

The LandReport Newsletter

LANDREPORT.COM

A Monthly Report for the American Landowner

February 2020



FIELD notes



Covering Boone Pickens' iconic [Mesa Vista Ranch](#) has been one of the most significant and rewarding stories to run in *The Land Report* on an ongoing basis. Thanks to dozens of visits to the 64,809-acre property, I can personally attest to the fact that the Mesa Vista is in a league of its own. So can the dozens of brokers and industry experts who journeyed from across the country to join the Magazine of the American Landowner at our 2012 Broker Summit. From its world-class improvements to its state-of-the-art infrastructure and matchless wildlife habitat, the Mesa Vista ranks as the crown jewel of the Texas Panhandle and for that matter the entire Great Plains. Just as importantly, the long-tenured staff has got the great ranch running like a clock.

Since Boone's passing on September 11, the marketing and sale of the Mesa Vista has moved forward in a more targeted and aggressive fashion. Last month, listing brokers Sam Middleton of Chas. S. Middleton and Son and Monte Lyons of Hall and Hall announced a \$30 million reduction off of the original 2017 asking price of \$250 million. Learn more about the 12 percent price adjustment to \$220 million [HERE](#).

National and regional news stories follow.

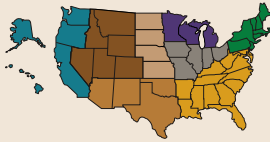
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EPA**NATIONAL****WOTUS REDEFINED BY EPA**

AND ARMY. A new definition for “waters of the United States” (aka WOTUS) seeks to differentiate between federally protected wetlands and those under state jurisdiction. According to the Environmental Protection Agency and the Department of the Army, the Navigable Waters Protection Rule also fulfills President Trump’s promise to safeguard against pollution and spur economic growth across the nation. “Having farmed American land myself for decades, I have personally experienced the confusion regarding implementation of the scope of the Clean Water Act,” said R.D. James, Assistant Secretary of the Army for Civil Works. “This rule eliminates federal overreach and strikes the proper balance between federal protection of our nation’s waters and state autonomy over their aquatic resources.” Read more [HERE](#)

**LR100****OREGON RANCHLAND****CUNNINGHAM SHEEP CO. JOINS LAND**

REPORT 100 AT NO. 73. Anyone familiar with the striking designs of Native American-inspired trade blankets by Pendleton

Woolen Mills knows this family. For over a century, the renowned mill has relied on local providers in Eastern Oregon such as Cunningham Sheep Co. for the raw wool that goes into their blankets, jackets, and other products. Founded by Charles Cunningham in 1863, this outfit was acquired by Mac Hoke in the 1930s. In the 90 years since then, the one

thing that hasn’t changed is that Mac Hoke’s descendants — the Coreys and the Levys — still run registered Rambouillet sheep that produce such fine wool. Read more [HERE](#).



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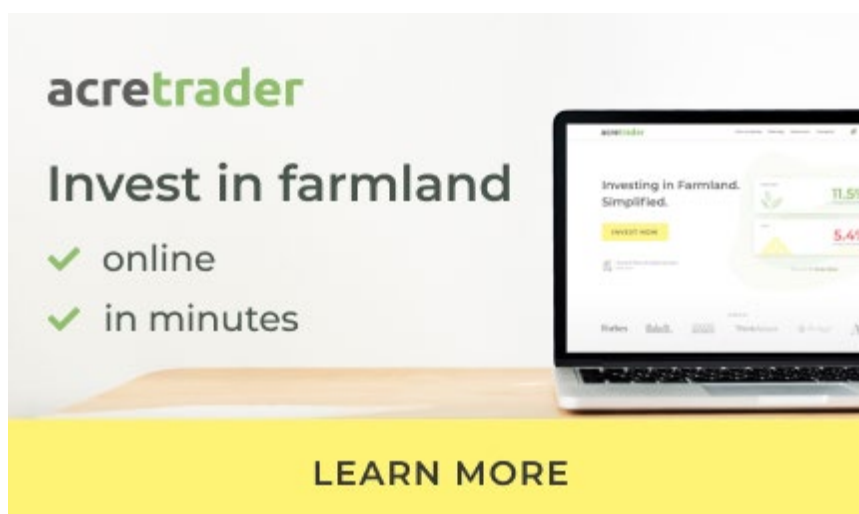


SOUTH

CONFERENCE

issues related to ranch and recreational property, residential lots and land, conservation easements, timberland, farmland, and cropland.

Breakout sessions unpack topics particular to the Florida economy along with sales and regulatory issues. Attendees will also receive the Lay of the Land Market Report. Read more [HERE](#).



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HOW TO ACCELERATE TO OPTIMAL HEALTH

"Dr. Paul Campion is 60 years old and has never been more physically fit, mentally sharp, or spiritually connected than he is now after becoming a Cenegenics patient 7 years ago. After starting his program, his body at initially dropped to 9%, but has settled in at a healthy and comfortable 13-15%. Not only has he gotten a firm grasp on his body fat percentage, he has also obtained a perfect muscle mass that he compares to that of a swimmer/surfer...lean with long muscles and great flexibility. In fact, Dr. Campion had such incredible success that he soon thereafter went through the specialized training and became a Cenegenics



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physician, leading his patients on their personalized journey of optimal health as they age! In looking at your health as you age, he encourages his patients as well as those looking to learn more, to explore three essential factors that will bring balance and bliss to your life. First and foremost, you should address spiritual development, whatever that might look like for spiritual development, whatever that might look like for mind, you are essentially helpless. Finally, take a look at your body and the health that will allow you to live the life you want, the life you deserve.

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The Fire Analogy – How to Accelerate to Optimal Health



WATCH VIDEO

The analogy is that your health is like a campfire.

0:01 / 1:10



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- Real Estate Services
- Hunting/Hobby/Leisure
- Landscaping/Arboreal
- Consulting
- Fishing
- Hunting/Lodges and Camps
- Private, Video, Sports
- Farming/Tractor
- Golf
- Hunting/Hobby/Leisure
- Land Management
- Land Investment Companies
- Land Brokers
- Real Estate Services
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- Landscaping/Arboreal
- Consulting
- Fishing
- Hunting/Lodges and Camps
- Private, Video, Sports
- Farming/Tractor
- Golf



SOUTHWEST

AUCTION

TEXAS RESORT

1,640± ACRE WOLF POINT GOLF CLUB GOES TO AUCTION FEB. 24.

Dubbed "the St. Andrews of Texas," the 18-hole course, designed by Mike Nuzzo with greens by Don Mahaffey, ranks 96th out of the top 147

golf courses in the world. The expansive property includes a 12-acre lake plus direct access to Carancahua Bay and some of the best fishing on the Texas Gulf Coast. Wolf Point also boasts a 7,200± square-foot main residence with a professional kitchen whose layout was designed with entertaining first and foremost. When not sinking putts or walking the greens, guests can relax by the infinity pool or explore the wilderness by hiking, hunting, camping, and fishing. A 5,000-foot runway and climate-controlled private hanger streamlines travel to and from Wolf Point. Listed with Rick Doak of [Republic Ranches](#), Wolf Point will be auctioned with no reserve. The February 24 auction begins at 5 p.m. (EDT) for live and online bidders. Read more about Wolf Point [HERE](#).

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- Food, Wine, Spirits
- Forestry/Timber
- Golf
- Land & Ranchland Services
- Land Brokers
- Land Investment Companies
- Land Management
- Mapping and Surveying Services
- Minerals/Mineral Rights
- Real Estate
- Recreation
- Restoration/Preservation
- Timberland
- Wilderness & Private Properties



SOUTH

CONSERVATION

FLORIDA RANCLAND

STATE OF FLORIDA TO ACQUIRE ORANGE HAMMOCK RANCH.

Sunshine State lawmakers approved a significant conservation deal by allocating \$19.5 million for the 5,777-acre Orange Hammock Ranch

in Sarasota County. Led by Gov. Ron DeSantis, the state cabinet voted unanimously to approve the purchase through the state's Department of Environmental Protection land conservation program, Florida Forever. Proponents consider the move a response to rapid development in the region. Homebuilders had visions of putting 15,000 homes on the Southwest Florida acreage. Now protected, the pristine property provides a buffer to 120,000 acres of neighboring conservation area around Myakka River State Park, one of Florida's oldest and largest. The nonprofit Conservation Foundation of the Gulf Coast has pledged \$1.5 million toward the effort. Deals like Orange Hammock – an outright purchase of ranchland – are relatively rare compared to the use of conservation easements, which cost less but may restrict public access. Read more [HERE](#).

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LAY OF THE LAND

FLORIDA LAND CONFERENCE

FEBRUARY 27-28, 2020

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