

MONROE COUNTY COMPREHENSIVE PLAN LAND AUTHORITY  
GOVERNING BOARD

November 12, 2025 Meeting Minutes

The Governing Board of the Monroe County Comprehensive Plan Land Authority held a regular meeting on Wednesday, November 12, 2025. The meeting was a hybrid format with the Governing Board members assembled at the Harvey Government Center located at 1200 Truman Avenue, Key West, 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. Vice Chairwoman Michelle Lincoln called the meeting to order at 9:39 AM.

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

J-2 Bulk Approvals. A motion was made by Vice Chairwoman Lincoln and seconded by Commissioner Raschein to approve items J-3 through J-7 in bulk.

J-3 Approval of a resolution of the Monroe County Comprehensive Plan Land Authority authorizing the conveyance of real property with legal description Block 3, Lot 9, Hibiscus Park (PB 3-166), with parcel ID# 00507840-000000 commonly known as 18 Hibiscus Lane, Key Largo, FL for affordable housing; (excluding 1 Rate of Growth Ordinance (ROGO) Exemption) to Monroe County subject to a Land Use Restriction Agreement (LURA). [Resolution 39-2025]

J-4 Approval of the minutes for the October 15, 2025 regular meeting.

J-5 Review of MCLA expenses for the time period of 10/1/25 through 10/31/25.

J-6 Monroe County Land Authority Executive Director Monthly Report for November 2025 (through October 31, 2025).

J-7 Approval of a contract to purchase property for conservation within the City of Marathon - Block 17, Lots 4, 5, 6, and 7, Crains on Grassy Key near mile marker 58 from Daniel E. Carlock, Jr., Lisa S. Carlock, Floyd Carlock, Michael Carlock, and the Mai H. Carlock Testamentary Trust for the benefit of Mary Louise Brorein for the price of \$48,000.

There being no objections, the motion carried (4/0).

There being no further business, the meeting was adjourned at 9:40 AM.



Minutes prepared by: Cynthia Guerra  
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Cynthia Guerra  
Executive Director

Approved by the Board on: 12-10-2025