

CLARKE COUNTY
Conservation Easement Authority
Friday – 12 January – 10:00 am
A/B & Main Conference Room, 2nd Floor Government Center

AGENDA

1. Call to Order
2. Election of Officers
 - a. Chair (currently Randy Buckley)
 - b. Vice Chair (currently George Ohrstrom)
 - c. Secretary/Treasurer (currently Walker Thomas)
3. Approval of Agenda
4. Ruritan fairgrounds– TM 14-A-1 & 14-A-2 – application - donation
5. Approval of meeting dates and times for 2024
6. Approval of Minutes of the December 8, 2023 meeting
7. Bank Account balances
8. Campaign for the Authority
9. PEC updates from Tia Earman
10. Discussion
 - a. VaULT sponsorship
11. Easement Donation/Purchase
 - a. Summary of easement applications/inquiries
 - b. Bryant – TM 20-A-7 – new application - donation
12. Adjournment – The next meeting is scheduled for Friday February 9th at **11:00 am**, pending approval this of date and time in this meeting, and will likely coincide with the **annual conservation award luncheon.**

MEMORANDUM

TO: Clarke County Conservation Easement Authority'
FROM: Alison Teetor
DATE: January 3, 2024
SUBJECT: Clarke County Ruritans Fairground – easement donation application

Staff has received an easement donation application from the Clarke County Ruritans to place the fairgrounds in conservation easement. The property consists of 2 parcels – Tax Map# 14-A-1, 34.32 acres, and 14-A-2, 13.14 acres, zoned Institutional (ITL).

Brook Middleton, Manager, Virginia Easement Exchange, LLC, provided some background information regarding the request. He will be present to discuss the Ruritan's request.

Members asked if the applicant could provide information on the following:

- 1) Can you confirm and provide evidence that you meet the Land Preservation Tax Credit Review Criteria if claiming tax credits is one of the objectives of the easement?
- 2) How can you insure long-term non-profit status for the property owner if the Ruritans were to disband?
- 3) Ms. Dunkle would like a clear definition from DCR on what they would consider commercial activities to insure that the commercial activity held on the grounds, like the Fair, Steam Show and Lucketts Market events, would be allowed to continue as a major economic driver for the Town.

Regarding question #3, staff contacted Suzan Bulbulkaya, Land Conservation Manager, Virginia Department of Conservation and Recreation. DCR is the agency that review land preservation tax credit requests. She stated that the best route to take on this is to have the landowner talk to their tax attorney about this issue. I am not familiar enough with the IRS regulations and non-profits to give any advice. Commercial use and conservation purposes seem like they could work, but she doesn't know what the balance is. She stated that the Middle Peninsula Planning District Commission got a section added to the Land Preservation Tax Code to deal with a similar situation.

§ 58.1-512. Land preservation tax credits for individuals and corporations.

A. 1. For taxable years beginning on or after January 1, 2000, there shall be allowed as a credit against the tax liability imposed by §§ 58.1-320 and 58.1-400, an amount equal to 50 percent of the fair market forestal use, open space, natural resource, and/or biodiversity conservation, or land, agricultural, watershed and/or historic preservation, as an unconditional donation by the landowner/taxpayer to a public or private conservation agency eligible to hold such land and interests therein for conservation or preservation purposes. For such conveyances made on or after January 1, 2007, the tax credit shall be 40 percent of the fair market value of the land or interest in land so conveyed.

2. a. If the Commonwealth or an instrumentality thereof operates a facility on a conveyance, including charging fees for the use of such facility, such operation shall not disqualify the conveyance from eligibility for the tax credit, so long as any fees are used for conservation or preservation purposes.

An additional question that staff has researched, is the ability for an entity other than the easement authority could hold the easement. Ms. Teetor contacted the Old Dominion Land Conservancy and Land Trust of Virginia and 2 entities that were involved in holding easements for the Lovettsville Gaming Commission. Two easements are held, one within the Town limits that is essentially a Town Park with ball fields and other similar amenities, and their "Carnival" which is the equivalent of the County Fair.

Ashton Cole, Executive Director, of the Land Trust of Virginia responded stating that they would be very interested in holding the easement and have worked on similar projects including holding an easement on the Miller School in Albemarle County, and the Izaak Walton League property, located along the Opequon in Frederick County. Staff has requested copies of the recorded deeds and background material for these easements. Mr. Cole stated that their organization has been very successful at crafting these types of easements.

CONSERVATION EASEMENT AUTHORITY

Meetings are held the second Friday of every month at 10:00 a.m.

**2nd Floor Town/County Government Center
A/B Conference Room**

February 9

March 8

April 12

May 10

June 14

July 12 (Needs to be changed, in conflict with PC mtg. @ 9am, move to afternoon?)

August 9

September 13

October 11

November 8

December 13

January 10, 2025 (Needs to be changed, in conflict with PC mtg. @ 9am, move to afternoon?)

Clarke County Conservation Easement Authority

Draft - Meeting Minutes

Friday December 8, 2023 – 10:00 AM

Berryville/Clarke County Government Center – A/B Meeting Room

ATTENDANCE	
Randy Buckley (Chair)	✓
Rives Bacon	✓
Bev McKay	✓
Michelle Jones	✓
John Hedlund	✓
George Ohrstrom (Vice-chair)	x
Walker Thomas (Secretary/Treasurer)	✓

STAFF PRESENT: Alison Teetor, Lorien Lemmon, Brandon Stidham (Planning Dept.), Christy Dunkle (Town of Berryville)

OTHERS PRESENT: Robin Couch-Cardillo, Tia Earman (arrived at 10:11)

CALL TO ORDER: Mr. Buckley, Chair called the meeting to order at 10:01 a.m.

Approval of the Agenda – December 8, 2023:

The Authority voted 6-0-0 to approve the Agenda with the movement of Item 8b. Ruritan easement donation to Item 3 and the addition of Item 8e. Lilly easement.

Motion to approve the Agenda as amended:	
Randy Buckley (Chair)	✓
Rives Bacon	✓
Bev McKay	✓
Michelle Jones	✓(moved)
John Hedlund	✓ (seconded)
George Ohrstrom (Vice-chair)	x
Walker Thomas (Secretary/Treasurer)	✓

Report on Easement Donations/Purchases:

b. Ruritan fairgrounds- TM 14-A-1 & 14-A-2 – new application - donation

Ms. Teetor provided an update on the application for an easement donation of the Ruritan fairgrounds. She described the meeting between staff and the Assistant Town Manager for the Town of Berryville, Christy Dunkle. She noted that, while the fairgrounds are annexed by Berryville, the Town does not yet have an opinion on whether the fairgrounds are put into permanent easement. Ms. Teetor also recalled her conversation with Suzan Bulbulkaya with the Department of Conservation and Recreation (DCR). She clarified that it is not a requirement for a locality to hold the easement unless the Authority were to apply for the Virginia Land Conservation Fund (VLCF) grant for this property. Ms. Teetor explained that the fairgrounds might qualify for the Virginia Land Preservation Tax Credit if they meet the criteria as a Natural-Resource Based Outdoor Recreation or Education project as determined by DCR. If the criteria were met, this would allow other organizations such as land trusts to hold the easement.

Ms. Teetor then presented the Authority with questions prepared for the applicant and requested feedback from the Authority. Mr. McKay reiterated his support for the fairgrounds to be placed into easement, even if the Authority is not the holder. Mr. Hedlund also voiced his support for a different organization other than the CEA holding the easement and also questioned just how well the fairgrounds meet the Natural-Resource Based Outdoor Recreation criteria.

Ms. Dunkle explained her concern about the commercial activity prohibition that would be in effect if the fairgrounds were to be put into easement. She noted that the Steam Show and Lucketts Market events are likely to be considered commercial activities and are major economic contributors to the community. Ms. Dunkle would like a clear definition from DCR on what they would consider commercial activities before forming an opinion on the fairgrounds going into easement. Chair Buckley stated his prediction that if the Ruritan Club were to no longer be allowed to put on these events due to the commercial activity prohibition, that they would likely no longer seek putting the fairgrounds into easement.

Ms. Teetor pointed out that the fairgrounds do not qualify under the Authority’s easement criteria. The fairgrounds are zoned “Institutional” and not “Agricultural/Open Space/Conservation” or “Forestal/Open Space/Conservation” as required to be considered for approval. In addition, the Property Resource Score of the fairgrounds is 22, which is below the score of 35. Ms. Teetor asked the Authority if it would be worth amending the easement sections of the County Code in order to hold the easement on the fairgrounds.

Mr. Stidham suggested that the Authority compile any questions they may have and invite a representative from the Ruritan Club to their January meeting. He also mentioned that the fairgrounds could be designated as a different use under the Berryville Area Plan and Ms. Dunkle predicted that the low to moderate-income housing use could be modified during the upcoming update of the Plan.

Approval of Meeting Minutes – November 9, 2023:

The Authority voted 6-0-0 to approve the November 9, 2023 meeting minutes as presented.

Motion to approve Meeting minutes for November 9, 2023:	
Randy Buckley (Chair)	✓
Rives Bacon	✓ (moved)
Bev McKay	✓
Michelle Jones	✓
John Hedlund	✓
George Ohrstrom (Vice-chair)	x
Walker Thomas (Secretary/Treasurer)	✓(seconded)

Bank Account:

Ms. Teetor reviewed the financial spreadsheets. Current fund balances show a total fund balance of \$599,882.11 consisting of \$157,776.86 in the donations account, \$237,223.19 in stewardship/restricted, and \$204,634.56 in local funds. Ms. Teetor explained that the expenditures for November included the Fall newsletter and catering for the donor appreciation dinner.

Campaign for the Authority:

Ms. Couch-Cardillo stated that donations were \$16,206.00 from 101 donors. Ms. Couch-Cardillo stated that the year-end appeal had been sent to the printer and may go out that morning.

She discussed the logistics for the 10th Wingate Mackay-Smith Land Conservation Award presentation, scheduled to follow the regular Authority meeting in February. Due to the recipient’s availability, the

Authority agreed to move the award ceremony to Friday, February 9th at noon at the Millwood Country Club.

The Authority discussed inviting and spotlighting several “pioneers” who conserved land in the county before the Authority existed.

Ms. Couch-Cardillo reported that the CEA had new donors, Jessica and Roger Friedman.

PEC updates from Tia Earman:

Ms. Earman described PEC’s efforts to dissuade the regional electric grid operator PJM from going forward with a new transmission line that would cut through much of the rural economic development area of western Loudoun County. The proposed line would be used to power the numerous data centers in northern Virginia, and would likely cut through the Waterford Historic District, a Journey through Hallowed Ground National Heritage Area, and many conservation easements. Ms. Earman reported that PEC is actively working to educate the public in Loudoun County on the effects of data centers on the landscape and on the electric grid system, since the utility companies are not required to reach out to the public. She mentioned that due to the increase in electric infrastructure required to service data centers, ratepayers should expect their bills to double in the next 10 years.

Discussion:

a. November 15th meeting with Mr. Mitchell

Ms. Teetor described the meeting with the county attorney, Mr. Bob Mitchell, to go over the deed template and the nutrient bank policy. She also relayed the conversation about the Potomac Appalachian Trail Club easement on the Barbehenn property and mentioned Mr. Mitchell’s suggestion to create an overlay deed that would eliminate the DURs and put the land in perpetual easement.

b. Potential summer interns for 2024

Ms. Lemmon mentioned that three potential candidates for the summer internship have reached out to staff. Only two resumes had been received and are currently under review. Staff will make a recommendation for the two internship positions once all resumes have been received, likely in April.

Report on Easement Donations/Purchases:

a. Summary of easement applications/inquiries

Ms. Teetor gave a broad overview of the current status of active applications and inquires for easements. She explained that the Guenther, Gregg, and Myer easement donations are expected to be recorded before the end of December.

c. Anne McDonald – application – donation

The Robert McDonald Trust, Anne McDonald, Trustee has applied to the easement authority for approval of an easement donation. The property is located in the 2000 block of Old Winchester Road 1,800’ east of the intersection with Ginns Road. There are 2 properties: tax map 20-A-5A, 80 acres with 4 remaining DURs, and 20-A-5B, 7.99 acres with 1 remaining DUR. Both properties are vacant. The properties are primarily open pasture for hay and grazing. The property is within the Chapel Rural Historic District. The applicant would like to retire 3 of the 4 remaining DURs located on TM# 20-A-5A. No DURs will be retired on 20-A-5B.

Ms. Teetor described a possible way to subdivide and merge 60 acres of TM# 20-A-5A with Dr. McDonald’s neighbors, Marvin & Martha Bryant. The proposed process would be as follows:

- 1) Dr. McDonald puts 20-A-5A, 80 acres retiring 3 of the 4 DURs and 20-A-5B, 7.99 acre, retiring 0 DURs, in easement with CEA allowing for subdivision of 60 acres.

- 2) The Bryant’s transfer their Virginia Outdoors Foundation (VOF) easement to Clarke County – approval by VOF Board in March
- 3) Dr. McDonald subdivides property into 60 acres with zero DURs and 20 acres with 1 DUR
- 4) The 60 acres is merged into the Bryant parcel.

This process would result in the 60-acre parcel to briefly have 0 DURs before the immediate merger with TM# 20-A-7. In order for the easement to be transferred from VOF to CEA, the Bryant’s must submit a letter to VOF stating that they approve of the transfer as well as a letter from the CEA stating the Authority’s approval of accepting the easement.

Ms. Teetor explained that, according to Mr. Mitchell, the current language in the deed template states that boundary line adjustments are prohibited unless there is a bona fide dispute regarding a boundary line’s location and therefore, Dr. McDonald cannot pursue a Boundary Line Adjustment with her neighbors in this case. Ms. Teetor asked for the approval of the proposed process for the easement donation of Anne McDonald, Tax Map# 20-A-5A & 20-A-5B, and the transference of the VOF easement to the CEA for TM# 20-A-7.

The Authority voted 6-0-0 to approve the process for the McDonald donation and transference of the Bryant easement to the Clarke County Easement Authority.

Motion to grant approval to McDonald donation process and transference of the Bryant easement to the CEA	
Randy Buckley (Chair)	✓
Rives Bacon	✓
Bev McKay	✓
Michelle Jones	✓(moved)
John Hedlund	✓ (seconded)
George Ohrstrom (Vice-chair)	x
Walker Thomas (Secretary/Treasurer)	✓

d. Joan & Norman Fine - TM 30-A-104B – application – donation

Ms. Teetor explained that Ms. Fine had requested to be exempt from the CEA building envelope policy. Ms. Teetor stated that no DURs would be extinguished therefore, Ms. Fine would not be taking advantage of any tax credits. However, she noted that Mr. Mitchell advised that the building envelope should be included in the deed of easement in order to protect the conservation values of the land.

Ms. Teetor suggested a 7-acre building envelope to propose to Ms. Fine as a compromise in order to move forward with the easement process. This would be almost double the size of the building envelope as put forward in the building envelope policy but would also allow flexibility in building locations while protecting the conservation values and the viewshed of the property. She requested approval to propose a 7-acre building envelope to the applicant.

The Authority voted 6-0-0 to approve a 7-acre building envelope to Ms. Fine in order to continue with the easement donation.

Motion to grant approval for a 7-acre building envelope for the Fine easement	
Randy Buckley (Chair)	✓
Rives Bacon	✓
Bev McKay	✓
Michelle Jones	✓
John Hedlund	✓ (moved)
George Ohrstrom (Vice-chair)	x
Walker Thomas (Secretary/Treasurer)	✓ (seconded)

e. Keith Lilly - TM 12-A-37B - application – grant purchase - Mary Keith Lilly has applied to the easement authority for approval of a grant purchase easement. The 43.05 acre property is currently vacant and located in the 1400 block of Triple J Road. The property meets 3 of the 4 criteria for a purchase including having a Property Resource Score of 55.6, retiring 2 of the remaining 3 DURs, and is over 40 acres.

Ms. Teetor explained that this property was submitted as an applicant for the Virginia Land Conservation Fund (VLCF) in August but was unfortunately rejected for that grant. Staff have since applied for the Agricultural Land Easement (ALE) grant with the Natural Resource Conservation Service (NRCS) for this property, but Ms. Teetor asked for approval to request additional funding from the Clarke Fund with Piedmont Environmental Council (PEC).

The Authority voted 6-0-0 to approve the request of additional funding from the Clarke Fund with PEC for the Lilly grant purchase.

Motion to grant approval for the request of additional funding from the PEC Clarke Fund	
Randy Buckley (Chair)	✓
Rives Bacon	✓ (moved)
Bev McKay	✓
Michelle Jones	✓
John Hedlund	✓
George Ohrstrom (Vice-chair)	x
Walker Thomas (Secretary/Treasurer)	✓ (seconded)

Adjournment

There being no further business, the Authority agreed to adjourn the meeting at 11:06 AM. The next Clarke County Easement Authority meeting is scheduled for January 12, 2024 at 10 AM in the A/B conference room, Government Center, Berryville.

The Authority voted 6-0-0 to adjourn the December 8, 2023 meeting at 11:06 AM.

Motion to adjourn to the December 8, 2023 meeting at 11:06 AM.	
Randy Buckley (Chair)	✓
Rives Bacon	✓(moved)
Bev McKay	x
Michelle Jones	✓
John Hedlund	✓
George Ohrstrom (Vice-chair)	x
Walker Thomas (Secretary/Treasurer)	✓(seconded)

Randy Buckley, Chair

Lorien Lemmon, Clerk to the Authority

JAS - E Johnson
 AS OF 12/31/23

FY2024

Fund 235 - Conservation Easement Balances

	Total Fund Balance	Donations (128)	Stewardship/Restricted Funds Account (210)	Local Funds (000)
SOY FY24	555,145	144,891	241,636	168,618
Fiscal Year 2024				
July Rev/AR		2,006	352	277
July Exps/AP		-500	-2,700	0
Aug Rev/AR		207	0	10,551
Aug Exps/AP		-929	-2,065	0
Sept Rev/AR		790	0	14,342
Sept Exps/AP		-1,644	0	-40
Oct Rev/AR		3,575	0	3,675
Oct Exps/AP		-2,024	0	0
Nov Rev/AR		16,946	0	2,419
Nov Exps/AP		-5,542	0	-208
Dec Rev/AR		9,270	0	4,788
Dec Exps/AP		-2,904	0	0
Jan Rev/AR				
Jan Exps/AP		0	0	0
Feb Rev/AR				
Feb Exps/AP		0	0	0
Mar Rev/AR				
Mar Exps/AP		0	0	0
Apr Rev/AR				
Apr Exps/AP		0	0	0
May Rev/AR				
May Exps/AP		0	0	0
June Rev/AR				
June Exps/AP		0	0	0
YTD Rev/AR	69,197.70	32,793.85	351.51	36,052.34
YTD Exps/AP	18,307.41	13,542.73	4,764.68	247.50
Adjustments				
YTD FUND BALANCE (AR & AP)	606,035.75	164,142.53	237,223.19	204,422.53

Emily Johnson:
\$10,161.77 Rollback tax

Emily Johnson:
14,342.33 Rollback Tax

Emily Johnson:
\$3,675.47 Rollback Tax

Emily Johnson:
\$2,418.76 Rollback Tax

Emily Johnson:
\$4,787.97 Rollback Tax

ESTIMATED YTD FUND BALANCE **605,788.25** **164,142.53** **237,223.19** **204,422.53**

FY24 Expenditure Appropriations	Appropriated	Actual Expenses	Appropriated Balance Remaining
General Expenses	90,000	18,307	71,693
	90,000	18,307	71,693

Clarke County:
includes expenses not specifically designated to an easement (including donation, stewardship and monthly Hall, Monahan expenses).

Through 12/31/23

Conservation Easement Expense Detail - FY24

	Donations (128)	Stewardship (210)	Local Funds (000)
July	500.00 Clarke County Ruritans Sponser at Fair	2,700.00 CEA Landscape Govt subscription	
	<u>500.00</u>	<u>2,700.00</u>	<u>0.00</u>
August	190.47 Postage 178.98 Winchester Printers CEA mailing labels 560.00 Robin Couch Cardillo July 2023	444.68 Mileage Emma Coutts 1,620.00 Summer Intern CEA	
	<u>929.45</u>	<u>2,064.68</u>	<u>0.00</u>
Sept	233.56 Winchester Printers Envelopes 450.00 Gloria Marconi Summer CEA 2023 960.00 Robin Couch Cardillo August 2023		40.00 Legal Services August
	<u>1,643.56</u>	<u>0.00</u>	<u>40.00</u>
Oct	41.49 Postage 816.23 Winchester Printers 2023 CEA BBQ 1,166.15 Winchester Printers Summer 2023		
	<u>2,023.87</u>	<u>0.00</u>	<u>0.00</u>
Nov	2,725.00 Bank of America CEA Dinner 450.00 Gloria Marconi Fall CEA Newsletter 1,230.00 Winchester Printers Fall Newsletter 1,136.52 Robin Couch Cardillo CEA Newsletter		207.50 Hall, Monohan Sept/Oct Legal Fees
	<u>5,541.52</u>	<u>0.00</u>	<u>207.50</u>
Dec	84.33 Postage 200.00 Gloria Marconi CEA EOY 2023 Appeal letter 2,620.00 Hall, Monahan July-Nov Legal		
	<u>2,904.33</u>	<u>0.00</u>	<u>0.00</u>
YTD Totals	<u><u>13,542.73</u></u>	<u><u>4,764.68</u></u>	<u><u>247.50</u></u>

VDACS

As of 12/31/2023

Close Date	Project	FY 2017	FY 2018	FY 2019	FY 2020	FY 2021	FY 2022	FY2023	FY2024	TOTALS
		use by June 30, 2019	use by June 30, 2020	use by June 30, 2021	use by June 30, 2022	use by June 30, 2023	use by June 30, 2024	use by June 30, 2025	use by June 30, 2026	
		\$86,950.00	\$61,615.23	\$75,738.77	\$58,333.00	\$54,000.00	\$156,476.00	\$175,000.00		\$668,113.00
November 2018	Sprouse	-\$31,104.00								
February 2019	Opequon Cattle	-\$55,846.00	-\$696.00							
May 2019	Rowland		-\$38,148.50							
October 2019	Coleman		-\$21,448.00							
June 2020	Expired		-\$1,322.73							
July 2021	Moon			-\$40,717.75						
December 2021	RSP			-\$35,021.02	-\$48,435.98					
May 2022	Murphy				-\$9,897.02	-\$54,000.00	-\$17,519.05			
August 2022	Dupuy						-\$20,981.50			
June 2023	Pippy						-\$26,140.50			
TOTAL REMAINING		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$91,834.95	\$175,000.00		\$266,834.95



ROBIN COUCH CARDILLO

January 4, 2024

Clarke County Conservation Easement Authority
Fundraising Report
January 2024 meeting

Donor Statistics

See attached Master Report

- 2023 end-of-year total: \$32,966.00 from 180 donations

Ongoing

-Wingate Mackay-Smith Land Conservation Award

- Finalizing for Friday, February 9 at 12:00 pm, following 11:00 am regular Authority meeting
- Entire Dorsey family not available, but recommend continuing with event with Tupper and Wendy
- Millwood Country Club confirmed for revised date (thanks again, John H!)
- Food/beverage – Stephanie McKay confirmed?
- Since this will be the 10th award, we'll invite and recognize previous award winners. Invitation in the works.

-Winter newsletter

- Topics to include: Award event with Dorseys and previous winners; round-up of 2023 easement activity; spring workshop on easements (discussed with PEC's Hallie Harriman before her departure)

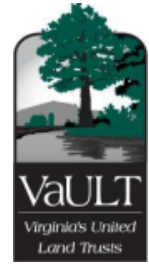
-Spring easement workshop

- As mentioned above – we discussed the possibility with Hallie before she departed PEC
- Is spring timing good for the workshop? Is there enough interest?

-New donors

- One first-time donor this month: Ihrie Means

2024 Exhibitor & Sponsor Levels and Benefits
Virginia Land Conservation & Greenways Conference
May 14-16, 2024, University of Mary Washington, Fredericksburg



We invite you to support the 2024 Virginia Land Conservation & Greenways Conference.

The conference is the key forum for land conservation and greenways professionals to advance partnerships and best practices. Attendees are land conservation and greenway leaders from all professions, including local planners; state and federal agency staffers; land trust staff and board members; appraisers, lawyers, and other practitioners; and local nonprofits and advocates. **We hope we can count on your support!**

\$5,000 Oak Sponsor

Special Activity Sponsor: Sponsor keynote speaker session or Sponsor offsite reception

- Listing on promotional materials including link to sponsor through VaULT website
- Recognition throughout the conference on conference materials
- Display table in the exhibit area, includes one draped six-foot table and two chairs
- 3 complimentary registrations

\$2,500 Tulip Poplar Sponsor

Special Activity Sponsor

- ❖ Field Trips Underwriter (supporting cost of transportation and equipment),
- ❖ Tuesday night social hour, or
- ❖ Thursday morning breakfast roundtables
- Listing on promotional materials including link to sponsor through VaULT website
- Recognition throughout the conference on conference materials
- Display table in the exhibit area, includes one draped six-foot table and two chairs
- 2 complimentary registrations

\$1,250 Longleaf Pine Sponsor

- Listing on promotional materials including link to sponsor through VaULT website
- Recognition throughout the conference on conference materials
- Display table in the exhibit area, includes one draped six-foot table and two chairs
- 1 complimentary registration

\$500 Bald Cypress Sponsor

- Listing on promotional materials including link to sponsor through VaULT website
- Display table in the exhibit area, includes one draped six-foot table and two chairs

\$250 Eastern Red Cedar Sponsor

- Listing on promotional materials including listing on VaULT website

*Checks should be made payable to VaULT, and mailed to 4308 Newport Dr., Richmond, VA 23227.
The Tax ID number for VaULT is 81-4763271.*

2024 Conference Sponsorship

Agency/Organization/Company Name: _____

Contact: _____

Mailing Address: _____

Email: _____

Sponsorship Levels Options (please select one):

_____ **\$5,000 Oak Sponsor** (three registrations, exhibit table, sponsor of speaker/special event, recognition throughout the conference, listed in conference program)

_____ **\$2,500 Tulip Poplar Sponsor** (two registrations, exhibit table, sponsor of special event, recognition throughout the conference, listed in conference program)

_____ **\$1,250 Longleaf Pine Sponsor** (one registration, exhibitor table, recognition throughout the conference, listed in conference program)

_____ **\$500 Bald Cypress Sponsor** (exhibit table, listed in conference program)

_____ **\$250 Eastern Red Cedar Sponsor** (listed in conference program)

Exhibit Table:

_____ Yes, I want the exhibit table that is included with my sponsorship.

_____ No, I do want the exhibit table that is included with my sponsorship.

_____ I am not sure. Please check back with me closer to the conference.

Due to significant mail delivery issues in the City of Richmond, please mail check by Fedex or UPS not through the USPS.

Checks payable to VaULT and mail to:

Att: Ellen Shepard
Virginia's United Land Trusts
4308 Newport Dr.
Richmond, VA 23227

Payment can also be made by credit card: <https://vaunitedlandtrusts.org/sponsor/>

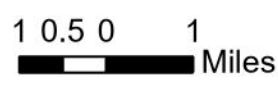
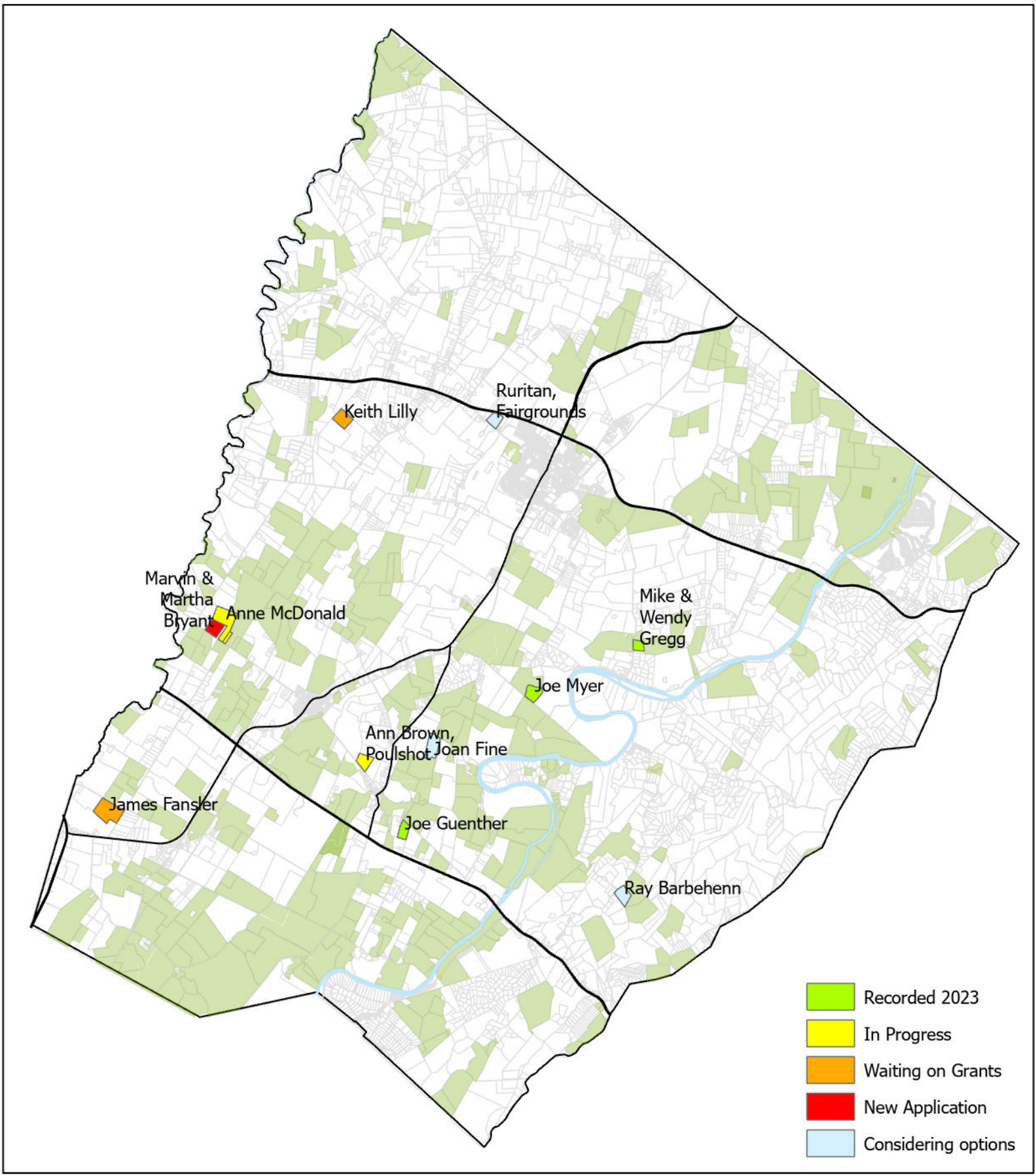
We hope we can count on your support! Please reach out with any questions, eshepard@vaunitedlandtrusts.org, 540-529-1595. Looking forward to hearing from you!

*Checks should be made payable to VaULT, and mailed to 4308 Newport Dr., Richmond, VA 23227.
The Tax ID number for VaULT is 81-4763271.*

Memorandum

To: Conservation Easement Authority
 From: A. Teetor, L. Lemmon
 Subject: Status update - active easement applications/inquiries
 Date: January 3, 2024

Active Applications						
Name	Tax Map#	Address	Acres	DURs retired	Type	status
Joe Myer	23-A-55	1689 Briggs Rd.	40.21	2	donation	Recorded 12/12/23
Joe Guenther	30-A-17 30-A-29	Millwood Road	31.43 .5	1	donation	Recorded 12/13/23
Michael & Wendy Gregg	24-4-1	2483 Parshall Rd	21.49	0	donation	Recorded 12/14/23
Joan Fine	30-A-104B	516 Clay Hill Rd	40.58	0	donation	Applicant reviewing building envelope location
Ray Barbehenn	32-4-A	Mount Carmel Rd	38.39	3	donation	Considering options
Anne McDonald	20-A-5A 20-A-5B	Old Winchester Road	80 8	3	donation	Preliminary approval 11/9
Davis & Marti Bryant	20-A-7	2092 Old Winchester Road	39.06	1	donation	Preliminary approval requested for easement donation 1/12
Ruritan - Fairgrounds	14 A 1	890 W Main St	34.32	0	donation	New application – pending town and legal discussions
Ann Brown, Poulshot	29-A-17A	Millwood Road	34	2	DUR purchase	purchase offer approved by CEA, applicant reviewing draft deed
James Fansler	27-A-3	225 Nations Spring Road	88.95	3	Grant purchase	Full ALE application submitted 10/31 NRCS site visit conducted 12/15
Keith Lilly	12-A-37B	Triple J Road-access	43	2	Grant purchase	Full ALE application submitted 10/31 NRCS site visit conducted 12/15



Clarke County GIS
January 2, 2024



	Recorded	In Progress	Grants	New	Options	Total
Acres	92	122	132	39	120	505
Retired DURs	3	5	6	0	3	17
Donations	3	2	0	1	3	9
Purchases	0	1	2	0	0	3

MEMORANDUM

TO: Conservation Easement Authority
FROM: Alison Teetor
DATE: January 3, 2024
SUBJECT: Application for easement donation – David & Marti Bryant, TM# 20-A-7

Marti & David Bryant have applied to the easement authority for approval of an easement donation. The property is located at 2092 Old Winchester Road on the northeast side of the intersection with Ginns Road. The parcel consists of 39.062 acres, there are 2 remaining DURs and an existing house, built in 1877. The parcel is locally known as Duck Pond.. The property has a mix of wooded areas and pasture. The property is within the Chapel Rural Historic District and the existing house is a contributing structure. The applicant would like to retire 1 of the 2 remaining DURs.

At their November meeting, the Authority gave preliminary approval for an easement donation of Anne McDonald, TM# 20-A-5A, an adjacent property. As discussed at the meeting Dr. McDonald would like to sell 60 acres to David & Marti Bryant, TM# 20-A-7, Duck Pond, which is adjacent and held in easement by the Virginia Outdoors Foundation (VOF).

Based on discussions with VOF staff, the best option would be for the Clarke County Easement Authority to assume the Bryant's current easement from VOF. This would allow for an update of the current easement to conform to current easement language, and merge with Dr. McDonalds 60 acres. As a result, staff determined that the Bryants should go through the standard approval process with the Authority.

The parcel is zoned AOC and is currently in use value taxation, therefore in accord with the Commissioner of Revenue's requirements, a donation may be considered if at least two of the following four guidelines are met:

- 1) the parcel's Property Resource Score is at least 35;
- 2) at least one dwelling unit right is extinguished by the conservation easement;
- 3) the parcel is adjacent to a parcel already under permanent conservation easement;
- 4) the property has a minimum area of 40 acres.

The property meets 3 of the 4 criteria. The property resource score is 82.5, it is adjacent an existing easement, and 1 of the 2 remaining DURs will be retired, it is not over 40 acres DURs. Points were given for having frontage on Old Winchester Road, a state designated scenic byway, being in easement and adjacent to an existing easement, being within the groundwater recharge area, having a sinkhole, retiring 1 DUR, and having a contributing structure in the Chapel Rural Historic District. There is no lien on the property.

Recommendation

Give preliminary approval for the easement donation of David & Marti Bryant, Tax Map# 20-A-7 and request staff to schedule a site visit.



Marvin & Martha Bryant
Tax Map # 20-A-7
39.06 acres, 2 DURs, 1 ex. dwl

0 150 300 600 Feet

Aerial Imagery 2022 Commonwealth of Virginia

- Bryant Property
- Parcels
- Sinkholes
- Scenic Roads
- Driveway
- Intermittent Stream
- Pond
- 10 ft Elevation Contour
- Ag and Forestal District
- Chapel Rural Hist Dist
- Conservation Easements

