

## LAND ACQUISITION EXECUTIVE SUMMARY

**PROJECT:** Multiple  
**COUNTIES:** Palm Beach, Highlands, Miami-Dade, Osceola and Martin  
**ACRES:** 1097.04 acres, more or less  
**PURPOSE:** Surplus of District Land Interests  
**SELLER:** SFWMD  
**APPRAISED VALUE:** To Be Determined  
**SALE PRICE:** To Be Determined

**HIGHLIGHTS/CONSIDERATIONS:** Staff has requested that the Governing Board declare surplus 10 parcels of land containing a total of 1097.04 acres, more or less, in fee, located in the following counties: Palm Beach, Highlands, Miami-Dade, Osceola and Martin. The parcels may be offered by the District to another governmental entity pursuant to terms and conditions approved by the Governing Board or to the public for bid and be sold for the highest price obtainable but not less than the appraised value. With respect to the marketing, each parcel will be offered to governmental entities prior to being offered to the general public. With respect to some of the surplus parcels, the conveyance of the fee title will be subject to certain reservations and/or adjustments because of project needs or other considerations. All disposals shall be subject to funding source requirements. The surplus proposal has previously been presented to a WRAC (Water Resources Advisory Committee) sub-committee and the full WRAC for approval.

**FISCAL IMPACT:** No current market value appraisals have been conducted with respect to any of the proposed surplus parcels. The estimated cumulative market value for these proposed surplus parcels is approximately \$10 million.

**AUTHORIZATION:** Under Chapter 373.056(4), Florida Statutes, among other requirements, the District shall have authority to convey to any governmental entity rights in land owned by the District not required for its purposes, upon terms and conditions approved by the Governing Board. Pursuant to Section 373.089, Florida Statutes, among other requirements, the District has the authority to sell lands, or interests, or rights in land owned by the District not required for its purposes, for the highest price obtainable, but not less than the appraised value.

**RECOMMENDATION:** A Resolution of the Governing Board of the South Florida Water Management District to approve declaring surplus land interests containing 1097.04 acres, more or less, in Palm Beach, Highlands, Miami-Dade, Osceola and Martin Counties together with any structures and improvements and personal property appurtenant thereto and approve conveying said properties to another governmental entity upon terms and conditions approved by the Governing Board or conveying to the public for bid and to be sold for the highest price obtainable but not less than the appraised value subject to conditions.

<b>Tract Numbers</b>	<b>Acres</b>	<b>County</b>
27100-063	2.85	Palm Beach
GE322-706	2.50	Miami-Dade
GE328-657	3.87	Miami-Dade
GE328-862	5.04	Miami-Dade
GE328-635	1.26	Miami-Dade
GE328-725	1.44	Miami-Dade
GE327-438	2.50	Miami-Dade
AG100-009	5.0	Osceola
JE100-065	1,072.22	Martin
19103-829	0.36	Highlands
<b>Total</b>	<b>1,097.04</b>	

The final acres and applicable market values will be altered based on certain easement rights that may be reserved and/or certain cut outs or additions that may occur.

**Prepared by:** \_\_\_\_\_  
 Ruth P. Clements, Director  
 Land Acquisition Department  
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 Date

**Approved by:** \_\_\_\_\_  
 Kenneth G. Ammon, P.E.  
 Deputy Executive Director  
 Everglades Restoration and Capital Projects  
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 Date