

Conservation Collier Cycle 2 Update Summary – Weilhouwer/Shader

Parcel Name: *Weilhouwer/Shader* **Acreage:** 10 acres **Target Protection Area:** *Urban*

Location: N of Vanderbilt Dr, W of Wilshire Lakes and E of Tiburon Golf Course

Highlights/Updates:

- Met 4 out of 6 Initial Screening Criteria (Those not met include human social and within other agency boundary)
- Habitat is hydric Pine Flatwood.
- Some listed plant species; no listed wildlife species observed on the parcel. Species richness score is 4-5 out of 10.
- Contributes substantially to surficial aquifer.
- Restoration potential is high due to low degree (less than 25%) of exotics
- Connections exist between this and other conservation lands; future regional park to the N
- Access problem. Nearby Road in Wilshire Lakes is private and fenced.
- Previous Estimated Market Value: \$705,672 to \$864,488 (\$86,450 per acre)
- Current Estimated Market Value: \$1,600,000 (160,000 per acre), with total acquisition costs (includes appraisal, title policy & staff time) estimated at \$1,687,000
- Changes in surrounding lands: N/S Livingston nearing completion, parcels N of golf course connecting with regional park are under contract – per owners, but there is always the chance a sale might not happen. We were invited to check back periodically.

