



Civic Chatline



A publication of CC Civic Association intended for the education and enjoyment of its members

Volume IX Issue VII

September 2006

Kottkamp Selected by Crist

Civic member and Cape Coral's own Dist. 74 State Representative Jeff Kottkamp has been selected by Republican gubernatorial candidate Charlie Crist as his running mate for Lt. Governor in the up coming Nov. 7 election. On behalf of the Cape Coral Civic Association we want to extend our congratulations to Jeff and his family. You have made us all proud of this historic event for the city of Cape Coral.



With Jeff's selection a void was created in the Dist. 74 seat for which Jeff ran for and was unopposed for his 3rd two year term. Some very interesting names have surfaced as possible replacements to fill the seat that Jeff now vacates. Unfortunately none of us, at this point, will have anything to say about the possible choices that have been mentioned to date and include the likes of; Gary Aubuchon, Paul Asfour, Andy Coy, Eric Feichthaler, Steve Personette, Mike Quaintance and Civic Secretary Shawn Seliger. Other more recent names that have been mentioned include; John Albion, Aronld Gibbs and Marilyn Stout.

We really wonder what makes some of these people think they are qualified to fill this position. We also wonder how many of them would be seeking the appointment if they had to run a campaign and be subject to public scrutiny? Without any sort of an election, current or recent, to gauge public opinion and choice the process seems flawed at best. Unfortunately by the time you read this it will be a done deal. *(more on this story inside see DIST. 74)*

This Month at Civic Sept. 26, 7 p.m. Mike Jackson, Economic Development Director

City administration and politicians have long touted the need for economic development to diversify our tax base. Rightfully so. Our city, unlike most, is overly reliant on the residential homeowner to fund government services in the absence of commercial development.



Mike Jackson, has been Cape's Director of Economic Development since Feb., 2003. He is charged with the task of finding solutions to shift Cape's historical tax base imbalance to better reflect an increased reliance on taxes from the commercial sector. Since this is such an important component for the financial health of our of the city we would like to know about his efforts to date and his future directions to provide a better balance between our residential and commercial tax base.

We will also ask Mike to touch on **CAC's (Commercial Activity Centers)**. CAC's are a new mixed land use and zoning concept that has met with some opposition re-

cently from residents along the Burnt Store Road & Kismet Road area of the city. City council recently approved a CAC large scale land use transmittal that will be provide some much needed commercially zoned property. We believe more discussion and understanding of this topic would be helpful.

Prior to his Cape Coral position, Mike served as Director of Marketing and Special Projects for the Ohio Department of Development. Before moving to Ohio, Mike created a corporate communications consulting business in Chicago, providing strategy, video production and coaching for senior management at companies such as Motorola, IBM, CNA Insurance and Kraft Foods. Mike has been in TV news broadcasting, as NBC Network News correspondent based in Chicago, and Chicago news anchor and reporter for WMAQ (NBC) and WLS (ABC).

Mike has a BA in Political Science from the University of Illinois and an MBA from Northwestern University and is accredited in Public Relations.

And the winners are

Civic congratulates Tammy Hall on her reelection to her county commission seat and Frank Mann on his election to the county commission seat vacated by John Albion who was seeking election to the State Dist. 73 position. Civic also congratulates political new comer Brian Bigelow for his victory over 16 year county commissioner incumbent Doug St. Cerny. Bigelow will face Gerard David in the Nov. 7 elections.



Tammy Hall



Frank Mann



Brian Bigelow



Gerard David

Civic is also happy to report that the candidates expressed their appreciation for the candidates forum Civic conducted last month and the way in which we did it. It's always nice to hear good things about Civic.



Politics in Paradise

A look at bureaucrats and elected officials

Rosado questioned in Zemel property dealings



We understand City Council member Mickey Rosado might have his own 'vision' for the Zemel property that the city has been wanting annexed into our city limits. It is expected that the Zemel property will eventually provide much need light industrial and commercial property to help further establish a commercial tax base.

However, while this has been going on Council member AJ Boyd has discovered that maybe, just maybe Mr. Rosado has been trying to cut a deal of his own as opposed to what this property might mean for the city.



During a recent council meeting AJ asked Rosado if he had any dealings with the Zemel Trust for the sale of this land, to wit Rosado said no. When AJ asked the Zemel attorney the question we learned that Rosado had been in touch with them about a possible sale to some foreign investor. Stay tuned on this one folks, somehow we don't think the dust has settled.

The passing of Council Member Jeffers

Civic express our deepest sympathy over the passing of District 1 City Council member and former Civic member Jim Jeffers who died recently of cancer.



City council is now faced with the replacement for this council seat. Council member LePera has expressed her opinion that this appointment should be given to the runner up from that council that occurred only 14 months ago.

Civic believes this process if done that way would take any degree of political favoritism out of the process since the runner up did get a vote of the people. As we recall originally five people ran for that position in the primary election. In the general election the runner up received almost 6,000 votes which we believe provides far more weight than seven votes on council as to "the will of the people."

What's wrong with this picture

GOVERNOR Jeb Bush, Salary: \$129,060 as of 8/1/05.

County Manager Don Stilwell soon will get a more than \$20,000 pay raise after again getting top evaluations this year from county commissioners. **That will bring his current annual salary of \$216,365 to \$236,486.** Since he started as Lee County manager 13 years ago, Stilwell has received his annual performance pay raise based on strong reviews by commis-



sioners. This year, the pay increase totals 9.3 percent. That's a 5 percent performance raise, which is the highest grantable according to his contract, and a 4.3 percent cost of living adjustment. The cost of living is based on the Consumer Price Index. Last year he also received the top raise allowable (5 percent), and a 2.5 percent cost of living adjustment, totaling a \$15,000 increase.



President's Message Sept. 2006

Dear Members and Friends,

Last month Civic had another of our great candidate's forums that keeps with our reputation and tradition for holding forums where the voters get to participate in the process with our open mike policy. I can personally tell you that the candidates themselves appreciate the interaction with the public. I can also tell you that the candidates continue to point to Civic as being one of the more knowledgeable and challenging groups when it comes to asking questions. I want to thank all of our members for their participation in making Civic what we are all about.

I would also like to take a moment and congratulate the school board candidates who ran for office and the incumbents on retaining their seats including Civic members Bob Chilmonik and Eleanor Scricca.

As many of you know September, usually marks an 'anniversary of sorts' for Civic. Prior to our "scrap book" what Civic celebrated was the anniversary of our incorporation date which was Sept. 17, 1963. Our scrap book has provided our organization with much information about how and when we were formed which actually occurred in April 1962. As a result I have discussed our anniversary celebration with your board of directors and we have decided to switch our celebration to the anniversary of our founding as opposed to our incorporation. So in April 2007, **Civic will celebrate 45 years of service** to the City of Cape Coral and Lee County. I hope you all agree that this is probably a better choice.

At our September meeting the membership, per our by-laws, will select a third member to the Civic nominating committee. As you know Civic election will occur in Nov. and the nominating committee is responsible for finding candidates to run for Civic Board of Director seats. Past Civic president Lyndia Bradly was picked by me to serve as our nominating committee chair and the board also selected past Civic president Larry Murphy to serve as committee vice chair. The third person of the nominating committee will be selected by you, the membership, at our Sept. meeting. It is the responsibility of the nominating committee to bring to the membership candidates for office in the Civic organization. It is the membership's responsibility to inform the nominating committee their desire to take on that responsibility. It is my sincere hope and wish that each and everyone of you considers stepping up to the plate and running for the board positions in Civic. Civic has much to be proud of and you the membership makes Civic proud of you.

I look forward to seeing you all at our next meeting and remember to bring along a friend or two.

My Best Regards

Ralph LePera

"The Association is for the betterment of Cape Coral."

Letters to the Mayor and Council, Civic continues to seek solutions

Sept. 5, 2006

Dear Mayor and Council,

On behalf of the Civic Board of Directors, we would like to congratulate you on your recent decision to provide equality in the assessment methodology with the removal of the "large parcel discounts." Civic also applauds council's efforts for fair and equal treatment for those using the water and sewer utility as you did some months ago when you equalized the residential rate structure.

At the Civic Board meeting on Aug. 31, we discussed additional recommendations that can still be considered in your continued effort of providing fair and equal treatment when it comes to providing sewer and water utilities.

As an example; Impact Fees for single family residential is greater than the fee for duplex and multifamily.

Water & Irreg. Impact Fee; S/F: \$2571. Duplex/unit: \$2185. MF/unit: \$1902.

Sewer Impact Fee; S/F: \$1738. Duplex/unit: \$1477. MF/unit: \$1286.

In the above examples we fail to see any more or less impact on the utility system from any of the units. Our suggestion is to take the mean of these charges and charge all equally.

Another area of concern is Betterment Fee Ord. 17-93 "...for those that have city services available to them but are not within an assessment area." We suggest that the large parcel discount contained in this ordinance be removed as you did for those within the assessment area. We also suggest that Betterment Fees be collected at the time "...when city services are available," as is the policy with vacant land in the assessment area, and not "due and payable at the time of construction" which is the way the betterment ordinance is currently written.

Thanking you in advance for your continued consideration in this matter.

Sincerely,
Ralph LePera, President
Cape Coral Civic Association

State Representative Dist. 74 Seat

PRESS RELEASE FROM SHAWN SELIGER

FOR IMMEDIATE RELEASE CONTACT INFORMATION: SHAWN SELIGER (239) 826-7320

SEPTEMBER 20, 2006

Originally, I intended to seek election to the vacant seat in House District 74 as I live in the district. As a devoted Republican, I believe in freedom and the power of the individual. This includes the right of citizens to vote. I looked into the appointment process for the vacancy in House District 74 and learned there is no formal application process. Moreover, I found out that "great deference" is being given to the departing legislator's preference.

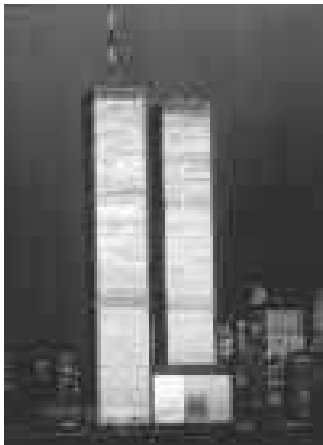
Some people on the committee of three may be alienated, because I cannot in good conscience support a process that requires no formal application and is clearly circumventing the right of voters in House District 74 to elect our next state representative. I have serious doubts as to the constitutionality of the statute that allows such an appointment to be made and it may conflict with other laws. The legitimacy of this process is questionable at best. I implore the members of the committee to abandon this course of action and proceed with a process that will allow all of the voters in our district an opportunity to elect our next state representative.

To the best of my knowledge, I am the only potential candidate who has stated that the will of the people should be heard through an election. Accordingly, I will not be associated with this type of process and am resigning my position as Vice Chairman of the Lee County Republican Executive Committee. I will not seek or accept their appointment as our next state representative given the process that exists today. I would like to thank with all my heart the tremendous number of people that supported me. I am looking forward to remaining active in public life and continuing to work with the leaders in our community to address important issues such as preserving our environment, controlling growth, improving education and strengthening health care.

Sincerely,
Shawn Seliger

Cape Coral Civic Assn.
2007 SE 10th Avenue
Cape Coral, FL 33990

9-11 A Day in Infamy



Next General Meeting: Tues. Sept. 26 , 7-9 p.m. CC Yacht Club

Chatline is a publication of the CC Civic Assn. and intended for the enjoyment of its members

Civic Web Page: <http://www.capecoralcivicassociation.org> Visit On-Line forum <http://civicchatline.blogspot.com>

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