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## BOARDROOM REPORT

### News from recent REIS board meetings

**Lee Development Regulations:** The Land Development Code Advisory Committee is reviewing proposed changes to development regulations, with public hearings tentatively scheduled for May.

**REIS Scholarship Foundation:** Over \$7,800 in contributions has already been received in 2007 for scholarships to be awarded later in the year. Donation information is on the web site or by contacting Scholarship Committee Chairman Tom Woodyard, 239.425.6012.

**Membership:** The roster is full and the 2007 directory will be available at the April 10th luncheon meeting. Current membership information is also available at [www.reis-swfl.org](http://www.reis-swfl.org).

**Sponsorship Opportunities:** Sponsors for REIS luncheons are already signed up through April. Sponsorship of REIS luncheons provides prominent personal exposure to the leaders in the real estate investment and development community. \$350 sponsorship includes your logo on 450 mailed meeting notices, representation in press announcements and on the REIS website, opportunity to present displays and distribute brochures at the luncheon, in addition to a personal presentation. Information: Paul Sands, (239) 489-3303.

**Transportation News:** Robert Ball, Director of Lee County Port Authority, will discuss expansion plans for both airports and related business opportunities at the April 10th luncheon meeting.

**Express Lane increasingly popular:** Increased membership and great programs have drawn record attendance to recent REIS luncheon meetings. Prepay for your luncheon, pick up your badge at the Express Table, and avoid the crowd at registration.

## LEE CONSIDERING "LINKAGE FEE"

The Affordable Housing Policy Options Memorandum for Lee County includes a "linkage fee" which would be assessed on non-residential development as mitigation for workforce housing units created by the development. The Memorandum includes calculations for the amount of workforce housing assistance needed for various types of development (i.e.: the linkage fee for retail development would be \$28.18 per square foot; industrial would be \$18.13 per sq. ft.; etc.) The Memorandum, now online at [www.lee-county.com/dcd](http://www.lee-county.com/dcd), will be the basis for upcoming county commission discussions relative to establishing a workforce housing policy.

## HOMETOWN DEMOCRACY CONCERN

The proposed "Hometown Democracy" amendment to Florida's constitution requires changes to comprehensive land use plans be approved by voters. Florida Hometown Democracy ([www.floridahometowndemocracy.com](http://www.floridahometowndemocracy.com)) is promoting the amendment and seeking petition signatures to get the referendum on the ballot in 2008. The Sierra Club has joined the effort with money and member support. The Florida Chamber of Commerce ([www.flchamber.com](http://www.flchamber.com)) is leading opposition to the proposed amendment, supported by the Florida Home Builders Assn. and other development groups.

If the proposal is on the ballot, it is widely believed that it is likely to be approved, as there is widespread feeling that local governments are not managing growth effectively. Eight Florida cities held referendums last year over building heights, densities or other development issues, with 10 of 13 anti-development initiatives passed.

REIS is considering an early intervention effort to assist and encourage elected leaders, land-use professionals, and related businesses to educate and communicate better with the public.

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## SUPER SCHOLARSHIP SUPPORT

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. Donors included:

1031 Tax Free Strategies, LLC  
Advance Homes  
APJ, LLC  
Chuck Basinait  
Brooks & Freund, LLC

Busey Bank  
Colonial Bank  
Florida Community Bank  
Gates, D'Alessandro & Woodyard, Inc.  
Henderson, Franklin, Starnes & Holt, P.A.

J.E.D. of Southwest FL, Inc.  
Johnson Engineering, Inc.  
Kinsey Associates  
Land Solutions, Inc.  
Lyndon Investment

Maxwell & Hendry Valuation Services  
McGarvey Construction Co.  
Meridian Construction & Development  
Oswald Trippe & Co.  
Owen-Ames-Kimball Co.

Paul A. Sands, P.A.  
Pavese Law Firm  
Quattrone & Associates, Inc.  
Reliance Bank  
Brian & Marilyn Sabean

Richard & Bonnie Salata  
Walter Serbon  
Stephan, Cole & Associates  
Vanasse & Daylor  
Wachovia Bank  
Tom & Patty Woodyard

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

## WELCOME NEW REIS MEMBERS:

Jimmy Hunter, Wachovia Bank  
Bev Larson, Lahaina Realty  
Neysa Borkert, Pavese Law Firm  
Robert Gaglio, Community Bank of Cape Coral  
Russell Phillips, Regions Bank

Bruce Jorgensen, The Jorgensen Group  
Patty Bowman, NAI Southwest Florida  
Eric Borgia, Henderson, Franklin, Starnes & Holt  
Mike Moss, First Bank  
David Douglas, David Douglas Associates  
Christi Pritchett, WCI Communities

Peter Gravina, Pavese Law Firm  
Jon Sjostedt, RealNet of Southwest Florida  
Michael Curran, SunTrust Bank  
Robert Lovett, Pavese Law Firm  
Jeff Tumbarello, Southwest Florida Real Estate  
Investment Association

## UPDATED LEE PLAN AVAILABLE

The Lee County Comprehensive Plan, updated with amendments adopted through November 2006, is now online at [www.lee-county.com/dcd1/Leeplan/Leeplan.pdf](http://www.lee-county.com/dcd1/Leeplan/Leeplan.pdf). Printed copies are available for \$25 from Community Development, 1500 Monroe St., Fort Myers.

## BONITA / ESTERO MARKET PULSE

The latest trends in residential and commercial growth, demographics, and related local economic topics in the Bonita Springs / Estero market will be discussed April 5. The program is presented by the Bonita Springs Area Chamber of Commerce and Bonita Springs—Estero Association of Realtors. The event takes place at the Three Oaks Banquet & Conference Center in Estero.

Admission is \$75 and includes dinner and 2 drinks. Reservations: Bonita Springs Chamber, (239) 992-2943 or [bonitaspringschamber.com](http://bonitaspringschamber.com)



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