



Bayshore Gateway Triangle CRA • Bayshore Beautification MSTU
Haldeman Creek MSTU

Agenda item 4.a– November 14, 2018 meeting minutes

**BAYSHORE/GATEWAY TRIANGLE COMMUNITY REDEVELOPMENT LOCAL
ADVISORY BOARD MINUTES OF THE NOVEMBER 14, 2018 MEETING**

The meeting of the Bayshore/Gateway Triangle Community Redevelopment Advisory Board was called to order by Chairman, Maurice Gutierrez at 6:01 p.m. at the Naples Botanical Garden Buehler Auditorium, 4820 Bayshore Drive, Naples, FL 34112

- I. **Roll Call:** Advisory Board Members Present: Maurice Gutierrez, Peter Dvorak, Dwight Oakley, Steve Main, Karen Beatty, Michael Sherman and Steve Rigsbee. Excused absence: Larry Ingram
CRA Staff Present: Shirley Garcia, Operations Coordinator, CRA; Tami Scott, Senior Project Mgr.; Debrah Forester, CRA Director; Megi Roko, Executive Secretary; Sean Callahan, Executive Director of Corporate Business Operations.
- II. **Pledge of Allegiance:** The Pledge of Allegiance was led by Chairman Gutierrez.
- III. **Adoption of Agenda:** Requested changes: Add an update on 3339 Canal Street under Community/Business Presentations and delete Item 7a since, Public Utilities Code Enforcement was unable to attend. Maurice Gutierrez made a motion to accept agenda as amended. Second by Steve Main. Passed Unanimously.
- IV. **Adoption of Minutes:** Revised Minutes were distributed prior to the start of the meeting. Peter Dvorak made a motion to approve October 2nd meeting minutes as presented at the meeting. Second by Karen Beatty. Passed Unanimously. Peter Dvorak made a motion to approve October 11th special meeting minutes as distributed at the meeting. Second by Karen Beatty. Passed Unanimously.
- V. **Community/Business- Presentations:**
 - A. **3339 Canal Street Update-Commissioner Taylor:** Commissioner Penny Taylor came forward and gave an update on the house located on 3339 Canal Street. The case will be heard at the Nuisance Abatement Board on January 23, 2019. The Commissioner also mentioned there is research being done on the underdeveloped properties with overgrown vegetation in the community and will be addressing the fallen trees.
- VI. **Old Business:**
 - A. **Draft Redevelopment Plan Update:** Debrah Forester noted that staff was requesting Board action tonight to move the plan forward. Evan Johnson reviewed all the changes and additions that were made to The Plan. An



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overview of the new concepts was mentioned, and potential changes of the Mini-Triangle were also discussed. While discussing the 17 Acres property, Commissioner Fiala asked if parks could be included into the CRA. Peter Dvorak, Vice Chair, added that there was previous discussion on the “Sugden Triangle” which was not included on the updated Plan that would also include parks into the overlay. Some pros and cons were discussed within the Advisory Board. Peter Dvorak made a motion to include in The Final Redevelopment Plan, to explore the feasibility of expanding the CRA overlay boundaries to incorporate the “Sugden Triangle”. Steve Main seconded the motion. The motion was passed 7:1. Peter Dvorak made a motion to recommend approval of the Updated Plan, with the new requested adjustments, and to begin the public hearing process and forward to the Planning Commission for approval. Second by Maurice Gutierrez. Passed unanimously.

- B. 17 Acres Survey Results:** Survey results were reviewed and discussed. It was also discussed how to translate the results in The Final Redevelopment Plan.
- C. Land Purchase/Future Parking Lot:** Tami Scott, Senior Project Manager, highlighted the new forthcoming actions. It was mentioned that a purchase order had been approved and opened. Trebilcock Consulting Service was selected, and the initial work will encompass a survey of the lot to determine the schematic design, maintenance plan options, and selections will be presented to the Board in January.
- D. Opera Naples/Linwood Street Lighting:** Debrah Forester, CRA Director gave a brief update on the subject and mentions John Miller, Project Manager at the Transportation Engineering & Construction Management Division at Collier County, for his assistance in facilitating an agreement with FPL and selecting lighting fixtures. Once a draft agreement is finalized it will be presented to the Board for approval.
- E. Florida Redevelopment Association Conference:** A copy of Florida Redevelopment Awards 2018 Best Book was provided from the conference the staff had attended for the Board to review. Ms. Forester noted that both Tami Scott and Shirley Garcia attended training classes under the Florida Redevelopment Association Academy which provides educational certification.

VII. Other Agency's:

- A. Storm Water Department:** Amy Patterson, Capital Project Planning, Impact Fees, and Program Management Division Director introduced her staff; Gino Santabarbara, Principal Planner, and Michele Mosca, Principal Planner. Ms. Patterson offered contact information to anyone who may need assistance in any current or future issues. She mentioned that her team will be working with CRA staff and will be attending future meetings as needed.



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- B. Collier County Sheriff Department:** Corporal Dan Darren, Marine Patrol, was introduced and discussed boating traffic in Haldeman Creek and what the department will do to protect the community. Corporal Mike Nelson stated details on the upcoming community events that will occur.
- C. Collier County Code Enforcement:** John Johnson, Code Enforcement Investigator, gave an update on the current and open code cases and provided contact information for community support. Mike Ossorio, Code Enforcement Division Director, provided an overview of upcoming changes to the online report system that will improve report information.

VIII. New Business:

- A.** The 2019 Calendar was provided for the Board to review and it will be brought back to the next meeting to finalize.
- B.** It was mentioned Shane Shadis had resigned from the Advisory Board creating a position. The position is “at large” which is anyone that lives or does business or both within the CRA Boundaries. The opening will be advertised on the County website.

IX. Staff Report:

- A.** Tami Scott, Senior Project Manager, highlighted several projects from the Project Managers Report. Tami mentions the Fire Suppression-Phase 2 project is underway and the interlocal agreement was completed with the City of Naples and approved by the BCC. The CRA office staff will be meeting with the contractor and leasing manager of the future office space to work through newly discovered problems. AECOM had been selected for the Thomason Drive Project through the CEI services. The Celebration Food Truck Park is expected to open in the upcoming week. A site development plan is expected from Ractrac. The Road Resurfacing project on David Boulevard will begin the milling and resurfacing process on November 18. Mattmay Homes provided floor plans and had submitted drawings for new building permits with hopes of beginning in March of 2019. Cirrus Point owner has scheduled a meeting with CRA staff on the 19th of November to provide an update on the project.
Chairman Gutierrez, requested an update on the Love and Legacy lots. Ms. Forester mentioned that it appeared the investor was not interested in the CRA Advisory Board recommendation to allow him to move forward with 5 lots contingent on the \$20,000 additional payment and detailed construction schedule and the remaining 10 lots be available for the CRA to move forward with other options. Staff is expecting to bring the item to the Board in December and will provide an update at the next meeting.
- B.** Maintenance and Financial reports were also provided for review.



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- X. **Correspondence and Communications:** The 17 Acres Survey findings report was provided. The Art Among the Blossoms, and Paddle Festival event flyer with information was provided. An aerial of the Airport/Davis transportation improvements project was also provided, and staff noted the work will not begin until after season and they will reach out to the project manager to attend an upcoming meeting to provide more details.
- XI. **Public Comments:** Paula McMichael, Director of Planning at Hole Montes, requested to include a reevaluation of residential density recommendation. Sharron Kurgis, Community Business Owner, mentioned the importance of integrating the use of E-Bikes/City Bikes, and to evaluate a designated safe place in the community for taxi/driving service pick-up. Sharron also requested to adjust the current language to include art distribution and location throughout the community. Al Schankzin, community member, requested there be stronger language in The Plan determining detailed strategies to improve blighted and nuisance housing. Steve Jarrod, community member, requested to include a cultural arts plan.
- XII. **Staff Communication:** Debrah Forester, CRA Director, noted that Collier County is working on a county-wide arts plan to which the CRA would like to be involved and perhaps piggyback with the consultant selected to develop a public arts plan for Bayshore. Shirley Garcia, mentioned that the Christmas decorations will installed during the upcoming weekend.
- XIII. **Advisory Board General Communication:** Mike Sherman, Advisory Board Member, discussed the potential of future water transportation improvements, and suggested a water transportation feasibility study to be reviewed and added to the Plan. Mr. Sherman also suggested that 2 separate marketing or branding exercises be conducted for the community that would incorporate both the Gateway Triangle and the Bayshore Arts District. Karen Beatty, requested to include the idea of an Arts Committee within the Plan.
- XIV. **Next Meeting Date:** December 4, 2018
- XV. **Adjournment** – The meeting adjourned at 8:43 p.m.



Chairman Maurice Gutierrez