



St. Johns River Water Management District

Michael A. Register, P.E., Executive Director

4049 Reid Street • P.O. Box 1429 • Palatka, FL 32178-1429 • 386-329-4500 • www.sjrwmd.com

NOTICE OF INTENDED DECISION

DATE: June 9, 2026
TO: All Respondents
FROM: Diana Bankhardt, Real Estate Specialist
SUBJECT: Notice of Intended Decision

As a result of the Invitation to Submit Offers (ITO) LRS 2730 for a cattle grazing lease over a portion of the Seminole Ranch Conservation Area located in Volusia, Brevard and Orange Counties, Florida, staff will recommend to the Governing Board at its July 14, 2026, meeting that the award be made as follows:

Recommend approval of award of Invitation to Submit Offer (ITO), LRS 2730, and award of a cattle grazing lease, to the highest responsible and responsive respondent, BLB Cattle Co., LLC for lease of 1,929 acres over a portion of Seminole Ranch Conservation Area located in Volusia, Brevard and Orange Counties, Florida.

Attached please find the ITO Tabulation (Attachment 1) and a document entitled, "Notice of Rights" (Attachment 2), which describes certain rights you may have in regard to the awarding of this Invitation to Submit Offer. You should pay close attention to the time limitations specified in the Notice of Rights.

If you have any questions or comments based on the above recommendation, please call Diana Bankhardt at (321) 615-4329.

Enclosures

Attachment 1 – Tabulation
Attachment 2 – Notice of Rights

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ATTACHMENT 1 — ITO TABULATION SHEET

ST. JOHNS RIVER WATER MANAGEMENT DISTRICT

NUMBER: LRS 2730 DATE: June 2, 2026

**INVITATION TO SUBMIT OFFER (ITO)
Seminole Ranch Conservation Area – Volusia, Brevard and Orange Counties, FL
Potential Cattle Grazing Lease**

RESPONDENT	FEE AMT PER ANIMAL UNIT (AU)	TOTAL ANNUAL FEE AMOUNT
Tilton & Tilton, LLC	\$461	\$92,200
Donald Hamilton	\$501	\$100,200
Aaron Avedisian	\$550	\$110,000
Samuel C. Mack	\$527	\$105,400
Christmas Creek Farm Service	\$456	\$91,200
BS Cattle Co., LLC	\$750	\$150,000
Cardinal Cattle. LLC	\$326	\$65,200
A Bar P Cattle Co., LLC	\$475	\$95,000
H2 Cattle, LLC	\$608	\$121,600
Seth Boulware	\$250	\$50,000
Agri-Timber, Inc.	\$520	\$104,000
FL Best Farms, Inc.	\$702.00	\$140,400
Rad Dads Cattle, LLC	\$514	\$102,800
BLB Cattle Co., LLC	\$751	\$150,200
Heriberto (Jan) Toucet	\$300	\$60,000

ATTACHMENT 2 — NOTICE OF RIGHTS

Pursuant to §120.57(3), Fla. Stat., and Rule 28-110.003, Fla. Admin. Code, any person adversely affected by a District decision or intended decision to award a contract, or to reject all bids, proposals, or qualifications, must file a Notice of Protest within 72 hours after receipt of the decision or intended decision. Pursuant to §287.042(2)(c), Fla. Stat., any person who files an action protesting the decision or intended decision must post with the District Clerk at the time of filing the formal written protest a bond, cashier's check, or money order made payable to the St. Johns River Water Management District in an amount equal to one percent of the District's estimated contract amount.

Pursuant to §120.57(3), Fla. Stat., and Rule 28-110.004, Fla. Admin. Code, the protester must also file with the District Clerk a Formal Written Protest within ten days after the date the Notice of Protest is filed with the District. The Formal Written Protest must state with particularity the facts and law upon which the protest is based.

No additional time will be added for mailing. All filings must comply with Rule 28-106.104, Fla. Admin. Code, and must be addressed to and received by the District Clerk at the District Headquarters in Palatka, Florida within the prescribed time periods. The District will not accept as filed any electronically transmitted facsimile pleadings, petitions, Notice of Protest or other documents. Failure to file a protest within the time prescribed in §120.57(3), Fla. Stat., or failure to post the bond or other security required by law within the time allowed for filing a bond will constitute a waiver of proceedings under chapter 120, Fla. Stat. Mediation under §120.573, Fla. Stat., is not available.