MINUTES OF THE MEETING OF THE CONSERVATION COLLIER LAND ACQUISITION ADVISORY COMMITTEE

Naples, Florida, January 10, 2011

LET IT BE REMEMBERED, that the Conservation Collier Land Acquisition Advisory Committee, in and for the County of Collier, having conducted business herein, met on this date at 9:00 A.M. in REGULAR SESSION at Administrative Building "F", 3rd Floor, Collier County Government Complex Naples, Florida with the following members present:

CHAIRMAN: Bill Poteet
VICE CHAIRMAN: Michael Delate
           Tony Pires
           Jeffrey Curl
           Jeremy Sterk
           Thomas Sobczak
           Annisa Karim
           Clarence Tears (Excused)
           Lauren Gibson

ALSO PRESENT: Alexandra Sulecki, Conservation Collier Coordinator
              Steve Williams, Assistant County Attorney
              Cindy Erb, Real Property Management
              Melissa Hennig, Prin. Environmental Spec., Program Man.
              Mark Isackson, Director of Corporate Finance
              Therese Stanley, Sr. Budget Analyst
              Barry Williams, Dir. Parks and Recreation Department
Roll Call
Chairman Poteet called the meeting to order at 9:00AM. Roll call was taken and a quorum was established.

Election of New Chair and Vice Chair
Mr. Delate moved to nominate Bill Poteet as Chairman of the Conservation Collier Land Acquisition Advisory Committee. Second by Ms. Karim. Carried unanimously 6-0.
Mr. Delate moved to close the nominations for Chairman. Second by Ms. Karim. Carried unanimously 6-0.

Mr. Poteet was declared Chairman of the Committee.

Mr. Delate moved to nominate Annisa Karim as Vice Chairman of the Conservation Collier Land Acquisition Advisory Committee. Second by Mr. Curl. Carried unanimously 6-0.
Mr. Delate moved to close the nominations for Vice Chairman. Second by Mr. Curl. Carried unanimously 6-0.

Ms. Karim was declared Vice Chairman of the Committee.

Mr. Sobczak arrived at 9:01am

Approval of Agenda
Mr. Delate moved to approve the Agenda. Second by Mr. Curl. Carried unanimously 7-0.

Approval of December 13, 2010 minutes
Mr. Curl moved to approve the minutes of the December 13, 2010 meeting. Second by Mr. Delate. Carried unanimously 7-0.

See item VIII.E for motion to correct minutes as requested by Ellie Krier.

Old Business
A. Real Property Management Update
   Winchester Head – closing on 3 parcels today; to date 71.24 acres acquired.
   Unit 53 – closing on 2 parcels today; to date 65 parcels acquired totaling 181.98 acres.

   Mr. Pires arrived at 9:04am

B. Recommended Active Acquisition List
   Alex Sulecki, Conservation Collier Coordinator provided the document “Cycle 8 Recommended Active Acquisition List” dated December 13, 2011 and noted at the previous meeting, she reported in error, the property owner for Worthington-
Collier LLC offered a 30 percent discount on the parcel, however the offer was from the owners of Gateway Shoppes II, LLC. She questioned if the Committee wanted to make any changes to the previously approved acquisition list?

*The Committee determined no changes were required to the approved list.*

*Mrs. Karim moved to request Staff to add a notation to the document outlining the Committee’s intent that acquisition of Area II of the Barron Collier Investments, LTD. (BCI) parcel’s is contingent upon the County acquiring Area I of the BCI, LTD parcels.*

**C. Budget**

*Melissa Hennig, Principal Environmental Specialist, Program Manager,* presented the following documents for discussion:

- "Fiscal Year 2011 Carry forward Analysis – Fund 172 – Conservation Collier” from the December 13, 2010 Conservation Collier meeting.
- "Table 2. Projected Revenue” from May of 2010.
- "Ad Valorem Revenues Conservation Collier” from the December 13, 2010 Conservation Collier meeting.
- "Conservation Collier May 2010 and December 2010 Projections” from the December 13, 2010 Conservation Collier meeting.


The following was noted under Staff/Committee member discussion:

- The documents provided by Ms. Hennig were for historic information purposes.
- The documents provided Ms. Stanley are revised revenue projections based on the best available data and should be utilized by the Committee for budget planning purposes.
- Staff now projects taxable values will decrease by 3% in FY12 as opposed to the previous projection of a 7% decrease.
- Actual taxable values will not be available until June of 2011.
- The total “one time costs” of approximately $5M in FY12 outlined in the Land Maintenance Fund (174) are amenities proposed for the various Preserves.
To assist in budget planning, Staff is requesting the Committee identify the amenities required for each Preserve and prioritize them.

Future documents should reflect the name of the Maintenance Funds (174) as the “Land Management Trust Fund” as defined in the Ordinance governing the Program.

Some Preserves may require minimal expenditures for amenities because they may be deemed accessible in their natural State.

The budget projections do not include Grants which may be awarded to the Program.

Mr. Delate moved for Staff to place an item on a regular meeting Agenda (or Workshop) for the Committee to designate and prioritize the proposed capital improvements (amenities) for the various Preserves. The individual Final Management Plans for the individual Preserves to be utilized as a guideline for the improvements proposed for each Preserve. Second by Mr. Pires. Carried unanimously 8-0.

It was noted the Lands Evaluation and Management Subcommittee has prepared a draft amenities list which should be reviewed by the full Committee during the prioritization process. In addition, Staff should provide any backup cost estimates available for proposed amenities already under consideration (Gordon River Greenway Project, etc.).

Alex Sulecki requested Committee direction on the concept of accepting new applications for Cycle 9.

The Committee determined new applications may be accepted, however Staff notify the applicants on the status of the Program.

D. Discussion regarding proposed staff recommendations to BCC

Alex Sulecki provided a copy of the Executive Summary “Budget Shortfall Projection and Advisory Committee Sunset Provision” dated December 13, 2010 outlining the following Staff recommendations:

- Immediately suspend all acquisitions, including those Unit 53 and Winchester Head parcels that are under contract and waiting for Board approval.
- Prepare a final recommended Active Acquisition List as a contingency plan if the economy or circumstances change.
- Report to the Board in January 2011, present a final recommended acquisition list and request direction regarding the sun setting of the CCLAAC.
- CCLAAC and staff prepare a prioritization of public amenities at each preserve for recommendation to the Board.

Discussion occurred on the rationale for the recommendations.
Mr. Pires moved for the Conservation Collier Land Acquisition Advisory Committee to recommend the following actions:

- Immediately suspend all acquisitions, except for parcels in Unit 53 and Winchester Head including those under contract and waiting Board approval.
- Staff prepares a recommended Active Acquisition List.
- If required in the Conservation Collier Ordinance, report to the Board in January 2011.
- CCLAAC and Staff prepare a prioritization of public amenities at each preserve for recommendation to the Board (of County Commissioners).

Second by Mr. Curl. Carried unanimously 8-0.

Staff requested direction on the issue of sun setting the CCLAAC.
It was noted Section 8 of the Conservation Collier Ordinance states “at such times there are insufficient uncommitted funds in the acquisition trust fund, to include another acquisition and all acquisition projects have been closed, the acquisition committee shall report to the Board of County Commissioners that its business has concluded.”

Committee members and Staff agreed recommending the BCC sun set the CCLAAC is premature given the status of the Program. More discussion is necessary.

Mark Isackson, Director of Corporate Finance, noted on January 28, 2011, the Finance Committee is reviewing the possibility of early paying the Conservation Collier 2008 bond.

E. Gordon River Greenway Project – Update
Alex Sulecki reported Staff has notified Consultants they will not be accepting change orders for costs and a requested they provide a new timetable for the project. The Committee will be updated on the timetable next month. There will be a Stakeholders meeting on January 14, 2011.

Ellie Krier requested and outlined her proposed changes to the minutes of the December 13, 2010 meeting previously approved under item IV.

Mr. Delate moved to revise the minutes of the December 13, 2010 meeting as follows:

- Page 4/5, paragraph 8/1 from “Ellie Krier, Southwest Florida Land Preservation Trust recommended the Committee postpone the item until their organization can complete polling data on public opinion of the Program,” to “Ellie Krier recommended the Committee postpone the item until public polling data on the status of the Program can be completed.”
- Page 5, paragraph 1, line 4-5 – from “...Conservancy meets with Southwest Florida Land Preservation Trust on the concept of the public
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polling recommended by Ms. Krier.” to “…Conservancy reviews the concept of the public polling recommended by Ms. Krier.”

Second by Mr. Pires. Carried unanimously 8-0.

Speaker
Ellie Krier, Southwest Florida Land Preservation Trust reported the website for the Gordon River Greenway will be launched on March 16, 2011 in conjunction with the Economic Development Council’s “Project Innovation” event which showcases the Greenway project as an example of collaborative efforts within a community.

F. Preserve Ordinance - Update
Alex Sulecki noted Staff is meeting with the Parks and Recreation and Transportation Department Staff to prepare a draft of the Ordinance. The draft, when completed will be submitted to the Ordinance Policy and Procedures Subcommittee for review.

VI. New Business
A. Land Acquisition Advisory Committee Member Applications (41 days to make recommendations)
Alex Sulecki provided a copy of a Memorandum from Ian Mitchell, Executive Manager, Board of County Commissioners – “Re: Land Acquisition Advisory Committee identifying 4 applicants (Anthony Pires, Jr., Tracey Dewrell, William H. Poteet, Jr. and Jeffery Curl)” The requested the Committee provides a recommendation to the BCC for the appointment of members to the CCLAAC.

Mr. Delate reported he will be resigning from the Committee.

Mr. Delate moved to recommend to the Board of County Commissioners Mr. Pires, Mr. Poteet and Mr. Curl be re-appointed to the Conservation Collier Land Acquisition Advisory Committee. Second by Ms. Karim. Carried unanimously 8-0.

VII. Outstanding Advisory Committee Member Program
Chairman Poteet nominated Anthony Pires as an “Outstanding Advisory Committee Member.”
Alex Sulecki read the application into the record.

Mr. Delate move to recommend the Staff Advisory Committee recognize Mr. Pires as an “Outstanding Committee Member.” Second by Mr. Sierk. Carried unanimously 8-0.

VIII. Coordinator Communications
Alex Sulecki reported:
- She attended the January 5, 2011 Environmental Advisory Council meeting where the adoption hearing for the Immokalee Area Master Plan was
heard. A portion of Pepper Ranch is within the geographic area governed by the proposed plan. To date, the Plan does not restrict the uses anticipated on the Pepper Ranch property. She will continue to monitor the Plan and Report to the Committee as necessary.

- Staff is participating in a review of the proposed County Watershed Management Plan.
- Pepper Ranch visitation continues to increase including use by an Equestrian Club. Staff received a $75,000 matching grant from the Florida Fish and Wildlife Conservation Commission for exotic removal.
- Staff is coordinating with Collier County TV for a program highlighting Pepper Ranch and other Preserves within the Program.

*The Committee recommended:*

- *Staff review the land use application for the Alico, Inc. mining and/or excavation project located in the vicinity of Caracara Preserve.*
- *Staff investigates the concept of utilizing the County’s Utility Department billing delivery system to provide information to the public on the Preserves.*
- *Staff investigates the feasibility of adding a link for the Conservation Collier Program on the “Watchable Wildlife” link of the Collier County Government website.*

IX. Subcommittee Composition
Alex Sulecki presented the document “Conservation Collier Subcommittees – March 2010” for review. The Committee requested no changes to the membership of the Subcommittees.

Mr. Pires moved to approve the composition of the Subcommittees as presented. Second by Mr. Delate. Carried unanimously 8-0.

X. Sub-Committee Meeting Reports
A. Outreach – Tony Pires, Chair
   None
B. Lands Evaluation and Management – Mike Delate, Chair
   None
C. Ordinance Policy and Procedures – Annisa Karim, Chair
   None

XI. Chair Committee Member Comments
Chairman Potet recognized outgoing member Michael Delate and his service to the Committee.

XII. Public General Comments
None

XIII. Staff Comments
None
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There being no further business for the good of the County, the meeting was adjourned by order of the chair at 10:45 A.M.

Conservation Collier Land Acquisition Advisory Committee

Bill Poteet, Chairman

These minutes approved by the Board/Committee on 2-14-11 as presented or as amended.

[Signature]