

2007 OFFICERS:

President Gerald A. Hendry, MAI, CCIM
Vice President Steven C. Hartsell, Esq.
Treasurer Sharon Jenkins-Owen, AICP
Secretary Mary Gibbs, AICP

2007 GOVERNORS:

Kim Donnelly
Kevin M. Fitzgerald
Eric Lahaie
Russ Ringland
Paul Sands
Cody B. Vaughan-Birch, Esq.
Tom Woodyard
Stan Stouder, CCIM

BOARDROOM REPORT

News from recent REIS board meetings

Legislative Report: State Rep. Trudi Williams will review the 2007 legislative session at the May 8th luncheon meeting.

Regulatory Issues:

Community Planning—Lehigh Acres, North Fort Myers, and Page Park are developing Community Plan amendments to the Lee Plan, while Buckingham and Pine Island are amending existing plans. Pine Island seeks to establish a Neighborhood Development District to review projects. Land Development Code amendments, specific to Pine Island, are also in the works.

Eagle Protection Ordinance— is being reviewed by Lee County. Reduced buffer zones are proposed.

Mandatory Recycling—for commercial properties is being considered in Lee County.

Lee Development Regulations—The Land Development Code Advisory Committee is reviewing proposed changes to development regulations, with public hearings tentatively scheduled for 5 pm May 8 and 22.

Representation—REIS board is exploring hiring a representative to monitor local government and advocate REIS positions on pertinent issues.

REIS Scholarship Foundation: Scholarship Committee Chairman Tom Woodyard, will mail requests for contributions to REIS members in April. Information will also be available at the registration table at future luncheon meetings.

Sponsorship Opportunities: Sponsors for REIS luncheons are already reserved through July. Information: Paul Sands, (239) 489-3303.

Membership: The 2007 directory will be available at the May 8th luncheon meeting. Current membership information is also available at www.reis-swfl.org.

RICCIANI, MATHIS & JESSEN, CPAs

Certified Public Accountants

(239) 482-3535

800-940-6003

Serving Real Estate Professionals
in Southwest Florida Since 1978

NEW LUNCHEON FEE POLICY

“Walk-ins” will no longer be accepted at REIS monthly luncheons. Reservations are required by the Thursday prior to the meeting in order for Pelican Preserve to properly prepare the room and the meals.

Luncheons paid at the door will be \$35 for members and guests alike. Luncheons will still be \$25 for REIS members who pay in advance. Both new policies are effective with the May luncheon.

REIS STUDYING “LINKAGE FEES”

REIS has formed a committee to monitor “linkage fees” on commercial development, which are being considered in both Lee and Collier Counties. The committee is led by Steve Hartsell, Cody Vaughan-Birch, and Kevin M. Fitzgerald. Anyone interested in participating is encouraged to contact Steve, Cody, or Kevin. The committee will monitor the progress of the initiatives as they are reviewed by government officials and keep REIS members informed. Should Lee County propose adoption of such fees, the committee will draft a position statement for REIS and organize a plan of action.

If adopted, linkage fees would be assessed on non-residential development as mitigation for workforce housing units created by the development. The fees will be considered in Lee County commission discussions relative to establishing a workforce housing policy.

SCHOLARSHIP AWARDED

REIS Scholarship Foundation is awarding a \$2,500 scholarship to Edison College student Tamela Hoagland. Tamela maintains a 4.0 GPA while pursuing her AA degree at Edison. She plans to continue her education at Florida Gulf Coast University with the goal of a BS degree in Accounting. Tamela hopes to one day be a Certified Public Accountant.

stan stouder, ccim

specializing in

LAND and INDUSTRIAL PROPERTY

(239) 481-3800

ssstouder@cbre-fmyers.com
www.cbre.com/stan.stouder

CBRE
CB RICHARD ELLIS

Published by the Real Estate Investment Society

NEW SUPPORT FOR SCHOLARSHIPS

REIS members and others in the business community contributed \$11,350 to the REIS Scholarship Foundation in 2006, the 501(c)3 charitable entity's inaugural year.

Contributions in the first quarter of 2007 exceeded \$7,800. Donors thus far this year include:

Advance Homes
Brooks & Freund, LLC
Florida Community Bank
Henderson, Franklin, Starnes & Holt, P.A.
Kinsey Associates

Land Solutions, Inc.
McGarvey Construction Co.
Meridian Construction & Development
Oswald Trippe & Co.
Pavese Law Firm

Quattrone & Associates, Inc.
Walter Serbon
Stephan, Cole & Associates
Vanasse & Daylor
Tom & Patty Woodyard

Scholarship Committee Chairman Tom Woodyard, 239.425.6012, is accepting donations for 2007.

WELCOME NEW REIS MEMBERS:

Tommy Lee Guzcinski, Lennar Homes
Greg Barr, Orion Bank
Tamela Hoagland, Edison College scholar

LEE APPROVES MITIGATION PLAN

Lee County Commissioners have approved a Master Mitigation Plan. The plan projects mitigation needs and identifies potential mitigation sites in order to expedite permitting for transportation and public works projects. The County's 20/20 conservation lands, many of which are in need of restoration, are potential mitigation sites for a variety of planned projects.

GOPHER MITIGATION PLAN

Florida Fish & Wildlife Conservation Commission (FWC) proposes to list the gopher tortoise as a "threatened" species, which may pave the way for increased protection efforts. FWC also proposes a management plan for the species that would acquire 375,000 acres of private land to be preserved for gopher habitat (at a rate of 25,000 acres per year through 2022). An additional overlay of protections or conservation easements would affect more than 240,000 of additional private lands. Proposed mitigation payments and relocation fees range from \$600 to \$9,200 per tortoise. The draft plan is at <http://myfwc.com>. FWC will meet and receive public input on June 13 in Melbourne.

PANTHER PROTECTION PLAN

Despite reducing the Southwest Florida "panther focus area" by 900,000 acres last December, US Fish & Wildlife officials announced intentions to include panther considerations in reviewing road and development projects outside of the 3.8 million acre focus area.

NEW SITES FOR GIS DATA

Lee County has a new web site for GIS data and maps: <http://leegis.leegov.com>. The site includes a Commercial Property Locator and a variety of downloadable maps, including: Active Industrial Parks and Major Office Space; Utility Service Areas; Future Land Use; Planning Districts; Flood Zones; and Major Road Projects. Downloadable GIS data includes aerial photography and land records.

Charlotte County's GIS data and maps are at: www.ccgis.com

MAPPING MARKET HEAT

The "heat" of residential real estate markets may be viewed on hybrid satellite maps, based on trends in average listing price and median sales price by zip code. The free service is at <http://www.trulia.com>



(239) 561-9980

6150 Diamond Centre Court, Suite 1002, Fort Myers, Florida 33912
www.reliancebankfsb.com

MEMBER FDIC • EQUAL HOUSING LENDER



Cynthia McIntyre
Lic. Real Estate Broker

Specializing in Development & Management

239.261.0357

1004 Collier Center Way, Suite 102
Naples, FL 34110
www.McIntyreProperties.com