

MONROE COUNTY COMPREHENSIVE PLAN LAND AUTHORITY
GOVERNING BOARD

September 11, 2024 Meeting Minutes

The Governing Board of the Monroe County Comprehensive Plan Land Authority held a regular meeting on Wednesday, September 11, 2024. The meeting was a hybrid format with the Governing Board members assembled at the Nelson Government Center located at 102050 Overseas Highway Key Largo, Florida. Some members of the public participated via Communications Media Technology (CMT) using a Zoom Webinar platform, while other members of the public attended the meeting in person. Chairman David Rice called the meeting to order at 9:39 AM.

G-1 Roll Call. Present and answering roll call, in addition to Chairman David Rice, were Vice Chairman Michelle Lincoln, Commissioner Craig Cates, Commissioner Holly Raschein, and Commissioner Jim Scholl. Attending the meeting in person was Executive Director Christine Hurley. Attending via CMT were Senior Property Acquisition Specialist Mark Rosch, Property Specialist Dina Gambuzza, Office Manager John Beyers, and Counsel Greg Oropeza.

G-2 Bulk Approvals. A motion was made by Commissioner Lincoln and seconded by Commissioner Scholl to approve items G-3 through G-9 and G-11 through G-15. G-10 was held for discussion.

G-3 Approval of the minutes for the August 21, 2024 meeting

G-4 Review of Monroe County Land Authority Executive Director Monthly Report for September 2024 (through August 31, 2024).

G-5 Review of MCLA expenses for the time period of 08/1/24 through 8/31/24.

G-6 Approval of a contract to purchase Tier 3 property for conservation - Block 17, Lot 12, Cutthroat Harbor Estates 1st Addition on Cudjoe Key near mile marker 23 from Thatch Lane, LLC for the price of \$115,000.

G-7 Approval of a contract to purchase Tier 3 property for conservation - Block 17, Lots 13 and 14, Cutthroat Harbor Estates 1st Addition on Cudjoe Key near mile marker 23 from Steve M. Nale and Valerie D. Nale for the price of \$230,000.

G-8 Approval of a contract to purchase Tier 1 property for conservation - Block 4, Lots 19 and 20, The Ladies Acre First Addition near mile maker 28 from Kevin Smith for the price of \$25,000.

G-9 Approval of a contract to purchase Tier 1 property for conservation - Block 11, Lot 22, Ramrod Shores First Addition near mile maker 27 from Cheryl Ronning for the price of \$19,000

G-11 Approval of a Resolution of the Monroe County Comprehensive Plan Land Authority amending Section B. of Resolution 04-2022 to direct staff to record a new Land Use Restriction Agreement (LURA) allowing replacement of the original LURA, recorded on June 3, 2022 in BK #3177 and PG #667 on property described as 22936 Overseas Highway, ocean side of Cudjoe Key, near mile marker 22, legally described as Lots 4 and 5, Block 1, Cudjoe Ocean Shores (PB 5-107) with Parcel ID Numbers 00186920-000000 and 00186930-000000. [Resolution 28-2024]

G-12 Addendum I to Employment Agreement between Monroe County Comprehensive Plan Land Authority, Florida and Christine Hurley for Position of Executive Director.

G-13 Approval of a resolution of the Monroe County Comprehensive Plan Land Authority regarding the execution of all warrants, legal documents and papers, and other instruments on behalf of the Land Authority. [Resolution 29-2024]

G-14 Approval of Fourth Amended and Restated Interlocal Agreement between Monroe County Land Authority (MCLA) and the Monroe County Board of County Commissioners (BOCC) regarding the administration of Land Acquisition and Management Programs.

G-15 Approval of Employment Agreement between Monroe County Land Authority, Florida, and Cynthia Guerra for position of Acting Executive Director of the Monroe County Land Authority including a waiver of Section 7.08 of the Monroe County Personnel Policies & Procedures Manual in order to allow Guerra to transfer accrued County sick and vacation leave balances from the County to the Land Authority.

There being no objections, the motion carried (5/0).

Item G-10 was held for discussion. Approval of Resolution of the Monroe County Comprehensive Plan Land Authority adopting goals, objectives, performance measures and standards to be used in the Special District Annual Report required by Section 189.0694, Florida Statutes. Following discussion, Commissioner Lincoln made a motion to approve the resolution, Commissioner Cates seconded the motion. [Resolution 27-2024]

Executive Director Christine Hurley addressed the board to give an overview of the seven different programs MCLA continue to manage.

1. Less Than Fee
2. Density Reduction
3. Conservation
4. Voluntary Home Buy Out
5. Resale to the State Program
6. Code Compliance
7. Affordable Housing

There being no objection the motion carried (5/0).

There being no further business, the meeting was adjourned at 9:46 AM.

Minutes prepared by:

Cynthia
Guerra

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Cynthia Guerra
Date: 2024.10.18
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Cynthia Guerra
Acting Executive Director

Approved by the Board on:

10-16-24

