

# Maytown Flatwoods

## Brevard County

## Less-Than-Fee

### Purpose for State Acquisition

Acquiring a conservation easement over the Maytown Flatwoods would advance several major Florida Forever goals: preserving 3,060 acres of strategic habitat; 1,189 acres of rare species habitat for wood storks and the Florida sandhill crane; 7,598 acres of land for creating ecological greenways; 2,080 acres of natural floodplain; and various priorities of land that contribute to surface-water protection. A conservation easement would also protect thousands of acres of water-recharge land for springs, sinks, and the aquifer.

### Manager

The owner has expressed interest in preserving this land with a conservation easement, which would be monitored by the Office of Environmental Services (OES) of the Division of State Lands.

### General Description

The Maytown Flatwoods project is about 7,187 (GIS) acres with a tax-assessed value of \$7,189,500. All but 379 acres are owned by the Miami Corporation or Swallowtail LLC. The Swallowtail property was purchased by Miami Corporation to assist Brevard County with their conservation goals.

The project is located in northern Brevard County, adjacent to the Buck Lake Conservation Area which is managed by the St. Johns River Water Management District. Other conservation properties in the area include the Charles H. Bronson State Forest, Little Big Econ State Forest, Salt Lake Wildlife Management Area and the Seminole Ranch Conservation Area. Currently the property is under a long-rotation

silvicultural management regime. The project is being offered as a less-than-fee acquisition.

Natural communities located within the project include wet prairie, depression marsh, basin marsh and swamp, hydric hammock, dome swamp, and pine plantation. Several listed species are likely to occur on the tract. These include the Florida black bear, American alligator, little blue heron, gopher tortoise, and white ibis.

In 1998, the project area was devastated by wildfires that consumed most of the timber on the tract. Following the 1998 wildfires, the tract was aerially seeded with slash pine creating an even-age stand that is approximately 10 years in age. Mechanical treatments to control the understory have been used in lieu of prescribed fire. Scattered across the tract are numerous dome swamps in various conditions. Cypress trees in some of the domes are being harvested.

### Public Use

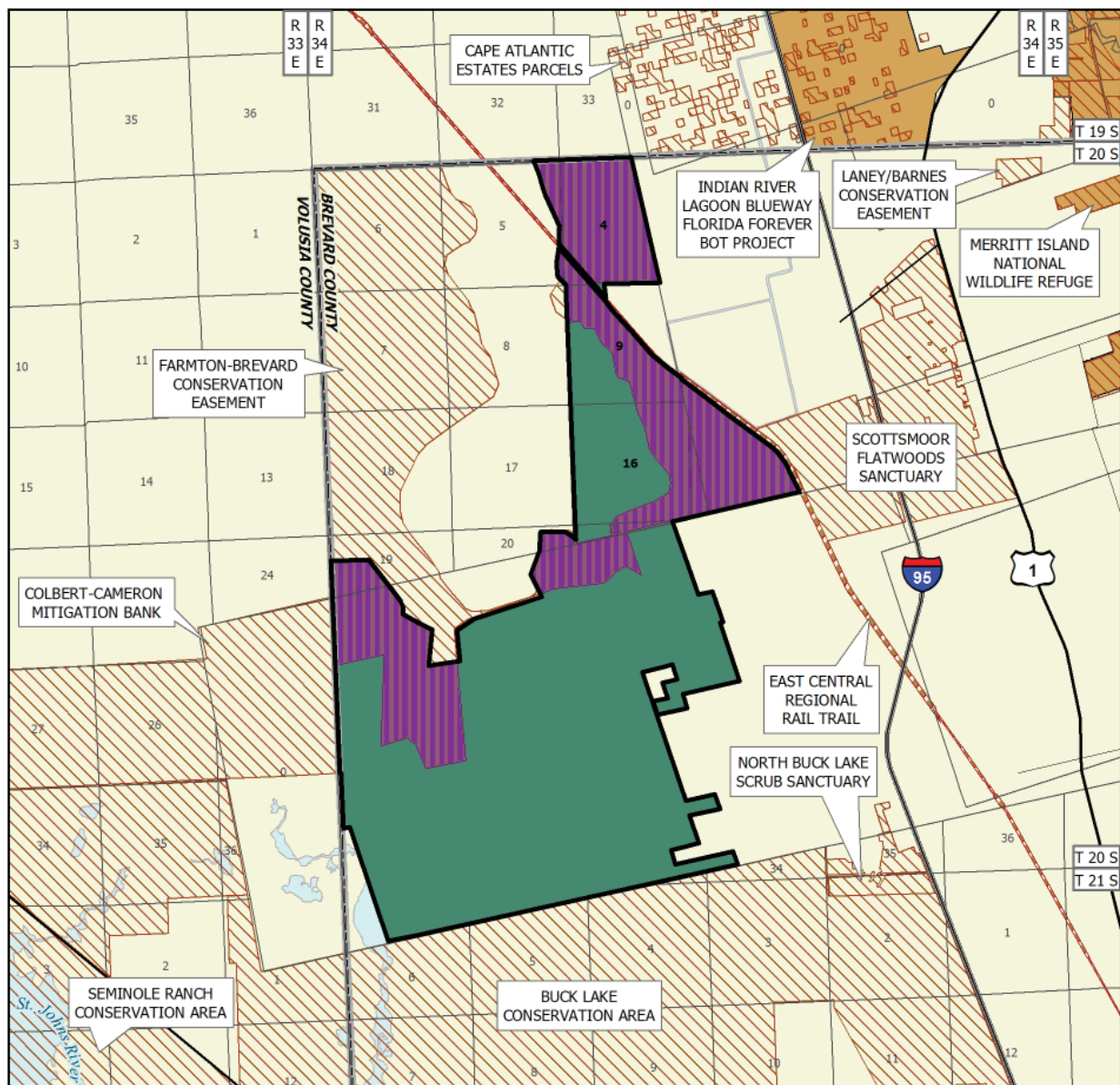
When the project is acquired as a less-than-fee acquisition, there will likely not be any public access granted under the terms of the easement, except the already established Rails-to-Trails project that runs along an abandoned Florida East Coast Railway right-of-way.

### Acquisition Planning

On December 11, 2009 ARC recommended that this project be added to the 2010 Florida Forever list as a Less-than-Fee project.

| Maytown Flatwoods<br>FNAI Elements             |         |
|------------------------------------------------|---------|
| Florida Black Bear                             | G5T2/S2 |
| <i>Celestial Lily</i>                          | G2/S2   |
| <i>Pine Pinweed</i>                            | G2/S2   |
| 3 rare species are associated with the project |         |

|                                   |             |
|-----------------------------------|-------------|
| Placed on List                    | 2010        |
| Project Area (GIS Acres)          | 7,175       |
| Acres Acquired (GIS)              | 2,231       |
| at a Cost of                      | \$0         |
| Acres Remaining (GIS)             | 4,944       |
| Estimated (Tax Assessed) Value of | \$7,189,500 |

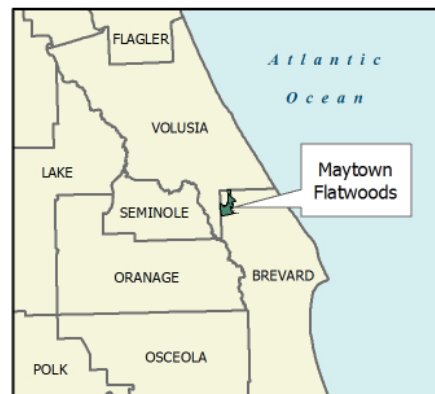


## MAYTOWN FLATWOODS

### BREVARD COUNTY

-  Florida Forever BOT Project Boundary
-  Acquired for Conservation (Less-Than-Fee)
-  Essential Parcel(s) Remaining
-  Other Florida Forever BOT Projects
-  State Owned Lands
-  Other Conservation Lands

0 0.5 1 2  
Miles



SEPTEMBER 2013

### **Coordination**

The Nature Conservancy is considered a partner on this project. Brevard County's Environmentally Endangered Lands program may participate in the acquisition and management of the Swallowtail or Membrey parcel.

### **Management Policy Statement**

As a proposed conservation easement or other less-than-fee interest, the project will be managed by the private landowner with restrictions. The purchase of the development rights, the prohibition of the further conversion of existing natural areas to more intensive uses and limited public access will likely be the primary focus of the conservation easement.

### **Management Prospectus**

#### ***Conditions affecting intensity of management***

Currently the property is under a long rotation silvicultural management regime. In 1998, the project area was devastated by wildfires that consumed most of the timber on the tract. Following the 1998 wildfires, the tract was aerially seeded with slash pine creating an even-age stand that is approximately 10 years in age. Mechanical treatments to control the understory have been used in lieu of prescribed fire.

***Manager*** The property will continue to be managed by the landowner with restrictions imposed by a negotiated conservation easement. The OES will be responsible for monitoring compliance with the terms and conditions of the easement unless otherwise noted.

***Edited March 27, 2015***

