

## INTERLOCAL FUNDING AGREEMENT

THIS AGREEMENT ("Agreement") is made and entered into on the 9th day of March, 2021 by and between the City of Dunedin, Florida, a Florida municipal corporation ("City") and Pinellas County, a political subdivision of the State of Florida ("County") (collectively, the "Parties").

### WITNESSETH:

**WHEREAS**, the City desires to acquire certain property located at 1900 Virginia Avenue, Dunedin, Florida, as legally described on Exhibit "A" attached hereto and incorporated herein by reference (the "Property"), for preservation of open space and public water access, species and habitat protection, and to provide resource-based recreation opportunities; and

**WHEREAS**, the County supports the City's acquisition of the Property for the purposes outlined above and desires to conserve approximately eighteen acres of the Property to protect the rare Sand Pine Scrub and Rosemary Bald plant species; and

**WHEREAS**, the City and County have partnered to negotiate the public acquisition of the Property; and

**WHEREAS**, the firm purchase price of the Property is ten million U.S. dollars (\$10,000,000.00); and

**WHEREAS**, the City has agreed to contribute two million U.S. dollars (\$2,000,000.00) toward the acquisition of the Property; and

**WHEREAS**, the County has agreed to contribute three million five hundred thousand U.S. dollars (\$3,500,000.00) toward the acquisition of the Property (the "County Contribution"); and

**WHEREAS**, the City and County have applied to Florida Communities Trust ("FCT") for a Florida Forever Grant in the amount of up to two million four hundred thousand dollars (\$2,400,000.00) to reimburse and offset the Property acquisition costs, a copy of the application for which is attached hereto and incorporated herein as Exhibit "B," (the "FCT Grant"); and

**WHEREAS**, the City in partnership with local nonprofit entities has raised four million five hundred thousand dollars (\$4,500,000.00) in additional donations for the acquisition of the Property; and

**WHEREAS**, this Agreement is entered into pursuant to §163.01, Florida Statutes, also known as the "Florida Interlocal Cooperation Act of 1969;" and

**WHEREAS**, it is the purpose and intent of the Parties to permit the County and the City to make the most efficient use of their respective powers, resources, and capabilities to accomplish the joint objectives provided for herein.

**NOW, THEREFORE**, for and in consideration of the mutual promises contained herein and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, the Parties agree as follows:

I, Kenneth P. Burke, Clerk of the Circuit Court and Clerk Ex-Officio, Board of County Commissioners, do hereby certify that the above and foregoing is a true and correct copy of the original as it appears in the official files of the Board of County Commissioners of Pinellas County, Florida. Witness my hand and seal of said County FL this 31 day of March, 2021.

KENNETH P. BURKE, Clerk of the Circuit Court Ex-Officio Clerk of the Board of County Commissioners, Pinellas County, Florida.

By

  
Deputy Clerk

1. **RECITALS.** The above recitals are true and correct and are adopted as an integral part of this Agreement.
2. **EFFECTIVE DATE; TERM.** The County shall file this Agreement with the Clerk of the Circuit Court as provided in Section 163.01(11), Florida Statutes. The term of this Agreement shall become effective on the date of such filing ("Effective Date") and shall remain in effect until either the expiration date of FCT Grant management plan as determined by the Florida Department of Environmental Protection or ten (10) years, whichever is longer, unless terminated sooner pursuant to the terms of this Agreement.
3. **CONDITIONS PRECEDENT.** The County Contribution toward the acquisition of the Property is conditioned upon the satisfaction of the following conditions precedent:
  - A. The City and the current owner of the Property enter into a purchase and sale agreement for the City's acquisition of the Property (the "Purchase and Sale Agreement") in an amount not to exceed ten million dollars (\$10,000,000.00) and associated closing costs, upon such terms and conditions as determined appropriate and reasonable by the City and which are consistent with the County's interest in the Property and terms of this Agreement. The City shall provide a copy of the signed purchase and sale agreement prior to the disbursement of funds to the City.
  - B. The City's successful acquisition of marketable fee simple title to the Property by general warranty deed pursuant to the terms of the Purchase and Sale agreement, subject only to permitted title exceptions accepted by the City, and paragraph 4A below. Any such exceptions accepted by the City must be consistent with the terms of this Agreement and any applicable FCT grant award. Failure to abide by this paragraph constitutes a material breach of this Agreement.
4. **FUNDING AND OBLIGATIONS.** The County agrees to contribute toward the purchase of the Property in accordance with the following:
  - A. The County shall pay a sum not to exceed three million five hundred thousand dollars (\$3,500,000.00) to and/or for the benefit of the City as local matching funds for the acquisition of the Property. The City will provide notice of the closing of the purchase and sale of the Property as soon as the closing is scheduled, but no later than fifteen (15) days prior to the scheduled closing date. The County shall transfer the County Contribution via wired funds to the Escrow/Closing Agent as defined in and consistent with the terms of the Purchase and Sale Agreement at Closing (as defined in the Purchase and Sale Agreement) for the benefit of and as a credit to the City as purchaser in the Closing. In no event shall the funds be disbursed until they are required to be submitted to the Escrow/Closing Agent for Closing consistent with the terms of the Purchase and Sale Agreement. The County Contribution shall not be used as the earnest money deposit or toward any other fees or costs associated with the City's due diligence or pre-closing acquisition activities. The City agrees to utilize the County Contribution herein solely for the acquisition of the Property and for no other purpose. The Parties acknowledge that

the County is not a party to the Purchase and Sale Agreement and assumes no responsibility, obligation, or liability of any party relative to the closing effectuating the purchase of the Property. However, the County agrees to cooperate and assist the City with effectuating the purchase of the Property as may be requested by the City.

- B. The Parties acknowledge that the City and County have jointly applied for the FCT Grant in the amount of up to two million four hundred thousand dollars (\$2,400,000.00) for reimbursement of acquisition costs of the Property. The Parties further acknowledge and agree that they will jointly apply for future FCT or other grant funding for reimbursement of acquisition costs of the Property. Neither party will submit any FCT or other grant application to reimburse its costs associated with acquisition of the Property independently without the other. The City further agrees not to submit a competing grant related to the acquisition of another property until the FCT eligibility period for reimbursement of the Property has lapsed pursuant to FCT statutes, rules, and regulations.
- C. The Parties further acknowledge and agree that if any grant funds are received for acquisition costs of the Property, whether pursuant to the current pending FCT Grant application or a future FCT or other acquisition grant application, the County will be reimbursed first in an amount up to a maximum of one million five hundred thousand dollars (\$1,500,000.00), with any funds remaining to be reimbursed to the City. If the City is reimbursed for part of its acquisition costs from a FCT or other acquisition grant, the City agrees to dedicate funding in an amount equal to the reimbursement it receives from the FCT grant toward improvements and maintenance on the Property consistent with the terms of any associated grant and this Agreement. The City and County shall execute any necessary documentation to effectuate the disbursement and allocation of awarded FCT or other grant reimbursement funds in the manner described herein within sixty (60) days of either party receiving any acquisition grant funds.
- D. The Parties acknowledge and agree that upon receipt of FCT grant funds by either party, ownership and operation of the Property shall be subject to all conditions, rules, regulations, and stipulations associated with such grant as set forth in the applicable agreement between FCT and the Parties. As owner of the Property, the City shall be primarily and directly responsible for all FCT grant compliance outside of the Conservation Area (as defined below), including but not limited to the development of management plans and required annual reporting. The County agrees to cooperate and assist the City with development of management plans and other compliance. The City, however, will remain liable for any noncompliance with an applicable FCT grant unless such noncompliance is solely due to actions or omissions of the County. Nothing contained herein is intended to conflict with or negate the provisions of paragraphs 10 and 17 below.
- E. The County shall have no further acquisition funding obligations beyond the County Contribution and any reimbursement of FCT grant funds the County

receives in excess of one million five hundred thousand U.S. dollars (\$1,500,000.00), as outlined in paragraph 4C above, unless otherwise mutually agreed to between the Parties in a subsequent written agreement.

#### **5. CONDITIONS SUBSEQUENT (POST-CLOSING)**

- A. In addition to any covenants or restrictions imposed by the FCT in connection with any grant related to the use of the Property for preservation, environmental, recreational, open space, educational, or public purposes, the City also hereby covenants and agrees that the Property shall be used for said purposes. The City agrees to apply to annex and designate the Property as recreation/open space on the City's Regulatory Land Use Map and/or to record such use restrictions as covenants running with the land to effectuate the provisions of this paragraph within one year of Closing.
- B. The City further agrees to grant the County a conservation and public access easement within ninety (90) days of Closing conserving approximately 18.8 acres of the Property in its natural state as well as ensuring public access to the shoreline of Jerry Lake all in substantial conformance with the draft conservation easement attached hereto as Exhibit "C," (the "Conservation Easement"). The Conservation Easement shall be recorded by the City, shall run with the land in perpetuity, and shall survive termination or expiration of this Agreement.

#### **6. IMPROVEMENTS, OPERATIONS, AND MAINTENANCE**

- A. **Initial Improvements.** The Parties agree to cooperate and share in the responsibilities of implementing the initial improvements and project activities which are set forth in the FCT Grant as specifically reflected on Exhibit "D" attached hereto, subject to the Parties' subsequent written mutual agreement of the maximum costs associated therewith. Unless otherwise expressly indicated herein, the County's responsibilities for the initial improvements shall be null and void if the FCT Grant is not awarded.
- B. **Conservation Area.** The County will be solely responsible for the maintenance of the Conservation Area, including but not limited to and any and all fencing or other improvements to the Conservation Area, in its sole and absolute discretion. The County further agrees to be responsible for the removal of invasive vegetation and species within the Conservation Area.
- C. **Ongoing operations and maintenance.** The City will be solely responsible for all costs incurred for the design, construction, operation, maintenance, upkeep, and repair of the Property, and of any improvements and facilities thereon other than as provided in paragraph 6A and 6B above.
- D. **Monitoring.** The County shall have the right but not the obligation to enter upon and monitor the City's construction, operation and management of the Property and



any facilities or improvements constructed thereon to ensure the same are constructed, operated, and managed for in compliance with any FCT grant, this Agreement, and the Conservation Easement.

7. **COMPLIANCE WITH LAWS.** The Parties shall comply with all applicable federal, state, and local laws, ordinances, rules and regulations, the federal and state constitutions, and the orders and decrees of any lawful authorities having jurisdiction over the matter at issue (collectively, "Laws").
8. **DEFAULT.** The failure to abide by any of the terms of this Agreement shall constitute a default, including but not limited to the following non-exhaustive list:
  - A. Failure to comply with any of the rules, regulations or provisions referred to herein, or such statues, regulations, or state guidelines, policies or directives as may become applicable at any time;
  - B. Ineffective or improper use of funds provided under this Agreement;
  - C. Operation, maintenance, alteration, or sale of the Property in a way that does not conform to the use or terms specified in a FCT grant, this Agreement, or the Conservation Easement.

A party found in default shall correct the default within thirty (30) days of receiving notice of a default from the non-defaulting party. If the defaulting party does not cure the default within 30 days, then the non-defaulting party may elect any of the cumulative remedies referenced herein.

9. **REMEDIES** In the event of a default, the non-breaching party shall be entitled, in addition to all other remedies provided in law or equity:
  - A. To compel specific performance by the breaching party of its obligations under this Agreement; and/or
  - B. If such breach would cause loss of title or interest in or to the Property or the Conservation Easement, to require the reimbursement of the County Contribution or City Contribution, as applicable.
10. **INDEMNIFICATION.** The City shall be responsible for all damages, suits, actions or claims of any character brought on account of any injuries or damages received or sustained by any person, persons, or property, or in any way relating to or arising from the acquisition, construction, or operation of the Property except those due to negligent actions or omissions of the County, or on account of any act or omission, neglect or misconduct of the City; or by, or on account of, any claim or amounts received under the Workers' Compensation Laws. Nothing herein shall be construed as a waiver of either party's sovereign immunity or further limitation thereof beyond the limitations set forth in §768.28, Florida Statutes, and is specifically intended to comply with section 768.28(19), Florida Statutes. Further, nothing herein shall be construed as either party's consent to be sued by third parties in any manner arising from this Agreement. This provision shall survive the termination or expiration of this Agreement.

11. **DUE AUTHORITY.** Each party to this Agreement represents and warrants to the other party that (i) it has the full right and authority and has obtained all necessary approvals to enter into this Agreement, and (ii) each person executing this Agreement on behalf of the party is authorized to do so. This Agreement is subject to subsequent ratification by the Pinellas County Board of County Commissioners pursuant to Pinellas County Resolution 21-6, adopted on January 12, 2021.

12. **ASSIGNMENT.** No party to this Agreement may assign any rights or delegate any duties under this Agreement without the prior written consent of the other party.

13. **NOTICES**

A. Unless and to the extent otherwise provided in this Agreement, all notices, demands, requests for approvals and other communications which are required to be given by either party shall be in writing and shall be deemed given and delivered on the date delivered in person to the authorized representative of the recipient provided below, upon the expiration of five (5) days following the date mailed by registered or certified mail, postage prepaid, return receipt requested, to the authorized representative of the recipient provided below, or upon the date delivered by overnight courier (signature required) to the authorized representative of the recipient provided below:

TO THE COUNTY:

County Administrator  
Pinellas County  
315 Court Street  
Clearwater, Florida 33756

TO THE CITY:

City Manager  
City of Dunedin  
524 Main Street  
Dunedin, FL 34697

B. Either party may change its authorized representative or address for receipt of notices by providing the other party with written notice of such change. The change shall become effective 10 days after receipt by the non-changing party of the written notice of change.

14. **WAIVER.** No act of omission or commission of either party, including without limitation, any failure to exercise any right, remedy, or recourse, shall be deemed to be a waiver, release, or modification of the same. Such a waiver, release, or modification is to be affected only through a duly executed written modification to this Agreement.

15. **GOVERNING LAW.** This Agreement shall be construed in accordance with the Laws of the State of Florida. Venue shall be solely in Pinellas County, Florida, or nearest location having proper jurisdiction.

16. **BINDING EFFECT.** This Agreement shall inure to the benefit of and be binding upon the Parties' respective successors and assigns.

17. **NO THIRD-PARTY BENEFICIARY.** Persons not a party to this Agreement may not claim any benefit hereunder or as third-party beneficiaries hereto.

18. **HEADINGS.** The paragraph headings are inserted herein for convenience and reference only and in no way define, limit, or otherwise describe the scope or intent of any provisions hereof.
19. **CONSTRUCTION.** This Agreement has been prepared by the County and reviewed by the City and its professional advisors and should not be interpreted in favor of either the City or County or against the City or County merely because of their efforts in preparing it.
20. **ENTIRE AGREEMENT.** This Agreement constitutes the entire agreement between the Parties and no change will be valid unless made by supplemental written agreement executed by the Parties.
21. **SEVERABILITY.** Should any paragraph or portion of any paragraph of this Agreement be rendered void, invalid or unenforceable by any court of law for any reason, such determination shall not render void, invalid or unenforceable any other paragraph or portion of this Agreement.
22. **NON-APPROPRIATION.** In the event funds are not budgeted and appropriated by the either party in any fiscal year for purposes described herein, then said party shall notify the other party of such occurrence, and this Agreement shall terminate on the last day of the current fiscal period without penalty or expense to either party.

REMAINDER OF PAGE INTENTIONALLY LEFT  
BLANK; SIGNATURE PAGE TO FOLLOW

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed by their duly authorized representative on the date last written below.

**PINELLAS COUNTY, FLORIDA**  
by and through its County Administrator

**CITY OF DUNEDIN, FLORIDA**

By: Barry A. Burton  
Barry A. Burton, County Administrator

By: Julie Ward Pujals  
Mayor

Date: February 23, 2021

Date: 2/23/21

**Ratified By:**

**Attest:**

**PINELLAS COUNTY, FLORIDA**  
Board of County Commissioners

Rebecca C. Schickler  
City Clerk

By: Dave Eggers  
Dave Eggers, Chair

**Approved as to form:**

Date: March 9, 2021

**ATTEST:**

Chelsea Hardy  
City Attorney

**KEN BURKE, CLERK OF CIRCUIT COURT**

BY: Fachry Caputo  
Deputy Clerk



**APPROVED AS TO FORM**

By: Chelsea Hardy  
Office of the County Attorney

## Exhibit "A"

### LEGAL DESCRIPTION

The land referred to herein below is situated in the County of Pinellas, State of Florida, and described as follows:

**PARCEL 1: (36-28-15-00000-230-0100)**

The SW1/4 of the NW1/4 of Section 36, Township 28 South, Range 15 East less and except that part in the Northeast corner included in Plat of Dunedin Cemetery recorded in Plat Book 20, Page 47, of the Public Records of Pinellas County, Florida.

ALSO LESS AND EXCEPT any portion thereof lying within road right of way along the East.

ALSO LESS AND EXCEPT those portions taken by Pinellas County for road right of way as described in Amended Order Taking recorded in Official Records Book 3512, Page 143, of the Public Records of Pinellas County, Florida.

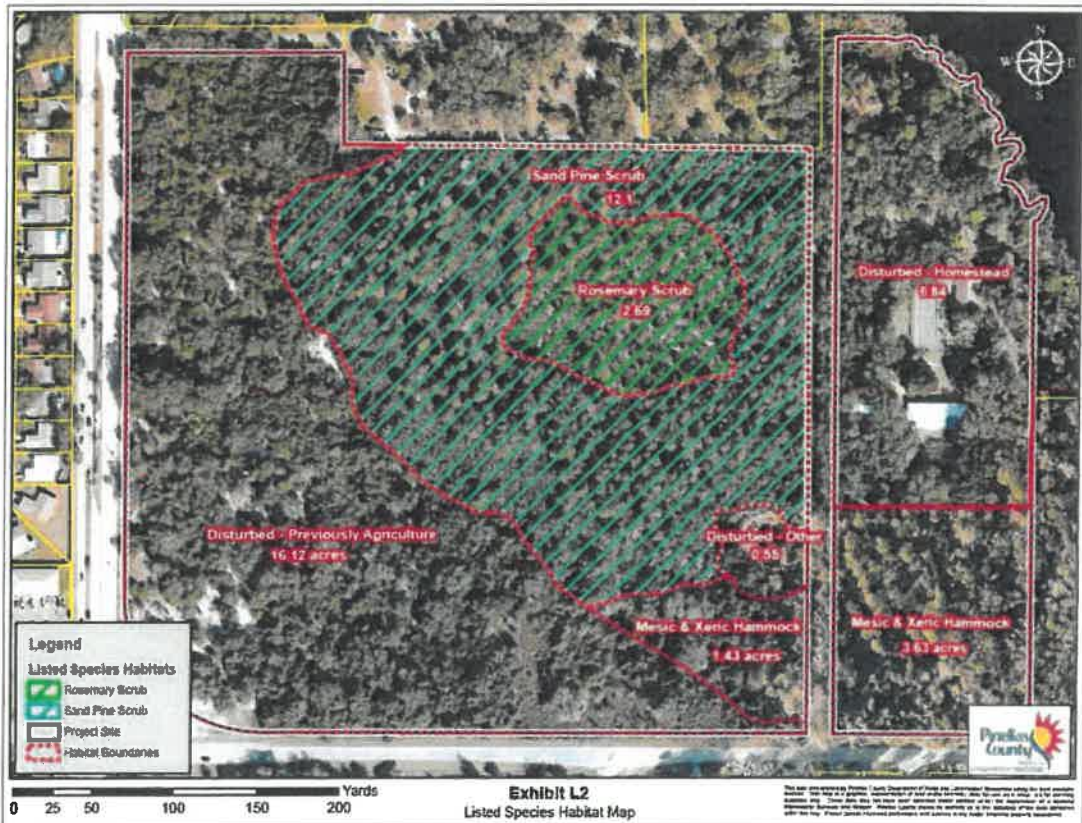
**PARCEL 2 : (36-28-15-00000-240-0100)**

The West 396 feet of the SE1/4 of the NW1/4 of Section 36, Township 28 South, Range 15 East, lying in Pinellas County, Florida.

LESS AND EXCEPT any portion thereof lying within road right of way along the West.

ALSO LESS AND EXCEPT those portions taken by Pinellas County for road right of way as described in Amended Order Taking recorded in Official Records Book 3512, Page 143, of the Public Records of Pinellas County, Florida.

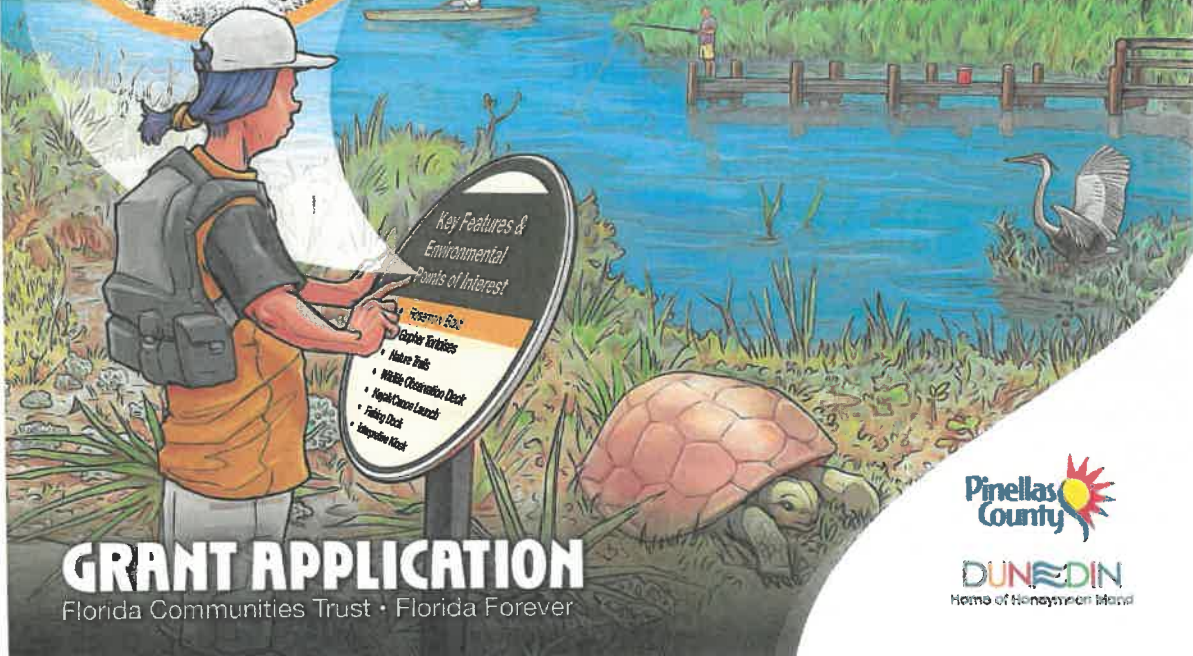
ALSO LESS AND EXCEPT any portion thereof lying within those lands conveyed to The Southwest Florida Water Management District conveyed by warranty deed recorded in Official Records Book 6194, Page 2151, of the Public Records of Pinellas County, Florida.





# Gladys Douglas Hackworth Property

Rosemary Bald & Lichen



## GRANT APPLICATION

Florida Communities Trust • Florida Forever



**DUNEDIN**  
Home of Honeycrisp Apples



**County Administration**

December 3, 2020

Florida Communities Trust  
Office of Operations  
Florida Department of Environmental Protection  
3900 Commonwealth Blvd, MS 103  
Tallahassee, FL 32399-3000

Dear Trust:

On behalf of Pinellas County, I am pleased to submit the enclosed grant application (one original and three copies) to Florida Communities Trust's Parks and Open Space Program. This application is for acquisition of the Gladys Douglas Hackworth property site.

The property consists of two parcels, one undeveloped and the other consisting of a residential dwelling and supporting structures. The property is located at 1900 Virginia Avenue in Dunedin, FL, with the undeveloped property attached to the west of the residential parcel. The property can be reached in Pinellas County by taking US-19 to State Road 580 West and then following Keene Road south. One entry point to the property is from the Dunedin Cemetery off of Keene Road and another entry point is off of Virginia Avenue from Keene Road.

If the project site is selected for funding, Pinellas County is committed to fulfilling all commitments made in the grant application.

We have received an opinion from the local government planning staff determining that the proposed use of the project site is consistent with the local comprehensive plan.

I also certify that condemnation or the threat of condemnation has not been used and will not be used to acquire any portion of the project site.

I hereby authorize Jennifer Calvert, Senior Grants Specialist for Pinellas County Parks and Conservation Resources, to act as the Key Contact for the project. I understand that all correspondence concerning the grant application will be directed to this person. You may reach him/her at 727-582-2866 or [jcalvert@pinellascounty.org](mailto:jcalvert@pinellascounty.org) or by mail at 12520 Ulmerton Road, Largo, FL 33774.

The current FEID number for our organization is 596000800 and any reimbursement payments, should our project be funded, will be sent to 14 South Fort Harrison Avenue, 3<sup>rd</sup> Floor, Clearwater, FL 33756.

Sincerely,

Barry A. Burton  
County Administrator

Enclosed

315 Court Street, Room 601  
Clearwater, FL 33756  
Phone (727) 464-3485  
Fax (727) 464-4384  
V/TDD (727) 464-4062  
[www.pinellascounty.org](http://www.pinellascounty.org)

12/8/2020

Florida Communities Trust  
Office of Operations  
Florida Department of Environmental Protection  
3900 Commonwealth Blvd, MS 103  
Tallahassee, FL 32399-3000

Dear Trust:

On behalf of the City of Dunedin, I am pleased to submit the enclosed grant application (one original and three copies) to Florida Communities Trust's Parks and Open Space Program. This application is for acquisition of the Gladys Douglas Hackworth property site. The application is a partnership application between Pinellas County and the City of Dunedin, with Pinellas County serving as the main applicant.

The property consists of two parcels, one undeveloped and the other consisting of a residential dwelling and supporting structures. The property is located at 1900 Virginia Avenue in Dunedin, FL, with the undeveloped property attached to the west of the residential parcel. The property can be reached in Pinellas County by taking US-19 to State Road 580 West and then following Keene Road south. One entry point to the property is from the Dunedin Cemetery off of Keene Road and another entry point is off of Virginia Avenue from Keene Road.

If the project site is selected for funding, the City of Dunedin is committed to fulfilling all commitments made in the grant application.

We have received an opinion from the local government planning staff determining that the proposed use of the project site is consistent with the local comprehensive plan.

I also certify that condemnation or the threat of condemnation has not been used and will not be used to acquire any portion of the project site.

I hereby authorize Jennifer Calvert, Senior Grants Specialist for Pinellas County Parks and Conservation Resources, to act as the Key Contact for the project. I understand that all correspondence concerning the grant application will be directed to this person. You may reach her at 727-582-2866 or [jcalvert@pinellascounty.org](mailto:jcalvert@pinellascounty.org) or by mail at 12520 Ulmerton Road, Largo, FL 33774.

The current FEID number for our organization is 596000310 and the FEID number for Pinellas County is 596000800 and any reimbursement payments, should our project be funded, will be sent to Pinellas County at 14 South Fort Harrison Avenue, 3<sup>rd</sup> Floor, Clearwater, FL 33756.

Sincerely,



Jennifer K. Bramley  
City Manager



**Florida Communities Trust  
Florida Forever Program  
Parks and Open Space**

**Application Form FCT-5**

Incorporated by reference in Rule 62-818.003(1)

1. PROJECT NAME Gladys Douglas Hackworth Property Acquisition  
(Descriptive project name)

2. APPLICANT NAME Pinellas County  
(Name of Local Government or Nonprofit Environmental Organization)  
*If Nonprofit Environmental Organization, also provide the required information requested on Exhibits A, B1 and B2.*

3. PARTNERSHIP APPLICATION

Is this a Partnership Application between two or more Local Governments or Nonprofit Environmental Organizations?  
YES X NO \_\_\_\_\_  
*If yes, provide the name(s) of the Local Government(s) or Nonprofit Environmental Organization(s). Also, provide an application transmittal letter from the partnering agency.*  
City of Dunedin

4. KEY CONTACT PERSON

*Note: The key contact is required to be an employee of the Local Government or designated representative of the Nonprofit Environmental Organization. Identify only one key contact person.*

Key Contact Name Jennifer R Calvert  
First Middle Initial Last

Title Senior Grants Specialist

Department/Nonprofit Environmental Organization Pinellas County Parks & Conservation Resources

Mailing Address 12520 Ulmerton Road

City Largo, FL Zip Code 33774

Phone Number 727-582-2866 or 727-336-4172

E-mail Address jcalvert@pinellascounty.org

Chief Administrator for the Local Government:

Name Barry Burton Phone Number 727-464-3485

*Note: If the Applicant's principal office address is a post office box, a delivery address is also required.*

Delivery Address 12520 Ulmerton Road

City Largo, FL Zip Code 33774

5. PROJECT SITE LOCATION

County Pinellas Section 36 Township 28 South Range 15 East

*Note: Cite only one Section, Township and Range to indicate where all or most of the project acreage is located. Include all directional designations (Township either North or South – Range either East or West).*

6. TOTAL PROJECT ACREAGE

Indicate the approximate acreage of the Project Site Acres 44

**7. ACQUISITION TYPE**

The Applicant **must** fill out one or more of the following acquisition types, as appropriate.

**The use of *condemnation* or the *threat of condemnation* is not considered a Voluntarily-Negotiated Transaction. Parcels acquired under these conditions do not qualify for Acquisition or Reimbursement under the FCT program.**

           **PRE-ACQUIRED**

The entire Project Site has been Pre-acquired by the Applicant through a Voluntarily-Negotiated Transaction within **24 months** prior to the application deadline.

           **PARTIAL PRE-ACQUIRED**

A portion of the Project Site has been Pre-acquired by the Applicant through a Voluntarily-Negotiated Transaction within **24 months** prior to the application deadline.

           **REIMBURSEMENT ACQUISITION**

The entire Project Site or the remaining un-acquired parcel(s) in the Project Site will be acquired by the Applicant through a Voluntarily-Negotiated Transaction and will be reimbursed by FCT after the Acquisition is completed.

  **X**   **JOINT ACQUISITION**

The entire Project Site or remaining un-acquired parcel(s) will be a Joint Acquisition with both FCT and the Applicant participating in the Acquisition process.

  **2**   Number of separate ownerships to be acquired within the Project Site.

*Note: For a Project Site that consists of eleven or more ownerships, the Applicant will be required to act as the lead party responsible for the Acquisition activities.*

**8. ESTIMATED PROJECT COSTS**

Enter an amount on each line and round to the nearest hundred dollars.

- a. **Land purchase price** (estimated or actual) \$ 5,500,000.00
- b. **Acquisition costs** (estimated or actual)  
 Cost of certified survey(s), appraisal(s), appraisal review(s), title report(s), title insurance premium(s), environmental audit(s), and Applicant's acquisition agent(s) fees or commission(s). \$ 500,000.00
- c. **Total Project Costs** [Add a. and b.] \$ 6,000,000.00

**9. AWARD AMOUNT AND MATCH**

	<b>Dollar Amount</b>	<b>Percentage of Award</b>
a. <b>FCT grant award amount (1)</b>	\$ <u>2,400,000.00</u>	<u>40.00</u> %(2 decimal places)
b. <b>Match amount (2)</b>	\$ <u>3,600,000.00</u>	<u>60.00</u> %(2 decimal places)
c. <b>Total Project Costs [Add a. and b.]</b>	\$ <u>6,000,000.00</u>	<b>100%</b>
<b>(Should equal 8.c above)</b>		

(1) The total amount of any Award or combination of Awards applied for by any Local Government(s) or Nonprofit Environmental Organization(s) under any Application(s) or Partnership Application(s) for any project(s) shall not exceed five million dollars (\$5,000,000.00) during any one cycle.

A 25% minimum Match is required except for Awards to counties with a population of 75,000 or fewer, municipalities with a population of 10,000 or fewer, and qualified Nonprofit Environmental Organizations. Florida Forever Funds cannot be used as Match.

**10. SOURCE OF MATCH**

Check the appropriate response(s) below to indicate eligible source(s) of Match:

- Existing or future cash from the Applicant.  
Value of real property owned by the Applicant in a qualified pre-acquisition.  
*Note: Include lands within the Project Site that were Pre-acquired within 24 months prior to the application deadline that are to be used as part of the Match.*
- Cash or grant from federal, state, regional, county, municipal, or other agency.
- Cash from a private Donation.
- Value of real property donated by the landowner in a documented bargain sale or Donation agreement.

**Note:** If the source of the Match is from a third party, provide documentation indicating source and amount.  
Label Exhibit C1

**11. OTHER FUNDING SOURCES**

Have you applied for funding or received other grant funding for Acquisition for this project through another federal, state, regional, county, municipal, or other land acquisition program(s) or agency(s)?

**YES**  **NO**

If **yes**, provide the name(s) of the agency(s) or land acquisition program(s) to which you have applied or received funding. Label Exhibit C2

If you have or will receive other grant funds for the Acquisition of the Project Site, please provide a table listing the:

- Acquisition cost for the Project Site;
- Funds the Applicant provided towards the acquisition costs;
- Funds from other sources used in the Acquisition; and
- ie appraised value of the Project Site.**

**OWNERSHIP AND ACQUISITION PLAN**

List all property owners and parcel tax identification numbers for all parcels. If the project has been Pre-acquired, provide the closing date and a copy of the signed closing statement on Exhibit E1.

An Acquisition Plan is required for project sites with multiple parcels or owners to identify the priority parcel(s) and the general acquisition order of other parcels to ensure that, in the event that all parcels cannot be acquired, the purposes of the project can be achieved.

List the specific order in which the parcels in the project will be acquired. Acquisition of the Project Site will begin with the priority 1 parcel(s). Parcels may be grouped by priority and more than one parcel may be categorized as priority 1, 2, 3, etc.

**The use of *condemnation* or the *threat of condemnation* is not considered a Voluntarily-Negotiated Transaction. Parcels acquired under these conditions do not qualify for Acquisition or Reimbursement under the FCT program.**

**Requirement: Provide a willing owner letter for all parcels listed below (Exhibit D).**

Priority	Owner's Name	Parcel Tax ID Number	Date of Closing
1	<u>Highland Memorial Gardens C/O Gladys Douglas</u>	<u>36-28-15-00000-230-0100</u>	_____
	Owner's Mailing Address		Phone
	<u>P.O. Box 1979, Dunedin, FL 34697-1979</u>		_____

Priority	Owner's Name	Parcel Tax ID Number	Date of Closing
1	<u>Ann E. Whitley</u>	<u>36-28-15-00000-240-0100</u>	_____
	Owner's Mailing Address		Phone
	<u>512 Pagan Road, Smithfield, VA 23430</u>		_____

Priority	Owner's Name	Parcel Tax ID Number	Date of Closing
_____	_____	_____	_____
	Owner's Mailing Address		Phone
	_____		_____

Priority	Owner's Name	Parcel Tax ID Number	Date of Closing
_____	_____	_____	_____
	Owner's Mailing Address		Phone
	_____		_____

**Use additional pages if needed**

## PROJECT SUMMARY

**In the space below:** Provide a discussion of the purposes of the project, existing and future uses, existing and proposed physical improvements, natural and historic resources, and resource protection and enhancement activities.

Include the size and proposed use of any existing or proposed buildings. Indicate if any easements, concessions, or leases exist or are proposed.

The project summary is to be no more than one page.

Pinellas County is planning a joint acquisition project with the City of Dunedin for joint ownership, development, and management of the Project Site. The Gladys Douglas Hackworth Property is a 44.01 acre site comprised of two parcels located at 1900 Virginia Avenue in Dunedin, FL. The eastern 10.2 acres are improved with a two-story 4,433-square-foot residence built in 1977, a 2,880-square-foot recreational building, a clay tennis court, two storage sheds, garden and agricultural structures, and fencing. It has shoreline along Jerry Lake and borders land managed by the Southwest Florida Water Management District. The western 33.14 acres are undeveloped but do contain areas of disturbance from past agricultural activities as well as recent developer exploration. The two parcels are bisected by the 1.39 acre old CR36 right-of-way that was previously vacated on a quit claim deed. The old CR36 bisection now forms a single gated driveway from Virginia Avenue running north on the property to a gate at the Dunedin Cemetery.

The site is considered to be a Locally Significant Natural Area (LNA) by the Florida Natural Areas Inventory (FNAI) because the site is located on or near a significant region of scrub habitat, a natural community in decline that provides important habitat for several rare species within a small area. The western parcel contains the last remaining documented Rosemary Scrub in Pinellas County. The importance of this rare habitat and supported species are described further in Project Excellence.

Pinellas County and the City of Dunedin are planning to acquire the Gladys Douglas Hackworth Property with the intent to protect significant species found in the area and to enhance the property with recreational opportunities for both residents and visitors to Pinellas County. The plan for the Project Site includes developing a recreational hiking trail and a multi-purpose trail across both the eastern and western parcels that will incorporate viewing benches, an observation platform, an educational kiosk, and picnic facilities. A fishing pier and canoe/kayak launch will be constructed on the eastern parcel along the shoreline of Jerry Lake which will provide recreational water access that was not available to the public at Jerry Lake previously.

The existing structures will be removed from the property except for the two-story home and the recreational building. The home will be used for maintenance and operations equipment storage, while the recreational building will go through repairs and renovations to be converted into a nature center/museum open to the public that will showcase the natural features of the property, the native flora and fauna, the environmental stewardship occurring on the property, and some of the historical agricultural aspects of the property. There will be year-round staffing at the center to ensure visitors to the new park have access to educational opportunities. The new nature center/museum will also house an office for kayak ecotours into the nearby Jerry Lake. The ecotours will provide valuable education about the rare species that exist in the area as well as conservation efforts to protect resources for future generations.

The new features described above will be supported by the additional construction of two parking areas (one being placed over the existing tennis court to minimize disruption in the area), a restroom facility with a drinking fountain, and a new 425-foot section of sidewalk that will connect the existing entrance on Virginia Avenue to the existing sidewalk along the north side of Virginia Avenue. The existing portion of sidewalk along Virginia Avenue connects to Greenbriar Boulevard and North Hercules Avenue, which surround a large residential community and will provide new park access to the community.

Pinellas County is dedicated to preserving the rare and threatened species that exist on the property and will plan all construction as to have the most minimal impact possible to the native landscape and existing wildlife. Natural trail materials will be utilized on the hiking trails through sensitive areas and low border fencing will further protect the habitat from foot traffic. Pinellas County has committed to removing invasive species found on the property and replanting native species in a minimum 10-acres of disturbed habitat. In addition, the creation of a stormwater retention pond placed near the parking areas will protect the nearby water sources.

Pinellas County is dedicated to collaborating and working alongside The City of Dunedin Parks and Recreation Department for the ongoing maintenance and operations of the park to ensure its sustainability for many generations. The City of Dunedin has committed to providing at least six educational presentations per year to summer camps that will visit the property, and in addition, will provide guided nature tours throughout the year to special interest groups and the community. Park staff from both organizations will provide upkeep to facilities, invasive species removal, habitat monitoring, and educational outreach activities as to be detailed in an Interlocal Agreement.

## PROJECT EVALUATION CRITERIA

Answer the following questions, as applicable to the proposed project. Where requested, provide references to the Local Comprehensive Plan, support documentation or attached Exhibits.

*Note: Provide a response to each of the following criteria, either yes or no. If the answer to a criterion is checked no, move to the next question. If the answer to a criterion is checked yes, provide a response as appropriate and limit your response to no more than ½ page. Any criterion that is not addressed or is left blank will not be evaluated and no points will be awarded.*

**Documentation Provided:** The Applicant shall check either **Yes** or **No** to whether the required documentation is provided. If **Yes**, the Applicant shall identify in which Exhibit the documentation is located. **If documentation is not provided, no points shall be awarded.**

### (1) GENERAL CRITERIA SECTION

- (a) Pre-acquired project: Has the **entire** Project Site been Pre-acquired by the Applicant within 24 months prior to the application deadline? (10 points);

YES \_\_\_\_\_ NO X

*If yes, provide a copy of the closing statement in **Exhibit E1**.*

Was the documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit E1

NO \_\_\_\_\_ If a copy of the closing statement is not provided, no points will be awarded

- (b) The Project Site has **not** been the subject of a land use or zoning change that would allow an increase of either allowable density or intensity within the last three (3) years prior to the application deadline. (5 points)

YES X NO \_\_\_\_\_

*If yes, provide a letter from the local government planning department stating that the Project Site has not been the subject of a land use or zoning change that would allow an increase of either allowable density or intensity within the last three (3) years prior to the application deadline **Exhibit F1 and F2**.*

Was the documentation provided in the grant application?

YES X Documented in Exhibit F1 and F2

NO \_\_\_\_\_ If a copy of the required letter from the planning department is not provided, no points will be awarded

**The Project Site has not been the subject of a land use or zoning change that would allow an increase of either allowable density or intensity within the last three (3) years. A letter from Glenn Bailey, Zoning Manager for the Pinellas County Planning and Zoning Division, confirms this in Exhibit F1. In addition, Glenn Bailey has also provided a letter that verifies the proposed uses of the Project Site are in compliance with the future land use designation and local zoning regulations in Exhibit F2.**

- (c) Is the Project Site part of a Phased Project and is adjacent (or adjacent through public ownership) to a park or conservation lands that were previously acquired with FCT funds? (5 points)

YES \_\_\_\_\_ NO X

*If yes, identify the project number of the previously funded FCT project and describe the phased nature of the project **Exhibit F3**. Provide an exhibit that shows the Project Site and the parcel(s) that were previously acquired with FCT funds in **Exhibit G***

Was the documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit G and Exhibit F3

NO \_\_\_\_\_ If a copy of the map showing the Project Site and the previously acquired FCT parcel is not provided, no points will be awarded

- (d) The Applicant is committed to providing:  
**Check yes to only one of the following, if applicable.**

- (1) Local Government (medium to large):

Counties with a population of more than 75,000, municipalities with a population of more than 10,000.

- a. A Match of 40 to 49% of the total Project Costs. (10 points)

YES \_\_\_\_\_ NO \_\_\_\_\_

b. A Match of 50 to 59% of the total Project Costs. (20 points)

YES \_\_\_\_\_ NO \_\_\_\_\_

c. A Match of 60% or more of the total Project Costs. (25 points)

YES X NO \_\_\_\_\_

**A match of 60% of the total Project Costs will be provide by the Applicant through funding provided by Pinellas County and the City of Dunedin. The anticipated total project cost is \$6,000,000.00 with \$2,400,000.00 being requested in grant funding and \$3,600,000.00 being provided in matching funds.**

(2) Small Local Government or Nonprofit Environmental Organization:

Counties with a population of 75,000 or less, municipalities with a population of 10,000 or less.

a. A Match of 10 to 19% of the total Project Costs. (10 points)

YES \_\_\_\_\_ NO \_\_\_\_\_

b. A Match of 20 to 29% of the total Project Costs. (20 points)

YES \_\_\_\_\_ NO \_\_\_\_\_

c. A Match of 30% or more of the total Project Costs. (25 points)

YES \_\_\_\_\_ NO \_\_\_\_\_

(e) The grant award amount requested is within the following thresholds

**Check yes to only one of the following, if applicable.**

(1) The Applicant is requesting a grant award amount that does not exceed \$1,500,000.00 (8 points);

YES \_\_\_\_\_ NO \_\_\_\_\_

(2) The Applicant is requesting a grant award amount that does not exceed \$2,500,000.00 (4 points);

YES X NO \_\_\_\_\_

**The Applicant, Pinellas County, is requesting \$2,400,000.00 in a grant award, which is below the stated \$2,500,000.00.**

(3) The Applicant is requesting a grant award amount that does not exceed \$3,500,000.00 (2 points).

YES \_\_\_\_\_ NO \_\_\_\_\_

**Note: FCT will not participate in project costs that exceed the grant award amount.**

(f) Is this the Applicant's first Application to FCT, or has the Applicant previously submitted an Application that was either not funded or was funded but not acquired? (5 points)

**Note: In the case of a partnership application, if any of the partners have received funding and the Project Site was acquired, then no points will be awarded.**

YES \_\_\_\_\_ NO X

(g) Will the Project Site provide an alternative to the fee simple acquisition of land by acquiring a conservation easement over at least 25 percent of the Project Site, with a minimum of at least five acres placed in a conservation easement? (5 points).

YES \_\_\_\_\_ NO X

**If yes, locate the proposed area to be acquired in less than fee on Exhibit G, discuss the purpose of the conservation easement, and provide a letter in Exhibit D from the owner expressing their willingness to sell a conservation easement over that parcel.**

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit G and D

NO \_\_\_\_\_ If the required willing seller letter and a map showing the proposed conservation easement area(s) are not provided, no points will be awarded.

## (2) OUTDOOR RECREATION, NATURAL AND CULTURAL RESOURCES SECTION

This section identifies whether Acquisition of the Project Site furthers the provision of Outdoor Recreation facilities and open space and the preservation of natural and cultural resources. All proposed recreation facilities are required to be designed with as minimal disturbance as possible to natural resources on the Project Site.

### (a) Providing Outdoor Recreation or Open Space

1. The Project Site provides functional land-based walking, nature, bike, equestrian or multi-use trails:

a. Will the Project Site contain a functional walking, nature, bike, equestrian or multi-use trail? (2 points)

YES  NO

If yes, show the proposed trail on the conceptual site plan, **Exhibit G**.

Was documentation provided in the grant application?

YES  Documented in Exhibit G.

NO  If the proposed trail is not shown on the conceptual site plan, no points will be awarded.

**The Project Site will contain two different loop trails and an access trail to Jerry Lake. See section d below for detailed description.**

b. Will the Project Site contain a functional trail that is at least one-half mile in length? (5 points)

YES  NO

If yes, show the proposed trail on the conceptual site plan, **Exhibit G**. Provide a scale that clearly shows that the trail is at least one-half mile in length.

Was documentation provided in the grant application?

YES  Documented in Exhibit G.

NO  If the proposed trail is not shown on the conceptual site plan to be at least one-half mile long, no points will be awarded.

**The Project Site will contain approximately 0.6 miles of functional trail. See section d below for detailed description.**

c. Will benches be provided along the trail? (2 points)

YES  NO

**The Project Site will contain several benches along the functional trail. The locations of the benches are marked in Exhibit G1. See section d below for detailed description.**

d. Will a water fountain be provided at the trailhead or along the trail? (1 point)

YES  NO

**The trails to be constructed will be approximately 0.6 miles in length and will contain two different loop sections as well as an access trail to Jerry Lake. The first portion of the trail will extend west from the northern proposed parking area to the fishing pier, canoe/kayak launch facility, and viewing bench and then extend south in a loop around the current home, tennis court that is to be converted to a second larger parking area, and recreational building which is to be converted into a nature center/museum and kayak ecotour rental location. This first trail loop as well as the trail access to Jerry Lake will be a multi-use trail that can accommodate pedestrians, bicycles, and wheelchairs. This section of trail will also contain a picnic shelter and a restroom facility with a water fountain. A second hiking trail loop, one that will be left more natural, will extend west from the restroom facility into the undeveloped areas of the Project Site where a viewing bench, observation platform, and educational kiosk will be stationed.**

**To minimize disturbances to the natural systems, the trails will be constructed along routes on either developed property or currently disturbed habitat. Recently, a developer cleared some trails through the property to access the habitat and potential use of the property. GIS mapping of these disturbed areas are shown as new trail development on the Conceptual Site Plan in Exhibit G1. Portions of the trail that are near significant species and habitat will have protections in place to prohibit public access such as raised observation platforms and low-lying fencing. The habitat will be viewable to the public from the observation platform but will also remain protected from further disturbance.**



2. The Project Site provides Outdoor Recreation Facilities such as a picnic pavilion, fishing pier, boat ramp, wildlife observation platform, playground, basketball courts, or volleyball courts.  
**Check yes to only one of the following, if applicable.**

- a. Will the Project Site provide two different types of recreational facilities? (7 points)

YES \_\_\_\_\_ NO \_\_\_\_\_

If yes, describe what facilities will be provided. Show the proposed facilities on the conceptual site plan, Exhibit G.

Was documentation provided in the grant application? YES\_

\_\_\_\_ Documented in Exhibit G.

NO \_\_\_\_\_ If the proposed facilities are not shown on the conceptual site plan, no points will be awarded.

- b. Will the Project Site provide three different types of recreational facilities? (8 points)

YES \_\_\_\_\_ NO \_\_\_\_\_

If yes, describe what facilities will be provided. Show the proposed facilities on the conceptual site plan, Exhibit G.

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit G.

NO \_\_\_\_\_ If the proposed facilities are not shown on the conceptual site plan, no points will be awarded.

- c. Will the Project Site provide four or more different types of recreational facilities? (9 points)

YES X NO \_\_\_\_\_

If yes, describe what facilities will be provided. Show the proposed facilities on the conceptual site plan, Exhibit G.

Was documentation provided in the grant application?

YES X Documented in Exhibit G.

NO \_\_\_\_\_ If the proposed facilities are not shown on the conceptual site plan, no points will be awarded.

**The Project Site will contain four or more different types of recreational facilities including a fishing pier, a canoe/kayak launch, a picnic shelter, an observation platform, and a nature center/museum. The recreational facilities will be placed at varying locations along the loop trails and the shoreline of Jerry Lake. These recreational facilities will be supported by two different parking areas, several benches along the trail, and a restroom facility with a water fountain. Trash and recycling receptacles will also be provided where appropriate and serviced by park staff.**

3. Will the Project Site provide public access facilities to an existing open water shoreline or beach, such as a fishing pier, boat ramp, canoe/kayak launching facility, observation platform, dock or dune walkover? (10 points)

YES X NO \_\_\_\_\_

If yes, describe what shoreline access facility will be provided. Show the proposed facility on the conceptual site plan, Exhibit G.

YES X Documented in Exhibit G.

NO \_\_\_\_\_ If the proposed water access facility is not shown on the conceptual site plan, no points will be awarded.

**The Project Site will provide public access facilities to the existing shoreline acreage of the property that borders Jerry Lake. The facilities will consist of a fishing pier, canoe/kayak launch, and a viewing bench. Pinellas County will contract with a local vendor through a Qualified Management Agreement/Contract to provide year-round educational opportunities through kayak ecotours at Jerry Lake.**

**Jerry Lake is currently a private lake surrounded by land owned by the Southwest Florida Water Management District (SWFWMD), with the exception of a small piece of shoreline that is part of the current Gladys Douglas Hackworth Property. This land purchased by SWFWMD was originally part of the Gladys Douglas Hackworth Property and the current contract states that Jerry Lake must remain private until the sale of the remaining Gladys Douglas Hackworth Property. The acquisition of the two Gladys Douglas Hackworth Property parcels by Pinellas County and the City of Dunedin will open Jerry Lake for public access and provide valuable water recreation opportunities for the community.**

4. Furthers Outdoor Recreation, public water access or open space within an Urban Area. Points may be awarded based on the following criteria:

- a. Is the Project Site located within an Urban Service Area? (5 points)  
YES  X  NO \_\_\_\_\_

*If yes, describe the existing Urban Service Area. Provide a copy of the future land use map **Exhibit H1** and an aerial photograph that clearly identifies the Project Site **Exhibit J (Label as Exhibit H1)** and the surrounding area.*

Was documentation provided in the grant application?

YES  X  Documented in Exhibit H1 and Exhibit J

NO \_\_\_\_\_ If the required future land use map and aerial photograph identifying the Project Site and the surrounding area are not provided, no points will be awarded.

**The Project Site is located in unincorporated Pinellas County but lies within the Urban Service Area of the City of Dunedin. The property is anticipated to be annexed into the City of Dunedin after acquisition. Although the current home has a private septic and well system, the City of Dunedin has a 12-inch water line that runs along the northern boundary at the Dunedin Cemetery and an 8-inch sewer force main that runs along the north side of Virginia Avenue. Both have available capacity to support development of the Project Site. All other utilities such as electric, telephone, cable, and internet services are already active on the Property Site.**

- b. Is the Project Site located within an Urban Service Area and also within one-half mile of a built-up commercial or industrial Urban Area? (5 points)  
YES  X  NO \_\_\_\_\_

*If yes, describe the existing Urban Service Area. Provide a copy of the future land use map **Exhibit H2** that clearly identifies the Project Site, an aerial photograph of the Project Site and the surrounding area, and photographs of the surrounding built-up commercial or industrial area. On either the future land use map or the aerial photograph, include a scale that clearly shows that the Project Site is within one half mile of built-up commercial or industrial Urban Area **Exhibit J (Label as Exhibit H2)**.*

Was documentation provided in the grant application?

YES  X  Documented in Exhibit H2 and Exhibit J

NO \_\_\_\_\_ If the required future land use map, aerial photograph that identify the Project Site and surrounding area and photographs of the surrounding built-up commercial or industrial area are not provided, no points will be awarded.

**The Project Site which is part of unincorporated Pinellas County lies in the Urban Service Area of the City of Dunedin. As shown in Exhibit H2, the Project Site has several parcels of commercial existing land use within one-half mile. The first area lies along Achieva Way, which is north of the Project Site. Directly west of the Project Site there is a larger commercial parcel on North Keene Road. Finally, to the southeast of the Project Site, five commercial parcels line North Hercules Avenue.**

#### (b) Connectivity

1. Will the Project Site be connected to adjacent neighborhoods by an existing sidewalk(s) or a proposed sidewalk(s) that is within an existing right-of-way? (5 points)  
YES  X  NO \_\_\_\_\_

*If yes, show the existing sidewalk on the connectivity map, **Exhibit I1**, and provide photographs of the sidewalk, **Exhibit J (Label as I1)**. If the sidewalk is proposed: provide a right-of-way map that documents that sufficient public right-of-way exists to accommodate the future sidewalk, provide a letter from the Public Works Director that a sidewalk can be constructed within the existing road right-of-way **Exhibit I1**, a letter from the Local Government that the proposed sidewalk will be constructed within five years of the acquisition of the Project Site **Exhibit I1** and a map showing the connection to a sidewalk network in the area **Exhibit I1**.*

Was documentation provided in the grant application?

YES  X  Documented in Exhibits I1 and J

NO \_\_\_\_\_ If pictures of the existing sidewalk or documentation for the proposed sidewalk, including right-of-way map of the existing right-of-way, letter from the Public Works Director, a commitment letter from the Local Government, and a map showing the connection to a sidewalk network in the area are not provided, no points will

be awarded.

**A 425-foot section of sidewalk will be constructed from the current entrance to the property on Virginia Avenue traveling east on the northern side of Virginia Avenue across the Project Site. This newly constructed stretch of sidewalk will connect with the existing sidewalk on Virginia Avenue that stretches to Greenbriar Boulevard and North Hercules Avenue. These existing sidewalks provide access to many residential subdivisions in the area. A right-of way map that documents that sufficient public right-of way exists to accommodate the proposed section of sidewalk, a letter from the Pinellas County Public Works Director stating that this proposed sidewalk can be constructed here, and a letter from Pinellas County stating the proposed sidewalk will be constructed within five years of acquisition are incorporated into Exhibit I1 .**

2. Provides Outdoor Recreation areas or open space adjacent to other publicly-owned upland areas:

- a. Is the Project Site adjacent to an existing publicly-owned infrastructure facility, such as a fire station, police station, museum, school or library? (3 points)

YES \_\_\_\_\_ NO  X

*If yes, show the existing publicly-owned infrastructure facility and its relationship to the Project Site on connectivity map or aerial photograph **Exhibit I2**. Provide photographs of the publicly-owned infrastructure facility **Exhibit J (Label as Exhibit I2)**.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit I2 and J

NO \_\_\_\_\_ If the required map or aerial photograph showing the publicly-owned facility's relationship to the Project Site and photographs are not provided, no points will be awarded.

- b. Is the Project Site adjacent to existing publicly-owned conservation or recreation lands? (5 points)

YES  X  NO \_\_\_\_\_

*If yes, show the existing publicly-owned open space, such as a park, nature preserve, or conservation land in relationship to the Project Site on **Exhibit I3** and an aerial photograph.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit I3

NO \_\_\_\_\_ If the required map and aerial photograph showing the Project Site's relationship to the adjacent publicly-owned conservation or recreation lands are not provided, no points will be awarded.

**The Project Site is adjacent to land owned and managed by the Southwest Florida Water Management District (SWFWMD). The parcel owned by SWFWMD is directly northeast of the Gladys Douglas Hackworth Property. The Project Site has a small area of shoreline along Jerry Lake, but the rest of Jerry Lake and the remaining shoreline were sold to SWFWMD in March of 1986. Acquisition of the Project Site will open up Jerry Lake to public use through the construction of a fishing pier and canoe/kayak launch facility. The adjacent parcel and Jerry Lake are shown in relationship to the project site in Exhibit I3.**

3. Is the Project Site adjacent to publicly-owned lands, excluding road right-of-ways, that contain a Recreational Trail that connects to an existing local, regional or statewide land-based Recreational Trail System or lands that are located within the Preferred Routing Corridor of the Florida National Scenic Trail? (5 points)

YES \_\_\_\_\_ NO  X

*If yes, identify the local, regional or statewide trail system and discuss how the project will enhance the system. Provide a map of the adjacent publicly-owned lands, **Exhibit I4**, and the trail system on those lands and identify the location of the Project Site.*

*Note: A Recreational Trail does not include canoe trails, sidewalks, or bike lanes on the road.*

Was the documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit I4

NO \_\_\_\_\_ If the trail system map identifying the adjacent publicly-owned lands, the trail system, and Project Site is not provided, no points will be awarded.

4. Is the Project Site adjacent to publicly-owned lands that expand a local, regional or statewide Ecological Corridor? (5 points)

YES \_\_\_\_\_ NO  X

*If yes, show the local, regional or statewide Ecological Corridor and its relationship to the Project Site on **Exhibit I5**. Discuss how the Project Site will expand the Ecological Corridor.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit I5

NO \_\_\_\_\_ If the required Ecological Corridor map that includes the adjacent publicly-owned lands and the Project Site is not provided, no points will be awarded.

5. Does the Project Site enhance a State Designated Paddling Trail by providing facilities, including a paddling trail sign, canoe/kayak launch, and restrooms? (5 points)

YES \_\_\_\_\_ NO X

*If yes, include a commitment to provide paddling trail sign, canoe/kayak launch, and restrooms on the Project Site and show the facilities on Exhibit I6. Provide a map of the State Designated Paddling Trail and identify the location of the Project Site. Provide documentation that the trail has been designated by the Office of Greenways and Trails Exhibit I6.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit I6

NO \_\_\_\_\_ If the required paddling trail map and letter from the Office of Greenways and Trails and the conceptual site plan are not provided, no points will be awarded.

### (c) Educational Opportunities

1. Will the Project Site include an interpretive kiosk intended to educate visitors about the natural environment or unique history of the area? (5 points)

YES X NO \_\_\_\_\_

*If yes, describe the interpretive educational kiosk to be provided.*

**The Project Site will host an interpretive kiosk stationed at the observation platform on the natural hiking trail that extends in a western loop from the bathroom facility. The kiosk will educate visitors about the natural habitat and the rare species supported on the property. Special interest will be paid to the Rosemary Scrub in the educational signage since the property contains the last known documented tract of this species in Pinellas County. The location of the educational kiosk at the observation platform is designated in the Conceptual Site Plan in Exhibit G1.**

**Additional educational kiosks and displays will be provided inside the nature center/museum that will be retrofitted into the existing recreational building on the site. This will give visitors access to education on both the natural hiking trail as well as the multi-use trail. These displays will highlight the natural ecosystems present, showcase rare and important species, and also provide some history of the property and its previous agricultural use.**

2. Will the Applicant provide at least six (6) environmental or historical education classes or programs per year at the Project Site conducted by trained educator(s) or resource professional(s)? (3 points)

YES X NO \_\_\_\_\_

*If yes, identify who will be conducting the classes or programs; describe the classes or programs to be provided, and the frequency of the planned programs.*

**Educational classes will be offered by the City of Dunedin Parks & Recreation Department. Dozens of different summer camps, with 10 week-long sessions each are offered by the Department including the Nature Camp and Hammock Wilderness Camp. Camps will visit the site for nature education conducted by City staff and guest speakers. Classes educate the participants about the natural features of the park, native flora and fauna, and environmental stewardship. In addition, several guided nature tours may be held in the fall and spring throughout the park with expert guides including arborists and birding. These educational duties are to be incorporated into an Interlocal Agreement between the City of Dunedin and Pinellas County.**

3. Will the Project Site include a staffed Neighborhood Recreation Center, nature center or museum building that provides year-round educational classes or programming?

**Check yes to only one of the following, if applicable.**

**Note:** *The building should be a minimum of 1,000 square feet and no larger than 15,000 square feet.*

- a. Will the Applicant construct a new building of at least 1,000 square feet to house a staffed Neighborhood

Recreation Center, nature center or museum that provides year-round educational classes or programming?  
(2 points)

YES \_\_\_\_\_ NO X

If **yes**, describe the proposed building, the size of the proposed building, what type of programs will be conducted and who will provide the programming. Locate the proposed new building on **Exhibit G**, the conceptual site plan. Provide a letter from the Applicant's senior administrator committing to the construction of the building **Exhibit K1**.

Was the documentation provided in the grant application?

YES \_\_\_\_\_ Documented in **Exhibit G** and **K1**.

NO \_\_\_\_\_ If the proposed building is not located on the conceptual site plan and the commitment letter is not provided, no points will be awarded.

- b. Will the Applicant construct a new building of at least 1,000 square feet designed and constructed to meet the U.S. Green Building Council's (USGBC) Leadership in Energy and Environmental Design (LEED™) Green Building Rating System for New Construction and Major Renovations Version 2.2, to house a staffed Neighborhood Recreation Center, nature center or museum building that provides year-round educational classes or programming? (3 points)

YES \_\_\_\_\_ NO X

If **yes**, describe the proposed facility, the size of the proposed facility, what type of programs will be conducted and who will provide the programming. Locate the proposed new building on **Exhibit G**, the conceptual site plan. Provide a letter from the Applicant's senior administrator committing to construct the building to meet the U.S. Green Building Council's (USGBC) Leadership in Energy and Environmental Design (LEED™) Green Building Rating System for New Construction and Major Renovations Version 2.2 **Exhibit K2**.

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in **Exhibit G** and **K2**.

NO \_\_\_\_\_ If the proposed building is not located on the conceptual site plan and the commitment letter is not provided, no points will be awarded.

- c. Will the Applicant use an existing building, that contains at least 1,000 square feet of enclosed area, for a staffed Neighborhood Recreation Center, nature center or museum building that provides year-round educational classes or programming? (6 points)

YES X NO \_\_\_\_\_

If **yes**, describe the existing facility, the size of the facility, what type of programs will be conducted and who will provide the programming. Locate the existing building on the conceptual site plan **Exhibit G**. Provide photographs of the building **Exhibit J (Label as K3)**. Discuss any needed repairs or renovations. Provide a letter from the Applicant's senior administrator committing to the needed repairs or renovations **Exhibit K3**.

Was documentation provided in the grant application?

YES X Documented in **Exhibit G, J** and **K3**.

NO \_\_\_\_\_ If the existing structure is not shown on the conceptual site plan, photographs (Label K3) of the existing building, and commitment letter (if required) are not provided, no points will be awarded.

**Pinellas County has committed to providing all necessary repairs and renovations of the current recreational building that exists on the property to convert the building into an active nature center/museum. This commitment is documented in a letter from the Pinellas County Parks & Conservation Resources Director, Paul Cozzie, in Exhibit K3.**

**The current recreational building lies south of the existing home and directly east of the tennis court. The building is approximately 2,880-square-feet with nearly half of the building containing air conditioning. Photos of the existing building are labeled as Exhibit K3 in Exhibit J. The existing tennis court will be converted into a large parking area, so the location of the recreational building makes access to park visitors very convenient and provides valuable park information at trail heads. The new proposed nature center/museum that will be converted from the existing recreational building will contain educational kiosks and displays that highlight the environmental significance and historical agricultural usage of the property. The center will be staffed year-round and house an office for an ecotourism company to provide educational kayak tours on Jerry Lake. A Qualified Management Agreement/Contract will be entered into with the vendor to ensure proper credentials, insurance, and duties are provided. The Qualified Management Agreement/Contract will include specific language on hours of operation and educational duties. An example of a similar current kayak tour contract is present in Exhibit R10.**

- d. The Applicant will use of an existing building, that contains at least 1,000 square feet of enclosed area, for a staffed Neighborhood Recreation Center, nature center or museum building that provides year-round educational classes or programming and will retrofit the building to meet the U.S. Green Building Council's (USGBC) Leadership in Energy and Environmental Design (LEED™) Green Building Rating System for New Construction and Major Renovations Version 2.2. (7 points)

YES \_\_\_\_\_ NO X

*If yes, describe the existing facility, the size of the facility, what type of programs will be conducted and who will provide the programming. Provide a letter from the Applicant's senior administrator committing to retrofit the building to meet the U.S. Green Building Council's (USGBC) Leadership in Energy and Environmental Design (LEED™) Green Building Rating System for New Construction and Major Renovations Version 2.2 Exhibit K4. Locate the building on the conceptual site plan Exhibit G. Discuss any needed repairs or renovations. Provide photographs of the building Exhibit J (Label as K4).*

Was the documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit G, J, and K4.

NO \_\_\_\_\_ If the proposed building is not located on the conceptual site plan, photographs (label K4) of the existing building and the commitment letter are not provided, no points will be awarded.

#### (d) Natural and Biological Resources

1. Does seventy percent of the Project Site contain predominantly Natural Communities that have not been impacted by human disturbance or alteration? (5 points)

YES \_\_\_\_\_ NO X

*If yes, describe the various Natural Communities on the Project Site, including the quality of the communities, and the approximate acreage of each community. Describe the extent and acreage of the disturbances or alterations on the Project Site. Show the natural communities and disturbed areas on Exhibit L1. Provide photographs Exhibit J (Label as L1) of the natural communities. Discuss how the project site will be developed with minimal impact to the Natural Communities on the site.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit L1 and J.

NO \_\_\_\_\_ If documentation that the Project Site contains at least seventy percent Natural Communities and photographs of the Natural Communities area not provided, no points will be awarded.

2. Does the Project Site contain Habitat recognized as typically suitable for one or more Listed Animal Species? (5 points)

YES X NO \_\_\_\_\_

*If yes, describe the Habitat on the Project Site, including the size in acres and the present condition of the Habitat. Identify any listed species that may use the site as Habitat. Discuss how the listed species Habitat will be protected and managed. Show the listed species habitat on Exhibit L2. Provide photos Exhibit J (Label as L2) of the listed species habitat.*

Was documentation provided in the grant application?

YES X Documented in Exhibit L2 and J.

NO \_\_\_\_\_ If documentation that the Project Site contains Habitat recognized as typically suitable for one of more Listed Animal Species is not provided, no points will be awarded.

**The Project Site contains approximately 2.7 acres of Rosemary Scrub (Rosemary Bald) and 12 acres of Sand Pine Scrub which are Global and State Ranked G2/S2. This habitat is recognized as typically suitable for one or more listed animal species. Several active gopher tortoise burrows were observed on the Project Site. In the most densely populated County in Florida the Project Site is likely to be the site of the last remaining rosemary scrub in Pinellas County**

**To protect these sensitive habitats trails will be limited in the natural areas and an observation platform will be placed on the edge of the Rosemary Scrub so the public can observe this rare habitat while preventing damage from foot traffic. An interpretive kiosk will be installed on the observation platform to explain the importance of this natural community and why there is limited public access. Signs will also be placed where the hiking trail leaves the disturbed areas and enters the sand pine scrub stating the importance of staying on the marked trail to preserve this rare habitat.**

**Prescribed burning in the scrub areas will be evaluated as well as thinning of sand pines to prevent crown fires and to open up the canopy of the rosemary scrub (bald). Recommendations from the Lake Wales Ridge TNC and Archbold Biological Station staff will likely be sought on how to best manage these two scrub communities as both these entities have long-term management experience of these natural communities.**

**The disturbed areas on the west side of the Project Site will also be restored back to sandhill community which will allow for expansion of suitable habitat for the gopher tortoise.**

3. Does the Project Site contain a Locally Significant Natural Area as identified by the Florida Natural Areas Inventory? (3 points)

YES  NO

*If yes, provide a map and letter from the Florida Natural Areas Inventory that the Project Site contains a Locally Significant Natural Area **Exhibit L3**.*

Was documentation provided in the grant application?

YES  Documented in Exhibit L3

NO  If the required letter and map from the Florida Natural Areas Inventory stating that the Project Site contains a Locally Significant Natural Area are not provided, no points will be awarded.

**The FNAI letter states that the Project Site appears to be located on or very near a significant region of scrub habitat. The letter further states that scrub is a natural community in decline that provides important habitat for several rare species within a small area. County and City staff site visits confirm that the site does indeed contain rosemary scrub and sand pine scrub.**

4. Does the Project Site contain critical habitat typically suitable for one or more Listed Animal Species and is the site located in a Strategic Habitat Conservation Area, as identified by the Florida Fish and Wildlife Conservation Commission?

**Check yes to only one of the following, if applicable.**

- a. The Project Site contains Habitat recognized as typically suitable for one or more Listed Animal Species and less than twenty-five percent of the Project Site is currently located in, or was located in at the time of acquisition, a Strategic Habitat Conservation Area, as identified by the Florida Fish and Wildlife Conservation Commission. (2 points)

YES  NO

*If yes, provide a map and letter from the Florida Fish and Wildlife Conservation Commission stating that the Project Site contains a Strategic Habitat Conservation Area **Exhibit L4**.*

Was documentation provided in the grant application?

YES  Documented in Exhibit L4

NO  If the required letter and map from the Florida Fish and Wildlife Conservation Commission stating that the Project Site contains a Strategic Habitat Conservation Area is not provided, no points will be awarded.

- b. The Project Site contains Habitat recognized as typically suitable for one or more Listed Animal Species and twenty-five to forty-nine percent of the Project Site is currently located in, or was located in at the time of acquisition, a Strategic Habitat Conservation Area, as identified by the Florida Fish and Wildlife Conservation Commission. (4 points)

YES  NO

*If yes, provide a map and letter from the Florida Fish and Wildlife Conservation Commission stating that the Project Site contains a Strategic Habitat Conservation Area **Exhibit L4**.*

Was documentation provided in the grant application?

YES  Documented in Exhibit L4

NO  If the required letter and map from the Florida Fish and Wildlife Conservation Commission stating that the Project Site contains a Strategic Habitat Conservation Area is not provided, no points will be awarded.

- c. The Project Site contains Habitat recognized as typically suitable for one or more Listed Animal Species and fifty percent or more of the Project Site is currently located in, or was located in at the time of acquisition, a Strategic Habitat Conservation Area, as identified by the Florida Fish and Wildlife Conservation Commission. (7 points).

YES \_\_\_\_\_ NO  X

If yes, provide a map and letter from the Florida Fish and Wildlife Conservation Commission stating that the Project Site contains a Strategic Habitat Conservation Area **Exhibit L4**.

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit L4

NO \_\_\_\_\_ If the required letter and map from the Florida Fish and Wildlife Conservation Commission stating that the Project Site contains a Strategic Habitat Conservation Area is not provided, no points will be awarded.

5. Does the Project Site contain land that will be managed in cooperation with Florida Forest Service's Forest Stewardship Program? (3 points)

YES \_\_\_\_\_ NO  X

If yes, provide a letter from the Florida Forest Service that the Project Site will be managed in cooperation with the Forest Stewardship Program **Exhibit L5**.

Was the documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit L5

NO \_\_\_\_\_ If the required letter from the Florida Forest Service stating that the Project Site will be managed in cooperation with the Forest Stewardship Program is not provided, no points will be awarded.

6. Does the Project Site contain priority habitat as identified by the Florida Fish and Wildlife Conservation Commission (FWCC) and managed in cooperation with FWCC's Landowner Assistance Program? (5 points)

YES \_\_\_\_\_ NO  X

If yes, provide a letter from the Florida Fish and Wildlife Conservation Commission stating that the Project Site contains priority habitat and will be managed in cooperation with the Landowner Assistance Program **Exhibit L6**.

Was the documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit L6

NO \_\_\_\_\_ If the required letter from the Florida Fish and Wildlife Conservation Commission stating that the Project Site contains priority habitat and will be managed in cooperation with the Landowner Assistance Program is not provided, no points will be awarded.

#### (e) Vegetative Enhancement

1. Planting disturbed uplands with native vegetation.

Check yes to only one of the following, if applicable.

- a. At least 1 acre of the disturbed upland area on the Project Site will be planted with native vegetation. (2 points)

YES \_\_\_\_\_ NO  X

If yes, discuss that at least one (1) acre of disturbed uplands on the Project Site will be planted and discuss the types of native plants and the approximate number to be planted. Show the approximate area to be planted on the conceptual site plan, **Exhibit G**. Provide photos **Exhibit J (Label Native Vegetation area)** of the disturbed area to be planted.

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit G and J

NO \_\_\_\_\_ If the proposed planting area is not shown on the conceptual site plan and photos of the disturbed area are not provided, no points will be awarded.

- b. At least 5 acres of the disturbed upland area on the Project Site will be planted with native vegetation. (5 points)

YES \_\_\_\_\_ NO  X

If yes, state that at least five (5) acres of disturbed uplands on the Project Site will be planted and discuss the types of native plants and the approximate number to be planted. Show the approximate area to be planted on the conceptual site plan, **Exhibit G**. Provide photos **Exhibit J (Label Native Vegetation area)** of the disturbed area to be planted.

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit G and J

NO \_\_\_\_\_ If the proposed planting area is not shown on the conceptual site plan and photos of the disturbed area are not provided, no points will be awarded.

- c. At least 10 acres of the disturbed upland area on the Project Site will be planted with native vegetation.



(7 points)

YES  NO

If yes, state that at least ten (10) acres of disturbed uplands on the Project Site will be planted and discuss the types of native plants and the approximate number to be planted. Show the approximate area to be planted on the conceptual site plan, Exhibit G. Provide photos Exhibit J (Label Native Vegetation area) of the disturbed area to be planted.

Was documentation provided in the grant application?

YES  Documented in Exhibit G and J

NO  If the proposed planting area is not shown on the conceptual site plan and photos of the disturbed area are not provided, no points will be awarded.

**At least 10 acres in the west area of the property that was previously planted as an orange grove will be planted with native vegetation. Since the time the area was used as an orange grove some native species such as sand-live oak and sabal palm have recruited. Several exotic species including but not limited to Brazillian pepper, Camphor, Chinaberry, lantana, caesarweed, balsam apple, and rosary pea dominate the area. Exotic vegetation will be treated and removed prior to the planting. This part of the property consists of Tavares soils so the area will be planted with Florida sandhill species. Approximately 200 turkey oak, 300 longleaf pine, 1000 beautyberry, and a mix of 45,000 groundcover species will be planted. Some of the groundcover species include wiregrass, gopher apple, *Pityopsis graminifolia*, liatris, Florida greeneyes, Elephantsfoot, and lopsided Indiangrass. At the time of planting, if other sandhill species are commercially available, they will be added to the planting list.**

2. Planting disturbed shorelines with native vegetation.

Check yes to only one of the following, if applicable.

- a. At least 150 linear feet of the disturbed shoreline on the Project Site will be planted with native vegetation.

(1 point)

YES  NO

If yes, state that at least 150 linear feet of disturbed shoreline on the Project Site will be planted and discuss the types of native plants and the approximate number to be planted. Show the approximate area that will be planted on the conceptual site plan, Exhibit G. Provide photos Exhibit J (Label Native Vegetation area) of the disturbed area to be planted.

Was documentation provided in the grant application?

YES  Documented in Exhibit G and J

NO  If the proposed planting area is not shown on the conceptual site plan and photos of the disturbed area are not provided, no points will be awarded.

- b. At least 300 linear feet of the disturbed shoreline on the Project Site will be planted with native vegetation.

(2 points)

YES  NO

If yes, state that at least 300 linear feet of disturbed shoreline on the Project Site will be planted and discuss the types of native plants and the approximate number to be planted. Show the approximate area that will be planted on the conceptual site plan, Exhibit G. Provide photos Exhibit J (Label Native Vegetation area) of the disturbed area to be planted.

Was documentation provided in the grant application?

YES  Documented in Exhibit G and J

NO  If the proposed planting area is not shown on the conceptual site plan and photos of the disturbed area are not provided, no points will be awarded.

- c. At least 600 linear feet of the disturbed shoreline on the Project Site will be planted with native vegetation.

(4 points)

YES  NO

If yes, state that at least 600 linear feet of disturbed shoreline on the Project Site will be planted and discuss the types of native plants and the approximate number to be planted. Show the approximate area that will be planted on the conceptual site plan, Exhibit G. Provide photos Exhibit J (Label Native Vegetation area) of the disturbed area to be planted.

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit G and J

NO \_\_\_\_\_ If the proposed planting area is not shown on the conceptual site plan and photos of the disturbed area are not provided, no points will be awarded.

## **Water Quality**

1. Will the Project Site improve the quality of surface waters or address current flooding problems occurring on, adjacent or in close proximity to the Project Site in a park-like or natural setting? (3 points)

YES X NO \_\_\_\_\_

*If yes, discuss existing water quality or flooding problems. Describe what activities on the Project Site will significantly improve surface water quality or address current flooding problems in a park-like or natural setting. Identify the proposed improvements or activity on the conceptual site plan, **Exhibit G**.*

Was documentation provided in the grant application?

YES X Documented in Exhibit G

NO \_\_\_\_\_ If the proposed improvements or activity area is not shown on the conceptual site plan, no points will be awarded.

**The Project Site will improve the quality of surface waters through the addition of a native planted stormwater treatment area located between the largest parking area and the small inlet canal leading to Jerry Lake. The native planted stormwater treatment area will help to slow any surge flooding that may cause erosion into Jerry Lake and will also help to filter contaminant before reaching Jerry Lake. The location of the stormwater treatment area is shown on the Conceptual Site Plan in Exhibit G1.**

**In addition to the native planted stormwater treatment area, the Project Site will have all trash and debris removed from the site to prevent any further contamination of nearby water sources. Currently rusting farm equipment and large storage tanks are open to the elements and causing polluted run-off to Jerry Lake. Removal of this debris will stop further contamination.**

**A minimum of 10-acres of the property that is disturbed and littered with invasive and exotic species will be managed so as to remove the exotic and invasive plants and replant with native vegetation. This native vegetation will help to protect natural drainage ways in the area and allow for further flooding control which will help protect against run-off pollution.**

2. Will acquiring the Project Site protect an adjacent Outstanding Florida Water, as designated by the Department of Environmental Protection? (5 points)

YES \_\_\_\_\_ NO X

*If yes, provide a map showing that the boundary of the Project Site is located adjacent to an Outstanding Florida Water. Provide a letter from the Department of Environmental Protection verifying that the project is located adjacent to an Outstanding Florida Water **Exhibit M2**.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit M2

NO \_\_\_\_\_ If the required letter from the Department of Environmental Protection and map showing that the boundary of the Project Site is located adjacent to an Outstanding Florida Water are not provided, no points will be awarded.

3. Will acquiring the Project Site protect adjacent Class I Waters, as identified by the Department of Environmental Protection? (3 points)

YES \_\_\_\_\_ NO X

*If yes, provide a map showing that the boundary of the Project Site is located adjacent to a Class I Water. Provide a letter from the Department of Environmental Protection verifying that the project is located adjacent to an Outstanding Florida Water **Exhibit M3**.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit M3

NO \_\_\_\_\_ If the required letter from the Department of Environmental Protection and map showing that the boundary of the Project Site is located adjacent to a Class I Water are not provided, no points will be awarded.

## **(g) Historic Resources**

1. Does the Project Site contain a site listed in the Florida Master Site File maintained by the Division of Historical Resources? (2 points)

YES \_\_\_\_\_ NO X

If **yes**, identify the resource, provide a map showing its location on the Project Site **Exhibit G**, and provide documentation from the Division of Historical Resources verifying that the resource is listed in the Florida Master Site File **Exhibit N1**.

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibits G and N1

NO \_\_\_\_\_ If the required map showing the resource on the Project Site and documentation from the Division of Historical Resources are not provided, no points will be awarded.

2. Does the Project Site contain a resource that is listed in the Florida Master Site File and has been evaluated by the Division of Historical Resources as meeting the criteria for listing in the National Register of Historic Places? (5 points)

YES \_\_\_\_\_ NO X

If **yes**, identify the resource, provide a map showing its location on the Project Site **Exhibit G**, and provide documentation from the Division of Historical Resources verifying that the resource meets the criteria for listing in the National Register of Historic Places **Exhibit N2**.

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibits G and N2

NO \_\_\_\_\_ If the required map showing the resource on the Project Site and documentation from the Division of Historical Resources that the Project Site contains a resource that meets the criteria for listing in the National Register of Historic Places are not provided, no points will be awarded.

3. Will acquiring the Project Site protect a resource that is listed on the National Register of Historic Places by the National Park Service? (7 points)

YES \_\_\_\_\_ NO X

If **yes**, identify the resource, provide a map showing its location on the Project Site **Exhibit G**, and provide documentation from the Division of Historical Resources verifying that the resource is listed on the National Register of Historic Places **Exhibit N3**.

Was the documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibits G and N3

NO \_\_\_\_\_ If the required map showing the resource on the Project Site and documentation from the Division of Historical Resources verifying that the Project Site contains a resource that is listed on the National Register of Historic Places are not provided, no points will be awarded.

### (3) COMMUNITY PLANNING SECTION

#### (a) Comprehensive Plan Implementation

For each of the following criteria that are furthered by the Local Comprehensive Plan, cite no more than five (5) relevant objectives or policies in each response.

If the response to a criterion is no, move to the next question. If the response to a criterion is yes, cite the objective or policy number and paraphrase the plan directive, provide a brief discussion of how acquiring the site will further the cited objective or policy, and include a copy of the objective or policy in Exhibit O or the proposed objectives or policies in Exhibit O. If a criterion addresses specific resources (they must be present on the site) or facilities (they must be existing or proposed for the site) in order for points to be awarded.

If the Project Site is located entirely in one Local Government jurisdiction, the Local Comprehensive Plan of the jurisdiction within which the Project Site is located shall be evaluated for scoring purposes. If the Project Site is located in two or more jurisdictions, the Local Comprehensive Plan of either jurisdiction shall be compared for compatibility and evaluated for scoring purposes. If either jurisdiction's Local Comprehensive Plan is furthered then points will be awarded.

1. Will the project provide acreage or outdoor recreational facilities necessary to maintain or improve adopted levels of service standards established in the comprehensive plan for recreation or open space? (5 points)

YES X NO \_\_\_\_\_

Numeric citation and summary of objectives or policies:

**Recreation, Open Space and Culture Element: Objective 1.1.**

**Recreation, Open Space and Culture Element: Policy 1.1.1.**

**Recreation, Open Space and Culture Element: Objective 1.2.**

**Recreation, Open Space and Culture Element: Policy 1.2.2.**

**Recreation, Open Space and Culture Element: Objective 1.3.**

**Each of these objectives and policies revolve around acquiring land for conservation and recreation efforts. Pinellas County designates a level of service standard of 14 acres of parks and environmental lands for every 1,000 residents through the Year 2025. Pinellas County strives to work alongside other governments and funding sources to acquire these lands to maintain levels of service. (Please see Exhibit O1 for full Policies and Objectives)**

Summary of how the project furthers the objectives or policies:

**The current population of Pinellas County is approximately 974,996 residents and continues to grow. According to levels of service standards for providing parks and environmental lands, Pinellas County needs to maximize every effort to acquire new lands for these purposes to maintain standards. Much of Pinellas County is developed and very few parcels with adequate acreage remain for converting into environmental lands and parks. The Gladys Douglas Hackworth Property is a crucial piece of land with over 40 acres of potential park and environmental land use. The addition of the two parcels would meet requirements of service level standards for over 3,000 residents. Pinellas County is dedicated to working alongside the City of Dunedin as well as other governmental agencies and nonprofit organizations to acquire the Gladys Douglas Hackworth Property for conversion into environmental and park lands.**

Was documentation provided in the grant application?

YES  Documented in Exhibit O1

NO  If copies of the required objectives and policies are not provided, no points will be awarded.

2. Will the project further comprehensive plan directives that promote public Acquisition of natural areas or open space? (5 points)

YES  NO

Numeric citation and summary of objectives or policies:

**Natural Resource Conservation and Management Element: Policy 2.1.7.**

**Natural Resource Conservation and Management Element: Policy 2.1.11.**

**Natural Resource Conservation and Management Element: Policy 2.1.12.**

**Natural Resource Conservation and Management Element: Policy 3.1.5.**

**Recreation, Open Space and Culture Element: Objective 1.3.**

**The objectives and policies listed above highlight how Pinellas County will pursue the acquisition of properties to help “fill in the gaps” of ecological corridors and to protect important and isolated lands. The County focuses on acquisition, protection, enhancement, and restoration of natural areas and open space. There is also a focus on connecting natural areas and open spaces. (Please see Exhibit O2 for full Policies and Objectives)**

Summary of how the project furthers the objectives or policies:

**The acquisition of the Gladys Douglas Hackworth Property Site, which contains a large amount of natural areas and open space in a highly urbanized and developed county, directly aligns with the objectives and policies of the Pinellas County Comprehensive Plan. Being that there are very few parcels of open space and natural areas left in Pinellas County it is of great importance that every effort to acquire these parcels be made before development**

occurs. The Project Site borders nearby Jerry Lake as well as property owned and managed by the Southwest Florida Water Management District. Acquiring the two parcels will provide a connection between all of the properties and features mentioned and will further enhance the ecosystem while providing opportunities for recreation in the community. Acquisition of these parcels will help to protect their natural value for future generations.

Was the documentation provided in the grant application?

YES  Documented in Exhibit O2

NO  If copies of the required objectives and policies are not provided, no points will be awarded.

3. Will the project further comprehensive plan directives to provide new or enhanced public access to existing water bodies or saltwater beaches? (5 points)

YES  NO

Numeric citation and summary of objectives or policies:

**Recreation, Open Space and Culture Element: Objective 1.6.**

**Recreation, Open Space and Culture Element: Policy 1.6.1.**

**Recreation, Open Space and Culture Element: Objective 3.1.**

**Recreation, Open Space and Culture Element: Policy 3.1.2.**

**Recreation, Open Space and Culture Element: Objective 3.4**

**Striving to work alongside other governmental agencies and nonprofit organizations, Pinellas County describes in their Comprehensive Plan how they will make every effort to enhance physical access to park and recreation areas. A special emphasis has been placed on beach, marine, and shoreline access. In addition, objectives and policies describe strengthening the public's connections to the water through expansion or water dependent recreation. (Please see Exhibit O3 for full Policies and Objectives)**

Summary of how the project furthers the objectives or policies, show the location of the new or enhanced public access to existing water bodies or saltwater beaches on Exhibit G:

**A portion of the Gladys Douglas Hackworth Property Site has shoreline along the southwest portion of Jerry Lake. Jerry Lake is currently under private control because of contract language from the sale of an older portion of the Gladys Douglas Hackworth Estate that encompasses Jerry Lake and the remaining portion of shoreline. Acquisition of the Project Site will release the private restrictions upon Jerry Lake and allow the water body to be used for public water recreation purposes, thus improving the public's access to an existing water body.**

**In addition, Pinellas County has committed to furthering access by providing a sidewalk, new access points, parking lots, trails, a fishing pier, and a canoe/kayak launch facility. An onsite ecotourism kayak rental vendor will provide opportunities for those without their own watercraft to view and enjoy Jerry Lake. The fishing, wildlife viewing, and canoe and kayak adventures are all water recreation activities that have not been available to the community at this location before.**

Was the documentation provided in the grant application?

YES  Documented in Exhibits G and O3

NO  If the proposed facilities are not shown on the conceptual site plan and copies of the required objectives and policies are not provided, no points will be awarded.

4. Will the project further comprehensive plan directives that provide for creating new or enhanced Greenways, Ecological Corridors or Recreational Trail Systems, including but not limited to the Florida National Scenic Trail system? (5 points)

YES  NO

Numeric citation and summary of objectives or policies:

**Natural Resource Conservation and Management Element: Policy 2.1.7.**

**Natural Resource Conservation and Management Element: Policy 2.1.12.**

**Natural Resource Conservation and Management Element: Policy 3.1.6.**

**Recreation, Open Space and Culture Element: Policy 1.7.2.**

**Recreation, Open Space and Culture Element: Policy 1.7.3.**

**Pinellas County has very specific objectives and policies that define the creation of new or enhanced Greenways, Ecological Corridors, and Recreational Trail Systems. The County focuses on acquisition, intergovernmental coordination, and responsible planning and development of these features. The creation of unique recreational opportunities is balanced with the need for proper preservation and conservation efforts. Land management plans have been developed to help guide development in a suitable manner to protect fragile ecosystems. An emphasis has been placed on interconnectivity with natural lands, ecological corridors, and trail systems. (Please see Exhibit O4 for full Policies and Objectives)**

Summary of how the project furthers the objectives or policies, show the location of the Greenways, Ecological Corridors or Recreational Trail Systems on **Exhibit O4**

**The acquisition and development of the Project Site will provide approximately 0.6 miles of new trail systems within Pinellas County. The trails will have natural areas that minimize impacts to sensitive habitats as well as multi-use trails that accommodate a wider range of participants and modes of transportation. The Project Site will also link the park to the existing community and other park locations through the addition of a new segment of sidewalk.**

**The two parcels that comprise the Gladys Douglas Hackworth Property are adjacent to nearby Southwest Florida Water Management District lands and Jerry Lake. The acquisition and development of the Project Site will link all 3 of these locations and provide further opportunities for recreation and ecological corridors. The south side of the Project Site also contains wetland areas that drain into nearby water bodies. The preservation of this crucial habitat will protect and provide ecological corridors for many species dependent upon water bodies.**

Was the documentation provided in the grant application?

YES  X  Documented in  Exhibit O4

NO  \_\_\_\_\_  If the required Ecological Corridor, Recreation Trail System, or Greenway map and copies of the required objectives and policies are not provided, no points will be awarded.

5. Will the project further comprehensive plan directives that ensure the preservation of Natural Communities or Listed Animal Species Habitat? (5 points)

YES  X  NO  \_\_\_\_\_

Numeric citation and summary of objectives or policies:

**Natural Resource Conservation and Management Element: Objective 2.1.**

**Natural Resource Conservation and Management Element: Policy 2.1.1.**

**Natural Resource Conservation and Management Element: Policy 2.1.2.**

**Natural Resource Conservation and Management Element: Policy 2.1.7.**

**Natural Resource Conservation and Management Element: Policy 2.1.11.**

**The objectives and policies listed above describe the management programs for the preservation and conservation of Natural Communities and Listed Animal Species Habitat within Pinellas County. The County follows an active program of identification, protection, conservation, and restoration for species of concern. Many of the Natural Communities and Listed Animal Species Habitat occur in isolated pockets within Pinellas County due to the highly developed and urbanized nature of the region. The County has placed an emphasis on acquiring these rare and isolated lands. (Please see Exhibit O5 for full Policies and Objectives)**

Summary of how the project furthers the objectives or policies, show the location of the Natural Communities or Listed Animal Species Habitat on **Exhibit G:**

The Gladys Douglas Hackworth Property contains approximately 12.1-acres of Sand Pine Scrub and approximately 2.69-acres of Rosemary Scrub, both of which are areas of concern for Pinellas County. The existing rosemary scrub on the property is the last known documented system of this type in Pinellas County. Seeing as how the habitat is so rare and valuable, Pinellas County is making every effort to preserve these communities. Developers within Pinellas County have already caused disturbances in the area and if acquisition does not occur swiftly there is a fear of these communities being destroyed.

Should the Project Site be acquired, Pinellas County will design a comprehensive management plan as well as responsible development plan for the parcels. Areas of Natural Communities and Listed Animals Species Habitat will have protections placed on them to guard against any further deterioration. In addition, invasive species will be removed and replanted with native vegetation to encourage further growth of the desirable communities. Pinellas County promotes environmental education and will provide educational kiosks and an observation platform near crucial habitat, but also fence off sensitive areas to the public. This management plan will preserve the ecosystem while still providing for outdoor recreation and education opportunities to park visitors.

Was documentation provided in the grant application?

YES  Documented in Exhibits G and O5

NO  If the required Natural Communities Map and copies of the required objectives and policies are not provided, no points will be awarded.

6. Will the project further comprehensive plan directives that provide for restoring or enhancing degraded natural areas such as restoration of Natural Communities, restoration of natural hydrology or removal of non-native vegetation? (5 points)

YES  NO

Numeric citation and summary of objectives or policies:

Natural Resource Conservation and Management Element: Policy 2.1.4.

Natural Resource Conservation and Management Element: Policy 2.1.13.

Recreation, Open Space and Culture Element: Objective 2.1.

Recreation, Open Space and Culture Element: Policy 2.1.3.

Recreation, Open Space and Culture Element: Objective 2.2.

The Pinellas County Comprehensive Plan objectives and policies require that development of a site require maintenance or improvement of existing native vegetative communities and shall continue to require the removal of ecologically undesirable non-native vegetation. The County focuses on restoring areas of special concern and providing an appropriate balance of recreational activities and environmental stewardship. Carefully designed recovery programs are implemented in natural areas, parks, and open spaces throughout the County. (Please see Exhibit O6 for full Policies and Objectives)

Summary of how the project furthers the objectives or policies, show the location of the degraded natural area on the Natural Communities Map, Exhibit G:

Of the approximate 44-acre Gladys Douglas Hackworth Property, approximately 24 acres are in disturbed habitat due to residential dwellings, previous agricultural uses, and developer activities. The disturbed homestead region is nearly 7-acres in size while the disturbed agricultural lands and developer intrusion encompasses about 17-acres. Pinellas County has made a commitment to restore a minimum of 10-acres of the disturbed agricultural/developer intrusion lands through the removal of invasive species and replanting of native vegetation. The entire property will be fenced to protect sensitive areas from any non-park allowed activities. In addition, on the disturbed homestead property, Pinellas County will be removing old sheds and agricultural structures to allow the natural ecosystem to thrive. The recreational building will be converted to a nature center/museum open to the public to highlight the native flora and fauna and species of concern.

Was documentation provided in the grant application?

YES  Documented in Exhibits G and O6

NO  If the required Natural Communities Map and copies of the required objectives and policies are not provided, no points will be awarded.

7. Will the project further comprehensive plan directives that ensure the protection or enhancement of surface water quality? (5 points)  
YES  NO

Numeric citation and summary of objectives or policies:

**Surface Water Management Element: Objective 1.5.**

**Surface Water Management Element: Policy 1.5.5.**

**Surface Water Management Element: Policy 1.6.6.**

**Surface Water Management Element: Policy 1.6.7.**

**Surface Water Management Element: Objective 1.8.**

**Pinellas County has an entire section devoted to surface water management in their Comprehensive Plan. The above listed objectives and policies call for measurable improvements in water quality. Standards are set for watershed management plans and any development must be consistent with the plan in place for the impacted watershed. Properties that currently have septic systems but are available to hook into County utilities must do so within a defined time range. The main goal of the surface water management section is to preserve, enhance, and protect the surface waters of Pinellas County. (Please see Exhibit O7 for full Policies and Objectives)**

Summary of how the project furthers the objectives or policies:

**The Gladys Douglas Hackworth Property has shoreline along Jerry Lake and is adjacent to Southwest Florida Water Management District lands that encompass Jerry Lake. Currently there are no measure being taken to protect surface waters at the location, and further development or intrusion would provide greater run-off and pollution to nearby water bodies. Pinellas County plans to construct a native planted stormwater treatment area on the property to help slow run-off and allow for settling of sediment and possible contaminants before the water reaches nearby Jerry Lake. All future development that will occur on the Project Site will have to remain consistent with the watershed management plan implemented by Pinellas County in the designated area.**

**In addition to the creation of the native planted stormwater treatment area, Pinellas County has committed to restoring a minimum of 10-acres of habitat by removing invasive species and replanting native species. This management will allow the natural hydrology of the area to be restored. Possible contaminants such as old agricultural structures, rusting equipment, tanks, and trash and debris will be removed from the property to further prevent any contamination of surface waters.**

Was documentation provided in the grant application?

YES  Documented in Exhibit O7

NO  If copies of the required objectives and policies are not provided, no points will be awarded.

8. Will the project further comprehensive plan directives that ensure the preservation of historical, cultural or archaeological features? (5 points)

Note: The site must contain a feature or have a high probability that a feature is present on the site.

YES  NO

Numeric citation and summary of objectives or policies:

Summary of how the project furthers the objectives or policies, provide documentation that site contains a feature or has a high probability that a feature is present on the site:

Was the documentation provided in the grant application?

YES  Documented in Exhibit O8

NO  If documentation of historical features and copies of the required objectives and policies are not provided, no points will be awarded.

9. Is the Project Site located in an area that has been identified for redevelopment in the comprehensive plan and



has been locally designated as an urban infill, urban redevelopment or downtown revitalization area as defined in Section 163.3164, F.S.? (5 points)

YES \_\_\_\_\_ NO  X

Numeric citation and summary of objectives or policies:

Summary of how the project furthers the objectives or policies, provide an exhibit map showing the boundary of the locally designated as an urban infill, urban redevelopment or downtown revitalization area:

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibits G and O9

NO \_\_\_\_\_ If the required map showing the boundary of the locally designated as an urban infill, urban redevelopment or downtown revitalization area and copies of the required objectives and policies are not provided, no points will be awarded.

**(b) Hazard Mitigation**

1. Is all or portion of the Project Site located in a Coastal High Hazard Area or a 100-year flood plain  
**Check yes to only one of the following, if applicable.**

- a. Up to 25 percent of the Project Site is located in a 100-year flood plain or a Coastal High Hazard Area. (2 points)

YES  X  NO \_\_\_\_\_

*If yes, provide a map in **Exhibit P1** verifying that up to 25 percent of the Project Site is located in the 100-year flood plain or Coastal High Hazard Area.*

Was documentation provided in the grant application?

YES  X  Documented in Exhibit P1.

NO \_\_\_\_\_ If the required map verifying that up to 25 percent of the Project Site is located in the 100-year flood plain or Coastal High Hazard Area is not provided, no points will be awarded.

**Exhibit P1 indicates that the eastern parcel of the Gladys Douglas Hackworth Property has portions located in the Special Flood Hazard Areas Inundated by 100-Year Flood in Zone AE as indicated by the Federal Emergency Management Agency Flood Insurance Rate Map.**

- b. At least 25 percent but less than 50 percent of the Project Site is located in a 100-year flood plain or a Coastal High Hazard Area. (3 points)

YES \_\_\_\_\_ NO  X

*If yes, provide a map in **Exhibit P1** verifying that at least 25 percent but less than 50 percent of the Project Site is located in the 100-year flood plain or Coastal High Hazard Area.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit P1.

NO \_\_\_\_\_ If the required map verifying that at least 25 percent but less than 50 percent of the Project Site is located in the 100-year flood plain or Coastal High Hazard Area is not provided, no points will be awarded.

- c. At least 50 percent but less than 75 percent of the Project Site is located in a 100-year flood plain or a Coastal High Hazard Area. (4 points)

YES \_\_\_\_\_ NO  X

*If yes, provide a map in **Exhibit P1** verifying that at least 50 percent but less than 75 percent of the Project Site is located in the 100-year flood plain or Coastal High Hazard Area.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit P1.

NO \_\_\_\_\_ If the required map verifying that at least 50 percent but less than 75 percent of the Project Site is located in the 100-year flood plain or Coastal High Hazard Area is not provided, no points will be awarded.

- d. Over 75 percent of the Project Site is located in a 100-year flood plain or a Coastal High Hazard Area. (5 points)

YES \_\_\_\_\_ NO  X

*If yes, provide a map in **Exhibit P1** verifying that over 75 percent of the Project Site is located in the 100-year flood plain or Coastal High Hazard Area.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit P1.

NO \_\_\_\_\_ If the required map verifying that over 75 percent of the Project Site is located in the 100-year flood plain or Coastal High Hazard Area is not provided, no points will be awarded.

2. Designated Brownfield Area: Will the Project Site provide recreational opportunities or open space within a state designated brownfield area? (5 points)

YES \_\_\_\_\_ NO X

*If yes, provide a map from the Department of Environmental Protection showing the designated brownfield area and locate the Project Site in relationship to the designated area. If the Project Site has known contaminants, discuss*

*how site contamination will be remediated to allow for the provision of open space or Outdoor Recreation activities Exhibit P2.*

Was the documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit P2

NO \_\_\_\_\_ If the required map showing the Project Site's located within a designated brownfield area is not provided, no points will be awarded.

3. Military Base Buffering: Will the Project Site buffer a Major Military Installation while providing land-use compatible recreational and open space opportunity to the public?

**Check yes to only one of the following, if applicable.**

- a. The Project Site is adjacent to a Major Military Installation (12 points).

YES \_\_\_\_\_ NO X

*If yes, provide a map showing the Project Site in relationship to the Major Military Installation and a letter from the base commander stating that the Project Site is located adjacent to the Major Military Installation and the proposed conceptual site plan is an acceptable land use to buffer the base Exhibit P3.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit P3

NO \_\_\_\_\_ If the required map and letter from the base commander are not provided, no points will be awarded.

- b. Is the Project Site located within one mile of a Major Military Installation? (7 points)

YES \_\_\_\_\_ NO X

*If yes, provide a map showing the Project Site in relationship to the Major Military Installation and a letter from the base commander stating that the Project Site is located within 1 mile of the Major Military Installation and the proposed conceptual site plan is an acceptable land use to buffer the base Exhibit P3.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit P3

NO \_\_\_\_\_ If the required map and letter from the base commander are not provided, no points will be awarded.

- c. Is the Project Site is located within two miles of a Major Military Installation? (2 points)

YES \_\_\_\_\_ NO X

*If yes, provide a map showing the Project Site in relationship to the Major Military Installation and a letter from the base commander stating that the Project Site is located within 2 miles of the Major Military Installation and the proposed conceptual site plan is an acceptable land use to buffer the base Exhibit P3.*

Was documentation provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit P3

NO \_\_\_\_\_ If the required map and letter from the base commander are not provided, no points will be awarded.

### Priority Investment Areas

Will the Project Site provide new or enhanced Outdoor Recreation or open space within one or more the following areas?

1. Front Porch Community: Is the Project Site located within a designated Front Porch Community? (10 points)

YES \_\_\_\_\_ NO X

If **yes**, provide a map that locates the Project Site within the boundary of the designated Front Porch Community **Exhibit Q1**.

Were the documents provided in the grant application?

YES  Documented in **Exhibit Q1**

NO  If the required map locating the Project Site within the boundary of a designated Front Porch Community is not provided, no points will be awarded.

2. Florida Main Street Community: Is the Project Site located within an active Florida Main Street Community? (5 points)

YES  NO

If **yes**, provide a map that locates the Project Site within the boundary of the designated Florida Main Street Community. Provide a letter from the Department of State verifying that the project is located in an active Florida Main Street Community **Exhibit Q2**.

Were the documents provided in the grant application?

YES  Documented in **Exhibit Q2**

NO  If the required letter from the Department of State and map locating the Project Site within the boundary of an active Florida Main Street Community are not provided, no points will be awarded.

3. Waterfront Florida Community: Is the Project Site located within a current or previously designated Waterfront Florida Community? (5 points)

YES  NO

If **yes**, provide a map that locates the Project Site within the boundary of the designated Waterfront Florida Community. Provide a letter from the Department of Economic Opportunity, Waterfronts Florida Partnership Program verifying that the Project Site is located within a "Waterfronts Florida Partnership Community" **Exhibit Q3**.

Were the documents provided in the grant application?

YES  Documented in **Exhibit Q3**

NO  If the required letter from the Department of Economic Opportunity, Waterfronts Florida Partnership Program and map locating the Project Site within the boundary of a Waterfront Florida Partnership Community are not provided, no points will be awarded.

4. Low-income Community: Is the Project Site located within a designated Low-income Community? (10 points)

YES  NO

If **yes**, provide a map that locates the Project Site within the boundary of a U.S. Census tract in which the median family income is less than half that of the state median family income. Provide documentation that locates the Project Site is within the boundary of a U.S. Census tract in which the median family income is less than half that of the state median family income **Exhibit Q4**.

Were the documents provided in the grant application?

YES  Documented in **Exhibit Q4**

NO  If the required low-income documentation and map locating the Project Site within the boundary of a low-income census tract are not provided, no points will be awarded.

5. Rural Area of Critical Economic Concern: Is the Project Site located within a designated Rural Area of Critical Economic Concern? (10 points)

YES  NO

If **yes**, provide a map that locates the Project Site within the boundary of the designated area **Exhibit Q5**.

Were the documents provided in the grant application?

YES  Documented in **Exhibit Q5**

NO  If the required map locating the Project Site within the boundary of a designated Rural Area of Critical Economic Concern is not provided, no points will be awarded.

6. Urban Redevelopment: Is the Project Site located within a locally designated Community Redevelopment Area, as defined in Section 163.340, F.S., and furthers the adopted redevelopment plan? (5 points)

YES  NO

If **yes**, provide a map that locates the Project Site within the boundary of the designated Community Redevelopment Area. Provide a copy of the adopted community redevelopment plan. Discuss how the acquisition of the Project Site will further the adopted community redevelopment plan **Exhibit Q6**.

Were the documents provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit Q6

NO \_\_\_\_\_ If the required map locating the Project Site within a locally designated Community Redevelopment Area, a copy of the adopted community redevelopment plan and documentation that the Project Site furthers an adopted redevelopment plan are not provided, no points will be awarded.

7. Area of Critical State Concern: Is the Project Site located within a current or previously designated Area of Critical State Concern, pursuant to Section 380.05, F.S.? (5 points)

YES \_\_\_\_\_ NO X

If yes, provide a map that locates the Project Site within the boundary of the designated area **Exhibit Q7**.

Were the documents provided in the grant application?

YES \_\_\_\_\_ Documented in Exhibit Q7

NO \_\_\_\_\_ If the required map locating the Project Site within the boundary of a designated Area of Critical State Concern is not provided, no points will be awarded.

#### (4) PROJECT EXCELLENCE SECTION

Does the proposed project exemplify project excellence based on issues not adequately addressed by the evaluation criteria, such as whether the proposed project exhibits strong community-based support, possesses exemplary characteristics, highlights regional coordination in the protection of natural resources, assists an otherwise disadvantaged community, or voluntarily helps resolve land use conflicts? (Up to 10 points)

YES X NO \_\_\_\_\_

If yes, describe how the project provides for other community needs in a manner that was not adequately evaluated by the criteria established elsewhere in this Application. Include documentation, if needed. Label Exhibit R

**A Project Excellence summary, letters of support, a report from the Florida Academy of Sciences, and a sample of a current ecotour kayak vendor contract is included in Exhibit R for review.**

#### REQUIRED EXHIBITS AND SUPPORTING DOCUMENTATION

Each of the following exhibits is required to be submitted with the grant Application. Provide a label and tab for each exhibit and please ensure that all exhibits are legible and of an appropriate scale. If two or more exhibits are consolidated, make sure this is reflected on the exhibit label. If a specific exhibit is not applicable, include an exhibit page with a statement that it is "Not Applicable." Locate the exhibits behind the project evaluation criteria section of the Application.

##### Cover Letter – Front Cover, Required

A cover letter on local government or nonprofit letterhead signed by the appropriate official or administrator. The cover letter must include the following information:

1. Key contact person including contact number and email address.
2. The address and driving directions to the project site.
3. A statement binding the applicant to fulfill all the commitments made in the application.
4. Applicant's FEID Number.
5. Mailing Address for reimbursement; this address must match active account in My Florida Market Place. <https://vendor.myfloridamarketplace.com/vms-web/spring/login?execution=e1s1>

#### Exhibits

##### A. Nonprofit Environmental Organization Status – Tab Exhibit A, if applicable

If the Applicant is a Non-profit Environmental Organization, provide evidence of status of the organization, including documentation from the Internal Revenue Service that the organization is recognized as a 501(c)(3) organization, a copy of the Bylaws, and a copy of the Articles of Incorporation. The required

documentation is available online from the Department of State, Division of Corporations-  
<http://dos.myflorida.com/sunbiz/>.

**B. Nonprofit Environmental Organization Management Commitment - Tab Exhibit B, if applicable**

1. If the Applicant is a Non-profit Environmental Organization which anticipates being designated as the management entity, the Non-profit Environmental Organization shall provide documentation that they have funds on hand, or letters of commitment to provide the funds prior to closing on the Project Site. The amount equal to ten percent of the Project Cost to be set aside as a management endowment fund for the Project Site. Label Exhibit B1
2. The Non-profit Environmental Organization shall provide a guaranty or pledge by a Local Government, the Water Management District, the Florida Division of Forestry, the Florida Fish and Wildlife Conservation Commission, or the Florida Department of Environmental Protection to act as a backup manager to take over the responsibility for management of the Project Site in the event the Non-profit Environmental Organization is unable to manage. Label Exhibit B2

**C. Source of Match – Tab Exhibit C, if applicable**

1. Third Party; Application question #10, page 3. Label Exhibit C1
2. Other Sources; Application question #11, page 3. Label Exhibit C2

**D. Willing Owner Letter(s) – Tab Exhibit D, Required**

Letter from the owner(s) of each parcel(s), as identified in the Application, indicating their willingness to consider an offer. If a portion of the property is proposed for acquisition under a conservation easement, provide a letter from the owner stating their willingness to consider an offer for a sale of a conservation easement.

If the Project Site is being acquired via less-than-fee or through a donation, the willing owner letter should state so clearly and should include a percentage and amount.

**E. Due Diligence Products – Tab Exhibit E, as applicable**

1. Copy of all closing statements. Label Exhibit E1
2. Copy of all recorded deeds. Label Exhibit E2
3. Copy of all title insurance commitments, including supporting documents; and title insurance policies, including any endorsements. Label Exhibit E3
4. Copy of a Certified Survey for each parcel, dated within ninety (90) days of the date of acquisition of the parcel. See <https://www.fsms.org/?page=ConsumerInfo> for additional information. Label Exhibit E4
5. Copy of all appraisals (or two appraisals if the value is over \$1 million). Appraisals must be completed by a DEP Division of State Lands' approved appraiser. The Approved Appraiser List can be found at <http://publicfiles.dep.state.fl.us/DSL/BAWeb/Current%20Approved%20Appraiser%20List.pdf>. Label Exhibit E5
6. Copy of an environmental site assessment of the parcel certified to the Recipient, dated within ninety (90) days of the date of acquisition of the parcel. Label Exhibit E6
7. Provide a statement that neither condemnation nor the threat of condemnation was used in the purchase of the property. Label Exhibit E7

**F. General Criteria (Land Use and Zoning) – Tab Exhibit F, Required**

1. Provide a letter from the local government planning department stating that the Project Site has not been the subject of a land use or zoning change that would allow an increase of either allowable density or intensity within the last three (3) years prior to the application deadline. Label Exhibit F1

2. A letter from the local planning department that verifies the proposed uses of the Project Site are in compliance with the future land use designation and local zoning regulations. Label Exhibit F2
3. Identify the project number of the previously funded FCT project and describe the phased nature of the project. Provide an exhibit that shows the Project Site and the parcel(s) that were previously acquired with FCT funds. Indicate parcels on Conceptual Site Plan to include FCT project number. Label Exhibit F3

#### **G. Conceptual Site Plan – Tab Exhibit G, Required**

1. Physical improvements map of an appropriate scale that clearly delineates all existing physical improvements, alterations, or disturbances occurring on the Project Site; including but not limited to all cleared areas, buildings, roads, fences, docks, power lines, billboards, boat ramps, parking areas and known easements and rights-of-ways, and the approximate acreage of the foregoing. Label Exhibit G1.  
- Map may be as large as necessary. Include following elements:
  - Approximate location of all proposed facilities and improvements. Clearly indicate as proposed improvements.
  - Approximate location of connections indicated under (2) OUTDOOR RECREATION, NATURAL AND CULTURAL RESOURCES SECTION (b) Connectivity, as applicable. Label as indicated. (e.g. Exhibit K1, K2, etc.)
  - Approximate location of elements indicated under (3) COMMUNITY PLANNING SECTION (a) Comprehensive Plan Implementation, as applicable. Label as indicated. (e.g. Exhibit Q3, Q5, etc.)
2. Aerial photograph (1 inch = 2,000 feet or greater detail) with the Project Site boundary clearly delineated. Maximum size 11x17. Label Exhibit G2
3. United States Geological Survey 7 1/2-minute quadrangle map with the boundary of the Project Site clearly delineated. Maximum size 11x17. Label Exhibit G3
4. A map that identifies lands within a three-mile radius of the Project Site that are used for natural resource conservation and Outdoor Recreation, such as parks, preserves, wildlife management areas, Greenways, recreational Trail Systems, etc. Clearly delineate the location of the Project Site on the map. Label Exhibit G4
5. County Property Appraiser's Tax Map – Clearly delineate the Project Site boundary, easements, access points, and names of property owners, parcel tax identification numbers, road names and ownership boundaries using an appropriate scale. Label Exhibit G5, Required

#### **H. Future Land Use – Tab Exhibit H, Required**

1. Provide a map covering the Project Site and surrounding area that indicates future land use designations and clearly delineates the Project Site boundaries. Indicate the designated Urban Service Area, if applicable. If the Future Land Use Map is color, please provide a color copy with the application. Label Exhibit H1
2. Provide a copy of the future land use map that clearly identifies the Project Site, an aerial photograph of the Project Site and the surrounding area, and photographs of the surrounding built-up commercial or industrial area. On either the future land use map or the aerial photograph, include a scale that clearly shows that the Project Site is within one half mile of built-up commercial or industrial Urban Area. Label Exhibit H2
3. A letter from the local planning department that verifies the proposed uses of the Project Site are in compliance with the future land use designation and local zoning regulations. Label Exhibit H3

#### **I. Connectivity – Tab Exhibit I, if applicable**

Submit one map showing the following elements, if applicable:

1. Show on the map the connection to a sidewalk network area. Also, submit pictures of the existing sidewalk or a letter from local government confirming that has proposed sidewalk that will be constructed within 5 years of the acquisition of the Project Site. Label Exhibit I1
2. Show on the map or aerial photograph the publicly owned infrastructure facility and submit photograph of the facility. Label Exhibit I2
3. Show on the map the adjacent, publicly owned conservation or recreation lands and submit photos. Label Exhibit I3
4. Show on the map the adjacent publicly-owned lands and the trail system on those lands and identify the location of the Project Site. Label Exhibit I4
5. Show on the map the local, regional or statewide Ecological Corridor and its relationship to the Project Site. Label Exhibit I5
6. Shown on the map of the State Designated Paddling Trail and identify the location of the Project Site. Provide documentation (letter from OGT) that the trail has been designated by the Office of Greenways and Trails (OGT). Label Exhibit I6

Above connections must be referenced on Site Plan (Exhibit G). Indicate locations on Site Plan as J1, J2, etc. Please title and clearly label each photograph per each criterion.

#### **J. Photographs – Tab Exhibit J, Required**

**Ensure all photographs are include in Exhibit J and properly labeled.**

Provide one set of labeled photographs of the Project Site, to be included in the original Application that documents on-site features including existing structures, disturbed areas, Natural Communities, and historical or archaeological features. Include a legend that identifies the site location and subject matter of each photograph. Provide sufficient photographs to support all application responses. Consider providing at least 12 photographs for small projects and 24 photographs for medium and large projects. Please provide photographs of all existing structures or facilities, sidewalks, trail connections, disturbed areas, upland/wetland planting areas, etc. When providing photographs for certain criteria please label as such (i.e. J1, B2, etc.).

#### **K. Educational Opportunities – Tab Exhibit K, if applicable**

1. Provide a letter from the Applicant's senior administrator committing to the construction of the building. Locate the proposed new building on Exhibit G, the Conceptual Site Plan. Provide photographs of the building under Exhibit K. Label Exhibit K1
2. Provide a letter from the Applicant's senior administrator committing to construct the building to meet the U.S. Green Building Council's (USGBC) Leadership in Energy and Environmental Design (LEEDTM) Green Building Rating System for New Construction and Major Renovations Version 2.2. Locate the proposed new building on Exhibit G, the Conceptual Site Plan. Label Exhibit K2
3. Provide a letter from the Applicant's senior administrator committing to the needed repairs or renovations. Locate the proposed new building on Exhibit G, the Conceptual Site Plan. Provide photographs of the building under Exhibit K. Label Exhibit K3
4. Provide a letter from the Applicant's senior administrator committing to retrofit the building to meet the U.S. Green Building Council's (USGBC) Leadership in Energy and Environmental Design (LEEDTM) Green Building Rating System for New Construction and Major Renovations Version 2.2. Locate the proposed new building on Exhibit G, the Conceptual Site Plan. Provide photographs of the building under Exhibit K. Label Exhibit K4

#### **L. Natural and Biological Resources – Tab Exhibit L, if applicable**



1. Provide map and letter from the Florida Natural Areas Inventory (FNAI) that the Project Site contains a Locally Significant Natural Area. Show location of natural communities and disturbed areas on a map. Include approximate acreage of each area. Label Exhibit L1. <http://fnai.org/naturalcommguide.cfm>
2. Show location of Listed Species Habitat on map. Include approximate acreage. Label Exhibit L2. <http://myfwc.com/wildlifehabitats/imperiled/profiles/>
3. Provide map and letter from Florida Natural Areas Inventory showing Locally Significant Natural Area. Include approximate acreage. Label Exhibit L3. <http://fnai.org/contact.cfm>
4. Provide a map and letter from the Florida Fish and Wildlife Conservation (FWC) Commission stating that the Project Site contains a Strategic Habitat Conservation Area. Label Exhibit L4. [GISRequests@MyFWC.com](mailto:GISRequests@MyFWC.com)
5. Provide a letter from the Florida Forest Service that the Project Site will be managed in cooperation with the Forest Stewardship Program. Label Exhibit L5. <https://www.freshfromflorida.com/Divisions-Offices/Florida-Forest-Service/For-Landowners/Programs/Forest-Stewardship-Program>
6. Provide a letter from the Florida Fish and Wildlife Conservation Commission stating that the Project Site contains priority habitat and will be managed in cooperation with the Landowner Assistance Program (LAP). Label Exhibit L6. <http://myfwc.com/conservation/special-initiatives/lap/>

**M. Water Quality – Tab Exhibit M, if applicable**

1. Identify the proposed improvements or activity that will improve the quality of surface waters or address current flooding problems on the conceptual site plan in Exhibit G.
2. Provide a letter from the Department of Environmental Protection verifying that the project is located adjacent to an Outstanding Florida Water. Also include reference to a Class I Water, if applicable. <https://floridadep.gov/dear/water-quality-standards/content/outstanding-florida-waters> Label Exhibit M2
3. Provide a map showing that the boundary of the Project Site is located adjacent to a Class I Water. <https://www.flrules.org/gateway/ChapterHome.asp?Chapter=62-302>. Call your local planning office to determine whether the FCT project is located in a wellfield or wellfield protection zone. You may also contact the DEP Water Resource Management Program at (850) 245-8336. Label Exhibit M3

**N. Historic Resources – Tab Exhibit N, if applicable**

1. Identify any archaeological or historical features on the Conceptual Site Plan (Exhibit G) and provide documentation from the Division of Historical Resources verifying that the resource is listed in the Florida Master Site File. Label Exhibit N1. <http://dos.dos.myflorida.com/historical/contact-us/>.
2. Identify the resource features on the Conceptual Site Plan (Exhibit I) and provide documentation from the Division of Historical Resources verifying that the resource meets the criteria for listing in the National Register of Historic Places. Label Exhibit N2 <http://dos.dos.myflorida.com/historical/preservation/national-register/>.
3. Identify the resource features on the Conceptual Site Plan (Exhibit G) and provide documentation from the Division of Historical Resources verifying that the resource is listed on the National Register of Historic Places. Label Exhibit N3

**O. Local Comprehensive Plan implementation: cite the objective or policy number (no more than 5 per response) and paraphrase the plan directive, provide a brief discussion of how acquiring the site will further the cited objective or policy. Tab Exhibit O, if applicable**

1. Provides acreage or outdoor recreational facilities necessary to maintain or improve adopted levels of service standards. Label Exhibit O1
2. Promotes public Acquisition of natural areas or open space. Label Exhibit O2



3. Provides new or enhanced public access to existing water bodies or saltwater beaches. Show facilities on Conceptual Site Plan (Exhibit G). Label Exhibit O3
4. Provides for creating new or enhanced Greenways, Ecological Corridors or Recreational Trail Systems, including but not limited to the Florida National Scenic Trail system. Label Exhibit O4. Also provide applicable map.
5. Ensures the preservation of Natural Communities or Listed Animal Species Habitat. Show communities or habitat on Conceptual Site Plan (Exhibit G). Label Exhibit O5
6. Provides for restoring or enhancing degraded natural areas such as restoration of Natural Communities, restoration of natural hydrology or removal of non-native vegetation. Label Exhibit O6. Show the degraded natural communities on Conceptual Site Plan (Exhibit G)
7. Ensures the protection or enhancement of surface water quality. Label Exhibit O7
8. Ensures the preservation of historical, cultural or archaeological features. Label Exhibit O8
9. Locally designated as an urban infill, urban redevelopment or downtown revitalization area as defined in Section 163.3164, F.S. Label Exhibit O9. Show boundaries on Conceptual Site Plan (Exhibit G)

**P. Hazard Mitigation – Tab Exhibit P, if applicable**

1. Provides a map depicting the 100-year flood plain, the coastal high-hazard area or a wellfield protection zone with the Project Site boundary clearly delineated. Indicate on the map the percentage of the site impacted. Maximum size 11x17. Label Exhibit P1
2. Provides recreational opportunities or open space within a state designated brownfield area. Provide a map from the Department of Environmental Protection showing the designated brownfield area and locate the Project Site in relationship to the designated area. If the Project Site has known contaminants, discuss how site contamination will be remediated to allow for the provision of open space or Outdoor Recreation activities. Label Exhibit P2
3. Show on a map the Project Site in relationship to the Major Military Installation. Provide a letter from the base commander stating distance from the Major Military Installation Label Exhibit P3

**Q. Priority Investment Areas- Tab Exhibit Q, if applicable**

Project Site will provide new or enhanced Outdoor Recreation or open space within one or more the following areas:

1. Project site is located within a designated Front Porch Community. Provide a map that locates the Project Site within the boundary of the designated Front Porch Community. Label Exhibit Q1
2. Project Site located within an active Florida Main Street Community. Provide a letter and a map from the Department of State verifying that the project is located in an active Florida Main Street Community. Label Exhibit Q2 <http://dos.myflorida.com/historical/preservation/main-street-program/>.
3. Project Site located within a current or previously designated Waterfront Florida Community. Provide a letter and a map from the Department of Economic Opportunity, Waterfronts Florida Partnership Program verifying that the Project Site is located within a "Waterfronts Florida Partnership Community". Label Exhibit Q3. <http://www.floridajobs.org/community-planning-and-development/programs/community-planning-table-of-contents/waterfronts-florida-program>.
4. Project Site located within a designated Low-income Community. Provide a map and documentation that locates the Project Site within the boundary of a U.S. Census tract in which the median family income is less than half that of the state median family income. Label Exhibit Q4 [https://factfinder.census.gov/faces/nav/jsf/pages/community\\_facts.xhtml?src=bkmk](https://factfinder.census.gov/faces/nav/jsf/pages/community_facts.xhtml?src=bkmk)
5. Project Site located within a designated Rural Area of Critical Economic Concern. Provide a map that locates the Project Site within the boundary of the designated area. Label Exhibit Q5

<http://www.floridajobs.org/community-planning-and-development/rural-community-programs/rural-areas-of-opportunity>.

6. Project Site located within a locally designated Community Redevelopment Area, as defined in Section 163.340, F.S., and furthers the adopted redevelopment plan. Provide a map that locates the Project Site within the boundary of the designated Community Redevelopment Area. Provide a copy of the adopted community redevelopment plan and discuss how the acquisition of the Project Site will further the adopted plan. Label Exhibit Q6
7. Project Site located within a current or previously designated Area of Critical State Concern, pursuant to Section 380.05, F.S. Provide a map that locates the Project Site within the boundary of the designated area. Label Exhibit Q7. <http://floridajobs.org/community-planning-and-development/programs/community-planning-table-of-contents/areas-of-critical-state-concern>.

**R. Project Excellence – Tab Exhibit R, Optional**

Describe how the project provides for other community needs in a manner that was not adequately evaluated by the criteria established elsewhere in this Application and as outlined in Chapter 2018-10, Section 70 Laws of Florida. Include documentation, if needed.

TABLE OF CONTENTS

	A
	B
	C
	D
	E
	F
	G
	H
	I
	J
	K
	L
	M
	N
	O
	P
	Q
	R
	S
	T
	U
	V
	W
	X
	Y
	Z

## Exhibit A

# Nonprofit Environmental Organization Status

(N/A)

## Exhibit B

### Nonprofit Environmental Organization Management Commitment

B1- Fund Documentation-(N/A)

B2- Guaranty or Pledge-(N/A)

## Exhibit C

### Source of Match

C1 – Third Party-(N/A)

C2 – Other Sources-(N/A)

**Exhibit D**  
**Willing Owner Letters**

## Willing Owner Statement

TO: The City of Dunedin  
Pinellas County  
Florida Communities Trust


RE: Gladys E. Douglas Revocable Trust (tax parcel 36-28-15-00000-230-0100 located in Clearwater, Pinellas County, Florida) and Ann Whitley (tax parcel 36-28-15-00000-240-0100 located in Clearwater, Pinellas County, Florida)  
(Property description, either lot and block, brief legal description, or some other identifying information)

TAX PARCEL(s) #: 36-28-15-00000-230-0100  
36-28-15-00000-240-0100

The undersigned, the Co-trustee of the Gladys Douglas Revocable Trust dated May 4, 1994, and Ann Whitley, as owner of the above-referenced property, do hereby state that we are willing to consider a purchase offer from the City of Dunedin, a municipal corporation of the State of Florida, or Pinellas County, a political subdivision of the State of Florida and hereby affirm that we have the legal authority to accept the same.

By: R. Nathan Hightower, Trustee

P.O. Box 4376  
Clearwater, Florida 33758  
Phone: 727-841-5485

  
\_\_\_\_\_  
Signature of Property Owner

By: Ann Whitley

  
\_\_\_\_\_  
Signature of Property Owner

12/9/2020  
\_\_\_\_\_  
Date Signed by Owner

A second signature line is provided for your use if your property is jointly owned (for example, by both husband and wife).

Please return this form to:  
**Pinellas County Government**  
Attn: Barry Burton, County Administrator  
315 Court St, Clearwater, FL 33756

With copy to:  
**City of Dunedin**  
Attn: Jennifer Bramley, City Manager  
542 Main Street, Dunedin, FL 34698



Exhibit E  
Due Diligence

D1- Closing Statements -(N/A)

D2- Recorded Deeds -(N/A)

D3- Title Insurance -(N/A)

D4- Survey-(N/A)

D5- Appraisals-(N/A)

D6- Environmental Site Assessment-(N/A)

D7- Condemnation Statement-(N/A)

## Exhibit F

### General Criteria (Land Use and Zoning)

F1- Letter from Local Planning Stating No  
Change in Land Use or Zoning

F2- Letter from Local Planning Verifying  
Proposed Uses of Project

F3- Previous FCT – (N/A)



## Housing & Community Development

November 19, 2020

Jennifer Calvert, Senior Grants Specialist  
Pinellas County Parks & Conservation Resources  
12520 Ulmerton Road  
Largo, FL 33774

RE: Gladys Douglas Hackworth properties, Parcel Nos. 36-28-15-00000-230-0100 & 240-0100

Dear Ms. Calvert:

This letter is to provide confirmation that the properties listed above have not been the subject of a land use or zoning change that would allow an increase in either allowable density or intensity within the last three (3) years.

Please let me know if you need any additional information.

Sincerely,

Glenn Bailey, AICP  
Zoning Manager, Planning & Zoning Division  
Pinellas County Department of Housing & Community Development



**Housing & Community Development**

**December 7, 2020**

**Jennifer Calvert, Senior Grants Specialist  
Pinellas County Parks & Conservation Resources  
12520 Ulmerton Road  
Largo, FL 33774**

**RE: Gladys Douglas Hackworth properties, Parcel Nos. 36-28-15-00000-230-0100 & 240-0100**

**Dear Ms. Calvert:**

**This letter is to provide confirmation that the proposed uses listed on Exhibit G1 are in compliance with the future land use designation and local zoning regulations that apply to the properties listed above.**

**Please let me know if you need any additional information.**

**Sincerely,**

**Glenn Bailey, AICP  
Zoning Manager, Planning & Zoning Division  
Pinellas County Department of Housing & Community Development**

**Exhibit G**  
**Conceptual Site Plan**

**G1- Conceptual Site Plan**

**G2- Aerial Photos**

**G3- Geological Survey**

**G4- Three-Mile Radius Map**

**G5- County Property Appraiser's Tax Map**





**Exhibit G1**  
Physical Improvements - Existing and Proposed Conceptual

This map was created by Pinellas County Department of Parks and Conservation Resources using the best available knowledge. This map is a graphical representation of land and/or thematic data for use as a visual aid for planning purposes only. These data may not have been obtained under the supervision of a licensed Professional Surveyor and Mapper. Pinellas County makes no warranty as to the accuracy of the data contained within this map. Please consult a licensed professional land surveyor in any matter involving property boundaries.





**Legend**

 Project Site

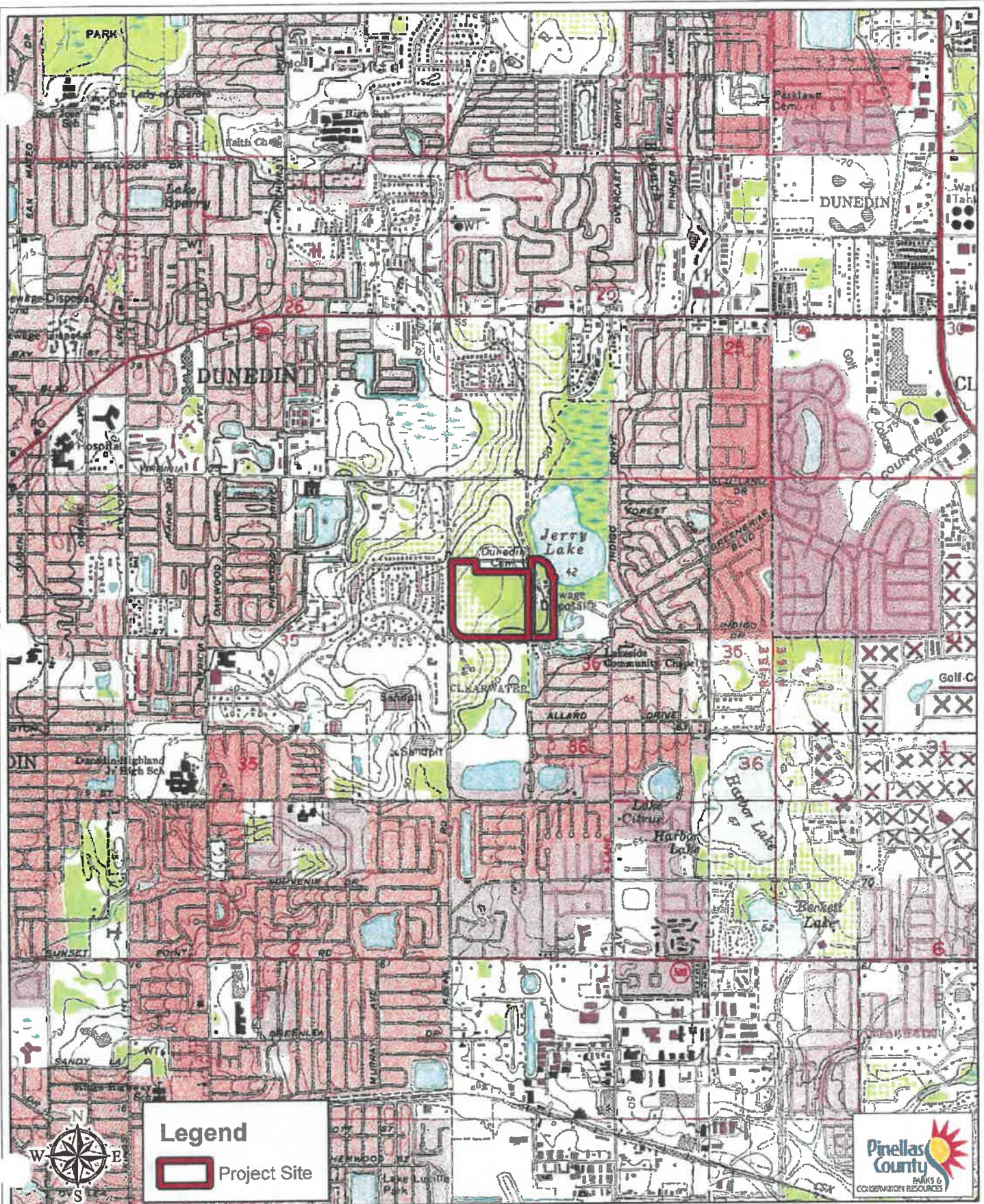


0 120 240 480 Feet  
 1 inch = 241 feet

**Exhibit G2**  
 Project Site Boundary on Aerial

This map was created by Pinellas County Department of Parks and Conservation Resources using the best available aerials. This map is a graphical representation of land and/or historic data for use as a visual aid for planning purposes only. These data may not have been collected and/or certified under the supervision of a licensed Professional Surveyor and Mapper. Pinellas County makes no warranty as to the accuracy of the data contained within this map. Please consult a licensed professional land surveyor in any matter involving property boundaries.





**Legend**

Project Site

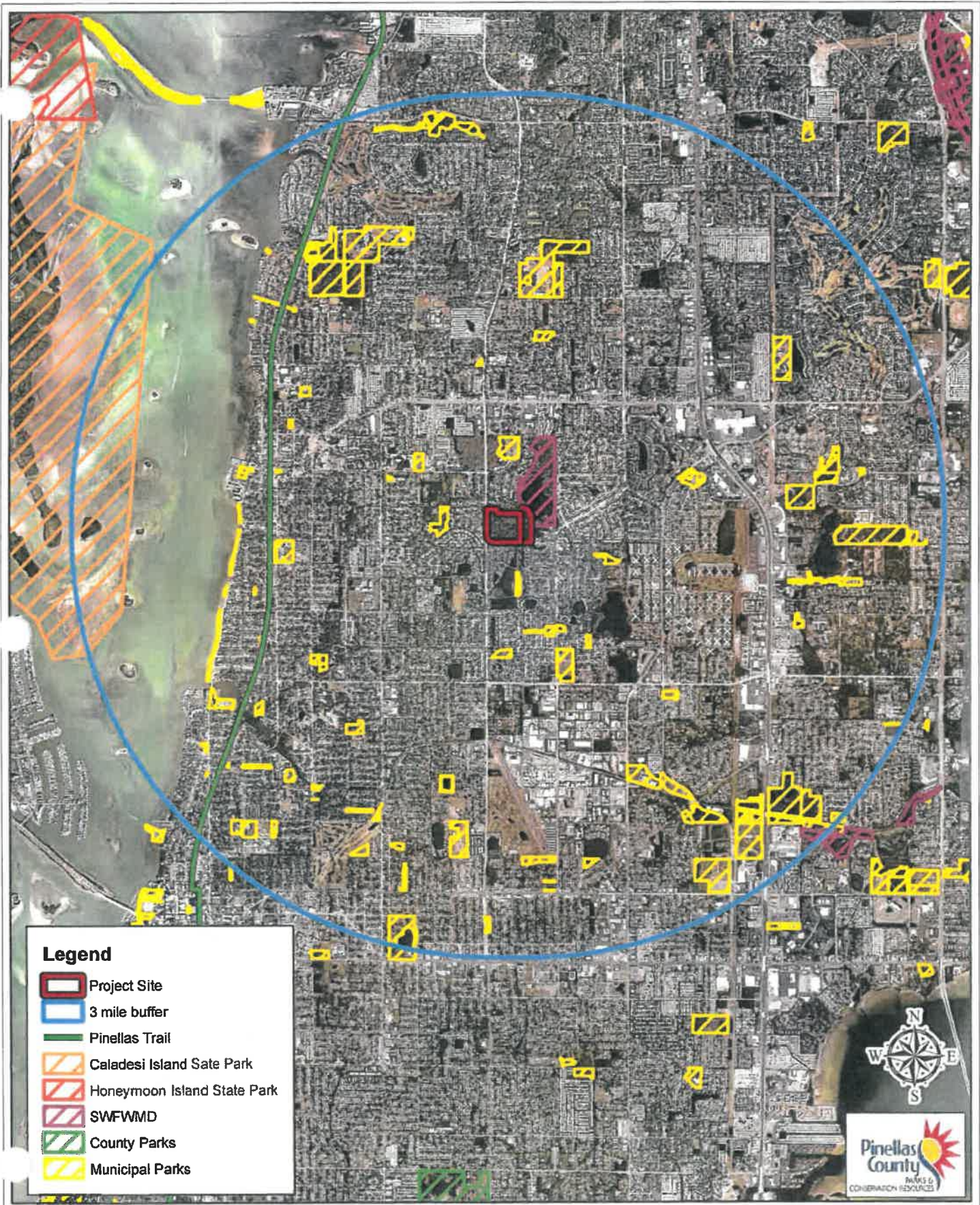


0 500 1,000 2,000 Feet  
 1 inch = 2,000 feet  
 1:24,000

**Exhibit G3**  
 United States Geological Survey  
 7½-Minute Quadrangle Topographic Map  
 with the Project Site Location

This map was created by Pinellas County Department of Parks and Conservation Resources using the best available sources. This map is a graphical representation of land and/or bathymetric data for use as a visual aid for planning purposes only. These data may not have been collected and/or certified under the supervision of a licensed Professional Surveyor and Mapper. Pinellas County makes no warranty as to the accuracy of the data contained within this map. Please consult a licensed professional land surveyor in any matter involving property boundaries.





**Legend**

- Project Site
- 3 mile buffer
- Pinellas Trail
- Caladesi Island State Park
- Honeymoon Island State Park
- SWFWMD
- County Parks
- Municipal Parks

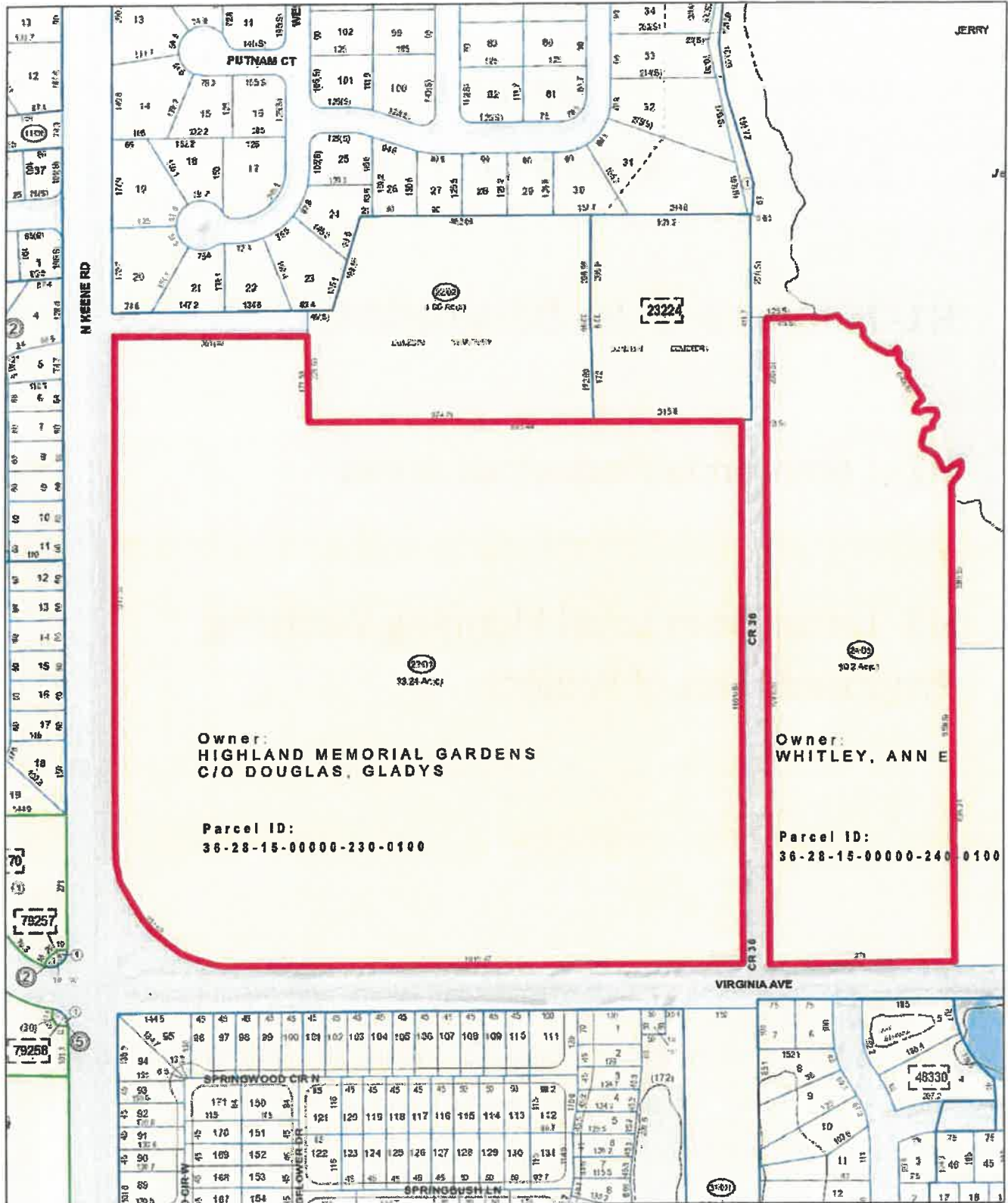


**Exhibit G4**  
 Three Mile Radius  
 Conservation and Recreation Lands

This map was created by Pinellas County Department of Parks and Conservation Resources using the best available sources. This map is a graphical representation of land and/or location data for use as a visual aid for planning purposes only. These data may not have been collected and/or certified under the supervision of a Licensed Professional Surveyor and Mapper. Pinellas County makes no warranty as to the accuracy of the data contained within this map. Please consult a licensed professional land surveyor in any matter involving property boundaries.



# Pinellas County Property Appraiser Tax Map



9/4/2019, 2:45:06 PM

1:2,500

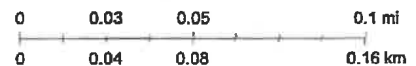


Exhibit G5

<http://www.pcpao.org>

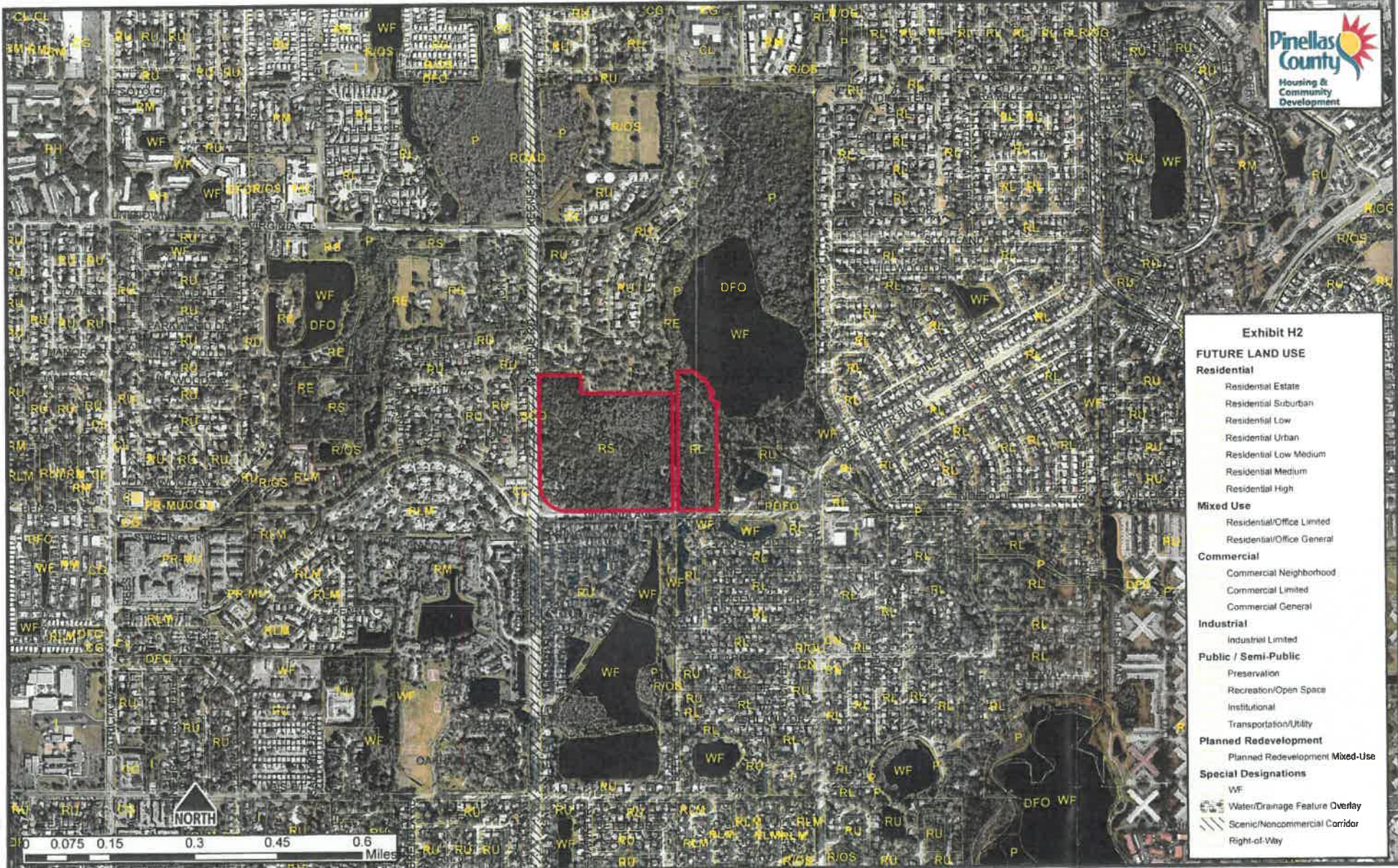
**Exhibit H**  
**Future Land Use**

**H1- Future Land Use Designations**

**H2- Commercial/Industrial Areas**

**H3- Letter from Local Planning Verifying  
Proposed Uses of Project**





**Exhibit H2**  
**FUTURE LAND USE**

**Residential**

- Residential Estate
- Residential Suburban
- Residential Low
- Residential Urban
- Residential Low Medium
- Residential Medium
- Residential High

**Mixed Use**

- Residential/Office Limited
- Residential/Office General

**Commercial**

- Commercial Neighborhood
- Commercial Limited
- Commercial General

**Industrial**

- Industrial Limited

**Public / Semi-Public**

- Preservation
- Recreation/Open Space
- Institutional
- Transportation/Utility

**Planned Redevelopment**

- Planned Redevelopment Mixed-Use

**Special Designations**

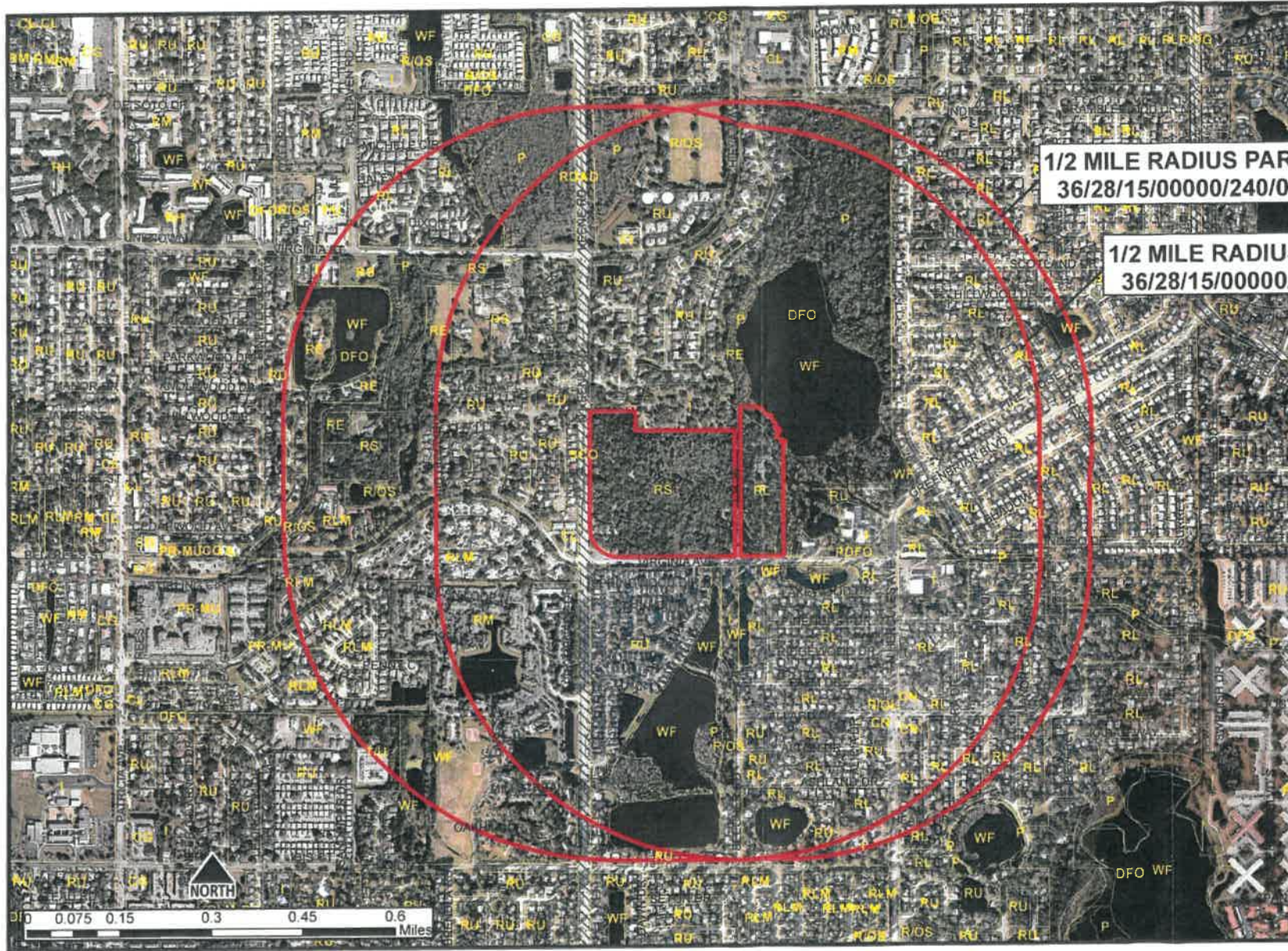
- WF
- Water/Drainage Feature Overlay
- Scenic/Noncommercial Corridor
- Right-of-Way



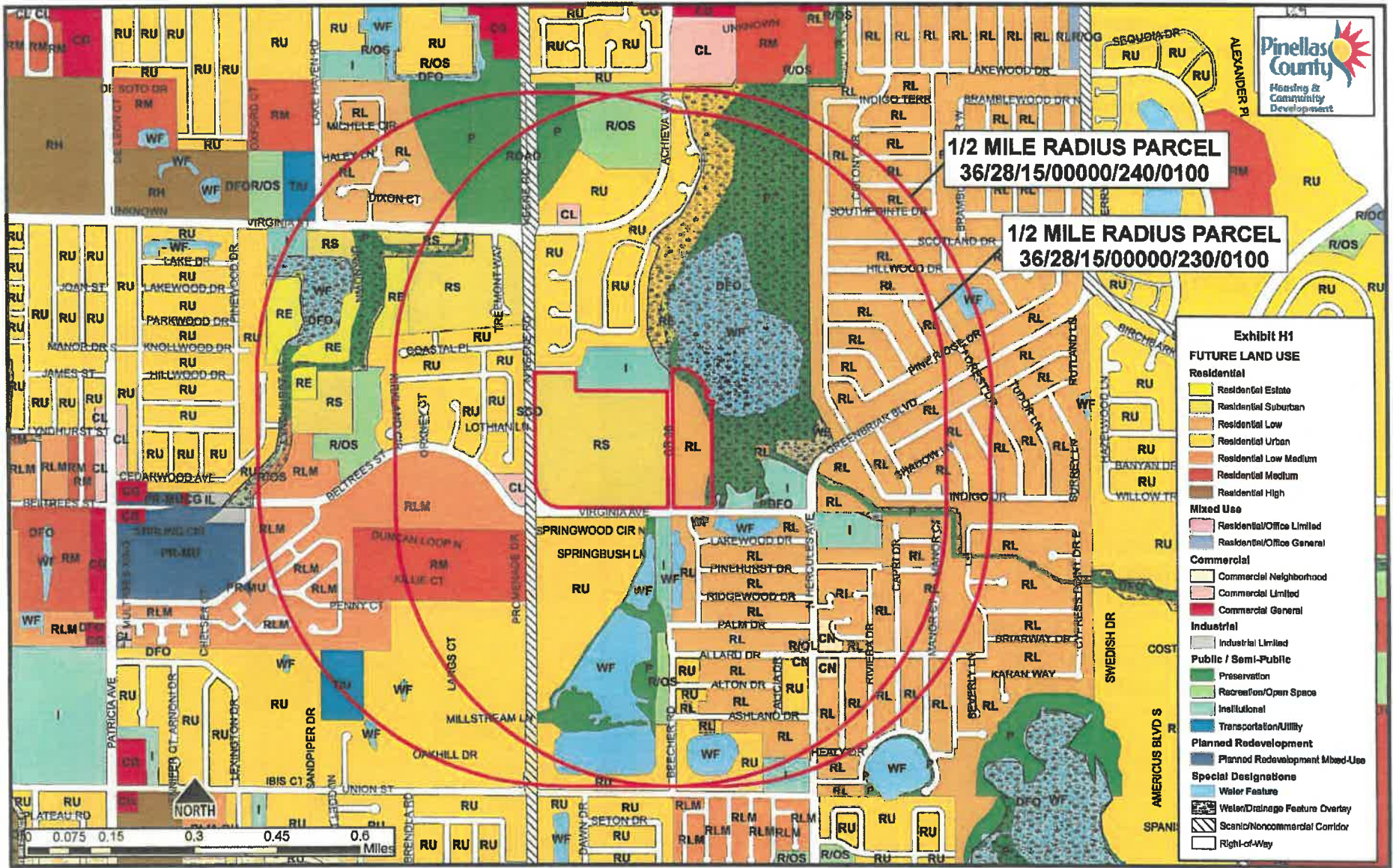
**1/2 MILE RADIUS PARCEL**  
**36/28/15/00000/240/0100**

**1/2 MILE RADIUS PARCEL**  
**36/28/15/00000/230/0100**

- Exhibit H2**  
**FUTURE LAND USE**
- Residential**
    - Residential Estate
    - Residential Suburban
    - Residential Low
    - Residential Urban
    - Residential Low Medium
    - Residential Medium
    - Residential High
  - Mixed Use**
    - Residential/Office Limited
    - Residential/Office General
  - Commercial**
    - Commercial Neighborhood
    - Commercial Limited
    - Commercial General
  - Industrial**
    - Industrial Limited
  - Public / Semi-Public**
    - Preservation
    - Recreation/Open Space
    - Institutional
    - Transportation/Utility
  - Planned Redevelopment**
    - Planned Redevelopment Mixed-Use
  - Special Designations**
    - WF
- Water/Drainage Feature Overlay  
 Scenic/Noncommercial Corridor  
 Right-of-Way







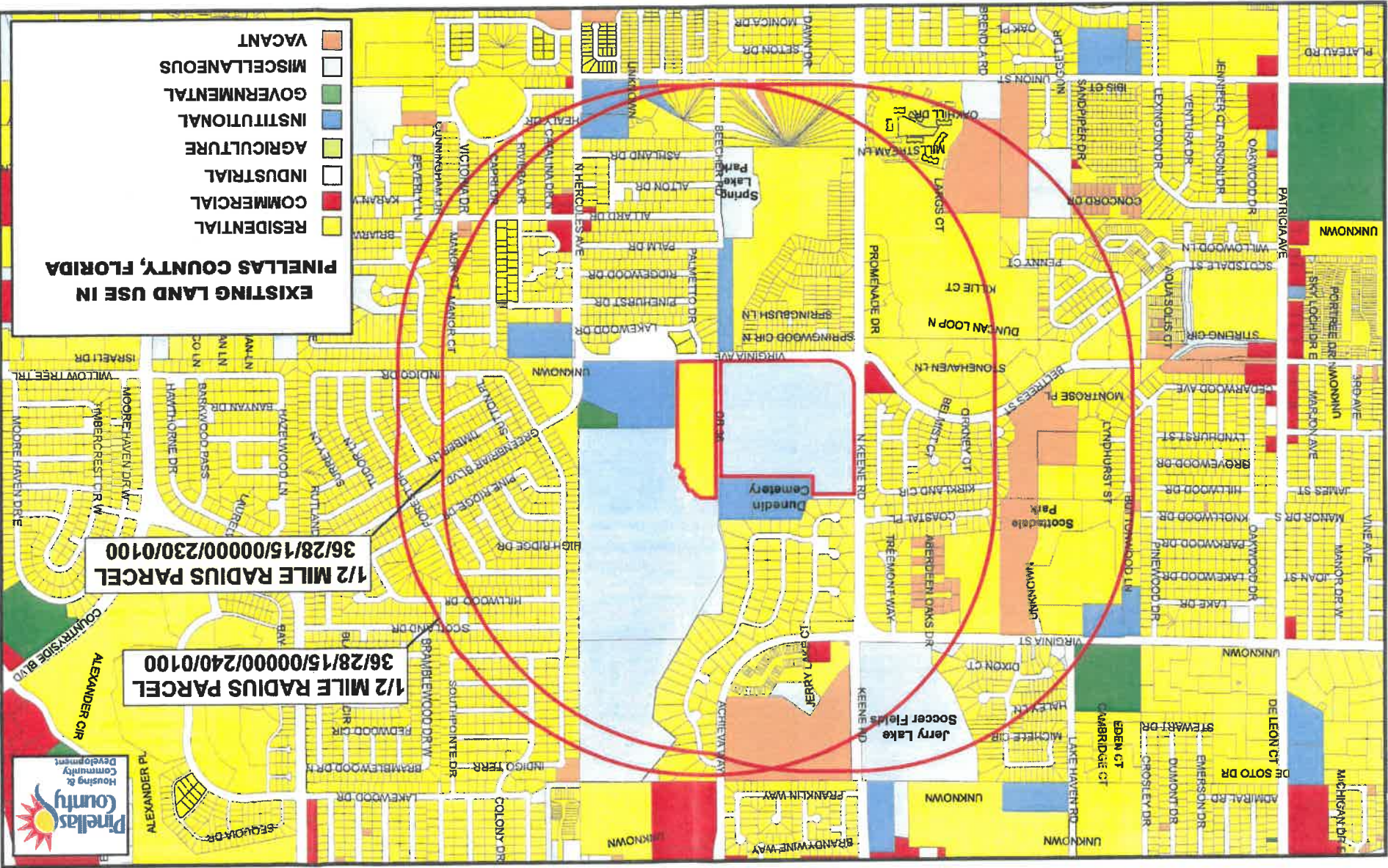
**1/2 MILE RADIUS PARCEL**  
**36/28/15/00000/240/0100**

**1/2 MILE RADIUS PARCEL**  
**36/28/15/00000/230/0100**

- Exhibit H1**  
**FUTURE LAND USE**
- Residential**
    - Residential Estate
    - Residential Suburban
    - Residential Low
    - Residential Urban
    - Residential Low Medium
    - Residential Medium
    - Residential High
  - Mixed Use**
    - Residential/Office Limited
    - Residential/Office General
  - Commercial**
    - Commercial Neighborhood
    - Commercial Limited
    - Commercial General
  - Industrial**
    - Industrial Limited
  - Public / Semi-Public**
    - Preservation
    - Recreation/Open Space
    - Institutional
    - Transportation/Utility
  - Planned Redevelopment**
    - Planned Redevelopment Mixed-Use
  - Special Designations**
    - Water Feature
    - Water/Drainage Feature Overlay
    - Scenic/Noncommercial Corridor
    - Right-of-Way







**EXISTING LAND USE IN PINELLAS COUNTY, FLORIDA**

- RESIDENTIAL
- COMMERCIAL
- INDUSTRIAL
- AGRICULTURE
- INSTITUTIONAL
- GOVERNMENTAL
- MISCELLANEOUS
- VACANT

**36/28/15/00000/230/0100**  
1/2 MILE RADIUS PARCEL

**36/28/15/00000/240/0100**  
1/2 MILE RADIUS PARCEL



UNKNOWN

UNKNOWN

UNKNOWN

UNKNOWN

UNKNOWN

UNKNOWN

UNKNOWN

PLATEAU RD

PATRICIA AVE

POITREE DR  
SUNY LOGH DR E

APR AVE  
MARION AVE

JAMES ST  
MANOR DR S

MANOR DR W  
IDAN ST

DE LEON CT  
ADMIRAL RD

DE SOTO DR  
EMERSON DR

MANOR DR  
DUMONT DR

MANOR DR  
CROSBLEY DR

MANOR DR  
CROSBLEY DR

MANOR DR  
CROSBLEY DR

MANOR DR  
CROSBLEY DR

MANOR DR  
CROSBLEY DR

JENNIFER CT  
ARRON DR  
VENTURA DR

LEWINGTON DR  
CONCORD DR

BIS CT  
SANDPAPER DR

PROWNADE DR  
KILLIE CT

DUNCAN LOOP N  
PROMENADE DR

LAKOS CT  
MILL ST  
HILL DR

SPRINGWOOD CIR N  
SPRINGGUSH LN

ALTON DR  
PALM DR

ALYARD DR  
RIDGEWOOD DR

BEACHWOOD DR  
LAKWOOD DR

HEALTHY DR  
CHALINA DR

WYBICA DR  
N HERCULES AVE

WYBICA DR  
MANOR CT

WYBICA DR  
MANOR CT

WYBICA DR  
MANOR CT

WYBICA DR  
MANOR CT

WYBICA DR  
MANOR CT

WYBICA DR  
MANOR CT

WYBICA DR  
MANOR CT

WYBICA DR  
MANOR CT

WYBICA DR  
MANOR CT

EDWARD AVE  
LINDHURST ST

BROOKWOOD DR  
HILLWOOD DR

PARKWOOD DR  
LAKEWOOD DR

DAVYWOOD DR  
LAKE DR

MONROSE PL  
LINDHURST ST

STONEHAVEN LN  
BETTES ST

GREENWAY CT  
KIRKLAND CT

COASTAL PL  
TREEMONTWAY

ABERDEEN DAMS DR  
KEENE RD

JERRY LANE CT  
ACHE WAY

INDIGO DR  
SOUTH POINTE DR

BRAMBLEWOOD DR W  
LAKWOOD DR

INDIGO TERR  
COLONY DR

INDIGO TERR  
COLONY DR

INDIGO TERR  
COLONY DR

INDIGO TERR  
COLONY DR

INDIGO TERR  
COLONY DR

INDIGO TERR  
COLONY DR

INDIGO TERR  
COLONY DR

INDIGO TERR  
COLONY DR

INDIGO TERR  
COLONY DR

EDEN CT  
CAMBRIDGE CT

STEWART DR  
DUMONT DR

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT

EDEN CT  
CAMBRIDGE CT



## Housing & Community Development

December 7, 2020

Jennifer Calvert, Senior Grants Specialist  
Pinellas County Parks & Conservation Resources  
12520 Ulmerton Road  
Largo, FL 33774

RE: Gladys Douglas Hackworth properties, Parcel Nos. 36-28-15-00000-230-0100 & 240-0100

Dear Ms. Calvert:

This letter is to provide confirmation that the proposed uses listed on Exhibit G1 are in compliance with the future land use designation and local zoning regulations that apply to the properties listed above.

Please let me know if you need any additional information.

Sincerely,

A handwritten signature in black ink, appearing to read "Glenn Bailey".

Glenn Bailey, AICP  
Zoning Manager, Planning & Zoning Division  
Pinellas County Department of Housing & Community Development



## Exhibit I

### Connectivity

I1- Letter from Local Government Confirming Sidewalk Construction

I2- Publicly Owned Infrastructure – (N/A)

I3- Adjacent Publicly Owned Conservation/Recreation Land

I4- Trail Systems- (N/A)

I5- Ecological Corridor (N/A)

I6- State Designated Paddling Trail- (N/A)



Public Works



December 7, 2020

Re: Gladys Douglas Hackworth Property Acquisition Application Form

Pinellas County Public Works Department assures that a sidewalk will be constructed along Virginia Avenue connected the Gladys Douglas Hackworth Property to the existing sidewalk located to the east of the property. 425' of sidewalk will be located on the north side of the Virginia Avenue from the Gladys Douglas Hackworth Property at CR 36 to the east connecting to the existing 5' sidewalk as shown in the attached exhibit. The sidewalk will be included with the Capital Improvement Program project 003885A "Virginia Avenue Sidewalk Improvements from CR 1 to N. Hercules Avenue". The project is programmed to begin design in FY23 and construction completion in FY25. In accordance with the requirement of the Florida Communities Trust application, the proposed 425' of sidewalk will be constructed in the existing County Right-of-Way and within five years of acquiring the Gladys Douglas Hackworth Property. The R/W map is attached showing 73' of County Right-of-Way width for the sidewalk to be constructed within.

Sincerely,

*Kelli Hammer Levy*

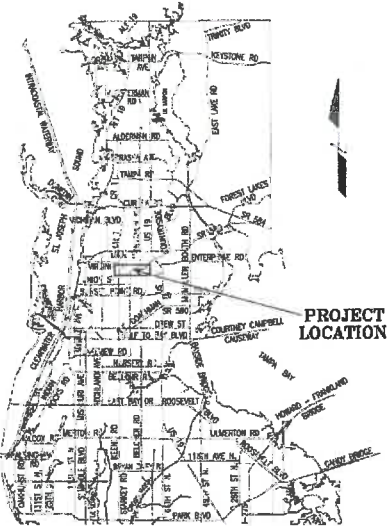
Kelli Hammer Levy, MS, MPA, CPM, ENVSP  
Director, Pinellas County Public Works

cc: Barry Burton, Pinellas County Administrator  
Erin Lawson, P.E., Transportation Division Manager, Pinellas County Public Works  
Jennifer Calvert, Sr. Grants Specialist Pinellas County Parks & Conservation Resources

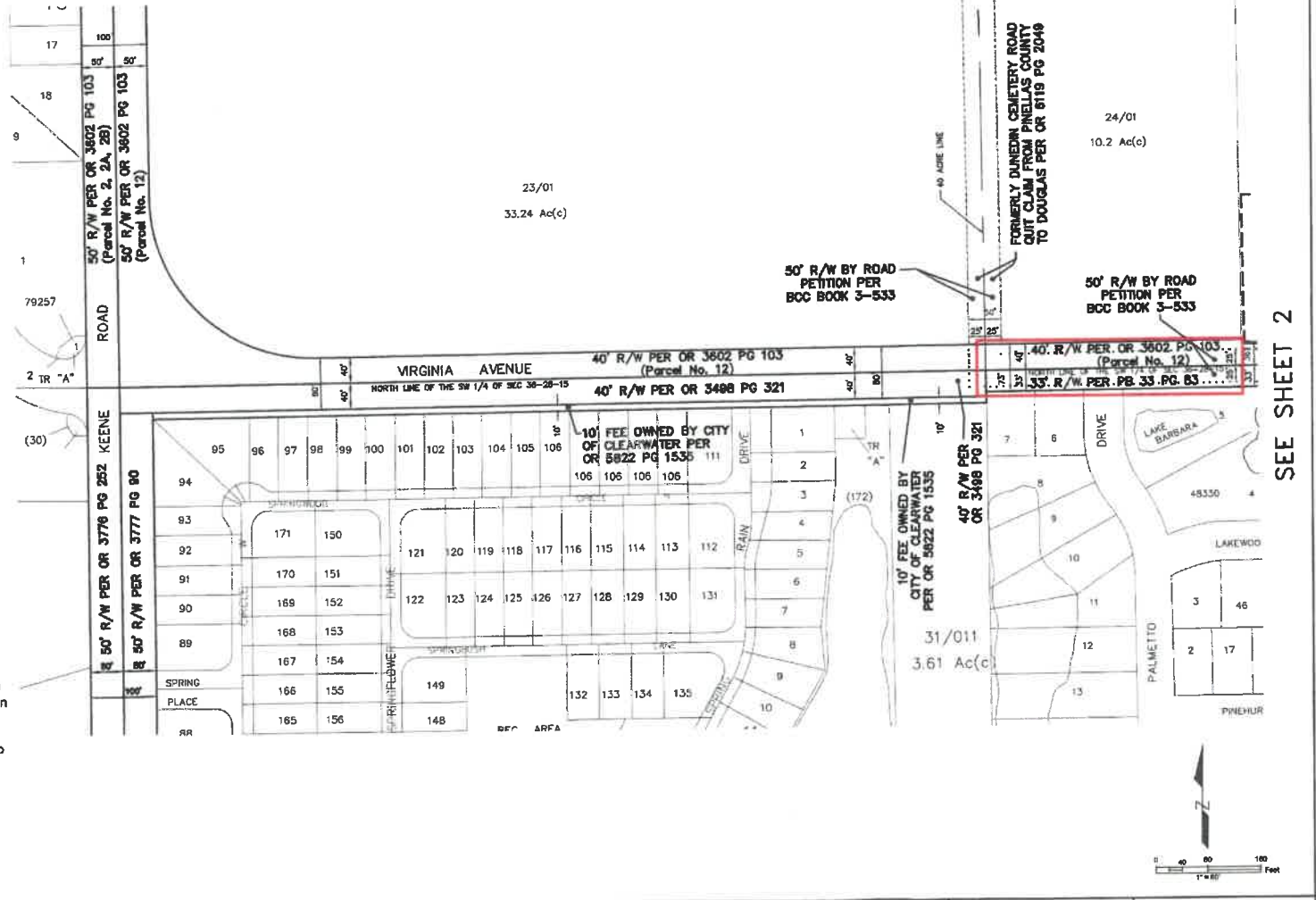
22211 U.S. Highway 19 North, Building 1  
Clearwater, FL 33765  
Phone (727) 464-8900  
V/TDD (727) 464-4062  
[www.pinellascounty.org](http://www.pinellascounty.org)

SECTION 36, TOWNSHIP 28 SOUTH, RANGE 15 EAST

PINELLAS COUNTY MAP



PROJECT LOCATION



SEE SHEET 2

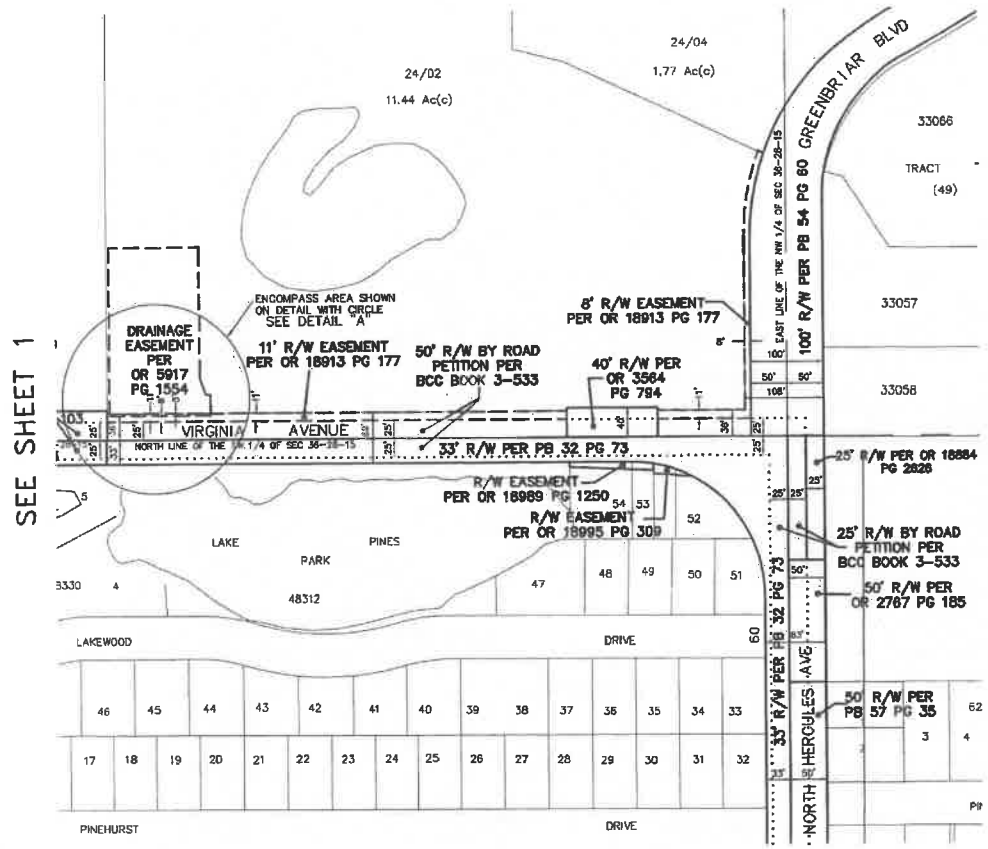
NOTE:  
THIS IS NOT A SURVEY.

The purpose of this map is to depict known right-of-way instruments for Virginia Ave. from Keene Rd. (C.R. 1) to N. Hercules Ave. to aid in a Project Development Study. Neither title research nor a survey were performed in the preparation of this map. Easements adjacent to the right-of-way may exist but have not been researched or mapped. Additional easements and/or right-of-way may be found in the Pinellas County Clerk of Circuit Court, Official Records Department. A survey and additional research is recommended prior to design.

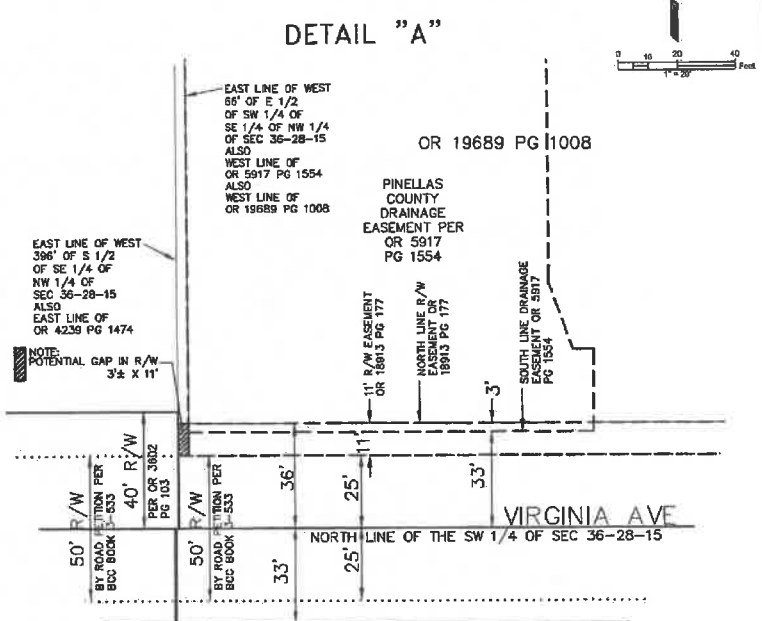
C:\Users\Survey\My Documents\Projects\2018\150\Drawings\150\_VA2018.dwg, Nov 27, 2018 - 12:44pm

<b>REVISIONS</b> <table border="1"> <thead> <tr> <th>BY</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> </tbody> </table>		BY	DATE	DESCRIPTION																															<b>VIRGINIA AVENUE</b> from KEENE ROAD (CR 1) to NORTH HERCULES AVENUE		<b>RIGHT-OF-WAY</b> TRACT MAP (NOT A SURVEY)		PINELLAS COUNTY, FLORIDA PUBLIC WORKS SURVEY AND MAPPING DIVISION 2001 U.S. HWY. 19 NORTH CLEARWATER, FLORIDA 34615-8171 PHONE: (813) 464-8804		SURVEY FILE NO.: 2150 PID: 008886A sfa2150_tract_V2018.dwg SHEET: 01 of 03	
BY	DATE	DESCRIPTION																																								
MAP DATE: 10/17/2018																																										

SECTION 36, TOWNSHIP 28 SOUTH, RANGE 15 EAST



SEE SHEET 1



S:\Information\Survey\Survey\2018\Projects\201801150\Drawings\201801150.dwg, Nov 27, 2018 - 12:44pm

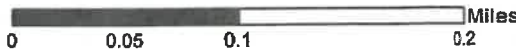
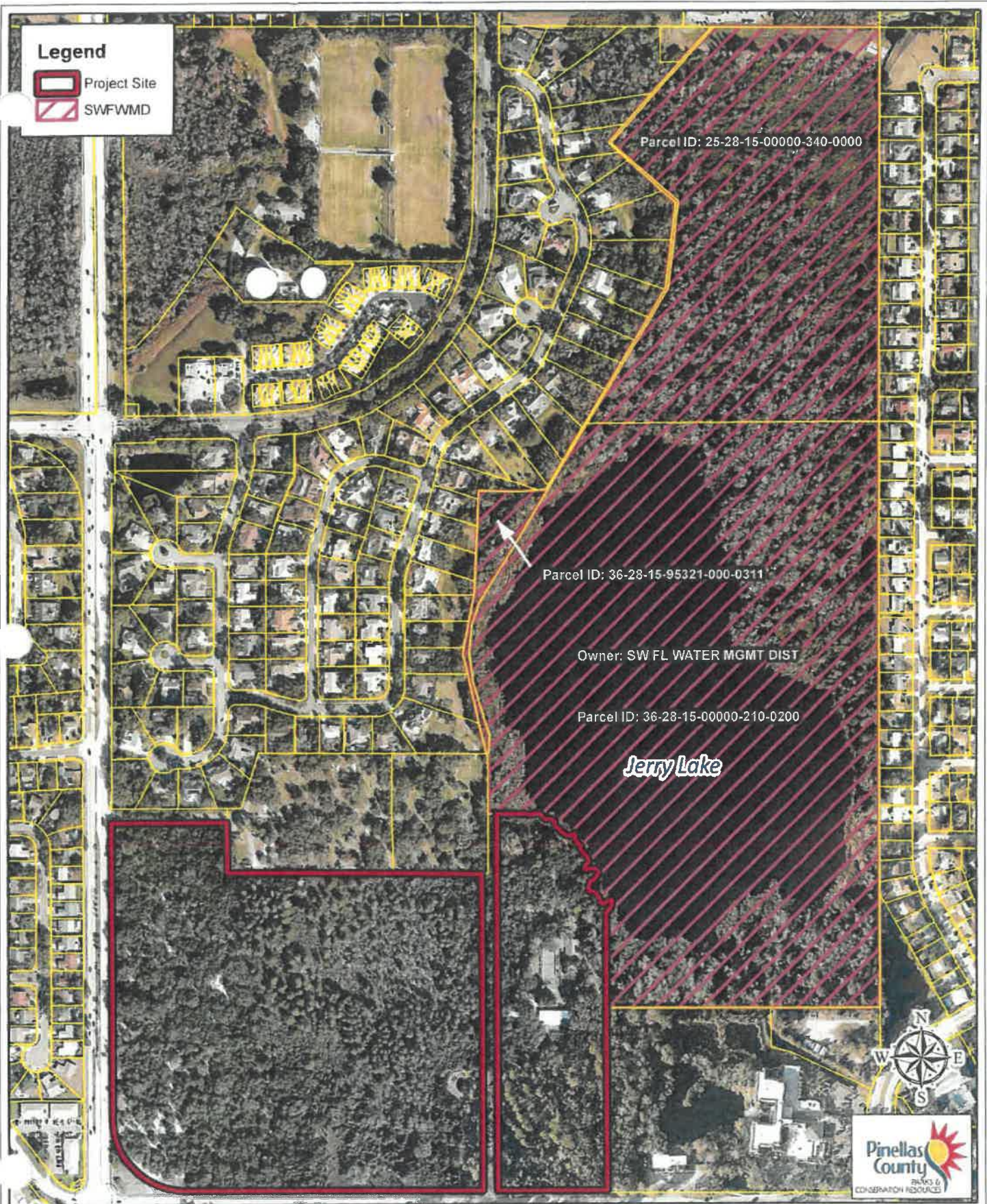
REVISIONS	BY	DATE	REVISION	DATE

<p><b>VIRGINIA AVENUE</b> from KEENE ROAD (CR 1) to NORTH HERCULES AVENUE</p>	<p><b>RIGHT-OF-WAY</b> <b>TRACT MAP</b> (NOT A SURVEY)</p>	<p>PINELLAS COUNTY, FLORIDA PUBLIC WORKS</p> <p><small>SURVEY AND MAPPING DIVISION 3825 G.S. HWY. 16 NORTH CLEARWATER, FLORIDA 34625-2047 PHONE (727) 464-5806</small></p>	<p>SURVEY FILE No: 2150</p> <p>PID: 005886A</p> <p>sh2150_tract_VE018.dwg</p> <p>SHEET: 02 of 02</p>
<p>MAP DATE: 10/17/2018</p>			









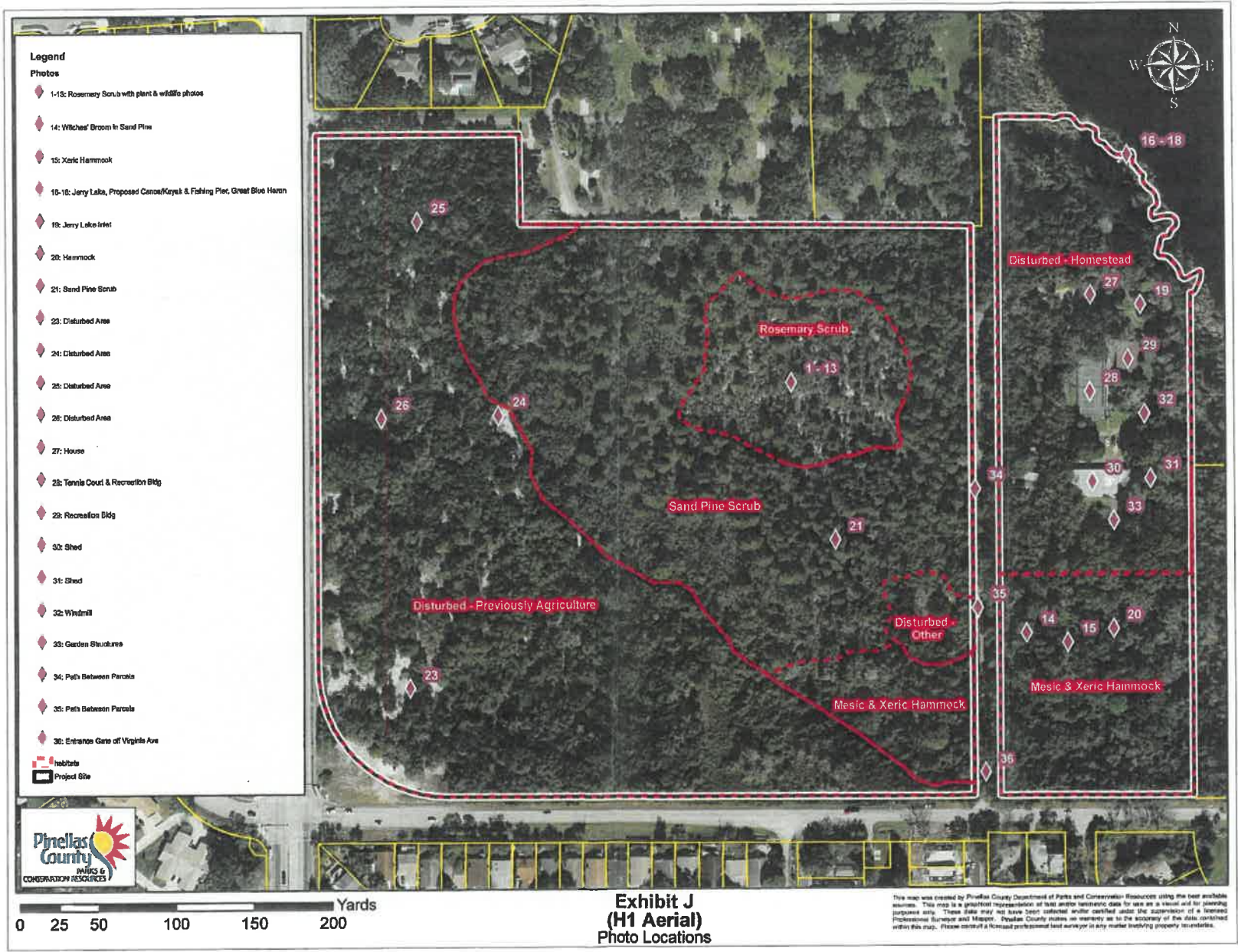
**Exhibit I3**  
Adjacent Publicly Owned Conservation Lands

This map was created by Pinellas County Department of Parks and Conservation Resources using the best available sources. This map is a graphical representation of land and/or lot/acre data for use as a visual aid for planning purposes only. These data may not have been collected and/or certified under the supervision of a licensed Professional Surveyor and Mapper. Pinellas County makes no warranty as to the accuracy of the data contained within this map. Please consult a licensed professional and surveyor in any matter involving property boundaries.





**Exhibit J**  
**Photographs**



**Exhibit J  
(H1 Aerial)  
Photo Locations**

This map was created by Pinnellas County Department of Parks and Conservation Resources using the best available sources. This map is a graphical representation of best available information data for use as a visual aid for planning purposes only. These data may not have been collected and/or verified under the supervision of a licensed Professional Surveyor and Mapper, Duval County rules in entirety as to the accuracy of the data contained within this map. Please consult a licensed professional land surveyor in any matter involving property boundaries.





Rosemary Scrub Habitat (L2)





Rosemary Scrub Habitat (L2)





Rosemary Scrub Habitat (L2)





Rosemary Scrub Habitat (L2)





Rosemary Scrub Habitat (L2)





Gopher Tortoise





Gopher Tortoise Burrow





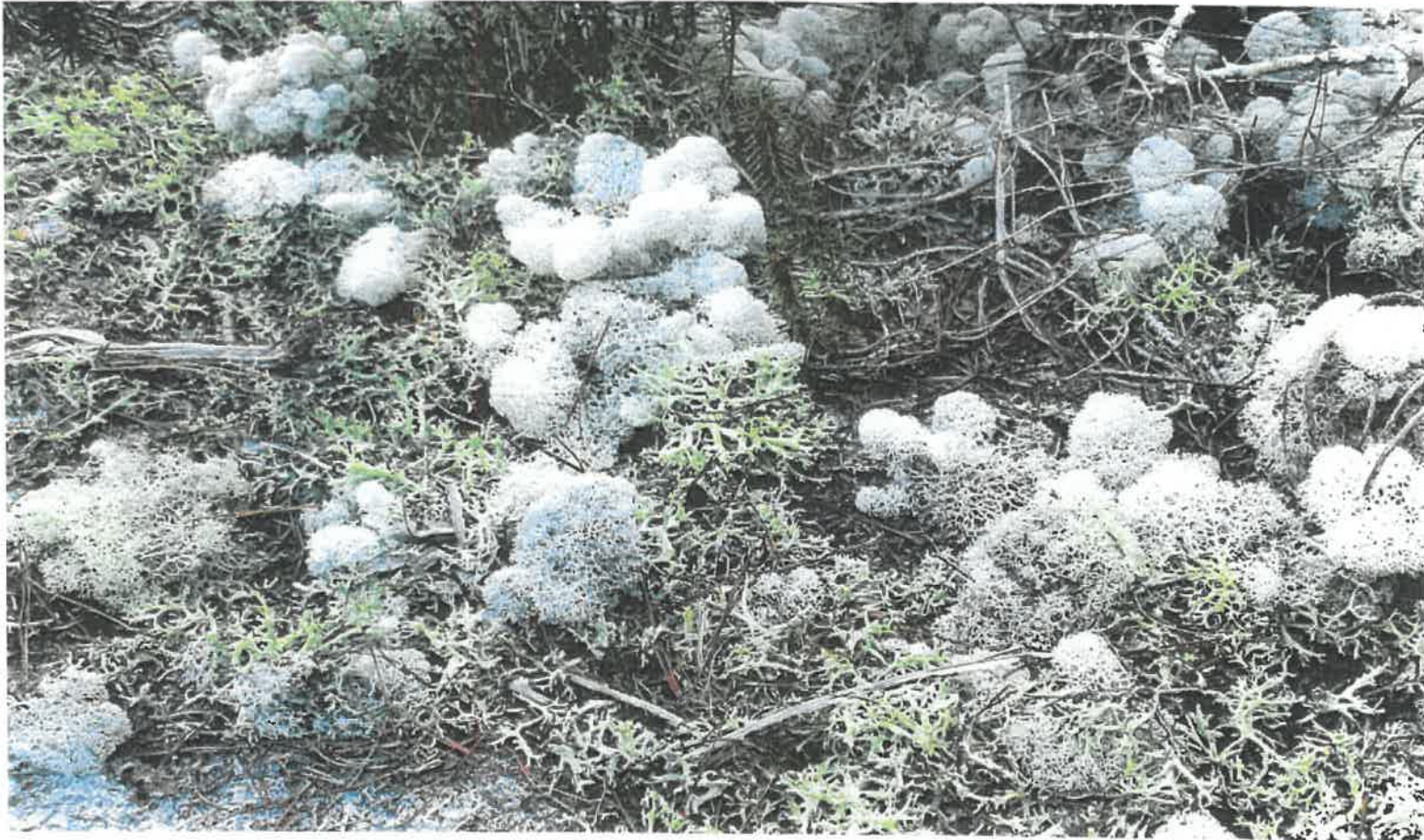
Cladonia





Cladonia





Cladonia





Lechea Cernua





Opuntia and Lichens





*Selaginella Arenicola*





Witches Broom in Sand Pine





Xeric Hammock





Great Blue Heron



Jerry Lake view from property. This is where the proposed fishing pier and canoe/kayak launch will be located.





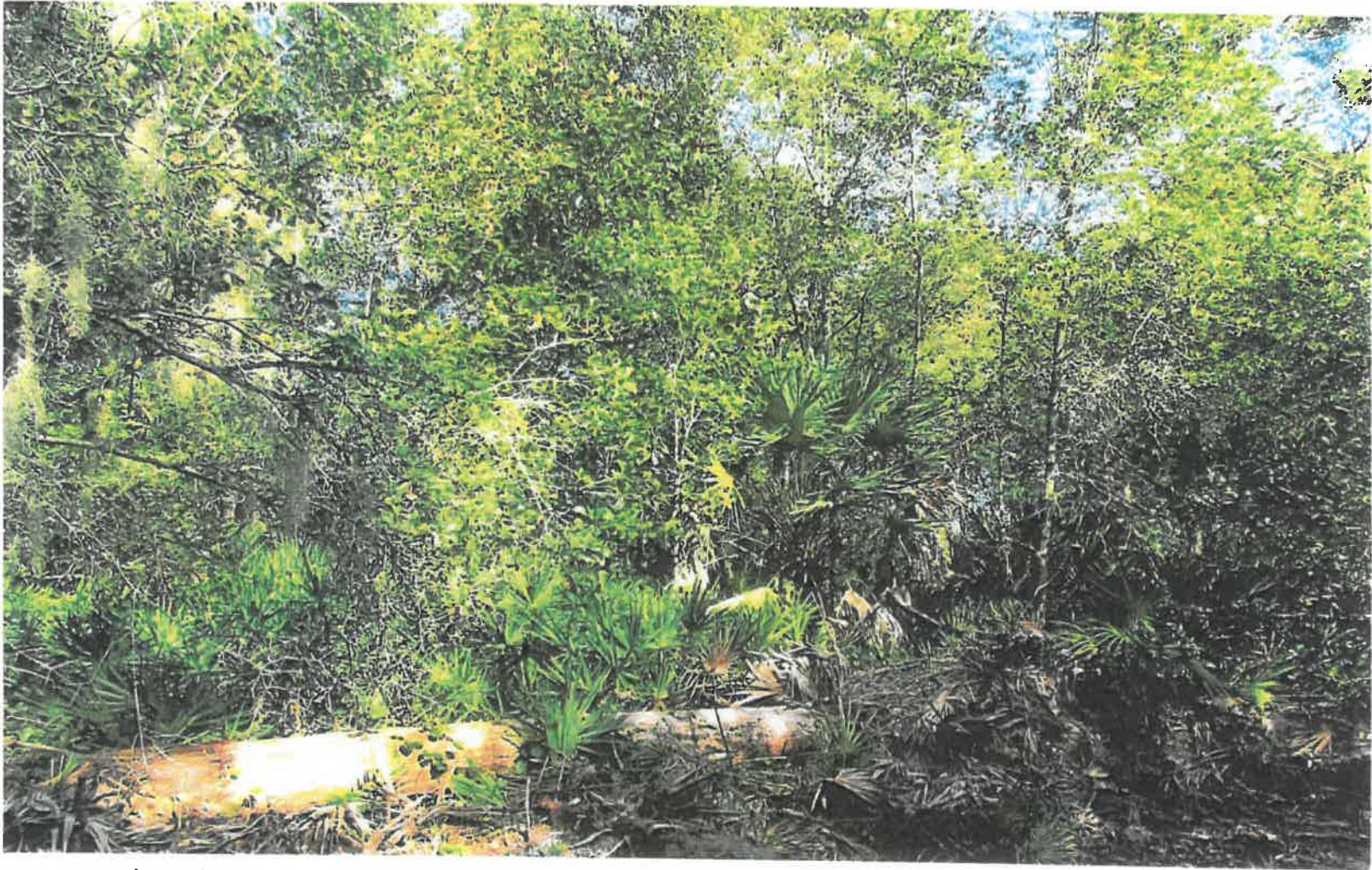
View of Jerry Lake from property looking South.





View from the current home on an inlet coming from Jerry Lake.

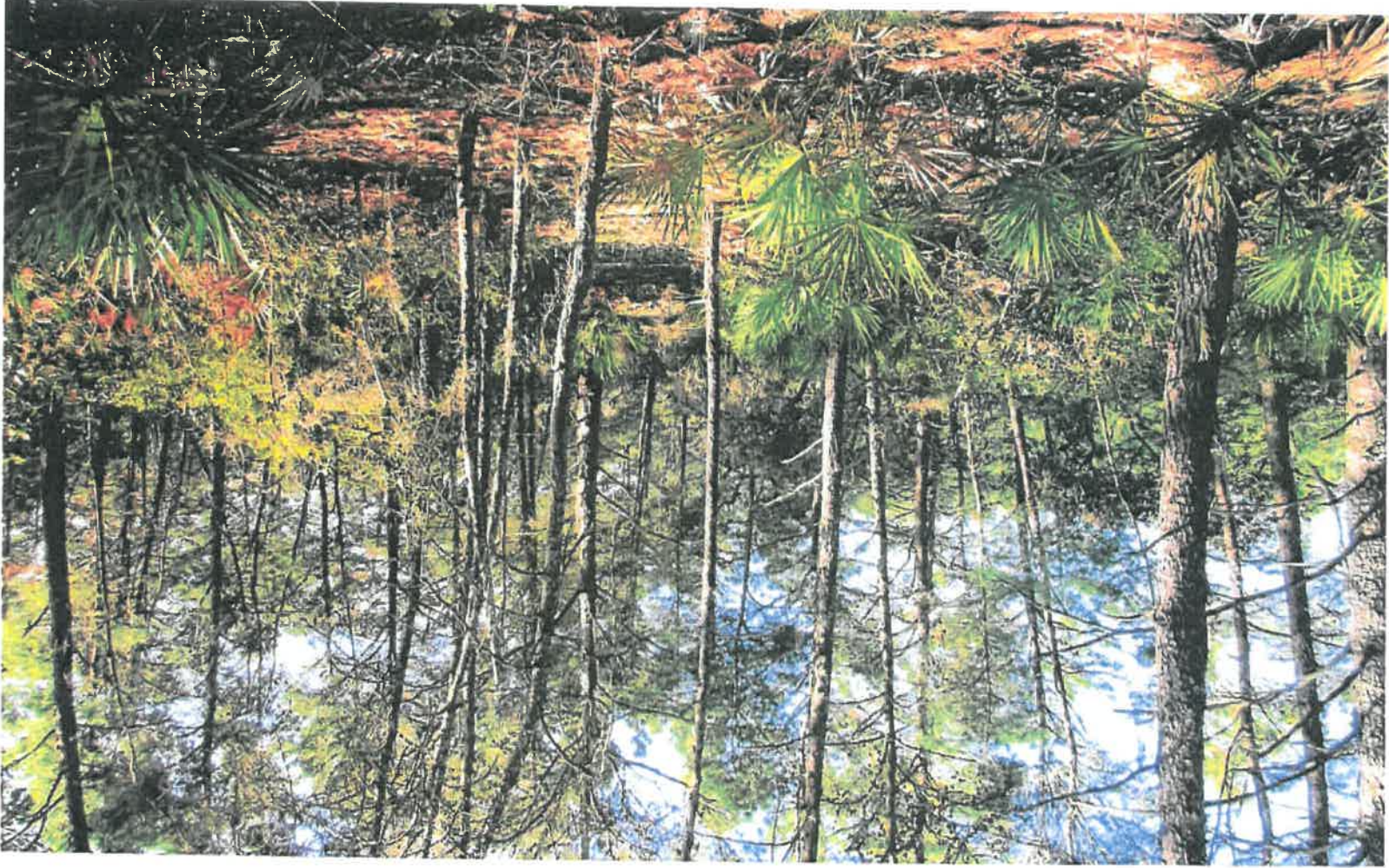




Hammock Habitat Area (L2)



Sand Pine Scrub Habitat (L2)







Trail going through Sand Pine Scrub





Disturbed Area on far Southwest corner. (Native Vegetation Area)





Disturbed Area (Native Vegetation Area)





Disturbed Area (Native Vegetation Area)





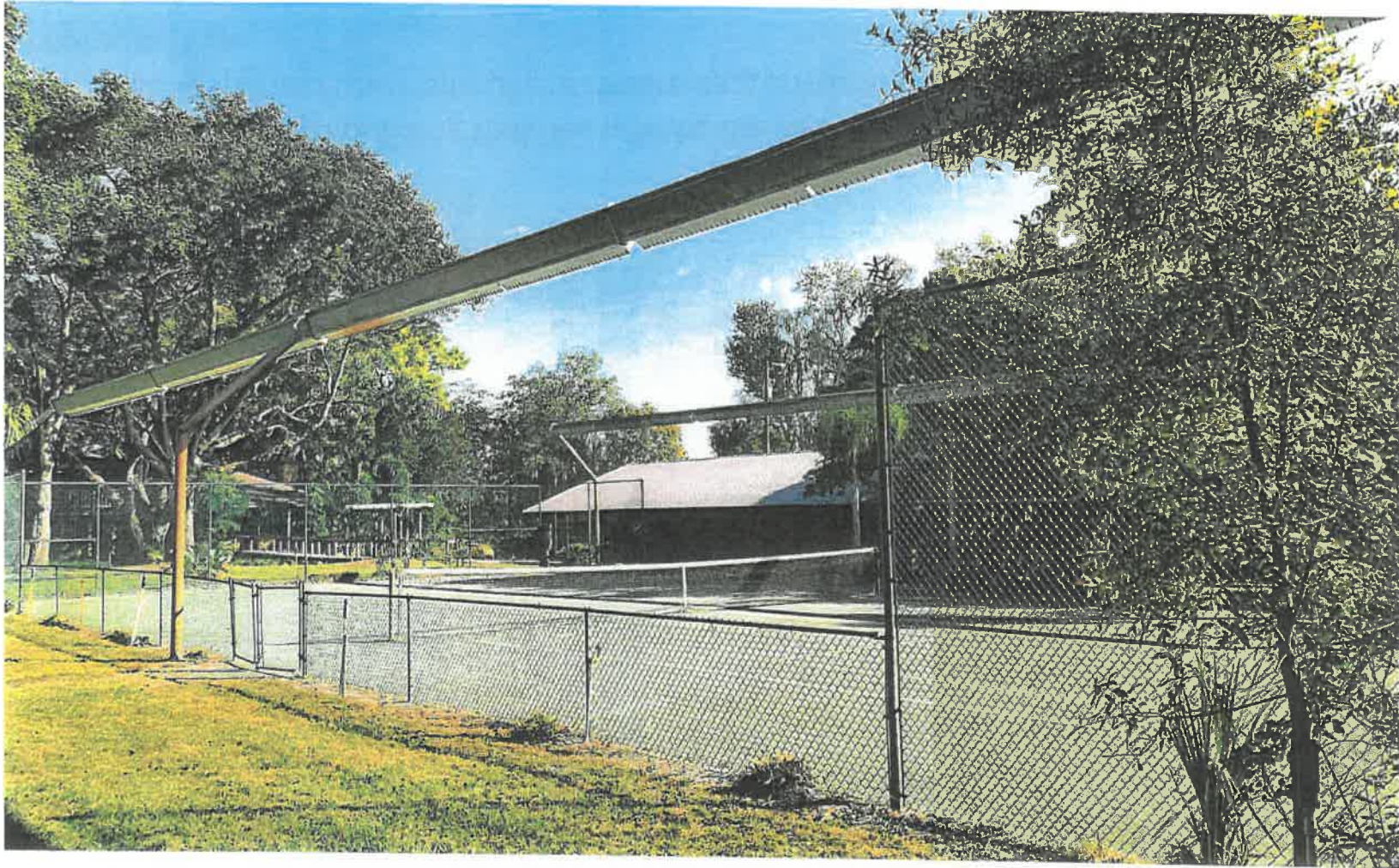
Disturbed Area (Native Vegetation Area)





Existing home on property with septic system, well, and outdoor coop structure





Existing tennis court and recreational outbuilding located directly South of the existing home. The recreational outbuilding will be converted to a nature center/museum (K3).





Existing recreational building that lies next to the tennis courts and just South of the existing home. Future site of the nature center/museum and office for kayak ecotours (K3).





Existing shed structure located South of the home





Existing shed that is located directly East of the larger shed and South of the existing home.





Windmill and outdoor gardening structures located South of the home and next to the tennis court.





Existing outdoor gardening structures located directly South of the sheds.





Existing pathway on the property that divides the two parcels.





Existing pathway on the property that divides the two parcels.





Existing entryway to the parcels from Virginia Avenue.



## Exhibit K

### Educational Opportunities

K1- Construction of Building- (N/A)

K2- Construction of LEEDTM Building- (N/A)

K3- Commitment to Needed Repairs and Renovations

K4- Commitment to Needed Repairs and Renovations LEEDTM- (N/A)

**BOARD OF COUNTY  
COMMISSIONERS**

Dave Eggers

Gerard

Charlie Justice

Janet C. Long

Kathleen Peters

Karen Williams Seel

Kenneth T. Welch



12/9/2020

Florida Communities Trust  
Office of Operations  
Florida Department of Environmental Protection  
3900 Commonwealth Blvd, MS 103  
Tallahassee, FL 32399-3000

Dear Trust:

On behalf of the Pinellas County Parks & Conservation Resources, I am assuring you that our organization is committed to making the necessary repairs and renovations of the recreational building located on the eastern parcel of the Gladys Douglas Hackworth Property. The building is approximately 2,880 square feet and lies just south of the shoreline of nearby Jerry Lake. The goal of the repairs and renovations is to convert the building into a nature center/museum. The building will house informational signage on native flora and fauna at the park and will showcase old agricultural equipment previously used on the property. The north portion of the building will house a small office for kayak ecotours that will launch from the canoe/kayak launch that will be constructed at Jerry Lake.

When all repairs and renovations are completed at the recreational building a thorough inspection will be completed to ensure that the building is safe for park visitors. It is anticipated that park staff and volunteers will work together to build and arrange the educational and historical exhibits inside the new nature center/museum.

Sincerely,

A handwritten signature in blue ink that reads "Paul Cozzie". The signature is written in a cursive style with a horizontal line underneath the name.

Paul Cozzie  
Director, Pinellas County Parks & Conservation Resources

Parks & Conservation Resources  
12520 Ulmerton Road  
Largo, FL 33774-3602  
Main Office: (727) 582-2100, select "0"  
FAX: (727) 582-2550  
V/IDD: (727) 464-4052



[www.pinellascounty.org](http://www.pinellascounty.org)



## Exhibit L

### Natural and Biological Resources

L1- Natural Communities and Disturbed Areas

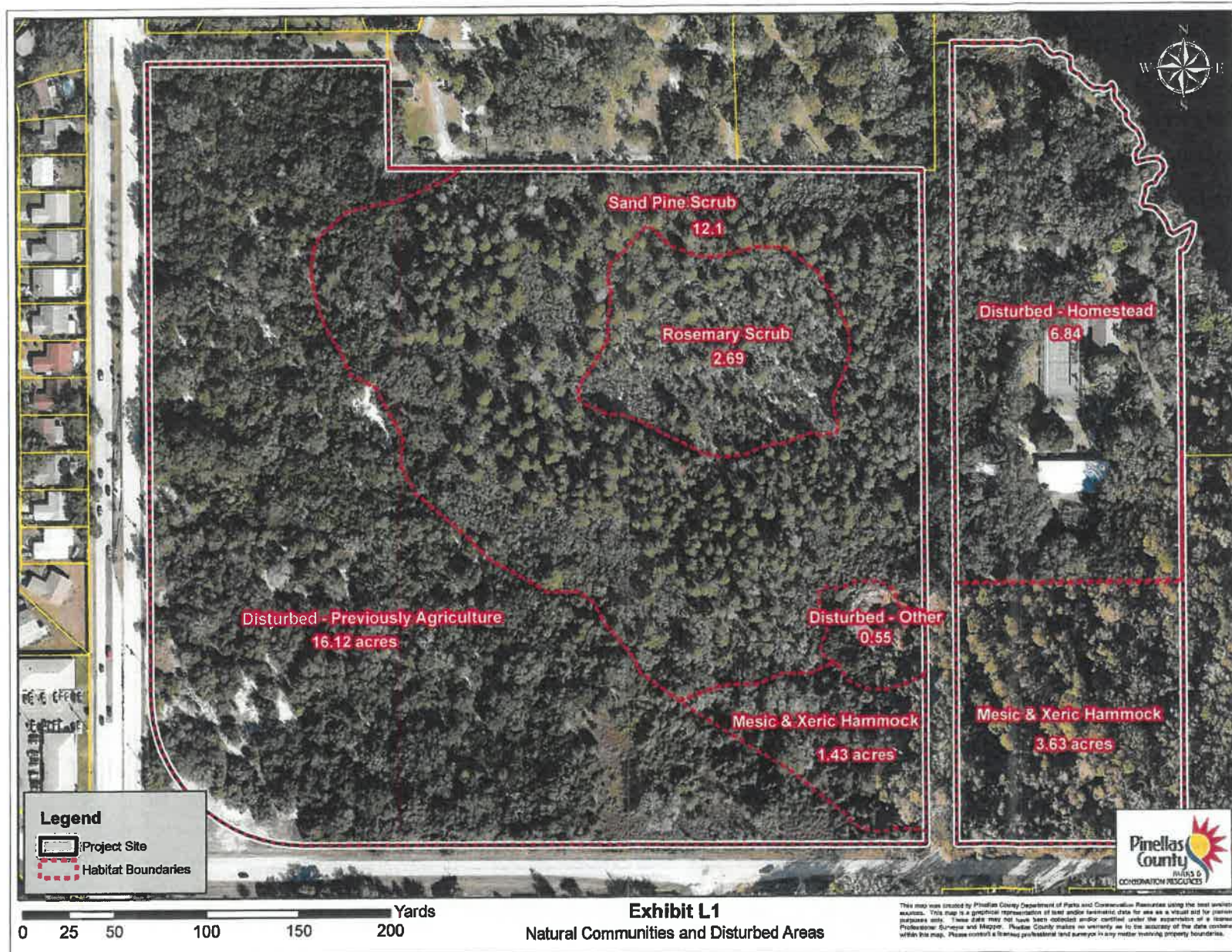
L2- Listed Species Habitat

L3- Letter and Map From FNAI

L4- FWC Strategic Habitat Letter- (N/A)

L5- Florida Forest Service Letter- (N/A)

L6- Landowner Assistance Program (N/A)

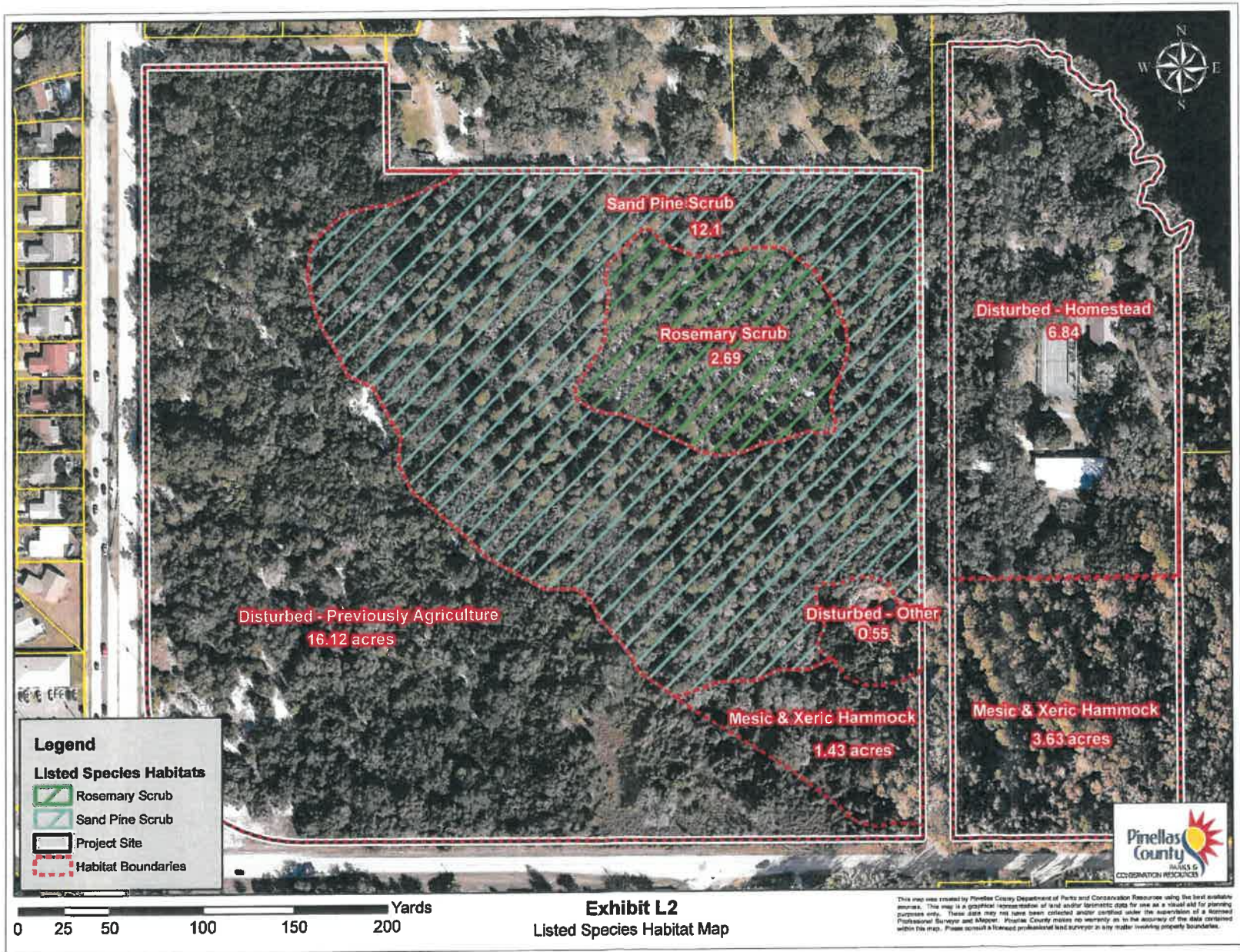


0 25 50 100 150 200 Yards

**Exhibit L1**  
Natural Communities and Disturbed Areas

This map was created by Pinellas County Department of Parks and Communal Resources using the best available resources. This map is a graphical representation of best available scientific data for use as a visual aid for planning purposes only. These data may not have been collected and/or certified under the supervision of a licensed Professional Surveyor and Mapper. Pinellas County makes no warranty as to the accuracy of the data contained within this map. Please contact a licensed professional land surveyor for any further boundary property boundaries.







1018 Thomasville Road  
Suite 200-C  
Tallahassee, FL 32303  
850-224-8207  
fax 850-681-9364  
www.fnai.org

December 2, 2020

Lisa Baltus  
Pinellas County Park & Conservation Resources  
12520 Ulmerton Road  
Largo, FL 33774

Dear Ms. Baltus,

Thank you for requesting information from the Florida Natural Areas Inventory (FNAI). At your request we have produced the following report for your project area.

The purpose of this Standard Data Report is to provide objective scientific information on natural resources located in the vicinity of a site of interest, in order to inform those involved in project planning and evaluation. This Report makes no determination of the suitability of a proposed project for this location, or the potential impacts of the project on natural resources in the area.

**Project:** Gladys Douglas Hackworth Property Acquisition  
**Date Received:** 11/20/2020  
**Location:** Pinellas County

**Based on the information available, this site appears to be located on or very near a significant region of scrub habitat, a natural community in decline that provides important habitat for several rare species within a small area.**

#### **Locally Significant Natural Area Status**

We have determined that this site **does meet** the criteria for a Locally Significant Natural Area (LNA) for purposes of Florida Communities LNA Trust proposal evaluations. The attached table details how the site matches the FNAI criteria for LNA status.

#### **Element Occurrences**

A search of our maps and database indicates that we currently have several element occurrences mapped in the vicinity of the study area (see enclosed map and element occurrence table). Please be advised that a lack of element occurrences in the FNAI database is not a sufficient indication of the absence of rare or endangered species on a site.

*The element occurrences data layer includes occurrences of rare species and natural communities. The map legend indicates that some element occurrences occur in the general vicinity of the label point. This may be due to lack of precision of the source data, or an element that occurs over an extended area (such as a wide ranging species or large natural community). For animals and plants, element occurrences generally refer to more than a casual sighting; they usually indicate a viable population of the species. Note that some element occurrences represent historically documented observations which may no longer be extant. Extirpated element occurrences will be marked with an 'X' following the occurrence label on the enclosed map.*



Florida Resources  
and Environmental  
Analysis Center

Institute of Science  
and Public Affairs

The Florida State University

#### **Likely and Potential Rare Species**

*Tracking Florida's Biodiversity*



In addition to documented occurrences, other rare species and natural communities may be identified on or near the site based on habitat models and species range models (see enclosed Biodiversity Matrix Report). These species should be taken into consideration in field surveys, land management, and impact avoidance and mitigation.

*FNAI habitat models indicate areas, which based on land cover type, offer suitable habitat for one or more rare species that is known to occur in the vicinity. Habitat models have been developed for approximately 300 of the rarest species tracked by the Inventory, including all federally listed species.*

*FNAI species range models indicate areas that are within the known or predicted range of a species, based on climate variables, soils, vegetation, and/or slope. Species range models have been developed for approximately 340 species, including all federally listed species.*

*The FNAI Biodiversity Matrix Geodatabase compiles Documented, Likely, and Potential species and natural communities for each square mile Matrix Unit statewide.*

#### CLIP

The enclosed map shows natural resource conservation priorities based on the Critical Lands and Waters Identification Project. CLIP is based on many of the same natural resource data developed for the Florida Forever Conservation Needs Assessment, but provides an overall picture of conservation priorities across different resource categories, including biodiversity, landscapes, surface waters, and aggregated CLIP priorities (that combine the individual resource categories). CLIP is also based primarily on remote sensed data and is not intended to be the definitive authority on natural resources on a site.

For more information on CLIP, visit <http://www.fnai.org/clip.cfm>

#### **Managed Areas**

Portions of the site appear to be located adjacent to Jerry Lake, managed by the Southwest Florida Water Management District.

*The Managed Areas data layer shows public and privately managed conservation lands throughout the state. Federal, state, local, and privately managed conservation lands are included.*

The Inventory always recommends that professionals familiar with Florida's flora and fauna conduct a site-specific survey to determine the current presence or absence of rare, threatened, or endangered species.

Please visit [www.fnai.org/trackinglist.cfm](http://www.fnai.org/trackinglist.cfm) for county or statewide element occurrence distributions and links to more element information.

The database maintained by the Florida Natural Areas Inventory is the single most comprehensive source of information available on the locations of rare species and other significant ecological resources. However, the data are not always based on comprehensive or site-specific field surveys. Therefore this information should not be regarded as a final statement on the biological resources of the site being considered, nor should it be substituted for on-site surveys. Inventory data are designed for the purposes of conservation planning and scientific research, and are not intended for use as the primary criteria for regulatory decisions.

Information provided by this database may not be published without prior written notification to the Florida Natural Areas Inventory, and the Inventory must be credited as an information source in these publications. **The maps contain sensitive environmental information, please do not distribute or publish without prior consent from FNAI.** FNAI data may not be resold for profit.

Thank you for your use of FNAI services. An invoice will be mailed separately. If I can be of further assistance, please contact me at (850) 224-8207 or at [kbrinegar@fnai.fsu.edu](mailto:kbrinegar@fnai.fsu.edu).

Sincerely,

*Kerri Brinegar*

Kerri Brinegar  
GIS / Data Services

Encl





1018 Thomasville Road  
Suite 200-C  
Tallahassee, FL 32303  
(850) 224-8207  
(850) 681-9364 Fax  
www.fnai.org

## FLORIDA Natural Areas INVENTORY

### Element Occurrences

- Animals
- Plants
- Communities
- Other
- Data Sensitive
- Point Indicates General Vicinity of Element

U.S. Fish & Wildlife Service  
Scrub Jay Survey 1992-96

### Conservation Lands

- Federal
- State
- Local
- Private
- State Aquatic Preserves



### Land Acquisition Projects

- Florida Forever
- Board of Trustees Projects

- FNAI Rare Species Habitat
- FNAI Biodiversity Matrix Square Mile Units
- County Boundary
- Roads
- Water

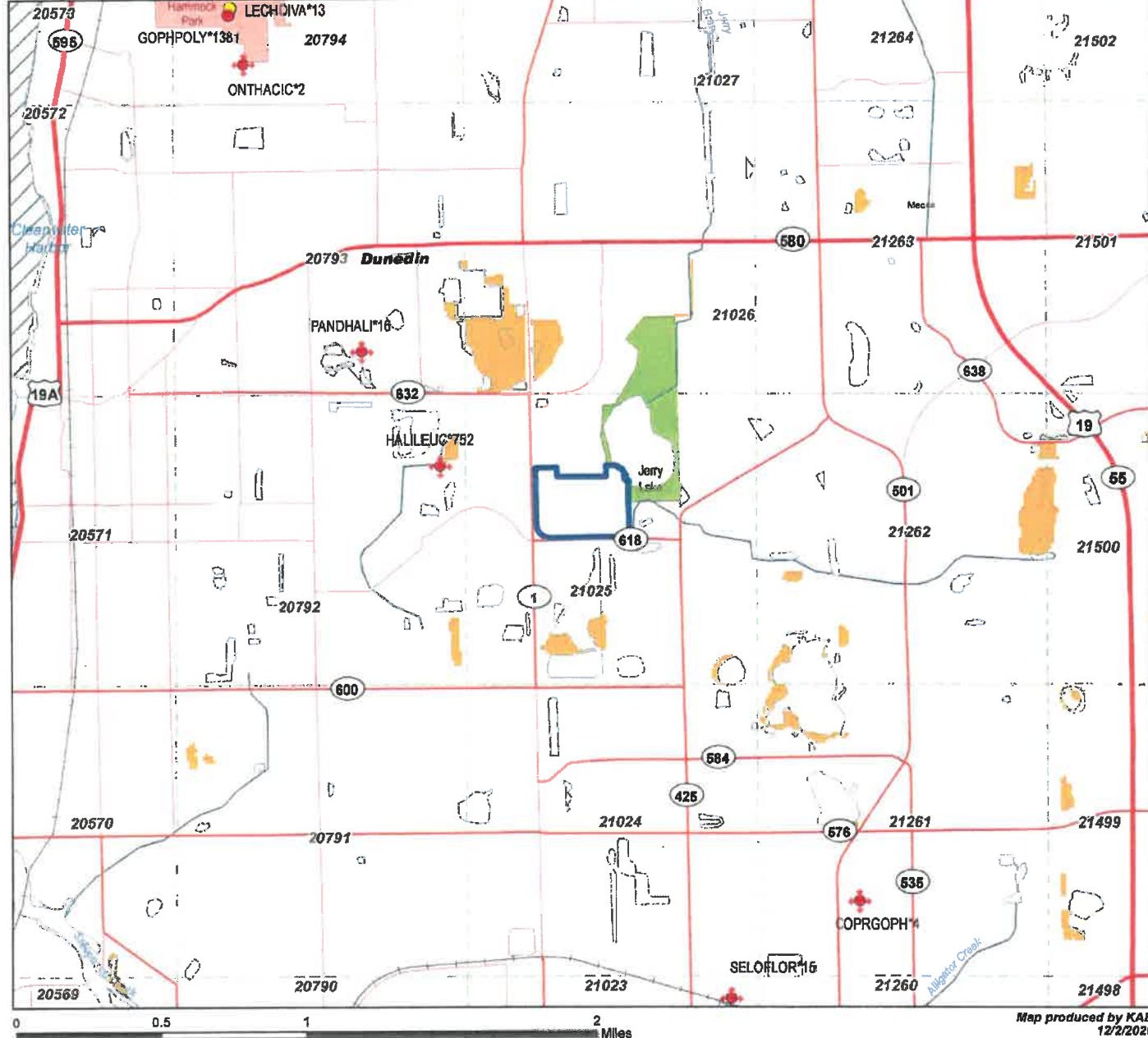
### NOTE

This map contains environmentally sensitive information. Please do not distribute or publish without prior consent from FNAI. Map should not be interpreted without accompanying documents.

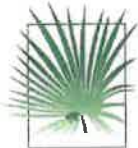
## Gladys Douglas Hackworth Property Acquisition

Site boundaries are approximate.

Pinellas County



Map produced by KAB  
12/2/2020



1018 Thomasville Road  
Suite 200-C  
Tallahassee, FL 32303  
(850) 224-8207  
(850) 681-9364 Fax  
www.fnai.org

**FLORIDA  
Natural Areas  
INVENTORY**

**CLIP v4.0 Resource Priorities**

**Biodiversity Resource Category**

- Priority 1 - highest
- Priority 2
- Priority 3
- Priority 4
- Priority 5

**Landscape Resource Category**

- Priority 1 - highest
- Priority 2
- Priority 3
- Priority 4
- Priority 5

**Surface Water Resource Category**

- Priority 1 - highest
- Priority 2
- Priority 3
- Priority 4
- Priority 5

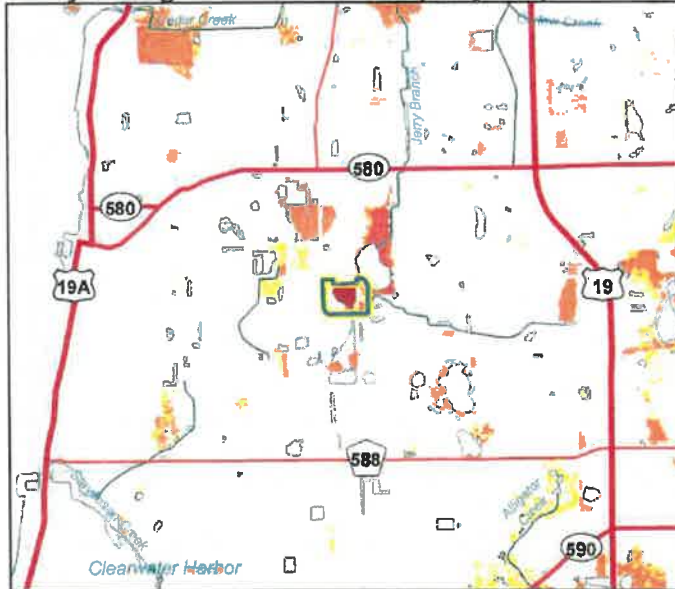
**Aggregated CLIP Priorities**

- Priority 1 - highest
- Priority 2
- Priority 3
- Priority 4
- Priority 5
- Site Boundary

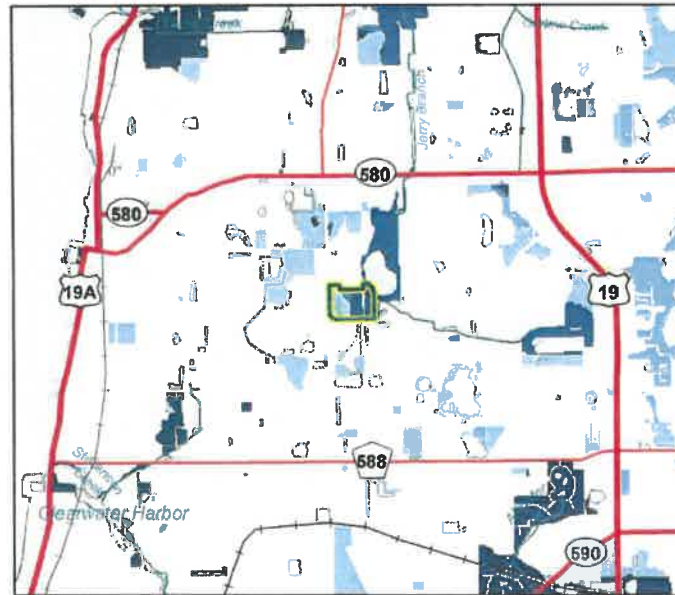
Map should not be interpreted without accompanying documents.

Critical Lands and Waters Identification Project (CLIP) is a cooperative effort between the FSU Florida Natural Areas Inventory, UF Center for Landscape Conservation Planning, and FL Fish & Wildlife Conservation Commission, with additional funding from FL Dept of Environmental Protection and US Fish & Wildlife Service.

**Gladys Douglas Hackworth Property Acquisition**



CLIP Biodiversity Resource Priorities

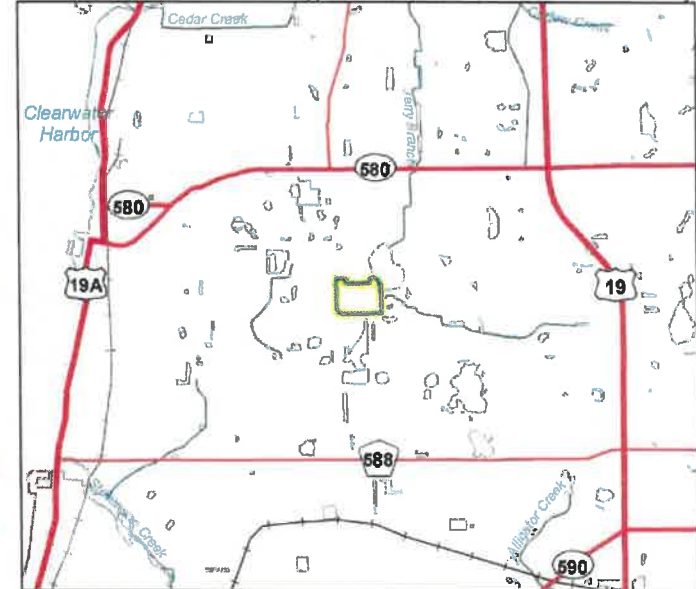


CLIP Surface Water Resource Priorities

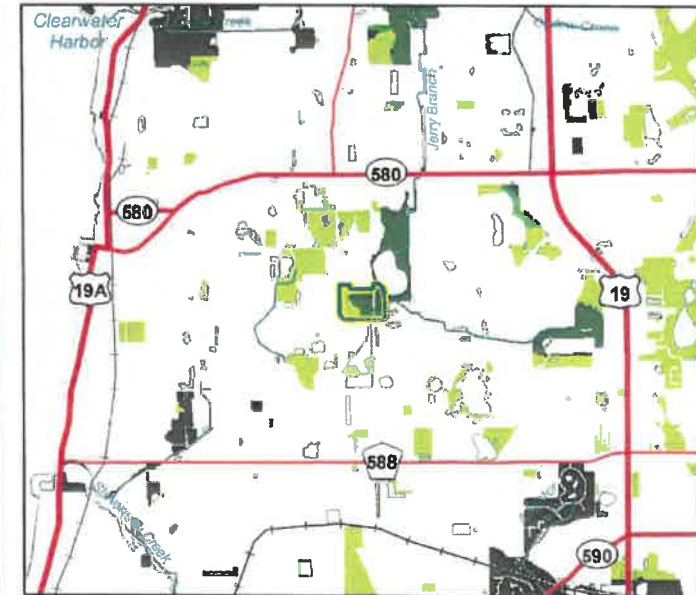


Site boundaries are approximate.

Pinellas County



CLIP Landscape Resource Priorities



CLIP Aggregated Resource Priorities

Map produced by KAB  
12/2/2020



## FNAI Locally Significant Natural Area Criteria



**Date:** 1-Dec-20  
**Site Name:** Gladys Douglas Hackworth Property Acquisition  
**County:** Pinellas  
**Requested by:** Lisa Baltus  
**Total Site Acres:** 44.72

**Site must meet any 1 of the 4 Criteria below to qualify as an LNA:**

	Minimum Acres Needed to Qualify	Acres on Site	Criterion Met	Notes
<b>1. FNAIHAB Priorities 1-3</b>				
plants	5	0	N	
invertebrates	5	0	N	
birds	10	0	N	
reptiles	10	0	N	
amphibians	10	0	N	
fish	10	0	N	
mammals	20	0	N	
<b>2. Natural Communities</b>				
upland glade	1	0	N	
pine rockland	1	0	N	
scrub	5	13.6	Y	
rockland hammock	5	0	N	
seepage slope	1	0	N	
coastal uplands	1	0	N	
sandhill upland lake	1	0	N	
sandhill	20	0	N	
dry prairie	20	0	N	
upland hardwood	50	0	N	
pine flatwoods	50	0	N	
<b>3. Potential Natural Areas</b>				
Priorities 1-4	20	0	N	

**4. FNAI Element Occurrences**

*EO must be Srank S1-S3, AND EITHER (EO Rank A, B, C OR Grank G1-G3); AND Last Obs < 20 years*

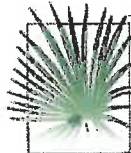
Sname	State Rank	EO Rank	Global Rank	Last Obs Date
None				

*\*The spatial extents of some wide-ranging species are not fully represented by FNAI element occurrences. For those species, reliable habitat data are used to determine if a site meets LNA criteria. An element occurrence may not appear on the enclosed map for these species.*

**NOTE: All acreages for Criteria 1-3 are calculated from FNAI GIS data layers. These data are primarily based on remotely sensed information such as satellite imagery and aerial photography. FNAI makes every effort to maintain the most accurate statewide data available, but no statewide data will be 100% accurate for every site.**

**Documentation for LNA criteria and all data is attached to this report.**

*This document revised 4 August 2016.*



1018 Thomasville Road  
Suite 200-C  
Tallahassee, FL 32303  
(850) 224-8207  
(850) 681-9364 Fax  
www.fnai.org

FLORIDA  
**Natural Areas**  
INVENTORY

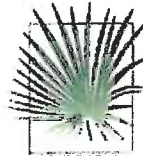


## FNAI ELEMENT OCCURRENCE REPORT on or near

*Gladys Douglas Hackworth*

Map Label	Scientific Name	Common Name	Global State Federal State Observation				Date	Description	EO Comments
			Rank	Rank	Status	Listing			
COPRGOPH*4	<i>Copris gopheri</i>	Gopher Tortoise Copris Beetle	G2	S2	N	N	1973 pre	1973-Pre: No description given (B73WOO01FLUS).	1973-Pre: Four specimens were collected by Hubbard using black light traps (B73WOO01FLUS).
HALILEUC*752	<i>Haliaeetus leucocephalus</i>	Bald Eagle	G5	S3	N	N	2002	No general description given	Nest status 1999-2003: Active - 2002, 2001, 2000, 1999; Inactive - 2003; Status 1995-98: Continuously active. (U03FWC01FLUS). Previous data (note different format) NEST; 1991: ACTIVE BUT PRODUCED 0 YOUNG; 1990; PRODUCED 1 YOUNG; 1989; PRODUCED 2 YOUNG.
ONTHACIC*2	<i>Onthophagus aciculatulus</i>	Sandyland Onthophagus Beetle	G2	S2	N	N	1994 pre	1994-Pre: No description given (B94DEY01FLUS).	1994-Pre: This species was collected at this site (B94DEY01FLUS).
PANDHALI*16	<i>Pandion haliaetus</i>	Osprey	G5	S3S4	N	N	1984	VARIOUS PLACES ON ISLAND.	UP TO 9 ACTIVE NESTS IN 1984.
SELOFLOR*15	<i>Selonodon floridensis</i>	Florida Cebionid Beetle	G2G4	S2S4	N	N	1999 pre	1999-Pre: No description given (B99GAL01FLUS).	1999-Pre: One specimen was collected (B99GAL01FLUS).





1018 Thomasville Road  
Suite 200-C  
Tallahassee, FL 32303  
(850) 224-8207  
(850) 681-9364 Fax

FLORIDA  
**Natural Areas**  
INVENTORY

*Florida Natural Areas Inventory*  
**Biodiversity Matrix Report**



Scientific Name	Common Name	Global Rank	State Rank	Federal Status	State Listing
<b>Matrix Unit ID: 21025</b>					
<b>Likely</b>					
<i>Haliaeetus leucocephalus</i>	Bald Eagle	G5	S3	N	N
<i>Mycteria americana</i>	Wood Stork	G4	S2	T	FT
<i>Onthophagus aciculatulus</i>	Sandyland Onthophagus Beetle	G2	S2	N	N
Scrub		G2	S2	N	N
<b>Potential</b>					
<i>Athene cunicularia floridana</i>	Florida Burrowing Owl	G4T3	S3	N	ST
<i>Bigelowia nuttallii</i>	Nuttall's rayless goldenrod	G3G4	S1	N	E
<i>Calopogon multiflorus</i>	many-flowered grass-pink	G2G3	S2S3	N	T
<i>Centrosema arenicola</i>	sand butterfly pea	G2Q	S2	N	E
<i>Copris gopheri</i>	Gopher Tortoise Copris Beetle	G2	S2	N	N
<i>Drymarchon couperi</i>	Eastern Indigo Snake	G3	S3	T	FT
<i>Gopherus polyphemus</i>	Gopher Tortoise	G3	S3	C	ST
<i>Heterodon simus</i>	Southern Hognose Snake	G2	S2S3	N	N
<i>Lechea cernua</i>	nodding pinweed	G3	S3	N	T
<i>Linum carteri</i> var. <i>smallii</i>	Small's flax	G2T2	S2	N	E
<i>Matelea floridana</i>	Florida spiny-pod	G2	S2	N	E
<i>Mustela frenata peninsulae</i>	Florida Long-tailed Weasel	G5T3?	S3?	N	N
<i>Nemastylis floridana</i>	celestial lily	G2	S2	N	E
<i>Nolina atopocarpa</i>	Florida beargrass	G3	S3	N	T
<i>Pandion haliaetus</i>	Osprey	G5	S3S4	N	N
<i>Platanthera integra</i>	yellow fringeless orchid	G3G4	S3	N	E
<i>Podomys floridanus</i>	Florida Mouse	G3	S3	N	N
<i>Pteroglossaspis ecristata</i>	giant orchid	G2G3	S2	N	T
<i>Selonodon floridensis</i>	Florida Cebionid Beetle	G2G4	S2S4	N	N

**Definitions:** Documented - Rare species and natural communities documented on or near this site.  
 Documented-Historic - Rare species and natural communities documented, but not observed/reported within the last twenty years.  
 Likely - Rare species and natural communities likely to occur on this site based on suitable habitat and/or known occurrences in the vicinity.  
 Potential - This site lies within the known or predicted range of the species listed.

## Elements and Element Occurrences

An **element** is any exemplary or rare component of the natural environment, such as a species, natural community, bird rookery, spring, sinkhole, cave, or other ecological feature.

An **element occurrence (EO)** is an area of land and/or water in which a species or natural community is, or was, present. An EO should have practical conservation value for the Element as evidenced by potential continued (or historical) presence and/or regular recurrence at a given location.

## Element Ranking and Legal Status

Using a ranking system developed by NatureServe and the Natural Heritage Program Network, the Florida Natural Areas Inventory assigns two ranks for each element. The global rank is based on an element's worldwide status; the state rank is based on the status of the element in Florida. Element ranks are based on many factors, the most important ones being estimated number of Element Occurrences (EOs), estimated abundance (number of individuals for species; area for natural communities), geographic range, estimated number of adequately protected EOs, relative threat of destruction, and ecological fragility.

### **FNAI GLOBAL ELEMENT RANK**

- G1** = Critically imperiled globally because of extreme rarity (5 or fewer occurrences or less than 1000 individuals) or because of extreme vulnerability to extinction due to some natural or man-made factor.
- G2** = Imperiled globally because of rarity (6 to 20 occurrences or less than 3000 individuals) or because of vulnerability to extinction due to some natural or man-made factor.
- G3** = Either very rare and local throughout its range (21-100 occurrences or less than 10,000 individuals) or found locally in a restricted range or vulnerable to extinction from other factors.
- G4** = Apparently secure globally (may be rare in parts of range).
- G5** = Demonstrably secure globally.
- GH** = Of historical occurrence throughout its range, may be rediscovered (e.g., ivory-billed woodpecker).
- GX** = Believed to be extinct throughout range.
- GXC** = Extirpated from the wild but still known from captivity or cultivation.
- G#?** = Tentative rank (e.g., G2?).
- G#G#** = Range of rank; insufficient data to assign specific global rank (e.g., G2G3).
- G#T#** = Rank of a taxonomic subgroup such as a subspecies or variety; the G portion of the rank refers to the entire species and the T portion refers to the specific subgroup; numbers have same definition as above (e.g., G3T1).
- G#Q** = Rank of questionable species - ranked as species but questionable whether it is species or subspecies; numbers have same definition as above (e.g., G2Q).
- G#T#Q** = Same as above, but validity as subspecies or variety is questioned.
- GU** = Unrankable; due to a lack of information no rank or range can be assigned (e.g., GUT2).
- GNA** = Ranking is not applicable because the element is not a suitable target for conservation (e.g. a hybrid species).
- GNR** = Element not yet ranked (temporary).
- GNRTNR** = Neither the element nor the taxonomic subgroup has yet been ranked.

### **FNAI STATE ELEMENT RANK**

- S1** = Critically imperiled in Florida because of extreme rarity (5 or fewer occurrences or less than 1000 individuals) or because of extreme vulnerability to extinction due to some natural or man-made factor.
- S2** = Imperiled in Florida because of rarity (6 to 20 occurrences or less than 3000 individuals) or because of vulnerability to extinction due to some natural or man-made factor.
- S3** = Either very rare and local in Florida (21-100 occurrences or less than 10,000 individuals) or found locally in a restricted range or vulnerable to extinction from other factors.
- S4** = Apparently secure in Florida (may be rare in parts of range).
- S5** = Demonstrably secure in Florida.
- SH** = Of historical occurrence in Florida, possibly extirpated, but may be rediscovered (e.g., ivory-billed woodpecker).
- SX** = Believed to be extirpated throughout Florida.
- SU** = Unrankable; due to a lack of information no rank or range can be assigned.
- SNA** = State ranking is not applicable because the element is not a suitable target for conservation (e.g. a hybrid species).
- SNR** = Element not yet ranked (temporary).



## **FEDERAL LEGAL STATUS**

Legal status information provided by FNAI for information only. For official definitions and lists of protected species, consult the relevant federal agency.

Definitions derived from U.S. Endangered Species Act of 1973, Sec. 3. Note that the federal status given by FNAI refers only to Florida populations and that federal status may differ elsewhere.

**C** = Candidate species for which federal listing agencies have sufficient information on biological vulnerability and threats to support proposing to list the species as Endangered or Threatened.  
**E** = Endangered: species in danger of extinction throughout all or a significant portion of its range.  
**E, T** = Species currently listed endangered in a portion of its range but only listed as threatened in other areas  
**E, PDL** = Species currently listed endangered but has been proposed for delisting.  
**E, PT** = Species currently listed endangered but has been proposed for listing as threatened.  
**E, XN** = Species currently listed endangered but tracked population is a non-essential experimental population.  
**T** = Threatened: species likely to become Endangered within the foreseeable future throughout all or a significant portion of its range.  
**PE** = Species proposed for listing as endangered  
**PS** = Partial status: some but not all of the species' infraspecific taxa have federal  
**PT** = Species proposed for listing as threatened  
**SAT** = Treated as threatened due to similarity of appearance to a species which is federally listed such that enforcement personnel have difficulty in attempting to differentiate between the listed and unlisted species.  
**SC** = Not currently listed, but considered a "species of concern" to USFWS.

## **STATE LEGAL STATUS**

Provided by FNAI for information only. For official definitions and lists of protected species, consult the relevant state agency.

**Animals:** Definitions derived from "Florida's Endangered Species and Species of Special Concern, Official Lists" published by Florida Fish and Wildlife Conservation Commission, 1 August 1997, and subsequent updates.

**C** = Candidate for listing at the Federal level by the U. S. Fish and Wildlife Service  
**FE** = Listed as Endangered Species at the Federal level by the U. S. Fish and Wildlife Service  
**FT** = Listed as Threatened Species at the Federal level by the U. S. Fish and Wildlife Service  
**FXN** = Federal listed as an experimental population in Florida  
**FT(S/A)** = Federal Threatened due to similarity of appearance  
**ST** = State population listed as Threatened by the FWCC. Defined as a species, subspecies, or isolated population which is acutely vulnerable to environmental alteration, declining in number at a rapid rate, or whose range or habitat is decreasing in area at a rapid rate and as a consequence is destined or very likely to become an endangered species within the foreseeable future.  
**SSC** = Listed as Species of Special Concern by the FWCC. Defined as a population which warrants special protection, recognition, or consideration because it has an inherent significant vulnerability to habitat modification, environmental alteration, human disturbance, or substantial human exploitation which, in the foreseeable future, may result in its becoming a threatened species. (SSC\* for *Pandion haliaetus* (Osprey) indicates that this status applies in Monroe county only.)  
**N** = Not currently listed, nor currently being considered for listing.

**Plants:** Definitions derived from Sections 581.011 and 581.185(2), Florida Statutes, and the Preservation of Native Flora of Florida Act, 5B-40.001. FNAI does not track all state-regulated plant species; for a complete list of state-regulated plant species, call Florida Division of Plant Industry, 352-372-3505 or see: <http://www.doacs.state.fl.us/pi/>.

**E** = Endangered: species of plants native to Florida that are in imminent danger of extinction within the state, the survival of which is unlikely if the causes of a decline in the number of plants continue; includes all species determined to be endangered or threatened pursuant to the U.S. Endangered Species Act.  
**T** = Threatened: species native to the state that are in rapid decline in the number of plants within the state, but which have not so decreased in number as to cause them to be Endangered.  
**N** = Not currently listed, nor currently being considered for listing.

## Element Occurrence Ranking

FNAI ranks of quality of the element occurrence in terms of its viability (EORANK). Viability is estimated using a combination of factors that contribute to continued survival of the element at the location. Among these are the size of the EO, general condition of the EO at the site, and the conditions of the landscape surrounding the EO (e.g. an immediate threat to an EO by local development pressure could lower an EO rank).

- A** = Excellent estimated viability
- A?** = Possibly excellent estimated viability
- AB** = Excellent or good estimated viability
- AC** = Excellent, good, or fair estimated viability
- B** = Good estimated viability
- B?** = Possibly good estimated viability
- BC** = Good or fair estimated viability
- BD** = Good, fair, or poor estimated viability
- C** = Fair estimated viability
- C?** = Possibly fair estimated viability
- CD** = Fair or poor estimated viability
- D** = Poor estimated viability
- D?** = Possibly poor estimated viability
- E** = Verified extant (viability not assessed)
- F** = Failed to find
- H** = Historical
- NR** = Not ranked, a placeholder when an EO is not (yet) ranked.
- U** = Unrankable
- X** = Extirpated

\*For additional detail on the above ranks see: <http://www.natureserve.org/explorer/eorankguide.htm>

FNAI also uses the following EO ranks:

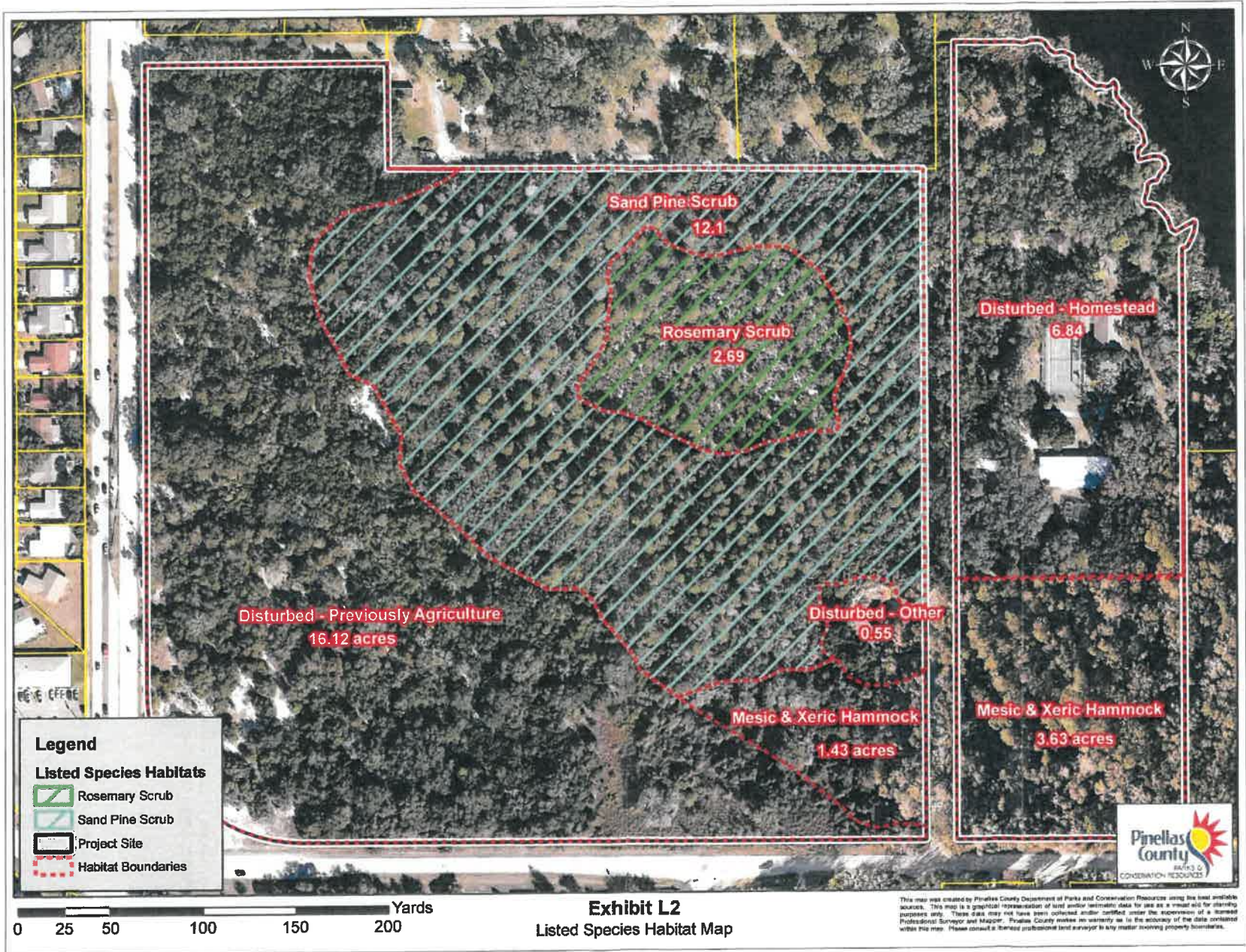
- H?** = Possibly historical
- F?** = Possibly failed to find
- X?** = Possibly extirpated

The following offers further explanation of the H and X ranks as they are used by FNAI:

The rank of H is used when there is a lack of recent field information verifying the continued existence of an EO, such as (a) when an EO is based only on historical collections data; or (b) when an EO was ranked A, B, C, D, or E at one time and is later, without field survey work, considered to be possibly extirpated due to general habitat loss or degradation of the environment in the area. This definition of the H rank is dependent on an interpretation of what constitutes "recent" field information. Generally, if there is no known survey of an EO within the last 20 to 40 years, it should be assigned an H rank. While these time frames represent suggested maximum limits, the actual time period for historical EOs may vary according to the biology of the element and the specific landscape context of each occurrence (including anthropogenic alteration of the environment). Thus, an H rank may be assigned to an EO before the maximum time frames have lapsed. Occurrences that have not been surveyed for periods exceeding these time frames should not be ranked A, B, C, or D. The higher maximum limit for plants and communities (i.e., ranging from 20 to 40 years) is based upon the assumption that occurrences of these elements generally have the potential to persist at a given location for longer periods of time. This greater potential is a reflection of plant biology and community dynamics. However, landscape factors must also be considered. Thus, areas with more anthropogenic impacts on the environment (e.g., development) will be at the lower end of the range, and less-impacted areas will be at the higher end.

The rank of X is assigned to EOs for which there is documented destruction of habitat or environment, or persuasive evidence of eradication based on adequate survey (i.e., thorough or repeated survey efforts by one or more experienced observers at times and under conditions appropriate for the Element at that location).





**Exhibit L2**  
 Listed Species Habitat Map

This map was created by Pinellas County Department of Parks and Conservation Resources using the best available sources. This map is a graphical representation of land and resource data for use as a visual aid for planning purposes only. These data may not have been collected and/or certified under the supervision of a licensed Professional Surveyor and Mapper. Pinellas County makes no warranty as to the accuracy of the data contained within this map. Please consult a licensed professional land surveyor for any matter involving property boundaries.





11/23/2020

Lisa Baltus  
Environmental Program Manager/ North County Land Manager  
Pinellas County Parks & Conservation Resources  
Tarpon Springs, FL

**Florida Fish  
and Wildlife  
Conservation  
Commission**

Commissioners  
Robert A. Spottswood  
Chairman  
Key West

Michael W. Sole  
Vice Chairman  
Tequesta

Rodney Barreto  
Coral Gables

Steven Hudson  
Fort Lauderdale

Gary Lester  
Oxford

Gary Nicklaus  
Jupiter

Sonya Rood  
St. Augustine

Executive Staff  
Eric Sutton  
Executive Director

Thomas H. Eason, Ph.D.  
Assistant Executive Director

Jennifer Fitzwater  
Chief of Staff

Fish and Wildlife  
Research Institute  
Gill McRae  
Director

727-896-8626  
727-823-0166 FAX

*Managing fish and wildlife  
resources for their long-term  
well-being and the benefit  
of people.*

Fish and Wildlife  
Research Institute  
100 Eighth Avenue SE  
St. Petersburg, Florida  
33701-5020  
Voice: 727-896-8626  
Fax: 727-823-0166  
Hearing/speech-impaired:  
800-955-8771 (T)  
800-955-8770 (V)  
MyFWC.com/Research

Dear Lisa Baltus:

This letter is in response to your request for listed species occurrence records and critical habitats for your project (Gladys Douglass Hackworth) located in Pinellas County, Florida. No records of listed species occurrence from the Florida Fish and Wildlife Conservation Commission database or critical habitat were located within the project area.

This letter should not be considered as a review or an assessment of the impact upon threatened or endangered species of the project site. It provides FWC's most current data regarding the location of listed species and their associated habitats.

Our fish and wildlife location data represent only those occurrences recorded by FWC staff and other affiliated researchers. Please note that our database does not necessarily contain records of all listed species that may occur in a given area. Also, data on certain species, such as gopher tortoises, are not entered into our database on a site-specific basis. **Therefore, one should not assume that an absence of occurrences in our database indicates that species of significance do not occur in the area.**

The Florida Natural Areas Inventory (FNAI) maintains a separate database of listed plant and wildlife species, please contact FNAI directly for specific information on the location of element occurrences within the project area. Because FNAI is funded to provide information to public agencies only, you may be required to pay a fee for this information. County-wide listed species information can be located at their website (<http://www.fnai.org>).

Please credit the Florida Fish and Wildlife Conservation Commission in any publication or presentation of these data. If you have any questions or further requests, please contact me [gisrequests@myfwc.com](mailto:gisrequests@myfwc.com).

Sincerely,

Eva Salinas  
Research Associate  
ES  
2020\_6463  
Enclosures



Exhibit M  
Water Quality

M1- Improvements in Conceptual Site Plan  
(See in Exhibit G1)

M2- Outstanding Florida Water- (N/A)

M3- Class I Water- (N/A)

Exhibit N  
Historic Resources

N1- Archaeological/Historic Features- (N/A)

N2- National Register of Historic Places- (N/A)

N3- Listed on Register- (N/A)



## Exhibit O

### Local Comprehensive Plan

- 01- Levels of Service for Acreage/Recreation
- 02- Public Acquisition of Natural Areas
- 03- Public Access to Water Bodie
- 04- Provides New Recreational Trail Systems
- 05- Preservation of Natural Communities
- 06- Restoration of Natural Areas
- 07- Protection of Surface Water
- 08- Preservation of Historical Features- (N/A)
- 09- Local Designation- (N/A)

# RECREATION, OPEN SPACE AND CULTURE ELEMENT

## THE PROVISION OF RECREATION AND OPEN SPACE

GOAL ONE: TO ADMINISTER OUTSTANDING COUNTYWIDE RECREATIONAL, OPEN SPACE AND ENVIRONMENTAL SYSTEMS THAT PROVIDE, THROUGH ACQUISITION, DEVELOPMENT AND MAINTENANCE, SUFFICIENT RESOURCE-BASED REGIONAL PARKS AND ENVIRONMENTAL LANDS THAT ARE ENVIRONMENTALLY SUSTAINABLE, FOSTER ENVIRONMENTAL STEWARDSHIP, AND ENHANCE THE COUNTY'S ECONOMIC VITALITY AND THE QUALITY OF LIFE FOR RESIDENTS AND VISITORS.

1.1. Objective: Pinellas County shall continue to provide a system of regional resource-based County parks and environmental lands to adequately meet the needs of Pinellas County residents through the Year 2025.

1.1.1. Policy: Pinellas County shall maintain a minimum level of service standard of 14.0 acres of parks and environmental lands, in combination, for every 1,000 residents within the County through the Year 2025.

1.2. Objective: Pinellas County shall continue to coordinate efforts with all levels of government and the private sector to increase the availability of public resource-based parklands and open space acreage to meet the adopted level of service standard defined in Policy 1.1.1.

1.2.2. Policy: Pinellas County shall continue to seek public and private resources to support the acquisition and development of County recreation, resource-based park facilities, and open space acreage through grant-in-aid programs or other assistance programs.

1.3. Objective: Pinellas County shall continue to acquire open space, park and environmental land acreage countywide, with particular emphasis on filling in the gaps in the system and connecting existing properties.

1.3.1. Policy: Pinellas County's land acquisition and management program will focus on making parks and environmental lands available to all County residents, consistent with adopted park and environmental land management plans.

1.4. Objective: Pinellas County will protect its open spaces and scenic vistas for their contributions to quality of life.

1.4.1. Policy: Pinellas County shall continue to pursue incentives, enforce existing ordinances, and consider new regulations that require the provision of open space areas and retention of open vistas, where appropriate.



# NATURAL RESOURCE CONSERVATION AND MANAGEMENT ELEMENT

## NATURAL SYSTEMS AND LIVING RESOURCES

GOAL TWO: PINELLAS COUNTY WILL CONSERVE, PROTECT, RESTORE AND APPROPRIATELY MANAGE ITS NATURAL SYSTEMS AND LIVING RESOURCES ENSURE THE HIGHEST ENVIRONMENTAL QUALITY POSSIBLE.

2.1. Objective: Pinellas County shall continue to implement management programs for the conservation of natural ecosystems and species of conservation concern (inclusive of native vegetative communities, terrestrial, marine, estuarine and aquatic ecosystems, and native wildlife species).

2.1.1. Policy: Pinellas County shall follow an active program of identification, protection, conservation and/or restoration of functioning native ecosystems and native habitats, including for species of conservation concern.

2.1.2. Policy: Pinellas County shall continue to enforce existing ordinances that protect and conserve native ecosystems and wildlife habitat, including habitat for species of conservation concern, from destruction by development activities.

2.1.3. Policy: Pinellas County shall continue to require that the type, intensity and location of development be correlated inversely with important ecosystems and native wildlife species existing on each site.

2.1.4. Policy: Pinellas County shall continue to require that development of a site require maintenance or improvement of existing native vegetative communities and shall continue to require the removal of ecologically undesirable non-native vegetation.

2.1.5. Policy: The removal of ecologically undesirable non-native vegetation will be required, to the degree feasible, in conjunction with County projects; native species and intact habitat will be protected or enhanced, and landscaping will, at a minimum, be 80 percent native species selected to suit the individual site and to meet Florida Yards and Neighborhoods standards.

2.1.7. Policy: Pinellas County shall continue to pursue the acquisition of properties which contain desirable habitats, have the potential to be restored to provide desirable habitat, or serve to "fill in the gaps" in ecological corridors, or connect and enhance functional wildlife habitats in Pinellas County and throughout the region.

2.1.10. Policy: Watershed and waterbody management plans shall identify existing and potential wildlife corridors and contiguous conservation and preservation areas and will identify opportunities to connect/enhance environmental lands and the open space network within the unincorporated county, municipalities and adjacent counties.

2.1.11. Policy: In the County's land acquisition, land regulation, and land management program, consideration will also be given to the protection of important, but isolated, lands where the isolation itself is providing an important habitat/species protection function.

2.1.12. Policy: Pinellas County's land acquisition efforts shall include a commitment to linking open space areas, and creating a network of greenways and greenspaces, which can be managed to support the protection, enhancement and restoration of functional and connected natural systems while providing, where appropriate and feasible, unique recreational opportunities, including nature-based experiences, for both residents and visitors.

2.1.13. Policy: Pinellas County shall continue to implement recovery programs for its natural ecosystems and for native wildlife including species of conservation concern, as well as those habitats identified in the Comprehensive Conservation and Management Plan (CCMP) as being of special concern, those identified as natural resources of regional significance by the Strategic Regional Policy Plan, and/or those resources identified by the County.

2.1.16. Policy: In association with the update to the Land Development Code, Pinellas County will determine the feasibility of regulatory techniques and/or incentives that can be used to help close the gaps in the ecological greenway system by partnering with the private sector on the set aside, or use, of lands that contribute to contiguity.

2.1.17. Policy: Pinellas County shall coordinate and share information with other local governments and agencies relative to the conservation, protection and management of natural ecosystems and native wildlife, including species of conservation concern in Pinellas County.

## **ENVIRONMENTAL LANDS AND RESOURCE-BASED PARKS**

**GOAL THREE: PINELLAS COUNTY'S ENVIRONMENTAL LANDS AND RESOURCE-BASED PARKS ARE THE HALLMARK OF THIS COUNTY'S ENVIRONMENTAL COMMITMENT, AND THESE LANDS ARE TO BE PROTECTED AND MANAGED IN PERPETUITY FOR THEIR CONTRIBUTION TO THE BIODIVERSITY AND BIOLOGICAL SUSTAINABILITY OF THE REGION, AS A MEANS OF PROVIDING RESPITE FROM URBAN LIFE AND BECAUSE THEY INSTILL FUTURE GENERATIONS WITH A SENSE OF APPRECIATION FOR FLORIDA'S NATURAL HERITAGE.**

3.1. Objective: Pinellas County will, at all times and in all actions, be a leader in urban ecology by being a conscientious steward of its environmental lands and resource-based parks and will maintain the integrity of these lands for their ecological, hydrological and open space value, in a manner that contributes towards a net environmental and ecosystem benefit.



3.1.1. Policy: Pinellas County will continue to, through a variety of media, provide education and promote public access to its environmental lands and resource-based parks, consistent with approved management plans, as a means of instilling environmental stewardship, and appreciation of this County's natural resources.

3.1.2. Policy: Pinellas County will consider the impact of land use and zoning decisions, and site plan decisions, on environmental lands and resource-based parks, so that decisions do not inadvertently conflict with approved management plans or best management practices.

3.1.5. Policy: Pinellas County will continue to pursue acquisition of infill properties that "close the gaps" in existing environmental lands and resource-based parks that enhance existing boundaries or natural systems.

3.1.6. Policy: Pinellas County will develop trails, outdoor classroom areas, exhibits and other facilities at its environmental lands and resource-based parks that are accessible to the public in order to enhance visitor experiences, without compromising environmental integrity, and in accordance with approved land management plans.

3.1.7. Policy: Pinellas County will strengthen partnerships with the media and municipalities to promote the purpose and value of environmental lands and resource-based parks.

3.2.1. Policy: Pinellas County will continue to develop and update comprehensive management plans for its environmental lands and resource-based parks to ensure the protection and conservation of natural ecosystems and native wildlife, including species of conservation concern.

## **STRENGTHENED CONNECTIONS TO THE WATER**

**GOAL FOUR: PINELLAS COUNTY WILL REMAIN A LEADER IN THE PROTECTION AND RESTORATION OF ITS SURFACE WATERS AND THE DEPENDENT HABITATS AND RESOURCES WHICH ARE ESSENTIAL TO THIS COUNTY'S CHARACTER, ECONOMY AND QUALITY OF LIFE.**

4.1. Objective: Pinellas County shall protect, and conserve surface water resources and their living resources by preserving where appropriate, or restoring where possible, freshwater, marine and estuarine habitats, including coastal wetlands tidal streams, seagrasses, and other submerged aquatic vegetation, and by monitoring and managing, as best as possible, interactions between human activities and dependent marine and freshwater species.

4.1.4. Policy: The County shall continue its program to require the eradication of ecologically undesirable vegetation from intertidal, riverine and nearby upland areas that

# RECREATION, OPEN SPACE AND CULTURE ELEMENT

## THE PROVISION OF RECREATION AND OPEN SPACE

GOAL ONE: TO ADMINISTER OUTSTANDING COUNTYWIDE RECREATIONAL, OPEN SPACE AND ENVIRONMENTAL SYSTEMS THAT PROVIDE, THROUGH ACQUISITION, DEVELOPMENT AND MAINTENANCE, SUFFICIENT RESOURCE-BASED REGIONAL PARKS AND ENVIRONMENTAL LANDS THAT ARE ENVIRONMENTALLY SUSTAINABLE, FOSTER ENVIRONMENTAL STEWARDSHIP, AND ENHANCE THE COUNTY'S ECONOMIC VITALITY AND THE QUALITY OF LIFE FOR RESIDENTS AND VISITORS.

1.1. Objective: Pinellas County shall continue to provide a system of regional resource-based County parks and environmental lands to adequately meet the needs of Pinellas County residents through the Year 2025.

1.1.1. Policy: Pinellas County shall maintain a minimum level of service standard of 14.0 acres of parks and environmental lands, in combination, for every 1,000 residents within the County through the Year 2025.

1.2. Objective: Pinellas County shall continue to coordinate efforts with all levels of government and the private sector to increase the availability of public resource-based parklands and open space acreage to meet the adopted level of service standard defined in Policy 1.1.1.

1.2.2. Policy: Pinellas County shall continue to seek public and private resources to support the acquisition and development of County recreation, resource-based park facilities, and open space acreage through grant-in-aid programs or other assistance programs.

1.3. Objective: Pinellas County shall continue to acquire open space, park and environmental land acreage countywide, with particular emphasis on filling in the gaps in the system and connecting existing properties.

1.3.1. Policy: Pinellas County's land acquisition and management program will focus on making parks and environmental lands available to all County residents, consistent with adopted park and environmental land management plans.

1.4. Objective: Pinellas County will protect its open spaces and scenic vistas for their contributions to quality of life.

1.4.1. Policy: Pinellas County shall continue to pursue incentives, enforce existing ordinances, and consider new regulations that require the provision of open space areas and retention of open vistas, where appropriate.



# **RECREATION, OPEN SPACE AND CULTURE ELEMENT**

## **THE PROVISION OF RECREATION AND OPEN SPACE**

**GOAL ONE: TO ADMINISTER OUTSTANDING COUNTYWIDE RECREATIONAL, OPEN SPACE AND ENVIRONMENTAL SYSTEMS THAT PROVIDE, THROUGH ACQUISITION, DEVELOPMENT AND MAINTENANCE, SUFFICIENT RESOURCE-BASED REGIONAL PARKS AND ENVIRONMENTAL LANDS THAT ARE ENVIRONMENTALLY SUSTAINABLE, FOSTER ENVIRONMENTAL STEWARDSHIP, AND ENHANCE THE COUNTY'S ECONOMIC VITALITY AND THE QUALITY OF LIFE FOR RESIDENTS AND VISITORS.**

**1.1. Objective: Pinellas County shall continue to provide a system of regional resource-based County parks and environmental lands to adequately meet the needs of Pinellas County residents through the Year 2025.**

**1.1.1. Policy: Pinellas County shall maintain a minimum level of service standard of 14.0 acres of parks and environmental lands, in combination, for every 1,000 residents within the County through the Year 2025.**

**1.2. Objective: Pinellas County shall continue to coordinate efforts with all levels of government and the private sector to increase the availability of public resource-based parklands and open space acreage to meet the adopted level of service standard defined in Policy 1.1.1.**

**1.2.2. Policy: Pinellas County shall continue to seek public and private resources to support the acquisition and development of County recreation, resource-based park facilities, and open space acreage through grant-in-aid programs or other assistance programs.**

**1.3. Objective: Pinellas County shall continue to acquire open space, park and environmental land acreage countywide, with particular emphasis on filling in the gaps in the system and connecting existing properties.**

**1.3.1. Policy: Pinellas County's land acquisition and management program will focus on making parks and environmental lands available to all County residents, consistent with adopted park and environmental land management plans.**

**1.4. Objective: Pinellas County will protect its open spaces and scenic vistas for their contributions to quality of life.**

**1.4.1. Policy: Pinellas County shall continue to pursue incentives, enforce existing ordinances, and consider new regulations that require the provision of open space areas and retention of open vistas, where appropriate.**

1.4.5. Policy: Pinellas County will protect its environmental lands and resource based regional parks from the impact of incompatible uses as identified in approved management plans, and from conversion to other purposes and uses that are inconsistent with approved management plans.

1.6. Objective: Pinellas County shall continue to improve public access to County parks and other facilities including County beach access parks, multi-use trails and boat ramp facilities.

1.6.1. Policy: Pinellas County shall, in cooperation with the Metropolitan Planning Organization (MPO), other agencies and governments, work to enhance physical access to park and recreation areas by automobile, bicycle, pedestrian, and public transportation.

1.7.2. Policy: Pinellas County will continue to coordinate with other local governments and agencies to accomplish the development of an integrated system of greenways, blueways and trails.

1.7.3. Policy: Pinellas County's system of greenways, blueways and trails will emphasize connectivity between established resource-based parks and preserves, as well as key recreational destinations, and provide Pinellas County residents and visitors with new opportunities in which to recreate, exercise and enjoy; multiple uses shall be encouraged where appropriate.

1.8. Objective: Pinellas County Departments shall cooperatively develop educational programs and materials concerning the conservation, protection, restoration, and interpretation of natural, historic and cultural resources.

1.8.1. Policy: Pinellas County shall continue to provide educational materials at existing and future County parks, educational facilities and environmental lands that promote native vegetative communities and wildlife, with particular emphasis on Florida-friendly landscaping techniques.

## **PROTECTION AND MANAGEMENT OF PARKS AND ENVIRONMENTAL LANDS**

**GOAL TWO: TO PROTECT, IN PERPETUITY, THE OPEN SPACE VALUE AND COUNTYWIDE PUBLIC PURPOSE OF THE COUNTY'S REGIONAL PARKS, ENVIRONMENTAL LANDS AND OPEN SPACES, AND TO DEVELOP, IMPLEMENT AND ADHERE TO THE INDIVIDUAL MANAGEMENT PLANS AND STRATEGIES FOR THESE IRREPLACEABLE PUBLIC ASSETS.**

2.1. Objective: Pinellas County shall continue to design and develop its resource-based parks, open spaces and environmental lands with a focus on the conservation, protection, restoration, management and interpretation of natural and cultural resources.

2.1.3. Policy: Pinellas County shall continue to design and manage its parks and

environmental lands to protect and restore where possible, native vegetative communities and critical wildlife habitat, including all flora and fauna identified as threatened, endangered or species of special concern.

2.1.8. Policy: Pinellas County will continue to incorporate environmental/historical/archaeological education exhibits and kiosks to support the education curriculum at regional parks and environmental lands, consistent with approved management plans.

2.2. Objective: Pinellas County will continue to protect, enhance and manage the resource-based parks for their habitat value and resource-based recreational purpose, balancing recreational activities and opportunities with environmental and cultural stewardship, so as to not negatively impact the critical and irreplaceable ecosystems found in the regional resource-based park system.

2.2.1. Policy: Pinellas County will develop specific management plans for each regional park in the regional park system as funding and staffing become available.

2.2.2. Policy: Pinellas County shall, consistent with adopted management plans, continue to implement multiple land management practices within County parks to achieve the goals of the Recreation, Open Space and Culture Element as well as the Natural, Resources Conservation and Management Element.

## **STRENGTHENING CONNECTIONS TO THE WATER**

**GOAL THREE: TO STRENGTHEN PUBLIC CONNECTIONS TO PINELLAS COUNTY WATERS AND WATERWAYS THROUGH THE MAINTENANCE, PROMOTION AND ENVIRONMENTALLY-SENSITIVE EXPANSION OF RECREATIONAL ACCESS.**

3.1. Objective: In recognition of their recreational and economic importance, Pinellas County will encourage and support the retention, acquisition, and expansion, where appropriate, of water dependent recreation-related land uses, including marinas, boat ramps, and other means of public water and waterway access.

3.1.2. Policy: Pinellas County will continue to pursue partnerships with other agencies and municipalities to improve and increase opportunities for public access to the water and waterways countywide.

3.4. Objective: Pinellas County will maintain, enhance and expand, where possible, public beach and shoreline access sites.

## **FACILITY-BASED RECREATION**

**GOAL FOUR: TO MAKE URBAN LEVELS OF FACILITY-BASED RECREATION MORE ACCESSIBLE TO UNINCORPORATED RESIDENTS WHEN OPPORTUNITIES ARISE**



# NATURAL RESOURCE CONSERVATION AND MANAGEMENT ELEMENT

## NATURAL SYSTEMS AND LIVING RESOURCES

GOAL TWO: PINELLAS COUNTY WILL CONSERVE, PROTECT, RESTORE AND APPROPRIATELY MANAGE ITS NATURAL SYSTEMS AND LIVING RESOURCES ENSURE THE HIGHEST ENVIRONMENTAL QUALITY POSSIBLE.

2.1. Objective: Pinellas County shall continue to implement management programs for the conservation of natural ecosystems and species of conservation concern (inclusive of native vegetative communities, terrestrial, marine, estuarine and aquatic ecosystems, and native wildlife species).

2.1.1. Policy: Pinellas County shall follow an active program of identification, protection, conservation and/or restoration of functioning native ecosystems and native habitats, including for species of conservation concern.

2.1.2. Policy: Pinellas County shall continue to enforce existing ordinances that protect and conserve native ecosystems and wildlife habitat, including habitat for species of conservation concern, from destruction by development activities.

2.1.3. Policy: Pinellas County shall continue to require that the type, intensity and location of development be correlated inversely with important ecosystems and native wildlife species existing on each site.

2.1.4. Policy: Pinellas County shall continue to require that development of a site require maintenance or improvement of existing native vegetative communities and shall continue to require the removal of ecologically undesirable non-native vegetation.

2.1.5. Policy: The removal of ecologically undesirable non-native vegetation will be required, to the degree feasible, in conjunction with County projects; native species and intact habitat will be protected or enhanced, and landscaping will, at a minimum, be 80 percent native species selected to suit the individual site and to meet Florida Yards and Neighborhoods standards.

2.1.7. Policy: Pinellas County shall continue to pursue the acquisition of properties which contain desirable habitats, have the potential to be restored to provide desirable habitat, or serve to "fill in the gaps" in ecological corridors, or connect and enhance functional wildlife habitats in Pinellas County and throughout the region.

2.1.10. Policy: Watershed and waterbody management plans shall identify existing and potential wildlife corridors and contiguous conservation and preservation areas and will identify opportunities to connect/enhance environmental lands and the open space network within the unincorporated county, municipalities and adjacent counties.

2.1.11. Policy: In the County's land acquisition, land regulation, and land management program, consideration will also be given to the protection of important, but isolated, lands where the isolation itself is providing an important habitat/species protection function.

2.1.12. Policy: Pinellas County's land acquisition efforts shall include a commitment to linking open space areas, and creating a network of greenways and greenspaces which can be managed to support the protection, enhancement and restoration of functional and connected natural systems while providing, where appropriate and feasible, unique recreational opportunities, including nature-based experiences, for both residents and visitors

2.1.13. Policy: Pinellas County shall continue to implement recovery programs for its natural ecosystems and for native wildlife including species of conservation concern, as well as those habitats identified in the Comprehensive Conservation and Management Plan (CCMP) as being of special concern, those identified as natural resources of regional significance by the Strategic Regional Policy Plan, and/or those resources identified by the County.

2.1.16. Policy: In association with the update to the Land Development Code, Pinellas County will determine the feasibility of regulatory techniques and/or incentives that can be used to help close the gaps in the ecological greenway system by partnering with the private sector on the set aside, or use, of lands that contribute to contiguity.

2.1.17. Policy: Pinellas County shall coordinate and share information with other local governments and agencies relative to the conservation, protection and management of natural ecosystems and native wildlife, including species of conservation concern in Pinellas County.

## **ENVIRONMENTAL LANDS AND RESOURCE-BASED PARKS**

**GOAL THREE: PINELLAS COUNTY'S ENVIRONMENTAL LANDS AND RESOURCE-BASED PARKS ARE THE HALLMARK OF THIS COUNTY'S ENVIRONMENTAL COMMITMENT, AND THESE LANDS ARE TO BE PROTECTED AND MANAGED IN PERPETUITY FOR THEIR CONTRIBUTION TO THE BIODIVERSITY AND BIOLOGICAL SUSTAINABILITY OF THE REGION, AS A MEANS OF PROVIDING RESPITE FROM URBAN LIFE AND BECAUSE THEY INSTILL FUTURE GENERATIONS WITH A SENSE OF APPRECIATION FOR FLORIDA'S NATURAL HERITAGE.**

3.1. Objective: Pinellas County will, at all times and in all actions, be a leader in urban ecology by being a conscientious steward of its environmental lands and resource-based parks and will maintain the integrity of these lands for their ecological, hydrological and open space value, in a manner that contributes towards a net environmental and ecosystem benefit.

3.1.1. Policy: Pinellas County will continue to, through a variety of media, provide education and promote public access to its environmental lands and resource-based parks, consistent with approved management plans, as a means of instilling environmental stewardship, and appreciation of this County's natural resources.

3.1.2. Policy: Pinellas County will consider the impact of land use and zoning decisions, and site plan decisions, on environmental lands and resource-based parks, so that decisions do not inadvertently conflict with approved management plans or best management practices.

3.1.5. Policy: Pinellas County will continue to pursue acquisition of infill properties that "close the gaps" in existing environmental lands and resource-based parks that enhance existing boundaries or natural systems.

3.1.6. Policy: Pinellas County will develop trails, outdoor classroom areas, exhibits and other facilities at its environmental lands and resource-based parks that are accessible to the public in order to enhance visitor experiences, without compromising environmental integrity, and in accordance with approved land management plans.

3.1.7. Policy: Pinellas County will strengthen partnerships with the media and municipalities to promote the purpose and value of environmental lands and resource-based parks.

3.2.1. Policy: Pinellas County will continue to develop and update comprehensive management plans for its environmental lands and resource-based parks to ensure the protection and conservation of natural ecosystems and native wildlife, including species of conservation concern.

## **STRENGTHENED CONNECTIONS TO THE WATER**

**GOAL FOUR: PINELLAS COUNTY WILL REMAIN A LEADER IN THE PROTECTION AND RESTORATION OF ITS SURFACE WATERS AND THE DEPENDENT HABITATS AND RESOURCES WHICH ARE ESSENTIAL TO THIS COUNTY'S CHARACTER, ECONOMY AND QUALITY OF LIFE.**

4.1. Objective: Pinellas County shall protect, and conserve surface water resources and their living resources by preserving where appropriate, or restoring where possible, freshwater, marine and estuarine habitats, including coastal wetlands tidal streams, seagrasses, and other submerged aquatic vegetation, and by monitoring and managing, as best as possible, interactions between human activities and dependent marine and freshwater species.

4.1.4. Policy: The County shall continue its program to require the eradication of ecologically undesirable vegetation from intertidal, riverine and nearby upland areas that



# **RECREATION, OPEN SPACE AND CULTURE ELEMENT**

## **THE PROVISION OF RECREATION AND OPEN SPACE**

**GOAL ONE: TO ADMINISTER OUTSTANDING COUNTYWIDE RECREATIONAL, OPEN SPACE AND ENVIRONMENTAL SYSTEMS THAT PROVIDE, THROUGH ACQUISITION, DEVELOPMENT AND MAINTENANCE, SUFFICIENT RESOURCE-BASED REGIONAL PARKS AND ENVIRONMENTAL LANDS THAT ARE ENVIRONMENTALLY SUSTAINABLE, FOSTER ENVIRONMENTAL STEWARDSHIP, AND ENHANCE THE COUNTY'S ECONOMIC VITALITY AND THE QUALITY OF LIFE FOR RESIDENTS AND VISITORS.**

**1.1. Objective: Pinellas County shall continue to provide a system of regional resource-based County parks and environmental lands to adequately meet the needs of Pinellas County residents through the Year 2025.**

**1.1.1. Policy: Pinellas County shall maintain a minimum level of service standard of 14.0 acres of parks and environmental lands, in combination, for every 1,000 residents within the County through the Year 2025.**

**1.2. Objective: Pinellas County shall continue to coordinate efforts with all levels of government and the private sector to increase the availability of public resource-based parklands and open space acreage to meet the adopted level of service standard defined in Policy 1.1.1.**

**1.2.2. Policy: Pinellas County shall continue to seek public and private resources to support the acquisition and development of County recreation, resource-based park facilities, and open space acreage through grant-in-aid programs or other assistance programs.**

**1.3. Objective: Pinellas County shall continue to acquire open space, park and environmental land acreage countywide, with particular emphasis on filling in the gaps in the system and connecting existing properties.**

**1.3.1. Policy: Pinellas County's land acquisition and management program will focus on making parks and environmental lands available to all County residents, consistent with adopted park and environmental land management plans.**

**1.4. Objective: Pinellas County will protect its open spaces and scenic vistas for their contributions to quality of life.**

**1.4.1. Policy: Pinellas County shall continue to pursue incentives, enforce existing ordinances, and consider new regulations that require the provision of open space areas and retention of open vistas, where appropriate.**

1.4.5. Policy: Pinellas County will protect its environmental lands and resource based regional parks from the impact of incompatible uses as identified in approved management plans, and from conversion to other purposes and uses that are inconsistent with approved management plans.

1.6. Objective: Pinellas County shall continue to improve public access to County parks and other facilities including County beach access parks, multi-use trails and boat ramp facilities.

1.6.1. Policy: Pinellas County shall, in cooperation with the Metropolitan Planning Organization (MPO), other agencies and governments, work to enhance physical access to park and recreation areas by automobile, bicycle, pedestrian, and public transportation.

1.7.2. Policy: Pinellas County will continue to coordinate with other local governments and agencies to accomplish the development of an integrated system of greenways, blueways and trails.

1.7.3. Policy: Pinellas County's system of greenways, blueways and trails will emphasize connectivity between established resource-based parks and preserves, as well as key recreational destinations, and provide Pinellas County residents and visitors with new opportunities in which to recreate, exercise and enjoy. Multiple uses shall be encouraged where appropriate.

1.8. Objective: Pinellas County Departments shall cooperatively develop educational programs and materials concerning the conservation, protection, restoration, and interpretation of natural, historic and cultural resources.

1.8.1. Policy: Pinellas County shall continue to provide educational materials at existing and future County parks, educational facilities and environmental lands that promote native vegetative communities and wildlife, with particular emphasis on Florida-friendly landscaping techniques.

## **PROTECTION AND MANAGEMENT OF PARKS AND ENVIRONMENTAL LANDS**

**GOAL TWO: TO PROTECT, IN PERPETUITY, THE OPEN SPACE VALUE AND COUNTYWIDE PUBLIC PURPOSE OF THE COUNTY'S REGIONAL PARKS, ENVIRONMENTAL LANDS AND OPEN SPACES, AND TO DEVELOP, IMPLEMENT AND ADHERE TO THE INDIVIDUAL MANAGEMENT PLANS AND STRATEGIES FOR THESE IRREPLACEABLE PUBLIC ASSETS.**

2.1. Objective: Pinellas County shall continue to design and develop its resource-based parks, open spaces and environmental lands with a focus on the conservation, protection, restoration, management and interpretation of natural and cultural resources.

2.1.3. Policy: Pinellas County shall continue to design and manage its parks and

# NATURAL RESOURCE CONSERVATION AND MANAGEMENT ELEMENT

## NATURAL SYSTEMS AND LIVING RESOURCES

**GOAL TWO: PINELLAS COUNTY WILL CONSERVE, PROTECT, RESTORE AND APPROPRIATELY MANAGE ITS NATURAL SYSTEMS AND LIVING RESOURCES ENSURE THE HIGHEST ENVIRONMENTAL QUALITY POSSIBLE.**

**2.1. Objective: Pinellas County shall continue to implement management programs for the conservation of natural ecosystems and species of conservation concern (inclusive of native vegetative communities, terrestrial, marine, estuarine and aquatic ecosystems and native wildlife species).**

**2.1.1. Policy: Pinellas County shall follow an active program of identification, protection, conservation and/or restoration of functioning native ecosystems and native habitats, including for species of conservation concern.**

**2.1.2. Policy: Pinellas County shall continue to enforce existing ordinances that protect and conserve native ecosystems and wildlife habitat, including habitat for species of conservation concern, from destruction by development activities.**

**2.1.3. Policy: Pinellas County shall continue to require that the type, intensity and location of development be correlated inversely with important ecosystems and native wildlife species existing on each site.**

**2.1.4. Policy: Pinellas County shall continue to require that development of a site require maintenance or improvement of existing native vegetative communities and shall continue to require the removal of ecologically undesirable non-native vegetation.**

**2.1.5. Policy: The removal of ecologically undesirable non-native vegetation will be required, to the degree feasible, in conjunction with County projects; native species and intact habitat will be protected or enhanced, and landscaping will, at a minimum, be 80 percent native species selected to suit the individual site and to meet Florida Yards and Neighborhoods standards.**

**2.1.7. Policy: Pinellas County shall continue to pursue the acquisition of properties which contain desirable habitats, have the potential to be restored to provide desirable habitat, or serve to "fill in the gaps" in ecological corridors, or connect and enhance functional wildlife habitats in Pinellas County and throughout the region.**

**2.1.10. Policy: Watershed and waterbody management plans shall identify existing and potential wildlife corridors and contiguous conservation and preservation areas and will identify opportunities to connect/enhance environmental lands and the open space network within the unincorporated county, municipalities and adjacent counties.**



2.1.11. Policy: In the County's land acquisition, land regulation, and land management program, consideration will also be given to the protection of important, but isolated, lands where the isolation itself is providing an important habitat/species protection function.

2.1.12. Policy: Pinellas County's land acquisition efforts shall include a commitment to linking open space areas, and creating a network of greenways and greenspaces, which can be managed to support the protection, enhancement and restoration of functional and connected natural systems while providing, where appropriate and feasible, unique recreational opportunities, including nature-based experiences, for both residents and visitors.

2.1.13. Policy: Pinellas County shall continue to implement recovery programs for its natural ecosystems and for native wildlife including species of conservation concern, as well as those habitats identified in the Comprehensive Conservation and Management Plan (CCMP) as being of special concern, those identified as natural resources of regional significance by the Strategic Regional Policy Plan, and/or those resources identified by the County.

2.1.16. Policy: In association with the update to the Land Development Code, Pinellas County will determine the feasibility of regulatory techniques and/or incentives that can be used to help close the gaps in the ecological greenway system by partnering with the private sector on the set aside, or use, of lands that contribute to contiguity.

2.1.17. Policy: Pinellas County shall coordinate and share information with other local governments and agencies relative to the conservation, protection and management of natural ecosystems and native wildlife, including species of conservation concern in Pinellas County.

## **ENVIRONMENTAL LANDS AND RESOURCE-BASED PARKS**

**GOAL THREE: PINELLAS COUNTY'S ENVIRONMENTAL LANDS AND RESOURCE-BASED PARKS ARE THE HALLMARK OF THIS COUNTY'S ENVIRONMENTAL COMMITMENT, AND THESE LANDS ARE TO BE PROTECTED AND MANAGED IN PERPETUITY FOR THEIR CONTRIBUTION TO THE BIODIVERSITY AND BIOLOGICAL SUSTAINABILITY OF THE REGION, AS A MEANS OF PROVIDING RESPITE FROM URBAN LIFE AND BECAUSE THEY INSTILL FUTURE GENERATIONS WITH A SENSE OF APPRECIATION FOR FLORIDA'S NATURAL HERITAGE.**

3.1. Objective: Pinellas County will, at all times and in all actions, be a leader in urban ecology by being a conscientious steward of its environmental lands and resource-based parks and will maintain the integrity of these lands for their ecological, hydrological and open space value, in a manner that contributes towards a net environmental and ecosystem benefit.

# NATURAL RESOURCE CONSERVATION AND MANAGEMENT ELEMENT

## NATURAL SYSTEMS AND LIVING RESOURCES

GOAL TWO: PINELLAS COUNTY WILL CONSERVE, PROTECT, RESTORE AND APPROPRIATELY MANAGE ITS NATURAL SYSTEMS AND LIVING RESOURCES ENSURE THE HIGHEST ENVIRONMENTAL QUALITY POSSIBLE.

2.1. Objective: Pinellas County shall continue to implement management programs for the conservation of natural ecosystems and species of conservation concern (inclusive of native vegetative communities, terrestrial, marine, estuarine and aquatic ecosystems, and native wildlife species).

2.1.1. Policy: Pinellas County shall follow an active program of identification, protection, conservation and/or restoration of functioning native ecosystems and native habitats, including for species of conservation concern.

2.1.2. Policy: Pinellas County shall continue to enforce existing ordinances that protect and conserve native ecosystems and wildlife habitat, including habitat for species of conservation concern, from destruction by development activities.

2.1.3. Policy: Pinellas County shall continue to require that the type, intensity and location of development be correlated inversely with important ecosystems and native wildlife species existing on each site.

2.1.4. Policy: Pinellas County shall continue to require that development of a site require maintenance or improvement of existing native vegetative communities and shall continue to require the removal of ecologically undesirable non-native vegetation.

2.1.5. Policy: The removal of ecologically undesirable non-native vegetation will be required, to the degree feasible, in conjunction with County projects; native species and intact habitat will be protected or enhanced, and landscaping will, at a minimum, be 80 percent native species selected to suit the individual site and to meet Florida Yards and Neighborhoods standards.

2.1.7. Policy: Pinellas County shall continue to pursue the acquisition of properties which contain desirable habitats, have the potential to be restored to provide desirable habitat, or serve to "fill in the gaps" in ecological corridors, or connect and enhance functional wildlife habitats in Pinellas County and throughout the region.

2.1.10. Policy: Watershed and waterbody management plans shall identify existing and potential wildlife corridors and contiguous conservation and preservation areas and will identify opportunities to connect/enhance environmental lands and the open space network within the unincorporated county, municipalities and adjacent counties.

2.1.11. Policy: In the County's land acquisition, land regulation, and land management program, consideration will also be given to the protection of important, but isolated, lands where the isolation itself is providing an important habitat/species protection function.

2.1.12. Policy: Pinellas County's land acquisition efforts shall include a commitment to linking open space areas, and creating a network of greenways and greenspaces, which can be managed to support the protection, enhancement and restoration of functional and connected natural systems while providing, where appropriate and feasible, unique recreational opportunities, including nature-based experiences, for both residents and visitors.

2.1.13. Policy: Pinellas County shall continue to implement recovery programs for its natural ecosystems and for native wildlife including species of conservation concern, as well as those habitats identified in the Comprehensive Conservation and Management Plan (CCMP) as being of special concern, those identified as natural resources of regional significance by the Strategic Regional Policy Plan, and/or those resources identified by the County.

2.1.16. Policy: In association with the update to the Land Development Code, Pinellas County will determine the feasibility of regulatory techniques and/or incentives that can be used to help close the gaps in the ecological greenway system by partnering with the private sector on the set aside, or use, of lands that contribute to contiguity.

2.1.17. Policy: Pinellas County shall coordinate and share information with other local governments and agencies relative to the conservation, protection and management of natural ecosystems and native wildlife, including species of conservation concern in Pinellas County.

## **ENVIRONMENTAL LANDS AND RESOURCE-BASED PARKS**

**GOAL THREE: PINELLAS COUNTY'S ENVIRONMENTAL LANDS AND RESOURCE-BASED PARKS ARE THE HALLMARK OF THIS COUNTY'S ENVIRONMENTAL COMMITMENT, AND THESE LANDS ARE TO BE PROTECTED AND MANAGED IN PERPETUITY FOR THEIR CONTRIBUTION TO THE BIODIVERSITY AND BIOLOGICAL SUSTAINABILITY OF THE REGION, AS A MEANS OF PROVIDING RESPITE FROM URBAN LIFE AND BECAUSE THEY INSTILL FUTURE GENERATIONS WITH A SENSE OF APPRECIATION FOR FLORIDA'S NATURAL HERITAGE.**

3.1. Objective: Pinellas County will, at all times and in all actions, be a leader in urban ecology by being a conscientious steward of its environmental lands and resource-based parks and will maintain the integrity of these lands for their ecological, hydrological and open space value, in a manner that contributes towards a net environmental and ecosystem benefit.



1.4.5. Policy: Pinellas County will protect its environmental lands and resource based regional parks from the impact of incompatible uses as identified in approved management plans, and from conversion to other purposes and uses that are inconsistent with approved management plans.

1.6. Objective: Pinellas County shall continue to improve public access to County parks and other facilities including County beach access parks, multi-use trails and boat ramp facilities.

1.6.1. Policy: Pinellas County shall, in cooperation with the Metropolitan Planning Organization (MPO), other agencies and governments, work to enhance physical access to park and recreation areas by automobile, bicycle, pedestrian, and public transportation.

1.7.2. Policy: Pinellas County will continue to coordinate with other local governments and agencies to accomplish the development of an integrated system of greenways, blueways and trails.

1.7.3. Policy: Pinellas County's system of greenways, blueways and trails will emphasize connectivity between established resource-based parks and preserves, as well as key recreational destinations, and provide Pinellas County residents and visitors with new opportunities in which to recreate, exercise and enjoy; multiple uses shall be encouraged where appropriate.

1.8. Objective: Pinellas County Departments shall cooperatively develop educational programs and materials concerning the conservation, protection, restoration, and interpretation of natural, historic and cultural resources.

1.8.1. Policy: Pinellas County shall continue to provide educational materials at existing and future County parks, educational facilities and environmental lands that promote native vegetative communities and wildlife, with particular emphasis on Florida-friendly landscaping techniques.

## **PROTECTION AND MANAGEMENT OF PARKS AND ENVIRONMENTAL LANDS**

**GOAL TWO: TO PROTECT, IN PERPETUITY, THE OPEN SPACE VALUE AND COUNTYWIDE PUBLIC PURPOSE OF THE COUNTY'S REGIONAL PARKS, ENVIRONMENTAL LANDS AND OPEN SPACES, AND TO DEVELOP, IMPLEMENT AND ADHERE TO THE INDIVIDUAL MANAGEMENT PLANS AND STRATEGIES FOR THESE IRREPLACEABLE PUBLIC ASSETS.**

2.1. Objective: Pinellas County shall continue to design and develop its resource-based parks, open spaces and environmental lands with a focus on the conservation, protection, restoration, management and interpretation of natural and cultural resources.

2.1.3. Policy: Pinellas County shall continue to design and manage its parks and

environmental lands to protect and restore where possible, native vegetative communities and critical wildlife habitat, including all flora and fauna identified as threatened, endangered or species of special concern.

2.1.8. Policy: Pinellas County will continue to incorporate environmental/historical/archaeological education exhibits and kiosks to support the education curriculum at regional parks and environmental lands, consistent with approved management plans.

2.2. Objective: Pinellas County will continue to protect, enhance and manage the resource-based parks for their habitat value and resource-based recreational purpose, balancing recreational activities and opportunities with environmental and cultural stewardship, so as to not negatively impact the critical and irreplaceable ecosystems found in the regional resource-based park system.

2.2.1. Policy: Pinellas County will develop specific management plans for each regional park in the regional park system as funding and staffing become available.

2.2.2. Policy: Pinellas County shall, consistent with adopted management plans, continue to implement multiple land management practices within County parks to achieve the goals of the Recreation, Open Space and Culture Element as well as the Natural, Resources Conservation and Management Element.

## **STRENGTHENING CONNECTIONS TO THE WATER**

**GOAL THREE: TO STRENGTHEN PUBLIC CONNECTIONS TO PINELLAS COUNTY WATERS AND WATERWAYS THROUGH THE MAINTENANCE, PROMOTION AND ENVIRONMENTALLY-SENSITIVE EXPANSION OF RECREATIONAL ACCESS.**

3.1. Objective: In recognition of their recreational and economic importance, Pinellas County will encourage and support the retention, acquisition, and expansion, where appropriate, of water dependent recreation-related land uses, including marinas, boat ramps, and other means of public water and waterway access.

3.1.2. Policy: Pinellas County will continue to pursue partnerships with other agencies and municipalities to improve and increase opportunities for public access to the water and waterways countywide.

3.4. Objective: Pinellas County will maintain, enhance and expand, where possible, public beach and shoreline access sites.

## **FACILITY-BASED RECREATION**

**GOAL FOUR: TO MAKE URBAN LEVELS OF FACILITY-BASED RECREATION MORE ACCESSIBLE TO UNINCORPORATED RESIDENTS WHEN OPPORTUNITIES ARISE**

# **SURFACE WATER MANAGEMENT ELEMENT**

**GOAL ONE: SURFACE WATERS SHALL BE MANAGED TO PROVIDE FLOOD PROTECTION FOR THE CITIZENS OF PINELLAS COUNTY, TO PRESERVE AND ENHANCE THE WATER QUALITY OF RECEIVING WATER BODIES, AND FOR THE PURPOSES OF NATURAL RESOURCE PROTECTION, ENHANCEMENT AND RESTORATION, PLANT AND WILDLIFE DIVERSITY, AND ESTUARINE PRODUCTIVITY.**

## **WATER QUALITY AND NATURAL RESOURCE PROTECTION, ENHANCEMENT, RESTORATION AND MANAGEMENT**

**1.5. Objective: Pinellas County shall show measurable improvements in the quality of County waters, as a result of management activities, and the development and implementation of watershed management plans.**

**1.5.5. Policy: Any approved development/redevelopment project must be consistent with, and reviewed against, any approved watershed plan in place for the impacted watershed.**

**1.5.10. Policy: Through watershed management plan implementation and related activities, Pinellas County shall work to protect and restore aquatic and marine resources, including marine and estuarine habitats, wetlands, and tidal streams within coastal waters by preserving where appropriate, or restoring where possible, a functional balance of plant and wildlife habitats.**

**1.6.3. Policy: By 2010, Pinellas County will amend its Land Development Regulations to require that all parcels of land, other than an individual single family parcel, be able to show that the development or redevelopment of a site meets Pinellas County stormwater regulations or results in improved stormwater treatment when compared to its previous state.**

**1.6.5. Policy: Development and redevelopment projects in Pinellas County shall be reviewed using the most current stormwater models available, to evaluate the project's impacts on adjacent properties, and the local stormwater conveyance system to accommodate the flows associated with the project.**

**1.6.6. Policy: Property being served by septic tanks shall be required to hook up to a County sewer system within six months of availability.**

**1.6.7. Policy: Pinellas County shall continue to enforce regulations that require natural upland buffers adjacent to estuaries, bays and other surface waters.**

**1.8. Objective: The surface waters of Pinellas County will be managed to preserve and enhance the water quality of receiving water bodies, and to protect, enhance and restore natural resources, plant and wildlife diversity and estuarine productivity.**



**Exhibit P**  
**Hazard Mitigation**

**P1- 100-Year Flood Plain**

**P2- Brownfield Area- (N/A)**

**P3- Major Military Installation- (N/A)**



Exhibit Q  
Priority Investment Areas

Q1- Front Porch Community- (N/A)

Q2- Florida Main Street Community- (N/A)

Q3- Waterfront Florida Community- (N/A)

Q4- Low-Income Community- (N/A)

Q5- Rural Area of Concern- (N/A)

Q6- Community Redevelopment Area- (N/A)

Q7- Area of Critical State Concern- (N/A)



## Exhibit R

### Project Excellence

R1- Project Excellence Summary

R2- Letter of Support from Pinellas County Parks & Conservation Resources Advisory Board

R3- Letter of Support from Florida Native Plant Society

R4- Letter of Support from Rotary Club of Dunedin North

R5- Letter of Support from The Nature Conservancy

R6- Letter of Support from City of Dunedin Parks & Recreation Advisory Board

R7- Letter of Support from City of Clearwater

R8- Letter of Support from Blue-Green Connections

R9- Florida Academy of Sciences Report

R10- Sample of Current Kayak Tour Contract

## **Project Excellence Summary**

**The Gladys Douglas Hackworth Property serves as an exemplary project that fulfills multiple purposes simultaneously. The Project Site aims to protect, conserve, and rebuild rare scrub habitat in Pinellas County while also offering new outdoor recreational opportunities to residents and visitors. Key elements that represent project excellence is the widespread support from the community, nonprofit organizations and other government agencies, and the rare and endangered habitat that exists on the parcels.**

**The Project has garnered support from both the Pinellas County and the City of Dunedin Park Advisory Boards, the Florida Native Plant Society, the Rotary Club of North Dunedin, the Nature Conservancy, the City of Clearwater, and Blue Green Connections (Shown in Exhibit R2-R8). Alongside the support letters shown, this project has become apparent in the local media due to the extensive public concern for conservation and support for recreational development. There is worry if the parcels are not acquired soon that a developer may purchase the Project Site.**

**Pinellas County is a highly urbanized county with very few large parcels of open space left for acquisition. The rarity of the Sand Pine Scrub habitat that exists on the Project Site alongside the threatened and protected species that thrive in the habitat make the parcels a top priority for Pinellas County to acquire. In addition, the small tract of Rosemary Bald on the property is possibly the last remaining tract in Pinellas County. A Florida of Academy Sciences, Inc. report title *The Last Remaining Rosemary Bald in Pinellas County, Florida* is included in Exhibit R9 to highlight the rarity and importance of the species found at the Gladys Douglas Hackworth Property.**

**The unique shared responsibilities of Pinellas County, the City of Dunedin, nonprofit volunteers, and outside vendors make this project a shining star example of collaboration. Pinellas County and the City of Dunedin will work side by side to acquire the property, develop the property, and operate and maintain the property through an Interlocal Agreement. Volunteers will be used to help create the nature center/museum exhibits and an outside vendor will be used to provide kayak rentals and eco-tours of nearby Jerry Lake (an example contract for a current kayak vendor is included in Exhibit R10).**

**Overall, the Gladys Douglas Hackworth Property will provide much needed natural areas and open park space in the most densely populated county in Florida. Pinellas County will continue to show leadership in environmental stewardship and sustainable planning alongside the City of Dunedin through protecting surface waters, providing shoreline and water access, developing new park and outdoor recreational opportunities, linking communities to new park access, providing educational growth, protecting rare and threatened species, and repairing broken ecosystems.**



**BOARD OF COUNTY  
COMMISSIONERS**

Dave Eggers  
Pat Gerard  
Charlie Justice  
Janet C. Long  
Kathleen Peters  
Karen Williams Seel  
Kenneth T. Welch



**October 23, 2020**

**Florida Communities Trust  
Florida Forever Program  
Parks and Open Space  
3900 Commonwealth Blvd  
Tallahassee, FL 32399**

**Ranking Members:**

On behalf of the Pinellas County Parks & Conservation Resources Advisory Board (Advisory Board), I would like to express our strong support for Florida Communities Trust funding of the Douglas/Hackworth property. This 44-acre property lies in north central Pinellas County, the most densely populated county in Florida. In addition to being the second smallest land mass county in the state, and nearly 100% built-out, Pinellas County relies heavily on tourism, including ecotourism for economic health. Per the Convention and Visitors Bureau, the total economic impact of tourism to Pinellas County in 2019 was \$9,010,017,951. Pinellas County Parks & Conservation Resources parks & preserves receive 15 to 18 million visitors annually. The Douglas/Hackworth property lies adjacent to historic Dunedin cemetery, under municipal City of Dunedin control since 1927. It also lies adjacent to 55-acre Jerry Lake and associated uplands which are owned by the Southwest Florida Water Management District (SWFWMD). A planned partnership with the City of Dunedin, SWFWMD and Pinellas County will create a beautiful natural park with water access and more than double the size of the Douglas/Hackworth parcel alone.

The property for which funding is being requested is a rare example of near pristine rosemary bald in Pinellas County. This scrub and bald with native rosemary (*Ceratiola ericoides*), contains at least two known listed plant species; scrub pinweed (*Lechea cernua*) an endemic and state threatened species and garberia (*Garberia heterophylla*), also an endemic and state threatened species. Gopher tortoises, a state protected reptile, are present in healthy numbers making it highly probable that additional listed species may be present in their burrows. This gorgeous property must be conserved and remain for future generations especially given the level of urbanization of Pinellas County.

Parks & Conservation Resources  
12520 Ulmerton Road  
Largo, Florida 33774-3602  
Main Office: 582-2100, select "0"  
Fax: (727) 582-2550  
V/TDD: (727) 464-4062

[www.pinellascounty.org](http://www.pinellascounty.org)



Acquisition of and funding for this property has strong community support. Several environmental groups created Facebook sites and petitions advocating for the purchase and funding of the Douglas/Hackworth property. The Pinellas County branch of the Sierra Club, the Suncoast Sierra Club Florida, has over 10,000 signatures to date in support of this project. This Advisory Board concurs with the community and strongly advocates for the acquisition of the Douglas/Hackworth property and respectfully and urgently requests funding by Florida Communities Trust.

Yours,



Deborah J. Chayet, Chair  
Pinellas County Parks & Conservation Resources Advisory Board

Parks & Conservation Resources  
12520 Ulmerton Road  
Largo, Florida 33774-3602  
Main Office: 582-2100, select "0"  
Fax: (727) 582-2550  
V/TDD: (727) 464-4062

[www.pinellascounty.org](http://www.pinellascounty.org)



**PINELLAS CHAPTER  
FLORIDA NATIVE PLANT SOCIETY**

PO Box 4265  
Clearwater, FL 33758

November 20, 2020

Paul Cozzie, Director  
Pinellas County Parks & Conservation Resources Department  
12520 Ulmerton Rd  
Largo, FL 33774  
Via email: [pcozzie@pinellascounty.org](mailto:pcozzie@pinellascounty.org)

Dear Director Cozzie:

The Pinellas Chapter of the Florida Native Plant Society is pleased to write in strong support of the Florida Communities Trust grant application submitted by Pinellas County for the purpose of funding acquisition of the Gladys Douglas Hackworth Property in Dunedin ("GDP").

There is a dire need for Scrub habitat preservation, conservation and restoration in central and southwest Florida. This amazing community of species is listed as imperiled due to its rarity both globally and in the state of Florida. According to a 2005 Dunedin Scrub Site Habitat Assessment of the property, over 99% of scrub habitats like GDP have been lost to development in Pinellas County. Introducing local citizens to this unique and endangered community of species and engaging them in conservation activities is essential for the long-term well-being of this rapidly disappearing part of natural Florida and the many rare and endangered plant and animal species that it supports.

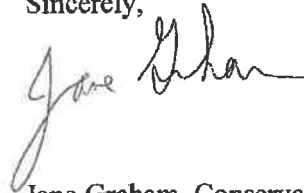
The GDP contains rare rosemary bald and scrub in Pinellas County. At least one listed species, the Scrub Pinweed, has been discovered on the property to date. Additionally, surveys have found Florida Rosemary, Gopher Apple, Rusty Lyonia, Fetterbush, Myrtle Oaks, Wild Petunias, Red Maple and Southern Magnolia, among many others throughout the GDP. At least thirty different plant species were identified within, or adjacent to the rosemary bald during a qualitative assessment, including Nodding Pinweed, Scrub Sedge, Prickly Pear Cactus, and species of lichens. *Donald R. Richardson and Jaclyn Hall*, "The Last Remaining Rosemary Bald In Pinellas County, Florida," *Florida Scientist*, Vol. 76, No. 1 (Winter, 2013), pp. 10. The authors of a 2013 study further recommended, "The uniqueness and rarity of this plant community in Pinellas County should prompt land managers to consider land acquisition." *Id.* at 14.

Our chapter has been working for many years to conserve rare and unique Scrub species. We actively support plant conservation, community outreach, scientific research, and conservation education. We are part of a statewide network of conservation professionals, scientists, teachers, and volunteers. The Florida Native Plant Society has been a leading force throughout the state of

Florida for decades in the research and conservation of Florida's native plants and plant communities.

The Pinellas Chapter of the Florida Native Plant Society unreservedly supports Pinellas County's Florida Communities Trust grant application and recommends their efforts to protect Florida's rare native plant and animal species. We look forward to continuing our partnership with Pinellas County and hope that the Florida Communities Trust will support this important project.

Sincerely,

A handwritten signature in black ink, appearing to read "Jane Graham". The signature is fluid and cursive, with the first name "Jane" written in a larger, more prominent script than the last name "Graham".

Jane Graham, Conservation Chair  
Pinellas Chapter  
Florida Native Plant Society



November 20, 2020

**RECEIVED**

The Honorable Pat Gerard  
Pinellas County Commission, District 2  
315 Court Street, Clearwater, FL 33756

NOV 25 2020  
**PAT GERARD  
COMMISSIONER**

Dear Commissioner Gerard,

The Rotary Club of Dunedin North, Dunedin Florida, is in unanimous full support of securing the approximately 100 acres of property currently referred to as the Gladys Douglas property and Jerry Lake located at approximately 1900 Virginia Avenue in Pinellas County for use in its natural state as a preserve for all of the residents of the State of Florida and of Pinellas County to enjoy forever and to realize all of its benefits to Pinellas County as soon as possible.

We are prepared to support the fund raising for the initial presentation of the property for that use, following the property being secured.

We are grateful and appreciative of a positive outcome of the securing of this property, one of the last green spaces in Pinellas County, and of your action and activities in making this a reality.

Thank you for making this incredible, "once in a life-time" opportunity happen.

Sincerely,



Mark A. Middleton  
President, Rotary Club of Dunedin North  
P.O. Box 307  
Dunedin, FL 34697-0307



December 9, 2020

Florida Communities Trust  
Florida Department of Environmental Protection  
3900 Commonwealth Boulevard  
Tallahassee, FL. 32399-3000

**RE: Pinellas County Florida Communities Trust Application – Gladys Douglas Hackworth Property**

Dear Florida Communities Trust and the Acquisition and Restoration Council:

I am writing to express The Nature Conservancy's (the "Conservancy") support for Pinellas County's Florida Communities Trust application for funding to acquire property known as the Gladys Douglas Hackworth Property (the "Property").

Acquisition of the Property provides a unique opportunity to protect extremely rare habitat in the most densely populated county in Florida. The 43 +/- acre Property is one of the last remaining undeveloped parcels in the Dunedin planning area. The Property is contiguous to other publicly owned lands (the 55-acre Jerry Lake owned by the Southwest Florida Water Management District), which would result in just under 100 acres of conservation land in this highly developed area.

Beyond the opportunity to provide public access and recreation opportunities, the Property is ecologically significant in that it contains approximately 13 +/- acres of intact Sand Pine Scrub with Scrub Rosemary and Scrubby Flatwoods as identified by the Florida Natural Areas Inventory (FNAI) as Category G2 (underrepresented ecosystems). In addition, the Property is home to 3 +/- acres of extremely rare elevated Rosemary Bald, which is possibly the only remaining natural community of this type in Pinellas County, according to research conducted by the University of Florida. The Property also contains the evergreen forested wetland community referred to as Baygall, which is uncommon in Pinellas County. By containing these rare natural communities, the Property supports high levels of biodiversity. It is critical to protect the Property from the very real threat of development.

We respectfully ask for your support in funding this important project, and thank you for work on behalf of the citizens of Florida.

Sincerely,

Lindsay Stevens  
Land Protection Program Manager, Florida Chapter  
The Nature Conservancy

December 14, 2020

Mr. Vince Gizzi  
City of Dunedin  
Parks & Recreation Department  
1920 Pinehurst Rd.  
Dunedin, FL 34698

RE: Letter of Support - 1900 Virginia Avenue, Clearwater, Florida 33763  
TAX PARCEL(s) #: 36-28-15-00000-230-0100; 36-28-15-00000-240-0100

Dear Mr. Gizzi:

I am writing today on behalf of the Parks and Recreation Advisory Committee to offer our complete support to the City of Dunedin and its Parks and Recreation Department in acquiring the above-referenced property (commonly referred to as the Gladys Douglas property). We strongly support and recommend the property be acquired and utilized as a park and as a recreational facility for the residents of Dunedin, Pinellas County and the State of Florida.

This opportunity to acquire the Gladys Douglas property will be a great asset to Pinellas County, the State of Florida and the City of Dunedin as well as their residents. As a new park it will allow our residents to yield the benefits of adding parks and additional green space to the City. A park such as this property will add to all resident's health and well-being and add to the beauty of the City. Having the Gladys Douglas property as a park would also protect our shrinking greenspace and would be a valuable environmental asset. As a park in Dunedin, the property would also enhance Dunedin's leadership role in protecting the environment while at the same time providing an environmentally friendly asset to the residents of Dunedin. Ultimately, it would ensure that the dream of Gladys Douglas, a well-respected longtime resident of Dunedin, becomes a reality by the adding of her property to park lands of Dunedin and preserving the environment.

In closing, the Parks and Recreation Advisory Committee supports and would favorably recommend all efforts of the City of Dunedin and its Parks and Recreation Department to acquire the Gladys Douglas property, along with Pinellas County, and offer any assistance we can provide to attain this goal. We also congratulate you both on taking on this important task.

Sincerely,



Tom Mahoney  
Parks and Recreation Advisory Committee Chairman





# CITY OF CLEARWATER

POST OFFICE BOX 4748, CLEARWATER, FLORIDA 33758-4748

600 CLEVELAND STREET, SUITE 600, CLEARWATER, FL 33755

TELEPHONE (727) 562-4050 FAX (727) 562-4052

CITY COUNCIL

December 9, 2020

Ms. Deborah Burr  
Office of Environmental Services  
Division of State Lands  
Department of Environmental Protection  
3900 Commonwealth Boulevard, Mail Station 140  
Tallahassee, FL 32399-3000  
Re: Florida Forever Project - Gladys Douglas Hackworth Property

Dear Ms. Burr,

On behalf of the Clearwater City Council, I am writing to support the City of Dunedin's Florida Forever Project Application.

The Gladys Douglas Hackworth Preserve is a unique 43.44 -acre property comprised of a freshwater lake, Jerry Lake, rare Baygall and Rosemary Bald ecosystems and is the single largest undeveloped parcel in Dunedin's planning area that is privately held.

The acquisition of this property supports Goal 2 of Dunedin's Comprehensive Plan - Recreation and Open Space Element by "retaining existing open space, leisure and wildlife preserves free from further development or change in use." The preservation of this property also supports the Southwest Florida Water Management District's position to maintain the Jerry Lake tract for stormwater management preservation purposes.

Ms. Douglas Hackworth, before her passing, expressed a desire that the property be preserved by the City of Dunedin as open space so that future generations could enjoy its beauty.

The Clearwater City Council supports the City of Dunedin's efforts in preserving the Gladys Douglas Hackworth property.

Sincerely,

Frank V. Hibbard  
Mayor

Frank V. Hibbard, Mayor

Mark Bunker, Councilmember  
Kathleen Beckman, Councilmember



David Allbritton, Councilmember  
Hoyt Hamilton, Councilmember

"Equal Employment and Affirmative Action Employer"



December 8, 2020

FCT - Florida Communities Trust  
Florida Department of Environmental Protection  
3900 Commonwealth Boulevard  
Tallahassee, Florida 32399-3000

Dear Florida Communities Trust Council:

Blue-Green Connections would like to express strong support of the Florida Communities Trust grant application submitted by Pinellas County for the purpose of funding acquisition of the 44 acre Gladys Douglas Hackworth Property in Dunedin ("GDP") located in Pinellas County.

Blue-Green Connections is a non-profit organization whose goal is to educate, inspire and motivate local individuals, businesses and organizations to protect our land and waters. We collaborate with individuals, governmental entities, educational institutions, businesses, and other non-profits to accomplish these goals.

The Gladys Douglas Hackworth Property supports a wide diversity of wildlife including otters, a golden eagle, bobcats, and the threatened gopher tortoise. It contains the rare and Florida endemic rosemary scrub habitat – both sand pine rosemary scrub, which has been decimated across Florida by development, and the even rarer elevated rosemary bald – the last of its kind in the county, according to University of Florida research.

FCT's approval of this grant application will help Pinellas County and its almost one million citizens protect this important natural resource. It will help strengthen attention and support for the area's unique ecosystems and biodiversity. It will also enhance our ability to draw resources for research of the area which in turn will allow us to build knowledge important for long-term planning, policy, and management of natural resource. Pinellas County is the most densely populated county in Florida; as such, green space is increasingly hard to find and protecting what we can is critical. As this property abuts an additional ~50 acres of Southwest Florida Water Management District managed land, protecting it would give us an even larger contiguous undeveloped area.

We sincerely hope that the Florida Communities Trust Council approves the application for assistance in protecting the Gladys Douglas property from development and preserving it for generations to come as the important natural resource it is.

Sincerely,  
Vicki Love, Tracy Tippin, Paige Konger – Blue-Green Connections Board of Directors  
Blue-Green Connections  
1185 Nelson Street  
Dunedin, FL 34698

Florida Academy of Sciences, Inc.

---

THE LAST REMAINING ROSEMARY BALD IN PINELLAS COUNTY, FLORIDA

Author(s): Donald R. Richardson and Jaelyn Hall

Source: *Florida Scientist*, Vol. 76, No. 1 (Winter, 2013), pp. 7-15

Published by: Florida Academy of Sciences, Inc.

Stable URL: <https://www.jstor.org/stable/24321895>

Accessed: 26-08-2020 20:03 UTC

---

JSTOR is a not-for-profit service that helps scholars, researchers, and students discover, use, and build upon a wide range of content in a trusted digital archive. We use information technology and tools to increase productivity and facilitate new forms of scholarship. For more information about JSTOR, please contact [support@jstor.org](mailto:support@jstor.org).

Your use of the JSTOR archive indicates your acceptance of the Terms & Conditions of Use, available at <https://about.jstor.org/terms>



JSTOR

*Florida Academy of Sciences, Inc.* is collaborating with JSTOR to digitize, preserve and extend access to *Florida Scientist*



## THE LAST REMAINING ROSEMARY BALD IN PINELLAS COUNTY, FLORIDA

DONALD R. RICHARDSON<sup>(1)</sup> AND JACLYN HALL<sup>(2)</sup>

<sup>(1)</sup>Ecological Consultants, Inc., 5121 Ehrlich Road, Suite 103A, Tampa Florida 33624

<sup>(2)</sup>Jaclyn Hall, Department of Geography, 3141 Turlington Hall, P.O. Box 117315, University of Florida, Gainesville, FL 32611

**ABSTRACT:** *Rosemary scrub, a shrub community of acidic, sandy, well drained soils in Florida, is maintained by periodic, intense fires that occur at long fire intervals (20–40 years). These slightly elevated balds or knolls are primarily restricted to the St. Lucie fine sand soil series in Pinellas County. Over the past 40 years nearly 95% of scrub vegetation has disappeared due to fragmentation, edge effect, fire suppression and development. Data were collected to document species composition and diversity in what we describe as the last remaining rosemary bald in Pinellas County. A total of 26 plant species occur within the rosemary bald and the adjacent sand pine forest. Gaps are colonized primarily by herbaceous, endemic scrub species and several lichens. Studies have shown that allelopathy by rosemary litter and roots may partially explain the bare zones or gaps between shrubs. Preliminary removal experiments indicate that in large gaps, scrub herbs increase in densities. Due to fire suppression, the overall cover by rosemary has decreased over the past 5 years as the majority of the rosemary shrubs begin to reach senescence and sand pine and scrub oak encroach from the edges. The rarity of this unique ecosystem and the long term requirement for fire management suggests that the county should consider this site for future land acquisition.*

**Key Words:** Rosemary scrub, Pinellas County, fragmentation, allelopathy, fire management

FLORIDA scrub is one of the oldest plant communities in Florida and has suffered from conversion from development during the past century and today is being increasingly fragmented due to continuing encroachment of urban and suburban land uses. Coastal Florida scrub occurs sporadically on barrier islands, dunes, and ridges along the Atlantic Coast in Florida and Georgia and along the Gulf Coast in Florida and Alabama (Myers, 1990). The Florida scrub is best described as xeromorphic shrub land found on moderately to excessively drained, low-nutrient sands, dominated by scrub oaks (*Quercus geminata* Small, *Q. myrtifolia* Willd. and *Q. chapmanii* Sarg.), rosemary (*Ceratiola ericoides* Michx.), sand pine (*Pinus clausa* (Chapm. ex Engelm.) Vasey ex Sarg.), palmettos (*Serenoa repens* W. Bartram) Small and ericaceous woody species.

Only a small portion of the once extensive Florida scrub habitat in Pinellas County, of southwest Florida, remains intact. Rosemary balds are a rare and unique type of Florida scrub (Abrahamson et al., 1984; Hawkes and Menges, 1996). Before Pinellas County was developed, this specialized vegetation form would often occupy the crest of small hills, forming isolated islands of rosemary dominated scrub within a matrix of other scrub and upland habitats.

These xeric scrub islands make suitable habitat for a number of endemic species. The Florida scrub has some of the highest numbers of endemic species in North America, and many of those species are restricted to rosemary balds (Richardson, 1989; Myers, 1990).

In Pinellas County, Florida scrub appears in a variety of different phases: sand pine scrub, oak scrub, turkey oak scrub, and rosemary scrub or rosemary bald. West coast scrubs, particularly in Pinellas County, are disappearing due to fragmentation, edge effect, and the lack of fire or mechanical management. Stout (2001) notes that little formal research has been conducted in these west coast scrubs.

It was commonly assumed by many land managers in the Tampa Bay region that there were no rosemary balds remaining in Pinellas County. To our knowledge, no other rosemary balds have been preserved in county parks or natural areas. This paper describes what we believe is the last rosemary bald in the county. The rarity of this phase of scrub in the region suggests that the county should consider this site for future land acquisition.

Pinellas has long been identified as one of the most populated counties in Florida (3,291 persons per square mile as of 2006) (Census, 2007). Most of the county lies below 15 m. elevations, with the highest elevations at only 30 m. Flooding is an important building concern in most of the county, except on St. Lucie fine sands which offer a virtual guarantee that flooding will not occur. Consequently, most of these elevated sandy areas of St. Lucie fine sand were early to be cleared and developed.

Scrub soils are derived from quartz; slightly acidic, very low in nutrients, and moderately to excessively well-drained (USDA, 1972). They are classified as entisols and spodosols, or soils with little or no horizon development. Rosemary balds usually occur on the very excessively drained and highly acidic St. Lucie fine sands on dune-like ridges and isolated hills that historically formed ancient beaches when sea levels were higher.

Scrub vegetation is restricted to four soil types in Pinellas County: St. Lucie, Paola, Astatula, and Pomello series fine sands. Soil surveys done in 1913 and 1972 indicate that nearly 23% of the county, or 41,811 acres, was historically covered by scrub vegetation (USDA, 1913 and 1972). Since the early part of the past century, land-use changes in Pinellas County have reduced the once extensive Florida scrub and scrubby flatwoods to only a handful of small, highly fragmented patches (Hall et al. 2002). By 2002, 98% of the county's scrub-supporting soils had been developed or converted to another land use.

In 2002, Geographic Information System (GIS) data were used to examine landscape features of the 20 remaining fragmented patches of sand pine scrub in the county (Hall, 2002). Scrub vegetation occurs on old dune ridges at the highest elevation in the county. Lake Wales Ridge scrub in Florida has elevations ranging from 60–90 m above mean sea level; however, elevations of Pinellas county scrub reach a maximum elevation of 29 m while most of the remaining areas of the county are below 8 m.



FIG. 1. Rosemary bald showing white sand, scrub oaks and rosemary shrubs.

Rosemary balds tend to support fewer species (Abrahamson et al., 1984) than oak or sand pine dominated scrubs and St. Lucie fine sands represent only 5.1% of the scrub soils county wide (USDA, 1972). When fire is suppressed and human disturbance introduces ruderal and non-native plants to the scrub, the habitat changes. The bare sand openings that many rare plants depend on become overgrown and oak shrubs and sand pines can encroach, changing the structure of the rosemary bald.

The loss, fragmentation, and fire suppression of these xeric uplands have led to the almost complete demise of this imperiled ecosystem that now remains isolated in a few parks, open space areas in subdivisions or in residential yards. These small, isolated patches of scrub will eventually change over time into xeric oak hammocks due to a lack of fire or mechanical management (Monk, 1967).

During the survey of Pinellas scrubs by Hall (2002), one relict rosemary bald was discovered in the city of Dunedin, south of the Dunedin Cemetery, on private lands (Figure 1). Early 1913 Pinellas County soil surveys suggest that the habitats known as "rosemary balds" were once scattered throughout Pinellas County (USDA, 1913). However, due to fire suppression, most remaining Florida scrub, including rosemary balds, have matured into other scrub successional stages now dominated by scrub oaks (i.e., *Quercus geminata*, and *Q. myrtifolia*) and sand pine (*Pinus clausa*).

**METHODS**—A floristic inventory of the rosemary bald and the adjacent forested sand pine scrub was conducted in 2002 to determine species composition. To further evaluate species structure within the bald, a 100 meter line intercept transect was established within the rosemary



bald to include part of the mature, forested sand pine scrub that surrounds the bald. The same transect was re-sampled in 2007 to determine any changes in species composition.

Two 2 m<sup>2</sup> control and test plots containing mature live and dead rosemary shrubs were field located to determine the allelopathic effects on other plants or buried seeds. Live shrubs were cut at the ground surface and all live and dead branches removed from plots. Plots with dead or dying plants were cleared of all debris down to mineral soil. Two replications were conducted for live and dead shrubs at the time of this survey. Two control plots with both live and dead branches were staked in the field and left undisturbed.

Herbaceous cover estimates within rosemary gaps were made using the Braun-Blanquet Cover-Abundance Scale (Mueller-Dombois, D. and H. Ellenberg, 1974). A total of thirteen rosemary shrubs (4 alive, 5 senescing, and 4 dead) were aged using nodal counts (Johnson, 1982). Rosemary has a whorled branching pattern and branches appear to branch once a year; however, nodal counts underestimate ring counts by 1–2 years. For this study, all ages were based on nodal counts.

**RESULTS**—A total of 30 plant species (Table 1) were identified within, or adjacent to, the rosemary bald during the qualitative assessment of the site. Aerial photographs indicate that about 27% of the site supports bare St. Lucie fine sands (Figure 2) with few herbaceous species such as nodding pinweed (*Lechea cernua*), scrub sedge (*Rhynchospora megalocarpa*), hair sedge (*Bulbostylis ciliatifolia*), scrub wiregrass (*Aristida gyrans*), sand spike moss (*Selaginella arenicola*), pineland scaly pink (*Stipulicida setacea*), nutsedge (*Cyperus retrorsus*), prickly pear cactus (*Opuntia humifusa*), scrub frostweed (*Helianthemum nashii*), and several species of lichens. Herbaceous species cover estimates using the Braun-Blanquet Cover-Abundance Scale range from 1–2% for the entire rosemary bald including the sand pine edge.

Transect data from 2002 (Table 2) indicates that about 35% and 13.6% of the transect supported live and dead rosemary shrubs, respectively. Only 9.8% of the transect supports herbaceous species in addition to about 20% lichens. Scrub oaks comprised about 22.6% of the transect but occurred as scattered thickets. The same transect was re-surveyed in 2007 and showed a further decrease in overall rosemary dominance. Live rosemary shrubs decreased from 34.7% to 28.3% and dead shrub increased to 16.1%. No dramatic changes were observed for scrub oaks, lichens or other herbs.

Within the rosemary bald proper, sand pine trees were sparse in contrast to the edge where sand pines form a nearly closed canopy. About 4.6% of the 2002 transect was covered with juvenile sand pines and this coverage increased to 10.3% in 2007 due to the presence of several new recruits.

Rosemary nodal counts indicate that the average age of dead rosemary shrubs was 22.75 years (n=4), 21.8 years (n=5) for senescing shrubs, and 16.7 years (n=4) for live shrubs (Table 3). Today, large, open, sandy areas of dead rosemary shrubs occur within the bald as evidenced by large areas covered with dead branches (Figure 3).

Removal of live rosemary shrubs and associated litter from two plots yielded 3 juvenile rosemary seedlings about 1–2 years of age compared to the control plots (Table 4). Nodding pinweed, a gap specialist, showed a two-fold increase in cleared plots when compared to the controls. In the plots with dead

TABLE 1. Flora associated with the rosemary bald and adjoining sand pine forest.

	Bald	Sand Pine	Transition
<i>Andropogon virginicus</i> L.	X	X	X
<i>Aristida gyrans</i> Chapm.	X		
<i>Asclepias curtissii</i> A. Gray		X	
<i>Bulbostylis ciliatifolia</i> (Elliott) Fernald	X	X	X
<i>Ceratiola ericoides</i> Michx.	X		X
<i>Cladonia</i> spp.	X	X	X
<i>Cyperus retrorsus</i> Chapm.	X	X	X
<i>Garberia heterophylla</i> (W. Bartram) Merr. & F. Harper		X	X
<i>Helianthemum nashii</i> Britton	X	X	X
<i>Lechea cernua</i> Small	X		
<i>Lechea deckertii</i> Small			X
<i>Lechea divaricata</i> Shuttlew. Ex Britton	X		
<i>Licania michauxii</i> Prance	X		X
<i>Lyonia ferruginea</i> (Walter) Nutt.	X	X	
<i>Opuntia humifusa</i> (Raf.) Raf.	X	X	X
<i>Osmanthus megacarpus</i> (Small) Small ex Little		X	
<i>Palafoxia integrifolia</i> (Nutt.) Torr & A. Gray		X	
<i>Pinus clausa</i> (Chapm. ex Engelm.) Vasey ex Sarg.	X	X	X
<i>Polygonella polygama</i> (Vent.) Engelm. & A. Gray	X	X	X
<i>Quercus chapmanii</i> Sarg.	X		
<i>Quercus geminata</i> Small	X	X	X
<i>Quercus myrtifolia</i> Willd.	X		
<i>Rhynchospora megalocarpa</i> A. Gray	X	X	X
<i>Selaginella arenicola</i> Underw.	X	X	X
<i>Serenoa repens</i> (W. Bartram) Small	X	X	X
<i>Seymeria pectinata</i> Pursh.	X		
<i>Stipulicida setacea</i> Michx.		X	X
<i>Tillandsia recurvata</i> (L.) L.	X	X	X
<i>Tillandsia usneoides</i> (L.) L.	X	X	X
<i>Ximения americana</i> L.	X	X	X

or dying rosemary shrubs that were cleared to bare mineral soil, one rosemary seedling was observed with increased densities of nodding pinweed and scrub sedge.

DISCUSSION—Previous studies (Johnson 1982; Johnson and Abrahamson 1990) indicate that rosemary appears to be adapted to a fire cycle of 10–40 years. Unlike co-occurring shrubs, rosemary is killed by fire and recovers by recruiting from a soil seed bank. If fires burn more frequently than every 10 years, there would be inadequate seed stores in the soil to replace the shrubs killed by fire (Johnson and Abrahamson, 1990). This Pinellas County site has not burned for at least 27 years based on the nodal counts from the oldest rosemary shrubs sampled. Many sand pines are beginning to seed into the bald from the adjacent sand pine edge. Most of the pines have germinated in large open sandy areas devoid of litter or in areas of dead rosemary shrubs. Species

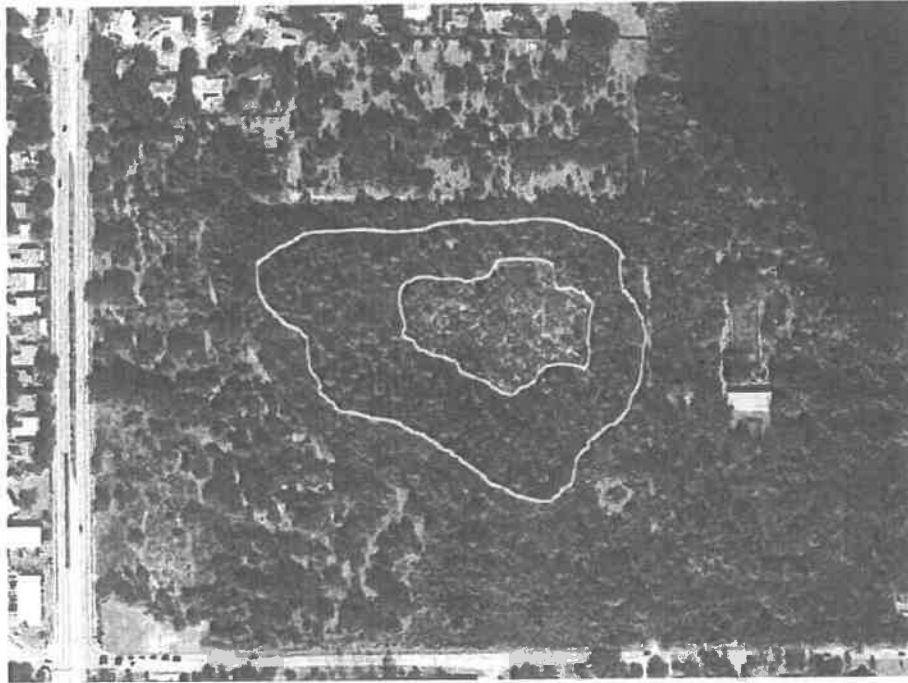


FIG. 2. Aerial photograph showing open sand within rosemary bald (center) surrounded by sand pines.

richness is somewhat lower for this scrub than other variants of scrub in the county (Hall, 2002). Three listed plant species [nodding pinweed (*Lechea cernua*), pine pinweed (*Lechea divaricata*), and Curtiss milkweed (*Asclepias curtissii*)] (FWC, 1997) occur within the open areas of the bald and gaps in the sand pine canopy.

Bare zones under and around most of the rosemary shrubs suggest that allelopathy may inhibit the survival of seeds or seedlings from nearby vegetation types, including seeds from rosemary itself. Research by Richardson and Williamson (1988) and Fischer et al. (1989) indicates that rosemary (*Ceratiola ericoides*) shrubs produce a natural chemical called ceratiolin that is released into the soil around the parent shrub. Ceratiolin, a toxic plant product, accumulates in the soil following rain events or heavy dew and degrades into hydrocinnamic acid (HCA) that inhibits the growth of grasses and pines as well as rosemary seeds within the zone of the parent plant. cursory observations suggest that fire and microbial decomposition act to break down this natural product in the soil which allows seed germination to occur. Disturbance (i.e., fire lanes, off road tire tracks, livestock grazing, pedestrian impacts, etc) also seems to promote germination of buried rosemary seeds.

Removal of the above ground biomass from the study plots (both live and dead branches) may partially account for the increased densities of herbaceous



TABLE 2. Line Intercept Transect data for 2002 and 2007 rosemary bald.

Scientific Name	2002 Data	2007 Data
	% Cover	% Cover
<i>Ceratiola ericoides</i> (live)	34.7	28.3
<i>Quercus geminata</i>	22.6	24.3
<i>Cladonia</i> spp.	20.2	21.3
<i>Ceratiola ericoides</i> (dead)	13.6	16.1
<i>Serenoa repens</i>	11.5	12.1
<i>Pinus clausa</i>	4.6	10.3
<i>Bulbostylis ciliatifolia</i>	3.8	4.0
<i>Helianthemum nashii</i>	3.5	3.1
<i>Ximenia americana</i>	2.7	3.1
<i>Quercus chapmanii</i>	2.2	2.3
<i>Quercus myrtifolia</i>	1.6	1.8
<i>Opuntia humifusa</i>	1.3	1.2
<i>Cyperus retrorsus</i>	0.9	0.7
<i>Rhynchospora megalocarpa</i>	0.6	0.7
<i>Lechea deckertii</i>	0.4	0.1
<i>Lechea cernua</i>	0.3	0.6
<i>Polygonella polygama</i>	0.3	0.4
<i>Selaginella arenicola</i>	0.2	0.3
<i>Tillandsia recurvata</i>	0.1	0.1
<i>Andropogon virginicus</i>	-	0.1
<i>Palafoxia integrifolia</i>	-	0.1
Total Cover	125.05	130.9

species and sand pine throughout. Data suggests that removal of the live rosemary and associated litter may eliminate the source of allelochemicals that leach into the soil around the parent shrub. Removing the source (i.e., live stems) of the natural product may allow recolonization of these bare sandy areas by scrub or flatwoods species until the next wildfire. Other studies have shown that in larger gaps, scrub herbs can flourish in the absence of rosemary allelochemicals (Menges, et. al., 2008; Hewitt and Menges, 2008). Smaller, above ground gaps are penetrated by rosemary roots which may chemically suppress germination and plant growth.

This site is currently privately owned and will probably never experience natural wildfires. Over time, rosemary shrubs will continue to die with little or no replacement of parent plants, except in disturbed areas. There is some

TABLE 3. Nodal age counts for dead, senescing, and live rosemary shrubs.

	Plant 1	Plant 2	Plant 3	Plant 4	Plant 5	Avg. Age (yrs)
Dead	22	22	27	20		22.75
Senescing	19	21	23	21	25	21.8
Live	17	14	18	15		16.7

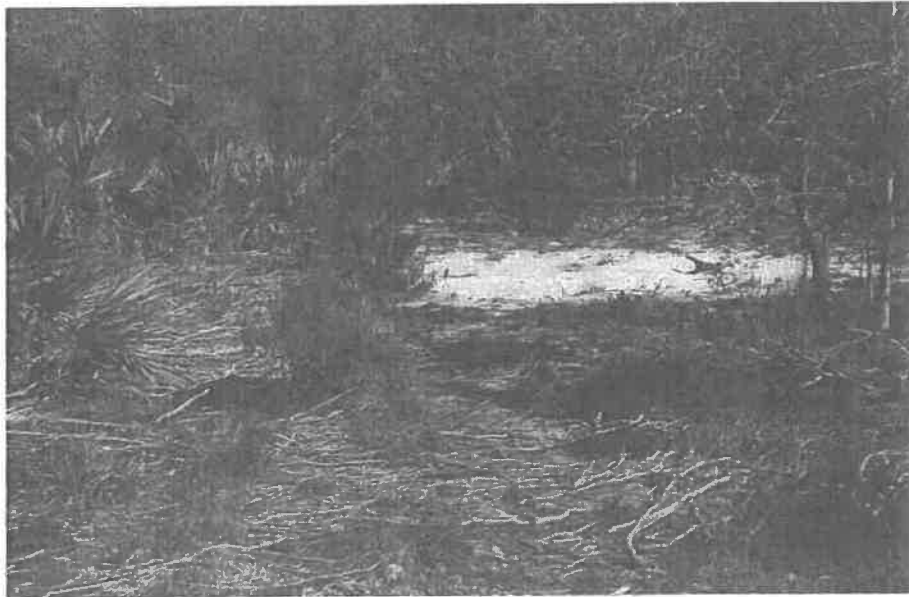


FIG. 3. Dead *Ceratiola ericoides* branches litter the ground.

evidence that pedestrian traffic through the site and associated disturbance may lead to germination of buried rosemary seeds.

The uniqueness and rarity of this plant community in Pinellas County should prompt land managers to consider land acquisition. The overall density of rosemary shrubs at this site, coupled with the white St. Lucie fine sands, rivals rosemary balds on the Lake Wales Ridge in central Florida. Since these balds are much younger geologically than their central Florida counterparts, further research into long term management of this rare plant community should be considered.

ACKNOWLEDGMENTS—We thank Richard and Lorraine Roberts and Dr. I. Jack Stout for their review of the manuscript and for critical comments.

TABLE 4. Herbaceous ramet recruitment in cleared and control rosemary plots.

Plot	<i>L. cernuua</i>	<i>S. repens</i>	<i>R. megalocarpa</i>	<i>C. ericoides</i>
				Seedlings
Control 1	2	-	-	0
Control 2	3	-	-	0
Live Removal 1	7	-	-	2
Live Removal 2	7	3	-	1
Dead Removal 1	6	-	-	1
Dead Removal 2	6	-	1	0

## LITERATURE CITED

- ABRAHAMSON, W. G., A. F. JOHNSON, J. N. LAYNE, AND B. PERONI. 1984. Vegetation of the Archbold Biological Station, Florida: an example of the southern Lake Wales Ridge. *Florida Scientist* 47(4):209–250.
- FISCHER, N., G. B. WILLIAMSON, N. TANRISEVER, A. DE LA PENA, J. D. WEIDENHAMER, E. JORDAN, AND D. R. RICHARDSON. 1989. Allelopathic actions in the Florida scrub community. *Biologia Plantarum* 31(6):471–478.
- FLORIDA GAME AND FRESH WATER FISH COMMISSION (FGFWFC). 1997. Florida's endangered species, threatened species and species of special concern. Official Lists, Gainesville, FL. 15 p.
- HALL, J. 2002. Florida scrub in Pinellas County. M.A. Thesis, University of South Florida, FL. 55 p.
- , T. GILLESPIE, D. R. RICHARDSON, AND S. READER. 2002. Fragmentation of Florida scrub in an urban landscape. *Florida Scientist* 6:243–255.
- HAWKES, C. V. AND E. S. MENGES. 1996. The relationship between open space and fire for species in a xeric Florida shrub land. *Bull. Torrey Bot. Club* 123(2):81–92.
- HEWITT, R. E. AND E. S. MENGES. 2008. Allelopathic effects of *Ceratiola ericoides* (Empetraceae) on germination and survival of six Florida scrub species. *Plant Ecology* 198(1):47–59.
- JOHNSON, A. 1982. Some demographic characteristics of the Florida rosemary *Ceratiola ericoides* Michx. *American Midland Naturalist* 108(10):170–174.
- AND W. ABRAHAMSON. 1990. A note on the fire responses of species in rosemary scrubs on the southern Lake Wales Ridge. *Florida Sci.* 53(2):138–143.
- MENGES, E. S., A. CRADDOCK, J. SALO, R. ZINTHEFER, AND C. W. WEEKLEY. 2008. Gap ecology in Florida scrub: species occurrence, diversity and gap properties. *Journal of Vegetation Science* 19(4):503–514.
- MONK, C. D. 1967. Successional and environmental relationships of the forest vegetation of north central Florida. *Amer. Mid. Natural.* 79(2):441–457.
- MUELLER-DOMBOIS, D. AND H. ELLENBERG. 1974. *Aims and Methods of Vegetation Ecology*. John Wiley, New York. 574 p.
- RICHARDSON, D. R. 1989. The sand pine scrub community: an annotated bibliography. *Florida Scientist* 52(2):65–93.
- AND G. B. WILLIAMSON. 1988. Allelopathic effects of shrubs of the sand pine scrub on pines and grasses of the sandhills. *Forest Sci.* 34(3):592–605.
- STOUT, J. 2001. Rare plants of the Florida scrub, USA. *Natural Areas Journal* 21(1):50–60.
- UNITED STATES CENSUS BUREAU. 2007. *State & County Quickfacts: Pinellas County, Florida year 2000*.
- UNITED STATES DEPARTMENT OF AGRICULTURE. 1913. *Soil Survey Maps of Pinellas County, Florida*. Soil Conservation Service, Washington, D.C.
- UNITED STATES DEPARTMENT OF AGRICULTURE. 1972. *Soil Survey of Pinellas County, Florida*. Soil Conservation Service, Washington, D.C.
- WUNDERLIN, R. P. 1998. *Guide to the vascular plants of Florida*. University Press of Florida, Gainesville, FL. 806 p.

Florida Scient. 76(1): 7–15. 2013

© Florida Academy of Sciences. 2013



## CONCESSION LICENSE AGREEMENT

**THIS AGREEMENT**, is made and entered into as of the 1 day of November, 2016, (“Effective Date”) by and between PINELLAS COUNTY, a political subdivision of the State of Florida, hereinafter referred to as the “County”, and Sweetwater Kayaks Outdoors LLC, hereinafter referred to as the “Contractor”.

### **WITNESSETH:**

**WHEREAS**, the County desires to establish Kayak/Canoe/Standup Paddle Concession Services, as defined herein, at Weedon Island Preserve, a County-operated facility, at 1800 Weedon Drive N.E., St. Petersburg, Florida, 33702 (the “Preserve”); and

**NOW THEREFORE**, in consideration of the above and mutual covenants contained herein, the parties agree as follows:

**1. Definitions:**

- a) “Exclusive” shall mean that the County shall not grant a concession license agreement to any other party for the same or similar goods or services in the Preserve provided by Contractor during the term hereof; provided, however, the exclusive rights granted herein shall not apply to special events authorized by the County, or prohibit members of the public from using the Preserve, utilizing third parties to provide goods or services permitted by and in accordance with rules and regulations or applicable County ordinances.
- b) “Minimum Operating Standards” shall mean the operational requirements described in Section 5 herein;
- c) “Monthly Gross Sales” shall mean the gross revenues received by Contractor from all rentals and merchandise sales of Kayak/Canoe/Standup Paddle Concession services, in, on, or from the Preserve on a monthly basis during the term hereof. It includes the entire amount of the rental fee of all canoes/kayaks/standup paddles rented, and revenues received for all tours, classes performed and merchandise sold in or from the Contractor, its employees, agents, subtenants, licensees and assignees, including all revenue derived by Contractor from its activities and business, whether for cash or for credit and the entire amount of all sales filled at or secured or received in the Preserve. No deductions shall be allowed for uncollected or uncollectible accounts. The Compensation provision applies with full force and effect to any mail-order revenues, website revenues, electronic commerce, Internet or e-mail orders, which advertises, references, depicts or emanates from the Contractor’s business at the Preserve.
- d) “Net sales” are defined as gross sales less retail sales tax
- e) “Kayak/Canoe/Standup Paddle Concession Services” shall mean the services provided by the Contractor to the general public at the Preserve on weekend days, holidays and on-call weekdays, including kayak, canoe and standup paddle rentals, guide trip or training programs, and shall not be revised or changed in any way without the prior written consent of the Pinellas County Parks and Conservation Resources Department (“Department”).

**2. Services to be Performed:**

This is an exclusive contract. The Contractor hereby agrees to provide the County with Kayak / Canoe / Standup Paddle Concession Services in accordance with the Minimum Operating Standards described in Section 5, herein.

**3. Compensation:**

- a) As compensation for the privilege of providing Kayak/Canoe/Standup Paddle Concession Services to the County as described herein, the Contractor shall pay the County **twenty-five percent (25%)** of the Monthly Gross Sales on rentals, classes, and tours, and **ten percent (10%)** of the Monthly Gross Sales on merchandise, plus any applicable sales tax. Payment shall be made monthly, on or before the 15<sup>th</sup> day of each month based on preceding month's sales. Payments shall include Monthly Gross Sales plus any applicable sales tax from the first day through the last day of the prior month. Payments not received by the Due Date shall be subject to a late penalty in the amount of 1% of the fee due for each day the payment is late. If payments and applicable penalties are not received within thirty (30) days of the Due Date, then the County may cancel this Agreement and begin procedures to collect any outstanding payments.
- b) The County shall be compensated by the Contractor for all kayak/canoe/standup paddle launches at Weedon Island Preserve performed by the Contractor on weekend and weekdays, regardless of how the customer contacts the Contractor or where the customer pays for kayak/canoe/standup paddle services, unless prior permission has been obtained.
- c) The Contractor shall provide the Gross Sales Report to the County, by the last day of the following month, with payment of the fees as provided in **Exhibit A**. A copy of the Gross Sales Report will be provided to the Office of Management and Budget's Business Development Manager.
- d) The monthly payments shall be made payable to "Pinellas County" and sent to the Department of Parks and Conservation Resources, 12520 Ulmerton Road, Largo, Florida, 33774.
- e) The Gross Sales Report shall be based on source documents, numbered receipts and books of original entry. Books of original entry and source documents shall be retained by the Contractor as provided in Section 10. Fee structure shall follow that of the Contractor's proposal as illustrated in **Exhibit A**.

**4. Term of Agreement:**

The term of this Agreement shall commence on **November 9<sup>th</sup>, 2016** for a period of **sixty (60) months**, unless canceled or terminated as provided herein.

**5. Minimum Operating Standards:**

Contractor shall conform to the following Operating Standards:

- a) Contractor shall provide Kayak/Canoe/Standup Paddle Concession Services at the Preserve seven (7) days a week, excluding the day after Thanksgiving and Christmas day, as follows:
- Summer hours shall be from 9:00am to 6:00pm.
  - Winter hours shall be from 9:00am to 5:00pm
- b) Contractor shall maintain an ability to provide on call services for other Preserve operating hours.
- c) In the event of inclement weather, the Contractor may cease operations until the weather improves with the consent of the ELD Administrative Projects Coordinator, or his/her designee. When inclement weather, which is defined as winds greater than 12 mph and water temperatures below 60°F, prohibits the operation of the kayak/canoe concession the Contractor shall notify the Department.
- d) The Kayak/Canoe/Standup Paddle Concession Services shall be provided at a location approved by the County as illustrated in Exhibit B. To Facilitate the Kayak/Canoe/Standup Paddle Concession Services, the County agrees to set-aside the existing parking spaces at the rental location for the Contractor as illustrated in Exhibit B. The Contractor agrees to direct patrons to park in the Weedon Island Preserve Cultural and Natural History Center's main parking lot.
- e) The Contractor shall not allow activities which are prohibited in all other County-owned or County-occupied buildings or land under the provisions of federal, state or local laws, rules, regulations or ordinances. By way of illustration and not limitation, state law prohibits the use of County-occupied buildings or land for political fundraisers [see §106.15(40), Florida Statutes] and federal and state law prohibits the use of County-occupied buildings or land for any implied promotion of a religion.
- f) No alcoholic beverages will be allowed at the Preserve in accordance with applicable County ordinances.
- g) The Contractor shall maintain the designated service area, including trash pickup, and keep the areas in good repair and in a clean, neat, orderly and sanitary condition. In addition, Contractor shall keep said areas free of all hazards at Contractor's sole expense. Contractor shall remove all equipment from the site at the end of each day of operation. The Contractor shall contact the South County Preserve Supervisor for assistance with on-site issues at the Preserve.
- h) In the event County pays any monies required to be paid by Contractor hereunder, County may demand repayment of same from Contractor within ten (10) days of payment and Contractor shall make such payment within ten (10) days of receipt of said demand. Contractor's failure to timely reimburse shall be deemed a breach of this Agreement.



- i) County shall not be liable in any manner for damages to Contractor's business and/or inventory, or for any other claim by Contractor, resulting from any interruption in utility services. Contractor shall be responsible for supplying all utility services needed to perform under this Agreement.
- j) All property of any kind that may be within the Preserve during the continuance of the Agreement shall be at the sole risk of Contractor, and County shall not be liable to Contractor or any other person for any injury, loss or damage to property or to any person on said Preserve.
- k) Contractor will not make any alterations, improvements or additions in or to the Preserve, or install any equipment of any kind that will require any alteration or addition to, or use of the water, heating, air conditioning or electrical or other building systems or equipment without the prior written consent of the Department. Contractor shall pay for all charges for labor, services and materials used in connection with any improvements or repairs to the Preserve undertaken by Contractor. All such additions, improvements and fixtures except movable equipment and inventory shall become the property of County and remain upon the Preserve and be surrendered upon termination of the Agreement. Contractor shall be responsible for all canoe trail signage.
- l) Contractor agrees that any signs or advertising utilized at the Preserve or in marketing Kayak/Canoe/Standup Paddle Concession Services must have prior written approval from the Department, which shall not be unreasonably withheld. The Contractor shall use standard verbiage of "Weedon Island Preserve" and "Weedon Island Preserve Cultural and Natural History Center" when referencing the Preserve and Center, respectively on all promotional materials. One standard, unlit sign no larger than 48 inches by 36 inches advertising the Contractor's phone number, website, and hours of operation at the Kayak/Canoe/Standup Paddle Concession site will be provided by the County. The County and the Contractor will make reasonable efforts to promote the Kayak/Canoe/Standup Paddle Concession to the public.
- m) Contractor hereby agrees that no activity will be conducted in the Preserve that will produce any hazardous substance and that the Preserve will not be used in any manner for the storage of any hazardous substances.
- n) Contractor agrees to establish and, when necessary, implement a County approved Emergency Response Plan to assist patrons who may need search and rescue services (**Exhibit C**). Such Plan will ensure that each canoe/kayak is equipped with a means of communication and, if necessary, provide a two-way radio or other suitable communications devices for this purpose. This Plan shall account for all canoes/kayaks at the end of each day. The Contractor's Plan shall include and be approved by the County, the criteria and subsequent actions when inclement weather occurs. The Contractor shall require a County-approved waiver and release to be executed by all patrons prior to any rental.

- o) In the event of an accident or life-threatening situation, the Contractor shall contact the ELD Operations Manager.
- p) Contractor's equipment shall be in good repair at all times and meet County approval.
- q) Contractor employees shall be easily identifiable and Contractor staffing shall be sufficient to serve demand.

**6. Amendment:**

This Agreement may be amended only by mutual written consent of the parties.

**7. Assignment/Subcontracting:**

The Contractor shall provide all services required by this Agreement. No assignment or subcontracting shall be allowed without the prior written consent of the County. In the event of a corporate acquisition and/or merger, the Contractor shall provide written notice to the County within thirty (30) business days of Contractor's notice of such action or upon the occurrence of said action, whichever occurs first. The County shall have the right to terminate this Agreement, which right shall not be unreasonably exercised by the County, in those instances in which a corporate acquisition and/or merger represent a conflict of interest or are contrary to any local, state or federal laws. Action by the County awarding a proposal to a proposer which has disclosed its intent to assign or subcontract in its response to the RFP, without exception shall constitute approval for purposes of this Agreement.

**8. Termination and/or Cancellation:**

- a) Failure of the Contractor to comply with any of the provisions of this Agreement shall be considered a material breach of contract and shall be cause for immediate termination of the Agreement at the sole discretion of the County.
- b) No waiver of any breach of any of the covenants herein shall be implied from a failure by either party to take action due to such breach. Further, one or more waivers of any covenant by either party shall not be construed as a waiver of a subsequent breach of the same covenant or condition by the other party, nor shall such consent or approval be construed as consent or approval of any subsequent similar acts by the other party.
- c) In the event that sufficient budgeted funds are not available for the County's obligations under this Agreement for a new fiscal period, the County shall notify the Contractor of such occurrence and the Agreement shall terminate on the last day of the then current fiscal period without penalty or expense to the County.
- d) In addition to all other legal remedies available to County, in the event the County elects to cancel this Agreement as provided herein, the County may obtain from another source any services which have not been provided within the period of time stated in the proposal, or if no such time is stated, within a reasonable period of time from the date of order or request, as determined by County.

**9. Permits/ Licenses:**

- a) Contractor must secure and maintain any and all permits and licenses to provide services pursuant to this Agreement. Contractor shall comply with all laws, regulations, and ordinances concerning its operation.
  
- b) It is the County's responsibility to secure permission for a Kayak/Canoe/Standup Paddle Concession to operate at the designated site from the State of Florida within ninety (90) days of this Agreement. In the event such permission is not granted by the State, then the County may cancel this Agreement immediately.

**10. Audit:**

The Contractor shall retain all records relating to this contract for a period of at least five (5) years after final payment is made. All records and numbered receipts shall be maintained in accordance with County policy, and inspection of records shall be pursuant to Chapter 119, Florida Statutes. In addition, Pinellas County reserves the right to audit such records pursuant to Pinellas County Code, Chapter 2.

**11. Minimum Insurance Requirements:**

Contractor shall procure, pay for and maintain during the term of this Agreement insurance as required in **Exhibit D**, attached hereto and incorporated herein by reference.

**12. Indemnification:**

Contractor shall indemnify, pay the cost of defense, including attorneys' fees, and hold harmless the County from all suits, actions or claims of any character brought on account of any injuries or damages received or sustained by any person, persons or property by or from the said Contractor; or by, or in consequence of any neglect in safeguarding the work; or by the use of unacceptable materials in the construction of improvements; or by or on account of any act or omission, neglect or misconduct of the said Contractor; or by, or on account of, any claim or amounts recovered under the "Workers' Compensation Law" or of any other laws, by-laws, ordinance, order or decree, except only such injury or damage as shall have been occasioned by the sole negligence of the County. Nothing contained herein shall be construed to waive the County's sovereign immunity under §768.28, Florida Statutes.

**13. Governing Law:**

The laws of the State of Florida shall govern this Agreement.

**14. Additional Reports:**

The Contractor shall provide reports on a quarterly basis (1<sup>st</sup> qtr. October – December, 2<sup>nd</sup> qtr. January – March, 3<sup>rd</sup> qtr. April – June, and 4<sup>th</sup> qtr. July – September). Quarterly reports shall include the number of kayak/canoes/standup paddles rented, rental cost, total number of guests serviced, dates and times of rentals, demographic information, class attendances, and total merchandise sales, as well as any additional information which the Contractor obtains from any consumer surveys conducted during the term of this Agreement. These reports shall be due by the 15<sup>th</sup> of the month following the end of each quarter and mailed to the Administrative Projects Coordinator's attention at 3620 Fletch Haven Drive, Tarpon Springs, FL 34688.



**15. Independent Contractor Status and Compliance with the Immigration Reform and Control Act of 1986:**

The Contractor is and shall remain an independent contractor and is neither agent, employee, partner, nor joint venturer of County. Contractor acknowledges that it is responsible for complying with the provisions of the Immigration Reform and Control Act of 1986 located at 8 U.S.C. 1324, et. seq., and regulations relating thereto, as either may be amended from time to time. Failure to comply with the above provisions shall be considered a material breach and shall be grounds for immediate termination of the Agreement, at the discretion of the County.

**16. Severability:**

The terms and conditions of this agreement shall be deemed to be severable. Consequently, if any clause, term, or condition hereof shall be held to be illegal or void, such determination shall not affect the validity or legality of the remaining terms and conditions, and notwithstanding any such determination, this agreement shall continue in full force and effect unless the particular clause, term, or condition held to be illegal or void renders the balance of the agreement impossible to perform.

**17. Entire Agreement:**

This agreement, including its corresponding exhibits, contains the entire agreement between the parties. No covenant, condition, or understanding not specifically set forth or referenced herein, whether written or oral, shall be effective to alter the performance or the rights of the parties as stated herein.

**18. Notices:**

Any notice required or permitted to be given hereunder shall be delivered personally or sent by mail with postage pre-paid to the following addresses or to such other places as may be designated by the parties hereto from time to time.

For the Contractor:

Attn: Russell Farrow, Owner / President  
10000 Gandy Boulevard N  
St. Petersburg, Florida 33702

For the County:

Pinellas County – Real Property Division  
509 East Avenue South  
Clearwater, Florida 33756

With a copy to:


Pinellas County – Parks & Conservation Resources  
12520 Ulmerton Road  
Largo, Florida 33774

IN WITNESS WHEREOF, the undersigned have executed this Concession License Agreement on the day and year first written above.

SWEETWATER KAYAKS OUTDOORS LLC

WITNESSES:

  
Print Name: Derick Burgos

By:   
Print Name: Russell Farrow  
Title: President / owner

WITNESSES:

Della Klug  
Print Name: Della Klug

PINELLAS COUNTY, FLORIDA

By:   
Mark S. Woodard, County Administrator


APPROVED AS TO FORM	
OFFICE OF THE COUNTY ATTORNEY	
By:	<u></u>
	Chelsea D. Hardy
Title:	Asst. County Attorney

EXHIBIT A

PINELLAS COUNTY CONCESSION MONTHLY SUMMARY REPORT

CONCESSION NAME: Sweetwater Kayaks Outdoors, LLC

MAKE CHECK PAYABLE TO: Pinellas County Board of County Commissioners (BOCC)

MAIL TO: Pinellas County Parks and Conservation Resources  
Attn: Finance Section  
12520 Ulmerton Road  
Largo, FL 33774

DATE OF REPORT: \_\_\_\_\_

GROSS SALES

PAYMENT DUE TO COUNTY

Rentals \$ \_\_\_\_\_

(25 % of gross sales) \$ \_\_\_\_\_

Merchandise \$ \_\_\_\_\_

(10 % of merchandise sales) \$ \_\_\_\_\_

**Total Gross Sales:** \$ \_\_\_\_\_

**Total Payment Due:** \$ \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Print \_\_\_\_\_

Name: \_\_\_\_\_

Payments must be submitted by the 15<sup>th</sup> of the month.





## EXHIBIT C: EMERGENCY RESPONSE PLAN

1. All staff has a minimum Red Cross First Aid and CPR certification; some have Wilderness First Responder Certification, which will allow to assist victims until help arrives.
2. Contractor shall have Very High Frequency (VHF) radios for staff communication on site, as well as, cell phones.
3. Emergency contact numbers shall be kept in three places on site when we are at the preserve.
4. All staff shall be trained in kayak/canoe/swimmer rescue procedures as well as in towing.
5. Contractor shall keep several copies of emergency contact numbers, as well as, who to contact in what type of incident on hand, in the shop and in the field.
6. Power boat
  - a. There is currently a 16 foot power skiff available for search and rescue purposes.
7. Sea Kayaks
  - a. There are currently three (3) sea kayaks (all weather) kept at the Preserve for search and rescue purposes. They also are the only way to get into some of the Weedon Island areas a guest might be lost in.
8. In thunder storm season, Contractor shall give instructions to customers on what to do if they get caught out in a storm.
9. Contractor shall not allow anyone on the water within 30 minutes of the last lightning strike within eleven (11) miles. Customers shall be aware of such policy while making reservations.

## EXHIBIT D: INSURANCE REQUIREMENTS

- a) Within 10 days of contract award and prior to commencement of work, Proposer shall email certificate that is compliant with the insurance requirements to [CertsOnly-Portland@ebix.com](mailto:CertsOnly-Portland@ebix.com). If certificate received with proposal was a compliant certificate no further action may be necessary. It is imperative that proposer include the unique identifier, which will be supplied by the County's Purchasing Department. The Certificate(s) of Insurance shall be signed by authorized representatives of the insurance companies shown on the Certificate(s). A copy of the endorsement(s) referenced in paragraph 3.(d) for Additional Insured shall be attached to the certificate(s) referenced in this paragraph.
- b) No work shall commence at any project site unless and until the required Certificate(s) of Insurance are received and approved by the County. Approval by the County of any Certificate(s) of Insurance does not constitute verification by the County that the insurance requirements have been satisfied or that the insurance policy shown on the Certificate(s) of Insurance is in compliance with the requirements of the Agreement. County reserves the right to require a certified copy of the entire insurance policy, including endorsement(s), at any time during the RFP and/or contract period.
- c) All policies providing liability coverage(s), other than professional liability and workers compensation policies, obtained by the Proposer and any subcontractors to meet the requirements of the Agreement shall be endorsed to include Pinellas County Board of County Commissioners as an Additional Insured.
- d) If any insurance provided pursuant to the Agreement expires prior to the completion of the Work, renewal Certificate(s) of Insurance and endorsement(s) shall be furnished by the Proposer to the County at least thirty (30) days prior to the expiration date.
- (1) Proposer shall also notify County within twenty-four (24) hours after receipt, of any notices of expiration, cancellation, nonrenewal or adverse material change in coverage received by said Proposer from its insurer. Notice shall be given by certified mail to: Pinellas County, c/o Ebix BPO, PO Box 257, Portland, MI, 48875- 0257; be sure to include your organization's unique identifier, which will be provided upon notice of award. Nothing contained herein shall absolve Proposer of this requirement to provide notice.
- (2) Should the Proposer, at any time, not maintain the insurance coverages required herein, the County may terminate the Agreement, or at its sole discretion may purchase such coverages necessary for the protection of the County and charge the Proposer for such purchase or offset the cost against amounts due to proposer for services completed. The County shall be under no obligation to purchase such insurance, nor shall it be responsible for the coverages purchased or the insurance company or companies used. The decision of the County to purchase such insurance shall in no way be construed to be a waiver of any of its rights under the Agreement.
- f) The County reserves the right, but not the duty, to review and request a copy of the Contractor's most recent annual report or audited financial statement when a self-insured retention (SIR) or deductible exceeds \$50,000.
- g) If subcontracting is allowed under this RFP, the Prime Proposer shall obtain and maintain, at all times during its performance of the Agreement, insurance of the types and in the amounts set forth; and require any subcontractors to obtain and maintain, at all times during its performance of the Agreement, insurance limits as it may apply to the portion of the Work performed by the subcontractor; *but in no event will the insurance limits be less than \$500,000 for Workers' Compensation/Employers' Liability, and \$1,000,000 for General Liability and Auto Liability if required below.*
- (1) All subcontracts between Proposer and its subcontractors shall be in writing. Further, all subcontracts shall (1) require each subcontractor to be bound to Proposer to the same extent Proposer is bound to the County by the terms of the Contract Documents, as those terms may apply to the portion of the Work to be performed by the subcontractor; (2) provide for the assignment of the subcontracts from Proposer to the County at the election of Owner upon termination of the Contract; (3) provide that County will be an additional indemnified party of the subcontract; (4) provide that the County will be an additional insured on all insurance policies required to be provided by the subcontractor except workers compensation and professional liability; (5) provide waiver of subrogation in favor of the County and other insurance terms and/or conditions as outlined below; (6) assign all warranties directly to the County; and (7) identify the County as an intended third-party beneficiary of the subcontract. Proposer shall make available to each proposed subcontractor, prior to the execution of the subcontract, copies of the Contract Documents to which the subcontractor will be bound by this Section C and identify to the subcontractor any terms and conditions of the proposed subcontract which may be at variance with the Contract Documents.



**EXHIBIT D: INSURANCE REQUIREMENTS**

h) Each insurance policy and/or certificate shall include the following terms and/or conditions:

- (1) The Named Insured on the Certificate of Insurance and insurance policy must match the entity's name that responded to the solicitation and/or is signing the agreement with the County. If Proposer is a Joint Venture per Section A. titled Joint Venture of this RFP, Certificate of Insurance and Named Insured must show Joint Venture Legal Entity name and the Joint Venture must comply with the requirements of Section C with regard to limits, terms and conditions, including completed operations coverage.
- (2) Companies issuing the insurance policy, or policies, shall have no recourse against County for payment of premiums or assessments for any deductibles which all are at the sole responsibility and risk of Contractor.
- (3) The term "County" or "Pinellas County" shall include all Authorities, Boards, Bureaus, Commissions, Divisions, Departments, and Constitutional offices of County and individual members, employees thereof in their official capacities, and/or while acting on behalf of Pinellas County.
- (4) The policy clause "Other Insurance" shall not apply to any insurance coverage currently held by County or any such future coverage, or to County's Self-Insured Retentions of whatever nature.
- (5) All policies shall be written on a primary, non-contributory basis.
- (6) Any Certificate(s) of Insurance evidencing coverage provided by a leasing company for either workers compensation or commercial general liability shall have a list of covered employees certified by the leasing company attached to the Certificate(s) of Insurance. The County shall have the right, but not the obligation to determine that the Proposer is only using employees named on such list to perform work for the County. Should employees not named be utilized by Proposer, the County, at its option may stop work without penalty to the County until proof of coverage or removal of the employee by the contractor occurs, or alternatively find the Proposer to be in default and take such other protective measures as necessary.
- (7) Insurance policies, other than Professional Liability, shall include waivers of subrogation in favor of Pinellas County from both the Proposer and subcontractor(s).

i) The minimum insurance requirements and limits for this Agreement, which shall remain in effect throughout its duration and for two (2) years beyond final acceptance for projects with a Completed Operations exposure, are as follows:

(1) Workers' Compensation Insurance

Limits	Florida Statutory
Employers' Liability Limits	
Per Employee	\$ 100,000
Per Employee Disease	\$ 100,000
Policy Limit Disease	\$ 500,000

(2) Commercial General Liability Insurance including, but not limited to, Independent Contractor, Contractual Liability Premises/Operations, Products/Completed Operations, and Personal Injury. There shall be no sexual or physical abuse exclusion.

Limits	
Combined Single Limit Per Occurrence	\$ 1,000,000
Products/Completed Operations Aggregate	\$ 1,000,000
Personal Injury and Advertising Injury General	\$ 1,000,000
Aggregate	\$ 2,000,000

(3) Business Automobile or Trucker's/Garage Liability Insurance covering owned, hired, and non-owned vehicles. If the Proposer does not own any vehicles, then evidence of Hired and Non-owned coverage is sufficient. Coverage shall be on an "occurrence" basis, such insurance to include coverage for loading and unloading hazards, unless Proposer can show that this coverage exists under the Commercial General Liability policy.

Limit	
Combined Single Limit Per Accident	\$ 1,000,000

(4) Watercraft Liability Insurance (or equivalent Protection & Indemnity coverage) with Pollution Liability sub limits and cannot exclude watercraft vessels less than 26' in length or rented or leased vessels less than 26' in length.

Limits	
Each Occurrence	\$ 1,000,000
General Aggregate	\$ 1,000,000

(5) Property Insurance Proposer will be responsible for all damage to its own property, equipment and/or materials.