

# Vanderbilt Beach M.S.T.U

## Advisory Committee

8300 Radio Road  
Naples, FL 34104

MARCH 2, 2023

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

**Chair Forman** called the meeting to order at 2:00 P.M. A quorum of three was present. The Pledge of Allegiance was recited.

### II. ATTENDANCE

Advisory Committee:	Bruce Forman – Chairman William Sjostrom – Vice Chair Mark Weber (ZOOM) Gabriella R. Miyamoto William Arell Harris (Excused)
Staff:	Harry Sells - Project Manager Michelle Arnold – Director, PTNE (Excused) Rosio Garcia – Operations Coordinator
Others:	Aaron Gross – Ground Zero Landscaping Wendy Warren - Transcriptionist

### III. APPROVAL OF AGENDA

*Vice Chair Sjostrom moved to approve the Agenda of the Vanderbilt Beach M.S.T.U. Advisory Committee as amended:*

*Add: IX. A. – Verizon Pole*

*Second by Ms. Miyamoto. Carried unanimously 3 - 0.*

### IV. APPROVAL OF MINUTES

*Vice Chair Sjostrom moved to approve the minutes of the February 2, 2022, Vanderbilt Beach M.S.T.U. meeting as presented. Second by Chair Forman. Carried unanimously 3 - 0.*

#### A. Member Participation via ZOOM

*Ms. Miyamoto motioned to allow Mr. Weber to participate in the meeting via ZOOM remote access due to an extraordinary circumstance. Second by Vice Chair Sjostrom. Carried unanimously 3 - 0.*

*Mr. Weber joined the meeting. A quorum of four was present at 2:04 P.M.*

**V. INTRODUCTION OF JUDY SIZENSKY, NEW VANDERBILT BEACH PROJECT MANAGER**

Ms. Sizensky, Grants Coordinator for Collier County, is the new Project Manager for the Vanderbilt Beach MSTU. She conversed with members, noting she intends to spend a lot of time in the field, and expressed her appreciation for the opportunity.

During Committee discussion, Mr. Sells noted that the Vanderbilt Waterway MSTU participates with Coastal Zone Management to maintain the waterway from the Vanderbilt Channel bridge north to Wiggins Pass. The Vanderbilt Beach canals are not within their scope of responsibility.

**VI. LANDSCAPE MAINTENANCE REPORT – Aaron Gross, Ground Zero Landscaping**

Mr. Gross reported:

- Routine maintenance was performed.
- Ficus and Podocarpus plant material, south of Seagull and Conner Avenues respectively, were removed.
- Several lateral irrigation breaks, caused by vehicular parking on the grass, were repaired.
- The Clusia hedge in Conner Park, watered daily to remediate saltwater damage, is rejuvenating.

Mr. Sells noted:

Trees

- One (1) of three (3) purple Trumpet trees in the park, damaged by the hurricane, was removed. The two (2) remaining trees are stressed and may need replacement.
- A Coco Plum tree on the north side of Bluebill Avenue by the parking lot requires removal and replacement.
- Agreement will be sought from the Parks and Recreation Department for removal, repair of the impacted irrigation system, and installation of a new Coco Plum.
- Once the project is solidified, a Request for Quote (RFQ) will be issued. *Ms. Sizenski will present the quote to the Committee at a future meeting.*

Landscape Maintenance Contract

- The three-year contract with two (2) one-year renewal options, was awarded to Ground Zero Landscaping.
- The contract was effective February 26, 2023.

**VII. PROJECT MANAGER REPORT – Harry Sells**

**A. FY-23 Budget for February**

Vanderbilt Beach M.S.T.U. Fund Budget 143 dated March 2, 2023

- Current Ad Valorem tax, Line 1, is \$1,702,200.00, an increase of 14.3% over FY-22.
- Transfers and Contributions, Line 13, in the amount of \$4,439,041.27, is a carry-over of unexpended FY-22 funds (minus a 5% reserve of \$86,700).
- Total Revenue, Line 14, is \$6,169,241.27, including investment interest, transfers, and contributions.
- Purchase Orders Active: (Contractors)
  - Century Link – Engineering Design & Supervision, Phase IV Utility Project.
  - Ground Zero Landscaping –
    - Incidentals are for landscape refurbishment and miscellaneous.
    - Ground Maintenance includes Conner Park and irrigation repairs.

- MasTec North America – Contract for burial of conduit and placing of equipment for Florida Power & Light, Comcast cable and Century Link for Phase IV. \*
- McGee & Associates – Landscape Architecture – Refurbishment of Vanderbilt Drive and Regatta Landscaping and miscellaneous projects.
- Premier Staffing – Transcription Services.
- Stantec Consulting – CEI Professional Services, Phase IV Utility Project.
- Site One Landscape Supply – Irrigation Parts & Pumps.
- Operating Expense, Line 36, is budgeted at \$5,305,541.27 with current Commitments of \$1,286,876.90, Expenditures of \$135,782.16, and a Budget Remainder (unspent operating funds) of \$3,882,882.21.
- Capital Outlay, Line 38, budgeted at \$650,000.00, is for the current fiscal year long term projects, consistent with the M.S.T.U. ordinance and upon a motion from the Advisory Committee.
- Transfer to Fund 111, Line 39, in the amount of \$91,000.00, is for M.S.T.U. Staff salaries and accrued County overhead related to M.S.T.U. operations.
- Transfer to the Property Appraiser, Line 41, in the amount of \$13,500.00 is for computation of M.S.T.U. Ad Valorem data for the tax rolls.
- Transfer to the Tax Collector, Line 42, in the amount of \$34,200.00 is for collection of M.S.T.U. millage as part of the annual County tax bill, currently 0.5000 mills., L
- Reserves for Capital, Line 44, in the amount of \$75,000.00, is for anticipated Maintenance and Capital projects in future fiscal years as identified in the Asset Management Plan.
- Total Budget, Line 46, lists FY-23 M.S.T.U. budgeted funds at \$6,169,241.27; with tabulated Commitments of \$1,286,876.90, Expenditures of \$172,351.67, and a Budget Remainder (total unspent funds) of \$4,710,012.50. The budget amount of \$6,169,241.27 does not change during the fiscal year.

**Mr. Sells noted:**

- FY-23 millage rate of 0.5000 will fund future projects, as well as the existing M.S.T.U. assets identified in the Capital Asset Management Plan, updated annually.
- MasTec has an outstanding financial commitment of \$1,038,882.77 for Phase IV construction.
- Available funds are sufficient to complete Phase IV construction, landscaping at the Regatta of Naples at Vanderbilt Beach Road and Vanderbilt Drive and the Vanderbilt Drive landscape renovation project.
- November 2022 expenditures funded restoration projects necessitated by Hurricane Ian.
- McGee & Associates FY-23 Purchase Order will increase to fund design and engineering drawings for M.S.T.U. landscape projects. The FY-22 Purchase Order balance rolled over to FY-23.
- The M.S.T.U. pays Ground Zero Landscaping for invoices related to hurricane cleanup.
- Hurricane Ian Recovery: Separate Purchase Orders were issued for hurricane damage repairs; this to enable Collier County to apply for reimbursement from FEMA.
- The County distributes funds received from FEMA to the M.S.T.U.

**Mr. Sells** noted:

- Cleanup and removal of debris from the Hurricane is complete.
- Expenditures for the restoration projects were reflected in the November 2022 budget.
- Landscaping will be assessed for replacement over the next few months.
- Connor Park: Fox Tail Fern will be considered in lieu of Pentas; Perennial Peanut will be reinstalled for ground cover.

#### **B. Phase IV Utility Burial Status**

- MasTec North America, Inc. is the contractor for burial of conduit and placing of equipment for Florida Power & Light, Comcast cable and Century Link for the Phase IV Utility Project.
- All Florida Power & Light (FPL) power lines are underground and activated; overhead wires are deactivated.
- FPL is responsible for maintaining the power grid.
- Installation of Comcast COAX cable from the northern area of The Dunes to Bluebill Avenue is complete, commercial power is turned off at the poles and connected to The Dunes and across the street.
- The remaining sections of Comcast and Century Link Fiberoptic cable between the Cocohatchee Bridge and Bluebill Avenue must be moved underground once power is disconnected.
- MasTec has the contract to remove the overhead cable and the poles.

#### **Cocohatchee Bridge Conduit Installation**

- FPL recruited MasTec personnel for storm recovery for Hurricane Ian. Workers have now been released for control by FPL. Construction is ready to commence.
- A *Stop Work Order* was issued for MasTec and Stantec to prevent contracts from expiring due to the gap in construction.
- The design for installation of stainless-steel conduit for Century Link and Comcast on the bridge was modified to one (1) row of four (4) conduits.
- A modified Right of Way (ROW) permit to reflect the approved design alteration for the cable installation was obtained.
- The Florida Department of Transportation (FDOT) has jurisdiction over the bridge which is an evacuation route.
- MasTec will install the conduit on the bridge. The equipment has been ordered.
- A meeting is scheduled for the week ending March 11, 2023, with Staff and MasTec to review the project and determine a start date.
- Once the conduit is installed, MasTec will pull the fiber cable in the coaxial, splice it, deactivated power and remove poles.
- The estimated period for project work is two (2) weeks.

**Mr. Sells** noted:

- MasTec is responsible for Maintenance of Traffic (MOT) to establish temporary conditions to keep the travel ways and paths safe during road construction and maintenance. Because traffic flow and construction occur simultaneously, it is crucial that proper MOT occurs to ensure the safety of the traveling public and construction workers.

- **Chair Forman** will be invited to attend the meeting with MasTec to review the Cocohatchee Bridge project schedule.

**C. Landscape West Side Vanderbilt Drive**

The environmentally conscious design included Christmas Palm trees at the intersections, ground covers and a storm drain *Rain Garden* in the west Right of Way (ROW). Drawings included a Landscape Planting Plan, an Irrigation Plan, and a Plant Schedule for reference. Conformance to the twenty-four (24) inch sightline standard at intersections is ensured.

A drip line irrigation system will be designed and installed to ensure adequate water flow to the landscape.

The Committee, noting the positive feedback from the public meeting on January 19, 2023, approved the landscape design at the February 2023 meeting.

Next Steps

- McGee & Associates will prepare construction drawings.
- Mr. Sells will prepare a Scope of Work (SOW), post the project on Bid-Sync for quotes, and award a contract.
- Summer 2023 is the target date for installation.

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

**Mr. Sells** received the final sub-contractor drawings from McGee & Associates for the renovation project at the NW corner of Vanderbilt Beach Road and Vanderbilt Drive at The Regatta Vanderbilt Beach. The design was approved by the Committee at the February 2023 meeting.

**Mr. Sells** will:

- Secure final Regatta Vanderbilt Beach Board Association approval of the design.
- Obtain engineering documents and file for Right of Way (ROW) permits with the County.
- Prepare a Scope of Work (SOW), post on Bid-Sync for quotes from General Contractors and award a contract.
- Replacement of irrigation laterals must be done prior to installation of plant material.

The Anchorage

Landscape refurbishment proposed by McGee & Associates and for property damaged by Phase IV construction is “on hold” pending restoration of property damaged by Hurricane Ian.

The Dunes of Naples and Marina Bay Landscaping

Landscape planting to replace material damaged during Phase IV construction will be undertaken upon completion of light pole removal by Florida Power & Light (FPL). A paver crosswalk will be ADA compliant abutting curbs, installed to eliminate water puddling.

Enhancement of landscaping along the narrow strip of roadway will be scheduled for Fall 2023. Swales and gutters may be conducive to a simulated Japanese waterway.

*Design plans will be prepared, and Homeowner Association approval secured, for The Anchorage, Marina Bay and The Dunes of Naples on completion of Phase IV construction.*

### Bench Installation

#### *The Dunes of Naples*

The Charlie Arthur bench, plaque and paver pad will be installed when the sidewalk construction is complete.

#### *Moraya Bay*

The commemorative bench with new paver pad will be installed, sod replaced, and irrigation modifications implemented in coordination with similar projects in spring/summer 2023.

### **E. Crosswalks (6) Along Vanderbilt Beach Drive**

Trebilcock Consulting Solutions and McGee & Associates prepared engineering/construction drawings for six (6) ADA compliant paver crosswalks on Vanderbilt Drive, three (3) of which will be installed at The Anchorage, The Dunes of Naples, and Marina Bay on completion of Phase IV construction.

Detailed drawings are required to file for a Right of Way (ROW) permit. Once received, Mr. Sells will

- Prepare a Scope of Work and post a solicitation on Bid-Sync for quotes.
- Meet with the various condominium association representatives to secure support and approval for the installation.
- On official receipt of easements, schedule crosswalk installation.

## **VIII. OLD BUSINESS**

### **A. Potential Future Projects**

#### **1. Refurbish Bridge of Channel on Bluebill**

The Committee suggested cleaning the waterway bridge and researching the feasibility of installing stone veneer on the structure.

*Mr. Sells reported permission from the Road Maintenance Division is required and the project should be pursued with the new Director for Road Maintenance.*

#### **2. Sidewalks East and West Side of Gulf Shore Drive**

The Road Maintenance Division is considering sidewalk installation on the east side of Gulf Shore Drive for 2025. Design and fund allocation are required; sidewalks must conform to the County code and be ADA compliant. A bike path should be incorporated into the project design. Drainage would have to be redesigned to accommodate the installation. Project timeline depends on coordination with Road Maintenance and many issues which were discussed at a meeting July 16, 2021.

*The project will be discussed with the County's Capital Project Planning Division and the Committee updated at a future meeting.*

**3. Install 8” reuse water line from US41 to Conner Park.**

Vanderbilt Drive’s current annual water bill is approximately \$35,000 and Conner Park’s approximately \$30,000 per year. Investigation should occur to determine if underwriting the cost of a reuse water line installation from US 41 to Conner Park is financially beneficial. One potential quote placed the cost at \$550,000 for the conversion which would supply water to Conner Park and Vanderbilt Drive. Reuse Water management has not agreed to allow this as of this writing.

*An agreement to undertake the project will be solicited from the Director of Parks and Recreation and subsequently pursued with Reuse Water management.*

**4. Greenway Multi-Use Path North of Bluebill on Vanderbilt Drive**

A ten (10) foot bike and pedestrian path north of the Dunes of Naples entrance cannot be navigated at high tide or during extreme rain events. The Committee directed Staff to investigate elevating the grade of the pathway one (1) foot and installing an asphalt surface and curb. A survey and elevation engineering drawings are required.

*Committee consensus is to move the project to the “Active Project” list.*

**5. Pedestrian Lighting**

Lighting options for pedestrian safety and visual enhancement will be researched.

**IX. NEW BUSINESS**

**A. Verizon Pole**

**Mr. Sells** reported:

- A “request to review” Verizon’s application for a Right of Way (ROW) permit to erect a cell phone utility pole on Vanderbilt Beach Road south of LaPlaya Beach & Golf Resort was received from the County.
- The pole will be fourteen (14) inches wide by thirty (30) feet high with a circuit panel and meter, set back four (4) feet from the edge of the pavement.
- A photo of the proposed pole was distributed to members.
- Estimated date for installation is one (1) year.

*The Committee directed Mr. Sells to respond to the notification noting a “strong opposition” to the utility pole. Members will email their objection to Verizon’s project to Mr. Sells for the record.*

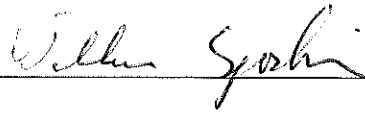
**X. PUBLIC AND COMMITTEE COMMENTS**

The M.S.T.U.’s offer to landscape and restore the hedge on the north side of Bluebill Avenue between the street and the parking lot will be conveyed to the Director of Parks and Recreation.

**XI. ADJOURN**

**There being no further business for the good of the County, the meeting was adjourned by order of the Chair at 3:04 P.M.**

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



Bruce Forman, Chair



The minutes approved by the Board/Committee on \_\_\_\_\_, 2023 "as submitted"  or "as amended" .

NEXT MEETING DATE:

APRIL 6, 2023 – 2:00 PM

Claussen Family Center at St. John's Church  
625 111<sup>th</sup> Avenue  
Naples, FL 34108