



CANDIDATE CAMPAIGN FILE COVER SHEET

☒ ORIGINAL

☐ REVISED

| | | | |
|---|--|----|---|
| Candidate Name | Mary Ann Nielsen | | |
| Voter Registration ID # | 111506894 | | |
| Residence Address | 9737 Mirada Blvd | | |
| City and Zip Code | Ft. Myers, FL 33908 | | |
| Mailing Address | <input checked="" type="checkbox"/> Check if same as above. | | <input type="checkbox"/> Check if different from residence. |
| | | | |
| | | | |
| | | | |
| Telephone Number(s) | <input checked="" type="checkbox"/> Daytime (list below) 2396994465 | OR | <input type="checkbox"/> Alternate (list below) |
| | | | |
| Campaign Email Address | nielsenma3722@gmail.com | | |
| Campaign Website | | | |
| Office Sought | Mirada Community Development District-Lee | | |
| Area, District, Group or Seat # | Seat 2 | | |
| ➔ Judicial, School Board, and Special District Offices such as Community Development, Fire, Lee Health System, Library and Mosquito Control are non-partisan offices. A candidate for these offices, must indicate "non-partisan" on the line below. ➔ A candidate for a Constitutional Office or County Commission may file partisan or "No Party Affiliation" (NPA) and shall indicate a political party affiliation or "No Party Affiliation" on the line below. | | | |
| ➔ Political Party for Office Sought | non partisan | | |
| Incumbent | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No | | |
| Date of Birth | 12/12/1964 | | |
| Candidate Signature & Date | 4/4/2024 | | |

The Lee County Supervisor of Elections posts all candidate-qualifying documents and campaign finance reports on its website www.lee.vote or visit the following link: <https://www.lee.vote/Candidates/Archived-Candidate-Lists>. Under Florida Law, a candidate's campaign-contact information, such as address, telephone number, and email address are available to the public. If you have questions or need more information about becoming a candidate for public office, please call (239) LEE-VOTE (239-533-8683) and ask for the Qualifying Department.



LEE COUNTY ELECTIONS

Affidavit of Intent Special District Candidates

A special district candidate is prohibited from financing ANY PORTION OF his/her campaign with personal funds except as provided in this affidavit.

State of Florida
County of Lee

I, Mary Ann Nielsen am a candidate for the independent special
(print name)

district office of:
Mirada Community Development District , Seat 2

(include district name AND .district, seat, area or group #)

in the **November 5, 2024 General Election**. I declare that my only campaign expense, from personal funds, shall be the \$25 candidate-qualifying fee *OR* the signature verification fee for candidates who qualify by the candidate-petition method by submitting the valid signatures of 25 registered voters residing within the District boundaries.

Provided that this is my only campaign expense, I will not be required to: appoint a campaign treasurer, designate a campaign depository or file periodic campaign treasurer's reports as required by Florida Statutes §99.061 or §106.07. I understand that I am prohibited from expending, collecting, soliciting, or accepting any money or contribution(s) in-kind, in connection with my campaign.

In the event I later decide to, collect, solicit, or accept any money or contribution(s) in-kind, or make any additional campaign expense, I understand that prior to doing so, I am required to file Form DS-DE 9 (Appointment of Campaign Treasurer/Designation of Campaign Depository Form) with the Lee County Supervisor of Elections. My campaign shall then be subject to campaign finance regulations in accordance with Florida Statutes, Chapter 106 and I will be required to file periodic campaign treasurer's reports, as required by Florida Statute §106.07, with the Florida Division of Elections.

X 
Signature of Candidate

6/4/2024
Date

FS 106.021(1)(a) No person shall accept any contribution or make any expenditure with a view to bringing about his or her nomination, election, or retention in public office, or authorize another to accept such contributions or make such expenditure on the person's behalf, unless such person has appointed a campaign treasurer and designated a primary campaign depository.

General Information

Name: Mary Ann Nielsen

Address: 9737 Mirada Blvd, Ft. Myers, FL 33908

PID 292486

County: Lee

AGENCY INFORMATION

| Organization | Suborganization | Title |
|---|----------------------|---------------------|
| Mirada Community Development District (Lee) | Board of Supervisors | Assistant Secretary |

CANDIDATE FOR

| Position | Agency Name | Position sought or held |
|------------------|---|-------------------------|
| Special District | Mirada Community Development District - Lee | Seat 2 |

Disclosure Period

THIS STATEMENT REFLECTS YOUR FINANCIAL INTERESTS FOR CALENDAR YEAR ENDING DECEMBER 31, 2023 .

Primary Sources of Income

PRIMARY SOURCE OF INCOME (Over \$2,500) (Major sources of income to the reporting person)
(If you have nothing to report, write "none" or "n/a")

| Name of Source of Income | Source's Address | Description of the Source's Principal Business Activity |
|--------------------------------|--|---|
| St. Andrew Catholic Church | 2628 Del Prado Blvd, Cape Coral, FL 33904 | Business Manager |
| Quality Automotive Center, LLC | 928 County Club Blvd, Cape Coral, FL 33990 | Bookkeeper |

Secondary Sources of Income

SECONDARY SOURCES OF INCOME (Major customers, clients, and other sources of income to businesses owned by the reporting person) (If you have nothing to report, write "none" or "n/a")

| Name of Business Entity | Name of Major Sources of Business' Income | Address of Source | Principal Business Activity of Source |
|-------------------------|---|-------------------|---------------------------------------|
| N/A | | | |

Real Property

REAL PROPERTY (Land, buildings owned by the reporting person)
(If you have nothing to report, write "none" or "n/a")

| Location/Description |
|----------------------|
| N/A |

Intangible Personal Property

INTANGIBLE PERSONAL PROPERTY (Stocks, bonds, certificates of deposit, etc. over \$10,000)
(If you have nothing to report, write "none" or "n/a")

| Type of Intangible | Business Entity to Which the Property Relates |
|----------------------|---|
| Cash | Suncoast Federal Savings |
| IRA | Ameriprise Financial |
| 403B | Lincoln Financial |
| Stock | Gulf Coast Business Bank |
| Cash and Investments | Ameriprise Financial |

Liabilities

LIABILITIES (Major debts valued over \$10,000):
(If you have nothing to report, write "none" or "n/a")

| Name of Creditor | Address of Creditor |
|---------------------|--|
| RoundPoint Mortgage | 446 Wrenplace Road Fort Mill, SC 29715 |

Interests in Specified Businesses

INTERESTS IN SPECIFIED BUSINESSES (Ownership or positions in certain types of businesses)
(If you have nothing to report, write "none" or "n/a")

| Business Entity # 1 |
|---------------------|
| N/A |

Training

Based on the office or position you hold, the certification of training required under Section 112.3142, F.S., is not applicable to you for this form year.

Filed with COE: 05/07/2024

Signature of Filer

Mary Ann Nielsen

Digitally signed: 05/07/2024

Filed with COE: 05/07/2024

CANDIDATE OATH**NONPARTISAN OFFICE**

(Do not use this form if a Judicial or School Board Candidate)
Check box **only** if you are seeking to qualify as a write-in candidate:

☐ Write-in candidate

24JUN04AM1136 SOE Lee Co FL

OFFICE USE ONLY

Candidate Oath

Name to appear on ballot: Mary Ann Nielsen

Check box if two last names without hyphen. ☐ (Name cannot be changed after qualifying.)

Check box if name includes nickname. ☐ (For use of a nickname, you must complete the Nickname Affidavit on reverse side.)

I swear or affirm that I am a candidate for the nonpartisan office of Mirada Community Developmet District,
(Office) (District #)
2 County, Florida;
(Circuit #) (Group or Seat #)

I am a qualified elector under the Constitution and the Laws of Florida to hold the office to which I desire to be nominated or elected; I have qualified for no other public office in the state, the term of which office or any part thereof runs concurrent with the office I seek; and I have resigned from any office from which I am required to resign pursuant to Section 99.012, Florida Statutes; and I will support the Constitution of the United States and the Constitution of the State of Florida.

Statement of Outstanding Fines, Fees, or Penalties

I owe outstanding fines, fees, or penalties, that cumulatively exceed \$250, for ethics or campaign finance violations (s. 99.021(1)(d), F.S.).

YES, I Do ☐ NO, I Do Not ☒

If you do, you must also specify the amount owed and each entity that levied the same on the reverse side.

X Mary Ann Nielsen

(239)699-4465

nielsenma3722@gmail.com

Signature of Candidate

Telephone Number

Email Address

9737 Mirada Blvd

Ft. Myers

FL

33908

Address of Legal Residence

City

State

ZIP Code

STATE OF FLORIDA

COUNTY OF LEE

Sworn to (or affirmed) and subscribed before me by means of

online notarization ☐ OR physical presence ☒

this 4 day of JUNE, 20 24

Personally Known ☐ OR Produced Identification ☒

Type of Identification Produced: FL DL

[Signature]
Signature of Notary Public

Print, Type, or Stamp Commissioned Name of Notary Public below:





LEE COUNTY ELECTIONS

Tommy Doyle
Supervisor of Elections
(239) LEE-VOTE (533-8683) • www.lee.vote
08-15-2023

Canvassing Board Meeting Dates – August 20, 2024, Primary Election

Logic and Accuracy Testing of the Tabulating Equipment or Voting Machines used at Early Voting and Election Day Precincts, and the Tabulating Equipment used for Vote-by-Mail Ballots:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901
• Wednesday, 07-24-24 at 9 AM

Review of Vote-by-Mail Ballots:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- 9 AM Each Meeting (see below)
- Friday, 07-26-24 • Monday, 07-29-24 • Wednesday, 07-31-24
- Friday, 08-02-24 • Monday, 08-05-24 • Wednesday, 08-07-24
- Friday, 08-09-24 • Monday, 08-12-24 • Wednesday, 08-14-24
- Friday, 08-16-24 • Monday, 08-19-24

Election Day

Review of Vote-by-Mail Ballots and Receive Preliminary Election Night Results:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- Tuesday, 08-20-24
 - 9 AM, NOON, 3 PM, and 5 PM until finished

Canvass of Provisional Ballots, Review of Vote-by-Mail Ballots, Submit 1st Unofficial Results, Submit Official Results, Certify the Election:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- Friday, 08-23-24 at 8 AM

Post-Election Automated Independent Audit:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- Monday, 08-26-24 at 9 AM

In the event of a machine or manual recount, the additional dates of 08-24-24 through 08-28-24 will apply.

Canvassing Board Meeting Dates – November 5, 2024, General Election

Logic and Accuracy Testing of the Tabulating Equipment or Voting Machines used at Early Voting and Election Day Precincts, the Tabulating Equipment used for Vote-by-Mail Ballots, and the Initial Canvass of Vote-by-Mail Ballots:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- Wednesday, 10-09-24 at 9 AM

Review of Vote-by-Mail Ballots:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- 9 AM Each Meeting (see below)
- Friday, 10-11-24 • Monday, 10-14-24 • Wednesday, 10-16-24
- Friday, 10-18-24 • Monday, 10-21-24 • Wednesday, 10-23-24
- Friday, 10-25-24 • Monday, 10-28-24 • Wednesday, 10-30-24
- Friday, 11-01-24 • Monday, 11-04-24

Election Day

Review of Vote-by-Mail Ballots and Receive Preliminary Election Night Results:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- Tuesday, 11-05-24
 - 9 AM, NOON, 3 PM, and 5 PM until finished

Canvass of Provisional Ballots, Review of Vote-by-Mail Ballots, Submit 1st Unofficial Results:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- Friday, 11-08-24 at 2 PM

Canvass of Overseas Vote-by-Mail Ballots, Submit Official Results, Certify the Election:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- Friday, 11-15-24 at NOON

Post-Election Automated Independent Audit:

Lee County Elections Main Office, Melvin Morgan Constitutional Complex, 2480 Thompson St., 3rd Floor, Fort Myers, 33901

- Monday, 11-18-24 at 9 AM

In the event of a machine or manual recount, the additional dates of 11-10-24 through 11-18-24 will apply.

I am a candidate for local office and have received a copy of the above schedules.

| | | |
|---|-------------------------|-----------------|
|  | <p>Mary Ann Nielsen</p> | <p>6/4/2024</p> |
| <p>Signature</p> | <p>Print Name</p> | <p>Date</p> |

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