAO Applicants to present proposals to AHAC
- Consideration of impact fee policies to promote the construction of more affordable units.
- Consideration of changes to parking requirements for affordable housing developments as directed by State Statute.

AHAC will ***Promote***:

- Substantive and impactful policies and programs through active participation and engagement in the community.
- Community support for projects under consideration at Neighborhood Information Meetings (NIMS). AHAC members will volunteer to participate in NIMS for developments related to affordable housing and report back to AHAC at the next meeting.
- The understanding of local employer needs and plans for workforce housing.
- The construction of workforce housing by positively engaging developers in official and unofficial communications.

RECOMMENDATION 4: AHAC recommends staff identify challenges and opportunities presented through the State's recent adoption of the Live Local Act (LLA), including:

a) Identify parcels eligible for use with the Live Local Act.
b) Identification of areas where the Live Local Act conflicts with existing local development regulations.
c) Develop solutions to resolve these conflicts while ensuring all life/safety regulations are appropriately adhered to and unintended detrimental impact is mitigated.
d) Participate in a public forum with all stakeholders to brainstorm the issues developers are facing in relation to implementing the Live Local Act.

Meeting Synopsis:

The County's Affordable Housing Advisory Committee (AHAC) determined a need to evaluate the Live Local Act (LLA). LLA offers certain benefits regarding maximum densities and building height within a one-mile radius to developers who agree to abide by the 30-year affordability restriction and other requirements. The AHAC generated the need and outsourced the coordination and hosting of a meeting to discuss the impact and practicality of the LLA and identify obstacles existing in the present codes that will hinder its use.

Existing Strategy:

Staff compiled and provided AHAC a map of all properties zoned commercial, industrial, and mixed-use eligible for LLA. The County and AHAC identified areas where the LLA benefits cannot be maximized due to conflicts with other existing regulations such as parking, setback, and street requirements.

Schedule for Implementation:

AHAC supported a forum with all stakeholders to brainstorm the issues developers are facing in relation to implementing the LLA; a follow-up discussion ensued to further discuss the problem areas. On-going discussion in 2024 to include reviewing and evaluating proposed regulations and developments on a rolling and as-requested basis.

On April 9, 2024, the BCC issued guidance to staff to interpret the Live Local Act to exclude PUDs from consideration. The result of this action is twofold, 1) Live Local may no longer be used within commercial areas of PUDs, and 2) the maximum density and height allowed through Live Local will be limited to only those allowed by straight zoning districts in the Land Development Code (i.e.: 25 units per acre maximum). The result of this guidance has made the Live Local Act less useful in Collier County.

RECOMMENDATION 5: Continued Use of Collier County Surtax Funding for Affordable Housing Land Acquisition, including the development and use of evaluation criteria for reviewing parcels and proposed developments.

Meeting Synopsis:

Ordinance 2018-21 imposed a countywide local government infrastructure surtax of one percent (1%) (commonly referred to as the Surtax funds) collected on all authorized taxable transactions occurring within Collier County as authorized by F.S. 212.055(2). The tax was authorized to begin on January 1, 2019, and continue for seven years or until the aggregate funds of $490 million were collected, whichever was sooner. Of the aggregate $490 million, $20 million is allocated for land acquisition specifically for affordable housing—the Surtax Fund sunset on December 31, 2023.

In 2023, oversight of the Surtax Affordable Housing Land Acquisition program was transferred to the Growth Management and Community Development Department, and the Department engaged with AHAC to establish a process to expend the funding, including creation of review criteria. The Board of County Commissioners adopted these evaluation criteria in March 2023 and the Infrastructure Surtax Citizen Oversight Committee in June 2023. An application for developers to request surtax funds was created and released in September 2023 by the Housing Policy and Economic Development Division.

Existing Strategy:

Evaluation criteria for acquiring lands using surtax funds were created in 2023 and are comprised of a multifaceted approach, including reviews conducted by multiple divisions within the Growth Management and Community Development Department. On an as-needed basis, proposed acquisitions are brought to the AHAC and the Surtax Oversight Committee for recommendations and ultimately to the Board of County Commissioners for approval.

Schedule for Implementation:

At this point, land acquisition for two developments has been approved to use surtax funds: Renaissance Hall, located on the Golden Gate Golf Course ($4,605,900), and Ekos on Collier ($3,750,000). The BCC has also directed that an additional $5,950,000 in surtax funding be used in the Williams property Acquisition. Approximately $5,700,000 remains available for allocation in the land acquisition fund.

Statute Required Incentives

The AHAC has reviewed, considered, and evaluated the following required strategies provided in the SHIP Statute at Florida Statutes, Sec. 420.9076(4):

(a) The processing of approvals of development orders or permits for affordable housing projects is expedited to a greater degree than other projects, as provided in s. 163.3177(6)(f)3.
(b) All allowable fee waivers provided for the development or construction of affordable housing.
(c) The allowance of flexibility in densities for affordable housing.
(d) The reservation of infrastructure capacity for housing for very low-income, low-income, and moderate-income persons.
(e) Affordable accessory residential units.
(f) The reduction of parking and setback requirements for affordable housing.
(g) The allowance of flexible lot configurations, including zero-lot-line configurations for affordable housing.
(h) The modification of street requirements for affordable housing.
(i) The establishment of a process by which a local government considers, before adoption, policies, procedures, ordinances, regulations, or plan provisions that increase the cost of housing.
(j) Preparing a printed inventory of locally owned public lands suitable for affordable housing.
(k) The support of development near transportation hubs, major employment centers, and mixed-use developments.

420.9076(4)(a)
EXPEDITED PERMITTING

Meeting Synopsis:
No meetings.

Existing Strategy:
Collier County has had an Expedited/Fast-Track permitting process in place for housing that is affordable since 2007. Based upon AHAC and community stakeholders' input during the development of the 2017 Community Housing Plan (CHP), the Expedited Permitting process was reviewed and updated with the adoption of Resolution 2018-40 on February 27, 2018.

Schedule for Implementation:
Resolution 2018-40 has been implemented, and affordable housing developers have successfully utilized the improved process.

AHAC Recommendation:
Existing programs and policies are working as intended; no changes are recommended at the present time. AHAC encourages State and Federal Government partners to implement expedited review permitting processes and the BCC to make expedited review

permitting processes a legislative priority.

420.9076(4)(b)
ALLOWABLE FEE WAIVERS

Meeting Synopsis:
Impact Fees have been discussed during various meetings since 2023. Some members were aware of communities that base impact fees on the square footage of each home, thereby having a lower impact fee for housing that is affordable. Other members indicated that discounting impact fees would be helpful for a reduction of the total cost of homes that are affordable. However, eliminating impact fees can lead to a structure that does not provide enough revenue to provide the basic infrastructure necessary to cover the cost of streets, water, sewer, etc. Some believe that homes that are affordable should contribute to the infrastructure of the community. Other members have noted that the current Impact Fee Deferral system does not work well for affordable rental housing development and should be modified to better match the financing timeframes of Low-Income Housing Tax Credit (LIHTC) properties and other affordable rental developments.

Existing Strategy:
Collier County has had an Impact Fee Deferral program in place for housing that is affordable since the late 1980s. Based upon recommendations from the 2017 Community Housing Plan, the Impact Fees Deferral program was modified and improved via Ordinance #2018-28 on February 27, 2018. The Impact Fee Deferral program granted 24 rental deferrals in Fiscal Year (FY) 2024 year to date and 0 rental deferrals in FY 2023. Deferrals are available on a first-come, first-served basis. The aggregate amount of impact fee rental deferrals granted shall be limited, in total, to 225 units per fiscal year with no rollover of units. For FY 2023, Collier County issued Impact Fee Deferrals for 86 ownership units totaling $1,071,536.97. For FY 2024, Collier County issued Impact Fee Deferrals for 88 ownership units totaling $1,123,104.33.

Schedule for Implementation:
Collier County Board of Commissioners approved the use of grant funds as an alternative funding source to support developments principally financed with Low-Income Housing Tax Credit Projects, Tax Exempt Bond Financing, or other qualifying affordable housing developments. In 2024, AHAC will consider rental housing developer needs related to the existing Impact Fee Deferral program.

AHAC Recommendation:
In 2025, explore an Impact Fee Deferral Pilot Program utilizing alternative funding sources to support long-term affordable rental housing.

Further, it is recommended that the County should review opportunities to increase the length of the deferral period available for rental housing to align with various financing sources.

420.9076(4)(c)

FLEXIBLE DENSITIES

Meeting Synopsis:
AHAC has discussed densities since 2023. Many in Collier County have come to the realization that increased density is needed to produce more housing that is affordable The Collier County Land Development Code has recently been amended to allow for greater density bonuses for affordable developments. Continued implementation of the Housing Plan recommendations will explore additional density opportunities.

Existing Strategy:
Throughout most of Collier County, residential zoning has a base density of 4 units per acre. Collier County has had an affordable housing density bonus program since 1990 Ord.#90-89. As a result of the 2017 Community Housing Plan and AHAC, Collier County amended its Land Development Code to increase density for units that are affordable through Ordinance #2019-02, adopted on February 12, 2019. The Affordable Housing Density Bonus (AHDB) program now provides up to 16 units per acre.

Applicants who have requested additional density above base residential zoning and require a Growth Management Plan Amendment have been recommended by the Collier County Planning Commission and required by the Board of County Commissioners to set aside a minimum number of units in proposed developments that will be made affordable for a minimum of 30 years to households earning at or below 120% of the Area Median Income. This process has allowed for the approval of several hundred new affordable units this year alone.

Schedule for Implementation:
The proposed increases in density were heard by the Planning Commission and the BCC in the fourth quarter of 2023 and throughout 2024 on a requested basis.

AHAC Recommendation:
Recommend approval of the proposed regulatory relief initiatives to increase density in Collier County for Housing that is Affordable.

AHAC further supports CPCC and Board policy that negotiates a public good for those applicants requesting density with a minimum of 30% of units developed to be provided to households at or below 100% of the Area Median Income (with emphasis on rental units at the 50% and 80%AMI levels) and encourages the development of a written policy formalizing this policy.

420.9076(4)(d)
RESERVATION OF INFRASTRUCTURE CAPACITY

Meeting Synopsis:
Collier County does not reserve infrastructure capacity. Collier County is not experiencing any capacity limitations.

Existing Strategy:
Collier County does not need to reserve infrastructure capacity at this time.

Implementation:
None needed.

AHAC Recommendation:
No changes are recommended at the present time.

420.9076(4)(e)
PARKING AND SETBACK REQUIREMENTS

Meeting Synopsis:
AHAC has regularly discussed these topics since the development of the Community Housing Plan (CHP) in 2017.

Existing Strategy:
The County currently has two processes where developers can request a reduction of parking and setback requirements. Deviations from existing requirements can be requested through the Site Development Plan (SDP) process or the rezoning to Planned Unit Development (PUD) process. Recommendations to modify some setback requirements for housing that is affordable were included in Ordinance 2021-05 amending the Land Development Code, adopted February 9, 2021.

Schedule for Implementation:
On-going discussion in 2024. Reduction of parking and setback requirements are on an as-requested basis.

AHAC Recommendation:
In 2025, the AHAC will recommend practical application of The Live Local Act (LLA) for parcels not meeting parking and setback requirements. LLA may require additional parking and setback relief for developments in compliance with State Statute.

420.9076(4)(f)
AFFORDABLE ACCESSORY DWELLING UNITS

Meeting Synopsis:
Accessory Dwelling Units (ADUs) have been discussed at multiple meetings since 2023 by AHAC

members. In 2023 County staff was directed by the Board of County Commissioners to determine the feasibility of ADUs in the Urban Golden Gate Estates area. County staff are evaluating this option, developing a program to seek input from area residents to see if residents are interested in building ADUs on their property, and determining how the ADUs would be incorporated into the LDC and monitored for affordability. AHAC and County staff discussed whether having income restrictions on the ADUs would be a benefit or hindrance to the program. County staff conducted a pilot study of residents seeking feedback about ADUs, and the collected information will be used to develop a recommendation for ADUs. The County's Land Development Code (LDC) Amendment staff has drafted amendments to allow for renting guest houses for properties that are zoned Estates and located west of Collier Boulevard. This modification will allow for properties that are homesteaded to participate in the Pilot program, which is proposed to run for 5 years from the date the Board approves the LDC amendments. Additionally, Staff will bring to the Board annually a report on the participation of the program to inform of its utilization and determination as to the possibility of transitioning the Pilot program to a permanent program. Currently, there are 3,558 parcels zoned Estates within the Urban Area, of which 400 have guest houses. If adopted by the Board as a Pilot Program, this would include existing ADUs and newly built ADUs.

Existing Strategy:
Collier County does not allow for the rental of Accessory Dwelling Units (ADUs) LDC Section 5. 03.03. The County only allows construction of "Guesthouses" on large single-family lots of with a minimum lot size of one acre or more. Furthermore, the LDC prohibits the rental of any guesthouse as they are to be used for personal reasons only.

Schedule for Implementation:
On-going discussion in 2024.

AHAC Recommendation:
AHAC supports the efforts of County Staff and the Board of County Commissions (BCC) to determine whether ADUs would be accepted by residents and a meaningful source of additional attainable housing or a source that frees up other attainable housing units. AHAC encourages the BCC to fully explore this option and recognizes that feedback from residents is an important part of this issue. AHAC recommends allowing ADUs to be built on Urban Golden Gate Estates properties and recommends the use of ADUs as affordable housing to increase the affordable housing rental inventory on a trial period to determine and assess feasibility.

420.9076(4)(g)

FLEXIBLE LOT CONFIGURATIONS

Meeting Synopsis:
This strategy was discussed extensively with the adoption of the 2017 Community Housing Plan. At that time, it was recommended that the County consider adopting some elements of "smart code". Through this process, amendments were made to the Land Development Code in February 2021 with the adoption of Ord. 2021-05.

Existing Strategy:

Zero lot line development is allowed in Planned Unit Development (PUDs) and as a Conditional Use under Cluster Housing. Recently Ordinance 2021-05 clarified that Cluster Development of affordable housing is allowed by right in the RMF-6 Zoning District.

Schedule for Implementation:
None

AHAC Recommendation:
No changes are recommended at the present time.

420.9076(4)(h)
MODIFICATION OF STREET REQUIREMENTS

Meeting Synopsis:
As part of the regulatory relief proposed in the 2017 Community Housing Plan, modifications to street requirements have been discussed in 2019-2021.

Existing Strategy:
Historically, street requirements for affordable housing developments are considered, on a case-by-case basis, as deviations in the PUD approval process or variances in the conventional zoning process. In February 2021, Ordinance 2021-05 added a new section to the LDC to allow design deviations for housing that is affordable, including modifications to internal, privately maintained roadways and sidewalks.

Schedule for Implementation:
On-going discussion in 2024. Modifications of street requirements are approved on an as-needed basis.

AHAC Recommendation:
In 2025, AHAC recommends evaluating the effectiveness of Ordinance 2021-05.

420.9076(4)(i)
PROCESS OF ONGOING REVIEW

Meeting Synopsis:
Previous AHAC discussions on this topic included the following comments: Ongoing implementation and enforcement for new processes and Land Development Code (LDC) regulation require permanent, dedicated County staff. Any changes made will require monitoring to ensure the rules continue to be followed. Monitoring uses resources both from the County and the developers. In addition, educating and promoting a favorable environment for developers and builders will draw more partners into working in the County. Closer coordination between growth management planning, zoning, development review, housing policy, and economic development, and the Community & Human Services (CHS) is critical for the success of process changes and approval for developments. New coordination created will reduce or eliminate many of the

repeated review cycles.

Existing Strategy:
Housing Policy responsibilities previously located within the Community & Human Services (CHS) Division under the Public Services Department were transitioned and elevated as its own division under the Growth Management Community Development Department (GMCDD) as the Housing Policy and Economic Development Division. This move enables closer collaboration and communication between housing policy staff and planners within areas such as zoning, comprehensive planning, and coastal resiliency. Long-term monitoring will remain with CHS, and CHS will remain included in and privy to affordable housing commitments drafted by the Housing Policy and Economic Development Division.

Schedule for Implementation:
Ongoing

AHAC Recommendation:
No changes are recommended at the present time.

420.9076(4)(j)
PUBLIC LAND INVENTORY

Meeting Synopsis:
Since 2018, AHAC meetings have regularly discussed public lands. In 2023, AHAC members reviewed the list of County-Owned lands.

Existing Strategy:
The County's Real Property office maintains a list of county-owned properties as required by F.S. 125.379. This inventory is circulated to county departments for review and determination of whether properties are needed to implement department operations or program mandates. Available properties are presented to the Board of County Commissioners (BCC) and advertised for sale in the local newspaper.

The BCC adopted Resolution 2018-39 to encourage the co-location of public facilities and housing that is affordable. In 2018, two County-owned parcels known as Bembridge and Manatee were part of a Request for Information (RFI) process, with multiple developers submitting proposals for the development of the 5-acre Bembridge site. In 2019, through an Invitation to Negotiate (ITN) process, the County selected McDowell Housing Partners to construct 82 units of affordable rental housing. This project, called Ekos, on Santa Barbara, opened in 2024 and is governed by a Developer Agreement with a 99-year ground lease ensuring long term affordability. During 2018-2019, the BCC decided not to move forward with proposals for the Manatee site.

In 2019, the County acquired the defunct Golden Gate Golf Course. In 2020 through an ITN process, the County selected Rural Neighborhoods, Inc. to develop a portion (25+/- acres) of this publicly owned property for affordable rental housing for seniors, veterans, and Essential Service

Personnel (ESP). A long-term land lease and developer agreement have been executed, and construction on 252 apartments and 120 senior housing units is expected to commence in the summer of 2024.

Schedule for Implementation:

An annual review of county-owned lands list has been implemented. Promotion and advertisement of the county-owned lands eligible for construction of affordable housing to developers is ongoing. Use of surtax funding to purchase new properties will assist in adding to the inventory.

AHAC Recommendation:
While an annual review of and frequent discussion about the county-owned lands list occurred in 2023 and 2024, AHAC recommends formalizing a process to include an evaluation of the properties by the County's Real Property Division for the annual review of the county-owned surplus lands eligible for constructing affordable housing. AHAC also recommends promoting and advertising the surplus public inventory lands eligible for constructing affordable housing.

420.9076(4)(k)
SUPPORT OF DEVELOPMENT NEAR TRANSPORTATION HUBS

Meeting Synopsis:
Discussed during the spring and summer of 2021 as part of the Community Housing Plan, regulatory relief, and development standards modifications to the Land Development Code (LDC).

Existing Strategy:
This issue was reviewed during the development of the 2017 Community Housing Plan (CHP) with recommendations for the County to consider integration of bus routes (Collier Area Transit, CAT) with affordable housing locations, development of Strategic Opportunity Sites, and higher housing densities in existing Activity Centers.

Schedule for Implementation:
This recommendation was heard and recommended for adoption by the Planning Commission on October 5, 2023, and scheduled for presentation to the Board of County Commissioners during the fourth quarter of 2023. Implementing LDC amendments is scheduled for CCPC and BCC public hearings in the Fall of 2024.

AHAC Recommendation:
Approve the recommended LDC Amendments to prioritize higher density along transit corridors ranging from 13 units per acre (upa) to 25 upa.

Executive Summary

Recommendation to approve and submit the 2024 State Housing Initiatives Partnership Incentive Strategies Report to Florida Housing Finance Corporation and Florida Housing Coalition as required by section 420.9076, Florida Statutes.

OBJECTIVE: To comply with section 420.9076, Florida Statutes, and provide an annual report that evaluates the implementation of affordable housing incentives in eleven (11) required areas.

CONSIDERATIONS:

Collier County, as a State Housing Initiatives Partnership (SHIP) program recipient, must prepare an annual report that reviews established policies, procedures, ordinances, land development regulations, and the local Comprehensive Plan. At a minimum, the Affordable Housing Advisory Committee (AHAC) shall submit a report to the local governing body, the Board of County Commissioners (BCC), that evaluates the implementation of the eleven (11) required affordable housing incentives required by statute. This required incentives strategies report had been due to the Florida Housing Finance Corporation (FHFC) every three (3) years until, in 2020, House Bill 1339 made this an annual requirement of the SHIP program.

The eleven (11) incentives required to be reviewed are:

1. Expedited Permitting (for housing that is affordable)
2. Modification of Impact Fees
3. Flexible Densities
4. Reservation of Infrastructure Capacity
5. Parking and Setback Requirements
6. Accessory Dwelling Units
7. Flexible Lot Configurations
8. Modification of Street Requirements
9. Process of Ongoing Review (provisions that could impact housing affordability)
10. Public Land Inventory and
11. Development Near Transportation.

In addition to the required incentives, AHAC has made recommendations on the following five (5) additional topics:

1. AHAC requests the completion of the implementation and adoption of four (4) regulatory relief initiatives previously approved through the Collier County Community Housing Plan.
2. AHAC recommends the creation of a transparent publicly accessible database with a corresponding GIS map to identify, locate, and provide data and long-term monitoring results for all housing that is affordable in Collier County.
3. AHAC desires to take a greater role in advocacy efforts to review, recommend, and promote affordable housing issues and developments.
4. AHAC requests that staff identify challenges and opportunities presented through the State's recent adoption of the Live Local Act (LLA).
5. AHAC recommends the continued use of Collier County Surtax funding for affordable housing land acquisition, including the development and use of evaluation criteria for reviewing parcels and proposed developments.

The AHAC may also explore and report on other incentives as directed by the Board.

The AHAC meets every other month and has reviewed the above-noted incentives. Some of these eleven (11)

required areas of incentives were addressed through the 2017 Collier County Community Housing Plan (CHP). Based upon the recommendations in the 2017 CHP, some of the required incentives are either recently completed or are in the process of being implemented or have already been reviewed and evaluated by County staff, the Development Services Advisory Committee (DSAC), and forwarded to the Planning Commission and the BCC for review and approval.

A draft SHIP Incentives Strategies Report was presented at AHAC's public hearings on July 16 and September 19, 2024. On October 3, 2024, the Naples Daily News published an advertisement and summary of the report with notice of the November 19, 2024, AHAC meeting. In addition, the report was also made available on the Collier County website.

No public comments were received at the public hearing or before the meeting. The SHIP Incentives Strategies Report was reviewed and discussed by AHAC on September 19, 2024, to forward the report to the BCC for acceptance and submittal to FHFC.

The BCC has ninety (90) days from the submittal of the SHIP Incentives Report to act on the recommendations and amend the Local Housing Assistance Plan (LHAP) to include any new or amended incentives.

FISCAL IMPACT: Costs associated with the SHIP Incentives Strategies Report, including advertising fees, in addition to staff time and resources for compiling the report. Execution of this report will ensure that Collier County continues to participate in and receive future funding for the SHIP Program, which is budgeted in the SHIP Fund (1053). The SHIP Incentives Strategies Report outlined in the report may assist in the development of future housing initiatives, which may budgeted in the Affordable Workforce Housing Fund (1075).

GROWTH MANAGEMENT IMPACT: The State Housing Initiatives Partnership (SHIP) program assists Collier County in addressing goals and objectives in the Housing Element of the Growth Management Plan.

LEGAL CONSIDERATIONS: This item is approved for form and legality and requires a majority vote for Board approval. –DDP

RECOMMENDATIONS: To approve and submit the 2024 State Housing Initiatives Partnership Incentive Strategies Report to Florida Housing Finance Corporation and Florida Housing Coalition as required by section 420.9076, Florida Statutes.

PREPARED BY: Sarah Harrington, Planning Manager, Housing Policy and Economic Development Division

ATTACHMENTS:

1. 2024 State Housing Initiatives Partnership Incentive Strategies Report 100724-1134

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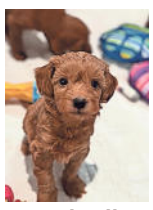
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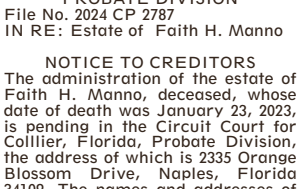
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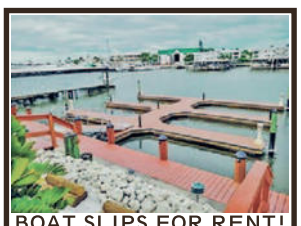
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Fictitious Business

NOTICE IS HEREBY GIVEN that the undersigned desiring to engage in business under fictitious name of Elizabeth Gorman Nutrition & Fitness located at 1522 13th Ave N in the County of Collier in the City of Naples, FL 34102, intends to register the said name with the Division of Corporations of The Florida Department of State, Tallahassee, Florida.
Dated at Tallahassee, Florida, this 1st, day of October, 2024.
Owner, Happy Health LLC
October 3 2024
LSAR0169235

Notice To Creditors

IN THE CIRCUIT COURT FOR COLLLIER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 2787
IN RE: Estate of Faith H. Manno

NOTICE TO CREDITORS
The administration of the estate of Faith H. Manno, deceased, whose date of death was January 23, 2023, is pending in the Circuit Court for Colllier, Florida, Probate Division, the address of which is 2335 Orange Blossom Drive, Naples, Florida 34109. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Community Property Rights at Death Act as described in ss. 732.216-732.228 applies, or may apply, unless a written demand is made by a creditor or a beneficiary as specified under s. 732.2211.
The date of first publication of this notice is October 3, 2024.

Attorney for Personal Representative:
Terrence T. Dariotis
Florida Bar No. 190057
Dariotis Law
1695 Metropolitan Circle, Suite 6
Tallahassee, Florida 32308-8722
Telephone: (850) 523-9300
E-mail: terry@dariotislaw.com

Personal Representative:
Nicholas J. Manno
174 South Collier Boulevard, Unit 206
Marco Island, Florida 34145-4301

October 3, 10 2024
LSAR0169408

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Govt Public Notices

Public Notice
Notice is hereby given that the Collier County Affordable Housing Advisory Committee will meet Tuesday, November 19, 2024, at 9:00 am in the Growth Management Community Development Department Building, 2800 North Horseshoe Drive, Room # 609/610, Naples, FL 34104, to adopt its evaluation and final local housing incentive strategies recommendations.
At this public hearing, the Affordable Housing Advisory Committee (AHAC) will take public comment on the 2024 SHIP Incentive Strategies Report.
The 2024 SHIP Incentive Strategies Report addresses the following State required affordable housing incentives: Expedited Approvals of Development Orders or Permits for Affordable Housing, Allowable Fee Waivers, Flexible Densities, Reservation of Infrastructure Capacity, Parking & Setback Requirements, Accessory Dwelling Units, Flexible Lot Configurations, Modification of Street Requirements, Process of Reviewing Government Action that Increases the Cost of Housing, Public Land Inventory, and Development Near Transportation Hubs.
A copy of the Affordable Housing Advisory Committee evaluation and recommendations of the report can be obtained by interested parties at the Housing Policy & Economic Development Division located at 2800 N. Horseshoe Drive, Ste. 201, Naples, Florida 34104.
All interested parties are invited to register to speak at the AHAC meeting on November 19, 2024.
All registered public speakers will be limited to three minutes unless additional time is granted by the chairperson. Written comments may be submitted to Cormac Giblin at Cormac.Giblin@colliercountyfl.gov until November 11, 2024 at 5:00 PM.
Collier County Ordinance No. 2003-53, as amended by Ordinance No. 2004-05 and 2007-24,1111 requires that all lobbyist shall, before engaging in any lobbying activities (including but not limited II to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.
If you are a person with a disability who needs any accommod ation in order to participate in the Collier Facilities Management Department, located at 3335 Tamiami Trail East, Suite 1, Naples, FL 34112, (239) 252 8380, at least two days prior to the meeting. Assisted listening devices for the hearing impaired are available in the Facilities Management Division. For more information call (239) 252-2460.
No.Oct. 3, 2024

Bids & Proposals

Invitation to Bid
Immokalee Water and Sewer District
ITB No. FY2025-01
Water Main Pipe Replacement
The Immokalee Water and Sewer District ("District") is seeking bids to install 830 LF of 10" DR 18 PVC pipe to replace existing AC underground water main piping. New PVC pipe to be installed adjacent to existing AC pipe along a 20' wide utility easement. Existing AC pipe to be abandoned in place and grouted. Location of work is at Hanshaw & Capling Farms LLC off SR 29 near Farm Worker Village in Immokalee, FL. The work must be performed in accordance with the attached Engineering Plans provided in Appendix I and Technical Specifications provided in Appendix II.
A copy of the solicitation packet is available for downloading from the District's website at www.immokaleewatersewer.com for no charge beginning on October 3, 2024. Copies may also be obtained by visiting DemandStar at www.DemandStar.com.
All prospective respondents are prohibited from contacting any member of the District Board of Commissioners or District employees except as provided below. All questions must be directed to Louis Brunetti via email at LouisBrunetti@immokaleewatersewer.com using "Question re: ITB # FY2025-01 Water Main Pipe Replacement as the subject line. **The deadline for submitting all questions is 4:00 P.M on October 24, 2024.** Questions received after the deadline will not be answered. All responses to questions and addenda will be posted on the District's website and DemandStar. It is the responsibility of the respondent to review the District's website or DemandStar to determine if any addenda have been issued and to acknowledge such addenda in its response.
A **mandatory** pre-bid meeting will be held on **October 10, 2024 at 1:00 P.M.** at the Immokalee Water and Sewer District Boardroom at 1020 Sanitation Roads, Immokalee, FL 34142. Bidders must attend this meeting to qualify to submit a bid. A site visit will follow the meeting.
As provided in section 255.0158, Florida Statutes, the District will open all sealed bids at a public meeting immediately following the submission deadline of **November 5, 2024 at 10:00 AM.** The meeting will be held at the Immokalee Water and Sewer District Board Room located at 1020 Sanitation Road, Immokalee, FL 34142. At the meeting, the District will announce the name of each bidder and the price submitted in the bid. After the bid opening, the District will review the bids for responsiveness and responsibility and will post its intended decision after it completes its review.
The District will select a contractor according to the process described in the ITB Package. **The deadline to submit a response is November 5, 2024 at 10:00 A.M.** Responses received after the deadline will not be accepted. All costs and expenses related to the preparation and submission of a response are the sole responsibility of the respondent.
The District reserves the right to withdraw and cancel this solicitation at any time, without liability to any respondent or prospective respondent.
October 3, 2024

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An act relating to affordable housing; amending ss. 125.01055 and 166.04151, F.S.; authorizing the board of county commissioners and the governing board of a municipality, respectively, to approve the development of housing that is affordable, including mixed-use residential, on any parcel owned by religious institutions; requiring counties and municipalities to authorize multifamily and mixed-use residential as allowable uses in portions of flexibly zoned areas under certain circumstances; prohibiting counties and municipalities from imposing certain requirements on proposed multifamily developments; prohibiting counties and municipalities from requiring that more than a specified percentage of a mixed-use residential project be used for certain purposes; revising the density, floor area ratio, or height below which counties and municipalities may not restrict certain developments; defining the term "highest currently allowed, or allowed on July 1, 2023"; revising the definition of the term "floor area ratio"; authorizing counties and municipalities to restrict the height of proposed developments on certain parcels with structures or buildings listed in the National Register of Historic Places; requiring the administrative approval of certain proposed developments without further action by a quasi-judicial or administrative board or reviewing body under certain circumstances; defining the term

"allowable density"; requiring the administrative approval of the demolition of an existing structure associated with a proposed development in certain circumstances; providing construction; authorizing counties and municipalities to administratively require that certain proposed developments comply with architectural design regulations under certain circumstances; requiring counties and municipalities to reduce parking requirements by a specified percentage for certain proposed developments under certain circumstances; authorizing counties and municipalities to allow adjacent parcels of land to be included within certain proposed developments; requiring a court to give priority to and render expeditious decisions in certain civil actions; requiring a court to award reasonable attorney fees and costs to a prevailing party in certain civil actions; providing that such attorney fees or costs may not exceed a specified dollar amount; prohibiting the prevailing party from recovering certain other fees or costs; defining terms; revising applicability; prohibiting counties and municipalities from enforcing certain building moratoriums; providing an exception, subject to certain requirements; requiring the court to assess and award reasonable attorney fees and costs to the prevailing party in certain civil actions; providing that such attorney fees or costs may not exceed a specified dollar amount; prohibiting the prevailing party from recovering certain other fees or

costs; providing applicability; providing annual reporting requirements beginning on specified dates; authorizing applicants for certain proposed developments to notify the county or municipality, as applicable, by a specified date of its intent to proceed under certain provisions; requiring counties and municipalities to allow certain applicants to submit revised applications, written requests, and notices of intent to account for changes made by the act; creating s. 420.5098, F.S.; providing legislative findings and intent; defining terms; providing that it is the policy of the state to support housing for certain employees and to allow developers in receipt of certain tax credits and funds to create a specified preference for housing certain employees; requiring that such preference conform to certain requirements; providing an effective date.

Be It Enacted by the Legislature of the State of Florida:

Section 1. Subsection (6) and paragraphs (a) through (f), (k), and (l) of subsection (7) of section 125.01055, Florida Statutes, are amended, new paragraphs (k) through (n) are added to subsection (7), and subsections (9) and (10) are added to that section, to read:

125.01055 Affordable housing.—

(6) Notwithstanding any other law or local ordinance or regulation to the contrary, the board of county commissioners may approve the development of housing that is affordable, as

defined in s. 420.0004, including, but not limited to, a mixed-use residential development, on any parcel zoned for commercial or industrial use, or on any parcel, including any contiguous parcel connected thereto, which is owned by a religious institution as defined in s. 170.201(2) which contains a house of public worship, regardless of underlying zoning, so long as at least 10 percent of the units included in the project are for housing that is affordable. The provisions of this subsection are self-executing and do not require the board of county commissioners to adopt an ordinance or a regulation before using the approval process in this subsection.

(7)(a) A county must authorize multifamily and mixed-use residential as allowable uses in any area zoned for commercial, industrial, or mixed use, and in portions of any flexibly zoned area such as a planned unit development permitted for commercial, industrial, or mixed use, if at least 40 percent of the residential units in a proposed multifamily development are rental units that, for a period of at least 30 years, are affordable as defined in s. 420.0004. Notwithstanding any other law, local ordinance, or regulation to the contrary, a county may not require a proposed multifamily development to obtain a zoning or land use change, special exception, conditional use approval, variance, transfer of density or development units, amendment to a development of regional impact, or comprehensive plan amendment for the building height, zoning, and densities authorized under this subsection. For mixed-use residential projects, at least 65 percent of the total square footage must be used for residential purposes. The county may not require that more than 10 percent of the total square footage of such

mixed-use residential projects be used for nonresidential purposes.

(b) A county may not restrict the density of a proposed development authorized under this subsection below the highest currently allowed, or allowed on July 1, 2023, density on any unincorporated land in the county where residential development is allowed under the county's land development regulations. For purposes of this paragraph, the term "highest currently allowed density" does not include the density of any building that met the requirements of this subsection or the density of any building that has received any bonus, variance, or other special exception for density provided in the county's land development regulations as an incentive for development. For purposes of this paragraph, "highest currently allowed, or allowed on July 1, 2023," means whichever is least restrictive at the time of development.

(c) A county may not restrict the floor area ratio of a proposed development authorized under this subsection below 150 percent of the highest currently allowed, or allowed on July 1, 2023, floor area ratio on any unincorporated land in the county where development is allowed under the county's land development regulations. For purposes of this paragraph, the term "highest currently allowed floor area ratio" does not include the floor area ratio of any building that met the requirements of this subsection or the floor area ratio of any building that has received any bonus, variance, or other special exception for floor area ratio provided in the county's land development regulations as an incentive for development. For purposes of this subsection, the term "floor area ratio" includes floor lot

ratio and lot coverage.

(d)1. A county may not restrict the height of a proposed development authorized under this subsection below the highest currently allowed, or allowed on July 1, 2023, height for a commercial or residential building located in its jurisdiction within 1 mile of the proposed development or 3 stories, whichever is higher. For purposes of this paragraph, the term "highest currently allowed height" does not include the height of any building that met the requirements of this subsection or the height of any building that has received any bonus, variance, or other special exception for height provided in the county's land development regulations as an incentive for development.

2. If the proposed development is adjacent to, on two or more sides, a parcel zoned for single-family residential use which is within a single-family residential development with at least 25 contiguous single-family homes, the county may restrict the height of the proposed development to 150 percent of the tallest building on any property adjacent to the proposed development, the highest currently allowed, or allowed on July 1, 2023, height for the property provided in the county's land development regulations, or 3 stories, whichever is higher, not to exceed 10 stories. For the purposes of this paragraph, the term "adjacent to" means those properties sharing more than one point of a property line, but does not include properties separated by a public road.

3. If the proposed development is on a parcel with a contributing structure or building within a historic district which was listed in the National Register of Historic Places

before January 1, 2000, or is on a parcel with a structure or building individually listed in the National Register of Historic Places, the county may restrict the height of the proposed development to the highest currently allowed, or allowed on July 1, 2023, height for a commercial or residential building located in its jurisdiction within three-fourths of a mile of the proposed development or 3 stories, whichever is higher. The term "highest currently allowed" in this paragraph includes the maximum height allowed for any building in a zoning district irrespective of any conditions.

(e)1. A proposed development authorized under this subsection must be administratively approved without ~~and no~~ further action by the board of county commissioners or any quasi-judicial or administrative board or reviewing body ~~is required~~ if the development satisfies the county's land development regulations for multifamily developments in areas zoned for such use and is otherwise consistent with the comprehensive plan, with the exception of provisions establishing allowable densities, floor area ratios, height, and land use. Such land development regulations include, but are not limited to, regulations relating to setbacks and parking requirements. A proposed development located within one-quarter mile of a military installation identified in s. 163.3175(2) may not be administratively approved. Each county shall maintain on its website a policy containing procedures and expectations for administrative approval pursuant to this subsection. For purposes of this subparagraph, the term "allowable density" means the density prescribed for the property in accordance with this subsection without additional requirements to procure and

transfer density units or development units from other properties.

2. The county must administratively approve the demolition of an existing structure associated with a proposed development under this subsection, without further action by the board of county commissioners or any quasi-judicial or administrative board or reviewing body, if the proposed demolition otherwise complies with all state and local regulations.

3. If the proposed development is on a parcel with a contributing structure or building within a historic district which was listed in the National Register of Historic Places before January 1, 2000, or is on a parcel with a structure or building individually listed in the National Register of Historic Places, the county may administratively require the proposed development to comply with local regulations relating to architectural design, such as facade replication, provided it does not affect height, floor area ratio, of density of the proposed development.

(f)1. A county must, upon request of an applicant, reduce ~~consider reducing~~ parking requirements by 15 percent for a proposed development authorized under this subsection if the development:

a. Is located within one-quarter mile of a transit stop, as defined in the county's land development code, and the transit stop is accessible from the development; ~~.~~

~~2. A county must reduce parking requirements by at least 20 percent for a proposed development authorized under this subsection if the development:~~

b.~~a.~~ Is located within one-half mile of a major

CODING: Words ~~stricken~~ are deletions; words underlined are additions.

transportation hub that is accessible from the proposed development by safe, pedestrian-friendly means, such as sidewalks, crosswalks, elevated pedestrian or bike paths, or other multimodal design features; or ~~and~~

c.~~b.~~ Has available parking within 600 feet of the proposed development which may consist of options such as on-street parking, parking lots, or parking garages available for use by residents of the proposed development. However, a county may not require that the available parking compensate for the reduction in parking requirements.

2.~~3.~~ A county must eliminate parking requirements for a proposed mixed-use residential development authorized under this subsection within an area recognized by the county as a transit-oriented development or area, as provided in paragraph (h).

3.~~4.~~ For purposes of this paragraph, the term "major transportation hub" means any transit station, whether bus, train, or light rail, which is served by public transit with a mix of other transportation options.

(k) Notwithstanding any other law or local ordinance or regulation to the contrary, a county may allow an adjacent parcel of land to be included within a proposed multifamily development authorized under this subsection.

(l) The court shall give any civil action filed against a county for a violation of this subsection priority over other pending cases and render a preliminary or final decision as expeditiously as possible.

(m) If a civil action is filed against a county for a violation of this subsection, the court must assess and award reasonable attorney fees and costs to the prevailing party. An

award of reasonable attorney fees or costs pursuant to this subsection may not exceed $250,000. In addition, a prevailing party may not recover any attorney fees or costs directly incurred by or associated with litigation to determine an award of reasonable attorney fees or costs.

(n) As used in this subsection, the term:

1. "Commercial use" means activities associated with the sale, rental, or distribution of products or the performance of services related thereto. The term includes, but is not limited to, such uses or activities as retail sales; wholesale sales; rentals of equipment, goods, or products; offices; restaurants; public lodging establishments as described in s. 509.242(1)(a); food service vendors; sports arenas; theaters; tourist attractions; and other for-profit business activities. A parcel zoned to permit such uses by right without the requirement to obtain a variance or waiver is considered commercial use for the purposes of this section, irrespective of the local land development regulation's listed category or title. The term does not include home-based businesses or cottage food operations undertaken on residential property, public lodging establishments as described in s. 509.242(1)(c), or uses that are accessory, ancillary, incidental to the allowable uses, or allowed only on a temporary basis. Recreational uses, such as golf courses, tennis courts, swimming pools, and clubhouses, within an area designated for residential use are not commercial use, irrespective of how they are operated.

2. "Industrial use" means activities associated with the manufacture, assembly, processing, or storage of products or the performance of services related thereto. The term includes, but

is not limited to, such uses or activities as automobile manufacturing or repair, boat manufacturing or repair, junk yards, meat packing facilities, citrus processing and packing facilities, produce processing and packing facilities, electrical generating plants, water treatment plants, sewage treatment plants, and solid waste disposal sites. A parcel zoned to permit such uses by right without the requirement to obtain a variance or waiver is considered industrial use for the purposes of this section, irrespective of the local land development regulation's listed category or title. The term does not include uses that are accessory, ancillary, incidental to the allowable uses, or allowed only on a temporary basis. Recreational uses, such as golf courses, tennis courts, swimming pools, and clubhouses, within an area designated for residential use are not industrial use, irrespective of how they are operated.

3. "Mixed use" means any use that combines multiple types of approved land uses from at least two of the residential use, commercial use, and industrial use categories. The term does not include uses that are accessory, ancillary, incidental to the allowable uses, or allowed only on a temporary basis. Recreational uses, such as golf courses, tennis courts, swimming pools, and clubhouses, within an area designated for residential use are not mixed use, irrespective of how they are operated.

4. "Planned unit development" has the same meaning as provided in s. 163.3202(5)(b).

(o)~~(k)~~ This subsection does not apply to:

1. Airport-impacted areas as provided in s. 333.03.

2. Property defined as recreational and commercial working waterfront in s. 342.201(2)(b) in any area zoned as industrial.

3. The Wekiva Study Area, as described in s. 369.316.

4. The Everglades Protection Area, as defined in s. 373.4592(2).

(p) ~~(1)~~ This subsection expires October 1, 2033.

(9)(a) Except as provided in paragraphs (b) and (d), a county may not enforce a building moratorium that has the effect of delaying the permitting or construction of a multifamily residential or mixed-use residential development authorized under subsection (7).

(b) A county may, by ordinance, impose or enforce such a building moratorium for no more than 90 days in any 3-year period. Before adoption of such a building moratorium, the county shall prepare or cause to be prepared an assessment of the county's need for affordable housing at the extremely-low-income, very-low-income, low-income, or moderate-income limits specified in s. 420.0004, including projections of such need for the next 5 years. This assessment must be posted on the county's website by the date the notice of proposed enactment is published, and presented at the same public meeting at which the proposed ordinance imposing the building moratorium is adopted by the board of county commissioners. This assessment must be included in the business impact estimate for the ordinance imposing such a moratorium required by s. 125.66(3).

(c) If a civil action is filed against a county for a violation of this subsection, the court must assess and award reasonable attorney fees and costs to the prevailing party. An award of reasonable attorney fees or costs pursuant to this subsection may not exceed $250,000. In addition, a prevailing party may not recover any attorney fees or costs directly

incurred by or associated with litigation to determine an award of reasonable attorney fees or costs.

(d) This subsection does not apply to moratoria imposed or enforced to address stormwater or flood water management, to address the supply of potable water, or due to the necessary repair of sanitary sewer systems, if such moratoria apply equally to all types of multifamily or mixed-use residential development.

(10)(a) Beginning November 1, 2026, each county must provide an annual report to the state land planning agency which includes:

1. A summary of litigation relating to subsection (7) that was initiated, remains pending, or was resolved during the previous fiscal year.

2. A list of all projects proposed or approved under subsection (7) during the previous fiscal year. For each project, the report must include, at a minimum, the project's size, density, and intensity and the total number of units proposed, including the number of affordable units and associated targeted household incomes.

(b) The state land planning agency shall compile the information received under this subsection and submit the information to the Governor, the President of the Senate, and the Speaker of the House of Representatives annually by February 1.

Section 2. Subsection (6) and paragraphs (a) through (f), (k), and (l) of subsection (7) of section 166.04151, Florida Statutes, are amended, new paragraphs (k) through (n) are added to subsection (7), and subsections (9) and (10) are added to

that section, to read:

166.04151 Affordable housing.—

(6) Notwithstanding any other law or local ordinance or regulation to the contrary, the governing body of a municipality may approve the development of housing that is affordable, as defined in s. 420.0004, including, but not limited to, a mixed-use residential development, on any parcel zoned for commercial or industrial use, or on any parcel, including any contiguous parcel connected thereto, which is owned by a religious institution as defined in s. 170.201(2) which contains a house of public worship, regardless of underlying zoning, so long as at least 10 percent of the units included in the project are for housing that is affordable. The provisions of this subsection are self-executing and do not require the governing body to adopt an ordinance or a regulation before using the approval process in this subsection.

(7)(a) A municipality must authorize multifamily and mixed-use residential as allowable uses in any area zoned for commercial, industrial, or mixed use, and in portions of any flexibly zoned area such as a planned unit development permitted for commercial, industrial, or mixed use, if at least 40 percent of the residential units in a proposed multifamily development are rental units that, for a period of at least 30 years, are affordable as defined in s. 420.0004. Notwithstanding any other law, local ordinance, or regulation to the contrary, a municipality may not require a proposed multifamily development to obtain a zoning or land use change, special exception, conditional use approval, variance, transfer of density or development units, amendment to a development of regional

impact, amendment to a municipal charter, or comprehensive plan amendment for the building height, zoning, and densities authorized under this subsection. For mixed-use residential projects, at least 65 percent of the total square footage must be used for residential purposes. The municipality may not require that more than 10 percent of the total square footage of such mixed-use residential projects be used for nonresidential purposes.

(b) A municipality may not restrict the density of a proposed development authorized under this subsection below the highest currently allowed, or allowed on July 1, 2023, density on any land in the municipality where residential development is allowed under the municipality's land development regulations. For purposes of this paragraph, the term "highest currently allowed density" does not include the density of any building that met the requirements of this subsection or the density of any building that has received any bonus, variance, or other special exception for density provided in the municipality's land development regulations as an incentive for development. For purposes of this paragraph, "highest currently allowed, or allowed on July 1, 2023," means whichever is least restrictive at the time of development.

(c) A municipality may not restrict the floor area ratio of a proposed development authorized under this subsection below 150 percent of the highest currently allowed, or allowed on July 1, 2023, floor area ratio on any land in the municipality where development is allowed under the municipality's land development regulations. For purposes of this paragraph, the term "highest currently allowed floor area ratio" does not include the floor

area ratio of any building that met the requirements of this subsection or the floor area ratio of any building that has received any bonus, variance, or other special exception for floor area ratio provided in the municipality's land development regulations as an incentive for development. For purposes of this subsection, the term "floor area ratio" includes floor lot ratio and lot coverage.

(d)1. A municipality may not restrict the height of a proposed development authorized under this subsection below the highest currently allowed, or allowed on July 1, 2023, height for a commercial or residential building located in its jurisdiction within 1 mile of the proposed development or 3 stories, whichever is higher. For purposes of this paragraph, the term "highest currently allowed height" does not include the height of any building that met the requirements of this subsection or the height of any building that has received any bonus, variance, or other special exception for height provided in the municipality's land development regulations as an incentive for development.

2. If the proposed development is adjacent to, on two or more sides, a parcel zoned for single-family residential use that is within a single-family residential development with at least 25 contiguous single-family homes, the municipality may restrict the height of the proposed development to 150 percent of the tallest building on any property adjacent to the proposed development, the highest currently allowed, or allowed on July 1, 2023, height for the property provided in the municipality's land development regulations, or 3 stories, whichever is higher, not to exceed 10 stories. For the purposes of this paragraph,

the term "adjacent to" means those properties sharing more than one point of a property line, but does not include properties separated by a public road or body of water, including manmade lakes or ponds. For a proposed development located within a municipality within an area of critical state concern as designated by s. 380.0552 or chapter 28-36, Florida Administrative Code, the term "story" includes only the habitable space above the base flood elevation as designated by the Federal Emergency Management Agency in the most current Flood Insurance Rate Map. A story may not exceed 10 feet in height measured from finished floor to finished floor, including space for mechanical equipment. The highest story may not exceed 10 feet from finished floor to the top plate.

3. If the proposed development is on a parcel with a contributing structure or building within a historic district which was listed in the National Register of Historic Places before January 1, 2000, or is on a parcel with a structure or building individually listed in the National Register of Historic Places, the municipality may restrict the height of the proposed development to the highest currently allowed, or allowed on July 1, 2023, height for a commercial or residential building located in its jurisdiction within three-fourths of a mile of the proposed development or 3 stories, whichever is higher. The term "highest currently allowed" in this paragraph includes the maximum height allowed for any building in a zoning district irrespective of any conditions.

(e)1. A proposed development authorized under this subsection must be administratively approved without ~~and no~~ further action by the governing body of the municipality or any

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quasi-judicial or administrative board or reviewing body ~~is required~~ if the development satisfies the municipality's land development regulations for multifamily developments in areas zoned for such use and is otherwise consistent with the comprehensive plan, with the exception of provisions establishing allowable densities, floor area ratios, height, and land use. Such land development regulations include, but are not limited to, regulations relating to setbacks and parking requirements. A proposed development located within one-quarter mile of a military installation identified in s. 163.3175(2) may not be administratively approved. Each municipality shall maintain on its website a policy containing procedures and expectations for administrative approval pursuant to this subsection. For purposes of this paragraph, the term "allowable density" means the density prescribed for the property in accordance with this subsection without additional requirements to procure and transfer density units or development units from other properties.

2. The municipality must administratively approve the demolition of an existing structure associated with a proposed development under this subsection, without further action by the governing body of the municipality or any quasi-judicial or administrative board or reviewing body, if the proposed demolition otherwise complies with all state and local regulations.

3. If the proposed development is on a parcel with a contributing structure or building within a historic district which was listed in the National Register of Historic Places before January 1, 2000, or is on a parcel with a structure or

building individually listed in the National Register of Historic Places, the municipality may administratively require the proposed development to comply with local regulations relating to architectural design, such as facade replication, provided it does not affect height, floor area ratio, of density of the proposed development.

(f)1. A municipality must, upon request of an applicant, reduce ~~consider reducing~~ parking requirements for a proposed development authorized under this subsection by 15 percent if the development:

a. Is located within one-quarter mile of a transit stop, as defined in the municipality's land development code, and the transit stop is accessible from the development;~~.~~

~~2. A municipality must reduce parking requirements by at least 20 percent for a proposed development authorized under this subsection if the development:~~

b.~~a.~~ Is located within one-half mile of a major transportation hub that is accessible from the proposed development by safe, pedestrian-friendly means, such as sidewalks, crosswalks, elevated pedestrian or bike paths, or other multimodal design features; or~~.~~

c.~~b.~~ Has available parking within 600 feet of the proposed development which may consist of options such as on-street parking, parking lots, or parking garages available for use by residents of the proposed development. However, a municipality may not require that the available parking compensate for the reduction in parking requirements.

2.~~3.~~ A municipality must eliminate parking requirements for a proposed mixed-use residential development authorized under

this subsection within an area recognized by the municipality as a transit-oriented development or area, as provided in paragraph (h).

3.~~4.~~ For purposes of this paragraph, the term "major transportation hub" means any transit station, whether bus, train, or light rail, which is served by public transit with a mix of other transportation options.

(k) Notwithstanding any other law or local ordinance or regulation to the contrary, a municipality may allow an adjacent parcel of land to be included within a proposed multifamily development authorized under this subsection.

(l) The court shall give any civil action filed against a municipality for a violation of this subsection priority over other pending cases and render a preliminary or final decision as expeditiously as possible.

(m) If a civil action is filed against a municipality for a violation of this subsection, the court must assess and award reasonable attorney fees and costs to the prevailing party. An award of reasonable attorney fees or costs pursuant to this subsection may not exceed $250,000. In addition, a prevailing party may not recover any attorney fees or costs directly incurred by or associated with litigation to determine an award of reasonable attorney fees or costs.

(n) As used in this subsection, the term:

1. "Commercial use" means activities associated with the sale, rental, or distribution of products or the performance of services related thereto. The term includes, but is not limited to, such uses or activities as retail sales; wholesale sales; rentals of equipment, goods, or products; offices; restaurants;

public lodging establishments as described in s. 509.242(1)(a); food service vendors; sports arenas; theaters; tourist attractions; and other for-profit business activities. A parcel zoned to permit such uses by right without the requirement to obtain a variance or waiver is considered commercial use for the purposes of this section, irrespective of the local land development regulation's listed category or title. The term does not include home-based businesses or cottage food operations undertaken on residential property, public lodging establishments as described in s. 509.242(1)(c), or uses that are accessory, ancillary, incidental to the allowable uses, or allowed only on a temporary basis. Recreational uses, such as golf courses, tennis courts, swimming pools, and clubhouses, within an area designated for residential use are not commercial use, irrespective of how they are operated.

2. "Industrial use" means activities associated with the manufacture, assembly, processing, or storage of products or the performance of services related thereto. The term includes, but is not limited to, such uses or activities as automobile manufacturing or repair, boat manufacturing or repair, junk yards, meat packing facilities, citrus processing and packing facilities, produce processing and packing facilities, electrical generating plants, water treatment plants, sewage treatment plants, and solid waste disposal sites. A parcel zoned to permit such uses by right without the requirement to obtain a variance or waiver is considered industrial use for the purposes of this section, irrespective of the local land development regulation's listed category or title. The term does not include uses that are accessory, ancillary, incidental to the allowable

uses, or allowed only on a temporary basis. Recreational uses, such as golf courses, tennis courts, swimming pools, and clubhouses, within an area designated for residential use are not industrial use, irrespective of how they are operated.

3. "Mixed use" means any use that combines multiple types of approved land uses from at least two of the residential use, commercial use, and industrial use categories. The term does not include uses that are accessory, ancillary, incidental to the allowable uses, or allowed only on a temporary basis. Recreational uses, such as golf courses, tennis courts, swimming pools, and clubhouses, within an area designated for residential use are not mixed use, irrespective of how they are operated.

4. "Planned unit development" has the same meaning as provided in s. 163.3202(5)(b).

(o) ~~(k)~~ This subsection does not apply to:

1. Airport-impacted areas as provided in s. 333.03.

2. Property defined as recreational and commercial working waterfront in s. 342.201(2)(b) in any area zoned as industrial.

3. The Wekiva Study Area, as described in s. 369.316.

4. The Everglades Protection Area, as defined in s. 373.4592(2).

(p) ~~(l)~~ This subsection expires October 1, 2033.

(9)(a) Except as provided in paragraphs (b) and (d), a municipality may not enforce a building moratorium that has the effect of delaying the permitting or construction of a multifamily residential or mixed-use residential development authorized under subsection (7).

(b) A municipality may, by ordinance, impose or enforce such a building moratorium for no more than 90 days in any 3-

year period. Before adoption of such a building moratorium, the municipality shall prepare or cause to be prepared an assessment of the municipality's need for affordable housing at the extremely-low-income, very-low-income, low-income, or moderate-income limits specified in s. 420.0004, including projections of such need for the next 5 years. This assessment must be posted on the municipality's website by the date the notice of proposed enactment is published and must be presented at the same public meeting at which the proposed ordinance imposing the building moratorium is adopted by the governing body of the municipality. This assessment must be included in the business impact estimate for the ordinance imposing such a moratorium required by s. 166.041(4).

(c) If a civil action is filed against a municipality for a violation of this subsection, the court must assess and award reasonable attorney fees and costs to the prevailing party. An award of reasonable attorney fees or costs pursuant to this subsection may not exceed $250,000. In addition, a prevailing party may not recover any attorney fees or costs directly incurred by or associated with litigation to determine an award of reasonable attorney fees or costs.

(d) This subsection does not apply to moratoria imposed or enforced to address stormwater or flood water management, to address the supply of potable water, or due to the necessary repair of sanitary sewer systems, if such moratoria apply equally to all types of multifamily or mixed-use residential development.

(10)(a) Beginning November 1, 2026, each municipality must provide an annual report to the state land planning agency which

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includes:

1. A summary of litigation relating to subsection (7) that was initiated, remains pending, or was resolved during the previous fiscal year.

2. A list of all projects proposed or approved under subsection (7) during the previous fiscal year. For each project, the report must include, at a minimum, the project's size, density, and intensity and the total number of units proposed, including the number of affordable units and associated targeted household incomes.

(b) The state land planning agency shall compile the information received under this subsection and submit the information to the Governor, the President of the Senate, and the Speaker of the House of Representatives annually by February 1.

Section 3. An applicant for a proposed development authorized under s. 125.01055(7), Florida Statutes, or s. 166.04151(7), Florida Statutes, who submitted an application, a written request, or a notice of intent to use such provisions to the county or municipality and which application, written request, or notice of intent has been received by the county or municipality, as applicable, before July 1, 2025, may notify the county or municipality by July 1, 2025, of its intent to proceed under the provisions of s. 125.01055(7), Florida Statutes, or s. 166.04151(7), Florida Statutes, as they existed at the time of submittal. A county or municipality, as applicable, shall allow an applicant who submitted such application, written request, or notice of intent before July 1, 2025, the opportunity to submit a revised application, written request, or notice of intent to

account for the changes made by this act.

Section 4. Section 420.5098, Florida Statutes, is created to read:

420.5098 Public sector and hospital employer-sponsored housing policy.—

(1) The Legislature finds that it is in the best interests of the state and the state's economy to provide affordable housing to state residents employed by hospitals, health care facilities, and governmental entities in order to attract and maintain the highest quality labor by incentivizing such employers to sponsor affordable housing opportunities. Section 42(g)(9)(B) of the Internal Revenue Code provides that a qualified low-income housing project does not fail to meet the general public use requirement solely because of occupancy restrictions or preferences that favor tenants who are members of a specified group under a state program or policy that supports housing for such specified group. Therefore, it is the intent of the Legislature to establish a policy that supports the development of affordable workforce housing for employees of hospitals, health care facilities, and governmental entities.

(2) For purposes of this section, the term:

(a) "Governmental entity" means any state, regional, county, local, or municipal governmental entity of this state, whether executive, judicial, or legislative; any department, division, bureau, commission, authority, or political subdivision of the state; any public school, state university, or Florida College System institution; or any special district as defined in s. 189.012.

(b) "Health care facility" has the same meaning as provided

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in s. 159.27(16).

(c) "Hospital" means a hospital under chapter 155, a hospital district created pursuant to chapter 189, or a hospital licensed pursuant to chapter 395, including corporations not for profit that are qualified as charitable under s. 501(c)(3) of the Internal Revenue Code and for-profit entities.

(3) It is the policy of the state to support housing for employees of hospitals, health care facilities, and governmental entities and to allow developers in receipt of federal low-income housing tax credits allocated pursuant to s. 420.5099, local or state funds, or other sources of funding available to finance the development of affordable housing to create a preference for housing for such employees. Such preference must conform to the requirements of s. 42(g)(9) of the Internal Revenue Code.

Section 5. This act shall take effect July 1, 2025.

MINUTES OF THE COLLIER COUNTY AFFORDABLE HOUSING ADVISORY COMMITTEE

Naples, Florida

March 18, 2025

LET IT BE REMEMBERED, the Collier County Affordable Housing Advisory Committee, in and for the County of Collier, having conducted business herein, met on this date at 9 a.m. in REGULAR SESSION at the Collier County Museum Lecture Hall, 3331 Tamiami Trail East, Naples, Florida, with the following members present:

Chairman: Stephen Hruby
Vice chairman: Jennifer Faron
Mary Waller
Gary Hains
Hannah Roberts
Andrew Terhune
Arol Buntzman
Todd Lyon
Paul Shea
Catherine Myers
Dan Kowal, BCC
Bob Mulhere

County Staff Members Present:
Cormac Giblin, Director, Housing Policy & Economic Development
Sarah Harrington, Manager-Planning, Housing Policy & Economic Development
Priscilla Doria, Ops Support Specialist II, Housing Policy & Economic Development
Kristi Sonntag, Director, Community & Human Services Division
Lisa Carr, Supervisor-Grants, Community & Human Services Division
Mike Bosi, Director, Planning & Zoning Division
Derek Perry, Assistant County Attorney, County Attorney's Office

Any persons in need of a verbatim record of the meeting may request a copy of the audio recording from the Collier County Growth Management Department.

1. CALL TO ORDER & PLEDGE OF ALLEGIANCE

Meeting called to order at 9 a.m. *[The pledge of allegiance was recited]*

2. ROLL CALL OF COMMITTEE MEMBERS AND STAFF

Roll called and a quorum established.

3. APPROVAL OF AGENDA AND MINUTES

A. Approval of today's agenda

Chairman Hruby made a motion to approve the agenda. The motion was seconded. The motion passed unanimously.

B. Approval of November 19, 2024, meeting minutes

Chairman Hruby made a motion to approve the November 19,2024 meeting minutes. The motion was seconded. The motion passed unanimously.

C. Approval of January 10, 2025, sub-committee meeting minutes

Chairman Hruby made a motion to approve the January 10,2025, sub-committee meeting minutes. The motion was seconded. The motion passed unanimously.

D. Approval of January 16, 2025, meeting minutes

Chairman Hruby made a motion to approve the January 16,2025, meeting minutes. The motion was seconded. The motion passed unanimously.

4. INFORMATIONAL ITEMS AND PRESENTATIONS

A. Housing Alliance video (Michael Puchalla)

- The Florida Housing Alliance works to help provide housing for many of Collier County's essential workers. The video highlights the stories of several Collier County workers.

B. 2050 Long Range Transportation Plan (Anne McLaughlin)

- Update: the Collier Metropolitan Planning Organization (MPO) is developing a Needs plan, where they do outreach and surveys. One of the biggest concerns is congestion.

- Stakeholder outreach includes coordination with tribes: the Seminole. tribe which has a land of interest in the Immokalee area, The Miccosukee tribe, which has their reservation interested in STATE RD 29 and US 41.
- For the 2050 Long Range Transportation plan, all the MPOs in Florida instructed to use 2019 as the base year for social economic data because during COVID there were changes to driving patterns.
- By 2050, the projected population is 524,000.
- Revenue projections look good, as well as cost estimates for new construction.
- MPO also working on bicycle and pedestrian master plans, transit development plans, and congestion management plan.

[question and answer portion followed the presentation between the AHAC and Mrs. McLaughlin]

5. PUBLIC COMMENT

Jessica Turner, Partnership Manager, Collaboratory.org

- Currently working on the Senior Home Sharing Project- helps senior citizens having a hard time paying their mortgage by pairing them with another senior citizen needing affordable housing.

- Looking for any help with eviction prevention; looking for a development or a landlord who would like to partner in a piolet project where they are hoping to be proactive and giving support to tenants who are at risk at being housing insecure.

6. DISCUSSION ITEMS

A. 2025-2027 LHAP review and recommendation of housing strategies (Lisa Carr/ K. Sonntag)

- The funding estimate for the first year for the combined county and City of Naples allocation totals three million.
- 75% of funding must be spent on strategies such as new construction assertions with a special set aside for special needs households.
- Reviewed the purchase assistance strategy, the disaster systems strategy, new construction assistance, and rental development.

[Discussion followed between the AHAC and staff]

Discussion points included:

- *how funding is allocated and spent.*
- *how new construction is overseen or managed.*
- *community land trust with a construction set on being done in 30 months was reduced to 18 months.*

Chairman Hruby: made a motion to accept the 2025-2027 LHAP review and recommendation of housing strategies. Motion seconded. Motion passed

B. Infrastructure Surtax Funds (Cormac Giblin)

- Applications are still being accepted for the use of the money; the collection of the tax ended on December 31, 2023.
- There are three individual projects validated by the Surtax Committee:
  - 1) The Ekos on Collier Property- status: SDP approved, building permits being reviewed, in process of getting FDOT and other required state agency permits. Expected to break ground this year.
  - 2) The affordable housing portion of the Golden Gate Golf Course- status: estate has been approved, building permits approved, there is active site work and vertical construction is occurring at the site.
  - 3) The affordable housing portion of the Williams property- status: county still in due diligence process.
- Original total of $20 million, about 5.6 left to allocate, so applications are still open.

[Discussion followed between the AHAC and staff]

C. Florida House Bill 923 and 943 (Jennifer Faron)

- Bill 923: Affordable housing tax exemption at the state level.
- Bill 943: Aimed at the loopholes left by the live local legislation. It would prohibit counties from enacting moratoriums. Would award attorney fees to developers who need to challenge a county or city to use the live local act.

7. STAFF AND COMMITTEE GENERAL COMMUNICATIONS

A. Update to Affordable Housing Map and map details (Cormac Giblin)

Updated GIS map of all the approved affordable housing locations available.

[Discussion followed between the AHAC and staff]

Just a reminder of the Sunshine law, members are not allowed to communicate on items of affordable housing outside of meetings and emails.

8. **NEW BUSINESS**
   Staff requested the Board County Commission to push for the LDC Amendments public hearing to be in May.

9. **ADJOURN**
   Meeting adjourned at 10:55 a.m.

10. **NEXT MEETING DATE AND LOCATION:**
    May 20, 2025, 9: 00A.M

    Conference Room 609/610- Growth Management Community Development Department

COLLIER COUNTY AFFORDABLE HOUSING ADVISORY COMMITTEE

_____

Steve Hruby, Chairman

These minutes were approved by the committee on May 20, 2025,

as presented X, *or as amended* _____.

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

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April 23, 2025

FOR IMMEDIATE RELEASE

Notice of Public Meeting
Collier County Coastal Advisory Committee
Collier County, Florida

May 8, 2025
1:00 p.m.

Notice is hereby given that the **Collier County Coastal Advisory Committee** will meet **Thursday, May 8th,** at **1:00 p.m.** in the Board of County Commissioners Chambers, Collier County Government Center, 3299 Tamiami Trail E., Naples, Florida.

The following website provides information on this committee
https://www.colliercountyfl.gov/government/advisory-boards-and-authorities/coastal-advisory-committee

About the public meeting:

Two or more members of the Board of County Commissioners, City of Naples City Council, City of Marco Island City Council, Tourist Development Council, and the Pelican Bay Services Division may be present and participate at the meeting. The subject matter of this meeting may be an item for discussion and action at future meetings of these boards, councils, or agencies.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division located at 3335 Tamiami Trail E., Naples, Florida 34112 or 239-252-8380 as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Maria Becerra at (239) 252-2966.

###

May 8, 2025

Meeting Agenda and Notice

Coastal Advisory Committee (CAC)
Thursday, May 8, 2025– 1:00 p.m.
Collier County Board Chambers
Collier County Government Center
3299 Tamiami Trail East, Third Floor, Naples, FL

Sunshine Law on Agenda Questions
2025 CAC MEETING DATES

I. Call to Order

II. Pledge of Allegiance

III. Roll Call

IV. Changes and Approval of Agenda

V. Public Comments

VI. Approval of CAC Minutes

April 10, 2025

VII. Staff Reports

Extended Revenue Report

VIII. New Business

1. ES - Sand Dollar Island Beach Storm Restoration

- Tigertail Presentation
- Residents Opinions

Presentation

1. Collier Creek - Nicole Sharp

2. FY23 Water Quality Report - Rhonda Watkins

IX. Old Business

X. Announcements

XI. Committee Member Discussion

XII. Next Meeting Date/Location

June 12, 2025 at 1:00 p.m.

XIII. Adjournment

All interested parties are invited to attend, and to register to speak and to submit their objections, if any, in writing, to the board prior to the meeting if applicable.For more information, please contact Andrew Miller at (239) 252-2922.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Collier County Facilities Management Department located at 3301 East Tamiami Trail, Naples, FL 34112, (239) 252-8380.

Public comments will be limited to 3 minutes unless the Chairman grants permission for additional time.

Collier County Ordinance No. 99-22 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners) before the Board of County Commissioners and its advisory boards, register with the Clerk to the Board at the Board Minutes and Records Department.

COLLIER COUNTY
COASTAL ADVISORY COMMITTEE (CAC)
THURSDAY, APRIL 10, 2025 – 1:00 PM
COLLIER COUNTY BOARD CHAMBERS
COLLIER COUNTY GOVERNMENT CENTER
3299 TAMIAMI TRAIL EAST, 3RD FLOOR, NAPLES, FL

Present:
Chairman Joe Burke, City of Naples
Linda Penniman, City of Naples
Erik Brecknitz, City of Marco Island
Bob Raymond, Unincorporated Collier County
Robert (Bob) Roth
Steve Koziar
Dave Trecker
Jim Burke, Unincorporated Collier County
Absent:
Dr. Judith Hushon

ALSO PRESENT:
Andy Miller, Coastal Zone Management
Colleen Greene, Managing Assistant County Attorney

Any person who decides to appeal a decision of This Board, you will need a record of the proceedings pertaining thereto and therefore may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Neither Collier County nor This Board shall be responsible for providing the record.

I. CALL TO ORDER

The meeting was called to order at 1:00 p.m. by the Chairman, Joe Burke.

II. PLEDGE OF ALLLEGIANCE

Led by Chairman, Joe Burke.

III. ROLL CALL

Chairman, Joe Burke, advised that a quorum was met with one member absent: Dr. Judith Hushon

IV. CHANGES AND APPROVAL OF AGENDA

Chairman, Joe Burke, asked if there were any changes to the agenda – none. Motion made by Dave Trecker, seconded by Bob Raymond. Motion to approve agenda approved unanimously.

V. PUBLIC COMMENTS

None

VI. APPROVAL OF CAC MINUTES

No comments on the CAC minutes. A motion was made by Linda Penniman to approve the minutes of March 13, 2025 as written; seconded by Bob Roth; motion carried unanimously.

VII. Staff Reports

Extended Revenue Report

Andy Miller presented the 2025 Tourist Development Tax Collection Report dated March 31, 2025, which included a bar graph tracking the budgeted collections versus the actual collections. This years' numbers versus last year are virtually coincident. The amount collected is 32.4% above the TDC budgeted amount. In response to question from last meeting, the 1105 funds' current balance is $51.3 million plus $1 million that we have built into our catastrophe reserve for a total of $52.3 million. It does not include the $10 million loaned to county for athletic facility.

Joe Burke: Any further comments (None).

VIII. New Business

1. **ES-Ardaman & Associates – Sediment Testing**
   - **Work Order – Ardaman & Associates**
     Recommendation to approve a Work Order in the amount of $11,977 to Ardaman & Associates, Inc. under Contract No. 18-7432-TE for Sediment Compliance Criteria Testing Service for the Park Shore Beach Renourishment Project and made a finding that this expenditure promotes tourism. (Fund 1105, Project No. 90067)

Andy Miller: Just finished this project in March and we have some punch list items – to satisfy our permit requirements, go out and pull samples from the installed material, get it tested and send it off to FDEP to show them that the material is beach compliant according to the QAC plan.

Erik Brecknitz made a motion to approve the Work Order as presented for $11,997; seconded by Dave Trecker; motion carried unanimously.

2. **ES-CSA – 2025 Hardbottom Monitoring**
   - **Work Order – CSA – Hardbottom Monitoring**
     Recommendation to approve a Work Order for CSA Ocean Sciences, Inc. to continue the required post-construction hardbottom monitoring for the Collier County Beach Nourishment Project in summer 2025 for time and materials not to exceed $487,367.52 Tourist Development Tax funds under Professional Services Agreement No. 22-8015, authorize the Chairman to execute the Work Order, and made a finding that this item promotes tourism (Fund 1105, Project No. 90033).

Andy Miller presented a video presentation of the hardbottom monitoring so that the board would understand the effort involved done during the months of July, August & September. This report is required by permit. They submit this report to FDEP. On a schedule they have to have the field work done by September because of the season and the report must be finished by the end of the year. We are spending some money here and this year is higher than last year. This year we are anticipating dredges at both Wiggins Pass and eventually Doctor's Pass, but also Water Turkey Bay for the MSTU there and potentially Collier Creek. We went ahead and included those seagrass surveys in our scope of services which is included in that $500,000. Some discussion on Collier Creek and Water Turkey Bay – may not be included because waiting on the permit from the Corp. We have been talking with the Corp and talking with the FDEP about the realities of seagrass being in Collier Creek in that area, and I want to say that our hope is that they will agree with us that it is just not the right habitat for seagrass and the seagrass survey will not be necessary. The other variable is that you have to do the seagrass surveys not only where you dredge in the vicinity of what they called the mixing zone, so you know what happens when you dredge you get a plume and if the plume extends into the areas within Collier Bay that has seagrass, then FDEP is going to be interested in that. Jetty is included in the project. Erik Brecknitz asked that the Coastal Engineer in charge of this project come to next meeting to explain what is going on. Advised that it was an issue with the Army Corp of Engineers and their ability to process these permits. The Corp recognizes the urgency, but it is a matter of resources. That's the bottom line. Further questions regarding how they establish the line along the beach. We are just there to insure the agencies were complying with our permit and that any impacts that they do find were minimal or not necessarily related to our project. If we were not necessarily complicit, we would mitigate damages that are unavoidable. In fact, I want to say that some of our artificial reefs are a result of some of our hardbottom mitigation years ago, before I was here.

Chairman, Joe Burke: No further questions. Motion made by Erik Brecknitz to approve Work Order as written; seconded by Dave Trecker; carried unanimously.

IX. Old Business

Bob Roth: Update on the Water Quality Committee Meeting

Two Thursdays ago, we had a meeting of the sub-committee of this committee on water quality, attended by Linda Penniman and myself with people from Seagate and Naples Cay. Purpose: Bringing back to the board that a lot of this discussion was related to Pelican Bay Service Division and how it manages the Clam Bay Estuary and the concerns that the non-Pelican Bay residents in Seagate and Naples Cay and other areas nearby have about the attention that is given down below to the Outer Clam Bay or lower. There was a discussion by the Board of County Commissioners indicating there should be a Clam Bay Advisory Committee made up of various stakeholders outside of the Pelican Bay Services. To the extent that we can support the notion that there be a Clam Bay Advisory Committee created, somehow through the county, we thought it would be a great idea to bring to this board and maybe this board can recommend it to go to the Board of County Commissioners. Dave Trecker stated that it is absolutely essential to get input from Services Division because they are running it and they were not present at the meeting. He can get word to them about future meetings. Roth requests another committee meeting in May to include Services Division. Andy Miller agreed to coordinate.

XI. Committee Member Discussion

Bob Roth: Invite Wanda Watkins to speak at next meeting

At the last committee meeting that Wanda Watkins from Collier County Pollution Control had given a presentation of the fiscal year 2023 water report to Big Cypress. Reminder that Wanda Watkins was going to be invited, and Andy Miller was going to invite her. Andy agreed to put her on the agenda for the next meeting.

Erik Brecknitz: Coastal Engineer on Collier Creek at next meeting

I really would like to have an opportunity to have the board hear from the Coastal Engineer and see exactly where we are with the Army Corps. Andy Miller agreed to make sure he is available for the next meeting or someone from his staff is available.

Joe Burke: Discussions on meetings for July and August – advised from Miller that it will be slow months, so nothing on that agenda other than two potential renourishment projects which were approved by Board of County Commissioners on Tuesday: Vanderbilt Pelican Bay Beach Renourishment and Naples Beach Renourishment. We will fast-track design for those. Have until November 1 to do these projects. We may need to have a meeting to approve moving forward on one or both projects.

XII. Next Meeting Date/Location

May 8, 2025 at 1:00 p.m.

XIII. Adjournment

There being no further business for the good of The County, the Coastal Advisory Committee Hearing was adjourned at 1:41 p.m.

Collier County Coastal Advisory Committee

_____

Chairman, Joe Burke

The Minutes were approved by:

_____

NAME

_____

SIGNATURE

As presented on _____
Or amended on _____

FY 25 TDT Collections Report

31-Mar-2025

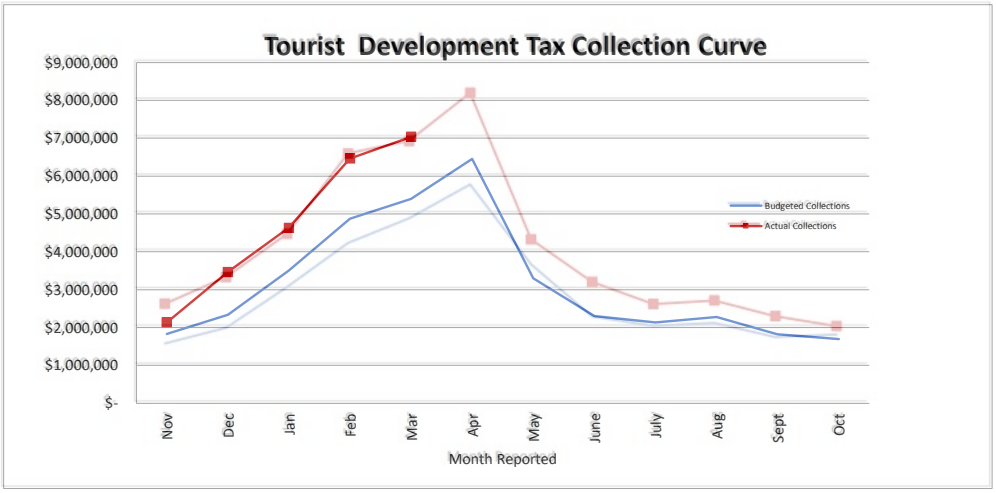
Fund Reporting	Fund	Adopted Budget	Updated Annual Forecast	Budgeted YTD	YTD Actual	Variance to Budgeted YTD
Beach Park Facilities	1100	1,357,700	1,565,688	642,075	850,184	208,109
TDC Promotion	1101	13,643,700	16,040,178	6,452,289	7,970,292	1,518,003
Non-County Museums	1103	724,300	835,256	342,531	452,783	110,252
TDC Admin	1104	-	-	0	-	-
Beach Renourishment	1105	14,782,800	17,047,396	6,990,984	9,254,997	2,264,013
Disaster Recovery	1106	-	-	0	-	-
County Museums	1107	2,000,000	2,000,000	945,827	1,824,471	878,645
TDC Capital	1108	5,415,500	6,245,107	2,561,063	3,391,668	830,606
	Gross Budget	**37,924,000**	**43,733,626**	**17,934,768**	**23,744,395**	**5,809,627**
	Less 5% Rev Res	(1,896,200)	15.32%		% Over/(Under) Bud	32.4%
	Net Budget	36,027,800				

Collections

Month Reported	Actual	Cum YTD	% Budget Collected to Date	% Variance FY24 Collections	% Variance FY23 Collections	% Variance FY22 Collections
Nov	2,137,562	2,137,562	5.64%	-16.72%	-9.20%	-5.03%
Dec	3,465,253	5,602,815	14.77%	5.83%	30.93%	19.12%
Jan	4,632,754	10,235,570	26.99%	5.02%	24.82%	3.04%
Feb	6,466,174	16,701,744	44.04%	-1.10%	19.50%	8.28%
Mar	7,042,651	23,744,395	62.61%	2.54%	10.66%	8.84%
Apr	-	23,744,395	62.61%	n/a	n/a	n/a
May	-	23,744,395	62.61%	n/a	n/a	n/a
June	-	23,744,395	62.61%	n/a	n/a	n/a
July	-	23,744,395	62.61%	n/a	n/a	n/a
Aug	-	23,744,395	62.61%	n/a	n/a	n/a
Sept	-	23,744,395	62.61%	n/a	n/a	n/a
Oct	-	23,744,395	62.61%	n/a	n/a	n/a
Total	**23,744,395**	**23,744,395**	**YTD**	**0.36%**	**15.90%**	**7.45%**
				43,733,626		

Budget Comparison

	5 Yr History-Cum	5 Yr History-Monthly	Budgeted Collections	Actual Collections	Budget to Actual Variance	Updated Forecast
Nov	4.8%	4.8%	1,827,211	2,137,562	310,352	2,137,561
Dec	11.0%	6.2%	2,338,559	3,465,253	1,126,694	3,465,253
Jan	20.2%	9.2%	3,502,227	4,632,754	1,130,527	4,632,754
Feb	33.1%	12.8%	4,869,752	6,466,174	1,596,422	6,466,174
Mar	47.3%	14.2%	5,397,019	7,042,651	1,645,632	7,042,651
Apr	64.3%	17.0%	6,460,316	-	-	6,460,316
May	73.0%	8.7%	3,303,306	-	-	3,303,306
June	79.1%	6.1%	2,299,023	-	-	2,299,023
July	84.7%	5.6%	2,134,934	-	-	2,134,934
Aug	90.7%	6.0%	2,277,930	-	-	2,277,930
Sept	95.5%	4.8%	1,816,973	-	-	1,816,973
Oct	100.0%	4.5%	1,696,749	-	-	1,696,749
Total	100.0%	100.0%	**37,924,000**	**23,744,395**	**5,809,627**	**43,733,626**
			% over/(under) budget		32.4%	15.32%



EXECUTIVE SUMMARY

Recommendation to approve Tourist Development Tax Fund 1105 funding in the amount of $575,073 for reimbursement of the costs to restore the beach sand berm of the Tigertail / Sand Dollar Island spit in Northwestern Marco Island resulting from impacts of Tropical Storm Debby and Hurricanes Helene and Milton, authorize the Chairman to execute a Tourist Development Tax Funding Agreement, authorize the necessary budget amendment and make a finding that this expenditure promotes tourism.

OBJECTIVE: Approve the City of Marco Island's request for reimbursement for restoring the Tigertail/Sand Dollar Island beach.

CONSIDERATIONS: Tigertail Lagoon/Sand Dollar Island is a beach sand spit in northwestern Marco Island and is part of a valuable ecosystem which includes recreational assets and tourist attractions. The project in its entirety is located on public beach and wetland areas designated as Critical Wildlife Area by the State of Florida and can only be accessed by land through Collier County Tigertail Beach Park at the south part of the system. The project is in the public interest providing environmental, social and economic benefits and storm protection.

The Tigertail Lagoon and Sand Dollar Island ecosystem is a protected natural preserve and a Critical Wildlife Area that provides valuable habitat for a variety of birds, sea turtles, manatees, and seagrasses. Tigertail Lagoon and Sand Dollar Island are also valuable Marco Island recreational resources for residents and tourists for birding, fishing, kayaking, paddle boarding, kitesurfing, and, on the northern half, boating. The ecosystem is accessed by the public via Collier County's Tigertail Beach Park at the southern end of the lagoon and via boat at the northern end of the lagoon. Tigertail Beach is one of 510 points on the Great Florida Birding and Wildlife Trail and is considered one of the best all-around birding spots in southwest Florida. Reader's Digest named this area as one of the "15 Best Beaches in Florida Locals Want to Keep Secret." The County Park is one of only three public beach access points on Marco Island and receives over 200,000 visitors annually. It has a relatively large public parking area, playground, and bathrooms. A shuttle bus runs from some hotels to the park. Private, rental, and commercial tourist boats access the lagoon from its northern entrance. The Tigertail Lagoon and Sand Dollar Island system was impacted by Hurricane Irma in 2017 and was evolving toward closure when it was further impacted by Hurricane Ian in September 2022. Tropical Storm Debby and Hurricanes Helene and Milton in 2024 produced storm surge that resulted in migration of the sand on the spit and several breaches severing the spit's connection to Tigertail Beach.

The City of Marco Island and Collier County funded the initial ecosystem restoration project in 2022-2023 which included restoration of the collapsing part of Sand Dollar Island and lagoon with approximately 500,000 cubic yards of sand sourced from shoaling areas within the system and authorized nearshore borrow areas. The project also restored wetland areas and tidal flow to the south part of Tigertail Lagoon, improving water quality and maintaining environmental habitats and recreational benefits. The City of Marco conducts all the necessary project management, biological and physical monitoring, and maintenance required for permit compliance.

In spring, 2024, the City of Marco Island reached agreement with the County on a shared management plan for the northwest portion of Marco Island. There were several elements in this plan. As part of this management plan, the City and the County would work together to perform biennial pre-planned maintenance for the Tigertail Lagoon/Sand Dollar Island area. The City would manage the overall project and fund all state and federal permit management and compliance activities, while the County would fund

the biennial maintenance to recycle sand from the authorized sand trap at the tip of Sand Dollar Island and place the sand to restore vulnerable areas of the beach berm. The limited sand recycling to maintain the integrity of the beach berm was planned for approximately 40,000 cubic yards at a 2-year cycle using mechanical equipment and completed outside of bird and sea turtle nesting seasons. This 2024 regular maintenance funding was approved by the TDC last spring but was part of the construction work that Earth Tech Enterprises began in late November, 2024 and completed in February, 2025

In the summer of 2024, Marco Island was hit by an unprecedented series of named tropical storm events, tropical storm Debby, hurricane Helene, and hurricane Milton. These storms caused tens of millions of dollars of damage to the Collier County shoreline. On Marco Island, a large breach formed in the Sand Dollar spit. South of the breach, the spit collapsed on the mangrove shoreline, effectively closing off tidal flow to the southern portion of Tigertail Lagoon by the County Park and causing mangrove damage on the inner shoreline from storm surge and sand over wash. Without maintenance in this area, the beautiful two-mile Sand Dollar spit, the scenic lagoon, and associated natural resources would be gone. The southern lagoon would be a landlocked pond, the Sand Dollar spit would no longer exist, and its remains would be an island that would erode and diminish over time. The inner shoreline would also erode and the entire Tigertail area of Marco Island would be increasingly vulnerable to storm surge and damage without the multi-tier protection of the Sand Dollar spit, the lagoon, and the mangrove shoreline.

The City of Marco Island, through the City's state and federal permits that allow maintenance of the Tigertail Lagoon/Sand Dollar Island area, and the State of Florida's emergency order for Hurricanes Milton and Helene, took quick action to restore last summer's hurricane damage. As Earth Tech Enterprises was already planned to be on site for regular maintenance, they were given additional tasks on a time and materials basis to complete the hurricane restoration work. The work included closure of the breach and restoration of the 2-mile Sand Dollar spit and beach berm, restoration of the tidal flow channel to the southern lagoon by the County Park, excavation of the sand on the mangrove shoreline and rinsing the sand from the mangrove roots, and providing 8 acres of bird nesting area at the northern section of the Sand Dollar spit. Beach conditions will be reassessed prior to turtle nesting season and any required action taken to ensure permit compliance for sea turtle nesting

Ongoing beach restoration is a critical program for all coastal communities and barrier islands such as Marco Island. Due to the unique design of the Tigertail Lagoon/Sand Dollar Island restoration project, the contractor was able to recycle sand from the growing northern tip of Sand Dollar Island and reuse the sand that was over washed into the lagoon, all by mechanical means. The largest costs of beach restoration are hydraulic dredge mobilization and offsite sand acquisition. As this restoration did not require these costly items, it is being done at an approximate cost of $5 per cubic yard versus $50+ per cubic yard elsewhere in Collier County and in coastal counties to the north. The Tigertail Lagoon/Sand Dollar Island hurricane restoration cost is $575,073 ($552,255 in construction costs and $22,818 in professional services) compared with $7M to $52M in other areas.

GROWTH MANAGEMENT IMPACT: There is no impact to the Growth Management Plan related to this action.

ADVISORY COMMITTEE RECOMMENDATIONS: This item will be presented to the Coastal Advisory Committee (CAC) on May 8, 2025, and the Tourist Development Council (TDC) on May 20, 2025.

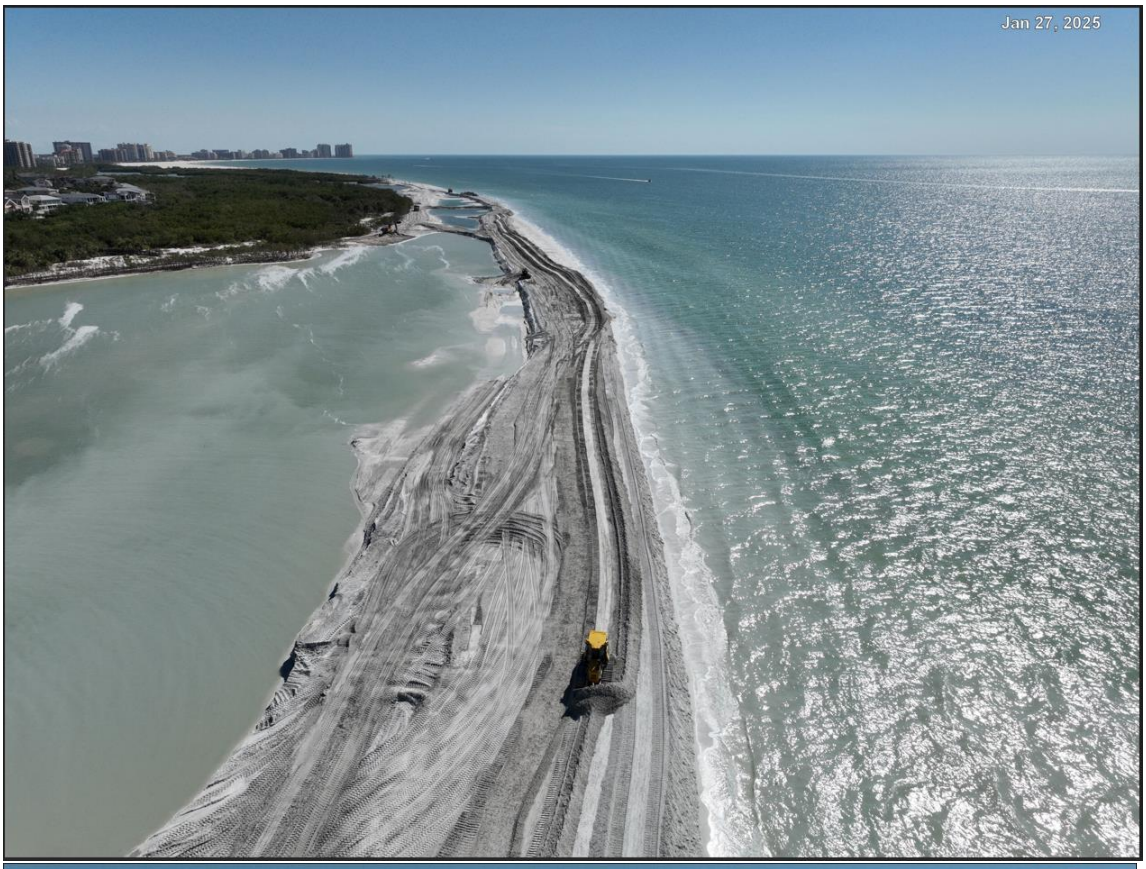
LEGAL CONSIDERATIONS: This item is approved as to form and legality and requires majority vote for approval. – CMG

STAFF RECOMMENDATION: Collier County's Coastal Zone staff has reviewed and supports the request as it pertains to the maintenance of the flow channel to Tigertail Lagoon.

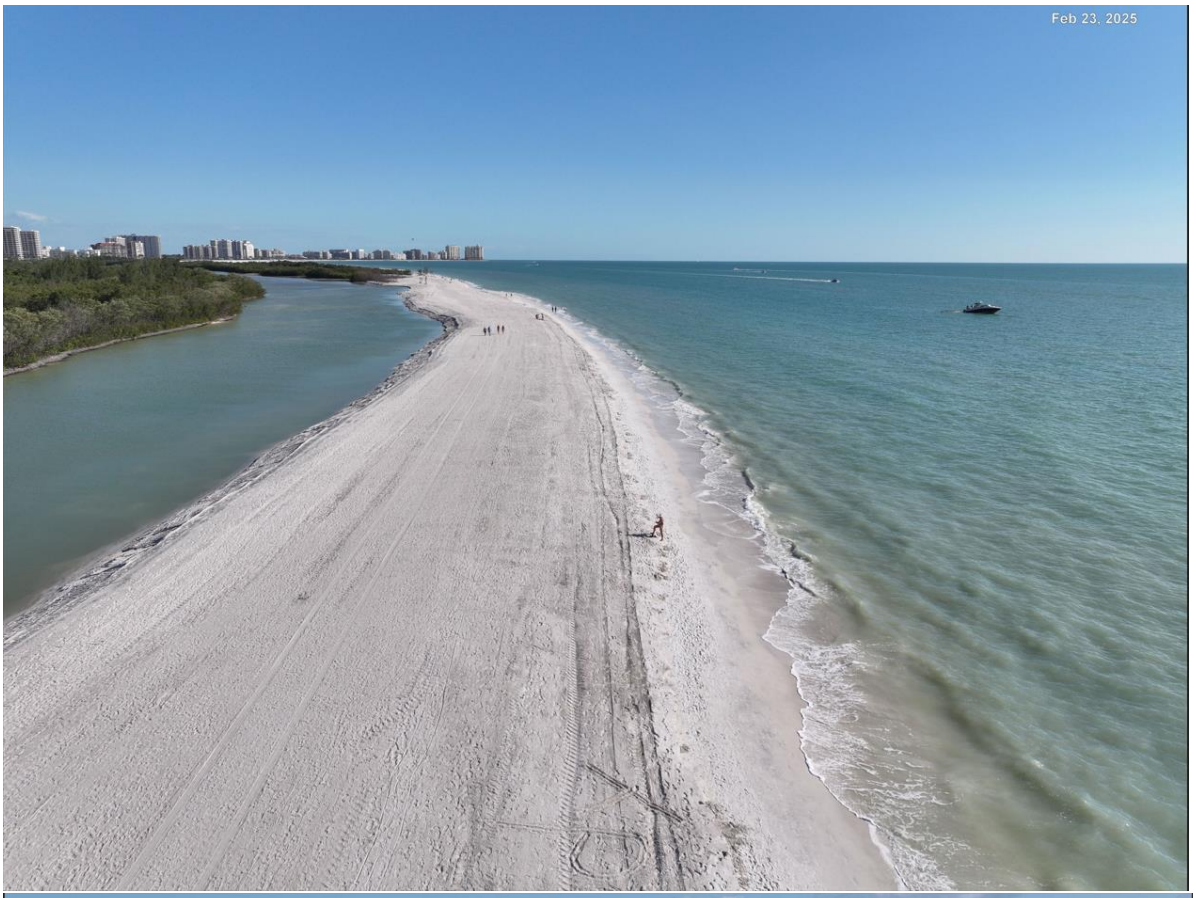
FISCAL IMPACT: Funding in the amount of $575,073.00 will be requested and budgeted for Fiscal Year 2025 within the TDC Beach Renourishment Fund (1105), Tigertail Lagoon Project (90007). The source of funding is the Tourist Development Tax.

RECOMMENDATION: To approve Tourist Development Tax Fund 1105 funding in the amount of $575,073 for maintenance of the Tigertail Lagoon / Sand Dollar Island Ecosystem Restoration Project, authorize the Chair to execute a Tourist Development Tax Funding Agreement, authorize the necessary budget amendment and make a finding that this expenditure promotes tourism.

Prepared By: Andrew Miller, Coastal Zone Management
Justin Martin, Public Works Director, City of Marco Island


Jan 27, 2025


Jan 27, 2025


Feb 23, 2025


Feb 23, 2025

From: vickieonmarco
To: Andrew Miller
Subject: Destruction of Sand Dollar environment
Date: Sunday, March 9, 2025 11:45:06 AM

EXTERNAL EMAIL: This email is from an external source. Confirm this is a trusted sender and use extreme caution when opening attachments or clicking links.

I walk on Tigertail/Sand Dollar every day and have done so for the past 26 years that I have been a resident on Marco Island, in the Tigertail area. I have been extremely distressed by the ongoing project out there that has destroyed habitat and, I believe, actually put some residences in Tigertail area in greater danger of flooding while doing really nothing to protect Hideaway. Friends who live in Hideaway had flooding in their house from Milton, which occurred after this project. The flooding at Tigertail "Beach" and beyond the beach area is now worse than ever during king tides and storms. Standing water remains for months under the boardwalks to Tigertail. That did NOT occur prior to this project.

On my daily walks, I meet many people who feel the same as I do and are quite upset about what this project has done.

I cannot believe we are wasting county bed tax dollars on this hapless project that just will require more and more money and continue to destroy habitat. There are so many more worthwhile projects that bed tax dollars could be used for. PLEASE STOP FUNDING THIS PROJECT.

Vickie Kelber
Kendall Dr.
Marco island, FL. 34145

From: Marlin Ct Marco Island
To: Andrew Miller
Subject: Hideaway Reimbursement
Date: Monday, March 10, 2025 10:41:22 AM

EXTERNAL EMAIL: This email is from an external source. Confirm this is a trusted sender and use extreme caution when opening attachments or clicking links.

Hello my name is Rhonda Marsh 1230 Marlin Ct, Marco Island and am writing to you in hopes that the CAC NOT recommend funding the reimbursement request from the City (on behalf of the Hideaway Beach Special Tax District) for the Hideaway berm project. This project offers no material benefit to visitors at Hideaway Beach County Park and is a non-sustainable project on environmental grounds and financial grounds.

Thank you

From: Joanna Metzger
To: Andrew Miller
Subject: Marco Island Tigertail Beach project
Date: Thursday, March 13, 2025 3:00:50 PM

EXTERNAL EMAIL: This email is from an external source. Confirm this is a trusted sender and use extreme caution when opening attachments or clicking links.

Dear Mr. Miller,

I have been a full-time resident of Marco Island for nearly a decade and was a visitor for nearly a decade before relocating with school age children. They have grown up enjoying the beautiful beaches of Collier County and its treasured wildlife. I may not be an engineer but I feel strongly that this ongoing project is harmful to the environment and also a huge waste of money. I do not believe that the CAC should recommend funding the reimbursement request for the city of Marco Island on behalf of the Hideaway Beach Special Tax District. This so-called berm project offers no material benefit to the visitors and it's non-sustainable as seen last year. This scenario will replay over and over again until people wisen up to the fact that piling sand up in this area is not beneficial to anyone, residents, visitors and especially the wildlife.

Kind regards,

Joanna D. Metzger
564 Spinnaker Drive
Marco Island, FL 34145
832-361-4010

From: Andrew Tyler
To: Andrew Miller
Cc: Maria Becerra; Colleen Greene
Subject: Re: CAC meeting upcoming march 13
Date: Sunday, March 9, 2025 11:23:26 PM
Attachments: Discussion of Tigertail Berm Project for CAC Mar 8 2025.pdf
Tigertail berm history 2022-2025 - prepared march 9, 2025.pdf
image005.png
image004.png
image007.png
image006.png
CountyLogo-FullColor_948165c4-9665-41b4-9162-fbb16abff557.png
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311IconforSignature_87c558eb-83f5-449b-87c1-3cc5ac8b0859.png
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EXTERNAL EMAIL: This email is from an external source. Confirm this is a trusted sender and use extreme caution when opening attachments or clicking links.

Good Morning;

Regarding the Tigertail berm and the tabling until a future meeting, i'd still like to provide the materials to the Committee I would have liked to discuss had our tentative discussion actually occurred . This way, the members will have time to consider the material and individually they can ask me any questions regarding the material in plenty of time.

i realize these are relatively lengthy documents, and it might be better to distribute in electronic format, if that's acceptable. I intend to post these to Google Drive and i will provide links for those who wish to access them in such a fashion if that's preferable.

I still intend to attend Thursday's meeting and will register for 3 minutes of public comment. Obviously, this is too short of a time to discuss the content, but I'd like for the Committee to be able to put a face to the name and to thank them for taking the time to read my previous submission.

Hope you had a good weekend and thanks for your time.

Andrew

On Friday, March 7, 2025 at 11:20:37 AM EST, Andrew Miller <andrew.miller@colliercountyfl.gov> wrote:

Andrew,

Upper management has asked us to table the Tigertail / Sand Dollar project discussion until a later meeting. My apologies for any inconvenience.

Andrew Miller P.E.
Manager - Coastal Management Program
Transportation Engineering

Office:239-252-2922

Andrew.Miller@colliercountyfl.gov

From: Andrew Tyler <antylerdb@yahoo.com>
Sent: Tuesday, March 4, 2025 9:40 AM

To: Andrew Miller <Andrew.Miller@colliercountyfl.gov>
Cc: Maria Becerra <Maria.Becerra@colliercountyfl.gov>; Colleen Greene <Colleen.Greene@colliercountyfl.gov>
Subject: Re: CAC meeting upcoming march 13

EXTERNAL EMAIL: This email is from an external source. Confirm this is a trusted sender and use extreme caution when opening attachments or clicking links.

Good Morning Andy;

Having watched the CAC discussion of my previous letter, I must say that I'm a little disappointed not to have the opportunity to present to the CAC, especially since the Humiston & Moore / City proposal has more than doubled , from $ 225,000 to in excess of half a million dollars.

Watching the CAC discussion in the February meeting, it is obvious that the Committee has been fed, in my opinion, highly misleading information as to the nature of the project. And, I ask rhetorically, what is the County doing, putting half a million dollars into a project that doesn't positively impact a County beach and hasn't benefitted a County facility (Tigertail park) one dime? I have taken the liberty of attaching one photograph, below. This is the state of the "beach" at the County park , which had been used by Earthwerks as a staging area over the past three months. This was taken on Feb 25, three days after after Earthwerks wrapped up their operations on February 22. No TDC funds went to clean up afterwards, apparently.

Then I shall have to prepare a handout and ask you to circulate to the CAC members beforehand. there's little point me presenting after Mohamed and Marco staff have made their presentation. I'm not familiar with the format of the CAC meetings and how 'official' their rules of order might be. I doubt that questions from the audience would be welcomed by the presenters.

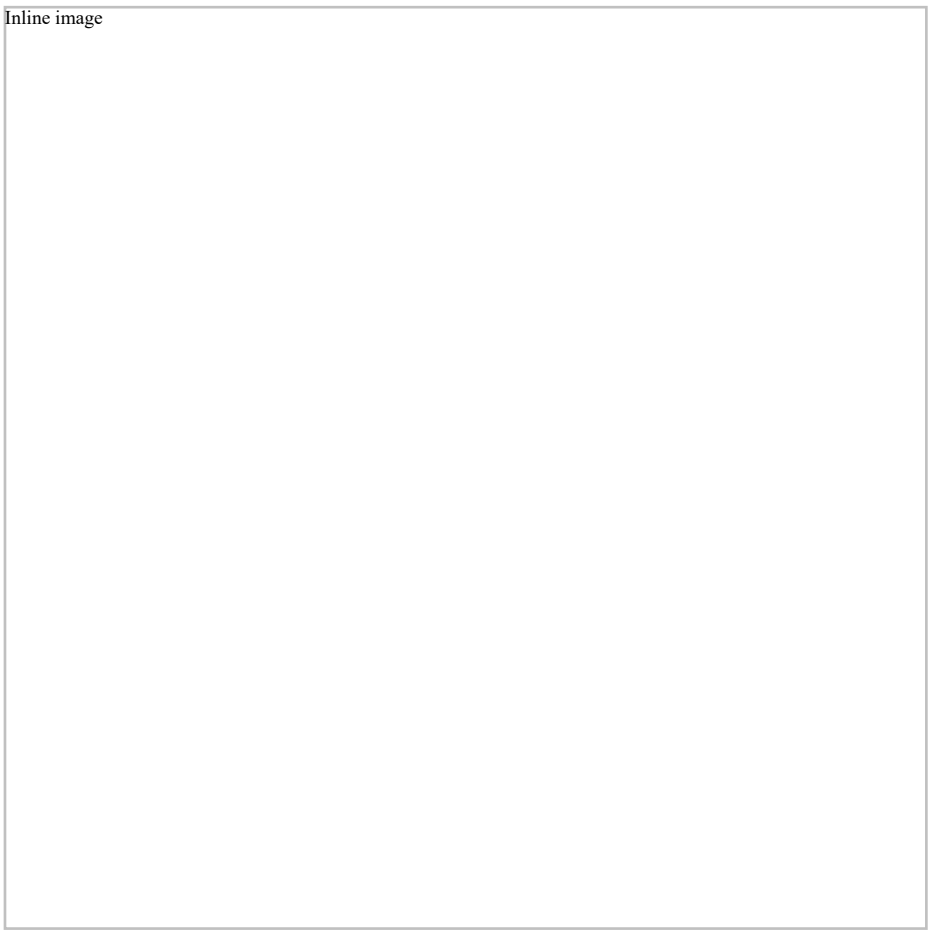
If this seems like a 'rant' , then please understand this is no way intended to be targeted at you personally. I moved to Marco Island for, among other reasons, the Tigertail Critical Wildlife Area , with its bounty of estuary life, nesting sea birds, mangroves and nesting sea turtles. All this, found in an urban setting . This is all gone now, along with the mangroves that held it all together. Lost under a mound of sand pushed into piles and largely paid for with tax money intended for the promotion of tourism. In fact this project has chased away the many birding tourists who used to come to Marco.

I'll put all this in document for the Committee and ask you to put it in their 'packet' for the next meeting. would that be acceptable ?

Thank you.

Andrew Tyler, Marco island

Inline image



==========

On Tuesday, March 4, 2025 at 08:26:38 AM EST, Andrew Miller <andrew.miller@colliercountyfl.gov> wrote:

Hello Andrew,

It is my understanding that Mohamed will assist in presenting an action item on behalf of the City of Marco Island on the 13th.

Andrew Miller P.E.
Manager - Coastal Management Program
Transportation Engineering

Office:239-252-2922

Andrew.Miller@colliercountyfl.gov



From: Andrew Tyler <antylerdb@yahoo.com>
Sent: Monday, March 3, 2025 3:25 PM
To: Andrew Miller <Andrew.Miller@colliercountyfl.gov>
Subject: CAC meeting upcoming march 13

EXTERNAL EMAIL: This email is from an external source. Confirm this is a trusted sender and use extreme caution when opening attachments or clicking links.

Good Afternoon ;

Thanks for your guidance on getting the recording of the CAC meeting , held either last Feb 12 or Feb 13. I did have the opportunity to watch and was interested in the responses of various members to my correspondence.

There was some discussion of a future attendance of Dr. Dabees from Humiston-Moore and myself, but it wasn't clear to me that there was an action item coming out of that discussion. I have cleared my calendar for March 13, and intend to be there.

I understand the desire of the Committee to hear from "both sides". But are you aware whether or not Dr. Dabees or another representative will attend? I want to be properly prepared, which means I would like to prepare slides and notes, but if the other side is not represented and there is a reluctance to hear me because of that, then I'd appreciate being advised.

If not in March , then I will not be able to attend at a later date , at least until June. If this is the case then I shall prepare notes and send them to you, and ask you to add to the 'packet' for the next meeting. My aim is to address the salient points raised in the recording, and to clarify what appear to be some misunderstandings. As it turns out, the "ask" of the County for reimbursement following the recent completion of 'repairs' appears to have risen from an original ask in the region of $225,000 to a higher amount in excess of $500,000. I would respectfully suggest that the Committee needs to hear both sides prior to consideration of any such request.

So, please advise at your convenience.

Thanks for your time.

Andrew Tyler

Marco Island

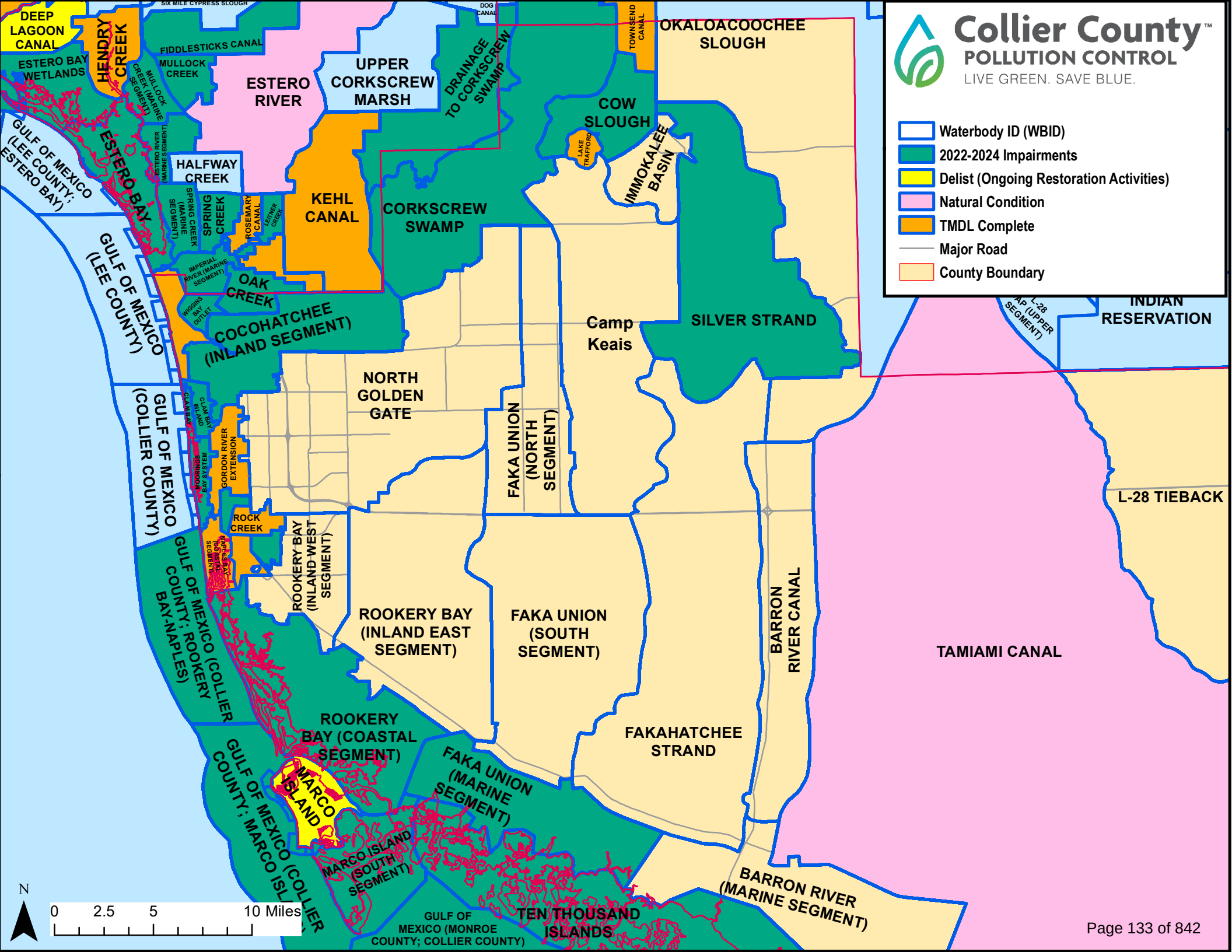
Under Florida Law, e-mail addresses are public records. If you do not want your e-mail address released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by telephone or in writing.

From: George Wilhelm
To: Andrew Miller
Subject: Tourist tax dollars/Marco Island
Date: Sunday, March 9, 2025 11:55:55 AM

EXTERNAL EMAIL: This email is from an external source. Confirm this is a trusted sender and use extreme caution when opening attachments or clicking links.

I kindly ask that you cease funding the futile and money wasting “berm” project on what is know as Sand Dollar. As a resident of Marco Island, I am distressed by this futile project that has wasted tourist tax dollars and, with each “restoration”, destroys more habitat. Surely there are more positive projects that tourist tax dollars can support.

George Wilhelm
Marco Island


Collier County
POLLUTION CONTROL
LIVE GREEN. SAVE BLUE.
Waterbody ID (WBID)
2022-2024 Impairments
Delist (Ongoing Restoration Activities)
Natural Condition
TMDL Complete
Major Road
County Boundary
DEEP LAGOON CANAL
ESTERO BAY WETLANDS
HENDRY CREEK
SIX MILE CYPRESS SLOUGH
FIDDLESTICKS CANAL
MULLOCK CREEK
MULLOCK CREEK (MARINE SEGMENT)
ESTERO RIVER
UPPER CORKSCREW MARSH
DRAINAGE TO CORKSCREW SWAMP
DOG CANAL
TOWNSEND CANAL
OKALOACOOCHEE SLOUGH
COW SLOUGH
LAKE TRAFFORD
IMMOKALEE BASIN
GULF OF MEXICO (LEE COUNTY; ESTERO BAY)
ESTERO BAY
ESTERO RIVER (MARINE SEGMENT)
HALFWAY CREEK
SPRING CREEK (MARINE SEGMENT)
SPRING CREEK
ROSEMARY CANAL
LERTNER CREEK
KEHL CANAL
CORKSCREW SWAMP
IMPERIAL RIVER (MARINE SEGMENT)
OAK CREEK
WIGGINS BAY OUTLET
COCOHATCHEE (INLAND SEGMENT)
GULF OF MEXICO (LEE COUNTY)
Camp Keais
SILVER STRAND
INDIAN RESERVATION
L-28 TIEBACK
NORTH GOLDEN GATE
FAKA UNION (NORTH SEGMENT)
GULF OF MEXICO (COLLIER COUNTY)
CLAM BAY INLAND
CLAM BAY
GORDON RIVER EXTENSION
WOOD IBIS BAY
ROCK CREEK
NAPLES BAY (COASTAL SEGMENT)
ROOKERY BAY (INLAND WEST SEGMENT)
GULF OF MEXICO (COLLIER COUNTY; ROOKERY BAY-NAPLES)
ROOKERY BAY (INLAND EAST SEGMENT)
FAKA UNION (SOUTH SEGMENT)
BARRON RIVER CANAL
TAMIAMI CANAL
ROOKERY BAY (COASTAL SEGMENT)
MARCO ISLAND
FAKA UNION (MARINE SEGMENT)
FAKAHATCHEE STRAND
GULF OF MEXICO (COLLIER COUNTY; MARCO ISL
MARCO ISLAND (SOUTH SEGMENT)
BARRON RIVER (MARINE SEGMENT)
GULF OF MEXICO (MONROE COUNTY; COLLIER COUNTY)
TEN THOUSAND ISLANDS
N
0 2.5 5 10 Miles

2022-2024 Verified Impaired Waters by WBID	
Impaired	**Impaired**
Clam Bay	**Naples Bay (Coastal Segment)**
Nutrients (Total Nitrogen)	Copper
Nutrients (Total Phosphorus)	Enterococci
Clam Bay Inland	Fecal Coliform
Copper	Fecal Coliform (3)
Cocohatchee (Inland Segment)	Iron
Escherichia coli	Nutrients (Chlorophyll-a)
Cocohatchee River	**Oak Creek**
Enterococci	Escherichia coli
Nutrients (Total Nitrogen)	**Rock Creek**
Corkscrew Swamp	Copper
Iron	Enterococci
Cow Slough	**Rookery Bay (Coastal Segment)**
Escherichia coli	Fecal Coliform
Iron	Nutrients (Total Nitrogen)
Drainage to Corkscrew Swamp	**Silver Strand**
Iron	Iron
Faka Union (Marine Segment)	**Ten Thousand Islands**
Fecal Coliform (SEAS Classification)	Fecal Coliform (SEAS Classification)
Gordon River (Marine Segment)	**Townsend Canal**
Dissolved Oxygen (Percent Saturation)	Nutrients (Macrophytes)
Enterococci	**Wiggins Bay Outlet**
Iron	Iron
Nutrients (Chlorophyll-a)	**TMDL Complete**
Nutrients (Total Nitrogen)	**Cocohatchee River**
Nutrients (Total Phosphorus)	Fecal Coliform
Gordon River Extension	Fecal Coliform (3)
Escherichia coli	**Gordon River Extension**
Gulf of Mexico (Collier County; Marco Island)	Dissolved Oxygen (Percent Saturation)
Nutrients (Total Nitrogen)	**Haldeman Creek (Lower)**
Gulf of Mexico (Collier County; Rookery Bay-Naples)	Copper
Nutrients (Total Nitrogen)	**Lake Trafford**
Gulf of Mexico (Monroe County; Collier County)	Nutrients (Chlorophyll-a)
Fecal Coliform (SEAS Classification)	Nutrients (Total Nitrogen)
Haldeman Creek (Lower)	Nutrients (Total Phosphorus)
Copper	**Naples Bay (Coastal Segment)**
Enterococci	Copper
Haldeman Creek (Upper)	**Rock Creek**
Escherichia coli	Copper
Lake Trafford	**Townsend Canal**
Turbidity	Nutrients (Total Nitrogen)
Marco Island (South Segment)	Nutrients (Total Phosphorus)
Fecal Coliform (SEAS Classification)	**Natural Condition**
Nutrients (Total Nitrogen)	**Tamiami Canal**
Moorings Bay System	Dissolved Oxygen (Percent Saturation)
Nutrients (Total Nitrogen)	**Delist (Ongoing Restoration Activities)**
Nutrients (Total Phosphorus)	**Marco Island**-Nutrients (Total Nitrogen)

COLLIER COUNTY
COASTAL ADVISORY COMMITTEE (CAC)
THURSDAY, APRIL 10, 2025 – 1:00 PM
COLLIER COUNTY BOARD CHAMBERS
COLLIER COUNTY GOVERNMENT CENTER
3299 TAMIAMI TRAIL EAST, 3RD FLOOR, NAPLES, FL

Present:
Chairman Joe Burke, City of Naples
Linda Penniman, City of Naples
Erik Brecknitz, City of Marco Island
Bob Raymond, Unincorporated Collier County
Robert (Bob) Roth- City of Marco
Steve Koziar- City of Marco
Dave Trecker- Unincorporated Collier County
Jim Burke, Unincorporated Collier County
Absent:
Dr. Judith Hushon

ALSO PRESENT:
Andy Miller, Coastal Zone Management
Colleen Greene, Managing Assistant County Attorney

Any person who decides to appeal a decision of This Board, you will need a record of the proceedings pertaining thereto and therefore may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Neither Collier County nor This Board shall be responsible for providing the record.

I. CALL TO ORDER

The meeting was called to order at 1:00 p.m. by the Chairman, Joe Burke.

II. PLEDGE OF ALLLEGIANCE

Led by Chairman, Joe Burke.

III. ROLL CALL

Chairman, Joe Burke, advised that a quorum was met with one member absent: Dr. Judith Hushon

IV. CHANGES AND APPROVAL OF AGENDA

Chairman, Joe Burke, asked if there were any changes to the agenda – none. Motion made by Dave Trecker, seconded by Bob Raymond. Motion to approve agenda approved unanimously.

V. PUBLIC COMMENTS

None

VI. APPROVAL OF CAC MINUTES

No comments on the CAC minutes. A motion was made by Linda Penniman to approve the minutes of March 13, 2025 as written; seconded by Bob Roth; motion carried unanimously.

VII. Staff Reports

Extended Revenue Report

Andy Miller presented the 2025 Tourist Development Tax Collection Report dated March 31, 2025, which included a bar graph tracking the budgeted collections versus the actual collections. This years' numbers versus last year are virtually coincident. The amount collected is 32.4% above the TDC budgeted amount. In response to question from last meeting, the 1105 funds' current balance is $51.3 million plus $1 million that we have built into our catastrophe reserve for a total of $52.3 million. It does not include the $10 million loaned to county for athletic facility.

Joe Burke: Any further comments (None).

VIII. New Business

1. **ES-Ardaman & Associates – Sediment Testing**
   - **Work Order – Ardaman & Associates**
     Recommendation to approve a Work Order in the amount of $11,977 to Ardaman & Associates, Inc. under Contract No. 18-7432-TE for Sediment Compliance Criteria Testing Service for the Park Shore Beach Renourishment Project and made a finding that this expenditure promotes tourism. (Fund 1105, Project No. 90067)

Andy Miller: Just finished this project in March and we have some punch list items – to satisfy our permit requirements, go out and pull samples from the installed material, get it tested and send it off to FDEP to show them that the material is beach compliant according to the QAC plan.

Erik Brecknitz made a motion to approve the Work Order as presented for $11,997; seconded by Dave Trecker; motion carried unanimously.

2. **ES-CSA – 2025 Hardbottom Monitoring**
   - **Work Order – CSA – Hardbottom Monitoring**
     Recommendation to approve a Work Order for CSA Ocean Sciences, Inc. to continue the required post-construction hardbottom monitoring for the Collier County Beach Nourishment Project in summer 2025 for time and materials not to exceed $487,367.52 Tourist Development Tax funds under Professional Services Agreement No. 22-8015, authorize the Chairman to execute the Work Order, and made a finding that this item promotes tourism (Fund 1105, Project No. 90033).

Andy Miller presented a video presentation of the hardbottom monitoring so that the board would understand the effort involved done during the months of July, August & September. This report is required by permit. They submit this report to FDEP. On a schedule they have to have the field work done by September because of the season and the report must be finished by the end of the year. We are spending some money here and this year is higher than last year. This year we are anticipating dredges at both Wiggins Pass and eventually Doctor's Pass, but also Water Turkey Bay for the MSTU there and potentially Collier Creek. We went ahead and included those seagrass surveys in our scope of services which is included in that $500,000. Some discussion on Collier Creek and Water Turkey Bay – may not be included because waiting on the permit from the Corp. We have been talking with the Corp and talking with the FDEP about the realities of seagrass being in Collier Creek in that area, and I want to say that our hope is that they will agree with us that it is just not the right habitat for seagrass and the seagrass survey will not be necessary. The other variable is that you have to do the seagrass surveys not only where you dredge in the vicinity of what they called the mixing zone, so you know what happens when you dredge you get a plume and if the plume extends into the areas within Collier Bay that has seagrass, then FDEP is going to be interested in that. Jetty is included in the project. Erik Brecknitz asked that the Coastal Engineer in charge of this project come to next meeting to explain what is going on. Advised that it was an issue with the Army Corp of Engineers and their ability to process these permits. The Corp recognizes the urgency, but it is a matter of resources. That's the bottom line. Further questions regarding how they establish the line along the beach. We are just there to insure the agencies were complying with our permit and that any impacts that they do find were minimal or not necessarily related to our project. If we were not necessarily complicit, we would mitigate damages that are unavoidable. In fact, I want to say that some of our artificial reefs are a result of some of our hardbottom mitigation years ago, before I was here.

Chairman, Joe Burke: No further questions. Motion made by Erik Brecknitz to approve Work Order as written; seconded by Dave Trecker; carried unanimously.

IX. Old Business

Bob Roth: Update on the Water Quality Committee Meeting

Two Thursdays ago, we had a meeting of the sub-committee of this committee on water quality, attended by Linda Penniman and myself with people from Seagate and Naples Cay. Purpose: Bringing back to the board that a lot of this discussion was related to Pelican Bay Service Division and how it manages the Clam Bay Estuary and the concerns that the non-Pelican Bay residents in Seagate and Naples Cay and other areas nearby have about the attention that is given down below to the Outer Clam Bay or lower. There was a discussion by the Board of County Commissioners indicating there should be a Clam Bay Advisory Committee made up of various stakeholders outside of the Pelican Bay Services. To the extent that we can support the notion that there be a Clam Bay Advisory Committee created, somehow through the county, we thought it would be a great idea to bring to this board and maybe this board can recommend it to go to the Board of County Commissioners. Dave Trecker stated that it is absolutely essential to get input from Services Division because they are running it and they were not present at the meeting. He can get word to them about future meetings. Roth requests another committee meeting in May to include Services Division. Andy Miller agreed to coordinate.

XI. Committee Member Discussion

Bob Roth: Invite Wanda Watkins to speak at next meeting

At the last committee meeting that Wanda Watkins from Collier County Pollution Control had given a presentation of the fiscal year 2023 water report to Big Cypress. Reminder that Wanda Watkins was going to be invited, and Andy Miller was going to invite her. Andy agreed to put her on the agenda for the next meeting.

Erik Brecknitz: Coastal Engineer on Collier Creek at next meeting

I really would like to have an opportunity to have the board hear from the Coastal Engineer and see exactly where we are with the Army Corps. Andy Miller agreed to make sure he is available for the next meeting or someone from his staff is available.

Joe Burke: Discussions on meetings for July and August – advised from Miller that it will be slow months, so nothing on that agenda other than two potential renourishment projects which were approved by Board of County Commissioners on Tuesday: Vanderbilt Pelican Bay Beach Renourishment and Naples Beach Renourishment. We will fast-track design for those. Have until November 1 to do these projects. We may need to have a meeting to approve moving forward on one or both projects.

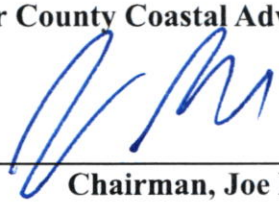
XII. Next Meeting Date/Location

May 8, 2025 at 1:00 p.m.

XIII. Adjournment

There being no further business for the good of The County, the Coastal Advisory Committee Hearing was adjourned at 1:41 p.m.

Collier County Coastal Advisory Committee

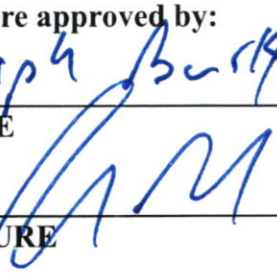


Chairman, Joe Burke

The Minutes were approved by:

Joseph Burke

NAME



SIGNATURE

As presented on _____

Or amended on 5/8/25

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

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May 12, 2025

FOR IMMEDIATE RELEASE

Notice of Public Meeting
Collier County Code Enforcement Board
Collier County, Florida

May 22, 2025
9:00 a.m.

Notice is hereby given that the **Collier County Code Enforcement Board** will meet on **Thursday, May 22, 2025, at 9:00 a.m.** in the Board of County Commissioners Chambers, third floor, Collier County Government Center, 3299 Tamiami Trail E., Naples, Florida. The meeting will be broadcast live with closed captioning on Collier Television channel 97/98 and via live streaming at www.colliercountyfl.gov/ctv.

About the public meeting:

Two or more members of the Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future Board of County Commissioners meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48-hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Thomas Iandimarino at (239) 252-5706.

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COLLIER COUNTY
Code Enforcement Board
Nuisance Abatement Board

AGENDA

Board of County Commission Chambers
Collier County Government Center
3299 Tamiami Trail East, 3rd Floor
Naples, FL 34112

May 22, 2025
9:00 AM

Robert Kaufman, Chair
Kathleen Elrod, Member
Sue Curley, Member
John Fuentes, Member
Lee Rubenstein, Member
Tarik N. Ayasun, Member
Manmohan "Bart" N. Bhatla, Member
Vacant, Alternate
Vacant, Alternate

Notice: Respondents may be limited to twenty (20) minutes for case presentation unless additional time is granted by the Board. Persons wishing to speak on any agenda item will receive up to five (5) minutes unless the time is adjusted by the Chairman.

All parties participating in the public hearing are asked to observe Roberts Rules of Order and speak one at a time so that the court reporter can record all statements being made.

Any person who decides to appeal a decision of this Board will need a record of the proceedings pertaining thereto, and therefore may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Neither Collier County nor the Code Enforcement Board shall be responsible for providing this record.

1. **Pledge of Allegiance**

2. **Roll Call**

3. **Approval of Minutes**

4. **Approval of Agenda**

5. **Public Hearings/Motions**

5.A. Motions

5.A.1. Motion for Continuance of Imposition of Fines Hearing

5.A.1.1. CASE NO: **CESD20180012140**

OWNER: **Armando Yzaguirre**
OFFICER: Cristina Perez
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Expired Collier County Building Permit for convenience store under construction.

FOLIO NO: 63865360003
PROPERTY ADDRESS: 233 New Market Rd E, Immokalee, FL 34142

5.A.2. Motion for Extension of Compliance Deadline

5.A.2.1. CASE NO: **CESD20220008942**

OWNER: **Salvatore A. Iannotta**
OFFICER: Jason Packard
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Steel building and concrete pad completed prior to issuance of Collier County building permit.
FOLIO NO: 00438040001
PROPERTY ADDRESS: 335 Hancos Way, Naples, FL 34114

5.A.2.2. CASE NO: **CESD20240002851**

OWNER: **Jorge Almaral Cordovas**
OFFICER: Jaymie Robertson
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Unpermitted alterations/improvements on the property to include an attached garage converted into a living space with a full-size bathroom, a front porch converted into a full bathroom, sewer lines coming out of both the garage and lanai for the unpermitted bathrooms, an electrical utility pole for an RV connection, and a 900-gallon septic tank.

FOLIO NO: 37490960008
PROPERTY 1460 Wilson Blvd N, Naples, FL 34120

ADDRESS:

5.A.2.3. CASE NO: **CESD20240005039**

OWNER: **3195 GGE LLC**
OFFICER: Brian Owen
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Addition added on to the rear of the residence. Accessory structure built on property. No proper permits or county inspections for either improvement.

FOLIO NO: 36860040009
PROPERTY ADDRESS: 3195 Golden Gate Blvd W, Naples, FL 34120

5.A.2.4. CASE NO: **CESD20240000449**

OWNER: **Monise Etienne**
OFFICER: Payten Curl
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Unpermitted addition on the rear of the residence. Violations to include but are not limited to plumbing, electrical, framing, and drywall work in the addition.

FOLIO NO: 36115880008
PROPERTY ADDRESS: 2342 50th Ter SW, Naples, FL 34116

5.A.3. Motion for Re-Hearing

5.B. Stipulations (Non-Contested Cases and Present at the Hearing)

5.C. Emergency Cases

5.D. Hearings

5.D.1. CASE NO: **CELU20220009913**

OWNER: **Richard McElrath Jr**
OFFICER: Brian Owen
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 2.02.03, and Collier County Code of Laws and Ordinances, Chapter 130, Article III, Section 130-96(a). An agriculturally zoned property with multiple RVs being utilized as living space.

FOLIO NO: 212280003
PROPERTY ADDRESS: 820 Deer Run Ln, Naples, FL 34120

5.D.2. CASE NO: **CEROW20230008291**

OWNER: **BRAZUKO GROUP CORP**

OFFICER: Rickey Migal

VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 110, Article II, Section 110-31(a), and Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Unpermitted ROW access onto Green Blvd.

FOLIO NO: 37920400009

PROPERTY ADDRESS: 4510 15th Ave SW, Naples, FL 34116

5.D.3. CASE NO: **CEVR20230008292**

OWNER: **BRAZUKO GROUP CORP**

OFFICER: Rickey Migal

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 3.05.01(B). Cleared vegetation on property without obtaining proper Collier County Vegetation Removal Permit.

FOLIO NO: 37920400009

PROPERTY ADDRESS: 4510 15th Ave SW, Naples, FL 34116

5.D.4. CASE NO: **CESD20250000320**

OWNER: **BRAZUKO GROUP CORP**

OFFICER: Rickey Migal

VIOLATIONS: The Florida Building Code 7th Edition (2020), Section 105.1. Unpermitted fence and gate at south end of property.

FOLIO NO: 37920400009

PROPERTY ADDRESS: 4510 15th Ave SW, Naples, FL 34116

5.D.5. CASE NO: **CEPF20240010335**

OWNER: **Abdallah Masoud Mustafa**

OFFICER: Wade Cohen

VIOLATIONS: The Florida Building Code 8th Edition (2023), Chapter 1, Section 109.1, and Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Permit PRBD20200416629 has expired with fees due and open conditions. Permit PRBD20200416627 has expired with fees due.

FOLIO NO: 45846280007

PROPERTY ADDRESS: 1270 13th St SW, Naples, FL 34117

5.D.6. CASE NO: **CELU20250002590**

OWNER: **Dario Rodriguez, Vicky Rodriguez and Jorge Enoc Oviedo Atalaya**

OFFICER: Paula Lawrence

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A), 2.02.03 and 5.03.01. Canopy tent and household items in

front yard.

FOLIO NO: 35774040002
PROPERTY ADDRESS: 2281 44th Ter SW, Naples, FL 34116

5.D.7. CASE NO: **CESD20210002521**

OWNER: **Juan Soto**
OFFICER: Charles Marinos
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Remodel of exterior and interior of home including, but not limited to: replacing windows, demolished the kitchen, plumbing, electrical, and partial demo of bathroom without permits.

FOLIO NO: 40867280007
PROPERTY ADDRESS: 3765 6th Ave SE, Naples, FL 34117

5.D.8. CASE NO: **CESD20250000162**

OWNER: **Hansan Zengin and Sevcan Zengin**
OFFICER: Rickey Migal
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Pool cage installed without permit.

FOLIO NO: 78536002407
PROPERTY ADDRESS: 14579 Tuscany Pointe Trl, Naples, FL 34120

5.D.9. CASE NO: **CEVR20250002447**

OWNER: **Daniel Hadfeg**
OFFICER: Charles Marinos
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 3.05.01(B). Removal of cypress tree, underbrush, and assorted other native vegetation on an unimproved Estates zoned property, including wetlands.

FOLIO NO: 41501960006
PROPERTY ADDRESS: NO SITE ADDRESS, Naples, FL 34117

5.D.10. CASE NO: **CESD20240003478**

OWNER: **Monica Zamorano Trujillo and Camila Borja**
OFFICER: Wade Cohen
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e)(i). Garage converted into living space without a permit.

FOLIO NO: 36447880006

PROPERTY ADDRESS: 2833 49th Ln SW, Naples, FL 34116

5.D.11. CASE NO: **CEROW20240008421**

OWNER: **Lisa Reisman and Jason Bush**

OFFICER: Bradley Holmes

VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 110, Article II, Section 110-31(a). Unpermitted extension of the driveway Culver pipe. Pipe now runs the full length of the property's frontage on 7th Ave SW.

FOLIO NO: 36616720007

PROPERTY ADDRESS: 4160 7th Ave SW, Naples, FL 34119

5.D.12. CASE NO: **CELU20240002393**

OWNER: **951 COMMERCE CENTER PROPERTY OWNER'S ASSOCIATION**

OFFICER: Wade Cohen

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 1.04.01(A). Private Road being used as a commercial bus stop.

FOLIO NO: 21785002302

PROPERTY ADDRESS: 8845 Davis Blvd, Naples, FL 34104

5.D.13. CASE NO: **CEAU20250002739**

OWNER: **Eduardo Silguero and Natividad Silguero**

OFFICER: Charles Marinos

VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 110, Article II, Section 110-31(a), and The Florida Building Code 8th Edition (2023), Chapter 1, Section 105.1. A fence constructed without a permit and blocking a Collier County easement.

FOLIO NO: 63863720001

PROPERTY ADDRESS: 709 Broward St, Immokalee, FL 34142

5.D.14. CASE NO: **CELU20240008433**

OWNER: **12275 COLLIER BLVD LAND TRUST**

OFFICER: Bradley Holmes

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A), 1.04.04(B), 5.04.01(F) and 2.03.03(D). Unpermitted/unapproved activities including, but not limited to: outdoor preparation of food/drink, outdoor sales of food/drink, and seated consumption of food/drink in the parking lot/sidewalk area of the plaza. Sometimes to include the operation of a Mobile Food Dispensing Vehicle.

FOLIO NO: 35778600008

PROPERTY 12275 Collier Blvd, Naples, FL 34116

ADDRESS:

6. Old Business

6.A. Motion for Reduction/Abatement of Fines

6.B. Motion for Imposition of Fines and Liens

6.B.1. CASE NO: **CESD20220010426**

OWNER: **Ricahrd McElrath Jr**
OFFICER: Brian Owen
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). An agriculturally zoned property with a modified trailer erected prior to obtaining proper permitting.

FOLIO NO: 212280003
PROPERTY ADDRESS: 820 Deer Run Ln, Naples, FL 34120

6.B.2. CASE NO: **CESD20230008967**

OWNER: **Ramiro Trevino**
OFFICER: Adam Collier
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Horse stalls, chicken coops and other accessory structures constructed without Collier County Permits and/or approvals.

FOLIO NO: 758840004
PROPERTY ADDRESS: 11175 Tomato Rd, Naples, FL 34114

6.B.3. CASE NO: **CESD20230005511**

OWNER: **Nixo A Lopez and Nixaide Lopez**
OFFICER: Charles Marinos
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Unpermitted interior renovation work conducted without first obtaining a valid Building Permit.

FOLIO NO: 41661560003
PROPERTY ADDRESS: 3931 42nd Ave SE, Naples, FL 34117

6.B.4. CASE NO: **CEVR20230007645**

OWNER: **Alberto Flores Maldonado**
OFFICER: Brian Owen
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 3.05.01(B). An agriculturally zoned property with land clearing of native

and exotic vegetation prior to the issuance of proper Collier County permits.

FOLIO NO: 335440005

PROPERTY ADDRESS: NO SITE ADDRESS, Naples, FL 34117

6.B.5. CASE NO: **CELU20220004457**

OWNER: **LOWE'S HOME CENTERS INC**

OFFICER: Ryan Kitts

VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-181, and Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A), 4.02.12 and 10.02.03(A)(2)(d). Illegal outside storage of retail merchandise, litter, wood pallets, cardboard, plastic, building materials, etc. stored along/around the perimeter of the building.

FOLIO NO: 25368002589

PROPERTY ADDRESS: 12730 Tamiami Trail E, Naples, FL 34113

6.B.6. CASE NO: **CESD20230009928**

OWNER: **Marco Antonio Vasquez, Olga Resendez Vasquez and Irma Jovita Gallegos**

OFFICER: Maria Rodriguez

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Rear addition and converted permitted carport attached to the single-family home into two efficiencies with electric and plumbing. All structures erected without first obtaining authorization of the required permit(s), inspections, and certificate(s) of occupancy as required by the Collier County Building Department.

FOLIO NO: 63855920000

PROPERTY ADDRESS: 602 Jefferson Ave W, Immokalee, FL 34142

6.B.7. CASE NO: **CELU20230011037**

OWNER: **Christian M Lopez, Misleydis C Rodriguez and Ricardo M Rodriguez Leyva**

OFFICER: Cristina Perez

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A), 2.02.03, 5.02.03, 5.02.03(A) and 5.02.03(D), and Collier County Code of Laws and Ordinances, Chapter 126, Article IV, Section 126-111(b). Estates zoned property with multiple commercial trailers/vehicles parked/stored and utilized to operate an unauthorized commercial trucking business not in conformance with regulations of the zoning district and without the issuance of a Business Tax receipt.

FOLIO NO: 40574960005

PROPERTY ADDRESS: 2719 10th Ave NE, Naples, FL 34120

6.B.8. CASE NO: **CESD20240001038**

OWNER: **Lazaro Y Ebanks Estevez**

OFFICER: Jaymie Robertson

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A), 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Multiple buildings/structures and alterations/improvements have been erected or constructed on this property without first obtaining the required Collier County Building permits; to include the following: an above-ground pool installed in the ground with pool pump and filter, the garage has been converted to an efficiency/apt. with kitchen, bedroom, bath, an A/C mini-split and added electric and plumbing. The kitchen to the principal structure has been remodeled to include new cabinets and countertops. Structure 1 - Free stand roof/porch, Structure 2 - purple shed, Structure 3 - large, metal canopy, Structure 4 - dog kennel, Structure 5 - horse barn with electric and plumbing, Structure 6 - roof structure situated between trees, and Structure 7 - large, animal-enclosure roof.

FOLIO NO: 40240280006

PROPERTY ADDRESS: 2885 27th Ave NE, Naples, FL 34120

6.B.9. CASE NO: **CESD20220007688**

OWNER: **Erick Innis and Alyssa Innis**

OFFICER: Brian Owen

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Unpermitted conversion of a horse barn to dog kennels.

FOLIO NO: 45853060003

PROPERTY ADDRESS: 1470 9th St SW, Naples, FL 34117

6.B.10. CASE NO: **CESD20180012140**

OWNER: **Armando Yzaguirre**

OFFICER: Cristina Perez

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Expired Collier County Building Permit for convenience store under construction.

FOLIO NO: 63865360003

PROPERTY ADDRESS: 233 New Market RD E, Immokalee, FL 34142

6.C. Motion to Rescind Previously Issued Order

6.D. Motion to Amend Previously Issued Order

7. New Business

8. Consent Agenda

8.A. Request to Forward Cases to County Attorney's Office as Referenced in Submitted Executive Summary.

9. Reports

10. Comments

11. Nuisance Abatement Board

11.A. Hearings

12. Next Meeting Date - THURSDAY JUNE 26, 2025, AT 9:00AM

13. Adjourn

Collier County

Growth Management Community Development

Development Services Advisory Committee

Land Development Review Subcommittee

Tuesday, March 18, 2025
3:00 pm

North Collier Regional Park (NCRP)
Administration Building
Administration Conference Room A
15000 Livingston Road
Naples, FL 34109

Please contact Eric Johnson at (239) 252-2931 or Eric.Johnson@colliercountyfl.gov if you have any questions or wish to meet with staff.

DSAC – Land Development Review Subcommittee
2025 Land Development Code Amendments

Agenda
Tuesday, March 18, 2025
3:00 pm
North Collier Regional Park (NCRP)
Administration Building
Administration Conference Room A
15000 Livingston Road, Naples, FL 34109

NOTICE:
Persons wishing to speak on any Agenda item will receive up to three (3) minutes unless the Chairman adjusts the time. Speakers are required to fill out a "Speaker Registration Form", list the topic they wish to address, and hand it to the Staff member before the meeting begins. Please wait to be recognized by the Chairman and speak into a microphone. State your name and affiliation before commenting. During the discussion, Committee Members may direct questions to the speaker.

Please silence cell phones and digital devices. There may not be a break in this meeting. Please leave the room to conduct any personal business. All parties participating in the public meeting are to observe Roberts Rules of Order and wait to be recognized by the Chairman. Please speak one at a time and into the microphone so the Hearing Reporter can record all statements being made.

1. Call to Order – Chairman
2. Approval of Agenda
3. Old Business
4. New Business
    a. PL20250000235 – Floating Solar Facilities (F.S.163.32051)
    b. PL20250000524 – Publication of Legal Advertisements for Neighborhood Information Meetings
    c. PL20250000180 – Procedural Inconsistencies, Legal Advertisements, and Land Use Review Corrections
5. Public Speakers

For more information, please contact Eric Johnson at (239) 252-2931
or at Eric.Johnson@colliercountyfl.gov

6. Upcoming DSAC-LDR Subcommittee Meeting Dates Discussion:
    a. Tuesday, June 17, 2025
    b. Tuesday, September 16, 2025
    c. Tuesday, November 18, 2025
7. Adjourn

LAND DEVELOPMENT CODE AMENDMENT

PETITION
PL20250000235

ORIGIN
Growth Management Community Department (GMCD)

SUMMARY OF AMENDMENT
To comply with F.S. 163.32051 and promote the development of renewable energy, this Land Development Code amendment (LDC) shall allow the siting of "floating solar facilities" as an appropriate use of water and land areas. They are typically located on wastewater treatment ponds, stormwater treatment ponds, reclaimed water ponds, abandoned mines, and other water storage reservoirs. The amendment proposes these types of solar facilities as a permitted use in the Rural Agricultural (A), Public Use (P), and Community Facility (CF) Zoning Districts and as an accessory use in Commercial and Industrial Zoning Districts.

HEARING DATES

Board	TBD
CCPC	TBD
DSAC	TBD
DSAC-LDR	03-18-25

LDC SECTION TO BE AMENDED

1.08.02	Definitions
2.03.01	Agricultural Districts
2.03.03	Commercial Zoning Districts
2.03.04	Industrial Zoning Districts
2.03.05	Civic and Institutional Zoning Districts
5.03.08	Floating Solar Facilities (New Section)

ADVISORY BOARD RECOMMENDATIONS

DSAC-LDR	DSAC	CCPC
TBDs	TBD	TBD

BACKGROUND

The Florida legislature found that "Floating solar facilities," also known as "floatovoltaics," represents a technology that involves installing solar panels on floating platforms or floating independently, and which can be an effective tool in harnessing energy in bodies of water that have been permitted for storage. "Floating solar facilities" are defined by the State in F.S.163.3205 (2) as "… a solar facility which is located on wastewater treatment ponds, abandoned limerock mine areas, stormwater treatment ponds, reclaimed water ponds, or other water storage reservoirs". They are a production facility for electric power, electricity-generating solar panels, affixed to a buoyant structure that keeps them above the surface of the water, and anchored at the bottom and/or to the water body's bank. Lakes, basins, and man-made bodies of water, such as reservoirs, are appropriate locations for floating solar, because the waters are calm compared to the ocean, rivers, or Gulf of Mexico. Useful at any scale for man-made bodies of water, they are subject to physical water bodies limits and the proximity to the electric grid.

F.S. 163.32051, became effective law on July 1, 2022, and requires local governments to cite these facilities as appropriate uses of water and land areas in their local planning process. The statute stipulates the adoption is to "…promote the use of floating solar facilities by requiring each local government to allow these facilities *as a permitted use under certain conditions* and amend its land development requirements to promote and expand the use of floating solar facilities." Pursuant to F.S. 163.32051(b), the legislature found that siting floating solar facilities "…are beneficial uses of those areas for many reasons, including the fact that the water has a cooling effect on the solar panels, which can boost power production, and the fact that the panels help decrease the amount of water lost to evaporation and the formation of harmful algal blooms." Further, Florida Statutes allows local governments to adopt appropriate standards related to setbacks and buffering, provided that the new standards do not exceed those which are required for similar uses in areas zoned for agricultural uses (see Exhibits A and B).

Floating solar photovoltaics (FPV) are a relatively new use and an emerging industry, requiring responsible siting of solar energy development and an appropriate use of land. An objective of this amendment is to improve and

identify appropriate siting locations and avoid areas of potential conflict, such as lands designated for conservation or preservation, including but not limited to an Everglades Agricultural Area reservoir project, or Florida's 404 General Permitting program for Water-Based Renewable Energy Generation Pilot Projects. Because the shading from panels can affect photosynthesis in aquatic plants, their location requires careful consideration and placement to avoid potential aquatic plant disruption.

In additinon, FPVs should not compete with lands used for other purposes, such as productive crop and pasture lands. They assist to retain the economic viability of agriculture and other predominantly rural land areas that do not compete for agriculture, industrial, or residental lands. It is easier to find sites near densely populated areas. Lack of land costs are an added advantage of floating solar systems with fewer competeing uses for development of water bodies, resulting in decreased water evaporation, anticipated lower leasing costs for the solar field when own by a property owner. These type of solar facilities, primarily shift solar energy's increasing demand for land to water, making them more reasonable areas with high land values or strong land conservation policies.

FPV installation costs are similar to that of land-based installations, but improved efficiency, energy density, and location availability, with lower site costs (little, if any, land clearing and service access roadway construction), and with an added public benefit of water conservation. Research studies demonstrate the water's cooling effect boosts performance of solar panels. The panels are known to convert sunlight more efficiently when cooler, and are estimated to be 5-15% more energy efficient than land based solar panels. A typical installation on man-made bodies of water is comprised of the following components; floating solar panels, combiner boxes, inverters, mooring systems, electrical cabling to transmit generated electricity to inverters and grid connection points on land (See recent Duke Energy, Florida installations and FPV scematic- Exhibit C). According to current industry practice, FPV installations, face fewer shading issues than ground-mounted systems, since the water surface is flat and systems are often distant from buildings or vegetation.

During the planning stage phase, the issue of locating systems further away from bodies of water that are regularly visited by seabirds, help to avoid potential productivity losses. Bird deterrence systems can be deployed and adequate barrier methods are needed to manage animal activities and prevent animal visits. The positioning of FPV panels are at a lower tilt angle than their land-based counterparts, which allows for panel rows to be spaced much closer to one another. The benefits and siting of FPV relate to land conservation, reduced site-preparation costs, evaporation losses, integrated aquaculture activities, and lessening the demand for cost expensive traditional ground mounted solar facilities.

To assure long term successful utilization, FPV maintenance and maintenance plans should be a submittal requirement prior to the issuance of permits. Staff recommends an biennial inspection of the anchor and measurement of tension of mooring line to be done as part of the preventive maintenance plan. When inverters are installed on land, they should be installed under shelter and periodic checks for signs of humidity, corrosion, or water ingress. Back up batteries are warranted pursuant to the manufacturer's warranty. According to the most recent literature, the life span of this type of solar facilities range from 20 to 25 years. For this reason, a decommission plan should be considered that would replace the system at the end of its useful life cycle, including recycling the disassembled materials.

For FPV, the administrative code will be amended to address application and site development plan requirements related to panel type, spacing and sizes, location, minimum project size, distance to existing transmission lines and abutting residential uses, water depths, anchoring/mooring system, methods to minimize animal or avian visits, setbacks, buffers and landscaping, and decommissioning plan at end of system performance period. Staff will utilize the recommended assessment of siting and siting characteristices that are derived from the 2019 report produced by the World Bank Group, ESMAP(Energy Sector Management Assistance Program) and SERIS (Solar Energy Research Institute of Signapore). *Where Sun Meets Water: Floating Solar Handbook for Practitioners.* Washington, DC. See Exhibit D.

Depending on the location of a water body, further environmental impact assessment may be necessary to evaluate potential effects on marine life and the ecosystems. To understand how floating solar facilities can

potentially impact water quality, staff recommends implementing a water quality monitoring program starting with a baseline sampling, prior to installation, and subsequent routine sampling of the water body. The data will provide a better understanding of water quality impacts, if any, resulting from these floating solar facilities power generating plants that will provide information to guide decisions regarding deployment.

Policy 1.2.4 of the Immokalee Area Master Plan, states the County must initiate amendments to the LDC that allow agricultural facilities and apparatuses associated with an alternative energy use. These uses will be allowed on properties zoned (A) Agricultural, within the Low Residential Subdistrict land use designation. This amendment serves to implement the policy and support the economic importance of agriculture.

Building permits shall be obtained for construction of any structures and/or improvements to the extent required by the Florida Building Code.

FISCAL & OPERATIONAL IMPACTS	**GMP CONSISTENCY**
A Business Impact Estimate is not required for this LDC amendment because it is in compliance with state law, F.S. 125.66 (3) (c).	To be provided by Comprehensive Planning Staff after first review.

EXHIBITS: A) F.S.163.32051 Floating solar facitilies, B) F.S. 163.3205 Solar facility approval process, C) Examples of Floating solar facilities, D) Siting Assessment and Characteristics

Amend the LDC as follows:

1.08.02 Definitions

* * * * * * * * * * * * *

Fire station services, ancillary: Fire protection activities imperative to carry out the purposes of a government establishment primarily engaged in firefighting, such as fire training camps, but which is not required to be located at a fire station for that fire station to serve its function. However, services designed to repair any firefighting equipment is not an ancillary fire station service.

Floating solar facility: A solar facility as defined in Section 163.3205(2), Florida Statutes, as amended, which is located on wastewater treatment ponds, abandoned limerock mine areas, stormwater treatment ponds, reclaimed water ponds, or other water storage reservoirs. A solar floating facility does not require any significant modification of drainage, flora or fauna, littoral zone and dissolved oxygen for aquatic species survival at the site. Buffer and landscaping requirements shall be in conformance with the underlying zoning district.

Flood: A general and temporary condition of partial or complete inundation of normally dry land area from the overflow of inland or tidal waters or the unusual and rapid accumulation or runoff of surface waters from any source.

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2.03.01 - Agricultural Districts.

A. Rural Agricultural District (A). The purpose and intent of the rural agricultural district (A) is to provide lands for agricultural, pastoral, and rural land uses by accommodating traditional agricultural, agricultural related activities and facilities, support facilities related to agricultural needs, and conservation uses. Uses that are considered compatible to agricultural uses that would not endanger or damage the agricultural, environmental, potable water, or wildlife resources of the County, are permissible as conditional uses in the A district. The A district corresponds to and implements the Agricultural/Rural land use designation on the future land use map of the Collier County GMP, and in some instances, may occur in the designated urban area. The maximum density permissible in the rural agricultural district within the urban mixed use district shall be guided, in part, by the density rating system contained in the future land use element of the GMP. The maximum density permissible or permitted in A district shall not exceed the density permissible under the density rating system. The maximum density permissible in the A district within the agricultural/rural district of the future land use element of the Collier County GMP shall be consistent with and not exceed the density permissible or permitted under the agricultural/rural district of the future land use element.

1. The following subsections identify the uses that are permissible by right and the uses that are allowable as accessory or conditional uses in the rural agricultural district (A).

a. *Permitted uses*

* * * * * * * * * * * * *

9. Essential services, as set forth in section 2.01.03.

10. Schools, public, including "Educational plants.

11. Floating solar facility, except in conservation and/or preservation designated areas.

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2.03.03 - Commercial Zoning Districts

A. Commercial Professional and General Office District (C-1). The purpose and intent of the commercial professional and general office district C-1 is to allow a concentration of office type buildings and land uses that are most compatible with, and located near, residential areas. Most C-1 commercial, professional, and general office districts are contiguous to, or when within a PUD, will be placed in close proximity to residential areas, and, therefore, serve as a transitional zoning district between residential areas and higher intensity commercial zoning districts. The types of office uses permitted are those that do not have high traffic volumes throughout the day, which extend into the evening hours. They will have morning and evening short-term peak conditions. The market support for these office uses should be those with a localized basis of market support as opposed to office functions requiring inter-jurisdictional and regional market support. Because office functions have significant employment characteristics, which are compounded when aggregations occur, certain personal service uses shall be permitted, to provide a convenience to office-based employment. Such convenience commercial uses shall be made an integral part of an office building as opposed to the singular use of a building. Housing may also be a component of this district as provided for through conditional use approval.

1. The following uses, as identified with a number from the Standard Industrial Classification Manual (1987), or as otherwise provided for within this section are permissible by right, or as accessory or conditional uses within the C-1 commercial professional and general office district.

* * * * * * * * * * * * *

b. ***Accessory uses.***

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2. Caretaker's residence, subject to LDC section 5.03.05

3. Floating solar facility, subject to LDC section 5.03.08.

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B. Commercial Convenience District (C-2). The purpose and intent of the commercial convenience district (C-2) is to provide lands where commercial establishments may be located to provide the small-scale shopping and personal needs of the surrounding residential land uses within convenient travel distance except to the extent that office uses

carried forward from the C-1 district will expand the traditional neighborhood size. However, the intent of this district is that retail and service uses be of a nature that can be economically supported by the immediate residential environs. Therefore, the uses should allow for goods and services that households require on a daily basis, as opposed to those goods and services that households seek for the most favorable economic price and, therefore, require much larger trade areas. It is intended that the C-2 district implements the Collier County GMP within those areas designated agricultural/rural; estates neighborhood center district of the Golden Gate Master Plan; the neighborhood center district of the Immokalee Master Plan; and the urban mixed use district of the future land use element permitted in accordance with the locational criteria for commercial and the goals, objectives, and policies as identified in the future land use element of the Collier County GMP. The maximum density permissible in the C-2 district and the urban mixed use land use designation shall be guided, in part, by the density rating system contained in the future land use element of the Collier County GMP. The maximum density permissible or permitted in a district shall not exceed the density permissible under the density rating system.

1. The following uses, as identified with a number from the Standard Industrial Classification Manual (1987), or as otherwise provided for within this section are permissible by right, or as accessory or conditional **uses** within the C-2 commercial convenience district.

* * * * * * * * * * * * *

b. ***Accessory uses.***

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4. Outside storage or display of merchandise when specifically permitted for a use, otherwise prohibited, subject to LDC section 4.02.12.

5. Floating solar facility, subject to LDC section 5.03.08.

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C. Commercial Intermediate District (C-3). The purpose and intent of the commercial intermediate district (C-3) is to provide for a wider variety of goods and services intended for areas expected to receive a higher degree of automobile traffic. The type and variety of goods and services are those that provide an opportunity for comparison shopping, have a trade area consisting of several neighborhoods, and are preferably located at the intersection of two-arterial level streets. Most activity centers meet this standard. This district is also intended to allow all of the uses permitted in the C-1 and C-2 zoning districts typically aggregated in planned shopping centers. This district is not intended to permit wholesaling type of uses, or land uses that have associated with them the need for outdoor storage of equipment and merchandise. A mixed-use project containing a residential component is permitted in this district subject to the criteria established herein. The C-3 district is permitted in accordance with the locational criteria for commercial and the goals, objectives, and policies as identified in the future land use element of the Collier County GMP. The maximum density permissible in the C-3 district and the urban mixed use land

use designation shall be guided, in part, by the density rating system contained in the future land use element of the Collier County GMP. The maximum density permissible or permitted in the C-3 district shall not exceed the density permissible under the density rating system.

1. The following uses, as identified with a number from the Standard Industrial Classification Manual (1987), or as otherwise provided for within this section are permissible by right, or as accessory or conditional uses within the commercial intermediate district (C-3).

* * * * * * * * * * * * *

b. ***Accessory Uses.***

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3. Outside storage or display of merchandise when specifically permitted for a use, otherwise prohibited, subject to section 4.02.12.

4. Floating solar facility, subject to LDC section 5.03.08.

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D. General Commercial District (C-4). The general commercial district (C-4) is intended to provide for those types of land uses that attract large segments of the population at the same time by virtue of scale, coupled with the type of activity. The purpose and intent of the C-4 district is to provide the opportunity for the most diverse types of commercial activities delivering goods and services, including entertainment and recreational attractions, at a larger scale than the C-1 through C-3 districts. As such, all of the uses permitted in the C-1 through C-3 districts are also permitted in the C-4 district. The outside storage of merchandise and equipment is prohibited, except to the extent that it is associated with the commercial activity conducted on-site such as, but not limited to, automobile sales, marine vessels, and the renting and leasing of equipment. Activity centers are suitable locations for the uses permitted by the C-4 district because most activity centers are located at the intersection of arterial roads. Therefore the uses in the C-4 district can most be sustained by the transportation network of major roads. The C-4 district is permitted in accordance with the locational criteria for uses and the goals, objectives, and policies as identified in the future land use element of the Collier County GMP. The maximum density permissible or permitted in a district shall not exceed the density permissible under the density rating system.

1. The following uses, as defined with a number from the Standard Industrial Classification Manual (1987), or as otherwise provided for within this section are permissible by right, or as accessory or conditional uses within the general commercial district (C-4).

* * * * * * * * * * * * *

b. ***Accessory Uses.***

* * * * * * * * * * * * *

3. Outside storage or display of merchandise when specifically permitted for a use, otherwise prohibited, subject to section 4.02.12.

4. Floating solar facility, subject to LDC section 5.03.08.

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E. Heavy Commercial District (C-5). In addition to the uses provided in the C-4 zoning district, the heavy commercial district (C-5) allows a range of more intensive commercial uses and services which are generally those uses that tend to utilize outdoor space in the conduct of the business. The C-5 district permits heavy commercial services such as full-service automotive repair, and establishments primarily engaged in construction and specialized trade activities such as contractor offices, plumbing, heating and air conditioning services, and similar uses that typically have a need to store construction associated equipment and supplies within an enclosed structure or have showrooms displaying the building material for which they specialize. Outdoor storage yards are permitted with the requirement that such yards are completely enclosed or opaquely screened. The C-5 district is permitted in accordance with the locational criteria for uses and the goals, objectives, and policies as identified in the future land use element of the Collier County GMP.

1. The following uses, as identified with a number from the Standard Industrial Classification Manual (1987), or as otherwise provided for within this section are permissible by right, or as accessory or conditional uses within the heavy commercial district (C-5).

* * * * * * * * * * * * *

b. ***Accessory Uses.***

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3. Temporary display of merchandise during business hours, provided it does not adversely affect pedestrian or vehicular traffic or public health or safety. Merchandise storage and display is prohibited within any front yard; allowed within the side and rear yards of lots.

4. Floating solar facility, subject to LDC section 5.03.08.

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F. Travel Trailer-Recreational Vehicle Campground District (TTRVC).

* * * * * * * * * * * * *

2. The following uses are permissible by right, or as accessory or conditional uses within the travel trailer-recreational vehicle campground district (TTRVC).

* * * * * * * * * * * * *

b. ***Accessory Uses.***

* * * * * * * * * * * * *

5. Campgrounds containing 100 spaces or more shall be permitted a convenience commercial facility no greater than 15,000 square feet in total land area. This facility shall provide for the exclusive sale of convenience items to park patrons only, and shall present no visible evidence of their commercial character, including signage and lighting, from any public or private street or right-of-way external to the park.

6. Floating solar facility, subject to LDC section 5.03.08.

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2.03.04 - Industrial Zoning Districts

A. Industrial District (I). The purpose and intent of the industrial district (I) is to provide lands for manufacturing, processing, storage and warehousing, wholesaling, and distribution. Service and commercial activities that are related to manufacturing, processing, storage and warehousing, wholesaling, and distribution activities, as well as commercial uses relating to automotive repair and heavy equipment sales and repair are also permissible in the I district. The I district corresponds to and implements the industrial land use designation on the future land use map of the Collier County GMP.

1. The following uses, as identified within the Standard Industrial Classification Manual (1987), or as otherwise provided for within this section, are permitted as a right, or as accessory or conditional uses within the industrial district (I).

* * * * * * * * * * * * *

b. ***Accessory uses.***

* * * * * * * * * * * * *

5. *Recreational vehicle* campground and ancillary support facilities when in conjunction with vehicle racing - applicable to the Immokalee Regional Airport only, and subject to the provisions of section 5.05.10.C.1. - C.6. of this Code. Recreational vehicles, tents, and other structures and facilities allowed in the campground for temporary habitation, shall be allowed for no more than seventy-two (72) consecutive hours.

6. Floating solar facility, subject to LDC section 5.03.08.

B. Business Park District (BP). The purpose and intent of the business park district (BP) is to provide a mix of industrial uses, corporate headquarters offices and business/professional offices which complement each other and provide convenience services for the employees within the district; and to attract businesses that create high value added jobs. It is intended that the BP district be designed in an attractive park-like environment, with low structural density and large landscaped areas for both the functional use of buffering and enjoyment by the employees of the BP district. The BP district is permitted by the urban mixed use, urban commercial, and urban-industrial districts of the future land use element of the Collier County GMP.

1. The following uses, as identified within the latest edition of the Standard Industrial Classification Manual, or as otherwise provided for within this section, are permitted as of right, or as uses accessory to permitted primary or secondary uses, or are conditional uses within the business park district.

* * * * * * * * * * * * *

c. ***Accessory uses*** *to permitted primary and secondary uses:*

* * * * * * * * * * * * *

5. Recreational vehicle campground and ancillary support facilities when in conjunction with vehicle racing - applicable to the Immokalee Regional Airport only, and subject to the provisions of section 5.05.10.C.1. - C.6. of this Code. Recreational vehicles, tents, and other structures and facilities allowed in the campground for temporary habitation, shall be allowed for no more than seventy-two consecutive hours.

6. Floating solar facility, subject to LDC section 5.03.08.

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2.03.05 - Civic and Institutional Zoning Districts

A. *Public Use District (P).* The purpose and intent of public use district (P) is to accommodate only local, state and federally owned or leased and operated government facilities that provide essential public services. The P district is intended to facilitate the coordination of urban services and land uses while minimizing the potential disruption of the uses of nearby properties.

1. Any public facilities that lawfully existed prior to the effective date of this Code and that are not zoned for public use district (P) are determined to be conforming with these zoning regulations.

2. Any future expansion of these public facilities on lands previously reserved for their use shall be required to meet the regulations in effect for the zoning district in which the public facility is located.

3. Government-owned properties rented or leased to nongovernmental entities for purposes not related to providing governmental services or support functions to a primary civic or public institutional use shall not be zoned for the public use district (P), but rather, shall be zoned or rezoned according to the use types or the use characteristics which predominate.

4. The following uses are permitted as of right, or as accessory or conditional uses, in the public use district (P).

a. *Permitted uses.*

* * * * * * * * * * * * *

7. Fairgrounds.

8. Floating solar facility, except in conservation and/or preservation designated areas.

~~*8*~* 9.* Libraries.

* * * * * * * * * * * * *

B. Community Facility District (CF). The purpose and intent of (CF) district is to implement the GMP by permitting nonresidential land uses as generally identified in the urban designation of the future land use element. These uses can be characterized as public facilities, institutional uses, open space uses, recreational uses, water-related or dependent uses, and other such uses generally serving the community at large. The dimensional standards are intended to insure compatibility with existing or future nearby residential development. The CF district is limited to properties within the urban mixed use land use designation as identified on the future land use map.

1. The following uses are permitted as of right, or as accessory or conditional uses, in the community facility district (CF).

a. *Permitted uses*

* * * * * * * * * * * * *

3. Civic and cultural facilities.

4. Floating solar facility, except in conservation and/or preservation designated areas.

~~*4*~* 5.* Museums.

* * * * * * * * * * * * *

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5.03.08 – Floating Solar Facilities

A. A floating solar facility may be permitted as an accessory structure and ancillary use only where it complies with the following requirements:

1. Located not in, on, over or upon tidal waters, bay bottom lands; canal-related rights of ways, easements, aquatic preserves, environmentally protected lands, a Conservation Zoning District, and within any potable water wellfield protection area.

2. The floating solar facility coverage area is contained within the lot or parcel.

3. The installation, when proposed on stormwater conveyance, retention, or detention areas does not interfere with stormwater management or stormwater management infrastructure.

4. A deployment and installation plan has minimal impacts to natural resources and water quality.

5. Any power and communication lines running between banks of solar panels and to interconnections with buildings are buried underground.

6. Submittal of a decommissioning plan to ensure the proper removal after the facility's useful life.

7. Panels utilizing a reflector to enhance production shall control and minimize the glare from the reflector to adjacent and abutting properties.

8. Fencing may be required for security and safety, where animal habitats are present and provide four to six inches openings near ground level to allow for the passage of wildlife.

9. The water is not being energized, system is properly anchored, and the water body use (such as active recreational purposes) does not conflict with floating solar facilities.

Exhibit A – F.S. 163. 32051 Floating solar facilities

The 2024 Florida Statutes

Title XI	Chapter 163	View Entire Chapter
COUNTY ORGANIZATION AND INTERGOVERNMENTAL RELATIONS	INTERGOVERNMENTAL PROGRAMS	

163.32051 Floating solar facilities.—

(1)(a) The Legislature finds that floating solar facilities, also known as "floatovoltaics," can be effective tools in harnessing energy in bodies of water that have been permitted for storage.

(b) The Legislature finds that siting floating solar facilities on wastewater treatment ponds, abandoned limerock mine areas, stormwater treatment ponds, reclaimed water ponds, and other water storage reservoirs are beneficial uses of those areas for many reasons, including the fact that the water has a cooling effect on the solar panels, which can boost power production, and the fact that the panels help decrease the amount of water lost to evaporation and the formation of harmful algal blooms.

(c) Therefore, the Legislature finds that the siting of floating solar facilities should be encouraged by local governments as appropriate uses of water and land areas.

(2) For purposes of this section, the term "floating solar facility" means a solar facility as defined in s. 163.3205(2), which is located on wastewater treatment ponds, abandoned limerock mine areas, stormwater treatment ponds, reclaimed water ponds, or other water storage reservoirs.

(3) A floating solar facility shall be a permitted use in the appropriate land use categories in each local government comprehensive plan, and each local government must amend its land development regulations to promote the expanded use of floating solar facilities.

(4) A county or municipality may adopt an ordinance specifying buffer and landscaping requirements for floating solar facilities. The requirements may not exceed the requirements for similar uses involving the construction of other solar facilities that are permitted uses in agricultural land use categories and zoning districts.

(5) Notwithstanding subsections (3) and (4), a floating solar facility may not be constructed in an Everglades Agricultural Area reservoir project if the local governments involved with the project determine that the floating solar facility will have a negative impact on that project.

History.—s. 1, ch. 2022-83; s. 48, ch. 2023-8; s. 12, ch. 2024-2.

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Exhibit B – F.S. 163. 3205 Solar facility approval process

The 2024 Florida Statutes

Title XI	Chapter 163	View Entire Chapter
COUNTY ORGANIZATION AND INTERGOVERNMENTAL RELATIONS	INTERGOVERNMENTAL PROGRAMS	

163.3205 Solar facility approval process.—

(1) It is the intent of the Legislature to encourage renewable solar electrical generation throughout this state. It is essential that solar facilities and associated electric infrastructure be constructed and maintained in various locations throughout this state in order to ensure the availability of renewable energy production, which is critical to this state's energy and economic future.

(2) As used in this section, the term "solar facility" means a production facility for electric power which:

(a) Uses photovoltaic modules to convert solar energy to electricity that may be stored on site, delivered to a transmission system, and consumed primarily offsite.

(b) Consists principally of photovoltaic modules, a mounting or racking system, power inverters, transformers, collection systems, battery systems, fire suppression equipment, and associated components.

(c) May include accessory administration or maintenance buildings, electric transmission lines, substations, energy storage equipment, and related accessory uses and structures.

(3) A solar facility shall be a permitted use in all agricultural land use categories in a local government comprehensive plan and all agricultural zoning districts within an unincorporated area and must comply with the setback and landscaped buffer area criteria for other similar uses in the agricultural district.

(4) A county may adopt an ordinance specifying buffer and landscaping requirements for solar facilities. Such requirements may not exceed the requirements for similar uses involving the construction of other facilities that are permitted uses in agricultural land use categories and zoning districts.

(5) This section does not apply to any site that was the subject of an application to construct a solar facility submitted to a local governmental entity before July 1, 2021.

History.—s. 1, ch. 2021-178.

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Exhibit C – Examples of Floating solar facilities.

ORANGE COUNTY UTILITIES - SRWSF



Project Overview

Completed in the Spring of 2023, this 1.2MW system is the largest system in the Southeast United States and one of the largest in the country. Orange County has significant green-energy goals over the next decade and found floating solar to be a perfect solution to power some of their most energy-intensive operations, water plants. This system will directly feed the Southern Regional Water Supply Facility.

DUKE ENERGY - HINES ENERGY COMPLEX



Project Overview

Duke Energy, one of the largest utilities in the United States now has the first floating PV system on a cooling pond in the country. This project is incredibly unique as it sits on the 1,200-acre cooling pond of Duke's 2,000+MW power plant, the Hines Energy Complex. This is the second floating PV project that D3Energy has completed for Duke Energy, the first being Fort Liberty.

Exhibit C – Examples of Floating solar facilities.



A total of 1,872 of solar panels are connected and anchored down, right in the middle of Duke Energy's cooling pond. (Spectrum News) 12/12/24

Duke Energy has reached a milestone with the successful activation of its first floating solar project in Florida, situated at the **Duke Energy Hines Energy Complex in Bartow, Florida**. The nearly 1-megawatt floating solar array, comprising over 1,800 bifacial solar panels, floats on a 2-acre water surface within an existing cooling pond. The innovative design of the panels, absorbing light from both sides, is expected to generate 10%-20% more power than traditional single-sided counterparts.

Source Power Systems Technology: https://www.powersystems.technology/news-pst/duke-energy-floats-into-the-future-florida-s-first-floating-solar-project-unveiled.htm

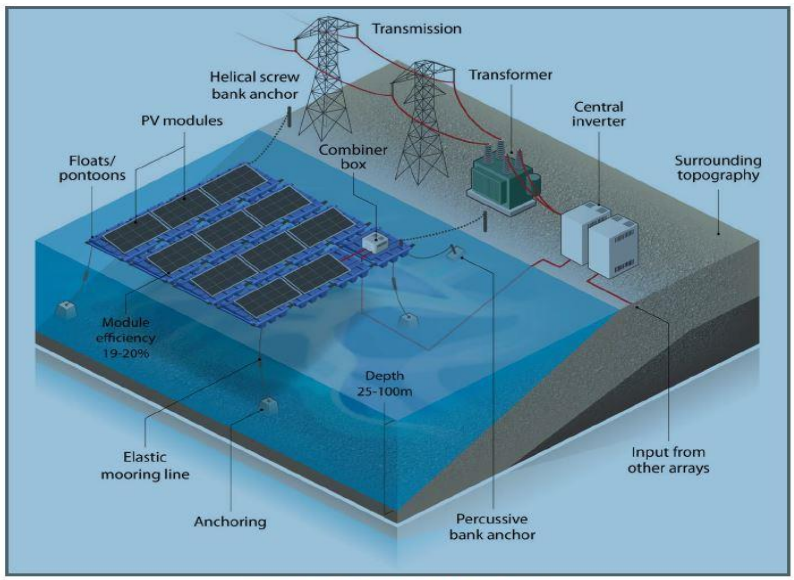


Figure 3. Schematic of an FPV system
Image credit: Alfred Hicks, NREL

Floating Photovoltaic System Cost Benchmark: Q1 2021 Installations on Artificial Water Bodies
Vignesh Ramasamy and Robert Margolis
National Renewable Energy Laboratory

Exhibit D Siting Assessment and Characteristics

World Bank Group, ESMAP and SERIS. 2019. **Where Sun Meets Water: Floating Solar Handbook for Practitioners**. Washington, DC: World Bank. The material in this work is subject to copyright. Because the World Bank encourages dissemination of its knowledge, this work may be reproduced, in whole or in part, for noncommercial purposes as long as full attribution to this work is given.

SITE IDENTIFICATION

The main considerations for assessing site suitability for FPV installations include:

Solar resource (solar irradiance at proposed water surface) and local climatic conditions (seasonal variations in weather- temperature range, precipitation, lighting and storm occurrences).

Available water surface area (in general, for FPV deployment, one MWp requires roughly 1 hectare or 2.47 acres for the floating island and 1.7 hectares or 4.2 acres of water area, (after taking into account anchoring) and shape (rectangular or square).

Bathymetry (shape of boundaries, average depth and depth distribution, structure of water bed and the water body banks, and hydrology). Water quality conditions and impact.

Water level (variation over summer/winter months), wave amplitudes, and wind speeds.

Subsurface soil conditions (accurate soil analysis and soil structure interaction).

Shading (of habitats and species within the littoral and/or linnetic zones), soiling, and other site conditions: (openness and minimal shading, less soiling from dust than land installations, biosoiling (bird droppings-survey of bird species, etc.), avoidance of saltwater or briny coastal systems that create a more corrosive environment for metals, including structural elements, grounding, and electrical connectors and wiring, elavate the area for potential soiling (precipitates from the water) or biofouling that can lead to hot spots, provide good airflow around the panels, and create barriers to animals in natural habitats at the site.

Environmental Considerations: Natural habitat of preserved species, frequency of bird activity, and water species that are sensitive to water temperature, dissolved oxygen, and sunlight.

Grid access, substation location, and power availability. Access rights, permits, and regulations.

Obtain FAA approval when near a airport that demostrates compliance with standards for measuring ocular impact, such as no potential for glare (flash blindness or distraction) or “low potential for afterimage” along final approach path for existing or future landings.

RECOMMENDED SITE CHARACTERISTICS

- Be located within 1/2 to 1.8 miles to existing transmission lines: the water body should have a preferred shallow water depth at or between 7’ to 15’, and be a minimun facility size of two acres. (This is based upon studies that support cost efficiency, power capacity and sustainability for 20 or more years). Landscaping to screen and offset adjacent visual glare and position away from abutting residential uses (minimun 100 feet in distance).
- Prohibited in designated Conservation and Preservation areas.

LAND DEVELOPMENT CODE AMENDMENT

PETITION
PL20250000524

ORIGIN
Growth Management Community Department (GMCD)

HEARING DATES

Board	TBD
CCPC	TBD
DSAC	TBD
DSAC-LDR	03/18/2025

SUMMARY OF AMENDMENT
To amend the Land Development Code (LDC) to allow applicants of land use petitions, which require a Neighborhood Information Meeting (NIM), the option of advertising the NIM on the County Clerk website instead of in a newspaper or other qualifying printed publication. LDC amendments are reviewed by the Board of County Commissioners (Board), Collier County Planning Commission (CCPC), Development Services Advisory Committee (DSAC), and the Land Development Review Subcommittee of the DSAC (DSAC-LDR).

LDC SECTION TO BE AMENDED
10.03.05 Required Methods of Providing Public Notice

ADVISORY BOARD RECOMMENDATIONS

DSAC-LDR	DSAC	CCPC
TBD	TBD	TBD

BACKGROUND
In Florida, the requirement for legal notices and advertisements be provided in newspapers dates to the mid-nineteenth century. The Florida Constitution currently requires that all meetings of a collegial public body, at which official acts are to be taken or public business of such body is to be transacted or discussed, be open to the public and properly noticed.

Historically, the method of advertising legal notices has been done using printed versions only. However, Florida law changed in 2012, when Section 50.0211 of the Florida Statutes was created, in part, to also require that legal notices be placed on a newspaper's website on the same day the notice appears in the printed edition, contingent upon a newspaper having and maintaining a website. In 2022, the Florida Statutes were further amended to allow governmental agencies the option of publishing legal notices on a publicly accessible website of a county instead of in a printed newspaper or on a newspaper's website. The publicly accessible website was defined by House of Florida Representatives Bill 7049 as "a county's official website or other private website designated by the county for the publication of legal notices and advertisements that is accessible via the Internet." A governmental agency may use the county's website if the cost of publishing advertisements on the website is less than the cost of publishing in the newspaper. The current cost of advertising an ordinance in the Naples Daily News is approximately $1,008.00, which is markedly higher than advertising on the County Clerk's website—approximately $50.00. Furthermore, some types of Land Development Code amendments (ordinances) require two separate public hearings, which means that two separate printed advertisements are often done. Because the cost of advertising on the County's website is significantly less than the cost of advertising in the newspaper, GMCD staff has begun to systematically advertise ordinances on the County Clerk's website instead of in the newspaper—as a means of reducing the burden to the taxpayers.

In 2023, the Board desired to amend the Code of Laws and Ordinances to allow advertisements, publications, and notices to be published on a publicly accessible website, as allowed by Chapter 50 of the Florida Statutes. The Board adopted Ordinance 2023-37, which defined "Publicly accessible website" as "the county's official website or other private website designated by the county for the publication of legal notices and advertisements that is accessible via the Internet." The adopted ordinance also included supporting provisions related to the publication of legal advertisements and public notices. On January 10, 2023, the Board designated the Clerk of the Circuit Court's public notice website as the County's official website for the publication of legal advertisements and

public notices.

In Collier County, there are many types of land use applications that require public hearings, and many of these require the petitioner to conduct a Neighborhood Information Meeting (NIM). The NIM requirement was first established in Collier County in 2001, and the purpose and intent of a NIM is to provide the public with notice of an impending zoning application and to foster communication between the petitioner and the public. The petitioner is required to conduct a NIM at least 15 days prior to the first public hearing. Each time a petitioner conducts a qualifying NIM, they are compelled to publicly notice it by advertising in a newspaper. However, because the County requires the petitioner to conduct a NIM as part of its application process, staff feels it is a reasonable courtesy to allow the petitioner the option of advertising the NIM on the County's website in lieu of advertising in the newspaper, similar to the method used by the County when advertising proposed ordinances, both County-initiated and privately initiated. Advertising on the County's website for an upcoming NIM may provide petitioners a cost savings and added convenience. The County's NIM process and its required advertising are not addressed by the Florida Statutes, and if the Board decides to extend this courtesy to the petitioners, it will be necessary to amend the LDC.

FISCAL & OPERATIONAL IMPACTS

There will be no additional fiscal impacts to County. To advertise a NIM on the County's website, the County Clerk will accept a fee from the petitioner commensurate with the service provided.

GMP CONSISTENCY

The proposed LDC amendment has been reviewed by Comprehensive Planning staff and may be deemed consistent with the GMP.

EXHIBITS: A) Changes to Adminstrative Code; B) County Clerk website; C) F.S. Chapter 50 – Legal and Official Advertisements

Amend the LDC as follows:

10.03.05 – Required Methods of Providing Public Notice

This section shall establish the required methods of providing public notice. Chapter 8 of the Administrative Code shall establish the public notice procedures for land use petitions.

A. Neighborhood Information Meeting (NIM). Neighborhood Information Meetings, when required, shall be held prior to the first public hearing, noticed as follows, and subject to the Rules of Decorum:

1. Mailed Notice shall be sent prior to the NIM and shall be pursuant to LDC section 10.03.05 B.

2. Publication of Legal Advertisement prior to the NIM. Advertisements for NIMs may be published on the official website of Collier County or in a newspaper in the manner described in F.S. section 50.011 (1).

3. Rules of Decorum. The purpose and intent of a NIM is to provide the public with notice of an impending land use petition and to foster communication between the petitioner and the public. To promote increased participation and convenience to the interested members of the public, all NIMs shall be conducted at a physical location, to allow for in-person attendance, and virtually, utilizing videoconferencing technology. The expectation is that all NIM attendees will conduct themselves in such a manner that their presence will not interfere with the orderly progress of the meeting. The petitioner is encouraged to provide a licensed and qualified security detail for in-person meetings, which will be at the petitioner's expense. If the petitioner or staff determines the NIM cannot be completed due to the disorderly conduct of the members of the public, the petitioner shall have the right to adjourn the NIM but be required to conduct another duly advertised NIM, either in person or via videoconferencing technology, or both, at the petitioner's discretion.

B. Mailed Notice.

1. Where required, Mailed Notice shall be sent to property owners in the notification area as follows:

a. For areas in the urban designated area of the future land use element of the Growth Management Plan notices shall be sent to all property owners within 500 feet of the property lines of the subject property.

b. For all other areas, except areas designated in the Rural Golden Gate Estates Sub-Element or Urban Golden Gate Estates Sub-Elements of the Golden Gate Area Master Plan, notices shall be sent to all property owners within 1,000 feet of the property lines of the subject property.

c. For areas designated within the Rural and Urban Golden Gate Estates Sub-Elements of the Golden Gate Area Master Plan, notices shall be sent to all property owners within one mile of the subject property lines, except

for Estates (E) zoned variance applications, which shall be 1,000 feet of the subject property lines.

d. Notices shall also be sent to property owners and condominium and civic associations whose members may be impacted by the proposed land use changes and who have formally requested the county to be notified. A list of such organizations must be provided and maintained by the County, but the applicant must bear the responsibility of ensuring that all parties are notified.

2. For the purposes of this requirement, the names and addresses of property owners shall be deemed those appearing on the latest tax rolls of Collier County. Unless required by F.S. § 125.66(4), the mailed notice is a courtesy only and is not jurisdictional. Accordingly, provided a good faith attempt for mailed notice is made, failure to mail or to timely mail the notice or failure of an affected property owner to receive mailed notice will not constitute a defect in notice or bar the public hearing as scheduled.

C. Legal Advertisement.

1. In accordance with F.S. § 125.66 and 50.0311.

D. Posting of Signage. Where required, signs shall be posted 15 days prior to the first advertised public hearing pursuant to the Administrative Code.

E. Agent Letter. Where required, an informational letter shall be sent by the owner or Agent to property owners within 150 feet of the area covered by the petition following the initial staff review comments for the petition and prior to the resubmittal of the petition to the County.

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Exhibit A – Changes to Administrative Code

Collier County Land Development Code | *Administrative Procedures Manual*
Chapter 8| Public Notice

B. Neighborhood Information Meeting

Purpose and Intent

The purpose and intent of a **Neighborhood Information Meeting** ("**NIM**") is to provide the public with notice of an impending zoning application and to foster communication between the petitioner and the public**.**

Applicability

1. A **NIM** shall be conducted when:

a. The initial staff review and comment period on the application have been completed; and

b. At least 15 days before the first public hearing is held, whether it is the Planning Commission, Hearing Examiner, the BCC, or the BZA.

2. In addition to the above, the following shall also apply for small-scale amendments and other site-specific comprehensive plan amendments:

a. The **NIM** is required before the Planning Commission transmittal hearing.

b. A second **NIM** is required if the County Manager or designee determines that a substantial change has occurred to a proposed site - specific comprehensive plan amendment following the BCC's transmittal hearing. The **applicant** must hold the second **NIM** before the Planning Commission adoption hearing.

3. If the **applicant's** petition activity extends beyond 1 year from the date of the first **NIM**, a second **NIM** will be required and shall be noticed in accordance with this chapter.

Notice Requirements

The **NIM** shall be noticed as follows:

1. Mailed Notice: Written notice shall be sent to **property owners in notification area** at least 15 days before the **NIM** meeting.

a. The **applicant** shall also provide written notice of the **NIM** to **property owners**, condominium, and civic associations whose members may be affected by the proposed land use change and who have formally requested the County to be notified. Each mailed notice shall contain the following:

"The purpose and intent of this Neighborhood Information Meeting is to provide the public with notice of an impending zoning application and to foster communication between the applicant and the public. The expectation is that all attendees will conduct themselves in such a manner that their presence will not interfere with the orderly progress of the meeting."

2. Legal **Advertisement**: The legal advertisement shall be published at least 15 days before the **NIM** meeting. The advertisement shall include at a minimum:

   a. Date, time, and location of the **NIM** meeting;

   b. Petition name, number and **applicant** contact info;

   c. Purpose of the **NIM** meeting;

   d. Description of the proposed land uses; and

   e. 2 in. x 3 in. map of the project location.

   f. Date on which the advertisement or public notice was first published on the website.

Location

The **applicant** must arrange the location of the meeting. To promote increased participation and convenience to the interested members of the public, all **NIM**s shall be conducted at a physical location, to allow for in-person attendance, and virtually, utilizing videoconferencing technology. The in-person location must be reasonably convenient to the **property owners** who receive the required notice. The facilities must be of sufficient size to accommodate the expected attendance.

Conduct of Meeting and Decorum

1. Conduct of Meeting**:** A Collier County staff **planner** or designee shall attend the **NIM** and record all commitments made by the **applicant** during the meeting while remaining neutral and providing clarification regarding the next steps the petition must follow in the review process, including the anticipated future public hearings that are associated with the petition. The **applicant** shall make a presentation of how they intend to develop the subject property. The **applicant** is required to record the **NIM** proceedings and provide an audible audio/video copy to the Zoning Division, including a written summary. When video conferencing is used, it must have the capability to capture the written comments from the attendees. These written comments will be included in the written summary of the **NIM**.

   The **applicant** must provide the following at the **NIM** for review and comment, including but not limited to:

   a. The proposed uses and density/intensity of the project;

   b. The proposed Master Plan, when applicable; and

   c. The current **LDC** zoning district uses and development regulations.

2. Decorum**:** The expectation is that all **NIM** attendees will conduct themselves in such manner that their presence will not interfere with the orderly progress of the meeting. For in-person meetings, the applicant is encouraged to provide a licensed and qualified security detail, which will be at the **applicant**'s expense. If the **applicant** or staff **planner** determines the **NIM** cannot be completed due to the disorderly conduct of the members of the public, the **applicant** shall have the right to adjourn the **NIM** but be required to conduct another duly advertised **NIM**, either in-person or via videoconferencing technology, or both, at the **applicant**'s discretion.

Exhibit A – Changes to Administrative Code

Meeting Follow-Up

1. After a **NIM** is completed, the **applicant** will submit a written summary of the **NIM** and any commitments that have been made to the assigned **planner**. These commitments will:
    a. Become part of the record of the proceedings;
    b. Be included in the staff report for any subsequent review and approval bodies; and
    c. Be considered for inclusion in the conditions of approval of any applicable development order.
2. The County staff **planner** or designee shall promptly post the written summary and audio/video recording of the **NIM** to the County's website for public inspection.

Updated Resolution 2023-211

D. Legal Advertisement

Applicability For applicable land use petitions, the **legal advertisement** shall be as follows.

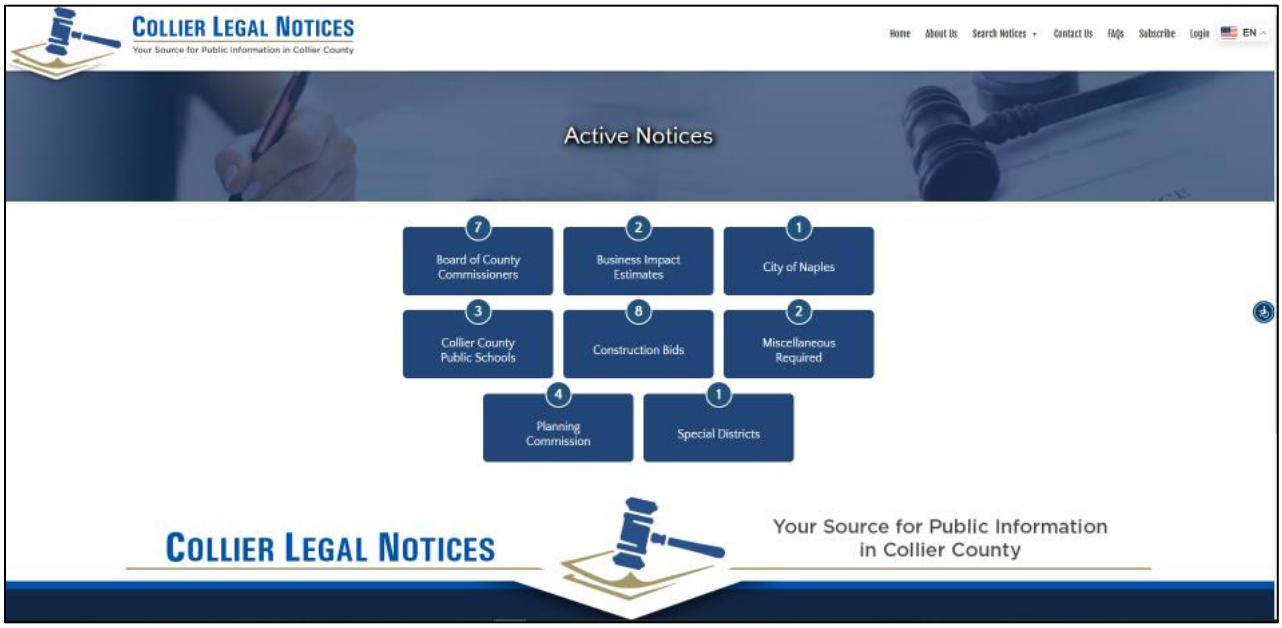
A copy of the **legal advertisement** shall be kept available for public inspection during regular business hours of the Office of Clerk to the Board of County Commissioners. The notice of proposed enactment shall include where the proposed ordinance or resolution may be inspected by the public. The notice shall also advise that interested parties may appear at the meeting and be heard with respect to the proposed ordinance or resolution.

Placement and Content The **legal advertisement** shall be published at least 15 days before each advertised public hearing or on the official website of Collier County, as prescribed in F.S. section 50.011. The advertisement shall include at a minimum:

a. Date, time, and location of the hearing;
b. Petition name, number and **applicant** contact info;
c. Description of the proposed land uses; and
d. 2 in. x 3 in. map of the project location, as applicable.
e. Date on which the advertisement or public notice was first published on the website.

Updated 2025-###

Exhibit B – County Clerk's Website



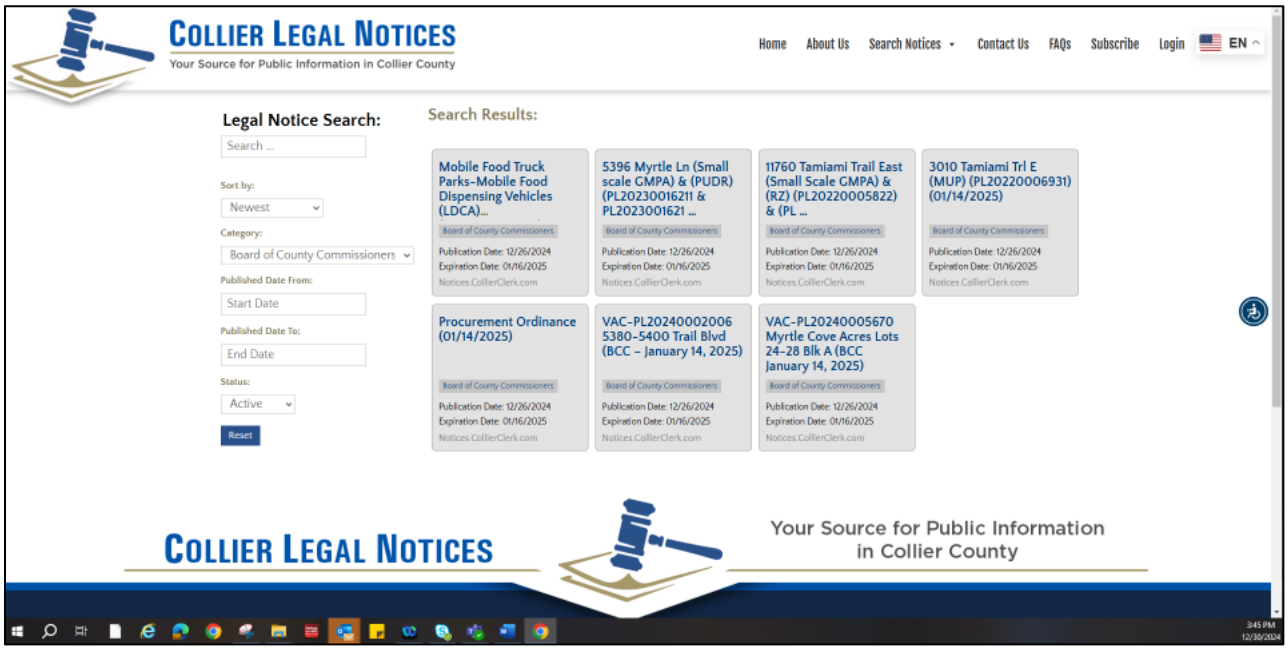


Exhibit C – F.S. Chapter 50 – Legal and Official Advertisements

CHAPTER 50
LEGAL AND OFFICIAL ADVERTISEMENTS

50.011 Publication of legal notices.
50.021 Publication when no newspaper in county.
50.0211 Internet website publication.
50.031 Newspapers in which legal notices and process may be published.
50.0311 Publication of advertisements and public notices on a publicly accessible website and governmental access channels.
50.041 Proof of publication; uniform affidavits required.
50.051 Proof of publication; form of uniform affidavit.
50.061 Amounts chargeable.
50.0711 Court docket fund; service charges; publications.

50.011 Publication of legal notices.—Whenever by statute an official or legal advertisement or a publication or notice in a newspaper or on a governmental agency website has been or is directed or permitted in the nature of or in lieu of process, or for constructive service, or in initiating, assuming, reviewing, exercising, or enforcing jurisdiction or power, or for any purpose, including all legal notices and advertisements of sheriffs and tax collectors, such legislation, whether existing or repealed, means either of the following:

(1) A publication in a newspaper printed and published periodically at least once a week, containing at least 25 percent of its words in the English language, available to the public generally for the publication of official or other notices and customarily containing information of a public character or of interest or of value to the residents or owners of property in the county where published, or of interest or of value to the general public, which:

(a) Has an audience consisting of at least 10 percent of the households in the county or municipality, as determined by the most recent decennial census, where the legal or public notice is being published or posted, by calculating the combination of the total of the number of print copies reflecting the day of highest print circulation, of which at least 25 percent of such print copies must be delivered to individuals' home or business addresses, as certified biennially by a certified independent third-party auditor, and the total number of online unique monthly visitors to the newspaper's website from within the state, as measured by industry-accepted website analytics software. The newspaper must also be sold, or otherwise available to the public, at no less than 10 publicly accessible outlets. For legal and public notices published by nongovernmental entities, the newspaper's audience in the county or municipality where the project, property, or other primary subject of the notice is located must meet the 10 percent threshold; or

(b) Is entered or qualified to be admitted and entered as periodical class mail at a post office in the county where published.

(2) A publication on a publicly accessible website under s. 50.0311.

History.—s. 2, ch. 3022, 1877; RS 1296; GS 1727; s. 1, ch. 5610, 1907; RGS 2942; s. 1, ch. 12104, 1927; CGL 4666, 4901; s. 1, ch. 63-387; s. 6, ch. 67-254; s. 21, ch. 99-2; s. 1, ch. 2021-17; s. 1, ch. 2022-103.

Note.—Former s. 49.01.

Exhibit C – F.S. Chapter 50 – Legal and Official Advertisements

50.021 Publication when no newspaper in county.—When any law, or order or decree of court, directs advertisements to be made in a county and there is no newspaper published in the county, the advertisement may be published on a publicly accessible website as provided in s. 50.0311 or made by posting three copies thereof in three different places in the county, one of which shall be at the front door of the courthouse, and by publication in the nearest county in which a newspaper qualified under this chapter is published.

History.—RS 1297; GS 1728; RGS 2943; CGL 4667; s. 6, ch. 67-254; s. 2, ch. 2021-17; s. 2, ch. 2022-103.

Note.—Former s. 49.02.

50.0211 Internet website publication.—

(1) This section applies to legal notices that must be published in accordance with this chapter unless otherwise specified.

(2) If a governmental agency publishes a legal notice in the print edition of a newspaper, each legal notice must be published on the newspaper's website on the same day that the printed notice appears in the newspaper, at no additional charge, in a separate web page titled "Legal Notices," "Legal Advertising," or comparable identifying language. A link to the legal notices web page shall be provided on the front page of the newspaper's website that provides access to the legal notices. If there is a specified size and placement required for a printed legal notice, the size and placement of the notice on the newspaper's website must optimize its online visibility in keeping with the print requirements. The newspaper's web pages that contain legal notices must present the legal notices as the dominant and leading subject matter of those pages. The newspaper's website must contain a search function to facilitate searching the legal notices. A fee may not be charged, and registration may not be required, for viewing or searching legal notices on a newspaper's website if the legal notice is published in a newspaper.

(3)(a) If a legal notice is published in the print edition of a newspaper, the newspaper publishing the notice shall place the notice on the statewide website established and maintained as an initiative of the Florida Press Association as a repository for such notices located at the following address: www.floridapublicnotices.com.

(b) A legal notice placed on the statewide website created under this subsection must be:

1. Accessible and searchable by party name and case number.
2. Published for a period of at least 90 consecutive days after the first day of publication.

(c) The statewide website created under this subsection shall maintain a searchable archive of all legal notices published on the publicly accessible website for 18 months after the first day of publication. Such searchable archive shall be provided and accessible to the general public without charge.

History.—s. 1, ch. 2012-212; s. 1, ch. 2014-210; s. 3, ch. 2021-17; s. 3, ch. 2022-4; s. 3, ch. 2022-103.

50.031 Newspapers in which legal notices and process may be published.—If a governmental agency publishes a legal notice in a newspaper, no notice or publication required to be published in the nature of or in lieu of process of any kind, nature, character, or description provided for under any law of the state, whether heretofore or hereafter enacted, and whether pertaining to constructive service, or the initiating, assuming, reviewing, exercising, or enforcing jurisdiction or power, by any court in this state, or any notice of sale of property, real or personal, for taxes, state, county, or municipal, or sheriff's, guardian's, or administrator's or any sale made pursuant to any judicial order, decree, or statute or any other publication or notice pertaining to any affairs of the state, or any county, municipality, or other political subdivision thereof, shall be deemed to have been published in accordance with the statutes providing for such publication, unless the same shall have been published for the prescribed period of time required for such publication, in a newspaper which at the time of such publication shall have been in existence for 2 years and meets the requirements set forth in s. 50.011, or in a newspaper which is a direct successor of a newspaper which has been so published; provided, however, that nothing herein contained shall apply where in any county there shall be no newspaper in existence which shall have been published for the length of time above prescribed. No legal publication of any kind, nature, or description, as herein defined, shall be valid or binding or held to be in compliance with the statutes providing for such publication unless the same shall have been published in accordance with this section or s. 50.0311. Proof of such publication shall be made by uniform affidavit.

History.—ss. 1-3, ch. 14830, 1931; CGL 1936 Supp. 4274(1); s. 7, ch. 22858, 1945; s. 6, ch. 67-254; s. 1, ch. 74-221; s. 22, ch. 99-2; s. 4, ch. 2021-17; s. 4, ch. 2022-103.

Note.—Former s. 49.03.

50.0311 Publication of advertisements and public notices on a publicly accessible website and governmental access channels.—

(1) For purposes of this chapter, the term "governmental agency" means a county, municipality, school board, or other unit of local government or political subdivision in this state.

(2) For purposes of notices and advertisements required under s. 50.011, the term "publicly accessible website" means a county's official website or other private website designated by the county for the publication of legal notices and advertisements that is accessible via the Internet. All advertisements and public notices published on a website as provided in this chapter must be in searchable form and indicate the date on which the advertisement or public notice was first published on the website.

(3) A governmental agency may use the publicly accessible website of the county in which it lies to publish legally required advertisements and public notices if the cost of publishing advertisements and public notices on such website is less than the cost of publishing advertisements and public notices in a newspaper.

(4) A governmental agency with at least 75 percent of its population located within a county with a population of fewer than 160,000 may use a publicly accessible website to publish legally required advertisements and public notices only if the governing body of the governmental agency, at a public hearing that has been noticed in a newspaper as provided in this chapter, determines that the residents of the governmental agency have sufficient access to the Internet by broadband service, as defined in s. 364.02, or by any other means, such that publishing advertisements and public notices on a publicly accessible website will not unreasonably restrict public access.

(5) A special district spanning the geographic boundaries of more than one county that satisfies the criteria for publishing and chooses to publish legally required advertisements and public notices on a publicly accessible website must publish such advertisements and public notices on the publicly accessible website of each county it spans. For purposes of this subsection, the term "special district" has the same meaning as in s. 189.012.

(6) A governmental agency that uses a publicly accessible website to publish legally required advertisements and public notices shall provide notice at least once per year in a newspaper of general circulation or another publication that is mailed or delivered to all residents and property owners throughout the government's jurisdiction, indicating that property owners and residents may receive legally required advertisements and public notices from the governmental agency by first-class mail or e-mail upon registering their name and address or e-mail address with the governmental agency. The governmental agency shall maintain a registry of names, addresses, and e-mail addresses of property owners and residents who have requested in writing that they receive legally required advertisements and public notices from the governmental agency by first-class mail or e-mail.

(7) A link to advertisements and public notices published on a publicly accessible website shall be conspicuously placed:

(a) On the website's homepage or on a page accessible through a direct link from the homepage.

(b) On the homepage of the website of each governmental agency publishing notices on the publicly accessible website or on a page accessible through a direct link from the homepage.

(8) A governmental agency that has a governmental access channel authorized under s. 610.109 may also include on its governmental access channel a summary of all advertisements and public notices that are published on a publicly accessible website.

(9) A public bid advertisement made by a governmental agency on a publicly accessible website must include a method to accept electronic bids.

History.—s. 5, ch. 2022-103.

50.041 Proof of publication; uniform affidavits required.—

(1) All affidavits made for the purpose of establishing proof of publication of public notices or legal advertisements shall be uniform throughout the state.

(2) Each such affidavit shall be printed upon white paper and shall be 8½ inches in width and of convenient length, not less than 5½ inches. A white margin of not less than 2½ inches shall be left at the right side of each affidavit form and upon or in this space shall be substantially pasted a clipping which shall be a true copy of the public notice or legal advertisement for which proof is executed. Alternatively, the affidavit may be provided in electronic rather than paper form, provided the notarization of the affidavit complies with the requirements of s. 117.021.

(3) There may be a charge not to exceed $2 levied for the preparation and execution of each such proof of publication or affidavit.

History.—s. 1, ch. 19290, 1939; CGL 1940 Supp. 4668(1); s. 1, ch. 63-49; s. 26, ch. 67-254; s. 1, ch. 76-58; s. 2, ch. 2012-212; s. 5, ch. 2021-17.

Note.—Former s. 49.04.

50.051 Proof of publication; form of uniform affidavit.—The printed form upon which all such affidavits establishing proof of publication are to be executed shall be substantially as follows:

NAME OF COUNTY

STATE OF FLORIDA

COUNTY OF :

Before the undersigned authority personally appeared , who on oath says that he or she is of County, Florida; that the attached copy of advertisement, being a in the matter of in the Court, was published on the publicly accessible website of County, Florida, or in a newspaper by print in the issues of on _(date)_.

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Sworn to and subscribed before me this day of , _(year)_, by , who is personally known to me or who has produced _(type of identification)_ as identification.

(Signature of Notary Public)

(Print, Type, or Stamp Commissioned Name of Notary Public)

(Notary Public)

History.—s. 2, ch. 19290, 1939; CGL 1940 Supp. 4668(2); s. 6, ch. 67-254; s. 1, ch. 93-62; s. 291, ch. 95-147; s. 23, ch. 99-2; s. 3, ch. 99-6; s. 6, ch. 2021-17; s. 6, ch. 2022-103.

Note.—Former s. 49.05.

50.061 Amounts chargeable.—

(1) The publisher of any newspaper publishing any and all official public notices or legal advertisements shall charge therefor the rates specified in this section without rebate, commission or refund.

(2) The charge for publishing each such official public notice or legal advertisement shall be 70 cents per square inch for the first insertion and 40 cents per square inch for each subsequent insertion, except that government notices required to be published more than once, the cost of which is paid for by the government and not paid in advance by or allowed to be recouped from private parties, may not be charged for the second and successive insertions at a rate greater than 85 percent of the original rate.

(3) Where the regular established minimum commercial rate per square inch of the newspaper publishing such official public notices or legal advertisements is in excess of the rate herein stipulated, said minimum commercial rate per square inch may be charged for all such legal advertisements or official public notices for each insertion, except that government notices required to be published more than once, the cost of which is paid for by the government and not paid in advance by or allowed to be recouped from private parties, may not be charged for the second and successive insertions at a rate greater than 85 percent of the original rate.

(4) A governmental agency publishing an official public notice or legal advertisement may procure publication by soliciting and accepting written bids from newspapers published in the county, in which case the specified charges in this section do not apply.

(5) If the public notice is published in the print edition of a newspaper, the publishing of the notice on the newspaper's website pursuant to s. 50.0211(2) must be done at no additional charge.

(6) All official public notices and legal advertisements shall be charged and paid for on the basis of 6-point type on 6-point body, unless otherwise specified by statute.

(7) Any person violating this section, either by allowing or accepting any rebate, commission, or refund, commits a misdemeanor of the second degree, punishable as provided in s. 775.082 or s. 775.083.

(8) Failure to charge the rates prescribed by this section shall in no way affect the validity of any official public notice or legal advertisement and shall not subject same to legal attack upon such grounds.

History.—s. 3, ch. 3022, 1877; RS 1298; GS 1729; RGS 2944; s. 1, ch. 12215, 1927; CGL 4668; ss. 1, 2, 2A, 2B, ch. 20264, 1941; s. 1, ch. 23663, 1947; s. 1, ch. 57-160; s. 1, ch. 63-50; s. 1, ch. 65-569; s. 6, ch. 67-254; s. 15, ch. 71-136; s. 35, ch. 73-332; s. 1, ch. 90-279; s. 3, ch. 2012-212; s. 2, ch. 2014-210; s. 7, ch. 2021-17; s. 7, ch. 2022-103.

Note.—Former s. 49.06.

50.0711 Court docket fund; service charges; publications.—

(1) The clerk of the court in each county may establish a court docket fund for the purpose of paying the cost of publication of the fact of the filing of any civil case in the circuit court of the county by the style and of the calendar relating to such cases. This court docket fund shall be funded by $1 mandatory court cost for all civil actions, suits, or proceedings filed in the circuit court of the county. The clerk shall maintain such funds separate and apart, and the proceeds from this court cost shall not be diverted to any other fund or for any purpose other than that established in this section. The clerk of the court shall dispense the fund to the designated publicly accessible website publisher or record newspaper in the county on a quarterly basis.

(2) If a judicial circuit publishes legal notices in a newspaper, a newspaper qualified under the terms of s. 50.011 shall be designated as the record newspaper for such publication by an order of the majority of the judges in the judicial circuit in which such county is located, and such order shall be filed and recorded with the clerk of the circuit court for such county. The designated record newspaper may be changed at the end of any fiscal year of the county by a majority vote of the judges of the judicial circuit of the county ordering such change 30 days prior to the end of the fiscal year, notice of which order shall be given to the previously designated record newspaper.

(3) The publicly accessible website publisher or publishers of any designated record newspapers receiving payment from this court docket fund shall publish, without additional charge, the fact of the filing of any civil case, suit, or action filed in such county in the circuit. Such publication shall be in accordance with a schedule agreed upon between the website publisher or record newspaper and the clerk of the court in such county.

(4) The publicly accessible website publisher or publishers of any designated record newspapers receiving revenues from the court docket fund established in subsection (1) shall, without charge, accept legal advertisements for the purpose of service of process by publication under s. 49.011(4), (10), and (11) when such publication is required of persons authorized to proceed as indigent persons under s. 57.081.

History.—s. 46, ch. 2004-265; s. 8, ch. 2022-103.

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LAND DEVELOPMENT CODE AMENDMENT

PETITION
PL20250000180

ORIGIN
Collier County Planning Commission (CCPC)

HEARING DATES

BCC	TBD
CCPC	TBD
DSAC	TBD
DSAC-LDR	03-18-25

SUMMARY OF AMENDMENT
In multiple LDC sections, this amendment shall rectify and clarify legal advertisements, contradictory statements and inconsistencies with respective advisory board or agency's public hearing reviews for land use petitions held by the Environmental Advisory Council, Hearing Examiner, Planning Commission, Board of County Commissioners or Board of Zoning Appeals. Procedural changes to the Administrative Code are a part of this amendment.

LDC SECTION TO BE AMENDED

1.08.02	Definitions
4.02.16	Design Standards for Development in the Bayshore Gateway Triangle Community Redevelopment Area.
4.05.02	Design Standards
5.03.06	Dock Facilities
8.10.00	Hearing Examiner
9.03.02	Requirements for Continuation of Nonconformities
9.03.03	Types of Nonconformities
9.03.07	Nonconformities Created or Increased by Public Acquisition
9.04.06	Specific Requirements for Variance to the Coastal Setback Line
10.02.03	Requirements for Site Development, Site Improvement Plans and Amendments thereof
10.02.04	Requirements for Preliminary and Final Subdivision Plats
10.02.05	Construction, Approval, and Acceptance of Required Improvements
10.02.06	Requirements for Permits
10.02.13	Planned Unit Development (PUD) Procedures
10.02.15	Requirements for Mixed Use Projects within the Bayshore Gateway Triangle Redevelopment Area
10.03.06	Public Notice and Required Hearings for Land Use Petitions
10.04.04	Applications Subject to Type III Review
10.08.00	Conditional Use Procedures

ADVISORY BOARD RECOMMENDATIONS

DSAC-LDR	DSAC	CCPC
TBD	TBD	TBD

BACKGROUND

During the 2023 Comprehensive Administrative Code for Land Development (ACLD) update review by the Collier County Planning Commission (CCPC), staff received comments and suggestions from members of the commission on "insubstantial and substantial" changes that could correct inconsistencies and ambiguity between the Land Development Code (LDC) and administrative code procedures.

The assignment of land use petitions as stated in the power and duties of the Hearing Examiner and Planning Commissioners were reviewed and where conflicts with assignments occurred among the Code of Ordinances

and Laws, LDC and Administrative Code, staff incorporated the Planning Commission's insubstantial amendment changes as a first group of changes to the administrative code that where adopted by the Board on December 12, 2023. At the same time the CCPC had reviewed the insubstantial changes, the CCPC requested staff to bring forward to the Board's attention the following recommendations:

- Provide "a built in layer of review" by the CCPC before an administrative code amendment goes to the Board.
- Correct inconsistencies or ambiguity between the LDC and administrative procedures as to who has what role.
- The staff person, facilitator, shall emphasize neutrality and enforce the LDC or see to it that the LDC and the Administrative Code for Land Development are being followed by the applicant at a NIM.
- Decide which matters come to the CCPC and those matters to the Hearing Examiner (HEX).

The assignment of land use petitions as stated in the power and duties of the Hearing Examiner and Planning Commissioners were reviewed and where conflicts with assignments occurred among the Code of Ordinances and Laws, LDC and Administrative Code, staff incorporated the Planning Commission's insubstantial amendment changes as a first group of changes to the administrative code that where adopted by the Board on December 12, 2023. At the same time the CCPC had reviewed the insubstantial changes, the CCPC requested staff to bring forward to the Board's attention the following recommendations:

- Add a definition for "*Comparable Use Determination*".
- Delete outdated text related to the HEX's role as a member of the planning commission.
- Add a provision to allow the Board to remand any advertised public hearing, involving a development order, to the Hearing Examiner for the purpose of opining on a legal or technical land use issue during the hearing.
- For SDP, SIP, PPLs, and acceptance of required subdivision improvements, construction plans, and amendments thereof, replace the requirement to submit 1 disk (CDROM) with "*an acceptable electronic*" master plan file.
- Clarify a Comparable Use Determination shall only apply to a site specific property that is seeking a comparable use determination.
- In LDC section 10.02.13, establish that a petition for a new PUD document which repeals the previously approved PUD document is deemed to be a *substantial change*.
- Include procedures for a petition to rezone from a PUD to PUD district.
- For a variance request from the Coastal Construction Setback Line, specify either the Hearing Examiner or Board may consider the variance pursuant to public notice and hearing requirements.
- Require the posting of a sign prior to an advertised hearing for Site Plans with Deviations for Redevelopment, Deviations in the GGPOD, LBDPA, and DRIs applications.
- Clarify the required notice procedures for the establishment, amendment to, or the abandonment of a Development of Regional Impact (DRI).
- For consistency with these substantial application changes, update and revise the Type III review applications graphic in Appendix B.
- When minor conditional uses or amendments are determined to be a matter of great public interest or concern and do not require an EAC review, a hearing by the HEX shall be required. At the discretion of the HEX the matter, may be directed to be heard by the Planning Commission in an advisory capacity and then by the Board of Zoning Appeals(BZA) or by the Commissioner of the District in which the matter is located.

This second group of amendments are ratifying changes to application review requirements and land use petitions. They represent staff's recommendations from prior meetings held on or after March 02, 2023, with the Planning Commission and the HEX. Additionally, corrections are included to update textual and submittal requirements. The proposed LDC amendments achieve the following:

For each respective advisory board or reviewing agency, the procedural review changes are summarized as follows:

Board of County Commissioners

- BCC by majority vote may remand any advertised public hearing involving a development order to the Hearing Examiner for a non-binding recommendation on a legal or technical land use issue.
- MUPs that do not meet the threshold for administrative approval require a public hearing review and approval by the BCC.
- For a rezoning, rezoning from PUD to PUD, PUD amendment, or conditional use land use petition, clarify one CCPC and one BCC hearing are required..
- Allow a Board District Commissioner to direct a minor conditional use change or amendment to be heard by the CCPC and then by the BZA.

Board of Zoning Appeals

- For a Comparable Use Determination, clarify a BZA hearing for the approval is required if the HEX has a conflict.
- Pursuant to ordinance 2024-11, the Board repealed LDC section 9.04.05 which deleted Flood Variances as an application subject to Type III Review.

Collier County Planning Commission

- For a Nonconforming Use Change (NUC), Nonconforming Structure, or Nonconforming Use Alteration (NUA) petition, clarify the CCPC's and HEX's procedural review and recommendations prior to the BZA hearing. In the event the HEX has a conflict, the CCPC hearing would occur.
- For a Comparable Use Determination(CUD) at a site-specific location, require the CCPC's recommendation to the BZA, if the HEX has a conflict.
- Clarify for Mixed Use Projects (MUPs), within the Bayshore Gateway Triangle Redevelopment Area, that do not meet the thresholds for administrative approval be reviewed by the CCPC, in an advertised public hearing, and then by the BCC.
- For Parking Exemption (PE) petitions, clarify a HEX advertised public hearing is required and if the HEX has a conflict, a recommendation by the CCPC and one BZA hearing.
- The following petition types will be heard by the CCPC, if the HEX has a conflict: Alcohol Beverage Distance Waiver, Boathouse Establishment, Boat Dock Facility Extension including Boat Lift Canopy Deviation, Comparable Use Determination, Facility with Fuel Pumps Waiver, Minor PUD change to remove affordable housing when written objection is received, and PUD Insubstantial Changes including Minor Text Changes.

Hearing Examiner

- Establish that the HEX shall review, approve, approve with conditions, or deny a petition request for PUD Insubstantial Changes (PDI), boat dock extensions and boathouse establishments (BD) and boat lift canopy deviations (BLCD).
- On a petition for Parking Exemptions (PE) to locational requirements, clarify that the HEX shall make a decision and if not heard by the HEX, then by the BZA.
- Require Post Take Plans(PTSP) petition to be heard by the HEX and if HEX decision is appealed, heard by the BZA.
- For Variances to the Coastal Construction Setback Line (CCSV) petitions establish the HEX shall review and approve the request. If the HEX's decision is appealed or has a conflict then the BCC shall hold an advertised public hearing.
- For an Appeal of Official Interpretation (AOI) require the HEX's decision or if directed by the Board then a BZA hearing.
- For a Minor Change to a PUD to remove affordable housing contributions and a written objection has been received, clarify the hearing shall be held by the HEX. If the HEX has a conflict, then the CCPC shall conduct the advertised public hearing.
- Reaffirm Facilities with Fuel Pump (FFPW) and Alcohol Beverage Distance Waivers (ABDW) petitions are heard by the HEX and if the HEX has a conflict, then by the BZA.
- When petitions for Minor Conditional Use changes or amendments are a matter of concern or great public interest, they shall be heard by the HEX, unless a Board District's Commissioner directs the change or amendment to be heard by the CCPC and then by the BZA.

The amendment further updates the LDC notice procedures and legal advertisements to conform with Ordinance 2023-37, "Legal Advertisements and Public Notices", for publishing legal advertisements and notices on the County's official website that is accessible by the Internet. Unless otherwise requested by a petitioner, all legal advertisements with be published on the County's publicly accessible website in accordance with F.S. 50.011. (Exhibit B) Once the County uses the publicly accessible website to publish legal required advertisements and public notices, it shall provide at least once per year in a newspaper of general circulation (Naples Daily News) or another publication that is mailed or delivered to all residents and property owners throughout the county's jurisdiction, indicating that property owners and residents may receive legally required advertisements and public notices from the County by first-class mail or e-mail upon registering their name and address or e-mail address with the County (Reference F.S. 50.0311 (6)).

FISCAL & OPERATIONAL IMPACTS

There are no anticipated fiscal impacts to the County, except for the cost of advertising an ordinance amending the LDC, which is estimated $50.00. Funds are available within the Unincorporated Area General Fund (1011) and Zoning & Land Development Cost Center (138319).

GMP CONSISTENCY

The proposed LDC amendment has been reviewed by Comprehensive Planning staff and may be deemed consistent with the GMP.

EXHIBITS: A) Administrative Code Changes B) 2024 F.S.Chapter 50-Legal and Offical Advertisements

Amend the LDC as follows:

1.08.02 – Definitions

* * * * * * * * * * * * *

Comparable Use Determination: - A process, in accordance with LDC section 10.03.06 K, to determine the use that is comparable, compatible, and consistent with the list of identified permitted uses in a conventional zoning district, overlay, or PUD ordinance.

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4.02.16 – Design Standards for Development in the Bayshore Gateway Triangle Community Redevelopment Area

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C. Additional Standards for Specific Uses. Certain uses may be established, constructed, continued, and/or expanded provided they meet certain mitigating standards specific to their design and/or operation. These conditions ensure compatibility between land uses and building types and minimize adverse impacts to surrounding properties.

* * * * * * * * * * * * *

13. Limited Density Bonus Pool Allocation (LDBPA) for multi-family or mixed use developments on two contiguous acres or less.

* * * * * * * * * * * * *

c. Public notice. Public notice, notice to property owners, and an advertised public hearing, is required and shall be provided in accordance with the applicable provisions of LDC section 10.03.06 R. and Chapter 6 of the Administrative Code.

d. Evaluation criteria. The application shall be reviewed by the Hearing Examiner or CCPC for compliance with the following standards of approval:

i. The proposed development is consistent with the GMP.

ii. The development shall have a beneficial effect upon the neighborhood and advance a Goal, Objective, or Strategy of the adopted Bayshore Gateway Triangle Community Redevelopment Plan.

iii. Internal driveways, utilities, drainage facilities, recreation areas, building heights, yards, architectural features, vehicular parking, loading facilities, sight distances, landscaping and buffers shall be adequate for the particular use involved.

iv. Vehicular access to the project shall not be gated.

v. The petition has provided compatibility enhancements by exceeding minimum buffer requirements or incorporating streetscape enhancements.

vi. Compliance with the public realm improvement requirements in LDC section 4.02.16 C.15

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4.05.02 – Design Standards

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K. Exemptions to locational requirements.

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3. Parking exemption.

a. The Hearing Examiner or BZA~~,~~ after review and recommendation by the ~~p~~Planning ~~c~~Commission, may approve a parking exemption under the following circumstances:

* * * * * * * * * * * * *

b. The Hearing Examiner or ~~p~~Planning ~~c~~Commission and the BZA shall consider the following criteria for the approval of a parking exemption:

* * * * * * * * * * * * *

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5.03.06 – Dock Facilities

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F. *Standards for boathouses*. Boathouses, including any roofed structure built on a dock, shall be reviewed by the ~~Planning Commission~~ Hearing Examiner or if Hearing Examiner has a conflict, then by the Planning Commission according to the following criteria, all of which must be met in order for the Hearing Examiner or Planning Commission to approve the request:

* * * * * * * * * * * * *

G. *Standards for boat lift canopies.*

* * * * * * * * * * * * *

3. If an applicant wishes to construct a boat lift canopy that does not meet the standards of subsection 5.03.06 G. above, then a petition for a boat lift canopy deviation may be made to the Hearing Examiner or if the Hearing Examiner has a conflict then to the Planning Commission which shall review a sufficient petition application and either approve or deny the request.

H. *Dock facility extension*. Additional protrusion of a dock facility into any waterway beyond the limits established in LDC subsection 5.03.06 E. may be considered appropriate under certain circumstances. In order for the Hearing Examiner or if the Hearing Examiner has a conflict then to the Planning Commission to approve the boat dock extension request, it must be determined that at least 4 of the 5 primary criteria, and at least 4 of the 6 secondary criteria, have been met. These criteria are as follows:

* * * * * * * * * * * * *

2. Secondary criteria:

* * * * * * * * * * * * *

g. If deemed necessary based upon review of the above criteria, the Hearing Examiner or Planning Commission may impose such conditions upon the approval of an extension request that it deems necessary to accomplish the purposes of this Code and to protect the safety and welfare of the public. Such conditions may include, but shall not be limited to, greater side setback(s), and provision of light(s), additional reflectors, or reflectors larger than four (4) inches.

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8.10.00 – HEARING EXAMINER

A. Establishment and Powers. The Board of County Commissioners established the office of the Hearing Examiner by County Ord. No. 2013-25, as it may be amended from time to time, with the powers and duties set forth therein.

B. ~~Role on Planning Commission. The Hearing Examiner may sit as a member of the Collier County Planning Commission as long as the Planning Commission serves solely in an advisory body capacity to the Board of County Commissioners. While a Hearing Examiner is employed by the County, a~~ All powers and duties expressly granted to the Hearing Examiner, either through the Collier County Hearing Examiner Ordinance (No. 2013-25, as may be amended) or through future resolutions, preempt the Collier County Planning Commission, or the Board of Zoning Appeals, as the case may be, with respect to the established procedures set forth in the Collier County Land Development Code.

Remand of Development Order. The Board of County Commissioners, by majority vote, may remand any advertised public hearing involving a development order to the Hearing Examiner for the sole purpose of opining on a legal or technical land use issue during the hearing. The Hearing Examiner will issue a non-binding recommendation to the Board

with respect to the issue remanded, which recommendation shall become part of the record when the matter is again heard by the Board. (Ord. No. 2020-08 Section 5.5).

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9.03.02 – Requirements for Continuation of Nonconformities

Where, at the effective date of adoption or relevant amendment of the LDC, lawful use of lands or waters exists which would not be permitted under the LDC, the use may be continued, so long as it remains otherwise lawful, provided:

* * * * * * * * * * * * *

D. *Change in use*. If no structural alterations are made, any nonconforming use of a structure, or of a structure and premises in combination may be changed to another nonconforming use of the same character, or to a more restricted nonconforming use, provided the Hearing Examiner or recommended by the Planning Commission and approval by the ~~b~~Board of ~~z~~Zoning ~~a~~Appeals, upon application to the County Manager or designee, shall find after public notice and hearing that the proposed use is equally or more appropriate to the district than the existing nonconforming use and that the relation of the structure to surrounding properties is such that adverse effect on occupants and neighboring properties will not be greater than if the existing nonconforming use is continued. In permitting such change, the Hearing Examiner or recommended by the Planning Commission and approval by the ~~b~~Board of ~~z~~Zoning ~~a~~Appeals may require appropriate conditions and safeguards in accordance with the intent and purpose of the LDC.

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9.03.03 – Types of Nonconformities

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B. *Nonconforming structures*. Where a structure lawfully exists at the effective date of the adoption of this ordinance or relevant amendment that could not be built under the LDC by reason of restrictions on lot area, lot coverage, height, yards, location on the lot, or requirements other than use concerning the structure, such structure may be continued so long as it remains otherwise lawful, subject to the following provisions:

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4. Nonconforming residential structures, which for the purpose of this section shall mean detached single-family dwellings, duplexes or mobile homes in existence at the effective date of this zoning Code or its relevant amendment and in

continuous residential use thereafter, may be altered, expanded, or replaced upon recommendation of the Hearing Examiner or recommended by the ~~Collier County~~ Planning Commission and approval of the Board of Zoning Appeals by resolution.

5. Notwithstanding the foregoing restrictions as to reconstruction, any residential structure or structures in any residential zone district may be rebuilt after destruction to the prior extent, height and density of units per acre regardless of the percentage of destruction, subject to compliance with the applicable building code requirements in effect at the time of redevelopment. In the event of such rebuilding, all setbacks and other applicable district requirements shall be met unless a variance therefore is obtained from the Board of Zoning Appeals. For the purpose of this section, a hotel, motel, or boatel shall be considered to be a residential structure. Since the size and nature of the alteration, expansion or replacement of such nonconforming structures may vary widely, a site plan, and if applicable, preliminary building plans indicating the proposed alteration, expansion or replacement shall be presented with each petition. Prior to granting such alteration, expansion or replacement of a nonconforming single-family dwelling, duplex or mobile home, the Planning Commission and the ~~BCC~~ Board of Zoning Appeals shall consider and base its approval on the following standards and criteria:

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9.03.07 – Nonconformities Created or Increased by Public Acquisition

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D. Post Take Plan. This section addresses the development, review and approval of post-take cure plans for remainder properties to mitigate and/or eliminate the negative and potentially costly impacts resulting from the taking of a property for public purposes. In such cases, it may be determined to be in the public interest to allow some deviations from applicable LDC or PUD provisions, or Conditional Use requirements, in order to accommodate site modifications and/or enhancements, designed to cure, remedy, mitigate, minimize or resolve otherwise negative site impacts resultant from public acquisition.

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4. Approval Criteria and Process.

a. If no written objection is received within 30 days of the date of mailing of the notice, the **Post Take Plan** is deemed approved.

b. If an abutting property owner who receives a notice submits a written objection to Collier County within 30 days of the date of mailing of notice, the matter shall be scheduled for public hearing before the ~~Collier County Planning Commission (CCPC)~~ Hearing Examiner (HEX) or if the Hearing Examiner has a conflict then to the Planning Commission. In such cases, the Board of County Commissioners delegates the authority to review the Post Take Plan to the ~~CCPC~~ HEX and includes this review as part of the ~~CCPC~~ HEX powers and duties under the Collier County Code of Laws and Ordinances ~~section 2-1156 - 2-1164~~ Chapter 2, Article III, Division 3, Section 2-87. Public notice for the hearing shall comply with LDC section 10.03.05 C, as may be applicable, and shall specifically note the location of the property and the requested deviations. The ~~CCPC~~ HEX, in considering whether to approve, approve with conditions, or deny the proposed Post Take Plan, shall consider the following:

i. Whether the deviation is the minimum amount necessary to mitigate for the impacts of the acquisition, while still protecting the public health, safety, and welfare; and

ii. Whether the County or property owner has or will mitigate for impacts from the requested deviation(s) on neighboring properties by maintaining or enhancing compatibility through various measures, including but not limited to the installation of additional landscape plantings or the installation of fences or walls; and

iii. Whether the requested deviations are consistent with and further applicable policies of the GMP and the requirements of the LDC, PUD, or Conditional Use, as may be applicable

5. Within 30 days of approval, approval with conditions, or denial of a Post Take Plan by the HEX or CCPC, the applicant, affected property owner, or abutting property owner may appeal the decision to the Board of Zoning Appeals. For the purposes of this section, an aggrieved or adversely affected party is defined as any person or group of persons which will suffer an adverse effect to any interest protected or furthered by the Collier County Growth Management Plan, Land Development Code, or building code(s). If an appeal is filed by an abutting property owner, and said appeal is successful, Collier County shall reimburse said appellant for the appeal application fee and any associated advertising costs.

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9.04.06 – Specific Requirements for Variance to the Coastal Construction Setback Line

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B. Setback lines established under this LDC shall be reviewed upon petition of affected riparian upland owners. The Hearing Examiner or BZA ~~BCC of Collier County~~ shall decide, after due public notice and hearing, whether a change in the setback line is justified, and shall notify the petitioner in writing. The present setback lines are presumed to be correct, and no change in setback lines are presumed to be correct, and no change in setback lines shall be made except upon an affirmative showing by petitioner that any construction line established hereunder is a minimum of 150 feet landward of the mean high-water line or seventy-five (75) feet landward of the vegetation line whichever is greater; and that considering ground elevations in relation to historical storm and hurricane tides, predicted maximum wave uprush, beach and offshore ground contours, the vegetation line, erosion trends, the dune or bluff line, if any exist, and existing upland development, that the general public health and welfare are preserved, upland properties protected, and beach and sand dune erosion controlled.

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G. Procedures for obtaining variance.

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2. Notice and public hearing for coastal construction setback line variances. An application for coastal construction setback line (CCSL) variance shall be considered by the Hearing Examiner or BZA ~~BCC~~ pursuant to the following public notice and hearing requirements.

a. The applicant shall post a sign at least 45 days prior to the date of the public hearing by the Hearing Examiner or BZA ~~BCC~~. The sign shall contain substantially the following language and the sign copy shall utilize the total area of the sign:

PUBLIC HEARING REQUESTING
CCSL VARIANCE APPROVAL (both to contain the following information:)
TO PERMIT: (Sufficiently clear to describe the type of variance requested).

DATE: _____

TIME: _____

TO BE HELD IN HEARING EXAMINER or BOARD OF COUNTY COMMISSIONERS MEETING ROOM, COLLIER COUNTY GOVERNMENT CENTER.

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d. In the case of sign(s) located on a property one acre or more in size, the applicant shall be responsible for erecting the required sign(s). The sign(s) shall be erected in full view of the public on each street upon which the subject property has frontage and on the side of the property visible from the beach. Where the subject property is landlocked, or for some other reason the sign(s) cannot be posted directly on the property, then the sign(s) shall be erected along the nearest street right-of-way, with an attached notation indicating generally the distance and direction to the subject property. There shall be at least one sign on each external boundary which fronts upon a street, however, in the case of external boundaries along a street with greater frontages than 1,320 linear feet, signs shall be placed equidistant from one another with a maximum spacing of 1,000 linear feet, except that in no case shall the number of signs along an exterior boundary fronting on a street exceed four signs. The applicant shall provide evidence to the County Manager or designee that the sign(s) were erected by furnishing photographs of the sign(s) showing the date of their erection at least ten days prior to the scheduled public hearing by the BCC. The sign(s) shall remain in place until the date of either of the following occurrences:

1. Final action is taken by the Hearing Examiner or BZA ~~BCC~~; or
2. The receipt of a written request by the County Manager or designee from the applicant to either withdraw or continue the petition indefinitely.

e. Notice of the time and place of the public hearing by the ~~BCC~~ Hearing Examiner or BZA shall be advertised in a newspaper of general circulation in the county at least one time and at least 15 days prior to the public hearing. Where applicable, the notice shall clearly describe the proposed variance. The advertisement shall also include a location map that identifies the approximate geographic location of the subject property.

f. The ~~BCC~~ Hearing Examiner or BZA shall hold one advertised public hearing on the proposed variance and may, upon the conclusion of the hearing, immediately adopt the resolution approving the variance.

3. The ~~BCC~~ Hearing Examiner or BZA shall notify petitioner in writing of its decision within 15 days of the public hearing.

4. Any person aggrieved by a decision of the ~~BCC~~ Hearing Examiner or BZA granting or denying a variance may apply to the circuit court of the circuit in which the property is located for judicial relief within 30 days after rendition of the decision by

the ~~BCC~~ Hearing Examiner or BZA. Review in the circuit court shall be by petition for a writ of certiorari and shall be governed by the Florida Appellate Rules.

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10.02.03 – Requirements for Site Development, Site Improvement Plans and Amendments thereof

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I. *Electronic data requirements for site development plans, site improvement plans, and amendments thereof.* ~~After the final site plan has been approved by the County Manager or designee~~ During the review process for compliance with the LDC, as provided in this section, the applicant's professional engineer shall also submit digitally created construction/site plan documents, in an acceptable electronic format. ~~1 disk (CDROM) of the master plan file, including, where applicable, easements, water/wastewater facilities, and stormwater drainage system. The digital data to be submitted shall follow these formatting guidelines: All data shall be delivered in the state plane coordinate system, with a Florida East Projection, and a North American Datum 1983/1990 (NAD83/90 datum), with United States Survey Feet (USFEET) units; as established by a Florida registered professional surveyor and mapper. All information shall have a maximum dimensional error of +0.5 feet. Files shall be in an AutoCAD (DWG) or Digital Exchange File (DXF) format; information layers shall have common naming conventions (i.e. right-of-way—ROW, centerlines—CL, edge-of-pavement—EOP, etc.). For a plan to be deemed complete, the layering scheme must be readily understood by county staff. All property information (parcels, lots, and requisite annotation) shall be drawn on a unique information layer, with all linework pertaining to the property feature located on that layer. Example: parcels—All lines that form the parcel boundary will be located on 1 parcel layer. Annotations pertaining to property information shall be on a unique layer. Example: Lot dimensions—Lottxt layer*~~ * * * * * * * * * * * * *

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10.02.04 – Requirements for Preliminary and Final Subdivision Plats

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B. *Construction Plans and Final Subdivision Plats (PPLs).* Construction plans and final subdivision plats are commonly referred to as "plans and plat."

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3. County Manager review of construction plans and final subdivision plats.

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d. Digital submission. ~~After the final subdivision plat has been approved by the County Manager or designee for~~ During the review process for compliance with the LDC, as provided in this section, the ~~applicant shall resubmit 5 certified sets of the approved construction plans along with approved copies of all required county permits. The~~ applicant's professional engineer shall also submit a set of digitally created construction/site plan documents, ~~1 disk (CDROM) of the in an acceptable electronic format. master plan file, including, where applicable, easements, water/wastewater facilities, and stormwater drainage system. The digital data to be submitted shall follow these formatting guidelines: All data shall be delivered in the state plane coordinate system, with a Florida East Projection, and a North American Datum 1983/1990 (NAD83/90 datum), with United States Survey Feet (USFEET) units; as established by a Florida registered professional surveyor and mapper. All information shall have a maximum dimensional error of +0.5 feet. Files shall be in an AutoCAD (DWG) or Digital Exchange File (DXF) format; information layers shall have common naming conventions (i.e. right-of-way—ROW, centerlines—CL, edge-of-pavement—EOP, etc.). For a plan to be deemed complete, the layering scheme must be readily understood by county staff. All property information (parcels, lots, and requisite annotation) shall be drawn on a unique information layer, with all linework pertaining to the property feature located on that layer. Example: parcels—All lines that form the parcel boundary will be located on 1 parcel layer. Annotations pertaining to property information shall be on a unique layer. Example: lot dimensions—Lottxt layer.~~

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10.02.05 – Construction, Approval, and Acceptance of Required Improvements

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B. Preliminary Acceptance of Required Subdivision Improvements by the County Engineer or designee. Preliminary acceptance by the County Engineer or designee shall identify that the subdivision or development is substantially safe for public occupancy.

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2. Submittal requirements. Upon completion of all required improvements contained in the approved construction plans, the applicant's professional engineer of record

shall provide the following materials for the review by the County Engineer or designee:

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f. Digital submission. The applicant's professional engineer shall also submit digitally created construction/site plan documents, ~~including 1 disk (CDROM) of~~ an acceptable electronic format, the master plan file, including, where applicable, easements, water/wastewater facilities, and stormwater drainage system. ~~The digital data to be submitted shall follow these formatting guidelines: All data shall be delivered in the state plane coordinate system, with a Florida East Projection, and a North American Datum 1983/1990 (NAD83/90 datum), with United States Survey Feet (USFEET) units; as established by a Florida registered professional surveyor and mapper. All information shall have a maximum dimensional error of +0.5 feet. Files shall be in an AutoCAD (DWG) or Digital Exchange File (DXF) format; information layers shall have common naming conventions (i.e. right-of-way—ROW, centerlines—CL, edge-of-pavement—EOP, etc.). For a plan to be deemed complete, the layering scheme must be readily understood by county staff. All property information (parcels, lots, and requisite annotation) shall be drawn on a unique information layer, with all linework pertaining to the property feature located on that layer. Example: parcels—All lines that form the parcel boundary will be located on 1 parcel layer. Annotations pertaining to property information shall be on a unique layer. Example: lot dimensions—Lottxt layer.~~ In addition, a copy of applicable measurements, tests and reports made on the work and material during the progress of construction must be furnished. The record construction data shall be certified by the applicant's professional engineer and professional surveyor and mapper and shall include but not be limited to the following items which have been obtained through surveys performed on the completed required improvements:

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10.02.06 – Requirements for Permits

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K. Comparable Use Determination.

1. The following Comparable Use Determination (CUD) shall be used to determine whether a use at a site-specific location is comparable in nature and consistent with the list of permitted uses, and the purpose and intent statement of the zoning

district, overlay, or PUD. Approval of a CUD made at one location shall not be construed to mean the use is entitled in a different location.

2. To be effective, the Comparable Use Determination shall be approved by the Hearing Examiner by decision~~,~~ or Board of Zoning Appeals by resolution after CCPC recommendation to the BZA~~,~~ at an advertised public hearing based on the following standards, as applicable:

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d. The proposed use shall be compatible and consistent with the other permitted uses in the zoning district, overlay, or PUD.

e. The proposed use shall be compatible with the surrounding neighborhood and only apply to the specific property seeking a comparable use determination.

f. Any additional relevant information as may be required by County Manager or Designee.

3. The Administrative Code shall establish the process and application submittal requirements to obtain a Comparable Use Determination.

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10.02.13 – Planned Unit Development (PUD) Procedures

A. *Generally*. Applications for amendments to, or rezoning to, PUD shall be in the form of a PUD master plan of development along with a list of permitted and accessory uses and a development standards table. The PUD application shall also include a list of developer commitments and any proposed deviations from the LDC. The PUD master plan shall have been designed by an urban planner who possesses the education and experience to qualify for full membership in the American Institute of Certified Planners; and/or a landscape architect who possesses the education and experience to qualify for full membership in the American Society of Landscape Architects, together with either a practicing civil engineer licensed by the State of Florida, or a practicing architect licensed by the State of Florida.

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2. *PUD application.* The **applicant** shall submit data supporting and describing the petition for rezoning to PUD that includes a **development** standards table, developer commitments and a list of deviations from the LDC. Dimensional standards shall be based upon an established zoning district that most closely

resembles the **development** strategy, particularly the type, density and intensity, of each proposed land use. The PUD application shall include the information identified in the Administrative Code unless determined by the ~~Planning and Zoning Director~~ County Manager or designee to be unnecessary to describe the **development** strategy.

3. *Deviations from master plan elements.* The ~~Zoning and Land Development Review Department Director~~ County Manager or designee may exempt a petition from certain required elements for the PUD master plan identified in the Administrative Code when the petition contains conditions which demonstrate the element may be waived and will not have a detrimental effect on the health, safety and welfare of the community. All exemptions shall be noted within the PUD submittal and provided to the Board of County Commissioners.

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B. *Procedures for planned unit development zoning*. Petitions for rezoning to PUD in accordance with LDC section 10.02.08, shall be submitted and processed as for a rezoning amendment generally pursuant to LDC section 10.02.08 and in accordance with the following special procedures:

1. *Pre-application meeting.* Prior to the submission of a formal application for rezoning to PUD, the **applicant** shall confer with the ~~Planning and Zoning Department Director~~ County Manager's designee and other County staff, agencies, and officials involved in the review and processing of such applications and related materials. The **applicant** is further encouraged to submit a tentative land use sketch plan for review at the pre-application meeting, and to obtain information on any projected plans or programs relative to possible applicable Federal or State requirements or other matters that may affect the proposed PUD. The pre-application meeting should address, but is not limited to, the following:

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E. *Changes and amendments*. There are three types of changes to a PUD Ordinance: Substantial, Insubstantial, and Minor.

1. Substantial changes. Any substantial change(s) to an approved PUD Ordinance shall require the review and recommendation of the Planning Commission and approval by the Board of County Commissioners as a PUD amendment prior to implementation. Applicants shall be required to submit and process a new application complete with pertinent supporting data, as set forth in the Administrative Code. For the purpose of this section, a substantial change shall be deemed to exist where:

a. A proposed change in the boundary of the PUD;

b. A proposed increase in the total number of dwelling units or intensity of land use or height of buildings within the development;

c. A proposed decrease in preservation, conservation, recreation or open space areas within the development not to exceed 5 percent of the total acreage previously designated as such, or 5 acres in area;

d. A proposed increase in the size of areas used for nonresidential uses, to include institutional, commercial and industrial land uses (excluding preservation, conservation or open spaces), or a proposed relocation of nonresidential land uses;

e. A substantial increase in the impacts of the development which may include, but are not limited to, increases in traffic generation; changes in traffic circulation; or impacts on other public facilities;

f. A change that will result in land use activities that generate a higher level of vehicular traffic based upon the Trip Generation Manual published by the Institute of Transportation Engineers;

g. A change that will result in a requirement for increased stormwater retention, or will otherwise increase stormwater discharges;

h. A change that will bring about a relationship to an abutting land use that would be incompatible with an adjacent land use;

i. Any modification to the PUD master plan or PUD document or amendment to a PUD ordinance which is inconsistent with the Future Land Use Element or other element of the Growth Management Plan or which modification would increase the density or intensity of the permitted land uses;

j. The proposed change is to a PUD district designated as a development of regional impact (DRI) and approved pursuant to F.S. § 380.06, where such change requires a determination and public hearing by Collier County pursuant to F.S. § 380.06(19). Any change that meets the criterion of F.S. § 380.06(19)(e)2, and any changes to a DRI/PUD master plan that clearly do not create a substantial deviation shall be reviewed and approved by Collier County under this LDC section 10.02.13; ~~or~~

k. Any modification in the PUD master plan or PUD document or amendment to a PUD ordinance which impact(s) any consideration deemed to be a substantial modification as described under this LDC section 10.02.13~~.~~; or

l. A submittal request for a new PUD document and repeals the previously approved PUD document.

2. Insubstantial change determination. An insubstantial change includes any change that is not considered a substantial or minor change. An insubstantial change to an approved PUD Ordinance shall be based upon an evaluation of LDC subsection 10.02.13 E.1 and shall require the review and approval of the ~~Planning Commission~~ Hearing Examiner. The ~~Planning Commission approval~~ Hearing Examiner's decision shall be based on the findings and criteria used for the original application and be an action taken at a regularly scheduled meeting.

a. The applicant shall provide the ~~Planning and Zoning Department Director~~ County Manager or designee documentation which adequately describes the proposed changes as described in the Administrative Code.

3. Minor changes. The following are considered minor changes, and may be approved by the County Manager or designee under the procedures established in the Administrative Code.

a. **Educational** and **ancillary plants** exception. When a PUD is amended for the sole purpose of adding an **Educational** and/or **ancillary plant**, that PUD will not be subject to the review process outlined in section 10.02.13 E.1. The review conducted will be limited to the impacts that the **Educational** or **ancillary plant** will have on the surrounding uses.

b. The County Manager or designee shall also be authorized to allow minor changes to the PUD master plan during its **subdivision** improvements plan or site **development plan** process to accommodate topography, vegetation and other site conditions not identified or accounted for during its original submittal and review and when said changes have been determined to be compatible with **adjacent** land uses, have no impacts external to the site, existing or proposed, and is otherwise consistent with the provisions of this code and the growth management plan. Such changes shall include:

i. Internal realignment of **rights-of-way**, including a relocation of **access** points to the PUD itself, where no water management facility, conservation/preservation areas, or required **easements** are affected or otherwise provided for.

ii. Relocation of **building** envelopes when there is no encroachment upon required conservation or preservation areas.

iii. Relocation of swimming pools, clubhouses, or other recreation facilities when such relocation will not affect **adjacent** properties or land uses.

iv. Relocation or reconfiguration of lakes, ponds, or other water facilities subject to the submittal of revised water management plans, or approval of the EAC where applicable.

Minor changes of the type described above shall nevertheless be reviewed by appropriate staff to ensure that said changes are otherwise in compliance with all county ordinances and regulations prior to the ~~Planning and Zoning Department Director's~~ County Manager or designee's consideration for approval.

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F. *PUD Monitoring Report requirements.* In order to ensure and verify that approved project densities or intensities of land use will not be exceeded and that development commitments will be fulfilled and are consistent with the development's approved transportation impact study, annual monitoring reports must be submitted by the owner(s) of a PUD to the County Manager or designee**.**

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4. County will be given at least 6 month's prior written notice to a change in ownership, to a community association, including but not limited to transfer of all or part of the **development** to a Home Owners Association, Property Owners Association, Master Association, or similar entity. Change in ownership of portions of a PUD **development** shall not absolve the original owner of the requirement to file an annual monitoring report. Transferring responsibility for filing the annual monitoring report to an entity other than the original owner may be demonstrated in the form of an executed agreement between the original owner and the new entity which when filed with the ~~Planning and Zoning Department Director~~ County Manager or designee shall automatically transfer responsibility for filing that annual monitoring report.

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H. *Interpretations of PUD documents.* The ~~Planning Services Department Director~~ County Manager or designee shall be authorized to interpret the PUD document and PUD master plan.

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L. ***Common open space*** *or common facilities.* Any **common open space** or common facilities established by an adopted master plan of **development** for a PUD district shall be subject to the following:

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2. In the event that the organization established to own and maintain **common open space** or common facilities, or any successor organization, shall at any time after the establishment of the PUD fail to meet conditions in accordance with the adopted PUD master plan of **development**, the ~~Planning and Zoning Director~~ County Manager or designee may serve written notice upon such organization and/or the owners or residents of the planned unit **development** and hold a public hearing. If deficiencies of maintenance are not corrected within 30 days after such notice and hearing, the ~~Planning and Zoning Director~~ County Manager or designee shall call upon any public or private agency to maintain the **common open space** for a period of 1 year. When the ~~Planning and Zoning Director~~ County Manager or designee determines that the subject organization is not prepared or able to maintain the **common open space** or common facilities, such public or private agency shall continue maintenance for yearly periods.

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10.02.15 – Requirements for Mixed Use Projects within the Bayshore Gateway Triangle Redevelopment Area

A. Mixed Use Project Approval Types. Owners of property located in the Bayshore Gateway Triangle Redevelopment Area designated as Neighborhood Commercial (BZO-NC), Waterfront (BZO-W), and Mixed Use (GTZO-MXD) Subdistricts may submit an application for a Mixed Use Project (MUP). The MUP shall allow for a mixture of residential and commercial uses, as permitted under the Table of Uses for the appropriate subdistrict. Applications for a MUP may be approved administratively or through a public hearing process as described in this section. A pre-application meeting is required for all MUP applications.

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2. MUPs Requiring Public Hearing:

a. MUPs that do not meet the thresholds for administrative approval may be approved by the ~~BZA~~ review and recommendation of the ~~CCPC~~ Planning Commission and BCC through a public hearing process.

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c. There shall be a public hearing before the ~~BZA~~ Planning Commission and BCC legally noticed and advertised pursuant to LDC section 10.03.06.

d. After a Mixed Use Project has been approved by the ~~BZA~~ BCC, the applicant shall submit a site development plan (SDP) consistent with the conceptual site plan approved by the ~~BZA~~ BCC and meeting the requirements of LDC section 10.02.03 B. The SDP may be submitted concurrent with the MUP application at the applicant's risk.

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10.03.06 – Public Notice and Required Hearings for Land Use Petitions

This section shall establish the requirements for public hearings and public notices. This section shall be read in conjunction with LDC section 10.03.05 and Chapter 8 of the Administrative Code, which further establishes the public notice procedures for land use petitions.

A. Ordinance or resolution that is initiated by County or a private entity which does not change the zoning atlas or actual list of uses in a zoning category but does affect the use of land, including, but not limited to, land development code regulations as defined in F.S. § 163.3202, regardless of the percentage of the land affected. This is commonly referred to as a LDC amendment.

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2. The following notice procedures are required:

a. ~~Newspaper~~ Legal Advertisement prior to each advertised public hearing in accordance with F.S. § 125.66 and F.S. § 50.0311.

B. Ordinance or resolution for a rezoning, or a PUD amendment, or a conditional use. For minor conditional use notice requirements see 10.03.06 C, below and for County initiated rezonings, see LDC section 10.03.06 K.:

1. The following advertised public hearings are required:

a. One Planning Commission and, if required, an Environmental Advisory Council hearing.

b. One BCC or BZA hearing.

2. The following notice procedures are required:

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c. ~~Newspaper~~ Legal Advertisement prior to each advertised public hearing in accordance with F.S. § 125.66 and F.S. § 50.0311.

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C. Minor conditional use.

1. The following advertised public hearings are required:

a. One Hearing Examiner hearing. If not heard by the Hearing Examiner, then pursuant to LDC section 10.03.06 B and if directed by a single Board member, one Planning Commission and BZA.

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c. ~~Newspaper~~ Legal Advertisement prior to the advertised public hearing..

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D. Conditional use extension, or conditional use re-review:

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2. The following notice procedures are required:

b. ~~Newspaper~~ Legal Advertisement prior to the advertised public hearing..

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E. Ordinance or resolution for comprehensive plan amendments:

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2. The following notice procedures are required:

a. Small-scale amendments:

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iii. ~~Newspaper~~ Legal Advertisement prior to each advertised public hearing.

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F. Variance, pursuant to LDC section 9.04.02 or a sign variance, pursuant to LDC section 5.06.08:

1. The following advertised public hearings are required:

a. One ~~Planning Commission or~~ Hearing Examiner hearing.

b. If Hearing Examiner has a conflict, then ~~heard~~ by the Planning Commission~~,~~ and one BZA hearing.

2. The following notice procedures are required:

c. ~~Newspaper~~ Legal Advertisement ~~prior to each advertised public hearing~~ in accordance with F.S. § 50.0311.

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G. Parking exemption, pursuant to LDC section 4.05.02 K.3:

1. The following advertised public hearing is required:

a. One ~~Planning Commission or~~ Hearing Examiner hearing.

b. If ~~heard by the~~ Hearing Examiner has a conflict, one Planning Commission~~,~~ and BZA hearing.

2. The following notice procedures are required:

c. ~~Newspaper~~ Legal Advertisement prior to the advertised public hearing.

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H. PUD Insubstantial Change (PDI) or Boat Dock Facility Extension, Boathouse Establishment, or Boat Dock Canopy Deviation:

1. The following advertised public hearings are required:

a. One ~~Planning Commission or~~ Hearing Examiner hearing.

b. If Hearing Examiner has a conflict, one Planning Commission hearing.

2. The following notice procedures are required:

a. For a PDI, a NIM. See LDC section 10.03.05 A. ~~However, upon written request by the applicant, the Hearing Examiner has the discretion to waive the NIM after the first set of staff review comments have been issued.~~

b Mailed Notice prior to the advertised public hearing.

c. ~~Newspaper~~ Legal Advertisement pursuant to Chapter 50, Florida Statues, on the Clerk of Court's public accessible website prior to the advertised public hearing.

d. Posting of a sign prior to the advertised public hearing.

I. Ordinance or resolution for the establishment, amendment to, or the abandonment of a Development of Regional Impact (DRI):

1. The following advertised public hearings are required:

a. One Planning Commission hearing.

b. One BCC hearing.

2. The following notice procedures are required:

a. In accordance with F.S. § 380.06 ~~and the~~, Florida Administrative Code, and F.S. § 50.0311.

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J. Ordinance or resolution that is initiated by the BCC and will change the zoning map designation of less than 10 contiguous acres of land. This is commonly referred to as a rezone.

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2. The following notice procedures are required:

b. ~~Newspaper~~ Legal Advertisement prior to each advertised public hearing. The advertisement for the Planning Commission hearing shall include a project location map and pursuant to F.S. § 125.66 and F.S. § 50.0311.

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K. Ordinance or resolution that is initiated by the BCC and will change the zoning map designation of more than 10 contiguous acres of land or more or an ordinance or resolution that will change the actual list of permitted, conditional, or prohibited uses of land within a zoning category. This is commonly referred to as a rezone or LDC amendment:

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2. The following notice procedures are required

b. ~~Newspaper~~ Legal Advertisement prior to the BCC hearings in accordance with F.S § 125.66 (4) including a project location map and F.S. § 50.0311.

i. In lieu of the ~~newspaper~~ legal advertisement, the BCC may mail a written notice to property owners within the area covered by the proposed ordinance or resolution. The notice shall include the time, place and location of both the public hearings before the BCC.

ii. The first BCC hearing shall be held at least seven days after the first advertisement is published. The second hearing shall be held at least ten days after the first hearing and shall be advertised at least five days prior to the public hearing.

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L. Ordinance or resolution for a Stewardship Sending Area (SSA) and SSA amendments:

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2. The following notice procedures are required:

a. ~~Newspaper~~ Legal Advertisement prior to the advertised public hearing pursuant to LDC section 4.08.06 E.1.

M. Resolution or decision for a Stewardship Receiving Area (SRA) and SRA amendments.

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2. The following notice procedures are required:

a. SRA designation or SRA substantial change:

iii. ~~Newspaper~~ Legal Advertisement prior to each advertised public hearing in accordance with F.S. § 125.66 and F.S. § 50.0311.

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b. SRA insubstantial change

iii. ~~Newspaper~~ Legal Advertisement prior to the advertised public hearing.

N. Ordinance or resolution for an MUP located in the mixed use subdistrict of the BZO or GTZO which seeks to utilize the Density Bonus Pool Allocation or request deviations exceeding administrative approval, pursuant to LDC section 10.02.15:

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2. The following notice procedures are required:

c. ~~Newspaper~~ Legal Advertisement prior to each advertised public hearing.

O. Approval of a Comparable Use Determination pursuant to LDC section 10.02.06 K.

1. The following advertised public hearings are required:

a. One ~~CCPC or~~ Hearing Examiner or if Board directed, one BZA hearing.

~~b. If heard by the Planning Commission , one BZA hearing.~~

2. The following notice procedures are required:

a. ~~Newspaper~~ Legal Advertisement prior to the advertised public hearing in accordance with F.S. § 125.66 and F.S. § 50.0311.

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P. Official Interpretations, pursuant to LDC section 1.06.00.

1. The following notice procedures are required for the interpretation of county wide application of the Growth Management Plan, Land Development Code and the building code:

a. ~~Newspaper~~ Legal Advertisement.

2. The following notice procedures are required for the interpretation affecting a specific parcel of land.

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c. ~~Newspaper~~ Legal Advertisement in accordance with F.S. § 50.0311.

Q. Appeal of an Official Interpretation, pursuant to LDC section 1.06.00.

1. The following advertised public hearings are required:

a. One ~~BZA or~~ Hearing Examiner or if Board directed, one BZA hearing.

2. The following notice procedures are required:

a. ~~Newspaper~~ Legal Advertisement prior to the advertised public hearing in accordance with F.S. § 125.66 and F.S. § 50.0311.

R. Site Plan with Deviations for Redevelopment, pursuant to LDC section 10.02.03 F, deviations in the GGPOD, pursuant to LDC section 4.02.26 E., and the LBDPA, pursuant to LDC section 4.02.16 C.13.

1. The following advertised public hearings are required:

a. One ~~Planning Commission or~~ Hearing Examiner hearing.

~~b. If heard by the Planning Commission , one BZA hearing.~~

2. The following notice procedures are required:

a. ~~Newspaper~~ Legal Advertisement prior to the advertised public hearing in accordance with F.S. § 125.66, and F.S. § 50.0311.

b. Mailed Notice prior to the advertised public hearing.

c. Posting of a sign prior to the advertised public hearing.

S. Post Take Plan, pursuant to LDC section 9.03.07 D.

1. The following notice procedures are required:

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b. If a ~~Planning Commission or~~ Hearing Examiner hearing is required, a ~~Newspaper~~ Legal Advertisement.

2. The following advertised public hearings ~~may~~ shall be required:

a. If a written objection is received, one ~~Planning Commission or~~ Hearing Examiner or BZA hearing.

T. Minor Change to a PUD to remove affordable housing contributions, pursuant to LDC section 10.02.13 E.3.c.

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2. The following advertised public hearings may be required:

a. If a written objection is received, one ~~BCC or~~ Hearing Examiner hearing.

b. If Hearing Examiner has a conflict, one Planning Commission hearing.

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U. ~~Automobile Service Station~~ Facilities with Fuel Pumps Waiver pursuant to LDC section 5.05.05 and Alcohol Beverage Distance Waiver pursuant to LDC section 5.05.01.

1. The following advertised public hearings are required:

a. One ~~BZA or~~ Hearing Examiner hearing,

b. If Hearing Examiner has a conflict, one BZA hearing.

2. The following notice procedures are required:

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b. ~~Newspaper~~ Legal Advertisement ~~prior to the advertised public hearing~~ in accordance with F.S. § 50.0311.

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V. Nonconforming Use Change pursuant to LDC section 9.03.02 D and Nonconforming Use Alteration, pursuant to LDC section 9.03.03 B.5.

1. The following advertised public hearings are required:

a. One Hearing Examiner ~~or BZA~~ hearing.

b. If Hearing Examiner has a conflict, one Planning Commission and BZA hearing.

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X. Stakeholder Outreach Meeting, pursuant to LDC section 5.05.15 C.3.

1. The following notice procedures are required:

a. ~~Newspaper~~ Legal advertisement at least 15 days prior to the Stakeholder Outreach Meeting.

Y. Compatibility Design Review, pursuant to LDC section 5.05.15 F.

2. The following notice procedures are required:

a. ~~Newspaper~~ Legal advertisement at least 15 days prior to the advertised public hearing.

Z. Events in County Right-of-Way, pursuant to LDC section 5.04.05 A.5.

2. The following notice procedures are required:

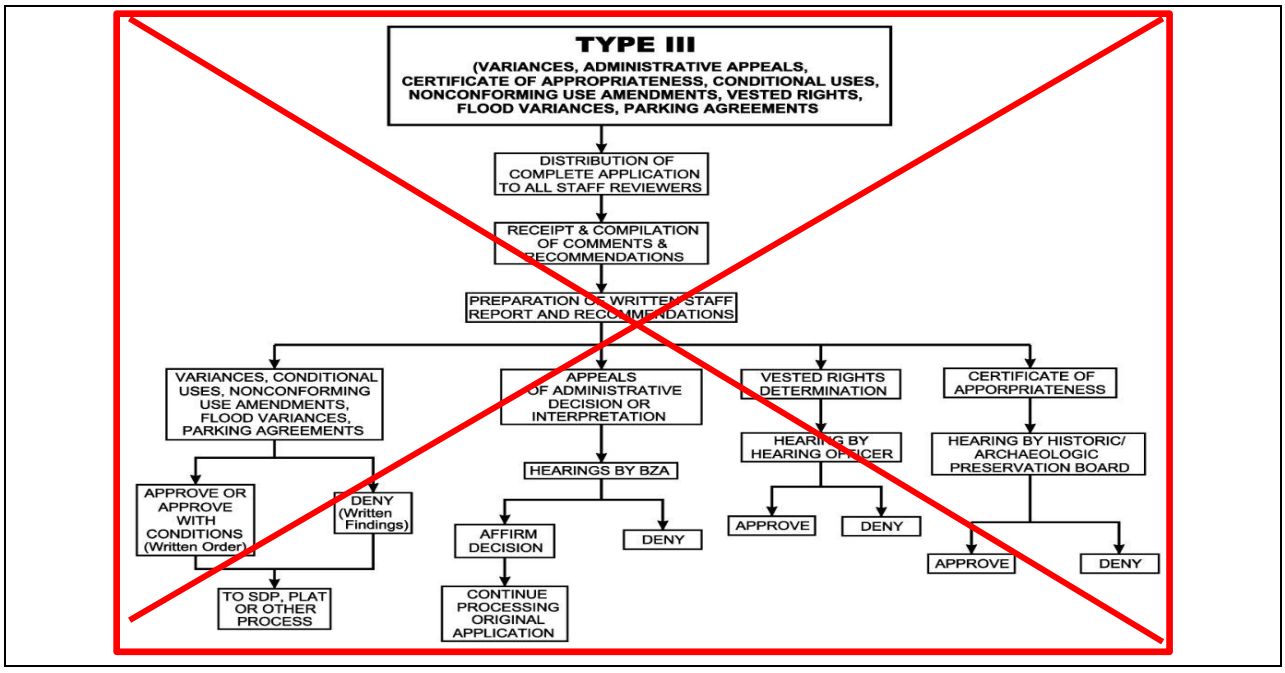
a. ~~Newspaper~~ Legal advertisement prior to the advertised public hearing in accordance with F.S. 125.66 and F.S. § 50.0311.

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10.04.04 – Applications Subject to Type III Review

The following applications are subject to Type III review: Variances; Administrative Appeals; Certificates of Appropriateness; ~~c~~Conditional ~~u~~Uses; ~~n~~Nonconforming Use Amendments and Alterations; Vested Rights; ~~flood Variances~~; Parking Agreements.

For a graphic depiction of the review procedure, please see Illustration 10.04.04 A.



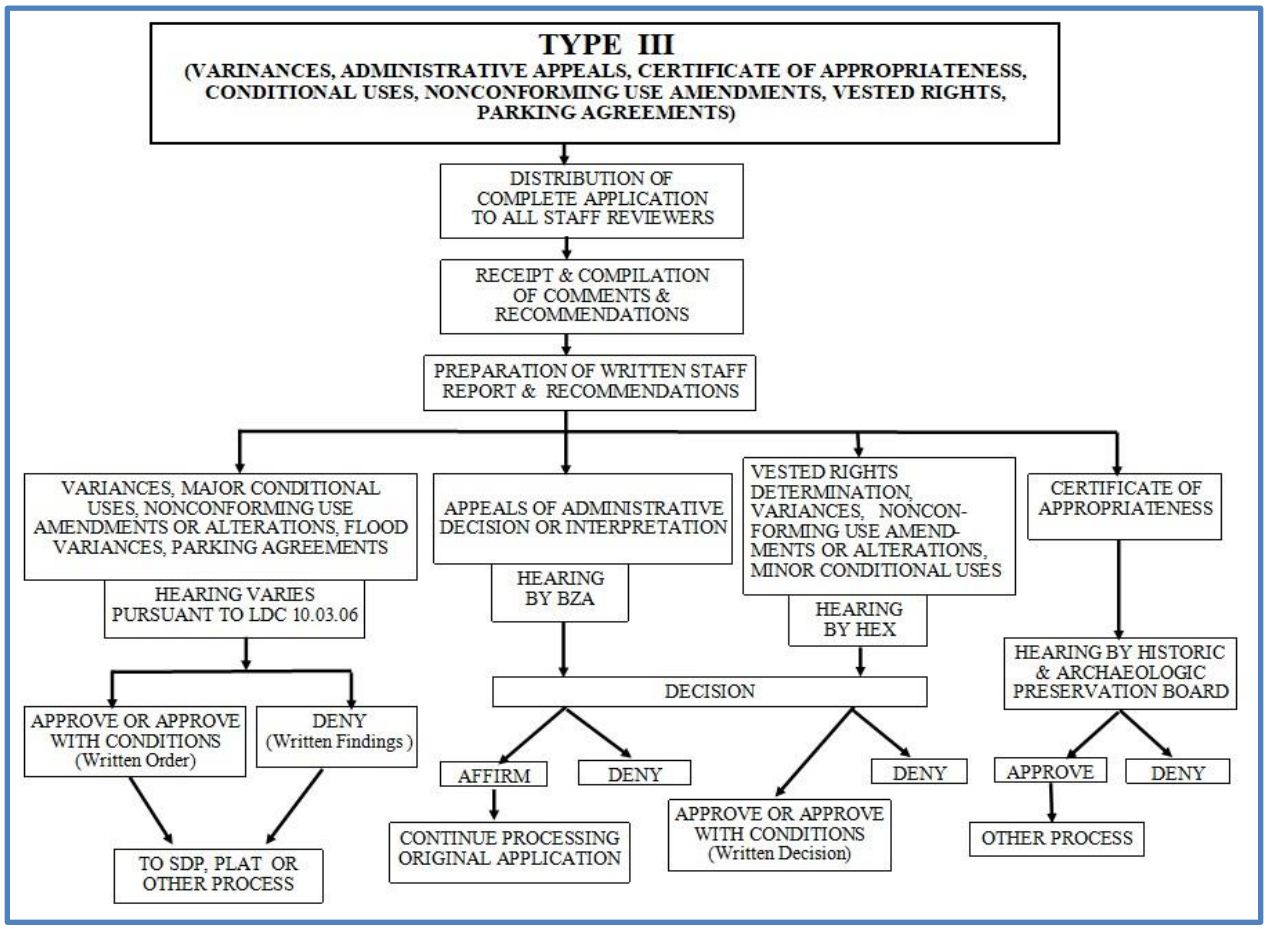


Illustration 10.04.04 A.

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10.08.00 - CONDITIONAL USE PROCEDURES

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C. *Application*. The Administrative Code shall establish the submittal requirements for a conditional use application and minor conditional use change.

1. Conditional use application processing time. An application for a conditional use will be considered "open," when the determination of "sufficiency" has been made and the application is assigned a petition processing number. An application for a conditional use will be considered "closed" when the applicant withdraws the subject application through written notice or ceases to supply necessary information to continue processing or otherwise actively pursue the conditional use, for a period of 6 months. An application deemed "closed" will not receive further processing and shall be withdrawn and an application "closed" through inactivity shall be deemed withdrawn. The ~~Planning and Zoning Department~~ County Manager or designee will notify the applicant of closure by certified mail, return receipt requested; however, failure to notify by the County shall not eliminate the "closed" status of a petition. An application deemed "closed" may be re-opened by submitting a new application, repayment of all application fees and granting of a determination of "sufficiency." Further review of the request will be subject to the then current LDC.

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J. *Changes and amendments*. ~~The County Manager or designee may approve minor changes in the location, siting, or height of buildings, structures, and improvements authorized by the conditional use. Additional u~~ Uses or expansion of permitted uses not shown on the conceptual site development plan or otherwise specifically provided for in the conditional use application shall require the submission, review, and approval of a new conditional use application.

Minor conditional use changes or amendments shall be heard by the Hearing Examiner, except for those requests that require an Environmental Advisory Council review or, at the discretion of the Hearing Examiner, is determined to be a matter of great public interest or concern. Additionally, the Commissioner of the District in which the minor conditional use change is located may direct the minor conditional use change to be heard by the Planning Commission in an advisory capacity and then by the BZA for final action.

When the Hearing Examiner directs a minor conditional use to the Planning Commission, the Hearing Examiner shall consider, all criteria set forth in LDC section 10.08.00 D and the relevant matters in the applicant's written petition.

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Exhibit A – Administrative Code

Collier County Land Development Code | *Administrative Procedures Manual*

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Chapter 3. Quasi-Judicial Procedures with a Public Hearing

A. Appeal of an Official Interpretation of the Land Development Code

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Notice Notification requirements are as follows. ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. ~~Newspaper~~ Legal **Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    - **a.** Date, time, and location of the hearing; and
    - **b.** 2 in. x 3 in. map of the project location, if site specific.

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B. Boat Dock

B. 1 Boathouse Establishment

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Notice Notification requirements are as follows. ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. Mailed Notice: Written notice shall be sent to **property owners in the notification area** at least 15 days before the advertised public hearing. The County will mail the letters at the **applicant's** expense. The advertisement shall include at a minimum:

a. Date, time, and location of the public hearing;

b. Petition number;

c. Extension and total protrusion of the facility; and

d. Date by which written comments must be filed with the Zoning Division.

2. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before the advertised public hearing i~~n a newspaper of general circulation~~. The advertisement shall include at a minimum:

Date, time, and location of the hearing;

a. Petition number;

b. Address of the facility;

c. Extension and total protrusion of the facility;

d. 2 in. x 3 in. map of the project location; and

e. Date by which written comments must be filed with the Zoning Division.

3. **Sign**: Posted at least 15 days before the advertised public hearing date.

⇔ *See Chapter 8 E. of the Administrative Code for sign template*.

B.2. Dock Facility Extension

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Notice Notification requirements are as follows. ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the first advertised public hearing. The County will mail the letters at the **applicant's** expense. The advertisement shall include at a minimum:
   - **a.** Date, time, and location of the public hearing;
   - **b.** Petition number;
   - **c.** Extension and total protrusion of the facility; and
   - **d.** Date by which written comments must be filed with the Zoning Division.

2. ~~Newspaper~~ Legal ~~-~~**Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing;
    b. Petition number;
    c. Extension and total protrusion of the facility;
    d. 2 in. x 3 in. map of the project location; and
    e. Date by which written comments must be filed with the Zoning Division.
3. **Sign**: Posted at least 15 days before the first advertised public hearing date. ⇔ *See Chapter 8 E. of the Administrative Code for sign template*.

B.3. Boat Lift Canopy with Deviations

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Notice Notification requirements are as follows.
⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the first advertised public hearing. The County will mail the letters at the **applicant's** expense. The advertisement shall include at a minimum:
    a. Date, time, and location of the public hearing;
    b. Petition number;
    c. Extension and total protrusion of the facility; and
    d. Date by which written comments must be filed with the Zoning Division.
2. ~~Newspaper~~ Legal **Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing;
    b. Petition number;
    c. Extension and total protrusion of the facility;
    d. 2 in. x 3 in. map of the project location; and
    e. Date by which written comments must be filed with the Zoning Division.
3. **Sign**: Posted at least 15 days before the first advertised public hearing date. ⇔ *See Chapter 8 E. of the Administrative Code for sign template*.

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C. Conditional Use (CU)

C.1 Conditional Use Permit

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Notice for Minor Conditional Use petitions

Notification requirements are as follows.
⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **NIM**: The **NIM** shall be completed at least 15 days before the advertised public hearing. The **NIM** shall be advertised and a mailed written notice shall be given to **property owners in the notification area** at least 15 days prior to the **NIM** meeting.
2. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the advertised Hearing Examiner hearing.
3. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before the advertised Hearing Examiner hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing;
    b. Description of the proposed land uses; and
    c. 2 in. x 3 in. map of the project location.
4. **Sign:** Posted at least 15 days before the advertised Hearing Examiner hearing date.
⇔ *See Chapter 8 E. of the Administrative Code for sign template.*
[Please note: If the Minor Conditional Use petition is to be heard before the BZA, the notice procedures shall be the same as the procedures for all other Conditional Use petitions listed below.]

Notice for all other Conditional Use petitions

Notification requirements are as follows.
⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **NIM**: The **NIM** shall be completed at least 15 days before the advertised public hearing. The **NIM** shall be advertised and a mailed written notice shall be given to **property owners in the notification area** at least 15 days prior to the **NIM** meeting.
2. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the advertised public hearing.
3. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing;
    b. Description of the proposed land uses; and
    c. 2 in. x 3 in. map of the project location.
4. **Sign:** Posted at least 15 days before the advertised public hearing date.
⇔ *See Chapter 8 E. of the Administrative Code for sign template.*

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C.2. Conditional Use Extensions

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Notice for Minor Conditional Use Extension petitions and all other Conditional Use Extension petitions

Notification requirements are as follows.

⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the advertised public hearing.
2. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing; and
    b. Description of the proposed land uses.
3. **Sign:** Posted at least 15 days before the advertised Hearing Examiner hearing date. ⇔ *See Chapter 8 B of the Administrative Code for sign template.*

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C.3. Conditional Use Re-Review

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Notice for Minor Conditional Use Re-Review petitions and for all other Conditional Use Re-Review petitions

Notification requirements are as follows. ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the first advertised public hearing.
2. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing; and
    b. Description of the proposed land uses.

D. Development of Regional Impact (DRI)

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D.2. DRI Abandonment

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Notice In accordance with F.S. § 380.06 ~~and the~~, Florida Administrative Code, and F.S. § 50.0311

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D.3 DRI Development Order Amendment

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Notice In accordance with F.S. § 380.06 ~~and the~~, Florida Administrative Code, and F.S. § 50.0311

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E. Mixed Use Project (MUP) – Public Hearing for use of Bonus Density Pool and/or other Deviations

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Notice Notification requirements are as follows: ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **NIM:** The **NIM** shall be completed at least 15 days before the advertised Planning Commission hearing. The **NIM** shall be advertised and a mailed written notice shall be given to **property owners in the notification area** at least 15 days prior to the **NIM** meeting.
2. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the advertised Planning Commission hearing.
3. ~~**Newspaper**~~ **Legal Advertisements:** The legal advertisement shall be published at least 15 days before each advertised public hearing in a newspaper of general circulation. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing;
    b. Description of the proposed land uses; and
    c. 2 in. x 3 in. map of the project location for the BCC advertisement.
4. **Sign:** Posted at least 15 days before the advertised Planning Commission hearing date. ⇔ *See Chapter 8 E. of the Administrative Code for sign template.*

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F. Parking Exemption – With a Public Hearing

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Notice Notification requirements are as follows. ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Agent Letter**: An **Agent Letter** shall be sent to property owners within 150 feet of the subject property following the initial staff review comments and prior to the resubmittal. See Application Contents for review and approval of letter materials.
2. **Mailed Notice**: Written notice shall be sent to **property owners** in the notification area at least 15 days before the first advertised public hearing.~~.~~
3. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing; and
    b. Clear explanation of the parking relief sought.
4. **Sign:** Posted at least 15 days before the first advertised public hearing date. ⇔ *See Chapter 8 E. of the Administrative Code for sign template.*

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G. Planned Unit Developments (PUD)

G.1 Rezoning to a PUD

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Notice Notification requirements are as follows. ⇔
See Chapter 8 of the Administrative Code for additional notice information.

1. **NIM**: The **NIM** shall be completed at least 15 days before the advertised Planning Commission hearing. The **NIM** shall be advertised and a mailed written notice shall be given to **property owners in the notification area** at least 15 days prior to the **NIM** meeting.
2. **Mailed Notice:** Written notice shall be sent to p**roperty owners in the notification area** at least 15 days before the advertised Planning Commission hearing.
3. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing;
    b. Description of the proposed land uses;
    c. 2 in. x 3 in. map of the project location; and
    d. Name and application number.

4. **Sign:** Posted at least 15 days before the advertised Planning Commission hearing date. ⇔ *See Chapter 8 E. of the Administrative Code for sign template.*

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G.2. PUD Amendment

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Notice Notification requirements are as follows:
⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **NIM**: The **NIM** shall be completed at least 15 days before the advertised Planning Commission hearing. The **NIM** shall be advertised and a mailed written notice shall be given to p**roperty owners in the notification area** at least 15 days prior to the **NIM** meeting.
2. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the advertised Planning Commission hearing.
3. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
   a. Date, time, and location of the hearing;
   b. Description of the proposed land uses; and
   c. 2 in. x 3 in. map of the project location for the Planning Commission advertisement.
4. **Sign:** Posted at least 15 days before the advertised Planning Commission hearing date. ⇔ *See Chapter 8 E. of the Administrative Code for sign template*.

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G.3. PUD Insubstantial Change

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Notice Notification requirements are as follows. ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **NIM**: A **NIM** is required, however upon written request by the applicant the Hearing Examiner has the discretion to waive the NIM after the first set of review comments have been issued. This **NIM** waiver is not applicable to matters coming before the Planning Commission when it is deemed to be the decision maker. If the **NIM** has not been waived, it shall be completed at least 15 days before the first advertised hearing. The **NIM** shall be advertised and a mailed written notice shall be given to **property owners in the notification area** at least 15 days prior to the **NIM** meeting.

2. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the first advertised hearing.

3. ~~**Newspaper**~~ **Legal Advertisements:** The legal advertisement shall be published at least 15 days before each advertised hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:

   a. Date, time, and location of the hearing;

   b. Description of the proposed land uses; and

   c. 2 in. x 3 in. map of the project location.

4. **Sign:** Posted at least 15 days before the first advertised hearing date.
   ⇔ *See Chapter 8 E. of the Administrative Code for sign template*.

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H. Rezoning – Standard

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Notice- Notification requirements are as follows.
⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **NIM**: The **NIM** shall be completed at least 15 days before the advertised Planning Commission hearing. The **NIM** shall be advertised and a mailed written notice shall be given to **property owners in the notification area** at least 15 days prior to the **NIM** meeting.

2. **Mailed Notice:** Written notice shall be sent to **property owners in the notification Area** at least 15 days before the advertised Planning Commission hearing.

3. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:

   a. Date, time, and location of the hearing;

   b. Description of the proposed land uses;

   c. 2 in. x 3 in. map of the project location;

   d. PUD name and ordinance number;

   e. Description of rezone; and

   f. Description of location.

4. **Sign:** Posted at least 15 days before the advertised Planning Commission hearing date.
   ⇔ *See Chapter 8 E. of the Administrative Code for sign template*.

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I. Sign Variance

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Notice Notification requirements are as follows.
⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Agent Letter**: An **Agent Letter** shall be sent to property owners within 150 feet of the subject property following the initial staff review comments and prior to the resubmittal. See Application Contents for review and approval of letter materials.
2. **Mailed Notice:** Written notice shall be sent to **property owners** in the notification area at least 15 days before the first advertised hearing. The **mailed notice** shall be sent by the **applicant** following approval by the Zoning Division.
3. ~~**Newspaper**~~ **Legal** **Advertisements**: The legal advertisement shall be published at least 15 days before each advertised hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing;
    b. Description of the proposed land uses; and
    c. 2 in. x 3 in. map of the project location.
4. **Sign:** Posted at least 15 days before the first advertised hearing date. ⇔ *See Chapter 8 E. of the Administrative Code for sign template*.

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J. Variance

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Notice Notification requirements are as follows.
⇔ *See Chapter 8 of the Administrative Code for additional notice information*.

1. **Agent Letter**: An **Agent Letter** shall be sent to property owners within 150 feet of the subject property following the initial staff review comments and prior to the resubmittal. See Application Contents for review and approval of letter materials.
2. **Mailed Notice**: Written notice shall be sent to **property owners** in the notification area at least 15 days before the first advertised hearing. The **mailed notice** shall be sent by the **applicant** following approval by the Planning and Zoning Division.
3. ~~**Newspaper**~~ **Legal** **Advertisements**: The legal advertisement shall be published at least 15 days before each advertised hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing;
    b. Description of the requested variance; and
    c. 2 in. x 3 in. map of the project location.
4. **Sign**: Posted at least 15 days before the advertised Hearing Examiner hearing date. ⇔ *See Chapter 8 E. of the Administrative Code for sign template*.

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K. Compatibility Design Review

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Notice Notification requirements are as follows.
⇔*See Chapter 8 of the Administrative Code for additional notice information.*

1. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days prior to the hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing;
    b. Description of the proposed land uses; and
    c. 2 in. x 3 in. map of the project location.
2. **Mailed Notice**: For the purposes of this **mailed notice** requirement, written notice shall be sent to property owners located within 1,000 feet from the property line of the golf course at least 15 days prior to the advertised public hearings.
3. **Sign**: Posted at least 15 days before the advertised public hearing date.
⇔ *See Chapter 8 E. of the Administrative Code for sign template*.

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L. Comparable Use Determination

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Notice Notification requirements are as follows.
⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. ~~**Newspaper**~~ ~~**Legal**~~ **Advertisement:** At least 15 days before the hearing ~~in a newspaper of general circulation~~. The legal advertisement shall include:
    a. Date, time, and location of the hearing;
    b. Description of the proposed land uses;
    c. Application number and project name;
    d. PUD name and ordinance number;
    e. Proposed permitted use; and
    f. Description of location; and.
    g. 2 inch x 3 inch map of the project location;

Exhibit A – Administrative Code

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Collier County Land Development Code | *Administrative Procedures Manual*
Chapter 4 | Administrative Procedures

Chapter 4. Administrative Procedures

The permits and approvals listed in this Chapter do not require a public hearing, unless a decision on the permit is appealed.

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G. Official Interpretation of the Land Development Code

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Notice – For interpretation of County wide application of the GMP and LDC

Notification requirements are as follows. ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Newspaper Legal Advertisements**: Upon issuance of the interpretation, the County Manager or designee shall provide a legal advertisement that is published in a newspaper of general circulation. The advertisement shall include at a minimum:
    a. Brief summary of interpretation;
    b. Location of affected property; and
    c. Appeal time frame.

Notice- For interpretations affecting a specific parcel of land

Notification requirements are as follows.
⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Notification of affected property owner:** If an official interpretation has been requested by an affected party other than the **property owner**, Collier County shall notify the **property owner** that an official interpretation has been requested.
2. **Mailed Notice:** Upon issuance of the interpretation, the County Manager or designee shall provide written notice of the interpretation to **property owners** within 300 feet of the property lines of the land for which the interpretation is requested.
3. ~~**Newspaper**~~ **Legal Advertisements**: Upon issuance of the interpretation, the County Manager or designee shall provide for a legal advertisement that is published ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Brief summary of interpretation;

b. Location of affected property;

c. Appeal time frame; and

d. Project Location Map.

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J.6. Special Events

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Notice **1. Mailed Notice**: None required, unless it is an event that requires the temporary use of the right-of-way of any arterial or collector roadway of which necessitates closing all or part of the County right-of way between the hours of 7:00 AM through 9:00 AM or 3:30 PM through 6:30 PM. written notice shall be sent 30 days prior to the day of the event, to property owners, neighborhood associations and business associations within one-quarter mile (2,640 feet) of the County Right-of-Way impacted by the event.

2. ~~Newspaper~~ Legal Advertisement: For the temporary use of right-of-way, a legal advertisement shall be published at least 30 days before the Hearing Examiner or BCC public hearing date ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:

a. Clear explanation of the temporary event's purpose, use of right-of- way and affect upon the right-of-way between the actual hours of event operations.

b. Date, time, and location of the public hearing.

c. 2 in. x 3 in. map of the event's location.

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Chapter 6. Waivers, Exemptions, and Reductions

E. Alcohol Beverage Distance Waiver

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Notice Notification requirements are as follows. ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Agent Letter**: An **Agent Letter** shall be sent to property owners within 150 feet of the subject property following the initial staff review comments and prior to the resubmittal. See Application Contents for review and approval of letter materials.
2. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before the advertised hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing; and
    b. Description of the proposed land uses.

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G. Facilities with Fuel Pumps Waiver

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Notice Notification requirements are as follows:

⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Agent Letter**: An **Agent Letter** shall be sent to property owners within 150 feet of the subject property following the initial staff review comments and prior to the resubmittal. See Application Contents for review and approval of letter materials.
2. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before the advertised hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing; and
    b. Description of the proposed land uses.

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H. Nonconforming Use Change (NUC)

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Notice Notification requirements are as follows:

⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the first advertised hearing.
2. **Newspaper Legal Advertisements**: The legal advertisement shall be published at least 15 days before each advertised hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the hearing; and
    b. Clear explanation of the nonconforming use change.

3. **Sign:** Posted at least 15 days before the first advertised hearing date.
   ⇔ *See Chapter 8.E of the Administrative Code for sign template.*

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I. Site Plan with Deviations for Redevelopment Projects (-DR)

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Notice Notification requirements are as follows. ⇔ See *Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the first advertised hearing.
2. ~~**Newspaper**~~ **Legal Advertisement:** The legal advertisement shall be published at least 15 days before each advertised hearing ~~in a newspaper of general circulation~~. The legal advertisement shall include at a minimum:
   a. Date, time, and location of the hearing;
   b. Application number and project name;
   c. 2 in. x 3 in. map of project location;
   d. Requested deviations and proposed project enhancements; and
   e. Description of location.

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J. Post Take Plan

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Notice Notification requirements are as follows. ⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** within 60 days of the date of the submittal of the application. The mailed notice shall include the following information:
   a. List of requested deviations;
   b. A brief narrative with justification for the deviations; and
   c. A copy of the Post Take Plan, in either an 11 in. x 17 in. or 8 ½ in. x 11 in. format.

Additional Notice- If Written Objection is Received

If a written objection is received from an abutting **property owner** within 30 days from the date in which the first **mailed notice** was sent, then the Post Take Plan shall go before the CCPC or BZA, if appealed.

The notice requirements for the public hearing are as follows:
⇔ *See Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the first advertised hearing.
    a. List of requested deviations;
    b. A brief narrative with justification for the deviations; and
    c. A copy of the Post Take Plan, in either an 11 in. x 17 in. or 8 ½ in x 11 in. format.
2. ~~**Newspaper**~~ **Legal Advertisements**: The legal advertisement shall be published at least 15 days before the advertised hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time and location of the hearing;
    b. Description of the proposed land uses; and
    c. 2 in. x 3 in. map of the project location.

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M. Deviation Requests for Projects in the Golden Gate Parkway Overlay District (DR-GGPOD)

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Notice

Notification requirements are as follows. ⇔ See *Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the first advertised hearing.
2. ~~**Newspaper**~~ **Legal Advertisement:** The legal advertisement shall be published at least 15 days before each advertised hearing ~~in a newspaper of general circulation~~. The legal advertisement shall include at minimum:
    a. Date, time, and location of the hearing;
    b. Application number and project name;
    c. 2 in. x 3 in. map of project location;
    d. Requested deviations and proposed project enhancements; and
    e. Description of location
3. **Sign:** Posted at least 15 days before the first advertised hearing date.

⇔ *See Chapter 8.E of the Administrative Code for sign template.*

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N. Limited Density Bonus Pool Allocation (LDBPA)

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Notice Notification requirements are as follows:

⇔ See *Chapter 8 of the Administrative Code for additional notice information.*

1. **Mailed Notice:** Written notice shall be sent to **property owners in the notification area** at least 15 days before the first advertised hearing.
2. ~~**Newspaper**~~ **Legal Advertisement:** The legal advertisement shall be published at least 15 days before each advertised hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
   - **a.** Date, time, and location of the hearing;
   - **b.** Application number and project name;
   - **c.** 2 in. x 3 in. map of project location; and
   - **d.** Description of location.

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Chapter 8. Public Notice

A. Generally

Many land use decisions in the County require public notice to the general community and/or the surrounding neighborhoods regarding an **applicant's** development plans. Each Administrative Code section describes the types of notice required, if any, for a petition or a permit. This section identifies the different types of public notice procedures and specific information necessary to fulfill the notice requirement.

The following are the types of public notice that may be required:

1. **Neighborhood Information Meeting** (**NIM**)
2. **Mailed Written Notice**
3. ~~**Newspaper**~~ **Legal Advertisement**

4. Posting of a **Sign**
5. **Stakeholder Outreach Meeting for Golf Course Conversions (SOM)**
6. **Agent Letter**

B. Neighborhood Information Meeting

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Notice Requirements

The **NIM** shall be noticed as follows:

1. **Mailed Notice:** Written notice shall be sent to **property owners in notification area** at least 15 days before the **NIM** meeting.
    a. The **applicant** shall also provide written notice of the **NIM** to **property owners**, condominium, and civic associations whose members may be affected by the proposed land use change and who have formally requested the County to be notified. Each mailed notice shall contain the following:

    "The purpose and intent of this Neighborhood Information Meeting is to provide the public with notice of an impending zoning application and to foster communication between the applicant and the public. The expectation is that all attendees will conduct themselves in such a manner that their presence will not interfere with the orderly progress of the meeting."

2. ~~**Newspaper**~~ **Legal Advertisement**: The legal advertisement shall be published at least 15 days before the **NIM** meeting ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:
    a. Date, time, and location of the **NIM** meeting;
    b. Petition name, number and **applicant** contact info;
    c. Purpose of the **NIM** meeting;
    d. Description of the proposed land uses; and
    e. 2 in. x 3 in. map of the project location.

Location

The **applicant** must arrange the location of the meeting. To promote increased participation and convenience to the interested members of the public, all **NIM**s shall be conducted at a physical location, to allow for in-person attendance, and virtually, utilizing videoconferencing technology. The in-person location must be reasonably convenient to the **property owners** who receive the required notice. The facilities must be of sufficient size to accommodate the expected attendance.

Conduct of Meeting and Decorum

1. Conduct of Meeting**:** A Collier County staff **planner** or designee shall attend the **NIM** and record all commitments made by the **applicant** during the meeting while remaining neutral and providing clarification regarding the next steps the petition must follow in the review process, including the anticipated future public hearings that are associated with the petition. The **applicant** shall make a presentation of how they intend to develop the subject property. The **applicant** is required to record the **NIM** proceedings and provide an audible audio/video copy to the Zoning Division, including a written summary. When video conferencing is used, it must have the capability to capture the written comments from the attendees. These written comments will be included in the written summary of the **NIM**.

The **applicant** must provide the following at the **NIM** for review and comment, including but not limited to:

a. The proposed uses and density/intensity of the project;

b. The proposed Master Plan, when applicable; and

c. The current **LDC** zoning district uses and development regulations.

2. Decorum**:** The expectation is that all **NIM** attendees will conduct themselves in such manner that their presence will not interfere with the orderly progress of the meeting. For in-person meetings, the applicant is encouraged to provide a licensed and qualified security detail, which will be at the **applicant**'s expense. If the **applicant** or staff **planner** determines the **NIM** cannot be completed due to the disorderly conduct of the members of the public, the **applicant** shall have the right to adjourn the **NIM** but be required to conduct another duly advertised **NIM**, either in-person or via videoconferencing technology, or both, at the **applicant**'s discretion.

Meeting Follow-Up

1. After a **NIM** is completed, the **applicant** will submit a written summary of the **NIM** and any commitments that have been made to the assigned **planner**. These commitments will:

a. Become part of the record of the proceedings;

b. Be included in the staff report for any subsequent review and approval bodies; and

c. Be considered for inclusion in the conditions of approval of any applicable development order.

2. The County staff **planner** or designee shall promptly post the written summary and audio/video recording of the **NIM** to the County's website for public inspection.

Updated Resolution 2023-211

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D. ~~Newspaper~~ Legal Advertisement

Applicability For applicable land use petitions, the ~~**newspaper**~~ **legal** **advertisement** shall be as follows.

A copy of the ~~**newspaper**~~ **legal** **advertisement** shall be kept available for public inspection during regular business hours of the Office of Clerk to the Board of County Commissioners. The notice of proposed enactment shall include where the proposed ordinance or resolution may be inspected by the public. The notice shall also advise that interested parties may appear at the meeting and be heard with respect to the proposed ordinance or resolution.

Placement and Content The ~~**newspaper**~~ **legal** **advertisement** shall be published at least 15 days before each advertised public hearing ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:

a. Date, time, and location of the hearing;

b. Petition name, number and **applicant** contact info;

c. Description of the proposed land uses; and

d. 2 in. x 3 in. map of the project location, as applicable.

Updated

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F. Stakeholder Outreach Meeting for Golf Course Conversions (SOM)

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SOM Notice Requirements

Each SOM shall be noticed as follows:

1. ~~Newspaper~~ Legal **Advertisements**: The legal advertisement shall be published at least 15 days before the SOM ~~in a newspaper of general circulation~~. The advertisement shall include at a minimum:

   a. Date, time, and location of the SOM;

   b. Petition name, number and applicant contact info;

   c. Notice of the intention to convert the golf course to a non-golf course use;

   d. Brief description of the proposed uses; and

   e. 2 in. x 3 in. map of the project location.

2. **Mailed Notice**: For the purposes of this **mailed notice** requirement, written notice shall be sent to property owners located within 1,000 feet from the property line of the golf course at least 15 days before the first SOM. The mailed notice shall include the following:

   a. Date, time, and location of each SOM included in the **mailed notice**;

   b. Petition name, number and applicant contact info;

   c. Notice of the intention to convert the golf course to another use;

   d. A brief description of the proposed uses;

   e. A statement describing that the applicant is seeking input through a stakeholder outreach process;

   f. The user-friendly web address where the meeting materials, such as the Developers Alternatives Statement, can be accessed;

   g. A brief description of the visual survey and the user-friendly web address where the survey can be accessed; and

   h. The dates that the web-based visual survey will be available online.

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Chapter 13. Glossary

Addressing Checklist	An **addressing checklist** is a form that must be signed by a member of the Addressing Staff. This form indicates the petition type, the legal description, folio/**property identification number**, the street address, location information, and a survey for unplatted properties. The **addressing checklist** form can be found on the Collier County website, on the Zoning and Land Use Application page.
Applicant	A person or entity who files an application with the Growth Management Community Development Department, including their representative or agent.
Applicant Contact Information	The **applicant contact information** should include, but not limited to the following: • Applicant/owner or agent's: ○ Name; ○ Address; ○ Phone number; ○ Email address; and ○ The name of the firm where the agent is employed, if applicable.
Architect	A natural person who is licensed under F.S. Chapter 481, Part I to engage in the practice of architecture.
Engineer	A person who is licensed to engage in the practice of engineering under F.S. Chapter 471, and who practices principally in the design and construction of public works or infrastructure.
Collier County Code of Laws & Ordinances	The general codification of the general and permanent ordinances of Collier County, Florida. The **Code of Laws and Ordinances** is available online at www.municode.com.
Electronic Copies of all Documents	An electronic version of all plans and documents, in PDF or Word format, on a CDROM as part of the submittal package.
Landscape Architect	A person who holds a license to practice landscape architecture in the State of Florida under the authority of F.S. Chapter 481, Part II.
Land Development Code (LDC)	The Collier County Land Development Code 2004-41. The **LDC** is available online at www.municode.com.
Mailed Notice	⇔ See ***LDC*** *section 10.03.05 B.*

NIM	⇔ See ***LDC*** *section 10.03.05 A.*
~~**Newspaper**~~ **Legal Advertisement**	⇔ See ***LDC*** *section 10.03.05 C, and in accordance with F.S. section 125.66 and F.S. section 50.0311.*

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Exhibit B – F.S. Chapter 50 – Legal and Official Advertisements

CHAPTER 50
LEGAL AND OFFICIAL ADVERTISEMENTS

50.011 Publication of legal notices.
50.021 Publication when no newspaper in county.
50.0211 Internet website publication.
50.031 Newspapers in which legal notices and process may be published.
50.0311 Publication of advertisements and public notices on a publicly accessible website and governmental access channels.
50.041 Proof of publication; uniform affidavits required.
50.051 Proof of publication; form of uniform affidavit.
50.061 Amounts chargeable.
50.0711 Court docket fund; service charges; publications.

50.011 Publication of legal notices.—Whenever by statute an official or legal advertisement or a publication or notice in a newspaper or on a governmental agency website has been or is directed or permitted in the nature of or in lieu of process, or for constructive service, or in initiating, assuming, reviewing, exercising, or enforcing jurisdiction or power, or for any purpose, including all legal notices and advertisements of sheriffs and tax collectors, such legislation, whether existing or repealed, means either of the following:

(1) A publication in a newspaper printed and published periodically at least once a week, containing at least 25 percent of its words in the English language, available to the public generally for the publication of official or other notices and customarily containing information of a public character or of interest or of value to the residents or owners of property in the county where published, or of interest or of value to the general public, which:

(a) Has an audience consisting of at least 10 percent of the households in the county or municipality, as determined by the most recent decennial census, where the legal or public notice is being published or posted, by calculating the combination of the total of the number of print copies reflecting the day of highest print circulation, of which at least 25 percent of such print copies must be delivered to individuals' home or business addresses, as certified biennially by a certified independent third-party auditor, and the total number of online unique monthly visitors to the newspaper's website from within the state, as measured by industry-accepted website analytics software. The newspaper must also be sold, or otherwise available to the public, at no less than 10 publicly accessible outlets. For legal and public notices published by nongovernmental entities, the newspaper's audience in the county or municipality where the project, property, or other primary subject of the notice is located must meet the 10 percent threshold; or

(b) Is entered or qualified to be admitted and entered as periodical class mail at a post office in the county where published.

(2) A publication on a publicly accessible website under s. 50.0311.

History.—s. 2, ch. 3022, 1877; RS 1296; GS 1727; s. 1, ch. 5610, 1907; RGS 2942; s. 1, ch. 12104, 1927; CGL 4666, 4901; s. 1, ch. 63-387; s. 6, ch. 67-254; s. 21, ch. 99-2; s. 1, ch. 2021-17; s. 1, ch. 2022-103.

Note.—Former s. 49.01.

50.021 Publication when no newspaper in county.—When any law, or order or decree of court, directs advertisements to be made in a county and there is no newspaper published in the county, the advertisement may be published on a publicly accessible website as provided in s. 50.0311 or made by posting three copies thereof in three different places in the county, one of which shall be at the front door of the courthouse, and by publication in the nearest county in which a newspaper qualified under this chapter is published.

History.—RS 1297; GS 1728; RGS 2943; CGL 4667; s. 6, ch. 67-254; s. 2, ch. 2021-17; s. 2, ch. 2022-103.

Note.—Former s. 49.02.

50.0211 Internet website publication.—

(1) This section applies to legal notices that must be published in accordance with this chapter unless otherwise specified.

(2) If a governmental agency publishes a legal notice in the print edition of a newspaper, each legal notice must be published on the newspaper's website on the same day that the printed notice appears in the newspaper, at no additional charge, in a separate web page titled "Legal Notices," "Legal Advertising," or comparable identifying language. A link to the legal notices web page shall be provided on the front page of the newspaper's website that provides access to the legal notices. If there is a specified size and placement required for a printed legal notice, the size and placement of the notice on the newspaper's website must optimize its online visibility in keeping with the print requirements. The newspaper's web pages that contain legal notices must present the legal notices as the dominant and leading subject matter of those pages. The newspaper's website must contain a search function to facilitate searching the legal notices. A fee may not be charged, and registration may not be required, for viewing or searching legal notices on a newspaper's website if the legal notice is published in a newspaper.

(3)(a) If a legal notice is published in the print edition of a newspaper, the newspaper publishing the notice shall place the notice on the statewide website established and maintained as an initiative of the Florida Press Association as a repository for such notices located at the following address: www.floridapublicnotices.com.

(b) A legal notice placed on the statewide website created under this subsection must be:

1. Accessible and searchable by party name and case number.
2. Published for a period of at least 90 consecutive days after the first day of publication.

(c) The statewide website created under this subsection shall maintain a searchable archive of all legal notices published on the publicly accessible website for 18 months after the first day of publication. Such searchable archive shall be provided and accessible to the general public without charge.

History.—s. 1, ch. 2012-212; s. 1, ch. 2014-210; s. 3, ch. 2021-17; s. 3, ch. 2022-4; s. 3, ch. 2022-103.

50.031 Newspapers in which legal notices and process may be published.—If a governmental agency publishes a legal notice in a newspaper, no notice or publication required to be published in the nature of or in lieu of process of any kind, nature, character, or description provided for under any law of the state, whether heretofore or hereafter enacted, and whether pertaining to constructive service, or the initiating, assuming, reviewing, exercising, or enforcing jurisdiction or power, by any court in this state, or any notice of sale of property, real or personal, for taxes, state, county, or municipal, or sheriff's, guardian's, or administrator's or any sale made pursuant to any judicial order, decree, or statute or any other publication or notice pertaining to any affairs of the state, or any county, municipality, or other political subdivision thereof, shall be deemed to have been published in accordance with the statutes providing for such publication, unless the same shall have been published for the prescribed period of time required for such publication, in a newspaper which at the time of such publication shall have been in existence for 2 years and meets the requirements set forth in s. 50.011, or in a newspaper which is a direct successor of a newspaper which has been so published; provided, however, that nothing herein contained shall apply where in any county there shall be no newspaper in existence which shall have been published for the length of time above prescribed. No legal publication of any kind, nature, or description, as herein defined, shall be valid or binding or held to be in compliance with the statutes providing for such publication unless the same shall have been published in accordance with this section or s. 50.0311. Proof of such publication shall be made by uniform affidavit.

History.—ss. 1-3, ch. 14830, 1931; CGL 1936 Supp. 4274(1); s. 7, ch. 22858, 1945; s. 6, ch. 67-254; s. 1, ch. 74-221; s. 22, ch. 99-2; s. 4, ch. 2021-17; s. 4, ch. 2022-103.

Note.—Former s. 49.03.

50.0311 Publication of advertisements and public notices on a publicly accessible website and governmental access channels.—

(1) For purposes of this chapter, the term "governmental agency" means a county, municipality, school board, or other unit of local government or political subdivision in this state.

(2) For purposes of notices and advertisements required under s. 50.011, the term "publicly accessible website" means a county's official website or other private website designated by the county for the publication of legal notices and advertisements that is accessible via the Internet. All advertisements and public notices published on a website as provided in this chapter must be in searchable form and indicate the date on which the advertisement or public notice was first published on the website.

(3) A governmental agency may use the publicly accessible website of the county in which it lies to publish legally required advertisements and public notices if the cost of publishing advertisements and public notices on such website is less than the cost of publishing advertisements and public notices in a newspaper.

(4) A governmental agency with at least 75 percent of its population located within a county with a population of fewer than 160,000 may use a publicly accessible website to publish legally required advertisements and public notices only if the governing body of the governmental agency, at a public hearing that has been noticed in a newspaper as provided in this chapter, determines that the residents of the governmental agency have sufficient access to the Internet by broadband service, as defined in s. 364.02, or by any other means, such that publishing advertisements and public notices on a publicly accessible website will not unreasonably restrict public access.

(5) A special district spanning the geographic boundaries of more than one county that satisfies the criteria for publishing and chooses to publish legally required advertisements and public notices on a publicly accessible website must publish such advertisements and public notices on the publicly accessible website of each county it spans. For purposes of this subsection, the term "special district" has the same meaning as in s. 189.012.

(6) A governmental agency that uses a publicly accessible website to publish legally required advertisements and public notices shall provide notice at least once per year in a newspaper of general circulation or another publication that is mailed or delivered to all residents and property owners throughout the government's jurisdiction, indicating that property owners and residents may receive legally required advertisements and public notices from the governmental agency by first-class mail or e-mail upon registering their name and address or e-mail address with the governmental agency. The governmental agency shall maintain a registry of names, addresses, and e-mail addresses of property owners and residents who have requested in writing that they receive legally required advertisements and public notices from the governmental agency by first-class mail or e-mail.

(7) A link to advertisements and public notices published on a publicly accessible website shall be conspicuously placed:

(a) On the website's homepage or on a page accessible through a direct link from the homepage.

(b) On the homepage of the website of each governmental agency publishing notices on the publicly accessible website or on a page accessible through a direct link from the homepage.

(8) A governmental agency that has a governmental access channel authorized under s. 610.109 may also include on its governmental access channel a summary of all advertisements and public notices that are published on a publicly accessible website.

(9) A public bid advertisement made by a governmental agency on a publicly accessible website must include a method to accept electronic bids.

History.—s. 5, ch. 2022-103.

50.041 Proof of publication; uniform affidavits required.—

(1) All affidavits made for the purpose of establishing proof of publication of public notices or legal advertisements shall be uniform throughout the state.

(2) Each such affidavit shall be printed upon white paper and shall be 8½ inches in width and of convenient length, not less than 5½ inches. A white margin of not less than 2½ inches shall be left at the right side of each affidavit form and upon or in this space shall be substantially pasted a clipping which shall be a true copy of the public notice or legal advertisement for which proof is executed. Alternatively, the affidavit may be provided in electronic rather than paper form, provided the notarization of the affidavit complies with the requirements of s. 117.021.

(3) There may be a charge not to exceed $2 levied for the preparation and execution of each such proof of publication or affidavit.

History.—s. 1, ch. 19290, 1939; CGL 1940 Supp. 4668(1); s. 1, ch. 63-49; s. 26, ch. 67-254; s. 1, ch. 76-58; s. 2, ch. 2012-212; s. 5, ch. 2021-17.

Note.—Former s. 49.04.

50.051 Proof of publication; form of uniform affidavit.—The printed form upon which all such affidavits establishing proof of publication are to be executed shall be substantially as follows:

NAME OF COUNTY

STATE OF FLORIDA

COUNTY OF :

Before the undersigned authority personally appeared , who on oath says that he or she is of County, Florida; that the attached copy of advertisement, being a in the matter of in the Court, was published on the publicly accessible website of County, Florida, or in a newspaper by print in the issues of on _(date)_.

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Sworn to and subscribed before me this day of , _(year)_, by , who is personally known to me or who has produced _(type of identification)_ as identification.

(Signature of Notary Public)

(Print, Type, or Stamp Commissioned Name of Notary Public)

(Notary Public)

History.—s. 2, ch. 19290, 1939; CGL 1940 Supp. 4668(2); s. 6, ch. 67-254; s. 1, ch. 93-62; s. 291, ch. 95-147; s. 23, ch. 99-2; s. 3, ch. 99-6; s. 6, ch. 2021-17; s. 6, ch. 2022-103.

Note.—Former s. 49.05.

50.061 Amounts chargeable.—

(1) The publisher of any newspaper publishing any and all official public notices or legal advertisements shall charge therefor the rates specified in this section without rebate, commission or refund.

(2) The charge for publishing each such official public notice or legal advertisement shall be 70 cents per square inch for the first insertion and 40 cents per square inch for each subsequent insertion, except that government notices required to be published more than once, the cost of which is paid for by the government and not paid in advance by or allowed to be recouped from private parties, may not be charged for the second and successive insertions at a rate greater than 85 percent of the original rate.

(3) Where the regular established minimum commercial rate per square inch of the newspaper publishing such official public notices or legal advertisements is in excess of the rate herein stipulated, said minimum commercial rate per square inch may be charged for all such legal advertisements or official public notices for each insertion, except that government notices required to be published more than once, the cost of which is paid for by the government and not paid in advance by or allowed to be recouped from private parties, may not be charged for the second and successive insertions at a rate greater than 85 percent of the original rate.

(4) A governmental agency publishing an official public notice or legal advertisement may procure publication by soliciting and accepting written bids from newspapers published in the county, in which case the specified charges in this section do not apply.

(5) If the public notice is published in the print edition of a newspaper, the publishing of the notice on the newspaper's website pursuant to s. 50.0211(2) must be done at no additional charge.

(6) All official public notices and legal advertisements shall be charged and paid for on the basis of 6-point type on 6-point body, unless otherwise specified by statute.

(7) Any person violating this section, either by allowing or accepting any rebate, commission, or refund, commits a misdemeanor of the second degree, punishable as provided in s. 775.082 or s. 775.083.

(8) Failure to charge the rates prescribed by this section shall in no way affect the validity of any official public notice or legal advertisement and shall not subject same to legal attack upon such grounds.

History.—s. 3, ch. 3022, 1877; RS 1298; GS 1729; RGS 2944; s. 1, ch. 12215, 1927; CGL 4668; ss. 1, 2, 2A, 2B, ch. 20264, 1941; s. 1, ch. 23663, 1947; s. 1, ch. 57-160; s. 1, ch. 63-50; s. 1, ch. 65-569; s. 6, ch. 67-254; s. 15, ch. 71-136; s. 35, ch. 73-332; s. 1, ch. 90-279; s. 3, ch. 2012-212; s. 2, ch. 2014-210; s. 7, ch. 2021-17; s. 7, ch. 2022-103.

Note.—Former s. 49.06.

50.0711 Court docket fund; service charges; publications.—

(1) The clerk of the court in each county may establish a court docket fund for the purpose of paying the cost of publication of the fact of the filing of any civil case in the circuit court of the county by the style and of the calendar relating to such cases. This court docket fund shall be funded by $1 mandatory court cost for all civil actions, suits, or proceedings filed in the circuit court of the county. The clerk shall maintain such funds separate and apart, and the proceeds from this court cost shall not be diverted to any other fund or for any purpose other than that established in this section. The clerk of the court shall dispense the fund to the designated publicly accessible website publisher or record newspaper in the county on a quarterly basis.

(2) If a judicial circuit publishes legal notices in a newspaper, a newspaper qualified under the terms of s. 50.011 shall be designated as the record newspaper for such publication by an order of the majority of the judges in the judicial circuit in which such county is located, and such order shall be filed and recorded with the clerk of the circuit court for such county. The designated record newspaper may be changed at the end of any fiscal year of the county by a majority vote of the judges of the judicial circuit of the county ordering such change 30 days prior to the end of the fiscal year, notice of which order shall be given to the previously designated record newspaper.

(3) The publicly accessible website publisher or publishers of any designated record newspapers receiving payment from this court docket fund shall publish, without additional charge, the fact of the filing of any civil case, suit, or action filed in such county in the circuit. Such publication shall be in accordance with a schedule agreed upon between the website publisher or record newspaper and the clerk of the court in such county.

(4) The publicly accessible website publisher or publishers of any designated record newspapers receiving revenues from the court docket fund established in subsection (1) shall, without charge, accept legal advertisements for the purpose of service of process by publication under s. 49.011(4), (10), and (11) when such publication is required of persons authorized to proceed as indigent persons under s. 57.081.

History.—s. 46, ch. 2004-265; s. 8, ch. 2022-103.

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Floating Solar Facilities (FSF)

LAND DEVELOPMENT CODE AMENDMENT

PL-20250000235

Collier County

March 18, 2025

F.S.163.32051 Creates Floating Solar Facilities (FSF)

- Statue defines FSF and requires them to be a permitted use in appropriate land use categories and requires local governments to amend their land development regulations to promote expanded uses of floating solar facilities.
- The legislature determined they are an appropriate use of water and land, to have a cooling effect on solar panels, which boost power production, and to help decrease water lost to evaporation and the formation of harmful algae blooms.
- Statue authorizes the county to specify buffer and landscape requirements, which may not exceed the requirements for similar uses involving the construction of other solar facilities permitted in agricultural land use categories and zoning districts.
- It cites the beneficial use of locating them on wastewater treatment ponds, abandoned limerock mine areas, stormwater treatment ponds, reclaimed water ponds, or other water storage reservoirs.

Key Components of FSF: Exhibit C

- *Solar Photovoltaic (PV) Panels*: Contains multiple solar cells that convert sunlight into direct (DC) electricity.
- *Floating Platforms*: PV panels are mounted on floating platforms made of buoyant materials to keep the panels afloat on the water's surface.
- *Anchoring System*: Used to secure floating platforms in place and prevent drifting cause by wind or water currents. It is to ensure stability and positioning of solar arrays on the water body.
- *Inverter*: Converts DC electricity generated by solar panels into alternating current (AC) for use in electrical systems. They optimize electricity output for grid connection.
- *Combine Box*: Output of all solar panels are collected in the combined box and fed to a central inverter.
- *Electrical Infrastructure*: AC electricity from the inverter transmitted through electrical cables to a substation or distribution point. It can be integrated into the electrical grid for broader distribution or used for local consumption.

Source: "The Potential of Floating Solar Farms: Benefits and Challenges." Nextler Innovations, August 12, 2023.

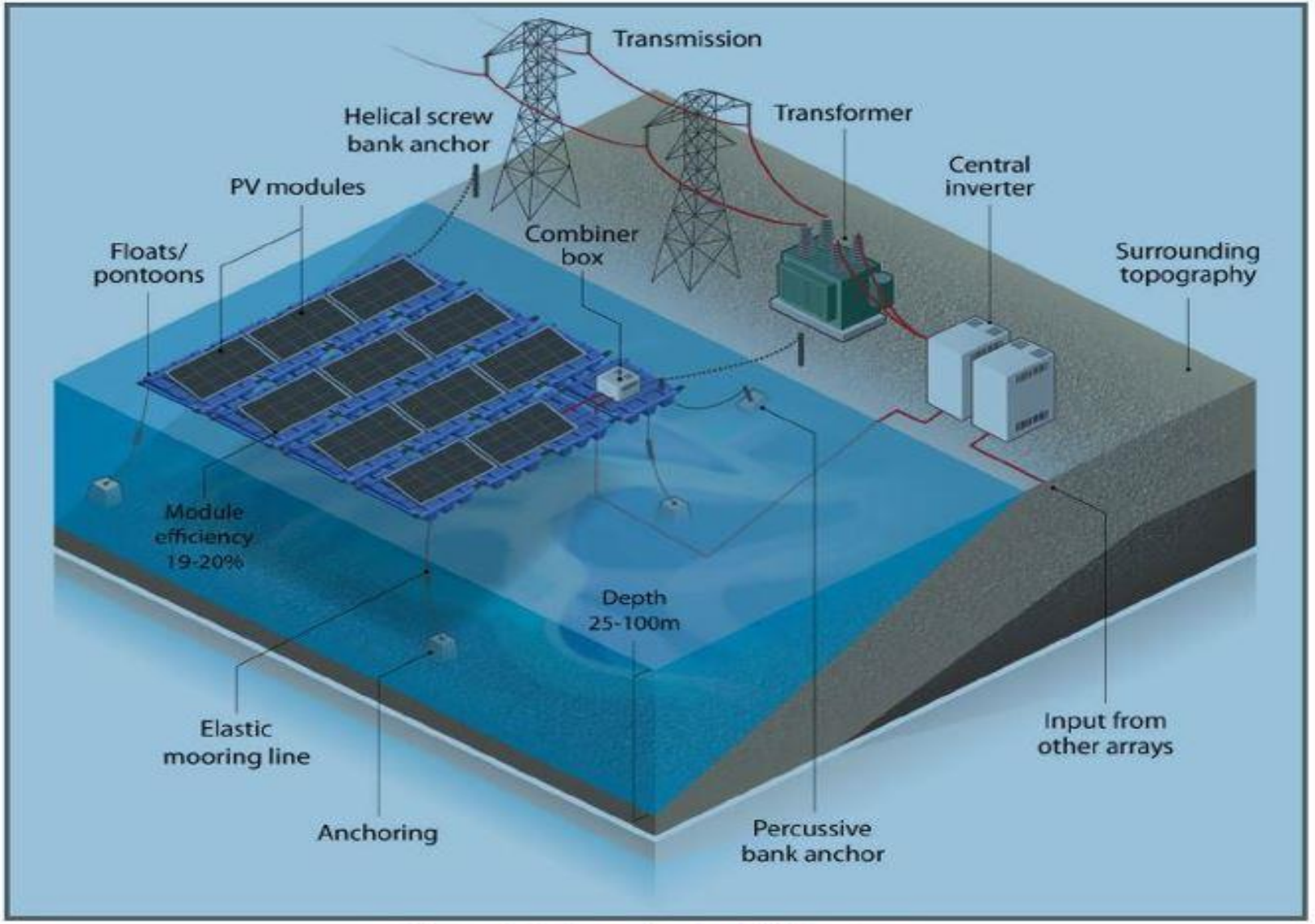


Figure 3. Schematic of an FPV system

Image credit: Alfred Hicks, NREL

Beneficial Aspects

- *Cleaner Energy:* Expands access to clean energy by replacing reliance on non-renewable fossil fuels.
- *Space Utilization*: FSF optimize land use, conserve land by utilizing unused water surfaces, particularly when land is expensive. Utility scale solar farms can take up to 5 to 10 acres of land per MW of solar installation verses FSF taking about 2 acres per MW. (Source: Environmental and Energy Study Institute, Rachel Snead March 30,2021). In comparison to single-sided panels, bifacial solar panels(means they absorb sunlight and collect solar energy on both sides) can produce 10 to 20 percent more power. (Duke Energy-Hines Energy Complex in Bartow, FL a 1 megawatt floating solar array with 1,872 solar panels floating on top of 2.1 acres)
- *Greater Efficiency*: Cooling effect of water improves solar panels performance by increasing energy generation efficiency with research showing up to 15% or more efficient that mitigate overheating issue associated with land-based solar installations.
- *Water Conservation*: Reduces water surface evaporation, according to studies by up to 50% of the array and increase water storage. They can shade water surfaces making it less likely to be heated to temperatures that increase evaporation losses.
- *Scalability and Modularity*: Easier to scale up or down based on energy demand, allows for modular design for phase development, and quicker adjustment to changing energy needs.
- *Reduced Land Disturbance*: Compared to land based solar facilities, they have a lesser impact on natural habitats and ecosystems as they don't require land clearing, habitat disruption, or loss of agricultural productive lands.

LDC Amendment-Zoning Districts

Floating Solar Facilities	
Allowed	**Districts**
Permitted use by right, except in conservation and/or preservation designated areas.	A-Rural Agriculture, P-Public Use, and CF-Community Facility.
As an accessory structure and ancillary use when in compliance with LDC section 5.03.08.	C-1, C-2, C-3, C-4, and C-5 Commercial, TTRVC-Travel Trailer-Recreational Vehicle Campground, I-Industrial, and BP-Business Park.

Standards and Requirements

- Be located within same lot or parcel and not over tidal waters, “bay bottom land”, canal-related ROWs, easements, aquatic preserves, environmentally protected lands, Conservation zoning district, or potable water well field area. (Miami-Dade)
- Assure installation does not interfere with or have minimal impact to: stormwater management, stormwater infrastructure, natural resources, water quality, and adjacent or abutting properties. (Miami-Dade)
- Bury underground power and communication lines that are running between the bank of land and interconnection with any building, transformer or appurtenant equipment. (Seminole and Suwannee)
- A Deployment/Installation plan. These plans address site preparation, delivery of materials (floats), assembly of the floating structure, deployment of the mooring and anchoring system, routing of cables, installation of electrical equipment and solar panels and connection to the grid.

Standards and Requirements-Continued

- Submittal of Decommission Plan. This plan describes the removal of renewable energy facilities, infrastructure, underground lines that have no ongoing serving a purpose or value and the details on how to return the property to a useful condition like preconstruction. (Commencement within 12 to 18 months at end of operations). (Seminole, Suwanee, and City of Sarasota)
- Control and minimization of glare for panels that utilize a reflector. (Seminole County)
- To prevent unauthorized access, security and safety fencing not less than 6 feet is required. Where animal habitats are present with smaller animals, four to six inches openings near ground level shall be required at a regular interval to allow wildlife passage underneath the fence. (Seminole, Manatee, and Suwannee)
- Prohibit energizing the water, assurance that the solar panel system is anchored, and its use of any water body does not conflict with floating solar facilities.

Questions?

Staff is seeking a recommendation of approval or approval with conditions for PL20250000235

Florida Floating Facilities Projects

Florida Floating Solar Facilities Projects (3-13-25)						
Location	*Name*	*Utility*	*Megawatts*	*Panels-Anchor*	*Acres*	*# of homes*
Altamonte Springs	Regional Water Reclamation Facility Center	Altamonte Electric	1 (960kWp)	2430 Shore Anchor	2.05 retention pond	Offset electric to Wastewater Treatment Plant
Apollo Beach	Big Bend	Tampa Electric	1	3452 one half are bifacial Shoreline	3 retention pond	140
Miami	Miami International Airport	FPL-D3Energy-Miami Dade County	157 kWp	402 Bottom	0.5 man-made quarry	
Bartow	Hines Energy Complex	Duke Energy	1 (2,000 planned)	1872 bifacial Ballasted Bottom	2 out of 1,200 pond	100
Central Florida	Central Florida Expressway Authority	Duke Power-D3Energy	10kWp	24 Shore	.10 retention pond	
Orlando	Orlando International Airport	Duke Power-D3Energy	125kWp	360 Bottom and Shore	.38 retention pond	
Orlando	Universal Orlando Resort	Duke Power-D3Energy	249kWp	645 Bottom	0.55 retention pond	
Orlando	Orlando Utilities Operations Facility-Gardenia	Orlando Utilities	65kWp	182 Shore	.28 retention pond	
Orlando	Southern Regional Water Supply Facility (SRWSF)	Orange County Utilities	1.2	2236 Bank	2.2 surface area 3.6 pond	
Orlando	Central Manheim-Cox Automotive	Duke Energy	1,038kWp	2162 Bottom	2.1	
Ocoee	Manheim-Cox Automotive	Duke Energy	2.1	2184 Bank	2.1 retention pond	

Public Hearing Requirements by Petition Type Based on LDC Sections (03-14-25)
***Items below in green highlight are listed in HEX Ordinance.*Text in blue font to be added.**
***Text in ~~red strike through~~ to be deleted.**

Petition Type	1st Hearing	2nd Hearing	3rd Hearing
All Administrative Type III Appeal	1 HEX or BZA		
Alcohol Beverage Distance Waiver 10.03.06 U and 5.05.01.	1 ~~BZA or~~ HEX	**If HEX has conflict, 1 BZA**	
Appeal of an Official Interpretation 10.03.06 Q.	1 ~~CCPC or~~ HEX. **If Board directed, 1 BZA**		
Boathouse Establishment 10.03.06 H. and 5.03.06 F.	1 ~~CCPC or~~ HEX	**If HEX has conflict, 1 CCPC**	
Boat Dock Facility Extension, including Boat Lift Canopy Deviation 10.03.06 H. and 5.03.06 G. and H.	1 ~~CCPC or~~ HEX	**If HEX has conflict, 1 CCPC**	
Comp. Plan Amendment-Small Scale (Map and Text) 10.03.06 E.1. and 2.a.	1 or more CCPC	1 or more BCC	
Comp. Plan Amendment-Large Scale *4 Hearings* 10.03.06 E.1 and 2.b.	1 CCPC Transmittal 1 CCPC Adoption	1 BCC Transmittal 1 BCC Adoption	
Comparable Use Determination 10.03.06 O. subject to 10.02.06 K.	1 ~~CCPC~~ HEX **or if Board directed, 1 BZA**. (*PUD Comparable Use Determination per Chap.9 HEX ADMIN. CODE*)	**If HEX has conflict, 1 CCPC and 1 BZA**	
Compatibility Design Review, 10.03.06 Y and 5.05.15 F.	1 CCPC	1 BCC	
Conditional Use (CU) 10.03.06 B.	1 CCPC	1 BCC or BZA	
CU Extension and Use Re-Review 10.03.06 D.	1 HEX or BZA		
CU-Minor, Including CU Extension and CU Re-Review 10.03.06 C.	1 HEX	If not heard by HEX, then pursuant to 10.03.06 B. (1CCPC and 1BCC or BZA) **If directed by Board Member, 1 CCPC.**	
DRI Establishment, Amendment, or Abandonment 10.03.06 I.	1 CCPC	1 BCC	
Events in County ROW 10.03.06 Z. and 5.04.05 A.5.	1 HEX or BCC		
Facility with Fuel Pumps Waiver- 10.03.06 U. Automobile Service Station Waiver.	1 ~~BZA or~~ HEX. **If HEX has conflict, 1 BZA**.		
LDC amendment does not change zoning atlas or actual list of uses in zoning category but does affect the use of land. 10.03.06 A.	1 CCPC	1 BCC	
LDC Amendment or Resolution initiated by the BCC-Zoning Map Designation Change of More Than 10 Contiguous Acres (3 hearing min.) or change to actual list of pemitted, conditional, or prohibited uses within a zoning category. 10.03.06 K.1.	1 CCPC or 2 if elected by majority vote of CCPC, with at least 2 weeks apart.	1 BCC, one after 5 PM unless BCC elects to hold 2 daytime hearings.	1 BCC
Limited Density Bonus Pool Allocation for Mixed Use Development or Multi-family on 2 contiguous acres or less. 10.03.06 R and 4.02.16 C.13.	HEX ~~or CCPC~~	**If HEX decision has conflict, 1 CCPC and 1 BZA**	
Minor PUD Change to remove affordable housing, if written objection received. 10.03.06 T.	1 ~~BCC or~~ HEX. **If HEX has conflict, 1 CCPC**		
MUP Requiring Hearing, if not meeting threshold for administrative approval. 10.02.15 A.2	1 CCPC	1 ~~BZA,~~ **BCC**	
MUP (subdistrict BZO or GTZO) for bonus density pool allocations or request deviations exceeding administrative approval. 10.03.06 N. and 10.02.15 C.	1 CCPC	1 BCC	
Nonconforming Residential Structures 9.03.03 B.4. and Non-Conforming Use Alteration.	If recommended by **HEX or** CCPC	If CCPC, 1 BZA by resolution	
Nonconforming Use Change 10.03.06. Change in use. 9.03.02 D.	1 HEX ~~or BZA~~	**If HEX has conflict, 1 CCPC and 1 BZA**	
Ordinance or Resolution does not change zoning atlas or actual list of uses in zoning category but does affect use of land. 10.03.06 A.	1 CCPC	1 BCC	
Parking Exemption with a Public Hearing. 10.03.06 G. and 4.05.02 K.3 a.	1 ~~CCPC~~ **HEX, if HEX has conflict, 1 CCPC**	If heard by CCPC, 1 BZA	
Post Take Plan. If abutting property owner written objection received. 10.03.06 S. and 9.03.07 D.4.b.	1 ~~CCPC~~ **HEX, if HEX has conflict, 1 CCPC**	If HEX decision is appealed by abutting or affected property owner, 1 BZA.	
PUD Insubstantial Changes, including Minor Text Changes. 10.03.06 H. and 10.02.13 E.2.	1 ~~CCPC~~ **HEX, if HEX has conflict, 1 CCPC**		
Remand of Development Order to Hearing Examiner-8.10.00 B. New	**1 HEX, by BCC majority vote**	**1 BCC**	
Rezone PUD to PUD 10.03.06 B. and 10.02.13.	1 CCPC, **If required 1 EAC**	1 BCC	
Rezone or PUD amendment 10.03.06 B		1 BCC or BZA	
Rezone initated by BCC with Map change designation of less than 10 contiguous acres. 10.03.06 J.		1 BCC	

Rezone initated by BCC with Map change designation of more than 10 contiguous acres. 10.03.06 K.1.	1 CCPC. CCPC may elect by majority vote to hold 2 hearings. If one hearing, it shall be held after 5 PM. If two, then one shall be after 5 PM and both hearings at least two weeks apart.	At least 2 BCC, one after 5 PM unless BCC elects to hold 2 hearings at another time of day.	1 BCC
Shared Parking Agreements 10.04.04 TYPE III APPLICATIONS. See Code of Laws and Ordinances, Division 21 Section 2-1171 (a) Board of Zoning Appeals.	Administrative approval.		
Sign Variance 10.03.06 F.	1 HEX ~~or CCPC~~	**If HEX decision has conflict, 1 CCPC and 1 BZA**	
Site Plan with Deviations for Redevelopment and Deviations in GGPOD & Limited Density Pool Allocation. (LDBPA) 10.03.06 R.			
SSA and SSA amendments 10.03.06 L.	1 BCC		
SRA and SRA Amendments (Substantial Changes) 10.03.06 M.1.a. and 4.08.07 F 4.	1 EAC if required, and 1 CCPC	1 BCC	
SRA and SRA Amendments (InSubstantial Changes, Including Minor Text Change) 10.03.06 M.1.b.	1 HEX or CCPC	If heard by CCPC, 1 BCC	
Variance 10.03.06 F.	1 HEX or **CCPC if HEX has conflict**	If heard by CCPC, 1 BZA	
Variance to CCSL 9.04.06 B. and G.	1 **HEX or** ~~BCC~~ **BZA**		
Vested Rights Determination 9.02.06 A.1 and 9.02.08.	1 CCPC	Unresolved claims, 1 HEX	If HEX decision appealed, 1 BCC
Review and Remedy of Taking Claims 9.02.10 C.	1 BCC		

Permit Type	1st Hearing	2nd Hearing	3rd Hearing
Appeal of SDP-Outdoor Serving Areas within 2,500 feet of Residential.	If unresolved, 1 CCPC		
Application for Affordable Housing Density Bonus.	1 CCPC	1 BCC	
Carnival/Circus-Events not Previously Approved.	1 BCC		
Construction Plans and Final Subdivsion Plat and Amendments (PPL, PPLA).			
Final Sudivsion Plat for Townhome Fee Simple Development.			
Historical Archaeological Designation.			
Immokalee Urban Overlay District. Interim Deviations Request from Dimensional Standards. Concurrent with for SDP, SDPA, SIP, SIPA, PPL or Sign Deviation with Building Permit. (Substantial)	1 CCPC	1 BCC. If staff or CCPC decision appealed, 1 BZA	
Immokalee Urban Overlay District. Interim Deviations Request from Dimensional Standards. (Insubstantial)	None-Administrative Approval	If appealed, 1 BZA	

Florida Floating Solar Facilities Projects (3-13-25)						
Location	*Name*	*Utility*	*Megawatts*	*Panels-Anchor*	*Acres*	*# of homes*
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Ocoee	Manheim-Cox Automotive	Duke Energy	2.1	2184 Bank	2.1 retention pond	

LDC section 5.03.08 A. Floating Solar Facilities

5. Power and communication lines running from the bank of land to interconnect with any building, transformer or inverter shall be buried underground.

8. To prevent unauthorized access to the lot or parcel, fencing not less than 6 feet in height shall be required for security and safety. Where animal habitats are present with smaller animals, four to six inches openings near ground level maybe required at a regular interval to allow wildlife passage underneath the fence,





Florida Floating Facilities Projects

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Attendance Roster – Date: March 18, 2025

DSAC – Land Development Review Subcommittee

****Must have (3) members for a quorum****

Committee Members	
Name	**Signature**
Clay Brooker:	
Blair Foley: EXCUSED	
Robert Mulhere:	
Mark McLean:	
Jeffrey Curl:	

Staff Members	
Mike Bosi, Planning and Zoning Division Director	Excused
Eric Johnson, LDC Planning Manager	
Richard Henderlong, Planner III	
Josephine Medina, Planner III	Excused.
Angela Galiano, Planner II	
Heather Cartwright-Yilmaz, Management Analyst I	

Attendance Roster – Date: March 18, 2025

DSAC – Land Development Review Subcommittee

Public Sign-in Sheet

Please Print

NAME	REPRESENTING	PHONE NO.

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

February 24, 2025

FOR IMMEDIATE RELEASE

Notice of Public Meeting
Development Services Advisory Committee
Land Development Review Subcommittee
Collier County, Florida

March 18, 2025
3:00 p.m.

ATTENTION: MEETING LOCATION CHANGE

Notice is hereby given that the **Collier County Development Services Advisory Committee - Land Development Review Subcommittee (DSAC-LDR)** will meet on **Tuesday, March 18, 2025,** at **3:00 p.m.** in the Administrative Conference Room A of the North Collier Regional Park Administrative building, 15000 Livingston Road, Naples, Florida.

Individuals who would like to participate in person must complete and submit a speaker form prior to the beginning of the discussion about the item.

About the public meeting:
Two or more members of the Board of County Commissioners may be present and may participate in the meeting. The subject matter of this meeting may be an item for discussion and action at a future Board of County Commissioners meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations in order to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380 as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Eric Johnson at (239) 252-2931.

###

REVISED MINUTES OF THE COLLIER COUNTY
DEVELOPMENT SERVICES ADVISORY COMMITTEE
LAND DEVELOPMENT REVIEW SUBCOMMITTEE MEETING

Naples, Florida
March 18, 2025

LET IT BE REMEMBERED, the Collier County Development Services Advisory Committee Meeting and Collier County, having conducted business herein, met on this date at 3:05 PM in REGULAR SESSION at the North Collier Regional Park, Administration Building, Exhibit Hall, 15000 Livingston Rd., Naples, FL 34109 with the following members present:

Chairman:	Clay Brooker
	Jeff Curl
	Mark McLean
	Robert Mulhere

The following County Staff were in attendance:
Eric Johnson, Manager – Planning, GMCD
Richard Henderlong, Planner III, GMCD
Angela Galiano, Planner II, GMCD
Heather Cartwright-Yilmaz, Management Analyst, GMCD

Any person who decides to appeal a decision of This Board, you will need a record of the proceedings pertaining thereto and therefore may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Neither Collier County nor This Board shall be responsible for providing the record.

1. CALL TO ORDER–CHAIRMAN

The meeting was called to order at 3:05 p.m. by the Chairman, Clay Brooker, of the Development Service Advisory Committee – Land Development Review Subcommittee, Tuesday, 18th March 2025

2. APPROVAL OF AGENDA

Chairman Brooker asked if there were any changes to the agenda – none.

Motion to Approve by Jeffrey Curl
Seconded by Mark McLean
Motion Approved Unanimously

3. OLD BUSINESS

Chairman, Clay Brooker, advised there was no old business to discuss.

4. NEW BUSINESS

Chairman, Clay Brooker, states that the first order of business is the Floating Solar Facilities. Eric Johnson, LDC Planning Manager, advised that Richard Henderlong, Planner III, had a presentation and slide on this agenda item.

a. PL20250000235 – Floating Solar Facilities (F.S. 163:32051) [Richard Henderlong, Planner III]

Richard Henderlong

- This particular amendment is a state mandated amendment that was set forth by the legislature in 2023. Mr. Henderlong presented a slide presentation that set forth what is required under the statute, including a definition for "floating solar facility.
- Have to require them to be a "permitted use" in an appropriate land use category and to amend land development regulations.
- Legislature determined that floating solar facilities are an appropriate use of land and water, have a cooling effect on solar panels – 15% to 20% more efficient resulting in the boost of power production, to help decrease water loss to evaporation and formation of harmful algae blooms.
- Statute authorizes that buffer and landscape requirements may not exceed the requirements of construction of other solar facilities permitted in agricultural land use categories and zoning districts. Staff has identified them as a permitted use and accessory in certain zoning districts.
- The statute requires that the location has to be in wastewater treatment ponds specifically, abandoned lime rock mining areas, storm water treatment ponds, reclaimed water ponds, or other water storage reservoirs.

- Key components of the floating solar facility were mentioned, shown in the power point presentation, the anchoring system, central converter, transformer, and how they operate and connect to the electric grid system for broader distribution
- Next the beneficial aspects of floating solar facilities panels were identified: –cleaner energy, space utilization (.10 to 2 acres of surface area and take up 5 to 10 acres of land); mitigate overheating issues associated with land-based systems; reduces water surface evaporation by up to 50%; increase water storage; panels can be bifurcated (both sides used); panel scalability is based upon energy demands which provides flexibility and can be planned ahead; reduces land cost; has a lesser impact on natural habitats and ecosystems; and they don't require extensive land clearing, habitat destruction or loss of agricultural products.
- An add-on document was presented that shows where floating solar facilities are going to be allowed in zoning districts. To arrive at what districts they should be permitted, a Chart was presented that identifies other counties reviewed by staff (ex. Miami-Dade). For the most part, everybody's put them in the rural agriculture and public use districts. City of Naples codified them for land designated as public, semi-public, and private recreation and open space, and public and semi-private institutional areas. Some counties allow these facilities by conditional use rather than by right. As an accessory use, they would be compatible in some zoning districts.
- The following standards were identified and based upon Miami Dade county: 1) Located within the same lot or parcel and not over tidal waters, bay bottom land, canal-related rights-of-way, easements, aquifers, aquatic preserves, environmentally protected lands, conservation zoning districts, or potable water well fields. 2) Assure that the installation would not interfere with and have minimal impact on the stormwater management infrastructure and natural resources, water quality, and adjacent budding properties. 3) That the cable, power, and communication lines that run from the bank, the land bank, the land itself be interconnected with the buildings and transformer and any other equipment, that they be buried underground, except when brought into the water or being conduit. Some systems show the conduit above if not beneath the panels. It is dependent on the manufacturer's warranty 4) Staff found the importance of having a deployment and installation plan. Because panels can be hazardous materials they have to be properly handled, it's important to identify site preparation, delivery of floats, reassembling, where they are being deployed, and mooring and anchoring systems. Some are anchored by concrete piles in deeper waters, such as 40 to 45 feet depth, in shallower waters and stormwater retention at 8 feet by wire cables.

- **Submit a decommission plan:** To determine the facility's lifespan which is usually 20 to 25 years and dependent upon the manufacturer, make sure they are fully removed at the end of lifespan, and everything is restored to its original purpose and use for the underlying zoning district. An extension can be granted. Some codes require every 5 years a maintenance inspection. Most O&M plans require a yearly inspection by the applicant or owner. To remove the panels, a DEP permit is required as part of the decommissioning plan if they are treated as hazardous waste.
- Address minimization of glaring panels: Shows photos of the impact of glaring at Orlando's Utilities - Regional Water and Sewer treatment plant.

- Prevent unauthorized access: Security and safety fence, not less than 6 feet, is required. He discussed how to protect animal habitat for panthers, raccoons and smaller animals when present. Staff suggested they mirror the standard set forth by Swaunnee County.
- Make sure the water is not energized and ensure that panels are properly anchored, and the use of the water itself doesn't conflict with floating solar facilities. For example, a homeowner's association recreational use of the water and it doesn't conflict with its intended use-kayaking, and recreational boating. So that would be a prohibition.
- As a result of meeting with Lisa Blacklidge, she is recommending that Item 5.03.08A 5 & 8 be replaced in the text with this new language. So, if there's no changes or adjustments to be made when you make your motion, we ask that it be adopted as a condition to modifying Item 5.03.08A 5 & 8 on page 12.

- **Feasibility study:** As a result of direct savings of $400,000 a year at the Orlando Utilities facilities, Collier County Water and Sewer district is undertaking a cost feasibility study to do the same at their water and sewer facility off Goodlette Road.

Mark McLean

- **Discussion on side-by-side lots:** Arthrex may have a building on one lot and their lake is on another lot. Would that create an accessory structure issue for them if they're trying to do this on a piece of property that doesn't have a primary structure on the lot? Yes, it would be identified as such on a SDP. Discussion on combining the two lots. They would call it an accessory structure. Concern was mentioned if it was sitting on a parcel, and the lake was parceled out on its own. Mr. Henderlong agreed to look further into this and that the language reads located on "the lot or parcel". Mr. Mulhere stated – he didn't think it is an issue, since most lakes are not subdivided and there is a 20' maintenance easement around a lake.

- **Suggested change:** Mr. Mulhere stated it should say, instead of "located not", but "not located" in or over.

- **Discussion on fencing requirement:** Mr. Mulhere believes it is not a good idea to absolutely require fencing. Henderlong advised fencing is around the perimeter of the property for security and not required sometimes by counties. Sole purpose is to prevent tampering and unauthorized access to the parcel. Agreed that county's utility sites are mostly fenced in. Need to consider that a lot of lakes are an aesthetic component which will be lost if fences are installed. Discussion on what is fenced – the county stormwater ponds are no longer fenced, public schools are fenced, and there is potential liability of having a lake on private property that is born by the property owner or HOA. Concern t for this technology could potentially be reduced by fencing and its cost. Utility sites are typically fenced to prevent access and tampering of the equipment. Staff considered a fence be located between the lake and access point to the panels. Mr. McLean and Mr. Curl have an issue with fencing and needs further thought. Mr. Curl said the Florida Building Code will dictate protection and warning signs for an electrical component and we don't need to legislate fences. Mr. McLean agrees equipment needs to be protected when storing power in a battery system. Mr. Henderlong mentioned Duke Power' massive Bartow

system for 1,200 acres pond. Mr. Mulhere suggested leaving it up to the property owner. Mr. Curl stated the county's facilities are already fenced – so it is a non-issue. Mr. Mulhere stated that fencing will have unintended consequences in smaller residential developments but not in larger residential developments where they realize they can save $20,000 to $80,000. a year. In the motion, just say you want to strike out number 8.

- **Shading/Compromised Waters:** Mr. Curl noted the "Gulf of Mexico" should read "Gulf of America". He raised concerns about not interfering with littoral plantings, compromised waters that are nutrient deficient due to shading aquatic vegetation at the bottom of the lake and suggested considering there be an environmental study or an EIS. The burden will be on staff who will yield to DEP's water quality testing, look at flora and fauna, like an impact study on the nutrient load. May require soil samples at the lake bottom. Because of possible panel destruction due to hail impact and someone shooting a panel, Mr. Curl suggested there be some language regarding emergency repair strategy, – A concern is with heavy metal contamination in the water Mr. Curl suggested panel removal within a 24-hour deadline. He noted, in Bartow or Orlando, during Hurricane Milton, a tornado had touched down destroying a solar farm wiping out tons of panels with glass everywhere. Because heavy metals leach into the water supply floating panels are more sensitive and there should be some additional language in the deployment aspect plan. Mr. Henderlong suggested it be addressed in the administrative code.

- **Fence size:** Mr. Curl discussed the fence opening size of 6 and 4 inches at the bottom of a fence; however, Mr. Johnson, suggested removal of number 8.

- **Mr. Brooker asked if it is permitted use by right in the agricultural district and it is not subject to 5.03.08?** Mr. Henderlong said it is permitted as a right or accessory use and it's going to be subject to the requirements of 5.03.08. However, Mr. Brooker stated it does not state that and asked language be added to state agricultural zoning districts are allowed as a permitted use by right and subject to 5.03.08.

- **Restrictions on other zoning and existing PUDs:** Mr. Brooker mentioned the statue only requires them as a permitted use in agricultural zoning districts and not in other zoning districts as an accessory use and it seems we are going beyond it? Mr. Henderlong noted it's also an appropriate land use category and Miami Dade County went beyond the statue by requiring them as a conditional use in residential and Estates zoning. Mr. Mulhere question why we aren't going beyond the mandate since it is minimally required in agriculture. Mr. Brooker raised for consideration why not include certain residential zoning districts, PUDs or by conditional use in a residential district. Mr. Johnson responded that we were not directed by the Board other than to comply with state statue. Staff by adding it to commercial districts will have to be explain to the Commission why add them to other zoning districts. Mr. Henderlong suggested, going forward, the subcommittee make a recommendation.

- **With respect to 5.03.08:** Mr. Brooker recommended adding a section B to say *the applicant has the discretion to apply for conditional use to seek waivers to the above criteria.* or *applicant may seek a waiver of any of the above requirements through the*

conditional use process reviewed by the Hearing Examiner. It was agreed staff will work on the specific wording with the County Attorney's office on a procedure that would be appropriate

- **Mitigation of glare:** Mr. Curl asked how glare on a pond should be addressed and buffered when traveling along a roadway such as Goodlette Road and the County's Water and Sewer Facility. Mr. Henderlong said it can be specified that landscaping be used as a way to mitigate the glare. There was a discussion on whether public facilities are exempt from landscaping. It is possible new technology can reduce glare. Reading from section 5.05.12, Specific Standards for Public Utility Ancillary Systems in Collier County, Subparagraph B, under setbacks. subparagraph G has its own freestanding paragraph. It states landscaping or buffer shall conform to the requirements of section 4.06.05 B.4. which states for public utility and facility system landscaping requirements: screening and buffering are to be limited to the area surrounding the public utility and ancillary system. Further, ancillary systems that are physically located on a water or wastewater treatment property are not required to be individually fenced and landscaped.
  Clay Brooker, Chairman Motion

- **Recommend approval subject to the following:** The agriculture district as a permitted right or permitted use should state subject to 5.03.08. Consider adding additional residential zoning districts for approval through the conditional use process. And I'll defer to staff's judgment on which, if any. And specifically, with 5.03.08, we strike number 8 about fencing. We add to number 6 some language that deals with operation, maintenance, and emergencies repair. And then we create a new subsection capital B, that deals with seeking waivers or appropriate terminology through the conditional use process by the HEX.

- And replacing, number 5, in section 5.03.08, with the new text.

- **Discussion on adding text to the motion: There was a discussion regarding text on no environmental impacts and studies. Staff will look at including text in item number four after the after-emergency maintenance (operational or emergency repair).**
  Motion by Clay Brooker
  Seconded by Mark McLean
  Motion Approved Unanimously

b. PL20250000524-Publication of Legal Advertisements for Neighborhood Information Meetings [Angela Galiano, Planner II]

Angela Galiano

- Angela Galiano, Planner II, LDC team, brought forward the "Publication of Legal Advertisement for Neighborhood Information Meetings" amendment for PL2025000524. It amends section 10.03.05 of the LDC to allow applicants of land use petitions which require Neighborhood Information Meetings the option of advertising the NIM on the

official website of Collier County instead of a newspaper or any other qualifying publication. She gave some background. Florida has required legal notices and advertisements to be printed in newspapers and this requirement was supported by the Florida Constitution which mandates that meetings of public bodies be open to the public and properly noticed. In 2012 there were changes to the legal requirements, by Florida law section 50.0211 of the Florida Statute, requiring that legal notices be published on a newspaper's website along the printed version if the newspaper had one. In 2022 further amendments allowed legal notices to be published on publicly accessible county websites instead of printed in the newspapers. This was meant to reduce the financial burden to local governments and taxpayers. The cost difference of publishing an ordinance in the Naples Daily News is about $1,008. It's a lot more expensive than publishing on the County clerk's website which is $50. In 2023, the board amended the code of laws and ordinances to allow the publication of legal advertisements and public notices on publicly accessible websites. On January 10, 2023, the board designated the Clerk of Circuit Court's public notice website as the official website for publications in Collier County. So GMCD's approach was in response to the cost differences. Staff began advertising ordinances on the new county clerk's website instead of the newspaper to save money. In neighborhood information meetings, Collier County requires petitioners to hold NIMs before zoning applications which must be publicly noticed. However, given the county's practice of publishing legal notices on its website, it has been proposed to extend that option for petitioners to publish NIM advertisements on the County's website rather than the newspaper which would offer the petitioners a potential cost savings and convenience. So, if the board chooses to allow petitioners to advertise NIMs on the County website, this would require an amendment to the LDC and changes to the administrative code. In summary, this LDC discusses Florida's evolving legal notice requirements, highlighting efforts to reduce advertising costs through the use of publicly accessible websites, proposing similar options for NIM meetings here in Collier Staff sought a recommendation for approval or approval with conditions to move forward.

Discussion on approval:

Mr. Mulhere has extensive experience with the requirement in estimating the cost for clients. He noted that the County does not collect the fee until public hearings are over but applauds the change. He mentioned that on page 7, item D, it says, data on which the advertisement for public notice was first published on the website and that it probably should read, *data on which the advertisement or public notice was first published in the newspaper or on the website.* Mr. Brooker asked what the difference is in 10.03.05 A.2, publication of legal advertisement prior to a NIM and legal advertisement in 10.03.05 C. Mr. Johnson said 10.03.05 A.2 applies to ordinances other than just NIMs. Mr. McClean said C is the primary legal advertisement for all advertising. Mr. Brooker questioned whether the reference to F.S. citation 50.3011 versus 50.011 are correct citations. Ms. Galiano stated F.S.125.66 applies to ordinances; emergency ordinances; rezoning or change of land use ordinances or resolutions. Mr. Brooker and Mulhere said it would be good enough to generally refer to 50.011. It was decided to circle back with Heidi on the proper citation.

Motion made by Mr. Mulhere to approve subject to minor correction on D, page 7, the administrative code and checking the proper citing of the Florida Statute.
Seconded by Mr. Curl
Motion Approved Unanimously

c. PL20250000180-Procedural Inconsistencies, Legal Advertisements, and Land Use Review Corrections [Richard Henderlong, Planner III]

Richard Henderlong

- This is a follow-up from December 12, 2023, planning commission's directive that we would bring back a second group of amendments before the commission and before we can take them back to the commission, they have to be brought back before DSAC and the subcommittee. This is an outcrop of numerous meetings that have gone on between staff, the Hearing Examiner, and initially Ned. It was narrowed down to consultation with the county attorney, that who would be the advisory boards and their relationships for the petitions of land uses and the reviewing body. We need to fix that because there's a lot of gray areas that were inconsistent. It's trying to accomplish and to resolve these contradictory statements with the various advisory board agencies and public hearing for the different land use petitions.

- Number one, we did come up with a definition for a *Comparable Use Determination* and that it should be applicable to, which is what the planning commission directed us to do, to a specific property when a conditional use determination is being sought to be narrowed down to more than that applicable property, not county-wide throughout all re-zoning districts.

- The next bullet is predicated almost word verbatim from the Hearing Examiner's Ordinance 2020-08 that affirms that the Hearing Examiner, that the board can remand any advertised public hearing that involves by majority vote, a development order on a legal or technical land use issue during the hearing. They can remand it, which is verbatim from Ordinance 2020-08.

- The next bullet updates electronic data and digital submission requirements for SDPs, SIPs, construction plans and amendments thereof. That's Development Review's text and we'll go over it, if you have any questions.

- The next slide is to establish a submittal request. When a submittal request for a new PUD, there's an acknowledgement that it would repeal the previous PUD, and that would be determined to be a substantial deviation. And that was Ray's input, the County attorney's input, so it's what we're procedurally doing but never really spelled out in the process.

- The next bullet is to change various authority titles. Usually, it's like planning and zoning department or planning and zoning manager or whatever. Staff internally met including the managers, to change it rather than leave it. There are strikethroughs that allow the County Manager's office to decide.

- The next bullet is following the legal advertisement requirements that are published on the Clerk's site, providing that ability for all the land use petitions. And we also carry that forward in the administrative code. We're also correcting any outdated graphic depiction of review procedures for applications subject to Type 3 reviews. That's a chart in the book and has never been touched for eons. Staff went through and updated the Type 3 application chart. And then we have inspected the administrative y code chapters and subsections that are corrected accordingly.

- An overview of a list of public hearing requirements by petition types was reviewed of the changes. For the various petition types, the red color, is the current text being stricken. The blue color is the new add-ons or recommendation as to how it's to be achieved. The green color on the left-hand side is in the Hearing Examiner's contract for how the Hearing Examiner holds hearings. If you don't see red or blue, there's no change in that section. Staff is recommending approval with any change or conditions they might have.

- The specific LDC section petition type list shows the different respective agencies and board's first and second public hearings. Staff went over it several times to make sure it is tracking and properly corroborated with records. The best breakdown is in the narrative of what was happening by the different respective agencies and the boards and then the Hearing Examiner. The goal is to take it to DSAC and then forward it on to the planning commission for their consideration.

- **Discussion on language involving minor text changes: Mr. Mulhere said there is an error** on whether minor changes include text changes to a PUD and then required to go to the HEX. Review of what is considered a "substantial change", "insubstantial change by HEX" and "minor change by staff" were discussed. Text changes are being approved by staff and Mr. Bosi is allowing minor text changes to the PUD. It was mentioned that minor text changes are allowed on the application as worded on the PUD application. Mr. Mulhere suggested that what is on the PUD application should be added and not reviewed by the HEX.

- C**omments on LDC section 1.08.02, the definition of comparable use determination: Mr. Mulhere** suggested a change … *to determine whether a use not specifically identified within a conventional zoning district overlay or PUD ordinance is comparable, compatible, and consistent with the list of identified permitted uses in a conventional zoning district overlay or PUD ordinance.* Suggested that it might be repetitive and reword; the key thing here is not "the" use, it's" a" use and it's a use that's not specifically identified and not there.

- **Comments on LDC section E.1.L, substantial change to a PUD:** If you are submitting for a new PUD document that repeals a previously approved PUD document, that is a substantial change. If we're submitting a new PUD document, I'd call that substantial. It's going to go to a public hearing. On the section which states *submittal repeals;* there should be no "S" on repeals. Discussion on amendments to PUD and decision with County Attorney's office to determine if it is still a substantial change or if it can be handled with a strikethrough underline format or a full-blown new PUD and repeal. It's not generally

required to do that in every situation to repeal the PUD. There is a process with the County Attorney's office to determine which process they have to go through. The process would render L, unneeded. Mr. Mulhere said L. is confusing and not necessary. Staff will revisit the text and potentially revamp language.

- **Comments on the Administrative Code Chapter 5 E.2: Mr. Curl** brought up at the last DSAC meeting that for an ICP, the submittal credential is a civil engineer. However, he has currently submitted an ICP dealing with landscaping, irrigation and lighting issues. The question was raised what action to take to get this change to include a landscape architect for the ICP submittal credential. Staff will consider add a landscape architect to Chapter 5 of the administrative code with respect to the ICP. Staff will review the draft minutes of the last DSAC discussion. It was suggested it be part of Application Contents section of the Chapter.

- **Mr. Brooker suggested rewording language on page 7 about the remand of development order:** After discussion of wording, the following language was agreed upon: *The Board of County Commissioners, by majority vote, may remand any advertised public hearing involving a development order to the hearing examiner for the sole purpose of opining on a legal or technical land use issue raised during the hearing.*

- **Correction of Citation 50.0311 or 50.011 throughout LDC section 10.03.06:** Mr. Brooker asked staff to check the citation throughout 10.03.06 for the correct citation. Further check the spelling error for the word "variances on page 31, Type 3 flowchart.

Mr. Clay Brooker, Chairman gave a review of the main changes as follows:

- First, check the minor text requiring HEX versus staff approval. That's a PUD minor text change.

- Second, recommended changes to the definition of *comparable use determination*.

- Third, check the necessity of 10.02.13 H.1.L--which is do we need to say a new PUD is a substantial change? Their consensus is it's not necessary.

- Four, in the admin code, consider adding the landscape architect under application content for ICP.

- Fifth, add back the word *raised* in the section talked about remand of a development order.

- Six, check the citation of 50.0311 versus 50.011 throughout in LDC section 10.03.06

- Seven, correct the misspelling of "variances".

. Robert Mulhere made a motion to approve, subject to the conditions 1-7.

Seconded by Jeffrey Curl

Motion Approved Unanimously

5. PUBLIC SPEAKERS
None

6. UPCOMING DSAC-LDR SUBCOMMITTEE MEETING DATES DISCUSSION

a. Tuesday, June 17, 2025
b. Tuesday, September 16, 2025
c. Tuesday, November 18, 2025

Clay Brooker, advised of the upcoming subcommittee dates – some issues with September 16 and November 18; however, date of June 17, 2025, is a good date. Heather will send invites for that meeting via Outlook Invitations.

7. ADJOURN

There being no further business for the good of the County, the meeting was adjourned at 4:46 p.m.

COLLIER COUNTY
DEVELOPMENT SERVICES ADVISORY COMMITTEE
LAND DEVELOPMENT REVIEW SUBCOMMITTEE

Clay Brooker

Clay Brooker, Chairman

These minutes were approved by the Committee/Chairman on MAY 7, 2025, (check one) as submitted _____ or as amended X.

Collier County

Growth Management Community Development Department

Development Services Advisory Committee Meeting

Wednesday, May 07, 2025
3:00 pm

2800 N. Horseshoe Dr.
Naples, FL 34104
Growth Management Community Development Department
Conference Room 609/610

Please contact Heather Cartwright-Yilmaz at (239) 252-8389 if you have any questions or wish to meet with staff.

Collier County

Development Services Advisory Committee

Agenda

Wednesday, May 07, 2025

3:00 pm

2800 N. Horseshoe Dr., Naples, FL 34104

Growth Management Community Development, Conference Rooms 609/610

NOTICE:

Persons wishing to speak on any Agenda item will receive up to three (3) minutes unless the Chairman adjusts the time. Speakers are required to fill out a "Speaker Registration Form", list the topic they wish to address, and hand it to the Staff member before the meeting begins. Please wait to be recognized by the Chairman and speak into a microphone. State your name and affiliation before commenting. During the discussion, Committee Members may direct questions to the speaker.

Please silence cell phones and digital devices. There may not be a break in this meeting. Please leave the room to conduct any personal business. All parties participating in the public meeting are to observe Roberts Rules of Order and wait to be recognized by the Chairman. Please speak one at a time and into the microphone so the Hearing Reporter can record all statements being made.

1. Call to order – Chairman
2. Approval of Agenda
3. Approval of Minutes:
    a. DSAC-LDC: 03.18.2025 (Page: 04)
    b. DSAC: 04.02.2025 (Page: 16)
4. Public Speakers

For more information, please contact Heather Cartwright-Yilmaz at (239) 252-8389
or at Heather.Yilmaz@colliercountyfl.gov

5. Staff Announcements/Updates
    a. Zoning Division – [**Mike Bosi**]
    b. Community Planning & Resiliency Division – [**Christopher Mason**]
    c. Housing Policy & Economic Development Division – [**Cormac Giblin**]
    d. Development Review Division – [**Jaime Cook**]
    e. Operations & Regulatory Mgmt. Division – [**Michael Stark**]
    f. Building Review & Permitting Division – [**John McCormick**]
    g. Collier County Fire Review – [**Michael Cruz, Captain**]
    h. North Collier Fire Review – [**Chief Sean Lintz or designee**]
    i. Code Enforcement Division – [**Thomas Iandimarino**]
    j. Public Utilities Department – [**Matt McLean or designee**]
    k. Transportation Management Services

    Transportation Engineering Division – [**Jay Ahmad or designee**]
6. New Business
    a. Impact Fees – [**Corporate Financial & Management Services**]
7. Old Business
8. Committee Member Comments
9. Adjourn

FUTURE MEETING DATES:

June 04, 2025 – 3:00 PM
August 06, 2025 – 3:00 PM
September 03, 2025 – 3:00 PM

REVISED MINUTES OF THE COLLIER COUNTY
DEVELOPMENT SERVICES ADVISORY COMMITTEE
LAND DEVELOPMENT REVIEW SUBCOMMITTEE MEETING

Naples, Florida
March 18, 2025

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	Mark McLean
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1. CALL TO ORDER–CHAIRMAN

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2. APPROVAL OF AGENDA

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Motion to Approve by Jeffrey Curl
Seconded by Mark McLean
Motion Approved Unanimously

3. OLD BUSINESS

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- Legislature determined that floating solar facilities are an appropriate use of land and water, have a cooling effect on solar panels – 15% to 20% more efficient resulting in the boost of power production, to help decrease water loss to evaporation and formation of harmful algae blooms.
- Statute authorizes that buffer and landscape requirements may not exceed the requirements of construction of other solar facilities permitted in agricultural land use categories and zoning districts. Staff has identified them as a permitted use and accessory in certain zoning districts.
- The statute requires that the location has to be in wastewater treatment ponds specifically, abandoned lime rock mining areas, storm water treatment ponds, reclaimed water ponds, or other water storage reservoirs.

- Key components of the floating solar facility were mentioned, shown in the power point presentation, the anchoring system, central converter, transformer, and how they operate and connect to the electric grid system for broader distribution
- Next the beneficial aspects of floating solar facilities panels were identified: –cleaner energy, space utilization (.10 to 2 acres of surface area and take up 5 to 10 acres of land); mitigate overheating issues associated with land-based systems; reduces water surface evaporation by up to 50%; increase water storage; panels can be bifurcated (both sides used); panel scalability is based upon energy demands which provides flexibility and can be planned ahead; reduces land cost; has a lesser impact on natural habitats and ecosystems; and they don't require extensive land clearing, habitat destruction or loss of agricultural products.
- An add-on document was presented that shows where floating solar facilities are going to be allowed in zoning districts. To arrive at what districts they should be permitted, a Chart was presented that identifies other counties reviewed by staff (ex. Miami-Dade). For the most part, everybody's put them in the rural agriculture and public use districts. City of Naples codified them for land designated as public, semi-public, and private recreation and open space, and public and semi-private institutional areas. Some counties allow these facilities by conditional use rather than by right. As an accessory use, they would be compatible in some zoning districts.
- The following standards were identified and based upon Miami Dade county: 1) Located within the same lot or parcel and not over tidal waters, bay bottom land, canal-related rights-of-way, easements, aquifers, aquatic preserves, environmentally protected lands, conservation zoning districts, or potable water well fields. 2) Assure that the installation would not interfere with and have minimal impact on the stormwater management infrastructure and natural resources, water quality, and adjacent budding properties. 3) That the cable, power, and communication lines that run from the bank, the land bank, the land itself be interconnected with the buildings and transformer and any other equipment, that they be buried underground, except when brought into the water or being conduit. Some systems show the conduit above if not beneath the panels. It is dependent on the manufacturer's warranty 4) Staff found the importance of having a deployment and installation plan. Because panels can be hazardous materials they have to be properly handled, it's important to identify site preparation, delivery of floats, reassembling, where they are being deployed, and mooring and anchoring systems. Some are anchored by concrete piles in deeper waters, such as 40 to 45 feet depth, in shallower waters and stormwater retention at 8 feet by wire cables.

- **Submit a decommission plan:** To determine the facility's lifespan which is usually 20 to 25 years and dependent upon the manufacturer, make sure they are fully removed at the end of lifespan, and everything is restored to its original purpose and use for the underlying zoning district. An extension can be granted. Some codes require every 5 years a maintenance inspection. Most O&M plans require a yearly inspection by the applicant or owner. To remove the panels, a DEP permit is required as part of the decommissioning plan if they are treated as hazardous waste.
- Address minimization of glaring panels: Shows photos of the impact of glaring at Orlando's Utilities - Regional Water and Sewer treatment plant.

- Prevent unauthorized access: Security and safety fence, not less than 6 feet, is required. He discussed how to protect animal habitat for panthers, raccoons and smaller animals when present. Staff suggested they mirror the standard set forth by Swaunnee County.
- Make sure the water is not energized and ensure that panels are properly anchored, and the use of the water itself doesn't conflict with floating solar facilities. For example, a homeowner's association recreational use of the water and it doesn't conflict with its intended use-kayaking, and recreational boating. So that would be a prohibition.
- As a result of meeting with Lisa Blacklidge, she is recommending that Item 5.03.08A 5 & 8 be replaced in the text with this new language. So, if there's no changes or adjustments to be made when you make your motion, we ask that it be adopted as a condition to modifying Item 5.03.08A 5 & 8 on page 12.

- **Feasibility study:** As a result of direct savings of $400,000 a year at the Orlando Utilities facilities, Collier County Water and Sewer district is undertaking a cost feasibility study to do the same at their water and sewer facility off Goodlette Road.

Mark McLean

- **Discussion on side-by-side lots:** Arthrex may have a building on one lot and their lake is on another lot. Would that create an accessory structure issue for them if they're trying to do this on a piece of property that doesn't have a primary structure on the lot? Yes, it would be identified as such on a SDP. Discussion on combining the two lots. They would call it an accessory structure. Concern was mentioned if it was sitting on a parcel, and the lake was parceled out on its own. Mr. Henderlong agreed to look further into this and that the language reads located on "the lot or parcel". Mr. Mulhere stated – he didn't think it is an issue, since most lakes are not subdivided and there is a 20' maintenance easement around a lake.

- **Suggested change:** Mr. Mulhere stated it should say, instead of "located not", but "not located" in or over.

- **Discussion on fencing requirement:** Mr. Mulhere believes it is not a good idea to absolutely require fencing. Henderlong advised fencing is around the perimeter of the property for security and not required sometimes by counties. Sole purpose is to prevent tampering and unauthorized access to the parcel. Agreed that county's utility sites are mostly fenced in. Need to consider that a lot of lakes are an aesthetic component which will be lost if fences are installed. Discussion on what is fenced – the county stormwater ponds are no longer fenced, public schools are fenced, and there is potential liability of having a lake on private property that is born by the property owner or HOA. Concern t for this technology could potentially be reduced by fencing and its cost. Utility sites are typically fenced to prevent access and tampering of the equipment. Staff considered a fence be located between the lake and access point to the panels. Mr. McLean and Mr. Curl have an issue with fencing and needs further thought. Mr. Curl said the Florida Building Code will dictate protection and warning signs for an electrical component and we don't need to legislate fences. Mr. McLean agrees equipment needs to be protected when storing power in a battery system. Mr. Henderlong mentioned Duke Power' massive Bartow

system for 1,200 acres pond. Mr. Mulhere suggested leaving it up to the property owner. Mr. Curl stated the county's facilities are already fenced – so it is a non-issue. Mr. Mulhere stated that fencing will have unintended consequences in smaller residential developments but not in larger residential developments where they realize they can save $20,000 to $80,000. a year. In the motion, just say you want to strike out number 8.

- **Shading/Compromised Waters:** Mr. Curl noted the "Gulf of Mexico" should read "Gulf of America". He raised concerns about not interfering with littoral plantings, compromised waters that are nutrient deficient due to shading aquatic vegetation at the bottom of the lake and suggested considering there be an environmental study or an EIS. The burden will be on staff who will yield to DEP's water quality testing, look at flora and fauna, like an impact study on the nutrient load. May require soil samples at the lake bottom. Because of possible panel destruction due to hail impact and someone shooting a panel, Mr. Curl suggested there be some language regarding emergency repair strategy, – A concern is with heavy metal contamination in the water Mr. Curl suggested panel removal within a 24-hour deadline. He noted, in Bartow or Orlando, during Hurricane Milton, a tornado had touched down destroying a solar farm wiping out tons of panels with glass everywhere. Because heavy metals leach into the water supply floating panels are more sensitive and there should be some additional language in the deployment aspect plan. Mr. Henderlong suggested it be addressed in the administrative code.

- **Fence size:** Mr. Curl discussed the fence opening size of 6 and 4 inches at the bottom of a fence; however, Mr. Johnson, suggested removal of number 8.

- **Mr. Brooker asked if it is permitted use by right in the agricultural district and it is not subject to 5.03.08?** Mr. Henderlong said it is permitted as a right or accessory use and it's going to be subject to the requirements of 5.03.08. However, Mr. Brooker stated it does not state that and asked language be added to state agricultural zoning districts are allowed as a permitted use by right and subject to 5.03.08.

- **Restrictions on other zoning and existing PUDs:** Mr. Brooker mentioned the statue only requires them as a permitted use in agricultural zoning districts and not in other zoning districts as an accessory use and it seems we are going beyond it? Mr. Henderlong noted it's also an appropriate land use category and Miami Dade County went beyond the statue by requiring them as a conditional use in residential and Estates zoning. Mr. Mulhere question why we aren't going beyond the mandate since it is minimally required in agriculture. Mr. Brooker raised for consideration why not include certain residential zoning districts, PUDs or by conditional use in a residential district. Mr. Johnson responded that we were not directed by the Board other than to comply with state statue. Staff by adding it to commercial districts will have to be explain to the Commission why add them to other zoning districts. Mr. Henderlong suggested, going forward, the subcommittee make a recommendation.

- **With respect to 5.03.08:** Mr. Brooker recommended adding a section B to say *the applicant has the discretion to apply for conditional use to seek waivers to the above criteria.* or *applicant may seek a waiver of any of the above requirements through the*

conditional use process reviewed by the Hearing Examiner. It was agreed staff will work on the specific wording with the County Attorney's office on a procedure that would be appropriate

- **Mitigation of glare:** Mr. Curl asked how glare on a pond should be addressed and buffered when traveling along a roadway such as Goodlette Road and the County's Water and Sewer Facility. Mr. Henderlong said it can be specified that landscaping be used as a way to mitigate the glare. There was a discussion on whether public facilities are exempt from landscaping. It is possible new technology can reduce glare. Reading from section 5.05.12, Specific Standards for Public Utility Ancillary Systems in Collier County, Subparagraph B, under setbacks. subparagraph G has its own freestanding paragraph. It states landscaping or buffer shall conform to the requirements of section 4.06.05 B.4. which states for public utility and facility system landscaping requirements: screening and buffering are to be limited to the area surrounding the public utility and ancillary system. Further, ancillary systems that are physically located on a water or wastewater treatment property are not required to be individually fenced and landscaped.
  Clay Brooker, Chairman Motion

- **Recommend approval subject to the following:** The agriculture district as a permitted right or permitted use should state subject to 5.03.08. Consider adding additional residential zoning districts for approval through the conditional use process. And I'll defer to staff's judgment on which, if any. And specifically, with 5.03.08, we strike number 8 about fencing. We add to number 6 some language that deals with operation, maintenance, and emergencies repair. And then we create a new subsection capital B, that deals with seeking waivers or appropriate terminology through the conditional use process by the HEX.

- And replacing, number 5, in section 5.03.08, with the new text.

- **Discussion on adding text to the motion: There was a discussion regarding text on no environmental impacts and studies. Staff will look at including text in item number four after the after-emergency maintenance (operational or emergency repair).**
  Motion by Clay Brooker
  Seconded by Mark McLean
  Motion Approved Unanimously

b. PL20250000524-Publication of Legal Advertisements for Neighborhood Information Meetings [Angela Galiano, Planner II]

Angela Galiano

- Angela Galiano, Planner II, LDC team, brought forward the "Publication of Legal Advertisement for Neighborhood Information Meetings" amendment for PL2025000524. It amends section 10.03.05 of the LDC to allow applicants of land use petitions which require Neighborhood Information Meetings the option of advertising the NIM on the

official website of Collier County instead of a newspaper or any other qualifying publication. She gave some background. Florida has required legal notices and advertisements to be printed in newspapers and this requirement was supported by the Florida Constitution which mandates that meetings of public bodies be open to the public and properly noticed. In 2012 there were changes to the legal requirements, by Florida law section 50.0211 of the Florida Statute, requiring that legal notices be published on a newspaper's website along the printed version if the newspaper had one. In 2022 further amendments allowed legal notices to be published on publicly accessible county websites instead of printed in the newspapers. This was meant to reduce the financial burden to local governments and taxpayers. The cost difference of publishing an ordinance in the Naples Daily News is about $1,008. It's a lot more expensive than publishing on the County clerk's website which is $50. In 2023, the board amended the code of laws and ordinances to allow the publication of legal advertisements and public notices on publicly accessible websites. On January 10, 2023, the board designated the Clerk of Circuit Court's public notice website as the official website for publications in Collier County. So GMCD's approach was in response to the cost differences. Staff began advertising ordinances on the new county clerk's website instead of the newspaper to save money. In neighborhood information meetings, Collier County requires petitioners to hold NIMs before zoning applications which must be publicly noticed. However, given the county's practice of publishing legal notices on its website, it has been proposed to extend that option for petitioners to publish NIM advertisements on the County's website rather than the newspaper which would offer the petitioners a potential cost savings and convenience. So, if the board chooses to allow petitioners to advertise NIMs on the County website, this would require an amendment to the LDC and changes to the administrative code. In summary, this LDC discusses Florida's evolving legal notice requirements, highlighting efforts to reduce advertising costs through the use of publicly accessible websites, proposing similar options for NIM meetings here in Collier Staff sought a recommendation for approval or approval with conditions to move forward.

Discussion on approval:

Mr. Mulhere has extensive experience with the requirement in estimating the cost for clients. He noted that the County does not collect the fee until public hearings are over but applauds the change. He mentioned that on page 7, item D, it says, data on which the advertisement for public notice was first published on the website and that it probably should read, *data on which the advertisement or public notice was first published in the newspaper or on the website.* Mr. Brooker asked what the difference is in 10.03.05 A.2, publication of legal advertisement prior to a NIM and legal advertisement in 10.03.05 C. Mr. Johnson said 10.03.05 A.2 applies to ordinances other than just NIMs. Mr. McClean said C is the primary legal advertisement for all advertising. Mr. Brooker questioned whether the reference to F.S. citation 50.3011 versus 50.011 are correct citations. Ms. Galiano stated F.S.125.66 applies to ordinances; emergency ordinances; rezoning or change of land use ordinances or resolutions. Mr. Brooker and Mulhere said it would be good enough to generally refer to 50.011. It was decided to circle back with Heidi on the proper citation.

Motion made by Mr. Mulhere to approve subject to minor correction on D, page 7, the administrative code and checking the proper citing of the Florida Statute.
Seconded by Mr. Curl
Motion Approved Unanimously

c. PL20250000180-Procedural Inconsistencies, Legal Advertisements, and Land Use Review Corrections [Richard Henderlong, Planner III]

Richard Henderlong

- This is a follow-up from December 12, 2023, planning commission's directive that we would bring back a second group of amendments before the commission and before we can take them back to the commission, they have to be brought back before DSAC and the subcommittee. This is an outcrop of numerous meetings that have gone on between staff, the Hearing Examiner, and initially Ned. It was narrowed down to consultation with the county attorney, that who would be the advisory boards and their relationships for the petitions of land uses and the reviewing body. We need to fix that because there's a lot of gray areas that were inconsistent. It's trying to accomplish and to resolve these contradictory statements with the various advisory board agencies and public hearing for the different land use petitions.

- Number one, we did come up with a definition for a *Comparable Use Determination* and that it should be applicable to, which is what the planning commission directed us to do, to a specific property when a conditional use determination is being sought to be narrowed down to more than that applicable property, not county-wide throughout all re-zoning districts.

- The next bullet is predicated almost word verbatim from the Hearing Examiner's Ordinance 2020-08 that affirms that the Hearing Examiner, that the board can remand any advertised public hearing that involves by majority vote, a development order on a legal or technical land use issue during the hearing. They can remand it, which is verbatim from Ordinance 2020-08.

- The next bullet updates electronic data and digital submission requirements for SDPs, SIPs, construction plans and amendments thereof. That's Development Review's text and we'll go over it, if you have any questions.

- The next slide is to establish a submittal request. When a submittal request for a new PUD, there's an acknowledgement that it would repeal the previous PUD, and that would be determined to be a substantial deviation. And that was Ray's input, the County attorney's input, so it's what we're procedurally doing but never really spelled out in the process.

- The next bullet is to change various authority titles. Usually, it's like planning and zoning department or planning and zoning manager or whatever. Staff internally met including the managers, to change it rather than leave it. There are strikethroughs that allow the County Manager's office to decide.

- The next bullet is following the legal advertisement requirements that are published on the Clerk's site, providing that ability for all the land use petitions. And we also carry that forward in the administrative code. We're also correcting any outdated graphic depiction of review procedures for applications subject to Type 3 reviews. That's a chart in the book and has never been touched for eons. Staff went through and updated the Type 3 application chart. And then we have inspected the administrative y code chapters and subsections that are corrected accordingly.

- An overview of a list of public hearing requirements by petition types was reviewed of the changes. For the various petition types, the red color, is the current text being stricken. The blue color is the new add-ons or recommendation as to how it's to be achieved. The green color on the left-hand side is in the Hearing Examiner's contract for how the Hearing Examiner holds hearings. If you don't see red or blue, there's no change in that section. Staff is recommending approval with any change or conditions they might have.

- The specific LDC section petition type list shows the different respective agencies and board's first and second public hearings. Staff went over it several times to make sure it is tracking and properly corroborated with records. The best breakdown is in the narrative of what was happening by the different respective agencies and the boards and then the Hearing Examiner. The goal is to take it to DSAC and then forward it on to the planning commission for their consideration.

- **Discussion on language involving minor text changes: Mr. Mulhere said there is an error** on whether minor changes include text changes to a PUD and then required to go to the HEX. Review of what is considered a "substantial change", "insubstantial change by HEX" and "minor change by staff" were discussed. Text changes are being approved by staff and Mr. Bosi is allowing minor text changes to the PUD. It was mentioned that minor text changes are allowed on the application as worded on the PUD application. Mr. Mulhere suggested that what is on the PUD application should be added and not reviewed by the HEX.

- C**omments on LDC section 1.08.02, the definition of comparable use determination: Mr. Mulhere** suggested a change … *to determine whether a use not specifically identified within a conventional zoning district overlay or PUD ordinance is comparable, compatible, and consistent with the list of identified permitted uses in a conventional zoning district overlay or PUD ordinance.* Suggested that it might be repetitive and reword; the key thing here is not "the" use, it's" a" use and it's a use that's not specifically identified and not there.

- **Comments on LDC section E.1.L, substantial change to a PUD:** If you are submitting for a new PUD document that repeals a previously approved PUD document, that is a substantial change. If we're submitting a new PUD document, I'd call that substantial. It's going to go to a public hearing. On the section which states *submittal repeals;* there should be no "S" on repeals. Discussion on amendments to PUD and decision with County Attorney's office to determine if it is still a substantial change or if it can be handled with a strikethrough underline format or a full-blown new PUD and repeal. It's not generally

required to do that in every situation to repeal the PUD. There is a process with the County Attorney's office to determine which process they have to go through. The process would render L, unneeded. Mr. Mulhere said L. is confusing and not necessary. Staff will revisit the text and potentially revamp language.

- **Comments on the Administrative Code Chapter 5 E.2: Mr. Curl** brought up at the last DSAC meeting that for an ICP, the submittal credential is a civil engineer. However, he has currently submitted an ICP dealing with landscaping, irrigation and lighting issues. The question was raised what action to take to get this change to include a landscape architect for the ICP submittal credential. Staff will consider add a landscape architect to Chapter 5 of the administrative code with respect to the ICP. Staff will review the draft minutes of the last DSAC discussion. It was suggested it be part of Application Contents section of the Chapter.

- **Mr. Brooker suggested rewording language on page 7 about the remand of development order:** After discussion of wording, the following language was agreed upon: *The Board of County Commissioners, by majority vote, may remand any advertised public hearing involving a development order to the hearing examiner for the sole purpose of opining on a legal or technical land use issue raised during the hearing.*

- **Correction of Citation 50.0311 or 50.011 throughout LDC section 10.03.06:** Mr. Brooker asked staff to check the citation throughout 10.03.06 for the correct citation. Further check the spelling error for the word "variances on page 31, Type 3 flowchart.

Mr. Clay Brooker, Chairman gave a review of the main changes as follows:

- First, check the minor text requiring HEX versus staff approval. That's a PUD minor text change.

- Second, recommended changes to the definition of *comparable use determination*.

- Third, check the necessity of 10.02.13 H.1.L--which is do we need to say a new PUD is a substantial change? Their consensus is it's not necessary.

- Four, in the admin code, consider adding the landscape architect under application content for ICP.

- Fifth, add back the word *raised* in the section talked about remand of a development order.

- Six, check the citation of 50.0311 versus 50.011 throughout in LDC section 10.03.06

- Seven, correct the misspelling of "variances".

. Robert Mulhere made a motion to approve, subject to the conditions 1-7.

Seconded by Jeffrey Curl

Motion Approved Unanimously

5. PUBLIC SPEAKERS
None

6. UPCOMING DSAC-LDR SUBCOMMITTEE MEETING DATES DISCUSSION
- **a.** Tuesday, June 17, 2025
- **b.** Tuesday, September 16, 2025
- **c.** Tuesday, November 18, 2025

Clay Brooker, advised of the upcoming subcommittee dates – some issues with September 16 and November 18; however, date of June 17, 2025, is a good date. Heather will send invites for that meeting via Outlook Invitations.

7. ADJOURN

There being no further business for the good of the County, the meeting was adjourned at 4:46 p.m.

COLLIER COUNTY
DEVELOPMENT SERVICES ADVISORY COMMITTEE
LAND DEVELOPMENT REVIEW SUBCOMMITTEE

Clay Brooker

Clay Brooker, Chairman

These minutes were approved by the Committee/Chairman on MAY 7, 2025, (check one) as submitted _____ or as amended X.

REVISED MINUTES OF THE COLLIER COUNTY
DEVELOPMENT SERVICES ADVISORY COMMITTEE MEETING

Naples, Florida
April 02, 2025

LET IT BE REMEMBERED, the Collier County Development Services Advisory Committee Meeting and Collier County, having conducted business herein, met on this date at 3:00 PM in REGULAR SESSION at Growth Management Community Development Department, Room 609/610, 2800 N. Horseshoe Dr. Naples, FL 34104 with the following members present:

Chairman:	William J. Varian
Vice Chairman:	Blair Foley
	James Boughton
	Clay Brooker
	Jeffrey Curl
	Laura Spurgeon DeJohn
	John English
	Marco Espinar
	Norm Gentry
	Nicholas Kouloheras
	Mark McLean
	Chris Mitchell
	Robert Mulhere
	Hannah Roberts – AHAC (Non-voting)
	Jeremy Sterk – EXCUSED
	Mario Valle

The following County staff were in attendance:
James French, Department Head, GMCD
Mike Bosi, Director – Zoning Division, GMCD
Christopher Mason – Community Planning & Resiliency Division, GMCD
Jaime Cook, Director, Development Review Division, GMCD
Michael Stark, Director, Operations & Regulatory Management Division, GMCD
James French, Department Head, GMCD Designee for Building Review & Permitting Division, GMCD
Captain Michael Cruz, Collier County Fire Review - ABSENT
Captain Bryan Horbal, North Collier Fire Review
Thomas Iandimarino, Director, Code Enforcement Division, GMCD
Claudia Vargas, Project Manager I, Engineering & Project Management, PUD
Mike Sawyer, Project Manager II, Transportation Planning – Transportation Engineering
Heather Cartwright-Yilmaz, Management Analyst, Staff Liaison, GMCD

Any person who decides to appeal a decision of This Board you will need a record of the proceedings pertaining thereto and therefore may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based, Neither Collier County nor This Board shall be responsible for providing this record.

1. **CALL TO ORDER – CHAIRMAN**
   Chairman Varian
   Development Service Advisory Committee, Wednesday, 2nd April 2025

2. **APPROVAL OF AGENDA**

   Chairman Varian motioned to approve
   Motion was seconded
   Motion passed unanimously

3. **APPROVAL OF MINUTES**

   a. DSAC: March 5, 2025

Jeff Curl – Under the John McCormick item, was it 200K for permits?

Chairman Varian: We might want to ask him when he comes up, just to verify it. I don't remember off hand. Any other comments? Hearing none, I can recommend a motion.

Blair Foley: or I'll move to approve the minutes subject to confirmation from Mr. McCormick on the 200K number.

Chairman Varian motioned to approve Meeting Minutes with that confirmation.
Motion made to approve and seconded
Minutes approved unanimously

4. **PUBLIC SPEAKERS**
   None

5. **STAFF ANNOUNCEMENTS/UPDATES**
   a. **Manager, Technical Systems Operations [Kevin Summers]**

Kevin Summers

- The newly renovated 609/610 conference room features upgraded audio and video equipment, including four new cameras to enhance presentations and video conferencing.
- The updated layout is designed to support brainstorming, teamwork, and open discussions.
- There are two main meeting modes: one for formal presentations with microphones on the desk, and another for internal team brainstorming sessions.

- The room includes an AI assistant for minute tracking, action items, and other AI-driven assistance programs to aid in brainstorming and project initiation.
- The team is still experimenting with the room's capabilities, and further features will be showcased as they are developed.

b. Zoning Division – [Mike Bosi, Director]

Mike Bosi

- **Petition Scheduling:**
  - Final window before the summer break (July–August blackout period) is approaching.
  - Petitions must go through the Planning Commission and Board before summer; otherwise, County Manager's Office must clear them.
  - Only simple, non-complicated petitions will be considered in September.
- **Land Use Petitions:**
  - Steady flow of pre-application meetings continues.
  - 13+ petitions scheduled for Board review in the next two months.
  - Urban area petitions typically face strong community opposition due to neighborhood concerns.
- **Staffing Updates:**
  - James Sebo has returned (after 4 months of retirement) as Planner III; making an immediate impact.
  - Planning division is approaching full staffing.
- **Hiring Trends:**
  - Slight uptick in job applicants noted.
  - Implications for the job market and broader economy are still unclear.
- **Economic Outlook:**
  - Ongoing discussions about the next 6–12 months of economic activity.
  - Monitoring potential challenges closely.
  - Team remains focused on maintaining service quality and meeting community needs.

c. Community Planning & Resiliency Division - [Christopher Mason, Director]

Christopher Mason

- **New Preliminary Maps:**
  - Received preliminary FEMA flood insurance rate maps for interior parts of the county (~2 weeks ago).
  - Follows adoption of coastal maps (Feb 4, last year).
  - Covers central Naples, areas east and south of I-75, mainly riverine areas.
  - Maps remain preliminary for now.
  - Expecting FEMA to initiate open houses and community discussions soon.
  - Appeal processes will be outlined in upcoming FEMA communications.
  - ~180 new map panels received (hard copy only); digital files still pending.

    - No major changes noted in Base Flood Elevations (BFEs) yet.
    - Easier review/analysis will follow once digital versions are available.
- **Timeline & Process:**
    - Maps originally received in 2019 but delayed by COVID; finally issued Feb 2024.
    - Full rollout still expected to take up to 2 years.
    - The process includes community meetings, appeal window, information dissemination, and finalization per FEMA guidelines.

d. Housing Policy & Economic Development Division - [Cormac Giblin, Director]

Cormac Giblin

- **Affordable Housing:**
    - Board approved 120 new affordable housing units this month.
    - Brings the FY total to 540 units approved this fiscal year.
- **Job Creation:**
    - 70 new high-wage jobs validated this fiscal year through economic development assistance agreements.
- **Legislative Monitoring:**
    - Tracking a bill related to rental of accessory dwelling units—discussed by the Board the same day a related bill advanced.
    - Watching companion bills proposing updates to the Live Local Act.
    - Potential expansion to allow use in commercial/industrial areas of PUDs.
    - Ongoing monitoring of legislative progress.

e. Development Review Division - [Jaime Cook, Director]

Jaime Cook

- **Vegetation Removal Affidavit:**
    - Notary block will be removed—legal confirmed it's not required.
- **Right-of-Way Permits:**
    - Working with the CityView team to make the application process fully electronic, eliminating the need to complete both a paper form and a digital version.
    - Implementation is in progress; expected to be ready in a couple of months, pending testing and finalization.
- **BCC Schedule:**
    - Due to BCC room renovations, the July 22 meeting has been canceled.

f. Operations & Regulatory Management Division - [Michael Stark, Director]

Michael Stark

- **Permitting Activity (March):**
    - Received 4,655 permit applications.
        - 83 related to Hurricane Ian.

        - 56 related to Hurricane Milton.
- **Average intake turnaround time: 1 day** (includes verifying submittals and generating default reviews/inspections).
- **Customer Service & Outreach:**
    - 1,160 visitors to the Business Center.
    - 193 visitors to satellite offices.
    - 6,243 phone calls answered (up from ~5,700 in February).
- **Zoning Front Desk (March):**
    - Resolved 843 survey conditions.
    - Processed 49 short-term vacation rentals.
    - Completed 38 right-of-way renewals.
    - Hosted 43 pre-application meetings — a high-activity month.
- **Department Goals:**
    - Continue to streamline permit routing to support housing approvals, business creation, job growth, public safety, tourism, environmental protection, economic resilience, and alignment with GMP.
- **Staffing Snapshot:**
  358 total positions, with 55 in the hiring pipeline, including:
    - 12 in building review/inspections (mainly structural)
    - 16 in code enforcement (animal control officers, new park rangers)
    - 3 in zoning (planners – Mr. Sebo's return has been a big help)
    - 5 in development review
    - 9 in operations and regulatory management
    - 10 in Domestic Animal Services (including a newly selected manager and various specialist roles)
- **New Responsibilities:**
    - Department now oversees Parks & Rec, DAS, and the Sports Park.
    - Evelyn Tremino's team has expanded significantly—now managing more responsibilities heading into budget season.
- **Recruitment:**
    - Upcoming recruitment event still scheduled for April 2025.
    - Coordinating with CareerSource and the Collier Building Industry Association.
- **Funding & Resource Allocation:**
    - Restricted fees are being used appropriately—no commingling of building department funds.
    - Staff from Parks & Rec and Domestic Animal Services have been reassigned appropriately to maintain department separation (e.g., Desk A vs. Desk B distinction noted).

g. Building Review & Permitting Division, GMCD Department Head - [James French]

James French

- **Occupancy & Completion Certificates (March):**
    - Certificates of Occupancy (COs): just under 240
    - Certificates of Completion (CCs): just under 2,900

        - Includes nearly 1,000 completions that fell short of full CO.
    - Temporary COs (TCOs): 75
    - Total completions/occupancies issued: nearly 4,200
- **Fire Plan Review Discussion (Greater Naples Meeting):**
    - A Fire Commissioner raised the idea of the fire district taking over fire plan reviews, currently handled under an interlocal agreement with the County.
    - Current fire review turnaround: 1–3 days, with strong customer service from Tom Mastroberto's team.
    - Financial concern:
        - County currently covers 100% of the Fire Marshal's salary.
        - Districts pay nothing yet collect fees from fire plan reviews.
        - A fee study was recommended to evaluate cost alignment (especially for North Collier or Greater Naples).
    - Noted that independent fire districts cannot carry forward revenue like the County can, limiting their financial flexibility.
    - The County is not opposing the request; the decision lies with the fire district.
        - Regular meetings have been scheduled to improve communication and assess staffing needs.
        - There has been minimal prior communication from the district until this recent inquiry.
- **Licensing & Permitting Protocols:**
    - Spoke at the Board of County Commissioners about license investigations:
        - Licenses are held at the state level (Florida), not by the County.
        - If a valid license is provided, the County must issue the permit.
        - County cannot investigate or invalidate state-issued licenses.
    - New internal feature allows staff to record design professionals' licenses in the commercial permit system.
        - Not a legal requirement, but now standard internal practice.
        - Enables search functionality by design professional.
        - Developed with input from CityView, Jason Badge, and Kevin Wes.
        - System was tested last weekend, which may have caused minor permit submission issues.
    - Purpose of the update is to enhance safeguards for property owners, businesses, and occupants.
    - Clarified that local government issues do not apply to state licensing, though legislation for local specialty contractors is pending.
    - Issued a statement related to design professionals, including one architect who misinterpreted it as a blanket rejection of signed/sealed permits—this is not the case.

Chairman Varian asked if the County is processing 200,000 permits by hand.

James French: Clarified that while permits are digital, each permit still needs to be carefully reviewed to ensure accuracy. The process is time-consuming, especially as contractors hold the permits, and architects or engineers might not be involved in every detail. Even though

everything is digital, it's not as simple as just reviewing a minor permit—small projects like railings or steps can require a detailed review.

Chairman Varian asked about CityView and commercial permits:

James French: Confirmed that all permits involving design professionals are processed through CityView, regardless of the project size.

Chairman Varian asked about small projects (e.g., bathroom remodels) not requiring a design professional:

James French: Clarified that general contractors or owner-builders typically handle such projects, and the paperwork goes through a review process by staff, followed by a secondary review by a plan reviewer. While this is common in Florida, the situation in Collier is significant.

Chairman Varian complimented John for his excellent customer service:

James French: Acknowledged John's exceptional customer service, noting his engineering knowledge and his long-standing community ties. The County's goal is to keep processes efficient while ensuring that all legal requirements are met. If there is a lawful way to speed up the process without compromising quality, the team is fully in favor of it.

Chairman Varian inquired about AI in the review process:

James French: Shared that the County is leveraging Bluebeam's AI capabilities, integrated with CityView, to streamline plan reviews. AI helps detect changes in incoming plan sets, speeding up review times. However, it does not replace the need for licensed professionals. The County has also developed an alternative reviewer training path, allowing new staff members like Brooke to start reviewing under supervision while preparing for certification.

Additionally, GIS functions have been brought in-house, which enhances the integration of data across County systems, as GIS plays a critical role in departmental mapping and analysis.

h. Collier County Fire Review – [Michael Cruz, Captain] Absent
James French covered them both

i. North Collier Fire Review – [Bryan Horbal, Captain]

- Last month, 1295 new construction inspections were completed, with a one-day turnaround, sometimes even the same day if needed.
- 588 building construction and fire permit reviews were conducted, with a two-day turnaround.
- 47 planning permits were processed, also with a two-day turnaround.

- The county has now consolidated fire alarm permits into one permit, which simplifies the process by allowing everything to be handled under one permit, with the same contractor and plan set, though the fees and review process remain the same.
- The return to a single fire alarm permit system is a shift back to the previous model, which contractors familiar with the system may recall. This change is also in line with existing state statutes regarding Fast Track, over the counter, and self-issuing permits. A new House Bill could introduce further changes to this process, which is being closely monitored.

j. Code Enforcement Division – [Thomas Iandimarino, Director]

Thomas Iandimarino

- Foreclosures are ongoing, including:
    - A recent foreclosure in Goodland
    - A couple of vacant lots in Immokalee
- The focus is shifting away from grass-cutting and property upkeep, which has been handled by code enforcement. While a few properties will still be managed, once liens reach $5,000 to $7,000, properties will be foreclosed on, even if they sell for only $15,000 to $20,000. This allows for cost recovery and returns the property to the community.
- A commercial lot in Golden Gate City is also being foreclosed. The owner abated the violation, but the foreclosure continues due to four years of inaction despite being given time to resolve the issue. The owner asked for more time, but the foreclosure proceeded.
- The owner, who has other properties in the county held under separate LLCs, resolved code violations on those properties. He applied for code lien relief and is now paying a reduced amount to settle the liens based on an ordinance passed a few years ago.

Clay Brooker asked about permit fees being the largest number

Thomas Iandimarino explained that there has been an ongoing issue with contractors failing to pay final inspection or Certificate of Occupancy (CO) fees, which has been accumulating for years (some cases dating back five or six years). Currently, about 20 new cases are being processed weekly, typically involving 9 or 10 properties or contractors. These cases have already been managed by Michael Stark's team, who have collected many of the fees. Now, property owners are typically stepping in to pay the outstanding fees, which are usually around $100 or $120, although some cases involve higher amounts. Once the property owners pay, the issue is resolved.

k. Public Utilities Engineering & Project Management Division, PUD [Claudia Vargas Project Manager I]

Claudia Vargas

- Our utility standard manual was approved by the Board 325.

l. Transportation Management Services, Engineering Division – [Mike Sawyer]

Mike Sawyer

- **Access Management update**
  - The updated documents have been distributed internally and to the industry, with no major changes or significant suggestions. Jay and Tony requested the inclusion of signal spacing in the deviation process, which has now been incorporated. The final review phase with Jay and Tony is underway, and the goal is to bring the materials to a hearing before the BBC, targeting May 27 hearing.
- **Airport Road Six-Lane project**
  - A public information meeting was held last Thursday regarding the six-lane project for Airport Road (from Vanderbilt Beach Road to the airport). The meeting focused on the 60% plans, and the project is now moving toward the 90% phase, with construction still expected to begin in late 2026.
- **City Gate traffic signal**
  - The construction contract for the second traffic signal at City Gate on Collier Boulevard is heading to the Board of County Commissioners, with construction expected to begin later this year.

Robert Mulhere asked about right turn on Davis and Collier:

Mike Sawyer
The right turn at the intersection of Davis and Collier is part of the FDOT Interchange project, which includes a flyover in that location.

Marco Espinar asked about the Golden Gate Parkway meeting on the 10th:

Mike Sawyer
The meeting regarding Golden Gate Parkway, scheduled for the 10th, was postponed because the consultant wasn't ready. The meeting will be rescheduled, and notification will be provided once it is confirmed.

6. NEW BUSINESS

a. PL20250000524 Publication of Legal Advertisements for Neighborhood Information Meetings LDCA [Angela Galiano, Planner II, Zoning Division]

Angela Galiano

- **LDC amendment**
  - The amendment offers a cost-effective and efficient solution by allowing NIM notices to be published on the county clerk's website, aligning with modern trends in public notice publications. This change ensures transparency while lowering costs for petitioners.

- The LDC amendment brings cost savings, convenience, efficiency, and consistency. The county has already implemented digital publication for ordinances and other legal notices.
- Subcommittee review (March 18, 2025): The committee recommended the removal of "on-the-website" from the administrative code and verification with Florida State statute. The staff revised the text to remove the reference and confirmed with the county attorney that Florida Statute 50.311 is not needed, as Chapter 50 already covers it.
- Additional changes: The county attorney, Heidi, recommended adding new text on page 4, line 21, stating "15 days prior to the public hearing in accordance with section 125.66." These changes were made after the copy was sent to Heather. Rich met with Heidi this morning, and she suggested including this section.

Motion made to approve and seconded
Motion approved, and passed

b. PL20250000235 - Floating Solar Facilities (F.S. 163.32051) LDCA – [Richard Henderlong, Planner III, Zoning Division]

Richard Henderlong

- The amendment is statutorily mandated and requires local governments to define floating solar facilities as a permitted use in appropriate land use categories. Local governments must promote the expanded use of floating solar technologies.
- **Floating Solar Benefits**
  - Floating solar panels are appropriate use of land and water. They are 15–20% more efficient than ground-mounted systems due to cooling effects. They also help to decrease water lost and reduce water evaporation and algae growth. These facilities are beneficial and should be located in specific areas such as lime rock mine areas, stormwater treatment ponds, abandoned wastewater treatment ponds, reclaimed water ponds, and other water storage facilities.
- **Buffer & Landscape Requirements**
  - The statute authorizes the County to specify buffer and landscape requirements for floating solar facilities, but they cannot exceed existing uses or similar uses involving the construction of other solar facilities permitted in agricultural land use categories and zoning districts.
- **Location Requirements**
  - It cites the beneficial uses of where floating solar facilities are to be located on abandoned limerock mining areas, stormwater treatment and wastewater treatment ponds and other water storage facilities
- **LDC Subcommittee Review**
  - The LDC Subcommittee reviewed the proposed text changes and staff incorporated their recommendations. One suggestion was to consider allowing floating solar facilities in residential zoning districts through the conditional use process or why not allow them in a residential zoning district. The reason is because RSF-1 zoned lots that are in Pine Ridge subdivision, off of Trail Blvd. and Center St., have lot lines into a lake and cannot be centralized unless all lot

owners agree to centralize ownership. Staff felt the best way to handle it, would be through the conditional use process or PUDs with residential to amend the PUD.

- **Statutory Reference Clarification**
    - A question was raised about statutory references to section50.011 vs. 50.0311 was correct. The revised draft confirms F.S. 50.0311 is the correct citation.
- **Changes to Revised Procedural Inconsistencies Draft:** Key legal advertising updates include:
    - Page 13, line 10: The text remains for Coastal construction zone setback requirements that legal advertising shall be in county newspapers under the provision of 50.011
    - Page 22: Throughout the rest of code, under 10.03.06 Public Notice and Required Hearings for Land Use Petitions, is the standardized phrasing “legal advertising prior to each advertised public hearings”.
    - Pages 22 and 26: The removal of "in accordance with Florida Statute 125.66" is because the existing provision is stated-in LDC 10.03.05
    - Strike throughs are highlighted in yellow.
    - New definition for "comparable use determination" on page 6, per the subcommittee's recommendation.
- **Staff sought** approval for the Floating solar facilities proposed changes based upon the revisions and subcommittee feedback.

Clay Brooker asked if floating solar facilities in residential zoning districts can apply through the conditional use process?

Richard Henderlong

- **Floating Solar Facilities:** Explained that floating solar facilities will be allowed by right in specific zoning districts, including rural agriculture, estates, public use district, and community facilities district. As accessory uses, they will be permitted in C-1 through C-5 Commercial, Travel Trailer-Recreational Vehicle Campground, Industrial and Business Park districts. These districts are similar to those adopted by other Florida communities.
- **Conditional Use in Residential Areas:** While not allowed by right in residential districts, they may be approved through the conditional use process.
- **Challenges:** Highlighted concerns for residential communities are compatibility with surrounding areas, glare, effect on littoral shelf, impacts on stormwater management, lake management ownership by HOA or public use facility issues.
- **PUDs:** It was noted that the use could be allowed in a residential PUD when a PUD is amended and approved. It’s probably not going to be a use in the majority of residential districts; however, it is unknown whether a residential PUD with a massive stormwater lake that is not land locked by single family residential lots is an appropriate conditional use. It was discussed whether there should be a limit to residential conventional zoning districts and not a residential PUD or PUD amendment.

- **Fencing:** Fencing requirement was eliminated from the text.
- **Environmental Considerations:** Discussed the variability in the environmental impact of floating solar installations in aquatic preserves and environmentally protected lands, tidal waters, bay or saline waters, including factors like water body, water depth, anchoring conditions, and leaching from panels. Long term monitoring will be required.
- **Maintenance:** Solar facilities require ongoing preventive maintenance, including cleaning, inspections, and dealing with potential environmental hazards like bird droppings. Staff will look to the applicant to provide an on-site preventive maintenance plan including a siting assessment and on-site condition characteristics as listed on page 17.
- **Deployment and Dismantle Plan:** Explained the need for a deployment (onsite staging and phasing) and dismantle plan at end of the facilities lifecycle, including procedures for repair and maintenance, such as after an event of hailstorm.
- The county's water and sewer district, off Goodlette Road, is undertaking a feasibility study, at its 40 acres site, to defray electric costs.

Waterway Concerns: Addressed concerns about floating solar facilities impacting water quality, especially in impaired waters or sensitive habitats.

Clay Brooker
Questioned why to limit the conditional use process if a large residential PUD with a stormwater lake could potentially work for floating solar facilities. Supported the flexibility of conditional use.

Marco Espinar
Raised concerns about applying floating solar facilities in stormwater management areas and residential developments, especially those designed to attract wildlife. Felt that the long-term consequences were not fully understood, especially minimal impacts. It's appropriate for some areas and not others. There are conflicts in attracting wading birds and amenities for fishing by neighbor kids. It can alter fish spawning, temperatures, salinity, and not an appropriate use.

Jeff Curl
Asked about the deployment plan, especially for repairs after damage (e.g., hailstorms). Expressed concerns about the environmental impacts on impaired waters and habitats. Site and environmental assessments are important to understanding the environmental impacts and its location.

Laura Spurgeon DeJohn
Suggested staff consider a smaller approach allowing it as Public and Institutional land uses and after a few years of experience, then in phase two to other areas. Recommended adding a criterion to requirements, number 9, regarding the safety of aircraft navigation due to glare from solar panels and the proposed facility does not create a hazard to aircraft.

Blair Foley
Agreed with Marco and Laura's concerns, suggesting a phased approach to implementing floating solar facilities in more suitable locations and could not support it, specifically due to environmental reasons.

Eric Johnson (Planning Manager)
Suggested considering making all floating solar facility applications conditional uses instead of permitted by right if the group was concerned about their suitability in Collier County.

Richard Henderlong (Follow-up):
Ms. DeJohn asked, doesn't the statue say local governments must declare where they are permitted? Rich confirmed that local governments must permit floating solar facilities in selected districts, but they can narrow it down to certain districts including agricultural zoning districts.

Mark McLean:
Proposed a motion to approve PL 2350000235 floating solar facilities with the addition of defining "minimal" (as requested by Marco) and adding item 9 a criterion regarding aircraft glare (as requested by Laura).

Jeff Curl Seconded

Five Committee Members Opposed
Motion Passed 10 to 5.

c. PL20250000180 - Procedural Inconsistencies, Legal Advertisements, and Land use Corrections LDCA [Richard Henderlong, Planner III, Zoning Division]

Richard Henderlong

- **The amendment is to resolve contradictory statements and inconsistencies with respective advisory board and public agencies review of various land use petitions.**
- **PL20250000180 Amendment:**
    - Directed by the Planning Commission in 2023, the second group of amendments are updates to LDC and administrative code, including the following:
        - Codification of the definition for "*comparable use*."
        - Affirms, in LDC section 8.10.00, the Board can remand any advertised public hearing involving a development order to the Hearing Examiner (HEX) on a legal or technical land use issue raised during the hearing.
        - Updates to electronic and digital submission requirements for SDP, SIP, and construction plans.
        - Changes to various review authority titles.
        - Legal advertisement changes to be published on the Clerk's public notice website.
        - Clarifications regarding minor changes to PUDs (e.g., removing affordable housing contributions) be heard by the HEX and staff administratively handling certain text changes.

        - Review procedures for Type 3 applications and correction of its graphic depiction.
        - Changes have been reviewed by legal and highlighted in yellow.

- **Lighting and Landscape Plan Requirements:**
    - The document initially removed lighting from the LDC sections, raising concerns about who should be responsible for preparing lighting plans.
    - Jeff Curl questioned the removal of lighting and noted the requirement for a licensed landscape architect for landscape, irrigation, and lighting plans under ICPs.
    - The LDC needed clarification on whether lighting plans should be signed by a licensed landscape architect or another professional.
    - A suggestion was made to modify the administrative code to allow for lighting plans to be submitted by any "licensed professional" in Florida, rather than limiting it to a landscape architect or engineer.
    - The change would ensure uniformity and clarify qualifications for professionals handling these plans.

Jeff Curl asked why lighting was removed from the document, especially since it's part of the work Jeff handles (landscape, irrigation, and lighting).

Richard Henderlong explained that after reviewing Insubstantial Construction Plans, chapter 5.E.2 of the administrative code, it was requested to add landscape architects as licensed landscape professionals to sign for lighting, landscaping, and irrigation plans. However, the request would affect other sections (5 E.1, SDP 4.I.2., SDPI and PPLs) of the code and requires further research and public vetting before finalizing any change.

Robert Mulhere mentioned plats and SDPs include landscape and irrigation plans prepared by a licensed landscape architect. He asked if it is necessary to require a landscape architect for lighting plans if they aren't changing the landscaping or irrigation.

Richard Henderlong acknowledged that this issue needed more clarity and additional research. He mentioned that lighting for street projects (which require engineers) is different from residential or non-engineering lighting, which may not need an engineer or landscape architect.

Chris Mitchell asked if minimum code transportation related lighting requires lighting plans to be signed by a professional engineer for roadways or lighting.

Richard Henderlong clarified that street lighting does require certification from a professional engineer, but for low-voltage lighting, changes to the code might be needed.

James Boughton mentioned most of the studies are photometrics and are not engineering and photometrics are done by a computer program.

Chris Mitchell mentioned wiring diagrams are not part of the permit. Light poles and fixtures are part of the permit.

Laura DeJohn asked why the administrative code does not allow for any "licensed professional" in Florida to submit lighting plans, instead of limiting it to a landscape architect or engineer.

This suggestion led to a broader agreement to change the language to allow for flexibility, stating that lighting plans can be submitted by any licensed professional in the state of Florida who is qualified to do such work.

Blair Foley said when working on the county's stormwater ordinance, this was a similar discussion as to whether a PE or the design professional could prepare lot drainage plans. If it's a Typed 1 stormwater plan, a design professional or even a contractor can prepare it and if it's a Type 2 plan, a PE is required. In his experience, there are qualified landscape architects who can prepare a drainage plan and then not others who can cause unintended consequences.

James Boughton mentioned that clients can go to the manufacturer of light poles who will do the photometrics, so long as the client buys their equipment.

Motion to Approve Amendment
Motion by Robert Mulhere: A motion was made to approve the proposed amendment (PL 2025 P0180), including the changes discussed, and add the language to the administrative code to allow for lighting plans to be submitted by any licensed professional in Florida.

Chairman Varian asked if there is a second
Item was seconded and the motion passed unanimously

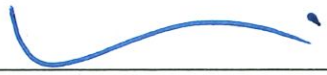
7. **OLD BUSINESS**
   None

8. **COMMITTEE MEMBER COMMENTS**
   None

9. **ADJOURN**

There being no further business for the good of the County, the meeting was adjourned at 4:35 p.m.

COLLIER COUNTY
DEVELOPMENT SERVICES ADVISORY COMMITTEE



William Varian, Chairman

These minutes were approved by the Committee/Chairman on 5/7/25, (check one) as submitted _____ or as amended X.

Collier County

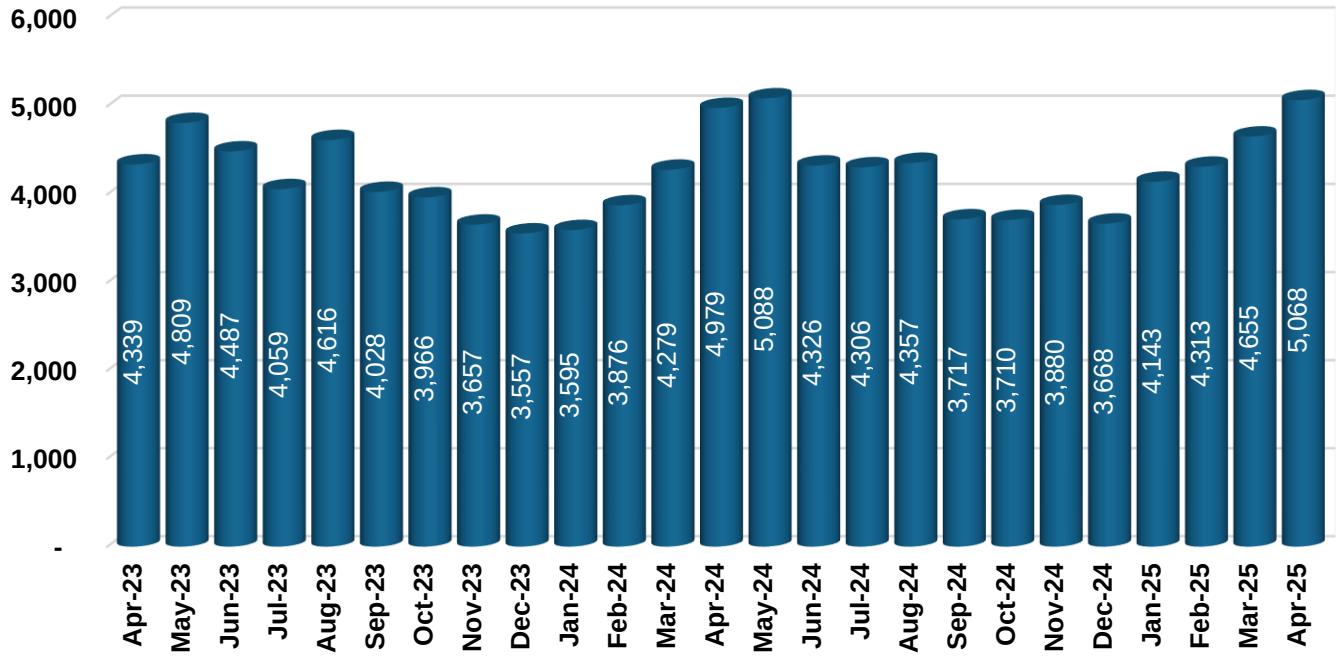
April 2025

Monthly Statistics

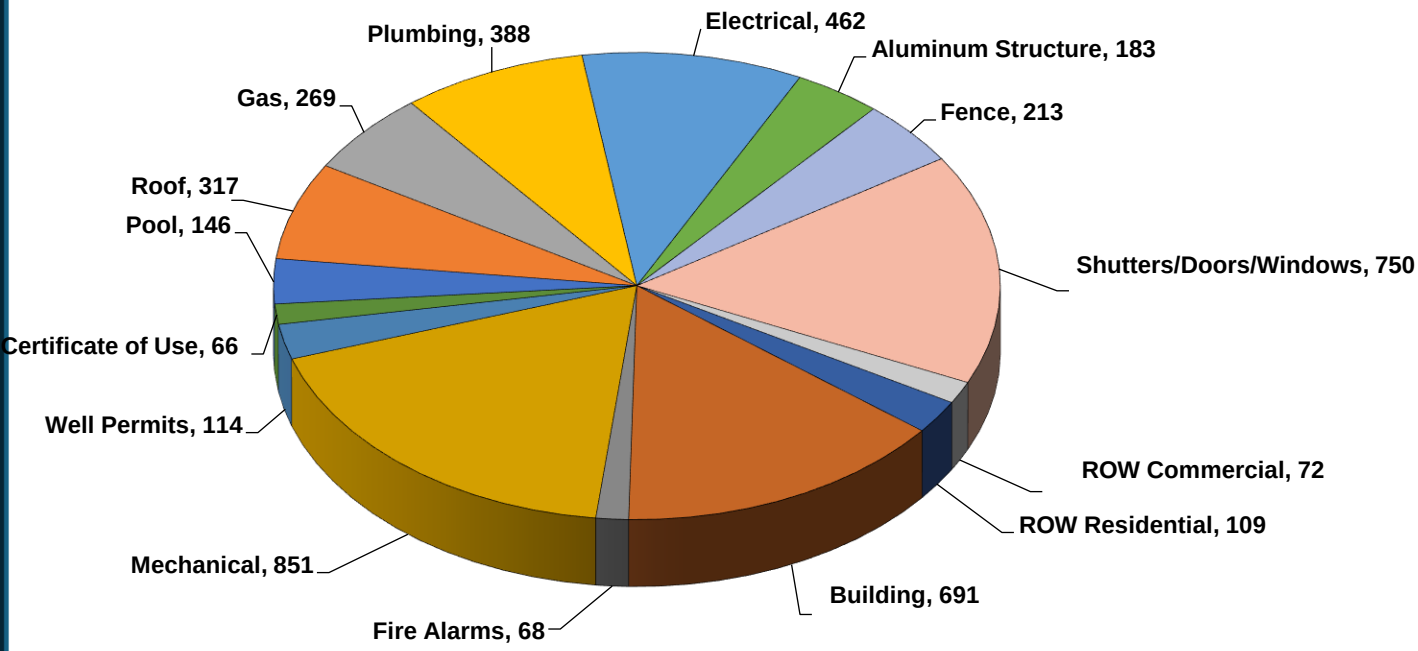


Building Plan Review Statistics

All Permits Applied by Month

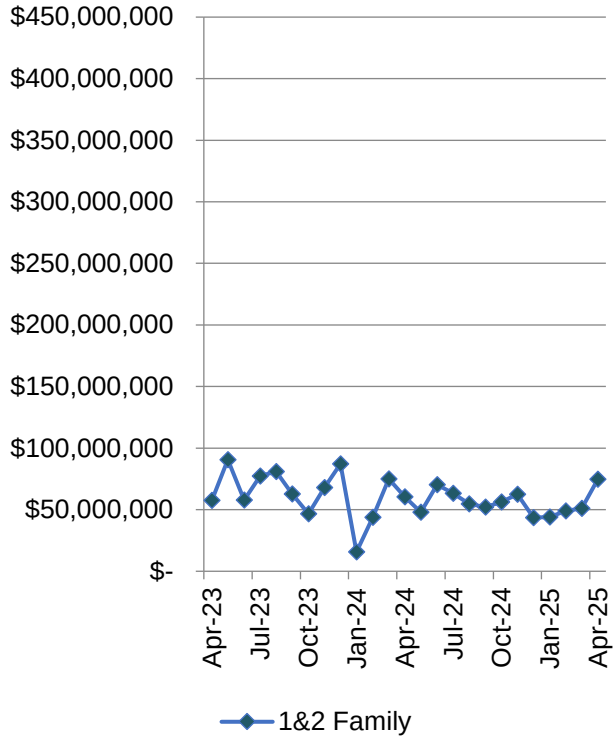


Top 15 of 35 Building Permit Types Applied

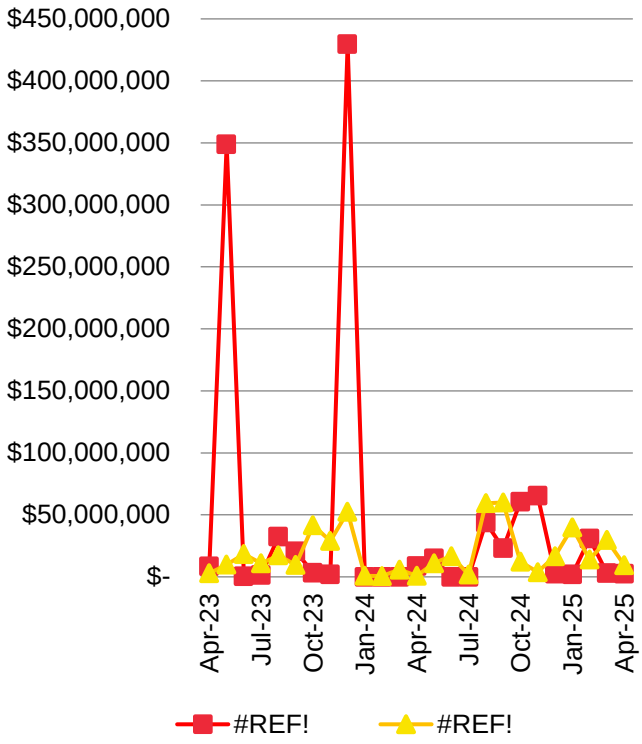


Building Plan Review Statistics

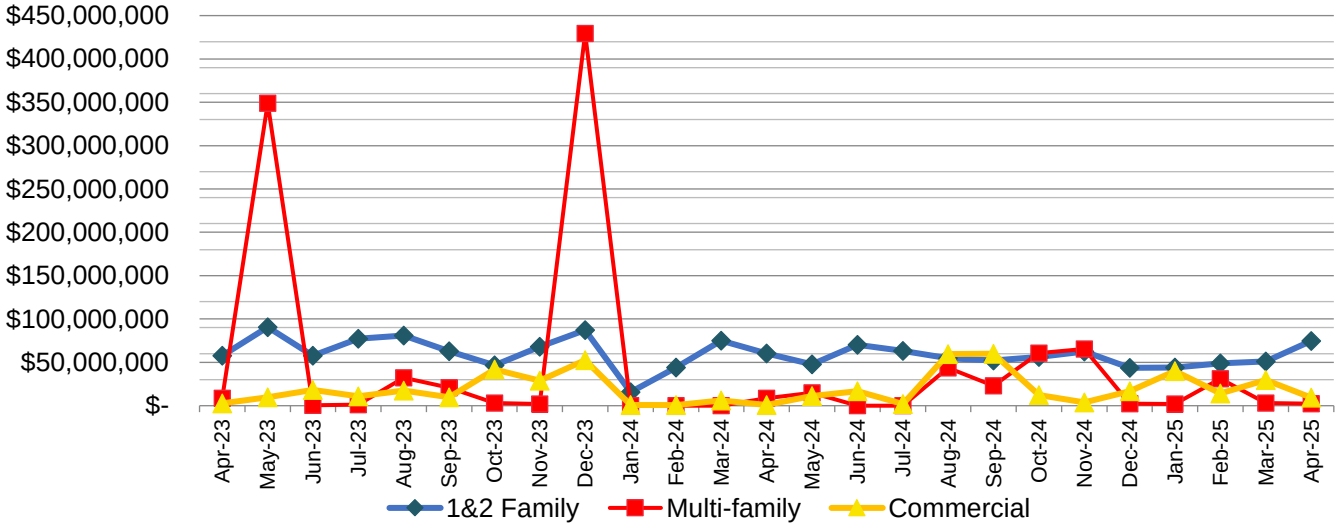
Monthly 1 & 2 Family Total Construction Value by Applied Date



Monthly Multi-family & Commercial Total Construction Value by Applied Date

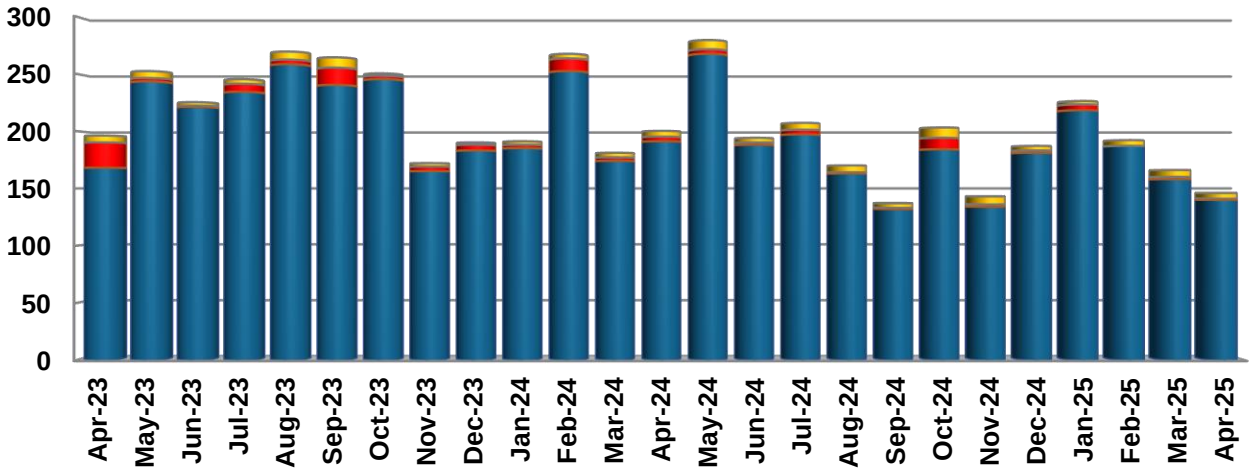


Monthly Total Construction Value by Applied Date



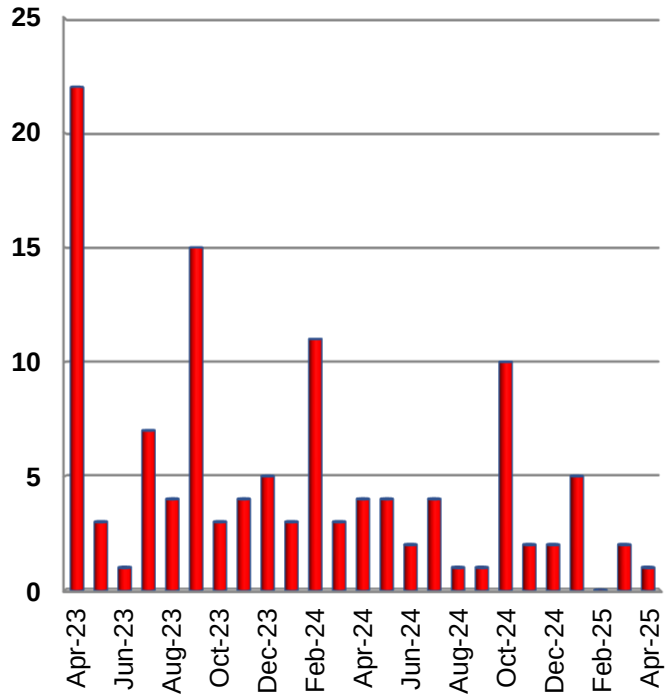
Building Plan Review Statistics

New Construction Building Permits Issued by Month

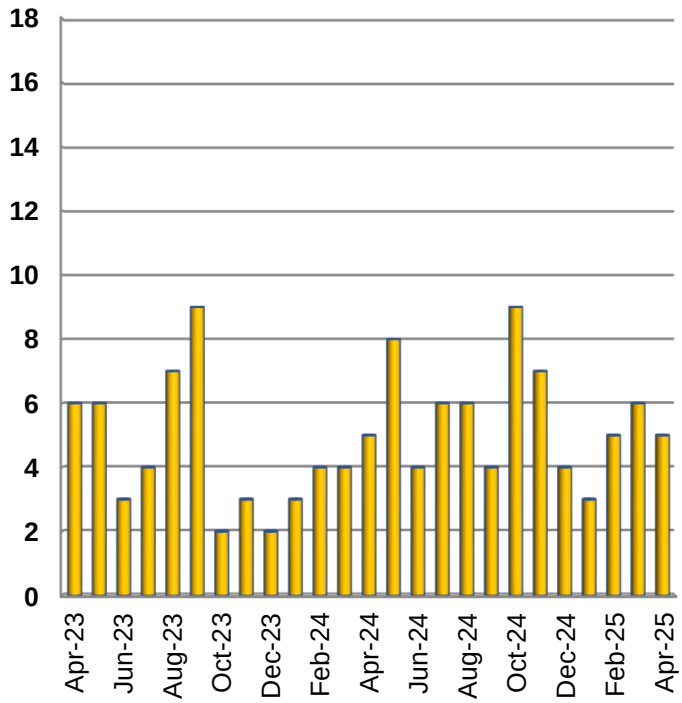


	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Jan-24	Feb-24	Mar-24	Apr-24	May-24	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25
Commercial	6	6	3	4	7	9	2	3	2	3	4	4	5	8	4	6	6	4	9	7	4	3	5	6	5
Multi-family	22	3	1	7	4	15	3	4	5	3	11	3	4	4	2	4	1	1	10	2	2	5	0	2	1
1&2 Family	168	243	221	234	258	240	245	165	183	185	252	174	191	267	188	197	163	132	184	134	181	218	187	158	140

New Multi-family Building Permits Issued by Month

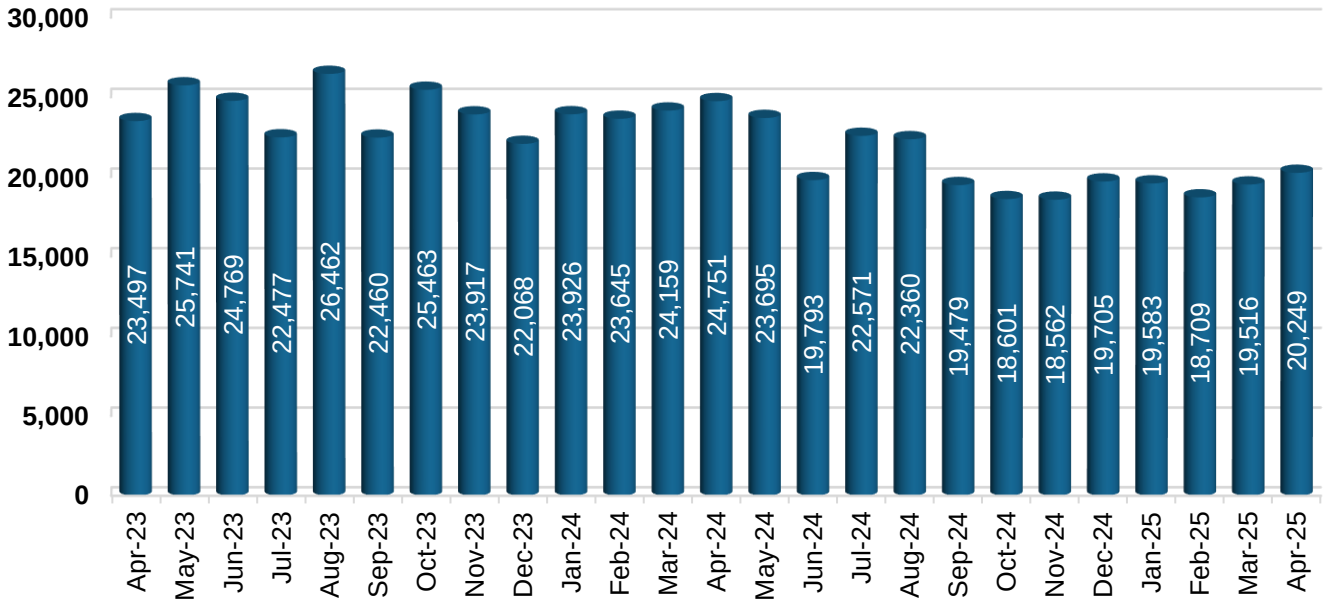


New Commercial Building Permits Issued by Month

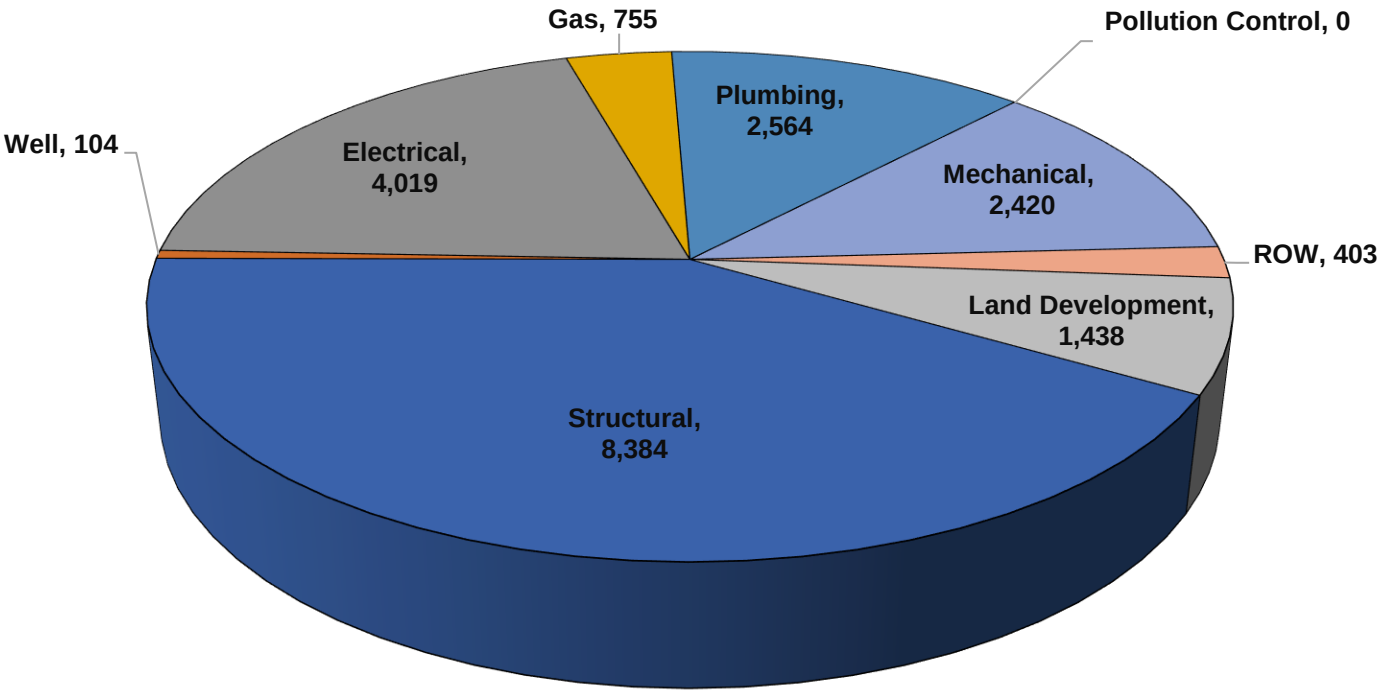


Building Inspections Statistics

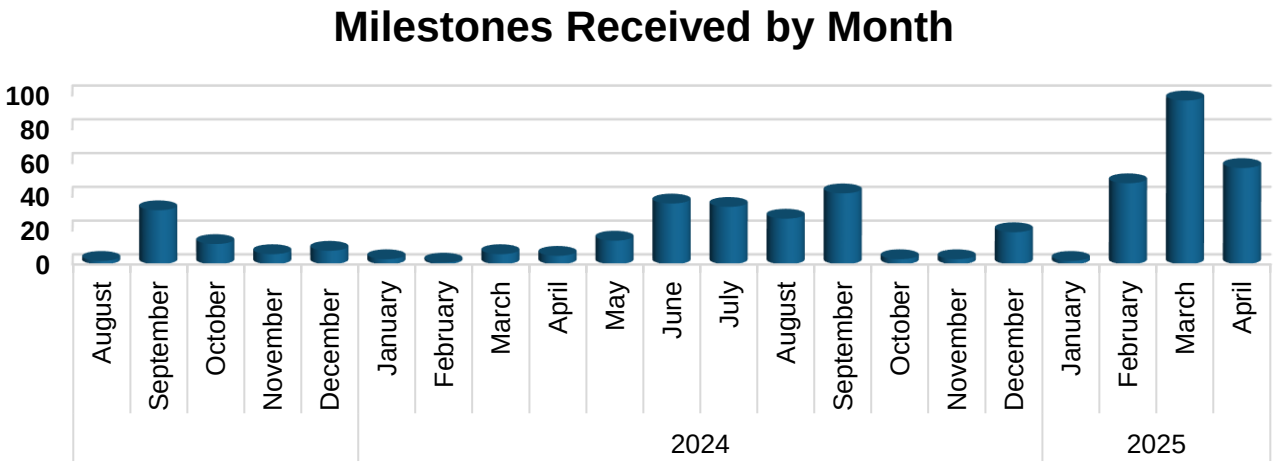
Building Inspections

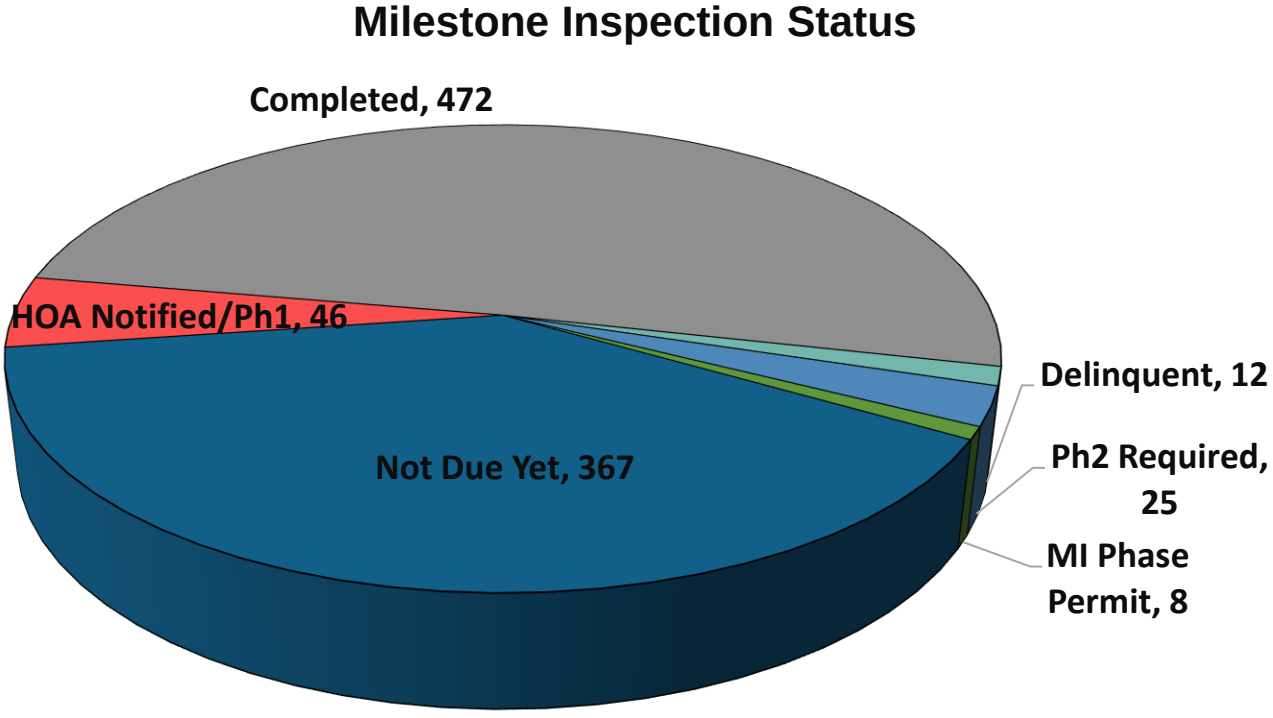


Types of Building Inspections

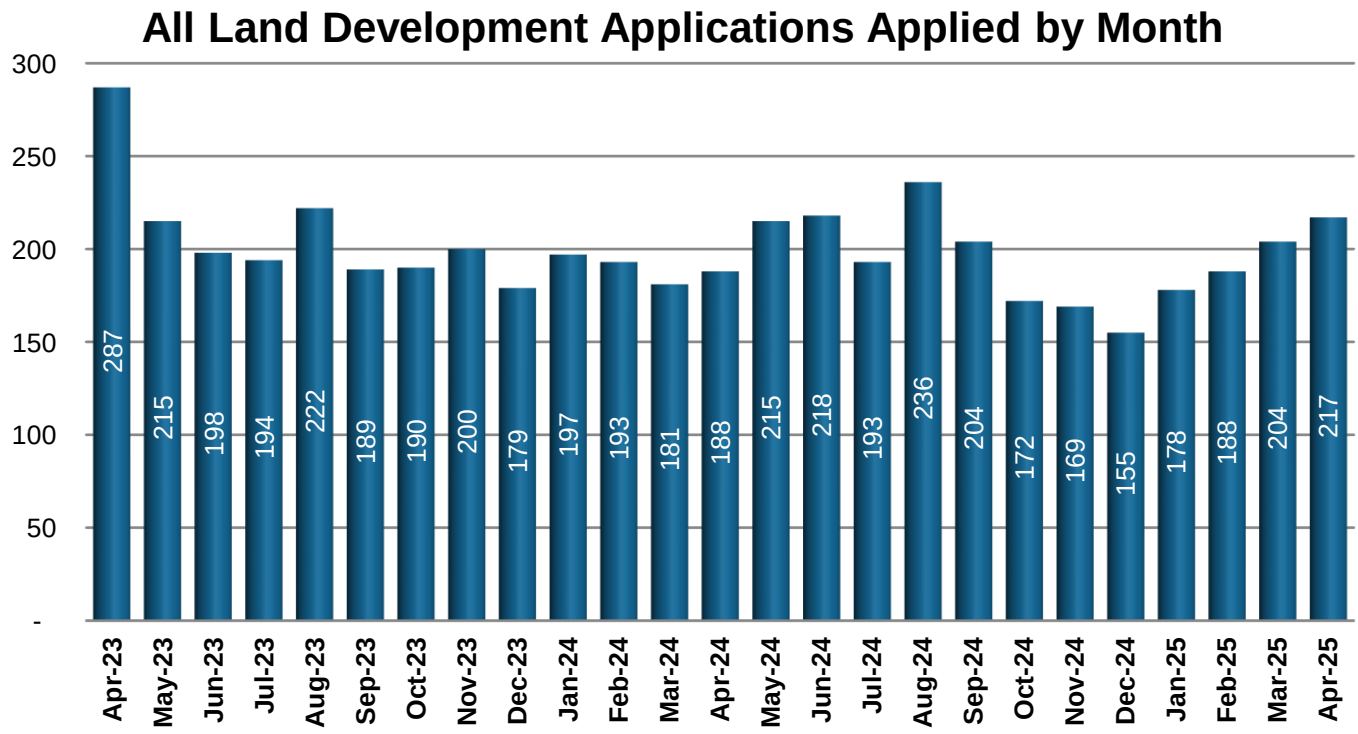


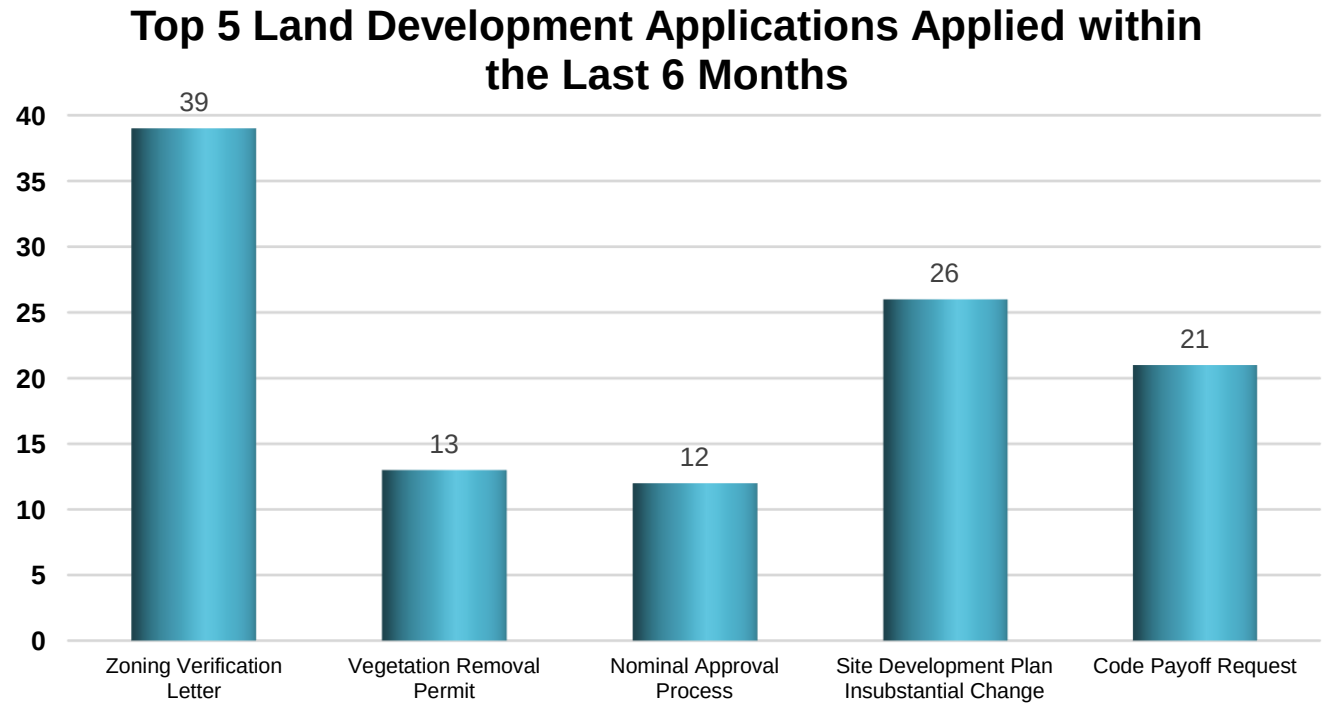
Building Inspections Statistics





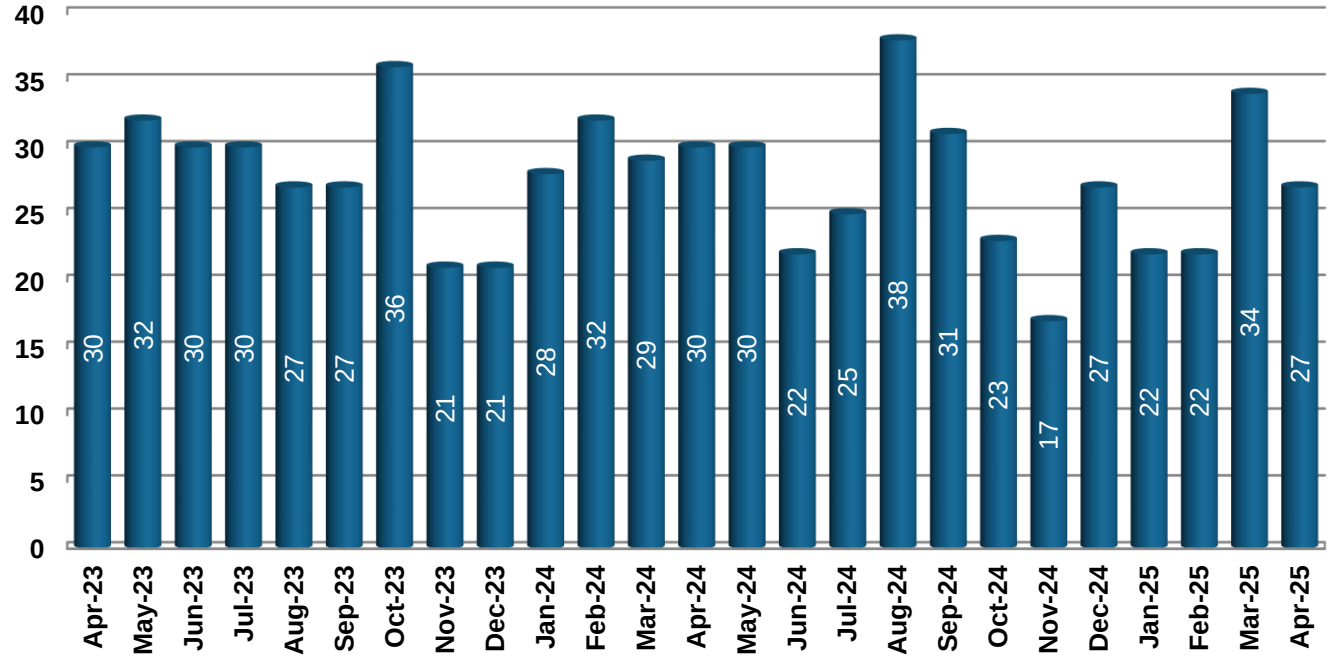
Land Development Services Statistics



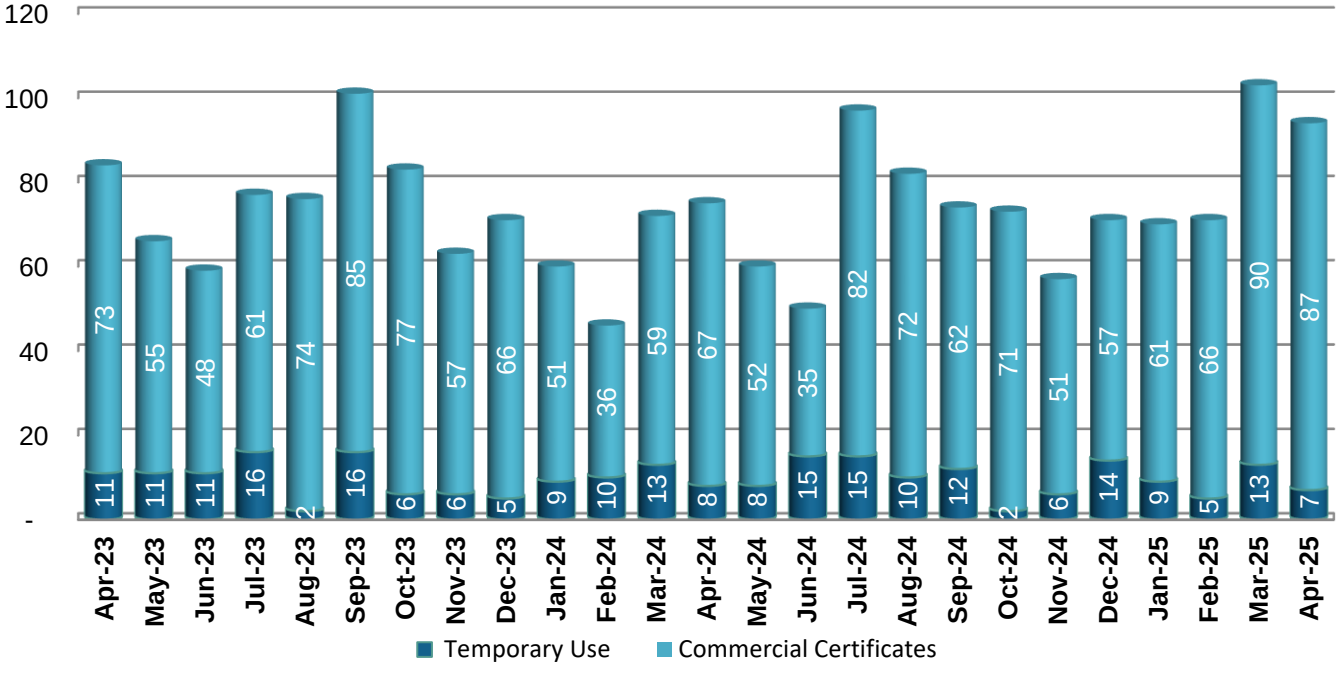


Land Development Services Statistics

Pre-application Meetings by Month

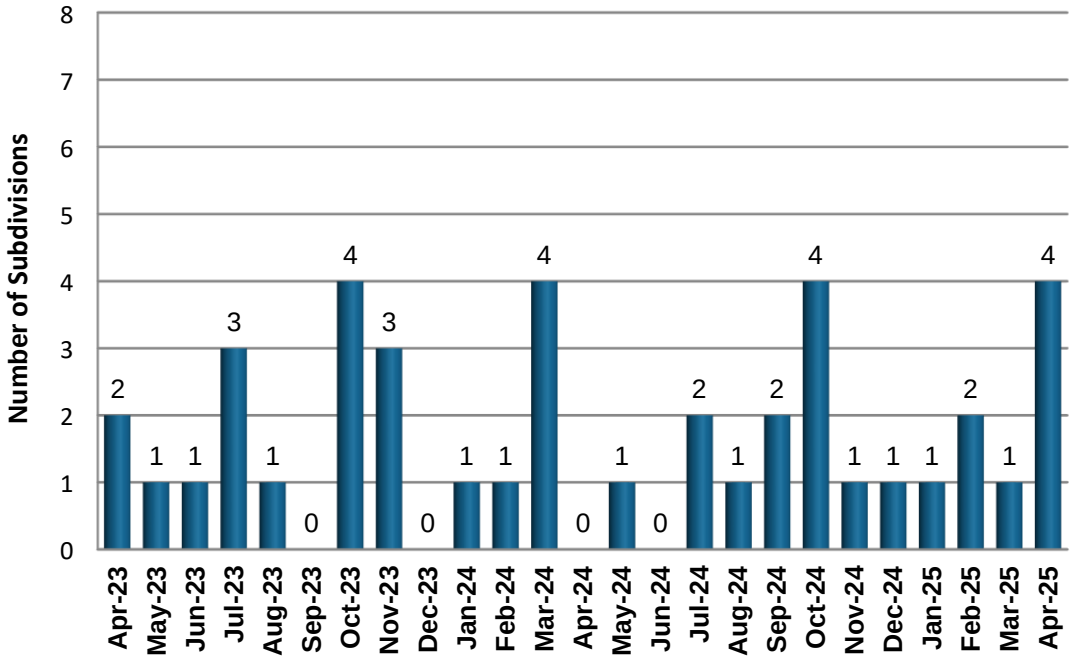


Front Zoning Counter Permits Applied by Month



Land Development Services Statistics

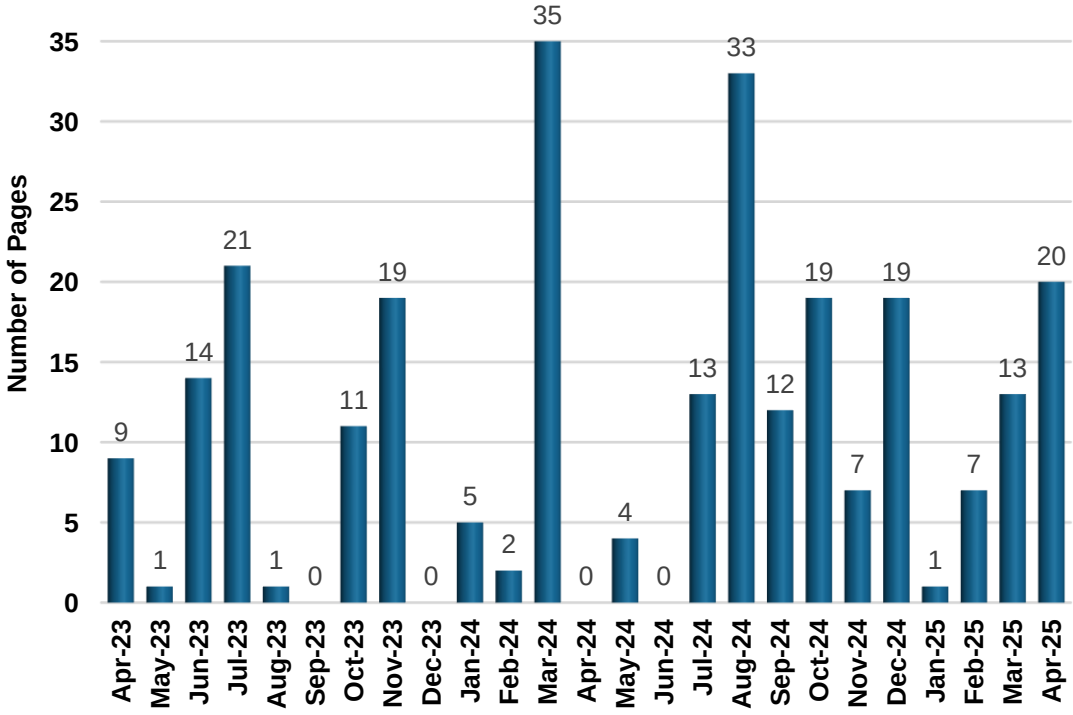
Number of New Subdivisions Recorded per Month



Yearly Totals Subdivisions
2020 – 25
2021 – 33
2022 – 29
2023 – 21
2024 – 18
2025 – 9

Yearly Totals Lots
2021 – 1353
2022 – 3100
2023 – 1212
2024 – 1559
2025 – 867

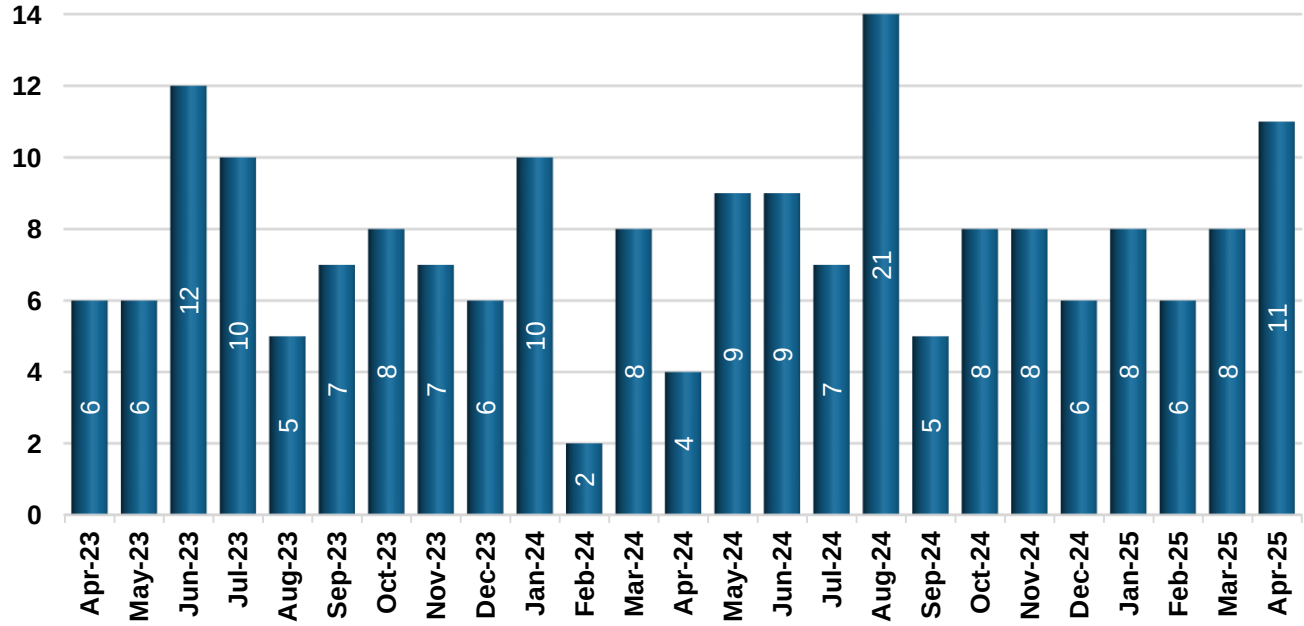
Plat Pages Recorded per Month



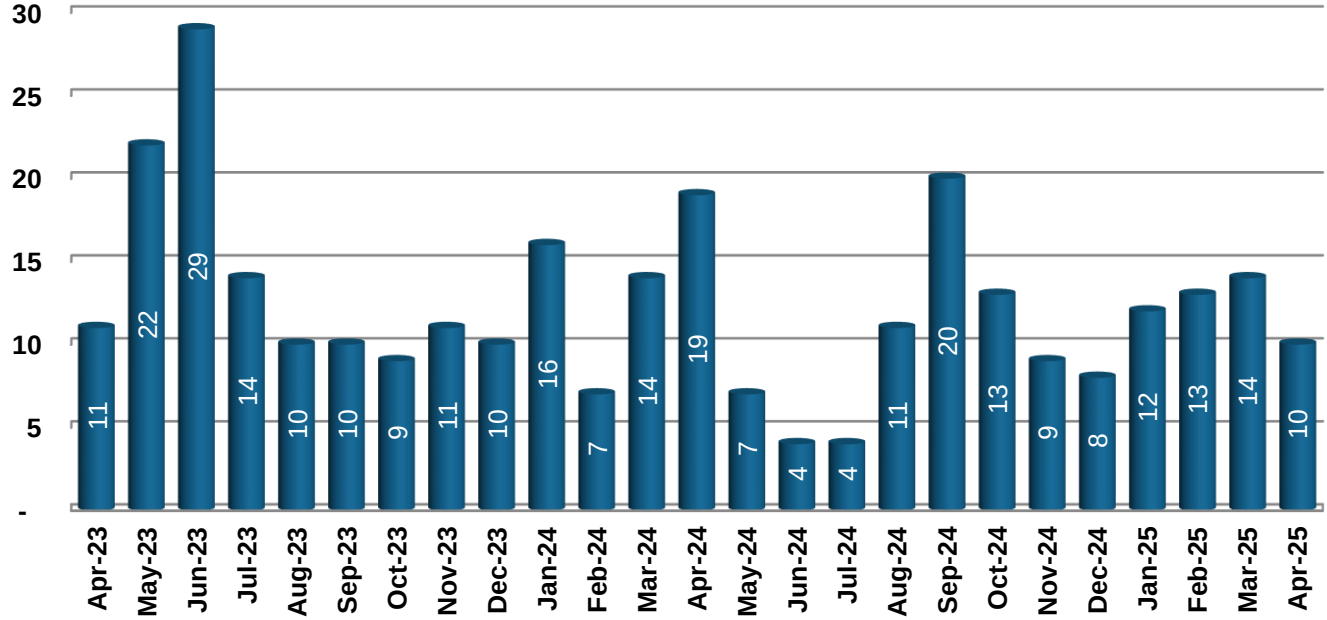
Yearly Totals Pages
2020 – 152
2021 – 188
2022 – 175
2023 – 100
2024 – 154
2025 – 40

Land Development Services Statistics

Monthly Total of Subdivision Applications (PSPA, PSP, PPL, PPLA, ICP, FP, CNST) by Month

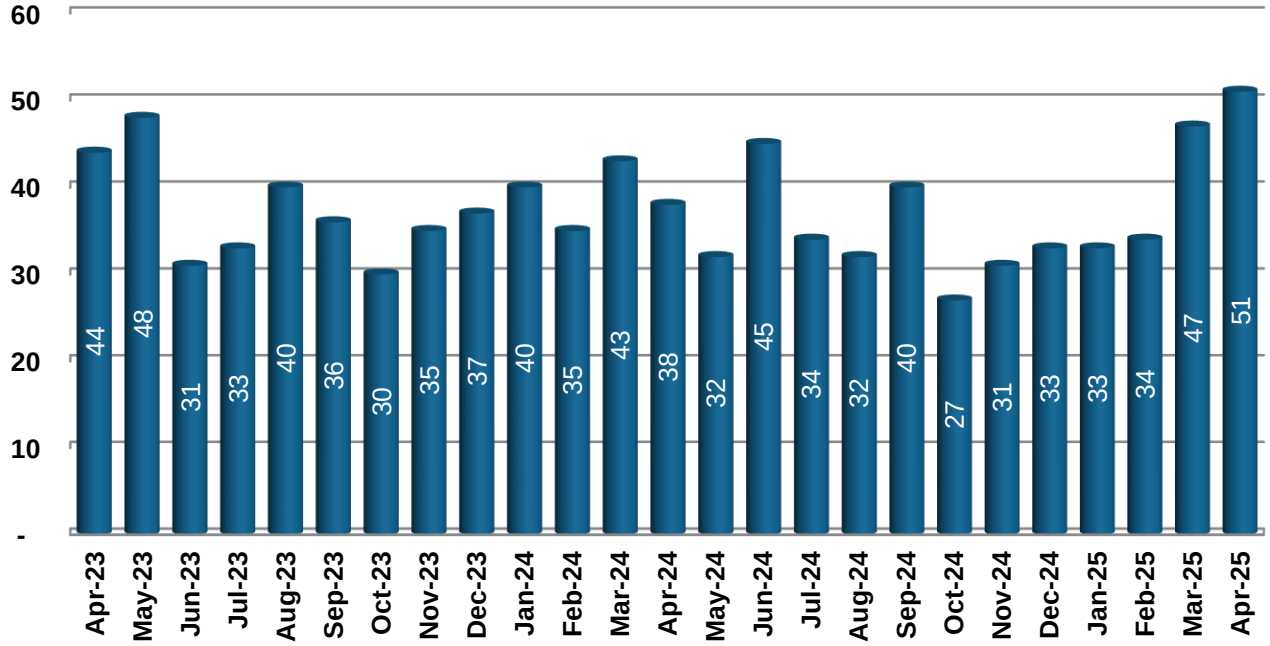


Monthly Total of Subdivision Re-submittals/Corrections (PSPA, PSP, PPL, PPLA, ICP, FP, CNST) by Month

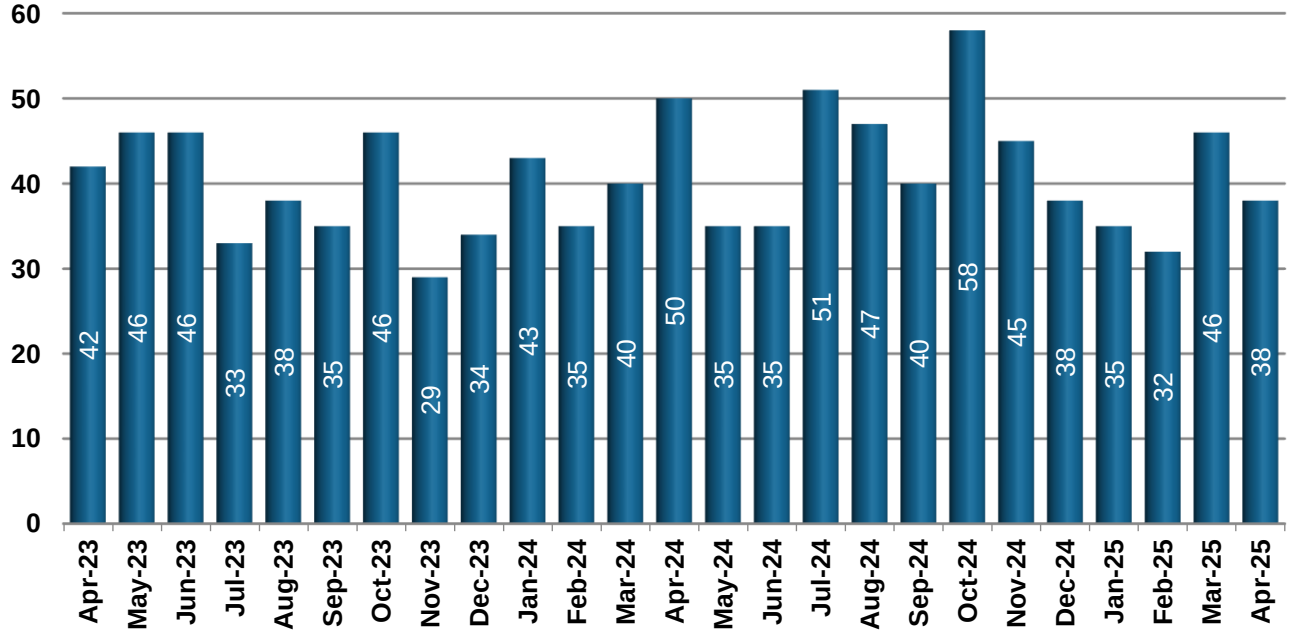


Land Development Services Statistics

Monthly Total of Site Plan Applications (SIP, SIPI, SDP, SDPA, SDPI, NAP) by Month

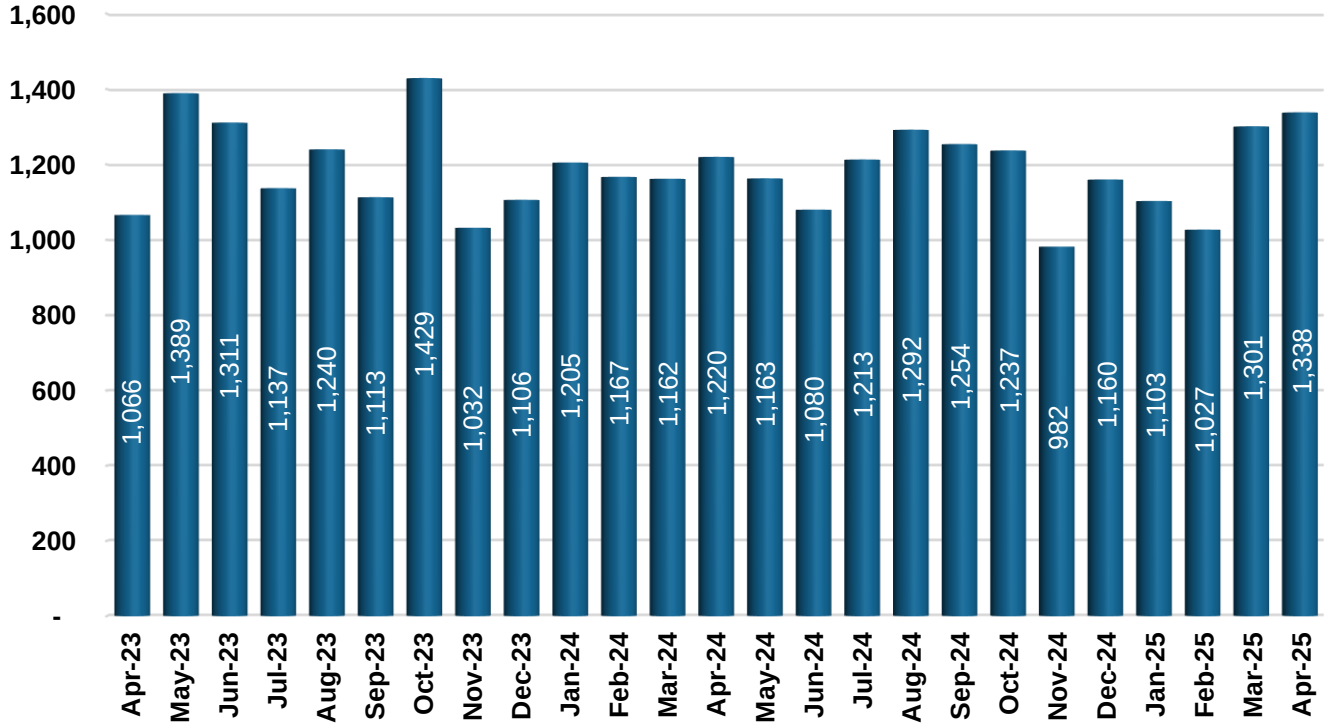


Monthly Total of Site Plan Re-submittals/Corrections (SIP, SIPI, SDP, SDPA, SDPI, NAP) by Month

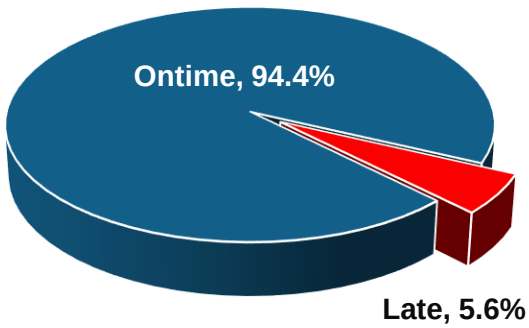


Reviews for Land Development Services

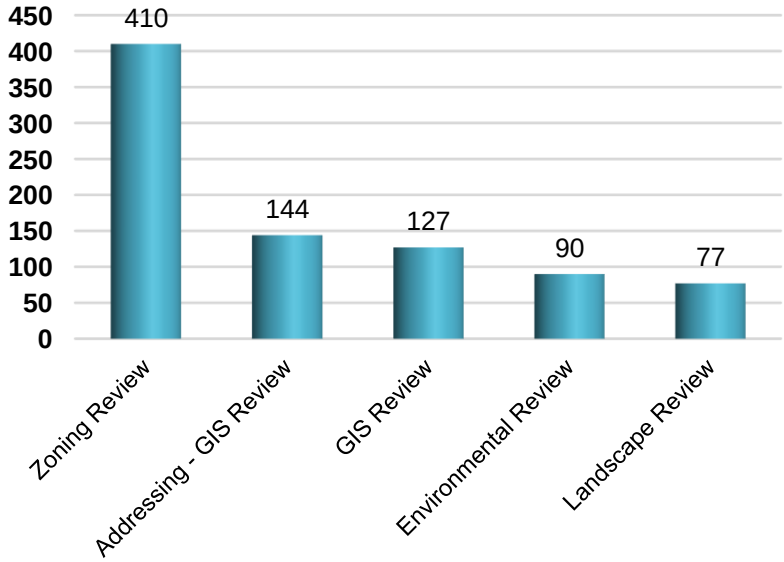
Number of Land Development Reviews



Percent Ontime for the Month

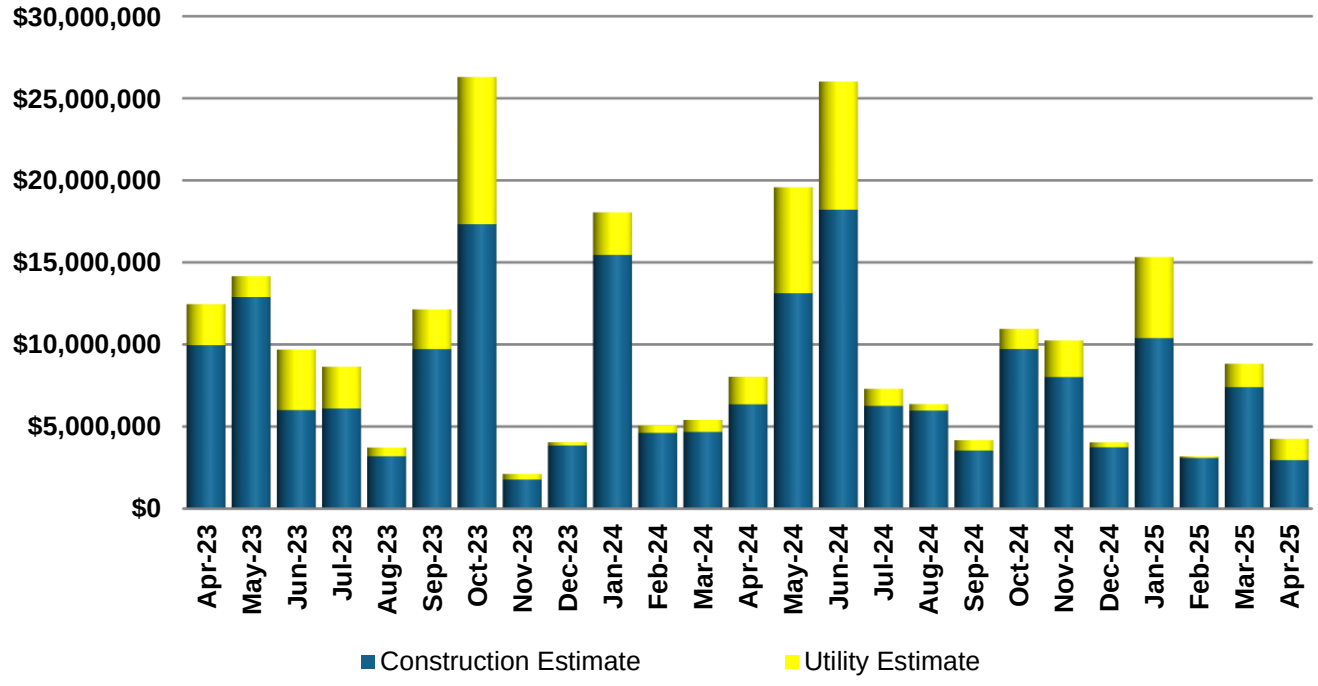


Top 5 Land Development Reviews

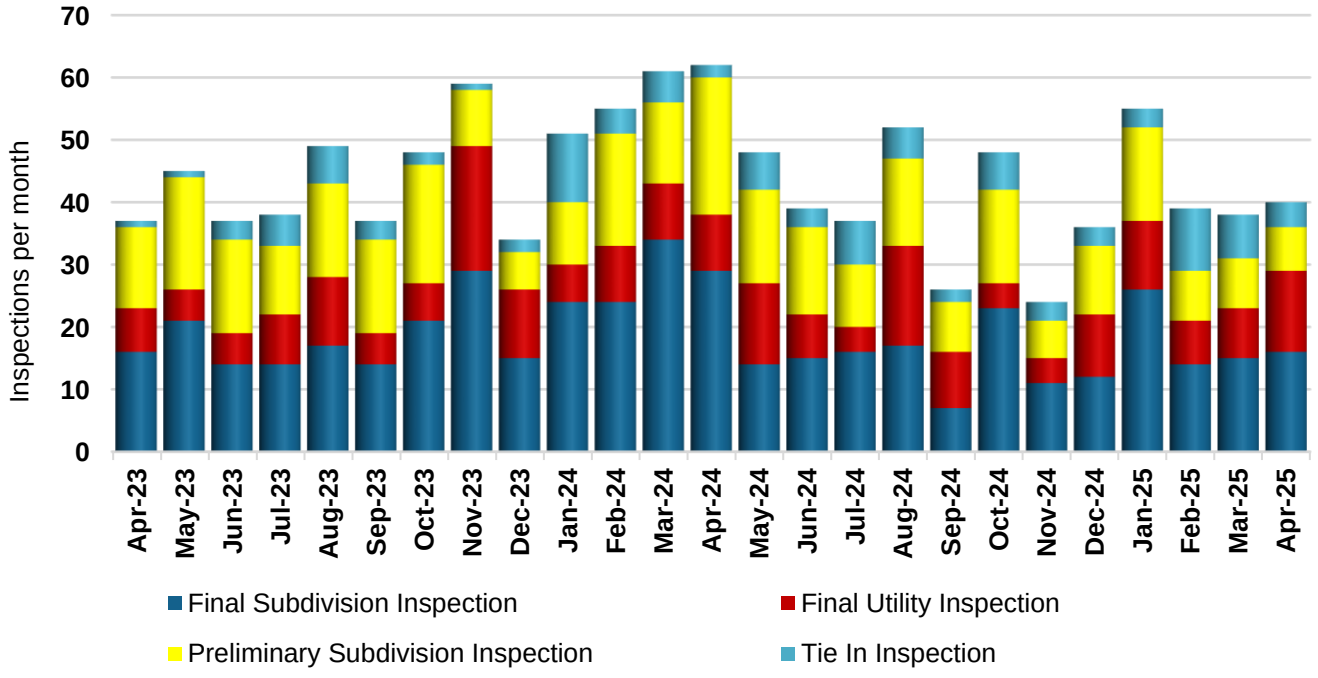


Land Development Services Statistics

Total Applied Construction Valuation Estimate

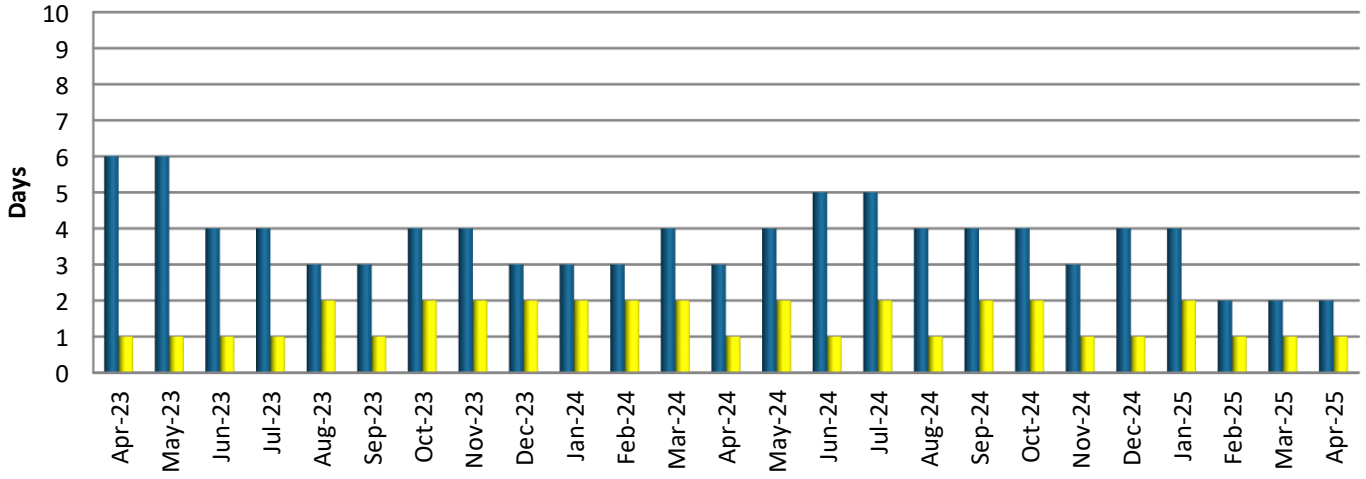


Site & Utility Inspections



Fire Review Statistics

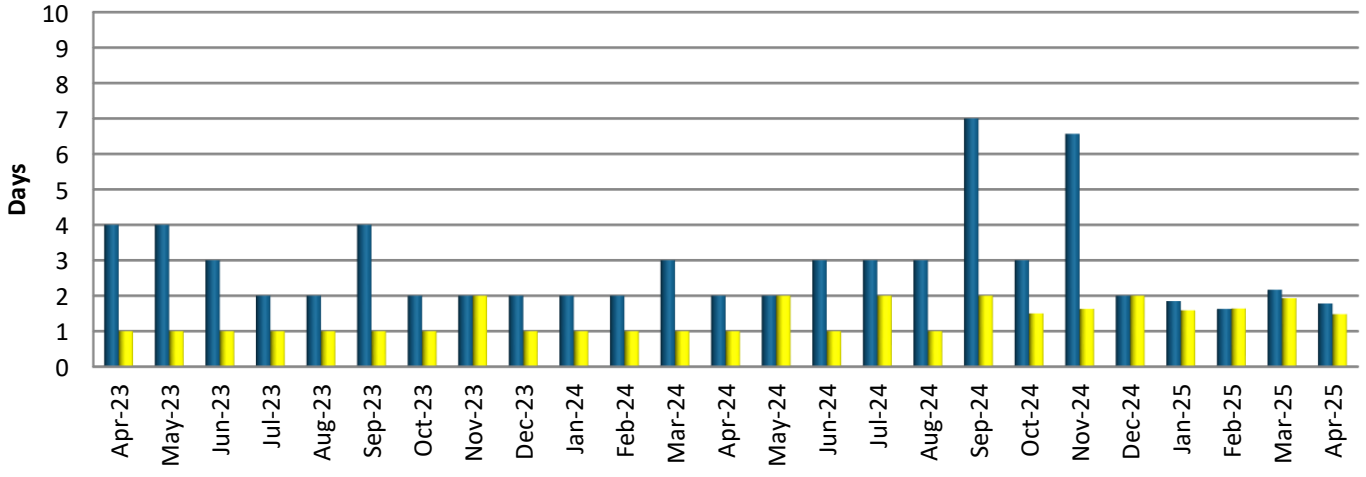
Building Fire Review Average Number of Days



Total Number of Building Fire Reviews by Month

Fire District	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Jan-24	Feb-24	Mar-24	Apr-24	May-24	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25
North Collier	490	692	650	627	636	525	616	543	411	459	406	508	581	684	634	647	646	733	655	459	481	588	491	621	818
Collier County (Greater Naples)	408	500	447	391	428	397	442	395	403	382	429	425	552	517	511	482	407	464	447	390	432	459	436	484	622

Planning Fire Review Average Number of Days



Total Number of Planning Fire Reviews by Month

Fire District	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Jan-24	Feb-24	Mar-24	Apr-24	May-24	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25
North Collier	25	47	56	54	50	37	52	48	57	60	57	37	44	40	43	51	51	62	63	47	46	55	65	47	49
Collier County(Greater Naples)	63	82	91	43	43	60	62	50	39	56	53	60	75	61	55	68	67	64	48	64	58	44	95	75	58

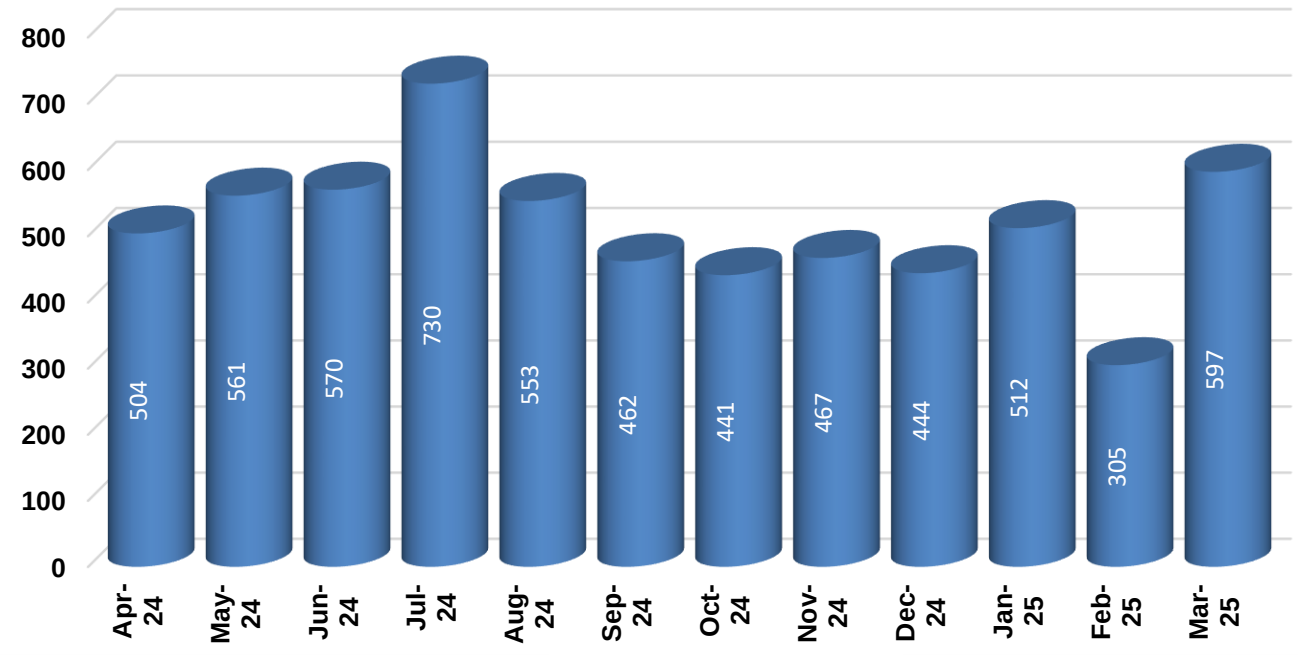
Collier County

April
2025 Code Enforcement
Monthly Statistics

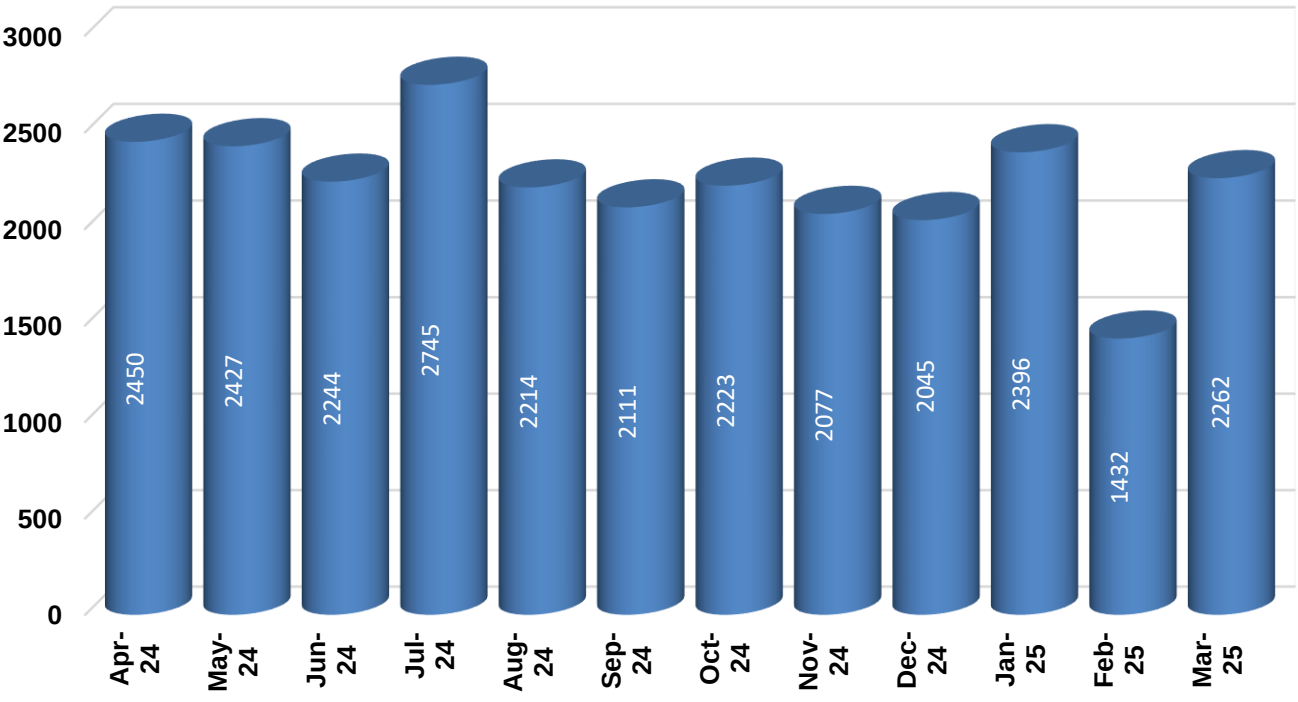


Code Enforcement Reports

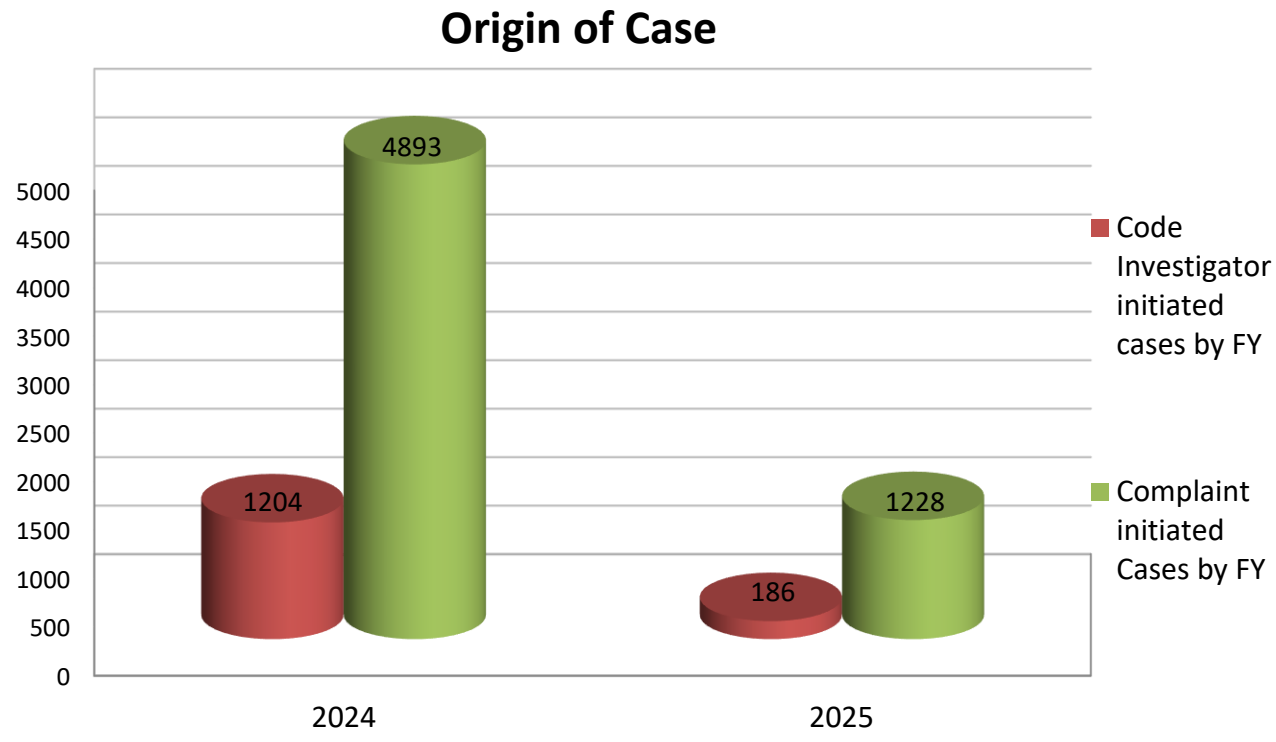
Cases Opened Per Month

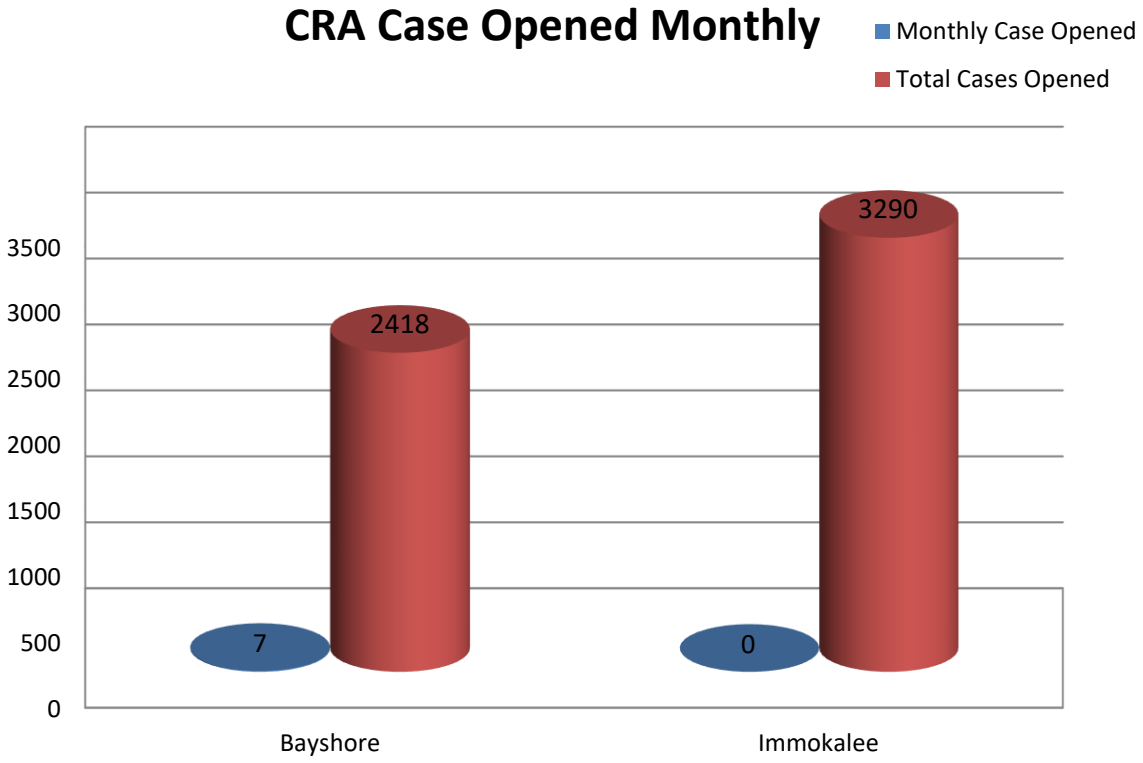


Code Inspections Per Month



Code Enforcement Reports



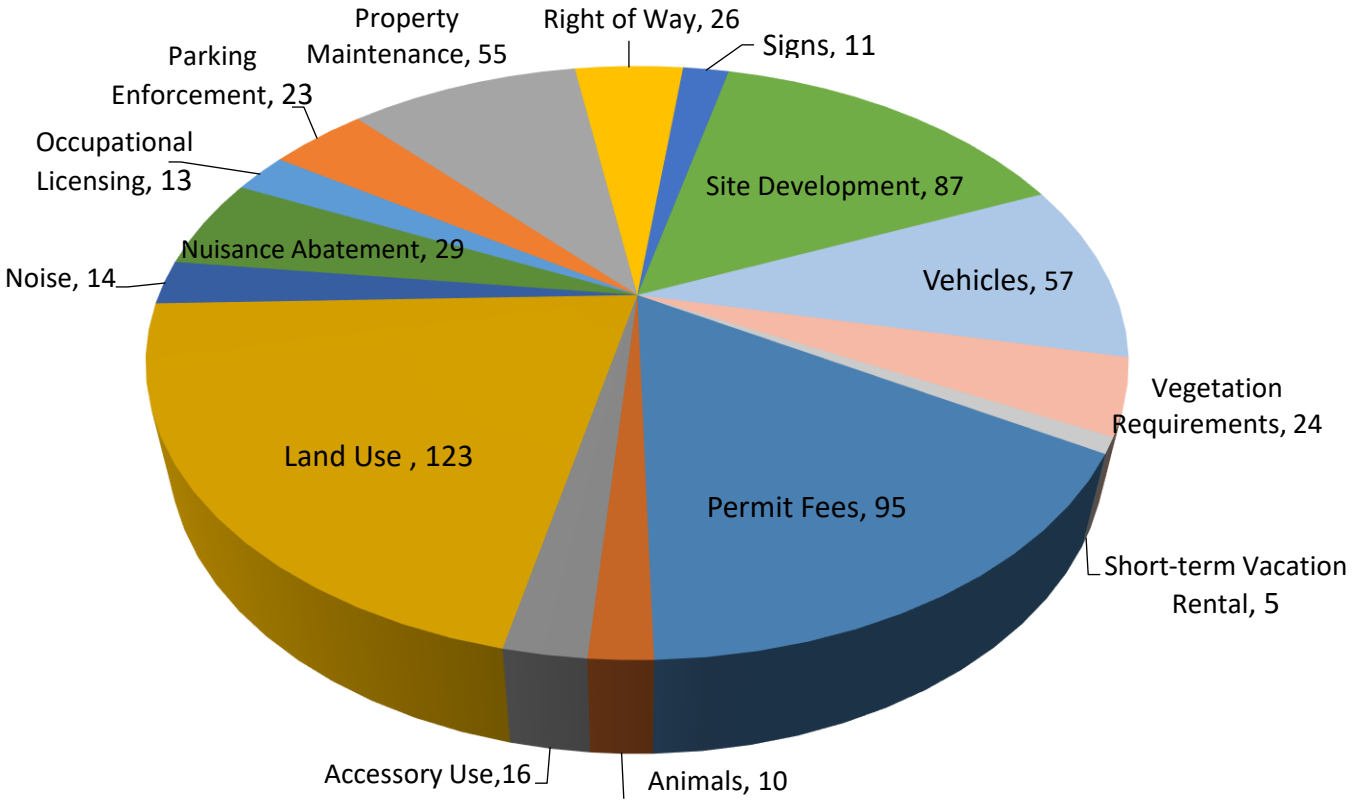


Code Enforcement Reports

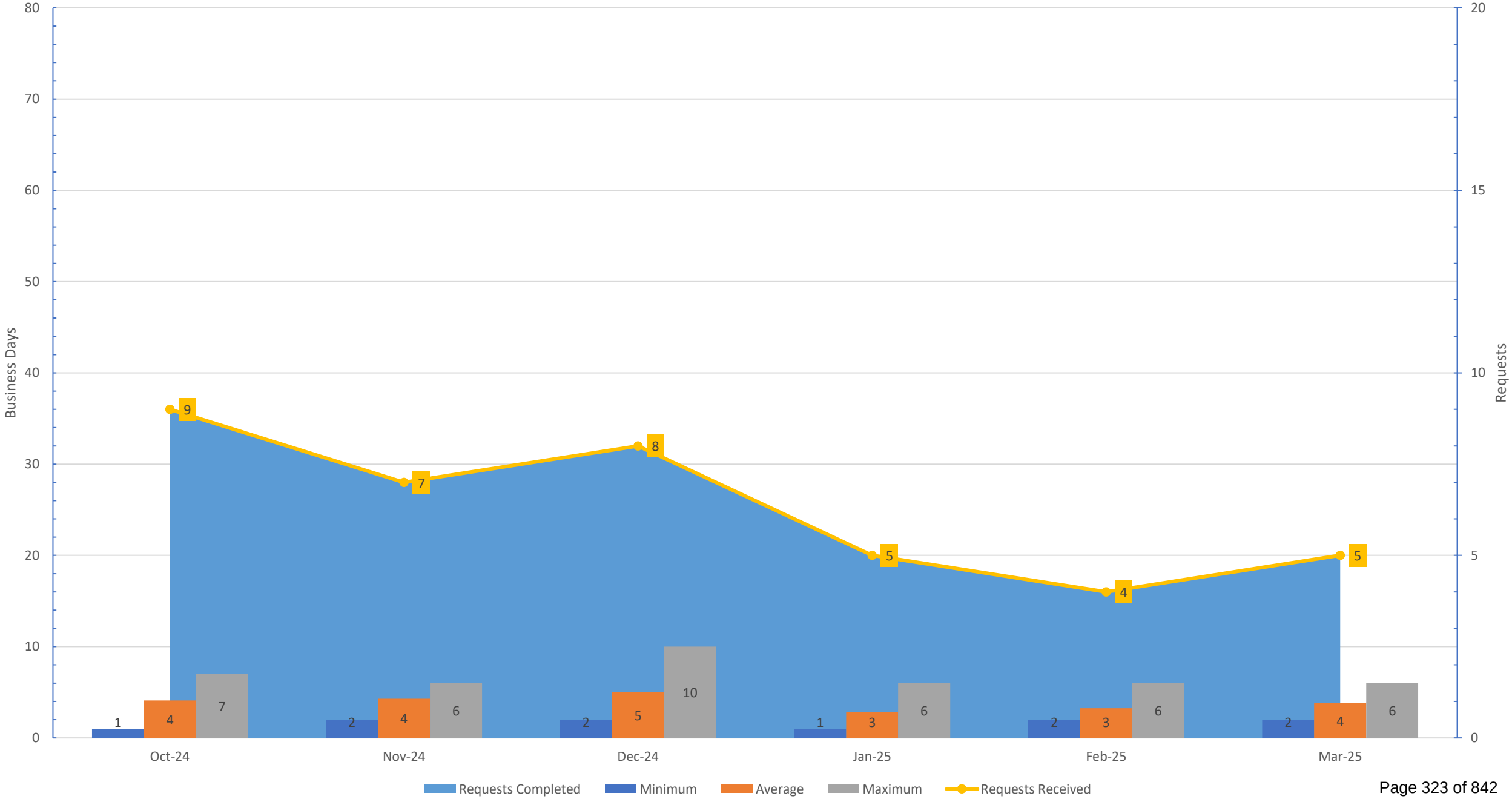
March 22, 2025 – April 15, 2025 Highlights

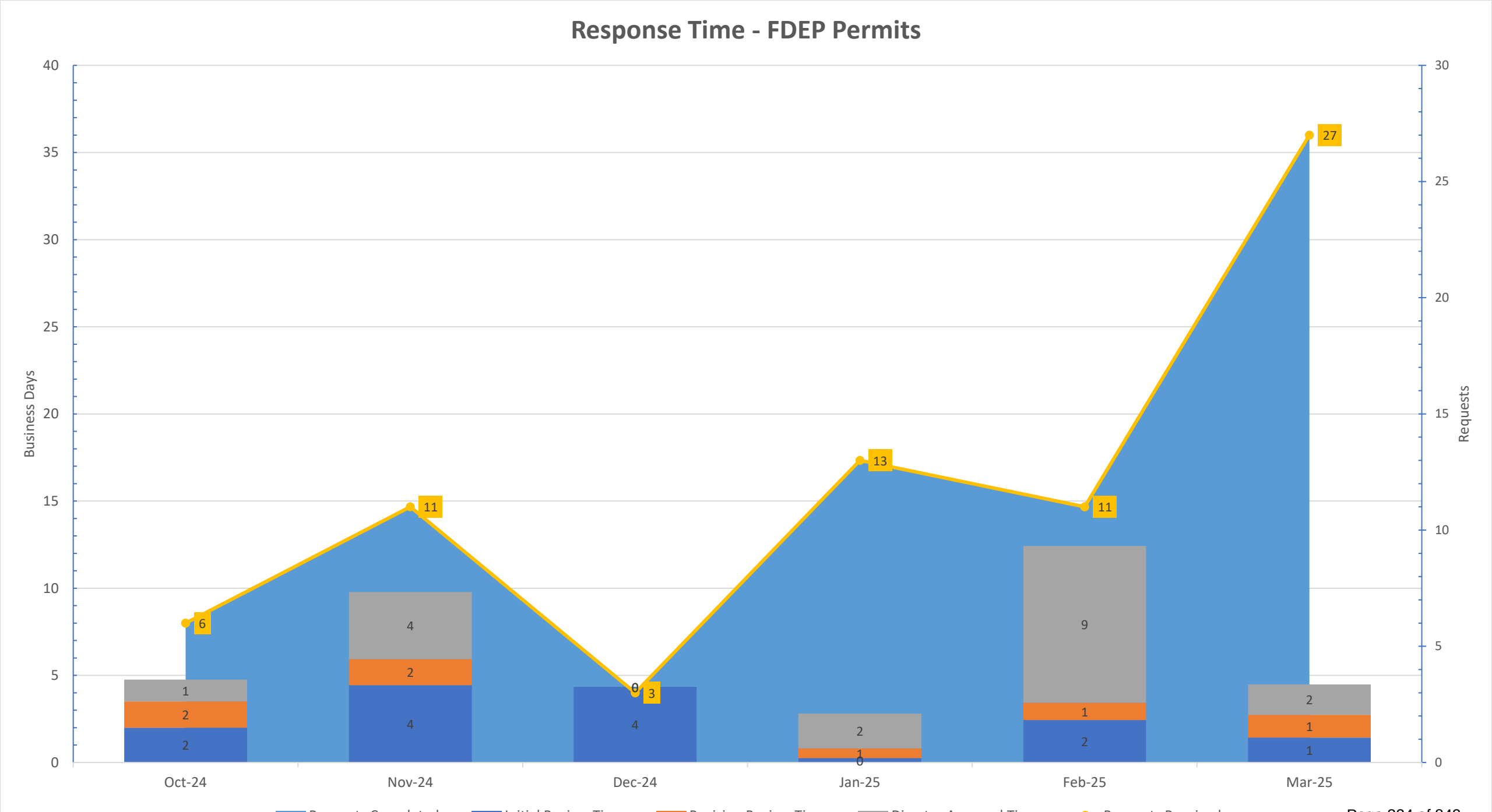
- Cases opened: 597
- Cases closed due to voluntary compliance: 358
- Property inspections: 2262
- Lien searches requested: 555

Top 15 Code Cases by Category



Response Time - Letters of Availability




Response Time - FDEP Permits
Business Days
Requests
40
35
30
25
20
15
10
5
0
30
25
20
15
10
5
0
Oct-24
Nov-24
Dec-24
Jan-25
Feb-25
Mar-25
6
11
3
13
11
27
1
2
2
4
2
4
4
0
2
1
0
9
1
2
2
1
1
Requests Completed
Initial Review Time
Revision Review Time
Director Approval Time
Requests Received

Attendance Roster – Date: May 07, 2025

Development Services Advisory Committee

Must have (8) members for a quorum

Committee Members	
James Boughton: EXCUSED	**Norman Gentry**: EXCUSED
Clay Brooker:	**Mark McLean**: EXCUSED
Jeffrey Curl:	**Chris Mitchell**:
Laura Spurgeon DeJohn:	**Robert Mulhere**:
Nicholas Kouloheras:	**Jeremy Sterk**:
John English:	**Mario Valle**:
Marco Espinar:	**William Varian**:
Blair Foley:	**Hannah Roberts**: EXCUSED

Attendance Roster – Date: May 07, 2025

Development Services Advisory Committee

Staff Members

James French Department Head, GMCDD	Present
Michael Bosi Director, Planning & Zoning	Present
Christopher Mason Director, Community Planning & Resiliency	Present
Cormac Giblin Director, Housing Policy and Economic Development	Present
Jaime Cook Director, Development Review	Present
Michael Stark Director, Operation & Regulatory Support	Present
John McCormick Director, Building Review & Permitting	Present
Thomas Iandirmarino Director, Code Enforcement	Present
Matt McLean or designee Director, Public Utilities	Claudia Vargas
Jay Ahmad or designee Director, Transportation Engineering	
Diane Lynch, Management Analyst II Staff Liaison, Operations & Regulatory Management	Did Not Attend
Heather Cartwright-Yilmaz, Management Analyst I Staff Liaison, Operations & Regulatory Management	Present

Other County Staff Presenting NOT listed above.

Name	Signature
Gino Santabarbara	

Attendance Roster – Date: May 07, 2025

Development Services Advisory Committee

Public Sign-in Sheet

Please Print

NAME	REPRESENTING	PHONE NO.

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

April 08, 2025

FOR IMMEDIATE RELEASE

Notice of Public Meeting
Development Services Advisory Committee
Collier County, Florida

May 07, 2025
3:00 p.m.

Notice is hereby given that the **Collier County Development Services Advisory Committee** will meet on **Wednesday, May 07, 2025,** at **3:00 p.m.** in Conference Room 609/610 of the Growth Management Community Development Department building, 2800 N. Horseshoe Drive, Naples, Florida.

Individuals who would like to participate in person must complete and submit a speaker form prior to the beginning of the discussion about the item.

About the public meeting:
Two or more members of the Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future Board of County Commissioners meeting.

All interested parties are invited to attend and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations in order to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380 as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Heather Cartwright-Yilmaz at (239) 252-8389.

###

REVISED MINUTES OF THE COLLIER COUNTY
DEVELOPMENT SERVICES ADVISORY COMMITTEE MEETING

Naples, Florida
April 02, 2025

LET IT BE REMEMBERED, the Collier County Development Services Advisory Committee Meeting and Collier County, having conducted business herein, met on this date at 3:00 PM in REGULAR SESSION at Growth Management Community Development Department, Room 609/610, 2800 N. Horseshoe Dr. Naples, FL 34104 with the following members present:

Chairman:	William J. Varian
Vice Chairman:	Blair Foley
	James Boughton
	Clay Brooker
	Jeffrey Curl
	Laura Spurgeon DeJohn
	John English
	Marco Espinar
	Norm Gentry
	Nicholas Kouloheras
	Mark McLean
	Chris Mitchell
	Robert Mulhere
	Hannah Roberts – AHAC (Non-voting)
	Jeremy Sterk – EXCUSED
	Mario Valle

The following County staff were in attendance:
James French, Department Head, GMCD
Mike Bosi, Director – Zoning Division, GMCD
Christopher Mason – Community Planning & Resiliency Division, GMCD
Jaime Cook, Director, Development Review Division, GMCD
Michael Stark, Director, Operations & Regulatory Management Division, GMCD
James French, Department Head, GMCD Designee for Building Review & Permitting Division, GMCD
Captain Michael Cruz, Collier County Fire Review - ABSENT
Captain Bryan Horbal, North Collier Fire Review
Thomas Iandimarino, Director, Code Enforcement Division, GMCD
Claudia Vargas, Project Manager I, Engineering & Project Management, PUD
Mike Sawyer, Project Manager II, Transportation Planning – Transportation Engineering
Heather Cartwright-Yilmaz, Management Analyst, Staff Liaison, GMCD

Any person who decides to appeal a decision of This Board you will need a record of the proceedings pertaining thereto and therefore may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based, Neither Collier County nor This Board shall be responsible for providing this record.

1. **CALL TO ORDER – CHAIRMAN**
   Chairman Varian
   Development Service Advisory Committee, Wednesday, 2nd April 2025

2. **APPROVAL OF AGENDA**

   Chairman Varian motioned to approve
   Motion was seconded
   Motion passed unanimously

3. **APPROVAL OF MINUTES**

   a. DSAC: March 5, 2025

Jeff Curl – Under the John McCormick item, was it 200K for permits?

Chairman Varian: We might want to ask him when he comes up, just to verify it. I don't remember off hand. Any other comments? Hearing none, I can recommend a motion.

Blair Foley: or I'll move to approve the minutes subject to confirmation from Mr. McCormick on the 200K number.

Chairman Varian motioned to approve Meeting Minutes with that confirmation.
Motion made to approve and seconded
Minutes approved unanimously

4. **PUBLIC SPEAKERS**
   None

5. **STAFF ANNOUNCEMENTS/UPDATES**
   a. **Manager, Technical Systems Operations [Kevin Summers]**

Kevin Summers

- The newly renovated 609/610 conference room features upgraded audio and video equipment, including four new cameras to enhance presentations and video conferencing.
- The updated layout is designed to support brainstorming, teamwork, and open discussions.
- There are two main meeting modes: one for formal presentations with microphones on the desk, and another for internal team brainstorming sessions.

- The room includes an AI assistant for minute tracking, action items, and other AI-driven assistance programs to aid in brainstorming and project initiation.
- The team is still experimenting with the room's capabilities, and further features will be showcased as they are developed.

b. Zoning Division – [Mike Bosi, Director]

Mike Bosi

- **Petition Scheduling:**
  - Final window before the summer break (July–August blackout period) is approaching.
  - Petitions must go through the Planning Commission and Board before summer; otherwise, County Manager's Office must clear them.
  - Only simple, non-complicated petitions will be considered in September.
- **Land Use Petitions:**
  - Steady flow of pre-application meetings continues.
  - 13+ petitions scheduled for Board review in the next two months.
  - Urban area petitions typically face strong community opposition due to neighborhood concerns.
- **Staffing Updates:**
  - James Sebo has returned (after 4 months of retirement) as Planner III; making an immediate impact.
  - Planning division is approaching full staffing.
- **Hiring Trends:**
  - Slight uptick in job applicants noted.
  - Implications for the job market and broader economy are still unclear.
- **Economic Outlook:**
  - Ongoing discussions about the next 6–12 months of economic activity.
  - Monitoring potential challenges closely.
  - Team remains focused on maintaining service quality and meeting community needs.

c. Community Planning & Resiliency Division - [Christopher Mason, Director]

Christopher Mason

- **New Preliminary Maps:**
  - Received preliminary FEMA flood insurance rate maps for interior parts of the county (~2 weeks ago).
  - Follows adoption of coastal maps (Feb 4, last year).
  - Covers central Naples, areas east and south of I-75, mainly riverine areas.
  - Maps remain preliminary for now.
  - Expecting FEMA to initiate open houses and community discussions soon.
  - Appeal processes will be outlined in upcoming FEMA communications.
  - ~180 new map panels received (hard copy only); digital files still pending.

    - No major changes noted in Base Flood Elevations (BFEs) yet.
    - Easier review/analysis will follow once digital versions are available.
- **Timeline & Process:**
    - Maps originally received in 2019 but delayed by COVID; finally issued Feb 2024.
    - Full rollout still expected to take up to 2 years.
    - The process includes community meetings, appeal window, information dissemination, and finalization per FEMA guidelines.

d. Housing Policy & Economic Development Division - [Cormac Giblin, Director]

Cormac Giblin

- **Affordable Housing:**
    - Board approved 120 new affordable housing units this month.
    - Brings the FY total to 540 units approved this fiscal year.
- **Job Creation:**
    - 70 new high-wage jobs validated this fiscal year through economic development assistance agreements.
- **Legislative Monitoring:**
    - Tracking a bill related to rental of accessory dwelling units—discussed by the Board the same day a related bill advanced.
    - Watching companion bills proposing updates to the Live Local Act.
    - Potential expansion to allow use in commercial/industrial areas of PUDs.
    - Ongoing monitoring of legislative progress.

e. Development Review Division - [Jaime Cook, Director]

Jaime Cook

- **Vegetation Removal Affidavit:**
    - Notary block will be removed—legal confirmed it's not required.
- **Right-of-Way Permits:**
    - Working with the CityView team to make the application process fully electronic, eliminating the need to complete both a paper form and a digital version.
    - Implementation is in progress; expected to be ready in a couple of months, pending testing and finalization.
- **BCC Schedule:**
    - Due to BCC room renovations, the July 22 meeting has been canceled.

f. Operations & Regulatory Management Division - [Michael Stark, Director]

Michael Stark

- **Permitting Activity (March):**
    - Received 4,655 permit applications.
        - 83 related to Hurricane Ian.

        - 56 related to Hurricane Milton.
- **Average intake turnaround time: 1 day** (includes verifying submittals and generating default reviews/inspections).
- **Customer Service & Outreach:**
    - 1,160 visitors to the Business Center.
    - 193 visitors to satellite offices.
    - 6,243 phone calls answered (up from ~5,700 in February).
- **Zoning Front Desk (March):**
    - Resolved 843 survey conditions.
    - Processed 49 short-term vacation rentals.
    - Completed 38 right-of-way renewals.
    - Hosted 43 pre-application meetings — a high-activity month.
- **Department Goals:**
    - Continue to streamline permit routing to support housing approvals, business creation, job growth, public safety, tourism, environmental protection, economic resilience, and alignment with GMP.
- **Staffing Snapshot:**
  358 total positions, with 55 in the hiring pipeline, including:
    - 12 in building review/inspections (mainly structural)
    - 16 in code enforcement (animal control officers, new park rangers)
    - 3 in zoning (planners – Mr. Sebo's return has been a big help)
    - 5 in development review
    - 9 in operations and regulatory management
    - 10 in Domestic Animal Services (including a newly selected manager and various specialist roles)
- **New Responsibilities:**
    - Department now oversees Parks & Rec, DAS, and the Sports Park.
    - Evelyn Tremino's team has expanded significantly—now managing more responsibilities heading into budget season.
- **Recruitment:**
    - Upcoming recruitment event still scheduled for April 2025.
    - Coordinating with CareerSource and the Collier Building Industry Association.
- **Funding & Resource Allocation:**
    - Restricted fees are being used appropriately—no commingling of building department funds.
    - Staff from Parks & Rec and Domestic Animal Services have been reassigned appropriately to maintain department separation (e.g., Desk A vs. Desk B distinction noted).

g. Building Review & Permitting Division, GMCD Department Head - [James French]

James French

- **Occupancy & Completion Certificates (March):**
    - Certificates of Occupancy (COs): just under 240
    - Certificates of Completion (CCs): just under 2,900

        - Includes nearly 1,000 completions that fell short of full CO.
    - Temporary COs (TCOs): 75
    - Total completions/occupancies issued: nearly 4,200
- **Fire Plan Review Discussion (Greater Naples Meeting):**
    - A Fire Commissioner raised the idea of the fire district taking over fire plan reviews, currently handled under an interlocal agreement with the County.
    - Current fire review turnaround: 1–3 days, with strong customer service from Tom Mastroberto's team.
    - Financial concern:
        - County currently covers 100% of the Fire Marshal's salary.
        - Districts pay nothing yet collect fees from fire plan reviews.
        - A fee study was recommended to evaluate cost alignment (especially for North Collier or Greater Naples).
    - Noted that independent fire districts cannot carry forward revenue like the County can, limiting their financial flexibility.
    - The County is not opposing the request; the decision lies with the fire district.
        - Regular meetings have been scheduled to improve communication and assess staffing needs.
        - There has been minimal prior communication from the district until this recent inquiry.
- **Licensing & Permitting Protocols:**
    - Spoke at the Board of County Commissioners about license investigations:
        - Licenses are held at the state level (Florida), not by the County.
        - If a valid license is provided, the County must issue the permit.
        - County cannot investigate or invalidate state-issued licenses.
    - New internal feature allows staff to record design professionals' licenses in the commercial permit system.
        - Not a legal requirement, but now standard internal practice.
        - Enables search functionality by design professional.
        - Developed with input from CityView, Jason Badge, and Kevin Wes.
        - System was tested last weekend, which may have caused minor permit submission issues.
    - Purpose of the update is to enhance safeguards for property owners, businesses, and occupants.
    - Clarified that local government issues do not apply to state licensing, though legislation for local specialty contractors is pending.
    - Issued a statement related to design professionals, including one architect who misinterpreted it as a blanket rejection of signed/sealed permits—this is not the case.

Chairman Varian asked if the County is processing 200,000 permits by hand.

James French: Clarified that while permits are digital, each permit still needs to be carefully reviewed to ensure accuracy. The process is time-consuming, especially as contractors hold the permits, and architects or engineers might not be involved in every detail. Even though

everything is digital, it's not as simple as just reviewing a minor permit—small projects like railings or steps can require a detailed review.

Chairman Varian asked about CityView and commercial permits:

James French: Confirmed that all permits involving design professionals are processed through CityView, regardless of the project size.

Chairman Varian asked about small projects (e.g., bathroom remodels) not requiring a design professional:

James French: Clarified that general contractors or owner-builders typically handle such projects, and the paperwork goes through a review process by staff, followed by a secondary review by a plan reviewer. While this is common in Florida, the situation in Collier is significant.

Chairman Varian complimented John for his excellent customer service:

James French: Acknowledged John's exceptional customer service, noting his engineering knowledge and his long-standing community ties. The County's goal is to keep processes efficient while ensuring that all legal requirements are met. If there is a lawful way to speed up the process without compromising quality, the team is fully in favor of it.

Chairman Varian inquired about AI in the review process:

James French: Shared that the County is leveraging Bluebeam's AI capabilities, integrated with CityView, to streamline plan reviews. AI helps detect changes in incoming plan sets, speeding up review times. However, it does not replace the need for licensed professionals. The County has also developed an alternative reviewer training path, allowing new staff members like Brooke to start reviewing under supervision while preparing for certification.

Additionally, GIS functions have been brought in-house, which enhances the integration of data across County systems, as GIS plays a critical role in departmental mapping and analysis.

h. Collier County Fire Review – [Michael Cruz, Captain] Absent
James French covered them both

i. North Collier Fire Review – [Bryan Horbal, Captain]

- Last month, 1295 new construction inspections were completed, with a one-day turnaround, sometimes even the same day if needed.
- 588 building construction and fire permit reviews were conducted, with a two-day turnaround.
- 47 planning permits were processed, also with a two-day turnaround.

- The county has now consolidated fire alarm permits into one permit, which simplifies the process by allowing everything to be handled under one permit, with the same contractor and plan set, though the fees and review process remain the same.
- The return to a single fire alarm permit system is a shift back to the previous model, which contractors familiar with the system may recall. This change is also in line with existing state statutes regarding Fast Track, over the counter, and self-issuing permits. A new House Bill could introduce further changes to this process, which is being closely monitored.

j. Code Enforcement Division – [Thomas Iandimarino, Director]

Thomas Iandimarino

- Foreclosures are ongoing, including:
    - A recent foreclosure in Goodland
    - A couple of vacant lots in Immokalee
- The focus is shifting away from grass-cutting and property upkeep, which has been handled by code enforcement. While a few properties will still be managed, once liens reach $5,000 to $7,000, properties will be foreclosed on, even if they sell for only $15,000 to $20,000. This allows for cost recovery and returns the property to the community.
- A commercial lot in Golden Gate City is also being foreclosed. The owner abated the violation, but the foreclosure continues due to four years of inaction despite being given time to resolve the issue. The owner asked for more time, but the foreclosure proceeded.
- The owner, who has other properties in the county held under separate LLCs, resolved code violations on those properties. He applied for code lien relief and is now paying a reduced amount to settle the liens based on an ordinance passed a few years ago.

Clay Brooker asked about permit fees being the largest number

Thomas Iandimarino explained that there has been an ongoing issue with contractors failing to pay final inspection or Certificate of Occupancy (CO) fees, which has been accumulating for years (some cases dating back five or six years). Currently, about 20 new cases are being processed weekly, typically involving 9 or 10 properties or contractors. These cases have already been managed by Michael Stark's team, who have collected many of the fees. Now, property owners are typically stepping in to pay the outstanding fees, which are usually around $100 or $120, although some cases involve higher amounts. Once the property owners pay, the issue is resolved.

k. Public Utilities Engineering & Project Management Division, PUD [Claudia Vargas Project Manager I]

Claudia Vargas

- Our utility standard manual was approved by the Board 325.

l. Transportation Management Services, Engineering Division – [Mike Sawyer]

Mike Sawyer

- **Access Management update**
  - The updated documents have been distributed internally and to the industry, with no major changes or significant suggestions. Jay and Tony requested the inclusion of signal spacing in the deviation process, which has now been incorporated. The final review phase with Jay and Tony is underway, and the goal is to bring the materials to a hearing before the BBC, targeting May 27 hearing.
- **Airport Road Six-Lane project**
  - A public information meeting was held last Thursday regarding the six-lane project for Airport Road (from Vanderbilt Beach Road to the airport). The meeting focused on the 60% plans, and the project is now moving toward the 90% phase, with construction still expected to begin in late 2026.
- **City Gate traffic signal**
  - The construction contract for the second traffic signal at City Gate on Collier Boulevard is heading to the Board of County Commissioners, with construction expected to begin later this year.

Robert Mulhere asked about right turn on Davis and Collier:

Mike Sawyer
The right turn at the intersection of Davis and Collier is part of the FDOT Interchange project, which includes a flyover in that location.

Marco Espinar asked about the Golden Gate Parkway meeting on the 10th:

Mike Sawyer
The meeting regarding Golden Gate Parkway, scheduled for the 10th, was postponed because the consultant wasn't ready. The meeting will be rescheduled, and notification will be provided once it is confirmed.

6. NEW BUSINESS

a. PL20250000524 Publication of Legal Advertisements for Neighborhood Information Meetings LDCA [Angela Galiano, Planner II, Zoning Division]

Angela Galiano

- **LDC amendment**
  - The amendment offers a cost-effective and efficient solution by allowing NIM notices to be published on the county clerk's website, aligning with modern trends in public notice publications. This change ensures transparency while lowering costs for petitioners.

- The LDC amendment brings cost savings, convenience, efficiency, and consistency. The county has already implemented digital publication for ordinances and other legal notices.
- Subcommittee review (March 18, 2025): The committee recommended the removal of "on-the-website" from the administrative code and verification with Florida State statute. The staff revised the text to remove the reference and confirmed with the county attorney that Florida Statute 50.311 is not needed, as Chapter 50 already covers it.
- Additional changes: The county attorney, Heidi, recommended adding new text on page 4, line 21, stating "15 days prior to the public hearing in accordance with section 125.66." These changes were made after the copy was sent to Heather. Rich met with Heidi this morning, and she suggested including this section.

Motion made to approve and seconded
Motion approved, and passed

b. PL20250000235 - Floating Solar Facilities (F.S. 163.32051) LDCA – [Richard Henderlong, Planner III, Zoning Division]

Richard Henderlong

- The amendment is statutorily mandated and requires local governments to define floating solar facilities as a permitted use in appropriate land use categories. Local governments must promote the expanded use of floating solar technologies.
- **Floating Solar Benefits**
  - Floating solar panels are appropriate use of land and water. They are 15–20% more efficient than ground-mounted systems due to cooling effects. They also help to decrease water lost and reduce water evaporation and algae growth. These facilities are beneficial and should be located in specific areas such as lime rock mine areas, stormwater treatment ponds, abandoned wastewater treatment ponds, reclaimed water ponds, and other water storage facilities.
- **Buffer & Landscape Requirements**
  - The statute authorizes the County to specify buffer and landscape requirements for floating solar facilities, but they cannot exceed existing uses or similar uses involving the construction of other solar facilities permitted in agricultural land use categories and zoning districts.
- **Location Requirements**
  - It cites the beneficial uses of where floating solar facilities are to be located on abandoned limerock mining areas, stormwater treatment and wastewater treatment ponds and other water storage facilities
- **LDC Subcommittee Review**
  - The LDC Subcommittee reviewed the proposed text changes and staff incorporated their recommendations. One suggestion was to consider allowing floating solar facilities in residential zoning districts through the conditional use process or why not allow them in a residential zoning district. The reason is because RSF-1 zoned lots that are in Pine Ridge subdivision, off of Trail Blvd. and Center St., have lot lines into a lake and cannot be centralized unless all lot

owners agree to centralize ownership. Staff felt the best way to handle it, would be through the conditional use process or PUDs with residential to amend the PUD.

- **Statutory Reference Clarification**
    - A question was raised about statutory references to section50.011 vs. 50.0311 was correct. The revised draft confirms F.S. 50.0311 is the correct citation.
- **Changes to Revised Procedural Inconsistencies Draft:** Key legal advertising updates include:
    - Page 13, line 10: The text remains for Coastal construction zone setback requirements that legal advertising shall be in county newspapers under the provision of 50.011
    - Page 22: Throughout the rest of code, under 10.03.06 Public Notice and Required Hearings for Land Use Petitions, is the standardized phrasing “legal advertising prior to each advertised public hearings”.
    - Pages 22 and 26: The removal of "in accordance with Florida Statute 125.66" is because the existing provision is stated-in LDC 10.03.05
    - Strike throughs are highlighted in yellow.
    - New definition for "comparable use determination" on page 6, per the subcommittee's recommendation.
- **Staff sought** approval for the Floating solar facilities proposed changes based upon the revisions and subcommittee feedback.

Clay Brooker asked if floating solar facilities in residential zoning districts can apply through the conditional use process?

Richard Henderlong

- **Floating Solar Facilities:** Explained that floating solar facilities will be allowed by right in specific zoning districts, including rural agriculture, estates, public use district, and community facilities district. As accessory uses, they will be permitted in C-1 through C-5 Commercial, Travel Trailer-Recreational Vehicle Campground, Industrial and Business Park districts. These districts are similar to those adopted by other Florida communities.
- **Conditional Use in Residential Areas:** While not allowed by right in residential districts, they may be approved through the conditional use process.
- **Challenges:** Highlighted concerns for residential communities are compatibility with surrounding areas, glare, effect on littoral shelf, impacts on stormwater management, lake management ownership by HOA or public use facility issues.
- **PUDs:** It was noted that the use could be allowed in a residential PUD when a PUD is amended and approved. It’s probably not going to be a use in the majority of residential districts; however, it is unknown whether a residential PUD with a massive stormwater lake that is not land locked by single family residential lots is an appropriate conditional use. It was discussed whether there should be a limit to residential conventional zoning districts and not a residential PUD or PUD amendment.

- **Fencing:** Fencing requirement was eliminated from the text.
- **Environmental Considerations:** Discussed the variability in the environmental impact of floating solar installations in aquatic preserves and environmentally protected lands, tidal waters, bay or saline waters, including factors like water body, water depth, anchoring conditions, and leaching from panels. Long term monitoring will be required.
- **Maintenance:** Solar facilities require ongoing preventive maintenance, including cleaning, inspections, and dealing with potential environmental hazards like bird droppings. Staff will look to the applicant to provide an on-site preventive maintenance plan including a siting assessment and on-site condition characteristics as listed on page 17.
- **Deployment and Dismantle Plan:** Explained the need for a deployment (onsite staging and phasing) and dismantle plan at end of the facilities lifecycle, including procedures for repair and maintenance, such as after an event of hailstorm.
- The county's water and sewer district, off Goodlette Road, is undertaking a feasibility study, at its 40 acres site, to defray electric costs.

Waterway Concerns: Addressed concerns about floating solar facilities impacting water quality, especially in impaired waters or sensitive habitats.

Clay Brooker
Questioned why to limit the conditional use process if a large residential PUD with a stormwater lake could potentially work for floating solar facilities. Supported the flexibility of conditional use.

Marco Espinar
Raised concerns about applying floating solar facilities in stormwater management areas and residential developments, especially those designed to attract wildlife. Felt that the long-term consequences were not fully understood, especially minimal impacts. It's appropriate for some areas and not others. There are conflicts in attracting wading birds and amenities for fishing by neighbor kids. It can alter fish spawning, temperatures, salinity, and not an appropriate use.

Jeff Curl
Asked about the deployment plan, especially for repairs after damage (e.g., hailstorms). Expressed concerns about the environmental impacts on impaired waters and habitats. Site and environmental assessments are important to understanding the environmental impacts and its location.

Laura Spurgeon DeJohn
Suggested staff consider a smaller approach allowing it as Public and Institutional land uses and after a few years of experience, then in phase two to other areas. Recommended adding a criterion to requirements, number 9, regarding the safety of aircraft navigation due to glare from solar panels and the proposed facility does not create a hazard to aircraft.

Blair Foley
Agreed with Marco and Laura's concerns, suggesting a phased approach to implementing floating solar facilities in more suitable locations and could not support it, specifically due to environmental reasons.

Eric Johnson (Planning Manager)
Suggested considering making all floating solar facility applications conditional uses instead of permitted by right if the group was concerned about their suitability in Collier County.

Richard Henderlong (Follow-up):
Ms. DeJohn asked, doesn't the statue say local governments must declare where they are permitted? Rich confirmed that local governments must permit floating solar facilities in selected districts, but they can narrow it down to certain districts including agricultural zoning districts.

Mark McLean:
Proposed a motion to approve PL 2350000235 floating solar facilities with the addition of defining "minimal" (as requested by Marco) and adding item 9 a criterion regarding aircraft glare (as requested by Laura).

Jeff Curl Seconded

Five Committee Members Opposed
Motion Passed 10 to 5.

c. PL20250000180 - Procedural Inconsistencies, Legal Advertisements, and Land use Corrections LDCA [Richard Henderlong, Planner III, Zoning Division]

Richard Henderlong

- **The amendment is to resolve contradictory statements and inconsistencies with respective advisory board and public agencies review of various land use petitions.**
- **PL20250000180 Amendment:**
    - Directed by the Planning Commission in 2023, the second group of amendments are updates to LDC and administrative code, including the following:
        - Codification of the definition for "*comparable use*."
        - Affirms, in LDC section 8.10.00, the Board can remand any advertised public hearing involving a development order to the Hearing Examiner (HEX) on a legal or technical land use issue raised during the hearing.
        - Updates to electronic and digital submission requirements for SDP, SIP, and construction plans.
        - Changes to various review authority titles.
        - Legal advertisement changes to be published on the Clerk's public notice website.
        - Clarifications regarding minor changes to PUDs (e.g., removing affordable housing contributions) be heard by the HEX and staff administratively handling certain text changes.

        - Review procedures for Type 3 applications and correction of its graphic depiction.
        - Changes have been reviewed by legal and highlighted in yellow.

- **Lighting and Landscape Plan Requirements:**
    - The document initially removed lighting from the LDC sections, raising concerns about who should be responsible for preparing lighting plans.
    - Jeff Curl questioned the removal of lighting and noted the requirement for a licensed landscape architect for landscape, irrigation, and lighting plans under ICPs.
    - The LDC needed clarification on whether lighting plans should be signed by a licensed landscape architect or another professional.
    - A suggestion was made to modify the administrative code to allow for lighting plans to be submitted by any "licensed professional" in Florida, rather than limiting it to a landscape architect or engineer.
    - The change would ensure uniformity and clarify qualifications for professionals handling these plans.

Jeff Curl asked why lighting was removed from the document, especially since it's part of the work Jeff handles (landscape, irrigation, and lighting).

Richard Henderlong explained that after reviewing Insubstantial Construction Plans, chapter 5.E.2 of the administrative code, it was requested to add landscape architects as licensed landscape professionals to sign for lighting, landscaping, and irrigation plans. However, the request would affect other sections (5 E.1, SDP 4.I.2., SDPI and PPLs) of the code and requires further research and public vetting before finalizing any change.

Robert Mulhere mentioned plats and SDPs include landscape and irrigation plans prepared by a licensed landscape architect. He asked if it is necessary to require a landscape architect for lighting plans if they aren't changing the landscaping or irrigation.

Richard Henderlong acknowledged that this issue needed more clarity and additional research. He mentioned that lighting for street projects (which require engineers) is different from residential or non-engineering lighting, which may not need an engineer or landscape architect.

Chris Mitchell asked if minimum code transportation related lighting requires lighting plans to be signed by a professional engineer for roadways or lighting.

Richard Henderlong clarified that street lighting does require certification from a professional engineer, but for low-voltage lighting, changes to the code might be needed.

James Boughton mentioned most of the studies are photometrics and are not engineering and photometrics are done by a computer program.

Chris Mitchell mentioned wiring diagrams are not part of the permit. Light poles and fixtures are part of the permit.

Laura DeJohn asked why the administrative code does not allow for any "licensed professional" in Florida to submit lighting plans, instead of limiting it to a landscape architect or engineer.

This suggestion led to a broader agreement to change the language to allow for flexibility, stating that lighting plans can be submitted by any licensed professional in the state of Florida who is qualified to do such work.

Blair Foley said when working on the county's stormwater ordinance, this was a similar discussion as to whether a PE or the design professional could prepare lot drainage plans. If it's a Typed 1 stormwater plan, a design professional or even a contractor can prepare it and if it's a Type 2 plan, a PE is required. In his experience, there are qualified landscape architects who can prepare a drainage plan and then not others who can cause unintended consequences.

James Boughton mentioned that clients can go to the manufacturer of light poles who will do the photometrics, so long as the client buys their equipment.

Motion to Approve Amendment
Motion by Robert Mulhere: A motion was made to approve the proposed amendment (PL 2025 P0180), including the changes discussed, and add the language to the administrative code to allow for lighting plans to be submitted by any licensed professional in Florida.

Chairman Varian asked if there is a second
Item was seconded and the motion passed unanimously

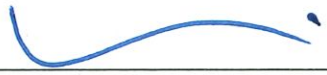
7. **OLD BUSINESS**
   None

8. **COMMITTEE MEMBER COMMENTS**
   None

9. **ADJOURN**

There being no further business for the good of the County, the meeting was adjourned at 4:35 p.m.

COLLIER COUNTY
DEVELOPMENT SERVICES ADVISORY COMMITTEE



William Varian, Chairman

These minutes were approved by the Committee/Chairman on 5/7/25,
(check one) as submitted _____ or as amended X.

Collier County Government

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April 29, 2025

FOR IMMEDIATE RELEASE

Notice of Public Meeting
Forest Lakes Roadway & Drainage MSTU Advisory Committee
Collier County, Florida

May 6, 2025
10:00 a.m.

Notice is hereby given that the **Forest Lakes Roadway & Drainage Municipal Service Taxing Unit MSTU Advisory Committee** will meet on **Tuesday, May 6, 2025,** at **10:00 a.m.** in the Clubhouse at Forest Lakes, 1058 Forest Lakes Drive, Naples, Florida.

Individuals who would like to participate in person must complete and submit a speaker form prior to the beginning of the discussion about the item.

The agenda will be available on the Collier County Government website at www.collierptne.com/mtsu/forest-lakes-roadway-drainage-advisory-commitee/

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Dan Schumacher at (239) 252-5775.

FOREST LAKES

ROADWAY AND DRAINAGE M.S.T.U. ADVISORY COMMITTEE

8300 Radio Road
Naples, FL 34104

AGENDA

May 6, 2025

I. CALL TO ORDER

II. ATTENDANCE

Advisory Committee:

Greg Pollock – Chair (4/21/2026)
Kathy Thomson – Vice Chair (4/21/2027)
Patrick Bernal (4/21/2027)
Marianne Fanning (4/21/2026)
Jerry Norsic (4/21/2028)

County Staff:

Brian Wells – Director, PTNE
Dan Schumacher – MSTU Project Manager

Contractor(s):

Aaron Gross – Ground Zero Landscaping

III. APPROVAL OF AGENDA

IV. APPROVAL OF MINUTES – APRIL 1, 2025

V. CONTRACTOR REPORTS

A. Ground Zero Landscaping – Aaron Gross

VI. PROJECT MANAGERS REPORT – Dan Schumacher

A. BUDGET REPORT

- **FY-26 Millage**

B. Lakes Maintenance – Aquatic Vegetation Control

VII. ONGOING BUSINESS

A. Shopping Center Screening – Hedge & Fence
B. Lake 15 Wall Replacement

VIII. NEW BUSINESS

A. Quail Run Lakes – Rip-Rap Replenishment
B. Lamp Pole Outages & #33 Down

IX. COMMITTEE MEMBER COMMENTS

X. PUBLIC COMMENTS

XI. ADJOURNMENT

NEXT MEETING

JUNE 3RD, 2025 - 10:00 AM
FOREST LAKES CONDO ASSOCIATION CLUBHOUSE
1058 FOREST LAKES DRIVE, NAPLES, FL 34112
(239) 261-5497

FOREST LAKES

ROADWAY AND DRAINAGE M.S.T.U. ADVISORY COMMITTEE

8300 Radio Road - Naples, FL 34104

MINUTES

APRIL 1, 2025

I. CALL TO ORDER

Chair Pollock called the meeting to order at 10:00 A.M. Roll call was taken, and a quorum of five (5) was present.

II. ATTENDANCE

Advisory Committee	Greg Pollock – Chair Kathy Thomson – Vice Chair Patrick Bernal Marianne Fanning Jerry Norsic
Staff	Brian Wells – Director, PTNE (Excused) Dan Schumacher – Project Manager, PTNE Rosio Garcia – Operations Coordinator PTNE (Excused)
Contractors	Aaron Gross – Ground Zero Landscaping Wendy Warren – Premier Staffing (Transcription)
Public Attendance	Doug Burnham – General Manager, QRGC Paul Carletta John Guido Russell Peter Jack Hedenstrom Deborah Hestrup Rick Korb Stacie Young

III. APPROVAL OF AGENDA

Vice Chair Thomson moved to approve the April 1, 2025, Agenda of the Forest Lakes Roadway and Drainage Advisory Committee MSTU. Second by Mr. Bernal. Carried unanimously 5 - 0.

IV. APPROVAL OF MINUTES – March 4, 2025

Mr. Bernal moved to approve the minutes of the March 4, 2025, Forest Lakes MSTU Advisory Committee meeting, as presented.
Second by Vice Chair Thomson. Carried unanimously 5 – 0.

V. CONTRACTOR REPORTS

A. Ground Zero Landscaping

Mr. Schumacher and Mr. Gross reported:

- Landscaping is well trimmed and in good condition.
- Numerous trees along the sidewalk perimeter were trimmed to remove overhanging, plus limbs encroaching on lamp poles pruned back.

- Soil and mud on the Woodshire Ln sidewalk were removed, having washed down from an irrigation leak above the pedestrian "cow path' cut through to The Crossings shopping center.

Code Complaint – Hurricane Debris

Mr. Schumacher reported:
A code complaint has been filed to address the multi-month hurricane debris pile in the ROW on Forest Lakes Blvd in the southwest corner of the community.

Light Pole Outages

Mr. Schumacher reported:

- LED bulb replacements for the existing High Pressure Sodium (HPS) bulbs have not been determined, so HPS bulbs will be ordered for the next lighting repairs.
- Approximately 20% of the lamp poles need replacements.

VI. PROJECT MANAGERS REPORT – Dan Schumacher

A. Budget Report

(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*
Forest Lakes MSTU Fund 1626 Budget for March 4, 2025, prepared February 26, 2025.

Mr. Schumacher provided an overview of the budget highlighting:

- Purchase Orders
  1. City of Naples – reclaimed irrigation water.
  2. FPL – electricity.
  3. Ground Zero Landscaping – grounds maintenance
  4. Incidentals – landscape materials and refurbishment.
  5. Maintenance – regular landscape, swales & irrigation maintenance.
  6. Lake Doctors – lake fountain(s).
  7. Mettauer Environmental – lake weed control and aerator maintenance.
  8. Pavement Maintenance – concrete sidewalk curbs.
  9. Premier Staffing – transcription services.
  10. Simmonds Electrical – lighting & general electrical services.
  11. SiteOne Landscape Supply – irrigation parts and pumps.

- Budget Summary
  1. Line 1, Revenue – of the $1,268,800 Millage budgeted, $1,180,612 has been collected, leaving an outstanding balance of $88,187.
  2. Line 2, Carry Forward – unexpended Prior Year (2024) Funds 2,504,100.
  3. Line 3, Revenue Total – a total of $3,772,900.
  4. Line 23, Operating Expense – of the $311,200 budgeted, $80,244 remains committed to existing Purchase Orders and $79,538 has been expended, leaving $151,416 available within budget for additional operating expenses as needed.
  5. Line 27, County Overhead – of the $108,500 budgeted, $101,905 has been transferred and a balance of $79,906 remains for transfer. (PTNE Staff & support, Property Appraiser, & Tax Collector).

6. Line 30, Capital Reserves total budget is $3,353,200.
   i. Reserves for Capital (27) – a balance of $2,953,200 remains for improvement projects.
   ii. Reserves for Roadway Paving (28) – a $400,000 earmark.
7. Line 31, All Expenses – of the $3,772,900 budgeted, $187,247 remains committed to existing Purchase Orders and $181,444 has been expended, leaving $3,404,208 available within budget for additional expenses as needed.
8. Line 32, FY-25 Budget Grand Total – budgeted Revenues (Line 3) & All Expenses (Line 31) are equal and cancel-out, $187,247 remains committed to existing Purchase Orders, collected Revenues exceed Expenses by $999,168, and $811,921 are Unexpended.
   ❖ Unexpended funds at fiscal year-end will carry forward to the FY-26 budget.

- General
  1. MSTU Tax Rate: 4.0 Mills (0.4%) to maintain MSTU Roadways and Stormwater Drainage within the taxing district.
  2. The Ad Valorem property tax value increased 7.65% for fiscal year 2025 over 2024 generating additional revenue of $87,975.
  3. Funds collected by the Forest Lakes MSTU cannot be utilized outside of the MSTU.

Mr. Schumacher noted:

- The planned award of Lakes Maintenance/Aquatic Weed Control to Mettauer Environmental, Line 9, was rejected by Procurement Division and the Vendor currently on contract with the county, DeAngelo, is to be utilized for this service on the lakes in Quail Run Golf Club.

B. FY-26 MSTU Millage – 2025 Tax Bill

Mr. Schumacher informed the committee that Ms. Thomson had inquired about considering a reduction in the MSTU millage in FY-26 from the current 4.0000 millage maximum.

He also approximated the cost of repaving all outstanding MSTU roadways at $1.3M and the remaining lake retaining wall replacements at $1.2M, for a total known Capital expenditure requirement of $2.5M, or $3.0M allowing for undetermined price increases.

- Millage options are: (for reference)
  1. Revenue Neutral: Adjust the current millage rate to maintain the FY-25 MSTU revenue level.
  2. Millage Neutral: Maintain the current millage rate of 4.0000 mills, with the MSTU revenue level fluctuating each fiscal year, higher or lower, in tandem with Ad Valorem property values determined by the Property Appraiser.
  3. Decrease the millage to a rate below the MSTU 4.0000 maxim, upon a motion passed by the Advisory Committee.
  4. The Fiscal Year 2026 budget is effective October 1, 2025.

∗ 4.0000 mills equates to $4.00 assessed per $1,000 of Ad Valorem taxable value.

<u>Committee & Public Discussion</u>

- MSTU millage is a small percentage of a property owner's total annual tax bill.
- Reducing the millage may limit the ability of the budget to keep up with inflation.

- The cost basis for new property purchases in the community is much higher than long-time owners and a millage reduction impacts them favorably.
- Many identified capital expenditures will be made over several coming years, while additional revenues continue to accumulate.

Mr. Schumacher *requested the committee members consider their millage recommendations in preparation for a motion at the May 6th MSTU public meeting, to be communicated to the county Budget Office for FY-26.*

C. Lakes Maintenance (Aquatic Vegetation Control)

Mr. Schumacher reported:

- As noted in the Budget Report section, above, the Vendor currently on contract with the county, DeAngelo, is to be utilized for this service on the lakes in Quail Run Golf Club.
- A drive-thru review of the lakes is schedule for Wednesday, 4/2, with DeAngelo in preparation for a quote and subsequent issuance of a Purchase Order.
- Service is expected to commence later this month, in April 2025.

VII. ONGOING BUSINESS

A. Lake 9 Fountain - Replacement

Mr. Schumacher reported the Lake #9 replacement has been successfully installed by Lake Doctors, with the invoice to be paid upon receipt of the user manual and warranty documentation.

B. Paving - Woodshire Lane & Forest Lakes Drive

Mr. Schumacher reported that re-paving on both roadway segments has been successfully completed, including:

- Milling
- Resurfacing
- Application of thermoplastic striping

C. Shopping Center Screening

Mr. Schumacher reported:

<u>Fence Installation Woodshire Lane / Pine Ridge Crossing Shopping Center</u>

- FPL has no setback requirements with respect to the fence location.
- LJA Engineering is revising their quote to Survey the property line in the vicinity of the fence.
- Upon receipt of the survey, a black vinyl fence extending from the fence running south of this area to The Crossings parking lot entrance off Woodshire Lane at the north end will be purchased the Carter Fence Company.
- Upon installation of the fence extension, Ground Zero Landscaping will install a low block paver wall (approximately 15-foot length) along the base of the fence and ravine, then sod to address erosion.

D. Lake 15 Wall Replacement

Mr. Burnham reported:

- Quail Run GC has worked with attorneys to offer a cost-sharing proposal to the County for this lake wall replacement project.
- A proposal has been obtained and will be provided for MSTU review.

- Mr. Schumacher will present the proposal to the County Attorney's Office for an opinion on the feasibility of a cost-sharing arrangement.

VIII. NEW BUSINESS

A. Quail Run Lakes – Rip-Rap Replenishment

Mr. Schumacher reported that rip-rap specifications have been received and will be shared with Mr. Burnham for stone selection.

IX. COMMITTEE MEMBER COMMENTS

Mr. Pollock reported fragmented asphalt in the vicinity of the westbound curve at the north end of Forest Lakes Dr. – to be reviewed.

X. PUBLIC COMMENTS

None

XI. ADJOURNMENT

There being no further business to come before the Committee, the meeting was adjourned by the Chair at 11:10 A.M.

FOREST LAKES ROADWAY AND DRAINAGE MSTU ADVISORY COMMITTEE

_____

Greg Pollock, Chair

The Minutes were approved by the Committee on _____,2025 as presented ____, or as amended ____.

https://www.collierptne.com/forest-lakes-roadway-drainage-advisory-committee/

NEXT MEETING: **May 6, 2025 - 10:00 A.M.**
FOREST LAKES CONDO ASSOCIATION CLUBHOUSE
NAPLES, FL 34105
(239) 261-5497

Forest Lakes M.S.T.U.
Fund 1626
May 6, 2025

	FY-25	Vendor	Item	PO#	Budget	Commitments	Expenditures	Available
1	MILLAGE COLLECTED & INTEREST		MSTU Revenues		$ (1,268,800.00)	$ -	$ (1,242,418.32)	$ (26,381.68)
2	CARRY FORWARD		Unexpended Prior Year Funds		$ (2,504,100.00)	$ -	$ -	$ (2,504,100.00)
3	**ALL REVENUES**				**$ (3,772,900.00)**	**$ -**	**$ (1,242,418.32)**	**$ (2,530,481.68)**
4	ENG. FEES & OTHERS (631400)				$ 25,000.00	$ -	$ -	$ 25,000.00
5	INDIRECT COST REIMBURSE	Collier County	Indirect Cost	Direct Pay	$ 3,900.00	$ -	$ 3,900.00	$ -
6	INTERDEPARTMENT PAYMENT	IGC#100474	30x30 Stop Sign @51 Forest Lakes Blvd				$ 50.75	$ (50.75)
		Ground Zero Landscaping	Non-Bid Schedule Items	4500233638		$ 2,280.00	$ 720.00	
		Ground Zero Landscaping	Landscape Incidentals	4500233638		$ 5,197.98	$ 9,802.02	
7	LANDSCAPE INCIDENTALS (634990)				$ 10,000.00	$ 7,477.98	$ 10,522.02	$ (8,000.00)
		Ground Zero Landscaping	Grounds Maintenance	4500233638		$ 34,133.00	$ 31,867.00	
		Preferred Materials	Woodshire Ln Repaving	4500237693		$ 92,362.60	$ -	
		Preferred Materials	Foresst Lakes Dr	4500237734		$ 14,640.20	$ -	
8	OTHER CONTRACTUAL (634999)				$ 100,000.00	$ 141,135.80	$ 31,867.00	$ (73,002.80)
		Mettauer Environmental	Lakes - Aquatic Vegetation Control	4500233643		$ 100.00	$ 2,875.00	
		Pavement Maintenance	Concrete Sidewalks, Curbs	4500233648		$ 3,980.00	$ 21,020.00	
		Lake Doctors	Lake #9 Fountain Replacement	4500237453		$ 10,130.10		
		DeAngelo Contracting	Lakes - Aquatic Vegetation Control	4500238403		$ 10,000.00		
9	OTHER CONTRACTUAL (639990)				$ 140,600.00	$ 24,210.10	$ 23,895.00	$ 92,494.90
10	ELECTRICITY	FPL	Electricity	4700005161	$ 13,500.00	$ 6,750.42	$ 6,749.58	$ -
11	WATER & SEWER	City of Naples	Water - Reclaimed Irrigation	4700005192	$ 3,000.00	$ 2,253.56	$ 746.44	$ -
12	INSURANCE GENERAL	Collier County	Insurance	Direct Pay	$ 600.00	$ 150.00	$ 450.00	$ -
13	SPRINKLER SYSTEM	SiteOne	Irrigation Parts & Pumps	4500235293	$ 1,500.00	$ 3,276.56	$ 223.44	$ (2,000.00)
14	MULCH				$ 1,000.00	$ -	$ -	$ 1,000.00
		Simmonds Electrical	Electrical Services	4500233651		$ 1,882.01	$ 8,117.99	
15	LIGHTING MAINTENANCE (646451)				$ 6,000.00	$ 1,882.01	$ 8,117.99	$ (4,000.00)
16	LICENSE & PERMITS				$ 2,000.00	$ -	$ -	$ 2,000.00
17		Premier Staffing	Transcription	4500234228		$ 1,715.65	$ 1,262.25	
18	OTHER MISCELLANEOUS (649990)				$ 3,000.00	$ 1,715.65	$ 1,262.25	$ 22.10
19	OFFICE SUPPLIES				$ 100.00	$ -	$ -	$ 100.00
20	COPYING CHARGES	J.M. Todd	Copier CPC	4500234730	$ 200.00	$ 55.91	$ 94.09	$ 50.00
21	FERT HERB CHEM				$ 500.00		$ -	$ 500.00
22	OTHER OPERATING				$ 300.00	$ -	$ -	$ 300.00
23	**OPERATING EXPENSES**				**$ 311,200.00**	**$ 188,907.99**	**$ 87,878.56**	**$ 34,413.45**
24	PTNE STAFF & DIVISION OVERHEAD				$ 72,600.00	$ -	$ 72,600.00	$ -
25	PROPERTY APPRAISER				$ 9,400.00	$ -	$ 6,875.69	$ 2,524.31
26	TAX COLLECTOR				$ 26,500.00	$ -	$ 25,813.61	$ 686.39
27	**COUNTY OVERHEAD**				**$ 108,500.00**	**$ -**	**$ 105,289.30**	**$ 3,210.70**
28	RESERVES FOR CAPITAL				$ 2,953,200.00	$ -	$ -	$ 2,953,200.00
29	RESERVES FOR ROADWAY REPAVING				$ 400,000.00	$ -	$ -	$ 400,000.00
30	**CAPITAL RESERVES**				**$ 3,353,200.00**	**$ -**	**$ -**	**$ 3,353,200.00**
31	**ALL EXPENSES**				**$ 3,772,900.00**	**$ 188,907.99**	**$ 193,167.86**	**$ 3,390,824.15**
32	**FY-25 BUDGET GRAND TOTAL**		= ALL REVENUES - ALL EXPENSES		**$ -**	**$ 188,907.99**	**$ (1,049,250.46)**	**$ 860,342.47**

Forest Lakes M.S.T.U.
Fund 1626
May 6, 2025

129,715,669	FY 13 Final Taxable Value	-2.4%		
129,977,881	FY 14 Final Taxable Value	0.2%		
140,171,072	FY 15 Final Taxable Value	7.8%		
152,711,783	FY 16 Final Taxable Value	8.9%		
165,722,702	FY 17 Final Taxable Value	8.5%		
190,428,196	FY 18 Final Taxable Value	14.9%		
202,132,375	FY 19 Final Taxable Value	6.1%		
210,299,015	FY 20 Final Taxable Value	4.0%		
219,999,549	FY 21 Final Taxable Value	4.6%		
227,701,198	FY 22 Final Taxable Value	3.5%		
257,799,765	FY 23 Final Taxable Value	13.2%	+7.0% Average	
294,456,887	FY 24 Final Taxable Value	14.2%		
$316,450,549	**FY 25 Gross Taxable Value**			
7.65%	**Adjustment FY 24 to FY 25**			
	FY 25 Gross MSTU Revenue	FY 24		
Millage	**4.0000**	4.0000	**4.0 mill cap**	
Tax Dollars	**$1,265,802**	$1,177,828	**$87,975**	**Increase**

Total Available Balance	**$**	**3,390,824.15**
Plus Commited And Not Spent	**$**	**188,907.99**
Estimated Cash	**$**	**3,579,732.14**

Prepared 04.29.2025 TC

FOREST LAKES

ROADWAY AND DRAINAGE M.S.T.U. ADVISORY COMMITTEE

8300 Radio Road - Naples, FL 34104

MINUTES

APRIL 1, 2025

I. CALL TO ORDER

Chair Pollock called the meeting to order at 10:00 A.M. Roll call was taken, and a quorum of five (5) was present.

II. ATTENDANCE

Advisory Committee	Greg Pollock – Chair Kathy Thomson – Vice Chair Patrick Bernal Marianne Fanning Jerry Norsic
Staff	Brian Wells – Director, PTNE (Excused) Dan Schumacher – Project Manager, PTNE Rosio Garcia – Operations Coordinator PTNE (Excused)
Contractors	Aaron Gross – Ground Zero Landscaping Wendy Warren – Premier Staffing (Transcription)
Public Attendance	Doug Burnham – General Manager, QRGC Paul Carletta John Guido Russell Peter Jack Hedenstrom Deborah Hestrup Rick Korb Stacie Young

III. APPROVAL OF AGENDA

Vice Chair Thomson moved to approve the April 1, 2025, Agenda of the Forest Lakes Roadway and Drainage Advisory Committee MSTU. Second by Mr. Bernal. Carried unanimously 5 - 0.

IV. APPROVAL OF MINUTES – March 4, 2025

Mr. Bernal moved to approve the minutes of the March 4, 2025, Forest Lakes MSTU Advisory Committee meeting, as presented.
Second by Vice Chair Thomson. Carried unanimously 5 – 0.

V. CONTRACTOR REPORTS

A. Ground Zero Landscaping

Mr. Schumacher and Mr. Gross reported:

- Landscaping is well trimmed and in good condition.
- Numerous trees along the sidewalk perimeter were trimmed to remove overhanging, plus limbs encroaching on lamp poles pruned back.

- Soil and mud on the Woodshire Ln sidewalk were removed, having washed down from an irrigation leak above the pedestrian "cow path' cut through to The Crossings shopping center.

Code Complaint – Hurricane Debris

Mr. Schumacher reported:
A code complaint has been filed to address the multi-month hurricane debris pile in the ROW on Forest Lakes Blvd in the southwest corner of the community.

Light Pole Outages

Mr. Schumacher reported:

- LED bulb replacements for the existing High Pressure Sodium (HPS) bulbs have not been determined, so HPS bulbs will be ordered for the next lighting repairs.
- Approximately 20% of the lamp poles need replacements.

VI. PROJECT MANAGERS REPORT – Dan Schumacher

A. Budget Report

(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*
Forest Lakes MSTU Fund 1626 Budget for March 4, 2025, prepared February 26, 2025.

Mr. Schumacher provided an overview of the budget highlighting:

- Purchase Orders
  1. City of Naples – reclaimed irrigation water.
  2. FPL – electricity.
  3. Ground Zero Landscaping – grounds maintenance
  4. Incidentals – landscape materials and refurbishment.
  5. Maintenance – regular landscape, swales & irrigation maintenance.
  6. Lake Doctors – lake fountain(s).
  7. Mettauer Environmental – lake weed control and aerator maintenance.
  8. Pavement Maintenance – concrete sidewalk curbs.
  9. Premier Staffing – transcription services.
  10. Simmonds Electrical – lighting & general electrical services.
  11. SiteOne Landscape Supply – irrigation parts and pumps.

- Budget Summary
  1. Line 1, Revenue – of the $1,268,800 Millage budgeted, $1,180,612 has been collected, leaving an outstanding balance of $88,187.
  2. Line 2, Carry Forward – unexpended Prior Year (2024) Funds 2,504,100.
  3. Line 3, Revenue Total – a total of $3,772,900.
  4. Line 23, Operating Expense – of the $311,200 budgeted, $80,244 remains committed to existing Purchase Orders and $79,538 has been expended, leaving $151,416 available within budget for additional operating expenses as needed.
  5. Line 27, County Overhead – of the $108,500 budgeted, $101,905 has been transferred and a balance of $79,906 remains for transfer. (PTNE Staff & support, Property Appraiser, & Tax Collector).

6. Line 30, Capital Reserves total budget is $3,353,200.
   i. Reserves for Capital (27) – a balance of $2,953,200 remains for improvement projects.
   ii. Reserves for Roadway Paving (28) – a $400,000 earmark.
7. Line 31, All Expenses – of the $3,772,900 budgeted, $187,247 remains committed to existing Purchase Orders and $181,444 has been expended, leaving $3,404,208 available within budget for additional expenses as needed.
8. Line 32, FY-25 Budget Grand Total – budgeted Revenues (Line 3) & All Expenses (Line 31) are equal and cancel-out, $187,247 remains committed to existing Purchase Orders, collected Revenues exceed Expenses by $999,168, and $811,921 are Unexpended.
   ❖ Unexpended funds at fiscal year-end will carry forward to the FY-26 budget.

- General
  1. MSTU Tax Rate: 4.0 Mills (0.4%) to maintain MSTU Roadways and Stormwater Drainage within the taxing district.
  2. The Ad Valorem property tax value increased 7.65% for fiscal year 2025 over 2024 generating additional revenue of $87,975.
  3. Funds collected by the Forest Lakes MSTU cannot be utilized outside of the MSTU.

Mr. Schumacher noted:

- The planned award of Lakes Maintenance/Aquatic Weed Control to Mettauer Environmental, Line 9, was rejected by Procurement Division and the Vendor currently on contract with the county, DeAngelo, is to be utilized for this service on the lakes in Quail Run Golf Club.

B. FY-26 MSTU Millage – 2025 Tax Bill

Mr. Schumacher informed the committee that Ms. Thomson had inquired about considering a reduction in the MSTU millage in FY-26 from the current 4.0000 millage maximum.

He also approximated the cost of repaving all outstanding MSTU roadways at $1.3M and the remaining lake retaining wall replacements at $1.2M, for a total known Capital expenditure requirement of $2.5M, or $3.0M allowing for undetermined price increases.

- Millage options are: (for reference)
  1. Revenue Neutral: Adjust the current millage rate to maintain the FY-25 MSTU revenue level.
  2. Millage Neutral: Maintain the current millage rate of 4.0000 mills, with the MSTU revenue level fluctuating each fiscal year, higher or lower, in tandem with Ad Valorem property values determined by the Property Appraiser.
  3. Decrease the millage to a rate below the MSTU 4.0000 maxim, upon a motion passed by the Advisory Committee.
  4. The Fiscal Year 2026 budget is effective October 1, 2025.

∗ 4.0000 mills equates to $4.00 assessed per $1,000 of Ad Valorem taxable value.

<u>Committee & Public Discussion</u>

- MSTU millage is a small percentage of a property owner's total annual tax bill.
- Reducing the millage may limit the ability of the budget to keep up with inflation.

- The cost basis for new property purchases in the community is much higher than long-time owners and a millage reduction impacts them favorably.
- Many identified capital expenditures will be made over several coming years, while additional revenues continue to accumulate.

Mr. Schumacher *requested the committee members consider their millage recommendations in preparation for a motion at the May 6th MSTU public meeting, to be communicated to the county Budget Office for FY-26.*

C. Lakes Maintenance (Aquatic Vegetation Control)

Mr. Schumacher reported:

- As noted in the Budget Report section, above, the Vendor currently on contract with the county, DeAngelo, is to be utilized for this service on the lakes in Quail Run Golf Club.
- A drive-thru review of the lakes is schedule for Wednesday, 4/2, with DeAngelo in preparation for a quote and subsequent issuance of a Purchase Order.
- Service is expected to commence later this month, in April 2025.

VII. ONGOING BUSINESS

A. Lake 9 Fountain - Replacement

Mr. Schumacher reported the Lake #9 replacement has been successfully installed by Lake Doctors, with the invoice to be paid upon receipt of the user manual and warranty documentation.

B. Paving - Woodshire Lane & Forest Lakes Drive

Mr. Schumacher reported that re-paving on both roadway segments has been successfully completed, including:

- Milling
- Resurfacing
- Application of thermoplastic striping

C. Shopping Center Screening

Mr. Schumacher reported:

<u>Fence Installation Woodshire Lane / Pine Ridge Crossing Shopping Center</u>

- FPL has no setback requirements with respect to the fence location.
- LJA Engineering is revising their quote to Survey the property line in the vicinity of the fence.
- Upon receipt of the survey, a black vinyl fence extending from the fence running south of this area to The Crossings parking lot entrance off Woodshire Lane at the north end will be purchased the Carter Fence Company.
- Upon installation of the fence extension, Ground Zero Landscaping will install a low block paver wall (approximately 15-foot length) along the base of the fence and ravine, then sod to address erosion.

D. Lake 15 Wall Replacement

Mr. Burnham reported:

- Quail Run GC has worked with attorneys to offer a cost-sharing proposal to the County for this lake wall replacement project.
- A proposal has been obtained and will be provided for MSTU review.

- Mr. Schumacher will present the proposal to the County Attorney's Office for an opinion on the feasibility of a cost-sharing arrangement.

VIII. NEW BUSINESS

A. Quail Run Lakes – Rip-Rap Replenishment

Mr. Schumacher reported that rip-rap specifications have been received and will be shared with Mr. Burnham for stone selection.

IX. COMMITTEE MEMBER COMMENTS

Mr. Pollock reported fragmented asphalt in the vicinity of the westbound curve at the north end of Forest Lakes Dr. – to be reviewed.

X. PUBLIC COMMENTS

None

XI. ADJOURNMENT

There being no further business to come before the Committee, the meeting was adjourned by the Chair at 11:10 A.M.

FOREST LAKES ROADWAY AND DRAINAGE MSTU ADVISORY COMMITTEE

Greg Pollock, Chair

The Minutes were approved by the Committee on May 6,2025 as presented ✓, or as amended ____.

https://www.collierptne.com/forest-lakes-roadway-drainage-advisory-committee/

NEXT MEETING: **May 6, 2025 - 10:00 A.M.**
FOREST LAKES CONDO ASSOCIATION CLUBHOUSE
NAPLES, FL 34105
(239) 261-5497

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

May 14, 2025

FOR IMMEDIATE RELEASE

Notice of Public Meeting
Golden Gate Beautification MSTU Advisory Committee
Collier County, Florida

May 20, 2025
4:30 p.m.

Notice is hereby given that the **Golden Gate Beautification Municipal Service Taxing Unit (MSTU) Advisory Committee** will meet on **Tuesday, May 20, 2025,** at **4:30 p.m.** at the Golden Gate Community Center, 4701 Golden Gate Parkway, Naples, Florida.

The agenda will be available on the Collier County Government website at https://www.collierptne.com/mtsu/golden-gate-beautification-advisory-committee/

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Dan Schumacher at (239) 252-5775.

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GOLDEN GATE BEAUTIFICATION M.S.T.U.

8300 Radio Road
Naples, FL 34104

MAY 20, 2025

I. CALL TO ORDER

II. ATTENDANCE

Advisory Committee	Patricia Spencer – Chair (10/06/2025)
	Paula Rogan – Vice Chair (10/06/2027)
	Florence "Dusty" Holmes (10/06/2025)
	Ron Jefferson (10/06/2026)
	- Committee Vacancy -
Staff	Brian Wells – PTNE Director
	Dan Schumacher – Project Manager
Contractors	Mike McGee – Landscape Architect (McGee & Assoc)
	Armando Ysaguirre – Grounds Maintenance (A&M Property Maint.)
	Wendy Warren – Transcription (Premier)

III. PLEDGE OF ALLEGIANCE

IV. APPROVAL OF AGENDA

V. APPROVAL OF MINUTES – APRIL 15, 2025

VI. LANDSCAPE MAINTENANCE REPORT – A&M PROPERTY MAINTENANCE

VII. LANDSCAPE ARCHITECT'S REPORTS – M^C GEE & ASSOCIATES

- **A. SUNSHINE Boulevard**
- **B. CORONADO Parkway & HUNTER Boulevard**
- **C. TROPICANA Boulevard**

VIII. PROJECT MANAGER'S REPORT

- **A. BUDGET REPORT**

IX. ONGOING BUSINESS

- **A. Pkwy Sign Light**

X. NEW BUSINESS

- **A. Irrigation Extension - Pkwy Median 2 & New Bridge over Santa Barbara Canal**
- **B. Sunshine Irrigation Pump Station**

XI. PUBLIC COMMENTS

XII. ADJOURNMENT

NEXT MEETING:
JUNE 17, 2025 – 4:30 PM
GOLDEN GATE COMMUNITY CENTER
4701 GOLDEN GATE PARKWAY
NAPLES, FL 34116



GOLDEN GATE M.S.T.U. ADVISORY COMMITTEE

8300 Radio Road
Naples, FL 34104
April 15, 2025

MINUTES

I. CALL TO ORDER

The meeting was called to order at 4:31 P.M. by Chair Spencer. Attendance was called and a quorum of three was established.

II. ATTENDANCE

Advisory Committee	Patricia Spencer – Chair
	Paula Rogan – Vice Chair (Excused)
	Florence "Dusty" Holmes
	Ron Jefferson
	Open Seat
Staff	Brian Wells – PTNE Director (Excused)
	Dan Schumacher – Project Manager
Landscape	Mike McGee – Landscape Architect, McGee & Associates
	Armando Yzaguirre – Grounds Maintenance, A & M Property Maintenance (Excused)
Others	Wendy Warren – Transcription, Premier

III. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

IV. APPROVAL OF AGENDA

Chair Spencer motioned to approve the Agenda of the Golden Gate MSTU Advisory Committee as presented. Second by Mr. Jefferson Carried unanimously 3 - 0.

V. APPROVAL OF MINUTES – March 18, 2025

Mr. Jefferson moved to approve the Golden Gate MSTU Advisory Committee meeting minutes of March 18, 2025, as presented. Second by Ms. Holmes. Carried unanimously 3 - 0.

VI. LANDSCAPE MAINTENANCE REPORT

In Mr. Yzaguirre's absence, **Mr Schumacher** reported on landscaping conditions.

- Routine landscape maintenance services have been performed on all MSTU roadways.
- Plants were installed on Tropicana Boulevard.
- Sunshine Boulevard median refurbishments are pending resolution of the irrigation issues.

Mulch

- A Purchase Order for County brown mulch was requested from Southeast Spreading.

Tree Pruning

- Tree Scaping Of Naples completed trimming palms and hardwood trees week ending March 22, 2025.

VII. LANDSCAPE ARCHITECT'S REPORT – McGee & Associates

Mr. McGee summarized the April 1, 2025, observation report.
(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*

A. Sunshine Boulevard
B. Coronado Parkway & Hunter Boulevard
C. Tropicana Boulevard

Comments

Mr. McGee reported:

All locations

- Mulch medians where replacement plants were installed.
- Increase irrigation schedule in dry areas.
- Recommend spring fertilization for all roadways.
- Review accent lighting fixtures for cleaning and/or replacement.
- Clean all paver areas with "Wet & Forget Outdoor" mold and mildew remover.

Sunshine Boulevard

- Accent lights in medians #5 and #6 are on all day.
- Median areas are stressed due to irrigation not functioning. Plant replacements are on hold.

Coronado Parkway and Hunter Boulevard

- Remove weeds in Perennial Peanut beds to prevent decline in plantings.
- Recommend Perennial Peanut beds have an application of 0-0-22-22S-11mg fertilizer and Legume Soil Inoculant quarterly.
- Hunter Blvd.
  Median #6
  - Pruned and clean out Paurotis palm clumps.
  - Plant a multi-stem Jatropha tree at address 2018.

  Median#12

- Repair paver border.

Tropicana Boulevard

- Recommend all irrigation heads in the area of Juniper plantings be reviewed for pruning.
- Prune foliage away from base of light poles.
- Median #4: Recommend removal and replacement of two Crape Myrtles.
  Median #4: Remove Holly tree and replant with East Palatka Holly.

VIII. PROJECT MANAGER'S REPORT

Mr. Schumacher reported:

A. Budget Report

(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*

Golden Gate MSTU Fund 1621 Budget for April 15, 2025, prepared April 11, 2025.

- Purchase Orders
  1. FPL - electricity.
  2. A & M Property Maintenance – ground maintenance.
     a. Incidentals – landscape plants, materials, and refurbishment.
     b. Maintenance – regular landscape & irrigation maintenance.
  3. Howard Fertilizer – fertilizer.
  4. Lykins-Signtek – "Welcome Sign"
  5. McGee & Associates – landscape architectural services.
  6. Naples Christmas Lighting – Holiday decorations.
  7. Naples Electric motor Works (NEMW) – pump station maintenance.
  8. Premier Staffing – transcription services.
  9. Simmonds Electrical – electrical maintenance and repairs.
  10. SiteOne Landscape Supply – irrigation parts & components.
  11. Southeast Spreading – mulch.
  13. Tree Scaping of Naples – tree pruning and removal.

- Budget Summary
  1. Line 1, Revenues and Interest – Of the $743,200 budgeted, $719,745 has been collected and $23,454 remains to be collected.
  2. Line 2, Carry Forward – Unexpended Prior Year (2024) Funds $2,006,206.
  3. All Revenues – Of the $2,749,406 budgeted, $719,745 has been collected leaving an available balance of $2,029,660 (the sum of lines 1 and 2) minus Expenditures.
  4. Line 21, Operating Expense – Of $384,906 budgeted, $127,346 is committed on to existing Purchase Orders and $123,441 is expended, leaving the remainder of $134,118 available within budget for additional operating expenses as needed.
  5. Line 25, County Overhead – Of the $87,300 budgeted, $85,376 has been transferred, and a balance of $2,923 remains for transfer (PTNE Staff & support, Property Appraiser, & Tax Collector).
  6. Line 27, Capital Projects – A balance of $2,277,200 remains for improvement projects.

7. Line 27, All Expenses – Of $2,749,406 budgeted, $127,346 is committed in existing Purchase Orders, $208,818 has been expended, leaving a remainder of $2,498,925 available for MSTU expenditures.
8. Line 28, FY-25 Budget Grand Total – budgeted Revenues (Line 3) and All Expenses (Line 32) are equal and cancel-out, $127,346 remains committed to existing Purchase Orders, collected Revenues exceed Expenses by $510,927 and $383,581 are Unexpended.

- General
  1. MSTU Tax Rate: One-half (0.5000) Mills is for beautification improvements and maintenance within the taxing district.
  2. The Ad Valorem taxable value increased 8.94% for fiscal year 2025 over 2024 generating additional revenue of $129,275.
  3. Tax millage and interest collected by the Golden Gate Beautification MSTU may only be utilized by the MSTU and within the MSTU district boundary.

Mr. Schumacher noted:

- A Purchase Order for County brown mulch has been issued to Southeast Spreading.
- Quote proposals will be solicited from Lumec and Sternberg for streetlamp conversion to LED. The purchase of the lamps will be funded by the Capital Projects category.
- The Capital Projects category will fund pump station repairs, the proposed irrigation and landscape project(s) on Golden Gate Parkway.
- Uncommitted funds available within budget are available for transfer to other categories upon approval by the Committee.
- The Office of Budget Management (OMB) will be consulted regarding the addition of a note in the FY-26 budget to identify $150,000 in the Capital Improvements category dedicated to funding expenses incurred for disaster/ catastrophic events, perhaps per MSTU roadway.
- The Ad Valorem taxable value increased 8.94% for fiscal year 2025 over 2024 generating additional revenue of $129,275.
- Funds not spent in 2025 (FY-25) will be carried forward into FY-26.
- The *Asset Management Plan* report to estimate useful life of MSTU assets and corresponding expenditure projections to fund maintenance will be updated during the 2026 planning process.

FY 2026 Millage

Options

1. Revenue Neutral: Adjust the current millage rate to maintain the FY-25 MSTU revenue level.
2. Millage Neutral: Maintain the current millage rate of 0.5000 mills, with the MSTU revenue level fluctuating each fiscal year, higher or lower, in tandem with Ad Valorem property values determined by the Property Appraiser.
3. Decrease the millage to a rate below the MSTU 0.5000 maxim, upon a motion passed by the Advisory Committee.
4. The Fiscal Year 2026 budget is effective October 1, 2025.
   - ❖ 0.5000 mills equate to $.50 assessed per $1,000 of Ad Valorem Taxable Value.

Committee Discussion

- MSTU millage is a small percentage of a property owner's total annual tax bill.
- Reducing the millage may limit the ability to keep up with inflation.
- The cost basis for new property owners in the community is much higher and a millage reduction impacts them favorably.
- Many identified capital expenditures will be made over several coming years, while additional revenues continue to accumulate.

Ms. Holmes motioned to maintain the current millage rate of 0.5000 mills per year for the Golden Gate Beautification MSTU. Second by Chair Spencer. Carried unanimously 3 – 0.

IX. OLD BUSINESS

Elite Concrete USA is installing concrete sidewalks on Coronado Parkway. Lucerne Road has not been paved.

X. NEW BUSINESS

A. Irrigation Extension - Pkwy Median 2 & New Bridge over Santa Barabara Canal

Mr. Schumacher met with Pam Lulich, Landscape Operations Manager, to discuss restoration of the irrigation and landscaping on Golden Gate Parkway, west of the Welcome sign at the intersection of Santa Barbara Blvd, and east toward the bridge over the canal.

- Irrigation plans prepared by McGee & Associates, Landscape Architects, for the proposed project were reviewed.
- Cost sharing responsibility between the County and the MSTU must be defined.
- A list of plants available for transfer from another County project will be provided for incorporation into the landscape design.
- Road Maintenance Division has proposed contribution up to $50,000.00 to the MSTU toward funding the project.
- The Road Maintenance Division will be responsible installing and maintaining the improvements.
- RM will proceed with posting a bid for the project.

The Committee agreed to consider the Road Maintenance Division contribution of up to $50,000.00 for the project.

B. Sunshine Irrigation Pump Station

Mr. Schumacher reported:

- The pump station and irrigation system on Sunshine Boulevard is down and not functioning.
- Agricultural Services International (ASI) diagnosed the system on-site and recommended a complete pump station replacement.
- ASI shas submitted a cost quote of $30,000.00 to install a *Rain Bird* Compact Low Profile VFD Pump Station.
- Upon verification of specifications, a Purchase Order will be issued.

XI. COMMITTEE MEMBER COMMENTS

XII. ADJOURNMENT

There being no further business to come before the Committee, the meeting was adjourned by the Chair at 5:08 P.M.

GOLDEN GATE MSTU ADVISORY COMMITTEE

_____

Patricia Spencer, Chair

The Minutes were approved by the Committee on _____, 2025 as presented _____ or as amended ____.

https://www.collierptne.com/mtsu/golden-gate-beautification-advisory-committee/

NEXT MEETING: **MAY 20, 2025 – 4:30 PM**
GOLDEN GATE COMMUNITY CENTER
4701 GOLDEN GATE PARKWAY
NAPLES, FL 34116

McGee & Associates
Landscape Architecture

Project: GOLDEN GATE BEAUTIFICATION, M.S.T.U. **Landscape Architect Report:** May 2025
Location: Sunshine Blvd.
Project Manager: Dan Schumacher, Collier County Public Services Department, Public Transportation & Neighborhood Enhancements Division
Consultant: McGee & Associates **Consultant's Representative:** Michael A. McGee, rla, isa
Landscape Contractor: A & M Property Management **Contractor's Representative:** Armando Yzaguirre
Observation Date: 5/6/2025 **Report Date:** 5/6/2025 **Report No.:** 7 (FY-25)

AC - Indicates major items recommended to be discussed by Advisory Committee **S** - Indicates items recommended to be addressed by staff, **C** - Indicates items recommended to be addressed by Contractor

LOCATION/WORK AREA	AC	S	C	R	MAINTENANCE SERVICES OBSERVATIONS & RECOMMENDATIONS	RESPONSE or COMMENTS
					MONTHLY ADDRESSED	Yellow - Items recommended to be addressed as soon as possible or renovation recommendations generally based upon vehicular or storm damage.
All locations		X	X		All areas are heavily water stressed due to irrigation system not functioning. All replacement plantings must be put on hold. Currently report items are being put on hold. A major renovation planting will be required to reestablish median landscapes.	
Median #1		X	X	3	South End: South tip of Juniper bed has 3-4 dead Juniper plants that need to be removed. Apparent decline would be contributed water stress, but spider mites and/or a blight may also have contributed.	
		X	X	14	North End: The Blueberry flax lily bed has lost over 50% of the plants. It is recommended at this point to remove the remaining flax lilies and renovate the bed with a different plant. Install (52) 2 gal., Zamia pumila – Coontie on 3 ft. centers 3 ft. off tree trunks, back of curbs and turf edges.	
		X	X	16	North end: Previous replacement Sabal palm has died and needs to be replaced. Match existing. This type of palm will require (2) bubblers and additional hand watering to survive its planting.	
		X	X	17	North end: (13) Juniper parsonii 3 gal. that need to be replanted as replacements.	
		X	X	17	Sand cordgrass bed: The bed has (6) plants are dead or missing and need to be replaced with 3 gal. size Sand cordgrass plants.	
		X	X	17	South end: (9) Juniper replacement plants have declined and/or dead due to sever water stress. Replant with 3 gal. Juniper parsonii.	
		X	X	17	Middle Bed: Yellow African iris plants (4) plant declined and/or dead. Replant with 1 gal. Yellow African iris.	
Median #2		X		11	At address 2224: A previously planted Tabebuia tree in the turf area at some point was removed and not replaced. It is recommended to install a Floss Silk tree. (Ceiba Speciosa 11'-13' Ht., 3.5 Cal., 5'-6' Spr., 36" dia. B&B or 65 Gal. size container.	
		X	X	17	South end: Area of previous auto damaged Juniper need to be renovated. Remove damaged or dead plants and install double row of (26) 3 gal. Juniper parsoni.	
		X	X	17	At address 2248: (10) renovation Yellow African Iris have declined and need to be replaced. Remove volunteer Blueberry Flax plants in Iris.	M&A 5/7/24: Remove volunteer Firangi Pangi tree in Iris bed.
		X	X	17	At address 2184: (1) Tabebuia Ipe has been removed. It is recommended to replant with the same Tabebuia Ipe tree. 11'-13' Ht., 3.5 Cal., 5'-6' Spr., 36" dia. B&B or 65 Gal. size container.	M&A 3/7/23: The tree planted at this location was a Yellow/Silver Trumpet tree and not an Ipe or Purple trumpet tree. Removal & replacement is recommended based upon trunk damage and the inability of this type of tree to become well rooted. In addition, the metal center support poles has not been removed after the installation of the Duckbill staking

LOCATION/WORK AREA	AC	S	C	R	MAINTENANCE SERVICES OBSERVATIONS & RECOMMENDATIONS	RESPONSE or COMMENTS
						system. M&A 9/5/23: The tree has been blown over by the recent winds. ~~The north duckbill anchor was installed about 12" not installed to its recommended 24" depth and as a result the tree pulled the anchor up.~~
		X	X	17	At address 2184: The Bougainvillea silhouettes are off color and are stunted in growth. Additional fertilization is highly recommended. Mulch should be pulled away from being in contact with the plant trunks.	M&A 2/8/23: (6) plants have declined and/or missing and need to be replaced. 3 gal. size. M&A 4/4/23: Plant count is now up to (10) plants and area is dry.
		X	X	17	At address 2160: (1) Tabebuia tree trunk has been girdled by staking straps. The girdling location has healed over but will remain a weak point for the main trunk. At this location an included bark branch union is present so reduce of this branch is recommended to reduce weight of the branch.	
		X	X	17	North End at 2052: Juniper parsoni have large amount of dead and brown foliage which appears to be result of insect (e.g. spider mites) or fungal disease. Contractor should review to treat issue and prune out dead foliage.	M&A 5/3/22: Contractor determined Juniper had a Blight disease and bed has been treated. Approx. 39-40 plants involved. M&A 12/6/22 (14) 3 gal. Juniper parsoni needed to finish replacements.
Median #3 - Pump Station Location- 5 hp, 6" well, VFD		X	X	11	At address 1944: Install (2) Dwarf Bougainvillea 'Helen Johnson' 3 gal. size.	
Median #4		X	X		No major issues observed.	
Median #5		X	X	17	(20+/-) renovation Blueberry flax plants have declined and need to be replaced. Issue appears to irrigation coverage. Install (20) 1 gal. Blueberry flax.	M&A 6/4/24: Based upon additional plants dying it is recommended the remaining Blueberry Flax lilies be removed and the area planted with Zamia. Install (25) 2 gal., Zamia pumila – Coontie on 3 ft. centers 3 ft. off tree trunks, back of curbs and turf edges.
Median #6		X	X	4	At address 1790 or South End: Juniper plantings have sustained vehicular damage as well as water stress causing approximately 50% of the Juniper plants to have dead foliage or entire plants are dead. It is recommended to remove all damaged and declined plants and then review for replacements or renovation.	
		X	X	6	At address 1740-1730: One Golden Tabebuia tree, flagged with white tape, has sever trunk issues due to unhealed previous pruning cuts and removal and replacement is recommended. Replace with Pink Trumpet tree, Handroanthus impetiginosus 11'-13' Ht., 3.5 Cal., 5'-6' Spr., 36" dia. B&B or 65 Gal. size container.	
		X	X	10	At address 1750 & 1760: ~~Prune back existing Bougainvillea to a 24-inch diameter.~~ Install (8) Dwarf Bougainvillea 'Helen Johnson' 3 gal. size.	
		X	X	16	At address 1720: Water stress has caused the decline of (~~13-15~~ 20) Iris plants that will need to be replaced with 3 gal. Yellow African iris plants.	M&A 6/4/24: Remove volunteer Blueberry Flax lilies.
		X	X	26	At address 1740: The Bougainvillea silhouettes are off color and are stunted in growth. Plants should be reviewed for irrigation coverage and additional fertilization. Mulch should be pulled away from being in contact with the plant trunks.	M&A 4/4/23: (~~26-30~~ 37) Bougainvillea plants have declined and/or dead. Recommended to remove all and replant bed with 3 gal. Bougainvillea 'Silhouettes'
18th Place SW Median	X	X			Recommendation: Remove all surface vegetation (Bougainvillea shrubs) and lower grade 3-inches. Install (7) 3 gal., Aechmea "Raspberry Bromeliad and mulch entire median with Rice Rock mulch to include filter cloth below Rice Rock mulch.	M&A 6/4/24: With rainy season approaching it is recommended preparations begin to renovate median as listed. M&A 11/5/24 with rainy season ending any replanting's will require truck watering at planting and for a period of establishment.
18th Ave. S.W. Median	X	X			Recommendation: Remove all surface vegetation and lower grade 3-inches. Install (8) 3	M&A 6/4/24: With rainy season approaching it is

LOCATION/WORK AREA	AC	S	C	R	MAINTENANCE SERVICES OBSERVATIONS & RECOMMENDATIONS	RESPONSE or COMMENTS
					gal., Aechmea "Raspberry Bromeliad and mulch entire median with Rice Rock mulch to include filter cloth below Rice Rock mulch.	recommended preparations begin to renovate median as listed. M&A 11/5/24 with rainy season ending any replanting's will require truck watering at planting and for a period of establishment.
					QUARTERLY ADDRESSED	
Accent/Street Lighting		X	X	3	Accent light were on at 11:00 AM in medians #5 & 6.	
	X				It is recommended all lights be reviewed for cleaning or replacements if needed. Some fixtures appear to have hazy and/or dirty lenses which reduce light levels.	
Lighting Electric Meters & Irrigation Controller Electric Source Locations					Lighting Electric Meter 2271 Sunshine Blvd., 1 SUN, Alley off 23rd Ave. SW Lighting Electric Meter & Irrigation Controller Electric, 1995 Sunshine Blvd., 2 SUN, Alley off 20th PL. SW Lighting Electric Meter 4642 18th Pl. SW, 3 SUN, North R/W	
Fertilizations:			X		Below is the April recommended fertilization for all roadways:	
					8-0-10 Ultra (Florikote Collier blend) 15 lb. per 1000 S.F. (6 - 50 lb.bags) Apply 1.5 bags to shrubs and ground covers only.	
Irrigation:		X	X		Previous month water use total per WeatherTrak controller estimate 0 gallons. Chart does not match water use. The irrigation system is not functioning properly. All areas are heavily water stressed. No water use chart provided.	

McGee & Associates
Landscape Architecture

Project: GOLDEN GATE BEAUTIFICATION, M.S.T.U.
Location: Coronado Parkway & Hunter Blvd.
Project Manager: Dan Schumacher, Collier County Public Services Department, Public Transportation & Neighborhood Enhancements Division
Consultant: McGee & Associates
Landscape Contractor: A & M Property Management
Observation Date: 5/6/2025

Landscape Architect Report: May 2025
Consultant's Representative: Michael A. McGee, rla, isa
Contractor's Representative: Armando Yzaguirre
Report Date: 5/6/2025
Report No.: 7 (FY-25)

AC - Indicates major items recommended to be discussed by Advisory Committee **S** - Indicates items recommended to be addressed by staff, **C** - Indicates items recommended to be addressed by Contractor

LOCATION/WORK AREA	AC	S	C	R	MAINTENANCE SERVICES OBSERVATIONS & RECOMMENDATIONS	RESPONSE or COMMENTS
					MONTHLY ADDRESSED	Yellow - Items recommended to be addressed as soon as possible or renovation recommendations generally based upon vehicular or storm damage. Red – Items if not immediately addressed will result in multiple plant loss.
Coronado Pkwy. - All locations		X	X		The irrigation coverage of the perennial peanut needs to be reviewed in Median #3, 4 east & west ends, 5 east & west ends, 6 east & west ends, 10 east & west ends, 11 east & west ends, and 12.	
		X	X		Many perennial peanut beds contain too many weeds that will result in a decline of the perennial peanut plantings. Continuous and early removal of weeds is important for this type of planting.	
		X			All areas need mulching now that replacement plantings have been installed.	
		X	X		It is recommended that all Perennial peanut plantings and replacement areas that are to remain shall have an application of 0-0-22-22S-11mg fertilizer and Legume Soil inoculant at 10 oz. per 100 s.f.	
	X	X			Recommended all paver areas be pressure washed and treated with "Wet & Forget" mold treatment spray.	
		X			Recommend reviewing all valve locations for green reflective markers that are missing.	
Median #1- Pavers		X			Pressure cleaning recommended	
Median #2- Pavers		X			Pressure cleaning recommended	
Median #3		X	X		Perennial peanut dry.	
Median #4		X	X		Iris & Perennial peanut dry.	
Median #5		X	X		Perennial peanut dry.	
Median #6		X	X		A previous storm damaged Alexander palm that was removed and the stump left behind needs to be replaced. Stump removal and replanting is recommended. (1) 10 ft. clear trunk size is recommended.	
Median #7		X	X		No major issues observed	
Median #8		X	X		No major issues observed	
Median #9 - Pavers		X	X		Pressure cleaning recommended	
Median #10		X	X	2	East end: Perennial peanut bed full of weeds.	
		X	X	17	At address 5327 & 5273: (4) Paurotis palm clumps need to be pruned for thinning and removal of dead or declining stems.	
Median #11 Bridge		X	X		No major issues observed	
Median #12		X	X	8	Middle of median: Alexander palm has severe trunk fugus damage due to a previous wound. It is recommended the palm be replaced. Excavate palm and replant with (1) 10 ft.	

McGee & Associates
Landscape Architecture

GOLDEN GATE BEAUTIFICATION, M.S.T.U. **Location:** Coronado Pkwy. & Hunter Blvd. **Report Date:** 5/6/2024 **Report No.:** 7 (FY25)

LOCATION/WORK AREA	AC	S	C	R	MAINTENANCE SERVICES OBSERVATIONS & RECOMMENDATIONS	RESPONSE or COMMENTS
					clear trunk Alexander palm.	
Median #13		X	X		No major issues observed	
Median #14		X	X		Recommend removal of rock / concrete debris in west end of median before mulching.	
		X	X	16	Repair 12 L.F. of paver border, remove & replace soldier course edge to include compacted base and mortar edging. Base shall extend 12-inches beyond current edge of pavers.	
Hunter Blvd. - All locations		X	X		All areas where perennial peanut plants were removed to install Liriope plants have large amounts of perennial peanut re-sprouting in the beds. New sprouts should be treated with herbicide before mulch is applied.	
		X	X		All locations with perennial peanut planting shall have a Legume Soil Inoculant product applied as soon as possible, as well as an application of 0-0-22-22S-11mg fertilizer.	
	X	X			Recommended all paver areas be pressure washed and treated with “Wet & Forget” mold treatment spray.	
		X	X	7	Mulch needed for medians 1, 2, 3, 4, 5, 6 & eastern half of median 8.	M&A 10-1-24: Recommended mulch be placed in November following rainy and hurricane season. M&A 12/3/24: All areas should be mulched.
Median #1		X	X		No major issues observed	
Median #2		X	X		North end: (25) Recently planted Liriope plants are in decline, dead, or missing. Bed is also dry.	
Median #3		X	X		South end: (6) Recently planted Liriope plants are in decline, dead, or missing. Bed is also dry.	
		X	X		North end: (50+/-) perennial peanut are missing. Fill in with one gal. size Golden Glory.	
		X	X		At address 2340: (7) Bougainvillea Miss Alice (white) are in decline, dead, or missing. Recommend replanting with 3 gal. size type plants.	
		X	X		At address 2330: (9) Bougainvillea Miss Alice (white) are in decline, dead, or missing. Recommend replanting with 3 gal. size type plants.	
Median #4		X	X		At address 2300: (35+/-) perennial peanut are missing. Fill in with one gal. size Golden Glory.	
		X	X		North end:(13) Recently planted Liriope plants are in decline, dead, or missing. Bed is also dry.	
Median #5 **Pump station –** Median #5, 7.5 hp, 8” well feeds Hunter & Coronado, Hydropoint Controller in median		X	X		South end: Perennial peanut is over 50% missing. Recommend remove remainder and replant area with seven staggered rows of (120) Liriope ‘Big Blue’, 18” o.c. in 1 gal. size. New plantings are to have offsets as follows: 3-4 feet off tree trunks, 2-feet from back of curb & 3-feet off paver edges.	
Median #6		X	X		South end:(20+/-) perennial peanut are missing. Fill in with one gal. size Golden Glory.	
		X	X	5	At address 2018: (1) Jatropha tree is missing. Replant with 6 ft. overall ht. multi-stem plant.	
Median #7		X	X		At address 1991: Fire burnt one Iris. Remove dead foliage from all Iris plants. Review irrigation median appears dry.	
Median #8		X	X		East end: The recently planted perennial peanut look very bad. (25+/-) are in decline, dead, or missing. Some foliage is dwarfed which is an indicator of too much herbicide others are very yellow which could be over watering related or nutritional. Application of	

McGee & Associates
Landscape Architecture

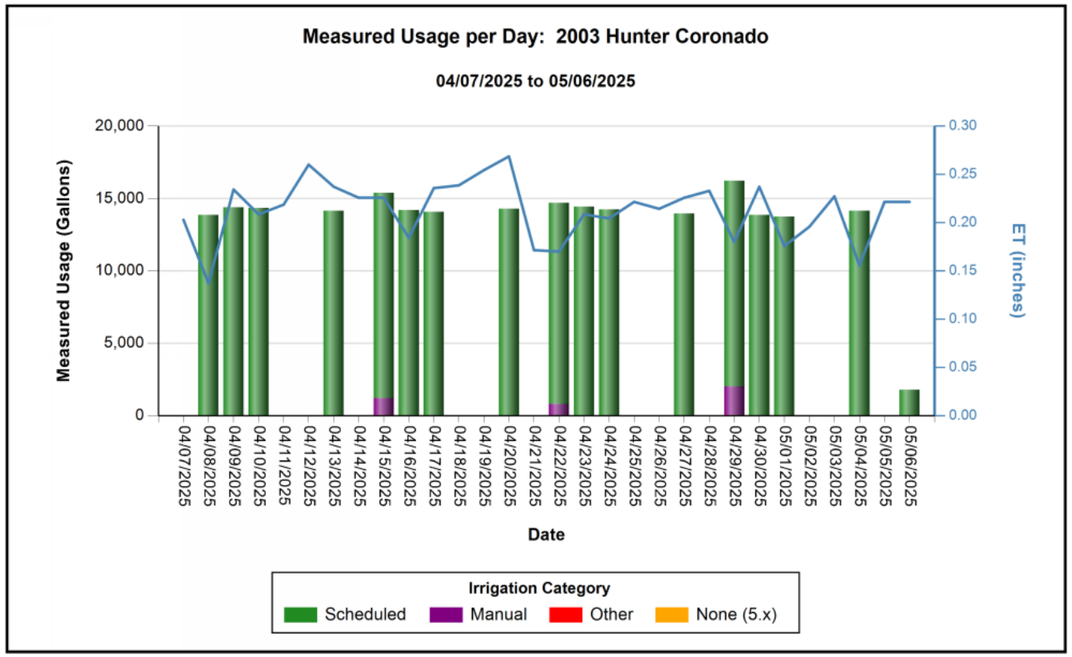
GOLDEN GATE BEAUTIFICATION, M.S.T.U. **Location:** Coronado Pkwy. & Hunter Blvd. **Report Date:** 5/6/2024 **Report No.:** 7 (FY25)

LOCATION/WORK AREA	AC	S	C	R	MAINTENANCE SERVICES OBSERVATIONS & RECOMMENDATIONS	RESPONSE or COMMENTS
					0-0-22-22S-11mg fertilizer is highly recommended.	
		X	X		West end: (26) Recently planted Liriope plants are in decline, dead, or missing.	
Median #9		X	X		West end:(25+/-) perennial peanut are missing. Fill in with one gal. size Ecoturf.	
Median #10		X	X		Review perennial peanut plantings for weeds.	
		X	X	18	Apply Legume Soil Inoculant product as soon as possible, as well as an application of 0-0-22-22S-11mg fertilizer.	.
Median #11		X	X		No major issues observed	
Median #12		X	X	18	Median: Repair 12 L.F. of paver border, remove & replace soldier course edge to include compacted base and mortar edging. Base shall extend 12-inches beyond current edge of pavers.	
					QUARTERLY ADDRESSED	
Fertilization:		X	X		Below is the April recommended fertilization for all roadways:	
					Apply 3–50 lb. bags of 8-0-10 and 1-50 lb. 0-0-22 between both roadways 8-0-10 Ultra (Florikote Collier blend) 15 lb. per 1000 S.F. (6 - 50 lb.bags) | 0-0-22-22S-11Mg 4.6 lbs. per 1000 S.F. (50 lbs.(1-50 lb. bag)	
General Irrigation:					Previous month water use total per WeatherTrak controller estimate 231,653 gallons.	

Collier County
Site: Golden Gate MTSU
09105378 - 2003 Hunter Coronado

Single Controller
Measured Usage History Report

WeatherTRAK



McGee & Associates

Landscape Architecture

Project: GOLDEN GATE BEAUTIFICATION, M.S.T.U. **Landscape Architect Report:** May 2025
Location: Tropicana Blvd.
Project Manager: Dan Schumacher, Collier County Public Services Department, Public Transportation & Neighborhood Enhancements Division
Consultant: McGee & Associates **Consultant's Representative:** Michael A. McGee, rla, isa
Landscape Contractor: A & M Property Management **Contractor's Representative:** Armando Yzaguirre
Observation Date: 5/6/2025 **Report Date:** 5/6/2025 **Report No.:** 7 (FY-25)

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LOCATION/WORK AREA	AC	S	C	R	MAINTENANCE SERVICES OBSERVATIONS & RECOMMENDATIONS	RESPONSE or COMMENTS
					MONTHLY ADDRESSED	Yellow - Items recommended to be addressed as soon as possible or renovation recommendations generally based upon vehicular or storm damage.
All locations:		X	X		Recommend all irrigation heads within Juniper plantings be reviewed for pruning foliage or branches away.	
		X	X		Recommend all light poles be reviewed to prune foliage away from bases.	
		X			It is recommended that all areas be mulched.	
	X	X			Recommended all paver areas be pressure washed and treated with "Wet & Forget" mold treatment spray.	
Median #1	X	X			Review irrigation newly planted Liriope plants are dry.	
Median #2		X	X	17	The existing quick coupler valve box is broken and deformed and needs to have the top box and lid removed and new ones installed.	
Pedestrian shelter at 31st Ave. SW		X			Pavers should be cleaned	
Median #3 Bridge		X	X	9	North end: On tip of median 3 Juniper have been runover and removal and replacement is recommended. (3) Juniper parsonii 3 gal. size.	
Median #4		X	X	5	North end: Remove volunteer Oyster plants and Asparagus fern in Juniper plants.	
		X	X	18	At address 2930: Recommend removing two Crape myrtles and replace with (2) Crape Myrtle 'Natchez', White, 30 gal., 2" cal., 8'-10' ht., 5'-6' spr., Multi-stem (4 min.). Will require (1) bubbler location with (2) adjustable flood bubblers per tree.	
Pedestrian Shelter- 28th Ave. SW		X			Pavers should be cleaned	
Median #5		X	X	16	At address 2672: Holly tree has totally defoliated, and main trunk bark is cracking. Decline would contribute to mature age of 16+/- years and past site conditions. Recommendation is to schedule removal by excavation and replant with Ilex x attenuate – East Palatka Holly 10' Ht., 3' spr., 3.5" cal. in 65 gal. container	Hand dig, or deep stump grind?
		X	X	17	At address 2600-2582: Holly tree has totally defoliated, root system is rotting, main trunk has severe rot due to previous pruning wounds not compartmentalizing and healing over. Recommendation is to schedule removal by excavation and replant with Ilex x attenuate – East Palatka Holly 10' Ht., 3' spr., 3.5" cal. in 65 gal. container	Hand dig, or deep stump grind?
		X	X	17	At address 2520: ~~Remove volunteer Crape myrtles growing in Bougainvillea bed.~~	M&A 11/7/22: it is recommended due to the amount of shade over this planting location that the existing Bougainvillea and Crape myrtle sprouts be removed, and the area planted with Bromeliads. (45) Neoregelia carolinae 'Tricolor', 6" pots, 24" o.c.+/-, first row 4' off back of curb. M&A 9/5/23: It appears carpe myrtle sprouts have been treated with herbicide.

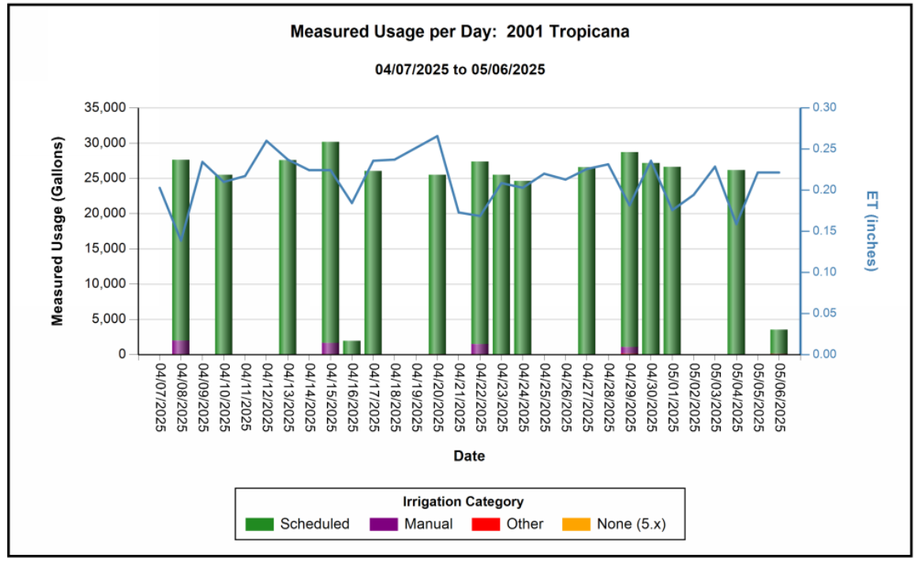
GOLDEN GATE BEAUTIFICATION, M.S.T.U. **Location:** Tropicana Blvd. **Report Date:** 5/6/2025 **Report No.:** 7 (FY-25)

LOCATION/WORK AREA	AC	S	C	R	MAINTENANCE SERVICES OBSERVATIONS & RECOMMENDATIONS	RESPONSE or COMMENTS
		X		2	At address 2600: Recommend Oak, 18" caliper, 50% damaged in main trunk from broken off large branch be monitored yearly.	M&A 6/6/23: This Oak is adjacent to the declined Holly tree at address 2701 that is being recommended for removal and replacement. It is recommended that this Oak tree be coordinated for removal by excavation and replace with Quercus virginiana 'Cathedral' 11'-13' ht., 3.5 cal., 5' spr. 36" dia. root ball or 65 gal. container.
Median #6 (Pavers only)		X	X		No major issue observed. Recommended pavers be pressure washed and treated with "Wet & Forget" mold treatment spray.	
					QUARTERLY ADDRESSED	
Accent/Street Lighting		X		8	Multiple accent lighting fixtures appear to have corroded metal edges and hazy and/or dirty lenses which reduce light levels. It is recommended all lights be reviewed for cleaning or replacements if needed.	
		X		8	Median #1 south light pole fixture has been turned out of alignment with the median.	
Lighting Disconnect & Sensor Locations					East R/W between 13th Ave. & PL. Lighting Disconnect & Sensor West Alley off 28th Ave. SW Lighting Disconnect & Sensor West R/W in Alley between G.G. Pkwy. & 26th PL. SW, Lighting Disconnect & Sensor West R/W at corner of 30th PL. SW & Tropicana Lighting Disconnect & Sensor	
Fertilizations:		X	X		Below is the April recommended fertilization for all roadways:	
					The turf 16-0-8 should be deleted for Sunshine Blvd. This would reduce 6-50 lb. bags to approximately 3-50 lb. bags for Tropicana only.	Comment.
Irrigation:		X			Previous month water use total per WeatherTrak controller estimate 380,720 gallons.	

Collier County
Site: Golden Gate MTSU
09012040 - 2001 Tropicana

Single Controller
Measured Usage History Report

WeatherTRAK



Golden Gate M.S.T.U.
Fund 1621
May 20, 2025

	FY-25	Vendor	Item	PO#	Budget	Commitments	Expenditures	Available
1	MILLAGE COLLECTED & INTEREST		MSTU Revenues		$ (743,200.00)	$ -	$ (726,442.28)	$ (16,757.72)
2	CARRY FORWARD		Unexpended Prior Year Funds		$ (2,006,206.25)	$ -	$ -	$ (2,006,206.25)
3	**ALL REVENUES**				**$ (2,749,406.25)**	**$ -**	**$ (726,442.28)**	**$ (2,022,963.97)**
		McGee & Associates	Landscape Architect (FY-25)	4500234204		$ 15,922.95	$ 10,157.05	
		McGee & Associates	Landscape Architect (FY-24)	4500228494		$ -	$ 1,308.30	
4	ENG. FEES & OTHERS (631403)				$ 34,758.25	$ 15,922.95	$ 11,465.35	$ 7,369.95
5	INDIRECT COST REIMBURSE (634970)	Collier County	Indirect Cost	Direct Pay	$ 4,700.00	$ -	$ 4,700.00	$ -
		A&M Property Maintenance		4500233652		$ 14,336.16	$ 20,663.84	
6	LANDSCAPE INCIDENTALS (634990)				$ 30,000.00	$ 14,336.16	$ 20,663.84	$ (5,000.00)
		A&M Property Maintenance		4500233652		$ 12,645.00	$ 102,355.00	
7	OTHER CONTRACTUAL (634999)				$ 222,000.00	$ 12,645.00	$ 102,355.00	$ 107,000.00
		Tree Scaping	Tree & Palm - Pruning	4500234124		$ 40,000.00	$ -	
		Tree Scaping	Tree & Palm - Removal	4500235294		$ 5,000.00	$ -	
		Naples Electric Motor Works	Pump Station Services	4500234617		$ 3,000.00	$ -	
		Lykins Signtek & Development	Welcome Sign	4500232891		$ -	$ 6,548.00	
8	OTHER CONTRACTUAL (639990)				$ 36,548.00	$ 48,000.00	$ 6,548.00	$ (18,000.00)
9	ELECTRICITY (643100)	FPL	Electricity	4700005162	$ 3,500.00	$ 1,632.09	$ 1,867.91	$ -
10	INSURANCE GENERAL(645100)	Collier County	Insurance	Direct Pay	$ 600.00	$ 150.00	$ 450.00	$ -
11	SPRINKLER SYSTEM(646311)	SiteOne	Irrigation Parts & Pumps	4500234777	$ 10,000.00	$ 3,665.16	$ 1,334.84	$ 5,000.00
12	MULCH(646318)	Southeast Spreading			$ 25,000.00	$ 16,625.00	$ -	$ 8,375.00
		Grainger	Sign Bulb	P-Card		$ -	$ 23.59	
		Simmonds Electrical	Electrical Services	4500234109		$ 5,000.00	$ -	
13	LIGHTING MAINTENANCE(646451)				$ 5,000.00	$ 5,000.00	$ 23.59	$ (23.59)
14	LICENSE & PERMITS(649010)				$ 2,000.00	$ -	$ -	$ 2,000.00
		Facilities	US Flags			$ -	$ 300.14	
		Premier Staffing	Transcription	4500234229		$ 1,938.40	$ 1,039.50	
		Naples Christmas Lighting DBA Sight I	Holiday Decorations	4500234277		$ -	$ 2,975.00	
15	OTHER MISCELLANEOUS (649990)				$ 5,000.00	$ 1,938.40	$ 4,314.64	$ (1,253.04)
16	OFFICE SUPPLIES (651110)				$ 100.00	$ -	$ -	$ 100.00
17	COPYING CHARGES(651210)	J.M. Todd	Copier CPC	4500234730	$ 200.00	$ 55.92	$ 94.08	$ 50.00
18	FERT HERB CHEM(652310)	Howard Fertilizer		4500234102	$ 5,000.00	$ 398.00	$ 1,602.00	$ 3,000.00
19	OTHER OPERATING (652990)				$ 500.00	$ -	$ -	$ 500.00
20	**OPERATING EXPENSES**				**$ 384,906.25**	**$ 120,368.68**	**$ 155,419.25**	**$ 109,118.32**
21	PTNE STAFF & DIVISION OVERHEAD (911011)				$ 67,400.00	$ -	$ 67,400.00	$ -
22	PROPERTY APPRAISER (930600)				$ 5,400.00	$ -	$ 3,979.01	$ 1,420.99
23	TAX COLLECTOR (930700)				$ 14,500.00	$ -	$ 13,997.66	$ 502.34
24	**COUNTY OVERHEAD**				**$ 87,300.00**	**$ -**	**$ 85,376.67**	**$ 1,923.33**
25	IMPROVEMENTS GENERAL (763100)				$ 2,277,200.00	$ -	$ -	$ 2,277,200.00
26	**CAPITAL PROJECTS**				**$ 2,277,200.00**	**$ -**	**$ -**	**$ 2,277,200.00**
27	**ALL EXPENSES**				**$ 2,749,406.25**	**$ 120,368.68**	**$ 240,795.92**	**$ 2,388,241.65**
28	**FY-25 BUDGET GRAND TOTAL**		= ALL REVENUES - ALL EXPENSES		**$ -**	**$ 120,368.68**	**$ (485,646.36)**	**$ 365,277.68**

Golden Gate M.S.T.U.
Fund 1621
May 20, 2025

516,253,177	FY 13 Final Taxable Value	7.8%			
533,888,677	FY 14 Final Taxable Value	3.4%			
575,541,732	FY 15 Final Taxable Value	7.8%			
611,031,317	FY 16 Final Taxable Value	6.2%			
673,743,701	FY 17 Final Taxable Value	10.3%			
749,340,700	FY 18 Final Taxable Value	11.2%			
813,136,298	FY 19 Final Taxable Value	8.5%			
885,583,987	FY 20 Final Taxable Value	8.9%			
987,248,891	FY 21 Final Taxable Value	11.5%			
1,067,233,321	FY 22 Final Taxable Value	8.1%			
1,214,827,173	FY 23 Final Taxable Value	13.8%			
1,351,201,209	FY 24 Final Taxable Value	11.2%			
$1,473,376,239	**FY 25 Gross Taxable Value**				
8.94%	**Adjustment FY 24 to FY 25**		+9.1% Average		
	FY 25 Gross MSTU Revenue	FY 24			
Millage	**0.5000**	0.5000	**0.5 mill cap**		
Tax Dollars	**$736,688**	$675,601	**$129,275**	**Increase**	

Total Available Balance	**$ 2,388,241.65**
Plus Commited And Not Spent	**$ 120,368.68**
Estimated Cash	**$ 2,508,610.33**

Prepared 04.11.2025 TC



GOLDEN GATE M.S.T.U. ADVISORY COMMITTEE

8300 Radio Road
Naples, FL 34104
April 15, 2025

MINUTES

I. CALL TO ORDER

The meeting was called to order at 4:31 P.M. by Chair Spencer. Attendance was called and a quorum of three was established.

II. ATTENDANCE

Advisory Committee	Patricia Spencer – Chair
	Paula Rogan – Vice Chair (Excused)
	Florence "Dusty" Holmes
	Ron Jefferson
	Open Seat
Staff	Brian Wells – PTNE Director (Excused)
	Dan Schumacher – Project Manager
Landscape	Mike McGee – Landscape Architect, McGee & Associates
	Armando Yzaguirre – Grounds Maintenance, A & M Property Maintenance (Excused)
Others	Wendy Warren – Transcription, Premier

III. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

IV. APPROVAL OF AGENDA

Chair Spencer motioned to approve the Agenda of the Golden Gate MSTU Advisory Committee as presented. Second by Mr. Jefferson Carried unanimously 3 - 0.

V. APPROVAL OF MINUTES – March 18, 2025

Mr. Jefferson moved to approve the Golden Gate MSTU Advisory Committee meeting minutes of March 18, 2025, as presented. Second by Ms. Holmes. Carried unanimously 3 - 0.

VI. LANDSCAPE MAINTENANCE REPORT

In Mr. Yzaguirre's absence, **Mr Schumacher** reported on landscaping conditions.

- Routine landscape maintenance services have been performed on all MSTU roadways.
- Plants were installed on Tropicana Boulevard.
- Sunshine Boulevard median refurbishments are pending resolution of the irrigation issues.

Mulch

- A Purchase Order for County brown mulch was requested from Southeast Spreading.

Tree Pruning

- Tree Scaping Of Naples completed trimming palms and hardwood trees week ending March 22, 2025.

VII. LANDSCAPE ARCHITECT'S REPORT – McGee & Associates

Mr. McGee summarized the April 1, 2025, observation report.
(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*

A. Sunshine Boulevard
B. Coronado Parkway & Hunter Boulevard
C. Tropicana Boulevard

Comments

Mr. McGee reported:

All locations

- Mulch medians where replacement plants were installed.
- Increase irrigation schedule in dry areas.
- Recommend spring fertilization for all roadways.
- Review accent lighting fixtures for cleaning and/or replacement.
- Clean all paver areas with "Wet & Forget Outdoor" mold and mildew remover.

Sunshine Boulevard

- Accent lights in medians #5 and #6 are on all day.
- Median areas are stressed due to irrigation not functioning. Plant replacements are on hold.

Coronado Parkway and Hunter Boulevard

- Remove weeds in Perennial Peanut beds to prevent decline in plantings.
- Recommend Perennial Peanut beds have an application of 0-0-22-22S-11mg fertilizer and Legume Soil Inoculant quarterly.
- Hunter Blvd.
  Median #6
  - Pruned and clean out Paurotis palm clumps.
  - Plant a multi-stem Jatropha tree at address 2018.

  Median#12

- Repair paver border.

Tropicana Boulevard

- Recommend all irrigation heads in the area of Juniper plantings be reviewed for pruning.
- Prune foliage away from base of light poles.
- Median #4: Recommend removal and replacement of two Crape Myrtles.
  Median #4: Remove Holly tree and replant with East Palatka Holly.

VIII. PROJECT MANAGER'S REPORT

Mr. Schumacher reported:

A. Budget Report

(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*

Golden Gate MSTU Fund 1621 Budget for April 15, 2025, prepared April 11, 2025.

- Purchase Orders
  1. FPL - electricity.
  2. A & M Property Maintenance – ground maintenance.
     a. Incidentals – landscape plants, materials, and refurbishment.
     b. Maintenance – regular landscape & irrigation maintenance.
  3. Howard Fertilizer – fertilizer.
  4. Lykins-Signtek – "Welcome Sign"
  5. McGee & Associates – landscape architectural services.
  6. Naples Christmas Lighting – Holiday decorations.
  7. Naples Electric motor Works (NEMW) – pump station maintenance.
  8. Premier Staffing – transcription services.
  9. Simmonds Electrical – electrical maintenance and repairs.
  10. SiteOne Landscape Supply – irrigation parts & components.
  11. Southeast Spreading – mulch.
  13. Tree Scaping of Naples – tree pruning and removal.

- Budget Summary
  1. Line 1, Revenues and Interest – Of the $743,200 budgeted, $719,745 has been collected and $23,454 remains to be collected.
  2. Line 2, Carry Forward – Unexpended Prior Year (2024) Funds $2,006,206.
  3. All Revenues – Of the $2,749,406 budgeted, $719,745 has been collected leaving an available balance of $2,029,660 (the sum of lines 1 and 2) minus Expenditures.
  4. Line 21, Operating Expense – Of $384,906 budgeted, $127,346 is committed on to existing Purchase Orders and $123,441 is expended, leaving the remainder of $134,118 available within budget for additional operating expenses as needed.
  5. Line 25, County Overhead – Of the $87,300 budgeted, $85,376 has been transferred, and a balance of $2,923 remains for transfer (PTNE Staff & support, Property Appraiser, & Tax Collector).
  6. Line 27, Capital Projects – A balance of $2,277,200 remains for improvement projects.

7. Line 27, All Expenses – Of $2,749,406 budgeted, $127,346 is committed in existing Purchase Orders, $208,818 has been expended, leaving a remainder of $2,498,925 available for MSTU expenditures.
8. Line 28, FY-25 Budget Grand Total – budgeted Revenues (Line 3) and All Expenses (Line 32) are equal and cancel-out, $127,346 remains committed to existing Purchase Orders, collected Revenues exceed Expenses by $510,927 and $383,581 are Unexpended.

- General
  1. MSTU Tax Rate: One-half (0.5000) Mills is for beautification improvements and maintenance within the taxing district.
  2. The Ad Valorem taxable value increased 8.94% for fiscal year 2025 over 2024 generating additional revenue of $129,275.
  3. Tax millage and interest collected by the Golden Gate Beautification MSTU may only be utilized by the MSTU and within the MSTU district boundary.

Mr. Schumacher noted:

- A Purchase Order for County brown mulch has been issued to Southeast Spreading.
- Quote proposals will be solicited from Lumec and Sternberg for streetlamp conversion to LED. The purchase of the lamps will be funded by the Capital Projects category.
- The Capital Projects category will fund pump station repairs, the proposed irrigation and landscape project(s) on Golden Gate Parkway.
- Uncommitted funds available within budget are available for transfer to other categories upon approval by the Committee.
- The Office of Budget Management (OMB) will be consulted regarding the addition of a note in the FY-26 budget to identify $150,000 in the Capital Improvements category dedicated to funding expenses incurred for disaster/ catastrophic events, perhaps per MSTU roadway.
- The Ad Valorem taxable value increased 8.94% for fiscal year 2025 over 2024 generating additional revenue of $129,275.
- Funds not spent in 2025 (FY-25) will be carried forward into FY-26.
- The *Asset Management Plan* report to estimate useful life of MSTU assets and corresponding expenditure projections to fund maintenance will be updated during the 2026 planning process.

FY 2026 Millage

Options

1. Revenue Neutral: Adjust the current millage rate to maintain the FY-25 MSTU revenue level.
2. Millage Neutral: Maintain the current millage rate of 0.5000 mills, with the MSTU revenue level fluctuating each fiscal year, higher or lower, in tandem with Ad Valorem property values determined by the Property Appraiser.
3. Decrease the millage to a rate below the MSTU 0.5000 maxim, upon a motion passed by the Advisory Committee.
4. The Fiscal Year 2026 budget is effective October 1, 2025.
   - ❖ 0.5000 mills equate to $.50 assessed per $1,000 of Ad Valorem Taxable Value.

Committee Discussion

- MSTU millage is a small percentage of a property owner's total annual tax bill.
- Reducing the millage may limit the ability to keep up with inflation.
- The cost basis for new property owners in the community is much higher and a millage reduction impacts them favorably.
- Many identified capital expenditures will be made over several coming years, while additional revenues continue to accumulate.

Ms. Holmes motioned to maintain the current millage rate of 0.5000 mills per year for the Golden Gate Beautification MSTU. Second by Chair Spencer. Carried unanimously 3 – 0.

IX. OLD BUSINESS

Elite Concrete USA is installing concrete sidewalks on Coronado Parkway. Lucerne Road has not been paved.

X. NEW BUSINESS

A. Irrigation Extension - Pkwy Median 2 & New Bridge over Santa Barabara Canal

Mr. Schumacher met with Pam Lulich, Landscape Operations Manager, to discuss restoration of the irrigation and landscaping on Golden Gate Parkway, west of the Welcome sign at the intersection of Santa Barbara Blvd, and east toward the bridge over the canal.

- Irrigation plans prepared by McGee & Associates, Landscape Architects, for the proposed project were reviewed.
- Cost sharing responsibility between the County and the MSTU must be defined.
- A list of plants available for transfer from another County project will be provided for incorporation into the landscape design.
- Road Maintenance Division has proposed contribution up to $50,000.00 to the MSTU toward funding the project.
- The Road Maintenance Division will be responsible installing and maintaining the improvements.
- RM will proceed with posting a bid for the project.

The Committee agreed to consider the Road Maintenance Division contribution of up to $50,000.00 for the project.

B. Sunshine Irrigation Pump Station

Mr. Schumacher reported:

- The pump station and irrigation system on Sunshine Boulevard is down and not functioning.
- Agricultural Services International (ASI) diagnosed the system on-site and recommended a complete pump station replacement.
- ASI shas submitted a cost quote of $30,000.00 to install a *Rain Bird* Compact Low Profile VFD Pump Station.
- Upon verification of specifications, a Purchase Order will be issued.

XI. COMMITTEE MEMBER COMMENTS

XII. ADJOURNMENT

There being no further business to come before the Committee, the meeting was adjourned by the Chair at 5:08 P.M.

GOLDEN GATE MSTU ADVISORY COMMITTEE

Patricia Spencer

Patricia Spencer, Chair

The Minutes were approved by the Committee on May 20, 2025 as presented ✓ or as amended ____.

https://www.collierptne.com/mtsu/golden-gate-beautification-advisory-committee/

NEXT MEETING: **MAY 20, 2025 – 4:30 PM**
GOLDEN GATE COMMUNITY CENTER
4701 GOLDEN GATE PARKWAY
NAPLES, FL 34116

GOLDEN GATE COMMUNITY CENTER ADVISORY BOARD (GGCCAB)
MEETING MINUTES
04/07/2025

ADVISORY BOARD MEMBERS PRESENT:

KAYDEE TUFF, ADVISORY BOARD CHAIR

ANGELA RICHBERG, ADVISORY BOARD MEMBER

CONSTANCE BETTINGER, ADVISORY BOARD MEMBER

ADVISORY BOARD MEMBERS NOT PRESENT:

WILLIE BRICE, ADVISORY BOARD MEMBER

LIZETTE HOMAR-RAMOS, ADVISORY BOARD MEMBER

ALSO PRESENT:

RAY CORIANO, GGCC SUPERVISOR – PARKS & RECREATION

SIDNEY KITTILA, REGIONAL MANAGER (REGION 2) – PARKS & RECREATION

MARIAH BOSETTI, GGCC TRANSCRIPTIONIST – PARKS & RECREATION

EVELYN TRIMINO, MANAGER, FINANCIAL OPERATIONS – GROWTH MANAGEMENT'S DEPARTMENT OPERATIONS & REGULATORY MANAGEMENT

I. Call to Order
Ms. Tuff called the Meeting to order at 6:03 PM.

II. Attendance/Establish a Quorum
Roll Call was taken. Mr. Brice and Ms. Homar-Ramos were not present. A quorum was established.

III. Pledge of Allegiance
Ms. Tuff asked Mr. Coriano to lead the Pledge of Allegiance.

IV. Approval of Agenda
Ms. Tuff called for a motion to approve the Meeting Agenda, Ms. Bettinger entered the motion, it was seconded by Ms. Richberg. All members were in favor. The motion was carried.

V. Approval of Minutes – March 3rd, 2025
Ms. Tuff called for a motion to approve the Meeting Minutes from March 3rd, 2025. Ms. Bettinger entered the motion; it was seconded by Ms. Richberg. All members were in favor. The motion was carried.

VI. Public Comments

VII. Monthly Budget Report
Mr. Coriano gave the Budget overview for the month of March.

FY2025 Budget Amended: $553,700.00
Total Actuals: $235,651.84
Available: $401,343.72

1. **Revenues**
   a. **FY2025 Amended: $954,400.00**
   b. **Actual Monthly Revenues for GGCC: MARCH: $49,993.79**
   c. **FY2025 Total Actuals: $774,691.00**
   d. **Available: $179,709.00**
   At 81.2% Consumption on Revenue for FY2025.
2. **Operating Expenses:**
   a. **FY2025 Amended: $749,000.00**
   b. **Actual Monthly Expenses for GGCC: MARCH: $14,629.36**
   c. **FY2025 Total Actuals: $206,962.31**
   d. **Available: $229,093.57**
   At 69.4% Consumption on Expenses for FY2025.

Mr. Coriano introduced Ms. Evelyn Trimino, Manager for Financial Operations from Collier County Growth Management's Department Operations & Regulatory Management Division.

Mr. Trimino stated that Mr. Gomez, Parks & Recreation Regional Manager and Mr. Hanrahan, Parks & Recreation Assistant Director are working on the initial Budget inputs now. Last year they were tasked with keeping the Budget at normal, within 4.25% of an increase throughout the entire fund. This year they are asking for 3%. Ms. Trimino stated it's not that we have to reduce the Budget by 3%, it's that we can't go over more than 3%. They look at the past three fiscal years, and they do an analysis of the average of the last three years and see where we are at, and where we should be. One of the things that we look at is to make sure that what we are spending money on, that we also have enough money to maintain. Golden Gate is actually one of the better-looking cost centers. Right now, we are at 3.1% and that was not by reducing the Budget drastically, like we've had to do with a lot of the Parks.

day the County Manager and the BOCC make the final decision. Ms. Tuff stated that she thinks that a County Commissioner would definitely give the go ahead with using MSTU money if it meant moving forward with some of these projects.

Mr. Coriano and the Board thanked Ms. Trimino for coming in to talk with them.

VIII. Community Center & Wheels Park Facilities Updates

Mr. Coriano gave updates on the following items:

A. Community Center:

1. Field Gazebo

The gazebo is on Facilities schedule to come and tear it down. Both Ms. Tuff and Ms. Bettinger wanted to ensure that any bricks/plaques with names on them be saved.

Ms. Tuff called for a Motion to move forward with the demolition of the gazebo, while still retaining the dedication plaques and bricks. Ms. Bettinger entered the motion; it was seconded by Ms. Richberg. All members were in favor. The motion was carried.

2. Restroom Floors

We had some different vendors come out, but the way it's looking right now. We are going to be looking at a full renovation for both sets of bathrooms because it's too much (both in cost and hassle finding contractors & quotes) to be moving partitions, etc. out & back in. Floors, cabinets, partitions, basically everything.

3. Ice Maker

We got in the new ice maker. Facilities came over to set/hook it up. They took the old one out for disposition.

4. A/C Unit in Auditorium

The second air conditioning unit for the Auditorium went out. Now we have to replace that unit as well. We are looking at an estimate of $17k for the new unit plus installation.

B. Wheels Skate & BMX Park

1. Skate Park

Mr. Johnson, with Ramp Doctors is working with the vendor on ordering the Skate Lite for the ramps at the Skate Park. They just need to figure out how they are going to get it front the east coast to the west coast.

The BMX Gold Cup will be held on April 25th. He highly encouraged the Board members to stop by.

Mr. Coriano informed the Advisory Board that there was, what we thought was a leak in the roof at the Wheels building. It was not just a leak. The entire roof will need to be replaced in its entirely. Contractor will be assigned to replace the roof. No estimate on cost yet.

2. Announcing Tower Tarp Replacement

SunMasters backed out of the job; so, we must go back on the hunt for another company.

IX. Old Business

Mr. Coriano didn't have anything to add.

Ms. Tuff stated that one of the things on the Budget that she had always wondered about was the amount of money that we spend on "Indirect Cost Reimbursement". We've never really been able to get that flushed out, so that we can see exactly what we are paying for. She added that one of the Board's concerns is that if these indirect costs are being already paid as a park for Collier County, we didn't want to be paying them again. It just seems fair that we should be able to see what those fees are. She asked Ms. Trimino is she could make that happen; the Board would really appreciate it. Ms. Trimino stated that she would look into that and give Mr. Coriano or Ms. Kittila the answer to pass on.

Ms. Tuff also stated that park staff leadership, in the past, have had the ability to have their own credit card for purchasing. Now, with their credit cards being taken from them, the way it's set up, it's not efficient. The amount of time that it takes to order things, and then having to go wait on someone else to get to, is not helpful. Ms. Trimino stated that is the way that they do things across Growth Management, anything that has to do with money is centralized with her team. Her team is responsible for ordering, processing, they have the order from beginning to the end. She's not sure what the delays have been.

Ms. Trimino stated that Regional Managers have a P-card. Apart from two areas (for reasons of proximity). That is management that makes that determination on who can have a P-card. She stated that they were trying to clear up some of those small kinks. Especially at the beginning, there was a learning curve on both ends. The big reason that we have it centralized, was a direction that was given to us by upper management, to try to reduce expenses.

Ms. Tuff asked if the Board wanted to request a P-card for our leadership, who would we talk to for that consideration. Ms. Trimino stated that conversation would have to be had with Mr. Hanrahan.

Ms. Tuff asked if there was going to be a change to the threshold amount that would need to go to BOCC for approval. Ms. Trimino stated that she was not sure, but she had also heard that they were looking at raising the threshold up from $3,000 on P-card purchases and up from $50,000 on purchases that need to go to the BOCC for approval. She hasn't seen anything definite yet though, so she didn't what to say something that wasn't the truth.

Ms. Bettinger stated that we are an old Center, and we look it. We are now being surrounded by Paradise Coast, Wolf Lodge, etc., and we are still a 1970s building. We need to bring the Center into the 21st century. The overall feeling of the Board is, we have the money in the MSTU, can we use it to enhance the building. It isn't really County Budget money, but we run into the threshold amount, we run into changing of project managers. By the time we get someone who understands what we are trying to do, they leave/get promoted, etc. Ms. Trimino stated that she can only speak to what she knows. Some of the items that have been brought up are things that she wanted to take a look at and talk with Ms. Kittila on. One of the items she had talked to Mr. Hanrahan about was starting to look at the Community Parks. She has a very good understanding that it does take time, but she doesn't want the smaller parks to be overlooked.

Ms. Tuff stated that the Center does have some projects that have been ongoing for some time. Ms. Bettinger stated that she doesn't want to see the Center spend our reserve money for things that are being providing for other parks. Ms. Trimino stated that she hadn't been aware of a project listed for us, but she would like to see it so she can try to see what has been holding it up for so long. She would need to look at the MSTU so that she can see what we can and can't use, and then she would need to have a conversation with Chris Johnson from OMB about it, based on our priorities within the list.

Ms. Bettinger asked if they would come back to the Board to get their approval for any changes on the projects. Ms. Trimino stated that the Board could make a recommendation, but at the end of the

X. New Business

A. Spring Fling Celebration

Our Spring Event will be held this Saturday, April 12th, from 11am – 1pm. It will be similar to last year's even with the different age groups for egg hunts, bounce houses, food trucks, and the Fire and Sherriff Departments.

B. Winter/Spring Programs

Programs are in full swing. The Basketball Spring League is doing well, we were able to make four teams. It's the first time we opened two courts for Volleyball. We doubled our numbers for our Volleyball Skills Clinic.

C. Summer Camp

This is one of those years that we have Camp fill up in two weeks, for both Elementary and Middle School sections.

XI. Member Comments

+Ms. Bettinger asked that the Beautification MSTU be added to the agenda for the next meeting. So that the Advisory Board Members can see where we are at comparatively and take a look at whether the Board wants to possibly increase the rate. She thinks that it is horrible that she only pays $7 a year in taxes for the Golden Gate Community Center. Ms. Tuff commented that our MSTU is a much bigger taxing district Golden Gate Beautification basically only covers a four-mile square. Ms. Bettinger stated that Beautification gets .5 and we get .018, and she doesn't see why we couldn't go at least to .02. Ms. Tuff stated that we must have a reason to raise it and Ms. Bettinger stated that she does think that we have a reason. If we want to improve the overall look of this property, to be in line with Paradise Coast, etc. So, if we have a specific target, it would be great to go back and say we would like to increase it a little bit so that we have more funds available. We haven't raised it in several years, it's time.

+Ms. Richberg, no comments.

+Mr. Coriano asked the Advisory Board if they had any interest at all in renewing the County's contract with Mr. Larry Carr's carnival, as his contract extension will be expiring in October. Ms. Tuff commented that the months that we had wanted him to come he didn't have availability for. So, with that in mind, she didn't see the point. Ms. Kittila added that the County will totally support the Community Center, whatever their decision, but the County is not real keen on doing business with him again. Ms. Tuff called for a motion for Collier County to not renew Mr. Larry Carr's carnival contract with the County. Ms. Bettinger entered the motion; it was seconded by Ms. Richberg. All members were in favor. The motion was carried.

XII. Adjournment

With no further topics for discussion, Ms. Tuff called for a motion to adjourn the Meeting. Ms. Richberg entered the motion, Ms. Bettinger seconded the motion, and all agreed. The Meeting was adjourned at 7:53PM.

Golden Gate Community Center Advisory Board

Constance L Bettinger

Constance Bettinger, Chairman (ACTING)

These minutes approved by the Board on 5/5/2025 as presented,

or as amended _____.

Next Meeting, May 5th, 2025, at 6:00PM

Golden Gate Community Center • 4701 Golden Gate Parkway, Rm. C, Naples, FL 34116

GOLDEN GATE COMMUNITY CENTER
ADVISORY BOARD
AGENDA

May 5th, 2025
6:00p.m.

I. Call to Order

II. Attendance – Establish a Quorum

III. Pledge of Allegiance

IV. Approval of Agenda

V. Approval of Minutes – April 7th, 2025

VI. Public Comments

VII Monthly Budget Report

FY2025 = 1605 – 157710

A. Revenues:
1. FY2025 Amended: **$954,400.00**
2. Actual Monthly Revenues for GGCC:
3. FY2025 Total Actuals:
4. Available:

B. Operating Expenses:
1. FY2025 Amended: **$749,000.00**
2. Actual Monthly Expenses for GGCC:
3. FY2025 Total Actuals:
4. Available:

VIII. Community Center & Wheels Park Facilities Updates

A. Community Center:
1. Field Gazebo
2. A/C Unit in Auditorium
3. Restroom Floors

4. Gym Floor
5. Marquee Sign
6. Floor Cleaning & Polish
7. Other Improvement Request

B. Wheels Skate & BMX Park:

1. Skate Park Maintenance & Skate Lite
2. Announcing Tower Tarp Replacement

IX. Old Business

A. Spring Fling Event

B. Winter/Spring Programs

C. Summer Camp

X. New Business

A. Summer Programs Additions

B. Fall Program Planning

XI. Member Comments

XII. Adjournment

(NO MEETING IN JUNE DUE TO BOARD RESOLUTION)
The next scheduled meeting is on Monday, July 7th, 2025, 6:00pm,
Golden Gate Community Center, Room C
4701 Golden Gate Pkwy, Naples FL 34116

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

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April 23, 2025

FOR IMMEDIATE RELEASE

Notice of Public Meeting
Golden Gate Community Center Advisory Board
Collier County, Florida

May 5, 2025
6:00 p.m.

Notice is hereby given that the **Golden Gate Community Center Advisory Board** will meet on Monday, May 5, 2025, at **6:00 p.m.** This meeting will be held at the Golden Gate Community Center, Conference Room C, 4701 Golden Gate Parkway, Naples, Florida.

About the public meeting:

Two or more members of the Board of County Commissioners may be present and participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting of that board.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call the Collier County Parks & Recreation Division at (239) 252-4000.

###

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

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May 9, 2025

FOR IMMEDIATE RELEASE

Notice of Hybrid Remote Public Meeting
Collier County Community Redevelopment Agency
Immokalee Local Redevelopment Advisory Board
Immokalee Beautification MSTU Advisory Committee
Collier County, Florida

May 21, 2025
8:30 a.m.

Notice is hereby given that the **Immokalee Local Redevelopment Advisory Board** and the **Immokalee Beautification Municipal Service Taxing Unit (MSTU) Advisory Committee** will meet on Wednesday**, May 21st** at **8:30 a.m.** This will be a Hybrid Remote Meeting, and it will be held at the CareerSource SWFL, 750 South 5th Street, Immokalee, Florida. Some of the Board Members and staff may be appearing remotely, with staff present in person. The public may attend either remotely or in person.

Individuals who would like to participate remotely should email Yuridia Zaragoza at Yuridia.Zaragoza@colliercountyfl.gov by May 20th at 4:00 p.m.

The agenda will be posted on the Immokalee CRA's website at https://immokaleecra.com/meetings-information-1.

Remote participation is provided as a courtesy and is at the user's risk. The County is not responsible for technical issues.

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting of those boards, councils or agencies.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management

Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Yuridia Zaragoza at (239) 867-0025**.**

###

Collier County Community Redevelopment Agency
IMMOKALEE CRA
The Place to Call Home!

CRA Board

Commissioner
William McDaniel Jr.
Co-Chair
District 5

Commissioner
Dan Kowal
Co-Chair
District 4

Commissioner
Burt L. Saunders
District 3

Commissioner
Chris Hall
District 2

Commissioner
Rick LoCastro
District 1

CRA Advisory Board

Mike Facundo
Chairman

Vice-Chair

Mark Lemke
Anne Goodnight
Estil Null
Edward "Ski" Olesky
Yvar Pierre
Paul Thein

MSTU Advisory Committee

Bernardo Barnhart
Chairman

Jimmy Nieves
Vice- Chair

Cherryle Thomas

CRA Staff

John Dunnuck
Executive Director
Facilities & CRA

Christie Betancourt
CRA Assistant Director

Yvonne Blair
CRA Project Manager

Yuridia Zaragoza
CRA Operations Support
Specialist I

Joint Meeting of the Collier County Community Redevelopment Agency Immokalee Local Redevelopment Advisory Board and the Immokalee Beautification MSTU Advisory Committee.

AGENDA
Hybrid Remote Public Meeting
(*Please see details below)

Immokalee CRA
750 South 5th Street
CareerSource SWFL
Immokalee, FL 34142
239.867.0025

May 21, 2025 – 8:30 A.M.

A. Call to Order.
B. Pledge of Allegiance and Prayer.
C. Roll Call and Announcement of a Quorum.
D. Voting Privileges for Board Members via Zoom. *(CRA & MSTU Action Item)*
E. Approval of Agenda. *(CRA & MSTU Action Item)*
F. Approval of Consent Agenda. *(CRA & MSTU Action Item)*
    1. Minutes
        i. Joint CRA & MSTU Advisory Board Meeting for March 19, 2025 (Enclosure 1)
        ii. CRA Advisory Board Meeting for April 16, 2025 (Enclosure 2)
    2. Budget Reports (Enclosure 3)
    3. Code Enforcement Report (Enclosure 4)
    4. Staff Reports
        i. Assistant Director Report (Enclosure 5)
        ii. Project Manager Report (Enclosure 6)
        iii. Project Manager Field Observation Report (Enclosure 7)
        iv. Community Meetings (Enclosure 8)
G. Announcements.
    1. Public Comment speaker slips
    2. Communications Folder
H. Other Agencies.
    1. FDOT updates
    2. Other Community Agencies
I. Community Presentations.
J. Old Business.
    1. Contactor Maintenance Reports *(MSTU Action Item)*
        i. A&M Property Maintenance Report & Schedule (Enclosure 9)
    2. Advisory Board update
        i. Board Merger (Enclosure 10) *(CRA & MSTU Action Item)*
    3. Property Available for County Use
        i. 523 Eustis Avenue (AKA 523 Howard Way) (Enclosure 11)
    4. Brief Staff project update
        i. Immokalee Sidewalk Phase III – Eustis Ave. and W. Delaware Ave.
        ii. First Street Corridor Safety Project

5. Office Lease update *(CRA Action Item)* (Enclosure 12)
6. Budget Update *(CRA & MSTU Action Item)*
    i. Tentative Budget Report (Enclosure 13)
    ii. 2025/2026 Strategic Plan Update (Enclosure 14)
    iii. 2025/2026 Prioritization List (Enclosure 15)
    iv. Recommendations for Funding (Enclosure 16)

K. New Business
1. New Market Road Commercial Project (Enclosure 17)

L. Citizen Comments.

M. Next Meeting Date. The **CRA and MSTU Board** will meet on ***Wednesday, June 18, 2025,*** at 8:30 A.M. at CareerSource SWFL.

N. Adjournment

*** Hybrid Remote Public Meeting**

Some Advisory Board members and staff may be appearing remotely, with staff present in person. The public may attend either virtually or in person.

If you would like to provide public comment, participate, and/or attend the meeting, please contact Yuridia Zaragoza via email at Yuridia.Zaragoza@colliercountyfl.gov by June 17, 2025, at 4:00 P.M.

You may attend the meeting in person on June 18, 2025, at the CareerSource SWFL Conference Room, 750 South 5th Street, Immokalee, FL 34142.

The public is reminded that the CDC and Department of Health recommend social distancing and avoiding public gatherings when possible.

All meetings will be publicly noticed in the W. Harmon Turner Building (Building F), posted at the Immokalee Public Library, and provided to the County Public Information Department for distribution. Please contact Yuridia Zaragoza at 239.867.0025 for additional information. In accordance with the American with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact Christie Betancourt at least 48 hours before the meeting. The public should be advised that members of the CRA/MSTU Advisory Committee are also members of other Boards and Committees, including, but not limited to: the Immokalee Fire Commission. In this regard, matters coming before the Advisory Committee/Board may come before one or more of the referenced Board and Committees from time to time.

MINUTES

Joint Meeting of the Collier County Community Redevelopment Agency Immokalee Local Redevelopment Advisory Board and the Immokalee MSTU Advisory Committee on March 19, 2025. The Advisory Board members, staff, and public appeared virtually and in person.

Hybrid Remote Public Meeting
CareerSource
750 South 5th Street
Immokalee, FL 34142

A. Call to Order.
The meeting was called to order by CRA Chair Michael "Mike" Facundo at 8:32 A.M.

B. Pledge of Allegiance and Moment of Silence.
Michael "Mike" Facundo led the Pledge of Allegiance and the opening prayer.

C. Roll Call and Announcement of a Quorum.
Christie Betancourt opened roll call. A quorum was announced for the CRA and MSTU Board.
CRA Advisory Board Members Present in Person:
Michael "Mike" Facundo, Mark Lemke, Patricia "Anne" Goodnight, Andrea Halman, Estil Null, Yvar Pierre, Paul Thein, and Edward "Ski" Olesky.
CRA Advisory Board Members Present via Zoom:
Lupita Vazquez Reyes.
CRA Advisory Board Members Absent/Excused:
None.
MSTU Advisory Committee Members Present:
Bernardo Barnhart (8:36 A.M.), Jimmy Nieves, Andrea Halman, and Cherryle Thomas.
MSTU Advisory Committee Members Present via Zoom:
None.
MSTU Advisory Committee Members Absent/Excused:
None.
Others Present in Person:
Yolanda Flores, Peggy Rodriguez, Jennifer Flores, Chris Root, Maria Alcantar, Chanel Flowers, Alex Showalter, Armando Yzaguirre, Omar DeLeon, Rafael Campo, Mike Sweely, Said Gomez, and Commissioner William "Bill" L. McDaniel, Jr.
Others Present via Zoom:
Jeremie Chastain, Alejandro Perez, Cristina Perez, Kyle Pryce, and Melissa Silva.

Staff Present in Person: John Dunnuck, Christie Betancourt, Yvonne Blair, Yuridia Zaragoza, and Kizzie Fowler.

D. Voting Privileges for Board Members via Zoom
The CRA Board members made a motion to allow board members on Zoom privileges.

CRA Action: Ms. Patricia "Anne: Goodnight made a motion to allow Board Members on Zoom privileges. Mr. Mark Lemke seconded the motion. 7-0.

E. Approval of Agenda.

Staff presented the Agenda to the Boards for approval.

Staff presented the Agenda to the Boards for approval. Staff provided board members a complete 2024 Immokalee CRA Annual Report.

The Agenda was approved as presented.

CRA Action: ***Ms. Patricia "Anne" Goodnight made a motion to approve the Agenda as presented. Mr. Paul Thein seconded the motion, and it passed by unanimous vote. 8-0.***

MSTU Action: ***Ms. Andrea Halman made a motion to approve the Agenda as presented. Ms. Cherryle Thomas seconded the motion, and it passed by unanimous vote. 3-0.***

F. Approval of Consent Agenda

1. Minutes
    i. Joint CRA & MSTU Advisory Board Meeting for February 19, 2025 (Enclosure 1)
2. Budget Reports (Enclosure 2)
3. Code Enforcement Report (Enclosure 3)
4. Staff Reports
    i. Assistant Director Report (Enclosure 4)
    ii. Project Manager Report (Enclosure 5)
    iii. Project Observation Field Report (Enclosure 6)
    iv. Community Meetings (Enclosure 7)

Staff presented the Consent Agenda to the boards for approval. The Consent Agenda was approved as presented.

CRA Action: ***Ms. Patricia "Anne" Goodnight made a motion to approve the Consent Agenda as presented. Mr. Paul Thein seconded the motion, and it passed by unanimous vote. 8-0.***

MSTU Action: ***Ms. Cherryle Thomas made a motion to approve the Consent Agenda as presented. Ms. Andrea Halman seconded the motion, and it passed by unanimous vote. 3-0.***

G. Announcements.

1. Public Comments speaker slips
   CRA Staff reiterated on the public 3-minute speaker slip policy for each Topic. The Board will give more time if they feel it necessary.

2. Communications Folder
   Staff reviewed the communication folder with the board and members of the public. Included in the folder was the 2024 Immokalee CRA Annual Report, public notice for the Joint CRA and MSTU meeting, Letters of Support for the Immokalee Senior Housing Rezone and the Casa San Juan Diego, current Bylaws of the CRA, Easter Eggstravaganza event, Earth Day workshop event and Parks and Recreation Region 3 updates.

3. CRA Budget Workshop date

Staff asked the board members what day would be best to have a CRA Budget Workshop. The Budget Workshop will determine the CRA Budgeting for the next year. Staff have a budget listing from last year, they will update all items on the listing and remove anything that was completed. Staff will also update the Strategic Plan and finalize it so that it may be included in the Board of Collier County Commissioners Agenda for approval.

Staff commented that they would prefer to have the Budget Workshop in April or May. The budget process for the County starts around this time as well.

Board members discussed on the day to have the CRA Budget Workshop. Mr. Michael "Mike" Facundo asked if a Budget Workshop could be held after a CRA meeting.

Mr. Paul Thein asked on the duration of the workshop.

Ms. Lupita Vazquez Reyes proposed having a meeting on a day during the week of the Joint CRA and MSTU meetings.

Ms. Christie Betancourt commented that it should take about an hour. Staff will have a 15 minute presentation and further discussion can be made on any new items added to the listing. All other items have been previously discussed with the boards.

Brief discussion was made on having the budget workshop on the next Joint CRA & MSTU meeting.

Ms. Andrea Halman asked if Staff would meet with the Board of Collier County Commissioners the same month as the CRA Budget Workshop is held in. Ms. Christie Betancourt followed up and said they have pushed that back a month.

After much discussion, the boards recommended to have the CRA Budget Workshop after the Joint CRA & MSTU meeting on April 16, 2025.

CRA Action: ***Ms. Patricia "Anne" Goodnight made a motion to have the CRA Budget Workshop after the Joint CRA & MSTU Meeting on April 16, 2025. Mr. Mark Lemke seconded the motion, and it passed by unanimous vote. 8-0.***

MSTU Action: ***Mr. Jimmy Nieves made a motion to have the CRA Budget Workshop after the Joint CRA & MSTU Meeting on April 16, 2025. Ms. Cherryle Thomas seconded the motion, and it passed by unanimous vote. 4-0.***

H. Other Agencies

1. FDOT Updates

Commissioner McDaniel provided updates. State Road 82 is moving along. The State Road 82 project is set to be complete by the end of this year.

The Loop Road is also moving along. Commissioner McDaniel commented on the sidewalk that is being done by the TIGER Project and could interfere with the roundabout that is set to be done in this project. A 4-lane road along the West side of the Immokalee Regional Airport is set to tie onto State Road 29.

Commissioner McDaniel also provided information on the 4-lane of Oil Well Road.

Ms. Andrea Halman commented on having a representative with FDOT attend the meetings regularly. Since the transfer of Ms. Victoria Peters, it has been difficult to have a representative attend. Many requests or questions were responded by Ms. Peters, who regularly attended the meetings.

Commissioner McDaniel commented administrative changes have occurred within FDOT. If anyone has any questions regarding FDOT projects, he said that they may send him an email.

Mr. Mark Lemke asked if there is any information on State Road 29 and Oil Well Road improvements. Commissioner McDaniel commented that a study has been conducted, FDOT is moving forward on the design for streetlights to light up the intersection. Commissioner McDaniel commented that this intersection has met the warrants for signalization. FDOT is working on a Developers Contribution Agreement (DCA) to get all 4 corners of this intersection. Brief discussion was made on an estimated timeline for the funding of this project and how the County could assist with the funding.

Ms. Patricia “Anne” Goodnight commented on the calendar provided on the Agenda Package and asked if the upcoming CRA and MSTU meetings would be split. Ms. Christie Betancourt confirmed that moving forward, the boards will be meeting jointly as long as the boards are in favor of it and till the boards are merged. Staff will update the calendar.

2. Other Community Agencies
   Collier Area Transit, Oscar DeLeon
   Mr. Oscar DeLeon introduced himself. He is the Transit Manager for the Collier Area Transit (CAT). CAT is working on updating their Transit Development Plan, which is a 10 year plan that consists of all the services they provide and also look into future route alignments and potential improvements with their services. A workshop was recently held last month to discuss this update, but staff would like everyone to be aware that they are still conducting this update. They would like to keep the community engaged and have them provide input to the plan so that staff may incorporate it into the final draft and study. If anyone would like to provide their feedback on the current service and future needs, they can submit their comments on https://www.ridecat.com/.

Mr. Paul Thein asked if the fixed route services are explained to the community and if there is an opportunity for a discount to children and families with Medicaid for transportation to their appointments.

Mr. Oscar DeLeon commented on the importance of educating the community on their services. They work closely with different agencies within the community, who have individuals that could benefit from their services. They may also host workshops to help provide this information to the community as well as attend community events. As for reduced service, they do have certain criteria, Medicaid does not meet the criteria for reduced fare. There is reduced fare for students, anyone under the age 17 is eligible for half price. Veterans also have reduced fare as well as the disabled community.

Mr. Paul Thein complimented the CAT services and commented on whether arrangements could be made with children medical services such as Medicaid to pay the transportation fee.

Mr. Omar DeLeon commented that they could reach out to children medical services and see if there is an opportunity to provide information. They also meet with public schools and provide teachers and students with information on the services provided by CAT. Staff have also had similar conversation with the David Lawrence Center on providing information about the services offered by CAT.

Ms. Andrea Halman commented on how staff is able to determine who is eligible for a reduced fare.

Mr. Omar DeLeon commented that they do work with different agencies and provide them passes. The agencies purchase the passes and provide them to those who need their services.

Commissioner McDaniel commented that he would like the Collier Area Transit team to add trips in and out of Lehigh Acres and Fort Myers into their plan. Ms. Christie Betancourt commented that this has been mentioned previously as well.

Mr. Omar DeLeon commented that an evaluation was made on a route alignment that would connect with the new transfer station being built and the Park and Ride facility being built in Lehigh Acres and connecting those two. At this point, Collier Area Transit does not have the operating budget for this, but it is within the Transit Development Plan.

Staff have asked Mr. Omar DeLeon to present in a future meeting.

Mr. Mark Lemke asked if the bus shelter in front of the Health Department is set to be removed since the parking lot is set to be improved. Mr. Omar DeLeon said that staff are in coordination with the project.

Ms. Lupita Vazquez Reyes asked on the deadline to provide comments on the Transit Development Plan. Mr. Omar DeLeon commented that he could provide this information to Ms. Christie Betancourt. They have a 30 day comment period.

Mr. Mark Lemke asked if the restrooms will be locked after the bus leaves regarding the new transfer station. Mr. Omar DeLeon commented that the restrooms will have an automated locking system which will lock the restrooms in the evening and open back in the morning.

I. Community Presentations

1. El Gran Taco Loco Restaurant (Enclosure 8)

Ms. Maria Alcantar and Ms. Chanel Flowers introduced themselves. They are working with the County on the El Gran Taco Loco Restaurant. They provided the current rendering of the restaurant.

Ms. Christie Betancourt briefly mentioned that this project has been brought forward before. A storage container was put on one of the properties that is of interest for this project, however, the storage container was removed due to a code violation. The owner is interested in having this project on the commercial side of the properties.

Ms. Chanel Flowers provided information on the concept of the restaurant. The restaurant is set to be a Latin American cuisine. She commented on the idea of having murals in one of the areas to bring an element of art.

Ms. Maria Alcantar commented that the owner is eager for the project to move forward. The owner is hoping to have the project to be a hangout location for families and perhaps have a playground for the children. They would like to hear the board members input of this restaurant.

Ms. Andrea Halman asked how they plan to receive orders.

Ms. Maria Alcantar commented that the owner plans to have a server approach those who are coming into the Gazebo to be sit down and also have the option to have a window to self-order.

Ms. Cherryle Thomas asked if alcoholic beverages will be sold at this restaurant.

Ms. Maria Alcantar commented that Mr. Maurico Martinez who is the owner, is focused on the restaurant and having a nice family friendly environment.

Ms. Chanel Flowers commented that if the County approves, this project could start within the next six months.

Mr. Bernardo Barnhart complimented the renderings and commented to the MSTU Board if they could look into implementing some type of maintenance for projects like the one being presented, especially with businesses along Main Steet. Ms. Andrea Halman agreed with Mr. Barnhart and commented on having some way of improving what takes place on Main Street and commented on the importance of board members and members of the public participating at the MSTU walking tour.

Mr. Michael “Mike” Facundo asked on the tree requirements and the landscape of the project.

Ms. Maria Alcantar briefly commented on what is presented on the rendering and commented that they are willing to also work with the board recommendations with the landscape as long as it meets the County's requirement.

Mr. Facundo commented that having some trees in front of the pavilion could enhance the restaurant. Based on the rendering, he commented on the 2 different styles with the use of materials of a metal container with a Mediterranean style. Ms. Chanel Flowers followed up and commented on the difference that the Mediterranean style would have to the business since many businesses have a more modernized construction.

Ms. Cherryle Thomas commented on what should be expected for the name of this restaurant. Ms. Maria Alcantar commented that the owner is still looking into this matter.

Ms. Christie Betancourt provided information from Mr. Alejandro Perez, who is the engineer of this project, and he has said that this project is being reviewed by the County. The owner and engineer are waiting on the review for the Site Development Plan.

Ms. Cristina Perez with Code Enforcement commented that the items submitted to the County on February 6, 2025, were not reviewed because they were deemed insufficient and have been referred for additional information.

Discussion was made on what the community is looking to have on Main Street and the future projects that are set to be done such as the Loop Road. Ms. Christie Betancourt also commented on the commercial façade grant that is available for businesses.

Mr. Mark Lemke complimented the gazebo and commented whether there's a way for the roof of the gazebo to be extended over the storage container. Mr. Lemke commented on the rainy season and how it could affect their clients.

Mr. Jimmy Nieves also commented if there are any plans on the waste management of the restaurant. Ms. Maria Alcantar commented that they don't have much information on this, but they can address this matter at a future meeting.

The board and staff recognized that an update was given on El Gran Taco Loco, but no recommendation was made. They would like to receive more information on the County's comments on this project and move forward from there.

2. Sainvilus Subdivision (Enclosure 9)
   Staff commented on the Sainvilus Subdivision. They previously presented to the boards on December 11, 2024.

A one-pager was provided, and the owner is requesting a Letter of Support from the CRA Board. The County supports this project, the zoning of the area allows the developer to build what they are proposing for the property off of 1215 Forrester Ave and 1300 Roberts Ave W. Immokalee, FL.

Staff commented that no changes were made from what was last presented.

Staff provided information on the development and the key features of the proposed Master Concept Plan.

Discussion was made on the project as well as the concerns of the board members and community members who attended the December meeting to discuss the proposed development.

Ms. Christie Betancourt commented that she was able to find more information on the development progress with the County, all forms needed are submitted. The County could be requesting the developer to get an actual letter of support from the CRA board.

Mr. John Dunnuck commented on the role of the CRA Board and the overall goal of supporting a project based on the deviations and conditional use standards.

Ms. Patricia "Anne" Goodnight commented on her concerns with the group of residents who attended the December 11, 2024, and their concerns of the proposed development. Historically, when a developer has something in mind and the public is against it to a certain extent, then there is some kind of compromise made, however, not much has been changed with this development.

Commissioner Bill McDaniel recommended that the board pause on providing a Letter of Support until there is clarification from the County as to what they would like the developer to get support on, whether it includes supporting certain deviations or the overall project. Commissioner McDaniel suggested that staff keep the board updated on this project when it gets presented to the Collier County Planning Commission and Board of Collier County Commissioners.

Staff and board members recognized that a presentation was provided in December and a one-pager with the renderings were provided on the Sainvilus Subdivision at this meeting. However, due to the lack of details on what is being requested, the board decided not to make a recommendation at this time.

3. Immokalee Community Campus (Enclosure 10)
   Mr. Jeremie Chastain introduced himself, he is a certified planner with Bowman. He provided information on the project team. The applicant of this project is Catholic Charities Diocese of Venice, Inc. The zoning of the proposed project located on 917 W. Main Street and 107 S. 9th Street was discussed. The portion of property along W. Main Street is Zone C-4 and within the Main Street Overlay Sub District (MSOSD). The C-4 allows for various commercial uses.

As for the MSOSD, the purpose is to encourage development by enhancing and beautifying the Main Street Area through flexible urban design. The remainder of the project property is zoned Residential Multifamily – 6 (RMF-6), which allows single and multifamily development.

The property is within the Immokalee Area Master Plan. It's designated as Urban Mixed Use District Commercial Mixed Use Subdistrict and within the Urban Infill and Redevelopment Area. The purpose of the Commercial Mixed Use Subdistrict is to provide pedestrian scale, high density residential and mixed use development. The base density in the property is 16 units per acre.

Mr. Jeremie Chastain commented that they would like to request a Letter of Support from the CRA for the proposed project. They are going through a rezoning process. The proposed project seeks to rezone to Mixed Use Planned Unit Development (MPUD) to allow for a maximum of 100 multifamily dwelling units (±12.60 dwelling units per acre) and a maximum of 91,300 square feet of Gross Floor Area (GFA) of limited C-4 Commercial Intermediate District Uses. As part of the 91,300 square feet of GFA of commercial uses, the MPUD shall include a community center a minimum of 28,000 square feet in size; a medical clinic and associated medical uses a minimum of 25,000 square feet; and retail/commercial uses a minimum of 10,300 square feet. A couple of the minimum requirements are in accordance with the purchase agreement that was done between Collier County and the applicant.

Mr. Jeremie Chastain also provided information on the proposed permitted uses such as the principal uses, accessory uses, and prohibited uses. A couple of uses were removed due to not fitting the standards with the type of development that is being proposed.

A conceptual Master Plan was presented. Access on all side of the property was noted. A conceptual site plan was also presented. The building labeled 1 and an additional building are the residential portion within the property. They are proposing 3 stories for those buildings. The intent of the applicant is to have housing available for people with all ranges of income including under the Collier County Average Median Income (AMI). The building labeled 2 is proposed to be the retail/incubator business area. The building labeled 3, along South 9th street, is proposed to be the Community Center, which would be 2 stories. The applicant would like to expand on the services they offer The building labeled 4 would be the location of the proposed medical clinic with a one story over parking. The type of service has not been decided yet, but they are looking into the service that would best fit the needs of the community. They will have other amenities such as a storm water management lake, walking trails in the middle of the area, a playground, and a plaza.

A table of the Proposed Development Standards was presented. Mr. Jeremie Chastain commented on the setbacks and maximum height of the residential buildings. Mr. Chastain referred to the Site Plan and commented on street parking that is shown. The Main Street Overlay has no provisions for on-street parking in the Land Development Code (LDC) and the revised LDC. Mr. Chastain and his team are looking to enhance the MPUD to allow the applicant the ability to make a request for on-street parking within the project boundary and/or within adjacent right-of-way as part of the Site Development Plan process. The specific design and location of the street parking space will be subject to review by Collier County Transportation staff and/or Florida Department of Transportation (FDOT).

Mr. Chastain commented that having the on-street parking in the MPUD is not a guarantee that the applicant would be allowed to do it, however, it allows the team to ask for it during the Site Development Plan (SDP). The team acknowledged that if on-street parking is not provided, then all the required parking will have to be provided on-site, and they'll adjust the conceptual site plan accordingly.

Mr. Jeremie Chastain provided information on the Right-of-Way improvements. The improvements to Boston Avenue are being reviewed and will ultimately be developed with part of the Casa San Juan Diego affordable housing project. The improvement is being designed in a way that accommodates on-street parking, if approved, without the need to redevelop Boston Ave.

The applicant recognized that Hancock Street will need improvement that includes an 8-foot multiple-use path on one side of the right-of-way along the project Hancock Steet frontage. The applicant has also agreed to repair the Hancock Street pavement where necessary between West Main Street and Boston Avenue. Also recognized by the applicant and his team, the stormwater management system needs to be designed to provide for water quality and quantity for Hancock Street along the project frontage. The deviations were discussed; Three (3) deviations seek relief from the Buffer Requirements, Two (2) deviations seek relief from the Specific Design Standards for the Immokalee – Main Street Overlay Subdistrict, and One (1) deviation seeks relief from the Sidewalks, Bike Lane and Pathway Requirements. Overall, Six (6) deviations are being asked.

Mr. Jeremie Chastain commented that they are under the review process for the rezoning. They are preparing for their second submittal. The County staff will need to review the resubmitted documents. Currently, there are no scheduled public hearings.

Mr. Mike Facundo commented on the deviations. Mr. Jermie Chastain reviewed the deviations thoroughly with the board members and highlighted the areas of the deviations. Discussion was made on the outcome if deviations are approved.

Commissioner McDaniel recommended that the board either provide a letter of support or make a recommendation of support for the project and its entirety and come back for final support with the approved deviations based on County recommendations. Commisioner McDaniel also recalled that the original proposition for the housing component was of 50 units. He asked that the applicant and his team ensure that they have sufficient parking for that density increase accommodated on the site

Discussion was made on Deviation 5, which is to allow for parking in front of buildings in the form of on-street parking. Mr. Paul Thein also commented on the medical clinic and the 25,000 square feet square feet on the second floor.

Mr. Christopher M. Root introduced himself, he is the CEO of Catholic Charities Diocese of Venice, Inc. He commented on his excitement for being part of the Diocese of Venice and having the opportunity to make a lasting impact in the community. Ms. Peggy Rodriguez, Program Director, also introduced herself.

After much discussion on the Letter of Support and the specifications asked, the board made a motion to support the project contingent upon compliance with all County requirements.

CRA Action: ***Ms. Lupita Vazquez Reyes made a motion to provide a Letter of Support for the proposed Immokalee Community Campus Planned Unit Development Zoning (PUDZ), contingent upon compliance with all County requirements. Mr. Paul Thein seconded the motion, and it passed by unanimous vote. 9-0.***

**** Presentation is attached to the minutes for the record.***

4. Community updates
   No community updates.

J. New Business

1. 2024 CRA Annual Report – DRAFT (Enclosure 11)
   Staff provided the 2024 Immokalee CRA Annual Report. Staff will finalize the report to submit for the March 25th Board of Collier County Commisioner (BCC) Agenda. A few corrections were made regarding the 2024 Collier County Board of County Commissioners (BCC). Commissioner Chris Hall was the BCC Chairman for 2024.

   Commissioner William L. McDaniel Jr. was reelected in 2024. The page numbers were also corrected.

CRA Action: ***Mr. Mark Lemke made a motion to approve the 2024 Immokalee CRA Annual Report. Ms. Patricia "Anne" Goodnight seconded the motion, and it passed by unanimous vote. 9-0.***

2. Property Available for County Use (Enclosure 12)
   Staff provided information on a property available, 523 Eustis Ave (Howard Way), Immokalee, FL 34142. The starting bid is $14,686.88.

   Discussion focused on the potential opportunities for the CRA, particularly the ability to influence a housing project at this location and whether purchasing the property aligns with the Immokalee CRA Strategic Plan.

   Mr. Michael "Mike" Facundo asked how the CRA would be pay for this and if there's any funding for this purchase. Ms. Christie Betancourt commented that the CRA would have to budget for this, the CRA has been managing the budget effectively.

   Commissioner McDaniel commented on the opportunities for the CRA with this property,

   Ms. Chrisie Betancourt provided information to the board on the liens that property has and said staff may be able to ask the County if the leans may be waived or be paid a partial amount. Ms. Betancourt provided further information on the property and said it is cleared.

After much discussion with the board members, Commissioner McDaniel, and staff, the CRA Board made a motion to authorize County staff to bid on 523 Eustis Avenue (Howard Way) up to the market value amount of $62,560.

CRA Action: ***Ms. Andrea Halman made a motion to authorize County staff to bid on 523 Eustis Ave. (Howard Way), Immokalee, FL 34142 up to the Market Value amount of $62,560. Ms. Patricia "Anne" Goodnight seconded the motion, and it passed by unanimous vote. 9-0.***

K. Old Business

1. Advisory Board update
   Staff provided an update with Enclosure 13.

2. Board Merger (Enclosure 13)
   Staff provided the Ordinance, CRA Resolution and Bylaws of the Immokalee Community Redevelopment Advisory Board of Collier County, FL provide by the County Attorney.

   The appointment and composition and the terms of the board members were discussed.

   Discussion was made on the members who would be included in the board merger. Board members and staff also discussed the idea of having other non-voting members be included in the board merger. Staff commented that if any other current board members is interested in staying on the board, that they let staff know.

   Ms. Andrea Halman commented that she is getting off the board because she has been on the board for a long time, and she thinks that younger people should participate and be a board member. She commented that if the board members decided to stay on the board, then they should continue to stay on to work and commented on how much she learned from Ms. Christie Betancourt.

   Ms. Lupita Vazquez Reyes reiterated on the importance of participation and representation for the community.

   After much discussion with Commissioner McDaniel, staff and board members, the boards made a recommendation.

CRA Action: ***Mr. Mark Lemke made a motion to approve the documents provided by the County Attorney on the Board Merger of the Immokalee Community Redevelopment Advisory Board and the membership of Nine (9) Board Members with Two (2) non-voting members. Ms. Patricia "Anne" Goodnight seconded the motion, and it passed by unanimous vote. 9-0.***

MSTU Action: ***Mr. Jimmy Nieves made a motion to approve the documents provided by the County Attorney on the Board Merger of the Immokalee Community Redevelopment Advisory Board and the membership of Nine (9) Board Members with Two (2) non-voting members. Ms. Andrea Halman seconded the motion, and it passed by unanimous vote. 4-0.***

3. Contractor Maintenance Reports
   i. A&M Property Maintenance Report & Schedule (Enclosure 14)
   Staff provided Enclosure 14, which is the maintenance report and the look ahead for April.

   A&M Property Maintenance attended the March walking tour. Ms. Christie Betancourt commented on the improvements that have been done on Main Street. She commented on the owner's responsibility for their property.

   Discussion was made on the idea of maintenance requirements and having property owners be accountable for their property.

   Mr. Bernardo Barnhart commented on the improvements. He also commented on a recent experience at the Immokalee Community Park baseball field and the lights being out during a high school game Discussion was made on a mutual agreement that is set to happen with Parks and Recreation and the Immokalee High School to improve the baseball and softball field near the Immokalee Community Park. Parks and Recreation are waiting for a contractor to address the lights that are out.

   Mr. Michael "Mike" Facundo commented that there should be some type of preventative maintenance schedule to improve situations like the lights being out.

   Mr. John Dunnuck acknowledged that there are some difficulties with Vendors being available to provide services, however, the County has recently piggybacked off Lee County contracts. There are 4 additional vendors for electrical services.

   Commissioner McDaniel commented on the importance of making staff aware of any incidents like the lights being out and also reporting the concern to Collier 311. He briefly provided information on the fields that will be given to the school and said the school will be putting artificial turf and new lights.

   Mr. Edward "Ski" Olesky commented that if there are any concerns on the parks in Immokalee, he is also available to help communicate the concerns with staff.

   Discussion was made on the process of getting local contractors to be a vendor for Collier County as well as the process of reporting concerns to staff.

   The March MSTU Walking Tour was presented to the board. A couple of concerns within the Main Street area were addressed.

   Ms. Lupita Vazquez Reyes commented that she attended an event at Zocalo Plaza, but the performers were unable to use the stage due to cleanliness issues. Additionally, the trellis area was unusable because the bougainvillea branches had been left behind, creating a safety hazard due to the thorns. Staff asked that if there are any concerns with Zocalo, to let staff know.

4. Collier County Sheriff Office Lighting Survey
   i. Lighting Study Action Plan (Enclosure 15)
   A draft Action Plan was presented to the board and members of the public. Staff are working on providing a report with cost estimates to present to the board at the Budget Workshop.
5. Brief Staff Project update
   i. Immokalee Sidewalk Phase III – Eustis Ave. and W. Delaware Ave.
   Staff hopes to award the contract in the next couple of BCC meetings. Tentatively, the award is set to be included in the April meeting.

   ii. First Street Corridor Safety Project update
   Staff are working on Change Order for Kisinger Campo & Associates, Inc (KCA) to move forward with phasing out the project. Staff have also asked for a grant extension.

   iii. Immokalee Historic Cemetery update
   Staff are waiting on comments from County Staff, the Museum, and other departments. Staff will present the final documents when it's provided.

6. Office Lease update
   Staff are in negotiations with the current owner of the property, 750 South 5th Street, Immokalee, FL to stay for the next 3 years, if and when the property sells. Staff commented on a tentative location at the Winn Dixie Plaza. Staff will follow up on this matter at the next meeting.

L. New Business.
No New Business.

M. Citizen Comments
Mr. Bernardo Barnhart asked when Main Street is set to be handed to the County. Commissioner McDaniel commented on an estimated timeframe for this occurrence and said it may be handed within 5 years.

Ms. Andrea Halman expressed her enjoyment of being on the board and said she is still available, if anyone has concerns. She wished everyone good luck.

N. Next Meeting Date
The CRA Board and MSTU Board will be meeting jointly on Wednesday, **April 16, 2025**, at 8:30 A.M. at CareerSource SWFL.

O. Adjournment
Meeting adjourned at 11:27 A.M.

**** Zoom Meeting chat is attached to the minutes for the record.***

Immokalee Community Campus MPUD

Immokalee CRA

March 19, 2025

PL-20240000390

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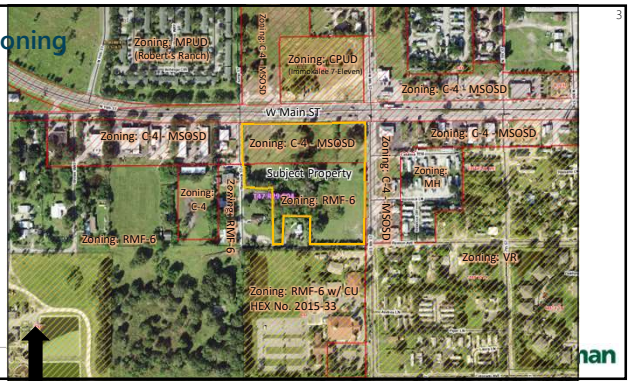
Project Team

- Applicant: Catholic Charities Diocese of Venice, Inc.
- Christopher Root, Catholic Charities Diocese of Venice, Inc.
- Peggy Rodriguez, Catholic Charities Diocese of Venice, Inc.
- Robert Mulhere, FAICP, Bowman
- David Corban, AIA, LEED AP, David Corban Architects
- Jeremie Chastain, AICP, Bowman
- James Banks, JMB Transportation Engineering, Inc.

Bowman

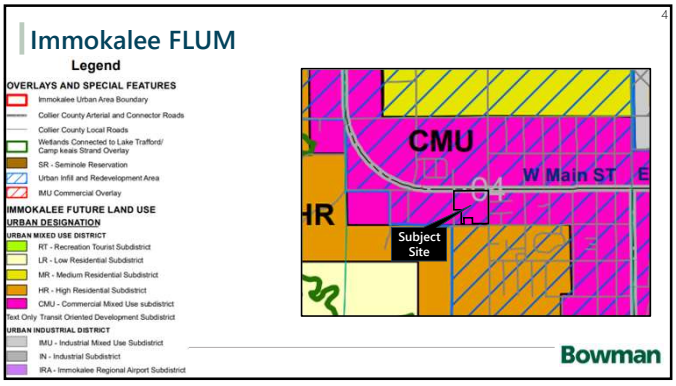
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Zoning



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Immokalee FLUM



Bowman

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Request

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- A rezone to Mixed Use Planned Unit Development (MPUD) to allow for:
- A maximum of 100 multifamily dwelling units (±12.60 dwelling units per acre)
- A maximum of 91,300 square feet of gross floor area (GFA) of limited C-4 Commercial Intermediate District uses.
  - As part of the 91,300 square feet of GFA of commercial uses, the MPUD shall include a community center a min. of 28,000 square feet in size; a medical clinic and associated medical uses a min. of 25,000 square feet; and retail/commercial uses a minimum of 10,300 square feet.

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Proposed Permitted Uses

6

TRACT MXU (MIXED-USE)

I. Principal Uses

A. Multi-family dwelling units, not to exceed 100 total dwelling units (12.60 dwelling units per gross acre).

B. A maximum of 91,300 square feet of gross floor area (GFA) of the following commercial uses are permitted. The MPUD shall include: a community center a minimum of 28,000 square feet in size; a medical clinic and associated medical uses a minimum of 25,000 square feet; and retail/commercial uses a minimum of 10,300 square feet.

1. Accounting (SIC 8721)
2. Amusement and recreation services, indoor (SIC 7999)
3. Ancillary plants.
4. Banks, credit Unions and trusts (SIC 6011—6099).
5. Barber shops (SIC 7241, except for barber schools).
6. Beauty shops (SIC 7231, except for beauty schools).
7. Bookkeeping services (SIC 8721).
8. Business associations (SIC 8611).
9. Business consulting services (SIC 8748).
10. Business credit institutions (SIC 6153—6159).
11. Child day care services (SIC 8351).
12. Churches.
13. Civic, social and fraternal associations (SIC 8641).
14. Coin-operated laundries and dry cleaning (SIC 7215).
15. Commercial art and graphic design (SIC 7336).
16. Computer programming, data processing and other services (SIC 7371—7379).
17. Dance studios, schools and halls, indoor (SIC 7911).
18. Eating and drinking establishments (SIC 5812 and SIC 5813) excluding bottle clubs. All establishments engaged in the retail sale of alcoholic beverages for on-premise consumption are subject to the locational requirements of section 5.05.01.
19. Educational services (SIC 8221 and SIC 8222).
20. Electrical and electronic repair shops (SIC 7622—7629).
21. Engineering services (SIC 8711).
22. Essential services, subject to section 2.01.03.
23. Facilities support management services (SIC 8744).
24. Federal and federally sponsored credit agencies (SIC 6111).
25. Health services, miscellaneous (SIC 8092—8099).
26. Health services, offices and clinics (SIC 8011—8049).
27. Home health care services (SIC 8082).
28. Hospitals (SIC 8062—8069).
29. Legal services (SIC 8111).
30. Libraries (SIC 8231).
31. Management services (SIC 8741, SIC 8742).
32. Medical and dental laboratories (SIC 8071 and SIC 8072).
33. Membership organizations, miscellaneous (SIC 8699).
34. Nursing and professional care facilities (SIC 8051—8059).
35. Personal credit institutions (SIC 6141).
36. Personal services, miscellaneous (SIC 7299).
37. Physical fitness facilities (SIC 7991).
38. Professional membership organizations (SIC 8621).
39. Public administration (SIC 9111—9199, SIC 9229, SIC 9311, SIC 9411—9451, SIC 9511—9532, SIC 9611—9661).
40. Public or private parks and playgrounds.
41. Religious organizations (SIC 8661).
42. Social services, individual and family (SIC 8322—8399, except for homeless shelters).
43. Tax return preparation services (SIC 7291).
44. United State Postal Service (SIC 4311, except major distribution center).
45. Vocational schools (SIC 8243—8299).
46. Any other commercial use which is comparable in nature with the list of permitted uses, as determined by the Hearing Examiner or Board of Zoning Appeals (BZA), pursuant to the process outlined in the LDC.

6

Proposed Permitted Uses

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II. Accessory Uses

A. Accessory uses and structures customarily associate with the permitted p uses and structures permitted by right in this MPUD.

B. Recreational uses and facilities that serve the residents (and their guests) MXU, such as swimming pools, fitness centers, dining facilities, sports cou clubhouse/recreation buildings.

C. Customary accessory uses and structures to residential units, including structures, gazebos, fountains, trellises, signage, entry gates and gate administrative offices, and similar structures.

D. Temporary sales facilities may be permitted.

E. Stormwater management treatment, conveyance facilities, and structures, s berms, swales, and outfall structures.

F. Outside storage or display of merchandise when specifically permitted for otherwise prohibited, subject to LDC Section 4.02.12.

III. Prohibited Uses

A. Automobile parking (SIC 7521).

B. Automotive dealers (SIC 5511, SIC 5521, SIC 5531 installation, SIC 5551, SIC 5561, SIC 5571, SIC 5599).

C. Facility with fuel pumps.

D. Automotive repair, services, parking (SIC 7514, SIC 7515, SIC 7521) and carwashes (SIC 7542).

E. Radio and television repair shops (SIC 7622 automotive).

F. Outdoor storage yards and outdoor storage.

G. Drive-through areas.

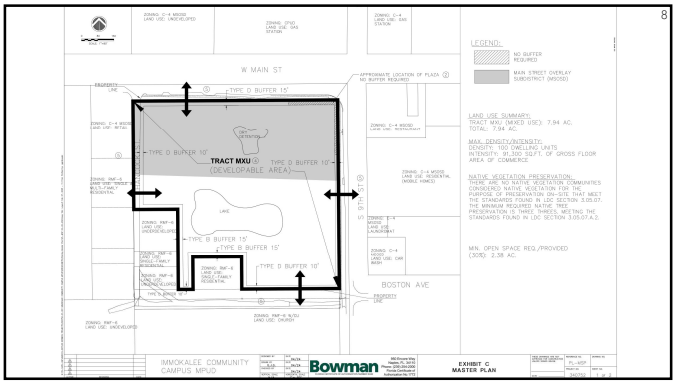
H. Warehousing (SIC 4225).

I. Wireless communication facilities, as defined in section 5.05.09 of this Code, except as otherwise permitted in this Subdistrict.

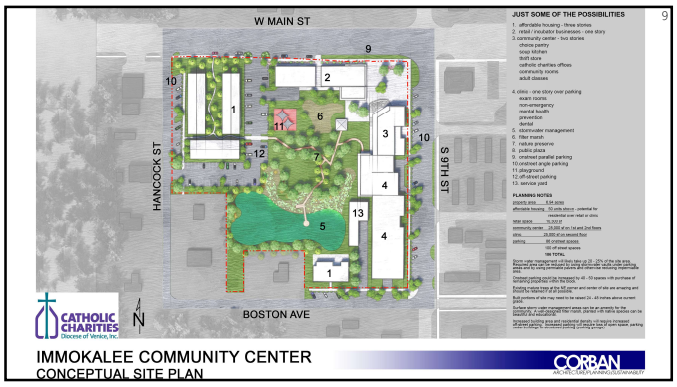
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Proposed Development Standards

TABLE I: DEVELOPMENT STANDARDS

	PRINCIPAL USES	ACCESSORY USES
MIN. LOT AREA	N/A	N/A
MIN. LOT WIDTH	N/A	N/A
MIN. FLOOR AREA		
Residential	Efficiency 450 S.F/D.U. 1 BR 600 S.F/D.U. 2+ BR 750 S.F/D.U.	N/A
Commercial	700 S.F. (ground floor)	
MIN. SETBACKS (AS PROVIDED FOR IN MAIN STREET OVERLAY)		
North adj. to W. Main St. (Front Yard)	15'	SPS
South, adj. to Boston Ave. (Front Yard)	10'	SPS
South, adj. to RMF-6 zoned parcel (Side Yard)	15'	SPS
East, adj. to S 9th St. (Front Yard)	10'	SPS
East, adj. to RMF-6 Zoned Parcel (Side Yard)	15'	SPS
West, adj. to Hancock St. (Front Yard)	10'	SPS
West, adj. to RMF-6 zoned parcel (Side Yard)	15'	SPS
MIN. LAKE SETBACK	0' from LME	SPS
MIN. DISTANCE BETWEEN STRUCTURES	15' OR AS REQ. BY FIRE CODE, WHICHEVER IS GREATER	SPS
MAXIMUM HEIGHT		
Zoned	45' NTE 3 STORIES	25'
Actual	52'	32'

N/A - not applicable; SPS - same as principal structures; S.F - square feet; LME - lake maintenance easement; D.U. – dwelling unit; BR – bedroom; NTE – not to exceed.

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On-Street Parking

- The MPUD allows for the applicant to request on-street parking within the project boundary and/or within adjacent right-of-way as part of the Site Development Plan process.
- The specific design and location of such on-street parking spaces shall be subject to review and approval by Collier County Transportation staff and/or Florida Department of Transportation (FDOT) if applicable.
- If on-street parking is not provided along any or all these rights-of-way, the MPUD shall meet parking requirements using off-street parking within the MPUD boundary.

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Right-of-Way Improvements

- Improvements to Boston Avenue are being reviewed and ultimately developed as part of the Casa San Juan Diego affordable housing project to the south (SDP, PL 20230018133).
- The improvements are being designed in a way that can accommodate on-street parking, if approved, without the need to redevelop Boston Avenue.

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Right-of-Way Improvements

- The applicant shall improve Hancock Street to County standards, including an 8-foot multi-use path on one side of the right-of-way along the projects Hancock Street frontage.
- The applicant will repair the Hancock Street pavement where necessary between West Main Street (SR 29) and Boston Avenue.
- The stormwater management system shall be designed to provide for water quality and quantity for Hancock Street along the project frontage.

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Deviations

1. **Deviation 1** (Buffer Requirements) seeks relief from LDC Section 4.06.02 – Buffer Requirements, Table 2.4, Footnote 3, which states that "Buffer areas between commercial outparcels located within a shopping center, Business Park, or similar commercial development may have a shared [Type A] buffer 15 feet wide with abutting property contributing 7.5 feet", to instead allow a shared buffer 10' wide with each property contributing 5'.
2. **Deviation 2** (Buffer Requirements) seeks relief from LDC Section 4.06.02.C.4., *Type D Buffer*, which states that the minimum width of the perimeter landscape buffer shall vary according to the ultimate width of the right-of-way, thus requiring a 15-foot-wide Type D perimeter buffer adjacent to W. Main St. and a 10-foot-wide Type D perimeter buffer adjacent to S. 9th St., to instead allow for the buffer along W. Main St. and S. 9th St. to terminate near the W. Main St. / S. 9th St. property corner as depicted on the Master Concept Plan.
3. **Deviation 3** (Buffer Requirements) seeks relief from LDC Section 4.06.02 - Buffer Requirements, Table 2.4, which requires a 15-foot-wide Type B perimeter landscape buffer where the proposed multifamily development is adjacent to commercial uses, to instead allow for a 10-foot-wide Type A perimeter landscape buffer.
4. **Deviation 4** (Specific Design Standards for the Immokalee – Main Street Overlay Subdistrict) seeks relief from LDC Section 4.02.32.A.5., *Dimensional Standards*, which states structures shall be no more than thirty-five (35) feet in height, except that hotel/motel uses shall be no more than fifty (50) feet in height, to instead allow a maximum height of forty-five (45) feet zoned / fifty-two (52) feet actual.
5. **Deviation 5** (Specific Design Standards for the Immokalee – Main Street Overlay Subdistrict) seeks relief from LDC Section 4.02.32.B.2., *Minimum off-street parking and off-street loading*, which requires all properties within the Main Street Overlay subdistrict, having frontage on Main Street, First Street or Ninth Street, to locate all parking areas in the rear yard and/or in side yards, to allow for parking in the front of buildings in the form of on-street parking.
6. **Deviation 6** (Sidewalks, Bike Lane and Pathway Requirements) seeks relief from LDC Section 6.06.02.A.1, *Sidewalks, Bike Lane and Pathway Requirements*, which requires 5 feet wide sidewalks on both sides of local road right-of-way, to instead allow a single multi-use path 8 feet in width on only one side of Hancock Street.

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Next Steps

- Resubmit the revised application documents.
- County staff will review and find the application sufficient.
- We will not be scheduled for public hearings until the review process is complete and the application is found sufficient.

Bowman

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Questions?

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Zoom Chat
March 19, 2025 Joint CRA & MSTU Hybrid Public Meeting

00:03:14 Jeremie Chastain: I can't hear most of the board members
00:05:56 Lupita Vazquez Reyes: Please have anyone speaking, speak into their microphone
00:30:55 Lupita Vazquez Reyes: screen share
00:42:44 Lupita Vazquez Reyes: That is exactly what i was going to say. If we continue to make recommendations and then no quality control or maintenance post business build
00:51:33 Cristina Perez: I have a comment on submittal to county
00:58:02 Lupita Vazquez Reyes: For context, some businesses have painted their buildings recently and they are black with stripes, others are all grey, etc. I would like to have seen uniformity influenced by RCMA
00:58:49 Lupita Vazquez Reyes: and definitely more shade areas using landscape

Collier County Community Redevelopment Agency

IMMOKALEE CRA

The Place to Call Home

Certification of Minutes Approval Form

Prepared by:

Christie Betancourt, CRA Assistant Director
Immokalee Community Redevelopment Area

Approved by:

Bernardo Barnhart, Chairman

The Minutes for the March 19, 2025, 2024 MSTU Advisory Committee Meeting were approved by the MSTU Advisory Committee on May 21, 2025, as presented.

The next meeting will be a MSTU Advisory Committee meeting and will be held on June 18, 2025, at 8:30 A.M. at CareerSource SWFL.

All meetings will be publicly noticed in the W. Harmon Turner Building (Building F), posted at the Immokalee Public Library and provided to the County Public Information Department for distribution. Please call Christie Betancourt, at 239-867-0028 for additional information. In accordance with the American with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact Christie Betancourt, CRA Assistant Director, at least 48 hours before the meeting. The public should be advised that members of the CRA Advisory Board are also members of the other Boards and Committees, including, but not limited to: Immokalee MSTU Board, Immokalee Fire Commission, and the Collier County Housing Authority; etc. In this regard, matters coming before the Advisory Board may come before one or more of the referenced Board and Committees from time to time.

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

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May 9, 2025

FOR IMMEDIATE RELEASE

Notice of Hybrid Remote Public Meeting
Collier County Community Redevelopment Agency
Immokalee Local Redevelopment Advisory Board
Immokalee Beautification MSTU Advisory Committee
Collier County, Florida

May 21, 2025
8:30 a.m.

Notice is hereby given that the **Immokalee Local Redevelopment Advisory Board** and the **Immokalee Beautification Municipal Service Taxing Unit (MSTU) Advisory Committee** will meet on Wednesday**, May 21st** at **8:30 a.m.** This will be a Hybrid Remote Meeting, and it will be held at the CareerSource SWFL, 750 South 5th Street, Immokalee, Florida. Some of the Board Members and staff may be appearing remotely, with staff present in person. The public may attend either remotely or in person.

Individuals who would like to participate remotely should email Yuridia Zaragoza at Yuridia.Zaragoza@colliercountyfl.gov by May 20th at 4:00 p.m.

The agenda will be posted on the Immokalee CRA's website at https://immokaleecra.com/meetings-information-1.

Remote participation is provided as a courtesy and is at the user's risk. The County is not responsible for technical issues.

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting of those boards, councils or agencies.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management

Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Yuridia Zaragoza at (239) 867-0025**.**

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Collier County Community Redevelopment Agency
IMMOKALEE CRA
The Place to Call Home!

CRA Board

Commissioner
William McDaniel Jr.
Co-Chair
District 5

Commissioner
Dan Kowal
Co-Chair
District 4

Commissioner
Burt L. Saunders
District 3

Commissioner
Chris Hall
District 2

Commissioner
Rick LoCastro
District 1

CRA Advisory Board

Mike Facundo
Chairman

Vice-Chair

Mark Lemke
Anne Goodnight
Estil Null
Edward "Ski" Olesky
Yvar Pierre
Paul Thein

MSTU Advisory Committee

Bernardo Barnhart
Chairman

Jimmy Nieves
Vice- Chair

Cherryle Thomas

CRA Staff

John Dunnuck
Executive Director
Facilities & CRA

Christie Betancourt
CRA Assistant Director

Yvonne Blair
CRA Project Manager

Yuridia Zaragoza
CRA Operations Support
Specialist I

Joint Meeting of the Collier County Community Redevelopment Agency Immokalee Local Redevelopment Advisory Board and the Immokalee Beautification MSTU Advisory Committee.

AGENDA
Hybrid Remote Public Meeting
(*Please see details below)

Immokalee CRA
750 South 5th Street
CareerSource SWFL
Immokalee, FL 34142
239.867.0025

May 21, 2025 – 8:30 A.M.

A. Call to Order.
B. Pledge of Allegiance and Prayer.
C. Roll Call and Announcement of a Quorum.
D. Voting Privileges for Board Members via Zoom. *(CRA & MSTU Action Item)*
E. Approval of Agenda. *(CRA & MSTU Action Item)*
F. Approval of Consent Agenda. *(CRA & MSTU Action Item)*
   1. Minutes
      i. Joint CRA & MSTU Advisory Board Meeting for March 19, 2025 (Enclosure 1)
      ii. CRA Advisory Board Meeting for April 16, 2025 (Enclosure 2)
   2. Budget Reports (Enclosure 3)
   3. Code Enforcement Report (Enclosure 4)
   4. Staff Reports
      i. Assistant Director Report (Enclosure 5)
      ii. Project Manager Report (Enclosure 6)
      iii. Project Manager Field Observation Report (Enclosure 7)
      iv. Community Meetings (Enclosure 8)
G. Announcements.
   1. Public Comment speaker slips
   2. Communications Folder
H. Other Agencies.
   1. FDOT updates
   2. Other Community Agencies
I. Community Presentations.
J. Old Business.
   1. Contactor Maintenance Reports *(MSTU Action Item)*
      i. A&M Property Maintenance Report & Schedule (Enclosure 9)
   2. Advisory Board update
      i. Board Merger (Enclosure 10) *(CRA & MSTU Action Item)*
   3. Property Available for County Use
      i. 523 Eustis Avenue (AKA 523 Howard Way) (Enclosure 11)
   4. Brief Staff project update
      i. Immokalee Sidewalk Phase III – Eustis Ave. and W. Delaware Ave.
      ii. First Street Corridor Safety Project

5. Office Lease update *(CRA Action Item)* (Enclosure 12)
6. Budget Update *(CRA & MSTU Action Item)*
    i. Tentative Budget Report (Enclosure 13)
    ii. 2025/2026 Strategic Plan Update (Enclosure 14)
    iii. 2025/2026 Prioritization List (Enclosure 15)
    iv. Recommendations for Funding (Enclosure 16)

K. New Business
1. New Market Road Commercial Project (Enclosure 17)

L. Citizen Comments.

M. Next Meeting Date. The **CRA and MSTU Board** will meet on ***Wednesday, June 18, 2025,*** at 8:30 A.M. at CareerSource SWFL.

N. Adjournment

*** Hybrid Remote Public Meeting**

Some Advisory Board members and staff may be appearing remotely, with staff present in person. The public may attend either virtually or in person.

If you would like to provide public comment, participate, and/or attend the meeting, please contact Yuridia Zaragoza via email at Yuridia.Zaragoza@colliercountyfl.gov by June 17, 2025, at 4:00 P.M.

You may attend the meeting in person on June 18, 2025, at the CareerSource SWFL Conference Room, 750 South 5th Street, Immokalee, FL 34142.

The public is reminded that the CDC and Department of Health recommend social distancing and avoiding public gatherings when possible.

All meetings will be publicly noticed in the W. Harmon Turner Building (Building F), posted at the Immokalee Public Library, and provided to the County Public Information Department for distribution. Please contact Yuridia Zaragoza at 239.867.0025 for additional information. In accordance with the American with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact Christie Betancourt at least 48 hours before the meeting. The public should be advised that members of the CRA/MSTU Advisory Committee are also members of other Boards and Committees, including, but not limited to: the Immokalee Fire Commission. In this regard, matters coming before the Advisory Committee/Board may come before one or more of the referenced Board and Committees from time to time.

MINUTES

Meeting of the Collier County Community Redevelopment Agency Immokalee Local Redevelopment Advisory Board on April 16, 2025. The Advisory Board members, staff, and public appeared virtually and in person.

Hybrid Remote Public Meeting
CareerSource
750 South 5th Street
Immokalee, FL 34142

A. Call to Order.
The meeting was called to order by CRA Chair Michael "Mike" Facundo at 8:30 A.M.

B. Pledge of Allegiance and Moment of Silence.
Michael "Mike" Facundo led the Pledge of Allegiance and the opening prayer.

C. Roll Call and Announcement of a Quorum.
Christie Betancourt opened roll call. A quorum was announced for the CRA . No quorum was announced for the MSTU Board.

CRA Advisory Board Members Present in Person:
Michael "Mike" Facundo, Lupita Vazquez Reyes (8:33 A.M.), Mark Lemke, Patricia "Anne" Goodnight, Edward "Ski" Olesky, Estil Null, Yvar Pierre and Paul Thein.

CRA Advisory Board Members Present via Zoom:
None.

CRA Advisory Board Members Absent/Excused:
None.

MSTU Advisory Committee Members Present:
Bernardo Barnhart (9:32 A.M.) and Cherryle Thomas.

MSTU Advisory Committee Members Present via Zoom:
None.

MSTU Advisory Committee Members Absent/Excused:
Jimmy Nieves.

Others Present in Person:
Oscar Lugo, Yolanda Flores, Lee Van Gelder, Misty Smith, Mary Martinez, Jorge Perez, Abby Villagomez, Armando Yzaguirre, Said Gomez, and Commissioner William "Bill" L. McDaniel, Jr.

Others Present via Zoom:
Andrea Halman, Dimitri Schwarz, James Klewicki, Melissa Silva. Sarah Harrington, and Tricia De Cambria.

Staff Present in Person: John Dunnuck, Christie Betancourt, Yvonne Blair, and Yuridia Zaragoza.

D. Voting Privileges for Board Members via Zoom
The CRA Board members made a motion to allow board members on Zoom privileges.

CRA Action: Ms. Patricia "Anne" Goodnight made a motion to allow Board Members on Zoom privileges. Mr. Mark Lemke seconded the motion, and it passed by unanimous vote. 7-0.

E. Approval of Agenda.

Staff presented the Agenda to the board for approval. Staff announced a time certain for Agenda Item J.2. Contractors Maintenance Report. The Agenda was approved as presented

CRA Action: Ms. Patricia "Anne" Goodnight made a motion to approve the Agenda as presented. Mr. Paul Thein seconded the motion, and it passed by unanimous vote. 8-0.

F. Approval of Consent Agenda

1. Minutes
    i. Joint CRA & MSTU Advisory Board Meeting for March 19, 2025 (Enclosure 1)
2. Budget Reports (Enclosure 2)
3. Code Enforcement Report (Enclosure 3)
4. Staff Reports
    i. Assistant Director Report (Enclosure 4)
    ii. Project Manager Report (Enclosure 5)
    iii. Project Observation Field Report (Enclosure 6)
    iv. Community Meetings (Enclosure 7)

Staff presented the Consent Agenda to the boards for approval. The Consent Agenda was approved as presented.

CRA Action: Ms. Patricia "Anne" Goodnight made a motion to approve the Consent Agenda as presented. Ms. Lupita Vazquez Reyes seconded the motion, and it passed by unanimous vote. 8-0.

G. Announcements.

1. Public Comments speaker slips
   CRA Staff reiterated on the public 3-minute speaker slip policy for each Topic. The Board will give more time if they feel it necessary.

2. Communications Folder
   Staff reviewed the communication folder with the board and members of the public. Included in the folder was the public notice of the Joint CRA and MSTU meeting, Informational flyer on the Crisis Prevention & Empowerment (CPE), Earth day workshop flyer, 2nd Annual Art Fair flyer, MSTU Project Manager Observation Report, and the final 2024 CRA Annual Report.

3. 2025 CRA Awards (Enclosure 8)
   The CRA Staff announced that they had received two awards from the Immokalee Eastern Chamber of Commerce. The CRA received an award for the 2025 Member of the Year and the Honorary Business of the Month award for the month of April.

H. Other Agencies

1. FDOT Updates
   No updates.

2. Other Community Agencies
   No updates.

I. Community Presentations
No presentations.

J. Old Business

1. Advisory Board update

i. Board Merger

Staff informed the board and members of the public present that an item will be presented to the Board of Collier County Commissioners on April 22, 2025, for authorization to advertise the ordinance to create the new Immokalee Community Redevelopment Advisory Board. Staff must advertise before the Ordinance can be adopted.

If the Ordinance is presented and approved by the Board of Collier County Commissioners at the 1st meeting in May, the boards may have their first meeting as a merged board in May. Future discussion can include how the board would like to operate such as having a moment of silence or having a prayer and looking into having a different pastor at each meeting. Discussion can also be made on the proposal of having the chairs of the CRA and MSTU become Chair and Vice-Chair of the board.

Staff announced that there are 2 vacancies, one is for reappointment and the other vacancy is for the completed term of Ms. Andrea Halman. Approval was given to staff for nine (9) board members and two (2) non-voting members for the new board.

ii. CRA Applications

a. Lupita Vazquez Reyes (Enclosure 9)
The application for Ms. Lupita Vazquez Reyes was presented to the board. The CRA Board made a motion for the reappointment of Ms. Lupita Vazquez Reyes.

CRA Action: ***Ms. Patricia "Anne" Goodnight made a motion to reappoint Lupita Vazquez Reyes to the Immokalee Local Redevelopment Advisory (CRA) Board. Mr. Mark Lemke seconded the motion, and it passed by unanimous vote. 8-0.***

a. CRA Attendance Log (Enclosure 10)
The attendance log showcased the CRA Board members attendance for the last 2 years including Ms. Lupita Vazquez Reyes. Staff will attach the attendance log with the Memo sent to the County Attorney.

b. Oscar Lugo (Enclosure 11)
Staff provided Mr. Oscar Lugo application. He is a new applicant to the Immokalee Local Redevelopment Advisory Board.

Mr. Michael "Mike" Facundo briefly commented on Mr. Oscar Lugo. He has known Mr. Lugo for about 5 years, he is a Civil Engineer.

Mr. Oscar Lugo introduced himself. He has been working in the area as a Civil Engineer for about 10 years. He was born and raised in Immokalee. He attended Immokalee High School and Florida Gulf Coast University (FGCU). He loves the Immokalee community and is astounded by all the growth that has occurred. Mr. Michael "Mike" Facundo introduced him to the Immokalee CRA, and Mr. Lugo has seen the work and projects that have been completed. He looks forward to being a part of the board and contributing in any way that he can.

CRA Action: ***Ms. Patricia "Anne" Goodnight made a motion to approve Oscar Lugo application for appointment to the Immokalee Local Redevelopment Advisory (CRA) Board. Mr. Edward "Ski" Olesky seconded the motion, and it passed by unanimous vote. 8-0.***

Staff will send a recommendation memo to the County Attorney for appointment of both applicants.

2. Contractor Maintenance Reports
   i. A&M Property Maintenance Report & Schedule (Enclosure 12)

Staff provided the maintenance report, the look ahead for May, work completed, and future work done at the Zocalo Plaza.

Included in Enclosure 12, on Page 82, is Estimate #1616, for pressure washing at a quarterly basis at the Zocalo. Due to a situation that occurred with one of the board members attending an event at the Zocalo and having a couple of cleanliness issues, staff understand that there is a homeless issue at the Zocalo. Staff did get the initial pressure washing approved; however, they would like to have it done quarterly if needed. If any other certain cleaning is needed, A&M staff may be able to complete the work as an incidental.

Mr. Armando Yzaguirre, provided an update for A&M. All is going according to schedule. As for the Zocalo, he commented on the issues with the homeless. Due to how regular they are in the area; it could be that the pressure washing may have to be done more than quarterly. He suggested that CRA staff look into shutting off the power in the area since many of the homeless individuals use the outlets to charge their phones and other electronic devices. Mr. Yzaguirre also provided an update on the Christmas decorations. If CRA staff plans to switch out the Christmas decorations, the last decoration that needs switching is the Christmas Trees. The Christmas tree decorations are in good shape for another year. He provided this update to start staff's conversation if they are looking to replace.

Mr. Armando Yzaguirre is getting ready to make a proposal for the Historic Cemetery, per CRA staff request.

Ms. Christie Betancourt commented that the Holiday Decorations and Historic Cemetery will be addressed during the budget workshop. She anticipates that A&M will have to pressure wash spot areas on a weekly basis. CRA Staff may have to ask for assistance from the Sheriff's Department and Park Rangers to keep the homeless individuals moving.

Ms. Lupita Vazquez Reyes encouraged staff to have an outreach with others to assist with the homeless individuals. Ms. Christie Betancourt commented that the Homeless Coalition and St. Matthew House can assist, however, individuals must be willing to meet their rules.

Ms. Cherryle Thomas commented on her previous experience with a homeless individual who is near the light intersection by the Zocalo. She asked if something can be done to address this issue.

Cpl. Lee Van Gelder commented that as long as the individual is not impeding traffic, not much could be done by the Sheriff's Office.

Commissioner McDaniel asked if the power outlets at the Zocalo Plaza could be blocked. He commented on having the lights on so that the area is lighted but also finding a way to block the outlets to avoid disruptions. If an individual decides to cause any damage to those blocked outlets, then there is a cause to have reinforcement.

Ms. Lupita Vazquez Reyes commented on the Zocalo and said that it's a matter of use of the area. It's a public space, however, the homeless are using the area the most due to no other uses by other community members. An outreach and collaboration with other organizations could lead to assisting the homeless individuals in the community. She liked the idea Commissioner McDaniel provided and commented on her own experience of doing something similar with the non-profit that she is in. This initiative worked to deter others from using the outlets.

A&M staff provided clarification on the bougainvillea branches that created a safety hazard at the Zocalo.

CRA staff have a pending purchase order for the electrical services at the Zocalo, but they will need to go to the next vendor to get the work done. The purchase order has been pending since October 2024.

A recommendation was not made on the quarterly pressure washing due to no quorum for the MSTU Board.

3. Brief Staff Project update
   A contract was approved for Marquee Development for the Immokalee Sidewalk Phase III project. Staff hope to have a kickoff meeting soon.

   Staff are working with Collier County Community & Human Services (CHS) and Transportation to get the First Street Corridor Safety Project phased out. Change Order# 3 was approved. Staff will be providing an updated timeline on the project.

4. Office Lease update
   Staff's current office lease ends at the end of June of this year. Staff will bring an item to the board in May and then add the item to the Board of Collier County Commissioner Agenda.

Staff are in negotiations with the new owners. The closing is still pending, so the current owners of the building would like staff to do a lease with the new owners.

A brief discussion was made on the Immokalee Clerk's office and the status of the improvements needed, if staff move in.

K. New Business.

1. Budget Workshop

i. Budget & Strategic Plan Presentation

The 2025/2026 Strategic Plan and the Prioritization project list were presented from what was previously approved in September 2024. Staff listed projects that the CRA and MSTU are funding and projects that are being funded by the County or other entities. The Strategic Plan Prioritization Project list included:

- First Street Pedestrian Safety Improvements
- Sidewalk Phase III
- Historic Preservations
- Lake Trafford Corridor Improvements
- Fields of Dreams Park Initiative (Sports fields)
- Housing Development
- Immokalee Community Campus – 9th Street property – Catholic Charities Development
- Main Street Corridor Improvements
- Immokalee Airport Park Improvements
- 24-hour medical facilities
- Little League Road Extension

Staff provided information on the Immokalee Tax Increment of 2000-2025 and current and proposed funds for the CRA.

- Immokalee Redevelopment Fund (1025)
  - Current: $1,460,100
  - Proposed: For the next Fiscal Year: $1,528,083

- Immokalee CRA Capital Fund (1026) – Projects (1026)
  - Current: Added fund - $644,100; The total for capital project is $3,184,775. An extra $662,800 is being added. The overall amount for Capital funding is significant due to the tracking of the Immokalee Sports Complex Project.

  - Proposed: Staff are requesting $662,800. They are proposing to add $50,000 to the Neighborhood Revitalization and plan to rename Mobility into Economic Development and add $50,000. Staff are also proposing to add $426,000 to the Main Street Corridor Project and $136,800 to First Street.

- Immokalee CRA Grant Fund (1027)
    - Current: Fund includes the $1,001,371 received in 2024 and 1 million received this year with a total of 2.3 million for this year.

    - Proposed: There will be a reduction to the amount. Staff have used $126,000 for the design of First Street. Discussion was made with CHS to decrease the award from 2024 in order for CHS to meet timeliness. Staff are unaware on the amount that will be taken, however, CHS will award the amount back in 2026.

- Immokalee Beautification (1629)
    - Current: $2,143,900
    - Proposed: $2,186,300

- Immokalee Rd and SR 29 (1011-163805)
    - Current: $237,600
    - Proposed: $244,700

Staff also provided information on the CRA Owned Properties which included the 9th Street Property (reverter), Zocalo Park, Eustis Pond, and the proposal of the Howard Way (Eustis Ave) property that is pending BCC approval. Other topics discussed for the CRA included the Operational/Administrative, Community Programs, Land Use Planning, and Economic Development.

The overall funds of the CRA (1025/1026), MSTU (1629/1011) , and Grants (1027) for 2024/2025 are $9,855,371. The 2025 Immokalee Priorities and Projects presented in September 2024 were highlighted. The projects are the same, however, funding has either increased or decreased depending on the contracts and quotes received.

Staff discussed the proposed project funding for FY 2025 and FY 2026. The Bid on Foreclosure Property – 523 Eustis Avenue now 523 Howard Way with the annual cost of Maintenance and Insurance and Fees would amount to about $67,060.

Staff provided information on the budgeting for the Global Flight Training Solutions – 151 Airpark Blvd. Funds may be used from the capital projects under Neighborhood Revitalization or capital projects on the regular CRA funding if approved by the board. Global Flight Solution has expanded, and with the prior CRA leadership and Global Flight representative, an agreement was made to assist with the cost of $36,000 for the landscaping installation. The amount is $36,000. Staff will bring this item to the board with a formal request when more information is provided.

The overall funds of the CRA, MSTU, and Grants for 2025/2026 are $11,137,950.90. The amount includes the $1.2 million for the Immokalee Sports Complex Renovation Project (80320).

A copy of the Immokalee CRA Strategic Plan and Immokalee Priorities for 2025 were presented, if any additional changes are made, staff will make the changes. Once finalized, staff will present this to the Board of Collier County Commissioners in May or June as part of the Immokalee CRA Strategic Plan.

ii. Project Status and Funding Priorities (Enclosure 13)
Budget Priorities for 2025/2026 were presented.

- First Street Pedestrian Safety Improvements Project.
    - Engineering Service cost is $250,000; This will be phased out into 4 phases due to land acquisitions needed.

    - Estimated cost of Construction, Engineering & Inspection (CEI), Construction, and other expenses were provided. Overall amount for the project is $1,571,500. No MSTU funds are needed at this time. Once the boards are merged, they will need to identify what funds would be approved for a project, since fundings have to remain separate.

- First Street Corridor/Zocalo Improvements
    - An overall amount of $50,000 is budgeted for the Zocalo Landscape Maintenance, Zocalo Electrical Improvements, Zocalo Incidental work, and other expenses.

- First Street Zocalo Plaza Holiday Decorations
    - There will be no additional decorations on the light poles in Main Street. Funding only includes the Holiday Decorations and Tree Installation at the Zocalo Plaza. As well as small replacements of the decorations at the Zocalo. The budgeted amount is $38,000. Brief discussion was made on having a sponsor for Holiday Decorations. The Holiday Bid has been sent out, staff will provide further updates.

- Immokalee Sidewalk Phase III Project – Eustis Avenue & West Delaware Avenue
    - Budgeted amount for Design (Engineering Services), (CEI), Construction, and other expenses is $1,329,558.10. Staff emphasized that due to the quotes received for the award of the project, the cost was lower than expected.

- Main Street Corridor Streetscape Project SR29 from 9th Street to East 2nd Street
    - The project is on hold, there is an open Purchase Order for the design. Staff have 60% design complete; they are waiting on the completion of the Loop Road project.

    - The construction funds allocated is approximately $994,000, if approved for added funds, then the funds will be 1.4 million. There is also funding in the MSTU reserves. Staff will know more on the overall cost as they move forward with the Main Street Design.

- Main Street Improvements (Preventative Maintenance)
    - Staff have discussed the preventative maintenance for short term and irrigation improvements. Staff have asked A&M staff for a quote on the Historic Cemetery to do planting in the front, however, irrigation will be needed. Other items included in the budget are for the Banner Arm improvements and the trash can replacement.

- Landscape Maintenance of Immokalee MSTU Road (Main Street SR29, First Street, and Triangle Area
    - Budgeted include the maintenance of SR29, First Street, and the Triangle Area. The Immokalee MSTU Road fund includes the installation of decorations on Main Street. The amount budgeted is $275,000.

- Historic Cemetery on Main Street
    - Budgeted items include repairs, property survey ground, and interior and exterior improvements. Staff will share the final report to the Immokalee Museum and Seminole Tribe for review and follow-up to discuss any interest in funding.

- Fields of Dreams Parks Initiative (Sports Fields)
    - 1.2 million for the Sports Complex. As Parks and Recreation staff receive invoices for the project, they'll forward them to CRA staff for approval.

    - Staff toured the Immokalee Parks with the Parks and Recreation Regional Manager. Mr. Said Gomez, to view where the $50,000 could be used. Staff will bring this item back to the board for approval.

- Lake Trafford Corridor Improvements
    - The proposed expense of this improvement may be higher than expected. Staff may have funds saved if LCEC installs the poles and CRA Staff moves forward with paying the utility and the charge of the installation. Staff have a hold on the design; the CRA and MSTU will do a shared fund for this improvement.

- Immokalee Complete Streets
    - Staff have the Immokalee Complete Streets listed due to the utility expenses that are being paid by the CRA. CRA staff are doing a Budget Amendment to move funds into this expense, in case extra funding is needed.

    - $80,000 is being proposed for the Immokalee Lighting Survey that was completed by the Sheriff's Department. A discussion was made on the estimated cost of installation of poles.

- Economic Development
    - Budgeted items include the FHERO Annual Membership Fees, Economic Development Strategy, and Land Planning Services.

- Grants and Programs
    - $170,000 is budgeted for the Commercial Façade Grant Program
    - $15,000 is budgeted for the Sweat Equity Grant Program

iii. 2025/2026 Budget (Enclosure 14)

A draft breakdown of the 2026 Fiscal Year Recommended Budget was presented. Staff highlighted the new funding proposal which included the Holiday Decorations and other items that the board would like to add as prioritization.

Mr. John Dunnuck provided context on the Main Street Corridor project that might be coming up sooner than expected and commented that the cost will most likely be higher than expected. Staff wants to be assured that enough funding is saved for the Main Street Corridor project. Staff would like the added new funds to be set aside for this project as well as other lighting projects for the health, safety and welfare of the community. Staff have limited the $50,000 for the Immokalee Park improvements.

Ms. Patricia "Anne" Goodnight commented on her concerns regarding a CRA bill that is being presented to the State Legislation.

Commissioner McDaniel provided his insight on the CRA Bill and commented that all should wait on the State Legislation's final decision. Staff will keep the board updated.

Ms. Patricia "Anne" Goodnight commented on the accomplishments done by the Immokalee CRA and Commissioner McDaniel and the importance of having the organization in the community.

A discussion was made on County Leadership and the efforts that could be made, if the State Legislation passes to stop the function of the CRAs.

Mr. Paul Thein asked about the flexibility of the budget and whether changes can be made. Mr. John Dunnuck commented that staff is adding funding to the Immokalee CRA Strategic Plan, but it can be adjusted at any time, if necessary.

Mr. Paul Thein commented on SB 110 and said if approved, it can bring significant funds into the Collier County Region and to this board. This could perhaps be an adjustment to the Immokalee Strategic CRA Plan.

Commissioner McDaniel highlighted the importance of the priorities and how it has shifted the community. He commented that staff and board members focus on infrastructure. He suggested that the 24-Hour medical facilities under the Immokalee Strategic Plan priorities be done with private sector, this could be an initiative done by Catholic Charities.

Commissioner McDaniel provided information on a vote that will be made by the Board of Collier County Commissioners on a fund of $500,000 that could be appropriated for a community garden at the Immokalee Museum at Roberts Ranch. There is enough funding for the construction, however, there is no funding for the operations and maintenance for the garden. The consensus amongst county staff for this initiative of a community garden is that it should be a philanthropic effort. A decision will most likely be made to redirect the funds for two (2) new ambulances for all of Collier County.

Ms. Patricia “Anne” Goodnight asked for clarification on the funding. She was made aware that funding would be received for ambulance or emergency response time due to fentanyl responses. Commissioner McDaniel commented that the $500,000 is based on a CDBG fund that was received.

Mr. Paul Thein commented on the grants that the Immokalee CRA has received and elaborated on the opportunities that the community can receive. Discussion was made the Regional Planning Council and how it previously provided opportunities for most departments within the community. Commissioner McDaniel provided the current status of the Southwest Florida Regional Planning Council and the occurrence if it’s not reinstated with new bylaws and an interlocal agreement by the initial six counties that make up the council. Commissioner McDaniel is working to have some progress be made with the Southwest Florida Regional Planning Council.

Mr. Paul Thein highlighted the Federally Qualified Health Clinic in the community and commented on the opportunities for growth.

Further discussion was made on the primary goal of the Regional Planning Council and the need for Counties to discuss improvements that are being done that could affect everyone surrounding the area.

Mr. Paul Thein commented on the significant interest for Immokalee and provided information that Immokalee was granted $980,000 by the Wine Festival for Child Obesity. About 48% of the children with a high BMI are at risk of Diabetes compared to the United States being 20%.

Ms. Lupita Vazquez Reyes commented on the community garden and the spot of interest in facilitating this at Roberts Ranch. This initiative falls under the USDA Designated Food Dessert. This will help and impact food and nutrition access in the community. She highlighted the importance of knowing what improvements are needed in the community, especially since Immokalee is a rural community. All should look to engage more in addressing other matters as well such as the shallow water in the community. Ms. Reyes further commented on the funding that is received and where the funds should stay for the community.

Ms. Christie Betancourt provided an overview of the Immokalee Priorities within the Immokalee CRA Strategic Plan.

Commissioner McDaniel followed up on the comment made by Ms. Lupita Vazquez Reyes and commented on the importance of educating the community on better nutritional intake. Staff will add this to the Immokalee Priorities.

Discussion was made on the funding of the CRAs and what could occur if the State Legislation passes the bill to sunset the CRAs.

Mr. Mark Lemke recommended that the Lighting Study Survey be added to the Immokalee Priorities.

Mr. Edward “Ski” Olesky commented on the different lights within the community. Ms. Christie Betancourt followed and said that staff could revisit the cost estimate to have all light poles be LED lighting.

Commissioner McDaniel commented that he will get an update on the $500,000 CDBG fund. He commented that if the CRA assists with the operational and educational program of the community garden, then a decision could be made to have the funds appropriated for the community garden.

Ms. Christie Betancourt will follow up with Mr. John Dunnuck, on this matter. She attended a pre-meeting to discuss the community garden. The importance of having a fund for the operation and education of this program was highlighted, staff will follow up on this matter and discuss whether the board is interested in taking part in this initiative of a community garden.

Mr. Bernardo Barnhart asked if a private sector could contribute to the community garden.

Commissioner McDaniel said it must be done within the government sector due to the federal funds. Discussion was made on other components needed to help educate on nutrition and health. Mr. Bernardo Barnhart commented on the idea to have the funds of the Holiday Decorations be moved to the initiative of the community garden.

Ms. Andrea Halman commented that staff could look into coordinating with the Master Gardens with the UF Extension office to assist with educating others.

CRA Staff briefly discussed the First Street Corridor Safety Project and the need to have the project be phased out.

Ms. Mary Martinez asked if flashing beacons would be installed for the First Street project. Ms. Christie Betancourt confirmed that flashing beacons will be installed in the 3 crosswalk areas.

Ms. Mary Martinez also asked if the Immokalee Technical College students could be involved in maintaining the community garden. Ms. Christie Betancourt said this would need to be coordinated with the Museum.

Board members provided a discussion on the need for funds to be utilized to help the community and address concerns like the 48% of children at risk with diabetes and to have local and fresh food for the community members. Staff will follow up on the operational budget and the need for a community garden.

Mr. Paul Thein also commented on the importance of fitness and the funding opportunities to help implement memberships for fitness.

Ms. Christie Betancourt commented on the current capacity of the Immokalee Sports Complex fitness center. The discussion was made on the age of the children who are at risk of diabetes and how they could utilize areas such as the parks in Immokalee and encourage them to be active.

Ms. Cherryle Thomas commented on her experience working with the school system and her mission to reduce cholesterol levels. She emphasized the importance of starting a healthy and safe eating habit at a young age.

Ms. Cherryle Thomas commented on feedback that she has received on the need for a local newspaper like the Immokalee Bulletin. Other feedback received was regarding the urgent care, Sheriff's Department doing more outreach in the community, and better use of the Zocalo, Museum and Parks and Recreation.

Mr. Said Gomez who is with Parks and Recreation followed up with Ms. Cherryle Thomas's comment on healthy food and said that Parks and Recreation had a food program to help educate others, however, there was no high turnout.

He has noted that Health is a big matter for the community, he will follow up with other partners and organizations in the community to further expand on the initiatives that could be done to help with the healthy intake of nutrients and food.

Mr. Said Gomez also provided information on the community members who use the fitness center. There is a possibility that Parks and Recreation staff will expand hours due to the capacity of those who use the fitness center. A brief discussion was made on outdoor equipment and the importance of keeping maintenance costs in mind for decisions made within a facility.

Mr. Michael "Mike" Facundo asked staff if they have considered another way to fund the maintenance of the Zocalo and have a better utilization of the area.

L. Citizen Comments

Ms. Mary Martinez reiterated the comment made by Mr. Bernardo Barnhart and said that it should be looked into having the Holiday fund moved to the community garden.

M. Next Meeting Date

The CRA Board and MSTU Board will be meeting jointly on Wednesday, **May 21, 2025**, at 8:30 A.M. at CareerSource SWFL.

N. Adjournment

Meeting adjourned at 10:49 A.M.

**** Zoom Meeting chat is attached to the minutes for the record.***

Zoom Chat
April 16, 2025 Immokalee CRA Hybrid Public Meeting

00:05:16 Yuridia Zaragoza: Good morning Everyone ! Just a reminder to please be on mute. If anyone would like to comment on a topic, please raise your hand and we will call on you.
00:14:21 Melissa Silva: I'm here but not feeling well
00:22:09 Andrea Halman: Boy this meeting is moving right along with out me.
00:27:14 Christie Betancourt: We will call on you next Andrea.
00:30:54 Christie Betancourt: We can't hear you Andrea. We will comeback to you if your mic works.
00:34:34 Andrea Halman: I'm not sure why you hear me. Do something to irritate them.
00:40:26 Andrea Halman: Those at home can't see
01:19:50 Christie Betancourt: Project Listing in on Enclosure 13
01:57:46 Andrea Halman: Extension master gardener
02:23:34 Sarah Harrington: Good morning, sharing for the good of the group, the 2025 income limits were released by HUD. The median income for Collier County is now $113,600.

Note: The median number, in combination with the number of individuals in the family, is used to determine which income category the family falls within. Example: 100% of the the Average Median Income (AMI) is the median income category

Collier County Community Redevelopment Agency

IMMOKALEE CRA

The Place to Call Home

Certification of Minutes Approval Form

Prepared by:

Christie Betancourt, CRA Assistant Director
Immokalee Community Redevelopment Area

Approved by:

Michael "Mike" Facundo, Chairman

The Minutes for the April 16, 2025, CRA Advisory Board were approved by the CRA Advisory Board on May 21, 2025, as presented.

The next meeting will be a CRA Advisory Board meeting and will be held on June 18, 2025, at 8:30 A.M. at CareerSource SWFL.

All meetings will be publicly noticed in the W. Harmon Turner Building (Building F), posted at the Immokalee Public Library and provided to the County Public Information Department for distribution. Please call Christie Betancourt, at 239-867-0028 for additional information. In accordance with the American with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact Christie Betancourt, CRA Assistant Director, at least 48 hours before the meeting. The public should be advised that members of the CRA Advisory Board are also members of the other Boards and Committees, including, but not limited to: Immokalee MSTU Board, Immokalee Fire Commission, and the Collier County Housing Authority; etc. In this regard, matters coming before the Advisory Board may come before one or more of the referenced Board and Committees from time to time.

Collier County Government

Communications, Government & Public Affairs
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Naples, Florida 34112-5746

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May 8, 2025

FOR IMMEDIATE RELEASE

Notice of Hybrid Remote Public Meeting
Lely Beautification MSTU Advisory Committee
Collier County, Florida

May 15, 2025
2:00 p.m.

Notice is hereby given that the **Lely Beautification Municipal Service Taxing Unit (MSTU) Advisory Committee** will meet on **Thursday, May 15, 2025,** at **2:00 p.m.** This will be a Hybrid Remote meeting and held in the Conference Room at the South Regional Library, 8065 Lely Cultural Pkwy, Naples, Florida. The public may participate either remotely or in person.

Individuals who would like to participate remotely should contact Rosio Garcia at Rosio.Garcia@colliercountyfl.gov by noon on May 15.

Remote participation is provided as a courtesy and is at the user's risk. The County is not responsible for technical issues.

The agenda will be available on the Collier County Government website at https://www.collierptne.com/mtsu/lely-golf-estates-beautification-advisory-committee/

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Dan Schumacher at (239) 252-5775.

###

GOLF ESTATES BEAUTIFICATION MSTU

ADVISORY COMMITTEE

8300 Radio Road
Naples, FL 34104

AGENDA

MAY 15TH, 2025

I. CALL TO ORDER

II. ATTENDANCE

Kathleen Dammert - Vice Chair (10/1/26)
Dimitra Arneson (10/1/26) Linda Rae Jorgensen (10/1/25) Michael Mann (10/01/29)
Lisa McGarity (10/1/25)

Brian Wells – Director, PTNE Division
Dan Schumacher – Project Manager
Rosio Garcia – Operations Coordinator
Michael McGee – McGee & Associates
Armando Yzaguirre – A&M Property Maint.
Wendy Warren – Premier Staffing

III. APPROVAL OF AGENDA

IV. APPROVAL OF MINUTES – APRIL 17, 2025

V. CHAIR'S REPORT

A. Plaque Presentation – Kathleen Slebodnik, 6-years Advisory Committee service

VI. CONTRACTOR REPORTS

A. LANDSCAPE ARCHITECT'S REPORT – M^{c}Gee & Associates (M&A)

B. Landscape Maintenance – A&M Property Maintenance (A&M)

VII. PROJECT MANAGER'S REPORT – DAN SCHUMACHER

A. BUDGET REPORT

- FY-26 Millage Neutral Motion – Reported to the Budget Office

B. LIGHTING INSPECTION REPORT

C. RADAR SPEED REPORTS

VIII. ONGOING BUSINESS

A. Traffic Signage

B. Sign Lights

C. Entryway Lighting Circuits

IX. NEW BUSINESS

A. Sign Easement – Doral Circle

X. COMMITTEE MEMBER COMMENTS

XI. PUBLIC COMMENT

XII. ADJOURNMENT

NEXT MEETING:

JUNE 19TH, 2025 AT 2:00 PM
South Regional Library
8065 Lely Cultural Pkwy
Naples, FL 34113, (239) 252-7542

GOLF ESTATES BEAUTIFICATION MSTU

ADVISORY COMMITTEE

8300 Radio Road
Naples, FL 34104

Minutes

April 17, 2025

I. Call to Order

The meeting was called to order at 2:01 P.M. Roll call was taken, and a quorum of four was established.

Mr. Schumacher *reported the Board of County Commissioners (BCC) appointed Michael E. Mann to the Lely Golf Estates Beautification MSTU Advisory Committee for a term of four years.*

II. Attendance

Committee Members: Kathleen Dammert, Vice Chair; Linda Jorgensen, Michael Mann, Lisa McGarity, Dimitra Arneson (Excused)
County Staff: Brian Wells, Director, PTNE Division; Dan Schumacher, Project Manager, PTNE Division; Rosio Garcia, Operations Analyst, PTNE Division
Contractors: Mike McGee, Landscape Architect, McGee & Associates; Armando Yzaguirre, A&M Property Maintenance; Wendy Warren, Premier Staffing

III. Approval of Agenda

Vice Chair Dammert moved to approve the Agenda of the Lely Golf Estates Beautification MSTU Advisory Committee as presented. Second by Ms. Jorgensen. Carried unanimously 4 - 0.

IV. Approval of Minutes – March 20, 2025

Vice Chair Dammert moved to approve the Lely Golf Estates Beautification MSTU Advisory Committee meeting minutes of March 20, 2025, as presented. Second by Ms. McGarity. Carried unanimously 4 - 0.

V. Chair's Report

Summary reports will be provided at future meetings.

VI. Contractor Reports

A. Landscape Architect's Report – McGee & Associates (M&A)

Mr. Schumacher summarized the April 3, 2025, observation report.
(The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).

Maintenance Areas

1. St. Andrews Blvd.
2. Forest Hills Blvd. & Cart Crossing
3. Valley Stream Circle
4. Pebble Beach Blvd. & Cart Crossing
5. Thorncrest, Briarcliff, and Heather Grove Lanes (cul-de-sacs)
6. Baltusrol Drive & Cart Crossing
7. Doral Circle

8. Rattlesnake Hammock Rd.

Mr. McGee reported:
Recommend removal of dead Plumbago plants in medians noted in the report. Replace with Yellow African Iris, 3-gallon size, in accordance with quantities specified.

Plumbago plants were damaged during Hurricane Milton and/or affected by thrips.

St. Andrews Blvd. & US 41

- Reattach sign banding at base.
- Remove Paurotis palm stems too close to the sidewalk (marked with white tape).
- Recommend removal and replacement of two Alexander Palms damaged by lightning with 10- foot clear trunk Alexander palms.
- The third large Royal Palm within the shopping center plantings appears to have been struck by lightning. Recommend replacement with an 8-foot gray trunk palm.

St. Andrews Blvd.

- Median #3: Remove and/or spray herbicide on invasive Blue Goat weed.
- Median #5:
    - Removal of Foxtail Palm with Ganoderma disease is recommended. Replant with 'Helen Johnson' dwarf Bougainvillea.
    - Recommend 1 Queen's Crape Myrtle be planted in location of previously removed Foxtail Palm.
- Median #6: Remove Holly tree and replace with a Crape Myrtle.

Forest Hills Boulevard

- Median #12:
    - Recommend replacement of a missing tree and Ilex tree in decline with Queen Crape Mrytle's.
    - An auto accident damaged palm trees and shrubs. A replacement plant count will be provided after the area has been cleaned up.

Pebble Beach Boulevard Golf Cart Crossing

- Remove 1 Foxtail palm and replace with one clear trunk palm.

Baltusrol Signs

- Replace twenty-two missing or declining Bulbine plants (11 per side).

West ROW & Rattlesnake Hammock Road

- Recommend two dwarf white Tabebuia trees be planted at variegated ginger locations.

Comments – Mr. Schumacher

- A Purchase Order was issued to A & M Property Maintenance for plant replacements as specified in McGee & Associates Summary Report.

B. Landscape Maintenance Report – A & M Property Maintenance (A&M)
Mr. Yzaguirre reported:

- Routine maintenance is being performed as scheduled.
- With exception of the Holly tree on St. Andrews Blvd., median #6, proposals were submitted for all tree replacements, including Verawoods.
- Irrigation cycles for the entry monuments should be increased.
- The Purchase Order for fertilizer was received.

Comments – Mr. Schumacher

- Irrigation cycles were increased to 6 days per week for both monument areas.
- Palm and tree removal will be scheduled with Tree Scaping of Naples Inc.

VII. Project Manager's Report – Dan Schumacher

Mr. Schumacher reported:

A. Budget Report

(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*

Lely Golf Estates MSTU Fund 1620 Budget for April 17, 2025, prepared April 11, 2025.

- Purchase Orders
  1. A & M Property Maintenance (A&M)
     - Incidentals are for landscape refurbishment and miscellaneous.
     - Grounds Maintenance is for regularly scheduled tasks and irrigation repairs.
  2. Collier County PUD – Water
  3. FPL – Electricity
  4. Howard Fertilizer & Chemical Co.- Fertilizer
  5. McGee & Associates – Landscape Architecture
  6. Naples Electric Motor Works – Irrigation Pump Repairs
  7. Premier Staffing – Transcription Services
  8. Sight N Sound, dba Naples Christmas Lighting – Holiday Decorations
  9. Simmonds Electrical – Electrical Maintenance and LED Fixtures
  10. SiteOne Landscape Supply – Irrigation Parts & Pumps
  11. Southeast Spreading - Mulch
  12. Traffic Logix – Digital Solar Radar
  13. Tree Scaping of Naples – Tree Pruning and Removal

- Budget Summary
  1. Line 1, Revenues and Interest – Of the $432,700 millage assessed, $411,540 has been collected, leaving an outstanding balance of $21,159.
  2. Line 2, Carry Forward – Unexpended Prior Year (2024) Funds $394,545.
  3. All Revenues – Of the $827,245 budgeted, $422,540 has been collected leaving an available balance of $415,705 (the sum of lines 1 and 2) minus Expenditures.
  4. Line 23, Operating Expense – Of the $366,645 budgeted, $107,862 is committed to existing Purchase Orders and $129,644 is expended, leaving the remainder of $129,138 available within budget for additional operating expenses as needed.
  5. Line 27, County Overhead – Of the $80,000 budgeted, $78,105 has been transferred, and a balance of $1,894 remains for transfer (PTNE Staff & Overhead, Property Appraiser, & Tax Collector).
  6. Line 29, Capital Projects – A balance of $230,600 remains for improvement projects.
  7. Line 31, Capital Reserves - $150,000 is reserved for catastrophic events.
  8. Line 32, All Expenses – Of the $827,245 budgeted, $107,855 is committed in existing Purchase Orders, $207,749 has been expended, leaving the remainder of $511,633 available for MSTU expenditures.
  9. Line 33, FY-25 Budget Grand Total – budgeted Revenues (Line 3) and All Expenses (Line 32) are equal and cancel-out, $107,862 remains committed to existing Purchase Orders, collected Revenues exceed Expenses by $203,790 and $95,927 are Unexpended.

- General
  1. MSTU Tax Rate: 2.00 Mills is for beautification improvements and maintenance within the taxing district.
  2. The Ad Valorem taxable value increased 5.42% for fiscal year 2025 over 2024 generating additional revenue of $68,920.
  3. Tax millage collected and interest by the Lely Golf Estates Beautification MSTU may only be utilized by the MSTU and within the MSTU district boundary.

Mr. Schumacher noted:

- Uncommitted funds available within budget are eligible for transfer to other categories upon approval by the Committee.
- Tree Scaping of Naples Inc. has invoiced $15,631 for tree and palm pruning.
- Tree Scaping of Naples Inc. Purchase Orders for tree and palm removal and pruning will be increased if work exceeds the budgeted amounts.
- Southeast Spreading has invoiced $7,315. The quantity purchased covered 1round of mulch. An additional truck load will be ordered to fill in sparse areas.
- A Purchase Order will be issued to Southeast Spreading Company for County brown mulch.
- The Doral Sign renovation project will be debited from the Capital Projects category.
- Funds not spent in 2025 (FY-25) will be carried forward into FY-26.
- The *Asset Management Plan* report to estimate useful life of MSTU assets and corresponding expenditure projections to fund maintenance will be updated during the 2026 planning process.

FY 2026 Millage

Options

1. Revenue Neutral: Adjust the current millage rate to maintain the FY-25 MSTU revenue level.
2. Millage Neutral: Maintain the current millage rate of 2.0000 mills, with the MSTU revenue level fluctuating each fiscal year, higher or lower, in tandem with Ad Valorem property values determined by the Property Appraiser.
3. Decrease the millage to a rate below the MSTU 2.000 maxim, upon a motion passed by the Advisory Committee.
4. The Fiscal Year 2026 budget is effective October 1, 2025.
   - ❖ 2.0000 mills equate to $2.00 assessed per $1,000 of Ad Valorem Taxable Value.

Committee Discussion

- MSTU millage is a small percentage of a property owner's total annual tax bill.
- Reducing the millage may limit the ability to keep up with inflation.
- The cost basis for new property owners in the community is much higher and a millage reduction impacts them favorably.
- Many identified capital expenditures will be made over several coming years, while additional revenues continue to accumulate.

Ms. McGarity motioned to maintain the current millage rate of 2.0000 mills per year for the Lely Golf Estates Beautification MSTU. Second by Mr. Mann. Carried unanimously 4 – 0.

B. Lighting Inspection Report

(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*

Mr. Schumacher reported:

April 10, 2025, Report

- St. Andrews Blvd: eight (8) single luminaire and entrance/exit sign lights are out.
- The US and State Flagpoles lights are also not functioning.
- Doral Circle: two (2) entry and exit sign light outages.
- All lamp poles are fitted with Lumec-brand LED replacements.

Flags

- New flags will be installed on flagpoles at the St. Andrews Blvd. community entrance.

C. Radar Speed Report

Mr. Schumacher reported:

Radar Speed Sign Report

Two (2) Traffic Logix SafePace 100 speed monitoring signs are functioning on Saint Andrews Boulevard, eastbound by the Lely Presbyterian Church (*Radar 1*) and westbound at Pine Valley Circle (*Radar 2*).

Daily vehicle report statistics from March 19, 2025, to April 16, 2025:

- Radar 1 (110 St Andrews Blvd) recorded 61,847 vehicles averaging 2,132 vehicles per day. The maximum speed was fifty-one to sixty (51 - 60) mph.
- Radar 2 (255 Saint Andrews Blvd) recorded 63,922 vehicles for an average of 2,204 per day. The maximum speed was fifty-six to sixty-five (56-65) mph.
- The data indicated most vehicles were traveling between twenty-one (21) and thirty-five (35) mph. The speed limit is twenty-five (25).

Mr. Schumacher *will contact Traffic Logix to determine if a "time stamp" can be recorded on the Speed Sign Reports and report his findings to the Committee.*

Ms. McGarity reported:

- She and John Clifford participated in a meeting with Traffic Operations to discuss opportunities for "Speed Control" on St. Andrews and Forest Hills Boulevards.
- Traffic Logix speed data was supplied to support the Association's request for installation of speed deterrent applications.
- A petition with St. Andrews Blvd. property owner signatures was submitted to Traffic Operations.
- Installation of one rubber speed bump for St. Andrews Blvd. was requested and incorporating it into the County's Public Utilities Renewal Program (PUR) Lely project should be considered.

Meeting Update

Ms. McGarity reported a follow-up email was received from the Traffic Operations Division.

- Traffic Operations noted property owners in the immediate vicinity of the proposed speed bump(s) location(s) must agree to the installation.
- Based on traffic count volume, Forest Hills Blvd. does not qualify for speed calming.
- Relocation of the speed limit sign to the corner of Forest Hills and Augusta Boulevards should be considered.

Traffic Operations requested additional data from Traffic Logix. ***Mr. Schumacher*** *suggested the Division should contact Traffic Logix for the desired data.*

VIII. Ongoing Business

A. Traffic Signage – Transfer from Lely Civic Association to the MSTU

Mr. Schumacher reported:

- The transfer from the Lely Homeowners Association to the Lely MSTU to supply and install signs is complete.
- Sign and pole construction will specify the ability to withstand hurricane force winds.
- Guidance will be sought from the Procurement Division on structuring a bid package for a multi-year contract for signage construction and repairs.
- The sign project may be funded from the Capital Projects category.

B. Sign Lights

Sign Light Fixtures

Mr. Schumacher reported:

- A total of fourteen (14) LED light fixtures are required to replace existing corroded sign lights, five (5) for each of the two monuments at St. Andrews Blvd and two (2) for each side of the two-sided sign at Doral Circle.
- Standard four (4) foot fixtures with LED linear bars or bulbs are recommended.
- Graybar Electric Supply suggested the model selected may be obsolete.
- Consideration will be given to similar lamps installed by the Bayshore Community Redevelopment Area (CRA).
- The proposal will be presented to the Committee for consideration a future meeting.

C. Entryway Lighting Circuits

Mr. Schumacher reported:

- Simmonds Electrical will conduct a diagnostic assessment and evaluate the circuit breaker.
- The installation of a power surge protector for entryway lighting may be considered.
- An updated quote for repair will be solicited.
- Replacement bulbs will be ordered if necessary.
- A date for the assessment is pending the contractor's availability.

IX. New Business

A. Sign Maintenance Easement – Doral Circle

Mr. Schumacher distributed documents identifying a Lely sign maintenance easement on property owned by Nassif Golf Ventures LLC. He reported:

- Hibiscus Golf Course management contacted him regarding an "Entrance Monument Maintenance Easement" at the northeast corner of Doral Circle and Rattlesnake Hammock Road.
- Hibiscus GC may want Lely Golf Estates MSTU to release their rights to the easement.
- The County Attorney was contacted to ascertain the MSTU's right of use pertaining to the easement which was recorded on November 5, 1999.
- Pavers, benches, and landscape features (assets) were funded and installed around 2011.
- Presence of utilities within the designated easement must be confirmed.
- A monument sign installation, funded by the MSTU, is required to keep the easement active.

The Committee discussed the easement, and **Mr. Schumacher** will solicit additional information from Hibiscus GC and research options for Committee consideration.

B. Election of Officers

The item will be discussed at the April meeting.

X. Committee Member Comments

- The Traffic Operations Division informed Ms. McGarity that the County intends to modify the medians on Rattlesnake Hammock Road at the intersection of Augusta Boulevard.
- The downed traffic control sign at Forest Hills and St. Andrews Boulevards was reinstalled.

XI. Public Comments

None

XII. Adjournment

There being no further business to come before the Committee, the meeting was adjourned at 3:33 P.M.

LELY GOLF ESTATES BEAUTIFICATION MSTU ADVISORY COMMITTEE

_____

Chair

These Minutes were approved by the Committee on _____,2025 as presented ___ or as amended ___.

Lely Golf Estates Beautification MSTU/CollierPTNE

NEXT MEETING: **MAY 15, 2025 – 2:00 PM**

SOUTH REGIONAL LIBRARY
8065 LELY CULTURAL PARKWAY
NAPLES, FL 34113
239.252.7542

McGee & Associates
Landscape Architecture

Project: LELY GOLF ESTATES BEAUTIFICATION, M.S.T.U. **Landscape Architect Observation Report:** May 2025
Location: MSTU DISTRICIT ROADWAYS
Project Manager: Dan Schumacher, Collier County Public Services Division, Public Transportation & Neighborhood Enhancements Department
Consultant: McGee & Associates **Consultant's Representative:** Michael A. McGee, rla, isa
Contractor: A & M Property Management **Contractor's Representative:** Armando Yzaguirre
Report Date: FY24-25, 5/1/2025 **Observation Date:** 5/1/2025 **Report No.** 7 (FY25)

AC - Indicates major or repeating items recommended to be discussed by the Advisory Committee
S - Indicates items to be addressed by staff. **C** - Indicates items to be addressed by Contractor
Contractor is requested to address items as soon as possible and indicate in **RESPONSE/COMMENTS** column when and which items are corrected.
Note: Copy picture out of comment boxes a*nd then paste to additional sheet if picture is desired in larger size.*

LOCATION/WORK AREA	AC	S	C	R	OBSERVATION & RECOMMENDATIONS	ADDITIONAL COMMENTS
All locations		X	X		All Bougainvillea shrub plantings need to be reviewed and/or treated for caterpillars.	Strikethrough indicates items that have been addressed or are being addressed and will be removed from the next month's report. Yellow highlighting indicates items that need to be addressed as soon as possible for safety issues, potential plant damage or to reduce future maintenance issues.
St. Andrews Blvd. & US 41 Inbound R/W South		X	X	3	One large stem with white flagging tape on the Pandanous pine has died and needs to be pruned off due to the previous lighten strike.	
		X	X	~~2~~	~~Multiple Paurotis palm stems marked with white paint that are too close to the sidewalk need to be removed. Also review stems that are too close to the sign structure or are dead.~~	
		X	X	6	Two Alexander palms directly adjacent to the Royal palm hit by lightning have died. It appears the palms may have been also affected by the lightning strike, because no sign of disease is apparent. Replacement is recommended with (2) 10-foot clear trunk Alexander palms. Removal should be by excavation.	
		X	X	8	The 3rd large Royal palm from US 41 within the shopping center plantings that are under the control of the MSTU appears to have been hit by lightning. Removal and replacement is recommended. Replacement is recommended to have 8-foot of gray trunk.	
Outbound R/W North Suncoast Credit Union side		X	X		~~Annual plantings are dry. Recommend an increase in watering~~	
		X	X	~~2~~	~~Prune off sign wall attached Ficus vine and treat with herbicide.~~	
		X	X	3	Sign banding has fallen off as well as has separated from its base.	
		X	X	~~2~~	~~Multiple Paurotis palm stems marked with white paint that are too close to the sidewalk need to be removed. Also review stems that are too close to the sign structure or are dead.~~	
		X	X	3	At the shopping center entry there is 33 l.f.+/- of perennial peanut between sidewalk and valley gutter that has torpedo grass in it. Recommended spraying areas for toal kil and then replanting with two staggered rows of (65) perennial peanut 'Golden Glory', 1 gal. 12" o.c.	
St. Andrews Blvd.						
Median #1		X	X	2	Crinum lilies need to be pruned and treated for leaf spot fungus.	

LELY GOLF ESTATES BEAUTIFICATION, M.S.T.U. **Report Date:** FY24-25 5/1/2025 **Observation Date:** 5/1/2025 **Report :** 7 (FY25)

LOCATION/WORK AREA	AC	S	C	R	OBSERVATION & RECOMMENDATIONS	ADDITIONAL COMMENTS
		X	X	3	Turf areas should be treated to remove sedge weeds.	
		X	X	11	On the inbound side there are two Foxtail palms that have Ganoderma disease, and it is recommended they be removed as soon as possible by excavation to remove as much as possible of the infected palm root systems and then backfill with clean native local topsoil. Palms have white flagging at the bases. Recommendation for any plant replacement if determined will come after palms are removed.	
Median #2		X	X		No major issues observed.	
Median #3		X	X		~~Remove and/or spray herbicide on Blue Goat weed. It is a very invasive weed. (Photo)~~	 
		X	X		At address 105: 14 – dead Plumbago, Recommend renovation to Yellow Iris with (32) 3 gal. Yellow African Iris. Fill depression in bed with 1 cubic yard of soil.	
		X	X	6	East median end: Perennial peanut need additional fill in plants. (15) 1 gal. 'Golden Glory'	
Median #4		X	X	6	East median end: Perennial peanut need additional fill in plants. (20) 1 gal. 'Golden Glory'	
Median #5		X	X	2	At address 152: Plumbago ok, 3-dead plants. Renovation to Yellow Iris would require (34) 3 gal. Yellow African Iris	
		X	X	2	At address 161: Plumbago ok, 1-dead plants. Renovation to Yellow Iris would require (34) 3 gal. Yellow African Iris (photo)	
		X	X	2	At address 255: Foxtail palm is in decline due to Ganoderma disease. Removal by excavation recommended. Replant opening with (1) dwarf Bougainvillea 'Helen Johnson' 3 gal. Also at this location a previous Foxtail was removed just west of this one. It is recommended a Queen's Crape myrtle be planted. Lagstroemia speciosa 'Queen's Crape Myrtle', 10'–12' ht., 2.5" cal., 5' spr., 32" B&B or 45 Gal. Single leader trunk.	
Median #6		X	X	2	At address 228: Plumbago in decline 15-dead. Recommend renovation to Yellow Iris with (32) 3 gal. Yellow African Iris.	 
		X	X	4	At address 220-231 (240): 50% of Plumbago shrub bed is defoliated and/or dead. The cause of loss could be from previous disease, insects or water issues. Contractor should review and comment. Also provide count for replacements at 3 gal. size.	MA 03/06/25: Recommend due to the number of dead plants that the entire bed of Plumbago be removed and areas replanted with two staggered rows of 3 gal. Muhly grass. (49) 24 in one row 25 in other at 30-inches off back of curb. MA 04/3/25: Renovation to Yellow Iris would require (32) 3 gal. Yellow African Iris

LELY GOLF ESTATES BEAUTIFICATION, M.S.T.U. **Report Date:** FY24-25 5/1/2025 **Observation Date:** 5/1/2025 **Report :** 7 (FY25)

LOCATION/WORK AREA	AC	S	C	R	OBSERVATION & RECOMMENDATIONS	ADDITIONAL COMMENTS
						 
		X	X	12	At address 243: Holly tree is dying and needs to be removed by excavation. Recommended replacement is with a Lagerstroemia fauriei 'Muskogee' – Crape myrtle 30 gal., 2" cal, 8'-10' ht., 5'-6' spr. multi-stem (4 min.)	
Median #7		X			No major issues observed.	
Median #8		X	X	2	At Four Fountains Entry: Plumbago ok, 2-dead plants. Renovation to Yellow Iris would require (32) 3 gal. Yellow African Iris	
	X	X	X	14	East end: Approximately (16) dwarf Bougainvillea are defoliated and half of them have heavy stem decline. Recommended considering renovation of this Bougainvillea planting area.	M&A 3/7/24: There are (8) missing or declined Bougainvillea 'Helen Johnson'. Replacement is recommended to occur in rainy season with 3 gal. size plants.
Median #8A		X	X		No major issues observed.	
Median #9		X	X	2	At address 376: Plumbago ok, Renovation to Yellow Iris would require (32) 3 gal. Yellow African Iris	
Median #10		X	X	12	At address 379: (8) Bougainvillea 'Helen Johnson' are missing or declined and need replacements. Replacement is recommended to occur in rainy season with 3 gal. size plants.	M&A 5/1/24: At the request of the Committee a review was performed on St. Andrews Blvd. median #10 and the following was forwarded to the project manager. East half of median needs (22) dwarf Bougainvillea 3 gal. replacements; on the west half (15) dwarf Bougainvillea 3 gal. replacements; On the east end the existing perennial nut plantings contains large number of weeds that has resulted in, after the weeds are addressed, (35-40) 1 gal. size Golden Glory perennial peanut replacements will be needed to fill the bed. An alternate to peanut replacement would be to remove remaining peanut and install (68) 1 gal. Orange Bulbine on 18" centers.
Forest Hills Blvd						
Median #11		X	X		No major issues observed.	
Median #12		X	X		At addresses 420-426, 432-438 & 444 – 450: Bougainvillea defoliated from caterpillars.	
		X	X	2	At address 444: Plumbago ok, Renovation to Yellow Iris would require (20) 3 gal. Yellow African Iris	
		X	X	7	At address 420 & 426: There appears to be a missing tree. Replacement is recommended with a Lagerstroemia fauriei 'Muskogee' – Crape myrtle 30 gal., 2" cal, 8'-10' ht., 5'-6' spr. multi-stem (4 min.)	
		X	X	10	At address 450: Ilex tree is in complete decline due to main trunk and branch rot due to	

LOCATION/WORK AREA	AC	S	C	R	OBSERVATION & RECOMMENDATIONS	ADDITIONAL COMMENTS
					poor compartmentalization from damaged branch removal. Recommend replacement with Queen's Crae mrytle. Lagstroemia speciosa 'Queen's Crape Myrtle', 10'–12' ht., 2.5" cal., 5' spr., 32" B&B or 45 Gal. Single leader trunk.	
		X	X	16	At address 407: Auto accident has occurred with the following damage. (2) double Alexander palms destroyed, (9) dwarf Bougainvillea and (4) dwarf Fire bush. After cleanup another review will be performed to get final counts of shrub damage. (2) irrigation heads need review. (photo)	 
Forest Hills Cart Crossing & Lake		X	X		No major issues observed.	
Valley Stream Cr. Median #13		X	X	6	5 Plumbago shrubs appear to have died. Replacement recommended with 3 gal. size.	
		X	X	7	Median needs mulch.	
	X	X		26	The south purple Trumpet tree rolled over during the storm. It was observed that the trunk had rotated out of the root ball and may have broken some main roots. Based upon what was observed while the tree was down it is recommended this tree be replaced because it may no ever re-root properly and become secure.	M&A 05/04/23: Handroanthus impetiginosis (Purple Trumpet tree) 11'-13' Ht., 3.5 Cal., 5'-6' Spr., 36" dia. B&B or 65 Gal. size container. M&A 04/3/25: Contractor can contact SGB Plants, Steven at 1-954-554-4484 for Purple Trumpet tree.
Pebble Beach Blvd.						
Median #14		X	X	5	South median end: Perennial peanut need additional fill in plants. (10) 1 gal. 'Golden Glory'	
Median #15		X	X	2	At address 40: Plumbago ok, 2-dead. Renovation to Yellow Iris would require (40) 3 gal. Yellow African Iris	
		X	X		Address 16 thru 24: Median had minor flooding with mulch washed outside of median.	
Median #16		X	X		Address 24 thru 32: Median had minor flooding with mulch washed outside of median.	
Median #17		X	X	2	At address 116: 13 Plumbago dead. Recommend renovation to Yellow Iris with (40) 3 gal. Yellow African Iris.	
				2	At address 132: 16 Plumbago dead. Recommend renovation to Yellow Iris with (40) 3 gal. Yellow African Iris.	
		X	X	3	Address 108: Previous Holly tree replacement has died. Contractor needs to comment on reason if other than maintenance related issue and/or provide replacement.	
	X	X	X	3	The north and south ends of median have large areas of declined and/or dead dwarf Bougainvillea, which renovation is recommended at this time. A meeting discussion with the committee is recommended.	
		X	X		Address 132 thru 148: Median had minor flooding with mulch washed outside of median.	
		X	X	9	It is recommended that all the Bougainvillea in this median be fertilized in July with 8-0-10 fertilizer at a rate of 4 ounces per shrub applied directly around the main stem of the shrubs.	

LELY GOLF ESTATES BEAUTIFICATION, M.S.T.U. **Report Date:** FY24-25 5/1/2025 **Observation Date:** 5/1/2025 **Report :** 7 (FY25)

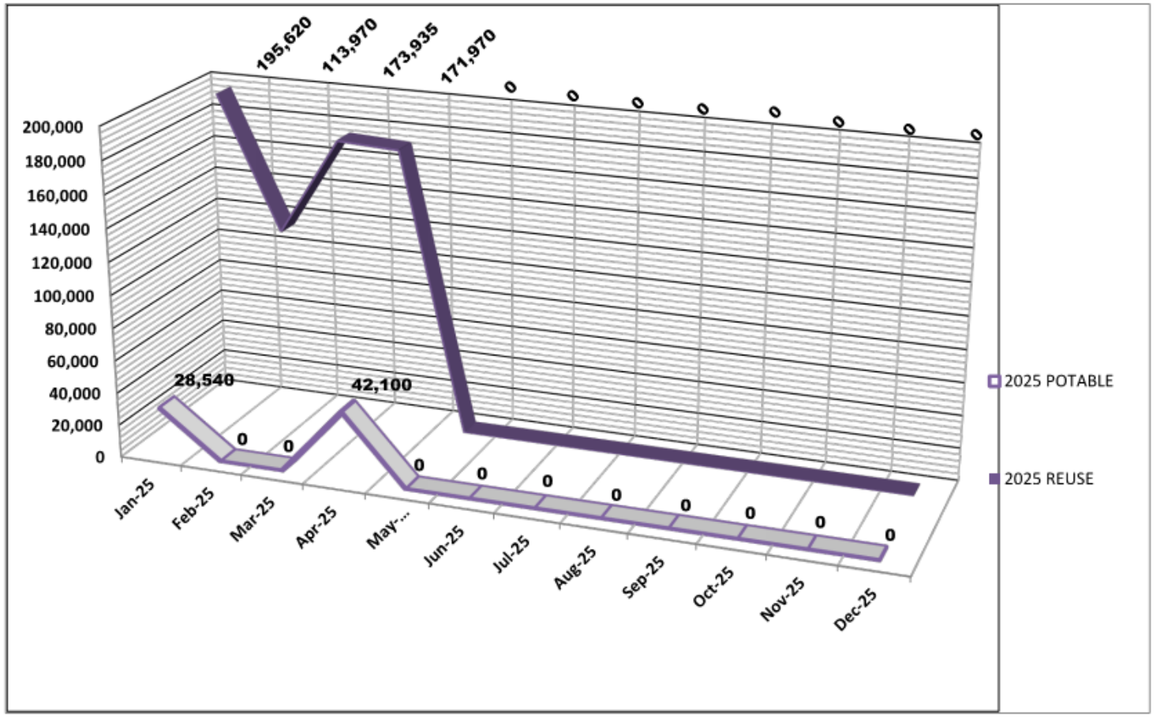
LOCATION/WORK AREA	AC	S	C	R	OBSERVATION & RECOMMENDATIONS	ADDITIONAL COMMENTS
Median #18		X	X		Address 151 thru 164: Median had minor flooding with mulch washed outside of median.	
		X	X	11	At address 156: (9) Bougainvillea 'Helen Johnson' are missing or declined and need replacements. Replacement is recommended to occur in rainy season with 3 gal. size plants.	
Median #19		X	X		No major issues observed.	
Pebble Beach Blvd. Golf Cart Crossing		X	X	4	Multiple (10+/-) Plumbago shrubs are defoliated in beds. Recommend pruning out dead wood and then reviewing for replacements. 3 gal. size	
		X		7	On the southwest corner one Foxtail palm has lost its entire bud and foliage. Remove and replace with 10' clear trunk Foxtail recommended.	
		X		2	The golf course side of the four beds was not mulched. Mulch is recommended to reduce weeds and thus reduce herbicide applications.	
Thorncrest Ln. cul-de-sac #20	X	X			Due to age and amount of decline it is recommended to renovate this cul-de-sac during this rainy season.	M&A 09/08/22: Renovation on hold, Remove dead plants. M&A 11/4/22: (15-20) dwarf Bougainvillea plants are dead, missing or declined and need to be replaced. Replace with Bougainvillea 'Helen Johnson' 3 gal. size
Briarcliff Ln. Cu-de-sac #21	X	X			Due to age and amount decline it is recommended to renovate this cul-de-sac during this rainy season.	M&A 09/08/22: Renovation on hold
Heather Grove Ln. Cul-de-sac #22		X			(8) Bougainvillea plants on the eastern side have been run over and need to be reviewed for removal. Any replacements would need to wait until rainy season has started.	
Baltusrol Signs		X	X	4	~~Each sign location has missing, declined or additional Bulbine plants.Total of (22) Bulbine 1 gal. (11) each sign, plants. Inbound sign could also use additional (3) Plumbago shrubs 3 gal. replacements.~~	
Doral Cr. East R/W		X		2	Mulch was not applied along the vacant lot side of the Podocarpus hedge, Liriope & Plumbago bed.	
West R/W & Rattlesnake Hammock Rd.		X	X		No major issues observed.	
		X	X	2	Mulch was not applied along the house side of the Podocarpus. There is also dumped concrete debris that should be removed so plant scan be mulched properly.	
Median #23				5	~~Two~~ Three Ixora 3 gal. shrubs have declined and need to be replaced. Based upon other plant growth if existing Ixora could be relocated that would be acceptable.	
		X	X	6	It is recommended (2) White Gieger trees be planted at variegated ginger locations to create shade for ginger. Cordia boissieri White Geiger, ≥ 7' ht., 3" cal., > 4' spr., 32" B&B or 45 Gal. Single leader trunk.	M&A 4/3/25: Recommend changing tree type to dwarf white Tabebuia, Tabebuia bahamensis, ≥ 7' ht., 3" cal., > 4' spr., 32" B&B or 45 Gal. Single leader trunk. Contractor can contact Becker Tree Farms at 772-546-3541 or Vida Verde Farms 19901 SW 232 Street, Miami, Fl 33170
		X	X	8	Recommended replacement Tree for Golden Trumpet Tree in median #23, Bulnesia arborea 'Verawood Tree', 11'–13' ht., 3.5" cal., 5'-6' spr., 36" B&B or 65 Gal. Single leader trunk.	
		X	X			
Median #24 Treasure Point Cul-de-sac		X	X			
Warren St. Pumping Station		X	X		No major issues observed. See water use schedule.	
Valley Stream Cr. Irrigation					No major issues observed. See water use schedule.	
Fertilization		X	X		See FY24-25 recommended schedule below	

McGee & Associates
Landscape Architecture

LELY GOLF ESTATES BEAUTIFICATION, M.S.T.U. **Report Date:** FY24-25 5/1/2025 **Observation Date:** 5/1/2025 **Report :** 7 (FY25)

LOCATION/WORK AREA	AC	S	C	R	OBSERVATION & RECOMMENDATIONS	ADDITIONAL COMMENTS

Lely Golf Estates Beautification MSTU Reuse Mixing Chamber Annual Water Use thru 4/25



Notes: 2023 Total Water Use: Reuse 1,846,930 gallons, Potable 188,030 gallons
2024 Total Water Use: reuse 1,378,290 gallons, Potable 24,720.10 gallons

5/1/2025

Warren Street Mixing Chamber Water Use Data: 4/2025

DATE	REUSE PSI	POTABLE WATER METER (X 100)	POTABLE WATER USE GALLONS	REUSE WATER METER READING (X x 100)	REUSE WATER USE GALLONS	TOTAL WATER APPLIED
4/3/2025	84	85,500.40		79,848.75		-
4/10/2025	84	85,500.40	-	80,262.90	41,415.00	41,415.00
4/21/2025	84	85,500.40	-	80,878.90	61,600.00	61,600.00
5/1/2025	0	127,600.45	42,100.05	81,568.45	68,955.00	111,055.05
		TOTALS:	**42,100.05**		**171,970.00**	**214,070.05**
PERCENTAGE OF TOTAL VOLUME USED			**19.7%**		**80.3%**	

Valley Stream Circle Water Use Data: 4/2025

DATE	POTABLE WATER METER READING (X 1)	POTABLE WATER USE GALLONS
4/3/2025	750980.08	
4/10/2025	753000.00	2020
4/21/2025	757560.07	4560
5/1/2025	762320.04	4760
		11,340

LELY GOLF ESTATES BEAUTIFICATION, M.S.T.U. **Report Date:** FY24-25 5/1/2025 **Observation Date:** 5/1/2025 **Report :** 7 (FY25)

LOCATION/WORK AREA	AC	S	C	R	OBSERVATION & RECOMMENDATIONS	ADDITIONAL COMMENTS

LELY GOLF ESTATES MSTU FY 24-25 RECOMMENDED MINIMUM FERTILIZATION SCHEDULE

Plant Type	Turf / St. Augustine	Trees & Palms	Shrubs & Grn. Covers Beds & Blooming Plants	Perennial Peanut Beds
Areas	(7,000 S.F. +/-)		(54,875 S.F. +/-)	(5000 S.F. +/-)
Month				
10/1/2024	16-0-8 (with trace elements) 5.5 lb. per 1000 S.F. (38.5 lbs. (2-20 lb. bags)	8-0-10 (Lesco Palm & Tropical) Area Applications 1 lb. per 100 S.F. (3 - 50 lb.bags) and Per Tree Applications 1 cup per inch of trunk diameter (12) - 50 lb.bags)	8-0-10 (Lesco Palm & Tropical) Area Applications 1.5 lb. per 100 S.F. (17 - 50 lb.bags)	0-0-22-22S-11Mg 4.6 lbs. per 1000 S.F. (23 lbs.)
11/1/2024				
12/1/2024				
1/1/2025	16-0-8 (with trace elements) 5.5 lb. per 1000 S.F. (38.5 lbs. (2-20 lb. bags)	8-0-10 (Lesco Palm & Tropical) Area Applications 1 lb. per 100 S.F. (3 - 50 lb.bags) and Per Tree Applications 1 cup per inch of trunk diameter (12) - 50 lb.bags)	8-0-10 (Lesco Palm & Tropical) Area Applications 1.5 lb. per 100 S.F. (17 - 50 lb.bags)	
2/1/2025				
3/1/2025				Peanut / Legume Soil Inoculant (Garden Nature Soil Inoculant) Area Application 10 OZ. / 100 S.F. (31 lbs or 50-10 oz. bags)
4/1/2025				
5/1/2025	16-0-8 (with trace elements) 5.5 lb. per 1000 S.F. (38.5 lbs. (2-20 lb. bags)	8-0-10 (Lesco Palm & Tropical) Area Applications 1 lb. per 100 S.F. (3 - 50 lb.bags) and Per Tree Applications 1 cup per inch of trunk diameter (12) - 50 lb.bags)	8-0-10 (Lesco Palm & Tropical) Area Applications 1.5 lb. per 100 S.F. (17 - 50 lb.bags)	0-0-22-22S-11Mg 4.6 lbs. per 1000 S.F. (23 lbs.)
6/1/2025				
7/1/2025				
8/1/2025	Sul-Po-Mag (0-0-22) (K-mag Natural) 1.5 lb. per 100 S.F. (2 - 50 lb. bags)		Sul-Po-Mag (0-0-22) (K-mag Natural) 1 lb. per 100 S.F. (11 - 50 lb. bags)	0-0-22-22S-11Mg 4.6 lbs. per 1000 S.F. (23 lbs.)
9/1/2025				

Shrubs - Podocarpus, Muhly grass, Sand Cordgrass, Ground covers - Juniper, Blooming Plants - Allamanda, Bougainvillea, Fire Bush, Thryallis, Plumbago, Crown of Thorn, Ixora, Spider lily

Add to pest and/or disease control sprayings for shrubs and turf: Ferromec AC 15-0-0 plus 6% iron,

3% sulfur @ 1.5 gal./100 gal. H2O. Do not apply to any flower buds or blossoms in flower.

Application Rates: Alexander, Pigmy Date palms: 2 lbs. per palm, Paurotis palm: 1 lb. per 100 sq. ft., Foxtail, Queen, Royal palms: 5 lbs. per palm,

Crape myrtles, Holly trees, Tabebuia trees, 4 lbs. per tree, Do not individually fertilize Washingtonia palms, Sabal palms or any tree over 12 inches in diameter.

Fertilizers listed by manufacturer's name are provide to establish a minimum analysis and a approved equal standard.

Contractor shall field measure turf and plant areas in order to determine required quanities of product needed per application.

- Indicates period for no Nitrogen fertilizer applications.

LELY GOLF ESTATES M.S.T.U.
Fund 1620
May 15, 2025

	FY-25	Vendor	Item	PO#	Budget	Commitments	Expenditures	Available
1	MILLAGE COLLECTED & INTEREST		MSTU Revenues		$ (432,700.00)	$ -	$ (413,795.40)	$ (18,904.60)
2	CARRY FORWARD		Unexpended Prior Year Funds		$ (394,545.72)	$ -	$ -	$ (394,545.72)
3	**ALL REVENUES**				**$ (827,245.72)**	**$ -**	**$ (413,795.40)**	**$ (413,450.32)**
		McGee & Associates	Landscape Architect (FY-25)	4500234203		$ 15,245.45	$ 6,129.55	
		McGee & Associates	Landscape Architect (FY-24)	4500228493			$ 886.75	
4	ENG. FEES & OTHERS				$ 32,595.20	$ 15,245.45	$ 7,016.30	$ 10,333.45
5	INDIRECT COST REIMBURSE	Collier County	Indirect Cost	Direct Pay	$ 6,900.00	$ -	$ 6,900.00	
		A&M Property Maint	Landscape Incidentals	4500234775	$ 45,000.00	$ 27,163.01	$ 17,836.99	
6	LANDSCAPE INCIDENTALS (634990)				$ 40,000.00	$ 27,163.01	$ 17,836.99	$ (5,000.00)
					$ 80,200.00	$ -	$ -	
		A&M Property Maint	Grounds Maintenance	4500234775	$ 60,000.00	$ 1,933.00	$ 58,067.00	
7	OTHER CONTRACTUAL (634999)				$ 140,200.00	$ 1,933.00	$ 58,067.00	$ 80,200.00
		Tree Scaping	Tree & Palm - Removal	4500235300	$ 5,000.00	$ 5,000.00	$ -	
		Tree Scaping	Tree & Palm - Pruning	4500234131	$ 25,000.00	$ 9,369.00	$ 15,631.00	
		Naples Electric Motor Works	Pump Station Services	4500234618	$ 3,000.00	$ 3,000.00	$ -	
8	OTHER CONTRACTUAL (639990)				$ 25,000.00	$ 17,369.00	$ 15,631.00	$ (8,000.00)
9	ELECTRICITY	FPL	Electricity	4700005159	$ 5,200.00	$ 2,899.52	$ 2,300.48	
10	WATER AND SEWER	Collier County Public Utilities	Water - Irrigation	4700005160	$ 10,000.00	$ 5,424.02	$ 4,575.98	
11	INSURANCE GENERAL	Collier County	Insurance	Direct Pay	$ 700.00	$ 175.00	$ 525.00	
12	SPRINKLER SYSTEM	SiteOne	Irrigation Parts & Pumps	4500234776		$ 2,788.01	$ 711.99	
		Agricultural Services International	Warran Street Pump Station	10336607		$ 5,000.00	$ -	
	SPRINKLER SYSTEM				$ 5,000.00	$ 7,788.01	$ 711.99	$ (3,500.00)
13	MULCH	Southeast Spreading	Mulch	4500237826	$ 10,000.00	$ -	$ 7,315.00	$ 2,685.00
		Simmonds Electrical (FY24)	Electrical Services	4500227629		$ 8,885.69	$ 18,164.83	
		Simmonds Electrical (FY25)	Electrical Services	4500234130	$ 5,000.00	$ 4,677.91	$ 322.09	
14	LIGHTING MAINTENANCE				$ 57,050.52	$ 13,563.60	$ 18,486.92	$ 25,000.00
15	LICENSE & PERMITS				$ 2,000.00	$ -	$ -	$ 2,000.00
16	BUILDING RM	Facilities	Flags - US, State, County			$ -	$ 152.20	$ (152.20)
		Naples Christmas Lighting	Holiday Decorations	4500235068	$ 4,600.00	$ -	$ 4,600.00	$ -
		Premier Staffing	Transcription	4500234230	$ 2,977.90	$ 1,849.30	$ 1,128.60	$ -
17	OTHER MISCELLANEOUS (649990)				$ 13,000.00	$ 1,849.30	$ 5,728.60	$ 5,422.10
18	OFFICE SUPPLIES				$ 100.00	$ -	$ -	$ 100.00
19	COPYING CHARGES	J.M. Todd	Copier CPC	4500234730	$ 200.00	$ 55.92	$ 94.08	$ 50.00
20	FERT HERB CHEM	Howard Fertilizer	Fertilizer	4500234348	$ 3,500.00	$ 291.20	$ 1,708.80	$ 1,500.00
21	COMPUTER SOFTWARE	TrafficLogix	Cloud Software License	4500237098	$ -	$ -	$ 1,700.00	$ (1,700.00)
22	OTHER OPERATING				$ 200.00	$ -	$ -	$ 200.00
23	TRAFFIC SIGNS				$ 15,000.00	$ -	$ -	$ 15,000.00
24	**OPERATING EXPENSES**				**$ 366,645.72**	**$ 93,757.03**	**$ 148,750.34**	**$ 124,138.35**
25	PTNE STAFF & DIVISION OVERHEAD				$ 66,700.00	$ -	$ 66,700.00	$ -
26	PROPERTY APPRAISER				$ 3,400.00	$ -	$ 2,389.52	$ 1,010.48
27	TAX COLLECTOR				$ 9,900.00	$ -	$ 9,015.59	$ 884.41
28	**COUNTY OVERHEAD**				**$ 80,000.00**	**$ -**	**$ 78,105.11**	**$ 1,894.89**
29	IMPROVEMENTS GENERAL				$ 230,600.00	$ -	$ -	$ 230,600.00
30	**CAPITAL PROJECTS**				**$ 230,600.00**	**$ -**	**$ -**	**$ 230,600.00**
31	RESERVES FOR INSURANCE				$ 150,000.00	$ -	$ -	$ 150,000.00
32	**CAPITAL RESERVES**				**$ 150,000.00**	**$ -**	**$ -**	**$ 150,000.00**
33	**ALL EXPENSES**				**$ 827,245.72**	**$ 93,757.03**	**$ 226,855.45**	**$ 506,633.24**
34	**FY-25 BUDGET GRAND TOTAL**		= ALL REVENUES - ALL EXPENSES		**$ -**	**$ 93,757.03**	**$ (186,939.95)**	**$ 93,182.92**

LELY GOLF ESTATES M.S.T.U.
Fund 1620
May 15, 2025

92,697,303	FY 13 Final Taxable Value	-3.3%		
95,718,423	FY 14 Final Taxable Value	3.3%		
99,596,489	FY 15 Final Taxable Value	4.1%		
106,888,467	FY 16 Final Taxable Value	7.3%		
116,823,687	FY 17 Final Taxable Value	9.3%		
127,802,080	FY 18 Final Taxable Value	9.4%		
135,136,761	FY 19 Final Taxable Value	5.7%		
142,494,654	FY 20 Final Taxable Value	5.4%		
152,194,183	FY 21 Final Taxable Value	6.8%		
156,289,928	FY 22 Final Taxable Value	2.7%		
180,384,272	FY 23 Final Taxable Value	##########	+6.3% Average	
203,796,660	FY 24 Final Taxable Value	##########		
$214,844,295	**FY 25 Gross Taxable Value**			
5.42%	**Adjustment FY 24 to FY 25**			
	FY 25 Gross MSTU Revenue		FY 24	
Millage	**2.0000**		2.0000	**2.0 mill cap**
Tax Dollars	**$429,688.59**		$407,600	**$68,920** **Increase**

Total Available Balance	**$**	**506,633.24**
Plus Commited And Not Spent	**$**	**93,757.03**
Estimated Cash	**$**	**600,390.27**

Prepared 05/08/25 TC

LELY MSTU LIGHTING INSPECTION			Inspection Date:		5/1/2025	
ST. ANDREWS ENTRANCE - FROM US-41						
TUBE		**A**	**B**	**C**	**D**	**E**
Sign - Enter	1	●	●	●		●
Sign - Exit	2		●	●		
SPOT		●	**A**	**B**	**Notes**	
Flagpole - US	1	●				
Flagpole - FL	2	●			▪ Current outages are sequenced in **RED**.	
Flagpole - BCC	3					
LUMINAIRE		●	**A**	**B**		
Single	1					
Single	2				▪ Outages repaired in the past month are sequenced in **GRAY**.	
Single	3	●				
Single	4					
Single	5					
Single	6					
Single	7					
Single	8	●				
Single	9					
Single	10	●				
Single	11					
PEBBLE BEACH BLVD						
LUMINAIRE		●	**A**	**B**		
Double	1					
Double	2					
Double	3					
Double	4					
Double	5					
Double	6					
Double	7					
Double	8					
Double	9					
Double	10					
Double	11					
Double	12					
Double	13					
Double	14					
Double	15					
Double	16					
Double	17					
Double	18					
Double	19					
Double	20					
Double	21					
Single	22					
Single	23					1909

LELY MSTU LIGHTING INSPECTION			***5/1/2025***	
FOREST HILLS @ AUGUSTA				
'*LELY*' SIGN		O	**A**	**B**
Solar Light	--			
DORAL CIRCLE				
TUBES		O	**A**	**B**
Sign - Enter	**1**	O		
Sign - Exit	**2**	O		
LUMINAIRE		O	**A**	**B**
Double	**1**			
Double	**2**			
Single	**3**			
Single	**4**			
Single	**5**			
Single	**6**			

1909

Count by Speed Range Report

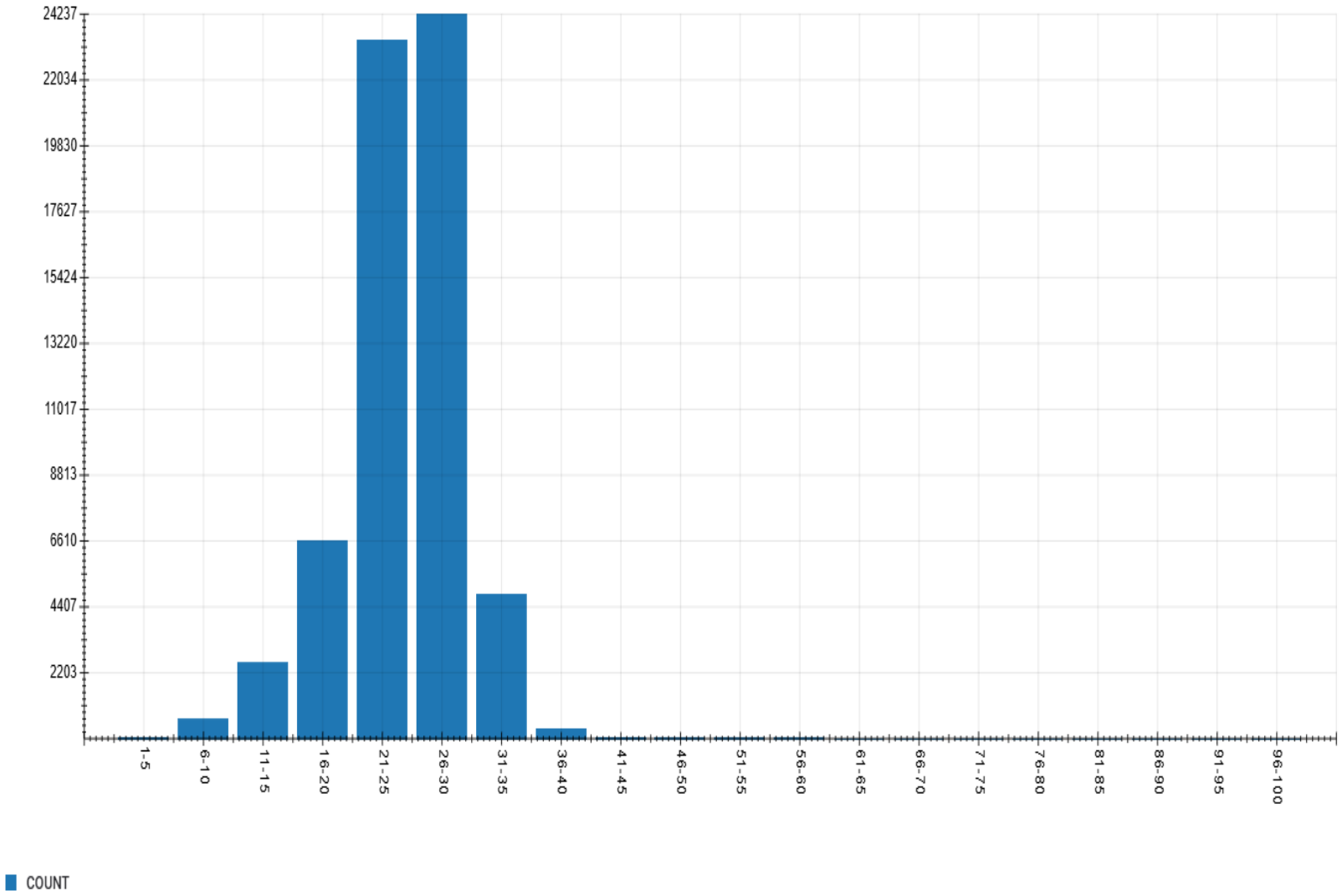
Location: Radar 1

Address: 110 Saint Andrews Blvd

Report period: 2025-04-09 to 2025-05-09

Count By Speed Range

Speed (mph)	Count
1-5	30
6-10	634
11-15	2525
16-20	6614
21-25	23369
26-30	24237
31-35	4828
36-40	335
41-45	40
46-50	9
51-55	3
56-60	3
61-65	0
66-70	0
71-75	0
76-80	0
81-85	0
86-90	0
91-95	0
96-100	0
Total	62627



Generated on May 09, 2025 at 4:00 PM

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Count by Speed Range Report

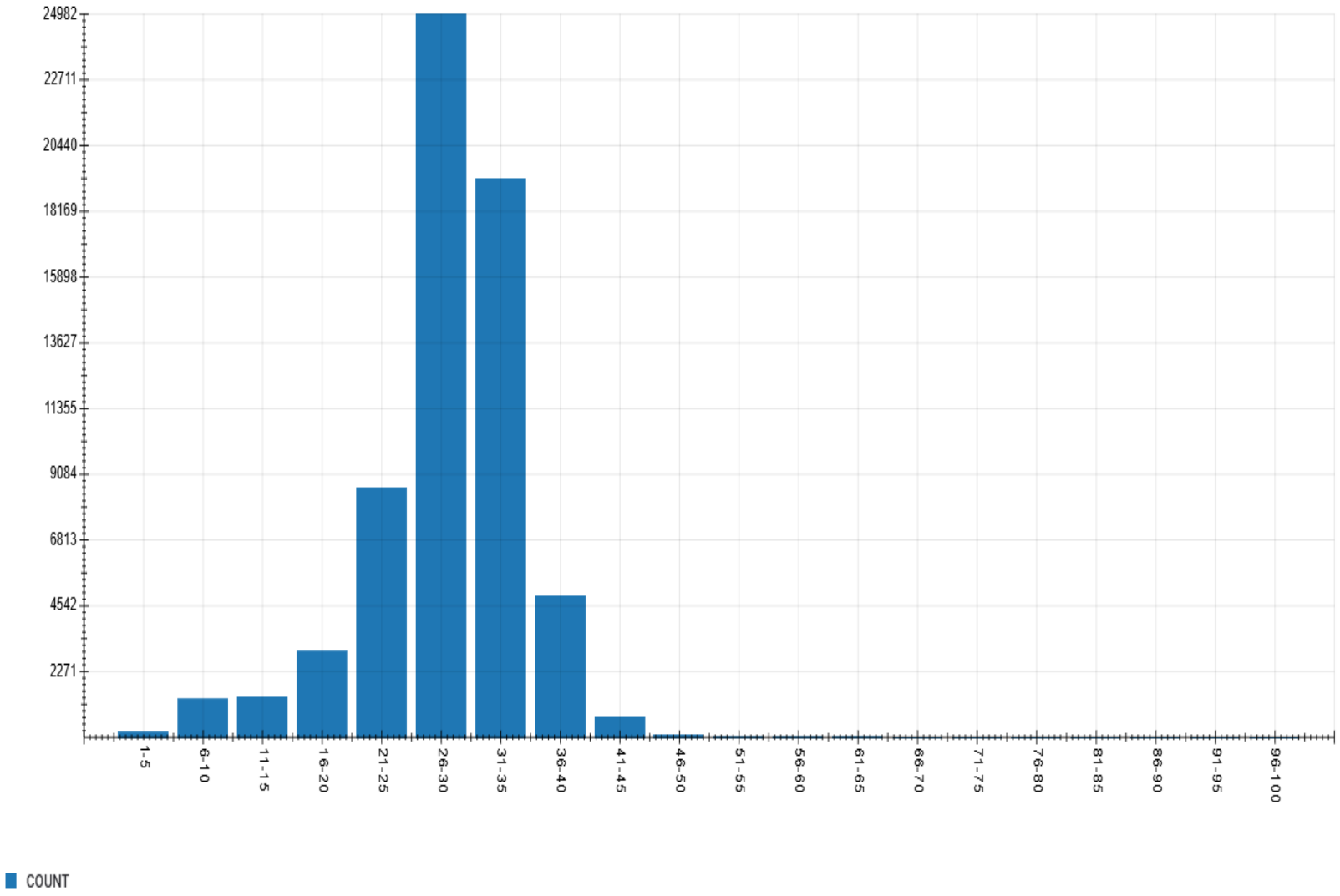
Location: Radar 2

Address: 255 Saint Andrews Blvd

Report period: 2025-04-09 to 2025-05-09

Count By Speed Range

Speed (mph)	Count
1-5	172
6-10	1304
11-15	1377
16-20	2970
21-25	8601
26-30	24982
31-35	19299
36-40	4882
41-45	690
46-50	76
51-55	13
56-60	3
61-65	3
66-70	0
71-75	0
76-80	0
81-85	0
86-90	0
91-95	0
96-100	0
Total	64372



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GOLF ESTATES BEAUTIFICATION MSTU

ADVISORY COMMITTEE

8300 Radio Road
Naples, FL 34104

Minutes

April 17, 2025

I. Call to Order

The meeting was called to order at 2:01 P.M. Roll call was taken, and a quorum of four was established.

Mr. Schumacher *reported the Board of County Commissioners (BCC) appointed Michael E. Mann to the Lely Golf Estates Beautification MSTU Advisory Committee for a term of four years.*

II. Attendance

Committee Members: Kathleen Dammert, Vice Chair; Linda Jorgensen, Michael Mann, Lisa McGarity, Dimitra Arneson (Excused)
County Staff: Brian Wells, Director, PTNE Division; Dan Schumacher, Project Manager, PTNE Division; Rosio Garcia, Operations Analyst, PTNE Division
Contractors: Mike McGee, Landscape Architect, McGee & Associates; Armando Yzaguirre, A&M Property Maintenance; Wendy Warren, Premier Staffing

III. Approval of Agenda

Vice Chair Dammert moved to approve the Agenda of the Lely Golf Estates Beautification MSTU Advisory Committee as presented. Second by Ms. Jorgensen. Carried unanimously 4 - 0.

IV. Approval of Minutes – March 20, 2025

Vice Chair Dammert moved to approve the Lely Golf Estates Beautification MSTU Advisory Committee meeting minutes of March 20, 2025, as presented. Second by Ms. McGarity. Carried unanimously 4 - 0.

V. Chair's Report

Summary reports will be provided at future meetings.

VI. Contractor Reports

A. Landscape Architect's Report – McGee & Associates (M&A)

Mr. Schumacher summarized the April 3, 2025, observation report.
(The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).

Maintenance Areas

1. St. Andrews Blvd.
2. Forest Hills Blvd. & Cart Crossing
3. Valley Stream Circle
4. Pebble Beach Blvd. & Cart Crossing
5. Thorncrest, Briarcliff, and Heather Grove Lanes (cul-de-sacs)
6. Baltusrol Drive & Cart Crossing
7. Doral Circle

8. Rattlesnake Hammock Rd.

Mr. McGee reported:
Recommend removal of dead Plumbago plants in medians noted in the report. Replace with Yellow African Iris, 3-gallon size, in accordance with quantities specified.

Plumbago plants were damaged during Hurricane Milton and/or affected by thrips.

St. Andrews Blvd. & US 41

- Reattach sign banding at base.
- Remove Paurotis palm stems too close to the sidewalk (marked with white tape).
- Recommend removal and replacement of two Alexander Palms damaged by lightning with 10- foot clear trunk Alexander palms.
- The third large Royal Palm within the shopping center plantings appears to have been struck by lightning. Recommend replacement with an 8-foot gray trunk palm.

St. Andrews Blvd.

- Median #3: Remove and/or spray herbicide on invasive Blue Goat weed.
- Median #5:
    - Removal of Foxtail Palm with Ganoderma disease is recommended. Replant with 'Helen Johnson' dwarf Bougainvillea.
    - Recommend 1 Queen's Crape Myrtle be planted in location of previously removed Foxtail Palm.
- Median #6: Remove Holly tree and replace with a Crape Myrtle.

Forest Hills Boulevard

- Median #12:
    - Recommend replacement of a missing tree and Ilex tree in decline with Queen Crape Mrytle's.
    - An auto accident damaged palm trees and shrubs. A replacement plant count will be provided after the area has been cleaned up.

Pebble Beach Boulevard Golf Cart Crossing

- Remove 1 Foxtail palm and replace with one clear trunk palm.

Baltusrol Signs

- Replace twenty-two missing or declining Bulbine plants (11 per side).

West ROW & Rattlesnake Hammock Road

- Recommend two dwarf white Tabebuia trees be planted at variegated ginger locations.

Comments – Mr. Schumacher

- A Purchase Order was issued to A & M Property Maintenance for plant replacements as specified in McGee & Associates Summary Report.

B. Landscape Maintenance Report – A & M Property Maintenance (A&M)
Mr. Yzaguirre reported:

- Routine maintenance is being performed as scheduled.
- With exception of the Holly tree on St. Andrews Blvd., median #6, proposals were submitted for all tree replacements, including Verawoods.
- Irrigation cycles for the entry monuments should be increased.
- The Purchase Order for fertilizer was received.

Comments – Mr. Schumacher

- Irrigation cycles were increased to 6 days per week for both monument areas.
- Palm and tree removal will be scheduled with Tree Scaping of Naples Inc.

VII. Project Manager's Report – Dan Schumacher

Mr. Schumacher reported:

A. Budget Report

(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*

Lely Golf Estates MSTU Fund 1620 Budget for April 17, 2025, prepared April 11, 2025.

- Purchase Orders
  1. A & M Property Maintenance (A&M)
     - Incidentals are for landscape refurbishment and miscellaneous.
     - Grounds Maintenance is for regularly scheduled tasks and irrigation repairs.
  2. Collier County PUD – Water
  3. FPL – Electricity
  4. Howard Fertilizer & Chemical Co.- Fertilizer
  5. McGee & Associates – Landscape Architecture
  6. Naples Electric Motor Works – Irrigation Pump Repairs
  7. Premier Staffing – Transcription Services
  8. Sight N Sound, dba Naples Christmas Lighting – Holiday Decorations
  9. Simmonds Electrical – Electrical Maintenance and LED Fixtures
  10. SiteOne Landscape Supply – Irrigation Parts & Pumps
  11. Southeast Spreading - Mulch
  12. Traffic Logix – Digital Solar Radar
  13. Tree Scaping of Naples – Tree Pruning and Removal

- Budget Summary
  1. Line 1, Revenues and Interest – Of the $432,700 millage assessed, $411,540 has been collected, leaving an outstanding balance of $21,159.
  2. Line 2, Carry Forward – Unexpended Prior Year (2024) Funds $394,545.
  3. All Revenues – Of the $827,245 budgeted, $422,540 has been collected leaving an available balance of $415,705 (the sum of lines 1 and 2) minus Expenditures.
  4. Line 23, Operating Expense – Of the $366,645 budgeted, $107,862 is committed to existing Purchase Orders and $129,644 is expended, leaving the remainder of $129,138 available within budget for additional operating expenses as needed.
  5. Line 27, County Overhead – Of the $80,000 budgeted, $78,105 has been transferred, and a balance of $1,894 remains for transfer (PTNE Staff & Overhead, Property Appraiser, & Tax Collector).
  6. Line 29, Capital Projects – A balance of $230,600 remains for improvement projects.
  7. Line 31, Capital Reserves - $150,000 is reserved for catastrophic events.
  8. Line 32, All Expenses – Of the $827,245 budgeted, $107,855 is committed in existing Purchase Orders, $207,749 has been expended, leaving the remainder of $511,633 available for MSTU expenditures.
  9. Line 33, FY-25 Budget Grand Total – budgeted Revenues (Line 3) and All Expenses (Line 32) are equal and cancel-out, $107,862 remains committed to existing Purchase Orders, collected Revenues exceed Expenses by $203,790 and $95,927 are Unexpended.

- General
  1. MSTU Tax Rate: 2.00 Mills is for beautification improvements and maintenance within the taxing district.
  2. The Ad Valorem taxable value increased 5.42% for fiscal year 2025 over 2024 generating additional revenue of $68,920.
  3. Tax millage collected and interest by the Lely Golf Estates Beautification MSTU may only be utilized by the MSTU and within the MSTU district boundary.

Mr. Schumacher noted:

- Uncommitted funds available within budget are eligible for transfer to other categories upon approval by the Committee.
- Tree Scaping of Naples Inc. has invoiced $15,631 for tree and palm pruning.
- Tree Scaping of Naples Inc. Purchase Orders for tree and palm removal and pruning will be increased if work exceeds the budgeted amounts.
- Southeast Spreading has invoiced $7,315. The quantity purchased covered 1round of mulch. An additional truck load will be ordered to fill in sparse areas.
- A Purchase Order will be issued to Southeast Spreading Company for County brown mulch.
- The Doral Sign renovation project will be debited from the Capital Projects category.
- Funds not spent in 2025 (FY-25) will be carried forward into FY-26.
- The *Asset Management Plan* report to estimate useful life of MSTU assets and corresponding expenditure projections to fund maintenance will be updated during the 2026 planning process.

FY 2026 Millage

Options

1. Revenue Neutral: Adjust the current millage rate to maintain the FY-25 MSTU revenue level.
2. Millage Neutral: Maintain the current millage rate of 2.0000 mills, with the MSTU revenue level fluctuating each fiscal year, higher or lower, in tandem with Ad Valorem property values determined by the Property Appraiser.
3. Decrease the millage to a rate below the MSTU 2.000 maxim, upon a motion passed by the Advisory Committee.
4. The Fiscal Year 2026 budget is effective October 1, 2025.
   - ❖ 2.0000 mills equate to $2.00 assessed per $1,000 of Ad Valorem Taxable Value.

Committee Discussion

- MSTU millage is a small percentage of a property owner's total annual tax bill.
- Reducing the millage may limit the ability to keep up with inflation.
- The cost basis for new property owners in the community is much higher and a millage reduction impacts them favorably.
- Many identified capital expenditures will be made over several coming years, while additional revenues continue to accumulate.

Ms. McGarity motioned to maintain the current millage rate of 2.0000 mills per year for the Lely Golf Estates Beautification MSTU. Second by Mr. Mann. Carried unanimously 4 – 0.

B. Lighting Inspection Report

(*The full report is included in the distributed Agenda meeting packet, which is accessible at the link shown at the end of these Minutes).*

Mr. Schumacher reported:

April 10, 2025, Report

- St. Andrews Blvd: eight (8) single luminaire and entrance/exit sign lights are out.
- The US and State Flagpoles lights are also not functioning.
- Doral Circle: two (2) entry and exit sign light outages.
- All lamp poles are fitted with Lumec-brand LED replacements.

Flags

- New flags will be installed on flagpoles at the St. Andrews Blvd. community entrance.

C. Radar Speed Report

Mr. Schumacher reported:

Radar Speed Sign Report

Two (2) Traffic Logix SafePace 100 speed monitoring signs are functioning on Saint Andrews Boulevard, eastbound by the Lely Presbyterian Church (*Radar 1*) and westbound at Pine Valley Circle (*Radar 2*).

Daily vehicle report statistics from March 19, 2025, to April 16, 2025:

- Radar 1 (110 St Andrews Blvd) recorded 61,847 vehicles averaging 2,132 vehicles per day. The maximum speed was fifty-one to sixty (51 - 60) mph.
- Radar 2 (255 Saint Andrews Blvd) recorded 63,922 vehicles for an average of 2,204 per day. The maximum speed was fifty-six to sixty-five (56-65) mph.
- The data indicated most vehicles were traveling between twenty-one (21) and thirty-five (35) mph. The speed limit is twenty-five (25).

Mr. Schumacher *will contact Traffic Logix to determine if a "time stamp" can be recorded on the Speed Sign Reports and report his findings to the Committee.*

Ms. McGarity reported:

- She and John Clifford participated in a meeting with Traffic Operations to discuss opportunities for "Speed Control" on St. Andrews and Forest Hills Boulevards.
- Traffic Logix speed data was supplied to support the Association's request for installation of speed deterrent applications.
- A petition with St. Andrews Blvd. property owner signatures was submitted to Traffic Operations.
- Installation of one rubber speed bump for St. Andrews Blvd. was requested and incorporating it into the County's Public Utilities Renewal Program (PUR) Lely project should be considered.

Meeting Update

Ms. McGarity reported a follow-up email was received from the Traffic Operations Division.

- Traffic Operations noted property owners in the immediate vicinity of the proposed speed bump(s) location(s) must agree to the installation.
- Based on traffic count volume, Forest Hills Blvd. does not qualify for speed calming.
- Relocation of the speed limit sign to the corner of Forest Hills and Augusta Boulevards should be considered.

Traffic Operations requested additional data from Traffic Logix. ***Mr. Schumacher*** *suggested the Division should contact Traffic Logix for the desired data.*

VIII. Ongoing Business

A. Traffic Signage – Transfer from Lely Civic Association to the MSTU

Mr. Schumacher reported:

- The transfer from the Lely Homeowners Association to the Lely MSTU to supply and install signs is complete.
- Sign and pole construction will specify the ability to withstand hurricane force winds.
- Guidance will be sought from the Procurement Division on structuring a bid package for a multi-year contract for signage construction and repairs.
- The sign project may be funded from the Capital Projects category.

B. Sign Lights

Sign Light Fixtures

Mr. Schumacher reported:

- A total of fourteen (14) LED light fixtures are required to replace existing corroded sign lights, five (5) for each of the two monuments at St. Andrews Blvd and two (2) for each side of the two-sided sign at Doral Circle.
- Standard four (4) foot fixtures with LED linear bars or bulbs are recommended.
- Graybar Electric Supply suggested the model selected may be obsolete.
- Consideration will be given to similar lamps installed by the Bayshore Community Redevelopment Area (CRA).
- The proposal will be presented to the Committee for consideration a future meeting.

C. Entryway Lighting Circuits

Mr. Schumacher reported:

- Simmonds Electrical will conduct a diagnostic assessment and evaluate the circuit breaker.
- The installation of a power surge protector for entryway lighting may be considered.
- An updated quote for repair will be solicited.
- Replacement bulbs will be ordered if necessary.
- A date for the assessment is pending the contractor's availability.

IX. New Business

A. Sign Maintenance Easement – Doral Circle

Mr. Schumacher distributed documents identifying a Lely sign maintenance easement on property owned by Nassif Golf Ventures LLC. He reported:

- Hibiscus Golf Course management contacted him regarding an "Entrance Monument Maintenance Easement" at the northeast corner of Doral Circle and Rattlesnake Hammock Road.
- Hibiscus GC may want Lely Golf Estates MSTU to release their rights to the easement.
- The County Attorney was contacted to ascertain the MSTU's right of use pertaining to the easement which was recorded on November 5, 1999.
- Pavers, benches, and landscape features (assets) were funded and installed around 2011.
- Presence of utilities within the designated easement must be confirmed.
- A monument sign installation, funded by the MSTU, is required to keep the easement active.

The Committee discussed the easement, and **Mr. Schumacher** will solicit additional information from Hibiscus GC and research options for Committee consideration.

B. Election of Officers
The item will be discussed at the April meeting.

X. Committee Member Comments

- The Traffic Operations Division informed Ms. McGarity that the County intends to modify the medians on Rattlesnake Hammock Road at the intersection of Augusta Boulevard.
- The downed traffic control sign at Forest Hills and St. Andrews Boulevards was reinstalled.

XI. Public Comments
None

XII. Adjournment
There being no further business to come before the Committee, the meeting was adjourned at 3:33 P.M.

LELY GOLF ESTATES BEAUTIFICATION MSTU ADVISORY COMMITTEE

Kathleen Dammert

Chair

These Minutes were approved by the Committee on May 15, ,2025 as presented ✓ or as amended ___.

Lely Golf Estates Beautification MSTU/CollierPTNE

NEXT MEETING: **MAY 15, 2025 – 2:00 PM**
SOUTH REGIONAL LIBRARY
8065 LELY CULTURAL PARKWAY
NAPLES, FL 34113
239.252.7542

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

May 15, 2025

FOR IMMEDIATE RELEASE

Notice of Hybrid Remote Public Meeting
Collier County Library Advisory Board
Collier County, Florida

May 22, 2025
10:30 a.m.

Notice is hereby given that the **Collier County Library Advisory Board** will meet on **Thursday, May 22,** at **10:30 a.m.** This will be a Hybrid Remote meeting and it will be held at the Headquarters Library Sugden Theater located at 2385 Orange Blossom Drive, Naples. Some of the Board members may be appearing remotely, with staff present in person. The public may attend either remotely or in person.

Individuals who would like to participate in person must complete and submit a speaker form prior to the beginning of the discussion about the item. Individuals who would like to participate remotely must complete and submit the online speaker registration form prior to the beginning of the meeting.

Individuals who would like to participate remotely, should contact Karen Tibbetts via email at Karen.Tibbetts@colliercountyfl.gov by 1:00 p.m. on May 20.

Remote participation is provided as a courtesy and is at the user's risk. The County is not responsible for technical issues.

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting of those boards, councils or agencies.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Catherine Cowser at (239) 252-7311.

###

COLLIER COUNTY LIBRARY ADVISORY BOARD
Thursday, May 22, 2025, 10:30 a.m.
Headquarters Library – Hybrid Meeting
AGENDA

NOTICE: The public is welcome to attend Library Advisory Board meetings. Visitors will be asked to sign in and briefly describe the purpose of their visit. If the visitor is attending to discover more about the workings of the Library Advisory Board, s/he is welcome to stay for the duration of the meeting. If the visitor has a specific purpose, the Chair will recognize the visitor during Public Comments to speak for up to three (3) minutes. Additional time may be granted to the speaker at the discretion of the Chair. Robert's Rules of Order prevails. Silence cell phones and digital devices.

Call to order

1. Grant LAB Member(s) remote attendance *(Motion & Approval)*

Pledge of Allegiance

Approval of Minutes

Awards and Recognitions

1. Library Division Cheers for Peers Recipients April
2. County Service Awards and VIP Certificates
    i. Mona Vega (GG) – 25 Years

Board Reports

1. Report of Officers
2. Report of Committees

Presentations

1. Report of the Friends of the Library
2. Report of the Library Director
    i. General Operations
        a. Facilities & Projects Update
        b. Operations Update
        c. Programming
            i. Outreach Opportunities
                1. Naples Botanical Garden: June 9-15
        d. Staffing Update

Public Petitions to the Board for Future Consideration

Public Comments on General Topics Related to the Library Division

Unfinished Business

New Business

1. District 3 Vacancy/Selection

Public Comments on General Topics Related to the Library Division

Adjournment

Naples, Florida, April 16, 2025

LET IT BE KNOWN that the LIBRARY ADVISORY BOARD met on this date at 10:30 a.m. in the Headquarters Library with the following members present:

CHAIR:	Vacant – District 3
VICE-CHAIR:	Joy White – District 4
SECRETARY:	Rebeca Seitz – District 1
	Marjorie H. Gagnon – District 5
	Jennifer Ashford – District 2

ALSO PRESENT:
Catherine Cowser, Library Director
Karen Tibbetts, Operations Support Specialist I
Julie Blatt, Library Manager, Naples Regional Library
Denise McMahon, Library Manager, South Regional Library
David Chalick, Branch Manager, Golden Gate Branch Library
Riham Saleeb, Branch Manager, Estates Branch Library
Silvia Puente, Branch Manager, Immokalee Branch Library
Kim Spina, Library Manager, Acquisitions/Technical Services
Janet Pereira, Library Program Coordinator
Andrew Meyers, Library Program Coordinator
Wesley Gunther, Library Program Coordinator
Veronica Salley, Library Management Analyst
Tanya Williams, Manager, Strategic Initiatives
Danielle Sanchez, Management Analyst, Strategic Initiatives
Jeffrey Weir, Manager – Financial Operations, Strategic Initiatives
Victoria Gagni, Library Specialist I, Naples Regional Library
Sajel Dodia, Library Specialist II, Naples Regional Library

Cindy Ruddy, FOL President
Carla Grieve, Collier County Resident, Former LAB Board Member
Marsha Oenick, Collier County Resident
Gina Klepadlo, Collier County Resident
Nicole Rolando, Collier County Resident (Zoom)
Kimberly Roes, Collier County Resident (Zoom)

CALL TO ORDER

1) **Grant LAB Member remote attendance** *(Motion & Approval)*
   - Quorum was met for this meeting and was directed by Ms. White. No motion or approval for remote attendance was necessary.

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES

Ms. White asked for approval of the meeting minutes of March 19, 2025. Mrs. Ashford moved to approve the minutes as written. Mrs. Seitz seconded, and the motion was carried unanimously. Ms. White asked for approval of the meeting minutes of the March 28, 2025 Budget Workshop. Mrs. Seitz moved to approve the minutes as written. Mrs. Gagnon seconded, and the motion was carried unanimously.

Awards and Recognitions

1) **Library Division Cheers for Peers Recipients for March**
   - Copies of the March Cheers for Peers recipients were provided to LAB members.
   - There were so many recipients that there were two pages.
2) **County Service Awards and VIP Certificates**
   - Mrs. Cowser stated that there were no Service Awards for the Library for March.
   - Victoria Gagni was recognized for Collaboration for her exceptional contributions at the library. Victoria goes above and beyond her assigned responsibilities and consistently demonstrates dedication and initiative that greatly enhance our library services. She has been instrumental in helping the librarian with the robotics program, and creates her own craft programming, providing creative and engaging activities for our patrons.
   - Sajel Dodia was recognized for Self-Initiating, Self-Correcting. Along with her recent promotion, she has taken on additional responsibilities, stepping in to cover for a colleague who is out on leave for the next few months. Sajel's ability to seamlessly transition into her new position, all the while maintaining a high level of performance, speaks volumes about her talent and work ethic.

BOARD REPORTS

1) **Report of Officers – None**
2) **Report of Committees – None**

PRESENTATIONS

1) **Report of the Friends of the Library (FOL)**
   - Mrs. Ruddy stated that the FOL fundraisers have concluded for the season.
   - The authors for the 2025-2026 season have been selected and are being contracted, and promotions have begun.
   - Mrs. Ruddy gave a shout out to Mrs. McMahon for her help with the Patti DeGroot Signature Series.
   - The final event of the Author Spotlight Series was held on April 3. Stephanie Dray author of *Becoming Madam Secretary* was engaging to the sold-out audience.
   - The FOL will be adding a third event to the Author Spotlight Series next year.
   - This event generates $8,000
   - The FOL April board meeting will be at 2:00 pm on Friday, April 18 in the Rees Room at the Naples Regional Library.
2) **Report of the Library Director**
   i. **General Operations**
      b) **Facilities & Projects Update**
         - Mrs. Cowser stated that the Immokalee Branch Library parking lot project began on Monday.
         - New draining piping is being installed and should be completed in four days.
         - Ms. Puente reported that she speaks with the Project Manager on a regular basis, and he will notify her a week before the milling and resurfacing will begin.
         - The project is being done in phases, and currently the adjacent Community Park is being paved. Once completed, the crew will work on the IM parking lot.
         - Currently one area of the parking lot is closed; however, both entrances to the building are open.

- Since patrons need to walk to the book drop, Mrs. Cowser will have the Library's website banner updated to include the availability of curbside delivery.
- Mrs. Cowser added that the IM library will be having new flooring installed. A PO has been opened for vinyl flooring similar to the vinyl recently installed at NR & HQ.
- Ms. White gave a shout out to Ms. Puente for being the face of the Immokalee Community. She stated that there are not enough words to describe all that Ms. Puente does, as it surpasses beyond the library.
- Mrs. Cowser stated that the FOL will be providing funding for new shelving at the IM Library.
- Ms. Puente stated that she has repurposed the furniture and space to be more practical/functional to the IM Library patrons.
- She added that many students from the local tech school and FSW come to the library to study, and she repurposed the DVD room into a remodeled the study room with two additional outlets.
- During the two weeks that this room was created, patrons have expressed their appreciation.
- Ms. Puente added that Commissioner McDaniel visited the IM Library two weeks ago while some kids' programs were being held.
- Mrs. Cowser stated that the new projector for HQ and the sound system for NR are pending quick quotes.
- The Estates Branch Library had new carpeting put in the meeting room and children's areas.
- EB is on well water, and the piping will be replaced soon as there are holes in some pipes. A new well will be installed once the piping project is completed.
- Mrs. Cowser stated that Facilities should cover most of the costs for this project.
- She added that sections of the Library will be closed.
- Some sinks and toilets will also need to be replaced, and a trailer with toilets and wash stations will be set up in the parking lot until the project is completed.
- The replacement gates for HQ are being manufactured and should be installed in the next couple of months. The wooden gates are being replaced with lighter fiberglass gates.
- The Library will be splitting the cost with Facilities.
- Mrs. Cowser stated that the gates at NR are being repaired and the brick pinning project is almost complete. Some railings in the back are also being replaced.
- Mrs. Cowser explained that brick pinning is a process in which holes are drilled into the existing bricks and pins are put in to connect to other bricks with adhesive to secure.

b) Operations & Budget Update

- Mrs. Cowser stated that the County has contracted with a new website vendor, Granicus.
- The Library is exploring how to integrate room reservations and events with the new system and entire County.
- The County's Communications Dept. will oversee websites; however, the website will still be maintained by the Library.

- Mrs. Cowser shared a sample of the new Library cards.
- Mrs. Cowser stated that the Library is working on the budget and collection analysis.
- A new sign has been ordered for the Everglades City Branch Library with its new operating hours. They will open at 8:00am instead of 9:00am.

c) Programming

- Mrs. Cowser stated that prizes for the Summer Reading Program have been ordered and added that each library location ordered their own prizes, rather than division-wide, as the patrons vary at each location.
- Ms. Tish from the County's Extension 4-H Office brought baby chicks and ducklings to each library location in the span of a couple of days.
- Children were excited to see and hold them and watch them swim in the pool of water.
- Library staff offered stories and crafts to coordinate with Ms. Tish's visit.

d) Staffing Update

- Mrs. Cowser reported that the recruitment of the Courier position is being processed by HR.
- She added that 3-4 other positions are in the interview/recruitment process for front line staff.
- Mrs. Cowser stated that she will be on leave starting tomorrow for 2.5 weeks.
- Mrs. McMahon and Ms. Blatt will represent the Library at the FOL meetings.

e) Executive Summaries and Exemptions – Hoopla & OCLC – Kim Spina

- Mrs. Cowser explained that exemption requests are made whenever a purchase does not follow procurement policy. She added that this is typical for subscription services.
- She reported that at the September 10, 2024 BCC meeting she presented an exemption request with an explanation of the products; however, the BCC only approved a one-year exemption.
- Mrs. Cowser stated that generally exemptions are presented to the BCC on the consent agenda; however, the BCC pulled it as they wanted Mrs. Cowser to present more details.
- At the meeting Commissioner McDaniel suggested looking for different funding sources for e-Resources and implementing a tiered fee structure.
- Mrs. Cowser stated that the Library has received donations to help fund e-Resources. She thanked the FOL for provided funding of $100k this year to be allocated to e-Resources, and for last year's donation of $75k.
- Library staff are looking to modify the current donation form to include e-Books, and also possibly adding online donation options similar to Domestic Animal Services; however, it would involve a third-party vendor to process them.
- Mrs. Cowser stated that this year's exemption request will address the questions posed by the BCC at the September 10, 2024 BCC meeting.
- She explained that an exemption is based on the budget and how much we could possibly spend, not the actual amount, which allows the Library to use funds responsibly should platform service levels change.
- Mrs. Spina handed out three draft executive summaries, two for OCLC and one for Hoopla, and further explained that the two OCLC requests need to be submitted separately.
    - OCLC's database allows access for cataloging and interlibrary loan services for library patron use.

- OCLC's CloudLibrary digital platform provides access to a large and ever-growing collection of digital content available remotely to patrons 24/7.
  - The Library purchases titles, generally with the one copy/one user model. Although sometimes there is simultaneous use.
  - The licensing agreements of materials can vary. Sometimes there are 26 circulations per title, or 1-2 years, others provide perpetual titles, which are typically audio books and are generally more expensive.
  - Mrs. Spina added that prices are not the same as on Amazon for an individual Kindle, where the purchaser may share with one person. Organizational purchases of a title by the Library allow sharing with multiple Library card holders.
- The Hoopla subscription provides access to an entire library of approximately 2 million titles, including videos, comics, etc.
- Hoopla is a platform which is a gateway between publishers to library patrons. The library patron's library card authenticates the user to access materials from the company's server.

- Mrs. Seitz asked what happens when a title reaches its borrowing limit.
- Mrs. Spina explained borrowing limits vary based on the platform.
- Through CloudLibrary, the Library belongs to a state-wide consortium (CloudLink) with other County library systems in Florida and shares electronic materials with them. She added that CloudLink is the largest consortium in the world.
- Mrs. Spina replied that if a title reaches its borrowing limit, the title will no longer appear to the Library patron unless it is available through another library within the consortium.
- She added that if Collier County Public Library (CCPL) is the only library in the consortium to have a title, and all copies are circulated or on hold, only CCPL patrons would see the title, and are given preferential access.
- Mrs. Spina added that the Library offers materials through OverDrive, which are available through the CCPL system to its patrons.
- Mrs. Seitz stated that she read in the American Library Association newsletter that Hoopla was bought out or has a new partnership with another vendor and wondered how that would affect our subscription.
- Mrs. Spina stated that she met with the Hoopla representative last week and did not hear this information; however, she explained that Hoopla is owned by Midwest Tape. There are two components to their company.
  - Midwest Tape supplies the Library with physical audio/visual materials with 1.6 million titles.
  - Hoopla is a digital library that allows patrons to borrow materials from the Hoopla server.
  - When a patron selects a title, the Library is charged a cost per use, which is generally approximately $1.34.
- Per the BCC's request from last September's meeting, Mrs. Spina was tasked with contacting the Library's vendors (OverDrive, CloudLibrary and Hoopla) to see if a tiered-based fee structure for borrowing materials could be implemented that would factor the income brackets of patrons.
- Mrs. Seitz asked how the County would determine and confirm the income brackets of its patrons. No one could provide an answer.

- Mrs. Spina asked the three vendors if there was a way that they could set up a system that would allow patrons to pay for borrowing their materials electronically.
- Mrs. Spina stated that all three vendors replied that they had no mechanism to implement such a request.
- In addition, if they were to implement a fee process, the vendors would be in violation of their agreements with publishers and their licensed agreements with materials.
- Discussion ensued regarding the legality of this uninformed request.
- Mrs. Spina explained that the Library takes the allotted money for Hoopla and determines the ceiling per day to stay within budget.
- The formula used is taking the budgeted total, divided by 12 months, divided by 30 days to determine the per day ceiling.
- If the maximum amount allotted for the day has been reached, the patron will be unable to request materials from Hoopla and would be notified to contact the Library.
- This structure allows the Library to offer Hoopla services throughout the year. Otherwise, the budgeted money could be used up in a shorter amount of time.
- Mrs. Spina stated that the Library only has a small subset of Hoopla patrons that use the maximum number of circulations per month.
- The general circulation is about 4.6 circulations per patron on average.
- Mrs. Spina added that at the September BCC meeting that streaming services at the Library was brought up.
- The concern was that the Library is paying for patrons to watch movies and television, which they could do at home; however, the statistics show overwhelmingly across all platforms that audio books are the most checked out materials. A very small percentage is for movies or television.
- She added that physical audio books and playaway purchases are trending down across all platforms nationwide.

PUBLIC PETITIONS TO THE BOARD FOR FUTURE CONSIDERATION – None

PUBLIC COMMENTS ON GENERAL TOPICS RELATED TO THE LIBRARY DIVISION

- Marsha Oenik introduced herself as a resident of Naples Park within District 2 and that she is a frequent patron of the Vanderbilt Beach Branch (VB) Library.
- She is returning to the LAB meeting to share the information she's gathered about the VB Library.
- She stated that the local media (WINK News, the Naples Daily News and NewsPress), found this story on their own, and was not initiated by her or others in the group.
- Mrs. Oenik reported that there was a library appreciation at the VB Library last Saturday. 81 patrons signed their petition that day. She added that most people visiting the Library on that day had already signed the petition.
- In total, there was an estimated total of 300 patrons at the VB Library between the hours of 9am and 4:15pm on Saturday.
- She provided LAB members with handouts of her analysis of library visits. Statistics gathered show that VB has the fourth largest usage during season and sixth during off season
- She emphasized that it is a library that is used year-round.

- Mrs. Oenik stated that an additional 1538 signatures have been acquired, and she was informed that an additional 91 came in this morning before she came to the meeting. Over 1700 signatures were submitted online.
- Patrons feel that this library is a vital service to them, and most likely would not go to another location due to traffic issues.
- Many patrons stated that they value the recommendations by the VB staff and most generally borrow bags of books each week.
- Other patrons spend time doing research on ancestry.org and for others this is the only place they can access the internet or make copies.
- For many, the VB Library is the only place that they visit to meet others and share time together doing puzzles, or reading the newspaper, etc.
- Many patrons bring their children or grandchildren to this library to read to them or let them use the tablets.
- Mrs. Oenick stated that it is critical for this location to continue with its existing facilities intact.
- Discussion ensued regarding how many local schools utilize this library.

UNFINISHED BUSINESS – None

NEW BUSINESS

1) **LAB Summer Meeting Schedule Dates *(Motion & Approval)***
   - Ms. White stated that the June 18 LAB meeting needs to be rescheduled due to conflicts with some members.
   - Discussion ensued, and LAB members requested to reschedule the meeting to June 11 and asked if it could be held at the Immokalee Branch Library.
   - LAB members are excited to see the renovations at the IM Library as well as the parking lot.
   - Mrs. Seitz made a motion to approve rescheduling the LAB's meeting to June 11 and having it at the Immokalee Branch Library. Mrs. White seconded, and the motion was carried unanimously.
2) **Library Roles in Disaster Recovery and Preparedness**
   - Mrs. Cower stated that Mrs. Seitz recently shared an article about the important roles that libraries provide to the community during emergency events.
   - To explain the Collier County Public Library's role during emergency events, Ms. Blatt reported that all County employees abide by the County's CMA 5900 which states that all employees are considered essential personnel.
   - She further explained that during emergency or natural disaster events, employees are reassigned to other tasks, jobs and disaster assignments.
   - She added that in addition to hurricanes, other emergency events include wildfires, floods, oil spills, etc.
   - Ms. Blatt stated that Library staff are assigned to one of three emergency assignments.
     - Emergency Operations Center (EOC) Childcare
       - Provides childcare services to emergency responders such as EMS, 911 operators, Sheriff's office, etc. that have no alternate caregiver.
       - Employees needing childcare services sign up to bring their children to the EOC building located near the South Regional Library.
       - Parents complete a packet of four pages for each of their children which provides important information for childcare staff to know.

        - Ms. Tibbetts added that she included information to the LAB in their meeting packet that explained in more detail how the childcare services work, and the safety measures taken to ensure that children are well cared for.
    - 311 Phone Bank (Regular Phone Bank and Shelter Phone Bank)
        - Services are available all year long and respond to community inquiries.
        - During an emergency event, assigned staff answer phone calls and general emergency-related questions from the public.
        - Staff assigned to the shelter phone bank assist the public with information specific to shelters, such as which ones are open, full, or available for special needs.
    - Shelter Operations
        - Most schools are used for shelter services, and which ones utilized are dependent on the type or location of the emergency.
        - Some shelters are pet friendly, and others are specified for special needs residents.
- Ms. Blatt further explained that each year, Library staff review their roles and responsibilities and the procedures of their emergency assignments.
    - Childcare staff meet to review the procedures and materials they bring to the EOC. (movies, games, hand sanitizer, etc.)
    - The lead team members coordinate with the EOC liaison to meet at the EOC building to review and show any new assigned staff the room its layout.
    - 311 phone bank staff review a PowerPoint presentation created by the County's communications team.
    - Shelter teams meet semi-annually and go to the EOC to review a PowerPoint presentation that was created after Hurricane Irma, which provides a real life look of the workings of an emergency event.
    - Staff learn how to set up cots and review procedures in handling the public.
- Ms. Blatt reported that each year all library locations review their buildings and inventory and document the condition through pictures and video.
- Ms. Blatt stated that disaster roles can change based on the event and based on exemptions, as some staff may be exempt from disaster duties for medical reasons.
- All staff receive the emergency directive given by the County Manager and Bureau of Emergency Services.
    - Staff are generally given time to handle their personal affairs and get ready for their assignments.
    - Managers/Supervisors develop phone trees to relay information to their team(s).
    - Team leads work closely with EOC staff to prepare schedules and back-up staff
- Ms. Blatt stated that after action reports are submitted to determine if any procedures may need to be modified for future events.
- Mrs. Seitz asked how these services are funded.
- Ms. Blatt explained that emergency staff complete a FEMA ICS-214 form for each day they perform emergency duties.
- Emergency disaster response codes are entered into the payroll system, and the County generates reports in order to receive reimbursement from FEMA.
- Ms. Williams added that the room used for childcare at the EOC is pre-staged for Library staff with cribs, sleeping mats, etc. that are procured through the EOC's budget.

- The EOC team is led by Dan Summers, Division Director of Emergency Management.
- Most of the materials (puzzles, games, movies, etc.) brought to the EOC by Library staff are materials removed from circulation or donated.

3) Budget Preparation & Workshop Update

- Ms. White stated that no updates were provided from when the last meeting was held and asked if there was anything LAB members would like to discuss.
- Mrs. Seitz thanked Ms. Williams for all of the information she had previously provided. She added that she accessed the links provided and read through all the information. She wants to know as much as possible to be able to bring information regarding her district's interests to Commissioner LoCastro.
- She referenced the pages pertaining to the Library in the ResourceX document and the recommendations that were made by ResourceX.
    - Mrs. Seitz wants to be sure that she is speaking through the same lens that has been defined through ResourceX regarding the County's budget.
    - The two recommendations repeated throughout the document are to 1) find a sponsor and 2) charge a fee.
    - Discussion continued with the Library Advisory Board stating several concerns:
        - Ms. White stated that the common theme with the County leaders and BCC is that they are not informed about what libraries are and what they do; and that libraries are not revenue generators.
        - Mrs. Seitz was appalled that another recommendation was to charge fees for children's programs.
        - Mrs. Seitz added that she hopes it is from ignorance and not intentionality.
    - Regarding finding sponsors, Mrs. Seitz stated that currently there are 2,200 non-profit organizations in Collier County and make up 10% of the businesses in the County. However, ResourceX cited Maricopa County, which has over 25,000 nonprofits which is 4% of their businesses. The revenue structures are basically the same for both Counties.
    - Therefore, based on these statistics, it would be twice as hard for a nonprofit in Collier County to get money.
    - ResourceX is asking the Library to compete against the 2,200 nonprofit organizations for money; however, it is unsure if the County has a department that handles this sort of development to go after sponsorship dollars.
    - Mrs. Seitz added that many businesses that offer sponsorships have expectations in following their missions.
    - Another concern would be that there is not a vetting process to ensure any sponsorships would be safe for children's programs.
    - In addition, how could we remain an entity to serve the populace equally if we are taking money with strings attached from for profit businesses.
    - Mrs. Seitz added that if we follow every recommendation proposed by ResourceX, essentially, we would be making the Library dependent on businesses for its existence and its ability to provide services to the County.
    - In the event that the economy dies; by following these recommendations, the Library would be at risk as it would be overly dependent on the capitalistic structure and not governmental structure.
    - Mrs. Seitz is concerned that the County is working towards privatizing the library into a commercial entity dependent on support of businesses.

- The commissioners need to be aware that based on the guidance we are receiving some residents will not be able to afford to pay fees for services.
- These recommendations are not possible unless the County is trying to: 1) create a library system that doesn't serve all; 2) is attached to business endeavors; and 3) is privatized.
- Mrs. Seitz stated that if the Library Advisory Board is mandated to report to their district's Commissioners regarding Library matters, the BCC needs to be aware of this.
- She stated that Tyler Tech's stock price increased 45% in the last year. How is this entity expected to bring informed recommendations to the Library? They haven't worked in an area like this, and they don't claim to have any experience with libraries or museums.
- Mrs. Cowser stated that the Library has a fines and fees structure that includes meeting room use. There are also non-resident library card fees.
- She added that this information can be reviewed by the LAB to see what revenue is generated.
- She added that she can share what fines and fees generated over the past 2-4 years, and also the Library's write-offs any uncollected fines and fees.
- Ms. White stated that public libraries were never designed to be revenue generators and somehow the County leaders do not understand that.
- Mrs. Seitz said there may be ways that a Library system could follow a public television system and create content they can license out, and which is alignment with the Library's mission. The costs should not be incurred by patrons.
- Mrs. Cowser said that another recommendation that she was given was for staff to go out into the public for talks and programs.
- Mrs. Cowser looked into some revenue streams; however, there are many costs involved such as charges to the vendor, third-party credit card payment system, etc. and everything would need to balance when payments are sent to the County Clerk's Office.
- Mrs. Seitz added that Tyler Tech reviewed two library systems in Pittsburgh. However, one is a robust private library system funded by Carnegie and the other is a smaller public library which is not as strong. The CCPL is primarily funded by public taxes.
- Mrs. Seitz reiterated that it is difficult to take recommendations from a company that does not have experience with public libraries
- She added that from the budget workshops, it appears that CCPL is helping Tyler Tech to set a precedence for how they would handle other similar library systems.
- She feels that it the responsibility of the LAB to inform the Commissioners of details to consider when they are making their decisions about the CCPL system.
- Ms. White suggests setting up some workshop meetings for the LAB to meet and discuss how they want to approach the BCC.
- Discussion ensued and based on the upcoming BCC meetings and Budget Workshops; it was determined that the LAB would meet on the following days:
  - Monday, April 28 at 10:30am at Headquarters Library
  - Monday, May 12 at 10:30am at Headquarters Library
- If necessary, the LAB will have a workshop after their regularly scheduled May 21 and June 11 meetings.
- The LAB requested a copy of the FY26 budget.

- Mrs. Cowser stated that the Library's preliminary budget is with operating of $2.372 million with a 3% increase of $71,169 for FY26. The total budget including personnel costs is $8.987 million.
- The preliminary budget is currently being reviewed by OMB (Office of Management and Budget)
- Ms. Williams reported that County leaders will meet with the County Manager on May 20 to review budget recommendations and directives.
- Budget Workshops with the BCC are scheduled for June 19 and June 20.

Mrs. Cowser stated that two applications have been received for the vacant District 3 seat. She asked when the LAB would like to close the posting. Members agreed to end the posting on Friday, April 25.

Ms. Tibbetts will send the application information to LAB members for their review and schedule interviews with the applicants.

4) Media & Public Relations

- Mrs. Cowser distributed copies of the County's CMA 1200 – Coordination of Media and Public Relations.
- She explained that LAB members are appointed by the BCC and need to follow these guidelines.
- She added that she had provided members with contact information for John Mullins, Communications Division Director. 239-252-2520
- Deborah Curry, Manager of Communications. 239-252-8569

PUBLIC COMMENTS ON GENERAL TOPICS RELATED TO THE LIBRARY DIVISION – None

ADJOURNMENT

There being no further business to come before the Library Advisory Board, the meeting was adjourned at 12:22 pm.

Mrs. Cowser will update LAB members as to the format of the Library Advisory Board meeting scheduled to be held on Wednesday, May 21, 2025, at the Headquarters Library, 2385 Orange Blossom Drive, Naples, FL 34109. 239.252.7311.

Approved by:

Joy White, Vice-Chair/Interim Chair
Library Advisory Board

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

May 2, 2025

FOR IMMEDIATE RELEASE

Notice of Public Meeting
Pelican Bay Services Division Board
Collier County, Florida

May 14, 2025
1:30 p.m.

Notice is hereby given that the **Pelican Bay Services Division Board** will meet on **May 14,** at **1:30 p.m.** in the Community Center at Pelican Bay, 8960 Hammock Oak Drive, Naples, Florida.

Individuals who would like to participate must complete and submit a speaker form prior to the beginning of the discussion about the item.

The agenda will be available on the Collier County Government website on the **PBSD webpage.**

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting of those boards, councils or agencies.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless permission for additional time is granted by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call (239) 252-1355.

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PELICAN BAY SERVICES DIVISION
Municipal Services Taxing & Benefit Unit

NOTICE OF PUBLIC MEETING **WEDNESDAY, MAY 14, 2025**

THE PELICAN BAY SERVICES DIVISION BOARD WILL MEET AT 1:30 PM ON MAY 14 AT THE COMMUNITY CENTER AT PELICAN BAY, 8960 HAMMOCK OAK DRIVE, NAPLES, FLORIDA, 34108.

AGENDA

1. Pledge of Allegiance
2. Roll Call
3. Agenda approval
4. Approval of 4/9/25 Regular Session meeting minutes
5. Audience comments
6. Sunshine Law presentation
7. Administrator's Report
    a. Operations building
    b. Sidewalk project
    c. Beach dune restoration
    d. Review of the April 30 financials
8. Committee Reports
    a. Water Management
9. Chairman's Report
10. Old Business
11. New Business/Miscellaneous Correspondence
12. Adjournment

**indicates possible action items*

ANY PERSON WISHING TO SPEAK ON AN AGENDA ITEM WILL RECEIVE UP TO THREE (3) MINUTES PER ITEM TO ADDRESS THE BOARD. THE BOARD WILL SOLICIT PUBLIC COMMENTS ON SUBJECTS NOT ON THIS AGENDA AND ANY PERSON WISHING TO SPEAK WILL RECEIVE UP TO THREE (3) MINUTES. THE BOARD ENCOURAGES YOU TO SUBMIT YOUR COMMENTS IN WRITING IN ADVANCE OF THE MEETING. ANY PERSON WHO DECIDES TO APPEAL A DECISION OF THIS BOARD WILL NEED A RECORD OF THE PROCEEDING PERTAINING THERETO, AND THEREFORE MAY NEED TO ENSURE THAT A VERBATIM RECORD IS MADE, WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS MEETING YOU ARE ENTITLED TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE PELICAN BAY SERVICES DIVISION AT (239) 252-1355.

PELICAN BAY SERVICES DIVISION BOARD REGULAR SESSION
APRIL 9, 2025

The Pelican Bay Services Division Board met on Wednesday, April 9, 2025, at 1:30 p.m. at the Community Center at Pelican Bay, 8960 Hammock Oak Drive, Naples, Florida 34108.
In attendance were:

Pelican Bay Services Division Board
Michael Fogg, Chairman
Joe Chicurel, Vice-Chairman
Jacob Damouni
Nick Fabregas *(absent)*
Peter Griffith
Brad Hildebrandt
Bob Lufkin
Cindy Polke
Michael Rodburg
Greg Stone *(absent)*
Rick Swider
Michael Weir

Pelican Bay Services Division Staff
Neil Dorrill, Administrator
Dawn Brewer, Ops. Support Spec. II
Chad Coleman, Deputy Director
Darren Duprey, Supervisor – Field I
Dave Greenfield, Supervisor - Field II
Karin Herrmann, Project Manager I
Lisa Jacob, Project Manager II
Barbara Shea, Admin. Support Spec. II

Also Present
Rich Alexander, Pelican Bay Foundation
Mohamed Dabees, Humiston & Moore
Tony D'Errico, Pelican Bay Foundation
Mike Ruffolo, Pelican Bay Foundation

APPROVED AGENDA *(AS PRESENTED)*

1. Pledge of Allegiance
2. Roll Call
3. Agenda approval
4. Approval of 3/12/25 Regular Session meeting minutes
5. Audience comments
6. *Election of Chair and Vice Chair
7. Administrator's Report
    a. PBSD election policy changes
    b. Update on the SFWMD meeting
    c. Update on the USACE meeting
    d. Review of the March 31 financials
8. Committee Reports
    a. Landscape & Safety
        i. *Crosswalk replacement pilot program
        ii. *Pedestrian activated flashing crosswalk lights (engineering, design, and permitting)
    b. Budget
        i. *Preliminary approval of the FY26 budget
9. Chairman's Report
    a. Committee assignments

10. Old Business
11. New Business/Miscellaneous Correspondence
12. Adjournment

ROLL CALL

Mr. Fabregas and Mr. Stone were absent and a quorum was established.

AGENDA APPROVAL

Mr. Lufkin motioned, Mr. Damouni seconded to approve the agenda as presented. The motion carried unanimously.

APPROVAL OF 3/12/2025 REGULAR SESSION MEETING MINUTES

Mr. Rodburg motioned, Mr. Damouni seconded to approve the 3/12/2025 regular session meeting minutes as presented. The motion carried unanimously.

AUDIENCE COMMENTS

None

ELECTION OF CHAIR AND VICE CHAIR

Ms. Polke nominated Mr. Griffith to serve as Chair of the PBSD Board and suggested that he has had many years of experience on this board and would bring fresh ideas to the board. She commented that she attended last week's Budget Committee meeting to get acquainted with the PBSD budget. Ms. Polke suggested that she was treated rudely by Mr. Fogg when she asked questions at the meeting. She noted that he commented that she was not yet a board member, while Ms. Shea indicated that her term on the board began on April 1. Ms. Polke commented that Mr. Fogg treated her with hostility and that other board members witnessed this.

Mr. Rodburg commented that this board has a lot of work to be done and that no one works harder than Mr. Fogg; he has more than earned another term. He noted that the PBSD budget is a big challenge, requiring consideration for both short and long-term needs. Mr. Rodburg addressed Ms. Polke's concerns (treatment at the Budget Committee meeting) and suggested that although she has legitimate concerns on various issues, her comments were "off agenda." Ms. Polke responded that she is knowledgeable of budgets and finance, and has a right to voice her opinion.

Dr. Chicurel commented that he supports the re-election of our current chair, Mr. Fogg, who is very fair and patient, and has made the board a better place. He noted that Mr. Fogg has expertise in finance and will do an excellent job in the future.

Mr. Griffith commented that we are going into a tough period of uncertainty in regards to our finances and the weather; both are changing, and not for the better. He suggested that our board has become complacent, lacking discussions, lacking expressions of descent, and rubberstamping too many issues. Mr. Griffith suggested that we need new voices and new solutions to old problems. If nothing changes, nothing changes.

The following motions were made and voted upon for Chair and Vice Chair.

Ms. Polke motioned, Mr. Griffith seconded to nominate Mr. Griffith to serve as Chair of the PBSD Board. The motion failed 2-6, with Dr. Chicurel, Mr.

Damouni, Mr. Lufkin, Mr. Rodburg, Mr. Swider, and Mr. Weir dissenting, and Mr. Fogg abstaining.

Mr. Rodburg motioned, Mr. Weir seconded to nominate Mr. Fogg to serve as Chair of the PBSD Board. The motion carried 6-2, with Mr. Griffith and Ms. Polke dissenting, and Mr. Fogg abstaining.

Mr. Rodburg motioned, Mr. Damouni seconded to nominate Dr. Chicurel to serve as Vice Chair of the PBSD Board. A vote was not taken as no other nominations were made.

ADMINISTRATOR'S REPORT

PROJECT UPDATES

A project update summary was included in the agenda packet.

PBSD ELECTION POLICY CHANGES

Mr. Dorrill reported that he has provided a document of an email string with Ms. Crystal Kinzel, Clerk of the Court, which was added to the record. He explained that Ms. Kinzel has now informed us that the Clerk of Courts will not continue to conduct our PBSD Board elections as this service is outside their scope of work, and she suggested that the Supervisor of Elections does not want to get involved. Mr. Dorrill noted that the Clerk had taken on conducting our annual election about 20 years ago, when the Clerk had suggested related amendments to our ordinance, as directed by the BCC. An election is held only when we have more applicants than we have open board seats.

Mr. Dorrill commented that it is his understanding that the PBF outsources its election process, and Mr. D'Errico, PBF President, confirmed this. He noted that if we choose a similar process, that it would require an amendment to our ordinance. Mr. Dorrill noted that this is the only County advisory board that conducts a board election. Ms. Polke questioned whether any of the other advisory boards are taxing entities. Mr. Dorrill confirmed that some are. He also confirmed that the PBSD would be responsible for funding the election, and that historically, we have reimbursed the Clerk for their expenses.

Mr. Rich Alexander, PBF board member, commented that two years ago, the PBF did an RFP for their election process, and that Vote Now submitted the most competitive price. Mr. D'Errico commented that the cost for their most recent PBF election was approximately $26,000.

Dr. Chicurel questioned whether the election mailers would be the same as for the PBF. Mr. Dorrill commented that the style would be determined by a consultant. Mr. Fogg suggested to Mr. Dorrill that he advises the County Manager that we are in the process of fact-finding and that staff prepares a draft RFP.

Ms. Susan O'Brien commented that the PBF provides the list of voters and addresses to Vote Now, and that Vote Now does the counting. She noted that the PBF has had some glitches with the list of voter information. Ms. O'Brien suggested that it will be essential to obtain an accurate list of voters from the County.

Mr. Fogg commented that we have the option of having no election (and in this case, the BCC would appoint board members from the pool of applicants). Mr. Weir suggested that we would save

money and the process would be simpler. Mr. Coleman noted that the most recent billing by the Clerk for our election services was approximately $10,000.

UPDATE ON THE S.F.W.M.D. MEETING

Mr. Dorrill reported that staff recently had a pre-application meeting with the S.F.W.M.D. to discuss a potential amendment to our existing water management permit to enclose the Bay Colony dune swale, which is critical to the drainage of residential structures in Bay Colony. S.F.W.M.D. staff stated that a large portion of the dune swale is located inside the construction control line and that trying to make changes to it would be very difficult. The idea of enclosing this structure was received with a negative reaction from the S.F.W.M.D.

Mr. Bill McCormick commented on (1) the extensive work that has been completed on the dune swale, (2) the swale is not draining and currently has stagnant water which is collecting green algae; the swale may be too deep, (3) staff should continue to pursue enclosure of the swale, even though portions are inside the construction control line, (4) there are cost effective plastic pipe options which could be considered, and (5) the PBSD Board should consider the importance of enclosing the swale in order to avoid excessive recurring maintenance costs, resulting from future storms.

UPDATE ON THE U.S.A.C.E. MEETING

Mr. Dorrill reported that staff recently had a pre-application meeting with the U.S.A.C.E. to discuss our starting the process to renew our Clam Pass maintenance permits with the U.S.A.C.E. (and correspondingly with FDEP). He noted that the U.S.A.C.E., in the Fort Myers Office, has been inundated with permit applications, subsequent to Hurricanes Ian and Milton, and that as a result, they may not be able to review all of our application materials by March 2026 (our existing permit expiration date). The U.S.A.C.E. requested that we file for a two-year extension of our existing permit through an administrative process (providing for a new permit expiration of March 2028).

Mr. Dorrill reported that at a recent BCC workshop, City of Naples residents, including those from Seagate and Naples Cay, requested that changes in Clam Pass dredge templates, dredge frequencies, and modeling be explored. He noted that during the next several years, the Clam Bay Committee can continue to look at dredge design alternatives. Mr. Dorrill noted that during the extension administrative process, we would not be eligible to make changes to our permit. He noted that we have obtained "permit mods" in the past.

Mr. Fogg commented that Naples Cay residents have water quality concerns, which are outside of our NRPA. He noted that we will continue to support/assist them, but that we are reluctant to use any of our funds for their interests. Mr. Fogg commented that our primary objective is to maintain the health of our mangroves.

REVIEW OF THE MARCH 31 FINANCIALS

Mr. Dorrill reviewed the March 31 financial statements and discussed highlights including (1) $12.1 million in cash, (2) $733,000 in payables, (3) $4.9 million in unspent funds available for capital projects, (4) County required reserves of $781,000, and (5) 92% of assessments and ad valorem taxes have been received so far in FY25.

COMMITTEE REPORTS

LANDSCAPE & SAFETY

Dr. Chicurel commented that the Landscape & Safety Committee met on 3/27/25, and provided the following highlights of the meeting.

- Cpl. Reed, CCSO, gave a report outlining deputy calls and encounters within and around Pelican Bay including deputy initiated stops, data on traffic stops, and all encounters in Pelican Bay, which were over 3,000 during the time period Jan. 1 – Mar. 23. During this time period, the PBSD has paid for extra patrols for our community.
- Quality Enterprises, our sidewalk contractor, will finish the punch list of corrections and perform two additional work directives. The PBSD will receive a one-year warrantee on our sidewalk construction project, from the date of completion.
- Johnson Engineering was asked to provide the PBSD with a remedy for the need to constantly repair Pelican Bay's paver crosswalks. Issues include (1) ADA non-compliance, (2) costly redundant maintenance costs, and (3) serious safety issues to pedestrians and vehicles. Photos of a bicyclist who was seriously injured as a result of one of our paver crosswalks was included in the agenda packet.
- Our existing sand set paver crosswalks are unique, different, and attractive. However, they are difficult to construct with ADA compliant specifications and very difficult to maintain. The County Director of Road, Bridge, and Stormwater Maintenance has corroborated these difficulties and has indicated that they "stay away from pavers due to their failures" in an email to our Project Manager, Karin Herrmann. The Director also mentioned that "concrete isn't a bad option." Water intrusion from seasonal rains, recent hurricane storm surge, heavy vehicle traffic, and unknown construction defects have led to multiple and ongoing failures in all of PB's 26 paver crosswalks. Frequently, failures are corrected and then additional failures are detected in the same crosswalk. Corrected failures frequently re-fail. Our existing crosswalks cannot be maintained to ADA specifications in a timely manner.
- An example of a dyed concrete stamped crosswalk was provided in the agenda packet. Our consultant has recommended the option of a dyed concrete stamped crosswalk. Mr. Coleman commented that the cost of the proposed pilot project (at the intersection of Gulf Park Dr. and Ridgewood Dr.), using this material, would be under $100,000.
- Due to numerous resident requests and a request from Commissioner Hall's office to address the pedestrian safety issues raised by residents, staff asked the County to perform traffic studies at Pelican Bay Blvd. and its intersections with North Pointe Dr. and Hammock Oak Dr., in season. Unfortunately, traffic studies only study vehicular traffic and histories, although the traffic study conducted at the San Marino crosswalk (a few years ago) fortunately included a County person onsite witnessing pedestrian traffic as well as safety issues that were evident when residents were actually trying to cross the road in the crosswalk. For these recent PB Blvd. traffic studies, no one from the County was able to observe the real pedestrian safety issues. As a result, neither intersection warranted a 3-way stop. A straw poll of the committee resulted in a 3-2 vote in favor of placing RRFB's (rectangular rapid flashing beacons) at both the North Pointe Dr. & Hammock Oak Dr. intersections with Pelican Bay Blvd.
- Sharrows will be removed and replaced in compliance with FDOT's updated 2018 design manual.

CROSSWALK REPLACEMENT PILOT PROGRAM

Mr. Griffith questioned what the length of time would be to determine how well the dyed concrete stamped crosswalk holds up, before going forward with additional installations. Dr. Chicurel responded that this issue was not discussed by the committee. He also commented that the paver crosswalk repairs are costing the PBSD thousands of dollars.

Ms. Polke commented that she attended the 3/27 committee meeting and that audience members were concerned that dyed concrete stamped sidewalks would cheapen the community. She noted that there was another method of paver construction that was discussed by the committee. Ms. Polke suggested that our residents need to weigh in on a change from our existing pavers to our proposed dyed concrete stamped crosswalk.

Dr. Chicurel commented that a committee vote was not taken on this issue because at the time of the committee meeting, it was unknown as to what the County would agree to.

Ms. Sue Griffith suggested that the pilot project be completed at a quieter intersection with a single crosswalk, instead of the proposed intersection which is an important intersection. She suggested that other locations are considered. Mr. Dorrill commented that there are no crosswalks in "residential areas" of Pelican Bay. He also noted that our paver crosswalks functioned well for about ten years.

Ms. Jean Gaffman questioned the aesthetics of a dyed concrete stamped crosswalk and suggested that the pilot project needs to be in an area with plenty of traffic to determine if the material holds up.

Ms. Susan O'Brien commented that at the L&S Committee meeting, the engineer presented options and was not strongly in favor of any one specific option. She suggested that for the most part, the audience was in favor of pavers.

Ms. Roanna Handy suggested the single crosswalk from the St. Raphael community to the beach as a pilot program location.

Mr. Fogg directed Dr. Chicurel to take this issue back to his committee for more discussion and that the motion would be tabled.

Mr. Bill McCormick commented that the committee needs to look at ways of setting pavers in concrete. Ms. Polke commented that this possibility was discussed by the committee and she suggested that the community needs to weigh in on these options.

Ms. Polke questioned why we are not directing more funds to our beaches.

Mr. Hildebrandt commented that he would like to share this information on our crosswalks with the PBF. He noted that there were dyed concrete stamped crosswalks in New Jersey where he once lived, and he suggested that they had a lot of issues and did not hold up well.

Mr. Dorrill clarified that our existing pavers are on a concrete base and back-filled with sand.

Dr. Chicurel motioned, Mr. Lufkin seconded that the PBSD Board approve that our staff proceeds with a pilot project to replace the sand set paver crosswalks at the intersection of Gulf Park Dr. and Ridgewood Dr. with dyed stamped concrete, resembling the color and pattern of the existing pavers. The motion was tabled.

PEDESTRIAN ACTIVATED FLASHING CROSSWALK LIGHTS

Dr. Chicurel commented that a vote by the committee on placing RRFB's at both the North Pointe Dr. and Hammock Oak Dr. intersections with Pelican Bay Blvd. was not taken. A straw vote was taken, indicating 3 to 2 in favor of moving forward with this project. The straw vote included Mr. Stone who was participating by phone.

Mr. Griffith commented that there were five committee members present in the room (including Mr. Hildebrandt) and Mr. Stone was on the telephone. He noted that there were 3 out of 5 committee members in the room who voted against the proposal, including Mr. Hildebrandt who can

vote in a straw vote. Mr. Griffith noted that even if you excluded him, the vote would have been 2 to 2. He suggested that the straw vote results should not have resulted in a "go ahead" on this project.

Mr. Fogg commented that this issue needs more discussion and that in order for the board to vote on it, a firm recommendation from the committee would be required.

Ms. Roanna Handy commented that she uses a PB crosswalk with flashing lights almost every day, and suggested that the flashing lights give pedestrians a false sense of security, thinking that vehicles will stop, and often they do not stop.

A MEETING BREAK WAS TAKEN FROM 2:54 – 3:01

BUDGET

Mr. Fogg commented that a preliminary FY26 budget was provided in the agenda packet. He provided highlights which included the following.

- The budget cycle begins in March, followed by a submittal of a preliminary budget to the County in April/May, followed by the final BCC approval of the budget in early Sept.
- Hurricane cleanup work from the 2024 storms put a substantial strain on our FY25 budget. Funds from our contingency reserve and some capital project funds were used for funding. Our contingency reserve needs to be re-established and we need to continue with our capital projects.
- Financial impacts from the 2025 hurricane season cannot be estimated for our FY26 budget.
- In the agenda packet, our "assessment summary" shows our FY25 assessment, next year's regular budget, an amount for a "special assessment" for the cost of beach renourishment, and a final total assessment.
- The proposed FY26 budget includes an approximate increase of 3% in operations. Currently there are a few remaining unconfirmed County charges.
- Our proposed FY26 Clam Bay Fund budget shows an increase over last year as a result of the effects from 2024 hurricanes. In FY25, the County's contribution to this fund was $156,000. County tourist taxes pay for any Clam Pass dredge projects.
- Over the past several years, we have been "playing catch up" on maintaining PB infrastructure. Stormwater management system maintenance expenses have increased. Our proposed FY26 Capital budget shows an approximate 5% increase.
- The PBSD has approximately $5 million outstanding in debt. The County will continue to pay us $500,000/year until 2028, which was their cost-share in our sidewalk project.
- Funds are being built up for a future lake bank project. Our lake bank priority list has the Community Center lake as the next lake bank project to be undertaken. This project is currently on hold until the PBF firms up its Community Center renovation plans.
- Our consultant (Humiston & Moore) has completed a survey of the entire southwest Florida coastline, comparing existing beaches to the standard template. The County is already in the process of beach renourishment south of Pelican Bay. The County expects a Nov./Dec. 2025 beach renourishment project from Vanderbilt Beach south to Clam Pass. The PBSD is responsible for funding the beach renourishment cost from ½ mile south of Vanderbilt Beach to Clam Pass, as this is considered "private access beach." Our consultant has estimated that our cost to refill the template for this area will be approximately $4.5 million. The PBSD will piggyback on the County's project. This project, when complete, will return our beaches to

pre-hurricane conditions (no supplemental sand will be included). While the cost and extent of this project is unprecedented, the damage is also unprecedented.

- Some of our expenditures relating to 2024 hurricane cleanup are FEMA reimbursable. However, the PBSD must fund these expenses in the short-term. If and when these FEMA claims will be reimbursed is unknown.
- Our contingency reserve will be replenished by $45/ERU and the remainder through our FY25 carryforward funds.
- A schedule of our capital projects was included in the agenda packet, with highlights discussed. Water management repairs/maintenance costs have increased due to the aging of our system.

Ms. Polke commented on (1) $485,000 spent on an overage in our sidewalk project, (2) our most important assets are our restaurants, beaches, and mangroves, (3) approximately $10 million is most likely needed for beach renourishment, (4) the sidewalk replacement project was taken on without it being an "emergency" project, (5) existing beach renourishment funds were not spent on an immediate project (post hurricane), and (6) inappropriate board priorities.

Ms. Alice Nobi commented on the unattractiveness of areas of dead mangroves.

Mr. John Duken commented on a new Florida state law which takes effect on July 1, requiring inspections of water management systems. He suggested that some swales and culverts in PBSD easements have not been maintained. Mr. Coleman commented that maintenance of swales and culverts has been budgeted under drainage. Mr. Duken suggested that we need to share the "bad news" on this issue with the PB community. Mr. Fogg commented that during Hurricane Ian, our water management system worked well; however, we are encountering more maintenance issues in recent years.

Mr. Rodburg announced that all of our PB residents are invited to attend our May 8 Water Management Committee meeting where PBSD responsibilities and PB community responsibilities relating to water management will be discussed.

Mr. Mike Shepherd commented that he was the PBSD Treasurer in the aftermath of Hurricane Ian, when a substantial increase in the assessment was necessary to fund hurricane cleanup efforts at that time. He suggested that Pelican Bay is 1 of 16 most affluent communities in the U.S. and that we must be prepared to pay to maintain this level of excellence. Mr. Shepherd suggested that we must raise the necessary funds to accomplish this and that the recommended increase in the FY26 assessment is tiny in relation to our property values.

Mr. Fogg motioned, Mr. Griffith seconded that the PBSD Board approves the proposed FY26 budget as drafted, for submission to the County, to include a total assessment of $1,550/ERU. The motion carried unanimously.

UPDATE ON OUR BEACHES

Mr. Fogg commented that in the past, Pelican Bay experienced wind damage from hurricanes, while in the recent two years, we have had exposure to storm surge and a large amount of sand intrusion. He suggested that we need to have our consultant explore whether there is any way to build up the back beach to prevent future sand intrusion to protect our mangroves.

Dr. Dabees made the following comments and recommendations.

- Reclaiming as much sand as possible (which overwashed the dune) is a priority.
- The PBSD should piggyback on the County's 2025 beach renourishment project.

- Some of the excess sand dredged from Clam Pass (expected in late Fall 2025) will be placed on the beach on the north side of the Pass.
- Pelican Bay experienced 5 storms in 2 years, which is unprecedented. The future is unpredictable.
- Hurricane Ian flattened the dune. It must be re-established.
- In Florida, an applicant for a beach renourishment project must obtain approval from the state for the type and source of the sand to be used.
- Sand is limited by availability.

Ms. Polke commented that she has heard that we cannot remove sand from the mangroves. She also commented on the reduction in wildlife in recent years. Dr. Dabees responded that we can reclaim sand from the out of the mangroves and that we need to reset the dune to its pre-hurricane location.

Ms. Polke commented that our beaches are the most important priority in our budget. She questioned why the PBF is not able to add sand to our beaches. Mr. Fogg commented that the PBF does not reclaim sand.

Dr. Dabees commented that for every hurricane, an emergency declaration is made by the state which allows for expedited permitting from the state. He noted that we have permits related to Hurricanes Helene, Milton , and Ian which are all still active.

Mr. Rodburg commented that at the last board meeting, the board approved four recommendations made by Dr. Dabees, relating to beach renourishment, beach dunes, and Clam Pass. Dr. Dabees commented that these recommendations still stand and that reclaiming the sand which overwashed the dune must be the first priority.

CHAIRMAN'S REPORT

COMMITTEE ASSIGNMENTS

Mr. Fogg commented that board members have been polled on their committee interests; committee assignments will be announced in the near future after some staff discussion. The Clam Bay Committee and the Water Management Committee will be separate committees, and will pursue different agendas.

ADJOURNMENT

The meeting was adjourned at 4:10 p.m.

_____
Michael Fogg, Chairman

Minutes approved [___] *as presented* OR [___] *as amended* ON [_____] *date*

Pelican Bay Services Division Project Tracking Summary **5/7/2025**

PBSD New Maintenance Facilities (Project 50211)
Construction is progressing to include the final accessory building and drainage for the site.

Sidewalk Improvements (Project 50212)
The Contractor is currently under a "Stop Work Order". Change Order No. 2 was approved by the Board of County Commissioners on 11/12/2024. The Contractor has submitted a payment application for Change Order No. 2 and was recently paid. We are working with the Contractor to tentatively schedule resuming work this month.

Clam Pass
A pre-application meeting with the Army Corps of Engineers was held on 3/24/2025 and the engineer has submitted a request to extend the existing permit as well as an application for a new fifteen-year maintenance dredging permit. Staff will request quotes and get funding from the Tourist Development Council to dredge the Pass following Sea Turtle Nesting Season.

Bay Colony Beach Dune Swale
Work is substantially complete.

Pelican Bay Beach
As a result of Helene and Milton, an enormous volume of sand was pushed onshore. Earth Tech Enterprises extracted the sand from behind both North and South beach facilities to repair and grade the beach in front of these structures. Because it is Sea Turtle Nesting Season, following approval from regulatory agencies to include Florida Fish & Wildlife Conservation Commission, our contractors will return to reclaim sand and rebuild the dune between Reference Markers 36 and 40 (the stretch between the north and south beach facilities). Next Fall/Winter, PBSD will piggyback with Coastal Zone Management to renourish the Pelican Bay beach from R-30.5 to R-36.

PELICAN BAY
BALANCE SHEET
Apr 30, 2025
(UNAUDITED)

OLD FUND NUMBER	Operating Fund 109 1007000000	Street Lighting 778 1008000000	Pelican Bay Landscape, Safety, Lake & Beach Projects 322 3041000000	Clam Bay Capital Projects 320 3040000000	Assessment Funded Activities Total	Pelican Bay Financed Capital Projects 323 3042000000	TOTAL
ASSETS							
Cash and investments	4,640,586.09	282,151.12	6,162,971.58	259,845.83	11,345,554.62	348,712.41	11,694,267.03
Interest receivable	-	-	-	-	-	-	-
Trade receivable, net	-	-	-	-	-	-	-
ROU Lease Receivable-Current	-	-	-	-	-	-	-
Due from other Funds	-	-		-	-	-	-
Due from other governments	840.08	-	29,760.60	-	30,600.68	-	30,600.68
Total assets	4,641,426.17	282,151.12	6,192,732.18	259,845.83	11,376,155.30	348,712.41	11,724,867.71
LIABILITIES AND FUND BALANCE							
Liabilities:							
Accounts payable	44,012.97	1,119.82	506,855.39	-	551,988.18	325,000.00	876,988.18
Wages payable	-	-		-	-	-	-
Retainage payable	-		-	-	-	-	-
Due to other Government	-	-	-	-	-	-	-
Deferred Inflows-Leases	-	-	-	-	-	-	-
Commercial Paper Loan	-	-	5,130,000.00	-	5,130,000.00	-	5,130,000.00
Total liabilities	44,012.97	1,119.82	5,636,855.39	-	5,681,988.18	325,000.00	6,006,988.18
Fund balances:							
Fund balance	4,597,413.20	281,031.30	555,876.79	259,845.83	5,694,167.12	23,712.41	5,717,879.53
Total liabilities and fund balances	4,641,426.17	282,151.12	6,192,732.18	259,845.83	11,376,155.30	348,712.41	11,724,867.71
	-	-	-	-	-	-	-
Fund Balance at the end of the period	4,597,413.20	281,031.30	555,876.79	259,845.83		23,712.41	
Approved Project Financing Available to Draw						-	
Unspent balance of projects:							
Small projects under $200K	-	-	29,906.66	-		-	
50066-PBSD Landscape Improvement	-	-	51,578.34	-		-	
50103-PBSD Signage	-	-	258,487.23	-		-	
50126-Beach Renourishment	-	-	753,160.58	-		-	
50211-PBSD OPS BLD	-	-	2,076,962.90	-		-	
50212-PBSD PH1-SW	-	-	349,753.71	-		-	
50212-PBSD PH2-SW	-	-	-	-		-	
50272-Streetlight Improvement	-	-	239,629.99	-		-	
50307-PB Drain/Pipe Maint.	-	-	167,830.00	-		-	
51026-PBSD Lake Bank Restoration	-	-	615,346.64	-		-	
51100-Clam Bay Restoration	-	-	-	217,429.45		-	
Total unspent balance of major projects	-	-	4,542,656.05	217,429.45		-	
Budgeted reserves:							
991000-Reserve for contingencies	136,400.00	11,000.00	-	-		-	
991700-Reserve for disaster relief	-	-	-	-		-	
992090-Reserve for sinking fund	-	-	-	-		-	
993000-Reserve for capital outlay	129,100.00	28,900.00	-	-		-	
994500-Reserve for future construction and improvement	-	-	-	-		-	
998000-Reserve for cash	475,000.00	40,000.00	-	-		-	
Total budgeted reserves	701,200.00	79,900.00	-	-		-	
Budgeted commitments at the end of the period	701,200.00	79,900.00	4,542,656.05	217,429.45		-	
	3,896,213.20	201,131.30	(3,986,779.26)	42,416.38		23,712.41	

Financing Recap:	
Funding for current sidewalk program planned	6,500,000.00
Funding reserved for future capital projects	3,500,000.00
Financing Secured	10,000,000.00

This is the difference between interest earned on unspent proceeds and accrued interest paid on the borrowing.

INCOME STATEMENT
OPERATING FUND - 1007000000
Apr 30, 2025
(UNAUDITED)

	Adopted Budget	Amended Budget	Commitments	October	November	December	January	February	March	April	1	Total Expenditures	Variance	% Budget Consumed
REVENUES AND CARRYFORWARD														
Special assessments	5,380,000.00	5,380,000.00	-	15,576.85	1,209,353.88	3,231,361.40	162,406.23	196,870.25	122,241.49	154,963.30		5,092,773.40	(287,226.60)	94.7%
FEMA	-	-	-	-	-	-	-	-	-	-		-	-	#DIV/0!
Interest	53,000.00	53,000.00	-	8,058.29	7,935.55	9,454.96	19,038.19	12,550.13	11,633.63	786.08		69,456.83	16,456.83	131.1%
Miscellaneous	44,500.00	44,500.00	-	-	-	-	-	17,100.00	-	-		17,100.00	(27,400.00)	38.4%
Transfers in	34,100.00	34,100.00	-	-	-	-	-	-	-	-		-	(34,100.00)	0.0%
Negative 5% of estimated revenue	(273,900.00)	(273,900.00)	-	-	-	-	-	-	-	-		-	273,900.00	
Budgeted carryforward	1,774,800.00	1,832,689.00	-	-	-	-	-	-	-	-		-	(1,832,689.00)	
Total revenues + carryforward	7,012,500.00	7,070,389.00	-	23,635.14	1,217,289.43	3,240,816.36	181,444.42	226,520.38	133,875.12	155,749.38		5,179,330.23	(1,891,058.77)	73.3%
EXPENDITURES AND RESERVES														
Personal services														
Salaries, taxes and retirement	2,203,209.00	2,203,209.00	-	32,962.08	260,383.02	171,026.83	171,378.61	182,417.68	167,554.93	167,994.73		1,153,717.88	1,049,491.12	52.4%
Health, dental, life insurance; Short term, lc	471,091.00	471,091.00	117,772.75	-	-	-	235,545.50	-	-	117,772.75		353,318.25	-	100.0%
Total personal services	2,674,300.00	2,674,300.00	117,772.75	32,962.08	260,383.02	171,026.83	406,924.11	182,417.68	167,554.93	285,767.48		1,507,036.13	1,049,491.12	60.8%
Operating														
182602-Lake & Stormwater Management fi	803,600.00	815,669.00	264,157.91	28,230.19	25,196.16	48,230.26	146,829.40	68,297.42	87,306.34	103,843.55		507,933.32	43,577.77	94.7%
182901-Right of way beautification field	1,780,400.00	1,811,473.00	710,709.89	59,834.73	81,708.38	147,124.92	161,284.80	99,375.09	91,279.78	152,155.85		792,763.55	307,999.56	83.0%
Total operating	2,584,000.00	2,627,142.00	974,867.80	88,064.92	106,904.54	195,355.18	308,114.20	167,672.51	178,586.12	255,999.40		1,300,696.87	351,577.33	86.6%
Capital outlay	156,500.00	146,500.00	63,423.63	-	-	-	7,434.00	-	-	20,792.66		28,226.66	54,849.71	62.6%
Transfers out	148,500.00	921,247.00	-	51,739.29	24,187.08	64,627.23	4,823.11	3,937.40	4,019.83	3,099.26		156,433.20	764,813.80	17.0%
Total expenditures	5,563,300.00	6,369,189.00	1,156,064.18	172,766.29	391,474.64	431,009.24	727,295.42	354,027.59	350,160.88	565,658.80		2,992,392.86	2,220,731.96	65.1%
Budgeted reserves														
991000-Reserve for contingencies	184,400.00	136,400.00	-	-	-	-	-	-	-	-		-	136,400.00	
991700-Reserve for disaster relief	700,000.00	-	-	-	-	-	-	-	-	-		-	-	
993000-Reserve for capital outlay	129,100.00	129,100.00	-	-	-	-	-	-	-	-		-	129,100.00	
998000-Reserve for cash	475,000.00	475,000.00	-	-	-	-	-	-	-	-		-	475,000.00	
Total reserves	1,449,200.00	701,200.00	-	-	-	-	-	-	-	-		-	740,500.00	
Total expenditures + reserves	7,012,500.00	7,070,389.00	1,156,064.18	172,766.29	391,474.64	431,009.24	727,295.42	354,027.59	350,160.88	565,658.80		2,992,392.86	2,961,231.96	58.7%
EXCESS OF REVENUE OVER EXPENDITURES	-	-		(149,131.15)	825,814.79	2,809,807.12	(545,851.00)	(127,507.21)	(216,285.76)	(409,909.42)		2,186,937.37		

2,410,475.83	Carryforward as of 9/30/24
4,597,413.20	Fund Balance as of 04/30/2025
-	

PELICAN BAY
INCOME STATEMENT
STREET LIGHTING - 1008000000
Apr 30, 2025
(UNAUDITED)

	Adopted Budget	Amended Budget	Commitments	October	November	December	January	February	March	April	1	Total Expenditures	Variance	% Budget Consumed
REVENUES AND CARRYFORWARD														
Current Ad Valorem Taxes	879,400.00	879,400.00	-	1,586.79	213,339.29	512,738.38	27,522.03	35,760.71	18,379.86	25,560.16		834,887.22	(44,512.78)	94.9%
Miscellaneous revenue	21,100.00	21,100.00	-	-	-	-	-	0.63	-	-		0.63	(21,099.37)	0.0%
Interest	8,200.00	8,200.00	-	568.60	533.90	848.13	1,904.67	1,098.37	1,095.15	133.82		6,182.64	(2,017.36)	75.4%
Insurance refunds	-	-	-	-	-	-	-	-	-	-		-	-	#DIV/0!
Negative 5% of estimated revenue	(45,500.00)	(45,500.00)	-	-	-	-	-	-	-	-		-	45,500.00	
Transfers in	-	-	-	-	-	-	-	-	-	-		-	-	
Budgeted carryforward	137,000.00	137,000.00	-	-	-	-	-	-	-	-		-	(137,000.00)	
Total revenues + carryforward	1,000,200.00	1,000,200.00	-	2,155.39	213,873.19	513,586.51	29,426.70	36,859.71	19,475.01	25,693.98		841,070.49	(159,129.51)	84.1%
EXPENDITURES AND RESERVES														
Personal services														
Salaries, taxes and retirement	119,210.00	119,210.00	-	1,822.67	13,825.02	8,790.80	9,012.70	9,012.64	8,959.09	9,063.19		60,486.11	58,723.89	50.7%
Health, dental, life insurance; Short term, long term disability; V	18,390.00	18,390.00	4,597.50	-	-	-	9,195.00	-	-	4,597.50		13,792.50	-	100.0%
Total operating	137,600.00	137,600.00	4,597.50	1,822.67	13,825.02	8,790.80	18,207.70	9,012.64	8,959.09	13,660.69		74,278.61	58,723.89	57.3%
Operating														
182701-Street Lighting Field Operations	235,000.00	235,000.00	67,523.22	18,327.34	15,995.03	11,408.40	21,959.16	15,053.74	13,561.87	17,862.41		114,167.95	53,308.83	77.3%
Total operating	235,000.00	235,000.00	67,523.22	18,327.34	15,995.03	11,408.40	21,959.16	15,053.74	13,561.87	17,862.41		114,167.95	53,308.83	77.3%
Capital outlay	500.00	500.00	-	-	-	-	-	-	-	-		-	500.00	0.0%
Transfers out	547,200.00	547,200.00	-	47.60	4,293.77	272,704.77	550.44	715.22	262,817.60	511.20		541,640.60	5,559.40	99.0%
Total expenditures	920,300.00	920,300.00	72,120.72	20,197.61	34,113.82	292,903.97	40,717.30	24,781.60	285,338.56	32,034.30		730,087.16	118,092.12	87.2%
Budgeted reserves														
991000-Reserve for Contingencies	11,000.00	11,000.00	-	-	-	-	-	-		-		-	11,000.00	
993000-Reserve for capital outlay	28,900.00	28,900.00	-	-	-	-	-	-	-	-		-	28,900.00	
998000-Reserve for cash	40,000.00	40,000.00	-	-	-	-	-	-	-	-		-	40,000.00	
Total reserves	79,900.00	79,900.00	-	-	-	-	-	-	-	-		-	79,900.00	
Total expenditures + reserves	1,000,200.00	1,000,200.00	72,120.72	20,197.61	34,113.82	292,903.97	40,717.30	24,781.60	285,338.56	32,034.30		730,087.16	197,992.12	80.2%
EXCESS OF REVENUE OVER EXPENDITURES	-	-		(18,042.22)	179,759.37	220,682.54	(11,290.60)	12,078.11	(265,863.55)	(6,340.32)		110,983.33		

170,047.97	Carryforward as of 9/30/24
281,031.30	Fund Balance as of 04/30/2025
-	

PELICAN BAY
INCOME STATEMENT
PELICAN BAY LANDSCAPE, SAFETY, LAKE & BEACH PROJECTS - 3041000000
Apr 30, 2025
(UNAUDITED)

	Adopted Budget	Amended Budget	Commitments	October	November	December	January	February	March	April	Total Expenditures	Variance	% Budget Consumed
REVENUES AND CARRYFORWARD													
Special assessments	2,057,000.00	2,057,000.00	-	5,955.74	462,391.44	1,235,497.63	62,095.35	75,272.53	46,738.53	59,249.58	1,947,200.80	(109,799.20)	94.7%
Misc Revenue	-	218,876.64	-	-	-	-	-	-	-	-	-	(218,876.64)	0.0%
Interest	40,000.00	40,000.00	-	16,560.92	15,884.60	17,402.39	23,359.41	18,823.87	17,146.38	300.55	109,478.12	69,478.12	273.7%
Insurance refunds	-	-	-	-	-	-	-	-	-	-	-	-	#DIV/0!
Transfers in	1,044,900.00	1,059,647.00	-	-	-	392,450.00	130,000.00	-	262,450.00	130,000.00	914,900.00	(144,747.00)	86.3%
Negative 5% of estimated revenue	(104,900.00)	(104,900.00)	-	-	-	-	-	-	-	-	-	104,900.00	
Budgeted carryforward	2,900.00	5,479,072.17	-	-	-	-	-	-	-	-	-	(5,479,072.17)	
Total revenues + carryforward	3,039,900.00	8,749,695.81	-	22,516.66	478,276.04	1,645,350.02	215,454.76	94,096.40	326,334.91	189,550.13	2,971,578.92	(5,778,116.89)	34.0%
EXPENDITURES AND RESERVES													
Projects:													
50066-PBSD Landscape Improvement	331,300.00	98,368.34	-	21,910.00	-	-	-	24,880.00	-	-	46,790.00	51,578.34	47.6%
50103-PBSD Signage	-	258,487.23	13,459.32	-		-	-	-	-	-	-	245,027.91	5.2%
50126-Beach Renourishment	500,000.00	783,711.58	88,692.00	28,936.00	-	-	-	969.00	-	646.00	30,551.00	664,468.58	15.2%
50158-PBSD Roadway Safety	-	10,959.34	5.50	-	-	-	-	-	-	-	-	10,953.84	0.1%
50178-Sidewalk Maintenance/Enhancement	-	19,787.82	16,250.32	131.25	-	-	-	709.25	-	-	840.50	2,697.00	86.4%
50211-PBSD OPS BLD	-	3,947,650.44	2,079,758.68	340,207.75	381,290.70	249,529.30	181,223.70	162,653.55	210,977.52	344,805.02	1,870,687.54	(2,795.78)	100.1%
50212-PBSD PH1-SW	-	712,192.21	340,878.41	119.00	604.00	491.50	528,586.15	-	(167,362.15)	-	362,438.50	8,875.30	98.8%
50272-Streetlight Maint.	150,000.00	301,660.21	37,241.02	-	-	-	-	-	-	62,030.22	62,030.22	202,388.97	32.9%
50307-PB Drain/Pipe Maint.	700,000.00	177,850.00	149,602.00		-	-	8,225.00	-	1,795.00	-	10,020.00	18,228.00	
51026-PBSD Lake Bank Restoration	608,600.00	615,346.64	198,104.00	-	-	-	-	-	-	-	-	417,242.64	32.2%
Total expenditures	2,289,900.00	6,926,013.81	2,923,991.25	391,304.00	381,894.70	250,020.80	718,034.85	189,211.80	45,410.37	407,481.24	2,383,357.76	1,618,664.80	34.4%
Transfers out	750,000.00	1,823,682.00	-	25,507.07	26,547.84	414,459.96	17,041.91	16,305.45	16,284.77	15,034.99	531,181.99	1,292,500.01	29.1%
Total expenditures	3,039,900.00	8,749,695.81	2,923,991.25	416,811.07	408,442.54	664,480.76	735,076.76	205,517.25	61,695.14	422,516.23	2,914,539.75	2,911,164.81	33.3%
Budgeted reserves													
998900-Reserve for Proj	-	-	-	-	-		-	-	-	-	-	-	
993000-Reserve for capital outlay	-	-	-	-	-	-	-	-	-	-	-	-	
992090-Reserve for sinking fund	-	-	-	-	-	-	-	-	-	-	-	-	
991700-Reserve for disaster relief	-	-	-	-	-	-	-	-	-	-	-	-	
Total reserves	-	-	-	-	-	-	-	-	-	-	-	-	#DIV/0!
Total expenditures + reserves	3,039,900.00	8,749,695.81	2,923,991.25	416,811.07	408,442.54	664,480.76	735,076.76	205,517.25	61,695.14	422,516.23	2,914,539.75	2,911,164.81	66.7%
EXCESS OF REVENUE OVER EXPENDITURES	-	-		(394,294.41)	69,833.50	980,869.26	(519,622.00)	(111,420.85)	264,639.77	(232,966.10)	57,039.17		

5,628,837.62	Carryforward as of 9/30/24
5,685,876.79	Fund Balance as of 04/30/2025
5,130,000.00	Commercial Paper loan

(0.00)

PELICAN BAY
INCOME STATEMENT
CLAM BAY CAPITAL PROJECT FUND - 3040000000
Apr 30, 2025
(UNAUDITED)

	Adopted Budget	Amended Budget	Commitments	October	November	December	January	February	March	April	May	June	July	August	September	Total Expenditures	Variance	% Budget Consumed
REVENUES AND CARRYFORWARD																		
Special assessments	190,600.00	190,600.00	-	551.89	42,847.68	114,487.86	5,754.09	6,975.15	4,331.04	5,490.38	-	-	-	-	-	180,438.09	(10,161.91)	94.7%
Interest	200.00	200.00	-	573.06	566.67	591.91	1,000.63	702.62	625.62	27.85	-	-	-	-	-	4,088.36	3,888.36	2044.2%
Transfer In	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	#DIV/0!
Negative 5% of estimated revenue	(9,600.00)	(9,600.00)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	9,600.00	0.0%
Budgeted carryforward	22,500.00	130,421.95	-	-	-	-	-	-	-	-	-	-	-	-	-	-	(130,421.95)	
Total revenues + carryforward	**203,700.00**	**311,621.95**	**-**	**1,124.95**	**43,414.35**	**115,079.77**	**6,754.72**	**7,677.77**	**4,956.66**	**5,518.23**	**-**	**-**	**-**	**-**	**-**	**184,526.45**	**(127,095.50)**	**59.2%**
EXPENDITURES AND RESERVES																		
Projects:																		
51100-Clam Bay Restoration	189,100.00	297,021.95	165,155.50	(14,967.00)	43,761.00	13,785.00	-	8,383.00	23,796.00	4,834.50	-	-	-	-	-	79,592.50	52,273.95	82.4%
Total operating	189,100.00	297,021.95	165,155.50	(14,967.00)	43,761.00	13,785.00	-	8,383.00	23,796.00	4,834.50	-	-	-	-	-	79,592.50	52,273.95	**82.4%**
Transfers out	14,600.00	14,600.00	-	894.88	856.95	2,289.74	115.08	139.50	86.62	109.80	-	-	-	-	-	4,492.57	10,107.43	30.8%
Total expenditures	203,700.00	311,621.95	165,155.50	(14,072.12)	44,617.95	16,074.74	115.08	8,522.50	23,882.62	4,944.30	-	-	-	-	-	84,085.07	62,381.38	80.0%
Budgeted reserves																		
991000-Reserve for contingencies	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
998000-Reserve for cash	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
Total reserves	-	-		-	-	-	-	-	-	-	-	-	-	-	-			
Total expenditures + reserves	**203,700.00**	**311,621.95**	**165,155.50**	**(14,072.12)**	**44,617.95**	**16,074.74**	**115.08**	**8,522.50**	**23,882.62**	**4,944.30**	**-**	**-**	**-**	**-**	**-**	**84,085.07**	**62,381.38**	80.0%
EXCESS OF REVENUE OVER EXPENDITURES	-	-		15,197.07	(1,203.60)	99,005.03	6,639.64	(844.73)	(18,925.96)	573.93	-	-	-	-	-	100,441.38		

159,404.45 Carryforward as of 9/30/24
259,845.83 Fund Balance as of 04/30/2025
-

PELICAN BAY
INCOME STATEMENT
COMMERCIAL PAPER - 3042000000
Apr 30, 2025
(UNAUDITED)

	Adopted Budget	Amended Budget	Commitments	October	November	December	January	February	March	April	May	June	July	August	September	Total Expenditures	Variance	% Budget Consumed
REVENUES AND CARRYFORWARD																		
Loan Proceeds	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	#DIV/0!
Interest			-	3,087.08	3,143.43	2,491.14	2,910.91	2,544.42	2,344.81	-	-	-	-	-	-	16,521.79	16,521.79	#DIV/0!
Budgeted carryforward	-	601,237.89	-	-	-	-	-	-	-	-	-	-	-	-	-	-	(601,237.89)	0.0%
		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	#DIV/0!
			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
Total revenues + carryforward	-	601,237.89	-	3,087.08	3,143.43	2,491.14	2,910.91	2,544.42	2,344.81	-	-	-	-	-	-	16,521.79	(584,716.10)	2.7%
EXPENDITURES AND RESERVES																		
Projects:																		
50212-Pelican Bay Sidewalk Improvements Phase 2		601,237.89	-	-	1,474.00	-	419,989.06	20,669.53	159,105.30	-	-	-	-	-	-	601,237.89	-	100.0%
Total Expenditure	-	601,237.89	-	-	1,474.00	-	419,989.06	20,669.53	159,105.30	-	-	-	-	-	-	601,237.89	-	100.0%
Transfers out	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	#DIV/0!
Total expenditures	-	601,237.89	-	-	1,474.00	-	419,989.06	20,669.53	159,105.30	-	-	-	-	-	-	601,237.89	-	100.0%
Budgeted reserves																		
993000-Reserve for capital	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
Total reserves	-	-		-	-	-	-	-	-	-	-	-	-	-	-			
Total expenditures + reserves	-	601,237.89	-	-	1,474.00	-	419,989.06	20,669.53	159,105.30	-	-	-	-	-	-	601,237.89	-	100.0%
EXCESS OF REVENUE OVER EXPENDITURES	-	-		3,087.08	1,669.43	2,491.14	(417,078.15)	(18,125.11)	(156,760.49)	-	-	-	-	-	-	(584,716.10)		

608,428.51 Carryforward as of 9/30/24
23,712.41 Fund Balance as of 04/30/2025
0.00

Barbara Shea

To: Chad Coleman
Subject: FW: The Coronado at Pelican Bay

From: Brent Edwards <manager@coronadonaples.com>
Sent: Monday, May 5, 2025 4:35 PM
To: Chad Coleman <Chad.Coleman@colliercountyfl.gov>; NeilDorrill <neil@dmgfl.com>
Cc: Lisa Jacob <Lisa.Jacob@colliercountyfl.gov>; Karin Herrmann <Karin.Herrmann@colliercountyfl.gov>; Darren Duprey <Darren.Duprey@colliercountyfl.gov>; Brian Davidson <brian.davidson@belham.ca>; Dan Picus <dpicus.stl@gmail.com>; Ken Sidman <KenSidman@gmail.com>; BOb Cox <rlc123@optonline.net>
Subject: The Coronado at Pelican Bay

Chad,

I am writing on behalf of The Coronado Board of Directors, our residents and management. You and your team at Pelican Bay Services Division have done an excellent job partnering with us in the task of remediation of our drainage issues. Thank you for your timely responses to our emails, site visit requests and scheduling Earth Tech. They did a fantastic job on both our North and South side drainage areas. From mitigating the overgrown vegetation to re-establishing drainage ways, vast improvements can be seen.

We plan to continue our part of the remediation process by having the South side drains cleaned out by one of your suggested contractors. Additionally, we will look at improving drainage on our West side with the intention of directing water flow into the channels created by Earth Tech's team. We are extremely grateful that we will see many of these improvements going into the next hurricane season.

Please send our gratitude to Lisa and Karin as well as they have been excellent to work with.

Warm regards,

Dan Picus - President of The Coronado

Under Florida Law, e-mail addresses are public records. If you do not want your e-mail address released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by telephone or in writing.

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

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May 22, 2025

FOR IMMEDIATE RELEASE

Notice of Hybrid Remote Public Meeting
Public Transit Advisory Committee (PTAC)
Collier County, Florida

May 29, 2025
1:00 p.m.

Notice is hereby given that the **Public Transit Advisory Committee (PTAC)** will meet on **Thursday, May 29,** at **1:00 p.m**. This will be a Hybrid Remote meeting and it will be held at the Collier County Museum, Lecture Hall, 3331 Tamiami Trail East, Naples, Florida. The public may attend either remotely or in person.

Individuals who would like to participate remotely should contact Alexander Showalter at Alexander.Showalter@colliercountyfl.gov or call (239) 252-5849 by **noon on May 29**.

Remote participation is provided as a courtesy and is at the user's risk. The County is not responsible for technical issues.

The agenda will be available on the Collier County Government website at https://www.ridecat.com/inside-cat/ptac/

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Alexander Showalter at (239) 252-5849.

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

May 28, 2025

FOR IMMEDIATE RELEASE

Notice of CANCELED Hybrid Remote Public Meeting
Public Transit Advisory Committee (PTAC)
Collier County, Florida

May 29, 2025
1:00 p.m.

Notice is hereby given that the **Public Transit Advisory Committee (PTAC)** meeting scheduled for **Thursday, May 29,** at **1:00 p.m**. to be held at the Collier County Museum, Lecture Hall, 3331 Tamiami Trail East, Naples, Florida has been **CANCELED.**

For more information, call Alexander Showalter at (239) 252-5849.

###

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

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May 12, 2025

FOR IMMEDIATE RELEASE

Notice of Public Hybrid Remote Meeting
Radio Road Beautification MSTU Advisory Committee
Collier County, Florida

May 19, 2025
3:00 p.m.

Notice is hereby given that the **Radio Road Beautification Municipal Service Taxing Unit (MSTU) Advisory Committee** will meet on **Monday, May 19,** at **3:00 p.m.** This will be a Hybrid Remote meeting and it will be held at the Collier Area Transit Conference Room at 8300 Radio Road, Naples, FL 34104. Some of the Board Members may be appearing remotely, with staff present in person. The public may attend either remotely or in person.

Individuals who would like to participate remotely should contact Rosio Garcia at Rosio.Garcia@colliercountyfl.gov by noon on May 19.

Remote participation is provided as a courtesy and is at the user's risk. The County is not responsible for technical issues.

The agenda will be available on the Collier County Government website at Radio Road Beautification Advisory Committee | Collier PTNE Collier PTNE

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as

possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Judy Sizensky at (239) 252-4980.

###

Radio Road Beautification M.S.T.U.

Advisory Committee
8300 Radio Road
Naples Florida 34104

May 19, 2025
3:00 PM

AT **CAT CONFERENCE ROOM-8300 RADIO ROAD, NAPLES 34104**

Others are encouraged to attend via Zoom video conference

AGENDA

I. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

II. ATTENDANCE

Advisory Committee
Harry Wilson - Chairperson (3/3/29)
Michael Cashman-Vice Chairman (3/3/26)
Jason Zullo (3/3/29)
-Vacant-
-Vacant-

Staff — Judy Sizensky - Project Manager
Rosio Garcia - Operations Analyst
Joan Cruz-Supervisor-Superior Landscaping

Transcriptionist — Wendy Warren

III. APPROVAL OF AGENDA

IV. APPROVAL OF MINUTES – April 21, 2025

V. LANDSCAPE – SUPERIOR LANDSCAPE, JOAN CRUZ

VI. PROJECT MANAGER REPORT- JUDY SIZENSKY

A. Review of **Current Budget FY25 – May 2025**
B. Review quotes for new plantings.

VII. OLD BUSINESS

VIII. NEW BUSINESS

IX. COMMITTEE MEMBER COMMENTS

X. PUBLIC COMMENTS

XI. ADJOURNMENT

NEXT MEETING:
TBD
CAT TRANSFER STATION – CAT CONFERENCE ROOM

Radio Road Beautification M.S.T.U.
Advisory Committee
8300 Radio Road
Naples, Florida 34104

April 21, 2025

I. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

Vice Chair Wilson called the meeting to order at 3:05 P.M. A quorum of three established. The Pledge of Allegiance was recited.

II. ATTENDANCE

Advisory Committee:	Harry Wilson, Chair
	Michael Cashman, Vice Chair
	Jason Zullo
	(Open Seat)
	(Open Seat)
County Staff:	Judith Sizensky, Project Manager, PTNE Division
	Brian Wells, Director PTNE Division
	Rosio Garcia, Operations Coordinator, PTNE Division
	Keyla Castro, Operations Support Specialist, PTNE Division
Landscape:	Joan Cruz, Superior Landscaping and Lawn Service
Transcriptionist	Wendy Warren, Premier Staffing

Ms. Sizensky *introduced Mr. Zullo to the Advisory Committee members. He shared his background and expressed his interest in contributing to the Committee's endeavors.*

III. APPROVAL OF AGENDA

Mr. Cashman moved to approve the Agenda of the Radio Road Beautification MSTU subject to the following change:

Add: Item VIII-A: Election of Officers

Second by Vice Chair Wilson. Carried unanimously 3 – 0.

IV. APPROVAL OF MINUTES

November 13, 2023, December 11, 2023, February 12, 2024, and March 11, 2024.

Mr. Cashman moved to approve the minutes of the November 13, 2023, December 11, 2023, February 12, 2024, and March 11, 2024, Radio Road Beautification MSTU meetings as presented. Second by Vice Chair Wilson. Carried unanimously 3 – 0.

VIII. New Business (this item was heard before Item V)

A. Election of Officers

i. <u>Nomination for Chair</u>

Mr. Cashman nominated Harry Wilson for the position of Chair of the Radio Road Beautification MSTU Advisory Committee for one year, or until a successor is appointed. Second by Mr. Zullo. Nominations were closed and no others were tendered.

Mr. Wilson assumed the Chair.

ii. <u>Nomination for Vice Chair</u>

Chair Wilson nominated Mr. Cashman for the position of Vice-Chair of the Radio Road MSTU Advisory Committee for one year, or until a successor is appointed. Second by Mr. Zullo. Nominations were closed and no others were tendered. Mr. Cashman assumed Vice Chair.

V. LANDSCAPE MAINTENANCE REPORT

Mr. Cruz reported:

- Routine maintenance is being performed as scheduled.
- Superior Landscaping has hired an irrigation supervisor.

VI. PROJECT MANAGER REPORT – Judy Sizensky

A. Budget Report

<u>Radio Road MSTU Fund 1625 Budget for April 21, 2025, prepared April 7, 2025.</u>

Ms. Sizensky provided an overview of the budget highlighting:

- **Purchase Orders**
  1. FPL – Electricity.
  2. Forestry Resources – Mulch.
  3. Contemporary Controls & Communications, Inc. – Motorola Irrigation Central Control Systems Parts and Services.
  4. Premier Staffing – Transcription Services.
  5. SiteOne Landscape Supply – Irrigation Parts & Pumps.
  6. Superior Landscaping Services –
     - Incidentals are for landscape refurbishment and miscellaneous.
     - Grounds Maintenance includes irrigation repairs.

- **Budget**
  1. Line 5 – Estimated Ad Valorem Tax Revenue and Interest is $199,100.
  2. Line 2, Carry Forward – Unexpended Prior Year (2024) Funds total $45,000.
  3. All Revenues – Of the $234,100 budgeted, $182,647 has been collected leaving a balance of $51,452 (including taxes, interest, carry forward funds and a 5% estimated negative revenue) to be collected.
  4. Line 33, Operating Expense – Of the $163,600 budgeted, $76,484 is committed to existing Purchase Orders and $46,533 is expended, leaving the remainder of $40,581 available within budget for additional operating expenses as needed.
  5. Lines 37 and 39, County Overhead – Of the $50,500 budgeted, $50,265 has been transferred, and a balance of $235 remains for transfer (PTNE Staff & Overhead, Property Appraiser, & Tax Collector).
  6. Line 32, All Expenses – Of the $234,100 budgeted, $76,484 is committed in existing Purchase Orders, $96,798 has been expended, leaving the remainder of $60,816 available for MSTU expenditures.
  7. Estimated Cash Available is $137,301.

- **General**
  1. MSTU tax rate 0.0001 mills is for beautification and maintenance within the taxing district.
  2. Funds not spent in Fiscal Year 2025 will be carried forward into Fiscal Year 2026.
  3. Tax millage collected by the Radio Road Beautification MSTU may only be utilized by the MSTU and within the MSTU district boundary.

Ms. Sizensky noted:

1. Uncommitted funds available within budget are eligible for transfer to other categories upon approval by the Committee.
2. The Road Maintenance Division will bill for FY 25 irrigation expenses.
3. Contemporary Controls & Communications, Inc. is the County contractor providing technical support, service, parts, and equipment for Motorola™.
4. Contemporary Controls invoice in the amount of $12,333.56 was paid.
5. The SiteOne expenditure is for the purchase of solenoids.
6. The 2023 Purchase Order for Preferred Materials will be removed.

B. Motorola Irrigation System & Median Landscaping

- The MSTU irrigation system has been converted to Motorola, consistent with the County's Road Maintenance Division.
- Irrigation heads will be installed/replaced in various locations.
- The system will be tested to confirm it is functioning as intended.
- Vegetation encroaching the solar panel on the west side will be pruned.
- The installation of an antenna should be considered.
- Devonshire Boulevard Medians are ready for landscape renovation.

Committee discussion:

- Remove Juniper and distressed plants.
- Consider replacement or addition of trees such as Palms and Crepe Myrtle.
- Median #4: Add one palm tree for continuity.
- Replace Jasmine plantings on the west side of Devonshire Blvd.
- Consider Perennial Peanut and Variegated Ginger
- Prune vegetation to conform to sight line of visibility standards.
- ProVista St. Augustine grass should be considered for installation on both sides of the corner of Belleville Blvd. and the Right of Way (ROW).

Ms. Sizensky informed members that the Road Maintenance Division requested the MSTU participate in funding the installation of a crosswalk on Devonshire Boulevard at the intersection of Belleville Boulevard. Management determined a crosswalk is a health and safety issue, not beautification.

Next Steps

- Ms. Sizensky, Mr. Cruz, and Mr. Zullo will meet on site to review the medians and ideas for landscaping.
- Superior Landscaping will submit a quote, by median, for landscaping.
- Superior Landscaping will provide a proposal to install ProVista St. Augustine grass at the intersection of Belleville and Devonshire Boulevards.
- The Committee will consider the landscape proposals at the May meeting.

VII. OLD BUSINESS

Landscape Maintenance Agreement Berkshire Commons

Ms. Sizensky will contact the County Attorney's office to determine the status of the 2016 Landscape Maintenance Agreement between REG 8 Berkshire Commons, LLC. and the Radio Road MSTU.

VIII. NEW BUSINESS (Continued)

A. Election of Officers

This item was heard after Item IV - Approval of the Minutes.

IX. COMMITTEE MEMBER COMMENTS

None

X. PUBLIC COMMENTS

None

XI. ADJOURNMENT

There being no further business to come before the Committee, the meeting was adjourned by the Chair at 3:57 P.M.

NEXT MEETING **May 19, 2025 - 3:00 PM**
CAT Transfer Station – CAT Conference Room
8300 Radio Road
Naples, Florida 34104

RADIO ROAD MSTU ADVISORY COMMITTEE

_____

Harry Wilson, Chair

The Minutes were approved by the Committee on _____,2025 as presented ____or as amended ____.

RADIO ROAD MSTU
FUND 1625000000
May 19, 2025

			Vendor	Item	FY 25 PO#	Amended Budget	Commitments	Expenditures	Total
1		OVERNIGHT INTEREST				$ -	$ -	$ (1,375.48)	$ 1,375.48
2		INVESTMENT INTEREST				$ (1,500.00)	$ -	$ (837.82)	$ (662.18)
3		DEL AD VALOREM				$ (197,600.00)		$ (188,806.44)	$ (8,793.56)
4		INTEREST TAX COLLECTOR						$ (170.18)	$ 170.18
5		**REVENUE STRUCTURE**				**$ (199,100.00)**	**$ -**	**$ (191,189.92)**	**$ (7,910.08)**
6		TRANSFERS FROM PROP APP				$ -	$ -	$ -	$ -
7		TRANSFERS FROM TAX COLL				$ -	$ -		$ -
8		CARRY FORWARD GEN				$ (45,000.00)	$ -	$ -	$ (45,000.00)
9		CARRY FORWARD OF ENCUMB					$ -	$ -	$ -
10		NEG 5% EST REV				$ 10,000.00	$ -	$ -	$ 10,000.00
11		**TRANSFERS & CONTRIB**				**$ (35,000.00)**	**$ -**		**$ (35,000.00)**
12		**TOTAL REVENUE**				**$ (234,100.00)**	**$ -**	**$ (191,189.92)**	**$ (42,910.08)**
13	631403	ENGINEERING FEES				$ 2,500.00	$ -	$ -	$ 2,500.00
14	634970	INDIRECT COST	Collier County			$ 2,600.00	$ -	$ 2,600.00	$ -
15	634980	INTERDEPT PAYMENT				$ 4,000.00	$ -	$ -	$ 4,000.00
16			All Sod Nursery	Sod	P-Card			$ 12.39	
17			Superior Landscaping	Landscape Incidentals	4500233510		$ 16,628.12	$ 1,371.88	
18		**LANDSCAPE INCIDENTALS**				**$ 30,000.00**	**$ 16,628.12**	**$ 1,384.27**	**$ 11,987.61**
19							$ -		
20							$ -	$ -	
21			CONTEMPORARY CONTROLS & COMM INC		4500235430		$ 5,091.07	$ 24,339.37	
22			Superior Landscaping		4500233510		$ 33,046.40	$ 30,073.60	
23	634999	**OTHER CONTRACTUAL**				**$ 111,500.00**	**$ 38,137.47**	**$ 54,412.97**	**$ 18,949.56**
24	643100	ELECTRICITY	FP&L	Electricity	4700005092	$ 2,500.00	$ 908.22	$ 951.78	$ 640.00
25	645100	INSURANCE GENERAL	Collier County	Insurance	Direct Pay	$ 300.00	$ 75.00	$ 225.00	$ -
							$ 983.22	**$ 1,176.78**	**$ 640.00**
								$ -	
							$ -	$ -	
26				P-card Sprinkler Works	TXN#6241-4			$ 190.00	
			SP Weize	P-card	TXN#6166-12			$ 161.49	
			SiteOne		4500233509		$ 2,082.34	$ 3,917.66	
	646311	SPRINKLER MAINTENANCE				$ 5,500.00	**$ 2,082.34**	**$ 4,269.15**	**$ (851.49)**
27	646318	MULCH	Forestry Resources			$ 1,500.00		$ -	$ 1,500.00
28	649100	LEGAL ADVERTISING	Gannett Media NDN			$ 500.00		$ -	$ 500.00
29	649990	OTHER MISCELLANEOUS	Premier Staffing	Transcriptionist Services		$ 2,500.00	$ 1,200.00	$ 6.60	$ 1,293.40
30	651210	COPY CHARGES	JM TODD	Monthly CPC (Shared)	4500234730	$ 200.00	$ 55.91	$ 94.09	$ 50.00
31	652310	FERT HERB CHEM				$ -	$ -	$ -	$ -
32	652990	OTHER OPERATING SUPPLIES				$ -	$ -	$ -	$ -
33		**OPERATING EXPENSE**				**$ 163,600.00**	**$ 59,087.06**	**$ 63,943.86**	**$ 40,569.08**
34	763100	IMPROVEMENTS GENERAL	Prefered Materials		4500224693	$ 20,000.00		$ -	$ 20,000.00
35		**CAPITAL OUTLAY**				**$ 20,000.00**	**$ -**	**$ -**	**$ 20,000.00**
36		911011 TRANS to 1011				$ 46,600.00	$ -	$ 46,600.00	$ -
37		**TRANSFERS**				**$ 46,600.00**	$ -	$ 46,600.00	**$ -**
		930700 TC BUDGET TRANS				**$ 3,900.00**		**$ 3,826.13**	$ 73.87
39		**TRANSFERS CONST**				**$ 3,900.00**	**$ -**	**$ 3,826.13**	**$ 73.87**
42		**TOTAL BUDGET**				**$ 234,100.00**	**$ 59,087.06**	**$ 114,369.99**	**$ 60,642.95**

Taxable Value	Fiscal Year	% from prior fiscal year
984,103,688	FY 12 Final Taxable Value	

RADIO ROAD MSTU
FUND 1625000000
May 19, 2025
' 25

955,918,992	FY 13 Final Taxable Value	-2.86%
967,155,849	FY 14 Final Taxable Value	1.18%
996,994,678	FY 15 Final Taxable Value	3.09%
1,066,174,009	FY 16 July Taxable Value	6.94%
1,145,697,249	FY 17 July Taxable Value	7.46%
1,242,647,732	FY 18 July Taxable Value	8.46%
1,304,336,542	FY 19 July Taxable Value	4.96%
1,359,693,426	FY 20 July Taxable Value	4.24%
1,414,713,178	FY 21 July Taxable Value	4.05%
1,492,545,736	FY 22 July Taxable Value	5.50%
1,752,181,904	FY 23 July Taxable Value	17.40%
1,958,171,593	FY 24 July Taxable Value	11.76%
1,975,936,056	FY 25 July Taxable Value	0.91%

Total Available Ba	$	60,642.95
Plus Commited A	$	59,087.06
Estimated Cash	**$**	**119,730.01**

Prepared 05/5/25 MV

Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

May 12, 2025

FOR IMMEDIATE RELEASE

Notice of Hybrid Remote Public Meeting
Collier County Tourist Development Council
Collier County, Florida

May 20, 2025
9:00 a.m.

Notice is hereby given that the **Collier County Tourist Development Council** will meet on **Tuesday, May 20,** at **9:00 a.m.** This will be a Hybrid Remote meeting and it will be held at the Board of County Commissioners Chambers, third floor, Collier County Government Center, 3299 Tamiami Trail E., Naples, Florida. Some of the Council members may be appearing remotely, with staff present in person. The public may participate either remotely or in person.

Individuals who would like to participate in person must complete and submit a speaker form prior to the beginning of the discussion about the item.

Individuals who would like to participate remotely should register at:
https://us02web.zoom.us/meeting/register/EjHXA5lwSIenKNo_bD91Zg

The deadline to participate remotely is May 19th. After registering, you will receive a confirmation email containing information about joining the meeting.

Remote participation is provided as a courtesy and is at the user's risk. The County is not responsible for technical issues.

About the public meeting:

Two or more members of the Board of County Commissioners, Coastal Advisory Committee, City of Naples City Council, and City of Marco Island City Council may be present and participate at the meeting. The subject matter of this meeting may be an item for discussion and action at future meetings of these Boards.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management

Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Buzzy Ford at (239) 252-2383.

###

COLLIER COUNTY
Tourist Development Council

NAPLES · MARCO ISLAND
EVERGLADES
PARADISECOAST.COM

AGENDA

Board of County Commission Chambers
Collier County Government Center
3299 Tamiami Trail East, 3rd Floor
Naples, FL 34112

May 20, 2025
9:00 AM

Commissioner Chris Hall, Chair
Clark Hill, Vice-Chair
Susan Becker
Laura Radler
Nancy Kerns
Michael McComas
Edward (Ski) Olesky
Council Member Bill Kramer
Councilor Darrin Palumbo

All interested parties are invited to attend and to register to speak and to submit their objections, if any, in writing to the Council prior to the meeting if applicable. For more information, please contact Jay Tusa at (239) 252-4040. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Collier County Facilities Management Department located at 3335 Tamiami Trail East, Suite 101, Naples, FL 34112-5356, (239) 252-8380. Public comments will be limited to 3 minutes unless the Chairman grants permission for additional time. Collier County Ordinance No. 99-22 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners before the Board of County Commissioners and its advisory boards, register with the Clerk to the Board at the Board Minutes and Records Department.

About the public meeting:

Two or more members of the Board of County Commissioners, Coastal Advisory Committee, City of Naples City Council, and City of Marco Island City Council may be present and participate at the meeting. The subject matter of this meeting may be an item for discussion and action at future meetings of these Boards.

1. **Call to Order**

2. **Pledge of Allegiance**

3. **Roll Call**

4. **Agenda and Minutes**

   Approval of today's Regular, Consent, and Summary agenda as amended (ex-parte disclosure provided by Commission members for Consent agenda.)

   4.A. Meeting Minutes from April 15, 2025 *(2025-1675)*

5. **Presentations**

   There are no public comments for these items. Presentations are scheduled by request of a Board member or as directed by the County Manager. Presenters are limited to ten (10) minutes unless extended by the Chair. (Resolution 98-167)

6. **Tourism Director Report**

   6.A. Tourism Director Update and TDT Tax Report *(2025-1403)*

7. **Consent Agenda**

   All Matters listed under this agenda item are considered to be routine and action will be taken by one motion without separate discussion of each item. If discussion is desired by a member of the Council, that item will be moved from the Consent Agenda and considered separately under New Business or Old Business.

8. **New Business**

   8.A. Request the TDC review the Expenditures of Tourist Development Tax supported funds for the second quarter of Fiscal Year 2025. *(2025-1436)*

9. **Old Business**

   9.A. Informational Item: Presentation of Pickleball Independent Professional Tourism Impact Study *(2025-1460)*

10. **Ten Minute Break**

11. **Agency Partner Reports**

    11.A. Agency Partner Reports *(2025-1441)*

12. **Tourism Staff Reports**

    12.A. Tourism Staff Reports *(2025-1438)*

13. Council Member Discussion

13.A. Discussion regarding the date of the November 2025 TDC meeting as a result of a conflict with the scheduled BCC meeting being held on November 18, 2025, due to conflict with Veterans Day. *(2025-1401)*

14. Next Meeting Date

14.A. Next Meeting Date - June 17, 2025 *(2025-1404)*

15. Adjourn

MINUTES OF THE COLLIER COUNTY
TOURIST DEVELOPMENT COUNCIL MEETING
BOARD OF COUNTY COMMISSION CHAMBERS
Naples, FL – April 15, 2025

LET IT BE REMEMBERED the Collier County Tourist Development Council, in and for the County of Collier, having conducted business herein, met on this date 9:00 a.m. in REGULAR SESSION at 33299 Tamiami Trail East, 3rd floor, Naples, FL 34112 with the following members present:

Commissioner Chris Hall, Chair
Clark Hill, Vice Chair
Susan Becker
Nancy Kerns – excused
Bill Kramer-arrived 9:11am
Laura Radler
Michael McComas
Councilor Darrin Palumbo
Edward (Ski) Olesky -excused

ALSO PRESENT:
Jay Tusa, CVB, Tourism Director
Colleen Green, Collier County Attorney's Office, Managing Assistant County Attorney
Buzzy Ford, Collier County, Digital and Social Media Coordinator
Andrew Miller, Collier County, Coastal Zone Manager
John Melleky, CVB, Arts and Culture Manager
Sandra Rios, CVB, PR & Communications Manager
Kristen Murphy, Paradise Advertising, VP Client Services & Partner Development
James Brendle, Downs & St. Germain, Project Manager, ZOOM

Any person who decides to appeal a decision of the Tourist Development Council will need a record of the proceedings pertaining thereto, and therefore may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based, Neither Collier County nor the Tourist Development Council shall be responsible for providing this record.

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

2. ROLL CALL

4. AGENDA

Clark Hill motioned to approve the Agenda
Susan Becker seconded
Motion passed 6-0

4a. APPROVAL OF MINUTES MAR. 14, 2025, MEETING

Laura Radler motioned to approve the Minutes
Clark Hill seconded
Motion passed 6-0

5. TOURISM DIRECTOR REPORT

Jay Tusa

1. Revenue & Room Occupancy
    - TDT Collections: $6,466,174 in February; YTD (Year-to-date) total is $16,701,744.
    - Occupied Room Nights: Down 2.8% YoY, but when adjusted for the leap year, daily occupancy rose 0.6%.
    - ADR (Average Daily Rate): Decreased 5.9% YoY.
    - RevPAR: Down 8% from February 2024.
2. Visitor Spending & Economic Impact
    - Visitor Direct Spending: Decreased 4.4%.YOY
    - Total Economic Impact: Declined 4.7%, partly due to the shorter month (Leap Year in 2023)
3. International Visitation Trends
    - Overall international visitation fell 3% YoY.
    - Canada: Visitation dropped 23%, attributed to tariffs, increased border scrutiny, economic concerns, and a weak CAD. Still, Canadian tour operators report no mass cancellations, just delays.
    - UK & Ireland: Florida remains a preferred destination; no major geopolitical concerns affecting travel.
    - Germany & Benelux: Mixed results; some operators shifting to Canada, while luxury operators maintain steady U.S. traffic.
    - IPW Interest: Remains strong with 270+ tour operators registered.
4. Group Meetings & Events
    - CVV Lead Volume (Q1 2025): Down 25% YoY, primarily postponements, not cancellations.
    - Example: A group spanning Canada and Mexico postponed to next year.
5. Air Travel & Capacity
    - RSW Airport: Performing well with improved load factors and positive forward bookings.
    - Air Canada made aircraft adjustments to smaller capacity planes, but no major service schedule cuts.
    - Domestic Air Seat Capacity: Up for summer compared to last year; passenger volumes stable.
    - Summer is looking soft, especially for weddings and small events, but no major red flags.

6. Outlook
- While some segments are softening, the overall outlook is cautiously optimistic.
- Continued engagement with local and international partners to monitor and respond to trends.

Chris Hall

Asked whether the decline in Canadian travel is as dramatic as portrayed in the media.

Jay Tusa

Clarified that while other parts of the U.S. may be experiencing more significant declines, local impact has been less severe. The region remains an attractive destination for Canadian travelers despite broader geopolitical concerns.

6. CONSENT AGENDA

None

7. NEW BUSINESS

7.A. Recommendation to approve a work order with CSA Ocean Sciences, Inc., to continue the required post-construction hardbottom monitoring for the Collier County Beach Nourishment Project in summer 2025 for time and materials not to exceed $487,367.52 Tourist Development Tax funds under Professional Services Agreement No. 22-8015, authorize the Chairman to execute the Work Order, and make a finding that this item promotes tourism (Fund 1105, Project No. 90033). (2025-1181)

Jay Tusa *introduced two Coastal Zone Management items, with Andrew Miller, Coastal Zone Manager, presenting.*

Andrew Miller, Coastal Zone Manager

Provided highlights of the first item.

Laura Radler

Inquired whether the project was a continuation; **Andrew Miller** confirmed it is an annual, permit-required effort.

Laura Radler motion to approve
Darrin Palumbo seconded
Motion passed 6-0

7.B. Recommendation to approve a Work Order in the amount of $11,977 Ardaman & Association Inc., under contract No. 18-7432-TE for Sediment Compliance Criteria Testing

Service for the Park Shore Beach Renourishment Project and make a finding that this expenditure promotes tourism. (Fund 1105, Project No. 90067) (2025-1183)

Andrew Miller

- Testing is required by FDEP permit to verify that the beach sand (which comes from the Immokalee Mine) meets compliance standards.
- The consultant used is Ardaman and Associates.

Clark Hill

Commented on the multiple stages of testing and asked if testing is also done before sand placement.

Andrew Miller confirmed that testing occurs:

- At the mine (initial screening),
- During delivery (each truck is visually inspected, and samples bagged),
- After placement (scientific core sampling analyzed by Ardaman, including sieve analysis, color test, shell content, and grain size).

Chris Hall

Questioned the need for repetitive testing.

Andrew Miller

Explained that mine testing alone would be a conflict of interest, and the scientific testing is more rigorous and necessary to meet FDEP standards.

Susan Becker asked about timeline changes from March 31 / April 1 to April 30th.

Andrew Miller

Clarified that the sand placement was completed in late March, and cleanup tasks, like those at Horizon Way, are also done. While construction is finished, final testing remains and will be completed once samples are collected and sent for analysis.

Chris Hall

Asked if the testing is required by contract or was self-imposed.

Andrew Miller responded that it is **mandated by FDEP permits**, which include extensive compliance requirements, especially as **FDEP funds 42% of the projects**.

Chris Hall acknowledged that the explanation made the cost easier to justify.

Michael McComas motioned to approve the recommendation
Chris Hall seconded
Motion passed 6-0

8. OLD BUSINESS

None

9. TEN-MINUTE BREAK

None

10. PRESENTATIONS

None

11. AGENCY PARTNER REPORTS

James Brendle, Project Director, Downs & St. Germain

- **Leap Year Impact:** February had an extra day, slightly distorting figures. The reported 4.8% drop in visitation is closer to 1–1.5% per day.
- **Visitor Trends:**
    - Fewer visitors overall, but longer stays, resulting in a slight increase in visitor days.
    - Economic impact and direct spending dropped by 4.5–5% to $308M and $426M, respectively.
    - Room nights fell by 2.8%.
    - Occupancy dipped 2.3%.
    - Average Daily Rate (ADR) is high at $450 but dropped 6% YoY, leading to an 8% decline in RevPAR.
- **Hotel Industry:**
    - 15% increase in room supply, outpacing the 12% increase in room demand, which makes maintaining occupancy harder.

- **International Travel:**
    - Small decline in Canadian visitation.
    - Broader international visitor sentiment is cautious, with more delays than cancellations.
    - Canadian travel agencies report 70–90% short-term drops, largely from postponed travel rather than cancellations.
    - Tourism Economics revised its international visitation forecast from +9% to –10% in 2025.
- **Consumer Sentiment:** April's sentiment index was 51, the second lowest on record (20-year average is 80), indicating short-term spending hesitation.
- **Visitor Demographics:**
    - More couples, fewer families.
    - Higher median household income among visitors.
    - Fewer day-trippers (less economic impact lost).
    - Visitor satisfaction remained high.
- **Forward-Looking Data (March–May Forecast):**
    - Most industry partners report bookings as same or down compared to last year.
    - Only about 22% say bookings are up.
    - The data isn't fully comparable due to the post-Hurricane Ian recovery period in 2023.
- **Outlook:**
    - While February marks the first month of YoY declines, fiscal year-to-date numbers are still positive.
    - The team remains cautiously optimistic long-term, while acknowledging short-term uncertainty.

Clark Hill

Asked for clarification on the definitions of *short-term* and *long-term*.

James Brendle

- **Short-term vs. Long-term Definitions**:
    - *Short-term*: Next few months to six months (remainder of 2025).
    - *Long-term*: One year and beyond (2026 and later).

Laura Radler

Asked about predictions for domestic travel, particularly considering expected decreases in international travel.

James Brendle

- **Domestic vs. International Travel**:
    - International travel from the U.S. is expected to set record highs this year due to post-COVID normalization, as many Americans are eager to travel abroad.
    - This may result in fewer domestic travelers, but economic uncertainty and the value of the dollar may cause some visitors to stay closer to home.
    - Predictions suggest an increase in regional and in-state visitation, with a decrease in international visitation for 2025.

Laura Radler

Inquired about trends in different market segments, including luxury and mid-scale.

James Brendle

- **Market Segments**:
    - Luxury travel is expected to be less impacted by the economic downturn, as higher-income households tend to prefer luxury accommodations.
    - Brendle will further investigate market segments and provide additional insights.

Dean Palumbo

Asked about the uniqueness of the current economic situation, questioning whether this is uncharted territory or if historical trends can still apply.

James Brendle

- **Economic Impact and Historical Trends**:
    - Although the current situation (post-COVID recovery, hurricanes, tariffs, etc.) is unique, historical trends show that economic conditions often revert to the mean.
    - People continue to prioritize travel, suggesting a cautiously optimistic outlook for the long-term, despite short-term pullbacks.

Clark Hill

- Inquired about any data on business travel trends post-pandemic.

James Brendle

- **Business Travel**:
    - Group demand (which includes business and event travel) was up 23.4% in February, buoying overall demand for hotels.
    - While overall business travel has decreased post-pandemic due to remote work trends, Collier County shows strong group travel performance compared to peers.
    - No significant signs of a downward trend in group travel, and business travel may be less affected.

Jay Tusa

- Introduced Kristin Murphy from Paradise Advertising to provide a web and marketing update.

Kristin Murphy

- **Summer Travel & Marketing:** Summer travel is expected to remain strong, with a focus on strengthening advertising in the Southeast, especially Florida. The trend of people traveling closer to home is being considered in targeting efforts.
- **Ad Effectiveness Study:** In collaboration with Downs & St. Germain, an ad effectiveness study is underway. A question about why some people are not considering Naples, Marco Island, and the Everglades was added to better understand factors like economy, climate, and safety concerns.
- **Business Travel Forecast:** Business travel is expected to be less affected, but associations may scale back due to budget concerns, though luxury travel remains strong.
- **Trends in Travel:**
    - Economic uncertainty is impacting middle-income travelers, but luxury travelers are expected to continue traveling.

- Shorter booking windows are emerging as a trend, with more people cashing in on travel reward points, especially for summer travel.

- AI tools like Google Gemini and ChatGPT are influencing trip planning, which underscores the importance of up-to-date, robust websites.

- Wellness and lifestyle trends are coming back strong.

- Many Americans are planning international travel, but fewer are coming to the U.S. due to "revenge travel" abroad, though domestic destinations like New York, Vegas, and California are seeing strong interest.

- **Marketing Strategy:**

  - The strategy is flexible and nimble, focusing on continuous research data to inform advertising and campaign efforts.

  - Focus group feedback emphasized interest in arts and culture, which will be incorporated into targeted marketing campaigns.

  - The marketing team is tracking competitor data and adjusting ad strategies to ensure differentiation.

- **Current Advertising Results:**

  - $500,000 was spent on leisure advertising in March in expanded and enhanced markets.

  - The expanded markets are performing exceptionally well, with a return on ad spend of $80 for every $1 spent on platforms like Expedia. Enhanced markets are performing strong as well, with a return of $30 for every $1 spent.

  - Overall, the return on ad spend is approximately $17 per dollar spent, which is expected to grow as bookings continue from ads served in March.

  - A/B testing is being conducted daily to optimize creative, headlines, and images for the best performance.

Chris Hall:

- **Appreciation and Positivity**: Commissioner Hall expresses his appreciation for the presentation, particularly praising the positive attitude and outlook. He comments on the importance of staying positive and compares it to choosing between a conference in Minneapolis or one in Naples, with the latter being the more attractive option. He also appreciates the creativity shown in the marketing approach.

- **Quality Over Quantity**: He shares a metaphor about an old-town barber. The old barber's response to a competitor's cheaper haircuts was to advertise "we fix six-dollar haircuts," highlighting the importance of quality over quantity. Chris relates this to the luxury audience, stating that they are willing to pay more for excellence, which is what the region delivers across various sectors like culinary experiences and outdoor adventures.

Kristin Murphy:

- **Website Management**: Kristin explains that Paradise Advertising is managing the current website while collaborating with Granicus to launch a new website. There's a balancing act between investing in the current site and focusing on the new one. They're only updating the current site when necessary, and the goal is to ensure that updates align with the ongoing work for the new website.

- **Campaign Results and Website Performance**: She shares the performance metrics for March, including:

    - **46% increase** in sessions
    - **12% increase** in engaged sessions
    - **45% increase** in users
    - **14% increase** in views.

    These positive trends suggest that the additional marketing spend, particularly in expanded and enhanced markets, is working effectively.

- **Top Page Views and Locations**: Kristin notes that the top pages viewed on the site are beaches, the homepage, and landing pages driven by the content created (not ads). She also mentions a surprising finding: the top locations for visitors include St. Louis and Ashburn (DC area). This is a result of ongoing marketing efforts targeting these regions. They'll continue to monitor these trends closely.

- **Looking Ahead**: She expresses anticipation for diving deeper into the March website data in the next month's presentation, expecting to gather more insights to guide further marketing decisions.

Jay Tusa

- **Lou Hammond Group PR Update**: No one from Lou Hammond Group is on Zoom to provide a PR update. As a result, they will get an update from them at the next meeting.

- **Amanda Townsend Update**: Amanda Townsend is not able to join the meeting due to a kickoff contractor meeting for the Naples Depot Museum. This is positive news, and Amanda will provide an update at next month's meeting.

12. TOURISM STAFF REPORTS

13. COUNCIL MEMBER DISCUSSION

Susan Becker

- 3rd Street Farmers Market: The oldest in the area, it draws hundreds of people every Saturday from 7:30 AM to 11:30 AM during the winter. The market is held on Third Street from the 1200 to and 1100 blocks until the end of April. Afterward, it moves behind Tommy Bahamas in the parking lot but continues year-round. It remains a significant community event in both winter and summer.

Darrin Palumbo

- Praised FC Naples for their undefeated season, leading the division, and emphasized how special it is to witness their success.

Bill Kramer

- The City Council had a 10-hour workshop about fireworks, focusing on logistics and staff support. The goal is to hold New Year’s fireworks (but not on New Year's Eve), and Coach Kramer emphasized prioritizing safety and health. He mentioned concerns from residents about past fireworks events causing issues such as crowded yards and obstructed driveways. The final decision on the timing and day of the fireworks is pending negotiations.

Clark Hill

- Tourist Development Tax Collections: Raised a question about a discrepancy in the total amount of tax collections in the fiscal year-to-date report ($18,682,218) compared to the tax revenue report ($16,701,744). He asked for clarification on the difference.

Chris Hall

- The figures are approximately $17 million.

John Melleky, Arts and Culture Manager

- Clarified that the reports come from two different offices. He assured that the issue would be investigated, and a response would be provided next month.

14. NEXT MEETING DATE
May 20, 2025

15. ADJOURNED

There being no further business for the good of the County, the Tourist Development Council meeting was adjourned at 9:53 a.m.

COLLIER COUNTY

TOURIST DEVELOPMENT COUNCIL

These Minutes were approved by_____
Chairman Chris Hall

(date) _____

as presented_____ **or amended**_____



NAPLES · MARCO ISLAND EVERGLADES℠

FLORIDA'S PARADISE COAST

Tourism Director Report
TDC, May 20, 2025

Tourism Director Report

March 2025 TDT Collection Report

- Tourist Development Tax Revenue for March 2025 was $7,042,651, resulting in a year-to-date total of $23,744,395.

March 2025 Monthly Visitor Snapshot

- Occupancy increased by 0.8% year-over-year to 74.2%.
- The Average Daily Rate (ADR) declined 13.5% year-over-year to $456.06, contributing to a 12.8% decrease in Revenue Per Available Room (RevPAR), which fell to $338.40.
- Direct Spending by visitors and Total Economic Impact of Tourism declined by 2.4% and 2.7%, respectively.
- International visitation declined by 3% year-over-year.

FISCAL YEAR (OCTOBER THRU SEPTEMBER) TOTALS

APRIL 2025
FOR THE MONTH OF MARCH 2025 VENDOR TAX COLLECTIONS

BREAKDOWN	FISCAL 2023-2024	FISCAL 2024-2025	DIFFERENCE	%
OVERALL COLLECTIONS (includes minor categories not shown below)				
Current Month	$6,868,217	$7,042,650	$174,433	2.54 %
Year to Date	$25,762,451	$25,724,868	- $37,583	- 0.15 %
HOTEL / MOTEL				
Current Month	$4,029,839	$4,068,079	$38,240	0.95 %
Year to Date	$14,658,597	$15,065,297	$406,700	2.77 %
REALTORS				
Current Month	$785,515	$733,790	- $51,725	- 6.58 %
Year to Date	$3,085,468	$2,543,144	- $542,324	- 17.58 %
INDIVIDUALS (APTS/CONDOS S F HOMES)				
Current Month	$1,993,001	$2,172,922	$179,921	9.03 %
Year to Date	$7,719,041	$7,861,448	$142,407	1.84 %

FY 25 TDT Collections Report

31-Mar-2025

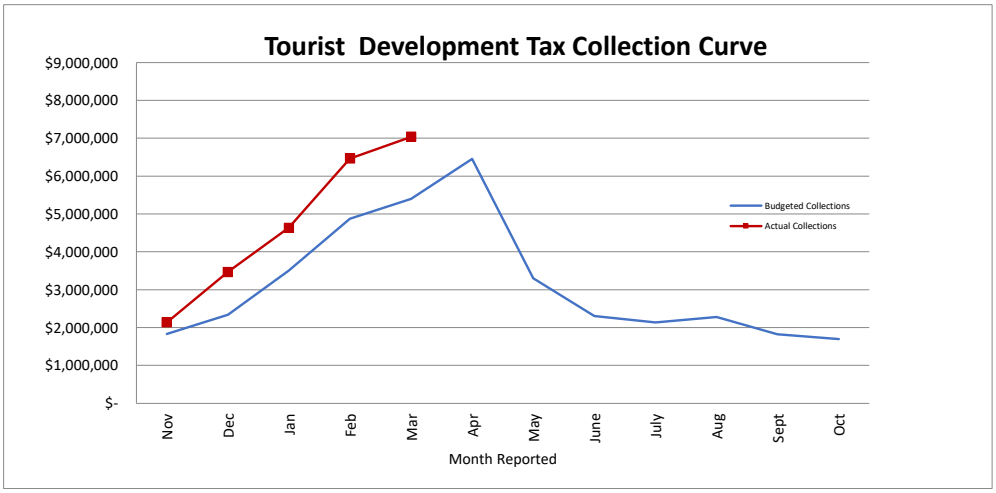
Fund Reporting	Fund	Adopted Budget	Updated Annual Forecast	Budgeted YTD	YTD Actual	Variance to Budgeted YTD
Beach Park Facilities	1100	1,357,700	1,565,688	642,075	850,184	208,109
TDC Promotion	1101	13,643,700	16,040,178	6,452,289	7,970,292	1,518,003
Non-County Museums	1103	724,300	835,256	342,531	452,783	110,252
TDC Admin	1104	-	-	0	-	-
Beach Renourishment	1105	14,782,800	17,047,396	6,990,984	9,254,997	2,264,013
Disaster Recovery	1106	-	-	0	-	-
County Museums	1107	2,000,000	2,000,000	945,827	1,824,471	878,645
TDC Capital	1108	5,415,500	6,245,107	2,561,063	3,391,668	830,606
	Gross Budget	**37,924,000**	**43,733,626**	**17,934,768**	**23,744,395**	**5,809,627**
	Less 5% Rev Res	(1,896,200)	15.32%		% Over/(Under) Bud	32.4%
	Net Budget	36,027,800				

Collections

Month Reported	Actual	Cum YTD	% Budget Collected to Date	% Variance FY24 Collections	% Variance FY23 Collections	% Variance FY22 Collections
Nov	2,137,562	2,137,562	5.64%	-16.72%	-9.20%	-5.03%
Dec	3,465,253	5,602,815	14.77%	5.83%	30.93%	19.12%
Jan	4,632,754	10,235,570	26.99%	5.02%	24.82%	3.04%
Feb	6,466,174	16,701,744	44.04%	-1.10%	19.50%	8.28%
Mar	7,042,651	23,744,395	62.61%	2.54%	10.66%	8.84%
Apr	-	23,744,395	62.61%	n/a	n/a	n/a
May	-	23,744,395	62.61%	n/a	n/a	n/a
June	-	23,744,395	62.61%	n/a	n/a	n/a
July	-	23,744,395	62.61%	n/a	n/a	n/a
Aug	-	23,744,395	62.61%	n/a	n/a	n/a
Sept	-	23,744,395	62.61%	n/a	n/a	n/a
Oct	-	23,744,395	62.61%	n/a	n/a	n/a
Total	**23,744,395**	**23,744,395**	**YTD**	**0.36%**	**15.90%**	**7.45%**
				43,733,626		

Budget Comparison

	5 Yr History-Cum	5 Yr History-Monthly	Budgeted Collections	Actual Collections	Budget to Actual Variance	Updated Forecast
Nov	4.8%	4.8%	1,827,211	2,137,562	310,352	2,137,561
Dec	11.0%	6.2%	2,338,559	3,465,253	1,126,694	3,465,253
Jan	20.2%	9.2%	3,502,227	4,632,754	1,130,527	4,632,754
Feb	33.1%	12.8%	4,869,752	6,466,174	1,596,422	6,466,174
Mar	47.3%	14.2%	5,397,019	7,042,651	1,645,632	7,042,651
Apr	64.3%	17.0%	6,460,316	-	-	6,460,316
May	73.0%	8.7%	3,303,306	-	-	3,303,306
June	79.1%	6.1%	2,299,023	-	-	2,299,023
July	84.7%	5.6%	2,134,934	-	-	2,134,934
Aug	90.7%	6.0%	2,277,930	-	-	2,277,930
Sept	95.5%	4.8%	1,816,973	-	-	1,816,973
Oct	100.0%	4.5%	1,696,749	-	-	1,696,749
Total	100.0%	100.0%	**37,924,000**	**23,744,395**	**5,809,627**	**43,733,626**
			% over/(under) budget		32.4%	15.32%



FY 25 TDT Collections Report

31-Mar-2025

Fund Reporting	Fund	Adopted Budget	Updated Annual Forecast	Budgeted YTD	YTD Actual	Variance to Budgeted YTD
Beach Park Facilities	1100	1,357,700	1,565,688	642,075	850,184	208,109
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Disaster Recovery	1106	-	-	0	-	-
County Museums	1107	2,000,000	2,000,000	945,827	1,824,471	878,645
TDC Capital	1108	5,415,500	6,245,107	2,561,063	3,391,668	830,606
	Gross Budget	**37,924,000**	**43,733,626**	**17,934,768**	**23,744,395**	**5,809,627**
	Less 5% Rev Res	(1,896,200)	15.32%		% Over/(Under) Bud	32.4%
	Net Budget	36,027,800				

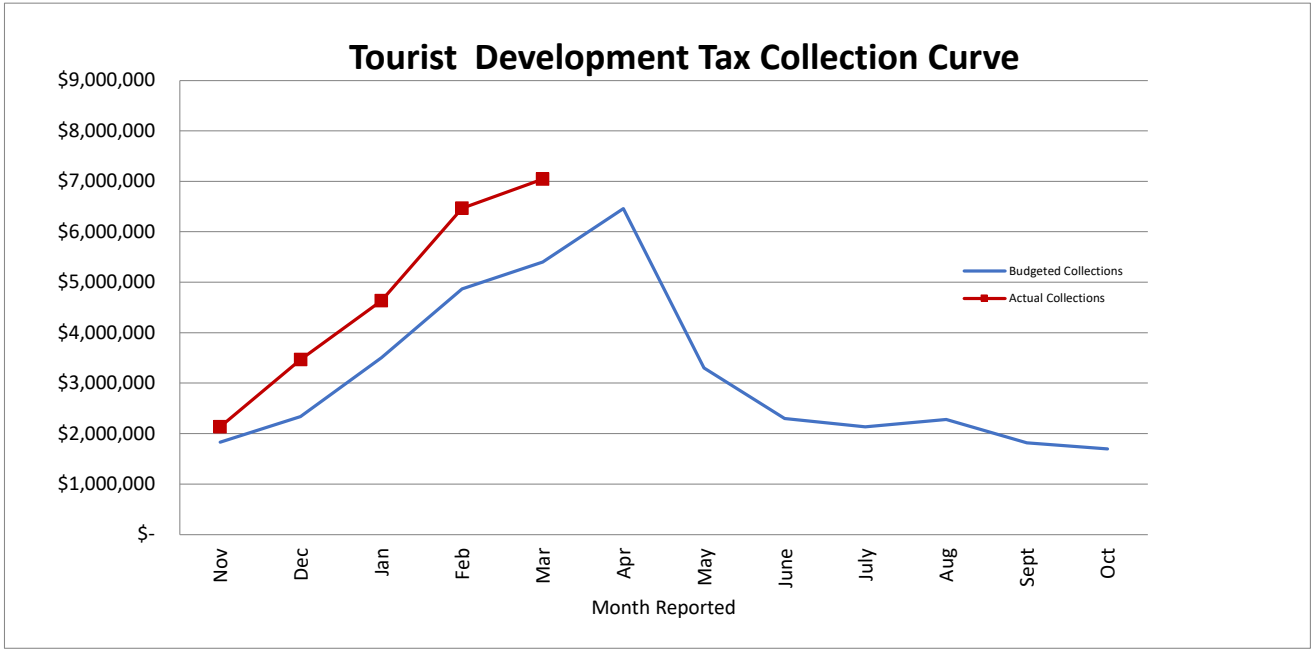
Collections

Month Reported	Actual	Cum YTD	% Budget Collected to Date	% Variance FY24 Collections	% Variance FY23 Collections	% Variance FY22 Collections
Nov	2,137,562	2,137,562	5.64%	-16.72%	-9.20%	-5.03%
Dec	3,465,253	5,602,815	14.77%	5.83%	30.93%	19.12%
Jan	4,632,754	10,235,570	26.99%	5.02%	24.82%	3.04%
Feb	6,466,174	16,701,744	44.04%	-1.10%	19.50%	8.28%
Mar	7,042,651	23,744,395	62.61%	2.54%	10.66%	8.84%
Apr	-	23,744,395	62.61%	n/a	n/a	n/a
May	-	23,744,395	62.61%	n/a	n/a	n/a
June	-	23,744,395	62.61%	n/a	n/a	n/a
July	-	23,744,395	62.61%	n/a	n/a	n/a
Aug	-	23,744,395	62.61%	n/a	n/a	n/a
Sept	-	23,744,395	62.61%	n/a	n/a	n/a
Oct	-	23,744,395	62.61%	n/a	n/a	n/a
Total	**23,744,395**	**23,744,395**	**YTD**	**0.36%**	**15.90%**	**7.45%**

43,733,626

Budget Comparison

	5 Yr History-Cum	5 Yr History-Monthly	Budgeted Collections	Actual Collections	Budget to Actual Variance	Updated Forecast
Nov	4.8%	4.8%	1,827,211	2,137,562	310,352	2,137,561
Dec	11.0%	6.2%	2,338,559	3,465,253	1,126,694	3,465,253
Jan	20.2%	9.2%	3,502,227	4,632,754	1,130,527	4,632,754
Feb	33.1%	12.8%	4,869,752	6,466,174	1,596,422	6,466,174
Mar	47.3%	14.2%	5,397,019	7,042,651	1,645,632	7,042,651
Apr	64.3%	17.0%	6,460,316	-	-	6,460,316
May	73.0%	8.7%	3,303,306	-	-	3,303,306
June	79.1%	6.1%	2,299,023	-	-	2,299,023
July	84.7%	5.6%	2,134,934	-	-	2,134,934
Aug	90.7%	6.0%	2,277,930	-	-	2,277,930
Sept	95.5%	4.8%	1,816,973	-	-	1,816,973
Oct	100.0%	4.5%	1,696,749	-	-	1,696,749
Total	100.0%	100.0%	**37,924,000**	**23,744,395**	**5,809,627**	**43,733,626**
			% over/(under) budget		32.4%	15.32%



Collier County Tax Collector - Tourist BOCC - Zone - TAX-53800 Report (Detailed Distribution Data) - Run 04/08/2025 10:12AM

Tourist Zone	Allocation Date (Year)	Allocation Date (Month)	Allocated	Distributed Amt	Distribution Category	Allocation Date
-- Any --		*-- March --*			*-- Tourist Tax --*	*-- 03/01/2025-03/31/202 5 --*
CC - Collier County - Unincorporated	**2025**	**March**	**4,052,196.58**	**4,052,196.58**	**Tourist Tax**	
EC - Everglades City	**2025**	**March**	**27,301.01**	**27,301.01**	**Tourist Tax**	
IM - Immokalee	**2025**	**March**	**3,820.36**	**3,820.36**	**Tourist Tax**	
MI - Marco Island	**2025**	**March**	**1,626,233.15**	**1,626,233.15**	**Tourist Tax**	
NA - Naples	**2025**	**March**	**1,333,098.80**	**1,333,098.80**	**Tourist Tax**	
CC - Collier County - Unincorporated, EC - Everglades City, IM - Immokalee, MI - Marco Island, NA - Naples	***2025***	***March***	***7,042,649.90***	***7,042,649.90***	***Tourist Tax***	***Grand Total***

Collier County Tax Collector - Tourist BOCC - Zone - TAX-53800 Report (Detailed Distribution Data) - Run 04/08/2025 10:13AM

Tourist Zone	Allocation Date (Year)	Allocation Date (Month)	Allocated	Distributed Amt	Distribution Category	Allocation Date
-- Any --		*-- Any --*			*-- Tourist Tax --*	*-- 10/01/2024-03/31/202 5 --*
CC - Collier County - Unincorporated	2024	October	1,251,054.38	1,251,054.38	Tourist Tax	
CC - Collier County - Unincorporated	2024	November	1,329,812.49	1,329,812.49	Tourist Tax	
CC - Collier County - Unincorporated	2024	December	2,077,169.22	2,077,169.22	Tourist Tax	
CC - Collier County - Unincorporated	**2024**	**December, November, October**	**4,658,036.09**	**4,658,036.09**	**Tourist Tax**	
CC - Collier County - Unincorporated	2025	January	2,693,732.79	2,693,732.79	Tourist Tax	
CC - Collier County - Unincorporated	2025	February	3,954,600.47	3,954,600.47	Tourist Tax	
CC - Collier County - Unincorporated	2025	March	4,052,196.58	4,052,196.58	Tourist Tax	
CC - Collier County - Unincorporated	**2025**	**February, January, March**	**10,700,529.84**	**10,700,529.84**	**Tourist Tax**	
CC - Collier County - Unincorporated		**December, February, January, March, November, October**	**15,358,565.93**	**15,358,565.93**	**Tourist Tax**	
EC - Everglades City	2024	October	4,757.68	4,757.68	Tourist Tax	
EC - Everglades City	2024	November	7,360.57	7,360.57	Tourist Tax	
EC - Everglades City	2024	December	11,077.57	11,077.57	Tourist Tax	
EC - Everglades City	**2024**	**December, November, October**	**23,195.82**	**23,195.82**	**Tourist Tax**	
EC - Everglades City	2025	January	16,457.44	16,457.44	Tourist Tax	
EC - Everglades City	2025	February	21,187.66	21,187.66	Tourist Tax	
EC - Everglades City	2025	March	27,301.01	27,301.01	Tourist Tax	
EC - Everglades City	**2025**	**February, January, March**	**64,946.11**	**64,946.11**	**Tourist Tax**	
EC - Everglades City		**December, February, January, March, November, October**	**88,141.93**	**88,141.93**	**Tourist Tax**	
IM - Immokalee	2024	October	2,657.82	2,657.82	Tourist Tax	
IM - Immokalee	2024	November	2,938.49	2,938.49	Tourist Tax	
IM - Immokalee	2024	December	4,398.84	4,398.84	Tourist Tax	

Collier County Tax Collector - Tourist BOCC - Zone - TAX-53800 Report (Detailed Distribution Data) - Run 04/08/2025 10:13AM

Tourist Zone	Allocation Date (Year)	Allocation Date (Month)	Allocated	Distributed Amt	Distribution Category	Allocation Date
IM - Immokalee	**2024**	**December, November, October**	**9,995.15**	**9,995.15**	**Tourist Tax**	
IM - Immokalee	2025	January	3,312.24	3,312.24	Tourist Tax	
IM - Immokalee	2025	February	3,884.47	3,884.47	Tourist Tax	
IM - Immokalee	2025	March	3,820.36	3,820.36	Tourist Tax	
IM - Immokalee	**2025**	**February, January, March**	**11,017.07**	**11,017.07**	**Tourist Tax**	
IM - Immokalee		**December, February, January, March, November, October**	**21,012.22**	**21,012.22**	**Tourist Tax**	
MI - Marco Island	2024	October	495,411.75	495,411.75	Tourist Tax	
MI - Marco Island	2024	November	461,052.08	461,052.08	Tourist Tax	
MI - Marco Island	2024	December	819,306.83	819,306.83	Tourist Tax	
MI - Marco Island	**2024**	**December, November, October**	**1,775,770.66**	**1,775,770.66**	**Tourist Tax**	
MI - Marco Island	2025	January	1,073,819.81	1,073,819.81	Tourist Tax	
MI - Marco Island	2025	February	1,230,292.65	1,230,292.65	Tourist Tax	
MI - Marco Island	2025	March	1,626,233.15	1,626,233.15	Tourist Tax	
MI - Marco Island	**2025**	**February, January, March**	**3,930,345.61**	**3,930,345.61**	**Tourist Tax**	
MI - Marco Island		**December, February, January, March, November, October**	**5,706,116.27**	**5,706,116.27**	**Tourist Tax**	
NA - Naples	2024	October	226,478.94	226,478.94	Tourist Tax	
NA - Naples	2024	November	336,398.69	336,398.69	Tourist Tax	
NA - Naples	2024	December	553,325.46	553,325.46	Tourist Tax	
NA - Naples	**2024**	**December, November, October**	**1,116,203.09**	**1,116,203.09**	**Tourist Tax**	
NA - Naples	2025	January	845,457.07	845,457.07	Tourist Tax	
NA - Naples	2025	February	1,256,209.16	1,256,209.16	Tourist Tax	
NA - Naples	2025	March	1,333,098.80	1,333,098.80	Tourist Tax	

Collier County Tax Collector - Tourist BOCC - Zone - TAX-53800 Report (Detailed Distribution Data) - Run 04/08/2025 10:13AM

Tourist Zone	Allocation Date (Year)	Allocation Date (Month)	Allocated	Distributed Amt	Distribution Category	Allocation Date
NA - Naples	**2025**	**February, January, March**	**3,434,765.03**	**3,434,765.03**	**Tourist Tax**	
NA - Naples		**December, February, January, March, November, October**	**4,550,968.12**	**4,550,968.12**	**Tourist Tax**	
CC - Collier County - Unincorporated, EC - Everglades City, IM - Immokalee, MI - Marco Island, NA - Naples	***Grand Total***	***December, February, January, March, November, October***	***25,724,804.47***	***25,724,804.47***	***Tourist Tax***	

Collier County Tax Collector - Tourist BOCC - Rental Type Report (Detailed Distribution Data) - Run 04/08/2025 10:07AM

Tourist Rental Type	Allocation Date (Month)	Allocated	Distributed Amt	Distribution Category	Allocation Date
-- Any --	*-- Any of: March --*			*-- Tourist Tax --*	*-- 03/01/2025-03/31/202 5 --*
02 - CONDOMINIUM	**March**	**668,529.77**	**668,529.77**	**Tourist Tax**	
05 - HOTEL	**March**	**4,068,078.93**	**4,068,078.93**	**Tourist Tax**	
06 - INTERVAL OWNER	**March**	**19,151.62**	**19,151.62**	**Tourist Tax**	
07 - MOBILE HM PARK	**March**	**5,396.38**	**5,396.38**	**Tourist Tax**	
09 - PROPERTY MANAGEMENT COMPANY	**March**	**733,790.10**	**733,790.10**	**Tourist Tax**	
12 - RV PARK /CAMPGD	**March**	**43,310.97**	**43,310.97**	**Tourist Tax**	
13 - SINGLE FAMILY	**March**	**1,504,392.13**	**1,504,392.13**	**Tourist Tax**	
02 - CONDOMINIUM, 05 - HOTEL, 06 - INTERVAL OWNER, 07 - MOBILE HM PARK, 09 - PROPERTY MANAGEMENT COMPANY, 12 - RV PARK /CAMPGD, 13 - SINGLE FAMILY	***March***	***7,042,649.90***	***7,042,649.90***	***Tourist Tax***	***Grand Total***

Collier County Tax Collector - Tourist BOCC - Rental Type Report (Detailed Distribution Data) - Run 04/08/2025 10:09AM

Tourist Rental Type	Allocation Date (Month)	Allocated	Distributed Amt	Distribution Category	Allocation Date
-- Any --	*-- Any of: --*			*-- Tourist Tax --*	*-- 10/01/2024-03/31/202 5 --*
01 - APARTMENTS	**October**	**113.17**	**113.17**	**Tourist Tax**	**10/11/2024**
02 - CONDOMINIUM	January	287,321.98	287,321.98	Tourist Tax	
02 - CONDOMINIUM	February	394,658.64	394,658.64	Tourist Tax	
02 - CONDOMINIUM	March	668,529.77	668,529.77	Tourist Tax	
02 - CONDOMINIUM	October	81,224.40	81,224.40	Tourist Tax	
02 - CONDOMINIUM	November	57,047.69	57,047.69	Tourist Tax	
02 - CONDOMINIUM	December	123,047.99	123,047.99	Tourist Tax	
02 - CONDOMINIUM	**December, February, January, March, November, October**	**1,611,830.47**	**1,611,830.47**	**Tourist Tax**	
05 - HOTEL	January	2,855,575.15	2,855,575.15	Tourist Tax	
05 - HOTEL	February	3,244,834.45	3,244,834.45	Tourist Tax	
05 - HOTEL	March	4,068,078.93	4,068,078.93	Tourist Tax	
05 - HOTEL	October	1,090,686.73	1,090,686.73	Tourist Tax	
05 - HOTEL	November	1,405,067.56	1,405,067.56	Tourist Tax	
05 - HOTEL	December	2,401,054.30	2,401,054.30	Tourist Tax	
05 - HOTEL	**December, February, January, March, November, October**	**15,065,297.12**	**15,065,297.12**	**Tourist Tax**	
06 - INTERVAL OWNER	January	24,469.69	24,469.69	Tourist Tax	
06 - INTERVAL OWNER	February	23,485.94	23,485.94	Tourist Tax	
06 - INTERVAL OWNER	March	19,151.62	19,151.62	Tourist Tax	
06 - INTERVAL OWNER	October	16,647.27	16,647.27	Tourist Tax	
06 - INTERVAL OWNER	November	14,377.09	14,377.09	Tourist Tax	
06 - INTERVAL OWNER	December	25,418.42	25,418.42	Tourist Tax	

Collier County Tax Collector - Tourist BOCC - Rental Type Report (Detailed Distribution Data) - Run 04/08/2025 10:09AM

Tourist Rental Type	Allocation Date (Month)	Allocated	Distributed Amt	Distribution Category	Allocation Date
06 - INTERVAL OWNER	**December, February, January, March, November, October**	**123,550.03**	**123,550.03**	**Tourist Tax**	
07 - MOBILE HM PARK	January	2,821.70	2,821.70	Tourist Tax	
07 - MOBILE HM PARK	February	4,702.74	4,702.74	Tourist Tax	
07 - MOBILE HM PARK	March	5,396.38	5,396.38	Tourist Tax	
07 - MOBILE HM PARK	October	580.49	580.49	Tourist Tax	
07 - MOBILE HM PARK	November	1,087.15	1,087.15	Tourist Tax	
07 - MOBILE HM PARK	December	1,636.88	1,636.88	Tourist Tax	
07 - MOBILE HM PARK	**December, February, January, March, November, October**	**16,225.34**	**16,225.34**	**Tourist Tax**	
09 - PROPERTY MANAGEMENT COMPANY	January	434,145.63	434,145.63	Tourist Tax	
09 - PROPERTY MANAGEMENT COMPANY	February	1,179,273.11	1,179,273.11	Tourist Tax	
09 - PROPERTY MANAGEMENT COMPANY	March	733,790.10	733,790.10	Tourist Tax	
09 - PROPERTY MANAGEMENT COMPANY	October	35,604.14	35,604.14	Tourist Tax	
09 - PROPERTY MANAGEMENT COMPANY	November	57,918.16	57,918.16	Tourist Tax	
09 - PROPERTY MANAGEMENT COMPANY	December	102,412.59	102,412.59	Tourist Tax	
09 - PROPERTY MANAGEMENT COMPANY	**December, February, January, March, November, October**	**2,543,143.73**	**2,543,143.73**	**Tourist Tax**	
12 - RV PARK /CAMPGD	January	22,679.38	22,679.38	Tourist Tax	
12 - RV PARK /CAMPGD	February	36,345.98	36,345.98	Tourist Tax	
12 - RV PARK /CAMPGD	March	43,310.97	43,310.97	Tourist Tax	
12 - RV PARK /CAMPGD	October	3,739.68	3,739.68	Tourist Tax	
12 - RV PARK /CAMPGD	November	2,072.30	2,072.30	Tourist Tax	
12 - RV PARK /CAMPGD	December	6,817.01	6,817.01	Tourist Tax	

Collier County Tax Collector - Tourist BOCC - Rental Type Report (Detailed Distribution Data) - Run 04/08/2025 10:09AM

Tourist Rental Type	Allocation Date (Month)	Allocated	Distributed Amt	Distribution Category	Allocation Date
12 - RV PARK /CAMPGD	**December, February, January, March, November, October**	**114,965.32**	**114,965.32**	**Tourist Tax**	
13 - SINGLE FAMILY	January	1,005,765.82	1,005,765.82	Tourist Tax	
13 - SINGLE FAMILY	February	1,582,873.55	1,582,873.55	Tourist Tax	
13 - SINGLE FAMILY	March	1,504,392.13	1,504,392.13	Tourist Tax	
13 - SINGLE FAMILY	October	751,764.69	751,764.69	Tourist Tax	
13 - SINGLE FAMILY	November	599,992.37	599,992.37	Tourist Tax	
13 - SINGLE FAMILY	December	804,890.73	804,890.73	Tourist Tax	
13 - SINGLE FAMILY	**December, February, January, March, November, October**	**6,249,679.29**	**6,249,679.29**	**Tourist Tax**	
01 - APARTMENTS, 02 - CONDOMINIUM, 05 - HOTEL, 06 - INTERVAL OWNER, 07 - MOBILE HM PARK, 09 - PROPERTY MANAGEMENT COMPANY, 12 - RV PARK /CAMPGD, 13 - SINGLE FAMILY	***December, February, January, March, November, October***	***25,724,804.47***	***25,724,804.47***	***Tourist Tax***	***Grand Total***

Executive Summary

Request the TDC review the Expenditures of Tourist Development Tax supported funds for the second quarter of Fiscal Year 2025.

OBJECTIVE: Review of Expenditures for the first and second quarters of the current Fiscal Year 2024-2025 (FY 25).

CONSIDERATIONS: A report of the actual expenses for the Tourism Division is presented for FY 25 for the expenditures from January - March.

TDC Tourism Promo Fund (1101) provides for marketing and promotions expenditures. TDC Program Management Fund (1104) provides the personnel and operating budget for overall Tourist Development Tax (TDT) program administration. Sports Complex (1109) and Sports Capital/Disaster (1813) provide for personnel, operating, and capital improvement budgets for the Paradise Coast Sports Complex. Fund 1109 has a committed budget of $515,800 paid by TDT funds.

Museum (1107) provides the personnel and operating budget for the overall Museum administration. Up to $2 million is provided for these expenses through Tourism Development funds.

TDC Non-County Museum (1103) funds are approved through the grant process by the end of the prior fiscal year.

Beach Park Facilities Fund (1100), Beach Renourishment Engineering (1102), Beach Renourishment Fund (1105), Disaster Recovery (1106) and Tourism Capital Projects Fund (1108) do not necessarily expend funds in a regular periodic pattern. These funds are best evaluated on a project-by-project basis, focusing on progress toward achieving project schedules.

FISCAL IMPACT: This item is for review and comment with no direct fiscal impact.

LEGAL CONSIDERATIONS: This item is approved as to form and legality and requires majority vote for approval. – CMG

RECOMMENDATIONS: Staff requests the TDC review the Expenditures of Tourist Development Tax supported funds for the second quarter of Fiscal Year 2025.

PREPARED BY: John Melleky, Arts and Culture Manager, Tourism

ATTACHMENTS:

1. TD FYE25 Q2 BUDGET RPTS 04.2025 rev

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Summary Revenue and Expense
TDT Funds 1100 to 1108

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consum
REVENUE - Total	**127,977,500.00-**	**169,344,237.46-**		**21,260,389.20-**	**148,083,848.26-**	**12.6**
REVENUE - OPERATING Sub-Total	39,515,500.00-	39,515,500.00-		19,009,089.20-	20,506,410.80-	48.1
CONTRIBUTION AND TRANSFERS Sub-T	88,462,000.00-	129,828,737.46-		2,251,300.00-	127,577,437.46-	1.7
EXPENSE - Total	127,977,500.00	169,344,237.46	23,083,649.67	16,832,980.76	129,427,607.03	23.6
PERSONAL SERVICE	3,781,600.00	3,781,600.00	265,815.50	1,612,977.85	1,902,806.65	49.7
OPERATING EXPENSE	27,833,300.00	50,166,190.97	15,118,025.33	8,851,362.73	26,196,802.91	47.8
CAPITAL OUTLAY	3,605,000.00	31,241,116.49	6,654,866.10	2,240,437.67	22,345,812.72	28.5
GRANTS AND DEBT SERVICE	850,000.00	1,078,208.00	1,044,942.74	195,243.26	161,978.00-	115
TRANSFERS	10,524,000.00	10,524,000.00		3,566,050.00	6,957,950.00	33.9
TRANSFER CONST	1,051,800.00	1,101,800.00		366,909.25	734,890.75	33.3
RESERVES	80,331,800.00	71,451,322.00			71,451,322.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1100 BEACH PARK FACILITIES			**$ 548,737.98**	**781,264.49-**	**$ 232,526.51**	
REVENUE Sub Total	**6,597,400.00-**	**9,747,152.71-**	**-**	**862,316.49-**	**8,884,836.22-**	**8.8**
REVENUE - OPERATING Sub-Total	**1,412,700.00-**	**1,412,700.00-**		**737,316.49-**	**675,383.51-**	**52.2**
CONTRIBUTION AND TRANSFERS Sub-Total	5,184,700.00-	8,334,452.71-		125,000.00-	8,209,452.71-	1.5
EXPENSE Sub Total	**6,597,400.00**	**9,747,152.71**	**548,737.98**	**81,052.00**	**9,117,362.73**	**6.5**
OPERATING EXPENSE		328,961.74	169,660.87	45,268.47	114,032.40	65.3
CAPITAL OUTLAY		2,820,790.97	231,577.11	23,822.40	2,565,391.46	9.1
TRANSFER CONST	35,300.00	35,300.00		11,961.13	23,338.87	33.9
RESERVES	6,562,100.00	6,414,600.00			6,414,600.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1101 TOURISM PROMOTION			**11,177,243.00**	**534,652.93-**	**10,642,590.07-**	
REVENUE Sub Total	**34,134,100.00-**	**35,337,157.69-**	**-**	**6,018,578.83-**	**29,318,578.86-**	**17.0**
REVENUE - OPERATING Sub-Total	**13,824,000.00-**	**13,824,000.00-**	**-**	**6,018,578.83-**	**7,805,421.17-**	**43.5**
CONTRIBUTION AND TRANSFERS Sub-Total	20,310,100.00-	21,513,157.69-	-	-	21,513,157.69-	
EXPENSE Sub Total	**34,134,100.00**	**35,337,157.69**	**11,177,243.00**	**5,483,925.90**	**18,675,988.79**	**47.1**
OPERATING EXPENSE	22,778,800.00	23,981,857.69	11,177,243.00	4,302,454.42	8,502,160.27	64.5
TRANSFERS	2,138,700.00	2,138,700.00		1,069,350.00	1,069,350.00	50.0
TRANSFER CONST	409,300.00	409,300.00		112,121.48	297,178.52	27.4
RESERVES	8,807,300.00	8,807,300.00			8,807,300.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1102 TDC ENGINEERING			**229,021.21**	**14,179.79**	**243,201.00-**	
REVENUE Sub Total	**1,226,400.00-**	**1,227,806.00-**		**484,254.36-**	**743,551.64-**	**39.4**
REVENUE - OPERATING Sub-Total	**1,000.00-**	**1,000.00-**		**5,504.36-**	**4,504.36**	**550.4**
CONTRIBUTION AND TRANSFERS Sub-Total	1,225,400.00-	1,226,806.00-		478,750.00-	748,056.00-	39.0
EXPENSE Sub Total	**1,226,400.00**	**1,227,806.00**	**229,021.21**	**498,434.15**	**500,350.64**	**59.2**
PERSONAL SERVICE	746,100.00	746,100.00	49,989.50	334,701.38	361,409.12	51.6
OPERATING EXPENSE	318,500.00	319,906.00	179,031.71	102,932.77	37,941.52	88.1
TRANSFERS	60,800.00	60,800.00		60,800.00	-	100.0
RESERVES	101,000.00	101,000.00			101,000.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1103 TDC MUSEUM NON COUNTY	**-**	**-**	**549,842.74**	**150,964.05-**	**398,878.69-**	**0.0**
REVENUE Sub Total	**2,376,000.00-**	**2,456,708.00-**		**354,972.67-**	**2,101,735.33-**	**14.4**
REVENUE - OPERATING Sub-Total	**730,200.00-**	**730,200.00-**		**354,972.67-**	**375,227.33-**	**48.6**
CONTRIBUTION AND TRANSFERS Sub-Total	1,645,800.00-	1,726,508.00-			1,726,508.00-	
EXPENSE Sub Total	**2,376,000.00**	**2,456,708.00**	**549,842.74**	**204,008.62**	**1,702,856.64**	**30.7**
OPERATING EXPENSE	4,800.00	4,800.00	2,400.00	2,400.00		100.0
GRANTS AND DEBT SERVICE	850,000.00	930,708.00	547,442.74	195,243.26	188,022.00	79.8
TRANSFER CONST	21,700.00	21,700.00		6,365.36	15,334.64	29.3
RESERVES	1,499,500.00	1,499,500.00			1,499,500.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1104 TDC ADMINISTRATION AND OPERATIONS	**-**	**-**	**195,058.72**	**10,343.25-**	**184,715.47-**	
REVENUE Sub Total	**2,188,500.00-**	**2,188,500.00-**	**-**	**826,229.56-**	**1,362,270.44-**	**37.8**
REVENUE - OPERATING Sub-Total	**1,600.00-**	**1,600.00-**	**-**	**14,779.56-**	**13,179.56**	**923.7**
CONTRIBUTION AND TRANSFERS Sub-Total	2,186,900.00-	2,186,900.00-	-	811,450.00-	1,375,450.00-	37.1
EXPENSE Sub Total	**2,188,500.00**	**2,188,500.00**	**195,058.72**	**815,886.31**	**1,177,554.97**	**46.2**
PERSONAL SERVICE	1,337,000.00	1,337,000.00	87,528.00	526,240.24	723,231.76	45.9
OPERATING EXPENSE	559,300.00	559,300.00	107,530.72	219,946.07	231,823.21	58.6
GRANTS AND DEBT SERVICE			-	-	-	0.0
TRANSFERS	69,700.00	69,700.00	-	69,700.00		100.0
RESERVES	222,500.00	222,500.00	-	-	222,500.00	0.0

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1105 TDC - BEACH RENOURISHMENT			**9,604,893.72**	**1,920,966.42-**	**7,683,927.30-**	
REVENUE Sub Total	**68,218,000.00-**	**104,668,396.94-**		**8,214,408.72-**	**96,453,988.22-**	**7.8**
REVENUE - OPERATING Sub-Total	**16,032,800.00-**	**16,032,800.00-**		**8,089,408.72-**	**7,943,391.28-**	**50.5**
CONTRIBUTION AND TRANSFERS Sub-Total	52,185,200.00-	88,635,596.94-		125,000.00-	88,510,596.94-	0.1
EXPENSE Sub Total	**68,218,000.00**	**104,668,396.94**	**9,604,893.72**	**6,293,442.30**	**88,770,060.92**	**15.2**
PERSONAL SERVICE	900.00	900.00	450.00	70,239.33	69,789.33-	7854.4
OPERATING EXPENSE	2,449,400.00	22,388,637.09	2,831,154.73	3,204,255.55	16,353,226.81	27.0
CAPITAL OUTLAY	3,605,000.00	28,409,137.85	6,423,288.99	2,205,427.60	19,780,421.26	30.4
GRANT AND DEBT SERVICES			350,000.00		(350,000.00)	
TRANSFERS	1,129,200.00	1,129,200.00		650,450.00	478,750.00	57.6
TRANSFER CONST	369,600.00	419,600.00		163,069.82	256,530.18	38.9
RESERVES	60,663,900.00	52,320,922.00			52,320,922.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1106 TDC PROMOTION RESERVE / DISASTER			**1,594.02**	**345,618.20**	**347,212.22-**	
REVENUE Sub Total	**2,637,000.00-**	**2,637,000.00-**		**43,287.78-**	**2,593,712.22-**	**1.6**
REVENUE - OPERATING Sub-Total	**15,500.00-**	**15,500.00-**		**43,287.78-**	**27,787.78**	**279.3**
CONTRIBUTION AND TRANSFERS Sub-Total	2,621,500.00-	2,621,500.00-			2,621,500.00-	
EXPENSE Sub Total	**2,637,000.00**	**2,637,000.00**	**1,594.02**	**388,905.98**	**2,246,500.00**	**14.8**
OPERATING EXPENSE	559,100.00	949,100.00	1,594.02	388,905.98	558,600.00	41.1
RESERVES	2,077,900.00	1,687,900.00			1,687,900.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1107 MUSEUM			**736,687.74**	**857,831.57-**	**121,143.83**	
REVENUE Sub Total	**2,903,200.00-**	**2,927,216.91-**		**2,021,687.51-**	**905,529.40-**	**69.1**
REVENUE - OPERATING Sub-Total	**2,032,200.00-**	**2,032,200.00-**		**1,310,587.51-**	**721,612.49-**	**64.5**
CONTRIBUTION AND TRANSFERS Sub-Total	871,000.00-	895,016.91-		711,100.00-	183,916.91-	79.5
EXPENSE Sub Total	**2,903,200.00**	**2,927,216.91**	**736,687.74**	**1,163,855.94**	**1,026,673.23**	**64.9**
PERSONAL SERVICE	1,697,600.00	1,697,600.00	127,848.00	681,796.90	887,955.10	47.7
OPERATING EXPENSE	1,163,400.00	1,176,229.24	608,839.74	445,199.47	122,190.03	89.6
CAPITOL OUTLAY		11,187.67		11,187.67		100.0
TRANSFER CONST	42,100.00	42,100.00		25,671.90	16,428.10	61.0
RESERVES	100.00	100.00			100.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1108 TDC CAPITAL PROJECTS			**40,570.54**	**531,183.72-**	**490,613.18**	
REVENUE Sub Total	**7,696,900.00-**	**8,154,299.21-**		**2,434,653.28-**	**5,719,645.93-**	**29.9**
REVENUE - OPERATING Sub-Total	**5,465,500.00-**	**5,465,500.00-**		**2,434,653.28-**	**3,030,846.72-**	**44.5**
CONTRIBUTION AND TRANSFERS Sub-Total	2,231,400.00-	2,688,799.21-			2,688,799.21-	
EXPENSE Sub Total	**7,696,900.00**	**8,154,299.21**	**40,570.54**	**1,903,469.56**	**6,210,259.11**	**23.8**
OPERATING EXPENSE		457,399.21	40,570.54	140,000.00	276,828.67	39.5
CAPITAL OUTLAY	-	-	-	-	-	0.0
TRANSFERS	7,125,600.00	7,125,600.00		1,715,750.00	5,409,850.00	24.1
TRANSFER CONST	173,800.00	173,800.00		47,719.56	126,080.44	27.5
RESERVES	397,500.00	397,500.00			397,500.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1100 TDC BEACH PARK FACILITIES FUND						
REVENUE Sub Total	**6,597,400.00-**	**9,747,152.71-**		**862,316.49-**	**8,884,836.22-**	**8.8**
REVENUE - OPERATING Sub-Total	**1,412,700.00-**	**1,412,700.00-**		**737,316.49-**	**675,383.51-**	**52.2**
314300 3% TOURIST DEVELOPMENT TAX	1,357,700.00-	1,357,700.00-		598,056.05-	759,643.95-	44.0
361170 OVERNIGHT INTEREST	55,000.00-	55,000.00-		77,189.75-	22,189.75	140.3
361180 INVESTMENT INTEREST				62,070.69-	62,070.69	
CONTRIBUTION AND TRANSFERS Sub-Total	**5,184,700.00-**	**8,334,452.71-**		**125,000.00-**	**8,209,452.71-**	**1.5**
423007 ADVANCE/REPAY FROM 3007 SPORTS COMPLEX	250,000.00-	250,000.00-		125,000.00-	125,000.00-	50.0
489200 CARRY FORWARD GENERAL	5,005,400.00-	5,005,400.00-			5,005,400.00-	
489201 CARRY FORWARD OF ENCUMB AMT BY ADC CODE		3,149,752.71-			3,149,752.71-	
489900 NEGATIVE 5% ESTIMATED REVENUES	70,700.00	70,700.00			70,700.00	
EXPENSE Sub Total	**6,597,400.00**	**9,747,152.71**	**548,737.98**	**81,052.00**	**9,117,362.73**	**6.5**
OPERATING EXPENSE		328,961.74	169,660.87	45,268.47	114,032.40	65.3
631400 ENGINEERING FEES		47,237.50	27,401.50		19,836.00	58.0
631401 ENGINEERING FEES DESIGN		113,003.19	101,109.67	17,256.37	5,362.85-	104.7
631500 ARCHITECTURAL FEES		11,341.80	11,341.80			
634120 CONSTRUCTION D				600.00	600-	
634999 OTHER CONTRACTUAL SERVICES	89,820.49	29,544.22			60,276.27	32.9
644600 RENT EQUIPMENT		24,480.00		24,480.00		100.0
646180 BUILDING R AND M ISF BILLINGS				867.10	867.1-	
646319 TREE TRIMMING		38,805.00			38,805.00	
648170 MARKETING AND PROMOTIONAL		3,483.76	263.68		3,220.08	7.6
652920 COMPUTER SOFTWARE				1,275.00	1275-	
652990 OTHER OPERATING SUPPLIES	790.00			790.00		100.0
CAPITAL OUTLAY		**2,820,790.97**	**231,577.11**	**23,822.40**	**2,565,391.46**	**9.1**
762200 BUILDING IMPROVEMENTS		176,213.00	176,213.00			0.0
763100 IMPROVEMENTS GENERAL		2,625,327.97	35,981.51		2,589,346.46	1.4
764900 DATA PROCESSING			132.60	23,822.40	23,955.00-	
764990 OTHER MACHINERY AND EQUIPMENT		19,250.00	19,250.00			100.0
GRANTS AND DEBT SERVICES		**147,500.00**	**147,500.00**			**100.0**
881300 REMITT TO MUNICIPALITY		147,500.00	147,500.00			100.0
TRANSFER CONST	**35,300.00**	**35,300.00**		**11,961.13**	**23,338.87**	**33.9**
930700 BUDGET TRANSFERS TAX COLLECTOR	35,300.00	35,300.00		11,961.13	23,338.87	33.9
RESERVES	**6,562,100.00**	**6,414,600.00**			**6,414,600.00**	
993000 RESERVE FOR CAPITAL OUTLAY	6,562,100.00	6,414,600.00			6,414,600.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item		Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1101 TOURISM PROMOTION							
REVENUE Sub Total		**34,134,100.00-**	**35,337,157.69-**		**6,018,578.83-**	**29,318,578.86-**	**17.0**
REVENUE - OPERATING Sub-Total		**13,824,000.00-**	**13,824,000.00-**		**6,018,578.83-**	**7,805,421.17-**	**43.5**
314300	3% TOURIST DEVELOPMENT TAX	13,643,700.00-	13,643,700.00-		5,606,073.98-	8,037,626.02-	41.1
361170	OVERNIGHT INTEREST				226,656.34-	226,656.34	
361180	INVESTMENT INTEREST	180,300.00-	180,300.00-		185,848.51-	5,548.51	103.1
CONTRIBUTION AND TRANSFERS Sub-Total		**20,310,100.00-**	**21,513,157.69-**			**21,513,157.69-**	
489200	CARRY FORWARD GENERAL	21,001,300.00-	21,001,300.00-			21,001,300.00-	
489201	CARRY FORWARD OF ENCUMB AMT BY ADC CODE		1,203,057.69-			1,203,057.69-	
489900	NEGATIVE 5% ESTIMATED REVENUES	691,200.00	691,200.00			691,200.00	
EXPENSE Sub Total		**34,134,100.00**	**35,337,157.69**	**11,177,243.00**	**5,483,925.90**	**18,675,988.79**	**47.1**
OPERATING EXPENSE		**22,778,800.00**	**23,981,857.69**	**11,177,243.00**	**4,302,454.42**	**8,502,160.27**	**64.5**
634210	IT OFFICE AUTOMATION ALLOCATION	1,300.00	1,300.00	650.00	650.00		100.0
634211	INFO TECH BILLING HOURS ALLOCATION	4,700.00	4,700.00	2,350.00	2,350.00		100.0
634970	INDIRECT COST REIMBURSEMENT	99,600.00	99,600.00	49,800.00	49,800.00		100.0
634980	INTERDEPT PAYMENT FOR SERV	10,000.00	10,000.00			10,000.00	
634999	OTHER CONTRACTUAL SERVICES	2,028,000.00	2,028,000.00	1,208,270.27	908,747.06	89,017.33-	104.4
640200	MILEAGE REIMBURSEMENT REGULAR				139.63	139.63-	
640300	OUT OF COUNTY TRAVEL PROFESSIONAL DEVEL	133,000.00	133,000.00		31,877.41	101,122.59	24.0
641950	POSTAGE FREIGHT AND UPS				1,126.50	1,126.50-	
645100	INSURANCE GENERAL	83,300.00	83,300.00	41,650.00	41,650.00		100.0
648170	MARKETING AND PROMOTIONAL	20,111,800.00	21,314,857.69	9,874,522.73	3,188,325.38	8,252,009.58	61.3
648174	REGISTRATION FEES	307,100.00	307,100.00		60,575.81	246,524.19	19.7
649000	SALES TAX EXPENSE				179.63	179.63-	
654210	DUES AND MEMBERSHIPS				17,033.00	17,033.00-	
TRANSFERS		**2,138,700.00**	**2,138,700.00**		**1,069,350.00**	**1,069,350.00**	**50.0**
911104	TRANSFER TO 1104 TDC - PROMOTION	1,622,900.00	1,622,900.00		811,450.00	811,450.00	50.0
911109	TRANSFER TO 1109 AMATEUR SPORTS COMPLEX	515,800.00	515,800.00		257,900.00	257,900.00	50.0
TRANSFER CONST		**409,300.00**	**409,300.00**		**112,121.48**	**297,178.52**	**27.4**
930700	BUDGET TRANSFERS TAX COLLECTOR	409,300.00	409,300.00		112,121.48	297,178.52	27.4
RESERVES		**8,807,300.00**	**8,807,300.00**			**8,807,300.00**	
991000	RESERVE FOR CONTINGENCIES	250,000.00	250,000.00			250,000.00	
991300	RESTRICTED FOR UN FUNDED REQUESTS	8,557,300.00	8,557,300.00			8,557,300.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item		Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1102 TDC ENGINEERING							
REVENUE Sub Total		**1,226,400.00-**	**1,227,806.00-**		**484,254.36-**	**743,551.64-**	**39.4**
REVENUE - OPERATING Sub-Total		**1,000.00-**	**1,000.00-**		**5,504.36-**	**4,504.36**	**550.4**
361170	OVERNIGHT INTEREST	100.00-	100.00-		2,413.81-	2,313.81	2413.8
361180	INVESTMENT INTEREST	900.00-	900.00-		3,090.55-	2,190.55	343.4
CONTRIBUTION AND TRANSFERS Sub-Total		**1,225,400.00-**	**1,226,806.00-**		**478,750.00-**	**748,056.00-**	**39.0**
411105	TRANSFER FROM 1105 TOURIST DEVELOPMENT - BEACH	957,500.00-	957,500.00-		478,750.00-	478,750.00-	50.0
489200	CARRY FORWARD GENERAL	268,000.00-	268,000.00-			268,000.00-	
489201	CARRY FORWARD OF ENCB AMT BY ADC CODE	1,406.00-				1,406.00-	
489900	NEGATIVE 5% ESTIMATED REVENUES	100.00	100.00			100.00	
EXPENSE Sub Total		**1,226,400.00**	**1,227,806.00**	**229,021.21**	**498,434.15**	**500,350.64**	**59.2**
PERSONAL SERVICE		**746,100.00**	**746,100.00**	**49,989.50**	**334,701.38**	**361,409.12**	**51.6**
512100	REGULAR SALARIES	501,988.00	501,988.00		222,893.81	279,094.19	44.4
512600	ER 457 DEFERRED COMP	2,550.00	2,550.00		1,168.38	1,381.62	45.8
514100	OVERTIME				11,524.34	11,524.34-	
515000	VACATION SELL BACK	1,265.00	1,265.00			1,265.00	
519100	RESERVE FOR SALARY ADJUSTMENT	17,518.00	17,518.00			17,518.00	
519200	MERIT ADJUSTMENT	7,530.00	7,530.00			7,530.00	
521100	SOCIAL SECURITY MATCHING	40,614.00	40,614.00		17,295.90	23,318.10	42.6
522100	RETIREMENT REGULAR	74,656.00	74,656.00		31,829.45	42,826.55	42.6
523150	HEALTH INSURANCE	88,350.00	88,350.00	44,175.00	44,175.00		100.0
523152	DENTAL INSURANCE	3,150.00	3,150.00	1,575.00	1,575.00		100.0
523153	SHORT TERM DISABILITY	750.00	750.00	375.00	375.00		100.0
523154	LONG TERM DISABILITY	1,350.00	1,350.00	675.00	675.00		100.0
523160	LIFE INSURANCE SHORT AND LONG TERM	1,479.00	1,479.00	739.50	739.50		100.0
524100	WORKERS COMPENSATION REGULAR	4,900.00	4,900.00	2,450.00	2,450.00		100.0
OPERATING EXPENSE		**318,500.00**	**319,906.00**	**179,031.71**	**102,932.77**	**37,941.52**	**88.1**
634210	IT OFFICE AUTOMATION ALLOCATION	15,200.00	15,200.00	7,600.00	7,600.00		100.0
634211	INFO TECH BILLING HOURS ALLOCATION	100.00	100.00	50.00	50.00		100.0
634970	INDIRECT COST REIMBURSEMENT	50,300.00	50,300.00	25,150.00	25,150.00		100.0
634999	OTHER CONTRACTUAL SERVICES	168,000.00	169,406.00	125,954.69	32,051.31	11,400.00	93.3
640300	OUT OF COUNTY TRAVEL PROFESSIONAL DEVEL	3,000.00	3,000.00		854.36	2,145.64	28.5
641230	TELEPHONE ACCESS CHARGES	900.00	900.00		453.04	446.96	50.3
641700	CELLULAR TELEPHONE	4,800.00	4,800.00	2,503.62	1,496.38	800.00	83.3
641950	POSTAGE FREIGHT AND UPS	100.00	100.00	300.00		200.00-	300.0
643100	ELECTRICITY			1,740.68	1,582.66	3,323.34-	
644100	RENT BUILDINGS	31,900.00	31,900.00	13,156.90	17,913.61	829.49	97.4
644620	LEASE EQUIPMENT	1,900.00	1,900.00	694.07	684.51	521.42	72.6
645260	AUTO INSURANCE	900.00	900.00	450.00	450.00		100.0
646425	FLEET R AND M INVENTORY				45.94	45.94-	

Tourist Development Tax Funds
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Detail Revenue and Expense by TDT Fund

646430	FLEET MAINT ISF LABOR AND OVERHEAD	400.00	400.00		165.00	235.00	41.3
646440	FLEET MAINT ISF PARTS AND SUBLET	200.00	200.00		1,184.85	984.85-	592.4
646445	FLEET NON MAINT ISF PARTS AND SUBLET				122.45	122.45-	
647110	PRINTING AND OR BINDING OUTSIDE VENDORS	500.00	500.00			500.00	
649010	LICENSES AND PERMITS	6,400.00	6,400.00			6,400.00	
651110	OFFICE SUPPLIES GENERAL	3,000.00	3,000.00		131.92	2,868.08	4.4
651210	COPYING CHARGES	700.00	700.00	153.23	245.20	301.57	56.9
651930	MINOR OFFICE FURNITURE	1,000.00	1,000.00			1,000.00	
651950	MINOR DATA PROCESSING EQUIPMENT	6,000.00	6,000.00			6,000.00	
652110	CLOTHING AND UNIFORM PURCHASES	1,700.00	1,700.00			1,700.00	
652140	PERSONAL SAFETY EQUIPMENT	3,300.00	3,300.00	1,278.52	331.48	1,690.00	48.8
652490	FUEL AND LUBRICANTS ISF BILLINGS	2,500.00	2,500.00		4,275.84	1,775.84-	171.0
652920	COMPUTER SOFTWARE	600.00	600.00			600.00	
652990	OTHER OPERATING SUPPLIES	4,000.00	4,000.00		719.22	3,280.78	18.0
654110	BOOKS PUBLICATIONS AND SUBSCRIPTIONS	100.00	100.00			100.00	
654210	DUES AND MEMBERSHIPS	9,000.00	9,000.00		7,000.00	2,000.00	77.8
654360	OTHER TRAINING EDUCATIONAL EXPENSES	2,000.00	2,000.00		425.00	1,575.00	21.3
TRANSFERS		**60,800.00**	**60,800.00**		**60,800.00**		**100.0**
911017	TRANSFER TO 1017 WATER POLLUTION CONTROL	45,000.00	45,000.00		45,000.00		100.0
915006	TRANSFER TO 5006 IT CAPITAL FUND	15,800.00	15,800.00		15,800.00		100.0
RESERVES		**101,000.00**	**101,000.00**			**101,000.00**	
991000	RESERVE FOR CONTINGENCIES	101,000.00	101,000.00			101,000.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1103 TDC MUSEUM NON COUNTY						
REVENUE Sub Total	**2,376,000.00-**	**2,456,708.00-**		**354,972.67-**	**2,101,735.33-**	**14.4**
REVENUE - OPERATING Sub-Total	**730,200.00-**	**730,200.00-**		**354,972.67-**	**375,227.33-**	**48.6**
314300 3% TOURIST DEVELOPMENT TAX	724,300.00-	724,300.00-		318,268.43-	406,031.57-	43.9
361170 OVERNIGHT INTEREST				19,267.35-	19,267.35	
361180 INVESTMENT INTEREST	5,900.00-	5,900.00-		17,436.89-	11,536.89	295.5
CONTRIBUTION AND TRANSFERS Sub-Total	**1,645,800.00-**	**1,726,508.00-**			**1,726,508.00-**	
489200 CARRY FORWARD GENERAL	1,682,300.00-	1,682,300.00-			1,682,300.00-	
489201 CARRY FORWARD OF ENCUMB AMT BY ADC CODE	80,708.00-				80,708.00-	
489900 NEGATIVE 5% ESTIMATED REVENUES	36,500.00	36,500.00			36,500.00	
EXPENSE Sub Total	**2,376,000.00**	**2,456,708.00**	**549,842.74**	**204,008.62**	**1,702,856.64**	**30.7**
OPERATING EXPENSE	**4,800.00**	**4,800.00**	**2,400.00**	**2,400.00**		**100.0**
634970 INDIRECT COST REIMBURSEMENT	4,800.00	4,800.00	2,400.00	2,400.00		100.0
GRANTS AND DEBT SERVICE	**850,000.00**	**930,708.00**	**547,442.74**	**195,243.26**	**188,022.00**	**79.8**
882100 REMITTANCES PRIVATE ORGANIZATIONS	850,000.00	930,708.00	547,442.74	195,243.26	188,022.00	79.8
TRANSFER CONST	**21,700.00**	**21,700.00**		**6,365.36**	**15,334.64**	**29.3**
930700 BUDGET TRANSFERS TAX COLLECTOR	21,700.00	21,700.00		6,365.36	15,334.64	29.3
RESERVES	**1,499,500.00**	**1,499,500.00**			**1,499,500.00**	
991300 RESTRICTED FOR UN FUNDED REQUESTS	1,499,500.00	1,499,500.00			1,499,500.00	

Tourist Development Tax Funds
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Detail Revenue and Expense by TDT Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1104 TDC ADMINISTRATION AND OPERATIONS						
REVENUE Sub Total	**2,188,500.00-**	**2,188,500.00-**		**826,229.56-**	**1,362,270.44-**	**37.8**
REVENUE - OPERATING Sub-Total	**1,600.00-**	**1,600.00-**		**14,779.56-**	**13,179.56**	**923.7**
361170 OVERNIGHT INTEREST				7,854.31-	7,854.31	
361180 INVESTMENT INTEREST	1,600.00-	1,600.00-		6,595.25-	4,995.25	412.2
369620 MISCELLANEOUS REVENUE				330.00-	330.00	
CONTRIBUTION AND TRANSFERS Sub-Total	**2,186,900.00-**	**2,186,900.00-**		**811,450.00-**	**1,375,450.00-**	**37.1**
411101 TRANSFER FROM 1101 TDC PROMOTION	1,622,900.00-	1,622,900.00-		811,450.00-	811,450.00-	50.0
489200 CARRY FORWARD GENERAL	564,000.00-	564,000.00-			564,000.00-	
EXPENSE Sub Total	**2,188,500.00**	**2,188,500.00**	**195,058.72**	**815,886.31**	**1,177,554.97**	**46.2**
PERSONAL SERVICE	**1,337,000.00**	**1,337,000.00**	**87,528.00**	**526,240.24**	**723,231.76**	**45.9**
512100 REGULAR SALARIES	899,726.00	899,726.00		345,690.21	554,035.79	38.4
512600 ER 457 DEFERRED COMP	6,400.00	6,400.00		2,895.00	3,505.00	45.2
512800 TXBL DEP 25-30				2,813.28	2,813.28-	
514100 OVERTIME				2,045.21	2,045.21-	
515000 VACATION SELL BACK	3,699.00	3,699.00			3,699.00	
519100 RESERVE FOR SALARY ADJUSTMENT	31,575.00	31,575.00			31,575.00	
519200 MERIT ADJUSTMENT	13,494.00	13,494.00			13,494.00	
521100 SOCIAL SECURITY MATCHING	73,040.00	73,040.00		25,949.28	47,090.72	35.5
522100 RETIREMENT REGULAR	134,010.00	134,010.00		62,132.54	71,877.46	46.4
522800 ALLOWANCE TXBL DEP 25-30				2,813.28-	2,813.28	
523150 HEALTH INSURANCE	161,975.00	161,975.00	80,987.50	80,987.50		100.0
523152 DENTAL INSURANCE	5,775.00	5,775.00	2,887.50	2,887.50		100.0
523153 SHORT TERM DISABILITY	1,375.00	1,375.00	687.50	687.50		100.0
523154 LONG TERM DISABILITY	2,475.00	2,475.00	1,237.50	1,237.50		100.0
523160 LIFE INSURANCE SHORT AND LONG TERM	2,656.00	2,656.00	1,328.00	1,328.00		100.0
524100 WORKERS COMPENSATION REGULAR	800.00	800.00	400.00	400.00		100.0
OPERATING EXPENSE	**559,300.00**	**559,300.00**	**107,530.72**	**219,946.07**	**231,823.21**	**58.6**
631820 CLERK OF BOARD SECRETARIAL SERVICES				1,623.78	1,623.78-	
634210 IT OFFICE AUTOMATION ALLOCATION	45,700.00	45,700.00	22,850.00	22,850.00		100.0
634211 INFO TECH BILLING HOURS ALLOCATION	12,900.00	12,900.00	6,450.00	6,450.00		100.0
634970 INDIRECT COST REIMBURSEMENT	53,300.00	53,300.00	26,650.00	26,650.00		100.0
634980 INTERDEPT PAY FOR SERVICES	88,500.00	88,500.00			88,500.00	
634999 OTHER CONTRACTUAL SERVICES	8,500.00	8,500.00			8,500.00	
639964 STORAGE CONTRACTOR				168.30	168.30-	
639967 TEMPORARY LABOR	50,000.00	50,000.00	28,772.30	20,315.70	912.00	98.2
640200 MILEAGE REIMBURSEMENT REGULAR	3,400.00	3,400.00		616.12	2,783.88	18.1
640300 OUT OF COUNTY TRAVEL PROFESSIONAL DEVEL	10,000.00	10,000.00			10,000.00	
641230 TELEPHONE ACCESS CHARGES	2,600.00	2,600.00		1,283.61	1,316.39	49.4
641700 CELLULAR TELEPHONE	20,000.00	20,000.00		4,266.05	15,733.95	21.3

Tourist Development Tax Funds
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641950	POSTAGE FREIGHT AND UPS	10,200.00	10,200.00	3,526.15	3,633.35	3,040.50	70.2
643100	ELECTRICITY	7,200.00	7,200.00		2,170.45	5,029.55	30.1
644100	RENT BUILDINGS	80,800.00	80,800.00	6,840.99	47,886.93	26,072.08	67.7
644620	LEASE EQUIPMENT	2,200.00	2,200.00	623.70	623.70	952.60	56.7
645100	INSURANCE GENERAL	7,700.00	7,700.00	3,850.00	3,850.00		100.0
645260	AUTO INSURANCE	500.00	500.00	250.00	250.00		100.0
646180	BUILDING R AND M ISF BILLINGS				169.80	169.80-	
646430	FLEET MAINT ISF LABOR & OVERHEAD	300.00	300.00		130.00	170.00	43.3
646440	FLEET MAINT ISF PARTS AND SUBLET	400.00	400.00		116.06	283.94	29.0
646445	FLEET NON MAINT ISF PARTS AND SUBLET	100.00	100.00			100.00	
648170	MARKETING AND PROMOTIONAL				1,308.58	1,308.58-	
649100	LEGAL ADVERTISING	750.00	750.00			750.00	
651110	OFFICE SUPPLIES GENERAL	4,300.00	4,300.00	263.00	1,966.69	2,070.31	51.9
651210	COPYING CHARGES	5,000.00	5,000.00	1,454.58	1,545.42	2,000.00	60.0
651910	MINOR OFFICE EQUIPMENT	2,000.00	2,000.00			2,000.00	
651950	MINOR DATA PROCESSING EQUIPMENT	8,000.00	8,000.00			8,000.00	
652490	FUEL AND LUBRICANTS ISF BILLINGS	600.00	600.00			600.00	
652920	COMPUTER SOFTWARE	20,000.00	20,000.00	6,000.00	7,933.10	6,066.90	69.7
654110	BOOKS PUBLICATIONS AND SUBSCRIPTIONS	550.00	550.00			550.00	
654210	DUES AND MEMBERSHIPS	109,200.00	109,200.00		61,148.43	48,051.57	56.0
654360	OTHER TRAINING EDUCATIONAL EXPENSES	4,600.00	4,600.00		2,990.00	1,610.00	65.0
TRANSFERS		**69,700.00**	**69,700.00**	**69,700.00**			**100.0**
915006	TRANSFER TO 5006 IT CAPITAL FUND	69,700.00	69,700.00		69,700.00		100.0
RESERVES		**222,500.00**	**222,500.00**			**222,500.00**	
991000	RESERVE FOR CONTINGENCIES	50,600.00	50,600.00			50,600.00	
991300	RESTRICTED FOR UNFUNDED REQUESTS	139,900.00	139,900.00			139,900.00	
992100	RESERVE FOR ATTRITION - SALARY SAVINGS	23,000.00-	23,000.00-			23,000.00-	
993000	RESERVE FOR CAPITAL OUTLAY	55,000.00	55,000.00			55,000.00	

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Fund / Comm Item		Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1105 TDC - BEACH RENOURISHMENT							
REVENUE Sub Total		**68,218,000.00-**	**104,668,396.94-**		**8,214,408.72-**	**96,453,988.22-**	**7.8**
REVENUE - OPERATING Sub-Total		**16,032,800.00-**	**16,032,800.00-**		**8,089,408.72-**	**7,943,391.28-**	**50.5**
314300	3% TOURIST DEVELOPMENT TAX	14,782,800.00-	14,782,800.00-		6,509,771.95-	8,273,028.05-	44.0
334391	FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION				13,340.77-	13,340.77	
361170	OVERNIGHT INTEREST	1,000,000.00-	1,000,000.00-		823,404.14-	176,595.86-	82.3
361180	INVESTMENT INTEREST	250,000.00-	250,000.00-		666,391.86-	416,391.86	266.6
364410	SURPLUS FURNITURE FIXTURES EQUIP SALE				28,500.00-	28,500.00	
369802	REIMBURSE FOR CURRENT YEAR EXPENDITURES				48,000.00-	48,000.00	
CONTRIBUTION AND TRANSFERS Sub-Total		**52,185,200.00-**	**88,635,596.94-**		**125,000.00-**	**88,510,596.94-**	**0.1**
423007	ADVANCE/REPAY FROM 3007 SPORTS COMPLEX	250,000.00-	250,000.00-		125,000.00-	125,000.00-	50.0
489200	CARRY FORWARD GENERAL	52,736,800.00-	52,736,800.00-			52,736,800.00-	
489201	CARRY FORWARD OF ENCUMB AMT BY ADC CODE	36,450,396.94-				36,450,396.94-	
489900	NEGATIVE 5% ESTIMATED REVENUES	801,600.00	801,600.00			801,600.00	
EXPENSE Sub Total		**68,218,000.00**	**104,668,396.94**	**9,604,893.72**	**6,293,442.30**	**88,770,060.92**	**15.2**
PERSONAL SERVICE		**900.00**	**900.00**	**450.00**	**70,239.33**	**69,789.33-**	**7854.4**
512100	REGULAR SALARIES				38,246.38	38,246.38-	
512600	ER 457 DEFERRED COMP				884.05	884.05-	
514100	OVERTIME				18,883.73	18,883.73-	
521100	SOCIAL SECURITY MATCHING				4,264.88	4,264.88-	
522100	RETIREMENT REGULAR				7,510.29	7,510.29-	
524100	WORKERS COMPENSATION REGULAR	900.00	900.00	450.00	450.00		100.0
OPERATING EXPENSE		**2,449,400.00**	**22,388,637.09**	**2,831,154.73**	**3,204,255.55**	**16,353,226.81**	**27.0**
631400	ENGINEERING FEES	980,000.00	3,295,236.98	414,864.37	77,009.21	2,803,363.40	14.9
631401	ENGINEERING FEES DESIGN		2,989.35			2,989.35	
631402	ENGINEERING FEE AE BASIC FEE		12,600.00	12,600.00			100.0
634980	INTERDEPT PAYMENT FOR SERV				8,721.00	8,721.00-	
634990	LANDSCAPE INCIDENTALS		41,210.00			41,210.00	
634999	OTHER CONTRACTUAL SERVICES	1,272,900.00	18,853,112.03	2,392,611.60	3,056,498.02	13,404,002.41	28.9
640410	MOTOR POOL RENTAL CHARGE	2,100.00					
643300	TRASH AND GARBAGE DISPOSAL	84,100.00	93,570.18		28,835.53	64,734.65	30.8
645260	AUTO INSURANCE	3,200.00	3,200.00	1,600.00	1,600.00		100.0
646180	BUILDING R AND M ISF BILLINGS						
646430	FLEET MAINT ISF LABOR AND OVERHEAD	23,400.00			9,735.00	9,735.00-	
646440	FLEET MAINT ISF PARTS AND SUBLET	21,200.00			4,575.28	4,575.28-	
646445	FLEET NON MAINT ISF PARTS AND SUBLET	8,300.00			6,059.39	6,059.39-	
646970	OTHER EQUIP REPAIRS AND MAINTENANCE	20,700.00	37,671.26		2,236.84	35,434.42	5.9
649100	LEGAL ADVERTISING		425.00			425.00	
652410	FUEL AND LUBRICANTS OUTSIDE VENDORS						
652490	FUEL AND LUBRICANTS ISF BILLINGS	33,500.00	48,622.29		6,289.28	42,333.01	12.9

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652910	MINOR OPERATING EQUIPMENT						
652990	OTHER OPERATING SUPPLIES			9,478.76	2,696.00	12,174.76-	
CAPITAL OUTLAY		**3,605,000.00**	**28,409,137.85**	**6,423,288.99**	**2,205,427.60**	**19,780,421.26**	**30.4**
762600	BEACH RENOURISHMENT		1,271,726.58	1,751,763.89	3,663.21	483,700.52-	138.0
763100	IMPROVEMENTS GENERAL	3,605,000.00	26,594,300.34	4,671,525.10	1,985,345.00	19,937,430.24	25.0
764110	AUTOS AND TRUCKS						
764400	MARINE EQUIPMENT AND BOATS		5,540.00		5,540.00		100.0
764990	OTHER MACHINERY AND EQUIPMENT		537,570.93		210,879.39	326,691.54	39.2
GRANTS AND DEBT SERVICE				**350,000.00**		**350,000.00-**	
881300	REMITT TO MUNICIPALITY			350,000.00		350,000.00-	
TRANSFERS		**1,129,200.00**	**1,129,200.00**		**650,450.00**	**478,750.00**	**57.6**
911102	TRANSFER TO 1102 TDC ENINGEERING	957,500.00	957,500.00		478,750.00	478,750.00	50.0
911804	TRANSFER TO 1804 PARKS & REC PROJECTS	171,700.00	171,700.00		171,700.00		100.0
TRANSFER CONST		**369,600.00**	**419,600.00**		**163,069.82**	**256,530.18**	**38.9**
930700	BUDGET TRANSFERS TAX COLLECTOR	369,600.00	419,600.00		163,069.82	256,530.18	38.9
RESERVES		**60,663,900.00**	**52,320,922.00**			**52,320,922.00**	
991600	RESERVE FOR CATATROPHE	1,000,000.00	1,000,000.00			1,000,000.00	
993000	RESERVE FOR CAPITAL OUTLAY	59,663,900.00	51,320,922.00			51,320,922.00	

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Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1106 TDC PROMOTION RESERVE / DISASTER						
REVENUE Sub Total	**2,637,000.00-**	**2,637,000.00-**		**43,287.78-**	**2,593,712.22-**	**1.6**
REVENUE - OPERATING Sub-Total	**15,500.00-**	**15,500.00-**		**43,287.78-**	**27,787.78**	**279.3**
361170 OVERNIGHT INTEREST				23,230.22-	23,230.22	
361180 INVESTMENT INTEREST	15,500.00-	15,500.00-		20,057.56-	4,557.56	129.4
CONTRIBUTION AND TRANSFERS Sub-Total	**2,621,500.00-**	**2,622,300.00-**			**2,621,500.00-**	
489200 CARRY FORWARD GENERAL	2,622,300.00-	2,622,300.00-			2,622,300.00-	
489900 NEGATIVE 5% ESTIMATED REVENUES	800.00	800.00			800.00	
EXPENSE Sub Total	**2,637,000.00**	**949,100.00**	**1,594.02**	**388,905.98**	**2,246,500.00**	**14.8**
OPERATING EXPENSE	**559,100.00**	**400.00**	**1,594.02**	**388,905.98**	**558,600.00**	**41.1**
634970 INDIRECT COST REIMBURSEMENT	400.00	558,600.00	200.00	200.00		100.0
634999 OTHER CONTRACTUAL SERVICES	558,600.00	100.00		39,000.00	519,600.00	7.0
645100 INSURANCE GENERAL	100.00	390,000.00	50.00	50.00		100.0
* 648170 MARKETING AND		1,687,900.00	1,344.02	349,655.98	39,000.00	90.0
RESERVES	**2,077,900.00**	**10,000.00**			**1,687,900.00**	
991000 RESERVE FOR CONTINGENCIES	10,000.00				10,000.00	
991300 RESTRICTED FOR UNFUNDED REQUESTS	558,600.00	558,600.00			558,600.00	
991500 RESERVE FOR DISASTER STIMULUS ADVERTISING	1,509,300.00	1,119,300.00			1,119,300.00	

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Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1107 MUSEUM						
REVENUE Sub Total	**2,903,200.00-**	**2,927,216.91-**		**2,021,687.51-**	**905,529.40-**	**69.1**
REVENUE - OPERATING Sub-Total	**2,032,200.00-**	**2,032,200.00-**		**1,310,587.51-**	**721,612.49-**	**64.5**
314300 3% TOURIST DEVELOPMENT TAX	2,000,000.00-	2,000,000.00-		1,283,595.83-	716,404.17-	64.2
347310 GROUP TOUR TAXABLE				190.00-	190.00	
347321 COPYING SERVICES NONTAXABLE	600.00-	600.00-		90.00-	510.00-	15.0
347400 SPECIAL EVENTS	1,600.00-	1,600.00-		4,100.00-	2,500.00	256.3
347911 FACILITY RENTALS TAXABLE				259.80-	259.80	
361170 OVERNIGHT INTEREST	10,000.00-	10,000.00-		3,645.68-	6,354.32-	36.5
361180 INVESTMENT INTEREST	2,000.00-	2,000.00-		6,421.17-	4,421.17	321.1
366900 CONTRIBUTIONS PRIVATE SOURCE	17,400.00-	17,400.00-		12,001.20-	5,398.80-	69.0
369300 REIMB FOR PY EXPENDITURES				283.83-	283.83	
369802 REIMBURSE FOR CURRENT YEAR EXPENDITURES	600.00-	600.00-			600.00-	
CONTRIBUTION AND TRANSFERS Sub-Total	**871,000.00-**	**895,016.91-**		**711,100.00-**	**183,916.91-**	**79.5**
410001 TRANSFER FROM 0001 GENERAL FUND	711,100.00-	711,100.00-		711,100.00-		100.0
489200 CARRY FORWARD GENERAL	261,500.00-	261,500.00-			261,500.00-	
489201 CARRY FORWARD OF ENCUMB AMT BY ADC CODE		24,016.91-			24,016.91-	
489900 NEGATIVE 5% ESTIMATED REVENUES	101,600.00	101,600.00			101,600.00	
EXPENSE Sub Total	**2,903,200.00**	**2,927,216.91**	**736,687.74**	**1,163,855.94**	**1,026,673.23**	**64.9**
PERSONAL SERVICE	**1,697,600.00**	**1,697,600.00**	**127,848.00**	**681,796.90**	**887,955.10**	**47.7**
512100 REGULAR SALARIES	1,114,789.00	1,114,789.00		445,496.47	669,292.53	40.0
512600 ER 457 DEFERRED COMP	7,550.00	7,550.00		3,105.75	4,444.25	41.1
514100 OVERTIME				4,834.41	4,834.41-	
515000 VACATION SELL BACK	6,838.00	6,838.00			6,838.00	
518100 TERMINATION PAY				4,945.87	4,945.87-	
519100 RESERVE FOR SALARY ADJUSTMENT	38,994.00	38,994.00			38,994.00	
519200 MERIT ADJUSTMENT	16,721.00	16,721.00			16,721.00	
521100 SOCIAL SECURITY MATCHING	90,649.00	90,649.00		33,514.94	57,134.06	37.0
522100 RETIREMENT REGULAR	166,363.00	166,363.00		62,051.46	104,311.54	37.3
523150 HEALTH INSURANCE	235,600.00	235,600.00	117,800.00	117,800.00		100.0
523152 DENTAL INSURANCE	8,400.00	8,400.00	4,200.00	4,200.00		100.0
523153 SHORT TERM DISABILITY	2,000.00	2,000.00	1,000.00	1,000.00		100.0
523154 LONG TERM DISABILITY	3,600.00	3,600.00	1,800.00	1,800.00		100.0
523160 LIFE INSURANCE SHORT AND LONG TERM	3,296.00	3,296.00	1,648.00	1,648.00		100.0
524100 WORKERS COMPENSATION REGULAR	2,800.00	2,800.00	1,400.00	1,400.00		100.0
OPERATING EXPENSE	**1,163,400.00**	**1,176,229.24**	**608,839.74**	**445,199.47**	**122,190.03**	**89.6**
631231 COUNTY EMPLOYEE PHYSICALS	300.00	300.00	92.40	342.60	135.00-	145.0
634210 IT OFFICE AUTOMATION ALLOCATION	80,600.00	80,600.00	40,300.00	40,300.00		100.0
634211 INFO TECH BILLING HOURS ALLOCATION	14,500.00	14,500.00	7,250.00	7,250.00		100.0
634970 INDIRECT COST REIMBURSEMENT	236,200.00	236,200.00	118,100.00	118,100.00		100.0

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634990	LANDSCAPE INCIDENTALS	3,700.00	3,700.00		752.51	2,947.49	20.3
634995	SECURITY SERVICES	64,200.00	64,200.00	20,709.64	30,415.36	13,075.00	79.6
634999	OTHER CONTRACTUAL SERVICES	37,600.00	52,670.55	4,591.14	27,826.41	20,253.00	61.5
639961	PAINTING CONTRACTORS		7,144.36		7,144.36		100.0
639967	TEMPORARY LABOR	144,300.00	144,300.00	79,504.67	64,795.33		100.0
640200	MILEAGE REIMBURSEMENT REGULAR	800.00	800.00		125.72	674.28	15.7
640900	TRANSPORTATION CHARGES REGULAR				40.00	40.00-	
640990	TOLLS	200.00	200.00		40.00	160.00	20.0
641100	TELEPHONE BASE COST	7,900.00	7,900.00	1,348.75	781.44	5,769.81	27.0
641230	TELEPHONE ACCESS CHARGES	3,000.00	3,000.00	3,317.06	4,217.54	4,534.60-	251.2
641700	CELLULAR TELEPHONE	5,900.00	5,900.00	2,931.70	2,468.30	500.00	91.5
641950	POSTAGE FREIGHT AND UPS	200.00	318.00	118.00		200.00	37.1
643100	ELECTRICITY	53,500.00	53,500.00	37,146.11	26,353.89	10,000.00-	118.7
643300	TRASH AND GARBAGE DISPOSAL	17,600.00	17,600.00	8,642.83	9,929.34	972.17-	105.5
643400	WATER AND SEWER	34,400.00	34,400.00	16,840.19	18,659.81	1,100.00-	103.2
644620	LEASE EQUIPMENT	6,300.00	6,300.00	1,878.99	2,234.61	2,186.40	65.3
645100	INSURANCE GENERAL	11,400.00	11,400.00	5,700.00	5,700.00		100.0
645200	PROPERTY INSURANCE	252,100.00	252,100.00	252,100.00			100.0
645260	AUTO INSURANCE	1,400.00	1,400.00	700.00	700.00		100.0
645300	LIABILITY INSURANCE	5,600.00	5,600.00		936.68	4,663.32	16.7
646110	BUILDING R AND M OUTSIDE VENDORS	9,000.00	9,000.00			9,000.00	
646180	BUILDING R AND M ISF BILLINGS	6,000.00	6,000.00		1,903.62	4,096.38	31.7
646210	CUSTODIAL SERVICES OUTSIDE VENDORS				12.57	12.57-	
646317	FENCING MAINTENANCE	100.00	100.00		1,325.55	1,225.55-	1325.6
646318	MULCH	1,800.00	1,800.00			1,800.00	
646319	TREE TRIMMING	4,000.00	4,000.00			4,000.00	
646320	LANDSCAPE MATERIALS	1,000.00	1,000.00		366.25	633.75	36.6
646430	FLEET MAINT ISF LABOR AND OVERHEAD	3,800.00	3,800.00		1,605.00	2,195.00	42.2
646440	FLEET MAINT ISF PARTS AND SUBLET	2,300.00	2,300.00		1,186.76	1,113.24	51.6
646445	FLEET NON MAINT ISF PARTS AND SUBLET	1,900.00	1,900.00		61.58	1,838.42	3.2
646620	VEHICLE EQUIPMENT REPAIR	10,000.00	10,000.00			10,000.00	
646920	STORAGE RENTAL	6,000.00	6,000.00		1,390.00	4,610.00	23.2
646970	OTHER EQUIP REPAIRS AND MAINTENANCE	1,500.00	1,500.00			1,500.00	
647110	PRINTING AND OR BINDING OUTSIDE VENDORS				518.38	518.38-	
647210	PHOTO PROCESSING	3,000.00	3,000.00			3,000.00	
648170	MARKETING AND PROMOTIONAL	13,000.00	13,000.00		2,485.63	10,514.37	19.1
649000	SALES TAX EXPENSE				10.40	10.40-	
649010	LICENSES AND PERMITS	500.00	500.00		562.00	62.00-	112.4
649030	CLERKS RECORDING FEES				74.50	74.50-	
649990	OTHER MISCELLANEOUS SERVICES	45,500.00	34,312.33	232.76	36,824.40	2,744.83-	108.0
649992	VOLUNTEER RECOGNITION	400.00	400.00		380.68	19.32	95.2
651110	OFFICE SUPPLIES GENERAL	3,800.00	3,800.00	164.00	1,672.14	1,963.86	48.3

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651210	COPYING CHARGES	5,200.00	5,200.00	2,951.43	1,998.57	250.00	95.2
651910	MINOR OFFICE EQUIPMENT	800.00	800.00		180.76	619.24	22.6
651950	MINOR DATA PROCESSING EQUIPMENT	6,000.00	6,000.00		17.99	5,982.01	0.3
652110	CLOTHING AND UNIFORM PURCHASES	600.00	600.00			600.00	
652140	PERSONAL SAFETY EQUIPMENT	900.00	900.00			900.00	
652210	FOOD OPERATING SUPPLIES	1,800.00	1,800.00		933.61	866.39	51.9
652255	ANIMAL SUPPLIES	200.00	200.00		92.36	107.64	46.2
652490	FUEL AND LUBRICANTS ISF BILLINGS	6,400.00	6,400.00		1,635.95	4,764.05	25.6
652510	HOUSEHOLD AND INSTITUTIONAL SUPPLIES	1,600.00	1,600.00	1,063.26	481.97	54.77	96.6
652720	MEDICAL SUPPLIES	1,300.00	1,300.00			1,300.00	
652910	MINOR OPERATING EQUIPMENT	600.00	2,284.00	1,684.00	243.96	356.04	84.4
652920	COMPUTER SOFTWARE	6,300.00	6,300.00		2,458.58	3,841.42	39.0
652960	MINOR HISTORICAL ARTIFACTS	1,000.00	1,000.00		589.79	410.21	59.0
652987	HARDWARE BOLTS HINGES	200.00	200.00		53.59	146.41	26.8
652989	LUMBER AND LAMINATES	100.00	100.00			100.00	
652990	OTHER OPERATING SUPPLIES	27,600.00	27,600.00	1,472.81	16,401.81	9,725.38	64.8
652991	ELECTRICAL SUPPLIER	-	-			-	
652993	LIGHT BULBS BALLAST	1,700.00	1,700.00		212.50	1,700.00	
652999	PAINTING SUPPLIES	1,100.00	1,100.00		122.67	887.50	19.3
654110	BOOKS PUBLICATIONS AND SUBSCRIPTIONS	1,200.00	1,200.00		282.00	1,077.33	10.2
654210	DUES AND MEMBERSHIPS	3,500.00	3,500.00		11,187.67	3,218.00	8.1
CAPITAL OUTLAY			**11,187.67**		**11,187.67**		**100.0**
764990	OTHER MACHINERY AND EQUIPMENT	-	11,187.67		11,187.67	-	100.0
TRANSFER CONST		**42,100.00**	**42,100.00**		**25,671.90**	**16,428.10**	**61.0**
930700	BUDGET TRANSFERS TAX COLLECTOR	42,100.00	42,100.00		25,671.90	16,428.10	61.0
RESERVES		**100.00**	**100.00**			**100.00**	
991000	RESERVE FOR CONTINGENCIES	28,400.00	28,400.00			28,400.00	
992100	RESERVE FOR ATTRITION - SALARY SAVINGS	28,300.00-	28,300.00-			28,300.00-	

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Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1108 TDC CAPITAL PROJECTS						
REVENUE Sub Total	**7,696,900.00-**	**8,154,299.21-**		**2,434,653.28-**	**5,719,645.93-**	**29.9**
REVENUE - OPERATING Sub-Total	**5,465,500.00-**	**5,465,500.00-**		**2,434,653.28-**	**3,030,846.72-**	**44.5**
314300 3% TOURIST DEVELOPMENT TAX	5,415,500.00-	5,415,500.00-		2,385,977.74-	3,029,522.26-	44.1
361170 OVERNIGHT INTEREST				29,404.87-	29,404.87	
361180 INVESTMENT INTEREST	50,000.00-	50,000.00-		19,270.67-	30,729.33-	38.5
CONTRIBUTION AND TRANSFERS Sub-Total	**2,231,400.00-**	**2,688,799.21-**			**2,688,799.21-**	
489200 CARRY FORWARD GENERAL	2,504,700.00-	2,504,700.00-			2,504,700.00-	
489201 CARRY FORWARD OF ENCUMB AMT BY ADC CODE		457,399.21-			457,399.21-	
489900 NEGATIVE 5% ESTIMATED REVENUES	273,300.00	273,300.00			273,300.00	
EXPENSE Sub Total	**7,696,900.00**	**8,154,299.21**	**40,570.54**	**1,903,469.56**	**6,210,259.11**	**23.8**
OPERATING EXPENSE		**457,399.21**	**40,570.54**	**140,000.00**	**276,828.67**	**39.5**
644600 RENT EQUIPMENT		438.49	438.49			100.0
646314 MAINTENANCE LANDSCAPING		5,594.55	563.90		5,030.65	10.1
646315 ATHLETIC COURT AND BALL FIELD MAINT		436,798.02	25,000.00	140,000.00	271,798.02	37.8
652990 OTHER OPERATING SUPPLIES		9.25	9.25			100.0
652992 ELECTRICAL CONTRACTORS		14,558.90	14,558.90			100.0
TRANSFERS	**7,125,600.00**	**7,125,600.00**		**1,715,750.00**	**5,409,850.00**	**24.1**
912017 TRANS TO 2017	3,694,100.00	3,694,100.00			3,694,100.00	
913007 TRANSFER TO 3007 AMATEUR SPORTS COMPLEX CAPIT/	3,431,500.00	3,431,500.00		1,715,750.00	1,715,750.00	50.0
TRANSFER CONST	**173,800.00**	**173,800.00**		**47,719.56**	**126,080.44**	**27.5**
930700 BUDGET TRANSFERS TAX COLLECTOR	173,800.00	173,800.00		47,719.56	126,080.44	27.5
RESERVES	**397,500.00**	**397,500.00**			**397,500.00**	
993000 RESERVE FOR CAPITAL OUTLAY	397,500.00	397,500.00			397,500.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Project Budget to Actual by Fund

Fund Prog / Com Item	Adopted Budg	Amended Budget	Commitment	Actual	Available	%Consumed
1100 BEACH PARK FACILITIES PROJECTS						
Project Total	**-**	**2,744,929.46**	**548,737.98**	**757,740.26-**	**209,002.28**	
33496 Park and Ride Beach Circulator Service		97,413.15	263.68		97,149.47	0.3
80242 Barefoot Beach ADA, replace toll booth, re-roof		205,774.89	201,861.60		3,913.29	98.1
80288 WIGGINS PASS DREDGE	100,000.00	$ 474,243.26	21,245.00		452,998.26	
80294 LIGHTNING DETECTION REG PARKS		100,000.00	132.60	25,697.40	74,170.00	25.8
80321 AOLESKY SEAWALL REPAIR		420,615.90	23,215.05		397,400.85	5.5
80330 Barefoot Bch Boardwalk & Pavilion		54,017.31	43,773.04		10,244.27	81.0
80332 Clam Pass Restroom Expansion		8,755.08	8,755.08			100.0
80333 Clam Pass Boardwalk Repair		31,791.15	11,955.15		19,836.00	37.6
80334 Clam Pass Trim Mangroves		38,805.00			38,805.00	
80344 Barefoot Beach Boardwalk Repairs		284,396.44	26,759.80		257,636.64	9.4
80348 Tigertail Beach Park Improvements		461,316.28	46,688.32	18,046.37	396,581.59	14.0
80387 Barefoot Beach Parking & Rd Seal/Stripe		567,801.00	2,801.00		565,000.00	0.5
80388 Tigertail Beach Playground		1,625.99			1,625.99	
80391 Vanderbilt Bch Boardwalk Improvements		317,443.95	12,279.00		305,164.95	3.9
80419 Vanderbilt Beach Parking Garage		385,045.87			385,045.87	
80444 Annual Beach Park Facility Cap Maint		58,286.61	8,000.00	24,480.00	25,806.61	55.7
80445 Barefoot Beach Concessions Building repairs		10,600.00			10,600.00	
80448 Clam Pass Park Improvements		40,070.00			40,070.00	
80449 Beach Parks Restroom Cleaning		7,390.37	7,159.97		230.40	96.9
80455 MI Beach Access		147,500.00	147,500.00			100.0
88038 Tigertail Beach Bathroom		282,294.60	9,738.50		272,556.10	3.4
88045 Parking Meters		19,250.00	19,250.00			100.0
88046 CP Boardwalk Replacement		177,675.02	1,820.24	867.10	174,987.68	1.5

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Project Budget to Actual by Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1105 TDC - BEACH RENOURISHMENT						
Grand Total-Fd Pg/Cl	**-**	**-**	**9,604,893.72**	**(1,670,982.36)**	**(7,933,911.36)**	**0.0**
50154 Hurricane Irma		583,745.22			583,745.22	
50280 HURRICANE IAN		11,746,972.95	2,526,354.11	24,536.04	9,196,082.80	21.7
50308 Beach Park Facility- Lowdermilk		200,000.00			200,000.00	
50320 HURRICANE MILTON		5,038,978.00	3,990,451.73	982,448.90	66,077.37	98.7
80165 County Beach Analysis	25,000.00	38,915.80			38,915.80	
80171 Beach Tilling	30,000.00	222,379.00			222,379.00	
80288 Wiggns Pass Dredge	100,000.00	474,243.26	21,245.00		452,998.26	4.5
80321 Ann Olesky Sea Wall Repair		420,615.90	23,215.05		397,400.85	5.5
80366 Coastal Resiliency	500,000.00	2,227,896.63			2,227,896.63	
80378 Beach Tractor Shelter		22,348.86			22,348.86	
80407 Jolly Bridge Parcel 101 Sect 4		46,624.60			46,624.60	
88032 Clam Pass Dredge Pelican Bay	20,000.00	579,148.24		48,000.00-	627,148.24	8.3-
90007 TIGERTAIL LAGOON	380,000.00	380,000.00	350,000.00		30,000.00	92.1
90020 TDC - Administratin	75,000.00	538,964.94			538,964.94	
90033 Near Shore Hard Bottom Monitoring	230,000.00	616,531.00	250,336.40	56,136.38	310,058.22	49.7
90044 Vegetation Repairs-Exotic Removal		147,866.11			147,866.11	
90065 FDEP LGFR ANALYSIS	25,000.00	54,902.94	4,627.35		50,275.59	8.4
90066 VANDERBILT BEACH MAINTENANCE	1,750,000.00	5,944,485.28		1,802.00	5,942,683.28	0.0
90067 PARK SHORE BEACH MAINTENANCE		7,575,054.58	1,973,413.55	3,947,620.68	1,654,020.35	78.2
90068 NAPLES BEACH ENGINEERING	1,750,000.00	3,171,206.56		2,193.00	3,169,013.56	0.1
90069 CLAM PASS BEACH MAINTENANCE		380,253.44			380,253.44	
90071 MARCO ISLAND S MAINTENANCE	200,000.00	586,022.67	19,054.00	13,340.77-	580,309.44	1.0
90072 COLLIER CREEK JETTY		4,120,039.98	111,761.47		4,008,278.51	2.7
90076 Tigertail Beach Renourishment & pass widening/veg	25,000.00	75,000.00			75,000.00	
90077 Beach Emergency Response		547,574.82	149,309.30		398,265.52	27.3
90096 Naples Pier Annualized Repair		2,600,014.00			2,600,014.00	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Project Budget to Actual by Fund

90297	Shorebird Monitoring	25,000.00	211,757.31			211,757.31	
90527	County/Naples Beach Renourishment	200,000.00	657,302.78	15,000.00	185,000.00	457,302.78	30.4
90533	Beach Cleaning	500,300.00	1,085,228.18	11,528.76	280,185.48	793,513.94	26.9
90536	County/Naples Beach Monitoring 2004	170,000.00	231,515.75	158,597.00		72,918.75	68.5
90549	Doctors Pass Dredging	50,000.00	273,086.14			273,086.14	

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Project Budget to Actual by Fund

Fund Prog / Com Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
1108 TDC CAPITAL PROJECTS						
88450 2023 U.S. Open Pickleball ENCP		457,399.21	40,570.54	140,000.00	276,828.67	39.5

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Project Budget to Actual by Fund

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
3007 SPORTS COMPLEX CAPITAL (Fund Not Included in Summary)						
50156 Amateur Sports Complex	3,745,700.00	15,411,054.80	828,603.15	311,283.64	14,271,168.01	7.4

Tourist Development Tax Funds
Budget to Actual Report - FY 2025 - QTR 2
Debt Service Fund (2017)

Commit Item / Fund Ctr	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
2017 TDT REV BOND 2018 (Not Included in Summary)	-	-	-	3,698,895.75	3,698,895.75-	0.0
REVENUE Sub Total	**6,262,600.00-**	**6,262,600.00-**		**23,165.67-**	**6,239,434.33-**	**0.4**
REVENUE - OPERATING Sub-Total	**5,000.00-**	**5,000.00-**		**23,165.67-**	**18,165.67**	**463.3**
361170 OVERNIGHT INTEREST	-	-	-	5,300.79-	5,300.79	
361180 INVESTMENT INTEREST	(5,000.00)	(5,000.00)	-	17,864.88-	12,864.88	357.3
CONTRIBUTION AND TRANSFERS Sub-Total	**6,257,600.00-**	**6,257,600.00-**			**6,257,600.00-**	**0.0**
411108 TRANSFER FROM 1108 TDC CAPITAL	3,694,100.00-	3,694,100.00-			3,694,100.00-	
489200 CARRY FORWARD GENERAL	2,563,800.00-	2,563,800.00-			2,563,800.00-	
489900 NEGATIVE 5% ESTIMATED REVENUES	300.00	300.00			300.00	
EXPENSE Sub Total	**6,262,600.00**	**6,262,600.00**		**3,719,375.00**	**2,543,225.00**	**59.4**
OPERATING EXPENSE	**3,500.00**	**3,500.00**		**1,250.00**	**2,250.00**	**35.7**
632500 ARBITRAGE SERVICES	3,500.00	3,500.00		1,250.00	2,250.00	35.7
GRANTS AND DEBT SERVICE	**3,728,200.00**	**3,728,200.00**		**3,718,125.00**	**10,075.00**	**99.7**
871100 PRINCIPAL BONDS	1,255,000.00	1,255,000.00		1,255,000.00		100.0
872100 INTEREST BONDS	2,463,200.00	2,463,200.00		2,463,125.00	75.00	100.0
873100 FISCAL AGENT'S FEES	10,000.00	10,000.00		-	10,000.00	
RESERVES	**2,530,900.00**	**2,530,900.00**		**-**	**2,530,900.00**	
992000 RESERVE FOR DEBT SERVICE	2,530,900.00	2,530,900.00		-	2,530,900.00	

Sports Complex Funds

Budget to Actual Report - FY 2025 - Qtr 2

Summary Revenue and Expense

Fund 1109*

Fund / Comm Item	Adopted Budget	Amended Budget	Commitment	Actual	Available	%Consumed
REVENUE Sub Total	**10,458,000.00-**	**11,009,293.92-**		**3,964,477.06-**	**7,044,816.86-**	**36.0**
REVENUE - OPERATING Sub-Total	4,005,800.00-	4,005,800.00-		2,216,827.06-	1,788,972.94-	55.3
CONTRIBUTION AND TRANSFERS Sub-Total	6,452,200.00-	7,003,493.92-		1,747,650.00-	5,255,843.92-	25.0
EXPENSE Sub Total	**10,458,000.00**	**11,009,293.92**	**3,054,549.37**	**3,962,825.69**	**3,991,918.86**	**63.7**
PERSONAL SERVICE	692,900.00	692,900.00	50,668.00	268,185.86	374,046.14	46.0
OPERATING EXPENSE	6,836,700.00	7,704,597.30	2,984,428.37	3,556,901.21	1,163,267.72	84.9
CAPITAL OUTLAY	683,500.00	868,896.62	19,453.00	137,738.62	711,705.00	18.1
RESERVES	2,244,900.00	1,742,900.00		-	1,742,900.00	0.0

*Not included in rollup totals

Independent Professional Tourism Impact Study

Pickleball Courts Project

Prepared for:
Collier County, Florida
3299 Tamiami Trail East
Naples, FL 34112





Prepared by:

ADEPT PUBLIC RELATIONS, LLC
April 2025

ADEPT
Strategy & Public Relations

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EXECUTIVE SUMMARY

The Collier County Parks and Recreation Division requested an Independent Professional Tourism Impact Study to assess how proposed infrastructure improvements—outlined in the Third Extension and Amendment of the Sponsorship Agreement between Collier County and Spirit Promotions for the 2026–2032 US Open Pickleball Championships—will affect tourism-related business in Collier County, Florida.

This study is required under Florida Statute § 125.0104(6)(e) for capital projects funded by tourist development tax revenues. The Collier County Tourist Development Council (TDC), a nine-member advisory body, makes recommendations to the Board of County Commissioners on how such revenues should be spent. As part of this statutory requirement, this report provides a professional, independent analysis of the proposed project's potential impact on tourism.

The agreement includes the expenditure of up to one million dollars ($1,000,000) in tourist development tax funds for capital improvements at East Naples Community Park, home of the US Open Pickleball Championships. These improvements include a new championship court with a waterproof canopy and sound system enhancements designed to elevate the tournament experience and accommodate future growth. Additionally, a new elite training academy will be launching in the fall of 2025 under former pro Justin Romero.

Over the last decade, the US Open Pickleball Championships have become a signature event in Collier County, drawing over 50,000 attendees and 3,250 athletes in 2024 alone. Year-over-year visitor growth and an 18% increase in hotel revenue metrics (ADR and RevPAR) underscore the event's growing economic impact. With 2025 attendance projected to exceed 60,000 spectators, the proposed improvements are expected to sustain and amplify this momentum—benefiting local hotels, restaurants, retail, and vacation rentals while reinforcing Collier County's status as the global hub for pickleball tourism.

In our professional opinion, the proposed infrastructure improvements set forth in the amended agreement will have a positive and measurable impact on tourism and tourism-related businesses in Collier County, Florida.

Sincerely,

ADEPT Public Relations, LLC



Dana Pollitt
President



Stephanie Rosendorf-Diaz, Esq.
Senior Strategist

INTRODUCTION & OBJECTIVES

Collier County, Florida, is a popular destination for visitors and residents alike. Well known for its beaches, shopping, dining, and recreational activities, the City of Naples, located in Collier County, is considered the "Pickleball Capital of the World."[1] Home to the US Open Pickleball Championships since 2016, it naturally follows that infrastructure improvements for pickleball courts has been a priority for local government and community stakeholders.

Specifically, the proposed project agreement at the center of this study provides for the construction of a new championship court with a waterproof canopy at East Naples Community Park's National Pickleball Center, which will be located immediately adjacent to the current championship court. The project also includes the installation of a new sound system distributed throughout East Naples Community Park. With an estimated cost of two million dollars ($2,000,000) for the project, Spirit Promotions will commit up to one million dollars ($1,000,000) toward the cost of capital improvements, and the remaining, not to exceed $1,000,000, will come from Collier County Government. Tourist development taxes are proposed to finance the portion of the expense that will be funded by the county.

It should be noted that this study is not meant to be used for future projects or master plans envisioned at East Naples Community Park. Should tourist development taxes be proposed to help fund future projects, those projects would require separate professional studies under Florida law. Further, this study is not meant to be a substitute for an independent economic impact or economic feasibility study and is guided by the limited scope as outlined in the Study Methodology section of this report and Florida statute.

Existing Pickleball Courts at East Naples Community Park



[1] Judy Leand, "What makes Naples the Pickleball Capital of the world?" Community Playmaker (Apr. 5, 2023), https://communityplaymaker.com/spotlight/what-makes-naples-the-pickleball-capital-of-the-world/.

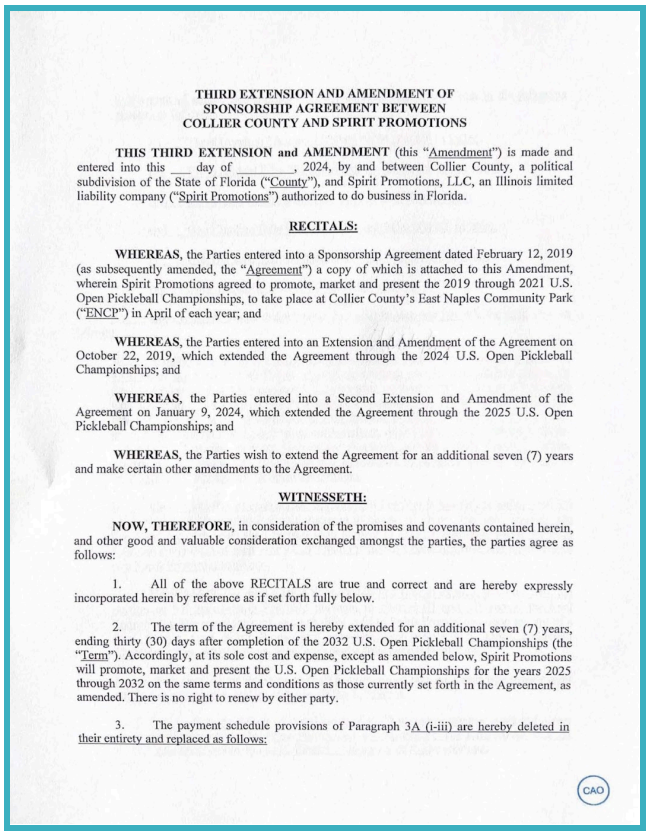
STUDY METHODOLOGY

As referenced in the Executive Summary, this Tourism Impact Study was conducted as required by Fla. Stat. § 125.0104(6)(e). Relevant sections of the statute are included here, as follows:

> *6. To acquire, construct, extend, enlarge, remodel, repair, improve, maintain, operate, or finance public facilities within the boundaries of the county or subcounty special taxing district in which the tax is levied, if the public facilities are needed to increase tourist-related business activities in the county or subcounty special district and are recommended by the county tourist development council created pursuant to paragraph (4)(e). Tax revenues may be used for any related land acquisition, land improvement, design and engineering costs, and all other professional and related costs required to bring the public facilities into service. As used in this subparagraph, the term "public facilities" means major capital improvements that have a life expectancy of 5 or more years, including, but not limited to, transportation, sanitary sewer, solid waste, drainage, potable water, and pedestrian facilities. Tax revenues may be used for these purposes only if the following conditions are satisfied:*
>
> > *a. In the county fiscal year immediately preceding the fiscal year in which the tax revenues were initially used for such purposes, at least $10 million in tourist development tax revenue was received;*
> > *b. The county governing board approves the use for the proposed public facilities by a vote of at least two-thirds of its membership;*
> > *c. No more than 70 percent of the cost of the proposed public facilities will be paid for with tourist development tax revenues, and sources of funding for the remaining cost are identified and confirmed by the county governing board;*
> > *d. At least 40 percent of all tourist development tax revenues collected in the county are spent to promote and advertise tourism as provided by this subsection; and*
> > ***e. An independent professional analysis, performed at the expense of the county tourist development council, demonstrates the positive impact of the infrastructure project on tourist-related businesses in the county.***

While conducting the study, our team completed a site visit, interviewed several individuals, and reviewed documents, presentations, resolutions, news articles, and other relevant materials to have a thorough understanding of project characteristics as well as the history of pickleball in Collier County. We evaluated the existing conditions while considering the benefits of the project for the project area and the greater community when making conclusions for this study. Additionally, we reviewed a presented project master plan that is not part of the infrastructure improvements being contemplated as part of this independent study, but was worth examining, as it relates to potential future development plans and improvements at East Naples Community Park.

PROJECT FUNDING



THIRD EXTENSION AND AMENDMENT OF
SPONSORSHIP AGREEMENT BETWEEN
COLLIER COUNTY AND SPIRIT PROMOTIONS

THIS THIRD EXTENSION and AMENDMENT (this "Amendment") is made and entered into this ___ day of _____, 2024, by and between Collier County, a political subdivision of the State of Florida ("County"), and Spirit Promotions, LLC, an Illinois limited liability company ("Spirit Promotions") authorized to do business in Florida.

RECITALS:

WHEREAS, the Parties entered into a Sponsorship Agreement dated February 12, 2019 (as subsequently amended, the "Agreement") a copy of which is attached to this Amendment, wherein Spirit Promotions agreed to promote, market and present the 2019 through 2021 U.S. Open Pickleball Championships, to take place at Collier County's East Naples Community Park ("ENCP") in April of each year; and

WHEREAS, the Parties entered into an Extension and Amendment of the Agreement on October 22, 2019, which extended the Agreement through the 2024 U.S. Open Pickleball Championships; and

WHEREAS, the Parties entered into a Second Extension and Amendment of the Agreement on January 9, 2024, which extended the Agreement through the 2025 U.S. Open Pickleball Championships; and

WHEREAS, the Parties wish to extend the Agreement for an additional seven (7) years and make certain other amendments to the Agreement.

WITNESSETH:

NOW, THEREFORE, in consideration of the promises and covenants contained herein, and other good and valuable consideration exchanged amongst the parties, the parties agree as follows:

1. All of the above RECITALS are true and correct and are hereby expressly incorporated herein by reference as if set forth fully below.

2. The term of the Agreement is hereby extended for an additional seven (7) years, ending thirty (30) days after completion of the 2032 U.S. Open Pickleball Championships (the "Term"). Accordingly, at its sole cost and expense, except as amended below, Spirit Promotions will promote, market and present the U.S. Open Pickleball Championships for the years 2025 through 2032 on the same terms and conditions as those currently set forth in the Agreement, as amended. There is no right to renew by either party.

3. The payment schedule provisions of Paragraph 3A (i-iii) are hereby deleted in their entirety and replaced as follows:

CAO

Regarding project funding, in August of 2024, the Collier County Tourist Development Council (TDC) unanimously recommended that Collier County spend $2.09 million in tourist development tax funds to extend a sponsorship agreement and build six more covered US Pickleball Open Championship courts.

Specifically, the TDC recommended spending $1.05 million over seven years to extend Spirit Promotions' agreement for the 2026-2032 championships and up to one million dollars ($1,000,000) for a new sound system at East Naples Community Park and six championship courts covered by a waterproof canopy that also will house the US Open Pickleball Academy.[2] Spirit Promotions will match the $1,000,000 capital improvements payment. The vote includes spending up to $40,000 for an infrastructure project study, which is required by the state to demonstrate the project improvements will have a positive impact on tourism-related business activities in the County.

Thereafter, the Collier County Board of County Commissioners voted unanimously on September 24, 2024 to spend $1.05 million over seven years to extend Spirit Promotions' agreement for the 2026-2032 championships, and up to one million dollars for a new sound system and six new championship courts covered by a waterproof canopy that also will house the US Open Pickleball Academy. Spirit Promotions will match the county's $1 million capital improvements payment.[3]

Please see Appendix Items A and B for more information on the funding agreements referenced above.

[2] Swift, A., "Collier TDC recommends long-term US Open Pickleball Championship contract," Gulf Shore Business (Aug. 21, 2024), https://www.gulfshorebusiness.com/collier-tdc-recommends-long-term-us-open-pickleball-championship-contract/.
[3] Swift, A., "Collier OKs long-term pickleball contract, improvements," Naples Press (Oct. 4, 2024), https://www.naplespress.com/2024/10/04/collier-oks-long-term-pickleball-contract-improvements/

PROJECT LOCATION AND PROJECT CONDITIONS

EXISTING PROJECT CONDITIONS

The site of this project is the National Pickleball Center (NPC), a publicly owned, privately operated facility located at East Naples Community Park at 3500 Thomasson Drive, Naples, Florida 34112. As the largest pickleball training facility in the world, the NPC has fifty-nine (59) pickleball courts and six (6) championship courts available to members of the public.[4] The proposed project is located in the area identified in the map below as courts 34-39.

US Open National Pickleball Center Campus Map



[4] Bob Bowman, email message to study authors, April 10, 2025.

In addition to the 59 pickleball courts and six pickleball championship courts, the site also contains a Pickleball Welcome Center and a National Pickleball Center (NPC) offering clinics, training, match play, and retail sales and rentals. The Center also hosts an elite NPC Training Academy.

The aerial image below on the far left-hand side of the page is of East Naples Community Park and the existing pickleball courts and other facilities. The proposed project is located in the southeastern corner of the park, which includes six existing pickleball courts (far right-hand side image below). The proposed project location is immediately adjacent to the south of the existing blue canopy-covered pickleball courts. The blue canopy-covered pickleball courts are currently where the US Open Pickleball Championship matches are played. The US Open Pickleball Championships, which have taken place at East Naples Community Park since 2016, have been described as "a mesmerizing spectacle that attracts top players from around the globe where visitors can witness jaw-dropping action, feel the electric energy, and become a part of history in the making."[5] More information and details on the US Open Pickleball Championships will be discussed in later sections of this document.



[5]East Naples Community Park, Collier County Parks & Recreation, https://www.collierparks.com/collier_park/east-naples-community-park/.

FINISHED PROJECT AND FUTURE ACTIVITIES

As mentioned in prior sections of this report, the project's completion includes a new championship court at East Naples Community Park with a waterproof canopy located immediately adjacent to the current championship court. This court will also house the National Pickleball Center Training Academy. Further, there will be a new sound system throughout the park.

According to Bob Bowman, business partner of Pickleball4America co-founder and CEO Mike Dee, the National Pickleball Center Training Academy currently employs 17 instructors and anticipates delivering approximately 12,000 hours of instruction in 2025—representing a 20% increase over 2024. Historically, more than 80% of all instruction takes place between November and April. Looking ahead, the Academy's goals are twofold: first, to enhance and expand instruction during the busy season, and second, to launch and grow the Academy's presence during the traditionally slower off-season months.[6]

The Academy will launch its promotional efforts during this year's 2025 US Open. The Academy's programming will focus on offering mixed, multi-day sessions that combine intensive pickleball instruction in the morning or afternoon with a variety of curated local experiences in Naples. These include beach outings, golf, shopping excursions, dining, spa and beauty treatments, biking, and visits to top attractions such as the zoo and botanical gardens. The Academy is actively engaging with hotels in the area to offer these packages as a comprehensive, pickleball-centered vacation experience that also highlights the many other amenities and activities Naples has to offer.

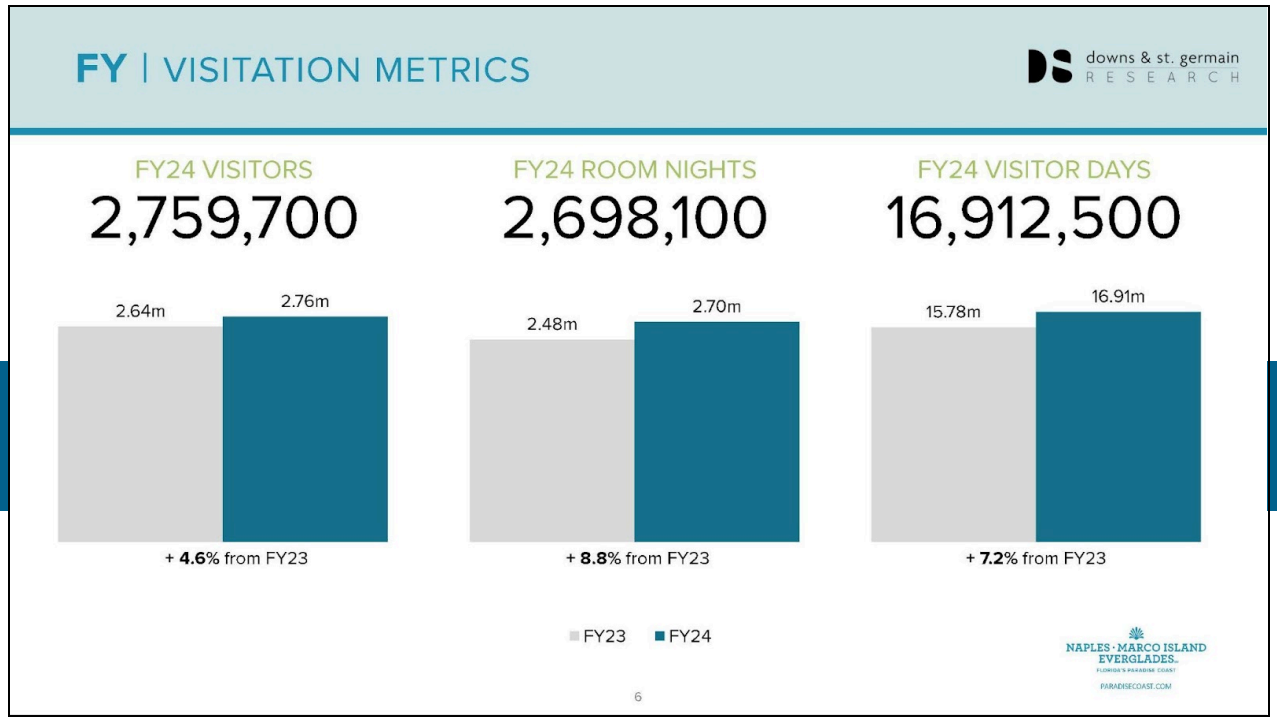
As will be discussed within the following sections of this report, the tourism industry is a critical component of Collier County's economy. With pickleball an increasingly popular recreational activity and the region's reputation as a world-class sports destination, once finished, the project improvements are expected to attract more players and visitors. Thus, the improvements will help contribute to increased tourism numbers, which is a key priority for Collier County government.[7]

[6] Bob Bowman, email message to study authors, April 10, 2025.
[7] Agendas & Minutes - Collier County Board of County Commissioners Meeting - November 12, 2024, https://colliercofl.portal.civicclerk.com/event/96/files/attachment/2403

TOURISM IN COLLIER COUNTY, FLORIDA

Tourism is a primary economic engine in Collier County, Florida.[8] As a whole, Collier County residents benefit from the tourism industry through enhanced amenities in the community and through tax savings, as tourist development taxes pay for local beach renourishment, inlet management, beach park facilities programs, county museum operations, special events, destination marketing through the Convention and Visitors Bureau (CVB), and promotion of local tourism businesses.[9]

According to the Naples - Marco Island - Everglades Convention and Visitor's Bureau (CVB), in Fiscal Year 2024, the region had over 2.7 million visitors, an increase of 4.6% from FY 2023.[10] Along with an increase in visitors came an 8.8% increase in FY 2024 room nights and a 7.2% increase in visitor days.



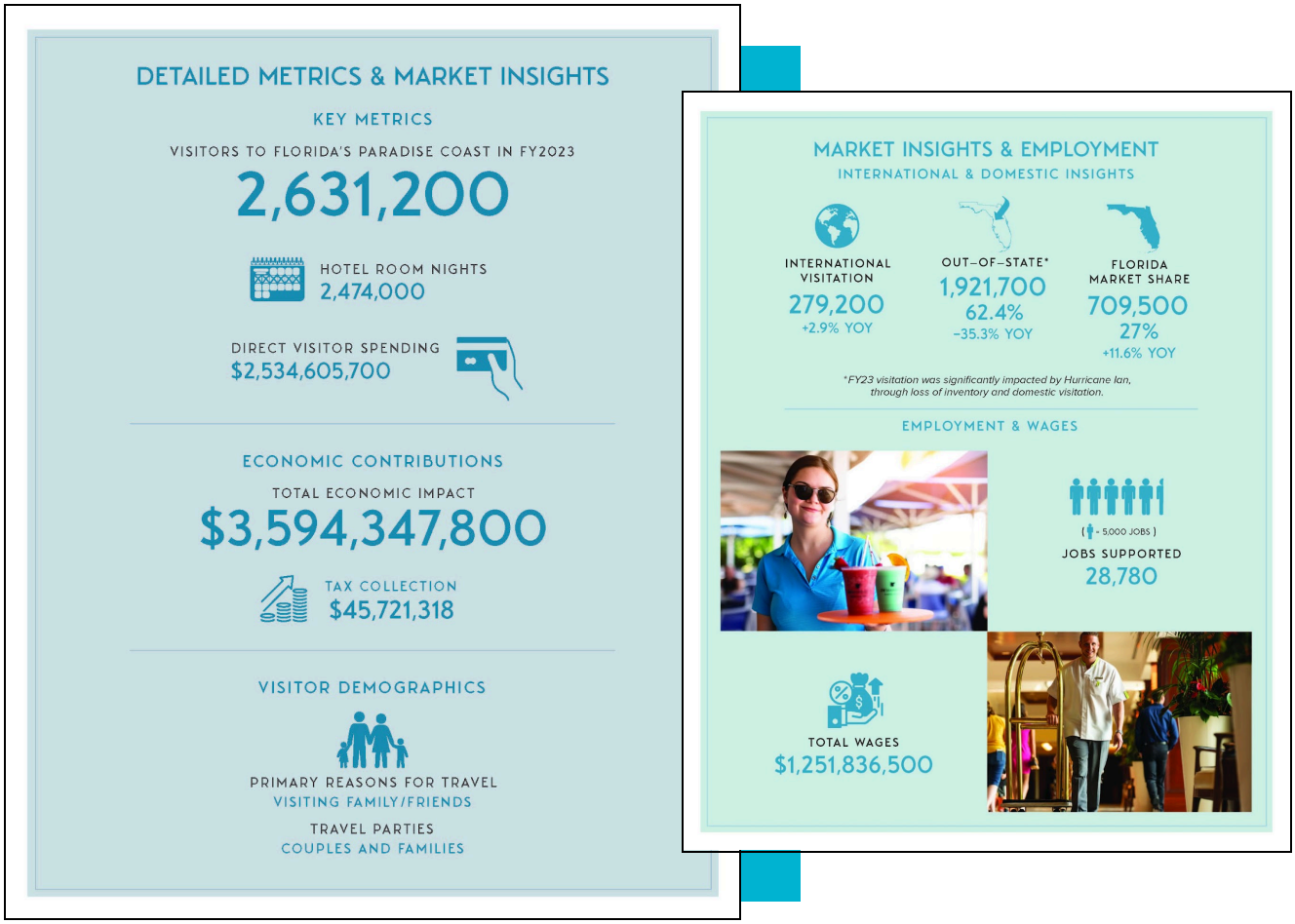
Source: Naples, Marco Island, Everglades Convention & Visitors Bureau (CVB) FY 2024 Annual Report

[8] Collier County, Tourist Development Council, Collier County Government, https://www.colliercountyfl.gov/government/advisory-boards-and-authorities/tourist-development-council
[9] Ibid.
[10] Naples-Marco Island-Everglades Florida's Paradise Coast, FY2024 Annual Report, last accessed Apr. 08, 2025,, https://www.paradisecoast.com/sites/default/files/2024-12/Naples%20Marco%20Island%20Everglades%20FY2024%20Report%20-%20ADA%20Compliant.pdf

COLLIER COUNTY TOURISM IMPACT BY THE NUMBERS

While Hurricane Ian brought tourism challenges to the Paradise Coast region in the first quarter of FY 2023, the region showed great resilience, in large part due to its appeal to international markets and group business.[11] In fact, direct visitor spending in FY 2023 generated $2,534,605,700, with a total of 1,631,200 visitors to Florida's paradise coast and nearly $46 million in revenue generated from tourist development taxes.[12]

Regarding impact on employment and wages, tourism supported 28,780 jobs and total wages of $1,251,836,500 in FY 2023 in Collier County.[13]



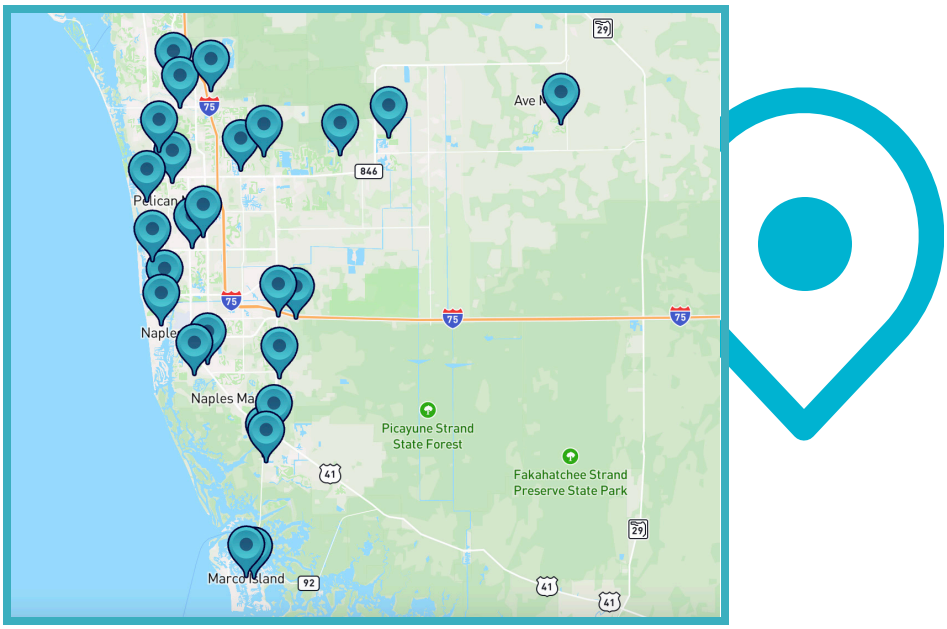
Source: Naples, Marco Island, Everglades CVB FY2023 Tourism Impact Report

[11] Tusa, J., & Naples, Marco Island, Everglades CVB. (2023). FY2023 Tourism Impact Report, https://www.paradisecoast.com/sites/default/files/2024-07/CCT-0833_-_FY23_Annual_Report_Website_Blog_-_Proof2.pdf
[12] Ibid.
[13] Ibid.

PICKLEBALL IN COLLIER COUNTY, FLORIDA

Overall, pickleball has witnessed explosive growth in the United States over the last decade. According to the Sports & Fitness Industry Association (SFIA), pickleball is one of the fastest-growing sports in America, with participation rates increasing by over 21% in 2021 alone.[14] As mentioned, the City of Naples, located within Collier County, is known as the "Pickleball Capital of the World," attracting players of all skill levels. The area contains numerous pickleball courts in both public and private facilities.[15] Collier County is the home of several major tournaments, most prominently the US Open Pickleball Championships at the National Pickleball Center (NPC) at East Naples Community Park.

In addition to East Naples Community Park, the graphic below from Pickleheads.com displays approximately 25 sites and facilities across Collier County that contain approximately 178 pickleball courts, illustrating the extraordinary popularity of the sport in the region, which continues to grow for both residents and visitors of Collier County, Florida.



Source: Pickleheads.com

[14] "As Pickleball Continues Unprecedented Growth in Every Age Group and Region for Third Straight Year, Significant Investments Still Needed for Court and Facility Demand," SFIA (2024), https://sfia.org/resources/as-pickleball-continues-unprecedented-growth-in-every-age-group-and-region-for-third-straight-year-significant-investments-still-needed-for-court-and-facility-demand/

[15] "Naples Earns Its Title as the Pickleball Capital of the World," Naples Florida Life (Apr. 26, 2024), https://naplesfloridalife.com/articles/b/naples-earns-its-title-as-the-pickleball-capital-of-the-world.

IMPACT OF US OPEN PICKLEBALL CHAMPIONSHIPS ON LOCAL TOURISM & THE ECONOMY



US Open Pickleball Championships set records

BY AISLING SWIFT JULY 23, 2024 PHOTO CREDIT:GETTY IMAGES

Overall, one of the most direct ways pickleball impacts local economies through tourism is with pickleball tournaments that attract thousands of participants and spectators.[16] These tournaments often take place over several days, filling local hotels, restaurants, and shops with visitors.

For example, the 2024 US Open Pickleball Championships at East Naples Community Park from April 26-May 3, 2024 aired on CBS Sports Network and drew top players worldwide, including No. 1 champion Anna Leigh Waters.[17]

According to the Naples, Marco Island, Everglades Convention & Visitors Bureau (CVB), there have been noticeable increases year-over-year in the number of visitors and overnight trips at the US Open Pickleball Championships since it was first hosted at East Naples Community Park in 2016.[18] In fact, according to the CVB, nearly all Florida registrants in 2024 came from outside Collier and Lee Counties, with Miami-Ft. Lauderdale being #1, followed by Tampa, St. Petersburg, and Orlando, which includes Daytona and The Villages.

Speaking about the tournament's success, Pickleball4America co-founder and CEO Mike Dee notes that "It was by all accounts the most successful and most well-attended US Open Pickleball Championships in history."[19] The 2024 championship drew 51,000 visitors, up from 41,000 in 2023, including 3,250 players and 460 pros, compared with 850 players and 6,000 spectators in 2016. Additional statistics included the following:

- Medals were awarded in more than 260 events, plus a record $150,000 in prize money.
- For 2,800 spots in 5,000 matches, there were 5,200 registrants from 50 states and 31 countries.
- 73% of participants were 50 years or older, and 42% were women.
- Admission is free, except for the championship court area, where there were three buyers for each ticket.

[16] The Economic Impact of Pickleball: How the Sport is Boosting Local Economies, Kona, Sept. 4, 2024, at https://konaoficialusa.com/blogs/news/the-economic-impact-of-pickleball?srsltid=AfmBOooJFMxc3i0q6CmYXi8c3ZdCpOSQdbdVA5NWis_o5xwVFKqHIU5y.

[17] Swift, A., US Open Pickleball Championships set records, Gulfshore Business (Jul. 23, 2024), https://www.gulfshorebusiness.com/us-open-pickleball-championships-set-records/

[18] Pickleball4America US Open Pickleball Championships Presentation (available in Appendix)

[19] US Open Pickleball Championships set records, Gulfshore Business, Oct. 4, 2024, at https://www.gulfshorebusiness.com/us-open-pickleball-championships-set-records/.

According to Pickleball4America, the number of players in the US Open Pickleball Championships has increased from 850 players in 2016 to 3,250 players in 2024.[20] There were also 6,000 spectators in 2016, but by 2024, over 50,000 were in attendance. The events were also live-streamed on CBS Sports Network, Pickleball Channel, and other Pickleball TV platforms. The total audience reach of the three broadcast platforms was 14.74 million people with a total broadcast value of $515,000.

Year-over-Year Insights

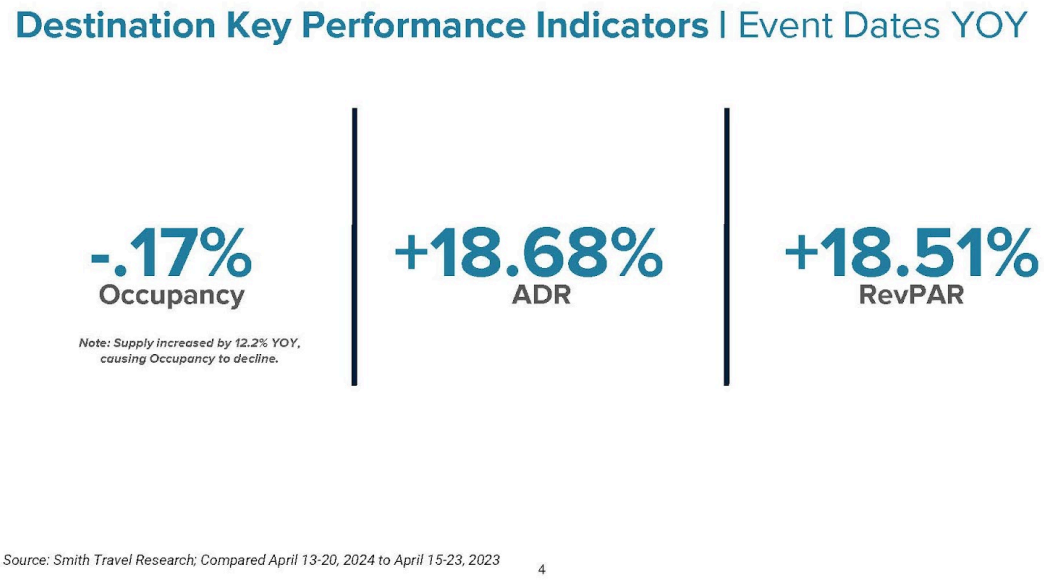
US OPEN HISTORY	2016	2017	2018	2019	2021	2022	2023	2024
Players	850	1200	1900	2100	2100	2880	3048	3250
States Represented	36	42	47	48	48	49	50	50 STATES 31 Countries in 2024
Spectators	6,000+	8,000+	9,000+	17,000+	24,000+	35,000+	39,500+	50,000+

Source: *Pickleball4America US Open Pickleball Championships*

There were also noticeable increases in the share of visitors and share of overnight trips at the 2024 US Open Pickleball Championships compared to 2023, and nearly all Florida registrants came from areas outside Collier and Lee Counties.[21] The top five Visitor Market Areas for the 2024 tournament were 1-Miami-Fort Lauderdale, 2-Tampa-St, Petersburg, 3-Orlando-Daytona Beach-Melbourne, 4-Chicago, followed by 5-New York.

[20] Pickleball4America US Open Pickleball Championships Presentation (available in Appendix)

[21] *Smith Travel Research; Compared April 13-20, 2024 to April 15-23, 2023 (from Spirit 2024 Presentation)*



Further, according to Smith Travel Research, average daily rates (ADR) and revenue per available room (RevPAR) increased year over year (2024 compared to 2023) by 18.68% and 18.51%, respectively.[22] For the purpose of this tourism impact study, rising ADR and RevPAR during events can indicate that the event is attracting visitors who are spending more and increasing demand.

ESTIMATED 2025 US OPEN PICKLEBALL CHAMPIONSHIPS ATTENDANCE & SPENDING

Using linear growth, a conservative approach, and based on attendance from the US Open Pickleball Championships in 2022, 2023, and 2024, the 2025 US Open Pickleball Championships could have an estimated ~3,450 to 3,500 players and 60,000+ spectators. Regarding visitor spending potential, with ADR and RevPAR both increasing by ~18.5% from 2023 to 2024, if visitation grows similarly for the 2025 championships, a 15–20% increase in hotel and local tourism revenue is a reasonable estimate.

Players:

2022: 2,880
2023: 3,048 → +168
2024: 3,250 → +202
2025 estimate: ~3,450 to 3,500

Spectators:

2022: 35,000
2023: 39,500 → +4,500
2024: 50,000 → +10,500
2025 estimate: If this growth keeps pace, 60,000+ spectators is realistic.

[22] Ibid.

COMPARISON AND COMPETITIVE ADVANTAGE

Compared to other major pickleball events nationwide, which most often host between 500 to 1,500 players and regional audiences, the US Open Pickleball Championships attracted over 3,250 athletes and more than 50,000 spectators in 2024.[23] In fact, one of the event's taglines is "The Biggest Pickleball Party in the World®!"[24]

Unlike many events that rotate locations or rely on temporary setups, Collier County benefits from the permanent East Naples Community Park facility, which hosts 64 courts and has become a year-round destination for the sport.

This infrastructure gives Collier County a strategic advantage in retaining and growing the event, while also supporting tourism all year round. In fact, for this year's (2025) tournament, the US Open Player Lottery exceeded previous records with over 6,000 players from all 50 states and 40 countries entering for their chance to participate.[25] The combination of size, venue quality, and number of visitors drawn to the site positions Collier County as a national leader in pickleball tourism.

Furthermore, as an established and robust local pickleball community, Collier County fosters a welcoming environment for pickleball enthusiasts of all levels, enriching the tourism experience with a sense of belonging and making it more likely for visitors to return.



[23] Swift, A., US Open Pickleball Championships set records, Gulfshore Business (Jul. 23, 2024), https://www.gulfshorebusiness.com/us-open-pickleball-championships-set-records/

[24] US Open Pickleball Championships - Registration, US Open Pickleball (accessed Apr. 1, 2025), https://www.usopenpickleball.com/event-guide/registration

[25] The 2025 US Open Pickleball Championships is Set for a Record-Breaking Year, The Pickler (Mar. 20, 2025), https://thepickler.com/pickleball-blog/2025-us-open-pickleball-record-year/

STAKEHOLDER INPUT & LOCAL/VISITOR PERSPECTIVE

On Friday, February 21, 2025, Mr. Dana Pollitt from ADEPT visited East Naples Community Park and took a tour of the entire facility. During the site visit, Mr. Pollitt interviewed Collier County Division Director for Parks & Recreation, Mr. James Hanrahan, along with Mr. Michael Ossorio, Regional Manager, Collier County Parks & Recreation, and Mr. Bob Bowman, Co-Founder of Pickleball4America, the National Pickleball Center, and the US Open Pickleball Championship.

As part of the site visit, we spoke to players and employees at the facility. We acknowledged a large number of players and visitors were from out of state by talking with them and by walking up and down the parking lots, looking at vehicle license plates from around the country. Several members mentioned that they reside in Collier County as a second home, while others were on vacation and wanted to experience the facility. Some players indicated they have been playing for years, are repeat customers, or returning members at the facility. Each indicated plans to return to the facility.

Further, community stakeholders have spoken on the record at public meetings in support of the US Open Pickleball Championships and the positive economic impact generated by the tournament at East Naples Community Park. For example, at the September 24, 2024, Collier County Commission meeting, Paige Rhodes, sales director for Edgewater Beach Hotel and Capri Inn, said the following:

"This event brings increased visitors to our hotels during a time that we historically see a slowdown after Easter," Rhodes said. "We have seen the positive impacts of this event and have seen increased occupancy year-over-year during the championship dates. … I am excited to see the launch of the Pickleball Academy and think this will be a positive addition for our residents, as well as attract more guests to our hotels during needed times."[26]

Additionally, Mike Dee, co-founder and Chairman of Pickleball4America, the organization that owns the US Open Pickleball Championships, has stated that Pickleball4America's ultimate goal is "nearly doubling participation to 6,000 players in coming years and adding more courts to match—part of a master plan submitted to the county."[27] In fact, in the fall of 2025, a new pickleball academy is starting at the project site and will be led by Justin Romero, a former Top 30 pickleball professional. This new offering will provide a unique training opportunity that will further cement Collier County as the pickleball capital and attract additional players and pickleball enthusiasts who will contribute to the local economy when coming to train at the facility.

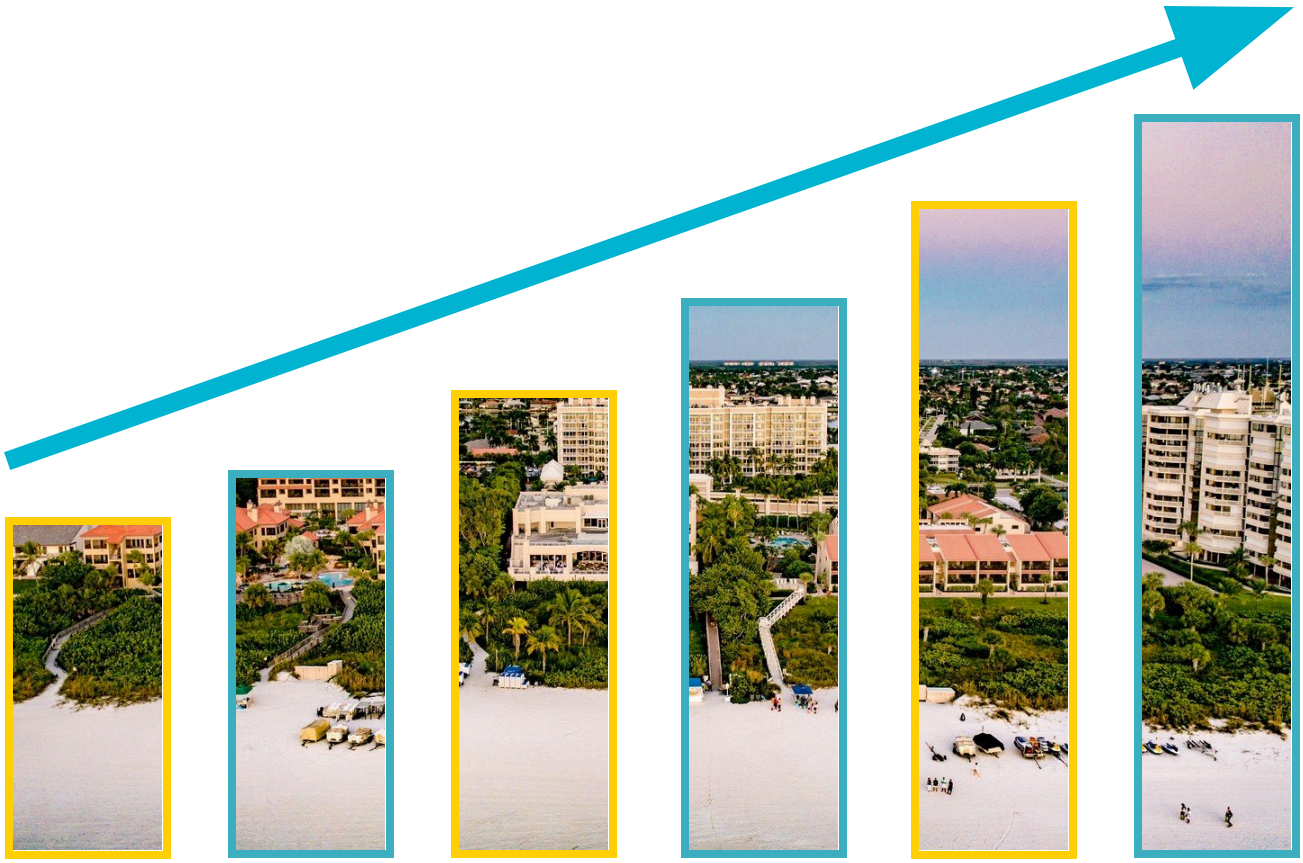
[26] Swift, A., "Collier OKs long-term pickleball contract, improvements," Naples Press (Oct. 4, 2024), https://www.naplespress.com/2024/10/04/collier-oks-long-term-pickleball-contract-improvements/

[27] Samantha Garbarini, "Naples Pickleball Evolution: US Open Championship Under New Leadership," Gulfshore Life (Mar. 31, 2025), https://gulfshorelife.com/wellness/sporting-life/pickleballs-new-era-in-naples/

LODGING

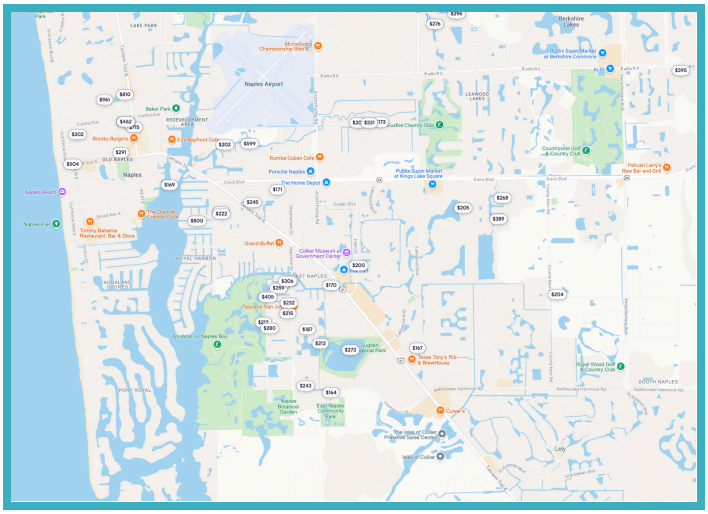
Collier County collects millions of dollars each year from hotel bed taxes, with revenue increasing as more tourists come to Collier County. In terms of lodging trends, according to the Naples-Marco Island-Everglades Convention and Visitors Bureau (CVB), hotel occupancy was 4.4% higher (66.9%) in December 2024 compared to December 2023.[28] Collier County is also experiencing a greater number of international visitors, with international visitation increasing by 14% in the first quarter of this year.

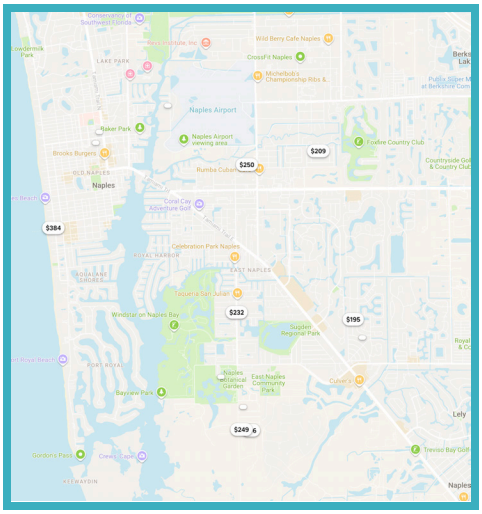
The annual US Open Pickleball Championships are a major generator of revenue and business in Collier County, with hotels benefiting from the influx of visitors drawn to the tournaments. When looking at lodging in Collier County during the tournament in 2024 compared to 2023, average daily rate (ADR) increased by 18.68%, with revenue per available room (RevPAR) increasing by 18.51%. An increase in ADR suggests that visitors are willing to spend more per night on their accommodation, which can be a sign of increasing demand. Similarly, if RevPAR is increasing, it generally signals that more people are visiting the area and filling hotel rooms at higher rates. This is likely due to greater tourism in the region during the US Open Pickleball Championship, which will continue to increase as attendance at the tournament increases.



[28] *Smith Travel Research; Compared April 13-20, 2024 to April 15-23, 2023 (from Spirit 2024 Presentation)*

Furthermore, as part of this Independent Study, we identified numerous vacation rental providers located near East Naples Community Park, the site of the project improvements. Collier County benefits significantly from taxes collected on short-term vacation rentals, including those listed on platforms like Airbnb and VRBO. There are dozens of vacation rentals located near East Naples Community Park on the platforms VRBO and AirBnb, respectively, as shown in the maps below. Vacation rentals attract tourists and visitors, generating direct revenue for Collier County as well as local businesses when tourists spend money at local retail, shops, restaurants, and other institutions. The project improvements set forth in the amended agreement are anticipated to lead to additional tourist activity, resulting in additional revenue for Collier County government.





VRBO (left)[29] and Air Bnb (right) Listings[30]

[29] VRBO Search - East Naples Community Park (last accessed Mar. 18, 2025), VRBO.com
[30] AirBnb Search - East Naples Community Park (last accessed Mar. 18, 2025), https://www.airbnb.com/s/East-Naples-Community-Park--Naples--FL

PROPERTY VALUES

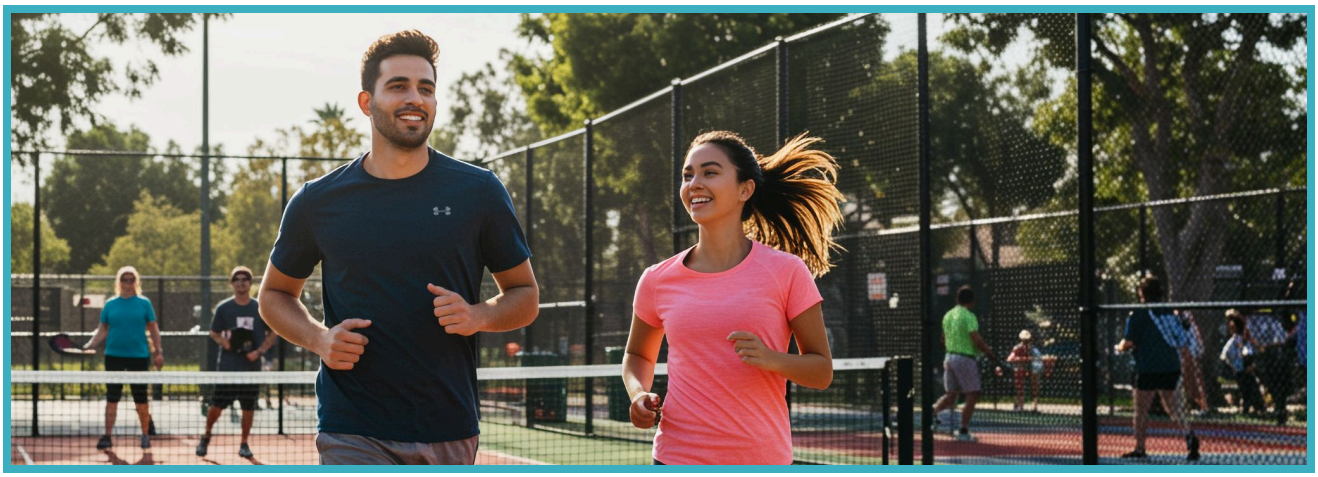
In addition to the direct impact on local tourism-related businesses generated by the influx of tourists each year for the US Open Pickleball Championships, pickleball courts in a community can lead to increased property values. According to the Zillow Group, pickleball references in listings increased 64% in 2023 as more individuals and families sought homes with easy access to pickleball courts.[31]

To that end, the improvements and additions to the National Pickleball Center at East Naples Community Park, as well as possible future expansion, could financially benefit residents in the surrounding area through increased property values while also making the region more appealing to prospective residents attracted to pickleball.

ENVIRONMENTAL AND HEALTH IMPACTS

By promoting physical activity and community engagement along with sustainable practices, the improvements to the pickleball court facilities at East Naples Community Park as set forth in the amended agreement can have a positive impact on health and the local environment by encouraging healthier, more active lifestyles for both residents and tourists visiting the area, along with further contributing to neighborhood pride and social cohesion.[32]

In fact, a 2024 article titled "Pickleball Participation and the Health and Well-Being of Adults–A Scoping Review," published in the *Journal of Physical Activity and Health*, confirms there are documented health benefits of using pickleball as a physical exercise intervention for adults.[33]



[31] Pickleball courts are Zillow's latest home hunting trend, Zillow (Aug. 02, 2024) at https://pickleball.com/culture/pickleball-courts-are-zillows-latest-home-hunting-trend.
[32] Sustainable Swings: How Pickleball is Making a Positive Environmental Impact, Own Energy (Sept. 11, 2023), at https://www.ownenergy.net/sustainable-swings-how-pickleball-is-making-a-positive-environmental-impact
[33] Kim Stroesser, Adam Mulcaster, and David M. Andrews, "Pickleball Participation and the Health and Well-Being of Adults—A Scoping Review," Journal of Physical Activity and Health, 2024, 21, 847-860, https://doi.org/10.1123/jpah.2024-0092

CONCLUSION AND RECOMMENDATIONS

POSITIVE IMPACT OF CAPITAL IMPROVEMENTS ON TOURIST-RELATED BUSINESSES IN COLLIER COUNTY

In conclusion, pickleball continues to grow across the country and in Collier County. With rising attendance year over year at the US Open Pickleball Championships and increased amenities available at the National Pickleball Center at East Naples Community Park, Collier County can further position itself as the leading destination in the world for the sport. Additional tourists are anticipated to contribute more revenue to the local economy each year as the tournament grows through increased visitation, longer stays, and increased sales for local businesses. Beyond the annual tournament, Collier County supports pickleball's local growth all year round by adding more training facilities, amenities, and programs to attract the top players and talent.

In addition to financial benefits, expanding pickleball facilities aligns with the region's reputation as a destination for active and healthy lifestyles, offering new experiences for visitors and residents alike. The positive economic impact, coupled with enhanced appeal to tourists and all pickleball enthusiasts, will help Collier County remain a competitive and vibrant destination for years to come.

For those reasons, and based on the supporting evidence published within this report, it is our professional opinion that the capital infrastructure improvements included within the Third Extension and Amendment to the Sponsorship Agreement between Collier County, Florida and Spirit Promotions will have a positive impact on tourism and tourist-related businesses in Collier County, Florida.





APPENDIX

APPENDIX A - COLLIER COUNTY TOURIST DEVELOPMENT COUNCIL AUG 2024 AGENDA

August 2024

1. Call to Order

2. Pledge of Allegiance

3. Roll Call

4. Agenda and Minutes

   A. Changes and Approval of Today's Agenda

   B. Approval of prior TDC Meeting Minutes

      1. July 16, 2024 TDC Meeting Minutes

5. Presentations

   A. Executive Director Update

      1. Executive Director Update and Tax Collection Report

6. Consent Agenda - All Matters listed under this agenda item are considered to be routine and action will be taken by one motion without separate discussion of each item. If discussion is desired by a member of the Council, that item will be moved from the Consent Agenda and considered separately under New Business or Old Business.

   A. Beach Park Facilities

7. New Business

   A. Coastal Zone Management

      1. Recommendation to award Invitation to Bid ("ITB") No. 24-8234, "Collier County Dune Restoration Planting - 2024," to EarthBalance Corporation in the amount of $1,284,920.45, and make a finding that this item promotes tourism. (Project 33870)

   B. Tourism Division

      1. To approve Tourist Development Tax Grant Applications for FY 2024-2025 Marketing Grants (Category B) ($78,000) and Non-County Owned/Operated Museums (Category C-2) ($672,000), for a total of $750,000, and make a finding that these expenditures promote tourism.

      2. Recommendation to approve a 3-year Sponsorship Agreement with FC Naples for a total tourist development tax expenditure of $447,000 for the United Soccer League (USL) 2025-2027 seasons and make a finding that this item promotes tourism.

Collier County Tourist Development Council *Page 2* *Printed 8/16/2024*

3. **Recommendation to approve the Third Extension and Amendment to the Sponsorship Agreement between Collier County and Spirit Promotions for the 2026-2032 U.S. Open Pickleball Championships for a total of $1,050,000, approve the expenditure of up to $1 million for capital improvements at ENCP, approve an allocation of up to $40,000 for an infrastructure project study, for a total of $2,090,000, and make a finding that this item promotes tourism.**

8. **Old Business**

Ten Minute Break

9. **Marketing Partner Reports**

   A. **Marketing Partner Reports**

10. **Tourism Staff Reports**

   A. **Tourism Staff Reports**
   B. **PCSC Drone Show Event Overview Presentation**

11. **Council Member Discussion**

12. **Next Scheduled Meeting**

   A. **TDC Next Meeting Date-September 17, 2024**

13. **Adjournment**

APPENDIX B - COLLIER COUNTY BOCC - THIRD EXTENSION OF AND AMENDMENT TO SPONSORSHIP AGREEMENT BETWEEN COLLIER COUNTY AND SPIRIT PROMOTIONS

THIRD EXTENSION AND AMENDMENT OF SPONSORSHIP AGREEMENT BETWEEN COLLIER COUNTY AND SPIRIT PROMOTIONS

THIS THIRD EXTENSION and AMENDMENT (this "Amendment") is made and entered into this ___ day of _____, 2024, by and between Collier County, a political subdivision of the State of Florida ("County"), and Spirit Promotions, LLC, an Illinois limited liability company ("Spirit Promotions") authorized to do business in Florida.

RECITALS:

WHEREAS, the Parties entered into a Sponsorship Agreement dated February 12, 2019 (as subsequently amended, the "Agreement") a copy of which is attached to this Amendment, wherein Spirit Promotions agreed to promote, market and present the 2019 through 2021 U.S. Open Pickleball Championships, to take place at Collier County's East Naples Community Park ("ENCP") in April of each year; and

WHEREAS, the Parties entered into an Extension and Amendment of the Agreement on October 22, 2019, which extended the Agreement through the 2024 U.S. Open Pickleball Championships; and

WHEREAS, the Parties entered into a Second Extension and Amendment of the Agreement on January 9, 2024, which extended the Agreement through the 2025 U.S. Open Pickleball Championships; and

WHEREAS, the Parties wish to extend the Agreement for an additional seven (7) years and make certain other amendments to the Agreement.

WITNESSETH:

NOW, THEREFORE, in consideration of the promises and covenants contained herein, and other good and valuable consideration exchanged amongst the parties, the parties agree as follows:

1. All of the above RECITALS are true and correct and are hereby expressly incorporated herein by reference as if set forth fully below.

2. The term of the Agreement is hereby extended for an additional seven (7) years, ending thirty (30) days after completion of the 2032 U.S. Open Pickleball Championships (the "Term"). Accordingly, at its sole cost and expense, except as amended below, Spirit Promotions will promote, market and present the U.S. Open Pickleball Championships for the years 2025 through 2032 on the same terms and conditions as those currently set forth in the Agreement, as amended. There is no right to renew by either party.

3. The payment schedule provisions of Paragraph 3A (i-iii) are hereby deleted in their entirety and replaced as follows:

CAO

A. Payment of annual Sponsorship Fees during each year of the Term in the following amounts as follows:

(i) Three Hundred Thousand Dollars ($300,000.00) in 2026;

(ii) Two Hundred Fifty Thousand Dollars ($250,000.00) in 2027;

(iii) Two Hundred Thousand Dollars ($200,000.00) in 2028;

(iv) One Hundred Fifty Thousand Dollars ($150,000.00) in 2029;

(v) One Hundred Thousand Dollars ($100,000.00) in 2030; and

(vi) Fifty Thousand Dollars ($50,000.00) in 2031.

4. Each year, the annual Sponsorship Fee shall be due and payable for such year as follows:

A. $50,000 of each annual Sponsorship Fee shall be paid to Spirit Promotions within 45 days of the County's receipt of a Spirit Promotions invoice with written notice by Spirit Promotions that it has commenced registration for each year's U.S. Open Pickleball Championships. Such notice will provide documentation evidencing that the event has officially opened, which documentation may include proof of media placement for the event such as social media promotion, e-newsletters, digital advertising, website updates, and Pickleball related websites such as the Academy and Pickleball Channel website banner ads. All marketing, promotion and advertising must include the CVB logo as provided by Collier County to Spirit Promotions.

B. Up to $185,000 of each annual Sponsorship Fee (not to exceed, together with the portion of the Sponsorship Fee paid pursuant to clause (i) above, the total Sponsorship Fee owed for such year) shall be paid shall be paid to Spirit Promotions within 45 days from the conclusion of each year's U.S. Open Pickleball Championships and upon receipt of a Spirit Promotions invoice.

C. Up to $65,000 of each annual Sponsorship Fee (not to exceed, together with the portion of the Sponsorship Fee paid pursuant to clauses (i) and (ii) above, the total Sponsorship Fee owed for such year) shall be paid to Spirit Promotions upon receipt of a final invoice from Spirit Promotions following each year's U.S. Open Pickleball Championships~~., which invoice shall include the following information:~~

D. Each year, Spirit Promotions shall provide proof that the event was broadcasted and live streamed as agreed to and provide the following:

(i) Documentation of attendance/overnight accommodations, stays and direct visitors spending by event participants and spectators. Documentation must be submitted within 30 days following completion of the tournament.

CAO

(ii) The public announcement of the final results of the U.S. Open Pickleball Championships shall not be released until Spirit Promotions and the CVB staff have met and are in full agreement with the final results of event attendance, number of participants, direct visitor spending and the number of room nights in hotels and other alternate accommodations as a result of the event. The result of these results will be reported as a joint statement and report from both Spirit Promotions and the CVB.

(iii) The final invoice shall be submitted to the County within 60 days following the last day of the U.S. Open Pickleball Championships that was just held. All invoices are payable in compliance with Florida's Prompt Payment Act. The County may deduct from this final payment any outstanding fees owed to Collier County in connection with this event.

5. Spirit Promotions will commit an amount up to One Million Dollars ($1,000,000.00) toward the cost of capital improvements to ENCP, which will be used for (a) construction of a new championship court with a waterproof canopy on the courts immediately adjacent to the current championship court, and (b) the installation of a new sound system distributed throughout ENCP. Notwithstanding the foregoing, the total cost of improvements shall be shared equally by Spirit Promotions and the County, subject to the requirements in Section 125.0104(5)(a)6, Fla. Stat. for public facilities. Neither party shall be required to contribute more than One Million Dollars ($1,000,000.00) toward such improvements.

A. No more than 70 percent of the cost of the proposed public facilities will be paid for with tourist development tax revenue; and

B. An independent professional analysis, performed at the expense of the Tourist Development Council, must demonstrate the positive impact of the infrastructure project on tourist-related businesses in the county. The cost of the study shall not exceed $40,000 without additional TDC and BCC approval.

6. During the Term of this Agreement, other than the Naples Pickleball Center Paddletek Championship organized by the ENCP pickleball concessionaire and historically played the first weekend of February, the County may not host, sponsor, or authorize any other third party to run any other pickleball tournaments or events at ENCP for a period each year beginning January 1st and lasting until the later of (a) April 30th of such year or (b) the last day of the U.S. Open Pickleball Championships for such year (such period, the "U.S. Open Exclusive Window") without the coordination and prior written approval of Spirit Promotions.

7. Except as set forth above, all other terms and conditions of the Agreement, as amended, continue in full force and effect.

[Remainder of page intentionally left blank.]

CAO

IN WITNESS WHEREOF, Collier County and Spirit Promotions have respectively, by an authorized person or agent, hereunder set their hands and seals on the date and year first above written.

ATTEST:

BOARD OF COUNTY COMMISSIONERS
COLLIER COUNTY, FLORIDA

By: _____
Name: _____
Title: _____

Approved as to form and legality:

SPIRIT PROMOTIONS, LLC

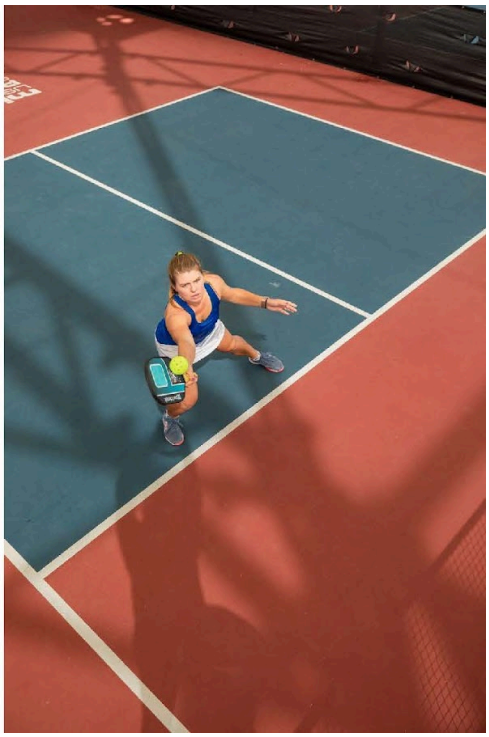
By: _____
Name: Michael Dee
Title: Manager

CAO



Objective

To understand the impact of the Minto US OPEN Pickleball, Championships in Collier County from April 13 - 20, 2024 at East Naples Community Park.



Key Insights

There was an **estimated attendance of 50,000 at the US Open Pickleball Championships**, which is a 22% increase in attendance from 2023.

There were **noticeable increases year-over-year in the overall share of visitors and share of overnight trips** at the 2024 US Open Pickleball Championships compared to the 2023 event.

Nearly all Florida registrants came from outside Collier and Lee counties, Miami-Ft. Lauderdale being #1, followed by Tampa St. Petersburg and Orlando, which includes Daytona and The Villages.



Destination Key Performance Indicators | Event Dates YOY

-.17%
Occupancy

Note: Supply increased by 12.2% YOY, causing Occupancy to decline.

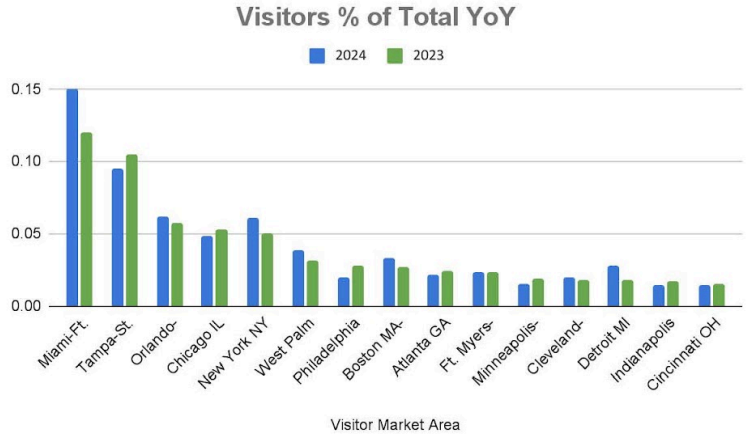
+18.68%
ADR

+18.51%
RevPAR

Source: Smith Travel Research; Compared April 13-20, 2024 to April 15-23, 2023

4

Visitor Insights



All **50 states** were represented at the event.

The top **Visitor Market Areas aligned** with the destination's **overall visitor source markets.**

These included:

1. **Miami - Ft. Lauderdale**
2. **Tampa St. Petersburg**
3. **Orlando - Daytona Beach - Melbourne**
4. **Chicago**
5. **New York, NY**

***Source**: Zartico; **Dates:** compare April 13-20, 2024 to April 15-23, 2023; **Filters**: Visitors to region (excludes residents); Overnight Trips Only*

5

Visitor Insights

31 Countries Represented

- Canada (193)
- United Kingdom (16)
- India (17)
- Brazil (13)

***Source**: Pickleball4America US Open Pickleball Championships*

6



Year-over-Year Insights

US OPEN HISTORY	2016	2017	2018	2019	2021	2022	2023	2024
Players	850	1200	1900	2100	2100	2880	3048	3250
States Represented	36	42	47	48	48	49	50	50 STATES 31 Countries in 2024
Spectators	6,000+	8,000+	9,000+	17,000+	24,000+	35,000+	39,500+	50,000+

***Source**: Pickleball4America US Open Pickleball Championships*

7

Broadcast Insights

BROADCAST SUMMARY AND VALUE

- CBS Sports Network $ 154,000
- Pickleball Channel $ 209,000
- Pickleball TV $ 152,900
- **TOTAL VALUE** **$ 515,900**
- 14.74 million people reached on all 3 platforms



***Source**: Pickleball4America US Open Pickleball Championships*
photo from Pickleball Channel broadcast

8



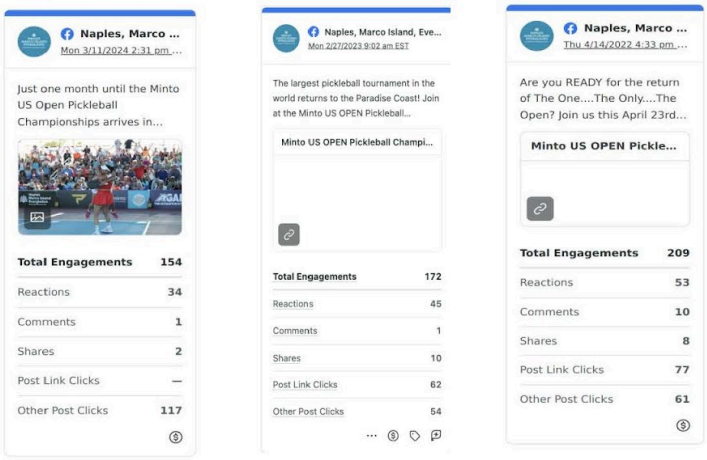
3
Social Media

Social Media (Organic) | Summary

- Minto US OPEN Pickleball is attracting more fans and participants than ever, becoming increasingly popular each year. Our enhanced social media efforts have significantly boosted awareness and expanded our audience.
- This year, we brought our pickleball updates to LinkedIn, reaching even more people.
- We also focused on short-form videos, a leading trend in social media, to expand our reach.



Organic Social | Facebook



Top Performing YOY

FY24

Total Posts: 7

Impressions: 32,622

Engagement: 564

FY23

Total Posts: 6

Impressions: 12,788

Engagement: 582

FY22

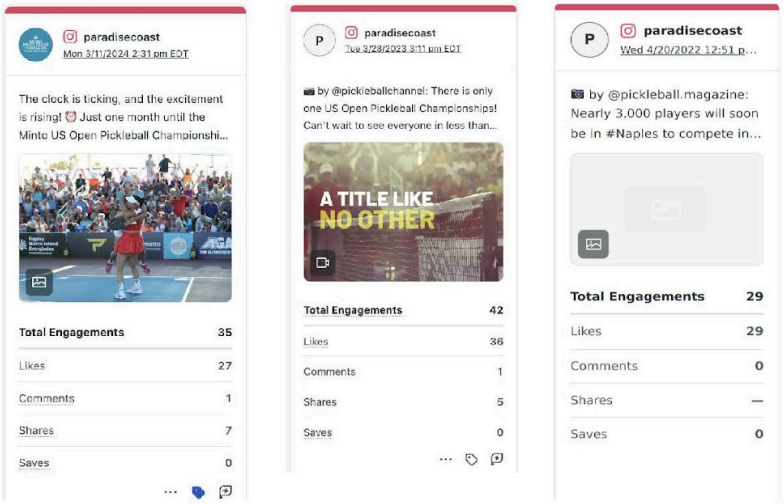
Total Posts: 9

Impressions: 26,010

Engagement: 451

11

Organic Social | Instagram



Top Performing YOY

FY24

Total Posts: 7

Impressions: 324K

Engagement: 450

Video Views: 30,161

FY23

Total Posts: 6

Impressions: 21K

Engagement: 90

Video Views: 1,817

FY22

Total Posts: 1

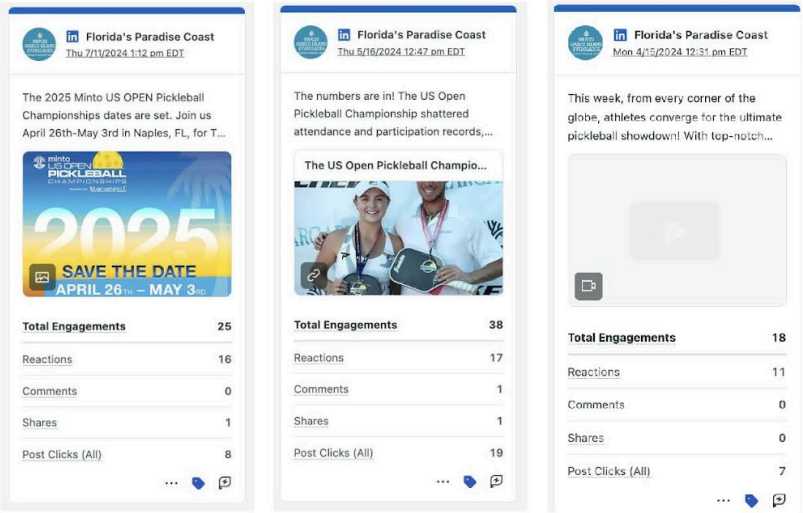
Impressions: 977

Engagement: 29

Video Views: 0

12

Organic Social | LinkedIn



FY24

Total Posts: 3

Impressions: 799

Engagement: 98

Video Views: 82

New platform added in 2024 !

Media Coverage

MEDIA COVERAGE SET RECORD NUMBERS

OF ARTICLES INCLUDING PRINT, TV, & BLOGS*: 1275

REACH: 191,820,869
DESKTOP: 38,650,702
MOBILE REACH: 23,0471,571

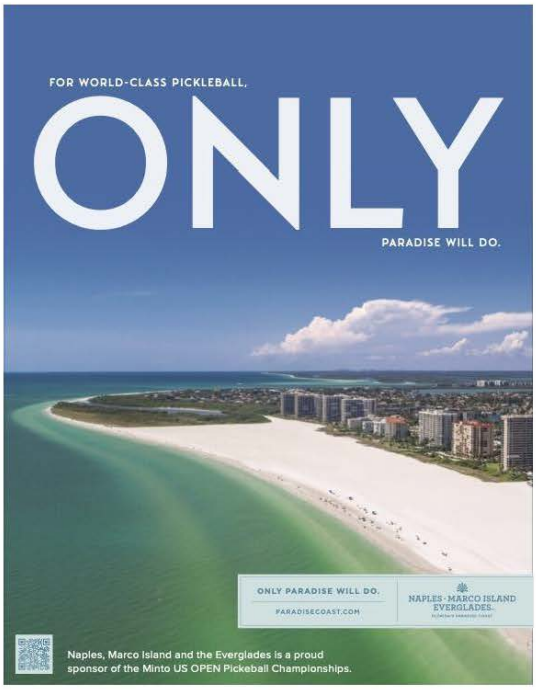
SOURCE: MELTWATER



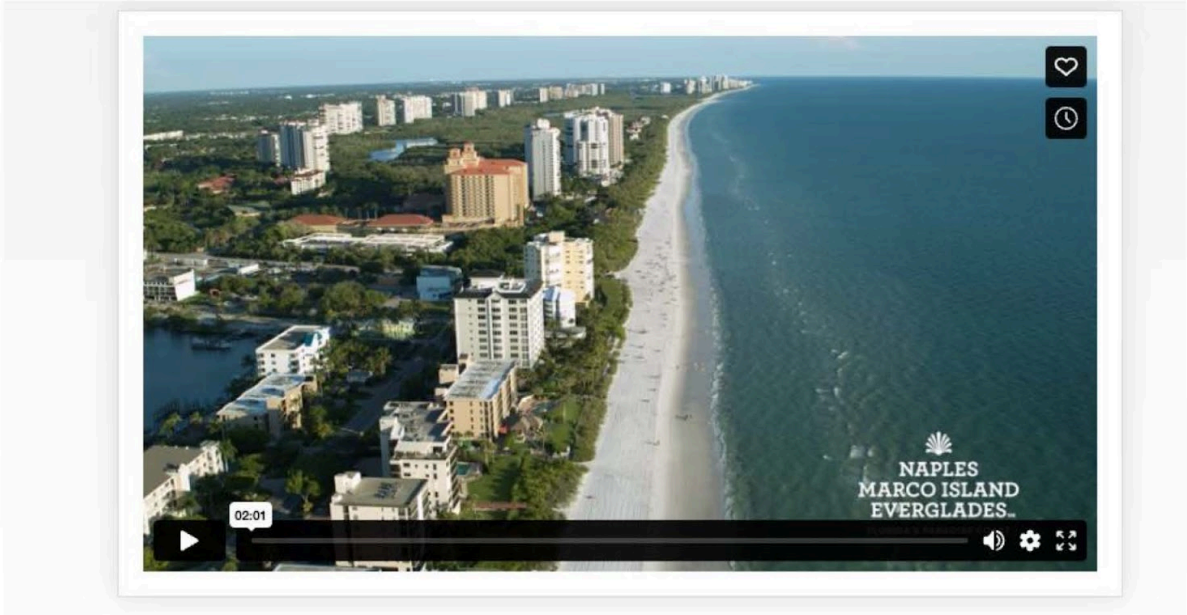
FEATURE COVER STORY POST EVENT COVERAGE: Audience of 2.1 million print and digital readers.



4
Creative



2024 MINTO US OPEN Pickleball Championships Program Full Page Ad



2024 MINTO US OPEN Pickleball Championships Broadcast LINK

17

APPENDIX D - EXECUTIVE SUMMARY OF RECOMMENDED THIRD EXTENSION OF AND AMENDMENT TO SPONSORSHIP AGREEMENT BETWEEN COLLIER COUNTY AND SPIRIT PROMOTIONS

9/24/2024
Item # 11.E.
ID#: 2024-1058

Executive Summary

Recommendation to approve the Third Extension and Amendment to the Sponsorship Agreement between Collier County and Spirit Promotions for the 2026-2032 U.S. Open Pickleball Championships for a total of $1,050,000, approve the expenditure of up to $1,000,000 for capital improvements at ENCP, approve an allocation of up to $40,000 for an infrastructure project study, for a total of $2,090,000, authorize the Chairman to sign the attached Agreement, approve any necessary Budget Amendments, and make a finding that the related expenditure promotes tourism.

OBJECTIVE: Recommend approval of the Third Extension and Amendment of the Sponsorship Agreement with Spirit Promotions for the years of 2026 - 2032.

CONSIDERATIONS: Collier County entered into the Sponsorship Agreement with Spirit Promotions on February 12, 2019 (Agenda item 16.F.2). The Agreement included the U.S. Open Pickleball Championships for years 2019 to 2021 (Agenda item 16.F.4). On October 22, 2019, the Parties entered into the first Extension and Amendment of the Sponsorship Agreement which extended the sponsorship through the U.S. Open Pickleball Championships in 2024. On January 9, 2024, the Parties entered into a second extension for one year though the 2025 U.S. Open Pickleball Championships (Agenda item 16.F.10). Pickleball is a fast-growing sport in Collier County, and the U.S. Open Pickleball Championships have been the primary factor in that growth. This event promises to continue to bring a record number of participants and fans to Collier County in April for the next five years.

The 2024 U.S. Open event was once again the marquee tournament in the Pickleball market. The 2024 tournament attracted 3,250 players from all 50 states and 31 countries. Over 50,000 spectators came out worldwide to watch Pickleball's best play for the right to be called U.S. Open Pickleball Champions. The events were Live Streamed on CBS Sports Network, Pickleball Channel and Pickleball TV platforms. The total audience reach of the three broadcast platforms was 14.74 million people and a total broadcast value of $515,000.
In addition to paying a Sponsorship fee, Collier County will assist Spirit Promotions in hosting the event. This assistance includes:

- year-round promotion of the event on the Sports Tourism website, Facebook, and Twitter channels.
- providing PR and media assistance to promote the Championships.
- assisting with permitting and hotel partnerships.

Spirit Promotions has devised a long-term strategy for the event for a sponsorship agreement for seven (7) years. This includes a declining scale of payments to Spirit Promotions as follows: $300,000 in 2026; $250,000 in 2027; $200,000 in 2028; $150,000 in 2029; $100,000 in 2030; and $50,000 in 2031.

The agreement provides for the construction of a new championship court with waterproof canopy that would be located immediately adjacent to the current championship court, along with the installation of a new sound system distributed through East Naples Community Park. With an estimate of $2,000,000 for the project by Spirit Promotions, they will commit an amount of up to $1,000,000 toward the cost of capital improvements and the remaining not to exceed $1,000,000 will come from Collier County. Tourist development taxes are proposed to finance this expense. For any capital improvement, the parties are required to follow the provisions of Section 125.0104(5)(a)6., Florida Tourist Development Tax Statute. Therefore, an independent analysis, performed at the expense of the Tourist Development Council (TDC), will be conducted to determine the positive impact of the infrastructure project on tourist-related businesses in the County. The cost of the study shall not exceed $40,000 without additional TDC and BCC approval.

ADVISORY COMMITTEE RECOMMENDATION: This item was presented to the Tourist Development Council at its meeting on August 20, 2024 and was approved unanimously.

FISCAL IMPACT: Funding for the impact study of up to $40,000 will be allocated in the annual Tourist Division budget for Sports Marketing from the TDC Promotional Fund (1101) for FY 2025. The funding for the sponsorship funds declining from $300,000 in FY 25 will be included in the annual Tourism Division budget for sports marketing within TDC Promotional Fund (1101) in the fiscal years as outlined in the contract (total expenditure is $1,050,000). A

budget amendment will be required to allocate up to $1,000,000 for the capital infrastructure improvements at ENCP within TDC Capital Fund (1108). The allocation for the infrastructure will be based on the results of the study and timeline of the project and is estimated to start in FY 2026. The total fiscal impact is $2,090,000.

GROWTH MANAGEMENT IMPACT: There is no growth management impact associated with this action.

LEGAL CONSIDERATIONS: The Agreement requests Board authorization for tourist development tax expenditures of up to $1 million for a "public facility," defined as a major capital improvement, which requires a super majority vote of the Board pursuant to Section 125.0104(5)(1)6, Fla. Stat. The proposed capital improvement is a waterproof canopy which cost will be shared with Spirit Promotions as a not to exceed amount of $1 million per party. This item is approved as to form and legality and requires a super majority vote for approval. - CMG

RECOMMENDATIONS: Recommendation to approve the Third Extension and Amendment to the Sponsorship Agreement between Collier County and Spirit Promotions for the 2026-2032 U.S. Open Pickleball Championships for a total of $1,050,000, approve the expenditure of up to $1,000,000 for capital improvements at ENCP, approve an allocation of up to $40,000 for an infrastructure project study, for a total of $2,090,000, authorize the Chairman to sign the attached Agreement, approve any necessary budget amendments, and make a finding that the related expenditure promotes tourism.

PREPARED BY: John Melleky, Arts and Culture Manager, Tourism, Sandra Rios, PR and Communications Manager, Tourism

ATTACHMENTS:

1. THIRD EXTENSION AND AMENDMENT Signed MD
2. Original contract and first ex
3. FINAL Second Extension and Amendment - Spirit Promotions
4. Spirit Promo Pickelball 2020 thru 2024
5. US Pickle Ball Open _ 2024 Presentation

GULFSHORE BUSINESS
SOUTHWEST FLORIDA'S BEST VIEW OF BUSINESS

US Open Pickleball Championships set records

BY AISLING SWIFT JULY 23, 2024 PHOTO CREDIT:GETTY IMAGES



After hosting the largest Minto U.S. Open Pickleball Championships since its 2016 inception, the new owners have plans that will grow the international tournament, add new facilities and lessen the burden on county funds.

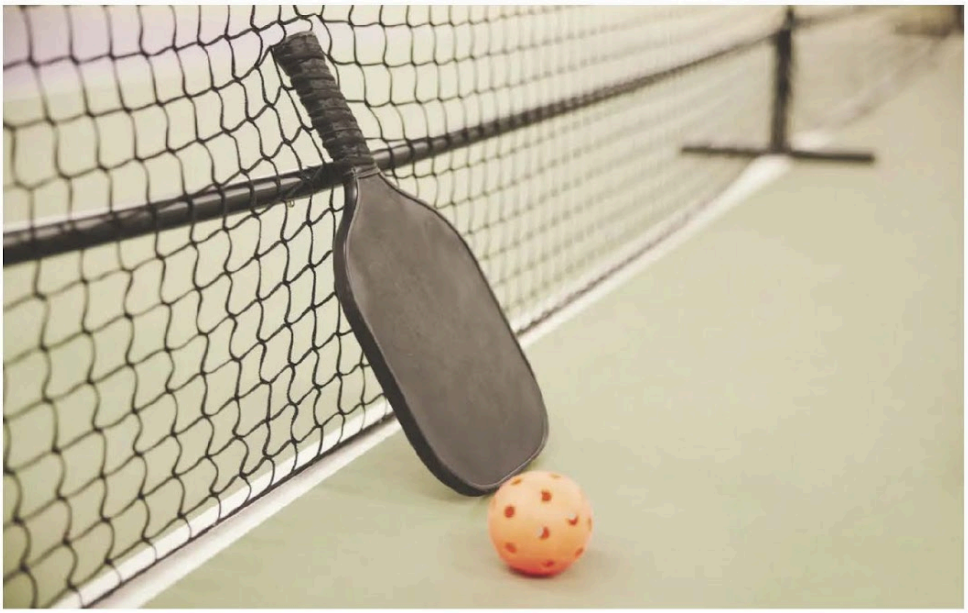
Pickleball4America, which merged with Spirit Promotions in December 2022, now owns the event after Spirit Promotions and championship founders Terri Graham and Chris Evon sold the event rights after this year's championships at East Naples Community Park, April 26-May 3. Known as one of the world's most prestigious tournaments, it's aired on CBS Sports Network and draws top players worldwide, including No. 1 champion Anna Leigh Waters, 17, of Delray Beach, who won two gold medals.

"It was by all accounts the most successful and most well-attended U.S. Open Pickleball Championships in history,"

The Naples Press
NEWS FOR NEAPOLITANS

TUESDAY, MARCH 18, 2025

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Getty Images

Collier OKs long-term pickleball contract, improvements

By Aisling Swift 4 OCTOBER 2024

East Naples Community Park will get six more covered US Pickleball Open Championships courts and a new sound system as part of a $2.09 million deal that should save the county millions over the years and launch a year-round pickleball academy.

East Naples Community Park will get six more covered US Pickleball Open Championships courts and a new sound system as part of a $2.09 million deal that should save the county millions over the years and launch a year-round pickleball academy.

The Board of County Commissioners voted unanimously Sept. 24 to spend $1.05 million over seven years to extend Spirit Promotions' agreement for the 2026-2032 championships, and up to $1 million for a new sound system and six new championship courts covered by a waterproof canopy that also will house the US Open Pickleball Academy. Spirit Promotions will match the county's $1 million capital improvements payment, and plans to spend millions in the future.

"The way that those pickleball courts look and the way they feel reflects on them, and we get the benefit of it," Chairman Chris Hall said. "That's a million-dollar swing of savings for Collier County taxpayers. I love this deal. We get 15% of the proceeds. ... That's a win-win."

The funds come from a 5% bed tax tourists pay for overnight stays at hotels and other overnight rentals. State statutes require they be used for tourism-related activities. Two other votes involved lease and concessionaire agreements and taking over Naples Pickleball Center, NPC.

It's the second time a public-private partnership has resulted in the private entity agreeing to pay millions and to assume management and maintenance. Pelican Bay Foundation is spending about $6 million to build 20 pickleball courts at Pelican Bay Community Park, take over management and make numerous other park improvements.

Three speakers, including Collier NAACP President Vincent Keeys, urged commissioners to approve the three agreements. Paige Rhodes, sales director for Edgewater Beach Hotel and Capri Inn, said the championships boost tourism and adding a waterproof canopy is essential to its continued success.

"This event brings increased visitors to our hotels during a time that we historically see a slowdown after Easter," Rhodes said. "We have seen the positive impacts of this event and have seen increased occupancy year-over-year during the championship dates. ... I am excited to see the launch of the Pickleball Academy and think this will be a positive addition for our residents, as well as attract more guests to our hotels during needed times."

The academy's goal is to increase the US Open Pickleball brand and promote it as the nation's premier pickleball center by teaching about 500 players monthly during season and 1,000 off-season.

This year's championship drew 50,000 attendees, 40% from outside Collier. That's a 22% increase over last year, according to Tourism Director Jay Tusa, who said the April championship's economic impact totaled $12 million, with average daily revenue increasing 18.68% over 2023 and revenue per available room jumping 18.51%.

The vote includes spending up to $40,000 in tourist tax development funds for an infrastructure project study, which is required by the state to show a tourism benefit.



Pickleball4America, which merged with Spirit Promotions in December 2022, fully took over the Minto US Open Pickleball Championships after this spring's championships. Partners Mike Dee and Bob Bowman have extensive major league experience and now live in Naples.

In January, commissioners renewed their contract for one year, not five, agreeing to $345,000 in 2025, and asked Dee to reduce reliance on tourist tax funds. The county has spent $5 million in tourist tax funds on improvements over 10 years in pickleball improvements and maintenance.

Dee's long-term strategy includes payments that decline $50,000 yearly, from $300,000 in 2026 to $50,000 in 2031, with no funding in 2032. His team developed a master plan with numerous improvements and agreed to take over maintenance.

The lease agreement covers the park and championships, all 64 pickleball courts, welcome center, all indoor and outdoor spaces, designated parking areas and parking at nearby Sugden Regional Park.

"East Naples (Community Park) would receive $56,000 for the rent and Sugden would receive $8,400 ... with a 2.5% annual escalation," Interim Parks & Recreation Director James Hanrahan told commissioners, noting it includes access to a welcome-center office and storage area.

The concessionaire agreement enables Dee's team to officially take over Naples Pickleball Center, which was managed by Bob Strommen as NPC. Complaints by players and the Parks & Recreation Advisory Board led to the former Parks & Recreation director recommending severing that partnership.

Dee's team will take over US Open Pickleball Academy, provide six to 12 courts and pay $21,000 yearly rent that increases 2.5% annually— and the county receives 5% of gross revenues, Hanrahan said. The county will continue to maintain the restrooms, except during the US Open, when Spirit pays for cleaning at both parks. Dee also assumed maintenance of all 64 pickleball courts, nets, windscreens, fences and court resurfacing for championship and academy courts, saving the county $600,000.

Commissioners approved the five-year concessionaire agreement extension after Dee agreed to enhance services, including expanded youth programs and improved leagues and instruction, and to provide food and beverages, including beer, seltzer and wine. Pickleball4America will pay $50,000 for utilities over three years and $30,000 yearly after that. Currently, Hanrahan said, the county is paid only $100 monthly.

Dee's team will add courts at NPC and increase public hours to 10 p.m.; they're currently noon to 5 p.m. In July, Dee told the Parks & Rec board the academy will train Collier kids to become the next generation of elite players, but expects the academy's pro instructors will draw players nationwide. He plans to add up to 12 academy courts on a rear parking lot, move the community center to double parking and the double the size of the community center.



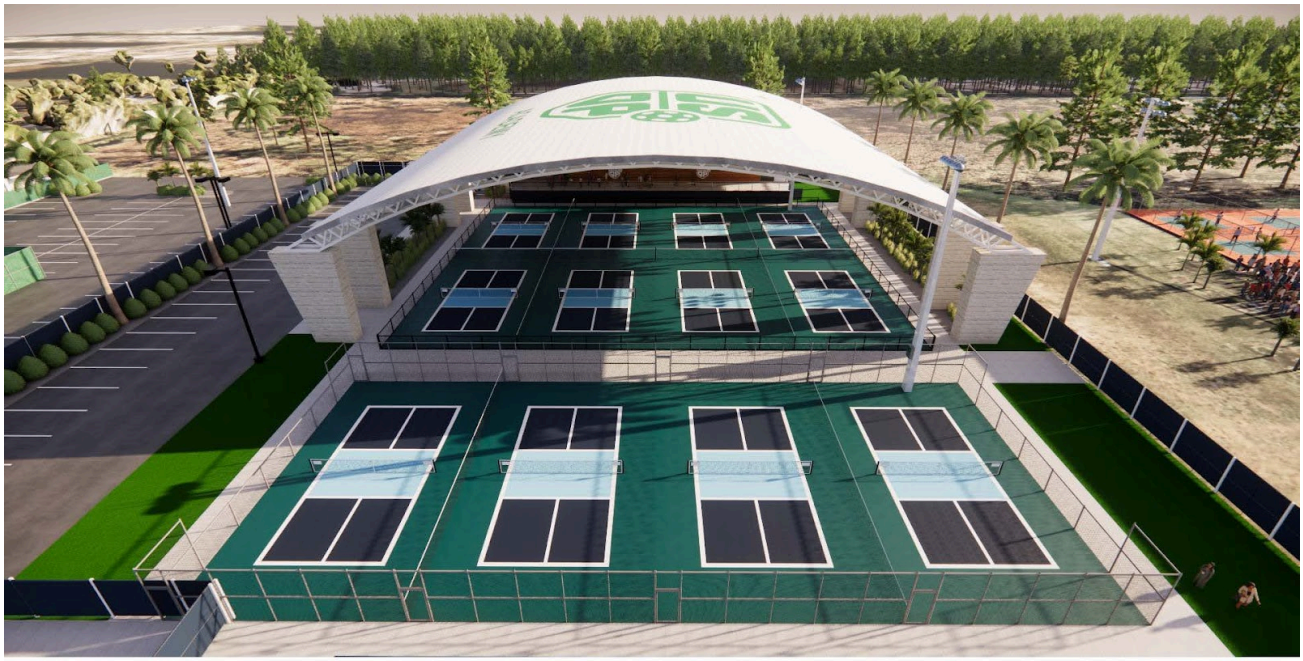
A VISION FOR THE FUTURE

Pickle4



A VISION FOR THE FUTURE

Pickle4



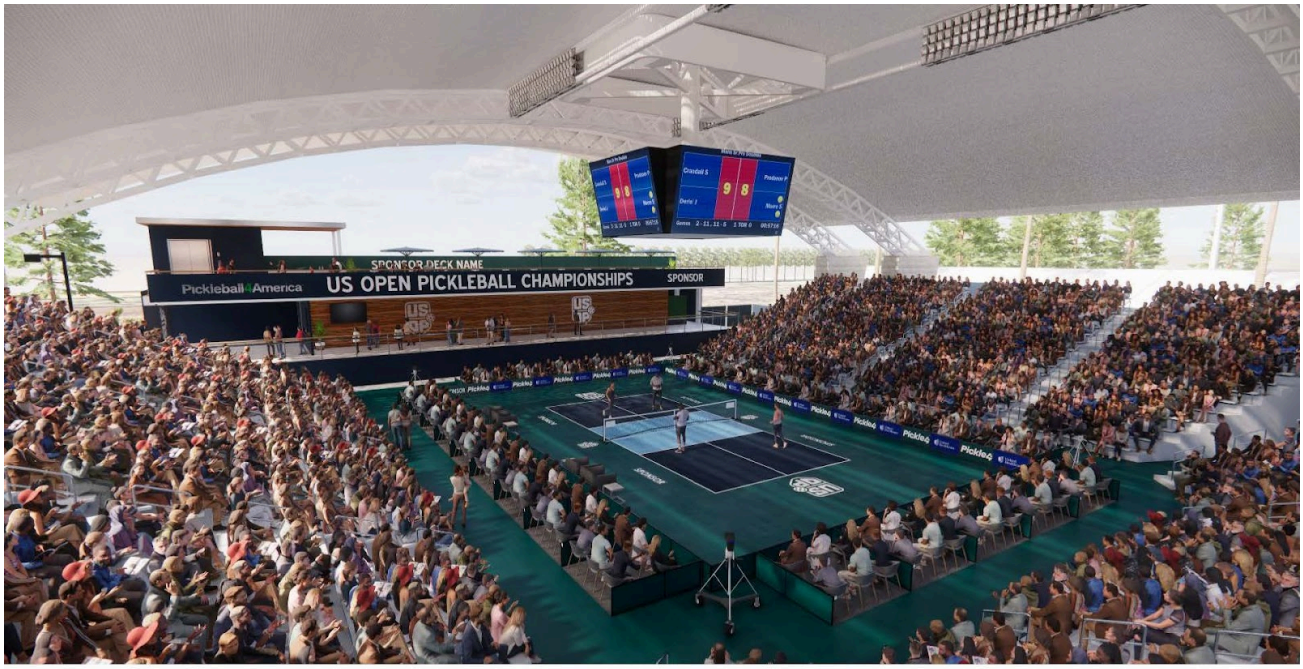
A VISION FOR THE FUTURE

Pickle4



A VISION FOR THE FUTURE

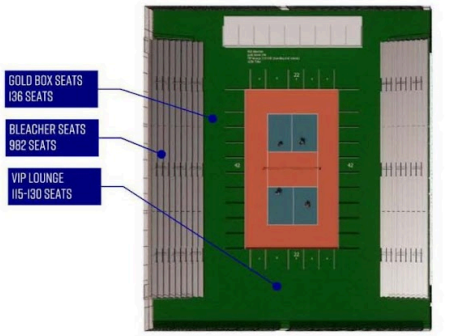
Pickle4



A VISION FOR THE FUTURE

Pickle4

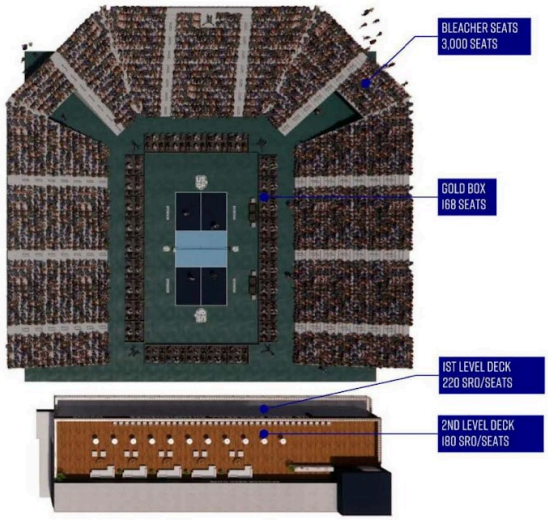
ORIGINAL STADIUM



STADIUM COMPARISON

ORIGINAL STADIUM		NEW STADIUM	
BLEACHER SEATS	982	BLEACHER SEATS	3,000
GOLD BOX SEATS	136	GOLD BOX SEATS	168
VIP LOUNGE	115-130	DECK 1ST LEVEL	220
TOTAL	1,248	DECK 2ND LEVEL	180
		TOTAL	3,568

FUTURE STADIUM



A VISION FOR THE FUTURE

Pickle4



A Private/Public Partnership
with Private Investment
leading the way.

A VISION FOR THE FUTURE

Pickle4



Championship Under New Leadership

As the paddle passes to sports executive Mike Dee, the world's largest pickleball facility and top tournament balance elite growth with the amateur spirit that made Naples the sport's epicenter.

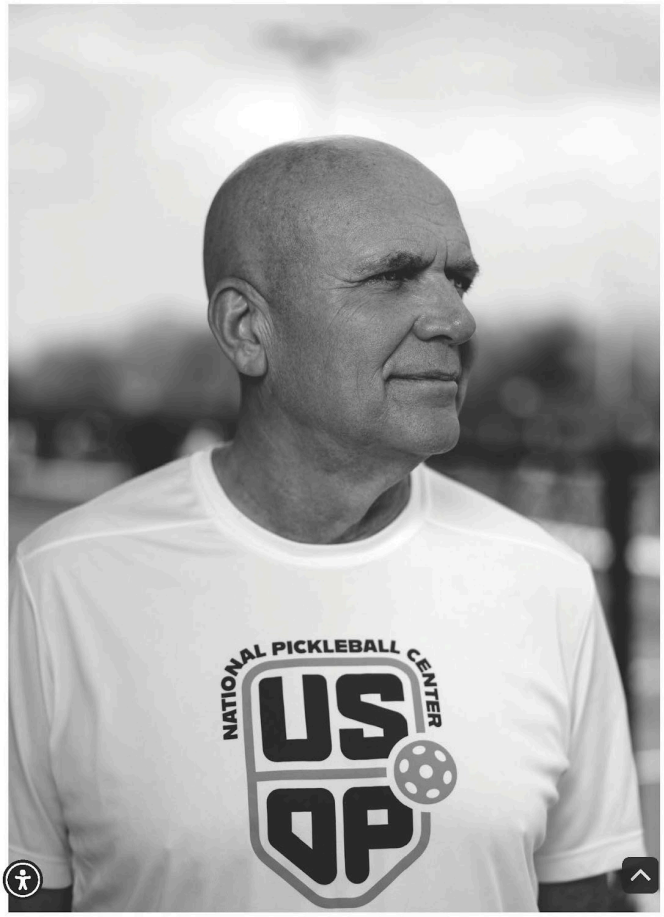
BY SAMANTHA GARBARINI MAR. 31, 2025 2:10 P.M.

Photography by Brian Tietz

In Southwest Florida pickleball circles, Jim Ludwig is legendary. Even those who've never heard his name recognize his achievement: the 64 courts at East Naples Community Park—the largest dedicated pickleball facility in the world.

For nearly a decade, the park has hosted the US Open Pickleball Championships in April—one of the sport's defining events— drawing 50,000 spectators. Now, the center and tournament enter a new era as leadership passes to Mike Dee, a veteran sports executive whose resume spans the National Football League and Major League Baseball.

The shift comes as pickleball attempts a new balancing act: After several years as the fastest-growing sport in America, powered by grassroots play, major investment is shifting toward competitive pro tours. With his background, Mike would be well-positioned to follow the trend. Instead, he's intent on safeguarding the accessible culture that catapulted pickle - ball from game to phenomenon and established Naples as the epicenter. "We're never going to risk tinkering with the formula—the culture, the core audience of people who come to play and watch pickleball," he says. "It seems pretty simple, but nobody's been able to replicate it."



The 64-court pickleball center at East Naples Community Park and its annual US Open Pickleball Championships enter a new era this year under veteran sports executive Mike Dee.

Much of the sport's local participatory zeal can be traced back to Jim. Long before Naples became the pickleball capital, Jim was just another player caught up in the game. In 2010, he took his first swings at Lakewood Country Club—one of the first clubs to champion the sport in Naples— and succumbed to the addictive pull.

As courts filled to capacity, Jim and his fellow paddle-wielding evangelists scoured the area for room to expand. He petitioned Collier County to trans - form East Naples Community Park's dilapidated roller rink into permanent pickleball courts. Jim progressively added more courts to meet demand, growing the facility to 64 courts by 2018 as membership mushroomed to 6,500. "I was going to the county saying, 'I want to build 10 [more] courts," Jim recalls. "By the time we got through the process, we had more people than would fit on those 10 courts."

The expanding East Naples facility drew Chris Evon and Terri Graham to Jim's doorstep in 2015, with plans for a tournament that would reshape the competitive landscape. Back then, the USA National Pickleball Championships stood as the gatekeeper with 600 players who had to qualify for the draw. Embodying Naples' hospitable ethos, the women envisioned the world's largest gathering of pickleballers, where fervent camaraderie would meet fierce competition.



Photography by Brian Tietz

While planning to nearly double the tournament's size in coming years, Mike remains committed to its amateur foundation. "We're never going to risk tinkering with the formula," he says.



That ethos—the blurring of casual and competitive, the idea that anyone can step onto the court and play—has been baked into pickleball since its beginning in the 1960s, when friends improvised a game using ping-pong paddles and a Wiffle ball. The backyard, play-anyone energy never faded, and Naples built on it.

Part championship, part festival, the Open blends elite competition with street-fair energy. Top-ranked pros battle on center court for roaring crowds, while well-loved amateurs draw cheering fans, celebrating every point like it's a title match. Other tournaments may approach its scale, but none capture the event's distinctive alchemy.

By 2021, the Open had matured into one of the sport's premier gatherings, attracting the attention of Pickleball4America, a group of investors with Mike as chairman. In 2022, they purchased the tournament and the facilities at East Naples Community Park, rebranding the courts as the USOP National Pickleball Center. "Now that the new crew is on board, it's a whole different level," Jim says.



Photography by Brian Tietz

Jim (pictured here) helped pioneer pickleball in Naples, laying the groundwork for today's USOP Pickleball Center. Building on his legacy, the facility launches an elite academy this fall under former pro Justin Romero.

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KONA



The Economic Impact of Pickleball: How the Sport is Boosting Local Economies

SEPTEMBER 4, 2024

ECONOMIES

The economic impact of this sport is becoming increasingly evident as towns and cities across the country capitalize on the sport's growth. From tourism to job creation, pickleball is proving to be more than just a pastime; it's a powerful economic engine.

Boosting Tourism Through Pickleball Tournaments

One of the most direct ways pickleball is impacting local economies is through tourism. Pickleball tournaments, ranging from amateur competitions to professional events, attract thousands of participants and spectators.

These tournaments often take place over several days, filling local hotels, restaurants, and shops with visitors. Cities that host large tournaments, such as Naples, Florida, and St. George, Utah, have reported significant increases in tourism revenue during these events.

For instance, the annual **Minto US Open Pickleball Championships** in Naples, Florida, is estimated to generate millions of dollars in economic activity each year, providing a substantial boost to the local economy.

Real Estate and Infrastructure Development

As pickleball continues to grow, so does the demand for facilities where the game can be played. Many communities are investing in the construction of dedicated pickleball courts, either as standalone facilities or as part of larger recreational centers.

This investment in infrastructure not only creates jobs in construction but also enhances the appeal of the area to potential residents. In some cases, **real estate developers** have begun incorporating pickleball courts into new housing developments, marketing them as a key amenity for active adults. This trend has the potential to increase property values and attract new residents, further stimulating the local economy.

Small Business Growth and Job Creation

The impact of pickleball extends beyond tourism and real estate. Small businesses, particularly those related to sports equipment, apparel, and fitness, are thriving as a result of pickleball's popularity. Local sporting goods stores report increased sales of pickleball paddles, balls, and accessories.

Additionally, the rise of pickleball-specific brands, such as **Kona**, has led to the opening of new stores and online businesses, creating jobs and contributing to the local economy. Fitness centers are also benefiting, as they add pickleball to their list of activities, attracting new members and retaining existing ones.

Pickleball's Role in Community Revitalization

In some communities, pickleball has played a role in revitalizing neglected or underused public spaces. Parks and recreation departments have converted unused tennis courts and vacant lots into pickleball courts, bringing new life to these areas. These improvements not only make communities more attractive, but also increase foot traffic, benefiting nearby businesses.

The social aspect of pickleball, which brings together people of all ages and backgrounds, also fosters a sense of community, which can lead to further economic development initiatives.

Economic Impact on Health and Wellness

Another aspect of pickleball's economic impact is related to health and wellness. As more people take up the sport, there is a potential reduction in healthcare costs associated with sedentary lifestyles.

Regular physical activity, such as playing pickleball, can lead to improved health outcomes, which in turn can reduce the financial burden on local healthcare systems. Additionally, the sport's popularity among older adults may lead to longer, healthier lives, further reducing healthcare costs and increasing the economic productivity of this demographic.

As pickleball continues to grow in popularity, its positive effects on local economies are likely to increase, making it a key consideration for communities looking to foster economic development.

Whether through attracting tourists, creating jobs, or improving public health, pickleball is more than just a game—it's a catalyst for economic growth.

Curious to see how pickleball is making waves in local economies? Visit **Kona's website** to explore more insights and join the movement that's changing the game!

APPENDIX J - NAPLES - MARCO ISLAND - EVERGLADES - FLORIDA'S PARADISE COAST FY 2024 ANNUAL REPORT



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ANNUAL SNAPSHOT

JUL - SEP 2024 | QUARTERLY SNAPSHOT

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- In FY24, Occupancy Rate fell to 57.8%, down from 59.9% in FY23.
- The fall in Occupancy Rate was largely driven by the re-opening of properties, which caused the available inventory of rooms in Collier County to increase by 11.0% from FY23 to FY24.
- Also influenced by the re-opening of properties was the Average Daily Rate (ADR). Due to the return of many high-end/luxury rooms, ADR increased 16.5%, from $297.05 to $346.06.
- Revenue Per Available Room (RevPAR) increased 12.4%, from $177.81 to $199.93.
- The Total Economic Impact of Tourism in FY24 was $3.95B, which was 9.8% higher than the $3.60B in FY23.
- Visitation (2.76M), Room Nights (2.70M), and Visitor Days (16.91M) in FY24 were up 4.6%, 8.8%, and 7.2% from FY23, respectively.
- 26.5% of tourists to Collier County in FY24 came from the Midwest, followed closely behind by Florida (23.3%) and the Northeast (21.2%). 51k more international visitors came to Collier in FY24 than did in FY23, an 18% increase. Overall, the top three origin markets were Miami (8%), New York (7%), and Chicago (6%).
- Tourists saved each Collier County household nearly $1,700 in taxes in FY2024.

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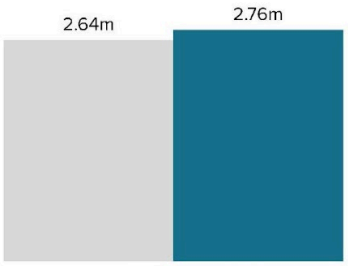
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EXECUTIVE ANNUAL SUMMARY

FY | VISITATION METRICS

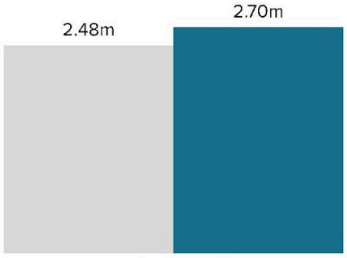
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FY24 VISITORS
2,759,700



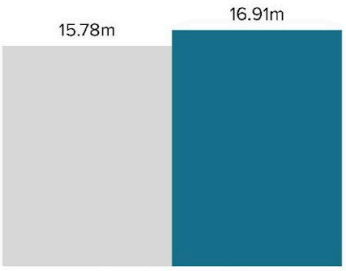
+ **4.6%** from FY23

FY24 ROOM NIGHTS
2,698,100



+ **8.8%** from FY23

FY24 VISITOR DAYS
16,912,500



+ **7.2%** from FY23

FY23 FY24

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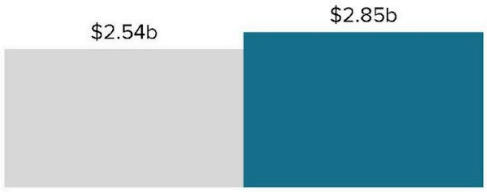
FY | SPENDING & ECONOMIC IMPACT

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FY24 DIRECT SPENDING

$2,850,681,200

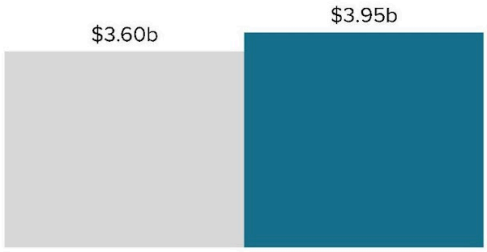
+ **12.3%** from FY23



FY24 ECONOMIC IMPACT

$3,952,236,800

+ **9.8%** from FY23[1]



[1] The IMPLAN multiplier for Collier County was 1.388 for 2023 and is 1.386 in 2024.

FY23 FY24

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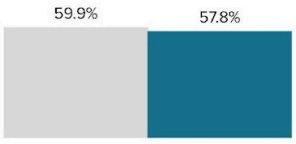
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FY | OVERALL LODGING METRICS[1]

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OCCUPANCY RATE [2]

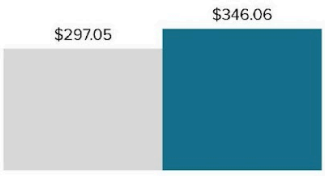
57.8%



- **3.5%** from FY23

AVERAGE DAILY RATE

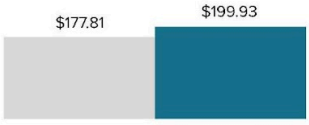
$346.06



+ **16.5%** from FY23

REVENUE PER AVAILABLE ROOM

$199.93



+ **12.4%** from FY23

[1] Sources: STR data, DSG Occupancy Study data, and AllTheRooms data.
[2] The available inventory of rooms in FY24 increased 11.0% from FY23.

FY23 FY24

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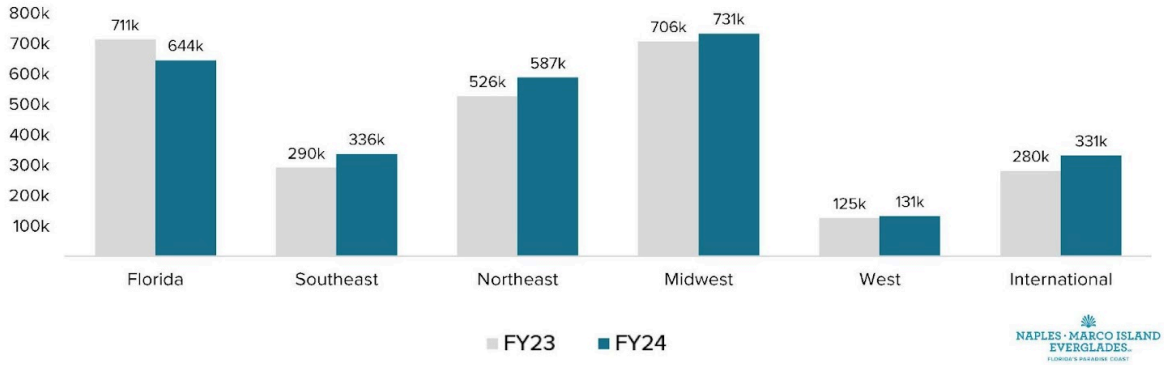
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FY | VISITOR ORIGIN

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FLORIDA VISITORS
643,900

OUT-OF-STATE VISITORS
2,115,800



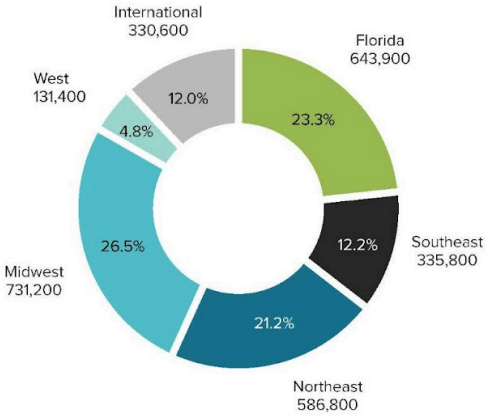
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FY | VISITOR ORIGIN

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	FY 2023		FY 2024		Percent Change (Δ%)	
Region	# Visitors	Mkt Share	# Visitors	Mkt Share	# Visitors	Mkt Share
Florida	711,100	27.0%	643,900	23.3%	-9.5%	-13.5%
Southeast	289,800	11.0%	335,800	12.2%	15.9%	10.7%
Northeast	525,600	19.9%	586,800	21.2%	11.6%	6.7%
Midwest	705,600	26.8%	731,200	26.5%	3.6%	-1.0%
West	125,100	4.7%	131,400	4.8%	5.0%	0.4%
Canada	115,900	4.4%	119,000	4.3%	2.7%	-1.9%
Europe	101,600	3.8%	146,200	5.3%	43.9%	37.5%
UK	[27,800]	[1.1%]	[45,700]	[1.7%]	64.4%	54.5%
Germany	[24,900]	[0.9%]	[42,900]	[1.5%]	72.3%	66.7%
Other Europe	[48,900]	[1.8%]	[57,600]	[2.1%]	17.8%	16.7%
C/S America	33,900	1.3%	37,500	1.4%	10.6%	5.7%
Other	28,500	1.1%	27,900	1.0%	-2.1%	-6.5%
Total	2,637,100	100.0%	2,759,700	100.0%		



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FY | JOBS & WAGES SUPPORTED BY TOURISM

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Performance Indicators	FY23	FY24	Δ% from FY23
Jobs supported	28,780	32,250	+ 12.1%
Wages supported	$1,251,836,500	$1,411,305,300	+ 12.7%
State & local taxes generated	$251,896,500	$279,681,500	+ 11.0%
Net Tax Benefit of Visitors[1]	$61,414,600	$61,168,600	- 0.4%
Taxes savings per local household	$1,525	$1,694	+ 11.0%

[1] Visitors produce revenue for Collier County via taxes and user fees. Visitors also cost Collier County money, by using county provided services and infrastructure. The Net Benefit of Visitors is calculated by estimating the direct amount of Collier County tax revenue generated by visitors to Collier County and then subtracting the estimated cost to Collier County of servicing those visitors.

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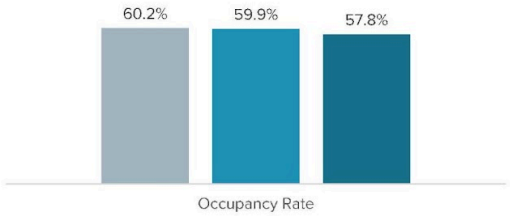


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3-YEAR TRENDS

FY | FY22-FY24 OVERALL LODGING METRICS[1]

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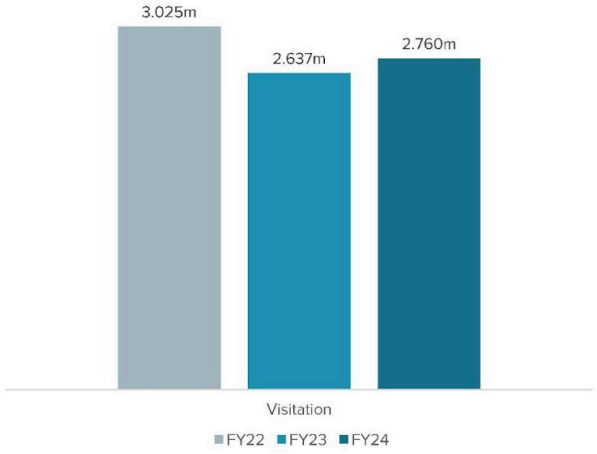
[1]Sources: STR data, DSG Occupancy Study data, and AllTheRooms data.

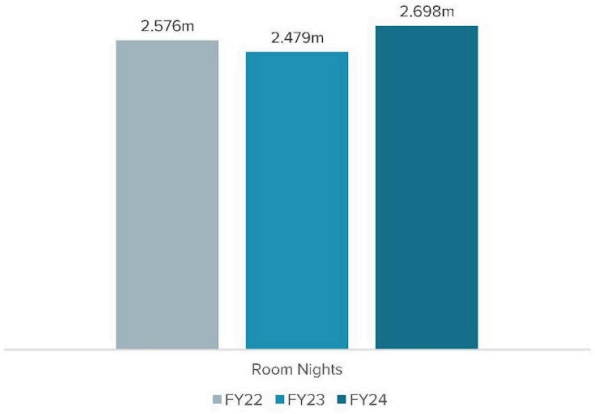
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FY | FY22-FY24 VISITATION & ROOM NIGHTS[1]

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[1]Sources: STR data, DSG Occupancy Study data, and AllTheRooms data.

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FY | FY22-FY24 SPENDING & ECONOMIC IMPACT[1]

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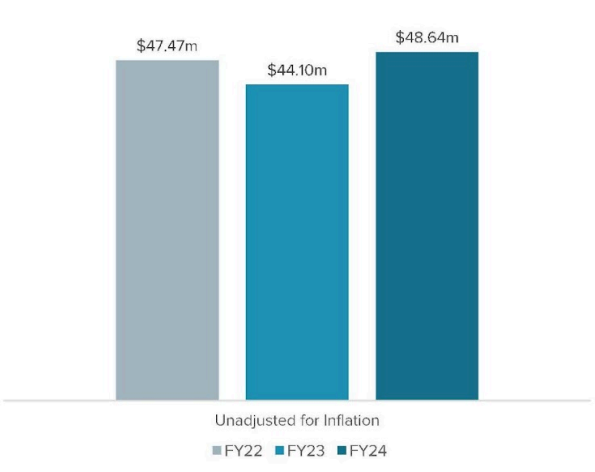
[1]Sources: STR data, DSG Occupancy Study data, and AllTheRooms data.

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FY | FY22-FY24 TDT COLLECTIONS[1]

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[1]Source: Collier County Tax Collector

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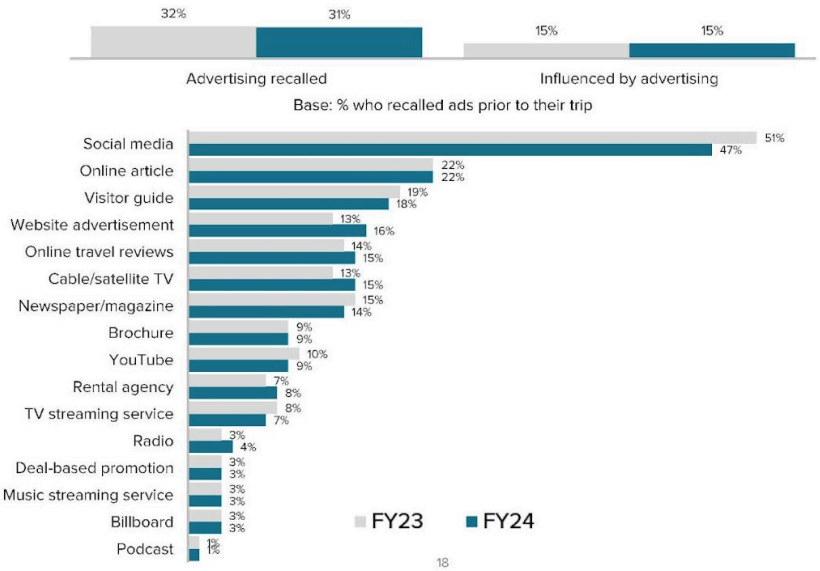


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DETAILED FINDINGS: PRE-VISIT

DETAILED FINDINGS | ADVERTISING RECALL[1]

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[1] Multiple responses permitted.

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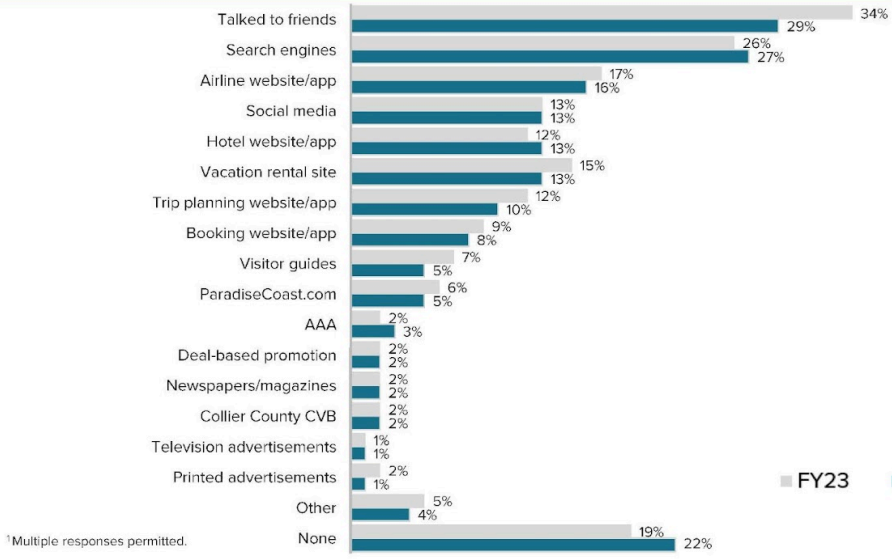
DETAILED FINDINGS | TRIP PLANNING CYCLE





19

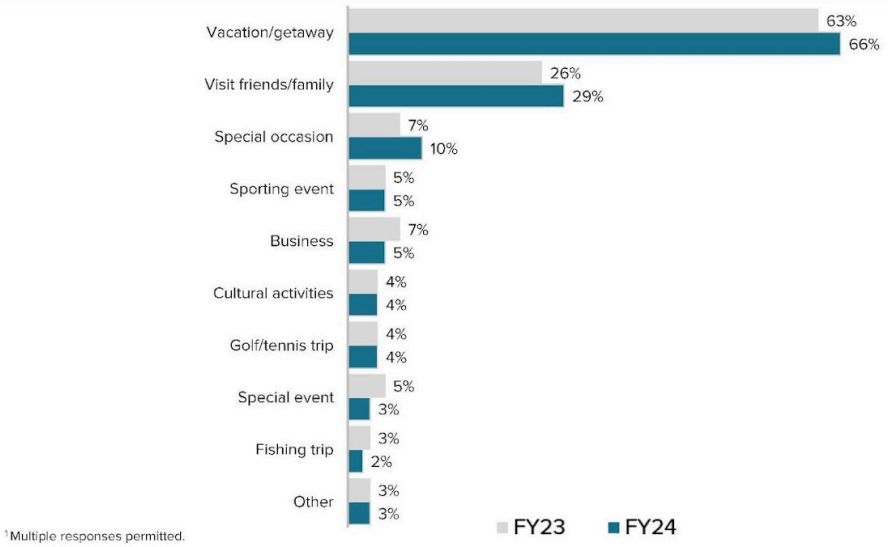
DETAILED FINDINGS | TRIP PLANNING SOURCES[1]



[1]Multiple responses permitted.

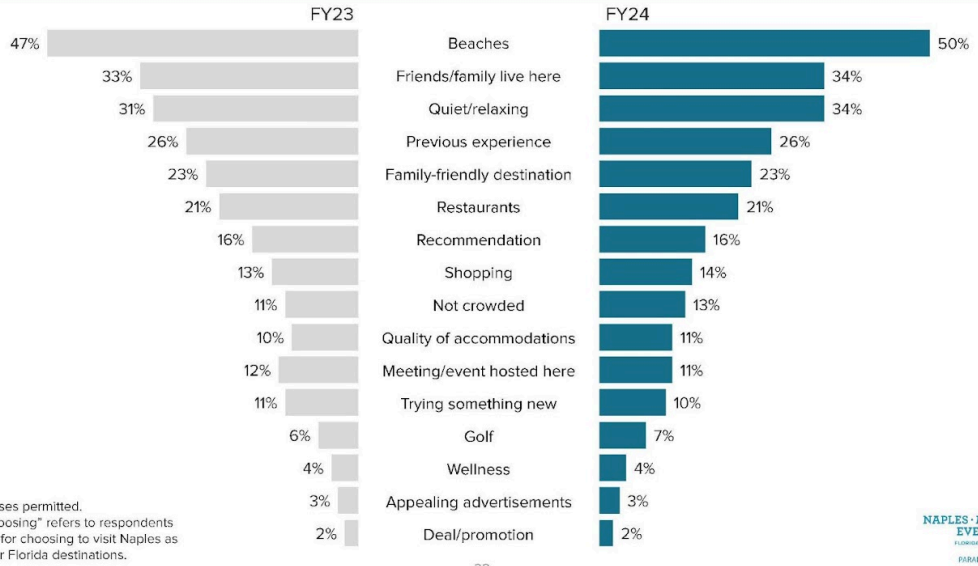
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DETAILED FINDINGS | REASONS FOR VISITING[1]



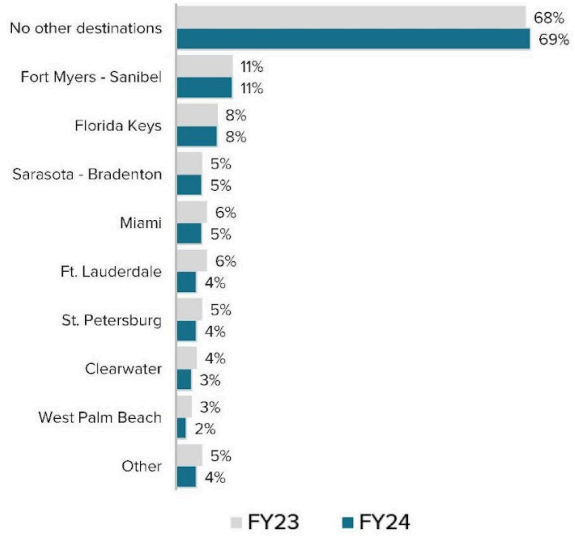
[1] Multiple responses permitted.

DETAILED FINDINGS | REASONS FOR CHOOSING[1,2]



[1] Multiple responses permitted.
[2] "Reason for choosing" refers to respondents reported reason for choosing to visit Naples as opposed to other Florida destinations.

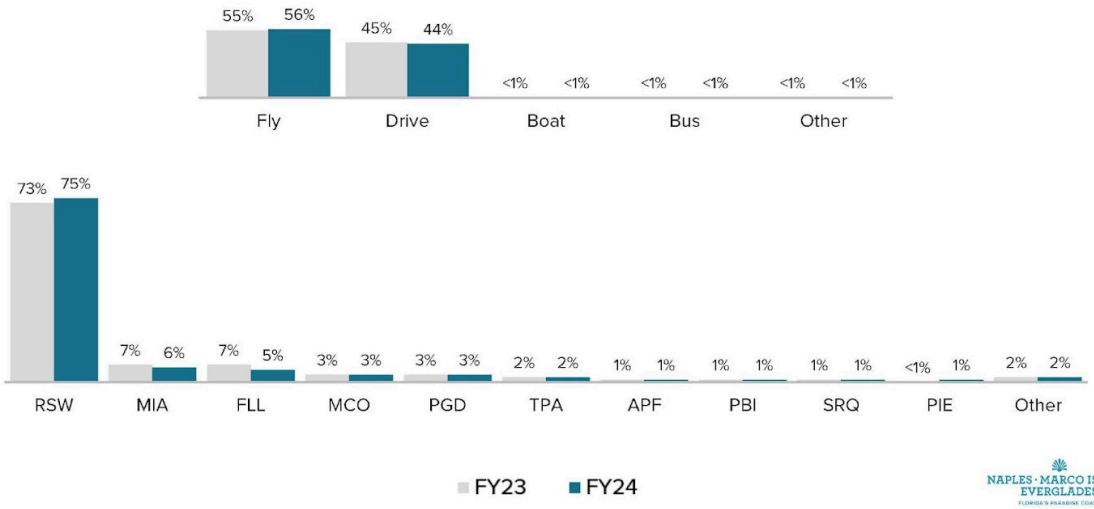
DETAILED FINDINGS | DESTINATIONS CONSIDERED[1]



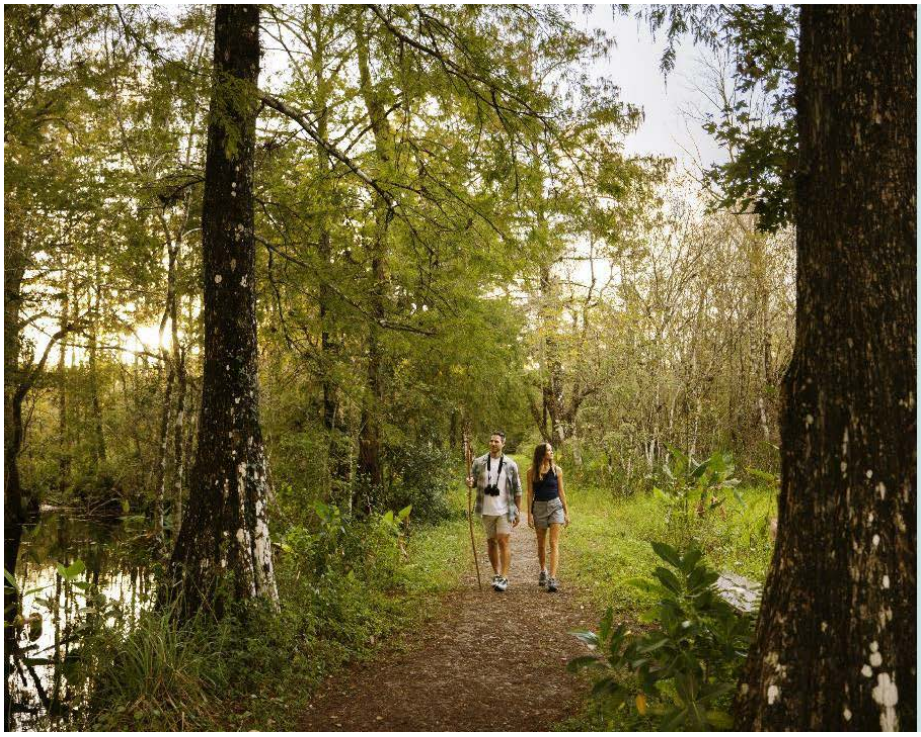
[1]Multiple responses permitted.

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DETAILED FINDINGS | TRANSPORTATION



24



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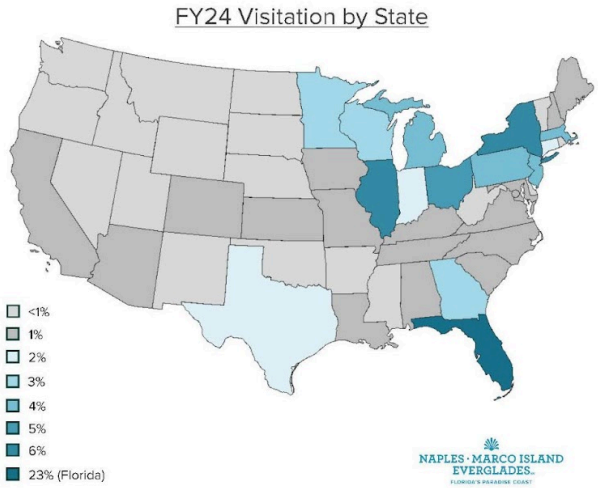
DETAILED FINDINGS: TRAVEL PARTY PROFILE

DETAILED FINDINGS | TOP ORIGIN STATES[1]

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State	FY23	FY24
Florida	27%	23%
Illinois	6%	6%
New York	6%	6%
Ohio	6%	5%
Pennsylvania	3%	4%
New Jersey	3%	4%
Michigan	4%	4%
Massachusetts	3%	4%
Minnesota	<1%	3%
Wisconsin	<1%	3%
Georgia	2%	3%
Indiana	3%	2%
Connecticut	<1%	2%
Texas	3%	2%

[1] Sources: DSG Data & Zartico Data



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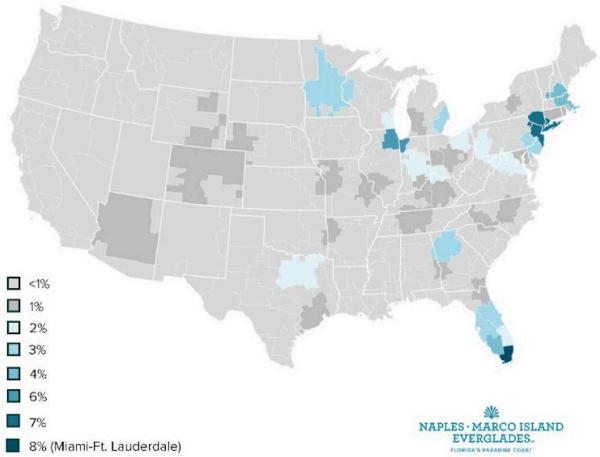
DETAILED FINDINGS | TOP ORIGIN MARKETS[1]

downs & st. germain RESEARCH

Market	FY23	FY24
Miami-Ft. Lauderdale	8%	8%
New York	8%	7%
Chicago	6%	6%
Fort Myers & Surrounding Areas	7%	4%
Boston	4%	4%
Tampa-St. Petersburg	3%	3%
Orlando-Daytona Beach-Melbourne	2%	3%
Detroit	3%	3%
Atlanta	2%	3%
Minneapolis-St. Paul	1%	3%
Philadelphia	1%	3%
West Palm Beach-Ft. Pierce	1%	2%
Cincinnati	2%	2%
Cleveland-Akron	2%	2%
Indianapolis	2%	2%
Milwaukee	1%	2%
Pittsburgh	1%	2%
Washington, D.C.-Hagerstown	2%	2%
Dallas-Ft. Worth	1%	2%

[1]Sources: DSG Data & Zartico Data

FY24 Visitation by Market

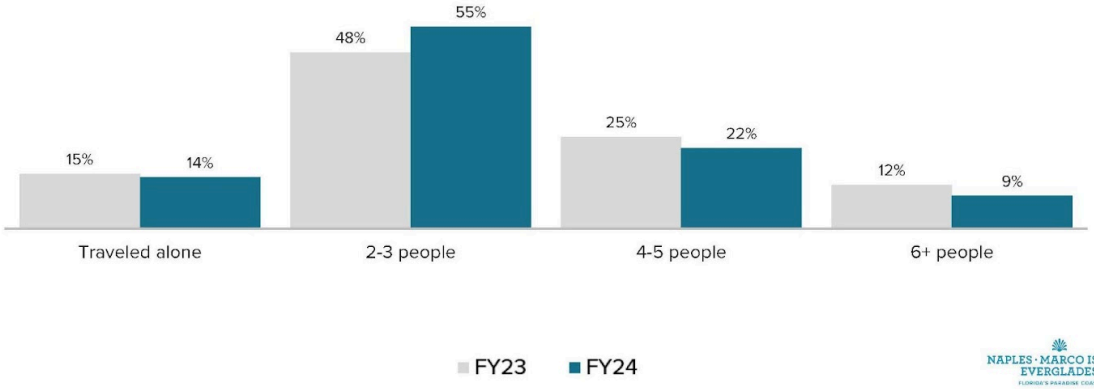


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DETAILED FINDINGS | TRAVEL PARTY SIZE

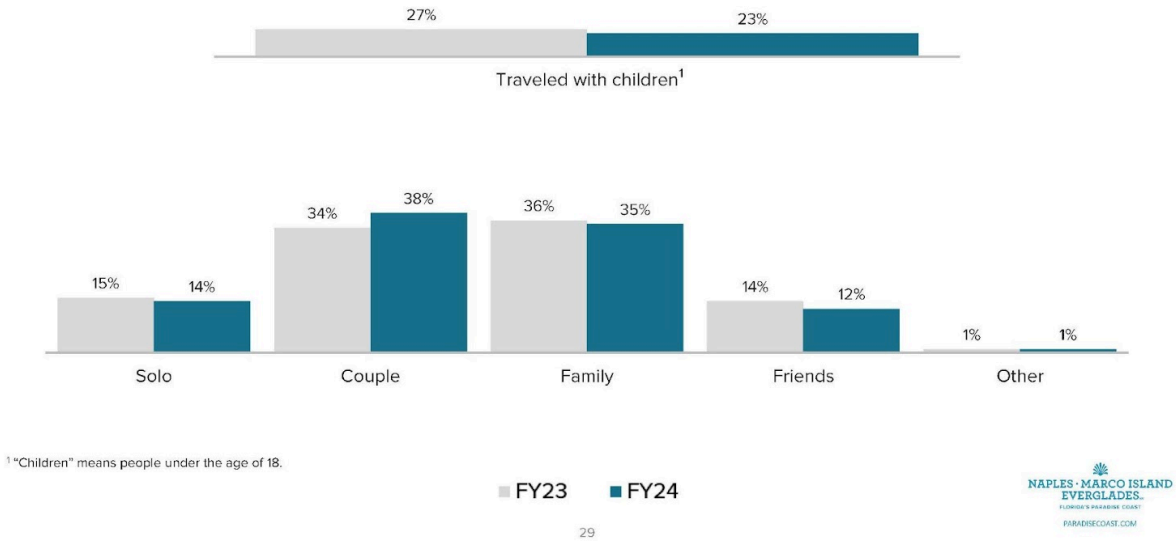
downs & st. germain RESEARCH



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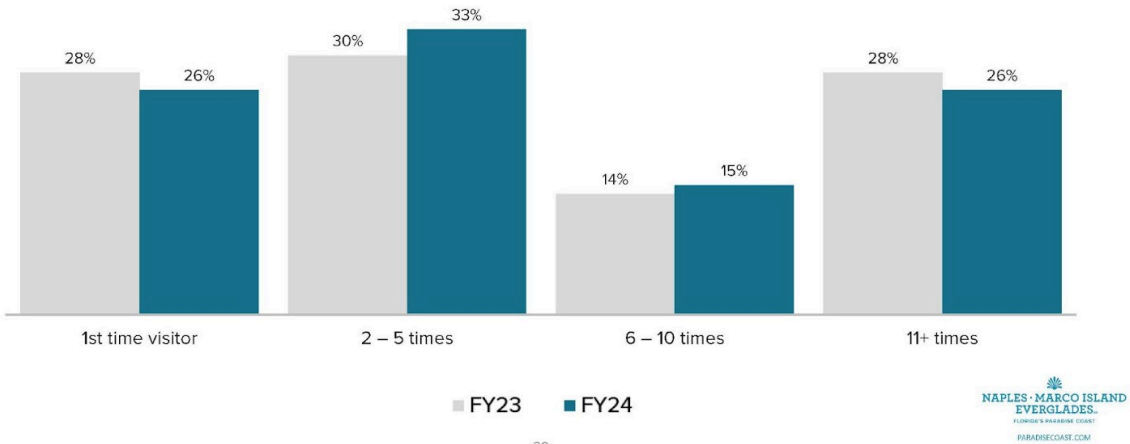
28

DETAILED FINDINGS | TRAVEL PARTY TYPE



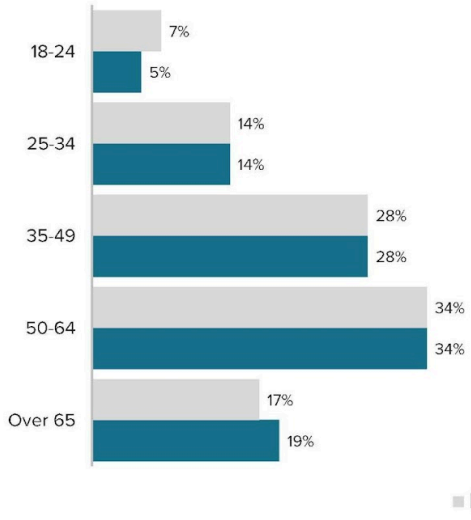
29

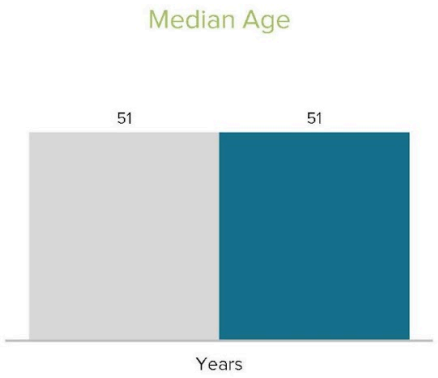
DETAILED FINDINGS | PREVIOUS VISITS



30

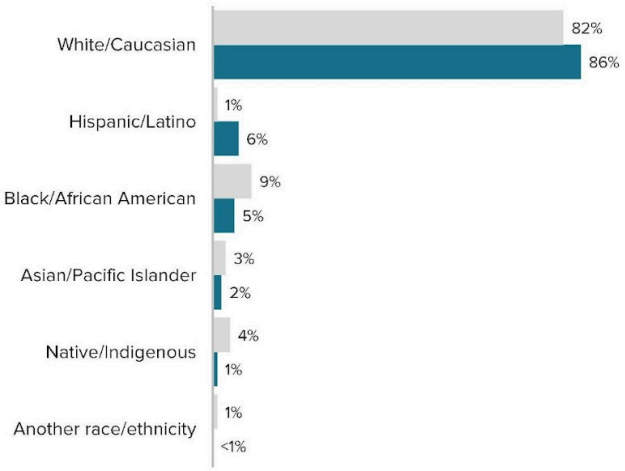
DETAILED FINDINGS | VISITOR AGES

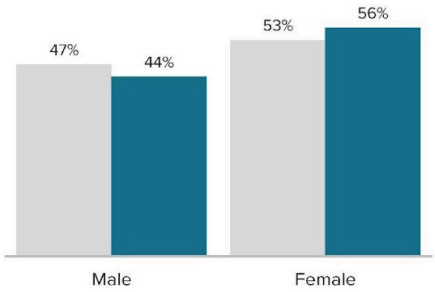




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DETAILED FINDINGS | VISITOR RACE & GENDER[1]

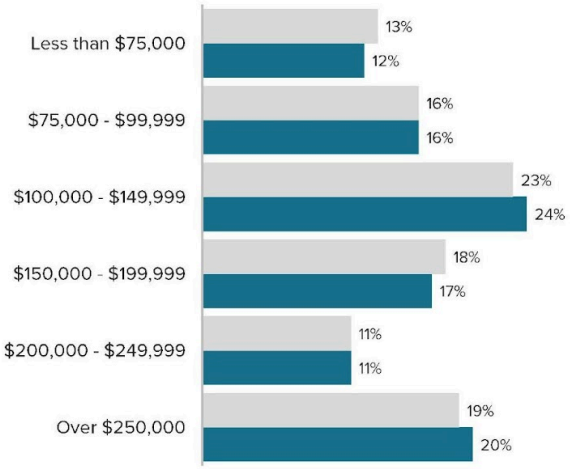




[1] Of person interviewed. Females are generally more likely to agree to participate in survey research.

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DETAILED FINDINGS | VISITOR INCOME





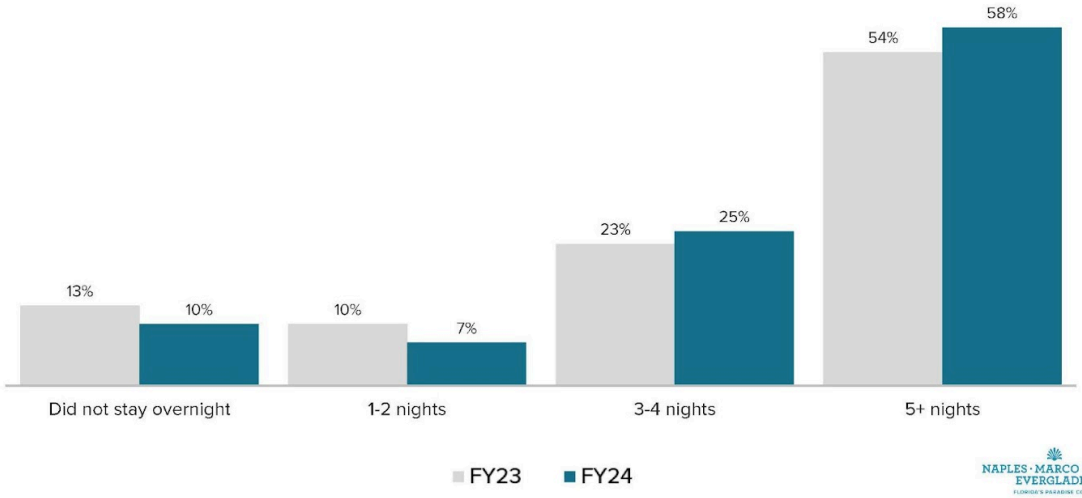
33



3c

DETAILED FINDINGS: TRIP EXPERIENCE

DETAILED FINDINGS | LENGTH OF STAY

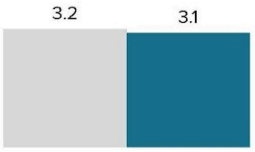


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DETAILED FINDINGS | TRIP CHARACTERISTICS

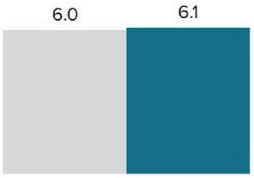
TRAVEL PARTY SIZE

3.1



NIGHTS STAYED

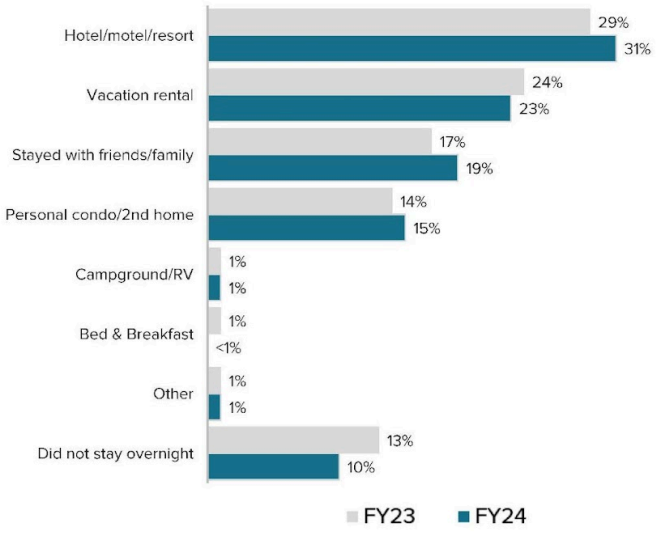
6.1



FY23 FY24

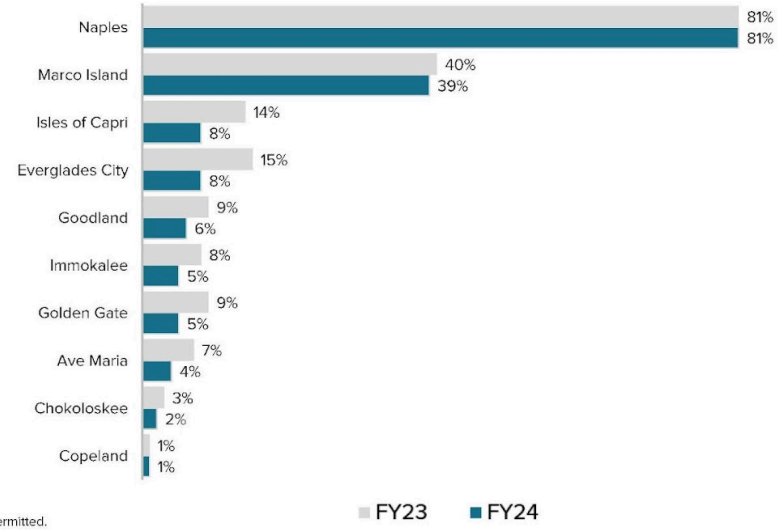
36

DETAILED FINDINGS | TYPE OF ACCOMODATIONS



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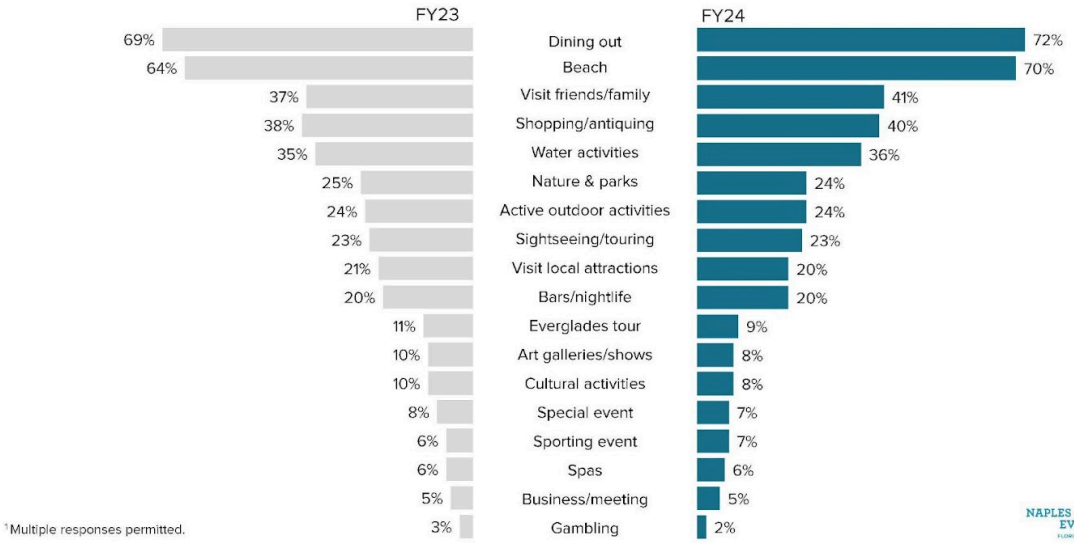
DETAILED FINDINGS | AREAS VISITED[1]



[1]Multiple responses permitted.

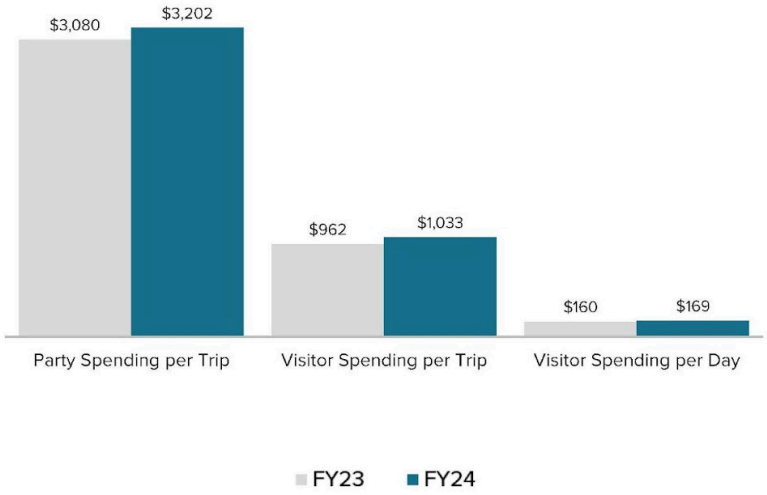
38

DETAILED FINDINGS | TRIP ACTIVITIES[1]



[1]Multiple responses permitted.

DETAILED FINDINGS | VISITOR SPENDING



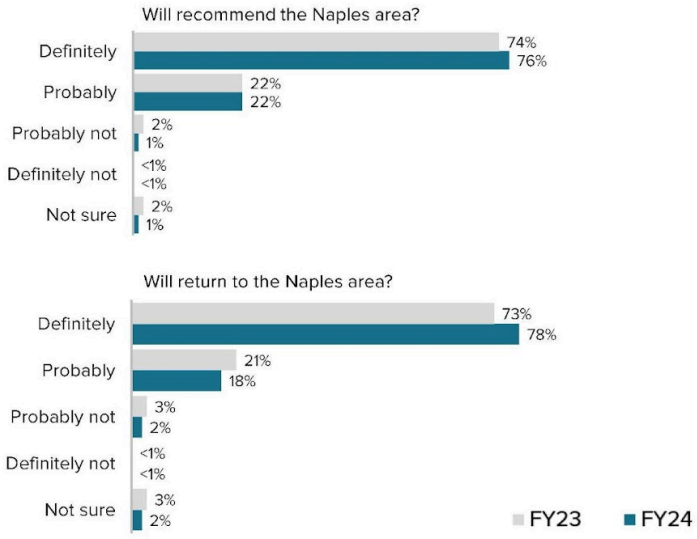


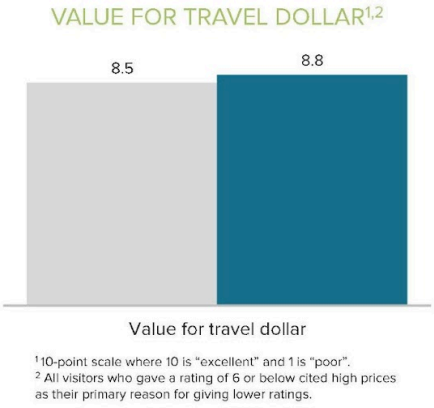
3d

DETAILED FINDINGS: POST-TRIP EVALUATION

DETAILED FINDINGS | POST-TRIP EVALUATIONS

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[1] 10-point scale where 10 is "excellent" and 1 is "poor".
[2] All visitors who gave a rating of 6 or below cited high prices as their primary reason for giving lower ratings.

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DETAILED FINDINGS QUARTERLY DATA

QUARTERLY DATA | ORIGIN REGIONS

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Regions	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Florida	18.0%	20.2%	25.5%	30.2%	23.3%
Southeast	14.1%	9.7%	12.2%	13.2%	12.2%
Northeast	22.6%	22.5%	20.3%	19.5%	21.2%
Midwest	26.1%	30.6%	23.6%	24.9%	26.5%
West	5.8%	4.3%	5.2%	3.9%	4.8%
Canada	5.0%	4.7%	5.1%	2.4%	4.3%
Europe	6.4%	5.4%	5.1%	4.2%	5.3%
United Kingdom	[2.6%]	[1.5%]	[1.8%]	[0.6%]	[1.7%]
Germany	[1.9%]	[2.3%]	[0.5%]	[1.4%]	[1.5%]
Other Europe	[1.9%]	[1.6%]	[2.8%]	[2.2%]	[2.1%]
Central/South America	0.7%	1.5%	2.1%	1.0%	1.4%
Other Intl	1.3%	1.1%	0.9%	0.7%	1.0%

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QUARTERLY DATA | ORIGIN STATES

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States	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Florida	18%	20%	26%	30%	23%
Illinois	5%	6%	6%	7%	6%
New York	5%	6%	6%	5%	6%
Ohio	5%	6%	5%	4%	5%
Pennsylvania	5%	4%	3%	5%	4%
New Jersey	4%	4%	4%	4%	4%
Michigan	3%	5%	4%	3%	4%
Massachusetts	3%	4%	3%	3%	4%
Minnesota	3%	3%	2%	3%	3%
Wisconsin	3%	3%	2%	2%	3%
Georgia	<1%	2%	3%	4%	3%
Indiana	<1%	3%	2%	4%	2%
Connecticut	3%	2%	2%	2%	2%
Texas	<1%	2%	2%	3%	2%

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QUARTERLY DATA | ORIGIN MARKETS

downs & st. germain RESEARCH

Markets	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Miami-Ft. Lauderdale	8%	4%	9%	13%	8%
New York	4%	6%	7%	8%	7%
Chicago	6%	7%	5%	5%	6%
Fort Myers & Surrounding Areas	4%	5%	6%	2%	4%
Boston	3%	5%	4%	3%	4%
Tampa-St. Petersburg	2%	3%	4%	5%	3%
Orlando-Daytona Beach-Melbourne	4%	2%	3%	4%	3%
Detroit	3%	4%	3%	3%	3%
Atlanta	2%	2%	3%	4%	3%
Minneapolis-St. Paul	2%	5%	2%	3%	3%
Philadelphia	2%	3%	2%	2%	3%
West Palm Beach-Ft. Pierce	2%	2%	3%	3%	2%
Cincinnati	2%	3%	1%	3%	2%
Cleveland-Akron	2%	2%	2%	2%	2%
Indianapolis	2%	2%	1%	2%	2%
Milwaukee	2%	2%	2%	<1%	2%
Pittsburgh	2%	2%	1%	2%	2%
Washington, D.C.-Hagerstown	2%	2%	1%	1%	2%
Dallas-fort Worth	2%	1%	1%	2%	2%

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QUARTERLY DATA | TRIP PLANNING PERIOD

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Trip Planning Period	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
A week or less	5%	9%	8%	8%	8%
2 - 4 weeks	11%	15%	14%	15%	14%
1 - 2 months	33%	26%	26%	29%	28%
3 - 4 months	24%	20%	22%	25%	23%
5 - 6 months	16%	14%	16%	13%	14%
7 months - 1 year	7%	11%	9%	6%	8%
More than 1 year	4%	5%	5%	4%	5%
Median Trip Planning Time (Days)	**61**	**60**	**63**	**58**	**60**

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QUARTERLY DATA | TRIP PLANNING RESOURCES

downs & st. germain RESEARCH

Trip Planning Resources	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Talked to friends	25%	32%	30%	26%	29%
Search engines	26%	24%	23%	37%	27%
Airline website/app	21%	14%	17%	11%	16%
Vacation rental site	13%	12%	15%	11%	13%
Hotel website/app	10%	11%	17%	15%	13%
Social media	12%	14%	10%	14%	13%
Trip planning website/app	6%	11%	12%	11%	10%
Booking website/app	7%	8%	9%	9%	8%
ParadiseCoast.com	2%	8%	6%	2%	5%
Visitor guides	3%	7%	6%	3%	5%
AAA	1%	3%	5%	2%	3%
Collier County CVB	2%	3%	2%	2%	2%
Newspapers/magazines	1%	2%	2%	1%	2%
Deal-based promotion	1%	2%	1%	2%	2%
Printed advertisements	1%	1%	2%	1%	1%
Television advertisements	1%	1%	2%	1%	1%
Other	5%	4%	3%	3%	4%
None	21%	25%	23%	20%	22%

[1] Multiple responses permitted.

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QUARTERLY DATA | OTHER DESTINATIONS CONSIDERED

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Other Destinations Considered	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
No other destinations	74%	70%	66%	66%	69%
Fort Myers – Sanibel	8%	13%	12%	10%	11%
Florida Keys	8%	7%	9%	7%	8%
Miami	4%	4%	7%	6%	5%
Sarasota – Bradenton	3%	5%	7%	4%	5%
St. Petersburg	3%	4%	4%	5%	4%
Ft. Lauderdale	4%	5%	4%	3%	4%
Clearwater	3%	3%	3%	4%	3%
West Palm Beach	1%	2%	3%	2%	2%
Other	5%	3%	4%	6%	4%

[1] Multiple responses permitted.

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QUARTERLY DATA | REASONS FOR CHOOSING

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Reasons for Choosing Collier	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Beaches	40%	51%	50%	58%	50%
Friends/family live here	32%	42%	34%	26%	34%
Quiet/relaxing	30%	34%	31%	42%	34%
Previous experience	26%	31%	23%	22%	26%
Family-friendly destination	24%	21%	20%	27%	23%
Restaurants	17%	26%	25%	15%	21%
Recommendation	14%	14%	20%	16%	16%
Shopping	13%	18%	15%	9%	14%
Not crowded	9%	9%	11%	23%	13%
Quality of accommodations	9%	9%	9%	17%	11%
Meeting/event hosted here	13%	9%	13%	9%	11%
Trying something new	9%	10%	12%	7%	10%
Golf	6%	9%	7%	4%	7%
Wellness	6%	4%	5%	2%	4%
Appealing advertisements	3%	3%	3%	1%	3%
Deal/promotion	2%	2%	1%	3%	2%
Other	4%	2%	4%	4%	3%

[1] Multiple responses permitted.

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QUARTERLY DATA | MAIN REASONS FOR VISIT

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Main Reasons for Visiting	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Vacation/getaway	59%	66%	67%	71%	66%
Visit friends/family	28%	34%	33%	21%	29%
Special occasion	16%	7%	9%	10%	10%
Business	7%	5%	6%	4%	5%
Sporting event	5%	6%	7%	3%	5%
Golf/tennis trip	3%	5%	5%	4%	4%
Cultural activities	4%	4%	3%	3%	4%
Special event	5%	3%	3%	3%	3%
Fishing trip	2%	2%	2%	3%	2%
Other	4%	3%	3%	3%	3%

[1] Up to 3 responses permitted.

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QUARTERLY DATA | TRAVEL DETAILS

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Travelling with Children?	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Yes	21%	20%	22%	32%	23%

Means of Transportation	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Flew	62%	55%	56%	53%	56%
Drove	37%	45%	43%	46%	44%

Airports of Deplanement	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
RSW – Southwest Florida International	76%	76%	76%	75%	75%
MIA – Miami International	6%	5%	8%	7%	6%
FLL – Fort Lauderdale-Hollywood International	6%	7%	5%	5%	5%
MCO – Orlando International	2%	2%	1%	6%	3%
PGD – Punta Gorda	2%	3%	3%	3%	3%
TPA – Tampa International	3%	2%	2%	1%	2%
APF - Naples	1%	1%	<1%	<1%	1%
PBI – Palm Beach International	1%	1%	1%	<1%	1%
SRQ – Sarasota Bradenton International	1%	1%	1%	1%	1%
PIE – St. Pete-Clearwater International	1%	1%	<1%	<1%	1%
Other Airports	1%	1%	3%	2%	2%

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QUARTERLY DATA | TRAVEL PARTY CHARACTERISTICS

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Travel Party Characteristics	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
This is my first time	24%	24%	27%	30%	26%
2 - 5 times	25%	30%	39%	37%	33%
6 - 10 times	20%	17%	12%	12%	15%
11+ times	31%	29%	22%	21%	26%

Travel Party Size	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Traveled alone	14%	16%	15%	12%	14%
2 - 3 people	51%	58%	56%	52%	55%
4 - 5 people	26%	18%	20%	26%	22%
6+ people	9%	8%	9%	10%	9%
Average Party Size	**2.9**	**2.9**	**3.1**	**3.4**	**3.1**

Length of Stay	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Did not stay overnight	6%	10%	11%	13%	10%
1 - 2 nights	8%	5%	7%	8%	7%
3 - 4 nights	34%	16%	29%	24%	25%
5+ nights	52%	69%	53%	55%	58%
Average Length of Stay	**6.4**	**6.7**	**6.3**	**5.0**	**6.1**

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QUARTERLY DATA | ADVERTISING RECALL

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Advertising Recall	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Recalled advertising (of ALL visitors)	27%	34%	33%	27%	31%
Influenced by advertising (of ALL visitors)	12%	17%	17%	12%	15%

Ads Recalled (Base: % who recalled Ads)	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Social media	51%	40%	46%	52%	47%
Online article	23%	19%	21%	26%	22%
Visitor guide	17%	19%	24%	13%	18%
Website advertisement	14%	20%	17%	11%	16%
Cable/satellite TV	11%	20%	20%	6%	15%
Online travel reviews	9%	16%	18%	18%	15%
Newspaper/magazine	14%	17%	16%	7%	14%
YouTube	7%	10%	9%	11%	9%
Brochure	4%	8%	16%	7%	9%
Rental agency	6%	7%	9%	8%	8%
TV streaming service	7%	6%	10%	5%	7%
Radio	4%	4%	7%	2%	4%
Billboard	2%	3%	6%	1%	3%
Music streaming service	1%	3%	5%	1%	3%
Deal-based promotion	2%	3%	2%	3%	3%
Podcast	2%	2%	<1%	<1%	1%
Other	3%	2%	1%	2%	2%

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QUARTERLY DATA | AGE & INCOME

downs & st. germain RESEARCH

Age	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
18 - 24	5%	5%	6%	6%	5%
25 - 34	18%	11%	13%	14%	14%
35 - 49	19%	25%	30%	37%	28%
50 - 65	35%	35%	35%	32%	34%
Over 65	23%	24%	16%	11%	19%
Median Age	**53**	**54**	**50**	**47**	**51**

Annual Household Income	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Less than $75,000	15%	11%	13%	11%	12%
$75,000 - $99,999	13%	15%	18%	17%	16%
$100,000 - $149,999	23%	23%	21%	28%	24%
$150,000 - $199,999	14%	17%	16%	20%	17%
$200,000 - $249,999	12%	11%	12%	10%	11%
Over $250,000	23%	23%	20%	14%	20%
Median Household Income	**$147,800**	**$152,900**	**$145,200**	**$139,300**	**$145,800**

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QUARTERLY DATA | VISITOR CHARACTERISTICS

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Race/Ethnicity	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
White/Caucasian	89%	85%	88%	84%	86%
Hispanic/Latino	<1%	8%	7%	9%	6%
Black/African American	5%	5%	3%	5%	5%
Asian/Pacific Islander	2%	2%	1%	1%	2%
Native/Indigenous	4%	<1%	<1%	<1%	1%
Another race/ethnicity	<1%	<1%	1%	1%	<1%

Gender	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Male	43%	43%	45%	46%	44%
Female[1]	57%	57%	55%	54%	56%

Travel Party Composition	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Solo	14%	15%	15%	12%	14%
As a couple	35%	39%	43%	35%	38%
With family	36%	31%	29%	44%	35%
Other couples/friends	12%	14%	12%	8%	12%
Other	3%	1%	1%	1%	1%

[1] Gender of travel party member who responded to survey. Females are generally more likely to respond to surveys.

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QUARTERLY DATA | TRIP ACTIVITIES

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Trip Activities	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Dining out	72%	73%	73%	71%	72%
Beach	61%	68%	75%	76%	70%
Visit friends/family	43%	48%	41%	30%	41%
Shopping/antiquing	37%	40%	42%	39%	40%
Water activities	26%	29%	44%	44%	36%
Nature & parks	21%	29%	29%	17%	24%
Active outdoor activities	22%	25%	25%	22%	24%
Sightseeing/touring	24%	22%	28%	18%	23%
Visit local attractions	17%	22%	23%	17%	20%
Bars/nightlife	18%	21%	24%	16%	20%
Everglades tour	7%	10%	10%	8%	9%
Art galleries/shows	8%	14%	7%	3%	8%
Cultural activities	7%	13%	7%	4%	8%
Special event	9%	9%	5%	5%	7%
Sporting event	6%	9%	9%	5%	7%
Spas	5%	6%	5%	6%	6%
Business/meeting	4%	5%	5%	5%	5%
Gambling	2%	4%	2%	1%	2%
Other	3%	1%	2%	1%	2%

[1] Multiple responses permitted.

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QUARTERLY DATA | AREAS VISITED

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Areas Visited	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Naples	80%	83%	80%	80%	81%
Marco Island	38%	41%	39%	36%	39%
Everglades City	6%	13%	7%	5%	8%
Isles of Capri	9%	10%	8%	5%	8%
Goodland	7%	9%	4%	2%	6%
Golden Gate	3%	8%	5%	3%	5%
Immokalee	3%	6%	5%	4%	5%
Ave Maria	2%	7%	5%	2%	4%
Chokoloskee	2%	2%	2%	1%	2%
Copeland	1%	1%	1%	<1%	1%

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QUARTERLY DATA | VISITOR SPENDING

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Visitor Spending	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Total Travel Party Spending	$2,711	$3,772	$3,418	$2,382	$3,202
Visitor Spending per Trip	$935	$1,301	$1,099	$722	$1,033
Visitor Spending per Day	$146	$194	$174	$144	$169

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QUARTERLY DATA | SATISFACTION METRICS

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Recommending Area	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Definitely would recommend	80%	73%	74%	77%	76%
Probably will recommend	17%	25%	23%	20%	22%
Probably will not recommend	2%	1%	2%	1%	1%
Definitely will not recommend	<1%	<1%	<1%	<1%	<1%
Not sure/don't know	1%	1%	1%	2%	1%

Returning to Area	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Definitely will return	82%	75%	75%	78%	78%
Probably will return	13%	21%	21%	18%	18%
Probably will not return	2%	2%	2%	2%	2%
Definitely will not return	<1%	<1%	<1%	<1%	<1%
Not sure/don't know	3%	2%	2%	2%	2%

Value Rating	Oct-Dec '23	Jan-Mar '24	Apr-Jun '24	Jul-Sep '24	FY24
Value of Travel Dollar	8.7	8.6	8.8	9.0	8.8

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DESTINATION COMPARISONS | FYTD SUPPLY

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	Hotel Supply (Rooms)	Δ% in Supply from FY 2023
	Total	Total
Miami	23,889,781	-0.9%
Ft. Lauderdale	14,095,111	-1.8%
Palm Beach	6,963,392	-0.4%
Sarasota	4,541,636	-2.4%
Ft. Myers	4,180,361	+16.4%
St. Petersburg	4,157,861	-0.9%
Florida Keys	3,820,004	-2.3%
Clearwater	3,305,596	+2.0%
Naples	2,765,434	+8.2%

[1] Metrics provided by STR.
[2] Transient bookings include rooms sold to individuals or groups occupying less than 10 rooms per night.
[3] Group bookings include bookings of 10 rooms or more per night, sold pursuant to a signed agreement.
[4] Contract bookings include a consistent block of rooms committed at stipulated contract rates for an extended period longer than 30 days, with payment guaranteed regardless of use, such as for airline crews and long-term guests.

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DESTINATION COMPARISONS | FYTD DEMAND

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	Hotel Demand (Rooms)				Δ% in Demand from FY 2023			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Miami	13,935,527	2,670,478	962,875	17,568,880	+1.5%	-3.9%	-4.2%	+0.4%
Ft. Lauderdale	8,176,888	1,618,554	315,688	10,111,130	-0.3%	-7.3%	-22.7%	-2.4%
Palm Beach	3,621,988	963,680	109,126	4,694,794	-0.4%	-6.4%	-1.0%	-1.7%
Sarasota	2,434,234	518,696	99,402	3,052,332	-9.9%	-12.1%	+96.5%	-8.7%
Florida Keys	2,460,948	315,587	9,100	2,785,635	-2.1%	-15.5%	+11.6%	-3.8%
St. Petersburg	2,160,361	593,732	25,582	2,779,676	-4.3%	-6.5%	-7.9%	-4.8%
Ft. Myers	2,030,529	444,855	191,230	2,666,614	+10.6%	-29.1%	+15.1%	+1.4%
Clearwater	1,829,213	457,374	188	2,286,775	+0.1%	-6.4%	+233.3%	-1.2%
Naples	1,261,499	515,269	1,674	1,778,442	+0.5%	+1.2%	-34.4%	+0.6%

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DESTINATION COMPARISONS | FYTD OCCUPANCY

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	Hotel Occupancy (%)				Δ% in Occupancy from FY 2023			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Miami	58.3%	11.2%	4.0%	73.5%	+2.5%	-3.0%	-3.3%	+1.3%
Florida Keys	64.4%	8.3%	0.2%	72.9%	+0.2%	-13.5%	+14.2%	-1.5%
Ft. Lauderdale	58.0%	11.5%	2.2%	71.7%	+1.5%	-5.6%	-21.3%	-0.6%
Clearwater	55.3%	13.8%	0.0%	69.2%	-1.8%	-8.2%	+226.8%	-3.1%
Palm Beach	52.0%	13.8%	1.6%	67.4%	0.0%	-6.0%	-0.5%	-1.3%
Sarasota	53.6%	11.4%	2.2%	67.2%	-7.7%	-9.9%	+101.4%	-6.4%
St. Petersburg	52.0%	14.3%	0.6%	66.9%	-3.4%	-5.7%	-7.1%	-4.0%
Naples	46.2%	18.1%	0.0%	64.3%	-7.2%	-6.5%	-39.4%	-7.0%
Ft. Myers	48.6%	10.6%	4.6%	63.8%	-5.0%	-39.1%	-1.1%	-12.9%

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DESTINATION COMPARISONS | FYTD REVENUE

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	Hotel Revenue (Millions of Dollars)				Δ% in Revenue from FY 2023			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Miami	$3,074.68	$670.36	$118.88	$3,863.92	+5.9%	+3.0%	+14.4%	+5.7%
Ft. Lauderdale	$1,447.11	$348.32	$42.58	$1,838.01	-7.4%	-5.5%	-14.7%	-7.3%
Palm Beach	$909.18	$260.70	$13.93	$1,183.81	-2.7%	-0.3%	+18.7%	-2.0%
Florida Keys	$880.64	$110.49	$2.38	$993.51	+3.4%	-11.8%	-7.5%	+1.4%
Sarasota	$480.93	$97.54	$11.77	$590.24	-11.7%	-10.8%	+120.0%	-10.5%
Naples	$430.17	$152.62	$0.38	$583.17	+20.7%	+23.4%	-26.9%	+21.3%
St. Petersburg	$420.60	$103.14	$2.72	$526.47	-3.3%	-0.3%	+5.8%	-2.7%
Clearwater	$374.15	$84.57	$0.00	$458.72	+3.6%	+1.1%	-85.5%	+3.1%
Ft. Myers	$336.24	$80.45	$27.36	$444.05	+17.4%	-27.2%	+53.6%	+7.1%

[1] Metrics provided by STR.
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DESTINATION COMPARISONS | FYTD DAILY RATE

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	Hotel Average Daily Rate ($)				Δ% in ADR from FY 2023			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Florida Keys	$357.85	$350.10	$261.49	$356.65	+5.6%	+4.4%	-17.1%	+5.4%
Naples	$341.00	$296.19	$227.65	$327.91	+20.1%	+21.9%	+11.5%	+20.6%
Palm Beach	$251.02	$270.53	$127.64	$252.15	-2.3%	+6.5%	+19.9%	-0.3%
Miami	$220.64	$251.02	$123.46	$219.93	+4.3%	+7.1%	+19.5%	+5.3%
Clearwater	$204.54	$184.90	$7.46	$200.60	+3.5%	+8.0%	-95.6%	+4.4%
Sarasota	$197.57	$188.05	$118.46	$193.37	-2.0%	+1.4%	+12.0%	-2.0%
St. Petersburg	$194.69	$173.72	$106.51	$189.40	+1.1%	+6.7%	+14.9%	+2.3%
Ft. Lauderdale	$176.98	$215.20	$134.87	$181.78	-7.1%	+2.0%	+10.4%	-5.0%
Ft. Myers	$165.59	$180.86	$143.07	$166.52	+6.2%	+2.7%	+33.5%	+5.6%

[1] Metrics provided by STR.
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DESTINATION COMPARISONS | FYTD REVPAR

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	Hotel Revenue Per Available Room ($)				Δ% in RevPAR from FY 2023			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Florida Keys	$230.53	$28.92	$0.62	$260.08	+5.8%	-9.8%	-5.4%	+3.8%
Naples	$155.55	$55.19	$0.14	$210.88	+11.5%	+14.0%	-32.4%	+12.1%
Palm Beach	$130.57	$37.44	$2.00	$170.01	-2.3%	+0.1%	+19.3%	-1.6%
Miami	$128.70	$28.06	$4.98	$161.74	+6.9%	+4.0%	+15.5%	+6.6%
Clearwater	$113.19	$25.58	$0.00	$138.77	+1.6%	-0.8%	-85.8%	+1.1%
Ft. Lauderdale	$102.67	$24.71	$3.02	$130.40	-5.7%	-3.8%	-13.1%	-5.5%
Sarasota	$105.89	$21.48	$2.59	$129.96	-9.5%	-8.6%	+125.4%	-8.3%
St. Petersburg	$101.16	$24.81	$0.66	$126.62	-2.4%	+0.6%	+6.7%	-1.8%
Ft. Myers	$80.43	$19.25	$6.54	$106.22	+0.9%	-37.5%	+32.0%	-8.0%

[1] Metrics provided by STR.
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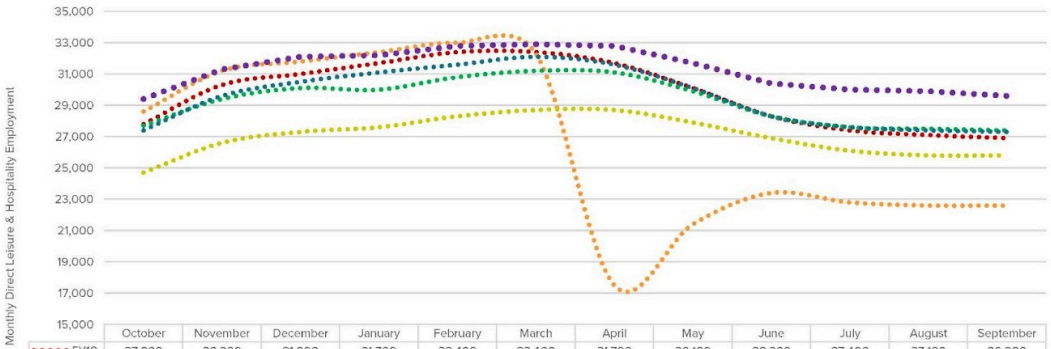
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INDUSTRY DATA

INDUSTRY DATA | CURRENT EMPLOYMENT

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Collier County Direct Leisure and Hospitality Employment (Fiscal Year)[1]



	October	November	December	January	February	March	April	May	June	July	August	September
FY19	27,800	30,300	31,000	31,700	32,400	32,400	31,700	30,100	28,300	27,400	27,100	26,900
FY20	28,600	31,200	31,800	32,400	33,000	32,300	17,500	21,400	23,400	22,800	22,600	22,600
FY21	24,700	26,600	27,300	27,600	28,300	28,700	28,700	27,900	26,900	26,100	25,800	25,800
FY22	27,700	29,400	30,100	30,000	30,800	31,200	31,100	29,900	28,300	27,600	27,500	27,400
FY23	27,400	29,600	30,500	31,100	31,600	32,100	31,600	30,100	28,300	27,600	27,400	27,300
FY24	29,400	31,300	32,100	32,200	32,800	32,900	32,800	31,700	30,400	30,000	29,900	29,600

[1]SOURCE: Current Employment Statistic Program (CES), Collier County Leisure and Hospitality Sector, not seasonally adjusted.
(P) Preliminary.

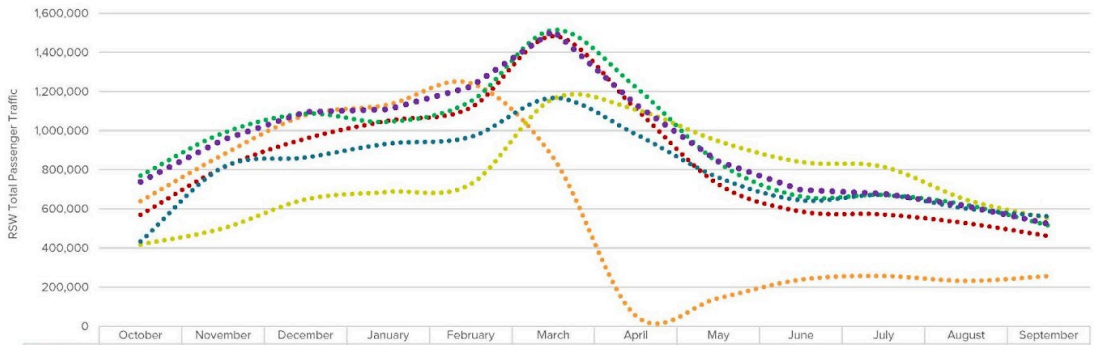
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INDUSTRY DATA | RSW PASSENGER TRAFFIC

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Southwest Florida International Airport (RSW) Passenger Traffic (Fiscal Year)[1]



	October	November	December	January	February	March	April	May	June	July	August	September
FY19	569,553	810,283	958,717	1,050,093	1,117,409	1,482,239	1,111,558	725,754	586,319	570,977	526,519	460,869
FY20	638,922	876,703	1,077,818	1,132,103	1,241,590	861,221	53,379	143,004	237,706	256,418	231,283	255,926
FY21	417,305	500,468	648,011	686,563	725,735	1,162,342	1,107,004	946,366	839,377	814,471	647,534	551,041
FY22	769,524	986,908	1,085,569	1,044,816	1,149,618	1,514,046	1,221,628	836,379	663,141	671,225	620,532	515,007
FY23	432,667	812,305	862,368	932,896	967,416	1,166,442	981,216	760,330	643,486	670,818	601,542	560,358
FY24	737,527	953,025	1,094,783	1,108,190	1,223,761	1,509,777	1,133,256	843,270	696,867	677,137	614,531	523,004

[1]SOURCE: Lee County Port Authority Monthly Statistics.

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INDUSTRY DATA | LICENSED RENTAL UNITS

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Licensed Transient Rental Units as of October 1st, 2024[1]				
	Hotel	Motel	Vacation Rental	Total
Naples	5,315	1,368	2,676	9,359
Marco Island	1,299	97	1,999	3,395
Immokalee	0	70	104	174
Golden Gate	0	116	0	116
Everglades City	38	36	21	95
Chokoloskee	0	13	1	14
Goodland	0	5	8	13
Ave Maria	0	0	6	6
Ochopee	0	0	1	1
Total	**6,652**	**1,705**	**4,816**	**13,173**

[1] SOURCE: Florida Department of Business & Professional Regulation.

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FY2024
Annual Report

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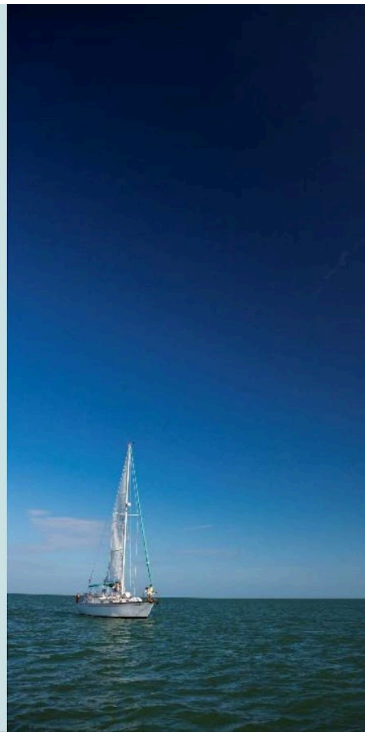
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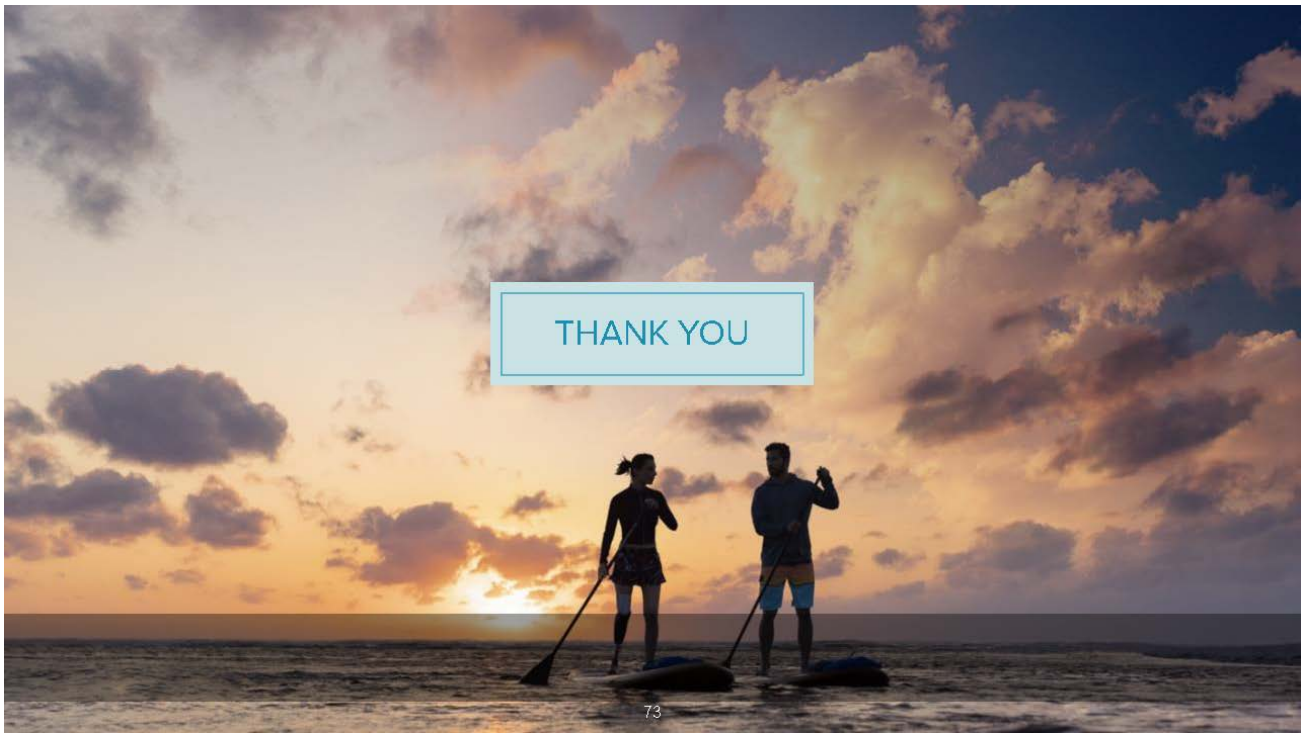
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COLLIER COUNTY, FLORIDA
FY2023 TOURISM IMPACT REPORT
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UPDATE FROM THE TOURISM DIRECTOR

To our visitors, Florida's Paradise Coast truly embodies the essence of sun, sea, and serenity. To our community and tourism partners, it embodies the unwavering spirit of teamwork, resilience, and growth.

We faced many challenges in the first quarter of FY23 due to Hurricane Ian. Visitation from our core domestic markets in the Midwest and Northeast was severely impacted, our inventory was significantly decreased, and our in-state numbers reflect occupancy rates and lower revenue generated by emergency response teams and first responders rather than leisure and vacation travelers. Broader national economic factors such as inflation affected vacation and travel plans. However, Florida's Paradise Coast demonstrated a remarkable ability to bounce back.
The importance of our international markets and group business cannot be overstated as those visitors and corporate meetings kept our resorts busy and our local hospitality team members employed. Our community's invincible spirit and the allure of our destination are undeniable and continue to attract visitors from near and far.

Tourism is a main economic driver for our destination. In addition to creating livelihoods, providing jobs, and bringing significant economic impact to our County, the Tourist Development Taxes collected from those who visit — nearly $46 million last year alone — greatly benefit all residents of Collier County.

From refurbished beaches and new infrastructure to increased services and amenities enjoyed by residents year-round, our tourism economy provides a highly sought–after quality of life.

We are delighted to share the achievements and metrics of Fiscal Year 2023, showcasing the continued strength and ever-increasing appeal of Naples, Marco Island and the Everglades — Florida's Paradise Coast.

Warm Regards,

Jay Tusa, CDME, CTIS, TMP
Tourism Director
Naples, Marco Island, Everglades CVB

DETAILED METRICS & MARKET INSIGHTS

KEY METRICS

VISITORS TO FLORIDA'S PARADISE COAST IN FY2023

2,631,200



HOTEL ROOM NIGHTS
2,474,000

DIRECT VISITOR SPENDING
$2,534,605,700



ECONOMIC CONTRIBUTIONS

TOTAL ECONOMIC IMPACT

$3,594,347,800



TAX COLLECTION
$45,721,318

VISITOR DEMOGRAPHICS



PRIMARY REASONS FOR TRAVEL
VISITING FAMILY/FRIENDS

TRAVEL PARTIES
COUPLES AND FAMILIES

MARKET INSIGHTS & EMPLOYMENT

INTERNATIONAL & DOMESTIC INSIGHTS

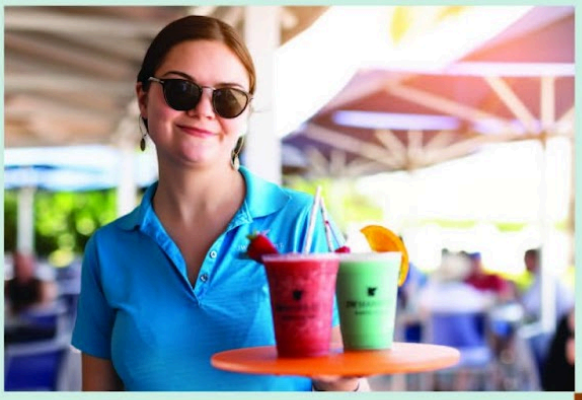
INTERNATIONAL VISITATION
279,200
+2.9% YOY

OUT–OF–STATE*
1,921,700
62.4%
–35.3% YOY

FLORIDA MARKET SHARE
709,500
27%
+11.6% YOY

**FY23 visitation was significantly impacted by Hurricane Ian, through loss of inventory and domestic visitation.*

EMPLOYMENT & WAGES



(= 5,000 JOBS)

JOBS SUPPORTED
28,780

TOTAL WAGES
$1,251,836,500





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2024-2025
Enhanced Marketing Funding Request

Emergency Hurricane Recovery Marketing Request

Urgent Funding to Counter Negative Perceptions

- **CVB Distribution Channels**
  - Website & First Party Data, Social Platforms, eNewsletters, Online Communications
- **Partner Relationships**
  - Real-Time Content Development & Distribution
- **Media Advertising**
  - To Drive Bookings & Promote that the Destination is Fully Open for Business

Optimized Creative Messaging Tailored to Three Key Audiences:

- **Leisure** (Domestic and International)
- **Groups & Meetings**
- **Weddings**

2

Current State of Tourism

- **Declining Leisure Hotel Occupancy**
  - Collier County last among Florida competitors
- **2025 New Hotel Room Supply**
  - 1,000 new hotel rooms
  - Adding 147,000 leisure room nights to fill
- **Occupancy Drives Visitation/TDT**
  - If demand remains unchanged, Occupancy is forecasted to **decrease to 41% FY25**
- **Hurricane Impacts and Negative Perceptions**
  - Ian, Debby, Helene, Milton
- **Softening Tourism Market**
  - Florida Fatigue (Domestic)
  - Increased International Options
  - Future Group/Meetings Business (pipeline)





3

Strength of Competition

Destination & Visitor Tax %	County	Total TDT Collected FY2023	Advertising Budget	% TDT Spent on Advertising	Travel Budget	Number of FTE
Amelia Island (5%)[1, 2]	Nassau	$10,686,000	$12,565,000	117%	$2,160,000	13
Space Coast (5%)*[1]	Brevard	$25,000,000	$13,380,000	53.5%	$32,000	16
Fort Myers/Sanibel (5%)	Lee	$36,500,000	$14,300,000	39.2%	$297,450	33
Tampa Bay*[1,2] (6%)	Hillsborough	$42,100,000	$14,900,000	35.4%	$1,000,000	41
The Palm Beaches*[2] (6%)	Palm Beach	$31,000,000	$10,230,000	33%	$150,000	50
Sarasota[2,3] (6%)	Sarasota	$49,996,721	$14,999,000	30%	N/A	14
Florida Keys (5%)	Monroe	$61,478,869	$11,935,279	19.4%	$1,010,000	8
Naples, Marco Island, Everglades (5%)	**Collier**	**$44,000,000**	**$6,000,000**	**13.6%**	**$133,000**	**9**
Bradenton Area CVB[3] (5%)	Manatee	$30,354,740	$3,731,946	12.3%	$286,206	N/A

*These DMOs are funded from TDT along with funding from a Tourist Improvement District (TID) and membership fees. Advertising expenses are based on only the TDT.
[1]Amelia Island, Space Coast and Visit Tampa Bay were awarded additional funding from reserves for FY2025.
[2]These DMOs are nonprofit corporations
[3]SRQ/Bradenton CVB joint campaign contributing $200,000 with Visit FLorida contributing with $500,000.
Source: *Collier County Chapter, FRLA, State of Florida Department of Revenue (2024), Space Coast Office of Tourism, Sarasota Office of Tourism, Tampa Bay Business Journal, Amelia Island Office of Tourism*

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4

Marketing Investment - Use of Funds Request

Emergency Hurricane Recovery Marketing (FUND 1106) • Urgent Funding to Counter Negative Perceptions	**$390,000**
TDT Reserve Investment (FUND 1101) • Feeder Market Growth and Expansion • Enhanced Efforts to Impact Off Season • Strengthen Sales Efforts • Expanded Paid Advertising • Additional Research, Data and Insights	**$5,067,500**
INVESTMENT	**$5,457,500**

Fund 1106 reserve account balance is $2,069,300
Fund 1101 expenses include a $12,200,000 reserve balance

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5

Value of Supporting Collier County Tourism

$48M Tourist Development Tax (TDT) Collections	**$1,525** Resident Tax Savings	**28,000+** Local Tourism Jobs	**TDT Drives Growth and Supports Beaches, County Museums, Culture, Recreation, Community, Environmental Projects**
$12.2M TDT Promotions Reserve	**$3.6B** Economic Impact	**$1.2B** Total Wages	
Strengthens Reputation as the Best Community in America to Live, Work, and Play			

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Budget Options (presented to TDC 10/15/24)

OPTION 1	OPTION 2	OPTION 3
Stronger Presence in Currently Identified Feeder Markets	Stronger Presence in Currently Identified Feeder Markets	Stronger Presence in Currently Identified Feeder Markets
Expand Summer Target Markets **by 4**	Expand Summer Target Markets **by 2**	Expand Summer Target Markets **by 3**
Expand Winter Target Markets **by 3**	Expand Winter Target Markets **by 1**	Additional Research, Data and Insights
Enhanced Paid Advertising Opportunities	Enhanced Paid Advertising Opportunities	Enhanced Influencer Marketing
Partner Co-op Programs	Partner Co-op Programs	Digital Marketing Enhancements
Luxury Media Partnerships + Collaborations	Luxury Media Partnerships + Collaborations	Groups, Meetings, Weddings Enhancements
Additional Research, Data and Insights	Additional Research, Data and Insights	Travel Trade Enhancements
Enhanced Influencer Marketing	Enhanced Influencer Marketing	**TOTAL INVESTMENT = $2,462,500**
International Public Relations	International Public Relations	
Digital Marketing Enhancements	Digital Marketing Enhancements	
Groups, Meetings, Weddings Enhancements	Groups, Meetings, Weddings Enhancements	
Travel Trade Enhancements	Travel Trade Enhancements	
TOTAL INVESTMENT = $5,067,500	**TOTAL INVESTMENT = $3,707,500**	

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ADEPT
Strategy & Public Relations



Executive Summary

Recommendation to approve the Third Extension and Amendment to the Sponsorship Agreement between Collier County and Spirit Promotions for the 2026-2032 U.S. Open Pickleball Championships for a total of $1,050,000, approve the expenditure of up to $1,000,000 for capital improvements at ENCP, approve an allocation of up to $40,000 for an infrastructure project study, for a total of $2,090,000, authorize the Chairman to sign the attached Agreement, approve any necessary Budget Amendments, and make a finding that the related expenditure promotes tourism.

OBJECTIVE: Recommend approval of the Third Extension and Amendment of the Sponsorship Agreement with Spirit Promotions for the years of 2026 - 2032.

CONSIDERATIONS: Collier County entered into the Sponsorship Agreement with Spirit Promotions on February 12, 2019 (Agenda item 16.F.2). The Agreement included the U.S. Open Pickleball Championships for years 2019 to 2021 (Agenda item 16.F.4). On October 22, 2019, the Parties entered into the first Extension and Amendment of the Sponsorship Agreement which extended the sponsorship through the U.S. Open Pickleball Championships in 2024. On January 9, 2024, the Parties entered into a second extension for one year though the 2025 U.S. Open Pickleball Championships (Agenda item 16.F.10). Pickleball is a fast-growing sport in Collier County, and the U.S. Open Pickleball Championships have been the primary factor in that growth. This event promises to continue to bring a record number of participants and fans to Collier County in April for the next five years.

The 2024 U.S. Open event was once again the marquee tournament in the Pickleball market. The 2024 tournament attracted 3,250 players from all 50 states and 31 countries. Over 50,000 spectators came out worldwide to watch Pickleball's best play for the right to be called U.S. Open Pickleball Champions. The events were Live Streamed on CBS Sports Network, Pickleball Channel and Pickleball TV platforms. The total audience reach of the three broadcast platforms was 14.74 million people and a total broadcast value of $515,000.
In addition to paying a Sponsorship fee, Collier County will assist Spirit Promotions in hosting the event. This assistance includes:

- year-round promotion of the event on the Sports Tourism website, Facebook, and Twitter channels.
- providing PR and media assistance to promote the Championships.
- assisting with permitting and hotel partnerships.

Spirit Promotions has devised a long-term strategy for the event for a sponsorship agreement for seven (7) years. This includes a declining scale of payments to Spirit Promotions as follows: $300,000 in 2026; $250,000 in 2027; $200,000 in 2028; $150,000 in 2029; $100,000 in 2030; and $50,000 in 2031.

The agreement provides for the construction of a new championship court with waterproof canopy that would be located immediately adjacent to the current championship court, along with the installation of a new sound system distributed through East Naples Community Park. With an estimate of $2,000,000 for the project by Spirit Promotions, they will commit an amount of up to $1,000,000 toward the cost of capital improvements and the remaining not to exceed $1,000,000 will come from Collier County. Tourist development taxes are proposed to finance this expense. For any capital improvement, the parties are required to follow the provisions of Section 125.0104(5)(a)6., Florida Tourist Development Tax Statute. Therefore, an independent analysis, performed at the expense of the Tourist Development Council (TDC), will be conducted to determine the positive impact of the infrastructure project on tourist-related businesses in the County. The cost of the study shall not exceed $40,000 without additional TDC and BCC approval.

ADVISORY COMMITTEE RECOMMENDATION: This item was presented to the Tourist Development Council at its meeting on August 20, 2024 and was approved unanimously.

FISCAL IMPACT: Funding for the impact study of up to $40,000 will be allocated in the annual Tourist Division budget for Sports Marketing from the TDC Promotional Fund (1101) for FY 2025. The funding for the sponsorship funds declining from $300,000 in FY 25 will be included in the annual Tourism Division budget for sports marketing

within TDC Promotional Fund (1101) in the fiscal years as outlined in the contract (total expenditure is $1,050,000). A budget amendment will be required to allocate up to $1,000,000 for the capital infrastructure improvements at ENCP within TDC Capital Fund (1108). The allocation for the infrastructure will be based on the results of the study and timeline of the project and is estimated to start in FY 2026. The total fiscal impact is $2,090,000.

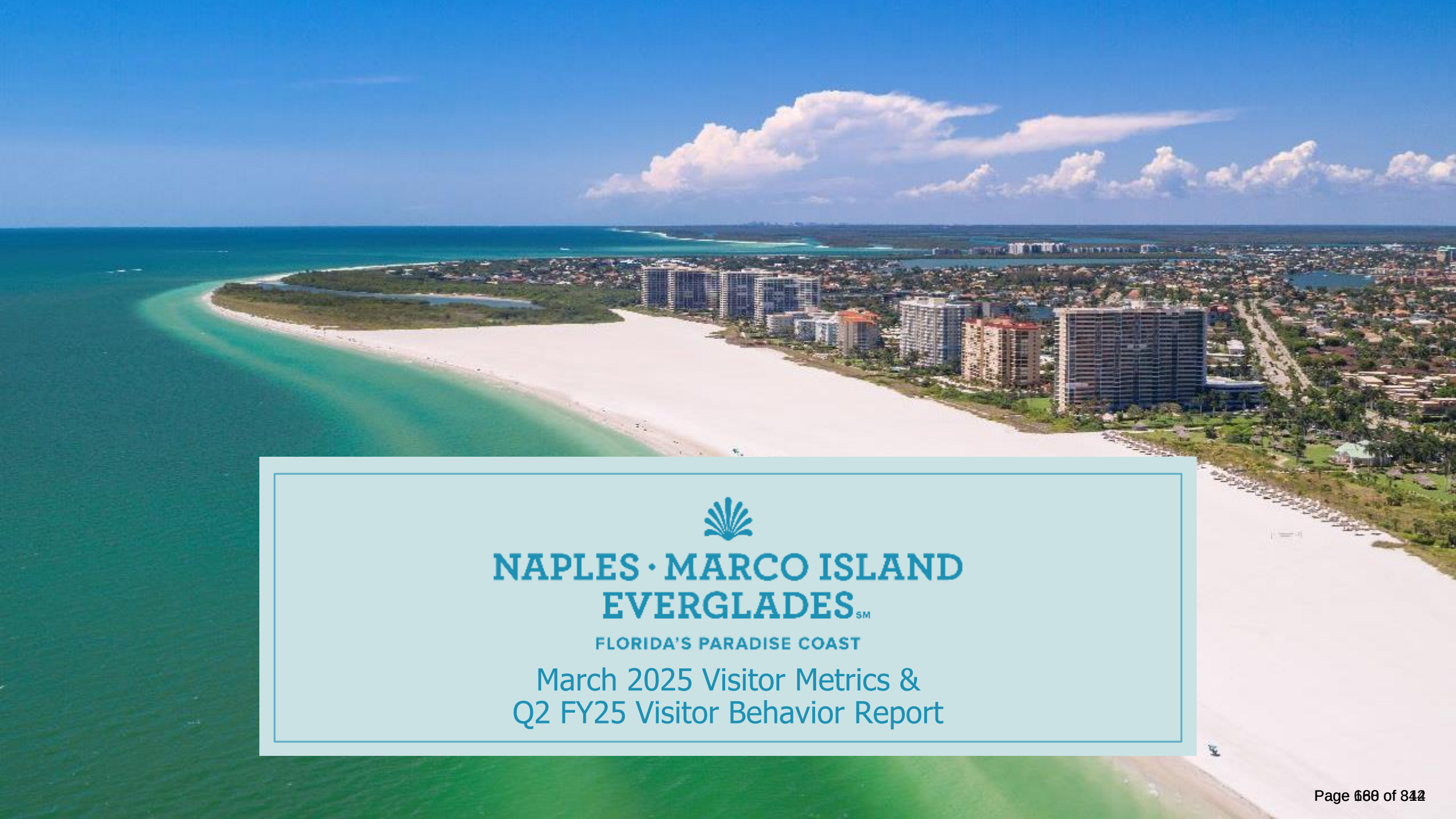
GROWTH MANAGEMENT IMPACT: There is no growth management impact associated with this action.

LEGAL CONSIDERATIONS: The Agreement requests Board authorization for tourist development tax expenditures of up to $1 million for a "public facility," defined as a major capital improvement, which requires a super majority vote of the Board pursuant to Section 125.0104(5)(1)6, Fla. Stat. The proposed capital improvement is a waterproof canopy which cost will be shared with Spirit Promotions as a not to exceed amount of $1 million per party. This item is approved as to form and legality and requires a super majority vote for approval. - CMG

RECOMMENDATIONS: Recommendation to approve the Third Extension and Amendment to the Sponsorship Agreement between Collier County and Spirit Promotions for the 2026-2032 U.S. Open Pickleball Championships for a total of $1,050,000, approve the expenditure of up to $1,000,000 for capital improvements at ENCP, approve an allocation of up to $40,000 for an infrastructure project study, for a total of $2,090,000, authorize the Chairman to sign the attached Agreement, approve any necessary budget amendments, and make a finding that the related expenditure promotes tourism.

PREPARED BY: John Melleky, Arts and Culture Manager, Tourism, Sandra Rios, PR and Communications Manager, Tourism

ATTACHMENTS:
1. THIRD EXTENSION AND AMENDMENT Signed MD
2. Original contract and first ex
3. FINAL Second Extension and Amendment - Spirit Promotions
4. Spirit Promo Pickelball 2020 thru 2024
5. US Pickle Ball Open _ 2024 Presentation



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FLORIDA'S PARADISE COAST

March 2025 Visitor Metrics & Q2 FY25 Visitor Behavior Report

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   a) **Pre-visit:** pgs. 27 - 33
   b) **Travel Party Profile:** pgs. 34 - 39
   c) **Trip Experience:** pgs. 40 - 45
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5) **Destination Comparisons (Hotels only):** pgs. 48 - 61

   a) **Monthly Comparisons:** pgs. 48 - 54
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HIGHLIGHTS

MARCH 2025 | Key Performance Metrics

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Metric	March 2024	March 2025	Percent Change
Visitors	266,200	256,500	- 3.6%
Visitor Days	1,932,400	2,170,000	+ 12.3%
Direct Spending	$436,172,100	$425,495,600	- 2.4%
Economic Impact	$604,534,500	$588,034,900	- 2.7%
Room Nights	297,800	296,500	- 0.4%
Occupancy	73.6%	74.2%	+ 0.8%
Average Daily Rate	$527.25	$456.06	- 13.5%
RevPAR	$388.06	$338.40	- 12.8%

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JAN - MAR 2025 | Key Performance Metrics

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Metric	Jan-Mar 2024	Jan-Mar 2025	Percent Change
Visitors	812,100	804,500	- 0.9%
Visitor Days	5,418,700	5,940,300	+ 9.6%
Direct Spending	$1,078,246,600	$1,058,600,100	- 1.8%
Economic Impact	$1,494,449,800	$1,462,985,400	- 2.1%
Room Nights	847,500	851,500	+ 0.5%
Occupancy	73.1%	72.1%	- 1.4%
Average Daily Rate	$500.47	$463.65	- 7.4%
RevPAR	$365.84	$334.29	- 8.6%

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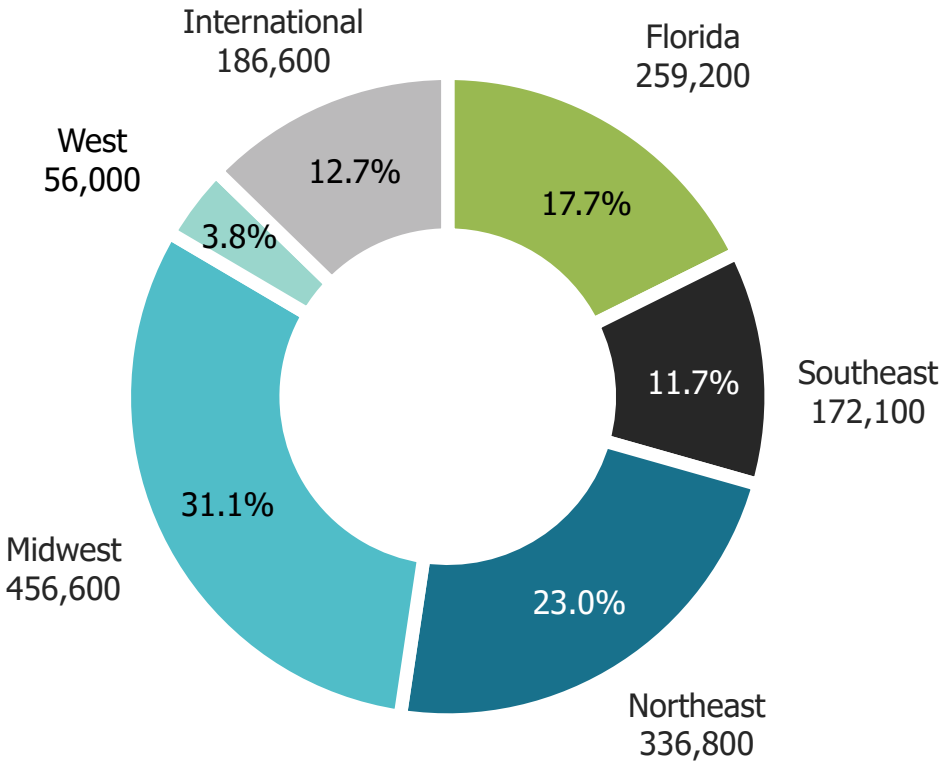
FYTD 2024 | Key Performance Metrics

Metric	FYTD 2024	FYTD 2025	Percent Change
Visitors	1,450,000	1,467,300	+ 1.2%
Visitor Days	9,463,800	10,298,000	+ 8.8%
Direct Spending	$1,674,569,400	$1,686,575,700	+ 0.7%
Economic Impact	$2,322,145,800	$2,331,357,800	+ 0.4%
Room Nights	1,504,700	1,557,500	+ 3.5%
Occupancy	65.4%	65.3%	- 0.2%
Average Daily Rate	$413.64	$386.95	- 6.5%
RevPAR	$270.52	$252.68	- 6.6%

FYTD | VISITOR ORIGIN REGIONS

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	FYTD 2024		FYTD 2025		Percent Change (±Δ%)	
Region	# Visitors	% Share	# Visitors	% Share	# Visitors	% Share
Florida	279,200	19.3%	259,200	17.7%	-7.2%	-8.3%
Southeast	168,700	11.6%	172,100	11.7%	2.0%	0.8%
Northeast	326,400	22.5%	336,800	23.0%	3.2%	2.0%
Midwest	415,000	28.6%	456,600	31.1%	10.0%	8.7%
West	71,500	4.9%	56,000	3.8%	-21.7%	-22.6%
Canada	69,800	4.8%	75,400	5.1%	8.0%	6.7%
Europe	85,400	5.9%	77,800	5.3%	-8.9%	-10.0%
UK	[30,000]	[2.1%]	[24,700]	[1.7%]	-17.7%	-19.0%
Germany	[30,800]	[2.1%]	[32,900]	[2.2%]	6.8%	4.8%
Other Europe	[24,600]	[1.7%]	[20,200]	[1.4%]	-17.9%	-17.6%
C/S America	16,600	1.2%	17,800	1.2%	7.2%	6.0%
Other	17,400	1.2%	15,600	1.1%	-10.3%	-11.4%
Total	1,450,000	100.0%	1,467,300	100.0%		



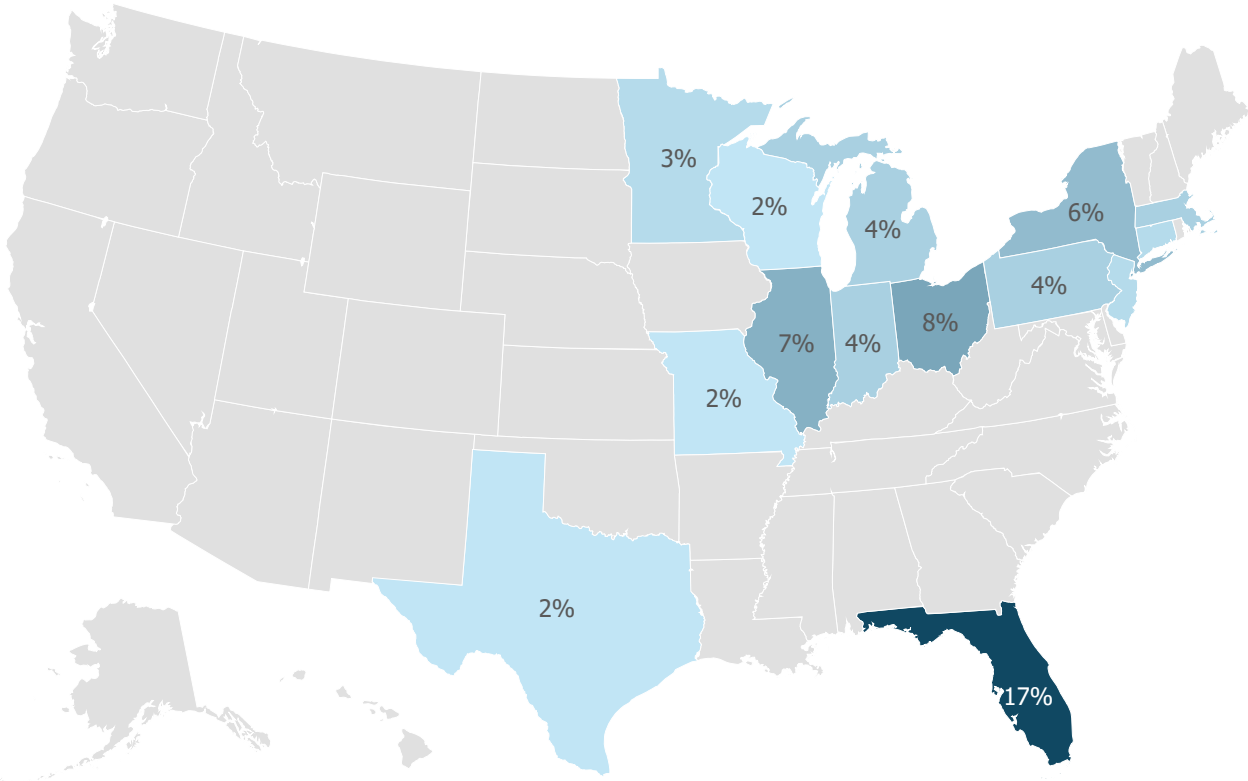
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JAN - MAR 2025 | TOP ORIGIN STATES[1]

State	J-M 2024	J-M 2025
Florida	20%	17%
Ohio	6%	8%
Illinois	6%	7%
New York	6%	6%
Indiana	3%	4%
Michigan	5%	4%
Massachusetts	4%	4%
Pennsylvania	4%	4%
Minnesota	3%	3%
Connecticut	2%	3%
New Jersey	4%	3%
Missouri	2%	2%
Wisconsin	3%	2%
Texas	2%	2%

[1] Sources: DSG Data & Zartico Data

Jan-Mar 2025 Visitation by State



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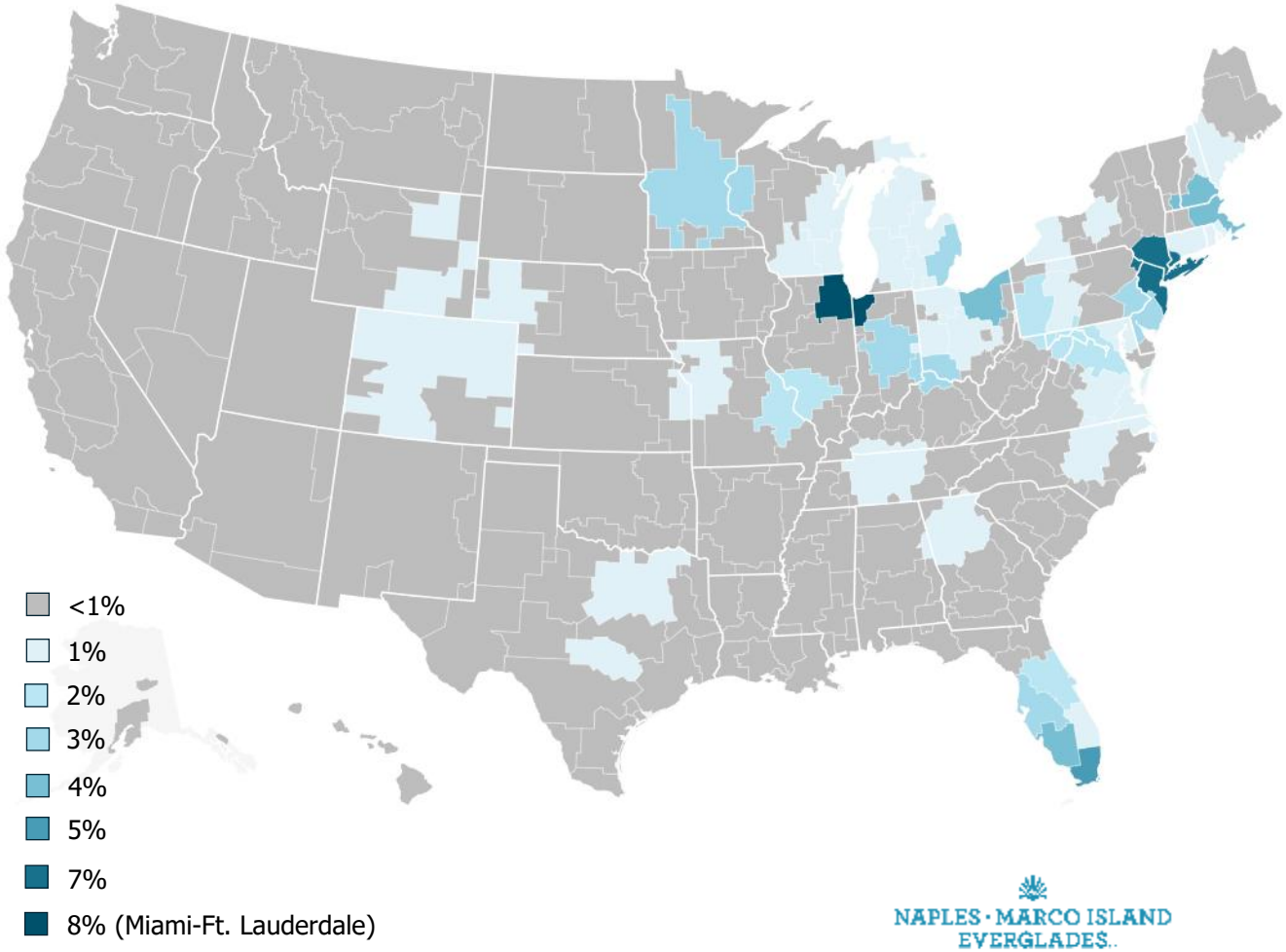
JAN - MAR 2025 | TOP ORIGIN MARKETS[1]

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Market	J-M 2024	J-M 2025
Chicago	7%	8%
New York	6%	7%
Miami-Ft. Lauderdale	4%	5%
Cleveland-Akron	2%	4%
Boston	5%	4%
Fort Myers & Surrounding Areas	5%	4%
Indianapolis	2%	3%
Cincinnati	3%	3%
Philadelphia	3%	3%
Tampa-St. Petersburg	3%	3%
Detroit	4%	3%
Minneapolis-St. Paul	5%	3%
Orlando-Daytona Beach-Melbourne	2%	2%
Pittsburgh	2%	2%
Washington, D.C.-Hagerstown	2%	2%
St. Louis	2%	2%

[1] Sources: DSG Data & Zartico Data

Jan-Mar 2025 Visitation by Market



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JAN - MAR 2025 | Highlights & Potential Areas of Concern

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Highlights

- Room Nights and Visitors Days were up 0.5% and 9.6% year-over-year, respectively.
- Visitor satisfaction metrics inched higher, with the Value for Travel Dollar rating coming in at 8.7 out of 10, while 77% of visitors said they'd "definitely recommend" the area, and 78% of visitors said they'll "definitely return" to the area, both of which set new all-time highs.
- There was an increase in the number of visitors reporting outdoor activities as being a main reason for their decision to visit. Golf/tennis/pickleball and fishing saw the largest year-over-year increases.

Potential Areas of Concern

- The portion of visitors who were first-time visitors was again 20%, down from 24% during Jan-Mar of 2024.
- Overall Visitation was down 0.9% year-over-year, while Visitor Spending & Economic Impact were down 1.8% and 2.1%, respectively.
- Occupancy decreased 1.4% and the Average Daily Rate (ADR) decreased 7.4%, leading to Revenue Per Available Room (RevPAR) being down 8.6% compared to Jan-Mar of 2024.

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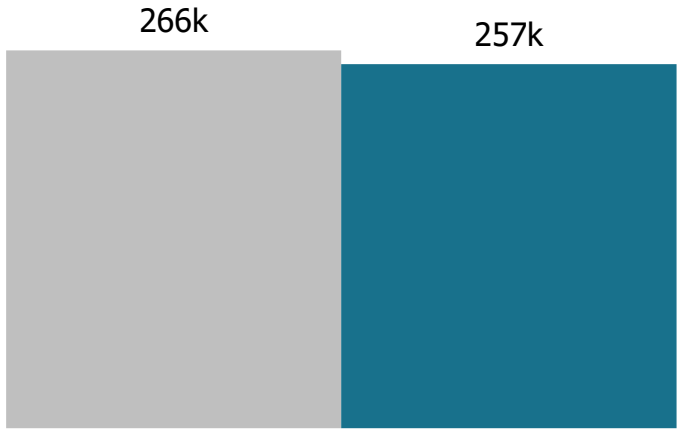
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MONTHLY EXECUTIVE SUMMARY

MARCH 2025 | VISITATION & ROOM NIGHTS

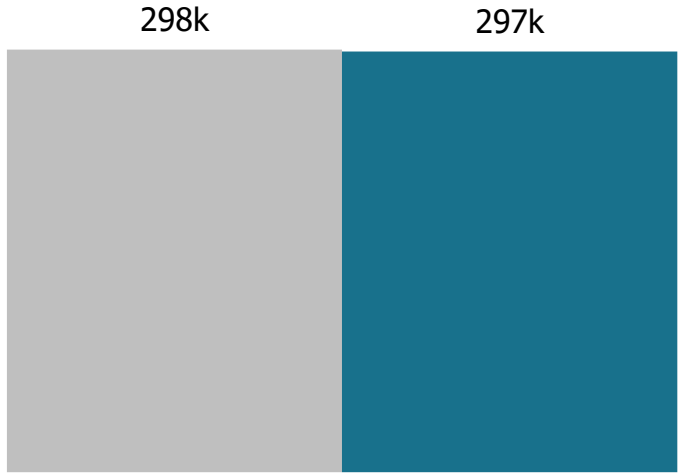
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VISITORS
256,500



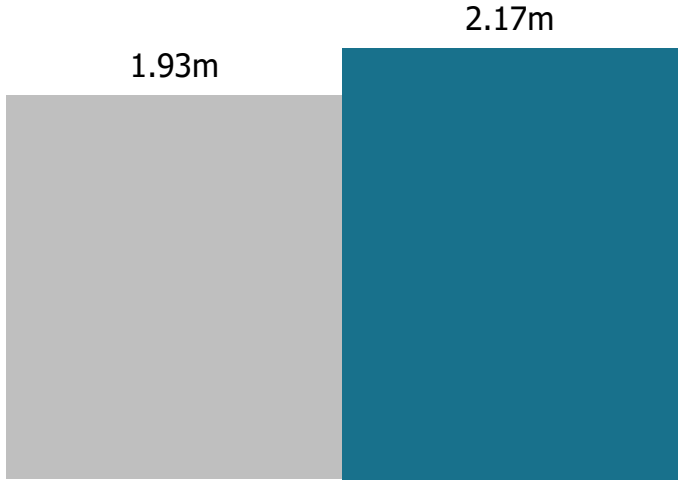
- 3.6% from 2024

ROOM NIGHTS
267,100



- 0.4% from 2024

VISITOR DAYS
1,832,300



+ 12.3% from 2024

Mar-24 Mar-25

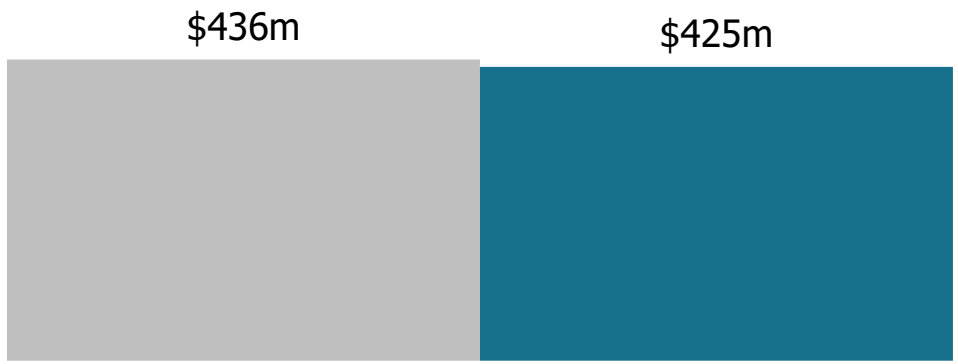
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MARCH 2025 | SPENDING & ECONOMIC IMPACT[1]

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DIRECT SPENDING

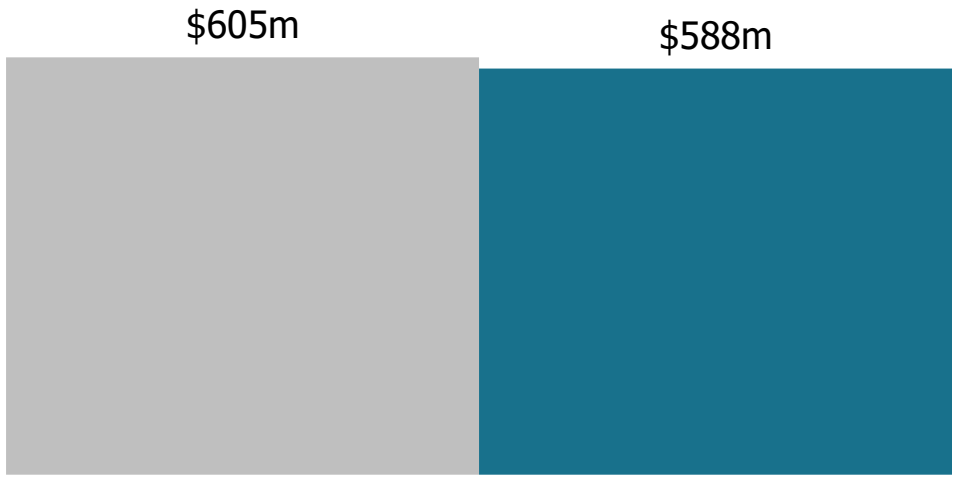
$425,495,600



- 2.4% from 2024

ECONOMIC IMPACT

$588,034,900



- 2.7% from 2024

Mar-24 Mar-25

[1] The IMPLAN multiplier for Collier County was 1.386 for 2024 and is 1.382 in 2025.

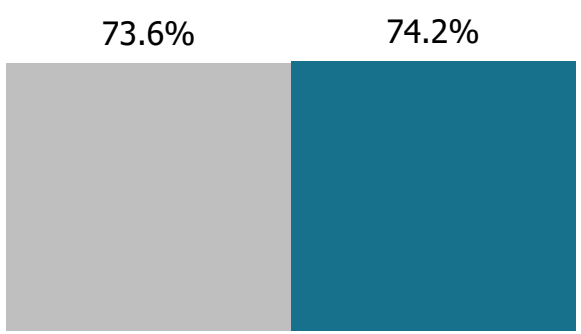
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PARADISECOAST.COM

MARCH 2025 | OVERALL LODGING METRICS[1,2]

downs & st. germain RESEARCH

OCCUPANCY RATE

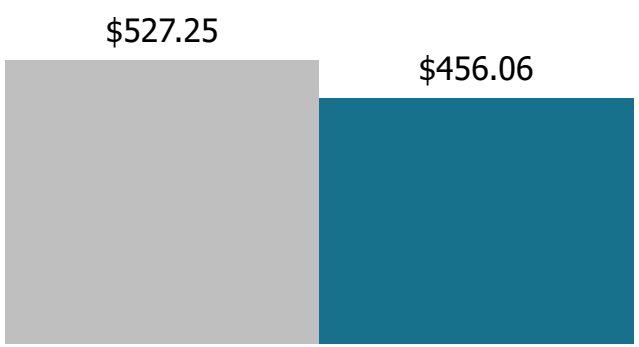
74.2%



+ 0.8% from 2024

AVERAGE DAILY RATE

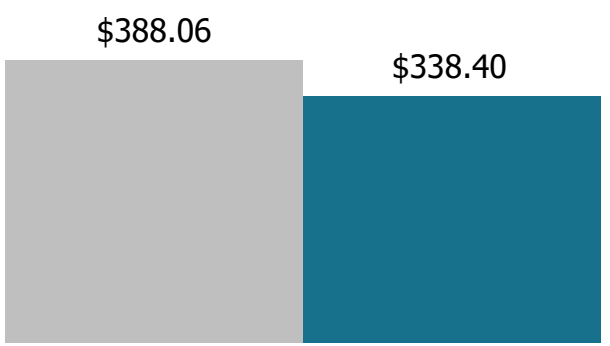
$456.06



- 13.5% from 2024

REVENUE PER AVAILABLE ROOM

$338.40



- 12.8% from 2024

May-24 May-25

[1] Sources: STR data, DSG Occupancy Study data, and AllTheRooms data.
[2] Overall Lodging Metrics are reflective of paid accommodations as a whole, including both hotels and vacation rentals within Collier County.

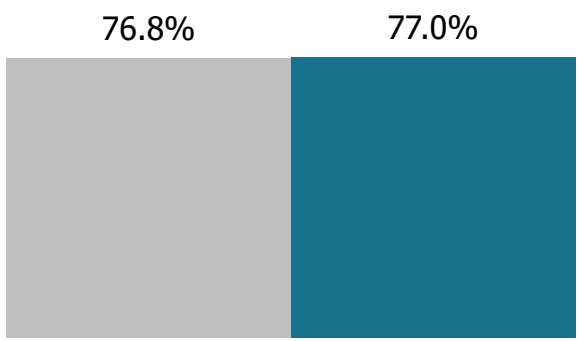
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FLOR DAYS PARADISE COAST
PARADISECOAST.COM

MARCH 2025 | HOTEL LODGING METRICS[1,2]

downs & st. germain RESEARCH

OCCUPANCY RATE

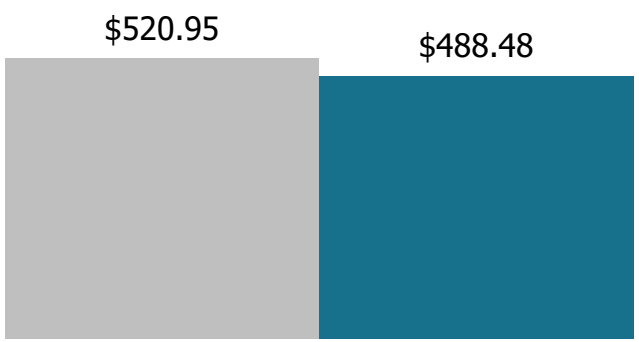
77.0%



+ 0.3% from 2024

AVERAGE DAILY RATE

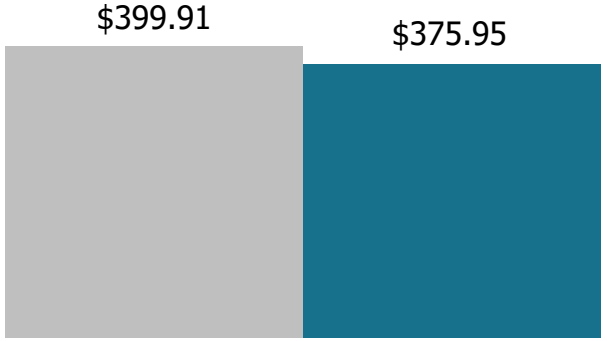
$488.48



- 6.2% from 2024

REVENUE PER AVAILABLE ROOM

$375.95



- 6.0% from 2024

Mar-24 Mar-25

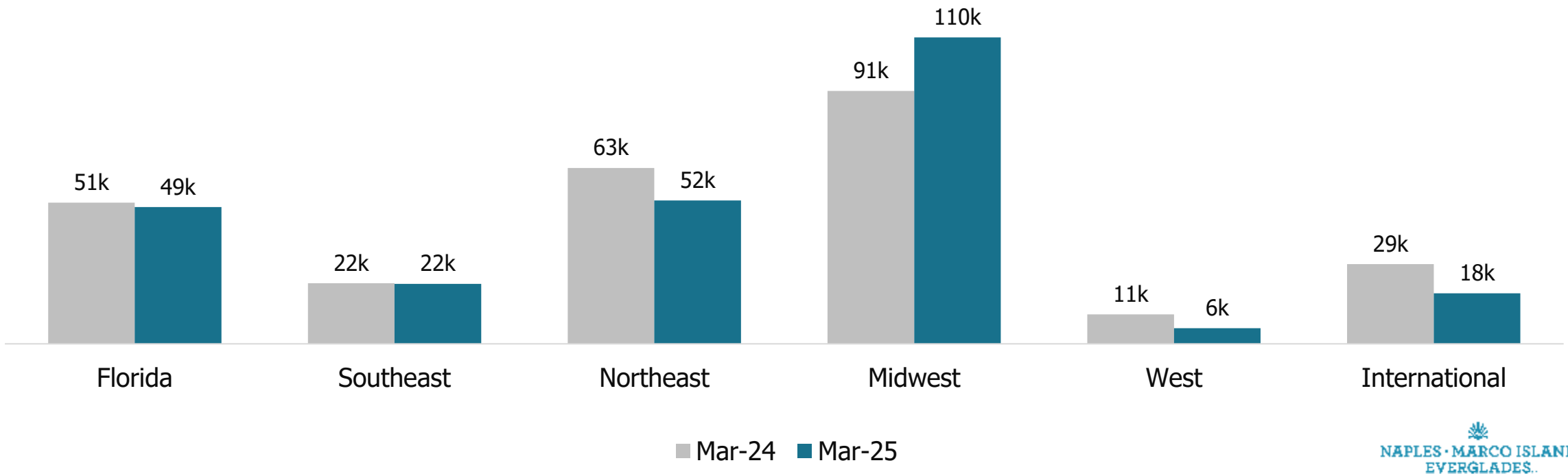
[1] Source: STR data
[2] Lodging metrics on this slide are only reflective of the hotels within Collier County.

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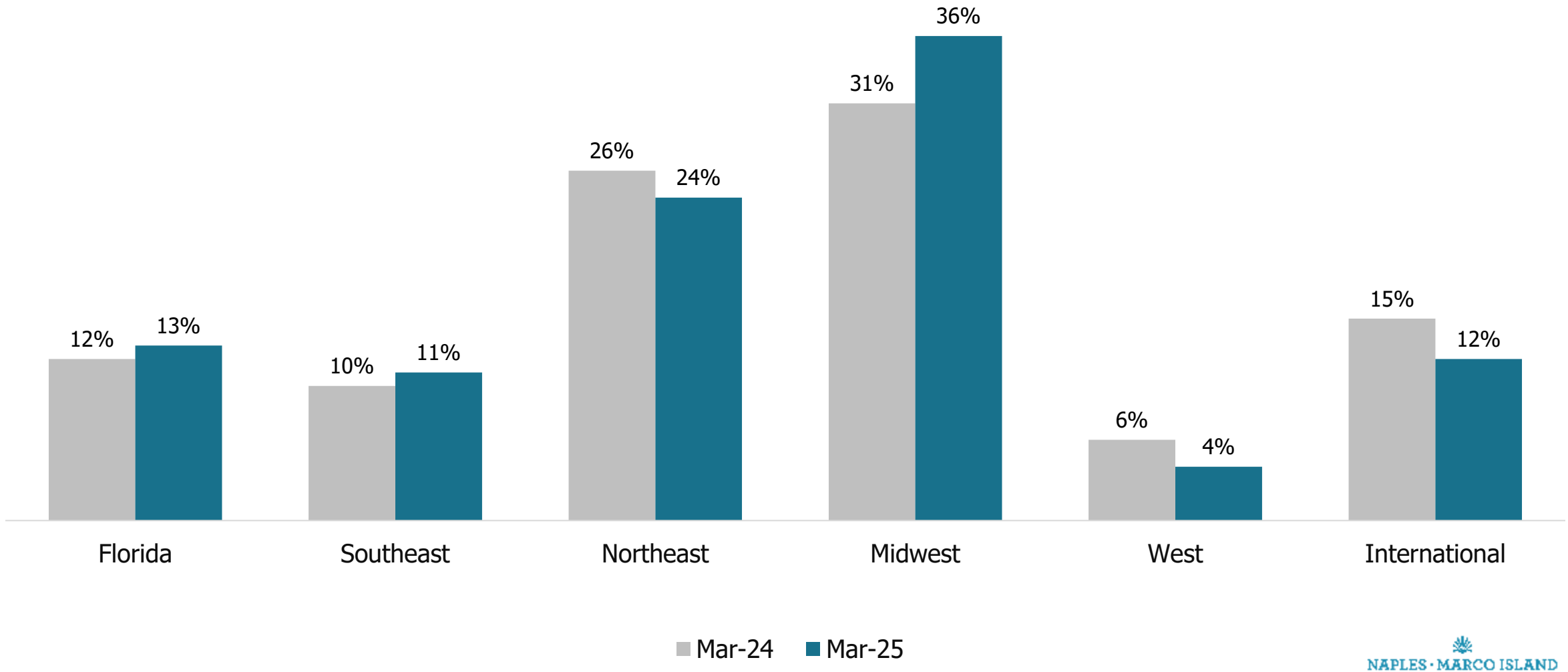
MARCH 2025 | VISITOR ORIGIN

FLORIDA VISITORS
49,200

OUT-OF-STATE VISITORS
207,300



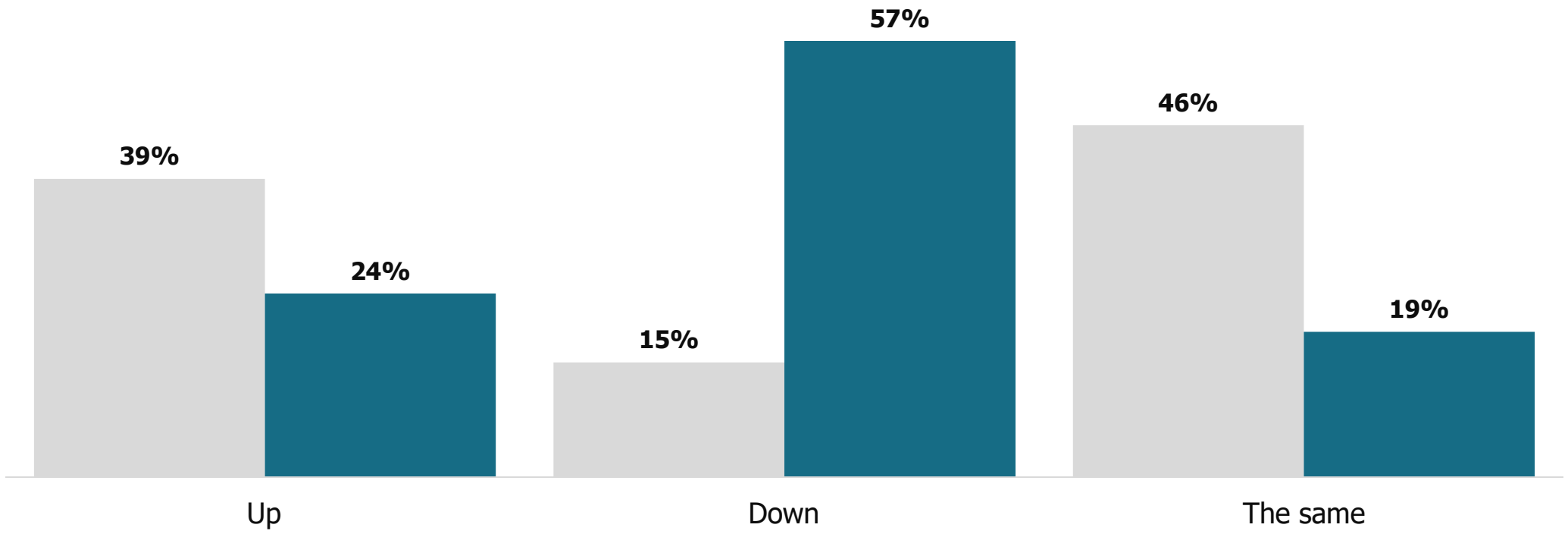
MARCH 2025 | OVERNIGHT VISITOR ORIGIN TREND



3-MONTH FORECAST[1] | APRIL - JUNE

downs & st. germain RESEARCH

Looking ahead to the next three months, are your property's reservations up, down, or the same compared to this time last year?



[1] Source: Data provided by Collier County hotel and vacation rental partners who respond to DSG's Monthly Occupancy Survey.

Disclaimer: This forecast is based on three-month forward-looking expectations provided by a sample of accommodation partners. Actual lodging performance has historically differed from these projections.

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3

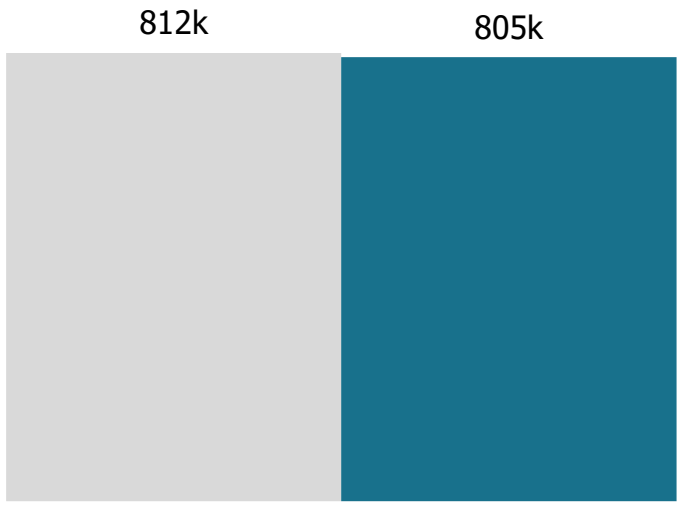
QUARTERLY EXECUTIVE SUMMARY

JAN - MAR 2025 | VISITATION & ROOM NIGHTS

downs & st. germain RESEARCH

VISITORS

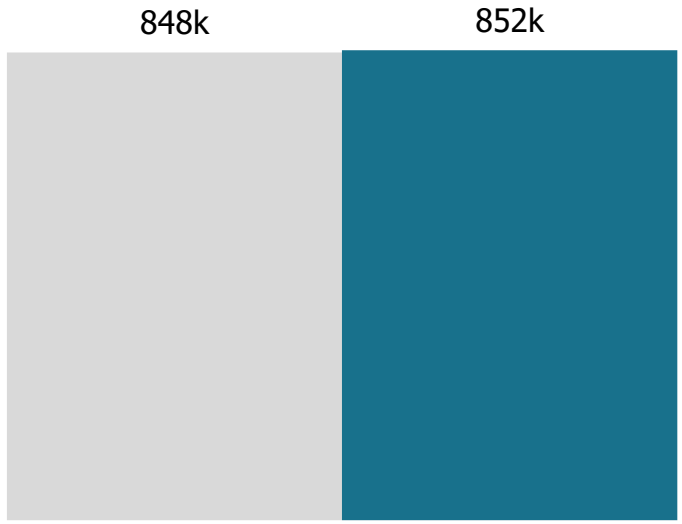
804,500



- 0.9% from 2024

ROOM NIGHTS

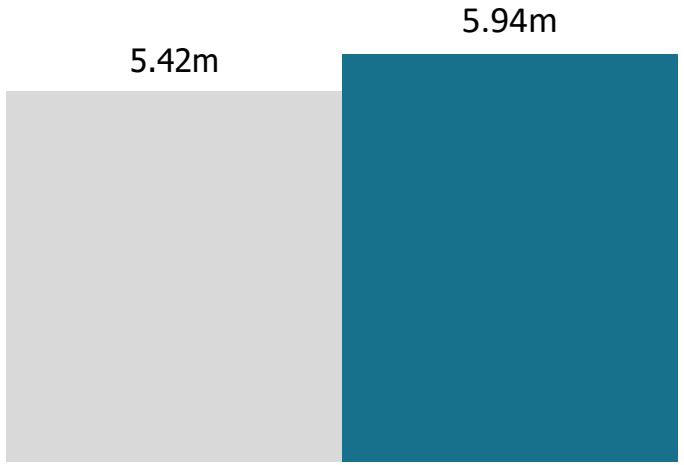
851,500



+ 0.5% from 2024

VISITOR DAYS

5,940,300



+ 9.6% from 2024

Jan-Mar '24 Jan-Mar '25

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PARADISECOAST.COM

JAN - MAR 2025 | SPENDING & ECONOMIC IMPACT[1]

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DIRECT SPENDING

$1,058,600,100



- 1.8% from 2024

ECONOMIC IMPACT

$1,462,985,400



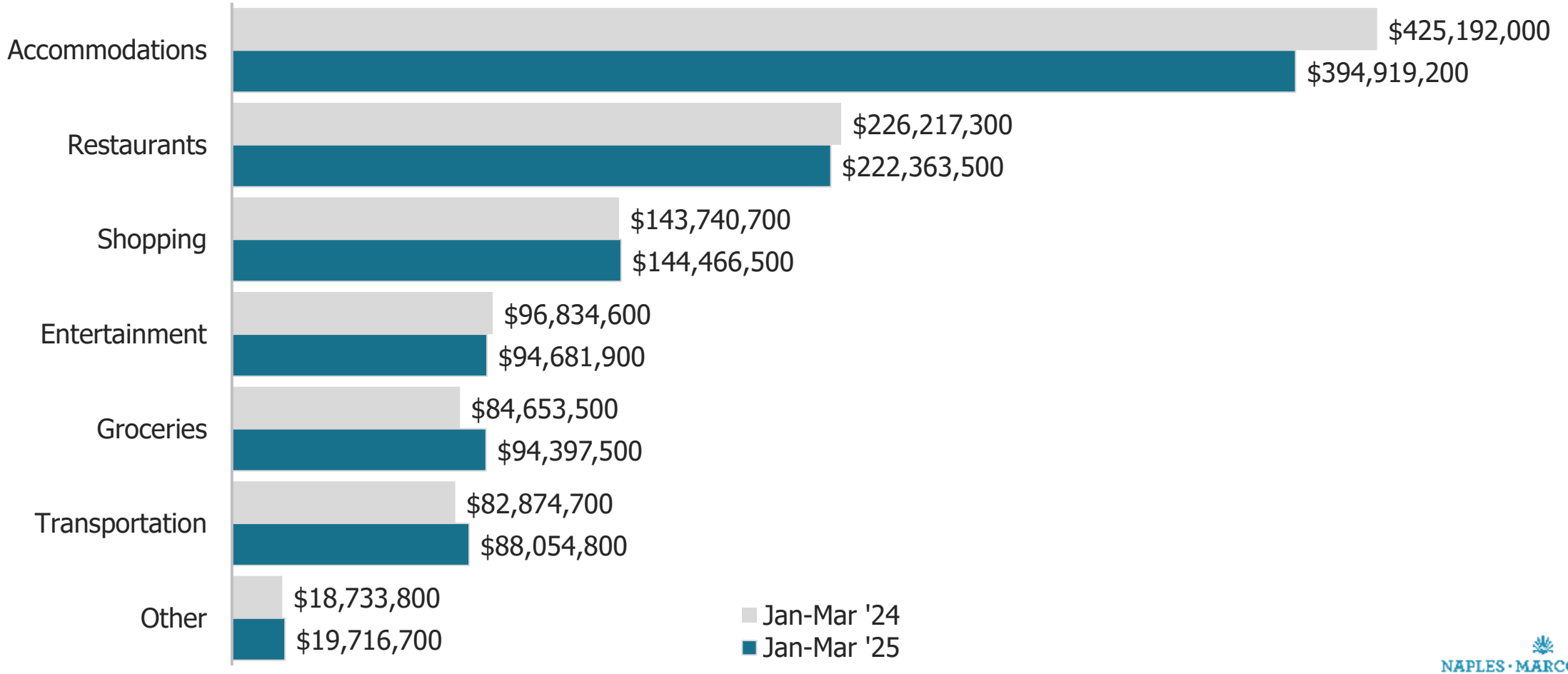
- 2.1% from 2024

Jan-Mar '24 Jan-Mar '25

[1] The IMPLAN multiplier for Collier County was 1.386 for 2024 and is 1.382 in 2025.

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PARADISECOAST.COM

JAN - MAR 2025 | SPENDING BY CATEGORY

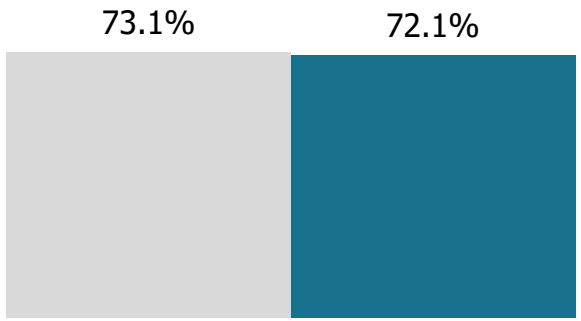


JAN - MAR 2025 | OVERALL LODGING METRICS[1]

downs & st. germain RESEARCH

OCCUPANCY RATE

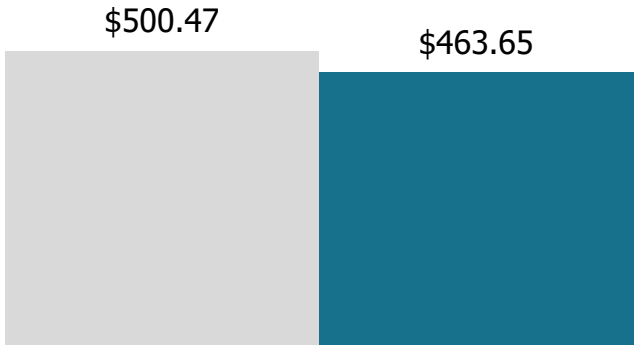
72.1%



- 1.4% from 2024

AVERAGE DAILY RATE

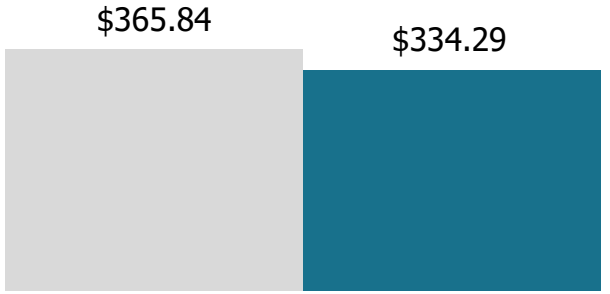
$463.65



- 7.4% from 2024

REVENUE PER AVAILABLE ROOM

$334.29



- 8.6% from 2024

Jan-Mar '24 Jan-Mar '25

[1] Sources: STR data, DSG Occupancy Study data, and AllTheRooms data.

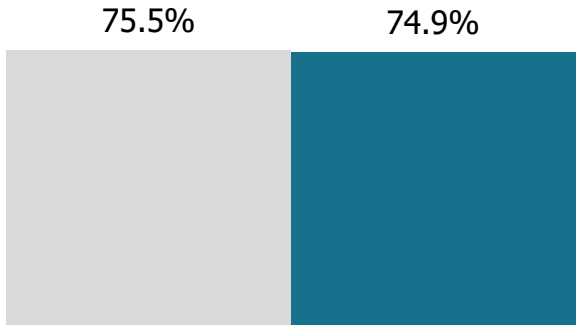
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FLORIDA'S PARADISE COAST
PARADISECOAST.COM

JAN - MAR 2025 | HOTEL LODGING METRICS[1]

downs & st. germain RESEARCH

OCCUPANCY RATE

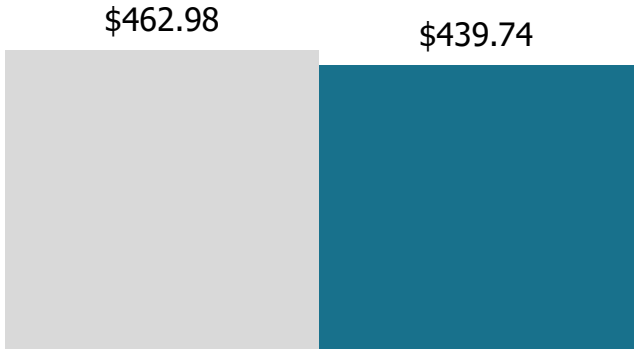
74.9%



- 0.8% from 2024

AVERAGE DAILY RATE

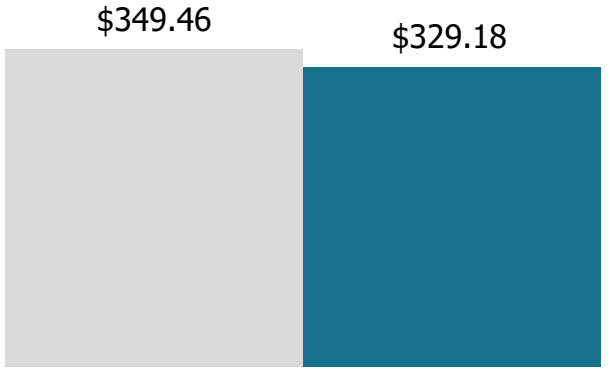
$439.74



- 5.0% from 2024

REVENUE PER AVAILABLE ROOM

$329.18



- 5.8% from 2024

Jan-Mar '24 Jan-Mar '25

[1] Source: STR

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FLORIDA'S PARADISE COAST
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JAN - MAR 2025 | VISITOR ORIGIN

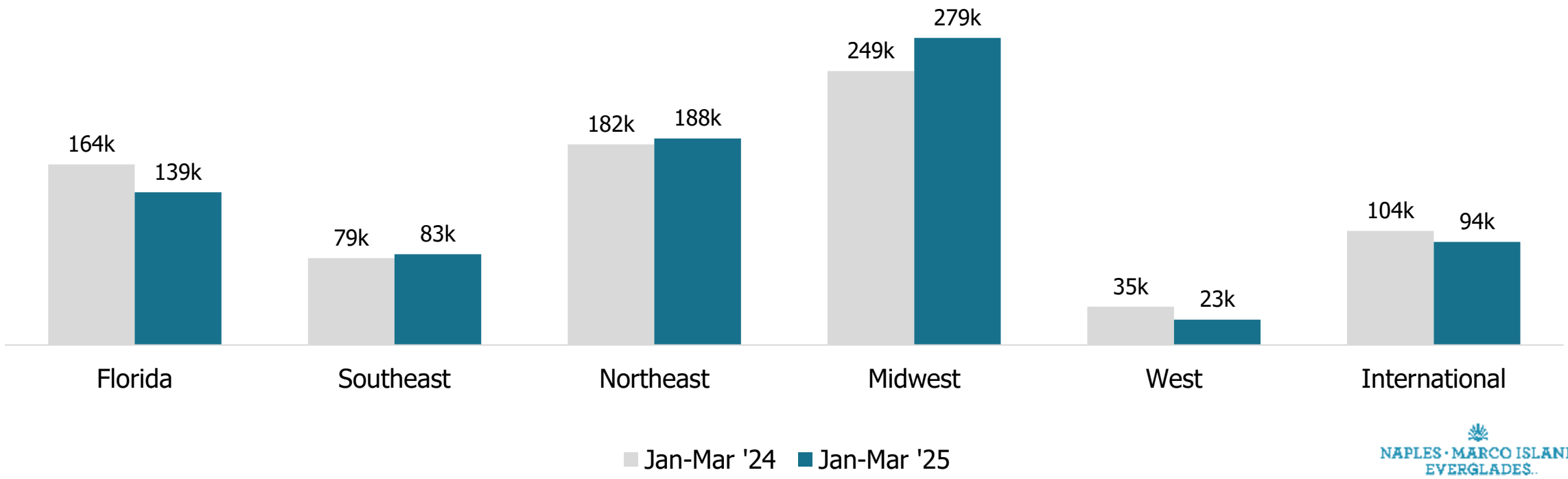
downs & st. germain RESEARCH

FLORIDA VISITORS

138,700

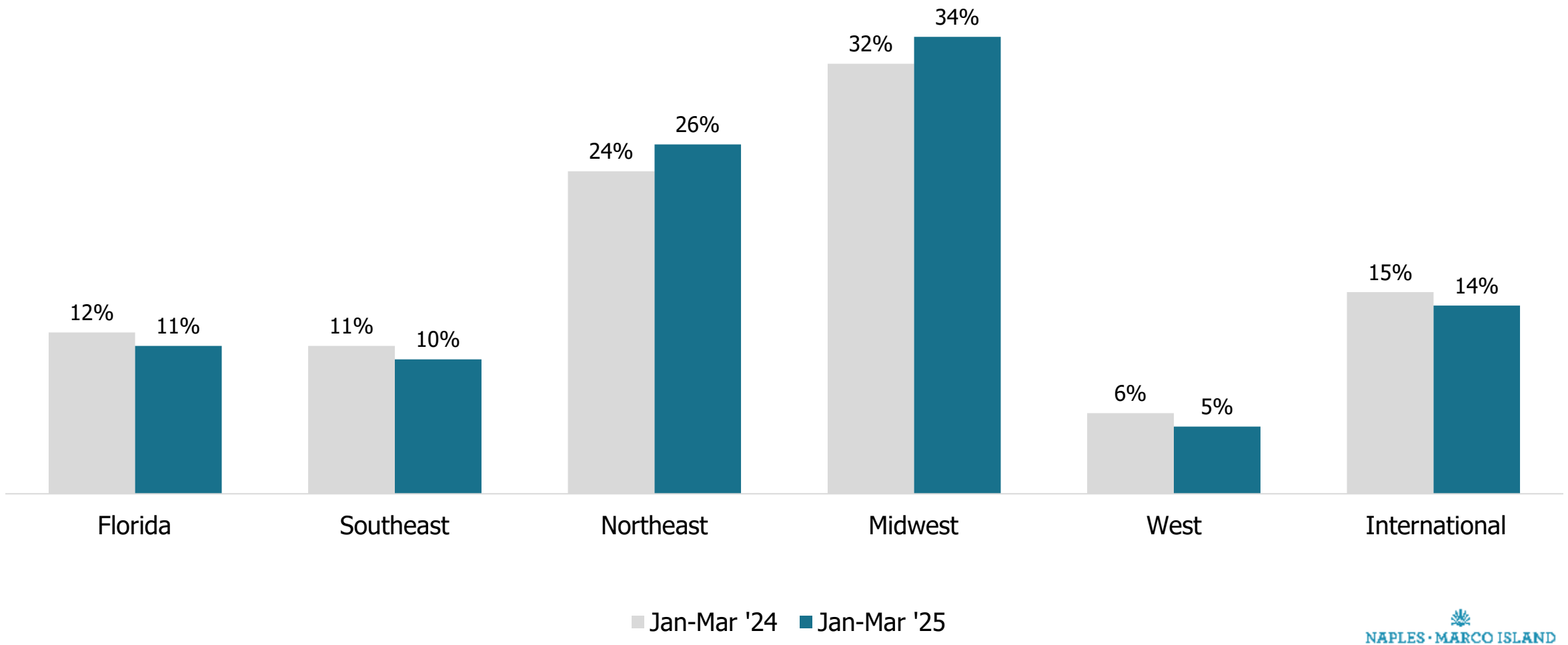
OUT-OF-STATE VISITORS

665,800



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FLORIDA'S PARADISE COAST
PARADISECOAST.COM

JAN - MAR 2025 | OVERNIGHT VISITOR ORIGIN TREND

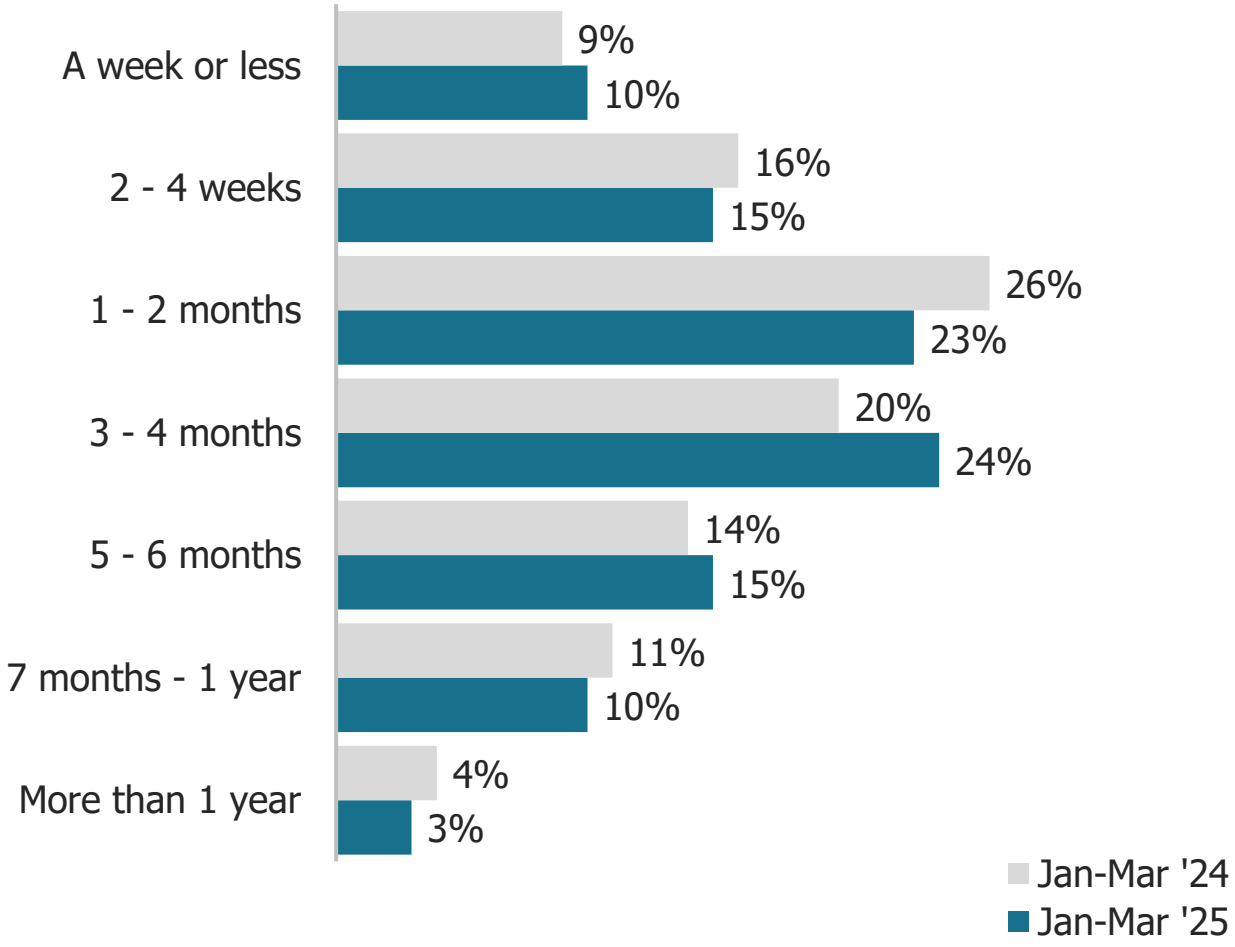




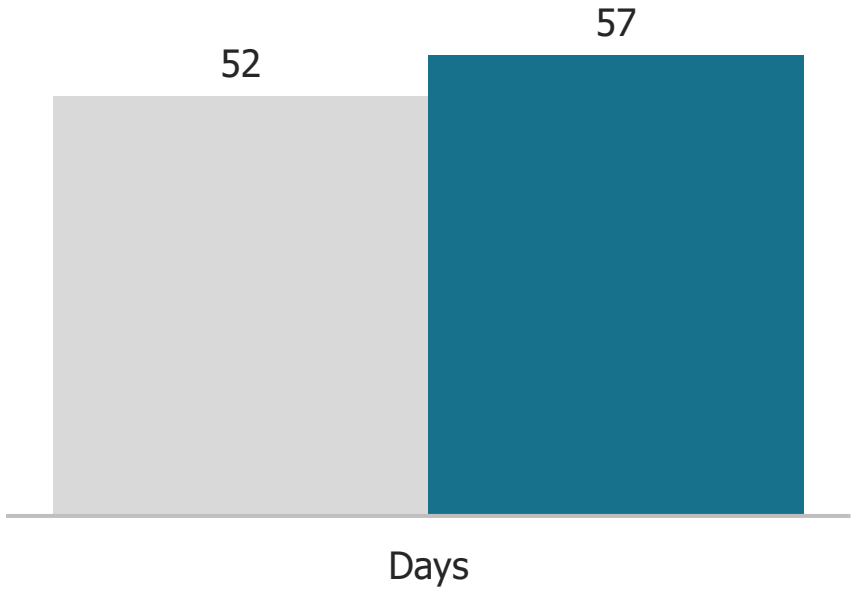
4a

JAN-MAR VISITOR BEHAVIOR: PRE-VISIT

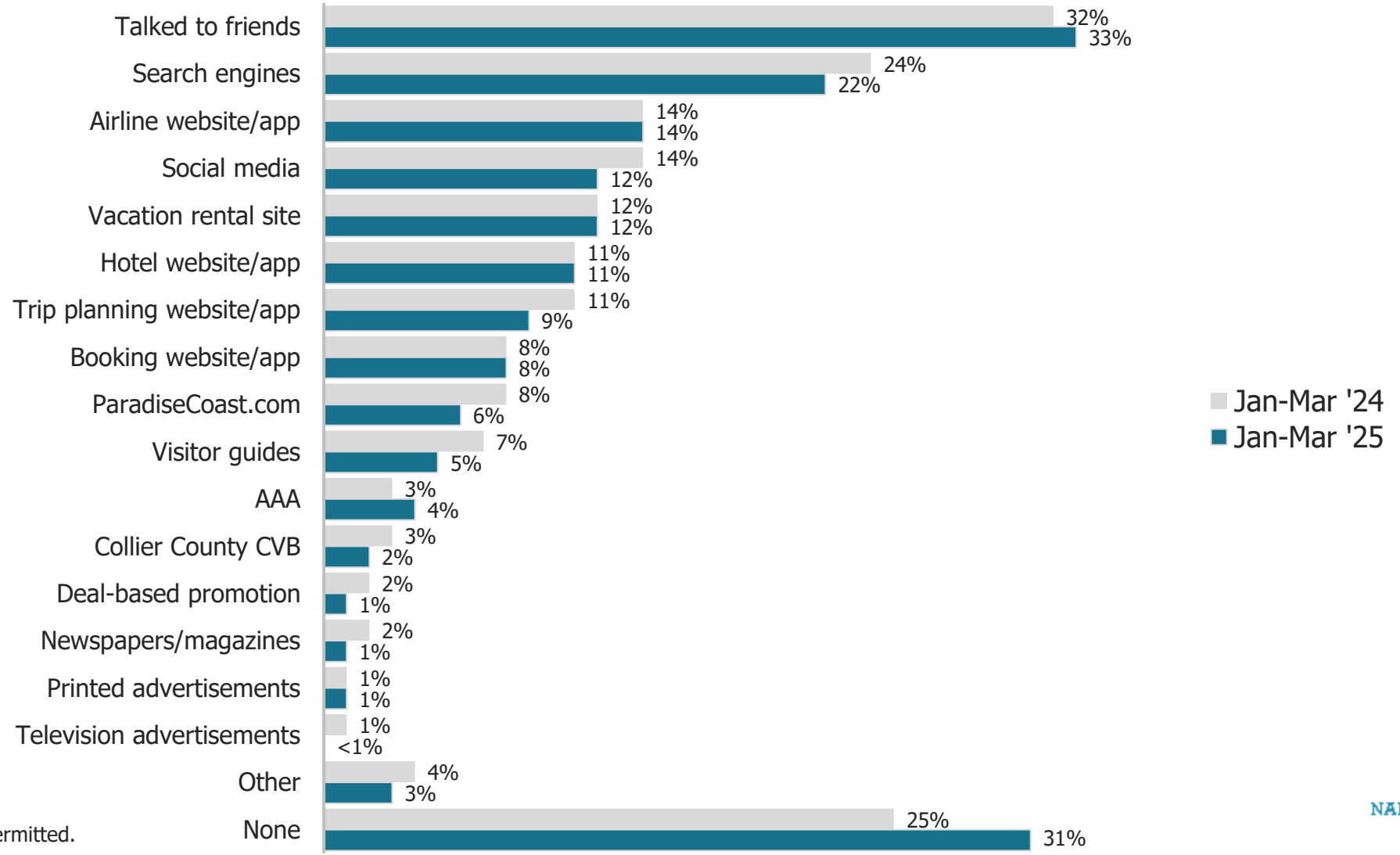
JAN - MAR 2025 | TRIP PLANNING CYCLE



Median Trip Planning Time

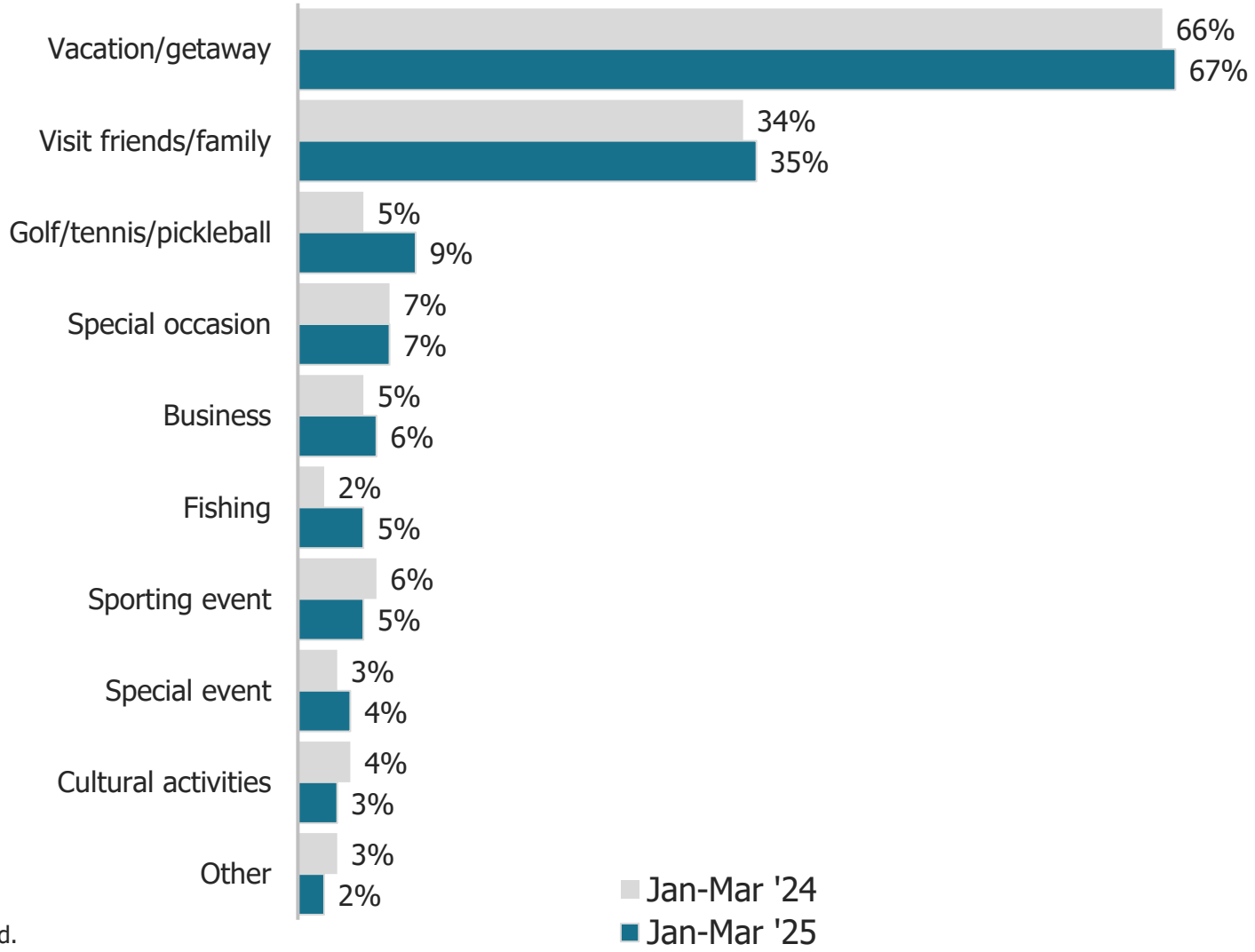


JAN - MAR 2025 | TRIP PLANNING SOURCES[1]



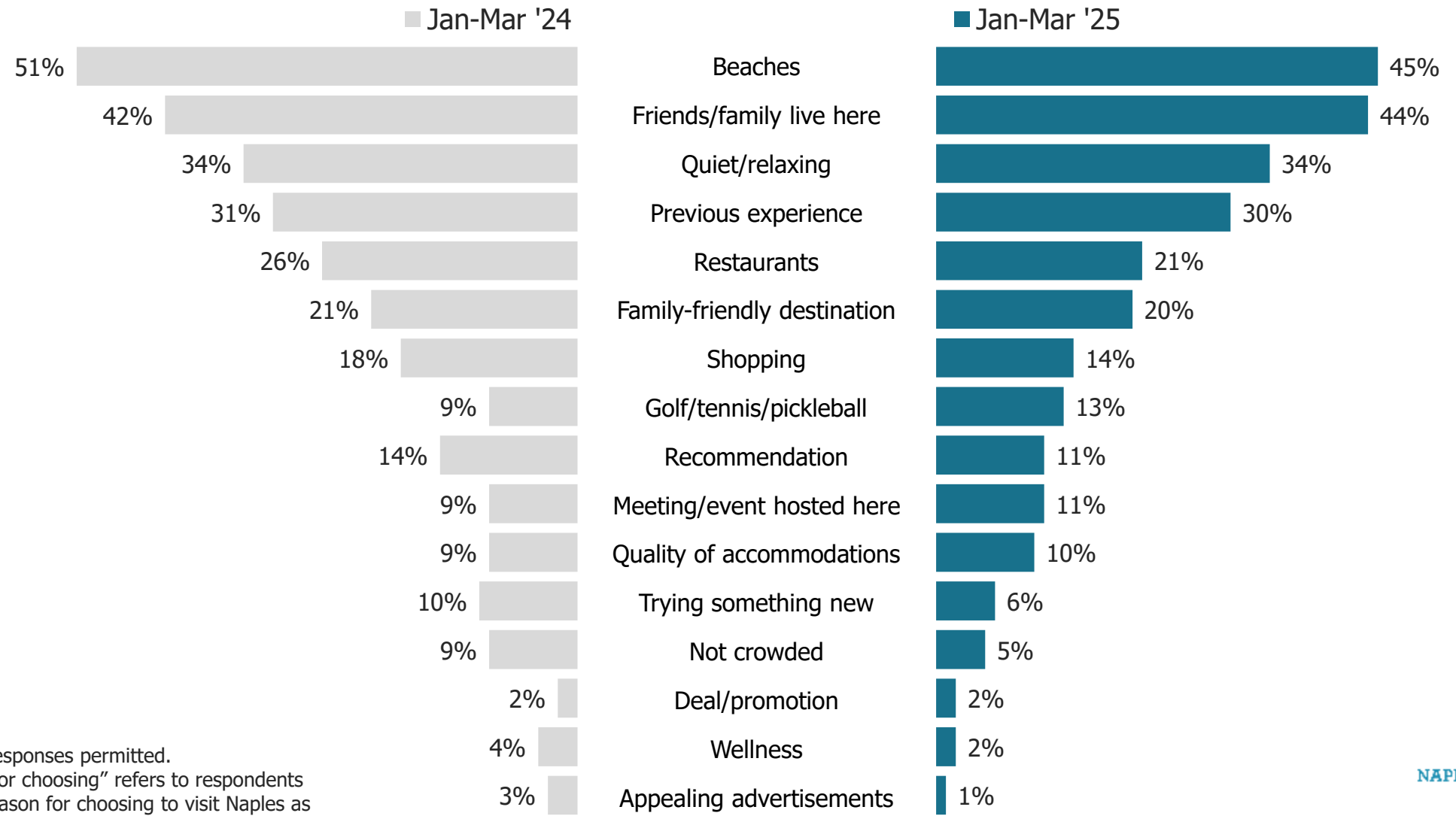
[1] Multiple responses permitted.

JAN - MAR 2025 | REASONS FOR VISITING[1]



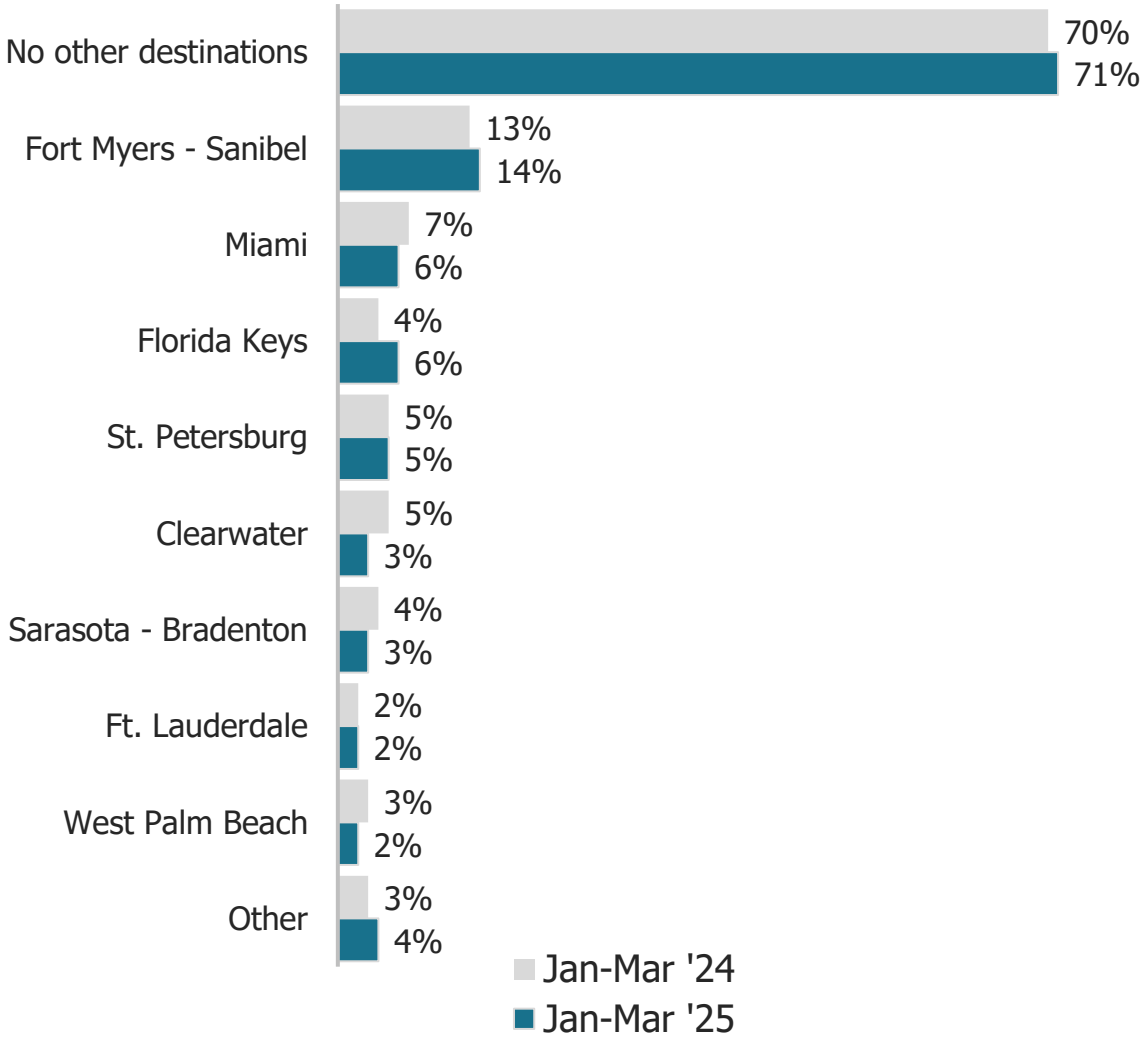
[1] Multiple responses permitted.

JAN - MAR 2025 | REASONS FOR CHOOSING[1,2]



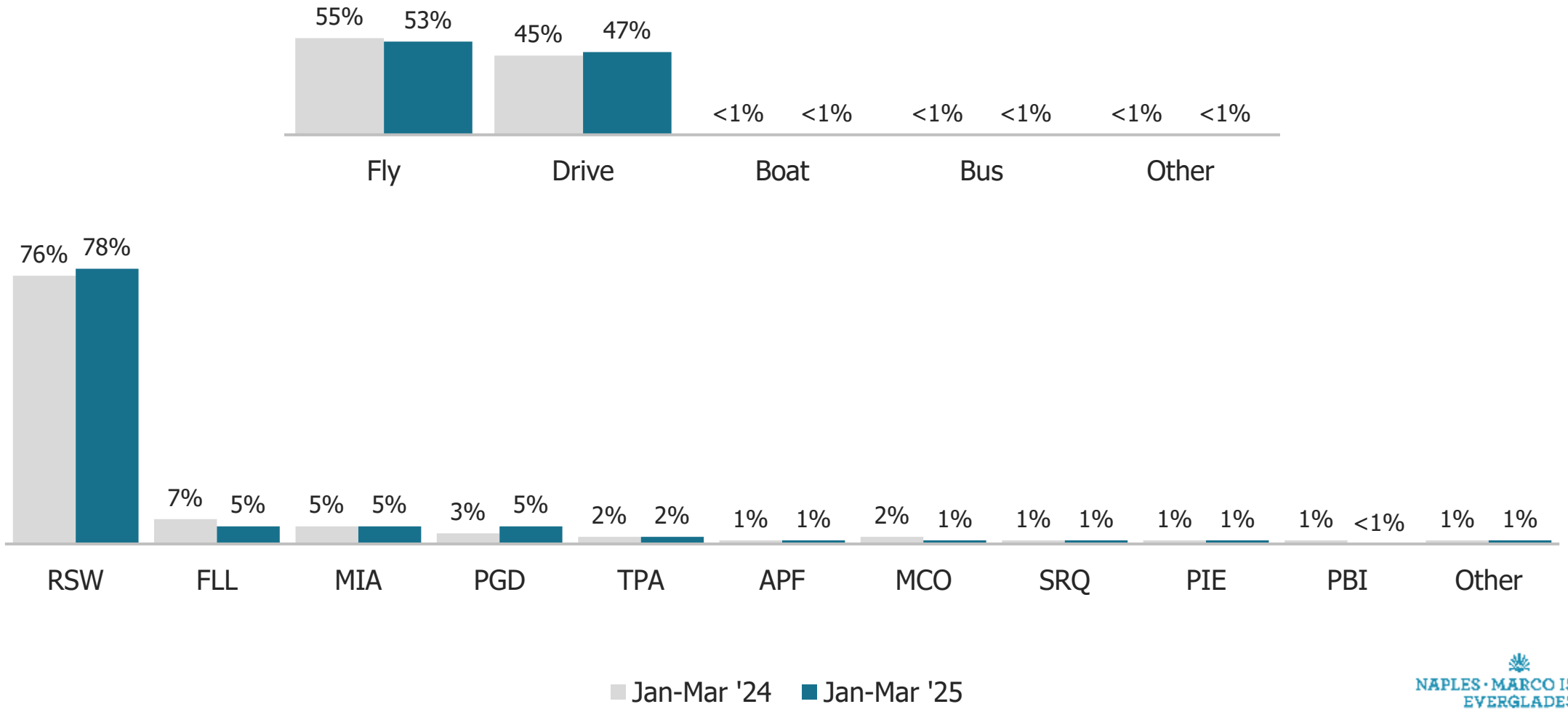
[1] Multiple responses permitted.
[2] "Reason for choosing" refers to respondents reported reason for choosing to visit Naples as opposed to other Florida destinations.

JAN - MAR 2025 | DESTINATIONS CONSIDERED[1]



[1] Multiple responses permitted.

JAN - MAR 2025 | TRANSPORTATION

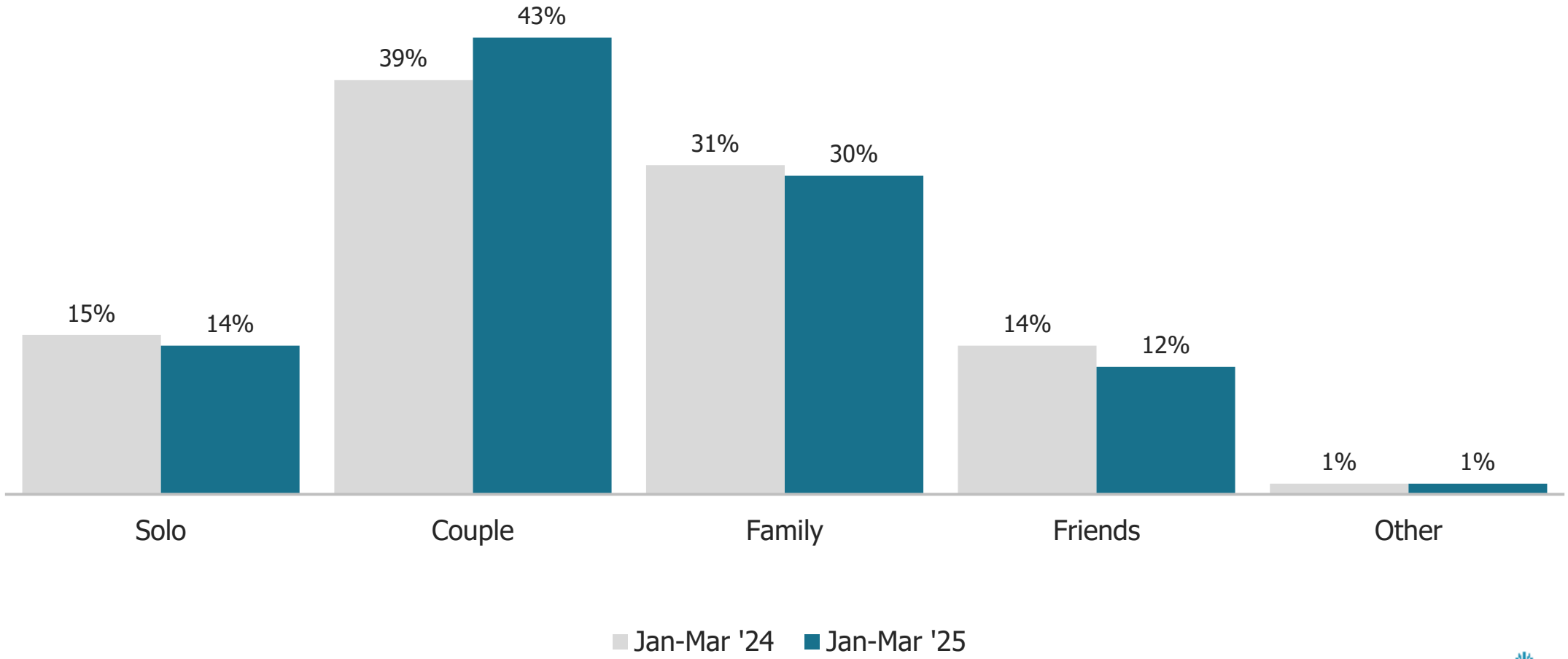




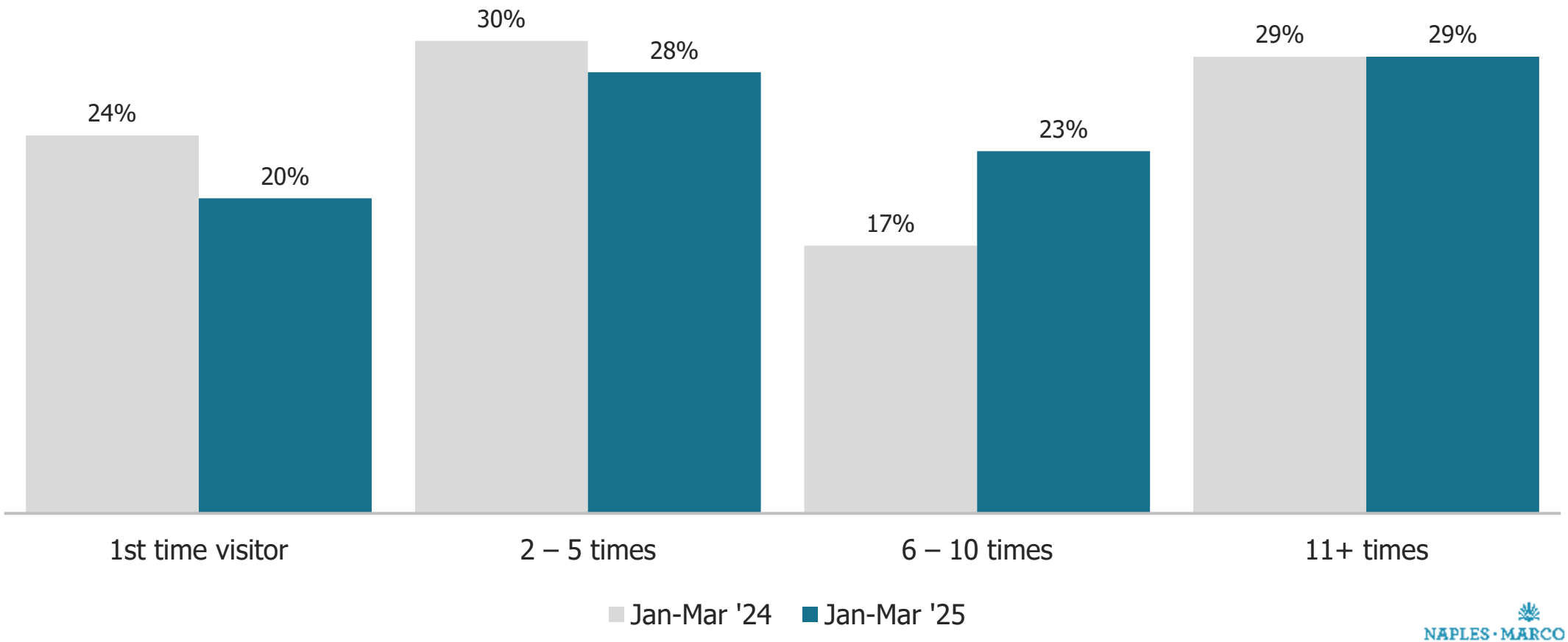
4b

JAN-MAR VISITOR BEHAVIOR: TRAVEL PARTY PROFILE

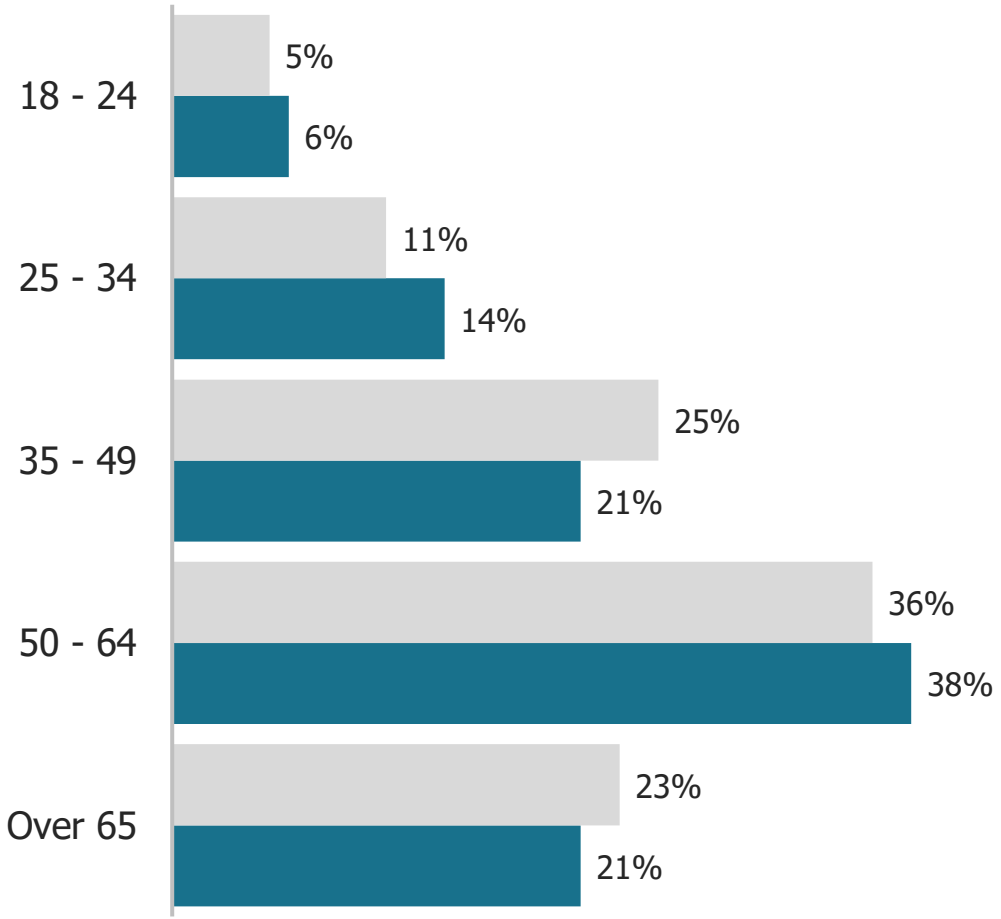
JAN - MAR 2025 | TRAVEL PARTY TYPE



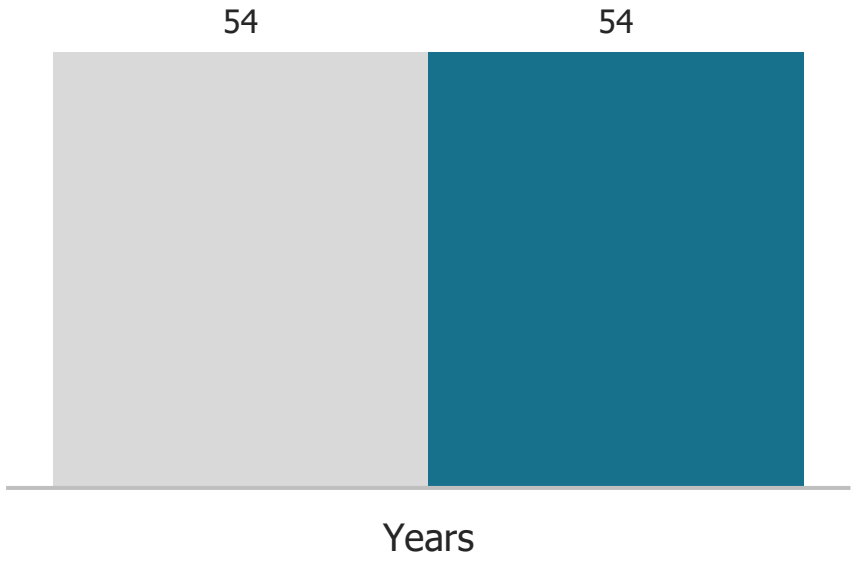
JAN - MAR 2025 | PREVIOUS VISITS



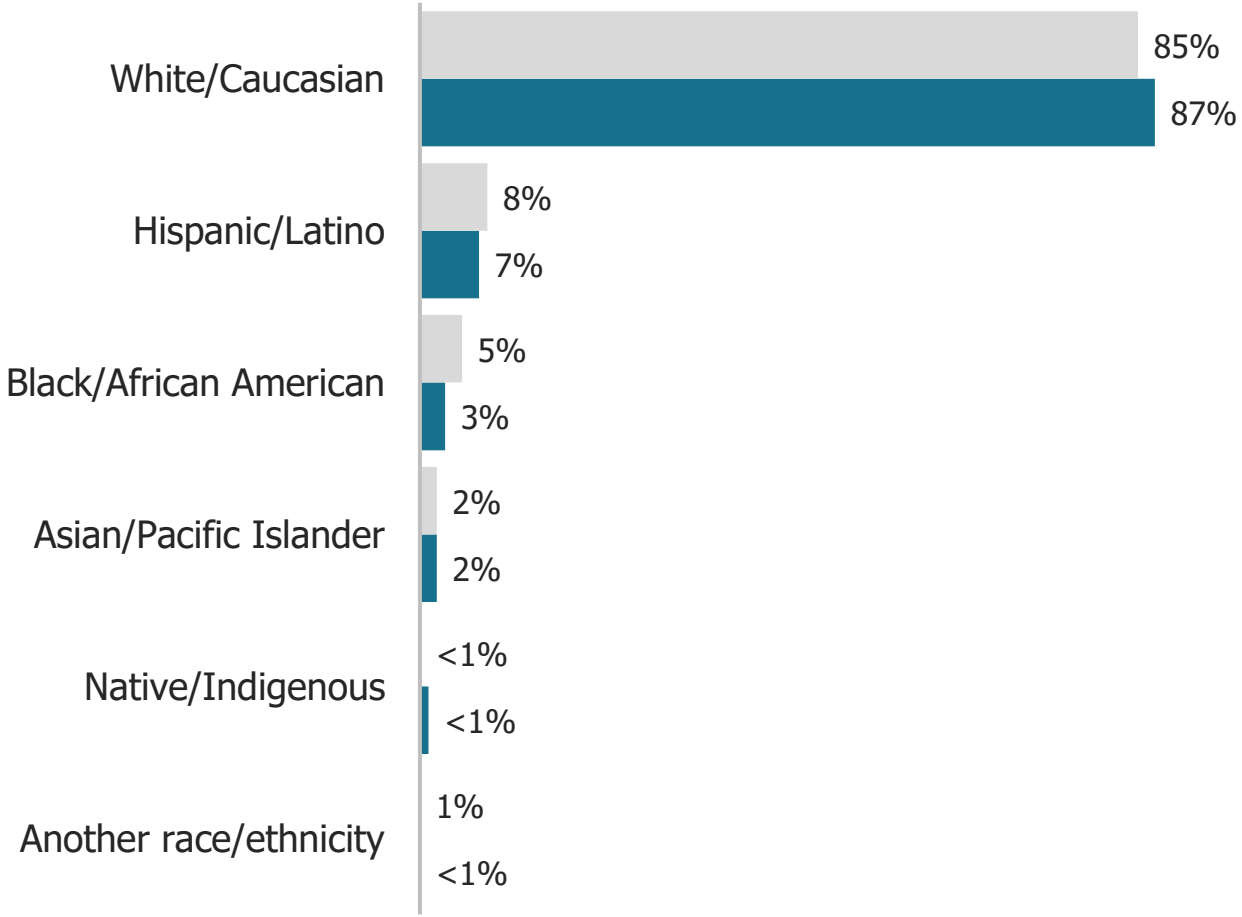
JAN - MAR 2025 | VISITOR AGES

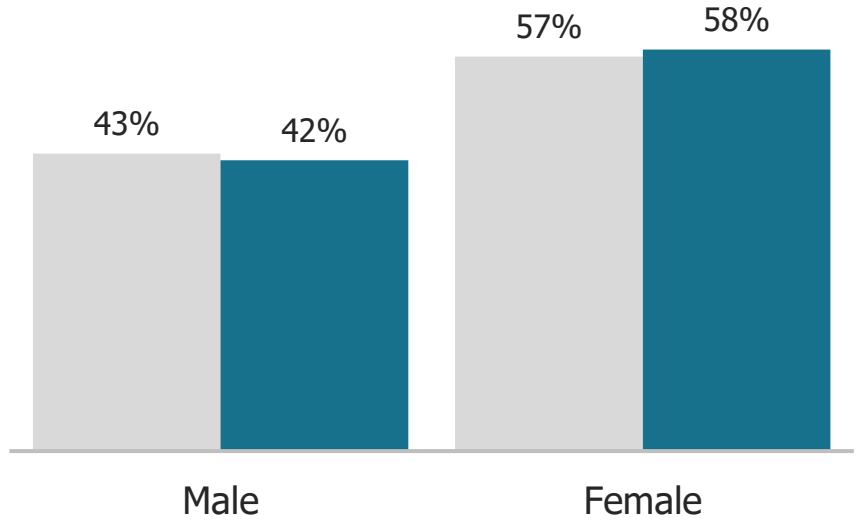


Median Age



JAN - MAR 2025 | VISITOR RACE & GENDER[1]

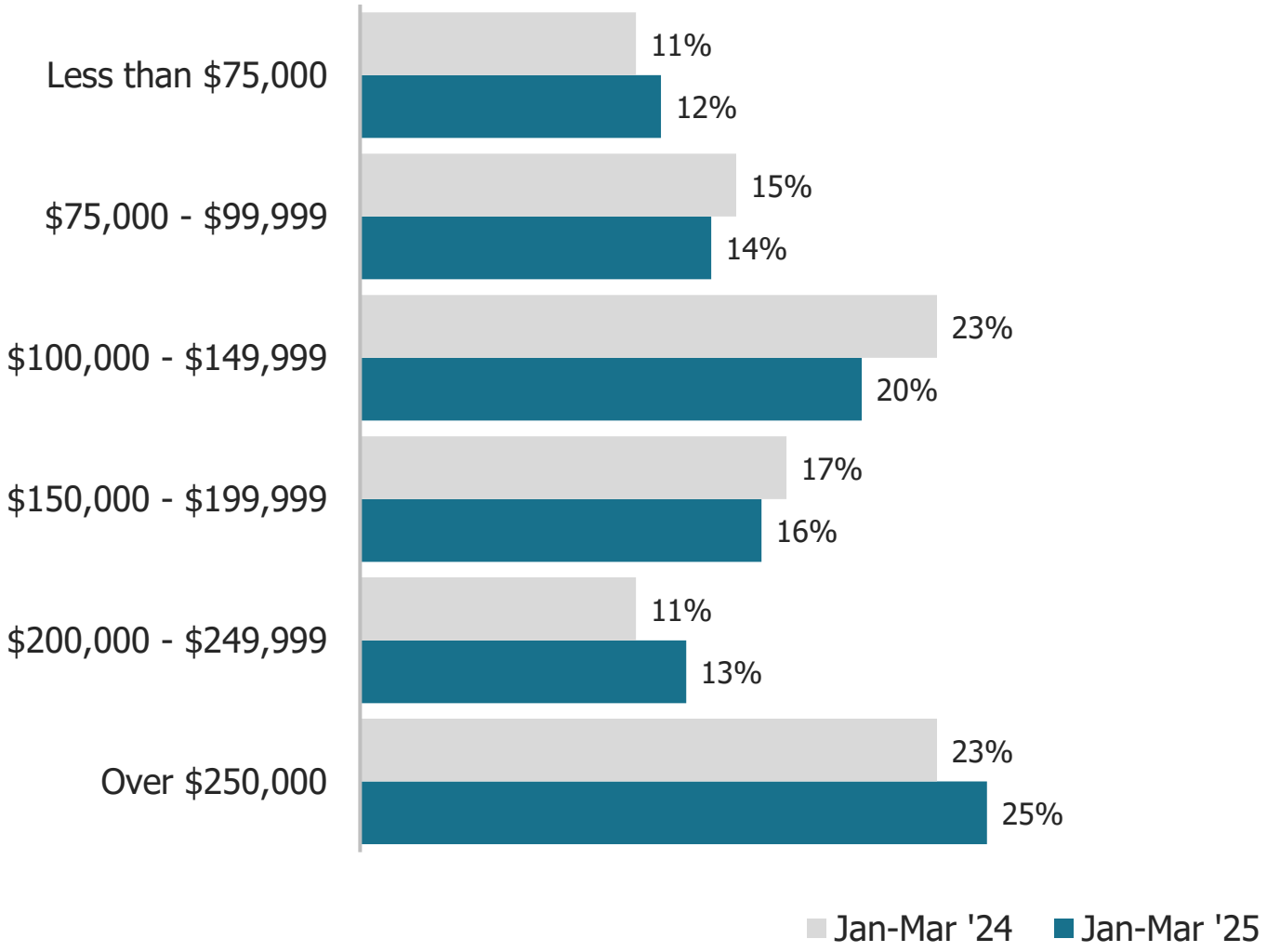




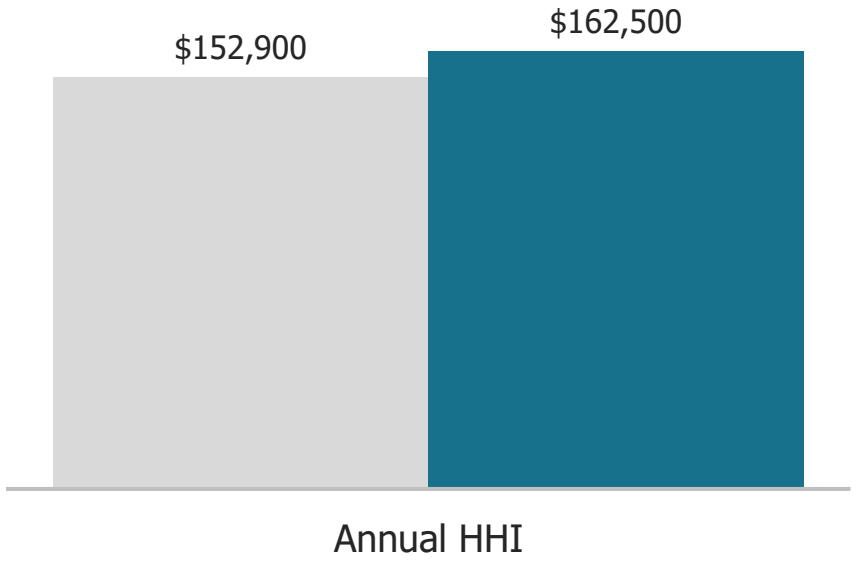
[1] Of person interviewed. Females are generally more likely to agree to participate in survey research.

Jan-Mar '24 Jan-Mar '25

JAN - MAR 2025 | VISITOR INCOME



Median Household Income





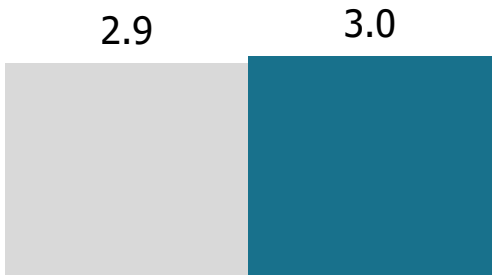
4c

JAN-MAR VISITOR BEHAVIOR: TRIP EXPERIENCE

JAN – MAR 2025 | TRIP CHARACTERISTICS

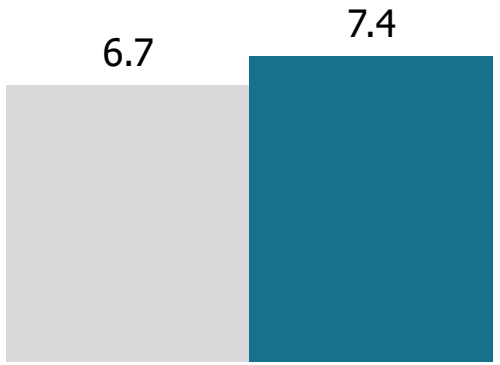
TRAVEL PARTY SIZE

3.0



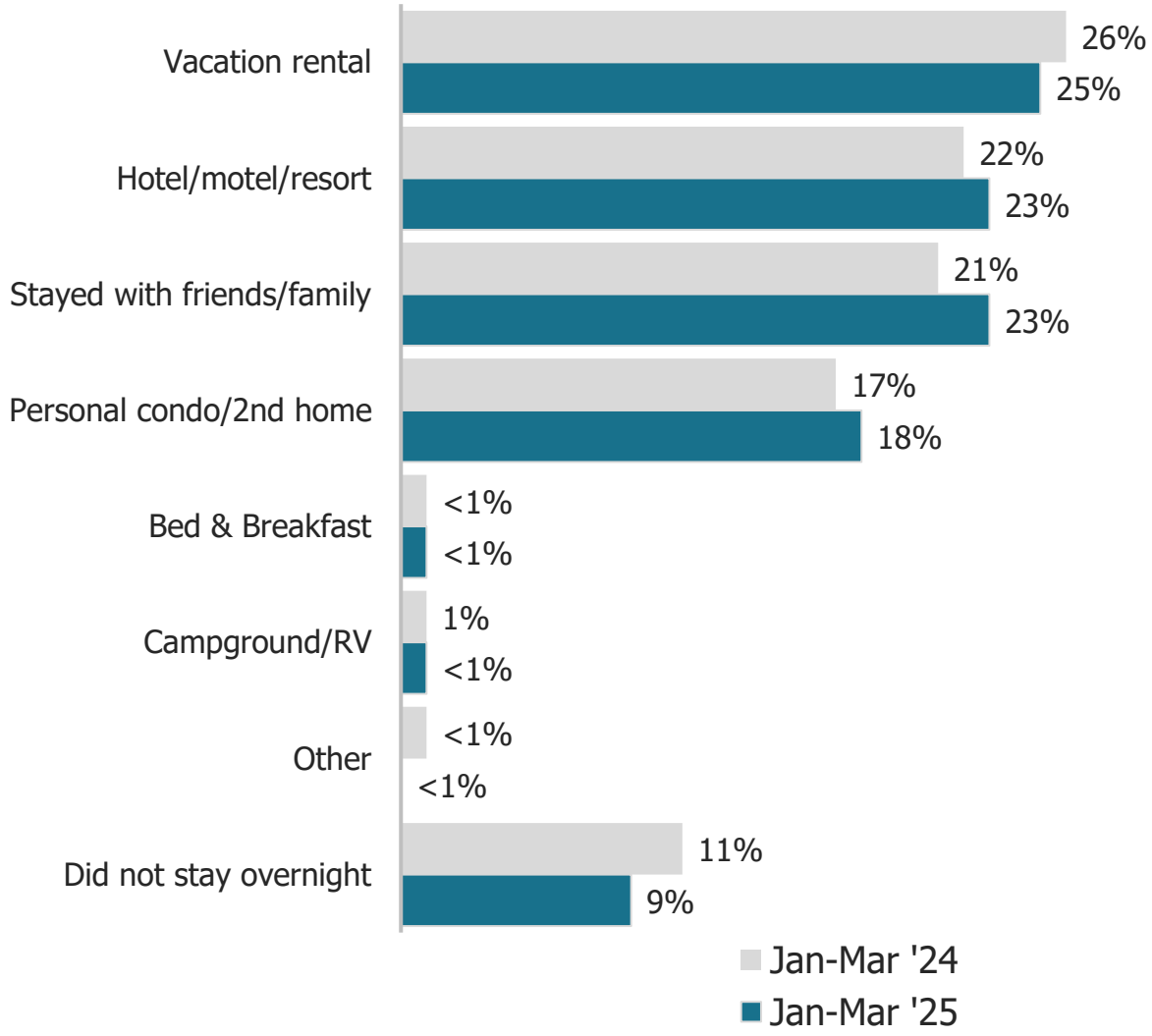
NIGHTS STAYED

7.4

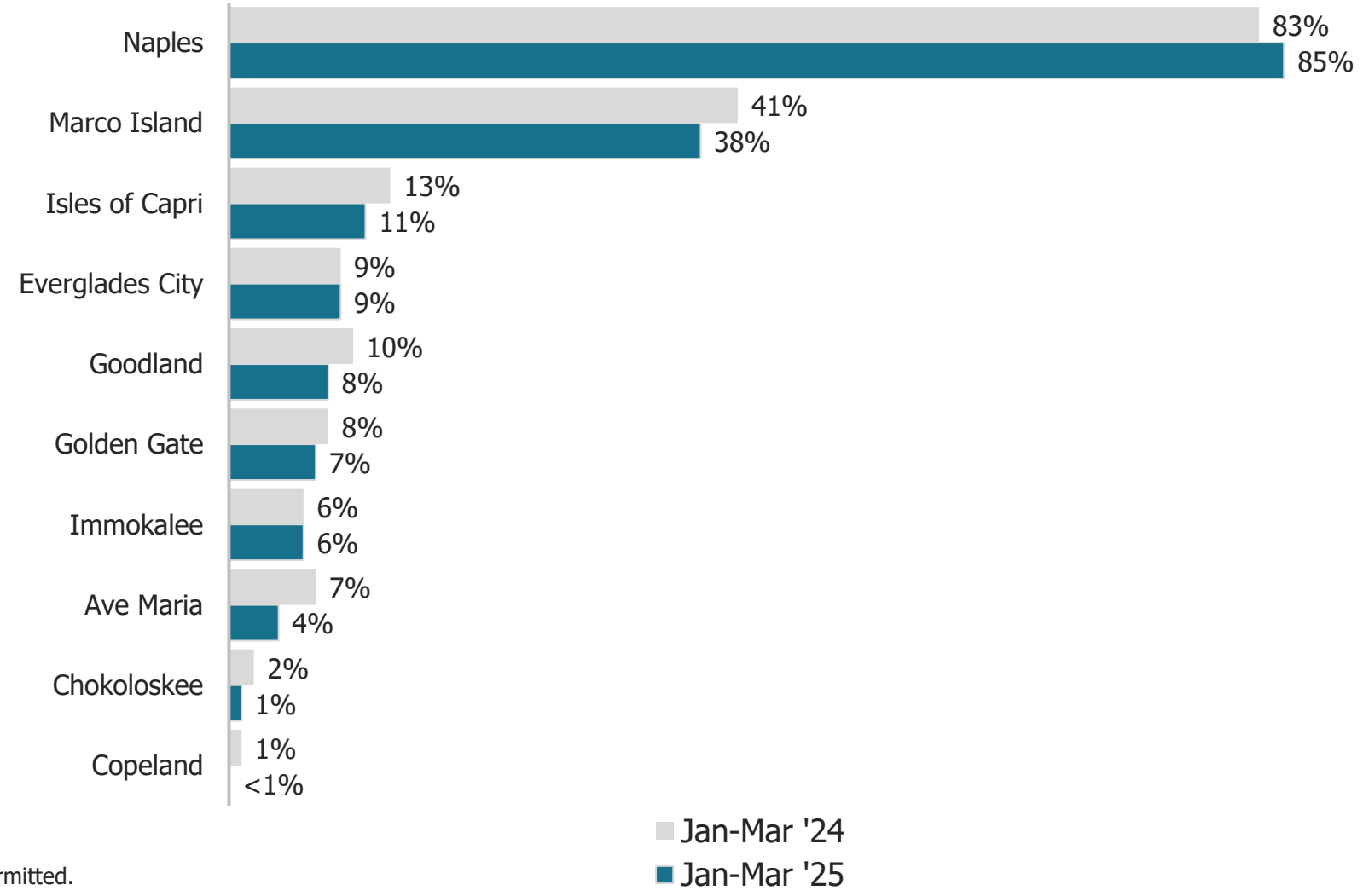


Jan-Mar '24 Jan-Mar '25

JAN - MAR 2025 | TYPE OF ACCOMODATIONS

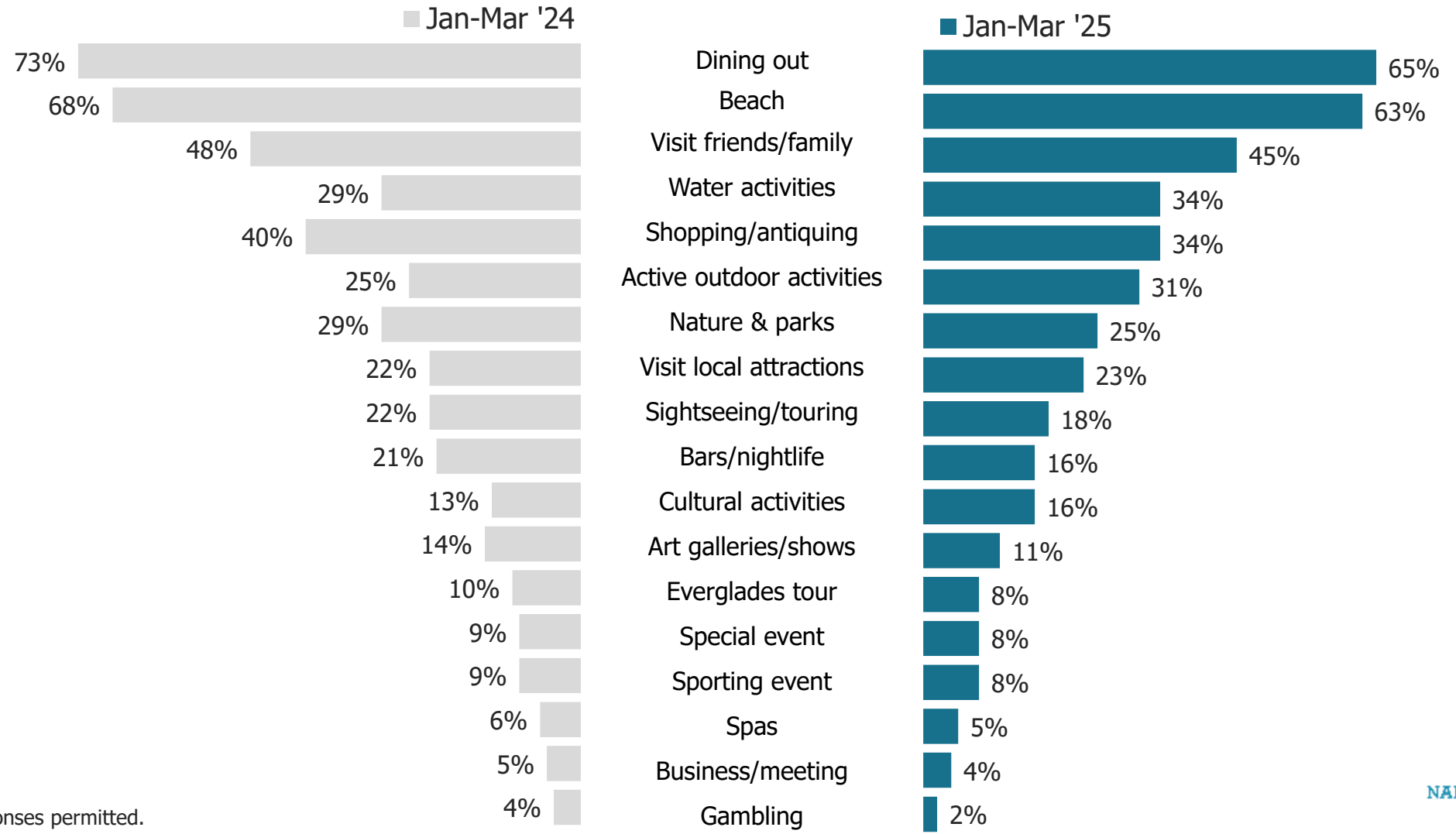


JAN - MAR 2025 | AREAS VISITED[1]



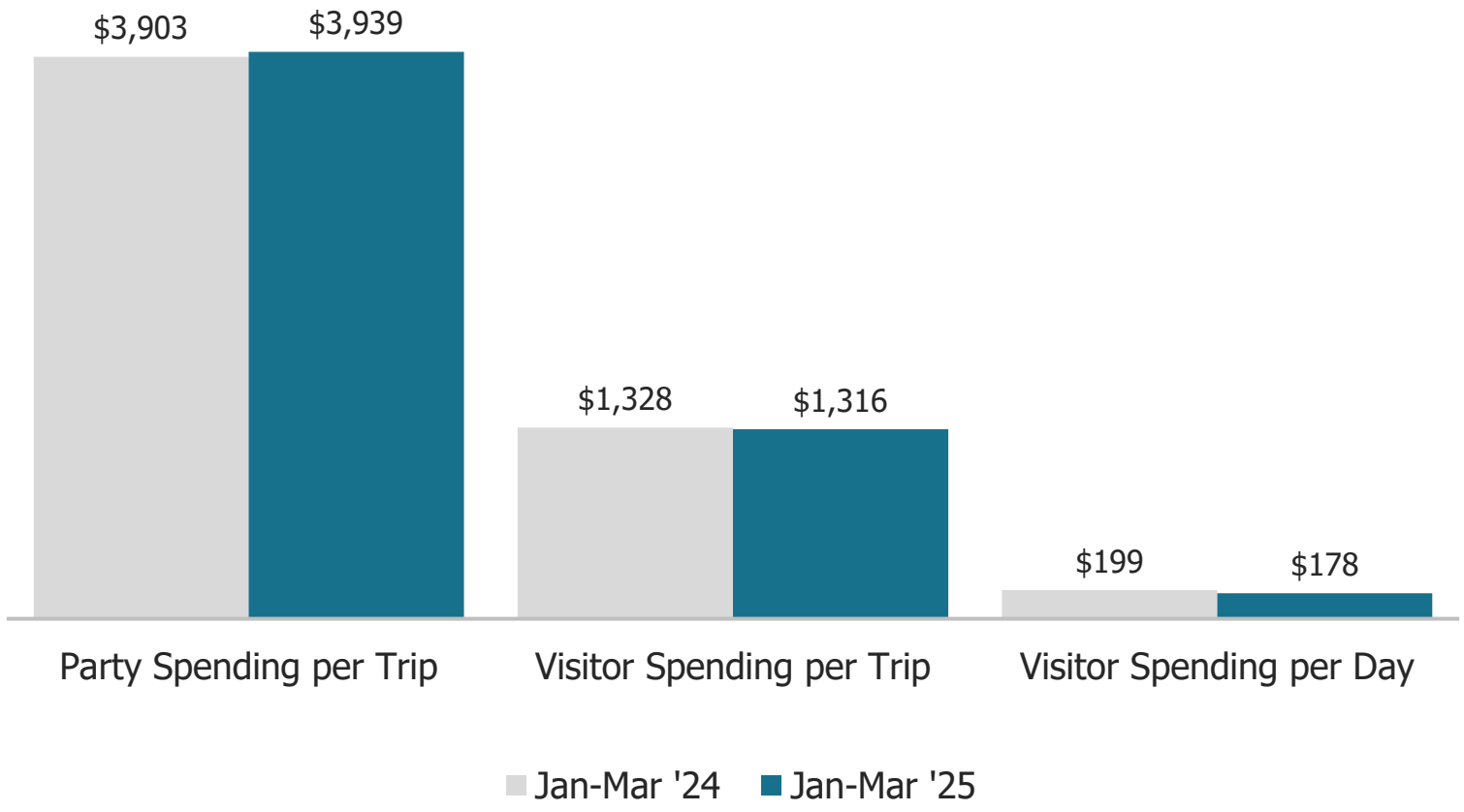
[1] Multiple responses permitted.

JAN - MAR 2025 | TRIP ACTIVITIES[1]



[1] Multiple responses permitted.

JAN - MAR 2025 | VISITOR SPENDING





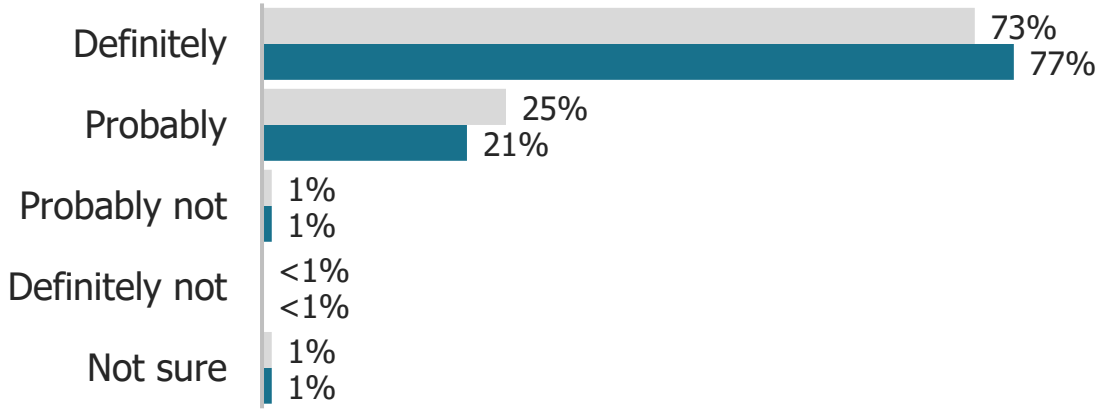
4d

JAN-MAR VISITOR BEHAVIOR: POST-TRIP EVALUATION

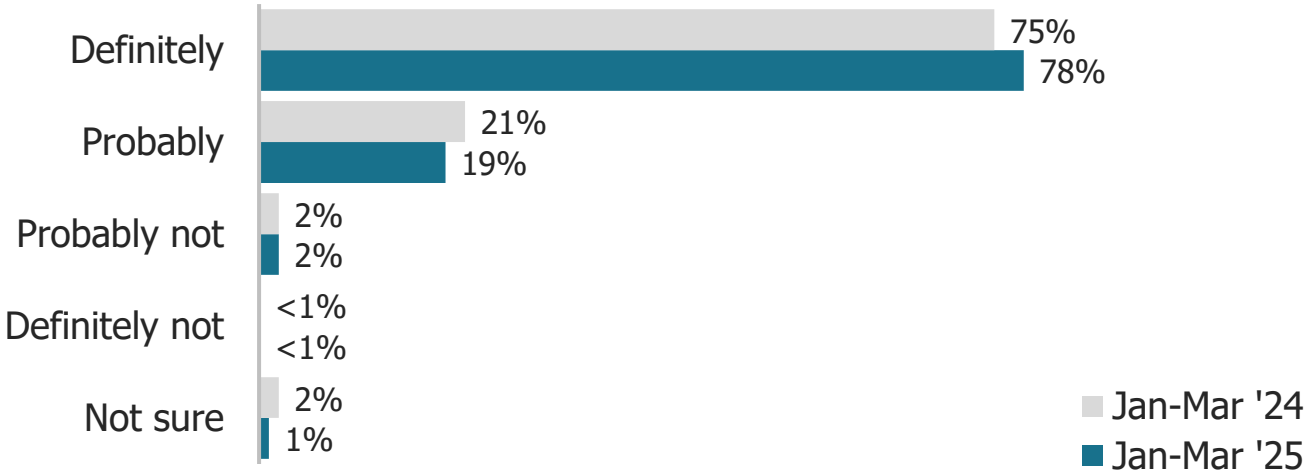
JAN - MAR 2025 | POST-TRIP EVALUATIONS

downs & st. germain RESEARCH

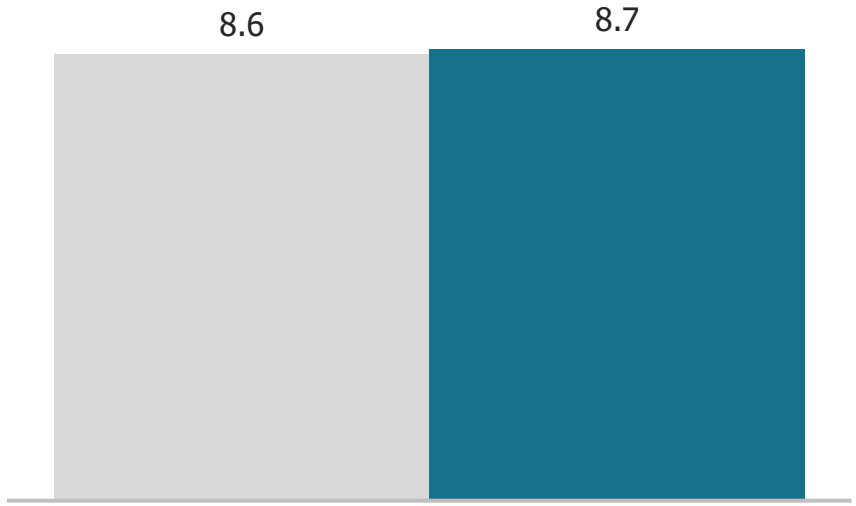
Will recommend the Naples area?



Will return to the Naples area?



VALUE FOR TRAVEL DOLLAR[1,2]



[1] 10-point scale where 10 is "excellent" and 1 is "poor".
[2] All visitors who gave a rating of 6 or below cited high prices as their primary reason for giving lower ratings.

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MONTHLY DESTINATION COMPARISONS

MONTHLY COMPARISONS | SUPPLY

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	Hotel Supply (Rooms)	Δ% in Supply from March 2024
	Total	Total
Miami	2,023,463	- 0.1%
Ft. Lauderdale	1,224,965	+ 0.8%
Palm Beach	605,120	+ 1.3%
Sarasota	394,134	+ 3.3%
Ft. Myers	391,995	+ 10.3%
Florida Keys	330,429	+ 1.6%
St. Petersburg	328,166	- 7.4%
Clearwater	283,619	+ 0.5%
Naples	257,734	+ 7.7%

[1] Metrics provided by STR.
[2] Transient bookings include rooms sold to individuals or groups occupying less than 10 rooms per night.
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MONTHLY COMPARISONS | DEMAND

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	Hotel Demand (Rooms)				Δ% in Demand from March 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Miami	1,296,067	281,956	104,806	1,682,829	- 3.9%	+ 10.2%	+ 20.1%	- 0.5%
Ft. Lauderdale	797,086	143,872	27,649	968,607	- 5.4%	+ 12.3%	- 15.7%	- 3.5%
Palm Beach	364,102	124,386	14,717	503,205	- 2.8%	+ 34.8%	- 6.8%	+ 4.3%
Sarasota	258,380	49,079	10,654	318,113	+ 1.4%	- 11.0%	+ 96.5%	+ 0.9%
Ft. Myers	222,759	40,883	26,523	290,165	+ 7.2%	- 2.5%	+ 7.0%	+ 5.7%
Florida Keys	259,386	24,715	1,293	285,394	+ 2.8%	- 0.1%	+ 14.0%	+ 2.6%
St. Petersburg	206,683	54,285	3,816	264,783	- 13.7%	+ 1.9%	+ 52.4%	- 10.3%
Clearwater	205,707	43,043	0	248,750	+ 0.1%	+ 31.1%	-	+ 4.4%
Naples	159,813	38,595	0	198,408	+ 10.8%	- 1.9%	- 100.0%	+ 7.9%

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MONTHLY COMPARISONS | OCCUPANCY

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	Hotel Occupancy (%)				Δ% in Occupancy from March 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Clearwater	72.5%	15.2%	0.0%	87.7%	- 0.5%	+ 30.4%	0.0%	+ 3.8%
Florida Keys	78.5%	7.5%	0.4%	86.4%	+ 1.2%	- 1.7%	+ 12.2%	+ 1.0%
Miami	64.1%	13.9%	5.2%	83.2%	- 3.8%	+ 10.3%	+ 20.2%	- 0.4%
Palm Beach	60.2%	20.6%	2.4%	83.2%	- 4.1%	+ 33.0%	- 8.0%	+ 2.9%
Sarasota	65.6%	12.5%	2.7%	80.7%	- 1.8%	- 13.8%	+ 90.3%	- 2.3%
St. Petersburg	63.0%	16.5%	1.2%	80.7%	- 6.7%	+ 10.1%	+ 64.7%	- 3.1%
Ft. Lauderdale	65.1%	11.7%	2.3%	79.1%	- 6.1%	+ 11.4%	- 16.4%	- 4.2%
Naples	62.0%	15.0%	0.0%	77.0%	+ 2.9%	- 8.9%	- 100.0%	+ 0.2%
Ft. Myers	56.8%	10.4%	6.8%	74.0%	- 2.8%	- 11.6%	- 2.9%	- 4.1%

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MONTHLY COMPARISONS | REVENUE

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	Hotel Revenue (Millions of Dollars)				Δ% in Revenue from March 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Miami	$375.47	$87.83	$15.12	$478.42	- 4.5%	+ 16.6%	+ 24.8%	- 0.5%
Ft. Lauderdale	$181.19	$38.40	$4.70	$224.29	- 8.1%	+ 12.1%	- 10.4%	- 5.3%
Palm Beach	$151.10	$45.23	$2.70	$199.04	+ 4.8%	+ 41.6%	+ 3.1%	+ 11.4%
Florida Keys	$120.40	$10.72	$0.63	$131.75	- 4.2%	+ 4.2%	- 24.9%	- 3.7%
Naples	$78.92	$17.90	$0.00	$96.81	+ 0.6%	+ 3.5%	- 100.0%	+ 1.1%
Sarasota	$76.96	$11.81	$2.30	$91.07	+ 0.9%	+ 4.9%	+ 117.3%	+ 2.8%
Clearwater	$61.23	$10.65	$0.00	$71.87	- 0.4%	+ 47.4%	-	+ 4.6%
Ft. Myers	$56.49	$9.87	$5.49	$71.86	+ 8.3%	- 1.0%	+ 11.7%	+ 7.2%
St. Petersburg	$55.85	$11.99	$0.59	$68.43	- 16.5%	+ 2.3%	+ 65.6%	- 13.4%

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MONTHLY COMPARISONS | DAILY RATE

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	Hotel Average Daily Rate ($)				Δ% in ADR from March 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Naples	$493.80	$463.68	$0.00	$487.94	- 9.1%	+ 5.5%	- 100.0%	- 6.3%
Florida Keys	$464.18	$433.71	$484.28	$461.63	- 6.8%	+ 4.3%	- 34.1%	- 6.1%
Palm Beach	$415.00	$363.63	$183.69	$395.54	+ 7.8%	+ 5.0%	+ 10.6%	+ 6.8%
Clearwater	$297.65	$247.31	$0.00	$288.94	- 0.5%	+ 12.4%	0.0%	+ 0.3%
Sarasota	$297.86	$240.69	$215.47	$286.28	- 0.4%	+ 17.8%	+ 10.6%	+ 1.9%
Miami	$289.70	$311.50	$144.29	$284.30	- 0.7%	+ 5.8%	+ 3.9%	0.0%
St. Petersburg	$270.21	$220.80	$155.84	$258.43	- 3.3%	+ 0.4%	+ 8.6%	- 3.4%
Ft. Myers	$253.60	$241.44	$207.14	$247.64	+ 1.1%	+ 1.5%	+ 4.4%	+ 1.4%
Ft. Lauderdale	$227.32	$266.88	$169.97	$231.55	- 2.9%	- 0.2%	+ 6.3%	- 1.9%

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MONTHLY COMPARISONS | REVPAR

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	Hotel Revenue Per Available Room ($)				Δ% in RevPAR from March 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Florida Keys	$364.38	$32.44	$1.89	$398.72	- 5.7%	+ 2.6%	- 26.1%	- 5.2%
Naples	$306.19	$69.44	$0.00	$375.63	- 6.5%	- 3.9%	- 100.0%	- 6.1%
Palm Beach	$249.71	$74.75	$4.47	$328.92	+ 3.4%	+ 39.7%	+ 1.8%	+ 9.9%
Clearwater	$215.88	$37.53	$0.00	$253.41	- 0.9%	+ 46.6%	0.0%	+ 4.1%
Miami	$185.56	$43.41	$7.47	$236.44	- 4.5%	+ 16.6%	+ 24.9%	- 0.4%
Sarasota	$195.27	$29.97	$5.82	$231.06	- 2.2%	+ 1.6%	+ 110.5%	- 0.4%
St. Petersburg	$170.18	$36.52	$1.81	$208.52	- 9.8%	+ 10.6%	+ 78.9%	- 6.4%
Ft. Myers	$144.11	$25.18	$14.02	$183.31	- 1.8%	- 10.3%	+ 1.3%	- 2.8%
Ft. Lauderdale	$147.91	$31.34	$3.84	$183.10	- 8.9%	+ 11.2%	- 11.1%	- 6.0%

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FISCAL YTD DESTINATION COMPARISONS

FYTD COMPARISONS | SUPPLY

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	Hotel Supply (Rooms)	%Δ in Supply from FYTD 2024
	Total	Total
Miami	11,847,892	- 0.2%
Ft. Lauderdale	7,141,208	+ 0.4%
Palm Beach	3,527,052	+ 0.8%
Sarasota	2,265,464	+ 0.8%
Ft. Myers	2,201,837	+ 6.6%
Florida Keys	1,939,570	+ 1.1%
St. Petersburg	1,886,494	- 9.2%
Clearwater	1,642,601	- 1.0%
Naples	1,524,716	+ 13.3%

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FYTD COMPARISONS | DEMAND

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	Hotel Demand (Rooms)				%Δ in Demand from FYTD 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Miami	7,048,225	1,582,834	561,068	9,192,126	- 0.9%	+ 5.3%	+ 11.5%	+ 0.8%
Ft. Lauderdale	4,271,418	918,817	148,891	5,339,126	- 0.6%	+ 1.3%	- 22.6%	- 1.1%
Palm Beach	1,983,357	654,564	58,234	2,696,154	+ 3.3%	+ 27.3%	- 9.7%	+ 7.9%
Sarasota	1,332,514	342,680	53,182	1,728,376	+ 9.3%	+ 12.4%	+ 17.4%	+ 10.1%
Ft. Myers	1,131,843	278,944	118,008	1,528,795	+ 6.2%	+ 5.0%	- 2.0%	+ 5.3%
St. Petersburg	1,071,408	382,206	31,792	1,485,406	+ 3.1%	+ 14.9%	+ 122.0%	+ 7.2%
Florida Keys	1,255,053	173,088	8,956	1,437,097	- 0.5%	- 9.4%	+ 132.1%	- 1.3%
Clearwater	935,424	367,902	186	1,303,512	+ 9.2%	+ 31.8%	- 1.8%	+ 14.8%
Naples	744,108	300,862	317	1,045,285	+ 14.3%	+ 7.5%	- 82.5%	+ 12.1%

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FYTD COMPARISONS | OCCUPANCY

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	Hotel Occupancy (%)				%Δ in Occupancy from FYTD 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Clearwater	56.9%	22.4%	0.0%	79.4%	+ 10.3%	+ 33.1%	- 0.8%	+ 15.9%
St. Petersburg	56.8%	20.3%	1.7%	78.7%	+ 13.6%	+ 26.6%	+ 144.6%	+ 18.1%
Miami	59.5%	13.4%	4.7%	77.6%	- 0.7%	+ 5.5%	+ 11.7%	+ 1.0%
Palm Beach	56.2%	18.6%	1.7%	76.4%	+ 2.4%	+ 26.3%	- 10.4%	+ 7.0%
Sarasota	58.8%	15.1%	2.3%	76.3%	+ 8.4%	+ 11.5%	+ 16.6%	+ 9.3%
Ft. Lauderdale	59.8%	12.9%	2.1%	74.8%	- 1.0%	+ 0.9%	- 22.9%	- 1.5%
Florida Keys	64.7%	8.9%	0.5%	74.1%	- 1.6%	- 10.5%	+ 129.5%	- 2.4%
Ft. Myers	51.4%	12.7%	5.4%	69.4%	- 0.4%	- 1.4%	- 8.0%	- 1.2%
Naples	48.8%	19.7%	0.0%	68.6%	+ 0.9%	- 5.1%	- 84.5%	- 1.1%

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FYTD COMPARISONS | REVENUE

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	Hotel Revenue (Millions of Dollars)				%Δ in Revenue from FYTD 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Miami	$1,828.86	$450.78	$76.96	$2,356.60	+ 1.4%	+ 10.9%	+ 21.7%	+ 3.7%
Ft. Lauderdale	$852.32	$217.96	$22.99	$1,093.27	- 0.5%	+ 3.1%	- 15.5%	- 0.2%
Palm Beach	$625.97	$194.96	$8.58	$829.51	+ 9.7%	+ 24.6%	- 1.7%	+ 12.7%
Florida Keys	$494.47	$64.44	$4.85	$563.76	- 3.1%	- 8.5%	+ 165.4%	- 3.2%
Naples	$285.02	$102.69	$0.08	$387.79	+ 6.7%	+ 11.3%	- 80.5%	+ 7.8%
Sarasota	$298.69	$74.04	$9.10	$381.83	+ 10.4%	+ 25.6%	+ 53.6%	+ 13.8%
St. Petersburg	$216.72	$70.40	$4.05	$291.18	+ 1.6%	+ 18.0%	+ 187.5%	+ 6.1%
Ft. Myers	$212.55	$53.81	$19.86	$286.22	+ 5.5%	+ 1.4%	+ 4.5%	+ 4.7%
Clearwater	$199.17	$75.30	$0.00	$274.47	+ 9.9%	+ 41.0%	- 11.7%	+ 17.0%

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FYTD COMPARISONS | DAILY RATE

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	Hotel Average Daily Rate ($)				%Δ in ADR from FYTD 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Florida Keys	$393.98	$372.29	$541.37	$392.29	- 2.7%	+ 1.1%	+ 14.4%	- 2.0%
Naples	$383.04	$341.31	$257.02	$370.99	- 6.7%	+ 3.5%	+ 11.2%	- 3.9%
Palm Beach	$315.61	$297.85	$147.25	$307.66	+ 6.3%	- 2.1%	+ 8.8%	+ 4.5%
Miami	$259.48	$284.79	$137.17	$256.37	+ 2.3%	+ 5.4%	+ 9.1%	+ 2.8%
Sarasota	$224.15	$216.06	$171.18	$220.92	+ 1.0%	+ 11.8%	+ 30.8%	+ 3.4%
Clearwater	$212.92	$204.66	$6.69	$210.56	+ 0.6%	+ 7.0%	- 10.1%	+ 1.9%
Ft. Lauderdale	$199.54	$237.21	$154.42	$204.77	+ 0.1%	+ 1.8%	+ 9.3%	+ 0.9%
St. Petersburg	$202.28	$184.20	$127.48	$196.03	- 1.4%	+ 2.7%	+ 29.5%	- 0.9%
Ft. Myers	$187.79	$192.89	$168.31	$187.22	- 0.6%	- 3.5%	+ 6.6%	- 0.6%

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FYTD COMPARISONS | REVPAR

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	Hotel Revenue Per Available Room ($)				%Δ in RevPAR from FYTD 2024			
	Transient[2]	Group[3]	Contract[4]	Total	Transient[2]	Group[3]	Contract[4]	Total
Florida Keys	$254.94	$33.22	$2.50	$290.66	- 4.2%	- 9.5%	+ 162.4%	- 4.3%
Naples	$186.93	$67.35	$0.05	$254.34	- 5.8%	- 1.8%	- 82.8%	- 4.9%
Palm Beach	$177.48	$55.28	$2.43	$235.18	+ 8.8%	+ 23.6%	- 2.6%	+ 11.8%
Miami	$154.36	$38.05	$6.50	$198.90	+ 1.6%	+ 11.1%	+ 21.9%	+ 3.9%
Sarasota	$131.84	$32.68	$4.02	$168.54	+ 9.6%	+ 24.6%	+ 52.4%	+ 13.0%
Clearwater	$121.25	$45.84	$0.00	$167.09	+ 11.0%	+ 42.4%	- 10.8%	+ 18.2%
St. Petersburg	$114.88	$37.32	$2.15	$154.35	+ 12.0%	+ 30.0%	+ 216.7%	+ 16.9%
Ft. Lauderdale	$119.35	$30.52	$3.22	$153.09	- 0.9%	+ 2.7%	- 15.8%	- 0.6%
Ft. Myers	$96.53	$24.44	$9.02	$129.99	- 1.0%	- 4.9%	- 1.9%	- 1.8%

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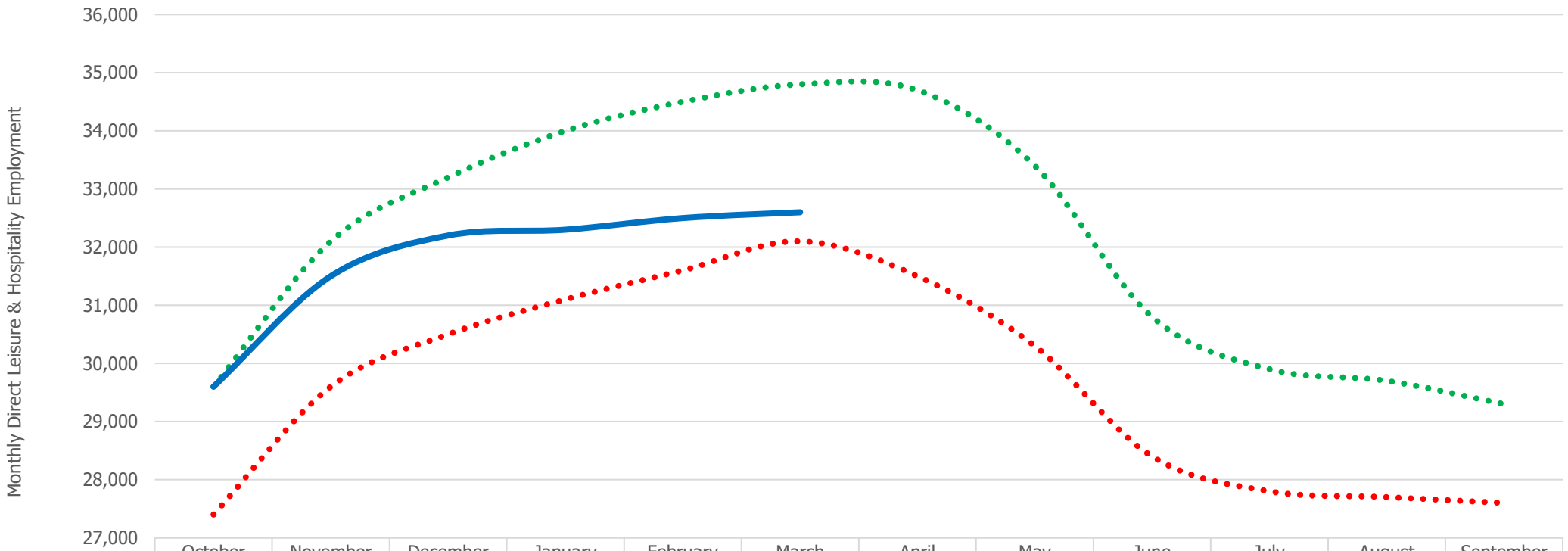
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INDUSTRY DATA

INDUSTRY DATA | CURRENT EMPLOYMENT

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Collier County Direct Leisure and Hospitality Employment[1]



	October	November	December	January	February	March	April	May	June	July	August	September
FY23	27,400	29,600	30,500	31,100	31,600	32,100	31,500	30,300	28,400	27,800	27,700	27,600
FY24	29,600	32,100	33,200	34,000	34,500	34,800	34,700	33,400	30,800	29,900	29,700	29,300
FY25	29,600	31,500	32,200	32,300	32,500	32,600 (P)						

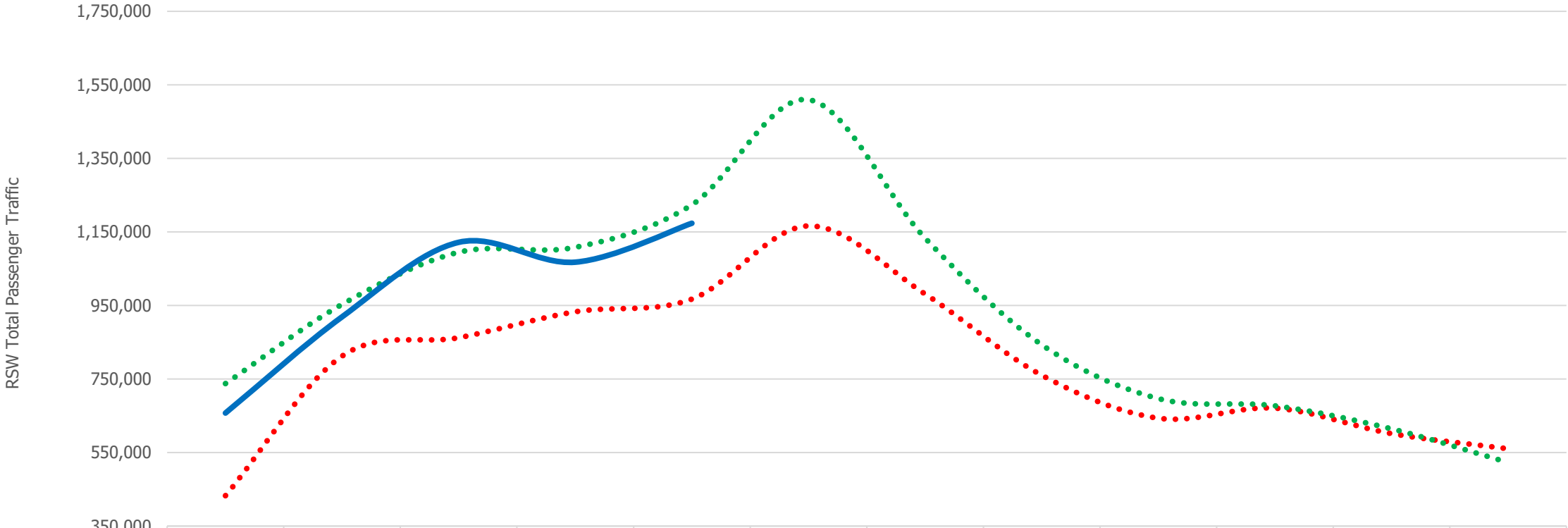
[1] SOURCE: Current Employment Statistic Program (CES), Collier County Leisure and Hospitality Sector, not seasonally adjusted.
(P) Preliminary.

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FLOR DAYS PARADISE COAST
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INDUSTRY DATA | RSW TOTAL PASSENGER TRAFFIC

downs & st. germain RESEARCH

Southwest Florida International Airport (RSW) Total Passenger Traffic[1]



	October	November	December	January	February	March	April	May	June	July	August	September
FY23	432,667	812,305	862,368	932,896	967,416	1,166,442	981,216	760,330	643,486	670,818	601,542	560,358
FY24	737,527	953,025	1,094,783	1,108,190	1,223,761	1,509,777	1,133,256	843,270	696,867	677,137	614,531	523,004
FY25	657,488	919,108	1,121,793	1,067,794	1,173,638							

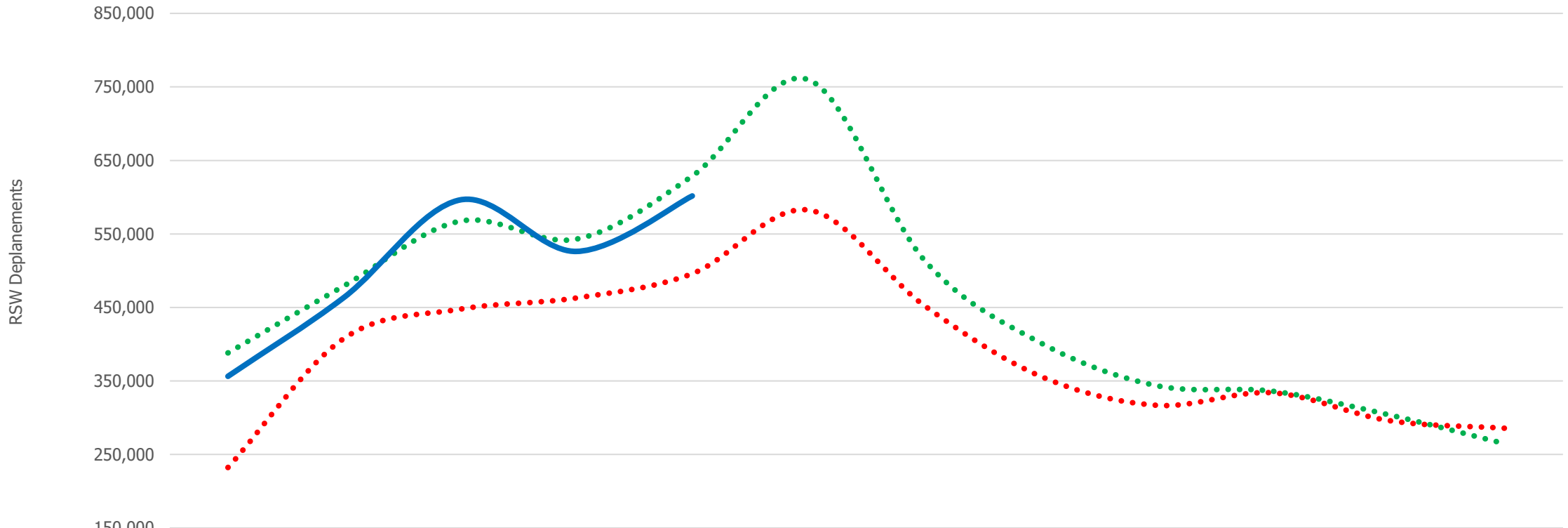
[1] SOURCE: Lee County Port Authority Monthly Statistics.

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FLOR DAYS PARADISE COAST
PARADISECOAST.COM

INDUSTRY DATA | RSW INFLOW (DEPLANEMENTS)

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Southwest Florida International Airport (RSW) Deplanements[1]



	October	November	December	January	February	March	April	May	June	July	August	September
FY23	232,239	407,927	447,666	462,851	495,943	582,580	452,356	356,361	316,887	333,862	296,092	285,679
FY24	388,153	479,404	567,439	542,929	628,786	759,836	514,166	401,868	343,614	336,069	303,982	264,625
FY25	356,316	463,688	596,290	526,231	601,672							

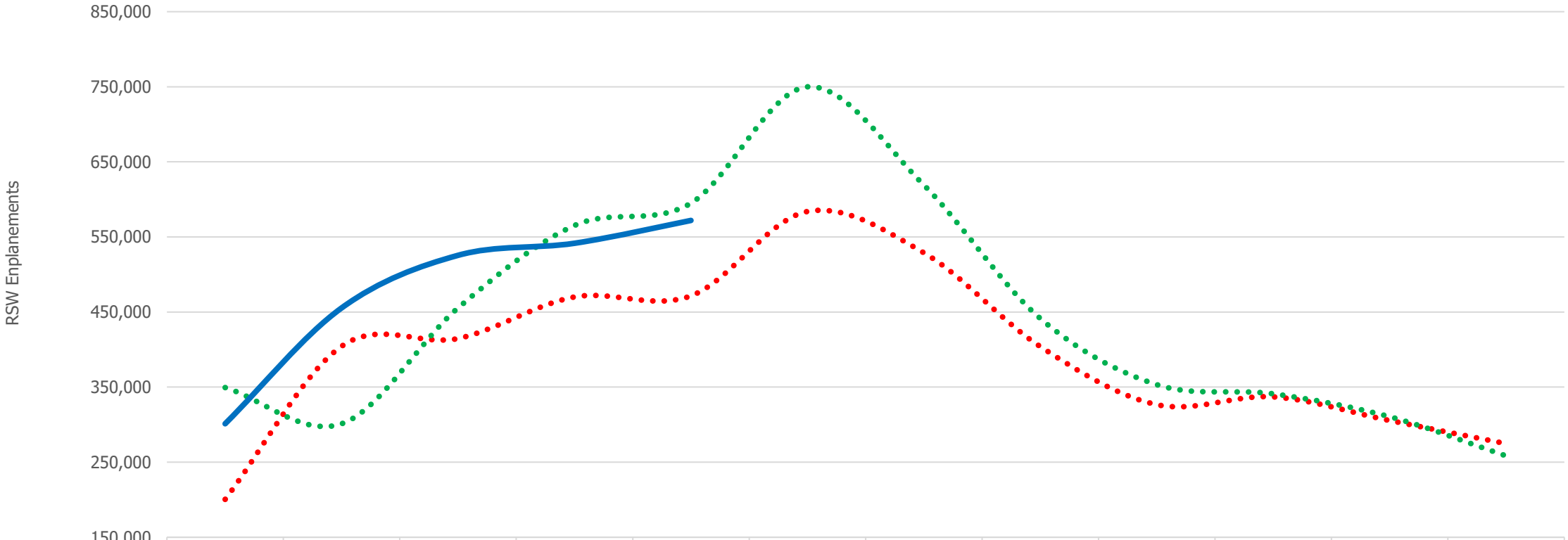
[1] SOURCE: Lee County Port Authority Monthly Statistics.

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INDUSTRY DATA | RSW OUTFLOW (ENPLANEMENTS)

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Southwest Florida International Airport (RSW) Enplanements[1]



	October	November	December	January	February	March	April	May	June	July	August	September
FY23	200,428	404,378	414,702	470,045	471,473	583,862	528,860	403,969	326,599	336,956	305,450	274,679
FY24	349,374	301,172	455,420	565,261	594,975	749,941	619,090	441,402	353,253	341,068	310,549	258,379
FY25	301,172	455,420	525,503	541,563	571,966							

[1] SOURCE: Lee County Port Authority Monthly Statistics.

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INDUSTRY DATA | LICENSED RENTAL UNITS

downs & st. germain RESEARCH

Licensed Transient Rental Units as of April 1st, 2024[1]				
	Hotel	**Motel**	**Vacation Rental**	**Total**
Naples	5,475	1,360	2,559	**9,394**
Marco Island	1,275	121	1,953	**3,349**
Immokalee	0	70	45	**115**
Everglades City	38	36	8	**82**
Chokoloskee	0	13	1	**14**
Goodland	0	5	5	**10**
Ave Maria	0	0	6	**6**
Ochopee	0	0	1	**1**
Total	**6,788**	**1,600**	**4,578**	**12,971**

[1] SOURCE: Florida Department of Business & Professional Regulation.

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THANK YOU



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FLORIDA'S PARADISE COAST

Monthly Report | March 2025

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Table of Contents

3	Zartico Visitor Insights
6	Organic Social Media
11	Email
13	Campaigns
22	Digital Media Insights



1

Zartico
Visitor Insights

Zartico: Visitor Insights | March 2025

Out-Of-State In-State Visitors

Out-of-state visitors made up 57% of visits and 92% of overall spend in March 2025.

In-state visitors made up 43% of visits and 8% of overall spend.

Out of State visitation outperformed in-state stats for visitor spending significantly.

Overnight Vs. Day Visitation

Day visitors
(57%)

Overnight visitors
(42%)

Top DMA Spending Market

Chicago,IL DMA continues to rank #1 in top spending market

Followed by:
Minneapolis
Boston
Milwaukee
New York

Chicago visitors spent more on food, retail and accommodations.

Top Overnight Markets

Miami-Ft Lauderdale overnight visitors continues to rank #1 in top visitation for the month of March

Followed by:
Tampa-St Petersburg, FL, Orlando, FL and West Palm Beaches, FL.

Top 2 Out-Of-State:
New York, NY and Chicago, IL and Boston, MA DMAs

Destination Visitation

In-state top visited place in March:
Tiburon Golf Club

Out-of-State top visited place in March.
Tiburon Golf Club followed closely by Grey Oaks Country Club

Zartico: Visitor Insights | March 2025

74%

March Hotel Occupancy

-8%

Hotel occupancy change from February



-8%

Hotel Occupancy Change from Same Month Last Year



ZARTICO

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2

Organic Social Media

Social Media (Organic) - Summary

- Implemented annual content strategy across all social media platforms.
- Conducted day-to-day operations, including but not limited to content creation, LIVE streams, content curation, and reporting/analysis, etc.
- Completed the April 2025 content calendars to be shared across social media platforms.
- Established Facebook LIVE and Instagram Story topics for Client to implement in April 2025.
- Supported Client in community management, social listening, optimization, and reporting/analysis, etc.
- Increased timely event coverage resulting in more live story shares, recap videos and an asset library which will be used for future event promotions.
- For future months, the team is consistently implementing tactics such as a LIVE stream schedule, engagement-boosting video voice overs, interview style reels and strong calls to action.



Social Media (Organic) - Summary

Facebook

+408 followers (61,884 total)

+30,802 total engagements

+5M total impressions

Highlights: Growth driven by consistent organic content, real-time Stories, and return of Live Streams. Top posts included a beach reel, Mykonos Kuzina DDD carousel, and US Open Pickleball post.

Instagram

+297 followers (23,150 total)

+2.2K total engagements

+471K total impressions

+40K total video views

Highlights: Follower and video growth linked to Reels and Live content. Top posts featured Bicyclette Cookshop, FC Naples, and Sun N Fun. Focus remains on timely video and engagement-driven content.

YTD Totals

Facebook: 24M+ impressions | 72K+ engagements | 61K+ followers

Instagram: 2.4M+ impressions | 11K+ engagements | 23K+ followers



Organic Social | Facebook

61,884 Followers	+408 Net Growth ↑
30,802 Engagement	109.4% Increase ↑
5,723,592 Impressions	6.5% Decrease ↓

Summary:

In March we saw a significant boost in engagements and follower growth, thanks to a steady flow of organic content on Facebook, real-time updates during live events such as Stories, and a renewed focus on video—specifically with the return of Live Streams.

Our top-performing content this month included a reel focusing on the **different beaches in Naples**, a carousel post for **Mykonos Kuzina Diners, Drive-In's, and Dive's feature** and a carousel post promoting the **US Open Pickleball Championship.**

Looking ahead, we will continue to prioritize timely captures and capture dynamic content in real-time with Story shares and live streams throughout the month.

Organic Social | Instagram

23,150 Followers	+297 Net Growth ↑
2,245 Engagements	6.3% Decrease ↓
471,696 Impressions	40.5% Decrease ↓
40,523 Video Views	23.1% Increase ↑

Summary:

In March, we saw an increase in followers and video views, which can be attributed to increased efforts in posting more video content, including LIVE streams and reels. While our engagements and impressions decreased this month, we saw this dip in analytics during March last year as well.

Our top-performing posts this month included a timely capture **interview style reel featuring Bicyclette Cookshop**, an **FC Naples timely capture promotional reel** of the first game and a reel of the **Sun-N-Fun Lagoon opening.**

Looking ahead, we will continue to implement and focus on engagement boosting tactics such as live event story shares, timely captures, calls to action on posts and including more video content throughout the month.

Media | Organic Social

Year-To-Date			
Instagram	**2,421,189** Total Impressions	**11,601** Post Engagements	**23,150** Total Followers
Facebook	**24,910,480** Total Impressions	**72,181** Post Engagements	**61,884** Total Followers



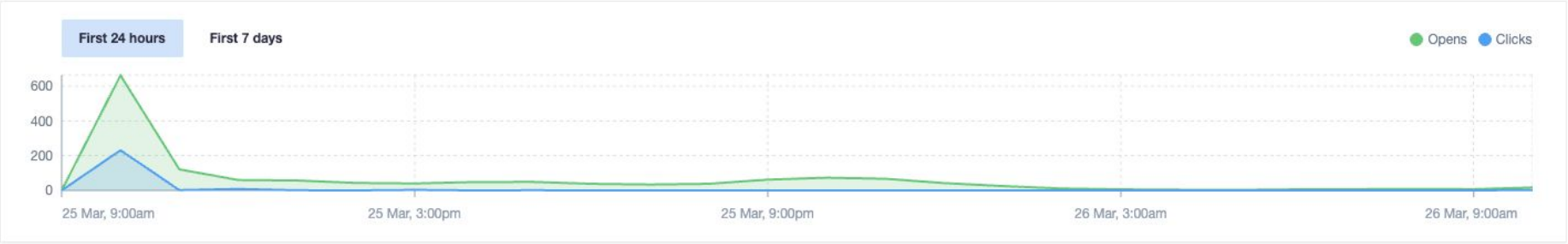
3
Email

Email | Meetings E-Scapes

Subject Line: Elevate Your Meetings on Florida's Paradise Coast

Most-Clicked Link: Request for Proposal

Recipients	Open Rate	CTO Rate
4,353 Owned	28.28% Owned	0.94% Owned





4

Campaigns

Media | Performance

March's nine campaigns: **Sustaining, UK, Germany, Canada, Winter, Weddings, Arts & Culture, Enhanced and Expanded**

$677,304.19
Total Estimated Digital Spend

55,746,374
Total Impressions

161,392
Total Clicks to Site

0.29%
CTR

1,709,173
Total Video Views

92.09%
VCR

Media | Performance

March's nine campaigns: **Sustaining, UK, Germany, Canada, Winter, Weddings, Arts & Culture, Enhanced and Expanded**

Top performing media partners for March:

- **From the Sustaining Campaign, was Expedia, with a .61% CTR and AiOpti who delivered a VCR of 94.27%.**
- **The International Campaign, the Wilkins mobile banners delivered a 0.91% CTR for UK, and a .82% CTR for Germany. On the Canada campaign, Expedia delivered a .32% CTR.**
- **On the Winter Campaign , the top performing media partner is now Undertone with a 1.91% CTR.**
- **For Weddings, The Wedding Trade Desk topped performing with a 1.04% CTR.**
- **For Arts & Culture, DigDev Direct delivered a top CTR of .84%.**
- **On the Enhanced Campaign, MobileFuse is the top performer for CTR with .50% and AiOpti has a 94.21% VCR.**
- **On the Expanded Campaign, MobileFuse is also topping performance with a .49% CTR and AiOpti has a 94.64% VCR.**

Industry Benchmark:
CTR: 0.33%
VCR: 70%

Media | Paid Search

March had six campaigns: **Sustaining, Sustaining Spanish, Canada, UK, Germany and Weddings.**

238,347	12,969	5.44%	$0.50
Total Impressions	Total Clicks to Site	CTR	CPC

Top Performing Campaign:
Sustaining FY25 with **10,452** clicks to the website

Top Performing Ad:
Sustaining FY25 - Beaches

Industry Benchmark:
CTR: 4%
CPC: $1.35

Insights:
Steady MoM performance with improvements in efficiency, including a 20% lower Cost per Click and 4% higher CTR MoM, causing stronger engagement at a lower cost. The CTR and CPC also continue to greatly outperform benchmarks.

Media | Paid Search Breakdown

Ad Group	Impressions	Clicks	CTR	CTR Industry Benchmark	Avg. CPC	CPC Industry Benchmark
Weddings	17,948	1,075	5.99%	*4%*	$0.71	*$1.35*
Sustaining	194,287	10,452	5.38%	*4%*	$0.45	*$1.35*
Sustaining Spanish	22,390	1,231	5.50%	*4%*	$0.72	*$1.35*
Canada	3,722	211	5.67%	*4%*	$0.99	*$1.35*
UK	13,018	611	4.69%	*4%*	$0.56	*$1.35*
Germany	4,771	323	6.77%	*4%*	$0.86	*$1.35*

Media | Paid Social

Meta: March

5,875,515	173,641	74,251
Total Impressions	Post Engagements	Clicks

CTR

Sustaining: 7.12%
Germany: 2.88%
UK: 3.37%
Weddings: 3.75%
Arts & Culture: 6.33%
Travel industry benchmark: 2.2%

In March, the Sustaining (including Spanish), Weddings, and Arts & Culture campaigns continued delivering strong results, while UK and Germany concluded on March 9.

Performance exceeded expectations, with Sustaining achieving a 7.12% CTR and Arts & Culture reaching 6.33%—both far surpassing the 2.2% industry benchmark. Collectively, the campaigns generated over 5.8 million impressions and 74,000+ clicks, driving significant reach and engagement. As a reminder, the Canada campaign was turned off.

Media | Paid Social

Meta: Year-To-Date

24,488,539	758,900	269,398	1.10%
Total Impressions	Post Engagements	Clicks	CTR

Media | Paid Social

Pinterest: March

533,849	8,712	3,951
Total Impressions	Engagements	Clicks

CTR

Sustaining: 0.86%

Wedding: 0.65%

Travel industry benchmark: 0.3%

In March, the Sustaining and Weddings campaigns continued delivering strong results. Sustaining achieved a 0.86% CTR—more than double the 0.3% industry benchmark.

Together, the campaigns generated over 533,000 impressions and nearly 4,000 clicks, enhancing reach and visibility. While the Weddings campaign outperforms benchmarks, refreshed creative is recommended to sustain engagement and drive stronger results.

Media | Paid Social

Pinterest: Year-To-Date

2,082,527	29,333	14,215	0.68%
Total Impressions	Engagements	Clicks	CTR

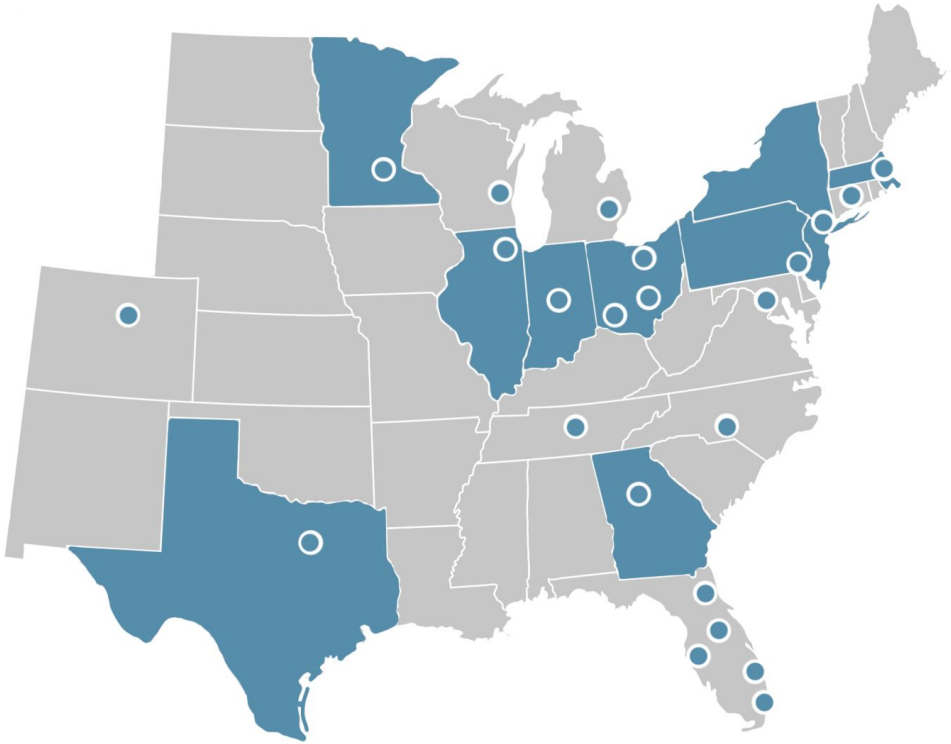


5

Digital Media Insights

Spring + Summer Campaign

- Atlanta
- Boston
- Charlotte
- Chicago
- Cincinnati
- Cleveland
- Columbus
- Dallas-Ft. Worth
- Denver
- Detroit
- Hartford-New Haven
- Indianapolis
- Jacksonville



- Miami-Ft. Lauderdale
- Milwaukee
- Minneapolis
- Nashville
- NYC
- Orlando
- Philadelphia
- Tampa-St. Petersburg
- Washington D.C.
- West Palm Beach

*The blue-shaded states represent the areas targeted at the **state level** during the Disaster Recovery campaign (Dec 2024 – Jan 2025). The **dots** indicate the specific **designated market areas (DMAs)** targeted during the **spring/summer campaign** (Feb – Aug 2025), which include both enhanced and expanded markets.*

Expedia | March Room Night Results - Sustaining

From those exposed to the Expedia advertising in the month of March came the following performance

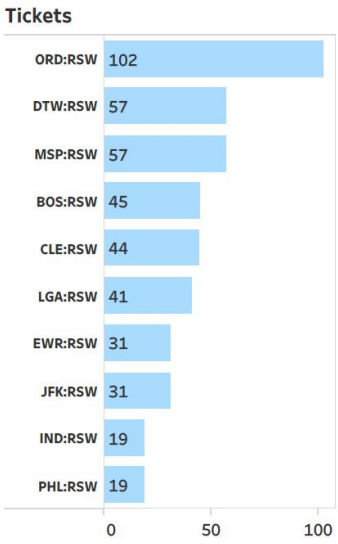
Impressions	Clicks	CTR	Ad Spend	Room Nights	VR Nights	Air Tickets	Travelers	Revenue	ROAS
351K	1,021	0.29%	$11K	620	1,001	609	1,397	$902K	84.2

Highlights:

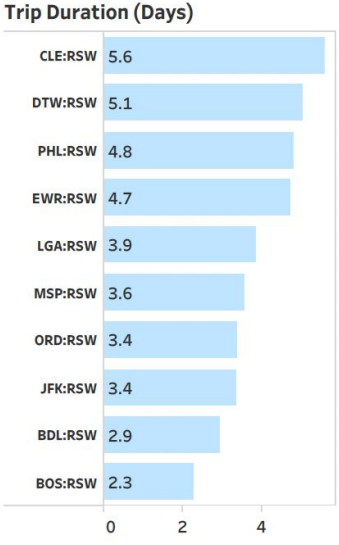
- The advertising drove **620 room nights** for total gross bookings of $902,000
- The largest share of bookings came from VRBO ($548,000 with ExpediaPlus US second ($289,000)
- The $902,000 in gross bookings made for a **84.2 Return on Ad Spend**
- **609 Airline Tickets** were sold to those exposed to the advertising.
- The largest percentage (26.1%) booked 0-6 days out. The second largest was 17.2%, booked 31 to 60 days out.

Expedia | March Flight Results - Sustaining

Flights booked on Expedia from those exposed to advertising







The most tickets were sold from the Chicago, Detroit, and Minneapolis markets.

Cleveland has the longest stay in market, at 5.6 days.

Expedia | March Room Night Results - UK

From those exposed to the Expedia advertising in the month of February came the following performance

Impressions	Clicks	CTR	Ad Spend	Room Nights	VR Nights	Air Tickets	Travelers	Revenue	ROAS
86K	69	0.10%	$2K	7	43.07	13	38	$23K	9.7

Highlights:

- The advertising drove **7 room nights** for total gross bookings of $23,000.
- The largest share of bookings came from Homeaway ($14,000 with Expedia second ($9,000).
- The $23,000 in gross bookings made for a **9.7 Return on Ad Spend.**
- **13 Airline Tickets** were sold to those exposed to the advertising.
- The largest percentage (57.8%) booked 91+ days out. The second largest was 23.7%, booked 31 to 60 days out.

Expedia | March Room Night Results - Germany

From those exposed to the Expedia advertising in the month of February came the following performance

Impressions	Clicks	CTR	Ad Spend	Room Nights	VR Nights	Air Tickets	Travelers	Revenue	ROAS
124K	166	0.13%	$3K	5	6.828	11	20	$9K	2.8

Highlights:

- The advertising drove **124k impressions and 166 clicks.**
- The advertising drove **5 room nights** for total gross bookings of $9,000.
- The $9,000 in gross bookings made for a **2.8 Return on Ad Spend.**
- **11 Airline Tickets** were sold to those exposed to the advertising.
- The largest percentage (56.6%) booked 91+ days out. The second largest was 7.2%, booked 31 to 60 days out.

Expedia | March Room Night Results - Canada

From those exposed to the Expedia advertising in the month of March came the following performance

Impressions	Clicks	CTR	Ad Spend	Room Nights	VR Nights	Air Tickets	Travelers	Revenue	ROAS
91K	75	0.08%	$3K	9	0	40	45	$14K	5.5

Highlights:

- The advertising drove **91k impressions and 75 clicks.**
- The advertising drove **9 room nights** for total gross bookings of $14,000.
- The $14,000 in gross bookings made for a **5.5 Return on Ad Spend.**
- **40 Airline Tickets** were sold to those exposed to the advertising.
- The largest percentage (35.7%) booked 31 to 60 days out. The second largest was 16.7%, booked 7 to 13 days out.

Expedia | March Room Night Results - Enhanced

From those exposed to the Expedia advertising in the month of March came the following performance

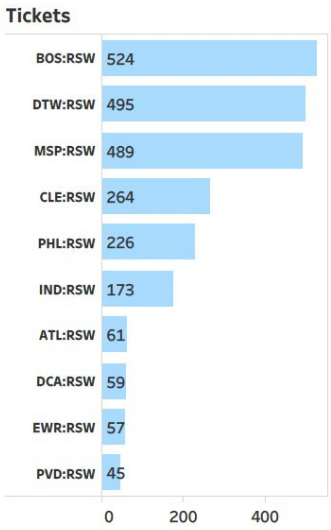
Impressions	Clicks	CTR	Ad Spend	Room Nights	VR Nights	Air Tickets	Travelers	Revenue	ROAS
1,811K	2,198	0.13%	$55K	688	1,210	2,894	3,705	$1,623K	29.4

Highlights:

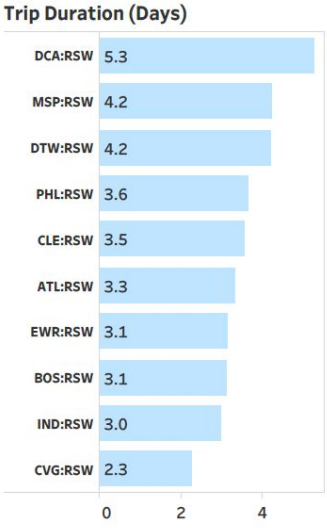
- The advertising drove **688 room nights** for total gross bookings of $1,623,000.
- The largest share of bookings came from Expedia ($1,068,000 with VRBO second ($511,000).
- The $1,623,000 in gross bookings made for a **29.4 Return on Ad Spend.**
- **2,894 Airline Tickets** were sold to those exposed to the advertising.
- The largest percentage (22.6%) booked 31 to 60 days out. The second largest was 20.0%, booked 0 to 6 days out.

Expedia | March Flight Results - Enhanced

Flights booked on Expedia from those exposed to advertising







The most tickets were sold from the Boston, Detroit, and Minneapolis markets.

Washington DC has the longest stay in market, at 5.3 days.

Expedia | March Room Night Results - Expanded

From those exposed to the Expedia advertising in the month of March came the following performance

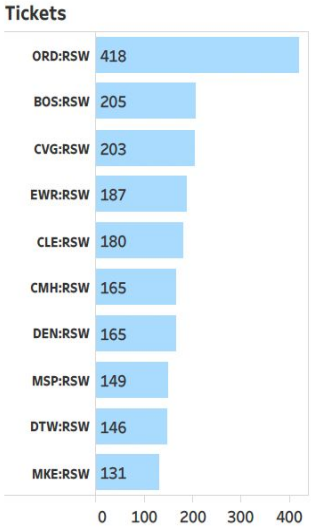
Impressions	Clicks	CTR	Ad Spend	Room Nights	VR Nights	Air Tickets	Travelers	Revenue	ROAS
2,833K	2,772	0.11%	$71K	4,175	6,995	3,473	8,882	$5,807K	81.6

Highlights:

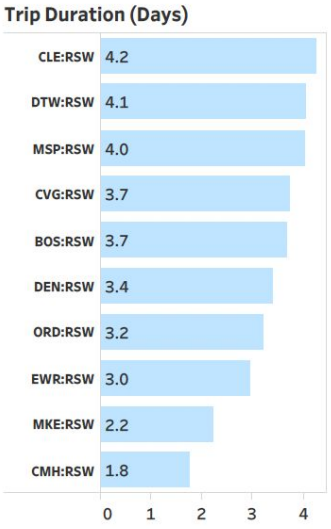
- The advertising drove **6,995 room nights** for total gross bookings of $5,807,000.
- The largest share of bookings came from VRBO ($3,292,000 with Expedia second ($2,347,000).
- The $5,807,000 in gross bookings made for a **81.6 Return on Ad Spend.**
- **3,473 Airline Tickets** were sold to those exposed to the advertising.
- The largest percentage (21.8%) booked 0 to 6 days out. The second largest was 18.9%, booked 31 to 60 days out.

Expedia | March Flight Results - Expanded

Flights booked on Expedia from those exposed to advertising







The most tickets were sold from the Chicago and Boston markets.

Cleveland has the longest stay in market, at 4.2 days.

Digital Media ROAS | March Results

$315,820	$8,378,000	$8,693,820	$677,304.19
Adara Impact hotel revenue.	**Expedia** hotel and vacation rental revenue.	**Total Revenue** from those exposed to digital advertising in March FY25	Spent in March digital advertising

MARCH FY25 ROAS = 12.8X Return on Ad Spend

Adara IMPACT | March Results

From those exposed to our digital advertising in March the following results were shown.

172
Hotel Bookings

5,895
Hotel Searches

$315,820
Hotel Revenue

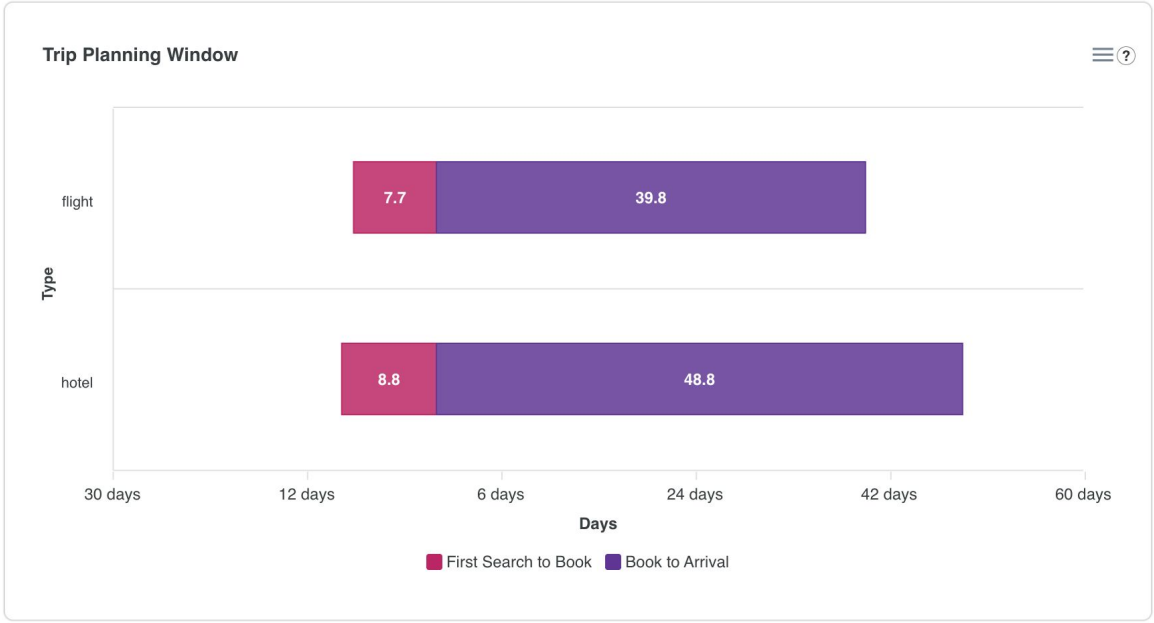
2,040
Flight Bookings

25,041
Flight Searches

47,491,404	**64,762**	**30,121**
Total Impressions	Total Clicks	Total Trackable Website Visits

Adara IMPACT | March Booking Window

From those exposed to our digital advertising in March the following results were shown.



Booking Windows:
The booking window - from when they booked to arrived in destination - for flights was approx. 40 days, almost 6 weeks

The booking window - from when they booked to arrived in destination - for hotels was 49 days, about 7 weeks.



THANK YOU



Website Analytics

March 2025 I May 20, 2025

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FLORIDA'S PARADISE COAST

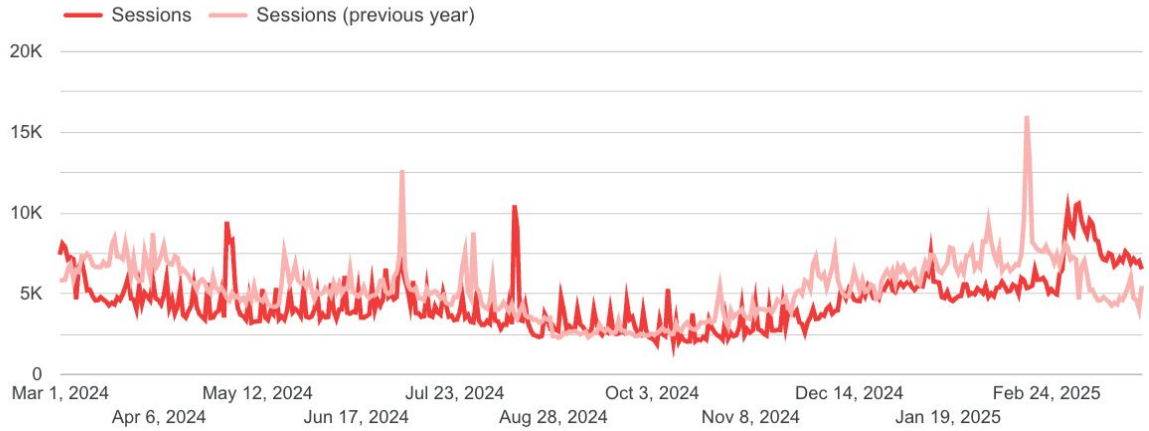
Google Analytics

Paradise
a partner for good

Mar 1, 2024 - Mar 31, 202!

Sessions	Engaged sessions	Total users	Views	Engagement rate	Views per session
1.8M	751.2K	1.5M	2.6M	41.7%	1.4
-12.6% YoY % Change	-24.4% YoY % Change	-14.0% YoY % Change	-30.1% YoY % Change	-13.5% YoY % Change	-20.0% YoY % Change

Traffic Over Time



Traffic Over Time

Date	Sessions
Mar 31, 2025	
Mar 30, 2025	
Mar 29, 2025	
Mar 28, 2025	
Mar 27, 2025	
Mar 26, 2025	
Mar 25, 2025	
Mar 24, 2025	
Mar 23, 2025	

1 - 100 / 396

Top Pages by Views

Page Location	Views ▼	% Δ
https://www.paradisecoast.com/	170,126	-31.6%
https://www.paradisecoast.com/beaches	157,074	21.9%
https://www.paradisecoast.com/things-to-do/events	64,850	901.9%
https://www.paradisecoast.com/places-to-go/cities/marco-island	40,991	1,068.5%
https://film.paradisecoast.com/	39,637	49.0%
https://www.paradisecoast.com/plan-your-trip/articles/things-do-marco-island-fl…	36,395	4,007.8%
https://www.paradisecoast.com/?utm_medium=display&utm_source=undertone…	36,208	-
https://www.paradisecoast.com/plan-your-trip/weddings	32,884	545.0%
https://www.paradisecoast.com/es	30,998	3,105.6%
https://www.paradisecoast.com/plan-your-trip/articles/7-must-play-public-golf-c…	24,503	913.4%

Top Locations

	City	Sessions ▼
1.	Miami	152,233
2.	(not set)	124,166
3.	Ashburn	104,235
4.	New York	64,333
5.	St. Louis	59,011
6.	Chicago	41,726
7.	Tampa	34,626
8.	Atlanta	33,013
9.	Naples	24,910
10.	Boston	22,684

	Region	Sessions ▼
1.	Florida	553,164
2.	Virginia	132,486
3.	New York	100,145
4.	Missouri	69,888
5.	Georgia	65,831
6.	Illinois	63,182
7.	Texas	51,480
8.	Ohio	48,120
9.	Massachusetts	46,996
10.	Minnesota	45,771

Understanding top origin markets helps inform future geo-targeting strategies and validates current marketing efforts in those DMAs.

Events - Goal Completions

eNews SIgnup	Guide Order	Deals Views	eBook Views
4,705	2,302	21,586	0
⬆ 7.9% YoY % Change	⬇ -74.6% YoY % Change	⬇ -2.5% YoY % Change	N/A YoY % Change

Definitions

Views (Pageviews): Fire immediately when the web browser begins to load a page

Sessions: Group of user interactions with your site or app that take place in a given time frame. Is initiated when a user views a page or screen and no other sessions is active, a session is end after 30 minutes of inactivity

Engaged Session: The number of sessions that lasted longer than 10 seconds, or had a conversion event, or had 2 or more screens or page views

Engagement Rate: Percent of engaged sessions; the inverse of bounce rate; (Engaged Session / Sessions)

Views per Session: The number of pages your users viewed per session

Total Users: The total number of unique users who logged an event on the site

YoY % Change: Year over Year, the change in metric as a comparison to the previous year

Thank You for Your Partnership.

Paradise
apartnerforgood.com

DATE: **March 14, 2025**

TO: **Jay Tusa, Sandra Rios**
Naples, Marco Island, Everglades CVB

FROM: **Erin Murphy, Mackenzie Comerer, Brittany Chapman**
Lou Hammond Group

CC: **Lou Hammond**

RE: **March 2025 TDC Report**

Following is a summary of services conducted by Lou Hammond Group on behalf of the Naples, Marco Island, Everglades CVB during March 2025.

1) MEDIA HIGHLIGHTS

FamilyVacationist
Online
March 8, 2025
UVM: 41,476
Ad Value: $1,384.87

USA Today
Online
March 17, 2025
UVM: 3,621,976
Ad Value: $2,082.64

StyleBlueprint
Online
March 21, 2025
UVM: 115,339
Ad Value: $1,524.83

Southern Living
Online
March 30, 2025
UVM: 18,174,865
Ad Value: $10,450.55

Yahoo!Life
Online
March 30, 2025
UVM: 39,488,009
Ad Value: $22,705

AOL.com
Online
March 30, 2025
UVM: 21,037,345
Ad Value: $13,706

TOTALS
Media Impressions: 82,479,010
Media Value: $51,853.89

2) MEDIA RELATIONS

- Registered to represent CVB at IPW 2025, U.S. Travel Association's four-day event in Chicago which showcases U.S. travel destinations to international and domestic journalists
- Met with Garden & Gun team to discuss earned media support at summer and fall events

3) PROJECTS/MEDIA OUTREACH

Monthly Pitches

- Health & Wellness Resorts; Destinations for Rest & Relaxation
- Earth Day Travel Experiences
- Best Places to Travel with Kids in the U.S. in 2025
- Best Camping Sites in Florida
- Best Babymoon Destinations
- Spring Travel Deals
- 150 Golf Courses You Need to Visit Before You Die
- Noctourism Trend: Stargazing
- Affordable Lodging, Activities and Dining in Marco Island
- High-End Fashion Collaborations at Luxury Properties

4) PARTNER COMMUNICATIONS

Partner Newsletter

- Agency assisted in creation of monthly CoastLines Newsletter and deployment to partners on March 28

Partner Interviews

- The Naples Beach Club, A Four Seasons Resort public relations agency
- President of the Everglades Society for Historic Preservation
- Bleu Provence
- WOLFMOON
- Nat Nat Naples

###

Collier COUNTY MUSEUMS

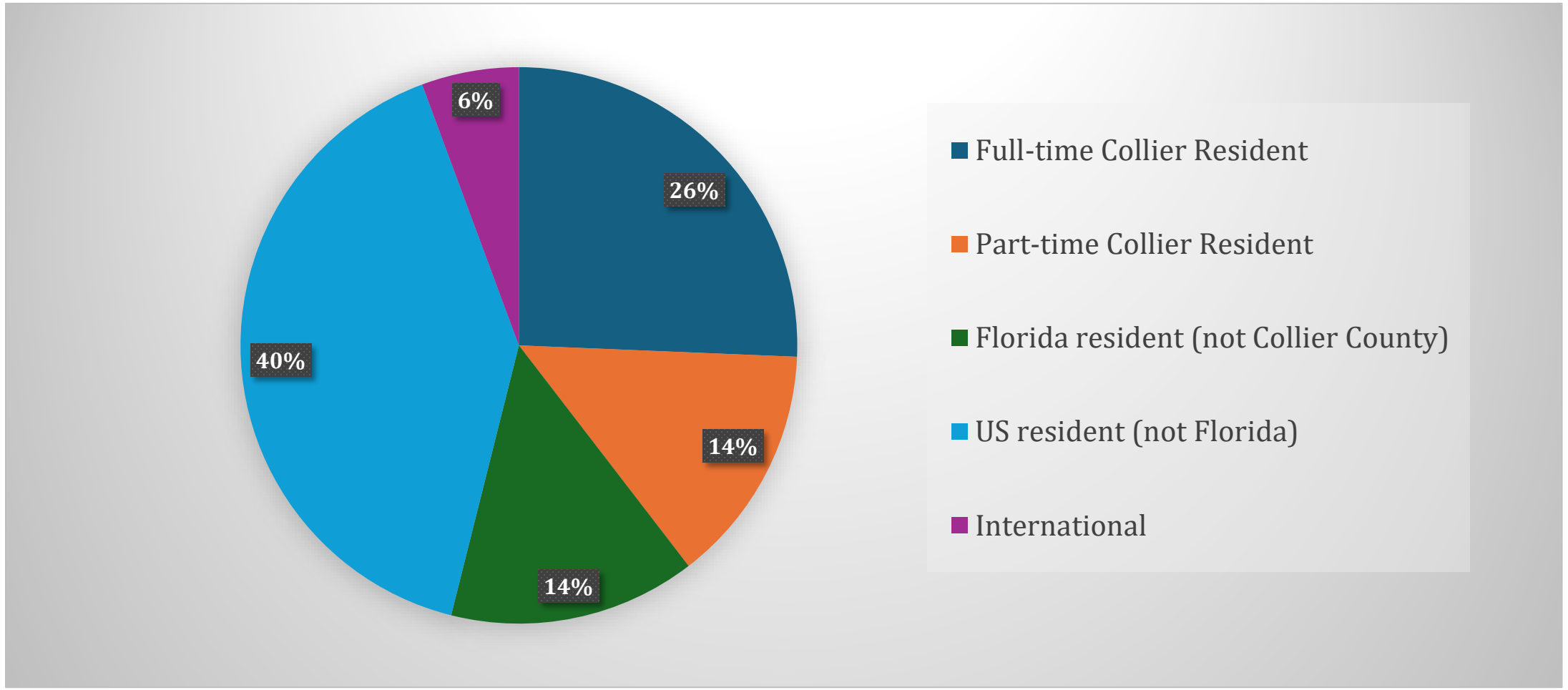
VISITATION

March 2025

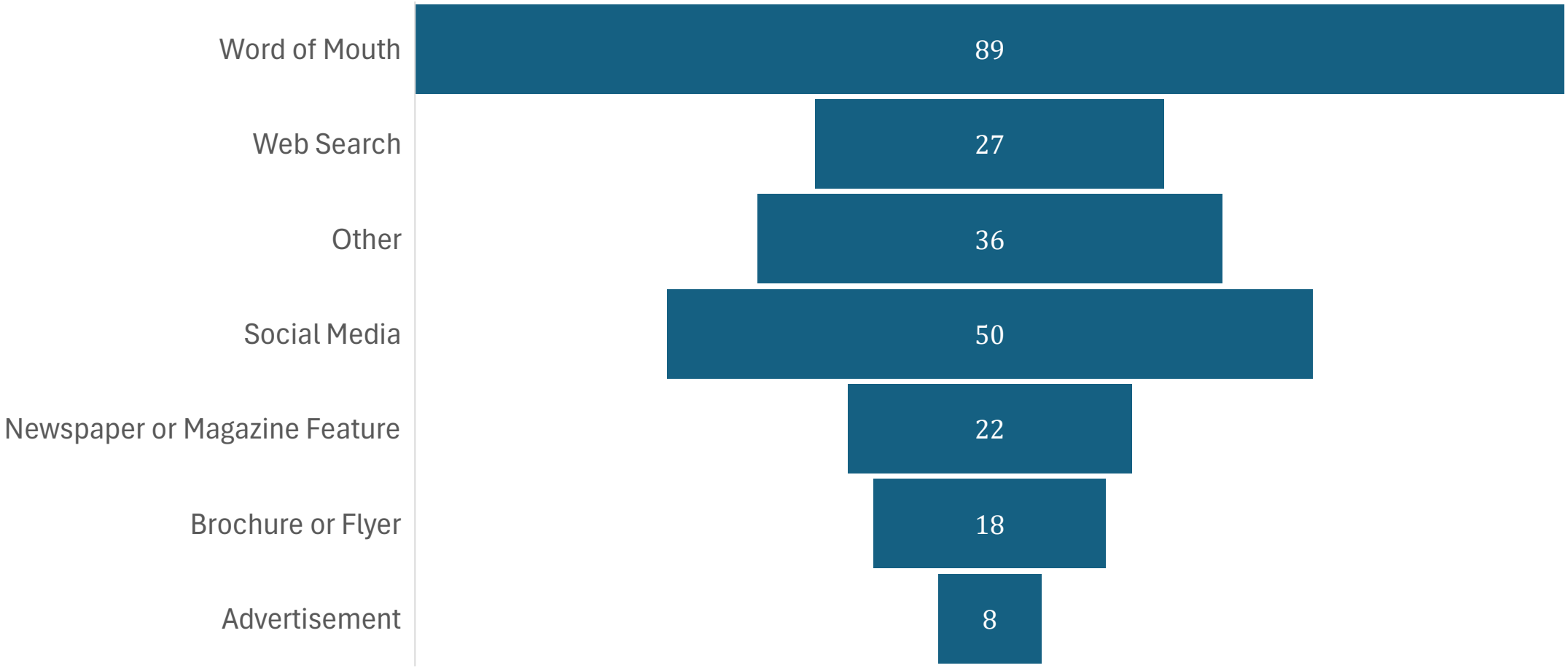
11,348 TOTAL VISITORS IN MARCH

	March 2024	March 2025
Collier Museum at Government Center	1,055	1,002
Immokalee Pioneer Museum at Roberts Ranch	4,906	3,239
Marco Island Historical Museum	3,383	3,462
Museum of the Everglades	2,238	2,084
Naples Depot Museum	1,156	1,561
TOTAL	**12,738**	**11,348**
Outreach: Educational	122	70
Outreach: Marketing	941	75

Where are you from?



How did you hear about us?



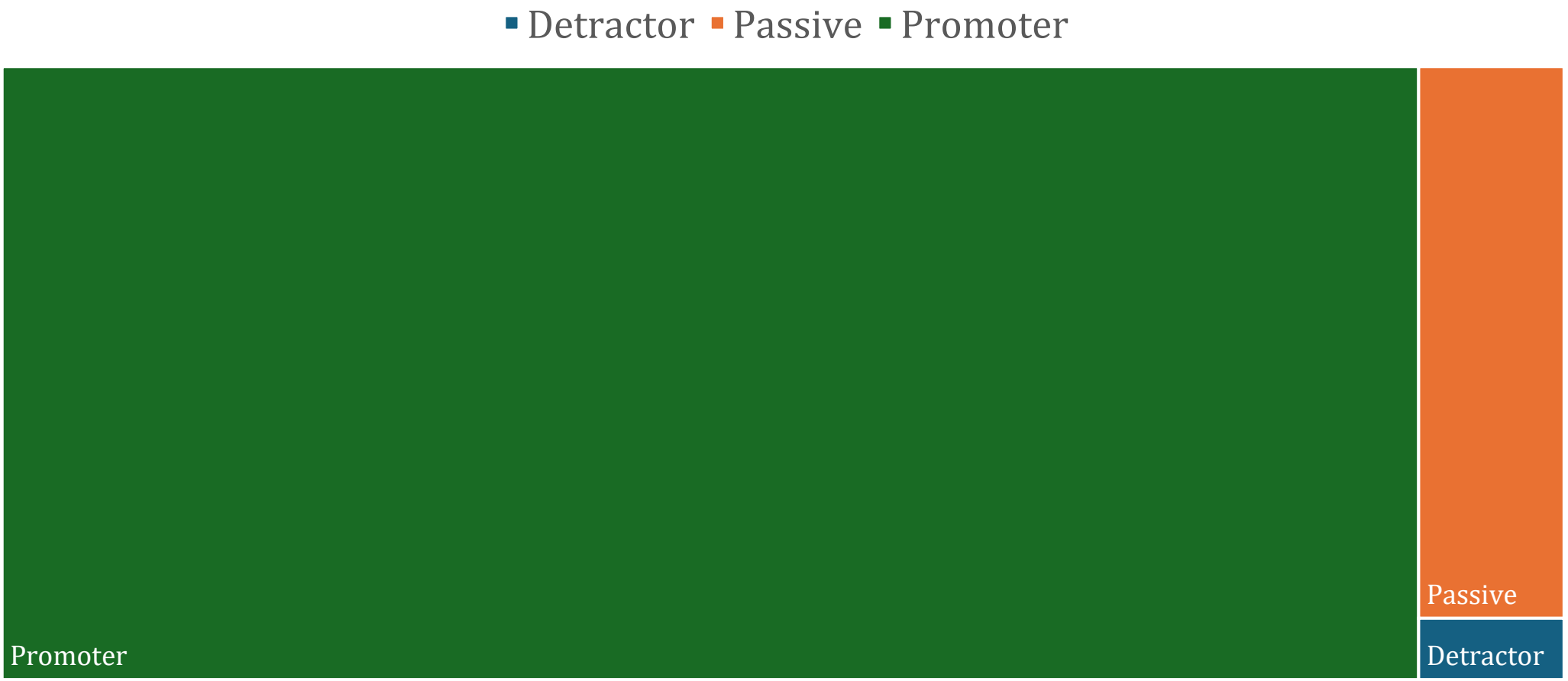
How would you describe your experience at the museum today?



Customer Satisfaction

	AVERAGE	MAXIMUM
Please rate your overall experience with this Museum.	4.67	5.00
How satisfied were you with the service you received?	4.78	5.00
How likely are you to recommend this Museum to a friend or colleague?	9.25	10.00

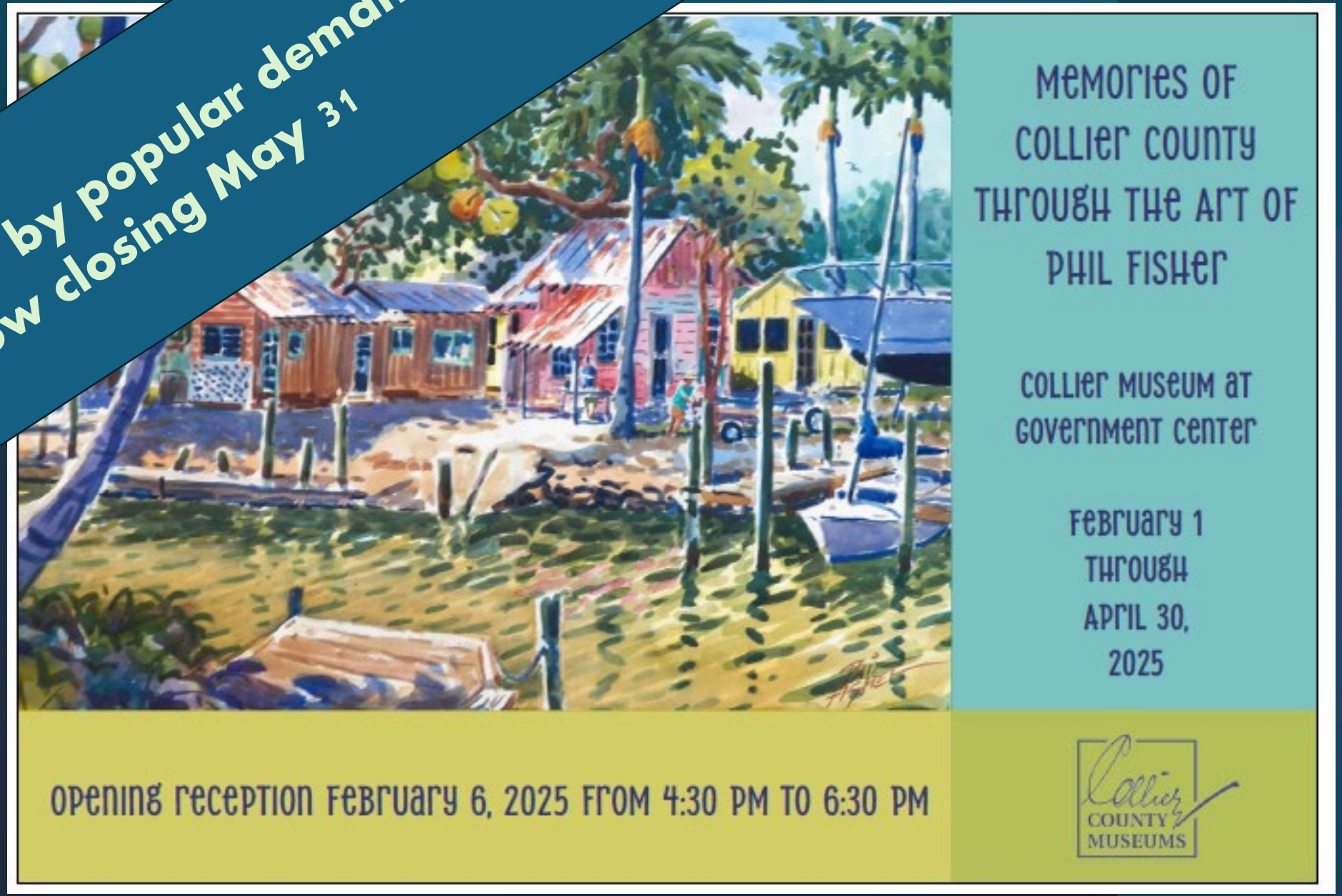
How likely are you to recommend this Museum to a friend or colleague?



Current Exhibits



Held over by popular demand
Now closing May 31st



Folklore, Fish Tales, & Family Stories: Legends of the Everglades

Museum of the Everglades

May 6 to September 6



Perspectives from Southwest Florida Ranch Life

The Photography of Meagan Watkins



Immokalee Pioneer Museum at Roberts Ranch

February 11 – May 31



The Florida House: Marco Island's Mackle-built Homes

February 25 – June 7
Marco Island Historical Museum

UPCOMING PROGRAMS

colliermuseums.com for more information





Collier County TDC - Meeting Date: May 20, 2025

STAFF REPORTS

This report summarizes staff activity from March 1-31, 2025, detailing key activities, actions, recaps, and actionable insights by focus area.

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1. STAFF TOPLINE ACTIVITIES

ARTS & CULTURE

- Completed first quarter reimbursement process for TDT Arts and Culture grants.
- Began planning for final reports and FY 2025-2026 grant application layout.

PUBLIC RELATIONS & COMMUNICATIONS

- Earned media efforts for February 2025 resulted in 82,479,010 media impressions, generating a media value of $51,853.89.
- Media highlights included placements in *Family Vacationist, USA Today, StyleBlueprint, Southern Living,* and *Yahoo!Life.*

DIGITAL, SOCIAL AND FILM

- Continued the transition of the CVB website to the Granicus platform.

GROUP MEETINGS

- Presented to 50 planners at the HelmsBriscoe FL Region Q1 Meeting at Naples Grande Beach Resort, March 7, 2025; hosted a destination overview for 12 HelmsBriscoe planners on March 8, 2025.
- Attended the Imagine Solutions Conference at Arthrex One, March 9–10, 2025.
- Participated in SITE FL & Caribbean Women's International Summit, Fort Lauderdale, FL, March 20, 2025.

MIDWEST SALES

- Two groups turned definite, totaling 82 room nights.
- Naples, Marco Island, and the Everglades featured in SITE Chicago's newsletter.

SPECIALTY MARKETS

- Industry Engagement and Lead Development: Active participation in events such as the HelmsBriscoe Q1 Anniversary Luncheon and the Small Market Meetings Tradeshow strengthened relationships with industry partners. Assisted planners like Stephanie Higgins with the upcoming Health-ISAC event, reinforcing commitment to new lead cultivation.
- Destination Weddings Marketing: Reviewed and enhanced destination wedding campaigns, collaborating with Paradise Advertising and exploring promotional partnerships with David's Bridal and Georgia's Bridal Expo.

GLOBAL TRAVEL TRADE

- Travel advisors reported increased interest in multigenerational travel within the luxury segment.
- Families are seeking more space, privacy, and exclusive experiences such as private chefs, butlers, and customized itineraries.

UK & IRELAND MARKETS

- Hosted Lusso, a luxury UK B2B tour operator, for a familiarization trip March 7–8; featured partners included The Ritz-Carlton, Naples, Naples Bay Resort, JW Marriott Marco Island Beach Resort, Edgewater Beach Hotel, and Naples Princess.
- Florida's Paradise Coast was one of six U.S. destinations featured in the Irish Daily Star's "Joys of Spring" article (Circulation: 184,000 | EAV: $3,829).

DACH & BeNeLux MARKETS

- Attended ITB 2025 with co-exhibitors Naples Grande Beach Resort and Naples Bay Resort, March 4–6, 2025.
- Hosted a dinner for team members of Discover Airlines in collaboration with Fort Myers & Beaches and the Lee County Port Authority on March 3, 2025.

2. ARTS & CULTURE

John Melleky, Arts and Culture Manager

TDT Arts and Culture Grants

- Reviewed financial reimbursements for Naples Art District, United Arts Collier, Friends of Rookery Bay, Artis—Naples, Marco Island Center for the Arts, The Holocaust Museum, and Golisano Children's Museum of Naples.
- Developed a detailed final report for grants and began testing it with the non-County museum recipients.

General CVB Projects

- **Website:** Attended meetings about the new website project.
- **Advertising and Public Relations:** Attended review of the public relations plan, along with update meetings on advertising campaigns.
- **Budget and Expenses:** Responded to general questions from the Office of Management and Budget on bills, invoices, travel process, and grants.

Cultural Ads Project

Contacted arts organizations to obtain their current logo and information for ad placements for their 2025–2026 programs.

¡ARTE VIVA! – Hispanic Art Festival

Extended the call to artists for the 2025–2026 poster until the end of April.

Outreach to Arts and Culture Organizations

Outreach to organizations includes meetings, introductions, and attending various arts and cultural activities throughout the month.

- **March 6:** Opera Naples, Festival Under the Stars, *La Bohème* (TDT Grant, first visit) (p-card $82*).
- **March 7:** Opera Naples, Festival Under the Stars, *The Mikado* (TDT Grant) (p-card $82*).
- **March 8:** Artis—Naples, *Entangled in the Mangroves* exhibition opening.
- **March 8:** Marco Island Art Show.
- **March 8:** Goodland Art Show.
- **March 9–10:** Imagine Solutions Conference.
- **March 12:** The Naples Players, *Man of La Mancha* (¡ARTE VIVA! event) (p-card $57.50*).
- **March 13:** Marco Island Historical Museum, *Mackle Homes* exhibition opening.
- **March 14:** WGCU, meeting on grant reporting.
- **March 19:** Inn of Naples, meeting and tour.

- **March 19:** Perry Hotel, opening.
- **March 20:** Gulfshore Playhouse, *Lady Day at Emerson's Bar and Grill* (TDT Grant, Struthers Series, first visit) (p-card $109*).
- **March 25:** Grant Thornton Invitational/CME meeting.
- **March 27:** Grand Piano Series, *Angels and Demons* (first visit) (p-card $63*).
- **March 28:** The Studio Players, *Lend Me a Tenor* (first visit) (p-card $37.75*).

*Due to Collier County policies and a review by the County Attorney's office, free tickets to events and productions cannot be accepted, even for grant-funded programs. No fundraisers are included in activities paid through TDT funds. Activities paid by TDT money are pre-approved before the purchase occurs. Tickets are obtained for ¡ARTE VIVA! events, TDT Arts Grant-funded projects, and to ensure at least one visit to each arts organization per season. If organizations have multiple series, only one activity in each series is chosen.

Upcoming Strategic Initiatives

- Finalize TDT Grants final report forms, complete the FY 2025–2026 grant application form, and open the application process.
- Prepare for an ¡ARTE VIVA! meeting to plan the 2025–2026 schedule.

3. PUBLIC RELATIONS & COMMUNICATIONS

Sandra Rios, PR & Communications Manager

Media Updates

- Finalized itinerary for VISIT FLORIDA FAM with Saliha Hadj-Djilani, a French journalist for *Escapade Magazine*, scheduled for April 22–24, 2025.
- Hosted Adam Robb, a seasoned freelance journalist specializing in luxury travel, dining, and lifestyle, with bylines in *Time*, *Wine Enthusiast*, *VinePair*, *Condé Nast Traveler*, and *Thrillist*.
- Hosted Jessica Baltzersen, contributing to *National Geographic* and *Sierra*, for an article on Big Cypress Preserve.

Communications

- Participated in statewide DMO monthly call and received updates.
- Reviewed focus group videos from Dallas, Cleveland, and Boston sessions.
- Attended networking event at Historic Palm Cottage.
- Participated in monthly FRLA Board of Directors meeting.
- Participated in monthly SWFL Press Club Board of Directors meeting.
- Responded to media inquiries from *Gulfshore Business*, *Naples Daily News*, and *The News-Press*. Drafted and distributed the March edition of *CoastLines*.
- Conducted outreach to all hotels to update listings on the website.
- Conducted outreach to meeting hotels to obtain new images for the Meetings page of the website.

Marketing

- Attended March TDC meeting.
- Attended FRLA Monthly Board of Directors meeting.
- Attended 2025 Imagine Solutions Conference.
- Held bi-weekly planning calls with Lou Hammond Group, PR agency.
- Held bi-weekly planning calls with Paradise Advertising team.
- Held weekly internal staff planning meetings.

- Participated in annual budget planning meetings.
- Toured Inn of Naples hotel.
- Participated in Tourism Star Awards planning meeting.
- Observed Dallas, Boston, and Cincinnati focus groups via Zoom.
- Completed multiple requests for media and marketing assets.
- Reviewed and approved marketing campaign collateral and campaign estimates.
- Created custom image library for Innovate Cybersecurity Summit (2026 & 2027) at the JW Marriott Marco Island Beach Resort.
- Planned campaigns to promote USA Today 10Best Awards for Naples Zoo, Small Town Food Scene, and The Revs Institute.
- Prepared RFPs for PR Agency and Tourism Marketing and Promotions.
- Planned participation in *Garden & Gun* summer and fall culinary events.
  Planned Dark Skies marketing campaign.
- Planned and fulfilled US Minto Open Pickleball Tournament marketing campaigns.
  Participated in planning meetings for 2026 sponsorships of Grant Thornton Invitational and CME Group Tour Championship.
- Updated CleanPix photo galleries, with specific focus on partners and group meetings.
- Prepared and approved Travel Trade marketing campaign elements.
- Finalized 2026 Visitor Guide updates.
- Prepared for attendance at IPW tradeshow.
- Supported preparations for Golden Gate High School's hospitality and tourism curriculum development.
- Coordinated website map updates for Granicus transition timeline.
- Reviewed advertising estimates for approval and signature.
- Collaborated with Lou Hammond Group and international PR agencies to strengthen outreach to global markets.

News, Articles, Press Releases

- ***Forbes*** (UVM: 51,947,650): Article published featuring Yosie Crespo, Director of Sales & Marketing at The Perry Hotel Naples, titled "These Remarkable Women Are Redefining Hospitality Leadership."
- ***Miami Herald*** (UVM: 10,262,049): "Best Florida Getaways for Every Family's Travel Style."
- ***FamilyVacationist*** (UVM: 41,476) article titled "From Beaches to Theme Parks, the Best Florida Family Vacations Grove There's Something For Everyone." The article was syndicated to **USA Today** (UVM: 3,621,976) under the title "10 Florida Destinations to Suit All Interests and Ages."
- ***USA TODAY 10Best*** (UVM: 393,536): Standalone feature titled "Reduce Food Waste: How to Transform Food Scraps into Culinary Gold," highlighting Bicyclette Cookshop's Chef Kayla with expert tips and two simple recipes for reducing food waste at home.
- ***StyleBlueprint*** (UVM: 115,339): "30+ Wildlife Watching Destinations in the South," spotlighting Big Cypress National Preserve and Everglades National Park.
- ***National Geographic*** (UVM: 27,000,000): "7 Places to See Wildlife in the U.S. this Spring," recommending birdwatching in Everglades National Park.
- ***Travel + Leisure*** (UVM: 16,000,000): "The Everglades Is One of America's Most Overlooked National Parks—Why You Should Visit"
- ***Smart Meetings*** (UVM: 55,000): *"Notes from the Road: Marco Island,"* highlighting the JW Marriott Marco Island Beach Resort.

- ***Travel Dreams Magazine:*** *"Naples Grande Beach Resort: The Place to Go for Luxury in South Florida,"* touting Naples Grande Beach Resort as the premier luxury option in South Florida.

4. DIGITAL, SOCIAL, AND FILM

Buzzy Ford, Film Liaison, Digital & Social Media Coordinator

Social Media	2025	2024
LinkedIn	LinkedIn Post Sent: 13 Engagements: 128 Followers Gained: 12 Impressions: 1,056	LinkedIn Post Sent: 5 Engagements: 293 Followers Gained: 21 Impressions: 3,003
Facebook	Facebook Posts Sent: 40 Engagements: 30,815 Link Clicks: 3,500 New Fans: 408 Impressions: 5,723,679	Facebook Posts Sent: 17 Engagements: 12,541 Link Clicks: 17 New Fans: 545 Impressions: 3,956,366
Instagram	Instagram Media Sent: 76 Engagements: 2,245 Followers Gained: 297 Instagram Impressions: 471,696	Instagram Media Sent: 39 Engagements: 1,982 Followers Gained: 485 Instagram Impressions: 5,016,143
CrowdRiff	5.1k interactions and 19k views	15k interactions and 25k views
ThresHold360	Engagement: 11.40% Google Views: 96,551 Clicks: 42,494	Engagement: 16.01% Google Views: 34,737,373 Clicks: 39,556

Tasks

- Film permitting (FSU)
- Update PR section of the website
- Generate UGC content
- Conduct Facebook and Instagram Live broadcasts
- Update partner listings and website articles
- Process visitor guide requests
- Monitor social media channels
- Update the website media center with PR initiatives and published articles
- Gather media assets from various events
- Write monthly CoastLines article
- Generate TDC Monthly Meeting agenda
- Update the "In the News" section to highlight destination coverage

5. GROUP MEETINGS

Lisa Chamberlain, CMP, Group Sales Manager

Subject	2025	2024
Number of Meeting Planner Contacts	78 (vs.76 in Jan; 57 in Dec; 44 in Nov; 47 in Oct; 52 in Sept)	60 in Mar 2024
Number of RFP Leads Distributed	29 leads sent (21 in Feb; 30 in Jan; 12 in Dec; 16 in Nov; 41 in Oct; 23 in Sept)	43 leads sent (vs 39 in Feb; 28 in Jan)
Number of Shows Attended	0 in Mar (vs. 1 in Feb; 1 in Jan; 1 in Dec; 0 in Nov.; 0 in Oct; 0 in Sept; 1 in Aug)	2 in Mar; (1 in Feb; 2 in Jan; 0 in Dec; 1 in Nov)

Events Attended / Sales Activity

- **March 1:** Imagine Solutions 2025 Conference at Arthrex One, Naples, FL.
- **March 1:** Southwest Florida Concierge & Guest Services Association March Meeting at South Street City Grill; $15 employee expense.
- **March 3:** Maritz partnership onboarding call and competitive set discussion.
- **March 4:** Attended HelmsBriscoe Florida Team Meeting Q1 Welcome Event.
- **March 5:** Destination presentation to 50 attendees at the HelmsBriscoe Florida Team Meeting.
- **March 5:** Meeting with sales representatives from Seafair Yachts.
- **March 6:** Destination overview trolley tour and luncheon for 12 HelmsBriscoe planners.
- **March 6:** Florida Historical Society Croquet Event at Palm Cottage.
- **March 9:** Imagine Solutions Speakers Welcome Reception at Innovation Hotel.
- **March 14:** TDC orientation meeting for new TDC Board Member Darrin Palumbo.
- **March 18:** Tourist Development Council Meeting.
- **March 19:** Small Business Institute lead.
- **March 19:** Site visit to the Inn of Naples hotel with Jim Hennessy.
- **March 19:** Paradise Advertising and HPN Global partnership kickoff call.
- **March 19:** Perry Hotel Naples grand opening.
- **March 20:** Society of Incentive Travel Excellence (SITE) FL & Caribbean Women's International Summit in Fort Lauderdale, FL.
- **March 21:** Finalized Global Meetings & Incentive Travel Expo (GMITE) 2025 arrangements.
- March 21: Standing planning call with Paradise Advertising.
- **March 24:** Planning for Golden Gate High School speaking engagement in April.
- **March 25:** AIT Leadership Conference lead.
- **March 25:** Planning call with Rob Hartman regarding Grant Thornton and CME.
- **March 26:** Attended two industry webinars.
- **March 28:** Assisting Paradise Advertising with upcoming meetings shoot.
- **March 31:** Planning meeting at Hilton Naples.
- **March 31:** Filming Global Meetings Industry Day message at The Ritz-Carlton, Naples.
- Meeting Escapes content review and approval with Paradise Advertising.
- Submitted Coastlines article.
- Connected with and assisted meeting planners who submitted leads directly or through Cvent and other channels.

Upcoming Strategic Initiatives

- Preparing for upcoming appointments at GMITE, Prevue Meetings, and IRF.
- Reviewing the FY24/25 travel calendar and identifying valuable events to attend.
- Planning content for the monthly *Meeting Escapes* email to planners with Paradise Advertising.
- Collaborating with Paradise Advertising on updated group sales document content, including new contacts, specific capacities, and updated images for the collateral sales piece.
- Continuing to work with Paradise Advertising on LinkedIn content to highlight relevant educational topics in monthly posts.

Looking Forward

- **May 5–9:** Global Meetings Industry Exchange (GMITE) 2025, Braselton, GA.
- **May 19–21:** Prevue Meetings Survival Strategies Summit, Clearwater, FL.
- **June 1–4:** Incentive Research Foundation (IRF) Invitational.
- **July 8–11:** Florida Society of Association Executives (FSAE) 2025 Annual Conference, West Palm Beach, FL.



Destination presentation at the HelmsBriscoe Florida Region Q1 Meeting, Naples Grande Beach Resort, March 5, 2025.

6. MIDWEST SALES

Synergy Destination, Maura Zhang, Managing Partner

Subject	2025	2024
Number of Meeting Planner Contacts	350	200
Number of RFP Leads Distributed	24	34
Number of Shows Attended	4	3

RFPS

Event Name	Organization	Contact	State	Dates	Room Nights
Weedman/Turfholdings 2026 Annual Meeting	HelmsBriscoe	Paul Flynn	WI	Nov 28–Dec 2, 2026	902
Benjamin F Edwards Golf Event 2026	HelmsBriscoe	Wendy Kammer	MO		81
Old National Bank Board	**Direct Travel**	**Ann Marie**	**MN**	**November 10–**	**29**

Meeting		**Davis**		**12, 2025**	
DMA Delivers 2026 Fall Meeting	Creative Group	Suzanne Hale	IL	November 15–19, 2026	401
Big 8 East Leadership Team Offsite	**Maritz**	**Allison Fegley**	**MO**	**April 7–10, 2025**	**53**
Kathryn Wolf	Maritz	Kathryn Wolf	MI	April 3–May 7, 2026	811
NAESP/NASSP 2026 State ED Professional Development	Maritz	Lauren Reiman	AZ	April 26–May 1, 2026	370
2026 Abbott Vascular National Sales Meeting	HelmsBriscoe	Kim Gillespie	MN	January 31–February 6, 2027	2170
2026 Abbott Vascular National Sales Meeting	Maritz	Amy Braum	MO	November 12–14, 2025	38
2026 Playa Bowls GM Summitt	Maritz Select	Jennifer Veslko	OH	March 22–26, 2026	1175
NetApp President's Club 2027	Creative Group	Garrett Peterson	IL	Sept 15–19, 2027	843
2026 APOC National Sales Meeting	HelmsBriscoe	Debbie Hershhfield	OH	February 7–14, 2026	605
Benjamin F Edwards SVP/VP Retreat	HelmsBriscoe	Wendy Kammer	MO	August 23–27, 2025	40
Eaton Aerospace Global Leadership Summit 2027	Maritz Select	Jeanne Kirk	TX/MO	February 5–12, 2027	1089
Eaton Aerospace Global Leadership Summit 2026	Maritz Select	Jeanne Kirk	TX/MO	February 6–13, 2026	1089
RFPNov22424	Maritz	Wendy Lacovides	NJ/MO	April 24–30, 2026	1310
NAED Overflow Rooms	HelmsBriscoe	Kim Kossl	MO	May 17–21, 2025	100
The Kiwi Club 2028 National Biennial Convention	ConferenceDirect	Judy Kirchmann	NE	April 3–8, 2028	407
NCM Associates2080 Naples February 2026	Maritz	Tina Lamar	MO	February 7–9, 2026	49
2026 HealthMarkets Annual & Agent Training	CWT Meetings and Events	Amy Pederson	MN	June 12–17, 2026	1,112
NCM04463 2018 Naples March 2026	Maritz	Kristen Fried	MO	March 6–12, 2026	78
CITGO - President's Meeting FY29	Maritz	Donald Potter	MO	March 30–April 6, 2028	1081

Jostens 2027 ABM	HelmsBriscoe	Debbie Van Ravenhorst	MN	January 12–21, 2027	2950
Asset Mark 2025	HelmsBriscoe	Lauren Pontier	CA	February 11–14, 2025	100

***New definites in Red**

Prospecting and Other Activities

- Contacted all incoming leads for updates and recommendations and followed up with open leads.
- Conducted LinkedIn outreach, eblasts, and prospecting to the Northern California database in support of the Synergy client event.
- BQ attended GPS Events in Minneapolis, Milwaukee, and Chicago, presenting to 95 meeting planners.
- BQ attended two SITE Board meetings and two SITE committee meetings.
- BQ completed follow-up with SITE AGM registration list.
- BQ completed follow-up with GPS Tradeshow registration lists.
- BQ attended SITE CSR event with 30 participants.
- BQ attended a virtual American Hospital Association meeting for Destination Reps.
- MZ attended the SITE Florida Theater Night networking event in Tampa on February 12.
- MG attended the SITE Northern California Networking Event on February 4 in San Francisco.
- Synergy hosted a Padel client event in San Francisco on February 20, with eight clients attending.

Looking Forward (Trade Shows & In-Market Events)

- **April 3:** GMID events in Chicago and San Francisco, BQ and MG attending.
- **April 9–10:** GPS Tradeshows in Toronto and Montreal, MZ attending.
- **May 1:** Destination Reps Chicago Educational Program, BQ attending.
- **May 4–5:** SITE Chicago Board of Directors Retreat, BQ attending.
- **June 2025:** Sonoma Valley FAM, dates to be determined.
- **June 1–5:** IRF Invitational in Cancun.
- **June 17–19:** MPI-WEC in St. Louis, BQ attending.
- **July 17:** Destination Reps Client Event, BQ attending.
- **July 31:** SITE Chicago Membership Networking Event, BQ attending.
- **August 1:** SITE Chicago Grand Slam event, BQ attending.
- **August 5:** M&IWW Schaumburg, attendance to be determined.
- **August 20:** GPS Events Des Moines, BQ attending.
- **August 21:** GPS Events Chicago, BQ attending.

7. SPECIALTY MARKETS

Michell Pirre, Sales Assistant

Subject	2025	2024
Number of Travel Agent & Tour Ops Contacts	0	0
Number of Meeting Planners	21	6
Number of RFP Leads Distributed	9 Leads sent with $7,693,816.31 potential EIC	6 Leads sent with $207,127.75 potential EIC
Number of RFP's Awarded	0	3 RFPs definite with estimated $147,846.51 potential EIC

Event Attended / Sales Activity

- **March 5:** Met with Rob Hannon and Roberto Torrez of Seafair Yachts at the CVB; plans to begin accepting leads by December 2025.
- **March 6:** Attended HelmsBriscoe Q1 Anniversary Luncheon and Presentation at Naples Grande Beach Resort.
- **March 7:** Participated in HelmsBriscoe Q1 Anniversary Destination Overview Trolley Tour and luncheon with planners.
- **March 17:** Participated in weekly CVB staff meeting.
- **March 20:** Met with Bryan Kassner, Area Sales Manager at Hampton Inn Naples, at the CVB.
- **March 25:** Met with Kimberly Hilty, Director of Sales at AC Hotel Naples 5th Avenue, to discuss the upcoming Small Market Meetings Tradeshow.
- Continued follow-up with all incoming leads and provided updates to pending leads.
- Assisted Stephanie Higgins, meeting planner for the Health-ISAC event at Naples Grande Beach Resort in May 2025, with recommendations for offsite venues, DMCs, and transportation.
- Coordinated site visit for the Pella Board of Directors Meeting 2025, including LaPlaya Beach & Golf Resort, Naples Beach Club, A Four Seasons Resort, and The Ritz-Carlton, Naples.
- Joined Group Travel Family membership; currently setting up the CVB listing and associated member benefits.

Upcoming Initiatives

- Reviewing Destination Wedding campaigns with Paradise Advertising.
- Exploring new wedding promotions, including David's Bridal postcard opportunities via The Pearl and tote bag advertising at Georgia's Bridal Expo.
- Collaborating with Paradise Advertising to update the *Inspirations of Paradise* bridal guide.

Looking Forward

- **April 30–May 1:** Small Market Meetings Summit (Group Travel Family)
- **June 1–3:** Small & Boutique Meetings - Spring (NorthStar)
- **August 6–8:** Going on Faith Conference (Group Travel Family)

8. GLOBAL TRAVEL TRADE

Claudia Wood, Global Sales Manager

Subject	2025	2024
Number of Contacts	214	48
Number of FAM/Site Visits	1	0
Number of Tradeshows/events	2	1

Monthly Activities

- **March 3:** Attended weekly Big Rocks strategy meetings at CVB.
- **March 4:** Reserved SKAL dinner at Aqua 5th Avenue and submitted BEO.
- **March 4:** Participated in Travel Weekly webinar re: Classic Vacations.
- **March 5:** Meeting with Seafair Yachts and CVB team.
- **March 7:** Dropped off welcome bag for UK LUSSO product managers visiting for one night.
- **March 10:** Attended weekly Big Rocks strategy meetings at CVB.
- **March 10:** Monthly meeting with UK office re: upcoming initiatives.
- **March 11:** Monthly meeting with Diamonde re: upcoming initiatives.
- **March 11:** Completed TDC report for April meeting.
- **March 12:** Movement Marketing planning meeting with Paradise.
- **March 12:** Participated in Travel & Tourism Research Association (TTRA) webinar: Measuring Marketing Effectiveness.
- **March 12:** Submitted Travel Trade FY26 Budget.
- **March 13:** Attended Ladies Power Luncheon (p-card $39).
- **March 14:** Submitted article for Coastlines e-newsletter.
- **March 17:** Attended weekly Big Rocks strategy meetings at CVB.
- **March 18:** Participated in webinar: Destination Decisions.
- **March 19:** Meeting with the Hilton Tapestry Collection re: new ownership, Peregrine.
- **March 19:** Attended Grand Opening event at The Perry Hotel Naples.
- **March 20:** Participated in AI webinar: AI That Just Works.
- **March 25:** Participated in SKAL board meeting.
- **March 25:** International PR Zoom meeting with LHG, Oomac, and Diamonde.
- **March 25:** Hosted VAX VacationAccess webinar promoting Florida's Paradise Coast to travel advisors.
- **March 26:** Attended monthly SKAL SWFL Chapter Meeting and Dinner (p-card $55).
- **March 27:** Teams meeting with TravPro team to set up webinario.
- **March 29:** Represented CVB at the VAX Las Vegas Travel Agent Forum pre-conference event.
- **March 30:** Presentation to VAX travel advisors.
- **March 30:** Presented Paradise Coast at the roundtables portion of the Las Vegas Travel Agent Forum.

Enhanced Budget Activities

- BranchUp e-newsletter distributed.
- **Ongoing:** Visit Florida Delta Vacations campaign.
- **April:** Amadeus campaign reporting to begin.
- **April 15:** Signature Travel Network announcement.
- **May 1 & September 10:** Movement Marketing webinars.

- **June 3:** TravPro webinar.
- **September 2–5:** Movement Marketing luxury domestic FAM.

International Representation

- Ongoing review of activity summaries and approval of projects aligned with strategic international marketing, including co-op campaigns, tradeshows, and media/PR initiatives.
- German FAM approved for December 2025.
- Preparations underway for IPW in Chicago, June 15–18, 2025. Diamonde representative Annette Eckhardt to site new Naples offerings prior to IPW, June 11–14.

Florida's Paradise Coast Pro - Stats through March 31, 2025

Registered 443	**Training Started** 356	**Training Finished** 233
Total Partner Handoffs 89	**Total Destinations Sessions** 50	**Total Collateral Views** 1,019
Total Shares 80	**Total Downloads** 12	**Total Favorites** 250

Looking Forward

- **April 1–3:** Las Vegas Travel Agent Forum Trade Show
- **April 21–24:** Travel Weekly/Visit Florida Ambassador FAM
- **April 29–30:** ASTA SWFL Spring Fling
- **May 1:** Movement Marketing Webinar
- **May 5–7:** ULTRA Summit



Claudia Wood presenting at the VAX Access event, with Josef Shomperlen, VAX Access host.

9. UK & IRELAND MARKETS

OMMAC, Oonagh McCullagh, Managing Director

UK and Ireland Market Update

- UK inflation decreased to 2.8% in February, below expectations, benefiting Chancellor Rachel Reeves' Spring Statement. This highlights rising disposable incomes, a National Minimum Wage increase, and no further tax hikes, potentially supporting increased travel spending.
- A major fire at Heathrow on March 21 caused widespread travel disruptions, including flight cancellations and diversions.
- According to Aviva's latest 'How We Live' report, 83% of UK adults plan to travel in 2025, with rising budgets; 14% are setting aside over £5,000 per trip.

Marketing, Sales, and Promotional Activity

Trade Overview

- New data from Nationwide reveals a significant increase in UK holiday and travel spending post-pandemic, with holiday spending rising by 520% and travel spending by 436% since 2021.
- Virgin Atlantic reports a £20 million pre-tax profit, with record revenue of £3.3 billion.
- Trade sales for Elegant Resorts have increased by 14% in the first ten weeks of the year, compared to the same period in 2024. *(Participating partner we are working with.)*
- Kuoni is extending its flight price guarantee to more destinations, including Florida, until October 2027, allowing agents to secure early bookings without price hikes. (Participating partner.)

Trade Activity

- **Trade FAM Pre-IPW June 2025 –** Following the success of the Aer Lingus Taste of America Sales Mission, we are seeking support from the airline for our pre-IPW FAM, co-shared with Central Florida. This will highlight the direct nonstop Manchester–Orlando service in the UK.
- **BA and BA Holidays Co-op Campaign –** Providing assets and reviewing copy to ensure positive coverage of Florida's Paradise Coast.
- **US Airtours/Travelplanners –** Participated in their training event for over 25 agents and provided follow-up assets and copy approval for the co-op campaign.
- **Visit Florida –** Ongoing follow-up regarding trade and media opportunities. As Visit Florida will no longer attend WTM, a new standalone event, Florida Huddle UK, is proposed for September.
- **Market Sentiment –** Updating CVB and monitoring the UK and Ireland market. The market remains resilient and stronger than other European markets. While media coverage indicates a decline, tour operators report minimal impact.
- **Hablo –** UK & Ireland training platform for ongoing engagement confirmed.
- **Media FAM –** Aiming to partner with Virgin Atlantic Holidays and Virgin Atlantic for air support.
- **Ongoing Follow-up –** Engaging with various tour operators post co-op activity and registering for upcoming events and opportunities for 2025.
- **Updates –** Industry updates are included within our CVB weekly Zoom meeting for planning.
- **Mailing House –** Maintaining the distribution of CVB literature for consumer and trade requests.



Lusso Travel FAM – Front row (L-R): Agents with host Katie Galbavy, The Ritz-Carlton, Naples; with host Candace Harris, Edgewater Beach Hotel. Back row (L-R): During Naples Princess Sunset Cruise, and with host Jada Shigley, JW Marriott Marco Island Beach Resort.

Public Relations and Communications Activity

- Key trends: springtime holidays, detour destinations, affordable trips, and local UK breaks.
- Distributed one (1) newsletter titled 'Springtime in Florida's Paradise Coast,' highlighting the region's abundant offerings during the low season.
- Sent four (4) media pitches themed around sustainable travel, U.S. destination news, hotel updates, and 'noctourism' experiences.
- Met with three (3) media contacts this month, including Francesca Shillcock, Digital Travel Editor at *HELLO! Magazine*; Rhodri Andrews, Special Projects Editor at *Travel Weekly*; and freelancer Andrew Hildreth.
- The UK team met with LHG to discuss upcoming activities and how both teams will collaborate to promote Florida's Paradise Coast in the UK & Ireland market.

Date	Publication	Media Type	Journalist	Headline	Reach	EAV ($)
3/6/25	*Irish Daily Star*	Print	Rohan Smyth	Joys of Spring	184,000	$3,829
3/14/25	*Viestra Magazine*	Online	Alexandra Holman	Six US Destinations for a Beautiful Springtime Escape	56,000	$484
3/20/25	*loveEXPLORING*	Online	Frances Carruthers	Ranked: Florida's Most Beautiful Small Towns and Cities	216,200	$1,870
3/26/25	*MSN Ireland*	Online	Ella Buchan	The World's Most Beautiful Wilderness Still Untouched by Humans	2,332,140	$19,745
				TOTAL (4)	**2,788,340**	**$25,928**

10. DACH & BeNeLux MARKETS

DiaMonde e.K., Annette Eckhardt, Account Director

March Review

- Attended the Visit USA Media Breakfast on March 5, with 160 registrations.
- Attended the Visit Florida Pan Am Lounge Event on March 5, with 150 industry guests.
- Executed our luxury campaign in collaboration with CRD Select.
- Sent out our standalone Paradise Coast trade newsletter (B2B/B2C) on March 20.
- Confirmed production of our standalone podcast with Germany's leading trade magazine, *fvw.*

April Forecast

- Launch of the luxury campaign with edeltravel, Florida Keys, and Ft. Lauderdale.
- ITB follow-up.
- Launch of the standalone campaign with urlaubstracker.
- Preparation for standalone podcast production with Germany's leading trade magazine, fvw.
- Preparation for attendance at Visit USA Germany Pub Quiz roadshow.

Summary of Achievements

- Final approvals for the marketing campaign with TourConsult.
- ITB: 23 one-to-one appointments (trade), 10 one-to-one appointments (media) – 3 new tour operator contacts.
- Mail out of the standalone Paradise Coast trade newsletter (B2B/B2C) on March 20 – 2,542 subscribers (open rate 22.7%).

Sales Activities – B2B & B2C

ITB-Highlights

- **Family Reisen GmbH**, Kathrin Ben Mansour, Product Manager, Germany
  New Contact
  Specializing in family trips worldwide, Naples Bay Resort is their best-selling hotel and is included in their itineraries. They are working with NWT and recently began cooperation with ATI and Travalco. With a growing segment in luxury travel, they produce approximately 200 room nights in Naples per year. Florida is a year-round destination for them, especially popular during the Easter holidays and summer months. Kathrin plans a site visit to Florida and has requested our support.

- **DERTOUR Deutschland GmbH**, Katja Wagner, Product Manager & Team Leader Hotels USA, Germany
  Key Account Contact
  They've seen a decline in family bookings due to high travel rates to the U.S. Most of their 2025 bookings were made before the election, and they have not received many cancellations since the new administration took office. Currently, inquiries for the U.S. are down. They plan to hold a Florida Day for travel agents in September, with Naples Bay Resort and Naples Grande Beach Resort supporting the event with complimentary nights for the raffle. They book through NWT and ATI.

- **USA-Reisen Experten**, Romina Zeller, Head of Digital and Social Media Marketing, Germany
  New Contact
  In business for 13 years, 35% of their business is dedicated to Florida. Their product is bookable through 100 travel agencies in DACH. To further boost Florida sales, we've discussed a potential Florida campaign with various partners. Fort Myers was strong for them before Hurricane Ian, and Naples has seen a significant increase as an alternative destination. Their Florida program is available here: USA-Reisen Florida Rundreise.

- **Urlaubstracker GmbH**, Melanie Wittek, Junior Account Manager, Germany
  Returning Contact
  Urlaubstracker.de is a free online platform and app with 3.5 million users in Germany, offering travel deals, hotel offers, flights, events, and experiences. In 2024, a successful campaign was executed with them: Deal 1 – 192 sales, Deal 2 – 92 sales. To boost summer 2025 sales, a standalone campaign for Naples, Marco Island, and the Everglades is being planned. Melanie will send a proposal by the end of March.

- **Naar Reisen GmbH**, Angela Gaza, Senior Product Specialist, Germany
  New Contact
  A new tour operator in the German market (originally Italy-based), Naar Reisen offers destinations in North and South America, the Caribbean, Europe, Arabia, Africa, the Indian Ocean, Asia, Oceania, and the Pacific. They will utilize ADAC (AAA) travel agencies, a network of 340 agents. They are in the early stages of setting up their U.S. product and will specialize in tailor-made programs. They require support to develop itineraries and will work with NWT. We provided a full introduction to Naples, which will be included in their programs.

Marketing Activities

- **Faszination Fernweh, Sandra Kätsch, CEO, Germany**
  A standalone marketing campaign has been confirmed to drive summer 2025 sales. Planned for Q2 2025, the campaign includes the following activities:
  - 1-month city lights poster (3 locations) with brand image & logo
  - 1-month paid Instagram and Facebook ads featuring travel offers linking to a dedicated landing page
  - Social media posts promoting the destinations
  - Instagram Highlight post: "10 Must-See/Hidden Gems of Naples"
  - Standalone blog post on their website

- **CRD Touristik, Milad Ahmadi, Marketing Manager, Germany**
  Received the report for our luxury campaign with CRD Select – details are provided in the addendum.

- **FVW Medien GmbH, Florian Hoelzen, Editor, Germany**
  Since 2024, Germany's leading trade publication FVW has been producing USA destination podcasts, which have gained strong popularity, with a wide reach: 1.5 million B2C listeners, 24,000 B2B travel agents, and approximately 400 downloads per month. At ITB, we discussed the opportunity to produce a 30-minute podcast on Naples, Marco Island, and the Everglades, with a cost share of USD 2,700. After Claudia Wood's confirmation on March 13, this opportunity was approved. Florian will be vacationing in Naples at the end of March and staying

at the Compass Hotel by Margaritaville Naples for 2 nights. A short interview with Liz Morris has been confirmed as part of the podcast.

Site Visits

- **DER Touristik Suisse AG**, Andrea Bürgeler, Travel Expert – Kuoni & Helvetic Tours West, Switzerland
  DiaMonde confirmed the following site inspection for DER Touristik Suisse's site visit: Compass Hotel by Margaritaville Naples, The Capri Inn, LaPlaya Beach & Golf Resort, The Ritz-Carlton, Naples, and Hilton Naples. The site visit at Bayfront Inn is still pending. Additionally, a complimentary sunset cruise with PUREFlorida has been arranged for June 16th.

Media / PR / Communications Activities

- **TOURISTBOOK - Das Reise- & Lifestyle-Magazine**, Evelyn Narciso, Marketing, Germany
  A conference call was held with Evelyn from TOURISTBOOK, where we provided a brief update on destination news. The opening of The Perry Hotel will be featured in their June edition.

- **Naples, Marco Island & Everglades Newsletter**
  A dedicated Naples, Marco Island & Everglades newsletter was created and mailed out on March 20th to 2,542 subscribers. The opening rate was 22.7%.

- **Social Media Posts**
  Paradise Coast has been allocated a series of social media posts on the German Paradise Coast B2C Page (16k followers) and the B2B page. The total reach for February 2025 was 5,254. Please refer to the clipping report for screenshots of the posts.

Addendum

- DiaMonde Clipping Report March 2025

MINUTES OF THE COLLIER COUNTY
TOURIST DEVELOPMENT COUNCIL MEETING
BOARD OF COUNTY COMMISSION CHAMBERS
Naples, FL – April 15, 2025

LET IT BE REMEMBERED the Collier County Tourist Development Council, in and for the County of Collier, having conducted business herein, met on this date 9:00 a.m. in REGULAR SESSION at 33299 Tamiami Trail East, 3rd floor, Naples, FL 34112 with the following members present:

Commissioner Chris Hall, Chair
Clark Hill, Vice Chair
Susan Becker
Nancy Kerns – excused
Bill Kramer-arrived 9:11am
Laura Radler
Michael McComas
Councilor Darrin Palumbo
Edward (Ski) Olesky -excused

ALSO PRESENT:
Jay Tusa, CVB, Tourism Director
Colleen Green, Collier County Attorney's Office, Managing Assistant County Attorney
Buzzy Ford, Collier County, Digital and Social Media Coordinator
Andrew Miller, Collier County, Coastal Zone Manager
John Melleky, CVB, Arts and Culture Manager
Sandra Rios, CVB, PR & Communications Manager
Kristen Murphy, Paradise Advertising, VP Client Services & Partner Development
James Brendle, Downs & St. Germain, Project Manager, ZOOM

Any person who decides to appeal a decision of the Tourist Development Council will need a record of the proceedings pertaining thereto, and therefore may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based, Neither Collier County nor the Tourist Development Council shall be responsible for providing this record.

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

2. ROLL CALL

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1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

2. ROLL CALL

4. AGENDA

Clark Hill motioned to approve the Agenda
Susan Becker seconded
Motion passed 6-0

4a. APPROVAL OF MINUTES MAR. 14, 2025, MEETING

Laura Radler motioned to approve the Minutes
Clark Hill seconded
Motion passed 6-0

5. TOURISM DIRECTOR REPORT

Jay Tusa

1. Revenue & Room Occupancy
   - TDT Collections: $6,466,174 in February; YTD (Year-to-date) total is $16,701,744.
   - Occupied Room Nights: Down 2.8% YoY, but when adjusted for the leap year, daily occupancy rose 0.6%.
   - ADR (Average Daily Rate): Decreased 5.9% YoY.
   - RevPAR: Down 8% from February 2024.
2. Visitor Spending & Economic Impact
   - Visitor Direct Spending: Decreased 4.4%.YOY
   - Total Economic Impact: Declined 4.7%, partly due to the shorter month (Leap Year in 2023).
3. International Visitation Trends
   - Overall international visitation fell 3% YoY.
   - Canada: Visitation dropped 23%, attributed to tariffs, increased border scrutiny, economic concerns, and a weak CAD. Still, Canadian tour operators report no mass cancellations, just delays.
   - UK & Ireland: Florida remains a preferred destination; no major geopolitical concerns affecting travel.
   - Germany & Benelux: Mixed results; some operators shifting to Canada, while luxury operators maintain steady U.S. traffic.
   - IPW Interest: Remains strong with 270+ tour operators registered.
4. Group Meetings & Events
   - CVV Lead Volume (Q1 2025): Down 25% YoY, primarily postponements, not cancellations.
   - Example: A group spanning Canada and Mexico postponed to next year.
5. Air Travel & Capacity
   - RSW Airport: Performing well with improved load factors and positive forward bookings.
   - Air Canada made aircraft adjustments to smaller capacity planes, but no major service schedule cuts.
   - Domestic Air Seat Capacity: Up for summer compared to last year; passenger volumes stable.
   - Summer is looking soft, especially for weddings and small events, but no major red flags.

6. Outlook
   - While some segments are softening, the overall outlook is cautiously optimistic.
   - Continued engagement with local and international partners to monitor and respond to trends.

Chris Hall

Asked whether the decline in Canadian travel is as dramatic as portrayed in the media.

Jay Tusa

Clarified that while other parts of the U.S. may be experiencing more significant declines, local impact has been less severe. The region remains an attractive destination for Canadian travelers despite broader geopolitical concerns.

6. CONSENT AGENDA

None

7. NEW BUSINESS

7.A. Recommendation to approve a work order with CSA Ocean Sciences, Inc., to continue the required post-construction hardbottom monitoring for the Collier County Beach Nourishment Project in summer 2025 for time and materials not to exceed $487,367.52 Tourist Development Tax funds under Professional Services Agreement No. 22-8015, authorize the Chairman to execute the Work Order, and make a finding that this item promotes tourism (Fund 1105, Project No. 90033). (2025-1181)

Jay Tusa *introduced two Coastal Zone Management items, with Andrew Miller, Coastal Zone Manager, presenting.*

Andrew Miller, Coastal Zone Manager

Provided highlights of the first item.

Laura Radler

Inquired whether the project was a continuation; **Andrew Miller** confirmed it is an annual, permit-required effort.

Laura Radler motion to approve
Darrin Palumbo seconded
Motion passed 6-0

7.B. Recommendation to approve a Work Order in the amount of $11,977 Ardaman & Association Inc., under contract No. 18-7432-TE for Sediment Compliance Criteria Testing

Service for the Park Shore Beach Renourishment Project and make a finding that this expenditure promotes tourism. (Fund 1105, Project No. 90067) (2025-1183)

Andrew Miller

- Testing is required by FDEP permit to verify that the beach sand (which comes from the Immokalee Mine) meets compliance standards.
- The consultant used is Ardaman and Associates.

Clark Hill

Commented on the multiple stages of testing and asked if testing is also done before sand placement.

Andrew Miller confirmed that testing occurs:

- At the mine (initial screening),
- During delivery (each truck is visually inspected, and samples bagged),
- After placement (scientific core sampling analyzed by Ardaman, including sieve analysis, color test, shell content, and grain size).

Chris Hall

Questioned the need for repetitive testing.

Andrew Miller

Explained that mine testing alone would be a conflict of interest, and the scientific testing is more rigorous and necessary to meet FDEP standards.

Susan Becker asked about timeline changes from March 31 / April 1 to April 30th.

Andrew Miller

Clarified that the sand placement was completed in late March, and cleanup tasks, like those at Horizon Way, are also done. While construction is finished, final testing remains and will be completed once samples are collected and sent for analysis.

Chris Hall

Asked if the testing is required by contract or was self-imposed.

Andrew Miller responded that it is **mandated by FDEP permits**, which include extensive compliance requirements, especially as **FDEP funds 42% of the projects**.

Chris Hall acknowledged that the explanation made the cost easier to justify.

Michael McComas motioned to approve the recommendation
Chris Hall seconded
Motion passed 6-0

8. OLD BUSINESS

None

9. TEN-MINUTE BREAK

None

10. PRESENTATIONS

None

11. AGENCY PARTNER REPORTS

James Brendle, Project Director, Downs & St. Germain

- **Leap Year Impact:** February had an extra day, slightly distorting figures. The reported 4.8% drop in visitation is closer to 1–1.5% per day.
- **Visitor Trends:**
    - Fewer visitors overall, but longer stays, resulting in a slight increase in visitor days.
    - Economic impact and direct spending dropped by 4.5–5% to $308M and $426M, respectively.
    - Room nights fell by 2.8%.
    - Occupancy dipped 2.3%.
    - Average Daily Rate (ADR) is high at $450 but dropped 6% YoY, leading to an 8% decline in RevPAR.
- **Hotel Industry:**
    - 15% increase in room supply, outpacing the 12% increase in room demand, which makes maintaining occupancy harder.

- **International Travel:**
    - Small decline in Canadian visitation.
    - Broader international visitor sentiment is cautious, with more delays than cancellations.
    - Canadian travel agencies report 70–90% short-term drops, largely from postponed travel rather than cancellations.
    - Tourism Economics revised its international visitation forecast from +9% to –10% in 2025.
- **Consumer Sentiment:** April's sentiment index was 51, the second lowest on record (20-year average is 80), indicating short-term spending hesitation.
- **Visitor Demographics:**
    - More couples, fewer families.
    - Higher median household income among visitors.
    - Fewer day-trippers (less economic impact lost).
    - Visitor satisfaction remained high.
- **Forward-Looking Data (March–May Forecast):**
    - Most industry partners report bookings as same or down compared to last year.
    - Only about 22% say bookings are up.
    - The data isn't fully comparable due to the post-Hurricane Ian recovery period in 2023.
- **Outlook:**
    - While February marks the first month of YoY declines, fiscal year-to-date numbers are still positive.
    - The team remains cautiously optimistic long-term, while acknowledging short-term uncertainty.

Clark Hill

Asked for clarification on the definitions of *short-term* and *long-term*.

James Brendle

- **Short-term vs. Long-term Definitions**:
    - *Short-term*: Next few months to six months (remainder of 2025).
    - *Long-term*: One year and beyond (2026 and later).

Laura Radler

Asked about predictions for domestic travel, particularly considering expected decreases in international travel.

James Brendle

- **Domestic vs. International Travel**:
    - International travel from the U.S. is expected to set record highs this year due to post-COVID normalization, as many Americans are eager to travel abroad.
    - This may result in fewer domestic travelers, but economic uncertainty and the value of the dollar may cause some visitors to stay closer to home.
    - Predictions suggest an increase in regional and in-state visitation, with a decrease in international visitation for 2025.

Laura Radler

Inquired about trends in different market segments, including luxury and mid-scale.

James Brendle

- **Market Segments**:
    - Luxury travel is expected to be less impacted by the economic downturn, as higher-income households tend to prefer luxury accommodations.
    - Brendle will further investigate market segments and provide additional insights.

Dean Palumbo

Asked about the uniqueness of the current economic situation, questioning whether this is uncharted territory or if historical trends can still apply.

James Brendle

- **Economic Impact and Historical Trends**:
    - Although the current situation (post-COVID recovery, hurricanes, tariffs, etc.) is unique, historical trends show that economic conditions often revert to the mean.
    - People continue to prioritize travel, suggesting a cautiously optimistic outlook for the long-term, despite short-term pullbacks.

Clark Hill

- Inquired about any data on business travel trends post-pandemic.

James Brendle

- **Business Travel**:
    - Group demand (which includes business and event travel) was up 23.4% in February, buoying overall demand for hotels.
    - While overall business travel has decreased post-pandemic due to remote work trends, Collier County shows strong group travel performance compared to peers.
    - No significant signs of a downward trend in group travel, and business travel may be less affected.

Jay Tusa

- Introduced Kristin Murphy from Paradise Advertising to provide a web and marketing update.

Kristin Murphy

- **Summer Travel & Marketing:** Summer travel is expected to remain strong, with a focus on strengthening advertising in the Southeast, especially Florida. The trend of people traveling closer to home is being considered in targeting efforts.
- **Ad Effectiveness Study:** In collaboration with Downs & St. Germain, an ad effectiveness study is underway. A question about why some people are not considering Naples, Marco Island, and the Everglades was added to better understand factors like economy, climate, and safety concerns.
- **Business Travel Forecast:** Business travel is expected to be less affected, but associations may scale back due to budget concerns, though luxury travel remains strong.
- **Trends in Travel:**

- Economic uncertainty is impacting middle-income travelers, but luxury travelers are expected to continue traveling.

- Shorter booking windows are emerging as a trend, with more people cashing in on travel reward points, especially for summer travel.

- AI tools like Google Gemini and ChatGPT are influencing trip planning, which underscores the importance of up-to-date, robust websites.

- Wellness and lifestyle trends are coming back strong.

- Many Americans are planning international travel, but fewer are coming to the U.S. due to "revenge travel" abroad, though domestic destinations like New York, Vegas, and California are seeing strong interest.

- **Marketing Strategy:**

  - The strategy is flexible and nimble, focusing on continuous research data to inform advertising and campaign efforts.

  - Focus group feedback emphasized interest in arts and culture, which will be incorporated into targeted marketing campaigns.

  - The marketing team is tracking competitor data and adjusting ad strategies to ensure differentiation.

- **Current Advertising Results:**

  - $500,000 was spent on leisure advertising in March in expanded and enhanced markets.

  - The expanded markets are performing exceptionally well, with a return on ad spend of $80 for every $1 spent on platforms like Expedia. Enhanced markets are performing strong as well, with a return of $30 for every $1 spent.

  - Overall, the return on ad spend is approximately $17 per dollar spent, which is expected to grow as bookings continue from ads served in March.

  - A/B testing is being conducted daily to optimize creative, headlines, and images for the best performance.

Chris Hall:

- **Appreciation and Positivity**: Commissioner Hall expresses his appreciation for the presentation, particularly praising the positive attitude and outlook. He comments on the importance of staying positive and compares it to choosing between a conference in Minneapolis or one in Naples, with the latter being the more attractive option. He also

appreciates the creativity shown in the marketing approach.

- **Quality Over Quantity**: He shares a metaphor about an old-town barber. The old barber's response to a competitor's cheaper haircuts was to advertise "we fix six-dollar haircuts," highlighting the importance of quality over quantity. Chris relates this to the luxury audience, stating that they are willing to pay more for excellence, which is what the region delivers across various sectors like culinary experiences and outdoor adventures.

Kristin Murphy:

- **Website Management**: Kristin explains that Paradise Advertising is managing the current website while collaborating with Granicus to launch a new website. There's a balancing act between investing in the current site and focusing on the new one. They're only updating the current site when necessary, and the goal is to ensure that updates align with the ongoing work for the new website.

- **Campaign Results and Website Performance**: She shares the performance metrics for March, including:

    - **46% increase** in sessions
    - **12% increase** in engaged sessions
    - **45% increase** in users
    - **14% increase** in views.

    These positive trends suggest that the additional marketing spend, particularly in expanded and enhanced markets, is working effectively.

- **Top Page Views and Locations**: Kristin notes that the top pages viewed on the site are beaches, the homepage, and landing pages driven by the content created (not ads). She also mentions a surprising finding: the top locations for visitors include St. Louis and Ashburn (DC area). This is a result of ongoing marketing efforts targeting these regions. They'll continue to monitor these trends closely.

- **Looking Ahead**: She expresses anticipation for diving deeper into the March website data in the next month's presentation, expecting to gather more insights to guide further marketing decisions.

Jay Tusa

- **Lou Hammond Group PR Update**: No one from Lou Hammond Group is on Zoom to provide a PR update. As a result, they will get an update from them at the next meeting.

- **Amanda Townsend Update**: Amanda Townsend is not able to join the meeting due to a kickoff contractor meeting for the Naples Depot Museum. This is positive news, and Amanda will provide an update at next month's meeting.

12. TOURISM STAFF REPORTS

13. COUNCIL MEMBER DISCUSSION

Susan Becker

- 3rd Street Farmers Market: The oldest in the area, it draws hundreds of people every Saturday from 7:30 AM to 11:30 AM during the winter. The market is held on Third Street from the 1200 to and 1100 blocks until the end of April. Afterward, it moves behind Tommy Bahamas in the parking lot but continues year-round. It remains a significant community event in both winter and summer.

Darrin Palumbo

- Praised FC Naples for their undefeated season, leading the division, and emphasized how special it is to witness their success.

Bill Kramer

- The City Council had a 10-hour workshop about fireworks, focusing on logistics and staff support. The goal is to hold New Year's fireworks (but not on New Year's Eve), and Coach Kramer emphasized prioritizing safety and health. He mentioned concerns from residents about past fireworks events causing issues such as crowded yards and obstructed driveways. The final decision on the timing and day of the fireworks is pending negotiations.

Clark Hill

- Tourist Development Tax Collections: Raised a question about a discrepancy in the total amount of tax collections in the fiscal year-to-date report ($18,682,218) compared to the tax revenue report ($16,701,744). He asked for clarification on the difference.

Chris Hall

- The figures are approximately $17 million.

John Melleky, Arts and Culture Manager

- Clarified that the reports come from two different offices. He assured that the issue would be investigated, and a response would be provided next month.

14. NEXT MEETING DATE
May 20, 2025

15. ADJOURNED

There being no further business for the good of the County, the Tourist Development Council meeting was adjourned at 9:53 a.m.

COLLIER COUNTY

TOURIST DEVELOPMENT COUNCIL

These Minutes were approved by Chris Hall
Chairman Chris Hall

(date) 5-20-25

as presented X **or amended**_____

Collier County Government

Communications, Government & Public Affairs
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April 25, 2025

FOR IMMEDIATE RELEASE

Notice of Public Hybrid Remote Meeting
Vanderbilt Beach Beautification MSTU Advisory Committee
Collier County, Florida

May 1, 2025
2:00 p.m.

Notice is hereby given that the **Vanderbilt Beach Beautification Municipal Service Taxing Unit (MSTU) Advisory Committee** will meet on **Thursday, May 1,** at **2:00 p.m.** This will be a Hybrid Remote meeting and it will be held at the Cocohatchee River Marina, 13535 Vanderbilt Drive, Naples, FL 34110. Some of the Board Members may be appearing remotely, with staff present in person. The public may attend either remotely or in person.

Individuals who would like to participate remotely should contact Rosio Garcia at Rosio.Garcia@colliercountyfl.gov by noon on May 1.

Remote participation is provided as a courtesy and is at the user's risk. The County is not responsible for technical issues.

The agenda will be available on the Collier County Government website at https://www.collierptne.com/mtsu/vanderbilt-beach-beautification-mstu-advisory-committee/

About the public meeting:

Two or more members of the Collier County Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless changed by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as

possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Judy Sizensky at (239) 252-4980.

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Collier County Government

Communications, Government & Public Affairs
3299 Tamiami Trail E., Suite 102
Naples, Florida 34112-5746

April 29, 2025

FOR IMMEDIATE RELEASE

Notice of CANCELED Public Hybrid Remote Meeting
Vanderbilt Beach Beautification MSTU Advisory Committee
Collier County, Florida

May 1, 2025
2:00 p.m.

Notice is hereby given that the **Vanderbilt Beach Beautification Municipal Service Taxing Unit (MSTU) Advisory Committee** meeting scheduled for Thursday, May 1, at 2:00 p.m. to be held at the Cocohatchee River Marina, 13535 Vanderbilt Drive, Naples, FL 34110 has been **CANCELED.**

For more information, call Judy Sizensky at (239) 252-4980.

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