



City Council Chamber
735 Eighth Street South
Naples, Florida 34102

City Council Workshop Meeting – Monday, December 16, 2002 – 9:30 a.m.

Mayor MacKenzie called the meeting to order and presided.

ROLL CALLITEM 1

Present: Bonnie R. MacKenzie, Mayor
Gary Galleberg, Vice Mayor
Council Members
Joseph Herms
William MacIlvaine
Clark Russell
Penny Taylor (arrived 10:12 a.m.)

Absent: Tamela Wiseman

Also Present:

Kevin Rambosk, City Manager
Tara Norman, City Clerk
Karen Kateley, Administrative Specialist
Richard Morris
Pamela Stewart
Eugene Burke
County Commissioner Fred Coyle
James Lennane

Airport Authority:

Peter Manion
Richard Cobb
Eric West
Peter Eschauzier
Ted Soliday, Airport Executive Director
Gail Curtin

Media: Dianna Smith, Naples Daily News
Other interested citizens and visitors.

It is noted for the record that all City Council Members except Council Member Wiseman attended the opening ceremony for the Naples Preserve Visitor Center at 8:30 a.m. The following portion of the meeting convened at 9:31 a.m.

SET AGENDA.....ITEM 2

No changes were noted from the published agenda.

INTERVIEWS WITH VARIOUS BOARD CANDIDATES.....ITEM 3

The following individuals were interviewed: Pamela Stewart (Code Enforcement Board and Public Art Advisory Committee), Eugene Burke (Public Art Advisory Committee), and Richard Morris (Board of Appeals). Interviews concluded at 10:00 a.m. In response to Mayor MacKenzie, City Clerk Tara Norman commented that this recruitment effort, being the first to use a display newspaper ad, had produced some applicants but not a sufficient number to fill all vacancies. Mayor MacKenzie echoed comments by Vice Mayor Galleberg during the above interviews that the quality of applicants had however been extremely high. Vice Mayor Galleberg also suggested that a special color background be implemented to distinguish the listing of vacancies on the City's cable television channel.

QUARTERLY REPORT BY CITY OF NAPLES AIRPORT AUTHORITYITEM 4

(A copy of the graphics used in the report by Airport Authority Chairman Peter Manion are contained in the file for this meeting in the City Clerk's Office.) Chairman Manion stressed the airport's financial viability and explained that because the airport is a break-even operation, any net income is invested in its facilities (\$322,000 FY 2002 and projected \$212,300 FY 2003). After reviewing various projects funded by the airport and federal sources, Chairman Manion indicated that 94% of 261 survey respondents favored more reliable connections to such destinations as Atlanta, New York as well as Florida cities such as Tallahassee. While the loss of American Eagle service had resulted in a 55% reduction in passenger seats sold since FY 2001, Cape Air had recently begun service to Fort Lauderdale. He said that announcement of service by another possible air carrier was imminent. In conclusion, Chairman Manion pointed out that safety, as the airport's first priority, continues to be enhanced, that facilities are continuing to be upgraded and service improved through seeking new air carriers; he also highlighted continuing and recognized efforts in noise abatement. In conclusion, Chairman Manion recognized airport Executive Director Ted Soliday for being named Airport Professional of the Year by the Florida Department of Transportation (FDOT) and noted fellow Airport Authority Commissioners present.

It is noted for the record that Council Member Taylor entered the meeting at 10:12 a.m.

Council Members Russell and MacIlvaine complimented the Naples Airport Authority (NAA) on its operations, Mr. Russell stressing the need for intra-state air service to such destinations as Tallahassee, and Mr. MacIlvaine requesting additional information on the brightness of new runway lighting. Executive Director Soliday explained that while final design for the lighting system had not yet been completed, informational meetings would be held with surrounding property owners and explained that the system would be state of the art and contain much needed lightning suppression. Vice Mayor Galleberg noted that Council had received several pieces of correspondence with reference to the Jet One dispute, and both he and Council Member Herms requested additional information. Pointing out that a hearing on the litigation between NAA and Jet One is scheduled for hearing in the near future, both Chairman Manion and Airport Commissioner Eric West declined further specifics of the case. However, they explained that because a monopoly on fuel sales is one of the ways that the federal government permits airports to derive funding (as opposed to local subsidies or large airline operations), Naples Airport derives 80% of its funding from this source. Although Jet One had been allowed to dispense fuel in conjunction with its operations, it was not permitted to realize a profit, although audits had lead NAA to believe that profits had in fact occurred, Chairman Manion noted.

In addition to expressing interest in the above issue, Council Member Herms requested information regarding the noise level which would result with the introduction of new air carriers. Executive Director Soliday assured the Council that any new aircraft introduced into the operation would be as quiet or quieter than those already flying out of the facility; in fact, newer aircraft are increasingly quieter than their predecessors, he added.

Council Member Taylor inquired about an NAA proposal to, via state legislation, increase its borrowing limitation from \$5 million to \$15 million. Chairman Manion explained that NAA had received the Mayor's support and had made a presentation to the Collier County Legislative Delegation. The intent, he said, is to fund restoration of facilities in the event of a natural disaster and not for routine improvements. Mr. Manion also pointed out that if the \$5 million borrowing limit were adjusted based on the Consumer Price Index (CPI) the current value would actually be approximately \$15.7 million. Executive Director Soliday also pointed out that NAA anticipates retiring, not increasing, its current \$2.5 million debt in the next five to six years. He also said that

financial advisors had indicated that NAA could qualify for a debt limit of approximately \$20 million.

Other issues raised include a need for signage clarification to direct airport users to general aviation or the passenger terminal, improvements made at the intersection of North and Airport Roads to facilitate traffic flow, and the high degree of coordination which is enjoyed by the airport with federal security personnel administered through a Fort Myers office.

Council Member Herms then suggested the planting of additional trees on North Road, and Council Member Taylor expressed concern that a canopy of Australian pines elsewhere along North Road may be removed. Director Soliday explained that as right-of-way planting on North Road goes forward, NAA must comply with City requirements to remove exotics although NAA maintains contact with area residents. Chairman Manion added that no trees would be removed without working with those affected.

Mayor MacKenzie complimented the Authority on its report, characterizing it as a tribute to both the Commissioners and airport management.

DISCUSSIONS WITH COUNTY COMMISSIONER FRED COYLEITEM 5

Commissioner Coyle invited comments from City Council Members and referred to the upcoming workshop between the Council and County Commission scheduled for January. He indicated County support for such issues of concern as revised FEMA regulations, fire sprinkler retrofit and swimming pool access restrictions. Council Member Herms asked whether traffic statistics had been accumulated for Golden Gate Parkway intersections with Airport Road, Goodlette-Frank Road and US 41. Both Commissioner Coyle and City Manager Kevin Rambosk indicated that this information would be provided as early as possible before the January joint meeting.

Council Member Herms also inquired whether the development to be known as Sabal Bay would meet the Development of Regional Impact (DRI) threshold or whether the County would be the approving agency, noting interest in this information in conjunction with the City's Planning Advisory Board's (PAB's) consideration of the Hamilton Harbor petition. Mr. Coyle said that while he had not seen plans and could not comment on building height, he expected that the development would be presented to the County Commission and that preliminary information indicates density will be dramatically reduced and open space increased from prior proposals. He also cited the commercial component which had already occurred and that the developers had provided land for a new intersection at Thomasson Drive and Rattlesnake Hammock Road (with US 41) as well as such other public needs as permission for the County to use the Lely drainage outfall.

Vice Mayor Galleberg cited Mr. Coyle's stated position that a flyover at Golden Gate Parkway and Airport Road not be considered until Livingston Road is completed. Commissioner Coyle indicated that a report by staff was due prior to consideration of the flyover and that the County Commission had seen just a preliminary design of this structure. He also pointed out that a "conflict" report was expected which would address traffic impacts caused by overlapping construction projects. However, Mr. Coyle said that he did not believe there was sufficient support at that time for his position that the flyover not be considered until completion of Livingston Road. He reiterated the importance of receiving the road project conflict report. (Later in the discussion Mayor MacKenzie reported that discussions had already been held with Senator Burt Sanders regarding the possibility of redirecting the flyover funding to other County road improvement projects.)

Vice Mayor Galleberg expressed his strong opposition to a recent proposal that the Tourist Development Council (TDC) reallocate to tourism promotion certain tourist tax revenue now designated for beach renourishment and urged Mr. Coyle and County Commissioner ~~Hallas~~ Halas to oppose it. Mr. Coyle said that while he believes that hoteliers are more effective than government in tourist promotion, he had been in the minority and therefore has conveyed his support for the effort. He also asserted the belief that Collier County was deriving valuable benefit from the amount expended on tourism promotion but that funds for this purpose should not be redirected from beach renourishment. Commissioner Coyle then told the Council that he had begun to revise his position on the extent of impact upon the County infrastructure and services represented by tourism. This is based on recent data, he said, which indicate that the majority of this impact actually results from an influx of seasonal visitors who own property in the area, are taxed, but who do not take advantage of public facilities on a year round basis. He also stressed the importance of diversifying the local economy so that it is not over-dependent on tourism. Vice Mayor Galleberg indicated his concurrence as did Council Member Russell who also mentioned that competition in the tourism industry had generated the emotion which is being expressed.

Mayor MacKenzie expressed appreciation for Commissioner Coyle's continuing interest and support of the City's interests. Brief further discussion centered on various other road projects with City Manager Rambosk reporting that the Sandpiper/US 41 intersection improvements would be completed ahead of schedule and Commissioner Coyle reporting that the right-of-way acquisition process was underway for Immokalee Road improvements. Mr. Coyle also confirmed for Mayor MacKenzie that the 150 feet of right-of-way would be sufficient to accommodate a high-speed travel lane connecting the Naples area to the Immokalee Airport.

PUBLIC COMMENT.....

James Lennane, 4228 Gordon Drive (11.23 a.m.) cited what he described as an opposing view to the Naples Airport Authority (NAA) regarding Jet One. He said that litigation expenses had been underestimated by NAA, citing other legal issues between his business and NAA, and asserting that fuel revenues had been unrealistically overstated. He predicted that Jet One's treatment by NAA would cause a negative reaction among other airport business operators and urged that these same individuals have a greater voice in decision making at the facility.

REVIEW OF ITEMS ON THE 12/18/02 REGULAR MEETING AGENDA.....**ITEM 7**

Item 6 (Sailing Club) Mayor MacKenzie indicated that 6-b and 6-c would be added to accommodate a DSEI and residential impact statement. City Manager Kevin Rambosk also noted that **Item 17** (Lowdermilk Park) would be separated into 17-a and 17-b with amendment from staff. Council Member Taylor indicated that **Item 14** (sculptures) would be continued but recommended that **Item 15** (Public Art Advisory Committee recommendations) go forward. Vice Mayor Galleberg requested information on the prior P.O.L.O. Club event (**Item 9-b**). Vice Mayor Galleberg also requested that **Item 9-d** (artwork) be removed from the Consent Agenda and requested information on placement and size. Both Council Member Herms and Mayor MacKenzie requested that **Item 9-f** (tree program) be removed from the Consent Agenda for separate vote. Information requested on **Item 11** (Heart of Naples) include relationship of landscaping recommendations to entire US 41 landscape plans (Galleberg) and full text of the Heart of Naples mission statement (Taylor). Mayor MacKenzie requested that on **Item 12** (Boorman landscape contract) a copy of the original contract signed in June be provided, and on **Item 16** (Norris Center) Vice Mayor Galleberg requested that staff identify the author of contract and staff personnel who reviewed the document.

CORRESPONDENCE

Although Council then briefly discussed the possibility of allotting additional time for the future consideration of the Hamilton Harbor petition, no changes in scheduling was made at this time. Mayor MacKenzie requested that staff look into the number of public parking spaces being occupied

by a construction debris container on Fifth Avenue South. Council Member Taylor requested that when the relocation of Fun Time Nursery is again considered staff research and provide alternative sites to Fleischmann Park; Mayor MacKenzie also urged that the matter be viewed in a comprehensive manner. It was noted that due to the scheduled opening ceremony at the River Park Community Center, additional correspondence and the City Manager's briefing would both be presented at the Regular Meeting on December 18.

BRIEFING BY CITY MANAGER.....ITEM 6

See above.

It is noted for the record that all City Council Members ~~except Council Member Wiseman~~ attended the opening ceremony for the River Park Community Center scheduled for 12:00 noon

ADJOURN.....

11:47 a.m.

Bonnie R. MacKenzie, Mayor

Minutes prepared by:

Tara A. Norman, City Clerk

Minutes approved: 1/8/03