

SUWANNEE RIVER WATER MANAGEMENT DISTRICT

MEMORANDUM

TO: Lands Committee

FROM: Stephen Schroeder, Chief, Office of Administration

THRU: Steve Minnis, Deputy Executive Director, Business and Community Services

DATE: October 19, 2020

RE: Detailed Assessment and Negotiations for the Acquisition of the Camp and Abel Tract, Hamilton County

RECOMMENDATION

Recommend the Governing Board authorize staff to enter into detailed assessment and negotiations for the fee acquisition of the Camp and Abel Tract, consisting of three parcels totaling 266.16 +/- acres located in Hamilton County.

BACKGROUND

In September 2020, the District received an offer to sell three parcels of real property located in Hamilton County consisting of 266.16 +/- acres. The offer included a price of \$948,000 which is negotiable and dependent upon appraisals. Staff has reviewed the parcels and recommends proceeding with the acquisition.

In assessing the parcels, staff separated the parcels into two separate triage units. Camp and Abel 1 contains two parcels located on the east side of Hamilton County abutting the Suwannee River and contain a combined 181.16 +/- acres. Camp and Abel 2 consists of one parcel located Southwest of the Camp and Abel 1 parcel and consists of 85 +/- acres also abutting the Suwannee River.

Camp and Abel 1 and 2 are within the District's Florida Forever workplan, are within the Eastern Water Supply Planning Area, provide surface water protection and flood protection benefits for the Suwannee River, and are adjacent to other District properties. Neither are within a priority focus area or BMAP.

Camp and Abel 1 contains 58.67 acres +/- of riverine surface waters and is entirely within the 10 and 100-year floodplain (178.12 acres are within the floodway).

Camp and Abel 2 contains 68.52 +/- acres within the floodway and 77.41 acres +/- within the 100-year floodplain.

After review, staff believes that ownership by the District would prevent further development in the floodway and floodplain, would improve public access to District lands and to the river, and would provide access for potential projects on the property.

A copy of the offer sheet, location map, triage summary map and a parcel assessment are attached.

SCS/rl
Attachments
File # 2020-012