

WILLIAM M. SPIKOWSKI, FAICP

PROFESSIONAL

Spikowski Planning Associates (1992 - present), principal of consulting firm that specializes in comprehensive planning, community & redevelopment plans, and land development codes, primarily for public agencies and community organizations.

Lee County Government (1983 - 92). Director of Growth Management (1991-92); Deputy Director of Community Development (1990-91); Principal Planner and Senior Planner (1983-1990). Duties include comprehensive planning and zoning requests.

Fellow of the American Institute of Certified Planners (2012)

Charter Award from the Congress for the New Urbanism for *Seven50: Southeast Florida Prosperity Plan* (subconsultant to Dover Kohl & Partners with many other firms) (2015)

John Nolen Medal for contributions to urbanism in Florida, the highest honor conferred by the Florida Chapter of the Congress for the New Urbanism for superior effort in furthering the principles of the Charter of the New Urbanism and demonstrating exemplary performance and achievement (2013)

Charter Award from the Congress for the New Urbanism for *Plan El Paso* (with Dover Kohl & Partners et al.) (2015)

Charter Award from the Congress for the New Urbanism for *Prospects for Southeast Lee County: Planning for the Density Reduction / Groundwater Resource Area* (with Dover Kohl & Partners et al.), www.cnu.org/node/3401 (2010)

Award of Merit in the *Grassroots Initiative* category from the Florida Chapter of the American Planning Association for *Prospects for Southeast Lee County: Planning for the Density Reduction / Groundwater Resource Area* (with Lee County, Dover Kohl & Partners et al.); the Lee County Board of Commissioners also received the *Community Steward Award* from 1000 Friends of Florida for this effort (2009)

Conservation Planning Award from the Florida Wildlife Federation for continuing work on behalf of sensible development (2008)

Driehaus Form-Based Codes Award from the Form-Based Codes Institute, for:

- Delray Beach's *CBD Code & Architectural Guidelines* (w/ Treasure Coast RPC) (2016)
- Lee County's *Compact Communities Code* (with Dover Kohl & Partners) (2011)
- St. Lucie County's *Towns, Villages, Countryside Land Development Regulations* (with Treasure Coast Regional Planning Council and Dover Kohl & Partners) (2007)

Outstanding Private Study Award from the Florida Planning and Zoning Association for *Revitalization Plan for Dr. Martin Luther King, Jr. and Veronica S. Shoemaker Boulevards* (with Dover Kohl & Partners et al. (2007)

Award of Excellence from the Florida Chapter of the American Planning Association for *Towns, Villages and Countryside for St. Lucie County* (with Treasure Coast Regional Planning Council, Dover Kohl & Partners, et al.) (2006)

Roland Eastwood Memorial Planner Recognition Award from the Promised Lands Section of the American Planning Association (2002).

Certificate of Merit from the Florida Planning and Zoning Association for the *Greater Pine Island Community Plan Update* (with Mohsen Salehi Consulting Services) (2002)

Place Planning Award from *Places, A Forum of Environmental Design* and *Environmental Design Research Association*, and **Award of Excellence** from the Florida Chapter of the American Planning Association for *Toward Better Places: The Community Character Plan for Collier County* (with Dover Kohl & Partners et al. (2002 & 2001)

Outstanding Report Award from the Florida Planning and Zoning Association for the *Fort Myers Beach Comprehensive Plan* (with Carol Cunningham, Dover Kohl & Partners, Mohsen Salehi, Smith-Osborne Associates, and Camp Dresser & McKee Inc.) (1999)

Outstanding Public Study Award from the Florida Planning and Zoning Association (with Team Plan Inc.) for *Storefront Beautification in Lehigh Acres* (1998)

Award of Merit from the Florida Chapter of the American Planning Association for *Lehigh Acres Commercial Land Use Study* (1996)

Outstanding Private Study Award from the Florida Planning and Zoning Association for *Farmworkers in Lee County: the Housing Challenge* (1994)

Form-Based Codes Institute, founding director, 2004-2015; emeritus 2015 to present

City of Fort Myers Planning Board, member from 1999 to 2012

Lee County Local Planning Agency, member from 1995 to 2000

Lee County Zoning Board, member from 1981 to 1983

Calusa Land Trust & Nature Preserve of Pine Island, Inc. (co-founder, 1976); board member and treasurer from 1976 to 2011

Spikowski Planning Associates

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PUBLICATIONS

- Enabling better places: a zoning guide for Vermont neighborhoods.** Congress for the New Urbanism (contributing author & faculty for Project for Code Reform), 2020.
- Enabling better places: commercial corridors and shopping centers.** Congress for the New Urbanism (contributing author & faculty for Project for Code Reform), 2020.
- When the comprehensive plan leads nowhere.** *Better! Cities & Towns* (Jan- Feb 2014).
- Form-Based Codes.** *Florida Planning* (Winter 2010).
- A legal guide to urban and sustainable development for planners, developers and architects** by Daniel K. Slone, Doris S. Goldstein, and W. Andrew Gowder (Spikowski was a contributing author to Chapter 4), Wiley, August 2008.
- Form-based codes: a guide for planners, urban designers, municipalities, and developers** by Daniel G. Parolek, Karen Parolek, and Paul C. Crawford (Spikowski authored two of the case studies in Chapter 4), Wiley, March 2008.
- Place making with form-based codes.** *Urban Land* (Volume 65, No. 9). Madden, Mary E. and Spikowski, Bill, September 2006.
- Review of Complete guide to zoning: how real estate owners and developers can create and preserve property value** by Dwight H. Merriam. *Journal of the American Planning Association* (72:3), 2006.
- A Guidebook to New Urbanism in Florida 2005.** Florida Chapter of the Congress for the New Urbanism, 2005 (contributing author and editorial committee member).
- Reviews of Driving forces: the automobile, its enemies, and the politics of mobility** by James A. Dunn, Jr.; **The wealth of cities: revitalizing the centers of American life** by John O. Norquist; and **When city and country collide: managing growth in the metropolitan fringe** by Tom Daniels. *Urban Land* (Volume 58, No. 10; Vol. 59, Nos. 2 & 8, 1999–2000)
- Planning in the wake of Florida land scams.** *Journal of Planning Education and Research* (Volume 19, No. 1). Stroud, Hubert B. and Spikowski, William M., 1999.
- Review of Guidelines for preparing urban plans** by Larz T. Anderson. *Journal of the American Planning Association* (62:273), 1996.
- The age structure of southwest Florida's population.** *Florida Scientist* (Volume 58, No. 2), 1995.
- Farmworkers in Lee County: the housing challenge.** Fort Myers, Florida: 1994.
- Recent issues in comprehensive planning and concurrency.** *Florida Planning* (Volume III, No. 10), 1992.
- Paying for growth: Lee County in the 1990s.** Fort Myers, Florida: Lee County Community Development Department (principal author, 1990).
- Managing coastal resource and development demands: the Lee County, Florida, plan.** In *Coastal Zone '89: Proceedings of the 6th Symposium on Coastal & Ocean Management*. New York: Am. Soc. of Civil Engineers. With Dr. David R. Godschalk, 1989.
- Transportation levels of service: evolving state and local roles.** *Florida Planning* (Vol. 9, No. 10), 1989.
- Financing Florida's growth: beyond impact fees...** *Florida Planning* (Vol. 9, No. 6), 1989.
- Review of History of architecture: stonehenge to skyscrapers** by Dora P. Crouch. *Journal of the American Planning Association* (53:410), 1987.
- Review of Utopia on trial: vision and reality in planned housing** by Alice Coleman. *Journal of the American Planning Association* (53:549-50), 1987.

PRESENTATIONS

- Code Reform and Coding Deep Dive, Congress for the New Urbanism, March 2022.**
- Form-Based Codes.** Webinars presented by the International Municipal Lawyers Association, with Joseph Kohl, Daniel Mandelker and Susan Trevarthen, 2018 & 2017.
- Form-Based Codes: Coming Soon . . . to a Neighborhood Near You?** Downtown Sarasota Alliance, 2015.
- Comprehensive Planning for Urban Form.** APA Florida conference, 2013.
- Zoning to Shape Urban Form.** Co-organizer and presenter of day-long course and simulcast webinar. American Planning Association National Conference. Chicago, 2013.
- Regional Thoroughfare Networks.** Congress for New Urbanism, Salt Lake City, 2013.
- Advanced Form-Based Planning & Zoning.** Planners Training Service, Seattle, 2013.
- Complete Streets: Planning for the 21st Century.** Conference presentation to Florida Section of the Institute of Transportation Engineers, Bonita Springs, 2012.
- Regulating Traditional Neighborhoods with Form-Based Codes: Principles and Trends.** Lecture at CLE International Land Use Law Conference, Tampa, 2012.
- The Numbers, and Why They Matter in Regional Planning.** Lecture at Regional Summit for "Seven Counties, Fifty Years." Delray Beach, 2012.
- The American Renaissance of Form-Based Land Development Regulations.** With Sam Poole and Dan Slone. Florida Bar CLE Seminar, Ponte Vedra Beach, 2011.

Form-Based Codes 301. Advanced professional training course offered by the Form-Based Codes Institute. Topics: “Methods of Deploying Form-Based Codes” and “Comprehensive Planning and Transportation Planning to Support Form-Based Codes.” This course has been presented in Clearwater (2017), Albany (2016), Tampa (2013), Lansing MI & Arlington TX (2012), Portland ME (2011) Portsmouth NH (2010), Lansing & Ventura CA (2009), Phoenix (2008).

ABCs of Form-Based Codes. Introductory course offered by the Form-Based Codes Institute. This course was presented in Atlanta, St. Petersburg, Denver, and Jupiter.

My Other Car is a Schwinn: The Return of Traditional Neighborhood Patterns. “Our World Has Changed” Symposium, Fort Myers, 2009.

Can Form-Based Coding Become a Best Practice Instead of an Exotic Alternative to Zoning? Congress for the New Urbanism: CNU 17 in Denver, 2009.

Overcoming Regulatory Obstacles to Sustainable Urbanism. APA National Conference, Minneapolis, 2009.

New Urbanism’s Big Picture. APA National Conference, Minneapolis, 2009.

How Form-Based Codes Can Transform Cities and Towns. Webinar offered by New Urban News and the Form-Based Codes Institute. This introductory webinar was first presented in May 2009 and remains available at www.formbasedcodes.org.

The Liveable City: Form-Based Coding for Sustainable Urbanism. California Polytechnic State University (Inaugural Event of “Cal Poly Paul Crawford Lecture Series”), San Luis Obispo, 2009.

Form-Based Codes: Alternative Typologies and Techniques (New Urbanism 202). Congress for the New Urbanism: CNU XVI in Austin, 2008.

Form-Based Code Organizing Principles. Congress for the New Urbanism: CNU XVI in Austin, 2008.

Innovative Urban and Rural Planning in Florida (day-long workshop). Florida Gulf Coast University’s Center for Public & Social Policy, Fort Myers, 2007.

Creating Urban Form: Conventional and Form-Based Codes. Raleigh Department of City Planning: “Designing a 21st Century City” lecture series, Raleigh, 2007.

Form-Based Codes: Regulating Traditional Neighborhood Development. CLE International Land Use Law Conference, Tampa, 2007

Form-Based Codes 201. Design-Intensive workshop offered by the Form-Based Codes Institute. Topics: “Regulating Plans – Theory and Practice” and “Vision/Code for a Regional Plan.” This two-day course has been presented in Phoenix AZ and New Brunswick NJ in 2007 and Berkeley CA and Alexandria VA in 2006.

Towns, Villages, and Countryside (Innovative Comprehensive Planning Track). APA National Conference, Philadelphia, 2007

Implementing Form-Based Codes (New Urbanism 202). Congress for the New Urbanism: CNU XV in Philadelphia, 2007

New Urbanism Today (Innovative Comprehensive Planning Track). APA National Conference, Philadelphia, 2007

Form-Based Codes 101. Introductory course offered by the Form-Based Codes Institute. This course has been presented in Phoenix, New Brunswick, and Chicago.

From Great Map to Great Place: Realizing a Plan in Three Dimensions. Florida Humanities Council: New Directions in Planning and Urban Design, 2007.

Form-Based Codes: Translating New Urbanism into Zoning. Urban Land Institute Southwest Florida: New Urbanism in Southwest Florida, 2007

Using Form-Based Codes to Implement Urban Design Plans. American Institute of Architects: Transit and the Design of 21st Century Communities, 2005.

Zoning and Codes for Smart Growth. New Partners for Smart Growth, 2005.

Form-Based Codes for New Urbanism. APA Florida State Conference, 2004.

Serving on a Planning Commission – What to Expect and How to Deal With What You Get. Florida Planning and Zoning Association State Conference, 2003.

Preserving Natural Lands with Conservation Land Trusts. APA Conference, 2003.

Re-Planning Three Generations of Land Development in Southwest Florida. Promised Lands Section of the APA Forum on Infill and Redevelopment, 2002.

Creating Place Through Plans and Codes. FPZA State Conference, 2002.

Innovative Public Participation Methods for Local Government Planning. APA State Conference, 2000.

Creative Solutions to Antiquated Plats. APA State Conference, 1997.

From Land Scam to Boom Town — Planning for Platted Lands Communities. APA National Conference, 1996.

Changes in the Age Structure of Southwest Florida’s Population. Symposium on Human Impacts on the Environment of Tampa Bay, Florida Academy of Sciences, 1993.