

Captiva Community Panel

MINUTES

Feb. 8, 2011

Attending: Sandy Stilwell, Rick Hayduk, Mike Mullins, Harry Silverglide, Rene Miville, Gordon Hullar, Mike Kelly

Audience: 15

The meeting convened at 9:05 a.m. Following introductions, the minutes from the Jan. 11 meeting were unanimously approved (Mullins motion/Hayduk second).

CEPD update: Administrator Kathy Rooker noted the next district meeting would be on Feb. 9 at 2 p.m. in this room. She said monitoring teams were out this week, doing a scheduled survey for the last beach restoration project in anticipation of the planned 2013 project. The district will also look at the back water of Blind Pass, 4,600 linear feet into the back channel. Engineers will use this data to develop a stability curve, compare it to 1990 data to see how historic channel has changed and what are the choke points in the back channels. Rooker said the CEPD has been in discussion with Lee County over the Blind Pass shoaling, and they will discuss the results at Feb. 9 meeting. One decision was that CEPD would act as conduit from the county for Blind Pass information. Mullins noted that the district was asking other groups to work through CEPD to disseminate Blind Pass information. Rooker said the county would reinstitute status reports starting next week on the county website (www.lee-gov.com). County representatives were likely to attend the April CEPD meeting as part of a review of Blind Pass' status and the permit application. She distributed a handout on the Bayous Preservation Association meeting on Blind Pass set for Feb. 9 beginning at 7 p.m. at The Sanctuary clubhouse on Sanibel. She said no action was likely until at least June 1 due to the ongoing permit modification, which was necessary to allow work outside the previous parameters.

LDC update: Planner Max Forgey provided a brief update on his work over the past month, as summarized in a report provided to the panel and audience. Along with a status report, he noted that Gooderham was preparing the Lee Plan amendment affecting the height restrictions language, and that he and Gooderham would meet with a bevy of county staff on Feb. 25 to discuss the staff comments on the panel's LDC draft.

After discussion as to what the timetable for actions would be on the dual LDC/Lee Plan tracks, Mullins motions (Kelly second) to extend the six-month retainer with Forgey Planning Services for an additional six months after its March expirations. Gooderham noted that by the end of September, the need for additional planning services should be more definable for panel members. Hayduk inquired why Forgey had attended the Lee County TDC meetings. Forgey noted it was part of a learning process; some issues discussed here are

raised there. It was not being charged against the panel and will not get in the way of other island pursuits.

Gooderham noted that panel member Jim Boyle (who could not attend the meeting today) had asked to discuss the Village height exemption at the March meeting, and that he had asked Silverglide to express his concerns at the Jan. 20 meeting of Village residents. A discussion of height issue re: the Boyle properties followed. Mullins recommended ending the arbitrary "special Village" perimeter such that the exemption would be not be applicable to Boyles' properties. Re-writing the newly-formed perimeter, (for which the ink is hardly dry and was arbitrarily drawn), makes sense, said Mullins. Such a simple and fair move would allow Boyle's properties to remain in conformance with islandwide proposed standards, not the recently solicited, yet-to-be-approved Village exemption.

Miville led a discussion of widow's walks and other architectural features that would be more possible under the proposed new language, and that the Rauschenberg property was built under the old height rules and thus could not be built today. Gooderham noted that the FEMA base flood elevation requirements are higher on the beach (and seaward of the state Coastal Construction Control Line) than in the Village. Kelly said that exceptions were offered, but the Village wanted a uniform exception rather than one tied to the FEMA line. Silverglide noted that one proposal included the X zone (where the existing language would have been maintained) with the rest of Village under the new language. Kelly said that Boyle just wants to go with the rest of the island owing to the location of his properties. Silverglide said it was not just about height, but also keeping integrity of the Village, its own uniqueness. Mullins said the panel only recently revisited this idea of a unique Village standard. An explanation of survey and results was requested and made by Gooderham. Mullins said the definition of the Village might need to be refined. Bill Fenniman said that Sunset Captiva is not affected since it has deed restrictions to limit building height and size. Silverglide said the issue is the integrity of the Village, to keep it historic. However, the V zone may be the deciding point for exceptions, and he looked forward to the discussion next month.

Hurricane Committee: Doris Holzheimer gave a brief report, saying the committee was looking at the same issues as discussed last month: You can use your 2010 hurricane passes; you need an authorization letter on file with the Fire District to be able to have someone check your property; you need to send new one if anything has changed. There is a March 2 SkyWarn session scheduled in the Auger Room at Chadwicks Square, and they will be giving away weather radios. On May 10, a hurricane pre program was planned at South Seas. The committee still needs Structural Safety Inspection volunteers.

Financial: Gooderham provided a brief update from a handout to the panel.

Water quality: Gooderham provided an update, noting that a presentation from the SCCF Marine Lab on the results from the two-year study was still expected at the March meeting. A number of panel members said that the changing conditions at Blind Pass made it necessary to have a plan for continued testing in the event of pass closure, as well as access to any historic data, as that could be valuable in making the case to re-open the pass. Holzheimer asked if it was appropriate to write letters supporting Blind Pass action to county commissioners. Mullins said it could not hurt. A discussion of a county response to letters ensued. Mullins noted that county commissioners and staff were invited to the CEPD meeting in April to address the issue, and he wanted to see what happens at the BPA meeting on Blind Pass tomorrow.

Fund-raising: There was a discussion of the Feb. 9 Holiday Village fund-raising reception. Hayduk noted the travel festival would be Wednesday, April 20, the week before Easter. The committee was recruiting some bigger name chefs along with our local chefs. Flyers and posters were planned to promote event, and a donation to eat around the square was planned along with live and silent auctions. Island occupancy will be high, close to capacity. Volunteers will be needed for auction items, to bring in and facilitate the day of the event.

Trees: Gooderham explained the project status and response, noting that only five of the 15 property owners contacted had responded, and three of those asked that no trees be planted adjacent to their property to keep the driveway sightline clear. This might mean more trees could be planted at Turner Beach, and he hoped to be able to discuss that further at the March meeting.

The meeting adjourned at 10:45 a.m.

-- Ken Gooderham, administrator