

Village of Tequesta

345 Tequesta Drive
Tequesta, FL 33469



561-768-0700
www.tequesta.org

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September 19, 2025

The Honorable Members of the Palm Beach County Legislative Delegation
c/o Delegation Office
301 North Olive Avenue, Suite 701
West Palm Beach, FL 33401

Re: Support for Local Bill Transferring Property to the Village of Tequesta for Public Park and Greenspace

Dear Honorable Members:

On behalf of the Village Council of the Village of Tequesta, I am writing to express our strong support for the proposed local bill relating to Martin and Palm Beach Counties, which provides for the transfer of approximately 41.1 acres of real property, together with the improvements thereon, from the Board of Trustees of the Internal Improvement Trust Fund to the Village Council of the Village of Tequesta. This legislation, referred to as the Tequesta Park Bill, will enable Tequesta to manage and protect the property for continuous use as a public park and greenspace dedicated to resource-based outdoor public recreation activities, education, conservation, and the protection of natural resources.

At the Village Council meeting held on September 11, 2025, the Council unanimously voted to support this local bill. This transfer aligns with our community's commitment to providing natural spaces, enhancing recreational opportunities, and safeguarding environmental resources for current and future generations. The property, located in Martin County and described in detail in the attached bill draft, represents a valuable asset that will benefit residents of both Martin and Palm Beach Counties by ensuring accessible park space, promoting ecological stewardship, encouraging exercise, and fostering social connections for all ages.

The Village of Tequesta is fully prepared to assume ownership and continued management responsibilities as outlined in the bill, including retaining the property in perpetuity for the specified public purposes and guaranteeing that any future disposition reverts ownership back to the State. We believe this legislation will foster positive community engagement while

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protecting Florida's natural heritage.

We respectfully request the Palm Beach County and Martin County Legislative Delegations to approve and advance this local bill during the 2026 Florida Legislative Session. Tequesta stands ready to provide any additional information or testimony required to facilitate its passage.

Thank you for your consideration and support of this important initiative. Please do not hesitate to contact me or Village staff at (561) 768-0700 if you have any questions.

Sincerely,

A handwritten signature in blue ink, appearing to be 'Molly Young', with a stylized, flowing script.

Mayor Molly Young

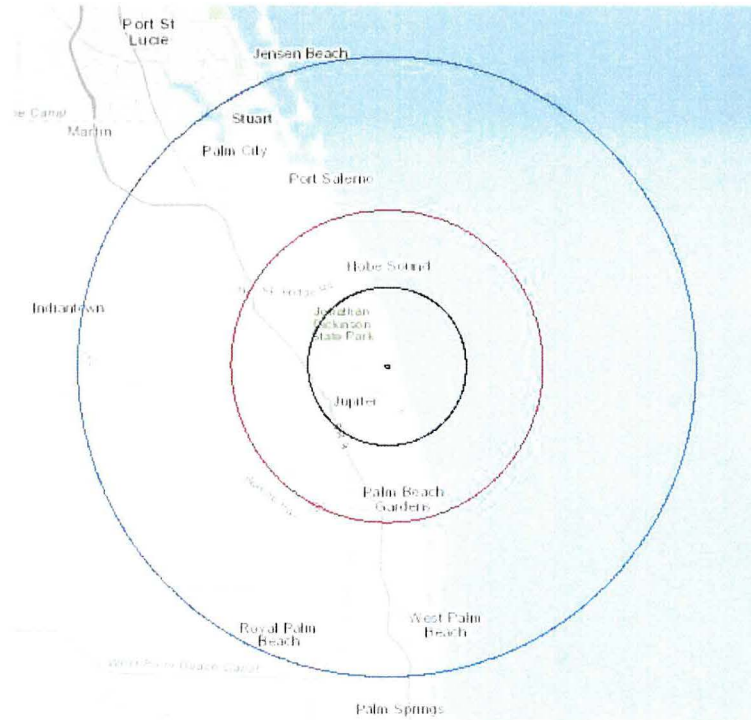
Village of Tequesta on Behalf of the Village Council

Enclosure: Draft Local Bill (96001)

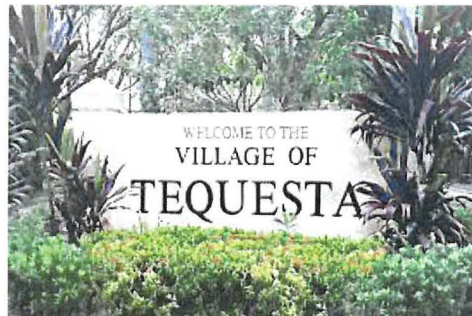
Background/History

- In 1956, the Kiwanis Club of Jupiter-Hobe Sound, after months of investigation and communication, leased 30 acres of undeveloped land within Jonathan Dickinson State Park from the Florida State Park Board. This lease established the Kiwanis Recreation Park, intended to host a Youth Center and provide recreational opportunities.
- By 1972, the Kiwanis Club faced challenges in affording the maintenance and upkeep of the property. In response, the Village held a referendum, which passed to take over the administration of the park
- In 1973, the Village began leasing the property from the state. This lease expanded the site's utility to include water wells, which have since provided essential water services to the Village of Tequesta and parts of Martin County.
- Over the decades, the Village has invested in and maintained the property, transforming it into a vital community asset for recreation, education, conservation, and resource protection. The leased area has grown to encompass approximately 41.1 acres, located in Martin County near the boundary with Palm Beach County, as detailed in the bill.

Tequesta Park Population Served



- 5 Mile Radius – 78,000
- 10 Mile Radius – 175,000
- 20 Mile Radius – 570,000



Estimated youth athletics participants from Tequesta:

- 2018: 576
- 2019: 600
- 2020: 450 (COVID)
- 2021: 500+
- 2022: 600+
- 2023: 600+
- 2024: 600+

BILL

ORIGINAL

YEAR

A bill to be entitled
An act relating to Martin and Palm Beach Counties;
providing for the transfer of specified real property,
together with the improvements thereon, from the Board
of Trustees of the Internal Improvement Trust Fund to
the Village Council of the Village of Tequesta;
providing requirements for the use, ownership, and
sale or disposition of the real property; providing
for the conveyance of the real property by a specific
date; providing an effective date.

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

Section 1. The Board of Trustees of the Internal
Improvement Trust Fund shall convey to the Village Council of
the Village of Tequesta, in fee simple, and for all uses as
permitted by law, the following described 41.1 acres more or
less of real property, together with the improvements thereon,
located in Martin County and more particularly described as
follows:

Beginning at a point on Range Line 43 East marking the
West boundary line of Section 19, Township 40 South,
Range 43 East, Martin County, where said line
intersects an imaginary line 50 feet North of and

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ORIGINAL

YEAR

parallel to the centerline of the County Road marking
the boundary line of Martin and Palm Beach Counties,
this as a point of beginning; thence, East along a
line paralleling the County Road centerline as
aforesaid, a distance of 848.25 feet; thence, North
along a line parallel to the aforesaid Range Line, a
distance of 1320 feet; thence, West along a line
parallel to the aforesaid West-to-East Line, a
distance of 848.25 feet to the aforesaid Range line.
All of the aforesaid parcel being located in
Section 19; thence, continuing West, a distance of 826
feet more or less to the Easterly right-of-way line of
Old Dixie Highway, lying East of and running parallel
to the Florida East Coast Railway; thence,
Southeasterly along the Easterly right-of-way line of
Old Dixie Highway to a point where said right-of-way
line intersects a Westerly extension of the first
described imaginary line parallel to the County Road;
thence, East along said extended line a distance of
191.75 feet more or less, to the point of beginning.
All of the last described parcel being located in
Section 24, Township 40 South, Range 42 East, Martin
County.

Section 2. The Village Council of the Village of Tequesta

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shall manage and protect the real property described in section 1, together with the improvements thereon, and use the real property, together with the improvements thereon, continuously as a public park and greenspace for resource-based outdoor public recreation activities, resource-based education activities, conservation activities, and the protection of natural and historical resources located thereon.

Section 3. The Village of Tequesta shall retain ownership of the real property described in section 1, together with the improvements thereon, including all improvements funded in whole or in part by the Village of Tequesta, in perpetuity. Any sale or disposition of the real property described in section 1, together with the improvements thereon, by the Village Council of the Village of Tequesta shall result in ownership of the real property, together with all improvements thereon, including all improvements funded in whole or in part by the Village of Tequesta, reverting to the Board of Trustees of the Internal Improvement Trust Fund on behalf of the state.

Section 4. The Board of Trustees of the Internal Improvement Trust Fund shall convey the real property described in section 1, together with the improvements thereon, to the Village Council of the Village of Tequesta within 60 days after the effective date of this act.

Section 5. This act shall take effect upon becoming a law or on June 1, 2026, whichever occurs earlier.

HOUSE OF REPRESENTATIVES

LOCAL BILL ECONOMIC IMPACT STATEMENT FORM

Read all instructions carefully.

House local bill policy requires that no local bill will be considered by a committee or a subcommittee without an Economic Impact Statement. This form must be prepared at the LOCAL LEVEL by an individual who is qualified to establish fiscal data and impacts, and has personal knowledge of the information given (for example, a chief financial officer of a particular local government). Please submit this completed, original form to the Local Government Affairs Subcommittee as soon as possible after a bill is filed. Additional pages may be attached as necessary.

BILL #: _____

SPONSOR(S): _____

RELATING TO: Village of Tequesta and the transfer of real property from the Board of Trustees of the Internal Improvement Fund
[Indicate Area Affected (City, County or Special District) and Subject]

I. REVENUES:

These figures are new revenues that would not exist but for the passage of the bill.
The term "revenue" contemplates, but is not limited to, taxes, fees and special assessments.
For example, license plate fees may be a revenue source. If the bill will add or remove property or individuals from the tax base, include this information as well.

	<u>First FY</u>	<u>Second FY</u>
Revenue decrease due to bill:	\$ <u>0</u>	\$ <u>0</u>
Revenue increase due to bill:	\$ <u>0</u>	\$ <u>0</u>

II. COST:

Include all costs, both direct and indirect, including start-up costs. If the bill repeals the existence of a certain entity, state the related costs, such as satisfying liabilities and distributing assets.

Expenditures for Implementation, Administration and Enforcement:

<u>First FY</u>	<u>Second FY</u>
\$ <u>0</u>	\$ <u>0</u>

Please include explanations and calculations regarding how each dollar figure was determined in reaching total cost.

There is no additional cost to the State of Florida, nor Village of Tequesta, upon
passage of the local bill. Village of Tequesta currently administers the real property
as part of a 50-yr lease with the State of Florida. This bill conveys ownership of the real
property from the State to a political subdivision of the State.

III. FUNDING SOURCE(S):

State the specific sources from which funding will be received, for example, license plate fees, state funds, borrowed funds or special assessments.

If certain funding changes are anticipated to occur beyond the following two fiscal years, explain the change and at what rate taxes, fees or assessments will be collected in those years.

	First FY	Second FY
Local:	\$ <u>0</u>	\$ <u>0</u>
State:	\$ <u>0</u>	\$ <u>0</u>
Federal:	\$ <u>0</u>	\$ <u>0</u>

IV. ECONOMIC IMPACT:

Potential Advantages:

Include all possible outcomes linked to the bill, such as increased efficiencies, and positive or negative changes to tax revenue. If an act is being repealed or an entity dissolved, include the increased or decreased efficiencies caused thereby.

Include specific figures for anticipated job growth.

1. Advantages to Individuals:
Local bill would create increased efficiencies in governance and administration of the Village which could lead to a higher level of service
Parks have been proven to improve well-being of individuals.
2. Advantages to Businesses:
Increased investment by the Village could boost visitors and visitor spending. Well maintained parks often raise the community profile which could lead to increases in values , and drive customers to local businesses
3. Advantages to Government:
The transfer could lead to cost savings to the State and the Village.
The Village can design enhancements and improvements that is "right" for the community. Better resource allocation and community enhancement

Potential Disadvantages:

Include all possible outcomes linked to the bill, such as inefficiencies, shortages, or market changes anticipated.

Include reduced business opportunities, such as reduced access to capital or training.

State any decreases in tax revenue as a result of the bill.

1. Disadvantages to Individuals: None anticipated

2. Disadvantages to Businesses: None anticipated

3. Disadvantages to Government: None anticipated

V. DESCRIBE THE POTENTIAL IMPACT OF THE BILL ON PRESENT GOVERNMENTAL SERVICES:

Passage of the bill would require no additional impact on present governmental services.

VI. SPECIFIC DATA USED IN REACHING ESTIMATES:

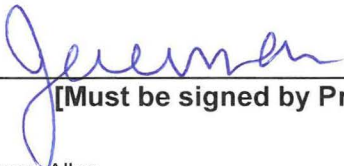
Include the type(s) and source(s) of data used, percentages, dollar figures, all assumptions made, history of the industry/issue affected by the bill, and any audits.

No anticipated increases or decreases in administration of land.

VII. CERTIFICATION BY PREPARER

I hereby certify I am qualified to establish fiscal data and impacts and have personal knowledge of the information given. I have reviewed all available financial information applicable to the substance of the above-stated local bill and confirm the foregoing Economic Impact Statement is a true and accurate estimate of the economic impact of the bill.

PREPARED BY:



[Must be signed by Preparer]

Print preparer's name:

Jeremy Allen

September 15, 2025

Date

TITLE (such as Executive Director, Actuary, Chief Accountant, or Budget Director):

Village Manager

REPRESENTING:

Village of Tequesta

PHONE:

(561) 768-0465

E-MAIL ADDRESS:

jallen@tequesta.org

PROOF OF PUBLICATION

PALM BEACH COUNTY

STATE OF FLORIDA

COUNTY OF PALM BEACH:

Before the undersigned authority personally appeared Lori McWilliams, who on oath says that he or she is the Tequesta Village Clerk, of Palm Beach County, Florida; that the attached copy of advertisement, being a in the matter of in the Court, was published on the publicly accessible website of Palm Beach County, Florida, or in a newspaper by print in the issues of on 9/16/2025.

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Sworn to and subscribed before me this 16 day of Sept 2025 by Lori McWilliams, who is personally known to me or who has produced _____ as identification.

Lori McWilliams

Lori McWilliams



Mary Ann Grieser

Signature of Notary

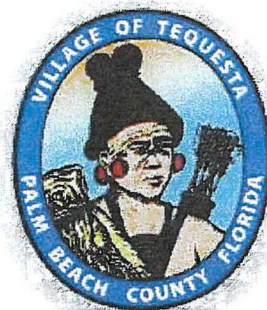
Mary Ann Grieser

Print, Type or Stamp Notary Stamp

Tequesta Legal Notice

09/16/2025 9:00 AM (EDT)

Submitted by Lori McWilliams (lmcwilliams@tequesta.org)



Tequesta Legal Notice

Please choose a category

Legal Notices - Tequesta

Title

NOTICE OF LOCAL LEGISLATION - Tequesta Park

Publish Date

09/16/2025

Publish Time

8:57 AM (EDT)

Description

AN ACT relating to Martin and Palm Beach Counties, providing for the transfer of specified real property, together with the improvements thereon, from the Board of Trustees of the Internal Improvement Trust Fund of Florida, to the Village Council of the Village of Tequesta, Florida; providing for the fee simple conveyance in perpetuity of said specified real property within 60 days following the adoption and enactment of the Act. The Act shall contain the full legal description for the specified real property which is commonly known as "Tequesta Park" and which is comprised of approximately 41.1 acres more or less of real property located in Martin County Section 19, Township 40 South, Range 43 East, and Section 24, Township 40 South, Range 42 East, at the southern border of Martin County, and adjacent to the northern boundary of the Village of Tequesta in Palm Beach County. The Act shall further provide requirements for the continued ownership, use, and any future sale or disposition of said specified real property by the Village Council of the Village of Tequesta; specifically requiring that the specified real property, including all improvements thereon, continue to be managed, maintained, and used for public park and greenspace purposes with resource based recreation activities and with protection of existing natural and historical resources located thereon, as is the current practice of the Village of Tequesta pursuant to a lease agreement between the Board of Trustees of the Internal Improvement Trust Fund of Florida, and the Village Council of the Village of Tequesta, Florida. The Act requires the Village of Tequesta to retain ownership of the specified real property, including all improvements thereon, in perpetuity. The Act will prevent any future sale or disposition of the specified real property by the Village of Tequesta to any third party by reverting ownership of the specified real property back to the Board of Trustees of the Internal Improvement Trust Fund of Florida in the event of any such attempt to sell or otherwise dispose of the specified real property to a third party.

Attach Files (Optional)



Local Bill Notice 2025_Portal.pdf

Submitted by (Email Address)

lmcwilliams@tequesta.org

Notifications

No

Signature

