



# Vanderbilt Beach M.S.T.U

## Advisory Committee

8300 Radio Road  
Naples, FL 34104

MAY 2, 2024

### I. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

**Chair Forman** called the meeting to order at 2:00 P.M. Roll call was taken, and a quorum of four was established. The Pledge of Allegiance was recited.

### II. ATTENDANCE

Advisory Committee:      Bruce Forman – Chair  
   William Sjostrom – Vice Chair  
   Mark Weber  
   Gabriella R. Miyamoto  
   William Arell Harris (ZOOM)

Staff:                             Judy Sizensky - Project Manager  
   Brian Wells – Director, PTNE (Excused)  
   Rosio Garcia – Operations Coordinator

Others:                            Aaron Gross – Ground Zero Landscaping  
   Wendy Warren - Transcriptionist

*Mr. Weber motioned to allow Mr. Harris to participate in the meeting as a virtual participant due to extraordinary circumstances. Second by Ms. Miyamoto. Carried unanimously 4 – 0. A quorum of five was present.*

### III. APPROVAL OF AGENDA

*Vice Chair Sjostrom moved to approve the Agenda of the Vanderbilt Beach MSTU Advisory Committee as presented. Second by Mr. Weber. Carried unanimously 5 - 0.*

### IV. APPROVAL OF MINUTES

*Ms. Miyamoto moved to approve the minutes of the April 4, 2024, Vanderbilt Beach MSTU meeting as presented. Second by Mr. Weber Carried unanimously 5 - 0.*

### V. LANDSCAPE MAINTENANCE REPORT – Aaron Gross, Ground Zero Landscaping

**Mr. Gross** reported:

- The Community landscaping looks good.
- Fertilizer was applied to the Conner Park area.
- Landscape installation, primarily shrubs, in Conner Park will commence in mid-May.

*Ms. Miyamoto motioned to approve Ground Zero Landscaping's estimates E660, E661, E662, E663, E664, E665, E666, E667 and E668, dated April 10, 2024, for the landscape renovation of Vanderbilt Drive at a cost not to exceed \$70,000.00. Second by Chair Forman. Carried unanimously 5 – 0.*

**VI. VANDERBILT DRIVE REFURBISHMENT – Judy Sizensky**

Ms. Sizensky reported:

**A. Regatta Corner of Vanderbilt Drive and Vanderbilt Beach Road**

- Four (4) bids were received ranging in cost from \$361,000 to \$516,969.
- The Procurement Division recommended the contract be awarded to Infinite Construction LLC. in the amount of \$389,172.00.
- McGee & Associates has completed the DELORA to verify the credentials of the contractor prior to issuance of the award.
- The Procurement Division will review the report and issue a Notice of Recommendation Award (NORA).
- With Committee recommendation, the proposed contract will be presented to the Board of County Commissioners (BCC) for consideration.
- The project will be scheduled for the second quarter of 2024.

*Ms. Miyamoto motioned to recommend the Board of County Commissioners (BCC) award Infinite Construction LLC. the contract for the renovation of the corner of The Regatta of Naples and Vanderbilt Drive in the amount of \$389,172.00. Second by Vice Chair Sjostrom. Carried unanimously 5 – 0.*

**B. Crosswalks (6 with 1 alternate) Along Vanderbilt Beach Drive**

Ms. Sizensky reported:

- Three (3) of the paver crosswalks will be constructed north of The Regatta, three (3) at The Anchorage, The Dunes of Naples, and Marina Bay and 1-alternate at Bluebill Avenue.
- Bluebill Avenue is the alternate as the Road Maintenance Division does not approve brick pavers over the roadway.
- A Request for Quote (RFQ) was distributed to the vendor(s) on Collier County General Contractors Contract #19-7525.
- Two bids were received: Ajax Paving Industries of Florida for \$789,001.50 and Preferred Materials in the amount of \$397,124.00.
- The Opinion of Cost (OPC) was \$377,835.00.
- A contract in the amount of \$397,124.00 will be awarded to Preferred Materials.

*Ms. Miyamoto motioned to approve Preferred Materials contract in the amount of \$397,124.00 for the installation of six crosswalks, three north of The Regatta of Naples and three at The Anchorage, The Dunes of Naples and Marina Bay. Second by Vice Chair Sjostrom. Carried unanimously 5 – 0.*

Committee discussion

- The County or a CEI firm retained by the MSTU will inspect crosswalk project construction to ensure compliance with Trebilcock Consulting Solutions plans
- Crosswalk installation for The Dunes of Naples will be coordinated with Mr. Harris.

### C. Vanderbilt Drive Landscape

#### Vanderbilt Beach Road to Bluebill Avenue Landscape West Side Vanderbilt Drive

Ms. Sizensky reported:

- Sections of Vanderbilt Drive west of the sidewalk, from Vanderbilt Beach Road to Bluebill Avenue, will be landscaped by Ground Zero Landscaping.
- Landscaping will incorporate plantings proposed on McGee & Associates plans for the area west of the sidewalk and the bump out areas as approved by the Committee at the February 2, 2023, MSTU meeting.
- The sightline standard at intersections will be adhered to.

#### Ground Zero Landscaping Renovation Proposal

- Ground Zero Landscaping reviewed McGee & Associates conceptual plans for the landscape renovation of Vanderbilt Drive. Modifications recommended included:
  - The west side of the sidewalk will conform to the plans with an adjustment made in Palm trees quantities to accommodate median size.
  - The east side of the sidewalk will be grass.
  - In accordance with County regulations, vegetation will not be planted in the swales.
  - A drip line irrigation system will be designed and installed to ensure adequate water flow to the landscape.
- Cost proposals for the renovation were presented for Committee consideration.

1. E660	Conner Park South	\$ 2,125.82
2. E661	Heron Ave. Egret Ave.	\$ 4,358.79
3. E662	Egret Ave. to Conners Ave.	\$11,374.06
4. E663	Conners Ave. to Seabee Ave.	\$11,825.80
5. E664	Seagull Ave. To Willet Ave.	\$ 1,379.45
6. E665	Willet Ave. to Tradewind Ave.	\$ 7,873.09
7. E666	Tradewind Ave. to Lagoon Ave.	\$ 8,923.89
8. E667	Lagoon Ave. to Bayside Ave.	\$11,514.98
9. E668	Pine Ave. to Oak Ave.	<u>\$ 1,154.58</u>
Total		\$60,530.46

*Ms. Miyamoto motioned to approve Ground Zero Landscaping's estimates E660, E661, E662, E663, E664, E665, E666, E667 and E668, dated April 10, 2024, for the landscape renovation of Vanderbilt Drive at a cost not to exceed \$70,000.00. Second by Chair Forman. Carried unanimously 5 – 0.*

#### Bluebill Avenue Landscaping

Ms. Sizensky reported:

- A planting bed is proposed under the trees and around the utility boxes on Bluebill Avenue, abutting Conner Park. The landscaping will incorporate plant material species used in Conner Park.
- The project is contingent on approval from the Parks and Recreation Department. The department will be notified to increase irrigation coverage of the newly landscaped area.
- Ground Zero Landscaping submitted a design and cost estimate to refurbish and enhance the utility box area on Bluebill Avenue in the amount of \$7,745.80.

*Chair Forman motioned to approve Ground Zero Landscaping's Estimate #E659, dated April 10, 2024, for an amount not to exceed \$8000.00, to landscape the tree and utility box areas on Bluebill Avenue abutting Conner Park. Second by Vice Chair Sjostrom. Carried unanimously 5 – 0.*

**VII. PROJECT MANAGER REPORT – Judy Sizensky**

Ms. Sizensky reported:

**A. Budget FY-24**

Vanderbilt Beach MSTU Fund 1617 Budget for May 2, 2024, prepared April 25, 2024.

**Purchase Orders**

1. Collier County Utilities – Water and Sewer.
2. FPL – Electricity.
3. Capital Contractors – Sidewalk and bench refurbishment.
4. Ground Zero Landscaping –
  - o Incidentals are for landscape refurbishment and miscellaneous.
  - o Ground Maintenance includes Conner Park and irrigation repairs.
5. MasTec North America – Contract for burial of conduit and placing of equipment for Florida Power & Light, Comcast cable and Century Link for Phase IV.
6. Premier Staffing – Transcription Services.
7. Q Grady Minor & Associates - West Vanderbilt Drive Sidewalks.
8. Site One Landscape Supply – Irrigation Parts & Pumps.

**Budget Summary**

- a. Line 1, Ad Valorem Tax Millage: Millage assessed is \$1,756,300 of which \$1,617,283 has been collected leaving a balance of \$139,016 to collect.
- b. Line 11, Carry Forward – Unexpended prior year funds of \$4,780,100.
- c. Line 15, Total Revenue - \$7,591,058, including investment interest, transfers, and contributions.
- d. Line 37, Operating Expense - Of the \$6,761,158 budgeted, \$849,953 is committed on existing Purchase Orders and \$513,383 has been spent, leaving a budget remainder of \$5,397,821 available within budget for additional operating expenses as needed.
- e. Line 39, Capital Outlay - Budgeted at \$650,000, is for the current fiscal year long term projects, consistent with the MSTU ordinance and upon a motion from the Advisory Committee.
- f. Line 40, Transfer to Fund 111 - Of the \$96,000 budgeted, \$96,000 has been transferred and \$0 remains for transfer (PTNE Staff and Support).
- g. Line 44, Transfer Construction – Of the \$50,500 Budgeted, \$43,035 has been transferred and a balance of \$7,464 remains for transfer (Property Appraiser and Tax Collector).
- h. Line 46, Capital Reserves - Of the \$33,400 budgeted for anticipated Maintenance and Capital projects in future fiscal years as identified in the Asset Management Plan, \$0 has been spent and a balance of \$33,400 remains.
- j. Line 47, Total Budget – Of the \$7,591,058, tabulated commitments to existing purchase orders total \$849,953, \$652,419 has been expended leaving a remainder of \$6,088,685 available for MSTU expenditures.

## General

- a. Available funds are sufficient to satisfy outstanding invoices for the landscaping at the Regatta of Naples at Vanderbilt Beach Road and Vanderbilt Drive, the crosswalks, the Vanderbilt Drive landscape renovation project, and the Greenway Multi-Use Path.
- b. Some FY-23 financial Commitments carried forward to FY-24.
- c. MasTec financial commitments total \$624,622.49 for Phase IV construction.
  - Final payment approval in the amount of \$216,000 was received from the Board of County Commissioners (BCC) on January 9, 2024.
  - Installation modification to hang the cable over the bridge versus boring underwater generating a cost savings of \$408,000 has been credited to the budget.
- d. Reimbursement in the amount of \$1985 was received from Utilities One for the cost incurred by the MSTU to repair a main irrigation line broken.
- d. The Q Grady Minor & Associates Purchase Order in the amount of \$76,976, covers Construction, Engineering, and Inspection (CEI) work for the landscaping project at the Regatta of Naples.
- e. FY-24 millage rate of 0.5000, reviewed annually, will fund future projects, as well as the existing MSTU assets identified in the Capital Asset Management Plan.
- f. Funds not spent in FY-24 (fiscal year 2024) will be carried forward into FY-25.
- g. Tax millage collected and interest can only be utilized by the MSTU and within the district boundary.

## B. The Dunes of Naples Landscape Refurbishment

Ms. Sizensky reported:

- Ground Zero Landscaping completed the restoration to camouflage utility boxes and enhance the lake and roadway areas damaged during the Utility Burial Project.
- The Dunes of Naples will install the sod.

## C. Greenway Multi-Use Bike Path – Vanderbilt Drive – Gulf Shore Drive

Ms. Sizensky reported:

- A 10-foot bike and pedestrian path north of The Dunes of Naples on Vanderbilt Drive near the bridge cannot be navigated at high tide or during extreme rain events.
- The RWA work order for Design and Construction Phase Services in the amount of \$58,500.00 was approved.
- The total cost of the project is estimated at \$333,086.00 which includes RWA's proposal of \$58,500.00 for the engineering services associated with the design and construction phases of the work.
- Plans are subject to Road Maintenance approval prior to construction.
- The Road Maintenance Division may consider undertaking construction with costs borne by the MSTU.
- The Road Maintenance Division will be responsible for maintaining the walkway following completion of construction.

## D. Benches

- A Purchase Order in the amount of \$25,200.00 was issued to Capital Contractors for construction of ADA compliant brick paver pads, installation of 2 benches (one new, one reconstructed) and 175 feet of concrete sidewalk installation at *Le Dauphin* and *Moraya Bay* on Gulf Shore Drive.

- *Le Dauphin*: The HOA will confirm intent to pay for brick pavers for the pad. The MSTU would be responsible for the cost of the bench and pad.
- A sketch has been submitted to the permitting department.
- Construction will commence mid to end May, 2024.

## VIII. OLD BUSINESS

None

## IX. NEW BUSINESS

Ms. Sizensky reported:

### A. Decorative Wall Extension Conner Park

- The Parks and Recreation Department approved extension of the decorative post and rail wall on the south side of the park.
- The fence will be extended approximately 62 feet with columns spaced 15 feet apart.
- Capital Construction will draft plans incorporating a gate to enable maintenance access for the Parks and Recreation Department.
- Cost quotes will be solicited.
- Landscape planting will be installed on project completion.

### B. Summer Meeting Schedule

The Committee agreed meetings will not be held in June and July 2024.

### C. Future Projects

The Committee discussed projects for consideration:

1. Gulf Shore Drive, west side: Install/repair sidewalk between paver driveways.
2. Gulf Shore Drive, east side: Extend sidewalk and install bench and paver pad.
3. Gulf Shore Drive, south end, west side: Renovate area including possible crosswalk installation to the Ritz-Carlton Residences.
4. Bluebill Avenue Bridge: Landscape the southern side approaching the bridge.
5. The Dunes of Naples: Landscape the area on the south side of the fence towards the bridge.

*Mr. Harris will provide Ms. Sizensky a google earth map for the proposed area for reference. A meeting will be scheduled to review the County property records and determine MSTU assets.*

## X. PUBLIC AND COMMITTEE COMMENTS

### Vanderbilt Drive Walk and Bike Path

**Doug Fee** requested clarification regarding maintenance of the 10-foot-wide pedestrian and bike path north of The Dunes of Naples from Bluebill Avenue to Bonita Beach Road citing grass encroaching the sidewalk poses a safety concern.

**Ms. Sizensky** reported that path maintenance is the responsibility of the County. RWA Inc. has been retained to provide a survey, civil design and construction plans to refurbish the pathway at MSTU expense.

### Halas Bridge Restoration Vanderbilt Drive

**Doug Fee** suggested the bridge be cleaned to remove mildew and discoloration.

Ms. Sizensky noted the west half of the bridge is an MSTU asset. Prior inquiries with the Road Maintenance Division cited EPA guidelines restricted bridge cleaning and permitting was required.

**XI. ADJOURN**

**There being no further business for the good of the County, the meeting was adjourned by order of the Chair at 3:28 P.M.**

**VANDERBILT BEACH M.S.T.U. ADVISORY COMMITTEE**



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Bruce Forman, Chair

The minutes approved by the Board/Committee on 10/3, 2024 “as submitted” [] or “as amended” [].

**NEXT MEETING**

AUGUST 1, 2024 - 2:00 P.M.  
Cocohatchee River Marina  
13535 Vanderbilt Drive  
Naples