



Vanderbilt Beach M.S.T.U

Advisory Committee

8300 Radio Road
Naples, FL 34104

NOVEMBER 7, 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 (Excused)

Staff: Judy Sizensky - Project Manager
Brian Wells – Director, PTNE (ZOOM)
Rosio Garcia – Operations Analyst
Keyla Castro - Operations Support Specialist
Zornista Stankova – Budget Analyst, PTNE

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

III. APPROVAL OF THE AGENDA

Vice Chair Sjostrom moved to approve the Agenda of the Vanderbilt Beach MSTU Advisory Committee as presented. Second by Ms. Miyamoto. Carried unanimously 4 - 0.

IV. APPROVAL OF THE MINUTES – October 3, 2024

Ms. Miyamoto move to approve the minutes of the October 3, 2024, Vanderbilt Beach MSTU meeting as presented. Second by Vice Chair Sjostrom. Carried unanimously 4 – 0.

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

Mr. Gross reported:

- Vanderbilt Drive west of the sidewalk, from Vanderbilt Beach Road to Bluebill Avenue, is landscaped.
- Cocoa Plum shrubs bordering the parking lot on Bluebill Avenue were damaged from Hurricane Milton. Ninety to one-hundred plants or shrubs are needed to fill the space.

Ms. Miyamoto motioned to approve up to \$12,000.00 for Ground Zero Landscaping to install hedge screening on the north side of Bluebill Avenue abutting the parking lot. Second by Vice Chair Sjoström. Carried unanimously 4 – 0.

Committee discussion:

- Ground Zero Landscaping will remove vegetation and mow the grass on the south side of Conner Park in preparation for installation of the new fence at a cost of \$1,316.00 if the Parks and Recreation Department fails to prepare the area.
 - The Butterfly Garden on the southwest side of the bridge on Bluebill Avenue should be renovated.
- Ms. Sizensky will attempt to contact area residents responsible for the original garden creation to determine if they are interested in participating in the project.*

VI. APPLICATIONS TO THE ADVISORY COMMITTEE

Ms. Sizensky reported applications were received from Raymond L. Placid and William K. Sjoström for the seat available on the Vanderbilt Beach MSTU Advisory Committee.

Mr. Weber moved to recommend the Board of County Commissioners reappoint Mr. Sjoström to the Vanderbilt Beach MSTU Advisory Committee. Second by Ms. Miyamoto. Motion carried 4 – 0.

The recommendation will be placed on the Board of County Commissioner's *Consent Agenda* for approval.

VII. VANDERBILT DRIVE REFURBISHMENT – Judy Sizensky

Ms. Sizensky reported:

A. Regatta Corner of Vanderbilt Drive and Vanderbilt Beach Road

- Infinite Construction has initiated construction.
- On completion of landscaping and brick paver installation the irrigation system will be installed.
- Regatta of Naples will plant material for their area on completion of the MSTU's project.
- The anticipated finalization of the project is early December 2024.

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

Ms. Sizensky reported:

- Preferred Materials was awarded a contract to install six paver crosswalks, three north of The Regatta of Naples and three at the Anchorage at Vanderbilt, The Dunes of Naples and Marina Bay.
- A Notice-to-Proceed will be issued on delivery confirmation of the brick pavers.
- The project start date is anticipated for November 11, 2024 with a completion date mid to late December.

C. Vanderbilt Drive Landscape

Vanderbilt Beach Road to Bluebill Avenue Landscape West Side Vanderbilt Drive

Ms. Sizensky reported that Ground Zero Landscaping has completed the landscape refurbishment.

VIII. PROJECT MANAGER REPORT – Judy Sizensky

Ms. Sizensky reported:

A. Budget FY-25

Vanderbilt Beach MSTU Fund 1617 Budget for November 7, 2024, prepared October 31, 2024.

Purchase Orders

1. Collier County Utilities – Water and Sewer.
2. FPL – Electricity.
3. Capital Contractors – Sidewalk and bench refurbishment.
4. DRMP, Inc. – Greenway multi-use pathway.
5. Ground Zero Landscaping –
 - o Incidentals are for landscape refurbishment and miscellaneous.
 - o Ground Maintenance includes Conner Park and irrigation repairs.
 - o Non-Bid Items: Vanderbilt Drive Landscape Refurbishments.
6. Infinite Construction – Renovation of the corner of The Regatta of Naples and Vanderbilt Drive.
7. Preferred Materials – Installation of crosswalks.
8. McGee & Associates – Architectural Landscape services.
9. Premier Staffing – Transcription services.
10. Q Grady Minor & Associates - West Vanderbilt Drive sidewalks.
11. RWA Engineering – Design services for the Greenway multi-use path project.
12. Site One Landscape Supply – Irrigation parts & pumps.

Budget Summary

- a. Line 1, Ad Valorem Tax Millage: Millage assessed and to be collected is \$1,756,300.
- b. Line 11, Carry Forward – Unexpended prior year funds of \$5,052,000.
- c. Line 15, Total Revenue - \$7,780,367, including investment interest, transfers, and contributions.
- d. Line 37, Operating Expense - Of the \$6,576,067 budgeted, \$1,276,173 is committed to existing Purchase Orders and \$38,927 has been spent, leaving a budget remainder of \$5,260,964 available within budget for additional operating expenses as needed.
- e. Line 39, Capital Outlay - Budgeted at \$1,000,000 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 \$102,300 budgeted \$0 remains has been transferred (PTNE Staff and Support).
- g. Line 44, Transfer Construction – Of the \$51,200 Budgeted, \$1,313 has been transferred and a balance of \$49,886 remains for transfer (Property Appraiser and Tax Collector).
- h. Line 46, Capital Reserves - Of the \$50,000 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 \$50,000 remains.
- j. Line 47, Total Budget – Of the \$7,779,567, tabulated commitments to existing purchase orders total \$1,276,175, \$40,241 has been expended leaving a remainder of \$6,463,150 to be carried forward to FY-25 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, the Greenway Multi-Use Path and sidewalk installation on the east side of Vanderbilt Drive.

- b. Funds not spent in FY-25 (fiscal year 2025) will be carried forward into FY-26.
- e. Tax millage collected and interest can only be utilized by the MSTU and within the district boundary.

Millage Rate

The Committee will analyze the Millage Rate for FY-26 with consideration for current and future expenses in the first quarter of 2025. Options are:

- Revenue Neutral: Lower the current millage rate to maintain the FY-25 income level.
- Millage Neutral: Maintain the current millage rate of 0.5000 mills, increasing revenue equal to the Ad Valorem property value increase assessed by the County appraiser.

B. Utilities Project Landscape Refurbishment

Ms. Sizensky reported sod will be installed at The Dunes of Naples and the Anchorage at Vanderbilt.

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.
- RWA Engineering provided an “Engineer’s Opinion of Probable Cost” for improvements to the infrastructure of 2075 linear feet of the Vanderbilt Drive sidewalk in the amount of \$347,594.74 including engineering services and a 10% contingency. The plans are 60% complete.
- She consulted with RWA and solicited an Opinion of Cost to expand the project to incorporate the entire stretch of the pathway from The Dunes of Naples to the Anchorage Vanderbilt and Marina Bay.
- RWA’s estimated cost for design services and construction for the revised project is \$750,000.00.
- The South Florida Water Management District (SFWMD) will be consulted on the project.
- 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.

Ms. Miyamoto motioned to approve RWA Engineering complete design and construction plans for the Vanderbilt Drive sidewalk from The Dunes of Naples to the Anchorage Vanderbilt based on the Engineer’s Opinion of Probable Cost for infrastructure improvements in the amount of \$750,000.00. Second by Mr. Weber. Carried unanimously 4 – 0.

D. Gulf Shore Drive Sidewalks

Ms. Sizensky reported RWA Engineering received the work order to design plans to install a new concrete sidewalk and improve drainage on the northeast corner of Gulf Shore Drive and Vanderbilt Beach Road from Buzz’s Lighthouse Restaurant to LaPlaya’s service building.

During Committee discussion she provided details on the work garnered from a November 6, 2024, meeting with the consultant to review the project.

Mr. Weber motioned to approve funds not to exceed \$100,000.00 for RWA Engineering Design Plan Services for sidewalk construction from the northeast corner of Gulf Shore Drive, in front of Buzz's Lighthouse restaurant, to LaPlaya's Service building on Gulf Shore Drive. Second by Vice Chair Sjostrom. Carried unanimously 4 – 0.

E. Bench and Sidewalk Project

Ms. Sizensky reported:

- Capital Contractors constructed an ADA compliant brick paver pad and installed a bench at *Le Dauphin*.
- The south portion of the new concrete sidewalk between Le Dauphin and La Playa did not pass inspection due to paving aggregates surfacing during a rain event post construction.
- The Permitting Department also determined a handrail is required in front of the drain.
- Engineering plans will be provided, and the railing will be installed by Capital Contractors to remedy the issue.

F. Decorative Wall Extension Conner Park

- The Parks and Recreation Department approved the extension of the decorative post and rail wall on the south side of the park.
- The fence will be extended approximately sixty-two feet with columns spaced 15 feet apart.
- Design and build plans incorporating a gate to enable maintenance access for the Parks and Recreation Department were developed.
- The construction contract has been awarded to Capital Contractors, the vendor for the original fence installation, in the amount of \$69,500.00.
- Landscape planting will be installed on project completion.

IX. OLD BUSINESS

Traffic Signal Box

Ms. Sizensky reported:

- The Committee motioned to approve \$100,000.00 to relocate the County's Traffic Signal Box on the northwest corner of Vanderbilt Drive to the Right of Way (ROW) on the south side of Vanderbilt Beach Road.
- The Traffic Operations Division would perform the work utilizing their contractor and invoice the MSTU for the expense.
- Relocation of the box would improve the appearance of the landscaped areas at The Regatta Vanderbilt Beach.
- Ms. Sizensky will consult with Traffic Ops to seek guidance on implementing the project in 2025.

X. NEW BUSINESS

Ms. Sizensky reported:

A. Wiggins Pass Entrance Beautification

- Due to damage from Hurricane Milton, the Delnor-Wiggins Pass State Park entrance project is on hold.
- Traffic Operations will be consulted on reconfiguration of the turn-around section.
- Other projects will be addressed for implementation in late Spring 2025.
- An opinion will be sought from the County Attorney on MSTU participation in the cost sharing project with a Florida state park.

- A Memorandum of Understanding for the Program (MOA) will be written.

B. Bluebill Avenue Bridge Cleaning

- SCS will provide a quote to pressure wash and seal the Bluebill Avenue Bridge.

C. Beautification 11118 Gulf Shore Drive Area

She will research boundaries and determine if the County Attorney's Office involvement in the project is required.

D. December Meeting Date

Ms. Miyamoto motioned to move the December 5, 2024 Vanderbilt Beach MSTU meeting to January 7, 2025. Second by Mr. Weber. Carried unanimously 4 – 0.

XI. COMMITTEE COMMENTS

Future improvements to the Vanderbilt Beach MSTU for Committee consideration include:

Vanderbilt Drive North

Ms. Sizensky will consult with RWA Engineering on opportunities to improve drainage and beautify Vanderbilt Drive in the area of the Anchorage, The Dunes of Naples and Marina Bay.

The Halas and Blue Bill Bridges

Opportunities to enhance landscaping in the vicinity and entrances to the bridges will be researched.

Gulf Shore Drive Sidewalks

Contributions to sidewalk improvements will be considered.

XII. ADJOURN

There being no further business for the good of the County, the meeting was adjourned by the Chair at 3:15 P.M.

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



Bruce Forman, Chair

The minutes approved by the Board/Committee on 1/7, 2024⁵ "as submitted" [] or "as amended" [].

NEXT MEETING

JANUARY 7, 2025 - 2:00 P.M.
Cocohatchee River Marina
13535 Vanderbilt Drive
Naples, Florida