



Minto Communities' The Isles of Collier Preserve in Naples, Fla.



Community Profile: The Isles of Collier Preserve in Naples, Fla.

Minto Communities Pays Homage to Naples' History

The Isles of Collier Preserve was designed to reflect the natural and rich land the community is nestled in, embracing and encouraging an active lifestyle

By Sergio Flores





Renowned builder Minto Communities has been delivering top quality homes that meet lifestyles across the buying spectrum since its inception in 1955. Over the course of 60 years Minto has garnered numerous accolades for their green building practices, home and community design.

The Isles of Collier Preserve is an award-winning, world-class and ongoing community that embraces designs to reflect the environment it is nestled in. Minto first acquired the land in January of 2013, and within a year model homes opened. The Isles of Collier Preserve is a multi-year project planned for approximately 1,600 homes at build out, composed of villa, coach, and single family homes. Phase I delivered 143 homes; and Phase II is currently in development, adding 140 villa homes, 102 coach homes, and 117 single family homes.

Located just four miles east of downtown Naples, Fla. the community spans 2,400 acres and borders the south of the Rookery Bay National Estuarine Research Reserve. North of the community is the beautiful Naples Botanical Garden, and west of it is the Dollar Bay. Consequently it was important for Minto to take into consideration the vast natural landscapes that surround the community, and create a design that embraced an active lifestyle, the natural world, and the rich history of Naples.

“All planning and design aspects of the Isles of Collier Preserve were inspired by nature and informed by historic references to the classical coastal architecture of Old Naples,” said Minto Communities Senior Vice President William Bullock.

The Isles of Collier Preserve can be viewed as homage to the rich history of Naples. For example, The Isles Club dons an inviting coastal cottage theme, derived from the original Naples Beach Hotel built in 1888.

The community’s 7,730 square-foot Discovery Sales Center emulates a nature center: a rustic boardwalk encircles a recreated cypress wetland, further

◀ The ultra-luxurious Tamarind Grande model at The Isles of Collier Preserve includes 5,892 square feet with 4,037 square feet under air.



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accentuated by a high 14-foot cypress tree replica, and museum-quality exhibits present information on the community’s neighbors and environmental partners. The sales center extends their welcome greatly, inviting prospective residents on a virtual tour of the community using interactive stations that look out to a wraparound veranda with expansive views of the Cypress Waterway and natural preserves. An eco-friendly electric boat is also available for a boat tour of the community and preserves via the Cypress Waterway.

The floor plans are just as meticulously designed as the overall community, with

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a selection of 43 innovative plans that will accommodate any lifestyle. Homes are designed for entertaining, featuring spacious gourmet kitchens with expansive islands, open and spacious floor plans, unique guest quarters able to serve as private guest suites, and luxurious outdoor living areas with unobstructed views of the beautiful scenery homes are immersed in.

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Single family homes begin in the high \$400s at roughly 2,016 square feet under air, and can reach 4,327 square feet under air. Villas begin in the mid-\$300s at 1,565 square feet under air, and reach 1,862 square feet under air. One-, two-, and three-story coach homes, with designs



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◀ The Hibiscus Grande model is from Minto's Cypress Collection of luxury coach homes at The Isles of Collier Preserve.

available from three of their award-winning models begin in the low \$400s at 1,621 square feet under air to 2,960 square feet under air.

Every turn at The Isles of Collier Preserve greets you with nature: miles of recreational trails for hiking, bike paths, and waterways are located footsteps outside homes for embracing nature and living an active lifestyle. The Isles Club also hosts dining and social functions such as swimming, tennis, bocce ball and workouts in their state-of-the-art fitness center.

Outside a lushly landscaped event courtyard lawn and kayak launch provide additional opportunity for outdoor recreation. Minto also plans to add a



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rustic Overlook Bar and Grill at the Isles Club that will bestow diners with scenic views of the Cypress Waterway.

Although these amenities will entice anyone with a penchant for the outdoors and resort-style living, the community targets the active adult and empty nester demographic.

“The Isles of Collier Preserve has been meticulously planned by Minto to create a sustainable community that is in harmony with nature, reflective of Collier County history, and a model for others to follow,” noted Bullock.

Minto Communities is recognized as an industry leader in green construction, with a commitment to sustainability and healthy living—for residents and the planet.

Because The Isles of Collier Preserve is within such close proximity to existing preserves and the Naples Botanical Garden, it was important for the design to reflect a minimally invasive strategy to

protect the habitat and listed species.

“Minto is doing a significant amount of restoration work to eradicate invasive species in all preserve areas by removing exotics and restoring the preserve areas,” said Bullock. “This improves habitat for wildlife and puts the area back to where it needs to be for a functional eco-system.

Coach homes at The Isles of Collier Preserve are LEED certified, in addition to meeting the Florida Green Building Coalition standards for certification (FGBC); and homes are designed for Florida’s climate variations, such as hot, humid climates.

Single-family homes and villas are HERS rated, and on an average 30 percent more energy-efficient than the standard home, resulting in significant annual energy savings on utility bills.

Advanced features help reduce environmental impact, such as water and energy use without the sacrifice of comfort or performance. High performance windows and walls help protect against harmful environmental elements. Energy-efficient appliances are used throughout the home; and Minto involved multiple groups, such

as neighboring Naples Botanical Garden to make sure native plant selections for the residential area landscaping plan are compatible with the natural surroundings.

Minto Communities puts such an emphasis on environmentally friendly building because they believe it is synonymous with growth and prosperity. Sustainability practices showcase innovation, and an overall care for the safety and health of residents and others.

Other consultants on the project included leading experts in the fields of water quality, Florida’s uplands, marshes and native species—each to ensure everything possible was done to inhibit damage to the property and preserve it for future generations.

Minto Communities will continue to develop The Isles of Collier Preserve, in addition to new communities throughout Florida’s west coast.



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