CENTRAL VIRGINIA LAND CONSERVANCY

BLUE RIDGE LAND CONSERVANCY

SOUTHERN VIRGINIA LAND CONSERVANCY

Conservation Easement Terms Sheet

Landowner and/or their attorney should work with LSU staff to outline the desired restrictions and reserved rights to be included in their conservation easement. All restrictions and reserved rights are subject to approval of Land Savers United, which will make every effort to tailor the easement to the landowner's needs. See the LSU easement template for more details.

If you have any questions or concerns about the terms outlined below please contact Kacie Amstutz at kamstutz@brlcva.org.

Landowner Name: Location (County):

1. **Division.** Landowner requests the right to divide the property up to ____ times, creating a maximum of ____ parcels. OR Landowner does not wish to permit any division.
2. **Dwellings and non-residential outbuildings and structures.**
   a. The landowner requests ____ number of dwellings not to exceed ____ square feet of footprint individually or ____ square feet of footprint in aggregate.
   b. No structure may exceed 35 feet in height.
3. **Farm buildings and structures.** Farm buildings may not exceed ____ square feet of footprint without LSU approval.
4. **Siting of Buildings.** (Select A or B below)
   a. All buildings over 500 square feet in footprint must be located in a building envelope.
   b. Residential buildings must be located in a building envelope, road frontage and significant peaks must be protected from construction with no-build zones. List any specific no-build zones below.
5. **Collective Footprint.** The collective footprint of all buildings and structures is not to exceed ____ percent of the area of the property.
6. **Forestry** (Select A, B or C below)
   a. Standard forestry language - timber harvest permitted with a VDOF Forest Stewardship Management Plan and Pre-Harvest Plan.
   b. Timber harvests permitted as described above, but clear cutting is prohibited.
   c. No timber harvests are permitted except to remove invasive, dead, diseased or dying trees or trees posing a threat to human or livestock health.
7. **Riparian Buffers** of a minimum of ____ feet along _____ (waterway) as measured from the centerline of the waterway.
8. **Other comments, restrictions or reserved rights:**