

MONROE COUNTY COMPREHENSIVE PLAN LAND AUTHORITY
ADVISORY COMMITTEE

November 28, 2018

The Monroe County Comprehensive Plan Land Authority (MCLA) Advisory Committee held a meeting on Wednesday, November 28, 2018 in Suite 104 of the Monroe Regional Service Center (State building) located at 2796 Overseas Highway, Marathon, Florida. The meeting was called to order by Vice Chairman Barbara Neal at 9:10 AM. Present and answering roll call in addition to Vice Chairman Neal were Mitchell Cook and Sandi Williams. Chairman Susan Matthews and Linda Cunningham were absent. Also present were Executive Director Charles Pattison, Senior Property Acquisition Specialist Mark Rosch, Office Manager Dina Gambuzza, and Counsel Ginny Stones.

The first item was additions and deletions to the agenda. There were none.

The next item was approval of the minutes for the October 31, 2018 meeting. Mr. Cook made a motion to approve the minutes as presented and Ms. Williams seconded the motion. There being no objections, the motion carried 3/0.

The next item was approval to add property to the Acquisition List for affordable housing; to purchase the property; and to transfer the property to either the Monroe County Housing Authority or the BOCC for development. Mr. Rosch reviewed the following proposed properties with the Committee.

- a) Block 2, Lot 10, Darios, Big Pine Key (Schulz). The subject property consists of a 5,589 square foot ROGO-exempt lot at 301 County Road on the bay side of Big Pine Key near mile marker 30. The property has a tier designation of Tier 1 – Natural Area, a zoning designation of Improved Subdivision, and disturbed vegetation. Although Comprehensive Plan Policy 601.1.11 typically prohibits the Land Authority from acquiring properties for affordable housing that are located in Tier 1 areas or known, probable, or potentially suitable threatened or endangered species habitat, the County Planning Director has interpreted this policy as not applying to the subject site given that the site was previously developed. Following discussion, Mr. Cook made a motion to approve the item at the purchase price of \$110,000 and Ms. Williams seconded the motion. There being no objections, the motion carried 3/0.
- b) Block 46, Lot 6, Sands, Big Pine Key (Dzurnak). The subject property consists of a 5,000 square foot ROGO-exempt lot at 31059 Avenue G on the bay side of Big Pine Key near mile marker 30. The property has a tier designation of Tier 1 – Natural Area, a zoning designation of Improved Subdivision, and disturbed habitat conditions. There is a mobile home on the property that was substantially damaged during Hurricane Irma that is now uninhabitable. This property is also exempt from Policy 601.1.11, for the reason noted in the previous agenda item. Following discussion, Ms. Williams made a motion to approve the item at the purchase price of \$110,000 with the Seller responsible for removing the damaged structure and debris prior to closing. Mr. Cook seconded the motion. There being no objections, the motion carried 3/0.

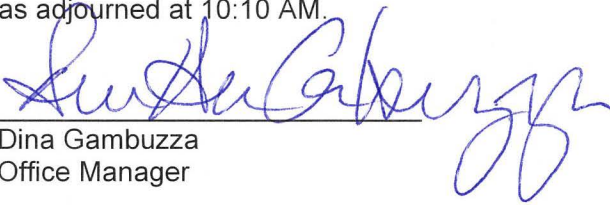
The next item was the Executive Director's report. Mr. Pattison reported on recent events including the following:

- a) The status of MCLA's budget and available funds.

- b) The status of MCLA's partnership with the County on the Less Than Fee program - the BOCC recently approved the first two purchases.
- c) The status of MCLA's partnership with DEP - the State recently closed on the purchase of the north half of the Haggai property on Key Largo and the Martinez property on North Key Largo.
- d) Recent MCLA closing - 30 Sands Roads on Big Pine Key, which could be used to house residents re-located from larger affordable housing redevelopment sites.
- e) Florida Housing Finance Corporation has not yet issued the Request for Applications for the CDBG-DR grant funds for affordable housing site acquisition and construction.
- f) The County is considering using a parcel it owns near the Waldorf Shopping Center on Key Largo as an affordable housing site.
- g) The next meeting is scheduled for Wednesday, December 19, 2018 at 1:30 PM. Mr. Cook, Ms. Neal, and Ms. Williams said they would be available to attend.

The meeting was adjourned at 10:10 AM.

Prepared by:


Dina Gambuzza
Office Manager



Approved by the Advisory Committee on December 19, 2018