



# Board of County Commissioners

## Department of Development Services

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DM-09-178

**TO:** Brad Thorpe, County Administrator

**FROM:** Gary W. Maidhof, Director

**DATE:** June 9, 2009

**SUBJECT:** DDS Project Status Report – May 2009

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Land Development Code Update – The LDC critique has been accepted by the Board. The consultant (Duncan and Associates) has submitted a contract amendment and scope of work proposal for the LDC Appendices Update by Florida Engineering firm Wilson Miller. The contract was approved by the Board on May 8, 2007. A kickoff meeting with staff was held on 6/13/07. Due to the cost of the LDC Appendices update, that portion of the process will need to be phased over two years. Draft sections on administrative procedures, design incentives, drainage, signage, and parking have been circulated for internal staff review. A review session with the consultant on the code was held on April 29, 2009, and a review session about the appendices was held on May 18, 2009. The sign section was reviewed by the PDRB which desires a second workshop (to be scheduled at a later date).

Watershed Management Plan – The cooperative agreements with the water management district and the County were first approved on September 26, 2006. Six projects identified for FY 06/07. Crystal River Watershed, Tsala Apopka Outlet Watershed, Cardinal Lane Watershed, Center Ridge Watershed, Inverness Watershed, and the Homosassa River North & South Watershed. Fiscal Year 2007 added five more: Withlacoochee River, Shinn Ditch, Leslie Hefner Canal, Lake Bradley, and Floral City. Fiscal Year 2008 added two more: Homosassa South Fork and Chassahowitzka, for a total of 14 of the 20 watersheds identified. A local working group with DPW and DDS staff has been established. BOCC approved the 2010 cooperative applications at their 11/18 meeting. At the request of District staff, the Red Level watershed project has been deferred for one year. Review sessions with the consultants were held on May 14<sup>th</sup> (Center Ridge) and May 27<sup>th</sup> (Lake Tsala Apopka).

Local Mitigation Strategy (LMS) Update – Staff has initiated work to update the LMS as required by DCA and FEMA. Update is due in May, 2010 and draft due to DCA by November, 2009. Staff will be meeting in July with LMS Committee to prioritize mitigation projects.

Transportation Planning Services representatives of Tindale Oliver & Associates conducted a Board workshop on the 2035 Long Range Transportation Plan at a special

meeting on February 5, 2009. The consultants have completed a series of stakeholder interviews and are proceeding with public workshops. Adjustments to the CMS system to reflect a higher threshold minor traffic study have been prepared by staff and were discussed with the Board on April 28<sup>th</sup>. Minor traffic studies are now reviewed by the Division of Engineering instead of our transportation consultant, DRMP, Inc.

Impact Fees – At their meeting on January 13, 2009, the BCC authorized staff to advertise for qualified consultants to prepare an update to the impact fee ordinance. Four consultants were interviewed and ranked by the evaluation team. The top two firms made presentations to the BCC on May 26, 2009, and the BCC selected Duncan & Associates for the contract.

Concurrency Management System – Proposed ordinance amendment (OA-09-03) to revisit thresholds for traffic studies and outlines the School Concurrency Procedures. BCC meetings were held on April 28, 2009 and May 26, 2009, and BCC adopted on May 26, 2009.

Springs Protection – Land Development Code Text Amendment (OA-09-05) to provide modifications related to springs and springshed protection. It follows the adoption of the Springs Protection Remedial Amendment to the Comprehensive Plan adopted May 27, 2008. BCC discussed application on May 12, 2009, and hearing will be held at later date.

Sign Ordinance – Land Development Code Text Amendment (OA-09-06) revises existing sign ordinance. The PDRB has requested an additional workshop with the consultant (Duncan Associates, Inc.) on this section of the LDC.

Developers Diversified a/k/a Crystal River Pavilion – CPA/AA-09-04 – Proposed large scale amendment north of Bealls shopping center on US19, Crystal River. Approximately 250,000 sq.ft of commercial. Applicant requested continuance to 2010.

DA-07-03 – Crystal River Commons/Primerica – Reviewed and approved by BCC on May 26, 2009, and awaiting recording.

Capital Improvements Element (CPA-08-05) – Revised due to new statutory requirements; Approved by BCC on 8/19/08 and sent to DCA. DCA has found element to be noncompliant, and staff has revised the element with DCA assistance. Staff had a conference call with DCA on April 9, and sent revised language to DCA for their review. DCA provided draft language on May 29, 2009 and staff and FDOT are reviewing for presentation to the BCC at a later date.

CPA-09-16 (previously CPA/AA-08-24) Katherine's Bay LLC – RV park addition on Halls River Road – BCC approved on May 26, 2009. Applicant will need to submit Atlas Amendment application in order to proceed with project.

DA-08-01 Crystal Pointe Phases II and III – BCC granted approval for staff to consider this application on 2/26/08. An outline of general terms discussed by BCC in January. PDRB hearing was on 04/02/09 and BCC approved on 04/28/09. Recorded document has been forwarded to DCA.

Floral City Community Plan - Staff has prepared a "Floral City Community Plan" and a "Floral City Special Overlay District." Florida Community Block Grant Neighborhood Revitalization Grant (\$750,000) received to provide housing repair/restoration in the Floral City area. Staff met with representatives of the Floral City Heritage Council, and the revised draft went to HRAB. Community meeting held December 17, 2008, PDRB meeting held on April 16, 2009 and the BOCC adopted on May 12, 2009.

Crosland Developer's Agreement – The principal developer has withdrawn. The DA contains a provision that the land owner may assume the D.A. The Board has granted 90 days to the land owner to evaluate and develop an amended agreement. This is rescheduled for Board review August 11, 2009.

AA-06-09/PDO-06-08 Stillwell for Lecanto Residential Partners, LLC – a planned development overlay for a residential subdivision on 75 acres. As submitted, the project is not meeting concurrency and applicant is working on resubmittal. Upon receipt it will be placed on PDRB agenda.

AA/PDO-09-18 (formerly CPA/AA-09-06) – Sander Son Henigar Enterprises: South side of CR-486 in Hernando area. Proposed for PSO use in association with adjacent medical offices. PDRB recommended denial on February 5, 2009 and BCC denied on February 24, 2009. The applicant has refilled for Atlas Amendment with a Planned Development Overlay for a parking lot to serve the existing facility. This item was recommended for approval by the PDRB on May 7, 2009, and the BCC approved it at the hearing on June 9, 2009.

CPA-09-10 – Five Mile Radius. Staff was directed by BCC to remove restriction on increased density within five mile radius of Progress Energy Nuclear Plant. PDRB transmittal hearing was held on April 2, 2009 and BCC voted to transmit to DCA on April 28, 2009. Comments are due from DCA on July 6, 2009.

CPA/AA-09-11 – Seven Rivers Presbyterian proposed to change existing church land and a vacant acquired parcel to appropriate zoning of PSI (Public, Semi-Public, Institutional). PDRB transmittal hearing scheduled for June 4, 2009 and BCC transmittal hearing tentatively scheduled for June 23, 2009.

AA-08-16 & PDO-08-02 – John and Joanna Lawson – Cedar Key Fish House – Both applications brought before the PDRB on 11/13/08 and they chose to continue until the Comprehensive Plan designation questions are resolved.

CPA-09-12 – John and Joanna Lawson – Cedar Key Fish House – Requests to confirm the GFLUM from as CLC. This item was heard by PDRB on May 21, 2009 and recommended for denial. BCC hearing has not yet been scheduled. Discussion on setting the hearing will occur at the June 16<sup>th</sup> meeting.

CPA-09-13 – PORT District – Comprehensive Plan text amendment for the establishment of a new Comprehensive Plan Future land Use category to contain residential, commercial and industrial components as well as a marina. This item is scheduled for PDRB transmittal hearing on June 4, 2009 and BCC transmittal hearing on June 23, 2009.

CPA-09-14 – Hollinswood Harbor – This is a map amendment running concurrently with CPA-09-13; changes approximately 545 acres from IND, CON, EXT, and TCU to “Port

District.” This item is scheduled for PDRB transmittal hearing on June 4, 2009 and BCC transmittal hearing on June 23, 2009.

CPA-09-15 – River Lodge Resort – Proposed large scale project on east side of US-19 north of barge canal. Amends GFLUM from IND, RUR, and CL to RVP and CLC. PDRB transmittal hearing June 4, 2009 and BCC transmittal hearing June 23, 2009. Applicant also has submitted AA-09-17 as a Major Modification to existing River Lodge RV Park. Application is scheduled for PDRB on June 4, 2009.

AA-09-20 – Tamposi/Pine Ridge – Request to change use designation on multiple parcels from school, church or community facility to single-family residential. Application is not sufficient for review at this time.

CPA/AA-09-19 Forest Edge RV Park – Application for new RV Park with approximately 46 RV sites on 9.4 acres located on CR-491 near Cardinal. Application is not sufficient for review at this time.

CPA/AA/PDO-09-20 Chas River Properties – Application from CLR to CLC for approximately 0.7 acres on W. Miss Maggie Drive to recognize replacement of three existing cabins. Application is not sufficient for review at this time.

**Platting Activity:**

PLT-05-63 Felicia Station (15-18-19) – 537 Lots  
PLT-05-39 Sterling Hills (4,9-19-18) – 572 Lots  
PLT-05-46 Hunt Club Villas (26&35-18-18) – 193 Lots  
PLT-05-28 Cherry Oak Estates (29-20-18) – 95 Lots  
PLT-05-19 Twisted Oaks (formerly The Fairways) (1&12-18-18) – 157 Lots  
PLT-05-23 Southern Woods at SMW Phase V (21-20-18) – 71 Lots  
PLT-06-05 Brentwood Villas VII (22-18-18) – 106 Lots  
PLT-06-17 Allen Plantation (28,29,33-18-18) – 809 Lots  
PLT-05-62 Crystal Pointe Unit 2 (23-17-17) – 106 Lots  
PLT-05-64 Tarawood Phase II – 135 Lots  
PLT-06-25 Oak Lakes – 978 Lots  
PLT-06-36 Oak Village (Beverly Hills) – 130 Lots  
PLT-08-09 Maylen Avenue Property (32-18-18) – 24 Lots

**Anticipated Submittals:**

Black Diamond/CR486 LLC – Proposed commercial (276,000 sq.ft.) and residential (144 single family, 384 townhouses) on NW corner of CR486 & CR491; traffic study submitted; PDO expected, but not yet submitted. Development Agreement proposed but not yet submitted.

Anchor Ridge – proposed 375,000 sq.ft. retail adjacent to Black Diamond/CR486 LLC project. Staff believes both projects qualify as DRIs. Traffic study denied since traffic counts done at non-peak times; expected PDO, but not yet submitted. The applicant

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has been in discussions with the County's transportation attorney. Development Agreement proposed but not yet submitted.

Ozello Trail Development – proposed big-box commercial on west side of US Highway 19. Applicant has met with staff regarding submittal requirements.

CC Investments I, Inc. – SE corner of CR 486/CR491 – Proposed Development Agreement to address exchange of land between Developer and County as a result of CR486/CR491 intersection improvements; providing for development accommodations with respect to remaining property intended for mixed commercial and professional office use. Draft is underway.

Meadowcrest DRI – Proposed Notice of Proposed Change (NOPC) application to delete approximately 139,400 SF of industrial space to be built, and substitute therein 220 units of multifamily residential. Applicant is in due-diligence stage, but no formal submittal has been made. Staff met with applicant, WRPC, and FDOT on April 22, 2009 to discuss requirements.

### **Commercial Permits:**

Boys and Girls Club of Citrus County – Roosevelt Blvd in Beverly Hills – 5500 sq ft social club – Routed for CO and Compliance.

River Lodge Resort – N. Suncoast Blvd, just over barge canal – under new ownership – applications received for replacement and upgrade of all facilities on site. 30 Day Temporary CO's issued. Site permit issued. Under construction.

Hitches and Accessories – Homosassa – 2400 sq ft metal building – Permit issued, under construction.

Alexander Dental Laboratory – W. Norvell Bryant Hwy – 5600 sq ft, 3-unit building – Permit issued and under construction.

Homosassa North Retail on 19 – approx. 25,000 sq ft of retail – Site permit ready for pick up, applicant contacted.

Brannen Bank records storage 10,000 sq ft 2 story, Thomas St.- Site & building applications awaiting resubmittal - Extensions granted.

Times Square II shopping center on S. Prospect; 12,000 square feet – Site application awaiting resubmittal – Extension granted.

CVS Terra Vista – Site & building applications issued. Building under construction at finals.

Turbine Broach Company – Overdrive Circle in Hernando – 15,000 sq ft jet turbine manufacturing – site and building applications issued and under construction.

Alternative Waste Services – Overdrive Circle in Hernando – 4,500 sq.ft. office /warehouse for recycling & waste removal. Permit issued.

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Smitty's Auto – Cardinal in Homosassa – 2,500 sq.ft replacement auto garage – building under construction.

SunTrust Bank – Hwy 19 & 98 – 3995 sq.ft. bank – site application approved. Issued.

Alugubelli Buildings – Hwy 491 & Regina – @ 5015 sq.ft. each – two new & one replacement office building – Building under construction.

Citrus County Hospital Board – S. Hwy 19 – 21,000 sq.ft. medical plaza – permits issued – under construction.

Jallo Car Wash Addition – SE corner of 44/491 – Detached carwash at existing service station – Waiting for resubmittals.

Dollar General Store – Corner of Deltona/Citrus Springs Blvd – 9100 sq.ft. – Site & building approved. Permit has been picked up – building under construction.

Superior Residences Phase-I – 39,000 sq.ft Assisted Living Facility – Site permit issued & building approved. Extensions granted.

Citrus County Utilities—Meadowcrest – Waste water treatment facility expansion – under construction.

Hampton Inn – Hwy 19 across from the Playhouse – 41,000 sq.ft. hotel – Site awaiting resubmittal under review & building application approved, but awaiting site approval. Resubmitted 06/01/09.

US19 – Seven Rivers Professional Center (next to the hospital) – 51,000 sq.ft. Permits issued; under construction. Near completion for Phase I. Some buildings CO'd; some not completed.

Summerhill @ Meadowcrest – Phase I, Condo buildings 1 & 2. Phase I site permit – CO issued. Phase two postponed.

ChristWay Fellowship Hall – 11295 sq.ft. church – construction completed - Working on meeting compliance.

Cypress Ridge Commercial Center – Cypress Boulevard (SMW) – 4,000 sq.ft dental office building #4 – Building under construction.

Racetrac Service Station #783 – US 19 & 98 area – 5019 sq.ft. station – application awaiting resubmittal.

Love Auto Mall a.k.a. Johnson Select Motors – buildings 3 & 4 routed for CO and Compliance. Applications for buildings 1 & 2 awaiting resubmittal.

Plantation Inn expansion – Phase II, 2-story hotel suites – site application awaiting pickup & building applications awaiting resubmittal – property annexed into the City of Crystal River. Application withdrawn.

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The Centers –10,200 sq.ft. adolescent treatment facility expansion–under construction. Building at finals. Routed for CO and Compliance.

Chassa Oaks p.k.a. Samos RV Park - Phase 1 – 3700 sq.ft. clubhouse received certificate of occupancy – site compliance currently deficient; RV lot permits being acquired individually.

Greek Orthodox Church – 7600 sq.ft. under construction and at building finals.

Sheadan Park Plaza – CR 488 – 3-building, 18 unit – applications awaiting resubmittal.

Nature Coast Orthopedics – CR491 & W. Flare Lane – 16,862 sq.ft., 10-Unit retail center – applications awaiting resubmittal.

Riverside Resort – Building under construction.

Lake Rousseau Mini-Storage – CR488 west of 495 – Phase I CO & Compliance approved. Phase II has been postponed.

Lossing Plaza – SR491 south of CR486 – 7078 sq ft, 5-unit retail plaza - site approved and permit picked up. Building applications awaiting resubmittal.

Damato Commercial Center – 8-unit retail plaza located west of SR44/486 intersection; Site & building applications awaiting pickup. Extensions granted.

Cypress Crossing LLC – SR44 west of CR486 – 6 building medical – Building applications A, B, C & F awaiting resubmittal. Building F CO'd/Building D under construction.

Joseph Capital Management – Audubon Park, Beverly Hills – 11,700 sq.ft. office building – building application approved / site application awaiting resubmittal.

### **New Commercial Submittals**

Super Wal-Mart Site permit – Cardinal/19 – under review.

Racetrac #833 – 19 and 490 (Old Texaco) – Awaiting resubmittal.

Citrus County Utilities – Sugarmill Woods Water Treatment Plant Expansion – under review.

Wilson Medical Center – 3627 sq. ft. Medical – Resubmittal under review.

### **Building Division Activities**

Building Division is receiving increased calls relating to unlicensed and/or unpermitted construction activity and is shifting resources to address this issue. Off-hour and weekend presence in the field has resulted in numerous positive comments by properly licensed contractors.

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There were 20 workdays in the month of May during which the Building Division issued 742 new permits and conducted 1947 inspections.

### **Animal Services**

A public forum for the Animal Ordinance changes has been reset for June 11, 2009 at the Lecanto Government Complex from 4 to 6 p.m.

The crematory installation process is underway. The location has been designated awaiting approval and selection of the electrical contractor bid.

The Volunteer Training classes began this month, a total of 28 attended. More classes will be scheduled as needed.

Animal Services in conjunction with the Citrus County Humane Society will be having a free rabies/county tag day on Saturday, June 13<sup>th</sup>. It will be held at Pawsitively Pets, 751 S. Smith Ave. Inverness from 8 am – 12 pm. An appointment is necessary, and limited to the first 500.

Animal services will be offering rabies vaccinations and micro-chipping to the general public by June 1<sup>st</sup>. This will be by appointment only on Thursdays between 5-7:00 p.m. Additional days/times will be forthcoming.

The surgery suite at Animal Services is in the drafting stage, construction will begin shortly.

### **Animal Services Statistical Information for May**

Licenses sold 190  
Adoptions 71  
Returned to owners 27  
Transferred to Rescue Groups 21  
Enforcement Citations 59  
New Cases Logged 344  
Dispatches Requiring ASO Response 436

### **Code Enforcement Activities**

During the month of May, a total of 63 watering complaints were investigated. There were 17 warnings issued in May. The Code Enforcement Section issued no citations in the month of May. To date, approximately 692 first offense citations and 23 second offense citations have been issued for violation of the watering restrictions. The total amount of revenue received from the citations is \$69,510.00.

This month Code Enforcement removed 265 illegal signs posted in the Rights of Way.

Code Enforcement Officers Larry Knight and Donald Hauf, Jr. successfully completed the Noise Certification class in Dade City. This will provide the County with 3 Noise Certified Code Enforcement Officers.

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Senior Secretary Cortney Tepolt attended an educational one-day seminar for Code Board Coordinators and Secretaries in Tampa, Florida.

**Code Enforcement Monthly Report: May - 2009**

**1. Case Sources**

Customer Service Requests filed ..... 310

Building Division complaints ..... 1

Commission Bartell complaints ..... 2

CCSO complaints..... 11

Citizen complaints ..... 144

Code Enforcement Section generated complaints ..... 38

Community Development ..... 2

Environmental Health Department complaint ..... 3

Internet complaints ..... 4

Road Maintenance Division complaints..... 4

Title Company requests ..... 96

Utilities Department complaints ..... 5

Total Customer Service Requests ..... 310

**2. Investigation Summary**

Abandoned appliance complaint ..... 1

After-the fact Development Order complaints ..... 16

Animal schedule complaint (animals per acre)..... 1

Business in a residence complaints ..... 9

Commercial vehicles parked in a residential area complaints4

Drainage/flood issues complaint..... 1

Driveway apron complaints ..... 4

Illegal dumpsite complaints ..... 14

Illegal occupancy of R.V. complaints..... 6

Junk, debris & abandoned property complaints ..... 37

Living in an accessory structure ..... 1

Livestock/Animal complaints ..... 3

Mandatory water connection complaints ..... 5

Noise complaint..... 1

Obstruction of public right-of-way complaints..... 2

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Property research requests ..... 96

Right of way utilization permit complaint ..... 1

Sign permit complaint..... 1

Site checks..... 2

Storage on vacant parcel complaint ..... 1

Swimming pool complaints ..... 4

Travel trailer stored on vacant parcel complaints ..... 1

Unlicensed vehicle complaints ..... 22

Unsafe structure complaints..... 14

Water/irrigation investigations ..... 63

Total cases investigated..... 310

**3. Active cases**

Current case load..... 240

NOV/NOH issued ..... 119

Unlawful signs removed from ROW ..... 265

**4. Resolved Cases**..... 221

**5. Code Enforcement Hearing Activities**

Cases heard and considered by the Special Master ..... 19

Cases guilty..... 18

Cases continued..... 1

**Water Restrictions**

Water restriction investigations ..... 63

Water citations issued in May (first citation) ..... 0

Water citations issued in May (second citation) ..... 0

Warnings ..... 17

Mitigated investigations ..... 1

Unfounded water complaints..... 45

Total first offense citations..... 692

Total second offense citations..... 23

Total citations issued ..... 715

Water citation fines collected to date.....\$69,510.00

**Release of Liens**

<b>Case #</b>	<b>Violator</b>	<b>Amount of Release</b>	<b>Amount Paid</b>
0706-116	David & Tammy Heinkel	\$6227.74	\$937.65

### **Housing Services Division Activities:**

10 replacement homes and 2 home repairs projects in the Floral City area under the 2007 Small Cities Community Development Block Grant are in different phases of construction.

Other repair projects in process:

- 2 Complete home repairs
- 3 Emergency repairs
- 5 Utility connections

- 🚧 Funding provided for 4 closings for first time home buyers.
- 🚧 May homebuyer class had 38 families in attendance.
- 🚧 13 Individualized homebuyer counseling sessions
- 🚧 5 Program outreach meetings with community professionals
- 🚧 293 Units of energy assistance provided in May

Director and Assistant Director attended Small Cities CDBG and Neighborhood Stabilization Program (NSP) rulemaking in Tallahassee on May 11<sup>th</sup>. In light of all the changes to the affordable housing programs in Florida this provided the venue for input for positive change and future program design to better serve our communities.

Department of Community Affairs conducted their first site visit for NSP and only a few items required clarification from both sides. The implementation workshop is scheduled for June 11. Discussions with potential partners continue. Meridian Community Services was recommended as the consultant by the review committee for Program Administration and Project Delivery Services.

Meeting of Mid-Florida Community Services Services, Housing Services and Builders Care representatives is scheduled for June 29 to discuss the utilization and leveraging of the \$6500 ARRA/Weatherization funding per home on local home repairs projects. We anticipate hereby being able to assist more Citrus County residents with limited home repair resources available. The State anticipates that this funding will be sufficient to weatherize over 130 homes in Citrus County.

Director is investigating possibilities of providing necessary local contribution to affordable multi-family rental developments that are applying for State Of Florida Universal Cycle funding.

Director attended Florida Housing Coalition workshop on Florida Homebuyer Opportunity Program and Citrus County will be receiving \$350,000 for a new program through SHIP. In process of designing local program to ensure residents of Citrus County will derive maximum economic benefit from the federal first time homebuyer tax credit created through ARRA. The program will provide subordinate down payment

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assistance loans that can be repaid by the income tax credit refund received. Director to participate in rulemaking workshop on July 9, 2009.

Shelter Plus Care (SPC) Agreements and County documentation finalized. In process of calling first SPC Committee meeting to establish client obligations and other local

program rules will be established. The Centers are finalizing their documentation per HUD's guidance.

### **Other Activities of Note:**

2010 Census – Registration complete. Isolated workstation (per federal requirements) established; local update of census addresses (LUCA) has been completed and transmitted to the Census. Their follow-up questions have been answered. Census has also requested revision of census tracts to reflect recently annexed areas for cities, and staff has been working on this.

Staff has been attending Regional Transportation meetings to facilitate regional coordination on transportation project. These include TBARTA meetings, Chairs Coordinating Council meetings, and FDOT District 7 regional meetings.

FDOT Regional Transportation Model – April 2, 2009 staff met with FDOT.

Appeal A08-02 Nature's Resort – The hearing officer heard oral arguments on this appeal on February 11, 2009. The ruling was just received.

TBARTA Board Retreat was held on February 27, 2009; A motion was passed to support the development of a Citrus County/Hernando County transit system.

TBARTA Board Meeting was on March 27, 2009; Two preliminary master plan visions were approved; Mid-Term Vision and Long Term Vision; Bob Clifford (FDOT-D7), Executive Director described the master plan and funding options.

The first meeting of the Transportation Planning Organization (TPO) Formation Committee was held on February 20<sup>th</sup>. The Committee has completed their work and a presentation to the EDC was well received.

Gopher Tortoise Workshop – Staff continues to participate in FFWCC hosted workshops to assist in development of procedures and rule making to protect this species now classified under the threatened status.

USFWS Comprehensive Conservation Plan (Crystal River National Wildlife Refuge) – Staff participated in a government agency scoping meeting in January and will be participating and assisting the service in creating a 15-year conservation plan for the refuge; a community scoping meeting was held in February.

On March 10, 2009 the Board approved creation of a Stakeholder's Advisory Group. Letters and e-mails are being sent to organizations that may have an interest in participating. To date, 26 applications have been received.

GWM:ab

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