

MINUTES OF THE MEETING OF THE CONSERVATION
COLLIER LAND ACQUISITION ADVISORY COMMITTEE

Naples, Florida, February 12, 2007

LET IT BE REMEMBERED, that the Conservation Collier Land
Acquisition Advisory Committee in and for the County of Collier, having
conducted business herein, met on this date at 9:00 a.m. in REGULAR
SESSION at Administrative Building F, 3rd Floor Collier County
Government Center, Naples, Florida, with the following members present:

Chairman: Bill Poteet
Michael Delate
Marco Espinar
Wayne Jenkins
Kevin Kacer (absent)
Will Kriz
Tony Pires
Stan Weiner
Mimi Wolok

ALSO PRESENT: Alexandra Sulecki, Conservation Collier Coordinator
Cindy Erb, Sr. Property Acquisition Specialist
Christal Segura, Conservation Collier Land Manager
Jennifer Belpedio, Assistant County Attorney

I. Roll Call

The meeting was called to order by Chairman Bill Poteet at 9:00 a.m. Roll call was taken and a quorum established.

II. Welcome to appointed Committee members

Bill Poteet welcomed the reappointed Committee Members.

III. Election of Committee Chair and Vice Chair

Marco Espinar joined the meeting at 9:02 a.m.

Mr. Pires nominated Bill Poteet for Chairman. Second by Ms. Wolok. Mr. Espinar nominated Will Kriz for Chairman. Second by Mr. Delate.

Wayne Jenkins joined the meeting at 9:03 a.m.

Mr. Pires moved to close nominations. Second by Mr. Weiner. A vote was taken with 6 Committee Members for Bill Poteet and 1 for Will Kriz.

Ms. Wolok nominated Michael Delate for Vice Chairman. Second by Mr. Espinar. Mr. Delate nominated Will Kriz for Vice Chairman. Second by Mr. Pires. Mr. Espinar moved to close nominations. Second by Mr. Pires. Motion carries unanimously 8-0. A vote was taken with 3 Committee Members for Michael Delate and 5 for Will Kriz.

IV. Approval of Agenda

Ms. Sulecki noted that the agenda has been revised.

Mr. Jenkins moved to approve the revised agenda. Second by Mr. Kriz. Motion carries unanimously 8-0.

V. Approval of January 8, 2007 Minutes

Mr. Weiner moved to approve the minutes for January 8, 2007. Second by Mr. Delate.

Ms. Wolok noted that under line item "V. New Business, A. Speaker" Mike Izzarone had committed to do a few different things. She requested that it be included in the minutes. **Ms. Sulecki** replied that she believed that the commitment was to have someone on his staff evaluate Winchester Head and write a letter.

Ms. Sulecki noted that line item “IV. Old Business, C. Real Estate Services Update” shows no report. There was a report given it just fell under the previous line item.

Motion carries unanimously 8-0.

Mr. Camp was recognized; he is now the Director to whom Conservation Collier staff report.

VI. Old Business

A. Real Estate Services Update

Ms. Erb gave an update on the following properties:

Beardsley – The Board of County Commissioners directed to close at the previously agreed price or to terminate the contract. The contract was terminated.

Cycle 4 – All 12 property owners are still interested.

B. Contracts/Agreements

Ms. Sulecki met with Judge Starnes, South Florida Water Management, CREW staff, County Real Estate Services staff, and County Attorney staff to discuss the cattle lease. Judge Starnes offered a conservation easement on his property. It was brought out that this could be a less expensive way to go, but the easement would only be on Judge Starnes undivided half interest in the property. It could complicate the deal, the County would not be able to get mitigation credits, and it could preclude grants.

Open discussion ensued on the benefits and disadvantages of going with an easement on the Starnes property as opposed to outright purchase, including how to handle the cattle ranching.

Mr. Kriz moved to recommend that the acquisition be fee simple. **Second by Mr. Jenkins.** **Mr. Kriz amended his motion to include no reservation of grazing rights with an opportunity to continue cattle grazing on the basis of an annual lease that could be terminated at any time.** **Mr. Jenkins amended his second.**

Discussion ensued on cattle ranching rights.

Mr. Kris amended his motion to eliminate a year to year lease to be something negotiated between the County and Lessee after the

acquisition. Mr. Jenkins amended his second. Motion carries 6-2 with Ms. Wolok and Mr. Weiner opposed.

C. Staff Report – Status of AAL

Ms. Sulecki demonstrated the “BCC Approved Active Acquisition List” (see attachment).

D. The Nature Conservancy (TNC) assistance with multi-parcel projects

Ms. Sulecki reported that The Nature Conservancy is standing by to see what direction the Board of County Commissioners will take with Winchester Head.

Ms. Wolok suggested a sub-committee to discuss multi parcel projects.

Ms. Sulecki has requested a letter from the Nature Conservancy to be sent to the Board of County Commissioners about the Winchester head multi parcel project.

VII. New Business

A. Partnership Proposal – Collier Soil and Water Conservation District

Ms. Sulecki mentioned that a letter was received from the Collier Soil and Water Conservation District to the Board of County Commissioners (see attachment). She feels that Conservation Collier could partner with the Collier Soil and Water Conservation District. She suggested holding a workshop.

Open discussion ensued on the pros and cons of having a workshop. It was requested to have more information on the future plans of Collier Soil and Water Conservation District. Committee Members expressed displeasure with the letter.

Mr. Pires moved to have a workshop with Collier Soil and Water Conservation District. Second by Mr. Kriz.

Mr. Weiner noted that Mr. Ramsey resigned four days after he wrote the subject letter. Soil and Water does not get tax funds, so their ability to purchase lands is extremely limited.

Mr. Pires requested that both groups have their goals and intentions laid out for the workshop.

Motion carries 6-2 with Mr. Espinar and Mr. Delate opposed.

B. Review of submitted applications to determine whether they meet criteria and goals

- 1. Devisse – 5 acres in S24, T48, R25, North of Immokalee Rd, at northern terminus of Euclid Ave. surrounded by the De la Sol community.**

Ms. Sulecki reviewed the location and standing of the property (see attachment). She noted that the seller is willing to sell below market value.

Amanda Townsend, Public Services Division noted that on an adjacent property the County will be building a park.

Mr. Pires moved to continue looking at this parcel for acquisition. Second by Ms. Wolok. Motion carries unanimously 8-0.

- 2. Legaspi – 2.73 acres – NGGE Unite 47**

Ms. Sulecki reviewed the location and standing of the property (see attachment).

Ms. Wolok moved to not move forward with this property. Second by Mr. Pires.

Ms. Wolok gave the reasons for not moving forward with the property as is does not move the goals of the Committee forward, it is isolated and it would be part of a multi parcel project.

Motion carries unanimously 8-0.

- 3. Munson – 1.59 acres – NGGE Unite 37**

Ms. Sulecki reviewed the location and standing of the property (see attachment).

Mr. Jenkins mentioned that the parcel is isolated; he does not see an advantage to acquisition and therefore moved not to proceed. Second by Ms. Wolok. Motion carries unanimously 8-0.

- 4. O'Neill – 1.04 acres – south of I-75 at the SR 951/Davis Blvd. exit off Benfield Rd.**

Ms. Sulecki reviewed the location and standing of the property (see attachment).

Mr. Pires moved to move forward to further discuss this parcel for acquisition. Due to a lack of a second the motion was not considered.

Mr. Kriz moved for no further consideration. Second by Mr. Jenkins. Motion carries 7-1 with Mr. Pires opposed.

5. Gallagher – 3.44 acres – in the Gulf of Mexico at south end of Keewaydin Island

Ms. Sulecki reviewed the location and standing of the property (see attachment).

Ms. Wolok moved to not consider this property any further. Second by Mr. Pires. Motion carries unanimously 8-0.

6. Regalado – 2.81 acres in NGGE Unit 91 – near I-75 properties and Naithloriendun

Ms. Sulecki reviewed the location and standing of the property (see attachment).

Mr. Weiner moved not to consider the property any more. Second by Mr. Kriz.

Mr. Poteet brought out that the Transportation Department is still pushing to have an interchange within the area therefore properties will escalate in price and commercial will be pushed to grow in the area.

Motion carries 5-3 with Mr. Pires, Mr. Poteet and Ms. Wolok opposed.

7. Gore – 4 parcels totaling 17.78 acres in NGGE Unit 91A along I-75

Ms. Sulecki reviewed the location and standing of the property (see attachment).

Ms. Wolok moved to keep the property on the list to continue discussion. Second by Mr. Pires. Motion carries unanimously 8-0.

C. Trihn parcel application – late addition to McIlvane marsh Project

Ms. Sulecki demonstrated the location of the property as part of the McIlvane Marsh area.

Mr. Espinar moved to add the parcel to the existing list. Second by Ms. Wolok. Motion carries 7-1 with Mr. Delate opposed.

D. Gawn Fishin – Query as to Conservation Collier interest in partnering with Park and Recreation Dept.

Ms. Sulecki mentioned that the property has an estimated value of \$13,500,000.00; it is listed for \$18,000,000.00. Parks and Recreation have expressed interest.

The Committee requested more information on the situation of the property.

Ms. Wolok moved to consider further for discussion purposes. Second by Mr. Poteet. Motion carries 6-1 with Mr. Pires opposed and Mr. Delate abstaining.

E. Outstanding Advisory Committee Member Program

Bill Poteet was elected as an Outstanding Advisory Committee Member.

F. Program General Report

Ms. Sulecki reviewed Executive Summary “Recommendation to adopt a County ordinance governing the threshold amount of land or easement purchases requiring one or two real estate appraisals (Estimated fiscal impact: Not to Exceed \$300.00). She reported that their office is moving to 3301 Tamiami Trail E, Building W.; the new telephone number will be 430-5486. She also announced that Otter Mound Preserve will open March 7th. It will be noticed as a meeting so that Committee Members can attend.

Christal Segura mentioned that exotics were treated on the Nancy Payton Preserve. A controlled burn is being set up. Eight gopher tortoise burrows were located. Seven species of woodpecker have been seen on the site along with a bob cat. Wet Woods Preserve and Logan Woods Preserve should soon have the exotics removed.

G. Subcommittee appointments

The following is a list of the appointment:

Outreach

Mr. Pires

Mr. Poteet

Mr. Weiner

Lands Evaluation and Management

Mr. Jenkins

Mr. Espinar

Mr. Delate

Ordinance Policy and Procedures

Ms. Wolok

Mr. Kriz

Mr. Poteet

Ms. Wolok nominated Mr. Kacer to join the Ordinance Policy and Procedures Subcommittee.

VIII. Subcommittee meeting reports

A. Outreach – Tony Pires, Chair

There will be a meeting after this meeting.

B. Lands Evaluation and Management – Marco Espinar, Chair

The Final Draft of the Railhead Preserve was reviewed. The next meeting will be on March 1st at 9:00 a.m.

C. Ordinance Policy and Procedures – Will Kriz, Chair

A meeting time and date will be set.

IX. Chair Committee Member Comments

None

X. Public General Comments

None

XI. Staff Comments

None

There being no further business for the good of the County, the meeting was adjourned by the order of the Chair at 10:44 a.m.

February 12, 2007

CONSERVATION COLLIER LAND ACQUISITION
ADVISORY COMMITTEE

Chairman Bill Poteet

**These Minutes approved by the Board/Committee on _____,
as presented _____ or as amended _____.**