

MONROE COUNTY COMPREHENSIVE PLAN LAND AUTHORITY
ADVISORY COMMITTEE

December 18, 2013

The Monroe County Comprehensive Plan Land Authority (MCLA) Advisory Committee held a meeting on Wednesday, December 18, 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 Bryan Green, Susan Matthews and Barbara Neal. Executive Director Mark Rosch, Office Manager Kimberly Nystrom and Counsel Ginny Stones were also in attendance.

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

The next item was approval of the November 21, 2013 meeting minutes. Mr. Green made a motion to approve the minutes as presented and Ms. Neal seconded the motion. There being no objections, the motion carried 4/0.

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

- a) Block 71, Lots 5 and 6, Port Pine Heights 2nd Addition on Big Pine Key (Chronister). The subject property is mowed buttonwood and tropical hardwood hammock vegetation. The property size totals 10,500 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. The owner has agreed to sell the property for \$60,638 (2013 tax assessed value). Mr. Green made a motion to approve purchasing the property for the \$60,638 price and Ms. Neal seconded the motion. There being no objections, the motion carried 4/0.
- b) Block 9, Lot 10, Ocean Park Village on Key Largo; and Block 5, Lot 22, Kinercha on Big Pine Key (Garcia). The Key Largo property consists of tropical hardwood hammock vegetation, is zoned Improved Subdivision (IS) and has a Tier designation of 3A – Special Protection Area. The Big Pine Key site consists of pineland vegetation, Suburban Commercial (SC) zoning and is designated Tier 1 – Natural Area. The size of both sites total 13,050 square feet. The owners have agreed to sell the property for \$36,800. Ms. Neal made a motion to approve purchasing the property for the \$36,800 price and Ms. Matthews seconded the motion. There being no objections, the motion carried 4/0.
- c) Big Pine Key acreage RE #00110890-000000 and Block 10, Lots 9 - 12, Rainbow Beach on Big Torch Key (Romero). These parcels consist of tropical hardwood hammock, total 1.40 acres in size and are designated Tier 1 – Natural Area. The Big Pine Key site is zoned Suburban Commercial (SC) while the Big Torch Key property is zoned Native Area (NA). The owner has agreed to sell for \$107,317 (\$1 less than 115% of the 1986 tax assessed value). Ms. Matthews made a motion to approve purchasing the property for the \$107,317 price and Mr. Green seconded the motion. There being no objections, the motion carried 4/0.

The next item was approval of the 2014 meeting schedule. Mr. Green made a motion to approve the schedule as presented and Ms. Matthews seconded the motion. There being no objections, the motion carried 4/0.

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

- a) Recent acquisitions - MCLA closed eight transactions since last meeting. One parcel (acquired by donation) is located on Sugarloaf Key, one parcel is located on No Name Key and the remaining six parcels are located on Big Pine Key.
- b) Potential acquisitions - Mr. Rosch addressed the Committee regarding properties under consideration as potential acquisitions.
- c) The City of Key West has been considering various sites for the location of a homeless center.
- d) Florida Forever Program - One way to increase the State's purchase of conservation lands in the Keys would be to provide a 50% match of funding. If the match comes from MCLA, MCLA would need to receive an interest in the land, such as a conservation easement. Another way would be to seek an amendment to the State budget proviso language to identify lands in the Florida Keys Area of Critical State Concern as a top priority to be purchased without matching funds.
- e) At the January County Commission meeting the County may consider hiring the Trust for Public Lands to research the level of public support in the Keys for raising additional local funding for land acquisition.
- f) The threshold for the minimum amount of property tax collected per parcel at real estate closings recently changed from \$5 to \$30. The change was retroactive to January 1, 2013, which required MCLA to issue many refund checks.
- g) The next meeting is scheduled for Wednesday, January 29, 2014 at 9:00 AM at the Monroe Regional Service Center (State building) in Suite 104 located at 2796 Overseas Highway. All four members confirmed that they would be able to attend the January meeting.

The meeting was adjourned at 9:58 AM.

Prepared by:


Kimberly Nystrom
Office Manager



Approved by the Advisory Committee on January 29, 2014