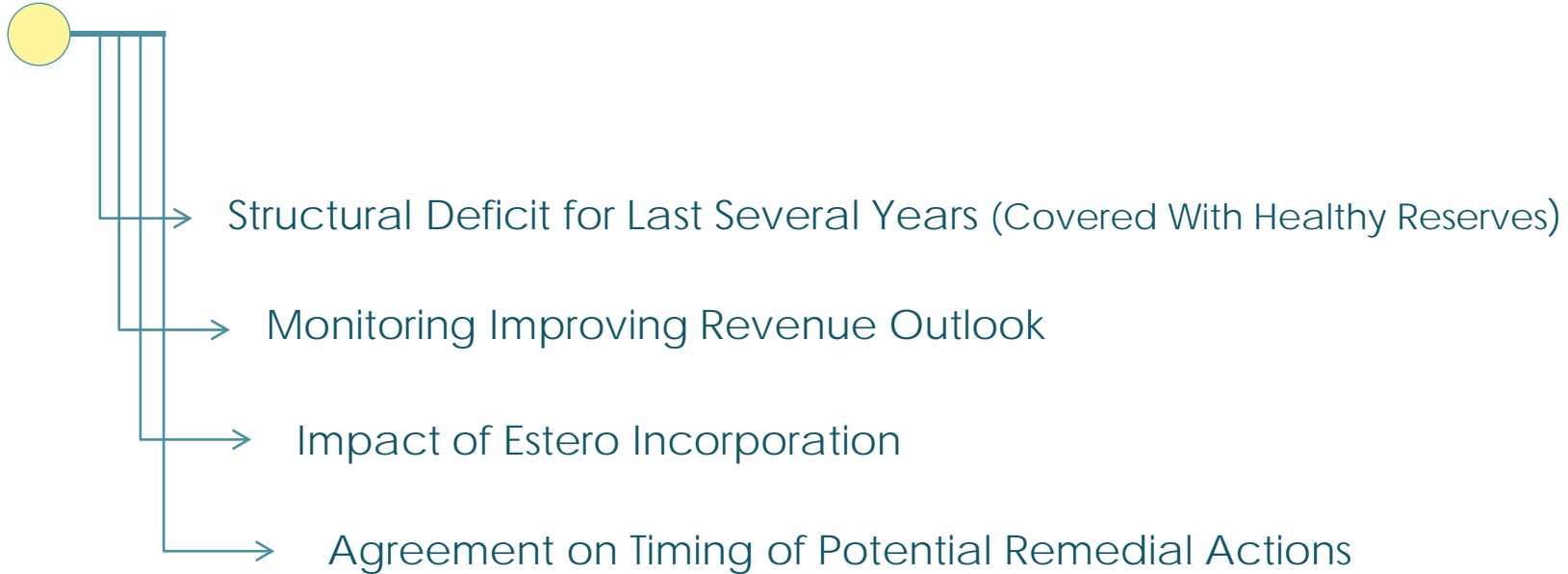
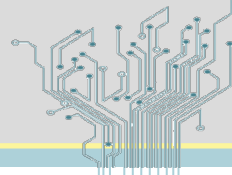




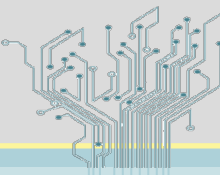
Unincorporated MSTU Fund Update

5.17.16 Workshop

Purpose of Update

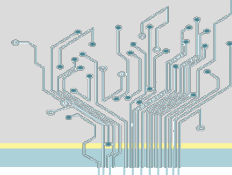


Unincorporated MSTU Fund



"Pays for Services the County Provides to the Unincorporated Area Only. When Cities Incorporate, They Take Over These Services and Either Provide Them Through the City Government or Contract Them Out."

Here are the Services



\$ **28.8**_M

**TRANSPORTATION
DEPARTMENT**
(OPERATIONS, INCLUDING
CANAL MAINTENANCE)

\$ **8.8**_M

**COMMUNITY
DEVELOPMENT**

\$ **2.7**_M

NATURAL RESOURCES
(SURFACE WATER MGMT.
ONLY, AND MAINTENANCE
PROGRAMS)

\$ **12.1**_M

**COMMUNITY PARKS
& RECREATION**

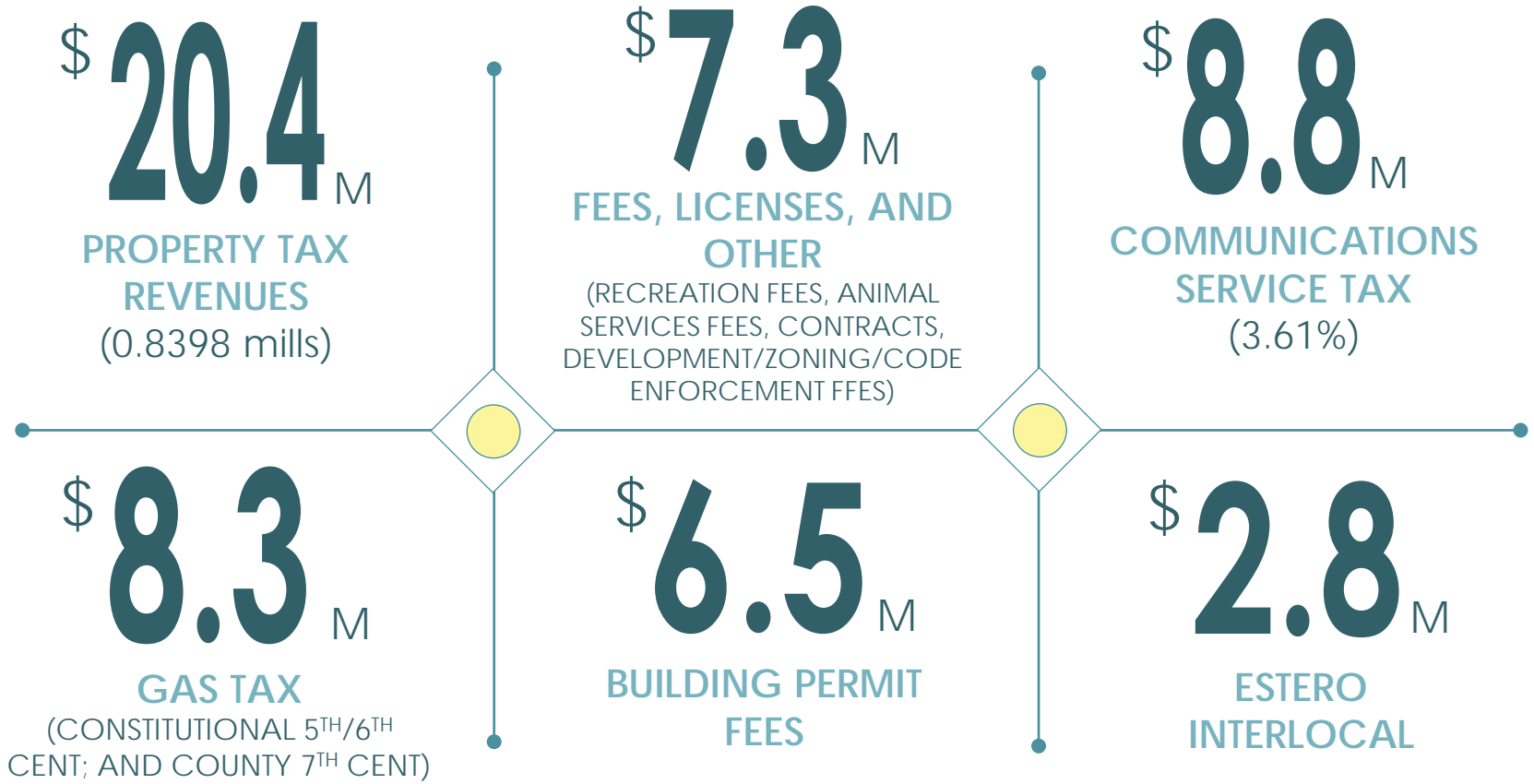
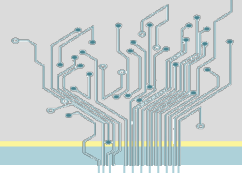
\$ **5.1**_M

ANIMAL SERVICES
(CITIES CONTRACT BACK TO
COUNTY, EXCEPT SANIBEL)

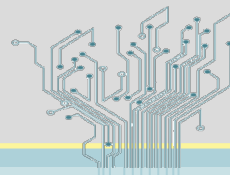
\$ **0.7**_M

HEARING EXAMINER

Major Revenues



Revenue Rates



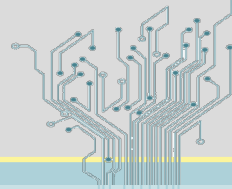
Property Taxes

<i>Year</i>	<i>Rate</i>	<i>Tax Base</i>
2000	1.2114 mills	\$15.7 B
2006	1.0028	\$31.2 B
2007	0.9300	\$43.5 B
2008	0.8398	\$48.1 B
2016	0.8398	\$25.2 B

Communications Services Taxes (Max Allowed is 5.2%)

2003	5.1%
2004	3.6%

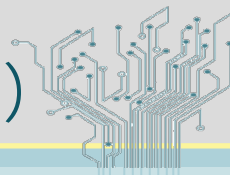
Revenues / Expenses



Unincorporated MSTU Revenues / Expenses

	<i>Revenues</i>	<i>Expenses</i>	<i>Deficit</i>
2014-2015	\$42.5 M	\$45.9 M	\$(3.4) M
2013-2014	\$42.8 M	\$50.2 M	\$(7.4) M
2012-2013	\$39.8 M	\$55.6 M	\$(15.8) M
2011-2012	\$38.9 M	\$56.9 M	\$(18.0) M
2010-2011	\$41.8 M	\$54.7 M	\$(12.9) M

Actual Deficits (net of Building Fund)

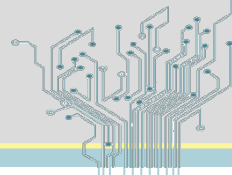


Actual Deficits (net of Building Fund)

<i>Year</i>	<i>Amount</i>	<i>Reserve</i>
2011	\$12.9 M	\$73.0 M
2012	\$18.0 M	\$55.0 M
2013	\$15.8 M	\$39.2 M
2014	\$7.4 M	\$31.8 M
2015	\$3.4 M	\$28.4 M

Projected

<i>Year</i>	<i>Amount</i>	<i>Reserve</i>
2016	\$5.5 M	\$22.9 M (48%)
2017	\$2.9 M	\$20.0 M (44%)
2018	\$3.1 M	\$16.9 M (37%)
2019	\$2.4 M	\$14.5 M (31%)
2020	\$1.7 M	\$12.8 M (27%)

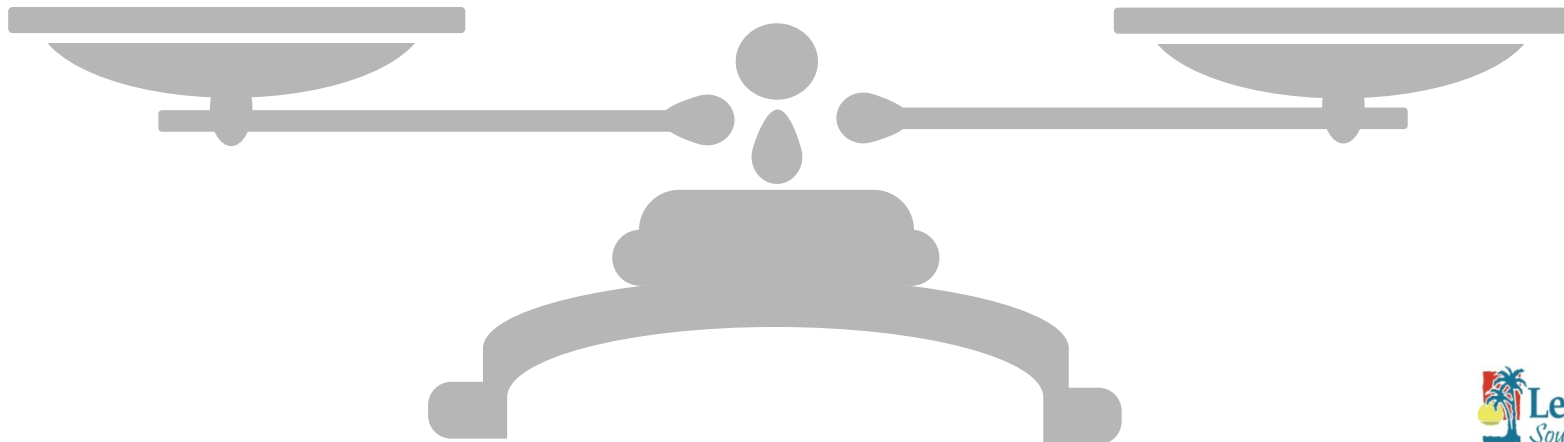


POSITIVE ⊕

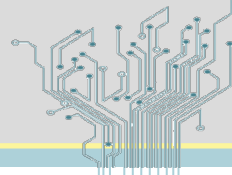
- County cut MSTU budgets significantly since 2011
- Property tax base is coming back
- Building permit fund is self sustaining
- Fee revenues are increasing
- Line has been held on operating budgets
- Effectuated services agreement with Estero (September 2015; \$2.8 million)

NEGATIVE ⊖

- Estero incorporation reduced Unincorporated MSTU revenues by \$5 million at a minimum
- Potential for Estero to reduce its services agreement
- Growth could increase demand and budgets



Interlocal Agreements



Estero

\$2.8 Million, Approved 9/1/2015, One-Year Term

- Roadway and Canal Maintenance
- Traffic Operations, Planning, Administration
- Surface Water Management
- Waterway Maintenance
- Animal Services

Animal Services Agreements

Approved 2/2/2016, One-Year Term

- City of Cape Coral - \$729,525
- City of Fort Myers - \$394,342
- City of Bonita Springs - \$95,739
- Town of Fort Myers Beach - \$18,455

Bonita Springs

\$110,332, Approved 11/3/2015, Five-Year Term

- Surface Water Management Services

County

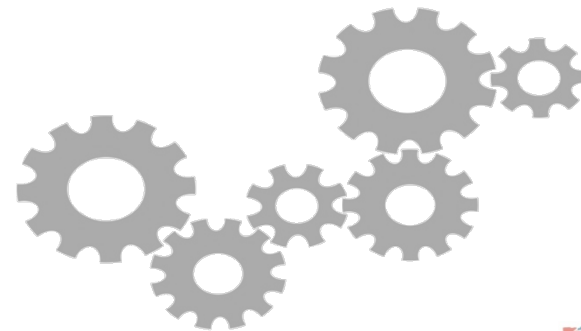
\$70,000 Annually, Expires 9/2016

- Pays Cape Coral for Maintenance on Sections of Del Prado Blvd, Cape Coral Pkwy., and Hancock Bridge Pkwy.

Fort Myers Beach

\$44,636, Approved 9/15/2015, Two-Year Term

- Building Permit Plan Review, Inspections; Review of Development Orders as Needed



Potential Remediating Actions

If necessary



Timing of Actions

