

MONROE COUNTY COMPREHENSIVE PLAN LAND AUTHORITY  
ADVISORY COMMITTEE

September 25, 2013

The Monroe County Comprehensive Plan Land Authority (MCLA) Advisory Committee held a meeting on Wednesday, September 25, 2013, in Suite 104 of the Monroe Regional Service Center (State building) located at 2796 Overseas Highway, Marathon, Florida. The meeting was called to order by Chairman Susan Sprunt at 9:02 AM. Present and answering roll call in addition to Chairman Sprunt were Susan Matthews, Barbara Neal and Robert Tischenkel. Executive Director Mark Rosch, Office Manager Kimberly Nystrom and Counsel Larry Erskine were also in attendance.

The first item was additions and deletions to the agenda. There were none. Ms. Neal made a motion to approve the agenda as presented and Mr. Tischenkel seconded the motion. There were no objections and the motion carried 4/0.

The next item was approval of the August 28, 2013 meeting minutes. Ms. Matthews made a motion to approve the minutes as presented and Mr. Tischenkel seconded the motion. There were no objections and the motion carried 4/0.

The next item was approval to purchase property for conservation. Mr. Rosch addressed the Committee regarding the following proposed acquisitions and staff distributed information to the Committee:

- a) Lot 25, Amended Plat of Bahia Shores Plat No. 1 on No Name Key (Rebollida). The subject canal property's vegetation consists of exotics and some tropical hardwood hammock species. The property size totals 7,700 square feet. The property is designated Tier 1 – Natural Area and is zoned Improved Subdivision (IS). The owner has agreed to sell the property for \$25,415 (2013 tax assessed value). Ms. Matthews made a motion to approve purchasing the property for the \$25,415 price and Ms. Neal seconded the motion. There being no objections, the motion carried 4/0.
- b) Block 49, Lot 3 and the north 25 feet of Lot 2, Port Pine Heights 2<sup>nd</sup> Addition on Big Pine Key (Osborne). The subject canal property's vegetation consists of a mix of tropical hardwood hammock and buttonwood. The parcel size is 7,875 square feet. The property is designated Tier 1 – Natural Area and is zoned Improved Subdivision (IS) with an overlay of Area of Critical County Concern (ACCC). The owner has agreed to sell the property for \$32,500. Ms. Neal made a motion to approve purchasing the property for the \$32,500 price and Mr. Tischenkel seconded the motion. There being no objections, the motion carried 4/0.
- c) Block 80, Lot 3, Port Pine Heights 4<sup>th</sup> Addition on Big Pine Key (Mistorni). The subject canal property's vegetation is mowed with some tropical hardwood hammock and buttonwood along the canal. The parcel size is 7,000 square feet. The parcel is designated Tier 1 – Natural Area and is zoned Improved Subdivision (IS) with an overlay of Area of Critical County Concern (ACCC). The owner has signed a contract to sell the property for \$32,036 (2012 tax assessed value). Mr. Tischenkel made a motion to approve purchasing the property for the \$32,036 price and Ms. Matthews seconded the motion. There being no objections, the motion carried 4/0.
- d) Block 5, Lot 29, Eden Pines Colony on Big Pine Key (Tucker). The subject property's vegetation consists of exotics and tropical hardwood hammock. The property size is 5,100 square feet and is located on a canal. The parcel is designated Tier 2 – Transition and Sprawl Area and is zoned Improved Subdivision (IS) with an overlay of Area of Critical

- County Concern (ACCC). The owner has signed a contract for \$25,000. Ms. Matthews made a motion to approve purchasing the property for a price of \$25,000. Ms. Neal seconded the motion. There being no objections, the motion carried 4/0.
- e) Block 10, Lot 13, Eden Pines Colony on Big Pine Key (Alston). The subject canal property's vegetation consists of exotics with some tropical hardwood hammock species. The property is designated Tier 2 – Transition and Sprawl Area and is zoned Improved Subdivision (IS) with an overlay of Area of Critical County Concern (ACCC). The owners have agreed to sell the property for a price of \$25,000. Mr. Tischenkel made a motion to approve purchasing the property for the price of \$25,000 and Ms. Neal seconded the motion. There being no objections, the motion carried 4/0.
  - f) Block 10, Lot 14, Eden Pines Colony on Big Pine Key (Malone). The subject canal property's vegetation consists of tropical hardwood hammock with some exotics. The property size is 5,100 square feet. The parcel is designated Tier 2 – Transition and Sprawl Area and is zoned Improved Subdivision (IS) with an overlay of Area of Critical County Concern (ACCC). The owner has agreed to sell for \$25,000. Ms. Neal made a motion to approve purchasing the property for a price of \$25,000. Ms. Matthews seconded the motion. There being no objections, the motion carried 4/0.
  - g) Block 2, Lot 6, Eden Pines Colony 1<sup>st</sup> Addition on Big Pine Key (Deaton). The subject canal property's vegetation consists of exotics and tropical hardwood hammock. The property size is 5,950 square feet. The parcel is designated Tier 2 – Transition and Sprawl Area and is zoned Improved Subdivision (IS). The owner has agreed to sell for \$25,320 (2013 tax assessed value). Ms. Matthews made a motion to approve purchasing the property for a price of \$25,320. Mr. Tischenkel seconded the motion. There being no objections, the motion carried 4/0.
  - h) Block 7, Lot 10, Eden Pines Colony 1<sup>st</sup> Addition on Big Pine Key (Hazuka). The subject canal property's vegetation consists of tropical hardwood hammock and buttonwood. The property size is 10,000 square feet. The parcel is designated Tier 2 – Transition and Sprawl Area and is zoned Improved Subdivision (IS). The owner has agreed to sell for \$29,600 (2013 tax assessed value). Ms. Neal made a motion to approve purchasing the property for a price of \$29,600. Mr. Tischenkel seconded the motion. There being no objections, the motion carried 4/0.
  - i) Block 26, Lot 28, Eden Pines Colony 3rd Addition on Big Pine Key (Michaels). The subject canal property's vegetation consists of exotics and tropical hardwood hammock. The property size is 6,000 square feet. The parcel is designated Tier 2 – Transition and Sprawl Area and is zoned Improved Subdivision (IS) with an overlay of Area of Critical County Concern (ACCC). The owner has agreed to sell for \$25,500 (2013 tax assessed value). Ms. Matthews made a motion to approve purchasing the property for a price of \$25,500. Mr. Tischenkel seconded the motion. There being no objections, the motion carried 4/0.

The Committee took a brief recess.

The next item was the Executive Director's report. Mr. Rosch distributed information and reported on recent events including the following:

- a) An article in the Key West Citizen newspaper today about a proposed site (former Easter Seals property) for a daytime homeless shelter in Key West. Counsel Erskine addressed the Committee.
- b) Pending negotiations – Mr. Rosch briefed the Committee regarding negotiations underway for the purchase of property. Counsel Erskine also addressed the Committee.

- c) Recent acquisitions: MCLA closed three transactions involving the purchase of eight conservation parcels since last meeting. The property purchases consist of one parcel on Key Largo, two parcels on Big Pine Key and five parcels on Cudjoe Key.
- d) The Department of Environmental Protection has removed all 17 Monroe County conservation parcels from the state surplus list. Counsel Erskine addressed the Committee.
- e) The Governing Board has hired Ginny Stones to serve as the Land Authority's new legal counsel.

The next item was recognition of Committee member Robert Tischenkel. Mr. Tischenkel had planned on resigning from his seat on the Advisory Committee after today, but announced that he was willing to continue serving until a new appointment for his seat is made. Counsel Erskine addressed the Committee and said there was no prohibition from Mr. Tischenkel continuing to serve after his term has expired so long as a new appointment has not yet been made.

The next item was recognition of Counsel Larry Erskine. Mr. Erskine will be resigning as MCLA's counsel after twenty-seven years of representation. Mr. Rosch thanked Mr. Erskine for his service, presented him with a plaque, and read excerpts from the minutes of past MCLA meetings. Counsel Erskine addressed the Committee.

The next meeting is scheduled for Wednesday, October 30, 2013 at 9:00 AM at the Monroe Regional Service Center (State building) in Suite 104 located at 2796 Overseas Highway. All four members in attendance said they would be able to attend the October meeting date.

The meeting was adjourned at 11:29 AM.

Prepared by: Kimberly Nyström  
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Office Manager



Approved by the Advisory Committee on October 30, 2013