



Minutes were approved on 6-16-05

**University of Florida Conservation Study Committee  
June 2, 2005 @ 1:00 PM  
Facilities Planning and Construction Conference Room  
226 Stadium  
MINUTES**

**Members Present:**

Ms. Linda Dixon, Manager, Planning Office, Facilities Planning & Construction  
Mark Brown, Environmental Engineering Sciences  
Peggy Carr, Landscape Architecture  
Mark Clark, IFAS, Soil & Water Science  
Eva Czarnecka, Microbiology & Cell Science  
Chuck Hogan, Physical Plant Division  
Gerald Kidder, IFAS, Soil & Water Science  
Erik Lewis, Facilities Planning & Construction  
Clay Montague, Environmental Engineering Sciences  
Erick Smith, Physical Plant Division  
Tom Walker, IFAS, Natural History  
Marty Werts, Physical Plant Division

**Members Absent:**

Sheri Bryan, IFAS, Facilities Planning & Operations  
Joyce Dewsbury, Special Collections  
Paula Fussell, Finance and Administration  
Mark Hostetler, IFAS, Wildlife Ecology  
Cecile Kiley, College of Nursing  
Nancy Menzel, College of Nursing  
Mackenzie Moritz, Student  
Meghan Pressley, Student  
Jack Putz, Botany

**Visitors**

Bill James, Recreational Sports, Lake Wauburg  
Joy Joyec, IFAS, Vice President Office  
Greg Rivers, Facilities Planning & Operations  
David Stopka, Recreational Sports

The University Conservation Study Committee (CSC) met on Thursday, June 2, 2005 at Facilities Planning and Construction Division, 226 Stadium West Conference Room. Linda Dixon, Chair, presided and called the meeting to order at 1:00 p.m.

### **I. Welcome and Introductions**

After welcoming members to the June 2, 2005 Conservation Study Committee meeting Ms. Linda Dixon, chair, introduced herself to the committee and asked the committee members to introduce themselves.

### **II. Adoption of Agenda**

**Motion:** Gerald Kidder moved to approve the agenda as presented.

**Second:** Chuck Hogan

Motion carried unanimously

### **III. Adoption of May 19, 2005 Minutes**

After reviewing the minutes members asked that the minutes reflect the correct spelling for Wilmot Garden, Lake Wauburg and Physics Building.

**Motion:** Erick Smith moved to approve the May 19, 2005 minutes as amended.

**Second:** Chuck Hogan

Motion carried unanimously

### **IV. Alachua County Satellite Properties**

The campus master plan applies to thirteen satellite properties in Alachua County including, Lake Wauburg Recreation Area, Wall Farm/Horse Teaching Unit, TREEO Center, WRUF Tower, WUFT Tower, Millhopper Horticulture Unit, Dairy Research Unit, Boston Farm/Santa Fe River Beef Ranch, Beef Research Unit, Austin Cary Memorial Forest, Library Remote Services, Eastside Campus and Newnans Lake. The following satellite properties contain Conservation land use designations in the currently adopted campus Master Plan for 2000-2010: Austin Cary Memorial Forest, Beef Research Unit, Dairy Research Unit, Millhopper Horticultural Unit, and Santa Fe River Beef Research Unit.

Erik Lewis presented data and a map depicting the existing conservation land use designations for each of the Alachua County Satellite Properties for the CSC committee recommendations and approval.

#### **Austin Cary Memorial Forest**

Erik Lewis presented data and a map depicting the existing conservation land use designations for the Austin Cary Memorial Forest for committee members recommendations and approval. Erik stated that like the previous maps for the main campus, this map is also showing flood plains and wetlands as mapped by the Water Management District with land use mapping for

2000 and the FEMA flood plain mapping. Of the 2040 acres, 110 acres are in the Conservation land use designation with the remainder in Academic/Research-Outdoor. Erik Lewis also stated that there is an active management plan prepared to satisfy the requirements of the State's Land Management Plans. Linda added that a Faculty committee in the School of Forestry developed the Management Plan and is actively managing the Austin Cary Site.

Erick Smith asked when they would incorporate the conservation area into the State Land Management Plan. Linda Dixon indicated that one of the policies written into the "Draft Policy Elements" is that Facilities Planning and Construction would develop a Conservation Land Management Plan for the conservation areas on the satellite properties in the Master Plan. Requirements for State land management plans are changing and the State is not looking for State agencies to produce these land management plans for all properties as they did in the past and therefore, a management plan may not be required for this particular property. However, for internal purposes, the University will commit to maintaining a management plan.

Greg Rivers stated that IFAS was in the process of updating all of their land management plans but the Environmental Protection Department notified them that they did not need to submit them. For properties like the Austin Cary Forest that have had no changes for years, he didn't know if it would be necessary to have a land management plan. Facilities Planning and Construction is pursuing a determination from EPD about which plans need to be updated.

Peggy Carr suggested stating in the land management policy that all Outdoor Academic Research areas are to be managed following the appropriate Best Management Policies (BMP). She also felt that it would be very reasonable to leave Austin Cary Forest property in the conservation area because it may be one of the properties that would never be developed. Greg Rivers said they could add a statement that IFAS would not significantly change the land use for the Austin Cary Memorial Forest within the ten year window of the Master Plan.

Members also discussed the comparison of Austin Cary Forest and the NATL, which has been placed in the Conservation land use. Linda Dixon explained that resource-based research and teaching would be permitted in the Conservation land use as currently redefined. However, the scale, context, use as predominately planted pine and deed covenants at Austin Cary are more consistent with the Academic Research Outdoor category, while the on-campus context and natural eco-system management at NATL seemed appropriate as Conservation. The primary difference is Austin Cary's Teaching/Research mission is related to silviculture while the NATL's mission is related to eco-systems.

Dr. Joe Joyce said that this area is an actively managed teaching Forest and he would rather it not be developed.

**Motion: Tom Walker made a motion to make the north boundary following the wetland boundary as part of the conservation area.**

**Second: Gerald Kidder**

**Motion carried 11 to 1**

## **Beef Research Unit**

Erik Lewis presented data and a map showing the Beef Research Unit existing conservation boundary for the committee recommendations and approval.

Clay Montague was concerned with having cattle waste too close to creeks. He suggested adding a 500 feet buffer on both sides of Hatchet Creek. This would help prevent certain activities that tend to enrich the water ways. Erik Lewis asked what is the standard agricultural BMP for streams and rivers. Mark Clark stated that the adoption of BMPs should address this concern. A BMP buffer does not necessarily have to be in a conservation area. It could be a change in management practices within that buffer or it could be captured as an actual conservation buffer and forced into that kind of application. It depends on what type of activity is going on in that area. He would like to see the BMP address stormwater vs. leveraging in the conservation areas. Otherwise, conservation areas are becoming a tool other than conservation of land resources and are being used to manipulate upland areas outside the conservation area.

Dr. Joe Joyce said the property is mainly used for grazing and hay production. Erik Smith felt that IFAS was setting a good example by using the standard BMP for that area. Greg Rivers pointed out that there is also grazing on the Santa Fe River Beef Research Unit and they are using and researching BMPs for that area.

Clay Montague thought that the committee members had different interpretations of the meaning of conservation areas and what is allowed. Linda asked the committee to look at the definition of the conservation area located in the draft policies that says “a conservation land use classification identifies areas that shall be preserved and managed to protect natural features”. She explained that areas were put in conservation because this was determined to be the highest and best use, and this designation fit their primary management objectives. Therefore, as it relates to the IFAS pastures, the primary management objective is teaching and research unrelated to the natural resource. Tom Walker stated that there are also areas on campus that are being used in the same context. He would look more towards consistency in terms of how the CSC has defined conservation areas so far. Gerald Kidder thought the area was totally out of context and should not be designated as a conservation area. He was concerned as to why this area had been designated as a conservation area. Peggy Carr said she would like for the committee to take the opportunity to designate the conservation area along Hatchet Creek. After further discussion of the Beef Research Unit, Clay Montague made the following motion.

**Motion: Clay Montague made a motion to approve the new boundaries as presented with the boundary line going along Hatchet Creek East to follow the wetland boundary and going to the West following the tree line.**

**Second: Peggy Carr**

**Motion carried unanimously**

**Upper N.E. Right Corner**

**Motion:** Erick Smith made a motion to accept conservation boundary the N.E. corner as drawn.

**Second:** Tom Walker

Gerald Kidder felt leaving the Northeast corner in the conservation area and not knowing the reason why it was designated as conservation was not being consistent. There should be a logical reason why an area is designated in conservation or any other land use category. Greg Rivers shared that he worked with the consultants and because they were determined to have conservation in that area they agreed to designate the Northeast corner. The same applies to some of the other satellite properties.

**Motion failed**

**Motion:** Peggy Carr made a motion to remove the NE Right Corner from the conservation area.

**Second:** Gerald Kidder

**Motion carried unanimously**

**DAIRY RESEARCH UNIT**

Erik presented data and a map showing the Dairy Research Unit existing conservation boundary for the committee recommendations and approval.

Dr. Joe Joyce stated unlike the Beef Research Unit, the Dairy Research Unit is a little more intensely managed. Again, the consultant was pressed to get more land in the conservation area and therefore, they selected some of the areas in that piece of property.

**Motion:** Peggy Carr made a motion that the northern conservation boundary be modified to follow the wetlands, floodplains and forest cover as shown on the screen by Erik Lewis.

**Second:** Clay Montague

**Motion carried unanimously**

**Motion:** Erick Smith moved that the Conservation Area in the Southeast corner be removed from conservation.

**Second:** Mark Clark

**Motion carried unanimously**

**Millhopper Horticulture Unit**

Erik Lewis presented data and a map of the Millhopper Horticulture Unit existing conservation boundary for the committee recommendations and approval. Erik stated that this Millhopper Horticulture Unit is located at the terminus of N.W. 75<sup>th</sup> Street just off of Millhopper Road in the northwest Gainesville area. IFAS is in the process of transferring approximately 40 acres that is in Conservation along the western boundary to the State Park. Additionally, IFAS is selling approximately 50 acres on the south portion of the Unit to Alachua County to provide access and parking to Blues Creek Ravines. Greg Rivers stated this change is still in the process of finalizing the legal description of the property boundary along the western boundary to the State Park-San Felasco State Preserve. Erik indicated that once those two areas are deleted from the Master Plan, the remaining property would be in Outdoor Academic. Linda Dixon stated in terms of the timing with the Master Plan, the conservation area boundaries on the west and south side would not change because it coincides with the lands being transferred. Ultimately, when those pieces are transferred, the master plan property boundary will be redrawn and would not include conservation areas.

**Motion: Clay Montague made a motion to accept the conservation boundary line for the Millhopper Horticulture Unit as presented.**

**Second: Tom Walker**

**Motion carried unanimously**

**Santa Fe Beef Research Unit**

Erik Lewis presented data and a map of Santa Fe Beef Research Unit existing conservation boundary for the committee recommendations and approval.

Erik stated that he updated property boundaries with more recent survey lines from the Foundation and from Suwannee River Water Management District. The conservation line has changed slightly from what the previous Master Plan shows. The area of the property showing the Conservation land use was recently sold to the Suwannee River Water Management District and leased back to the University of Florida for research purposes. This property is one of two cattle research units that IFAS maintains in Alachua County. Dr. Mark Clark is currently conducting a research project on the property looking at three of the tributaries in the flood plain.

**Motion: Gerald Kidder moved to accept the conservation boundary line for the Santa Fe Beef Research Unit as presented.**

**Second: Tom Walker**

**Motion carried unanimously**

**Horse Research Teaching Unit**

Erik Lewis presented a map of the Horse Teaching Unit which does not contain any designated conservation land use. Members discussed the function of the existing man-made ephemeral

ponds that exist on the site. These wetland ponds are not connected to any larger wetland or surface water system.

**Motion: Erick Smith made a motion to accept the map of the Horse Teaching Unit as presented with no conservation areas.**

**Second: Gerald Kidder**

**Motion carried unanimously**

### **RECREATIONAL SPORTS AREAS:**

#### **Newman's Lake**

Erik Lewis presented a map of Newman's Lake existing conservation boundary for the committee recommendations and approval. Members discussed the wetland and shore line present on the property. Dave Stopka explained the use of the site as a launch point for the intramural crew team. There is one small structure on the South boundary of the property used for equipment storage. However, most of the facilities used by the team are on adjacent state land leased to Tachachale.

**Motion: Erick Smith made a motion that the entire area be designated as conservation area.**

**Second: Peggy Carr**

**Motion carried unanimously**

#### **Lake Wauburg**

Erik Lewis presented a map of Lake Wauburg for committee recommendation and approval.

Dave Stopka stated that he would like to visit the area with the map provided at today's meeting before discussing a committee recommendation. Therefore, this item was deferred until a future agenda.

Erik Lewis also presented a map depicting the landuse category for the TREEO Center, Eastside Campus, Library Remote Services, WRUF Tower and WUFT Tower. Members agreed that no Conservation land use designations were appropriate on those sites.

Peggy Carr asked if anything could be done to prevent migratory bird injuries at the Towers. Peggy agreed to provide information to Erik, who will explore what is or can be done at those sites.

Linda stated asked committee members if they had any data they could share at the next meeting regarding invasive animals and migratory bird tower impacts.

**VI. The Meeting Adjourned at 3:00 pm.**

