

MINUTES OF THE  
 FOREVER WILD BOARD MEETING  
 Lurleen B. Wallace Community College  
 Wendell Mitchell Conference Center  
 750 Greenville By-Pass  
 Greenville, Alabama  
 November 4, 2021  
 10:00 a.m.

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 Transcript of Proceedings  
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PROCEEDINGS, taken before Stacey  
 L. Johnson, Certified Court Reporter and  
 Commissioner for the State of Alabama at  
 Large, at the Lurleen B. Wallace Community  
 College, Wendell Mitchell Conference  
 Center, 750 Greenville By-Pass,  
 Greenville, Alabama, on the 4th day of  
 November, 2021, commencing at 10:00 a.m.

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BOARD MEMBERS PRESENT:  
 Commissioner Chris Blankenship, Chairman  
 Mr. Raymond B. Jones, Jr.  
 Mr. James "Mickey" Childers  
 Mr. Reginald N. Holloway  
 Dr. Sean P. Powers  
 Dr. Salem Saloom  
 Mr. William "Bill" Satterfield  
 Dr. John Valentine  
 Mr. David Wright  
 Mr. Rick Oates  
 Dr. Heather Howell  
 Dr. A.M. "Jay" Neumann, Jr.

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CHAIRMAN BLANKENSHIP: Good morning.  
 I have ten o'clock time for us to start  
 our quarterly Forever Wild Board meeting.  
 I'm Chris Blankenship, Commissioner of the  
 Department of Conservation. It's good to  
 see everybody here this morning. Let me  
 do a quick roll call and make sure that we  
 have a quorum.

For the Record, I'm Chris  
 Blankenship, I'm present.

Mr. Childers?

MR. CHILDERS: Here.

CHAIRMAN BLANKENSHIP: Mr. Holloway?

MR. HOLLOWAY: Here.

CHAIRMAN BLANKENSHIP: Dr. Howell?

DR. HOWELL: Here.

CHAIRMAN BLANKENSHIP: Mr. Jones?

MR. JONES: Here.

CHAIRMAN BLANKENSHIP: Dr. Neumann?

DR. NEUMANN: Here.

CHAIRMAN BLANKENSHIP: Rick Oates?

MR. OATES: Here.

CHAIRMAN BLANKENSHIP: Dr. Powers?

DR. POWERS: Here.

CHAIRMAN BLANKENSHIP:

Mr. Satterfield?

MR. SATTERFIELD: Here.

CHAIRMAN BLANKENSHIP: Dr. Valentine?

DR. VALENTINE: Here.

CHAIRMAN BLANKENSHIP: Mr. Wright?

MR. WRIGHT: Here.

CHAIRMAN BLANKENSHIP: Dr. Saloom?

DR. SALOOM: Here.

CHAIRMAN BLANKENSHIP: Mr. Darnall?

Dr. McClintock? Dr. Simms?

(No present.)

CHAIRMAN BLANKENSHIP: We do have a  
 quorum. Thank you all for being here.

At this time, I would like to  
 recognize that we do have a new member of  
 the Forever Wild Board, Dr. Heather  
 Howell. And, Dr. Howell, would you take  
 just a moment and introduce yourself to  
 the Board and to the audience?

DR. HOWELL: Hello, y'all. I'm  
 Dr. Heather Howell. I work at Alabama A&M

1 University mainly on Fisheries and  
2 Wildlife projects, research, and  
3 education.

4 CHAIRMAN BLANKENSHIP: All right.  
5 Thank you. And do you live there in the  
6 Huntsville area?

7 DR. HOWELL: Oh, yeah. I've been -- I  
8 was born in Alabama. I've been a resident  
9 of Jackson County for over 30 years.

10 CHAIRMAN BLANKENSHIP: Well, good to  
11 have you on the Board.

12 I would also like to express my  
13 appreciation for Mayor McLendon for  
14 hosting us here in Greenville and  
15 providing refreshments and breakfast this  
16 morning. You know, it's a good way to  
17 keep us coming to Greenville is to feed  
18 us.

19 MAYOR MCLENDON: Absolutely.

20 CHAIRMAN BLANKENSHIP: All kidding  
21 aside, Greenville and the mayor have been  
22 great partners for the Department of  
23 Conservation and the Forever Wild program.

1 Thank you so much for your friendship and  
2 partnership on so many different things  
3 that we do --

4 MAYOR MCLENDON: Thank you.  
5 Appreciate y'all.

6 CHAIRMAN BLANKENSHIP: -- in the  
7 Department and for your forward leadership  
8 for your city here.

9 MAYOR MCLENDON: Thank you.

10 CHAIRMAN BLANKENSHIP: Always glad to  
11 be back in Greenville. And want to thank  
12 the Lurleen B. Wallace Community College  
13 for allowing us to use their facility  
14 here. It's a very nice place to meet. I  
15 think we have found us some new partners  
16 with the two-year college system to host  
17 meetings around the state as they have  
18 great facilities, and it's good for us I  
19 think to go to some of the different parts  
20 of the state that maybe we have not had an  
21 opportunity to meet in in several years.

22 I don't know of any other special  
23 guests here.

1 MAYOR MCLENDON: Commissioner, I just  
2 want to mention, Tracey is in the back  
3 with the Chamber of Commerce.

4 CHAIRMAN BLANKENSHIP: Please stand  
5 up, Mayor.

6 MAYOR MCLENDON: She's actually the  
7 one that does all the work. We just maybe  
8 mention it or something. We appreciate  
9 you being here. She does a great job.  
10 And everybody -- I've had several people  
11 to ask me where the biscuits come from.  
12 They're at the second exit at the Shell  
13 station. Please stop by and get some.  
14 That way, I get some tax revenue, so --  
15 but we appreciate it. We appreciate  
16 working with y'all. We're very excited  
17 about the property and the things that are  
18 going on, and we want to be part of it.  
19 And it's really great for us to have an  
20 agency like this that we work so well  
21 with. And the communication and you  
22 taking the time to come down instead of --  
23 I'm old school -- instead of emailing all

1 the time, we sit down and actually talk to  
2 one another and get to be friends, and  
3 it's working out well so we're excited  
4 about it. We appreciate everything you do  
5 and, Board members, we appreciate you, and  
6 let you know that Greenville, Alabama,  
7 wants to be a part of it.

8 Thank you.

9 CHAIRMAN BLANKENSHIP: Thank you,  
10 ma'am. Thank you so much for breakfast.  
11 It was delicious. I like stop at that  
12 Shell station too. It smells like  
13 barbecue in there every time. It makes  
14 you hungry every time you stop in there.

15 So now we'll move to the public  
16 comment portion of the meeting. We only  
17 have two speakers that have signed up so  
18 far this morning. If you would like to  
19 speak and you have not had the opportunity  
20 to fill out one of the green slips, if  
21 you'll just see Patti. That will be fine.

22 But we'll start with Mr. Charles  
23 Yeager. He wants to talk about the Turkey

1 Creek Nature Preserve. I don't have a tab  
2 for that one. It's just -- I think he's  
3 going to provide us something or talk  
4 about the preserve.

5 MR. YEAGER: Good morning. Thank you  
6 so much for having me. My name is Charles  
7 Yeager, and I have the honor of managing  
8 the Turkey Creek Nature Preserve. I've  
9 been there now for almost ten years. It's  
10 a Forever Wild tract.

11 In the past, I have made a point  
12 to try to visit you guys about once a year  
13 or so to provide an update, and I haven't  
14 done that in the last couple of year so I  
15 apologize for that. But I think it's  
16 really important to share some of the  
17 activities that are going on at the  
18 preserve and maybe some of the benefits  
19 that our partnership has provided to the  
20 community.

21 For those of you that are not  
22 familiar, the Turkey Creek Nature Preserve  
23 is located in Pinson, Alabama. It is a

1 466-acre tract that is part of the Forever  
2 Wild program. It is an incredibly popular  
3 spot for hiking. We have seven miles of  
4 hiking and biking trails. It has been  
5 rated as one of the top swimming holes in  
6 the state. It's actually -- the falls  
7 have been ranked as one of the top natural  
8 water slides in the country. We also have  
9 a lot of folks that come out for fishing  
10 and various other outdoor pursuits. We  
11 have about 130,000 folks that come out  
12 every year, which has steadily increased  
13 as people have become aware of the  
14 preserve. We are just north of  
15 Birmingham, and so there's quite a few  
16 folks nearby. And we have a lot of folks  
17 that come from really all over the state,  
18 people that travel from pretty far away to  
19 come visit the preserve.

20 This last year has been certainly  
21 quite a bit of a challenge for us. So I  
22 work for the Southern Environmental Center  
23 at Birmingham Southern College. We have

1 partnered with Forever Wild to provide  
2 on-site management of the preserve and  
3 environmental education programs. So as a  
4 nonprofit, we have quite a few challenges.  
5 We are not financially supported by  
6 Birmingham Southern. We do get some  
7 support from the City of Pinson, but we  
8 certainly have a lot of challenges. And a  
9 lot of our funding comes from fund-raising  
10 events and education programs. Of course,  
11 this last year, those were nonexistent.

12 This year those things are getting  
13 better. We have had about 1500 students  
14 come through our programs this year.  
15 We've had a number of workshops and other  
16 educational events.

17 One of the big new things at the  
18 preserve is we have added a new education  
19 facility. It's actually a pavilion, which  
20 I think is really kind of a little  
21 misleading. It's more than -- it's a lot  
22 more than a pavilion. It's an incredible  
23 structure. It holds about 120 folks. And

1 it is incredibly beautiful. We have  
2 restrooms and a lot of flexibility in how  
3 we can use that space for workshops or  
4 weddings or other events of that nature.  
5 And so it's already getting used quite a  
6 bit. It was about a million-dollar  
7 project, and we're real excited to be  
8 finished with that at this point earlier  
9 this year.

10 Now, one of the big challenges  
11 that we have is since we are a nonprofit  
12 and all of our money -- really all of our  
13 operational funds does come from fund-  
14 raising, we, you know, need as much  
15 support as we can. And I think that  
16 there's been a recent report that came out  
17 from the Alabama Innovation Commission  
18 that really highlights the need for more  
19 funding in our outdoor spaces, and I think  
20 that in the next ten years as  
21 reauthorization comes around, I hope that  
22 you guys as a Board will be thinking about  
23 how to continue to support these outdoor

1 spaces and what the future holds for  
2 making sure that our outdoor spaces are  
3 being funded and being able to provide the  
4 service to the community that we all want  
5 to provide.

6 Thank you.

7 CHAIRMAN BLANKENSHIP: Thank you.

8 Any questions?

9 I do have one question.

10 MR. YEAGER: Yes.

11 CHAIRMAN BLANKENSHIP: Did y'all see  
12 an uptick in the day users during COVID?

13 MR. YEAGER: Absolutely, absolutely.  
14 Yeah, of course. A lot of folks were  
15 trying to find an outlet and Turkey Creek  
16 became a very popular outlet, especially  
17 in the summertime.

18 CHAIRMAN BLANKENSHIP: Thank you, sir.

19 MR. YEAGER: Thank you, guys.

20 CHAIRMAN BLANKENSHIP: The next  
21 speaker will be Reba Hicks on the Natural  
22 Bridge Park. That is Tab 4b, page 21, 4b,  
23 page 21. Give everybody just a second to

1 find that. I think they're familiar with  
2 it.

3 MS. MCCURDY: And, Commissioner, I  
4 would also mention there is some copies of  
5 correspondence in Tab 5f that you will see  
6 attached to a memo. I just wanted to  
7 orient you to Tab 5f also.

8 CHAIRMAN BLANKENSHIP: Go ahead.

9 MS. HICKS: Thank you for allowing me  
10 to speak.

11 I just wanted to go over some of  
12 the correspondence that I've had with some  
13 of the people in the area about the  
14 Natural Bridge Park that Patti -- and she  
15 had mentioned to me that Mr. Blankenship  
16 and the Board had questions too.

17 First, I will say that  
18 Representative Estes had planned to be  
19 here. He telephoned me last night, and  
20 his session began this morning at the same  
21 time so he was unable to come. But he did  
22 want me to relay the message that  
23 yesterday in their session they did pass

1 the resolution to formally change the name  
2 or to rename the section of highway from  
3 Alabama 13 to the I-22 exit there the  
4 Natural Bridge Parkway, and there will be  
5 signage. And he felt like that would  
6 enhance people getting off the interstate  
7 and going into Natural Bridge Park. Which  
8 also, I want to elaborate a little bit on  
9 the letters that you have of reference of  
10 support from like the chairman of the  
11 commission, County Commissioner Roger  
12 Hayes, very supportive; Winston County  
13 Sheriff Horace Moore, very supportive; and  
14 of course, the mayor of Natural Bridge,  
15 supportive. And he did want me to  
16 elaborate -- he did tell me after the fact  
17 he had written a letter. There's been a  
18 little bit of discussion between Patti and  
19 myself that they didn't want to -- the  
20 Board and Forever Wild doesn't want to do  
21 anything detrimental to the town or the  
22 surrounding area. And the topic of the  
23 community center had come up that on the

1 site of the Natural Bridge Park had been  
2 used as a community center, but the town  
3 has purchased and built a new community  
4 center so that would not be a detriment to  
5 the town or the community people at all.

6 Verbal support, I've talked to  
7 several of the mayors from around the city  
8 of Haleyville. Mayor Ken Sunseri was very  
9 supportive that the park be purchased by  
10 the State or someone that would keep it  
11 open for tourism. The mayor of Lynn, Earl  
12 Gilbert. And I did speak with the  
13 district commissioner, County Commissioner  
14 David Coleman, and he did want to offer  
15 his support in any way possible, because  
16 Patti and I had discussed the fact that  
17 there may be -- it may become necessary to  
18 remove some of the structures that are  
19 there. That community center being one.  
20 And he would offer his support in that.  
21 And did go as far as to meet with Pace  
22 Industries, Mr. Bass, and they offered  
23 support also, any kind of removal that he

1 can do at a discounted rate if the State  
2 deemed necessary to do that.

3 And then one other thing to let  
4 you know, Patti did mention for me to make  
5 sure that in my speaking with the Denton  
6 family that they are aware that it is a  
7 policy that Forever Wild does not  
8 compensate for structures or income, and  
9 they are aware of that.

10 CHAIRMAN BLANKENSHIP: Any questions?  
11 Dr. Powers?

12 DR. POWERS: So I've been very  
13 supportive of thinking about this  
14 property. My wife and daughters and lots  
15 of friends that I know, even though we're  
16 in Mobile, we love going up there. My  
17 concern is still that if Forever Wild was  
18 to acquire this, the State Parks have not  
19 ranked this as one of their priorities in  
20 our priorities. So I worry that if  
21 Forever Wild buys it and there's no  
22 management of it, that we'll actually --  
23 that that property could be damaged,

1 vandalized, just because there's nobody  
2 keeping it up. And it strikes me the --  
3 what I was looking for more -- I  
4 appreciate the letters -- was for the  
5 community there to find some plan to help  
6 us decide how to manage that land and  
7 basically take over the management of the  
8 land. And I refer to the gentleman's  
9 presentation just before on the Turkey  
10 Creek Natural Preserve because that seems  
11 like a model that worked, that Forever  
12 Wild bought that property, but we're kind  
13 of assured that it will be kept in good  
14 shape and used by the public because they  
15 built the infrastructure around it. And  
16 to my knowledge, I mean, Forever Wild  
17 really doesn't do that, I mean, unless the  
18 State Parks are interested in managing  
19 that land. So that's my concern is if we  
20 acquired that property, we would actually  
21 do harm to it by removing any protection a  
22 private owner would have short of  
23 something like the Turkey Creek Nature

1 Preserve. So that's what I was looking  
2 for more is a plan stimulated by the local  
3 community and we would help that local  
4 community with acquiring the land if they  
5 had a plan to manage it.

6 MS. HICKS: That is an interest to  
7 Mayor Parrish, the mayor of Natural  
8 Bridge, and I'm sure, you know, possibly  
9 some of the other surrounding towns  
10 because they are interested in tourism and  
11 that does bring tourism around. I know  
12 Haleyville, for one, is looking for a  
13 new -- I mean, it's in the works. They  
14 don't have it yet -- but they would love  
15 to have a new hotel just to -- because of  
16 the tourism. I-22 is bringing, you know,  
17 a lot more -- we have new ball fields and  
18 stuff like that. But he did mention that  
19 that would be one thing.

20 Now, Mr. Parrish, the mayor of  
21 Natural Bridge, did mention that he would  
22 be interested in any way partnering if  
23 there -- you know, he was wondering, he

1 asked me -- which I guess I did not know  
2 and didn't relate to Patti -- if there was  
3 a way of them bringing in income, you  
4 know, hiring someone and partnering with  
5 it in that way. And when I talked to  
6 Patti, I think there may have been some  
7 discussion about how the income would be  
8 handled. So maybe a nonprofit.

9 CHAIRMAN BLANKENSHIP: Dr. Powers?

10 DR. POWERS: And those are things that  
11 I think that y'all can brainstorm with  
12 Patti on, you know, as far as whether we  
13 could charge -- keep the fee structures  
14 like they already have for a Forever Wild  
15 property for people to access or whether  
16 it has to be free access. I don't know  
17 those things. I'm still relatively new on  
18 the Board. But, again, what I would feel  
19 comfortable with is the community,  
20 whatever group, approaching us with the  
21 plan, along with the request to purchase  
22 this land, but maybe that's working with  
23 Patti or the State Parks or whatever the

1 Commissioner thinks is the best way. But  
 2 I don't know how you generate revenue to  
 3 operate that park. It sounds like the  
 4 preserve -- the Turkey Creek Preserve does  
 5 not charge. I don't know if that's  
 6 because that's their model or if there's  
 7 some prohibition on Forever Wild land,  
 8 so...

9 CHAIRMAN BLANKENSHIP: Any comments?

10 Thank you, ma'am.

11 Is there anybody else that wanted  
 12 to speak that didn't have the opportunity  
 13 to sign up?

14 Seeing no rush to the microphone,  
 15 we will move to recess to executive  
 16 session.

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

23 Is there a motion for the Board to

1 now recess to an executive session?

2 DR. NEUMANN: Motion.

3 CHAIRMAN BLANKENSHIP: Moved by

4 Dr. Neumann.

5 Is there a second?

6 MR. JONES: Second.

7 CHAIRMAN BLANKENSHIP: Seconded by

8 Mr. Jones.

9 As I call your name, please state  
 10 your position on this motion to recess.  
 11 Those in favor please say aye, and those  
 12 opposed indicate by saying no.

13 Chris Blankenship, yes.

14 Mr. Childers?

15 MR. CHILDERS: Aye.

16 CHAIRMAN BLANKENSHIP: Mr. Holloway?

17 MR. HOLLOWAY: Aye.

18 CHAIRMAN BLANKENSHIP: Dr. Howell?

19 DR. HOWELL: Aye.

20 CHAIRMAN BLANKENSHIP: Mr. Jones?

21 MR. JONES: Aye.

22 CHAIRMAN BLANKENSHIP: Dr. Neumann?

23 DR. NEUMANN: Aye.

1 CHAIRMAN BLANKENSHIP: Mr. Oates?

2 MR. OATES: Aye.

3 CHAIRMAN BLANKENSHIP: Dr. Powers?

4 DR. POWERS: Aye.

5 CHAIRMAN BLANKENSHIP:

6 Mr. Satterfield?

7 MR. SATTERFIELD: Aye.

8 CHAIRMAN BLANKENSHIP: Dr. Valentine?

9 DR. VALENTINE: Aye.

10 CHAIRMAN BLANKENSHIP: Mr. Wright?

11 MR. WRIGHT: Aye.

12 CHAIRMAN BLANKENSHIP: Dr. Saloom?

13 DR. SALOOM: Aye.

14 CHAIRMAN BLANKENSHIP: Thank you.

15 So we will now -- it is 10:19. We  
 16 will be in executive session for  
 17 approximately 20, 25 minutes, and we'll  
 18 return.

19 (Recess from 10:19 a.m. to  
 20 10:36 a.m.)

21 CHAIRMAN BLANKENSHIP: Welcome back.

22 We're now returning from executive  
 23 session. It is 10:36. We're back in our

1 regular Forever Wild Board meeting  
 2 session. I think we're now in Tab 5, the  
 3 program status report.

4 MS. MCCURDY: Tab 2, financial.

5 CHAIRMAN BLANKENSHIP: Agenda item  
 6 number 5, program status report.

7 Ms. McCurdy?

8 MS. MCCURDY: And so if you'll turn --  
 9 am I too loud? I feel like I'm -- y'all  
 10 okay?

11 MR. CHILDERS: Not for me.

12 CHAIRMAN BLANKENSHIP: I'd rather hear  
 13 you than not.

14 MS. MCCURDY: I'm not too sure I've  
 15 ever been told I'm too quiet, but do speak  
 16 up if I blast you out of the room.

17 All right. For the Board, we're  
 18 in Tab 2. Your green folder contains some  
 19 updated financial information, so you'll  
 20 see sort of a beige-colored 2a as we call  
 21 it. And so it's at this point in the  
 22 meeting that I run through for the Board  
 23 and the public's benefit the current

1 financial status of the program, the  
2 properties that are in closing process,  
3 therefore, we encumber the associated  
4 amount, and I try to tell you what your  
5 available balance is for further action on  
6 additional tracts.

7 So the current cash balance in the  
8 account is approximately 27.3 million. By  
9 the time that I subtract the current  
10 tracts we've been directed by the Board to  
11 close, and those include Oak Mountain  
12 State Park-Belcher Lake Addition;  
13 Cedar Creek SOA Addition, Dallas County,  
14 and obviously Oak Mountain was in  
15 Shelby County. We have the Coldwater  
16 Mountain-McVey Addition, Calhoun County;  
17 and the Red Hills-Parris Trust Addition,  
18 Monroe County, subtracting the encumbered  
19 amounts for those -- from the acquisition  
20 of those properties and also the  
21 15 percent of appraised value that is  
22 transferred into the Stewardship Account  
23 for each acquisition, taking all that into

1 account and subtracting that from the cash  
2 balance, you have an unencumbered balance  
3 of approximately 11 million. That  
4 11 million is within the capital spending  
5 authority per the state budgeting process,  
6 so we don't have to go into that  
7 discussion. We're okay there.

8 I do want to make a couple notes.  
9 You know, I do try in telling you the  
10 available unencumbered cash amount to  
11 account for any -- all the properties in  
12 closing. We have two right now that are  
13 somewhat on hold, so I wanted to back up  
14 and mention that just briefly.

15 The Coldwater Mountain-McVey  
16 Addition, you will see a Tab 5 memo,  
17 Tab 5i. The landowner -- to remind the  
18 Board with that as we approach closing of  
19 that tract, there was a quiet title action  
20 pending. It appears that action has been  
21 resolved successfully with the time for  
22 appeal having expired. However, the  
23 landowner has now notified us that they

1 are holding the tract as unavailable until  
2 well after November 1st is when they've  
3 informed us. They are looking further  
4 into their view of valuation of the  
5 property and have some questions about the  
6 appraised value from the program compared  
7 to the county tax assessments, which were  
8 higher for the property. We're continuing  
9 discussions with that landowner, but that  
10 one -- the future of that one, I'm  
11 uncertain of right now.

12 Also, the Red Hills-Parris Trust  
13 Addition, as the Board might recall, that  
14 one was delayed for a little while because  
15 of some additional action that was needed  
16 to clarify the signatory authority of the  
17 trust entity. That has been fully  
18 resolved, but in the interim, the  
19 landowners did proceed with the harvest of  
20 timber post the appraisal that we did on  
21 the property. We were not aware of that  
22 at the time. So we are going to need to  
23 revisit the appraised value of that tract

1 to give the Board an actual valuation, and  
2 we'll be coming back to the Board for  
3 further direction on that one. But the  
4 additional appraisal was -- work was  
5 necessary due to the change in value from  
6 the removal of timber. But I'm keeping  
7 those on there, because, again, I always  
8 try to give a conservative value until I  
9 know for sure that something is not  
10 happening.

11 The second page of 2a is -- gives  
12 a summary of the --

13 MR. SATTERFIELD: Patti?

14 MS. MCCURDY: Yes, sir?

15 MR. SATTERFIELD: Can we ask a  
16 question before you leave that?

17 MS. MCCURDY: Yes, sir, absolutely.

18 MR. SATTERFIELD: I noticed in the  
19 update from -- on -- that we have on  
20 Tab 5i in regard to that McVey Addition,  
21 there's some question about now whether or  
22 not the landowner is even going to want to  
23 go forward with this or whether it would

1 be declined. If that's the case, do we  
2 even need to proceed with consideration of  
3 reappraisal of the timber issue or --

4 MS. MCCURDY: The reappraisal is on  
5 the Red Hills-Parris Trust Tract.

6 MR. SATTERFIELD: I'm sorry.

7 MS. MCCURDY: The McVey Tract, there  
8 is a question. Parris Trust is interested  
9 in proceeding if we can all, again, reach  
10 consensus.

11 Dr. Valentine?

12 DR. VALENTINE: Just for clarification  
13 on available unencumbered balance, is that  
14 for the entirety of this year or will  
15 there be additional deposits this year?

16 MS. MCCURDY: I think they had trouble  
17 hearing. Dr. Valentine was asking on the  
18 unencumbered available balance if that was  
19 for the full year. And, no, sir, we will  
20 get additional deposits.

21 DR. VALENTINE: So it will go up?

22 MS. MCCURDY: It should go up, yes,  
23 sir.

1 CHAIRMAN BLANKENSHIP: Just for the  
2 Board's information, we get regular  
3 deposits four times a year, the  
4 3.75 million dollar generally four times a  
5 year on the -- in the first month of each  
6 quarter, just for your information moving  
7 forward. Now, we also have other deposits  
8 into the account throughout the year that  
9 go -- from car tags or other things, but  
10 those are the four major deposits.

11 DR. VALENTINE: I just couldn't tell  
12 if --

13 CHAIRMAN BLANKENSHIP: Sure, sure. So  
14 we should have another deposit of  
15 3.75 million before our meeting in  
16 February.

17 MS. MCCURDY: And so I wanted -- since  
18 we have crossed into a new fiscal year --  
19 the State fiscal year ended September  
20 30th -- I was going to run through the  
21 tracts that were either closed or declined  
22 in the prior fiscal year just very  
23 briefly. We've had a couple closings

1 already this fiscal year.

2 So for the prior fiscal year that  
3 ended September 30, 2021, the following  
4 actions on properties motion for closing  
5 by the Board are as follows: Cedar Creek  
6 SOA-Elm Bluff Addition, closed; Coldwater  
7 Mountain-Young Addition, declined; D'Olive  
8 Bay, closed; Joe Wheeler State Park-Page  
9 Branch Addition, declined; Little River  
10 State Forest Addition, closed; Mill Creek,  
11 declined; MTD-The Cutoff Tract, closed;  
12 Perdido WMA-McNeill Addition, closed; and  
13 Thigpen Hill Option A Phase I, closed.  
14 That was through the last fiscal year.

15 Moving into this new fiscal year  
16 that began October 1st, we've closed  
17 Coldwater Mountain-Carroll Addition and  
18 the Thigpen Hill Option A Phase II Tract.

19 If there are no questions, I'll  
20 move into the --

21 Oh, I'm sorry. Dr. Powers?

22 DR. POWERS: The declined ones, is  
23 that always on a price thing mor is there

1 various reasons for?

2 MS. MCCURDY: I believe those were  
3 more related to appraisal value. You  
4 know, the Board doesn't exceed appraised  
5 value. In the private sector, sometimes  
6 negotiations continue past that. We have  
7 not. But we have in the past on occasion  
8 had a landowner who simply decided they do  
9 not want to transfer the property. But  
10 these were, I believe, both value issues.  
11 But we've had just changed minds in the  
12 past also.

13 All right. If there are no  
14 additional questions -- and y'all please  
15 speak up if I don't see your hand go up --  
16 we'll be looking at Tab 2b. You have a  
17 Tab 2b in your packet, and then you have a  
18 Tab 2b in your green folder. The tab --  
19 if you'll at your green folder, you have  
20 one -- your beige-color Tab 2b gives you  
21 detail on the Stewardship Fund as of  
22 October 31st, and that reflects the  
23 accounting of our year end best of our

1 ability for the prior fiscal year.

2 The Board had authorized us to  
3 spend 1.5 million from the Stewardship  
4 Fund. Again, the accounting closeout  
5 period is not fully documented, but we  
6 believe we ended up spending just over  
7 1.26 million dollars and had a remaining  
8 available balance of about \$235,000, which  
9 is -- we were pleased in that we had  
10 allocated and planned well. We had  
11 enough. We also had a good year. We had  
12 some roads that ended up -- I say the  
13 paving fairy came and paved some roads we  
14 didn't expect to have paved by -- in one  
15 area. So it was some other money that we  
16 were able to leverage with our Wildlife  
17 section as well as some other funding that  
18 helped. So we were pleased to have a  
19 little bit left over and pleased we didn't  
20 need it.

21 Looking at the --

22 MR. CHILDERS: Patti?

23 MS. MCCURDY: Yes, sir?

1 MR. CHILDERS: Does the 235,287 carry  
2 forward, or does that go in investments?

3 MS. MCCURDY: It remains in the  
4 Stewardship account. The Board has  
5 authorized for the current fiscal year  
6 another 1.5 million, but it does not  
7 increase the statutory spending authority  
8 of the 1.5 automatically.

9 MR. CHILDERS: Okay.

10 MS. MCCURDY: So looking at so far the  
11 updated information we have for me to give  
12 you as to this fiscal year, the  
13 1.5 million that the Board authorized in  
14 spending -- obviously, we're not much into  
15 this fiscal year -- so far, we've spent  
16 about \$22,000. You'll also see the  
17 information that is provided by our  
18 treasurer's office in Tab 4 -- excuse me.  
19 Not Tab 4 -- 2c. We've been provided  
20 information as to the value net assets of  
21 the Stewardship account as of September  
22 30, 2020. As you may recall, that was  
23 just over 42 million net assets.

1 September 30, 2021, is just over  
2 48 million.

3 If there are no additional  
4 questions on those financials, I'll move  
5 to Tab 3a in the Appraised Nominations  
6 report. So I want to detail the  
7 properties that we've received back from  
8 our appraisals, final appraisal reports,  
9 that are properties the Board motioned for  
10 appraisals on or we otherwise have  
11 available to the Board for action at this  
12 meeting, if the Board elects.

13 We have in hand the Bon Secour  
14 River Wetlands Addition, Baldwin County;  
15 D'Olive Bay Addition, Baldwin County.  
16 We're still working on the D'Olive  
17 Bay-Barnhill Addition, Baldwin County. We  
18 have Hollins WMA Addition 2020,  
19 Clay County; and Perdido WMA-Snowden  
20 Branch Addition, Baldwin County. We also  
21 have appraisals for the Styx River  
22 Wetlands nomination reflecting both the  
23 original nomination and then reduction in

1 acreage and proposed amended nomination.  
2 Taking all of that into account, you are  
3 approaching 5 million in -- excuse me -- 6  
4 million in cost associated with  
5 acquisitions of appraised nominations.

6 Are there any questions from the  
7 Board on the appraised nominations?

8 All right. We'll now move into  
9 the grant status update, and that would  
10 be -- if you'll turn again turn to Tab 5,  
11 it will be Tab 5a, memo 5a.

12 For the benefit of the public, the  
13 Board and previous Boards encourages staff  
14 to continue efforts to identify both grant  
15 opportunities and potential leveraging  
16 opportunities. The staff does so in  
17 pursuit of nominations that fit the  
18 categories of various grant programs. It  
19 does not obligate the Board to take  
20 action, but it is an opportunity to  
21 evaluate various nominations in light of  
22 the reduced purchase cost provided by  
23 either grant funds or leveraging funds.

1 So I'm going to run through the  
2 properties, the tracts, that relate to  
3 grant funding, and, again, please speak up  
4 if you have a question in case I don't see  
5 your hand.

6 We have one nomination that has  
7 previously been approved for acquisition  
8 that benefited from a partnership with our  
9 Wildlife & Freshwater Fisheries Division,  
10 Chuck Sykes' division, and the Pittman-  
11 Robertson funding. There was a 75 --  
12 approximate 75/25 partnership on the Cedar  
13 Creek SOA Addition. That property is in  
14 closing.

15 The currently appraised  
16 nominations that have grant awards include  
17 the D'Olive Bay Addition. That property  
18 has an award under the National Coastal  
19 Wetlands Conservation Grant program. That  
20 particular grant would fund approximately  
21 52 percent of the tract -- appraised value  
22 of that tract. That deadline is September  
23 30, 2022, to have that property fully

1 closed if the Board is interested in  
2 pursuing that opportunity.

3 We also have the Styx River  
4 Wetlands property that is also a benefit  
5 of a Coastal Wetlands Conservation Grant.  
6 We believe that award would equal  
7 approximately 68 percent of that  
8 acquisition. The grant deadline is the  
9 same on that one, September 30, 2022. And  
10 that National Coastal Wetlands  
11 Conservation Grant program is one that we  
12 have utilized previously on some other  
13 properties, and we continue to evaluate  
14 properties and keep an eye on that grant  
15 cycle to keep those opportunities  
16 available to the Board. If the Board --

17 Styx River Wetlands, again, I  
18 mentioned we have two Department-obtained  
19 appraisals representing the original  
20 nomination and a proposed amended  
21 nomination on that. If the Board did want  
22 to move forward, we would need to adopt  
23 the appraisal. We're also going to have

1 to get confirmation on the grant and then  
2 the federal authority. But those are  
3 available to the Board.

4 We also have an appraised  
5 nomination that has a pending grant  
6 application -- we have not heard back  
7 yet -- and that is Bon-Secour River  
8 Wetland Addition. We are hoping to get  
9 word back on that in January so that we  
10 would have final word on that award by the  
11 February meaning, but there's no exact  
12 guarantee on that date.

13 We have a couple of leveraging  
14 opportunities with Wildlife, but I'm going  
15 to pause there. I think, Commissioner,  
16 you wanted to add some information  
17 connected with grants and why we pursue  
18 grants in greater vision of some of the  
19 grant work that we do.

20 CHAIRMAN BLANKENSHIP: Thank you.

21 I do apologize for missing the  
22 last Board meeting. I would much rather  
23 have been with you than not. It was very

1 difficult to sit there and not be here. I  
2 was trying to text and I figure I would  
3 keep up with what was happening at the  
4 meeting.

5 So I did promise at the last  
6 meeting that I would provide an update or  
7 give a little bit more information to the  
8 Board on Department activities in the  
9 Perdido River corridor and the projects  
10 that we were pursuing in the area. So I  
11 provided each of you a crude  
12 representation of some of the work that we  
13 have going on in the area, and I'll go  
14 through that just to talk about different  
15 funding opportunities and acquisitions  
16 that we have done or are in the process of  
17 closing along the Perdido corridor, and I  
18 think that it will make the Styx River  
19 piece -- see how it fits into the overall  
20 goals of the Department just for  
21 information to make sure you have a full  
22 picture.

23 If you look at the very top of the

1 document, the map, it has the Perdido  
 2 Wildlife Management Area. That's about  
 3 17,000 acres of property that's joint  
 4 State Lands, Forever Wild, and other  
 5 property that's part of that Wildlife  
 6 Management Area. That's in the -- kind of  
 7 in the northern part of Perry County. If  
 8 you look at the very bottom of the map  
 9 where it has Forever Wild WMA, that is the  
 10 Lillian Swamp Forever Wild property and  
 11 wildlife management that's at the mouth of  
 12 the Perdido River where it empties out  
 13 into Perdido Bay. So those are two large  
 14 blocks that we already own and manage in  
 15 the Department of Conservation. The goal  
 16 for the Department is to try and link  
 17 those two large areas together so that we  
 18 will have a huge wildlife corridor all  
 19 along most all of the Perdido River.

20 We've been very successful at  
 21 obtaining funding from multiple sources to  
 22 do acquisitions in that corridor. We  
 23 actually have eight different funding

1 sources that I'll go over shortly that  
 2 we've been able to cobble together to  
 3 acquire property or the process of  
 4 acquiring property.

5 So if you go up from the bottom  
 6 where the Forever Wild WMA Lillian Swamp  
 7 property is, there's a purple block that's  
 8 there. That's a mitigation bank. Wetland  
 9 Solutions and DOT have a mitigation bank  
 10 there. We have NOT acquired that, but  
 11 that is already set aside for -- not to be  
 12 developed.

13 The next piece that has the red  
 14 around it, that's the Forever Wild  
 15 National Fish & Wildlife Foundation  
 16 Blackwater South property. If you'll  
 17 recall, that was a project that the Board  
 18 funded in 2019. Forever Wild Land Trust  
 19 provided some of the funding, and the  
 20 National Fish & Wildlife Foundation  
 21 provided the majority of the other  
 22 funding. It's about 2400 acres in that  
 23 block. That's closed now and is being

1 managed by the Department, open for  
 2 hunting beginning this year.

3 The property just above that, the  
 4 Blackwater North property, it has a GOMESA  
 5 2020. That was funding from the Gulf of  
 6 Mexico Energy Security Act that comes to  
 7 the state. The governor provided funds to  
 8 purchase that 1300 acres there with GOMESA  
 9 funds.

10 As you move up, the Wetlands  
 11 Grant, where it says Wetlands Grant 2021,  
 12 that is the Styx River nomination. That  
 13 is just right there just south of  
 14 Highway 90. Just above Highway 90 -- it  
 15 goes from Highway 90 to I-10 -- there is  
 16 a -- it says Federal Restore. Those are  
 17 funds that -- I serve as the governor's  
 18 designee to the Federal Restore Council  
 19 for the Deep Water Horizon oil spill.  
 20 That was a project that has been funded by  
 21 Federal Restore, and that property, we  
 22 have a purchase agreement in place and  
 23 that is in the process of closing about

1 2600 acres along that corridor that will  
 2 be hopefully closed before the end of this  
 3 year or right after the first of next  
 4 year.

5 And then the area just above I-10  
 6 where you see those two areas that say  
 7 NRDA funding approval, that is two parcels  
 8 of property that have been approved  
 9 through the Natural Resource Damage  
 10 Assessment Restoration Plan process. The  
 11 funding for that has been approved, and we  
 12 are in negotiations with the landowner to  
 13 acquire those properties.

14 So I would say looking at the map  
 15 you can see that as the Department's  
 16 vision has worked over the last two years,  
 17 we've been very successful at trying to  
 18 cobble together funding and acquisition  
 19 opportunities to put together what would  
 20 be really a spectacular stretch of  
 21 undeveloped property along the Perdido  
 22 River almost from the headwaters all the  
 23 way to Perdido Bay.

1 So I just wanted to share that  
2 with you as a -- information for the Board  
3 so that you can see how -- I thought it  
4 was important -- in talking with Patti, I  
5 think it was important for the Board to be  
6 able to see how the projects that are  
7 approved here at the Forever Wild Board,  
8 how we can leverage those with other funds  
9 to complete a vision of really a larger  
10 opportunity for us to make positive  
11 impacts on coastal Alabama or Alabama in  
12 general.

13 So the funding sources that we've  
14 used -- it's eight funding sources, which  
15 I think this is pretty amazing when you  
16 look at how we've been able to -- our  
17 staff and the -- all of the opportunities  
18 that they look for as you've asked them to  
19 do to find grant opportunities, as they've  
20 looked and found funding sources to put  
21 this acquisition together. We've used  
22 funds from Forever Wild, from Federal  
23 Restore, from GOMESA, from the National

1 Fish & Wildlife Foundation, from the  
2 Natural Resource Damage Assessment, we  
3 have some State funds invested there,  
4 wetlands grants that we've discussed with  
5 the Styx River, and then also private  
6 funds, working with the Nature Conservancy  
7 on some of the earlier acquisitions in  
8 that Lillian Swamp property and in the  
9 Perdido WMA and others, other partners  
10 that we've had there. So that's a lot.

11 I'm glad to answer any questions.

12 DR. VALENTINE: Mr. Commissioner, just  
13 so I'm understanding, you're talking about  
14 the Styx River Wetlands property on 2 or  
15 3a? Is that what you're saying is missing  
16 from this corridor?

17 CHAIRMAN BLANKENSHIP: Yes, sir, that  
18 would be the -- where it has wetlands  
19 grant on my map, that is the Styx River  
20 property.

21 DR. VALENTINE: So my second question  
22 is it says that you've had an appraisal  
23 obtained from the Department of

1 Conservation. Will that substitute for  
2 Forever Wild's appraisal?

3 CHAIRMAN BLANKENSHIP: For the first  
4 appraisal. If the Board -- we'll get the  
5 Board to assess that.

6 MS. MCCURDY: And if the Board elects  
7 to do that, there is language in the 5a  
8 memo that -- the Board has done it from  
9 time to time. We've from time to time  
10 benefited from -- you know, appraisals  
11 from other sources also that meet our --  
12 that are performed by our appraisers and  
13 have been reviewed by our staff in advance  
14 of the Board meeting.

15 DR. VALENTINE: So effectively, this  
16 would substitute for us recommending a  
17 first appraisal, or would we have to word  
18 it such that this was accepted as a first  
19 appraisal?

20 MS. MCCURDY: That you're adopting the  
21 appraisal. And we can -- I can work -- if  
22 the Board chooses to do that, I can help  
23 you with that during the general

1 discussion section. We'll get it worded.  
2 And on any motion, you know, I'll be happy  
3 to work with Board members to try to get  
4 it in the Record to reflect the action you  
5 want taken.

6 CHAIRMAN BLANKENSHIP: Sean?

7 DR. POWERS: Chris, just first,  
8 congratulations to you and your staff.  
9 This is a heck of a project, and it  
10 required obviously a lot of vision and a  
11 lot of work.

12 My only question is so the two  
13 extremes are labeled WMA. Is the whole  
14 area going to be managed as a WMA or just  
15 those two?

16 CHAIRMAN BLANKENSHIP: Very good  
17 question. These are going to be multi-use  
18 properties. There'll be wildlife  
19 management areas for hunting. There will  
20 also -- we have a canoe trail that goes  
21 down the Perdido River. You know, the  
22 vision for the Department is that we would  
23 create some shelters all along that -- the

1 Perdido River to create -- to enhance that  
2 canoe trail that goes all the way through  
3 the Perdido River. There's a hiking  
4 trail, both on the Perdido WMA and the  
5 northern part. We'd like to expand that  
6 and connect that all the way through  
7 there. So these are going to be multi-use  
8 outdoor recreational opportunities that  
9 would include hunting.

10 DR. POWERS: Hunting throughout the  
11 whole, or you don't know, you have to look  
12 at user conflicts and things like that?

13 CHAIRMAN BLANKENSHIP: I would say it  
14 would be allowed throughout the whole, but  
15 there may be some areas that we don't  
16 allow hunting because if it's right along  
17 the canoe trail or some of the shelters,  
18 we'll have to -- we'll work through that  
19 as a department.

20 MR. JONES: Mr. Chairman, there's this  
21 kind of semi hole in the middle. What's  
22 the plan for that?

23 CHAIRMAN BLANKENSHIP: Sure. That's

1 the town of Seminole and they won't sell.  
2 Thank you. I neglected that. I  
3 apologize. I've already asked them. They  
4 were not interested.

5 MS. MCCURDY: Not received favorably  
6 by the town.

7 CHAIRMAN BLANKENSHIP: Mr. Wright?

8 MR. WRIGHT: All right. I'm not good  
9 on geography, but Perdido River is the  
10 border between Alabama and Florida?

11 CHAIRMAN BLANKENSHIP: Yes, sir.

12 MR. WRIGHT: So can you enlighten us a  
13 little bit? Is Florida doing something on  
14 their side?

15 CHAIRMAN BLANKENSHIP: Sure.  
16 Florida -- very good question. I don't  
17 have the map that had what Florida's done,  
18 but they've also set aside -- worked with  
19 the Nature Conservancy. There's a lot of  
20 property on the Florida side, and so  
21 between the two states really working  
22 together, it will create a great corridor  
23 on both sides where it's protected all the

1 way down through there with some  
2 exceptions.

3 DR. SALOOM: Is some of that Florida  
4 property part of RMS's proposed  
5 200,000 acres?

6 CHAIRMAN BLANKENSHIP: I don't know if  
7 it goes all the way down to the river, but  
8 it is in that general area. It's in the  
9 Perdido watershed.

10 DR. VALENTINE: Why don't you explain  
11 for everybody the NEP management of that  
12 area? There's the Pensacola version and  
13 the (inaudible).

14 MR. SATTERFIELD: I couldn't hear  
15 that.

16 CHAIRMAN BLANKENSHIP: Dr. Valentine  
17 asked about the national estuary program.  
18 There's also a new program in the  
19 Pensacola-Perdido Bay. It's not a  
20 national estuary program. It's just an  
21 estuary program because it has not been  
22 recognized by congress yet as a national  
23 estuary program. But both of the

1 entities, we are working on an MOU between  
2 the two on how we will work together to  
3 manage and do other work in this corridor.

4 And one thing I didn't mention,  
5 provide detail, but one of the other  
6 projects that was approved by the Federal  
7 Restore Council was a Perdido management  
8 plan, about 1 and a half million dollars  
9 for us as a state to be able to take all  
10 of this along Perdido in that Perdido  
11 watershed and do some restoration work and  
12 put together a long-term management plan  
13 for that. So I just wanted to share that  
14 with you because this is one of the things  
15 that I'm most proud of.

16 And in our department, we have  
17 both the State Lands, Wildlife &  
18 Freshwater Fisheries, and our Deep Water  
19 Horizon staff and talking with Greg Lien  
20 in State Parks on -- so really a lot of --  
21 and the Marine Resources Division also,  
22 all four of the divisions in the  
23 department as well as the Deep Water

1 Horizon section have all worked together  
2 to implement this, and we will manage it  
3 cooperatively as a department.

4 So I appreciate the opportunity to  
5 take a little bit of time just to share  
6 this work because I think it's important  
7 for you to see that the acquisitions that  
8 you've made both in the WMA previously and  
9 in the Lillian Swamp WMA as well as that  
10 Blackwater property, how it fits into the  
11 big picture of the management for the  
12 Department.

13 Thank you for letting me take that  
14 time.

15 MS. MCCURDY: Thank you, Commissioner.

16 I would -- we'll now move into  
17 what we call the leveraging opportunities,  
18 which the one we have available for  
19 discussion right now, actually two  
20 opportunities that -- and Chuck Sykes  
21 could not be here today, but Keith Gauldin  
22 with the Wildlife & Freshwater Fisheries  
23 Division -- I asked Keith to come up and

1 give you a little information on those to  
2 get you oriented. The two  
3 opportunities -- and one arose after we  
4 mailed out the packet and I didn't know  
5 until late yesterday, so I want to get  
6 you -- let you know what he'll be talking  
7 about.

8 There's been an offer of  
9 approximate 75/25 Pittman-Robertson based  
10 partnership in relation to the Cahaba  
11 WMA-Falling Rock Addition. That is the  
12 request by the landowner for a ten-year  
13 lease. We're going to be -- I'm going to  
14 give you the 4b page number so you'll have  
15 that. When Keith is talking with you,  
16 that's 4b, page 9, with the Cahaba  
17 WMA-Falling Rock Addition. There's also a  
18 Tab 5 memo with some additional  
19 information, Tab 5g, that relates back to  
20 discussions from our last meeting.

21 The second PR leveraging  
22 opportunity that's been offered by the  
23 Wildlife Division relates to Portland

1 Landing SOA-Donald Addition. That is  
2 another short list nomination. The page  
3 number for that is 4b, page 27. Again,  
4 Portland Landing SOA-Donald Addition, 4b,  
5 page 27. That would be the standard fee  
6 simple acquisition 75/25 with the deeds  
7 being held proportionally to acreage  
8 valuation by Forever Wild and Wildlife.  
9 But I'm going to ask Keith to come up and,  
10 one, give you some additional information  
11 and be available for questions from the  
12 Board on those two offers of PRM.

13 MR. GAULDIN: Thank you. Good  
14 morning. Thanks for the continued  
15 partnership we've had, and I think we have  
16 a really good model going for us utilizing  
17 our 75 percent Pittman-Robertson funds  
18 matched those 25 percent Forever Wild  
19 funds. We'd like to continue that model  
20 in future acquisitions as well.

21 And I don't see the mayor. I  
22 think he's already left, but I just wanted  
23 to extend our gratitude to him. You know,

1 with the Thigpen Hill Tract that we closed  
2 on in September and October sort of under  
3 the gun to try to get to that ready for  
4 hunting season, and he and his staff  
5 really worked with us and supported us.  
6 And, frankly, it would have been a little  
7 bit hard to do without his support, so we  
8 really appreciate his cooperation and  
9 support of the program. I couldn't ask  
10 for a better partner than what he's  
11 provided.

12 Typically in the past we've looked  
13 at land acquisitions, and this time we're  
14 talking about leasing land. In the past  
15 we've lost Boyd Wildlife Management  
16 area -- it was 18,000 acres -- in 2015.  
17 2016, we lost Scotch, and that was 19,000  
18 acres. That's in southwest Alabama. And  
19 we're talking about the Falling Rock  
20 Addition or the Falling Rock Tract WMA and  
21 Cahaba River Wildlife Management Area  
22 right now. That's 2300 acres.

23 Our only other significant lease

1 portion that we have in our WMA system is  
 2 Sam Martin Murphy. We're looking at -- in  
 3 talking with those landowners, there's the  
 4 Sam Murphy family. They own about 95  
 5 percent of that WMA. The Ogden family  
 6 owns a little bit less, probably -- well,  
 7 a lot less actually, probably a thousand  
 8 acres of a 16,000-acre WMA. So we'd like  
 9 to talk with them to explore some lease  
 10 opportunities with those as well. And  
 11 that really, really accentuates the need  
 12 for this type of partnership to lease  
 13 those lands. And we're not looking at  
 14 trying to find new lands to lease to  
 15 incorporate for our WMA system. We're  
 16 just simply trying to keep what we have.  
 17 We have RETs and TMOs and private  
 18 landowners that have to answer to  
 19 shareholders, they have to answer to  
 20 family members. Those original family  
 21 members have had kids. Those kids have  
 22 had kids. So they have to have some type  
 23 of revenue stream off these properties.

1 I'd be wanting to have the same thing if  
 2 it was my property. And instead of the  
 3 acquisition, we're asking for support from  
 4 Forever Wild on the 25 percent/75 percent  
 5 model doing a lease of this tract, and  
 6 hopefully do the same with Sam Murphy in  
 7 the future as well.

8 Any questions?

9 CHAIRMAN BLANKENSHIP: Mr. Jones?

10 MR. JONES: Keith, would this -- do we  
 11 know the cost? Do we have to get an  
 12 appraisal on that?

13 MR. GAULDIN: We have those costs  
 14 already. We've actually utilized the  
 15 lease values as State match for our PR  
 16 opportunities to get a match to those as  
 17 well.

18 MS. MCCURDY: But I think  
 19 programmatically I mean, I don't have any  
 20 appraisal work that Wildlife might have  
 21 right now, but we would need to obtain --  
 22 under our usual process. I mean, for the  
 23 Forever Wild side of things, we would --

1 MR. JONES: So we could adopt the  
 2 appraisals that they have?

3 MS. MCCURDY: Yeah. We would have to  
 4 review them and there would be a little  
 5 bit of a process, but, yes, that would be  
 6 an option available to the Board.

7 CHAIRMAN BLANKENSHIP: Mr. Wright?

8 MR. WRIGHT: I'm looking at the map,  
 9 and see these are in -- these properties  
 10 that are in question are sort of polka  
 11 dotted in the WMA system.

12 MR. GAULDIN: Yes, sir.

13 MR. WRIGHT: If you do not get a lease  
 14 on them, is that going to cause a lot of  
 15 problems?

16 MR. GAULDIN: Yes, sir.

17 MR. WRIGHT: After so many years?

18 MR. GAULDIN: Yes, sir. A lot of  
 19 property lines that we have to redo are --

20 MR. WRIGHT: How would you do that? I  
 21 mean, would you go in there and mark the  
 22 property line around these areas? And  
 23 what about hunting season for this year

1 since it's right on top of us?

2 MR. GAULDIN: Well, we have this year  
 3 secured.

4 MR. WRIGHT: You've got this year  
 5 secured, so we're really talking about  
 6 next year and --

7 MR. GAULDIN: Right.

8 MR. WRIGHT: And also is this a  
 9 corporate land management company working  
 10 for a corporate land ownership company?

11 MR. GAULDIN: Well, this tract is  
 12 owned by Hancock.

13 MR. WRIGHT: And they're doing the  
 14 management themselves?

15 MR. GAULDIN: Timber management, yes,  
 16 sir.

17 CHAIRMAN BLANKENSHIP: Mr. Jones?

18 MR. JONES: Sorry. I'm going to go  
 19 back to the appraisal. You said you had  
 20 those costs. Just to get an idea -- I  
 21 know that still has to be approved and  
 22 looked at by our staff -- but what -- I  
 23 mean, what kind of dollar figure are we

1 talking about?

2 MR. GAULDIN: We tried to work with  
3 them to do a ten-year option on this lease  
4 and the total acre -- I mean the total  
5 value would be just about \$200,000. That  
6 would be -- if we did the ten year, all  
7 lump sum, it would be just about 50,000  
8 for Forever Wild and 150- for Wildlife &  
9 Freshwater Fisheries.

10 CHAIRMAN BLANKENSHIP: Dr. Powers?

11 DR. POWERS: Why did y'all decide ten  
12 years? Because that's all they're willing  
13 to do? Because obviously, my comfort --  
14 the longer we could lock this up, the more  
15 comfortable I would be with entertaining  
16 an option like that. So how did y'all  
17 wind up with ten years?

18 CHAIRMAN BLANKENSHIP: Just for the  
19 Record, Doug Deaton with Wildlife &  
20 Freshwater Fisheries.

21 MR. GAULDIN: So Doug's been  
22 discussing this.

23 CHAIRMAN BLANKENSHIP: Doug?

1 MR. DEATON: So these lease agreements  
2 have been annual agreements, so we enter  
3 into an agreement year. One thing we've  
4 had is we didn't want to entertain a lease  
5 unless they would commit to a term for us,  
6 and that was the term that we were willing  
7 to commit to for ten years, not to pull  
8 any land out of the lease agreement for  
9 that ten-year period, and then reevaluate  
10 after that time. So that's where the  
11 ten-years came into fruition.

12 DR. POWERS: So you could counter with  
13 a longer term lease if y'all -- you say is  
14 ten -- I guess I'm asking more of a  
15 question. Maybe y'all haven't talked  
16 about it with Chuck. I mean, I would  
17 assume the longer the better for y'all.

18 MR. DEATON: Yeah, I agree.

19 MR. GAULDIN: And if there's some  
20 concerns about precedent setting here  
21 about leasing land, the other corporate  
22 landowners that we have within our WMA  
23 system -- we have about 15,000 acres owned

1 by other TMOs and RETs that are in that  
2 WMA system. That consists of seven  
3 different landowners, so it's not a whole  
4 lot left after we take the 16,000 acres of  
5 Sam Murphy that we -- we're looking at how  
6 to do that, and this 2400-acre tract here  
7 in Cahaba River Wildlife Management Area.

8 MR. CHILDERS: So the ten-year lease  
9 is not a statute. That's something that's  
10 negotiable, right?

11 CHAIRMAN BLANKENSHIP: He asked was  
12 the -- the ten-year lease is not set in  
13 stone, it is something that is still  
14 negotiable with the landowner.

15 MR. CHILDERS: It's not in statute,  
16 it's --

17 MR. GAULDIN: No, sir.

18 MR. CHILDERS: -- it's negotiable?  
19 The 50-, 150-, is that for both  
20 properties, or is that for one property?  
21 You said the share is 50- and 150-.

22 MR. GAULDIN: Just for the Cahaba  
23 River for a ten-year lease total, it would

1 be 197-. That's both Wildlife &  
2 Freshwater Fisheries and Forever Wild  
3 together.

4 CHAIRMAN BLANKENSHIP: Mr. Wright?

5 MR. WRIGHT: This lease payment is a  
6 one lump sum at the beginning?

7 MR. GAULDIN: It can be however we  
8 develop it.

9 MS. MCCURDY: Yeah. As to that  
10 question, it could be either. I think if  
11 you do the pay up front or you pay it  
12 annually, then it will just be a carried  
13 obligation, you know, for the Board. I  
14 don't think there's a, you know, problem  
15 going either direction.

16 I will say to the Board the one  
17 aspect that I believe we're both going to  
18 have to confirm with the federal  
19 authorities and then it's going to be some  
20 follow-up from the Forever Wild side is  
21 what that lease looks like if we're able  
22 to just have a 75/25 valuation split or if  
23 because of Forever Wild's need to tie

1 their expenditures to land interest if  
 2 we're going to have to designate possibly  
 3 by tax parcel number or something which  
 4 parcels are Forever Wild leased. And  
 5 there's some additional details to work  
 6 through to get the transaction across the  
 7 finish line, but it is going to require  
 8 some detail work. And if the Board wants  
 9 to pursue it, we will engage in that, but  
 10 we wanted to get the Board's, you know,  
 11 interest, and if that's something you  
 12 would be wanting to proceed with, we can  
 13 work out the paperwork details. But it's  
 14 an allowable transaction, and a lease  
 15 transaction is allowable if the Board  
 16 wants to proceed with it.

17 CHAIRMAN BLANKENSHIP: Dr. Saloom?

18 DR. SALOOM: I'm trying to get my head  
 19 around this a little bit. There's been a  
 20 lot of discussion. So we've got these --  
 21 this 2,387 acres that are owned by another  
 22 corporation, and we've got -- Forever Wild  
 23 has got the larger acreage of the WMA.

1 How much usage is that WMA being used, and  
 2 also is the proposed rental leasing  
 3 properties on the 12 parcels, is that  
 4 being leased to hunting clubs now  
 5 separately or to -- as individuals or to  
 6 one individual? Or do we know that  
 7 information? And how much is this -- can  
 8 change if we spend the money to make these  
 9 leases as part of that WMA?

10 MR. GAULDIN: That tract right now is  
 11 within the WMA.

12 DR. SALOOM: I'm sorry?

13 MR. GAULDIN: The tract is right now  
 14 at the current time it's within the WMA.  
 15 It's not leased out to --

16 MS. MCCURDY: It's voluntary -- it's  
 17 being -- it's part of a voluntary  
 18 participation program as I call it. Keith  
 19 may have a better word. But the company  
 20 is currently allowing it to be used at no  
 21 cost.

22 MR. GAULDIN: Yeah. Let me back up on  
 23 that. So all of the leased lands that

1 we've had incorporated within our WMA  
 2 system throughout the years has had no  
 3 consideration whatsoever. It was just out  
 4 of the goodness of their hearts basically  
 5 letting us -- allow us to use it for local  
 6 communities to have public hunting, have a  
 7 place to go hunting. So this is the first  
 8 time we've actually put money down leasing  
 9 land for the incorporation of that land  
 10 into our WMA system.

11 MR. WRIGHT: What do you think's going  
 12 to happen --

13 MS. MCCURDY: Please speak into the  
 14 microphone.

15 CHAIRMAN BLANKENSHIP: And let's let  
 16 Dr. Saloom finish.

17 DR. SALOOM: So we're going to pay a  
 18 lease to put -- for public hunting, and  
 19 it's already being given to public hunting  
 20 without money being put aside?

21 MR. GAULDIN: Right now it is. We'll  
 22 lose it next year if we don't take action  
 23 in providing consideration.

1 DR. SALOOM: So what happens if we  
 2 lose that?

3 MR. GAULDIN: It will be a lot of  
 4 little holes in our existing WMA for  
 5 those -- it's not --

6 DR. SALOOM: Holes on the edges for  
 7 the most part?

8 MR. GAULDIN: Sir?

9 DR. SALOOM: Holes on the edges for  
 10 the most part?

11 MR. GAULDIN: It's within the interior  
 12 too.

13 DR. SALOOM: Yeah. Okay.

14 CHAIRMAN BLANKENSHIP: Mr. Wright?

15 MR. WRIGHT: What do you think the  
 16 options are going to be to John Hancock if  
 17 we do not lease it?

18 MR. GAULDIN: They'll probably lease  
 19 it to a private individual.

20 MR. WRIGHT: So we'll have private  
 21 individual in amongst the --

22 MR. GAULDIN: (Nods head.)

23 MR. WRIGHT: I don't like leasing

1 land, but it seems like it would be a  
2 ten-year Band-Aid at least to keep the WMA  
3 intact.

4 MR. GAULDIN: Yeah, we think so. Like  
5 I said before, we're not looking to try to  
6 reach out to new lands and lease those,  
7 incorporate those into our WMA. We're  
8 just trying to stop the bleeding  
9 basically.

10 MR. WRIGHT: And I did some figuring  
11 here on the figures you just gave us, the  
12 monetary figures. It looks like it's  
13 about what's happening in the area.

14 MR. GAULDIN: Yeah, there are  
15 appraised values for those per acre leased  
16 land.

17 CHAIRMAN BLANKENSHIP:  
18 Mr. Satterfield?

19 MR. SATTERFIELD: Two quick questions.  
20 One of the pieces of property that appears  
21 on the map is an isolated piece down in  
22 the southeast area, southeast of the WMA.  
23 Do you know how much acreage is in that

1 property, and how would you manage that  
2 totally isolated from the rest of the  
3 tract?

4 MR. GAULDIN: Yeah, when you lease a  
5 tract like this that has a particular land  
6 owner, sometimes you're going to have a  
7 little out piece like that. You'll just  
8 have signage in some small piece and  
9 some -- got to look -- a guy looks at the  
10 map closely will be able to hunt that and  
11 maybe somebody else won't see it. But  
12 that's just part of having acquisition of  
13 a certain landowner. Sometimes there's an  
14 out piece like that.

15 MS. MCCURDY: Can I provide some  
16 updated information that Doug just gave  
17 me. Mr. Satterfield, are you asking about  
18 the red square that shows up in the legend  
19 information or the wording at the top of  
20 the maps down here?

21 MR. SATTERFIELD: Yes, yes.

22 MS. MCCURDY: Doug Deaton just  
23 informed me that -- I apologize. I didn't

1 know -- that the -- that's been dropped  
2 from the nomination, so that would no  
3 longer be included as a request from the  
4 landowner to be subject of the lease. So  
5 that little square has been dropped from  
6 the request.

7 MR. SATTERFIELD: So that will change  
8 the acreage?

9 MS. MCCURDY: Yes, sir.

10 MR. SATTERFIELD: Do we know how much?

11 MR. DEATON: I believe it's 80 acres.

12 MR. SATTERFIELD: Eighty acres. And  
13 my second question really sort of relates  
14 to what we've been talking about before  
15 about how this lease is going to be  
16 structured. And I think Patti alluded to  
17 the fact that because you guys are wanting  
18 to use Pittman-Robertson funds, those  
19 funds are available for only a specific  
20 period of time as I understand, correct,  
21 out of a pot of money?

22 MR. GAULDIN: (Nods head.)

23 MR. SATTERFIELD: Which would seem to

1 me that in order to lock in a lease like  
2 you're wanting to do for a ten-year period  
3 or longer, we're going to need to have a  
4 lease that augers toward paying the  
5 proceeds up front to be able to lock in  
6 the assuredness of the Pittman-Robertson  
7 funds rather than the paying the leases on  
8 an annual basis. Is that my  
9 understanding, Patti, of how this will  
10 need to work when you're working out the  
11 details?

12 MS. MCCURDY: I personally think that  
13 is a better course of action to go ahead  
14 and tie that down. I think that Wildlife  
15 would expect to have at least that -- more  
16 than that amount available each year, but  
17 we could go ahead and take care of that  
18 and the Board wouldn't have to carry it  
19 and they wouldn't have to carry it. I  
20 would think that's a better option. I was  
21 just saying that legally we could -- I  
22 don't think it's required, but I think  
23 that would be the more prudent option.

1 MR. SATTERFIELD: But otherwise, we'd  
2 have to be hoping that we can go back and  
3 get more Pittman-Robertson funds each year  
4 for the next ten years, which is really  
5 sort of pig in a poke.

6 MR. GAULDIN: It will be a lot easier  
7 to be one lump sum.

8 MR. SATTERFIELD: I have -- go ahead.

9 CHAIRMAN BLANKENSHIP: This is two  
10 questions. I thought you were done, but  
11 three. Yes, sir, go ahead.

12 MR. SATTERFIELD: My third question is  
13 since he's offered this property up as a  
14 lease, did we have any discussions about  
15 purchase instead? Because if we could go  
16 back with a counteroffer that Forever Wild  
17 prefers to buy fee simple to buy the land  
18 as opposed to a lease, would they be  
19 willing to accept that as an idea and  
20 nominate the land for a purchase as  
21 opposed to it just a temporary lease  
22 period?

23 MR. GAULDIN: Doug, did you have those

1 discussions?

2 MR. DEATON: At this time, I don't  
3 think they have an interest in selling it.  
4 It's part of their long-term sale  
5 structure. They have to hold it for so  
6 long before they can sell off the way  
7 their RET is established. That's my  
8 understanding.

9 MR. GAULDIN: A lot of the WMA in that  
10 area is under recreational lease. I don't  
11 believe we own the fee simple title in  
12 that area for the land, surrounding  
13 properties.

14 MS. MCCURDY: The Forever Wild acreage  
15 represented is subject of a long-term  
16 recreational lease. I have to double  
17 check the number of years left, probably  
18 70. It's a long time. But the  
19 surrounding Forever Wild acreage is part  
20 of that -- one of the two long-term  
21 recreational leases the program has done.  
22 It's discussed in the Tab 5 memo.

23 MR. SATTERFIELD: But this particular

1 acreage is not in that 99-year lease.

2 This is in the voluntary separate lease?

3 MS. MCCURDY: Yeah, it is not, but it  
4 would be a fee simple acquisition in the  
5 middle of an otherwise long-term  
6 recreational lease and be a fee simple  
7 holding inside of a non-fee simple holding  
8 if it was purchased.

9 CHAIRMAN BLANKENSHIP: Thank you.

10 Dr. Powers?

11 DR. POWERS: So this is what I asked  
12 Chuck last time he presented this was so  
13 you said there's probably only about seven  
14 landowner companies or whatever that  
15 provided this opportunity to you. Do you  
16 have sense if we enter into a lease  
17 agreement with these are these other  
18 landowners just going to say why shouldn't  
19 we get money and...

20 MR. GAULDIN: I would anticipate that,  
21 yes.

22 CHAIRMAN BLANKENSHIP: All right.

23 MR. SATTERFIELD: Chris?

1 CHAIRMAN BLANKENSHIP:

2 Mr. Satterfield?

3 MR. SATTERFIELD: One of the concerns  
4 raised by one of the members, I think it  
5 was Dr. Powers last week, about -- our  
6 last meeting was are we -- if we do this,  
7 are we setting -- are we sort of opening  
8 Pandora's box for other landowners wanting  
9 to do the same thing in the future to set  
10 up the same kind of process, which I  
11 couldn't blame them if they were.

12 MR. GAULDIN: Right, right.

13 MR. SATTERFIELD: So aside from this  
14 particular WMA, do we have other WMAs  
15 across the state that are going to be in  
16 the same posture where we have landowners  
17 who have signed voluntary leases on an  
18 annual basis or whatever where if they see  
19 this happening here, they're going to want  
20 to perhaps consider asking us to do the  
21 same thing in other WMAs? Do we have that  
22 situation across the state?

23 MR. GAULDIN: The remaining leased

1 land what we have on our WMA system, it's  
 2 around 15,000 acres remaining outside the  
 3 Sam Murphy and Cahaba River Wildlife  
 4 Management Area. That acreage you have  
 5 mentioned that is remaining, that's seven  
 6 different landowners. So that's the  
 7 extent that it will come to be 15,000  
 8 acres and then that's it, so there  
 9 wouldn't be any additional landowners that  
 10 we utilize leased land for our WMA system.

11 CHAIRMAN BLANKENSHIP: Mr. Childers?

12 MR. CHILDERS: So 15,000 acres, what's  
 13 the lease arrangements on those? What are  
 14 they costing?

15 MR. GAULDIN: Nothing.

16 MR. CHILDERS: Nothing. So they're  
 17 voluntary.

18 MR. GAULDIN: Yeah. And that goodness  
 19 of the heart statement that I made, we  
 20 also provide maintenance of roads,  
 21 postings boundaries, and --

22 MR. CHILDERS: So you've got some cost  
 23 involved, but you don't pay a lease

1 amount?

2 MR. GAULDIN: That's correct.

3 MR. CHILDERS: So this is the first  
 4 time, right?

5 MR. GAULDIN: It's just in-kind  
 6 services, yes, sir.

7 MR. CHILDERS: You're asking for a  
 8 first time?

9 MR. GAULDIN: Yes, sir.

10 MR. CHILDERS: Thank you.

11 CHAIRMAN BLANKENSHIP: Thank you,  
 12 Keith.

13 I think the next is the nomination  
 14 short list update; is that -- you're going  
 15 to do the short list?

16 MS. MCCURDY: Yes, sir.

17 CHAIRMAN BLANKENSHIP: I think that's  
 18 next.

19 MS. MCCURDY: Board members, if you  
 20 will turn to Tab 4. Y'all give me just  
 21 one minute to get my paper back together  
 22 here.

23 All right. If you'll turn to

1 Tab 4b specifically, I'm going to run  
 2 through the tracts that have received  
 3 willing seller letters returned, have been  
 4 scored by staff in the four categories of  
 5 the State Park, Wildlife Management Area,  
 6 General Recreation, and Nature Preserve.  
 7 And for each district for each of those  
 8 four categories, the properties scoring in  
 9 the top 3 roll on to what we call our  
 10 short list, and those properties are  
 11 available for first appraisal by the  
 12 Board. And I'm going to run through those  
 13 briefly. I will -- again, please speak  
 14 up. I probably will not see your hand, so  
 15 please just speak up if you have a  
 16 question.

17 We have Autauga WMA-Hart Addition  
 18 in Autauga County; Briar Lake, Baldwin  
 19 County; Butler Foster --

20 MR. SATTERFIELD: Excuse me.

21 MS. MCCURDY: Yes, sir?

22 MR. SATTERFIELD: Mr. Chairman?

23 CHAIRMAN BLANKENSHIP: Yes, sir.

1 MR. SATTERFIELD: Has this Briar Lake  
 2 property been on the list before and then  
 3 rotated off because it didn't have any  
 4 action for five meetings under the Board's  
 5 new policy?

6 MS. MCCURDY: Yes, sir. And the  
 7 landowner is still interested in the Board  
 8 considering it, so it is still an active  
 9 nomination that rolled back on.

10 MR. SATTERFIELD: So we do not have a  
 11 policy as a Board at this point for once  
 12 something rotates off because of inaction  
 13 after five meetings having to wait a  
 14 period of time before it could be --  
 15 appear back on the potential nomination  
 16 list again?

17 MS. MCCURDY: We do not have a  
 18 specific amount of time that was stated as  
 19 a hold or a bar.

20 MR. SATTERFIELD: I'm sorry?

21 MS. MCCURDY: You are correct. There  
 22 is not a specific time that operates as a  
 23 bar to coming back on the list or a

1 prohibition of ever coming back on the  
2 list, either one.

3 CHAIRMAN BLANKENSHIP: But this was  
4 renominated?

5 MS. MCCURDY: Yes.

6 CHAIRMAN BLANKENSHIP: It didn't just  
7 come back on because --

8 MS. MCCURDY: It's come back on.

9 CHAIRMAN BLANKENSHIP: The landowner  
10 renominated it after we had rolled -- it  
11 had rolled off.

12 MR. SATTERFIELD: But there is a  
13 process from the time that the landowner  
14 nominates it for it to appear on this  
15 list, right? Because we have a lot of  
16 other nominated properties that for  
17 whatever reason have never appeared on the  
18 list.

19 MS. MCCURDY: Yes. It depends on  
20 their score, and it would have had a  
21 higher score than something else.

22 To also explain for the Board, you  
23 will see in the listing that sometimes a

1 certain category in a certain district may  
2 have no properties, it may only have one  
3 property, it may have only two properties.  
4 So a property that might not achieve an  
5 exceedingly high score can still be  
6 available to the Board through the short  
7 list. If the Board would like to take  
8 action to direct the staff to treat  
9 nominations that roll off in another  
10 manner, we can certainly bring that up and  
11 you can make a motion in general  
12 discussion if you'd like to make a  
13 proposal.

14 MR. SATTERFIELD: Well, sort of  
15 hearkening back to the discussion we had  
16 when we set the policy to rotate off after  
17 a certain number of times, we did that at  
18 least in some consideration of the fact of  
19 not having to look at those meeting after  
20 meeting after meeting after meeting when  
21 nothing was happening to them and they  
22 were not going to proceed to go forward.  
23 It seems to me that if we want to be

1 consistent with that and not have to look  
2 at these properties being brought back up  
3 again, it might be prudent for the Board  
4 to consider a policy that would establish,  
5 say, a minimum period of time -- X number  
6 of years -- before it could be back on the  
7 short list again, and that's what I would  
8 like to see if any of the Board members  
9 might have an interest in discussing that  
10 as a policy.

11 MR. WRIGHT: I would like to see us  
12 discuss that but wait until we are in  
13 general discussion.

14 MS. MCCURDY: Okay. Move on through  
15 the short list. Then we'll return to that  
16 in general discussion. Would that be  
17 okay, Mr. Satterfield?

18 MR. SATTERFIELD: Yes.

19 MS. MCCURDY: Okay. I'll make a note.  
20 If I forget, please remind me, and I'll  
21 bring that back up.

22 MR. SATTERFIELD: Thank you.

23 MS. MCCURDY: Again, the next property

1 was the Butler Foster Praytor Mountains in  
2 Jefferson County; Cahaba WMA-Falling Rock  
3 Addition, Bibb and Shelby Counties;  
4 Coldwater Mountain-Robertson Addition,  
5 Calhoun County; Freedom Hills WMA-Boddie  
6 Addition, Colbert County; Lowndes  
7 WMA-Fuzzell Addition, Lowndes County;  
8 Martin Slough Tract, Hale County; Minamac  
9 Wildflower Bog, Baldwin County; Natural  
10 Bridge Park, Winston County; Oak Mountain  
11 State Park-Odess Addition, Shelby County;  
12 Persimmon Knob, Morgan County.

13 MR. CHILDERS: Patti, I'd like to come  
14 back in general discussion to that one.

15 MS. MCCURDY: Yes, sir. Please remind  
16 me. Thank you, Mr. Childers.

17 Portland Landing SOA-Donald  
18 Addition; Saginaw Swamp, Shelby County;  
19 Sipsey River Swamp-Brownville Addition,  
20 Tuscaloosa and Fayette Counties.

21 I do want to take a minute to  
22 update the Board on this one. You know,  
23 this had been subject of an ongoing

1 evaluation jointly between State Lands  
 2 staff and Wildlife & Freshwater Fisheries  
 3 staff. We were taking a serious look at  
 4 it due to the interest in hunting in the  
 5 area of this nomination and the  
 6 opportunities we were hopeful it would  
 7 provide. We really just this week have  
 8 come to the conclusion that we are having  
 9 difficulty establishing access to some of  
 10 it to make these parcels useful. We were  
 11 taking a parcel-by-parcel look at this,  
 12 and so I just wanted to -- happy to talk  
 13 further with any Board member, but I  
 14 wanted -- while we had been hopeful to  
 15 take advantage of this opportunity, we're  
 16 now less optimistic that we can secure the  
 17 type of access that would be needed on  
 18 that nomination.

19 Styx River Wetlands, Baldwin  
 20 County, have both amended nomination and  
 21 then followed by the original nomination  
 22 with the difference in the southern tract  
 23 acreage. Walls of Jericho-Woodall

1 Addition, Jackson County; Weeks Bay  
 2 Reserve-Marney Addition, Baldwin County.  
 3 We are -- I'll mention on that tract I did  
 4 not include that in the grant status as we  
 5 are -- we think we have identified a  
 6 potential grant program that we can make a  
 7 submittal to through NOAA, one of their  
 8 programs available to our Weeks Bay  
 9 National Estuary Reserve, but that cycle  
 10 of applications has not opened yet; and so  
 11 that is a potential future opportunity but  
 12 very tentative at this time, so I did not  
 13 include it in the grant status memo.

14 Any questions on any of those  
 15 short list nominations the Board wants to  
 16 discuss prior to general discussion?

17 CHAIRMAN BLANKENSHIP: All right.  
 18 Seeing none, let's move into the next  
 19 agenda item on general discussion from the  
 20 Board members.

21 Mr. Childers, you had a question  
 22 about a particular parcel.

23 MR. CHILDERS: This particular --

1 MS. MCCURDY: And let me -- again, the  
 2 Persimmon Knob --

3 MR. CHILDERS: Persimmon Knob,  
 4 Morgan County, that --

5 MS. MCCURDY: And that's Tab 4b,  
 6 page 25.

7 MR. CHILDERS: I'm familiar with that  
 8 piece of property. It's a stand-alone.  
 9 We do not have -- we being Forever Wild --  
 10 does not have any contiguous property with  
 11 that. It also has a significant number of  
 12 acres of pastureland and row crop land on  
 13 it. So I just wanted to bring that to the  
 14 attention of the Board.

15 CHAIRMAN BLANKENSHIP: All right.  
 16 Thank you, sir.

17 DR. POWERS: Chris?

18 CHAIRMAN BLANKENSHIP: Dr. Powers?

19 DR. POWERS: So now we make motions,  
 20 right?

21 CHAIRMAN BLANKENSHIP: Yes, sir. This  
 22 is a good time of the meeting for that if  
 23 you have one.

1 DR. POWERS: I move for a second  
 2 appraisal on the D'Olive Bay Addition.

3 DR. SALOOM: I second that.

4 CHAIRMAN BLANKENSHIP: So that's  
 5 D'Olive Bay on Tab 3a. Dr. Powers made  
 6 the motion.

7 MS. MCCURDY: For second appraisal and  
 8 to proceed with purchase of that one?

9 DR. POWERS: Yes, ma'am. Sorry.

10 CHAIRMAN BLANKENSHIP: Dr. Powers made  
 11 the motion. Dr. Saloom's made a motion  
 12 for the second appraisal and move to  
 13 purchase the D'Olive Bay Addition in  
 14 Baldwin County.

15 Any discussion on that?

16 All those in favor say aye.

17 Any opposed?

18 None opposed. The motion carries.

19 DR. VALENTINE: Commissioner?

20 CHAIRMAN BLANKENSHIP: Yes, sir,  
 21 Dr. Valentine?

22 DR. VALENTINE: I want to move toward  
 23 a nomination -- Styx River Wetlands

1 proposed amended nomination that we have  
2 that we have done the appraisal on. You  
3 feel that fills an important gap in the  
4 connectivity of managing this watershed,  
5 which is made a priority in your  
6 department; is that correct?

7 CHAIRMAN BLANKENSHIP: I do think it  
8 is a good parcel and would allow us a good  
9 spot for access right there adjacent to  
10 Highway 90.

11 DR. VALENTINE: In science, we talk  
12 heavily about connectivity within an eco  
13 system and not breaking up and creating  
14 barriers that affect biological diversity.  
15 So for that reason, Patti, and  
16 Commissioner, I'd like to move first that  
17 we accept the proposed amendment and  
18 nomination that this appraisal that you  
19 had as first appraisal.

20 MS. MCCURDY: Dr. Valentine, if you  
21 would -- I think I'll help you out because  
22 I told you I would. In the Tab 5a memo,  
23 there's a -- on the last page for the

1 proposed amended nomination, I want to be  
2 sure that is the desire of the Board. But  
3 there is some proposed language there that  
4 incorporate both the adoption of the  
5 current appraisal.

6 DR. VALENTINE: I can read it verbatim  
7 if that would help.

8 MS. MCCURDY: Yes, sir, as long as it  
9 reflects your desired action, yes, sir.

10 DR. VALENTINE: I'm confident it will.  
11 I make a motion for the Board to adopt the  
12 appraisal obtained by DCNR as a first  
13 appraisal with Forever Wild and the cost  
14 of the appraisal and for the staff to  
15 proceed with second appraisal and purchase  
16 of the Styx River Wetlands proposed  
17 amended nomination contingent upon the  
18 amendment of the National Coastal Wetlands  
19 Conservation Grant.

20 CHAIRMAN BLANKENSHIP: Do I hear a  
21 second?

22 DR. NEUMANN: Second.

23 CHAIRMAN BLANKENSHIP: Seconded by

1 Dr. Neumann.

2 Any other discussion on that? Any  
3 questions?

4 Mr. Satterfield?

5 MR. SATTERFIELD: Chris, I have one  
6 quick question. On the map it shows a  
7 parcel right along Highway 90 that's not  
8 included in that purchase. Is that  
9 something that you-all have already  
10 purchased that appears in purple on your  
11 map that you provided to us before?

12 CHAIRMAN BLANKENSHIP: It is the  
13 right-of-way, Highway 90 DOT right-of-way.

14 MR. SATTERFIELD: So we don't have to  
15 worry about that.

16 CHAIRMAN BLANKENSHIP: Yes, sir.

17 MR. SATTERFIELD: Okay. Thank you.

18 CHAIRMAN BLANKENSHIP: Any other  
19 questions, discussion?

20 All those in favor of moving  
21 forward on the amended nomination for  
22 Styx River as read by Dr. Valentine,  
23 please say aye.

1 Any opposed?

2 None opposed. The motion carries.

3 Mr. Jones?

4 MR. JONES: Mr. Chairman, I would like  
5 to move that the Hollins WMA Addition 2020  
6 be moved to second appraisal with move to  
7 purchase.

8 CHAIRMAN BLANKENSHIP: The motion is  
9 for the Hollins WMA. Is there a second?

10 MR. SATTERFIELD: Second.

11 CHAIRMAN BLANKENSHIP:

12 Mr. Satterfield, seconded by

13 Mr. Satterfield. Motion by Mr. Jones.

14 That is for the Hollins WMA Addition 2020,  
15 the 1,838 acres. That is for a second  
16 appraisal and move to purchase. Is there  
17 any discussion or questions on that?

18 Seeing none, all those in favor  
19 say aye.

20 Any opposed?

21 None opposed. The motion carries.

22 Mr. Wright?

23 MR. WRIGHT: I'd like to move for

1 first appraisal on the Coldwater Mountain-  
2 Robertson Addition, those 43 acres. And  
3 if you notice on the map, we own all four  
4 sides now. I think we need to do that to  
5 complete that Coldwater complex.

6 CHAIRMAN BLANKENSHIP: All right.  
7 First appraisal on the Coldwater Mountain-  
8 Robertson Addition. Is there a second?

9 MR. OATES: Second.

10 CHAIRMAN BLANKENSHIP: Who was that?  
11 I'm sorry.

12 MR. OATES: Me, Rick.

13 CHAIRMAN BLANKENSHIP: Mr. Oates.  
14 Mr. Oates seconded that. Any discussion?  
15 All those in favor say aye.

16 Any opposed?

17 None opposed. The motion carries.

18 MR. SATTERFIELD: Mr. Chairman?

19 CHAIRMAN BLANKENSHIP:  
20 Mr. Satterfield?

21 MR. SATTERFIELD: I make a nomination  
22 that the Freedom Hills WMA-Boddie  
23 Addition, 149 acres, which is contingent

1 to an existing WMA, be moved to first  
2 appraisal.

3 CHAIRMAN BLANKENSHIP: All right.

4 DR. VALENTINE: I'll second that  
5 motion.

6 CHAIRMAN BLANKENSHIP: Seconded by  
7 Dr. Valentine. That is for a first  
8 appraisal on the Freedom Hills WMA-Boddie  
9 Addition, 149 acres. Any discussion?

10 All those in favor say aye.

11 Any opposed?

12 None opposed. Motion carries.

13 Any other nominations or motions  
14 on any other property?

15 All right. Any other discussion?

16 MS. MCCURDY: Did Mr. Satterfield and  
17 Dr. Saloom --

18 CHAIRMAN BLANKENSHIP: Go ahead,  
19 Dr. Saloom.

20 DR. SALOOM: Patti, this is regarding  
21 the Redhill Parris Tract Addition  
22 regarding the appraisal. Would it be  
23 appropriate if we asked you-all to discuss

1 the second appraisal, that next appraisal  
2 that has to be added since timber has been  
3 cut to ask the landowner to pay for that  
4 appraisal?

5 MS. MCCURDY: So the Board could hear,  
6 Dr. Saloom is asking if the staff could  
7 reach out to the owners on the Red  
8 Hills-Parris Trust Addition regarding the  
9 expense the program would incur on the  
10 updated appraisal resulting from the  
11 timber harvest, approach them regarding  
12 them bearing the cost as they were the  
13 ones that cut the timber.

14 DR. SALOOM: Correct.

15 MS. MCCURDY: And I think -- I'm happy  
16 to have discussion by the Board on that so  
17 staff can do that and report back to the  
18 Board at the February meeting. If there's  
19 no objection from a Board member or  
20 opposition from a Board member, I'll just  
21 take that as a staff directive. We'll do  
22 that and report back in February.

23 CHAIRMAN BLANKENSHIP: Mr. Jones?

1 MR. JONES: I don't know if this needs  
2 to be a motion or staff directive, but I  
3 think we do need to look at the Cahaba  
4 WMA-Falling Rock and see -- does this need  
5 to be a motion, Patti, or does this need  
6 to be just a directive?

7 CHAIRMAN BLANKENSHIP: To do what?

8 MR. JONES: I guess to look at --  
9 review the appraisals that Wildlife &  
10 Freshwater Fisheries has and then report  
11 back to us at the February meeting. Does  
12 this work for us?

13 MS. MCCURDY: And -- no, as long as  
14 there's Board interest on us -- it is  
15 going to take some time to get through  
16 those details, so that is some staff time.  
17 But I think what you're asking us to do is  
18 to bring you back a proposal that you  
19 could motion on if the Board wanted to  
20 take the action to proceed. I will  
21 include in that we'll look -- I'll get the  
22 appraisals from Wildlife and we will do  
23 similar to Styx, if we review them and see

1 that we can utilize those and you can  
 2 have -- adopt and proceed with a lease  
 3 transaction similar to possibly. But let  
 4 us package that in a way that we can bring  
 5 the Board a motion. If you do want to  
 6 proceed, we can, but I would say if there  
 7 are any other questions by the Board on  
 8 that transaction, go ahead and mention  
 9 them now so that I can work through that  
 10 with Wildlife.

11 Mr. Childers?

12 MR. CHILDERS: We're addressing the  
 13 lease?

14 MS. MCCURDY: Yes, sir, the ten-year  
 15 lease question on --

16 MR. CHILDERS: Okay. I've got you. I  
 17 just couldn't hear.

18 MS. MCCURDY: Yes, sir. I'm sorry.  
 19 Cahaba WMA-Falling Rock that Keith spoke  
 20 on. If the Board does have some interest  
 21 in proceeding with that type of potential  
 22 ten-year lease transaction, we will get  
 23 together and bring the Board a package for

1 potential motion at the February meeting.  
 2 Then y'all can tweak it if you'd like.

3 DR. POWERS: Patti?

4 MS. MCCURDY: Yes, Dr. Power?

5 DR. POWERS: Can we also in your  
 6 discussion with the landowners see what we  
 7 can do about additional years? So I know  
 8 you said a ten-year lease, but it will be  
 9 nice to know if it is, in fact, only a  
 10 ten year that we're talking about or  
 11 there's potential room for longer.

12 MS. MCCURDY: We'll certainly  
 13 reinquire. I know that they initially had  
 14 limited it to ten, but we will bring back  
 15 the Board's concern on that topic and see  
 16 if we can get another -- any years added  
 17 to that proposal.

18 MR. OATES: I should probably know the  
 19 answer to this, but have we ever leased --  
 20 Forever Wild, has it ever leased property  
 21 before?

22 MS. MCCURDY: The only -- we have  
 23 twice in the past, two long-term

1 recreational leases. One was a 94 year --  
 2 the one related to this one was a 94-year  
 3 lease entered in 2009, I believe, so I  
 4 think there are, you know, 83 -- I'm not  
 5 -- my math skills aren't great.

6 MR. OATES: That was a Forever Wild  
 7 lease?

8 MS. MCCURDY: That was a Forever Wild  
 9 lease, a long-term recreational. The  
 10 other lease is -- that is the only leasing  
 11 that Forever Wild has done.

12 Any additional thoughts on that?  
 13 If not, we'll package something for Board  
 14 review for February.

15 CHAIRMAN BLANKENSHIP: All right.  
 16 Thank you.

17 Mr. Satterfield, I think you  
 18 wanted to talk about -- we said we could  
 19 come back to renominations and how to  
 20 handle those and discuss that now here in  
 21 general discussion. You have the floor.

22 MR. SATTERFIELD: I guess I was  
 23 waiting -- I guess I was waiting for Patti

1 to bring up Tab 5a.

2 MS. MCCURDY: Oh, I just -- if this is  
 3 our last item, let's go ahead into this  
 4 and we'll do it in conjunction. If no one  
 5 has anything else for general discussion,  
 6 this will lead us into Tab 5b. So is  
 7 everybody -- anybody else anything?

8 Okay. Great. Go ahead,  
 9 Mr. Satterfield. And I will say if the  
 10 Board will turn to Tab 5b, and that will  
 11 be part of this discussion.

12 MR. SATTERFIELD: Really in  
 13 conjunction with the actions that we've  
 14 been taking under Tab 5b where these  
 15 nominations rotate off after five  
 16 consecutive meetings in which no action  
 17 was taken, and I guess I would like to  
 18 propose for consideration a proposed  
 19 policy for the Board to take under  
 20 discussion or advisement that once a  
 21 property rotates -- nomination rotates off  
 22 in that policy, that we wait a period of  
 23 time before it would be eligible to come

1 back onto the short list. And I would --  
 2 I guess for sake of anything else, I would  
 3 suggest a period of two years as a  
 4 minimum, and if other people have other  
 5 ideas -- I just want to introduce the  
 6 discussion so we can talk about a policy.

7 CHAIRMAN BLANKENSHIP: Mr. Jones?

8 MR. JONES: Just a thought. Another  
 9 way to do that was we could actually --  
 10 excuse me -- we could actually vote to  
 11 allow that to come back on or not, rather  
 12 than giving a time frame. For instance,  
 13 the property you mentioned, we could  
 14 either say, okay, Patti, this was -- we  
 15 didn't deal with this the last time, we  
 16 don't want to deal with it again, so make  
 17 it roll off immediately and not have to  
 18 wait. That way, we still have the  
 19 opportunity to look at the property again  
 20 if it's renominated but -- rather than  
 21 waiting a specific period of time. That's  
 22 just another idea.

23 MR. SATTERFIELD: That's another

1 option. Sure.

2 MS. MCCURDY: And to be sure I  
 3 understand, you say we would alert the  
 4 Board, designate a new short list  
 5 nomination appearance as a repeat  
 6 appearance. Would you want to vote on the  
 7 front end of that to allow it to come back  
 8 in, or after you see it roll back on, are  
 9 you saying then vote to take it back off?

10 MR. JONES: I think like in this  
 11 situation if it's rolled back on, we see  
 12 it today, and if the Board chooses to vote  
 13 to take -- remove that particular tract,  
 14 they do that once they see it roll back  
 15 on.

16 MS. MCCURDY: And then that could be a  
 17 standard item on this same Tab 5b memo.  
 18 We'll just have another action that we  
 19 routinely -- there may be no action at a  
 20 meeting, but that we will -- in case it's  
 21 missed by the Board along the way, we'll  
 22 be sure and catch it with the Tab 5b memo.  
 23 And then the Board would vote whether to

1 immediately take it off or allow it to  
 2 remain. Is that --

3 MR. JONES: That's -- that's what --

4 MS. MCCURDY: -- your proposal? Okay.  
 5 I understand.

6 MR. SATTERFIELD: Well, to clarify it,  
 7 under that proposal the landowner still  
 8 has to renominate.

9 MR. JONES: Correct.

10 MS. MCCURDY: Right.

11 MR. SATTERFIELD: Staff can't just  
 12 automatically put it back on.

13 MS. MCCURDY: So what -- so to track  
 14 the course, it would be once -- once the  
 15 tract moved -- the nomination moves off,  
 16 then the landowner would have to  
 17 renominate, first step; second step, even  
 18 if they did it immediately and it came  
 19 back on, it would be identified by the  
 20 staff to the Board for action of whether  
 21 to vote to leave it on or take it back  
 22 off. Have I got the progression?

23 MR. JONES: Correct.

1 MR. CHILDERS: Patti?

2 MS. MCCURDY: Yes, sir, Mr. Childers?

3 MR. CHILDERS: In conjunction with  
 4 that, I'd like to see some specifics to  
 5 that property, how long was it on the list  
 6 prior to, and if any conditions have  
 7 changed that would allow it to come back  
 8 on. If it just comes back on status quo,  
 9 we -- I would like to know that, and I  
 10 think that would be interesting for the  
 11 Board to know that. Okay?

12 MS. MCCURDY: Yes, sir. That would  
 13 be -- we could make that part of that same  
 14 memo. We'll do the memo but add that  
 15 detail.

16 MR. CHILDERS: Exactly.

17 MS. MCCURDY: Yes, sir. Anything else  
 18 anybody would like to add to that step?

19 MR. OATES: Would it go back to the  
 20 scoring process again?

21 MS. MCCURDY: Yes. As a new  
 22 nomination, it would go back to the  
 23 scoring.

1 And I don't -- Commissioner, I  
2 don't believe that takes a motion. That's  
3 not an action to actually acquire a  
4 property. It's just a procedural step  
5 within our process, but I do want to be  
6 sure we have Board consensus and if  
7 anybody else wants to propose anything  
8 different than that.

9 Mr. Satterfield?

10 MR. SATTERFIELD: Well, I don't have a  
11 problem with Raymond's proposal. It just  
12 takes more action than what I was  
13 proposing, which means it just goes off  
14 and we don't have to deal with it for two  
15 more years. Otherwise, we have to keep  
16 looking at it again over and over and  
17 over. I was looking for some just simple  
18 process so we can focus on the nominations  
19 we really want to consider instead of  
20 spending time on potentially dead  
21 projects.

22 CHAIRMAN BLANKENSHIP: Would it be  
23 okay maybe if I proposed an idea maybe

1 that meshes those two things, that if one  
2 is renominated that has rolled off, you  
3 know, that it still be off the short list  
4 for two years. However, they could  
5 reflect it on this same memo that this  
6 parcel has been renominated, and then if  
7 the Board wanted to take action within  
8 those two years --

9 MR. SATTERFIELD: Put it on.

10 CHAIRMAN BLANKENSHIP: -- then they  
11 could ask them to put it -- evaluate it  
12 for the short list. That way you have the  
13 information on this same memo, and then  
14 you'd only have to take action if you  
15 wanted to consider it; is that fair?

16 MR. SATTERFIELD: Yes, that's a  
17 better...

18 CHAIRMAN BLANKENSHIP: Does that make  
19 sense?

20 MS. MCCURDY: Okay. So once the tract  
21 has rolled off, there will -- staff will  
22 impose a two-year bar.

23 MR. SATTERFIELD: Moratorium.

1 MS. MCCURDY: Moratorium. That is a  
2 fancy word. Two-year moratorium, I like  
3 that. Anyway, a two-year moratorium on  
4 that property. It will not even -- when  
5 renominated by the landowner, staff will  
6 not automatically in that two-year period  
7 take action to score that property until  
8 first coming to the Board to see whether  
9 the Board is interested in continuing to  
10 consider that property. Okay. Gotcha.  
11 And then when we do, we'll add additional  
12 detail and compare the renomination to the  
13 original nomination to detail whether  
14 there's any change in circumstance.

15 CHAIRMAN BLANKENSHIP: Does that suit  
16 everyone? We'll see if it doesn't work in  
17 practice, we can always amend the  
18 procedure.

19 MS. MCCURDY: Absolutely, absolutely.

20 CHAIRMAN BLANKENSHIP: All right.

21 MS. MCCURDY: Well, staying on Tab 5b  
22 because we do have a bit of Tab 5  
23 business. One nomination that will roll

1 off after this meeting unless requested  
2 otherwise by the Board -- we have a short  
3 list nomination, the Minamac Wildflower  
4 Bog Tract, Baldwin County. So without  
5 further action, you will not see that  
6 tract in your next packet.

7 All right. Well, then, we will  
8 move on, and if you will look now at  
9 Tab 5c. As the Board will recall within  
10 the -- by law within a year of tract  
11 acquisition, the staff is to present the  
12 Board with a management plan. We have  
13 begun to attempt to present these  
14 management plans to meetings before that  
15 year would run out to ensure in case there  
16 are any questions by the Board at one  
17 meeting that prevents approval or if we --  
18 it's only happened twice before -- but if  
19 we don't have a quorum, then we've got  
20 another meeting to take that action. So  
21 obviously, these are in the early stages  
22 of tract acquisition, tract development,  
23 tract management so they're fairly broad,

1 but it does give some parameters as to the  
2 management of the tract.

3 So at this meeting, the tracts  
4 that we will consider under that rotation  
5 would be the Mobile-Tensaw Delta-The  
6 Cutoff Addition, Baldwin County. We would  
7 propose adding that to an existing  
8 management plan for the Mobile-Tensaw  
9 Delta WMA Complex due to its location and  
10 similar management intentions for that  
11 tract. And similarly for the Cedar Creek  
12 SOA-Elm Bluff Addition, Dallas County, we  
13 would propose that it be added to the  
14 Cedar Creek Special Opportunity Area  
15 Management Plan. Again, due to location  
16 and similar management intentions for that  
17 tract. We've included drafts for the  
18 Board review. If the Board has any  
19 questions, I'll address those, or with the  
20 help from our Wildlife section and my  
21 staff. If the Board approves those plans  
22 as presented in the packet, there is a  
23 proposed motion on Tab 5c.

1 CHAIRMAN BLANKENSHIP: Any questions  
2 on the management plans?

3 Is there anybody willing to make a  
4 motion on 5c to accept those?

5 Dr. Saloom?

6 DR. SALOOM: Yeah, I would move that  
7 the Board approve the State Lands Division  
8 proceeding with the inclusion of the  
9 Mobile-Tensaw Delta-The Cutoff Addition,  
10 Cedar Creek SOA-Elm Bluff Addition to an  
11 existing management plan as set forth in  
12 this memorandum dated 11-4-21.

13 MR. JONES: Second.

14 CHAIRMAN BLANKENSHIP: Seconded by  
15 Mr. Jones.

16 Any other discussion on that?

17 All those in favor say aye.

18 Any opposed?

19 None opposed. The motion carries.

20 MS. MCCURDY: Okay. There are a few  
21 of the Tab 5 memos we have covered  
22 previously in connection with prior  
23 discussion, so I will jump ahead to

1 Tab 5e. That is really just an update to  
2 let the Board know that since our last  
3 meeting, we've had additional meetings and  
4 conversations with CRATA in relation to  
5 their request for the addition of a fire  
6 tower onto the Yates Lake WMA property.  
7 CRATA members have asked me to ask you if  
8 it would be okay to table further  
9 discussion until the February meeting.  
10 They were busy with some additional trail  
11 work and wanted to have a little more time  
12 for our discussions and just wanted me to  
13 mention that they were still interested  
14 but they are asking to table discussions  
15 until February. So we'll revisit that in  
16 February.

17 MR. CHILDERS: Move.

18 MS. MCCURDY: We don't really have --  
19 we don't even have to have a motion. I  
20 think they just wanted us to use the word  
21 table. They wanted to be sure that you  
22 knew that they had not withdrawn the  
23 request. They wanted to wait until

1 February to go in detail.

2 MR. CHILDERS: I rescind my motion.

3 MS. MCCURDY: Mr. Childers had the  
4 motion.

5 So I believe then we go to -- if  
6 you'll give me a minute to check myself, I  
7 think we'll be at Tab 5j, but give me a  
8 minute to double check. J would have been  
9 in your green folder. Sorry about that.  
10 That was like a pop quiz. And this really  
11 requires no particular action from the  
12 Board, but I think several Board members  
13 and staff received an inquiry of concern  
14 expressed by a landowner adjacent to the  
15 Pritchett tract, which is managed in  
16 conjunction with the Frank Jackson State  
17 Park. And the landowner was concerned  
18 about the fact that hunting was going to  
19 be allowed on the Pritchett Tract.

20 To give the Board some context,  
21 the State Parks Division intends to manage  
22 the Pritchett Tract for hunting in a  
23 manner similar to the Wildlife's SOA

1 areas. It will be bow hunting only, it  
 2 will be scheduled weekends and will be  
 3 hunters selected pursuant to our  
 4 computerized random draw system that the  
 5 Department uses for those types of  
 6 scheduled hunts, and that single hunter  
 7 can bring if he or she would like one  
 8 additional hunter. So that is the type of  
 9 hunting, the bow-only type of limited  
 10 weekend hunter activity that will be  
 11 occurring there.

12 We described the intended hunting  
 13 activities to the adjacent landowner. We  
 14 believe that he was -- was appreciative of  
 15 the information and said it differed from  
 16 his original understanding. I believe  
 17 that has resolved the concerns in his  
 18 inquiry. So I wanted to just -- for the  
 19 Board members who might have received an  
 20 email or a letter on that tract, I just  
 21 wanted to let you know we had discussions,  
 22 and I believe the landowner has -- his  
 23 concerns were resolved. But I'll update

1 you further if we learn any more. We  
 2 also -- we did provide -- although I don't  
 3 expect any issues, we did provide the  
 4 landowner with contact information for  
 5 enforcement personnel, both State Lands,  
 6 State Parks, and Wildlife, in case he did  
 7 have any concerns about hunting or any  
 8 interaction with those limited bow hunts.  
 9 So I think that's taken care of.

10 And unless I have missed  
 11 something -- and somebody speak up -- or a  
 12 Board member has anything else that we  
 13 need to cover or, Commissioner, you have  
 14 something else, I believe -- I think  
 15 that's all.

16 CHAIRMAN BLANKENSHIP: So we'll move  
 17 on now, then. The next item is the  
 18 approval of the minutes from the  
 19 August 5th meeting, Tab 6. Is there any  
 20 corrections or additions to the minutes,  
 21 or is there a motion to approve the  
 22 minutes?

23 MR. WRIGHT: I make a motion to

1 approve the minutes.

2 CHAIRMAN BLANKENSHIP: Mr. Wright,  
 3 motion to approve the minutes.

4 DR. SALOOM: Second.

5 CHAIRMAN BLANKENSHIP: Seconded by  
 6 Dr. Saloom.

7 Any corrections, changes?

8 All those in favor of approval of  
 9 the minutes, please say aye.

10 Any opposed?

11 None opposed. The motion carries.

12 I will point out the next meeting  
 13 is February the 3rd in the Montgomery  
 14 area. If you will look at Tab 7 in your  
 15 book, the staff has gone ahead and set out  
 16 the meeting dates and the locations for  
 17 all of the meetings in 2022. May 5th,  
 18 we'll be meeting in the Bay Minette area,  
 19 August the 4th in the Oxford area -- the  
 20 mayor there wants to host us. Like Mayor  
 21 McLendon, he would be a very good partner  
 22 for the Department -- and then November  
 23 the 3rd, we'll meet somewhere in the

1 Tuscaloosa area. So I just wanted you to  
 2 be able -- the staff wanted to go ahead  
 3 and set those so that you could have those  
 4 on your calendar, the dates and the  
 5 locations to plan.

6 Is there any other business or  
 7 discussion?

8 If not, I'll --

9 MS. MCCURDY: And just for Board  
 10 members, those who have the travel form in  
 11 your green folder, if you would just --  
 12 you can leave those on the table after  
 13 you've filled them out. Just a  
 14 housekeeping item.

15 Thanks.

16 CHAIRMAN BLANKENSHIP: If there's no  
 17 other discussion, I will entertain a  
 18 motion to adjourn.

19 MR. CHILDERS: So moved.

20 DR. SALOOM: Second.

21 CHAIRMAN BLANKENSHIP: All those in  
 22 favor, say aye.

23 We're adjourned.

1 Thank you-all.

2 (Proceedings concluded at  
3 12:06 p.m.)  
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1 REPORTER'S CERTIFICATE

2 STATE OF ALABAMA

3 AUTAUGA COUNTY

4 I, Stacey L. Johnson, Certified Court  
5 Reporter and Commissioner for the State of  
6 Alabama at Large, hereby certify that on  
7 November 4, 2021, I reported the  
8 proceedings in the matter of the foregoing  
9 cause, and that pages 3 through 117  
10 contain a true and accurate transcription  
11 of aforementioned proceedings.

12 I further certify that I am neither of  
13 kin nor of counsel to any of the parties  
14 to said cause, nor in any manner  
15 interested in the results thereof.

16 This the 21st day of January, 2022.  
17

18 /s/Stacey L. Johnson  
19 STACEY L. JOHNSON, CCR  
20 Commissioner for the  
21 State of Alabama at Large  
22 CCR 386, Expires 9/30/2022  
23 COMMISSION EXPIRES: 6/22/2023