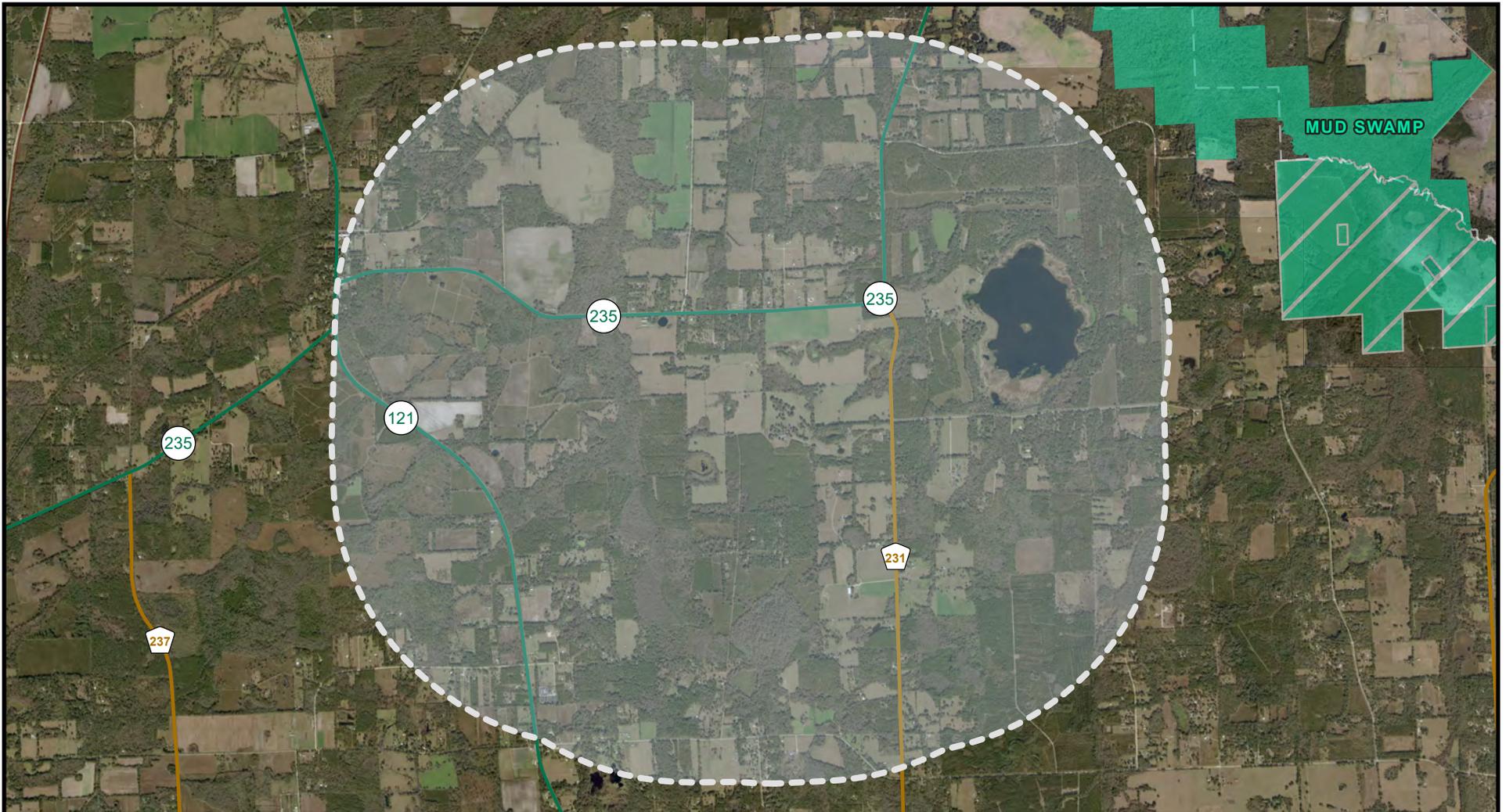


- Cow Creek Interest Zone
- SRWMD Ownership
- Other Public Ownership
- Creeks and Streams

Cow Creek Gilchrist County

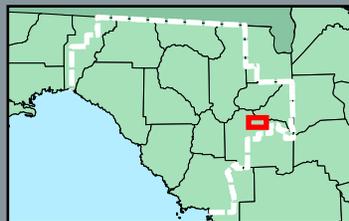


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-  LaCrosse Interest Zone
-  SRWMD Ownership
-  SRWMD Conservation Easement
-  Other Public Ownership

LaCrosse Alachua County



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SUWANNEE RIVER WATER MANAGEMENT DISTRICT

MEMORANDUM

TO: Lands Committee

FROM: Katelyn Potter, Director, Division of Outreach and Operations

THRU: Hugh Thomas, Executive Director

DATE: August 12, 2025

RE: Conveyance of 203rd Road and Boat Ramp within the Telford Spring Tract, Suwannee County

RECOMMENDATION

Convey a portion of 203rd Road and associated boat ramp located within the Telford Spring Tract, Suwannee County to Suwannee County.

BACKGROUND

The District acquired 94 +/- acres known as Telford Spring Tract in 2022, and 7.8 +/- acres known as Telford Spring Park in 2022, both located in Suwannee County.

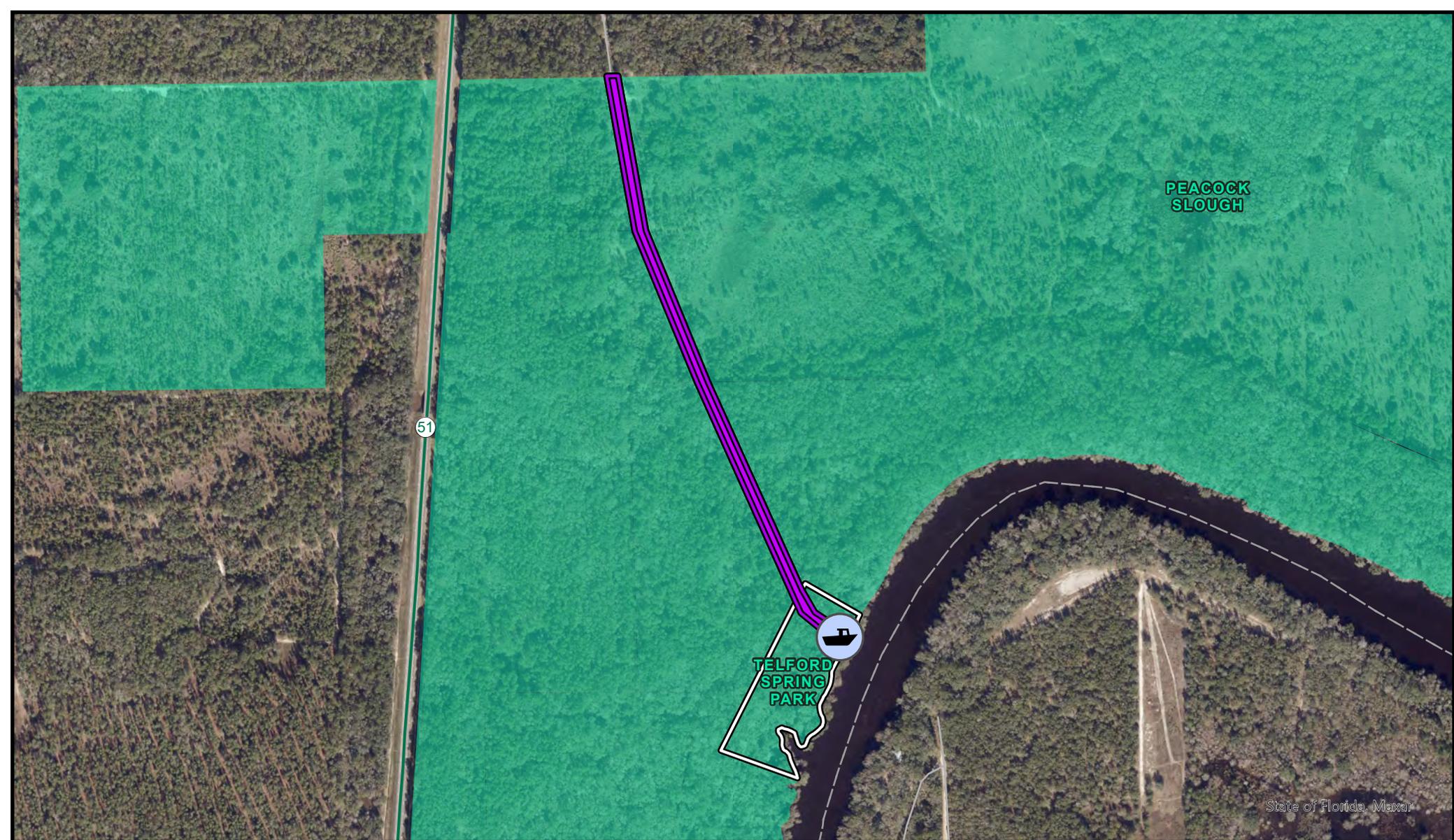
Both acquisitions included a portion of 203rd Road, a public road which leads to a public boat ramp on the Suwannee River. Suwannee County has maintained this road and boat ramp throughout various land ownerships – keeping it open and accessible to the public. Recent survey research indicates that the road is owned by the District.

To support the County’s ongoing maintenance of the road and boat ramp, staff recommend conveying the road and boat ramp to Suwannee County. Suwannee County has committed to keeping the road open for the public and the District will maintain an access easement over the property. The District will incur all costs associated with the conveyance.

The conveyance is consistent with 373.056, Florida Statutes which authorizes transfers of District land to other public agencies where it is found to be in the public interest. There is no noticing required to convey property to other governmental agencies.

A map of the property to be conveyed is attached.

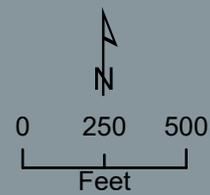
LR/ao
Attachments



State of Florida, Maxar

Conveyance of 203rd Road and Boat Ramp Telford Spring Tract Suwannee County

-  Property Boundary
-  SRWMD Ownership
-  Road to be Conveyed
-  Approximate Boat Ramp Location



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SUWANNEE RIVER WATER MANAGEMENT DISTRICT

MEMORANDUM

TO: Lands Committee

FROM: Katelyn Potter, Director, Division of Outreach and Operations

THRU: Hugh Thomas, Executive Director

DATE: August 15, 2025

RE: Declaration of Surplus for Four Nature Coast Parcels, Gilchrist County

RECOMMENDATION

Declare as surplus four parcels within the Nature Coast Tract consisting of 4.15 acres +/- located in Gilchrist County.

BACKGROUND

The Nature Coast parcels were purchased on November 27, 2002, using Florida Forever funds. Due to the natural community type, small acreage, proximity to residential areas, and isolation from other tracts, the parcels are not actively being managed. The Nature Coast parcels were reviewed by the Land Acquisition and Surplus Team and formally recommended for surplus on August 20, 2025.

In July 2025, an adjacency offer was received for two of the four Nature Coast parcels, consisting of 2.09 acres +/- , located in Gilchrist County. After reviewing the request, staff recommended surplus of two additional lots that are adjacent.

The offeror is seeking an adjacent surplus sale pursuant to 373.089(8)(a), Florida Statutes, which allows parcels valued at less than \$25,000 to be sold to adjacent landowners. Based on recent sales, these parcels are expected to value at less than \$25,000 per parcel.

The following four Nature Coast parcels are recommended for surplus. The two parcels which the offeror are seeking are 19-10-14-0284-0002-0160 (lot 16) and 19-10-14-0284-0002-0170 (lot 17). The remaining parcels for surplus are 19-10-14-0284-0002-0010 (lot 1) and 19-10-14-0284-0002-0180 (lot 18).

Current procedure requires an appraisal to be provided with an offer to purchase non-declared surplus. Staff requests the board approve the surplus without an appraisal and authorize negotiations on the adjacent parcels. The appraisal will be conducted as part of the contract for sale. Appraisal fees and all other costs will be incurred by the buyer.

In accordance with the procedure, a site visit was performed on August 20, 2025. Based on the date of acquisition, a 2/3 vote will be required by the Governing Board to surplus the parcels in accordance with 373.089(6)(a), F.S

Lots not sold through an adjacency sale will be sold to the general public. A map indicating the surplus parcels is attached.

KCP/ao
Attachments



SUWANNEE TRIAGE ANALYSIS RESULTS

General

Property Name: Nature Coast

Date: 09/04/2025

Acreage: ± 4 ac

SRWMD Florida Forever: No

Transaction Type: Surplus

SRWMD 5 Year Acquisition Plan: No

County: Gilchrist

Statewide Florida Forever: No

Surface Water Protection

Flood Protection

Major River: (N)

Floodway: (Y) [± 4 ac] | 100%

Riverine Surface Waters: (N)

10 Year Floodplain: (Y) [± 4 ac] | 100%

Wetland Acreage: ± 0 ac | 0%

100 Year Floodplain: (Y) [± 4 ac] | 100%

Upland Acreage: ± 4 ac | 100%

Springs Protection

Land Management

Springshed: (Y) [Fanning Manatee]

Adjacency: SRWMD Owned

Spring on Site: (N)

Rare Species: (N)

Cultural Resources: (N)

Miscellaneous

Priority Focus Area: (Y) [Fanning Manatee]

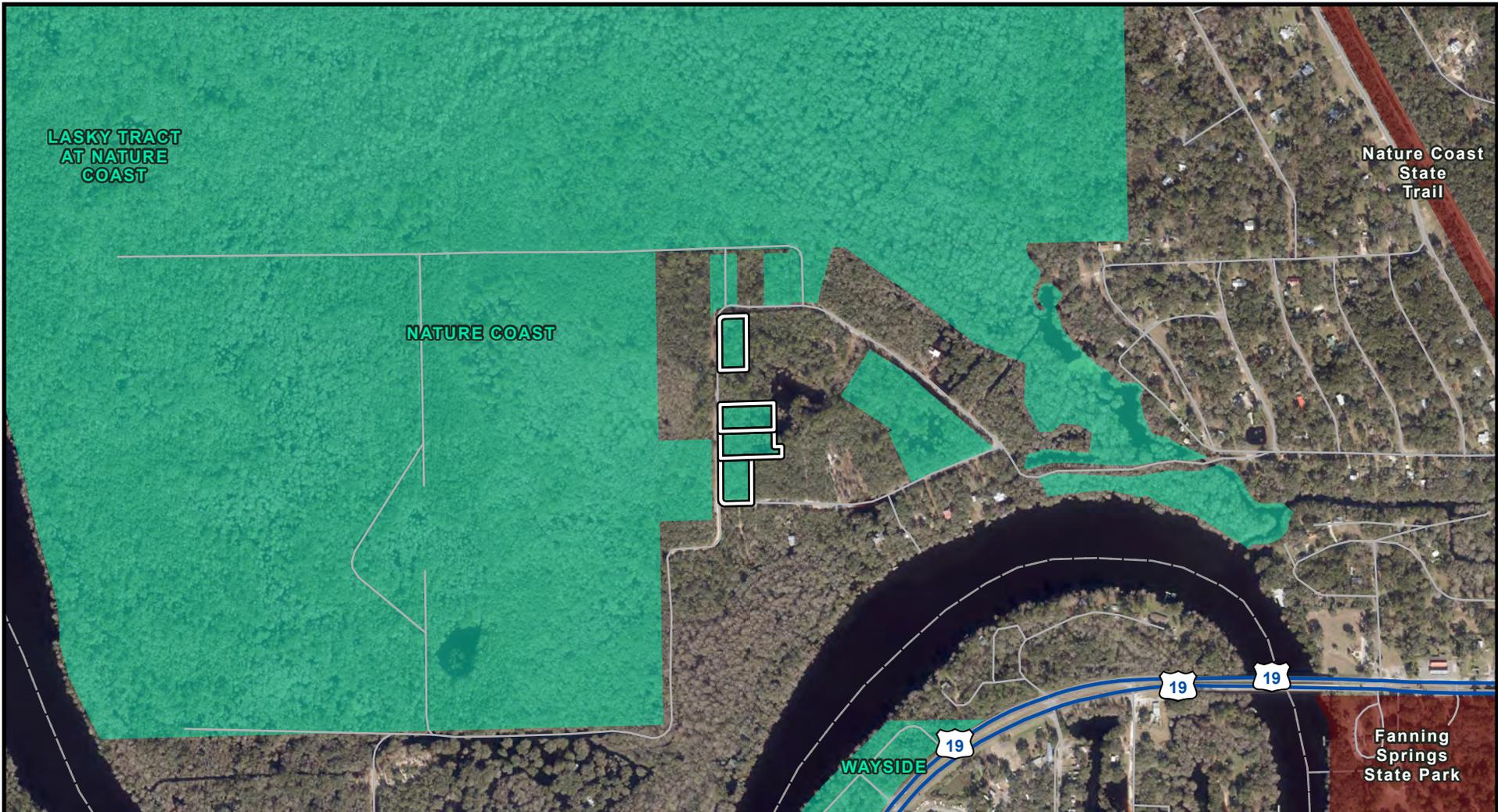
Wildlife Corridor: (Y)

Water Supply Planning Area: (Y) [Eastern]

Wells: (N)

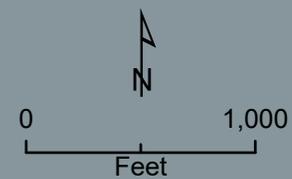
Basin Management Action Plan: (Y) [Suwannee]

River Frontage: (N)

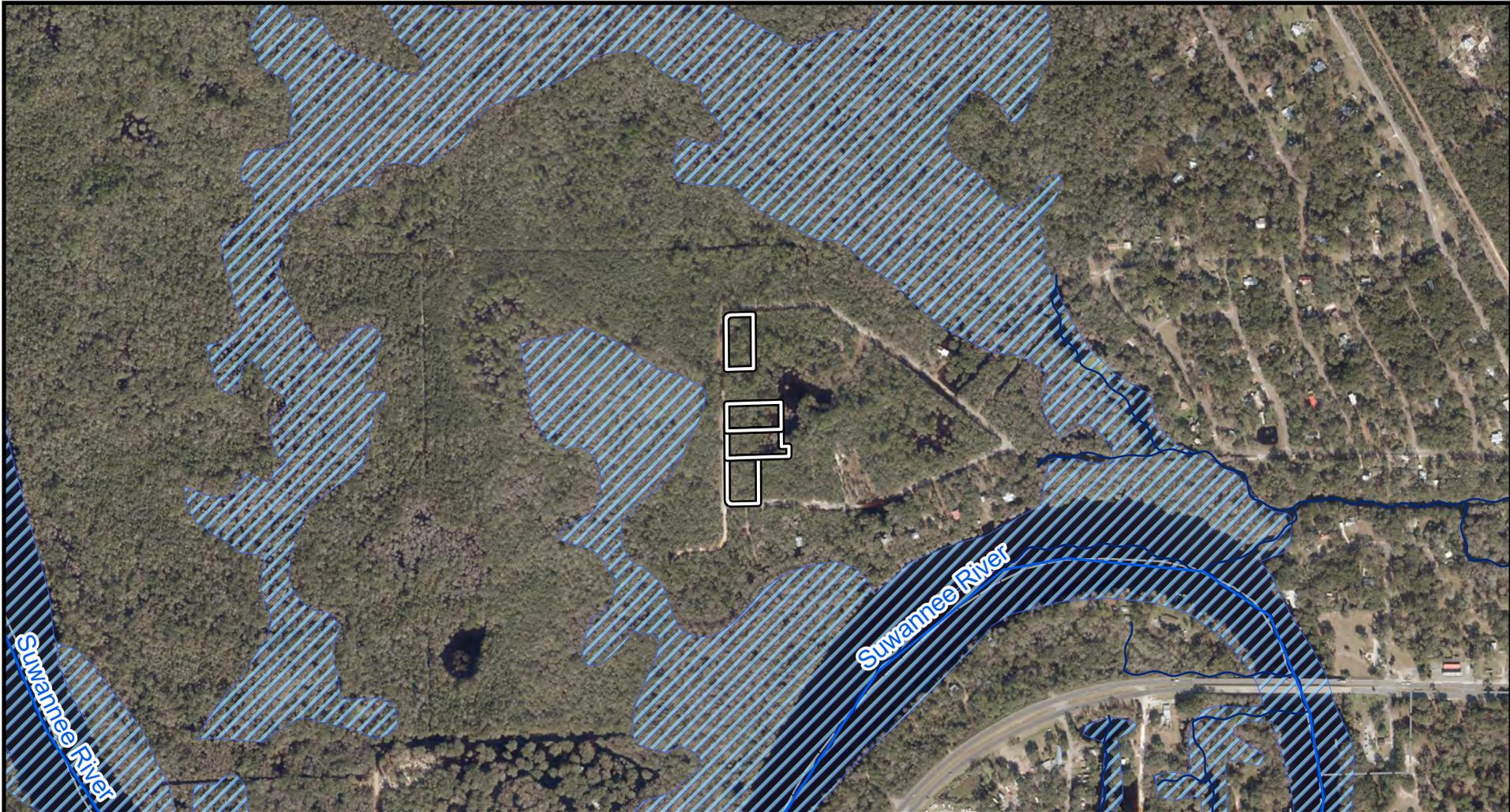


**Nature Coast Surplus
± 4 ac
Gilchrist County**

-  Proposed Surplus
-  SRWMD Ownership
-  Other Public Ownership

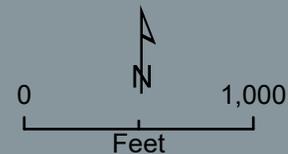
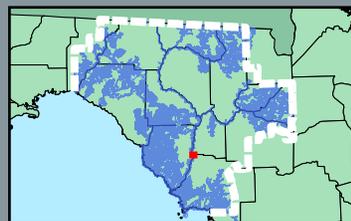


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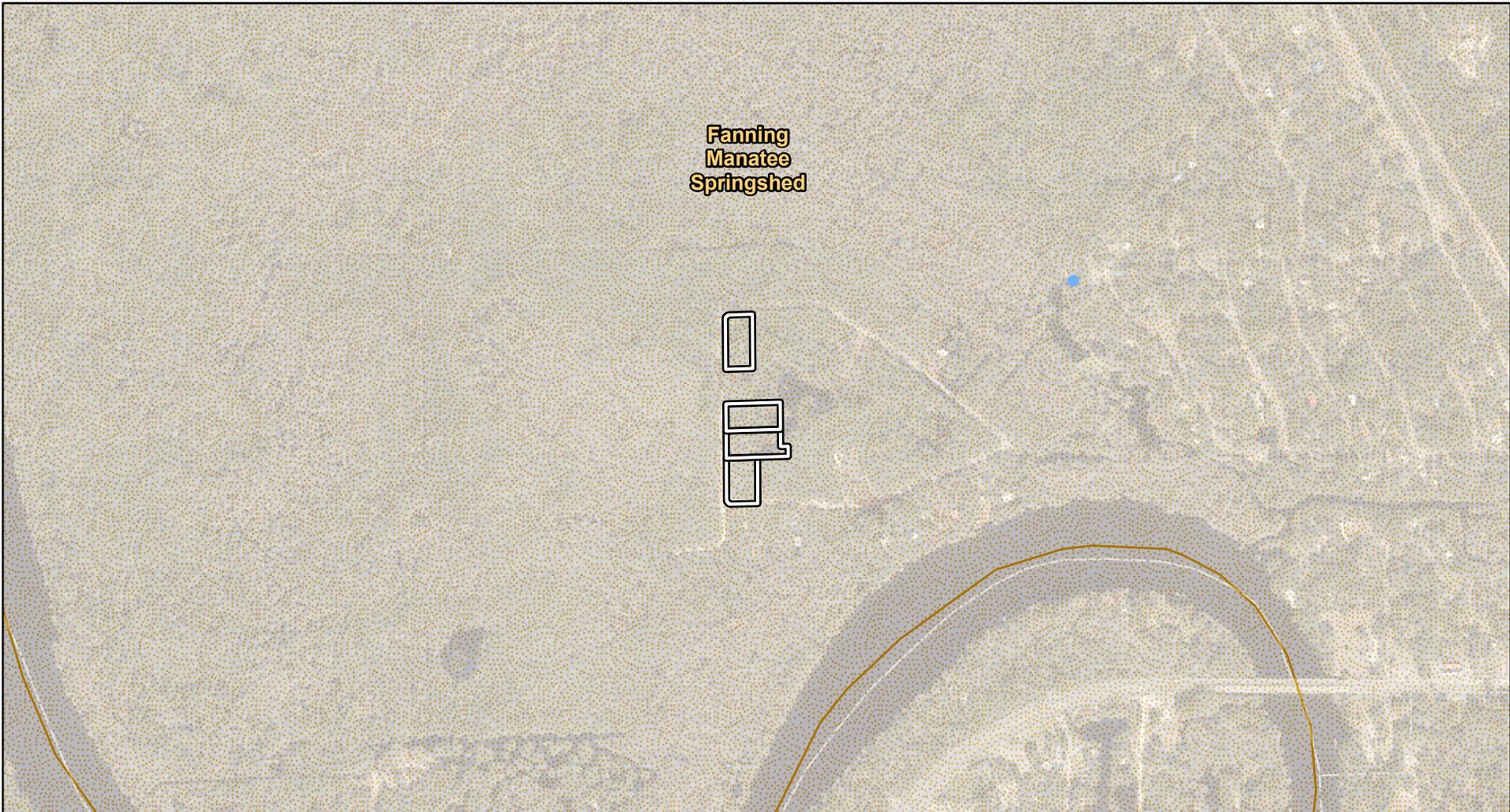


-  Proposed Surplus
-  Surface Waters (Riverine)
-  Creeks and Streams
- SRWMD Major Rivers
-  Priority 1
-  Priority 2
-  Other

Nature Coast Surplus Property Offer Surface Water Protection



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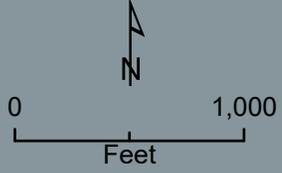
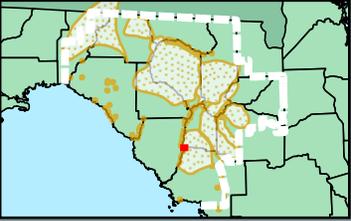


Fanning
Manatee
Springshed

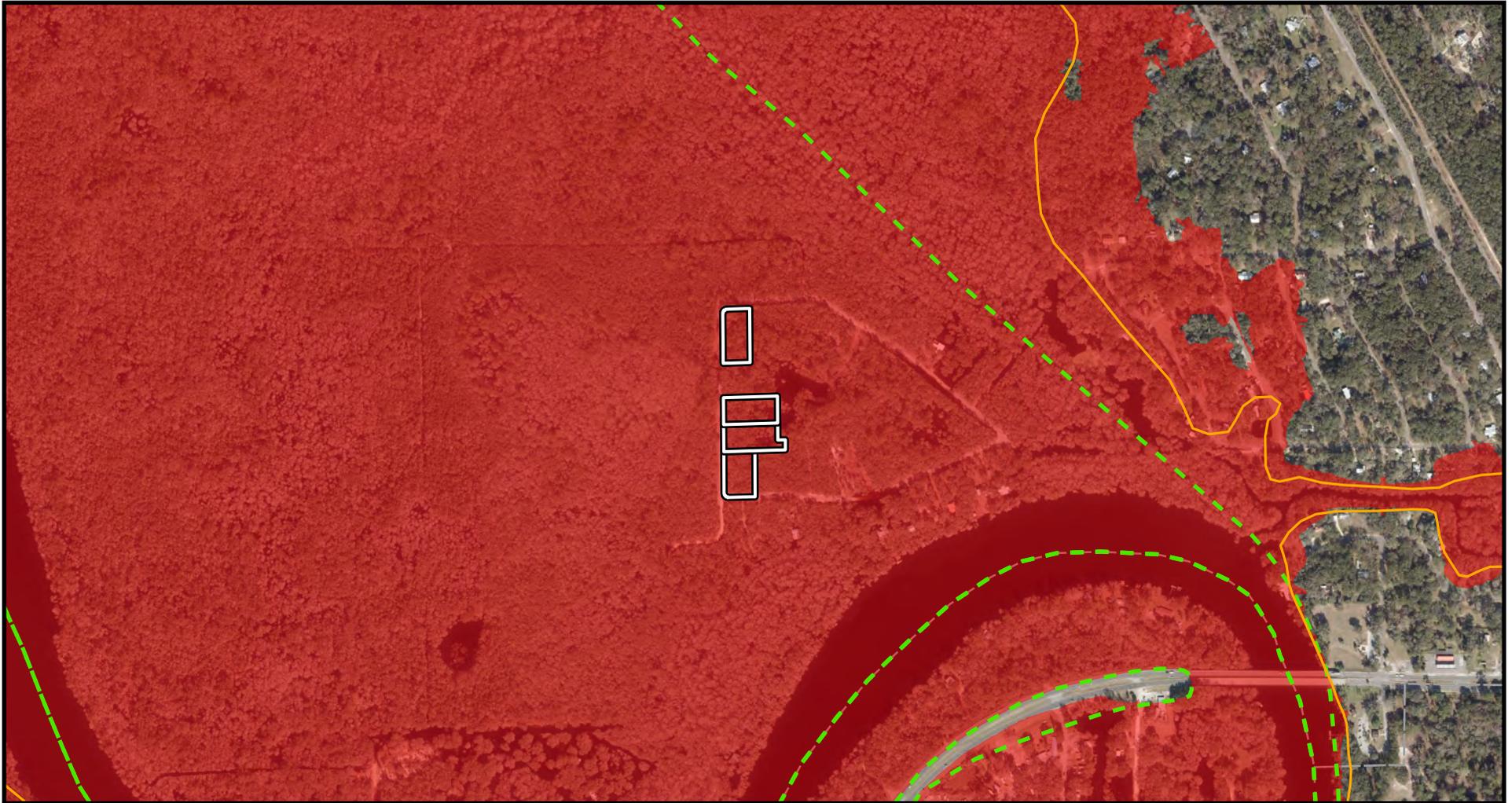


**Nature Coast Surplus
Property Offer
Springs Protection**

-  Proposed Surplus
-  Springs Protection
-  Springs

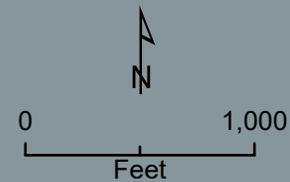
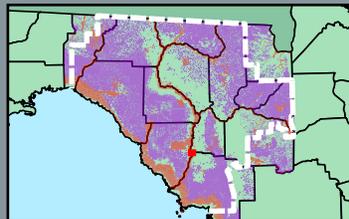


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-  Proposed Surplus
-  10 Year Floodplain
-  Floodway
-  100 Year Floodplain
-  Zone AE

Nature Coast Surplus Property Offer Floodplain Protection



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Nature Coast Surplus Property Offer Land Management

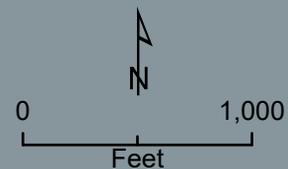
 Proposed Surplus

Natural Communities

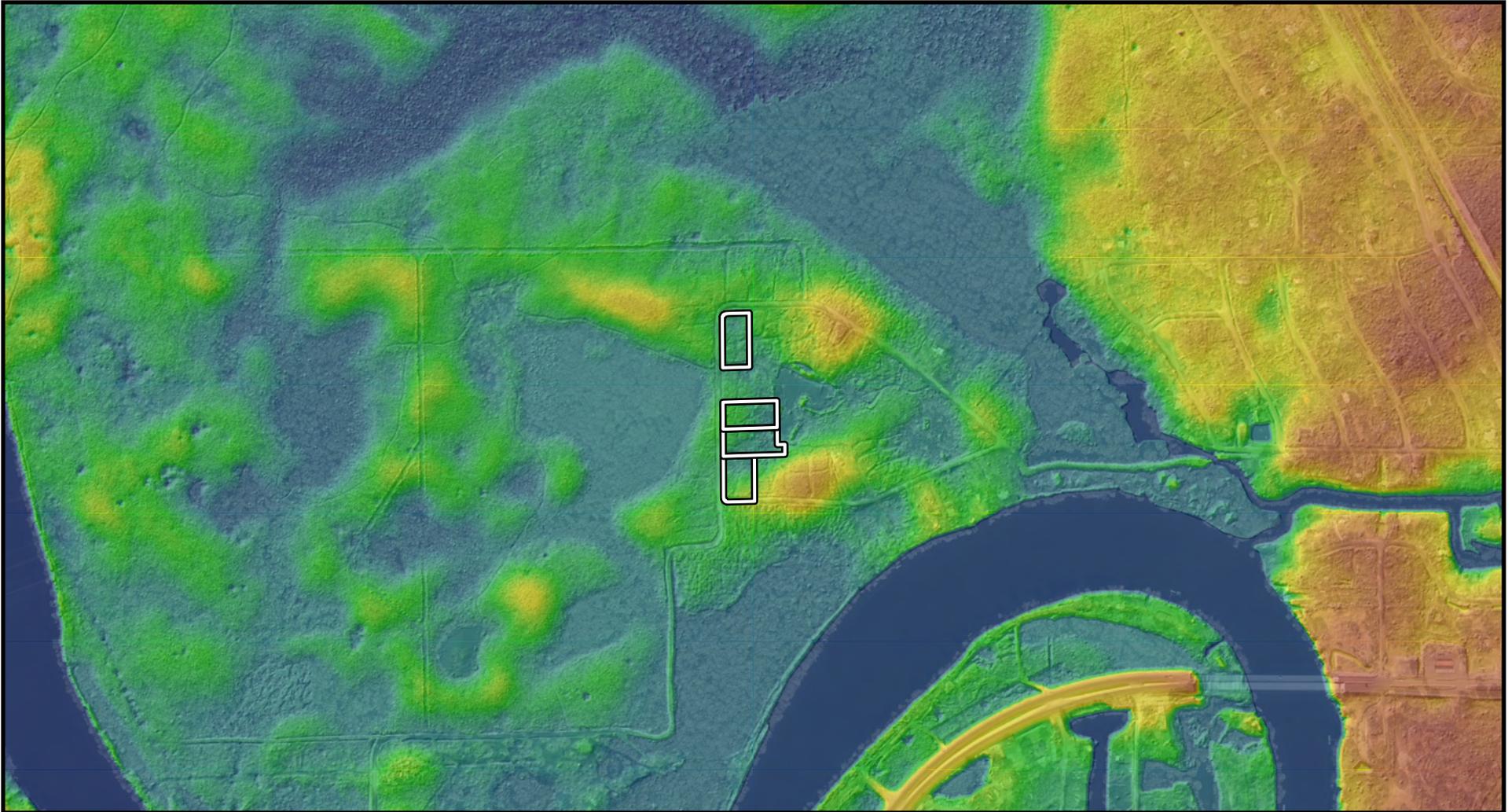
 Scrubby Flatwoods

 Wet Flatwoods

 FL Wildlife Corridor



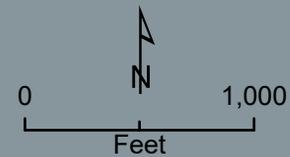
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**Nature Coast Surplus
Property Offer
LIDAR**

 Proposed Surplus

Bare Earth Elevation



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SUWANNEE RIVER WATER MANAGEMENT DISTRICT
MEMORANDUM

TO: Lands Committee

FROM: Katelyn Potter, Director, Division of Outreach and Operations

THRU: Hugh Thomas, Executive Director

DATE: July 10, 2025

RE: Remove Surplus Designation for the Hatchbend Uplands Tract, Lafayette County

RECOMMENDATION

Remove the Hatchbend Uplands Tract in Lafayette County from surplus.

BACKGROUND

On May 13, 2015, the District purchased 90.62 +/- acres known as the Turtle Springs Tract. At the time of acquisition, Resolution 2015-04 declared 32.32 +/- acres as surplus. This included the Hatchbend Uplands Parcel (32 +/- acres) and the Hatchbend Uplands Lot (0.3 +/- acres). The surplus portion known as Hatchbend Uplands Tract, was determined to not be needed for conservation purposes at that time. The Turtle Springs Tract was purchased using Florida Forever funds.

Upon further evaluation of the District's surplus properties, the Land Acquisition and Surplus Team determined that ownership and management of the Hatchbend Uplands Tract was not burdensome to the District. The parcel is directly adjacent (and connected) to the existing Turtle Springs Tract.

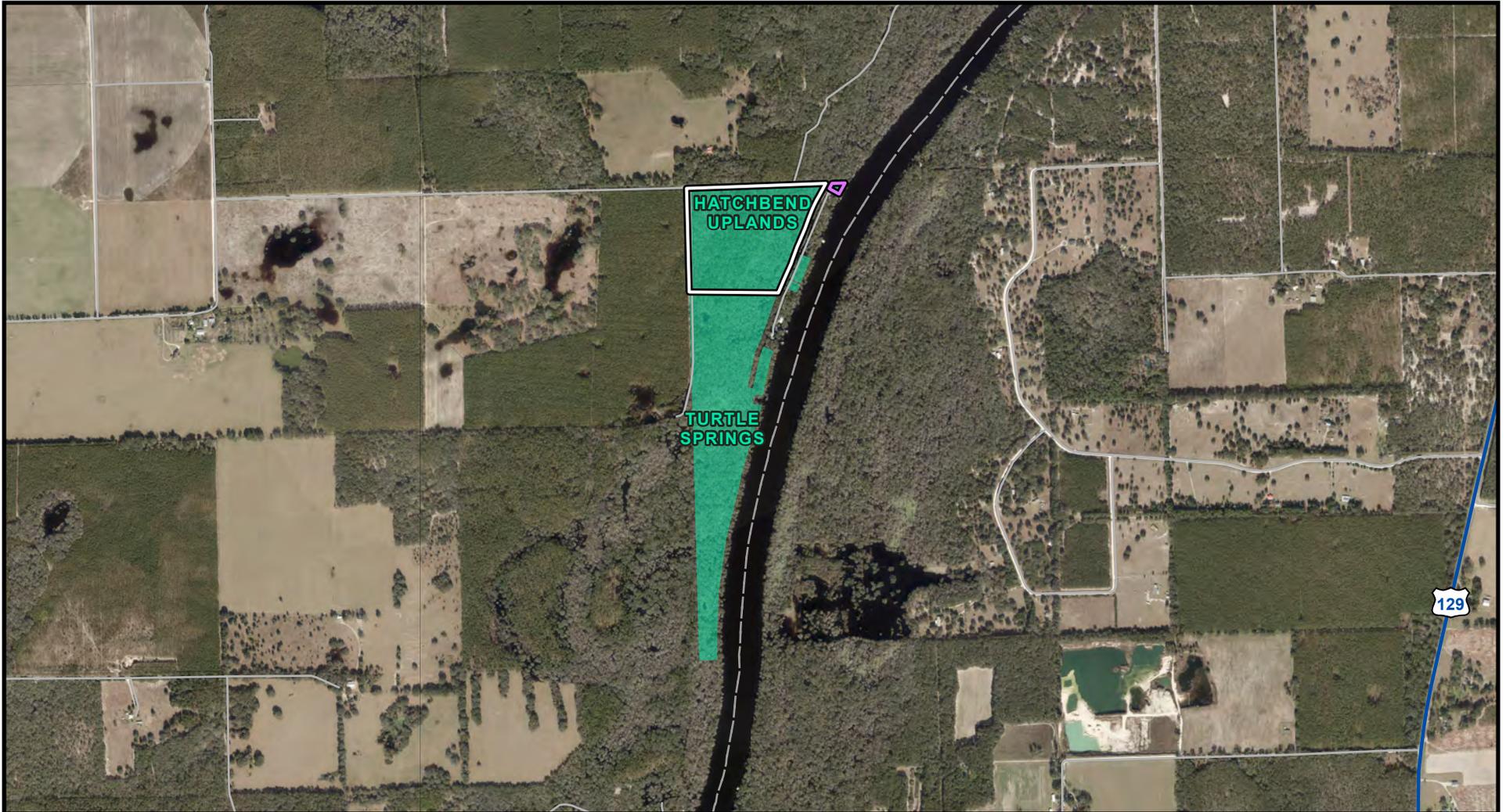
The Hatchbend Uplands Lot will remain on the surplus list. It is currently used as a local boat ramp. Staff will continue to pursue surplus or conveyance of the Hatchbend Upland Lot.

As staff evaluate District lands for potential surplus, the Hatchbend Uplands Parcel would not fit the typical criteria as it is larger in size, adjacent to existing lands, not a management burden, and can provide some timber revenue.

Staff requests the Governing Board remove the Hatchbend Uplands Tract from the District's surplus list. Staff continue to identify river lots and other small parcels (less than 10 acres) that are not consistent with the District's land ownership mission for surplus consideration.

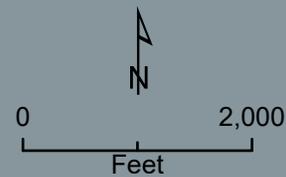
A map of the Hatchbend Uplands Tract is attached.

KCP/ao
Attachments



-  Remove from Surplus ± 32 ac
-  Keep On Surplus ± 0.3 ac
-  SRWMD Ownership

Hatchbend Uplands Lafayette County



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