

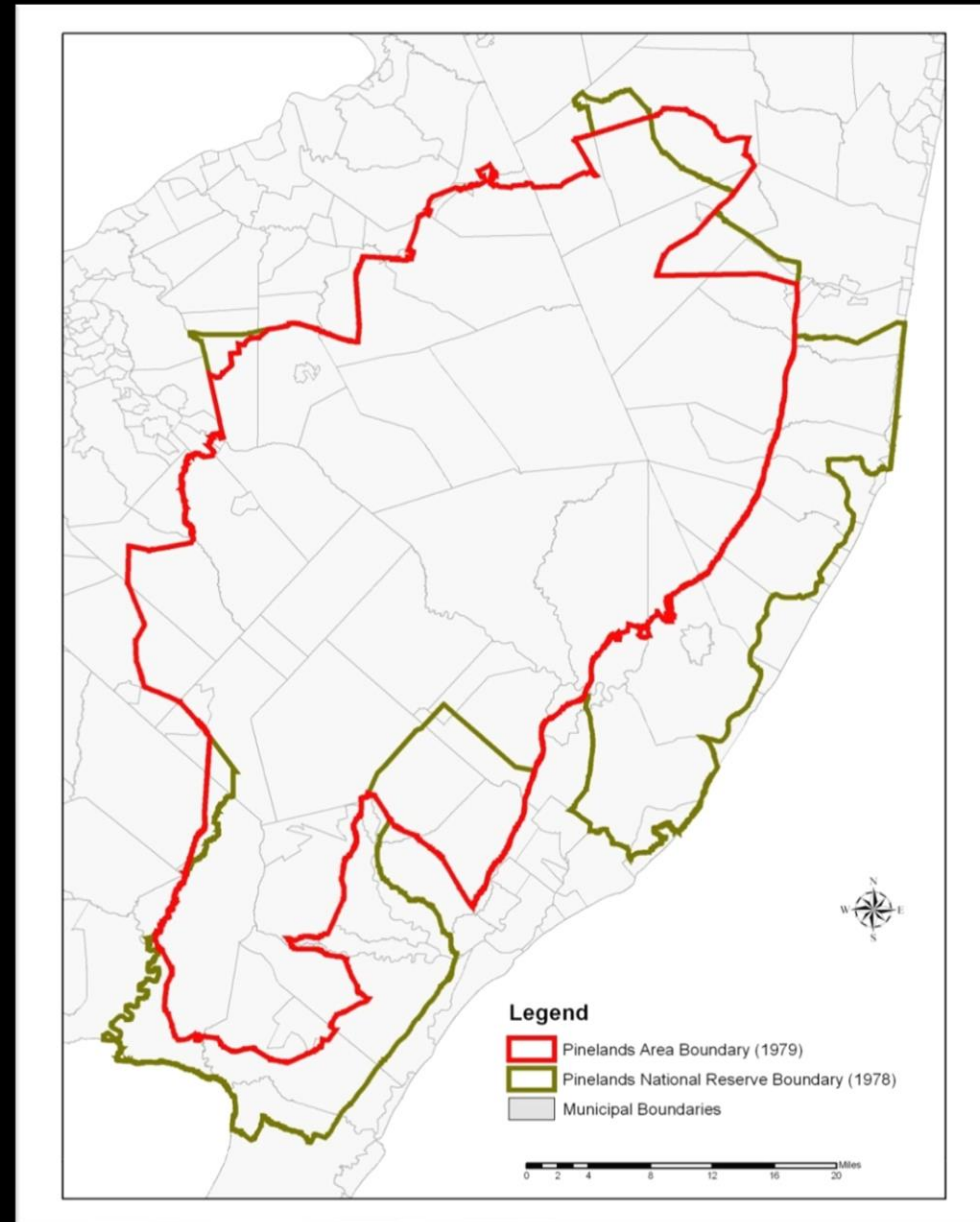
Pinelands Orientation for Newly Elected or Appointed Officials



July 27, 2021
3:30 p.m.

The Pinelands: What is it?

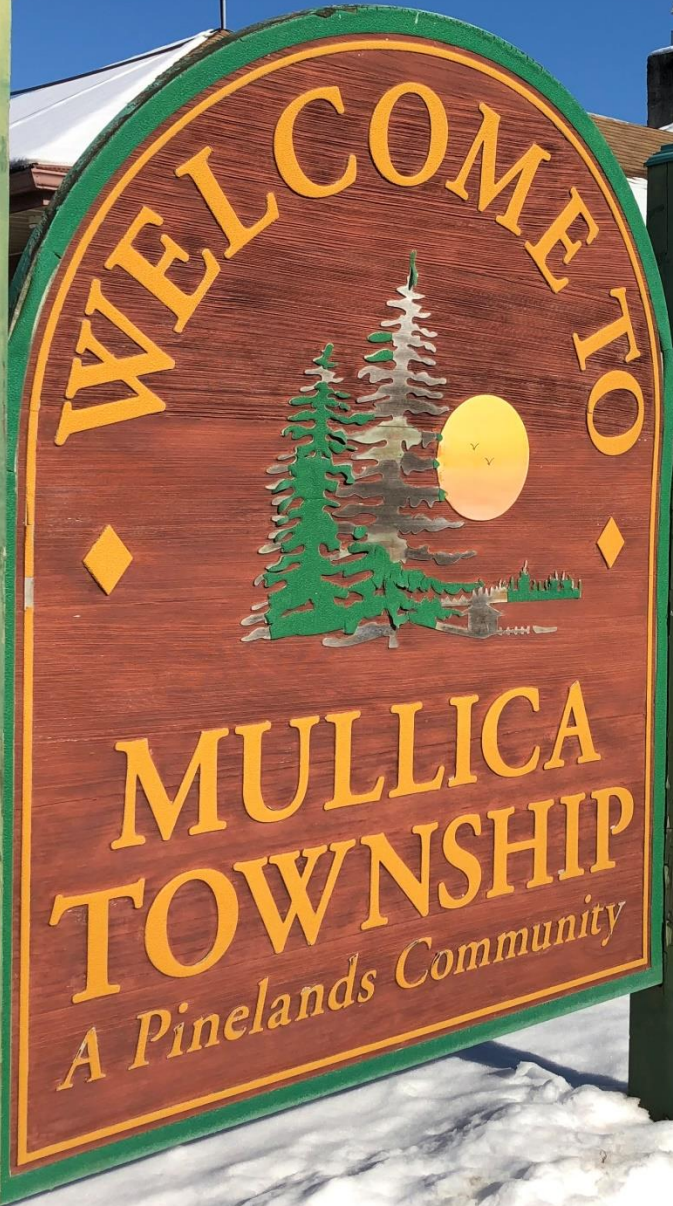
- The Pinelands is a vast mosaic of forests, farms, streams and towns, and it is home to a sensitive ecosystem that receives special protection.
- The Pinelands National Reserve became our country's first National Reserve after the passage of federal legislation in 1978.
- The Reserve covers 1.1-million acres (or 22% of NJ).
- The state Pinelands Area, which is managed by the New Jersey Pinelands Commission, is 938,000 acres.



Pinelands Municipalities

The Pinelands Area includes part or all of 53 towns in Atlantic, Burlington, Camden, Cape May, Cumberland, Gloucester and Ocean counties.





WELCOME TO



MULLICA
TOWNSHIP
A Pinelands Community



Hammonton
ART
DISTRICT
find your creative side

Town Hall →

Post Office →

Batsto Village →

Historical Society Museum →

St Joseph High School →

P

↕

PASTRIES | ESPRESSO

Mannino's
CANNOLI EXPRESS

*Medford
Memorial*
**COMMUNITY
CENTER**
Built 1835 • Inc. 1945

P →
PARKING

Keep the cheer here!
**SHOP
LOCAL**
Medford



Percentage of Land in the Pinelands Area by County:

Atlantic: 247,877 acres (63% of total)

Burlington: 334,224 acres (64% of total)

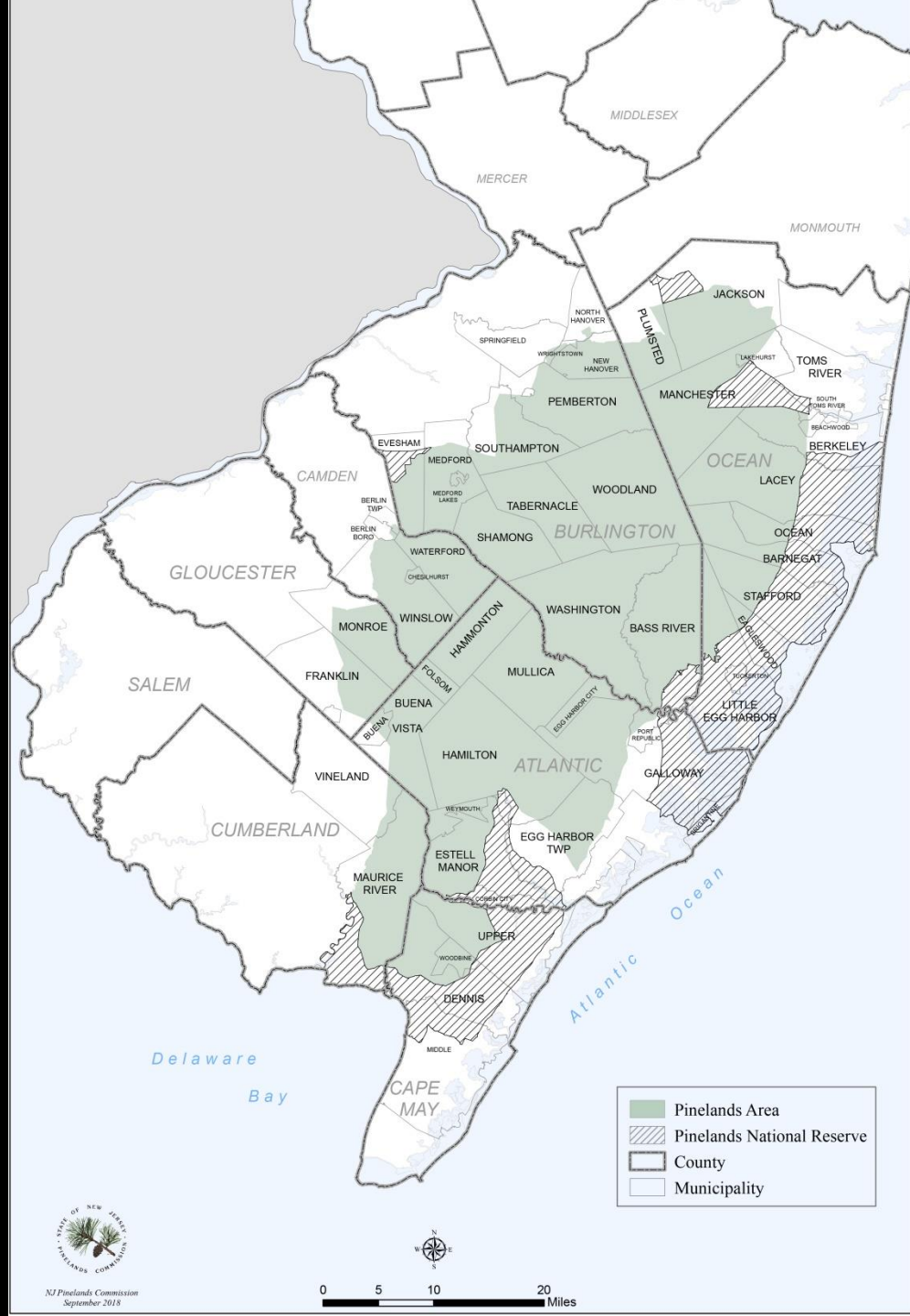
Camden: 54,907 acres (38% of total)

Cape May: 34,807 acres (19% of total)

Cumberland: 45,398 acres (14% of total)

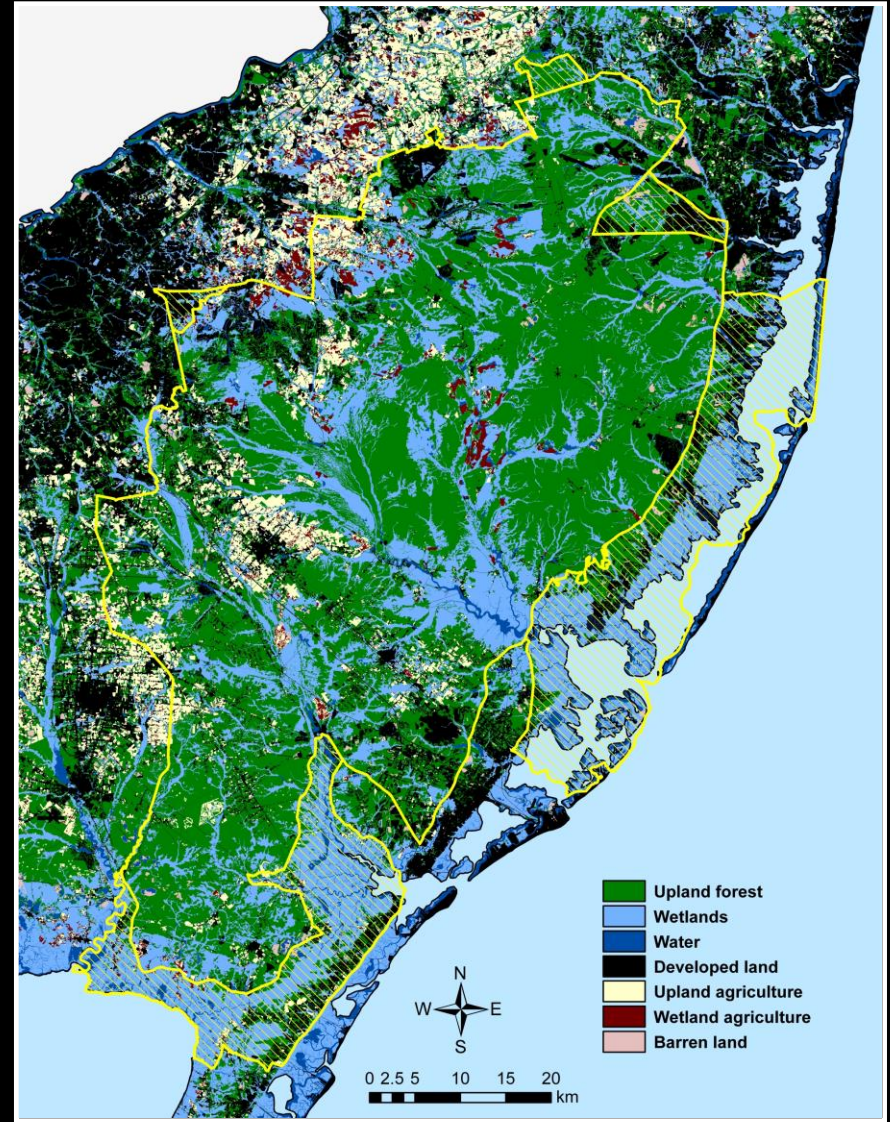
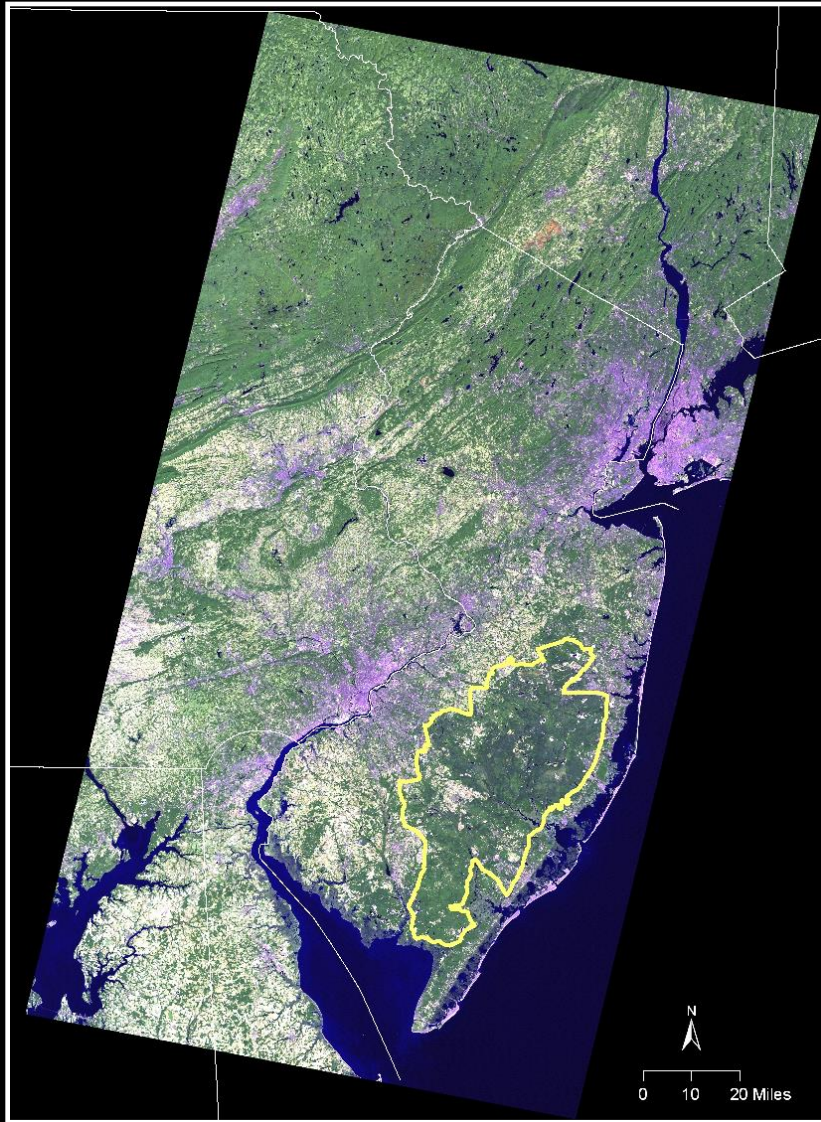
Gloucester: 33,581 acres (16% of total)

Ocean: 187,559 acres (39% of total)



**What makes the
Pinelands Special?**

Large, Intact, Forested Landscapes



Approximately 80% of the Pinelands Area is forest, wetlands, and water



The State Pinelands Area is 1,465.6 square miles -- 19 percent of the total area of New Jersey.

It is the largest body of open space on the Mid-Atlantic seaboard between Richmond and Boston.

Water, water everywhere...

- The Kirkwood-Cohansey aquifer contains an estimated 17.7 trillion gallons of pure water.
- The aquifer serves as a crucial supply of fresh drinking water for more than 1 million residents in southern New Jersey and also supports rivers, streams, and coastal estuaries.





If you vacuumed up all the water beneath the Pinelands, it would cover all of New Jersey in a lake that is 10-feet deep!

Globally Rare Habitat

A wide-angle photograph of a dirt path leading through a vast field of dwarf pine trees. The path is light-colored and runs straight down the center of the frame, receding into the distance. The trees are small, green, and densely packed, creating a textured horizon line. The sky is a vibrant blue, filled with numerous small, white, fluffy clouds. The overall scene is bright and open, suggesting a natural, undisturbed habitat.

12,000-acre Pygmy Pine Forest features dwarf pines and oaks.

Largest of its type in the world.

Born to Burn

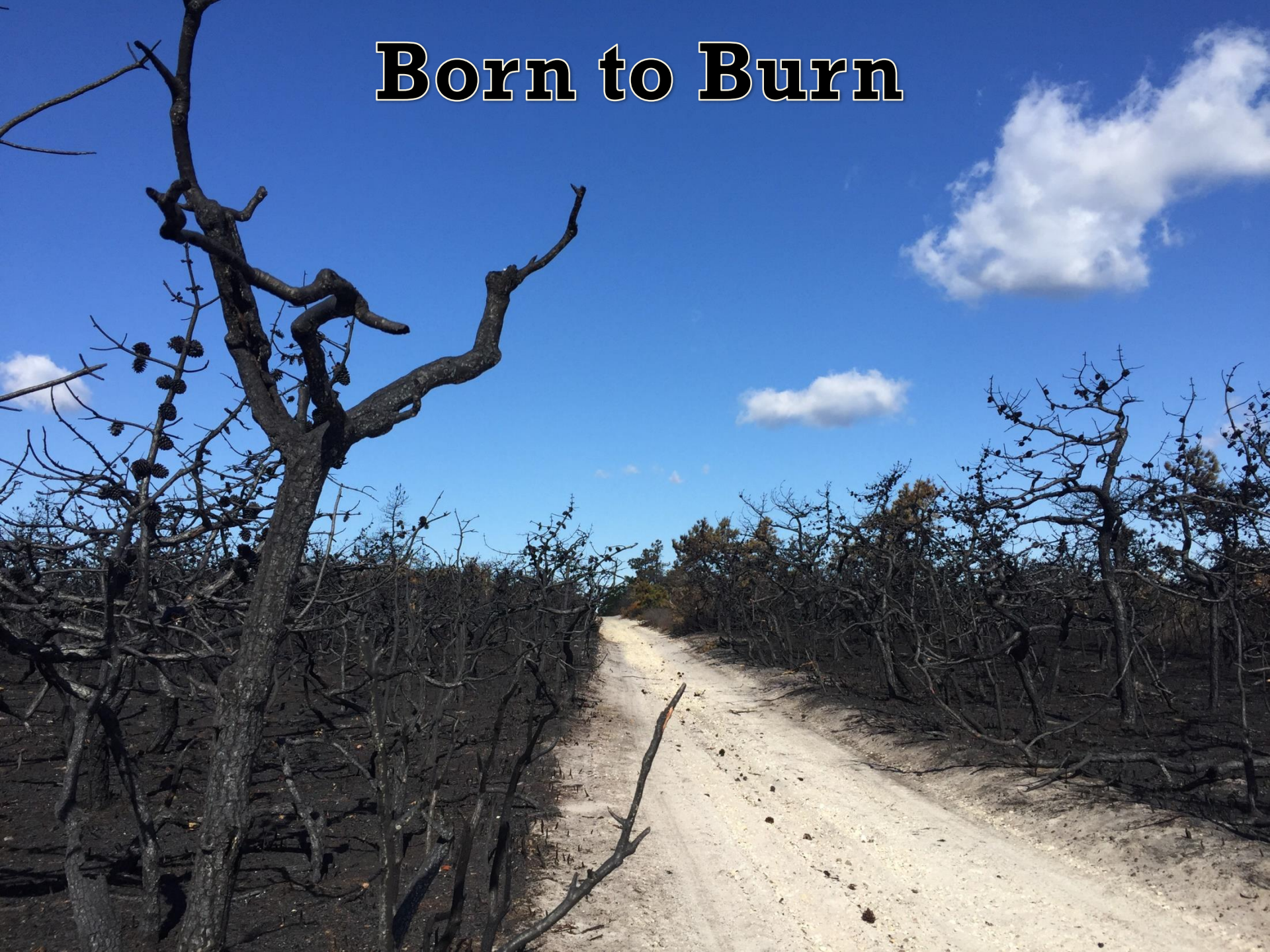
- The New Jersey Pinelands is one of the most fire-prone regions of the country.
- Upland forests are dominated by pitch pines and other fire-adapted species.
- Fires burn fast and hot.
- Prescribed fires are set to reduce fuel loads.



Prescribed Burning



Born to Burn



Forest Regeneration



A botanical treasure



Home to 850 plant
species

A botanical treasure



Pine Barrens
Gentian



Swamp
Pink

- 92 rare species

A botanical treasure



- 92 rare species

A botanical treasure

- 27 species of orchids



Grass Pink Orchid



Orange Fringed Orchid



White Fringed Orchid

An animal oasis

- 500 animal species
- 43 rare animals



Pine Barrens
treefrog



Spotted
Turtle



Corn
Snake



Tiger Salamander

A Berry Good Place

New Jersey ranks 4th in cranberry production.

Production totaled approximately 52.9 million pounds in 2019.

All of NJ's commercial cranberry production occurs in the Pinelands.



A Berry Good Place



New Jersey ranks 6th in blueberry production.

New Jersey blueberry growers harvested 46 million pounds in 2019.

The value of utilized production was over \$85 million, according to the USDA.

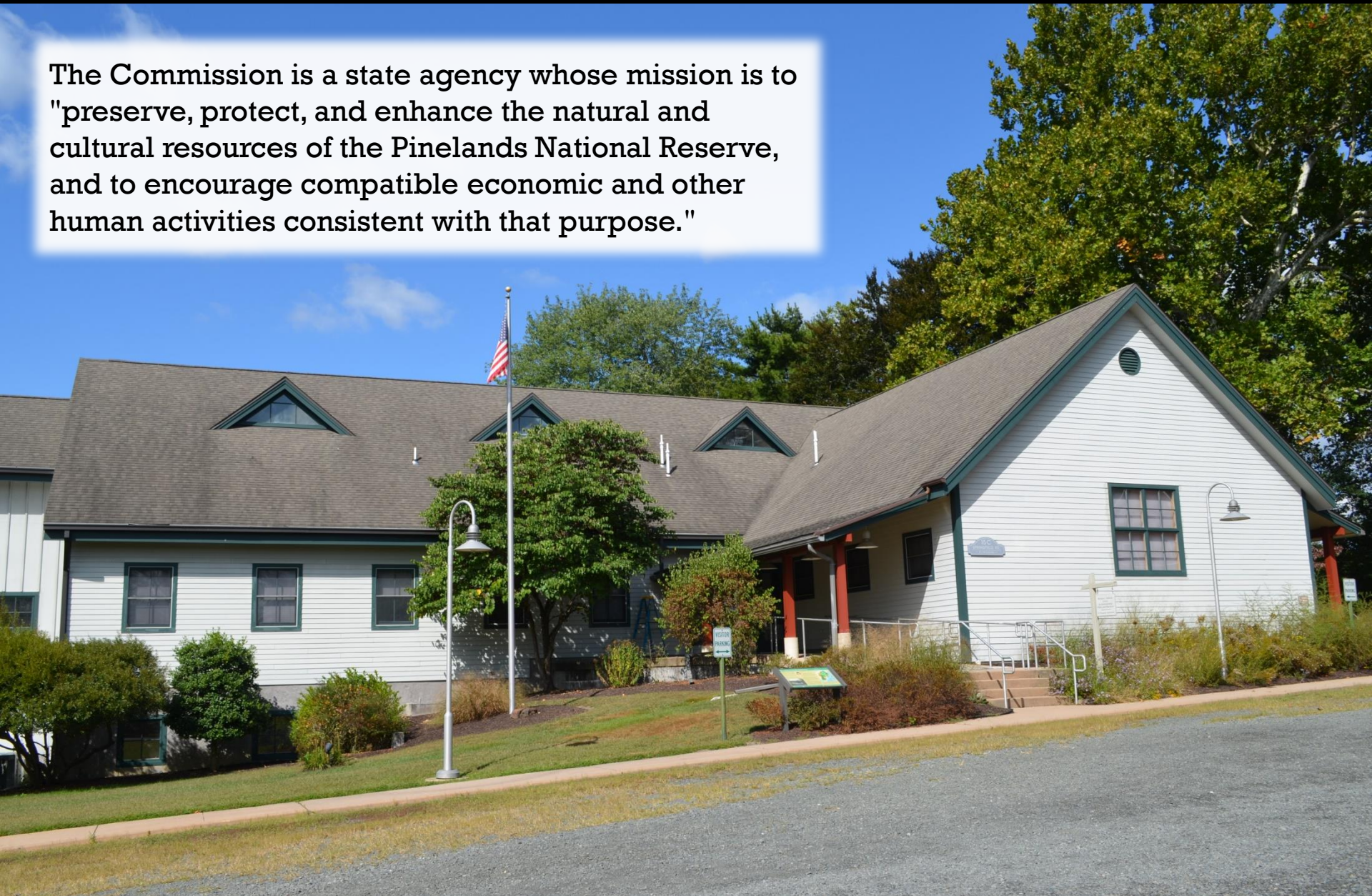
Pinelands Protection



- National Parks & Recreation Act signed on November 10, 1978, establishing the Pinelands National Reserve.
- The New Jersey Pinelands Commission was established on February 8, 1979.
- State Pinelands Protection Act signed on June 28, 1979
- Pinelands Comprehensive Management Plan was adopted and took effect in January 1981.
- The CMP contains the rules that protect the Pinelands natural, cultural and historic resources.

NJ Pinelands Commission

The Commission is a state agency whose mission is to "preserve, protect, and enhance the natural and cultural resources of the Pinelands National Reserve, and to encourage compatible economic and other human activities consistent with that purpose."



The Pinelands Commission

Governor's Appointees

Edward Lloyd

Richard H. Prickett, (Chairman)

Mark S. Lohbauer

D'arcy Rohan Green

Gary Quinn

County Appointees

Alan Avery – Ocean (Vice Chairman)

Jerome H. Irick – Atlantic

Shannon Higginbotham – Burlington

Jordan P. Howell – Camden

William Pikolycky – Cape May

Jane Jannarone – Cumberland

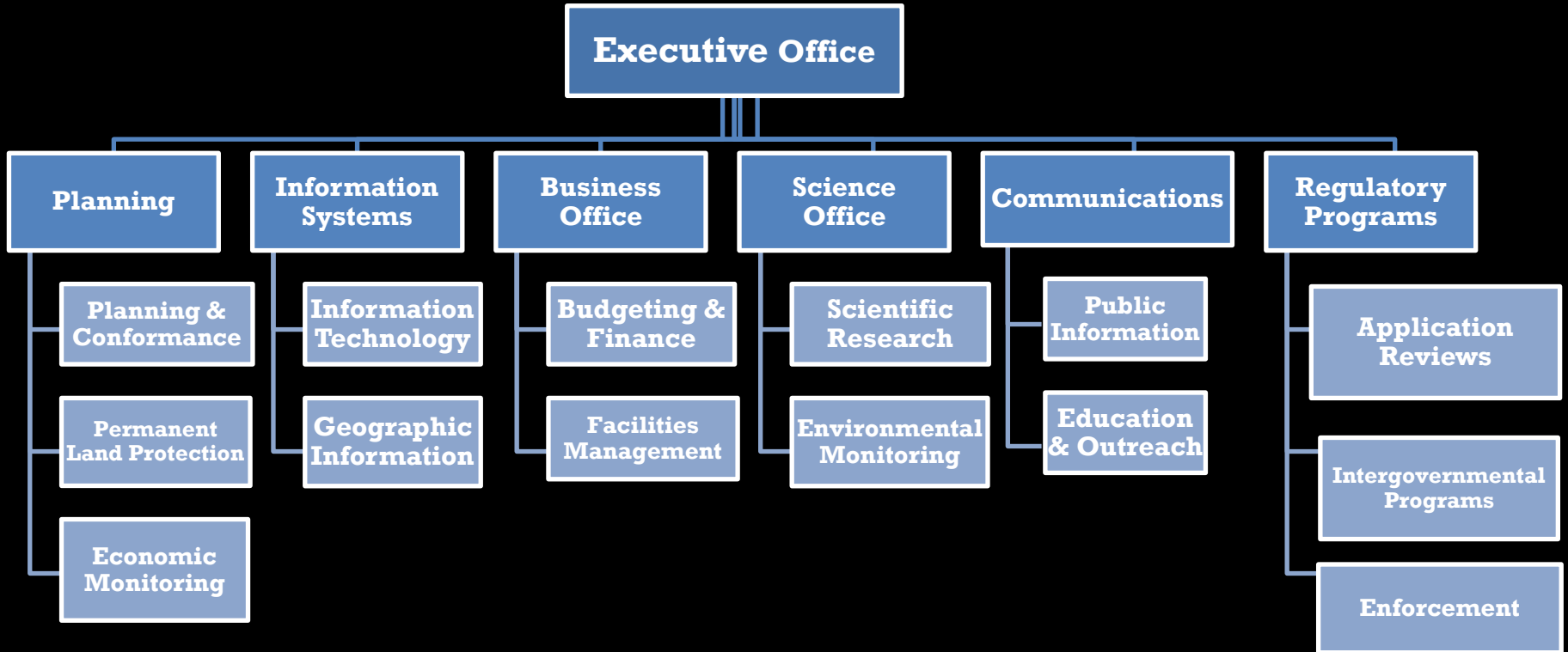
Daniel Christy – Gloucester

Secretary of the Interior's Appointee

Vacant

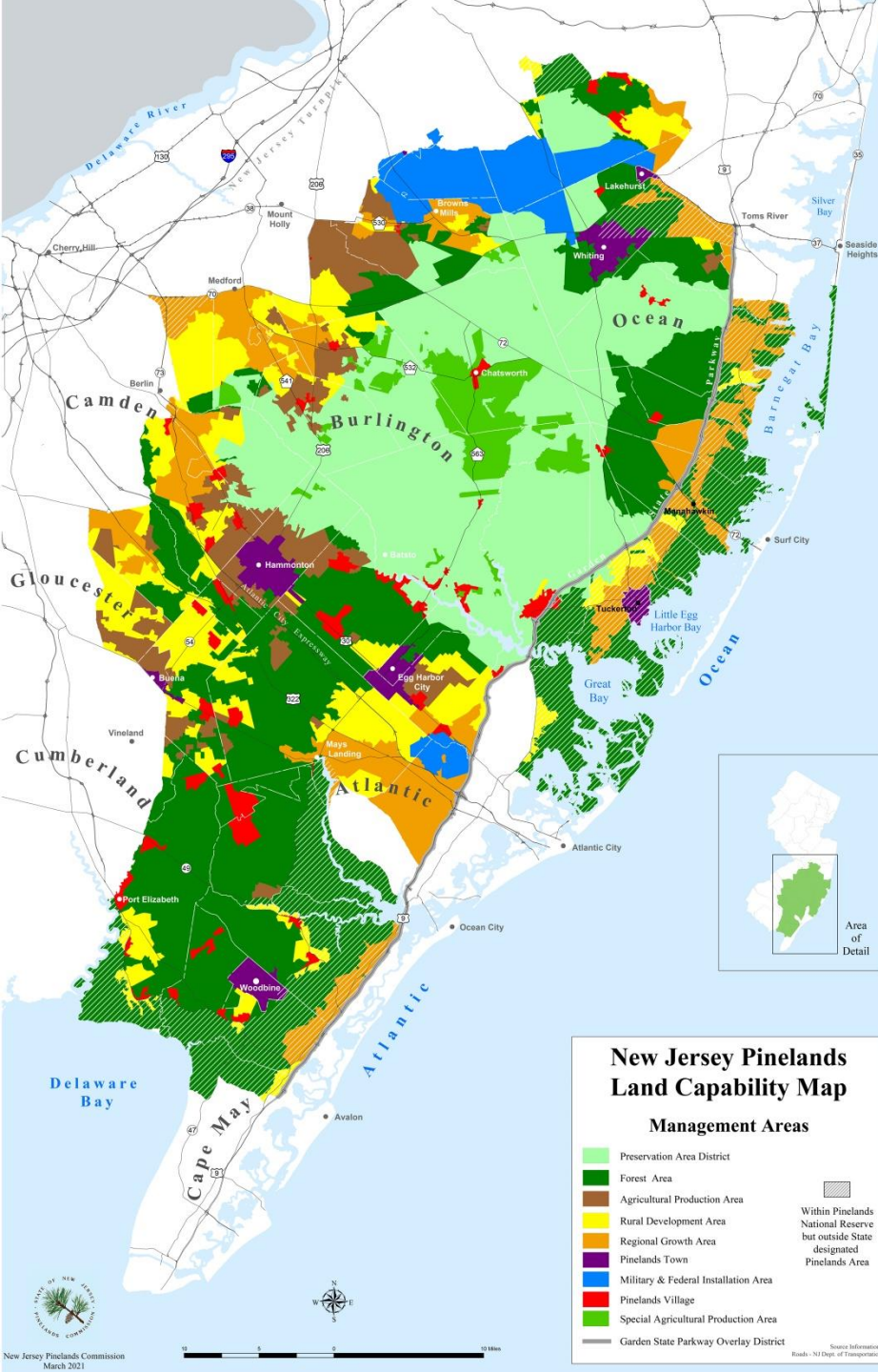
The Pinelands Commission

Table of Organization



Pinelands Land Capability Map

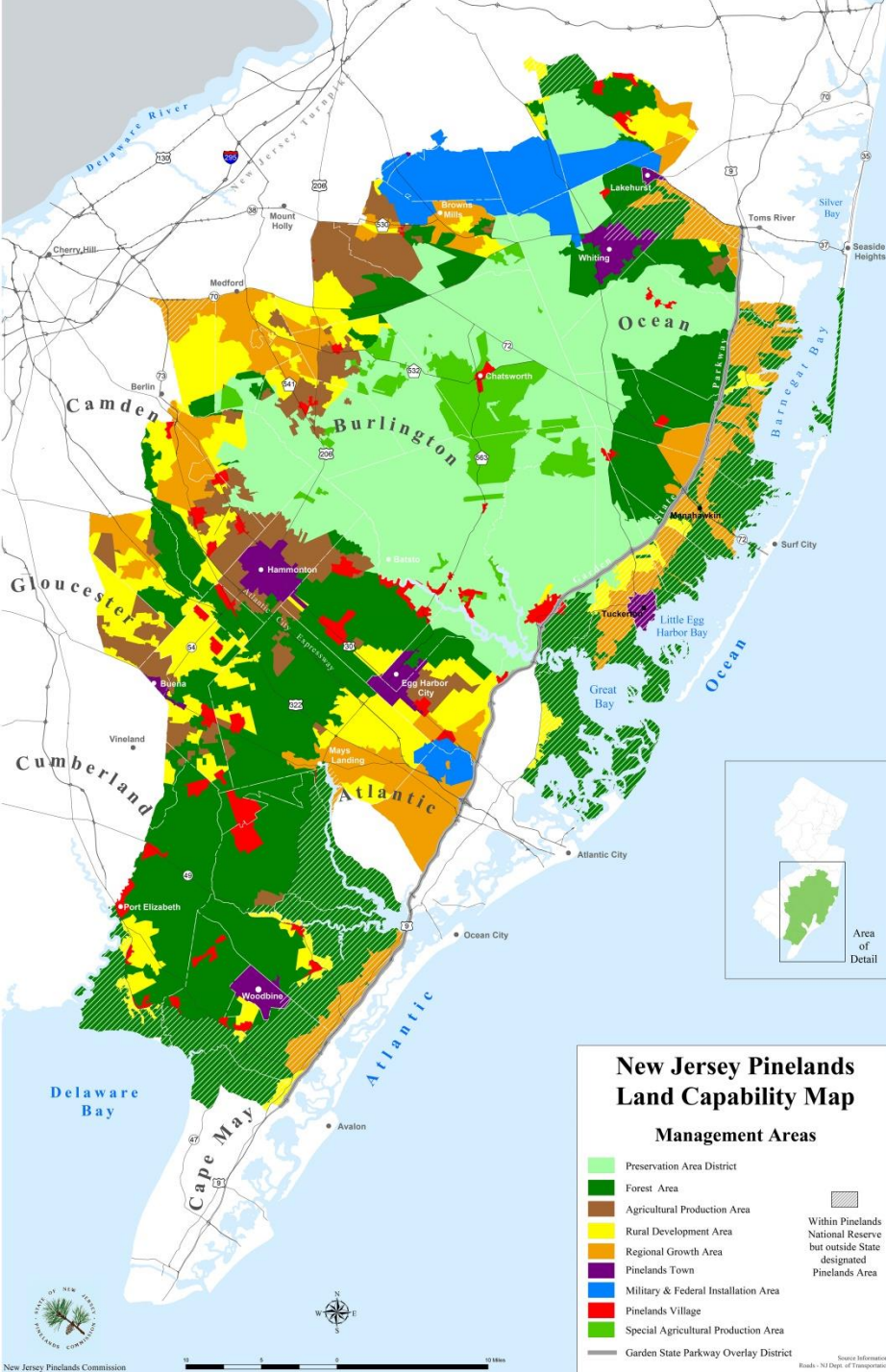
- The CMP establishes nine land use management areas with goals, objectives, development intensities and permitted uses for each.
- The boundaries of these management areas are displayed on the Pinelands Land Capability Map. They are implemented through local zoning that must conform with Pinelands land use standards.



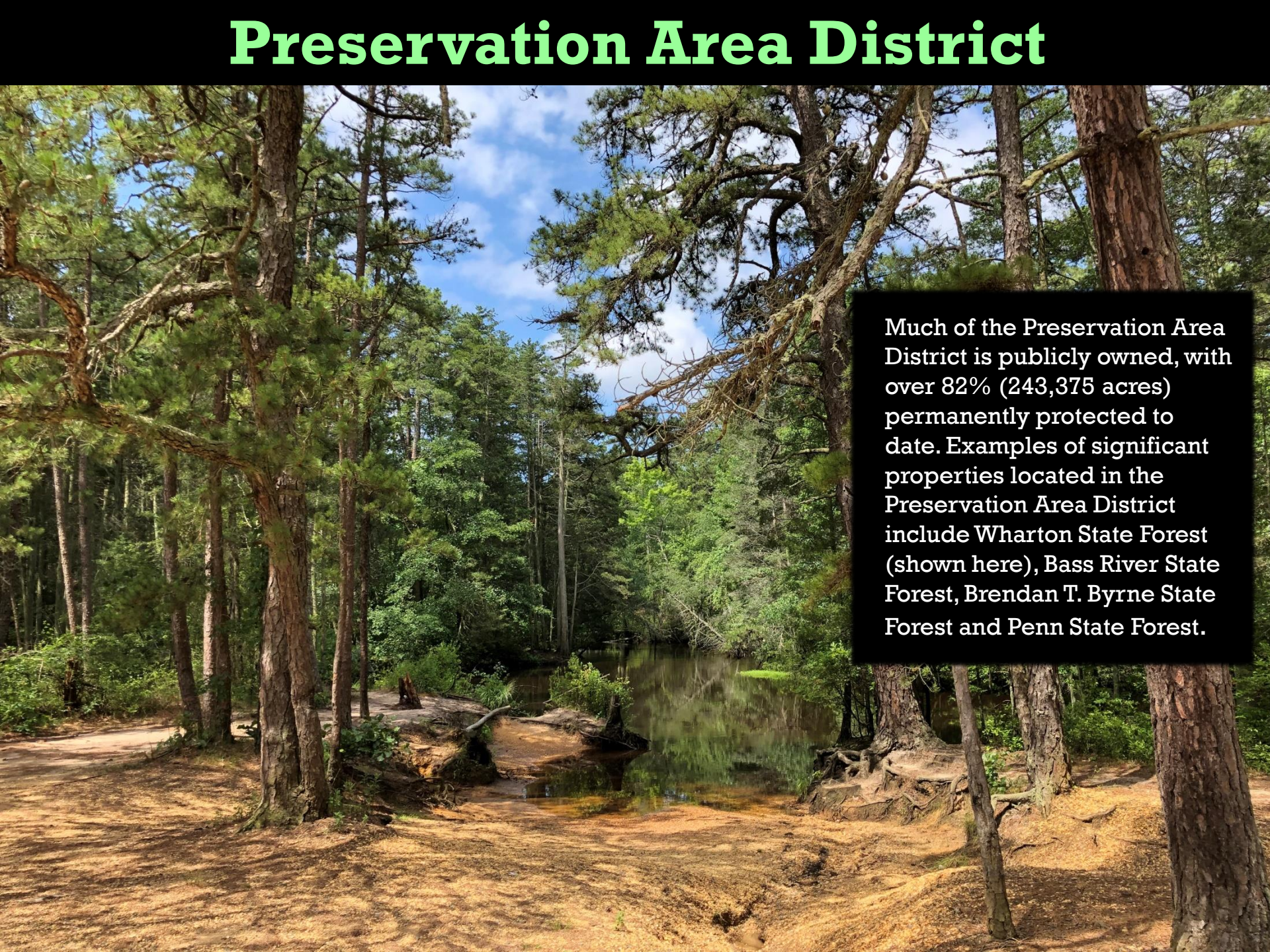
Preservation Area District

- 295,000 acres (31% of the state Pinelands Area).
- This is the heart of the Pinelands environment and the most critical ecological region. It is home to a large, contiguous, wilderness-like area of forest that supports diverse plant and animal communities, including many threatened and endangered species.

No residential development is permitted in the Preservation Area District, except for special "cultural housing" exceptions for property owned by families prior to 1979. Limited opportunities to develop residential and commercial uses are provided in designated infill areas, which total approximately 2,100 acres. Other permitted uses include berry agriculture, forestry and low-intensity recreation.



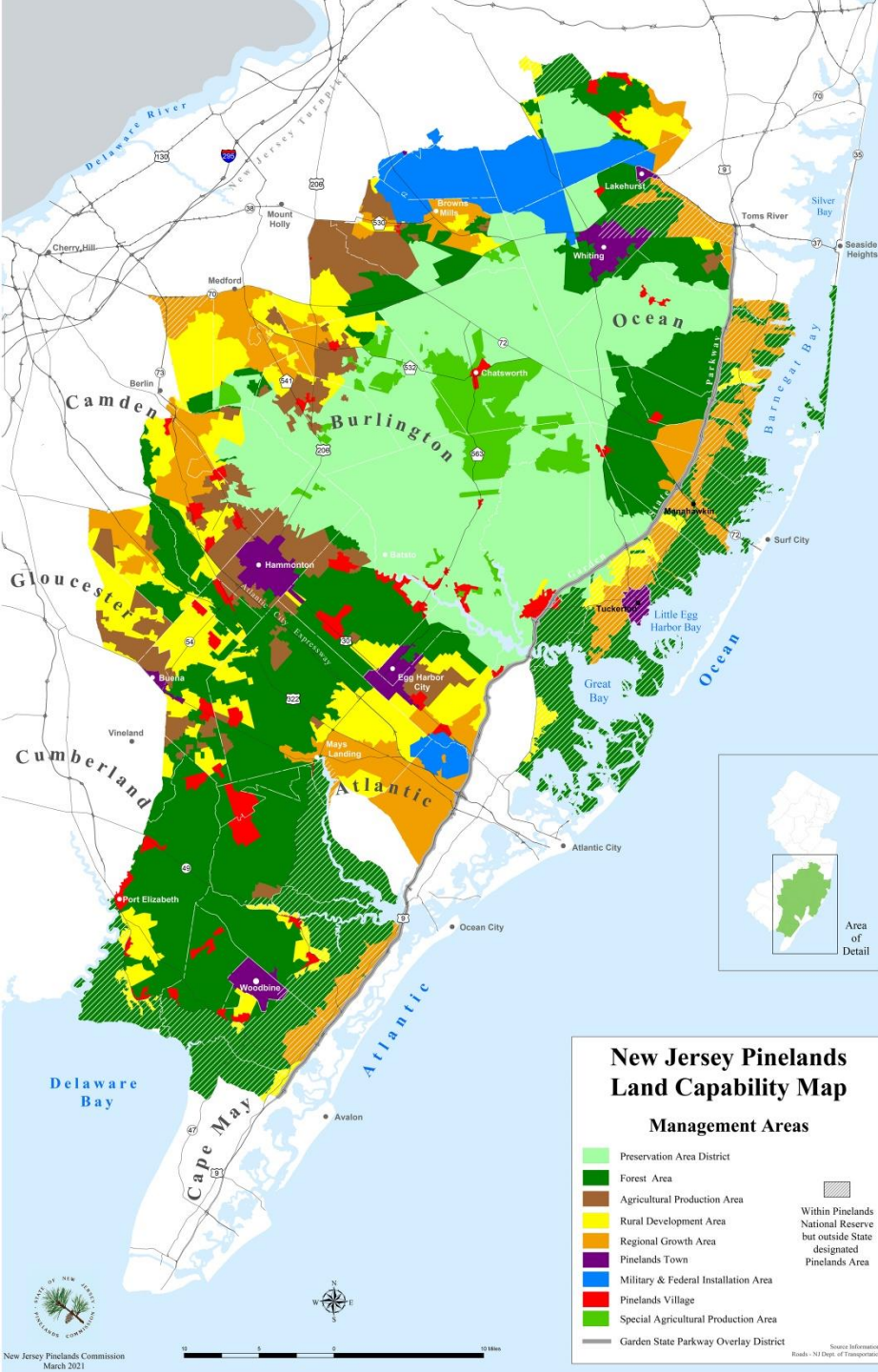
Preservation Area District




Much of the Preservation Area District is publicly owned, with over 82% (243,375 acres) permanently protected to date. Examples of significant properties located in the Preservation Area District include Wharton State Forest (shown here), Bass River State Forest, Brendan T. Byrne State Forest and Penn State Forest.

Forest Area

- 257,000 acres (27% of the state Pinelands Area).
- Similar to the Preservation Area District in terms of its high ecological value, and the largely undeveloped area features the essential elements of the Pinelands environment. It contains high-quality water resources and wetlands. It also provides suitable habitat for many of the 135 threatened and endangered plant and animal species that live in the Pinelands.
- Clustered housing on one acre lots is permitted in the Forest Area at an average residential density of one home per every 28 acres. Roadside retail within 300 feet of pre-existing commercial uses is permitted, as are campgrounds and low-intensity recreational uses such as hiking, biking, fishing and horseback riding.



Forest Area

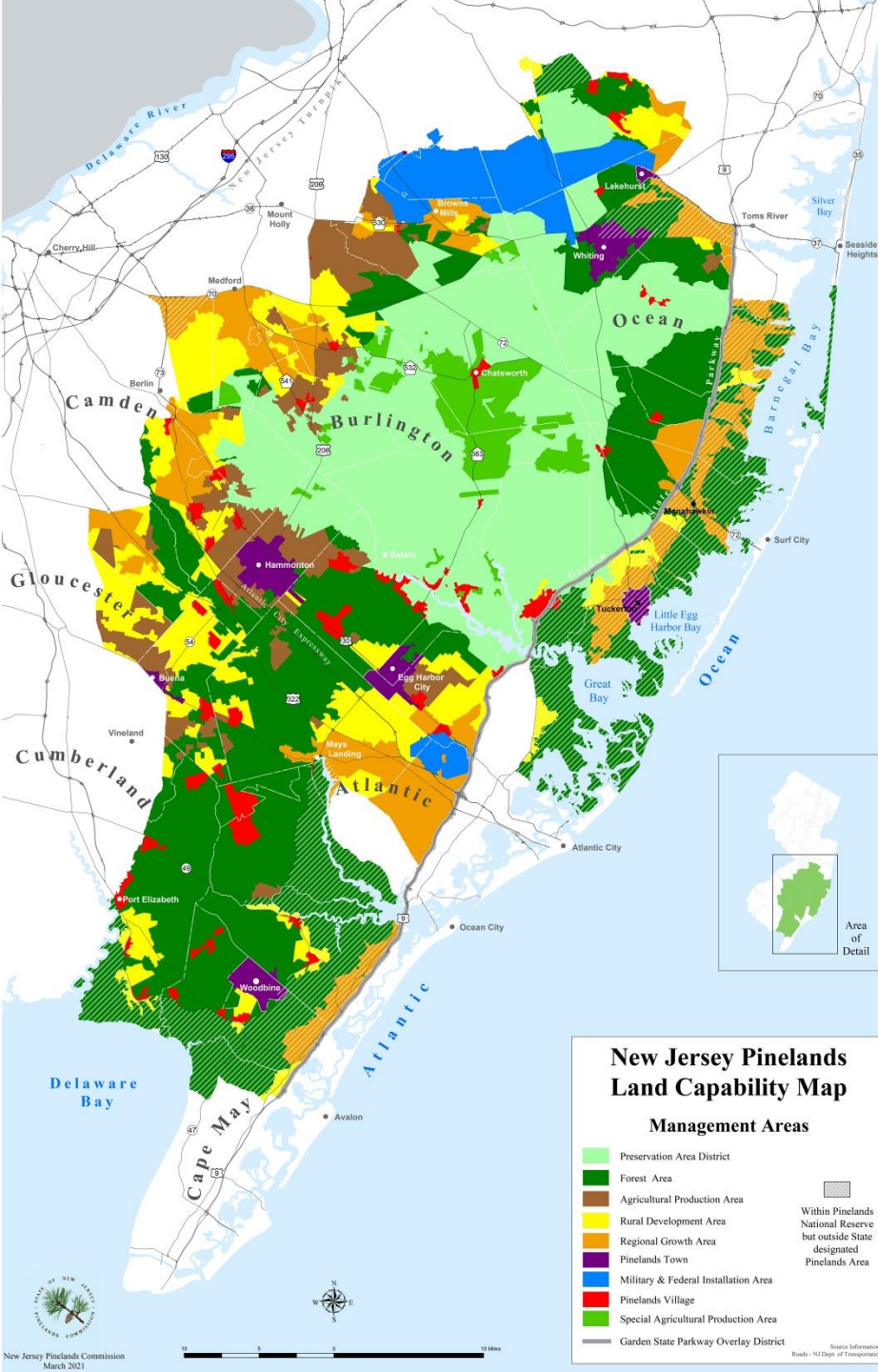


Fifty-eight percent of the Forest Area (nearly 150,000 acres) has been permanently protected to date.

Examples of significant properties in the Forest Area include Belleplaine State Forest, the Makepeace Lake Wildlife Management Area, the Peaslee Wildlife Management Area, the Tuckahoe Wildlife Management Area, and Wells Mills County Park. Large portions of Atlantic, Cape May and Cumberland counties make up the southern Forest Area.

Special Agricultural Production Area

- 37,500 acres (4% of the state Pinelands Area).
- Includes discrete areas within the Preservation Area that are primarily used for berry agriculture (cranberries and blueberries) and horticulture of native Pinelands plants. This area recognizes a unique and integral element of the Pinelands economy that is part of the essential character of the Pinelands.
- In this area, the only permitted residential uses are farm-related housing on 40 acres and cultural housing exceptions on 3.2 acre lots.



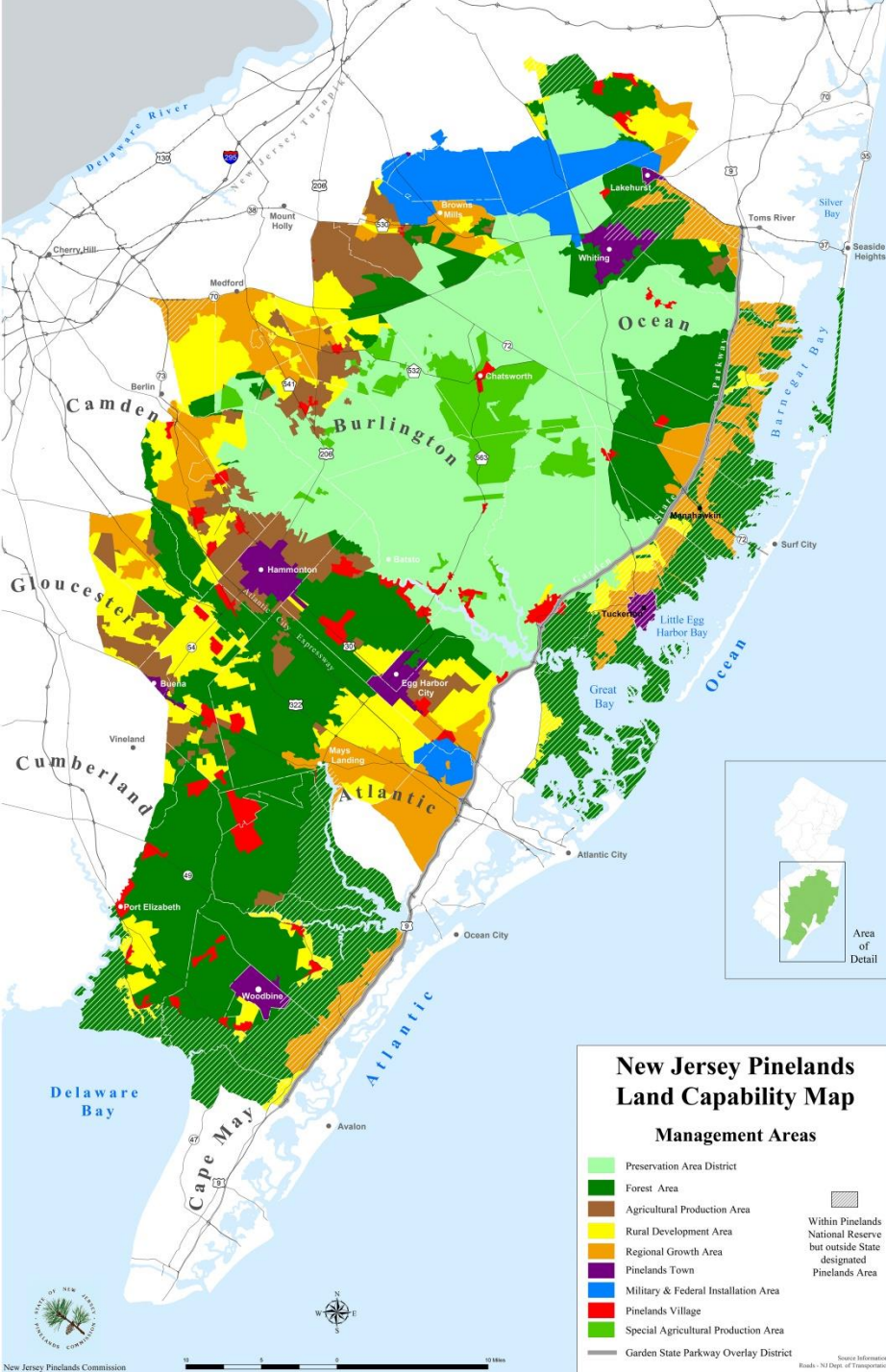
Special Agricultural Production Area



Examples of significant properties that are in the Special Agricultural Production Area include the Franklin Parker Preserve and large portions of Woodland, Washington and Bass River townships in Burlington County.

Agricultural Production Area

- 68,500 acres (7% of the state Pinelands Area).
- These are areas of active agricultural use, generally upland field agriculture and row crops, along with adjacent areas with soils that are suitable for the expansion of agricultural operations. Greenhouses can often be found in this area, along with fields of corn and other crops.
- Farm-related housing is allowed on 10 acres and non-farm housing is allowed on 40 acres. This region also permits non-residential uses such as agricultural commercial establishments (roadside farm markets) and agricultural processing facilities.



Agricultural Production Area



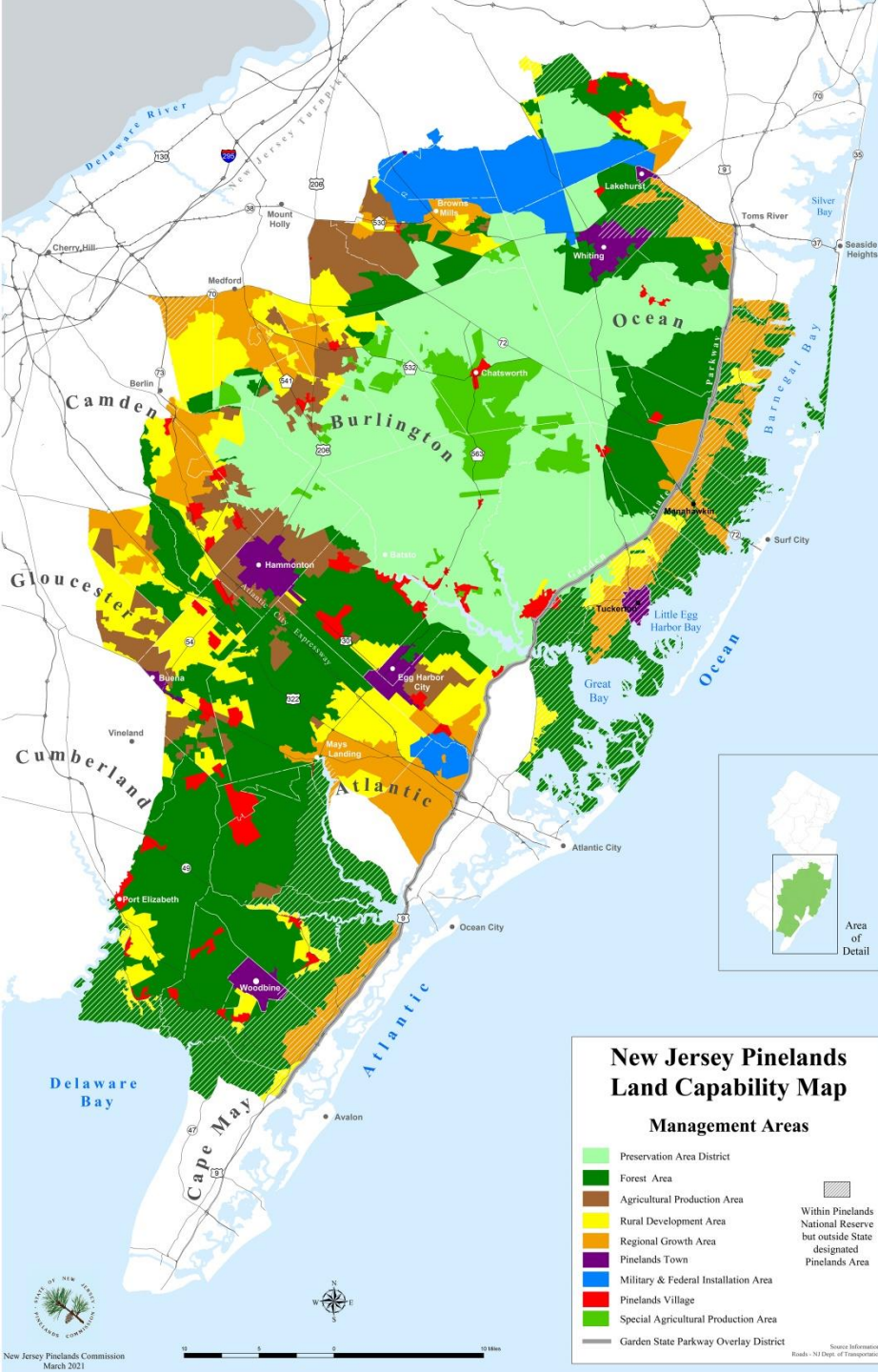
The Agricultural Production Area is concentrated in Atlantic, Burlington, Camden and Gloucester counties.

Approximately 41% of the area has been permanently preserved to date, largely through State and County Farmland Preservation Programs and the Commission's own Pinelands Development Credit program.

Rural Development Area

- 109,500 acres (12% of the state Pinelands Area).
- This is a transitional area that serves as a buffer between conservation-oriented management areas and designated growth areas. Existing development in the Rural Development Area ranges from low-density single-family homes to retail commercial uses and active recreational uses such as athletic fields and golf courses.

Clustered housing on one acre lots is permitted in the Rural Development Area at an average residential density of one home for every five acres. Community commercial, light industrial and active recreational uses are also permitted. All development in the Rural Development Area must be served by septic systems; public sanitary sewer service is not permitted.



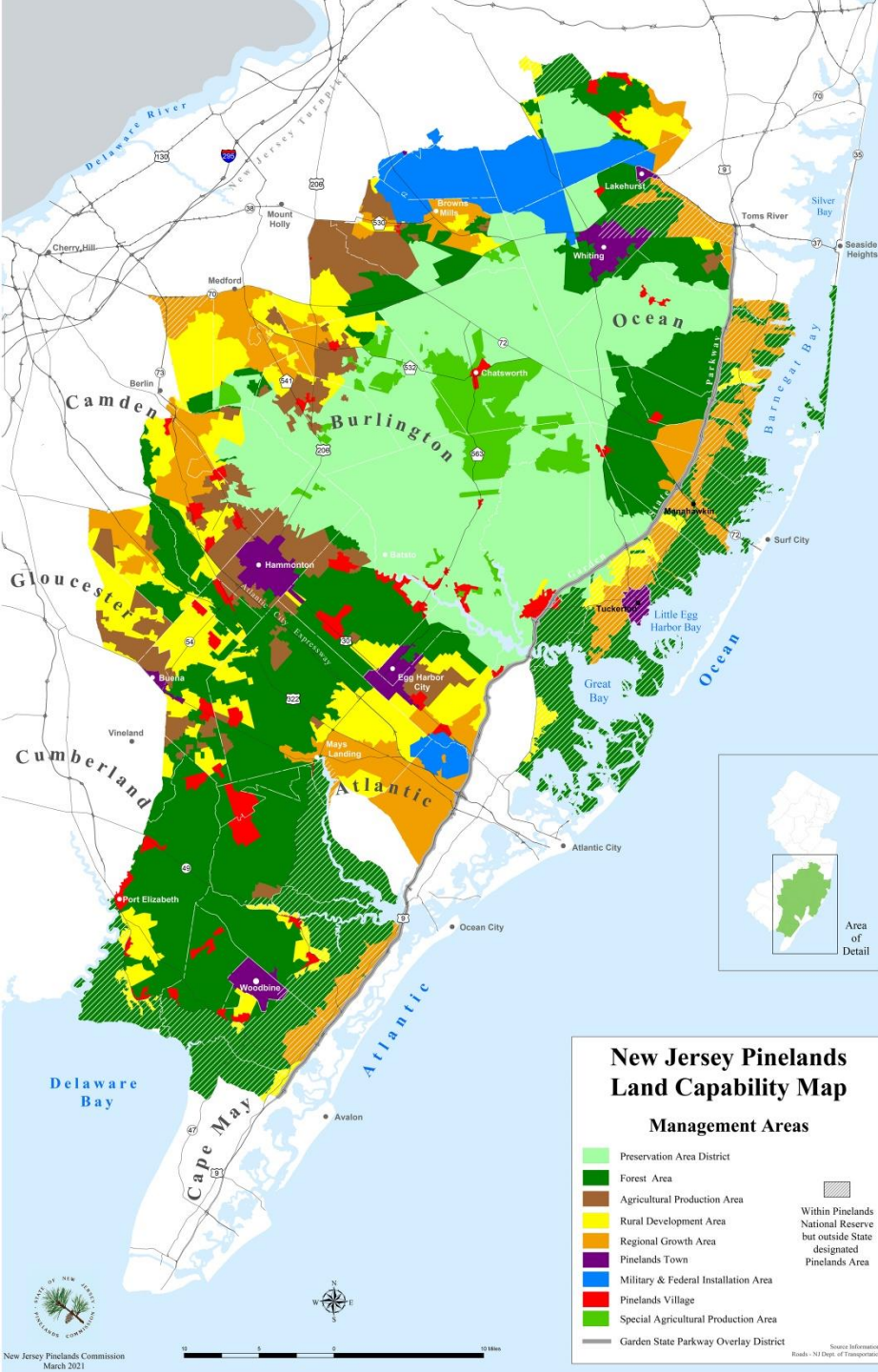
Rural Development Area

Every county in the Pinelands Area contains at least one Rural Development Area, with the largest Rural Development Areas found in Buena Vista, Evesham, Franklin, Galloway, Hamilton, Jackson, Maurice River, Medford, Monroe, Southampton and Winslow townships.



Military & Federal Installation Area

- 47,000 acres (5% of the state Pinelands Area).
- It encompasses major, pre-existing federal landholdings and facilities. This management area was created by the Pinelands Commission as a way of accommodating the unique characteristics of these existing federal facilities and recognizing their value as substantial economic resources in the Pinelands Area.
- Permitted uses in the Military and Federal Installation Area are those associated with the function of the installation or other public purpose uses.



Military & Federal Installation Area

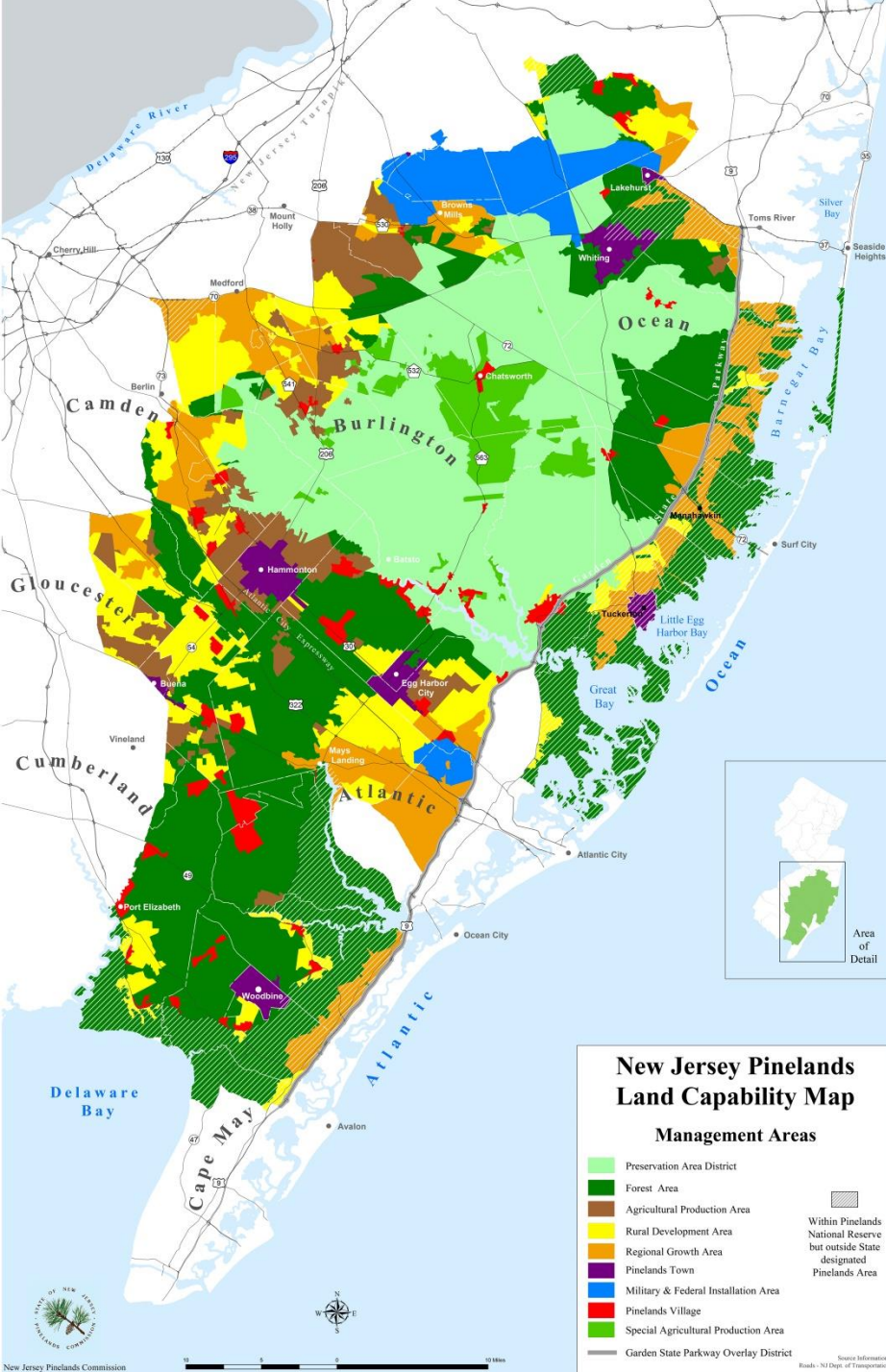


Two facilities are located in this Area: The 42,000-acre Joint Base McGuire-Dix-Lakehurst is located on the northern edge of the Pinelands, while the 5,000-acre Federal Aviation Administration William J. Hughes Technical Center is 10 miles northwest of Atlantic City.

Pinelands Villages

- 26,000 acres (3% of the state Pinelands Area).
- This includes 47 small, existing, spatially discrete settlements that are appropriate for infill residential, commercial and industrial development compatible with their existing character.

Most Pinelands Villages are not sewered, therefore residential development is permitted on lots between one and five acres in size. Nonresidential development is also permitted, provided it is consistent in character and magnitude with existing structures and uses in the Village.



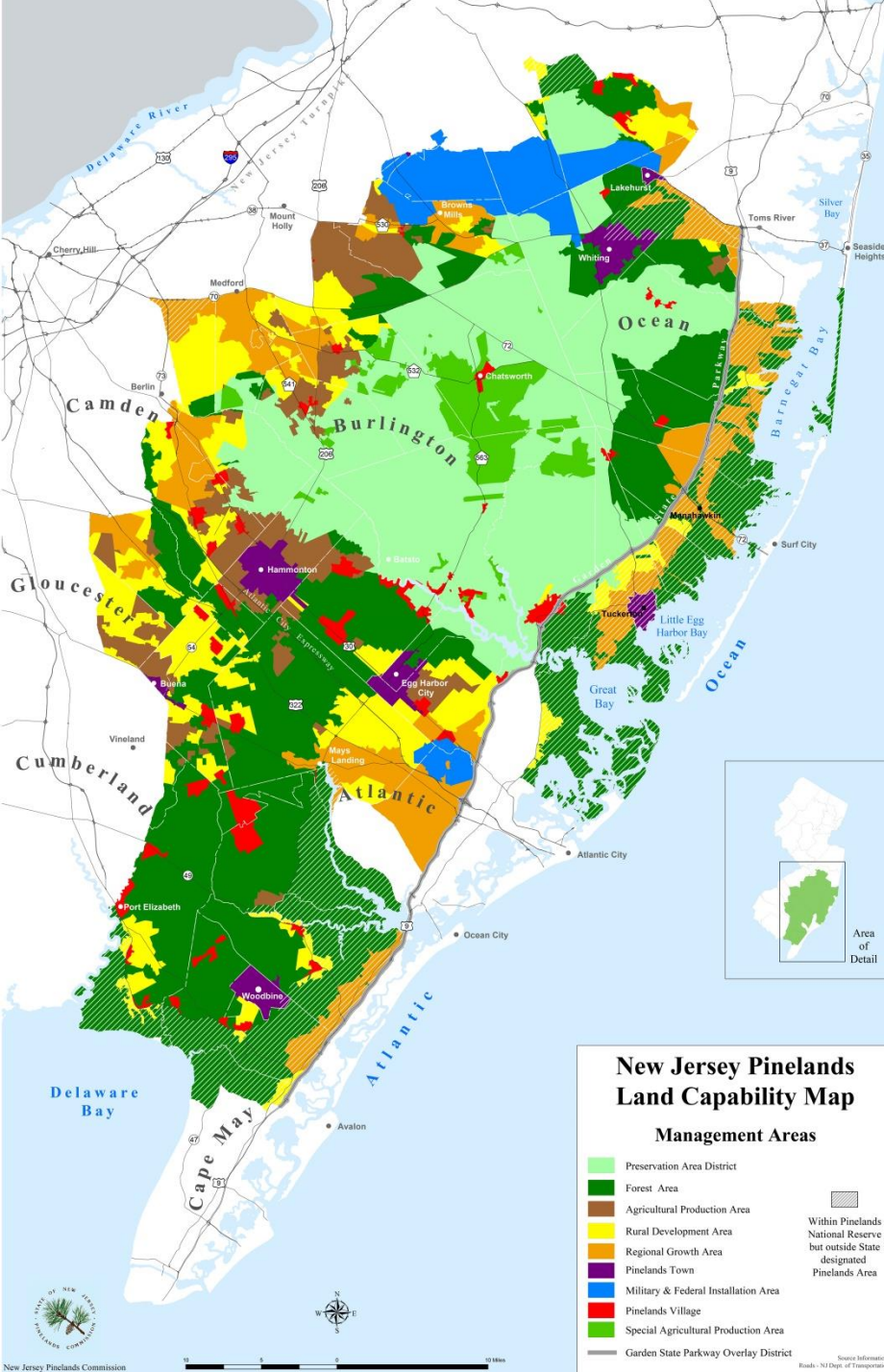
Pinelands Villages



Pinelands Villages are located in Atlantic, Burlington, Camden, Cape May, Cumberland and Ocean County.

Pinelands Towns

- 21,500 acres (2% of the land in the state Pinelands Area)
- This includes seven large, existing, spatially discrete settlements that generally have wastewater and/or water supply systems to support existing and future development.
- Municipalities may permit a wide variety of uses in their Pinelands Town management areas, including high-density residential development and sewered commercial and industrial uses.



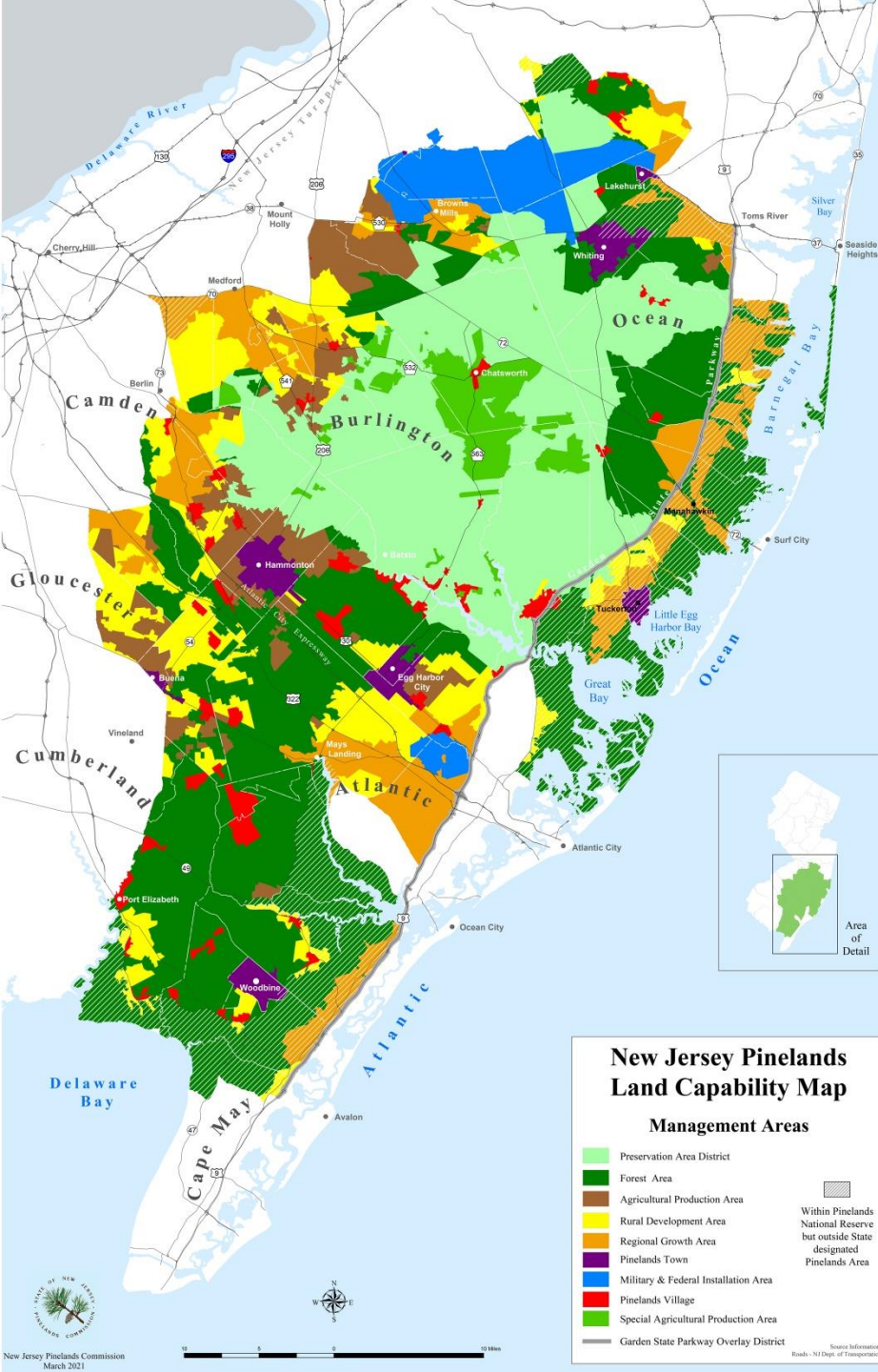
Pinelands Towns



The seven Pinelands Towns designated in the CMP are Buena, Egg Harbor City, Hammonton, Lakehurst, Whiting, Woodbine and Wrightstown.

Regional Growth Area

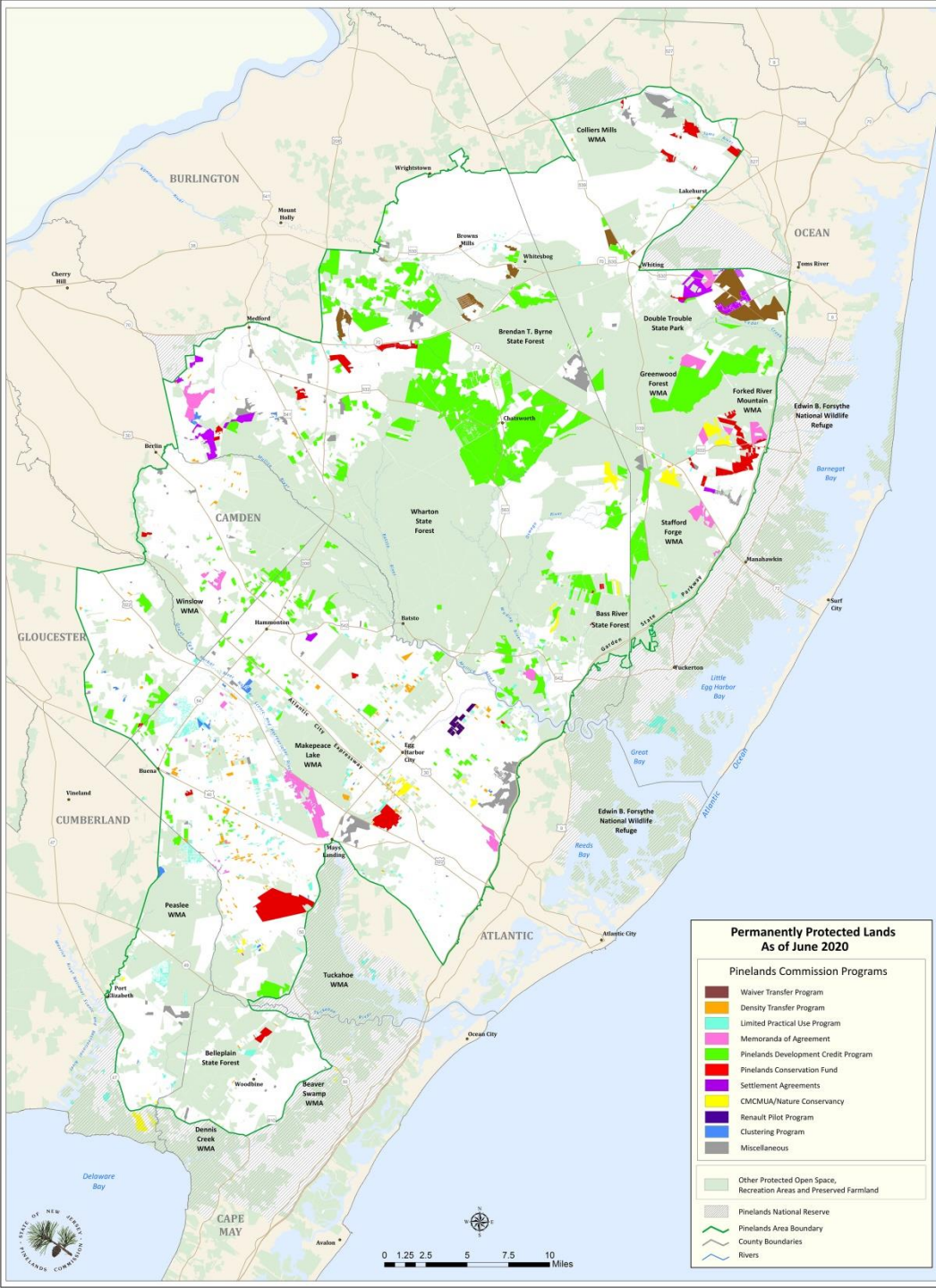
- 76,500 acres (8% of the land in the state Pinelands Area)
- The Regional Growth Area is generally located on the fringes of the Pinelands boundary, and it is home to existing development and adjacent lands that have the infrastructure such as sewers, roads and other utilities needed to accommodate new development while protecting the Pinelands' essential character and environment.
- The CMP provides municipalities with the ability to permit a wide variety of uses in their Regional Growth Areas. Residential development in the form of single-family homes, duplexes, townhouses, apartments and assisted living facilities is permitted, and these uses typically range in density from one to ten units per acre. Sewered commercial and industrial uses are also permitted, as is mixed-use development consisting of both residential and commercial uses.



Regional Growth Area



Regional Growth Areas are located in Barnegat Township, Beachwood Borough, Berkeley Township, Berlin Borough, Berlin Township, Chesilhurst Borough, Egg Harbor Township, Evesham Township, Galloway Township, Hamilton Township, Jackson Township, Manchester Township, Medford Lakes Borough, Medford Township, Monroe Township, Pemberton Township, Shamong Township, Southampton Township, South Toms River Borough, Stafford Township, Tabernacle Township, Toms River Township, Waterford Township, and Winslow Township.



- As of June 30, 2020, over half of the Pinelands Area (479,000 acres) has been permanently protected.
- Importantly, 94% of the protected land is located within the conservation areas of the Pinelands that the Commission is charged with preserving and enhancing.
- Most of the preserved land in the Pinelands was protected through federal, state and local land protection initiatives, with a relatively small percentage (3% or 12,000 acres) protected by non-profit conservation organizations.



Programs administered or funded by the Pinelands Commission have protected approximately 96,000 acres through June 2020, accounting for approximately 20% of the total.

The End

