

REAL ESTATE EXECUTIVE SUMMARY

PROJECT: East Coast Buffer/Pennsuco

COUNTY: Miami-Dade

ACRES: 20.0 acres

PURPOSE: Protection and enhancement of the Pennsuco wetlands

OWNERS: Gupta, Ajay and Nutan A. (W9304-970)
Lewis V. Swezy, Dorothy O. Weinstein, Vivian A. Hill (W9300-918)

**APPRAISER'S
ESTIMATED VALUE:** \$300,000

PURCHASE PRICE: \$160,000

BACKGROUND/CONSIDERATIONS: The Pennsuco wetlands are approximately 13,000 acres of wetland prairie located adjacent to the east perimeter of Water Conservation Area (WCA) 3B in northwestern Miami-Dade County. The Pennsuco is bordered to the west and north by Krome Avenue, to the south by Tamiami Trail and the east by the Dade-Broward Levee. The Pennsuco wetlands serve as a buffer between developed areas of Miami-Dade County, to the east, and the Everglades, to the west. Increased hydroperiods in the Pennsuco wetlands, and increased depth and durations of the wetlands, will allow the Pennsuco to provide seepage management for the overall benefit of the Everglades by reducing seepage losses from WCA 3B.

FISCAL IMPACT: The acquisition of these tracts is from willing sellers. The cumulative purchase price of the subject lands is \$160,000, which is under the estimated value of \$300,000. All costs are to be funded from the Lake Belt Mitigation Fund for the acquisition and its associated costs.

RECOMMENDATION: That the Governing Board of the South Florida Water Management District authorizes the fee acquisition of land interests containing 20.0 acres, more or less, in Miami-Dade County for the Pennsuco Project funded by the Lake Belt Mitigation Fund in the amount of \$160,000 and associated costs; approve declaring surplus, disposal of, and removal from the asset records, any such structures and improvements deemed unnecessary for the stated purpose of the original land acquisition.

Prepared by: _____
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Real Estate Section
Date _____

Reviewed by: _____
Ray Palmer, Section Administrator
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Date _____

Reviewed by: _____
Ruth Clements, Chief Real Estate Specialist
Executive Office
Date _____

Approved by: _____
Tommy B. Stowd, P.E., Director
Operations, Maintenance and Construction Division
Date _____

Owner	Tract No.	Interest	Acre	Appraiser's Estimated Value	Purchase Price
Gupta, Ajay & Nutan A.	W9304-970	Fee	10.0	\$150,000	\$80,000
Lewis Swezy, Dorothy O. Weinstein, Vivian A. Hill	W9300-918	Fee	10.0	\$150,000	\$80,000

Attachments: Resolution and map

Conflict check: Gupta, Ajay and Nutan A.
Lewis V. Swezy, Dorothy O. Weinstein, Vivian A. Hill