

By Senator Harrell

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1                                   A bill to be entitled  
2       An act relating to state land management; providing a  
3       short title; amending s. 253.034, F.S.; requiring  
4       public hearings for all updated conservation and  
5       nonconservation land management plans; requiring the  
6       Division of State Lands of the Department of  
7       Environmental Protection to make available to the  
8       public, within a specified timeframe, electronic  
9       copies of land management plans for parcels of a  
10      certain size and for parcels located in state parks;  
11      making technical changes; amending s. 258.004, F.S.;  
12      revising the duties of the Division of Recreation and  
13      Parks of the Department of Environmental Protection;  
14      specifying requirements for the management of parks  
15      and recreational areas held by the state; defining the  
16      term "conservation-based public outdoor recreational  
17      uses"; making technical changes; amending s. 258.007,  
18      F.S.; requiring the division to comply with specified  
19      provisions when granting certain privileges, leases,  
20      concessions, and permits; authorizing the division to  
21      acquire, install, or permit the installation or  
22      operation at state parks of camping cabins that meet  
23      certain requirements; prohibiting the division from  
24      authorizing certain uses or construction activities  
25      within a state park; prohibiting the division from  
26      acquiring, installing, or permitting the installation  
27      or operation of any lodging establishment at a state  
28      park; amending s. 259.032, F.S.; requiring that  
29      individual management plans for parcels located within

30 state parks be developed with input from an advisory  
31 group; requiring that the advisory group's required  
32 public hearings be noticed to the public within a  
33 specified timeframe; requiring the department to  
34 submit a report to the Governor and the Legislature by  
35 a specified date; specifying requirements for the  
36 report; providing an effective date.

37  
38 Be It Enacted by the Legislature of the State of Florida:

39  
40 Section 1. This act may be cited as the "State Park  
41 Preservation Act."

42 Section 2. Subsection (5) of section 253.034, Florida  
43 Statutes, is amended to read:

44 253.034 State-owned lands; uses.—

45 (5) Each manager of conservation lands shall submit to the  
46 Division of State Lands a land management plan at least every 10  
47 years in a form and manner adopted by rule of the board of  
48 trustees and in accordance with s. 259.032. Each manager of  
49 conservation lands shall also update a land management plan  
50 whenever the manager proposes to add new facilities or make  
51 substantive land use or management changes that were not  
52 addressed in the approved plan, or within 1 year after the  
53 addition of significant new lands. Each manager of  
54 nonconservation lands shall submit to the Division of State  
55 Lands a land use plan at least every 10 years in a form and  
56 manner adopted by rule of the board of trustees. The division  
57 shall review each plan for compliance with the requirements of  
58 this subsection and the requirements of the rules adopted by the

59 board of trustees pursuant to this section. All nonconservation  
60 land use plans, whether for single-use or multiple-use  
61 properties, must shall be managed to provide the greatest  
62 benefit to the state. Plans for managed areas larger than 1,000  
63 acres must shall contain an analysis of the multiple-use  
64 potential of the property which includes the potential of the  
65 property to generate revenues to enhance the management of the  
66 property. In addition, the plan must shall contain an analysis  
67 of the potential use of private land managers to facilitate the  
68 restoration or management of these lands and whether  
69 nonconservation lands would be more appropriately transferred to  
70 the county or municipality in which the land is located for the  
71 purpose of providing affordable multifamily rental housing that  
72 meets the criteria of s. 420.0004(3). If a newly acquired  
73 property has a valid conservation plan that was developed by a  
74 soil and water conservation district, such plan must shall be  
75 used to guide management of the property until a formal land use  
76 plan is completed.

77 (a) State conservation lands must shall be managed to  
78 ensure the conservation of this state's plant and animal species  
79 and to ensure the accessibility of state lands for the benefit  
80 and enjoyment of all people of this state, both present and  
81 future. Each land management plan for state conservation lands  
82 must shall provide a desired outcome, describe both short-term  
83 and long-term management goals, and include measurable  
84 objectives to achieve those goals. Short-term goals must shall  
85 be achievable within a 2-year planning period, and long-term  
86 goals must shall be achievable within a 10-year planning period.  
87 These short-term and long-term management goals are shall be the

88 basis for all subsequent land management activities.

89 (b) Short-term and long-term management goals for state  
90 conservation lands must ~~shall~~ include measurable objectives for  
91 the following, as appropriate:

- 92 1. Habitat restoration and improvement.
- 93 2. Public access and recreational opportunities.
- 94 3. Hydrological preservation and restoration.
- 95 4. Sustainable forest management.
- 96 5. Exotic and invasive species maintenance and control.
- 97 6. Capital facilities and infrastructure.
- 98 7. Cultural and historical resources.
- 99 8. Imperiled species habitat maintenance, enhancement,  
100 restoration, or population restoration.

101 (c) The land management plan must ~~shall~~, at a minimum,  
102 contain the following elements:

- 103 1. A physical description of the land.
- 104 2. A quantitative data description of the land which  
105 includes an inventory of forest and other natural resources;  
106 exotic and invasive plants; hydrological features;  
107 infrastructure, including recreational facilities; and other  
108 significant land, cultural, or historical features. The  
109 inventory must ~~shall~~ reflect the number of acres for each  
110 resource and feature, when appropriate. The inventory must ~~shall~~  
111 be of such detail that objective measures and benchmarks can be  
112 established for each tract of land and monitored during the  
113 lifetime of the plan. All quantitative data collected must ~~shall~~  
114 be aggregated, standardized, collected, and presented in an  
115 electronic format to allow for uniform management reporting and  
116 analysis. The information collected by the Department of

117 Environmental Protection pursuant to s. 253.0325(2) must ~~shall~~  
118 be available to the land manager and his or her assignee.

119 3. A detailed description of each short-term and long-term  
120 land management goal, the associated measurable objectives, and  
121 the related activities that are to be performed to meet the land  
122 management objectives. Each land management objective must be  
123 addressed by the land management plan, and if practicable, a  
124 land management objective may not be performed to the detriment  
125 of the other land management objectives.

126 4. A schedule of land management activities which contains  
127 short-term and long-term land management goals and the related  
128 measurable objective and activities. The schedule must ~~shall~~  
129 include for each activity a timeline for completion,  
130 quantitative measures, and detailed expense and manpower  
131 budgets. The schedule must ~~shall~~ provide a management tool that  
132 facilitates development of performance measures.

133 5. A summary budget for the scheduled land management  
134 activities of the land management plan. For state lands  
135 containing or anticipated to contain imperiled species habitat,  
136 the summary budget shall include any fees anticipated from  
137 public or private entities for projects to offset adverse  
138 impacts to imperiled species or such habitat, which fees must  
139 ~~shall~~ be used solely to restore, manage, enhance, repopulate, or  
140 acquire imperiled species habitat. The summary budget must ~~shall~~  
141 be prepared in such manner that it facilitates computing an  
142 aggregate of land management costs for all state-managed lands  
143 using the categories described in s. 259.037(3).

144 (d) Upon completion, the land management plan must be  
145 transmitted to the Acquisition and Restoration Council for

146 review. Within ~~The council shall have~~ 90 days after receipt of  
147 the plan, the council shall ~~to~~ review the plan and submit its  
148 recommendations to the board of trustees. During the review  
149 period, the land management plan may be revised if agreed to by  
150 the primary land manager and the council taking into  
151 consideration public input. The land management plan becomes  
152 effective upon approval by the board of trustees.

153 (e) Land management plans are to be updated every 10 years  
154 on a rotating basis. Each updated land management plan must  
155 identify any conservation lands under the plan, in part or in  
156 whole, that are no longer needed for conservation purposes and  
157 could be disposed of in fee simple or with the state retaining a  
158 permanent conservation easement.

159 (f) In developing or updating land management plans, at  
160 least one public hearing must ~~shall~~ be held in any one affected  
161 county.

162 (g) The Division of State Lands shall make available to the  
163 public at least 30 days before the public hearing required by  
164 paragraph (f) an electronic copy of each land management plan  
165 for parcels that exceed 160 acres in size and for parcels  
166 located within a state park. The division shall review each plan  
167 for compliance with the requirements of this subsection, the  
168 requirements of chapter 259, and the requirements of the rules  
169 adopted by the board of trustees pursuant to this section. The  
170 Acquisition and Restoration Council shall also consider the  
171 propriety of the recommendations of the managing entity with  
172 regard to the future use of the property, the protection of  
173 fragile or nonrenewable resources, the potential for alternative  
174 or multiple uses not recognized by the managing entity, and the

175 possibility of disposal of the property by the board of  
176 trustees. After its review, the council shall submit the plan,  
177 along with its recommendations and comments, to the board of  
178 trustees. The council shall specifically recommend to the board  
179 of trustees whether to approve the plan as submitted, approve  
180 the plan with modifications, or reject the plan. If the council  
181 fails to make a recommendation for a land management plan, the  
182 Secretary of Environmental Protection, Commissioner of  
183 Agriculture, or executive director of the Fish and Wildlife  
184 Conservation Commission or their designees must ~~shall~~ submit the  
185 land management plan to the board of trustees.

186 (h) The board of trustees shall consider the land  
187 management plan submitted by each entity and the recommendations  
188 of the Acquisition and Restoration Council and the Division of  
189 State Lands and shall approve the plan with or without  
190 modification or reject such plan. The use or possession of any  
191 such lands which ~~that~~ is not in accordance with an approved land  
192 management plan is subject to termination by the board of  
193 trustees.

194 (i)1. State nonconservation lands must ~~shall~~ be managed to  
195 provide the greatest benefit to the state. State nonconservation  
196 lands may be grouped by similar land use types under one land  
197 use plan. Each land use plan must ~~shall~~, at a minimum, contain  
198 the following elements:

199 a. A physical description of the land to include any  
200 significant natural or cultural resources as well as management  
201 strategies developed by the land manager to protect such  
202 resources.

203 b. A desired development outcome.

204 c. A schedule for achieving the desired development  
205 outcome.

206 d. A description of both short-term and long-term  
207 development goals.

208 e. A management and control plan for invasive nonnative  
209 plants.

210 f. A management and control plan for soil erosion and soil  
211 and water contamination.

212 g. Measurable objectives to achieve the goals identified in  
213 the land use plan.

214 2. Short-term goals shall be achievable within a 5-year  
215 planning period and long-term goals shall be achievable within a  
216 10-year planning period.

217 3. The use or possession of any such lands that is not in  
218 accordance with an approved land use plan is subject to  
219 termination by the board of trustees.

220 4. Land use plans submitted by a manager shall include  
221 reference to appropriate statutory authority for such use or  
222 uses and shall conform to the appropriate policies and  
223 guidelines of the state land management plan.

224 Section 3. Section 258.004, Florida Statutes, is amended to  
225 read:

226 258.004 Duties of division.—

227 (1) ~~It shall be the duty of~~ The Division of Recreation and  
228 Parks of the Department of Environmental Protection shall:

229 (a) ~~to~~ Supervise, administer, regulate, and control the  
230 operation of all public parks, including all monuments,  
231 memorials, sites of historic interest and value, and sites of  
232 archaeological interest and value which are owned, or ~~which~~ may



233 be acquired, by the state, ~~or to the operation, development,~~  
234 ~~preservation, and maintenance~~ of which the state may have made  
235 or may make contribution or appropriation of public funds for  
236 their operation, development, preservation, and maintenance.

237 ~~(b)(2) The Division of Recreation and Parks shall~~ Preserve,  
238 manage, regulate, and protect all parks and recreational areas  
239 held by the state. The Division of Recreation and Parks and may  
240 provide these services by contract or interagency agreement for  
241 any water management district when the governing board of a  
242 water management district designates or sets aside any park or  
243 recreation area within its boundaries. All lands managed  
244 pursuant to this chapter must be:

245 1. Managed in a manner that will provide the greatest  
246 combination of benefits to the public and to the land's natural  
247 resources; and

248 2. Managed for conservation-based public outdoor  
249 recreational uses; public access and related amenities,  
250 including roads, parking areas, walkways, and visitor centers;  
251 and scientific research, including archaeology. Such uses must  
252 be managed in a manner that is compatible with and that ensures  
253 the conservation of this state's natural resources by minimizing  
254 impacts to undisturbed habitat and using disturbed upland  
255 regions to the maximum extent practicable. As used in this  
256 subparagraph, the term "conservation-based public outdoor  
257 recreational uses" includes fishing, camping, bicycling, hiking,  
258 nature study, swimming, boating, canoeing, horseback riding,  
259 diving, birding, sailing, jogging, and similar conservation-  
260 based public recreational uses. The term does not include sports  
261 that require sporting facilities, such as golf courses, tennis

262 courts, pickleball courts, ball fields, and other similar  
263 facilities.

264 ~~(c)(3) The Division of Recreation and Parks shall~~ Study and  
265 appraise the recreational ~~recreation~~ needs of the state and  
266 assemble and disseminate information relative to recreation.

267 ~~(d)(4) The Division of Recreation and Parks shall~~ Provide  
268 consultation assistance to local governing units as to the  
269 protection, organization, and administration of local recreation  
270 systems and the planning and design of local recreational  
271 ~~recreation~~ areas and facilities.

272 ~~(e)(5) The Division of Recreation and Parks shall~~ Assist in  
273 recruiting, training, and placing recreation personnel.

274 ~~(f)(6) The Division of Recreation and Parks shall~~ Sponsor  
275 and promote recreation institutes, workshops, seminars, and  
276 conferences throughout this ~~the~~ state.

277 ~~(g)(7) The Division of Recreation and Parks shall~~ Cooperate  
278 with state and federal agencies, private organizations, and  
279 commercial and industrial interests in the promotion of a state  
280 recreation program.

281 ~~(2)(8) This part shall be enforced by~~ The Division of Law  
282 Enforcement of the Department of Environmental Protection and  
283 its officers and ~~by~~ the Division of Law Enforcement of the Fish  
284 and Wildlife Conservation Commission and its officers shall  
285 enforce this part.

286 Section 4. Present subsection (5) of section 258.007,  
287 Florida Statutes, is redesignated as subsection (7), a new  
288 subsection (5) and subsection (6) are added to that section, and  
289 subsection (3) of that section is amended, to read:

290 258.007 Powers of division.-

291 (3) (a) The division may, as consistent with s. 258.004,  
292 grant privileges, leases, concessions, and permits for the use  
293 of land for the accommodation of visitors in the various parks,  
294 monuments, and memorials in accordance with all of the following  
295 provisions:

296 1. ~~provided no~~ Natural curiosities or objects of interest  
297 may not ~~shall~~ be granted, leased, or rented on ~~such~~ terms that  
298 ~~as shall~~ deny or interfere with free access to them by the  
299 public.

300 2. ~~provided further,~~ Such grants, leases, and permits may  
301 be made and given without advertisement or securing competitive  
302 bids. ~~and~~

303 3. ~~provided further, that no~~ Such grants, leases, and  
304 permits may not grant, lease, or permit shall be assigned or  
305 transferred by any grantee without consent of the division.

306 (b) ~~Notwithstanding paragraph (a), after May 1, 2014,~~ the  
307 division may not grant new concession agreements for the  
308 accommodation of visitors in a state park that provides beach  
309 access and contains less than 7,000 feet of shoreline if the  
310 type of concession is available within 1,500 feet of the park's  
311 boundaries. This paragraph does not apply to concession  
312 agreements for accommodations offered at a park on or before May  
313 1, 2014. ~~This paragraph shall take effect upon this act becoming~~  
314 ~~a law.~~

315 (5) The division may acquire, install, or permit the  
316 installation or operation at state parks of camping cabins that  
317 have a maximum occupancy of six guests. The installation and  
318 operation of camping cabins must be compatible with the state  
319 park's land management plan and must be approved pursuant to s.

320 253.034(5). Camping cabins must, to the maximum extent  
321 practicable, be sited to avoid impacts to a state park's  
322 critical habitat and natural and historical resources.

323 (6) The division may not authorize uses or construction  
324 activities, including the building or alteration of structures,  
325 within a state park which may cause significant harm to the  
326 resources of the state park. Any use or any construction  
327 activity must, to the maximum extent practicable, be conducted  
328 in a manner that avoids impacts to a state park's critical  
329 habitat and natural and historical resources. The division may  
330 not acquire, install, or permit the installation or operation at  
331 state parks of any lodging establishment as defined in s.  
332 509.242.

333 Section 5. Paragraph (b) of subsection (8) of section  
334 259.032, Florida Statutes, is amended to read:

335 259.032 Conservation and recreation lands.—

336 (8)

337 (b) Individual management plans required by s. 253.034(5),  
338 for parcels over 160 acres and for parcels located within a  
339 state park, must shall be developed with input from an advisory  
340 group.

341 1. Members of the ~~this~~ advisory group shall include, at a  
342 minimum, representatives of the lead land managing agency,  
343 comanaging entities, local private property owners, the  
344 appropriate soil and water conservation district, a local  
345 conservation organization, and a local elected official. If  
346 habitat or potentially restorable habitat for imperiled species  
347 is located on state lands, the Fish and Wildlife Conservation  
348 Commission and the Department of Agriculture and Consumer

349 Services must ~~shall~~ be included on any advisory group required  
350 under chapter 253, and the short-term and long-term management  
351 goals required under chapter 253 must advance the goals and  
352 objectives of imperiled species management without restricting  
353 other uses identified in the management plan.

354 2. The advisory group shall conduct at least one public  
355 hearing within the county in which the parcel or project is  
356 located. For those parcels or projects ~~that are~~ within more than  
357 one county, at least one areawide public hearing is ~~shall be~~  
358 acceptable and the lead managing agency shall invite a local  
359 elected official from each county. The areawide public hearing  
360 must ~~shall~~ be held in the county in which the core parcels are  
361 located. At least 30 days before the public hearing, notice of  
362 the ~~such public hearing~~ must ~~shall~~ be posted on the parcel or  
363 project designated for management, advertised in a paper of  
364 general circulation, and announced at a scheduled meeting of the  
365 local governing body before the actual public hearing.

366 3. The management prospectus required pursuant to paragraph  
367 (7) (b) must ~~shall~~ be available to the public for a period of 30  
368 days before the public hearing.

369 4. By July 1 of each year, each governmental agency and  
370 each private entity designated to manage lands shall report to  
371 the Secretary of Environmental Protection on the progress of  
372 funding, staffing, and resource management of every project for  
373 which the agency or entity is responsible.

374 Section 6. By December 1, 2025, the Department of  
375 Environmental Protection shall submit a report to the Governor,  
376 the President of the Senate, and the Speaker of the House of  
377 Representatives which includes all of the following information

378 regarding the state park system:

379 (1) The number of state parks with amenities or areas that  
380 have limited use or are temporarily closed due to needed repairs  
381 or inadequate infrastructure necessary to support conservation-  
382 based public recreation uses.

383 (2) The system's estimated budget allocation expenditures  
384 for the 2023-2024 fiscal year, broken down by salaries and  
385 benefits, equipment costs, and contracting costs for the  
386 following categories: operations, maintenance and repair, park  
387 improvement, and administrative overhead.

388 (3) The estimated costs associated with the facility  
389 maintenance backlog by each state park, including a plan to  
390 reduce or eliminate the facility maintenance backlog for the  
391 state park system by July 1, 2035, to ensure access to and the  
392 safe enjoyment of such public lands for the residents of this  
393 state and its visitors.

394 Section 7. This act shall take effect July 1, 2025.