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**MINUTES OF THE  
FOREVER WILD BOARD MEETING  
Spanish Fort Community Center  
Spanish Fort, Alabama  
May 11, 2017**

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**TRANSCRIPT OF PROCEEDINGS**

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Proceedings taken before Tracye  
Sadler Blackwell, Certified Court Reporter, ACCR  
No. 294, and Commissioner for the State of Alabama  
at Large, at the Spanish Fort Community Center,  
7361 Spanish Fort Boulevard, Spanish Fort, Alabama,  
on Thursday, May 11, 2017, commencing at  
approximately 10:10 a.m.

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1 BOARD MEMBERS PRESENT:

- 2 Commissioner N. Gunter Guy, Jr., Chairman
- Mr. Rick Oates
- 3 Dr. Gary Hepp
- Mr. William H. Satterfield
- 4 Dr. Lori R. Tolley-Jordan
- Mr. Charles E. Ball
- 5 Mr. Russell Runyan
- Mr. Horace H. Horn, Jr.
- 6 Dr. Michael Woods
- Mr. David Wright
- 7 Dr. John Valentine
- Mr. H.E. "Sonny" Cauthen

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COMMISSIONER GUY: Good morning. It got real quiet, so it must be time to start the meeting.

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16

I want to thank everyone for being here this morning. This is our Forever Wild Board Meeting of May 11, 2017. And the first thing I would like to do is call the roll to establish a quorum.

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Mr. Oates?

22

MR. OATES: Here.

23

COMMISSIONER GUY: Dr. Valentine?

1 DR. VALENTINE: Here.

2 COMMISSIONER GUY: Dr. Lori Tolley-Jordan?

3 DR. TOLLEY-JORDAN: Here.

4 COMMISSIONER GUY: Dr. Hepp?

5 DR. HEPP: Here.

6 COMMISSIONER GUY: Dr. Woods?

7 DR. WOODS: Here.

8 COMMISSIONER GUY: Mr. Ball?

9 MR. BALL: Here.

10 COMMISSIONER GUY: Mr. Runyan?

11 MR. RUNYAN: Here.

12 COMMISSIONER GUY: Mr. Wright?

13 MR. WRIGHT: Here.

14 COMMISSIONER GUY: Mr. Satterfield?

15 MR. SATTERFIELD: Here.

16 COMMISSIONER GUY: Mr. Horn?

17 MR. HORN: Here.

18 COMMISSIONER GUY: Mr. Cauthen?

19 MR. CAUTHEN: Here.

20 COMMISSIONER GUY: Dr. Strickland?

21 (No response.)

22 COMMISSIONER GUY: Dr. Sims?

23 (No response.)

1 COMMISSIONER GUY: And Mr. Ellis?

2 (No response.)

3 COMMISSIONER GUY: Counting myself, we have 12  
4 board members in attendance, and we have  
5 sufficient number of people to conduct  
6 business.

7 Before we get into opening remarks,  
8 we have a few people here I want to  
9 recognize and thank for being here.

10 We have State Representative Jim  
11 Hill. Representative Hill, thank you  
12 for being here today, sir. Glad to have  
13 you.

14 County Commissioner Ken Crowe.  
15 Thank you, sir.

16 Former Commissioner Barnett Lawley.  
17 Barnett, thank you for being here today.

18 Mayor William Isley. Mayor, thank  
19 you, sir.

20 Mayor Mike McMillan from Spanish  
21 Fort. Is he here yet?

22 (No response.)

23 COMMISSIONER GUY: Okay. Let me just -- I

1 hate that he's not here right now.

2 Hopefully he'll be in after while.

3 If there's anybody here from Spanish  
4 Fort, let me express on behalf of the  
5 board our sincere appreciation for  
6 letting us use this very, very nice  
7 facility to conduct our business today.  
8 I think we'll be back because this is a  
9 great place to have a board meeting.  
10 And so I want to thank the mayor and all  
11 of the -- all of the officials here in  
12 the City of Spanish Fort for allowing us  
13 to do that.

14 I also want to just mention real  
15 quickly that yesterday the board --  
16 several -- most of us on the board had  
17 an opportunity to do a tour of the  
18 Delta. I myself had not had a chance to  
19 take a Delta tour yet since I had been  
20 in office and really appreciate  
21 Dr. Valentine for helping put that  
22 together along with Mark Berte, Alabama  
23 Coastal Foundation, and Angus Cooper.

1           So thank you, Dr. Valentine, for  
2           doing that. Appreciate all the board  
3           members that could make it. And I think  
4           we had an enjoyable time and had some  
5           good fellowship, and it's always helpful  
6           to do things like that. So we  
7           appreciate the opportunity.

8           Okay. Does anybody else have any  
9           announcements or have anything else they  
10          want to say before we start with our  
11          public speaking forum?

12                           (No response.)

13          COMMISSIONER GUY: Oh, also -- my bad -- one  
14          other thing. We have a new member with  
15          us today, and I just about forgot.  
16          Mr. Rick Oates, who is the newly  
17          appointed state forester.

18                 Rick, thank you for -- I know you  
19                 come to these meetings and have been  
20                 coming, but we welcome you as a board  
21                 member. Thank you for being here today.

22          MR. OATES: Thank you. It's interesting to be  
23          on this side of the table for a change.

1           COMMISSIONER GUY: Well, you'll fit in right  
2           away because I know you come to these  
3           meetings, and I feel like you'll catch  
4           on really quickly. But if you have any  
5           questions, please don't hesitate to ask  
6           some of us.

7           Okay. Now I will call on the people  
8           who have signed up for public speaking,  
9           and hopefully -- sometimes there are  
10          multiple people speaking on the same  
11          subject. And I do know sometimes who  
12          wants to speak first and sometimes I  
13          don't. So if I call someone on a  
14          particular subject and you would rather  
15          not be the first speaker, just let me  
16          know, and we'll defer to one of the  
17          other people that have signed up and  
18          just apologize in advance for that.

19          So Libba Vaughan on Big Canoe Creek.

20          Thank you, Ms. Vaughan.

21          MS. VAUGHAN: Thank you.

22          COMMISSIONER GUY: I always kind of forget to  
23          mention that we do have a court reporter

1           here that takes down the minutes. So  
2           for those of you that might be nervous  
3           in speaking, don't be, because we want  
4           her to try to get down what you say. So  
5           just every now and then if she gives you  
6           a funny look or me a funny look, I might  
7           ask you to slow down. We can't talk  
8           over each other. So thank you.

9           MS. VAUGHAN: Good morning. My name is Libba  
10           Vaughan. I'm the executive director of  
11           the Freshwater Land Trust in Birmingham,  
12           and I really appreciate the opportunity  
13           to be here today to talk about the Big  
14           Canoe Creek Nature Preserve in St. Clair  
15           County.

16           We are excited to be here because  
17           this place is a beloved place, and it's  
18           for good reason. It's a town treasure,  
19           and it's also a regional treasure. And  
20           we have the opportunity today that we  
21           could possibly make it accessible and  
22           available to all Alabamians.

23           The Big Canoe Creek Preserve is --



1           it's also a beautiful place. And as the  
2           president of the Big Canoe -- The  
3           Friends of Big Canoe Creek, Doug  
4           Morrision says it's the jewel in the  
5           crown of Alabama's biodiversity. I love  
6           it when he says that.

7           The acquisition of this tract will  
8           not only protect the high-quality  
9           riparian and forest and aquatic habitat,  
10          but it will also provide an incredible  
11          economic asset to St. Clair County and  
12          the region. And I think -- I know there  
13          are a lot of people here today that want  
14          to speak on behalf of this project, and  
15          I think that's really important.

16          This place has the enthusiastic  
17          support not only of the Freshwater Land  
18          Trust but also the St. Clair County  
19          Economic Development Authority, the City  
20          of Springville, the St. Clair County  
21          Commission, and our state  
22          representatives and senators. We're  
23          real excited about that.

1           And in the effort to let them  
2           speak -- and I know you have a lot of  
3           information on this tract in your  
4           packet. I'm not going to go into any  
5           detail, but I do want to let them speak  
6           as well. So thank you.

7           COMMISSIONER GUY: Thank you.

8           Any questions for Ms. Vaughan?

9           (No response.)

10          COMMISSIONER GUY: Thank you, ma'am.

11           The next speaker -- well, I know  
12           Representative Jim Hill and Commissioner  
13           Crowe are both here. Who would like to  
14           speak next?

15           Representative. Thank you, sir.

16          MR. HILL: Mr. Chairman, ladies and gentlemen,  
17           thank you. I am Jim Hill. I am a state  
18           representative for St. Clair County. I  
19           represent this particular area of our  
20           county.

21           The Big Canoe Creek, that project is  
22           most wanted in our county. I realize  
23           that from time to time you have entities

1 or areas that simply do not want you in  
2 their area. That's fine. Please take  
3 the opportunity to give us those  
4 projects that they do not want because  
5 we think this will be a tremendous  
6 asset.

7 You know, as I think back, one of  
8 the wisest moves that anyone ever made  
9 in the history of the United States of  
10 America was President Theodore  
11 Roosevelt. What he did was set up  
12 national parks. They have been enjoyed  
13 by people since that point in time, and  
14 I myself -- and I would imagine most of  
15 you -- have enjoyed those national  
16 parks.

17 Certainly this is not on that scale,  
18 but it is that same idea. And we  
19 welcome the opportunity to have this  
20 Forever Wild project in our area so that  
21 it can be enjoyed by our citizens from  
22 now on.

23 Thank you very much for letting me

1 speak. I appreciate it.

2 COMMISSIONER GUY: Thank you.

3 MR. HILL: If you have any questions, I  
4 certainly would be delighted to answer  
5 them.

6 COMMISSIONER GUY: Mr. Cauthen.

7 MR. CAUTHEN: I've got one, Representative  
8 Hill.

9 How many acres is involved? I guess  
10 I can read --

11 MR. HILL: It's roughly 400. I think it's 385  
12 or something like -- but about 400  
13 acres.

14 MR. CAUTHEN: Okay. That's all I had.

15 DR. HEPP: I have a question.

16 MR. HILL: Yes, sir.

17 DR. HEPP: Last year we tried to purchase some  
18 tracts called Big Canoe Creek. Is this  
19 different than those tracts?

20 MR. HILL: I believe it's the same area, sir.

21 DR. HEPP: So they were declined for some  
22 reason. I'm not --

23 COMMISSIONER GUY: I think Ms. Powell can

1 speak to that.

2 MS. POWELL: Yeah. The board -- this probably  
3 does sound familiar because it was  
4 before the board previously. The reason  
5 that transaction did not close was  
6 simply because the owner at that time  
7 was not willing to accept the  
8 appraised-value offer that was made. So  
9 there was no question as to the tract.  
10 The board was interested in moving  
11 forward, but we could not close that  
12 because at that time the seller did not  
13 accept that offer.

14 The nomination has come back  
15 through. It has been rescored again.  
16 We have gone through the procedure just  
17 as normal. I think the last appraisal  
18 had been done about three years ago.  
19 The market has seen -- in this area as  
20 well as many others has seen some  
21 pickup. So there is potential for  
22 getting the deal done.

23 But that is -- you are correct.

1           It's the same nomination that the board  
2           was interested in before, but we just  
3           couldn't get it closed.

4           COMMISSIONER GUY: Ms. Powell, can I ask you a  
5           question? Maybe the rest of the board  
6           will be interested.

7                         Since that did happen, if we were  
8           interested in this property again, would  
9           we need another first-appraisal motion  
10          as opposed to --

11          MS. POWELL: Correct. Correct. For two  
12          reasons: One, because you would have a  
13          very outdated appraisal in that  
14          instance. But, more importantly,  
15          because the nomination did proceed to  
16          the -- us trying to close it and was  
17          unsuccessful, it comes off your list,  
18          which is why it had to be resubmitted as  
19          a new nomination. It has to go back  
20          through the scoring process. We did not  
21          use the old score. We scored it again.  
22          It has made the short list.

23                         It is my understanding that there is

1 an appraisal that has been done by the  
2 proponents of the project. There is an  
3 opportunity for us to possibly utilize  
4 that appraisal, but we would need to  
5 start over as with a new nomination  
6 and -- with a new motion to proceed to a  
7 first appraisal. We could then evaluate  
8 that appraisal.

9 It was done by one of the appraisers  
10 that's under contract with us. So there  
11 are some potential ways to utilize --  
12 potentially utilize that appraisal and  
13 not bear the cost of that. But for  
14 purposes of this meeting, we would need  
15 to proceed pretty much as normal just  
16 like any new nomination that's on the  
17 short list.

18 Any other questions?

19 COMMISSIONER GUY: Thank you, Ms. Powell.

20 Any other questions for Ms. Powell  
21 or Representative Hill?

22 MR. CAUTHEN: Is she ready for a motion?

23 MS. POWELL: No. We'll do that during

1           general -- the general-discussion item  
2           when we do -- if anyone would like to  
3           make a motion at that time with all the  
4           motions.

5           COMMISSIONER GUY: Thank you.

6           MR. WRIGHT: May I ask a question?

7           COMMISSIONER GUY: Yes, sir, Mr. Wright.

8           MR. WRIGHT: I notice on the map up here it  
9           looks like a county road. Can you give  
10          me the number of that county road?

11          MR. HILL: County Road 9.

12          MR. WRIGHT: It looks like only one road goes  
13          into the property, or does it have a  
14          good road system throughout?

15          MR. HILL: I don't know that answer. I'm sure  
16          someone here -- probably the mayor --  
17          could answer those questions better than  
18          I.

19          MR. DEATON: Mr. Wright, there is a network of  
20          road systems in that property. The topo  
21          map doesn't represent it, but if you  
22          were to see an aerial photography, it  
23          would show roads in there.



1 MR. WRIGHT: Thank you.

2 COMMISSIONER GUY: Any other questions?

3 MR. SATTERFIELD: I have one, Commissioner.

4 COMMISSIONER GUY: Yes, sir.

5 MR. SATTERFIELD: I notice in the description  
6 of this property there's a critical  
7 habitat for a number of mussels in that  
8 property. Do you know how that would  
9 impact the potential use of that  
10 property if it was acquired by Forever  
11 Wild?

12 MR. HILL: No, sir, I do not. I cannot  
13 imagine it would do anything but protect  
14 it.

15 COMMISSIONER GUY: Ms. Powell, if you would  
16 like to speak to that.

17 MS. POWELL: The exact measure we would take,  
18 of course, would vary tract by tract.  
19 But our goal is to use -- to manage all  
20 of the tracts for public access to the  
21 extent possible. Normally for us all  
22 that simply means is being very  
23 cognizant of the access points, if we

1           have trails, placement of those. We  
2           will route them appropriately around.  
3           But I am not aware of any issue with  
4           this one that would concern --

5       MS. LEWIS: It's the river itself.

6       MS. POWELL: Yeah. So I don't think we -- we  
7           did not identify any issues on this one  
8           that would -- sometimes we'll have some  
9           that we may have to tell you would be  
10          more of a nature preserve; because of  
11          the characteristics, we couldn't  
12          incorporate recreational usage. But we  
13          don't see that issue in this tract.

14       MR. SATTERFIELD: So the fact that it is  
15          designated, though, as critical habitat  
16          would be taken into account in the  
17          appraisal of the property?

18       MS. POWELL: I'm so sorry. I was listening to  
19          them.

20       MR. SATTERFIELD: I said the fact that it's  
21          already got critical habitat designated  
22          by Fish and Wildlife Service for these  
23          mussel species would be taken into

1 account in the appraisal value of the  
2 property?

3 MS. POWELL: If that factor did -- yes, did  
4 impact the appraised value, that would  
5 be something we would -- and, obviously,  
6 we haven't reviewed this appraisal  
7 for -- kind of in our next step like we  
8 would fully review one.

9 But if there is anything that would  
10 limit the highest and best use of the  
11 property, that should be reflected in  
12 the appraisal because it would impact  
13 the value. If it was not seen to impact  
14 the highest and best use, you may not  
15 see a reference to it. It would depend  
16 on the appraiser's interpretation of how  
17 that would impact the usage.

18 COMMISSIONER GUY: Anyone else?

19 I know we have another speaker on  
20 this.

21 And, Representative Hill, I want to  
22 thank you for being here today. I know  
23 you've got other business, and I

1 appreciate you taking the time out to  
2 come down here and speak with us.

3 MR. HILL: No. Thank you for letting us --  
4 thank you for considering our project.  
5 We appreciate it very much.

6 COMMISSIONER GUY: So Commissioner Crowe.

7 MR. CROWE: Good morning.

8 COMMISSIONER GUY: Good morning.

9 MR. CROWE: I'm Ken Crowe with the St. Clair  
10 County Commission.

11 I think you'll -- you've got a  
12 letter from our chairman in your packet.  
13 I'm here just to let you know that the  
14 commission is behind this project. We  
15 committed to it in 2014 when it first  
16 came to our table, and we would love to  
17 see it in St. Clair County.

18 COMMISSIONER GUY: Thank you.

19 Any questions of Mr. Crowe?

20 (No response.)

21 COMMISSIONER GUY: All right. I think they --  
22 thank you, sir.

23 And then I also have -- Mayor Isley

1           is here. Good morning, Mayor.

2           MR. ISLEY: Good morning. Thank you for  
3           having us today.

4                       From its inception years back, the  
5           City of Springville has embraced this  
6           project. The current city council is  
7           fully supportive of the project. We  
8           stand behind future maintenance and  
9           security and potential construction of  
10          buildings on the property. The city  
11          will incur and be involved in any and  
12          all of that once this project is  
13          approved.

14                      We would love to see this happen.  
15          It's got a tremendous potential impact  
16          both in preserving nature in our area  
17          and then also a potential economic  
18          impact due to the fact we believe that  
19          hundreds of thousands of people from  
20          St. Clair County, Jefferson County, and  
21          Blount County will -- and even Etowah  
22          County -- will actually come to this  
23          preserve once we have this in place.

1           We definitely want this board to  
2           consider this a high priority.  
3           St. Clair County doesn't have a Forever  
4           Wild project. We want a Forever Wild  
5           project and stand ready to commit our  
6           resources towards it.

7           Springville, Alabama, was formed in  
8           1872. If you've never been there, it's  
9           a tremendously old town with a  
10          tremendous, fantastic heritage that  
11          thinks towards the past before it thinks  
12          towards the future. I'm in my third  
13          term there, and I had to learn that by  
14          the people. The people there demand  
15          that we preserve our heritage as a city  
16          and preserve our lands. Most of them  
17          are against the encroachment of other  
18          citizens to our area, but that's  
19          happened and it continues to happen.

20          And we -- we actually have a city  
21          council in place that is in a majority  
22          to move forward to assist in this  
23          project. So everything is in place. We

1           just simply need the project to be --  
2           you know, have an appraisal done,  
3           please, and decide whether or not it's  
4           something you feel like would be  
5           successful. We think it would be.

6           Thank you.

7           COMMISSIONER GUY: Thank you.

8                     Any questions for the mayor?

9           MR. RUNYAN: Mr. Mayor?

10          MR. ISLEY: Yes.

11          MR. RUNYAN: Is this within the city limits of  
12                     Springville?

13          MR. ISLEY: It is.

14                     And some of you have heard of  
15                     Homestead Hollow. That's a pretty  
16                     well-known arts and crafts festival in  
17                     the area that has a festival four times  
18                     a year, and it's within less than  
19                     one-fourth mile from that area. And  
20                     it's just got a beautiful river running  
21                     through it.

22                     And, folks, if it's not going to be  
23                     a Forever Wild project, some day it will

1           be over 1,000 homes there. The city  
2           would have a tremendous financial impact  
3           from that. The city has decided that  
4           that's not where we want to go. We want  
5           to go with preserving that land for this  
6           kind of a reason and this kind of a  
7           purpose, because that's the nature of  
8           our city. That's what we want to do.

9           MR. WRIGHT: I have a question.

10          COMMISSIONER GUY: Yes, sir, Mr. Wright.

11                           (Brief interruption by the court  
12                           reporter.)

13          MR. WRIGHT: You mentioned buildings at the  
14           beginning of talking. Is there already  
15           buildings --

16          MR. ISLEY: No, sir. No, sir. I'm simply  
17           saying that restroom facilities are  
18           necessary. I believe there's also  
19           perhaps some type of a structure  
20           mentioned by The Friends of Big Canoe  
21           Creek in here where you would do an  
22           educational-type facility that you would  
23           have there.



1           The actual road -- it's got a -- you  
2           know, it's got some roads into it, but  
3           the actual improvement and widening of  
4           those roads and the parking areas,  
5           helping to construct the trails, both  
6           hiking and biking or whatever type  
7           trails, the city stands ready to assist  
8           in any and all of that.

9           MR. WRIGHT: Thank you.

10          COMMISSIONER GUY: Any other questions?

11                           (No response.)

12          COMMISSIONER GUY: Mayor, thank you for being  
13           here today. It's a beautiful part of  
14           the state. We appreciate y'all coming  
15           this far down here just to tell us about  
16           it. And as you heard earlier, I think  
17           last time we just ran into an issue with  
18           the appraisal. So I'm sure the board  
19           will give it, you know, good  
20           consideration. And if it's nominated  
21           again, just understand that by law we  
22           cannot pay any more than an appraised  
23           value.

1 MR. ISLEY: I do understand.

2 COMMISSIONER GUY: So we'll -- if it comes up  
3 again, we'll certainly work -- work with  
4 you and everyone else here today and, of  
5 course, the owner to see if we can --

6 MR. ISLEY: If the appraised value doesn't  
7 reach the ending asking price of the  
8 property owner, then the city and the  
9 county and some other interested parties  
10 will, I believe, see that it happens.  
11 The gap will be met. But if there is a  
12 gap, it will be met.

13 COMMISSIONER GUY: Thank you, sir.

14 MR. ISLEY: And then the last thing, I would  
15 like to thank Representative Hill for  
16 taking the time out from his duties on  
17 Capitol Hill to come down today. It's  
18 very important that he do that, and I  
19 thank him for it.

20 COMMISSIONER GUY: Yes, sir. Thank you.

21 I think that was the last person to  
22 speak on Big Canoe Creek. Did I miss  
23 anybody else on that?

1 (No response.)

2 COMMISSIONER GUY: Okay. Barnett, you sure  
3 you don't want to speak on it?

4 MR. LAWLEY: Yeah, I'm going to pass. Thank  
5 you, though.

6 COMMISSIONER GUY: All right. So the next  
7 speaker I have is Jake Blackwell  
8 speaking on Skyline WMA-Crow Creek  
9 Valley.

10 Patti, I just -- this is where we  
11 wanted people to have a little time to  
12 find it in the package or not?

13 Help me out on what you want to do  
14 here.

15 MS. POWELL: And for benefit of the board and  
16 some of the public, we've had confusion  
17 in past meetings sometimes because we  
18 have to give our tracts a name that is  
19 unique and works in our system. So  
20 sometimes it doesn't match the name of  
21 the individual speaking.

22 But I think Jo was a step ahead of  
23 me this time, and so she has tried to

1 write on each green slip the name. So  
2 if you can -- if you'll reread the name,  
3 the board should be able to find it. It  
4 will either be on your -- well, it may  
5 be on the short list. It may be on  
6 appraised nominations. It may be  
7 something that the speaker is speaking  
8 anew on it.

9 Anyway, we'll try to help you. But  
10 if you'll read what Jo wrote down on the  
11 green slips properly.

12 COMMISSIONER GUY: Okay.

13 MS. POWELL: And she was a step ahead of me as  
14 usual.

15 COMMISSIONER GUY: So, Jake, excuse me for  
16 interrupting. What we're trying to do  
17 is when people come up to speak, if we  
18 have something in the packet, our board  
19 members are doing the best they can to  
20 find it while you're speaking, and we're  
21 trying to be a little more efficient.

22 MS. POWELL: And this one has been appraised.  
23 So you will see it on the appraised

1 nomination list in Tab 3.

2 COMMISSIONER GUY: All right.

3 Thank you. Again, I apologize.

4 MR. BLACKWELL: Thank you. Not a problem.

5 My name is Jake Blackwell. I'm here  
6 on behalf of the Henninger family to  
7 talk about the Skyline WMA-Crow Creek  
8 Valley Addition. It's 1521 acres in  
9 Jackson County that was nominated at a  
10 previous meeting for an appraisal.

11 This land has been in my family for  
12 almost a hundred years, and we've  
13 struggled with the thought of selling  
14 it. But when we heard about this  
15 program, we couldn't think of a more  
16 fitting legacy for our family's land  
17 than to be a part of a program that the  
18 public can enjoy as well as our family  
19 and future generations to enjoy like we  
20 all did as we were growing up.

21 I just wanted to mention a few  
22 things that I think would be of interest  
23 to you guys and some of my favorite

1 aspects of this property for you to  
2 consider.

3 First of all, this borders the  
4 existing Skyline WMA property. We have  
5 425 yards of common boundary on top of  
6 the mountain. We've already got a road  
7 system and trail system throughout since  
8 we have leased out the hunting rights to  
9 this property for the last 40 years.  
10 We've got a main road going up the  
11 mountain coming off of Highway 117 that  
12 connects to the existing road system  
13 that's already in the Skyline WMA. So  
14 it makes a great access point to come in  
15 from the other side of the property.  
16 It's already got greenfields throughout,  
17 trail systems throughout. It's ready to  
18 be used as a WMA from the day that you  
19 add it to Skyline.

20 Probably the most notable feature of  
21 this property is Crow Creek that runs  
22 through the middle of the property.  
23 Crow Creek is a year-round deep-water

1 creek, and we have almost a mile of  
2 frontage to this creek. It's commonly  
3 used now for canoeing and recreation.  
4 This flowing through the lowland area of  
5 the property would be a great access  
6 point for parking, launching canoes,  
7 camping, whatever recreation you want to  
8 do there.

9 And probably what made it score so  
10 high with the WMAs is the fact that it's  
11 got about 400 acres of lowland,  
12 low-lying area along the creek. This is  
13 something that's not -- that the  
14 existing WMA does not have much of.  
15 Most of it's mountainous, heavy timber,  
16 and this is a lowland area.

17 170 acres of it are actively being  
18 farmed now with corn and soybean. You  
19 know, it can be used for food plots,  
20 dove shoots, camping. You name it. But  
21 there's -- it's something that could  
22 really add to the existing WMA, some of  
23 the low-lying areas.

1           We have managed the timber all the  
2           time and select-cut about every 25  
3           years. It was last cut about 15 years  
4           ago, always under the advice of a  
5           licensed forester.

6           And it has -- at the top is a -- up  
7           the mountain there's big rock bluffs  
8           overlooking all of Jackson County, and  
9           it would be a great access point for  
10          hiking and horseback riding and things  
11          of that nature.

12          So we think it has a lot of unique  
13          factors that would make it a great  
14          addition to the existing Skyline WMA,  
15          and we hope that you guys see -- see it  
16          the same way and will be moving to a  
17          second appraisal and to close on this  
18          property at this meeting.

19          COMMISSIONER GUY: Any questions for  
20          Mr. Blackwell?

21                 Jake, I have a question for you.

22          MR. BLACKWELL: Yes, sir.

23          COMMISSIONER GUY: I'm just trying to -- how



1           many miles of Crow Creek did you say ran  
2           through that property?

3           MR. BLACKWELL: It is .82 miles.

4           COMMISSIONER GUY: .82.

5           MR. BLACKWELL: So I said almost a mile.

6           COMMISSIONER GUY: Is that in the -- what I  
7           call the low area?

8           MR. BLACKWELL: Uh-huh (positive response).

9           COMMISSIONER GUY: Yes. Okay.

10                   Now, while I've got you, Mr. Sykes,  
11           have y'all -- have you looked at that  
12           and just -- sorry to catch you cold  
13           there, but I think you're familiar with  
14           it.

15           MR. SYKES: I'm familiar with it. We have --  
16           I have not looked at it. I'm sure Drew  
17           has when he went up and scored it, but  
18           personally I haven't.

19           COMMISSIONER GUY: That would be -- from just  
20           looking at it, it would be, looks like,  
21           a pretty good asset to our Skyline WMA  
22           up there.

23           MR. SYKES: It does. And with Crow Creek,

1           too, with that offset down there.

2                     Can I ask a question?

3       COMMISSIONER GUY:   Sure.   Absolutely.

4       MR. SYKES:   How many acres of farmland did you  
5                     say was active?

6       MR. BLACKWELL:   So what's not mountain, what's  
7                     just flat land is 380 acres.   A lot of  
8                     that is standing timber along the creek  
9                     which is not being farmed, obviously,  
10                    which I forgot to mention is currently  
11                    holding ducks.   It floods in some of  
12                    those areas.   So it's a duck habitat  
13                    now.   We think the future of that may be  
14                    backing up some of the creek, flooding  
15                    some of the more agricultural fields for  
16                    duck hunting as well.   But there's  
17                    actually 170 acres currently being  
18                    farmed.

19       COMMISSIONER GUY:   Do you have leases on that  
20                     right now?

21       MR. BLACKWELL:   We lease the hunting rights to  
22                     that.   Nobody duck-hunts it.   But deer  
23                     and turkey and things like that.

1           COMMISSIONER GUY:  And what about the farming  
2                           rights?  You have it leased?

3           MR. BLACKWELL:  We have leased out the farming  
4                           rights in the past, yes.

5           MR. SYKES:  And, if I may, that would not be  
6                           something out of line with what we do  
7                           currently with our acreage up there on  
8                           quite a bit of that land.  We do have  
9                           active farming contracts with probably  
10                          40 or 50 different contracts up there.  
11                          So we're very familiar with how to do  
12                          that.

13          COMMISSIONER GUY:  Okay.

14          MR. BLACKWELL:  And both parties, both farming  
15                           and hunting, would love to keep those  
16                           rights if they were extended, but at the  
17                           same time they're both aware that should  
18                           this deal go through that -- we've  
19                           already discussed, you know, that if it  
20                           has to end, it will end.

21          COMMISSIONER GUY:  Okay.  And I see Patti  
22                           creeping up there, so I don't know what  
23                           that means other than beware.

1 MS. POWELL: I hate to say I'm creeping, but  
2 lurking.

3 No. I just want to take this  
4 opportunity -- not at the meeting. Just  
5 we want to get with you and understand  
6 exactly the location of that acreage.  
7 We didn't -- it's not really on the map.  
8 We just -- we didn't really have that  
9 information. So if we could -- you can  
10 catch up with staff after the meeting  
11 or -- just want to be sure we understand  
12 where that --

13 COMMISSIONER GUY: It's not this part right  
14 here at the bottom on the other side of  
15 the road?

16 MS. POWELL: Maybe I'm on the wrong map.

17 Anyway, if you'll just --

18 MR. BLACKWELL: I've got a map.

19 MS. POWELL: The bottom line is we just want  
20 to be sure we understand exactly where  
21 that is.

22 COMMISSIONER GUY: Sure. Would you check on  
23 that and handle it before we get back in

1           here, Patti, if you can. Maybe make  
2           sure Jake doesn't --

3       MR. RUNYAN: There are two Skyline additions.

4       MR. SATTERFIELD: This is the Crow Creek.

5       MR. RUNYAN: One of them is Crow Creek Valley  
6           and one of them is Crow Creek Mountain.

7                   (Brief interruption by the court  
8                   reporter.)

9       MS. POWELL: And, Commissioner, it is a  
10           portion of that, but it's a portion  
11           of -- would be a subset of what's on the  
12           map. So we just want to be sure we  
13           understand. I don't think there's an  
14           issue. I just want to be sure we have  
15           it --

16       COMMISSIONER GUY: Okay. I was looking at the  
17           wrong one, so I apologize.

18                   But, yeah, if y'all would just get  
19           with Jake just so he doesn't leave. If  
20           you need him to hang around for a  
21           minute, would you be willing to do that?

22       MR. BLACKWELL: I'll stick around.

23       COMMISSIONER GUY: Okay. Thank you, sir.

1                   Any other questions for --

2                   Mr. Satterfield.

3           MR. SATTERFIELD:  When you mentioned earlier  
4                   the 300 acres of flatland area, you're  
5                   talking about that northern part of the  
6                   property?

7           MR. BLACKWELL:  That's correct.

8           MR. SATTERFIELD:  And I'm sorry.  What is that  
9                   used for now?

10          MR. BLACKWELL:  What is not creek and timber  
11                   around the creek that floods is  
12                   farmland.

13          MR. SATTERFIELD:  So it's actively being  
14                   farmed now?

15          MR. BLACKWELL:  Uh-huh (positive response).

16          MR. SATTERFIELD:  I thought that's what you  
17                   said.  I wanted to clarify.

18          MR. BLACKWELL:  Of the 380, there's 170 acres  
19                   that are being farmed.

20          MR. SATTERFIELD:  I'm sorry?

21          MR. BLACKWELL:  Of the 380 that's total  
22                   flatland, 170 of it is what's being  
23                   farmed now.

1 MR. SATTERFIELD: 170. Okay.

2 COMMISSIONER GUY: 170.

3 Thank you, sir.

4 MR. BLACKWELL: Thank y'all.

5 COMMISSIONER GUY: Appreciate it.

6 And thanks, Patti, for pointing that  
7 out.

8 The next speaker, Dale Lancaster,  
9 Sipsey River-Taylor Creek.

10 MR. LANCASTER: Good morning,  
11 Mr. Commissioner, board.

12 COMMISSIONER GUY: Good morning.

13 MR. LANCASTER: Thank you for the opportunity  
14 to have an audience with you this  
15 morning.

16 My name is Dale Lancaster. I'm a  
17 forester and real estate broker  
18 representing our clients who own  
19 approximately 1722 acres along the  
20 Sipsey River in Greene County. It's a  
21 very unique piece of property. You have  
22 previously been given a packet of  
23 information concerning this tract, and

1 I'd just like to recap real quickly.

2 The Sipsey is one of Alabama's ten  
3 natural wonders. It flows for 92 miles  
4 through four counties; Fayette, Pickens,  
5 Tuscaloosa, and Greene. It has 37  
6 mussel species, which is one of the  
7 largest mussel colonies in the United  
8 States. It has 102 species of  
9 freshwater fish.

10 Again, it's a very unique piece of  
11 property. The 1722 acres of the Taylor  
12 Creek Addition has approximately eight  
13 miles of river frontage.

14 Previously at one of the meetings,  
15 the last meeting, a nomination was made  
16 to move this property forward to first  
17 appraisal. It is on the short list.  
18 But there was a question and concern  
19 about one of the parcels and the  
20 acreage. Thanks to Director Powell, her  
21 staff, and especially Jo Lewis, we have  
22 clarified that.

23 So today I ask again that you,



1           please, just strongly consider this  
2           unique piece of property and hopefully  
3           move forward to the appraisal process.  
4           And thank you for your time. I'll be  
5           glad to field any questions that you may  
6           have.

7           COMMISSIONER GUY: Any questions for  
8           Mr. Lancaster?

9                           (No response.)

10          COMMISSIONER GUY: Thank you, sir.

11          MR. LANCASTER: Thank you.

12          COMMISSIONER GUY: The next speaker is  
13                   William -- is it Freise?

14          MR. FREISE: Freise.

15          COMMISSIONER GUY: Yes, sir, Mr. Freise.

16                   And I think Mr. Freise is speaking  
17                   on the Perdido WMA-Freise Addition. Did  
18                   I get close?

19          MR. FREISE: I think so. I'm not --

20          COMMISSIONER GUY: Oh, you're not here on that  
21                   one?

22          MR. FREISE: Sir?

23          COMMISSIONER GUY: Which one are you here on?

1 MR. FREISE: I'm on the Freise Addition.

2 COMMISSIONER GUY: Okay. That's it. Perdido  
3 WMA-Freise Addition.

4 MR. FREISE: Thank you, Commissioner Guy, and  
5 thank you to the board of directors.  
6 I'm here representing the property. We  
7 have, I think, 47 acres surrounded by  
8 Forever Wild in that area. I think  
9 we're one of maybe three private  
10 landowners.

11 This property we acquired back in  
12 1968 when I was in the Navy in  
13 Pensacola, and a friend of mine who was  
14 a real estate broker took me over there  
15 and showed me the property. And I  
16 bought it because it had a lot of deer  
17 tracks and turkey tracks and very little  
18 else.

19 I'm from Baldwin County, grew up  
20 down here. In fact, we have had land  
21 down here -- in fact, we still own two  
22 acres across the road from here, and I  
23 consider myself still a part of Spanish

1 Fort.

2 This property -- when we bought it,  
3 I was stationed -- I went to California.  
4 And we flew home on a week -- or during  
5 Christmas holidays, and we attempted to  
6 plant pine trees out there. The first  
7 year the deer ate the tops of the pine  
8 trees and the seedlings out. The second  
9 year they pulled the whole seedlings  
10 out. So we gave up on that.

11 The property has an abundance of  
12 nice rattlesnakes. They're real good  
13 size and scary. And it has a lot of  
14 live oak trees, which is good for, you  
15 know, game and everything else like  
16 that. It's a -- other than that, it's  
17 really not a forestry-type application.

18 We live in Georgia. We moved from  
19 here up there, and all our family is  
20 there. We don't have a lot of interest  
21 in south Alabama anymore, and  
22 we'd like to take this property and  
23 either y'all buy it or put it on the

1 market and sell it and buy some land in  
2 Georgia. And that's all I have to say.

3 COMMISSIONER GUY: Thank you for your  
4 comments.

5 Any questions?

6 Yes, sir, Mr. Horn.

7 MR. HORN: How many acres?

8 MR. FREISE: It'll be 47 -- 46 or 47.

9 MR. HORN: Thank you.

10 COMMISSIONER GUY: Thank you, Mr. Freise.

11 Have a good day. Appreciate your  
12 comments.

13 Next speaker -- well, it looks like  
14 maybe Yael is here. Thank you.

15 The Bon Secour River-Swift School  
16 Tract. And I know there's three of you.  
17 James Lee, Bob Glennon, and Yael. It's  
18 the Bon Secour River-Swift School Tract  
19 is what Jo wrote down.

20 MR. HORN: Is this under Tab 3, Patti?

21 MS. POWELL: This one is on the short list, so  
22 it will be Tab 4.

23 MR. HORN: Okay.

1 COMMISSIONER GUY: Give her one second.

2 And you are ...

3 MR. LEE: I'm James Lee. I work for the Swift  
4 family, who's the owners of this land.

5 COMMISSIONER GUY: Thank you, sir. Proceed.  
6 Appreciate it.

7 MR. LEE: Yes. I would like y'all to consider  
8 this land for a first appraisal on this.  
9 The Swift family has owned this land for  
10 over a hundred years, and they -- when  
11 they bought the land, they had a sawmill  
12 on it and operated on it for a while.  
13 And they're ready to sell the land now,  
14 and they -- there's such good  
15 economic -- ecological value on that  
16 land that they would like to have  
17 somebody preserve it before they -- you  
18 know, or give someone a chance to  
19 preserve it before they put it up on  
20 open market. That's all I have.

21 COMMISSIONER GUY: Okay. Any questions for  
22 Mr. Lee?

23 Both of y'all are going to speak

1           also. Why doesn't the next speaker come  
2           ahead, and then that way we can just ask  
3           questions of the group, if that's okay.

4           MR. GLENNON: Okay. Ladies and gentlemen, I'm  
5           Bob Glennon. I'm the chairman of the  
6           Baldwin County Historic Development  
7           Commission. We are a not-for-profit  
8           commission appointed by the county  
9           commissioners as stewards of the county  
10          historic landmarks.

11                 About 2,000 feet from this property  
12          that we're talking about on the Bon  
13          Secour River is the Swift-Coles historic  
14          home. That was bequeathed to us by a  
15          gentleman that passed away about ten  
16          years ago. And the interest that we  
17          have in promoting this nomination for  
18          the Swift property is the fact that from  
19          our five acres that we have with about a  
20          6,000-square-foot historic home is you  
21          can see a long way across marsh grass.  
22          And from -- if anything else happens  
23          with this land other than it being set

1           aside for Forever Wild or some  
2           organization like that, then the  
3           historic ambiance, if you will, will be  
4           lost in -- by something else being  
5           there, like a high-rise condominium,  
6           which seems to be a favorite thing in  
7           south Baldwin County. But I doubt -- if  
8           it wouldn't be that, it would be some  
9           application that would be something  
10          other than preservation of the historic  
11          value that we see.

12                 So we would like -- the land between  
13          that -- in that 2,000 feet is also owned  
14          by other members of the Swift family,  
15          and we'd like to see if we could work  
16          out something within ourselves to be  
17          able to tie that together, like a  
18          walking trail or a picnic area or  
19          something like that, that would allow us  
20          to get over to the other property.  
21          We're talking about 250 acres that  
22          Mr. (inaudible) was talking about. We  
23          just need to have this happen so that we

1           could be able to help enhance what we  
2           can get in Baldwin County. And welcome  
3           to our county.

4           COMMISSIONER GUY: Thank you.

5           MS. GIRARD: Hi, board. I'm Yael Girard,  
6           executive director of the Weeks Bay  
7           Foundation.

8                       As James and Bob mentioned, this is  
9           a 250-acre property on the Bon Secour  
10          River. It actually has two creeks that  
11          are encircled by the property. There's  
12          two packages in front of you that we  
13          gave y'all. The second one shows those  
14          two creeks coming down. One is Shutt  
15          Creek, and the other is an unnamed  
16          creek.

17                      And that is a large marsh area, and  
18          it's very, very pretty. I've gone up it  
19          by boat. You can actually access those  
20          creeks by motorboat almost all the way  
21          to the heads of them. And that marsh is  
22          really intact, really well preserved.  
23          No trash there. Seemingly no invasive



1 plants in it. Really protected habitat  
2 for both wading birds and aquatic  
3 creatures in that area.

4 The Foundation actually looked at  
5 purchasing this property previously, but  
6 due to our limited budget and resources,  
7 we were unable to do it. But we do  
8 believe that it has significant  
9 conservation value. And it was  
10 definitely not due to any unwillingness  
11 to purchase it. It was just an  
12 inability due to our limited funds. And  
13 so we would definitely recommend for the  
14 Forever Wild Board to please consider  
15 this for a first appraisal.

16 COMMISSIONER GUY: Any questions?

17 MR. SATTERFIELD: Mr. Chairman, I notice that  
18 a map with an explanatory description  
19 says there are two separate landowners  
20 in this tract. And I presume both  
21 landowners are approving this,  
22 recommending this?

23 MR. LEE: Yes. Both landowners are wanting to

1           sell the land. They do.

2           COMMISSIONER GUY: Mr. Wright, did you have a  
3           question?

4           MR. WRIGHT: I missed the -- who do you  
5           represent?

6           MS. GIRARD: I represent the Weeks Bay  
7           Foundation. We are a land trust that is  
8           in Baldwin County, and we protect an  
9           area right through this -- this focus  
10          area where this property is located. We  
11          did have an interest in purchasing it,  
12          but we were unable to purchase it due to  
13          our limited budget.

14          But it is the same sort of resources  
15          that we protect regularly and have been  
16          protecting for about 27 years throughout  
17          Baldwin and Mobile Counties. So we  
18          wanted to speak to the conservation  
19          value as a group that knows the  
20          conservation value of properties down in  
21          coastal Alabama. Thank you.

22          COMMISSIONER GUY: Yael, I have a question  
23          just to be sure I'm oriented correctly.

1                   Is this 59 running this way?

2       MR. LEE:    It is.  Yeah, it is.

3       MS. GIRARD:  Yeah.

4       MR. LEE:    59 is a little further over than  
5                   that.

6       COMMISSIONER GUY:  Okay.

7       MR. LEE:    Or that could be --

8       COMMISSIONER GUY:  I think it is 59.  I'm just  
9                   trying to ...

10      MS. GIRARD:  Gulf Shores Parkway.

11      COMMISSIONER GUY:  So you turn there off 59.  
12                   And I'm familiar with Bon Secour and  
13                   that area over there.

14                   So you just go -- so is this  
15                   property -- what is it -- it borders a  
16                   road?

17      MS. GIRARD:  It does.  It borders County  
18                   Road 10.  If you know where the Tin Top  
19                   Restaurant is --

20      COMMISSIONER GUY:  Right.  That's where I was  
21                   going to ask about.

22      MS. GIRARD:  Okay.  Yeah.  It's right down the  
23                   road from there.

1 COMMISSIONER GUY: Okay.

2 MS. GIRARD: It does have significant road  
3 frontage. It does have one dirt road  
4 access into the property already. And  
5 there's definitely road frontage there  
6 that would be developable home sites for  
7 a significant number of homes.

8 COMMISSIONER GUY: Okay. Thank you.

9 MS. GIRARD: Before I leave I was hoping to  
10 speak on our other property because I  
11 don't want to take up too much of your  
12 time coming up and coming back.

13 So while I'm up here, I wanted to  
14 mention the Weeks Bay Reserve-Meadows  
15 Phase III Addition. This is a property  
16 that was submitted as a suite of tracts  
17 with the possibility of them moving  
18 forward separately. Two of the  
19 landowners within the group have decided  
20 to no longer be considered for  
21 nomination. And so at the last board  
22 meeting there was a motion to move on a  
23 first appraisal for the entire Meadows

1 Phase III Addition. However, with the  
2 acreage change, we will need to have a  
3 new motion for an appraisal. We ask  
4 that the board consider moving forward  
5 on the remaining properties for the  
6 first appraisal.

7 And as a reminder, this suite of  
8 tracts, the remaining three tracts, are  
9 under the Weeks Bay Reserve's NOAA  
10 acquisition grant and will be matched  
11 one/one -- one to one with Forever Wild  
12 funds. So whatever the cost of those  
13 remaining three tracts would be, it  
14 would be matched. So you only end up  
15 paying half of the appraised value for  
16 these.

17 COMMISSIONER GUY: Okay, Yael. I don't know  
18 if that's in our package, so let me just  
19 ask --

20 MS. POWELL: Yeah. I just wanted to -- that  
21 is actually under Tab 5, 5-A. That is  
22 noting the acreage change. And we will  
23 bring that up later in the meeting and

1 explain that to the board. But that is  
2 the Phase III tract.

3 COMMISSIONER GUY: Meadows Phase III.

4 MS. POWELL: That's right. And it's  
5 referencing the fact that we had a  
6 motion for appraisal, but we then had an  
7 acreage change. And so due to the  
8 significance of the acreage change,  
9 we're going to bring that back before  
10 the board during our miscellaneous  
11 reports, and we'll discuss next steps  
12 then.

13 COMMISSIONER GUY: Okay. Very good.

14 MS. GIRARD: And then the final property that  
15 I wanted to mention was the Harrod's  
16 Farm tract. And although not nominated  
17 by the Foundation, this property is of  
18 significant conservation value in our  
19 management area. The board did make a  
20 motion for a first appraisal at the last  
21 meeting, and we would like consideration  
22 for a second appraisal and move to  
23 purchase.

1           The property is around 200 acres,  
2           and the wetland acreage of that Harrod's  
3           Farm tract is about a hundred acres and  
4           is also under that NOAA acquisition  
5           grant for a one-to-one match.

6           COMMISSIONER GUY: Any questions for Yael?

7                           (No response.)

8           MS. GIRARD: Thank y'all so much. I do want  
9           to say we know that there have been some  
10          issues in the state, certain parties  
11          trying to diminish the ability for  
12          Forever Wild to do the great work that  
13          is important to our public lands. And  
14          on behalf of the Weeks Bay Foundation,  
15          I'd like to say that we believe those  
16          efforts are misguided and do not reflect  
17          the beliefs of most people in this  
18          state.

19          When we shared those proposed bills  
20          and their consequences with our  
21          membership on social media, it reached  
22          over 3600 people, all who had strong  
23          responses in favor of Forever Wild. It

1 is a cherished program, and we will  
2 continue to stand with Forever Wild.

3 COMMISSIONER GUY: Thank you, ma'am.

4 The next speaker I have is Mr. Sam  
5 Parris. Sam.

6 Thank you, Sam. And I've got you  
7 down here for Red Hills-Parris Trust  
8 Addition.

9 MR. PARRIS: That's correct.

10 COMMISSIONER GUY: Okay.

11 MR. PARRIS: Good morning.

12 COMMISSIONER GUY: Good morning.

13 MR. PARRIS: And, again, my name is Sam  
14 Parris. I am the sole beneficiary of  
15 the Parris Trust. I was appointed to  
16 handle all real estate matters by  
17 majority vote of the trustees.

18 I am requesting that the board  
19 consider a motion for the second  
20 appraisal and purchase of the property.  
21 It was nominated in 2011. This 305-acre  
22 property is actually adjoining to one of  
23 the Red Hills Complex parcels already



1 owned by Forever Wild.

2 The property provides a crucial  
3 habitat for the federally listed Red  
4 Hills Salamander. It also provides  
5 recreation opportunities including  
6 hunting, birdwatching, and wildlife  
7 viewing. There is significant timber  
8 value including old-growth longleaf.

9 My mother refrained from cutting  
10 timber for the past five years just  
11 because of her desire for the tract to  
12 be acquired by Forever Wild. Since her  
13 recent death, selling the assets in the  
14 trust has become a priority.

15 It's also my understanding that the  
16 U.S. Fish and Wildlife Section 6 grants  
17 can be applied to this tract. There are  
18 many properties in this area privately  
19 owned. I believe this is a perfect  
20 opportunity for Forever Wild to expand  
21 its footprint in this region and to  
22 further protect the Red Hills Salamander  
23 while also providing additional

1 recreation opportunities.

2 I'll be happy to answer any  
3 questions.

4 COMMISSIONER GUY: Any questions for  
5 Mr. Parris?

6 I want to make sure everybody has  
7 found the tab.

8 (No response.)

9 COMMISSIONER GUY: Thank you, sir.

10 MR. PARRIS: Thank you.

11 COMMISSIONER GUY: Appreciate your time.

12 Jeff DeQuattro.

13 MR. DEQUATTRO: Hey, good morning. Thank you  
14 for having me.

15 COMMISSIONER GUY: Yes, sir.

16 MR. DEQUATTRO: So today I am representing the  
17 advisory board of the Alabama Trails  
18 Commission. And I'll be very quick, but  
19 we just want to reconfirm our support  
20 for the Wiregrass Trail project in  
21 Geneva County and Covington County.

22 It's a 431 -- I'm sorry -- 43.1-mile  
23 backcountry trail, a paved trail along

1           the CSX railway. 560 acres, plus or  
2           minus, would be involved in the project.  
3           We're currently fundraising with local  
4           governments for the hazardous  
5           waste and materials survey that's needed  
6           before Alabama Forever Wild is able to  
7           conduct the appraisal or the survey.

8           I was asked to remind folks to look  
9           at this as an economic development  
10          project and a great conservation project  
11          as well. There could be excellent  
12          health impacts, job impacts, increases  
13          in bicycle tourism, and it's a good  
14          thing for this area of the state. So we  
15          just would like you to continue to  
16          support this project. Thank you.

17                 I'll take any questions.

18         COMMISSIONER GUY: Any questions for  
19                 Mr. DeQuattro?

20                         (No response.)

21         COMMISSIONER GUY: So for some of the board  
22                 members that are new, we discussed this  
23                 a year or so ago maybe. And I'm sure

1 Patti at some point -- not right now --  
2 would be happy to probably -- it's just  
3 it's very -- I was just going to say  
4 we're very supportive of it, but there  
5 are some complications -- I'm sure Jeff,  
6 I think, was there and knows some of  
7 this -- but as far as what we can and  
8 can't do, legal issues and those kinds  
9 of things. And I know that we have  
10 talked to a lot of local mayors and  
11 things about trying to figure those out.  
12 I know that, for instance, Horace for  
13 Andalusia -- we've talked, you know, and  
14 I think some of us are very interested  
15 in trying to see how we can get through  
16 this.

17 So, Jeff, appreciate you being here  
18 today. I think you know where we are.  
19 And we're going to continue to work on  
20 that and I think y'all are continuing to  
21 work on it, as you just mentioned, to  
22 see if we can build possibly the same  
23 kind of economic corridor that we did

1 over there on Interstate 20, I think,  
2 going towards Atlanta.

3 But anybody is welcome to ask a  
4 question. I'm not trying to cut you  
5 off. It was well discussed for a couple  
6 of meetings. And I know our staff has  
7 continued to do work on that, and I'm  
8 sure the Trails Commission folks are  
9 doing it as well. So don't give up on  
10 us. We're going to continue to work  
11 with those local governments and try to  
12 do the best we can to make something  
13 happen.

14 MR. DEQUATTRO: Good deal. Thank you.

15 COMMISSIONER GUY: Thank you again.

16 Ms. Tammy Herrington. Good morning,  
17 Tammy.

18 MS. HERRINGTON: Good morning. I'm Tammy  
19 Herrington. I'm the executive director  
20 of Conservation Alabama and Conservation  
21 Alabama Foundation. And I'm here on  
22 behalf of the conservation community to  
23 talk to you about what Yael Girard

1           mentioned earlier, which is what we  
2           consider an attack on the Forever Wild  
3           Land Trust.

4           And those of you who were at the  
5           last board meeting may remember that I  
6           presented a return-on-investment study  
7           that was conducted by The Trust for  
8           Public Lands that shows that for every  
9           dollar invested by the Forever Wild Land  
10          Trust, \$5 is returned to our state in  
11          goods and services.

12          And to highlight some of those  
13          numbers, just to remind you, there are  
14          \$494 million in tax revenues shown on  
15          behalf of the program. It supports  
16          86,000 jobs and provides \$2 billion in  
17          wages.

18          In addition to these economic  
19          benefits, as you know, the program has  
20          had overwhelming support from the  
21          community. When it was originally voted  
22          on in 1992, it was supported by 83  
23          percent of voters. It was reauthorized

1           in 2012 with 75 percent of the vote.  
2           And then just last year public lands  
3           again had overwhelming support by 80  
4           percent in amendment -- a constitutional  
5           amendment to protect money for our state  
6           parks.

7           So we know that we have overwhelming  
8           public support. We also see the program  
9           provide these huge economic benefits to  
10          our state. So because of that, there  
11          are many of us in the conservation  
12          community, some of whom are in this room  
13          with me today, who are concerned about  
14          House Bill 502 and its threats to the  
15          program and purchasing of additional  
16          land.

17          Representative Hill earlier said,  
18          you know, there are some counties that  
19          don't want you there. We do. Come  
20          here. Take advantage of us. We've also  
21          had a lot of the local county support --  
22          show support for the program.

23          And as Ms. Girard mentioned, their

1           program -- I mean, their action-alert  
2           system, thousands of emails were sent.  
3           Through ours we've had -- it's now close  
4           to 8,000 emails sent to the governor and  
5           legislators on behalf of Forever Wild.

6           So we stand here in support of the  
7           program here together with the  
8           conservation community and just want to  
9           let you know that this is something that  
10          we consider a threat to what the voters  
11          have said we wanted through the Forever  
12          Wild Land Trust, and we will continue to  
13          let our leaders know that we want this  
14          program to continue untouched. Thank  
15          you.

16         COMMISSIONER GUY: Thank you, Tammy.

17                 Any questions for Tammy?

18                         (No response.)

19         COMMISSIONER GUY: I will say this. For those  
20          who didn't either -- and I know she  
21          passed out that booklet that they did.  
22          Very interesting reading, pretty well  
23          done. So if anybody either lost it or



1 needs another one, I'm sure Tammy can  
2 get you that information.

3 Or is it online, Tammy?

4 MS. HERRINGTON: It's online through The Trust  
5 for Public Land website. And if you go  
6 to our Foundation website,  
7 ConservationAlabamaFoundation.org,  
8 there's a public lands tab, and there  
9 are links to both the -- basically a  
10 two-page report that gives the  
11 highlights and the full  
12 return-on-investment study.

13 And it's great -- you know, if  
14 anyone is interested, it also highlights  
15 particular communities like Anniston,  
16 Dothan, and their stories, how they were  
17 able to utilize these lands to build the  
18 economy in their areas of the state.

19 COMMISSIONER GUY: Okay. Thank you again. I  
20 just wanted to make sure everybody was  
21 aware of that if they needed to look at  
22 it again.

23 MS. HERRINGTON: Thank you.

1           COMMISSIONER GUY: So that was the last  
2           speaker that I had. I know there are  
3           some more people here. So I'm going to  
4           make an assumption that nobody else  
5           wants to speak. If you do, raise your  
6           hand.

7                               (No response.)

8           COMMISSIONER GUY: All right. Well, with  
9           that, that ends our public comment  
10          session, and our board will need to  
11          recess into executive session. And  
12          before doing so, we have to go through  
13          this motion and vote aloud. So let me  
14          read this so that I get it right for the  
15          court reporter.

16                       By regulation, appraisal values are  
17          confidential during periods of  
18          negotiation. Accordingly, in order to  
19          discuss tract appraisal values, the  
20          board will need to go into recess for an  
21          executive session.

22                       Is there a motion for the board to  
23          now recess to attend to an executive

1 session?

2 MR. HORN: So move.

3 MR. CAUTHEN: Second.

4 COMMISSIONER GUY: Who was the second?

5 Mr. Cauthen was the second.

6 Okay. It's necessary for me to do  
7 this by roll call to make sure that I  
8 have everybody's affirmative votes.

9 Mr. Oates?

10 MR. OATES: Yes.

11 COMMISSIONER GUY: Dr. Valentine?

12 DR. VALENTINE: Aye.

13 COMMISSIONER GUY: Dr. Jordan?

14 DR. TOLLEY-JORDAN: Aye.

15 COMMISSIONER GUY: Dr. Hepp?

16 DR. HEPP: Aye.

17 COMMISSIONER GUY: Dr. Woods?

18 DR. WOODS: Aye.

19 COMMISSIONER GUY: Mr. Ball?

20 MR. BALL: Yes.

21 COMMISSIONER GUY: Mr. Runyan?

22 MR. RUNYAN: Yes.

23 COMMISSIONER GUY: Mr. Wright?

1 MR. WRIGHT: Yes.

2 COMMISSIONER GUY: Mr. Satterfield?

3 MR. SATTERFIELD: Aye.

4 COMMISSIONER GUY: Mr. Horn?

5 MR. HORN: Aye.

6 COMMISSIONER GUY: Mr. Cauthen?

7 MR. CAUTHEN: Aye.

8 COMMISSIONER GUY: And myself, aye.

9 So it's unanimous. So at this time,  
10 for those in the audience, we will take  
11 approximately a 20-minute recess, which  
12 I have about ten after. So let's just  
13 say 11:30. We will come back into  
14 session, and we will take up the rest of  
15 our agenda including any nominations and  
16 administrative work.

17 So at this time we will recess for  
18 20 minutes.

19 (Recess for executive session was  
20 taken at approximately 11:08 a.m.  
21 and the meeting was called back to  
22 order at approximately 11:51 a.m.)

23 COMMISSIONER GUY: All right. So at this time

1           we will reconvene for the rest of our  
2           program. And at this time I'm going to  
3           call on staff for program status  
4           reports, and it looks like maybe  
5           Ms. Powell will be first.

6           MS. POWELL: Although I'm going to make a  
7           staff motion to take the gavel away from  
8           the chair. A little too much power up  
9           there.

10                   For benefit of the public, I am  
11           Patti Powell. I'm director of the State  
12           Lands Division for the Department of  
13           Conservation. What we normally do at  
14           this point in the meeting is take a  
15           little time to run through the current  
16           financial information for the board as  
17           well as talk about -- remind everyone of  
18           the tracts that have had previous  
19           action, asking the staff to get them  
20           closed. They're in various stages of  
21           closing. So I'm going to run through  
22           those for the board.

23                   Part of what we do is talk about the

1 closings we are working on so that you  
2 can take that into account in looking at  
3 the current balance in the fund. Just  
4 like your checkbook, it may not be a  
5 check that has cleared, but it is a  
6 check that we are holding funds to  
7 cover. So that's why we run through  
8 this.

9 The tracts that are in various  
10 stages of closing are the following:  
11 Dallas County WMA Addition, obviously  
12 Dallas County; DeSoto State Park-French  
13 Addition, DeKalb County; DeSoto State  
14 Park-Jones Addition; Uchee Creek  
15 Confluence, Russell County; Upper Wolf  
16 Bay Savanna and Marsh Tract, Baldwin  
17 County; Lake Yates-North Addition,  
18 Elmore County; Coon Gulf-Heard, Jackson  
19 County; Grand Bay Savanna-Solet  
20 Addition, Mobile County; Lake Lurleen  
21 State Park-Roebuck Addition, Tuscaloosa;  
22 Old Cahawba Prairie-Childers Creek  
23 Addition, Dallas County; Skyline

1 WMA-Pole Branch Addition, Jackson  
2 County; Tannehill-Ayers Addition,  
3 Jefferson; Weeks Bay Reserve-Bay Road  
4 West Addition, Baldwin County; Weeks Bay  
5 Reserve-Sunset Shores Addition, Baldwin  
6 County.

7 The balance of funds in the account  
8 currently is a little over 31 million,  
9 but if you subtract out the obligations  
10 that you have committed to close that  
11 I've just listed, that would leave an  
12 unencumbered balance of just over  
13 12 million.

14 However, this is one of the fun  
15 things I get to discuss, which is state  
16 budgeting procedure and those  
17 constraints that are associated with  
18 that. I'll save you the painful  
19 details, but the bottom line, until we  
20 roll into the next fiscal year that will  
21 begin October 1st, this board only has  
22 spending authority that is closer to  
23 7.6 million. So keep that figure in

1           mind as you may take action on closing  
2           of additional properties.

3                        Again, beginning --

4       MR. HORN:   Say that again.   How much --

5       MS. POWELL:   About 7.6 million in spending  
6                        authority.

7       MR. HORN:   Thank you.

8       MS. POWELL:   So we will -- that figure will  
9                        change as of October 1st.   But that's  
10                       your current spending authority as we  
11                       sit here.

12                       Any questions on that?

13                       (No response.)

14       MS. POWELL:   I would like to run through the  
15                       tracts that have been closed in this  
16                       fiscal year briefly.

17                       Autauga WMA Phase II; Dallas County  
18                       WMA Phase II; DeSoto State Park-Tutwiler  
19                       Addition; Guntersville State  
20                       Park-Stubblefield Mountain Addition;  
21                       Indian Mountain-Simmons Addition; Monte  
22                       Sano State Park-Dug Hill West Addition;  
23                       Old Cahawba Prairie Addition; Shelby



1 County Park-Shades Creek Addition;  
2 Skyline WMA-Threwer Point Addition;  
3 Weeks Bay Reserve-Meadows Phase II  
4 Additions.

5 And that's what has closed in this  
6 fiscal year. The current fiscal year  
7 ends September 30th. The new fiscal  
8 year will start October 1st.

9 Any questions on that segment of the  
10 financial information?

11 (No response.)

12 MS. POWELL: Okay. If there are no questions,  
13 I will move into the stewardship fund  
14 financial information.

15 Again, this fund is populated with  
16 funds -- every time the board makes an  
17 acquisition, the program also has to  
18 have enough funds to transfer 15 percent  
19 of the value of that acquisition into  
20 the stewardship account. That is to  
21 provide perpetual funding for the  
22 maintenance of the tracts, our land  
23 management activities, and is designed

1           to ensure that forever in the future the  
2           tracts will have existing funding to  
3           care for them. As we have extra  
4           funding, it can also be used to add  
5           recreational aspects to the properties.  
6           But that's what I want to run through.

7           The balance in that account is over  
8           32 million currently. Now, again, we  
9           work very hard, to the extent that we  
10          can, to only expend interest earnings  
11          off the stewardship fund to care for the  
12          tracts. Again, it takes that balance  
13          sitting there to throw off enough  
14          interest to try to manage these tracts.  
15          We'll talk about that a little more  
16          later. But that is -- while that seems  
17          like a large number, the purpose of it  
18          is to generate interest to provide  
19          perpetual maintenance of the tracts.

20          You will see in the financial  
21          information that we had -- again,  
22          talking about budgetary authority -- had  
23          budgetary authority -- spending

1 authority of 1.5 million. You will  
2 still see as we sit here today a fairly  
3 large available balance within that  
4 budgeted amount of over 1.2 million.  
5 But we are in the high time of the  
6 activities that we engage in this time  
7 of year. So you will see that figure  
8 drop by the next meeting.

9 But that's where we are. We're in  
10 good shape right now with those  
11 activities, and we are moving forward  
12 with those.

13 Any questions for the stewardship  
14 fund account?

15 (No response.)

16 MS. POWELL: All right. Commissioner, I'll  
17 just keep moving on into appraised  
18 nominations.

19 I want to remind the board of tracts  
20 that you have instructed staff to move  
21 forward with as to the first appraisals.  
22 I will run through the appraisals that  
23 have been received to date from those

1 motions, and those will be the tracts  
2 that if the board chooses to take  
3 action, it would be proper for a motion  
4 for second appraisal and to proceed with  
5 purchase today. So let me run through  
6 those.

7 Byrnes Lake, Baldwin County; Coosa  
8 WMA-Hancock Phase III, Coosa County;  
9 Emauhee Creek Lake, Talladega County;  
10 Laguna Cove, Baldwin County; Natural  
11 Bridge Creek Tract, Covington; Pine  
12 Barren Creek Tract, Dallas County;  
13 Pintlala Creek, Lowndes County; Red  
14 Hills-Parris Trust Addition, Monroe  
15 County; Rickwood Caverns State  
16 Park-Helms Tract, Blount County; Skyline  
17 WMA-Crow Creek Valley Addition;  
18 Tannehill-Mud Creek Addition, Bibb  
19 County; Terrapin Hill, Coosa County;  
20 Weeks Bay Reserve-Harrod's Farm, Baldwin  
21 County; White Oak Plantation, Macon  
22 County.

23 Very, very roughly, just looking at

1           those appraisals, that's a total of over  
2           \$42 million worth of acreage. So I'll  
3           just -- you know, you have a little bit  
4           more appraised than you have current  
5           funding for. But we always keep track  
6           of that. Again, that's just a -- just  
7           an FYI.

8           Commissioner, that is -- unless  
9           there is a question on any of the  
10          financials so far.

11        COMMISSIONER GUY: I'm sorry. I was looking  
12          at something. I want to ask a question.  
13          You may not can answer it now. It may  
14          be Doug discusses it.

15          Is there a place where -- you know,  
16          we had a bad drought last year. And I  
17          know that's -- I've looked at the timber  
18          market. It's awful. So will that be  
19          addressed -- or can it be addressed by  
20          somebody later just about what we might  
21          be doing or --

22        MS. POWELL: We could certainly talk about it  
23          at any time. We did want to mention in

1 connection with that the current concern  
2 statewide about pine beetle  
3 infestation -- not just infestation,  
4 but, frankly, the resulting financial  
5 impact if you had to take any salvage  
6 actions. Prices are terrible. And so  
7 in addition to being concerned about the  
8 beetle and the impact of the beetle, if  
9 you did have to salvage any of the  
10 timber, it's not very good monetary  
11 result from that. But we -- we're going  
12 to mention that briefly in the  
13 miscellaneous reports section.

14 Galen Grider, who is a forester with  
15 my State Lands Division, has been  
16 attending meetings. And we want to very  
17 much thank the Forestry Commission and  
18 Mr. Oates for really spearheading that  
19 effort, one, to not just let state  
20 agency know that there is a threat, but  
21 also private landowners and engaging in  
22 actions. But we'll circle back to that.  
23 I don't mind discussing it, but it is on

1 the agenda.

2 COMMISSIONER GUY: I see it now. I apologize.

3 It's under miscellaneous reports. My  
4 bad.

5 MS. POWELL: But if there are no questions,  
6 we'll move into -- I'll get Doug to come  
7 up. And we want to give our usual  
8 report related to grant opportunities  
9 and efforts that we are engaged in to  
10 find grant money to leverage this  
11 board's money. So if there's nothing  
12 else, I'll turn it over to Doug.

13 COMMISSIONER GUY: Thank you.

14 MR. DEATON: All right. I would like to  
15 mention to the board and those attending  
16 the meeting today that DCNR staff, State  
17 Lands Division staff, and Wildlife and  
18 Freshwater Fisheries staff -- we  
19 routinely try to find land acquisition  
20 grants that can help further the Forever  
21 Wild dollar. And we give a report of  
22 that at each meeting to let you know  
23 where we are in the process of those

1 grants.

2 So at the last meeting I reported  
3 that we have a NOAA grant available that  
4 was secured by Weeks Bay Reserve staff  
5 that could be applied to the Weeks Bay  
6 Reserve-Sunset Shores Addition, the  
7 Weeks Bay Reserve-Bay Road West  
8 Addition, the Weeks Bay Reserve-Meadows  
9 Phase III Addition, and the Harrod's  
10 Farm Addition. This grant requires a  
11 50/50 match for the acquisitions.

12 At the direction of the board, the  
13 Weeks Bay Reserve-Sunset Shores Addition  
14 and the Weeks Bay Reserve-Bay Road West  
15 Addition are currently under the  
16 negotiation process.

17 The board also directed for a first  
18 appraisal at the last meeting for the  
19 Weeks Bay Reserve-Meadows Phase III  
20 Addition and the Harrod's Farm Addition.

21 The Harrod's Farm Addition appraisal  
22 has been received. It's on your  
23 appraisal list that you have there



1           before you. As a reminder to the board,  
2           a portion of that -- I believe it's 80  
3           acres of the wetlands -- is available to  
4           be used for the 50/50 match. The total  
5           acreage for the tract is 235 acres, but  
6           only 80 acres is available for that  
7           50/50 match, as mentioned early.

8           The Weeks Bay Reserve-Meadows  
9           Phase III Addition appraisal has not  
10          been initiated yet. We had some acreage  
11          changes from the time that you guys  
12          initiated for us to do that. And we'll  
13          present that later in the miscellaneous  
14          reports section.

15                 Are there any questions about that?

16                         (No response.)

17          MR. DEATON: The next -- at the February  
18                 meeting we discussed a grant-leveraging  
19                 opportunity with the National Fish and  
20                 Wildlife Foundation, NFWF, funds  
21                 associated with property located along  
22                 the coast of Mobile County. This tract  
23                 is the Grand Bay Savanna-Solet Tract,

1           which is 2600 acres approximately. The  
2           Nature Conservancy has finished closing  
3           those tracts as of April. And this is a  
4           100-percent donation to the Forever Wild  
5           Land Trust with the requirement that we  
6           put 15 percent of appraised value into  
7           the stewardship fund.

8           They have finished the closing, and  
9           so we're working with them to get the  
10          Phase I reports, appraisal information,  
11          title work, survey information so we can  
12          proceed to closing. So that's going  
13          into process right now.

14          Any questions about the Solet Tract  
15          or ...

16                           (No response.)

17          MR. DEATON: I also want to make the board  
18          aware that our forester, Galen Grider,  
19          was able to secure a grant that helped  
20          us with some reforestation costs. We  
21          received approximately \$178,000 from  
22          NFWF that was used to plant 1100 acres  
23          of shortleaf at Freedom Hills and

1           Lauderdale WMA and 361 acres of longleaf  
2           at the Coosa WMA tract. And we're also  
3           receiving a donation from The Longleaf  
4           Alliance for this next planting season  
5           of approximately 200 acres' worth of  
6           montane longleaf seedling to be planted  
7           at Coosa WMA tracts and at the Autauga  
8           WMA tracts for, as I said, the 2017-18  
9           planting season.

10           And that's all I have. Any  
11           questions about that information?

12           COMMISSIONER GUY: Any questions for Doug?

13           (No response.)

14           MR. DEATON: Chuck has an update that he would  
15           like to share about some of his wildlife  
16           funds.

17           MR. SYKES: Thank you.

18           There was a memo that was sent out  
19           to the board concerning the Pine Barren  
20           Creek Tract. We'll take responsibility  
21           for the numbers being wrong in Jo's  
22           report.

23           Looking at our future apportionment,

1           where typically we have partnered with  
2           Forever Wild on a three-to-one basis --  
3           for one dollar of Forever Wild we have  
4           provided three -- with the current  
5           presidential administration, we are  
6           anticipating our Pittman-Robertson funds  
7           going down. Gun sales and ammunition  
8           sales are projected to go down a little  
9           bit.

10           So for the Pine Barren Creek Tract,  
11           right now I don't want to step out on a  
12           limb and say that we can match three to  
13           one. We've got enough that I know we  
14           can match one to one. If our  
15           apportionment comes in above what we're  
16           anticipating in October, then we can go  
17           back to the three-to-one match. But I  
18           did not want to overextend what our  
19           budget was. I wanted to give y'all fair  
20           warning. We do want the tract. We  
21           think it would be a great addition to  
22           our WMA system. But right now all we  
23           can commit is 50/50.

1 COMMISSIONER GUY: Any questions for Chuck?

2 DR. WOODS: Chuck, I have a question.

3 So if we wait until after October,  
4 then we would know if it's a 50 percent  
5 or 75 percent?

6 MR. SYKES: Yes, sir. We can guarantee 50/50,  
7 but after October when we get our FY18  
8 apportionment, we can possibly go back  
9 to that 75 percent match like we've done  
10 in the past on the latest acquisitions.

11 DR. WOODS: Okay. Thank you.

12 COMMISSIONER GUY: Any other questions for  
13 Chuck?

14 (No response.)

15 COMMISSIONER GUY: Is that all right now?

16 MR. SYKES: That's it, yes, sir. Thank you.

17 COMMISSIONER GUY: Thank you, sir.

18 And it looks like, Jo, you're going  
19 to talk to us about the nominations  
20 short-list update.

21 MS. LEWIS: Good morning. This is the routine  
22 presentation. For the sake of the  
23 audience, my name is Jo Lewis. I'm part

1 of the staff of the State Lands  
2 Division.

3 Today, this morning, I'm going to  
4 run through what we call the short list,  
5 which is the nominations that scored  
6 best -- three-best-scoring nominations  
7 in each category of use in each of the  
8 three geographic districts of the state.  
9 Hypothetically, there could be 36  
10 tracts. This morning there are 26 due  
11 to some categories of use having no  
12 nominations that have the attributes  
13 they need and some nominations  
14 short-listing in more than one category  
15 of use.

16 COMMISSIONER GUY: So, Jo, before you get  
17 started --

18 MS. LEWIS: Yes.

19 COMMISSIONER GUY: -- as always, you're  
20 talking about Tab 4; correct?

21 MS. LEWIS: Yes. Thank you. I'm running  
22 through Tab 4-A.

23 The second page of 4-A is the table

1           in which you can see which nominations  
2           are the top-scoring nominations in each  
3           of the categories of use of the four and  
4           then each of the geographical regions.  
5           Some of the nominations on that list are  
6           redundant because they have short-listed  
7           in more than one category of use.

8           To simplify things, I then arranged  
9           them on the first page of Tab 4-A  
10          alphabetically by the name of the tract.  
11          It's difficult to take a matrix and  
12          multiply attributes and make it linear,  
13          so the alphabetical is supposed to be  
14          objective. It is not a prioritization.

15          As I read through these, you can  
16          look at the narratives and the maps of  
17          each of these which are arranged in  
18          Tab 4-B. They are arranged in the same  
19          order in which I'm going to read them.

20          COMMISSIONER GUY: So most of us didn't  
21          realize -- it looks like we have a  
22          PowerPoint up here on the wall.

23                 So you can see that, Sonny.

1           Otherwise, we may have to look down.

2           MS. LEWIS: The maps that will be projecting  
3           up there are the exact same maps as we  
4           have in your packet. The information on  
5           the side is just some of the high points  
6           of the narrative material. If there's  
7           multiple scores, then they short-listed  
8           in multiple categories of use. At the  
9           bottom you can see when the tract was  
10          nominated, basically how long you've had  
11          it available to you to consider it.

12                    We begin with Autauga Wildlife  
13          Management Area-Swift Creek Addition in  
14          Autauga County, approximately 1,145  
15          acres.

16                    Move along to the Bennett Creek  
17          Tract, which is 2,174 acres, and it sits  
18          on the Mobile-Washington County line.

19                    We have the Big Canoe Creek Tract,  
20          which is 377 acres. It's in St. Clair  
21          County. The map says 383. The  
22          appraisal that's been discussed has 377.  
23          There's a five-acre discrepancy on the



1 southern border of the tract which is  
2 encumbered with the access easement. I  
3 believe those five acres would be  
4 available and would not be a problem  
5 that the appraiser excluded them.

6 COMMISSIONER GUY: Could I ask a question  
7 about that now, or would you rather me  
8 ask at the end?

9 MS. LEWIS: It's fine by me. I don't know if  
10 I'll have the answer.

11 COMMISSIONER GUY: And so it just says -- the  
12 checkered part of it says other Forever  
13 Wild active nominations.

14 MS. LEWIS: Yes.

15 COMMISSIONER GUY: So what they talked about  
16 today was the non-checkered part;  
17 correct?

18 MS. LEWIS: Correct.

19 COMMISSIONER GUY: Okay. And so how many --  
20 how many other active nominations are  
21 within that checkered? Is it one?

22 MS. LEWIS: It's just one nomination.

23 COMMISSIONER GUY: It's just one.

1 MS. LEWIS: One that didn't short-list this  
2 time.

3 COMMISSIONER GUY: What's the name of it?

4 MS. LEWIS: Big Canoe Creek-Epps.

5 COMMISSIONER GUY: But it did not short-list?

6 MS. LEWIS: Did not this time, no.

7 COMMISSIONER GUY: Okay.

8 MS. LEWIS: The next is the Bon Secour  
9 River-Swift School Tract, which is 250  
10 acres in Baldwin County.

11 Then we have Briar Lake, 111 acres  
12 in Baldwin County.

13 The Cahaba River Access Tract, which  
14 is 40 acres in Bibb County.

15 Caldwell Swamp, which is  
16 approximately a hundred acres in Baldwin  
17 County.

18 Coldwater Mountain-Rice Addition,  
19 which is an inholding in the Coldwater  
20 Mountain Recreation Area. That's in  
21 Calhoun County.

22 We also have the Coldwater  
23 Mountain-Sarrell Addition, which is

1 adjacent there to the right of the map,  
2 which is 22 acres, again, Calhoun  
3 County.

4 The Coosa River Tract, which is 710  
5 acres in Elmore County.

6 Deer Head Cove-Hartline, which is  
7 213 acres in DeKalb County.

8 Then we have Dear Head Cove-Low Gap,  
9 280 acres in DeKalb County, which you  
10 can see they're adjacent.

11 Go on to D'Olive Bay, which is 87  
12 acres in Baldwin County.

13 Freedom Hills Wildlife Management  
14 Area-Randolph Hollow Addition, 239 acres  
15 in Colbert County.

16 Horse Creek National Forest Retreat,  
17 which is 240 acres in Clay County.

18 Hurricane Creek Park Addition, which  
19 is 72 acres in Cullman County.

20 Lauderdale Wildlife Management  
21 Area-Newman Addition, 160 acres in  
22 Lauderdale County.

23 MTD or Mobile-Tensaw Delta-Sheffield

1 Addition, 130 acres in Baldwin County.

2 MTD or Mobile-Tensaw Delta-Simmons  
3 Addition, 300 acres in Baldwin County.

4 Perdido Wildlife Management  
5 Area-Freise Addition, 47 acres, Baldwin  
6 County.

7 Red Hills-Ziebach Addition, which is  
8 50 acres in Monroe County.

9 Shell Banks Bayou, 25 acres in  
10 Baldwin County.

11 Sipsev River Swamp-Taylor Creek  
12 Addition, 1,722 acres in Greene County.

13 Skyline Wildlife Management  
14 Area-Crow Mountain Addition, which is  
15 178 acres in Jackson County.

16 Tannehill-South Additions, which  
17 there are -- you should see separate  
18 parcels -- a total of 422 acres in Bibb  
19 and Shelby Counties.

20 And, finally, Weeks Bay Reserve or  
21 WBR-Meadows Phase II: Gill. This is a  
22 nomination that's been around for a  
23 while but is currently available. It's

1 name is cumbersome and is unrelated to  
2 any of the other groups of nominations  
3 we're working through. But it is an  
4 available nomination, and it would be an  
5 addition to the Weeks Bay Reserve. It's  
6 in Baldwin County, 38 acres.

7 I'll be happy to address any  
8 questions and try to get the answers.

9 COMMISSIONER GUY: All right. I have a  
10 question.

11 MS. LEWIS: Yes, sir.

12 COMMISSIONER GUY: I'm always going to be the  
13 one to ask something I should probably  
14 know.

15 But going back to that Big Canoe --  
16 can you go back to that slide for me?

17 I should have looked at this  
18 earlier, and I wish I would have asked  
19 the folks that were here.

20 So the parcel that you're talking  
21 about that did not make the short  
22 list --

23 MS. LEWIS: Yes.

1 COMMISSIONER GUY: -- how big is that parcel?

2 MS. LEWIS: It's a 40.

3 COMMISSIONER GUY: 40?

4 MS. LEWIS: A 40, I believe. I can look at my  
5 active nominations list, which happens  
6 to be 4-C in your notebooks.

7 COMMISSIONER GUY: It's what number?

8 MS. LEWIS: The Tab 4-C has all active  
9 nominations.

10 COMMISSIONER GUY: Oh, that's what I was  
11 looking for, Jo. I'm sorry.

12 MS. LEWIS: So if we look at the -- it's going  
13 to be in the Northern District,  
14 St. Clair County, Big Canoe Creek-Epps.  
15 Yes, that's a 40-acre tract. So it's  
16 the second page.

17 COMMISSIONER GUY: Okay. So my question there  
18 is -- and I see Patti.

19 So when it doesn't short-list, does  
20 that keep us from purchasing it even  
21 though it's part of a bigger piece, or  
22 does it?

23 MS. POWELL: Well, it is a separate

1 nomination, so separate willing seller.  
2 But it's a separate nomination.  
3 Sometimes sellers come together, and  
4 that's -- sometimes you'll see maps --  
5 and we may have a parcel -- may have a  
6 tract with five parcels and three owners  
7 or whatever, but they've come together  
8 with individual tracts. This was  
9 submitted as two different nominations.  
10 So the only one available for action  
11 today is the one that you heard the  
12 speakers talk about.

13 Now, to give some context, just as  
14 an example -- and I am not involved in  
15 the scoring. You wouldn't want me  
16 involved in the scoring. But let me  
17 give you one way -- one thing that I  
18 will mention.

19 Right now neither of the parcels are  
20 in the program. If the larger parcel  
21 became part of the program, became  
22 acquired acreage, that smaller 40, which  
23 by itself is a separate nomination --

1 I'm not completely surprised it didn't  
2 short-list -- it would then be adjacent  
3 to a significant amount of acreage owned  
4 by the program. And there is a chance  
5 it would then move up in scoring. But  
6 as they were submitted -- we processed  
7 them as submitted as -- in the willing  
8 seller letters that we get, so they are  
9 separate.

10 But that -- I wouldn't be surprised  
11 to see that happen. But we don't have  
12 that right now. And, yes, you are  
13 limited to the authorized parcels  
14 which are on the short list that we --  
15 our slang term, our short list.

16 COMMISSIONER GUY: Well, this has helped me  
17 learn something. Every year I learn  
18 something.

19 So on this one, why did it not  
20 score -- I'm sorry. Did you say --

21 MS. LEWIS: The 40 does not have any creek  
22 front.

23 COMMISSIONER GUY: It didn't have creek front?



1 MS. LEWIS: The 40 does not have creek front;  
2 so, therefore, it doesn't have that  
3 critical habitat and it offers far less  
4 protection to those sensitive species.

5 So as a nature preserve, which in this  
6 case is one of the significant  
7 categories, it did not offer the same  
8 level of protection as the big tract.

9 COMMISSIONER GUY: Was that a timbered  
10 property, or do you remember, if you  
11 know?

12 MS. LEWIS: Has it been timbered?

13 COMMISSIONER GUY: No. Has it got timber on  
14 it?

15 MS. LEWIS: I believe, yes, it does have  
16 timber, mixed hardwoods, I'm  
17 remembering.

18 COMMISSIONER GUY: That's fine. That's fine.  
19 Thank you. I know I caught you off  
20 guard there. I appreciate it.

21 There's a gentleman raising his  
22 hand. We don't -- yes, sir.

23 MR. TRAVIS: Would it be okay --

1 COMMISSIONER GUY: Come to the microphone.

2 MR. TRAVIS: Would it be okay for you to back  
3 up on the slides until you get to the  
4 127-acre Sheffield tract?

5 I was not aware you were going to  
6 show it on the map. I'd like to see the  
7 scores on it, if I could.

8 MS. LEWIS: That would be fine.

9 MR. TRAVIS: Back up. Should be the Sheffield  
10 tract.

11 MS. LEWIS: MTD?

12 MS. POWELL: Y'all, please speak up. Please  
13 speak up.

14 COMMISSIONER GUY: So this is a little --

15 MR. TRAVIS: Sheffield tract.

16 COMMISSIONER GUY: State your name for me,  
17 please, sir.

18 MR. TRAVIS: Ed Travis. I'm a timberland  
19 broker and consulting forester  
20 representing Mr. Sheffield.

21 COMMISSIONER GUY: Okay. It's a little bit  
22 out of order, but just -- have you just  
23 got a question about what it scored?

1 MR. TRAVIS: She went through it, and I didn't  
2 get to write down a score. That's all I  
3 wanted to see.

4 COMMISSIONER GUY: Okay. I'll tell you what,  
5 Jo will get with you, if that's okay.

6 MR. TRAVIS: Yeah, that's fine. Thank you.

7 COMMISSIONER GUY: And we'll give you that  
8 document. Thank you, sir.

9 And, yes, Dr. Tolley-Jordan.

10 MS. LEWIS: Dr. Tolley-Jordan.

11 DR. TOLLEY-JORDAN: I have a question about  
12 the Sipsey River Tract. I'm looking for  
13 its name.

14 MS. LEWIS: Taylor Creek Addition.

15 COMMISSIONER GUY: Taylor Creek.

16 MS. LEWIS: Additions.

17 DR. TOLLEY-JORDAN: I think at the last  
18 meeting there was some confusion about  
19 parcels.

20 MS. LEWIS: There was.

21 DR. TOLLEY-JORDAN: And I guess that's been  
22 resolved. I meant to ask that earlier.

23 MS. LEWIS: It has.

1 DR. TOLLEY-JORDAN: Okay. So this is all --

2 MS. LEWIS: I've interacted with the

3 landowners. And Mr. Dale Lancaster is

4 here as the agent representing it. This

5 1,722 acres is definitely available, and

6 this is definitely what it is.

7 DR. TOLLEY-JORDAN: Okay. No. I just wanted

8 to make sure.

9 MS. LEWIS: Previously someone else had

10 nominated the properties from other

11 sources of information. We have gotten

12 a more authoritative source of

13 information now.

14 DR. TOLLEY-JORDAN: That's good.

15 COMMISSIONER GUY: Any other questions for Jo?

16 (No response.)

17 COMMISSIONER GUY: All right. Thank you,

18 ma'am. Thanks for your report.

19 Okay. So ...

20 MS. POWELL: Could I mention something while

21 you're thinking?

22 COMMISSIONER GUY: Yes. Go ahead.

23 MS. POWELL: As we move into a later portion

1           where we begin to have motions from the  
2           board related to proceeding with second  
3           appraisals and purchases, if y'all  
4           would -- and we may pause in between  
5           those, assuming there are some. We are  
6           trying to keep up with the dollar  
7           figures to keep the board -- so we're  
8           not math whizzes, so if y'all might just  
9           pause between each so we can calculate.  
10          Thank you.

11         COMMISSIONER GUY: Okay. Thank you, Patti.

12                 All right. So at this time we go to  
13                 the agenda item that concerns general  
14                 discussion by the board members. That  
15                 can include nominations for first  
16                 appraisal, second appraisal and  
17                 purchase, or any other matter that you  
18                 would like to bring up.

19                 I would just like to kind of  
20                 mention, like what Patti said, after she  
21                 went over the financials and given the  
22                 first appraisals already, just please  
23                 keep in mind as you move through that

1           that we will need to be tracking any  
2           requests for second appraisals and  
3           purchases so that we can make sure we do  
4           not exceed the amount that we have  
5           available to us.

6           So I just want to remind everybody  
7           to kind of be cognizant of that.  
8           Because that has not been the case for a  
9           while, and some of us have been -- we've  
10          been through that one time before. But  
11          this one more than likely could get that  
12          way pretty quickly, you know, if we're  
13          not ready for that, so --

14         MS. POWELL: And, Commissioner, one thing --  
15           and you said -- if it's okay -- but you  
16           said nominations for appraisals. If we  
17           could use the term motions for  
18           appraisals -- motion for first  
19           appraisal, motion for second  
20           appraisal -- instead of nominations, it  
21           helps in reading back through the  
22           minutes for some to keep straight what's  
23           a nominated tract versus a motion for

1           action on that tract. It helps us a  
2           little bit, but really it helps the  
3           examiners to keep straight when we're  
4           motioning and when we're talking about a  
5           nomination. Thank you.

6           COMMISSIONER GUY: We'll try to keep that in  
7           mind. Remind us if we don't.

8                     All right. I see -- I want to  
9           recognize Dr. Woods first. I saw his  
10          hand first.

11          DR. WOODS: I make a motion for a second  
12          appraisal and move to purchase Red  
13          Hills-Parris Trust Addition in Monroe  
14          County.

15          COMMISSIONER GUY: You went through that so  
16          fast I didn't get it. Which one is it?

17          DR. WOODS: Red Hills-Parris Trust Addition,  
18          Monroe County.

19          COMMISSIONER GUY: Okay. So we've got a  
20          motion. Do I have a second?

21          DR. HEPP: I'll second.

22          COMMISSIONER GUY: All right. Second.  
23          Dr. Hepp.

1 Any discussion on the motion?

2 I'm still trying to -- I'm sorry.

3 I'll still trying to find it.

4 DR. WOODS: Halfway down.

5 COMMISSIONER GUY: Okay.

6 All right. Any discussion on the  
7 motion?

8 (No response.)

9 COMMISSIONER GUY: All in favor of the motion  
10 say "aye."

11 (All board members present respond  
12 "aye.")

13 COMMISSIONER GUY: All opposed?

14 (No response.)

15 COMMISSIONER GUY: Motion carries.

16 MR. HORN: Mr. Chairman?

17 COMMISSIONER GUY: Yes, sir, Mr. Horn.

18 MR. HORN: I'd like to make a motion that we  
19 move for a first appraisal on the Big  
20 Canoe Creek Tract.

21 COMMISSIONER GUY: Okay.

22 MR. CAUTHEN: I second.

23 COMMISSIONER GUY: We have a motion and the



1 second was Mr. Cauthen.

2 Any discussion on the motion?

3 (No response.)

4 COMMISSIONER GUY: All in favor of the motion  
5 say "aye."

6 (All board members present respond  
7 "aye.")

8 COMMISSIONER GUY: All opposed?

9 (No response.)

10 COMMISSIONER GUY: Motion carries.

11 Yes, ma'am.

12 MS. POWELL: No. It was a good motion. I  
13 just wanted to say we will -- staff will  
14 take a look at the existing appraisal.  
15 If there is a chance for efficiencies of  
16 cost of utilizing that appraisal --  
17 again, we have not reviewed it for that  
18 purpose, but it was performed by one of  
19 the appraisers that are under contract  
20 with the state that we utilize.

21 So I will throw that out. We will  
22 take a look at that. But either way, we  
23 will utilize that or have a new

1 appraisal pursuant to this motion. I  
2 just wanted to let y'all know there's an  
3 outside chance we could save that money,  
4 but I'm not sure of that right now.

5 COMMISSIONER GUY: And while you're here, I  
6 just always -- miscellaneous things go  
7 through my head.

8 So we have one more board meeting  
9 before we get to our next fiscal year,  
10 which is in August; right?

11 I know we've changed. Is it August  
12 now?

13 MS. POWELL: Yes, sir, August.

14 COMMISSIONER GUY: Okay. So just to remind  
15 everybody, we have another board meeting  
16 in August. And, you know, so we'll kind  
17 of still be under these conditions. I'm  
18 just kind of laying it out for  
19 everybody.

20 Then the next meeting will be after  
21 our -- when our new fiscal year begins  
22 which will allow for the possibility of  
23 more money. Just kind of planting that

1           in your brain. No particular reason.

2           Just to make sure you know.

3           All right. Any other discussion?

4 MR. BALL: Mr. Chairman?

5 COMMISSIONER GUY: Yes.

6 MR. BALL: I'd like to make a motion that we

7           do a first appraisal on Cahaba River

8           Access Tract, 40 acres, Bibb County.

9 COMMISSIONER GUY: Okay. All right. So we've

10           got a motion for the Cahaba River Access

11           Tract, 40 acres in Bibb County. That's

12           a motion for a first appraisal. Do I

13           have a second?

14 DR. VALENTINE: I'll second.

15 COMMISSIONER GUY: Second. Dr. Valentine.

16           All right. Any discussion on that

17           motion?

18                           (No response.)

19 COMMISSIONER GUY: All in favor of the motion

20           say "aye."

21                           (All board members present respond

22                           "aye.")

23 COMMISSIONER GUY: All opposed?

1 (No response.)

2 COMMISSIONER GUY: Motion carries.

3 Dr. Tolley-Jordan.

4 DR. TOLLEY-JORDAN: I'd like to make a motion  
5 for first appraisal of the Sipsey River  
6 Swamp-Taylor Creek Addition, Greene  
7 County.

8 DR. WOODS: Second.

9 COMMISSIONER GUY: Second by Dr. Woods.

10 Any discussion on that motion?

11 (No response.)

12 COMMISSIONER GUY: All in favor of the motion  
13 say "aye."

14 (All board members present respond  
15 "aye.")

16 COMMISSIONER GUY: All opposed?

17 (No response.)

18 COMMISSIONER GUY: Motion carries.

19 Yes, sir, Dr. Woods.

20 DR. WOODS: I make a motion for --

21 MS. POWELL: Commissioner, I'm sorry. I'm so  
22 sorry. If we could take just one  
23 second. We just want to double-check.

1           It was a little hard for us to hear. We  
2           want to be sure we have the correct  
3           tract that we just --

4           COMMISSIONER GUY: Sipsey River --

5           DR. TOLLEY-JORDAN: Sipsey River Swamp-Taylor  
6           Creek Addition that was just discussed.

7           MS. POWELL: Thank you. I just wanted to  
8           confirm that. Thank you.

9           COMMISSIONER GUY: It's just listed here as  
10          Taylor Creek Addition on the short list;  
11          right? Is that the one you're talking  
12          about, Dr. Tolley-Jordan, 1722 acres?

13          DR. TOLLEY-JORDAN: Right.

14          MS. POWELL: And we just wanted to double --  
15          we had a little trouble hearing, so we  
16          wanted to confirm. Thank you.

17          COMMISSIONER GUY: Yeah, sure.

18                    I'm sorry. Dr. Woods.

19          DR. WOODS: Yes. I'd like to make a motion  
20          for a first appraisal on Caldwell Swamp,  
21          100 acres in Baldwin County.

22          COMMISSIONER GUY: Again, on the short list.  
23          You might want to be looking. 100.37

1           acres.

2                   I have a motion. Do I have a  
3           second?

4   DR. HEPP: I'll second.

5   COMMISSIONER GUY: Second by Dr. Hepp.

6                   Any discussion on the motion?

7   MS. POWELL: I'm sorry. We were confirming  
8           something here. Could y'all tell us  
9           again which tract?

10                   I'm very, very sorry.

11   COMMISSIONER GUY: This one?

12   MS. POWELL: Yes.

13   COMMISSIONER GUY: Caldwell Swamp.

14   MS. POWELL: Thank you.

15   COMMISSIONER GUY: That's all right.

16                   In Baldwin County; correct,  
17           Dr. Woods?

18   DR. WOODS: Correct.

19   MS. POWELL: Thank you. Sorry.

20   COMMISSIONER GUY: No problem.

21                   I'm watching staff over there.

22                   Okay. Are y'all ready?

23   MS. POWELL: We are.

1 COMMISSIONER GUY: All right. So I think we  
2 have a motion and a second.

3 Any discussion? I may have asked  
4 that already.

5 (No response.)

6 COMMISSIONER GUY: All in favor of the motion  
7 say "aye."

8 (All board members present respond  
9 "aye.")

10 COMMISSIONER GUY: All opposed?

11 (No response.)

12 COMMISSIONER GUY: Motion carries.

13 DR. TOLLEY-JORDAN: I have one more.

14 COMMISSIONER GUY: Yes, Dr. Tolley-Jordan.

15 DR. TOLLEY-JORDAN: I'd like to make a motion  
16 for first appraisal of the Bon Secour  
17 River-Swift School Tract in Baldwin  
18 County.

19 MR. BALL: Second that.

20 COMMISSIONER GUY: All right. We have a  
21 motion and a second.

22 And I'm looking for that one. Where  
23 is it?

1                   Oh, I see it now. Swift School  
2                   Tract.

3                   Okay. And did I get a second  
4                   already?

5           MR. BALL: Yes, sir.

6           COMMISSIONER GUY: Okay. By Mr. Ball.

7                   Any discussion on the motion?

8                   (No response.)

9           COMMISSIONER GUY: All in favor say "aye."

10                   (All board members present respond  
11                   "aye.")

12           COMMISSIONER GUY: All opposed?

13                   (No response.)

14           COMMISSIONER GUY: Okay. Dr. Hepp.

15           DR. HEPP: Yeah. I would like to make a  
16                   motion for first appraisal on the  
17                   Perdido Wildlife Management Area-Freise  
18                   Addition in Baldwin County, 47 acres.

19           DR. WOODS: Second.

20           COMMISSIONER GUY: Second by Dr. Woods.

21                   Any discussion on the motion?

22                   (No response.)

23           COMMISSIONER GUY: All in favor say "aye."



1 (All board members present respond  
2 "aye.")

3 COMMISSIONER GUY: All opposed?

4 (No response.)

5 COMMISSIONER GUY: Motion carries.

6 Yes.

7 DR. VALENTINE: Is the Mobile-Tensaw  
8 Delta-Sheffield Addition available for  
9 movement for a first appraisal?

10 I'm a little confused by what  
11 happened.

12 MS. POWELL: I'm sorry. Dr. Valentine, could  
13 you move your microphone?

14 DR. VALENTINE: Can I move for the  
15 Mobile-Tensaw-Sheffield Addition for  
16 first appraisal?

17 MS. POWELL: Yes. It is on the short list.  
18 It's on Tab 4-A and available.

19 DR. VALENTINE: I would like to do so, then.

20 COMMISSIONER GUY: So I have a motion. Do I  
21 have a second?

22 MR. BALL: Second.

23 COMMISSIONER GUY: Okay. Mr. Ball. Second.

1 Any discussion on the motion?

2 That's the 130 acres right there?

3 DR. VALENTINE: Right.

4 COMMISSIONER GUY: Okay. Any discussion on  
5 the motion?

6 (No response.)

7 COMMISSIONER GUY: All in favor of the motion  
8 say "aye."

9 (All board members present respond  
10 "aye.")

11 COMMISSIONER GUY: All opposed?

12 (No response.)

13 COMMISSIONER GUY: Motion carries.

14 DR. VALENTINE: One more.

15 COMMISSIONER GUY: All right. Again,  
16 Dr. Valentine.

17 DR. VALENTINE: I would like to move for the  
18 Weeks Bay Reserve-Meadows Phase III for  
19 first appraisal. I understand that  
20 that's necessary.

21 MS. POWELL: And I'm sorry. I had a little  
22 trouble hearing you. But the Phase III  
23 Addition?

1 DR. VALENTINE: III, yes.

2 MS. POWELL: That one was the tract that we  
3 had -- the board had previously moved  
4 for an appraisal. We had an acreage  
5 change. We could discuss that now if  
6 you would like to.

7 COMMISSIONER GUY: So what I understood  
8 earlier is that he can still act on that  
9 when we discuss the acreage change;  
10 correct?

11 MS. POWELL: Yes.

12 COMMISSIONER GUY: Okay. So let's just save  
13 that.

14 MS. POWELL: Okay. Okay.

15 COMMISSIONER GUY: That's okay. Just remember  
16 that.

17 Anybody else?

18 Yes, sir.

19 MR. SATTERFIELD: Mr. Chairman, I'd just like  
20 to make a motion to move to first  
21 appraisal on Freedom Hills WMA-Randolph  
22 Hollow Addition.

23 COMMISSIONER GUY: All right. We have a

1 motion.

2 MR. CAUTHEN: I'll second it.

3 COMMISSIONER GUY: Second. Mr. Cauthen.

4 Any discussion on the motion?

5 (No response.)

6 COMMISSIONER GUY: All in favor of the motion

7 say "aye."

8 (All board members present respond

9 "aye.")

10 COMMISSIONER GUY: All opposed?

11 (No response.)

12 COMMISSIONER GUY: Motion carries.

13 MR. SATTERFIELD: One more.

14 COMMISSIONER GUY: Yes, sir.

15 MR. SATTERFIELD: Move for a first appraisal

16 for the Lauderdale WMA-Newman Addition.

17 DR. WOODS: Second.

18 COMMISSIONER GUY: All right. We have a

19 motion and a second. 160 acres.

20 Any discussion on the motion?

21 (No response.)

22 COMMISSIONER GUY: All in favor of the motion

23 say "aye."

1 (All board members present respond  
2 "aye.")

3 COMMISSIONER GUY: All opposed?

4 (No response.)

5 COMMISSIONER GUY: Motion carries.

6 Anyone else?

7 MR. BALL: Mr. Chairman, I have one more.

8 COMMISSIONER GUY: Mr. Ball.

9 MR. BALL: I'd like to ask for a first  
10 appraisal on Red Hills-Ziebach Addition,  
11 50 acres, Monroe County.

12 COMMISSIONER GUY: Okay. We have a motion.

13 Do we have a second?

14 DR. TOLLEY-JORDAN: Second.

15 COMMISSIONER GUY: Dr. Tolley-Jordan, I  
16 believe.

17 And any discussion on the motion?

18 (No response.)

19 COMMISSIONER GUY: All in favor of the motion  
20 say "aye."

21 (All board members present respond  
22 "aye.")

23 COMMISSIONER GUY: All opposed?

1 (No response.)

2 COMMISSIONER GUY: Motion carries.

3 Anyone else?

4 (No response.)

5 COMMISSIONER GUY: So if no one else, I have a  
6 question before I -- Chuck, could you  
7 come up and let me ask you a couple of  
8 things?

9 I think this is the appropriate  
10 time.

11 So two things, the first one being I  
12 believe either a board member or board  
13 members asked you to look at the White  
14 Oak Plantation nomination --

15 MR. SYKES: Yes, sir.

16 COMMISSIONER GUY: -- last time.

17 MR. SYKES: Yes, sir.

18 COMMISSIONER GUY: And I believe you had  
19 indicated to me that you had, and I  
20 thought that this would be a good  
21 time -- I think it's an appropriate time  
22 for you to report on that simply because  
23 we are in nominations. And I feel like

1           it's time for them to hear what you  
2           found out.

3       MR. SYKES: Keith Gauldin, the chief of  
4           Wildlife, and I rode down and met with  
5           Mr. Speaks who's representing the  
6           property. At this time we do not have  
7           the staff or the funding to keep up the  
8           facilities. In our opinion, our money  
9           would be better spent somewhere else.  
10          So at this point in time Wildlife and  
11          Freshwater Fisheries would not agree to  
12          accept the facilities at White Oak.

13       COMMISSIONER GUY: Can you give me an example?

14                It's pretty bad. I remember you  
15                telling me.

16       MR. SYKES: It's just in -- there is a lot of  
17           infrastructure there. It's a very nice  
18           former hunting lodge, and we would  
19           pretty much have to staff someone there  
20           24/7 just for maintenance of the grounds  
21           and the facilities. And it's just not  
22           something that we feel is in the best  
23           interest of the department or the public

1            hunting right now to dedicate that much  
2            staff and money just to do upkeep on the  
3            facilities.

4            COMMISSIONER GUY: Does anybody have any  
5            questions about that before I go on  
6            to -- and I have another question for  
7            you.

8                        Yes, Mr. Horn.

9            MR. HORN: So there's a lot of infrastructure  
10           as far as buildings and improvements  
11           that are there that would have to be  
12           maintained. Is that what you're saying?

13           MR. SYKES: Yes, sir. There's a formal dining  
14           hall. I think it will sleep 40 people.  
15           So there is -- there's way more  
16           infrastructure there than we're prepared  
17           to step off into right now.

18                        It would be a -- again, it would be  
19           one staff dedicated strictly to a  
20           thousand acres just for upkeep and  
21           maintenance, and we just don't think  
22           that's the best use of our funds.

23           COMMISSIONER GUY: Wasn't the electricity bill



1           like \$10,000 a month or something crazy?  
2       MR. SYKES: Well, it was pretty high. I don't  
3           think it was quite that, but it was a  
4           couple of thousand dollars a month  
5           during the off season, and then it  
6           peaked up to five or \$6,000 a month when  
7           you're running everybody there. It's  
8           just not something that we feel like we  
9           need to do right now.

10       COMMISSIONER GUY: Mr. Cauthen.

11       MR. CAUTHEN: I can support what Chuck is  
12           saying. I've been there twice and  
13           hunted, and it's a wonderful place. But  
14           it has got -- it is decked out as far as  
15           infrastructure and hunting lodge. It's  
16           just -- it's just the kind of place you  
17           dream of.

18       MR. SYKES: Yes, sir.

19       MR. CAUTHEN: But it's not something that our  
20           budget will allow. So I concur with  
21           what Chuck says.

22       COMMISSIONER GUY: We need to see if the  
23           Cauthen Trust can somehow find the money

1           for that.

2       MR. SYKES: Absolutely.

3       MR. HORN: The only thought I have, if the  
4           power bill is \$10,000 a month, I think I  
5           serve that. I might even --

6       COMMISSIONER GUY: I shouldn't have mentioned  
7           that.

8           All right. I just wanted everybody  
9           to know that. I know there was a big  
10          discussion.

11       MR. SYKES: It was. Dr. Strickland made the  
12          motion for first appraisal and asked us  
13          to go look at it.

14       COMMISSIONER GUY: All right. My second  
15          question involves the gentleman that  
16          spoke earlier today about the Skyline  
17          WMA. I think it was the Crow Creek  
18          Valley parcel in Jackson County that  
19          had --

20       MR. SYKES: The ag property on it?

21       COMMISSIONER GUY: Yeah. That had the ag  
22          property connected to our WMA up there.

23       MR. SYKES: Yes, sir.

1           COMMISSIONER GUY:  And so what I would like --  
2           I have a -- I'm going to request you to  
3           address the issue about just ag property  
4           in general.  I know that most people on  
5           the board, maybe some people in  
6           attendance, know that we've taken the  
7           position to try to stay away from ag  
8           property, but there have been issues --  
9           or cases where we have been able to work  
10          that out with the folks that have  
11          interest in that or some of our  
12          partners that have a concern about that  
13          that we work with.

14         MR. SYKES:  Yes, sir.

15         COMMISSIONER GUY:  So, first of all -- and  
16          I'll just tell you -- ask you to address  
17          that and how we've -- what we do in that  
18          regard.

19                 And then, secondly, I was going to  
20          ask you -- I think it's okay to ask you,  
21          instead of acting on this today, that  
22          you might reach out to our partners in  
23          this -- if Wildlife and Freshwater

1 Fisheries has an interest in this, to  
2 those that have concerns about the ag  
3 properties.

4 And the reason this property is of  
5 interest to me and I think would be of  
6 interest to Wildlife and Freshwater  
7 Fisheries, if we got past any  
8 concerns -- and I want to do that  
9 first -- is that I've had a chance,  
10 luckily, to go to north Alabama and do  
11 some duck hunting up there. And it is  
12 incredible duck-hunting areas up there.  
13 But we are -- I think or I believe we  
14 are -- as far as WMAs, don't have quite  
15 as much as there is a demand. And if  
16 there was a way that -- if Wildlife and  
17 Freshwater Fisheries thought this was  
18 the right property and we could work out  
19 any concerns of this big ag property,  
20 then I just want you to look into it and  
21 talk with our partners and people about  
22 that and report back to us.

23 MR. SYKES: Okay. The first question is as

1 far as ag properties go, Wildlife and  
2 Freshwater Fisheries stepped out and  
3 bought a 2,000-acre tract two years ago  
4 in Lowndes County that bordered the  
5 Lowndes WMA that had 600 acres of ag  
6 land on it. Rick was very instrumental  
7 in the negotiations with all this  
8 working with farmers. That is still  
9 under ag contract. We are not in the  
10 business of taking ag out. Ag benefits  
11 the wildlife and it benefits the public  
12 hunting.

13 What we did with that 600 acres is  
14 we just put in field borders and  
15 contracted with the farmer to leave "X"  
16 number of acres of grain in the field  
17 for wildlife and to provide public  
18 hunting opportunities like dove hunting.  
19 We had some fantastic dove hunts out  
20 there last year.

21 Just in Jackson County alone where  
22 the Skyline property is -- we've got 26  
23 farming contracts just in Jackson

1 County. All of the properties that we  
2 manage up there that have ag fields on  
3 it are still in ag production. And,  
4 again, we -- the way the rent has worked  
5 out is with grain left in the field, and  
6 then when the farmer is done with that,  
7 we flood it for -- first utilize it for  
8 dove hunting in September. Then we  
9 flood it late season and have waterfowl  
10 impoundments out of it.

11 So to kind of carry on what the  
12 Commissioner said, that is an area up  
13 there that we can use all of the public  
14 waterfowl hunting opportunities that we  
15 could get, and with a piece of property  
16 that has almost 400 acres that we could  
17 flood with timber as well as ag field, I  
18 think that would be a good addition for  
19 us.

20 COMMISSIONER GUY: So would you just -- would  
21 you look into that --

22 MR. SYKES: Yes, sir.

23 COMMISSIONER GUY: -- and make sure your staff

1           takes a good hard look so you can report  
2           back and probably reach out to our  
3           farm -- the folks that have interest in  
4           the farming land --

5       MR. SYKES:   Sure.   Not a problem.

6       COMMISSIONER GUY:  -- like you've done before.

7                   And I think that -- I think that  
8           would be -- it would be of interest to  
9           me, I know, just from what I know about  
10          the opportunities up there in north  
11          Alabama and how popular that's getting  
12          to be.

13       MR. SYKES:   I think it would be a good  
14                   addition.  We don't get opportunities of  
15                   good duck land very often.

16       COMMISSIONER GUY:  Correct.  And I see Patti  
17                   about to jump up, so watch out.

18       MS. POWELL:  And just for additional  
19                   clarification -- and we'll communicate  
20           and work with Chuck -- to understand the  
21           existing leases that may be in place --  
22           in addition to the fact there's some ag  
23           usage, you have leases in place.  I know

1 Chuck's division with the Wildlife and  
2 Freshwater Fisheries funds in some of  
3 those purchases has retained those  
4 private leases for that activity. That  
5 would be something else that this board  
6 would have to consider, whether to  
7 retain those leases. In the past we --  
8 well, and not because they're ag leases,  
9 but just the fact that they are private  
10 leases, we have not carried those  
11 forward on the Forever Wild acreage as  
12 opposed to possibly Wildlife acreage.

13 We'll delineate all that and figure  
14 that out, and we'll work with Chuck.  
15 But that will be a second aspect of the  
16 question because it's Forever Wild funds  
17 as opposed to division funds.

18 So we'll work out all that. I just  
19 wanted to let everybody know that we  
20 will have all that separated and  
21 available for board discussion also.

22 COMMISSIONER GUY: Now Chuck is creeping up  
23 behind you.



1 MR. SYKES: Yeah. I creeped up behind Patti.  
2 She doesn't need all the credit for  
3 creeping.

4 All I was going to say -- and,  
5 again, I don't want to go too far out  
6 until October. But it could be  
7 something, in theory, that if the board  
8 chooses to move on it and we can partner  
9 where we have deed to the ag land rather  
10 than Forever Wild, then that would  
11 eliminate a bunch of -- when we do the  
12 splits like we've done at Autauga or  
13 Dallas, we could carve out the ag land  
14 where it would be strictly deeded to  
15 Wildlife and Freshwater Fisheries. That  
16 would take the board out of it and we  
17 could ensure that we carried on those  
18 contracts with the farmers up there.

19 COMMISSIONER GUY: So I didn't mean to take up  
20 all the -- does anybody else have a  
21 question for Chuck about that?

22 MR. WRIGHT: Yes, sir.

23 COMMISSIONER GUY: Yes, sir.

1 MR. WRIGHT: I just want to be sure that I  
2 heard right.

3 The farmers that you're contracting  
4 with, the fee they're paying is the  
5 grain left in the field?

6 MR. SYKES: Yes, sir. Right now --

7 MR. WRIGHT: You determine the acreage they  
8 leave?

9 MR. SYKES: That's right. It's basically  
10 they're leaving -- in return for us  
11 allowing them to farm, they're leaving  
12 approximately 25 to 30 percent of the  
13 grain left in the field as their rent  
14 payment.

15 MR. WRIGHT: Thank you.

16 COMMISSIONER GUY: Anyone else?

17 MR. CAUTHEN: Chuck?

18 MR. SYKES: Yes, sir.

19 MR. CAUTHEN: Have you seen a huge increase in  
20 the game population around there?

21 MR. SYKES: Absolutely. Just the Dutch Bend  
22 Tract in Lowndes County that I was  
23 telling you about -- just within one

1           year of putting in the field borders,  
2           our quail are already coming back. We  
3           had some of the best public land dove  
4           shoots that you could have asked for  
5           last year on that place. We were  
6           working with a quality farmer who worked  
7           with us and took out some of the little  
8           nooks and crannies that was hard to  
9           farm, planted some 20-acre dove fields  
10          for us, left grain standing, and it's --  
11          it's been phenomenal.

12       MR. CAUTHEN: That's good. I just thought  
13          that it should be.

14       MR. SYKES: It's working really well. And,  
15          also, in north Alabama with our  
16          waterfowl areas, we're being able to  
17          utilize them during dove season and then  
18          flooding them and having quality public  
19          waterfowl hunting, too. So our farming  
20          contracts are working very well.

21       COMMISSIONER GUY: Rick.

22       MR. OATES: I would like to say if this board  
23          has never done the leases, like Patti

1           said before, I would prefer to talk to  
2           Chuck and then do what he's talking  
3           about. I think that would be a better  
4           way for us to go. Chuck knows my  
5           opinion on that.

6       MR. SYKES: Sure.

7       MR. OATES: And I think it would be better for  
8           the board not to get into the leases if  
9           we've never done that before unless it's  
10          just something we need to do  
11          necessarily.

12       MR. SYKES: And since we already have that  
13          model where we're working together and  
14          deeding land separately as far as our  
15          grants and reporting go, that -- that  
16          shouldn't be an issue as long as our  
17          apportionment is where we can do that.

18       COMMISSIONER GUY: Well, that will be up to  
19          you and what your folks think is a  
20          priority, so ...

21       MR. SYKES: Y'all just need to convince people  
22          to keep buying guns and ammo and it  
23          won't be an issue. We can go 75/25 on

1 Pine Barren, and then we'll take the  
2 rest and put it towards this one.

3 COMMISSIONER GUY: I'm buying as many as my  
4 wife will let me buy.

5 MR. SYKES: Good. Good.

6 All right. Thank you.

7 COMMISSIONER GUY: Thank you.

8 So that was under still our general  
9 discussion. Is there any more general  
10 discussion? Anybody want to bring up  
11 anything?

12 If not, we're going to move on to  
13 miscellaneous reports, but I want to  
14 give you one last time.

15 (No response.)

16 COMMISSIONER GUY: Hearing none, we will move  
17 on to miscellaneous reports.

18 And, Patti, it says Doug. Are you  
19 jumping up there?

20 MS. POWELL: No.

21 Well, I did step in front of Doug.

22 COMMISSIONER GUY: WBR --

23 MS. POWELL: I'm going to let Doug -- let me

1 say just as an introduction a little  
2 explanation for the benefit of the board  
3 and the public.

4 All we're moving into now is a  
5 section that we just each meeting  
6 entitle "miscellaneous reports." We  
7 never exactly know what's going to pop  
8 up. Things in this section do often  
9 involve board motions.

10 But these are topics that staff is  
11 bringing forward to the board to  
12 identify that we may need board feedback  
13 on or we may need a board motion on or  
14 just something we want to report on.  
15 But we separate it out from the general  
16 discussion to give the board time to get  
17 through whatever the board members know  
18 they want to bring up. Our reports may  
19 prompt additional questions or  
20 additional motions, and we will detail  
21 whether we need a motion or not.  
22 Sometimes, actually, we may technically,  
23 procedurally not need a motion, but the

1 staff feels better getting further  
2 direction from the board before  
3 proceeding on something.

4 So I'm going to sit back down and  
5 let Doug come up. And I'll take a break  
6 and you don't have to listen to me.

7 COMMISSIONER GUY: Creep on back up later.

8 MS. POWELL: Well, you know I will, whether  
9 I'm invited or not.

10 COMMISSIONER GUY: Mr. Deaton.

11 MR. DEATON: All right. The first item you'll  
12 find in your packet under Tab 5-A. I'll  
13 give everybody a moment to turn there.

14 Under Tab 5-A, there's a memo there  
15 regarding the Weeks Bay Reserve-Meadows  
16 Phase III Addition. We've kind of  
17 discussed it throughout the meeting  
18 today. Yael brought that up. But I'm  
19 going to review that for you guys.

20 At the last meeting the board  
21 motioned for a first appraisal on the  
22 Weeks Bay Reserve-Meadows Phase III  
23 Tract. Since that time, two of the five

1 sellers have requested to be removed  
2 from the nomination. That's reducing  
3 the acreage -- the original nomination  
4 was 124 acres -- reducing it down to  
5 79.7 acres, which if you look on your  
6 map, you'll see what the original was  
7 and what the current nomination is.

8 We re-evaluated the score with the  
9 reduced acreage, and it still has the  
10 same score. We feel like it still fits  
11 with the management down there. So  
12 considering the acreage reduction of  
13 approximately 44 acres, we're seeking  
14 approval from the board to proceed with  
15 a first appraisal. So at this time I  
16 would need a motion to that effect.

17 COMMISSIONER GUY: And the motion is  
18 actually -- a proposed motion is set out  
19 on Tab 5-A if anybody wants to make that  
20 motion.

21 MR. CAUTHEN: I'll do it. I make the motion  
22 just like it's written in this.

23 COMMISSIONER GUY: So the motion that



1           Mr. Cauthen is proposing is the board  
2           requests that staff proceed with the  
3           first appraisal of the WBR-Meadows  
4           Phase III Additions nomination with the  
5           reduction in acreage.

6                     Do I have a second?

7       DR. VALENTINE: I'll second.

8       COMMISSIONER GUY: Second. Dr. Valentine.

9                     Any discussion on the motion?

10                    (No response.)

11       COMMISSIONER GUY: All in favor of the motion  
12                     say "aye."

13                    (All board members present respond  
14                     "aye.")

15       COMMISSIONER GUY: All opposed?

16                    (No response.)

17       COMMISSIONER GUY: Motion carries.

18                     Thank you, Doug.

19       MR. DEATON: Yes, sir.

20                     The next item is Tab 5-B, just one  
21           tab over. What we're covering here is  
22           management plans. We're mandated to put  
23           a management plan -- within one year of

1 purchase we have to have a management  
2 plan adopted. So you have a memo in  
3 your packet that kind of outlines what  
4 we're requesting, and I'll go through  
5 that for you real quick.

6 We have five tracts that we would  
7 need approval to be added to existing  
8 management plans, and then there's two  
9 management plans that would need board  
10 approval that you will find in your  
11 packet that we sent out to you.

12 The first two tracts are the Post  
13 Oak Flat-Shiflett Addition and Skyline  
14 WMA-Threwer Point Addition in Jackson  
15 County. These tracts are adjacent to  
16 the Walls of Jericho Complex and Skyline  
17 WMA. And we're seeking approval to fold  
18 these tracts into the Walls of Jericho  
19 Complex management plan.

20 The next tracts are the Old Cahawba  
21 Prairie Addition -- or the next tract  
22 rather -- in Dallas County. It serves  
23 in addition to what we currently have at

1 the Old Cahawba Prairie Tract. We're  
2 asking to fold this one into the Old  
3 Cahawba Prairie management plan.

4 The next ones are the Autauga County  
5 WMA Joffre Addition and the Phase II  
6 Addition, which are in Autauga County.  
7 We already have a management plan  
8 approved, and we're asking to have that  
9 one added to the Autauga County WMA  
10 plan.

11 And as I said in your packet, there  
12 are two new tracts that have to have  
13 management plans set up separately, and  
14 those are the Dallas County WMA  
15 management plan and, also, the Hinds  
16 Road Outcrop management plan.

17 So if the board agrees with our  
18 recommendation as outlined in this memo,  
19 we would need a motion for your  
20 approval, and there's a motion for your  
21 consideration.

22 COMMISSIONER GUY: There's a motion on  
23 Tab 5-B.

1                   Are there any questions before we  
2                   consider a motion that you may have of  
3                   Doug about the management plans?

4                   (No response.)

5           COMMISSIONER GUY: All right. Do I have a  
6           motion?

7           MR. HORN: I would move that we accept the  
8           management plan as proposed on the five  
9           properties.

10          COMMISSIONER GUY: Do I need to read that,  
11          Ms. Powell?

12          MS. POWELL: Yes, sir.

13          COMMISSIONER GUY: All right. So the motion  
14          that is proposed by Mr. Horn is the  
15          board --

16          MR. CAUTHEN: I second it.

17          COMMISSIONER GUY: Hold on just a second.  
18          Hold on.

19                   The board approves the State Lands  
20                   Division proceeding with the inclusion  
21                   of the tracts as set forth in this  
22                   memorandum dated April 21, 2017, to  
23                   existing management plans and to adopt

1 the two new tract management plans  
2 attached to this memorandum.

3 So we have a motion and we have a  
4 second.

5 Any discussion on the motion?

6 (Brief interruption by the court  
7 reporter.)

8 COMMISSIONER GUY: Any discussion?

9 (No response.)

10 COMMISSIONER GUY: All right. All in favor of  
11 the motion say "aye."

12 (All board members present respond  
13 "aye.")

14 COMMISSIONER GUY: All opposed?

15 (No response.)

16 COMMISSIONER GUY: Motion carries.

17 Ms. Powell.

18 MS. POWELL: Okay. I wanted to move to  
19 another miscellaneous report topic that  
20 relates to item 5-C. And it's Tab 5,  
21 5-C.

22 We come to the board each fiscal  
23 year and make a request of the board

1           that does require a board motion to  
2           authorize the request or whatever other  
3           amount the board wishes to seek related  
4           to administrative support. This is the  
5           funding that is transferred from the  
6           program to the State Lands Division that  
7           relates to offsetting the State Lands  
8           Division expenses related to staff that  
9           contribute time to the program as well  
10          as certain other operational expenses  
11          that are administrative in nature tied  
12          to the staff doing what we do in support  
13          of the program.

14                 The request this year is to  
15                 authorize \$600,000. This is level  
16                 funding from the amount of the  
17                 administrative support that was provided  
18                 in the previous fiscal year.

19                 We are continuing -- I mentioned  
20                 this to the board previously -- work  
21                 through an attempt with the state's new  
22                 accounting system to begin producing a  
23                 more detailed report that itemizes the

1 expenses in a little more detail. But  
2 what we have attached, to provide some  
3 context, is for the last fiscal year the  
4 expenses -- the staff-related expenses,  
5 operational, administrative expenses  
6 that were incurred.

7 Some of that was offset by grant  
8 funding that we received. As an  
9 example, we have detailed that various  
10 funding that we could use to offset:  
11 Coastal Impact Assistance Program, or  
12 CIAP program, down on the coast to help  
13 some. We receive a little bit of  
14 support from a trust that was  
15 established by Mr. Robert Wehle that  
16 helps with the Wehle tract. You will  
17 see that detailed on the second page.  
18 It still does not -- even with the  
19 \$600,000, State Lands does still absorb  
20 some of those expenses.

21 But I wanted to present that --  
22 again, 5-C -- if you have any questions  
23 on that detail. But we would need

1 approval from the board to make the  
2 funding -- authorize the transfer of  
3 administrative funds to the State Lands  
4 Division.

5 So I first wanted to take any  
6 questions related to the funding request  
7 for the \$600,000 -- again, the same as  
8 last year -- but I want to be sure and  
9 answer any questions that the board may  
10 have on that. And then I'll have a  
11 second request for different funding in  
12 a second, but this is just related to  
13 the administrative funding.

14 COMMISSIONER GUY: Mr. Ball.

15 MR. BALL: Yes, sir. Mr. Chairman, I would  
16 like to move that the board approves the  
17 State Lands Division staff to proceed  
18 with the requested administrative  
19 transfer in the amount of \$600,000 for  
20 FY17 administrative support provided by  
21 the State Lands Division.

22 COMMISSIONER GUY: Motion. Do I have a  
23 second?



1 MR. HORN: Second.

2 (Multiple speakers.)

3 COMMISSIONER GUY: Okay. So who --

4 MR. HORN: I did.

5 COMMISSIONER GUY: Okay. Mr. Horn.

6 MR. CAUTHEN: I want to ask a question.

7 COMMISSIONER GUY: Yes, sir. Discussion,  
8 Mr. Cauthen.

9 MR. CAUTHEN: Isn't that property of  
10 Wehle's -- isn't it very similar to the  
11 White Oak facility?

12 MS. POWELL: It did have structures on it, but  
13 that -- that acreage is actually a joint  
14 effort between the Forever Wild program  
15 and my State Lands Division.

16 The structures -- that was one of  
17 the initial -- actually the donation by  
18 Mr. Wehle -- but initial acquisitions of  
19 the program. We had to -- our division  
20 had to -- that was prior to Jim Griggs,  
21 who was my predecessor -- had to take  
22 title to and ownership and  
23 responsibility for certain portions of

1           the acreage because of those structures.  
2           And so it is really only by the joint  
3           efforts of our division and the Forever  
4           Wild program that that gets to operate  
5           both as a nature center and the other  
6           acreage there.

7           But, yes, in any -- any acquisition  
8           that has structures on it does require  
9           somewhat of an additional analysis by  
10          staff as to whether -- on how that can  
11          proceed.

12          But you're correct except that they  
13          are not as extensive as the structures  
14          on White Oak without the type of --  
15          level of upkeep. And we did have some  
16          funding for upkeep of those structures,  
17          and we do get support from the trust.

18          So it's --

19          MR. CAUTHEN: I guess if those people -- I  
20          guess if those owners want to donate it,  
21          then we can take another look at it.

22          MS. POWELL: We can take a look at whatever,  
23          but it will still require an analysis of

1           whether the structures are amenable  
2           under the provisions of our program or  
3           whether they would have to be postage --  
4           cut out like a postage stamp, in which  
5           case a division will have to take  
6           responsibility for that and adds to the  
7           burden to that division.

8           So that is why the interaction --  
9           Chuck looking at it and trying to make  
10          some of those determinations, without  
11          getting into all of the weeds, is so  
12          very vital. It's not just a question of  
13          impact to this program and the  
14          stewardship burden it presents, which  
15          I'm about to get to, but it also often  
16          translates into a burden -- direct  
17          burden to a division. And so that's why  
18          we have to work together on those. But  
19          that's a very good question and a very  
20          good point.

21       MR. CAUTHEN: Thank you.

22       COMMISSIONER GUY: So I have a motion and a  
23          second.

1                   Any discussion? Any further  
2                   discussion?

3                   (No response.)

4           COMMISSIONER GUY: If not, all in favor of the  
5           motion say "aye."

6                   (All board members present respond  
7                   "aye.")

8           COMMISSIONER GUY: All opposed?

9                   (No response.)

10          COMMISSIONER GUY: Motion carries.

11                   Ms. Powell.

12          MS. POWELL: I'd then like to move to  
13                   discussion of another item in Tab 5-D.  
14                   You will also have in your green folder  
15                   another additional -- not a replacement  
16                   item, but an additional item that is  
17                   tabbed as 5-D. And I will give y'all a  
18                   second to find those.

19                   This is also a request related to  
20                   funding and authorization for  
21                   expenditure of program funds. However,  
22                   this specifically relates to our  
23                   stewardship fund account. Again, that

1 is the account that -- the 15 percent  
2 related to each acquisition rolls into  
3 that account.

4 As I described earlier today, we try  
5 very hard to only expend the interest  
6 that is thrown off of that fund for the  
7 stewardship, the physical caring for the  
8 land, the actual land management.  
9 This -- expenditure of any funds from  
10 the corpus of the stewardship account as  
11 opposed to those interest earnings that  
12 I described requires a -- a special vote  
13 of this board. It requires an  
14 affirmative vote of nine members of this  
15 board. So I'm going to describe that,  
16 but I'll go ahead and highlight that.

17 Commissioner, if we get to the point  
18 of a motion, we'll do that one by roll  
19 call to demonstrate the numbers on that.  
20 So that will be a little different. But  
21 let me explain what we do each year.

22 Each year my State Lands Division  
23 staff organizes a meeting with the other

1           divisions to jointly look toward the  
2           anticipated -- to the extent we know --  
3           stewardship needs, again, land  
4           management costs for the tracts, the  
5           acreage that we own. We actually do  
6           that -- I'm sorry.

7           Let me also take a moment and say  
8           what I'm describing here, this activity,  
9           is separate from the state budgetary  
10          process that you hear me speak about  
11          sometimes. This is a procedure under  
12          the actual Forever Wild constitutional  
13          amendment.

14          So, anyway, we look at that each  
15          year, get the staff together. We look  
16          forward to an upcoming fiscal year. So  
17          right now we are trying to project needs  
18          for the next fiscal year. The reason  
19          that we do that in advance is that  
20          pursuant to the constitutional amendment  
21          this program was formed under, if we are  
22          concerned that the interest earnings for  
23          a given year are not going to be

1 sufficient to care for the land, we have  
2 to make that determination, alert the  
3 Commissioner as chair, and discuss with  
4 him bringing to this board potentially a  
5 request for expenditure of corpus funds.  
6 The Commissioner would make a  
7 determination of insufficiency as to  
8 interest earnings and alert the board,  
9 if he does suggest so, expending dollars  
10 from corpus of the funds.

11 We first did this -- had to do this  
12 last prior fiscal year for the current  
13 fiscal year that we're in. Again, due  
14 to lower interest rates that have  
15 existed now for several years, the  
16 cushion in interest earnings that we had  
17 built up -- again, we had always tried  
18 to be conservative in our spending. We  
19 never spent all the interest earnings  
20 that we had available, and they carried  
21 over year to year. But that cushion has  
22 eroded to where we are again now --  
23 well, not again -- beginning this year

1 in a position of having to look closely  
2 at projected interest earnings. Again,  
3 they're projected because we have to  
4 look into the next fiscal year.

5 So the memo that you got in your  
6 packet that is 5-D was a memo from staff  
7 alerting the board to this possibility,  
8 that we were crunching our numbers again  
9 and would need to get with Commissioner.  
10 We have done that. The Tab 5-D in your  
11 green folder is the Commissioner's  
12 formal determination of an  
13 insufficiency. I want to walk you  
14 through that a little bit.

15 In meeting with staff in projecting  
16 needs, we divided those needs into two  
17 categories. Routine land management  
18 needs across our tracts -- they vary by  
19 tract, but they are expected activities;  
20 road repairs, road maintenance,  
21 boundary-line maintenance, again, when  
22 we can and do have money, enhancement of  
23 recreational aspects or caring for



1           those.  If you have a trail -- a  
2           horseback-riding trail and you've got a  
3           degraded bridge, obviously, you've got  
4           to go in and take care of that.  We look  
5           at invasive species control, spraying,  
6           burning, prescribed burning, various  
7           things.

8           We also will have, that varies  
9           greatly each year, tract-specific needs.  
10          And, again, they can vary, but one  
11          common one we have to look at is  
12          reforestation needs.  We purchase  
13          certain tracts with timber reservations.  
14          As that acreage is released, it presents  
15          a need that we evaluate for  
16          reforestation, and we have to bear those  
17          expenses.

18          This year -- and, also, we would sit  
19          down with our accounting section and try  
20          to work to determine what we project as  
21          to interest earnings.  Obviously, we're  
22          projecting way in advance.  We are  
23          projecting this year -- although there's

1           some signs it may be greater because the  
2           rates are increasing -- about \$400,000  
3           worth of interest earnings.

4           So that compared to -- from our  
5           staff meeting, the needs that we  
6           outlined, we have projected about  
7           \$630,000 needed for more of those  
8           routine tracts. Again, we're managing  
9           over 250,000 acres, and we're looking at  
10          routine needs there.

11          And then this year the  
12          tract-specific costs seem to be mostly  
13          related to expected reforestation costs  
14          due to release of timber reserves. We  
15          estimate that specific tract amount to  
16          be \$350,000. We're also -- and we'll  
17          talk more about this in a minute -- but  
18          are recommending an additional \$100,000  
19          as sort of an estimate that we'd like to  
20          have in reserve in case we need to take  
21          action related to the pine beetle  
22          threat. Again, there will not be much  
23          income coming off of that to support

1 anything else.

2 So all that taken together, we  
3 estimate about a \$1,080,000 need for the  
4 upcoming fiscal year. That obviously  
5 exceeds the \$400,000 we're projecting  
6 for interest earnings.

7 One other factor I'm going to throw  
8 in -- back, again, talking state  
9 process. This is all okay from a  
10 spending authority. We have 1.5 million  
11 in spending authority. That's not a  
12 concern. But there is -- if we're going  
13 to spend any additional funds other than  
14 interest earnings, we need to make a  
15 decision and have a motion for that at  
16 this meeting or our next meeting. But I  
17 wanted to address it today because of  
18 the requirement of nine affirmative  
19 votes. You certainly want to have  
20 enough members to be able to accomplish  
21 that. So the next meeting cuts it a  
22 little close.

23 Let me stop there for a second and

1           see if there are any questions either as  
2           to the underlying expenditures or the  
3           calculations that I've run through.

4           COMMISSIONER GUY: Anybody have any questions?

5           MS. POWELL: Yes, sir, Mr. Satterfield.

6           COMMISSIONER GUY: Mr. Satterfield.

7           MR. SATTERFIELD: Tell me again. How much are  
8           you estimating that this cost will be  
9           involved in reforestation projects this  
10          year?

11          MS. POWELL: Reforestation -- it will be not  
12          this but the upcoming fiscal year.

13                 We have \$350,000 -- if you will look  
14          in the packet memo, your 5-D -- not your  
15          green folder 5-D, but the 5-D that came  
16          in your packet.

17          COMMISSIONER GUY: The original packet.

18          MS. POWELL: We have -- you'll see a sheet  
19          that has some blue highlighting and sort  
20          of tan highlighting. We have run  
21          through --

22          COMMISSIONER GUY: It's the last page of your  
23          original packet. Here you go, Bill.

1                   You got it?

2           MR. SATTERFIELD: Got it.

3           MS. POWELL: Now, what that sheet reflects  
4                   is --

5           MR. SATTERFIELD: 350,000; is that correct?

6           MS. POWELL: That's correct. The total  
7                   funding, the smaller blue line you see  
8                   coming across, is 350,000.

9                   Sometimes we'll have activities  
10                   on -- forest activities on our Forever  
11                   Wild managed acres, but this year really  
12                   the reforestation cost is what we're  
13                   looking at for the next fiscal year.  
14                   And so that is from timber reservations  
15                   being released. You'll see sort of a  
16                   cost-per-acre table at the very bottom.  
17                   Table 1 also explains that. But that's  
18                   where the -- how that was calculated.

19           COMMISSIONER GUY: And so I think you said --  
20                   you obviously say you're going to cut it  
21                   close. You're asking for a little  
22                   more --

23           MS. POWELL: Well, what we would present to

1           you as our best guesstimate at this  
2           point of needed expenditures would be  
3           \$1,080,000. However, what the board did  
4           last year -- due to the restrictive  
5           nature, we can't add to it later -- the  
6           board made a motion last year to allow  
7           for spending authority up to the  
8           budgetary limit of \$1.5 million.

9           Now, obviously, we report to the  
10          board each meeting what we've spent and  
11          what we think our needs are. If we have  
12          unexpected needs, we bring it forward.  
13          But the motion last time to provide the  
14          greatest possible flexibility was simply  
15          to say that we were to expend interest  
16          earnings first before we went to the  
17          corpus, but if we needed, you went ahead  
18          and gave authority up to \$1.5 million  
19          being the budgetary limit. That is --  
20          that is an option for this year.

21          Our greatest unknown right now  
22          probably would be -- although we have  
23          put 100,000 in that 1,080,000 number

1 related to the pine beetle -- I mean,  
2 that is -- we really don't know how to  
3 estimate that.

4 So what we have -- what  
5 Commissioner's determination of  
6 insufficiency, your green folder 5-D,  
7 notes is both his determination and his  
8 suggestion to follow the path that you  
9 took last year of doing the -- a  
10 flexible motion up to the budgetary  
11 spending authority of 1.5 million.  
12 Staff will continue to report  
13 expenditures.

14 But that is simply the  
15 recommendation from Commissioner's memo.  
16 That amount can be set at what -- can be  
17 part of a motion at whatever figure.  
18 But anything over \$400,000 is going to  
19 require an affirmative nine-member vote,  
20 so whatever would happen.

21 Yes, sir, Mr. Satterfield.

22 MR. SATTERFIELD: So to clarify, 350,000  
23 restoration funds is for -- is to

1 restore --

2 MS. POWELL: Oh, I'm sorry. I had a door  
3 close. What did you say? I'm sorry.

4 MR. SATTERFIELD: The \$350,000 is to do the  
5 timber restoration projects on those  
6 lands where people initially sold us --  
7 sold Forever Wild the land but reserved  
8 the timber on it and Forever Wild was  
9 therefore able to purchase that land at  
10 a lesser cost.

11 MS. POWELL: That's --

12 MR. SATTERFIELD: And now those folks are  
13 coming back and timbering the property  
14 and we -- and Forever Wild has  
15 responsibility of reforestation; is that  
16 correct?

17 MS. POWELL: That is correct.

18 MR. SATTERFIELD: On the lands that we bought  
19 outright where DCNR or the state timbers  
20 the land, who pays for the reforestation  
21 on that?

22 MS. POWELL: Then the program would pay for  
23 reforestation, but generally the -- the



1 management activities on our acreage is  
2 addressed more for either habitat --  
3 taking it back to a certain habitat, for  
4 example, trying to go back to longleaf,  
5 or working in conjunction, for example,  
6 with Chuck's folks about optimal WMA  
7 management and activities there. But  
8 revenue that would be derived from those  
9 activities -- the harvesting activities  
10 actually goes to the general fund.

11 MR. SATTERFIELD: Right. So they don't come  
12 back.

13 MS. POWELL: That's correct.

14 MR. SATTERFIELD: That was my clarification.  
15 I wanted to clarify that. Those monies  
16 don't come back to Forever Wild. They  
17 go into the general fund. So we don't  
18 have those available to do the  
19 reforestation costs.

20 MS. POWELL: That's correct.

21 MR. SATTERFIELD: In a follow-up, looking  
22 forward, do you have a projection on  
23 when these costs will continue and then

1 a guesstimate on what years the new  
2 reforestation costs will come in in the  
3 future so we'll know how to anticipate  
4 those in the next five to ten-year  
5 period when these reserved forestlands  
6 are likely to be timbered so we'll know  
7 when those costs will be imposed on  
8 Forever Wild?

9 MS. POWELL: And I'll look to Doug for some  
10 help. But I know for at least -- is it  
11 three more? How many more fiscal years?

12 MR. DEATON: Galen knows the deadlines on most  
13 of our timber reservations.

14 MS. POWELL: Okay. But I think the question  
15 he's asking is how -- to the extent that  
16 those we think will impact the  
17 stewardship needs and expenditures --

18 MR. SATTERFIELD: In looking toward the  
19 future, do you have an idea -- you know,  
20 you timber land -- well, as I understand  
21 it. I'm not a timber guy. But you  
22 timber land certain times during the  
23 maturation of that timber, and you have

1           certain tracts that timber has been  
2           reserved on by the owners who are going  
3           to timber that land. Do you have a  
4           projection forward, say, next year and  
5           the year after and out, say, for the  
6           next decade when it's likely that  
7           that -- that those tracts will be  
8           timbered so we'll know -- have some idea  
9           when those reforestation costs will be  
10          hitting our budget?

11        MS. POWELL: And we do, but we also -- some of  
12           the releases of reservations we're  
13           not -- we can't pinpoint to an exact  
14           year, but --

15        MR. DEATON: The range is --

16        MR. SATTERFIELD: I mean, you understand what  
17           I'm asking about as far as --

18        MR. OATES: Yeah.

19        MR. SATTERFIELD: Did I say that right?

20           You're the forester.

21        MR. OATES: He's a forester, too.

22           I believe you did, yes.

23        MS. POWELL: And, again, it is two types of

1 needs. We have one need that is not as  
2 in our control, which is the release of  
3 the timber reservations, the exact  
4 timing of those.

5 What is more in our control but is  
6 not a revenue generator -- if that's a  
7 word -- is the timber that the program  
8 owns. And we are in greater control of  
9 that. However, we obviously have  
10 needs -- the pine beetle may be one --  
11 where you have to properly manage the  
12 timber that you have and coming back  
13 there -- when we first acquire a tract  
14 and the desire to take it back to a  
15 longleaf or a desire to enhance the  
16 coverage on a WMA.

17 So there are two types of need, one  
18 more in our control, one not as in our  
19 control. But, yes, we do look at that.  
20 Galen helps -- our forester helps us  
21 with that. So I'm going to turn it to  
22 Doug or Galen who might be able to  
23 provide a little more information.

1 MR. DEATON: The reservations that we  
2 currently have we estimate we have a  
3 range of three to five years and they'll  
4 be extinguished. So we anticipate --  
5 depending on when the owner of the  
6 timber decides to harvest, it's within  
7 that three- to five-year range.

8 MR. SATTERFIELD: Are those reservations  
9 typically a one-shot deal, they're going  
10 to harvest once, or do they have the  
11 ability to replant and harvest again?

12 MR. DEATON: Once they harvest, they release  
13 the property to us.

14 MR. SATTERFIELD: That's it.

15 COMMISSIONER GUY: They're typically a  
16 one-shot deal.

17 MS. POWELL: It's one shot, but it may be in  
18 phases that the acreage comes -- that  
19 the release occurs.

20 COMMISSIONER GUY: Yeah. They don't have to  
21 take it all at one time.

22 MR. SATTERFIELD: I understand they wouldn't  
23 have to necessarily take it all in the

1 same year.

2 COMMISSIONER GUY: Yes, sir. But it is a  
3 one-shot deal.

4 MR. SATTERFIELD: Yeah. Okay.

5 Well, the reason I was asking these  
6 questions, I was concerned about whether  
7 we were heading down a long slippery  
8 slope here since this was now occurring  
9 two years in a row and possibly again  
10 next year, a third year in a row. And  
11 if we start down that slope, then we're  
12 taking money out of the corpus of the  
13 stewardship funds which then becomes a  
14 self-fulfilling prophecy with less money  
15 to make -- return interest. And I just  
16 wondered where we're heading with that.  
17 That's why I asked the question.

18 MS. POWELL: Yes, sir. And we had had a  
19 little bit -- I'm glad you brought it  
20 back up for the newer members.

21 We had some discussion of that.  
22 Gosh, that would be, though, a year  
23 ago. And you are correct. It is

1 something that we view -- we watch  
2 differently now.

3 To give some history, earlier in the  
4 program and at different times -- and  
5 especially -- anyway, at different times  
6 it was seen as favorable to reduce the  
7 purchase price back when we were  
8 receiving interest earnings on the  
9 stewardship fund that, frankly, we did  
10 not need in that year and were not  
11 spending, and those interest earnings  
12 were accumulating. There was a sense  
13 that the better balance and use of the  
14 funds -- as we were continuing to get  
15 interest we were watching our  
16 expenditures -- was to utilize the break  
17 on the acquisition end because we had --  
18 I hate to say it -- but so much extra in  
19 the interest earnings on the stewardship  
20 fund.

21 What we have seen over the years due  
22 to the drop in the economy is we're not  
23 seeing the interest earnings at such a

1 rate. Each acquisition now is very  
2 closely looked at by Galen to anticipate  
3 needs on reforestation costs as we are  
4 trying to work us out of needing to rely  
5 on the back end.

6 Now, it's always going to be  
7 something you have to consider. There  
8 are certain purchases that an owner will  
9 not make available without reserving  
10 timber. But there were some purchases  
11 that could have gone either way in the  
12 past that they were allowed, and we're  
13 seeing -- we're in a different world  
14 now.

15 So, yes, that is a different focus,  
16 a different way of handling it, but it  
17 was actually, you know, at one point a  
18 good use of the balance of the funds  
19 available to the program to enhance  
20 acquisition but still taking care of all  
21 your stewardship needs. It's just a  
22 long period of economic downturn shifted  
23 that.



1           COMMISSIONER GUY: And so, Bill, let me just  
2           add, too, since I've been on the board,  
3           I think what we've looked at, aside from  
4           those things that she just mentioned,  
5           too, though, is there might be a tract  
6           that is so, you know, valuable to the  
7           program or could be very valuable to the  
8           program that we may accept it with a  
9           timber reservation just because, you  
10          know, even with that, it's a purchase  
11          that we didn't want to pass up. But  
12          those have been, I think, less numerous  
13          than they were earlier. But we have  
14          done that, but we've looked at it on a  
15          case-by-case basis and looked at it very  
16          closely, I think.

17          MS. POWELL: And as history in the past, even  
18          in the years where there were excess  
19          earnings, we worked very hard to try to  
20          keep the need for stewardship  
21          expenditures at about the million-dollar  
22          range. That has always been the target  
23          even when we had far more available.

1           But that was just a policy, you know,  
2           that we tried to stay within as history.

3           COMMISSIONER GUY: Are there any other  
4           questions?

5           Yes, sir.

6           MR. RUNYAN: Patti, on the things that we were  
7           looking at on the last part of our tab,  
8           it's got the reservation expiration for  
9           2021, 1400 acres. Is that -- so we  
10          don't have anything expiring this year,  
11          or is that just --

12          MS. POWELL: Hold on. Let me get Galen.

13                  Just repeat -- I'm sorry.

14          COMMISSIONER GUY: It's on this page right  
15          here.

16          MS. POWELL: Right. Okay. Under the  
17          reservation expiration year up at the  
18          top. And so I want you to repeat your  
19          question and let me be sure I'm  
20          answering it correctly.

21          MR. RUNYAN: Is the 1400 acres expiring in  
22          2018, or is it expiring in 2021?

23          MR. GRIDER: The Freedom Hills reservation

1 expires in 2021.

2 MR. RUNYAN: And so the funding that we're  
3 talking about approving, is that for the  
4 2021?

5 MR. GRIDER: I'm sorry. That's -- the  
6 reservation expires then, but that --  
7 that acreage will be what we will be  
8 reforesting in 2018.

9 MS. POWELL: It's a phased release; is that  
10 correct?

11 MR. GRIDER: Yeah. That's --

12 MR. WRIGHT: They already cut it and released  
13 it.

14 MR. GRIDER: Right. That's already -- that's  
15 what we know we have available to  
16 reforest next year, and then there will  
17 be a smaller acreage after that. I  
18 think the final -- the final cutting  
19 they've got scheduled is actually 2019  
20 even though the reservation doesn't end  
21 till 2021.

22 MR. WRIGHT: What is the FHRL?

23 MR. GRIDER: It's Freedom Hills-Riverton,

1           Lauderdale.  It's the constellation of  
2           management areas up in the Shoals area,  
3           Lauderdale and Colbert Counties.

4           MR. BALL:  Mr. Chairman?

5           COMMISSIONER GUY:  Yes, sir, Mr. Ball.

6           MR. BALL:  Would it be possible to take a  
7           five-minute break and revisit this?

8           Because we're losing some of our --

9           MS. POWELL:  I think for -- not a break to  
10          discuss it because there's no executive  
11          session related to this, but if we need  
12          a restroom break with no discussion,  
13          obviously -- is that what you're  
14          suggesting?

15          COMMISSIONER GUY:  Short emergency break.

16          MS. POWELL:  A short emergency, a new  
17          category, yes.  It's up to you.

18          COMMISSIONER GUY:  We can do that and maybe --  
19          okay.  So we could take --

20          MS. POWELL:  Would you like to --

21          COMMISSIONER GUY:  I know you'll probably take  
22          up a motion on this.  Are there more  
23          questions?

1                   Because we have lost two, and we do  
2                   need nine votes, so --

3           MS. POWELL:   And, Commissioner, we could  
4                   just -- instead of formally breaking,  
5                   just pause, and those who need to take  
6                   action can do so, however you would like  
7                   to handle that.

8           COMMISSIONER GUY:   So the wording is "pause,"  
9                   then.

10                   Okay.   We will take a five-minute  
11                   pause.   If y'all would return right  
12                   away, we'll get back to this and take a  
13                   vote.

14                                   (A pause in proceedings was taken.)

15           COMMISSIONER GUY:   All right.   So we're back  
16                   from our --

17           MS. POWELL:   Unpaused.

18           COMMISSIONER GUY:   We're unpaused.   Thank you,  
19                   Ms. Powell.

20                   So were there any more questions of  
21                   Ms. Powell about this particular item?

22                                   (No response.)

23           COMMISSIONER GUY:   If not --

1 MS. POWELL: And, Commissioner, again,  
2 let's --

3 COMMISSIONER GUY: -- then we need a motion.

4 MS. POWELL: Yeah. Let's review two things.  
5 We'll need a motion. There is a  
6 suggested motion that was within your  
7 green folder 5-D, which is  
8 Commissioner's insufficiency  
9 determination. But in addition to the  
10 usual motion, second, any discussion,  
11 don't forget we need a roll call.

12 COMMISSIONER GUY: We're going to do a roll  
13 call. I got you.

14 MR. HORN: Mr. Chairman, I make a motion that  
15 the board authorize the Alabama  
16 Department of Conservation and Natural  
17 Resources, after exhausting available  
18 interest earnings from the stewardship  
19 account, to expend funds from the corpus  
20 of the stewardship account up to an  
21 amount that, when added to the available  
22 interest earnings, does not exceed  
23 \$1.5 million.

1 COMMISSIONER GUY: Thank you, Mr. Horn.

2 Do we have a second?

3 DR. TOLLEY-JORDAN: Second.

4 COMMISSIONER GUY: Dr. Tolley-Jordan I heard  
5 first, so I'll give her the second on  
6 that. Thank you.

7 Any discussion on the -- further  
8 discussion on the motion?

9 (No response.)

10 COMMISSIONER GUY: Okay. At this time I need  
11 to do a roll call for your position on  
12 the vote and, if you would, indicate by  
13 "aye" or "nay" if you are against the  
14 motion.

15 Mr. Oates?

16 MR. OATES: Aye.

17 COMMISSIONER GUY: Dr. Valentine?

18 DR. VALENTINE: Aye.

19 COMMISSIONER GUY: Dr. Tolley-Jordan?

20 DR. TOLLEY-JORDAN: Aye.

21 COMMISSIONER GUY: Dr. Hepp?

22 DR. HEPP: Aye.

23 COMMISSIONER GUY: Dr. Woods?

1 DR. WOODS: Aye.

2 COMMISSIONER GUY: Mr. Ball?

3 MR. BALL: Aye.

4 COMMISSIONER GUY: Mr. Runyan?

5 MR. RUNYAN: Aye.

6 COMMISSIONER GUY: Mr. Wright?

7 MR. WRIGHT: Aye.

8 COMMISSIONER GUY: Mr. Satterfield?

9 MR. SATTERFIELD: Aye.

10 COMMISSIONER GUY: Mr. Horn?

11 MR. HORN: Aye.

12 COMMISSIONER GUY: Mr. Cauthen left. And so  
13 myself, aye. And that will be ten  
14 votes, I believe.

15 MS. POWELL: 11 -- ten or 11.

16 COMMISSIONER GUY: Ten or 11. So all are  
17 unanimous, more than nine.

18 All right. Motion passes.

19 MS. POWELL: Okay. Thank you. I'm sorry for  
20 that detail, but we needed to do that.

21 The final item that we wanted to  
22 reference dates back to the beetle  
23 discussion.



1           You have in your green folder  
2           Tab 5-F, a memo -- Galen Grider, again,  
3           our forester, has been serving as a  
4           liaison on behalf of the department to  
5           the Forestry Commission related to their  
6           work -- which, again, I want to commend  
7           them for their getting in front of the  
8           issue, identifying it and really trying  
9           to fight it -- but on the Forestry  
10          Commission's efforts related both to the  
11          Ips engraver beetle and the Southern  
12          pine beetle.

13          Mostly I wanted to make the board  
14          aware that we are actively monitoring  
15          the threat. We are initially trying to  
16          work off of some flights that the  
17          Forestry Commission is conducting and an  
18          application -- online application that  
19          they have where we can access  
20          information from those flights and map  
21          those and try to tie any concerns  
22          identified back to the Forever Wild  
23          acreage.

1           Galen is also coordinating with  
2           Chuck Sykes' staff and Greg Lein's  
3           staff, Wildlife and State Parks, to try  
4           to be sure that we are efficiently  
5           coordinating those activities and that  
6           we're staying on top of not just our own  
7           acreage in State Lands but also the  
8           department and also for the program.

9           Since we're running a little long, I  
10          would -- I guess I want to see if there  
11          are any questions. I know,  
12          Commissioner, you had some comments  
13          earlier. I didn't know -- I don't want  
14          to belabor our discussion too much other  
15          than I would ask you to look at the  
16          material in your green holder, your 5-F,  
17          and just know that we are watching it  
18          and we are going to work with Forestry  
19          Commission.

20                 So if there's anything you want to  
21                 add ...

22          MR. OATES: I'll just say we've put a lot of  
23                 effort into monitoring, and we've got

1 flights going on of the forestland in  
2 the state. And we're doing as best we  
3 can with limited funds to keep track of  
4 what's going on. When we find something  
5 from the air, we send up folks to  
6 ground-truth it and see if there's  
7 actually something there and determine  
8 what kind of beetle it is and then send  
9 the landowner a letter. I know you --  
10 have y'all gotten any from us, Patti?

11 MR. GRIDER: We're using the electronic  
12 system.

13 MR. OATES: Okay. We do send out letters to  
14 the landowners, and we've gotten some  
15 from some other state agencies that  
16 called us and said what's this letter.

17 So we're -- we're monitoring it and  
18 watching it. We expect it to be a big  
19 problem later on this fall -- or summer  
20 and fall.

21 MS. POWELL: And, Commissioner, there have  
22 been letters trying to -- of support  
23 trying to obtain some additional funding

1 to help with the effort by the Forestry  
2 Commission. So we're -- again, we will  
3 keep everyone informed. It hopefully  
4 will not need to be an ongoing topic,  
5 but I wanted to alert everyone because  
6 it might be an ongoing topic for a  
7 while.

8 Okay. So that's it.

9 COMMISSIONER GUY: Okay. And then the last  
10 thing -- well, Greg had to leave. So I  
11 can just mention it if you want me to,  
12 or do you --

13 MR. POWE: Absolutely.

14 COMMISSIONER GUY: -- want to mention it?

15 So you'll see in your package --  
16 Greg Lein had to leave. The Parks  
17 director had to leave. But Forrest  
18 Bailey, as many of you know, has been  
19 with the department for over 33 years --  
20 excuse me -- a total of 38 in the  
21 conservation world. And Forrest did  
22 send a memo to all of the board members  
23 expressing his thanks for the

1 coordinated effort of the board with  
2 what he did. And so if you would just  
3 take a minute to look at that.

4 Forrest is a very valuable member of  
5 our Parks team and has worked with the  
6 department for a long, long time, and he  
7 will be -- he will be sorely missed.  
8 So I think he just wanted to -- Greg  
9 just wanted to make you aware of that  
10 and sorry he wasn't here.

11 So anything else, Ms. Powell, before  
12 I move on to approval of the minutes?

13 MS. POWELL: I'm good.

14 COMMISSIONER GUY: You're good. All right.  
15 Very good.

16 So the next item on the agenda is  
17 approval of minutes of February 9, 2017.  
18 That's Tab 6.

19 Does anybody have any additions,  
20 corrections, or modifications to those  
21 minutes before I ask for a motion?

22 (No response.)

23 COMMISSIONER GUY: Hearing none, can I have a

1 motion to approve the minutes of  
2 February 9, 2017?

3 MR. HORN: I make a motion that we approve  
4 the minutes of February 9th, 2017, as  
5 presented.

6 COMMISSIONER GUY: Have a motion. Do I have a  
7 second?

8 MR. SATTERFIELD: Second.

9 COMMISSIONER GUY: Second by Mr. Satterfield.  
10 Any discussion?

11 (No response.)

12 COMMISSIONER GUY: All in favor of the motion  
13 say "aye."

14 (All board members present respond  
15 "aye.")

16 COMMISSIONER GUY: All opposed?

17 (No response.)

18 COMMISSIONER GUY: Motion carries.

19 The next item is tentative dates --  
20 it says tentative dates. Actually, I  
21 think the date is set for August 10,  
22 2017. That will be our next meeting. I  
23 cannot remember as we sit here whether

1 we promised somebody else a place. So  
2 if anybody has a suggestion or wants to  
3 suggest a place we meet, then please  
4 call Patti or Doug or Jo or any of our  
5 staff -- or me for that matter -- or  
6 send us an e-mail, and we will certainly  
7 try to see if your suggested location  
8 would work and try to make that happen  
9 for August.

10 And then the last thing I'm going to  
11 say real quick is, number one --  
12 sometimes I don't say this. But I just  
13 want to thank the board for the way, you  
14 know, each one of you conducts yourself  
15 in such a professional manner every  
16 time, how we carry out the business of  
17 this program in a way that nobody can  
18 really question. And I just want to  
19 thank y'all for the way you go about  
20 that each and every time.

21 And then, lastly, behind the scenes,  
22 I know y'all know our staff does an  
23 incredible job pulling all this together

1 every board meeting. And I just want to  
2 thank them again, I think, on behalf of  
3 all the board members for the way you  
4 get our packages together and keep us  
5 informed. So thank y'all for that.

6 And if there's no other comments, I  
7 want to say meeting adjourned.

8  
9 (Meeting adjourned at approximately  
10 1:36 p.m.)

11  
12 \* \* \* \* \*

13 REPORTER'S CERTIFICATE

14 \* \* \* \* \*

15 STATE OF ALABAMA:

16 MONTGOMERY COUNTY:

17  
18 I, Tracye Sadler Blackwell, Certified  
19 Court Reporter and Commissioner for the State of  
20 Alabama at Large, do hereby certify that I reported  
21 the foregoing proceedings of the Forever Wild Board  
22 Meeting on May 11, 2017.

23 The foregoing 183 computer-printed pages



1 contain a true and correct transcript of the  
2 proceedings held.

3 I further certify that I am neither of  
4 kin nor of counsel to the parties to said cause nor  
5 in any manner interested in the results thereof.

6 This 29th day of June 2017.

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Tracye Sadler Blackwell  
ACCR No. 294  
Expiration date: 9-30-2017  
Certified Court Reporter  
and Commissioner for the State  
of Alabama at Large

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