

COLLIER COUNTY
Board of County Commissioners
Community Redevelopment Agency Board (CRAB)
Airport Authority



AGENDA

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

January 27, 2026
9:00 AM

Commissioner Dan Kowal, District 4 – Chair;
Commissioner William L. McDaniel, Jr., District 5 – Vice Chair;
Commissioner Rick LoCastro, District 1;
Commissioner Chris Hall, District 2;
Commissioner Burt Saunders, District 3;

NOTICE: Persons wishing to speak on an agenda item must register prior to its presentation. Speakers are limited to three (3) minutes unless adjusted by the Chair. Time may be ceded by other in-person registered speakers who are present at the time the speaker is heard. Public comments are not heard for Proclamations, Presentations, or Public Petitions. Presentations are limited to ten (10) minutes unless extended by the Chair. To comment on Consent Agenda items, registration must occur before the Board's action on the Consent Agenda, which is heard following the Pledge of Allegiance.

Requests for Public Petitions must be submitted in writing to the County Manager at least 13 days prior to the meeting. They shall provide detailed information as to the nature of the Petition. Public Petitions must address matters not scheduled for a future agenda and concern a matter in which the Board can take action. If granted, a single presenter may speak for up to ten (10) minutes, subject to extension by the Chair, and the petition will be placed on a future agenda for a public hearing.

For general public comments on non-agenda topics, registration is required before that portion is called. Comments are limited to three (3) minutes; time may not be ceded. The Chair may limit the number of speakers to five (5) for the meeting. Appeals require a record of proceedings, which may include the testimony and evidence on which the appeal is based and may be required to be verbatim. Lobbyists must register with the Clerk to the Board at the Board Minutes and Records Department per Collier County Ordinance 2003-53, as amended.

All digital audio and visual materials submitted by the public via email link or attachment, or transported on external devices for broadcasting at the Board meeting, must be in a compatible format and received by the County Manager's Office by noon on the day preceding the Board meeting to be scanned for network security threats. Digital materials submitted after the deadline will not be accepted.

If you are a person with a disability who requires accommodation to participate in this proceeding, you are entitled to certain assistance at no cost. Contact Collier County Facilities Management located at 3335 East Tamiami Trail, Suite 1, Naples, Florida, 34112-5356, (239) 252-8380. Assisted listening devices are available.

A Lunch Recess is scheduled from Noon (12:00 P.M.) to 1:00 P.M.

1. Invocation and Pledge of Allegiance

2. Agenda and Minutes

Approval of today's Regular, Consent, and Summary agenda as amended (ex-parte disclosure provided by Commission members for Consent agenda.)

3. Awards and Recognitions

3.A. Employee

3.A.1. 20 Year Attendees

- **Colleen Karlen- Code Enforcement**

3.A.2. 25 Year Attendees

3.A.3. 30 Year Attendees

- **Gloria Herrera- Fiscal & Grant Services**
- **Nancy Gundlach- Zoning**
- **Marian A. Rhyne- County Attorney's Office**

3.A.4. 35 Year Attendees

4. Proclamations

4.A. Proclamation designating February 6, 2026, as National Wear Red Day. To be accepted by Tracy Duhaney, Board Chairperson, American Heart Association SWFL (2026-151)

5. Presentations

6. Public Petitions

7. Public Comments

8. Board of Zoning Appeals

8.A. This item requires that ex-parte disclosure be provided by Commission members. Should a hearing be held on this item, all participants are required to be sworn in. Recommendation to approve an amendment to the Collier County Growth Management Plan for the unincorporated area of Collier County, Florida, specifically amending the Rural Golden Gate Estates Sub-Element of the Golden Gate Area Master Plan Element and Golden Gate Future Land Use Map and Map Series to change the designation of the property from Estates-Mixed Use District, Residential Estates Subdistrict to Estates-Mixed Use District, Orangetree Bible Subdistrict to allow a conditional use for a church up to 12,000 square feet. The subject property consists of 4.20± acres and is located at the northwest corner of Shady Hollow Boulevard East and Immokalee Road in Section 10, Township 48 South, Range 27 East, Collier County, Florida; furthermore, directing transmittal of the adopted amendment to the Florida Department of Commerce; providing for severability and providing for an effective date. [PL20240013798]

(This item is a companion to Item 8B) (2025-5137)

- 8.B. This item requires Commission members to provide ex-parte disclosure. Should a hearing be held on this item, all participants are required to be sworn in. Recommendation to approve a Conditional Use to allow a church on property zoned Estates (E) pursuant to Section 2.03.01.B.1.c.1 of the Collier County Land Development Code, on property located at the northwest corner of Shady Hollow Boulevard East and Immokalee Road, in Section 10, Township 48 south, Range 27 east, Collier County, Florida, consisting of 4.20± acres. [PL20240012938] (This item is a companion Item 8A) (2025-4896)

9. Advertised Public Hearings

- 9.A. *****This Item has been Continued from the December 9, 2025, BCC Meeting *****
Recommendation to approve a Resolution relating to the Capital Improvement Element of the Collier County Growth Management Plan, Ordinance 89-05, as amended, providing for the Annual Update to the Schedule of Capital Improvement Projects, within the Capital Improvement Element of the Collier County Growth Management Plan based on the 2025 Annual Update and Inventory Report on Public Facilities (AUIR), and including updates to the 5-year Schedule of Capital Projects contained within the Capital Improvement Element (for Fiscal Years 2026 – 2030) and the Schedule of Capital Projects contained within the Capital Improvement Element for the Future 5-year period (for Fiscal Years 2031 – 2035), providing for severability, and providing for an effective date. [PL20250000000] (2025-4698)

10. Board of County Commissioners

- 10.A. Recommendation to adopt a Resolution establishing a framework to constrain County spending at current fiscal year baseline levels for Fiscal Year 2027, applying to County funding allocations including those for Constitutional Officers; authorizing limited annual increases for operating and capital costs; and directing the preparation of an annual long-term capital and asset management analysis. (2026-163)

11. County Manager's Report

- 11.A. ***** This Item to be heard at 10 AM. *****
Recommendation to accept the Convention and Visitors Bureau (CVB) Governance Restructure Study Report; make a finding that the recommendations therein promote tourism; provide staff with direction as to next steps, which may include the drafting of any proposed tourism promotion agreement, private sector transitional plan, updates to the Collier County Code of Ordinances, and other necessary transitional documentation for review of the Tourist Development Council and Board of County Commissioners. (John Mullins, Division Director - Communications, Government & Public Affairs) (2025-5168)

12. County Attorney's Report

13. Other Constitutional Officers

14. Airport Authority and/or Community Redevelopment Agency

15. Staff and Commission General Communications

- 15.A. Public Comments on General Topics Not on the Current or Future Agenda by Individuals Not Already Heard During Previous Public Comments in this Meeting**

15.B. Staff Project Updates

- **DAS Update (James French, Department Head - Growth Management & Community Development Department)**

15.C. Staff and Commission General Communications

16. Consent Agenda

All matters listed under this 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 Board, that item(s) will be removed from the Consent Agenda and considered separately.

16.A. Growth Management Department (Consent)

- 16.A.1. Recommendation for the Board of County Commissioners to receive and approve the Collier County Floodplain Management Plan 2024 and 2025 Progress Report *(2025-5117)*
- 16.A.2. Recommendation to approve final acceptance of the potable water and sewer utility facilities for St. Katherine's Greek Orthodox Church. [PL20250008634] *(2025-5057)*
- 16.A.3. Recommendation to approve final acceptance of the potable water and sewer utility facilities and accept the conveyance of a portion of the potable water utility facilities and appurtenant utility easement for Siena Lakes West. [PL20250012269] *(2025-5073)*
- 16.A.4. Recommendation to approve final acceptance of the potable water and sewer utility facilities and accept the conveyance of the potable water and sewer utility facilities and appurtenant utility easements for Summerlit Phase 1 and 2C. [PL20250005843] *(2025-5079)*
- 16.A.5. Recommendation to approve final acceptance of the potable water and sewer utility facilities and accept the conveyance of a portion of the potable water and sewer utility facilities and appurtenant utility easement for Extended Stay America Naples. [PL20250008401] *(2025-5090)*
- 16.A.6. Recommendation to approve final acceptance of the potable water and sewer utility facilities and accept the conveyance of the potable water and sewer utility facilities for Valencia Sky – Phase 5. [PL20250008673] *(2025-5109)*
- 16.A.7. Recommendation to approve final acceptance of the potable water, irrigation quality water, and sewer facilities and accept the conveyance of the potable water, irrigation quality water, and sewer facilities for SkySail Phase 4 Townhomes. [PL20250007303] *(2025-5110)*
- 16.A.8. Recommendation to approve final acceptance of the potable water and sewer utility facilities and accept the conveyance of a portion of the potable water utility facilities and appurtenant utility easement for Pelican Bay Community Park. [PL20250010717] *(2025-5113)*
- 16.A.9. Recommendation to approve a Resolution for final acceptance of the private roadway and drainage improvements, and acceptance of the plat dedications, for the final plat of Windward Isle, Application Number PL20140000741, and authorize the release of the maintenance securities in the amount of \$656,975.44. *(2025-5067)*

- 16.A.10. Recommendation to approve a Resolution for final acceptance of the private roadway and drainage improvements, and acceptance of the plat dedications, for the final plat of Isles of Collier Preserve Phase 4, Application Number PL20140001091, and authorize the release of the maintenance securities in the amount of \$47,069.33. *(2025-5069)*
- 16.A.11. Recommendation to approve a Resolution for final acceptance of the private roadway and drainage improvements, and acceptance of the plat dedications, for the final plat of Manatee Cove, Application Number PL20150001677 (PPL) and PL20190002421 (PPLA), and authorize the release of the maintenance securities in the amount of \$316,875.55. *(2026-7)*
- 16.A.12. Recommendation to authorize the Clerk of Courts to release a Performance Bond in the amount of \$86,503.20, which was posted as a guaranty for Excavation Permit Number PL20130001954 for work associated with Hacienda Blvd. Phase One. *(2025-5104)*
- 16.A.13. Recommendation to recognize and appropriate revenue in the amount of \$334,066.74 for the continued operation of the County-owned Marinas – Cocohatchee River Park Marina, Caxambas Marina, and Port of the Islands Marina – and authorize all necessary Budget Amendments. *(2025-5056)*
- 16.A.14. Recommendation to approve a Resolution related to the Stewardship Sending Area 15 – Restoration Credits (CLH & CDC SSA 15) in the Rural Lands Stewardship Area Zoning Overlay District (RLSA) and to award Restoration II credits to Collier Land Holdings, Ltd. in accordance with the approved restoration plan. *(2025-5173)*

16.B. Transportation Management Department (Consent)

- 16.B.1. Recommendation to approve and authorize the Chair to execute a Local Agency Program ("LAP") Grant Agreement with the Florida Department of Transportation (FDOT) for the "Shadowlawn Elementary Safe Routes to School" project, reimbursing the County up to \$761,516.00 for the construction of a 6-foot sidewalk on the north side of Linwood Ave between Linwood Way to Shadowlawn Drive, and a 6-foot sidewalk on the south side of Linwood Ave from Shadowlawn Drive to Airport Pulling Road; execute a Resolution memorializing the Board's action; and authorize the necessary Budget Amendments (Project 33974, Fund 1841), FPN 446550-2-58-01. *(2025-4899)*
- 16.B.2. Recommendation to approve and authorize the Chair to execute a Local Agency Program ("LAP") Grant Agreement with the Florida Department of Transportation ("FDOT") for the "Goodlette Frank Rd Sidewalks at Various Locations" LAP project, reimbursing the County up to \$1,505,623.00 for the construction of four sidewalk segments west of Goodlette Frank Road on Frank Whiteman Blvd., Cooper Dr., Illinois Dr., and Wisconsin Dr.; execute a Resolution memorializing the Board's action; and authorize the necessary Budget Amendments (Project 33975, Fund 1841), FPN 448126-2-58-01. *(2025-4904)*
- 16.B.3. Recommendation to approve and authorize the Chair to execute a Local Agency Program ("LAP") Grant Agreement with the Florida Department of Transportation ("FDOT") for the "Pine Street from Becca Ave to US 41" LAP project, reimbursing the County up to \$265,511.00 for the construction of a five-foot sidewalk on Pine Street; execute a Resolution memorializing the Board's action; and authorize the necessary Budget Amendments (Project 33976, Fund 1841), FPN 448128-2-58-01. *(2025-4905)*

- 16.B.4. Recommendation to approve and authorize the Chair to execute a Local Agency Program ("LAP") Grant Agreement with the Florida Department of Transportation ("FDOT") for the "Naples Manor Sidewalks at Various Locations" LAP project, reimbursing the County up to \$2,341,880.00 for the construction of five-foot-wide sidewalks in Naples Manor on Sholtz St. from Floridan Ave. to Hardee St., Holland St from Floridan Ave. to Carolina Ave., and Caldwell St. from Floridan Ave to Warren St.; execute a Resolution memorializing the Board's action; and authorize the necessary Budget Amendments (Project 33953, Fund 1841), FPN 448129-1-58-01. (2025-4906)
- 16.B.5. Recommendation to approve an Interlocal Lease and Donation Agreement with the District School Board of Collier County to convey a portion of the Immokalee Community Park, located at 321 N. 1st St., Immokalee, Florida 34142, to support continued joint use and facility improvements to be funded and maintained by the District School Board, estimated to exceed \$5 million. (2025-4856)
- 16.B.6. Recommendation to authorize the Clerk of Courts to release a Performance Bond in the amount of \$3,223,344.44, which was posted as a guarantee for work associated with Agreement No. 23-8154 for "County Barn Rd Pathways Local Agency Program (LAP) Project" 43091-2-58-01 with RJ Engineering Construction Corp. (2025-5066)
- 16.B.7. Recommendation to approve and authorize the Chair to execute documents necessary for the conveyance of a Utility Facilities Warranty Deed and Bill of Sale to the Collier County Water-Sewer District for potable water infrastructure on County-owned property located at Pelican Bay Service Division Maintenance Facilities ("PBSD Maintenance Facility"), at no cost to the County. (2025-5115)
- 16.B.8. Recommendation to approve the Temporary Farm Lease Extension with Meloy Hay Company, Inc., for property located at Williams Reserve in Immokalee, and authorize the Chair to execute the extension on behalf of the County to allow continued operations pending development of a standard form lease. (2025-5121)
- 16.B.9. Recommendation to approve the Resolution authorizing the Chair to execute Section 5311 Public Transit Grant Agreement (FPN 410120-2-84-25) with the Florida Department of Transportation to accept Federal Transit Administration grant funding in the total amount of \$860,522 to provide transit service to the rural area of Collier County, and to authorize the necessary Budget Amendments. (2026-19)
- 16.B.10. Recommendation to approve the Resolutions authorizing the Chair to execute Section 5310 Public Transit Grant Agreements (FPN 448810-1-94-25 and FPN 448810-2-84-23) with the Florida Department of Transportation to accept Federal Transit Administration grant funding in the total amount of \$1,032,204 for the purchase of five paratransit cutaway vehicles, five radios, five wireless routers and five tablets, as well as paratransit operating assistance, and to authorize the necessary Budget Amendments. (2026-28)

16.C. Public Utilities Department (Consent)

16.C.1. *** Continued from the January 13, 2026, BCC Meeting. ***

Recommendation that the Board award Request for Proposal No. 25-8412, "Disaster Debris Removal and Disposal Services," to Ashbritt, Inc., Ceres Environmental Services, Inc., Crowder Gulf Joint Venture, Inc., DRC Emergency Services, LLC, and

Phillips Environmental, LLC, and authorize the Chair to sign the attached Agreements. (2026-55)

- 16.C.2. Recommendation that the Board of County Commissioners, as the ex officio Governing Board of the Collier County Water-Sewer District, award Request for Proposal No. 25-8401 to Raftelis Financial Consultants, Inc., for Financial Consulting Services and authorize the Chair to sign the attached Agreement. (2025-4994)

16.D. Community Services (Consent)

- 16.D.1. Recommendation to (a) approve the after-the-fact electronic submittal of the Retired and Senior Volunteer Program 2026-2027 Continuation Application to AmeriCorps, under the Corporation for National and Community Service, in the amount of \$100,000 (b) allow the County Manager or their designee to serve as the authorized representative for the grantor's electronic submission system, eGrants, throughout the grant period and (c) authorize the necessary Budget Amendments (Housing Grant Fund 1835 and Housing Match Fund 1836). (2025-5111)
- 16.D.2. Recommendation to approve an extension of Tanya Williams, Collier County Library Director, as the Board's representative to the Early Learning Coalition of Southwest Florida (ELC of SWFL), amending the term to January 1, 2022, through December 31, 2029. (2025-5181)
- 16.D.3. Recommendation to approve and authorize the Chair to sign the Second Amendment Subrecipient Agreement between Collier County and Collier Health Services, Inc., d/b/a/ HealthCare Network, to amend Community Development Block Grant Agreement #CD-CV21-09 to revise the project scope, components, and payment deliverables (Housing Grants Fund 1835, CDBG-CV Project 33674). (2026-3)

16.E. Corporate Business Operations (Consent)

- 16.E.1. Recommendation to award Request for Proposal ("RFP") #25-8407 Collier County Medical Director Employment Physicals and Drug Testing to Advance Medical of Naples LLC, and authorize the Chairman to execute the attached Agreement. (2026-47)
- 16.E.2. Recommendation to approve modifications to the 2026 Fiscal Year Pay & Classification Plan which consists of four new classifications, one reclassification, and one classification title revision from October 1, 2025 through December 31, 2025. (2026-76)

16.F. County Manager Operations (Consent)

- 16.F.1. Recommendation to approve the selection committee's ranking and authorize staff to begin contract negotiations with the top-ranked firm WSP USA Buildings, Inc., concerning Request for Professional Services ("RPS") No. 25-8370, "Design Services for Immokalee Improvement Projects" so that staff can bring a proposed agreement back for the Board's consideration at a future meeting (Project Nos 33813 and 33814). (2025-5031)
- 16.F.2. Recommendation to approve and execute the grant agreement with the Florida State Courts System, Office of the State Courts Administrator, reimbursing the County up to \$1,000,000 for the renovation and expansion of the existing switchgear and automatic transfer switch at the "Courthouse Annex Building L1" (Project 33979). (2025-5118)

- 16.F.3. Recommendation to adopt a Resolution approving amendments (appropriating grants, donations, contributions, or insurance proceeds) to the Fiscal Year 2025-26 Adopted Budget. (2026-121)

16.G. Airport Authority (Consent)

- 16.G.1. Recommendation to approve updates to the Airport Leasing Policy, Airport Minimum Standards, and Airport Rules and Regulations. (2025-4888)

16.H. Board of County Commissioners (Consent)

16.I. Miscellaneous Correspondence (Consent)

16.J. Other Constitutional Officers (Consent)

- 16.J.1. To record in the minutes of the Board of County Commissioners, the check number (or other payment method), amount, payee, and purpose for which the referenced disbursements in the amount of \$41,182,848.66 were drawn for the periods between January 1, 2026 and January 14, 2026 pursuant to Florida Statute 136.06. (2025-3763)
- 16.J.2. Request that the Board approve and determine valid public purpose for invoices payable and purchasing card transactions as of January 21, 2026. (2025-3764)

16.K. County Attorney (Consent)

- 16.K.1. Recommendation to approve a Stipulated Final Judgment in the amount of \$75,000 plus \$19,389 in statutory attorney and experts' fees and costs for the taking of Parcel 1296FEE required for the Vanderbilt Beach Road Extension Project No. 60249. (2026-140)
- 16.K.2. Recommendation to approve a Stipulated Final Judgment in the amount of \$105,000 plus \$27,139 in statutory attorney and experts' fees and costs for the taking of Parcel 1361FEE required for the Vanderbilt Beach Road Extension Project No. 60249, and delegate authority to the County Manager or her designee to process payment of additional statutory attorney's fees for supplemental proceedings, if any, as authorized by Ch. 73, Fla. Stat., but not to exceed \$4,000. (2026-141)
- 16.K.3. Request that the Board set the balloting date for the recommendation of members to the Pelican Bay Services Division Board by record title owners of property within Pelican Bay. (2026-142)
- 16.K.4. Recommendation to appoint three members to the Land Acquisition Advisory Committee. (2026-143)
- 16.K.5. Recommendation to authorize the County Attorney to file a lawsuit on behalf of Collier County Board of County Commissioners against Orchid Cove at Port of the Islands Condominium Association, Inc., to discharge a series of liens totaling over \$800,000.00 recorded with the Clerk of Court for allegedly unpaid assessments (along with related fees and costs) imposed on two properties comprising of 2.37 acres of residential property, that the County obtained by escheatment tax deeds in September and October 2022. (2026-148)
- 16.K.6. Recommendation to approve a Stipulated Final Judgment in the amount of \$120,000

plus \$31,295 in statutory attorney fees, expert fees, and costs for the taking of Parcel 1299FEE required for the Vanderbilt Beach Road Extension Project No. 60249. (2026-150)

16.L. Community Redevelopment Agency (Consent)

16.M. Tourist Development (Consent)

16.M.1. Recommendation to approve and authorize the purchase of a John Deere 6135E Cab Tractor from Deere & Company utilizing Cooperative Procurement Piggyback 411 “Sourcewell Ag Tractors 082923-DAC” using Tourist Development Tax fund 1105 in the amount of \$116,292.81 and make a finding that this expenditure promotes tourism. (2025-4364)

17. Summary Agenda

This section is for advertised public hearings and must meet the following criteria: 1) A recommendation for approval from staff; 2) Unanimous recommendation for approval by the Collier County Planning Commission or other authorizing agencies of all members present and voting; 3) No written or oral objections to the item received by staff, the Collier County Planning Commission, other authorizing agencies or the Board, prior to the commencement of the BCC meeting on which the items are scheduled to be heard; and 4) No individuals are registered to speak in opposition to the item. For those items which are quasi-judicial in nature, all participants must be sworn in.

17.A. *** Continued from the January 13, 2026, BCC Meeting & further continued to the February 10, 2026, BCC Meeting. ***

Recommendation to adopt an Ordinance amending Ordinance No. 2003-37, as amended, cited in Chapter 110, Article II of the Collier County Code of Laws and Ordinances, which regulates construction in the public rights-of-way, to add additional right-of-way permit requirements and a section regulating excavation activities within the public right-of-way. (2026-58)

17.B. Recommendation to adopt an Ordinance amending the Collier County Land Development Code related to Floating Solar Facilities as a land use. [PL20250000235] (First of two hearings) (2025-4722)

17.C. Recommendation to adopt a Resolution approving amendments (appropriating carry forward, transfers, and supplemental revenue) to the Fiscal Year 2025-26 Adopted Budget. (2026-122)

18. Adjourn

Inquiries concerning changes to the Board’s Agenda should be made to the County Manager’s Office at 252-8383.