BOUNCE FORWARD
BUILDING THRIVING, HEALTHY, & EQUITABLE COMMUNITIES
MARCH 4 & 5, 12, 19, 25 & 26
Real Estate Pressures on Private Land Conservation in the COVID-19 Era
CONSERVATION EASEMENTS

• Conservation Easement:
  • A voluntary agreement between a landowner and certified holder which restricts the development of property for the benefit of conservation.
  • Usually perpetual
  • Can tie land and water

• Used to:
  • Protected open spaces
  • Conserve, protect and restore wildlife habitat
  • Keep working lands in operation
  • Provide recreation opportunities

Photo by John Fielder
PANDEMIC IMPACTS

• **Working lands** – commodity prices, supply chain interruptions, local food demand

• **Solace in nature** – increase in demand for safe, outdoor activities and equitable access

• **Remote everything** – reimagined lifestyles in more rural, scenic locations

• **Changing community needs** – increasing resiliency, environmental and public health
**POLICY IMPLICATIONS**

**Sharpening current tools** – legislation to improve tax credit incentive.

**Local land use planning** – strategic approach to community planning with conservation in mind.

**Alternative methods to value conservation easements** – focus less on development rights lost and more on conservation values added.