

Pumpkin Hill Creek

Partnerships and Regional Incentives

Duval County

<i>Year Added to Priority List</i>	<i>1994</i>
<i>Project Acres</i>	<i>20,982</i>
<i>Acquired Acres</i>	<i>14,835</i>
<i>Remaining Project Acres</i>	<i>6,147</i>
<i>2025 Assessed Value of Remaining Acres</i>	<i>\$121,798,517</i>

Purpose for State Acquisition

The Pumpkin Hill Creek project will protect one of the larger areas of natural uplands left in Duval County and will enhance water quality and protection for the Nassau and St. Johns Rivers. The project will support the foundation of an important fishery, protect wading bird rookeries, and provide the public with opportunities for resource-based recreation such as fishing, hunting, hiking and canoeing.

General Description

As a remnant of relatively intact natural communities in the urban landscape of Duval County, the Pumpkin Hill Creek project will protect upland buffers to the Nassau River-St. Johns River Marshes Aquatic Preserve. The Aquatic Preserve (an Outstanding Florida Water) supports a significant commercial and recreational fishery. Besides sandhill, scrubby flatwoods, wet flatwoods and salt marsh, the project contains high quality maritime hammock. It also provides habitat for several rare species and contains two colonial wading bird rookeries, one of which is used by the state and federally threatened wood stork (*Mycteria americana*). Manatee (*Trichechus manatus*) frequent both the St. Johns and Nassau Rivers and move into tidal creeks (such as Hill Creek and Clapboard Creek) adjacent to the project. The cultural resource value of the project is high, as the project contains 14 archaeological sites including the ruins of the early 19th century Fitzpatrick Plantation house.





Florida Natural Areas Inventory (FNAI) Element Occurrence Summary

<u>FNAI Elements</u>	<u>Score</u>
Striped newt	G2/S2
Piping plover	G3/S2
Gopher tortoise	G3/S3
Colonial Wading Bird Colony	G5/SNRB
Worthington's marsh wren	G5T3/S2
<i>Pondspice*</i>	G3/S2
Atlantic salt marsh mink	G5T3/S2
Macgillivray's seaside sparrow	G4T3/S2
Wood stork	G4/S2
Roseate spoonbill	G5/S2
Least tern	G4/S3
Bald eagle	G5/S3

**Plant species are in italics*

Public Use

This project is designated as a state buffer preserve.

Acquisition Planning

1983

In 1983, Duval Audubon Society acquired Cedar Point Sanctuary (7.69 acres).

1993

On December 9, 1993, the Land Acquisition Advisory Council added Pumpkin Hill Creek to the Conservation and Recreational Lands Priority List. This fee simple acquisition [(sponsored by the City of Jacksonville and St. Johns River Water Management District (SJRWMD))] is approximately 6,292 acres consisting of 25 parcels, 12 owners and a taxable value of \$9,383,700. Essential parcels included North Shore (acquired by The Nature Conservancy (TNC) using Cedar Bay Cogeneration Project mitigation funds), Verdie Forest and Penland (acquired jointly with SJRWMD), and Tison and Birchfield (acquired by SJRWMD).

1996

On May 2, 1996, the City of Jacksonville acquired 352 acres to create Cedar Point Preserve.

1997

On March 14, 1997, the Land Acquisition Advisory Council approved a fee simple 635-acre addition (Sample Swamp property) to the project boundary. It was sponsored by the City of Jacksonville and consisted of multiple owners, parcels and a taxable value of \$995,638.





1998

On October 15, 1998, the Land Acquisition and Management Advisory Council designated an additional 1,419 acres as essential including Sample Swamp, City National, Beasley, Wingate and two small connecting parcels.

2000

On October 17, 2000, the Acquisition and Restoration Council (ARC) approved a fee simple 18,995-acre addition to the project boundary. The addition, sponsored by the City of Jacksonville, TNC and the Department of Environmental Protection's (DEP) Office of Resilience and Coastal Protection, consisted of 93 owners, 176 parcels and a taxable value of \$7,624,669.

2002

On December 13, 2002, the North Florida Land Trust (NFLT) acquired Pescatello Island (25.12 acres).

On December 27, 2002, Timucuan Trails Parks Foundation (formerly Preservation North Florida, Inc.) acquired Starratt Road (207.1 acres).

2003

On January 6, 2003, Duval County/City of Jacksonville acquired Betz Tiger Point Preserve (548 acres), of which 517 acres are within the project boundary.

On February 7, 2003, ARC approved a fee simple 73-acre addition to the project boundary. It was sponsored by TNC and consisted of three owners, five parcels and a taxable value of \$399,726.

On December 5, 2003, ARC moved this project to Group A of the 2004 Florida Forever Priority List.

2004

On December 3, 2004, ARC approved a 658.3-acre deletion to the project boundary. The deletion consisted of four parcels with a taxable value of \$541,781. The project was moved to Group B of the 2005 Florida Forever Priority List.

2005

On December 9, 2005, ARC moved this project to Group A of the 2006 Florida Forever Priority List.





2006

On August 11, 2006, ARC approved a fee simple 713-acre addition to the project boundary. It was sponsored by DEP's Division of Recreation and Parks (DRP) in coordination with the City of Jacksonville Preservation Project and consisted of 41 ownerships, 50 parcels and a taxable value of \$4,180,827. DRP will manage the addition (except for 24.75 acres in Component 11, owned by Hughes) which will be managed by the City of Jacksonville. The parcels have been designated as essential.

2011

On December 9, 2011, ARC placed this project in the Partnerships and Regional Incentives category.

On December 20, 2011, NFLT acquired 7.14 acres and created the Big Talbot Island Preserve.

2012

On December 13, 2012, NFLT acquired 442.67 acres in Big Talbot Island Preserve.

2013

On June 3, 2013, the City of Jacksonville acquired Seaton Creek Historic Preserve (857.88 acres), of which 186 acres are within the project boundary.

On September 9, 2013, NFLT acquired Noble Enge Jr. Preserve (410.76 acres) as a donation.

2014

On April 11, 2014, ARC approved the deletion of 888.46 acres from the project.

2015

On March 26, 2015, NFLT acquired 1.23 acres in Big Talbot Island Preserve.

On December 21, 2015, NFLT acquired Nassau River Marshes Preserve (2,586.44 acres), of which 1,163.51 acres are within the project boundary.

2016

On March 3, 2016, NFLT acquired 6.5 acres and created Bogey Creek Preserve.

On April 22, 2016, NFLT acquired 598.51 acres in Big Talbot Island Preserve.

On December 5, 2016, NFLT acquired 6.43 acres in Big Talbot Island Preserve.





2017

On October 5, 2017, NFLT acquired 62.5 acres in Bogey Creek Preserve.

2022

DEP acquired in fee 239.83 acres from The Trust for Public Land that will be managed as part of Pumpkin Hill Creek Preserve State Park.

2023

In October of 2023, ARC voted to amend the project boundary to add two parcels totaling approximately 129 acres in Nassau County.

2024

On January 31, 2024, DEP acquired, in fee, 1,048.80 acres in Duval County from NFLT.

2025

In June 2025, ARC approved the addition of two parcels totaling approximately 7 acres in Duval County to the project boundary.

In August 2025, ARC removed approximately 2,525 acres from the project boundary that were deemed unsuitable for state acquisition.

Coordination

TNC is an intermediary in the project. Resolutions in support of this project include SJRWMD in support of a shared acquisition. SJRWMD, DEP and the City of Jacksonville are acquisition partners.

Management Policy Statement

The primary goals of management of the Pumpkin Hill Creek project are to conserve, protect, manage and/or restore important ecosystems to enhance or protect significant surface water, coastal, recreational, timber, fish or wildlife resources; to provide areas, including recreational trails, for natural resource-based recreation; and to preserve significant archaeological or historical sites.

Manager(s)

DRP, SJRWMD, the City of Jacksonville and the federal government all manage lands within the project boundary.





Management Prospectus

Qualifications for State Designation

The Pumpkin Hill Creek project includes uplands centrally located in the Nassau River-St. Johns River Marshes Aquatic Preserve. The project qualifies as a state buffer preserve because it will protect uplands important to the hydrology of the sensitive tidal marshes of the aquatic preserve.

Conditions Affecting Intensity of Management

Pumpkin Hill Creek Project generally includes lands that are “low-need” tracts, requiring basic resource management and protection.

Management Implementation, Public Access, Site Security and Protection of Infrastructure

Long-range plans for this project will generally be directed toward restoring disturbed areas to (or close to) their original conditions, as well as protecting rare and imperiled species. An all-season burning program will use existing roads, black lines, foam lines and natural breaks to contain fires whenever possible. Infrastructure will be in disturbed areas and will be the minimum needed for management and public access.

Revenue-generating potential

Portions of this project are composed of manageable pinelands that could be used to help offset operational costs. Any estimate of the revenue from the harvest of these pinelands depends upon a detailed assessment of the value of the timber and upon the amount of harvesting that is consistent with protection of natural resources on this project. No revenue is expected to be generated for some years.

Cooperators in management activities

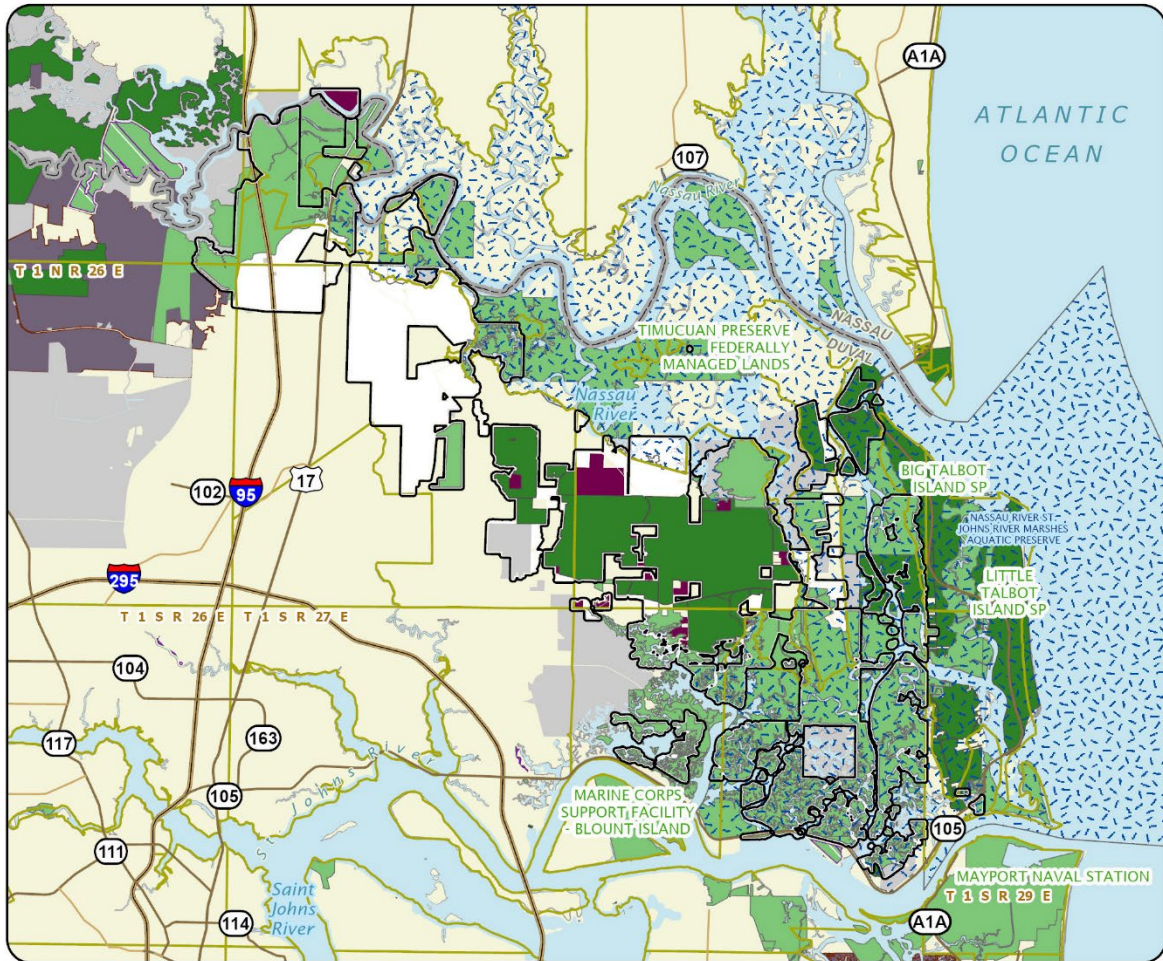
SJRWMD will cooperate in managing the project.

Management Cost Summary

<u>DRP</u>	<u>Startup</u>	<u>Recurring</u>
Source of Funds	CARL/LATF	Not Provided
Salary	\$62,079.65	Not Provided
OPS	\$28,631.85	Not Provided
Expense	\$24,762.68	Not Provided
OCO	\$0	Not Provided
FCO	\$50,000.00	Not Provided
TOTAL	\$165,474.18	Not Provided

Source: Management Prospectus as originally submitted





PUMPKIN HILL CREEK

DUVAL COUNTY

- Florida Forever Project Boundary*
 - Essential Parcels Remaining
 - Other Florida Forever Projects
 - State Conservation Lands
 - Other Conservation Lands
 - Other Public Lands
 - Less-Than-Fee Acquisition
 - State Aquatic Preserve
- *Project boundary has been generalized for map clarity.

