Haldeman Creek MSTU Advisory Committee Meeting

AGENDA
January 10, 2018
4:00 PM
Chairman Roy Wilson
Joseph Adams, Jack Bonzelaar, James King, Kate Riley

1. Call to order and Roll Call
2. Pledge of Allegiance
3. Adoption of Agenda
4. Election of Officers – Chair and Vice-Chair
5. Approval of Minutes
   a. November 8, 2018 Minutes(Attachment)
6. Community / Business – Presentations
7. Old Business
   a. Debris Clean Up – Capital Project Planning Division
   b. Channel Marker Update – Coastal Zone
8. New Business
   a. CRA/MSTU’s Joint Meeting-goals & priority – February 19, 2019
   b. 2019 HCMSTU Calendar
9. Staff Report-
   a. Project Manager’s Report – Tami Scott (Attachment)
   b. Maintenance Report – Shirley Garcia
   c. Financials (Attachment)
10. Correspondence and Communication
11. Public Comment
12. Staff Comments
13. Advisory Board General Communications
14. Next meeting date: TBD February 7, 2019
14. Adjournment
Agenda Item 4a-November 8, 2018 meeting minutes

HALDEMAN CREEK MSTU MINUTES OF THE NOVEMBER 8, 2018 MEETING

The meeting of the Haldeman Creek MSTU Advisory Committee was called to order by Chairman Roy Wilson at 4:00 p.m. at the CRA Office, 3750 Bayshore Drive, Unit 102, Naples, FL 34112.

I. Roll Call: Advisory Board Members Present: Chairman Roy Wilson, Joseph Adams, Jack Bonzelaar, James King, Kate Riley

MSTU Staff Present: Shirley Garcia, Operations Coordinator; Tami Scott, Senior Project Mgr.; Debrah Forester, CRA Director; Megi Roko, Executive Secretary.

II. Pledge of Allegiance: Led by Chairman Roy Wilson.

III. Adoption of Minutes: James King made a motion to accept the Minutes as written. Second by Joe Adams. Passed Unanimously.

IV. Old Business:
   A. Debris Clean Up: Geno Santabarbara, Principal Planner informed the committee of the Haldeman Creek post Hurricane Irma clean-up will begin November 8th. Mr. Santabarbara had reached out to CRA Staff and provided a map to locate unidentified areas that will require service. Camille Kielty, community member and business owner inquired if the project will utilize volunteers for support. Mr. Santabarbara explained due to the limitations in the scope of work, volunteers will also have restrictions although a community partnership is desired after the next meeting. James King, Advisory Board Member requested the residual silt also be considered when collecting post Hurricane Irma debris. Amy Patterson, Capital Project Planning, Impact Fees, and Program Management Division Director mentioned vegetative and construction debris are the primary focus of this project. Mrs. Patterson discussed the county wide difficulty with siltation that will be addressed in the future.

   B. Scan of Creek Depths and Obstacles: Due to the post Hurricane Irma debris clean up, the scan will be postponed. Mrs. Patterson recommended partnering with the MSTU for the bathymetric survey and future action. Once the debris clean-up is complete, Mrs. Patterson’s staff will report the findings. It was also agreed that representatives from Coastal Zone will be aiding in the process.

   C. Redevelopment Plan: Debrah Forester, CRA Director informed the advisory board that the final Redevelopment Plan will be printed and distributed prior to the November 14th CRA Advisory Board Meeting for discussion.
D. **17 Acres Survey:** The 17 Acres Survey results were provided and reviewed. Debrah Forester, CRA Director stated that the results of the 17 Acres Survey were reported to the Tindale Oliver consultant.

V. **New Business:**
   A. **Channel Markers 22-15:** It was discussed that channel marker 15 had been broken. Coastal Zone was notified to replace the marker and will take 3 weeks. In the future the board would like to revisit the matter to review and update all channel markers up to the current standard.
   B. **Celebration Park—Opening Hours/Impacts:** The upcoming opening of celebration park was discussed. Hours of operation of the park will be from 11am-10pm Tuesday through Friday, 10am-10pm Saturday and Sunday, Closed on Monday. The hours brought some perceived safety and noise concern. Patrick Johnson, Celebration Park General Manager stated all speakers will be installed facing away from the creek towards Bayshore Drive. Mr. Johnson also mentioned an amplified sound permit had been submitted and had taken all measures to keep noise controlled. It was noted that that 12 security cameras had been installed all around the property.

VI. **Staff Report:** The project manager report was provided and reviewed. Miss. Forester highlighted updates that included an aerial of Davis Boulevard/Airport Pulling Road intersection improvements. It was also mentioned a beauty shop and a local coffee shop will be opening shortly and the Starbucks had officially opened. Shirley Garcia, Operations Coordinator reviewed the maintenance and financial reports that included the 1% budget increase.

VII. **Correspondence and Communications:** The second annual Art Among the Blossoms details were discussed alongside Saint Paul’s Blessings of the Animals event and the Paddle Board Festival at Sugden Park. The proposed 2019 meeting calendar was provided for the board to review and further discuss in the near future.

VIII. **Public Comments:** Al Schanztin, community member thanked the board for coordinating the debris clean up in Haldeman Creek and acknowledged the great job they were doing.

IX. **Staff Comments:** N/A

X. **Advisory Committee Comments:** N/A

XI. **Next Meeting Date:** January 10, 2019

XII. **Adjournment:** 5:01 pm
Chairman Roy Wilson
Haldeman Creek MSTU Advisory Committee Meeting Calendar 2019

Meetings are held on the first Thursday of each month at 4:00 PM unless otherwise notified

- January 10, 2019 – 2nd Thursday of the month due to New Year’s holiday.
- February 7, 2019
- TDB - CRA/MSTU’s Joint Goals workshop
- March 7, 2019
- April 4, 2019
- May 2, 2019
- June 6, 2019
- July 11, 2019 – Summer Break
- August 8, 2019 - Summer Break
- September 12, 2019- TBD
- October 3, 2019 - TBD
- November 7, 2019
- December 5, 2019

BCC Holiday Schedule 2019

The Board of County Commissioners recognizes the following holidays in 2019, observed on the dates listed below:

- New Year’s Day Tuesday, January 1, 2019
- Martin Luther King, Jr. Day Monday, January 21, 2019
- President’s Day Monday, February 18, 2019
- Memorial Day Monday, May 27, 2019
- Independence Day Thursday, July 4, 2019
- Labor Day Monday, September 2, 2019
- Veteran’s Day Monday, November 11, 2019
- Thanksgiving Day Thursday, November 28, 2019
- Day After Thanksgiving Friday, November 29, 2019
- Christmas Eve Tuesday, December 24, 2019
- Christmas Day Wednesday, December 25, 2019

Offices: 3570 Bayshore Drive, Unit 102, Naples, Florida 34112
Phone: 239-643-1115
Online: www.bayshorecra.com
PROJECT UPDATES

Tami Scott Senior Project Manager
January 2019

CRA PROJECTS

Redevelopment Plan:
The plan has been submitted to the growth management department for review, CRA plan edits will be sent to Tindale Oliver during the first week of January. On February 5th Tindal Oliver will present the final plan to the CRA Advisory Board which will include and changes made per County Staff comments. Redevelopment Plan, final presentation given to the advisory board on November 14, 2018. Plan is available on the Bayshore CRA website: www.bayshorecra.com

17 Acre Cultural Arts Village Site
Community Input Survey on the priorities and vision for the site is available on the Bayshore CRA website: www.bayshorecra.com. Input received will be used to update the vision. The vision will be incorporated into the redevelopment plan.

Mini Triangle Property:
Property has resold and renamed, “Gateway of Naples” new owner has submitted for an insubstantial change – On August 31, 2018 GMD sent the applicant a letter indicating the approval letter was sent in error, a list of issues still needed to be resolved. Final approval is pending.

Gateway Triangle purchase & development:
PUD approved May 8, 2018 BCC meeting, Developer looking to potentially open a sales office in one of the vacant buildings. Final closing of property is anticipated for April 2019, 30 days after termination of cell tower lease with Crown Castle.

Cell Tower Relocation: PL2018003059
Planning Application and documents have been submitted on October 5, 2018 for GMD, the first set of comments have already been set to applicant on October 10, 2018.

Commercial Improvement Grants:
Nick’s Restaurant / Hookah lounge has approached CRA staff to discuss a CBIG grant. Staff is working with the owner; however, the project is still preliminary in nature and no cost have been identified to determine the specifics of the grant. No plans have been submitted to GMD as of 1-2-19
Fire Suppression System Phase 2:
Kickoff meeting held at the CHS on June 28, 2016, City of Naples has retained Johnson Engineering and plans are at 90% completed. Staff has meet with CHS and the clock has started on their end, Construction will start at the earliest, May of 2019 as project still need to be vetted through the procurement process.

CRA Office Space:
CRA Staff has worked with the contractor’s design professional to finalize a revised floor plan. The construction documents were submitted on January 3, 2019 for a building permit. Permit Number PRBD20181268829.

Master Pump Station 306:
Public Utilities is starting a new Master Pump Station 306 Renovation/Relocation project at the corner of Thomasson Avenue and Thomasson Drive.

Wayne Karlovich, P.E.
Senior Project Manager
Public Utilities Department
Wayne.Karlovich@colliercountyfl.gov  -  Phone: (239) 252-5372
**BAYSHORE MSTU PROJECTS**

Thomasson Drive:
Bayshore Beautification Thomasson Drive Project - procurement schedule / process

**Solicitation Number – 18-7386**

Solicitation Title – CEI Services for Thomasson Drive Beautification Project
Procurement Strategist – Adam Northrup, Evelyn Colon
June 1, 2018 – Start Date

- 30 days posting period – July 1, 2018
  - Complete, required a second posting and solicitation
- Organization meeting – July 15, 2018
  - Complete, required a second organization meeting
- Selection committee scores and interviews – October 31, 2018
  - Selection committee selected AECOM
- Contract Negotiation- November 2018
  - Executive summary submitted to procurement on November 15, 2018
  - Schedules for the first meeting in January to move forward with Contract Negotiation.
- Contract finalized- February 2019
- PM prepares material for BCC – February 2019
- Board approval – March 2019
- Notice to proceed- April 2019

**Solicitation Number – 18-7385**

Solicitation Title – Thomasson Drive Beautification Project
Procurement Strategist – Barbra Lance
January 1, 2019 - Start Date

- 30 days invitation to bid – February 1, 2019
- Organization meeting- February 15, 2019
- Selection committee scores and interviews - March 1, 2019
- Contract Negotiation- March 15, 2019
- Contract finalized- April 1, 2019
- PM prepares material for BCC -April 15, 2019
- Board approval – May 9, 2019
- Notice to proceed- June 1, 2019
- **HALDEMAN CREEK MSTU PROJECTS**

- **COMMERCIAL ACTIVITY**

  **Ankrolab Microbrewery:**
  Construction progressing, property owner is anticipating a January 2019 opening date.

  **Veterinary Clinic:**
  Construction progressing, shell complete, property owner is anticipating a March 2019 opening date.

  **Multi-Tenant Commercial Building:**
  Construction progressing, Shell complete, property owner is anticipating a January 2019 opening date.

  **Wood Springs Suites Hotel:**
  Construction progressing, structure taking shape, all four floors of exterior block walls have been completed, roof has started. No scheduled completion dates.

  **RaceTrac: PL20180000543**
  The RaceTrac SDP is getting close to final approval with GMD. CRA staff has provided comments outlining some of the community’s concerns, number of gas pumps, size of canopy, easement for public art and the right turn only onto Shadowlawn. RaceTrac representative have not responded to staff’s comments. CRA staff is also working with transportation to discuss the RaceTrac provide a bus shelter. SDP PL201800000543. Project is close to final approval, on 12-10-2018 County Staff has requested additional documents.
East Trail Lock Up:
Project near completion, property owner is anticipating a January 2019 opening date.

Naples Haitian Church: PL20180002131
Proposed addition- pre-application held July 28, 2018- PL20180002131, No SDP has been submitted as of November 28, 2018.

Naples Classic Car: PL20180001929
Proposed renovations- pre-application held June 21, 2018, PL20180001929, No SDP has been submitted as of November 28, 2018.

Sara Bay Marina: PL20180001854
Proposed new building- pre-application held June 13, 2018, PL20180001854, No SDP has been submitted as of November 28, 2018.

Sunbelt: PL20180001840
Proposed new building- pre-application held June 6, 2018, PL20180001840, No SDP has been submitted as of November 28, 2018.

Nicks Restaurant and Hookah Lounge: PL20180002275
Renovation to existing structure- pre-application held August 2, 2018, PL20180002275, No SDP has been submitted as of November 28, 2018. Proprietor Nicholas (Nick) Matar

Isle of collier:
The current project / submittal is for (earthwork only) should result in a 6-8-month construction period depending on several conditions.
New Land Development Manager Contact Brian Cale <bcale@mintousa.com
MINTO COMMUNITIES - USA
4280 Tamiami Trail E, Ste 203/204, Naples, FL, 34112

Food Truck Parking lot: PL20180002689
Proposed parking lot at the corner of Bayshore Dr. and Becca Avenue. Pre-application meeting held September 19, 2018, PL20180002689, plan calls for approximately 65 parking spaces using the entire site. Project was submitted October 29, 2018 for GMD review.

Road Re-Surfacing project on Davis Boulevard:
FDOT is starting a resurfacing project on Davis Boulevard, below are general questions staff asked the project manager. The BGTCRA contact for the project is Christopher.Mollitor@dot.state.fl.us>
The contract schedule to start on November 18th, 2018, as for the limits of the project are From SR 90 (US 41) (Tamiami Trail) To Air Port Pulling
Airport/Davis Intersection Improvements:
County project - Both north and south will have a right turn added. CRA staff has requested the project manager attend a future meeting to present the plan. The project is not expected to start until after season.

CRA parking lot:
Staff has submitted a workorder to request a Purchase order be opened to retain the services of Trebilcock Consulting Solutions, Naples, FL 34110 to start the design process. Kick off meeting complete, engineer is working on schematic design.

• RESIDENTIAL ACTIVITIES

Courthouse Shadows: PL20180003659
Courthouse Shadows has resubmitted for a GMPA (Growth Management Plan Amendment) and a PUDA (planned unit development amendment). The pre-application meeting is scheduled for Tuesday, January 15, 2019 at 9:00 am. Proposed small scale amendment to the Growth Management Plan to allow a maximum of 300 residential dwelling units within the Courthouse shadows CPUD.

Compass Point:
Compass Point is back on the market, approvals in place for 20 units, currently listed for sale at 1.25 million.

Mattamy Homes: PL 20160000183
Site work is well underway, perimeter privacy wall and landscaping being installed around the property.

Building permits are in the Collier County system, the developer anticipated to have preliminary acceptance 3/1/19. First structure will start immediately after permits have been approved. Total of 244 units.

Cirrus Point:
CRA staff met with Mr. Kevin King and Mr. Greg Wardenberg of Headwaters Development LLLP. The project is in the schematic design phase, the preliminary site plan includes 8 buildings, 4 stories with parking underneath each building. Each building will have 4 units per floor, 16 units per building for a grand total of 128 units. Approximate square footage is 1,500-2,500. This is a for sale market rate product.

Note: All projects are submitted, vetted and approved through the Collier County Growth Management Department. All projects are public record and can be researched through the Cityview public portal link.

http://cvportal.collier.net/CityViewWeb/Planning/Locator

Projects can be search by using the property address, folio number or application number which typically starts with a PL number.
<table>
<thead>
<tr>
<th>Locations</th>
<th>Activity</th>
<th>Description/Issues</th>
<th>Date</th>
<th>Results</th>
<th>completion date</th>
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<tbody>
<tr>
<td>In front of Celebration</td>
<td>assigned to Aaron</td>
<td>Where the pavers are popping up I put some mulch over the area, so the pedestrians can see there is an issue and it helps fill in the area. Just wanted you to know, so you don’t think some kids kicked it there and you sweep it away.</td>
<td>12/3/2018</td>
<td>Left it alone</td>
<td>12/5/2018</td>
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<tr>
<td>Planers on Bridge</td>
<td>assigned to Aaron</td>
<td>There is a bougainvillea shrub in one of the planters that it is not going to make it unless you stake it, the wind come through and the shape of it lends itself to keep tripping over.  I have tried to fix it on three occasions.</td>
<td>12/3/2018</td>
<td>staked shrub</td>
<td>12/5/2018</td>
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<td>Becca/Bayshore</td>
<td>assigned to Aaron</td>
<td>There is a palm tree that just shed a ton of red berries, I kicked them all off the sidewalk, they are big size of a lime.</td>
<td>12/3/2018</td>
<td>swept berries</td>
<td>12/5/2018</td>
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<tr>
<td>Becca/Bayshore</td>
<td>assigned to Aaron</td>
<td>acorns and berries are just as dangerous as the pavers</td>
<td>12/3/2018</td>
<td>swept acorns</td>
<td>12/5/2018</td>
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<tr>
<td>Irrigation North End</td>
<td>Working with NEMW</td>
<td>Broken Wire error code in irrigation pump not sure how to reset broke wire was repaired pump not working</td>
<td>12/4/2018</td>
<td>operated pump</td>
<td>12/7/2018</td>
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<tr>
<td>Motoralla Controller</td>
<td>Updated driver on south end</td>
<td>had to rewire then ensure the RDS system online corresponds with the wiring of the controller</td>
<td>12/5/2018</td>
<td>everything running</td>
<td>12/5/2018</td>
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<tr>
<td>Motoralla Controller</td>
<td>updated driver on north end</td>
<td>to get an electrician to come out and locate the breaker and rewire the outlet in the controller</td>
<td>12/12/2018</td>
<td>to match the new</td>
<td>12/15/2018</td>
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<tr>
<td>Walked the north entrance at Daycare behind the voights mechanic and discovered a trip hazard on the pavers</td>
<td>need to call for updated quote on paver repair</td>
<td>Health Safety pedestrian pavers, SG wrapped danger tape around the area to prevent pedestrians walk in that area until repaired.</td>
<td>12/13/2018</td>
<td>repaired the trip hazard, final bill</td>
<td>12/22/2018</td>
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<tr>
<td>need to shut down the main water supply</td>
<td>opened PO to repair pump</td>
<td>Due to holidays NEMW is closed for 2 weeks, will get the PO opened to repair pump 1/2/19</td>
<td>12/27/2018</td>
<td>pump motor bearings</td>
<td>1/3/2019</td>
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<td>Walked the 17 acre site have homeless issues living on parcel</td>
<td>walked with Code, CCSO to review camp no one on site</td>
<td>noticed additional carts with stuff at the gate of 17 acre site.</td>
<td>12/27/2018</td>
<td>will go out with Cpl Mike Nelson</td>
<td>1/3/2019</td>
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<td>3339 Canal had tents and homeless living behind the house</td>
<td>referred to code</td>
<td>Code Enforcement was out told everyone to vacate packing up their</td>
<td>1/3/2019</td>
<td>tents</td>
<td>1/3/2019</td>
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