

**ITEM 3: Consider the July 27, 2021 and December 7, 2021 Meeting Summaries**

**Chair**

**STAFF RECOMMENDATION:** Approve the July 27, 2021 and December 7, 2021, Meeting Summaries

**FCT GOVERNING BOARD ACTION: MOTION AND VOTE**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- DEFER**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**Motion by:** Noah Valenstein

**Second by:** Greg Jones

**FLORIDA COMMUNITIES TRUST GOVERNING BOARD  
RANKING & SELECTION MEETING SUMMARY  
JULY 27, 2021**

**MEMBERS PRESENT**

Callie DeHaven, Director, Division of State Lands, Chair (in-person); Greg Jones, Deborah Denys, Frank Mingo (virtual via GoToWebinar).

**OTHERS PRESENT**

Rebecca Wood (Program Manager)  
Linda Reeves (Operations Manager)  
Lois LaSeur (Senior Attorney)  
Marjorie Karter (Bureau of Real Estate Services)  
William McMahon (Planner, Region 1)  
Bill Bibby (Planner, Region 2)  
Rita Ventry (Planner, Region 3)  
Andrew Fleener (Assistant Director of State Lands)  
Jay Scott (Chief of DSL's Bureau of Appraisal)

**VIRTUAL VIA GOTOWEBINAR**

Tammy Odierna, Pasco County; Ryan Mauch, St. Johns County; Vince Gizzi, City of Dunedin, Mr. Duggan Cooley, CEO of the Pinellas Community Foundation; Mr. Paul Cozzie, Pinellas County; Mr. Todd DeAngelis, City of Parkland; Mike Middlebrook, St. Lucie County; Rafael Casals, Town of Cutler Bay; Amy Jewel, City of Mount Dora; Stephanie Holtkamp, City of St Cloud; Michael O'Dell, Village of Wellington; Kurt Gremley, Hillsborough County.

**CALL TO ORDER**

Chair DeHaven called the July 27, 2021, meeting of the Florida Communities Trust Governing Board to order at 10:00 AM.

**WELCOME AND INTRODUCTIONS**

Chair DeHaven welcomed those present and introduced the Board members and FCT Staff. Chair DeHaven recognized a quorum was present. Linda Reeves followed with the presentation of Meeting Instructions.

## **INFORMATIONAL ITEM**

### **Item 1: Meeting Parameters**

Bill Bibby presented the Meeting parameters, detailing the proper procedure for this meeting.

**No comments or discussion.**

## **ACTION ITEMS**

### **Item 2: Application and Evaluation Report Review, Application Scoring Consideration, Ranking and Selection of Projects for Funding, and Contingent Funding.**

Presentation by FCT Staff. Bill Bibby presented the first five projects, followed by William McMahon presenting the next five, and Rita Ventry presenting the final six.

### **PROJECT 20-001-FF21, GRACE AND TRUTH CORRIDOR CAPSTONE.** **APPLICANT- PASCO COUNTY**

Project introduced by Bill Bibby. Applicant presentation for project excellence by Ms. Tammy Odierna, Acquisition Coordinator for Pasco County Parks, Recreation and Natural Resources Department.

**Greg Jones made a comment directed at new Board Members in terms of what he looks at when awarding excellence points. There were no further comments or questions.**

**Motion by: Greg Jones to accept staff recommended score of 138 points plus 6 project excellence points (144).**

**Second by: Frank Mingo.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-002-FF21, WEST KLOSTERMAN PRESERVE. APPLICANT- WK PRESERVATION GROUP INC.**

Project introduced by Bill Bibby. Application was withdrawn by the applicant.

**PROJECT 20-003-FF21, McCULLOUGH CREEK CONSERVATION AREA. APPLICANT- ST. JOHNS COUNTY**

Project introduced by Bill Bibby. Applicant presentation by Mr. Ryan Mauch, Environmental Supervisor for St. Johns County. Mr. Mauch first presented the County's objections to the preliminary staff score.

**There was a comment by Greg Jones in which he stated his appreciation of staff diligence in the grading of these applications, and that he typically defers to the staff recommendation in terms of objections when they are considered. He further clarified that comment was directed towards Mr. Mauch so that he may understand his reasoning behind the motion to uphold the staff recommended score.**

Motion by: **Greg Jones to accept staff recommended score of 114 points.**

Second by: **Frank Mingo.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

Mr. Mauch then presented to the Board on project excellence.

**Greg Jones asked about the property that runs between the two parcels. Mr. Mauch said this property is an Army Corps of Engineers Conservation Easement. Once contiguousness was established, Greg Jones thanked Mr. Mauch for his answer.**

Motion by: **Chair DeHaven to accept staff recommended score of 114 points.**

Second by: **Frank Mingo.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-004-FF21, GLADYS DOUGLAS HACKWORTH PROPERTY ACQUISITION.**  
**APPLICANTS- CITY OF DUNEDIN AND PINELLAS COUNTY**

Project introduced by Bill Bibby. Applicant presentation for project excellence by Mr. Vince Gizzi, Recreation Director for the City of Dunedin, Mr. Duggan Cooley, CEO of the Pinellas Community Foundation and Mr. Paul Cozzie, Director of Pinellas County Parks and Conservation Resources.

**Chair DeHaven made a comment that she was pleased to see all of the letters of support and the legislative intent aspect of this application.**

**Greg Jones made a comment acknowledging the individual donations, the natural resources located within the site, as well as the regional coordination. Greg says it has hit every parameter for the intent of this program.**

**Motion by: Greg Jones to accept staff recommended score of 152 points plus 10 project excellence points (162).**

**Second by: Deborah Denys.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-005-FF21, 36 ACRE PARK.**  
**APPLICANT- CITY OF PARKLAND**

Project introduced by Bill Bibby. Applicant presentation for project excellence by Mr. Todd DeAngelis, Communications Director and Public Information Officer for the City of Parkland.

**Greg Jones had a question regarding the Comprehensive Plan and a policy as it relates to City in providing, at a minimum, 5 acres of park recreation and open space per 1,000 of the City's population – how has the City worked to enforce this policy? The City Manager for Parkland, Nancy Morando, stated this Park behind their application is mandatory in upholding this City policy. The City Manager said there was very little open space available to conserve. No further questions.**

**Motion by: Greg Jones to accept staff recommended score of 130 points plus 5 project excellence points (135).**

**Second by: Frank Mingo.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-006-FF21, SAVANNAS GREENWAY TRAILHEAD.**  
**APPLICANT- ST. LUCIE COUNTY**

Project introduced by William McMahan. Applicant presentation for project excellence by Mr. Mike Middlebrook, Assistant Director of the Environmental Resources Department, St. Lucie County.

**No comments or questions.**

**Motion by: Callie DeHaven to accept staff recommended score of 128 points.**

**Second by: Frank Mingo.**

**Mr. Middlebrook asked for clarification as to whether the vote was including project excellence points. Chair DeHaven clarified that there was no motion for the**

awarding of project excellence points. Mr. Middlebrook thanked Chair DeHaven. There were no further questions.

The motion passed unanimously.

- APPROVE
- APPROVE WITH MODIFICATIONS:
- WITHDRAW
- NOT APPROVE
- OTHER:

**PROJECT 20-007-FF21, RESILIENCY PARK.**  
**APPLICANT- VILLAGE OF KEY BISCAYNE**

Project introduced by William McMahon. There was no applicant presentation for project excellence.

**No comments or questions.**

Motion by: **Greg Jones to accept staff recommended score of 110 points.**

Second by: **Frank Mingo.**

**No comments or questions.**

The motion passed unanimously.

- APPROVE
- APPROVE WITH MODIFICATIONS:
- WITHDRAW
- NOT APPROVE
- OTHER:

**PROJECT 20-008-FF21, BUFFER LAND ACQUISITION.**  
**APPLICANT- TOWN OF CUTLER BAY**

Project introduced by William McMahon. Applicant presentation for project excellence by Mr. Rafael Casals, Town Manager for the Town of Cutler Bay.

**Greg Jones requested to return to the abutting parcels slide. Greg Jones asked about residential parcels represented in the images on Cutler Bay's slideshow, the zoning classification and their relation to the applicant's parcels.**

**Greg Jones thanked Mr. Casals for the clarification in regard to the land uses surrounding the project. No further questions.**

Motion by: **Chair DeHaven to accept staff recommended score of 128 points.**

Second by: **Greg Jones.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-009-FF21, PLANTATION TROPICAL PRESERVE.**  
**APPLICANT- ISLAMORADA, VILLAGE OF ISLANDS**

Project introduced by William McMahon. There was no applicant presentation for project excellence.

**No comments or questions.**

Motion by: **Greg Jones to accept staff recommended score of 61 points.**

Second by: **Frank Mingo.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-010-FF21, LILY STREET PARK ACQUISITION.**  
**APPLICANT- CITY OF ATLANTIC BEACH**



Project introduced by William McMahon, including the amending of the application to remove the development elements from the City's application. William McMahon introduced the new score (76 pts) after the application was re-graded by FCT staff. There was no applicant presentation for project excellence.

**No comments or questions.**

Motion by: **Greg Jones to accept staff recommended score of 76 points.**

Second by: **Frank Mingo.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-011-FF21, FRANK BROWN PARK.**  
**APPLICANT- CITY OF MOUNT DORA**

Project introduced by Rita Ventry. Applicant presentation for project excellence by Ms. Amy Jewel, Leisure Services Director for the City of Mount Dora.

**Greg Jones had a question about stormwater and flooding, and how the City is planning to address future challenges to parks in this regard. Ms. Jewel said the City takes stormwater concerns into consideration, in terms of water relocation. Greg Jones then directed a question to FCT Staff in terms of how the application was graded in regard to stormwater. Rebecca Wood answered Greg Jones, stating the application is graded by the criteria as they [the City] answer it. Greg then asked a further question about the rest of the parks the City owns and manages. Are there any other parks being considered in the Historic Northeast Community? Ms. Jewel answered that this park would meet the City's need of two more acres of open space. It would further meet the needs of the recreational aspects of the City's Comprehensive Plan. Greg Jones thanked Ms. Jewel for her responses. There were no further questions.**

Motion by: **Chair DeHaven to accept staff recommended score of 120 points.**

Second by: **Greg Jones.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-012-FF21, CARTER WOODSON PARK.**  
**APPLICANT- CITY OF OAKLAND PARK**

Project introduced by Rita Ventry. There was no applicant presentation for project excellence.

**No comments or questions.**

Motion by: **Greg Jones to accept staff recommended score of 92 points.**

Second by: **Frank Mingo.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-013-FF21, HASTINGS RANCH.**  
**APPLICANT- CITY OF ST. CLOUD**

Project introduced by Rita Ventry. Applicant presentation for project excellence by Ms. Stephanie Holtkamp, Director of Parks and Recreation for the City of St. Cloud.

**No comments or questions.**

Motion by: **Frank Mingo to accept staff recommended score of 126 points.**

Second by: **Deborah Denys.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-014-FF21, WELLINGTON ENVIRONMENTAL PRESERVE.**  
**APPLICANT- VILLAGE OF WELLINGTON**

Project introduced by Rita Ventry. Applicant presentation for project excellence by Mr. Michael O'Dell, Assistant Director of Planning & Zoning from the Village of Wellington.

**No comments or questions.**

Motion by: **Frank Mingo to accept staff recommended score of 124 points plus 5 project excellence points (129).**

Second by: **Chair DeHaven.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-015-FF21, ROCKY CREEK TRAILS, PHASE TWO.**  
**APPLICANT- HILLSBOROUGH COUNTY**

Project introduced by Rita Ventry. Applicant presentation for project excellence by Mr. Kurt Gremley, Acquisition Manager for The Hillsborough County Environmental Lands Acquisition and Protection Program (ELAPP).

**No comments or questions.**

Motion by: **Greg Jones to accept staff recommended score of 156 points.**

Second by: **Deborah Denys.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**PROJECT 20-016-FF21, NORTH SPRINGS IMPROVEMENT DISTRICT LAND ACQUISITION AND CONSERVATION PROJECT.**

**APPLICANT- NORTH SPRINGS IMPROVEMENT DISTRICT**

Project introduced by Rita Ventry. Applicant presentation by Dr. Paul Indeglia, consultant for the North Springs Improvement District. Dr. Indeglia first presented NSID's objections to the preliminary staff score.

Motion by: **Greg Jones to accept staff recommended score of 122 points.**

Second by: **Deborah Denys.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

Dr. Indeglia then presented to the Board on project excellence.

**No comments or questions.**

Motion by: **Chair DeHaven to accept staff recommended score of 122 points.**

Second by: **Frank Mingo.**

**The motion passed unanimously.**

- APPROVE**

- APPROVE WITH MODIFICATIONS:
- WITHDRAW
- NOT APPROVE
- OTHER:

Chair DeHaven proposed a temporary adjournment so that FCT staff may make calculations for a preliminary ranking list and so that staff may make copies for all attendants.

Motion by: **Greg Jones** to temporarily adjourn for 20 minutes, to reconvene at **12:25PM**.

Second by: **Frank Mingo**.

The motion passed unanimously.

- APPROVE
- APPROVE WITH MODIFICATIONS:
- WITHDRAW
- NOT APPROVE
- OTHER:

### **ADJOURNMENT.**

Chair DeHaven reconvened the meeting at 12:25PM. Everyone in attendance was handed the new preliminary score lists as it was also displayed on the PowerPoint for all in virtual attendance. The new priority list reflected the project excellence points added. Chair DeHaven called for a motion to approve the new PRELIMINARY Priority Funding List for FY 2020-21.

Motion by: **Frank Mingo** to accept the changes and approve the new PRELIMINARY Priority Funding List for FY 2020-21.

Second by: **Greg Jones**.

The motion passed unanimously.

- APPROVE
- APPROVE WITH MODIFICATIONS:
- WITHDRAW
- NOT APPROVE
- OTHER:

**Item 3: Public Comment**

**No comments or questions.**

**ADJOURNMENT**

Motion by: **Greg Jones to adjourn the meeting.**

Second by: **Frank Mingo.**

**No comments or questions.**

**The motion passed unanimously.**

- APPROVE**
- APPROVE WITH MODIFICATIONS:**
- WITHDRAW**
- NOT APPROVE**
- OTHER:**

**Chair DeHaven adjourned the meeting at 12:31PM.**