



## Fiddler's Creek Residential Community

Collier County, Florida

This 6,000 unit residential/golf course community consists of 3,932 acres located in southern Collier County. Hole Montes, Inc. has provided extensive engineering and surveying services and participated in the planning and environmental permitting of this project.

The Fiddler's Creek property is part of a unique and comprehensive settlement between the previous owner and many state and local regulatory agencies. Under this agreement, permission was given to develop this property in exchange for giving up development rights to sensitive environmental lands near Marco Island. Although this agreement contained vested development rights on this property, extensive coordination between governmental agencies was required to obtain final approvals and sign-off for this project's development. Design criteria in the agreement had to be reconciled with current design standards and specific project objectives.

Although there was a settlement agreement, environmental permitting still had to be approved by the U.S. Army Corps of Engineers (COE). A previous COE permit had to be extended to allow for the anticipated development of this project. As part of the COE permitting process, extensive coordination was required with the U.S. Fish and Wildlife Service. Consequently, a carefully developed wildlife habitat and management plan was designed, approved and incorporated into the extended COE permit. This wildlife habitat area consists of nearly 200 acres at the south end of the project. It was set aside as a habitat for wading birds and a bald eagle nesting site. A major feature of this wildlife preserve is a three-mile long shallow wading bird area resembling a long meandering creek. This preserve was incorporated into the project as a combined recreational amenity, stormwater outfall and wetland enhancement area.

