

A N N U A L R E P O R T

of the
Conservation and Recreation Lands
Selection Committee

Mr. John M. Bethea
Division of Forestry
- Chairman -

Prepared by the Division of State Lands
and the Liaison Staff of the Selection Committee
July 20, 1982

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I. Introduction

The 1979 Legislature created the Conservation and Recreation Lands Program and Trust Fund, providing for the selection and acquisition of: 1) Environmentally Endangered Lands (EEL); 2) lands for use and protection as natural floodplain, marsh, or estuary, if the protection and conservation of such lands is necessary to enhance or protect water quality or quantity or to protect fish and wildlife habitat which cannot otherwise be accomplished through local and state regulatory programs; 3) for use as state parks, recreation areas, public beaches, wilderness areas, or wildlife management areas; 4) for restoration of altered ecosystems to correct environmental damage that has already occurred; or 5) for preservation of significant archaeological or historical sites. The program is guided by the Selection Committee, consisting of the Director of the Division of Forestry of the Department of Agriculture and Consumer Services (Current Chairman), the Executive Director of the Game and Freshwater Fish Commission, the Director of the Division of Archives, History, and Records Management of the Department of State, the Secretary of the Department of Veteran and Community Affairs, the Secretary of the Department of Environmental Regulation, and the Executive Director of the Department of Natural Resources, or their respective designees. The Chairmanship of the Committee rotates annually on October 1 in the above order.

The Division of State Lands has provided primary staff support and coordination for the program. In addition, invaluable assistance has been provided by the Liaison Staff of each Committee agency in the general activities and specific work elements of the selection process.

On December 16, 1980 the Trustees approved the first program priority list of 27 projects submitted by the Committee. Following that decision, the Division began acquisition procedures on this list.

During the 1981 Legislative session, amendments were approved which provided for several technical program changes, including increased rulemaking authority for the Board of Trustees, a new date for submission of the priority list, as well as removing the limitation on the balance of the trust fund. Additional, substantial amendments approved by the 1982 Legislature will take effect on August 1, 1982.

During April of 1981 the Committee directed that a general, widespread call be made soliciting acquisition proposals for the 1982-83 priority list. As a result, the Division received, logged, and distributed 101 applications to the Committee and staff until a processing deadline of October 1, 1981 was reached. A copy of each proposal was provided to all six Committee members, who carried out an initial review of the projects. Additionally, five Public Presentation Meetings were held by the Committee during November and December, 1981 which provided an opportunity for presentation by project applicants.

Following these meetings, the Committee met on January 6, 1982 to select those projects which would be subject to a full review. A total of 40 proposals received the necessary three affirmative Committee votes. During the ensuing two and one-half month period, Committee staff field-inspected all sites that had not been previously visited, drafted written assessments for each project, and prepared technical recommendations for the Committee's consideration.

On April 15, 1982 the Committee met to compile a preliminary priority list based on criteria specified by law. Each draft project assessment was adopted or amended by the Committee as

necessary. A preliminary list of 42 projects combining both projects from the 1980 priority list as well as new proposals was prepared.

Following widespread notice and publicity, a series of four public meetings for taking testimony in response to the preliminary priority list were held statewide during May of 1982. The results of these meetings were made available to the Committee and considered when the final priority list was compiled on June 18, 1982. A total of 43 projects were placed on the list, one being added since the preliminary list was drawn up.

II. 1982 C.A.R.L. Recommended Priority List

Project and Category	Approximate Acreage	Estimated Acquisition Cost (\$)	Estimated Management & Maintenance Cost (\$)
(Previously Approved)			
1. Rookery Bay Additions I* (EEL)	3,244.95	2,791,188.50 (state) 1,260,359.50 (fed.)	78,183
2. Lower Apalachicola (EEL)	13,674	1,963,500 (state) 1,800,000 (fed.)	62,083
3. Charlotte Harbor* (EEL)	1,593.67	1,631,820	36,183
4. Cayo Costa/North Captiva* (EEL)	800	11,747,370	36,183
5. West Lake (Other Lands)	1,300	32,500,000	--
6. Spring Hammock (EEL)	1,850	1,465,307	--
7. St. George Island/Unit 4 (Other Lands)	86	1,400,000	22,650
8. South Savannas (EEL)	1,150	3,773,710	--
9. Bower Tract (EEL)	1,549	2,500,000	--
10. Little Gator Creek (EEL)	560	1,175,000	35,386.73
11. Fakahatchee Strand (EEL)	32,812	15,400,000	36,183
12. The Grove (Other Lands)	10	1,600,800	36,183
13. Cockroach Key (Other Lands)	10	18,995	36,183
14. San Felasco (EEL)	625	3,593,750	22,650
15. New Mahogany Hammock (EEL)	137 (45.38 - Exch.)	1,733,461 (\$574,200 - Exch.)	22,650
(New Projects)			
16. Ft. San Luis (Other Lands)	48.08	1,100,000	--
17. Consolidated Ranch/ Wekiva River (Other Lands)	9,375	18,750,000	263,660.85
18. North Peninsula (Other Lands)	1,200	4,495,099	143,549

	Project and Category	Approximate Acreage	Estimated Acquisition Cost (\$)	Estimated Management & Maintenance Cost (\$)
19.	Crystal River (EEL)	2,134	2,517,800	72,366
20.	Escambia Bay Bluffs (EEL)	48.9	200,000	--
21.	East Everglades (EEL)	50,200	17,000,000 to 19,000,000	46,386.73
22.	MacArthur Tract (EEL)	32,582	21,882,344	291,257.60
23.	M. K. Ranch (Other Lands)	9,071	4,950,000	52,965
24.	Chassahowitzka Swamp (EEL)	21,200	12,000,000	88,992.48
25.	Emerald Springs (EEL)	970	1,657,734	84,808
26.	Beaverdam/Sweetwater Creeks	12,400	12,700,000	130,306
27.	Mashes Sands (Other Lands)	354	2,930,412	--
28.	Grayton Dunes (EEL)	141	5,000,000	71,183
29.	North Beach (Other Lands)	50.14	25,000,000	431,830
30.	Josslyn Island (Other Lands)	48	258,750	22,650
31.	Gateway (Other Lands)	1,065	3,000,000	--
32.	Dog Island (EEL)	1,300	1,835,000	213,549
33.	Julington/Durbin Creeks (Other Lands)	3,305	9,100,000	62,000
34.	Windley Key (Other Lands)	32.88	800,000	71,183
35.	Shell Island (EEL)	1,500	6,325,000	22,650
36.	Lake Arbuckle (Other Lands)	15,745	15,730,000	282,837
37.	Cedar Key Additions (EEL)	5,642	1,593,312	200,657
38.	Three Lakes Addition (EEL)	490	619,850	22,650
39.	Withlacoochee Inholding (EEL)	321	210,576	594
40.	Hutchinson Island - Blind Creek (EEL)	406.93	9,990,183	143,549

Project and Category	Approximate Acreage	Estiamted Acquisition Cost (\$)	Estimated Management & Maintenance Cost (\$)
41. Big Shoals Corridor (Other Lands)	296	759,000	36,183
42. Rookery Bay Additions II (EEL)	4,850	8,405,050	92,183
43. Paynes Prairie (Cook- DeConna) (EEL)	1,170	3,136,050	22,650
TOTALS		<u>\$277,241,062**</u>	<u>\$3,295,158.20</u>

*Partial acquisition of these project has been completed. Figures represent balance to be purchased.

** Estimated cost for acquisition is based on staff opinions of fair market value of each proposal. Actual value must be determined by appraisal(s) which could vary considerably from estimates.

9. Bower Tr.
Double B

10. Little G

11. Fakahatc

Status of C.A.R.L. & E.E.L. Funds

C.A.R.L.

Balance on June 30, 1982 = \$22,

Additional 1982-83 Funds = 20,

- less \$300,000 for
Natural Areas Inventory -

- less \$42,509 for acquisition
position in the Bureau of
Survey and Mapping -

Total C.A.R.L. Anticipated Funds
Through June 30, 1983* = \$42,

E.E.L.

12. The Gr Balance on June 30, 1982 = \$23,

13. Cockrc

GRAND TOTAL of All Anticipated
Funds* = \$66,

14. San Fe

15. New M

* Should the \$8.5 million designated for the Muni
(Interama) project be paid, these figures would
correspondingly reduced.

III. C.A.R.L. Selection
Committee Members
and Staff

<u>Department</u>	<u>Member</u>	<u>Staff</u>
Director, Division of Forestry, Agriculture and Consumer Services	Mr. John M. Bethea, Chairman	Mr. James Grubbs
Executive Director, Game and Fresh Water Fish Commission	Col. Robert M. Brantly	Mr. Bradley Hartman Mr. Douglas Bailey
Director, Division of Archives, History and Records Management, State	Mr. L. Ross Morrell	Mr. George Percy Mr. Carl McMurray
Secretary, Veteran and Community Affairs	Mrs. Joan M. Heggen	Mr. Paul Darst
Secretary, Environmental Regulation	Ms. Victoria Tschinkel	Ms. Pam McVety Mr. George Willson
Executive Director, Natural Resources	Dr. Elton J. Gissendanner	Mr. Edwin Conklin

IV. List of All
1981 - 82 Proposals

<u>Existing Projects*</u>	<u>County</u>
1. Rookery Bay I	Collier
2. Lower Apalachicola	Franklin
3. Charlotte Harbor	Charlotte
4. Cayo Costa/N. Captiva	Lee
5. I.T.T. Hammock	Dade
6. West Lake	Broward
7. Spring Hammock	Seminole
8. Latt Maxcy	Indian River
9. St. George Is./Unit 4	Franklin
10. Green Swamp	Polk
11. South Savannas	Martin/St. Lucie
12. Bower Tract	Hillsborough
13. Little Gator Creek	Pasco
14. Fakahatchee Strand	Collier
15. The Grove	Leon
16. Cockroach Key	Hillsborough
17. San Felasco	Alachua
18. Three Lakes Addition	Osceola
19. Shell Island	Bay
20. Six Mile Cypress	Lee
21. Paynes Prairie (Cook-Deonna)	Alachua
22. New Mahogany Hammock	Monroe
23. Josslyn Island	Lee
24. Ponce De Leon Springs	Volusia
25. The Oaks	Sarasota
26. Horton Property	Manatee
27. Big Shoals Corridor	Columbia
 <u>New Proposals</u>	
28. Paynes Prairie Additions*	Alachua
29. Newnan's Lake	--
30. River Rise	--
31. Emerald Springs*	Bay
32. Santa Fe Swamp*	Bradford
33. North Beach*	Broward
34. Cole Island	Charlottee
35. Don Pedro Island*	--
36. Dunwoody Property	--
37. Gewant Property	--
38. Crystal River*	Citrus
39. Withlacoochee II*	--
40. Putnam Hall Marsh	Clay
41. Barefoot Beach	Collier
42. Naples Cay	--
43. Rookery Bay II*	--
44. Biscayne Bay Mangroves	Dade
45. Cooper/Cunigan Hammock	--
46. Cutler Estate*	--
47. East Everglades (Fleetwood)	--
48. East Everglades Aerojet*	--
49. Meisner Hammock	--
50. Interama*	--
51. Ragged Keys	--
52. Big Talbot/Long Island	Duval
53. Broward Islands	--
54. Julington Durbin Creeks*	--
55. McGirts Creek	--
56. Wade Tract	--
57. St. Johns River Marshes	--
58. Tiger Pond Park	--
59. Escambia Bay Bluffs*	Escambia
60. Perdido Key	--
61. Bear Island	Flagler
62. Washington Oaks Addition	--
63. Dog Island*	Franklin

64.	M.K. Ranch*	Gulf
65.	Chassahowitzka Swamp*	Hernando
66.	Turner Corp. Lands	--
67.	Washburn Tract	--
68.	Apollo Beach	Hillsborough
69.	Fish Creek	--
70.	Cockroach Bay Islands*	--
71.	Withlacoochee /Hillsborough River	--
72.	Waddell's Mill Pond*	Jackson
73.	Dora Canal	Lake
74.	Seminole Springs	--
75.	Roth Property	Lee
76.	Galt Island*	--
77.	Lover's Key/Inner Key	--
78.	Nelson Property	--
79.	Ft. San Luis*	Leon
80.	Cedar Key Scrub I*	Levy
81.	Cedar Key/Wac. Bay*	--
82.	Devil's Hammock	--
83.	Beaverdam/Sweetwater Creeks*	Liberty
84.	Rock Creek*	--
85.	Manatee Ave.	Manatee
86.	Tatum Sawgrass	--
87.	Rainbow Springs	Marion
88.	Hutchinson Island*	Martin
89.	Atkinson Tract	Monroe
90.	Key West Parcel	--
91.	Rest Beach *	--
92.	Windley Key*	
93.	Henderson Beach	Okaloosa
94.	I.P. Tract	--
95.	Consolidated Ranch*	Orange
96.	Econlockhatchee River	--
97.	Wekiva River	--
98.	Big Mound*	Palm Beach
99.	Rotenberger	--
100.	Boynton Beach Mangroves	--
101.	Loxahatchee River*	--
102.	Wetstone Property	Pasco
103.	Brooker Creek	Pinellas
104.	Camp Soule	--
105.	Cooper's Point	--
106.	Crystal Beach	--
107.	Gateway*	--
108.	Jerry Lake Recharge	--
109.	Moonshine Island	--
110.	Pt. Alexis	--
111.	Lake Arbuckle*	Polk
112.	Caravelle Ranch	Putham
113.	Murphy/7 Sisters Isl.	--
114.	Thompson Tract	Santa Rosa
115.	St. Regis	--
116.	Conch Island*	St. Johns
117.	Guana River*	--
118.	Blind Creek	St. Lucie
119.	MacArthur Tract*	Sarasota
120.	Withlacoochee I	Sumter
121.	Withlacoochee Ins.*	--
122.	Suwannee Springs*	Suwannee
123.	Econfina River*	Taylor
124.	Goldy/Bellemeade	Volusia
125.	Mary A. Ranch	--
126.	North Peninsula*	--
127.	Mashes Sands*	Wakulla
128.	Oyster Bay	--
129.	Grayton Dunes*	Walton

* Projects with full review completed in 1980 or in 1981-82.

V. Public Presentation
Meetings

Following the receipt of all 1981-82 proposals, the Selection Committee scheduled a series of meetings for hearing presentations by project applicants. Each applicant was notified by mail of this opportunity and many took advantage of it. Meetings began at 7:00 p.m. to accommodate the public as follows:

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- November 17: Council Chambers, Hollywood City Hall
1981 2600 Hollywood Boulevard, Hollywood
- November 19: 10th Floor Meeting Room, Sarasota County
1981 Administration Building
101 S. Washington Boulevard, Sarasota
- November 23: Tallahassee, D.N.R., Room 302
1981 Commonwealth Building
- November 30: City Hall, 2nd Floor Council Chambers
1981 151 S.E. Osceola Avenue, Ocala
- December 3: City Council Chambers, City Hall
1981 15th Floor, 220 East Bay Street, Jacksonville

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The Conservation and Recreation Lands Selection Committee, as defined in Section 259.035, Florida Statutes, announces a series of public meetings to which all interested parties are invited. The purpose of these meetings is to take oral and written testimony in response to those projects on the acquisition list proposed for presentation to the Governor and Cabinet.

DATE AND TIME: May 6, 1982; 6:00 p.m.

PLACE: Commission Chambers, Hollywood City Hall, 2600 Hollywood Boulevard, Hollywood, Florida

DATE AND TIME: May 11, 1982; 6:00 p.m.

PLACE: Room 302, Douglas Building, 3900 Commonwealth Boulevard, Tallahassee, Florida

DATE AND TIME: May 18, 1982; 6:00 p.m.

PLACE: Commission Chambers, Daytona Beach City Hall,

301 South Ridgewood Avenue, Daytona Beach, Florida

DATE AND TIME: May 19, 1982; 6:00 p.m.

PLACE: 10th Floor Meeting Room, Sarasota County, Administration Building, 101 South Washington Boulevard, Sarasota, Florida

Copies of the Preliminary Acquisition List and the Agenda may be obtained by writing: Mr. Edwin J. Conklin, Environmental Administrator, Division of State Lands, Department of Natural Resources, 3900 Commonwealth Boulevard, Tallahassee, Florida 32303, or by calling (904)487-1750.

Public Meeting

Hollywood City Hall
Commission Chambers
2600 Hollywood Boulevard
6:00 p.m.

Upon arriving at the City Hall at 5:30 p.m., copies of the preliminary acquisition list and sign-up sheets for speakers were distributed. The meeting began at 6:20 p.m. and ended at approximately 9:30 p.m. As explained in the memorandum of April 29, 1982 to the Selection Committee, standard procedure was carried out for taking public testimony.

Dr. Elton Gissendanner, Mr. James Grubbs, and Mr. Herb Zebuth represented the Committee, along with Mr. Edwin Conklin. Approximately 125 people attended the meeting and 66 speakers made presentations.

A summary of projects discussed is as follows:

I. South Savannas

Oral or written testimony of support received from:

- 1) Organized Groups - St. Lucie County Conservation Alliance, Environmental Coalition of Martin County.

A total of four people spoke in favor of the Savannas. One written document of support was also submitted. There were no negative comments received.

Significant Points of Testimony

Savannas is a beautiful, critical piece of natural Florida. State has already committed time and money to a partial purchase. Project should be completed at once. Written documents and speaker comments are attached.

II. East Everglades

Oral or written testimony of support received from:

- 1) Elected Officials - Dade County Commissioner Jim Redford and Dade County Commission.
- 2) Organized Groups - Mangrove Chapter of the Izzak Walton League, South Florida Coalition of Concerned Conservationists, Trust for Public Land, Tropical Audubon Society, National Audubon Society, Miami Sierra Club.
- 3) Agencies - Dade County Planning Department, South Florida Water Management District.

A total of 15 people spoke in favor of the East Everglade. In addition, three written documents were submitted in favor of this project. There were no negative comments received.

Significant Points of Testimony

East Everglades project provides a variety of benefits including water recharge, endangered species protection, wildlife habitat, and as a buffer to Everglades National Park. South Florida provides the majority of State revenues but has not received it's share of public land acquisition. Price for project is very low because it includes a donation. Selection Committee should move this project up in priority.

Written documents and speaker comments are attached.

III. North Beach

Oral or written testimony received from:

- 1) Elected Officials - State Representatives Fred Lippman, Tom McPherson Larry Smith, Harold Dyer; State Senator Ken Jenne; Marsha Beach, Chairman, Broward County Commission; Howard Forum, Eve Savage, Broward County Commission; David Keating, Mayor, John Williams, Vice Mayor, Suzanne Gunzburger, Cathleen Anderson, Commissioners, City of Hollywood; Arthur Rosenberg, Mayor, City of Hallendale; Bill Everett, Commissioner, City of Miramar.
- 2) Agencies - South Broward Parks District
- 3) Organized Groups - Hollywood Jaycees, Environmental Coalition of Broward County, Hollywood Lakes Civic Association, Broward County Sierra Club, Hallendale United Citizens Association, Friends of the Everglades, East Hollywood Civic Association, League of Women Voters, Hillcrest Presidents Council.

A total of 45 people spoke in favor of North Beach. In addition, 9 written documents were submitted in support of the project. Petitions containing approximately 529 signatures of support were also received. There were no negative comments.

Significant Points of Testimony

North Beach remains in very good condition with viable dunes and natural vegetation. This is very unusual for an urban beach. It is an outstanding recreational resource that is critical to the region and the State. Development pressure is intense and purchase cannot wait like it can in rural area projects. A combination of funding sources could be used to finance the purchase, including possible match from the South Broward Parks District.

Management by local entities could also be worked out. Landowner is willing to sell and the people of South Florida desperately need your help. Active projects like this deserve a higher priority. Why isn't the Selection Committee here to listen to us? North Beach is a major nesting area for endangered sea turtles and students come to study what a natural beach looks like. This project must be number one!

Written documents and speaker comments are attached.

IV. Interama

Oral or written testimony of support received from:

- 1) Organized Groups - Dade League of Cities, Westside Property Owners Association.

A total of two people spoke in favor of Interma. Additionally, two written documents were also submitted. There were no negative comments.

Significant Points of Testimony

Confused and concerned that Interama is not on the priority list. This project should be added to Oleta State Park. City was left holding the bag and the State should help. No developer is arguing about the sale. The City is a willing seller. The Miami Herald endorses this purchase.

Written documents and speakers comments are attached.

This report was prepared by:

Edwin J. Conklin
Environmental Administrator
Division of State Lands

ATTACHMENT

Hugh Furman - Savannas will soon be lost. Pressures are tremendous, important for drinking water of Jensen Beach area.

Dale Cassens - Supports South Savannas. Representing St. Lucie County Conservation Alliance. Beautiful piece of Florida that could be preserved. Development pressure is tremendous. Development jeopardizes the area. At least keep in current position.

Dr. Stokes - Representing Environmental Coalition of Martin County which represents many environmental groups. This meeting is very important. Savannas should be completed and should remain in very high position. We have worked very hard and let the Savannas be completed this year.

Robert Hemberger - Gone through hurdle after hurdle. People we are really for this project. Should have held this meeting in Martin County. If Savannas are covered over then will be in trouble.

Allan Bly - Supports East Everglades. This project is the result of a large variety of planning measures, local, regional, and national. It is a critical purchase. All levels of government have worked in concert on this project. State should carry through on this vital plan.

Joel Kuperberg - Supports East Everglades. Many species of rare and endangered plants and vital water ivates resources.

Taylor Alexander - Supports East Everglades. Project position should be improved. Southern part of state has not got it's share of purchase. Current project is sound.

Henry Iler - Supports East Everglades. Planner with Dade County. Very high water recharge area, high wildlife diversity. Urge you to not miss this opportunity.

Carol Albietz - Supports East Everglades. Private citizen concerned about drinking water and marine life.

W. R. Lazurus - Supports Aerojet. Representing South Florida Coalition of concerned conservationist. Since 1947 we have put forth a tremendous effort to protect south Florida but it has mainly been by federal efforts, not by the state.

Jack Maloy - Here to support all projects within the District. EE lands are critical to the Park, one million acres. We will do restoration but first it must be purchased. 85% of money comes from Dade, Broward, Palm Beach City. Rural areas will not increase.

Bob Skinner - Supports East Everglades. Representing Mangrove Chapter of the Izzak Walton League. Need more land in Dade County.

Comm. Jim Redford - EE provides a variety of benefits. Everglades national park, water, etc.

Havery Abrams - Spectacular land opportunity for Florida through TPL and Aerojet. Will project EMP, a world resource. C.A.R.L. should move this up.

Nancy Brown - Supports East Everglades. Speaking for Tropical Audubon Society. Only Dade County project. Important water project that will protect TNP.

Attachement
Page two

Alice Wainwright - Representing National Society. Strongly support purchase of EE lands and filling C-11 canal. Without adequate water supply, the park is doomed. Is a priceless national treasure. Important for tourists and fisherman alike. Also support North Beach, Westlake, Windley Key.

Larry Reece - Chairman of Miami Group of Sierra Club. Supports East Everglades. Vital link in lower Florida water regime. Critical to end. Species are well. Single willing seller and bargain price.

James Hartwell - Supports East Everglades. Hydrologist, glad that Jack Malory is going to fill in C-111 canal. Critical to water supply of Dade County and Monroe. Urge higher priority.

Charles Pisacano - Supports East Everglades. Buy it!

Rep. Fred Lippman - Sorry that Committee is not here. North Beach means a great deal to South Florida. North Beach is what Florida used to look like in 1960. Symbol of much people of South Florida.

Rep. Tom McPherson - Support East Everglades. Pressures in South Florida are greater here. Other areas can wait 'til later. Owner is willing to negotiate. From a combination of funds the land can be bought. It will disappear and the time is right.

Rep. Larry Smith - Many people in county also use North Beach. Also a state project. 3/4 of state is surrounded by water and beach. Much of this already lost. Tourism is important. We cannot afford to lose more beach. Perhaps possible to use both SOC and CARL.

Rep. Harold Dyer - Supports North Beach. Three million people to use project. Endangerment high. Owner is not willing to sell. Urge higher priority.

Senator Ken Jenne - Sorry that all of C.A.R.L. Committee not here. Worth preserving, large area, last of his kind. Location very important, very high priority should be given. North Beach should be preserved.

Marsha Beach - We need your help in preserving North Beach. I am a native Floridian and south Florida North Beach should be at the top of the list.

Comm. Howard Forman - The battle is never to protect property. We have to improve the priority of North Beach. Right in the center of Population. Many people have used the area. They are just not making any more.

Eve Savage - Supports North Beach. Tremendous public support! Bulldozers are at the gates. We must move quickly on this project. It is a beautiful piece of property. Move it up!

Major Keating - Supports North Beach. If we had a reference, almost anyone would vote for it. All elected officials would support this project.

John Williams - Supports North Beach. Have to fight all the way for the ownership of the streets and sand. Have worked hard all the way to preserve this land. This is our last chance, we desperately need it.

Suzanne Gunzburger - Supports North Beach. Have seen the beachfront eaten up year after year. Please move up on the C.A.R.L. list. Developer is willing to sell.

Cathleen Anderson - We have experience a severe decline in our quality of life. Broward County has been a dumping ground for illegal immigrants sand many other bad things. Others to the north will benefit from our mistakes. All projects on the list deserve preservation, but North Beach should be saved!

Comm. Bill Everett - Supports North Beach. Raise priority.

John Bertino - North Beach is a totally regional project, not just for Hollywood. Represents the South Broward Parks district. District would agree to be management agent for North Beach. Committee to study financing of the purchase. Need to move up on C.A.R.L. list.

John Bux - Supports North Beach. Raise priority!

Steve Werthman - Representing Environmental Coalition of Broward County. Support North Beach and public access. Unique opportunity to shape the history of North Beach.

Tom Owens - Representing Hollywood Lakes Civic Association. Supports North Beach acquisition.

Nancy Neiman - Representing Broward County Sierra Club with 600 members. They are very concerned. Change priority.

Alvin Sander - Representing Hallendale United Citizens Association. Supports purchase of North Beach and Posner Tract. Raise the priority.

Patricia Smith - Representing Friends of the Everglades, who support this purchase. Grew up near Hollywood Beach and support purchase of North Beach.

Gus Norbut - Representing East Hollywood Civic Association solidly behind this purchase. Place North Beach higher on list.

Janet Chase - Supports North Beach. Representing the League of Women Voters. Unique qualities should not be lost. Raise priority.

Hank August - Liaison officer for Hillcrest Presidents' Council. Support North Beach. All segments support this great project. Angry that DER, DAH, GFWFC, rated very low.

- 1) How many projects have active elements?
- 2) How many are passive?
- 3) What weighting should be allotted to active vs. passive values?
- 4) What weighting should be added to the list?
- 5) Does location make a difference?
- 6) Are rankings based on statistical values?
- 7) How many counties have a population of 1 million?
- 8) How many are received for purchase by DNR after establishment of CCCL.
- 9) How many can include wide public use? 1 million people used the beach each year.
10. How many other projects can claim over 1 mile of unique beachfront? Raise the priority!

Cora Jankey - Amen, purchase North Beach.

Eric Robinson - Purchase North Beach!

Stanley Goldman - Raise priority!

Marion Henriquez - Higher priority.

H. Small - Please save both North Beach and the Posner Tract. Do the right thing for the teeming masses that need this land.

John Kofod - Major nesting area for sea turtles. Patrols the beach and North Beach has the most nests. Students also use this area as a natural environment.

Gert Tulk - Supports North Beach. We have a time bomb here. We must grab the land now.

Douglas Eney - Live three blocks north of North Beach. So much of this area was once virgin beach, now is concrete. Tourism is going elsewhere, not to Miami Beach, Angry that other C.A.R.L. Committee people were not there. North Beach should be raised in priority.

Susan Roesse - Purchase of North Beach will be of benefit to everyone.

Sarah Donly - Supports North Beach. Building will destroy natural habitat.

Arla Bernstein - Supports North Beach. Marvelled at the fact that such a beach still exists in an urban area.

Dennis Giordano - Supports North Beach. Speaking for Hollywood Inc. Interested in sale, but only of all land.

Nicki Grossman and seven students from McAicol Middle School - Former Hollywood City Commissioner, brought children from McAicol Middle School. Children are the reason to acquire North Beach. Increase the priority! Children gave short speeches.

Jack Speed - City of Hallendale. Posner Tract and North Beach should be preserved.

Shelly Gassner - Concerned about the purchase of Interama. Representing Dade League of Cities. All support the tract. Please add to Oleta State Park. No developer is arguing about the sale. Miami Herald endorses it.

Joseph Fricano - President of Westside Property Owner's Association representing 12,000 people. We are left holding the bag on Interama. We want to keep concrete out of these. Should be included in Oleta River State Park.

Public Meeting

Douglas Building
Room 302
3900 Commonwealth Boulevard
Tallahassee
6:00 p.m.

Upon arriving at the building at 5:40 p.m., copies of the preliminary acquisition list and sign-up sheets for speakers were distributed. The meeting began at 6:20 p.m. and ended at 10:00 p.m. Standard procedure was employed for taking public testimony.

Mr. John Bethea, Dr. Elton Gissendanner, Mr. Henry Dean, Mr. Paul Darst, Mr. George Willson, Mr. George Percy, and Mr. Doug Bailey represented the Selection Committee. Mr. Edwin Conklin conducted the meeting. Approximately 150 people attended and 56 made presentations.

A summary of projects discussed is as follows:

I. Escambia Bay Bluffs

Oral or written testimony of support received from:

- 1) Elected officials - Senator Tom Tobiassen, Escambia County Commissioner John Frenkel, Pensacola Mayor Vince Whibbs.

A total four people spoke in favor of the Bluffs. One telegram from former Governor Askew was also received. There were no negative comments.

Significant Points of Testimony

The Bluffs are a geologic feature unique to the State. Development would result in severe erosion and a loss of water quality plus aesthetic damage. The City of Pensacola has already bought about half of the original project area and will manage it. The State only needs to purchase 15 acres with a very small price tag.

Written documents and speaker comments are attached.

II. Big Shoals

Oral or written testimony of support received from four people. Two documents were also submitted. No negative comments.

Significant Points of Testimony

Big Shoals is the only significant stretch of Whitewater rapids in Florida. Very little has been done in acquisition to protect the Suwannee River. The Shoals have considerable economic value and are used by the public extensively. The Shoals are threatened by mining and residential development.

III. Grayton Dunes

Oral testimony of support received from:

- 1) Elected Officials - W. L. "Billy" McLean, Walton County Commission.
- 2) Organized Groups - Friends of Grayton Beach.

A total of six people spoke in favor of Grayton. There were no negative comments.

Significant Points of Testimony

Grayton has extraordinary dunes in outstanding condition. High quality environmental, recreational, and archaeological resource. Friends of Grayton Beach have raised funds to assist in this purchase. Development will occur soon if not purchased.

Speaker comments are attached.

IV. Shell Island

Oral oral or written testimony of support received from:

- 1) Elected Officials - Representative Leonard Hall, Panama City Commission; Congressman Earl Hutto; Bay County Commission, Representative Ron Johnson.
- 2) Organized Groups - League of Women Voters, Bay County Audubon Society, Bay County Save Our Shores.

A total of ten people spoke in favor of Shell Island. There were no negative comments.

Significant Points of Testimony

Two thirds of the island is already in public ownership and that federal portion will not be sold. Island portions will not be sold. Island protects the Bay, which provides tremendous fishery resource, can be bought relatively cheaply, because as yet there is no bridge. Principal owner says he has a firm offer to sell and cannot wait any longer. Priority must be raised!

V. Emerald Springs

Oral or written testimony of support received from:

- 1) Elected Officials - John Hutt, representing Bay County Commission; Representative Ron Johnson; Lynn Haven City Commission; Callaway City Commission.

Three people spoke in favor of Emerald Springs. Additionally, three written documents of support were received. One person spoke against this project.

Significant Point of Testimony

Owners are willing to negotiate with the State. One person objecting to this purchase should not negate the feelings of 100,000 people who support it. Springs supply 52% of the drinking water for Bay County. If necessary, Bay County could assist in Management. Springs and environs are beautiful, important natural area and recreational resource.

Emerald Springs should not be bought. Land is nearly worthless and owners are just trying to take the people for a ride. Water and riverbed are not endangered. Owners have made big campaign contributions to politicians who are pushing the purchase.

Written documents and speaker comments are attached.

VI. Dog Island

Oral or written testimony of support received from:

- 1) Elected Officials - Franklin County Commission.
- 2) Organized Groups - Dog Island Conservation District, The Nature Conservancy, Apalachee Audubon Society.

Significant Points of Testimony

The State should be partners in the preservation of this island, which is an important, vital natural area that protects Apalachicola Bay. The single owner, Nature Conservancy, must re-sell the island to private interest if the State does not buy it. The priority must be raised!

Three people spoke in favor of Dog Island. Three written statements of support were also received. No negative comments.

Written documents and speaker comments are attached.

VII. Beaverdam - Sweetwater Creeks

Oral or written testimony of support received from:

- 1) Organized Groups - Florida Defenders of the Environment, Tallahassee Timbers Research Station.

Three people spoke in favor of this project. One written document of support was also submitted. No negative comments.

Significant Point of Testimony

This project contains steephead ravines, which are unique geologic features. The ravines and project area have the greatest species richness north of the tropics. Twenty six species found here are targeted by the Florida Natural Areas Inventory. The Tallahassee Timbers Research Station would like to participate in management if purchased. Retain the high priority.

Written document and speaker comments are attached.

VIII. Crystal River

One person, who represented a major owner of the project, spoke in favor. This area contains diverse natural habitat of remarkable beauty. There is very little time left to preserve this area. Owners has all permits and will develop if the State does not purchase very quickly.

IX. M-K Ranches

Two people spoke in favor of this purchase. This is part of an investment in the Apalachicola River. USEPA supports this purchase. Owner has agreed to donate 2000 acres of land and will restore some lands.

X. Rookery Bay

One person spoke in favor of this project. All parcels proposed for acquisition will be included in the National Estuarine Sanctuary. Selection Committee should consider the critical parcels for priority one.

XI. Mashes Sands

Oral or written testimony of support received from:

- 1) Elected Officials - Joe Duggar, Wakulla County Commission.
- 2) Organized Groups - Wakulla County Citizens for Planned Development, Panacea Garden Club, Iris Garden Club of Wakulla County.

A total of ten people spoke in favor of the project. Six written documents of support were also submitted, including a petition with 70 signatures. There were no negative remarks.

Significant Points of Testimony

Mashes Sands is an important natural resource and archeological site. As an island, it provides special storm benefits for the mainland. Development by the owners will occur if the State does not purchase this site. Please move this project to a higher priority.

Written documents and speaker comments are attached.

XII. Fort San Luis

Oral or written testimony of support received from:

- 1) Elected Officials - Bob Henderson, Leon County Commission.
- 2) Organized Groups - Forest Heights, Holly Hills Neighborhood Association; Northwest Neighborhood Association; Tallahassee Historical Society; Council of Neighborhood Associations.

A total of eight people spoke in favor of the project. Two written documents of support were also received. There were no negative remarks.

Significant Points of Testimony

San Luis is an incredibly significant spanish mission site. We will never again have such an opportunity. This fort was built about the same time as the stone fort in St. Augustine. Keep it high on the list!

Written documents and speaker comments are attached.

XIII. East Everglades

Two people spoke in favor of this project, which protects water recharge, endangered species, and the Everglades National Park. Project could be purchased from a combination of funding sources. Please raise the priority and help protect this vital area!

This report was prepared by:

Edwin J. Conklin
Environmental Administrator
Division of State Lands

ATTACHMENT

Patricia Brettman - Pensacola supports this project. Many organizations have worked to save the Bluffs. Unique beauty, relaxations, and closeness to nature. 1600 of Magnolia Bluff, a unique geologic feature. Development would result in severe erosion and loss of water quality. City has already bought a portion of this property and will manage. State could also manage in concert with City. Only 15 acres with a very small price tag.

Senator Tobiassen - Representing Escambia County Legislative delegation. Low cost project and only undeveloped bluffs in Florida.

John Frenkel - Supports Escambia. United front to preserve this project.

Vince Whibbs - Supports Escambia. City, county, state stand solid behind this project. The City is participating.

Lex McKeithen - Consider the Suwannee, very little money is being spent on this project and the river. Supports Big Shoals.

Jenifer Hodnette - Supports Escambia. City Planner. Scenic wonder of the State.

Stephen Williams - Supports Big Shoals. The greater part of what is natural has been lost. It is the only whitewater in Florida. Value to economics and youth is great.

Judy Hancock - Supports Big Shoals. Five miles above White Springs. Whitewater of exceptional beauty. Threatened by mining and residential development.

Bill Peters - Have been involved with the Swanee River for many years. A very beautiful area, which is threatened.

W. L. Billy McLean - Supports Grayton Dunes. Condition of this area is very good. Rolling dunes and outstanding archaeological area.

Mrs. G. A. P. Haynes - Development still can take place. Friends of Grayton have raised money to assist in this purchase. No opposition to this area in the County.

DeLone Sholes - Supports Grayton Dunes. Children have expressed their support for this project. Archaeological support for this project.

Barbara Dykaman - Supports Grayton Dunes. Must be saved. Has native vegetation.

Tommy Shoals - Supports Grayton Dunes. Local realtor involved in development, but I support this project.

Van Ness Butler - Supports Grayton Dunes.

Rep. Leonard Hall - Supports Shell Island. Bay behind Shell Island is in excellent condition. With no bridge, the island can be bought cheaply. Please move up on the priority list.

Harriett Myers - Concerned with protection of undeveloped barrier islands. Acquiring the 1/3 of Shell Island that is private will ensure public use and protection.

Audrey Parker - Have been trying to purchase Shell Island for many years. The middle portion (private) should be preserved. Legislative delegation still behind us.

Russell Oltz - Supports Shell Island. Settled in Panama City for dunes. Save it!

John Robert Middlemas - Supports Shell Island. Even though the list has already been put together, I hope you do not consider it final. Last undeveloped strip in the panhandle. Has been on list but keeps dropping in priority.

Jerry W. Gerde - On behalf of Panama City Commission, Supports the acquisition of Shell Island by the State. There is so little to save anymore. Shell Island will be developed if not purchased. Opportunity to save money.

Joe Harrison - Support the acquisition of Shell Island. Portion of island held by Air Force will not be sold.

Stephen Potter - Representing Board of County Commissioners Bay County. Supports Shell Island.

W. Harper - Representing Perimeter Investments, owns 80% of the private area of the island. Perimeter has a firm offer to buy the island, Committee has a chance to buy now.

Jack Mashburn - Mr. Downing has a case of sour grapes. Emerald Springs owners are willing to negotiate with the State. One person objecting to the purchase of the springs should not negate the feelings of 100,000 people who support this purchase.

John Hutt, Jr. - Has never received any money from owner. These springs supply 52% of drinking water for Bay County. If necessary, Bay County could assist in providing management.

Rep. Ron Johnson - Supports Emerald Springs. Recognizes the value of this area under several acquisition programs. Will preserve water quality and important flora and fauna. Urge to take remarks under consideration.

Robert H. Downing - Oppose purchase of Emerald Springs. Petronis family put together this land and is not worth much. State already owns the river bed. Water is not in danger. Property is not saleable. Property owner has supported political campaigns, this is unfair.

Bruce Culpepper - Supports Dog Island. Be partners in the preservation of this island. One landowner, Nature Conservancy. They also have first right of refusal. Snatched this area from the jaws of developers. Barrier Islands are so fragile. Construction destroys natural flexibility of island. Great abundance of wildlife.

Michael Green - December, 1979 the Conservancy acquired Dog Island. Tremendous wildlife area. Need to revolve money out to save the island and other areas. Please improve ranking.

James Floyd - On behalf of Franklin County Commission, Endorses purchase of Dog Island.

Helen Hood and Bob Palmer - Florida Defender's Environment. Number 1 priority in the State. Supports Beaverdam/Sweetwater Creek.

Ann Redmond - Supports Beaverdam/Sweetwater. Steepheads are unique geologic features in Florida. They are spectacular areas. Endemic species are there.

D. Bruce Means - Have been a resident for 22 years, have seen all the panhandle projects except the Grove. I personally support these purchases. Supports the greatest species richness north of the tropics. Found only in this area. Twenty six species are here that are targeted for special attention. Timbers would like to participate in management. Supports Beaverdam/Sweetwater.

Attachement

Page three

Kenneth Powell - Representing the owners of a portion of project. Supports Crystal River. This project provides for considerable natural habitat of remarkable beauty. There is very little time left to preserve this area. Archaeological value is high. Development is going to go unless the state buys the property. Encourage you to look at the land.

Jake Varn - Supports M-K Ranches. Part of an investment in the Apalachicola System. Continuous ownership along the river. US EPA supports this purchase. Owner has agreed to donate 2000 acres of land. Also will restore some lands.

Virginia A. Vail - Supports Rookery Bay. All parcels are being proposed for inclusion in the National Estuarine Sanctuary. Urge Selection Committee to consider critical parcels for acquisition.

Comm. Joe Duggar - Supports Mashes Sands. Appreciate that this project is on the list. Represent the support of Wakulla County. County would like the state to buy this land. Natural resource value is high.

Olin H. Brimberry - Mashes Sands is an island which provides protection for the mainland. It is also an important Indian site. I believe God gave us this area to enjoy. The Mashes Sands area is very important to us. Help us preserve this area for Walulla, Leon, and the State.

Tom Herbert - Supports Mashes Sands.

Judith Harris - Acquisition of this area would provide environmental protection, recreational potential and historical sites. In the absence of purchase, area will be developed. Supports Mashes Sands.

Oscar Crays - Supports Mashes Sands. Represents fishermen and their interest.

Shelly Marra - To allow this particular area to be developed would not only damage the coastal area's beauty, but pollute and destroy the waters and aquatic life. Please, I urge you to not allow Mashes Sands to be developed!

Albert A. Marra, Jr. - Supports Mashes Sands. This area is very rare, it is 40 minutes from Tallahassee and is an unspoiled beach. I urge you to save this small but lovely area.

Randall Denker - State could buy all of these properties, but we should concentrate on a few where the dollars will go further. Large acreage for small price. Also a diverse area with broad type of uses. Supports Mashes Sands.

Jack Rudloe - Particularly fond of Mashes Sands. One of the few places where Horseshoe crabs come in to reproduce in great numbers. Tremendous natural area, also historical area. Development of area is underway. Just a matter of time before it occurs.

Robert Anderson - Representing Panacea Garden Club. Supports Mashes Sands. Concerned with the future of this area.

Mrs. Frances DeTar - Representing Forest Heights Holly Hills Neighborhood Association. This is a unique opportunity to purchase a critical piece of history. We must rescue this property.

Dave McGee - Representing Northwest Neighborhood Association. Supports the purchase of Fort San Luis.

Comm. Henderson - Representing Leon County Commission. Supports Fort San Luis.

Attachment
Page four

Anne L. Pates - Supports Ft. San Luis. We circulated a petition to support this site and have a total of 381 signatures from people of all interest. Groups that signed the petition is unique.

Malcolm B. Johnson - We will never again have an opportunity to purchase a Spanish Mission like this. Fort was built about the same time as the stone fort in St. Augustine. Californias missions are not any where near as significant as San Luis.

Juanita Grudele - Supports Ft. San Luis. Members have urged the purchase of this site. Opening of the area as a park is awaited.

Jack Merriam - Supports the purchase of this site. Rich cultural history. Leon County has bought site nearby, perhaps management could be done together. Development is coming.

Ursula G. Reinhardt - This fort is number 1 in importance historically.

W. R. Lazarus - Representing South Florida Coalition of Concerned Conservation Clubs. Supports East Everglades. All the delegation and the people in South Florida support this purchase. Only the federal government has helped South Florida, not the state. Although the State should buy small tracts, this large one should be purchased. It is critical to the Biscayne Aquifer and recreation. Vital for protection of Everglades National Park.

Joel Kuperberg - Here to explain the purchase arrangements and what TPL owns. Acquired lands in 1980 but now there is no federal money to purchase it. Could be bought by several public agencies. Project protects water recharge, Taylor Slough, Crocodiles, critical to Everglades National Park. Tremendous wildlife resources. Need help to protect this land. Raise priority!

Public Meeting

Daytona Beach City Hall
Commission Chambers
301 South Ridgewood Avenue
Daytona Beach
6:00 p.m.

Upon arriving at the City Hall at 5:50 p.m., Copies of the preliminary acquisition list and sign-ups sheets were distributed. Standard procedures were employed for the conduct of the meeting, which began at 6:10 p.m. and ended at 8:35 p.m. Approximately 80 people attended the meeting and 43 speakers made presentations. C.A.R.L. Selection Committee members or their staff present were: Mr. John Bethea, Dr. Elton Gissendanner, Mr. Edwin J. Conklin, Mr. Doug Bailey, Mr. Paul Darst, Mr. George Percy, and Mr. George Willson.

A summary of projects discussed is as follows:

I. North Peninsula

Oral or written testimony of support received from (see attachment).

A total of 40 people spoke in favor of North Peninsula. Additionally, 26 documents of support were submitted. One person spoke against the project.

Significant Points of Testimony

North Peninsula would provide a tremendous addition to existing Halifax Plantation State ownership. Area is in excellent shape, has high recreational, archaeological, environmental value. Volusia County supports this project and will put their money where their mouth is somehow. Coastal property is fast disappearing and is important. Raise priority!

One individual who represented the owners stated that they were willing to sell to the state, but also might develop the property in part, donate some recreational land, and thus save the taxpayer a lot of money.

One person stated that no taxpayers knew about this meeting and public funds shouldn't be used. Our pockets will be picked again.

Written documents and speaker comments are attached.

II. Consolidated Ranch

A total of two persons spoke in favor of this project. One of these represented the Orange, Lake, and Seminole County Commissions. The other speaker was a representative of the major property owner. Three written documents of support were also submitted. There were no negative comments.

Major Points

The strategic position of this project near an urban area is critical. Please keep this in a high priority. Rock Spring run is the only clear water run in the area. The project has high archaeological, recreational, and natural resource value. A great multiple - use tract. A million people are within close distance.

Speaker comments and documents are attached.

This report was prepared by:

Edwin J. Conklin
Environmental Administrator
Division of State Lands

C.A.R.L. COMMITTEE MEETING
TUESDAY, MAY 18, 1982
DAYTONA BEACH, FLORIDA

Speakers in support of North Peninsula
PUBLIC AGENCIES AND OFFICIALS

VOLUSIA COUNTY LEGISLATIVE DELEGATION:

Senator Edgar M. Dunn, Jr.
Representative Samuel P. Bell, III
Representative Tom C. Brown
Representative T. K. Wetherell

COUNTY COUNCILMAN, Robert N. Hartman, Chairman

CITY OF PONCE DELEON INLET AND PORT AUTHORITY, James B. Hall,
Chairman

CITY OF FLAGLER BEACH, Commissioner Betty Steflik

CITY OF ORMOND BEACH, Mayor Charles E. Bailey

CITY OF DAYTONA BEACH, Mayor Larwence J. Kelly

CITY OF NEW SMYRNA BEACH, Mayor George E. Musson

CITY OF HOLLY HILL, Charles McCool, City Manager

CITY OF DAYTONA BEACH SHORES

CITY OF PONCE INLET

CITY OF EDGEWATER, Mayor Robert H. Christy

NORTH PENINSULA MUNICIPAL SERVICES DISTRICT ADVISORY BOARD,
Dr. Charles D. Vedder

CITY OF PORT ORANGE, Frank Taylor, Acting City Manager

ENVIRONMENTAL BOARD, Reid B. Hughes, Chairman

CHAMBERS OF COMMERCE

DAYTONA BEACH AREA CHAMBER OF COMMERCE, Joseph Scott, President

ORMOND BY THE SEA CHAMBER OF COMMERCE, Tom Broker

NEW SMYRNA BEACH CHAMBER OF COMMERCE, P. J. Kitzler

Speakers in support of North Peninsula - Continued

PORT ORANGE CHAMBER OF COMMERCE, Dan Roussos, Executive Director

HOLLY HILL CHAMBER OF COMMERCE, Roberta Stout Horn, Board of Governor's

DAYTONA BEACH SHORES CHAMBER OF COMMERCE, Marilyn Steeves, Executive Secretary

OTHER ORGANIZATIONS

NORTH PENINSULA COUNCIL OF ASSOCIATES, Charles B. Bush, President

YOUNG DEMOCRATS OF VOLUSIA COUNTY, Dr. Bonnie Engel, President

LEAGUE OF WOMEN VOTERS, Helen Hodges, President

CITIZENS OF ORMOND BEACH, Tom Brewer

VOLUSIA COASTAL COMMITTEE, Alice Jaeger

ENVIRONMENTAL COUNCIL, Dr. Walter S. Boardman, Chairman

STANDING COMMITTEE FOR ENVIRONMENTALLY INTERESTED CITIZENS, Ted Porter

ATTACHMENT

Senator Dunn - Representing Volusia County Legislative delegation of four. All are strong advocates of North Peninsula. Thanks for coming to Daytona Beach.

Rep. Tom Brown - Pleased to be associated with this fine project. Support conservation of undeveloped barrier islands, development can bring problems. Project fits so very very well as a natural and valuable addition to Bulow State Park. Preserving the land with natural values, fresh waters. Supports North Peninsula.

Rep. T. K. Wetherell - Delegation feels very strong about this. Fits into land use plan, region, state, nation. Almost everyone is solidly behind this purchase.

Robert Hartman - Chairman, Volusia County Council, Supports North Peninsula. Council urges the purchase of this land. Land is ecologically fragile and is the last major piece left. As early as 1977 we have applied for state purchase. Make this the Number 1 priority.

Clyde Mann - Acquisition of this area will give Volusia County and the State the finest park in the State and the U.S. Urge you to increase priority.

James B. Hall - Supports North Peninsula. Representing Ponce De Leon Inlet Port Authority. We have been involved in the acquisition business for some time and support this acquisition. Information on this purchase has been around for years. We support this project. Raise priority!

Betty Steflik - Commissioner of Flagler Beach. This project will benefit Flagler County and the region. The City supports this project and endorses the project. All coastal properties are critical and this one is of very high quality. Please raise priority.

Charles Bailey - Ormond Beach Mayor, supports project. It is a fine project for the entire North end of the State. Please consider as number one.

Charles McCool - Supports North Peninsula. City Council is in favor of this project. We have had problems from improper development and we support this.

Lawrence Kelly - Mayor of Daytona Beach, supports project and City supports this project. Raise priority!

Robert Christy - Mayor of City of Edgewater, supports this purchase by resolution unanimously.

Paul Moore - Supports North Peninsula. Please maintain high priority. Our citizens support this.

Frank Taylor - Supports North Peninsula. Urge highest priority.

Dr. Charles Vedder - North Peninsula Municipal Services Advisory Board. Highly supports the acquisition of this project. Please give highest priority. Massive effort to support this project.

George Musson - Mayor, City of New Smyrna Beach. City unanimously supports this project. Ask consideration.

Reed Hughes - Chairman of Volusia County Environmental Board, supports North Peninsula. Recommend timely and effective acquisition efforts. Outstanding opportunity to marry this property with other public lands. Vulnerability and endangerment is high. Please elevate the position of this project. Owners are willing to sell.

Joseph Scott - President of Daytona Beach Chamber of Commerce, support North Peninsula. Representing 1400 members of the business community. Entire board highly sensitive to needs. Urge high priority.

Attachment
Page two

Tom Broken - Vice President of Ormond by-the-sea Chamber of Commerce, forty four business members. First chamber to support this project.

P. J. Kitzler - Supports North Peninsula. One hundred twenty five members urge the purchase of this area.

Dan Roussos - Our chamber enthusiastically endorses the property.

Robert Horn - Supports North Peninsula. Chamber endorses.

Marilyn Steeves - Wholehearted support of North Peninsula.

Charles Bush - President of North Peninsula Council of Associations, supports North Peninsula. Materials for this project were developed by our organization. We support this highly. Please raise priority.

Dr. Bonnie Engel - Member of Young Democrats of Volusia County, supports North Peninsula. We have an interest in government and support this project. Urge highest priority.

Helen Hodges - League of Women Voters, Supports North Peninsula. High priority.

Tom Brewer - President of Citizens of Ormond Beach, supports and endorses North Peninsula. Concerned with salt-water intrusion and water quality. Time is not on our side. Number one please.

Alice Jaeger - Member of Volusia Coastal Committee and Palmetto Club, support North Peninsula. Unanimously adopted resolution supporting this project. That which can be saved must be saved. No resource is infinite. Is encouraging to see this project. Unique in state, top priority.

Ted Porter - President of Standing Committee for Environmentally Interested Citizens. 3200 members support North Peninsula.

Leonard Wirsig - Supports North Peninsula. Proud to be a citizen of Volusia County. A proposal like this is part of the answer to the problem. Thank you. We have a track record of putting our money where our mouth is, and we are still trying. Highest priority.

Genette McKnight - Supports North Peninsula. Buy it!

John Ellis - Supports North Peninsula and represents owners. Present an alternative for purchase. Will submit this in writing to Council. It is different than that proposed. 607 acres is in 19 owners. Water and sewer is difficult to bring in, would cost \$20 million. Had an option for sale. Highest property elevation in the County. The private purchase did not go through. We have continued efforts to sell this property and have another buyer for \$28 million. Might leave 100 acres around High Bridge Road for public use. Proposes development North and South of high quality.

Owners are pleased to deal with any purchase offer, including the State, at the right price. However, development would have great advantages. Letters will come.

Theresa Shannon - Only oceanfront tract remaining in Volusia County. Proud to live where we can fight to preserve our way of life. The proposed development of this area would be incredibly costly. Number one!

Mary R. Crocker - Supports North Peninsula.

Harold D. Cardwell, Sr. - Archaeological and historical significance exists. It is a valuable link in the old development of this basin. Supports purchase and high priority!

Ruth Starr - Former Mayor of City of Holly Hill. Passed resolution of support!

Betty B. Johnson - Supports North Peninsula.

Robert M. Johnson - Supports North Peninsula.

Ted Brousseau - Supports North Peninsula. Not a politician. Taxpayer's should hear of this. My pockets have been picked for other purchases, I don't see the benefits of this property. It shouldn't be removed from the tax rolls. Public have not been informed about this.

Daun Fowler - I am joyful about the crowd. I know you must be convinced that we should hurry! If you wait, it will be too late! We must be number one. We don't have much beachfront left. Save what we have!

Senator Dunn - Outgoing of support for this project. Time is of the essence. Developer is ready to go. Thank you for coming.

Scott Henderson - Supports Wekiva River/Consolidated Ranch. Here on behalf of the Orange County Commission, Lake County, Seminole County Commission. Appreciates the high priority. We want to keep it that way - this is critical to the protection of the property. Great interest for a number of years in many areas. Rock Springs run is the only clear water run in the area. High archaeological values, recreation, hunting, canoeing, and multiple use type tract. We have within this area nearly a million people.

Public Meeting

Sarasota County Administration Building
101 South Washington Boulevard
Sarasota
19 May 1982, 6:00 p.m.

Attendance at the Sarasota County Commission Chamber began to gather at about 5:30 p.m. Copies of the C.A.R.L. preliminary priority list and sheets for speakers were made available at both front and back of the room. The meeting began at 6:05 p.m., and ended at approximately 9:30 p.m. Speakers' testimonies were recorded by means of tape cassettes and written notes by committee members and their staff.

Chairman John Bethea and Dr. Elton Gissendanner represented the selection committee. Other committee members were represented by: Mr. Doug Bailey (Game and Freshwater Fish Commission); Mr. Paul Darst (Department of Veteran and Community Affairs); Mr. Carl McMurray (Department of State); and Mr. George Wilson (Department of Environmental Regulation). Dr. Leo L. Minasian, Jr. of the C.A.R.L. Committee technical staff counted 102 speakers out of approximately 150 in attendance.

The projects represented are summarized as follows:

I. Rookery Bay and Rookery Bay Additions 2

A. Oral Testimony:

- 1) Dr. Kris Thoenke, manager, Rookery Bay NES
- 2) Mr. Bernie Yokel, representing Collier County Conservancy and Florida Audubon Society

B. Significant Points of Testimony

- 1) Urbanization threatens to disrupt the pattern of water flow and introduce pollutants into the Rookery Bay estuarine system.
- 2) Four outparcels comprised by Rookery Bay Additions 2 should be included in the present Rookery Bay acquisition (i.e, moved up to first priority on C.A.R.L. list), and be purchased immediately because of their critical, threatened status.
- 3) Chairman Bethea requested that a detailed description of this revised acquisition proposal be submitted to the selection committee by Dr. Thoenke.
- 4) no opposing testimony was made
- 5) Speaker comments are attached.

II. Charlotte Harbor

A. Oral Testimony

- 1) Mr. Jim Kelly, representing Charlotte County Conservation Council, Inc.

B. Written Testimony (see appended papers):

- 1) Mr. Jim Kelly and Mr. Michael D. Best presented committee members with copies of a statement and map of Charlotte Harbor parcels.

C. Significant Points of Testimony

- 1) Charlotte County Conservation Council, Inc. strongly endorses acquisition of Trust for Public Lands wetland parcels.
- 2) TPL has agreed to do an upland boundary survey, and DNR has agreed to determine the safe upland meander line.

III. MacArthur Tract

A. Oral Testimony:

- 1) Mr. Mabry Carlton, Jr., Chairman, Sarasota County Board of Commissioners
- 2) Dr. Jeff Lincer, Director of Environmental Management, Sarasota County
- 3) Mr. Carl R. Keeler, President of Manatee Chapter Izaak Walton League and Manatee Junior College
- 4) Mr. Fred C. Duisberg
- 5) Dr. Ann Stillman, Manatee-Sarasota Group of Sierra Club.
- 6) Mr. Lewis C. Turner, Gulf Gate Community Association
- 7) Mr. Charles R. Stallings, Jr., Sarasota Taxpayers Organized Protest
- 8) Mr. Jim Neville, Sarasota County Board of Commissioners
- 9) Mr. Larry LaBow

B. Written Testimony (see appended papers):

- 1) Mr. Jim Neville presented a copy of a letter from Governor Graham, who is supportive of MacArthur Tract acquisition.
- 2) Mr. Charles R. Stallings, Jr. presented a letter from S.T.O.P., supporting acquisition of the MacArthur Tract.
- 3) Mr. Lewis C. Turner presented a letter of support for MacArthur Tract acquisition on behalf of Gulf Gate Community Association.
- 4) Dr. Ann Stillman presented a letter from the Florida Chapter of the Sierra Club, supporting acquisition of the MacArthur Tract, but nonsupport of the presently proposed multiple-use/multiple-manager concept, and suggesting alterations of this management plan.
- 5) Ms. Elizabeth Owen, Chairman and Ms. Giovanna Deveny presented a letter from the League of Women Voters of Sarasota County, urging public acquisition of the MacArthur Tract.
- 6) Ms. Jean Slocum presented a letter from Manosota 88, supporting acquisition of the MacArthur Tract.
- 7) Mr. Mabry Carlton, Jr., Chairman, presented a letter from the Sarasota County Board of Commissioners expressing thanks to the C.A.R.L. Committee for helping them buy the MacArthur Tract.

C. Significant Points of Testimony:

- 1) Sarasota County Board of Commissioners has issued a bond to raise funds for joint purchase of the MacArthur Tract.
- 2) The MacArthur Tract is a valuable parcel containing: wetlands (ample water resources), wildlife including endangered species, ample diversified habitat, forest and ecotone, and Indian artifacts.
- 3) The central position of the MacArthur Tract in Sarasota County, and its border with the Myakka R. and State Park contribute to its importance.
- 4) It is a primary water recharge area for Manatee Co.
- 5) Opposition:
 - a) There was opposition to the role of Sarasota Co. in future management of the MacArthur Tract.
 - b) Doubt was expressed by one speaker regarding the potability of MacArthur Tract groundwater.

IV. Crystal River

A. Oral Testimony:

- 1) Ms. Marian Knudsen
- 2) Mr. Don Briercheck
- 3) Ms. Irene Schustik, accompanied by 40 supporters of Crystal River acquisition

- l) a letter from Mr. Silas E. Daniel, III, President of the Council of Neighborhood Associations of Pinellas County, Inc., recommending purchase of the Gateway tract.
- m) a letter from Ms. Robin Seaborn, President of St. Petersburg League of Women Voters, urging that the Committee raise priority of the Gateway tract.
- n) a letter from Ms. Dorothy Saber, President of Shore Acres Civic Assoc., supporting purchase of the Gateway tract.
- o) a resolution of the Pinellas Planning Council, Sara C. Wallace, Chairman, supporting protection and purchase of the Gateway tract.
- p) a resolution passed by the Pinellas County Board of County Commissioners (No. 82-24B) unanimously reaffirming its commitment to acquisition of the Gateway property.

C. Significant Points of Testimony

- 1) Gateway is a sensitive mangrove fringe which is threatened by urbanization, and which is an important resource in terms of hunting, fishing, water control, recreation and archaeological potential.
- 2) One archaeological site (Indian burial mound) has already been destroyed by vandals and mosquito control service.
- 3) Development is imminent if public ownership is deferred for much longer.
- 4) Gateway is the primary, remaining wilderness area in St. Petersburg.
- 5) The willingness of Pinellas County to put up 3.1 million dollars in matching funds, derived largely from property taxes, attests to the widespread support for Gateway acquisition by civic groups and the people of Pinellas County.
- 6) The Committee is urged to advance the priority and acquisition of the Gateway tract.
- 7) There was no opposing testimony.

VIII. Galt Island

A. Oral Testimony:

- 1) Mr. Bill Spikowski, representing the Greater Pine Island Civic Association
- 2) Mr. Henry R. Rogge, representing Bokeelia Property Owners' Association
- 3) Mr. Gordon Drake, representing St. James City Civic Association
- 4) Mr. James Leslie, representing the Manta Shade Civic Association

B. Written Testimony: none

C. Significant Points of Testimony:

- 1) Galt Island is a scenic parcel with valuable beachfront and archaeological value.
- 2) Galt Island is greatly endangered by development.
- 3) The Committee is urged to put Galt Island on the list as this would aid legal efforts to keep the project alive.

This report was prepared by:

Leo L. Minasian, Jr. Ph.D
 Division of State Lands
 Department of Natural Resources

Attachment

Kris Thoenke - Supports Rookery Bay. Described great threat posed by discription of FW flow into estuarine system. Disruption of uplands water flow will endanger estuarine system.

Bernie Yokel - Requests a change in priority for Rookery Bay Additions #2. Commends committee in ranking of Rookery Bay high. requests that 4 parcels which include upland parcels:
a) two S.E. parcels in multiple ownership b) one E Parcel
c) one N.E. parcel (fewer owners)

Jim Kelly - Supports Charlotte Harbor. Submitted materials regarding new acquisition: Charlotte Co. Conservation Council, Inc.

Michael D. Best - Submitted materials for new acquisition proposal regarding Charlotte Harbor.

Jim Neville - States purpose is not competition, but cooperation in acquisition. Moved to purchase land from McArthur in late 60's. Presented narrative of progress on M. T. aquisition during the past 15 years. M. T. is in danger from development. Wrote to governor and petitioned for purchase.

Charles R. Stallinez - Urges purchases of McArthur Tract. Serves as refuge for fish and other wildlife. Hydrological importance is great, as well as ecological and environmental benefits.

Lewis C. Turner - Represents Gulfgate Community Association. Membership 2,000. Recommended purchase of McArthur Tract, which is larger than several other projects combined. Sarasota Co. needs water and wildlife resources in future.

Carl R. Keeler - Primarily concerned with MaArthur Tract as a primary recharge area for Manatee Co.; endangered species are present (many).

Mabry Carlton, Jr. - Preserve and manage in perpetuity McArthur Tract. Board of Commissioners will participate in purchase.

Jeff Lincer - Environmental Management; Sarasota Co. Listed six factors which make MaArthur Tract essential:
1) Central location in Sarasota Co. 2) Myakka R. frontage 3) Wetlands: over 900 wetland depressions surrounded by ceotone; hydrologically and ecologically essential. 4) Endangered species: alligator, bald eagle, wood stork, etc. 5) Indian artifacts.

Larry LaBow - Spent over 150 hours researching this project. Objects to issue of a bond without issuing a referrendum. Says that there is no polutable water in McArthur Tract.

Ann Stillman - Represents Manatee Sarasota group of Sierra Club. Does not agree with proposed multiple use management plan for McArthur Tract. Recommends management strategy of wildnerness area not be harvest-oriented; and be managed for wildlife by DNR.

Henry R. Rogge - Requests that Galt Island be included in future lists.

Gordon Drake - Galt Island is in St. James Area; feel strongly that this is a scenic parcel and "good deal" for the state. Contains valuable beach front. Endangered by development.

James Leslie - Galt Island is an "archaeological treasure" in danger of being "razed and flattened out". Appeals to committee.

Bill Spikowski - Representing Greater Pine Civic Asso. Galt Island tract, not on list, should be added to list in order to "keep project alive," by abetting legal procedure.

Mayor Coninne Freeman - Will present list of speakers for gateway to C.A.R.L. committee. Gateway is one of the few remaining mangrove systems in the state, which is up for acquisition. Read list of birds and endangered species from local Audubon.

Attachment
Page two

Carl R. Keeler - described Windley Key parcel as geologically unique formation, with semi-tropical hardwood hammock unlike any other in U.S.

Mayor Wayne Jordan - Citrus, percentage - wise is fastest growing county in Florida. Large urban impact is anticipated, endangering the Crystal River parcel.

Marion Knudsen - Read accounts of development underway or threatening the Crystal River system, and listed owner of parcels which are willing to sell to the state. These owners would prefer to sell to the State.

Ernie Schustik - Brought contingent of 40 speakers from Citrus County. Described forestry resource in detail, by means of an anecdote about the natural merits of the Crystal River parcel. Five land owners are willing to negotiate.

Nick Bryant - Commissioner of Citrus County, read petition from Board of Commissioners of Citrus Co., Florida urging acquisition of Crystal River by C.A.R.L. program.

Jono Miller - Described the dimension and importance of this shoreline on Lake Arbuckle. Will provide opportunity to protest. 1) Large cypress area 2) Arbucke Creek 3) Sand-pine scrub. Urge committee to advance standing of Lake Arbuckle Tract.

Fred Duisberg - Stated that McArthur Tract is "endangered by the County Commission". 1) ideal location for effluent disposal 2) landfill: dumps 3) development for recreation 4) solar energy project may require 100 acres as proposed by Lincer 5) Water should not be drained by Sarasota County.

Irene Schustik - Reported on the importance of Marshlands in the Crystal River parcel to local marine - estuarine commercial fisheries and sports fishing. It is important to the sea food (shore food) industry.

Don Briercheck - Described the role of Crystal River as essential habitat for manatee.

Catherine Rooks - Described physical and biological diversity of project, recreational potential, and value as habitat for endangered manatee.

Helen Smith - Representing Citrus County AAUW. Supports Crystal River. Presented article from current National Wildlife Federation magazine, showing how Citrus Co. wetlands are being threatened by development, and pollution. Presented magazine article to be viewed by committee. "Look What has Happened to Our Wetlands", Nat. Wildlife, June - July, 1982, pp 42-50.

Alison Fahrer - Chariman, Windley Key Preservation Foundation, President of Audubon. There is a willing seller for Windley Key parcel, single owner is interested in negotiating with the state. Grand jury has declared zoning procedure in Monroe Co. be more closely examined. Described merits of Windley Key parcel: 1) state park; a. educational b. nature trail Expressed hope that it will advance on priority list.

VII. Project Analyses

The following materials represent a summary of the Selection Committee's lengthy, detailed evaluation prepared for each project recommended on the final priority list. The information is presented as follows:

1. Summary of Project Assessment - this summary includes the final project description, management agencies, and other recommendations as adopted by majority vote of the Committee
2. Location Map - final boundary as adopted by majority vote of the Committee
3. Public Purpose - acquisition is recommended as Environmentally Endangered Lands (EEL) or Other Lands in the Public Interest
4. Management Agency(s) and Guidance
5. Conformance with Management Plans (as appropriate)
 - a. EEL Plan
 - b. Conceptual State Lands Management Plan
 - c. Unavailability of Suitable State-Owned Lands
6. Project Costs
 - a. Acquisition
 - b. Management
7. Sales History

IMPORTANT NOTE

The materials in this section are a summary of documents compiled by the Committee pursuant to their assessment and evaluation of each recommended project. Complete staff reports regarding these 43 projects are of excessive length and have not been included in the Annual Report. However, the entire record is available on request from the Division of State Lands.

R O O K E R Y B A Y I

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Rookery Bay I	Collier	3244.95	\$2,791,188.50 (state)	\$1248.57
			\$1,260,359.50 (federal)	
			<u>\$4,051,548.00</u> TOTAL	

Recommended

Public Purpose: EEL - established as a National Estuarine Sanctuary of the West Indian biogeographic type.

Value: VERY HIGH ecological value - virtually undisturbed mangrove estuarine shoreline system. Highly productive shallow water habitat for species of marine life as well as wading birds and small mammals. HIGH recreational value for sports fishing, bird watching, excellent educational opportunities.

Ownership Pattern: Management feasibility should be very high. Sanctuary already established by private conservation organizations and agreements for management approved by the Governor and Cabinet. An existing Sanctuary manager is already on assignment for the Department of Natural Resources. Some of this land has been purchased and recently the C.A.R.L. committee has added other parcels, bringing the total number of owners to 23.

Vulnerability:

MODERATE TO HIGH - mangrove shoreline systems are partially protected by dredge and fill regulations but are very susceptible to human activity.

Endangerment:

HIGH - recent problems with a dredge and fill application in the area points out that this tract is endangered by development.

Location:

Near Florida's fast growing Southwest Coast. Access by roads to the Sanctuary research area; by boat to the rest of the tract. The project is of statewide and national significance.

Cost: The state has been unable to negotiate with the 9 owners in the original project. It is unknown if the 14 owners of the new additional parcels are willing to sell. Federal funding of \$1,260,359.50 is available as match. Cost for development and management will be moderate and federal funds are also available to offset some of these costs. Estimated management and development cost for the additional acreage for one year is \$78,183.

Other Factors:

3. Public Purpose

This project qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

Rookery Bay is a National Estuarine Sanctuary whose purpose is to provide for research and education in a natural setting. Passive and compatible uses such as boating, fishing, and picnicking will be allowed. Management by the Sanctuary Management Committee, consisting of the Collier County Conservancy, Florida Audubon, and the Department of Natural Resources is recommended.

5a. Conformance with EEL Plan

Rookery Bay has been designated an EEL project and it is in conformance with the EEL plan.

Rookery Bay qualifies under the EEL plan's definition of environmentally endangered land because:

1. the naturally occurring relatively unaltered flora and fauna can be preserved by acquisition; and
2. the area is of sufficient size to materially contribute to the natural environmental well-being of a larger area.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

Rookery Bay complies with the second category.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State-Owned Lands

The Rookery Bay I project will complete the initial purchase boundary of the Rookery Bay National Estuarine Sanctuary as well as additional buffer area. Although other somewhat similar wetlands are already in state ownership, no others are of the same quality or vital location for effective resource protection or management.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$2,791,188.50 state;
\$1,260,359.50 federal.

b. Management

Estimated maintenance and management cost for one year is
\$78,183.

7. Sales History

Those parcels already acquired have title insurance or an abstract of title on file in the Division of State Land as required by Chapter 253.025. Additional lands will have title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

3. Public Purpose

This project qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

Lower Apalachicola River Addition will be part of the Apalachicola River and Bay National Estuarine Sanctuary whose purpose is to provide for research and education in a natural setting. Compatible recreational uses including hunting, sport and commercial fishing, and hiking will be permitted, as well as forest management and archaeological and historic study. Management by the Sanctuary Management Committee, consisting of Franklin County, the Game and Freshwater Fish Commission, the Department of Environmental Regulation, and the Department of Natural Resources is recommended.

5a. Conformance with EEL Plan

The Lower Apalachicola River Additions has been designated an EEL project, and it is in conformance with the EEL plan.

The Lower Apalachicola River Additions qualify under the EEL plan's definition of environmentally endangered lands in that:

1. the naturally occurring, relatively unaltered flora, fauna and geologic conditions can be preserved by acquisition;
2. the area is of sufficient size to materially contribute to the natural environmental well-being of a large area (especially in conjunction with the adjacent existing EEL lands);
3. the area, if preserved by acquisition, is capable of affording significant protection to natural resources of both regional and statewide importance (i.e., the oyster industry); and
4. human activity (i.e., lumbering, draining, etc.) in the area will result in irreparable damage to the inherent natural integrity.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems
2. Freshwater and saltwater wetlands
3. Unique and outstanding natural areas
4. Natural ocean and gulf beach systems
5. Areas that protect or enhance the environmental values of significant natural resources
6. Wilderness areas

The Lower Apalachicola River Additions project qualifies in the first, second and fifth categories with only marginal exclusion from the sixth.

In summary the Lower Apalachicola River Additions, including portions of the Apalachicola River floodplain and Apalachicola Bay marsh, contributes significantly to the water quality in both the river and the bay.

b. Conformance with State Land Management Plan

This project conforms with the conceptual state lands management plan.

c. Unavailability of Suitable State-owned Lands

The lands in this project are adjacent to similar presently state-owned lands. If acquired, this project would be incorporated into the present public lands to enhance the management and preservation of water quality in the Apalachicola Bay and River.

6. Project Costs

a. Acquisition

Acquisition cost is estimated at \$1,963,500 state and \$1,800,000 federal.

b. Management

Management cost is estimated at \$62,083 for one year.

7. Sales History

Due to the complexity of this multi-owner project as well as staff and time limitations, it was not possible to re-search the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Charlotte Harbor	Charlotte	1593.67	1.6 million	\$1,004/ac.

Recommended EEL

Public Purpose: The purpose of acquiring these lands is to complete the land acquisition project begun under the old EEL Program and thereby help preserve the very productive Charlotte Harbor estuary.

Value: The Charlotte Harbor is one of the most biologically productive and least disturbed estuaries in Florida. Its ecological value is high, and the project lands contribute greatly to this value. The project also has moderate recreational and archaeological value.

Ownership Pattern: The proposed configuration has been carefully drawn and suitable for the purpose. There are 11 owners of which only one definitely refuses to sell. Eight of the 11 parcels have been appraised.

Vulnerability: The project lands are moderately vulnerable compared with other types of ecosystems in the State. They are vulnerable to nearby dredging, interference with the flow of water and nutrients from adjacent uplands, and, of course, bulkheading and filling.

Endangerment: State and Federal regulatory agencies are currently doing a reasonable job of protecting coastal wetlands, but it is very unlikely that they could preserve the Charlotte Harbor mangrove fringe, as the acquisition project would, in the face of the intense development pressures occurring there.

Location: In the three surrounding counties of Sarasota, Charlotte, and Lee there are 450,000 people and an additional 850,000 platted lots, most of which are near Charlotte Harbor.

Cost: The cost is estimated at approximately 1.6 million. The project comprises 12 separate parcels. Management and maintenance cost is estimated at \$36,183. for one year.

Other Factors: The Charlotte Harbor Committee was appointed by the Governor under the authority of Chapter 380, Florida Statutes, for the purpose of resolving the growth management issues that have arisen because of the conjunction of Charlotte Harbor's high environmental values and the rapid development occurring in the surrounding area. The Committee has endorsed State acquisition of the project lands.

3. Public Purpose

The Charlotte Harbor project qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

Charlotte Harbor will be a preserve whose purpose will be resource protection and water quality protection. Management by the Division of Resource Management and the Division of Archives, History, and Records Management is recommended.

5.a. Conformance with EEL Plan

The Charlotte Harbor outparcels necessary to complete the original Charlotte Harbor purchase have been designated an EEL project, and it is in conformance with the EEL plan.

The Charlotte Harbor project qualifies under the EEL plan's definition of environmentally endangered land because:

1. the naturally occurring, relatively unaltered flora and fauna can be preserved by acquisition; and
2. the area is capable of providing significant protection to natural resources of recognized statewide importance.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The Charlotte Harbor parcels conform to the second and fifth categories.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

The several tracts comprising this project are very similar to the adjacent state-owned lands bordering Charlotte Harbor. Their acquisition would complete the purchase of the Charlotte Harbor project.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$1,631,820.

b. Management

Estimated cost for management and maintenance is \$36,183.

7. Sales History

Due to the complexity of this multi-owner project as well as staff and time limitations, it was not possible to re-search the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

CAYO COSTA / NORTH CAPTIVA

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Cayo Costa North Captiva Islands	Lee	800 ac.	11,747,370	14,684

Recommended

Public Purpose: EEL - 1135 acres of this undisturbed barrier island are already in state ownership.

Also qualifies as an outdoor recreation area.

Value: VERY HIGH ecological value, a virtually unspoiled barrier island which contributes to the integrity of state aquatic preserves and other nearby state lands.

HIGH recreational value for its passive outdoor opportunities and quality beaches.

MODERATE archaeological value

Ownership Pattern: If completely purchased, the entire island will be in public ownership and easily managed. Potential for development of public facilities is excellent. There are no other barrier islands of this type or quality in public ownership. Boundary as proposed is recommended. There are approximately 600 owners, most of which are willing to sell.

Vulnerability: HIGH - easily disturbed by human activity

Endangerment: HIGH - demand for oceanfront property is very great and a portion of the proposal is already subdivided into small lots.

Location: Near the urban areas of Ft. Myers and Sarasota. Project is of statewide significance.

Cost: The Conservation and Recreation Lands program is the most logical funding source. Unit cost per acre is high but all such property statewide is expensive. Cost for development will be \$36,183 for the first year.

Other Factors:

3. Public Purpose

This property qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

Cayo Costa will be an addition to the existing state preserve whose purpose will be resource protection of natural barrier islands. Passive recreation, including swimming and picnicking will be permitted. Management by the Division of Recreation and Parks and the Division of Archives, History and Records Management is recommended.

5.a. Conformance with EEL Plan

The Cayo Costa barrier island outparcels comprise a designated EEL project which is in conformance with the EEL plan.

The Cayo Costa tract qualifies under the EEL plan's definition of environmentally endangered lands in that:

1. the naturally occurring, unaltered flora, fauna and geologic conditions can be preserved intact by acquisition;
2. the area, overall, is of sufficient size to contribute to the natural environmental well-being of a large area;
3. the flora, fauna and geologic conditions there are characteristic of the original domain of Florida and unique to the state;
4. the area, if protected by acquisition, is an important natural state resource; and
5. extensive human technological activity on the island will irreparably damage this natural resource.

Criteria for the establishment of priorities among the candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

Cayo Costa qualifies under the second, third, fourth, fifth, and possibly the sixth categories.

In summary, Cayo Costa is a large, virtually pristine Gulf barrier island highly qualified for acquisition in accordance with the EEL plan.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State-Owned Lands

The state already owns part of this barrier island; acquisition of the lands in this project would fulfill the previously made decision to place the entire island into state ownership.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$11,747,370.

b. Management

Estimated cost for management and Maintenance is \$36,183.

7. Sales History

Due to the complexity of this multi-owner project as well as staff and time limitations, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

W E S T L A K E

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
Westlake	Broward	1300	\$32,500,000	\$25,000

Recommended

Public Purpose: Other Lands - qualifies as outdoor recreation land, as a state park, and for protection of an estuary. Westlake is the last relatively undisturbed mangrove area in Broward County.

Value: Natural resource value moderate - provides habitat for various important aquatic and marine species, as well as numerous wading birds and raptors. Also provides benefits as a natural filter of runoff and other materials resulting from human activity. Moderate recreational value - an opportunity for urban residents to view and appreciate the value of a functioning mangrove wetland community. Archaeological value is rated very low.

Ownership Pattern:

There is one major owner and approximately 380 minor owners. The major owner has indicated a willingness to sell. All areas not acquired by Broward County should be approved boundary, consisting of approximately 1300 acres.

Vulnerability: Moderate - mangroves are susceptible to surrounding development and changes in water levels.

Endangerment: Moderate - development pressure is very high in this urban center, but regulatory authorities provide some protection.

Location: In the center of one of the largest urban areas of the state.

Cost: Estimated cost is very high for acquisition. Management is anticipated to be carried out by Broward County.

Other Factors:

3. Public Purpose

This project qualifies as OTHER LANDS.

4. Management, Guidance and Agency(s)

West Lake will be a preserve whose purpose will be estuarine resource protection, water quality protection and as a bird sanctuary. Limited recreation, including nature appreciation and canoeing will be permitted. Management by Broward County, the Game and Freshwater Fish Commission, and the Division of Recreation and Parks is recommended.

5.a. Not Applicable

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

There are no state-owned lands comparable to West Lake in its vicinity or the urban southeastern portion of the state.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$32,500,000.

7. Sales History

Due to the complexity of this multi-owner project as well as staff and time limitations, it was not possible to re-search the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

S P R I N G H A M M O C K

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
Spring Hammock	Seminole	1,850	\$1,465,307	\$792

Recommended

Public Purpose: Recommended for purchase as Environmentally Endangered Land. Also qualifies as Out door Recreation Land, Natural Floodplain, State Park and/or Recreation Area or Trail.

Value: High ecological value. Last major undisturbed hydric hammock in Seminole County. Recreational and archaeological value are rated moderate.

Ownership Pattern: Ownership Pattern: High value for usability and manageability. Accessible to public and is in a high population area. There are 36 owners of which none at this time have expressed a refusal to sell.

Vulnerability: High - delicate ecosystem; highly vulnerable to development.

Endangerment: Moderate - no development planned at this time, however, the hammock is in an area of rapid growth and is experiencing pressure from developers.

Location: High rating for local and regional significance. Easy access from major population centers of east central Florida.

Cost: Alternate funding through Land and Water Conservation Funds and Outdoor Recreation Funds is possible, but not probable. Cost appears to be appropriate for the area.

Other Factors: Will provide for the protection of Lake Jessup.

3. Public Purpose

Spring Hammock qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

Spring Hammock will be a preserve whose purpose will be resource protection and water quality protection as well as passive recreation, forest management and environmental education. Management by Seminole County and the Division of Archives, History and Records Management is recommended.

5.a. Conformance to EEL Plan

Spring Hammock has been designated an EEL project, and it is in conformance with the EEL plan.

Spring Hammock qualifies under the EEL plan's definition of environmentally endangered lands in that:

1. the naturally occurring, relatively unaltered flora and fauna can be preserved intact through acquisition; and
2. the tract is of sufficient size to significantly contribute toward the overall natural environmental well-being of a large area.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

Spring Hammock qualifies under categories 1, 2, and 5.

In summary, Spring Hammock is a fine example of hydric hammock, the last remaining habitat of this type in the county.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

There are no State lands presently available as an alternative to purchasing this hydric hammock.

S T . G E O R G E I S L . / U N I T 4

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
St. George Isl./Unit 4	Franklin	86	\$1.4 million	\$16,279

Recommended

OTHER LANDS -

Public Purpose: The purpose of acquiring this tract is to prevent development of Unit 4, which could degrade water quality in Apalachicola Bay and seriously impact the important oyster fishery in the bay. Due to nearby facilities, recreational value is rated low. Archaeological value is rated very low.

Value: Apalachicola Bay is perhaps the most biologically productive estuary in the State; its ecological value is very high. Though Unit 4 has only minimal on-site ecological value, it is nevertheless important because of its potential off-site impacts upon bay water quality and the nearby oyster beds.

Ownership Pattern: Unit 4 appears to be the most dangerous (to the bay) single tract of land around the bay, but the necessary studies to determine whether development of other lands would also jeopardize the bay's oyster fishery have not been done. There is one major and one minor owner, therefore the ease of acquisition is high.

Vulnerability: The threat to the bay is associated with the use of individual septic tanks on the small lots composing Unit 4.

Endangerment: Rated high because of the likelihood that the lots in Unit 4 will be sold and developed with septic tanks.

Location: Unit 4 is across the bay from the small communities of Apalachicola and East Point. It is two hours or less by car from both Tallahassee and Panama City. St. George Island is being developed for seasonal and retirement homes.

Cost: Initial management costs include additional operating budget funds for existing staff at St. George Island State Park to monitor and guide existing recreational uses of the property and to provide security and protection of the resources.

Other Factors: Unit 4 and Apalachicola Bay are within the study area for Apalachicola River Basin Committee, appointed by the Governor under the authority of Chapter 380, Florida Statutes, to resolve growth management issues in the Apalachicola Basin.

3. Public Purpose

Unit 4 on St. George Island qualifies for acquisition as OTHER LANDS.

4. Management, Guidance and Agency(s)

St. George Island (Unit 4) will be acquired to protect water quality and estuarine resources. Management by the Division of Resource Management as part of the Apalachicola River and Bay National Estuarine Sanctuary or the Division of Recreation and Parks as part of the Dr. Julian Bruce State Park is recommended.

5a. Not Applicable

b. Conformance to State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

St. George State Preserve and St. George Cape Island State Park are notable nearby state lands. Although they are superior in recreational potential or quality of habitat, they do not provide for the protection of the Bay's resources to the same degree.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$1,400,000.

b. Estimated cost for management and maintenance for one year is \$22,650.

7. Sales History

That part of Saint George Island/Unit-4 which is under consideration was purchased by the Trust for Public Land from Leisure Properties, Inc., on December 31, 1979. No other sales concerning the property have occurred during the past six years.

SOUTH SAVANNAS

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Savannahs (completion)	Martin & St. Lucie	1150	\$3,773,710	\$3281

Recommended

Public Purpose: EEL - freshwater marsh and associated upland systems unique to central Florida coasts.

Also qualifies as an outdoor recreation area.

Value: HIGH ecological value - coastal freshwater marsh and sand pine scrub are located on a distinct coastal dune ridge. This area is the last relatively undisturbed example of natural, south central Florida coastal freshwater marsh communities.

MODERATE TO HIGH recreational value for fishing, birdwatching, other outdoor activities.

MODERATE archaeological value.

Ownership Pattern:

Management feasibility is high and would be carried out as completion of existing state preserve. The sand pine ridge serves as a buffer to protect water quality in the marsh; management of the wetlands without control of the ridge would be difficult.

Boundary as proposed, which would complete the existing project, is recommended. There are approximately 100 owners.

Vulnerability:

HIGH - changes in water quality and quantity resulting from development by private interests would threaten the resource.

Endangerment:

HIGH - perimeter areas (especially on the west) are already scheduled for development.

Location:

Near the Ft. Pierce/West Palm Beach urban area. This project is of regional or statewide importance.

Cost:

Project is in multiple ownership, owners have shown willingness to sell under the old EEL program. Cost for management and development should be moderate to low.

Other Factors:

3. Public Purpose

This project is qualified as Environmentally Endangered Lands.

4. Management, Guidance and Agency(s)

South Savannahs will be a preserve whose purpose will be fish and wildlife protection, forest management and wetlands protection. Management by the Game and Freshwater Fish Commission, the Division of Resource Management, the Division of Archives, History and Records Management and the Division of Recreation and Parks is recommended.

5. a. Conformance with EEL Plan

The South Savannahs outparcels have been designated an EEL project and it is in conformance with the EEL plan.

The South Savannahs qualify under the EEL plan's definition for environmentally endangered land in that:

1. the naturally occurring, relatively unaltered flora and fauna can be protected by acquisition;
2. the tract is of sufficient size to contribute to the overall environmental well-being of a larger area; and
3. the flora and fauna are characteristic of the original domain of Florida but now scarce in the area.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The South Savannahs project conforms with the first, second and possibly, fifth categories.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of State-owned Lands

Acquisition of the lands proposed in this project would serve to complete the purchase of an old EEL project.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$3,773,710.

b. Management

There is no management estimate available at present.

7. Sales History

Due to the complexity of this multi-owner project as well as staff and time limitations, it was not possible to re-search the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

B O W E R T R A C T

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Double Branch Bay	Hillsborough	172 Uplands 1377 Wetlands 1549 Total Acres	\$2.5 million	Approx. \$1614/acre

Recommended Public Purpose : E.E.L.

In addition to qualifying as an E.E.L., this proposal could also qualify as: an Outdoor Recreation Land; as Natural Floodplain, as a State Park site; as a Recreation Trail site; as a Wilderness Area; to protect significant archaeological sites.

Value:

High ecological values - extensive marsh, mangrove, tidal creeks, salt barrens, tidal ponds, mud flats, and some uplands with slash pines, oaks and cabbage palms. Represents significant feeding and breeding areas for fish and wildlife resources.

Ownership Pattern:

Extremely high management feasibility, primarily due to county ownership and management of adjacent 600+ parcel and County Environmental Education Center. Parcel is currently under single ownership. Public Access would be very good, due to adjacent SR 580 (Hillsborough Avenue) and developing county park. There is only one owner and he is willing to sell.

Vulnerability:

This proposal represents a unique segment of coastal wetlands habitat reminiscent of historical Old Tampa Bay. As such, these resource areas are quite vulnerable to development for residential/commercial purposes.

Endangerment:

The uplands portion represents a choice developable coastal site less than 10 minutes from Downtown Tampa. This factor makes this project very endangered, as the development of these uplands would undoubtedly have an adverse ecological impact on the adjoining wetlands.

Location:

Property lies within a 45 minute drive of at least 1 million persons, or roughly half-way between the Tampa-St. Pete SMSA's.

Cost:

Estimated to be in the range of \$2.3 to \$2.5 million. The owner is willing to sell at a negotiated price.

Other Factors:

Proposed project tract would compliment adjoining 600 acre Hillsborough County Park and Environmental Education Center.

3. Public Purpose

Double Branch Bay qualifies for acquisition as Environmentally Endangered Land (EEL).

4. Management, Guidance and Agency(s)

The Bower Tract will be a preserve whose purpose will be environmental education, resource protection and passive recreation. Management by Hillsborough County and the Division of Archives, History and Records Management is recommended.

5.a. Conformance with EEL Plan

The Bower Tract, also known as Double Branch Bay, has been designated an EEL project, and it is in conformance with the EEL plan.

The Bower Tract qualifies under the EEL plan's definition of environmentally endangered lands in that:

1. the naturally occurring, relatively undisturbed flora and fauna can be preserved intact by acquisition; and
2. the tract is sufficiently large enough to significantly contribute to the natural environmental well-being of a large area.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The Bower Tract qualifies under the second and third categories.

In summary, the Bower Tract is an excellent example of the diversity of Florida's gulf coastal habitats.

b. Conformance to State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

No similar, suitable State lands are in the vicinity of the Bower Tract in old Tampa Bay.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$2,500,000.

b. Management

No management estimate is available at present.

7. Sales History

There have been no sales involving the subject property during the last six years. The trustee of the Bower Estate is:

Si Collins
5315-A, White Oak Avenue
Encino, California 91316

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Wetland Gator Lake	Pasco	560	\$1,175,000	\$2098

Recommended

Public Purpose: EEL - This project should be brought into state ownership for the protection and proper management of the endangered wood stork and associated species. The site could also be used for outdoor recreation compatible with the management of the rookery, and for environmental education.

Value: Natural resource value high - since it presently supports an estimated 9 percent of the population of breeding wood storks and 25 percent of the storks known to nest in ten central Florida colonies. The wood stork is listed by the Florida Game and Fresh Water Fish Commission as an endangered species. Recreational value is low, while archaeological value is moderate.

Ownership Pattern: The property is in single-ownership and the owner is willing to sell. Purchase is anticipated soon.

Vulnerability: The area is highly vulnerable to limerock mining and drainage activities which would reduce or destroy the viability of the site as a woodstork rookery.

Endangerment: Low - The hydrology of the area could be adversely affected by limerock mining which is expanding into areas adjacent to the property. The owner is interested in preserving the area however.

Location: The property is close to three metropolitan centers. It is within 20 miles of Lakeland 30 miles of Tampa, and 50 miles of Orlando.

Cost: Although the asking price of \$2,098 per acre is considerably higher than the cost of comparable land in the area, this price considers the value of the limerock resource. The economic value of the rookery itself is incalculable.

Other Factors: There has been a question as to whether the rookery can be maintained permanently. It is believed by experts in the field that with proper management the rookery can be maintained. The owner has already taken steps to assure that the present water regime responsible for the development of the rookery will be perpetuated.

3. Public Purpose

The Little Gator Creek Woodstork Rookery qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

Little Gator Creek will be acquired to protect the area's rare and endangered species, especially woodstorks, and for cypress research. The property will be managed by the Game and Freshwater Fish Commission.

5.a. Conformance with EEL Plan

The Little Gator Creek Woodstork Rookery has been designated an EEL project, and it is in conformance with the EEL plan.

The Little Gator Creek Rookery qualifies under the EEL plan's definition of environmentally endangered lands because:

1. the naturally occurring flora and fauna can be preserved through acquisition; and
2. the area contains flora and especially fauna characteristic of the original domain of Florida but which are now rare.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The Little Gator Creek Woodstork Rookery complies with the second and third categories.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

There are no suitable state lands available in the area of Little Gator Creek which provide similar benefits.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$1,175,000.

b. Management

Management and maintenance for one year is estimated at \$35,386.73

7. Sales History

There have been no sales involving the subject property during the past six years. The current owner, C.M. Overstreet, received title in 1947 and 1948.

FAKAHATCHEE STRAND

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Fakahatchee and Wetlands	Collier	32,812	\$15,400,000	\$469

Recommended Public Purpose: EEL

Value: VERY HIGH ecological value - the largest stand of endangered plant species in the United States and the largest concentration of native orchids in North America. The only area proven to support populations of the Florida Panther. The Strand contains many unique associations of plants and animals found no where else in Florida and the nation. Recreational value is moderate, with archaeological value rated very high.

Ownership Pattern: Easy access is available from several major highways. Management of the existing preserve depends on the acquisition of critical inholdings and buffer areas. Boundary as proposed is recommended. The number of owner's (over 10,000) makes complete acquisition very difficult and of necessity, longterm.

Vulnerability: HIGH - very vulnerable to changes in water levels and inappropriate public use.

Endangerment: HIGH - problems of piecemeal public ownership create endangerment from current unmanaged uses within the Strand.

Location: The Strand is within one to two hours driving time from the Miami/Dade urban area. The Strand is of statewide and even national significance.

Cost: Parcels are generally available for purchase, but very large number of landowners (over 10,000) will require several years to complete acquisition. The Conservation and Recreation Lands Program is the most appropriate funding source. As these parcels would be managed as part of the existing state preserve, cost for management should be moderate. Funds are for one additional park ranger for Fakahatchee Strand State Preserve's staff to provide for monitoring public use and to provide for security of the additional property.

Other Factors:

3. Public Purpose

This project qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management,--Guidance and Agency(s)

Fakahatchee Strand will be added to the existing state preserve and managed for resource protection of rare and endangered species, especially plants and the Florida Panther. Management by the Division of Recreation and Parks, the Game and Freshwater Fish Commission, and the Division of Archives, History and Records Management is recommended.

5.a. Conformance with EEL Plan

The Fakahatchee Strand has been designated an EEL project, and it is in conformance with the EEL plan.

Fakahatchee Strand is a qualified EEL project under the EEL plan's definition of environmentally endangered lands because:

1. the naturally occurring relatively unaltered flora and fauna could be preserved intact by acquisition;
2. the Strand is large enough to significantly contribute toward the natural environmental well-being of a large area;
3. the Strand contains flora and fauna which are characteristic of the original domain of Florida but now scarce and of state and international significance; and
4. the Strand is capable of providing significant protection to natural resources of recognized statewide importance.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories, but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to the supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The Fakahatchee Strand is covered by the first, second, third, fifth and the sixth categories. In summary, the Fakahatchee Strand is an internationally unique floral and faunal association which is well qualified for acquisition under the EEL program.

b. Conformance with State Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

The lands in this project constitute a long-term acquisition; they are contiguous with some similar state-owned lands in the Fakahatchee Strand in Collier County. Acquisition of all would complete the preserve boundary and provide for effective management.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$15,400,000.

b. Management

Management and Maintenance cost for one year is estimated at \$36,183.

7. Sales History

Due to the complexity of this multi-owner project as well as staff and time limitations, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

T H E G R O V E

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Grove	Leon	10.21	\$1,600,800	\$156,787

Recommended

Public Purpose: OTHER LANDS - Use as a historic house museum. The Grove lends itself well to depicting the antebellum history and political history of the territory and State of Florida.

Value: Highest possible historic value. The structure is unique in the state. It was the home of Richard Keith Call, one of Florida's leading territorial politicians, statesmen, and military leaders. Because of its early date of construction (ca. 1830), its substantial size, its structural fabric (brick), and its remarkable architectural integrity, the Grove is one of Florida's most significant buildings. It was listed in the National Register of Historic Places in 1972. Recreational value when open will be moderate. Natural resource value is rated low.

Ownership Pattern: Management feasibility is high. Ease of acquisition is rated very high.

Vulnerability: Not presently vulnerable because Governor and Mrs. Collins have been concerned to protect the house and surrounding property as a valuable historic site; however, the property's highly desirable location and size make it particularly attractive for eventual subdivision or commercial development.

Endangerment: Not presently endangered, current ownership and zoning have protected the Grove to the present time; however, should it change hands it could come into the possession of persons unsympathetic to its historic and architectural value.

Location: Within the Capitol City, Tallahassee, and within a rapidly growing metropolitan area of more than 100,000 persons. The Grove is easily accessible from a major east-west link in the interstate road system.

Cost: Management cost is estimated to be \$36,183.00 which will provide staff or interim security and protection, as well as maintenance of the grounds and historic structures, until development plans and public facilities can be provided.

Other Factors: High historical significance and scarcity. The Grove is the only structure of its age, historical background, and design excellence existing in this state. The fact of its availability should weigh heavily in considerations about acquiring the property.

3. Public Purpose

Other Lands in the Public Interest - Significant historical site.

4. Management, Guidance and Agency(s)

The Grove will be a park or historic site whose purpose will be historical interpretation. Management by the Division of Recreation and Parks and the Division of Archives, History and Records Management is recommended.

5.a. Not Applicable

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State-owned Lands

There are no comparable, suitable state-owned lands in the vicinity of the Grove.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$1,600,800.

b. Management

Estimated cost for management and maintenance for one year is \$36,183.

7. Sales History

There have been no sales involving the subject property for the last six years. The current owners are:

Leroy and M.C.D. Collins
The Grove
Tallahassee, Fla. 32302

Public Purpose

Big Cockroach Key qualifies for acquisition under the Conservation and Recreation Lands (CARL) program guidelines for purchasing state archeological sites.

Management, Guidance and Agency(s)

Cockroach Key will be an archaeological preserve. Management by the Division of Archives, History, and Records Management and the Division of Resource Management is recommended.

Not Applicable

Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

Unavailability of Suitable State-owned Lands

There are no state-owned lands comparable to the Cockroach Key Indian mound available as an alternative to project acquisition.

Project Costs

Acquisition

Estimated cost for acquisition is \$18,995.

Management

Management and maintenance for one year is estimated at \$36,183.

Sales History

There have been no sales involving the subject property during the last six years. The current owner is:

Lewis F. Symmes, et al
Post Office Box 21
Riverview, Florida 33569

1. PROJECT SUMMARY

County	Acres	Total Estimated Price	Estimated Price/Acre
Alachua	625	\$3,593,750	\$5750

Recommended

Ecological Purpose: EEL - critical to the natural hydrologic cycle in adjacent San Felasco State Preserve. Is an outstanding example of c (hardwood) hammock. In addition, could qualify for outdoor recreation lands and has high historical value.

Value: HIGH ecological value - diverse assemblages of important woods mixed with other important features.

Recreational Value: HIGH recreational value

Historical Value: historical value - evidence of mission period activity found on tract.

Ownership Pattern:

Management costs should be minimal as management is recommended as part of the preserve. Project boundary as proposed is recommended.

Permeability:

Water management is key to the integrity of this tract and of surrounding preserve. Development would threaten this integrity.

Development:

Owners already have development plans, a Planned Unit Development has been approved.

Location:

Tract is within one half hour from the Gainesville area.

Notes:

Interested parties are owners only. Owners are willing to negotiate with the State for at least the northern two thirds of the tracts.

Other Factors:

Development of these tracts would have a serious impact on the adjacent San Felasco State Preserve. Drainage and associated erosion, decrease water quality and quantity, and uncontrolled human impacts would result.

3. Public Purpose

This property qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

San Felasco Hammock will be an addition to the existing state preserve whose purpose will be resource protection and passive recreation. Management by the Division of Recreation and Parks and the Division of Archives, History, and Records Management is recommended.

5.a. Conformance with EEL Plan

The Hodor-Marks outparcel in the San Felasco Hammock State Preserve has been designated an EEL project, and it is in conformance with the EEL plan.

The Hodor-Marks tract is qualified according to the EEL plan's definition of environmentally endangered lands in that:

1. the naturally occurring and relatively unaltered flora, fauna and geologic conditions can be preserved by acquisition;
2. the area is of sufficient size to significantly contribute to the overall natural environmental well-being of a large area;
3. the area contains flora, fauna and geologic resources characteristic of the original domain of Florida which are unique within the state, and
4. the area, if purchased, will significantly augment the means to protect a natural resource of recognized state-wide importance (i.e., the San Felasco Hammock State Preserve).
5. Development of this area, as currently planned, would have a dramatic impact on the natural integrity of this tract as well as adjacent state-owned lands.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. The criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories, but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The Hodor-Marks tract embodies the significance of categories 1, 3, and 5.

In summary, the Hodor-Marks tract is a fine example of hardwood forest, red oak forest and unique geological condition. However, its acquisition is critically important to the preservation and protection of the ecological and hydrological integrity of the entire area.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

Acquisition of this project would complete the purchase of the San Felasco Hammock, most of which is already a State Park Preserve.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$3,593,750.

b. Management

Management and maintenance cost for one year is estimated at \$22,650.

7. Sales History

There have been no sales involving the subject property during the past six years. The current owners are:

Schwartz, A.H., et al
5600 Collins Avenue
Miami Beach, Florida 33139

and

Howard Hodor
1240 N.W. 11th Avenue
Gainesville, Florida 32601

NEW MAHOGANY HAMMOCK

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
New Mahogany Hammock	Monroe	137 a.	\$1,733,461	\$12,653
		45.38 (exchange)	\$574,200 (exchange)	

Recommended

Public Purpose: EEL - To preserve an outstanding remnant tropical hardwood hammock. NMH is the best hammock remaining in private ownership in the Keys. There are very few examples of this unique ecosystem in public ownership. NMH contains many rare and unusual species. Acquisition would also further the goals of the Keys Area of Critical State Concern.

Value: Natural resource value high - a refuge for the rare and unusual plants and animals contained within it and as a healthy example of the tropical hardwood hammock ecosystem which is found in the United States only in extreme southern Florida. Recreational and archaeological value is rated low.

Ownership Pattern: The configuration is determined by roads, the ocean, and Ocean Reef Club property. It is adequate as drawn. One of the owners is willing to trade his 45.38 acres for other state property and the other owner is willing to sell.

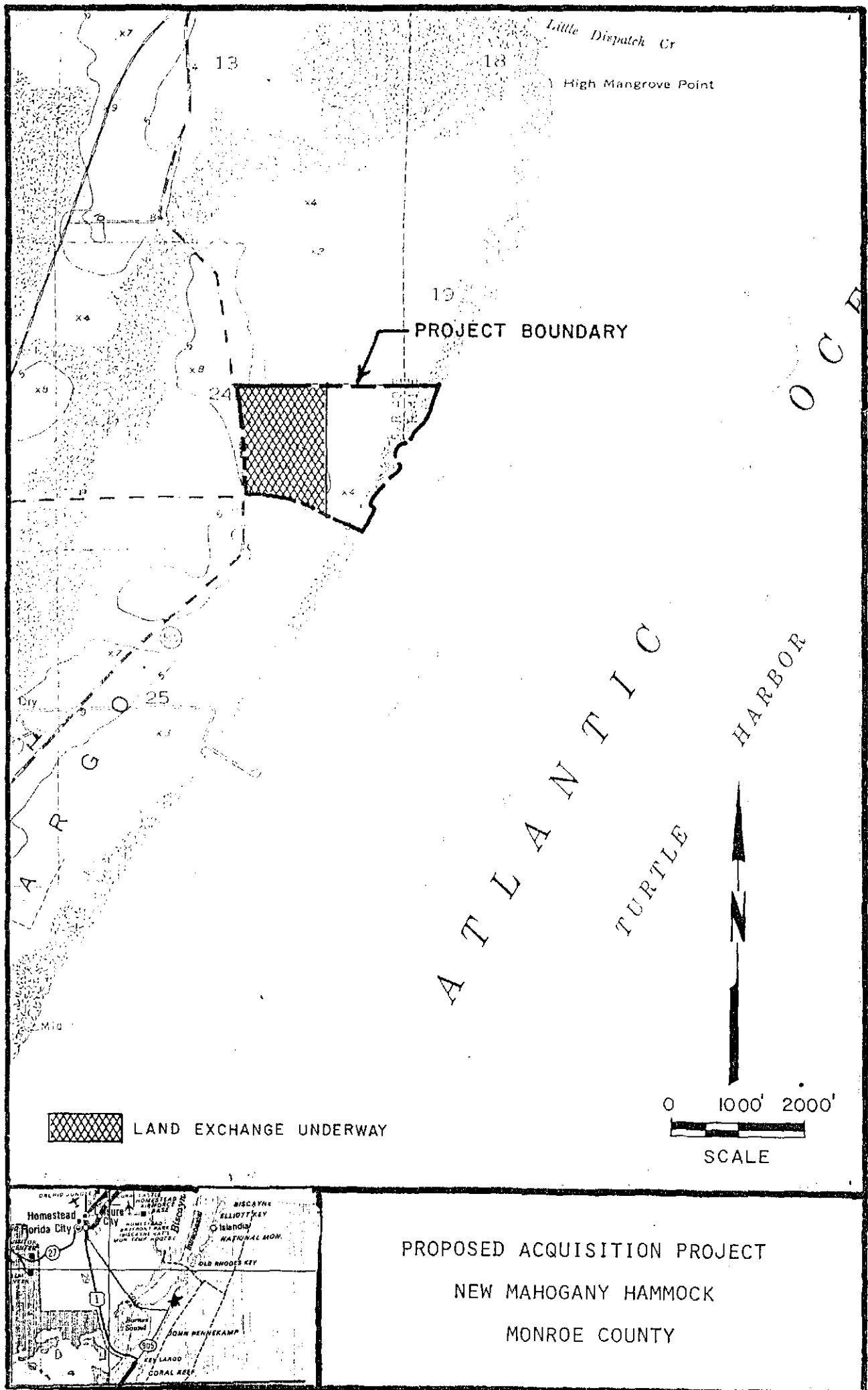
Vulnerability: NMH is vulnerable to residential or other development and fire. Its value is being diminished by wood poachers.

Endangerment: Few sites are as endangered as upland in the Keys. Even the Area of Critical State Concern regulations cannot protect it.

Location: On northern Key Largo, 20 miles south-southeast of Homestead and 40 miles south of Miami.

Cost: There are 3 parcels, 2 owners, of which one is in the process of a land exchange with the state. The management funds, \$22,650, will supplement the operating budget of John Pennekamp Coral Reef State Park in providing management of this additional property.

Other Factors: NMH fits into a category of lands defined in Section 259.03 (2) (d), Florida Statutes, as included among the environmentally unique and irreplaceable lands whose conservation and protection is the purpose of State acquisition projects for environmentally endangered lands. This particular category comprises those lands within an Area of Critical State Concern which cannot be adequately protected by the ACSC regulations.



3. Public Purpose

New Mahogany Hammock qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

New Mahogany Hammock will be a preserve whose purpose will be the protection of rare and endangered species, especially plants. Management by the Division of Recreation and Parks and the Division of Archives, History and Records Management and the Division of Forestry is recommended.

5.a. Conformance with EEL Plan

New Mahogany Hammock has been designated an EEL project and it is in conformance with the EEL plan.

New Mahogany Hammock falls within the EEL plan's definition of environmentally endangered lands in that:

1. the naturally occurring and relatively unaltered flora and fauna could be preserved by acquisition;
2. the flora, fauna and geologic resources are characteristic of the original domain of Florida and unique to the region; and
3. the tract is capable, if acquired, of providing protection to natural resources of recognized regional and state-wide importance.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

New Mahogany Hammock fits perfectly into the third category, especially considering that the EEL plan specifically mentions tropical hardwood hammocks as an example for this category. This particular hammock has the highest canopy layer in the Keys and one of the densest concentrations of Key Largo wood rat nests. This acquisition will contribute to the adjacent John Pennecamp Park and the proposed Crocodile Lakes National Wildlife Refuge. Besides the hammock itself, the transition zone to the Atlantic Ocean is in pristine condition. This area is located within one hour of Miami.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

There are no similar, equally suitable state-owned lands available in the vicinity of the New Mahogany Hammock tract.

6. Project Cost

a. Acquisition

Estimated cost for acquisition is \$1,733,461. A land trade for 45.38 acres has been proposed by one of the major owners, and if approved would reduce the cost of this proposal by approximately \$574,200.

b. Management

Management and Maintenance cost for one year is estimated at \$22,650.

7. Sales History

No indications of sales involving the subject property within the past six years have been found. The current owners are:

Riley Field Company
1434-A-1 Dupont Building
Miami, Florida 33134
(45.38 acres for exchange)

Walter J. Dricoll
2901 S. Bayshore Dr.
Apartment 2-C
Miami, Florida 33133

Key Largo Foundation (approx. 10 ac.)
c/o Frank Gardner
2901 S. Bayshore Drive, Apt. 2-C
Miami, Fla. 33133
(owned by Driscoll)

F T . S A N L U I S

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Ft. San Luis	Leon	48.08	\$1,100,000	\$22,879

Recommended

Public Purpose: Other Lands - a significant historical site.

Value: Archaeological and Historical value is very high - test excavations have located the remains of both the stockaded fort and the mission church. The mission is only one of two whose location was not lost after Col. Moore's raids of 1702-04. This Spanish provincial capital is the most important site outside of St. Augustine. Natural resource value is rated low. Although the recreational value is low at present, following development it could be quite high.

Ownership Pattern:

Due to only one willing seller/owner, the ease of acquisition is very high.

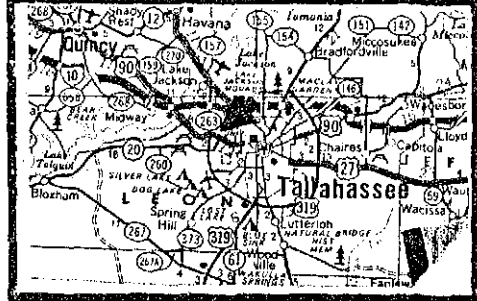
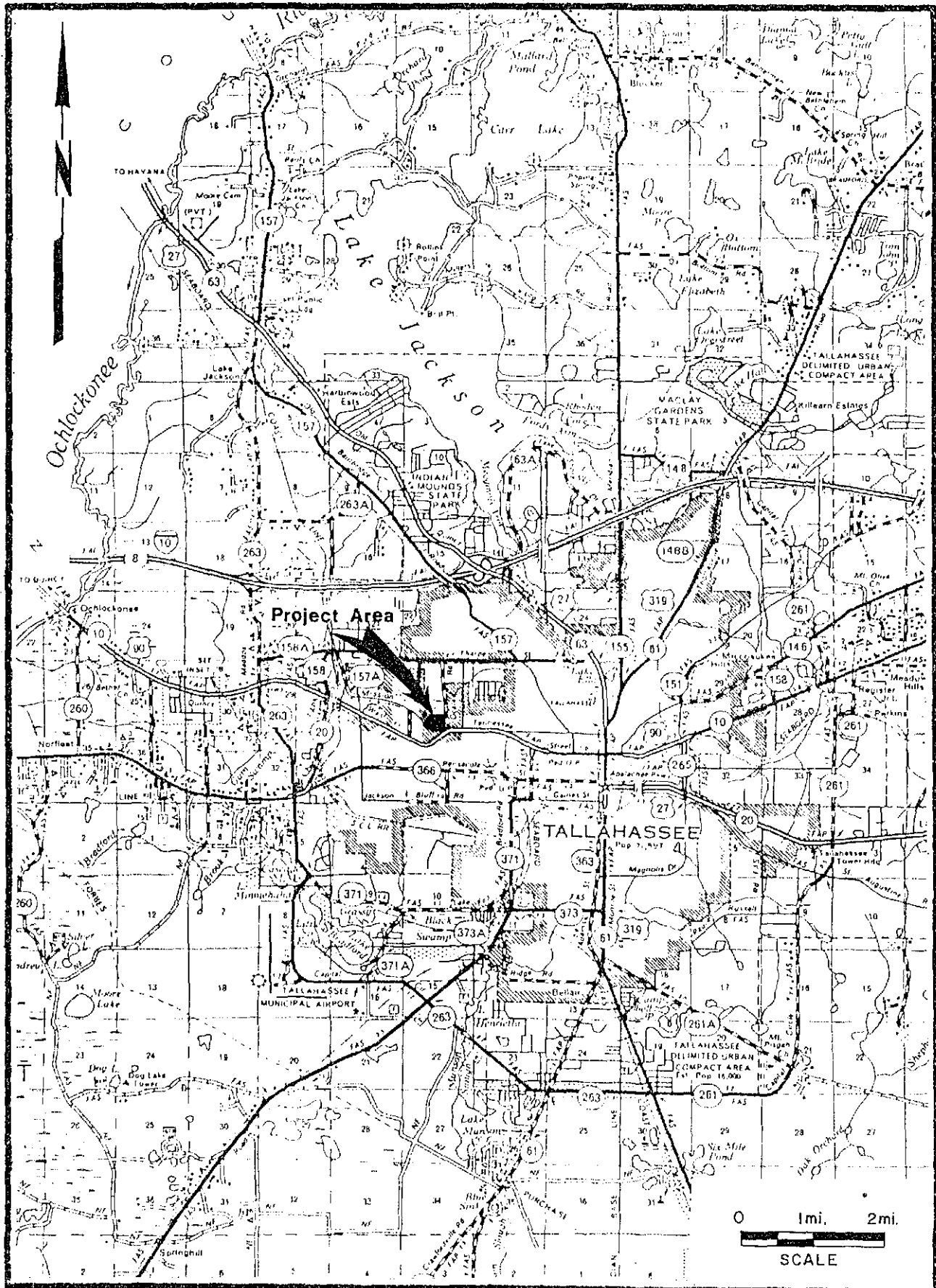
Vulnerability: High, if developed, the historical resource would be completely lost.

Endangerment: High, in a rapidly developing urban area.

Location: The project area is within the city limits of Tallahassee.

Cost: This project could possibly qualify for the Outdoor Recreation Program. Per acre cost is high.

Other Factors:



PROPOSED ACQUISITION PROJECT
 FORT SAN LUIS
 LEON COUNTY

3. Public Purpose

This project qualifies as Other Lands - State Park or historical site (single use).

4. Management Guidance and Agency(s)

Ft. San Luis shall be developed into an historical park, but only after a great deal of historical and archaeological research has been carried out. Research, analysis, interpretation and exhibition of the Mission, the Fort and its associated Indian village will be the primary use of this parcel. Management by the Division of Recreation and Parks of the Department of Natural Resources and the Division of Archives, History, and Records Management of the Department of State is recommended.

5. Conformance with Management Plans

a. N/A

b. This project is in conformance with the conceptual State Lands Management Plan.

c. No other historical sites of this character are presently in public ownership.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$1,100,000.

b. Management

No management costs are anticipated in the first year following acquisition.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

CONSOLIDATED RANCH / WEKIVA RIVER

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
Consolidated Ranch/Wekiva River Tracts	Orange	9,375	\$18,750,000	\$2,000/acre

RECOMMENDED PUBLIC PURPOSE: The Consolidated Ranch/Wekiva River Tract should be classified as an Other Lands proposal. It should be managed for multiple use resource management by the Department of Natural Resources, the Game and Fresh Water Fish Commission, the Division of Forestry and the Division of Archives, History and Records Management.

VALUE:

Natural Resources: This proposal has high natural resource value. The tract contains a wide variety of habitat ranging from river swamp and hammocks to upland Longleaf Pine/Saw Palmetto Prairie and Sand Pine Scrub.

Recreational: This tract also offers high recreational values with approximately 14½ miles of spring-fed river frontage on Rock Creek Run and the Wekiva River. The proposal has potential for camping, canoeing, fishing, hunting, hiking, nature appreciation and interpretative trails.

Archaeological: The tract contains several small shell midden sites along the Rock Springs Run.

OWNERSHIP PATTERN: The primary owner (8,665 acres) is willing to sell. Eight additional land owners (710 acres) have not been contacted. The ease of acquisition is deemed moderate.

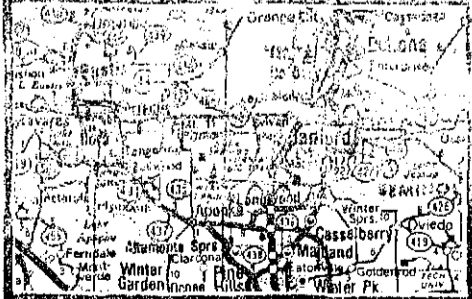
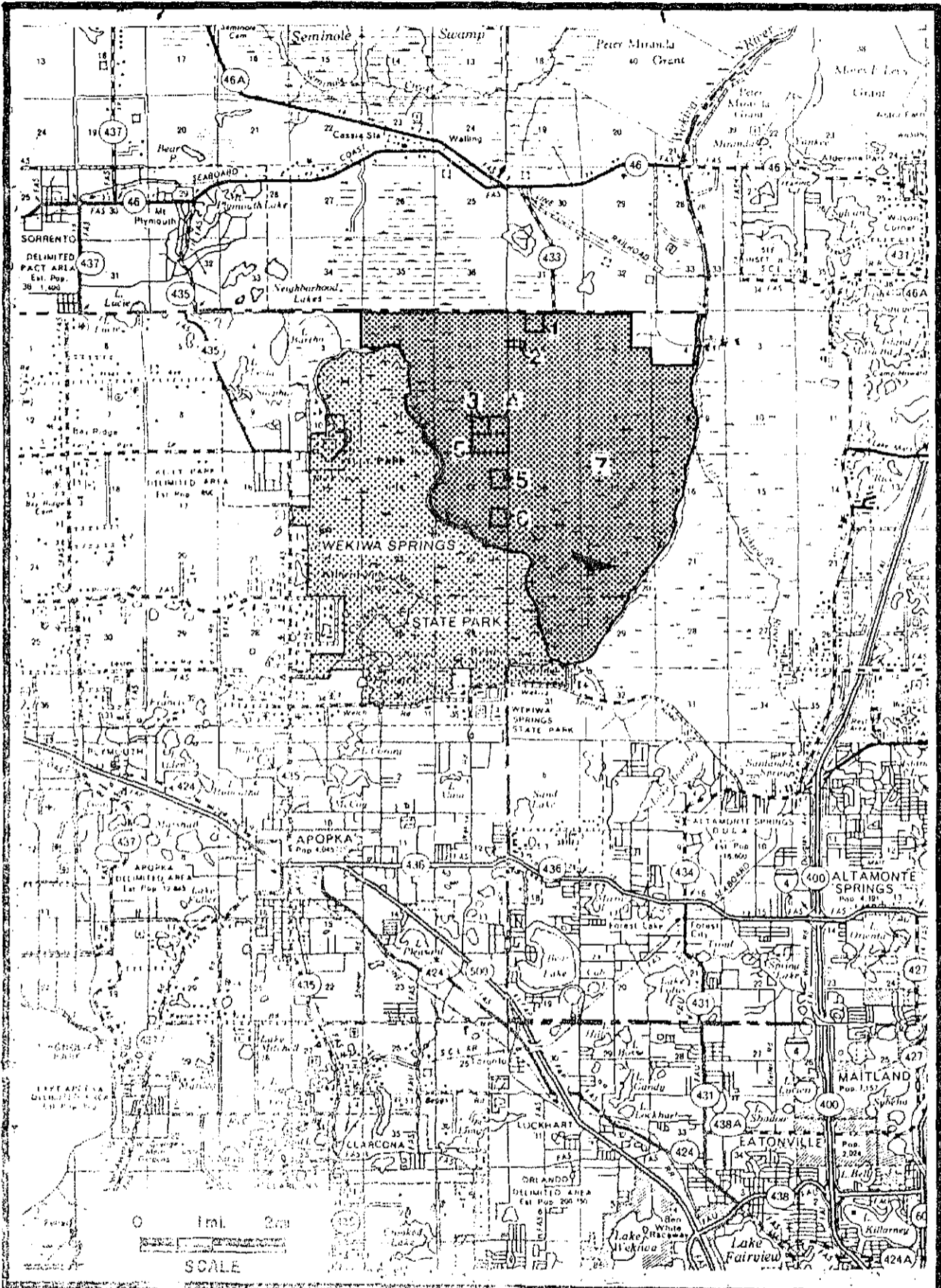
VULNERABILITY: The vulnerability of this proposal is high. The subject riverine property is vulnerable to development which would adversely affect water quality within the adjacent Wekiva Springs State Park, the adjacent Wekiva River State Aquatic Preserve and the downstream Lower Wekiva River State Environmentally Endangered Lands Preserve.

ENDANGERMENT: The majority of this property is tentatively slated for development. These lands are within the rapidly urbanizing Orange/Seminole County metropolitan area and have a high value as residential property. Neighboring luxury developments have sold-out quickly and this riverfront tract will be developed soon if not sold to the State.

LOCATION: The project is located in north-central Orange County and is bounded by the Wekiva River on the south and east, Rock Springs Run on the west and the Orange/Lake County line on the north.

COST: At an estimated fair market value of \$2,000/acre, the approximate project cost is \$18,750,000 for 9,375 acres.

OTHER FACTORS: The adjacent Wekiva Springs State Park experiences an extremely high user demand and as a result often must stop admitting users by mid-day on Friday-Sunday periods. This purchase would help to relieve this user overflow.



PROPOSED ACQUISITION PROJECT
 CONSOLIDATED RANCH AND
 WEKIWA RIVER CORRIDOR
 ORANGE COUNTY

3. Public Purpose

This project qualifies as Other Lands - multiple use outdoor recreation and to protect fish and wildlife, water quality and quantity.

4. Management Guidance and Agency(s)

Consolidated Ranch/Wekiva River Tract will be a multiple use area providing diverse outdoor recreational opportunities, including hunting. Protection of the rivers adjacent to the area and associated wetlands will also be of concern. Management by the Department of Natural Resources, the Division of Forestry, the Game and Fresh Water Fish Commission, and the Division of Archives, History, and Records Management is recommended.

5. Conformance with Management Plans

- a. N/A
- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. The Wekiva River State Park is immediately adjacent to this tract, but is already overfilled on weekends and holidays. Additionally, this project will provide for multiple use which is not available at the Park. No other suitable lands are near enough to the Orlando metropolitan area.

6. Project Costs

- a. Acquisition
Estimated cost for acquisition is \$18,750,000.
- b. Management
Estimated cost for management is \$263,660 (one year).
Much of this is non-recurring capital investments.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

N O R T H P E N I N S U L A

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
North Peninsula	Volusia	1200	\$4,495,099	\$3,746

Recommended

Public Purpose: Other Lands - as a State Park or Recreation Area, as well as to protect marsh, estuary, and fishery resources. Management as a single use area by the Division of Recreation and Parks and the Division of Archives, History, and Records Management is recommended.

Value: Natural resource value is high, due to inclusion of coastal dune, estuarine, and scrub habitats in very good condition. Recreational value is very high, as over 2.8 miles of sandy beachfront is included. Archaeological and historical value is moderate, with likely occurrence of middens and also a reported shipwreck site.

Ownership Pattern: With 32 owners, the ease of acquisition is rated low. Section 1A (322 acres) has 6 owners, section 1B (408 acres) 23 owners, and section 3 (470 acres) 3 owners.

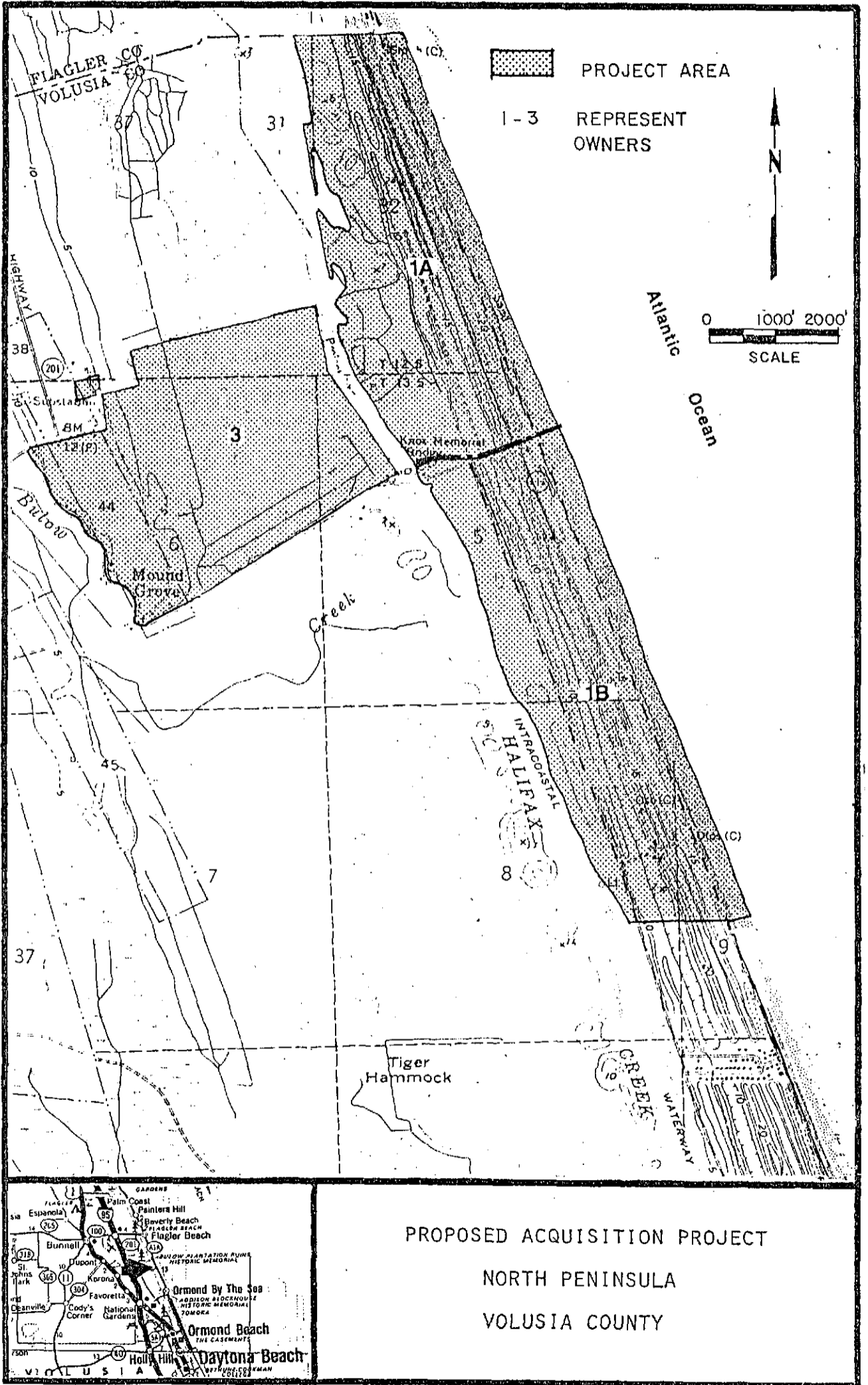
Vulnerability: High - dune habitats are easily disrupted by construction activities.

Endangerment: High - development is occurring nearby and survey teams have already made cuts through the secondary dunes and scrub. ORV traffic has caused some damage and is likely to continue without strict supervisor

Location: The project area is situated 15 miles north of Daytona Beach and 18 miles south of Marineland.

Cost: Project is also being considered for the Save Our Coasts Program.

Other Factors: If purchased, this area would combine with the Bulow Creek State Park lands to provide public ownership and protection for an entire portion of beach, dune, scrub, back marsh, creek, and hammock coastal ecosystems in one of the fastest growing areas of the State. As route A1A is situated just landward of the primary dune line, recreation visitors will have to cross the road to get to the beach. This is judged to be an inconvenience but not a serious one.



3. Public Purpose

This project qualifies as Other Lands - a single use State Park. Acquisition will also provide protection for fish, wildlife, and associated environmental resources.

4. Management Guidance and Agency(s)

North Peninsula will be managed to provide active and passive recreational use, particularly beach activities, and to preserve coastal resources, including significant archaeological resources. Management could be as a separate park or as a satellite of any of three nearby units: Flagler Beach State Recreation Area, Bulow Creek State Park, or Tomoka State Park. The Division of Recreation and Parks and the Division of Archives, History, and Records Management are the recommended managers.

5. Conformance with Management Plans

a. N/A

b. This project is in conformance with the conceptual State Lands Management Plan.

c. Several parcels of state-owned land are nearby, but the need for beach access has not been met. Projected growth for this area is high.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$4,495,099.

b. Management

Estimated cost for management is \$143,549 for the first year.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

CRYSTAL RIVER

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
Crystal River	Citrus	2,134	\$2,517,800	\$1,180/acre

RECOMMENDED PUBLIC PURPOSE: The Crystal River tract should be classed as an environmentally endangered land. It should be managed for single use by the Department of Natural Resources with the assistance of the Division of Archives, History and Records Management.

VALUE:

Natural Resource: The tract has very high natural resource value. It is a major winter refuge for the endangered Manatee and a nesting site for the bald eagle and osprey. The tract consists of an upland hammock, densely wooded tidewater swamp, pine woods, freshwater and tidal marsh adjacent to the headwaters of the Crystal River. The area also supports a valuable commercial and sport fishery.

Recreational: It has areas suitable for fishing, canoeing, hiking, camping, nature photography and interpretative trails. However, recreational development must be coordinated closely with preservation of the critical Manatee habitat. Therefore, the site has been determined to have moderate recreational value.

Archaeological: The Crystal River area was a major trade center for prehistoric peoples as early as 500 B.C. Data suggests that significant archaeological sites are likely to occur in areas on high ground. The proposed tract has not been surveyed, but there are reports that Section 31 contains prehistoric mounds. The archaeological and historical value is considered to be moderate.

OWNERSHIP PATTERN: There are seven owners in the project area. The ease of acquisition is moderate. The Nature Conservancy has recently acquired the islands in Kings Bay which were part of this original proposal.

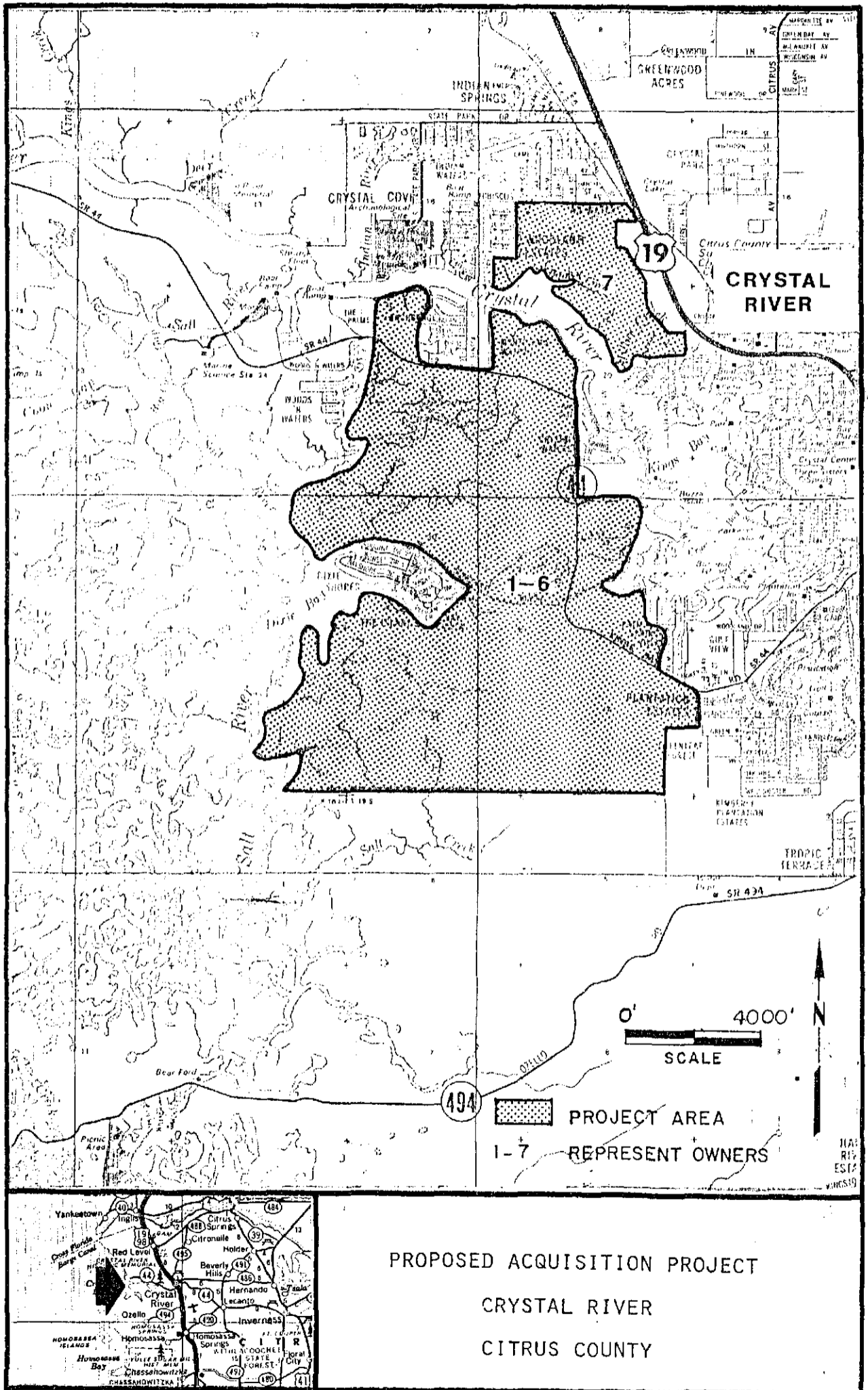
VULNERABILITY: The vulnerability of this site is high. The 300 acre Williams Estate located at the mouth of Kings Bay and along the north bank of the River contains the largest and finest upland hammock fronting on the Kings Bay-Crystal River system. The larger parcel of land southwest of the bay and river also contain upland areas. Both tracts, because of the upland areas, are vulnerable to development which could impact the areas' water quality. Increased boat traffic in this area will endanger the Manatee.

ENDANGERMENT: The majority of the lands involved in this proposal are the subject of development plans. There is a general feeling among the public that the lands will be developed before the state can acquire them. The Department of Environmental Regulation staff has met with developers to review development plans on the majority of the tract. This site is highly endangered.

LOCATION: The project is located southwest of Kings Bay and the Crystal River. One tract (Williams Estate) is located north of the Crystal River. The general area is west and southwest of the City of Crystal River.

COST: The total current market value based on a recent sale and the 1981 tax assessment is \$2,517,800.

OTHER FACTORS:



PROPOSED ACQUISITION PROJECT
 CRYSTAL RIVER
 CITRUS COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a single use project that will provide critical protection for manatee habitat as well as a significant portion of coastal marsh, hammocks, and associated uplands.

4. Management Guidance and Agency(s)

Crystal River will be managed to provide protection for fish and wildlife resources, especially the manatee. Passive and certain active recreational uses such as camping, fishing, canoeing, hiking, nature photography, interpretative trails, and non-motorized trail biking would be allowed, as long as they do not interfere with the resource protection purpose. The Division of Recreation and Parks and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Crystal River satisfies the first, second, and third requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The project complies with the second, third, fifth, and sixth categories.

b. This project is in conformance with the conceptual State Lands Management Plan.

c. There are no other state lands that provide protection for coastal ecosystems of this type or the same level of assistance for the endangered manatee.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$ 2,517,800.

b. Management

Estimated cost for the first year of management is \$72,366.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

ESCAMBIA BAY BLUFFS

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Escambia Bay Bluffs	Escambia	14.4 State (34.5 City)	\$200,000	\$12,987/acre

Recommended

- Public Purpose:
- 1) Environmentally Endangered Lands
 - 2) Management--single use
 - 3) Managers--City of Pensacola and Division of Archives, History and Record Management.

Value:

Natural Resource--moderate. The Bluffs are an unusual physiographic feature. They represent one of the largest and best outcrops in Florida of the Citronelle geologic formation.

Recreational--low. Most of the site is suitable only for light recreational use.

Archeological and Historical--low. Few archeological/historic sites are likely to be found on the face of the bluffs.

Ownership Pattern: There are two owners of the project area. The east of acquisition is high.

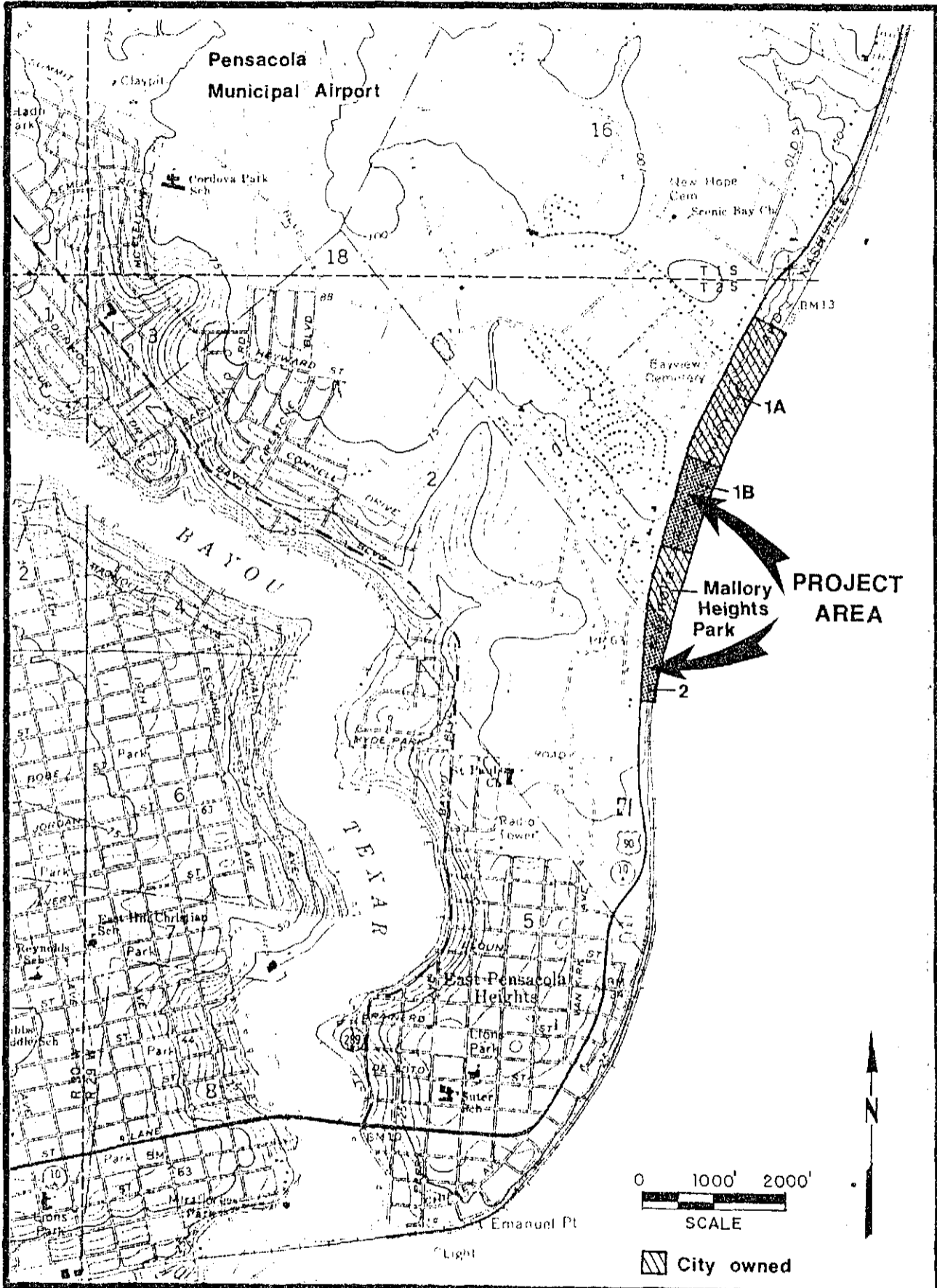
Vulnerability: high. Development would jeopardize the erodible bluffs.

Endangerment: high. The project is located within a growing urban area (Pensacola).

Location: The project area is within the city limits of Pensacola along Escambia Bay.

Cost: The City of Pensacola is putting in \$150,000 toward acquisition.

Other Factors:



PROPOSED ACQUISITION PROJECT
 ESCAMBIA BAY BLUFFS
 ESCAMBIA COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a single use project providing long-term protection for a unique geologic site.

4. Management Guidance and Agency(s)

Escambia Bay Bluffs will be managed to protect the significant bluff feature. Access will be restricted by establishing a limited number of parking spaces at selected entry points. Designated paths or boardwalks will provide beach access. Plantings of native vegetation will be made to stabilize erosion. Management by the City of Pensacola and the Division of Archives, History, and Records Management is recommended.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Escambia Bay Bluffs satisfies the second and third requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

Escambia Bay Bluffs satisfies the third priority category.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. There are no other lands of this type in state ownership.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$200,000, since the City of Pensacola has purchased a major portion of the project area.

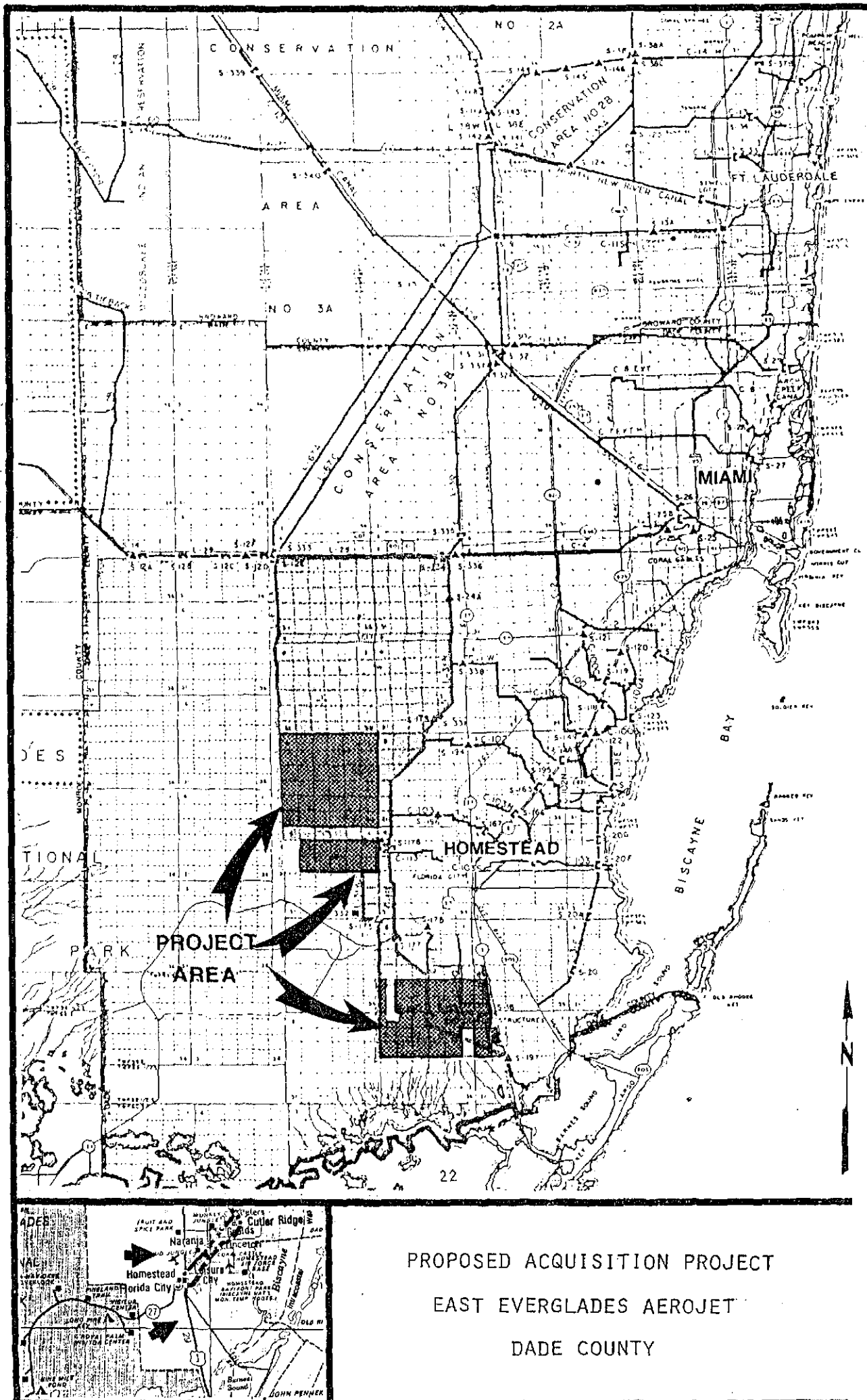
b. Management

No costs are anticipated during the first year.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

E A S T E V E R G L A D E S



PROPOSED ACQUISITION PROJECT
 EAST EVERGLADES AEROJET
 DADE COUNTY

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
East Everglades Aerojet	Dade	50,200	\$17,000,000 to \$19,000,000	\$339/acre to 378/acre

RECOMMENDED PUBLIC PURPOSE: The East Everglades Aerojet project should be classed as an Environmentally Endangered Lands proposal. It should be managed as a multiple-use property by the Department of Natural Resources, the South Florida Water Management District, the Game and Fresh Water Fish Commission and the Division of Archives, History and Records Management.

VALUE:

Natural Resources: This East Everglades property has very high natural resource values. Bordering the Everglades National Park, this project encompasses elements of Northeast Shark River Slough, the Rocky Glades, Southern Coastal Glades, Taylor Slough, and cypress, thicket and tropical forest areas. These areas are critical for natural hydrologic functions, such as aquifer recharge, prevention of saltwater intrusion, estuarine flow maintenance and endangered species habitat protection.

Recreation: This project was judged to have moderate recreational value and would offer recreational activities such as public camping, fishing, hunting, airboating, hiking and nature photography and study activities subject to resource protection controls.

Archaeological: The archaeological value of the East Everglades proposal was determined to be high due to the numerous tree-island mound and midden sites within the property.

OWNERSHIP PATTERN: This property is owned by the Trust for Public Lands (TPL). Due to the TPL's willingness to sell to the State, the ease of acquisition is judged to be very high.

VULNERABILITY: The ecosystems and critical natural hydrologic functions of the East Everglades are highly vulnerable to degradation by man's draining, filling, farming and flooding activities and land-clearing associated with road construction and residential development.

ENDANGERMENT: This project's endangerment value was judged to be moderate due to Dade County's recently developed East Everglades Management Plan. Nevertheless, large portions of this and adjacent properties may be subject to piecemeal development without the protection of public ownership.

LOCATION: This property abuts approximately twenty miles of the eastern Everglades National Park boundary. The City of Homestead is within six miles and the City of Miami within thirty miles.

COST: According to TPL sources, recent appraisals list the fair market value for these lands between 28 and 32 million dollars. The TPL has stated that they could deliver this project for approximately 17 million dollars (plus interest and costs).

OTHER FACTORS: (1) The TPL must make a balloon payment of principle and interest by December, 1985. (2) The South Florida Water Management District may be able to assist in the acquisition of this project using Save Our Rivers funds.

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a multiple use tract that will provide protection for a significant natural south Florida association.

4. Management Guidance and Agency(s)

East Everglades Aerojet will be managed as a multiple-use tract, including hunting, providing protection for critical water resources, aquifer recharge, endangered species, and enhancement of outdoor recreational opportunities. The Game and Freshwater Fish Commission, South Florida Water Management District, and the Division of Archives, History, and Records Management are recommended managers. Coordination with the Everglades National Park, including possible management, is also recommended due to its adjacent location.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

East Everglades satisfies all three requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

This project complies with the first, second, third, fifth, and sixth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. There are many other lands of this type in public ownership, including the adjacent Everglades National Park. The key issue here is location, since this property is judged to be a critical buffer area to those areas and also contains unique water resources that are not found anywhere else.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$17,000,000 - 19,000,000, depending on the amount of interest that the owner must pay at time of purchase by the state. This represents a bargain price.

b. Management

Estimated cost for the first year of management is \$46,386.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

M A C A R T H U R T R A C T

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
MacArthur Tract	Sarasota	32,582	\$21,882,344	\$672

RECOMMENDED PUBLIC PURPOSE: The MacArthur Tract should be classified as Environmental Endangered Lands. It should be managed for multiple use by the Department of Natural Resources, Division of Forestry, Game and Fresh Water Fish Commission and Division of Archives, History and Records Management. Sarasota County and the Southwest Florida Water Management District may also provide management expertise for multiple resource management.

VALUE:

Natural Resources: The MacArthur Tract has very high natural resource value. A summary of some of these values includes: Eleven plus miles of common border with Myakka River State Park; threatened and endangered species refugium (Manatee, Bald Eagle, Panther, Woodstork, Sandhill Crane, Black Bear, Indigo Snake, etc.); 4½ miles of Myakka River frontage; 900+ unique prairie ponds; and, its valuable natural water resource wetlands and recharge factors.

Recreational: A number of recreational activities could be considered for the MacArthur Tract, including hunting, fishing, camping, horse back riding, hiking and interpretative programs. However, recreational development must be accomplished with protection of sensitive resource values in mind, therefore, the site has been determined to have moderate recreational value.

Archaeological: This tract's location and size give high probability to the location of numerous significant archaeological sites. Archaeological value was estimated to be very high.

OWNERSHIP PATTERN: This project has a single owner. The ease of acquisition is determined to be very high.

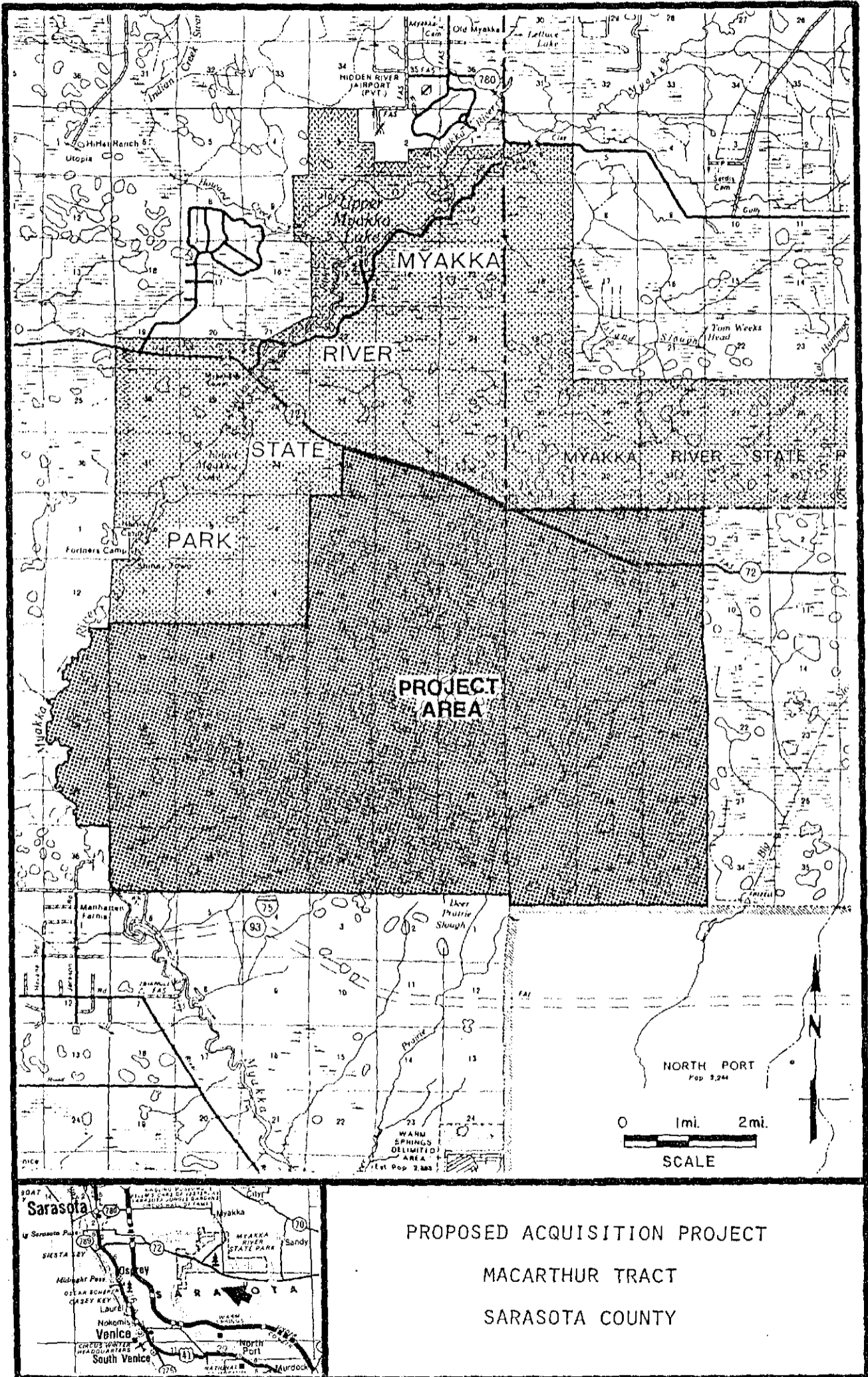
VULNERABILITY: The hydrologic regime which supports the unique and vast wet prairie wetlands is sensitive to man's development activities. The overall vulnerability of this project was judged to be moderate.

ENDANGERMENT: Located within the rapidly growing County of Sarasota, and adjacent to the I-75 corridor, this tract was judged to be moderately endangered by encroaching development pressures.

LOCATION: This project is located 18 miles southeast of the City of Sarasota, 6 miles northeast of Venice and 2 miles from the Northport development.

COST: The MacArthur project's 1981 market value has been estimated to be \$19,893,040. A 10% annual increase would place present 1982 value at \$21,882,344. Sarasota County and Southwest Florida Water Management District acquisition assistance is possible.

OTHER FACTORS:



PROPOSED ACQUISITION PROJECT
 MACARTHUR TRACT
 SARASOTA COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a multiple use area providing protection for a significant natural resource association, including endangered species.

4. Management Guidance and Agency(s)

The MacArthur Tract will be a multiple-use area used for fish and wildlife habitat protection, forestry, water resource protection, as well as outdoor recreation such as hunting, fishing, canoeing, hiking, and other passive pursuits. The Game and Fresh Water Fish Commission, Division of Forestry, Department of Natural Resources, Southwest Florida Water Management District, Division of Archives, History, and Records Management, and Sarasota County are recommended managers.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

The MacArthur Tract satisfies all three requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

This project complies with the first, second, third, and fourth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. The Myakka River State Park is adjacent to this project. However, this acquisition would be managed for multiple use, thus providing for a more diverse group of benefits. Additionally, certain natural features, such as the wetland lined limestone depression systems, are not represented well in the State Park or on any other ownership.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$21,882,344, with Sarasota County providing matching funding.

b. Management

Estimated cost for the first year of management is \$291,257, some of which is non-recurring capital equipment.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

M. K. R A N C H

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
M-K Ranch	Gulf	9,071	\$4,950,000	\$546

Recommended

Public Purpose: It is recommended that the project be acquired as "Other Lands" and managed as a single use area as a part of the Apalachicola River and Bay National Estuarine Sanctuary. Recommend management Agencies are the Game and Fresh Water Fish Commission, Department of Natural Resources, Division of Forestry, and Division of Archives, History, and Records Management.

Value: The natural resource values of the Wewahitchka and Chipola tracts are high, whereas the value of the Saul Creek tract is moderate. Archaeological and historical value is also high, and recreational value is moderate.

Ownership Pattern: The project consists of three separate and non-contiguous parcels. The project is under single ownership and the owner is willing to sell.

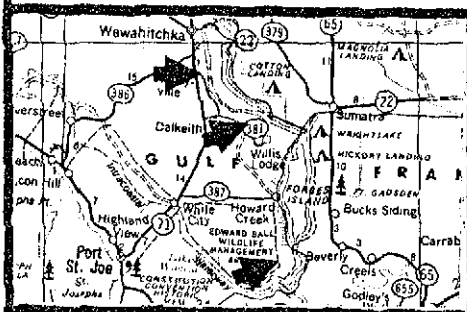
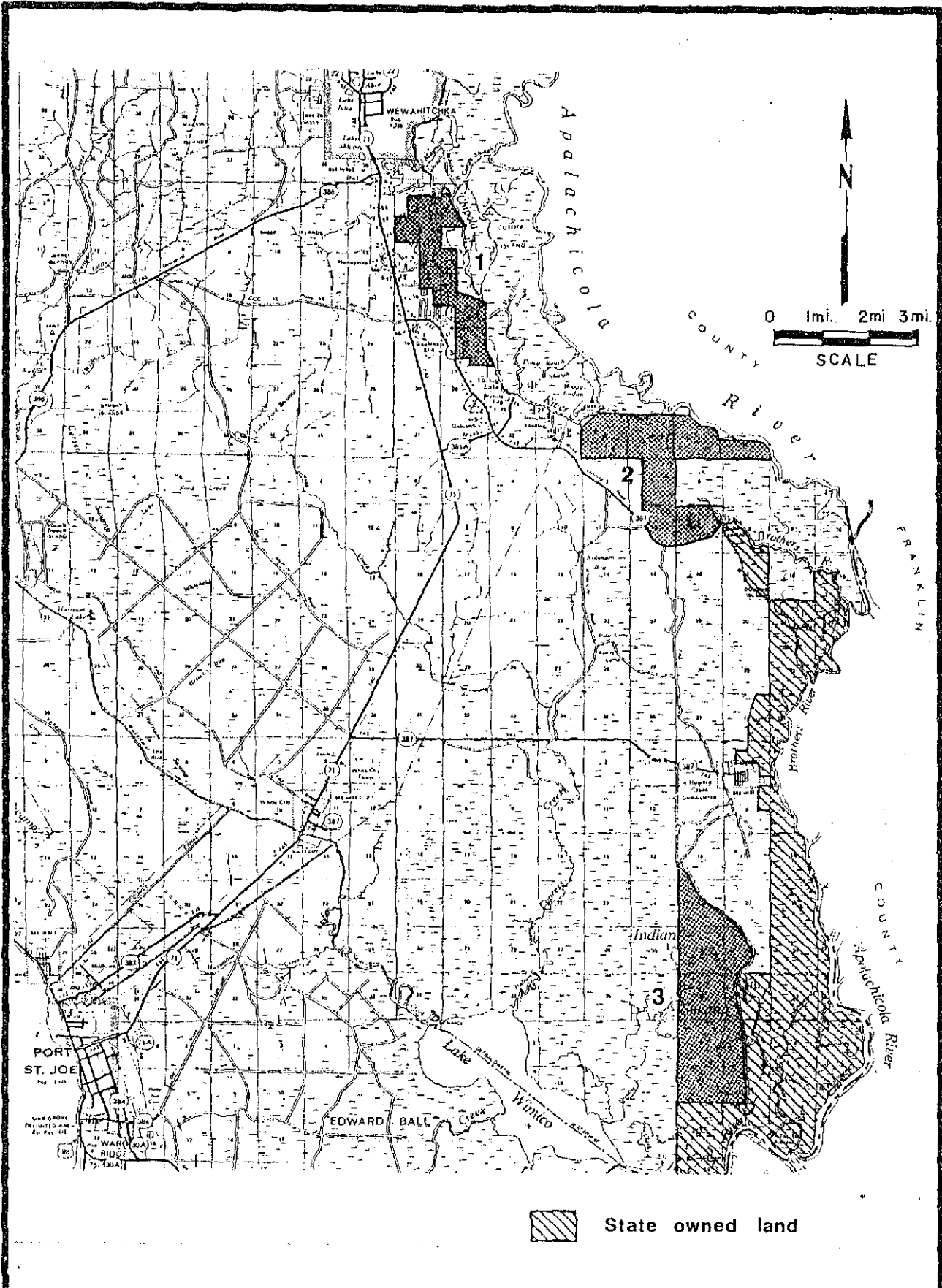
Vulnerability: The area is moderately vulnerable to drainage, conversion to agricultural use, and timber cutting. The Saul Creek tract is already impacted by drainage.

Endangerment: The area is moderately endangered. Further development by the landowner is improbable due to litigation by the EPA for restoration of portions of the project.

Location: The three parcels are along the Apalachicola and Chipola Rivers between Wewahitchka and Apalachicola. The project is within 35 miles of Panama City and within 65 miles of Tallahassee. A portion of the project is adjacent to the Lower Apalachicola Environmentally Endangered Lands Tract.

Cost: The project may qualify under the "Save Our Rivers" program. Management costs would be minor since the property could be managed in conjunction with the Lower Apalachicola Environmentally Endangered Lands Tract or the Ed Ball Wildlife Management Area.

Other Factors: As a result of litigation between the owner and EPA, the owner has agreed to restore the property prior to selling it to the state. Also, if the state buys the property, the owner will donate an additional 2,000+ acres for no additional cost.



PROPOSED ACQUISITION PROJECT
 M. K. RANCH
 GULF COUNTY

3. Public Purpose

This project qualifies as Other Lands - single use, to protect fish and wildlife habitat as well as water resources.

4. Management Guidance and Agency(s)

M. K. Ranch will be managed as an addition to the existing Lower Apalachicola River and Bay National Estuarine Sanctuary. Hunting, fishing, selective forestry, and all other traditional uses can be continued where such uses are compatible with the sanctuary. Research and education in all phases of environmental, wildlife, fishery, botany, and the natural sciences could be encouraged on all tracts. Restoration of environmentally damaged areas or management for specific objectives could easily be worked into the plans for the Saul's Creek tract. The Game and Fresh Water Fish Commission, Division of Forestry, Department of Natural Resources, and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. N/A

b. This project is in conformance with the conceptual State Lands Management Plan.

c. Similar state-owned lands are found on the nearby Lower Apalachicola River tract. Purchase of the M. K. project will simply increase protection for the Apalachicola River and its tributaries as well as provide more public recreational opportunities.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$4,950,000. Owner has also offered to donate approximately 3000 acres of land.

b. Management

Estimated cost for the first year of management is \$52,965.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

C H A S S A H O W I T Z K A S W A M P

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Chassahowitzka Swamp	Hernando & Citrus	21,200	\$12 million	\$566

Recommended

Public Purpose: Recommended for purchase in the Environmentally Endangered Lands category for management as a multiple use area. Recommended management agencies are Game and Fresh Water Fish Commission, Division of Forestry, Department of Natural Resources, Division of Archives, History, and Records Management, and Citrus County.

Value: Rates very high for natural resource value because it is the best and largest remaining example of coastal hardwood swamp on the Gulf coast of Florida. Recreational value is moderate and archaeological and historical value is high.

Ownership Pattern: There are two major owners and one minor owner within the project area. The two major owners are willing to sell, so the ease of acquisition is high.

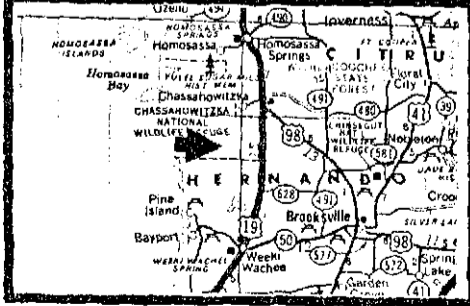
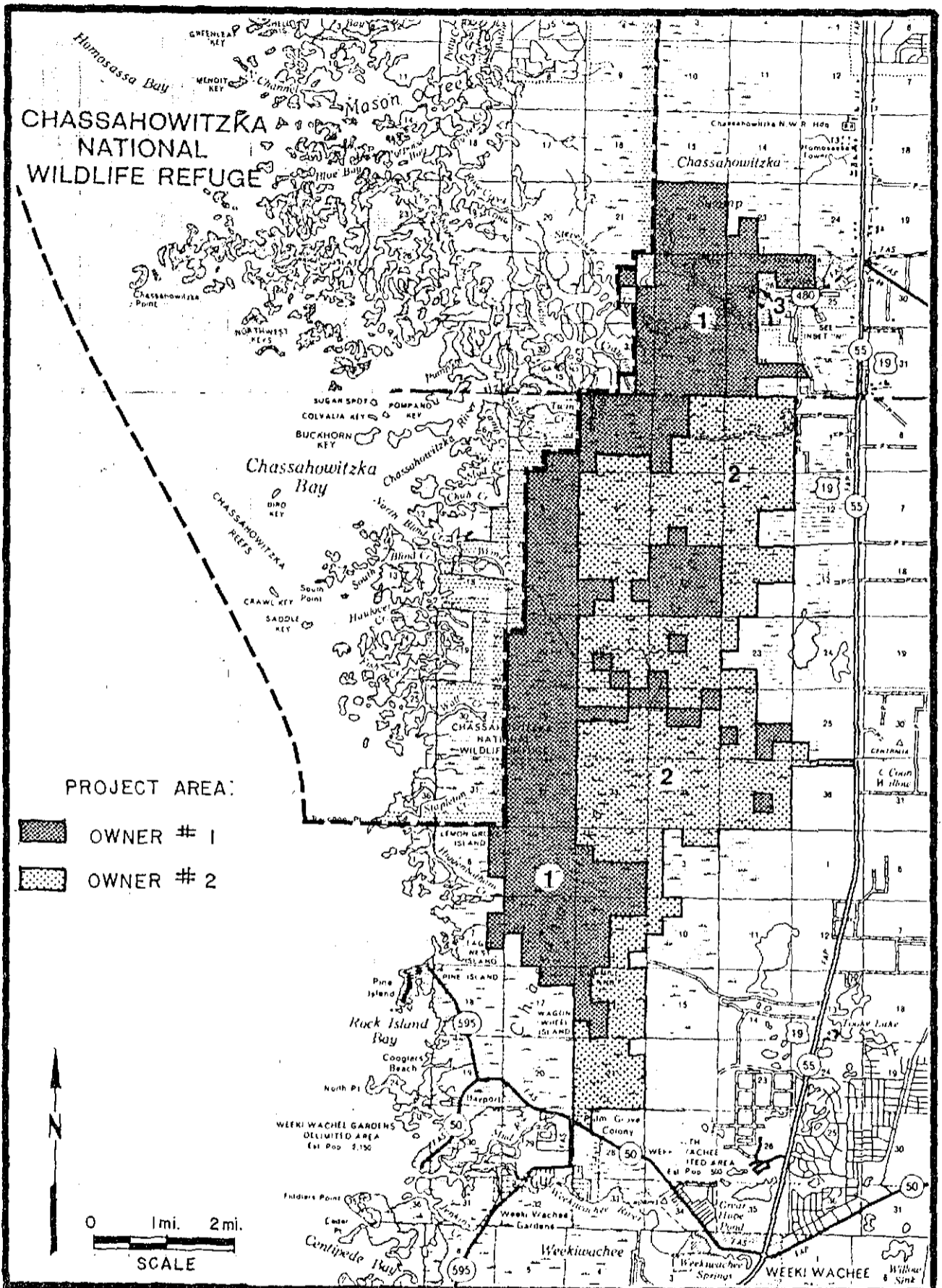
Vulnerability: The area is moderately vulnerable, but could be impacted by timbering, drainage, limerock mining, and residential development.

Endangerment: Endangerment is moderate. Although lands immediately east of the project have been platted for several years, residential development has been slow in the area. Because of these counties' growth rates, development pressure should increase.

Location: The project area is within 60 miles of Tampa and 90 miles of Orlando. It is located between the Homosassa Springs and Weeki Wachi Springs tourist attractions.

Cost: This project does not appear to qualify for any other funding.

Other Factors: One of the major owners, the Lykes Brothers, may be willing to trade their holdings in Chassahowitzka Swamp for other lands in the state.



PROPOSED ACQUISITION PROJECT
 CHASSAHOWITZKA SWAMP
 HERNANDO COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a multiple use area providing protection for a significant example of natural coastal wetlands habitat.

4. Management Guidance and Agency(s)

Chassahowitzka Swamp will be acquired and managed as a multiple use area to protect and maintain a unique and regionally significant ecosystem and all its values. Existing recreational uses of the property such as boating, fishing, camping, nature study, and hunting will be continued. Limited forestry to improve selected sites will be encouraged. The project as a whole will be utilized for wilderness hiking and camping using the existing network of old tram grades as primitive hiking trails. Hunting for deer, hog, and squirrel may be permitted in the form of carefully controlled primitive weapons hunts. Management of the project would be minimal consisting mainly of access control, some timber stand improvement and control burning, and ecosystem monitoring. The Game and Fresh Water Fish Commission, Division of Forestry, Department of Natural Resources, and Division of Archives, History, and Records Management are recommended managers. Citrus County has previously expressed an interest in the operation of the approximately 40 acre Lykes Campground Area, and is also recommended as manager of this site if appropriate.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Chassahowitzka Swamp satisfies all three requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

This project complies with the second, third, fifth, and sixth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. There are no sizeable tracts of this ecosystem type presently in state ownership. The project would highly complement the adjacent federal marsh land.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$12,000,000. The owners have expressed interest in a value for value trade.

b. Management

Estimated cost for the first year of management is \$88,992.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

EMERALD SPRINGS

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Emerald Springs	Bay	970	\$ 1,657,734	\$1,709/acre

RECOMMENDED PUBLIC PURPOSE: The Emerald Springs property should be classed as an Environmentally Endangered Lands proposal. It should be managed by the Department of Natural Resources and the Division of Archives, History and Records Management for single use. Management of the uplands by the Division of Forestry is also recommended.

VALUE:

Natural Resource: The Emerald Springs project has high natural resource values. Bordering Econfina Creek for nearly 1 mile, the numerous springs of this property discharge approximately 50 million gallons per day into the creek, which is the principal source of drinking water for Bay County. The high limestone bluffs adjacent to the springs support several unusual plant species and geologic sinkhole features known as chimneys.

Recreational: The Emerald Springs tract has areas suitable for hiking, interpretative trails, camping, swimming, canoeing and fishing. Due to the relatively fragile nature of the springs/bluffs vegetation, recreational access must be limited in some areas, therefore overall recreational value was judged as moderate.

Archaeological: The Emerald springs project was judged to have moderate archaeological value as a known aboriginal occupation Ft. Walton era site (A.D. 1250-1600).

OWNERSHIP PATTERN: The entire project proposal is owned by Emerald Springs, Inc., a willing seller. Therefore, the ease of acquisition for this project was determined to be very high.

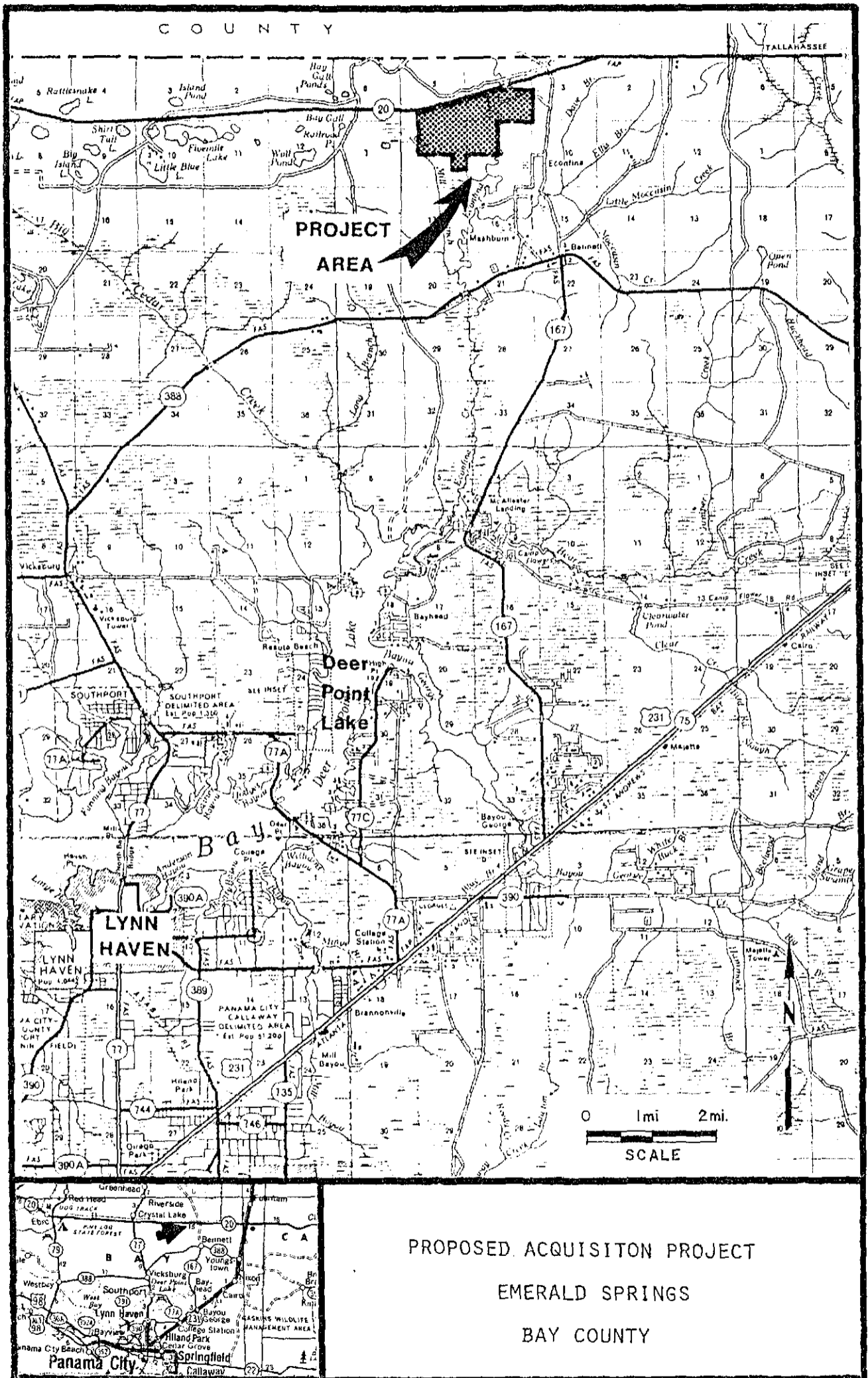
VULNERABILITY: The riverine springs and bluff association areas are very susceptible to resource degradation by man's development activities. Land clearing, timbering, agricultural practices and residential development would adversely affect water quality and turbidity. Aesthetic impairment would also occur with development. The vulnerability of the Emerald Springs property was judged to be high.

ENDANGERMENT: While like threats to this project would come from residential development and/or recreational misuse, the owners present protective attitude towards their land rates this project a low vulnerability factor.

LOCATION: Emerald Springs is located along Econfina Creek and State Road 20 approximately 20 miles north of Panama City in Bay County.

COST: An update of this project's 1979 appraisal value gives an estimated 1982 market value of \$1,657,734.

OTHER FACTORS:



3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a single use project protecting the vital water and other associated resources of the area. The proposal represents a significant natural feature of North Florida.

4. Management Guidance and Agency(s)

Emerald Springs will be developed into a State Park providing significant recreational opportunities, but such use must not cause harm to the water resources of Econfina Creek, the spring areas, or other delicate natural lands along the creeks and tributaries. Selected forestry and replanting in certain cleared uplands will be accomplished to help restore and enhance the use of that portion of the project. The Department of Natural Resources, the Division of Forestry, and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Emerald Springs satisfies all three requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The project complies with the first, second, third, and fourth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. There are no state-owned lands in the northern section of Florida that compare with those in the project. Additionally, none provide the same protection for the drinking water supply of Panama City.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$1,657,734.

b. Management

Estimated cost for the first year is \$84,808.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

BEAVERDAM / SWEETWATER CREEKS

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Beaverdam Sweetwater Creeks	Liberty	12,400	\$12,700,000	\$1,024/acre

Recommended

Public Purpose: Environmentally Endangered Lands - to protect environmentally unique and irreplaceable resources of this creek, woodland and ravine system. Multiple use management by the Department of Natural Resources, Division of Forestry, Game and Fresh Water Fish Commission and Division of Archives, History, and Records Management is recommended.

Value: Natural Resource value is rated high - variety of ecosystems containing rare and unusual plants and animals. Recreational value is moderate - variety of activities on uplands, including hunting and forestry study and interpretation in ravines. Archaeological and Historical value is moderate.

Ownership Pattern: Eleven owners makes the estimated ease of acquisition low. Configuration of project is very good.

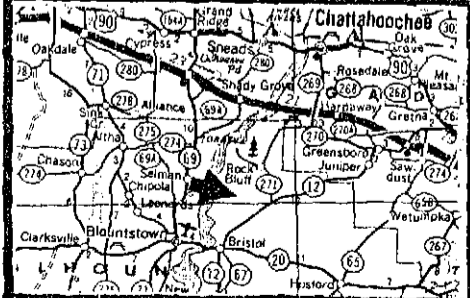
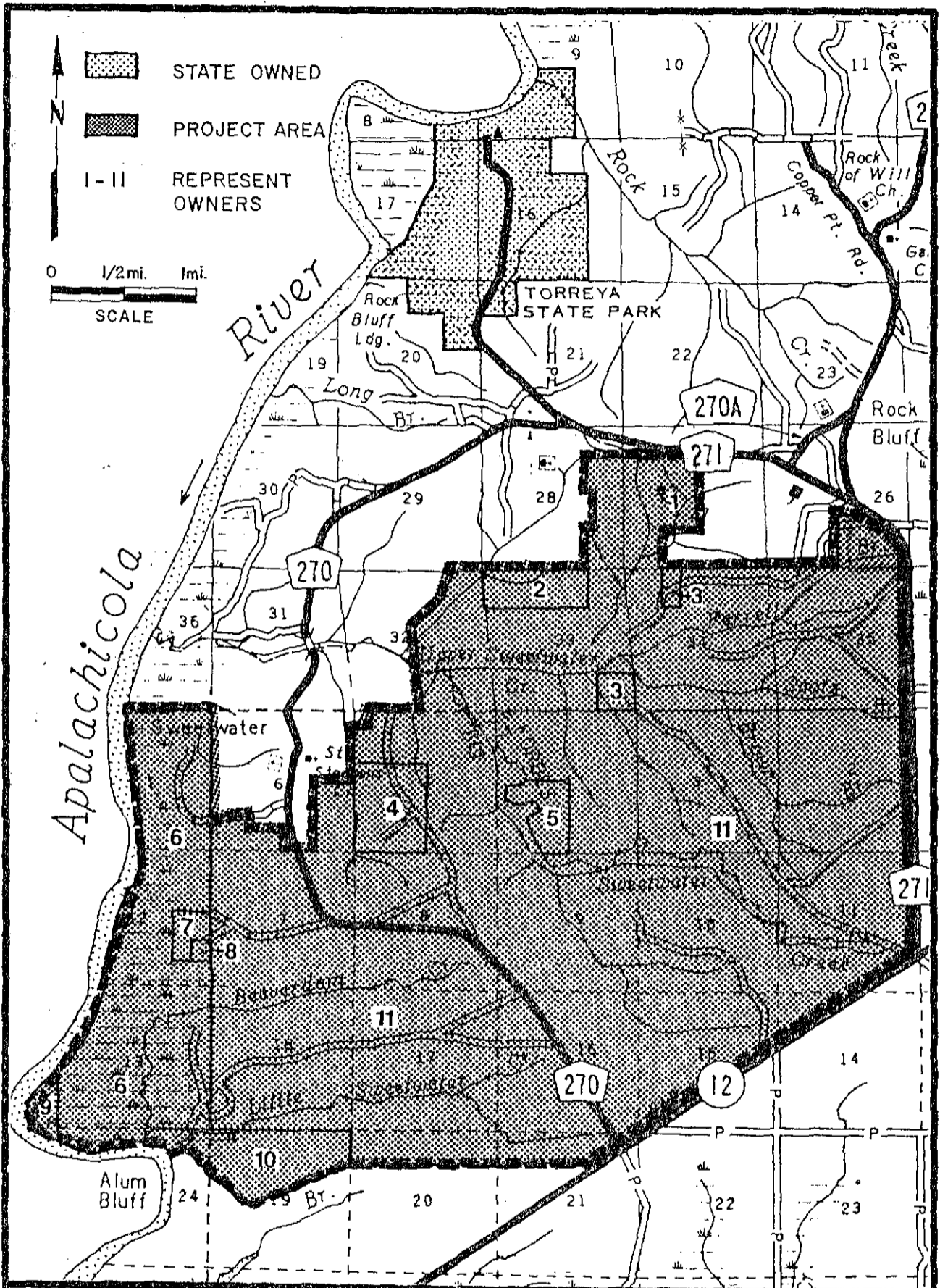
Vulnerability: High. Ravines and immediate uplands liable to a variety of physical degradations. Steepheads depend on stable hydrologic conditions.

Endangerment: High. Continuing increase in disturbance from activities on adjacent lands threaten ultimate elimination of unique biological communities in ravines.

Location: The project area is just north of Bristol, forming ravine and bluff systems along east side of the Apalachicola River.

Cost: It is unlikely that this project would qualify for any other type of public funding.

Other Factors:



PROPOSED ACQUISITION PROJECT
 BEAVERDAM -
 SWEETWATER CREEKS RAVINE SYSTEMS
 LIBERTY COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a multiple use area providing protection for a unique, significant natural association.

4. Management Guidance and Agency(s)

Beaverdam/Sweetwater Creek will be managed as a multiple use site. Because of the unusual nature of the steephead ravine system, it is particularly important that these areas be protected from foot traffic and other erosion sources. However, enjoyment of the natural resources will be encouraged even though carefully controlled. Reforestation of the upland areas with appropriate tree species will be carried out over a period of years. Additionally, hunting and general outdoor recreation should continue in concert with protection of the ravine areas. The Department of Natural Resources, Game and Fresh Water Fish Commission, Division of Forestry, and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Beaverdam/Sweetwater Creek satisfies the first, second, and third requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The project complies with the third and fifth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. Somewhat similar lands are available at the nearby Torreya State Park, at least for recreational purposes. However, the steephead ravine systems found on the proposal are unique to the entire state.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$12,700,000.

b. Management

Estimated first year cost for management is \$130,306.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

M A S H E S S A N D S

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Mashes Sands	Wakulla	354 (approx)	\$2,930,412	\$8,278

Recommended

Public Purpose: Mashes Sands qualifies as Other Lands, due to inclusion of marine and estuarine marsh, its potential for outdoor recreation, and for archaeological resources. Single use management by the Division of Recreation and Parks or Wakulla County and the Division of Archives, History, and Records Management is recommended.

Value: Natural Resource Value is rated low to moderate due to disturbed nature of uplands, although submerged lands offshore are in very good condition. Recreational value is moderate, due to limited uplands for facilities and limited sandy beach. Archaeological value is rated low.

Ownership Pattern: The project consists of two, single owner parcels belonging to Mr. Mack Hart of Sycamore Creek, Inc. (52 acres south of SR-372) and McMillan Realty of Panacea (remaining acreage). Both owners are willing to negotiate a sale price: ease of acquisition is rated high.

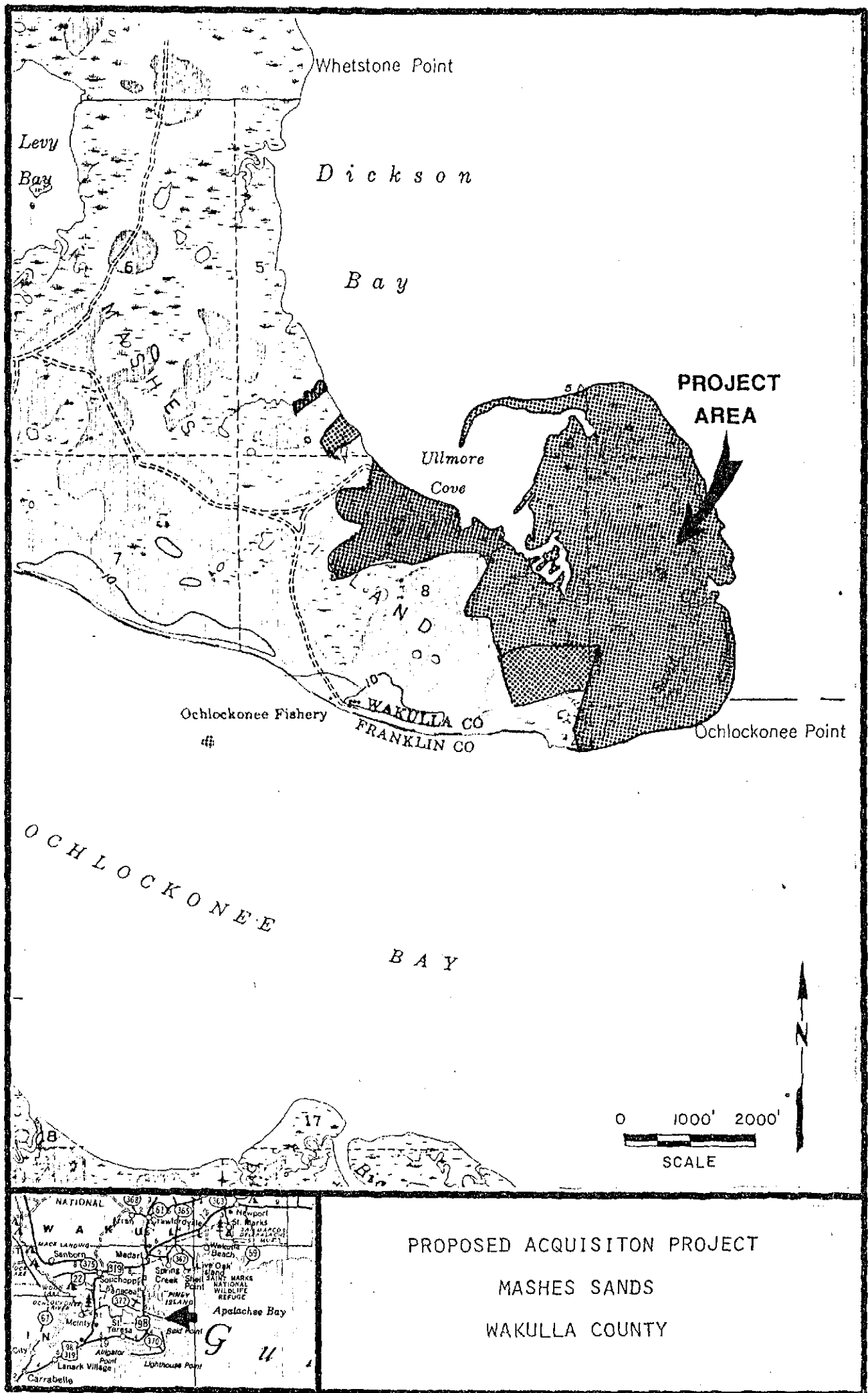
Vulnerability: High, since tidal marsh systems are easily disrupted by alteration of water flow and topography, and pollutant runoff from dredge and fill operations or other construction.

Endangerment: Moderate, since owners have sought local development approval but generally pressure to develop here is slow.

Location: The project area is 35 miles southwest of Tallahassee and six miles south of Panacea.

Cost: Due to limited uplands, cost to develop and manage will be relatively high relative to number of possible users. May qualify for either Outdoor Recreation or Save Our Coasts programs.

Other Factors: Although this is the only known sandy beach area in Wakulla County, beach quality is generally lower than that of other C.A.R.L. beach projects and regional existing State Parks such as St. George Island or St. Andrews.



PROPOSED ACQUISITION PROJECT
 MASHES SANDS
 WAKULLA COUNTY

3. Public Purpose

This project qualifies as Other Lands - a single use recreation area.

4. Management Guidance and Agency(s)

Mashes Sands will be managed as a recreation area, including beach recreation as well as hiking, birdwatching, and nature appreciation. Care should be taken to minimize impacts on the delicate coastal resources included in the tract, since the uplands are severely limited. Access to the sandy beach portions of the tract will be improved by the use of foot bridges if possible. The Division of Recreation and Parks is the recommended manager.

5. Conformance with Management Plans

a. N/A

b. This project is in conformance with the conceptual State Lands Management Plan.

c. There are similar state-owned lands in the vicinity, but none in Wakulla County or as close to urban Tallahassee.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$ 2,930,412.

b. Management

There is no estimate of management costs.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

GRAYTON DUNES

I. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Grayton Dunes	Walton	141	\$5,000,000	\$35,460

Recommended

Public Purpose: Environmentally Endangered Lands - includes unique lands comprising native, unaltered biological communities: dunes; sand-pine scrub pine flatwoods; freshwater wetlands; and high energy beach. Single use management by the Division of Recreation and Parks and the Division of Archives, History, and Records Management will protect the delicate natural systems while allowing public recreational use.

Value: Natural Resource value is high because of the diversity of relative unaltered biological communities present. Some of the highest sand dunes known in the state are on this site. Recreational value is high due to a large area of sandy beach and sufficient uplands for facilities. Archaeological and Historical value is rated low.

Ownership Pattern: With six owners, ease of acquisition is rated moderate. The configuration of the property is good.

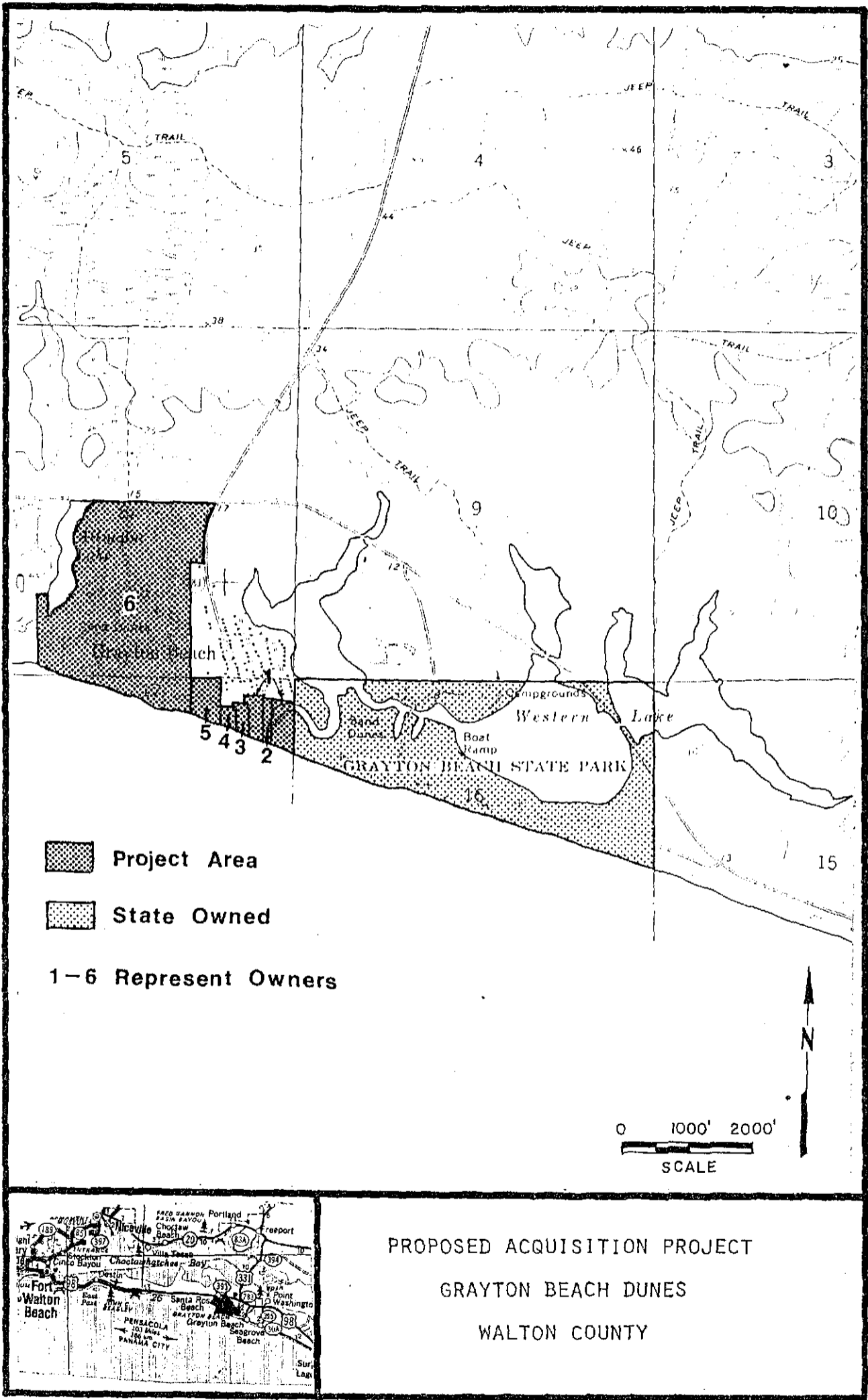
Vulnerability: High, since beach and dune systems are maintained only by natural and biological factors, they are easily disrupted by human impact.



Endangerment: High, development is pending and has been slowed only by the fact that legal action has so far prevented the auction of the largest single owner parcel.


Location: The project is 65 miles east of Pensacola and 40 miles west of Panama City.

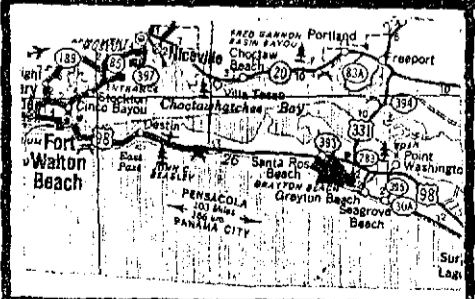
Cost: Price per front foot of beach is relatively low compared to other areas of the state. A local citizen's group in Grayton Beach has pledged \$20,900 for match. The project is currently being considered for the Save Our Coasts program.

Other Factors:



 Project Area
 State Owned
 1-6 Represent Owners

0 1000' 2000'

 SCALE



PROPOSED ACQUISITION PROJECT
 GRAYTON BEACH DUNES
 WALTON COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a single use project that will protect a unique example of coastal natural lands.

4. Management Guidance and Agency(s)

Grayton Dunes will be used as a park or recreation area, but the highly sensitive and unique dune system will be protected. Management as an adjunct to the adjacent State Recreation Area or as a separate unit is appropriate. The Division of Recreation and Parks is the recommended manager.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Grayton Dunes satisfies the second and third requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The project complies with the second, third, and fourth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. There are somewhat similar state-owned lands nearby. However, the beach and dune systems on this project are judged to be the finest of their type.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$5,000,000, with a citizen's group pledging \$20,900 as partial funding.

b. Management

Estimated first year cost for management is \$71,183.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

N O R T H B E A C H

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
North Beach	Broward	50.14	\$25,000,000	\$498.604/acre

Recommended

Public Purpose: 1) Other Lands as a State Recreation Area.
2) Management--Single use.
3) Managers--Department of Natural Resources, Broward County Parks and Recreation Division and Division of Archives, History and Record Management.

Value:

Natural Resource--rated moderate. The project contains about one mile of beach-front property in Broward. Much of this is undeveloped dune system with its original plant community. Included are three endangered or threatened plant species.

Recreational--very high. This project would provide needed beach recreational opportunity for the people in Broward County.

Archaeological and Historical--low. The potential for archaeological/historical sites in the dunes is low.

Ownership Pattern: There is one major land owner with four individual lot owners. The major owner is willing to sell. The ease of acquisition is high.

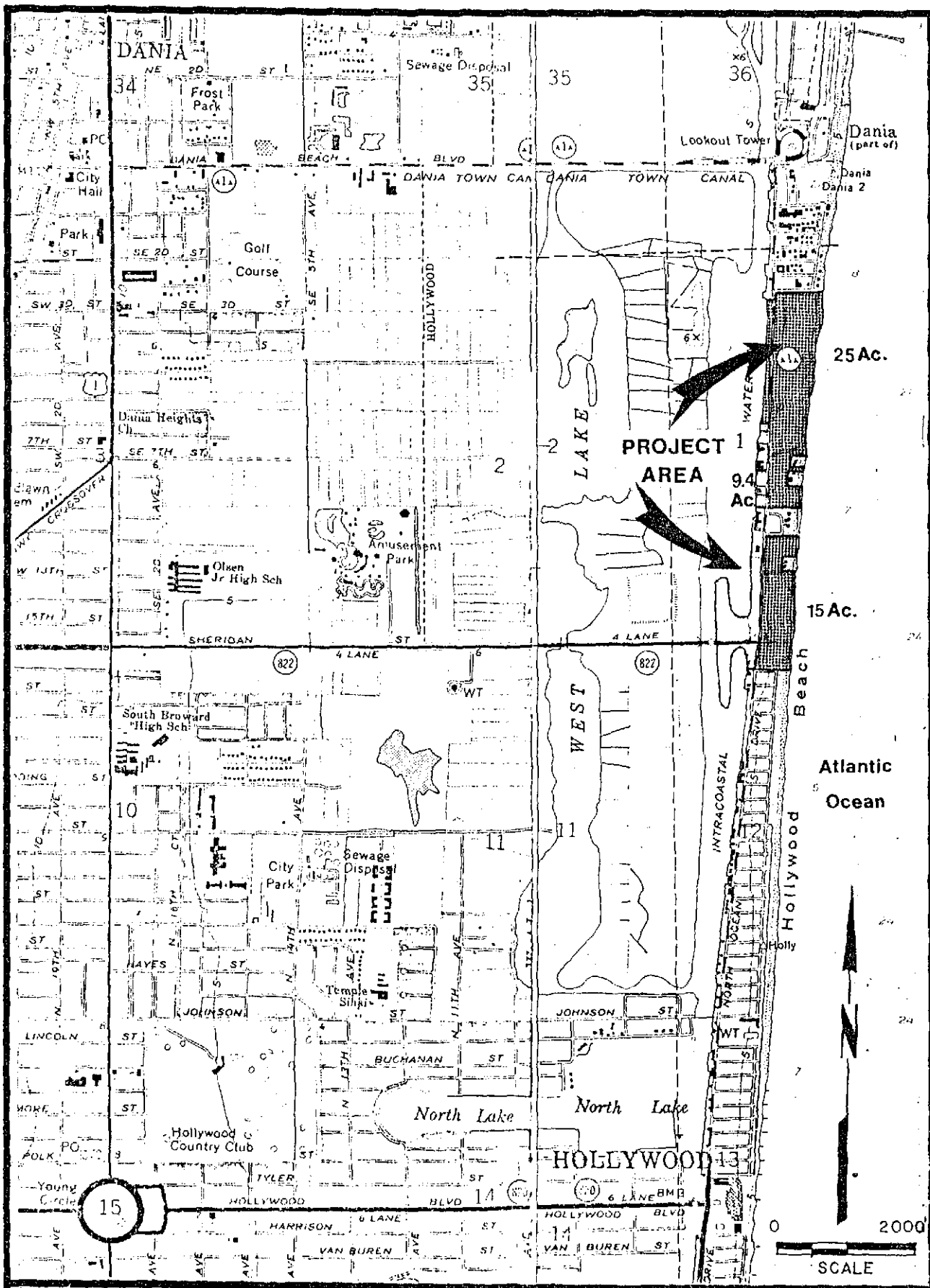
Vulnerability: high. Development of this site would jeopardize the native plant cover, including the endangered or threatened species.

Endangerment: high.

Location: The project area is within the urban area of metropolitan Broward and Dade counties.

Cost: There is a possibility of this project qualifying under either the "Outdoor Recreation" or "Save Our Coast" programs.

Other Factors: The property is under litigation concerning the current zoning. North Beach is the largest privately owned undeveloped beach property in Broward County.



PROPOSED ACQUISITION PROJECT
 NORTH BEACH
 BROWARD COUNTY

3. Public Purpose

This project qualifies as Other Lands - a single use State Recreation Area or State Park.

4. Management Guidance and Agency(s)

North Beach will be managed as a beach park, with emphasis on beach recreation. The plant cover of the northern section is suitable for development of a nature appreciation program, with the intracoastal waterway frontage appropriate for boating access facilities. Additional dune walks will be constructed to protect the existing native plant communities and to enhance the dune system. The Division of Recreation and Parks or the Broward County Parks Division, plus the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. N/A

b. This project is in conformance with the conceptual State Lands Management Plan.

c. Similar state-owned lands (beaches) are nearby, but they are already overused. This project will provide critically needed additional access.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$25,000,000.

Additionally, Broward County has pledged \$7,000,000 over a two year period as partial funding.

b. Management

Estimated cost if managed by the Division of Recreation and Parks for one year is \$431,830. Management by Broward County would be at no cost to the State.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

J O S S L Y N I S L A N D

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Josslyn Isl.	Lee	48	\$258,750	approx. \$5391

Recommended Other Lands -

Public Purpose: The purpose of acquisition of Josslyn Island is the preservation of a significant archaeological site. Neighboring island sites with similar features have been all but destroyed.

Josslyn Island could also serve as an outdoor recreation area that would be designed to complement the prehistoric and historic archaeological mounds and features.

Value: There is a very high archaeological value. Josslyn Island contains a 12 acre ceremonial and village complex of the historic Calusa Indians and their ancestors that dates back from the 1400's. It represents perhaps the last undisturbed archaeological mound site in Pine Island Sound. Water-logged areas contain artifacts made of wood, fabric and fiber that are rare for all ancient sites throughout Florida.

Ownership Pattern: With one owner, ease of acquisition is very high.

At present the Island is privately owned and under the management of the Caloosa Mound Grove Inc.

Management of Josslyn Island could be handled through the Department of Parks and Recreation and it could serve as an outdoor public recreational area in addition to a scientific preserve for research and study of native Floridians.

Alternately, a cooperative agreement between the state and local governments could be set up to manage a recreational and scientific area.

Vulnerability: Vulnerability is high. The recreational and residential development of Pine Island Sound mark Josslyn Island as a prime spot for building secluded residences or condominium complexes. Any development on the island would destroy its high archaeological value.

Endangerment: is low at present. The current owners are protecting the area and the absence of easy road access to the island keeps it relatively free from pothunters and other trespassers.

Location: Located two miles offshore from Pine Island, Josslyn Island lies in close relation to Boca Grande, Sanibel Island, and Charlotte Harbor. The closest major urban center is Fort Myers.

Cost: The cost of developing public facilities would be minimal. A clearing effort for viewing the mounds and for recreational areas would be necessary as would a security patrol. Security is recommended to protect the valuable archaeological and historical remains.

Other Factors:

3. Public Purpose

Josslyn Island qualifies for acquisition as "Other Lands", specifically as a significant archaeological site.

4. Management, Guidance and Agency(s)

Josslyn Island will be an archaeological preserve. Management by the Division of Archives, History, and Records Management and the Division of Resource Management is recommended.

5.a. Not Applicable

.b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

There are no equivalent state-owned lands available in the vicinity of Josslyn Island. The primary value of this tract is archaeological (an example of Calusa Indian earthenworks) and, as such, is distinctly unique.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$258,750.

b. Management

Management and maintenance cost for one year is estimated at \$22,650.

7. Sales History

There have been no sales involving the subject property during the past six years. The current owner is:

Caloosa Mound Grove, Inc.
c/o Donald H. Randell
Pineland, Florida 33945

G A T E W A Y

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
Gateway	Pinellas	1,065	\$3,000,000	\$2,817

Recommended

Public Purpose: Other Lands, due to inclusion of estuarine mangrove swamp and its potential as a passive recreational area. Management by Pinellas County and the Division of Archives, History, and Records Management is recommended.

Value: Natural resource value is moderate, as Gateway consists of a mangrove fringe with a few small sandy berms and a narrow landward strip constituting the only uplands. Mosquito ditching in the swamp has generated spoil banks, now colonized by exotic plant species. Recreational value is low due to the extremely limited uplands. Archaeological and historical value is moderate, since sites are of a type abundant on the adjacent Weedon Island State Preserve.

Ownership Pattern:

The potential ease of acquisition is very high, since there is only one willing owner: the Ed C. Wright Estate.

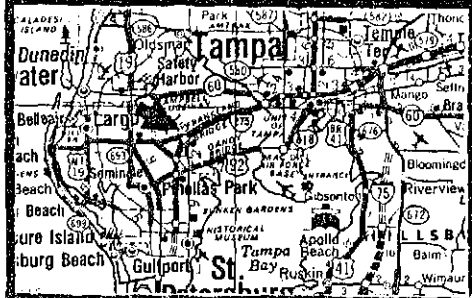
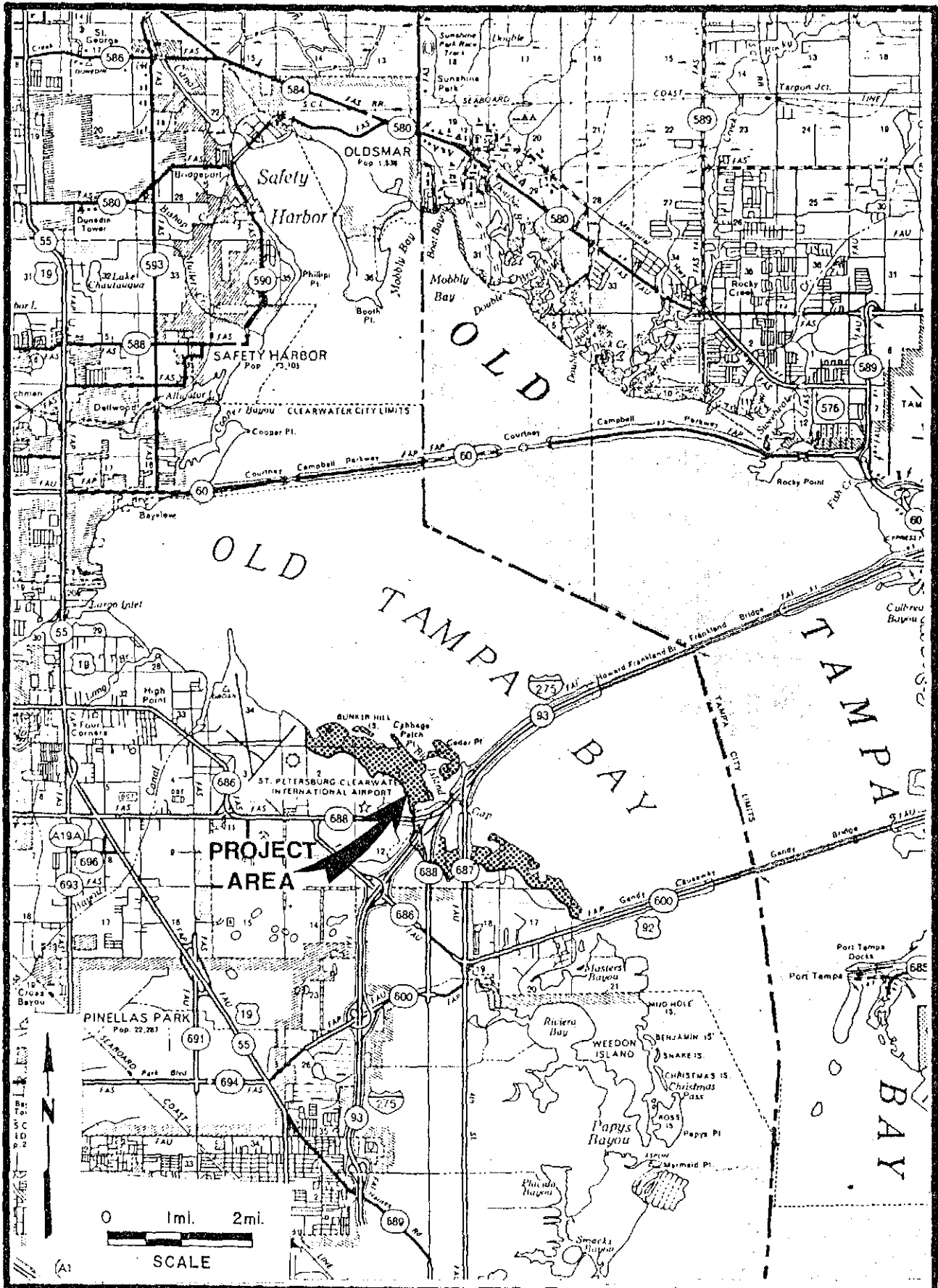
Vulnerability: Moderate, since mangrove habitats are susceptible to alterations in water flow and uplands construction disruption.

Endangerment: Low, since state and federal regulatory authority would severely limit development of most of the tract.

Location: The project area is a mangrove fringe adjacent to the west end of the Howard Franklin Bridge (I-275) and bordering the eastern edge of the St. Petersburg-Clearwater International Airport. Pinellas County is a highly populated urban area.

Cost: Pinellas County has already raised \$3.1 million in matching funds to support this purchase. It is unlikely that any other funding source at the state or federal level is available for this project.

Other Factors: A great deal of public support has been generated for this project in Pinellas County.



PROPOSED ACQUISITION PROJECT
 GATEWAY
 PINELLAS COUNTY

3. Public Purpose

This project qualifies as Other Lands - a single use area protecting fish and wildlife and water resources, plus providing for passive outdoor recreation.

4. Management Guidance and Agency(s)

Gateway will be managed to protect the estuarine mangrove resources of the tract, although such outdoor activities as fishing, crabbing, canoeing, boat launching, and bird watching will be encouraged and continued. Pinellas County and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. N/A

b. This project is in conformance with the conceptual State Lands Management Plan.

c. There are very similar state-owned lands nearby. However, most of the coastal land in this highly urbanized area has been destroyed. Therefore, it is important to protect as much additional land as possible.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$3,000,000, with Pinellas County offering to pay 50% of the purchase price.

b. Management

There would be no management cost to the State if Pinellas County manages.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

D O G I S L A N D

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Dog Island	Franklin	1300	\$1,835,000	\$1,412

Recommended

Public Purpose: Environmentally Endangered Lands - includes unique barrier island habitat. Single use management by the Division of Recreation and Parks and the Division of Archives, History, and Records Management is recommended.

Value: Natural resource value is high - diverse biological communities which are integrated into a coastal ecosystem of high quality. Recreational value is moderate due to limited access. Archaeological value is moderate.

Ownership Pattern: Ease of acquisition, with one willing seller, is rated very high. Manageability of the property is judged to be very good.

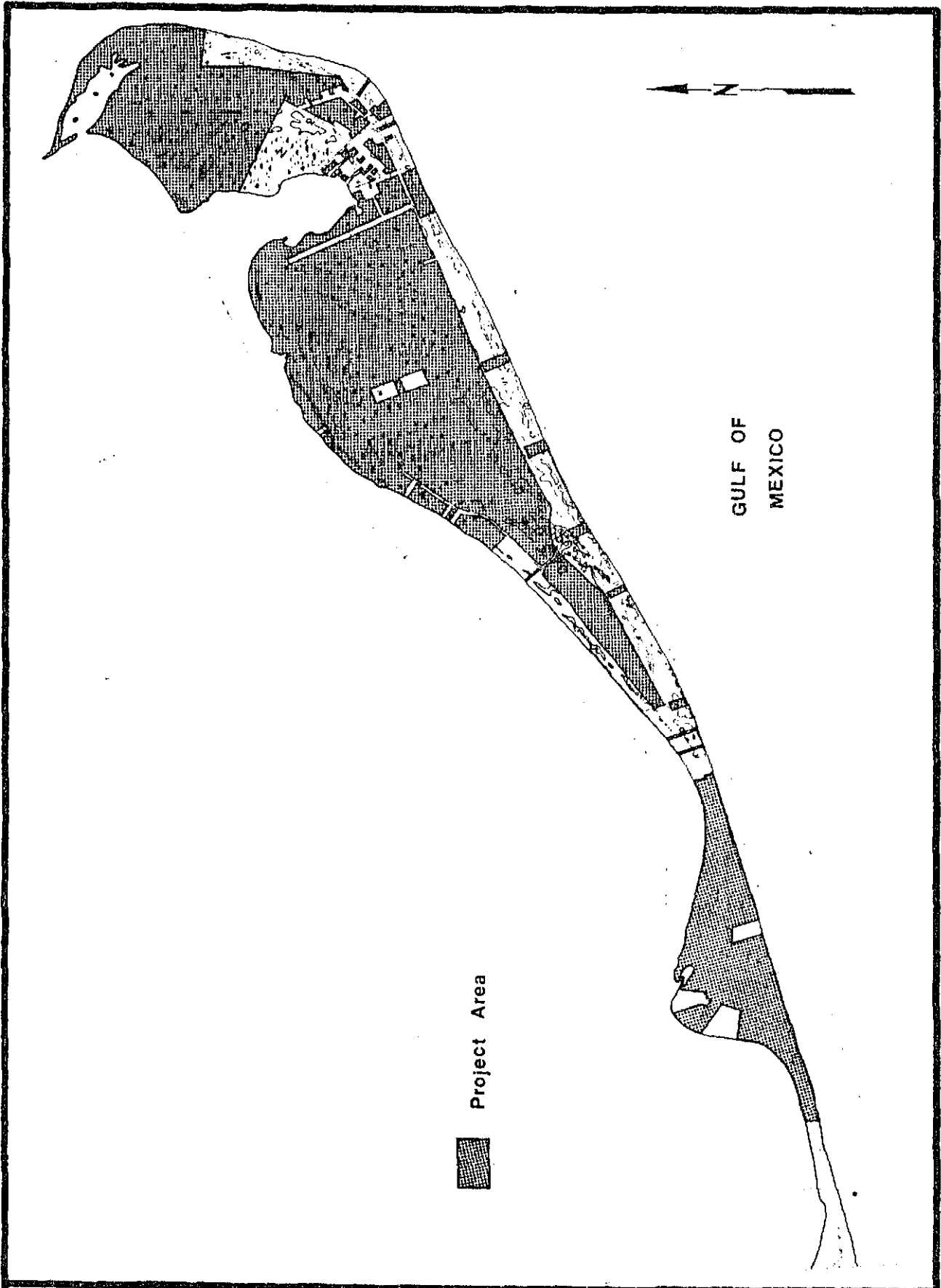
Vulnerability: High vulnerability is inherent in the nature of coastal barrier ecosystems.

Endangerment: Low, without a bridge the development pressure is much reduced.

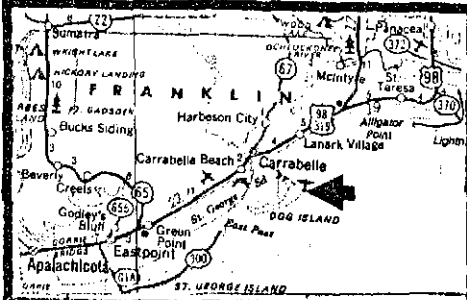
Location: Both Carrabelle and Apalachicola are within 25 miles of Dog Island. Tallahassee is approximately 60 miles away.

Cost: Cost is extremely low compared to other beaches or barrier islands in the state. Dog Island Conservation District members have pledged \$525,000 to assist in purchase of the project.

Other Factors: The only access to the island at the present time is by private boat or airplane. The Nature Conservancy, present owners of the land, have promised to buy a high speed passenger ferry to facilitate public visitation.



Project Area



PROPOSED ACQUISITION PROJECT
 DOG ISLAND
 FRANKLIN COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a single use example of a nearly undeveloped Gulf barrier island.

4. Management Guidance and Agency(s)

Dog Island will be managed to protect a relatively undeveloped barrier island system. Additionally, environmental research and education, as well as outdoor recreation will be encouraged. Beach access through dune walks, primitive trails and campsites, as well as a day use visitor center near the present ferry landing site are development goals. This project should be added to the Lower Apalachicola National Estuarine Sanctuary if purchased by the State. The Division of Recreation and Parks and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Dog Island satisfies all three requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The project complies with the second, third, fourth, fifth, and sixth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. Very similar state-owned land is available on nearby St. George Island. However, acquisition of this island will increase the amount of barrier system in public ownership. This type of natural area is fast disappearing in the state.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$1,835,000. This cost is low because of the contributions of the Dog Island Conservation District members and the bargain price offered by the Nature Conservancy.

b. Management

Estimated cost for the first year is \$213,549.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

J U L I N G T O N / D U R B I N C R E E K S

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Julington/Durbin Creek Peninsula	Duval & St. Johns	3,305	\$9,100,000	\$2,753/Acre

Recommended

Public Purpose:

This tract is recommended for purchase under the other lands category to be managed for multiple-use as a state forest. Suggested managing agencies are the Division of Forestry and the Division of Archives, History and Records Management.

Value:

Natural Resources - Moderate -- The three major ecosystems represented on this parcel are the hardwood swamp, sandhills and pine flatwoods. Forest resources are variable but nevertheless have management potential. Recreational - High -- The habitat variability of this project makes it suitable for a variety of recreational activities including hiking, horseback riding, camping, canoeing and fishing. Archeological and Historical - Moderate -- The Division of Archives, History and Records Management gives the archeological and historical resources of this tract a moderate rating.

Ownership Pattern:

There are three owners of the project area. The major owner (Goneden Corporation) was willing to sell in the past, but has recently expressed an unwillingness to sell.

Vulnerability:

High -- The majority of this tract is in close proximity to two major creeks and is composed of hydric and mesic ecosystems which are highly vulnerable to developmental activities. Site modifications necessary for the development of residential and/or business structures would damage vegetation on the uplands and lowlands, and would adversely affect water quality in the adjoining creeks.

Endangerment:

Moderate -- The current owners claim to have no immediate development plans for the property. However, a major development is planned immediately south of this parcel and negotiations are underway for a possible access corridor across this tract.

Location:

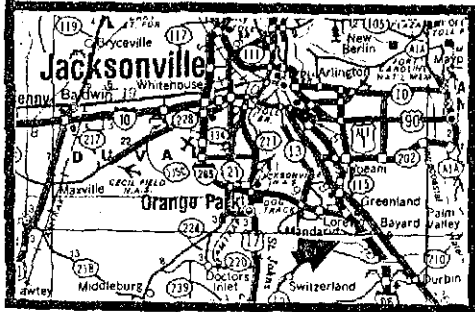
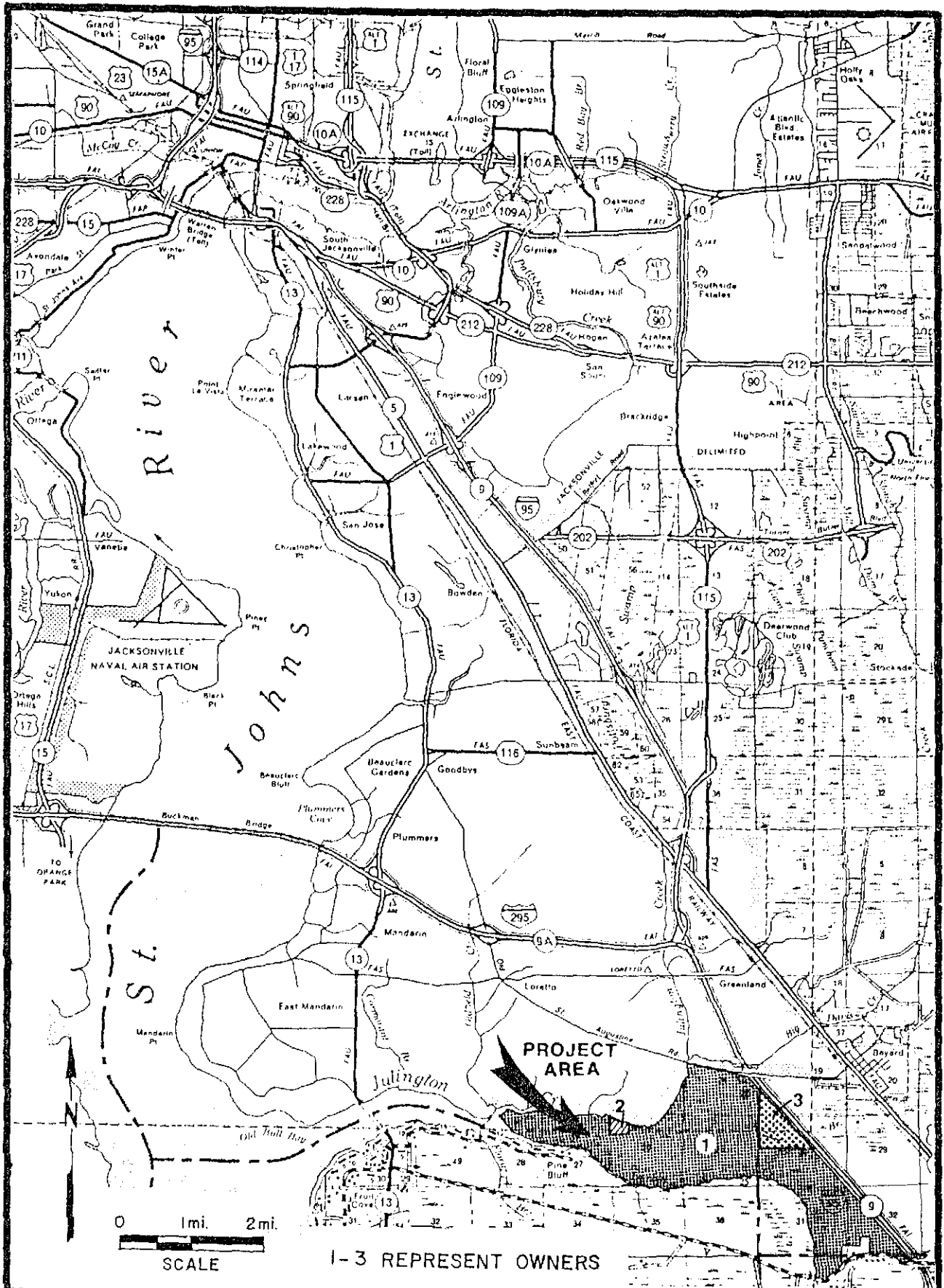
The project area is twenty miles south of Jacksonville and twenty miles north of St. Augustine.

Cost:

The project may qualify for acquisition under the Save Our Rivers Program. Yearly management costs should be approximately \$6,000 plus an initial capital outlay of from \$36,000-\$56,000 for construction of recreational facilities and \$1,200 for preparation of a management plan.

Other Factors:

There is a limited supply of public recreational lands in this area, and the project is readily accessible from the metropolitan Jacksonville area.



PROPOSED ACQUISITION PROJECT
 JULINGTON-DURBIN CREEKS PENINSULA
 DUVAL COUNTY

3. Public Purpose

This project qualifies as Other Lands - a multiple use State Forest, outdoor recreation area, and natural floodplain.

4. Management Guidance and Agency(s)

Julington/Durbin Creek will be used as a multiple use State Forest, with emphasis placed on protecting the valuable hydrological resources as well as providing outdoor recreational opportunities. The uplands will be selectively managed for timber production under as near a natural regime as possible. Timber cutting in the hardwood swamp will be restricted to only that which is necessary to maintain a healthy stand. The Division of Forestry and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

- a. N/A
- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. There are no similar state-owned lands in the region.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$9,100,000.

b. Management

Estimated cost for management is \$62,000 for the first year.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

W I N D L E Y K E Y

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
Windley Key	Monroe	32.88	\$800,000	\$24.331/acre

Recommended

Public Purpose: 1) Other Lands as a State Recreation Area.
 2) Management--Single use.
 3) Managers--Department of Natural Resources and Division of Archives, History and Record Management.

Value:

Natural Resource--high. The project contains a good tropical hammock, now a rare plant community in Florida. It contains several threatened plant species. The exposed ancient coral reefs are a unique resource of national significance.

Recreational--moderate. The recreational opportunities offered by this site would be unusual or even unique, although modest in terms of number of visitors at any one time.

Archaeological and Historical--low. The site has interesting historical remains, but their research or display value is limited.

Ownership Pattern: The project involved a single owner who previously was not interested in selling. Now he is reportedly willing to sell. Therefore, the ease of acquisition is very high.

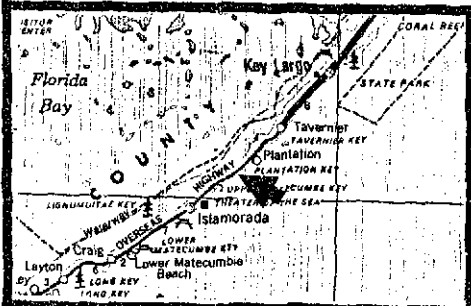
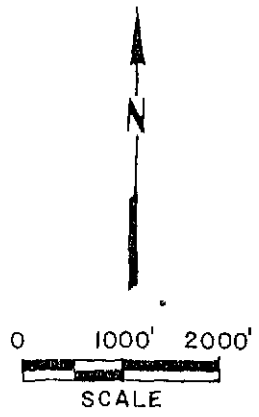
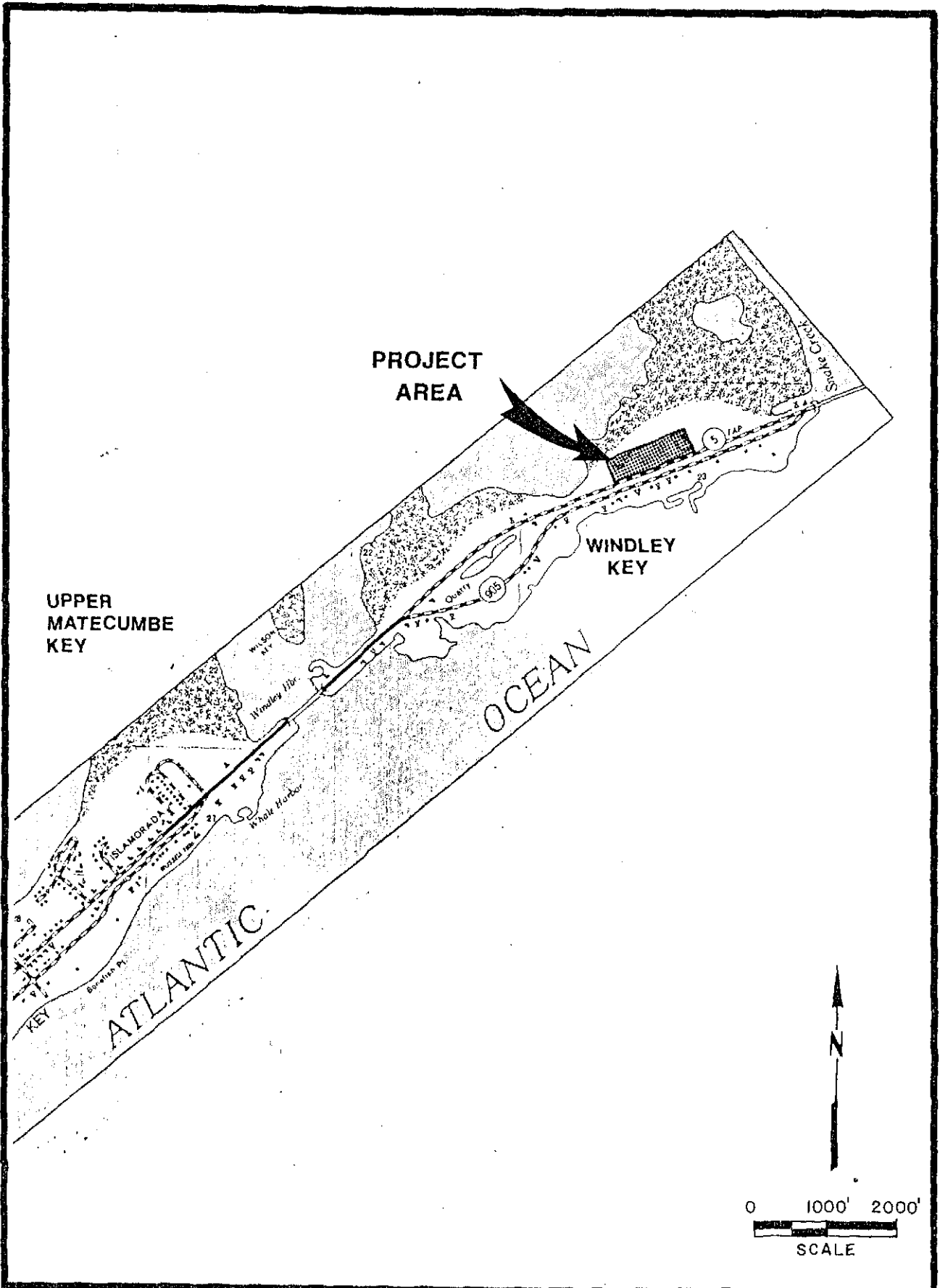
Vulnerability: high. Development of this site would jeopardize the tropical hammock and the quarries (ancient reef exposures).

Endangerment: very high. A development proposal for the site has been submitted to the county.

Location: The project is approximately 12 miles south of Key Largo and 65 miles south of Miami. The project is within the Florida Keys Area of Critical State Concern.

Cost: No other funding sources are known.

Other Factors:



PROPOSED ACQUISITION PROJECT
 WINDLEY KEY QUARRY
 MONROE COUNTY

3. Public Purpose

This project qualifies as Other Lands - a single use State Park, Recreation Area, or Geologic Site.

4. Management Guidance and Agency(s)

Windley Key will be used as a State Park or Recreation Area, providing for public use and enjoyment of the tropical hammock and quarry areas. Support facilities for public access will be available on-site. The Division of Recreation and Parks and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. N/A

b. This project is in conformance with the conceptual State Lands Management Plan.

c. There are no known state-owned lands of this type.

6. Project Costs

a. Estimated cost for acquisition is \$800,000. A private conservation group has pledged \$100,000 in matching funds.

b. Estimated cost for management is \$71,183 for one year.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

S H E L L I S L A N D

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
Shell Island	Bay	1,500	\$6,325,000	\$4,217

Recommended

Public Purpose: EEL - a virtually undisturbed portion of a barrier island. All other portions of the island are already in public ownership. In addition, would qualify for outdoor recreation lands.

Value: HIGH ecological value - typical of a virtually undisturbed, highly dynamic barrier island. All component systems of the island, including the offshore and inshore waters, are in very good condition and are very productive.

HIGH recreational value - adjacent to a portion of St. Andrews State Park. Physical separation (no bridge) from the mainland dictates a lower intensity of use but quality of experience would be high.

Ownership Pattern:

No management problems are anticipated - management through the state park is recommended. As there is no bridge to the island, access would have to be by boat. Approximately two thirds of the Island is already in public ownership; the center third is in private hands. There is a dispute over ownership of one parcel, but this could be resolved prior to any sale.

Vulnerability:

HIGH - barrier islands are especially sensitive and vulnerable to human activities.

Endangerment:

HIGH - present owners have development plans before local government officials.

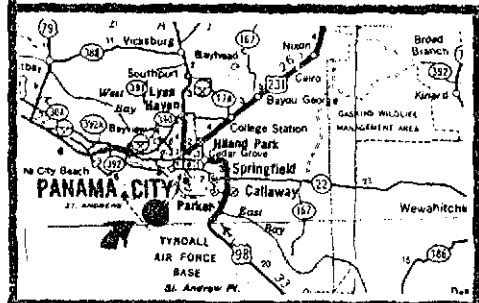
Location:

Within easy driving distance from three urban areas: Panama City, Pensacola, and Tallahassee. Public access would have to be by boat.

Cost:

Owners are willing to sell. Acquisition of these parcels would enhance all public ownerships nearby.

Other Factors:



Proposed Acquisition Project:
Shell Island
Bay County

3. Public Purpose

This property qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

Shell Island will be an addition to St. Andrews State Recreation Area whose purpose will be resource protection of a relatively unaltered barrier island. Beach recreation will be permitted. Management by the Division of Recreation and Parks, the Game and Freshwater Fish Commission and the Division of Archives, History and Records Management is recommended.

5.a. Conformance with EEL Plan

The Shell Island tract has been designated an EEL project and it is in conformance with the EEL plan.

Shell Island qualifies under the EEL plan's definition of environmentally endangered land in that:

1. the naturally occurring, unaltered flora and fauna can be preserved by acquisition;
2. the tract is of sufficient size to contribute significantly to the overall natural environmental well-being of a larger area; and
3. the flora and fauna are characteristic of the original domain of Florida and scarce in an undisturbed condition.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

Shell Island qualifies under priority categories 2,3,4, and possibly 6.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Land

The portion of Shell Island now under consideration lies adjacent to lands in the St. Andrews State Recreation Area. The addition of the proposal would complete public ownership of the entire island.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$6,325,000.

b. Management

Management and Maintenance cost for one year is estimated at \$22,650.

7. Sales History

Due to the complexity of this multi-owner project as well as staff and time limitations, it was not possible to re-search the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

LAKE ARBUCKLE

1. PROJECT SUMMARY

<u>Name</u>	<u>County</u>	<u>Acres</u>	<u>Total Estimated Price</u>	<u>Estimated Price/Acre</u>
Lake Arbuckle	Polk	15,745	\$15,730,000	\$999

Recommended

Public Purpose: Recommended for purchase as "Other Lands" to be managed as a multiple use area. Management by the Department of Natural Resources, Game and Fresh Water Fish Commission, Division of Forestry, and Division of Archives, History, and Records Management is recommended.

Value: The natural resource values and archaeological and historical values are moderate. The area has the potential to support a wide variety of outdoor recreational uses and, therefore, has high recreational value.

Ownership Pattern: The ease of acquisition is very high since the project has a single owner. The property includes rights-of-way for highway and railroad, agricultural leases, and mineral and gas leases.

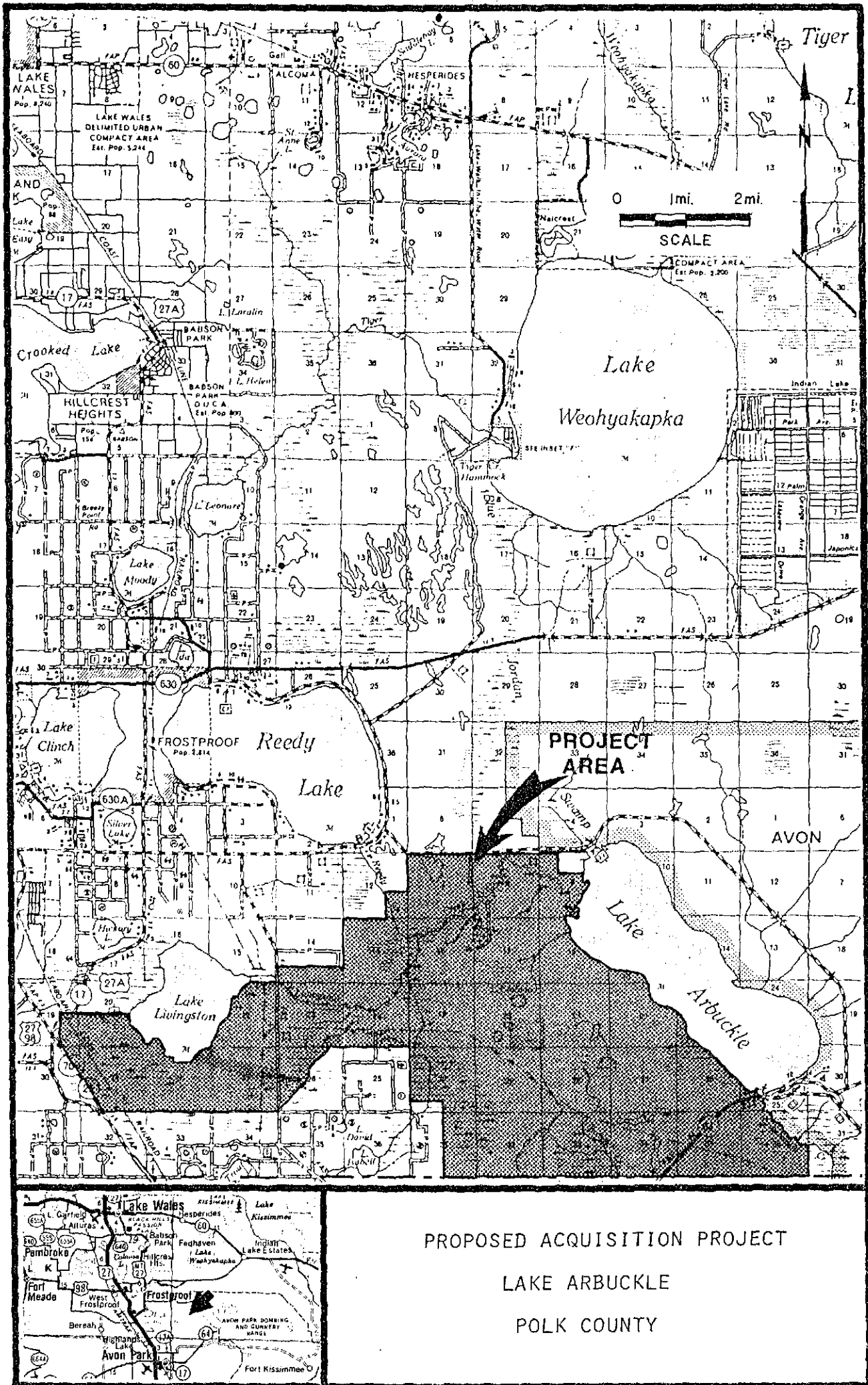
Vulnerability: The area is moderately vulnerable to development. Property in this area of the state with these physical characteristics is presently being converted to housing and citrus.

Endangerment: The area is moderately endangered. The area is developable, but no development appears imminent.

Location: Sebring and Lake Wales are within 25 miles of the project area. The project is approximately 65 miles south of Orlando and 65 miles from Tampa. It is immediately adjacent to the Avon Park Bombing Range owned by the U.S. Air Force.

Cost: The project is currently under consideration in the Outdoor Recreation Program ranking #11 of 11 projects on the Working Priority List. The estimated cost of fencing the project area is \$150,000, with annual maintenance and management costs being estimated at \$75,000.

Other Factors:



PROPOSED ACQUISITION PROJECT
 LAKE ARBUCKLE
 POLK COUNTY

3. Public Purpose

This project qualifies as Other Lands - a multiple use outdoor recreation area.

4. Management Guidance and Agency(s)

Lake Arbuckle will be managed as a multiple use outdoor recreation area, as well as to maintain and improve natural habitat diversity and protect threatened and endangered species. The area immediately around Lake Arbuckle will provide water oriented recreational opportunities, and could be managed as a park. Hunting, fishing, and forestry will be permitted where appropriate. The Department of Natural Resources, Game and Fresh Water Fish Commission, Division of Forestry, and Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. N/A

b. This project is in conformance with the conceptual State Lands Management Plan.

c. No similar multiple use state-owned lands are available in this region.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$15,730,000.

b. Management

Estimated cost for management is \$282,837.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

CEDAR KEY ADDITIONS

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Cedar Key Scrub Additions	Levy	5,642	\$1,593,312	\$282

Recommended

Public Purpose: Environmentally Endangered Lands - includes unique habitat which is critical to threatened animal species, and which comprises unaltered communities. Multiple use management by the Division of Recreation and Parks, Game and Fresh Water Fish Commission, the Division of Forestry, and the Division of Archives, History, and Records Management is recommended.

Value: Natural resource value is high, due to the diversity of native biological communities which integrate upland and estuarine regions into an intact system. Recreational value is moderate, consisting of passive activities as well as hunting, fishing, and timber management. Since 14 sites are known, archaeological value is high.

Ownership Pattern: Since there is one major owner (Caber Corporation) and four minor owners within a single section, ease of acquisition is high. Manageability is rated high.

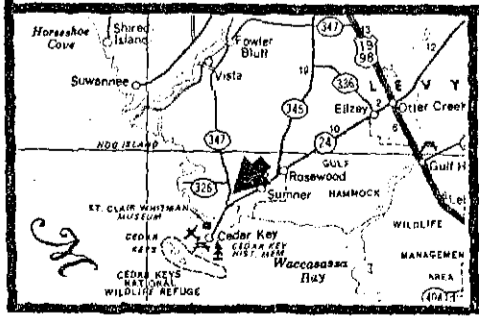
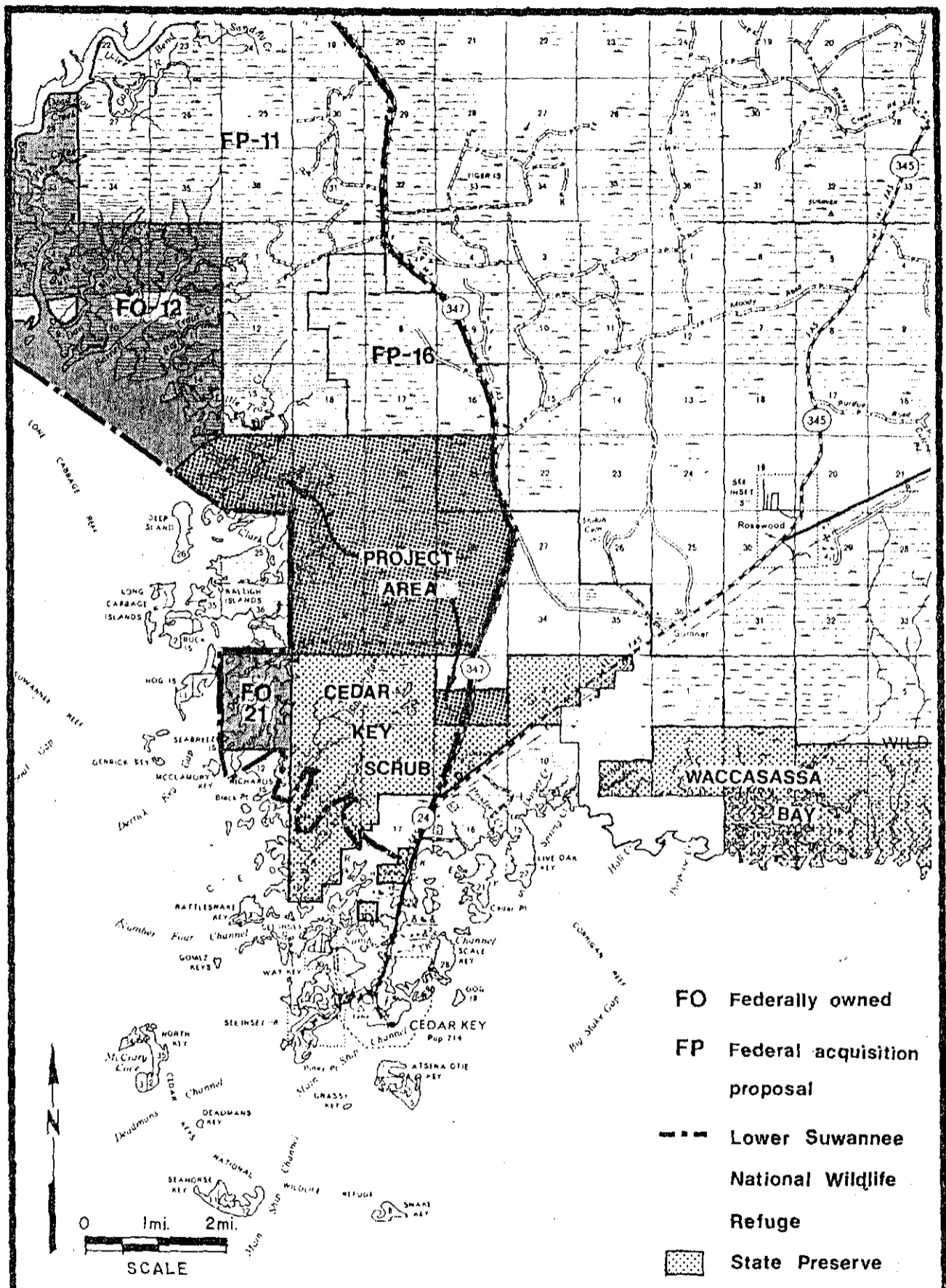
Vulnerability: High, due to the presence of numerous wetlands.

Endangerment: Moderate, mainly due to the lack of development pressure at present. However, clearcutting for pine monoculture would greatly reduce the biological value of the tract.

Location: The project is 55 miles southwest of Gainesville and four miles north of Cedar Key.

Cost: Cost per acre is very low.

Other Factors: Existing federal and state ownership adjacent to these parcels makes their purchase highly desirable from a management perspective.



PROPOSED ACQUISITION PROJECT
CEDAR KEY ADDITIONS I.

LEVY COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - because it contains multiple use resources of statewide importance.

4. Management Guidance and Agency(s)

Cedar Key Scrub Additions will be managed to protect and enhance the variety of natural communities onsite, as well as to provide significant recreational opportunities. Hunting, camping, hiking, and nature appreciation are examples of the types of activities that could occur under proper supervision. Additionally, there are areas where forestry could easily be performed both for production and to enhance the living communities. The Department of Natural Resources, Game and Fresh Water Fish Commission, Division of Forestry, and Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Cedar Key Scrub Additions satisfy all three requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The project complies with the third and fifth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. These additions would become part of the existing Cedar Key State ownership. They provide increased and more diverse examples of scrub and other mixed habitat types.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$1,593,312.

b. Management

Estimated first year management cost is \$200,657.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

T H R E E L A K E S A D D I T I O N

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Three Lakes Ranch Addition	Osceola	490	\$619,850	\$1265

Recommended

Public Purpose: EEL purchase of this property would complete the Three Lakes Ranch EEL project and allow the management of Lake Jackson. This management capability would help: (a) maintain water quality and quantity; (b) maintain historic habitats and indigenous fish and wildlife species; and (c) control noxious aquatic vegetation.

Value: The site has moderate ecological value in itself, but is highly valuable to the Three Lakes Ranch project as a whole because it will give complete control over Lake Jackson. Recreation and archaeological value is moderate.

Ownership Pattern: The property is in single-ownership, therefore the ease of acquisition is very high. The owner is willing to sell.

Vulnerability: High - the area is critical to the management of Lake Jackson and is easily disturbed by activities such as clearing, drainage and conversion to improved pasture.

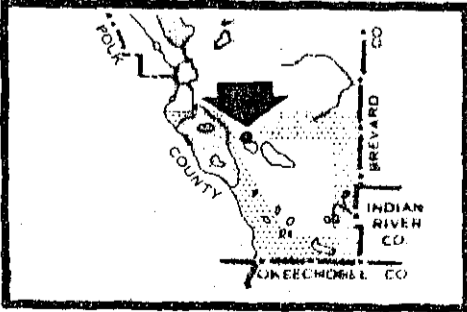
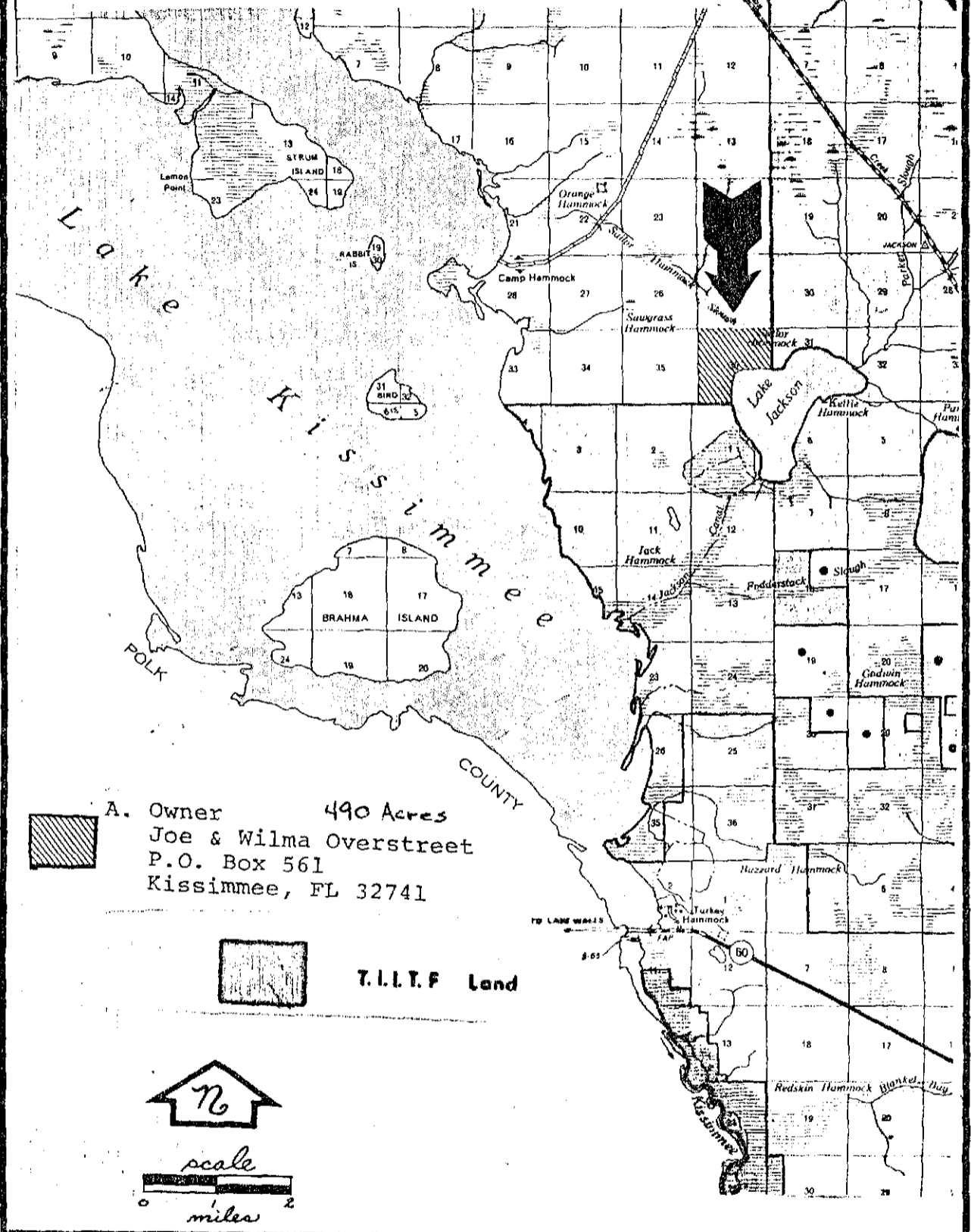
Endangerment: Moderate - There are no known plans to develop the property although it is extremely doubtful whether existing regulations could prevent it.

Location: The project is within an 80-mile radius of large metropolitan areas of Orlando and Lakeland, and smaller cities such as Winter Haven, Melbourne, and Vero Beach.

Cost: Very little increase in management funds will be needed since this would be a small addition to a 43,000 acre area already managed by the Game and Fresh Water Fish Commission.

Other Factors:

OSCEOLA COUNTY



Proposed Acquisition Project:
Three Lakes Ranch Addition
Osceola County

3. Public Purpose

The Three Lakes Ranch Addition tract qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

Three Lakes Ranch Addition will be acquired as an addition to the existing Wildlife Management area. Outdoor recreation including hunting, will be allowed. Management by the Game and Freshwater Fish Commission and the Division of Archives, History and Records Management is recommended.

5.a. Conformance with EEL Plan

The Three Lakes Addition parcel has been designated an EEL project, and it is in conformance with the EEL plan.

The Three Lakes Addition parcel qualifies under the EEL plan's definition of environmentally endangered lands because:

1. the naturally occurring, relatively unaltered flora and fauna could be preserved intact by acquisition; and
2. the area is of sufficient size to contribute to the overall environmental well-being of a large area.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The Three Lakes Ranch Addition complies with the first and second criteria.

b. Conformance with the State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Similar State Lands

This tract lies near three presently owned state parcels; the Three Lakes Wildlife Management Area, the Lake Kissimmee State Park and the Bull Creek Wildlife Management Area. This acquisition would be an addition to the Three Lakes area and would provide for public ownership and management of a significant outparcel.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$619,850.

b. Management

Management and maintenance cost for one year is estimated at \$22,650.

7. Sales History

There have been no sales involving the subject property for the past six years. The current owner is:

Joe Overstreet
Post Office Box 561
Kissimmee, Florida 32741

WITHLACOCHEE INHOLDING

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Withlacoochee Inholding	Sumter	*321	\$210,576	\$656/Acre

Recommended

Public Purpose:

It is recommended that this parcel be purchased under the environmentally endangered lands category as an addition to the Withlacoochee EEL Tract. It should be managed for multiple-use by the Division of Forestry, Florida Game and Fresh Water Fish Commission, and the Division of Archives, History and Records Management.

Value:

Natural Resources - Moderate -- A variety of hydric and mesic ecosystems are found in this parcel. However, the forest resources have been improperly managed for a number of years and as a result, the overall vigor of the forest resources is below the site's true potential. Recreational - Moderate -- This site, as with the entire Withlacoochee EEL Tract, has potential for a variety of recreational activities. Limited access currently prevents utilization of the tract up to its true potential. Archeological and Historical - Moderate -- The Division of Archives, History and Records Management gives the archeological and historical resources of this tract a moderate rating.

Ownership Pattern:

This project has a single owner who has expressed a willingness to consider selling. Therefore, the ease of acquisition is high.

Vulnerability:

Moderate -- This site contains both hydric and mesic communities and is vulnerable to development. Site modifications necessary for building construction would adversely affect the surrounding vegetation if not carefully conducted.

Endangerment:

Moderate -- Although the Sumter County area has a high growth rate, there are no known developments planned for this parcel.

Location:

The project is located six miles northwest of Bushnell and 15 miles northeast of Brooksville. The Croom Tract of the Withlacoochee State Forest is eight miles to the southwest.

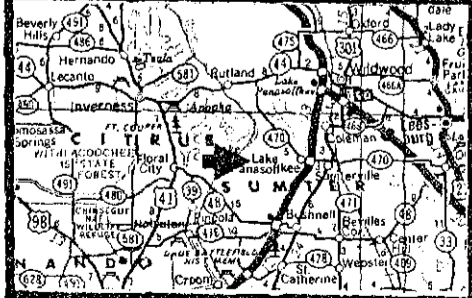
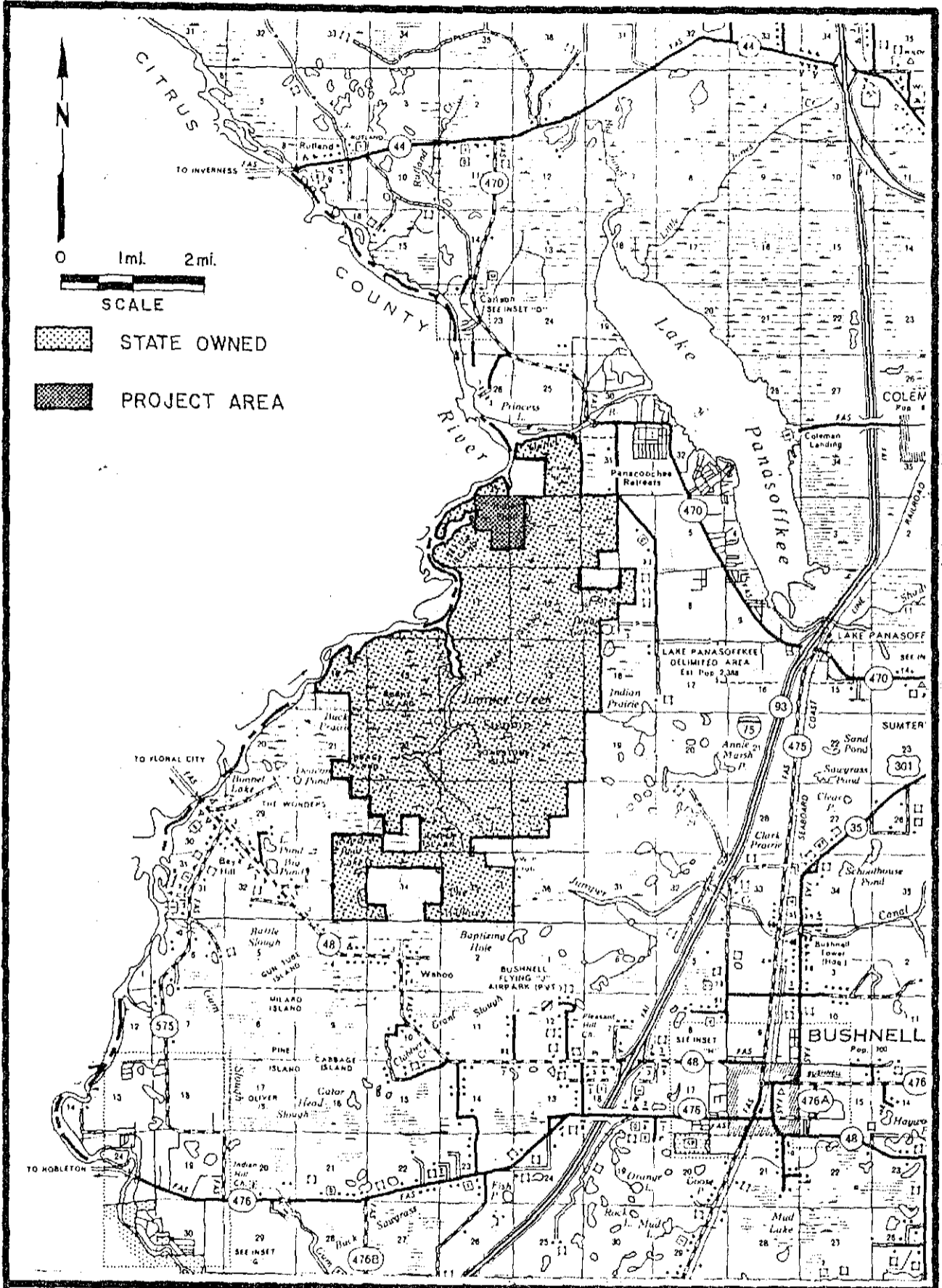
Cost:

Management of this parcel would be included in the overall management of the Withlacoochee EEL Tract and would be minimal, less than \$600.00 per year.

Other Factors:

The most significant aspect of this proposal is the fact that the only public access to this portion of the Withlacoochee EEL Tract is across this parcel.

*This proposal was reduced by the Selection Committee from 1,651 acres with nine owners to 321 acres with one owner.



PROPOSED ACQUISITION PROJECT
 WITH LACOOCHEE INHOLDING
 SUMTER COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a multiple use addition to the existing significant natural area.

4. Management Guidance and Agency(s)

The Withlacoochee River Inholding will be managed for multiple use with primary consideration given to protecting the valuable hydrological resources. Additional uses such as hunting and forestry will also be encouraged as part of the overall operation of the existing State ownership. The Division of Forestry, Game and Fresh Water Fish Commission, and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

This project satisfies the third requirement.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The project complies with the second and fifth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. This parcel would be added to the existing EEL project and represents a valuable inholding.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$210,576.

b. Management

Estimated cost for the first year of management is \$594.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

HUTCHINSON ISLAND (BLIND CREEK)

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Hutchinson Island "Blind Creek"	St. Lucie	406.93	\$9,990,183	\$24,550 /acre

Recommended

Public Purpose: 1) Environmentally Endangered Lands
 2) Management--single use (State Park)
 3) Managers--Department of Natural Resources and Division of Archives, History and Records Management.

Value:

Natural Resource--rated high. The project has over one mile of undeveloped Atlantic beach and runs all the way back to the Indian River. The beach is one of the most important sea turtle nesting areas in the United States. The project contains a 165-acre subtropical coastal hammock--a rapidly disappearing plant community. The Indian River side is occupied by a mangrove forest.

Recreational--rated high. The project has over one mile of beach and is located in a state planning region that shows a strong recreational need for public beach.

Archeological and Historical--rated moderate. Hutchinson Island contains archeological/historical sites ranging in age from prehistoric Indian mounds and middens to recent historical ruins, including 18th- and 19th-century shipwrecks.

Ownership Pattern: This section has five owners. The ease of acquisition is high.

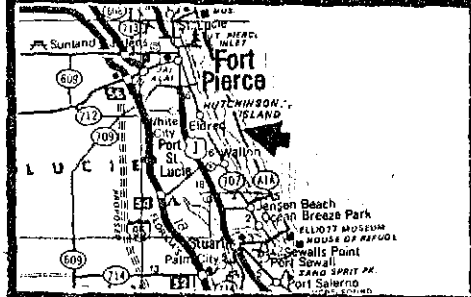
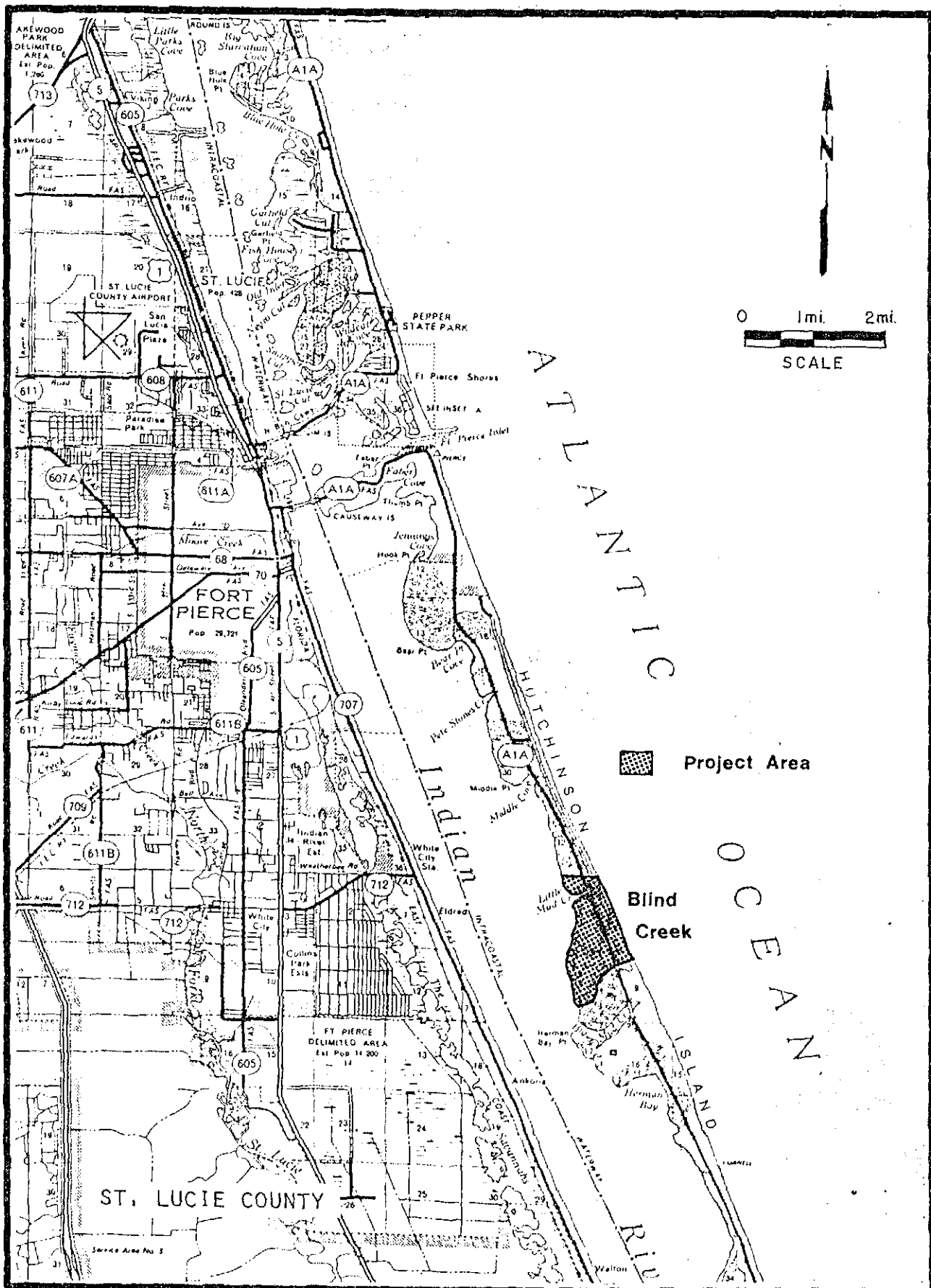
Vulnerability: rated high. Development of the site would mean destruction of the coastal hammock and probable interference with sea turtle nesting.

Endangerment: rated high. Hutchinson Island is developing rapidly. St. Lucie County advises that interest in developing this site has recently been expressed.

Location: The project is six miles south of Ft. Pierce.

Cost: Blind Creek is ranked number 7 on the working priority list for the Department of Natural Resources Recreation Land Acquisition Program.

Other Factors:



PROPOSED ACQUISITION PROJECT
 HUTCHINSON ISLAND
 ST. LUCIE COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL) - a single use area providing protection for a relatively undisturbed section of barrier island.

4. Blind Creek will be managed to provide for beach recreation, to safeguard turtle nesting sites, to protect the native plant communities, and to allow the development of compatible recreation facilities. The Division of Recreation and Parks and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Blind Creek satisfies the first and second requirements.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The project complies with the second and fourth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. There is no suitable state-owned beach land in the vicinity that will fulfill the need for public recreation and resource protection.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$9,990,183.

b. Management

Estimated cost for the first year is \$143,549.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

B I G S H O A L S C O R R I D O R

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Big Shoals	Hamilton and Columbia	296*	\$759,000	\$2,564

Recommended

Public Purpose: Other Lands -
State park or recreation area

Value: Rates high for ecological and recreational value. The largest stretch of white water in Florida. Archeological value is moderate.

Ownership Pattern: Limited public access results in a moderate rating for manageability and usability.

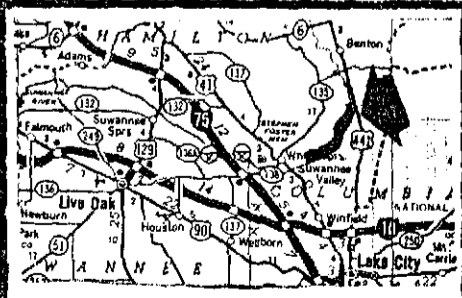
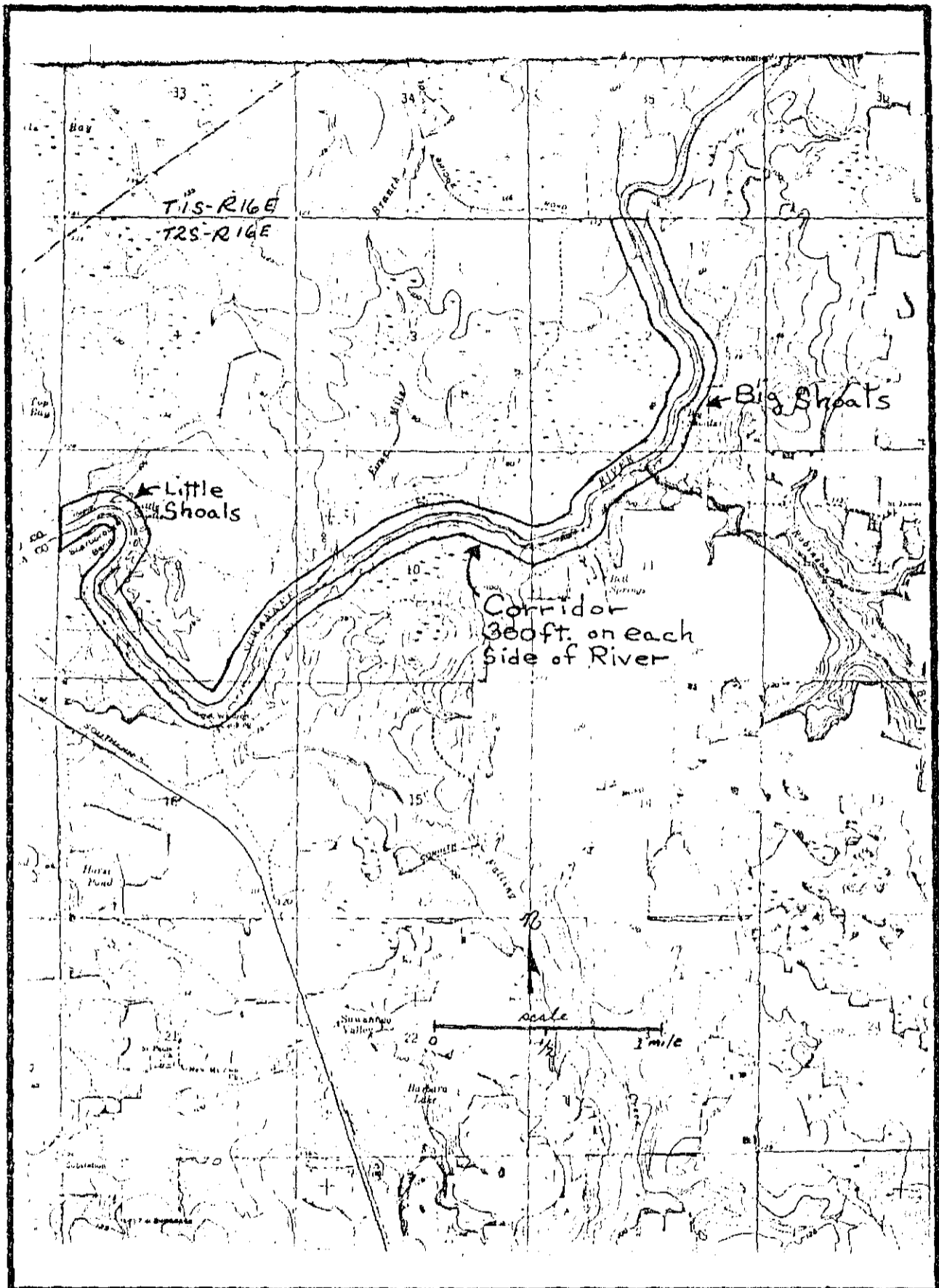
Vulnerability: Ecological and archeological resources are highly vulnerable to intensive site disturbance.

Endangerment: Danger of logging or phosphate mining is high. Logging is currently taking place on portions of the tract.

Location: Has a very high value for local, regional, and state-wide significance.

Cost: Availability is unknown.
C.A.R.L. funds appear to be the only public funds available for purchase.
River frontage might be slightly higher than the average price for uplands.
Management cost should be low.

Other Factors: *This proposal failed under the original boundary configuration. The borders were then changed to obtain a 600-foot corridor (300 feet on each side of the river) starting at the north end of Section 2 and running downstream to the west end of Section 9, Township 2 South, Range 16 East. The rearranged proposal, containing 291 acres at an estimated total cost of \$648,930, was approved by the Selection Committee on September 12, 1980. The amended configuration increased the environmental and archeological value of the tract by including an additional stretch of white-water and additional Indian flint quarries.



Proposed Acquisition Project:
 Big Shoals/Suwannee River Corridor
 Columbia and Hamilton Counties

3. Public Purpose

The Big Shoals project qualifies for acquisition as "Other Lands", specifically as an outdoor recreation area.

4. Management, Guidance and Agency(s)

Big Shoals will be a park or recreation area whose purpose will be resource protection of a unique geological resource. Permitted uses will include picnicing, boating, and scenic appreciation. Management by the Division of Recreation and Parks and the Division of Archives, History and Records Management is recommended.

5.a. Not applicable

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

There are no state lands suitable as an alternative to acquiring the Suwannee River Corridor along the Big Shoals white water area.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$759,000.

b. Management and maintenance cost for one year is estimated at \$36,183.

7. Sales History

Due to the complexity of this multi-owner project as well as staff and time limitations, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

R O O K E R Y B A Y A D D I T I O N S I I

1. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Rookery Bay Additions II	Collier	4850	\$8,405,050	\$11,733

Recommended

Public Purpose: Environmentally Endangered Lands - buffer lands for the Rookery Bay National Estuarine Sanctuary. Includes mangrove, salt marsh, freshwater wetland, and flatwoods communities. Single use management by the Sanctuary Management Committee and the Division of Archives, History, and Records Management is recommended.

Value: Natural resource value is high - primarily because it provides buffer for the existing sanctuary as well as lands critical for the fresh water flow into the estuary. Recreational value is moderate, involving primarily passive activities, boating, and fishing. Archaeological and historical value is rated high, due to the likely presence of many sites.

Ownership Pattern: Eleven owners makes the ease of acquisition low. Manageability with these added lands would be very good.

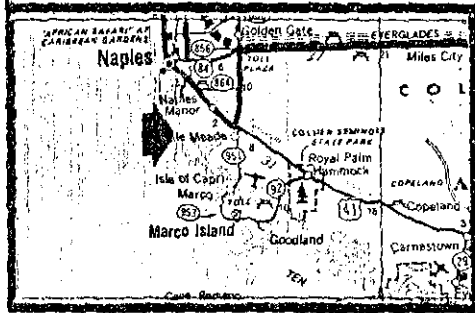
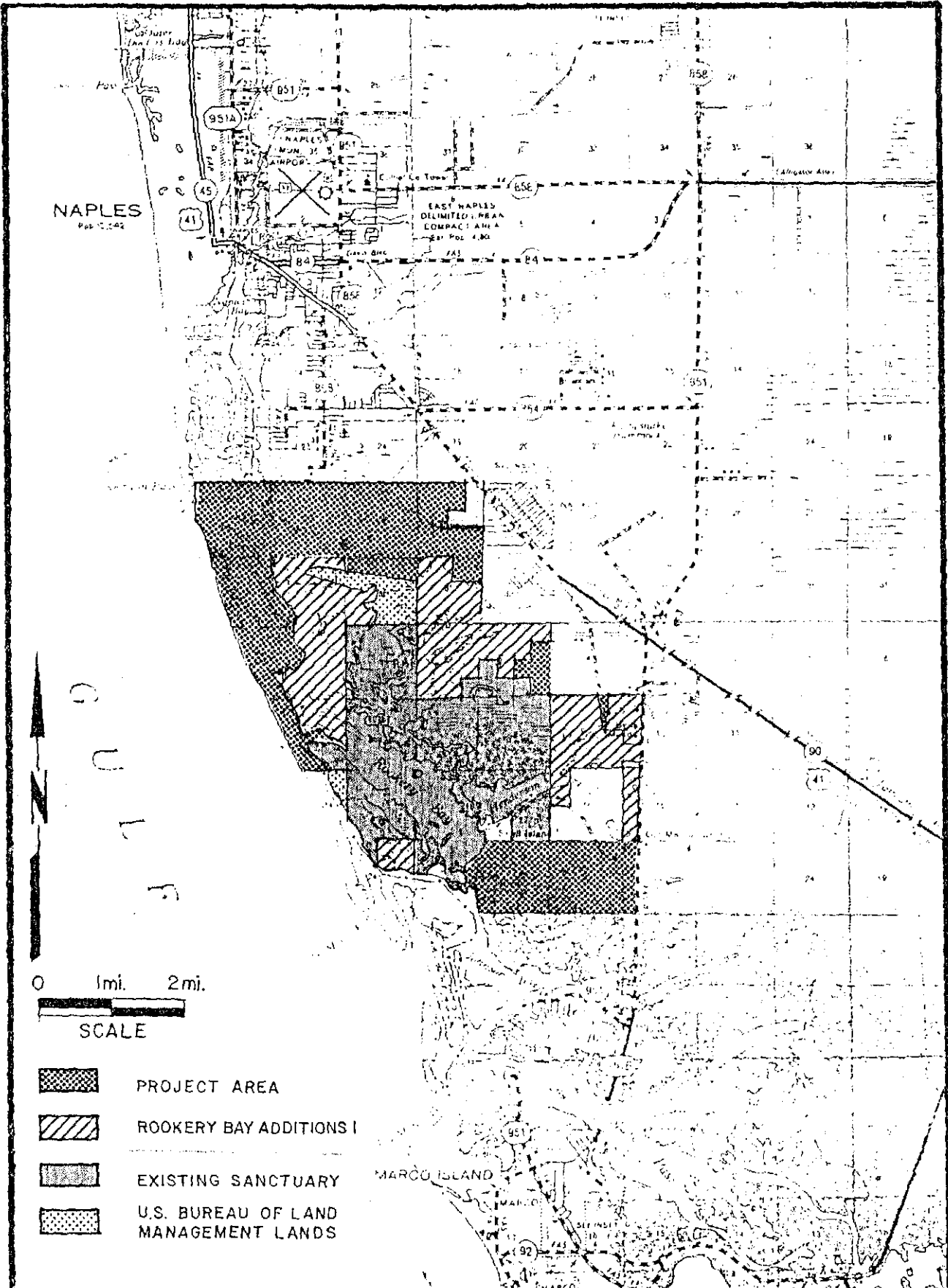
Vulnerability: Vulnerability is high to very high due to the presently limited freshwater flow into this system. The conditions here are particularly sensitive to disturbance.

Endangerment: High, because the area is under threat from development such as housing, a golf course, and other urban sprawl.

Location: The project area is located four miles south of Naples, four miles north of Marco Island and west of county road 951.

Cost: Management will include one staff position, operating expenses, quarters, and seven miles of fence.

Other Factors:



PROPOSED ACQUISITION PROJECT
ROOKERY BAY ADDITIONS II
COLLIER COUNTY

3. Public Purpose

This project qualifies as Environmentally Endangered Lands (EEL), - single use additions to the Rookery Bay National Estuarine Sanctuary.

4. Management Guidance and Agency(s)

Rookery Bay Additions II will be managed for research and education as part of the National Estuarine Sanctuary. The Sanctuary Management Committee and the Division of Archives, History, and Records Management are recommended managers.

5. Conformance with Management Plans

a. Environmentally Endangered Lands (EEL) Plan

This project has been declared an EEL project and is in conformance with the EEL plan. All EEL's contain land and water resources that are naturally occurring and relatively unaltered flora, fauna, or geologic conditions that might be essentially preserved intact by acquisition. In addition:

1. The area must be of sufficient size to materially contribute to the overall natural environmental well-being of a large area or region; or
2. The area must contain flora, fauna, or geologic resources characteristic of the original domain of Florida and that these be unique to, or otherwise scarce within, the region or larger geographical area; or
3. The area, whatever its size or the condition of its resources, must be capable, if preserved by acquisition, of providing significant protection to natural resources of recognized regional or statewide importance.

Rookery Bay Additions II satisfies the third requirement.

Criteria for the establishment of priorities among candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The plan directs that the highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The project complies with the second and fifth priority categories.

- b. This project is in conformance with the conceptual State Lands Management Plan.
- c. These lands will be needed buffer areas for the existing Rookery Bay National Estuarine Sanctuary.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$8,405,050.

b. Management

Estimated first year cost for management is \$92,183.

7. Sales History

Due to the complexity of this project as well as staff and time limitations under current law, it was not possible to research the title data for the last six years. However, Chapter 253.025, Florida Statutes, requires title insurance or an abstract of title with title opinion prior to approval by the Board of Trustees of any final agreement for purchase. Chapter 375.031, Florida Statutes, requires the seller to provide a disclosure containing a list of financial transactions dating back to January 1, 1970. A complete sales history, therefore, will be completed on each parcel before it is acquired.

PAYNES PRAIRIE (COOK-DECONNA)

I. PROJECT SUMMARY

Name	County	Acres	Total Estimated Price	Estimated Price/Acre
Paynes Prairie Additions	Alachua	1170	\$3,136,050	\$2680

Recommended Public Purpose: EEL the Cook/DeConna tracts are considered critical as major water sources for the adjacent state owned preserve. Also qualifies as natural wetlands, outdoor recreation lands, and as a historical area. Other parcels proposed would be beneficial as buffer areas but are of secondary importance.

Value: HIGH ecological value - contains a diversity of habitats ranging from freshwater ponds and marshes to upland pinewoods and hardwoods. MODERATE to HIGH recreational value - controlled passive activities such as hiking, picnicing, and primitive camping.

Ownership Pattern:

Management feasibility is high, cost would be minimal due to inclusion with adjacent Paynes Prairie Preserve. Cook/DeConna tracts are recommended as first priority for acquisition while all additional buffer area tracts should be deferred. There are two owners, one has refused a value for value trade recently.

Vulnerability:

HIGH - this area is critical to the water quality and quantity of the adjacent state preserve and is easily disturbed by human activity.

Endangerment:

HIGH- development pressure in rapidly growing Alachua County is increasing, upland portions of these tracts are prime areas for development and will probably be sold to a private developer if not purchased by the state.

Location:

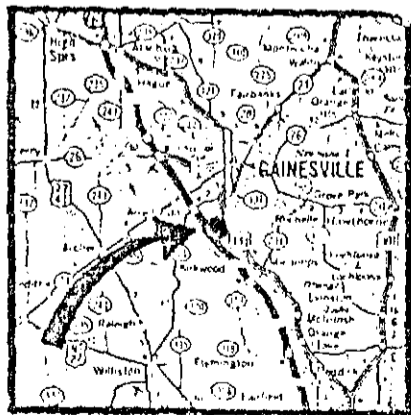
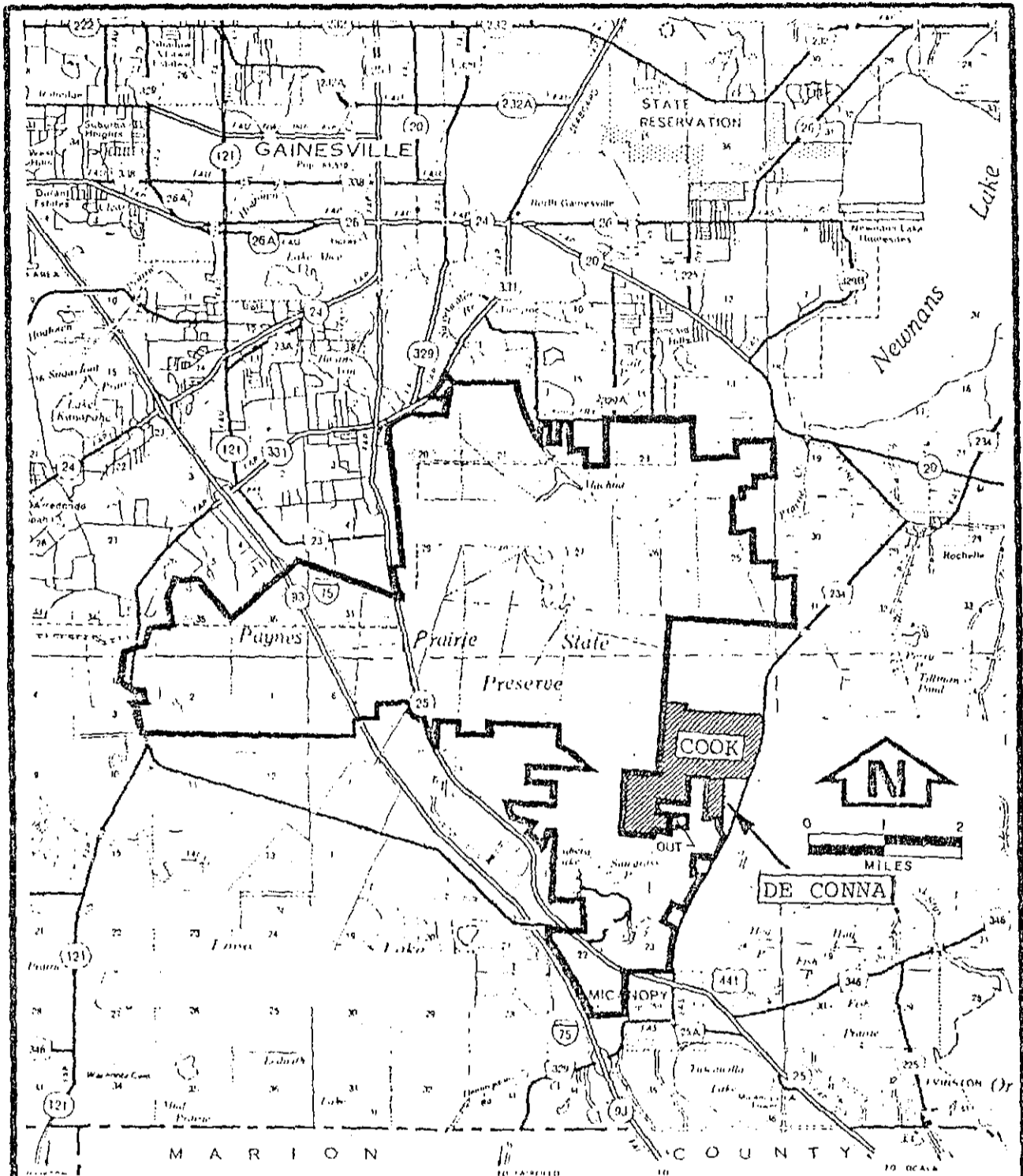
Near a moderately sized urban area: Gainesville.

Cost:



Recommended tracts have only two owners and both have indicated a willingness to sell.

Other Factors:

A possible value for value land swap has been suggested by the owner agent.



VICINITY MAP

-  PRESENT BOUNDARY OF STATE OWNED LAND
-  PROPOSED ACQUISITIONS

FLA. DEPT. OF NATURAL RESOURCES

**PROPOSED ACQUISITIONS
AT PAYNES PRAIRIE
STATE PRESERVE**

ALACHUA COUNTY

3. Public Purpose

This property qualifies for acquisition as Environmentally Endangered Lands (EEL).

4. Management, Guidance and Agency(s)

Paynes Prairie Addition will be an addition to the existing state preserve. Management by the Division of Recreation and Parks and the Division of Archives, History and Records Management is recommended with assistance by the Game and Freshwater Fish Commission regarding endangered species management.

5.a. Conformance with EEL Plan

The Cook-Deconna outparcel addition to Paynes Prairie State Preserve has been designated an EEL project and it is in conformance with the EEL plan.

The Cook-Deconna tract qualifies under the EEL plan's definition of environmentally endangered lands because:

1. the naturally occurring, relatively unaltered flora, fauna and geologic conditions can be preserved by acquisition;
2. the tract is of sufficient size to significantly contribute to the overall natural environmental well-being of a large area;
3. the tract contains flora, fauna and geologic resources characteristic of the original domain of Florida which are scarce within the state; and
4. the area, if preserved by acquisition, would provide significant protection to natural resources of recognized statewide importance (i.e., Paynes Prairie).

Criteria for the establishment of priorities among the candidates for acquisition are also provided in the EEL plan. These criteria consist of six land priority categories and eleven general considerations. The Plan directs that highest priority for acquisition be given to areas representing the best combination of values inherent in the six categories but not to the exclusion of areas having overriding significance in only one category. The six categories are:

1. Lands of critical importance to supplies of freshwater for domestic use and natural systems.
2. Freshwater and saltwater wetlands.
3. Unique and outstanding natural areas.
4. Natural ocean and gulf beach systems.
5. Areas that protect or enhance the environmental values of significant natural resources.
6. Wilderness areas.

The Cook-Deconna tract, because of Chacala Pond, qualifies for compliance with the first, second, third, and fifth criteria.

b. Conformance with State Lands Management Plan

This project is in conformance with the conceptual State Lands Management Plan.

c. Unavailability of Suitable State Lands

The land under consideration here lies adjacent to the Paynes Prairie State Preserve and, if acquired, would become an addition. It also has attributes distinct from the currently state-owned lands and would contribute toward the completion of the state preserve purchase.

6. Project Costs

a. Acquisition

Estimated cost for acquisition is \$3,136,050.

b. Management

Management and maintenance cost for one year is estimated at \$22,650.

7. Sales History

There have been no sales involving the subject property for the past six years. The current owners are:

Mary E. Cook
1324 Edgewood Avenue
Jacksonville, Florida

and

Don and Louise DeConna
Rt. 1, Box 27
Micanopy, Florida 32608