Creativity in Bloom

Bayshore Gateway Triangle CRA • Bayshore Beautification MSTU
Haldeman Creek MSTU

Haldeman Creek MSTU Advisory Committee Meeting

AGENDA
January 11, 2021
3:30 PM
3299 Tamiami Trail E 3rd Floor BCC Chambers, Naples, Florida 34112
Acting Chairman Roy Wilson
Jacob Dutry van Haeften, James King, Kate Samblanet,

1. **Call to order and Roll Call**
2. **Pledge of Allegiance**
3. **Adoption of Agenda**
4. **Approval of Minutes**
    a. December 10, 2020 Minutes (Attachment)
5. **Community / Business – Presentations**
6. **New Business**
    a. Election of Chair and Vice Chair
    b. Courthouse Shadows Apartment-Proposed Viewing Deck (Attachment)
    c. Vacancy Haldeman Creek MSTU Advisory Committee: submit an application online at https://www.colliercountyfl.gov/your-government/advisory-boards/online-advisory-board-application.
7. **Old Business**
    a. **Calendar Revised-** (Attachment)
8. **Staff Report**
    a. CRA Directors Report – (Attachment)
    b. Project Manager's Report – (Attachment)
    c. Private Development Update – (Attachment)
    d. Maintenance Report – (Attachment)
    e. Financials- (Attachment)
9. **Correspondence and Communication**
10. **Public Comment**
11. **Staff Comments:** Reminder for Kate Samblanet to reapply for Advisory Committee
12. **Advisory Board General Communications**
13. **Next meeting date:**
    a. February 1, 2021 @ 3:30pm
14. **Adjournment**

Creativity in Bloom

Bayshore Gateway Triangle CRA • Bayshore Beautification MSTU
Haldeman Creek MSTU

Agenda Item 4a- December 10, 2020 meeting minutes

HALDEMAN CREEK MSTU MINUTES OF THE DECEMBER 10, 2020 MEETING

The meeting of the Haldeman Creek MSTU Advisory Committee was called to order by Vice Chair Roy Wilson at 4:30 p.m. at 3299 Tamiami Trail E, 3rd Floor BCC Chambers, Naples, FL 34112.

I. **Roll Call:** Advisory Board Members Present: Vice Chair, Roy Wilson, Kate Riley, and Jim King. Jacob Dutry van Haeften was approved to attend virtually.

MSTU Staff Present: Debrah Forester, CRA Director, Ellen Summers, Principal Redevelopment Specialist, and Shirley Garcia, Operations Coordinator

II. **Pledge of Allegiance-** Was led by Roy Wilson

III. **Adoption of Agenda:** Jim King made a motion to approve the agenda, Kate Riley second. Approved unanimously.

IV. **Adoption of Minutes:** Jim King made a motion to approve the minutes, Kate Riley second, approved unanimously.

V. **Community / Business – Presentations**

VI. **Old Business**:

a. **Signage and Derelict Boats on Haldeman Creek** - Chris D'arco, Coastal Zone Management attended to provide an update on signage, specifically what the State is doing. He did not get information specifically on Haldeman Creek when he spoke with Kate Gorman; however, she did give him a time frame of when they will be working in Naples and possibly Haldeman Creek. This work is for installing Manatee Signage. Roy Wilson asked to have signs on both sides of Haldeman Creek but Chris D'arco said it would have to go through the State and Mr. Wilson could email Ms. Gorman to ask for more specifics. Mr. D'arco provided an update on the derelict grant funds and the report provided in the packet. Unfortunately, the grant funds have been exhausted but they recommended having the application ready so when the funds are replenished they would be first on the list for funding. They have 3 boats on the priority list, one of the boats is located at the Sandpiper location. Jim King asked if Haldeman Creek MSTU could expended their funds now and get reimbursement from restitution. Mr. D'arco did not recommend that action and wanted to be clear that restitution is not likely to be successful especially if the individual that owns the boat is not a great candidate to pay for restitution. Kate Riley was concerned that there were no signs on the west side of Regatta Landings. She noted there is only a sign on the east side so when

boaters are leaving Celebration Food Park they seem to go on-plane which causes a lot of waves. Mr. D'arco suggested calling in to Marine Patrol and also email Kate Gorman to ask if there was an opportunity to put a sign on the west side. Roy Wilson asked about a particular boat that was in the middle of Haldeman Creek that the Sheriff's Marine Patrol pulled and moored it to Naples Land Yacht Harbor dock. Mr. Darco stated they do not have the jurisdiction to remove any vessels but FWC and the Sheriff's office usually handles all the legal process to deem it derelict for the disposal process. Mr. Wilson also wanted to thank Mr. D'arco for removing the hazardous obstruction in the Creek.

b. **Legal Opinion for use of funds for extra patrols on Creek-** Ms. Forester attached a memo from the County Attorneys Office that stated the ordinance does not allow expenditure of funds for paying for Sheriff's Deputies, it only allows expenditures for maintenance and dredging. Ms. Forester did mention that the staff will be amending the ordinance to expand the boundary to include the new residential area in Courthouse Shadows and if they wanted to expand the purposes of the district that could be initiated at the same time. Mr. King said he is not in support of paying for off duty patrols because it is very expensive, and they should not be paying for it out of dredging money.
c. **Mangrove Street Seawall Update** – Ms. Forester provided the update from the Stormwater Division. The owner of the property (Ms. Cassidy) just east of the seawall is willing to accept the responsibility of the repair of the seawall if the property is transferred to her through a quick claim. There would be time frames for completion of the repairs if they do a quick claim deed to her so she will have to follow the timeframes in order to get the property.

VII. New Business:

a. **2021 Meeting Calendar –** There was discussions on the new time and the date changes for the 2021 Calendar. There was discussion with a decision to move the January 14 meeting to January 11th to 3:30pm. Ms. Forester suggested moving the meetings to Monday if it's more convenient for the Board. Roy Wilson requested that a new calendar be presented with the Monday dates for the Board to consider at their next meeting.
b. **January 14, 2021 Election of Officers** – Ms. Forester wanted to remind the advisory committee of the election of officers in January.
c. **Vacancy Haldeman Creek MSTU Advisory Committee** - Debrah Forester, mentioned the vacancy and thanked Jack Bonzelaar for his volunteer service on the committee. The online link to complete the application is on the CRA website and the County's website.

VIII. Staff Report:

a. **CRA Directors Report-** Staff provided the report and if anyone had any questions. Mr. King did ask about the proposed Jet Ski Rental, Ms. Summers updated the committee that the current zoning does not allow the use. The applicant would have to go through a conditional use process which requires a public hearing and show that the business would not negatively affect the

surrounding neighborhood. No further action has taken place to date.

b. **Project Manager Report-** Roy Wilson asked about the Thomasson Drive and Roundabout completion because he did notice the sidewalks were installed and was wondering about the rest of the project. Ms. Summers said it looked like the project would be completed in the summer of 2021.
c. **Private Development Update-** Staff provide the update and if anyone had any questions.
d. **Maintenance Report –** Maintenance report was provided if anyone has any questions.
e. **Financials-** The financial report was provided.

IX. **Correspondence and Communications:** Roy Wilson asked about the taxes with the new businesses and properties that were built but he wanted to ask Jaap if he was willing to review the addresses and the boundary map to audit it and see if there was any discrepancies. Mr. King said he will go into the property appraisers and request the address list within the HCMSTU boundary. Mr. Dutry van Haeften said he would be more than happy to audit the records provided to him.

X. **Public Comments:**

XI. **Staff Comments:** none

XII. **Advisory Committee Comments:** none

XIII. **Next Meeting Date:**
a. January 11, 2021 @ 3:30pm.

XIV. **Adjournment:** 5:40 pm

_____
Roy Wilson, Vice Chair

January 11, 2021

Kristina Johnson, P.E.
J.R. Evans Engineering, P.A.
9351 Corkscrew Road, Suite 102
Estero, FL 33928

Re: Courthouse Shadows Apartments
Haldeman Creek Maintenance Dredging Municipal Service Taxing Unit
Letter of No Objection for Viewing Deck

To whom it may concern:

As representative of the Haldeman Creek MSTU, I have received and reviewed the Request for a Letter of No Objection for a viewing deck to be located within the County's "Haldeman Creek Maintenance Dredging Municipal Service Taxing Unit" as established in Ordinance No. 2006-60 and Ordinance 2018-04. The viewing deck will be an elevated platform, located on the landward side of the existing mangroves, and will not impede in the navigable waterway of Haldeman Creek nor the maintenance required within Haldeman Creek. The viewing deck is proposed on the property located at Parcel No. 28750000769, and it will be owned and maintained by the underlying property owner, JDA Courthouse Shadows, LLC, or any other subsequent property owner, and it will be utilized by only the residents of the Courthouse Shadows Apartment community.

This project was reviewed at the January 11, 2021 Haldeman Creek MSTU Advisory Board meeting and the Board raised no objections. Based on their input, I have no objection to the proposed viewing deck as proposed on the attached site plan; it will be an elevated platform, located on the landward side of the existing mangroves, and it will not impede the navigable waterway of Haldeman Creek nor the maintenance required within Haldeman Creek. This Letter of No Objection shall not preclude the property owner from the necessary local, state, or federal permitting requirements, and the work should comply with all applicable laws, codes, or ordinances.

Sincerely,

Debrah Forester, AICP
CRA Director
Haldeman Creek MSTU
3299 Tamiami Trail East, Ste. 103
Naples FL 34112

NON-RESIDENTIAL BUILDING PARAMETERS ⚠

BUILDINGS	BUILDING 6	GARAGE 7	GARAGE 8 HANDICAP ACCESSIBLE	GARAGE 9 HANDICAP ACCESSIBLE	GARAGE 10	MAINTENANCE (BLDG 12)	TRASH COMPACTOR & RECYCLING ENCLOSURE (BLDG 13)	GARAGE 14	GARAGE 15	GARAGE 16	GARAGE 17	GARAGE 18 (BOOSTER PUMP)
BUILDING TYPE	TYPE IV-B	TYPE IV	TYPE IV	TYPE IV	TYPE IV	TYPE V	TYPE VI	TYPE IV	TYPE IV	TYPE IV	TYPE IV	TYPE IV-C
UNITS PER BUILDING	6	6	6	6	6	1	1	6	6	6	6	6
ZONED BUILDING HEIGHT (FT)	16.5	12.17	12.17	12.17	12.17	12.67	10.08	12.17	12.17	12.17	12.17	12.17
ACTUAL BUILDING HEIGHT (FT)	20.92	14.92	14.92	14.92	14.92	15.5	10.75	14.92	14.92	14.92	14.92	14.92
GROSS FLOOR AREA (SF)	3,155	1,657	1,746	1,746	1,657	1,050	1,175	1,657	1,657	1,657	1,657	1,658
TYPE OF CONSTRUCTION	V-B	V-B	V-B	V-B	V-B	V-B	V-B	V-B	V-B	V-B	V-B	V-B
OCCUPANCY / USE	U	U	U	U	U	U	U	U	U	U	U	U
FIRE SPRINKLERS	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO	NO

PARKING CALCULATION TABLE ⚠

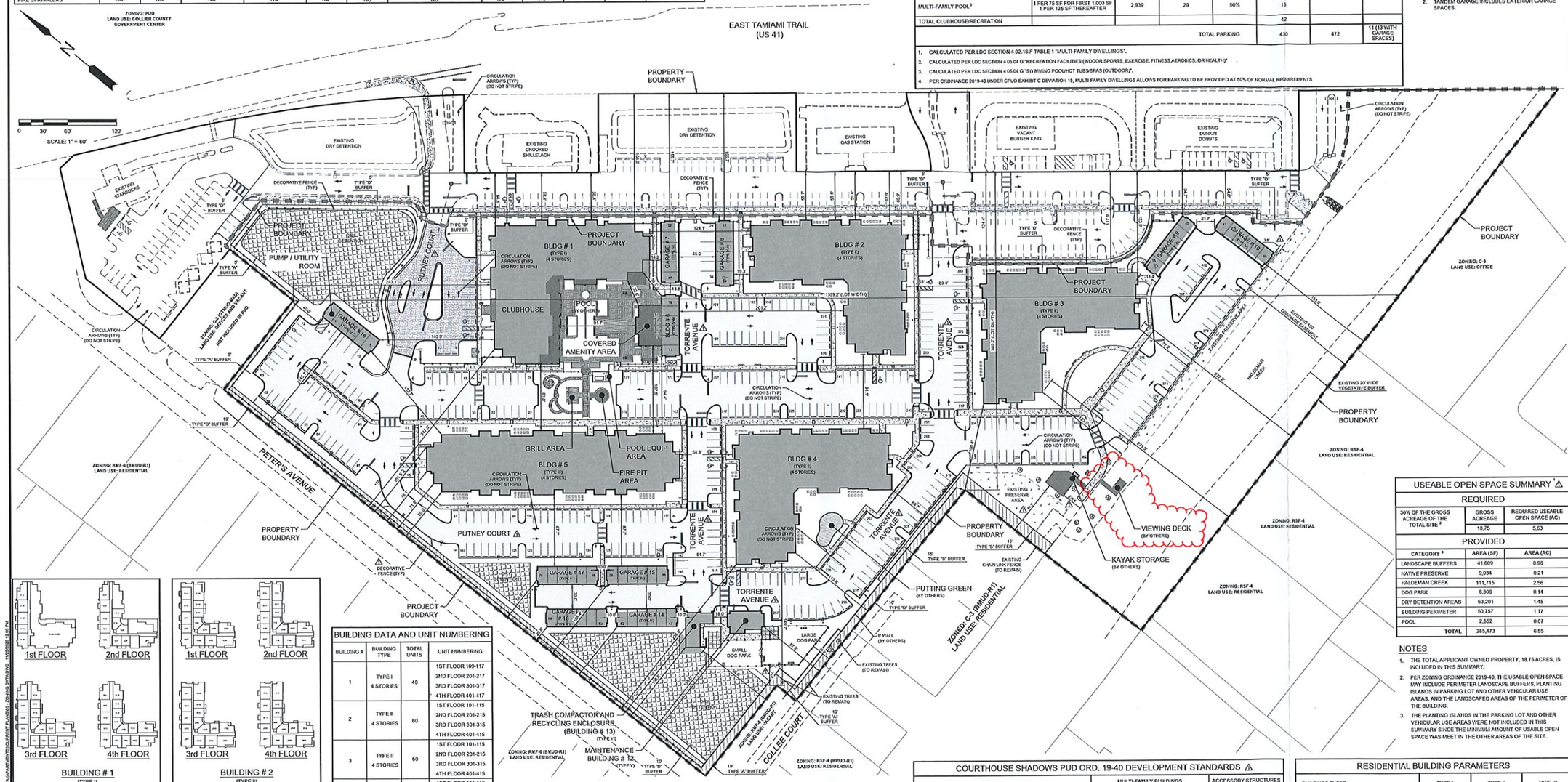
USE	PARKING RATIO	UNITS / S.F.	CALCULATED PARKING SPACES	REDUCTION	PARKING SPACES REQUIRED	PARKING SPACES PROVIDED	HANDICAP SPACES PROVIDED
RESIDENTIAL[1]							
1 - BEDROOM	1 PER UNIT	150	150	0%	150		
2 - BEDROOM	1.5 PER UNIT	124	186	0%	186		
3 - BEDROOM	2 PER UNIT	26	52	0%	52		
TOTAL RESIDENTIAL					388		
CLUBHOUSE/RECREATIONAL[4]							
CLUBHOUSE - (OFFICE,REC, M/SC)[2]	1 PER 100 SF	10,709	54	50%	27		
MULTI-FAMILY POOL[3]	1 PER 75 SF FOR FIRST 1,000 SF 1 PER 125 SF THEREAFTER	2,939	29	50%	15		
TOTAL CLUBHOUSE/RECREATION					42		
				TOTAL PARKING	430	472	11 (13 WITH GARAGE SPACES)

1. CALCULATED PER LDC SECTION 4.02.16.F TABLE 1 "MULTI-FAMILY DWELLINGS".
2. CALCULATED PER LDC SECTION 4.05.04 G "RECREATION FACILITIES (INDOOR SPORTS, EXERCISE, FITNESS,AEROBICS, OR HEALTH)"
3. CALCULATED PER LDC SECTION 4.05.04 G "SWIMMING POOL/HOT TUBS/SPAS (OUTDOOR)".
4. PER ORDINANCE 2019-40 UNDER CPUD EXHIBIT C DEVIATION 15, MULTI-FAMILY DWELLINGS ALLOWS FOR PARKING TO BE PROVIDED AT 50% OF NORMAL REQUIREMENTS

PARKING LOCATION SUMMARY

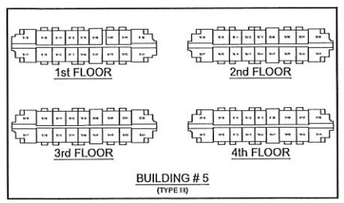
LOCATION	SPACES PROVIDED	HANDICAP PROVIDED
SURFACE PARKING	402	11
BUILDING GARAGE	59	2
TANDEM GARAGE	11	-
TOTAL	472	13

NOTE:
1. BUILDING GARAGE SPACES INCLUDE INTERIOR GARAGE SPACES.
2. TANDEM GARAGE INCLUDES EXTERIOR GARAGE SPACES.



BUILDING DATA AND UNIT NUMBERING

BUILDING #	BUILDING TYPE	TOTAL UNITS	UNIT NUMBERING
1	TYPE I 4 STORIES	48	1ST FLOOR 109-117 2ND FLOOR 201-217 3RD FLOOR 301-317 4TH FLOOR 401-417
2	TYPE II 4 STORIES	60	1ST FLOOR 101-115 2ND FLOOR 201-215 3RD FLOOR 301-315 4TH FLOOR 401-415
3	TYPE II 4 STORIES	60	1ST FLOOR 101-115 2ND FLOOR 201-215 3RD FLOOR 301-315 4TH FLOOR 401-415
4	TYPE II 4 STORIES	60	1ST FLOOR 101-115 2ND FLOOR 201-215 3RD FLOOR 301-315 4TH FLOOR 401-415
5	TYPE III 4 STORIES	72	1ST FLOOR 101-118 2ND FLOOR 201-218 3RD FLOOR 301-318 4TH FLOOR 401-418



PROJECT AREA LAND USE SUMMARY ⚠

PERVIOUS AREA

CATEGORY	SQUARE FOOTAGE	TOTAL ACREAGE	PERCENTAGE OF TOTAL ACREAGE
LANDSCAPE / OPEN SPACE	144,664	3.33 ±	23%
DETENTION (TOP)	40,609	0.93 ±	6%
CANAL/CANAL BANK	111,715	2.56 ±	18%
WETLAND/PRESERVE	9,034	0.21 ±	1%
PERVIOUS AREA SUB-TOTAL	306,222	7.03 ±	48%

IMPERVIOUS AREA

CATEGORY	SQUARE FOOTAGE	TOTAL ACREAGE	PERCENTAGE OF TOTAL ACREAGE
BUILDING	120,934	2.78 ±	19%
PAVEMENT / SIDEWALK	208,310	4.78 ±	33%
IMPERVIOUS AREA SUB-TOTAL	329,244	7.56 ±	52%
PROJECT AREA TOTAL	635,466	14.59 ±	100%

USEABLE OPEN SPACE SUMMARY ⚠

REQUIRED

30% OF THE GROSS ACREAGE OF THE TOTAL SITE[2]	GROSS ACREAGE	REQUIRED USEABLE OPEN SPACE (AC)
	18.75	5.63

PROVIDED

CATEGORY[3]	AREA (SF)	AREA (AC)
LANDSCAPE BUFFERS	41,609	0.96
NATIVE PRESERVE	9,034	0.21
HALDEMAN CREEK	111,715	2.56
DOG PARK	6,306	0.14
DRY DETENTION AREAS	63,201	1.45
BUILDING PERIMETER	50,757	1.17
POOL	2,852	0.07
TOTAL	285,473	6.55

NOTES
1. THE TOTAL APPLICANT OWNED PROPERTY, 18.75 ACRES, IS INCLUDED IN THIS SUMMARY.
2. PER ZONING ORDINANCE 2019-40, THE USABLE OPEN SPACE MAY INCLUDE PERIMETER LANDSCAPE BUFFERS, PLANTING ISLANDS IN PARKING LOT AND OTHER VEHICULAR USE AREAS, AND THE LANDSCAPED AREAS OF THE PERIMETER OF THE BUILDING.
3. THE PLANTING ISLANDS IN THE PARKING LOT AND OTHER VEHICULAR USE AREAS WERE NOT INCLUDED IN THIS SUMMARY SINCE THE MINIMUM AMOUNT OF USABLE OPEN SPACE WAS MEET IN THE OTHER AREAS OF THE SITE.

COURTHOUSE SHADOWS PUD ORD. 19-40 DEVELOPMENT STANDARDS ⚠

DEVELOPMENT STANDARDS	MULTI-FAMILY BUILDINGS REQUIRED	MULTI-FAMILY BUILDINGS PROVIDED	ACCESSORY STRUCTURES REQUIRED	ACCESSORY STRUCTURES PROVIDED
RESIDENTIAL DENSITY MAXIMUM (14.74 UNITS PER ACRE FOR THE ENTIRE 20.35 AC PUD)	300	300	-	-
MINIMUM LOT AREA (SF)	10,000	635,466	-	-
MINIMUM LOT WIDTH (FEET)	N/A	1,359.2	-	-
MINIMUM LOT DEPTH (FEET)	N/A	389.2	-	-
MINIMUM FLOOR AREA (SF)	700	766	-	-
SETBACKS:				
FROM U.S. 41 (FEET)	140	158.6	15	155.7
FROM PETER'S AVENUE (FEET)	70	70	15	20.8
FROM COLLEE COURT (FEET)	50	69.7	40	87.3
FROM ALL OTHER PUD PERIMETER BOUNDARY (FEET)	20	108.4	10	153.6
FROM HALDEMAN CREEK (FEET)	25	77.2	0	3.6
FROM PUD BOUNDARY (PASSIVE RECREATION) (FEET)	-	-	25	25
MINIMUM DISTANCE BETWEEN STRUCTURES (FEET)	25	64.8	10	10
MAX BUILDING HEIGHT - ZONED (BLDG 1,2,5) (FEET)	55	51.58	-	-
MAX BUILDING HEIGHT - ACTUAL (BLDG 1,2,5) (FEET)	65	59.83	-	-
MAX BUILDING HEIGHT - ZONED (BLDG 3,4) (FEET)	50	47.92	-	-
MAX BUILDING HEIGHT - ACTUAL (BLDG 3,4) (FEET)	60	58.58	-	-
MAX BUILDING HEIGHT - ZONED (DETACHED GARAGE) (FEET)	-	-	15	12.17
MAX BUILDING HEIGHT - ACTUAL (DETACHED GARAGE) (FEET)	-	-	18	14.92
MAX BUILDING HEIGHT - ZONED (BLDG 6) (FEET)	-	-	35	16.5
MAX BUILDING HEIGHT - ACTUAL (BLDG 6) (FEET)	-	-	40	20.92

RESIDENTIAL BUILDING PARAMETERS

BUILDINGS TYPES	TYPE I	TYPE II	TYPE III
NUMBER OF BUILDINGS (PER TYPE)	1	3	1
NUMBER OF STORIES	4	4	4
FIRST FLOOR UNITS	5	15	18
SECOND FLOOR UNITS	11	15	18
THIRD FLOOR UNITS	16	15	18
FOURTH FLOOR UNITS	16	15	18
TOTAL UNITS (PER BUILDING)	48	60	72
TOTAL UNITS (OVERALL)	300 UNITS		
GROUND FLOOR UNIT AREA (MIN-MAX)	862 - 1,253	766 - 1,615	766 - 1,253
SECOND FLOOR UNIT AREA (MIN-MAX)	833 - 1,254	766 - 1,615	766 - 1,253
THIRD FLOOR UNIT AREA (MIN-MAX)	833 - 1,615	766 - 1,615	766 - 1,253
FOURTH FLOOR UNIT AREA (MIN-MAX)	833 - 1,165	766 - 1,615	766 - 1,253
MINIMUM FLOOR AREA PER UNIT (SF)	833	766	766
GROSS FLOOR AREA PER BUILDING (SF)	75,843	76,825	83,595
TYPE OF CONSTRUCTION (ALL BLDGS)	III-A	III-A	III-A
OCCUPANCY / USE	B, A3, R-2	R-2	R-2
FIRE SPRINKLERS	YES	YES	YES
ZONED BUILDING HEIGHT (FT)	51.58	47.92	48.83
ACTUAL BUILDING HEIGHT (FT)	59.83	58.58	57.17

DATUM NOTE:
ALL ELEVATIONS REFERENCE NAVD88 VERTICAL DATUM.
NAVD88 TO NGVD29 CONVERSION FOR PROJECT AREA: NAVD88 + 1.28' = NGVD29
ANY DATUM CONVERSIONS SHOULD BE CONFIRMED BY A LICENSED SURVEYOR PRIOR TO USE.

J.R. EVANS ENGINEERING, P.A.
9351 CORKSCREW ROAD, SUITE 102
ESTERO, FLORIDA 33928
PHONE: (239) 405-9148
FAX: (239) 288-2537
WWW.JREVANSENGINEERING.COM
J.R. EVANS ENGINEERING

COURTHOUSE SHADOWS APARTMENTS

ZONING DATA PLAN

DATE	REVISIONS
1-25-2020	1ST SUBMITTAL (09-26-2020)
	REVISED TABLES, FENCE, DIMENSIONS, ADD STREET NAMES

KRISTINA M. JOHNSON P.E.
FL. LICENSE NO. 73793
FL. COA # 29226

PROJECT #: 00466-03

SHEET: 5

G:\LAND 2019\460 - COURTHOUSE SHADOWS APARTMENTS\ENGINEERING\DWGS\PERMITTING\ARCHIVE\09-26-20\PA APARTMENTS\CURRENT PLANS\SE - ZONING DATA.DWG - 11/25/2020 12:56 PM

PLAT BOOK 29, PAGE 40

SHEET 1 OF 2

COURTHOUSE SHADOWS

A SUBDIVISION OF UNPLATTED LANDS LYING IN SECTION 11, 12 AND 13, TOWNSHIP 50 SOUTH, RANGE 25 EAST, AND A RESUBDIVISION OF LOTS 4 AND 5, 8 THROUGH 22, AND A PART OF LOT 23, OF EASTGATE SUBDIVISION AS RECORDED IN PLAT BOOK 1, PAGE 56 OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.

DEDICATIONS

STATE OF FLORIDA }
COUNTY OF COLLIER } SS

KNOW ALL MEN BY THESE PRESENTS THAT COLLIER DEVELOPMENT CORPORATION, A FLORIDA CORPORATION AND COURTHOUSE SHADOWS, LTD., THE OWNERS OF THE LANDS DESCRIBED HEREON HAVE CAUSED THIS PLAT OF COURTHOUSE SHADOWS TO BE MADE.

WITNESSES TO BOTH PARTIES:
Wendy S. Fisherwood
PRINTED NAME: WENDY S. FISHERWOOD
Debra A. McHugh
PRINTED NAME: Debra A. McHugh

COLLIER DEVELOPMENT CORPORATION, A FLORIDA CORPORATION.
BY: _____
JEFFERY M. BIRK, VICE PRESIDENT

COURTHOUSE SHADOWS, LTD.
BY: COLLIER MANAGEMENT SERVICES, INC.
ITS GENERAL PARTNER
BY: _____
JEFFERY M. BIRK, VICE PRESIDENT

ACKNOWLEDGEMENT\CORPORATE ACKNOWLEDGEMENT

STATE OF FLORIDA }
COUNTY OF COLLIER } SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF November, 1997 BY JEFFERY M. BIRK AS VICE PRESIDENT OF COLLIER DEVELOPMENT CORPORATION, A FLORIDA CORPORATION, AND AS VICE PRESIDENT OF COLLIER MANAGEMENT SERVICES, INC., WHICH IS THE GENERAL PARTNER OF COURTHOUSE SHADOWS LTD., ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME OR HAVE PRODUCED _____ AS IDENTIFICATION.

Nancy L. Hall
SIGNATURE OF PERSON TAKING ACKNOWLEDGEMENT

Nancy L. Hall
NAME OF ACKNOWLEDGER (TYPED, PRINTED OR STAMPED) (AFFIX SEAL)

TITLE OR RANK

SERIAL NUMBER, IF ANY
MY COMMISSION EXPIRES:

NANCY LYNN HALL
NOTARY PUBLIC, STATE OF OHIO
COMMISSION # CC 440455
EXPIRES JUN 24, 2001
BONDED THRU ATLANTIC BONDING CO., INC.

MORTGAGEE'S CONSENT

STATE OF OHIO }
COUNTY OF FRANKLIN } SS

NATIONWIDE LIFE INSURANCE COMPANY AND NATIONWIDE LIFE AND ANNUITY INSURANCE COMPANY HEREBY CERTIFIES THAT THEY ARE THE HOLDERS OF THE FOLLOWING::
MORTGAGE, ASSIGNMENT OF RENTS AND LEASES, AND SECURITY AGREEMENT FROM COLLIER DEVELOPMENT CORPORATION AND COLLIER ENTERPRISES TO THE PRUDENTIAL INSURANCE COMPANY OF AMERICA DATED AND RECORDED APRIL 5, 1988 IN OFFICIAL RECORD BOOK 1339, PAGE 1686, AS ASSIGNED TO NATIONWIDE LIFE INSURANCE COMPANY AND NATIONWIDE LIFE AND ANNUITY INSURANCE COMPANY BY ASSIGNMENT OF NOTE AND MORTGAGE AGREEMENTS FROM THE PRUDENTIAL INSURANCE COMPANY OF AMERICA TO NATIONWIDE LIFE INSURANCE COMPANY AND NATIONWIDE LIFE AND ANNUITY INSURANCE COMPANY DATED JULY 31, 1995, RECORDED AUGUST 7, 1995 IN OFFICIAL RECORD BOOK 2067, PAGE 1042. ALL OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA, AND HEREBY JOINS IN AND CONSENT TO THE DEDICATION OF THE LANDS DESCRIBED IN THE DEDICATION HERETO BY THE OWNER HEREOF, AND AGREES THAT THE FOREGOING MORTGAGES SHALL BE SUBORDINATED TO THE DEDICATIONS SHOWN HEREON.

WITNESSES:
Michael T. Stevens
PRINTED NAME: MICHAEL T. STEVENS
Peter Lynch
PRINTED NAME: PETER LYNCH

NATIONWIDE LIFE INSURANCE COMPANY
BY: Robert H. McMahon
TITLE: Vice President

NATIONWIDE LIFE AND ANNUITY INSURANCE COMPANY
BY: Robert H. McMahon
TITLE: Vice President

CORPORATE ACKNOWLEDGEMENT

STATE OF OHIO }
COUNTY OF FRANKLIN } SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13 DAY OF November, 1997 BY Robert H. McMahon AS Vice President OF NATIONWIDE LIFE INSURANCE COMPANY. HE/SHE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

Peter Lynch
SIGNATURE OF PERSON TAKING ACKNOWLEDGEMENT

PETER LYNCH
NAME OF ACKNOWLEDGER TYPED, PRINTED OR STAMPED

TITLE OR RANK:
SERIAL NO.:
MY COMMISSION EXPIRES:

PETER LYNCH
NOTARY PUBLIC, STATE OF OHIO
MY COMMISSION EXPIRES AUGUST 24, 2001

CORPORATE ACKNOWLEDGEMENT

STATE OF OHIO }
COUNTY OF FRANKLIN } SS

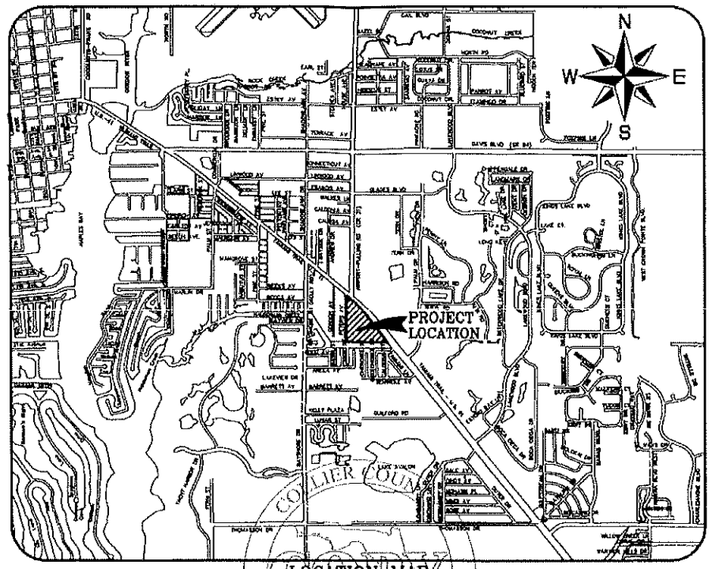
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13 DAY OF November, 1997 BY Robert H. McMahon AS Vice President OF NATIONWIDE LIFE AND ANNUITY INSURANCE COMPANY. HE/SHE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

Peter Lynch
SIGNATURE OF PERSON TAKING ACKNOWLEDGEMENT

PETER LYNCH
NAME OF ACKNOWLEDGER TYPED, PRINTED OR STAMPED

TITLE OR RANK:
SERIAL NO.:
MY COMMISSION EXPIRES:

PETER LYNCH
NOTARY PUBLIC, STATE OF OHIO
MY COMMISSION EXPIRES AUGUST 24, 2001



LOCATION MAP
NOT TO SCALE

DESCRIPTION OF LANDS PLATTED

A TRACT OF LAND IN SECTIONS 11, 12 AND 13, TOWNSHIP 50 SOUTH, RANGE 25 EAST, COLLIER COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FROM A CONCRETE MONUMENT MARKING THE SOUTHWEST CORNER OF SECTION 12 AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT RUN ALONG THE SOUTH LINE OF SAID SECTION 12, S89°59'12"E 331.40 FEET; THENCE S00°15'36"E 120.12 FEET TO THE NORTH LINE OF HALDEMAN CREEK (DEED BOOK 28, PAGE 193); THENCE CONTINUE S00°15'36"E 150.01 FEET TO THE SOUTH LINE OF SAID HALDEMAN CREEK; THENCE N89°01'07"E 836.57 FEET TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF ERL 41; THENCE ALONG SAID RIGHT-OF-WAY LINE N39°03'31"W 800.74 FEET TO AN INTERSECTION WITH THE EASTERLY LINE OF "PARCEL 2" AS DESCRIBED AND RECORDED IN O.R. BOOK 1461, PAGE 1376 OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA; THENCE ALONG SAID EASTERLY LINE 45.76 FEET ALONG THE ARC OF A CURVE CONCAVE TO THE EAST HAVING A RADIUS OF 100.00 FEET, A CENTRAL ANGLE OF 26°13'14" AND A CHORD OF 45.37 FEET, BEARING S31°58'53"W TO A POINT OF REVERSE CURVATURE; THENCE 55.27 FEET ALONG THE ARC OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 100.00 FEET, A CENTRAL ANGLE OF 32°04'14" AND A CHORD OF 55.25 FEET, BEARING S34°54'23"W; THENCE N39°03'31"W 186.00 FEET; THENCE N50°56'29"E 96.00 FEET TO SAID SOUTHWESTERLY RIGHT-OF-WAY LINE; THENCE ALONG SAID RIGHT-OF-WAY LINE N39°03'31"W 243.00 FEET TO AN INTERSECTION WITH THE EASTERLY LINE OF THOSE LANDS RECORDED IN O.R. BOOK 1461, PAGE 1375 OF SAID PUBLIC RECORDS; THENCE ALONG SAID EASTERLY LINE S50°56'29"W 96.00 FEET; THENCE N39°03'31"W 165.00 FEET; THENCE N50°56'29"E 95.59 FEET TO AN INTERSECTION WITH SAID SOUTHWESTERLY RIGHT-OF-WAY LINE, THENCE ALONG SAID RIGHT-OF-WAY LINE 363.97 FEET ALONG THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 1773.76 FEET, A CENTRAL ANGLE OF 11°45'25" AND A CHORD OF 363.33 FEET, BEARING N46°09'52"W TO A POINT OF TANGENCY; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY LINE N52°02'35"W 85.20 FEET TO A CONCRETE MONUMENT MARKING THE NORTHEAST CORNER OF LOT 3, BLOCK A, EASTGATE SUBDIVISION (PLAT BOOK 1, PAGE 56); THENCE ALONG THE EAST LINE OF SAID LOT 3 S00°18'23"E 97.77 FEET; THENCE S89°12'11"W 136.50 FEET ALONG THE NORTH LINE OF LOT 4 IN SAID EASTGATE SUBDIVISION; THENCE S00°11'18"E 100.28 FEET; THENCE N89°13'43"E 138.71 FEET ALONG THE NORTH LINE OF LOT 6 IN SAID EASTGATE SUBDIVISION; THENCE S00°18'23"E 100.34 FEET; THENCE S89°15'15"W 138.91 FEET ALONG THE SOUTH LINE OF LOT 7 IN SAID EASTGATE SUBDIVISION; THENCE S00°11'18"E 757.17 FEET ALONG THE EAST LINE OF PETERS AVENUE; THENCE N89°28'37"E 140.47 FEET ALONG THE NORTH LINE OF THE SOUTH 30.00 FEET OF LOT 23, IN SAID EASTGATE SUBDIVISION (O.R. BOOK 34, PAGE 472); THENCE S00°18'23"E 30.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBES AN AREA OF APPROXIMATELY 19.36 ACRES OF LAND.

SUBJECT TO EASEMENTS, RESTRICTIONS AND RESERVATIONS OF RECORD.

WAIVER AND RELEASE STATEMENT

ON Oct. 5, 1997, COLLIER DEVELOPMENT CORPORATION, A FLORIDA CORPORATION, AND COURTHOUSE SHADOWS, LTD., EXECUTING THE DEDICATION, THE HOLDERS OF APPARENT RECORD TITLE OR INTERESTS EXPRESSLY WAIVED AND RELEASED THE COUNTY FROM ANY FUTURE CLAIMS OF VESTED RIGHTS AND EQUITABLE ESTOPPEL PERTAINING TO THE ISSUANCE OF A CERTIFICATE OF PUBLIC FACILITY ADEQUACY IN ACCORDANCE WITH COLLIER COUNTY ORDINANCE NO. 93-02.

GENERAL NOTES

1. □ = SET 4" X 4" TAPERED CONCRETE MONUMENT STAMPED P.R.M 5295
2. BEARINGS BASED ON A BEARING OF S89°59'12"E ON THE SOUTH LINE OF SECTION 12, TOWNSHIP 50 SOUTH, RANGE 25 EAST, COLLIER COUNTY, FLORIDA.
3. AREA LIES WITHIN FLOOD ZONE AE, ELEVATION 8, AS PER FLOOD INSURANCE INSURANCE RATE MAP COMMUNITY PANEL NO. 120067 0582 E. DATED AUGUST 3, 1992.
4. NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
5. MASTER COVENANTS, CONDITIONS, AND RESTRICTIONS FOR COURTHOUSE SHADOWS ARE RECORDED IN O.R. BOOK , PAGES THROUGH OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.
6. ALL DISTANCES ARE IN FEET AND DECIMALS THEREOF.

COUNTY COMMISSION APPROVAL

STATE OF FLORIDA }
COUNTY OF COLLIER } SS

THIS PLAT APPROVED FOR RECORDING IN A REGULAR OPEN MEETING BY THE BOARD OF COUNTY COMMISSIONERS OF COLLIER COUNTY, FLORIDA, THIS 31st DAY OF October, 1997, A.D., PROVIDED THAT THE PLAT IS FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF COLLIER COUNTY, FLORIDA.

ATTEST:
By: Debbie Hoffman D.C.
DWIGHT E. BROCK, CLERK

Timothy L. Hancock
TIMOTHY HANCOCK, CHAIRMAN

FILING RECORD

I HEREBY CERTIFY THAT THIS PLAT HAS BEEN EXAMINED BY ME AND THAT IT COMPLIES IN FORM WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES. I FURTHER CERTIFY THAT SAID PLAT WAS FILED FOR RECORD AT 11:24 (A.M) OR P.M.) THIS 17th DAY OF November, 1997 AND DULY RECORDED IN PLAT BOOK 29, PAGE(S) 40-41 INCLUSIVE OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.

By: Kelli Stabel, D.C.
DWIGHT E. BROCK, CLERK

ENGINEERING REVIEW SERVICES

THIS PLAT APPROVED BY THE SITE DEVELOPMENT REVIEW DEPARTMENT OF COLLIER COUNTY, FLORIDA, THIS 13th DAY OF Nov., 1997, A.D.

Thomas E. Kuck
THOMAS E. KUCK, P.E., SENIOR PROJECT MANAGER
FLORIDA REG. NO. 22100

COUNTY ATTORNEY

THIS PLAT APPROVED BY THE COLLIER COUNTY ATTORNEY THIS 14th DAY OF NOVEMBER, 1997, A.D.

David C. Weigel
DAVID C. WEIGEL
COLLIER COUNTY ATTORNEY

TITLE CERTIFICATION

STATE OF FLORIDA }
COUNTY OF Palm Beach } SS

I, MICHAEL E. BOTOS, A DULY LICENSED ATTORNEY IN THE STATE OF FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED TITLE TO ALL OF THE PROPERTY DESCRIBED HEREIN, AND SUCH TITLE IS VESTED IN COLLIER DEVELOPMENT CORPORATION, A FLORIDA CORPORATION AND COURTHOUSE SHADOWS, LTD. THE CURRENT TAXES HAVE BEEN PAID AND THE PROPERTY IS FREE OF ENCUMBRANCES, EXCEPT FOR THE FOLLOWING MORTGAGE:

MORTGAGE, ASSIGNMENT OF RENTS AND LEASES, AND SECURITY AGREEMENT FROM COLLIER DEVELOPMENT CORPORATION AND COLLIER ENTERPRISES TO THE PRUDENTIAL INSURANCE COMPANY OF AMERICA DATED AND RECORDED APRIL 5, 1988 IN OFFICIAL RECORD BOOK 1339, PAGE 1686, AS ASSIGNED TO NATIONWIDE LIFE INSURANCE COMPANY AND NATIONWIDE LIFE AND ANNUITY INSURANCE COMPANY BY ASSIGNMENT OF NOTE AND MORTGAGE AGREEMENTS FROM THE PRUDENTIAL INSURANCE COMPANY OF AMERICA TO NATIONWIDE LIFE INSURANCE COMPANY AND NATIONWIDE LIFE AND ANNUITY INSURANCE COMPANY DATED JULY 31, 1995, RECORDED AUGUST 7, 1995 IN OFFICIAL RECORD BOOK 2067, PAGE 1042.

MICHAEL E. BOTOS
180682
FLORIDA BAR NUMBER

STATE OF FLORIDA }
COUNTY OF COLLIER } SS

SURVEYORS CERTIFICATE

IT IS HEREBY CERTIFIED THAT THE PREPARATION OF THIS PLAT WAS BASED ON A BOUNDARY SURVEY OF THE PROPERTY MADE BY ME OR UNDER MY SUPERVISION AS PROVIDED IN CHAPTER 61G17-6 FLORIDA ADMINISTRATION CODE, AND IN CHAPTER 472, FLORIDA STATUTES AND THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF THE CHAPTER 177, FLORIDA STATUTES. PERMANENT REFERENCE MONUMENTS WILL BE SET PRIOR TO THE RECORDING OF THIS PLAT AND PERMANENT CONTROL POINTS WILL BE SET WITHIN TWO MONTHS AFTER THE COMPLETION OF REQUIRED IMPROVEMENTS.

COASTAL ENGINEERING CONSULTANTS, INC.
FLORIDA BUSINESS AUTHORIZATION NO. LB 2464

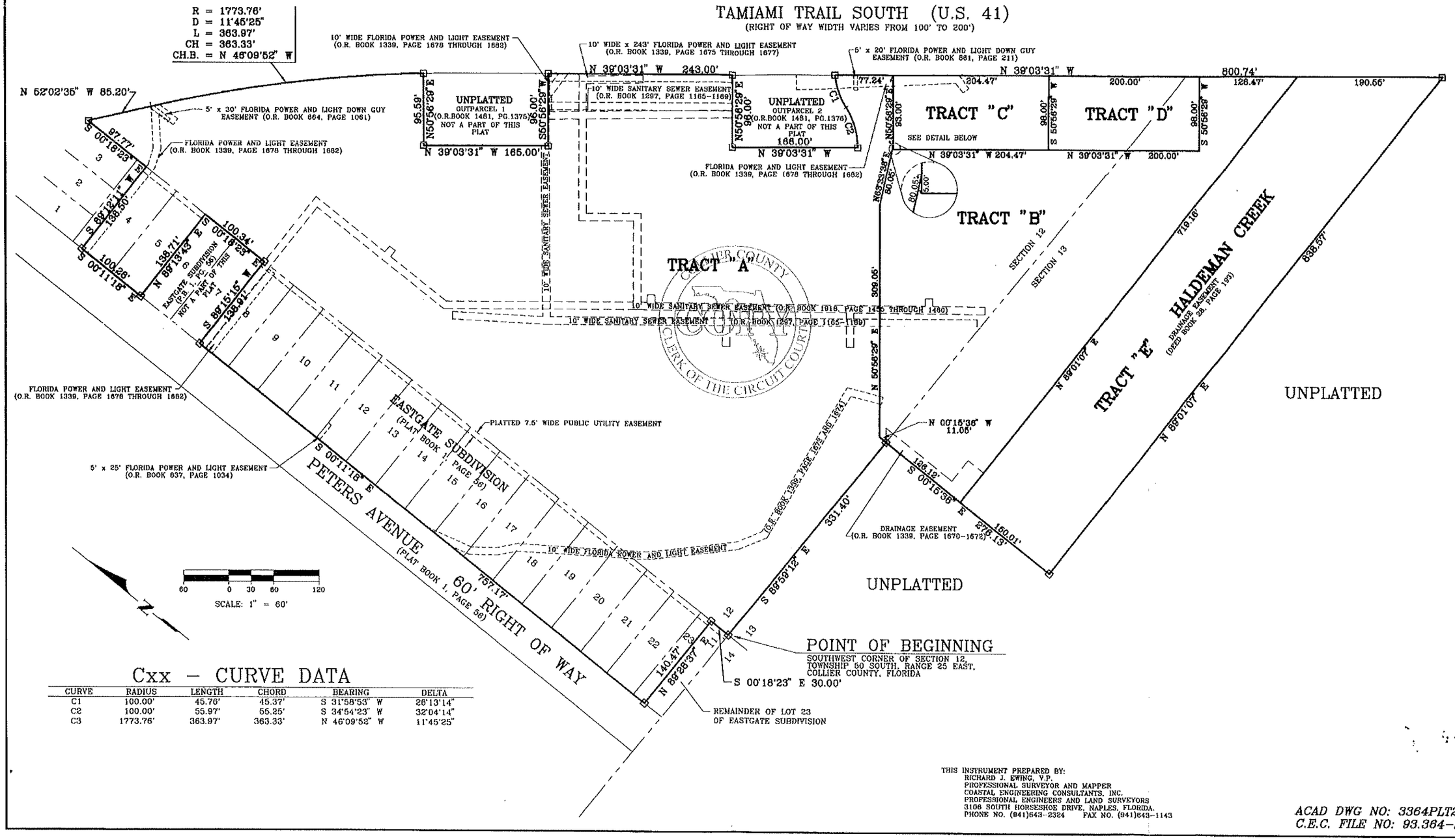
Richard J. Ewing
Richard J. Ewing, V.P.
Professional Surveyor and Mapper
Florida Certificate No. 5295
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
CEC FILE NO.: 93.364
DATE SIGNED: 11-1-97

THIS INSTRUMENT PREPARED BY:
RICHARD J. EWING, V.P.
PROFESSIONAL SURVEYOR AND MAPPER
COASTAL ENGINEERING CONSULTANTS, INC.
PROFESSIONAL ENGINEERS AND LAND SURVEYORS
3106 SOUTH HORSESHOE DRIVE, NAPLES, FLORIDA.
PHONE NO. (941)643-2324 FAX NO. (941)643-1143

ACAD DWG NO: 3364PCVR
C.E.C. FILE NO: 93.364-1

COURTHOUSE SHADOWS

A SUBDIVISION OF UNPLATTED LANDS LYING IN SECTION 11, 12 AND 13, TOWNSHIP 50 SOUTH, RANGE 25 EAST, AND A RESUBDIVISION OF LOTS 4 AND 5, 8 THROUGH 22, AND A PART OF LOT 23, OF EASTGATE SUBDIVISION AS RECORDED IN PLAT BOOK 1, PAGE 56 OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.



Cxx – CURVE DATA

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	100.00'	45.76'	45.37'	S 31°58'53" W	26°13'14"
C2	100.00'	55.97'	55.25'	S 34°54'23" W	32°04'14"
C3	1773.76'	363.97'	363.33'	N 46°09'52" W	11°45'25"

THIS INSTRUMENT PREPARED BY:
RICHARD J. EWING, V.P.
PROFESSIONAL SURVEYOR AND MAPPER
COASTAL ENGINEERING CONSULTANTS, INC.
PROFESSIONAL ENGINEERS AND LAND SURVEYORS
3106 SOUTH HORSESHOE DRIVE, NAPLES, FLORIDA.
PHONE NO. (941)643-2324 FAX NO. (941)643-1143

ACAD DWG NO: 3364PLT2
C.E.C. FILE NO: 93.364-2

Item 7a

Creativity in Bloom

Bayshore Gateway Triangle CRA • Bayshore Beautification MSTU
Haldeman Creek MSTU

Haldeman Creek MSTU Advisory Committee Meeting Calendar 2021

Meetings are held on the first Monday of each month at 3:30 PM unless otherwise notified

- January 11, 2021 – 2nd Monday of the month due to New Years.
- February 1, 2021- TBD
- March 1, 2021 – TBD
- April 6, 2021 – BCC/CRA/MSTU Workshop TBD 9am
- April 5, 2021- TBD
- May 3, 2021- TBD
- June 7, 2021 – Summer Break
- July 12, 2021 – Summer Break -2nd Monday due to 4th of July Holiday
- August 2, 2021 - Summer Break
- September 13, 2021- Summer Break- 2nd Monday due to Labor Day
- October 4, 2021 –tentative
- November 1, 2021
- December 6, 2021

BCC Holiday Schedule 2021

The Board of County Commissioners recognizes the following holidays in 2021, observed on the dates listed below:

• New Year's Day	Friday, January 1, 2021
• Martin Luther King, Jr. Day	Monday, January 18, 2021
• President's Day	Monday, February 15, 2021
• Memorial Day	Monday, May 31, 2021
• Independence Day	Monday, Observed July 5, 2021
• Labor Day	Monday, September 6, 2021
• Veteran's Day	Thursday, November 11, 2021
• Thanksgiving Day	Thursday, November 25, 2021
• Day After Thanksgiving	Friday, November 26, 2021
• Christmas Eve	Friday, December 24, 2021
• Christmas Day	Monday, December 27, 2021

ITEM 8a – CRA PROJECT UPDATES – January 2020

1. MINI-TRIANGLE

Gateway Mini Triangle PPL: PL20200001193

Metropolitan Naples - 5.27 ACRE CATALYST SITE - The closing of this site took place on November 13, 2020. Subdivision Split proposed to create three parcels with the intent to have separate Site Development Plans for each one. One parcel -totaling approximately 1.6 acres sold to Naples Triangle Development on November 13 (simultaneous closing).

Application submitted on Dec. 22 for Subdivision Construction Plans and Plat. This project proposes to create 3 separate parcels with the intent to have separate SDP's for each parcel. Drainage Easement is being processed through GMD.

Parcel 1 – Naples

Naples Triangle Development (NTD) is submitting for Site Development Plan approval to construct. 240 luxury apartments. More information is provided in the Private Development Report.

Gateway of Naples (P6NT) – Request for incentives to BCC on January 12.
See Private Development Report on update of Site Development Plan modification request.
The applicant is requesting a redesign. This project includes 24 condo units, 120 hotel units, restaurant space, 204 parking spaces, and 9 stories in height.

2. DEL'S PROPERTY ACQUISITION

   Closed on November 20, 2020. Notice to vacate by January 19, 2021 issued. Asbestos Survey scheduled – completion date Feb. 2, 2021. Demolition of warehouse and retail store will be scheduled following the completion of the survey.

3. PUBLIC ART PLAN – Scheduled for January 26, 2020 BCC Presentation. Final revisions completed. December draft posted on website.

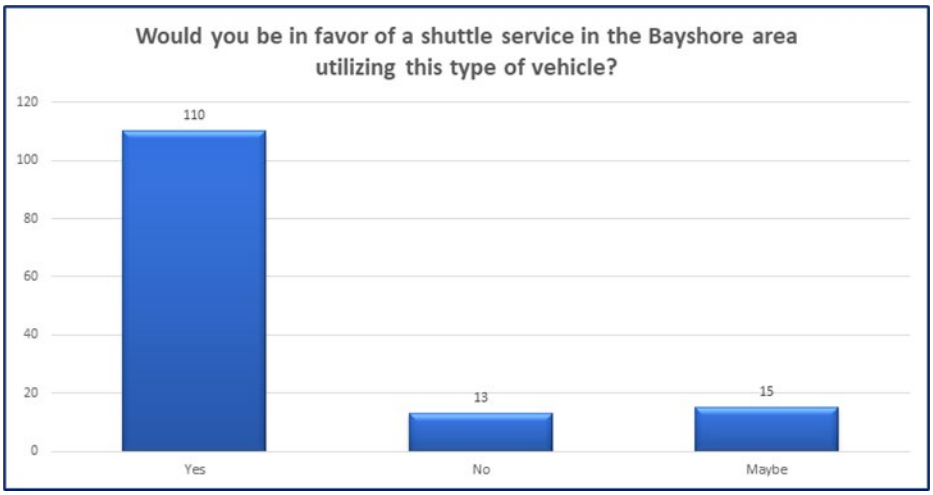
4. 17 AC BOARDWALK

   Procurement Department is finalizing the proposal and will schedule for advertising. The request is for master plan of the entire 17 acres including evaluation of stormwater capacity and construction plans for Phase 1 which will include the pedestrian connection to Sugden Park. The process for selection of consultant will take several months.

5. BRANDING

   Paradise Advertising and Marketing, Inc. – New contract was approved by the BCC on October 13, 2020. Final scope is developed, and Phase 1 will begin in January.

6. COASTERS/SHUTTLE SERVICE – Coasters and Posters were distributed the week of November 23 and will continue through season. Results as of December 14, 2020: 147 Responses



7. LAND USE REGULATIONS – Revision scheduled to be presented at the January 11 Advisory Board meeting. Work order has been approved to extend contract to December 31, 2021 and increase public outreach task to allow for additional input and revisions are needed.

8. US41 FDOT Safety Improvement Project - The project is scheduled to let to construction on Feb 17, 2021. Construction usually begins a couple months afterwards and there are 300 calendar days of contract time. Tentative completion Feb. 2022. 7 existing light decorative poles are called out be removed as well as the “porkchop” at the corner of Bayshore and US41.

Item 8b

Creativity in Bloom

Bayshore Gateway Triangle CRA • Bayshore Beautification MSTU
Haldeman Creek MSTU

PROJECT UPDATES
Tami Scott, January 11, 2021

Thomasson Drive:
Contract status as of December 16, 2020

Time:

December 16, 2020:	Day 225 of 410
Original Contract Time:	335/365
Time Extensions Weather:	3 Days
Time Extensions Holidays:	11 Days
Time Extensions Other:	31 Days (CO #2)
Allowable Contract Time:	410
Remaining Contract Days:	185
Percent Complete:	54.88%
Original Completion Date:	04/05/2021 | 05/05/2021
Current Adj. Completion Date:	05/20/2021 | 06/19/2021 Sched.
Substantial Completion Date:	05/01/2021
Sched. Final Completion Date:	06/01/2021

Money:

Original Contract Amount:	$6,022,618.68
Approved Change Orders:	CO #01 $5,591.16
	CO #02 $257,631.16
Current Contract Amount:	$6,022,618.68
Amount Paid to Date (as of 11/30/20):	$2,188,824.10
% Paid to Date:	36.34%
Next Cut-Off Date:	12/25/2020
Credit is scheduled for next pay application:	$566,125.00(green bike Lane)

Fire Suppression System- Phase 3:
Fire Suppression Phase 3 has been approved and the contract with Andrews Siteworks, LLC in the amount of $658,560.00 has been executed. This project will commence on January 11, 2020, the contractor will start the project at the intersection of Areca Avenue and Basin Street. This project included Areca Avenue, Coco Avenue, Basin Street, Canal Street and Captains Cove.

The contract schedule requires a 150-day substantial completion and a 180-day final completion. The scope of work for this

project is limited to the replacement of the existing waterlines and installation of fire hydrants, this project does not include any stormwater enhancements or roadway improvement under the Andrewes Sitework contract. CRA staff is working with other County departments to identify what enhancement can be made in the area.

Construction Documents for this project can be found on the CRA website at www. BayshoreCRA.com

CRA Parking Lot:
CRA parking lot has been approved and the contract with Fort Construction Group of Naples Inc in the amount of $472,772.25 has been executed. This project will commence on January 14, 2021, the contract schedule requires a 150-day substantial completion and a 180-day final completion.

Holiday Decorations / Bayshore Bridge:
Holiday decoration and lighting wrapping up, everything should be removed by January 18th , 2021.

vandalism / theft:
Two of the hanging baskets at the pagoda were stolen
Extension cord lighting up the menorah was stolen
Several of the plants in the pots were stolen- pulled out

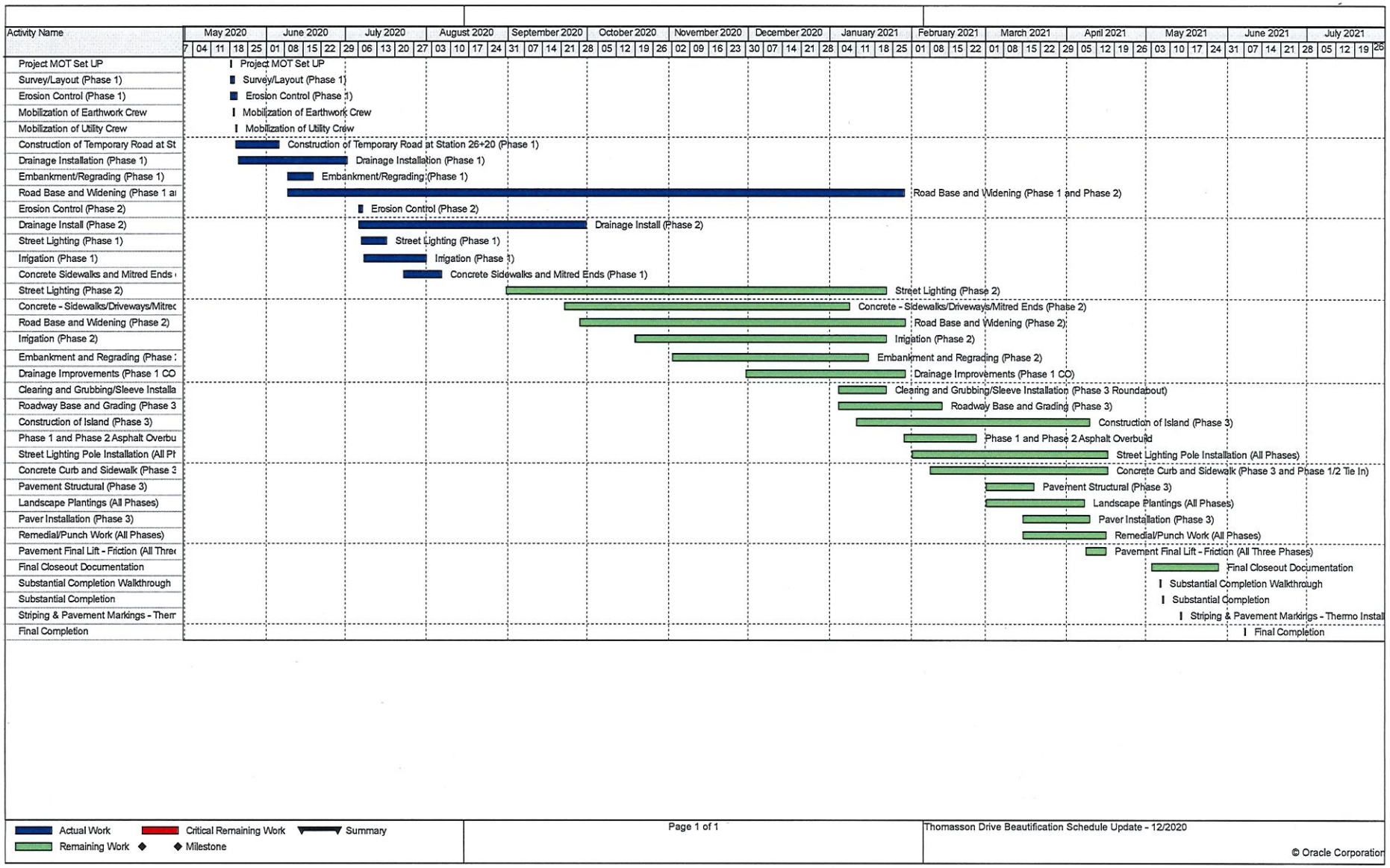
Hamilton Avenue: Phase 2
Barry Williams- Division Director - Parks & Recreation Michael Cherbini- Project Manager 100% Construction documents have been issues. No current update on the schedule.

FPL- Underground Service:
Associated with Thomasson drive project. PO has been opened and NTS sent to contractor work is underway, schedule for completion early January.

MSTU Landscape Contract:
Staff has completed the editing for the new Landscape contract, the contract will now include Thomasson drive, Hamilton Avenue and the community parking lot. The documents are with Collier County procurement department being processed for solicitation.

Bayshore Drive Beautification Renovation /Access Management:
Staff is waiting for the updated access management documents from Trebilcock Solutions, consultant is schedule for the January 2021 meetings for a presentation.

Moorhead Manor:
Staff has completed the draft agreement and exhibits; County Attorney's office has approved the documents. Staff is awaiting signed documents from Moorhead Manor to schedule the item on the BCC agenda.



Actual Work
Remaining Work
Critical Remaining Work
Milestone
Summary

Thomasson Drive Beautification Schedule Update - 12/2020

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Creativity in Bloom

Bayshore Gateway Triangle CRA • Bayshore Beautification MSTU
Haldeman Creek MSTU

Item 8c

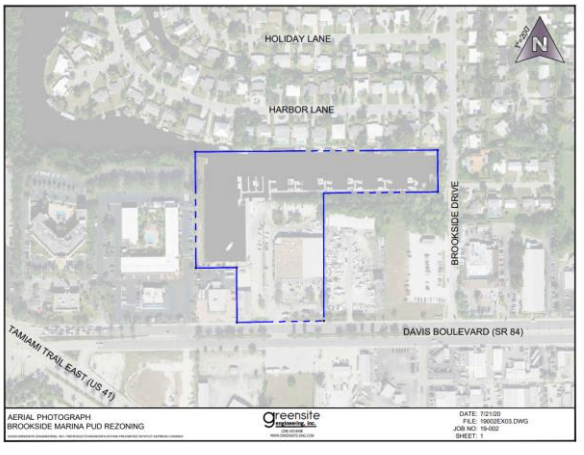
January 2021
Private Development Update

Zoning Petitions

Brookside Marina, CPUD Rezone: PL20190001540

Location: 2015 and 2025 Davis Blvd.
Status**:** First GMD Review Letter sent out on 8/24/2020. Pending resubmittal from applicant.

The applicant is rezoning this property to a Commercial PUD in order to restore wet slips in the western basin and allow for recreational boat rental operations (Freedom Boat Club). Generally, the CPUD is proposing 3 tracts, with permitted uses that range from marina, rental boat operations, wet slips and associated uses. This site qualifies for 311 wet and dry slips, due to their 'preferred' ranking under the County's Manatee Protection Plan.



Camden Landing, PUDA and GMPA: PL20190001364 and PL20190001387

Location: 2801 Thomasson Drive, Folio 61840560008
Status: CCPC Hearing scheduled for January 21

Proposed amendment to the Cirrus Point PUD to rename to Camden Landing to allow 127 multi-family dwelling units, utilizing 97 units from the Bayshore Density Pool. This project is proposing market rate housing, with development standards allowing 4 stories above parking.

This project is also seeking a GMPA to receive the 97-density bonus unit as it currently does not meet the GMPA criteria without an amendment.

Sabal Bay PUD Rezone: PL20190002305

Location: South Bayshore Drive
Status: BCC Hearing scheduled for January 12. CCPC hearing was held on 11-19-2020.

This PUD is expanding the boundaries to add 102 acres and 230 additional residential units.

Naples Boat Yard PUD Rezone: PL20200000007

Location: 2775 Bayview Drive
Status: Pre-Application Meeting held on 1-22-2020; no applications have been submitted at this time.

This rezone requests to allow commercial uses in the single-family home district and the vacant lot located next to it. No additional information at this time.

Bayshore Food Wine Venue Alcohol Beverage Distance Waiver: PL20200001934

Location: NE Area of Bayshore Drive and Becca (Folio 71580240005, and 71580220009)
Status: Under second review.

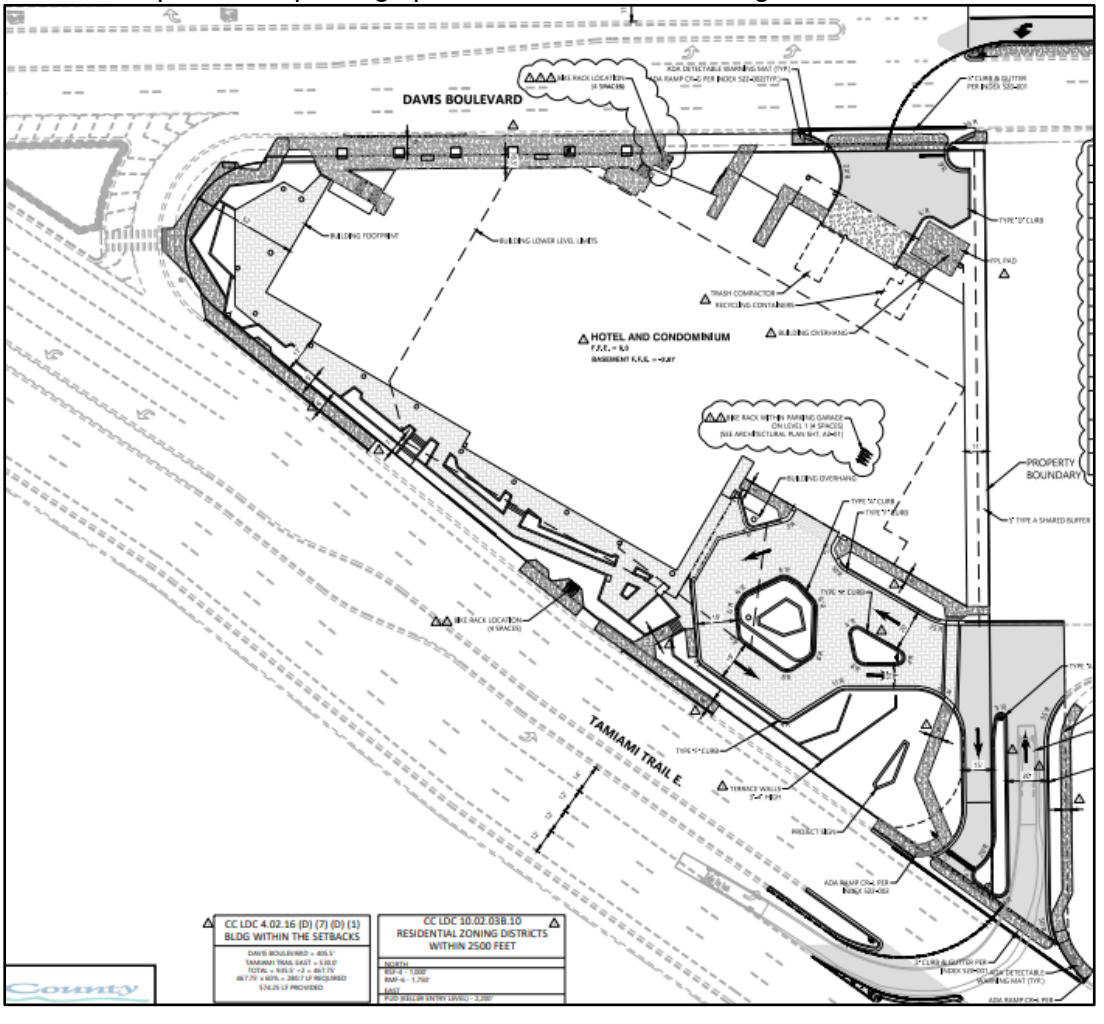
The request for a waiver of the 500-foot separation between establishments whose primary function is the sale of alcoholic beverages for consumption on-site, to allow for a 100.3-foot separation between the Celebration Food Truck park and the Bayshore Wine and Food Venue.

Development Review Petitions

Gateway of Naples SDPA: PL20200000526

Location: Corner of Davis Blvd and US41 (Folio 00386880009 and 00386840007)
Status: Approved on 12-23-2020

This site has a previously approved Site Development Plan. The applicant is requesting a redesign. This project includes 24 condo units, 120 hotel units, restaurant space, 204 parking spaces, and 9 stories in height.



Metropolitan Naples - Lot 1 SDP:

Location:1420 Brookside Dr.
Status: Pre-Application Meeting held on 12-08-2020

This project proposes a 16-story mixed-use structure, with 270 residential units, 7,574 square feet of retail. Maximum height of this structure will not exceed 168 feet. Currently, this lot and the surrounding lots will be reconfigured through a subdivision plats and plans (PPL) that is currently under review. An application has not been submitted at this time.

Metropolitan Naples PPL: PL20200001193

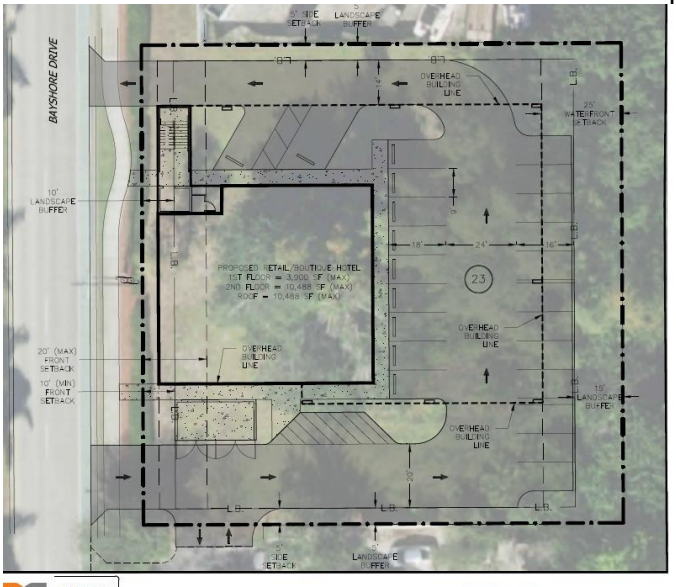
Location: Mini-triangle parcels 2054 Davis Blvd.
Status: Application submitted for review on 12-22-2020.

This project proposes to create 3 separate parcels with the intent to have separate SDP's for each parcel.

WSA Bayshore Boutique Hotel SDP: PL20200001971

Location: SE of Bayshore Drive and Lunar St (Folio 5335336000, 53353320002, and 53353400003)
Status: Pre-Application Meeting held on 10-20-2020. Plans have not been submitted for review

This project proposes a two-story commercial building. The first floor will consist of retail commercial. The second floor will contain a 5-bedroom boutique hotel room.



Manitoba Subdivision PPL: PL20200002436

Location: 4750 Pine St.
Status: Pre-Application Meeting held on 12-16-2020

This project is for a subdivision plats and plans to divide a 1.94-acre lot into 9 individual lots for single-family homes. An application has not been submitted at this time.

Oakes Farms Parking Lot SDP: PL20170004242

Location:1420 Brookside Dr.
Status: Under Construction

This SDP is for a 96-parking space, 39,000 square foot parking lot with associated stormwater, landscaping and irrigation. Anticipated completion of April 2021

Bayshore Food Wine Venue SDP: PL20190002611

Location: NE Area of Bayshore Drive and Becca (Folio 71580240005, and 71580220009)
Status: Pending Resubmittal. Last review letter went out on 12-23-2020

Proposed 9,350 sq. ft. retail/office/restaurant/warehouse on vacant land. This project is currently seeking to remedy potential turn lane requirements prior to continuing SDP review.

Courthouse Shadows SDPA: PL20200000554

Location: 3290 Tamiami Trail East, Folio 28750000028
Status: Utility Relocation Approved and work has commenced.

Courthouse Shadows SDPA: PL20190002368

Location: 3290 and 3420 Tamiami Trail East, Folio 28750000028; 28750000523; 28750000769
Status: Review Comment letter issued on 12-28-2020. Pending resubmittal from applicants.

This SDPA is for proposed development of 300 units of a multi-family residential community. There will be 5 residential buildings, a clubhouse, detached garages, trash compactor building, maintenance building, a pool amenity area, and an outdoor covered lounge.

Things I like by Catherine LLC SIP: PL20190002153

Location: 3954 Bayshore Drive
Status: SIP has been approved, CBIG approved, and pending final building permit approvals.

Redevelopment of existing residential structure into a commercial art gallery.

Naples Botanical Garden Horticultural Campus SDP: PL20190002586

Location: 4820 Bayshore Drive
Status: Pre-application meeting held on 12-18-2019. Plans have not yet been submitted for review.

The purpose of this application is to modify and expand the previously permitted grow house and recycle center to include the new horticultural center. The horticultural center will include several new various grow/green houses, office building and maintenance shop.

Fifth Third Bank SDPA: PL20190001097

Location: 2898 Tamiami Trail East
Status: Approved on 12-22-2020

New Fifth Third Bank at the corner of Tamiami Trail and Bayshore Blvd

Doggy Day Care & Storage Units SDP and APR: PL20200000020 and PL20200001991

Location: 2435 Pine Street
Status: SDP Approved on 12-15-2020. APR approved on 10-28-2020

This project proposes approximately 7,156 square feet of a dog daycare facility, and a private storage building of approximately 7,852 square feet. The APR requests the reduction of 2 required parking spaces.

Sunbelt Rentals SDP: PL20200000188

Location: 2560 Davis Blvd.
Status: Approved and construction to commence

Sunbelt Rentals is currently leasing three properties along Davis Boulevard. They are looking to construct a new building on the far east parcel, leave the existing business operational, receive a temporary CO on the new building and complete the site by demolishing the existing building and constructing a new parking and storage area.

Trail Professional Center SDP: PL20200001177

Location: 3080 Tamiami Trail East
Status: Review comment letter issued on 11-17-2020. Pending resubmittal from applicants.

This project proposes to demolish the existing structure and replace with a new 3-story office building.

Compass Place SDP: PL20180003671

Location: 3010-3050 Thomasson Drive
Status: Under construction

This project consists of two 15,788 square feet, 10-unit, multi-family structures.

Nick's Restaurant and Houka Lounge: PRBD 20200206652

Location: 3091 Tamiami Trail East (Corner of US41 and Andrew Dr.)
Status: Ready for issuance.

This project proposes a restaurant and houka lounge with mainly outdoor dining. The existing building will be renovated to increase the square footage under air and will include an open-air addition.

Item 8d 12/30/2020 Maintenance Report

Locations	Activity	Description/Issues	Date	Results	Status	completion date
17 acres Site	Received code complaints for exotics removal	enormous amount of exotics behind Jeepers drive residents	11/15/2020	received quotes for exotic removal	Contractor began removal of exotics and debris	
17 acres Site	Received complaints on homeless camp	An enormous amount of garbage and tree limbs to hide under	12/6/2020	included the debris clean up on exotics quote	Contractor working on clean up	
Light Pole #60 broke due to accident	reported to insurance and SS to repair	Light pole broke in 3 places had to install new pole	10/28/2020	Made an insurance claim with no police report	Waiting for reimbursement after payment to contractor	

Item 8e

Fund 164 Haldeman Creek MSTU

Fund / Comm Item	BCC Adopt Budget	Tot Adopt Budget	Tot Amend Budget	Commitment	Actual	Available
**** Grand Total-Fund/ CI						
*** 164 HALDEMAN CREEK MSTU				8,837.50	97,520.43-	88,682.93
** REVENUE Sub Total	727,200.00-	727,200.00-	727,200.00-		100,664.40-	626,535.60-
* REVENUE - OPERATING Su	141,000.00-	141,000.00-	141,000.00-		100,664.40-	40,335.60-
311100 CUR AD VALORE	136,000.00-	136,000.00-	136,000.00-		100,060.03-	35,939.97-
361170 OVERNIGHT INT					190.71-	190.71
361180 INVESTMENT IN	5,000.00-	5,000.00-	5,000.00-		413.66-	4,586.34-
* CONTRIBUTION AND TRANS	586,200.00-	586,200.00-	586,200.00-			586,200.00-
486600 TRANS FROM PR						
486700 TRANS FROM TA						
489200 CARRY FORWARD	593,300.00-	593,300.00-	593,300.00-			593,300.00-
489900 NEG 5% EST RE	7,100.00	7,100.00	7,100.00			7,100.00
** EXPENSE Sub Total	727,200.00	727,200.00	727,200.00	8,837.50	3,143.97	715,218.53
* OPERATING EXPENSE	60,800.00	60,800.00	60,800.00	8,837.50	375.00	51,587.50
631400 ENG FEES	50,000.00	50,000.00	50,000.00	8,412.50		41,587.50
634970 INDIRECT COST	700.00	700.00	700.00	350.00	350.00	
634980 INTERDEPT PAY	2,000.00	2,000.00	2,000.00			2,000.00
634999 OTHER CONTRAC	5,000.00	5,000.00	5,000.00			5,000.00
641950 POST FREIGHT	1,000.00	1,000.00	1,000.00			1,000.00
645100 INSURANCE GEN	100.00	100.00	100.00	75.00	25.00	
649100 LEGAL ADVERTI	2,000.00	2,000.00	2,000.00			2,000.00
* TRANSFERS	11,300.00	11,300.00	11,300.00			11,300.00
911870 TRANS TO 187	11,300.00	11,300.00	11,300.00			11,300.00
* TRANSFER CONST	4,900.00	4,900.00	4,900.00		2,768.97	2,131.03
930600 PA BUDGET TRANS	1,300.00	1,300.00	1,300.00		267.77	1,032.23
930700 TC BUDGET TRANS	3,600.00	3,600.00	3,600.00		2,501.20	1,098.80
* RESERVES	650,200.00	650,200.00	650,200.00			650,200.00
993000 RESV FOR CAPI	650,200.00	650,200.00	650,200.00			650,200.00