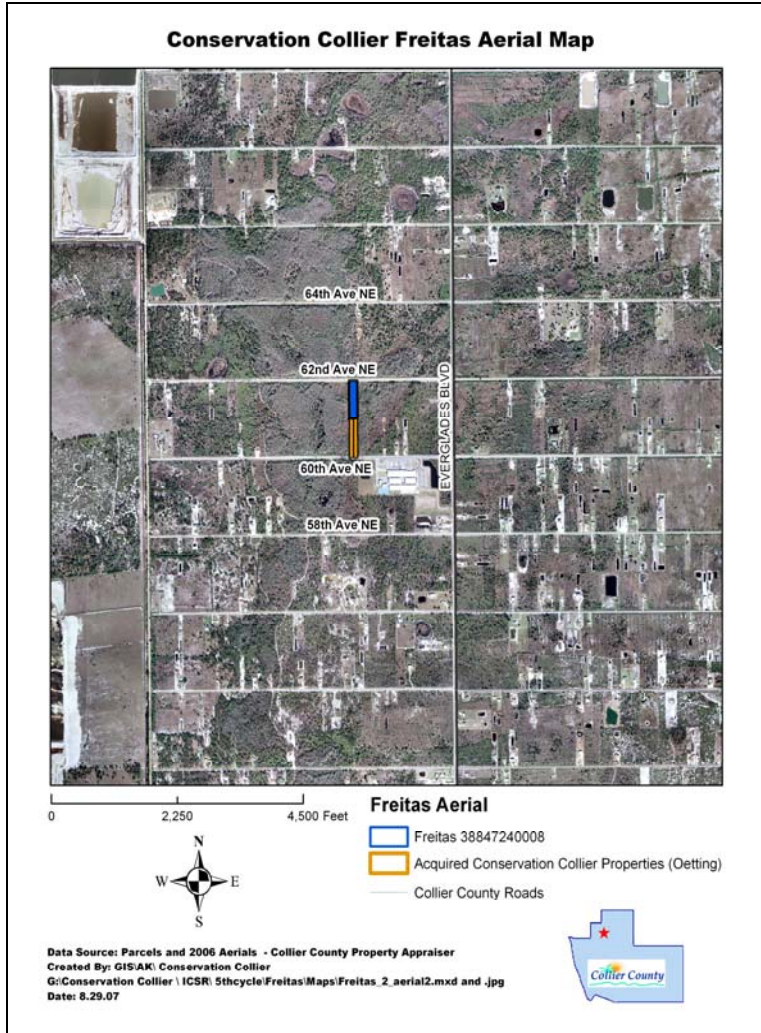


Conservation Collier Initial Criteria Screening Report



**Property Name: Virginia J. Freitas Trust
Folio Numbers: 38847240008**

Staff Report Date: October 8, 2007

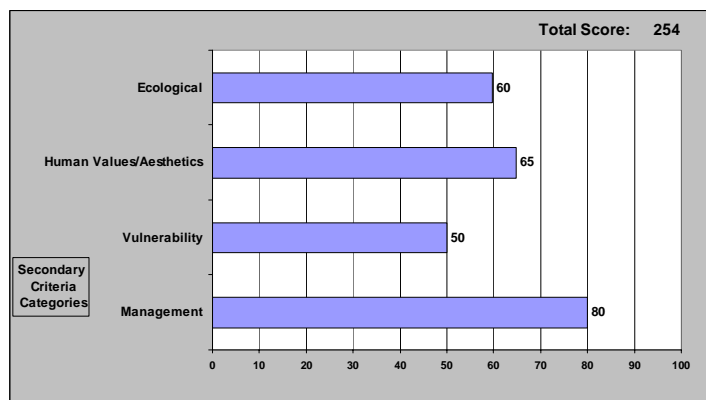


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I. Summary of Property Information

The purpose of this section is to provide information concerning the subject property describing its various physical characteristics and other general information.

Table 1. Summary of Property Information

Characteristic	Value	Comments
Name	Virginia J. Freitas Trust	Owner lives in Boynton Beach, FL
Folio Number	38847240008	n/a
Target Protection Area	NGGE	NGGE Unit 42 East 150 Ft Tract 85
Size	2.27 acres	Abuts Conservation Collier Oetting property to the south
STR	S31 T47 R28	n/a
Zoning Category/TDRs	Estates (E) – no TDRs	Single family residential
FEMA Flood Map Category	D	This is an area where flood hazards are undetermined; FEMA is reevaluating this designation with changes expected in 2010. It is a documented wetland that has standing water in the wet season.
Existing structures	none	n/a
Adjoining properties and their Uses	vacant and developed Estates residential	Access from 62th Ave NE, a public (paved/unpaved) road South-Conservation Land owned by Conservation Collier Directly adjoining properties undeveloped.
Development Plans Submitted	None	No permits or applications filed in County computer system
Known Property Irregularities	None known	n/a
Other County Dept Interest	No interests stated	Transportation, Utilities, Parks and Recreation, Pathways, Environmental Resources, Housing, Coastal Systems and Zoning

Figure 1. Location Map

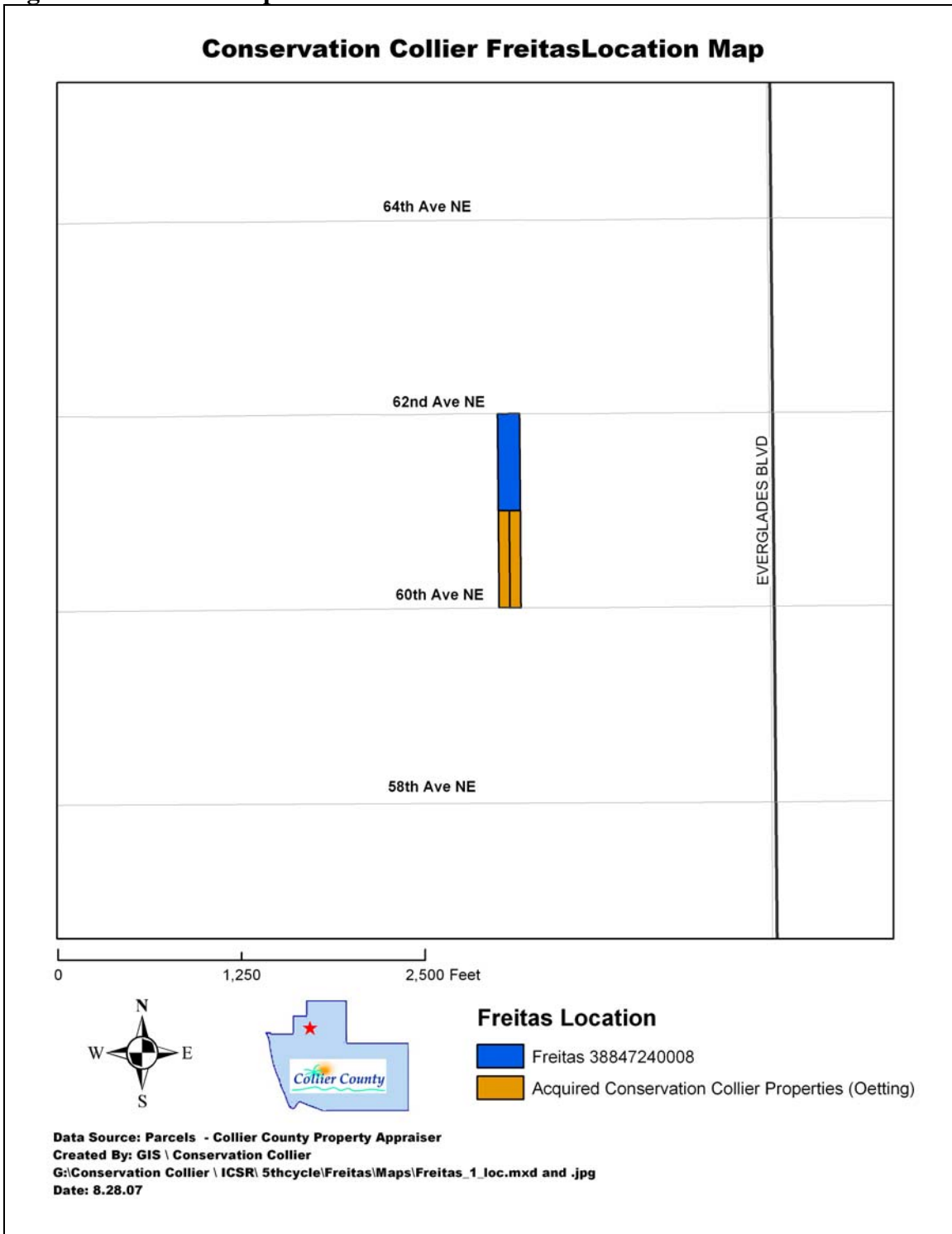


Figure 2. Aerial Map

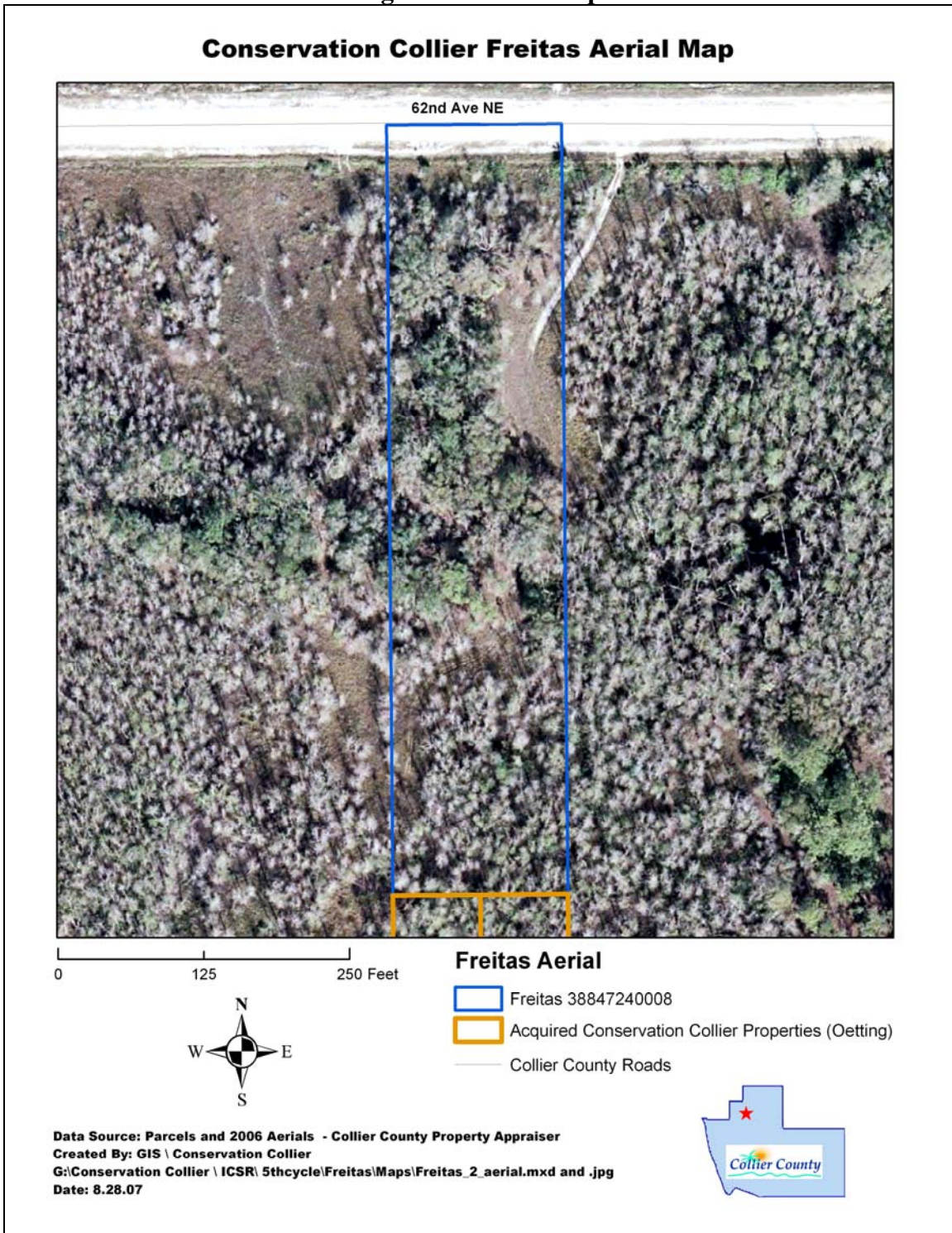
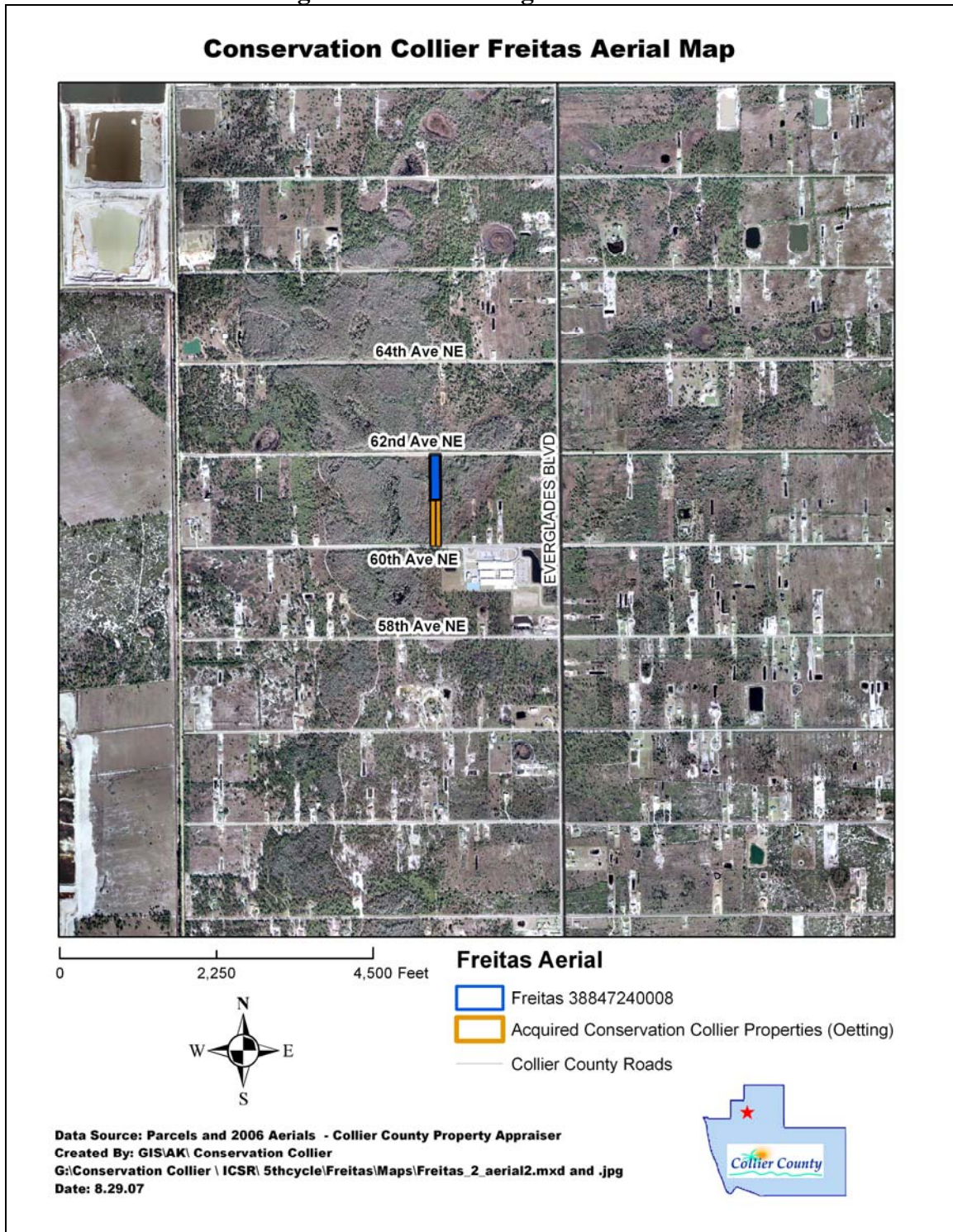


Figure 3. Surrounding Lands Aerial



Summary of Assessed Value and Property Costs Estimates

The interest being valued for this estimate is fee simple for the purchase of the site, and the value of this interest is subject to the normal limiting conditions and the quality of market data. A value of the parcel was **estimated** using three traditional approaches, cost, income capitalization and sales comparison. Each is based on the principal of substitution that an informed purchaser would pay no more for the rights in acquiring a particular real property than the cost of acquiring, without undue delay, an equally desirable one. Three properties from within 3 miles of this property were selected for comparison, each with similar site characteristics, utility availability, zoning classification and road access. No inspection was made of the property or comparables used in the report and the Real Estate Services Department staff relied upon information provided by program staff. Conclusions are limited only by the reported assumptions and conditions that no other known or unknown adverse conditions exist. Pursuant to the Conservation Collier Purchase Policy, one appraisal is required.

Assessed Value: * \$90,800

Estimated Market Value: **\$68,000

“ESTIMATED MARKET VALUE” IS SOLELY AN ESTIMATE OF VALUE PROVIDED BY COLLIER COUNTY REAL ESTATE SERVICES DEPARTMENT STAFF AND SHOULD NOT BE RELIED UPON BY ANY ENTITY.

* Property Appraiser’s Website

** Collier County Real Estate Services Department – Projected to January 1, 2008

II. Statement for satisfying Initial Screening Criteria, Including Biological and Hydrological Characteristics

Collier County Environmental Resources Department staff conducted a site visit on September 19, 2007.

MEETS INITIAL SCREENING CRITERIA Yes – 6 out of 6

1. Are any of the following unique and endangered plant communities found on the property? Order of preference as follows: Ord. 2002-63, Sec. 10 (1)(a) **Yes**

- | | |
|------------------------------|-------------------|
| i. Hardwood hammocks | No |
| ii. Xeric oak scrub | No |
| iii. Coastal strand | No |
| iv. Native beach | No |
| v. Xeric pine | No |
| vi. Riverine Oak | No |
| vii. High marsh (saline) | No |
| viii. Tidal freshwater marsh | No |
| ix. Other native habitats | Yes – 621-Cypress |

Vegetative Communities:

Staff used two methods to determine native plant communities present; review of South Florida Water Management District (SFWMD) electronic databases for Department of Transportation's Florida Land Use, Cover and Forms (FLUCCS) (1994/1995) and field verification of same.

FLUCCS:

The electronic database identified:

- FLUCCS – 621 - cypress

The following native plant communities were observed:

- FLUCCS -621 - cypress

Characterization of Plant Communities present:

Ground Cover: Groundcover vegetation includes, in order of abundance, native grasses, dog fennel (*Eupatorium capillifolium*); swamp fern (*Blechnum serrulatum*), musky mint (*Hyptis alata*), hempweed (*Mikania scandens*); false nettle (*Boehmeria cylindrica*). These plants indicate a moist area. The abundance of dog fennel indicates drought conditions. A number of vine species were present throughout the ground cover and midstory. These include morning glories (*Ipomea sp.*), greenbriar (*Smilax sp.*), and white twinvine (*Sarcostemma clausum*).

Midstory: The midstory is sparse, consisting of scattered wax myrtle (*Myrica cerifera*), saltbush (*Baccharis hamilifolia*), and myrsine (*Myrsine floridana*). Strangler fig (*Ficus aurea*) is minimally present in the midstory.

Canopy: The canopy is dominated by cypress (*Taxodium distichum*), but also includes scattered cabbage palm (*Sabal palmetto*), red maple (*Acer rubrum*), and laurel oak (*Quercus laurifolia*). These tree species typically indicate upland/wetland transitional areas and/or wetlands.

Statement for satisfaction of criteria: These data indicate that native plant communities do exist on the parcels.

-
2. **Does land offer significant human social values, such as equitable geographic distribution, appropriate access for nature-based recreation, and enhancement of the aesthetic setting of Collier County?** Ord. 2002-63, Sec. 10 (1)(b) **Yes**

Statement for satisfaction of criteria: This property is located within the Horsepen Strand Slough, an area within the North Golden Gate Estates where Conservation Collier has acquired another parcel, and which is geographically distributed from other Conservation Collier acquisition areas. The closest is Winchester Head, approximately 3 miles to the southeast. There is access from a paved public road (62nd Ave. NE). The observed environmental quality would serve to enhance the aesthetic setting of Collier County.

-
3. **Does the property offer opportunities for protection of water resource values, including aquifer recharge, water quality enhancement, protection of wetland dependant species habitat, and flood control?** Ord. 2002-63, Sec. 10 (1)(c) **Yes**

General Hydrologic Characteristics observed and description of adjacent upland /wetland buffers: General hydrologic indicators observed by staff include wetland dependent plant species, evidence of aquatic fauna (apple snail shells), water marks on cypress trees (indicating water level routinely reach anywhere from 6 inches to 24 inches in depth), cypress knees and buttressing on cypress trunks. Mapped potential for aquifer recharge indicates surficial recharge to be moderate and Lower Tamiami recharge to be low. The parcel routinely holds surface water and could be expected to assist in area flood control. Adjacent upland buffers are developed Estates lots.

Wetland dependent plant species (OBL/ FACW) observed:

OBL	FACW
cypress (<i>Taxodium distichum</i>)	buttonweed (<i>Diodia virginica</i>)
false nettle (<i>Boehmeria cylindrica</i>)	coreopsis (<i>Coreopsis sp</i>)
	laurel oak (<i>Quercus laurifolia</i>)
	musky mint (<i>Hyptis alata</i>)
	swamp fern (<i>Blechnum serrulatum</i>)
	red maple (<i>Acer rubrum</i>)

Wetland dependent wildlife species observed:

Apple snail shells were observed throughout. The apple snail (*Pomacea paludosa*) is a typical marsh snail species. Its primary predator is the snail kite (*Rostrhamus sociabilis*), a subspecies of which, the Everglades snail kite (*Rostrhamus sociabilis plumbeus*), is considered endangered on both state and federal lists.

Other Hydrologic indicators observed:

Watermarks on cypress trunks, cypress knees and buttressing were the primary hydrologic indicators observed. The presence of dog fennel and ceasarweed throughout was a hydrologic indicator of drought conditions.

Soils:

Soils data is based on the Soil Survey of Collier County Area, Florida (USDA/NRCS, 1990). Mapped soils are entirely hydric slough soils, consisting of Riviera, limestone substratum-Copeland fine sands, a poorly drained soil type with limestone bedrock at a depth of about 54 inches. Naturally occurring vegetation includes cypress, red maple, ferns and other wetland plants.

Lower Tamiami Recharge Capacity:

Capacity for recharge to the surficial aquifer on this parcel is mapped at 43 to 56 inches annually.

Surficial Aquifer Recharge Capacity:

Recharge capacity to the Lower Tamiami aquifer is mapped at 0 to 7 inches annually.

FEMA Flood map designation:

The property is within Flood Zone D, indicating an area where flood hazards are undetermined. Recently, information was provided to the Conservation Collier Committee that the Federal Emergency Management Agency (FEMA) would be providing updated flood maps for the Golden Gate Estates area by later this year. Another inquiry has brought different information, that new FEMA flood designations will not be finalized until 2009.

Statement for satisfaction of criteria:

Observed and researched data noted above indicates that acquisition of this parcel would offer opportunities for protection of water resource values.

4. *Does the property offer significant biological values, including biodiversity, listed species habitat, connectivity, restoration potential and ecological quality?*

Ord. 2002-63, Sec. 10 (1)(d) **Yes**

Listed Plant Species:

Listed plant species include those found on either the Endangered and Threatened Wildlife and Plants 50 CFR 17.11 and 17.12, December 1999 (FWS) or the Florida Department of Agriculture, August 1997 (FDA).

The following listed plant species were observed:

COMMON NAME	SCIENTIFIC NAME	STATUS	
		FDA	FWS
common wild pine	<i>Tillandsia fasciculata</i>	E	
reflexed wild pine	<i>Tillandsia balbisiana</i>	T	

E=Endangered, T=Threatened

Listed Wildlife Species:

Listed wildlife species include those found on either the Endangered and Threatened Wildlife and Plants 50 CFR 17.11 and 17.12, December 1999 (FWS) or the Florida Fish and Wildlife Conservation Commission (FWCC) (formerly the Florida Game and Freshwater Fish Commission), August 1997 (identified on official lists as GFC).

No listed wildlife was observed.

Bird Rookery observed? No

FWCC-derived species richness score: The mapped species richness score is 6 out of 10, indicating moderate potential for species richness.

Non-listed species observed: A red-shoulder hawk was heard calling.

Potential Listed Species:

The observed habitat and location would support the presence of the following listed species: Everglades snail kite (*Rostrhamus sociabilis plumbeus*), limpkin (*Aramus guarauna*), and woodstork (*Mycteria Americana*). Florida black bear (*Ursus americanus floridanus*) and Big Cypress fox squirrel (*Sciurus niger shermani*), may also be present, forage in, or move through this area as it is near known populations (Closing the Gaps, Florida Game and Freshwater Fish Commission, 1994).

Statement for satisfaction of criteria:

This parcel contains significant biological values, including listed species habitat and prey. It is connected to other conservation lands and is part of a known slough system. Intact native plant communities appropriate for mapped soils present, indicating good ecological quality and high restoration potential.

5. Does the property enhance and/or protect the environmental value of current conservation lands through function as a buffer, ecological link or habitat corridor?

Ord. 2002-63, Sec. 10 (1)(e)

Yes

Statement for satisfaction of criteria:

This parcel is directly connected on its southern boundary with the Oetting parcels, acquired in 2007 as part of the 4th Conservation Collier acquisition cycle.

Is the property within the boundary of another agency's acquisition project?

Yes, this parcel is within the acquisition boundary for a water management project initiated by the Collier Soil and Water Conservation District (CSWCD).

If yes, will use of Conservation Collier funds leverage a significantly higher rank or funding priority for the parcel?

No, the CSWCD project anticipates that acquisition will operate like a mitigation bank under a Florida Department of Environmental Protection Regional Offsite Mitigation Area (ROMA) Program.

Without such funding circumstances, Conservation Collier funds shall not be available for purchase of these lands. Ord. 2002-63, Sec. 10 (1)(f)

III. Potential for Appropriate Use and Recommended Site Improvements

Potential Uses as Defined in Ordinance 2002-63, section 5.9:

Hiking:

The property is too small for hiking, but could accommodate a short nature walk. There could be a connection via boardwalk from the Oetting property to the south that could be used by students from the Estates Elementary school.

Nature Photography:

There is potential for nature photography on this site.

Bird-watching:

Bird watching is a potential public use on this property.

Kayaking/Canoeing:

There is no body of water on the site for canoeing or kayaking.

Swimming:

Swimming is not a potential public use for this site.

Hunting:

Hunting is prohibited in the North Golden Gate Estates by ordinance.

Fishing:

There are no opportunities for fishing at this site.

Recommended Site Improvements:

Development of a boardwalk going through this and the Oetting parcels from 60th Ave NE to 62nd Ave NE for access of wetlands by the public and school children.

IV. Assessment of Management Needs and Costs

Management of this property will address the costs of exotic vegetation removal and control and development of a boardwalk to allow the public to have access to selected portions of the property. The following assessment addresses both the initial and recurring costs of management. These are very preliminary estimates; Ordinance 2002-63 requires a formal land management plan be developed for each property acquired by Conservation Collier.

Exotic, Invasive Plants Present:

The primary exotic plants present are Brazilian pepper (*Schinus terebinthifolius*) and ceasarweed (*Urena lobata*).

Exotic Vegetation Removal and Control

Based on cost estimates provided by a contractor who routinely contracts with the County parks and Recreation Department for exotic removal, costs for the level of infestation observed (25-50%), to treat exotics with herbicide in place or to cut and stack the debris onsite would be approximately \$1,500 per acre, or **\$3,400**. Cost to cut, treat the stumps and remove the debris to a waste facility would be approximately \$4,600 per acre or **\$10,400**.

Costs for follow-up maintenance, done anywhere from quarterly to annually have been estimated at between \$500 per acre, per year for a total of \$1,100 for 2.27 acres. These costs would likely decrease over time as the soil seed bank is depleted.

Public Parking Facility:

This property is located in wetlands and development of a parking area could present permit obstacles. Therefore, no visitor parking is currently planned. Costs for developing a parking area would include

- Land clearing
- Design
- Permitting
- Construction and materials

Public Access Trails:

Access to the site by the public would require a raised boardwalk, as the property can be expected to contain standing water for at least part of the year. Rough trails can be cleared as part of initial exotic removal, providing access for contractors and a plan for a boardwalk can be developed as part of the Final Management Plan.

Security and General Maintenance:

As the program may seek other lands within the Horsepen slough, fencing at this time would not be practical. Signs can be placed along both 60th and 62nd Avenues NE. Minimal management activities, like trash removal and trail maintenance can be accomplished using both contracted and volunteer labor.

Table 2. Summary of Estimated Management Needs and Costs

Management Element	Initial Cost	Annual Recurring Costs	Comments
Exotics Control	\$3,400 - \$10,400	\$1,100	Range depending whether exotics left in place or removed to waste facility
Parking Facility	n/a	n/a	A parking area within the slough could be difficult to permit
Access Trails/ ADA	\$20,000	t.b.d.	A boardwalk could be constructed for an estimated cost of \$330 per linear foot. Initial Cost estimated using 600 feet, the approximate length of the parcel. Grants would be sought to assist in funding a boardwalk.
Fencing	n/a		\$3.00 per foot field fencing; Gates - \$250 ea
Trash Removal	n/a	t.b.d.	No solid waste observed
Signs	\$200		3' X 1.5' metal on post – uninstalled \$100 each
Total	\$23,600 - \$30,600	\$1,100	

t.b.d. To be determined; cost estimates have not been finalized.

V. Potential for Matching Funds

The primary partnering agencies for conservation acquisitions, and those identified in the ordinance are the Florida Communities Trust (FCT), The Florida Forever Program and the Save Our Rivers Program. The following highlights potential for partnering funds, as communicated by agency staff:

Florida Communities Trust:

Potential does exist for a grant; however, these grants are offered on a yearly cycle and are rarely coordinated with purchases to provide up-front partner funding. Application is typically made for pre-acquired sites. Each recipient is limited to a maximum of ten percent (10%) of the available bond proceeds. For the 2007 funding cycle the award limit per recipient, per cycle, was \$6.6 million. The next funding cycle closes in June of 2008. Multiple applications may be made, as long as the total amount requested does not exceed the 10% award maximum. Collier County, with a population exceeding 75,000, is required to provide a minimum match of twenty-five percent (25%) of the total for each project cost.

A cursory test scoring of this parcel with FCT criteria by staff gives this parcel a score of 90 out of a possible 320 points. Staff was verbally advised that if a score is under 125, chances of it being selected for funding are low. This parcel appears to be below the minimum mark for FCT post-acquisition funding.

Florida Forever Program:

Staff was verbally advised that the Florida Forever Program is concentrating on larger, more rural parcels, unless those parcels are inside an existing acquisition boundary. This parcel is not inside a Florida Forever project boundary

Save Our Rivers Program / South Florida Water Management District:

SFWMD staff has advised that none of our current parcels is within a SFWMD project boundary and funding partnerships are unlikely unless that is the case.

Other Potential Partner Funding Sources

There may be some opportunity to partner with the Collier Soil and Water Management District for future management.

VI. Summary of Secondary Screening Criteria

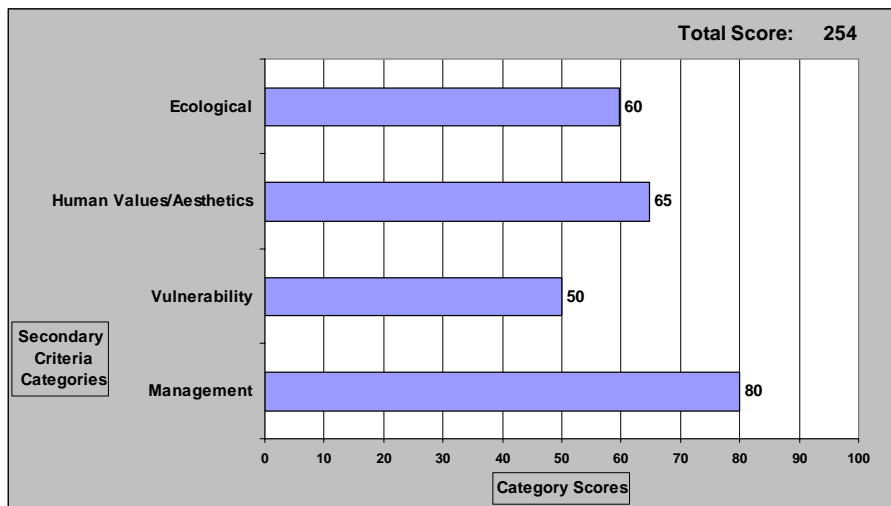
Staff has scored the property on the Secondary Criteria Screening Form and attached the scoring form as Exhibit E. A total score of 254 out of a possible 400 was achieved. The chart and graph below show a breakdown of the specific components of the score.

Table 3. Tabulation of Secondary Screening Criteria

Secondary Screening Criteria	Possible Points	Scored Points	Percent of Possible Score
Ecological	100	60	60%
Human Values/Aesthetics	100	65	65%
Vulnerability	100	50	50%
Management	100	80	80%
Total Score:	400	254	64%

Percent of Maximum Score: 64%

Figure 4. Secondary Screening Criteria Scoring



Summary of factors contributing to score

Total Score 254 out of 400

Ecological: 60 out of 100

The parcel does not contain any of the native vegetation communities listed by the Conservation Collier ordinance as preferred, however, it does contain high quality cypress, is mapped as contributing moderately to the recharge of the surficial aquifer, is part of an identified slough system, is wetlands, contains prey for listed species, contains locally abundant but listed bromeliad species, and is directly connected to other Conservation Collier land (Oetting property).

Human Values/Aesthetics: 65 out of 100

This parcel has good public access from 62nd Ave NE, a paved public road. Acquisition would offer the opportunity to connect a boardwalk from the Oetting parcel, which is within walking distance of the Estates Elementary School. Acquisition would provide opportunity for environmental education in addition to other passive types of natural resource-based recreation.

Vulnerability: 50 out of 100

The parcel is platted for single family residential development. No permits or applications were found in the County computer system.

Management: 80 out of 100

No hydrologic changes are necessary to sustain wetland characteristics; exotic plants are concentrated in discrete areas with limited scattered exotics throughout. Minimal maintenance would be necessary due to slough characteristics. Management of this parcel would be combined with that of the Oetting parcel, providing economies of scale.

Parcel Size - 2.27 acres: While parcel size was not scored, the ordinance advises that based on comparative size, the larger of similar parcels is preferred. This parcel is similar to some areas in the I-75 parcels (Mayr, Gore), several of which are 6 to 7 acres in size.

Exhibit A. FLUCCs Map

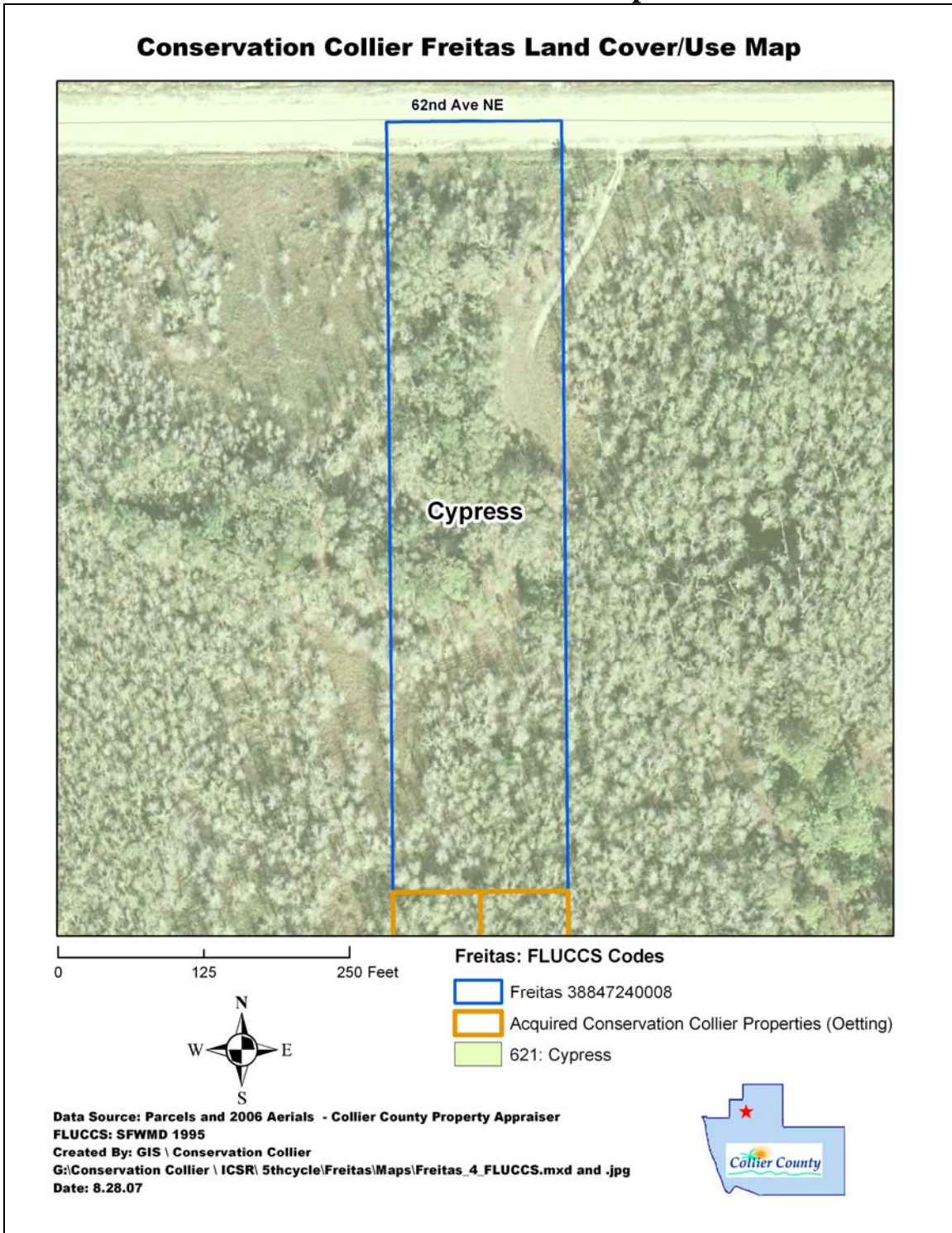


Exhibit B. Soils Map

Conservation Collier Freitas Soils Map



0 125 250 Feet



Freitas Soils

-  Freitas 38847240008
-  Acquired Conservation Collier Properties (Oetting)
- Soils**
-  Hydric

Data Source: Parcels and 2006 Aerials - Collier County Property Appraiser
Soils: NRCS via SFWMD
Created By: GIS \ Conservation Collier
G:\Conservation Collier \ ICSR\ 5thcycle\Freitas\Maps\Freitas_3_soils.mxd and .jpg
Date: 8.28.07



Exhibit C. Species Richness Map

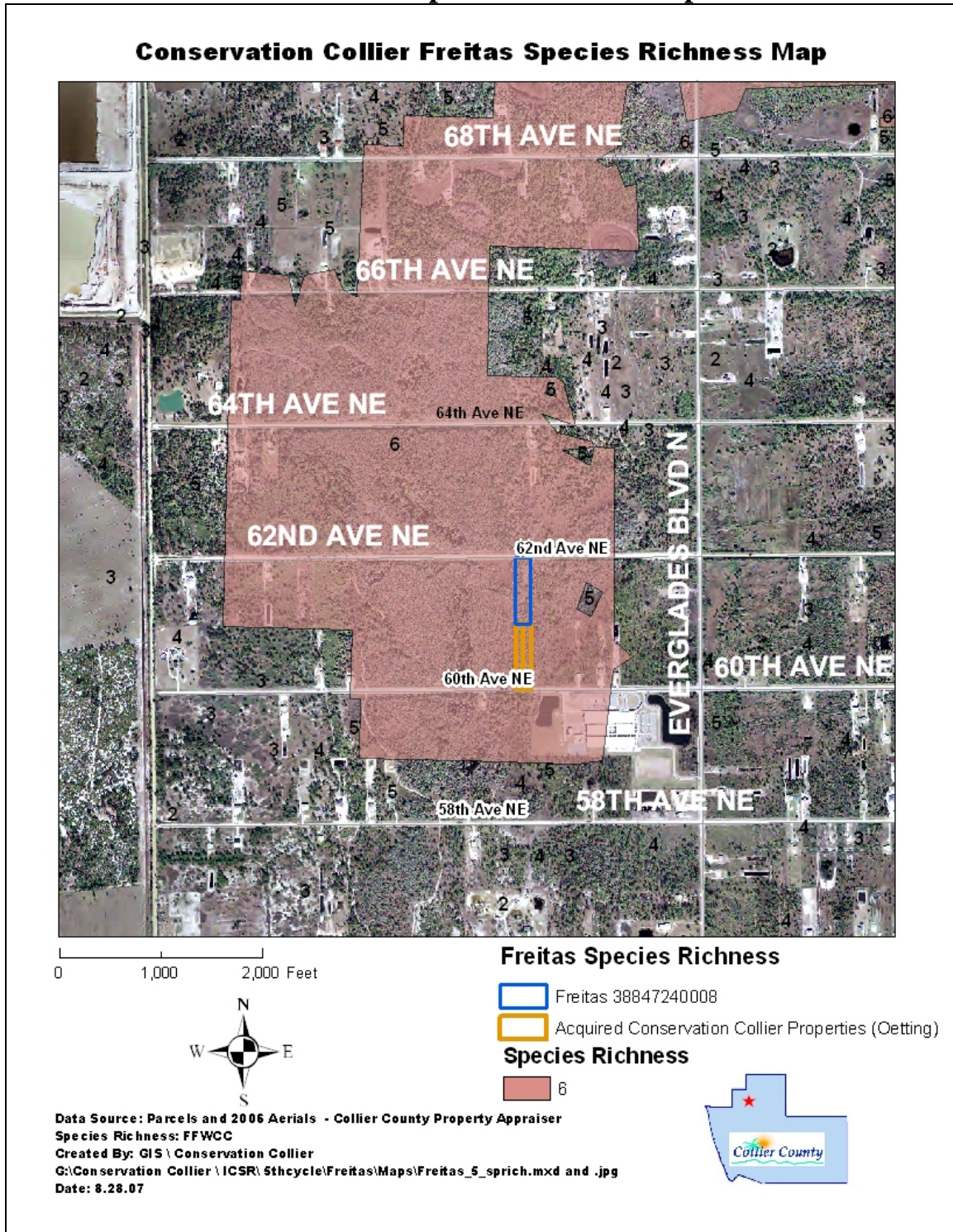


Exhibit D. Wellfield Protection and Aquifer Recharge Maps

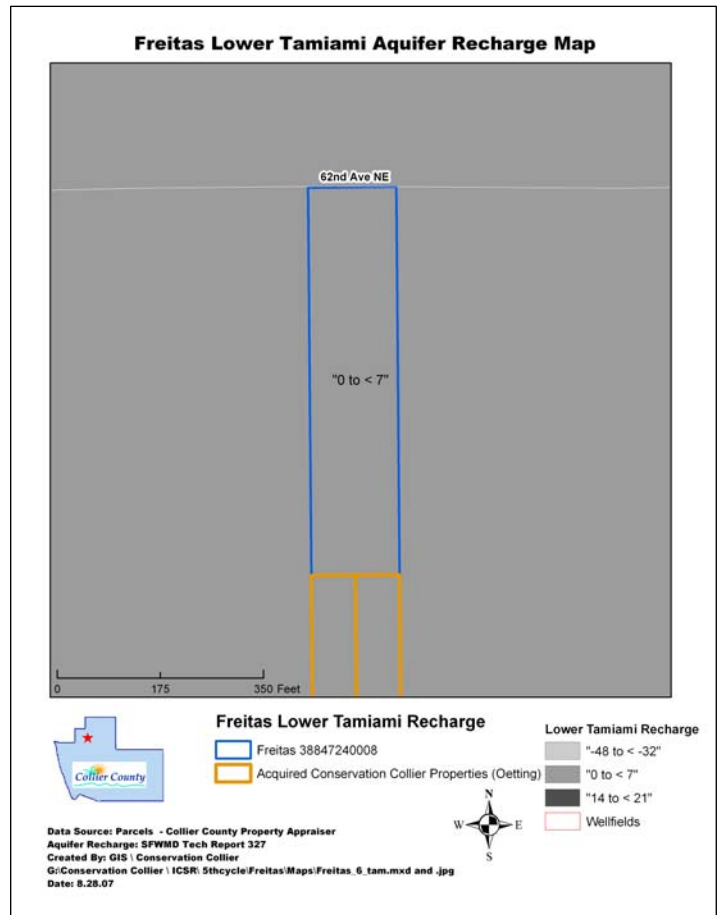
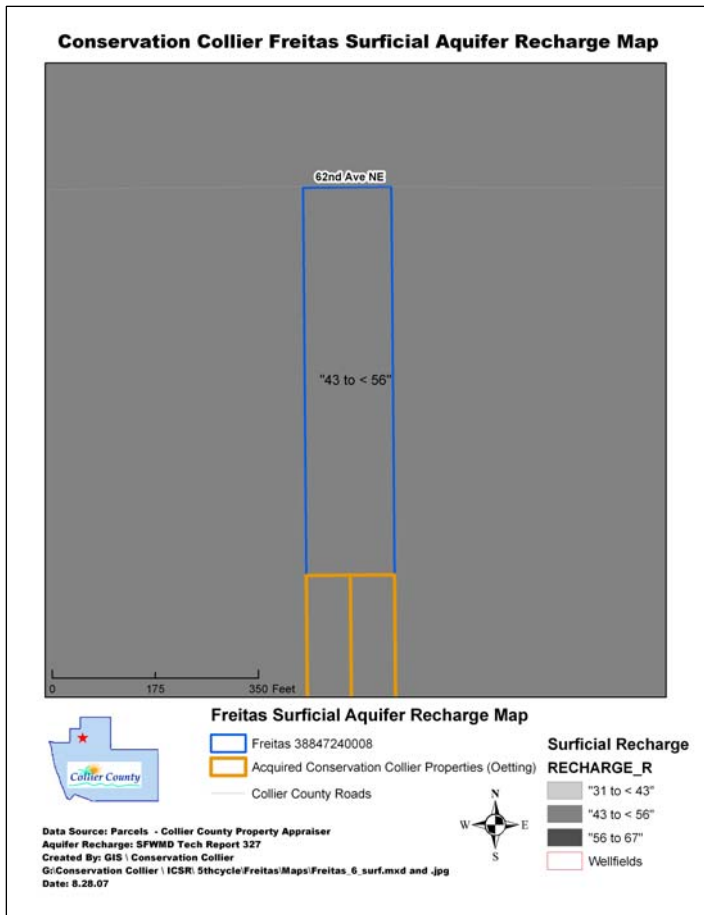


Exhibit E. Completed and Scored Secondary Criteria Screening Form

Property Name: Freitas		Folio Numbers: 38847240008	
Geographical Distribution (Target Protection Area): NGGE			
1. Confirmation of Initial Screening Criteria (Ecological)			
1.A Unique and Endangered Plant Communities	Possible points	Scored points	Comments
<i>Select the highest Score:</i>			
1. Tropical Hardwood Hammock	90		
2. Xeric Oak Scrub	80		
3. Coastal Strand	70		
4. Native Beach	60		
5. Xeric Pine	50		
6. Riverine Oak	40		
7. High Marsh (Saline)	30		
8. Tidal Freshwater Marsh	20		
9. Other Native Habitats	10	10	Cypress
10. Add additional 5 points for each additional listed plant community found on the parcel	5 each		
11. Add 5 additional points if plant community represents a unique feature, such as maturity of vegetation, outstanding example of plant community, etc.	5	5	Property in Horsepen Slough, called a "wetland of high quality" by FL DEP in permit denial for Oetting Property to the south. This parcel substantially the same as Oetting.
1.A. Total	100	15	
1.B Significance for Water Resources	Possible points	Scored points	Comments
1. Aquifer Recharge (Select the Highest Score)			
a. Parcel is within a wellfield protection zone	100		
b. Parcel is not in a wellfield protection zone but will contribute to aquifer recharge	50	50	Surficial aquifer - 43-56" annually; Lower Tamiami-0-7" annually
c. Parcel would contribute minimally to aquifer recharge	25		
d. Parcel will not contribute to aquifer recharge, eg., coastal location	0		
2. Surface Water Quality (Select the Highest Score)			
a. Parcel is contiguous with and provides buffering for an Outstanding Florida Waterbody	100		
b. Parcel is contiguous with and provides buffering for a creek, river, lake or other surface water body	75		
c. Parcel is contiguous with and provides buffering for an identified flowway	50	50	Parcel contiguous with Horsepen Slough
d. Wetlands exist on site	25	25	soils, plants, hydrologic indicators show parcel to be a wetland
e. Acquisition of parcel will not provide opportunities for surface water quality enhancement	0		
3. Strategic to Floodplain Management (Calculate for a and b; score c if applicable)			
a. Depressional soils	80		
b. Slough Soils	40	40	soils 100% hydric slough - Riviera limestone substratum, copeland fine sands (6)
c. Parcel has known history of flooding and is likely to provide onsite water attenuation	20	20	numerous hydrologic indicators show site hold from 6" to 24" of water at times
Subtotal	300	185	
1.B Total	100	62	Obtained by dividing the subtotal by 3.
1.C Resource Ecological/Biological Value	Possible points	Scored points	Comments
1. Biodiversity (Select the Highest Score for a, b and c)			
a. The parcel has 5 or more FLUCCS native plant communities	100		
b. The parcel has 3 or 4 FLUCCS native plant communities	75		
c. The parcel has 2 or less FLUCCS native plant communities	50		
d. The parcel has 1 FLUCCS code native plant communities	25	25	621 - Cypress
2. Listed species			
a. Listed wildlife species are observed on the parcel	80		<i>If a. or b. are scored, then c. Species Richness is not scored.</i>
b. Listed wildlife species have been documented on the parcel with	70		<i>Provide documentation source -</i>
c. Species Richness score ranging from 10 to 70	70	42	<i>Score is prorated from 10 to 70 based on the FFWCC Species Richness map - Score is 6 out of 10 - apple snail shells observed - prey for snail kites, a listed species.</i>
d. Rookery found on the parcel	10		
e. Listed plant species observed on parcel - add additional 20 points	20	20	<i>Tillandsia fasciculata and T. balsiana</i>

Exhibit E. Completed and Scored Secondary Criteria Screening Form (Continued)

3. Restoration Potential			
a. Parcel can be restored to high ecological function with minimal alteration	100	100	exotics removal only
b. Parcel can be restored to high ecological function but will require moderate work, including but not limited to removal of exotics and alterations in topography.	50		
c. Parcel will require major alterations to be restored to high ecological function.	15		
d. Conditions are such that parcel cannot be restored to high ecological function	0		explain limiting conditions
Subtotal	300	187	
1.C Total	100	62	Divide the subtotal by 3
1.D Protection and Enhancement of Current Conservation Lands	Possible points	Scored points	Comments
1. Proximity and Connectivity			
a. Property immediately contiguous with conservation land or conservation easement.	100	100	Property contiguous with Oetting parcel - a Conservation Collier holding
b. Property not immediately contiguous, parcels in between it and the conservation land are undeveloped.	50		
c. Property not immediately contiguous, parcels in-between it and conservation land are developed	0		
d. If not contiguous and developed, add 20 points if an intact ecological link exists between the parcel and nearest conservation land	20		
1.D Total	100	100	
1. Ecological Total Score	100	60	Sum of 1A, 1B, 1C, 1D then divided by 4
2. Human Values/Aesthetics			
2.A Human Social Values/Aesthetics	Possible points	Scored points	Comments
1. Access (Select the Highest Score)			
a. Parcel has access from a paved road	100	100	62nd Ave NE
b. Parcel has access from an unpaved road	75		
c. Parcel has seasonal access only or unimproved access easement	50		
d. Parcel does not have physical or known legal access	0		
2. Recreational Potential (Select the Highest Score)			
a. Parcel offers multiple opportunities for natural resource-based recreation consistent with the goals of this program, including but not limited to, environmental education, hiking, nature photography, bird watching, kayaking, canoeing, swimming, hunting (based on size?) and fishing.	100		
b. Parcel offers only land-based opportunities for natural resource-based recreation consistent with the goals of this program, including but not limited to, environmental education, hiking, and nature photography.	75	75	Opportunity exists to connect a boardwalk with Oetting property and provide enhanced educational experience for children at Estates Elementary School
c. Parcel offers limited opportunities for natural-resource based recreation beyond simply accessing and walking on it	50		
d. Parcel does not offer opportunities for natural-resource based recreation	0		
3. Enhancement of Aesthetic Setting			
a. Percent of perimeter that can be seen by public. Score based on percentage of frontage of parcel on public thoroughfare	80	9	Score between 0 and 80 based on the percentage of the parcel perimeter that can be seen by the public from a public thoroughfare. Perimeter 1620' - road frontage is 150' =9% of
b. Add up to 20 points if the site contains outstanding aesthetic characteristic(s), such as but not limited to water view, mature trees, native flowering plants, or archeological site	20	10	Provide a description and photo documentation of the outstanding characteristic High quality cypress slough - see photos in ICSR
Subtotal	300	194	
2. Human Social Values/Aesthetics Total Score	100	65	Obtained by dividing the subtotal by 3.
3. Vulnerability to Development/Degradation			
3.A Zoning/Land Use Designation	Possible points	Scored points	Comments
1. Zoning allows for Single Family, Multifamily, industrial or commercial	50	50	NGGE residential - 1 home potential - no permit or application in County system
2. Zoning allows for density of no greater than 1 unit per 5 acres	45		
3. Zoning allows for agricultural use /density of no greater than 1 unit	40		
4. Zoning favors stewardship or conservation	0		
5. If parcel has ST overlay, remove 20 points	-20		
6. Property has been rezoned and/or there is SDP approval	25		
7. SFWMD and/or USACOE permit has been issued	25		
8. A rezone or SDP application has been submitted	15		
9. SFWMD and/or USACOE permit has been applied for	15		
3. Vulnerability Total Score	100	50	

Exhibit E. Completed and Scored Secondary Criteria Screening Form (Continued)

4. Feasibility and Costs of Management			
4.A Hydrologic Management Needs	Possible points	Scored points	Comments
1. No hydrologic changes are necessary to sustain qualities of site in perpetuity	100	100	no hydrologic changes necessary
2. Minimal hydrologic changes are required to restore function, such a cut in an existing berm	75		
3. Moderate hydrologic changes are required to restore function, such as removal of existing berms or minor re-grading that require use of machinery	50		
4. Significant hydrologic changes are required to restore function, such as re-grading of substantial portions of the site, placement of a berm, removal of a road bed, culvert or the elevation of the water table by installing a physical structure and/or changes unlikely	0		
5.A Total	100	100	
4.B Exotics Management Needs	Possible points	Scored points	Comments
1. Exotic Plant Coverage			
a. No exotic plants present	100		
b. Exotic plants constitute less than 25% of plant cover	80		
c. Exotic plants constitute between 25% and 50% of plant cover	60	60	Brazilian pepper up to 50% in scattered areas; ceasarweed throughout (heavy everywhere due to drought conditions).
d. Exotic plants constitute between 50% and 75% of plant cover	40		
e. Exotic plants constitute more than 75% of plant cover	20		
f. maintenance effort and management will be needed (e.g., heavy infestation by air potato or downy rosemytle)	-20		
g. Adjacent lands contain substantial seed source and exotic removal is not presently required	-20		adjacent lands do represent seed source, but do not appear to be severely infested except along road
5.B Total	100	60	
4.C Land Manageability	Possible points	Scored points	Comments
1. Parcel requires minimal maintenance and management, examples: cypress slough, parcel requiring prescribed fire where fuel loads are low and neighbor conflicts unlikely	80	80	cypress slough
2. Parcel requires moderate maintenance and management, examples: parcel contains trails, parcel requires prescribed fire and circumstances do not favor burning	60		
3. Parcel requires substantial maintenance and management, examples: parcel contains structures that must be maintained, parcel requires management using machinery or chemical means which will be difficult or expensive to accomplish	40		
4. Add 20 points if the mainenance by another entity is likely	20		
5. Subtract 10 points if chronic dumping or trespass issues exist	-10		
5.C Total	100	80	
4. Feasibility and Management Total Score	100	80	<i>Sum of 5A, 5B, 5C, then divided by 3</i>
Total Score	400	254	

Exhibit F. Photographs

Photo 1. View of Freitas property along 62nd Ave NE



Photo 2. Typical interior view



Photo 3. Listed but locally common bromeliad (*Tillandsia balbisiana*)



Photo 4. Interior of parcel – note dog fennel and ceasarweed



Photo 5. Open area in interior – note dog fennel



Photo 6. Hydrologic indicators



Photo 7. Interior meadow



Photo 8. Cypress canopy

