



# Collier County

Growth Management Community Development  
Operations & Regulatory Management Division

## Collier County Water & Wastewater Authority

NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A QUORUM

**Monday, April 13, 2026**

**3:00 pm**

**2800 N. Horseshoe Dr.**

**Naples, FL 34104**

**Growth Management**

**Community Development Department**

**Conference Room 609/610**

**Staff Liaison:**

**Heather Yilmaz**

**Management Analyst, GMCD**

**(239) 252-8389**



## **Collier County Water & Wastewater Authority**

Agenda

Monday, April 13, 2026

3:00 pm

2800 N. Horseshoe Dr., Naples, FL 34104

Growth Management Community Development, Conference Rooms 609/610

### **NOTICE:**

All persons wishing to speak on any agenda item must register prior to speaking. Requests to address the Authority on subjects, which are not on this agenda, must be submitted in writing with an explanation to the Executive Director, Collier County Water and Wastewater Authority, GMCD/Office of Operations and Regulatory Management, 2800 Horseshoe Drive North, Naples Florida 34104, at least ten (10) days in prior to the date of the meeting and will be heard under "Open to the Public." Any person who decides to appeal a decision of this Authority will need a record of proceedings pertaining thereto, and therefore may need to ensure that a verbatim record of proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. All registered public speakers will be limited to three (3) minutes unless permission for additional time is granted by the Chairman.

### **Authority Members:**

**Patricia Sherry, Chairman**

**Bryant Collins, Vice Chairman**

**Chief Eloy Ricardo**

**Don Munksgaard - Expiring 05/21/2026**

**VACANT**

### **Legal Counsel:**

**Heidi Ashton-Cicko,**

**Managing Assistant County Attorney**

### **Executive Director:**

**Evelyn Trimino,**

**Director - Operations & Regulatory Management, GMCD**

### **Staff Liaison:**

**Heather Yilmaz**

**Management Analyst, GMCD**

**A G E N D A**

- I. Call to Order (Determination of Quorum) and Roll Call
  - a. Annual Election of Officers
  - b. Authority Vacancy Appointment Recommendation
    - i. Alan Zumstein
    - ii. Lee Alan Davidson
    - iii. John A. Lundin
    - iv. Richard K. Schmidt
    - v. Roger P. Kastel
- II. Approval of Agenda – Meeting of April 06, 2026
- III. Motion for Electronic Approval of Minutes – Meeting of April 06, 2026
- IV. Items Requiring Action by Authority
  - a. Final Order 2026-01 – Ave Maria Utility Company,  
2026 Price Index Page 25
  - b. Final Order 2026-02 – Rod & Gun Development, LLC,  
Application for Declaration of Exemption Page 56
- V. Staff Discussion
- VI. Open to the Public
- VII. Authority Members Discussion
- VIII. Adjourn



**NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A QUORUM**

**TO:** Chairman, Collier County Water and Wastewater Authority

**FROM:** Evelyn Trimino, Director, Collier County Water and Wastewater Authority and Director of Operations & Regulatory Management, Growth Management and Community Development Department

**SUBJECT:** Authority Agenda Item – April 13, 2026  
Annual Election of Officers – Chairman and Vice Chairman

**DATE:** April 13, 2026

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**RECOMMENDATION:** The Authority elects a Chairman and Vice Chairman to serve the Authority as officers for the coming year.

**REQUESTED ACTION:** The Authority, by nomination and vote, selects a Chairman and Vice Chairman to serve a term of one year, pursuant to Ordinance No. 96-6, as amended.

**REPORT:** The Collier County Water and Wastewater Authority was established by Ordinance 96-6 on February 27, 1996. The Board of County Commissioners appointed the original members to the Authority on May 21, 1996. The last election was held on February 28, 2025, and the Authority has not met in an official capacity since September 19, 2025.

In previous years, the chairman and vice chairman positions have been elected by fellow Authority members. After selection by majority vote, staff recommends the outgoing chairman pass the gavel to the incoming chairman, thus turning the meeting over to the new chairman.

**ADVISORY COMMITTEE APPLICANT  
ROUTING MEMORANDUM**

**FROM:** Madison Bird, Office of the County Attorney

**DATE:** October 20, 2025

**APPLICANT:**

Alan Zumstein  
9284 Veneto Place  
Naples, FL 34113

**APPLYING FOR:** Water and Wastewater Authority

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We have one vacant seat on the above referenced advisory committee. The vacancy was advertised and persons interested in serving on this committee were asked to submit an application for consideration.

**TO ELECTIONS OFFICE:** Attn: **Melanie Wain**                      **cc: Glenda Thomas**

Please confirm if the above applicant is a registered voter in Collier County, and in what commissioner district the applicant resides.

Registered Voter: Yes    Commission District: 1

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**TO STAFF LIAISON:** Attn: **Heather Yilmaz** cc: **Michael Stark**

An application is attached for your review. Please let me know, in writing, the recommendation for appointment to the advisory committee. In accordance with Resolution No. 2006-83, **your recommendation must be provided within 41 days of the above date.** Your recommendation memo should include:

- \_\_\_\_\_ The names of all applicants considered for the vacancy or vacancies.
  - \_\_\_\_\_ The committee's recommendation for appointment or non-appointment.
  - \_\_\_\_\_ The category or area of qualification the applicant is to be appointed in.
  - \_\_\_\_\_ If the applicant is a reappointment, please include attendance records for the past two years.
- 

**TO ADVISORY BOARD COORDINATOR:** Attn: **Madison Bird**

- \_\_\_\_\_ This applicant is **not** recommended for appointment. –OR–
- \_\_\_\_\_ This applicant **is** recommended for appointment. A recommendation memo is attached, please prepare an agenda item for the next available BCC agenda.

If you have any questions, please call me at 252-2939. Thank you for your attention to this matter.

**Advisory Board Application Form**

**Collier County Government  
3299 Tamiami Trail East, Suite 800  
Naples, FL 34112  
(239) 252-8400**

**Application was received on: 10/18/2025 11:59:53 AM**

**Name: Alan M. Zumstein**

**Email Address: [zumstein@windstream.net](mailto:zumstein@windstream.net)**

**Home Address: 9284 Veneto Place**

**City/Zip Code: Naples, 34113**

**Primary Phone: 859-333-1695**

**Secondary Phone:**

**Board or Committee: Water and Wastewater Authority**

**Category (if Applicable):**

**Place of Employment? Retired CPA**

**Do you or your employer do business with the County? No**

**How many years have you lived in Collier County? 5-10**

**Home many months out of the year do you reside in Collier County? I am a year-round resident**

**Have you been convicted or found guilty of a criminal offense (any level felony or first degree misdemeanor only)? No**

**Would you and/or any organizations with which you are affiliated benefit from decisions or recommendations made by this advisory board? No**

**Are you a registered voter in Collier County? Yes**

**Do you currently hold an elected office? No**

**Do you now serve, or have you ever served on a Collier County board or committee?**

**No**

**Please list your community activities and positions held: Treasurer of HOA in Lexington KY for 18 years. Treasurer of Southern Indiana Homebuilder's Association for 4 years.**

**Education: Graduated from Indiana State University in 1978 with a BS degree in Accounting. Obtained CPA license in 1981.**

**Experience / Background: Graduated from Indiana State University in 1978 with a BS degree in Accounting. Obtained CPA license in 1981.**

**ADVISORY COMMITTEE APPLICANT  
ROUTING MEMORANDUM**

**FROM:** Madison Bird, Office of the County Attorney

**DATE:** November 11, 2025

**APPLICANT:**

Lee Alan Davidson  
6620 Hunters Road  
Naples, FL 34109

**APPLYING FOR:** Water and Wastewater Authority

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We have one vacant seat on the above referenced advisory committee. The vacancy was advertised and persons interested in serving on this committee were asked to submit an application for consideration.

**TO ELECTIONS OFFICE: Attn: Melissa Witcher**

Please confirm if the above applicant is a registered voter in Collier County, and in what commissioner district the applicant resides.

Registered Voter: Yes

Commission District: 4

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**TO STAFF LIAISON: Attn: Heather Yilmaz                      cc: Evelyn Trimino**

An application is attached for your review. Please let me know, in writing, the recommendation for appointment to the advisory committee. In accordance with Resolution No. 2006-83, **your recommendation must be provided within 41 days of the above date.** Your recommendation memo should include:

- \_\_\_\_\_ The names of all applicants considered for the vacancy or vacancies.
  - \_\_\_\_\_ The committee's recommendation for appointment or non-appointment.
  - \_\_\_\_\_ The category or area of qualification the applicant is to be appointed in.
  - \_\_\_\_\_ If the applicant is a reappointment, please include attendance records for the past two years.
- 

**TO ADVISORY BOARD COORDINATOR: Attn: Madison Bird**

- \_\_\_\_\_ This applicant is **not** recommended for appointment. –OR–
- \_\_\_\_\_ This applicant **is** recommended for appointment. A recommendation memo is attached, please prepare an agenda item for the next available BCC agenda.

If you have any questions, please call me at 252-2939. Thank you for your attention to this matter.

**Advisory Board Application Form**

**Collier County Government**  
**3299 Tamiami Trail East, Suite 800**  
**Naples, FL 34112**  
**(239) 252-8400**

**Application was received on:** 12/10/2025 08:04:26 AM

**Name:** Lee Alan Davidson

**Email Address:** [ladavid422@gmail.com](mailto:ladavid422@gmail.com)

**Home Address:** 6620 Hunters Rd

**City/Zip Code:** Naples, 34109

**Primary Phone:** 239-434-6060

**Secondary Phone:**

**Board or Committee:** Water and Wastewater Authority

**Category (if Applicable):** Technical Member

**Place of Employment?** Davidson Engineering, Inc.

**Do you or your employer do business with the County?** Yes

**Explain:** Our firm assists with small site civil engineering projects with the County.

**How many years have you lived in Collier County?** More than 15

**Home many months out of the year do you reside in Collier County?** I am a year-round resident

**Have you been convicted or found guilty of a criminal offense (any level felony or first degree misdemeanor only)?** No

**Would you and/or any organizations with which you are affiliated benefit from decisions or recommendations made by this advisory board?** No

**Are you a registered voter in Collier County?** Yes

**Do you currently hold an elected office?** No

**Do you now serve, or have you ever served on a Collier County board or committee?** No

**Please list your community activities and positions held:** Associate Leadership Collier, Class of 2020 David Lawrence Center Advocates City of Naples Code Enforcement Board

**Education:** Bachelor of Science, Economics - Florida State University Bachelor of Science, Environmental Engineering - Florida Gulf Coast University Master's in Business Administration - University of Michigan (Expected Graduation 2026)

**Experience / Background:** Bachelor of Science, Economics - Florida State University Bachelor of Science, Environmental Engineering - Florida Gulf Coast University Master's in Business Administration - University of Michigan (Expected Graduation 2026)

**ADVISORY COMMITTEE APPLICANT  
ROUTING MEMORANDUM**

**FROM:** Madison Bird, Office of the County Attorney

**DATE:** February 9, 2026

**APPLICANT:**

John A. Lundin  
412 Samar Avenue  
Naples, FL 34113

**APPLYING FOR:** Water and Wastewater Authority

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There are vacancies on the above referenced advisory committee. The vacancies were advertised and persons interested in serving on this committee were asked to submit an application for consideration.

**TO ELECTIONS OFFICE: Attn: Melissa Witcher**                      **cc: Melanie Wain**

Please confirm if the above applicant is a registered voter in Collier County, and in what commissioner district the applicant resides.

Registered Voter:      Yes    Commission District: 1

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**TO STAFF LIAISON: Attn: Heather Yilmaz**                      **cc: Evelyn Trimino**

An application is attached for your review. Please let me know, in writing, the recommendation for appointment to the advisory committee. In accordance with Resolution No. 2006-83, **your recommendation must be provided within 41 days of the above date.** Your recommendation memo should include:

- \_\_\_\_\_ The names of all applicants considered for the vacancy or vacancies.
  - \_\_\_\_\_ The committee's recommendation for appointment or non-appointment.
  - \_\_\_\_\_ The category or area of qualification the applicant is to be appointed in.
  - \_\_\_\_\_ If the applicant is a reappointment, please include attendance records for the past two years.
- 

**TO ADVISORY BOARD COORDINATOR: Attn: Madison Bird**

- \_\_\_\_\_ This applicant is **not** recommended for appointment. –OR–
- \_\_\_\_\_ This applicant **is** recommended for appointment. A recommendation memo is attached, please prepare an agenda item for the next available BCC agenda.

**Advisory Board Application Form**

**Collier County Government  
3299 Tamiami Trail East, Suite 800  
Naples, FL 34112  
(239) 252-8400**

**Application was received on: 02/06/2026 10:43:34 PM**

**Name: John a lundin**

**Email Address: [Johnlundin5515@gmail.com](mailto:Johnlundin5515@gmail.com)**

**Home Address: 412 Samar ave**

**City/Zip Code: Naples, 34113**

**Primary Phone: 704-761-4150**

**Secondary Phone:**

**Board or Committee: Water and Wastewater Authority**

**Category (if Applicable): Citizen at large**

**Place of Employment? Retired**

**Do you or your employer do business with the County? No**

**How many years have you lived in Collier County? 5-10**

**Home many months out of the year do you reside in Collier County? 6-9**

**Have you been convicted or found guilty of a criminal offense (any level felony or first degree misdemeanor only)? No**

**Would you and/or any organizations with which you are affiliated benefit from decisions or recommendations made by this advisory board? No**

**Are you a registered voter in Collier County? Yes**

**Do you currently hold an elected office? No**

**Do you now serve, or have you ever served on a Collier County board or committee?  
No**

**Please list your community activities and positions held: Board members for CCI ,  
Isles of Capri. Chairman Strategic Planning CCI**

**Education: BA Hillsdale College**

**Experience / Background: None**

**ADVISORY COMMITTEE APPLICANT  
ROUTING MEMORANDUM**

**FROM:** Madison Bird, Office of the County Attorney

**DATE:** December 16, 2025

**APPLICANT:**

Richard K. Schmidt  
15155 Brolio Lane  
Naples, FL 34110

**APPLYING FOR:** Water and Wastewater Authority

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We have one vacant seat on the above referenced advisory committee. The vacancy was advertised and persons interested in serving on this committee were asked to submit an application for consideration.

**TO ELECTIONS OFFICE: Attn: Melanie Wain**

Please confirm if the above applicant is a registered voter in Collier County, and in what commissioner district the applicant resides.

Registered Voter: Yes

Commission District: 2

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**TO STAFF LIAISON: Attn: Heather Yilmaz                      cc: Evelyn Trimino**

An application is attached for your review. Please let me know, in writing, the recommendation for appointment to the advisory committee. In accordance with Resolution No. 2006-83, **your recommendation must be provided within 41 days of the above date.** Your recommendation memo should include:

- \_\_\_\_\_ The names of all applicants considered for the vacancy or vacancies.
  - \_\_\_\_\_ The committee's recommendation for appointment or non-appointment.
  - \_\_\_\_\_ The category or area of qualification the applicant is to be appointed in.
  - \_\_\_\_\_ If the applicant is a reappointment, please include attendance records for the past two years.
- 

**TO ADVISORY BOARD COORDINATOR: Attn: Madison Bird**

- \_\_\_\_\_ This applicant is **not** recommended for appointment. –OR–
- \_\_\_\_\_ This applicant **is** recommended for appointment. A recommendation memo is attached, please prepare an agenda item for the next available BCC agenda.

**Advisory Board Application Form**

**Collier County Government  
3299 Tamiami Trail East, Suite 800  
Naples, FL 34112  
(239) 252-8400**

**Application was received on: 12/15/2025 12:09:56 PM**

**Name: Richard K. Schmidt**

**Email Address: [rschmidt1944@yahoo.com](mailto:rschmidt1944@yahoo.com)**

**Home Address: 15155 Brolio Lane**

**City/Zip Code: Naples, 34110**

**Primary Phone: 239-398-4496**

**Secondary Phone:**

**Board or Committee: Water and Wastewater Authority**

**Category (if Applicable): citizen at large**

**Place of Employment? retired**

**Do you or your employer do business with the County? No**

**How many years have you lived in Collier County? More than 15**

**Home many months out of the year do you reside in Collier County? I am a year-round resident**

**Have you been convicted or found guilty of a criminal offense (any level felony or first degree misdemeanor only)? No**

**Would you and/or any organizations with which you are affiliated benefit from decisions or recommendations made by this advisory board? No**

**Are you a registered voter in Collier County? Yes**

**Do you currently hold an elected office? No**

**Do you now serve, or have you ever served on a Collier County board or committee?**

**No**

**Please list your community activities and positions held: Former president fo  
Mediterra Club, Mentor for Champions for Learning, Neighborhood Rep- Mediterra**

**Education: PhD, Environmental Engineering, Univ of Texas BS and MS Civil  
Engineering, Tulane University Graduate of Harvard PMD Program**

**Experience / Background: PhD, Environmental Engineering, Univ of Texas BS and MS  
Civil Engineering, Tulane University Graduate of Harvard PMD Program**

**ADVISORY COMMITTEE APPLICANT  
ROUTING MEMORANDUM**

**FROM:** Madison Bird, Office of the County Attorney

**DATE:** March 27, 2026

**APPLICANT:**

Roger P Kastel  
4522 Ashton Court  
Naples, FL 34112

**APPLYING FOR:** Water and Wastewater Authority

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There are vacancies on the above referenced advisory committee. The vacancies were advertised and persons interested in serving on this committee were asked to submit an application for consideration.

**TO ELECTIONS OFFICE: Attn: Melissa Witcher**                      **cc: Melanie Wain**

Please confirm if the above applicant is a registered voter in Collier County, and in what commissioner district the applicant resides.

Registered Voter:                      Yes                                      Commission District: 1

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**TO STAFF LIAISON: Attn: Heather Yilmaz**                      **cc: Evelyn Trimino**

An application is attached for your review. Please let me know, in writing, the recommendation for appointment to the advisory committee. In accordance with Resolution No. 2006-83, **your recommendation must be provided within 41 days of the above date.** Your recommendation memo should include:

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  - \_\_\_\_\_ The committee's recommendation for appointment or non-appointment.
  - \_\_\_\_\_ The category or area of qualification the applicant is to be appointed in.
  - \_\_\_\_\_ If the applicant is a reappointment, please include attendance records for the past two years.
- 

**TO ADVISORY BOARD COORDINATOR: Attn: Madison Bird**

- \_\_\_\_\_ This applicant is **not** recommended for appointment. –OR–
- \_\_\_\_\_ This applicant **is** recommended for appointment. A recommendation memo is attached, please prepare an agenda item for the next available BCC agenda.

**Advisory Board Application Form**

**Collier County Government**  
**3299 Tamiami Trail East, Suite 800**  
**Naples, FL 34112**  
**(239) 252-8400**

**Application was received on:** 03/25/2026 04:18:13 PM

**Name:** Roger P Kastel

**Email Address:** [rpkastel@me.com](mailto:rpkastel@me.com)

**Home Address:** 4522 Ashton Ct

**City/Zip Code:** Naples, 34112

**Primary Phone:** 239-272-3063

**Secondary Phone:**

**Board or Committee:** Water and Wastewater Authority

**Category (if Applicable):** Citizen at Large

**Place of Employment?** Retired

**Do you or your employer do business with the County?** No

**How many years have you lived in Collier County?** More than 15

**Home many months out of the year do you reside in Collier County?** I am a year-round resident

**Have you been convicted or found guilty of a criminal offense (any level felony or first degree misdemeanor only)?** No

**Would you and/or any organizations with which you are affiliated benefit from decisions or recommendations made by this advisory board?** No

**Are you a registered voter in Collier County?** Yes

**Do you currently hold an elected office?** No

**Do you now serve, or have you ever served on a Collier County board or committee?**

Yes

**If yes, please list the boards / committees:** Water & Wastewater Authority

**Please list your community activities and positions held:** 23 year BOD on 5013c non-profit, 13 years as President. HOA treasurer

**Education:** High School

**Experience / Background:** 40 years as a water & wastewater operator/supervisor

MINUTES OF THE COLLIER COUNTY  
WATER & WASTEWATER AUTHORITY MEETING

Naples, Florida  
September 19, 2025

LET IT BE REMEMBERED, the Collier County Water & Wastewater Authority, in and for the County of Collier, having conducted business herein, met on this date at 3:00 p.m. in REGULAR SESSION at the Collier County Growth Management Department Building, Conference Room 609/610, 2800 N. Horseshoe Dr., Naples, with the following members present:

Chairman:	Patricia Sherry
Vice Chairman:	Bryant Elliot Collins – Seat Filled During Meeting
	Don Munksgaard
	Eloy Ricardo
	Vacant

**The following County staff were in attendance:**

Michael Stark, Director – Operations & Regulatory Management, GMCD  
Heidi Ashton-Cicko, Managing Assistant County Attorney  
Heather Yilmaz, Management Analyst / Staff Liaison, GMCD

**The following also attended:**

Jason Vogel, Vice President, Ave Maria Utility Company (Guest Speaker)  
Mr. Dietering, Counsel for Ave Maria utility Company (via WebEx)

*Any persons needing the verbatim record of the meeting may request a copy of the audio recording from the Collier County Growth Management Division Department.*

**I. Call to Order – Chairman**

**Patricia Sherry**

Collier County Water & Wastewater Authority, Friday, 19<sup>th</sup> September 2025

A quorum was established with four members present

**a. Selection of Vice Chairman**

Motion made for Bryant Collins as Vice-Chairman

*Motion Passed Unanimously*

**b. Officer Appointment Recommendation – Eugene Wordehoff**

Motion made for reappointment of Eugene Wordehoff

*Motion Passed Unanimously*

**II. Approval of Agenda – Meeting of September 19, 2025**

Motion made to approve the agenda as submitted

*Motion Passed Unanimously*

**III. Motion for Electronic Approval of Minutes – Meeting of September 19, 2025**

Motion made to approve minutes electronically

*Motion Passed Unanimously*

**IV. Items Requiring Action by Authority**

**a. Final Order 2025-02 – Ave Maria Utility Company, 2025 Price Index and Pass-Through**

Staff proposed the following:

- 1.08% increase in water rates with anticipated revenue increase of \$42,952.
- 1.13% increase in wastewater rates with anticipated revenue increase of \$61,031.
- Rates were consistent with state-anticipated index standards.

Authority discussion confirmed alignment with state commission practices.

Motion made for approval

*Motion Passed Unanimously*

**V. Staff Discussion**

**a. AMUC – Annual Report Update**

Staff Liaison Heather Yilmaz provided an update on the Ave Maria Annual Report:

- Ave Maria requested an extension on April 24, 2025; extension was granted by Executive Director Michael Stark.
- Annual Report was filed May 12, 2025, and satisfied all requirements.

- Follow-up items from prior meeting:
  - Heat map of Ave Maria Utility Service Area
  - Forecasted Growth Analysis
  - Potential Impacts of Expansion on Water Quality
  - Capacity Thresholds

**Guest Participation:**

Jason Vogel, Vice President of Ave Maria Utility, addressed the Authority.

- Presented pre- and post-expansion service maps.
- Explained capacity triggers regulated by DEP, with annual Capacity Analysis Reports ensuring compliance.
- Noted Phase 3 expansion plans subject to DEP oversight.
- Acknowledged February meeting absence due to the passing of long-term associate Tammy Smith (February 27, 2025), which delayed filings and formed the basis of the extension request.

Authority members expressed appreciation for the clarifications and acknowledged the challenges faced.

**VI. Open to the Public**

(None)

**VII. Authority Members Discussion**

(None)

**VIII. Adjourn**

Motion to Adjourn

**There being no further business for the good of the County, the meeting was adjourned at 3:14 p.m.**

**COLLIER COUNTY  
WATER & WASTEWATER AUTHORITY**



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**Patricia Sherry, Chairman**

These minutes were approved by the Committee/Chairman on 01/26/2026,  
(check one) as submitted  X or as amended \_\_\_\_\_.

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**NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A QUORUM**

**TO:** Chairman, Collier County Water and Wastewater Authority

**FROM:** Evelyn Trimino, Director, Collier County Water and Wastewater Authority and Director of Operations & Regulatory Management, Growth Management and Community Development Department

**SUBJECT:** Authority Agenda Item - Final Order No. 2026-01

**DATE:** April 13, 2026

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**RECOMMENDATION:** To have the Authority approve Final Order No. 2026-01, establishing the 2026 Price Index Factor for investor-owned water and/or wastewater utilities operating in Collier County.

**REQUESTED APPROVAL:** Request the Authority review the attached Florida Public Service Commission (FPSC) Order No. PSC-2025-0453-PAA-WS issued December 15, 2025, establishing the 2026 Price Index of 2.46 percent; and approving Final Order No. 2026-01, establishing the equivalent 2026 Price Index for investor-owned utilities operating in Collier County.

**REPORT:** Section 1-6 (I), Collier County Ordinance No. 96-6, as amended, requires the Authority to adopt a price index for investor-owned water and/or wastewater utilities no later than May 15th of each year, equivalent to the price index established annually by the FPSC. The 2026 Price Index was effective on January 06, 2026, via the FPSC's Consummating Order No. PSC-2026-0012-CO-WS.

The index is applied to the major categories of operation and maintenance costs incurred by water and/or wastewater utilities, except for the amortization of rate case expenses and those operating costs subject to pass-through adjustments, reflecting the percentage of increase (or decrease) of such costs from the most recent 12-month historical period available. The maximum allowable increase resulting from the application of the 2026 Price Index can be no greater than 2.46 percent. Staff recommends the adoption of Final Order No. 2026-01, approving the 2026 Price Index and the forms required for filing the price index adjustment.

BEFORE THE FLORIDA PUBLIC SERVICE COMMISSION

In re: Annual reestablishment of price increase or decrease index of major categories of operating costs incurred by water and wastewater utilities pursuant to Section 367.081(4)(a), F.S.

DOCKET NO. 20250005-WS  
ORDER NO. PSC-2025-0453-PAA-WS  
ISSUED: December 15, 2025

The following Commissioners participated in the disposition of this matter:

MIKE LA ROSA, Chairman  
ART GRAHAM  
GARY F. CLARK  
ANDREW GILES FAY  
GABRIELLA PASSIDOMO SMITH

NOTICE OF PROPOSED AGENCY ACTION  
ORDER ESTABLISHING 2026 PRICE INDEX FOR  
WATER AND WASTEWATER UTILITIES

BY THE COMMISSION:

NOTICE is hereby given by the Florida Public Service Commission that the action discussed herein is preliminary in nature and will become final unless a person whose interests are substantially affected files a petition for a formal proceeding, pursuant to Rule 25-22.029, Florida Administrative Code (F.A.C.).

Background

Since March 31, 1981, pursuant to the guidelines established by Section 367.081(4)(a), Florida Statutes (F.S.), and Rule 25-30.420, F.A.C., we have established a price increase or decrease index for major categories of operating costs on or before March 31 of each year. This process allows water and wastewater utilities to adjust rates based on current specific expenses without applying for a rate case.

We calculated the proposed 2026 price index by using the Gross Domestic Product Implicit Price Deflator Index (GDPDEF) for the fiscal year ended June 30, 2025. Since March 31, 1981, we received and processed approximately 4,136 index and pass through applications.

We have jurisdiction over this matter pursuant to Section 367.081, F.S.

Decision

I. Price Level Adjustment Index

In 1993, the GDPDEF was established as the appropriate measure for determining the water and wastewater price index. At the same time, the convention of using a four quarter fiscal year comparison was also established and this practice has been used every year since then.<sup>1</sup> The GDPDEF is prepared by the United States (U.S.) Department of Commerce (USDOC) by its Bureau of Economic Analysis (BEA). Prior to that time, the Gross National Product Implicit Price Deflator Index (GNPDEF) was used as the indexing factor for water and wastewater utilities. The USDOC switched its emphasis from the GNPDEF to the GDPDEF as the primary measure of U.S. production.

Pursuant to Section 367.081(4)(a), F.S., by order, we shall establish a price increase or decrease index for major categories of operating costs incurred by utilities subject to our jurisdiction reflecting the percentage of increase or decrease in such costs from the most recent 12-month historical data available. Since 1995, the price index adjustment has been determined by comparing the change in the average GDPDEF for the year ending September 30, instead of the original December 31, in order to more easily meet the statutory deadline. The 2026 price index adjustment approved in this docket has been calculated using data for the year ending in June 30, 2025, due to issues with USDOC funding. Following the October 1, 2025 federal government shutdown, BEA halted economic research, and the GDPDEF has not been calculated or updated as of September 25, 2025. To maintain consistency of calculation, we used the twelve months, ending June 30, 2025, of most recently available data calculated by BEA prior to the shutdown.

By Order No. PSC-2024-0502-PAA-WS, issued December 17, 2024, in Docket No. 20240005-WS, in keeping with the practice started in 1993, we reiterated the alternatives which could be used to calculate the indexing of utility revenues. Past concerns expressed by utilities, as summarized from utility input in previous hearings, are:

- 1) Inflation should be a major factor in determining the index;
- 2) Nationally published indices should be vital to this determination;
- 3) Major categories of expenses are labor, chemicals, materials and supplies, maintenance, transportation, and treatment expense;
- 4) An area wage survey, Dodge Building Cost Index, Consumer Price Index, and the GDP should be considered;
- 5) A broad measure index should be used; and

---

<sup>1</sup> Order No. PSC-1993-0195-FOF-WS, issued February 9, 1993, in Docket No. 19930005-WS, *In re: Annual reestablishment of price increase or decrease index of major categories of operating costs incurred by water and wastewater utilities pursuant to Section 367.081(4)(a), F.S.*

- 6) The index procedure should be easy to administer.

Based upon these concerns, we previously explored the following alternatives:

- 1) Survey of Regulated Water and Wastewater Utilities;
- 2) Consumer Price Index;
- 3) Florida Price Level Index;
- 4) Producer Price Index (PPI) – previously the Wholesale Price Index; and
- 5) GDPDEF (replacing the GNPDEF).

Over the years, we rejected using the Survey of Regulated Water and Wastewater Utilities because using the results of a survey would allow utilities to pass on to customers all cost increases, thereby reducing the incentives of promoting efficiency and productivity. We have also rejected the Consumer Price Index and the Florida Price Level Index because of their limited degree of applicability to the water and wastewater industry. Both of these price indices are based upon comparing the advance in prices of a limited number of general goods and, therefore, appear to have limited application to water and wastewater activities.

The PPI is a family of indices that measure the average change over time in selling prices received by domestic producers of goods and services. We rejected using PPI because it measures price change from the perspective of the seller, not the purchaser. The bases for these indices have not changed, and the conclusions reached in Order PSC-2024-0502-PAA-WS continue to apply in this case. Since 1993, we have found that the GDPDEF has a greater degree of applicability to the water and wastewater industry. Therefore, we will continue to use the GDPDEF to calculate water and wastewater price level adjustments. We will calculate the 2026 Price Index by using a fiscal year, four quarter comparison of the GDPDEF ending with the second quarter of 2025.

The following information provides a historical perspective of the annual price index.

**Table 1**  
**Historical Analysis of the Annual Price Index for Water and Wastewater Utilities**

<b>Year</b>	<b>Commission Approved Index</b>	<b>Year</b>	<b>Commission Approved Index</b>
2015	1.57%	2021	1.17%
2016	1.29%	2022	4.53%
2017	1.51%	2023	7.07%
2018	1.79%	2024	3.24%
2019	2.36%	2025	2.23%
2020	1.79%	2026	2.46%

The table below shows the historical participation in the index and/or pass-through programs:

**Table 2**  
**Percentage of Jurisdictional Water and Wastewater Utilities Filing for Indexes and Pass-Throughs**

<b>Year</b>	<b>Percentage</b>	<b>Year</b>	<b>Percentage</b>
2014	39%	2020	43%
2015	49%	2021	52%
2016	38%	2022	57%
2017	37%	2023	53%
2018	42%	2024	36%
2019	60%	2025	56%

## II. Rate for the 2025 Price Index

The USDOC BEA released the most recent second quarter 2025 figures on September 25, 2025. Historically, we used the third quarter amounts to establish the Price Index, which utilizes the most recent available data while allowing time for us to establish the 2026 Price Index by March 2026, in accordance with Section 367.081(4)(a), F.S. However, due to the aforementioned lack of data, we elected to use the second-quarter data, which satisfies Section 367.081(4)(a), F.S., under the requirement that the twelve months of most recently available data be used. The percentage change in the GDPDEF using the fiscal year comparison ending with the third quarter is 2.46 percent. This number was calculated as follows.

GDPDEF Index for the fiscal year ended 6/30/25	128.248
GDPDEF Index for the fiscal year ended 6/30/24	125.167
Difference	3.081
Divided by 6/30/2024 GDPDEF Index	<u>125.167</u>
2026 Price Index	2.46%

## III. Noticing of Requirement

The package in Attachment 1, attached hereto, shall be sent to every regulated water and wastewater utility after the expiration of the proposed agency action (PAA) protest period, along with a copy of the PAA Order once final. The entire package shall also be made available on the our website.

In an effort to increase the number of water and wastewater utilities taking advantage of the annual price index and pass-through programs, Attachment 2 from the Director of the Division of Accounting and Finance shall be included with the PAA Order in order to explain the purpose of the index and pass-through applications and to communicate that our staff is available to assist them.

Based on the foregoing, it is

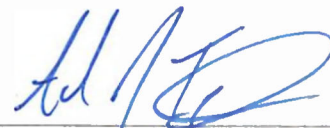
ORDERED by the Florida Public Service Commission that the Gross Domestic Product Implicit Price Deflator Index shall be used in calculating price level adjustments. We calculate the 2026 Price Index by using a fiscal year, four quarter comparison of the Implicit Price Deflator Index ending with the second quarter of 2025. It is further

ORDERED that the 2026 Price Index for water and wastewater utilities shall be 2.46 percent. It is further

ORDERED that after the expiration of the Proposed Agency Action protest period established under Rule 25-22.029(1), F.A.C., the Division of Accounting and Finance shall send each regulated water and wastewater utility a copy of the PAA order establishing index containing the information presented in Attachment 1 along with a cover letter from the Director of the Division of Accounting and Finance. The entire package shall also be available on our website. It is further

ORDERED that that upon expiration of the 14-day protest period, if a timely protest is not received, the decision shall become final and effective upon the issuance of a Consummating Order. Any party filing a protest shall be required to prefile testimony with the protest. However, this docket shall remain open through the end of the year and be closed upon the establishment of the new docket in January 2025.

By ORDER of the Florida Public Service Commission this 15th day of December, 2025.



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ADAM J. TETZMAN  
Commission Clerk  
Florida Public Service Commission  
2540 Shumard Oak Boulevard  
Tallahassee, Florida 32399  
(850) 413-6770  
www.floridapsc.com

Copies furnished: A copy of this document is provided to the parties of record at the time of issuance and, if applicable, interested persons.

NOTICE OF FURTHER PROCEEDINGS OR JUDICIAL REVIEW

The Florida Public Service Commission is required by Section 120.569(1), Florida Statutes, to notify parties of any administrative hearing that is available under Section 120.57, Florida Statutes, as well as the procedures and time limits that apply. This notice should not be construed to mean all requests for an administrative hearing will be granted or result in the relief sought.

Mediation may be available on a case-by-case basis. If mediation is conducted, it does not affect a substantially interested person's right to a hearing.

The action proposed herein is preliminary in nature. Any person whose substantial interests are affected by the action proposed by this order may file a petition for a formal proceeding, in the form provided by Rule 28-106.201, Florida Administrative Code. This petition must be received by the Office of Commission Clerk, 2540 Shumard Oak Boulevard, Tallahassee, Florida 32399-0850, by the close of business on December 29, 2025.

In the absence of such a petition, this order shall become final and effective upon the issuance of a Consummating Order.

Any objection or protest filed in this/these docket(s) before the issuance date of this order is considered abandoned unless it satisfies the foregoing conditions and is renewed within the specified protest period.

FLORIDA PUBLIC SERVICE COMMISSION  
 PRICE INDEX APPLICATION  
 APPLICABLE TEST YEAR \_\_\_\_\_

Department of Environmental Protection Public Water System ID NO. \_\_\_\_\_  
 Department of Environmental Protection Wastewater Treatment Plant ID NO. \_\_\_\_\_

	WATER	WASTEWATER
Operation & Maintenance Expenses <sup>1</sup>	\$ _____	\$ _____
LESS:		
(a) Pass-through Items:		
(1) Purchased Power	_____	_____
(2) Purchased Water	_____	_____
(3) Purchased Wastewater Treatment	_____	_____
(4) Sludge Removal	_____	_____
(5) Other <sup>2</sup>	_____	_____
(b) Rate Case Expense Included in Expenses	_____	_____
(c) Adjustments to Operation & Maintenance Expenses from last rate case, if applicable: <sup>3</sup>		
(1) _____	_____	_____
(2) _____	_____	_____
Costs to be Indexed	\$ _____	\$ _____
Multiply by Annual Commission-Approved Price Index	<u>    2.46%    </u>	<u>    2.46%    </u>
Total Indexed Costs	\$ _____	\$ _____
Add Change in Pass-Through Items: <sup>4</sup>		
(1) _____	_____	_____
(2) _____	_____	_____
Divide Index and Pass-Through Sum by Expansion Factor for Regulatory Assessment Fees	<u>    .955    </u>	<u>    .955    </u>
Increase in Revenue	_____	_____
Divide by Applicable Test Year Revenue <sup>5</sup>	\$ _____	\$ _____
<b>Percentage Increase in Rates</b>	_____ %	_____ %
	=====	=====

**FOOTNOTES APPEAR ON THE FOLLOWING PAGE**

**PAGE 1 FOOTNOTES**

<sup>1</sup>This amount must match last year's annual report.

<sup>2</sup>Other expense items may include increases in required Department of Environmental Protection testing, ad valorem taxes, permit fees charged by the Department of Environmental Protection or a local government authority, National Pollutant Discharge Elimination System fees, and regulatory assessment fees. These items should not be currently embedded in the utility's rates.

<sup>3</sup>This may include adjustments that follow a methodology referenced in the Order from a utility's last rate case (i.e. averaged bad debt expense or excessive unaccounted for water percentage applied to chemicals expense).

<sup>4</sup>This may include an increase in purchased power, purchased water, purchased wastewater treatment, sludge hauling, required Department of Environmental Protection testing, ad valorem taxes, and permit fees charged by the Department of Environmental Protection or a local government authority providing that those increases have been incurred within the 12-month period prior to the submission of the pass-through application. Pass-through National Pollutant Discharge Elimination System fees and increases in regulatory assessment fees are eligible as pass-through costs but not subject to the twelve month rule. All pass-through items require invoices. See Rule 25-30.425, F.A.C. for more information.

<sup>5</sup>If rates changed after January 1 of the applicable test year, the book revenues must be adjusted to show the changes and an explanation of the calculation should be attached to this form. See Annualized Revenue Worksheet for instructions and a sample format.

**ANNUALIZED REVENUE WORKSHEET**

Have the rates charged for customer services changed since January 1, of the applicable test year?

- ( ) If no, the utility should use actual revenues. This form may be disregarded.
- ( ) If yes, the utility must annualize its revenues. Read the remainder of this form.

Annualizing calculates the revenues the utility would have earned based upon the previous year's customer consumption at the most current rates in effect. To complete this calculation, the utility will need consumption data for the previous year to apply to the existing rate schedule. Below is a sample format which may be used.

**CALCULATION OF ANNUALIZED REVENUES\***

Consumption Data for Applicable Test Year

	Number of Bill/Gal. Sold	X	Current Rates	Annualized Revenues
Residential Service:				
Bills:				
5/8"x3/4" meters	_____		_____	_____
1" meters	_____		_____	_____
1 2" meters	_____		_____	_____
2" meters	_____		_____	_____
Gallons Sold	_____		_____	_____

General Service:

Bills:				
5/8"x3/4" meters	_____		_____	_____
1" meters	_____		_____	_____
1 2" meters	_____		_____	_____
2" meters	_____		_____	_____
3" meters	_____		_____	_____
4" meters	_____		_____	_____
6" meters	_____		_____	_____
Gallons Sold	_____		_____	_____

Total Annualized Revenues for the Applicable Test Year      \$ \_\_\_\_\_

\*Annualized revenues must be calculated separately if the utility consists of both a water system and a wastewater system. This form is designed specifically for utilities using a base facility charge rate structure. If annualized revenues must be calculated and further assistance is needed, contact the Commission Staff at (850) 413-6900.

**AFFIRMATION**

I, \_\_\_\_\_, hereby affirm that the figures and calculations upon which the change in rates is based are accurate and that the change will not cause \_\_\_\_\_ to exceed the range of its last authorized rate of return on equity, which is \_\_\_\_\_.

(name of utility)

I, the undersigned/officer of the above-named utility, have read the foregoing and declare that, to the best of my knowledge and belief, the information contained in this application is true and correct.

This affirmation is made pursuant to my request for a price index and/or pass-through rate increase, in conformance with Section 367.081(4), Florida Statutes.

Further, I am aware that pursuant to Section 837.06, Florida Statutes, whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his official duty shall be guilty of a misdemeanor of the second degree.

Signature: \_\_\_\_\_  
Title: \_\_\_\_\_  
Telephone Number: \_\_\_\_\_  
Fax Number: \_\_\_\_\_

Sworn to and subscribed before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

My Commission expires:

(SEAL)

\_\_\_\_\_  
Notary Public  
State of Florida

**STATEMENT OF QUALITY OF SERVICE**

Pursuant to paragraphs 25-30.420(2)(h) and (i), Florida Administrative Code,

\_\_\_\_\_  
(name of utility)

[ ] does not have any active written complaints, corrective orders, consent orders, or outstanding citations with the Department of Environmental Protection (DEP) or the County Health Departments.

[ ] does have the attached active written complaint(s), corrective order(s), consent order(s), or outstanding citation(s) with the DEP or the County Health Department(s). The attachment(s) includes the specific system(s) involved with DEP permit number and the nature of the active complaint, corrective order, consent order, or outstanding citation.

This statement is intended such that the Florida Public Service Commission can make a determination of quality of service pursuant to Section 367.081(4)(a), Florida Statutes, and Rule 25-30.420(4)(a), Florida Administrative Code.

**Name:** \_\_\_\_\_  
**Title:** \_\_\_\_\_  
**Telephone Number:** \_\_\_\_\_  
**Fax Number:** \_\_\_\_\_  
**Date:** \_\_\_\_\_

**Exception**

\_\_\_\_\_ hereby waives the right to implement  
(name of utility)  
a pass-through rate increase within 45 days of filing, as provided by Section 367.081(4)(b),  
Florida Statutes, in order that the pass-through and index rate increase may both be implemented  
together 60 days after the official filing date of this notice of intention.

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

(To be used if an index and pass-through rate increase are requested jointly.)

**NOTICE TO CUSTOMERS**

Pursuant to Section 367.081(4)(a), Florida Statutes, water and wastewater utilities are permitted to adjust the rates and charges to its customers without those customers bearing the additional expense of a public hearing. These adjustments in rates would depend on increases or decreases in non-controllable expenses subject to inflationary pressures such as chemicals, and other general operation and maintenance costs.

On \_\_\_\_\_, \_\_\_\_\_ filed its notice of  
(date) (name of utility)  
intention with the Florida Public Service Commission to increase water and wastewater rates in \_\_\_\_\_ County pursuant to this Statute. The filing is subject to review by the Commission Staff for accuracy and completeness. Water rates will increase by approximately \_\_\_\_\_% and wastewater rates by \_\_\_\_\_%. These rates should be reflected for service rendered on or after \_\_\_\_\_.

**NOTICE TO CUSTOMERS**

Pursuant to Section 367.081(4)(b), Florida Statutes, water and wastewater utilities are permitted to pass through, without a public hearing, a change in rates resulting from: an increase or decrease in rates charged for utility services received from a governmental agency or another regulated utility and which services were redistributed by the utility to its customers; an increase or decrease in the rates that it is charged for electric power, the amount of ad valorem taxes assessed against its used and useful property, the fees charged by the Department of Environmental Protection in connection with the National Pollutant Discharge Elimination System Program, or the regulatory assessment fees imposed upon it by the Commission; costs incurred for water quality or wastewater quality testing required by the Department of Environmental Protection; the fees charged for wastewater bio solids disposal; costs incurred for any tank inspection required by the Department of Environmental Protection or a local governmental authority; treatment plant and water distribution system operator license fees required by the Department of Environmental Protection or a local governmental authority; water or wastewater operating permit fees charged by the Department of Environmental Protection or a local governmental authority; and consumptive or water use permit fees charged by a water management district.

On \_\_\_\_\_, \_\_\_\_\_ filed its notice of  
(date) (name of utility)  
intention with the Florida Public Service Commission to increase water and wastewater rates in \_\_\_\_\_ County pursuant to this Statute. The filing is subject to review by the Commission Staff for accuracy and completeness. Water rates will increase by approximately \_\_\_\_\_% and wastewater rates by \_\_\_\_\_%. These rates should be reflected on your bill for service rendered on or after \_\_\_\_\_.  
(date)

If you should have any questions, please contact your local utility office. Be sure to have account number handy for quick reference.

COMMISSIONERS:  
GABRIELLA PASSIDOMO SMITH, CHAIR  
GARY F. CLARK  
ANA ORTEGA  
BOBBY PAYNE  
MIKE LA ROSA

STATE OF FLORIDA



DIVISION OF  
ACCOUNTING AND FINANCE  
MARK A. CICHETTI  
DIRECTOR  
(850) 413-6900

# Public Service Commission

Month Day, 2026

All Florida Public Service Commission  
Regulated Water & Wastewater Utilities

Re: Docket No. 20250005-WS - 2026 Price Index

Dear Utility Owner:

Since March 31, 1981, pursuant to the guidelines established by Section 367.081(4)(a), Florida Statutes (F.S.), and Rule 25-30.420, Florida Administrative Code (F.A.C.), the Commission has established a price increase or decrease index for major categories of operating costs. This process allows water and wastewater utilities to adjust rates based on current specific expenses without applying for a rate case. The intent of this rule is to ensure that inflationary pressures are not detrimental to utility owners, and that any possible deflationary pressures are not adverse to customers. By keeping up with index and pass-through adjustments, utility operations can be maintained at a level sufficient to ensure quality of service for the customers.

Pursuant to Rule 25-30.420(1)(a), F.A.C., all operation and maintenance expenses shall be indexed with the exception of:

- a) Pass-through items pursuant to Section 367.081(4)(b), F.S.;
- b) Any amortization of rate case expense; and
- c) Disallowances or adjustments made in an applicant's most recent rate proceeding.

Please note that all sludge removal expense should now be removed from operation and maintenance expenses for the purpose of indexing. Incremental increases in this category of expense may now be recovered using a pass-through request.

All Florida Public Service Commission  
Regulated Water & Wastewater Utilities  
Page 2  
Month Day, 2026

Upon the filing of a request for an index and/or pass-through increase, staff will review the application and modify existing rates accordingly. If for no other reason than to keep up with escalating costs, utilities throughout Florida should file for this rate relief on an annual basis. Utilities may apply for a 2025 Price Index anytime between April 1, 2026, through March 31, 2027 by mail or by emailing Applications@psc.state.fl.us. The attached package will answer questions regarding what the index and pass-through rate adjustments are, how to apply for an adjustment, and what needs to be filed in order to meet the filing requirements. For your convenience, the Commission-approved Price Index is reflected on Form PSC 1022, attached. While the increase for any given year may be minor, (see chart below), the long-run effect of keeping current with rising costs can be substantial.

<b>Year</b>	<b>Annual Commission Approved Index</b>	<b>Year</b>	<b>Annual Commission Approved Index</b>
2000	1.36%	2014	1.41%
2001	2.50%	2015	1.57%
2002	2.33%	2016	1.29%
2003	1.31%	2017	1.51%
2004	1.60%	2018	1.76%
2005	2.17%	2019	2.36%
2006	2.74%	2020	1.79%
2007	3.09%	2021	1.17%
2008	2.39%	2022	4.53%
2009	2.55%	2023	7.07%
2010	0.56%	2024	3.24%
2011	1.18%	2025	2.23%
2012	2.41%	2026	2.46%
2013	1.63%		

Please be aware that pursuant to Section 837.06, F.S., whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his or her official duty shall be guilty of a misdemeanor of the second degree. Our staff is available at (850) 413-6900 should you need assistance with your filing. If you have any questions, please do not hesitate to call.

Moreover, additional rate relief mechanisms are available to water and wastewater utilities as alternatives to full rate cases. Water and wastewater utilities whose total gross annual operating revenues are \$335,000 or less for water service or \$335,000 or less for wastewater service, or

All Florida Public Service Commission  
Regulated Water & Wastewater Utilities  
Page 3  
Month Day, 2026

\$670,000 or less on a combined basis, may petition the Commission for staff assistance in alternative rate setting. Please refer to Rule 25-30.456, F.A.C., for additional details.

Furthermore, water utilities whose total gross annual operating revenues are \$335,000 or less and wastewater utilities whose total gross annual operating revenues are \$335,000 or less may file an application for a limited alternative rate increase of up to 20 percent applied to metered or flat recurring rates of all classes of service. Please refer to Rule 25-30.457, F.A.C., for additional details.

Finally, the Commission reminds water and wastewater utilities that the Utility Reserve Fund exists to help address concerns over deferred maintenance of critical infrastructure and delays in necessary repairs. The availability of the reserve funds may allow a utility to avoid or defer the need for a future rate case, the expenses of which are ultimately borne by customers. Please refer to Rule 25-30.444, F.A.C., for additional details.

Sincerely,

Mark A. Cicchetti  
Director

Enclosures

BEFORE THE FLORIDA PUBLIC SERVICE COMMISSION

In re: Annual reestablishment of price increase  
or decrease index of major categories of  
operating costs incurred by water and  
wastewater utilities pursuant to Section  
367.081(4)(a), F.S.

DOCKET NO. 20260005-WS  
ORDER NO. PSC-2026-0012-CO-WS  
ISSUED: January 6, 2026

CONSUMMATING ORDER

BY THE COMMISSION:

By Order No. PSC-2025-0453-PAA-WS, issued December 15, 2025, this Commission proposed to take certain action, subject to a Petition for Formal Proceeding as provided in Rule 25-22.029, Florida Administrative Code. No response has been filed to the order, in regard to the above mentioned docket. It is, therefore,

ORDERED by the Florida Public Service Commission that Order No. PSC-2025-0453-PAA-WS has become effective and final. It is further

ORDERED that this docket shall remain open.

By ORDER of the Florida Public Service Commission this 6th day of January, 2026.



ADAM J. TEITZMAN  
Commission Clerk  
Florida Public Service Commission  
2540 Shumard Oak Boulevard  
Tallahassee, Florida 32399  
(850) 413-6770  
[www.floridapsc.com](http://www.floridapsc.com)

Copies furnished: A copy of this document is provided to the parties of record at the time of issuance and, if applicable, interested persons.

ZB

NOTICE OF FURTHER PROCEEDINGS OR JUDICIAL REVIEW

The Florida Public Service Commission is required by Section 120.569(1), Florida Statutes, to notify parties of any judicial review of Commission orders that is available pursuant to Section 120.68, Florida Statutes, as well as the procedures and time limits that apply. This notice should not be construed to mean all requests for judicial review will be granted or result in the relief sought.

Any party adversely affected by the Commission's final action in this matter may request judicial review by the Florida Supreme Court in the case of an electric, gas or telephone utility or the First District Court of Appeal in the case of a water and/or wastewater utility by filing a notice of appeal with the Office of Commission Clerk and filing a copy of the notice of appeal and the filing fee with the appropriate court. This filing must be completed within thirty (30) days after the issuance of this order, pursuant to Rule 9.110, Florida Rules of Appellate Procedure. The notice of appeal must be in the form specified in Rule 9.900(a), Florida Rules of Appellate Procedure.

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**NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A QUORUM**

**ATTACHMENT "A"**

**Final Order No. 2026-01**

**Establishment of 2026 Price Index Factor**

**April 13, 2026**

**Collier County  
Water and Wastewater Authority**

**FINAL ORDER NO. 2026-01**  
**COLLIER COUNTY WATER AND WASTEWATER AUTHORITY**

**A FINAL ORDER OF THE COLLIER COUNTY WATER AND WASTEWATER AUTHORITY, PURSUANT TO SECTION 1-6, COLLIER COUNTY ORDINANCE NO. 96-6, AS AMENDED, PROVIDING FOR THE ADOPTION OF THE 2026 PRICE INDEX FACTOR SET ANNUALLY BY THE FLORIDA PUBLIC SERVICE COMMISSION, FOR UTILIZATION IN PRICE INDEX RATE APPLICATIONS FOR INVESTOR-OWNED WATER AND/OR WASTEWATER UTILITIES OPERATING IN COLLIER COUNTY.**

**WHEREAS**, Collier County Ordinance No. 96-6, as amended, provides for the Collier County Water and Wastewater Authority (AUTHORITY) to adopt a price index factor for water and/or wastewater utilities on or before May 15<sup>th</sup> of each calendar year for the utilization in price index rate application; and

**WHEREAS**, Collier County Ordinance No. 96-6, as amended, provides that the price index factor shall be equivalent to the price index factor set annually by the Florida Public Service Commission (COMMISSION); and

**WHEREAS**, the COMMISSION issued Order No. PSC-2025-0453-PAA-WS on December 15, 2025, establishing the 2026 Price Index of 2.46 percent for water and/or wastewater utilities; and

**WHEREAS**, the COMMISSION issued Consummating Order No. PSC-2026-0012-CO-WS on January 06, 2026, enabling Order No. PSC-2025-0453-PAA-WS to become final and effective on January 06, 2026

**NOW, THEREFORE, IT IS HEREBY ORDERED** by the Collier County Water and Wastewater Authority, in public meeting assembled, that:

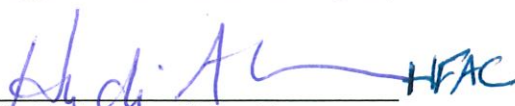
1. The 2026 Price Index is 2.46 percent.
2. Any water and/or wastewater utility that intends to increase its rates by implementation of this price index must notify the AUTHORITY on or after the effective date of this Final Order of such intent and shall apply the 2026 Price Index to applicable 2025 calendar year operation and maintenance expenses.
3. Utilities using the 2026 Price Index shall use the forms attached as Appendices “A”, “B”, “C” and “D”, and shall follow all price index application requirements specified in Collier County Ordinance No. 96-06, as amended, before implementing any index.
4. This Order shall become effective upon adoption by the AUTHORITY and shall remain in effect until the AUTHORITY authorizes a change.

This Final Order adopted this 13th day of April 2026, after motion, second, and majority vote favoring the same.

COLLIER COUNTY WATER AND  
WASTEWATER AUTHORITY

By:   
\_\_\_\_\_  
Patricia Sherry, Chair

Approved as to form and legality:

  
\_\_\_\_\_  
Heidi Ashton-Cicko, Esq. 1-12-25  
Managing Assistant County Attorney

**APPENDIX "A"**

**2026 PRICE INDEX APPLICATION  
TEST YEAR ENDED DECEMBER 31, 2025<sup>1</sup>**

Utility: _____	<u>WATER</u>	<u>WASTEWATER</u>
2025 Operation and maintenance Expenses (O&M) _____		
LESS:		
(a) Pass-Through Items:		
(1) Purchased Power _____		
(2) Purchased Water _____		
(3) Purchased Sewage _____		
Treatment		
(4) Other <sup>2</sup> : _____		
(b) Rate Case Expenses Included In _____		
2023 Expenses _____		
(c) Adjustments to O&M Expenses from _____		
last rate case, if applicable:		
(1) _____		
(2) _____		
Costs to be Indexed _____		
Multiply by the 2026 Price Index Factor	0.0246	0.0246
Indexed Costs _____		
Add: Pass-Through Items _____		
Total of Indexed Costs and Pass-Through Items _____		
Divide Total of Indexed Costs and Pass-Through Items _____		
by Expansion Factor for Regulatory Assessment Fees	0.955	0.955
Increase in Revenue _____		
Divide by 2025 Annualized Revenue <sup>3</sup> _____		
Percentage Increase in Rates _____		

---

<sup>1</sup>This amount should be for the calendar year 2025. If the utility is on a fiscal year, a pro rata distribution between the utility's two affected annual reports should be included as a supplemental attachment. The annual reports or general ledgers should be used as the source document(s). The utility is required to send a worksheet showing the pro rata distribution.



<sup>2</sup>If applicable, deduct on this line any other expenses for which a pass-through has been received. Specify the type of expense, which is being deducted.

<sup>3</sup>If rates changed during or subsequent to calendar year 2025, the book revenues must be adjusted to show the changes, and an explanation of the calculation should be attached to this form. (See Appendix “B” for instructions and sample format.)

**APPENDIX "B"**

ANNUALIZED REVENUE WORKSHEET

Have rates charged for customer services changed since January 1, 2025?

- ( ) If no, the utility should use actual revenues. This form may be disregarded.
- ( ) If yes, the utility must annualize its revenues. Complete the remainder of this form.

Annualizing calculates the revenue the utility would have earned based upon 2025 customer consumption at the most current rates in effect. To complete this calculation, the utility will need consumption data for 2025 to apply to the existing rate schedule. Below is a sample, which may be used.

CALCULATION OF ANNUALIZED REVENUES<sup>1</sup>

	<u>Number of Bills/ Gallons Sold</u>	x	<u>Current Rates</u>	<u>Annualized Revenues</u>
<u>Residential Bills:</u>				
<sup>5</sup> / <sub>8</sub> " x <sup>3</sup> / <sub>4</sub> " meters	_____		_____	_____
1" meters	_____		_____	_____
1 ½" meters	_____		_____	_____
2" meters	_____		_____	_____
Total No. Bills	_____ <sup>2</sup>		_____ <sup>2</sup>	_____ <sup>2</sup>
Gallons Sold	_____		_____	_____
Other Revenue				_____
<u>General Service:</u>				
<sup>5</sup> / <sub>8</sub> " x <sup>3</sup> / <sub>4</sub> " meters	_____		_____	_____
1" meters	_____		_____	_____
1 ½" meters	_____		_____	_____
2" meters	_____		_____	_____
3" meters	_____		_____	_____
4" meters	_____		_____	_____
6" meters	_____		_____	_____
Total No. Bills	_____ <sup>2</sup>		_____ <sup>2</sup>	_____ <sup>2</sup>
Gallons Sold	_____		_____	_____
Other Revenue				_____
Total Annualized Revenues for 2025				\$ _____



<sup>1</sup>Annualized revenues must be calculated separately if the utility consists of both a water system and a sewer system. This form is designed specifically for utilities using a base facility charge rate structure. If annualized revenues must be calculated and further assistance is needed, contact the Utility Regulation Staff at (239) 252-4150.

<sup>2</sup>Complete only if billing charge is separate.

**APPENDIX “C”**

**AFFIDAVIT**

I, \_\_\_\_\_, UNDER OATH hereby affirms that I am the duly authorized representative of \_\_\_\_\_ and that the figures and calculations upon which the change in rates is based are accurate and that the change will not cause said to exceed its last authorized or calculated rate of return, which is \_\_\_\_\_%.

This affidavit is made pursuant to this utility’s request for a 2026 price index rate increase.

\_\_\_\_\_  
Title (Print Name)

Pursuant to Section 117.05(13)(a), Florida Statutes, the following notarial certificate is sufficient for an oath or affirmation:

STATE OF FLORIDA  
COUNTY OF \_\_\_\_\_

Sworn to (or affirmed) and subscribed before me by means of  physical presence or  online notarization, this \_\_\_\_\_ day of (year), by (name of person making statement).

(Signature of Notary Public - State of Florida)  
(Print, Type, or Stamp Commissioned Name of Notary Public)

Personally Known OR Produced Identification  
Type of Identification Produced



## APPENDIX “D”

### NOTICE TO CUSTOMERS

On March 02, 2026, the Collier County Water and Wastewater Authority adopted provisions permitting water and wastewater utilities to adjust the rates it charges to its customers without those customers bearing the additional expense of a public hearing. The adjustments in rates would depend on increases or decreases in non-controllable expenses subject to inflationary pressures such as chemicals, and other operational and maintenance costs.

On \_\_\_\_\_, \_\_\_\_\_ filed notice of intent with the Growth Management Department (GMD) Operations & Regulatory Management Division, to increase water and wastewater rates as a result of this action. If acknowledged and approved by the Collier County Water and Wastewater Authority, water rates will increase by approximately \_\_\_\_\_% and wastewater rates by \_\_\_\_\_%. The adjusted rates should be reflected on your \_\_\_\_\_ bill.

Should you have any questions, please contact your local utility office. Be sure to have your account number handy for quick reference. Customers may also direct inquiries to the GMD Operations & Regulatory Management Division, 2800 Horseshoe Drive North, Naples, Florida 34104 at (239) 252-4150.

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**Collier County**  
**Growth Management Community Development  
Operations & Regulatory Management Division**

**NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A QUORUM**

**TO:** Chairman, Collier County Water and Wastewater Authority

**FROM:** Evelyn Trimino, Director, Collier County Water and Wastewater Authority and Director of Operations & Regulatory Management, Growth Management and Community Development Department

**SUBJECT:** Authority Agenda Item - Final Order No. 2026-02  
Rod & Gun Development, LLC Application for Declaration of Exemption

**DATE:** April 13, 2026

---

**RECOMMENDATION:** To have the AUTHORITY consider the Application for Declaration of Exemption by Rod & Gun Development, LLC (Developer), to operate a non-jurisdictional water and wastewater utility to provide services to a property known as the “Collier Rod & Gun Club at the Preserve” within the Collier County Water-Sewer District in Collier County, Florida.

**REQUESTED APPROVAL:** Request the AUTHORITY review the attached Application by the Rod & Gun Development, LLC (Developer), pursuant to Collier County Ordinance No. 96-6, herby applying for a Declaration of Exemption to operate a non-jurisdictional water and wastewater utility to provide service to a property known as “The Collier Rod & Gun Club at the Preserve” in Collier County.

**CONSIDERATIONS:**

**EXEMPTION:** Collier County Ordinance 96-6, Section 1-4.G.3.h requires an Affidavit upon which a determination by the AUTHORITY as to the Applicant’s asserted exempt status can be ascertained. The required Affidavit is attached herein as (Exhibit “D”).

**REQUEST FOR DECLARATION OF EXEMPTION:** The Applicant hereby requests the AUTHORITY issue a Declaration of Exemption to the Project on behalf of the Developer and The Master Homeowners Association, pursuant to Section 1-2 Z. 5, of Collier County Ordinance No. 96-6.

Thus, notwithstanding legal counsel opinion of SUNDSTROM LAW, LLC, attached herein as (Exhibit “C”), that the Club will be exempt from regulation as a utility by the Collier County Water and Wastewater Authority, legal counsel has recommended that the Application for Declaration of Exemption containing an affidavit as described be processed by the AUTHORITY to confirm the stated exemption.



**CONCLUSION:** Ordinance No. 96-6 authorizes the AUTHORITY to determine whether a proposed utility service is exempt from regulation and to issue a Declaration of Exemption when the applicant demonstrates eligibility under Section 1-2.Z.5.

Section 1-4.G.3.h requires submission of an affidavit sufficient for the AUTHORITY to ascertain the asserted exempt status. The Applicant's Affidavit (Exhibit "D") satisfies this requirement.

Based on the Application, including the Legal Opinion (Exhibit "C") and Affidavit (Exhibit "D"), and the record before the AUTHORITY, the Project qualifies for exemption from regulation as a utility under § 367.022, Florida Statutes and Ordinance No. 96.6.

The requested exemption pertains solely to regulatory jurisdiction and rate oversight and does not modify, impair, diminish, or supersede the County's territorial service rights within the Collier County Water-Sewer District.

The County is not consenting to, nor approving, any removal, reduction, or modification of Collier County Water-Sewer District established service boundary.

County water and wastewater facilities are planned for future construction within the service area; however, services are not currently available to the proposed development site.

The proposed private water and wastewater facilities that are required to serve this development constitute duplicative utility infrastructure within the County's established service area and are being installed at the Applicant's sole risk.

The Board of County Commissioners approved Utility Services Agreement Between the Collier County Water Sewer District (CCWSD) and the Developer (Item #16C1 approved October 10, 2023), attached herein as (Exhibit "E"), binds the developer to connecting to the CCWSD utility within 5 years of notice provided that the CCWSD utility infrastructure is within 200 feet of their property. The Agreement was recorded in Official Records Book 6297 Page 460-468 of the Public Records of Collier County.

**LEGAL CONSIDERATIONS:** The Application states that the utility infrastructure will be constructed and then turned over to the homeowner's association prior to commencement of the provision of water and wastewater services. The Application is approved as to form and legality and consistent with Ord. 96-6.

**STAFF RECOMMENDATION:** Approve the Declaration of Exemption subject to the conditions set forth below.

Expressly state in the Final Order that:

1. Collier County and the Collier County Water Sewer District (collectively, “County”) retain exclusive service rights within the Collier County Water-Sewer District boundaries.
2. This exemption does not grant a franchise, territorial rights, vested rights, or perpetual rights to Applicant or the Homeowner’s Association to provide utility service within the Collier County Water-Sewer District boundaries or provide exempted utility services outside of the identified boundaries within Collier County Resolutions 23-183 and 23-184.
3. Upon availability of County water and/or wastewater utilities to the subject property, as described in the attached agreement (Exhibit “E”), connection to County utilities shall be mandatory within the timeframe specified therein.
4. Upon connection to County utilities, all private utility infrastructure, or portion thereof, as determined by Collier County in its sole discretion, shall be properly abandoned, decommissioned, and removed in accordance with applicable federal, state and local regulatory standards at no cost to the County.

**EXHIBITS:**

Exhibit “A”: Applicants Certificate of Active Status

Exhibit "B": Overlay Maps and Description of Utility Facilities Sizing and Location

Exhibit "C": Opinion of Sundstrom Law, LLC

Exhibit "D": Required Affidavit

Exhibit "E": Executed Utility Agreement Collier Rod and Gun Club at the Preserve

Prepared by: Heather Yilmaz, Management Analyst, Collier County Water and Wastewater Authority Liaison, Growth Management and Community Development Department

# SUNDSTROM LAW

ATTORNEYS | COUNSELORS



January 29, 2026

Collier County Water and Wastewater Authority  
Attention: Evelyn Trimino, Director of Operations & Regulatory Management  
Heather Yilmaz, Management Analyst 1  
Heidi Ashton, Managing Assistant County Attorney  
[Evelyn.Trimino@collier.gov](mailto:Evelyn.Trimino@collier.gov)  
[Heather.Yilmaz@collier.gov](mailto:Heather.Yilmaz@collier.gov)  
[Heidi.Ashton@collier.gov](mailto:Heidi.Ashton@collier.gov)

Re: Application for Declaration of Exemption by Rod & Gun Development, LLC

Dear Ladies,

Pursuant to Collier County Ordinance 96-6, attached please find the Application of our client, Rod & Gun Development, LLC, for a Declaration of Exemption to operate a non-jurisdictional water and wastewater utility to provide services to a property known as the "Collier Rod & Gun Club at the Preserve". The Application speaks for itself and fully sets forth the basis for a Declaration of Exemption. Please also see, in particular, Exhibit C, which is our firm's opinion letter to the affect that this Project qualifies for a Declaration of Exemption and the legal basis therefor.

I understand that the Authority generally meets on a bi-monthly basis and would appreciate it if this matter could be taken up at the next regularly scheduled meeting. Further, I am more than happy to attend the meeting, along with our clients, to address the Authority Board members and answer any questions that they may have.

I look forward to working with you in this regard. Should you have any questions or comments regarding the above, please do not hesitate to contact me.

Sincerely,

SUNDSTROM LAW, LLC

*/s/ William E. Sundstrom*

William E. Sundstrom, PA  
For the Firm

WES/brf

2548 BLAIRSTONE PINES DRIVE  
TALLAHASSEE, FLORIDA 32301  
(850) 877-6555

**BEFORE THE COLLIER COUNTY  
WATER AND WASTEWATER AUTHORITY**

IN RE: Application of Rod & Gun Development,  
LLC for exemption from regulation for a property  
known as “The Collier Rod & Gun Club at the  
Preserve” in Collier County, Florida.

---

**APPLICATION FOR DECLARATION OF EXEMPTION**

Rod & Gun Development, LLC (Developer), pursuant to Collier County Ordinance No. 96-6, hereby applies for a Declaration of Exemption to operate a non-jurisdictional water and wastewater utility to provide service to a property known as “The Collier Rod & Gun Club at the Preserve” in Collier County, Florida and submits the following information in support thereof:

**I. APPLICANT INFORMATION**

A. The full name, address and telephone number of Applicant is:

Rod & Gun Development, LLC, a division of Barron Collier Companies  
David B. Genson ([dgenson@barroncollier.com](mailto:dgenson@barroncollier.com))  
2600 Golden Gate Parkway  
Naples, FL 34105  
(239) 262-2600

B. The names, address, emails and phone number of the individuals to contact concerning this Application are:

William E. Sundstrom, P.A. ([wsundstrom@sundstrom-law.com](mailto:wsundstrom@sundstrom-law.com))  
F. Marshall Deterding ([mdeterding@sundstrom-law.com](mailto:mdeterding@sundstrom-law.com))  
Sundstrom Law, LLC  
2548 Blaiirstone Pines Drive  
Tallahassee, Florida 32301  
(850) 877-6555

C. The Applicant is a Florida limited liability company created on May 23, 2025.

**Exhibit A** is a certified copy of Applicant’s Certificate of Active Status. At a point in time prior to the commencement of the provision of water and wastewater services, the Applicant will transfer the obligation to provide water and wastewater services to The

Master Homeowners Association as described below. The Master Homeowners Association expects to begin providing water and wastewater services to buildings and residents within The Collier Rod & Gun Club at the Preserve (also referred to herein as the “Project”) in early 2028.

D. The name and address of Applicant’s General Manager is Karl Bublitz, 2600 Golden Gate Parkway, Naples, Florida 34105. His phone number is 239-825-0479.

## II. DESCRIPTION OF THE APPLICANT

A. The Master Homeowners Association for the Project will be formed in the next 24 months. Therefore, this Application for Declaration of Exemption is filed by the Developer on behalf of the future Master Homeowners Association.

B. Water and wastewater service is expected to be provided in early 2028 to initial Project buildings and for construction water services. Throughout the year, houses will come online. The expected timeline for buildout of the Project is four years.

C. The Master Homeowners Association will provide water and wastewater service, roadway maintenance, groundskeeping, etc. for the Project, including the “Homestead” which will be the social center of the Club with tennis, and a fitness and wellness center. Basically, all the Project amenities will be under the umbrella of the Master Homeowners Association.

D. The Collier Rod & Gun Club amenities include a private 18-hole golf course, a 5-stand shooting pavilion, sporting clays, an extensive trail system designed around natural terrain and curated dining experiences. There will also be, at build out, approximately 170 private residences, seasonal residences and member-only cabin rentals, as well as a variety of recreational and wellness amenities.

E. The water and wastewater treatment plant facilities which will serve the Project are quite small, consisting of a 55,000 gallon per day water treatment plant and a 55,000 gallon per day wastewater treatment plant. Clearly, the small size of these facilities alone demonstrates that it is not compatible with the definition of a regulated public utility as would otherwise be contemplated by either Collier County Ordinance 96-6 or Chapter 367, Florida Statutes.

F. There will be three individual neighborhood associations within the Project, but the individual neighborhood associations will receive their water and wastewater services from The Master Homeowners Association.

G. The costs for such things as groundskeeping, road maintenance, and provision of water and wastewater will be paid by the Master Homeowners Association and apportioned among the members. For instance, if all the costs of such services were, say, by way of example, \$1.5 million, and there were 150 members in the Master Homeowners Association, then the bill to each of them would be \$10,000 per year. The Master Homeowners Association will neither earn, nor lose any monies in marshalling and paying the cost of operation of the Master Homeowners Association on an annual basis.

H. The Project is in the early stages of its permitting activities and expects to file for its South Florida Water Management District Consumptive Use Permit and Florida Department of Environmental Protection Water and Wastewater Plant Construction Permits in the last half of this year.

### III. DESCRIPTION OF THE EXEMPT SERVICE AREA

A. Attached hereto as **Composite Exhibit B** are descriptions and overlay maps of the Collier Rod & Gun Development property to be served with water and wastewater

utility services through the auspices of the Master Homeowners Association as described above.

#### IV. GENERAL SYSTEM INFORMATION

A. Applicant intends to provide, through The Master Homeowners Association, utility services to the homes, cottages, clubhouse facilities, etc., and other common areas within the Project without specific compensation for any such service. Membership in said Association will be mandatory for any home or cottage owner within the Project.

B. Applicant has engaged the law firm of Sundstrom Law, well known for its extensive knowledge and experience in the regulation of private and public utilities in Florida, and which law firm has issued its opinion that the Applicant's operation of its water and wastewater utility is exempt from the provisions of Collier County Ordinance 96-6. A copy of said opinion is attached hereto and incorporated as **Exhibit C**.

#### V. EXEMPTION

A. Collier County Ordinance 96-6, Section 1-4.h requires an Affidavit upon which a determination by the Authority as to the Applicant's asserted exempt status can be ascertained. The required Affidavit is attached hereto incorporated herein as **Exhibit D**.

#### VI. REQUEST FOR DECLARATION OF EXEMPTION

A. Applicant hereby requests the Authority issue a Declaration of Exemption to the Project on behalf of the Developer and The Master Homeowners Association, pursuant to Section 1-2 (z) 5, of Collier County Ordinance No. 96-6.

Respectfully submitted, this 29th day of January, 2026:

/s/ William E. Sundstrom  
William E. Sundstrom, PA  
F. Marshall Deterding  
Sundstrom Law, LLC  
*Attorneys for Applicant*

Exhibit A  
(Certificate of Active Status)

# *State of Florida*

## *Department of State*


I certify from the records of this office that ROD & GUN DEVELOPMENT, LLC is a limited liability company organized under the laws of the State of Florida, filed on May 23, 2025.

The document number of this limited liability company is L25000245440.

I further certify that said limited liability company has paid all fees due this office through December 31, 2025 and that its status is active.

*Given under my hand and the  
Great Seal of the State of Florida  
at Tallahassee, the Capital, this  
the Twenty-sixth day of January,  
2026*



  
*Secretary of State*

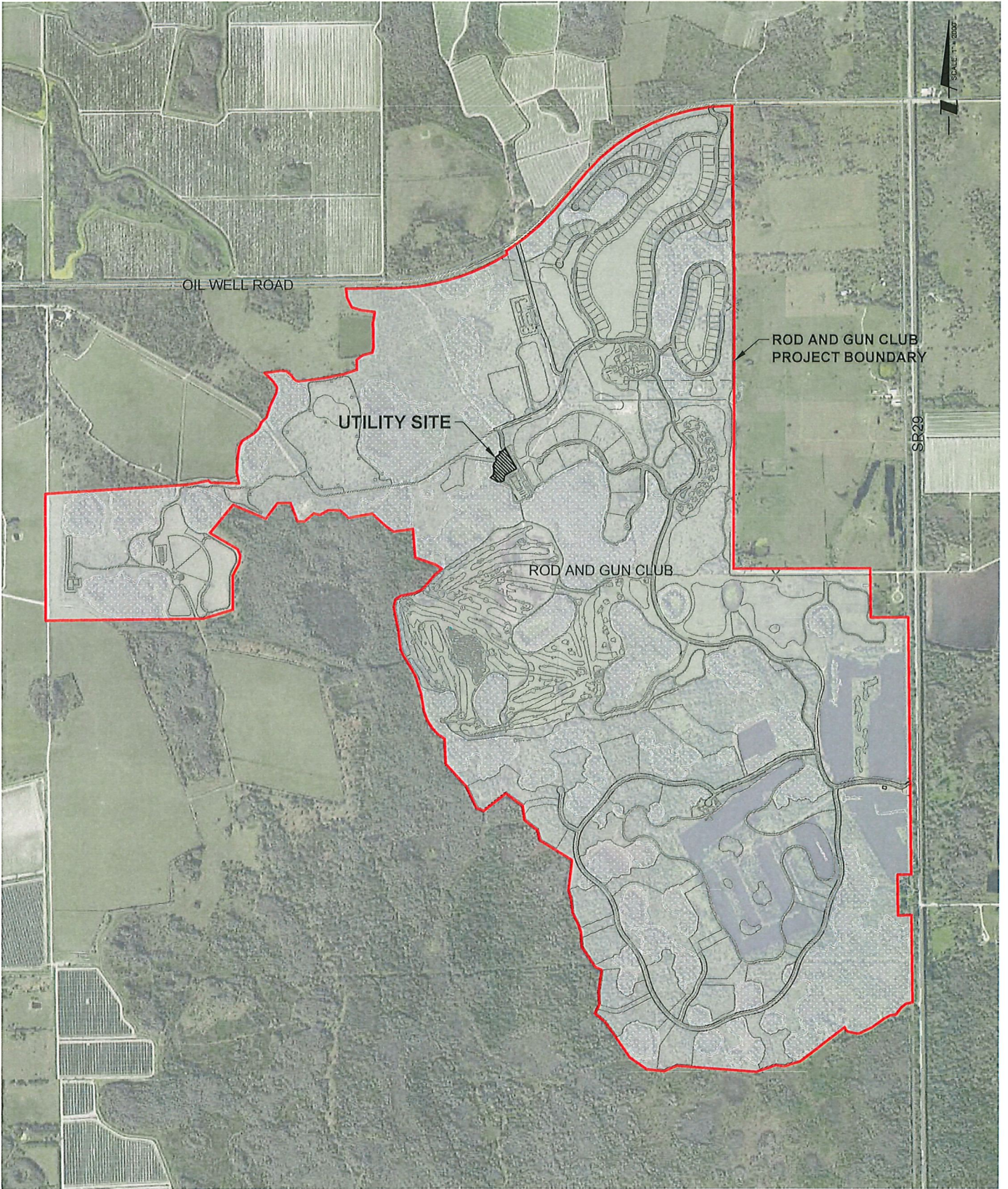
Tracking Number: 1414156019CU

To authenticate this certificate, visit the following site, enter this number, and then follow the instructions displayed.

<https://services.sunbiz.org/Filings/CertificateOfStatus/CertificateAuthentication>

## Exhibit B

(Overlay Maps and Description of Utility Facilities Sizing and Location)



SCALE: 1" = 2000'

OIL WELL ROAD

ROD AND GUN CLUB  
PROJECT BOUNDARY

UTILITY SITE

SR29

ROD AND GUN CLUB

(Plot Date: 01/17/2026 5:29:18 PM) (By: Jason Lipitch) (Original Size: 6.5x11) (Print: Practice - Project: P-ABCP-010-003 - CSC - Rod and Gun Club - Utility Site.dwg)



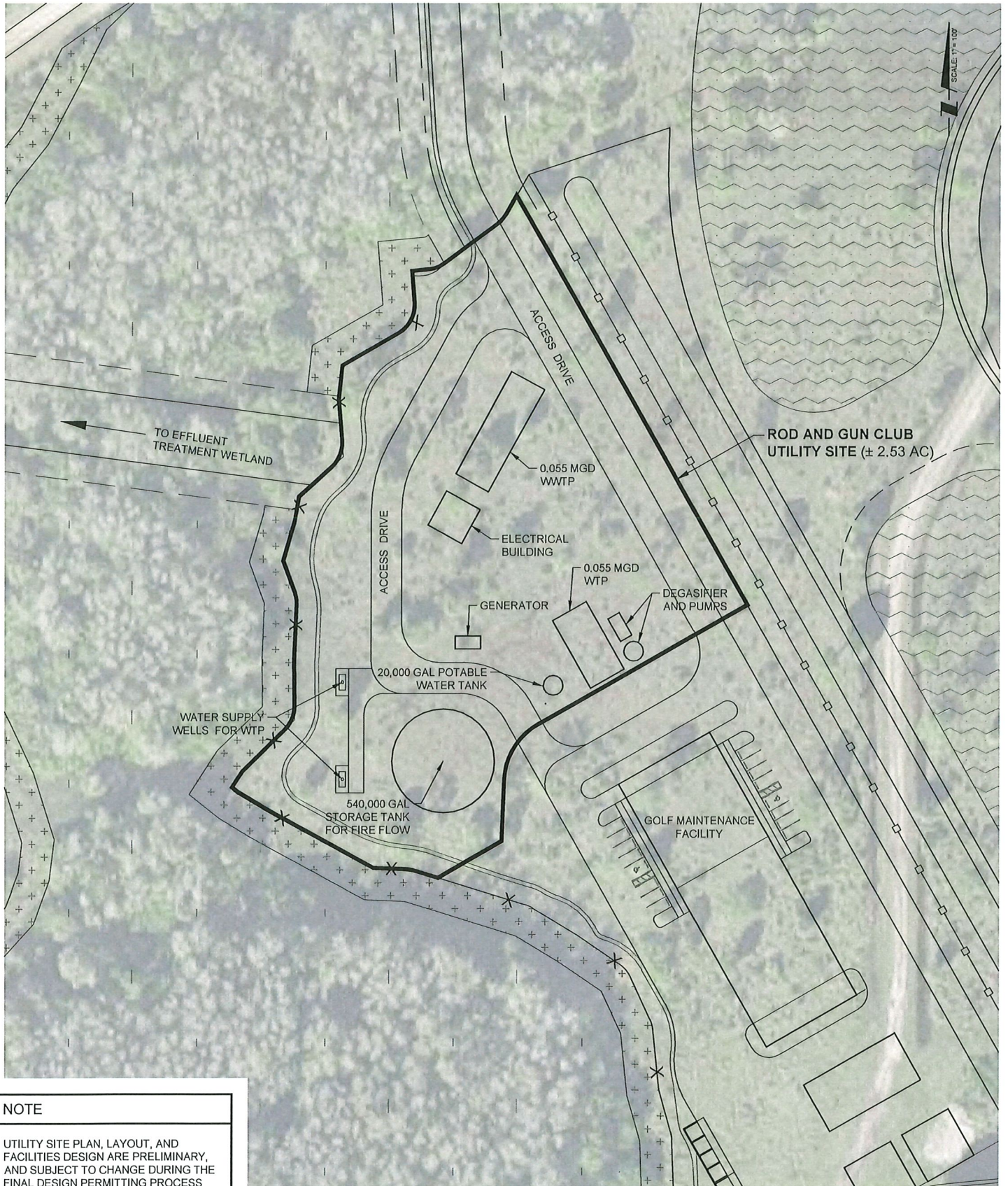
• CIVIL ENGINEERING • LANDSCAPE ARCHITECTURE  
 • PLANNING AND ZONING • SURVEYING  
 • ENVIRONMENTAL SERVICES • LAND DEVELOPMENT  
 2600 Golden Gate Pkwy 239.403.6700  
 Naples, FL 34105 Pen-Eng.com  
 Florida Engineering C.A. #28275  
 Florida Landscape C.A. #LC26000632

PROJECT:  
**COLLIER ROD  
 AND GUN CLUB**

TITLE:  
**UTILITY SITE -  
 OVERALL**

CLIENT:  
**CSC FARMS, LLC**

SEC: 18-20,24,29-32 TWP: 48S RGE: 29E&30E  
 Designed by: JOHN ENGLISH, PE  
 Drawn by: FABIO CASTELLANOS  
 Date: JAN 2026  
 Drawing Scale: 1" = 2000'  
 File: P-ABCP-010-003-X66-1-Utility.dwg  
 Project Number: P-ABCP-010-003  
 Sheet ID: **X66-1**  
 Sheet Number: 01 of 02



**NOTE**

UTILITY SITE PLAN, LAYOUT, AND FACILITIES DESIGN ARE PRELIMINARY, AND SUBJECT TO CHANGE DURING THE FINAL DESIGN PERMITTING PROCESS

**PENINSULA ENGINEERING**

- CIVIL ENGINEERING
- LANDSCAPE ARCHITECTURE
- PLANNING AND ZONING
- SURVEYING
- ENVIRONMENTAL SERVICES
- LAND DEVELOPMENT

2600 Golden Gate Pkwy  
Naples, FL 34105  
239.403.6700  
Pen-Eng.com

Florida Engineering C.A. #28275  
Florida Landscape C.A. #LC26000632

PROJECT:  
**COLLIER ROD AND GUN CLUB**

TITLE:  
**UTILITY SITE - SITE PLAN**

CLIENT:  
**CSC FARMS, LLC**

SEC: 18-20,24,29-32 TWP:48S RGE:29&30E  
 Designed by: JOHN ENGLISH, PE  
 Drawn by: FABIO CASTELLANOS  
 Date: JAN 2026  
 Drawing Scale: 1" = 100'  
 File: P-ABCP-010-003-X66-2-Utility-30.dwg  
 Project Number: P-ABCP-010-003  
 Sheet ID: **X66-2**  
 Sheet Number: 02 of 02

Plot Date: 1/15/2026 5:25:49 PM | By: Jason Lightner | Original Size: 45x41 | Path: P:\Active - Projects - ABCP-010-003-X66-2-Utility-30.dwg | Sheet: 02 of 02

Exhibit C

(Opinion of Sundstrom Law, LLC)

**SUNDSTROM LAW**  
ATTORNEYS | COUNSELORS



January 29, 2026

Rod & Gun Development, LLC  
c/o David B. Genson  
[dgenson@barroncollier.com](mailto:dgenson@barroncollier.com)

Re: Rod & Gun Development; Water and Wastewater Utility Services

Dear David,

You have inquired as to the regulatory responsibilities of the proposed water and wastewater utility systems which will provide service to an exclusive community being designed and constructed under the auspices of Barron Collier Partnerships, LLLP known as The Collier Rod & Gun Club at the Preserve (Club). The Club will be constructed on a large swath of 2,000 plus acres of natural wilderness, southwest of the intersection of Oil Well Road and State Road 29, about five miles east of Ave Maria, consisting of single-family seasonal residences and member-only rental cabins, with multiple amenities such as a private golf course, sporting clays, and an extensive trail system designed around the natural terrain.

The Club will have a Master Homeowners Association which will manage the deed restricted property around the homes, the green and conservation spaces, as well as the water and wastewater utility services, among other amenities. The Master Homeowners Association will be responsible for the collection of annual revenue from the property owners/members within the Club to pay for such things as lawn and street maintenance, and the cost and operation of common facilities that are available only to homeowners/members, including water and wastewater utility services. The Club will aggregate all such expenses on an annual basis and assess the homeowners/members, therefore. There will be no separate compensation for water and wastewater utility services.

Specifically, you have inquired whether the provision of water and wastewater utility services will subject the Club to regulation as a “utility” under the Collier County Water and Wastewater Utilities Regulatory Ordinance. *Collier County Ordinance 96-6*.

To answer this question, one must first understand the basis for water and wastewater utility regulation, generally, and also in Florida, specifically. The hallmark of a capitalist society is free and open competition. However, it is simply not practical,

2548 BLAIRSTONE PINES DRIVE  
TALLAHASSEE, FLORIDA 32301  
(850) 877-6555

neither physically nor economically, to have competing water and wastewater utility systems. Thus, in general, privately-owned utility systems are granted monopoly status and, in exchange, such utilities agree to be regulated so that they are in a position where they neither over earn nor underearn a return on their capital investments.

Florida law further recognizes that certain utility systems need not be regulated, such as county and municipal systems, as, at least in theory, such systems are ultimately controlled by the voters who elect their representatives to determine the appropriate level of rates and charges. Further, manufacturing facilities and hotels are similarly unregulated as it is simply impractical to add water and wastewater surcharges to finished products or hotel occupancy charges. Homeowners' associations fall under the same general category of exemptions because the owner of such system is the association and the cost of utility service to the members thereof are fairly apportioned among the members of the association with no element of profit involved to an investor.

It is our opinion that the Club will not be subject to regulation by the Collier County Water and Wastewater Authority as *County Ordinance 96-6*, which created said Authority, exempts from regulation "Homeowner's Associations providing utility service to their own tenants or unit owners without specific compensation for any such utility services." *Collier County Ordinance 96-6*, Section 1-2. Z. 5.

*Collier County Ordinance 96-6* requires, however, in Section 1-4. h. entitled "Claims of Exemption from Regulation" provides that:

Each person or entity that claims an exemption from regulation (non-jurisdictional finding) by the County through application of any one or more of subparagraphs of subsection 1-2 (z), (definition of "Utility"), must file with the Authority an affidavit sworn to upon personal knowledge and signed by the affiant, who must be an authorized representative of the applicant. The affidavit must contain the name of the Utility, its complete street and mailing address, and sufficient information describing the Utility system upon which a determination as to the applicant's asserted exempt status can be ascertained by the Authority, plus citation to the specific subparagraph of subsection 1-2(z), above, upon which the asserted exemption is based. Such application for declaration of exemption may be granted by Final Order of the Authority without any public hearing thereon, but if a complaint is filed by any person or entity with standing, the Authority may hold a public hearing to consider and decide the merits of the application by Final Order. These minimum filing requirements for an exemption do not apply to any Governmental Agency; any Governmental Agency may obtain

Mr. David B. Genson  
January 29, 2026  
Page 3

a Declaration of its claimed exemption by letter request to the Authority.

Thus, notwithstanding our opinion that the Club will be exempt from regulation as a utility by the Collier County Water and Wastewater Authority, we recommend that an Application for Declaration of Exemption containing an affidavit as described above as well as a copy of this opinion be filed with and processed by the Authority to confirm the stated exemption.

Should you have any questions or comments regarding the above, please do not hesitate to call us.

Sincerely,

SUNDSTROM LAW, LLC

*/s/ William E. Sundstrom*

William E. Sundstrom, PA  
For the Firm

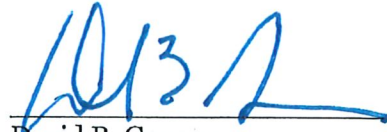
WES/brf

cc: Karl Bublitz

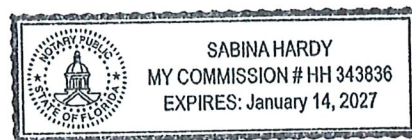
Exhibit D  
(Required Affidavit)

STATE OF FLORIDA  
COUNTY OF COLLIER

Before me, the undersigned authority, authorized to administer oaths and take acknowledgements, personally appeared David B. Genson, who, after being duly sworn, did depose on oath and say that he is the President of Development of Barron Collier Companies, and that the facts and information contained in the Application and Exhibits are true and correct. Specifically, the Applicant, through its Master Homeowners Association, will provide water and wastewater utility services within the Collier Rod & Gun Club without specific compensation for any such services; thus, Affiant asserts that its water and wastewater utility operations will be exempt from regulation by the Collier County Water and Wastewater Authority by virtue of Section 1-2 ( c ) 5 of Collier County Ordinance 96-6.

  
David B. Genson

Sworn to and subscribed this 27 day of  
January, 2026:

  
Notary Public

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**NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A QUORUM**

**EXHIBIT “E”**

**UTILITY AGREEMENT  
COLLIER ROD AND GUN CLUB AT THE PRESERVE**

**CSC Farm, LLC  
and  
Board of County Commissioners of Collier County  
Acting Ex-Officio  
Collier County Water-Sewer District**

**April 13, 2026**

**Collier County  
Water and Wastewater Authority**

**UTILITY AGREEMENT**  
**Collier Rod and Gun Club at the Preserve**

THIS AGREEMENT ("Agreement") is made and entered into this 10<sup>th</sup> day of October, 2023 by and between the Board of County Commissioners of Collier County, Florida, acting ex-officio as the Governing Board of the Collier County Water-Sewer District (hereinafter referred to as "District" or "County"), and CSC Farm, LLC, a Florida limited liability company, (hereinafter referred to as "Developer").

**RECITALS:**

**WHEREAS**, the District provides water, wastewater and irrigation water service (collectively known as "utility services"), in an economical and environmentally beneficial manner to much of the unincorporated area of Collier County; and

**WHEREAS**, the Developer is proposing a project within the District's service boundaries known as the Collier Rod and Gun Club at the Preserve ("the Development") which is depicted in Exhibit A to this Agreement; and

**WHEREAS**, this Agreement is intended to reduce to writing the terms and conditions between the District and the Developer as to the provision of certain utility services by the District to the Development.

**NOW, THEREFORE**, the District and the Developer agree as follows:

1. The foregoing recitals are true and correct and are incorporated herein by this reference.
2. If and when the District brings water, sewer, or irrigation quality water to within 200 feet of the Development, and District provides notice to serve the Project, the Developer shall comply with the following:
  - a. Developer shall have 1 year to design, permit, and commence construction to connect to the public system. Design and construction shall meet then current District standards for any of the services provided (Water, Wastewater, or Irrigation Quality water). Developer shall have 5 years to construct and connect the associated water, sewer, or irrigation quality water infrastructure, including the elimination of all interim wastewater treatment facilities and potable water facilities which service is being replaced by the District.
  - b. Developer shall convey easement(s) pursuant to then-current District standards, at no cost to the District, associated with all infrastructure to be conveyed to the District. Easements shall be provided prior to final acceptance.
  - c. The utility site for the Development is shown on Exhibit B-1. The master wastewater connection point is intended to be where the interim treatment equipment and proposed leach field is going to be located, as shown on Exhibit B-2, which shall serve as the location for conversion to accommodate a master lift station and booster station, if needed (not to exceed 100 feet by 100 feet).
  - d. The access easement to the District from a public road to the master point of connection is reflected in Exhibit C. This easement shall be conveyed to the County at the time of the Developer's first SDP or PPL application.
  - e. If and when connected to the District system, the impact fee and user fee rates will be set and charged by the District. The District reserves the right, but not the obligation, to conduct a special rate study, and Developer agrees to accept such rates set forth in the study.

f. Wastewater systems which are on the development side of the master connection point, as shown on Exhibit B-2, will remain private and do not have to meet District utilities standards but shall comply with all government standards.

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4. Developer's disclosure documents to be provided to buyers will include notice that the residents are on private systems and the District has no obligation to provide water, sewer, or irrigation quality water now or in the future.

5. The Developer will provide the District a copy of the annual report provided to FDEP and review annually the District's plans for expansion.

6. Should the District identify a project in the Capital Improvement Program (CIP) that shows funding to provide service to within 200' of the development has been identified in the five (5) year work program and the District notifies the landowner of the District's intent to provide service, then Developer will notify the all of the property owners within the project and begin to set aside sufficient funds to complete the connection to the public system.

#### **Legal Matters**

7. This Agreement shall not be constructed or characterized as a development agreement under the Florida Local Government Development Agreement Act.

8. The burdens of this Agreement shall be binding upon, and the benefits of this Agreement shall inure to, all successors in interest to the parties to this Agreement, including but not limited to a Homeowner's or like Association.

9. Developer acknowledges that the failure of this Agreement to address any permit, condition, term or restriction shall not relieve either the Developer or the Development's owner or its successors or assigns, of the necessity of complying with any law, ordinance rule or regulation governing said permitting requirements, conditions, terms or restrictions.

10. In the event state or federal laws are enacted after the execution of this Agreement, which are applicable to and preclude in whole or in part the parties' compliance with the terms of this Agreement, then in such event this Agreement shall be modified or revoked as is necessary to comply with such laws, in a many which best reflects the intent of this Agreement.

11. Developer shall execute this Agreement prior to it being submitted for approval by the Board of County Commissioners. This Agreement shall be recorded by the County in the Official Records of Collier County, Florida, within fourteen (14) days after the Effective Date. Developer shall pay all costs of recording this Agreement. The County shall provide a copy of the recorded document to the Developer upon request.

12. In the event of any dispute under this Agreement, the parties shall attempt to resolve such dispute first by means of the County's then-current Alternative Dispute Resolution Procedure, if any. Following the conclusion of such procedure, if any, either party may file an action for injunctive relief in the Circuit Court of Collier County to enforce the terms of this Agreement, and remedy being cumulative with any and

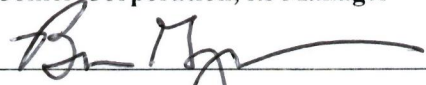
Witness:



Name: SABINA E. HARDY

CSC FARM, LLC,  
a Florida Limited Liability Company

By: Barron Collier Corporation, its Manager

By: 

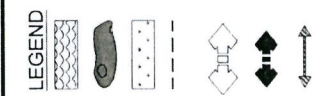
Name and Title: BRIAN GOGUEN, CIO





THIS PLAN IS CONCEPTUAL IN NATURE AND SUBJECT TO MODIFICATIONS. STRUCTURES NOT SHOWN HEREON MAYBE PERMITTED AT TIME OF SDP. SUBJECT TO BASELINE STANDARDS OF THE RLSA

- PROPOSED LAKE
- PROPOSED GOLF COURSE
- PROPOSED PRESERVE
- AREA OF CRITICAL STATE CONCERN BOUNDARY (ACSC)
- EXTERNAL ACCESS
- PROPOSED INTERCONNECT
- PROPOSED INTERCONNECT (TRAILS)



ZONING: A-MHO-RLSAO  
LAND USE: AGRICULTURAL/  
UNDEVELOPED

UTILITY AREA

ZONING: A-MHO-RLSAO  
LAND USE: AGRICULTURAL/  
UNDEVELOPED

CU AREA

8.5' VEHICULAR MAINTENANCE TRAIL

ZONING: A-MHO-RLSAO  
LAND USE: RESIDENTIAL/  
AGRICULTURAL

SRA AREA

SHOOTING CLAYS COURSE

SPORTING AMENITY AREA

ZONING: P-RLSAO  
LAND USE: PUBLIC PARK

OIL WELL PARK RD

ACSC BOUNDARY

TRAILWAY

TRAILS

ZONING: A-MHO-RLSAO ACSC-ST  
LAND USE: AGRICULTURAL/  
UNDEVELOPED



S R 29

**PENINSULA ENGINEERING**  
 CIVIL ENGINEERING - LANDSCAPE ARCHITECTURE  
 ENVIRONMENTAL CONSULTING - LAND PLANNING  
 SITE PLANNING - LANDSCAPE SITE MANAGEMENT  
 OWNER REPRESENTATIVE

3000 GARDEN VIEW DRIVE  
 SUITE 200  
 HOUSTON, TEXAS 77057  
 PHONE: 281.463.1100 FAX: 281.463.1176  
 WWW.PENINSULAENGINEERING.COM

PROJECT: COLLIER ROD AND GUN CLUB AT THE PRESERVE

TITLE: EXHIBIT (B-1) OVERALL UTILITY AREA LOCATION

OWNER/CLIENT CONSULTANT: CSC FARM, LLC

No.	Revision	Date
1		03/2022

SEC: 19 TWP: 48 RGE: 30  
 Designed by: SPC  
 Drawn by: SPC  
 Date: 04/2022  
 Drawing Scale: P-ABCF-010  
 Project Number: P-ABCF-010-001-001-UTILITY Loc 1 of 3  
 File Number: P-ABCF-010-001-001-UTILITY Loc 1 of 3

EXHIBIT B-1  
 Sheet Number: 01 of 03





all other remedies available to the parties for the enforcement of the Agreement.

13. Except as otherwise provided herein, this Agreement shall only be amended by mutual written consent of the parties hereto or by their successors in interest. All notices and other communications required or permitted hereunder (including County's option) shall be in writing and shall be sent by Certified Mail, return receipt requested, or by a nationally recognized overnight delivery service, and addressed as follows:

**To County:**

Collier County Manager's Office  
3299 Tamiami Trail East, Suite 202  
Naples, FL 34112-5746

**To Developer:**

Nick Casalanguida  
2600 Golden Gate Parkway  
Naples, FL 34105

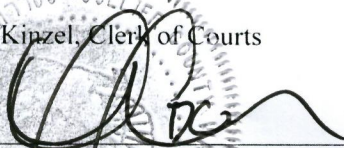
14. This Agreement constitutes the entire agreement between the parties with respect to the activities noted herein and supersedes and takes the place of any and all previous agreements entered into between the parties hereto relating to the transactions contemplated herein. All prior representations, undertakings, and agreements by or between the parties hereto with respect to the subject matter of this Agreement are merged into, and expressed in, this Agreement, and any and all prior representations, undertakings, and agreements by and between such parties with respect thereto hereby are canceled.

15. Nothing contained herein shall be deemed or construed to create between or among any of the parties any joint venture or partnership nor otherwise grant to one another the right, authority or power to bind any other party hereto to any agreement whatsoever.

**IN WITNESS WHEREOF**, the parties hereto have set their hands and seals the day and year first written above.

**BOARD OF COUNTY COMMISSIONERS  
OF COLLIER COUNTY, FLORIDA,  
as the ex-officio Governing Board of the  
Collier County Water-Sewer District**

**ATTEST:**  
Crystal K. Kinzel, Clerk of Courts

By:   
Attest as to Chairman's Deputy Clerk  
signature only

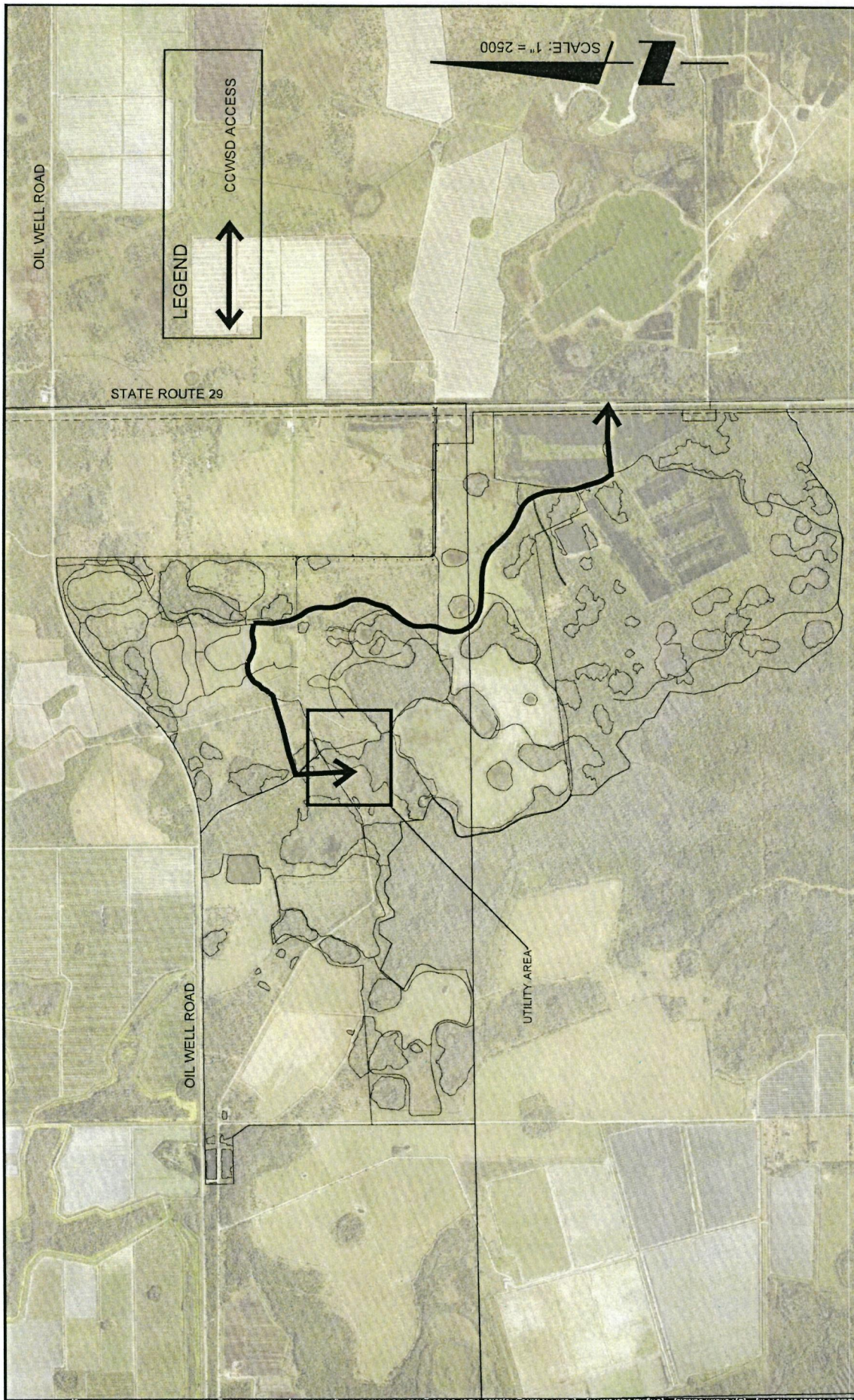
By:   
Rick LoCastro, Chairman

Approved as to form and legality:

  
Jeffrey A. Klatzkow, County Attorney

REMAINING SIGNATURE BLOCK ON NEXT PAGE





THIS PLAN IS CONCEPTUAL IN NATURE AND SUBJECT TO MODIFICATIONS. STRUCTURES NOT SHOWN HEREON MAYBE PERMITTED AT TIME OF SDP. SUBJECT TO BASELINE STANDARDS OF THE RLSA

SEC: 19	TWP: 48	RGE: 30
Designed by:	SFC	SFC
Drawn by:	SFC	SFC
Date:	04/2023	
Drawing Scale:	1" = 2500'	
Project Number:	P-ABCP-010	
File Number:	P-ABCP-010-003-TL001.3 of 3	

REVISIONS:	No.	Revision:	Date:
	1		04/2023

OWNER/CLIENT/CONSULTANT:  
CSC FARM, LLC

TITLE:  
EXHIBIT (C)  
OVERALL CCWSD  
ACCESS

PROJECT:  
COLLIER ROD  
AND GUN CLUB  
AT THE  
PRESERVE

**PENINSULA ENGINEERING**  
 CIVIL ENGINEERING · LANDSCAPE ARCHITECTURE · ENVIRONMENTAL CONSULTING · AND PLANNING · SITE PLANNING · LANDSCAPE ARCHITECTURE · CIVIL ENGINEERING (CA) · REGISTERED PROFESSIONAL ENGINEER  
 10000 N. US HWY 101, SUITE 100, TAMPA, FL 33613  
 Phone: 774-883-8238 Fax: 774-883-8239  
 www.peninsula-engineering.com

EXHIBIT C  
of 03  
Sheet Number: 03





Crystal K. Kinzel  
Clerk of the Circuit Court and Comptroller

# Official Receipt

<u>Customer</u>	<u>Deputy Clerk</u>	<u>Clerk Office Location</u>
CLERK TO THE BOARD/MINS & REC 3299 TAMIAMI TRL E STE 401 NAPLES, FL 34112	Stephanie L. Carr Recordinghelp@collierclerk.com (239)252-2646	Collier County Govt. Center Building LA, 2nd Floor 3315 Tamiami Trl E Ste 102 Naples, Florida 34112-4901

**1 Document Recorded**

<u>DOC TYPE</u>	<u>INSTRUMENT</u>	<u>BOOK</u>	<u>PAGE</u>	<u>AMOUNT</u>
Agreement	6465224	6297	460	\$69.50
			<b>TOTAL AMOUNT DUE</b>	<b>\$69.50</b>
			Clerk Account#: BCC	(\$69.50)
			<b>BALANCE DUE</b>	<b>\$0.00</b>

Note:

10/16/2023 3:54:54 PM Stephanie L. Carr:  
PUD  
Charge account: 408-210155-649030

Disclaimer: All transactions are subject to review/verification. The Clerk reserves the right to correct for clerical errors and to assess or refund charges as needed.

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**NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A QUORUM**

**ATTACHMENT “B”**

**Final Order No. 2026-02**

**Collier Rod & Gun Club at the Preserve  
Application for Declaration of Exemption**

**April 13, 2026**

**Collier County  
Water and Wastewater Authority**

**FINAL ORDER NO. 2026-02**  
**COLLIER COUNTY WATER AND WASTEWATER AUTHORITY**

**A FINAL ORDER OF THE COLLIER COUNTY WATER AND WASTEWATER AUTHORITY, PURSUANT TO SECTION 1-4 G.3.h OF COLLIER COUNTY ORDINANCE NO. 96-6, AS AMENDED, PROVIDING FOR THE APPROVAL OF THE DECLARATION OF EXEMPTION FOR THE ROD AND GUN CLUB AT THE PRESERVE SUBJECT TO CONDITIONS SET FORTH BELOW.**

**WHEREAS**, Ordinance No. 96-6, as amended, authorizes the AUTHORITY to determine whether a proposed utility service is exempt from regulation and to issue a Declaration of Exemption when the applicant demonstrates eligibility under Section 1-2 Z.5 of said Ordinance; and

**WHEREAS**, Section 1-4 G.3.h of Ordinance No. 96-6, as amended, requires submission of an affidavit sufficient for the AUTHORITY to ascertain the asserted exempt status. The Applicant's Affidavit satisfies this requirement; and

**WHEREAS**, based on the Application, including the legal opinion and affidavit, and the record before the AUTHORITY, which provides that the utility infrastructure will be constructed and then turned over to the homeowners' association prior to commencement of the provision of water and wastewater services, the Rod and Gun Club at the Preserve project depicted in Exhibit "A" qualifies for exemption from regulation as a utility under § 367.022, Florida Statutes and Ordinance No. 96-6, as amended; and

**WHEREAS**, the requested exemption pertains solely to regulatory jurisdiction and rate oversight and does not modify, impair, diminish, or supersede the County or the Collier County Water Sewer District's territorial service rights within the Collier County Water-Sewer District (CCWSD) boundaries; and

**WHEREAS**, Collier County and the CCWSD do not consent or approve any removal, reduction, or modification of Collier County Water-Sewer District established service boundary; and

**WHEREAS**, Collier County and/or CCWSD water and wastewater facilities are planned for future construction within the Applicant's proposed service area; however, County services are not currently available to the proposed development site; and

**WHEREAS**, the proposed private water and wastewater facilities that are required to serve the Rod and Gun Club at the Preserve development constitute duplicative utility infrastructure within the County's established service area and are being installed at the Applicant's sole risk; and

**WHEREAS**, on October 10, 2023, the CCWSD and CSC Farm, LLC entered into a Utility Agreement recorded in OR Book 6297 Page 460 *et seq.* of the Public Records of Collier County, attached herein as Exhibit "B", that binds the developer to connecting to the CCWSD utility infrastructure within 5 years of notice provided that the CCWSD utility infrastructure is within 200 feet of its property; and

**NOW, THEREFORE, IT IS HEREBY ORDERED** by the Collier County Water and Wastewater Authority, in public meeting assembled, that:

1. The Declaration of Exemption for Rod and Gun Club at the Preserve project depicted in Exhibit "A" is approved subject to the conditions expressly stated and set forth below.
2. Collier County and the Collier County Water Sewer District (collectively, "County") retain exclusive service rights within the Collier County Water-Sewer District boundaries.
3. This exemption does not grant a franchise, territorial rights, vested rights, or perpetual rights to Applicant or the Homeowners' Association to provide utility service within the Collier County Water-Sewer District boundaries or provide exempted utility services outside of the identified boundaries within Collier County Resolutions 23-183 and 23-184.
4. Upon availability of County water and/or wastewater utilities to the subject property, as described in the attached agreement, as may be amended from time to time, Exhibit "A", connection to County utilities shall be mandatory within the timeframe specified therein.
5. Upon connection to County utilities, all private utility infrastructure, or portion thereof, as determined by Collier County in its sole discretion, shall be properly abandoned, decommissioned, and removed in accordance with applicable federal, state or local regulatory standards at no cost to the County.
6. This Order shall become effective upon adoption by the AUTHORITY and shall remain in effect until the AUTHORITY authorizes a change.



This Final Order adopted this 13th day of April 2026, after motion, second, and majority vote favoring the same.

COLLIER COUNTY WATER AND  
WASTEWATER AUTHORITY

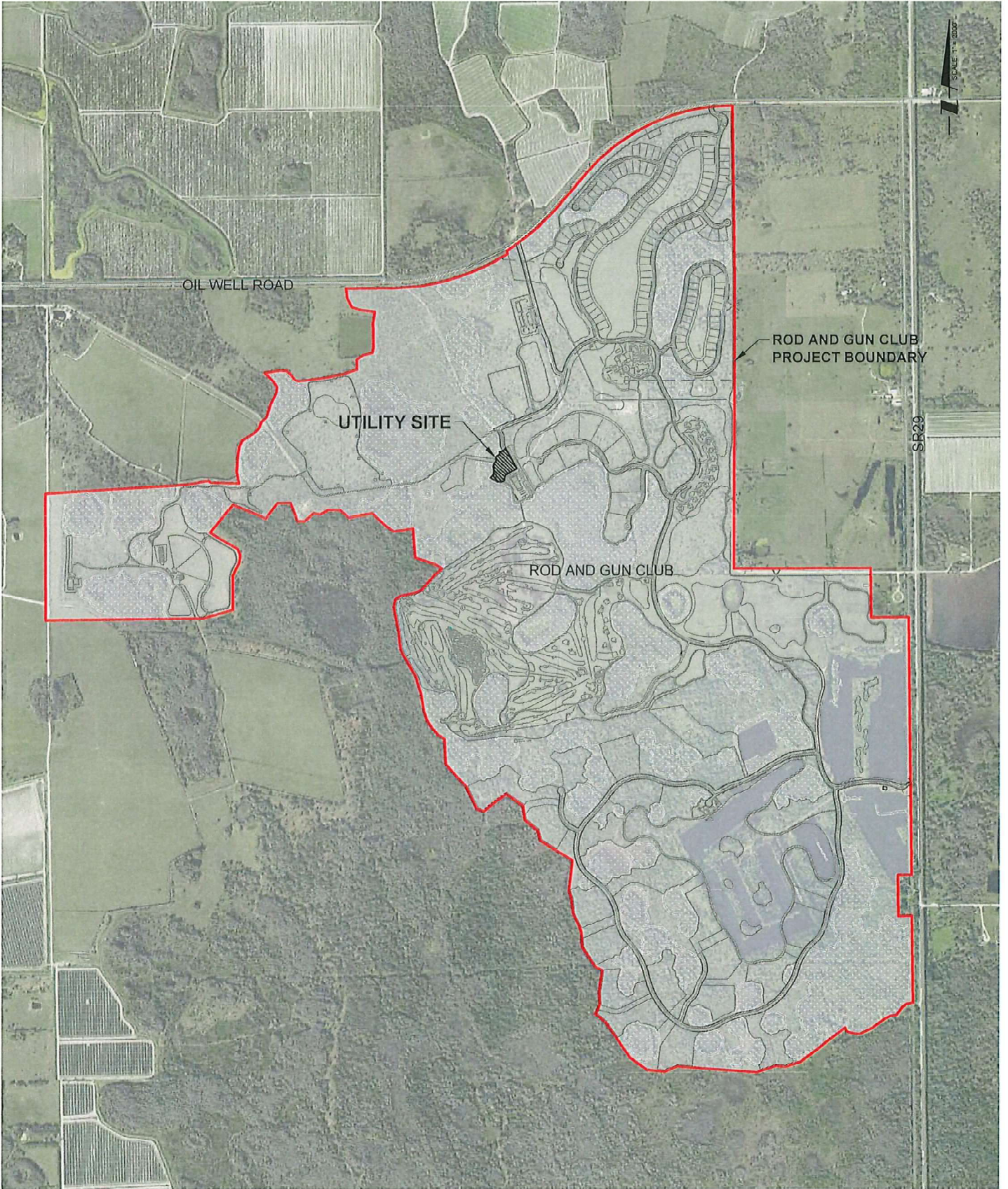
By: \_\_\_\_\_

Patricia Sherry, Chair

Approved as to form and legality:

  
Heidi Ashton-Cicko, Esq.   
Managing Assistant County Attorney

Attachments: Exhibit A- Rod and Gun Club at the Preserve project boundaries  
Exhibit B-Utility Agreement



OIL WELL ROAD

ROD AND GUN CLUB  
PROJECT BOUNDARY

UTILITY SITE

SR29

ROD AND GUN CLUB

Original Date: 11/17/2025 8:25:18 PM | User: jason.lipman | Plot Date: 11/17/2025 8:25:18 PM | File Path: C:\Users\jlipman\OneDrive - Pen-Eng.com\Desktop\Projects\18-20-24-29-32\18-20-24-29-32\18-20-24-29-32-Utility.dwg

**PENINSULA ENGINEERING**

- CIVIL ENGINEERING
- LANDSCAPE ARCHITECTURE
- PLANNING AND ZONING
- SURVEYING
- ENVIRONMENTAL SERVICES
- LAND DEVELOPMENT

2600 Golden Gate Pkwy 239.403.6700  
 Naples, FL 34105 Pen-Eng.com

PROJECT:  
**COLLIER ROD AND GUN CLUB**

TITLE:  
**UTILITY SITE - OVERALL**  
**EXHIBIT A**

CLIENT:  
**CSC FARMS, LLC**

SEC: 18-20,24,29-32 TWP: 48S RGE: 28E&30E  
 Designed by: JOHN ENGLISH, PE  
 Drawn by: FABIO CASTELLANOS  
 Date: JAN 2026  
 Drawing Scale: 1" = 2000'  
 File: P-ABCP-010-003-X66-1-Utility.dwg  
 Project Number: P-ABCP-010-003  
 Sheet ID: X66-1  
 Sheet Number: 01 of 02

Florida Engineering C.A. #28275  
 Florida Landscape C.A. #LC26000632



**EXHIBIT B**

**UTILITY AGREEMENT  
Collier Rod and Gun Club at the Preserve**

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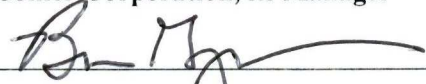
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Witness:

CSC FARM, LLC,  
a Florida Limited Liability Company

By: Barron Collier Corporation, its Manager



By: 

Name: SABINA E. HARDY

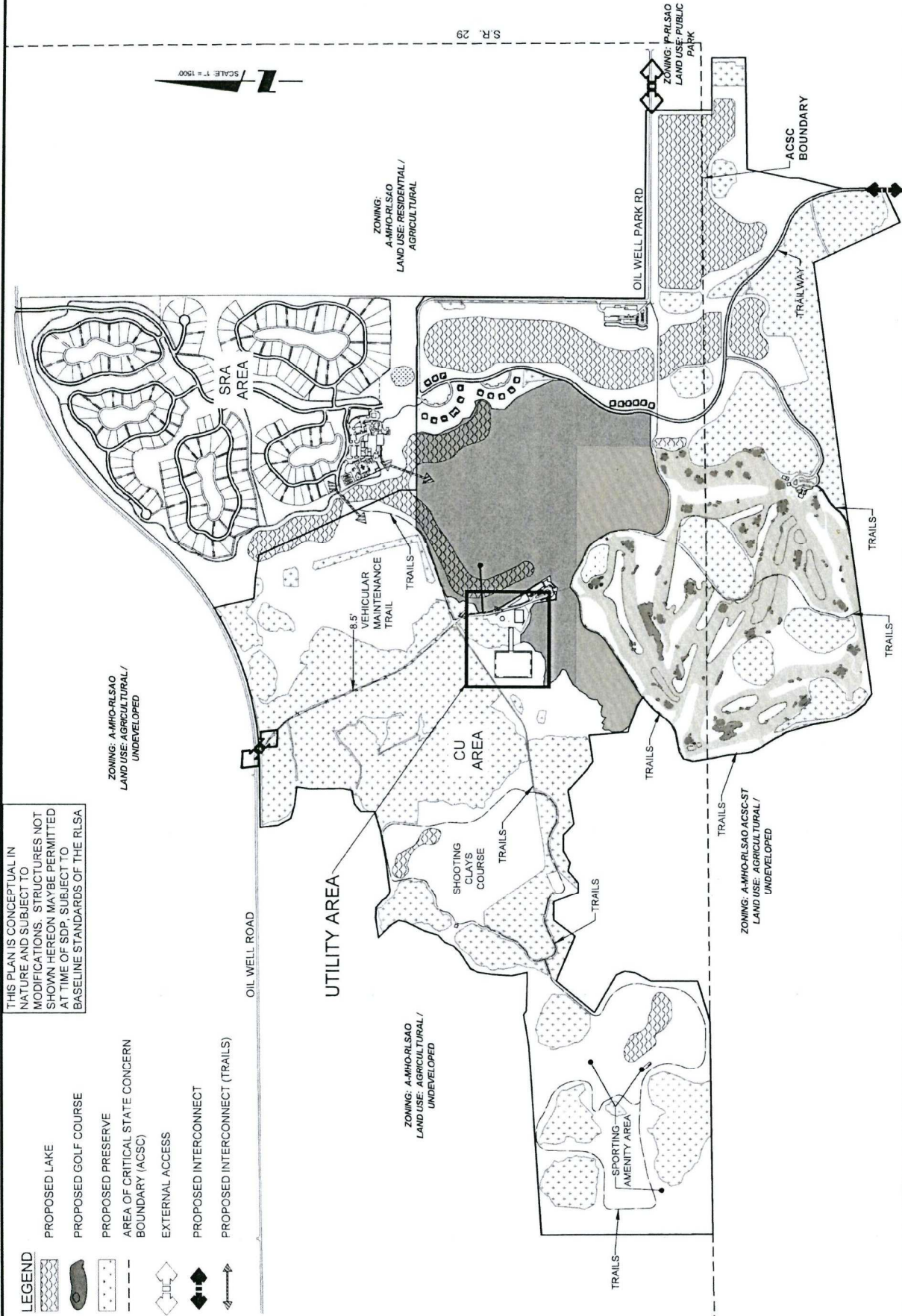
Name and Title: BRIAN GOGUEN, CIO





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- LEGEND**
- PROPOSED LAKE
  - PROPOSED GOLF COURSE
  - PROPOSED PRESERVE
  - AREA OF CRITICAL STATE CONCERN BOUNDARY (ACSC)
  - EXTERNAL ACCESS
  - PROPOSED INTERCONNECT
  - PROPOSED INTERCONNECT (TRAILS)



SEC: 19 TWP: 46 RGE: 30  
 Designed by: SPC  
 Drawn by: SPC  
 Date: 04/2023  
 Drawing Scale: P-ABC-P-010  
 Project Number: P-ABC-P-010-00-00-00-Utility Loc 1 of 3  
**EXHIBIT B-1**  
 Sheet Number: 01 of 03

REVISIONS:	No.	Revision	Date
	1	COLLIER COUNTY PLAN	05/02/23

OWNER/CLIENT/CONSULTANT  
**CSC FARM, LLC**

TITLE:  
**EXHIBIT (B-1)  
 OVERALL UTILITY  
 AREA LOCATION**

PROJECT:  
**COLLIER ROD  
 AND GUN CLUB  
 AT THE  
 PRESERVE**

**PENINSULA ENGINEERING**  
 CIVIL ENGINEERING · LANDSCAPE ARCHITECTURE · ENVIRONMENTAL CONSULTING · LAND PLANNING · SITE PLANNING · CONSTRUCTION MANAGEMENT · OWNER REPRESENTATIVE

1820 SOUTH COAST ROAD  
 SUITE 200  
 FORT MYERS, FL 33904  
 PHONE: 239.661.6100 FAX: 239.661.1700  
 WWW.PENINSULAENGINEERING.COM





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SEC: 19	TWP: 48	RGE: 3D
Designed by:	SPC	
Drawn by:	SPC	
Date:	04-2023	
Drawing Scale:	1" = 500'	
Project Number:	P-ABCP-010	
File Number:	P-ABCP-010-001-001.dwg (1 of 2) 4/3	

No.	Revision	Date

OWNER/CLIENT/CONSULTANT:  
**CSC FARM, LLC**

TITLE:  
**EXHIBIT (B-2)  
UTILITY AREA  
LOCATION  
(ZOOM)**

PROJECT:  
**COLLIER ROD  
AND GUN CLUB  
AT THE  
PRESERVE**

**PENINSULA ENGINEERING**  
 CIVIL ENGINEERING - LANDSCAPE ARCHITECTURE -  
 ENVIRONMENTAL CONSULTING - LAND PLANNING -  
 SITE PLANNING - CONSTRUCTION MANAGEMENT -  
 GRADE REPRESENTATION

2023 Collier Rod and Gun Club  
 2023 P-ABCP-010-001-001.dwg (1 of 2) 4/3  
 2023 20230417 10:08:00 AM  
 2023 20230417 10:08:00 AM  
 2023 20230417 10:08:00 AM  
 2023 20230417 10:08:00 AM

Sheet Number: 02 of 03  
**EXHIBIT B-2**



all other remedies available to the parties for the enforcement of the Agreement.

13. Except as otherwise provided herein, this Agreement shall only be amended by mutual written consent of the parties hereto or by their successors in interest. All notices and other communications required or permitted hereunder (including County's option) shall be in writing and shall be sent by Certified Mail, return receipt requested, or by a nationally recognized overnight delivery service, and addressed as follows:

**To County:**

Collier County Manager's Office  
3299 Tamiami Trail East, Suite 202  
Naples, FL 34112-5746

**To Developer:**

Nick Casalanguida  
2600 Golden Gate Parkway  
Naples, FL 34105

14. This Agreement constitutes the entire agreement between the parties with respect to the activities noted herein and supersedes and takes the place of any and all previous agreements entered into between the parties hereto relating to the transactions contemplated herein. All prior representations, undertakings, and agreements by or between the parties hereto with respect to the subject matter of this Agreement are merged into, and expressed in, this Agreement, and any and all prior representations, undertakings, and agreements by and between such parties with respect thereto hereby are canceled.

15. Nothing contained herein shall be deemed or construed to create between or among any of the parties any joint venture or partnership nor otherwise grant to one another the right, authority or power to bind any other party hereto to any agreement whatsoever.

**IN WITNESS WHEREOF**, the parties hereto have set their hands and seals the day and year first written above.

**BOARD OF COUNTY COMMISSIONERS  
OF COLLIER COUNTY, FLORIDA,  
as the ex-officio Governing Board of the  
Collier County Water-Sewer District**

**ATTEST:**  
Crystal K. Kinzel, Clerk of Courts

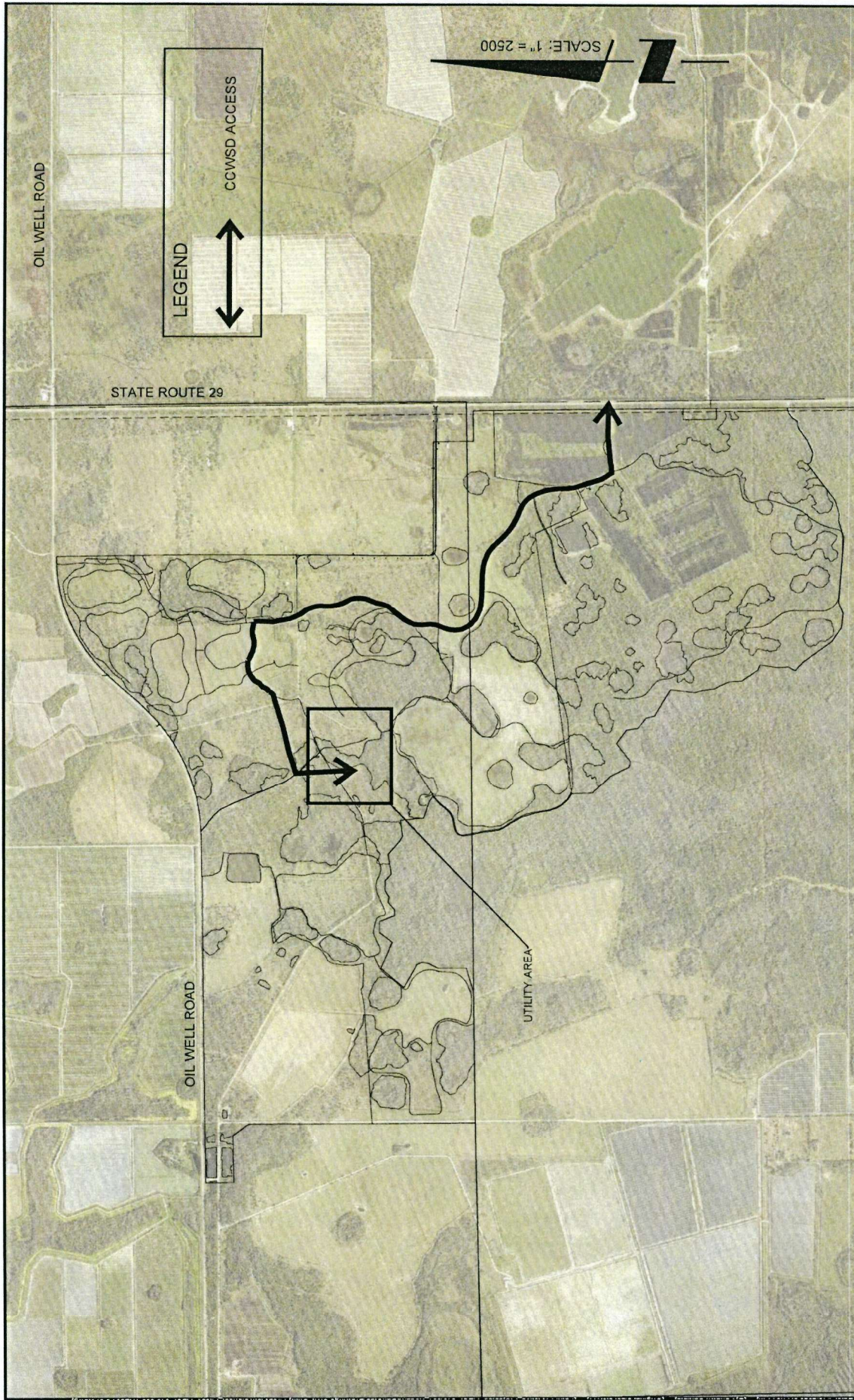
By:   
Attest as to Chairman's Deputy Clerk  
signature only

By:   
Rick LoCastro, Chairman

Approved as to form and legality:

  
Jeffrey A. Klatzkow, County Attorney

REMAINING SIGNATURE BLOCK ON NEXT PAGE



THIS PLAN IS CONCEPTUAL IN NATURE AND SUBJECT TO MODIFICATIONS. STRUCTURES NOT SHOWN HEREON MAYBE PERMITTED AT TIME OF SDP. SUBJECT TO BASELINE STANDARDS OF THE RLSA

REVISIONS:	No.	Revision:	Date:	Drawn by:	Checked by:	Scale:	Project Number:	File Number:
	1					1" = 2500'	P-ABCP-010	P-ABCP-010-000-TR1001.3 of 3

SEC:	19	TWP:	48	RGE:	30
Designed by:	SPC				
Drawn by:	SPC				
Date:	04/2023				
Drawing Scale:	1" = 2500'				
Project Number:	P-ABCP-010				
File Number:	P-ABCP-010-000-TR1001.3 of 3				

OWNER/CLIENT/CONSULTANT:  
**CSC FARM, LLC**

TITLE:  
**EXHIBIT (C)  
 OVERALL CCWSD  
 ACCESS**

PROJECT:  
**COLLIER ROD  
 AND GUN CLUB  
 AT THE  
 PRESERVE**

**PENINSULA  
 ENGINEERING**  
 CIVIL ENGINEERING · LANDSCAPE ARCHITECTURE ·  
 ENVIRONMENTAL CONSULTING · LAND PLANNING ·  
 SITE PLANNING · SURVEYING ·  
 CAVANR REPRESENTATIVE

10000 S. Highway 100, Suite 100  
 Naples, Florida 34105  
 Phone: 239-843-9250 Fax: 239-261-4790  
 Email: info@peninsulaeng.com Website: www.peninsulaeng.com/Florida\_Consultants.cfm

EXHIBIT C  
 Sheet Number: 03 of 03



# Collier County Water and Wastewater Authority

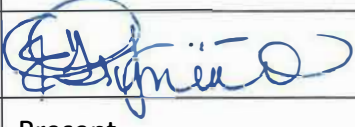
Attendance Roster – Date: April 13, 2026

## CCWWA Members

**\*\*Must have (3) members for a quorum\*\***

Patricia Sherry: Present
Bryant Elliot Collins: Present
Eloy Ricardo: Present
Don Munksgaard: Present
Vacant:

## Staff Members

James French Deputy Department Head, GMCD	Present
Evelyn Trimino Director, Operations & Regulatory Management	Present
Heidi Ashton Managing Assistant County Attorney	Present
Evelyn Trimino Director – Operations Support, Operations & Regulatory Management, GMCD	
Heather Yilmaz, Management Analyst Staff Liaison, Operations & Regulatory Management	Present
Michael Stark Director-Operations and Support, CMO	Present

## Additional Staff Name and Title

Melissa Juarez, Management Analyst

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_





# Collier County Government

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Communications, Government & Public Affairs  
3299 Tamiami Trail E., Suite 102  
Naples, Florida 34112-5746

April 07, 2026

## FOR IMMEDIATE RELEASE

### Notice of Public Meeting Collier County Water and Wastewater Authority Collier County, Florida

April 13, 2026  
3:00 p.m.

**NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A QUORUM.**

Notice is hereby given that the **Collier County Water and Wastewater Authority** will meet on **Monday, April 13, 2026 at 3:00 p.m.** at the Growth Management Department conference room 609/610, located at 2800 Horseshoe Drive N., Naples, Florida.

The agenda will be available on the Collier County Government website at <https://www.collier.gov/Collier-County/Advisory-Boards-Authorities/Advisory-Boards/Water-and-Wastewater-Authority>.

About the public meeting:

Two or more members of the Board of County Commissioners may be present and may participate at the meeting. The subject matter of this meeting may be an item for discussion and action at a future Board of County Commissioners meeting.

All interested parties are invited to attend, and to register to speak. All registered public speakers will be limited to three minutes unless permission for additional time is granted by the chairman.

Collier County Ordinance No. 2004-05 requires that all lobbyists shall, before engaging in any lobbying activities (including, but not limited to, addressing the Board of County Commissioners, an advisory board or quasi-judicial board), register with the Clerk to the Board at the Board Minutes and Records Department.

Anyone who requires an auxiliary aid or service for effective communication, or other reasonable accommodations to participate in this proceeding, should contact the Collier County Facilities Management Division, located at 3335 Tamiami Trail E., Suite 101, Naples, Florida 34112, or (239) 252-8380, as soon as possible, but no later than 48 hours before the scheduled event. Such reasonable accommodations will be provided at no cost to the individual.

For more information, call Evelyn Trimino at (239) 252-4317 or Heather Yilmaz at (239) 252-8389.



**Clerk of the Circuit Court and Comptroller - Crystal K. Kinzel**  
Collier County, Florida  
3315 Tamiami Trail East, Ste. 102 - Naples, FL 34112-5324  
Phone: (239) 252-2646

## Affidavit of Publication

COLLIER COUNTY STATE OF FLORIDA

Before the undersigned authority personally appeared Jennifer Hansen, who on oath says that he or she is a Deputy Clerk of the Circuit Court of Collier County, Florida; that the attached copy of advertisement, CCWWA | Collier County Water Wastewater Authority | Final Order: 2026-01 was published on the publicly accessible website <https://notices.collierclerk.com> as designated by Collier County, Florida on 04/08/2026 until 04/14/2026.

Affiant further says that the website complies with all legal requirements for publication in chapter 50, Florida Statutes.

by Jennifer Hansen

(Affiant Signature)

Jennifer Hansen

(Affiant Printed Name)

Sworn to and subscribed before me this 04/14/2026

Crystal K. Kinzel Clerk of the Circuit Court & Comptroller

By: [Signature]

(Deputy Clerk Signature)

Stephanie Martinez 4/14/26

(Deputy Clerk Printed Name)

Date

**NOTICE OF PUBLIC MEETING AND FINAL ORDER NO. 2026-01  
COLLIER COUNTY WATER AND WASTEWATER AUTHORITY  
2800 NORTH HORSESHOE DRIVE NAPLES, FL 34104  
CONFERENCE ROOM 609/610  
MONDAY, APRIL 13, 2026  
3:00 P.M.**

**NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A  
QUORUM**

**FINAL ORDER NO. 2026-01  
COLLIER COUNTY WATER AND WASTEWATER AUTHORITY**

**A FINAL ORDER OF THE COLLIER COUNTY WATER AND WASTEWATER AUTHORITY, PURSUANT TO SECTION 1-6, COLLIER COUNTY ORDINANCE NO. 96-6, AS AMENDED, PROVIDING FOR THE ADOPTION OF THE 2026 PRICE INDEX FACTOR SET ANNUALLY BY THE FLORIDA PUBLIC SERVICE COMMISSION, FOR UTILIZATION IN PRICE INDEX RATE APPLICATIONS FOR INVESTOR-OWNED WATER AND/OR WASTEWATER UTILITIES OPERATING IN COLLIER COUNTY.**

**COLLIER COUNTY WATER AND WASTEWATER AUTHORITY  
PATRICIA SHERRY, CHAIRMAN**



**Clerk of the Circuit Court and Comptroller - Crystal K. Kinzel**  
Collier County, Florida  
3315 Tamiami Trail East, Ste. 102 - Naples, FL 34112-5324  
Phone: (239) 252-2646

## Affidavit of Publication

COLLIER COUNTY STATE OF FLORIDA

Before the undersigned authority personally appeared Jennifer Hansen, who on oath says that he or she is a Deputy Clerk of the Circuit Court of Collier County, Florida; that the attached copy of advertisement, CCWWA | Collier County Water Wastewater Authority | Final Order: 2026-02 was published on the publicly accessible website <https://notices.collierclerk.com> as designated by Collier County, Florida on 04/08/2026 until 04/14/2026.

Affiant further says that the website complies with all legal requirements for publication in chapter 50, Florida Statutes.

By: Jennifer Hansen DC  
(Affiant Signature)

Jennifer Hansen  
(Affiant Printed Name)

Sworn to and subscribed before me this 04/14/2026

Crystal K. Kinzel Clerk of the Circuit Court & Comptroller

By: [Signature]  
(Deputy Clerk Signature)

Stephanie Martinez  
(Deputy Clerk Printed Name)

4/14/26  
Date

**NOTICE OF PUBLIC MEETING AND FINAL ORDER NO. 2026-02  
COLLIER COUNTY WATER AND WASTEWATER AUTHORITY  
2800 NORTH HORSESHOE DRIVE NAPLES, FL 34104  
CONFERENCE ROOM 609/610  
MONDAY, APRIL 13, 2026  
3:00 P.M.**

**NOTE: THE APRIL 6, 2026 MEETING WAS CONTINUED TO APRIL 13, 2026 DUE TO FAILURE TO HAVE A  
QUORUM**

**FINAL ORDER NO. 2026-02  
COLLIER COUNTY WATER AND WASTEWATER AUTHORITY**

**A FINAL ORDER OF THE COLLIER COUNTY WATER AND WASTEWATER AUTHORITY, PURSUANT TO  
SECTION 1-4 G.3.H OF COLLIER COUNTY ORDINANCE NO. 96-6, AS AMENDED, PROVIDING FOR THE  
APPROVAL OF THE DECLARATION OF EXEMPTION FOR THE ROD AND GUN CLUB AT THE PRESERVE  
SUBJECT TO CONDITIONS SET FORTH.**

**COLLIER COUNTY WATER AND WASTEWATER AUTHORITY  
PATRICIA SHERRY, CHAIRMAN**