

Palms of Terra Ceia Bay
Community Development District

Conservation Easement and Mangrove Alteration Permitting History

updated on 9/5/2013

Date	File Number	From	To	Instrument	Description	Mitigation/Outcome	DM's Notes
02/27/95	bk1455, pg1700	District	Fru-Con	Boardwalk Easement Agreement	Allow for construction of Boardwalk; superseded by easement dated 3/29/1995		The District was not the owner of the land at the time and had no authority to grant the easement.
03/29/95	bk1457, pg1996	District	Fru-Con	Boardwalk Easement Agreement	Allow for construction of Boardwalk		
02/27/95	41-2598983	FDEP	Fru-Con	Boardwalk Construction Permit	Construction of Boardwalk		
10/09/95	bk1470, pg4939	Fru-Con	District	Warranty Deed	Conveyance of wetlands south of the pier; PID 2412709103; PID 2413310109		Permit 41-2598983 should have been amended to change the Permittee from FruCon to the District at this time.
12/28/95	41-2598983	FDEP	Fru-Con	Letter of approval of FruCon request to modify permit 41-2598983	Allow for trimming through 405 LF of mangroves seaward of Estuaries	requirement for conservation easement N&S of the pier; 14 acres; 6,000 sf	Since FruCon conveyed the lands south of the pier to the District prior to this permit modification, the DEP permit should not have been issued to FruCon, but the District if it so desired.
01/09/96	41-2598983	Fru-Con	FDEP	Conservation Easement	Area North of the Pier		Bk 1507, pg 574; FruCon land north of pier
01/10/96	41-2598983	District	FDEP	Conservation Easement	Area South of the Pier		Bk 1507, pg 581; District land south of pier
10/01/98	41-2598983	Fru-Con	FDEP	Permit modification request	Request to transfer trim permit 41-2598983 from Fru-Con to Estuaries		Again, FruCon was not the land owner and the trim permit should already have been conveyed to the District in October '95.
11/12/98	41-2598983	FDEP	Fru-Con	Permit modification approval	Approval of Permittee transfer request		Estuaries association was not the land owner and therefore should not have been a party to a permit relating to District lands.
05/31/00	41-016734303-001	Estuaries	FDEP	Application for new permit	mangrove trimming through 546 lf of shoreline		This was a fairly diverse trim plan request including window trimming across a broad area behind Estuaries.
12/21/00	41-016734303-002	FDEP	Estuaries	Issuance of Permit	mangrove trimming through 546 lf of shoreline	exotic removal, planting and augmentation of native vegetation, granting of 7.55 acre Conservation Easement.	DEP again issued a trim permit to a non-land owner and the land was already encumbered by the conservation easement granted by the District on 10/1/96
05/13/02	41-016734303-002	Estuaries	FDEP	Application for modification of permit 41-016734303-002	modify trimming configuration from windowing over 546 lf to hedging 200 lf directly seaward of Estuaries		This modification concentrated ALL permitting trimming to a 6' hedge behind Estuaries
9/19/02	41-016734303-003	FDEP	Estuaries	Issuance of Permit	hedging 200 lf seaward of Estuaries		
04/01/04	41-0167340-004	FDEP	District	Modification of Permit	Transfer permit -003 from Estuaries Association to the District		This was the first action taken to recognize the District's ownership and authorities of and over the lands.

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6/23/04	41-01673403-004	District	FDEP	Application to modify Permit	Diversify trimming from 200 LF out of 200 LF behind Estuaries to 380 LF of trimming over 930 LF of shoreline behind Bay Point, Estuaries and Bay Club.		This modification request by the District was to trim mangroves behind other buildings to provide views from other than Estuaries.
06/30/05	41-01673403-005	FDEP	District	Issuance of Permit	Permit trimming of 320 LF mangroves within 4, 80-foot wide viewing corridors	planting 1.38 acres of buttonwoods & mangroves, installation of info signs	With the granting of this permit (the present-day trimming), mangroves that were once kept trimmed behind Estuaries were made to grow back to their natural state thus changing the views that were once provided. Further, the present-day trimming does not provide equitable distribution of views; some owners have a view, others do not.
07/06/05	41-01673403-005	District	FDEP	Conservation Easement	New CE south of pier pursuant to permit issued 6/30/2005	supercedes original CE south issued 1/10/1996	Yet another Conservation Easement granted by the District to the DEP.
09/26/05	bk2080, pg6192	District	FDEP	Release of CE 41-2598983	release of CE dated 1/10/1996	CE released in favor of new CE issued 7/6/2005	Backward timing