

Parcel Name: Marco Island Parcels

Target Protection Area: Urban

Acreage: 2.15

Owner(s): 4 parcels offered from various owners (see table)

Total Estimated Market Value: \$2,354,000 for 4 parcels (see table)

Highlights:

- **Location:** Marco Island
- **Met 3 of 6 Initial Screening Criteria:** Native habitat; human social values; biological and ecological value; water resource values-NO; enhancement of current conservation lands – NO; within another Agency project boundary - NO.
- **Habitat:** Three parcels contain tropical uplands hammock and xeric scrub habitats with the exception of the Dade Ct. parcel which contains majority of exotic hardwood hammock vegetation.
- **Listed Wildlife:** High amounts of gopher tortoise activity have been documented on three parcels except for the Dade Court parcel. Burrowing owls were observed on the Watson Road parcel.
- **Water Resource Values:** score low for protection of water resources as these parcels are not wetland.
- **Restoration needs:** Dade Ct parcel would need significant restoration including exotic vegetation removal. Agua Colina needs some exotic removal, while the other parcels need almost no restoration.
- **Connectivity:** All of the parcels scored zero for no connection to conservation lands
- lot). 38th and 42nd Avenues SE are unpaved. 42nd is FDOT ROW – County does not maintain.
- **Management Issues / Estimated Costs: Addison Fischer and Wisc on Inlet would require approximately \$500 each for signage and trail improvements.** Dade Ct. would need considerable exotic removal (\$5,000) and site work to restore the property as it has over 75% exotic vegetation cover.
- **Partnership Opportunities:** Audubon of the West Everglades; City of Marco Island.
- **Zoning/Overlays:** Single-family. No Overlays.
- **Surrounding land uses:** Residential
- **All Criteria Score:** See table below. Properties were scored separately as they are not contiguous and have different characteristics.



Burrowing Owl - Addison Fischer



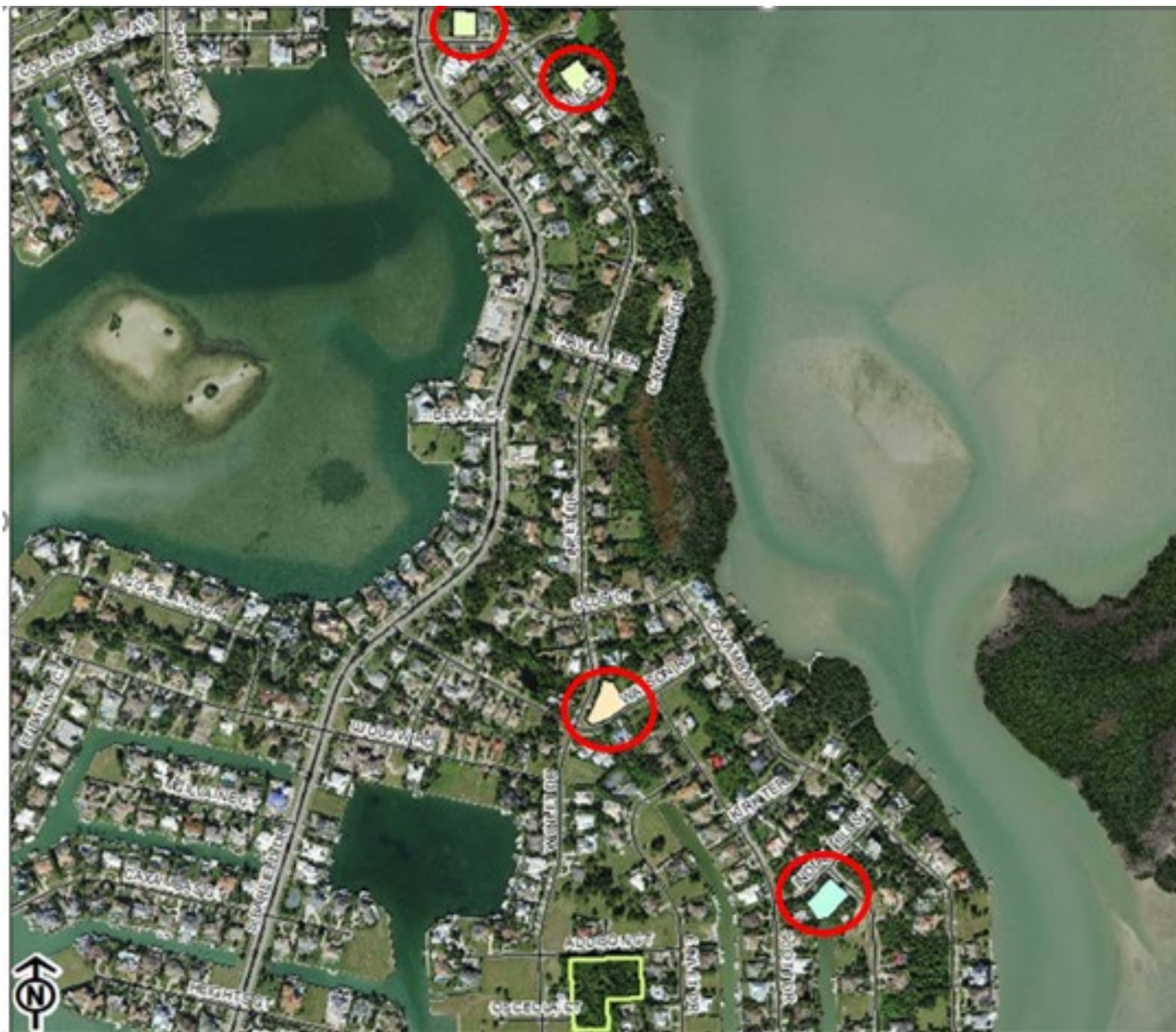
Gopher Tortoise habitat - Wisc on Inlet Dr.

**Conservation Collier Property Summary
Marco Island Parcels
December 9, 2021**

Category	Subcategory	Scored Points				Possible Points
		Addison Fischer	Agua Colina	Wisc Investment - Dade Ct	Wisc Investment - Inlet Dr	
Ecological	Total Score (Sum of 1a, 1b, 1c, 1d then divided by 4)	49	54	33	44	100
	1a. Unique and Endangered Plant Communities	95	95	90	90	100
	1b. Significance for Water Resources	17	50	17	17	100
	1c. Resource Ecological/Biological Value	83	72	25	68	100
	1d. Protection and Enhancement of Current Conservation Lands	0	0	0	0	100
Human Values/Aesthetics	Total Score (Obtained by dividing the subtotal by 3)	65	69	39	56	100
	2a. Human Social Values/Aesthetics	196	208	118	169	300
Vulnerability to Development/Degradation	Total Score (Sum of 3a)	50	50	50	50	100
	3a. Zoning/Land Use Designation	50	50	50	50	100
Feasibility and Costs of Management	Total Score (Sum of 4a, 4b, and 4c, then divided by 3)	87	80	60	87	100
	4a. Hydrologic Management Needs	100	100	100	100	100
	4b. Exotics Management Needs	80	60	20	80	100
	4c. Land manageability	80	80	60	80	100
Total		251	254	182	237	400

Assessed & Estimated Value

Property owner	Address	Acreage	Assessed Value*	Estimated Value**
Addison M Fischer Rev Trust	1830 Watson Rd	0.63	\$191,926	\$384,200
Agua Colina	1929 Indian Hill St	0.63	\$756,755	\$1,427,000
WISC Investment Company LLC %Cathe Read	1810 Dade Ct	0.5	\$203,632	\$305,000
WISC Investment Company LLC %Cathe Read	507 Inlet Dr	0.39	\$158,808	\$237,800



Legend

- Agua Colina LLC
- Addison_M_Fischer_Rev_Trust
- WISC Investment Company
- Otter Mound Preserve

