

Conservation Collier - Cycle 12B Property Summaries

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B-List Properties from Cycles 12A

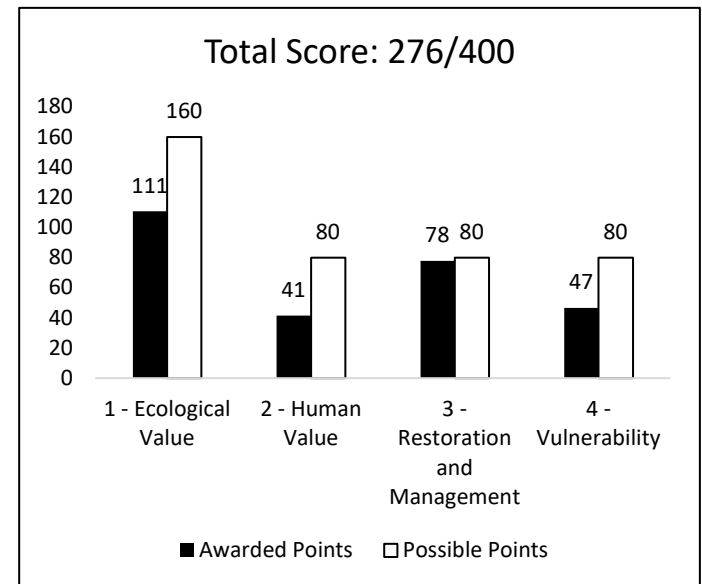
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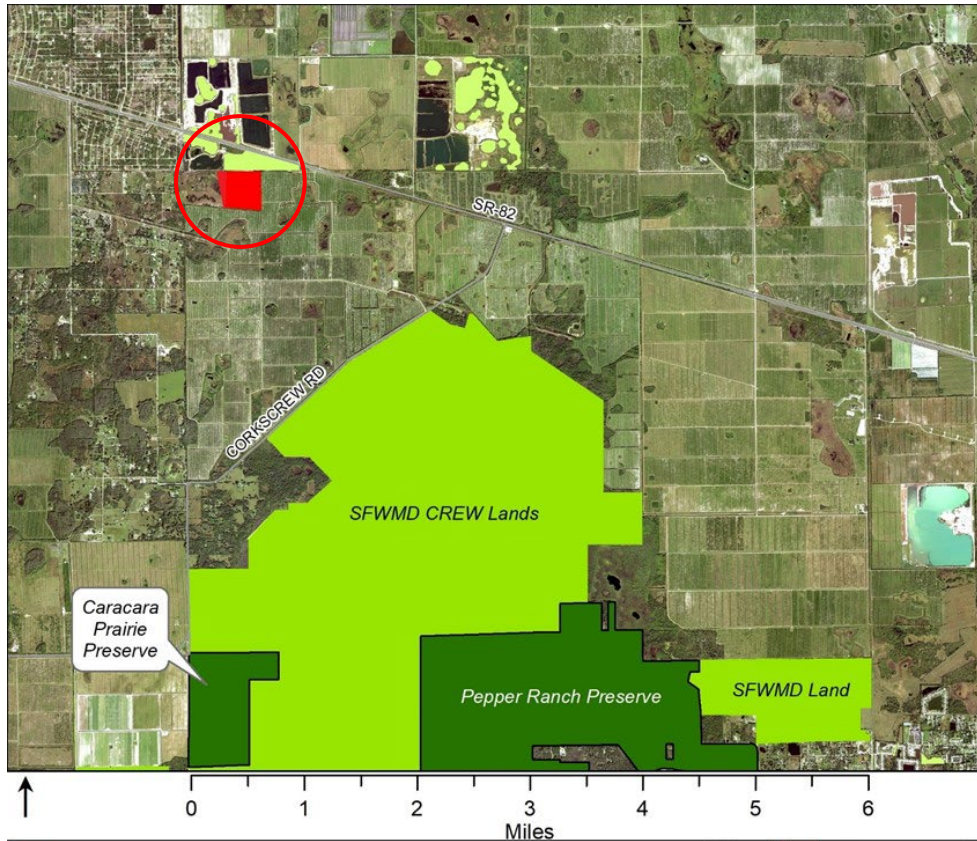
Property Name: Wildcat Acres
Target Protection Area: Caracara Prairie Preserve
Total Estimated Market Value: TBD

Owner(s): Wildcat Acres, LLC
Acreage: 73.6 acres

Highlights:

- **Location:** Just south of the Hendry County line and just east of the Lee County line off SR 82
- **Met 5 out of 6 Initial Screening Criteria:** Native plant communities; human social values; water resources; biological and ecological values; conservation land enhancement
- **Habitat:** Freshwater marsh; Palmetto prairie; and Wet flatwoods
- **Listed Plants:** No listed plant species observed
- **Listed Wildlife:** Florida panther; listed wading birds; Audubon’s crested caracara; and Everglades snail kite
- **Water Resource Values:** adds to aquifer recharge; holds water during rainy season; hydric soils; provides wetland species habitat
- **Connectivity:** Directly adjacent to private conservation to the north
- **Access:** accessible from Carolyn Lane and could be accessed by visitors year-round
- **Management Issues / Estimated Costs:** Initial Exotic Removal estimated at \$22,000 and ongoing annual estimated at \$14,700; Signage \$5,000 initially and \$200 annually; Firebreak and trail creation estimated at \$4,000 annually
- **Partnership Opportunities:** None
- **Zoning/Overlays:** A-MHO-RLSA Open Lands
- **Surrounding land uses:** Conservation Easement, improved pasture, citrus
- **All Criteria Score:** 276 out of 400; high ecological value, restoration and management score, and vulnerability score
- **Other Division Interest:** None
- **Acquisition Considerations:** Staff recommends Phase 1 Environmental Assessment prior to acquisition





Legend:

- Red square: WILDCAT ACRES LLC
- Dark green square: Conservation Collier Preserve
- Light green square: Managed Conservation Areas
- Yellow-green square: Other Conservation Lands



Property Name: Dr. Robert H. Gore III TPMA Parcels

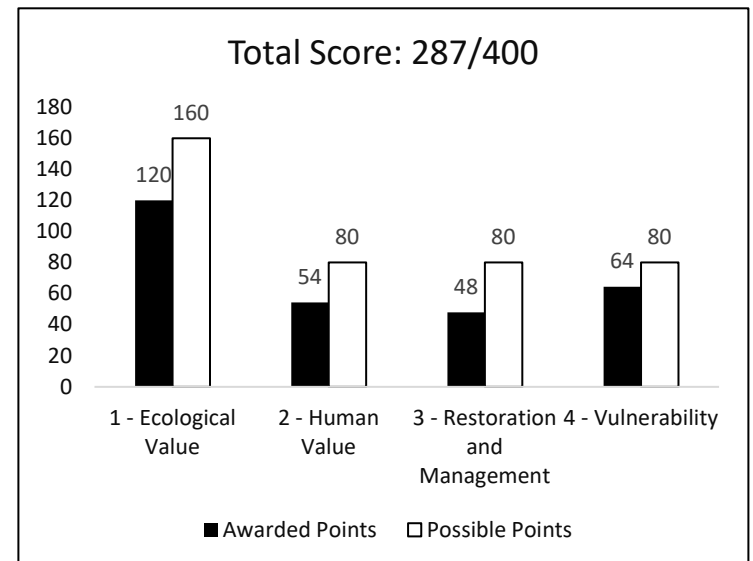
Owner(s): Cypress Cove Conservancy, Inc, Daneya Eid, Gerald Erickson, Carlos Parraga, David and Heddy Pitchard, Kausil Seepersad, Sunny FL Investments Inc.

Target Protection Area: Dr. Robert H. Gore III Preserve TPMA **Acres:** 20.77 total acres – 7 parcels

Total Estimated Market Value: TBD

Highlights:

- **Location:** E and W of Desoto Blvd., between 34th Ave. SE and 36th Ave. SE
- **Met 5 out of 6 Initial Screening Criteria:** Native habitat; human social values; water resource values-; biodiversity; conservation land enhancement; not within another Agency project boundary.
- **Habitat:** Cypress and Mixed Wetland Hardwoods
- **Listed Plants:** common wild pine (*Tillandsia fasciculata*)
- **Listed Wildlife:** FWC telemetry shows use by panthers and observed on wildlife cameras on existing preserve. Habitat for Florida bonneted bats and Snail Kites.
- **Water Resource Values:** hydric soils exist; wetland indicators noted and numerous wetland dependent plants species noted; very minimal mapped aquifer recharge
- **Connectivity:** The Cypress Cove Conservancy parcel is in the center of the Dr. Robert H. Gore III Preserve; two parcels are immediately contiguous with the existing Gore multi-parcel project; all are within the Gore Target Protection Mailing Area. The Preserve is within a historic wetland that connects with the Florida Panther National Wildlife Refuge (FPNWR) to the east, however it is separated by Desoto and the Test Track. Picayune Strand State Forest (PSSF) is located across I-75 to the south and Fakahatchee Strand State Preserve to the SE across I-75. Ledges under Miller and FakaUnion canals connect to PSSF. Everglades Blvd. and developable lots separate connectivity to the North Belle Meade sending lands.
- **Access:** 34th and 36th Ave. NE and Desoto Blvd. are paved; the Cypress Cove Conservancy parcel contains public access infrastructure including an education building and restrooms
- **Management Issues / Estimated Costs:** Initial Exotic Removal estimated at \$500/acre and ongoing annual estimated at \$250/acre. This parcel would be managed along with the existing preserve parcels



- **Partnership Opportunities:** The Cypress Cove Conservancy (501c3) purchased the 10-acre homesite and runs environmental programs. Conservation Collier currently has an MOU with them. Staff is coordinating to connect trails where feasible and coordinate on environmental education.
- **Zoning/Overlays:** Single-family Estates zoning. No Overlays
- **Surrounding land uses:** Mostly undeveloped Estates residential; some lots developed with single-family homes; roadway
- **All Criteria Score:** 287 out of 400; high ecological value and human social value scores
- **Other Division Interest:** Transportation may need ROW/pond sites in this area for a potential I-75 off ramp.
- **Acquisition Considerations:** No additional considerations noted

Photos of infrastructure on the Cypress Cove Conservancy 10-acre parcel



Dr. Robert H. Gore III TPMA Applications February 2024



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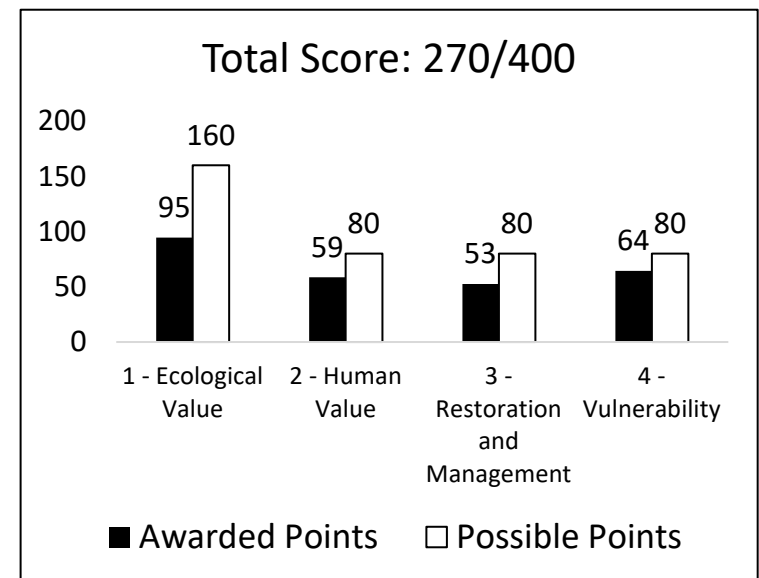


Property Name: Hendrix House
Target Protection Area: I-75/Everglades Blvd
Estimated Market Value: \$503,000

Owner: Hendrix House, Inc. and Restoration Church, Inc.
Acreage: 17.66 acres

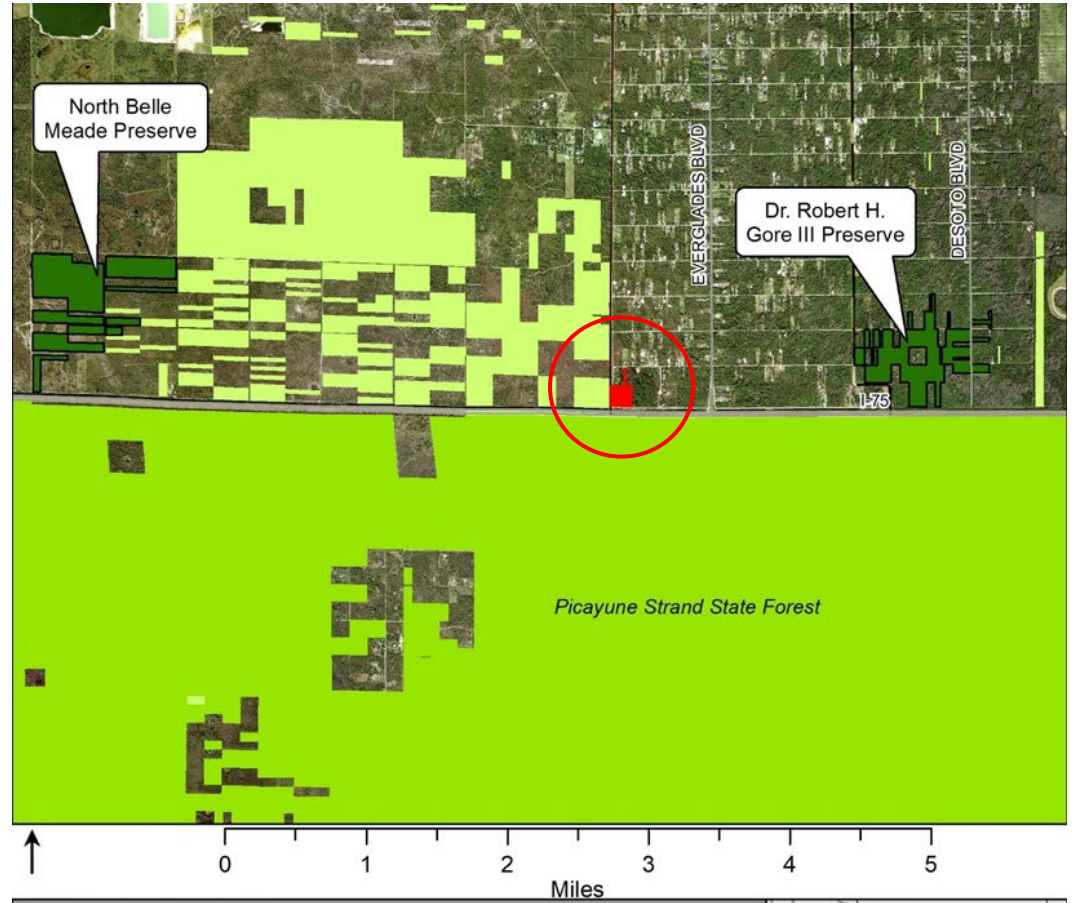
Highlights:

- **Location:** Southwest corner of Northern Golden Gate Estates, adjacent to I-75 and the Miller Canal.
- **5 of the 6 Initial Screening Criteria were met:** Native Habitats; Human social values; Water Resources; Biological and ecological values;
- **Habitat:** Scrubby flatwoods, Pine flatwoods, Mixed scrub shrub wetlands, and Oak hammock
- **Listed Plants:** Giant airplant (*Tillandsia utriculata*); Cardinal airplant (*Tillandsia fasciculata*)
- **Listed Wildlife:** Florida panther (*Puma concolor coryi*)
- **Water Resource Values:** Provides minimal aquifer recharge; hydric soils; wetlands on site; buffers Miller and I-75 canals
- **Connectivity:** Adjacent to Miller Canal wildlife crossing under I-75 to Picayune Strand State Forest; adjacent to private conservation lands and undeveloped property within North Belle Meade to the west across the Miller Canal.
- **Other Division Interest:** Everglades Blvd. may be widened, and an I-75 interchange may be developed in this area in the future
- **Access:** Roadway adjacent; street parking available
- **Management Issues / Estimated Costs:** Initial exotic removal estimated at \$7,100 and ongoing annual estimated at \$3,600; Firebreak installation estimated at \$20,000 with ongoing annual cost estimated at \$3,000; Signage estimated at \$200
- **Partnership Opportunities:** None anticipated
- **Zoning/Overlays:** Estates - a max. of 1 single family unit per 2.25 acres
- **Surrounding land uses:** Low-density residential; roadway; canal; conservation
- **All Criteria Score:** 270 out of 400; high ecological and vulnerability score
- **Acquisition Considerations:** Preservation of this property would be key to maintaining a vital link between North Golden Gate Estates and Picayune Strand State Forest.





Miller Canal I-75 wildlife underpass



- HENDRIX HOUSE INC
- Conservation Collier Preserve
- Managed Conservation Areas
- Other Conservation Lands

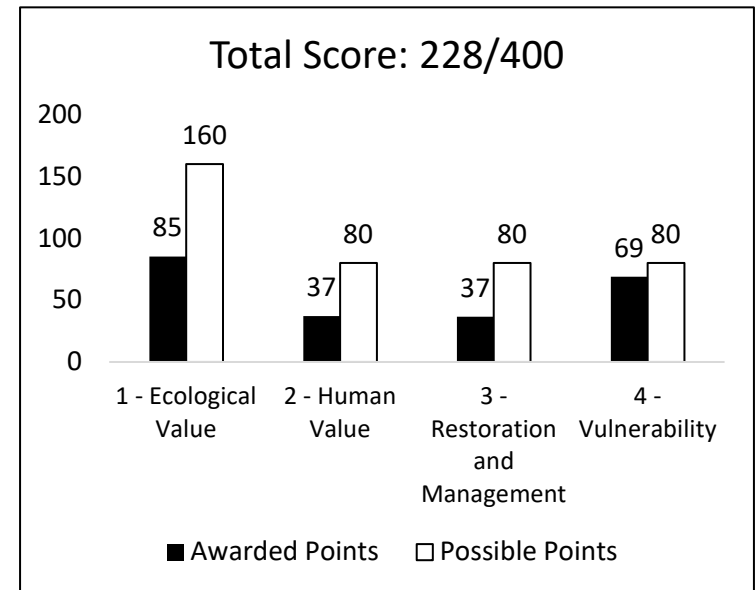


Property Name: HK Investment
Target Protection Area: Urban
Estimated Market Value: TBD

Owner: HK Investment AG Inc
Acreage: 0.37 acres

Highlights:

- **Location:** 363 S. Barfield Dr. directly south of the Annecy/Barfield acquisition across Hawaii Ct.
- **4 of the 6 Initial Screening Criteria were met:** Native Habitat; Human social values; biological and ecological values; Enhancement of Conservation Lands
- **Habitat:** Mowed lot with area of coastal scrub
- **Listed Plants:** West Indian Mahogany (*Swietenia mahagoni*)
- **Listed Wildlife:** Gopher tortoise (*Gopherus polyphemus*); burrowing owl (*Athene cunicularia floridana*)
- **Water Resource Values:** Provides minimal aquifer recharge; upland soils; no wetlands on site.
- **Connectivity:** Parcel is adjacent to the Annecy/Barfield acquisition to the north across from Hawaii Ct.
- **Other Division Interest:** None
- **Access:** Roadway adjacent; street parking available
- **Management Issues / Estimated Costs:** Initial exotic removal estimated at \$250 and ongoing annual estimated at \$100; native plantings estimated at \$2,000 with ongoing annual cost estimated at \$200; interpretive signage estimated at \$2,000 and ongoing annual estimated at \$100
- **Partnership Opportunities:** Audubon of the Wester Everglades; City of Marco Island
- **Zoning/Overlays:** C-1/T, Commercial Professional/Transitional District
- **Surrounding land uses:** Residential; roadway; conservation; commercial storage
- **All Criteria Score:** 228 out of 400; high ecological score and vulnerability score
- **Acquisition Considerations:** Acquisition of this parcel and the parcel to the south (Van Cleaf) would bring the area of contiguous, protected gopher tortoise, burrowing owl, and migratory bird habitat along S. Barfield Dr. to 2.93 acres – a larger preserved area than the 2.45 acre Otter Mound Preserve.



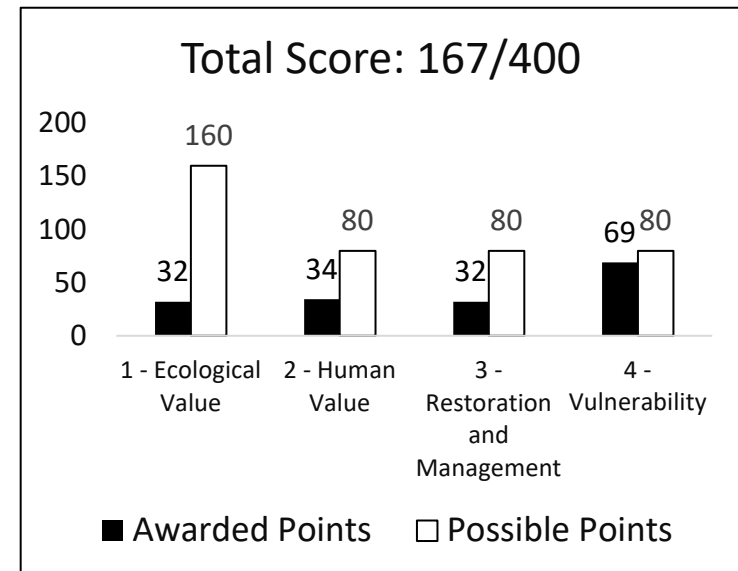


Property Name: Ramoski Trust
Target Protection Area: Urban
Estimated Market Value: TBD

Owner: WL Ramoski Rev Living Trust
Acreage: 0.40 acres

Highlights:

- **Location:** 511 S. Barfield Dr. approx. 0.3 miles south of the Anney/Barfield acquisition
- **2 of the 6 Initial Screening Criteria were met:** Human social values; biological and ecological values
- **Habitat:** Mowed lot with some cocoplum and a few native trees
- **Listed Plants:** None observed
- **Listed Wildlife:** Gopher tortoise (*Gopherus polyphemus*)
- **Water Resource Values:** Provides minimal aquifer recharge; upland soils; no wetlands on site.
- **Connectivity:** Parcel is not near other conservation land, approximately 0.3 miles south of the Anney/Barfield acquisition however developed lots exist between this parcel and Anney/Barfield. Adjacent to an undeveloped lot and a lot that may be donated to Audubon of the Western Everglades
- **Other Division Interest:** None
- **Access:** Roadway adjacent; street parking available
- **Management Issues / Estimated Costs:** Initial exotic removal estimated at \$500 and ongoing annual estimated at \$100; native plantings estimated at \$2,000 with ongoing annual cost estimated at \$200; interpretive signage estimated at \$2,000 and ongoing annual estimated at \$100
- **Partnership Opportunities:** Audubon of the Wester Everglades; City of Marco Island
- **Zoning/Overlays:** RSF-3, Residential Single Family
- **Surrounding land uses:** Residential; roadway; undeveloped land
- **All Criteria Score:** 167 out of 400; high vulnerability score
- **Acquisition Considerations:** No native plant communities present, gopher tortoise population relatively small when compared to other vacant lots in area.



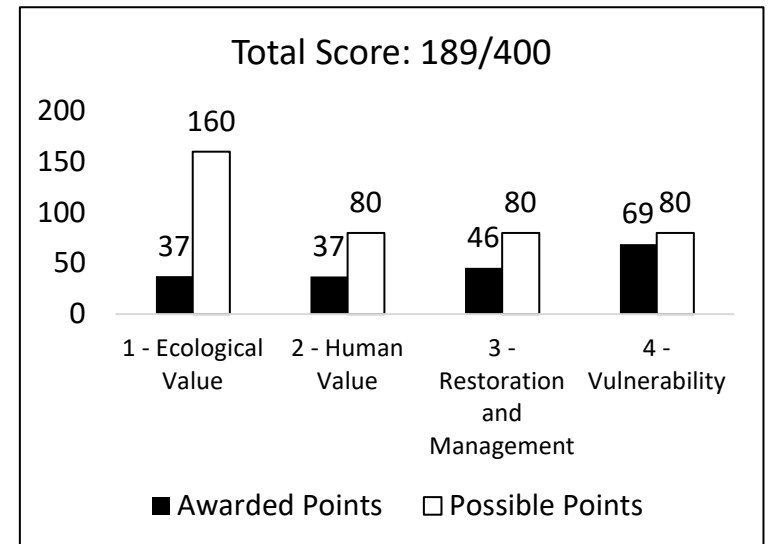


Property Name: Van Cleef
Target Protection Area: Urban
Estimated Market Value: TBD

Owner: Gary Van Cleef
Acreage: 0.43 acres

Highlights:

- **Location:** 383 S. Barfield Dr., Marco Island
- **2 of the 6 Initial Screening Criteria were met:** Human social values; biological and ecological values
- **Habitat:** Mowed lot with some large gumbo limbos and oaks
- **Listed Plants:** Hoopvine (*Trichostigma octandrum*)
- **Listed Wildlife:** Gopher tortoise (*Gopherus polyphemus*); burrowing owl (*Athene cunicularia floridana*)
- **Water Resource Values:** Provides minimal aquifer recharge; upland soils; no wetlands on site.
- **Connectivity:** Parcel is not directly adjacent to conservation land, but is connected via a pathway to the HK Investment parcel to the north
- **Other Division Interest:** None
- **Access:** Roadway adjacent; street parking available
- **Management Issues / Estimated Costs:** Initial exotic removal estimated at \$250 and ongoing annual estimated at \$100; native plantings estimated at \$2,000 with ongoing annual cost estimated at \$200; interpretive signage estimated at \$2,000 and ongoing annual estimated at \$100
- **Partnership Opportunities:** Audubon of the Wester Everglades; City of Marco Island
- **Zoning/Overlays:** C-3, Commercial Intermediate
- **Surrounding land uses:** Residential; roadway; commercial storage
- **All Criteria Score:** 189 out of 400; high vulnerability score
- **Acquisition Considerations:** Acquisition of this parcel and the parcel to the north (HK Investment) would bring the area of contiguous, protected gopher tortoise, burrowing owl, and migratory bird habitat along S. Barfield Dr. to 2.93 acres – a larger preserved area than the 2.45 acre Otter Mound Preserve.



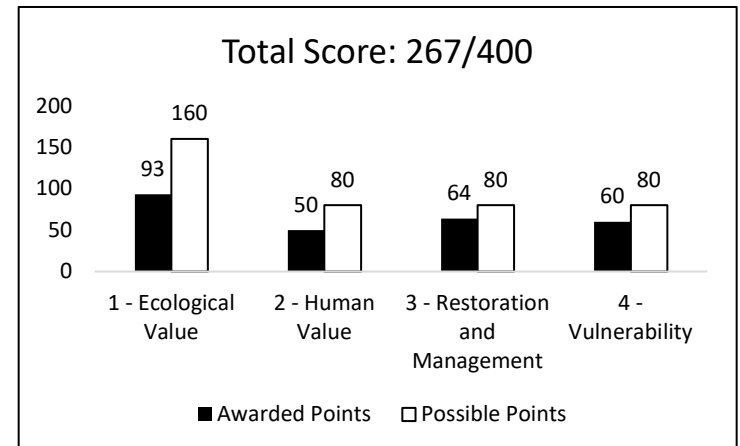


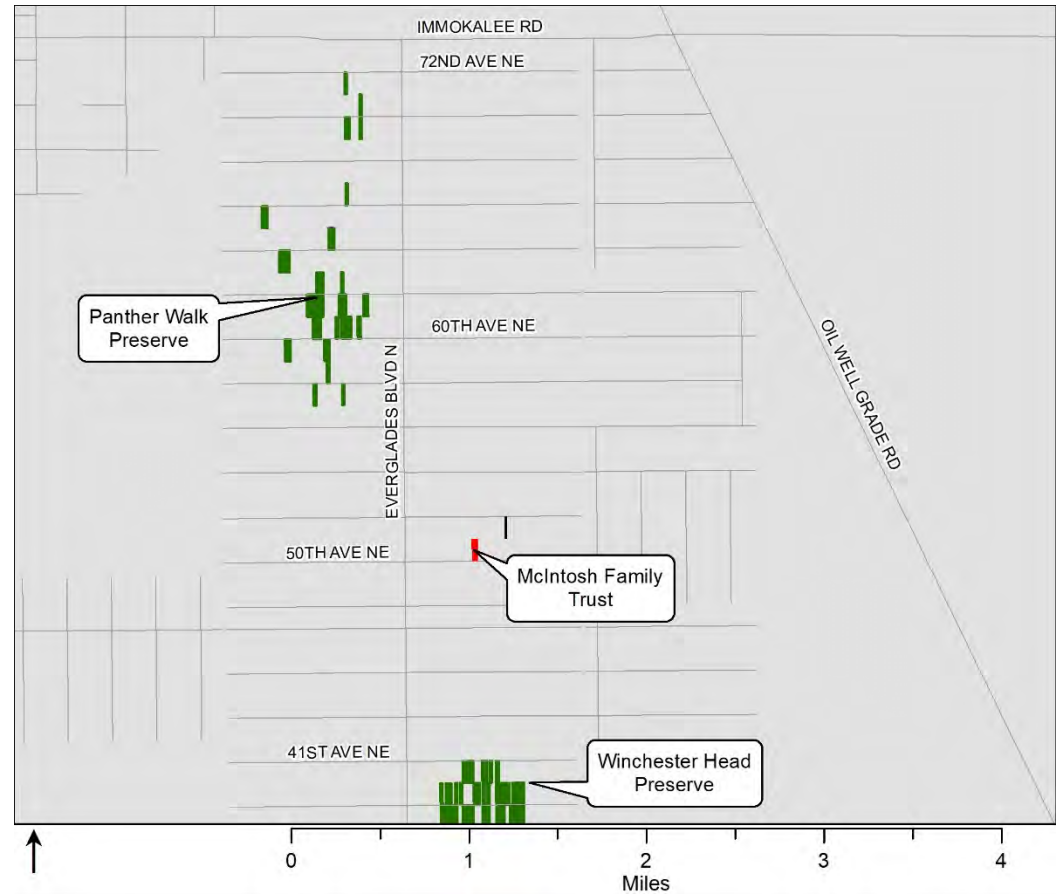
Property Name: McIntosh Family Trust
Target Protection Area: North Golden Gate Estates
Estimated Market Value: TBD

Owner: McIntosh Family Trust
Acreage: 2.73 acres

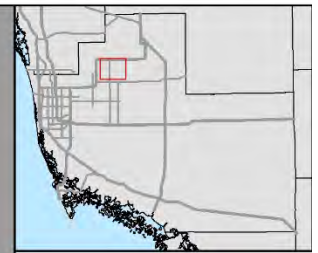
Highlights:

- **Location:** North off 50th Ave NE, east of Everglades Blvd and west of the Faka-Union Canal
- **Met 3 the 6 Initial Screening Criteria:** Native plant communities; human social values; biological values; connectivity; not within another Agency project boundary.
- **Habitat:** Depressional wetland and Scrubby flatwoods with habitats on other parcels in the area primarily Scrubby flatwood and palmetto prairie/scrub
- **Listed Plants:** Cardinal airplant (*Tillandsia fasciculata*)
- **Listed Wildlife:** Big Cypress fox squirrel (*Sciurus niger avicennia*) observed on adjacent parcels; Florida panther (*Puma concolor coryi*) frequently detected in area.
- **Water Resource Values:** This parcel adds minimally to aquifer recharge but is approximately half wetlands
- **Connectivity:** This parcel does not connect to other conservation lands
- **Other Division Interest:** None
- **Access:** Accessible via 50th Ave. NE
- **Management Issues / Estimated Costs:** Initial invasive plant treatment - \$350/acre. Ongoing annual maintenance estimated at \$150/acre
- **Partnership Opportunities:** None
- **Zoning/Overlays:** Estates – allows for 1 unit per 2.25 acres
- **Surrounding land uses:** undeveloped parcels, roadway, low density single-family homes.
- **All Criteria Score:** 267 out of 400 (score for entire TPMA not just parcel); high ecological value, management, and vulnerability
- **Acquisition Considerations:** small, 2.73 acre stand-alone parcel. Would be more desirable in the future if more parcels within this Target Mailing Area apply.





- MCINTOSH FAMILY TRUST
- Conservation Collier Preserve
- B-list parcel

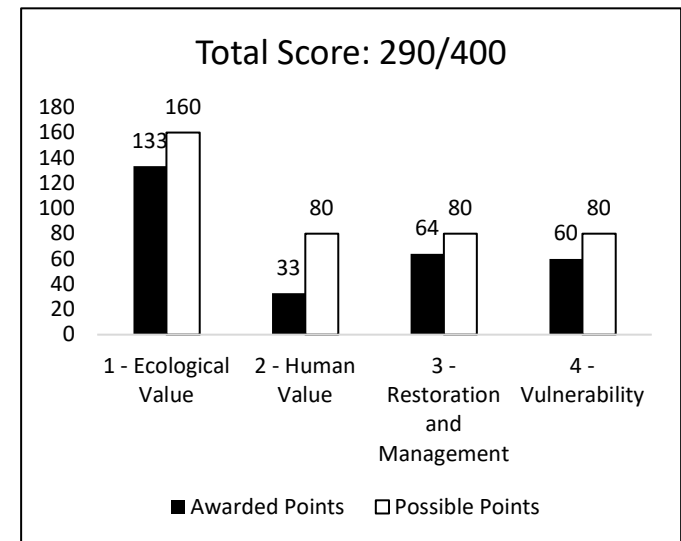


Property Name: Gonzalez
Target Protection Area: North Golden Gate Estates
Total Estimated Market Value: \$33,060

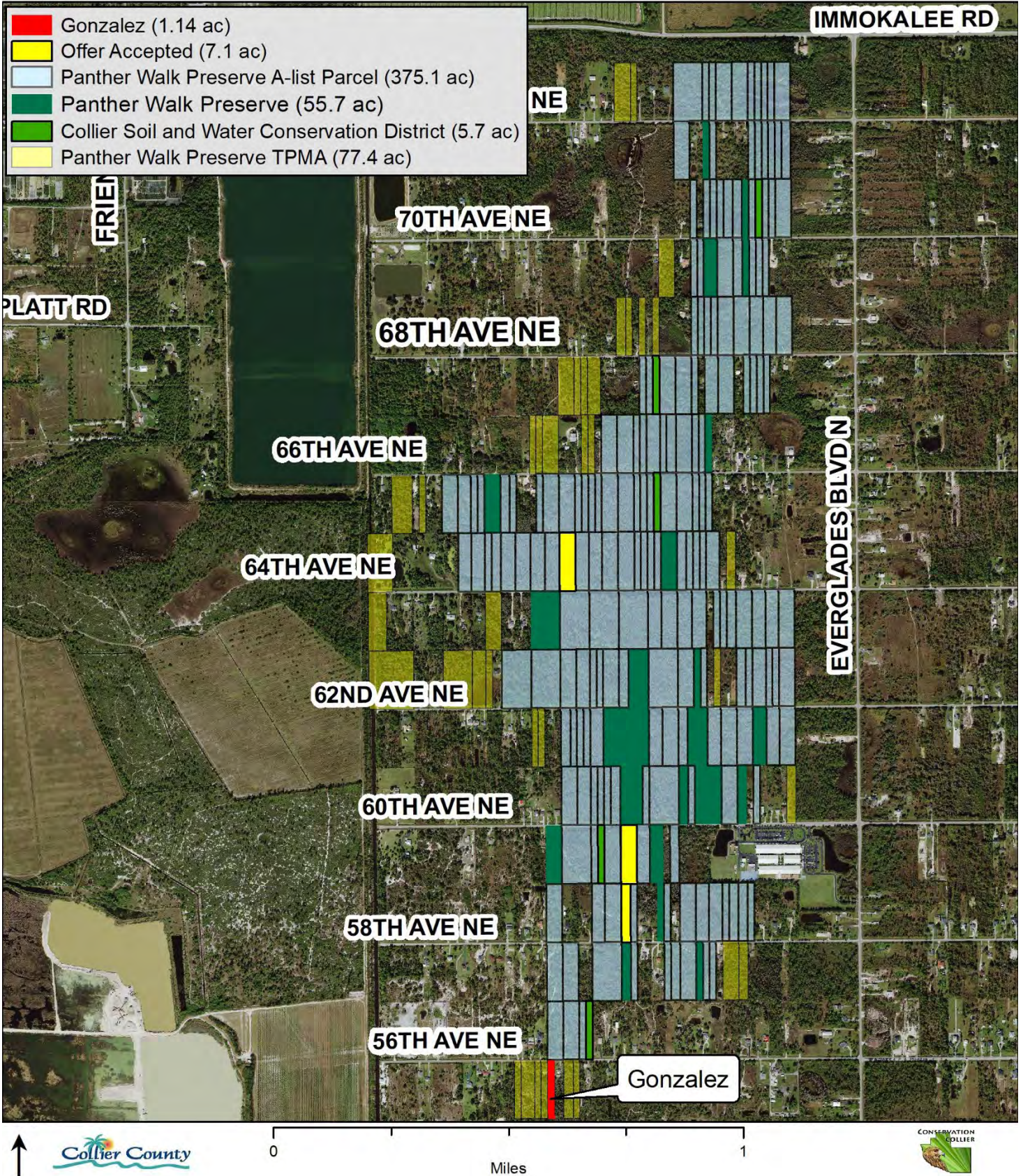
Owner(s): Pedro and Carmen Gonzalez
Acreage: 1.14 acres

Highlights:

- **Location:** Located east of Everglades Blvd south off 56th Ave. NE
- **Met 5 out of 6 Initial Screening Criteria (when taken together with all Panther Walk Preserve TPMA parcels):** Native plant communities; human values; water resource values; biological and ecological value; enhancement of current conservation lands
- **Habitat:** Mixed wetland hardwood forest and disturbed pine flatwoods.
- **Listed Plants:** Cardinal air plant (*Tillandsia fasciculata*)
- **Listed Wildlife:** Little blue heron and Florida sandhill crane observed. FWC telemetry shows use by Florida panthers. Habitat for Florida bonneted bats, big cypress fox squirrel, crested caracara, wood stork, and snail kites.
- **Water Resource Values:** Parcels protect the marshes and cypress forests of the northern reaches of the Horsepen Strand. Provide flood water attenuation, aquifer recharge, and water filtration.
- **Connectivity:** Once more parcels are acquired, a contiguous pathway following the Horsepen Strand will connect the NGGE to conservation lands to the north.
- **Access:** All parcels accessible via paved roads
- **Management Issues / Estimated Costs:** Initial invasive plant treatment - \$350/acre. Ongoing annual maintenance estimated at \$150/acre.
- **Partnership Opportunities:** None
- **Zoning/Overlays:** No Overlays, no TDRs; Single family Estates zoning
- **Surrounding land uses:** Undeveloped lots and low-density single-family homes
- **All Criteria Score:** 290/400 – high ecological and management scores
- **Other Division Interest:** Everglades Blvd. widening will require ROW/pond sites; Utility upgrades will occur on west side of Everglades Blvd. from 41st Ave NE north to Immokalee Rd.
- **Acquisition Considerations:** Thin parcel between 2 developed lots. Parcel was targeted prior to construction of house to the west. This parcel is within the Panther Walk Preserve Target Protection Mailing Area, but it is not within the A-list multi-parcel project.



Gonzalez - Panther Walk Preserve



Property Name: Sarry Trust

Target Protection Area: RFMUD – NBMO – NRPA - Sending

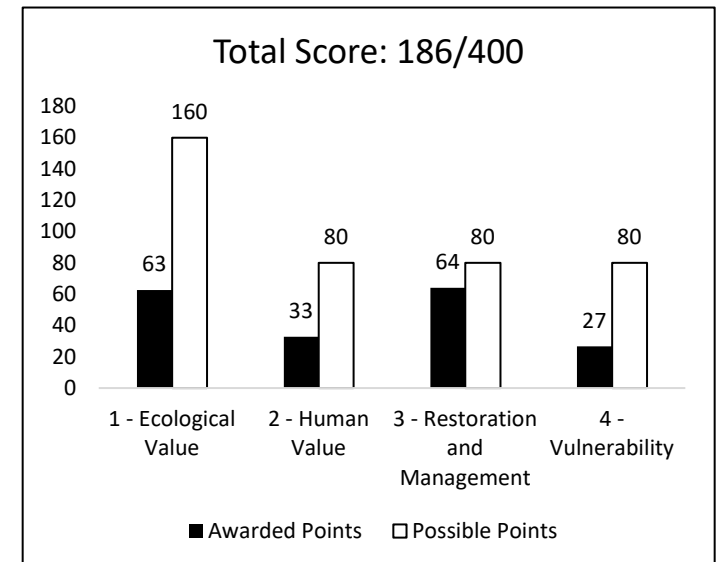
Total Estimated Market Value: TBD

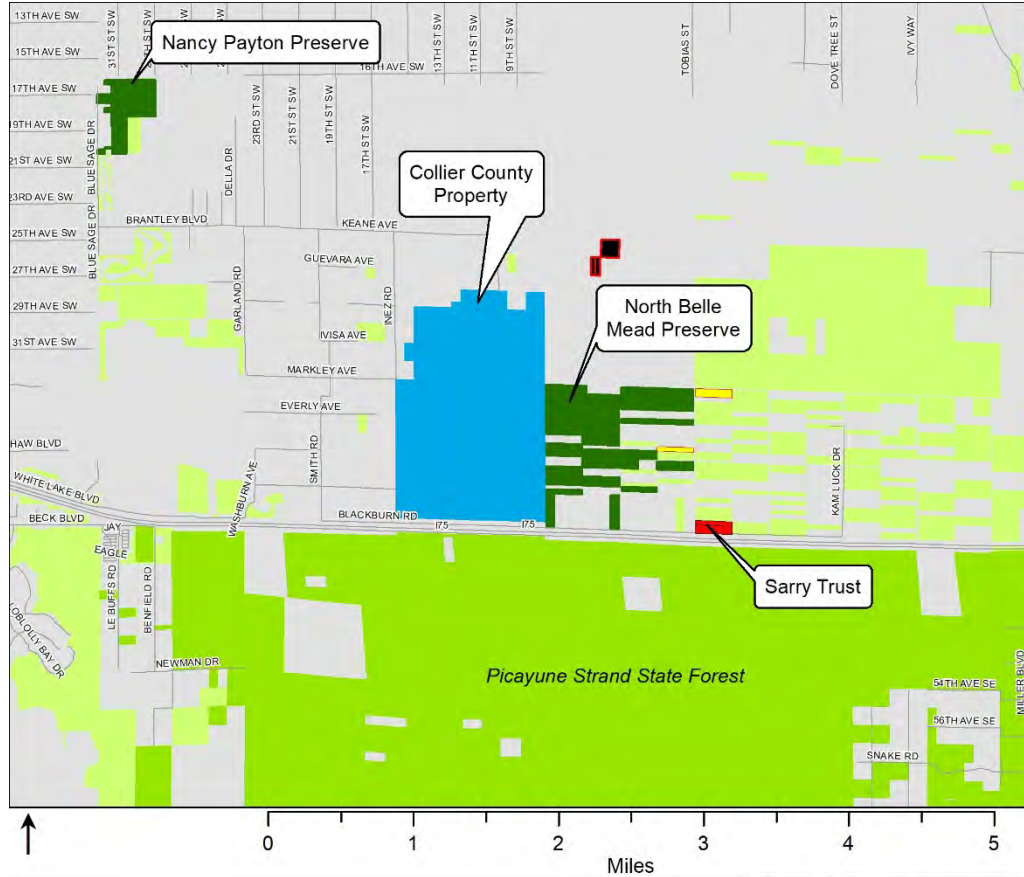
Owner(s): Gabriel Sarry Trust

Acreage: 13.3 acres

Highlights:

- **Location:** East of Conservation Collier’s North Belle Meade Preserve and adjacent to private conservation land to the north and east
- **Met 4 out of 6 Initial Screening Criteria:** Native plant communities; protection of water resources; biological and ecological value; conservation land enhancement
- **Habitat:** Cypress/Pine/Cabbage Palm; Mixed Scrub-Shrub Wetland
- **Listed Plants:** No listed plant species observed
- **Listed Wildlife:** Red Cockaded Woodpecker (RCW) observed on nearby parcels - historic nesting/foraging habitat for endangered RCW; Panther telemetry indicates significant utilization
- **Water Resource Values:** Wetlands on portions, aquifer recharge, and sheet flow on property
- **Connectivity:** Contributes to an important wildlife corridor connecting species from the Florida Panther Refuge, Golden Gate Rural Estates, Dr. Robert H. Gore III Preserve, as well as the Picayune Strand State Forest and Fakahatchee Strand State Preserve to the south through wildlife underpasses under I-75. Provides an ecological link to the northern range expansion goals of the RCW Recovery Plan
- **Access:** Accessed through a gate on Blackburn Rd which is closed to the public
- **Management Issues / Estimated Costs:** Initial Exotic Removal estimated at \$5,300 and ongoing annual estimated at \$2,000; Cabbage Palm thinning and native re-planting estimated at \$6,100; Firebreak installation estimated at \$5,000 and firebreak annual maintenance estimated at \$1,000
- **Partnership Opportunities:** None
- **Zoning/Overlays:** Agricultural; Rural Fringe Mixed Use Overlay-North Belle Meade Overlay-Sending within Natural Resource Protection Area (A-RFMUO-NBMO-NRPA-Sending)
- **Surrounding land uses:** Agricultural; conservation; residential; roadway
- **All Criteria Score:** 186 out of 400; high restoration and management score
- **Other Division Interest:** Conservation Collier is coordinating with the Transportation Department regarding the Wilson Boulevard extension that may be aligned through this property or properties in the area





- SARRY TR, GABRIEL
- Conservation Collier Preserve
- Collier County
- Acquisition pending
- B-list parcel
- Picayune Strand State Forest
- Other Conservation Areas



Property Name: Wildflowerz Ranch

Target Protection Area: A-MHO-RLSA Open Lands - ACSC

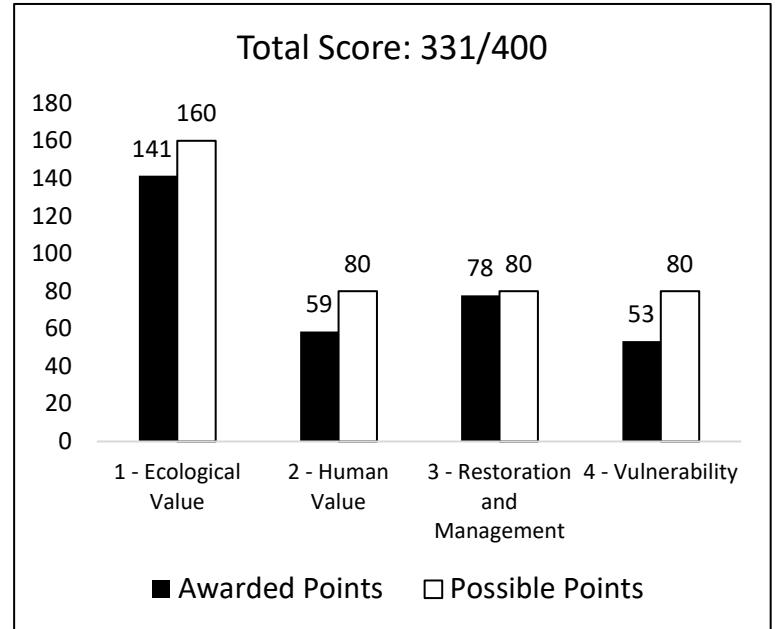
Total Estimated Market Value: \$5,522,400

Owner(s): Wildflowerz Ranch, LLC

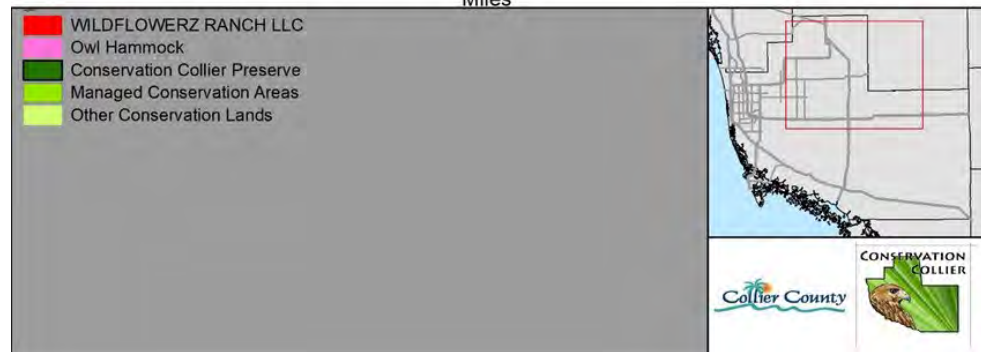
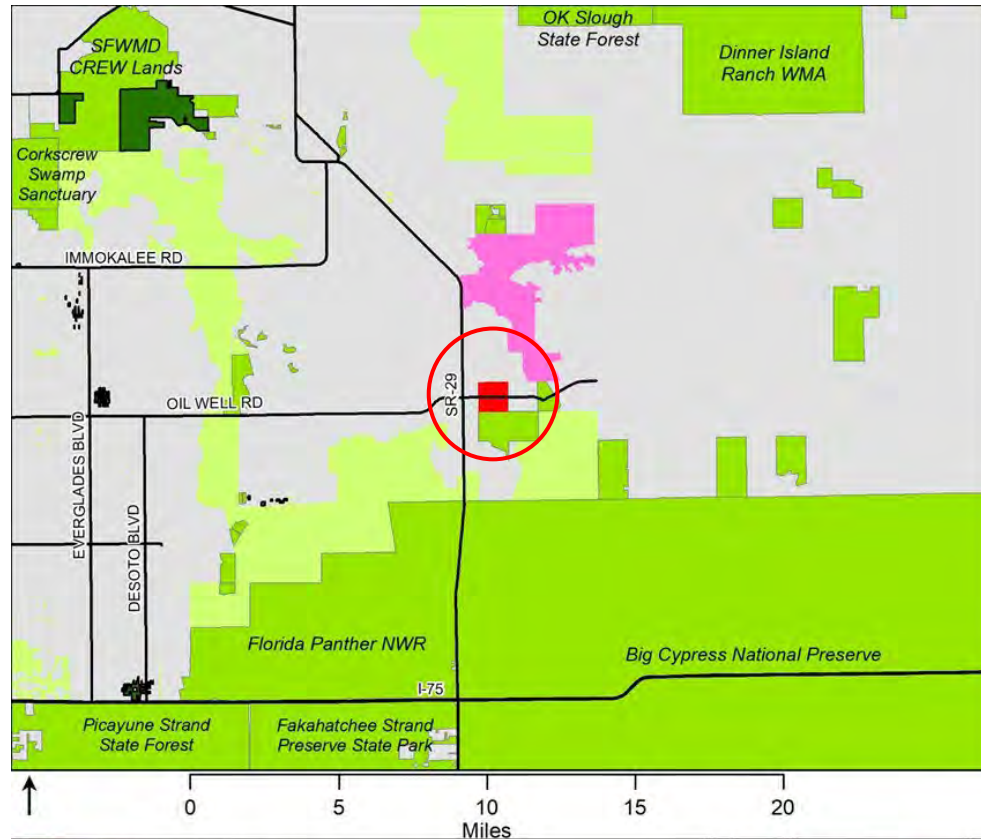
Acreage: 639.17 acres

Highlights:

- **Location:** North and South side of Oil Well Rd. - ½ mile east of SR 29
- **Met 5 out of 6 Initial Screening Criteria:** Native plant communities; human social values; water resources; biological and ecological values; conservation land enhancement
- **Habitat:** Oak hammock, Freshwater marsh, Pine flatwoods, Scrubby flatwoods, and Mixed wetland hardwoods
- **Listed Plants:** Giant airplant (*Tillandsia utriculata*); Cardinal airplant (*Tillandsia fasciculata*)
- **Listed Wildlife:** Florida Panther, Wood Stork, Little Blue Heron, Tri-colored Heron, Audubon’s Crested Caracara, Roseate Spoonbill, Gopher Tortoise, Big Cypress Fox Squirrel
- **Water Resource Values:** adds to aquifer recharge; holds water during rainy season; hydric soils; provides wetland species habitat
- **Connectivity:** Adjacent to private conservation to the south; part of north-south wildlife corridor from OK Slough State Forest to Big Cypress National Preserve
- **Access:** accessible from Oil Well Rd. and could be accessed by visitors year-round
- **Management Issues / Estimated Costs:** Initial Exotic Removal estimated at \$162,400 and ongoing annual estimated at \$81,200; Signage \$5,000 initially and \$200 annually; Firebreak and trail creation estimated at \$20,000 initially and \$10,000 annually
- **Partnership Opportunities:** None anticipated
- **Zoning/Overlays:** A-MHO-RLSA Open Land in Area of Critical State Concern
- **Surrounding land uses:** Conservation Easement, improved pasture, row crops
- **All Criteria Score:** 331 out of 400; high Ecological value, Human Value, Restoration and management, and Vulnerability scores
- **Other Division Interest:** None known



- **Acquisition Considerations:** fallow agricultural fields on south side of property serve as important foraging habitat for many panther prey species and many local and migratory bird species. These fields are flooded during wet season, allowing for floodwater storage and aquifer recharge. Phase 1 Environmental Assessment recommended prior to acquisition.



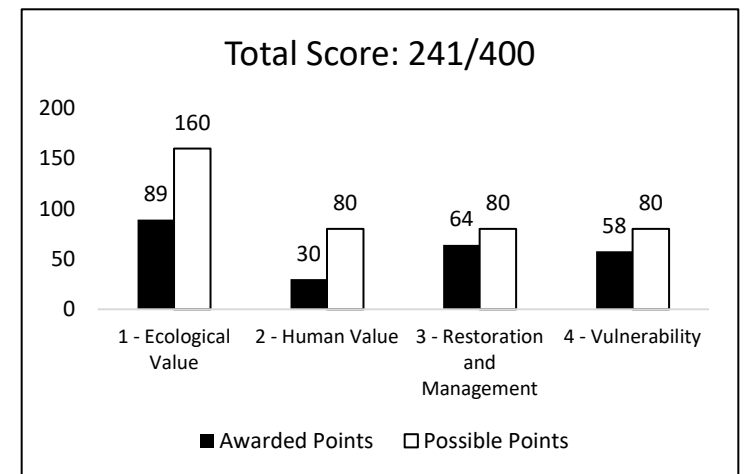
Property Name: Lynch
Target Protection Area: North Golden Gate Estates
Total Estimated Market Value: TBD

Owner(s): Andre Lynch
Acreage: 1.14 acres

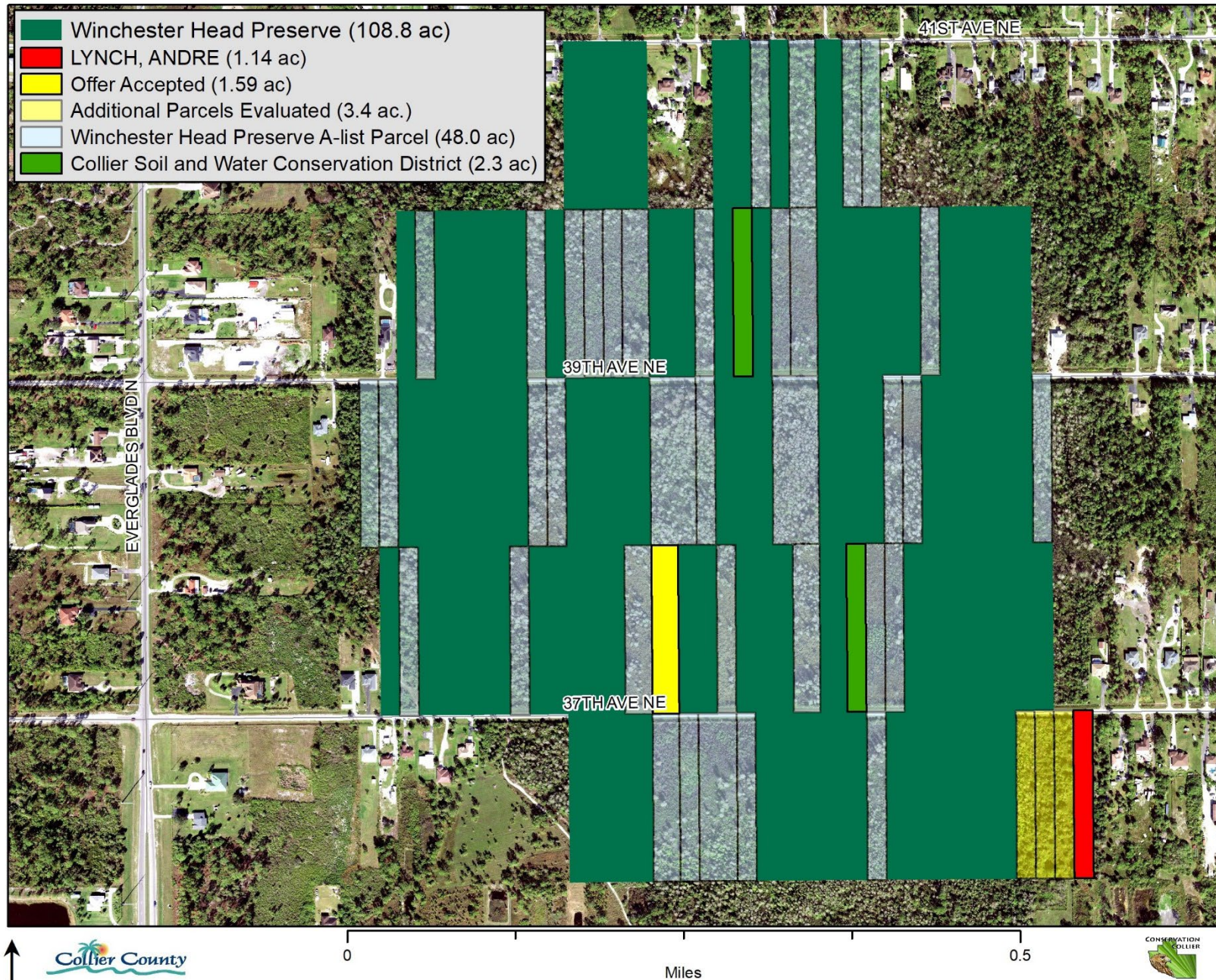
Lynch and the 3 parcels west of Lynch are all within the topographical feature known as Winchester Head, but were not included within the original Winchester Head Preserve Multi-parcel Project boundary. All 4 parcels were evaluated together with the parcels within the Winchester Head Preserve Multi-parcel Project as one unit.

Highlights:

- **Location:** South off 37th Ave. NE, east of Everglades Blvd. N.
- **Habitat:** Primarily freshwater marsh and cypress; cypress/pine/cabbage palm on Lynch
- **Listed Plants:** **None observed on Lynch;** Common wild pine (*Tillandsia fasciculata*) and fern (*Osmunda regalis*) on other parcels
- **Listed Wildlife:** FWC telemetry shows use by panthers and observed on wildlife cameras on existing preserve. Habitat for wood stork.
- **Water Resource Values:** hydric soils exist; wetland indicators noted and numerous wetland dependent plants species noted; very minimal mapped aquifer recharge. Lynch is transition zone between deep wetlands and upland
- **Connectivity:** Lynch is not immediately contiguous to Winchester Head Preserve, but parcels between it and the preserve are undeveloped. Winchester Head serves as an important water storage area for this part of NGGE
- **Access:** 37th Ave. NE are accessible via Everglades Blvd.
- **Management Issues / Estimated Costs:** Initial Exotic Removal estimated at \$300/acre and ongoing annual estimated at \$150/acre. These parcels would be managed along with the existing preserve parcels
- **Partnership Opportunities:** None
- **Zoning/Overlays:** Single-family Estates zoning. No Overlays
- **Surrounding land uses:** Undeveloped Estates residential on all sides
- **Other Division Interest:** Stormwater Management may be interested in partnering on flood management projects within Winchester Head to relieve flooding in surrounding areas.



Lynch - Winchester Head Preserve



Currently on Board Approved A-list

Property Name: Dr. Robert H. Gore III Preserve Multi-Parcel Project

Owner(s): 149 parcels - See Map

Target Protection Area: North Golden Gate Estates

Acreage: 377.2 acres remaining to be acquired

Total Estimated Market Value: TBD

Staff estimates that 10 parcels (20.5 acres) within the Dr. Robert H. Gore III Preserve Multi-Parcel Project Area will be acquired during Cycle 12B. For budgeting purposes the estimated cost of 10 parcels has been allocated to the Active Acquisition List A-List Total - Cycle 12B, while the estimated cost of the remaining 139 project parcels (356.7 acres) is provided within the Active Acquisition List Multi-Parcel Projects total.

Highlights:

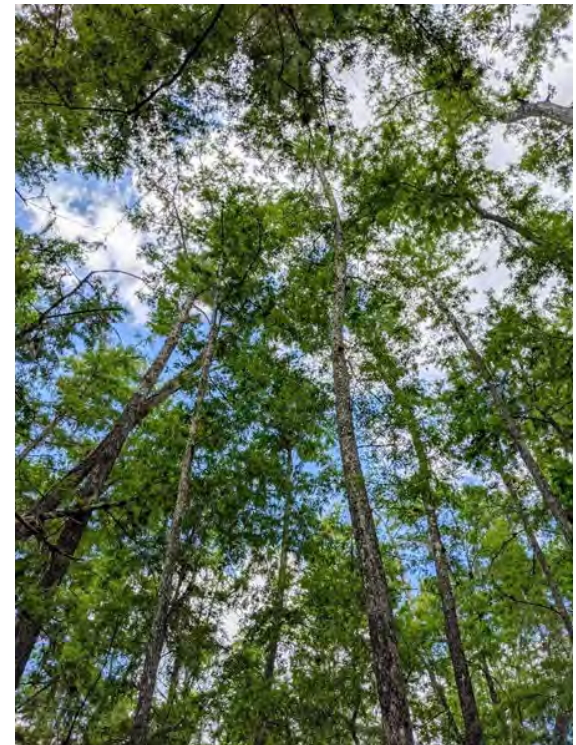
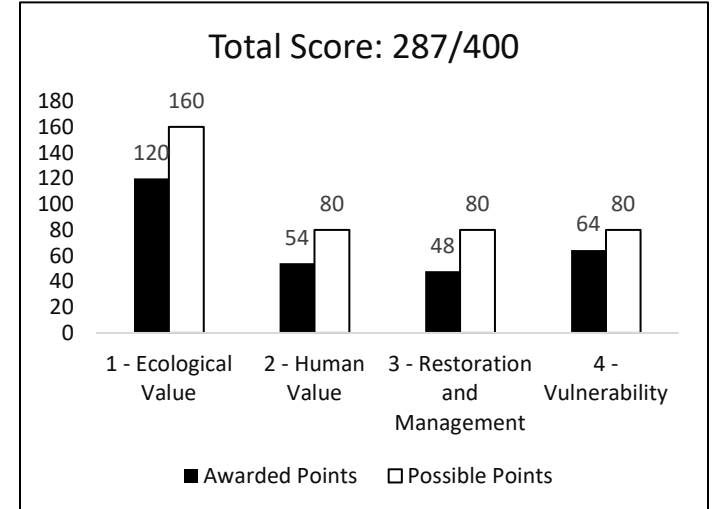
- **Location:** Between 36th Ave SE and I-75, east and west of Desoto Blvd.
- **Met 5 out of 6 Initial Screening Criteria:** Native habitat; human social values; water resource values-; biodiversity; conservation land enhancement; not within another Agency project boundary.
- **Habitat:** Cypress, Cypress- Mixed Hardwoods, Mixed Wetland Hardwoods, Mixed Scrub-Shrub Wetland, Pine Flatwood
- **Listed Plants:** Twisted airplant (*Tillandsia flexuos*); common wild pine (*Tillandsia fasciculata*); reflexed wild pine (*Tillandsia balbisiana*); giant wild pine (*Tillandsia utriculata*)
- **Listed Wildlife:** FWC telemetry shows use by panthers and observed on wildlife cameras on existing preserve. Habitat for Florida bonneted bats and Snail Kites.
- **Water Resource Values:** hydric soils exist; wetland indicators noted and numerous wetland dependent plants species noted; very minimal mapped aquifer recharge
- **Connectivity:** The parcels are not immediately contiguous with the existing Conservation Collier Dr. Robert H. Gore III Preserve but are within the Gore Target Protection Mailing Area. The Preserve is within a historic wetland that connects with the Florida Panther National Wildlife Refuge (FPNWR) to the east, however it is separated by Desoto and the Test Track. Picayune Strand State Forest (PSSF) is located across I-75 to the south and Fakahatchee Strand State Preserve



to the SE across I-75. Ledges under Miller and FakaUnion canals connect to PSSF. Everglades Blvd. and developable lots separate connectivity to the North Belle Meade sending lands.

- **Access:** 40th Ave. is paved (main access road for existing preserve trailhead and planned parking lot). 38th and 42nd Avenues SE are unpaved. 42nd is FDOT ROW – County does not maintain.
- **Management Issues / Estimated Costs:** Initial Exotic Removal estimated at \$500/acre and ongoing annual estimated at \$250/acre. These parcels would be managed along with the existing preserve parcels
- **Partnership Opportunities:** The Cypress Cove Landkeepers (501c3) purchased the 10-acre homesite and plans to run environmental programs. Conservation Collier has an MOU with the Landkeepers. Staff is coordinating to connect trails where feasible and coordinate on environmental education.
- **Zoning/Overlays:** Single-family Estates zoning. No Overlays
- **Surrounding land uses:** Mostly undeveloped Estates residential; some lots developed with single-family homes; roadway
- **All Criteria Score:** 287 out of 400; high ecological value and human social value scores
- **Other Division Interest:** Transportation may need ROW/pond sites in this area for a potential I-75 off ramp.
- **Acquisition Considerations:** No additional considerations noted

History: The original 65 parcels (168.9 acres) that created Dr. Robert H. Gore III Preserve were acquired in 2018. Sixty-seven parcels (157.1 acres) adjacent to the original Dr. Robert H. Gore III Preserve were approved for the A-list by the Board of County Commissioners on December 13, 2022. The entire Dr. Robert H. Gore Preserve project boundary, totaling 597.6 acres, was approved for the A-list by the Board of County Commissioners on February 28, 2023. To date, the Program has acquired 36% of the project area or 84 parcels for a total of 215.4 acres.



Conservation Collier Property Summary
Dr. Robert H. Gore III Preserve Multi-Parcel Project
Dr. Robert H. Gore III Multi-Parcel Project February 2024



Currently on Board Approved A-list

Property Name: Panther Walk Preserve Multi-Parcel Project

Target Protection Area: North Golden Gate Estates

Total Estimated Market Value: \$11,890,000

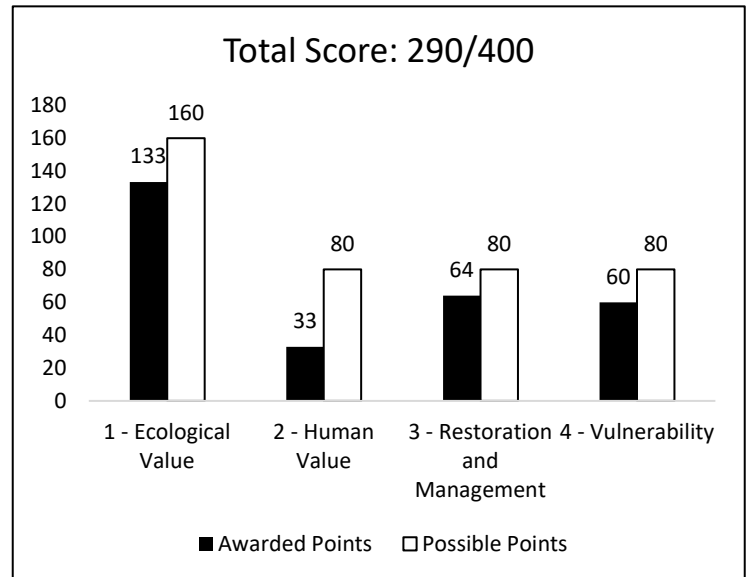
Owner(s): 193 parcels - See Map

Acreage: 375.1 acres

Staff estimates that 15 parcels (31.60 acres) within the Panther Walk Preserve Multi-Parcel Project Area will be acquired during Cycle 12B. For budgeting purposes the estimated cost of 15 parcels has been allocated to the Active Acquisition List A-List Total - Cycle 12B, while the estimated cost of the remaining 178 project parcels (343.5acres) is provided within the Active Acquisition List Multi-Parcel Projects total.

Highlights:

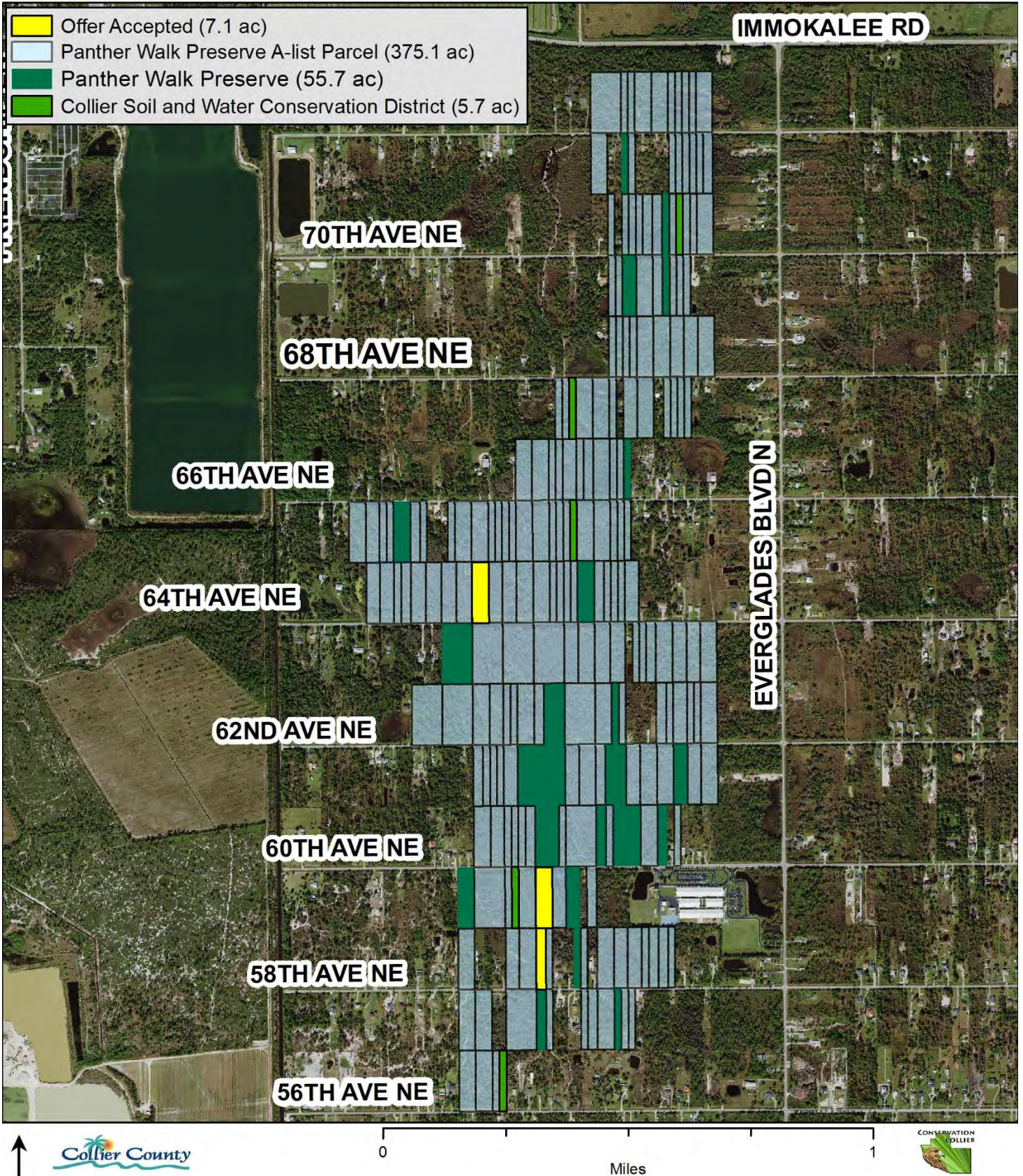
- **Location:** Located east of Everglades Blvd between 56th Ave. NE and Immokalee Rd.
- **Met 5 out of 6 Initial Screening Criteria:** Native plant communities; human values; water resource values; biological and ecological value; enhancement of current conservation lands
- **Habitat:** Cypress strand forest, mixed wetland hardwood forest, oak/pine hammock, freshwater marshes, wet prairie, pine flatwoods.
- **Listed Plants:** Hand fern (*Cheiroglossa palmata*), cardinal air plant (*Tillandsia fasciculata*), fuzzy-wuzzy air plant (*Tillandsia pruinosa*), giant air plant (*Tillandsia utriculata*), northern needleleaf (*Tillandsia balbisiana*)
- **Listed Wildlife:** Little blue heron and Florida sandhill crane observed. FWC telemetry shows use by Florida panthers. Habitat for Florida bonneted bats, big cypress fox squirrel, crested caracara, wood stork, and snail kites.
- **Water Resource Values:** Parcels protect the marshes and cypress forests of the northern reaches of the Horsepen Strand. Provide flood water attenuation, aquifer recharge, and water filtration.
- **Connectivity:** Once more parcels are acquired, a contiguous pathway following the Horsepen Strand will connect the NGGE to conservation lands to the north.
- **Access:** All parcels accessible via paved roads
- **Management Issues / Estimated Costs:** Initial invasive plant treatment - \$350/acre. Ongoing annual maintenance estimated at \$150/acre.



- **Partnership Opportunities:** Potential Memorandum of Understanding with Florida Wildlife Corridor Foundation for \$1.5 million towards acquisition of parcels north of 60th Ave. NE
- **Zoning/Overlays:** No Overlays, no TDRs; Single family Estates zoning
- **Surrounding land uses:** Undeveloped lots and low-density single-family homes
- **All Criteria Score:** 290/400 – high ecological and management scores
- **Other Division Interest:** Everglades Blvd. widening will require ROW/pond sites; Utility upgrades will occur on west side of Everglades Blvd. from 41st Ave NE north to Immokalee Rd.
- **Acquisition Considerations:** Staff recommend purchasing all parcels to ensure maximum flexibility in creating a contiguous wildlife corridor in the future

History: The original 3 parcels (4.6 acres) that created Panther Walk Preserve were acquired in 2007 and 2008. During Acquisition Cycle 10, twenty parcels (38.45 acres) adjacent to the original Panther Walk Preserve were approved for the A-list by the Board of County Commissioners (Board) on January 25, 2022. Subsequently, during Acquisition Cycle 11A, eighteen parcels (39.8 acres) were approved for the A-list by the Board on December 13, 2022. The entire Panther Walk Preserve project boundary, totaling 437.9 acres, was approved for the A-list as a **new multi-parcel project** by the Board on February 28, 2023. To date, the Program has acquired 13% of the project area, or 31 parcels, for a total of 55.7 acres.

Panther Walk Preserve Multi-Parcel Project February 2024



Currently on Board Approved A-list

Property Name: Red Maple Swamp Preserve Multi-Parcel Project

Target Protection Area: North Golden Gate Estates

Total Estimated Market Value: TBD

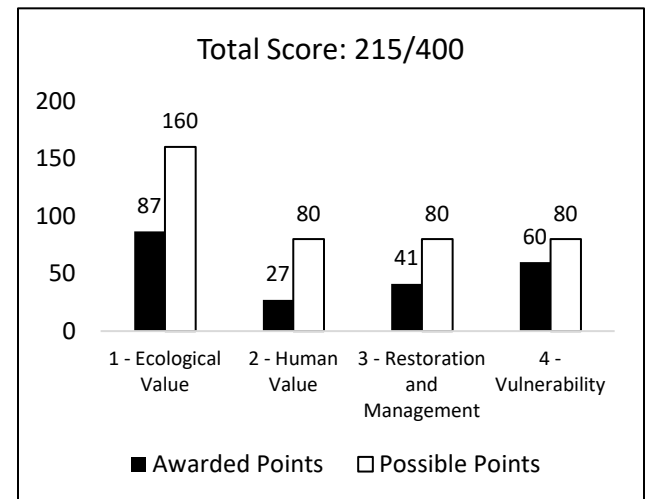
Owner(s): 22 parcels - See Map

Acreage: 60.7 acres remaining to be acquired

Staff estimates that 4 parcels (10 acres) within the Red Maple Swamp Preserve Multi-Parcel Project Area will be acquired during Cycle 12B. For budgeting purposes the estimated cost of 4 parcels has been allocated to the Active Acquisition List A-List Total - Cycle 12B, while the estimated cost of the remaining 18 project parcels (50.7 acres) is provided within the Active Acquisition List Multi-Parcel Projects total.

Highlights:

- **Location:** South of Shady Hollow Blvd. W and west of 9th St. NW
- **Habitat:** Primarily red maple swamp with some cypress
- **Listed Plants:** Wild coco (*Elophia alta*) FDA threatened and royal fern (*Osmunda regalis*)
- **Listed Wildlife:** FWC telemetry shows use by panthers and observed on wildlife cameras on existing preserve. Habitat for wood stork.
- **Water Resource Values:** hydric soils exist; wetland indicators noted and numerous wetland dependent plants species noted; very minimal mapped aquifer recharge.
- **Connectivity:** The parcels are immediately contiguous with Corkscrew Regional Ecosystem Watershed lands managed by South Florida Water Management District (SFWMD)
- **Access:** Shady Hollow Blvd. and 41st Ave NW are accessible via Immokalee Rd.
- **Management Issues / Estimated Costs:** Initial Exotic Removal estimated at \$480/acre and ongoing annual estimated at \$150/acre. These parcels would be managed along with the existing preserve parcels
- **Partnership Opportunities:** Staff coordinates management activities with SFWMD
- **Zoning/Overlays:** Single-family Estates zoning. No Overlays
- **Surrounding land uses:** Conservation to the north and west; undeveloped Estates residential to the east; Twin Eagles development to the south
- **Other Division Interest:** None
- **History:** Parcels within the Red Maple Swamp Preserve boundary totaling 305.8 acres have been targeted and pursued by Conservation Collier since the target area was approved for the A-list by the Board of County Commissioners on January 25, 2005. Since then, the Program has acquired 80% of the project area or 86 parcels for a total of 245.1 acres.



Red Maple Swamp Preserve Multi-Parcel Project February 2024



- Red Maple Swamp Preserve (245.1 ac)
- Red Maple Swamp Preserve A-list Parcel (60.7 ac)
- Other Conservation Areas



0 0.5 Miles



Currently on Board Approved A-list

Property Name: Winchester Head Preserve Multi-Parcel Project

Target Protection Area: North Golden Gate Estates

Total Estimated Market Value: TBD

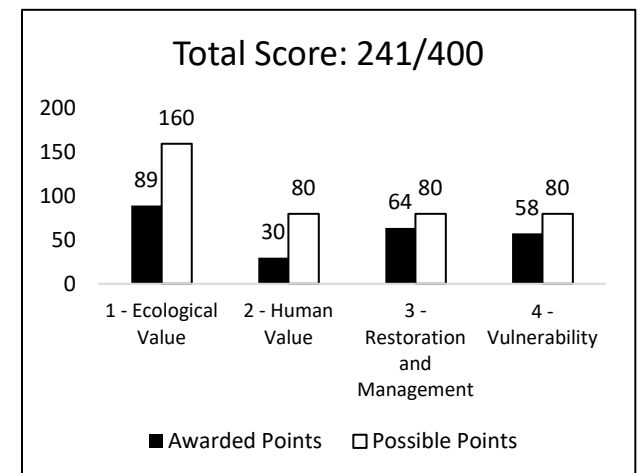
Owner(s): 36 parcels - See Map

Acreeage: 48.0 acres remaining to be acquired

Staff estimates that 4 parcels (10 acres) within the Winchester Head Preserve Multi-Parcel Project Area will be acquired during Cycle 12B. For budgeting purposes the estimated cost of 4 parcels has been allocated to the Active Acquisition List A-List Total - Cycle 12B, while the estimated cost of the remaining 32 project parcels (38.0 acres) is provided within the Active Acquisition List Multi-Parcel Projects total.

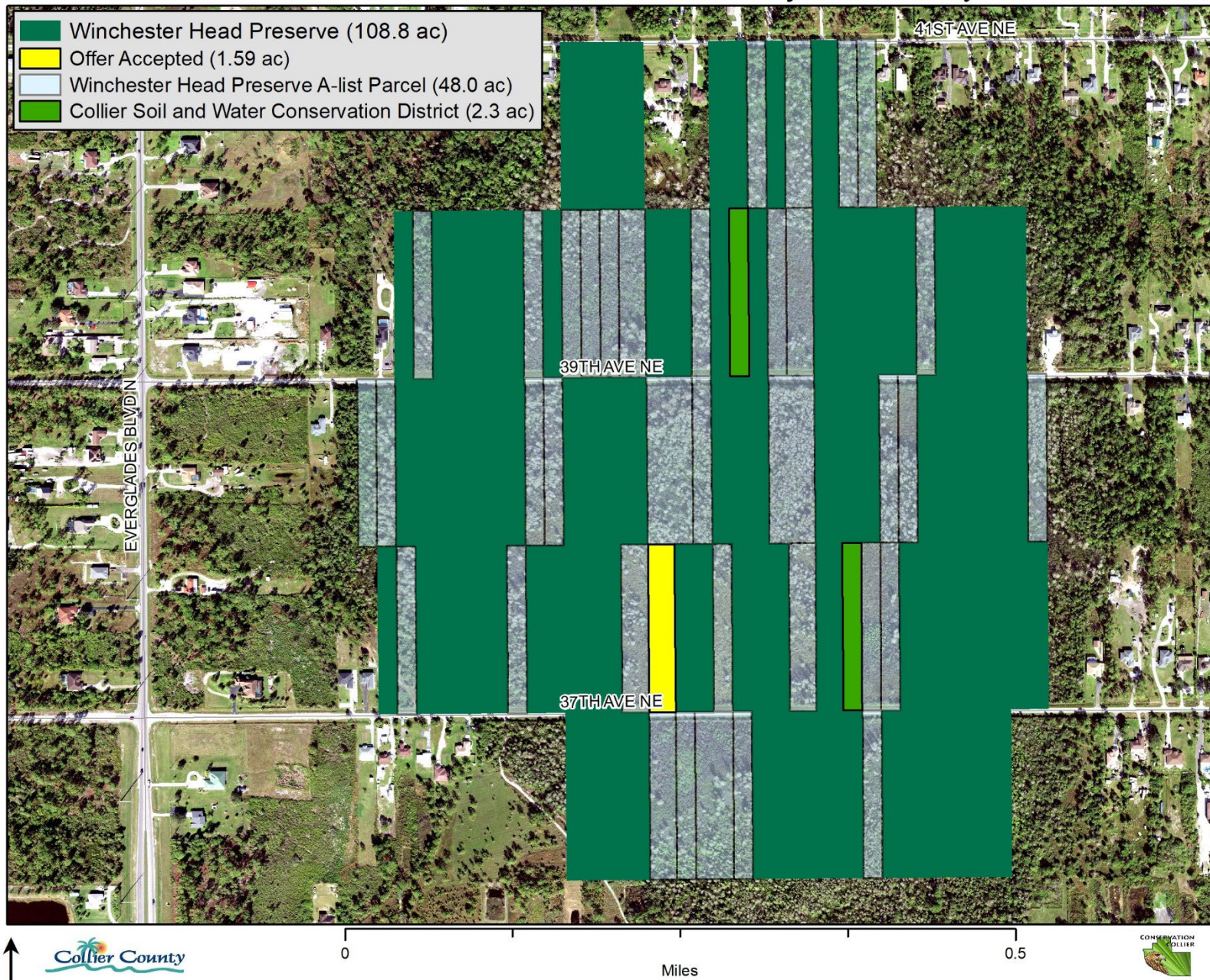
Highlights:

- **Location:** Between 35th Ave. NE and 41st Ave. NE, east of Everglades Blvd. N.
- **Habitat:** Primarily freshwater marsh and cypress
- **Listed Plants:** Common wild pine (*Tillandsia fasciculata*) fern (*Osmunda regalis*)
- **Listed Wildlife:** FWC telemetry shows use by panthers and observed on wildlife cameras on existing preserve. Habitat for wood stork.
- **Water Resource Values:** hydric soils exist; wetland indicators noted and numerous wetland dependent plants species noted; very minimal mapped aquifer recharge.
- **Connectivity:** The parcels are immediately contiguous to Winchester Head Preserve and serve as an important water storage area for this part of NGGE
- **Access:** 37th Ave. NE, 39th Ave. NE, and 41st Ave. NE are accessible via Everglades Blvd.
- **Management Issues / Estimated Costs:** Initial Exotic Removal estimated at \$300/acre and ongoing annual estimated at \$150/acre. These parcels would be managed along with the existing preserve parcels
- **Partnership Opportunities:** None
- **Zoning/Overlays:** Single-family Estates zoning. No Overlays
- **Surrounding land uses:** Undeveloped and developed Estates residential on all sides
- **Other Division Interest:** Stormwater Management may be interested in partnering on flood management projects within Winchester Head to relieve flooding in surrounding areas.



History: Parcels within the Winchester Head Preserve boundary totaling 158.4 acres have been targeted and pursued by Conservation Collier since the target area was approved for the A-list by the Board of County Commissioners on January 25, 2005. Since then, the Program has acquired 69% of the project area or 77 parcels for a total of 108.8 acres.

Winchester Head Preserve Multi-Parcel Project February 2024



This is a Cycle 12B Board “B” ranked property

Property Name: Dombrowski

Owner: Barbara Dombrowski

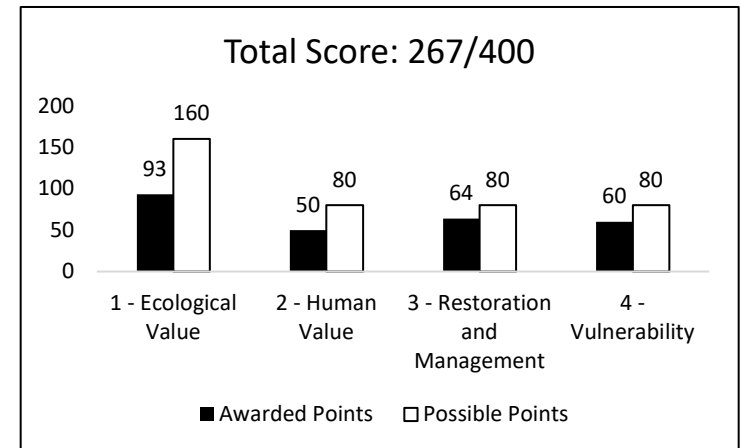
Target Protection Area: North Golden Gate Estates

Acreage: 1.14 acres

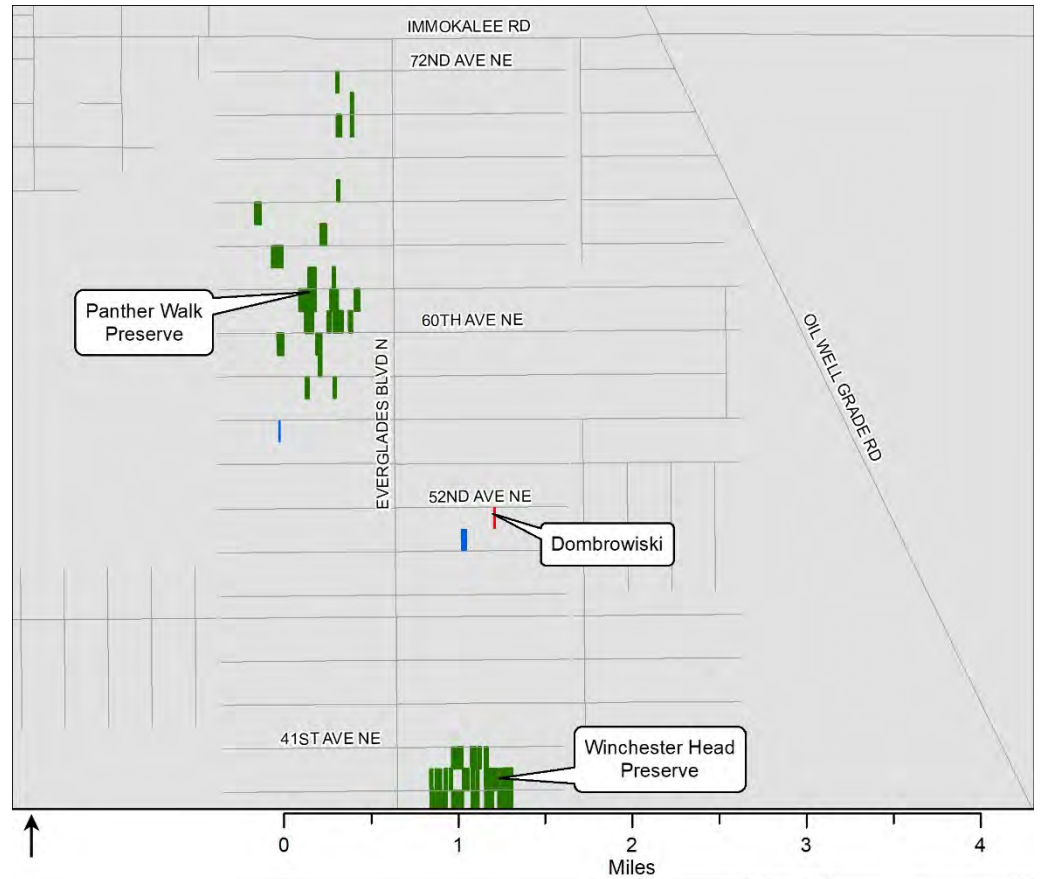
Estimated Market Value: TBD

Highlights:

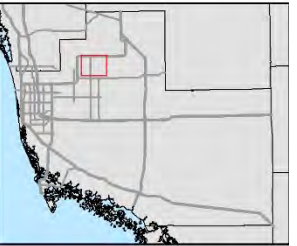
- **Location:** Off of 52nd Ave NE, east of Everglades Blvd and west of the Faka-Union Canal
- **Met 3 the 6 Initial Screening Criteria:** Native plant communities; human social values; biological values; connectivity; not within another Agency project boundary.
- **Habitat:** Depressional wetland with habitats on other parcels in the area primarily Scrubby flatwood and palmetto prairie/scrub
- **Listed Plants:** Cardinal airplant (*Tillandsia fasciculata*)
- **Listed Wildlife:** Big Cypress fox squirrel (*Sciurus niger avicennia*) observed on parcel; Florida panther (*Puma concolor coryi*) frequently detected in area.
- **Water Resource Values:** This parcel adds minimally to aquifer recharge but is composed almost entirely of wetlands
- **Connectivity:** This parcel does not connect to other conservation lands
- **Other Division Interest:** None
- **Access:** Accessible via 52nd Ave. NE
- **Management Issues / Estimated Costs:** Initial invasive plant treatment - \$350/acre. Ongoing annual maintenance estimated at \$150/acre
- **Partnership Opportunities:** None
- **Zoning/Overlays:** Estates – allows for 1 unit per 2.25 acres
- **Surrounding land uses:** undeveloped parcels, roadway, low density single-family homes.
- **All Criteria Score:** 267 out of 400 (score for entire TPMA not just parcel); high ecological value, management, and vulnerability
- **Acquisition Considerations:** small, 1.14-acre stand-alone parcel. Would be more desirable in the future if more parcels within this Target Mailing Area apply.



Conservation Collier Property Summary Dombrowski parcel – North Golden Gate Estates Scrub TPMA



- DOMBROWISKI, BARBARA J
- Conservation Collier Preserve
- Application Received



Cycle 12A Board “B” ranked property

Property Name: Hoffman

Target Protection Area: RFMUD - Receiving

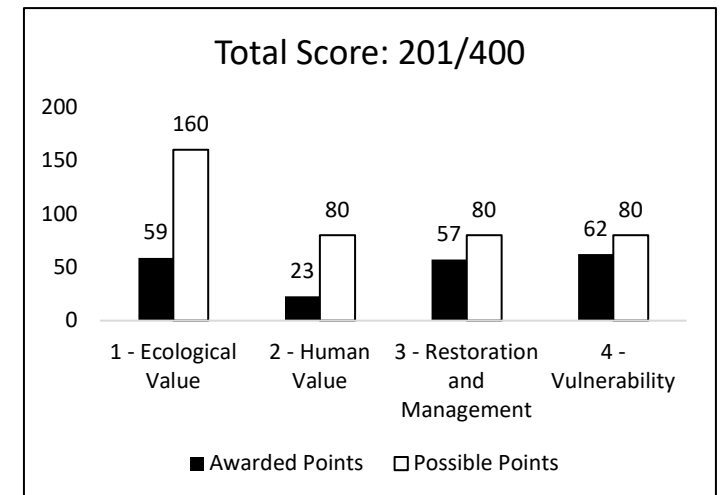
Total Estimated Market Value: TBD

Owner(s): Roy Hoffman

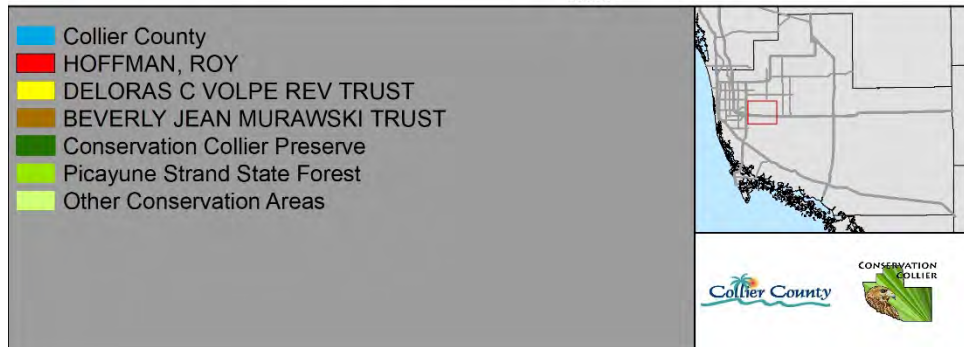
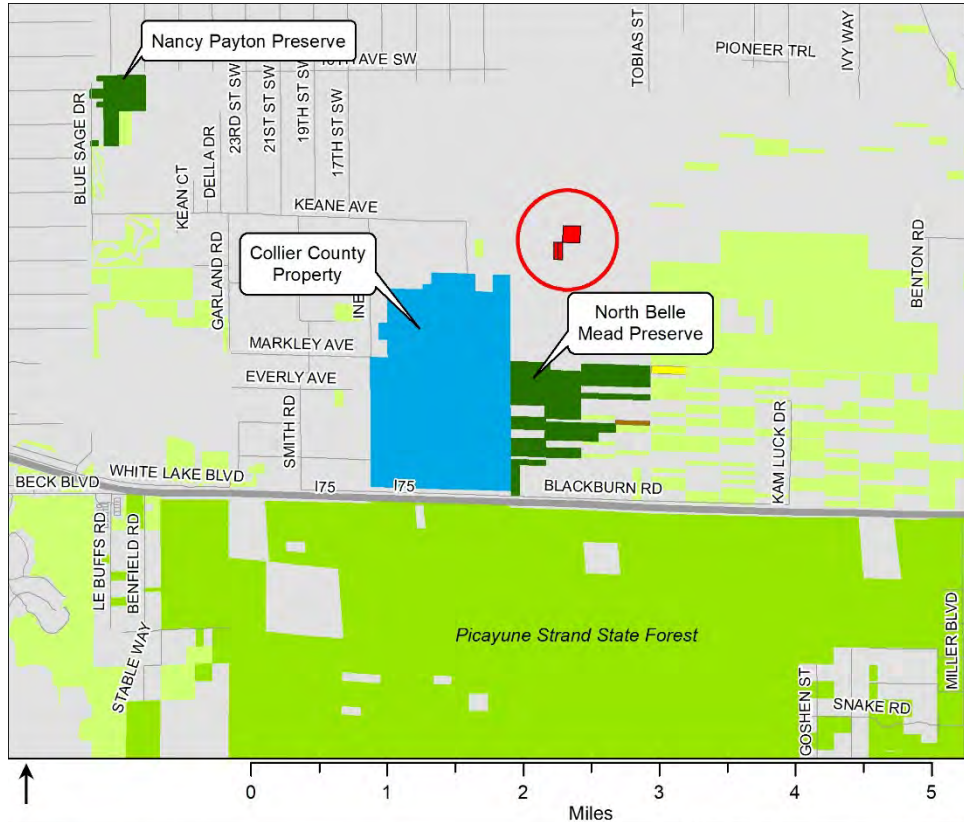
Acreage: 15.0 acres

Highlights:

- **Location:** Approx. 1.4 miles east of the end of Keane Ave. and 1.8 miles north of North Belle Meade Preserve
- **Met 2 out of 6 Initial Screening Criteria:** Native plant communities; biological and ecological value
- **Habitat:** Cabbage palm; Improved pasture
- **Listed Plants:** None observed
- **Listed Wildlife:** Open understory desirable to Florida panther prey species; with surrounding undeveloped land desirable to variety of species including sandhill crane and crested caracara; historic red cockaded woodpecker nesting/foraging habitat; Panther telemetry indicates significant utilization.
- **Water Resource Values:** within 20-year wellfield protection zone; adds minimally to aquifer recharge; composed of uplands
- **Connectivity:** No direct connection to conservation lands; undeveloped land between property and large block of CEs to the east, Picayune Strand via wildlife underpasses to the south, and to the remaining undeveloped portions of Golden Gate Estates to north and west
- **Access:** No public access; east of Keane Ave. through two locked gates
- **Management Issues / Estimated Costs:** Initial Exotic Removal estimated at \$3,800 and ongoing annual estimated at \$2,300; Cabbage Palm thinning and native re-planting estimated at \$15,000
- **Partnership Opportunities:** None
- **Zoning/Overlays:** Agricultural; Rural Fringe Mixed Use Overlay-North Belle Meade Overlay-Receiving
- **Surrounding land uses:** Undeveloped; Improved pasture
- **All Criteria Score:** 201 out of 400; high vulnerability score
- **Other Division Interest:** Conservation Collier is coordinating with the Transportation Department regarding the Wilson Boulevard extension that may be aligned through property



- **Acquisition Considerations:** No additional considerations noted



View of Hoffman parcels looking east

