

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 a Conservation Easement, Rio Lindo Parcel, Gilchrist County

**RECOMMENDATION**

Recommend the Governing Board authorize staff enter into detailed assessment and negotiations for the acquisition of a conservation easement on Rio Lindo, a 313 +/- acre parcel of real property located in Gilchrist County.

**BACKGROUND**

In October 2020, the District received an offer to sell a conservation easement on a 313 +/- parcel of real property located in Gilchrist County identified as Rio Lindo. The offeror proposed a price of \$750,000, which is negotiable and dependent upon appraisals.

The parcel contains 224.5 +/- acres of riverine surface waters, 180 +/- acres within the floodway, and is entirely within the 100-year floodplain. The parcel is also contained within the District's Florida Forever workplan, is entirely within the Fanning Springs Priority Focus Area, and is adjacent to the District's Shingle Landing and Wannee tracts. Of concern are profit and exploitation of mineral rights on a portion of the property that have not been exercised nor released by the owner of those rights. However, the location of the mineral rights are within the floodway leaving little possibility of future exploitation. Staff did not see this as a significant impediment to acquiring the conservation easement.

After review, staff determined that ownership of the conservation easement would protect against further development within the floodplain and floodway and would provide access to the property for potential projects. Land Management staff has reviewed the parcel and sees no management issues.

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

SCS/rl  
Attachments  
File #2020-010