

MONROE COUNTY COMPREHENSIVE PLAN LAND AUTHORITY
GOVERNING BOARD

January 18, 2023 Meeting Minutes

The Governing Board of the Monroe County Comprehensive Plan Land Authority held a regular meeting on Wednesday, January 18, 2023. The meeting was a hybrid format with the Governing Board members assembled at the Marathon Government Center located at 2798 Overseas Highway, Marathon, Florida. Some members of the public participated via Communications Media Technology (CMT) using a Zoom Webinar platform, while other members of the public attended the meeting in person. Chairman David Rice called the meeting to order at 9:29 AM.

G-1 Roll Call. Present and answering roll call were Commissioner Craig Cates, Commissioner Michelle Lincoln, Commissioner Holly Raschein, Commissioner Jim Scholl, and Chairman David Rice. Attending in person was Executive Director Christine Hurley. Attending via CMT were Senior Property Acquisition Specialist Mark Rosch, Property Specialist Dina Gambuzza, Office Manager John Beyers, and Counsel Greg Oropeza.

G-2 Bulk Approvals. A motion was made by Commissioner Lincoln and seconded by Commissioner Raschein to approve items G-3, G-5, and G-7 though G-14 in bulk. Patricia McGrath, a member of the public, requested Item G-4 be held for discussion:

G-3 Approval of the minutes for the December 7, 2022 meeting.

G-5 Approval of the Monroe County Land Authority Governing Board monthly meeting dates for 2023.

G-7 Approval of a resolution committing to release a portion of land from an existing conservation easement upon recordation of a South Florida Water Management District Deed of Conservation Easement with Third Party Rights to the US Army Corps of Engineers and Land Authority upon completion of mitigation and restoration activities on Lot 3 of Section 26 in T.65S., R.33E., and Lot 1 of Section 35 in T.65S., R.33E., known as Eastern Crawl Key, Monroe County, Florida and authorization to proceed with habitat restoration and mitigation required by South Florida Water Management District and United States Army Corp of Engineer permits.

G-8 Approval of a contract to purchase Tier 1 property for conservation - Block 6, Lots 27 and 28, Bay Haven Section 2 on Key Largo near mile marker 95 from Karen Nall Barnes for the price of \$50,000.

G-9 Approval of a contract to purchase Tier 1 property for conservation - Block 6, Lots 29 and 30, Bay Haven Section 2 on Key Largo near mile marker 95 from J. DeWayne Nall for the price of \$50,000.

G-10 Approval of a contract to purchase Tier I property for conservation - Block 25, Lots 14 and 15, Amended Plat of Key Largo Park on Key Largo near mile marker 100 from the Andres R. Quincoses and Faith M. Quincoses Joint Revocable Trust Agreement and Juan Ruiz for the price of \$90,000.

G-11 Approval of a resolution approving an option agreement to sell pre-acquired Florida Forever land described as Lots 39 and 40, Block 7, Harris Ocean Park Estates on Key Largo to the Board of Trustees of the Internal Improvement Trust Fund of the State of Florida for the price of \$38,000; authorizing the Chairman to execute same; and authorizing the Chairman to execute the deed and associated closing documents.

G-12 Approval of Addendum to Commercial Lease with Seahorse Cottages Big Pine Key, LLC to extend lease until March 31, 2023 for Lots 160, 170, 180, and 190 Sands Road, Big Pine Key, Florida, bearing parcel identification numbers 00300180-000100; 00300180-000200; 00300180-001700 and 00300180-00180 for temporary construction staging.

G-13 Approval of a resolution authorizing the conveyance of real property located at Block 2, Lot 1, Sam-N-Joe Subdivision, 190 Sands Road, RE# 00300180-000100; Block 2, Lot 2, Sam-N-Joe Subdivision, 180 Sands Road, RE# 00300180-000200; Block 2, Lot 17, Sam-N-Joe Subdivision, 170 Sands Road, RE# 00300180-001700; and Block 2, Lot 18, Sam-N-Joe Subdivision, 160 Sands Road, RE# 00300180-001800 on Big Pine Key for the Monroe County Employee Housing Rental Program (MCEHRP) to Monroe County, subject to a Land Use Restriction Agreement (LURA).

G-14 Approval of a resolution authorizing the conveyance of ownership of a market rate, Rate Of Growth Ordinance (ROGO) exemption from Block 3, Lot 15, Big Pine Key, Inc. Subdivision, 148 Palmetto Avenue, RE#00256790-000000 on Big Pine Key to Monroe County for redevelopment in the Monroe County Employee Housing Rental Program (MCEHRP) on Block 2, Lot 1, Sam-N-Joe Subdivision, 190 Sands Road, RE# 00300180-000100, contingent upon approval by the County of a Minor Conditional Use transferring the market rate ROGO as an affordable ROGO exemption for use, subject to a Land Use Restriction Agreement (LURA).

There being no objections, the motion carried (5/0).

G-4 Monroe County Land Authority Executive Director Monthly Report for January, 2023 (through December 31, 2022). Ms. Hurley made a presentation to the Board. This was an informational item and there was no action taken.

The meeting was adjourned at 9:54 AM because Ms. McGrath was not present in the room and the Board wanted to wait for her to come back into the room.

Chairman Rice reconvened the meeting at 10:22 AM, as Ms. McGrath came back into the Board room. The other Board members present were Commissioner Craig Cates, Commissioner Michelle Lincoln, Commissioner Holly Raschein, and Commissioner Jim Scholl. Attending in

person was Executive Director Christine Hurley. Attending via CMT were Property Specialist Dina Gambuzza and Office Manager John Beyers.

Upon the return of Ms. McGrath, she indicated she no longer wanted the item to be held and therefore, the Board considered the only remaining item on the meeting agenda.

G-6 Approval of a resolution of the Monroe County Comprehensive Plan Land Authority repealing previous Resolutions and establishing bank accounts, signature authority, and banking processes. A motion was made by Commissioner Lincoln and seconded by Commissioner Scholl to approve the item. There being no objections, the motion carried (5/0).

There being no further business, the meeting was adjourned at 10:22 AM.



Minutes prepared by:

Christine Hurley

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Christine Hurley
Executive Director

Approved by the Board on:

February 15, 2023