



Sept. 8, 2026, meeting

AGENDA

Meeting convened at 9 a.m. – Zoom log-in details below

Email: captivacommunitypanel@gmail.com

- 9:00 a.m. Introductions and roll call; approval of Aug. 18, 2026, minutes
- 9:05 a.m. **Updates:** Order will be based on availability.
- Lee County Sheriff's Office update – Sgt. Adam Winton
 - Captiva Fire District update – Chief Jeff Pawul
 - CEPD update – TBD
 - SCCF update – Matt DePaolis, Environmental Policy Director
- 9:35 a.m. County proposal to eliminate Captiva Plan – David Mintz
- 10:00 a.m. South Seas redevelopment legal update – David Mintz
- 10:05 a.m. Rauschenberg property update – David Mintz
- 10:10 a.m. Public records litigation – David Mintz
- 10:15 a.m. Stormwater Committee update – Jay Brown
- 10:20 a.m. Wastewater Committee update – Jay Brown
- 10:25 a.m. Infrastructure Committee update – Mike Bennett
- 10:30 a.m. Bayside resilience project – David Mintz/Linda Laird
- 10:35 a.m. Development Committee – Margarethe Thye-Miville
- 10:40 a.m. Possible changes in panel administration – David Mintz
- 10:45 a.m. Panel members' comments & questions
- Audience comments & questions (use Zoom Q&A messaging to submit)
- NOTE:** Anonymous questions will not be answered during the meeting

Adjourn

Next Captiva Community Panel meeting scheduled for Oct. 13

One or more elected or appointed local government officials, including but not limited to officials with the Captiva Erosion Prevention District, may be in attendance at this meeting.

You are invited to a Zoom webinar!

When: Sep 8, 2026 09:00 AM Eastern Time (US and Canada)

Topic: September 2026 Captiva Community Panel meeting

Join from PC, Mac, iPad, or Android:

<https://us02web.zoom.us/j/87317570287?pwd=CxjV4dBObQ8Lqi3bFEvelZ8tbAdpQZ.1>

Passcode:261843

Join via audio:

- | | |
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Webinar ID: 873 1757 0287 / Passcode: 261843

2026 panel officers:

- President: David Mintz
- Vice president: Bruce McDonald
- Secretary: Jay Brown
- Treasurer: Sandy Stilwell Youngquist

Captiva Community Panel obligations

- 1) Publish an annual schedule of meetings after the December meeting.
- 2) Re-elect panel members (or elect new panel members) for those whose terms expire (see below). Panel officers will be elected at the January meeting after the new panel members are installed.
- 3) Develop and approve an annual budget no later than the December meeting.
- 4) Bylaws revisions will be addressed as necessary. Any amendment requires 60 days' notice prior to vote, and approval requires a two-thirds vote of the full panel at a panel meeting where a quorum is present.
- 5) The president shall appoint a Nominating Committee of at least three members (only one of which can be a panel member) by the March meeting, for ratification by the panel members at that meeting. The committee (along with the CPOA and CCA appointments) will offer a slate of candidates at the October meeting, for a vote at the December meeting. See bylaws for more detail.

PANEL SEAT ASSIGNMENTS:

- **CPOA:** Bruce McDonald, Sandy Stilwell Youngquist, Margarethe Thye-Miville, Ken Suarez, John Wade
- **CCA:** Michael Bennett, Jon Rosen
- **PANEL:** Jay Brown, Linda Laird, David Mintz, Bob Rando

TERM STATUS:

- Expires in December 2026 and termed out: Linda Laird, Bruce McDonald
- Expires in December 2026 with another three-year term possible: Ken Suarez
- Expires in December 2027 and termed out: David Mintz
- Expires in December 2027 with another three-year term possible: Michael Bennett, John Wade
- Expires in December 2028 and termed out: Sandy Stilwell Youngquist, Margarethe Thye-Miville
- Expires in December 2028 with another three-year term possible: Jay Brown, Bob Rando, Jon Rosen

Article 6, Section 2 -- Terms of Office

Panel Members shall serve terms running for a period of three (3) consecutive years commencing at the Regular January meeting. Panel Members may be appointed or elected pursuant to these Bylaws for a second three (3) year term, for a maximum of six (6) consecutive years. Panel Members having completed two (2) consecutive terms on the Panel shall not be eligible for re-appointment to the Panel unless and until a period of one (1) year has expired since the completion of the last term served by such Panel Member. A Panel Member filling a vacancy pursuant to Article Six, Section 6.C. for a period of 18 months or more shall be deemed to have served a full three (3) year term. Such Panel Member shall be eligible for a second three (3) year term. A Panel Member filling a vacancy for a period of less than 18 months shall be eligible for two additional three (3) year terms

Article 5, Section 1 -- Election of Officers

At its first January meeting following its annual meeting in December, the Panel shall elect Officers of the Panel who shall serve a one (1) year term or until the end of their term on the Panel, whichever period is the lesser. The terms of office shall commence at the Regular January meeting. Mandatory Panel nominations and elections as necessary shall be held for the following offices: President, Vice President, Secretary and Treasurer. The Panel may also choose to elect other officers as may be desired from time to time. Election of officers may not occur without a quorum of the Members being first established.

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~~base; and, protection or mitigation of environmental features, including but not limited to flow-ways, protected species, and habitat.~~

~~**POLICY 9.1.6: OBJECTIVE 29.5: AGRICULTURE.** Support small and large-scale farming operations and alternative, agriculturally-based enterprises to sustain economically-viable commercial agriculture in order to foster a diverse local economy while maintaining agricultural uses. For the purposes of this objective, alternative, agriculturally-based enterprises including but are not limited to the production of biofuel crops, niche farming activities, agri-tourism, and carbon offset farming.~~

~~**POLICY 29.5.1 9.1.7:** Support compatible urban agriculture and the use of public and private lands for community gardens.~~

- Updated for internal consistency and clarity.
 - Relocated from Objective 29.5.
 - Relocated from Policy 29.5.1.
 - Modify to identify support for compatible urban agricultural uses.
-

~~**POLICY 10.2.9:** As part of the a new MEPD rezoning application, a public informational meeting which meets the requirements of Policy 17.3.4 must be held prior to the submittal of the rezoning application and within three miles of the boundary of the affected Community Plan Area. (Ord. No. 19-13)~~

- Updated to maintain internal consistency.
-

~~**POLICY 23.2.1 11.1.3: Mixed Use Development.** Mixed use developments as defined in the Glossary, and mixed use developments structures containing both commercial and residential uses within the same structure, are appropriate permitted on Captiva properties that were zoned C-1 or CT as of Jan. 1, 2006. Such properties may be allowed residential units in addition to commercial uses at a density consistent with the Lee Plan. Such developments will only be permitted if approved as a Commercial or Mixed Use Planned Development. (Ord. No. 03-02, 18-04, 18-18)~~

- Relocated from Policy 23.2.1.
- Retention of this policy is necessary to avoid conflicts with SB 180.

~~**GOAL 13: PRIVATE RECREATIONAL FACILITIES IN THE DR/GR.** To ensure that the development of Private Recreational Facilities in the DR/GR is compatible with the intent of this future land use category, including recharge to aquifers, development of future wellfields and the reduction of density. (Ord. No. 99-16, 18-18)~~

- Goal 13 has been relocated to Goal 6 (Commercial Uses), and the remaining Objectives and supporting Policies have been deleted because they are duplicative with LDC

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~~**POLICY 22.1.4:** Building and project designs must ensure that internal street systems are designed for the efficient and safe flow of vehicles and pedestrians without having a disruptive effect on the activities and functions contained within or adjacent to the development. (Ord. No. [09-10](#), [18-18](#))~~

~~**POLICY 22.1.5:** Heritage trees will be preserved or, when possible, may be relocated on site. If a heritage tree must be removed from the site then a replacement tree with a minimum 20-foot height must be planted within an appropriate open space. (Ord. No. [09-10](#), [18-18](#), [21-09](#))~~

~~**POLICY 22.1.6:** A collector road connection from South Olga Drive west to the intersection of Old Olga Road and Caribbean Drive is supported. If constructed, the roadway connection will be at the developer's expense as properties along the proposed roadway are built. (Ord. No. [09-10](#), [18-18](#))~~

~~**POLICY 22.1.7:** Maintain LDC regulations that require natural habitats, such as tree canopies, be incorporated into project site designs. (Ord. No. [09-10](#), [18-18](#))~~

~~**POLICY 22.1.8:** When undertaking streetscape improvements, new private construction and building rehabilitation, utility lines must be placed underground where it is economically feasible and where practical to improve visual qualities. (Ord. No. [09-10](#), [18-18](#))~~

- Policy 22.1.1 is redundant with requirements in LDC 10-296 and Lee Plan Map 3-D.
- Policy 22.1.2 is duplicative with Policy 5.1.5, which addresses compatibility with adjacent residential development.
- Policy 22.1.4 is duplicative of Policy 6.1.5.
- Policy 22.1.5 is redundant with requirements in LDC 10-416, which incentivizes the protection of heritage trees.
- Policy 22.1.8 is unnecessary in the Lee Plan and may not be appropriate or feasible based on site-specific design requirements or needs of the specific utility provider.

~~**GOAL 23: CAPTIVA COMMUNITY PLAN.** The goal of the Captiva Community Plan is to protect the coastal barrier island community's natural resources such as beaches, waterways, wildlife, vegetation, water quality, dark skies and history. This goal will be achieved through environmental protections and land use regulations that preserve shoreline and natural habitats, enhance water quality, encourage the use of native vegetation, maintain the mangrove fringe, limit noise, light, water, and air pollution, create mixed-use development of traditionally commercial properties, and enforce development standards that maintain the historic low-density residential development pattern of Captiva. (Ord. No. [03-01](#), [18-04](#), [18-18](#), [23-33](#))~~

~~**OBJECTIVE 23.1: PROTECTION OF NATURAL RESOURCES.** To continue the long-term protection and enhancement of wetland habitats, water quality, native upland habitats (including rare and unique habitats), and beaches on Captiva. (Ord. No. [03-01](#), [18-04](#), [18-18](#))~~

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~~**POLICY 23.1.1: Mangrove Fringe.** Consider development regulations that will provide additional protection to the shoreline, including mangrove fringe, to the greatest extent possible. (Ord. 18-04, 18-18)~~

~~**POLICY 23.1.2: Blind Pass.** Cooperate at the federal, state, regional and local levels, efforts to maintain Blind Pass as an open pass. Lee County recognizes the positive benefits of maintaining an open Blind Pass to the near shore environment, marine ecology, back bay water quality, and boater access. (Ord. No. 03-01, 11-19, 18-04, 18-18)~~

~~**POLICY 23.1.3: Estuarine and Wetland Resources.** Continue to support the protection of estuarine and wetland resources and wildlife habitat on Captiva. (Ord. No. 03-01, 18-04, 18-18)~~

~~**POLICY 23.1.4: Beach and Shore Preservation.** Continue to support the effort of the Captiva Erosion Prevention District, a beach and shore preservation authority under provisions of Chapter 161, Florida Statutes, to preserve, protect and maintain Captiva's beaches using environmentally responsible methods. (Ord. No. 03-01, 18-04, 18-18)~~

~~**POLICY 23.1.5: Quality of Adjacent Waters.** Continue to support efforts to investigate measures that may improve water quality in Pine Island Sound and the Gulf of Mexico. This may include a feasibility analysis of alternative wastewater collection and treatment systems to serve the Captiva community for a planning period of 30 years, including a central sewer system based upon current land use regulations. Should the feasibility analysis show that Captiva requires or is best served by an alternative wastewater collection and treatment system, Lee County will encourage efforts to size the system consistent with development permitted by the Lee Plan and the LDC. (Ord. No. 03-01, 18-04, 18-18)~~

~~**POLICY 23.1.6: Natural Upland Habitats.** Continue to support the preservation of native upland vegetation and wildlife habitat on Captiva. (Ord. No. 18-04, 18-18)~~

- Objectives and Policies that are out of date, ineffective, or duplicative are being deleted.
 - o Objective 23.1 is duplicative of Goal 23, generally.
 - o Policy 23.1.1 is duplicative of Objective 123.2 and Policy 123.2.12.
 - o Policy 23.1.2 is duplicative of Goal 114 and Policy 114.1.3.
 - o Policy 23.1.2 is duplicative of Goals 122, 123, and 124 114.
 - o Policy 23.1.4 is duplicative of Objectives 101.4 and 101.5.
 - o Policy 23.1.5 is duplicative of Objectives Goals 59, 60, and Objective 56.2.
 - o Policy 23.1.6 is duplicative of Objectives Goals 123.

~~**OBJECTIVE 23.2: PROTECTION OF COMMUNITY RESOURCES.** To continue the long term protection and enhancement of community facilities, existing land use patterns, unique neighborhood-style commercial activities, infrastructure capacity, and historically significant features on Captiva. (Ord. No. 03-02, 18-04, 18-18)~~

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~~POLICY 23.2.1: Mixed Use Development.~~ Mixed use developments as defined in the Glossary, and mixed use developments containing both commercial and residential uses within the same structure, are appropriate on Captiva properties that were zoned C-1 or CT as of Jan. 1, 2006. Such properties may be allowed residential units in addition to commercial uses at a density consistent with the Lee Plan. Such developments will only be permitted if approved as a Commercial or Mixed Use Planned Development. (Ord. No. ~~03-02, 18-04, 18-18~~)

~~POLICY 23.2.2: Subdivision of Existing RSC 2 Parcels.~~ Maintain existing development regulations that restrict the subdivision of parcels that are zoned RSC 2 (Captiva Estate) as of January 1, 2002 unless the resulting lots comply with the minimum lot size and dimensional requirements set forth in the LDC for RSC 2-zoned lots in Captiva. (Ord. No. ~~03-01, 18-04, 18-18~~)

~~POLICY 23.2.3: Building Heights.~~ Maintain building height regulations that account for barrier island conditions, such as mandatory flood elevation and mean high sea level, for measuring height of buildings and structures. (Ord. No. ~~18-04, 18-18, 23-33~~)

~~POLICY 23.2.4: Historic Development Pattern.~~ Limit development to that which is in keeping with the historic development pattern on Captiva including the designation of historic resources and the rehabilitation or reconstruction of historic structures. The historic development pattern on Captiva is comprised of low-density residential dwelling units, as defined in LDC, Chapter 10, minor commercial development and South Seas Island Resort. (Ord. No. ~~18-04, 18-18~~)

~~POLICY 23.2.5: Lot Size per Unit.~~ Development orders or development permits that would result in a reduction of the minimum lot size per unit permitted on a parcel under the parcel's current zoning category or under any other zoning category that would result in a reduction of the minimum lot size per unit on that parcel (as of March 23, 2018) are prohibited. (Ord. No. ~~18-04, 18-18~~)

~~POLICY 23.2.6: Variances and Deviations.~~ Variances and/or deviations from the current development standards will not be permitted unless they meet all of the specific requirements for variances and deviations set forth in the LDC. (Ord. No. ~~18-04, 18-18~~)

~~POLICY 23.2.7: Alternative Transportation.~~ Support integration of pedestrian and bicycle facilities into the transportation network to make Captiva safer for pedestrians, golf carts and bicyclists and to reduce automobile dependence and the need for increased parking facilities. (Ord. No. ~~18-04, 18-18~~)

~~POLICY 23.2.8: Underground Utilities.~~ Support efforts to investigate the relocation of utilities underground. (Ord. No. ~~18-04, 18-18~~)

~~POLICY 23.2.9: Dark Skies.~~ Limit light pollution and light trespass on Captiva in order to protect wildlife from any detrimental effects and for the benefit of Captiva residents and visitors. (Ord. No. ~~18-04, 18-18~~)

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- Objectives 23.2, and the supporting policies are duplicative of the Future Land Use Map and future land use categories, which include Outlying Suburban (3 dwelling units per acre), and Wetlands, or other provisions of the Lee Plan and:
 - o Do not establish densities or intensities
 - o Do not establish distribution or commercial, industrial, residential, or agricultural uses, and,
 - o Create ambiguities that decrease predictability of the Plan.
- Site development standards for utilities in the Lee Plan are unnecessary and may not be appropriate or feasible based on site-specific design requirements or needs of the specific utility provider.
- Policy 23.2.1 has been relocated to Policy 11.1.3 Retention of this policy is necessary to avoid conflicts with SB 180.
- Objectives and Policies that are out of date, ineffective, or duplicative are being deleted.
 - o Policy 23.2.3 is duplicative of Land Development Code, 34-2175, which limits height based on future land use category and a specific limitation for Captiva Island.
 - o Policy 23.2.9 is duplicative of Objective 123.5.

~~**OBJECTIVE 23.3: NATIVE VEGETATION AND TREE CANOPY.** To enforce and strengthen existing vegetation ordinances intended to preserve, promote, and enhance the existing native vegetation and tree canopy on Captiva. (Ord. No. [18-04](#), [18-18](#))~~

~~**POLICY 23.3.1: Trees along Captiva Drive.** Support efforts to restore the historic tree canopy and vegetative buffers along Captiva Drive between Blind Pass and the north end of Captiva Drive by promoting planting of indigenous, native or non-invasive trees, preferably those that require minimal irrigation once established. (Ord. No. [18-04](#), [18-18](#))~~

~~**POLICY 23.3.2: Invasive Vegetation and Nuisance Pests.** Consider implementation of methods or programs, including education of individual property owners, to reduce the proliferation of invasive exotic vegetation and nuisance pests. (Ord. No. [18-04](#), [18-18](#))~~

- Removed unnecessary and outdated language.
- Policy 23.3.1 is not an appropriate policy. Development of single-family residential uses does not require the installation of trees.

~~**OBJECTIVE 23.4: PUBLIC PARTICIPATION.** Opportunities for public input will be provided during the comprehensive plan amendment and rezoning processes. (Ord. No. [18-04](#), [18-18](#))~~

~~**POLICY 23.4.1: Public Informational Meeting.** The owner or agent applying for an amendment to Captiva community specific provisions in the Lee Plan or LDC must conduct one public informational meeting. The applicant is fully responsible for providing the meeting space, providing advance notice of the meeting, and providing security measures as needed. The meeting must be held within the community plan boundary. Advance notice of the meeting must be disseminated in a community based media outlet, physically posted at the post office and provided~~

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~~in writing to citizen groups and civic associations within the community that are registered with Lee County for notification of pending Lee Plan or LDC amendments. The notice must be available and posted at least one week prior the scheduled meeting date.~~

~~At the meeting, the agent will provide a general overview of the amendment for any interested citizens. Subsequent to this meeting, the applicant must provide County staff with a meeting summary document that contains the following information: the date, time, and location of the meeting; a list of attendees; a summary of the concerns or issues that were raised at the meeting; and the applicant's response to any issues that were raised. This information must be submitted to the County before an application for a project can be found sufficient.~~

~~Zoning Public Informational Meetings: Zoning related public information meetings will be required as provided in the LDC. (Ord. No. [18-04](#), [18-18](#))~~

~~**POLICY 23.4.2: Online Database.** Maintain an online database available to the public for their review containing comprehensive plan amendment and zoning case information specific to each community plan area. (Ord. No. [18-04](#), [18-18](#))~~

- This policy is out of date and not necessary. Zoning and Comprehensive Plan Amendments cases are maintained online for all areas of unincorporated Lee County. State law provides legal notice requirements.

~~**GOAL 24: GREATER PINE ISLAND COMMUNITY PLAN.** Manage future growth on and around Greater Pine Island so as to: maintain the island's unique natural resources, rural character, and coastal environment; support the viable and productive agricultural community and other local businesses; and to protect the public health, safety and welfare of island residents and visitors when a hurricane strike is imminent. (Ord. No. [94-30](#), [05-21](#), [16-07](#), [18-18](#))~~

~~**OBJECTIVE 24.1: NATURAL RESOURCES.** County regulations, policies, and discretionary actions affecting Greater Pine Island will permit no further degradation of estuarine and wetland resources, and will serve the long term preservation of native upland vegetation and wildlife habitat. (Ord. No. [94-30](#), [00-22](#), [16-07](#), [18-18](#))~~

~~**POLICY 24.1.1:** The County will not approve or support any new canals on Greater Pine Island or any new artificial channels in natural waters within one mile of Pine Island. (Ord. No. [94-30](#), [00-22](#), [18-18](#))~~

~~**POLICY 24.1.2:** Lee County will maintain a map of the seagrass beds around Greater Pine Island, and will regulate boating activities around Greater Pine Island and marina siting on Greater Pine Island in such a way as to prevent the net loss of seagrasses due to "prop dredging." (Ord. No. [94-30](#), [00-22](#), [18-18](#))~~

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XIII Administration b. Administrative Interpretations of the Plan

2. Standards for Administrative Interpretations

a. through e.(4)(a) remains unchanged.

- (b) The lot/parcel is located on Captiva Island in an area identified by Policy 23.2.1 11.1.3 and is approved as a Commercial or Mixed-Use planned development.

- Amended to maintain internal consistency.
-

XIV Glossary

~~**ACTIVITY CENTER**—Those areas of such economic, recreational, cultural, or unique locational significance that the community has unusual difficulty in providing transportation facilities consistent with adopted service levels (see Objective 37.3).~~

- Deleted to maintain internal consistency.
-

~~**ASSOCIATED SUPPORT DEVELOPMENT**—Within the University Community land use category is that development which is related to and justified by the University, including but not limited to support facilities, university housing, and development, such as research and development parks, which would not have come to the University Community except for the synergy created by the University. (Ord. No. 92-47)~~

- Deleted to maintain internal consistency
-

~~**COMMUNITY PLAN**—A Goal in the Lee Plan specific to a defined area of the County with long term community objectives and policies that complement and remain consistent with the County's overall goals, objectives, and policies. (Ord. No. 18-18)~~

- Deleted to maintain internal consistency
-

COUNTY FACILITIES – means property owned or leased by Lee County and all uses and improvements thereon, including but not limited to public utilities and resource recovery facilities, public recreational uses, public safety facilities, communication towers, and other public facilities. The term does not include property owned, leased, or controlled exclusively by a constitutional officer, independent authority,

Proposal for iguana eradication

Aug. 20, 2026

The Captiva Community Panel would contract with AAA Wildlife Trapping & Removal Services (Alfredo Fermin) for iguana trapping & removal services on the following schedule:

Dates	Visits	Per week	Total
Aug. 31, 2026-Dec. 26, 2026 (17 weeks)	2/week	\$1,000	\$17,000
Feb. 28, 2027-April 24, 2027 (8 weeks)	4/week	\$2,000	\$16,000
April 25, 2027-Aug. 29, 2027 (18 weeks)	2/week	\$1,000	\$18,000
Total			\$51,000

- Services would be invoiced monthly via email (to captivacommunitypanel@gmail.com) with a weekly take total included.
- Modifications could be made to this schedule by either party with minimum notice of 10 business days.
- If the Captiva Erosion Prevention District is able to resume some level of funding for eradication, the Community Panel will coordinate with the district on payments and developing a revised schedule based on need, staffing requirements, funding availability and any pending grant requirements.
- The on-island contact for AAA Wildlife with the Community Panel would Margarethe Thye-Miville. Payment would be handled by the panel administrator.



Sponsor Levels:

Grand Illusionist	\$ 2,500	Largest Logo, Meet the performer, 10 complementary tickets
Magic Maker	\$ 1,000	Large Logo, 4 complementary
Wonder Waver	\$ 500	Prominent Logo, 2 complementary tickets
Joy Bringer	\$ 250	Small Logo
Friend of the Magic	\$ 100	Name listed

Captiva Community Panel

FINANCIAL UPDATE

August 28, 2026

Revenues:	2021 actual	2022 actual	2023 actual	2024 actual	2025 actual	2026 proposed	2026 actual
Fund-raising events	\$0.00	\$0.00		\$3,729.39			
Solicited donations	\$71,594.77	\$46,244.76	\$95,190.87	\$52,179.85	\$45,211.69	\$40,000.00	\$23,620.00
SLR study donations	\$33,346.00	\$0.00					
Interest	\$0.00	\$0.00	\$32.61	\$244.27	\$489.78	\$350.00	\$122.38
Other revenue	\$0.00	\$0.00	\$250.00		\$35,000.00		
From cash reserves	\$0.00	\$2,049.82		\$40,470.58	\$8,836.40	\$17,795.70	
Annual revenues (net)	\$104,940.77	\$48,294.58	\$95,473.48	\$96,624.09	\$89,537.87	\$58,145.70	\$23,742.38
Expenses:	2021 actual	2022 actual	2023 actual	2024 YTD	2025 final	2026 proposed	2026 actual
Legal fees	\$0.00	\$0.00			\$16,790.50		\$2,207.00
Administration	\$19,800.00	\$21,000.00	\$30,000.00	\$30,000.00	\$30,000.00	\$30,000.00	\$22,500.00
Administration -- bonus	\$0.00		\$5,000.00			\$0.00	
Iguana eradication			\$33,550.00	\$40,000.00	\$800.00	\$0.00	
Communications (Mail Chimp)	\$384.00	\$0.00	\$424.00	\$318.00	\$318.00	\$350.00	\$238.50
Development Committee	\$1,856.64	\$0.00		\$324.21			\$500.00
Waste/Stormwater Committee	\$0.00	\$0.00					\$60,000.00
Sidewalk Committee	\$3,220.00	\$0.00					
Sea Level Rise Committee	\$10,375.00	\$6,570.47	\$3,875.00				
Bayside adaptation study	\$16,566.90	\$16,786.37					
Other committees	\$500.00				\$1,072.90		
Support for ongoing projects	\$0.00	\$0.00	\$10,000.00	\$20,000.00	\$35,000.00	\$20,000.00	
Travel reimbursement	\$2,423.08						
MSTU petitions (Iguanas)	\$2,205.32	\$0.00				\$0.00	
Copies and mileage	\$332.20	\$256.32	\$336.76	\$82.66	\$53.60	\$100.00	\$53.60
Website/computer services	\$6,797.02	\$99.00	\$512.11	\$637.13	\$655.72	\$960.00	\$373.95
Storage	\$456.76	\$578.76	\$736.00	\$1,859.56	\$76.00	\$960.00	\$744.08
Advertising for meetings & events	\$0.00	\$0.00					
AV & Zoom fees	\$404.42	\$455.88	\$1,180.84	\$1,127.88	\$1,127.88	\$1,200.00	\$902.91
Insurance -- D&O & Hole-in-One	\$1,797.00	\$1,741.14	\$3,210.07	\$1,511.00	\$3,056.07	\$3,300.00	\$1,555.07
Taxes & fees	\$136.25	\$357.25	\$317.51	\$230.38	\$163.75	\$200.00	\$138.13
Processing & service charges	\$234.06	\$308.13	\$284.85	\$532.17	\$358.11	\$500.00	26.73
To cash reserves	\$36,841.48	\$0.00	\$5,437.80	\$0.00			
Other (1% Contingency)	\$610.64	\$141.26	\$608.54	\$1.10	\$64.54	\$575.70	
Operations total expenses	\$104,940.77	\$48,294.58	\$95,473.48	\$96,624.09	\$89,537.07	\$58,145.70	\$89,239.97
Net income	\$0.00	\$0.00	\$0.00	\$0.00	\$0.80	\$0.00	(\$65,497.59)

Cash on hand August 2025 \$210,914.07
Cash on hand August 2026 \$170,019.36
% change -19.39%

Cash flow analysis
Cash on hand \$170,019.36
Escrowed directed donations \$20,000.00
Escrowed county grants \$0.00
Cash available for use \$150,019.36

Pending expenses:
County grant for wastewater study \$0.00 Paid
Total \$0.00

Public records legal charges:
March 17, 2026 \$20,437.50
May 18, 2026 \$3,792.50
June 17, 2026 \$11,228.50
Total: \$35,458.50