

EXECUTIVE SUMMARY

Recommendation to review and approve the 2012 combined Annual Update and Inventory Report (AUIR) on Public Facilities and Capital Improvement Element (CIE) amendment as provided for in Chapter 6.02.02 of the Collier County Land Development Code and Section 163.3177(3)(b), Florida Statutes.

OBJECTIVE: To have the Board of County Commissioners (BCC) review and approve the combined 2012 AUIR/CIE on public facilities and the corresponding specific projects and associated funding sources for inclusion in the Schedule of Capital Improvements within the Capital Improvement Element during the FY12/13 annual update (only Category “A” Public Facilities are included in the CIE).

BACKGROUND: Chapter 163, Part II, Florida Statutes requires the County to adopt certain Land Development Regulations (LDRs) to implement its Growth Management Plan (GMP) adopted on January 10, 1989. Section 6.02.00 of the LDC requires the County to, “Provide that public facilities and services meet or exceed the standards established in the CIE required by Section 163.3177 and are available when needed for the development...” This Section of Chapter 163, Part II, Florida Statutes is commonly known as the concurrency requirement. Accordingly, on March 21, 1990, the BCC adopted the Collier County Adequate Public Facilities Ordinance No. 90-24. This Ordinance was subsequently codified in Chapter 6.02.02 of the Land Development Code (LDC).

Chapter 6.02.02 of the LDC established a management and monitoring program for public facilities, which provides for an annual determination of Level of Service Standard (LOSS) concurrency for Category “A” facilities and identification of additional facilities needs. Category “A” facilities are roads, solid waste, drainage canals and structures, parks and recreation, potable water, schools and sewer collection and treatment. The AUIR also provides analysis and recommendations on Category “B” facilities for which the County has adopted LOSS and collects impact fees. The Category “B” facilities are Jails, Law Enforcement, Libraries, Emergency Medical Services, Government Buildings and the two dependent fire districts, Ochopee and Isle of Capri. Adoption of Category “B” facilities LOSS are necessary in order to legally validate impact fees for these facilities. Additionally, this year’s process will ask the BCC to provide direction on maintaining Schools within the Capital Improvement Element and the concurrency management system. HB7202, signed by the Governor on June 3, 2011, grants the County the option of excluding components of the CIE.

GROWTH MANAGEMENT IMPACT: The preparation and presentation of the AUIR to the Collier County Planning Commission (CCPC) and BCC meets the requirements of Chapter 6.02.02 of the Land Development Code for an annual determination of the status of public facilities. BCC direction to include the projects identified in the AUIR in a financially feasible FY12-13 Annual CIE Update and Amendment will establish and maintain concurrency for Category “A” public facilities, except roads, for the next twelve (12) months. Road projects needed to remedy LOSS deficiencies must be in the first or second year of the Schedule of Capital Improvements.

The CIE is no longer statutorily required to be financially feasible and as such there is greater flexibility in the placement of capital projects within the five year schedule. It should be noted,

there is still the local requirement to provide a financially feasible CIE, dictated by the CIE, with the conceptual understanding that as projects migrate closer to year one of the five year CIE, the funding for the projects has been identified.

Schools - While the Schools component is included as part of the Category “A” facilities which dictate the concurrency management system, concurrency management for schools is administered by the School District. School concurrency runs parallel with the County’s concurrency management system, but is separated by the fact that it is administered by the School District. The action sought from the BCC related to the School District’s proposed Capital Improvement Plan (CIP) is for *a motion to include the District’s CIP by reference within the CIE and that no inconsistencies are contained within the District’s CIP and the other planned capital improvements within the AUIR*. It should be noted that during the 2011 AUIR/CIE, the BCC directed staff to work with the School District staff and the municipalities to explore the merits of maintaining school concurrency. **The School District has indicated a desire to maintain school concurrency at this time.**

Population - The population projections utilized with the 2012 AUIR are based upon prior BCC policy direction. The population method utilizes Bureau of Economic and Business Research (BEBR) Medium Range projections for the entire projection period, with a 20 percent seasonal adjustment factor. The below chart is a comparison of the past six years of projected population growth.

AUIR Year	BEBR Estimate	Following 5-Year BEBR Growth Projections					5 Year Growth Percent	Growth Percent Annualized
2007	326,358	339,068	351,950	365,321	379,200	390,665	19.70%	3.94%
2008	333,858	340,409	347,089	353,900	363,809	373,996	12.02%	2.40%
2009	332,854	331,800	337,874	344,058	350,356	356,770	7.19%	1.44%
2010	333,600	339,786	346,087	352,505	359,042	365,700	9.62%	1.92%
2011*	327,062	332,699	338,433	344,267	350,200	356,788	9.08%	1.81%
2012	328,339	332,893	337,446	342,000	348,720	355,440	8.25%	1.65%

**Reconciled with 2010 Census figures.*

From review of the above table, which depicts the permanent population projections utilized for the past six years, 2012 provides a fourth year in which the annualized growth rate is projected at under two percent of the total population. One fact that is being provided for by this year’s AUIR/CIE is that currently within most AUIR/CIE components, the adopted LOSS are being met and can be maintained longer than previously projected. The recalibration of Collier County’s population through the 2010 Census has provided additional capacity to each of the AUIR/CIE population based systems. This decrease results in extending the time before the next unit of improvement is

needed. *This fact is reflected in that Transportation and Stormwater are the only two concurrency management components with projects scheduled within the five year CIE. These components do not use population as a measure for LOSS.*

One final note related to population and demand for public infrastructure and services relates to the County's current vacancy rate. The demands being placed upon County systems are below what the number of dwelling units available would expect to exert upon those systems, due primarily to the County's vacancy rate. With a higher vacancy rate, a smaller percentage of available units are demanding service from the County systems. When these units begin to become absorbed back into the permanent or seasonal population bases, they will again begin to exert demands upon the systems available. What is noteworthy about this fact is that those demands will not be accompanied by the impact fee revenue associated with units newly added to the market and therefore, additional funds will not be generated to satisfy the increased demands placed upon the systems as units become occupied.

LEGAL CONSIDERATIONS: House Bill 7207 of 2011, now known as the Community Planning Act, revised Section 163.3177(3)(b), F.S. to provide that "...Modifications to update the 5-year capital improvement schedule may be accomplished by ordinance and may not be deemed to be amendments to the local comprehensive plan." Since the modification to the capital improvement schedule is not a Growth Management Plan amendment, a majority vote of the Board is needed for adoption. This item is ready for Board consideration and approval.—HFAC

FISCAL IMPACT: Revenues are required to fund the CIE projects proposed in the 2012 AUIR/CIE for the FY12-13 thru FY16-17 planning period to maintain financial feasibility of the CIE for category "A" facilities. Current and Proposed revenues needed to fund public facility construction/expansion for the FY12-13 thru FY16-17 CIE planning period are set forth in each respective capital facilities section of the 2012 AUIR/CIE. Project expenditures in excess of estimated impact fee, gas tax, and user fee revenues receipts and funded bonds, are reflected as being augmented by General Fund Revenues in the body of this document. "General Fund Revenues" are defined as existing sales tax revenues and other state shared revenues, or ad valorem allocations at the discretion of the BCC. It should be noted that all projects identified within the Category "A" facilities have identified funding for the improvement. Additionally, spreadsheets detailing the revenue and debt service for the divisions/departments for the 5-year CIE period, as well as the long term debt financing schedules have been provided within the AUIR/CIE book appendix.

COLLIER COUNTY PLANNING COMMISSION (CCPC) RECOMENDATION: The CCPC provided the BCC a recommendation of unanimous approval of all sections of the 2012 AUIR/CIE as presented. *Additionally, the CCPC recommended to the BCC to maintain school concurrency.*

REQUESTED ACTION: That the Board of County Commissioners:

1. Find based on the 2012 AUIR that adequate Drainage Canals and Structures, Potable Water, Sewer Treatment and Collection, Solid Waste, Public Schools and Parks and Recreation facilities will be available, as defined by the Collier County Concurrency Management System, as implemented by Chapter 6.02.02 of the LDC, to support development order issuance until presentation of the 2013 AUIR.
2. Provide a motion that there is sufficient road network capacity in the Transportation Concurrency Management Database for continued operation of the real-time declining balance ledger to support development order issuance.

3. Provide a motion for the School District's CIP to be included by reference within the FY12-13 Schedule of Capital Improvements of the Annual CIE Update.
4. Approve the Ordinance relating to the Capital Improvement Element of the Collier County Growth Management Plan to incorporate projects based on the 2012 Annual Update and Inventory Report on Public Facilities (AUIR), including updates to the 5-Year Schedule of Capital Improvements (for Fiscal Years 2013 – 2017) and the Schedule of Capital Improvements for Future 5-Year Period (for Fiscal Years 2018 – 2022).
5. Provide direction to maintain School Concurrency.

Prepared by: Mike Bosi, AICP, Interim Director, Planning and Zoning Department, Growth Management Division

Attachments

1. *CIE Approval Ordinance*
2. *AUIR/CIE Adoption Notebook**

* It should be noted that due to the importance of viewing color maps and figures found in the AUIR/CIE adoption notebook, the full notebook is being provided to Commissioners in both hard copy format [in full color] and as an upload into the "workflow" side of the SIRE (Agenda Central) viewing system [grey-tones only].

A Public View Copy has been provided for public viewing opportunities during office hours at the following locations: the County Manager's Office at Building "F", Second Floor, Administration Building, Collier County Main Government Center, 3299 Tamiami Trail East, Naples FL, 34112; the Comprehensive Planning Office, Growth Management Division, 2800 North Horseshoe Drive, Naples FL, 34014; the County Clerk's Office at Building "F", Fourth Floor, Administration Building, Collier County Main Government Center, 3299 Tamiami Trail East, Naples, 34112; and, at the North Collier Government Center, 2335 Orange Blossom Drive, Naples, FL, 34109. **The full Report can be found on-line at <http://www.colliergov.net/index.aspx?page=1581>**

ORDINANCE NO. 12- _____

AN ORDINANCE RELATING TO THE CAPITAL IMPROVEMENT ELEMENT OF THE COLLIER COUNTY GROWTH MANAGEMENT PLAN, PROVIDING FOR THE ANNUAL UPDATE TO THE SCHEDULE OF CAPITAL IMPROVEMENT PROJECTS, PROVIDING FOR SEVERABILITY, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Collier County Board of County Commissioners adopted the Collier County Growth Management Plan (“GMP”) on January 10, 1989; and

WHEREAS, the Community Planning Act of 2011 requires the local government to review the Capital Improvement Element of the GMP on an annual basis and to update the 5-year Capital Improvement Schedule in accordance with Section 163.3177(3)(b), F.S.; and

WHEREAS, staff initiated a petition updating the Schedule of Capital Improvements within the Capital Improvement Element of the GMP based on the 2012 Annual Update and Inventory Report on Public Facilities (AUIR), and additional staff analysis, including update to the 5-year Schedule of Capital Projects contained within the Capital Improvement Element (for Fiscal Years 2013 – 2017) and the Schedule of Capital Projects contained within the Capital Improvement Element for Future 5-year Period (for Fiscal Years 2018 – 2022); and

WHEREAS, the Board of County Commissioners of Collier County did take action in the manner prescribed by law and did hold a public hearing concerning the adoption of this Ordinance to update the Schedule of Capital Improvement Projects on November 13, 2012; and

WHEREAS, the Collier County Planning Commission held a public hearing on September 28, 2012 and provided a recommendation of approval; and

WHEREAS, all applicable substantive and procedural requirements of law have been met.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF COLLIER COUNTY, FLORIDA, that:

SECTION ONE: APPROVAL OF ANNUAL UPDATE TO THE SCHEDULE OF CAPITAL IMPROVEMENT PROJECTS

The Board of County Commissioners hereby adopts this update to the Schedule of Capital Improvement Projects in accordance with Section 163.3177, F.S. The Capital Improvement Projects are attached hereto as Exhibit "A" and are incorporated by reference herein.

SECTION TWO: SEVERABILITY

If any phrase or portion of this Ordinance is held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portion.

SECTION THREE: EFFECTIVE DATE

The effective date of this update shall be upon filing with the Florida Secretary of State.

PASSED AND DULY ADOPTED by the Board of County Commissioners of Collier County, Florida this _____ day of _____, 2012.

ATTEST:
DWIGHT E. BROCK, CLERK

BOARD OF COUNTY COMMISSIONERS
COLLIER COUNTY, FLORIDA

BY: _____
_____, Deputy Clerk

BY: _____
FRED W. COYLE, Chairman

Approved as to form
and legal sufficiency:

Heidi Ashton-Cicko
Managing Assistant County Attorney

*HAC
10/26/12*

Attachment: Exhibit A – Capital Improvement Projects

12-CMP-008452

EXHIBIT "A"
COLLIER COUNTY SCHEDULE OF CAPITAL IMPROVEMENTS
FISCAL YEARS 2013-2017

PROJECT No.	PROJECT	CAPITAL IMPROVEMENT	SCHEDULE NOTES	\$ AMOUNT					\$ AMOUNT TOTAL
				FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	
60044D	Oil Well Rd - Ave Maria to Oil Well Grade Rd		Under Construction - CEI	\$0	\$0	\$0	\$1,500,000	\$0	\$1,500,000
60044C	Oil Well Rd - Everglades Blvd to Oil Well Grade Rd		Right-of-Way Only	\$0	\$200,000	\$200,000	\$200,000	\$0	\$600,000
60168	Vanderbilt Beach Rd Collier Blvd - Wilson		Right-of-Way Only	\$1,768,000	\$0	\$0	\$2,000,000	\$3,000,000	\$6,768,000
60040	Golden Gate Blvd - Wilson E to DeSoto		Right-of-Way Only	\$1,800,000	\$4,000,000	\$5,400,000	\$0	\$0	\$11,200,000
60040B	Golden Gate Blvd - Wilson Intersection		Intersection Improvements	\$0	\$0	\$0	\$0	\$0	\$0
61001	Tree Farm at Woodcrest			\$7,000,000	\$10,000,000	\$0	\$0	\$0	\$17,000,000
60056	Collier Blvd - Golden Gate Blvd to Green Blvd		Construction Ready FY 14	\$0	\$2,000,000	\$0	\$0	\$0	\$2,000,000
60056B	Collier Blvd - Green Blvd to E of Golden Gate Canal		Right-of-Way Only	\$18,328,000	\$4,700,000	\$0	\$0	\$0	\$23,028,000
60116	US 41/SR 951 Intersection Improvements/Resurfacing		Construction Ready FY 13	\$2,585,000	\$1,000,000	\$1,100,000	\$1,000,000	\$1,000,000	\$6,685,000
	Contingency			\$14,150,000	\$14,150,000	\$15,650,000	\$14,500,000	\$15,100,000	\$72,300,000
60003	Operations Improvements/Programs			\$1,450,000	\$1,450,000	\$1,450,000	\$1,450,000	\$1,450,000	\$7,250,000
60171	Collector Rds / Minor Arterial Rds			\$44,000	\$50,000	\$50,000	\$50,000	\$50,000	\$244,000
	Multi Project			\$2,778,000	\$2,800,000	\$3,000,000	\$3,000,000	\$3,000,000	\$14,578,000
	Impact Fee Refunds			\$175,000	\$400,000	\$400,000	\$400,000	\$400,000	\$1,775,000
	Debt Service Payments			\$11,735,000	\$14,563,000	\$14,578,000	\$14,564,000	\$14,564,000	\$70,065,000
	ARTERIAL & COLLECTOR ROADS AND BRIDGE PROJECT TOTALS			\$60,778,000	\$55,333,000	\$41,828,000	\$38,684,000	\$38,584,000	\$235,209,000

REVENUE KEY - REVENUE SOURCE	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL
IF - Impact Fees / COA Revenue	\$4,500,000	\$5,000,000	\$5,200,000	\$5,400,000	\$5,600,000	\$25,700,000
DCA Consortium - US 41/SR 951 (60116)	\$0	\$0	\$0	\$0	\$0	\$0
GA - Gas Tax Revenue	\$18,312,000	\$18,300,000	\$18,300,000	\$18,300,000	\$18,300,000	\$91,512,000
GR - Grants / Reimbursements	\$19,005,000	\$16,044,000	\$2,000,000	\$0	\$0	\$37,049,000
CF - Carry Forward (unspent cash as of 30 September 12)	\$11,805,000	\$0	\$0	\$0	\$0	\$11,805,000
TR - Transfers	\$25,000	\$0	\$0	\$0	\$0	\$25,000
GF - General Fund	\$11,231,000	\$13,700,000	\$13,700,000	\$13,700,000	\$13,700,000	\$66,031,000
IN - Interest Revenue - Fund 313 Gas Tax	\$300,000	\$500,000	\$500,000	\$500,000	\$500,000	\$2,300,000
IN - Interest Revenue - Impact Fees	\$408,000	\$500,000	\$500,000	\$500,000	\$500,000	\$2,408,000
RR - Revenue Reduction (less 5% required by law)	(\$1,578,000)	\$0	\$0	\$0	\$0	(\$1,578,000)
REVENUE TOTAL	\$64,008,000	\$54,044,000	\$40,200,000	\$38,400,000	\$38,600,000	\$235,252,000
CUMULATIVE FOR FY17 CAPITAL FUNDING	\$3,228,000	\$1,840,000	\$311,000	\$27,000	\$43,000	\$43,000

EXHIBIT "A"
COLLIER COUNTY SCHEDULE OF CAPITAL IMPROVEMENTS
FISCAL YEARS 2013-2017

PARKS & RECREATION FACILITIES PROJECTS		CAPITAL IMPROVEMENT					\$ VALUE	\$ VALUE	\$ VALUE	\$ VALUE	\$ VALUE	TOTAL
PROJECT No.	PROJECT	SCHEDULE NOTES	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL				
TBD	Randall Curve Park	47.0 ac. Intradepartmental Transfer	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
80002-14	Big Corkscrew Island Regional Park	62.0 ac. Interdepartmental Transfer	\$10,988,172	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$10,988,172	
800012-15B	Pepper Ranch (active recreation facility w/ trailhead)	50.0 ac. Interdepartmental Partnership	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,845,300	
	Debt Service Payments (2005 Bond)		\$2,384,500	\$3,008,709	\$3,060,145	\$3,068,621	\$5,385,665	\$16,907,640				
	PARKS & RECREATION FACILITIES		\$13,352,672	\$3,008,709	\$3,060,145	\$3,068,621	\$14,230,965	\$38,721,112				
	PROJECT TOTALS											

REVENUE KEY - REVENUE SOURCE	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL
IF - Impact Fees / COA Revenue	\$2,250,000	\$2,280,905	\$2,418,691	\$2,462,753	\$2,438,932	\$11,851,281
DIF - Deferred Impact Fees	\$0	\$0	\$0	\$0	\$0	\$0
GR - Grants / Reimbursements	\$0	\$0	\$0	\$0	\$0	\$0
IN - Interest / Misc.	\$50,500	\$50,500	\$50,500	\$50,500	\$50,500	\$252,500
RR - Revenue Reduction (less 6% required by law)	\$0	\$0	\$0	\$0	\$0	\$0
CF - Carry Forward	\$9,053,600	\$0	\$0	\$0	\$0	\$9,053,600
TR - Added Value through Commitments, Leases & Transfers	\$10,988,172	\$0	\$0	\$0	\$0	\$10,988,172
GF - General Fund	\$0	\$0	\$0	\$0	\$0	\$0
REVENUE TOTAL	\$22,322,272	\$2,331,405	\$2,468,191	\$2,513,253	\$11,334,732	\$40,970,853

NOTE: All Community Park Land and Regional Park Land transactions are being facilitated through interdepartmental transfers exchanging land holdings for park lands, or using other methods not involving expenditure of capital funds. These transactions represent changes to the value of land holdings only.

EXHIBIT "A"
COLLIER COUNTY SCHEDULE OF CAPITAL IMPROVEMENTS
FISCAL YEARS 2013-2017

STORMWATER MANAGEMENT SYSTEM PROJECTS		CAPITAL IMPROVEMENT											
PROJECT No.	PROJECT	SCHEDULE NOTES											
		FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL
51019	Freedom Park (Gordon River) Freedom Park (Gordon River)	\$0	\$25,000	\$25,000	\$25,000	\$25,000	\$100,000						
51101	Lely Area (LASIP)	\$3,848,000	\$3,848,000	\$3,980,000	\$0	\$0	\$11,657,000						
518031	Gateway Triangle	\$0	\$0	\$0	\$0	\$0	\$0						
510059	Bella Meade Stormwater Improvements	\$0	\$0	\$0	\$0	\$0	\$0						
51143	Immokalee Urban Improvements	\$0	\$0	\$0	\$0	\$0	\$0						
	Debt Services / Reserves	\$981,900	\$981,900	\$981,900	\$981,900	\$981,900	\$4,909,500						
	Non - CIE Projects	\$821,900	\$785,700	\$777,700	\$4,833,700	\$4,830,700	\$12,159,600						
	STORMWATER MANAGEMENT SYSTEM PROJECT TOTALS	\$5,651,700	\$5,651,600	\$5,744,600	\$5,840,600	\$5,937,600	\$28,628,100						
	Stormwater Management Operating	\$1,242,400	\$1,242,400	\$1,242,400	\$1,242,400	\$1,242,400	\$6,212,000						
	Total	\$6,894,100	\$6,894,000	\$6,987,000	\$7,083,000	\$7,180,000	\$35,038,100						

REVENUE KEY - REVENUE SOURCE		FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL
GR - Grants / Reimbursements		\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$5,000,000
CF - Carry Forward		\$132,000	\$0	\$0	\$0	\$0	\$132,000
RR - Revenue Reduction (less 5% required by law)		(\$51,000)	(\$51,000)	(\$51,000)	(\$51,000)	(\$51,000)	(\$255,000)
IN - Interest Revenue - misc.		\$33,000	\$33,000	\$33,000	\$33,000	\$33,000	\$165,000
MSTD - General Fund		\$250,000	\$0	\$0	\$0	\$0	\$250,000
GF - General Fund		\$5,530,100	\$5,812,000	\$8,005,000	\$6,101,000	\$6,188,000	\$29,746,100
REVENUE TOTAL		\$6,894,100	\$6,894,000	\$6,987,000	\$7,083,000	\$7,180,000	\$35,038,100

EXHIBIT "A"
COLLIER COUNTY SCHEDULE OF CAPITAL IMPROVEMENTS
FISCAL YEARS 2013-2017

POTABLE WATER SYSTEM PROJECTS		\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT
PROJECT No.	PROJECT	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL	
	Debt Service	\$10,268,587	\$10,268,103	\$10,283,954	\$9,162,715	\$8,700,437	\$48,685,808	
	Expansion Related Projects	\$65,000	\$79,500	\$79,500	\$179,500	\$72,000	\$475,500	
	Replacement & Rehabilitation Projects	\$17,701,000	\$28,542,500	\$15,237,500	\$11,287,500	\$11,947,500	\$82,616,000	
	Departmental Capital	\$589,650	\$810,288	\$631,648	\$853,756	\$776,637	\$3,161,979	
	POTABLE WATER SYSTEM PROJECT TOTALS	\$28,625,247	\$37,501,391	\$28,212,602	\$21,283,471	\$21,286,574	\$134,919,285	

REVENUE KEY - REVENUE SOURCE	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL
WIF - Water System Development Fees / Impact Fees	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$15,000,000
RR - Reserve Reduction (less 5% required by law)	\$0	\$0	\$0	\$0	\$0	\$0
B - Bonds	\$0	\$0	\$0	\$0	\$0	\$0
LOC - Commercial Paper	\$0	\$0	\$0	\$0	\$0	\$0
SRF - State Revolving Fund Loans	\$0	\$0	\$0	\$0	\$0	\$0
WCA - Water Capital Account	\$589,650	\$810,288	\$631,648	\$853,756	\$776,637	\$3,161,978
REV - Rate Revenue	\$25,035,587	\$33,691,103	\$22,580,954	\$17,629,716	\$17,619,397	\$116,757,307
REVENUE TOTAL	\$28,625,247	\$37,501,391	\$28,212,602	\$21,283,471	\$21,286,574	\$134,919,285

NOTE: Collier County has adopted a two-year Concurrency Management System. Figures provided for years three, four and five of this Schedule of Capital Improvements are not part of the Concurrency Management System but must be financially feasible with a dedicated revenue source or an alternative revenue source if the dedicated revenue source is not realized. Figures provided for years six through ten of the Schedule of Capital Improvements are estimates of revenues versus project costs but do not constitute a long term concurrency system. Revenue sources are estimates only; both the mix of sources and amounts will change when a rate study is conducted. No new revenue bonds or State Revolving Loans are contemplated at this time. The Collier County Public Utilities Division is maintaining a pay as you go posture. To the extent that the user rates and impact fees are not adequate to cover the project costs and debt service, any shortfall will be funded by the reserves.

DATA SOURCES:
 - Expansion Related and Replacement & Rehabilitation Projects:
 FY 2013 is obtained from the 2013 Proposed Budget.
 FY 2014 to FY 2017 are obtained from an internal master plan review.
 - Departmental Capital:
 FY 2013 is obtained from the 2013 Proposed Budget, split 50/50 between Water and Wastewater.
 FY 2014 to FY 2017 uses the FY 2013 amount and increases it 3.5% each year.
 - Debt Service:
 FY 2013 to FY 2017 are obtained from the Comprehensive Annual Financial Report, Summary of Debt Service requirements to maturity. Total Debt Service amount is split 50/50 between Water and Wastewater.

EXHIBIT "A"
COLLIER COUNTY SCHEDULE OF CAPITAL IMPROVEMENTS
FISCAL YEARS 2013-2017

SOLID WASTE DISPOSAL FACILITIES PROJECTS		CAPITAL IMPROVEMENT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT
PROJECT No.	PROJECT	NOTES	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL
TBD	County Landfill Cell Construction		\$0	\$0	\$0	\$0	\$0	\$0
	SOLID WASTE DISPOSAL FACILITIES PROJECT TOTALS		\$0	\$0	\$0	\$0	\$0	\$0

REVENUE KEY - REVENUE SOURCE	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	TOTAL
LTF - Landfill Tipping Fees	\$0	\$0	\$0	\$0	\$0	\$0
REVENUE TOTAL	\$0	\$0	\$0	\$0	\$0	\$0

NOTE: Collier County has adopted a two-year Concurrence Management System. Figures provided for years three, four and five of this Schedule of Capital Improvements are not part of the Concurrence Management System but must be financially feasible with a dedicated revenue source or an alternative revenue source if the dedicated revenue source is not realized. Figures provided for years six through ten of the Schedule of Capital Improvements are estimates of revenues versus project costs but do not constitute a long term concurrency system.

* Pursuant to the Landfill Operating Agreement (LOA) with Waste Management, Inc. of Florida (WMIF), landfill cell construction is scheduled and guaranteed by WMIF over the life of the Collier County Landfill. Collier County landfill expansion costs are paid for by WMIF through agreed upon Collier County landfill tipping fees. By contract under the LOA, WMIF will construct any future required cells. Landfill cells vary in size and disposal capacity.

EXHIBIT "A"
COLLIER COUNTY SCHEDULE OF CAPITAL IMPROVEMENTS
FISCAL YEARS 2013-2017

PROJECT No.	PROJECT	CAPITAL IMPROVEMENT					TOTAL
		FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	
	Debt Service (CAFR)	\$10,269,597	\$10,269,103	\$10,263,954	\$9,182,715	\$6,700,437	\$48,686,806
	Expansion Related Projects	\$205,000	\$215,000	\$215,000	\$415,000	\$215,000	\$1,265,000
	Replacement & Rehabilitation Projects	\$39,888,500	\$29,417,500	\$24,610,000	\$24,970,500	\$26,417,300	\$145,293,800
	Departmental Capital	\$589,650	\$810,288	\$631,648	\$653,756	\$676,637	\$3,161,979
	WASTEWATER COLLECTION & TREATMENT SYSTEM PROJECT TOTAL	\$50,932,747	\$40,511,891	\$35,720,602	\$35,201,971	\$36,009,374	\$188,378,585

REVENUE KEY - REVENUE SOURCE	REVENUE KEY - REVENUE SOURCE					TOTAL
	FY 2013	FY 2014	FY 2015	FY 2016	FY 2017	
SIF - Wastewater System Development Fees / Impact Fees	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$15,000,000
RR - Reserve Reduction (less 5% required by law)	\$0	\$0	\$0	\$0	\$0	\$0
B - Bonds	\$0	\$0	\$0	\$0	\$0	\$0
SRF - State Revolving Fund Loans	\$0	\$0	\$0	\$0	\$0	\$0
LOC - Commercial Paper, Additional Senior Lien	\$0	\$0	\$0	\$0	\$0	\$0
SCA - Wastewater Capital Account - Transfers	\$669,650	\$610,288	\$631,648	\$653,756	\$676,637	\$3,161,979
REV - Rate Revenue	\$47,343,097	\$36,901,603	\$32,088,954	\$31,548,215	\$32,332,737	\$180,214,606
REVENUE TOTAL	\$50,932,747	\$40,511,891	\$35,720,602	\$35,201,971	\$36,009,374	\$188,378,585

NOTE: Collier County has adopted a two-year Concurrency Management System. Figures provided for years three, four and five of this Schedule of Capital Improvements are not part of the Concurrency Management System but must be financially feasible with a dedicated revenue source or an alternative revenue source if the dedicated revenue source is not realized. Figures provided for years six through ten of the Schedule of Capital Improvements are estimates of revenues versus project costs but do not constitute a long term concurrency system. Revenue sources are estimates only, both the mix of sources and amounts will change when a rate study is conducted. No new revenue bonds or State Revolving Loans are contemplated at this time. The Collier County Public Utilities Division is maintaining a pay as you go posture. To the extent that the user rates and impact fees are not adequate to cover the project costs and debt service, any shortfall will be funded by the reserves.

DATA SOURCES:
 - Expansion Related and Replacement & Rehabilitation Projects:
 FY 2013 is obtained from the 2013 Proposed Budget.
 FY 2014 to FY 2017 are obtained from an internal master plan review.
 - Department Capital:
 FY 2013 is obtained from the 2013 Proposed Budget, split 50/50 between Water and Wastewater.
 FY 2014 to FY 2017 uses the FY 2013 amount and increases it 3.5% each year.
 - Debt Service:
 FY 2013 to FY 2017 are obtained from the Comprehensive Annual Financial Report. Summary of Debt Service requirements to maturity. Total Debt Service amount is split 50/50 between Water and Wastewater.

EXHIBIT "A"
COLLIER COUNTY SCHEDULE OF CAPITAL IMPROVEMENTS
COST AND REVENUE SUMMARY TABLE
FISCAL YEARS 2013-2017

The table below itemizes the types of public facilities and the sources of revenue. The "Revenue Amount" column contains the 5-Year amount of facility revenues. The right column is a calculation of expenses versus revenues for each type of public facility. All deficits are accumulated as a subtotal. The subtotal deficit is the source of additional revenue utilized by Collier County to fund the deficit in order to maintain the levels of service standards as referenced in the Capital Improvement Element.

Projects	Revenue Sources	Expenditure	Revenue Amount	Total
ARTERIAL & COLLECTOR ROADS AND BRIDGE PROJECTS				
Revenues:	IF - Impact Fees / COA Revenue		\$25,700,000	
	DCA Consortium US 41/ SR 951		\$0	
	GA - Gas Tax Revenue		\$91,512,000	
	GR - Grants / Reimbursements		\$37,049,000	
	CF - Carry Forward		\$11,835,000	
	TR - Transfers		\$25,000	
	GF - General Fund		\$68,031,000	
	IN - Interest Revenue - Fund 313		\$2,300,000	
	IN - Interest Revenue - Impact Fees		\$2,406,000	
	RR - Revenue Reduction (less 5% required by law)		(\$1,576,000)	\$235,252,000
Less Expenditures:		\$235,209,000		\$235,209,000
			Balance	\$43,000
POTABLE WATER SYSTEM PROJECTS				
Revenues:	WIF - Water System Development Fees/Impact Fees		\$15,000,000	
	RR - Revenue Reduction (less 5% required by law)		\$0	
	B - Bonds		\$0	
	LOC - Commercial Paper 1		\$0	
	SRF - State Revolving Fund Loans		\$0	
	WCA - Water Capital Account		\$3,161,978	
	REV - Rate Revenue		\$116,757,307	\$134,919,285
Less Expenditures:		\$134,919,285		\$134,919,285
			Balance	\$0
WASTEWATER COLLECTION & TREATMENT SYSTEM PROJECTS				
Revenues:	SIF - Wastewater System Development Fees/Impact Fees		\$15,000,000	
	RR - Revenue Reduction (less 5% required by law)		\$0	
	B - Bonds		\$0	
	SRF - State Revolving Fund Loans		\$0	
	LOC - Commercial Paper, Additional Senior Lien		\$0	
	SCA - Wastewater Capital Account, Transfers		\$3,161,978	
	REV - Rate Revenue		\$180,214,505	\$198,376,585
Less Expenditures:		\$198,376,585		\$198,376,585
			Balance	\$0
SOLID WASTE DISPOSAL FACILITIES PROJECTS				
Revenues:	LTF - Landfill Tipping Fees		\$0	\$0
Less Expenditures:		\$0		\$0
			Balance	\$0
PARKS & RECREATION FACILITIES PROJECTS				
Revenues:	IF - Impact Fees		\$11,851,281	
	DIF - Deferred Impact Fees		\$0	
	GR - Grants / Reimbursements		\$0	
	IN - Interest		\$252,500	
	RR - Revenue Reduction (less 5% required by law)		\$0	
	CF - Carry Forward		\$9,053,900	
	TR - Added Value through Commitments, Leases & Transfers		\$19,813,472	
	GF - General Fund		\$0	\$40,970,853
Less Expenditures:		\$38,721,112		\$40,970,853
			Balance	\$4,249,741
STORMWATER MANAGEMENT SYSTEM PROJECTS				
Revenues:	GR - Grants / Reimbursements		\$5,000,000	
	CF - Carry Forward		\$132,000	
	IN - Interest Revenue		\$165,000	
	RR - Revenue Reduction (less 5% required by law)		(\$255,000)	
	MSTD - General Fund		\$250,000	
	GF - General Fund		\$29,748,100	\$35,038,100
Less Expenditures:		\$35,038,100		\$35,038,100
			Balance	\$0
TOTAL PROJECTS		\$640,264,082	TOTAL REVENUE SOURCES	\$644,558,823

APPENDIX H
FUTURE COSTS AND REVENUES BY TYPE OF PUBLIC FACILITY
FISCAL YEARS 2018-2022

Capital Improvement Element - Appendix Table: 2012 Amendments

PROJECT No.	PROJECT SCHEDULE NOTES	CAPITAL IMPROVEMENT					\$ AMOUNT
		FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	
	Continuity	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$5,000,000
	Operations Improvements/Programs	\$15,100,000	\$15,100,000	\$15,100,000	\$15,100,000	\$15,100,000	\$75,500,000
	Transfers to Other Funds (312)	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$15,000,000
	Impact Fees Refunds	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$2,000,000
60003	Collector Rds / Minor Arterial Rds	\$1,450,000	\$1,450,000	\$1,450,000	\$1,450,000	\$1,450,000	\$7,250,000
60171	Advanced ROW	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$250,000
	Capacity Improvement Projects - All Phases	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$15,000,000
	Debt Service Payments	\$14,600,000	\$14,600,000	\$14,600,000	\$14,600,000	\$14,600,000	\$73,000,000
	ARTERIAL AND COLLECTOR ROAD PROJECT TOTALS	\$38,600,000	\$38,600,000	\$38,600,000	\$38,600,000	\$38,600,000	\$183,000,000

REVENUE KEY - REVENUE SOURCE	REVENUE KEY - REVENUE SOURCE					TOTAL
	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	
IF - Impact Fees / COA Revenue	\$5,600,000	\$5,600,000	\$5,600,000	\$5,600,000	\$5,600,000	\$28,000,000
GA - Gas Tax Revenue	\$18,300,000	\$18,300,000	\$18,300,000	\$18,300,000	\$18,300,000	\$91,500,000
GR - Grants / Reimbursements	\$0	\$0	\$0	\$0	\$0	\$0
CF - Carry Forward	\$0	\$0	\$0	\$0	\$0	\$0
TR - Transfers	\$0	\$0	\$0	\$0	\$0	\$0
GF - General Fund	\$13,700,000	\$13,700,000	\$13,700,000	\$13,700,000	\$13,700,000	\$68,500,000
DC - Developer Contribution Agreements / Advanced	\$0	\$0	\$0	\$0	\$0	\$0
IN - Interest - Fund 313 (Gas Tax & Interest Impact Fees)	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$5,000,000
RR - Revenue Reduction (less 6% required by law)	\$0	\$0	\$0	\$0	\$0	\$0
REVENUE TOTAL	\$38,600,000	\$38,600,000	\$38,600,000	\$38,600,000	\$38,600,000	\$183,000,000

PARKS AND RECREATION FACILITIES PROJECTS									
PROJECT No.	PROJECT	CAPITAL IMPROVEMENT SCHEDULE NOTES	\$ VALUE		\$ VALUE		\$ VALUE		\$ VALUE
			FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	TOTAL	
80002	Developer Contributions		\$0	\$0	\$0	\$0	\$0	\$0	\$0
PARKS AND RECREATION FACILITIES PROJECT TOTALS			\$0	\$0	\$0	\$0	\$0	\$0	\$0

REVENUE KEY - REVENUE SOURCE	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	TOTAL
IF - Impact Fees / COA Revenue						\$0
GR - Grants / Reimbursements						\$0
GF - General Fund						\$0
REVENUE TOTAL	\$0	\$0	\$0	\$0	\$0	\$0

NOTE: All Community Park Land and Regional Park Land transactions are being facilitated through interdepartmental transfers exchanging land holdings for park lands, or using other methods not involving expenditure of capital funds. These transactions represent changes to the value of land holdings only.

STORMWATER MANAGEMENT SYSTEM PROJECTS			\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT
PROJECT No.	PROJECT	CAPITAL IMPROVEMENT	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	TOTAL
	Stormwater Management Facilities - Capital Improvements	SCHEDULE NOTES	\$5,055,000	\$5,156,100	\$5,259,222	\$5,364,406	\$5,471,695	\$26,308,423
	STORMWATER MANAGEMENT SYSTEM PROJECT TOTALS	Continuous	\$5,055,000	\$5,156,100	\$5,259,222	\$5,364,406	\$5,471,695	\$26,308,423

REVENUE KEY - REVENUE SOURCE	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	TOTAL
GR - Grants / Reimbursements	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$5,000,000
CF - Carry Forward	\$0	\$0	\$0	\$0	\$0	\$0
CRA - Community Redevelopment Area / Municipal Service Trading Unit	\$0	\$0	\$0	\$0	\$0	\$0
GF - General Fund	\$4,055,000	\$4,156,100	\$4,259,222	\$4,364,406	\$4,471,695	\$21,308,423
REVENUE TOTAL	\$5,055,000	\$5,156,100	\$5,259,222	\$5,364,406	\$5,471,695	\$26,308,423

APPENDIX H
 FUTURE COSTS AND REVENUES BY TYPE OF PUBLIC FACILITY
 FISCAL YEARS 2018-2022

Capital Improvement Element - Appendix Table: 2012 Amendments

PROJECT No.	PROJECT	CAPITAL IMPROVEMENT SCHEDULE NOTES					\$ AMOUNT					TOTAL
		FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	
	Expansion Related Projects	\$72,000	\$72,000	\$172,000	\$72,000	\$72,000	\$72,000	\$72,000	\$172,000	\$72,000	\$72,000	\$460,000
	Replacement & Rehabilitation Projects	\$10,302,500	\$7,537,500	\$7,712,500	\$7,412,500	\$8,527,500	\$7,412,500	\$8,527,500	\$7,412,500	\$8,527,500	\$41,492,500	
	Debt Service	\$8,700,437	\$8,700,437	\$8,700,437	\$8,700,437	\$8,700,437	\$8,700,437	\$8,700,437	\$8,700,437	\$8,700,437	\$42,268,760	
	Departmental Capital	\$700,319	\$700,319	\$700,319	\$700,319	\$700,319	\$700,319	\$700,319	\$700,319	\$700,319	\$3,501,595	
	POTABLE WATER SYSTEM PROJECT TOTALS	\$19,775,256	\$17,010,256	\$17,285,256	\$16,885,256	\$16,766,831	\$16,885,256	\$16,766,831	\$16,885,256	\$16,766,831	\$87,722,855	

REVENUE KEY - REVENUE SOURCE	\$ AMOUNT					TOTAL
	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	
WIF - Water System Development Fees	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$15,000,000
RR - Revenue Reduction (less 6% required by law)	\$0	\$0	\$0	\$0	\$0	\$0
WCA - Water Capital Account	\$700,319	\$700,319	\$700,319	\$700,319	\$700,319	\$3,501,595
REV - Rate Revenue	\$16,074,937	\$13,309,937	\$13,584,937	\$13,184,937	\$13,066,512	\$69,221,260
REVENUE TOTAL	\$19,775,256	\$17,010,256	\$17,285,256	\$16,885,256	\$16,766,831	\$87,722,855

NOTE: Collier County has adopted a two-year Concurrency Management System. Figures provided for years three, four and five of this Schedule of Capital Improvements are not part of the Concurrency Management System but must be financially feasible with a dedicated revenue source or an alternative revenue source if the dedicated revenue source is not realized. Figures provided for years six through ten of the Schedule of Capital Improvements are estimates of revenues versus project costs but do not constitute a long term concurrency system. Revenue sources are estimates only; both the mix of sources and amounts will change when a rate study is conducted. No new revenue bonds or State Revolving Loans are contemplated at this time. The Collier County Public Utilities Division is maintaining a pay as you go posture. To the extent that the user rates and impact fees are not adequate to cover the project costs and debt service, any shortfall will be funded by the reserves.

SOLID WASTE DISPOSAL FACILITIES PROJECTS		CAPITAL IMPROVEMENT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT	\$ AMOUNT
PROJECT No.	PROJECT	SCHEDULE NOTES	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022
TBD	(County Landfill Cell Construction		\$0	\$0	\$0	\$0	\$0
SOLID WASTE DISPOSAL FACILITIES PROJECT TOTALS			\$0	\$0	\$0	\$0	\$0
							TOTAL
							\$0
							\$0

REVENUE KEY - REVENUE SOURCE	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	TOTAL
LTF - Landfill Tipping Fees	\$0	\$0	\$0	\$0	\$0	\$0
REVENUE TOTAL	\$0	\$0	\$0	\$0	\$0	\$0

NOTE: Collier County has adopted a two-year Concurrency Management System. Figures provided for years three, four and five of this Schedule of Capital Improvements are not part of the Concurrency Management System but must be financially feasible with a dedicated revenue source or an alternative revenue source if the dedicated revenue source is not realized. Figures provided for years six through ten of the Schedule of Capital Improvements are estimates of revenues versus project costs but do not constitute a long term concurrency system.

* Pursuant to the Landfill Operating Agreement (LOA) with Waste Management, Inc. of Florida (WMIF), landfill cell construction is scheduled and guaranteed by WMIF over the life of the Collier County Landfill. Collier County landfill expansion costs are paid for by WMIF through agreed upon Collier County landfill tipping fees. By contract under the LOA, WMIF will construct any future required cells. Landfill cells vary in size and disposal capacity.

**APPENDIX H
FUTURE COSTS AND REVENUES BY TYPE OF PUBLIC FACILITY
COST AND REVENUE SUMMARY TABLE
FISCAL YEARS 2018-2022**

The table below itemizes the types of public facilities and the sources of revenue. The "Revenue Amount" column contains the 5-Year amount of facility revenues. The right column is a calculation of expenses versus revenues for each type of public facility. All deficits are accumulated as a subtotal. The subtotal deficit is the source of additional revenue utilized by Collier County to fund the deficit in order to maintain the levels of service standards as referenced in the Capital Improvement Element.

Projects	Revenue Sources	Expenditure	Revenue Amount	Total
ARTERIAL AND COLLECTOR ROAD PROJECTS				
Revenues:	IF - Impact Fees / COA Revenue		\$28,000,000	
	GA - Gas Tax Revenue		\$91,500,000	
	GR - Grants / Reimbursements		\$0	
	CF - Carry Forward		\$0	
	TR - Transfers		\$0	
	GF - General Fund		\$68,500,000	
	DC - Developer Contribution Agreements / Advanced		\$0	
	IN - Interest - Fund 313 (Gas Tax & Interest Impact Fees)		\$5,000,000	
	RR - Revenue Reduction (less 5% required by law)		\$0	\$193,000,000
Less Expenditures:		\$193,000,000		\$193,000,000
			Balance	\$0
POTABLE WATER SYSTEM PROJECTS				
Revenues:	WIF - Water System Development Fees		\$15,000,000	
	RR - Revenue Reduction (less 5% required by law)		\$0	
	WCA - Water Capital Account		\$3,501,585	
	REV - Rate Revenue		\$69,221,260	\$87,722,855
Less Expenditures:		\$87,722,855		\$87,722,855
			Balance	\$0
WASTEWATER TREATMENT SYSTEM PROJECTS				
Revenues:	SIF - Wastewater System Development Fees		\$15,000,000	
	RR - Revenue Reduction (less 5% required by law)		\$0	
	B - Bonds		\$0	
	SRF - State Revolving Fund Loans		\$0	
	LOC - Commercial Paper, Additional Senior Lien		\$0	
	SCA - Wastewater Capital Account		\$3,501,585	
	REV - Rate Revenue		\$194,618,263	\$213,119,878
Less Expenditures:		\$213,119,878		\$213,119,878
			Balance	\$0
SOLID WASTE DISPOSAL FACILITIES PROJECTS				
Revenues:	LTF - Landfill Tipping Fees		\$0	\$0
Less Expenditures:		\$0		\$0
			Balance	\$0
PARKS & RECREATION FACILITIES PROJECTS				
Revenues:	IF - Impact Fees		\$0	
	GR - Grants / Reimbursements		\$0	
	GF - General Fund		\$0	\$0
Less Expenditures:		\$0		\$0
			Balance	\$0
STORMWATER MANAGEMENT SYSTEM PROJECTS				
Revenues:	GR - Grants / Reimbursements		\$5,000,000	
	CF - Carry Forward		\$0	
	CRA - Community Redevelopment Area/Municipal Service Taxing		\$0	
	GF - General Fund		\$21,306,423	\$26,306,423
Less Expenditures:		\$26,306,423		\$26,306,423
			Balance	\$0
TOTAL PROJECTS		\$620,149,166	TOTAL REVENUE SOURCES	\$620,149,166

Staff Report

Presentation to the Collier County Planning Commission (CCPC) of the 2012 combined Annual Update and Inventory Report (AUIR) on Public Facilities and Capital Improvements Schedule as provided for in Chapter 6.02.02 of the Collier County Land Development Code and Section 163.3177(3)(b), Florida Statutes.

OBJECTIVE: Request that the CCPC review the combined 2012 Annual Update and Inventory Report (AUIR)/Capital Improvement Element (CIE) on public facilities and provide recommendations to the Collier County Board of County Commissioners (BCC) on specific projects and associated funding sources for inclusion in the Schedule of Capital Improvements within the Capital Improvement Element during the FY12/13 annual update (only Category "A" Public Facilities are included in the CIE). The AUIR identifies capital needs for new facilities to serve projected population growth in the 5-year AUIR time period. Also like past AUIRs, this year's AUIR presents additional information related to individual division/department operational data. This additional data set is provided to evaluate the year to year change in demand experienced by each AUIR component and to assist the CCPC in making recommendations upon the appropriateness of the County's current Level of Service Standards (LOSS) and timing/necessity of proposed projects. The AUIR constitutes the process of evaluating budgetary priorities as well as determining appropriateness of the County's currently adopted LOSS.

BACKGROUND: Chapter 163, Part II, Florida Statutes requires the County to adopt certain Land Development Regulations (LDR's) to implement its Growth Management Plan adopted on January 10, 1989. Section 6.02.00 of the LDC requires the County to, "Provide that public facilities and services meet or exceed the standards established in the CIE required by Section 163.3177 and are available when needed for the development..." This Section of Chapter 163, Part II, Florida Statutes is commonly known as the concurrency requirement. Accordingly, on March 21, 1990, the BCC adopted the Collier County Adequate Public Facilities Ordinance No. 90-24. This Ordinance was subsequently codified in Chapter 6.02.02 of the Land Development Code (LDC). It should be noted that changes initiated by HB7207 in 2011 only requires from each local government that they maintain concurrency management for Stormwater, Potable Water, Wastewater and Solid Waste. Last year the County during the AUIR/CIE process decided to maintain concurrency for the optional elements of Schools, Roads and Parks, based upon the perspective that maintaining concurrency management for the optional elements is necessary to sustain the current identified Levels of Service for the respective facilities and to ensure that the demands of new development are provided for by system expansion corresponding to those demands. It should be noted that the School District at the July 12th School Working Group meeting, indicated a desire to opt out of maintaining school concurrency and with BCC direction staff will begin the process of amending the Growth Management Plan and the Land Development Code to reflect this decision.

Chapter 6.02.02 of the LDC established a management and monitoring program for public facilities, which provides for an annual determination of Level of Service Standard (LOSS) concurrency for Category "A" facilities and identification of additional facilities needs. Category "A" facilities are roads, solid waste, stormwater, parks and recreation, potable water, schools and sewer collection and treatment. The AUIR also provides analysis and recommendations on Category "B" facilities for which the County has adopted LOSS and collects impact fees. The Category "B" facilities are Jails, Law Enforcement, Libraries, Emergency Medical Services, Government Buildings and the two dependent fire districts, Ochopee and Isle of Capri. Adoption of Category "B" facilities LOSS are necessary in order to legally validate impact fees for these facilities. Chapter 6.02.02 of the Land Development Code requires the preparation of an AUIR on Public Facilities for presentation to the Board of County Commissioners.

AUIR in a financially feasible FY12 Annual CIE Update and Amendment will establish and maintain concurrency for Category "A" public facilities, except roads, for the next twelve (12) months. Road projects needed to remedy LOS deficiencies must be in the first or second year of the Schedule of Capital Improvements.

Based upon statutory changes initiated in 2011, the Capital Improvement Element is no longer required to be sent to the State Land Planning agency and requires only a single public hearing before the Collier County Planning Commission (sitting in its official role as the County's land planning agency) and one single public hearing before the governing board (BCC) as an adoption hearing. This single hearing process allows for the concurrent hearing of the AUIR/CIE.

Schools

The Schools component of the 2011 AUIR/CIE stands as a unique component. A summary of the School District Five Year Capital Improvement Plan is being provided for review by the CCPC (the full 199 page District CIP has been provided on disk), but when the special meeting is held to discuss the AUIR, the School District's Capital Improvement Program (CIP) will already have been approved by the School Board, as required by the Florida Department of Education. The proposed School CIP has been reviewed by County staff in conjunction with School district staff to ensure no inconsistencies exist with the timing of new facilities and required infrastructure. **There are no proposed additions or expansion projects within the District's 5-year CIP, which obviously does not create infrastructure deficiencies.** It should be noted that while the Schools component is included as part of the Category "A" facilities which dictate the concurrency management system for the County, the concurrency management for schools is administered by the School District. **The recommendation sought from the CCPC related to the School District's proposed CIP is for a recommendation to include the District's CIP by reference within the CIE and that no inconsistencies are contained within the District's CIP and the other planned capital improvements within the AUIR or corresponding CIE.** Additionally, the CCPC is being asked to provide a recommendation to the BCC regarding maintaining school concurrency.

LOSS Appropriateness

As indicated within the objective portion of this staff report, the AUIR provides the platform for the Planning Commission to make evaluations and recommendations regarding the appropriateness of the County's current LOSS. The process of capital improvement programming for the County is a linear equation for most components of the AUIR, (New Population x Level of Service Standard = Capital Improvement). **This equation is the only justification required of the proposed capital improvement.** It should be noted that Public Utilities, Stormwater Management and Transportation have developed a more complex formula and system for maintaining LOSS which dictates capital expansion, but the basic premise of additional demand requiring new improvements is the underlying fundamentals of the equation.

The role of the AUIR is to provide an opportunity on an annual basis for the CCPC to evaluate and provide recommendations on the appropriateness of the LOSS currently adopted by within the AUIR. Within each individual section, the year to year demand for service or demands upon the system has been included to assist the advisory boards and the BCC in this determination.

total population. This continued outlook has established the new growth reality for the County. Whether this lower projected growth rate proves appropriate will only be determined by time. One fact that is being provided for by this year's AUIR/CIE is that currently within most AUIR/CIE components, the adopted level of service standards are being met and can be maintained longer than previously projected. The recalibration of Collier County's population through the 2010 Census has provided additional capacity to each of the AUIR/CIE population based systems. This recalibration, in addition to the slower rate of population growth for the County, results in extending the time before the next unit of improvement is needed.

FISCAL IMPACT: Revenues are required to fund the CIE projects proposed in the 2012 AUIR/CIE for the FY12-13 thru FY16-17 planning period to maintain a financial feasibility of the CIE for category "A" facilities. These funds must be made available by the Board of County Commissioners or fall within the Board's statutory General Fund taxing authority. Current and Proposed revenues needed to fund public facility construction/expansion for the FY12-13 thru FY16-17 CIE planning period are set forth in each respective capital facilities section of the 2012 AUIR/CIE. Project expenditures in excess of estimated impact fee, gas tax, and user fee revenues receipts and funded bonds, are reflected as being augmented by General Fund Revenues in the body of this document.. "General Fund Revenues" are defined as existing sales tax revenues and other state shared revenues, or ad valorem allocations at the discretion of the BCC. It should be noted that all projects identified within the Category "A" facilities have identified funding for the improvement. **When funding sources are not identified, the BCC is provided five options to address the situation by Policy 2.9 of the Capital Improvement Element.**

1. Remove through a plan amendment facility improvements or new facilities from the adopted Schedule of Capital Improvements that exceed the adopted levels of service for the growth during the next five (5) fiscal years;
2. Remove from the adopted Schedule of Capital Improvements through a plan amendment facility improvements or new facilities that reduce the operating cost of providing a service or facility but do not provide additional facility capacity;
3. Where feasible, transfer funds from a funded non-Capital Improvement Element capital project in order to fund an identified deficient Capital Improvement Element public facility. The resulting revisions shall be reflected in the required annual update.
4. Lower the adopted level of service standard through a plan amendment for the facility for which funding cannot be obtained.
5. Do not issue development orders that would continue to cause a deficiency based on the facility's adopted level of service standard.

It should be pointed out, that all of the Category "B" facilities, with the exception of the dependent fire districts, required loans from the general fund to meet the necessary revenue (Option 3 above). Additionally, it should be noted that spreadsheets detailing the revenue and debt service for the AUIR divisions/departments for the 5-year CIE period, as well as the long term debt financing schedules has been provided within the AUIR/CIE book appendix.

RECOMMENDATION: That the Collier County Planning Commission in the form of recommendations to the Board of County Commissioners:

1. Accept and approve the attached document as the 2012 Annual Update and Inventory Report on Public Facilities.

Prepared By: Corby Schmidt
Corby Schmidt, AICP, Principal Planner
Planning and Zoning Department

Date: 29 Aug 12

Approved By: MPD
Mike Bosi, AICP, Comprehensive Planning Manager & Interim Director, Planning and
Zoning Department, Growth Management Division

Date: 8-29-12

Approved By: Nick Casalanguida
Nick Casalanguida, Administrator
Growth Management Division

Date: 8/29/12



**ANNUAL UPDATE & INVENTORY REPORT/CAPITAL
IMPROVEMENT ELEMENT SCHEDULE
UPDATE ON PUBLIC FACILITIES
2012 AUIR/CIE**

**COLLIER COUNTY
BOARD OF COUNTY COMMISSIONERS
NOVEMBER 13, 2012**

**Prepared by:
Comprehensive Planning Section
Growth Management Division
2800 N. Horseshoe Drive
Naples, FL 34104**

**Collier County
B.C.C.**

Donna Fiala, District 1
Georgia A. Hiller, District 2
Tom Henning, District 3
Fred W. Coyle, District 4
Jim Coletta, District 5

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ANNUAL UPDATE AND INVENTORY REPORT ON PUBLIC FACILITIES 2012

CATEGORY “A” FACILITIES (Concurrency Regulated)

1. County Arterial & Collector Roads & Bridges
2. Stormwater Management – Canals and Structures
3. Potable Water System
4. Wastewater Collection & Treatment Systems
5. Solid Waste Disposal
6. Collier County Schools – Capital Improvement Plan
7. Parks and Recreation Facilities
 - Community Park Land
 - Regional Park Land
8. CIE Amendment Submittals for Category A Facilities
 - Exhibit “A”, Capital Improvements (FY 2013 – 2017)
 - Appendix “H”, Capital Improvements (FY 2018 – 2022)