

OVERVIEW

DEVELOPING FLORIDA'S PLANNING
PROFESSIONALS SINCE 1951



PROPOSED AMENDMENT 4: FINANCIAL IMPACT ON GOVERNMENT



BY TOM BROOKS, SURFCOAST CHAPTER

What is Amendment 4?

Amendment 4 is a proposed constitutional amendment tax break on local property taxes that will be voted on statewide November 6, 2012. The amendment has three provisions. These three provisions apply to all local government and special district property taxes with the exception of public schools. The first provision would reduce the 10 percent cap on increases in property values on non-homesteaded properties to 5 percent. The second provision is for first-time home buyers,

who are defined as those who have not owned a home in Florida in the past three years. They would receive an additional homestead exemption on half the appraised value of their home (up to \$150,000), phased out over five years. The final provision has a relatively minor impact but affects all property taxes, including school taxes. It is an anti-recapture provision. If the just (market) value goes down, the assessed value of the property cannot increase. Many properties are under-assessed because of the Save Our Homes

provision, which limits assessment increases to three percent per year.

Many properties, particularly in waterfront areas, increased at double-digit rates in percentage. Even with the large drop in real estate values after the housing bubble burst, many properties are still under-assessed, as their market value significantly exceeded their assessed value. A rule of thumb is property should be assessed anywhere from 80 to 85 percent of its market value (the discount is to reflect the 15 to 20% cost of sale). Many older properties on the river or ocean front often do not come close to meeting the 80 or 85 percent assessment criteria.

Florida Realtors are running a strong TV and direct mail advertising campaign based on the slogan "Tax Your Assets Off." They believe Amendment 4 will create a surge in homeownership, investment buying, and create a demand for second homes.

Current Situation

Public school property taxes are affected only by the recapture rule reduction. The cap on property tax increases on non-homesteaded properties and the additional homestead exemption does not apply to school property taxes. The cap does affect special districts such as the water management districts, the Florida Inlet Navigation District (FIND), the three hospital authorities and other local government dependent taxing districts. These districts, which have all been hit by the loss of property tax revenues from decreased property values as well as state revenue sharing, will have to budget an additional financial impact as a result of Amendment 4.

CONTINUED ON PAGE 4

IN THIS ISSUE:

PAGE 2: A WORD FROM THE PRESIDENT
PAGE 3: 2013 FPZA STATE CONFERENCE
PAGE 5: ADOPTED 2013 BUDGET
PAGE 6: RECENT CHAPTER EVENTS

PAGE 7: MEMBER PROFILE—HELEN LAVALLEY
PAGE 8: PLANNING APPS
PAGE 9: MEMBER PROFILE—KELLEY KLEPPER
PAGE 10: BOARD OF DIRECTORS MEETING MINUTES

OVERVIEW

FPZA OFFICERS & DIRECTORS

EXECUTIVE COMMITTEE

PRESIDENT

Brady M. Woods
Department of Planning and Community
Development
City of Bradenton
101 Old Main Street
Bradenton, Florida 34205
941-932-9413 phone
941-932-9534 fax
brady.woods@cityofbradenton.com

PRESIDENT-ELECT

Paula N. C. McMichael, AICP
paulamcmichael@live.com

VP MEMBER SERVICES

Courtney D. Mendez, AICP
City of Sarasota
Department of Neighborhood and
Development Services
1565 First Street
Sarasota, FL 34236
941-365-2200 ext. 4351 phone
941-954-4179 fax
courtney.mendez@sarasotagov.com

VP FINANCIAL AFFAIRS

John G. Thomson, AICP
Growth & Resource Management
Volusia County
123 West Indiana Avenue
Deland, FL 32720
386-736-5959 ext. 15520 phone
386-740-5148 fax
jthomson@co.volusia.fl.us

IMMEDIATE PAST PRESIDENT

Nancy M. Roberts
321-696-8122 phone
nancymcneilroberts@gmail.com

ADMINISTRATIVE COORDINATOR

Wanda Classe
Florida Planning & Zoning Association
P. O. Box 568544
Orlando, Florida 32856
407-895-2654 phone
407-895-2654 fax
fpza@bellsouth.net

'OVERVIEW' EDITOR

Paula N. C. McMichael, AICP
paulamcmichael@live.com

'OVERVIEW' LAYOUT DESIGNER

Kimberly Young
kimberlyyoung526@hotmail.com

CHAPTER PRESIDENTS

CALUSA - Tina Ekblad, AICP, LEEP BD +
C
Morris Depew Associates
2914 Cleveland Avenue
Fort Myers, Florida 33901
239-337-3393 phone
tekblad@m-da.com

CENTRAL FLORIDA - Erin Provenzale,
AICP, LEED AP
Community Planner
Littlejohn Engineering Associates
1615 Edgewater Drive, Suite 180
Orlando, Florida 32804
407-975-1273
eprovenzale@leainc.com

FIRST COAST - Rusty Newman
Environmental Services
7220 Financial Way, Suite 100
Jacksonville, Florida 32256
904-470-2200
rnewman@esinc.cc

GULFCOAST - Stephen W. Thompson
Najmy Thompson
1401 8th Avenue West
Bradenton, Florida 34205
941-748-2116
sthompson@najmythompson.com

GULFSTREAM - Terry Virta, AICP
Terry L. Virta & Associates, Inc.
3101 Park Avenue
Riviera Beach, Florida 33404
561-718-1343 / 561-863-7682 fax
tlv31987@hotmail.com

SOUTH FLORIDA - Leigh Kerr, AICP
Leigh Robinson Kerr & Associates, Inc.
808 East Las Olas Boulevard, Suite 104
Ft. Lauderdale, Florida 33301
954-467-6308 / 954-467-6309 fax
lkerr808@bellsouth.net

SPRINGS - Joseph P. Quinn, AICP
Southwest Florida Water Management
District
2379 Broad Street
Brooksville, FL 34609-6899
352-796-7211 or 800-423-1476, ext. 4421
352-754-6749 fax
Joe.quinn@watermatters.org

SUNCOAST - Elaine Lund, AICP
Historic Preservation & Urban Design
1400 North Boulevard, 2N
Tampa, FL 33607
813-274-3100, Option 3
elaine.lund@ci.tampa.fl.us

SURFCOAST - Scott McGrath
City of Deltona, Planning & Development
2345 Providence Boulevard
Deltona, Florida 32725
386-878-8600
smcgrath@deltonafl.gov

APALACHEE - VACANT
HEARTLAND - VACANT
NORTHWEST - VACANT
SUWANNEE - VACANT

A WORD FROM THE
PRESIDENT

While attending planning school at Florida Atlantic University, I was very active in several student planning organizations. I also was an active student member of a few professional planning groups... APA, FAPA (that's what it was called back in my day), ULI, and CNU. Notice any groups missing?

Take a moment to think, I'll wait. Shameful as it is, I was not a student member of FPZA during my grad school days for one simple reason: I didn't know FPZA existed!

Thankfully, planning students today are much more aware of FPZA than I was. Whether they are traditional students or established professionals seeking more education, student involvement is vital to the longevity of FPZA. With special student membership rates, opportunities for scholarships and awards, and student-centered events, it has always been FPZA's goal to be a benefit to students across Florida. This not only includes students from the long-established planning schools, but also those who attend the more recently developed planning programs.

In an effort to increase inclusivity, FPZA has recently approved new student membership criteria to help ensure that all students who possess the desire will have the opportunity to participate as FPZA members. Full and part-time students are now eligible for student membership in FPZA. Gone is the minimum requirement of credit hours for eligibility. With enrollment requirements varying from school to school, FPZA believes this change in policy will better accommodate those who want to assist in furthering the mission and purpose of FPZA.

As members of FPZA, we should strive to be as inviting as possible to those individuals wanting to improve the quality of planning in Florida. If you're currently a student member, I am truly grateful that you chose to be part of FPZA. If you know a student, invite them to the next FPZA event in your area or even better, bring them with you. Because you never know...that student intern in your office who doesn't know our organization exists may just be a future President of FPZA.

OVERVIEW

MARK YOUR CALENDARS FOR THE 2013 FPZA STATE CONFERENCE!

BECKY MENDEZ, AICP, CONFERENCE CHAIR

Planning is well underway for next year's FPZA State Conference by the host chapter, Surfcoast. The Conference will take place June 5-7, 2013, at the Plaza Resort on the "World's Most Famous Beach" in Daytona Beach. The Plaza Resort is located within a short walking distance from the Ocean Walk and Ocean Center convention complex, which is the heart of Daytona Beach's Entertainment or E-Zone. The Surfcoast Chapter was able to secure the Plaza Resort for the affordable room rate of \$99 per night.

The theme for the conference is "Start Your Economic Engines," inspired by the Daytona Beach International Speedway located just up the road. All of our Conference committees have been formed and

staffed by Surfcoasters with the goal of making this a memorable conference for all participating. For more information on the conference, and how you can get involved, contact me at bmendez@volusia.org or call 386-736-5959, ext. 12943.

The conference sponsorship committee is busy getting the word out to potential sponsors with several already making pledges and others considering which sponsor level to choose. The following sponsorship opportunities are available at this time and if your firm or organization would like to step up to be a sponsor, please contact John Thomson, our conference sponsorship chair, at jthomson@volusia.org or call 407-256-4783.

VICTORY LANE SPONSOR \$2,000

- Two (2) full conference registration
- Introduce the key note speakers
- Exhibitors booth space
- Sponsors logo on all promotional materials
- Sponsors logo and web-link on the FPZA website for 6 months
- Name and logo on the gift bags
- Recognition/Welcome attendees at opening reception
- Name/logo on the sponsorship poster

GRAND STAND SPONSOR \$1,000

- One (1) full conference registration
- Exhibitors booth space
- Sponsors logo and web-link on the FPZA website for 3 months
- Half page ad in the FPZA Overview newsletter
- Name/logo on the conference sponsorship poster

CHECKERED FLAG SPONSOR \$500

- Exhibitors booth space
- Quarter page ad in the FPZA Overview newsletter
- Recognition at opening reception
- Name/logo on the conference sponsorship poster

PACE CAR (MOBILE TOUR) SPONSOR \$250

- Business card size ad in the FPZA Overview newsletter
- Recognition at opening reception
- Name/logo on the conference sponsorship poster

HORSE POWER (SESSION) SPONSOR \$250

- Sponsor recognition on Session Poster
- Introduce the session Moderator/speakers
- Business card size ad in the FPZA Overview Newsletter
- Recognition at opening reception
- Name/logo on the conference sponsorship poster

PIT STOP (HOSPITALITY SUITE) \$250

- Business card size ad in the FPZA Overview newsletter
- Recognition at opening reception
- Name/logo on the conference sponsorship poster

INFIELD (EXHIBITOR BOOTH) \$200

- Recognition at opening reception
- Business card size ad in the FPZA Overview newsletter
- Name/logo on the conference sponsorship poster

REFRESHMENT BREAK SPONSOR \$100

- Name/logo on a refreshment/snack table
- Business card size ad in the FPZA Overview newsletter
- Recognition at opening reception
- Name/logo on the conference sponsorship poster



OVERVIEW

Community Redevelopment Areas (CRAs) such as Spring Hill in DeLand and another in Daytona Beach have lost so much value that they are no longer raising revenue. They are below the tax base line in the year they were created. It will take several years of increased value just to get to the break-even point or zero. If Amendment 4 passes, instead of several years, it may be a decade before some CRAs will be able to generate revenue.

Capital Analytics LLC did a study of County taxable values across the state and found that it will take until the year 2015-2016 before the tax base reaches 2005-06 tax base levels. The last 5 years have seen the county taxable value down by 35.5 percent from its peak value. The 2012 statewide taxable will decline another 3.8 percent this year. Non-school property taxes have declined by 24.3 percent or 4.3 billion dollars from 2006 through 2011. A number of jurisdictions were affected by declining property values and had to set higher millage rates to raise the same amount of revenue as the year before. While technically not a tax increase under the Truth in Millage act, that view is not necessarily shared by the property owners receiving their property tax bill.

The burden of Florida's property taxes would likely shift away from first-time homebuyers, developers, vacation or second home owners and landlords and weigh down the state's existing homeowners. The beneficiaries of constitutional Amendment 4 would be first-time homebuyers, who would initially pay property taxes as if their houses were worth about half the typical home price in the county where they live. But any property-tax reductions for new homeowners or non-homeowners would likely involve existing homeowners having to take up at least some of the slack by either paying higher taxes to compensate for lost revenue or experiencing reduced public services with more layoffs of public workers. Florida Realtors, citing a Florida Tax Watch study, argue that increased home sales generated by the amendment would increase Florida's economy by 20,000 jobs and sales of 320,000 properties over the next 10 years.

"It obviously has a lot of implications for homeowners — who are going to end up paying for it in some form — and also for people who will benefit from it," said Christopher McCarty, director of the University of Florida's Bureau of Economic

and Business Research in a recent interview with the *Orlando Sentinel*.

The *Sentinel* article also quoted Orange County Property Appraiser Bill Donegan. One thing that could partly offset the tax burden shifting to existing homeowners would be the addition of new buildings and houses to the tax rolls, Orange County Property Appraiser Bill Donegan said. But even with extra taxes from such construction, Amendment 4 would likely leave longtime homeowners paying part of the tax break for first-time buyers, he added. "The homeowners are going to pick up the tab," Donegan said recently. "Look out."

Amendment 4 is being advocated by the Florida Realtors largely as a way to boost the state's housing market. The ad campaign does not mention the larger tax breaks for owners of commercial property.

A Bureau of Economic and Business Research (BEBR) survey showed that most voters (59%) support the tax break for first time homebuyers. Support for Amendment 4 dwindles drastically when the tax savings proposed for owners of business property and vacation homes are highlighted in their survey.

Only about one-third of those responding to the UF/BEBR survey support tax breaks to business properties and vacation homes. Each constitutional amendment in Florida require 60 percent voter approval in order to pass. With a long November ballot of candidates and complicated constitutional amendments, there has been a past history of Florida voters rejecting all of the amendments.

Several of the state's elected county property appraisers have cautioned that Amendment 4 will likely create an uneven playing field that rewards commercial-property owners who hang on to their buildings and land — just as the state's Save Our Homes amendment, passed by voters in 1992, has benefited longtime homeowners by limiting increases in their taxable-property values to no more than three percent a year. Part-time residents will benefit at the expense of people who reside in the state permanently. Critics have charged that Florida's solution to tax reform is to pile on more inequitable taxes to solve inequitable taxes created by previous constitutional amendments.

Impact on Local and State Government

State and local governments have been laying off employees across Florida. It has been a nationwide trend that many economists blame for the nationwide unemployment rate being above eight percent. Had government employment been at the same level as in December 2008, the national unemployment would be at seven percent, according to the Wall Street Journal. Paul Krugman noted that if government employment grew at the same rate as under Reagan's first term (3.1% vs. the current decline of 2.7%), the unemployment rate would be 1.5 to 2 percentage points lower than the 7.8% that it is now.

For state and local governments in Florida to lose two billion dollars in property taxes, on top of the revenue already lost from a weak economy and declining property values, we could reach a tipping point in the economy. For example, the Volusia County School system, which is largely unaffected by Amendment 4, laid off 354 employees including 247 teachers in the upcoming fiscal year. Volusia County government has 500 fewer employees in 2012 than it had in 2007—almost 15 percent of its present total work force. The Realtors counterargument is that employment stimulated by the cut in property taxes will make up for the losses in the government sector. Yet the 20,000 jobs that Realtors claim will be created by Amendment 4 will not impact the state's unemployment rate and may at best represent a zero sum game between jobs created by the tax cut vs. layoffs at the local government level. CRAs, which play a big role in revitalizing areas inside the city with the private sector, will likely suffer a revenue loss that will make more CRAs unsustainable financially.

It will be a big decision by Florida voters on Tuesday, November 6.

Capital Analytics, LLC, a company that is focused on researching and analyzing state and local government issues, has estimated the financial impacts of Amendment 4 for each county. To see the estimates, [click here](#).

Tom Brooks has been a planner for 24 years and monitors Growth Management Legislation for Volusia County and is on the Florida APA Legislative Committee.

OVERVIEW

ADOPTED 2013 BUDGET

BY JOHN THOMSON, VICE-PRESIDENT OF FINANCIAL AFFAIRS

The state FPZA officers and board approved the 2013 budget at its recent meeting on September 22nd. The approved budget represents the state FPZA's spending and revenue plan for next calendar year.

Unfortunately, as the newly seated VP of Financial Affairs, I was not able to break Courtney Mendez's record for the fastest considered and approved budget. However, this was a result of some healthy discussion on several items and clarification on others, especially for the rookie finance guy (me).

For 2013, the approved budget totals \$51,820 and, unlike our federal government, it is a balanced budget with revenues equaling expenditures. Income to the state FPZA comes in from primarily two sources – collection of membership dues and income from the State Conference. Most of the conference funds go to the host chapter to cover various expenses. The approved budget is \$4,030 less than the current year's budget of \$55,850. The reduction in the budget is primarily due to a decrease of \$3,000 in anticipated conference credit card registration revenues (\$20,000 to \$17,000) based on our experience with the two previous conferences.

However, this does not affect the budget, as this item is simply a pass-through on the expense side to the conference host chapter because the state FPZA provides the credit card payment service for our conferences. The anticipated conference credit card registration revenue is always the same amount as the expenditure amount. The budget also

anticipates a small reduction in anticipated membership dues and *Overview* ad and conference income to be more representative of actual anticipated revenues.

However, on the expenditure side, the budget reduction will not affect the services provided by the State FPZA that will continue to be funded at similar levels to the current year. The budget includes passing onto each chapter their share of the membership dues collected by the State FPZA. We are hopeful that membership will begin to increase this year.

The State FPZA also supports the state conference with funding for student scholarships and the awards program to recognize outstanding projects and members.

Other funds will be used to support programs such as continuing education to provide our members AICP CM credits for events hosted by the state and our local chapters. Another budgeted item is the quarterly *Overview* newsletter, which you are reading right now. Other expenditures include our administrative coordinator and associated office supplies, printing and postage, maintenance of our website, merchandise, and a small amount of discretionary funds for projects to be determined.

If anyone has questions or would like to review the full budget, please contact John G. Thomson, VP Financial Affairs, at jthomson@volusia.org.

RECENT CHAPTER EVENTS!

FIRST COAST CHAPTER

On October 5th, we hosted our annual FPZA Educational Seminar. This year's topic was "Principles and Practices in Code Enforcement: A look at voluntary compliance." An outstanding panel from St. Johns County provided the group with an informative session, sharing unique and interesting examples of code enforcement issues. Coming up, our annual awards reception will be held November 15th at Epping Forest Yacht club in Jacksonville, Florida.

SURFCOAST CHAPTER



The FPZA Surfcoast Chapter was proud to host the 2012 Fall Regional Forum with the topic "Why trails, why now." The Forum was well-attended with guests and speakers coming from all over Central Florida. The attendees learned the hows, whys, and why-nots of trails planning. The presenters spoke for nearly three hours and 2.5 CM credits are available for those who attended. The Forum

was video recorded and is now airing on Deltona TV (a Bright House channel for Deltona residents).

After the presentations a short charrette was held to review planned trails and suggest improvements, alternatives, and to identify missing segments. The results will be shared with the surrounding cities, counties, and TPOs.

CALUSA CHAPTER

The Calusa Chapter of FPZA and the Promised Lands Section of APA Florida took a tour of the South Meade phosphate mine Friday, October 12. This free event was sponsored by Mosaic. Participants visited an active phosphate mine, getting a look at



operations from inside the pit house and the dragline excavator. Mosaic employees talked how a phosphate mine is planned out, what phosphate is used for, and how land is reclaimed after phosphate mining has ceased. Participants also visited two reclamation sites, both now preserves—Maron Ran, a stream that flows to Bowlegs Creek, which feeds the Peace River, and part of the Mosaic fish management area, cooperatively managed with Florida Fish & Wildlife.

FPZA SURVEY RESULTS

FPZA RECENTLY SENT OUT A BRIEF SURVEY TO MEMBERSHIP TO GET VALUABLE FEEDBACK ABOUT HOW WE'RE DOING. HERE'S WHAT WE HEARD:

- Most members value the professional development and networking opportunities that local chapters provide, especially if they offer AICP CM credits, and most take advantage of these opportunities a few times a year.
- Not too many of you are visiting our website regularly, and we need to work harder at keeping it up-to-date.
- You'd like to see more articles in the *Overview* about local chapter events and what planners are doing throughout the state.
- Only about a third of our members are connected to FPZA through LinkedIn.
- Over eighty percent think FPZA dues are at the right level.
- We received a lot of great suggestions on events and on ways to improve membership, from providing more networking opportunities with related professions to adding features to our website.
- Finally, the strength of FPZA resides in our chapters, and our chapters depend on your participation. Thank you for keeping FPZA active and relevant after 51 years!



OVERVIEW

AD SPACE IS AVAILABLE!

BUSINESS CARD AD:

4 issues \$100 or \$50/issue

QUARTER-PAGE AD:

4 issues \$150 or \$75/issue

HALF-PAGE AD:

4 issues \$250 or \$125/issue

FULL-PAGE AD:

4 issues \$500 or \$250 /issue

CLASSIFIED ADS:

Job ads, positions wanted, RFPs – First 50 words:
 FPZA members, free, non-members \$15; 76-100
 words: \$25; each additional 20 words above 100:
 \$5. Ad copy should include position, title, location,
 responsibilities, special requirements, deadlines
 (where applicable), and, where possible, salary.
 Editing of job ads for space and format is the
 prerogative of the *Overview*. **Contact the FPZA
 office at (407)895-2654 or fpza@bellsouth.net
 for more information.**

MEMBER PROFILE

HELEN LAVALLEY, FPZA SURFCOAST CHAPTER

Q. Where are you from originally?

A. I am originally from Ohio but grew up in south Florida in the West Palm Beach area. My family relocated to sunny South Florida to escape the cold weather.

Q. What college/university did you attend/graduate from? Please list your degree(s) and if you have any specialized training.

A. I earned a Business Administration Degree from Florida Atlantic University. I also earned Associate Degrees in Accounting, Computer Information Systems, and Medical Technology.

Q. How did you become involved in FPZA and how long have you been a member?

A. The Surfcoast Chapter was reactivated in 2009 and I have been a member ever since. I first served as the chapter secretary and now currently serve as the vice president. As vice president I chair the programs committee which allows me the opportunity to meet a very diverse group of people. The attendees at each event change with the varied program topics. I find it to be a wonderful networking tool.

Q. What is your current position and area(s) of expertise?

A. I am a Planning Specialist with Volusia County School District. My areas of expertise are growth management and intergovernmental coordination.

Q. What are your hobbies and interests?

A. Gardening and animals. I have three dogs now but have had a variety of pets. At one time I had an iguana named Lizzy. She grew to be almost six feet long!

Q. What do you think you'd be doing now if you hadn't chosen your current profession?

A. Something computer-related. I love technology.

Q. If a new college graduate asked you for advice about your field, what would you tell them? What didn't you learn in school?

A. Keep a positive attitude no matter what situation you encounter.

Q. What personal goals would you like to achieve (before you retire)?

A. Start my own business.



Leigh Robinson Kerr & Associates, Inc.

Member, American Institute of Certified Planners

Established 1985

- Planning • Zoning • Land Use •
- Expert Testimony •

808 East Las Olas Boulevard, Suite 104, Fort Lauderdale, FL 33301

Phone: (954) 467-6308 Fax: (954) 467-6309

www.LeighRobinsonKerr.com Lkerr808@bellsouth.net

WHO BELONGS TO THE FLORIDA PLANNING AND ZONING ASSOCIATION?

WOMEN AND MEN WHO ARE...

Planning professionals - public and private zoning staff, transportation engineers, land-use lawyers, expert witnesses, members of the Florida Bar, city, county and state-elected officials, members of local planning and zoning boards, university professors, architects, landscape architects, housing professionals, real estate agents, transportation specialists, surveyors, marketing professionals, communications directors, graphic artists, students of land planning, public relations professionals...and more.

FOR A CHANCE TO NETWORK WITH LIKE-MINDED PROFESSIONALS AND COMMUNITY LEADERS, WHY NOT JOIN US?

Call the state office of FPZA at (407) 895-2654 for chapter membership within Florida and your local community. Visit our website at www.FPZA.org.

OVERVIEW

PLANNING APPS

THE RISE OF SMART PHONES AND “APPS” HAVE RESULTED IN NEW TECHNOLOGIES FOR COLLECTING AND DISSEMINATING INFORMATION TO THE PUBLIC. HERE ARE JUST THREE EXAMPLES.

CityHall—A free app from Philadelphia



Councilman Bobby Henon. Citizens can report problems in their neighborhood—snap a picture, use GPS to identify the location, add a description, and send the information to Henon straight from the app.

CycleAtlanta—A free app developed at



Georgia Tech. Users record their bicycle trips around Atlanta to help researchers understand where and when they are cycling as well as why. Users

can also provide anonymous comments on their experience bicycling the route.

LeeEvac—A free app from Lee County, Florida,



that provides an easy way for residents to identify their hurricane evacuation zone and find out if there are active evacuation orders for their zone.

RECENT JOB POSTINGS FROM FPZA'S JOBS WEBSITE:

Looking for employment opportunities? Check out the “Jobs” section of the FPZA website to see postings from around the state. We recently posted a Senior Planner position for the City of Venice and Transportation Planning Division Manager for Manatee County. [Click here](http://www.fpza.org/main/page_jobs_jobs.html) to visit the website or visit: http://www.fpza.org/main/page_jobs_jobs.html

FPZA Gulfcoast Chapter Presents the January 2013 Regional Forum The Center for Building Hope & Long Swamp Ecosystem

The Center for Building Hope is a LEED accredited facility. Please join us as we hear from the Architect, Contractor, and Engineer on the challenges of designing and building a LEED facility. The 10,660 square foot facility is located on a 4.81 acre site, adjacent to a wildlife preserve and wetland. The serene site includes preserved pine flatwoods, a wetland system, and an onsite lake in addition to sitting adjacent to the Long Swamp Ecosystem.

At the Center for Building Hope, support, education, and hope are the philanthropic endeavors of the non-profit organization housed within this structure. The healing power of a green building was recognized in the creation of this facility. The project successfully integrates the technology of green building into a beautiful, cohesive design solution that serves the people of Florida who are affected by Cancer.



Sponsored By:
FPZA Gulfcoast Chapter



When: January 25, 2013 1:00 PM to 4:30 PM

1:00 PM – 1:30 PM

Registration and meet/greet

1:30 PM – 3:00 PM

The Center for Building Hope Presentation & Facility Tour

3:15 PM – 4:30 PM

Long Swamp Ecosystem Presentation & Walking Tour

Where: The Center for Building Hope

5481 Communications Parkway, Sarasota, Florida 34240
(941) 921-5539

Cost: \$10.00 Payable at the door

Checks made payable to FPZA Gulfcoast Chapter



3 AICP CM credits pending

*Please RSVP by January 18, 2012
to: ewile@najmythompson.com

Please be advised cancellations after RSVP deadline will be invoiced as a reservation has already been made on your behalf.



OVERVIEW

UPCOMING FPZA BOARD OF DIRECTORS QUARTERLY MEETING

JANUARY 26, 2013

9 AM to 12 Noon

WilsonMiller/Stantec Offices at
Lakewood Ranch
6900 Professional Parkway East,
Suite 100
Sarasota, FL 34240
(941) 907-6900

Check back at our website,
www.fpza.org, for more
information. Please call the FPZA
Office at (407) 895-2654 or email
fpza@bellsouth.net if you would
like to attend.



MEMBER PROFILE

KELLEY KLEPPER, FPZA GULF COAST CHAPTER

Q. Where are you from originally?

A. Bristol, VA/TN (about an hour and a half north of Knoxville, TN). I then relocated to Knoxville and then to Central Kentucky before coming to Florida.

Q. What college/university did you attend/graduate from? Please list your degree(s) and if you have any specialized training.

A. East Tennessee State University, BS (Psychology/Biology) and MA (Geography/Urban & Regional Planning); Certified Planner, Form Based Codes, Box City

Q. How did you become involved in FPZA and how long have you been a member?

A. 7 years; our local KHA office has always had a strong presence in the Gulfcoast Chapter including three past-presidents. It was and is a great way to network and make new friends.

Q. What is your current position and area(s) of expertise?

A. Senior Planner/Project Manager with Kimley-Horn and Associates, Inc. – community redevelopment, comprehensive plans, land development codes, community master plans.

Q. What are your hobbies and interests?

A. Golf, coaching youth sports, riding my mountain bike with my boys. I also enjoying

teaching and served as an adjunct at both East Tennessee State University and Roane State Community College early in my career.

Q. What do you think you'd be doing now if you hadn't chosen your current profession?

A. Airline pilot (I have a background in aviation and have family members in the profession).

Q. If a new college graduate asked you for advice about your field, what would you tell them? What didn't you learn in school?

A. Planning is a dynamic field with lots of opportunities, don't focus too much on one area. Also, take advantage of an internship program and build on the classroom knowledge (it will help you better understand the planning environment). Also, take a look at what other communities and states are doing, see what works/doesn't work, and learn from others.

Q. What personal goals would you like to achieve (before you retire)?

A. Tough question – I would like to serve as an adjunct again while continuing to assist communities. I enjoy sharing my experiences with others having come up through the planning ranks and serving as the director of development services for a community in central Kentucky prior to joining KHA.



**FPZA MERCHANDISE IS
AVAILABLE!**

GOLF SHIRTS, FLEECE
JACKETS, HATS—CHECK OUT
THE MERCHANDISE PAGE AT
THE [FPZA WEBSITE](http://www.fpza.org).

NT NAJMY | THOMPSON PL
ATTORNEYS AT LAW

OVERVIEW

BOARD OF DIRECTORS MEETING MINUTES

SEPTEMBER 22, 2012
CITY HALL OF ORANGE CITY

President Woods called the meeting to order at 9:11 AM. The following were present:

BRADY WOODS – GULF COAST
STEPHEN THOMPSON – GULF COAST
TOM BROOKS, SURF COAST
RACHEL LAYTON – GULF COAST
COURTNEY MENDEZ – GULF COAST
PAULA MCMICHAEL – CALUSA
SCOTT MCGRATH - SURF COAST
PAUL WIECZOREK – SPRINGS
HELEN LAVALLEY - SURF COAST
JOHN THOMSON – SURF COAST
WENDY HICKEY - SURF COAST

WELCOME AND INTRODUCTIONS – President Woods welcomed everyone and thanked them for attending. He thanked Surfcoast Chapter for hosting the board meeting and providing the refreshments. Introductions were made by each individual stating their name and chapter/state affiliation.

9-21-12 REGIONAL FORUM REPORT – Scott McGrath reported that over 60 people attended the Forum. He did not hear any negatives regarding the lunch or the Forum but did receive good comments on the evaluations. He also stated that between 12 and 15 stayed for the evening event.

ADMINISTRATOR'S REPORT – In Wanda Classe's absence, President Woods distributed director packets. He asked for corrections or approval of the June 23, 2012 Board Meeting Minutes. Scott McGrath made a motion to approve the minutes as distributed. Steve Thompson seconded the motion; approved.

The Membership Report showed 442 as the total number of members, 119 individual members, 313 members from 96 agencies, three students, three honorary students, two Past President Emeritus and two paid Past Presidents Emeritus. Stephen Thompson requested a list of renewing as well as a list of those who have not renewed for Gulfcoast Chapter. It was suggested that this type of list be sent to all the chapters. Paul Wieczorek requested that Springs be sent to him. Paula McMichael requested that Calusa's list be sent to her and to Tina. President Woods stated that the chapter checks would be sent out to those chapters who have sent in their mid year financial report.

The report showed that the August 31, 2012 total bank balance was \$45,671.36.

The contact list for the board was sent around the table for people to make appropriate changes or corrections. He stated that Erin Provenzale resigned as a President Appointee due to becoming President of the Central Florida Chapter because of Amye King's health issues. Earl Hahn has accepted a Presidential position. Helen LaValley will now serve as an Appointee. President Woods asked each chapter to go back and ask their chapter members if anyone will serve as an Appointee.

VP FINANCIAL AFFAIRS – Treasurer John Thomson distributed the financial report from January through August 2012. In review of the report, it was decided that \$1,375 for student conference expenses should be moved from line item # 45 Scholarship Fund to #42 Conference Reimbursement.

In discussion of the financial report, Courtney Mendez made a motion to table the approval of the report for clarification on the \$3,375 expense for students and a Conference financial report from Central Florida Chapter. Paula McMichael seconded the motion; approved.

Treasurer Thomson presented a proposed 2013 budget based on the 2011 actual and 2012 year to date amounts. Each line item was discussed and adjustments made as agreed on by those present. In discussion of Merchandise, FPZA logoed items will be available for sale at all Friday afternoon forums. After review of each line item, Scott McGrath made a motion to approve the 2013 budget. Paul Wieczorek seconded the motion; approved.

VP MEMBERSHIP SERVICES REPORT – Courtney Mendez stated that currently no chapters are being mentored. Paul Wieczorek will try to get with a couple of other members from Springs Chapter and plan an event. President Woods will follow-up with Suncoast.

She is currently in the process of updating contact information for six colleges/universities: FAU, Florida, Florida State, UCF, USF and Rollins.

People are still being added to FPZA's LinkedIn. She stated that she would like to see more chapter events on LinkedIn.

VICE PRESIDENT'S REPORT – Paula McMichael stated that she still does not have a complete list of chapter Professional Development Officers. President Woods stated that he has sent out numerous emails asking for this information. Everyone was reminded that the Executive Board is supposed to approval all events prior to submitting them to APA for credit.

Paula stated that Doug Kelly has volunteered the use of his company's survey program and should have that information to her on Monday.

PRESIDENT'S REPORT – President Woods stated that a goal is to keep the web site current with chapter and state events. He asked everyone to check it and to provide events to be posted. He also asked the chapters to submit chapter election results immediately after their election. Steve Thompson suggested that the state board agenda be posted on the site.

President Woods stated that at the last board meeting, Lara Dietrich raised a question about students and awards. In examining the question, he determined that there were two issues involved. One issue is the qualification for a student to receive a scholarship. The policy will continue that the Scholarship Chairman/Committee will determine their eligibility. The other issue is that the current bylaws state to be a full time student, the student must be carrying at least 12 credits. In checking, he realized that some colleges do not even offer that many credits at one given time. He continued to report that there had been a conference call where a discussion was held on the subject. He distributed the following proposed bylaw change regarding Student Membership. 6.e. *STUDENT MEMBER. Any full or part time student enrolled in a Florida College/University that wishes to further the purpose of the Association and to participate in its activities. Verification of full or part time enrollment (12 credits per semester or quarter) must accompany application for membership or renewal payment, and conference registration. To be*

CONTINUED ON PAGE 11

OVERVIEW

MEETING MINUTES CONTINUED

eligible for conference registration student rates, verification of full time enrollment is required. Paul Wieczorek made a motion to approve the proposed bylaw change and implement it immediately as a policy. Tom Brooks seconded the motion; approved. This proposed bylaw change will be distributed to the membership as required to be voted on at the next FPZA Annual Meeting.

OVERVIEW – President Woods stated that Tom Brooks has agreed to take over as Editor of the OVERVIEW. Paula McMichael stated that she will work with him on the upcoming issue and after that he will be Editor. The deadline for the next OVERVIEW is October 8, 2012. She has a few articles but needs more. Tom Brooks volunteered for an article. In addition to articles, there will be profiles, next meeting information and a page on the upcoming conference.

CHAPTER REPORTS

CALUSA – Paula McMichael stated that they are co-sponsoring meetings with different groups. They are planning an October social and a Holiday Party in December.

CENTRAL FLORIDA – President Woods read their report. They have been finishing up with the 2012 conference details. The chapter has set aside \$2,500 to help sponsor the next five conferences at \$500.00.

FIRST COAST – Lara Dietrich had emailed that their ballots go out in September and October. In October they will have an educational lunch. November 11, 2012 is their Awards Reception.

GULF COAST – Steve Thompson reported that they continued to have lunch programs. The most recent one had 35 attendees. Their Holiday Party will be a luncheon on December 14, 2012 and will be their installation of new officers.

He stated that Gulf Coast would like to host the 2015 Conference. Currently an old hotel downtown is being renovated by Hampton Inn and would like to hold the conference there.

SPRINGS – Paul Wieczorek said he would try to get a chapter meeting set up for January or February.

SURFCOAST – Scott McGrath stated that the chapter has been busy planning both the Forum that

was held yesterday and the 2013 Conference. They have the sponsor form ready and most of their speakers have been confirmed for the conference. They have two more meetings this year and their Holiday Event is also December 14, 2012. He distributed copies of the chapter's bylaws amended as the state had asked them to do.

NEW BUSINESS

The next board meeting will be hosted by the Gulf Coast Chapter on January 26, 2013. "The Center For Building Hope & Long Swamp Ecosystem" will be held on Friday afternoon January 25, 2013. Rachel will send the information to Wanda for posting on the web site.

An April 2013 board meeting is still planned to be hosted by the South Florida Chapter.

The June 2013 board meeting will be in conjunction with the conference.

Scott McGrath stated that the 2013 Conference title will be "Start Your Economic Engine" ADJOURN – with no further business, Scott McGrath made a motion to adjourn at 11:48 AM. Tom Brooks seconded the motion; approved.



*The OVERVIEW is a quarterly publication of the Florida Planning & Zoning Association. Publication dates are February, May, August, and November. The views expressed in the OVERVIEW are those of the Editor or other contributors and do not necessarily reflect the opinions of the FPZA. News articles, press releases, or other contributions are encouraged. Ad space is also available. Business card ads are \$100/year or can be pro-rated for fewer issues. Material should be emailed to the Editor and may be edited to conform to space and/or style requirements. Letters must be signed. **News and advertising deadline for the Winter 2013 issue is February 11, 2013.***

COMPLIMENTARY MEMBERSHIP

FPZA will extend a complimentary membership, for up to one year, to current members who have been laid off or lost their job due to the economic situation. Please contact the FPZA Office at (407) 895-2654 or fpza@bellsouth.net, or the VP of Member Services, Courtney Mendez, at courtneymendez@sarasota.gov for more information.

OVERVIEW

MEMBERSHIP IN FPZA
LOCAL CHAPTERS

DUES

TO JOIN THE FLORIDA PLANNING AND ZONING ASSOCIATION, IDENTIFY A CHAPTER CONTAINING YOUR LOCATION ON THE LIST AT LEFT. REFER TO THE CURRENT LIST OF CHAPTER DUES BELOW TO DETERMINE THE APPROPRIATE DUES AMOUNT. THESE AMOUNTS INCLUDE BOTH STATE AND LOCAL DUES.

| Chapter | Individual Dues | Agency/ Organization Dues | Planning Boards* |
|-----------------|-----------------|------------------------------|------------------|
| Apalachee | \$55 | \$125 | \$125 |
| Calusa | \$60 | \$130 | \$130 |
| Central Florida | \$65 | \$160 | \$160 |
| First Coast | \$80 | \$170 | \$170 |
| Gulfcoast | \$60 | \$135 | \$135 |
| Gulfstream | \$60 | \$145 | \$145 |
| Heartland | \$55 | \$120 | \$120 |
| Northwest | \$55 | \$120 | \$120 |
| Springs | \$55 | \$125 | \$125 |
| South Florida | \$55 | \$120 | \$120 |
| Surfcoast | \$70 | \$170 | \$170 |
| Suncoast | \$65 | \$140 | \$140 |
| Suwannee | \$55 | \$120 | \$120 |

- Agency/Organizational membership may have a maximum of three individuals. Elected / Appointed Planning Board may have a maximum of five individuals. Include these names with the attached application form for them to receive all the FPZA benefits.
- Full-time Students may utilize a Student Membership and may join at a dues rate of \$5.00 per individual. Include student identification with this application. (First Coast Student dues are \$15.00 per individual.)
- Sustaining Members, wishing to increase their financial support of FPZA, may increase individual dues to \$100.00.

CHAPTERS BY COUNTY

APALACHEE CHAPTER

Franklin • Gadsden • Jefferson • Leon
Liberty • Madison • Taylor • Wakulla

CALUSA CHAPTER

Charlotte • Collier • Hendry • Lee

CENTRAL FLORIDA CHAPTER

Lake • Orange • Osceola • Polk • Seminole • Brevard

FIRST COAST CHAPTER

Clay • Duval • Nassau • Putnam • St. Johns

GULFCOAST CHAPTER

Manatee • Sarasota

GULFSTREAM CHAPTER

Indian River • Martin • Palm Beach • St. Lucie

HEARTLAND CHAPTER

Desoto • Glades • Hardee • Highlands • Okeechobee

NORTHWEST CHAPTER

Bay • Calhoun • Escambia • Gulf • Holmes • Jackson
Okaloosa • Santa Rosa • Walton • Washington

SPRINGS CHAPTER

Alachua • Citrus • Hernando • Levy • Marion • Sumter

SOUTH FLORIDA CHAPTER

Broward • Miami-Dade • Monroe

SURFCOAST CHAPTER

Flagler • Volusia

SUNCOAST CHAPTER

Hillsborough • Pinellas • Pasco

SUWANNEE CHAPTER

Baker • Bradford • Columbia • Dixie • Gilchrist
Hamilton • Lafayette • Suwannee • Union

MEMBERSHIP APPLICATION

| | |
|--------------------|---|
| NAME | List additional names as applicable for Agencies or Organizations. |
| AFFILIATION | 1. _____ |
| ADDRESS | 2. _____ |
| CITY/STATE/ZIP | 3. _____ |
| PHONE | List additional names as applicable for Elected or Appointed Board Members. |
| FAX | 1. _____ |
| EMAIL | 2. _____ |
| LOCAL CHAPTER | 3. _____ |
| REFERRED BY | 4. _____ |
| FPZA DUES \$ _____ | 5. _____ |

Mail application with check payable to FPZA to:
Florida Planning & Zoning Association
P. O. Box 568544
Orlando, Florida 32856-8544
Phone / Fax (407) 895-2654
www.fpza.org
fpza@bellsouth.net