



Pinelands Conservation Fund Land Acquisition Program

PCF Land Acquisition Program

- PCF established in **2004**:
 - **2004 MOA** with NJ Board of Public Utilities for electric transmission line improvements in PAD and FA
 - Required **\$13 million** contribution from Conectiv to further Pinelands protection program



*Above: Conectiv transmission line through forested area
Below: Trail on 699 acre Cologne Avenue property
Photos by Paul Leakan, NJPC*

PCF Land Acquisition Program



- Pinelands Commission adopted PCF use and management policies in **2005**
 - Land acquisition component: **\$6 million**
- Commission hired CRI as PCF Program Facilitator in **2006**

*The 5 acre Paglia property, part of the Ridgeway Branch greenway
Jackson Township, Ocean County – Photo by Paul Leakan, NJPC*

PCF Round 1 (2007)

- **8** completed projects
- **5** different applicants
- Lands in Atlantic, Burlington and Ocean counties
- **5** different priority areas
- **\$2,845,612** distributed
- **2,426.48** acres preserved



*Oyster Creek on the 887 acre Horner property
Ocean Township, Ocean County – Photo by CRI*

PCF Round 2 (2008)



*Pond on the 107 acre Oswego Gun Club property
Bass River Township, Burlington County – Photo by CRI*

- **6** completed projects
- **4** different applicants
- Lands in Atlantic, Burlington, Gloucester and Ocean counties
- **5** different priority areas, **1** contingency project
- **\$471,868** distributed
- **334.82 acres** preserved

PCF Round 3 (2009)

- **3** completed projects
- **2** different applicants
- Lands in Camden and Ocean counties
- **1** priority area; **2** contingency projects
- **\$368,775** distributed
- **167.70 acres** preserved



*Woodlands on the 78 acre
Great Egg Harbor Greenway property
Winslow Township, Camden County – Photo by CRI*

PCF Land Acquisition Program

- **2006 CMP amendment:**
 - Authorized limited expansion of CMCMUA landfill
 - Required \$4,807,731.69 contribution to PCF
- **2008 MOA with NJ Turnpike Authority:**
 - Authorized Garden State Parkway widening
 - Required **\$915,000** contribution to PCF



Above: *Garden State Parkway widening construction*
Below: *Sandy opening on the 75 acre Maple Root River property*
Photos by Paul Leakan, NJPC

PCF Land Acquisition Program



*Open field on the 2,762 acre Lenape Farms property
Estell Manor City, Atlantic County
Photo by Paul Leakan, NJPC*

- **2009 PCF policy revisions** allocated **\$2.5 million** of CMCMUA funding to Land Acquisition
 - 8% (\$200,000) dedicated for Cape May County acquisitions
- CRI hired as PCF Program Facilitator in **2009**

PCF Round 4 (2010A)

- **5** completed projects
- **3** different applicants
- Lands in Atlantic, Burlington and Ocean counties
- **3** different priority areas
- **\$350,458** distributed
- **290.20 acres** preserved



*Woodlands on the 237 acre Barnegat Hills property
Ocean Township, Ocean County – Photo by CRI*

PCF Round 5 (2010B)



*Headwaters of the Great Egg Harbor River
on the 2,762 acre Lenape Farms property*

Estell Manor City, Atlantic County

Photo by Paul Leakan, NJPC

- **5** completed projects
- **5** different applicants
- Lands in Atlantic, Burlington and Ocean counties
- **5** different priority areas
- **\$3,896,398** distributed
- **3,437.77 acres** preserved

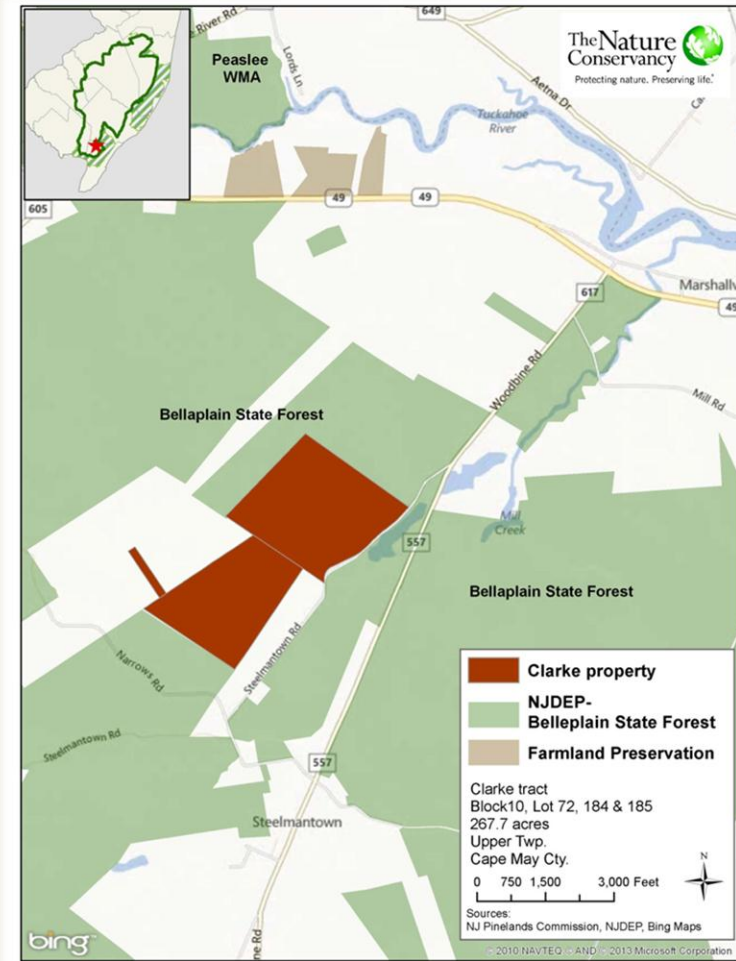
PCF Round 6 (2012)

- **3** completed projects
- **3** different applicants
- Lands in Burlington and Ocean counties
- **2** different priority areas
- **\$424,889** distributed
- **742.84 acres** preserved



*Mossy wetland on the 473 acre Zemel property
Woodland Township, Burlington County – Photo by CRI*

PCF – Cape May County



Difficult to find projects.

- **2** completed projects
- **1** applicant
- Lands in Cape May County
- **2** contingency projects
- **\$200,000** distributed
- **270.47** acres preserved

Map of the 269 acre Clarke property
Upper Township, Cape May County – Map from TNC

PCF – Garden State Parkway

- **2** completed projects
- **1** applicant
- Lands in Ocean County
- **2** out of 18 lots from Exhibit D list
- **\$146,958** distributed
- **30.17 acres** preserved



*Woodland on the 11 acre Urquhart property
Ocean Township, Ocean County – Photo by CRI*

PCF Land Acquisition Totals, to date

Round	Acreage	Grants Paid	# Projects
1 (2007)	2,426.48	\$2,845,612.00	8
2 (2008)	334.82	\$471,868.00	6
3 (2009)	167.70	\$368,775.00	3
4 (2010A)	290.22	\$350,458.20	5
5 (2010B)	3,437.77	\$3,896,398.20	5
6 (2012)	742.84	\$424,889.44	3
Cape May County	270.47	\$200,000.00	2
GSP	30.17	\$146,958.16	2
Grand Total	7,700.46	\$8,704,959.00	33

Current PCF Land Acquisition Account

- Approximately **\$700,000** remaining in account from prior sources
- Commission approved transfer of **\$500,000** into Land Acquisition account in 2014
- Current total: **\$1.2 million** (approximate)



*Autumn view of the 203 acre Wollman property
Medford & Shamong townships, Burlington County
Photo by Paul Leakan, NJPC*

Proposed 2015 PCF Land Acquisition Program

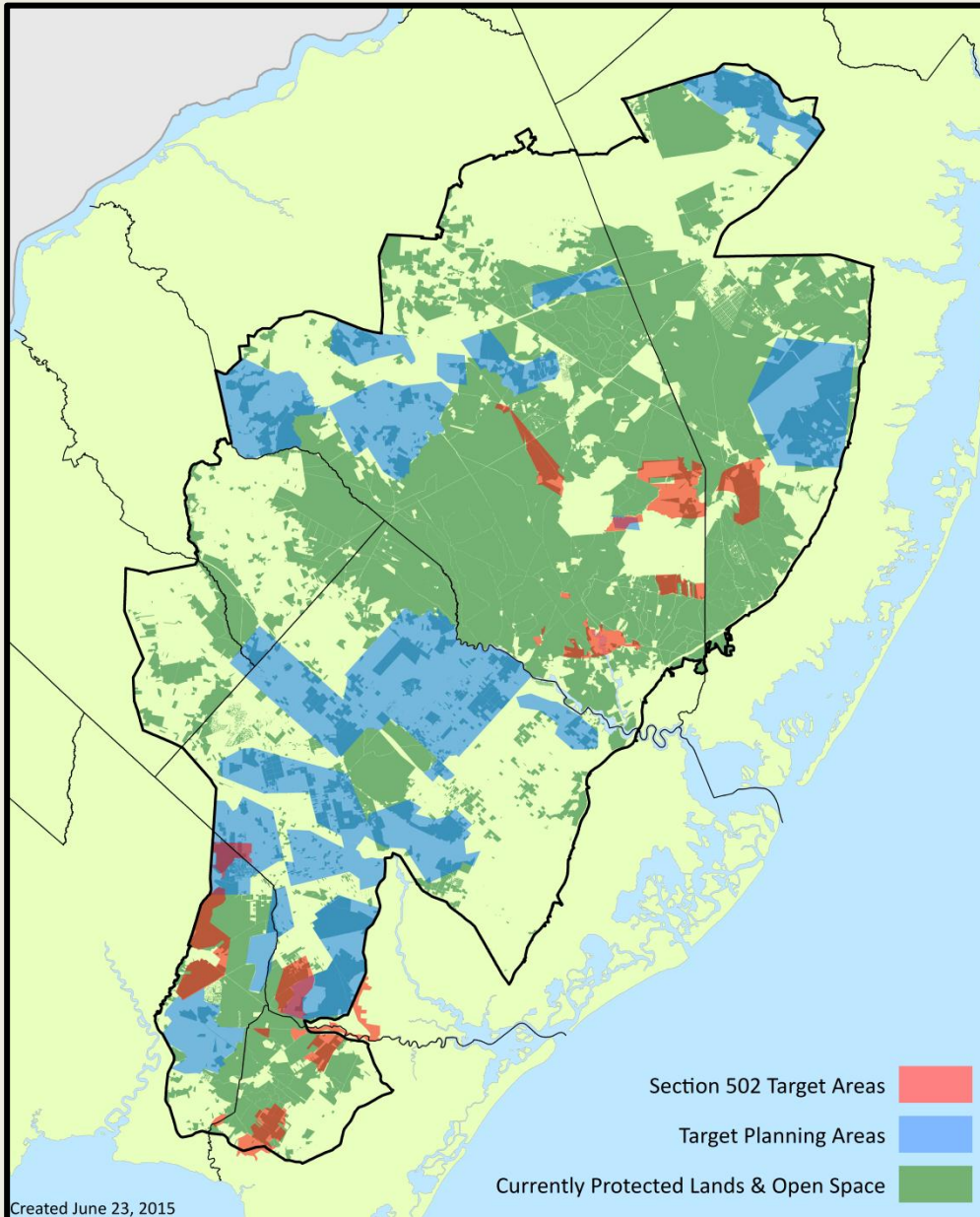


*Fowler's toad on the 75 acre Maple Root River property
Jackson Township, Ocean County – Photo by Paul Leakan, NJPC*

- Dedicate **\$750,000** to new acquisition round
- **Priority allocation areas:**
 - Section 502 Target Areas (**12,600 acres** remaining unpreserved)
 - 20 Planning Areas (**118,900 acres** remaining unpreserved)
 - Ocean County Forest Area
 - Must be approved by P&I Committee
- **Contingency projects:**
 - Outside of priority allocation areas
 - Must be approved by full Commission

Section 502 Target Areas & 20 Planning Areas

- **Section 502 of 1978 National Parks and Recreation Act** required identification of land acquisition target areas featuring “**critical ecological values which are in immediate danger of being adversely affected or destroyed**”
- Commission staff analyzed remaining vacant lands and identified **20 planning areas** as being **exceptionally sensitive to development and disturbance**
- Together, these areas form the **priority allocation areas** for the Commission’s land acquisition efforts



Map prepared by Joe Sosik, NJPC

Proposed 2015 PCF Land Acquisition Program

- Allocations up to 33.3% of certified fair market value
- Use same “higher standards of readiness” to ensure feasibility
- Use same deed of conservation restriction language



*Meadowbeauty on the 2,762 acre Lenape Farms property
Photo by Paul Leakan, NJPC*

Proposed 2015 PCF Land Acquisition Program

- Grant administration
 - Previously CRI
 - Commission staff in 2015
- Application distribution
- Project evaluation matrix
 - Project size
 - Development threat
 - Habitat quality
 - Project feasibility, etc.
- Site visits
- Grant recommendations
- Follow-up and closure



*The 163 acre Jackson Land LLC property in the Toms River Corridor
Jackson Township, Ocean County – Photo by Paul Leakan, NJPC*

Proposed PCF Timing

- **Aug 1 2015:** Commission announces 2015 PCF grant availability
- **Sept 30 2015:** 2015 PCF grant applications due
- Staff reviews and evaluates applications
- **Oct 30 2015:** Staff presents projects recommended for PCF allocations to P&I Committee



*Open field on 699 acre Cologne Avenue property
Photo by Paul Leakan, NJPC*

