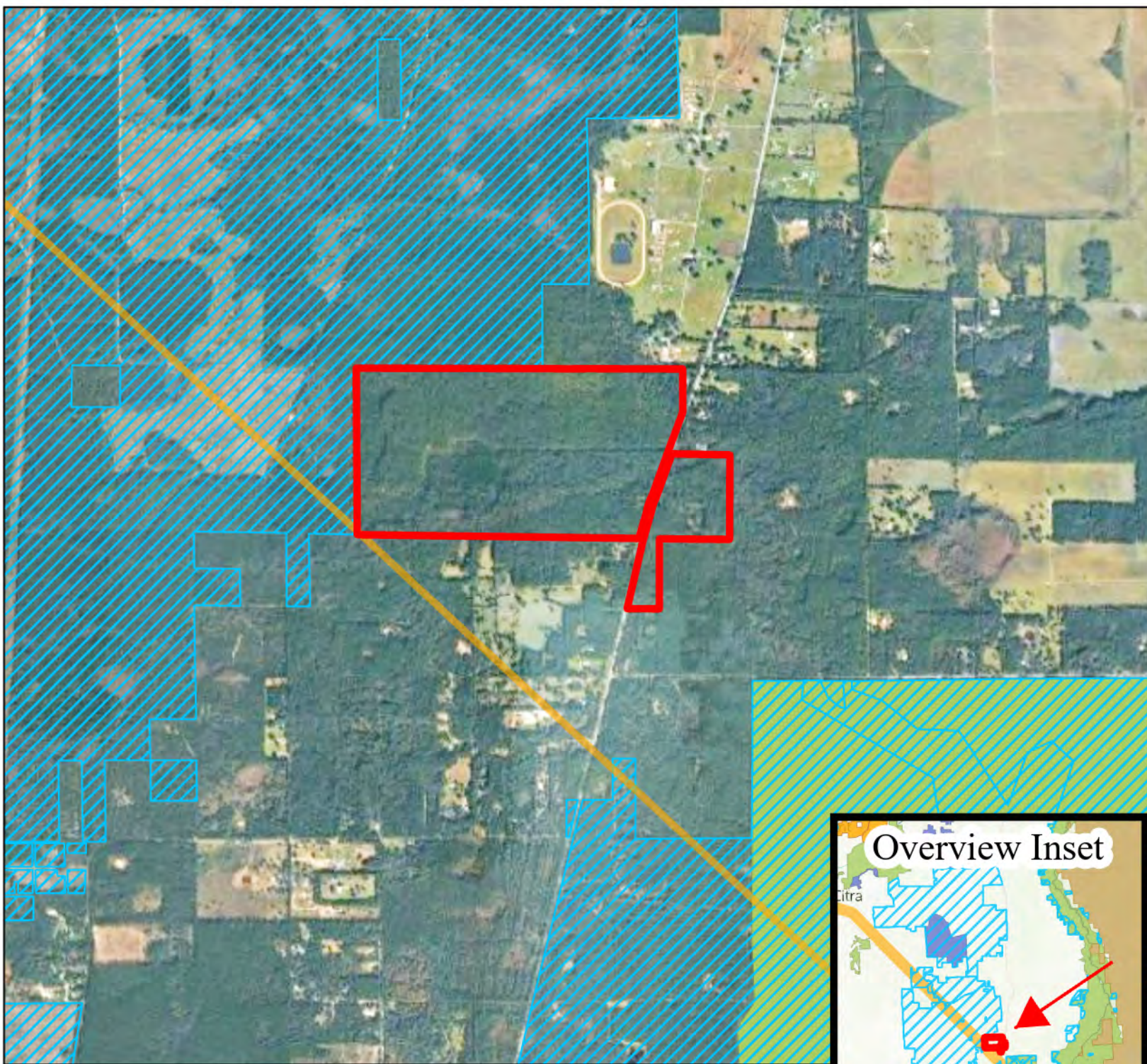




Green Acres Addition Florida Forever Boundary Amendment - Gooski Prairie FF Project



■ Zugar - Green Acres

Conservation Lands

■ Federal

■ State

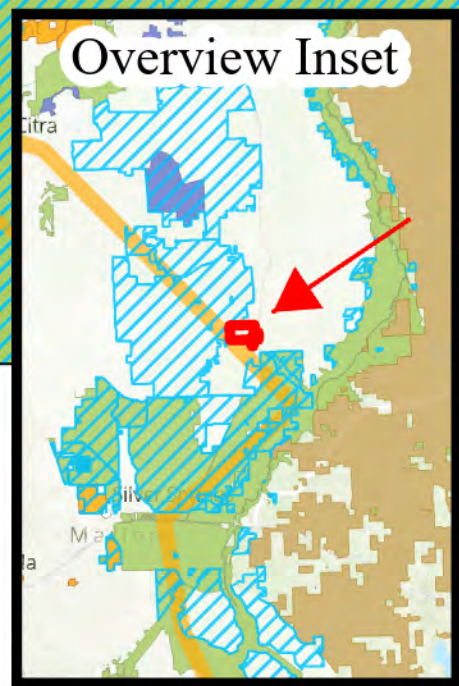
■ Local

■ Private

■ O2O Outline

0 1 Miles

N



Map by K.C.S. (PLC)

Table of Contents

Florida Forever Boundary Amendment Application.....	3
Supporting Documentation List.....	4
Authorized Representative Forms.....	5
Project Summary.....	6, 7

Attachment A

1.Location Description.....	6
2.Resource Characteristics.....	6
3.Public Use Opportunities.....	6
4.Potential Threats from Development.....	6
5.Local Resolutions.....	6
6. Florida Forever Goals, Performance Measures and Criteria.....	6
7.Acquisition Details.....	7
8 State Acquisition Lists.....	7

Attachment B

Property Record Cards	8-10
Parcel Summary Table.....	11

Attachment C

Map 1: Topo Map	12
Map 2: Aerial Map	13
Map 3: FDOT Map	14

Additional Information

Map 4: Ocklawaha River Aquatic Preserve Map	15
Map 5: Nearby Conserved Lands	16
Table A6	17

Current Florida Forever projects may be modified via the expedited boundary amendment application process. Proposed boundary amendments must meet criteria specified below and may be considered by the Acquisition and Restoration Council (ARC) throughout the year.

Criteria: Boundary amendment proposals exceeding \$5,000,000 in the most recent county property appraiser's tax assessed value shown on the owner's ad valorem tax bill shall be considered new Florida Forever Projects. Refer to [Rule 18-24, Florida Administrative Code](#).

Existing Florida Forever Project (proposed for amendment): Gooski Prairie

Property Proposed for Boundary Amendment: Zugar Family Trust

Name/Affiliation Proposing Amendment: Putnam Land Conservancy

Mailing Address: PO Box 667, Interlachen, FL 32148
Street City State ZIP

Primary Phone: 386-336-5400 Email: PLC@PutnamLandConservancy.org

Please note: Applications for boundary amendments must be submitted at least 60 days prior to a scheduled ARC meeting. Meeting dates and submission deadlines are published on the [ARC webpage](#).

This application, along with the supporting documentation specified in Attachments A-C, must be submitted in electronic format (PDF) to the email address below.

Please note that up to 18 copies may be requested. Maps should be in color and set to print no larger than 11 inches x 17 inches. The [Florida Forever Goals, Performance Measures and Criteria](#) can be accessed on our website. Applicants may also consult the Florida Natural Areas Inventory [Florida Forever Conservation Data Viewer](#) to ensure proposed parcels are not already within an approved project boundary.

SUBMIT COMPLETED APPLICATIONS TO:
FloridaForever@FloridaDEP.gov

Or by mail to:
Office of Environmental Services
Division of State Lands
Florida Department of Environmental Protection
3900 Commonwealth Blvd., Mail Station 140
Tallahassee, FL 32399-3000
Phone: 850-245-2555

Learn more about [Florida Forever](#).

Supporting documentation

Attachment A. Provide a general description (narrative) of the land proposed including:

- 1) A descriptive location of the proposed project with total acreage.
- 2) The general physical, natural resource, biological, hydrological, archaeological and historical characteristics of the project.
 - a. Does the property contain historic structures fifty years old or older? If so, provide a brief description, photograph(s) and location.
 - b. Does the property contain any improvements/facilities? If so, please describe.
- 3) Potential public recreation opportunities or other public uses.
- 4) Potential threats or development plans that could impact the value of the proposed project.
- 5) Local resolutions related to the potential public acquisition of the project (if applicable).
- 6) Details on how the project meets Florida Forever criteria [see [Chapter 259.105](#)(9) and (10), F.S.] and furthers the Florida Forever goals and performance measures [see [Chapter 259.105](#)(4), F.S.]. Refer to the [application addendum](#) on our website.
- 7) Whether the project is proposed for fee simple or less-than-fee acquisition.
 - a. If a less-than-fee acquisition is proposed, include a brief description of the current use(s) of the property. Also include any known activities or property rights proposed to be acquired by the state and those proposed to be retained by the property owner.
 - b. If project is proposed for fee simple acquisition, include the proposed land manager and a management commitment letter from the agency/entity upon application submittal. Applications for fee simple projects may be delayed if a management commitment from the recommended agency/entity is not included.
- 8) Whether the project is on another state acquisition list? If so, which one?

Attachment B. Ownership and tax information must include:

- 1) One (1) copy of the county property appraiser's property tax card for each parcel of land within the proposal. The tax card should include the following:
 - a. Tax parcel identification number
 - b. Just or market tax assessed value and tax assessed value.
 - c. Owners' names and addresses
 - d. Description and value of improvements.
 - e. Tax parcel acreage and its improvements.
 - f. Ad valorem taxes assessed on the property
- 2) If multiple parcels are included in the project proposal, summarize in table format by county, parcel ID, owner, acres and tax assessed value.
- 3) A letter from each property owner confirming their willingness to sell or a statement from the applicant asserting that each owner has been contacted.

Attachment C. Maps and Aerial Photographs

- 1) Provide shapefiles for the proposed project that depicts the project boundaries or show the property boundaries on a U.S. Geological Survey (USGS) topographic quadrangle map(s). USGS topographic quadrangle maps can be obtained from the Department of Environmental Protection's [Land Boundary Information System](#) (LABINS) or the [U.S. Geological Survey](#).
- 2) Mark the boundaries of the proposed addition on county tax maps, overlain on aerials if available. If tax aerial overlays are not available, aerials or [Digital Orthophoto Quadrangle](#) (DOQs) and tax maps should be submitted. DEP's [Map Direct](#) can also be used to assist with developing aerial and tax maps.
- 3) Mark the boundaries of the proposal on Florida Department of Transportation (FDOT) [county highway maps](#).

**Florida Forever
Boundary Amendment Application**



Authorized Representative

In accordance with the Florida Forever application process, the following individual is authorized as the primary point of contact for all matters concerning this application on behalf of the owner(s) of the real property described below, in Marion County, Florida.

Property/project name: Green Acres Addition

Name/Affiliation of Authorized Representative: Willy the Losen, Putnam Land Conservancy

Mailing Address: P.O. Box 667 Interlachen FL 32148
Street City State ZIP

Primary Phone: (386) 336-5400 Email: plc@putnamlandconservancy.org

Property information

Section 34 Township 13 Range 23
Lat/Long 29.31131481001178, -81.97533072079311
Acres 305.00

Parcel identification number(s):
09795-000-00

Landowner Information

Janet Bielling Zugar Sept 12
Landowner Signature Date

Janet Bielling Zugar
Landowner Name (print)

Mailing Address: 3317 SE 12th St Ocala Fla 34471
Street City State ZIP

Primary Phone: (352) 346-0799 Email: Swampdarter@gmail.com

Please note: The landowner's signature above is not intended to preclude any representative of the Department of Environmental Protection, Division of State Lands (DSL), from contacting the property owner(s) directly concerning the property.

This form is not intended to create or acknowledge an exclusive property listing agreement or any business relationship between the owner(s) of the property and the individual(s) named above. Owner understands that any commission or fee charged by the person named above in connection with the property is the sole responsibility of the landowner.

This authorization will remain in effect throughout the application process unless written notice of rescission by the owner(s) named above is received by the DSL.

Project Summary

The 317-acre Green Acres Addition, located in Marion County, is located 3 miles south from the town of Fort McCoy and 10 miles northeast from the city of Ocala. The majority of this project is utilized for timber production and significantly contributes to the protection of aquifer recharge areas, sustainable forestry operations, habitat for rare species, and the Florida ecological greenways network. Additionally, this project contains approximately 1,000 feet of Daisy Creek and an additional 3,800 feet of a smaller, unnamed creek. These two creeks converge within this addition and continue to the Ocklawaha River Aquatic Preserve, one of only 45 designated Aquatic Preserves in Florida.

Attachment A

1. Location:

The Green Acres Addition is located in northeastern Marion County and is located just west of both the Rainey Pasture Ag and Conservation Easement and the Marjorie Harris Carr Cross Florida Greenway. This addition is located 3.3 miles south of Fort McCoy and abuts NE Highway 315. This addition is in the Ocala to Osceola portion of the Florida Wildlife Corridor and contains a section of Daisy Creek, which is a tributary of the Ocklawaha River.

2. Resource Characteristics:

Physical: This addition is composed of one parcel and is a mix of silviculture and natural areas. The majority of this addition is currently being utilized for timber production. There is one house, two equipment barns, and exterior fencing.

Biological and Natural Resources: According to FNAI's Cooperative Land Cover map, there are at least 7 natural communities within the Green Acres Addition. The majority of the property is listed as Coniferous Plantation (67%), Mixed Wetland Hardwoods (12%), and Mesic Flatwoods (10%). Additionally, 99% of this project contributes to Strategic Habitat Conservation Areas (B1), Rare Species FNAI Habitat Conservation Priorities (B2), and Ecological Greenways (B3).

Hydrological: 100% of this project contributes to both Significant Surface Water Protection (C5) and Aquifer Recharge (D3). Additionally, 32% is listed as Natural Floodplain Function (C4) and 13% is Functional Wetlands (C8). 32% of the project is within Zone A of the 100 Year Floodzone (I1).

This project also contains a portion of Daisy Creek, which is a part of the Ocklawaha River Aquatic Preserve. (See Map 4: Ocklawaha River Aquatic Preserve on page 15).

Archaeological and Historical: There are no known archaeological or historical landmarks or features within the amendment boundary.

3. Public Use Opportunities:

As this addition is proposed as a less-than-fee project, there are limited public use opportunities.

4. Potential Threats from Development:

While there are no current plans for development on the property, the city of Ocala is located only 10 miles away and is constantly expanding.

5. Local Resolutions related to the potential public acquisition of the project:

None known.

6. Florida Forever Criteria, Goals, and Performance Measures (Section 259.105(4), Florida Statutes):

This project meets Florida Forever Goals A, B, C, D, G, and I. Below is evidence of how the proposed addition meets these goals.

Goal A:

1. **Enhancement of Essential Natural Resources:** 314 acres are Strategic Habitat Conservation Areas, 314 acres are Rare Species FNAI Habitat Conservation Priorities, 274 acres are Sustainable Forestry, and 32 acres are Under-Represented Natural Communities.

Ecosystem Services: 101 acres of Natural Floodplain Function, 317 acres of Significant Surface Water Protection, 317 acres of Aquifer Recharge, and 41 acres of Functional Wetlands.

Connecting Linkage Corridors: 315 acres are in the Florida Wildlife Corridor.

2. The proposed as less-than-fee acquisition (conservation easement).

Goals B through I:

Table A6 on page 17 lists the number of acres and the percentage of the property for each Florida Forever Measure that this project meets for these goals. The Measures met are: B1, B2, B3, B4, C4, C5, C8, D3, G1 and I1

7. Acquisition Type:

This addition is proposed as a less-than-fee acquisition.

Current Property Uses: The majority of this addition is currently being utilized for timber production. There is one house, two equipment barns, and exterior fencing.

Rights to be Acquired: Future development rights.

Rights to be Retained: The owners would like to retain the right to grow and harvest timber, maintain a small group of cattle in the future, and maintain/restore any existing structures within the easement.

8. State Acquisition Lists:

This property was submitted to the Rural and Family Lands Protection Program in 2025 and was ranked number 343. The owners wish to pursue Florida Forever funding to ensure protection of the land and natural resources.

Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser



501 SE 25th Avenue, Ocala, FL 34471 Telephone: (352) 368-8300 Fax: (352) 368-8336

2026 Property Record Card

09795-000-00

[GOOGLE Street View](#)

Prime Key: 175145

[MAP IT+](#)

Current as of 2/16/2026

Property Information

More Names

ZUGAR FAMILY TRUST
ZUGAR GARY N TR ET AL
3317 SE 12TH ST
OCALA FL 34471-2943

Taxes / Assessments:

Map ID: 265
Millage: 9001 - UNINCORPORATED

M.S.T.U.

PC: 55

Acres: 305.00

More Situs

Situs: 11222 NE HWY 315 FORT MCCOY

2025 Certified Value

Land Just Value	\$2,706,340		
Buildings	\$329		
Miscellaneous	\$2,797	Impact	
Total Just Value	\$2,709,466	Land Class Value	(\$2,600,072)
Total Assessed Value	\$109,394	Total Class Value	\$106,268
Exemptions	\$0	<u>Ex Codes:</u> 08	\$109,394
Total Taxable	\$109,394		

History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$2,706,340	\$329	\$2,797	\$2,709,466	\$109,394	\$0	\$109,394
2024	\$2,460,400	\$34,636	\$3,077	\$2,498,113	\$131,068	\$0	\$131,068
2023	\$2,337,430	\$26,272	\$2,797	\$2,366,499	\$129,260	\$0	\$129,260

Property Transfer History

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
8365/0930	06/2024	26 TRUSTEE	7 PORTIONUND INT	U	I	\$777,500
8365/0921	06/2024	77 AFFIDAVIT	0	U	I	\$100
8365/0913	06/2024	77 AFFIDAVIT	0	U	I	\$100
8365/0911	04/2020	71 DTH CER	0	U	I	\$100
8365/0910	06/2015	71 DTH CER	0	U	I	\$100
2809/0641	05/2000	07 WARRANTY	0	U	I	\$100
LA90/0035	11/1990	EI E I	0	U	I	\$70,194
EX87/0382	11/1987	EI E I	0	U	I	\$71,136
1405/0874	02/1987	07 WARRANTY	9 UNVERIFIED	U	I	\$15,000
UNRE/INST	11/1986	50 CONTRACT	9 UNVERIFIED	Q	V	\$15,000

Property Description

SEC 34 TWP 13 RGE 23
E 7/8 OF N 1/2 OF S 1/2 W OF SR-315 &
E 7/8 OF S 1/2 OF S 1/2
EX RWY FOR SR-315 &
SEC 35 TWP 13 RGE 23
W 1/2 OF SW 1/4 OF SW 1/4 &
SEC 02 TWP 14 RGE 23

Land Data - Warning: Verify Zoning

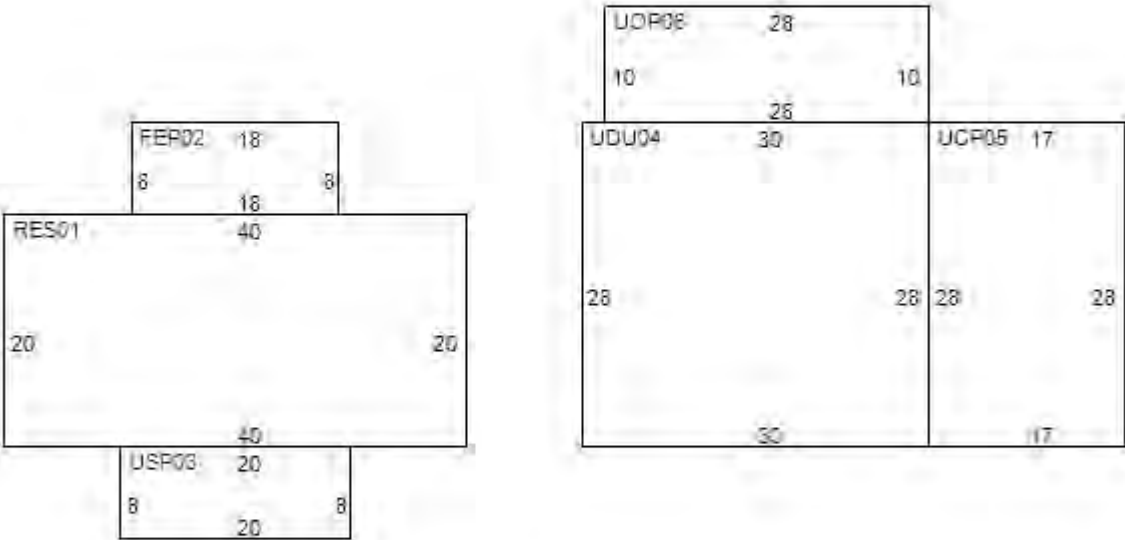
Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0100		3,585.0	3,584.0	A1	1.00	AC						
5562		.0	.0	A1	224.00	AC						
5711		.0	.0	A1	60.00	AC						
9600		.0	.0	A1	20.00	AC						
9994		.0	.0	A1	1.00	UT						

Neighborhood 0315
Mkt: 3 70

Traverse

Building 1 of 1

RES01=L40D20R40U20.L11
FEP02=U8L18D8R18.R11D20L10
USP03=D8L20U8R20.R20
UDU04=R30U28L30D28.R30
UCP05=R17U28L17D28.U28
UOP06=U10L28D10R28.



Building Characteristics

Improvement 1F - SFR- 01 FAMILY RESID
Effective Age 9 - 40-99 YRS
Condition 0

Year Built 1958
Physical Deterioration 0%
Obsolescence: Functional 0%

Quality Grade		1		Obsolescence: Locational		0%	
Inspected on		4/10/2025 by 183		Architecture		0 - STANDARD SFR	
				Base Perimeter		120	

Type	ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES	01	28 - SF ALUM SIDING	1.00	1958	N	0 %	0 %	800	800
FEP	02	28 - SF ALUM SIDING	1.00	1993	N	0 %	0 %	144	144
USP	03	01 - NO EXTERIOR	1.00	1993	N	0 %	0 %	160	160
UDU	04	28 - SF ALUM SIDING	1.00	1958	N	0 %	0 %	840	840
UCP	05	01 - NO EXTERIOR	1.00	1993	N	0 %	0 %	476	476
UOP	06	01 - NO EXTERIOR	1.00	1993	N	0 %	0 %	280	280

Section: 1

Roof Style: 10 GABLE	Floor Finish: 24 CARPET	Bedrooms: 2	Blt-In Kitchen: Y
Roof Cover: 16 GALVANIZED MTL	Wall Finish: 16 DRYWALL-PAINT	4 Fixture Baths: 0	Dishwasher: N
Heat Meth 1: 22 DUCTED FHA	Heat Fuel 1: 10 ELECTRIC	3 Fixture Baths: 1	Garbage Disposal: N
Heat Meth 2: 00	Heat Fuel 2: 00	2 Fixture Baths: 0	Garbage Compactor: N
Foundation: 3 PIER	Fireplaces: 2	Extra Fixtures: 2	Intercom: N
A/C: N			Vacuum: N

Miscellaneous Improvements

Type	Nbr	Units	Type	Life	Year In	Grade	Length	Width
190 SEPTIC 1-5 BTH	1.00	UT	99	1969	1	0.0	0.0	
256 WELL 1-5 BTH	1.00	UT	99	1969	1	0.0	0.0	
256 WELL 1-5 BTH	1.00	UT	99	1968	1	0.0	0.0	
190 SEPTIC 1-5 BTH	1.00	UT	99	1968	1	0.0	0.0	
114 FENCE BOARD	150.00	LF	10	1993	5	0.0	0.0	
UCP CARPORT-UNFIN	570.00	SF	40	1993	1	19.0	30.0	
048 SHED OPEN	280.00	SF	15	1969	1	14.0	20.0	
UDU UTILITY-UNFINS	448.00	SF	40	1969	1	14.0	32.0	
259 WELL 04-12IN	1.00	UT	99	2025	1	0.0	0.0	

Appraiser Notes

OLD UDU 28X36(OLD CABIN) N/A, N/V, FALLING DOWN..

Planning and Building
** Permit Search **

Permit Number	Date Issued	Date Completed	Description
2025100700	10/29/2025	11/22/2025	60 AMP SERVICE FOR A WELL - LIVESTOCK

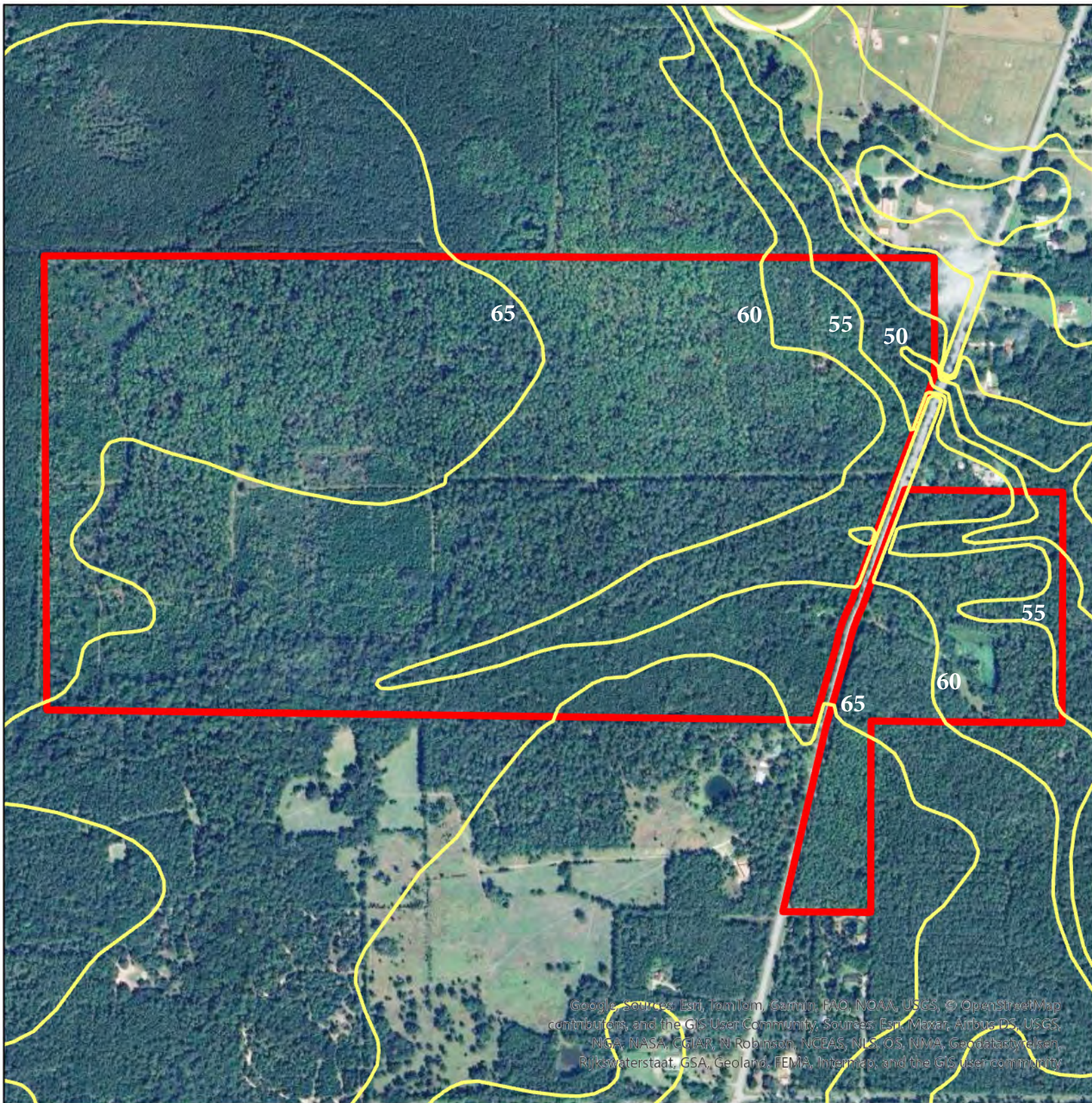
Parcel Summary Table

County	Parcel ID	Owner	Acreage (Prop Appraiser)	Total Just Value	Acquisition Type
Marion	09795-000-00	Zugar Family Trust	305	2,709,466	Less Than Fee
Total:			305	2,709,466	



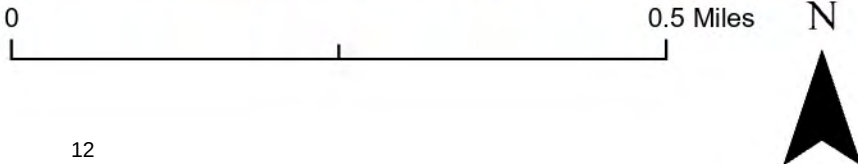
Topo Map

Green Acres Addition



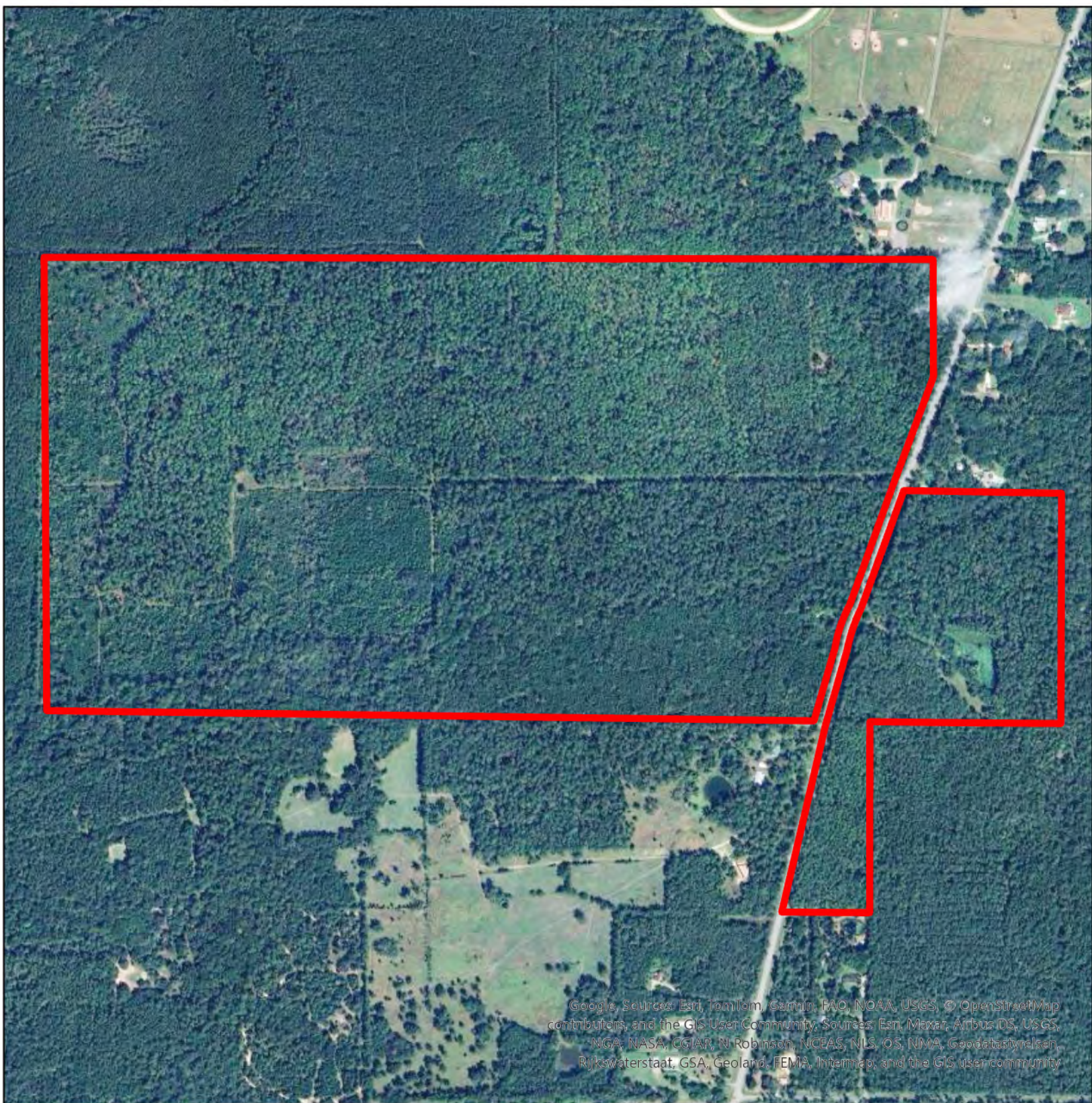
Google, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community, Sources: Esri, Maxar, Airbus DS, USGS, NSA, NASA, CGIAR, N. Robinson, NCEAS, NLS, OS, NIMA, Geonatanstyreisen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap, and the GIS user community

 Zugar - Green Acres





Aerial Map Green Acres Addition

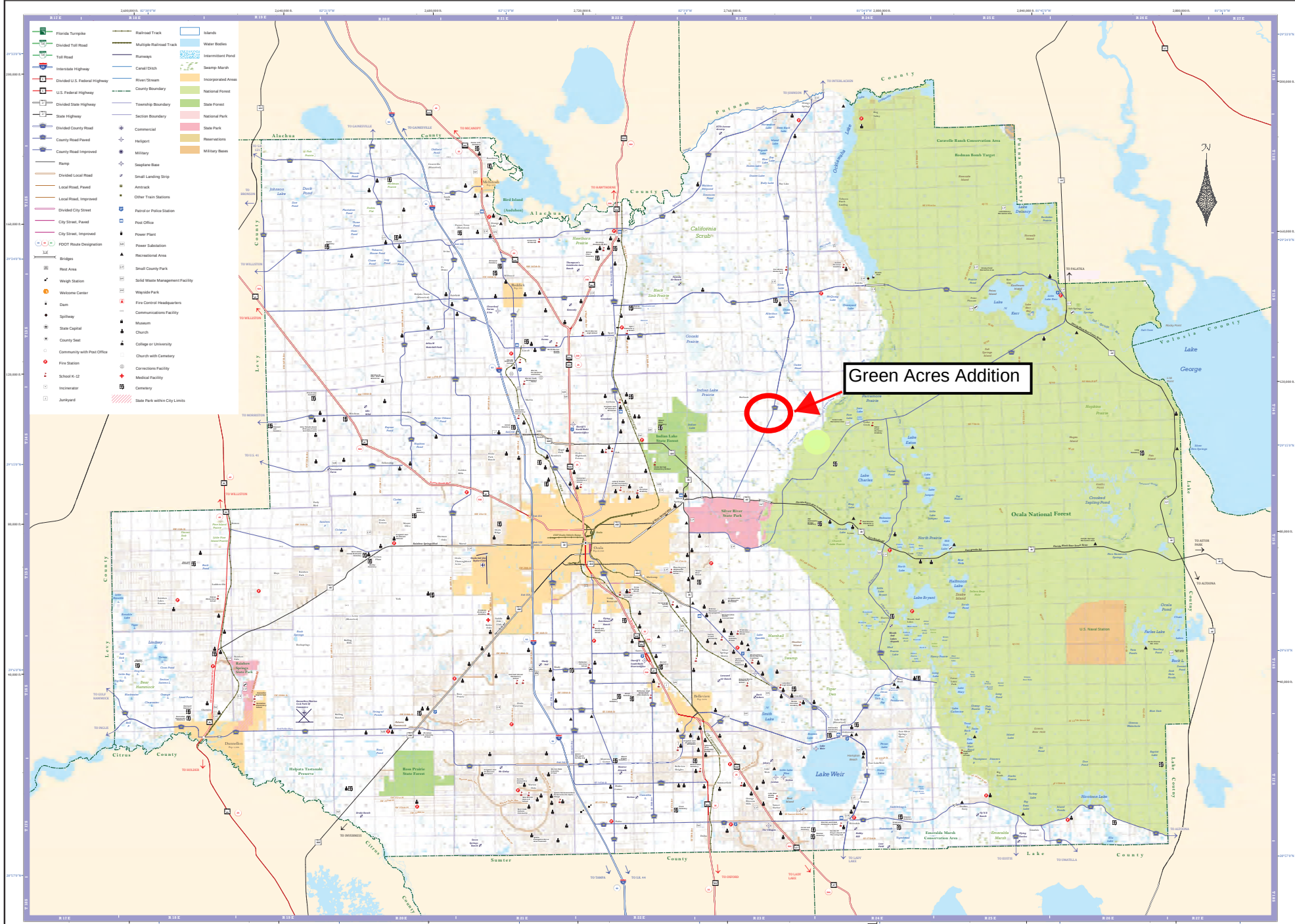


Google, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community, Sources: Esri, Maxar, Airbus DS, USGS, NGA, NASA, CGIAR, N. Robinson, NCEAS, NLS, OS, NIMA, Geodatasynthese, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap, and the GIS user community

 Zugar - Green Acres

0 0.5 Miles





Green Acres Addition

This map was compiled from a variety of Federal, State, and local data sources. Florida Department of Transportation (FDOT) aerial photography completed on December 2010, and previously published County General Highway Maps. This map was prepared on the Albers Equal Area Conic Projection, 1983 North American Datum.

Some transportation data is provided by Navteq North America, LLC, and is Copyright 2010, Navteq North America, LLC.

The railroad stations on this map do not necessarily denote the presence of a depot or the facility to stop by a point, such as a platform or siding, designated for the receipt or delivery of freight. No attempt has been made to show all drainage canals or ditches.

All populations are taken from the United States Census Bureau, in 2010 the population of Marion County was 231,208.

The Florida Department of Transportation (FDOT) is providing this data "as is" and FDOT disclaims any and all warranties, whether expressed or implied, including (without limitation) any implied warranty of merchantability or fitness for a particular purpose. In no event will FDOT be liable to you or any third party for any direct, indirect, incidental, consequential, special, or exemplary damages or lost profits resulting from any use or misuse of this data.

Maps of this series are in the public domain. The maps are compiled and published using public tax maps and are copyrighted to prevent reproduction and made for profit.

For the price and availability of this map, contact Maps and Publications, Florida Department of Transportation, Tallahassee, FL 32304-0430. Phone (904) 914-4050.

**General Highway Map
Marion County
Florida**

Prepared by the
Surveying and Mapping Office
State of Florida
Department of Transportation
February 2014

Copyright Florida Department of Transportation 2014

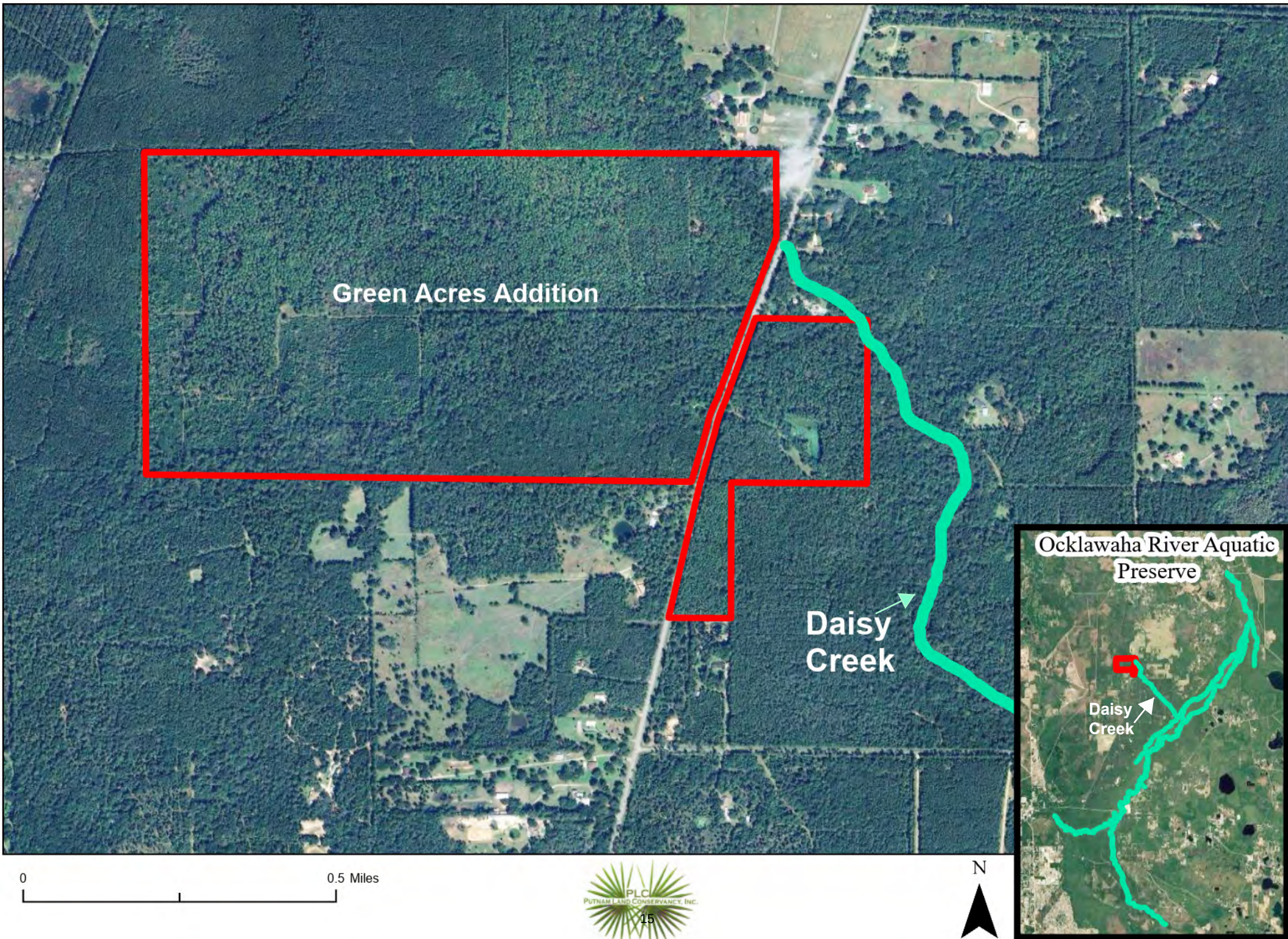


Copyright Submitted

Final Approved

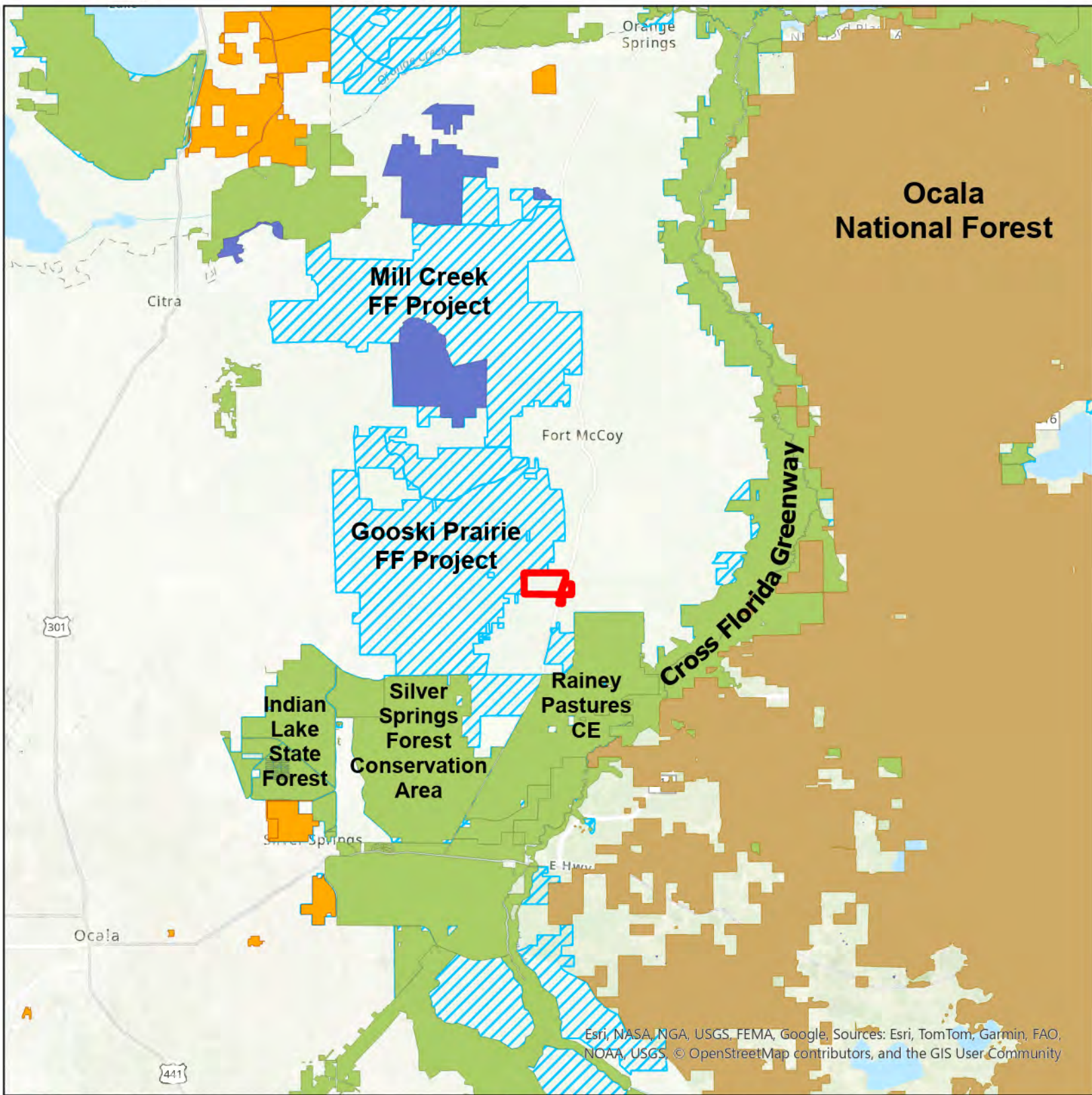


Ocklawaha River Aquatic Preserve

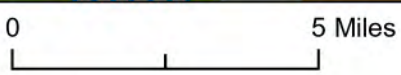




Nearby Conserved Lands - Green Acres Addition



- Zugar - Green Acres
- Conservation Lands**
- Federal
- State
- Local
- Private



Esri, NASA, NGA, USGS, FEMA, Google, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Table A6

Zugar- Green Acres

Florida Forever Measures Evaluation

Source: Functional Wetlands

Date: 5/5/2025 Upland: 276.4 Acres
GIS Acres: 317.87 Wetland: 41.4 Acres

MEASURES

<u>B1: Strategic Habitat Conservation Areas¹</u>	<u>Acres</u>	<u>% of Project</u>
PRIORITY_3	244.2	77
PRIORITY_5	69.9	22
Totals:	314.2	99

<u>B2: Rare Species FNAI habitat Conservation Priorities¹</u>	<u>Acres</u>	<u>% of Project</u>
PRIORITY_5	37.8	12
PRIORITY_6	276.4	87
Totals:	314.2	99

<u>B3: Ecological Greenways¹</u>	<u>Acres</u>	<u>% of Project</u>
PRIORITY_3	314.8	99
Totals:	314.8	99

<u>B4: Under-represented Natural Communities¹</u>	<u>Acres</u>	<u>% of Project</u>
PINE_FLATWOODS__G4__	32.0	10
Totals:	32.0	10

<u>C4: Natural Floodplain Function¹</u>	<u>Acres</u>	<u>% of Project</u>
PRIORITY_3	70.7	22
PRIORITY_4	30.6	10
Totals:	101.3	32

<u>C5: Significant Surface Water Protection¹</u>	<u>Acres</u>	<u>% of Project</u>
PRIORITY_1	62.0	20
PRIORITY_2	132.9	42
PRIORITY_4	121.9	38
Totals:	316.8	100

<u>C8: Functional Wetlands¹</u>	<u>Acres</u>	<u>% of Project</u>
PRIORITY_3	34.0	11
PRIORITY_4	7.5	2
Totals:	41.4	13

<u>D3: Aquifer Recharge¹</u>	<u>Acres</u>	<u>% of Project</u>
PRIORITY_5	317.0	100
Totals:	317.0	100

<u>G1: Sustainable Forestry¹</u>	<u>Acres</u>	<u>% of Project</u>
PRIORITY_2	34.5	11
PRIORITY_3	212.5	67
PRIORITY_5	27.1	9
Totals:	274.1	86

<u>Cooperative Land Cover 3.8²</u>		
MESIC_FLATWOODS	31.6	10
MIXED_HARDWOOD_CONIFEROUS	4.6	1
SHRUB_AND_BRUSHLAND	24.8	8
RURAL_OPEN	0.1	0
TRANSPORTATION	0.5	0
MIXED_SCRUB_SHRUB_WETLAND	1.3	0
FLOATING_EMERGENT_AQUATIC_VEGETATIC	1.8	1
MIXED_WETLAND_HARDWOODS	38.5	12
RESIDENTIAL__LOW_DENSITY	2.0	1
CONIFEROUS_PLANTATIONS	211.6	67
Totals:	316.8	100

<u>I1: 100 Year Floodzone³</u>	<u>Acres</u>	<u>% of Project</u>
A	101.5	32
Totals:	101.5	32

Note: Acres of each resource in the project and percentage of project represented by each resource are listed except where noted.

This analysis converts site boundary into pixels, which causes slight differences from GIS acres; this effect is most noticeable on small sites.

¹ Florida Forever Measures Evaluation (FFME) calculated from the Florida Forever Conservation Needs Assessment (FFCNA) gis data layers developed by the Florida Natural Areas Inventory (FNAI)

² Florida Fish and Wildlife Conservation Commission and Florida Natural Areas Inventory. 2024. Cooperative Land Cover version 3.8 Vector. Tallahassee, FL

³ https://services1.arcgis.com/CY1LXxl9zIJeBuRZ/arcgis/rest/services/Florida_Region_3_FEMA_Flood_Zones/FeatureServer



Florida Natural Areas Inventory

To: Sine Murray, DEP/OES
From: Dale R. Jackson, Ph.D., FNAI
Date: March 16, 2026
Subject: Proposed Boundary Modification to Florida Forever BOT Project: Gooski Prairie – Green Acres Addition (Marion County)

The major goal of the Gooski Prairie Florida Forever Project is to close a strategic gap in an extensive ecological corridor of managed lands connecting the Ocala National Forest northward into southeastern Alachua County. The project would indirectly support outdoor recreation opportunities on nearby public lands by enhancing regional biodiversity within a rapidly growing region of the state. The project would also contribute to the protection of the headwaters of Daisy Creek, a tributary of the Ocklawaha River, an Outstanding Florida Waterway. The ca. 318-acre Green Acres property is proposed as an addition to the project. The property is proposed for less-than-fee protection.

The proposed site lies ca. 3 miles south of Ft. McCoy in north-central Marion County. It is contiguous on its western boundary and half of its northern boundary with the Gooski Prairie project, which itself is contiguous on its north with the Mill Creek project and on the south with the Heather Island/Ocklawaha River (and by further connection the Florida's First Magnitude Springs) project. These projects (though not this proposed addition) are adjacent to several conservation lands, including Mill Creek Mitigation Bank, Silver Springs Forest Conservation Area, and Rainey Pasture Agricultural and Conservation Easement, all of which themselves border additional conservation lands.

Most of the Gooski Prairie project is disturbed, with timber production and livestock grazing being the predominant uses. Scattered throughout its matrix of silvicultural and pasture lands are a large number and variety of mostly isolated wetlands. The small addition proposed here is almost fully wooded, however, with a slightly declining elevational gradient toward the east (from ca. 67 ft to 50 ft) as the land drains to Daisy Creek, which barely cuts across the eastern edge of the property. An intermittent tributary flows across the southern portion of the site toward the creek. Most of the forest on the site is probably second-growth hardwood/coniferous mix, likely following past timbering. Remote analysis indicates that 10% of the site (32 ac.) supports mesic/wet flatwoods, an under-represented natural community. The site is undeveloped, with the chief anthropogenic structures being an east-west unpaved road bisecting the property into northern and southern halves (with smaller roads stemming from it), and highway CR-315 crossing the eastern portion of the property. A small impoundment is visible between this road and Daisy Creek.

The tract lies within a region in which the Florida Fish and Wildlife Conservation Commission considers the Florida black bear (*Ursus americanus floridanus*; G5T4/S4, N, N) to be frequent. The FNAI database has no additional records of rare/listed species on site, although this may reflect lack of onsite field surveys, as a few rare reptiles, birds, mammals, and plants have been recorded within 5 miles.

The Florida Forever Measures Evaluation (FFME) below is based on the Florida Forever Conservation Needs Assessment developed by FNAI. The data used in that analysis represent a standardized, statewide perspective of natural resources. All or most (> 95%) of the proposal contributes to Aquifer Recharge (priority 5), Surface Water Protection (priorities 1, 2, and 4), Ecological Greenways (priority

3), FNAI Habitat Conservation Priorities (priorities 5 and 6), and Strategic Habitat Conservation Areas (priorities 3 and 5). Just more than three-quarters contributes to Sustainable Forestry (chiefly priorities 2-4), and one-third contributes to Natural Floodplain Function (priorities 3 and 4).

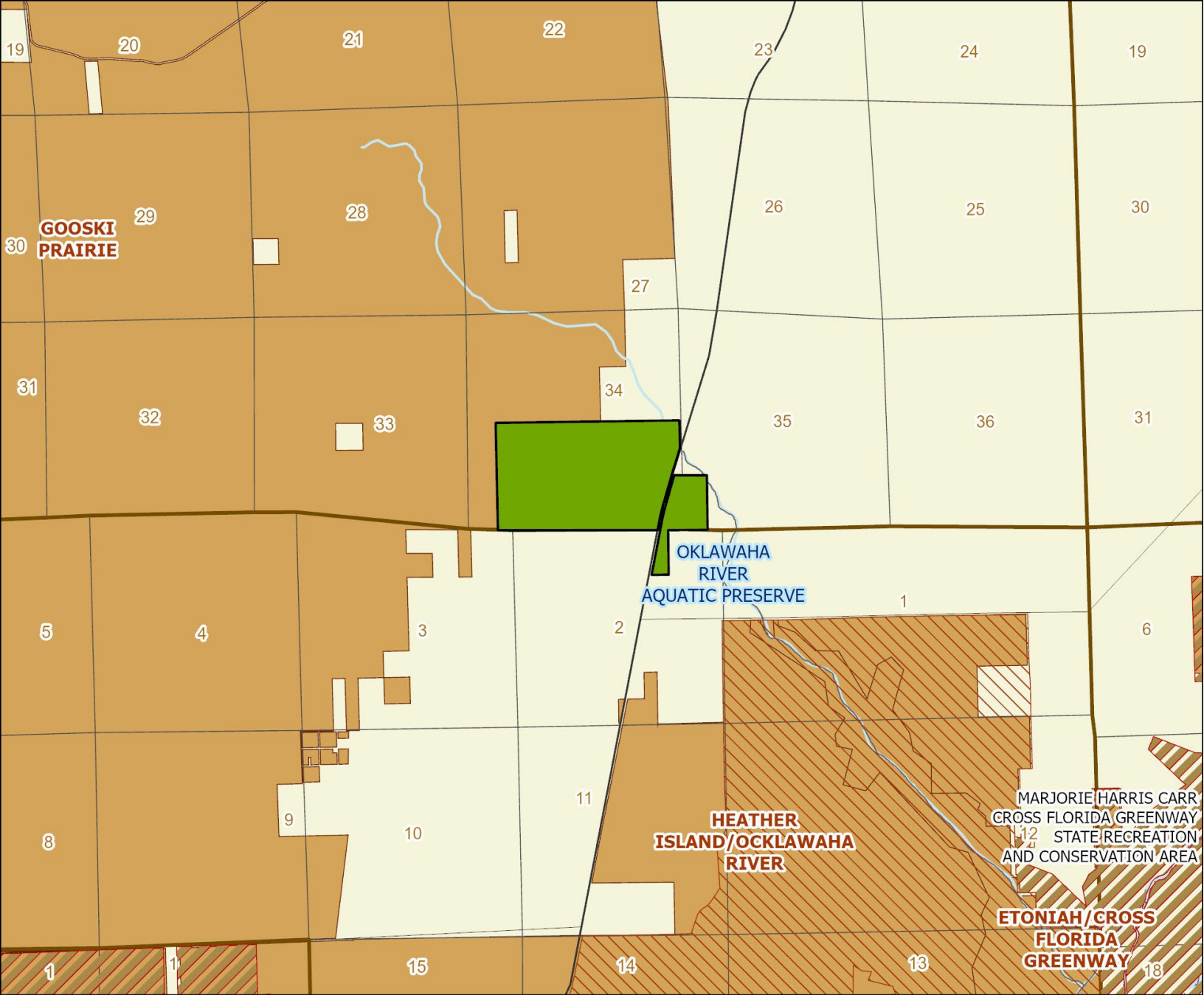
Gooski Prairie (Green Acres Addition): Florida Forever Measures Evaluation 20260304

GIS ACRES = 318

MEASURES	Resource Acres ^a	% of project
B1: Strategic Habitat Conservation Areas		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	244	77%
Priority 4	0	0%
Priority 5	64	20%
Total Acres	308	97%
B2: FNAI Habitat Conservation Priorities		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	0	0%
Priority 4	0	0%
Priority 5	38	12%
Priority 6	276	87%
Total Acres	314	99%
B3: Ecological Greenways		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	315	99%
Priority 4	0	0%
Priority 5	0	0%
Total Acres	315	99%
B4: Under-represented Natural Communities		
Upland Glade (G1)	0	0%
Pine Rockland (G1)	0	0%
Scrub and Scrubby Flatwoods (G2)	0	0%
Rockland Hammock (G2)	0	0%
Dry Prairie (G2)	0	0%
Seepage Slope (G2)	0	0%
Sandhill (G3)	0	0%
Sandhill Upland Lake (G3)	0	0%
Upland Pine (G3)	0	0%
Mesic/Wet Flatwoods (G4)	32	10%
Upland Hardwood Forest (G5)	0	0%
Total Acres	32	10%
B6: Occurrences of FNAI Tracked Species		
G1	0	
G2	0	
G3	0	
G4	1	
G5	0	
Total	1	
C4: Natural Floodplain Function		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	44	14%
Priority 4	57	18%
Priority 5	0	0%
Priority 6	0	0%
Total Acres	101	32%

MEASURES (continued)	Resource Acres ^a	% of project
C5: Surface Water Protection		
Priority 1	62	20%
Priority 2	133	42%
Priority 3	0	0%
Priority 4	122	38%
Priority 5	0	0%
Priority 6	0	0%
Priority 7	0	0%
Total Acres	317	100%
C7: Fragile Coastal Resources		
Fragile Coastal Uplands	0	0%
Imperiled Coastal Lakes	0	0%
Coastal Wetlands	0	0%
Total Acres	0	0%
C8: Functional Wetlands		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	36	11%
Priority 4	6	2%
Priority 5	0	0%
Priority 6	0	0%
Total Acres	41	13%
D3: Aquifer Recharge		
Priority 1	0	0%
Priority 2	0	0%
Priority 3	0	0%
Priority 4	0	0%
Priority 5	317	100%
Priority 6	0	0%
Total Acres	317	100%
E2: Recreational Trails (miles)		
(prioritized trail opportunities from Office of Greenways and Trails & Univ. Florida)		
Land Trail Priorities	0.0	
Land Trail Opportunities	0.0	
Total Miles	0.0	
F2: Arch. & Historical Sites (number)		0 sites
G1: Sustainable Forestry		
Priority 1	3	1%
Priority 2	36	12%
Priority 3	143	45%
Priority 4	53	17%
Priority 5	7	2%
Total Acres	243	77%
G3: Forestland for Recharge		0 0%

^aAcres of each resource in the project and percentage of project represented by each resource are listed except where noted. This analysis converts site boundary into pixels, which causes slight differences from GIS acres; this effect is most noticeable on small sites.



GOOSKI PRAIRIE FLORIDA FOREVER PROJECT GREEN ACRES ADDITION BOUNDARY AMENDMENT

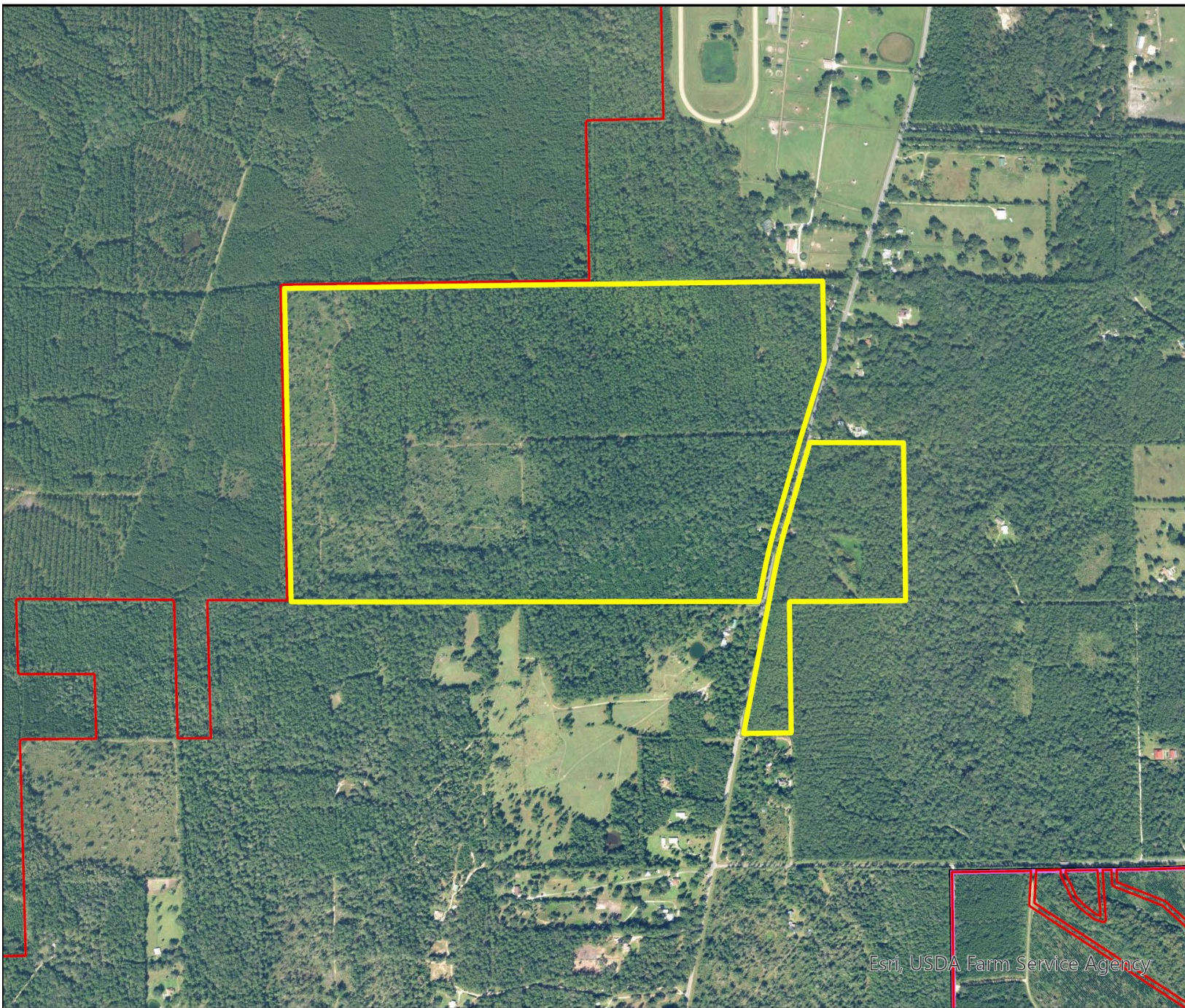
MARION COUNTY

-  Florida Forever Proposed Addition
-  Florida Forever BOT Projects
-  State Conservation Lands
-  Other Conservation Lands
-  State Aquatic Preserve



GOOSKI PRAIRIE FLORIDA FOREVER PROJECT GREEN ACRES ADDITION BOUNDARY AMENDMENT

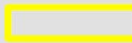
FLORIDA FOREVER BOARD OF TRUSTEES PROJECT PROPOSED ADDITION AS OF MARCH 2026



Map Produced by: FL Natural Areas Inventory, N. Pasco, March 2026

Background: USA NAIP Aerial Imagery Resolution = 0.3 meter



-  Florida Forever Proposed Addition
-  Florida Forever BOT Projects
-  Existing Private Conservation Lands

