



Real Estate Activity Update

Project and Lands Committee Meeting

November 9, 2016

Agenda Item #8

Ray Palmer and Marcy Zehnder

Real Estate Division

Acquisition Status – CERP Projects

Current Status	Picayune Strand Restoration-Belle Meade	C-111 South Dade-Southern Glades
Acquired through Condemnation	590 acres	N/A
Acquired from Willing Sellers	41 acres	24 acres
In Litigation – Pending Valuation Trial	590 acres	N/A
Under Contract	104 acres	9 acres
In Negotiations	180 acres	494 acres
Total Acres to be Acquired	915 acres	527 acres

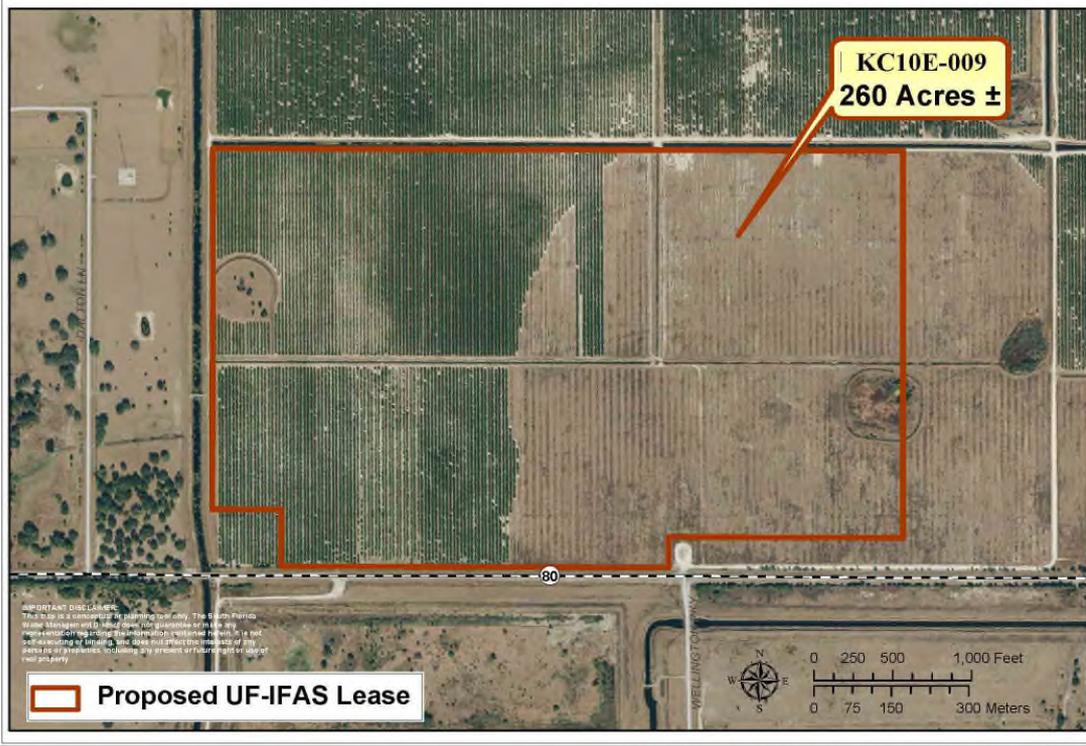
Leasing Activities

Leasing Activities This Month

UF/IFAS New Lease

Exhibit B

Caloosahatchee River Basin Water Quality Treatment & Testing Facility



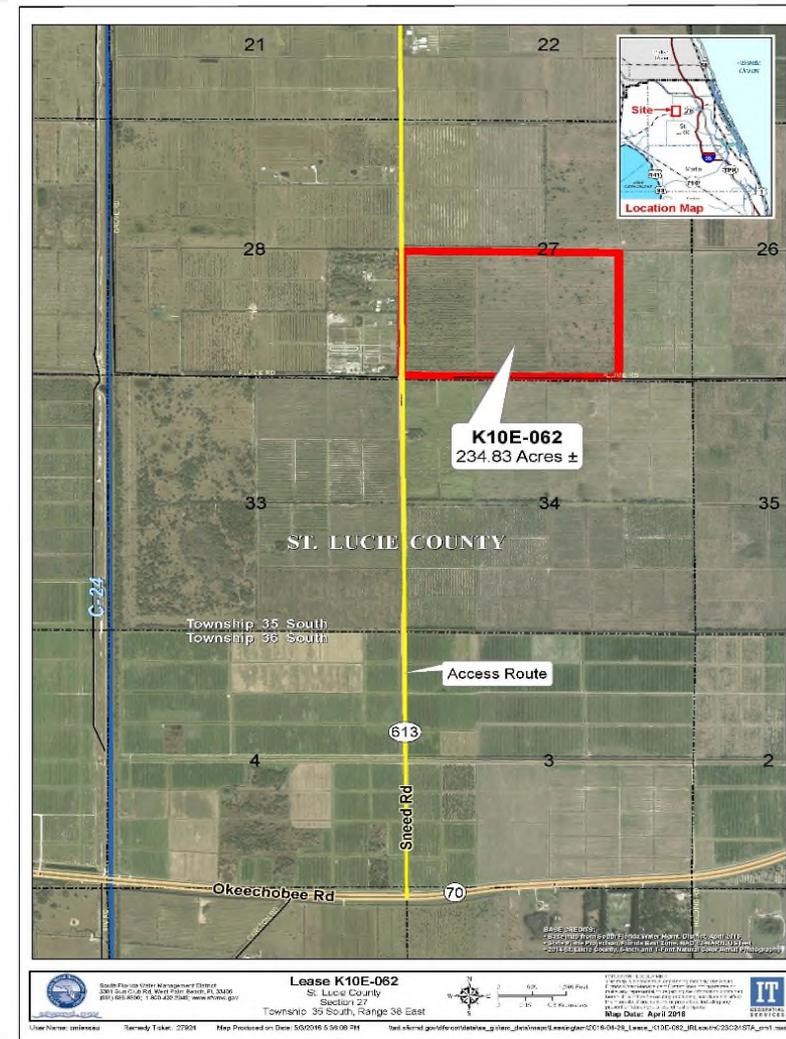
For copies of this map: (http://www.sfwmd.gov/informational/arcgis_uploads/arcgis43am06_RS_KC10E009.mxd) or call 215-444-2016 by R. G. Rafter

- Lease of the 260 acre in Glades County to UF/IFAS
- 20-year lease term
- Site will be an expansion to the UF/IFAS Research and Education Center located in Immokalee
- Planned site use for research and educational programs in water conservation and water quality
- UF/IFAS research data to be shared with District

Leasing Activities This Month

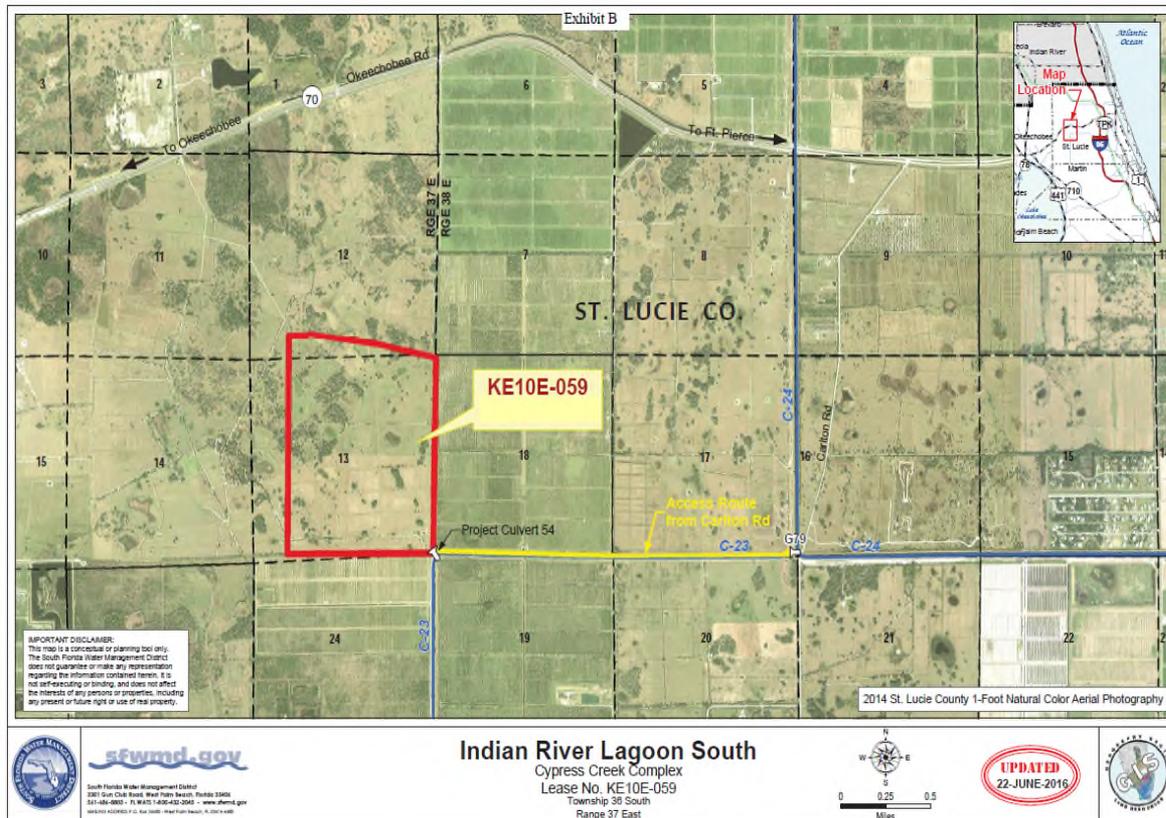
Pearce Cattle - New Lease

- St. Lucie County - C23/C24 STA Project Lands
- 234.83 acres; 39 AUs
- As the winning bidder, the lessee selected the option of a new 10-year lease based on terms of the competitive bid rather than a 5-year extension of a current lease
- Bid \$64.25 net/AU
 - (\$136 per AU less \$2,818 WCD special assessment)
- Lease will include performance evaluation requirements and site specific land management strategies



Leasing Activities This Month

Webb - 5-Year Lease Extension



- St. Lucie County - Cypress Creek-Trail Ridge
- Conservation Lands
- 557.20 acres; 93 AUs
- Current lessee was winning bidder but opted for 5-year extension at a formula based market lease rate
- Lease includes performance evaluation requirements and site specific land management strategies
- New market rate will begin at \$145 per AU and be adjusted annually

Surplus Actions

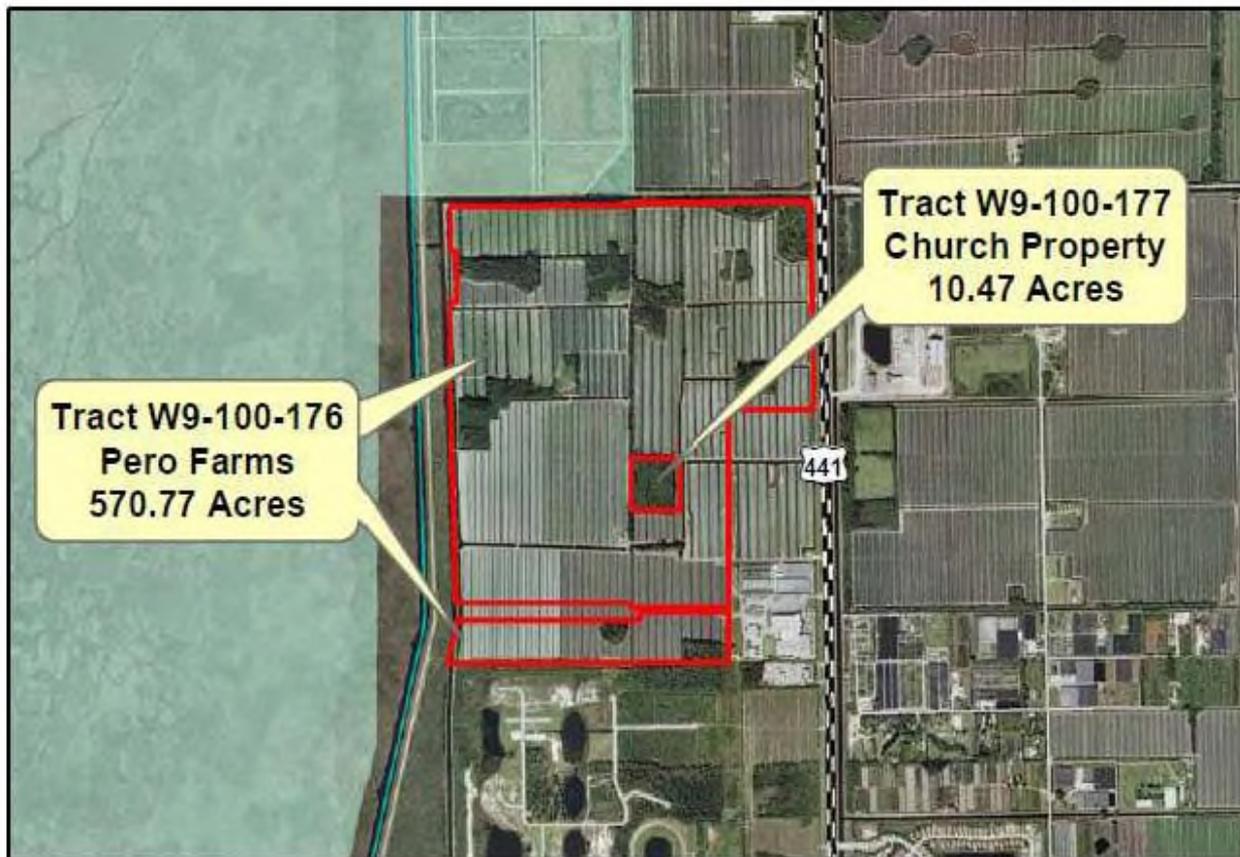
Surplus Actions This Month

Palm Beach County

Pero Farms Property

- 581.24 total acres

- 570.77 acres jointly owned with Palm Beach County
- 10.47 acres Owned by District
- District to manage surplus process
- Scheduled for December Palm Beach County Commission meeting
- A perpetual agricultural conservation easement will be placed on the property prior to transfer
- Minimum bid greater of \$10M or appraised value (update in progress)





Questions