

Conservation Collier Initial Criteria Screening Report

North Naples Church



Owner: North Naples United Methodist Church Trust

Acreage: 8.5 ac

Folios: 00349880004

Staff Report Date: November 5, 2025

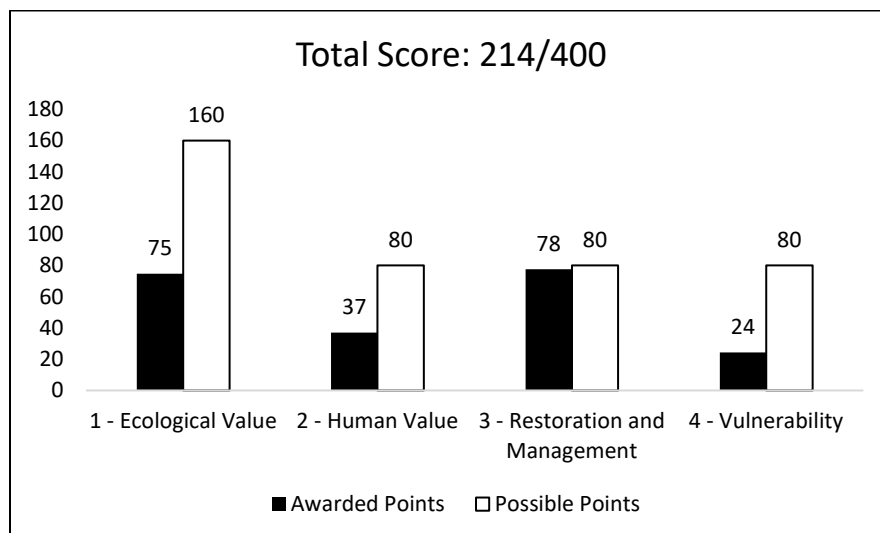


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1. Introduction

The Conservation Collier Program (Program) is an environmentally sensitive land acquisition and management program approved by the Collier County Board of County Commissioners (Board) in 2002 and by Collier County Voters in 2002 and 2006. The Program was active in acquisition between 2003 and 2011, under the terms of the referendum. Between 2011 and 2016, the Program was in management mode. In 2017, the Collier County Board reauthorized Conservation Collier to seek additional lands (2/14/17, Agenda Item 11B). On November 3, 2020, the Collier County electors approved the Conservation Collier Re-establishment referendum with a 76.5% majority.

This Initial Criteria Screening Report (ICSR) has been prepared for the Conservation Collier Program to meet requirements specified in the Conservation Collier Implementation Ordinance, 2002-63, as amended, and for purposes of the Conservation Collier Program. The sole purpose of this report is to provide objective data to demonstrate how properties meet the criteria defined by the ordinance.

The following sections characterize the property location, elaborate on the initial and secondary screening criteria scoring, and describe potential funding sources, appropriate use, site improvements, and estimated management costs.

2. Summary of Property

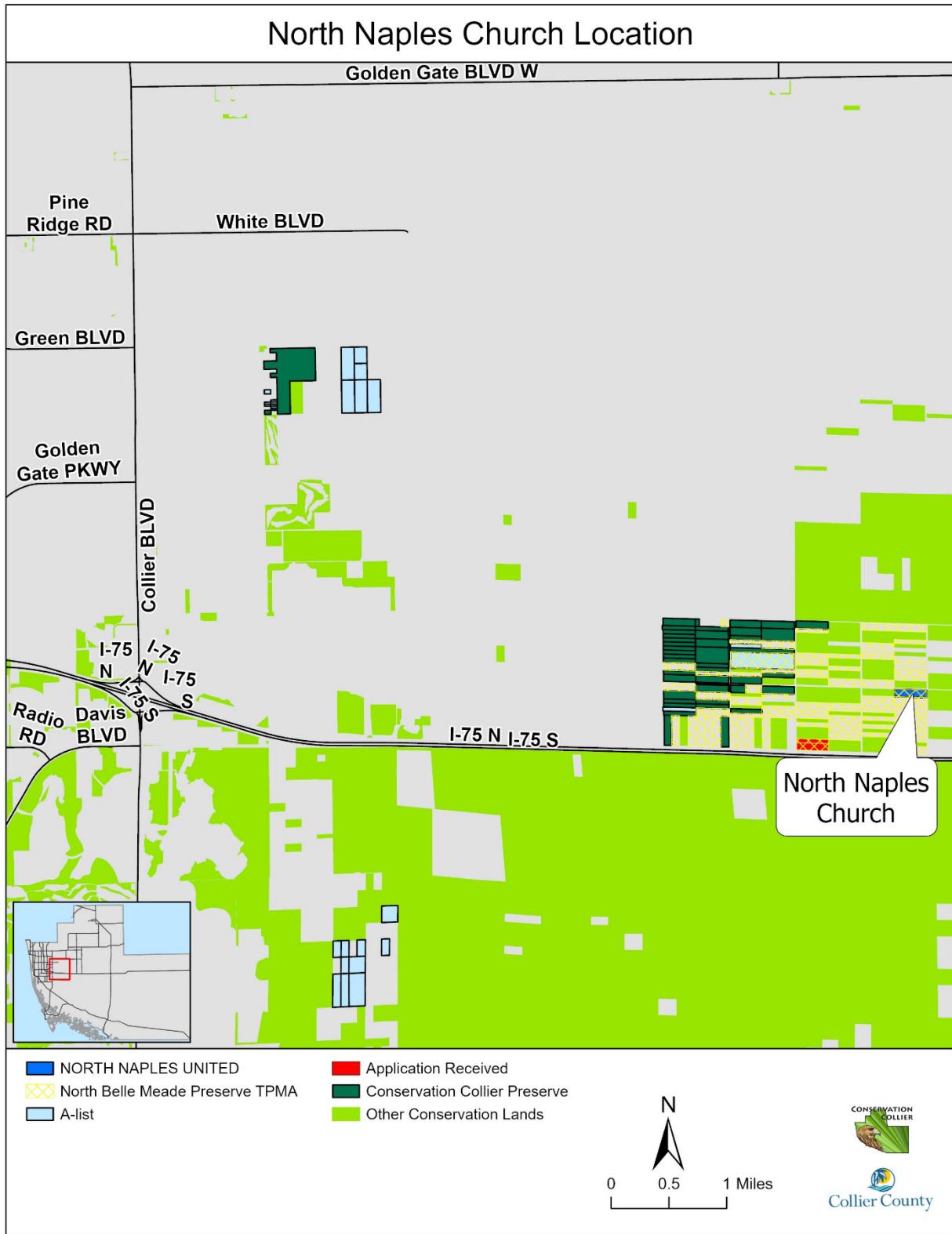


Figure 1 - Parcel Location Overview

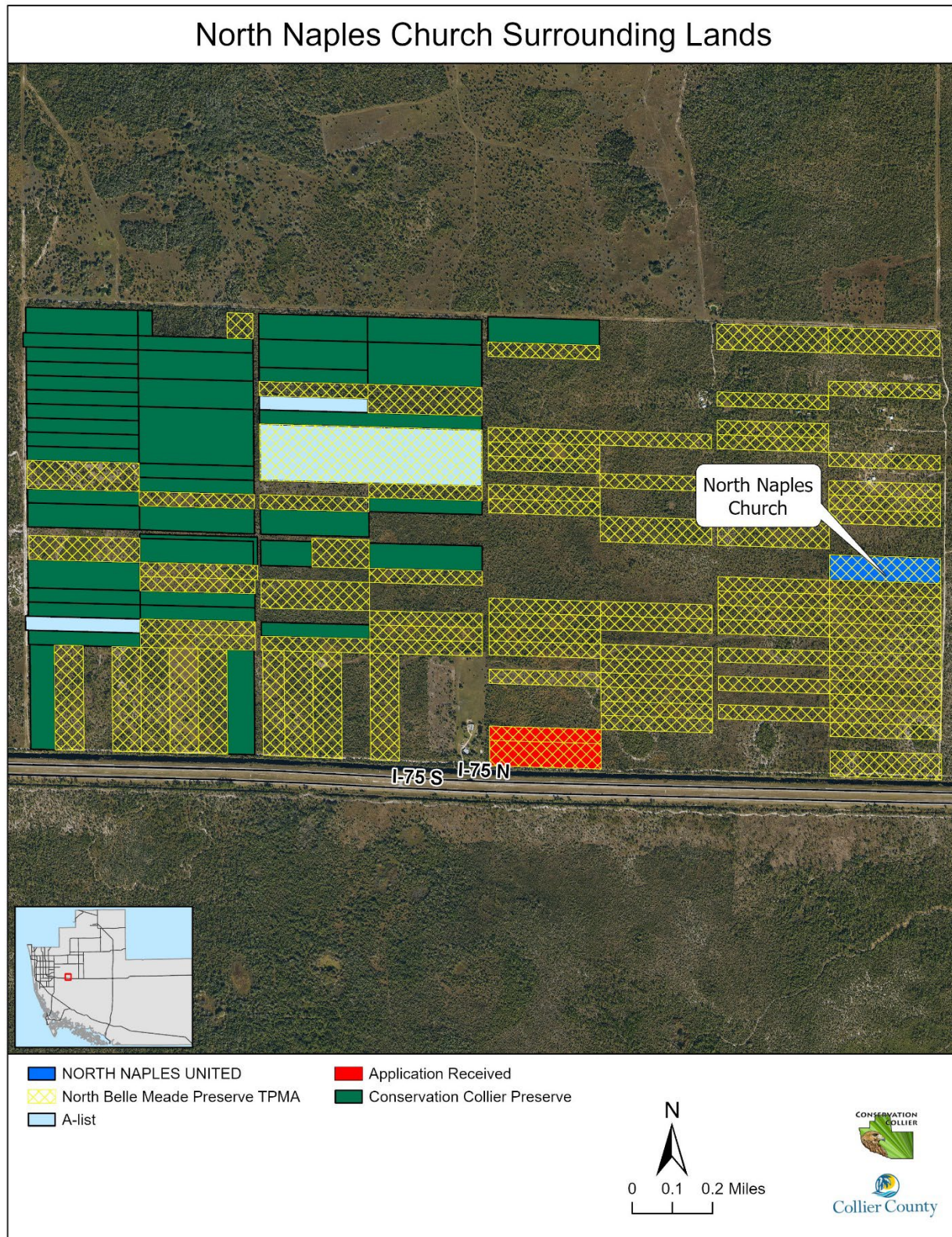


Figure 2 – Surrounding Lands



Figure 3 - Parcel Close-up

2.1 Summary of Property Information

Table 1 – Summary of Property Information

Characteristic	Value	Comments
Name	North Naples Church	North Naples United Methodist Church Trust
Folio Number	00349880004	
Target Protection Area	RFMUD-Sending	Within North Belle Meade TPMA
Size	8.5 acres	
Section, Township, and Range	S34, Twn 49, R27	
Zoning Category/TDRs	A – RFMUD-NRPA-NBMO-Sending	Base Zoning is Agricultural; Sending Lands within Rural Fringe Mixed Use District within a Natural Resource Protection Area and with a North Belle Meade Overlay; Allowable use is 1 residential dwelling per parcel
Existing structures	None	
Adjoining properties and their Uses	Conservation, undeveloped	Private Conservation Easements to the north, west, and east; undeveloped property to the south
Development Plans Submitted	None	
Known Property Irregularities	Old firebreak	An old bulldozer trail exists from E to W through the property that is approx. 60 ft. wide. There is little to no build-up of soil along both sides of the trail. Could be replanted or left to revegetate from surrounding seed sources
Other County Dept Interest	Transportation	Potential Wilson corridor extension – although most likely outside of the project area

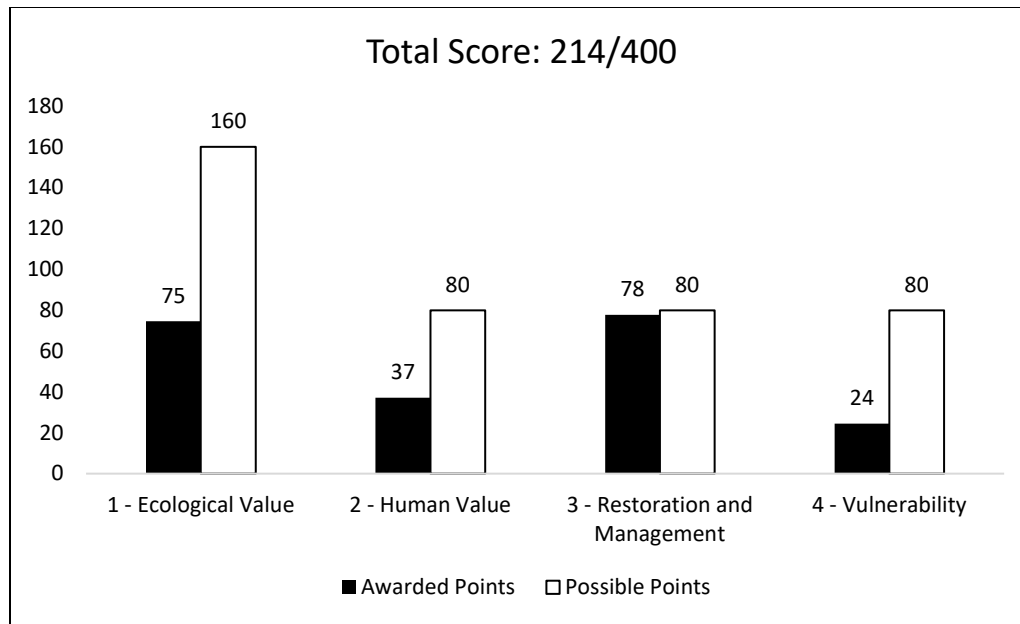


Figure 4 - Secondary Criteria Score

Table 2 - Secondary Criteria Score Summary

Criteria	Awarded Weighted Points	Possible Weighted Points	Awarded/Possible Points
1 - Ecological Value	75	160	47%
1.1 - Vegetative Communities	29	53	55%
1.2 - Wildlife Communities	24	27	90%
1.3 - Water Resources	8	27	30%
1.4 - Ecosystem Connectivity	13	53	25%
2 - Human Values	37	80	46%
2.1 - Recreation	17	34	50%
2.2 - Accessibility	19	34	54%
2.3 - Aesthetics/Cultural Enhancement	1	11	13%
3 - Restoration and Management	78	80	97%
3.1 - Vegetation Management	55	55	100%
3.2 - Remediation and Site Security	23	23	100%
3.3 - Assistance	0	2	0%
4 - Vulnerability	24	80	31%
4.1 - Zoning and Land Use	24	58	42%
4.2 - Development Plans	0	22	0%
Total	214	400	53%

2.2 Summary of Initial Screening Criteria Satisfaction (Ord. 2002-63, as amended, Sec. 12)

Criteria 1: CLIP Priority 1 Natural Community

Does the property contain Upland Hardwood Forest, Scrub, Coastal Upland, Dry Prairie, or Upland Pine? **NO**

Property does not contain CLIP Priority 1 Natural Community.

Criteria 2: CLIP Priority 2 Natural Community

Does the property contain Pine Flatwoods or Coastal Wetlands? **YES**

Property contains Hydric Pine Flatwoods.

Criteria 3: Other Native, Natural Communities

Does the property contain other native, natural communities? **NO**

Property does not contain any other native, natural communities.

Criteria 4: Human Social Values

Does the property offer cultural values, appropriate access for natural resource-based recreation, and the enhancement of the aesthetic setting of Collier County? **NO**

The property is not visible or readily accessible from a public roadway. There is potential access in the future but there is currently no public right of way to access the property. The County Manager's agency and Conservation Collier own parcels to the west.

Criteria 5: Water Resources

Does the property offer opportunities for protection of water resource values, including aquifer recharge, water quality enhancement, protection of wetland dependent species habitat, wildfire risk reduction, storm surge protection, and flood control? **YES**

The property is mapped as containing 100% hydric soils and most likely holds water during the wet season.

Criteria 6: Biological and Ecological Value

Does the property offer significant biological values, including biodiversity and listed species habitat? **YES**

The parcel provides FL panther habitat, FL black bear habitat and potential Big Cypress fox squirrel, and red-cockaded woodpecker habitat.

Criteria 7: Enhancement of Current Conservation Lands

Does the property enhance and/or protect the environmental value of current conservation lands through function as a buffer, ecological link or habitat corridor? **YES**

This property is adjacent to a private conservation easement to the north, east, and west. This property also contributes to an important wildlife corridor connecting species from the Florida Panther Refuge, Golden Gate Rural Estates, Dr. Robert H. Gore III Preserve, as well as the Picayune Strand State Forest and Fakahatchee Strand State Preserve to the south through wildlife underpasses under I-75. Currently there is habitat connectivity between this site and the Conservation Collier Nancy Payton Preserve. This property provides an ecological link to the northern range expansion goals of the Red-Cockaded Woodpecker Recovery Plan.

Criteria 8: Target Area

Is the property within a Board-approved target protection mailing area? **YES**

The North Naples Church property met 5 out of the 8 Initial Screening Criteria.

3. Initial Screening Criteria

3.1 Ecological Values

3.1.1 Vegetative Communities

The vegetative community found on the North Naples Church property is similar to those found on the North Belle Meade Preserve to the west; however, the wildfire that passed through the area several years ago did not cause severe canopy and mid-story mortality within the North Naples Church property, and the hydrology of the area does not appear to have been severely affected by the I-75 canal to the south.

The primary canopy species within the parcel are slash pine (*Pinus elliotti* var. *densa*) and cabbage palm (*Sabal palmetto*). Cabbage palm, Saw palmetto (*Serenoa repens*), and occasional small cypress (*Taxodium* spp.) are present in the midstory. A mix of grasses, sedges, and herbaceous plants are present in the groundcover including sawgrass (*Cladium jamaicense*), wiregrass (*Aristida stricta*).

Invasive plants encountered include primarily melaleuca (*Melaleuca quinquenervia*), in both the midstory and canopy, with cogon grass (*Imperata cylindrica*), torpedo grass (*Panicum repens*), Caesar weed (*Urena lobata*), ear-leaf acacia (*Acacia auriculiformis*), and shrubby false buttonwood (*Spermacoce verticillata*) also observed.

No listed plant species were observed on the property during the site visit.

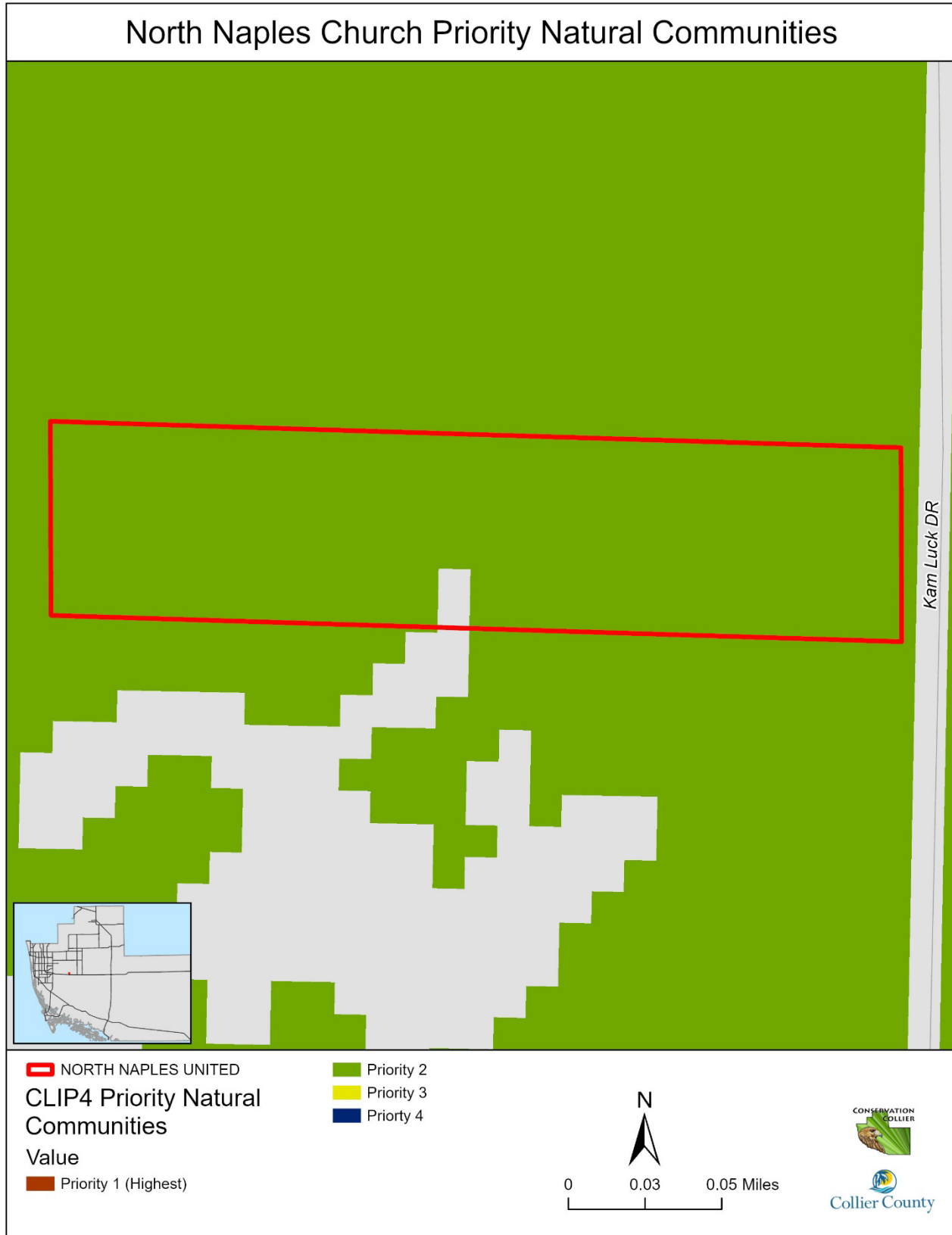


Figure 5 - CLIP4 Priority Natural Communities

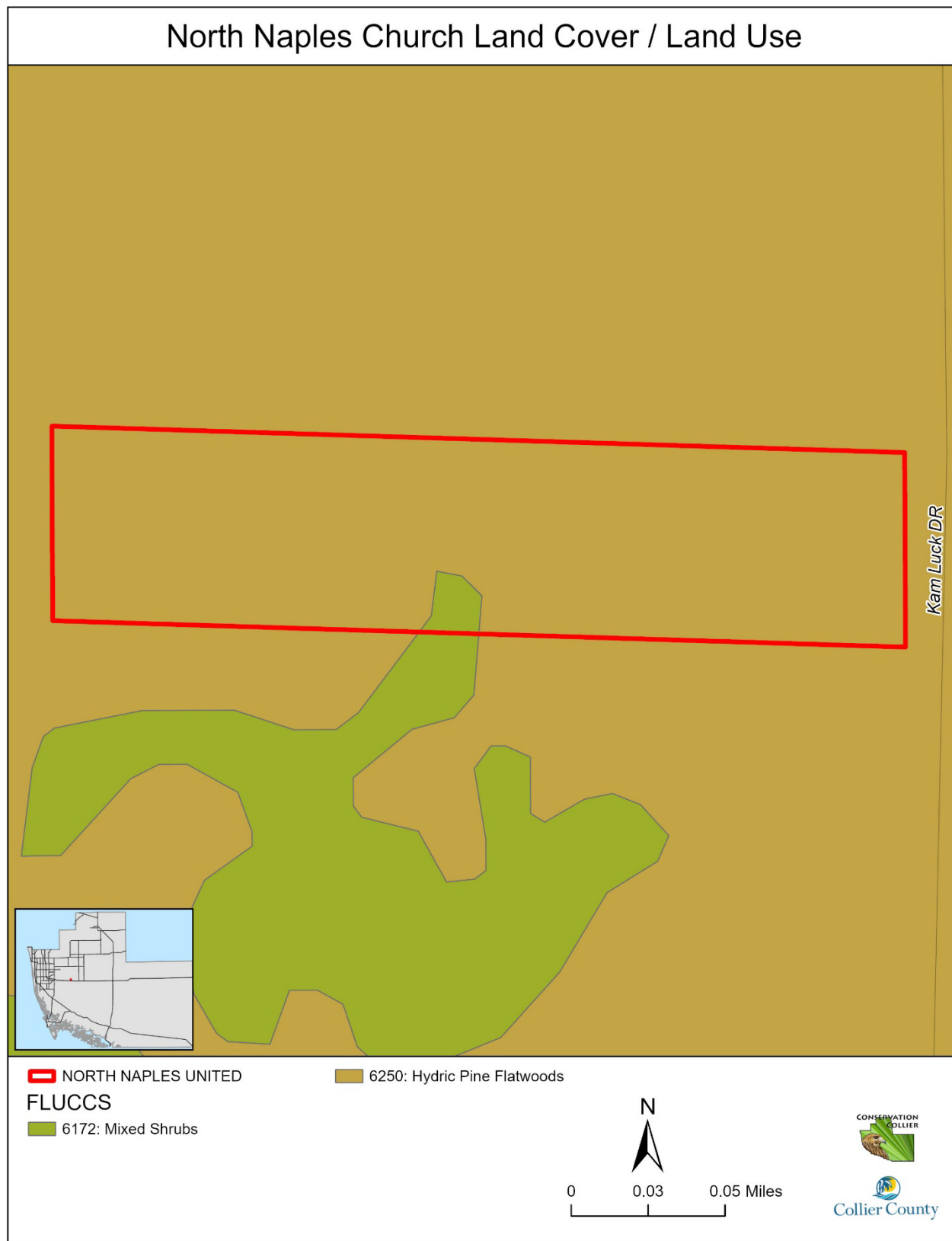


Figure 6 - Florida Cooperative Land Cover Classification System



Figure 7 – Hydric Pine Flatwoods with melaleuca in midstory



Figure 8 – Pine canopy

3.1.2 Wildlife Communities

CLIP4 Species Richness Maps show potential for 3-6 focal species to utilize the properties including federally endangered Florida panther, red-cockaded woodpecker, Florida bonneted bat, and state-threatened Big Cypress fox squirrel. A radio collared panther was tracked on the property in 2017, and panther telemetry from 1986-2020 shows consistent utilization of the surrounding area by radio-collared individuals. FWC panther road mortality data along Interstate 75 indicates there is movement of Florida panther between the site, the surrounding lands and the Picayune Strand State Forest, with the most recent road mortalities occurring in March 2020. The property is included within known historic nesting/foraging habitat for endangered red-cockaded woodpeckers.

Table 3 – Listed Wildlife Detected

Common Name	Scientific Name	State Status	Federal Status	Mode of Detection
Florida Panther	<i>Puma concolor coryi</i>	Endangered	Endangered	FWC Telemetry

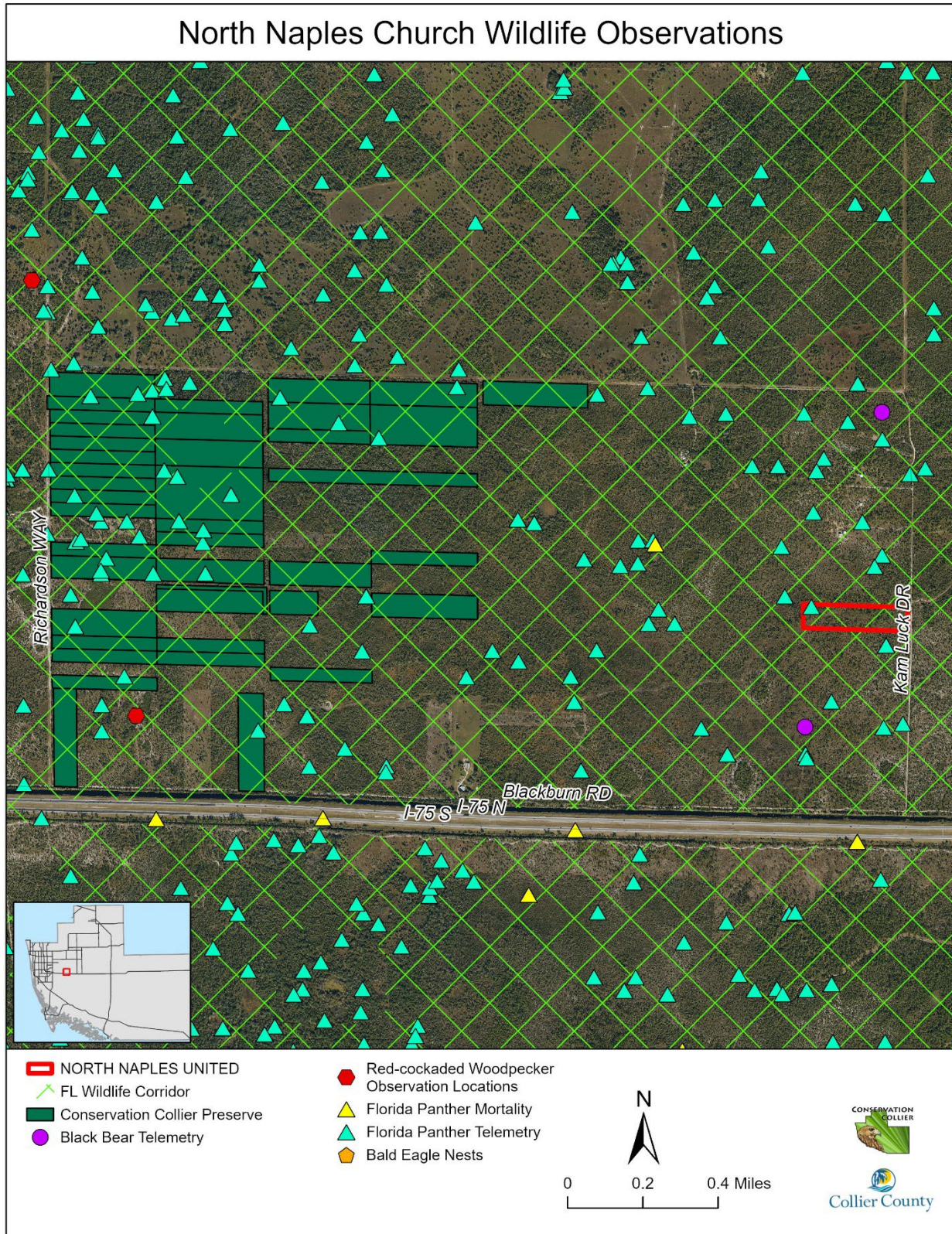


Figure 9 - Wildlife Spatial Data (i.e., telemetry, roosts, etc)

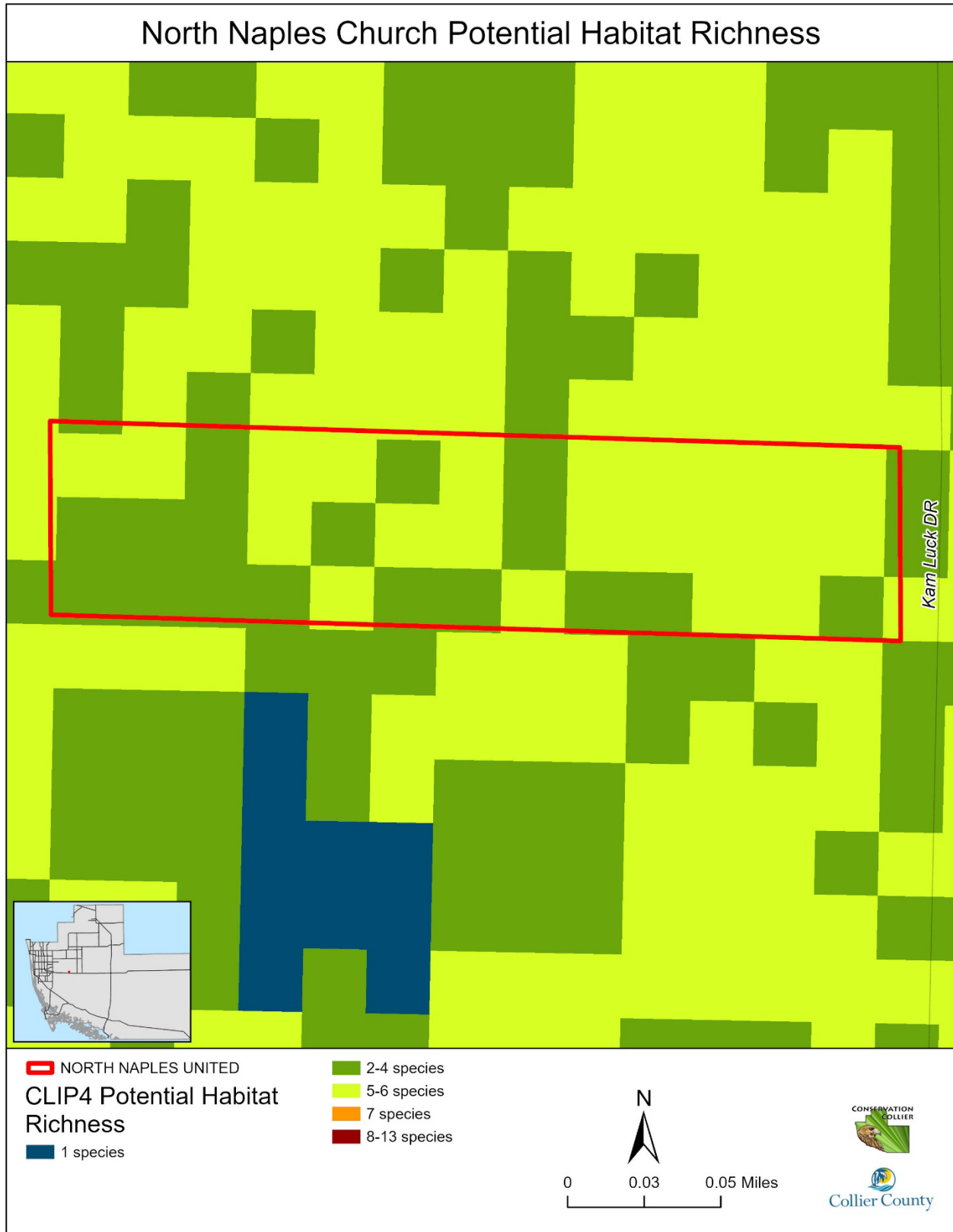


Figure 10 - CLIP4 Potential Habitat Richness

3.1.3 Water Resources

The property holds shallow surface water during the wet season. This provides seasonal habitat for wetland dependent species, especially wading birds. The entire property is mapped as containing the depressional soil, *Pineda fine sand, limestone substratum* which is associated with sloughs and poorly defined drainageways. This parcel does not provide significant aquifer recharge capacity.

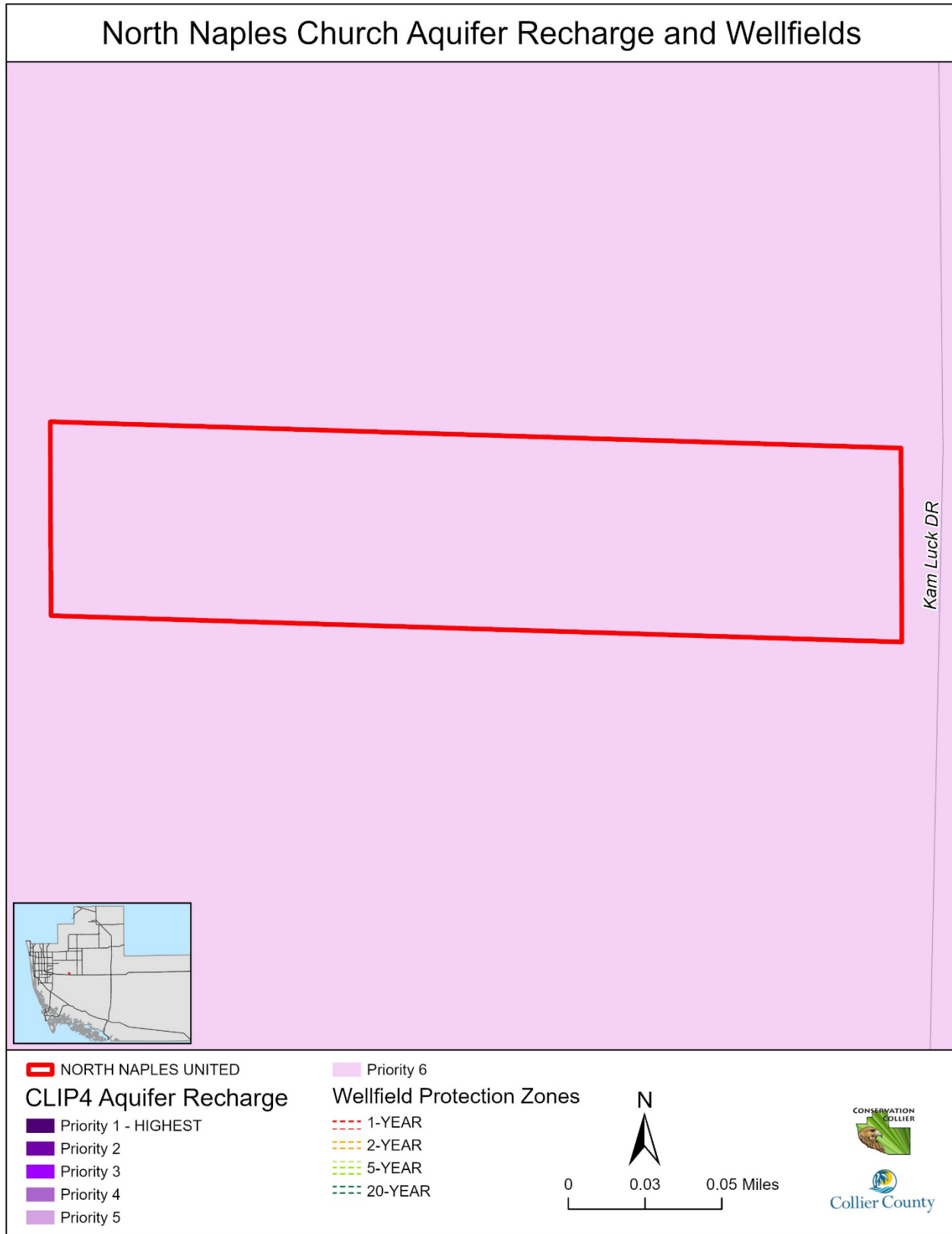


Figure 11 - CLIP Aquifer Recharge Priority and Wellfield Protection Zones

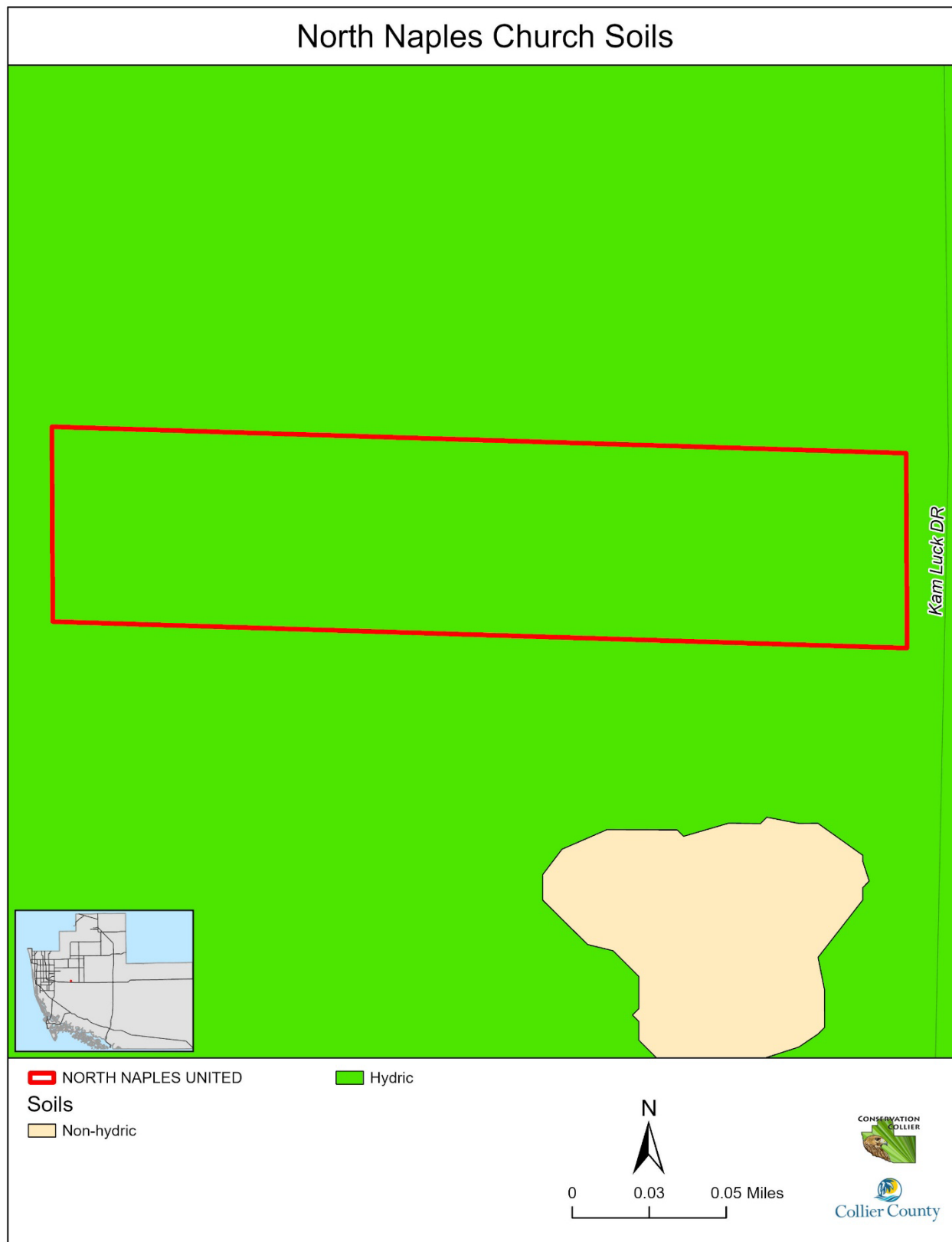


Figure 12 - Collier County Soil Survey

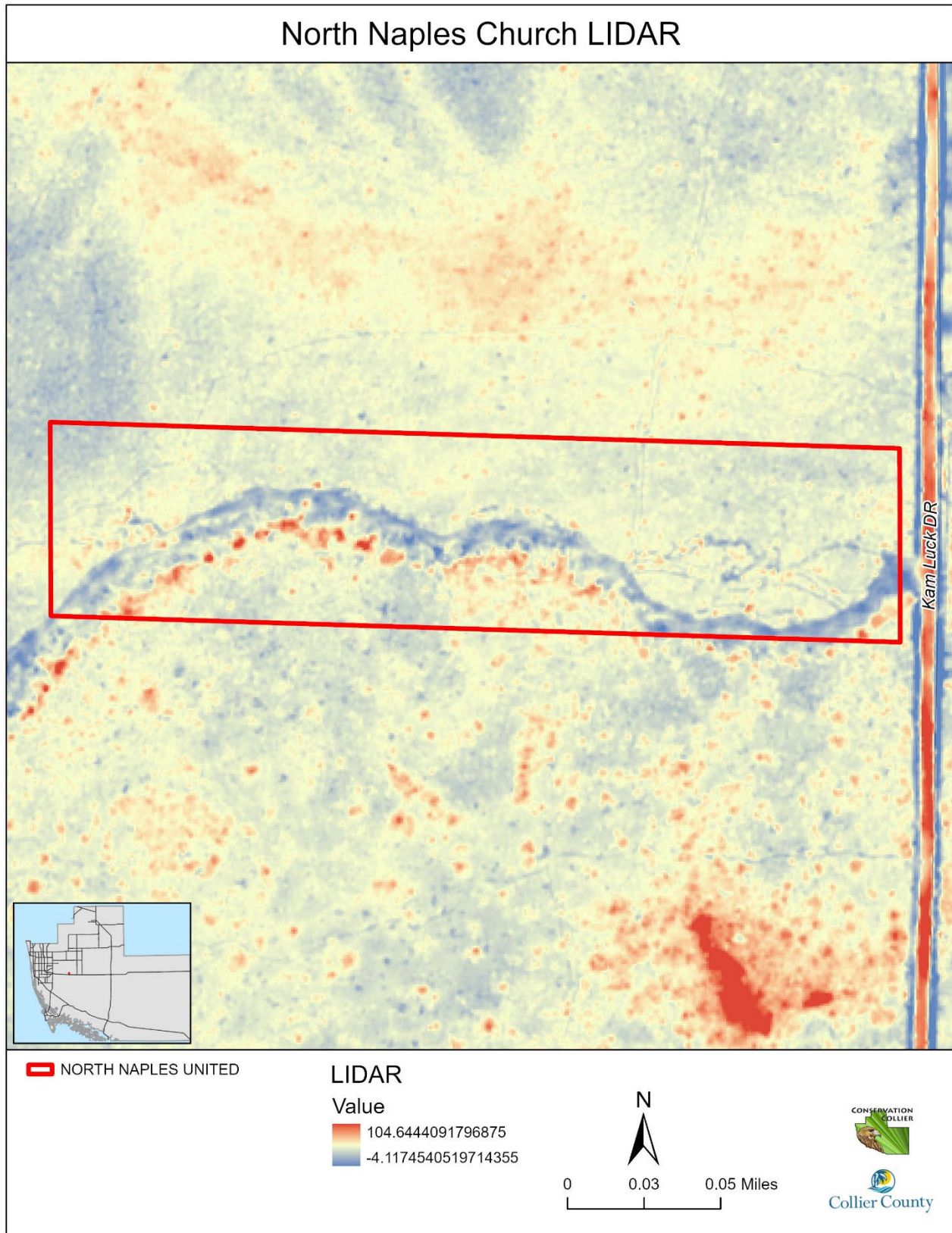


Figure 13 LIDAR Elevation Map

3.1.4 Ecosystem Connectivity

This parcel directly connects to conservation easements to the north, east, and west and to the remaining undeveloped portions of the Golden Gate Estates to the north, east, and west. The conservation easements are held by the US Fish and Wildlife Service for preservation related to the Section 20 Mine and the Estates of Twin Eagles. Telemetry data shows Florida panther use this area to cross between the Nancy Payton Preserve in the Golden Gate Estates and larger conservation areas to the south and the east. This parcel also provides an ecological link to the northern range expansion goals of the Red-Cockaded Woodpecker Recovery Plan. Protecting habitat on both sides of I-75 may provide opportunities to install additional wildlife crossings.



Figure 14 - Conservation Lands

3.2 Human Values

3.2.1 Recreation

This parcel could provide year-round access for recreational activities including but not limited to hunting, horseback riding, and hiking. Hunting and horseback riding would only be feasible if additional surrounding parcels were acquired. The open landscape provides opportunities for wildlife viewing.

3.2.2 Accessibility

The property is accessed through a gate on Blackburn Rd which is closed to the public.

3.2.3 Aesthetic/Cultural Enhancement

This parcel currently provides a good example of mature slash pines.



Figure 15 – View of slash pine canopy on property

3.2 Restoration and Management

3.3.1 Vegetation Management

3.3.1.1 Invasive Vegetation

Invasive vegetation infestation is not terribly high on this parcel, at approximately 15%. There are a few large melaleuca (*Melaleuca quinquenervia*) trees in the west portion of the parcel, and smaller melaleuca exist throughout the midstory. Other invasives present include cogon grass (*Imperata cylindrica*), torpedo grass (*Panicum repens*), Caesar weed (*Urena lobata*), ear-leaf acacia (*Acacia auriculiformis*), and shrubby false buttonwood (*Spermacoce verticillata*).

3.3.1.2 Prescribed Fire

This parcel would benefit from regular prescribed burning. The small size of the parcel limits, but does not bar, the application of prescribed fire. Although native, the high density of cabbage palms creates an obstacle to restoration by overcrowding more desirable species and creating fuel loads that other species cannot tolerate when burned. When occurring at sufficient density, cabbage palms burn at high temperatures that kill the overstory trees. This reduction in canopy cover creates desirable conditions for cabbage palm recruitment which in turn increases intensity of subsequent fires. Cabbage palms will have to be chemically or mechanically thinned and then burned on a short return interval in order to maintain the slash pine canopy. Firebreaks would need to be installed along the west, north, and south boundary lines.

3.3.2 Remediation and Site Security

Invasive species and cabbage palms will need to be controlled. The remoteness of the parcel and existing entrance gate on Blackburn Rd. limits trespass. Most off-road traffic within the surrounding parcels is suspected to be done by those accessing private property; however, there have been reports of poaching on lands to the west in the recent past.

3.3.3 Assistance

Assistance is not predicted.

3.4 Vulnerability

3.4.1 Zoning and Land Use

This parcel is designated as Sending Land in the Rural Fringe Mixed Use Overlay (RFMUO) within a Natural Resource Protection Area (NRPA), with a North Belle Meade Overlay. RFMUO Sending Lands designation allows for 1 dwelling unit per 40 acres, or 1 dwelling unit per parcel if the parcel is under 40 acres. Therefore, one dwelling unit could be developed on the North Naples Church parcel.

LDC section 2.03.08.A provide the description of **Sending Lands**:

RFMU sending lands are those lands that have the highest degree of environmental value and sensitivity and generally include significant wetlands, uplands, and habitat for listed species. RFMU sending lands are the principal target for preservation and conservation. Density may be transferred from RFMU sending lands as provided in section 2.03.07 D.4.c. All NRPAs within the RFMU district are also RFMU sending lands.

LDC section 2.03.08.B provide the description of **NRPAs**:

The purpose and intent of the Natural Resource Protection Area Overlay District (NRPA) is to: protect endangered or potentially endangered species by directing incompatible land uses away from their habitats; to identify large, connected, intact, and relatively unfragmented habitats, which may be important for these listed species; and to support State and Federal agencies' efforts to protect endangered or potentially endangered species and their habitats. NRPAs may include major wetland systems and regional flow-ways. **These lands generally should be the focus of any federal, state, County, or private acquisition efforts.** Accordingly, allowable land uses, vegetation preservation standards, development standards, and listed species protection criteria within NRPAs set forth herein are more restrictive than would otherwise be permitted in the underlying zoning district and shall to be applicable in addition to any standards that apply tin the underlying zoning district.

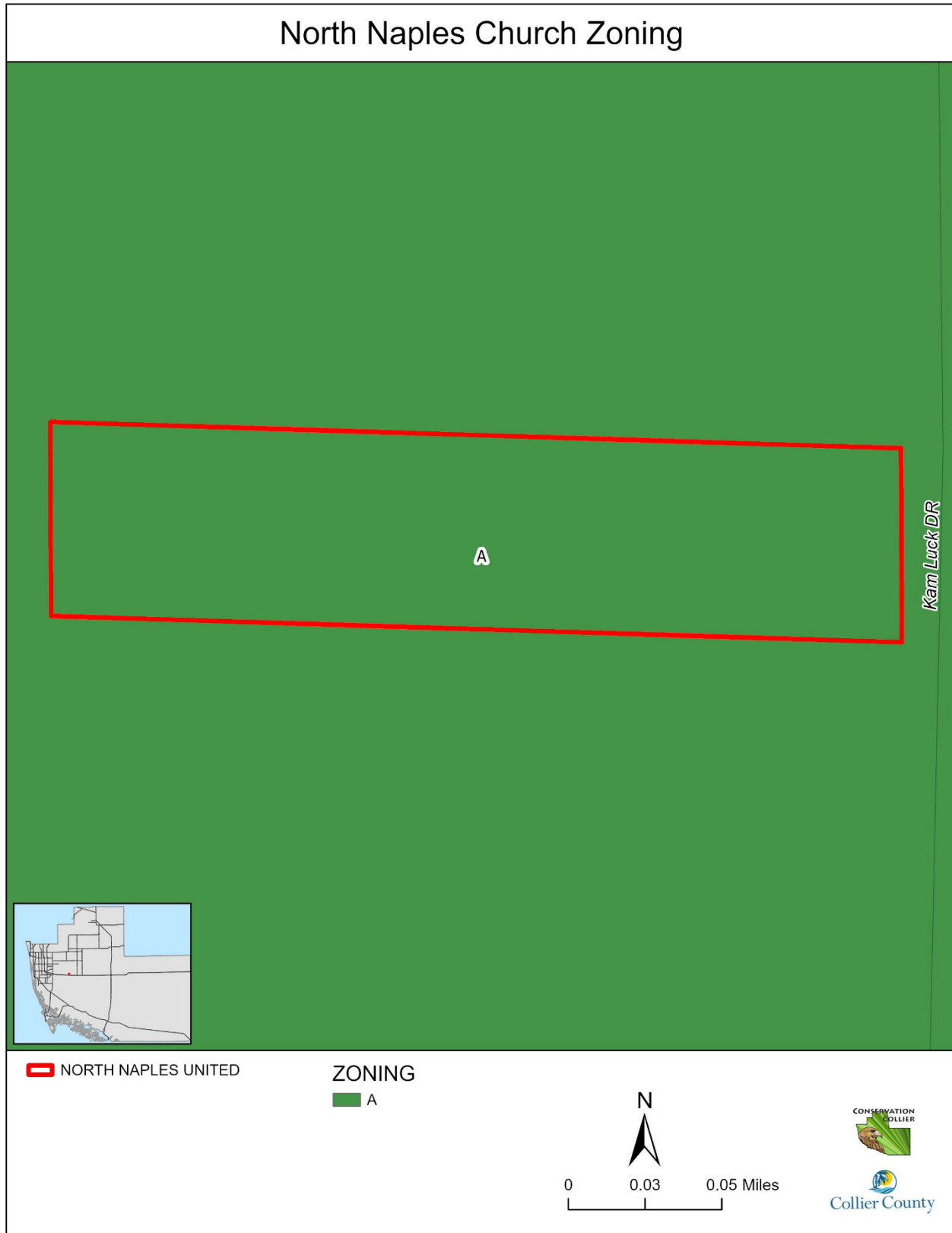


Figure 16 - Zoning

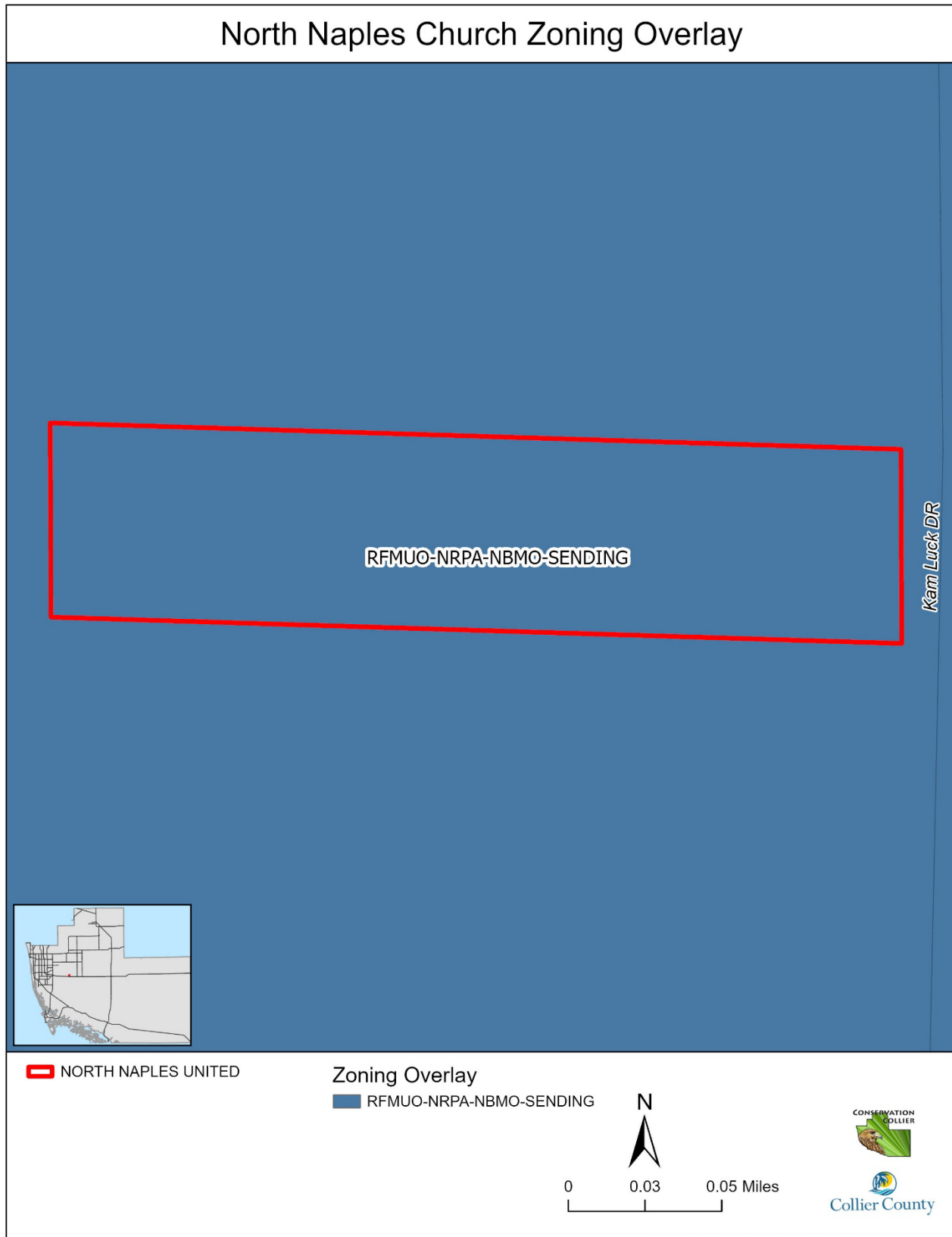


Figure 17 - Zoning Overlays

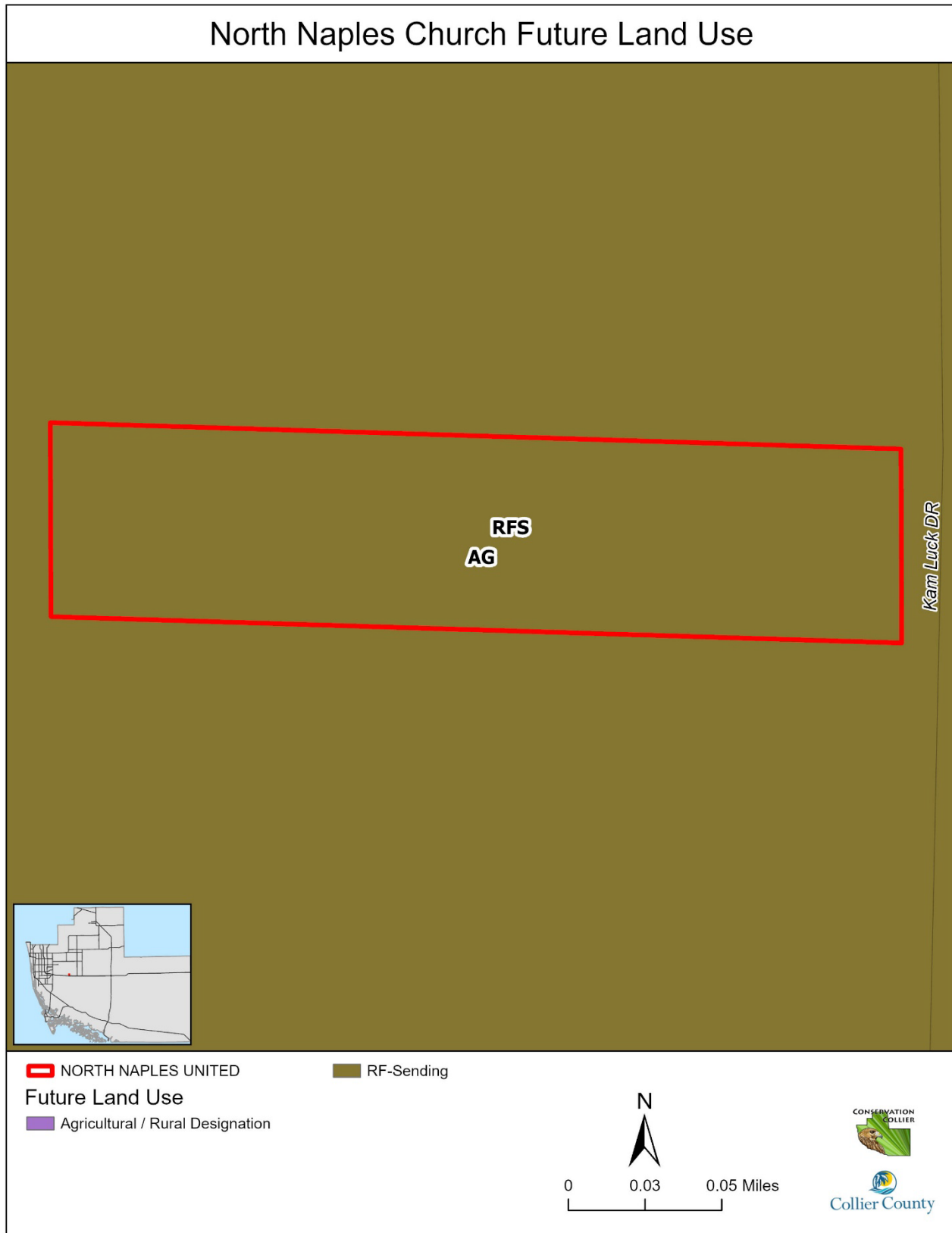


Figure 18 – Future Land Use

3.4.2 Development Plans

No development plans currently exist on the property. Although the zoning of the property favors agricultural use and low-density residential dwellings, the Wilson Corridor Extension may be aligned to the west of this parcel. Once the corridor is constructed surrounding lands may transition from agricultural to more intensive forms of use.

4. Acquisition Considerations

Staff would like to bring the following items to the attention of the Advisory Committee during the review of this property. The following does not affect the scoring. The following are items that will be addressed in the Executive Summary to the Board of County Commissioners if this property moves forward for ranking.

Although unlikely, this parcel could be within the alignment of the future Wilson Benfield Road Extension. If this property is approved for the A-List, staff will take this information into consideration when planning amenities and public access on the site. Additionally, when applicable, language will be memorialized in the Purchase Agreement and related closing documents to ensure Collier County Transportation will be able to purchase a portion of the property from Conservation Collier for future right-of-way, if and when needed, at the original per-acre acquisition cost.

5. Management Needs and Costs

Table 4 - Estimated Costs of Site Remediation, Improvements, and Management

Management Element	Initial Cost	Annual Recurring Cost	Comments
Invasive Vegetation Removal	\$3,400	\$1,275	\$400/acre initial, \$150/acre recurring. 8.5-acres
Cabbage Palm Treatment	\$3,400	N/A	\$400/acre
Trail/Firebreak Installation and Maintenance	\$5,000	\$1,000	Installing firebreaks along property boundaries
Total	\$11,800	\$2,275	

6. Potential for Matching Funds

There are no known matching funds or partnership opportunities for acquisition in this area.

7. Secondary Criteria Scoring Form

Property Name: North Naples United Methodist Church			
Target Protection Mailing Area: N/A			
Folio(s): 00349880004			
Secondary Criteria Scoring	Possible Points	Awarded Points	Percentage
1 - Ecological Value	160	75	47
2 - Human Value	80	37	46
3 - Restoration and Management	80	78	97
4 - Vulnerability	80	24	31
TOTAL SCORE	400	214	53
1 - ECOLOGICAL VALUES (40% of total)	Possible Points	Awarded Points	Comments
1.1 VEGETATIVE COMMUNITIES	200	110	
1.1.1 - Priority natural communities (Select highest score)			
a. Parcel contains CLIP4 Priority 1 communities (1130 - Rockland Hammock, 1210 - Scrub, 1213 - Sand Pine Scrub, 1214 - Coastal Scrub, 1312 - Scrubby Flatwoods, 1610 - Beach Dune, 1620 - Coastal Berm, 1630 - Coastal Grasslands, 1640 - Coastal Strand, or 1650 - Maritime Hammock)	100		
b. Parcel contains CLIP4 Priority 2 communities (22211 - Hydric Pine Flatwoods, 2221 - Wet Flatwoods, or 1311 - Mesic Flatwoods)	60	60	Hydric Pine Flatwoods
c. Parcel contains CLIP4 Priority 3 communities (5250 - Mangrove Swamp, or 5240 - Salt Marsh)	50		
d. Parcel contains CLIP4 Priority 4 communities (5250 - Mangrove Swamp)	25		
1.1.2 - Plant community diversity (Select the highest score)			
a. Parcel has ≥ 3 CLC native plant communities (Florida Cooperative Land Cover Classification System native plant communities)	20		
b. Parcel has ≤ 2 CLC native plant communities	10	10	Hydric Pine Flatwoods
c. Parcel has 0 CLC native plant communities	0		
1.1.3 - Listed plant species (excluding commercially exploited species) (Select the highest score)			
a. Parcel has ≥ 5 CLC listed plant species	30		
b. Parcel has 3-4 CLC listed plant species	20		
c. Parcel has ≤ 2 CLC listed plant species	10		
d. Parcel has 0 CLC listed plant species	0	0	
1.1.4 - Invasive Plant Infestation (Select highest score)			
a. 0 - 10% infestation	50		
b. 10 - 25% infestation	40	40	melaleuca
c. 25 - 50% infestation	30		
d. 50 - 75% infestation	20		

e. ≥75% infestation	10		
1.2 - WILDLIFE COMMUNITIES	100	90	
1.2.1 - Listed wildlife species (Select the highest score)			
a. Listed wildlife species documented on the parcel	80	80	Florida Panther
b. Listed wildlife species documented on adjacent property	60		
c. CLIP Potential Habitat Richness ≥5 species	40		
d. No listed wildlife documented near parcel	0		
1.2.2 - Significant wildlife habitat (Rookeries, roosts, denning sites, nesting grounds, high population densities, etc) (Select highest score)			
a. Parcel protects significant wildlife habitat (Please describe)	20		
b. Parcel enhances adjacent to significant wildlife habitat (Please describe)	10	10	adjacent to hundreds of undeveloped acres
c. Parcel does not enhance significant wildlife habitat	0		
1.3 - WATER RESOURCES	100	30	
1.3.1 - Aquifer recharge (Select the highest score)			
a. Parcel is located within a wellfield protection zone or within a CLIP4 Aquifer Recharge Priority 1 area	40		
b. Parcel is located within a CLIP4 Aquifer Recharge Priority 2 or 3 area	30		
c. Parcel is located within a CLIP4 Aquifer Recharge Priority 4 or 5 area	20		
d. Parcel is located within a CLIP4 Aquifer Recharge Priority 6 area	0	0	
1.3.2 - Surface Water Protection (Select the highest score)			
a. Parcel is contiguous with and provides buffering for an Outstanding Florida Waterbody	30		
b. Parcel is contiguous with and provides buffering for a creek, river, lake, canal or other surface water body	20		
c. Parcel is contiguous with and provides buffering for an identified flowway	15		
d. Wetlands exist on site	10	10	
e. Parcel does not provide opportunities for surface water quality enhancement	0		
1.3.3 - Floodplain Management (Select all that apply)			
a. Parcel has depressional or slough soils	10	10	
b. Parcel has known history of flooding and is likely to provide onsite water attenuation	10	10	
c. Parcel provides storm surge buffering	10		
d. Parcel does not provide floodplain management benefits	0		
1.4 - ECOSYSTEM CONNECTIVITY	200	50	

1.4.1 - Acreage (Select Highest Score)			
a. Parcel is ≥ 300 acres	150		
b. Parcel is ≥ 100 acres	100		
b. Parcel is ≥ 50 acres	75		
c. Parcel is ≥ 25 acres	25		
d. Parcel is ≥ 10 acres	15		
e. Parcel is < 10 acres	0	0	
1.4.2 - Connectivity (Select highest score)			
a. Parcel is immediately contiguous with conservation lands	50	50	
b. Parcel is not immediately contiguous, but parcels between it and nearby conservation lands are undeveloped	25		
c. Parcel is isolated from conservation land	0		
ECOLOGICAL VALUES TOTAL POINTS	600	280	
ECOLOGICAL VALUES WEIGHTED SCORE (Awarded Points/Possible Points*160)	160	75	
2 - HUMAN VALUES (20%)	Possible Points	Awarded Points	Comments
2.1 - RECREATION	120	60	
2.1.1 - Compatible recreation activities (Select all that apply)			
a. Hunting	20	20	
b. Fishing	20		
c. Water-based recreation (paddling, swimming, etc)	20		
d. Biking	20		
e. Equestrian	20	20	
f. Passive natural-resource based recreation (Hiking, photography, wildlife watching, environmental education, etc)	20	20	
g. Parcel is incompatible with nature-based recreation	0		
2.2 - ACCESSIBILITY	120	65	
2.2.1 - Seasonality (Select the highest score)			
a. Parcel accessible for land-based recreation year round	20	20	
b. Parcel accessible for land-based recreation seasonally	10		
c. Parcel is inaccessible for land-based recreation	0		
2.2.2 - Vehicle access (Select the highest score)			
a. Public access via paved road	50		
b. Public access via unpaved road	30		
c. Public access via private road	20	20	
d. No public access	0		
2.2.3 - Parking Availability (Select the highest score)			
a. Minor improvements necessary to provide on-site parking	40		
b. Major improvements necessary to provide on-site parking (Requires site development plan)	25	25	
b. Public parking available nearby or on adjacent preserve	20		

c. Street parking available	10		
d. No public parking available	0		
2.2.4 - Pedestrian access (Select the highest score)			
a. Parcel is easily accessible to pedestrians (within walking distance of housing development)	10		
b. Parcel is not easily accessible to pedestrians	0	0	
2.3 - AESTHETICS/CULTURAL ENHANCEMENT	40	5	
2.3.1 - Aesthetic/cultural value (Choose all that apply)			
a. Mature/outstanding native vegetation	5	5	Slash pines
b. Scenic vistas	5		
c. Frontage enhances aesthetics of public thoroughfare	10		
d. Archaeological/historical structures present	15		
e. Other (Please describe)	5		
f. None	0		
HUMAN VALUES TOTAL SCORE	280	130	
HUMAN VALUES WEIGHTED SCORE (Awarded Points/Possible Points*80)	80	37	
3 - RESTORATION AND MANAGEMENT (20%)	Possible Points	Awarded Points	Comments
3.1 - VEGETATION MANAGEMENT	120	120	
3.1.1 - Invasive plant management needs (Select the highest score)			
a. Minimal invasive/nuisance plant management necessary to restore and maintain native plant communities (<30%)	100	100	
b. Moderate invasive/nuisance plant management necessary to restore and maintain native plant communities (30-65%)	75		
c. Major invasive/nuisance plant management necessary to restore and maintain native plant communities (>65%)	50		
d. Major invasive/nuisance plant management and replanting necessary to restore and maintain native plant communities (>65%)	25		
e. Restoration of native plant community not feasible	0		
3.1.2 - Prescribed fire necessity and compatibility (Select the highest score)			
a. Parcel contains fire dependent plant communities and is compatible with prescribed fire or parcel does not contain fire dependent plant communities	20	20	
b. Parcel contains fire dependent plant communities and is incompatible with prescribed fire	0		
3.2 - REMEDIATION AND SITE SECURITY	50	50	
3.2.1 - Site remediation and human conflict potential (Dumping, contamination, trespassing, vandalism, other) (Select the highest score)			
a. Minimal site remediation or human conflict issues predicted	50	50	
b. Moderate site remediation or human conflict issues predicted (Please describe)	20		

c. Major site remediation or human conflict issues predicted (Please describe)	5		
d. Resolving site remediation or human conflict issues not feasible	0		
3.3 - ASSISTANCE	5	0	
3.4.1 - Management assistance by other entity			
a. Management assistance by other entity likely	5		
b. Management assistance by other entity unlikely	0	0	
RESTORATION AND MANAGEMENT TOTAL SCORE	175	170	
RESTORATION AND MANAGEMENT WEIGHTED SCORE (Awarded Points/Possible Points*80)	80	78	
4 - VULNERABILITY (20%)	Possible Points	Awarded Points	Comments
4.1 - ZONING AND LAND USE	130	55	
4.1.1 - Zoning and land use designation (Select the highest score)			
a. Zoning allows for Single Family, Multifamily, industrial or commercial	100		
b. Zoning allows for density of no greater than 1 unit per 5 acres	75		
c. Zoning allows for agricultural use /density of no greater than 1 unit per 40 acres	50	50	
d. Zoning favors stewardship or conservation	0		
4.1.2 - Future Land Use Type (Select the highest score)			
a. Parcel designated Urban	30		
b. Parcel designated Estates, Rural Fringe Receiving and Neutral, Agriculture	25		
c. Parcel designated Rural Fringe Sending, Rural Lands Stewardship Area	5	5	
d. Parcel is designated Conservation	0		
4.2 - DEVELOPMENT PLANS	50	0	
4.2.1 - Development plans (Select the highest score)			
a. Parcel has been approved for development	20		
b. SFWMD and/or USACOE permit has been applied for or SDP application has been submitted	15		
c. Parcel has no current development plans	0	0	
4.2.2 - Site characteristics amenable to development (Select all that apply)			
a. Parcel is primarily upland	10		
b. Parcel is along a major roadway	10		
c. Parcel is >10 acres	5		
d. Parcel is within 1 mile of a current or planned commercial or multi-unit residential development	5		
VULNERABILITY TOTAL SCORE	180	55	
VULNERABILITY WEIGHTED SCORE (Awarded Points/Possible Points*80)	80	24	

8. Additional Site Photos



Melaleuca seedlings



Groundcover



Firebreak



Mature melaleuca on west side



Looking west on the property



View looking south from above property



View looking north from above property



Interior of parcel

APPENDIX 1 – Critical Lands and Water Identification Maps (CLIP) Definitions

This report makes use of data layers from the Florida Natural Areas Inventory and University of Florida Critical Lands and Waters Identification Project (CLIP4). CLIP4 is a collection of spatial data that identify statewide priorities for a broad range of natural resources in Florida. It was developed through a collaborative effort between the Florida Areas Natural Inventory (FNAI), the University of Florida GeoPlan Center and Center for Landscape Conservation Planning, and the Florida Fish and Wildlife Conservation Commission (FWC). It is used in the Florida Forever Program to evaluate properties for acquisition. CLIP4 is organized into a set of core natural resource data layers which are representative of 5 resource categories: biodiversity, landscapes, surface water, groundwater and marine. The first 3 categories have also been combined into the Aggregated layer, which identifies 5 priority levels for natural resource conservation.

Below is a description of each of the three CLIP4 data layers used in this report.

Figure 5 - CLIP4 Priority Natural Communities

Consists of 12 priority natural community types: upland glades, pine rocklands, seepage slopes, scrub, sandhill, sandhill upland lakes, rockland hammock, coastal uplands, imperiled coastal lakes, dry prairie, upland pine, pine flatwoods, upland hardwood forest, or coastal wetlands. These natural communities are prioritized by a combination of their heritage global status rank (G-rank) and landscape context, based on the Land Use Intensity Index (subset of CLIP Landscape Integrity Index) and FNAI Potential Natural Areas. Priority 1 includes G1-G3 communities with Very High or High landscape context. Priority 2 includes G1-G3 Medium and G4 Very High/High. Priority 3 includes G4 Medium and G5 Very High/High. Priority 5 is G5 Medium.

This data layer was created by FNAI originally to inform the Florida Forever environmental land acquisition program. The natural communities were mapped primarily based on the FNAI/FWC Cooperative Land Cover (CLC) data layer, which is a compilation of best-available land cover data for the entire state. The CLC is based on both remote-sensed (from aerial photography, primarily from water management district FLUCCS data) and ground-truthed (from field surveys on many conservation lands) data.

Figure 10 - Potential Habitat Richness CLIP4 Map

This CLIP version 4.0 data layer is unchanged from CLIP v3.0. FWC Potential Habitat Richness. Because SHCAs do not address species richness, FWC also developed the potential habitat richness layer to identify areas of overlapping vertebrate species habitat. FWC created a statewide potential habitat model for each species included in their analysis. In some cases, only a portion of the potential habitat was ultimately designated as SHCA for each species. The Potential Habitat Richness layer includes the entire potential habitat model for each species and provides a count of the number of species habitat models occurring at each location. The highest number of focal species co-occurring at any location in the model is 13.

Figure 11 - CLIP4 Aquifer Recharge Priority and Wellfield Protection Zones

High priorities indicate high potential for recharge to an underlying aquifer system (typically the Floridan aquifer but could be intermediate or surficial aquifers in some portions of the state). The highest priorities indicate high potential for recharge to springs or public water supplies. This figure also includes Wellfield Protection Zones. Collier County Wellfield Protection Zones are referenced in the Land Development Code and updated in 2010 by Pollution Control and Prevention Department Staff. The public water supply wellfields, identified in section 3.06.06 and permitted by the SFWMD for potable water to withdraw a minimum of 100,000 average gallons per day (GPD), are identified as protected wellfields, around which specific land use and activity (regulated development) shall be regulated under this section.