

## Captiva Community Panel

# MINUTES

Aug. 14, 2018

**Attending:** Dave Jensen, Tom Rathbone, Jay Brown, Antje Baumgarten in person; David Mintz, Bob Walter, Mike Boris, Mike Mullins by phone.

**Audience:** 12

Meeting convened at 9 a.m. with introductions of panel members. Approval of the minutes from June 12 and July 10 meeting (Jensen/Rathbone), approved unanimously.

**CFD:** *Chief Jeff Pawul:* Not much to report, slow time and dead fish red tide. Preparing for Tri. Sunday, Sept. 16, Captiva Drive will be closed at 6:45 a.m. until last rider gets through, no later than 8:45 a.m. Make plans accordingly. *Baumgarten:* How did hurricane seminar go and can you provide info for those who could not attend. *Pawul:* Good, info on lien at leeeoc.com for all evacuation information and supply lists. Predictions have shifted about likely hurricane activity this season, but it only takes one.

**LCSO:** *Lt. Mike Sawicki:* Personnel change, Joe Ciazza retired and will be replaced by Nick Garder from central district. Sent him for some training, have been trying to bring him around to meet people. *Brown:* Anything unusual? *Sawicki:* Red tide and algae, assisting Fish & Wildlife Commission staff with turtle calls. Terrible event, affects all of us.

**CEPD:** *Damon Grant:* Monitoring occurring, Captiva impacted heavily, from Pinellas to Collier, 150 miles, lingering off the coast. Grown a little since last week. Also blue-green algae bloom, Lake Okeechobee releases. Devastating impact on sea life. State DEP emergency beach cleaning permit on July 31, using local contractors to clean beaches from pass to pass. Monitoring, reporting and action sequence, not every day. Description of activities. Working with DEP, county and FWC to clean beaches with mindfulness of mechanical intrusion. Working with county on back bay cleanup. Reached out to county contractor Crowder Gulf, usually storm responder. Collected 5,000 pounds of dead fish first day. *Brown:* No coordinated way to clean back bay, just a lot of dead fish in mangroves. *Grant:* Yes, trying to pick up what they can get to, but fish will still be there. Monitoring and reporting, will schedule more work once we see what needs to be done. *Brown:* Can individual property owner get assistance to clean up? *Grant:* Bring in whatever assistance you can to help you. Hard to address as a whole. We do have dumpsters on back bay and Hagerup Park. Large volume, almost unfathomable amount of dead sea life. Let nature take its course. Red tide seen as a natural event, mix of higher temperatures and increased nutrients in water. documented for hundreds of years. This one has lasted over nine months. *Jensen:* County crew did a lot of pickup on bay side. Thanks to Bob Walter and Andreas Bieri for being dumpster spots. *Grant:* Will continue to monitor, will reach out to property owners to help if necessary. Discussion of contractor and dumpsters, need sites for dumpster to expedite cleanup. 15-20 tons total from Captiva, county total may be 60-80 tons of dead fish last count. Call CEPD office with dead fish needs. *Baumgarten:* Water quality info? *Grant:* We do not do measurement, SCCF, Mote Marine, FWC can tell you levels. Sending out info as we get it, working with media on info. Discussion. *Grant:* TDC grant funds for improvement to Hagerup Park available Oct. 1, moving forward accordingly. Restrooms, waste receptacles, shower station other amenities. Next renourishment in 2020-2012, vote March 5, 2019, on referendum for next renourishment. Continue to partner with panel on community issues and needs. Next CEPD meeting

tomorrow at 1 p.m. On Sept. 13, there's the first budget hearing at 5:01 p.m. On Sept. 27 final budget hearing at 5:01 pm. March 5, 2019, beach referendum. Explanation of renourishment process. Width of beach and height of dunes. Plan for public meetings to discuss project as we get closer to project date.

**Library:** *Colleen Barany:* Summer reading program now over. Will do adult Captiva drawing on Aug 17, grand prize drawing on Aug. 31. Statistics for summer programs. Coming up: Drawings, coloring for adults, checkers, youth services back to walk-in programs. Described. Team captain for library system for United Way, let me know if you want to contribute.

**Starbucks variance:** *Tina Ekblad:* Introductions, planning director with Morris-Depew Associates. Helping South Seas Island Resort propose a setback variance from Captiva Drive to allow a wooden patio to be constructed at Starbucks at Chadwicks Square. Currently one entry to store with a lot of congestion during peak times. Replace existing windows with door, need stairwell to ground level. Pull existing seating in parking lot out of lot onto the wood deck for that seating. Site plan described. Regulations require deck be 25 feet away from Captiva Drive, we will be 17 feet off drive. No problem foreseen given current use of roadway and conditions. Presenting for a variance as required. Architecturally similar to existing look at Chadwicks, should not see much visible difference. *Brown:* Clarify panel role, public information to community, no panel action necessary. *Walter:* County asks those seeking variance to come to the panel to present, important for minutes to reflect presentation and discussion. *Brown:* reiterated role. *???:* Any roof or awning or trellis, anything above height of rail. *Ekblad:* Not at this time. To add roof it would need to be required in plan, a shade structure could be added later by permit. No plans to do anything now. *???:* Would you have to come back for approval? *Ekblad:* Open deck and paver patio. Roof would require public comment opportunity, shade awning is just a building permit and does not have to come back to community. *Sims:* What about the four-inch variance? *Brown:* Next item.

**Wiles Drive variance:** *Brown:* Introduction of item. *Ekblad:* Unique instance. Wiles Drive property used to be owned by Jensen family, had one lot with four structures it. Owner is replatting lots to give each home its own lot to conform to code. Surveyors missed architectural feature on the second floor. Came out conformance with definition of setback in the code. Four inches of encroachment into required setback. Variance is to memorialize this condition and inform community that that application will be filed in the next two weeks. *Brown:* Why you need to do this, precedence setting if they're allowed to fudge on a variance this little bit, that could open the door to other larger requests. *Max Forgey:* Good to have administrative variance for something this miniscule. No other comments.

**Funding:** *Mintz:* Prepared letter as directed by panel at last meeting. Agreed at last meeting to call Manning on funding, if not successful then I would draft letter to county commissioners for approval today. Did speak to Manning after last meeting, the county is out of the business of funding community panel to do planning or regulation changes, he alone without support of other four commission could not approve a grant for Captiva. As a result of conversation it was agreed that panel should send letter to commissioners requesting \$35,000 rather than \$50,000. Mannign felt asking for a reduced amount would be more favorably received. Letter sent to panel Monday, to go to Commissioner Manning and copy four other commissioners. Only change I would propose is in third paragraph, decided to attach list of deliverables but not contracts, no point at this time to send them. If we get grant, we can develop deliverables if those are necessary. Request permission to send this letter, and I will follow up after it's sent. Motion (Jensen/Rathbone) to approve sending letter, unanimously approved. *Rathbone:* Leave door

open for other \$15,000? *Mintz*: Yes, but based on conversation would be pleased if we even got the \$35,000. Cut all grant funding for community panels, taking process in house, county staff going out to communities and proposing changes to make code plan consistent with more generic plan in county. Reflects lack of participation in some communities, unlike ours. Our situation is unique, hope it will impress commissioners. If we get \$35,000 we should take and be pleased. Not optimistic, if we get it it's a victory for us. *Brown*: Great letter, whether \$35,000 or \$50,000 the real issue is the new philosophy of county. A lot of unincorporated areas of county and they believe there is no need for communities to meet and provide public input and participation to represent those areas of county. *Mintz*: No other planning unit or area doing what we're doing, with surveys and workshops. What we do in support of the panel and in support of our unique situation, something the county is not used to doing. Will get letter sent, follow up with a call and report to the panel.

**Red tide and lake releases:** *Mintz*: Nothing in particular to offer, but it would be remiss not to discuss it. Grant did great job all around, commend CEPD for having him in place. What do we need to do now as a panel, and do we say anything via website or other ways, that other people are not already doing? *Brown*: Catastrophic event occurring on local waterways now, massive public attention. Question is is there some sort of action the panel should be taking at this time? *Jensen*: Announce Broadway Palm film, "Toxic Puzzle," tonight 6 p.m., Rae Ann Wessel will speak at it. SCCF has business organization, we will start meeting next week to support efforts on water quality. See me for information. *Mullins*: Consider an advocacy committee, use website to keep people up to date or direct them to other websites. Do we want to be in the advocacy business, debate and discuss it? *Brown*: Interested in leading such a committee? *Mullins*: Yes, but consider if it is appropriate. I think so, nothing more important to our island these days. *Baumgarten*: Would like to join. Hard to get accurate information when you're far away, a lot of misinformation on social media. Can go to Sanibel city website for information, but on Captiva conditions are not the same. Not ideal conditions, but people need to make their own decisions. Can people can go in the water, is it dangerous? Need some help to understand what's going on. Bring out information and state the facts. *Jensen*: Tween Waters started a website, clear\_purpose.org, provides links to other information rather than them offering an opinion. *Brown*: Things like that should be on our website, it's a portal for information about panel and Captiva. Include how is red tide affecting Captiva and what are people doing about it. *Baumgarten*: CEPD updates and activities as well. *Brown*: Mullins can give us his thoughts as to duties of this committee. Do we need to formally approve committee? *Gooderham*: No as long it reports back to panel. *Mullins*: Not required, it's not formally planning committee. *Mintz*: If Mullins can provide an outline for next meeting, the panel can discuss and set parameters and requirements. *Mullins*: Invite anybody else to join it, send me an email. *Brown*: Reiterate steps, overview from Mullins on purpose of committee, role and function. Contact Mullins if interested in serving on committee.

*John Riegert*: Write for *Santiva Chronicle*, working on project on my own, called every government agency looking for biological impact on area. No reliable information because there are no scientists on site to document what's being killed, only people collecting information are SCCF and CROW, turtle data is only thing being collected. Nothing on coral. Focused on what's washing on the shore. Reiterated for phone attendees. No reliable info on what's actually dying. No identification of dead species on the scene, citizen reports are not enough. Focused on what's washing up on shore, not what's dead in the water such as coral reefs. Gear support toward nonprofits like SCCF, doing hard data research and providing information that governments are not doing. Data is not be recorded, that's what really going to help us.

*Mullins:* Want to hear not just those who want to serve, but also those who have opinions on what we should be doing. *Brown:* Newspapers should get word out that you're interested in input. *Mullins:* What was general reaction to the CEPD report earlier in the meeting? *Brown:* Very positive on what CEPD is doing. *Mullins:* Is it working? Discussion.

**Wastewater:** *Brown:* Sent written summary of report status to panel members. Handout distributed to audience. TKW had finally completed review of wastewater alternatives for Captiva, and county allowed release of study. Met with county staff, Doug Meurer and Pam Keyes. Brief summary of report at July panel meeting. Central idea for next steps would be pursue items that need further elaboration and clarification to make report more valuable to public. Worked with TKW to get that included. Discussion with TKW's Doug Eckmann since last meeting, encouraged improvement to report in a number of areas. Will incorporate many of those into report, still more work to do. TKW has done a fabulous job for us in describing current conditions, what island is doing now. Key issues: Cost of establishing central sewer system. Did good job on strategic alternatives to central sewer -- expand SSIR, build our own plant, partner with Sanibel in some fashion. Best of alternatives was to partner with Sanibel. Lays out hypothetical collection system that would need to be created to move effluent to Sanibel for processing. Committee asked TKW to recast costs to reflect annual costs to property owners -- not just the large construction figure, but the annual operating costs to users. Captivans would vote to create a Municipal Services Taxing Unit (MSTU) with county to pay construction costs (one-time costs), the cost for connection to the new system from individual properties, access charge from Sanibel, get all one-time costs into one package, paid by taxing authority, then we'd pay annually to retire the construction costs, plus the annual charges from Sanibel for processing \$800/year. Total estimated to be \$4,000 per property per year for 20 years, so \$80,000 total plus annual costs. *Mintz:* Assumes there's no contribution from county, and that connection costs are the same regardless of property size. *Brown:* A lot of assumptions, trying to get report to be accurate in overall costs. Also remember that their example of a sewer system is illustrative only, there would need to be engineering and further studies to finalize design and costs, all these are ballpark estimates. If no assistance from outside sources and everyone paid same costs, looking around \$4,000 a year. What does it mean to me if I think Captiva should pursue central wastewater treatment?

*Brown:* Environmental rationale for treatment, will be clear that if we were starting today, looking at soil and water table septic systems would be the last choice for a wastewater system. Porous soil, water table 3 feet below grade, high density community. There's an environmental risk of septic tanks as the primary wastewater treatment vehicle. But we're not starting from ground zero, we have septic tanks and buildings in place now. But what evidence do we have that we're harming environment by using septic tanks, what favorable impact would we have on environment if we converted to central sewer. Would it be visible or measurable? *Baumgarten:* Send someone out to measure water quality. *Brown:* Eckmann doubtful of visible and measurable environmental improvement based on other influences on water quality. *Jensen:* What if all other communities said the same thing? *Brown:* What's the right thing to be doing for the long-term health of our community vs. are we going to see measurable impact from what just Captiva does? Social responsibility issue. We should bring in Rae Ann Wessel and Janes Evans to review conclusions and develop environmental points. *Baumgarten:* What visitors do we have, what does community want? Eco-friendly island. That has consequences, have to be consistent in all approaches to enhance environment. *Brown:* Recap. *Rathbone:* Repoer seems to be dismissing sea level rise, which is inevitable. How many years would it extend the life of the island if we had central sewer? *Brown:* Trying

to make everyone aware of how environmental impact is described, need input from Wessel and Evans to enhance description. *Rathbone*: Suggest inviting the CEO of SCCF, to include marine lab as well as Rae Ann. *Brown*: More environmental evidence before the public. *Jensen*: No water quality study in TKW work, SCCF has that information. *Brown*: Specific plan in report to estimate cost of central sewer -- lift stations, piping, etc. Some who read it as if this is the plan, that all engineering is done. Not the case, just a way to develop cost estimates. Would need to do a lot of engineering based on the actual system and conditions, plan is for purpose of estimating costs. Encouraged TKW to clarify this in the final report.

*Sally Kramer*: Representing Sunset Captiva board, read report several times, not totally clear it's an example. Does need to be clarified. Board is unanimous against having lift station at Sunset Captiva. Have not put in what characteristics would be, where the best location would be, no criteria we could all think about. *Brown*: Danger of putting something to be illustrative to develop cost estimates. Not definitive plan. A lot of work to do if community decides to move forward. SLR threatens overall health of septic systems, making them work less and less well. Asked TKW to make it more tangible for people to understand what this means. Eckmann thinks it's not possible to be more explicit. Having trouble finding a way to make threat of SLR more comprehensible to us all. Not much help from TKW, said a foot of rise might start causing problems. When problems start people won't be aware of problems. If it's clearing effluent before soil has time to process, owners won't see an issue. Effluent is just being carried away more quickly to adjacent waters. Threat to septic systems overall, but hard to comprehend.

*Rathbone*: Would central system be prohibitive expensive if you wait until there is a need for it due to septic failure? *Brown*: Wait 5-10 years if it's not more costly to take it on then as compared to now.

*Baumgarten*: When people buy their systems now, how old are average systems, could help determine when to act. When to start it -- today, in 10 years, 20 years? *Brown*: Eckmann would say that if you start in five years it will cost more on a net benefit-value basis. *Baumgarten*: Relative to when owners made their last major investment in treatment. *Brown*: Panel needs to determine if we need to pursue other ways to include SLR in decision. Last area is regulating septic systems, discussion in report. Does not hold much promise to create way to regulate conventional septic systems. County views that outside its level or responsibility. Other reasons why they think we will not be successful in adopting reg regime for septics. Panel will need to look at its other options to regulate conventional systems. Expect a lot of changes in the report given our suggestions. TKW has been quite responsive to our requests. Get things we want into report, get final draft of revised report next month, county may want to review it again before we're allowed to see it. Hope to get revised study in October, review and comment on it, public meetings in November to present report. January, panel needs to decide what we need to do next. What do we want to recommend to community going forward, do a straw poll, develop means to get good feedback from community on its wishes. Need publicity campaign to reach out to community to read report and attend public meetings.

*Mintz*: Brown has done a yeomans' job to get TKW to respond to clarification requests. At some point, issues that TKW cannot address -- regulatory regime, SLR, other issues in list TKW will not address. Won't know until we see report. Make decision if we have to go somewhere else to satisfy our questions and those from the community. If we need to speak to septic contractor to better identify SLR failure, or other communities with reg regimes that pursued authority through the state. Need to pursue that as report goes public, so community knows we tried to address those concerns. *Brown*: Asked county to do overview of wastewater alternatives. hired firm to do that, have gone back to ask them for further explanation on committee concerns. Report stands alone, up to panel to make next steps. TKW will have

fulfilled its mission to us, with more information than we had before. Have learned a lot but panel is not ready to make recommendation and we think these additional steps need to be taken. *Mintz*: Timing is unclear to me. May or may not need additional information. *Brown*: We will need additional information beyond TKW report, I am sure of that now. *Mintz*: If so, and we know the areas we need that information, when report is made public it is clear that panel needs to pursue additional information for the community. Straw poll based only on TKW report. *Brown*: No, not that. *Mintz*: Panel needs to evaluate report and decide what do to with it before we ask the community to make a decision one way or the other. *Brown*: TKW report has advanced our knowledge tremendously, but there will be areas we need additional information – reach out to SCCF and Sanibel, possibly for regulatory regime. Panel will have a lot more work to do after TKW before it can formulate recommendations to the community. *Mullins*: Costs are estimates. Will need to study various financial alternatives possible, need to find better ways to allow people options to do something that's affordable. *Brown*: \$4,000 figure is for illustration only, if we had not had other outside funding sources.

**Development:** *Walter*: No report.

**Communications:** *Mullins*: Website PR out, send us any feedback on corrections or improvements. Start focusing on newsletter next. Seeking assistance from community who wants to help. *Jensen*: On video item, Mike Lanigan and I met, will work with Antje to bring it back to panel in future. *Mintz*: Are we submitting a grant request for preparing a video? *Boris*: Talked with Cindy Brown about it briefly, question is timing, funding decision happens late in season. CFI is something we need to pursue, but need more information on video cost and timing. *Mintz*: What is the deadline? *Boris*: In the spring, February or March. Panel has received a CFI grant each of the last two years, both in the spring. Will pursue.

**Captiva Drive:** *Mintz*: County provided us with survey, got call from project manager, ask me for copy of survey to start prescriptive easements process. Sent them digital copy of survey back to them, will follow up on progress.

**Financial:** *Rathbone*: Details in packet, good condition financially. Need updated contracts from Gooderham and Forgey, ask them to provide us with proposals. *Mintz*: Morris-Depew Associates and Forgey Planning Services have executed contracts, Gooderham needs to breakdown code work vs. retainer roles.

**Tri:** *Gooderham*: Tri weekend is Sept. 15-16. We're monitoring water quality issues and reaching out to public safety staff and lifeguards about their parameters if red tide returns. May have to turn it into a duathlon if we cannot put people in the water, or even cancel the race if it's unsafe to run.

**New business:** *Brown*: Remember that the ewer cost figure has a lot of variables, it is a very fluid number.

The meeting convened at 10:55 a.m.

-- *Ken Gooderham, administrator*