

MINUTES
OF THE MEETING OF THE COLLIER COUNTY
HISTORIC/ARCHAEOLOGICAL PRESERVATION BOARD

Naples, Florida, April 21, 2010

LET IT BE REMEMBERED that the Collier County Historic/Archaeological Preservation Board, having conducted business herein, met on this date at 9:15 AM in REGULAR SESSION in Conference Room #610, Collier County Community Development and Environmental Services Center, 2800 N. Horseshoe Drive, Naples, Florida, with the following Members present:

CHAIRMAN: William Dempsey
Vice Chair: Sharon Kenny (Absent)
Pam Brown (Absent)
Patricia Huff
Elizabeth Perdichicci
Richard Taylor
Craig Woodward

ALSO PRESENT: Ray Bellows, Planning Manager – Zoning
Glenda Smith, Operations Analyst
Ashley Caserta, Senior Planner – Staff Liaison
Steve Williams, Assistant County Attorney

I. Call to Order

Chairman William Dempsey called the meeting to order at 9:19 AM.

II. Roll Call

The Roll was called and a quorum was established.

III. Approval of Agenda

The following topics were proposed for addition to the Agenda under **Item VII, "New Business:"**

- **Patricia Huff** – *Historic Signs*
- **Ashley Caserta** – *Pepper Ranch and Workshop* (discussed at the last meeting)
- **Ashley Caserta** – list of history sites on the Zoning website
- **Ray Bellows** – *Waiver/Cultural Arts Village and Lely Project*

Craig Woodward moved to approve the Agenda as amended. Second by Patricia Huff. Carried unanimously, 5-0.

IV. Approval of Minutes – February 17, 2010

Patricia Huff moved to approve the Minutes of the February 17, 2010 meeting as submitted. Second by Elizabeth Perdichicci. Carried unanimously, 5-0.

V. Engineering, Environmental, Comprehensive Planning, and Zoning Services

Division Report – Ray Bellows, Planning Manager, Zoning
(No Report)

VI. Old Business

A. Historic Brochure – Status Report: Patricia Huff

Chairman Dempsey noted Katie Varano, a design professional, attended the February meeting. Ms. Varano was to review the brochure and suggest possible format changes.

Patricia Huff stated Ms. Varano contacted her and requested Ms. Huff email the final version of the Brochure to her when available. Ms. Varano will review the document at that time and suggest format revisions.

A copy of the Brochure was distributed to the members.

Assistant County Attorney Williams noted the Land Development Code (under Section 8.07.01) referred to the name of the Committee as the "*Historic/Archaeological Preservation Board.*" (with [/], not [&]) It was decided all future documents and the website will conform to the official title.

Ms. Huff noted page numbers will be located at the bottom of the pages.

Chairman Dempsey questioned the reference to the website (colliergov.net/zoning) at the bottom of the Brochure's cover page, and requested to add the direction "click on Historic" to provide a direct link to the Brochure.

The following changes were suggested to the Brochure:

Page Number	Revision(s)
Cover	<ul style="list-style-type: none"> • “Background on the Organization” will be moved to end of the list of bulleted items
Page 2	<ul style="list-style-type: none"> • Correct misspelling of Keewaydin under “Naples” <p>There was a discussion of whether or not to include a listing for the Keewaydin Club since the building is no longer standing.</p> <ul style="list-style-type: none"> • It was suggested the Brochure specify whether a location denotes an historic site (no structure) or actual physical structure. • Richard Taylor will research to determine what, if anything, is standing at the Keewaydin site and revise the descriptive paragraph on Page 4.
Index/Map	<p>Numbers assigned to items in Index do not correspond to the Legend for Map #8</p> <ul style="list-style-type: none"> • The Map is incorrect and the County will revise it upon completion of the Brochure • Additional sites will be added to the Legend.
Page 4	<p>Ray Bellows noted the Preservation Board previously recommended designation of a house in Keewaydin to the Board of County Commissioners, which was approved by the BCC. He will provide the information for inclusion in the Brochure under Item #1.</p> <ul style="list-style-type: none"> • The house represents the architectural style of the 50s.
Page 5	<p>Naples Depot Museum (#4)</p> <ul style="list-style-type: none"> • “napping” village will be changed to “quiet” village • Craig Woodward mentioned a boat was restored by the Museum and sent to the Keewaydin Club. He will provide information • Insert “a” between “recreated” and “Seminole War fort”
Page 6	<p>Nehrling Caribbean Gardens (#5)</p> <ul style="list-style-type: none"> • Insert “to” between “it” and “Naples Zoo, Inc.” <p>Campiello’s Restaurant (#6)</p> <ul style="list-style-type: none"> • Richard Taylor will obtain a photograph of the Restaurant and write a description • Also known as the “Wind in the Willows” building <p>Naples Pier (#7).</p> <ul style="list-style-type: none"> • Attorney Williams will provide a photograph of the Naples Pier and write a description.

<i>Page Number</i>	<i>Revision</i>
Page 7	<p>Margood Park (#6)</p> <ul style="list-style-type: none"> Elizabeth Perdichicci will research the year when Collier County obtained the property
Page 8	<p>Marco Lodge Restaurant (#10)</p> <ul style="list-style-type: none"> Elizabeth Perdichicci will provide information and a photograph. Ray Bellows will provide information from County's files. <p>The Old Marco Inn (#11)</p> <ul style="list-style-type: none"> Description of the location will be change to: "northwest of Palm Street and Bald Eagle Drive"
Page 9	<p>Marco Island Historical Museum (#12)</p> <ul style="list-style-type: none"> No photograph (no discussion) <p>Captain John Horr House (#13)</p> <ul style="list-style-type: none"> Format of descriptive paragraph to be revised from bulleted to narrative style. #1 was objected to as "vague." Craig Woodward will revise.
Page 10	<p>Church of God & Pioneer Cemetery (#14)</p> <ul style="list-style-type: none"> Elizabeth Perdichicci will provide information and a photograph <p>Otter Mound (#15)</p> <ul style="list-style-type: none"> Chairman Dempsey will provide information and a photograph <p>Captain Collier House (#16)</p> <ul style="list-style-type: none"> Elizabeth Perdichicci will provide information and a photograph Will reference Merritt's Restaurant in text
Page 13	<p>Everglades Seafood Depot Restaurant (Old Railroad Depot) (#22)</p> <ul style="list-style-type: none"> Change caption to Old Railroad Depot (Everglades Seafood Depot Restaurant) Delete names of current owners Ashley Caserta suggested reversing position of numbers in captions, for example: "#22. Old Railroad Depot"

Page Number	Revision(s)
Pages 14 & 15	<p>Patricia Huff will provide photographs and narratives for Everglades City sites.</p> <ul style="list-style-type: none"> Chairman Dempsey will provide a photograph of the Fakahatchee Island Cemetery (#26) and a description.
Page 16	<p>JT's Island Store (#21)</p> <ul style="list-style-type: none"> Delete names of current owners
Page 17	<p>Chokoloskee Cemeteries (#30)</p> <ul style="list-style-type: none"> Omit last sentence – will be moved to Fakahatchee Island Cemetery on Page 15 Patricia Huff will provide a photograph <p>Bula Baptist Mission & Cemetery (#31)</p> <ul style="list-style-type: none"> Patricia Huff will provide photograph Reference Ms. Frances in descriptive paragraph
Page 18	<p>Deep Lake</p> <ul style="list-style-type: none"> Patricia Huff will provide photograph and a description Chairman Dempsey will also provide a photograph
Page 19	<p>Change title of page to “Immokalee”</p> <p>Pepper Ranch (#36)</p> <ul style="list-style-type: none"> Chairman Dempsey will provide a photograph and description <p>Immokalee Cemeteries (#37)</p> <ul style="list-style-type: none"> Staff will contact Pam Brown for information. <p>Fort _____ (#38)</p> <ul style="list-style-type: none"> Omit this reference due to difficulty to locate
Page 20	<p>Way Stations (#39)</p> <ul style="list-style-type: none"> Change to Tamiami Trail Way Stations Change order of stations: Monroe Station, Weaver's Station, and Royal Palm Hammock Reduce information on Weaver's Station and note Fakahatchee Strand is across the road

Assistant County Attorney Williams cautioned against violating the *Sunshine Law*. He stated the best and safest policy is for Preservation Board members to send emails to the Staff Liaison who will distribute the communications to all other members.

- The deadline for submission to changes to the Staff Liaison is May 11, 2010.
- The Staff Liaison will send reminder emails to the members by May 4, 2010.

Additional Revisions:

- Add physical addresses to sites wherever possible, i.e., Old Marco Inn – 100 Palm Street
- Identify sites as “County-designated historic site” when appropriate
- References to property owners will be omitted from descriptive paragraphs unless ownership was historic
- The last two pages of the Brochure will remain blank for “Notes” – adding lines was also suggested
- “Mission Statement/Historic Design Process” will be moved to back cover page

Assistant County Attorney Williams clarified that written permission from owners of properties designated as historic was not necessary.

VII. New Business

A. Status Report: Staff investigation – possible disturbance of Calusa Mounds – Ray Bellows

(A document entitled, “Archaeological Survey and Assessment of the Lely Resort Property,” was distributed to the Members.)

- DRI (“Development of Regional Impact”) projects are required to undergo an archaeological review prior to development
- A total of seven prehistoric archaeological sites were assessed during the survey
- The sites are considered eligible for listing on the National Register of Historic Places

Mr. Bellows presented a map to the Members and pointed out the various sites identified. He stated nothing has been constructed and the process was still under review. The archeologist’s recommendations were outlined on Pages 30 and 31 of the document.

Mr. Bellows reviewed the options available to the Members:

- Accept the recommendations as presented and support implementation;
- Request an updated Survey and Assessment be conducted before final SDP approval is granted;
- Request the archeologist attend a future meeting to explain his/her findings; or
- Reject the recommendations as presented.

Lengthy discussion ensued including satisfaction of open space requirements, conservation easements, and the location of the site in relation to a preserve. Options were discussed and one suggestion was to move the proposed development to another location within Lely.

Craig Woodward moved to reject the Plan as it relates to Sites 747, 749, and 750 which are significantly impacted by the design and recommended the developer attend a future meeting to discuss the Plan with the Board and present redesigned options. Second by Patricia Huff.

Chairman Dempsey stated there are State-designated sites within the property. If there were no historic significance to the specific areas cited, it would be difficult to force a

developer to redesign the project. He suggested requesting the property owner or developer obtain more information by obtaining an updated Survey and Site Assessment before proceeding further.

Ray Bellows stated the County could furnish the complete Survey and Assessment via email if desired. Craig Woodward requested same.

Craig Woodward amended his motion as follows: To reject the Plan as presented and request the developer or property owner attend a future meeting to discuss it. Second by Patricia Huff. Carried unanimously, 5-0.

(Added Topics)

B. Historic Signs – Patricia Huff

- In the process of obtaining a sign (“marker”) for JT’s Island Store and other locations
- Requested assistance from the County Museum, but the Museum budget does not have funds available
- Ray Bellows noted all County budgets will be further reduced
- Elizabeth Perdichicci suggested contacting Jack Wert of the County’s Tourism Bureau to request a grant to fund the Brochure and to obtain signs for each historic site
- Patricia Huff will research the cost of obtaining a marker and determine how many signs will be needed

C. Waiver/Cultural Arts Village at Bayshore – Ray Bellows

(A review packet was distributed to the Members.)

- This is a re-zone of the property
- Either a Survey and Assessment is required or an application for a Waiver may be submitted
- The Waiver application was submitted for the project due to the low potential for historic/archaeological sites because the property had been significantly excavated and disturbed
- A map of the area was reviewed and the project was discussed

Chairman Dempsey moved to deny the application for Waiver with the exception of Tract “C.” Second by Craig Woodward.

It was suggested to simply deny the Waiver.

Chairman Dempsey amended the motion to deny the request for a Waiver. Second by Craig Woodward. Carried unanimously, 5-0.

D. Zoning Website – listing of historic sites – Ashley Caserta

- Eight sites are shown on the website
 - JT’s, Bula Baptist Mission, and Nehrling Gardens were not included

- A suggestion was made to notify to various County and community associations (including Historic Preservation Boards/Archaeological Societies and Chambers of Commerce on a state-wide basis) upon completion of the Brochure and uploading it to the website

VIII. Public Comments

None

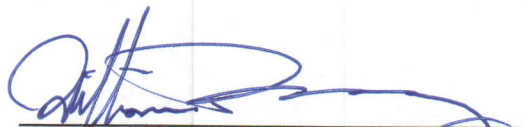
IX. Committee Member Comments/Announcements

- A request was made to Staff to email the Minutes to the members prior to the next meeting
- Craig Woodward updated the Committee on the progress of the Marco Island Historical Museum: the back parking lot has been paved, the exterior is on hold; the City of Marco Island approved landscaping plan; the interiors of the main Museum and the Administration Building have been completed. Rose Auditorium will be completed with the next 30 days.
- Funding for Museum exhibits: \$250,000 from the City of Marco Island; \$200,000 from the County's reserves, \$100,000 from the Tourism Development Board; \$50,000 from Paradise Advertising
- A Traveling Exhibit ("Florida's Cowboys") will be brought in prior to the Annual Cattlemen's Association meeting at the Marco Marriott Hotel and will be on display from mid-June through the end of August

Next Meeting Date: May 19, 2010

There being no further business for the good of the County, the meeting was adjourned by Order of the Chairman at 11:08 AM.

Historic/Archaeological Preservation Board


William Dempsey, Chairman

The Minutes were approved by the Board/Committee on 7/21/10,
as presented _____, or as amended ✓.