

**ITEM 13:**

Vote on whether to amend the Carr Farm/Price's Scrub Florida Forever project boundary to add three parcels totaling approximately 125 acres in Marion County with a tax assessed market value of \$714,497.

**LOCATION:**

Marion County

**DSL STAFF REMARKS:**

The Green/Carr Trust amendment proposed by the Alachua Conservation Trust, adds three parcels in Marion County totaling approximately 125 acres to the Carr Farm/Price's Scrub Florida Forever project. The property consists of two parcels owned by the Alex Green Trust and one parcel owned by the Thomas Carr Trust. The three parcels have a combined tax assessed value of \$714,497. The properties are proposed for fee simple acquisition.

The properties are adjacent to and within the optimum boundary of Price's Scrub State Park. Both landowners have been contacted and are willing sellers. The Division of Recreation and Parks has confirmed that the parcels would be managed as part of Price's Scrub State Park.

The parcels contain natural communities of scrub, upland mixed woodland, and scrubby flatwoods that provide habitat for critical species such as gopher tortoise, sandhill crane, and Florida black bear. The property would provide additional protection to the state park and allow for expanded recreational opportunities, specifically equestrian trails and greenways.

The proposal meets the criteria to be submitted as a boundary amendment. The parcels total less than 1,000 acres, have a tax assessed value of less than \$2 million, and are less than 10% of the size of the overall project to which it is being added. The proposal area should be designated as essential.

*Project History:*

The Carr Farm/Price's Scrub project in Alachua and Marion counties was approved in 2001. The project includes scrub, upland mixed forest, scrubby flatwoods, wet flatwoods, depression marsh, marsh lake, and a sinkhole lake. This scrub is one of the northernmost examples of the community in peninsular Florida. The project is designed to protect the unique habitats contained in the project, thereby preserving numerous endangered species, and allowing the public opportunities for resource-based recreation.

The Carr Farm/Price's Scrub project includes 1,267 acres with 305 acres remaining and is ranked 31 in the Partnerships and Regional Incentives category on the 2021 Florida Forever Priority List. The tax assessed value for the remaining acres to be acquired in this project per property appraiser information (2019) is \$1,482,440.

*FNAI Review:*

According to the Florida Natural Areas Inventory (FNAI), 100% of the Green/Carr Trust properties contribute to FNAI Habitat Conservation Priorities and Aquifer Recharge. The sites also contribute to Surface Water Protection (99%) and Strategic Habitat Conservation Areas (96%).

**STAFF RECOMMENDATION:**

Vote on the proposed boundary amendment.

**ARC RECOMMENDATION:**

<b>Project</b>	<b>DHR</b>	<b>FFS</b>	<b>Lynetta Griner</b>	<b>FWC</b>	<b>Bill Palmer</b>	<b>Elva Peppers</b>	<b>DEP</b>	<b>Selected</b>
Carr Farm/Price's Scrub: Green/Carr Trust								



To: Deborah Burr, DEP/OES  
 From: Geoffrey Parks, FNAI  
 Date: September 17, 2021  
 Subject: Proposed boundary modification (addition) to Florida Forever BOT  
 Project: **Carr Farm/Price's Scrub** – Green Trust/Carr Tract, Marion  
 County

The primary goals for the Carr Farm/Price's Scrub Florida Forever (FF) Project are to conserve and protect environmentally unique and irreplaceable lands that contain native, relatively unaltered flora and fauna representing a natural area unique to, or scarce within, a region of the state or a larger geographic area. Other goals are to conserve and protect significant habitat for several rare species, to provide areas, including recreational trails, for natural-resource-based recreation; and to preserve significant archaeological or historical sites. The current project includes 1,267 acres, of which 962 acres have been acquired. The proposed addition aims to help accomplish the project goals.

The Green Trust/Carr Tracts encompass 123 acres under two ownerships in northwest Marion County, which are offered for fee-simple acquisition. These properties adjoin Price's Scrub State Park for approximately 0.2 miles along their eastern edge, and are within the park's optimum boundary. Additional nearby managed areas include the Franklin Crates property (0.8 miles to the north), Tusawilla Prairie Preserve (1.25 miles northeast), Barr Hammock Preserve (1.4 miles northwest), and Paynes Prairie Preserve State Park (2 miles to the north).

The property spans a considerable breadth of elevation, rising from approximately 150 feet above sea level at its western edge to over 190 feet at its northeastern corner. Vegetation consists of approximately 117 acres of forested uplands, with the remainder made up of wetlands. Upland natural communities include 14 acres of high-quality upland hardwood forest, as well as mesic hammock and upland mixed woodland; additional uplands are described as successional hardwood forest. The relative extent of these different cover types is difficult to determine due to their similar appearance on aerial photos. Wetlands on the property include a small sinkhole lake, 3 areas of basin marsh, and a basin swamp that extends onto the property from Price's Scrub State Park.

The FNAI database contains only one record of rare species on site, the Florida black bear (*Ursus americanus floridanus*, G5T4/S4, N, N), based on its being considered common regionally by the FWC. Additional species reported by the applicant on the property are *Matelea floridana* (G2/S2, N, SE), gopher tortoise (*Gopherus polyphemus*; G3/S3, C, ST), bald eagle (*Haliaeetus erythrocephalus*, G5/S3, N, N) and Florida panther (*Puma concolor coryi*; G5T1, S1, E, FE). Additional rare or listed species occur in the general vicinity and could be documented onsite with additional survey effort.

The Florida Forever Measures Evaluation (FFME) at the end of this memo is based on the Florida Forever Conservation Needs Assessment developed by FNAI. The data used in that analysis represent a standardized, statewide perspective of natural community distributions based primarily on data from the Cooperative Land Cover Map. The proposed addition contributes substantially (by percent of site, not total acreage) to protection of Strategic Habitat Conservation Areas, FNAI Habitat Conservation Priorities, Surface Water Protection, and Aquifer Recharge.

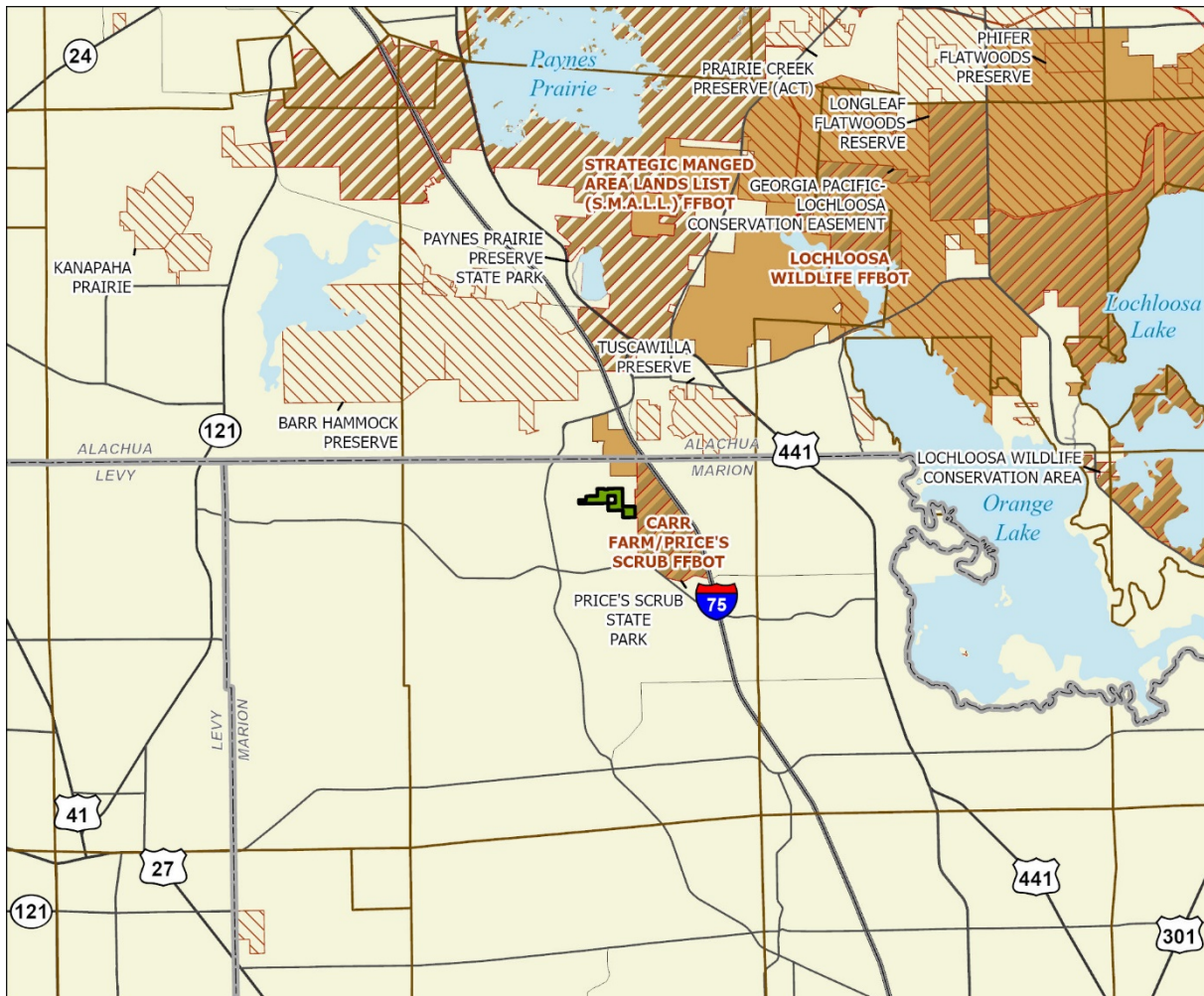
Carr Farm/Price's Scrub Addition (Green Trust/Carr Tract): Florida Forever Measure Evaluation 20210918

GIS ACRES = 123

MEASURES	Resource Acres <sup>a</sup>	% of project
<b>B1: Strategic Habitat Conservation Areas</b>		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	117	96%
Priority 4	0	0%
Priority 5	1	< 1%
Total Acres	118	96%
<b>B2: FNAI Habitat Conservation Priorities</b>		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	0	0%
Priority 4	1	< 1%
Priority 5	121	99%
Priority 6	0	0%
Total Acres	122	100%
<b>B3: Ecological Greenways</b>		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	0	0%
Priority 4	0	0%
Priority 5	0	0%
Total Acres	0	0%
<b>B4: Under-represented Natural Communities</b>		
Upland Glade (G1)	0	0%
Pine Rockland (G1)	0	0%
Scrub and Scrubby Flatwoods (G2)	0	0%
Rockland Hammock (G2)	0	0%
Dry Prairie (G2)	0	0%
Seepage Slope (G2)	0	0%
Sandhill (G3)	0	0%
Sandhill Upland Lake (G3)	0	0%
Upland Pine (G3)	0	0%
Mesic/Wet Flatwoods (G4)	0	0%
Upland Hardwood Forest (G5)	<1	< 1%
Total Acres	<1	< 1%
<b>B6: Occurrences of FNAI Tracked Species</b>		
G1	0	
G2	0	
G3	0	
G4	1	
G5	0	
Total	1	
<b>C4: Natural Floodplain Function</b>		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	0	0%
Priority 4	0	0%
Priority 5	0	0%
Priority 6	0	0%
Total Acres	0	0%

MEASURES (continued)	Resource Acres <sup>a</sup>	% of project
<b>C5: Surface Water Protection</b>		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	0	0%
Priority 4	24	20%
Priority 5	0	0%
Priority 6	97	79%
Priority 7	0	0%
Total Acres	121	99%
<b>C7: Fragile Coastal Resources</b>		
Fragile Coastal Uplands	0	0%
Imperiled Coastal Lakes	0	0%
Coastal Wetlands	0	0%
Total Acres	0	0%
<b>C8: Functional Wetlands</b>		
Priority 1	0	0%
Priority 2	8	6%
Priority 3	0	0%
Priority 4	0	0%
Priority 5	0	0%
Priority 6	0	0%
Total Acres	8	6%
<b>D3: Aquifer Recharge</b>		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	16	13%
Priority 4	64	52%
Priority 5	43	35%
Priority 6	0	0%
Total Acres	123	100%
<b>E2: Recreational Trails (miles)</b> <small>(prioritized trail opportunities from Office of Greenways and Trails &amp; Univ. Florida)</small>		
Land Trail Priorities	0.0	
Land Trail Opportunities	0.0	
Total Miles	0.0	
<b>F2: Arch. &amp; Historical Sites (number)</b> 0 sites		
<b>G1: Sustainable Forestry</b>		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	10	8%
Priority 4	0	0%
Priority 5 - Potential Pinelands	0	0%
Total Acres	10	8%
<b>G3: Forestland for Recharge</b> 0 0%		

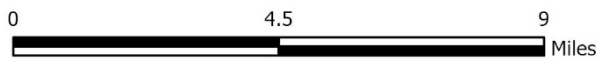
<sup>a</sup>Acres of each resource in the project and percentage of project represented by each resource are listed except where noted. This analysis converts site boundary into pixels, which causes slight differences from GIS acres; this effect is most noticeable on small sites.



**CARR FARM/PRICE'S SCRUB PROPOSED ADDITION**

**MARION COUNTY**

- Proposed Florida Forever BOT Proposal
- Florida Forever BOT Projects
- State Owned Lands
- Other Conservation Lands

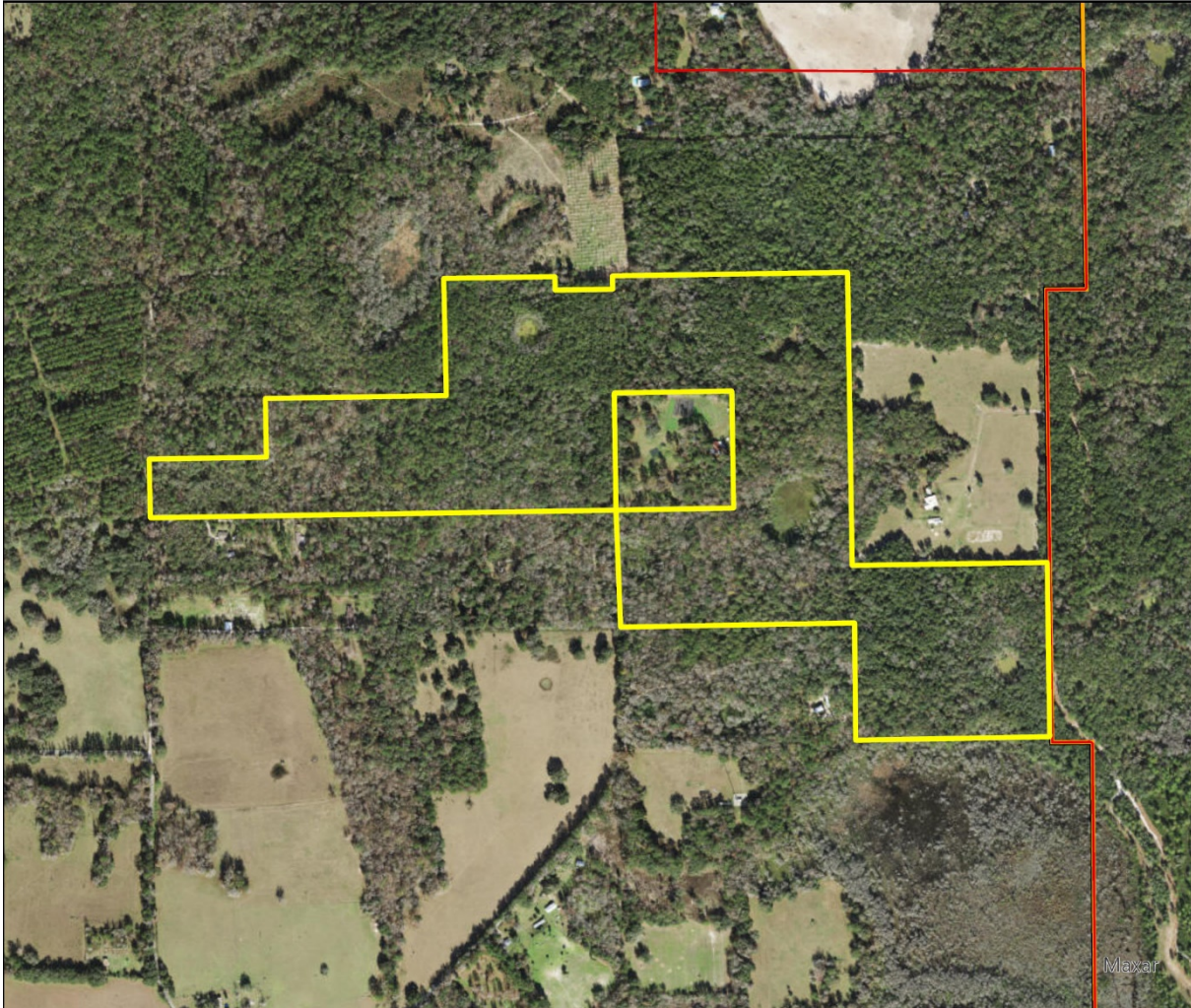


SEPTEMBER 2021



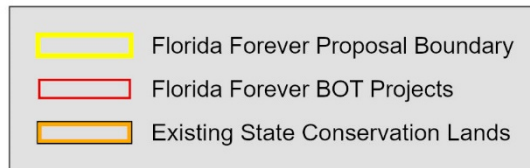
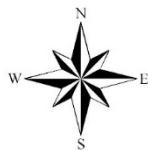
## Carr Farm/Price's Scrub Proposed Addition

FLORIDA FOREVER BOARD OF TRUSTEES PROJECT PROPOSAL BOUNDARY AS OF AUGUST 2021



Map Produced by: N. Pasco, August 2021

Background: World Imagery Resolution = 0.3 meter



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