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Gordon Glover
Tim Hancock, AICP
Travis Merrick
Lori Moore
Justin Thibaut
Austin Turner
Past President Bev Larson, CCIM

BOARDROOM REPORT

News from recent REIS board meetings

Luncheon Programs:

The April 9th luncheon will feature a presentation on Emergency Preparedness by Lee Mayfield of Lee County Department of Public Safety. Sponsored by [IBERIA Bank](#).

Airport growth and economic impacts will be discussed by Jeff Mulder, executive director of Lee County Port Authority, at the May 14th luncheon. The event is sponsored by [ECS Florida](#).

The annual Legislative Review will take place at the June 11th luncheon and will be led by State Representative Dane Eagle. Sponsored by [Velocity Engineering](#).

REIS welcomes your program suggestions. Please share your ideas with [Mary Gentile](#), 239-275-4922, ext. 235. If you would like to lead the invocation and pledge at a luncheon, please contact [Tim Hancock](#), 239-649-4040.

Sponsorships:

Contact [Austin Turner](#), 239-344-1178, for information and availability of opportunities to sponsor REIS events.

Scholarship Program:

Information on the program, criteria for applying, and a donation form are on the [REIS webpage](#).

Real Estate Symposium:

The Education Committee of [Lori Moore](#), [Justin Thibaut](#), and [Austin Turner](#) are planning the annual workshop and welcome anyone interested in participating or sponsoring the popular event to contact them.

Social Events and Member Relations:

The Committee - [Jason Brewer](#), [Travis Merrick](#), and [Gordon Glover](#), is planning the annual party and welcomes your ideas.

Membership:

A limited number of memberships are currently available. Information and [membership application](#) are on the website. Contact [Bill Burdette](#) if you have questions.

HEARING ON USE OF WETLANDS

The Lee County Board of County Commissioners has delayed the public hearing on land uses in wetlands until May 22nd. County staff has proposed an amendment (CPA1029-00001) to the Future Land Use Plan that will authorize Lee County to issue Development Orders for non-residential uses in the wetlands category where impacts are authorized by a State agency. The proposed amendment and staff report are available for review on the REIS website: [Resources - Reports & Documents](#).

FLOOD INSURANCE REFORM

The National Flood Insurance Program (NFIP) will expire again on May 1st unless Congress approves another extension. The Federal Emergency Management Agency (FEMA) has also announced updates to the program that would become effective next year. The revised program becomes effective October 1, 2020 and property owners will learn the impact on their rates on April 1, 2020. FEMA says cost of coverage will rely less on flood zones and use other variables, such as risk of hurricanes and coastal surges, and proximity to a source of flooding. It may also consider new loss-estimation technology that can account for threats from climate change and replacement costs.

CAPE CORAL OVERHAULS LDC

Cape Coral City Council has approved a major rewrite of the Land Development Code (LDC), which now will be reviewed by State agencies. The changes are intended to make the LDC more consistent with zoning and facilitate commercial and multi-family residential development. The [amended LDC](#) may be reviewed on the City's website, along with an interactive mapping tool to compare existing zoning with proposed zoning.

BONITA COMP PLAN AMENDMENTS

The City of Bonita Springs began a review of future amendments to the Comprehensive Plan with an open house and presentations April 3rd and 4th to gather public comment. For more information, check the [Community Development website](#) or contact [Dr. Margaret Banyan](#).

BEV LARSON, CCIM

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STATE LEGISLATION UPDATE

Home Rule: HB 3 would prohibit local governments from imposing or adopting new regulations of businesses after a certain date. Preempts regulation and licensing of professions and occupations to the state. Proceeding through committees with minor revisions.

Impact fees: HB 207/SB 144 would revise minimum requirements for adoption of impact fees by specified government agencies. Exempts water and sewer connection fees from Florida Impact Fee Act. Bill has passed all referred committees.

Open and Expired Building Permits: HB 447/SB 902 is moving through committees with much support - provides requirements related to open & expired permits, permit requirements, closing of permits, amendment of Florida Building Code, applicability, & notice requirements.

Wetlands Mitigation: CS/SB 532 authorizing a local government to allow permittee-responsible mitigation on lands purchased and owned by a local government for conservation purposes under certain circumstances; requiring such mitigation to meet specified requirements. Bill has passed the referred Senate committees.

Dredge and Fill Permitting: HB 799 urges Congress to direct U.S. EPA to issue memorandum of agreement so Florida may complete assumption of section 404 dredge & fill permitting program under federal Clean Water Act. On State Affairs Committee agenda April 8th.

Comprehensive Plan Amendments: HB 6017 removes acreage limitations applying to small-scale comprehensive plan amendments. Bill is proceeding through House committees with strong support.

Opportunity Zones: HB 481 would enable state and local governments to provide incentives to developers if they proceed with opportunity zone projects that benefit the local community. Bill is in committee review.

IN MEMORY OF LARRY PEARCE

Long time REIS member Larry Pearce passed away in March. Larry was Managing General Partner of REALCO Group, involved in residential and commercial real estate development and investment.

CONSTRUCTION PROGRAM AT FGCU

Florida Gulf Coast University (FGCU) has established a Construction Management Department, offering a Bachelor of Science Degree in Construction Management. The program was introduced to the business community with a Day at the Ballpark on March 16th. The event was sponsored by REIS, Lee BIA, the CCIM Chapter, Realtors Land Institute (RLI), and FGCU. The Construction Management Department is part of the U.A. Whitaker College of Engineering at FGCU.



REIS MEMBERS MOONLIGHTING

REIS 2018 President Bev Larson and REIS member Mitch Hutchcraft were both guest speakers during March at the Real Estate Fundamentals course in the Lutgert College of Business at Florida Gulf Coast University (FGCU). The course is taught by REIS member Dr. Tim Allen.

REIS WELCOMES NEW MEMBERS

Please join in welcoming our newest members:

Bill Blevins is Executive Vice President and Senior Commercial Lender with Lake Michigan Credit Union.

Matthew Roepstorff is an attorney with GrayRobinson, P.A., focusing on government law and lobbying, mergers and acquisitions, and corporate law.

Johnny Limbaugh is Director of Business Development at Wright Construction Group with extensive experience in transportation planning and programming.

Frederick Panici, SIOR, is the President of PANICI Commercial, focusing on industrial and office real estate.

Greg Blurton is Vice President, Commercial Lending and Business Development, with Edison National Bank.

Membership information and the application are on the [REIS website](#).



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