

Virginia Land Conservation Fund Grant Program

Game Lake Refuge at Joseph Pines Preserve



View of DGIF Game Refuge Lake

**Application Submitted by
Meadowview Biological
Research Station
8390 Fredericksburg Tnpk.
Woodford, VA 22580**

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Virginia Land Conservation Fund Grant Program
Office of the Secretary of Natural Resources
PROJECT APPLICATION

1. Applicant: Meadowview Biological Research Station

2. Address: 8390 Fredericksburg Tnpk., Woodford, VA 22580

3. Contact person: Dr. Phil Sheridan Title: President

Phone Number: 804-633-4336 Email: meadowview@pitcherplant.org

4. a. Location of project: Sussex County, with frontage on route 602 (Cabin Point Road) and both sides of Musselwhite Drive. Located ca. 5 miles sw of route 460 and nw of Waverly City/County: Sussex County, VA

b. Virginia House District # 75 Virginia Senate District # 18
Virginia Congressional District # Fourth

5. Type of applicant: State Local Regional
 Other public body Registered non-profit Conservation organization

Location of office in Virginia: 8390 Fredericksburg Tnpk., Woodford, VA 22580

Number of years office maintained in Virginia: 19

If you are a private conservation organization, provide documentation that you are registered and in good standing with the State Corporation Commission. The URL of the organization's SCC Business Entity Details page will suffice: <https://sccfile.scc.virginia.gov/Find/Business>

<https://sccfile.scc.virginia.gov/Business/0504135>

6. Select the Primary Category for which you feel your project would best qualify for funding (see pages 7 – 12)

Open Space and Parks Natural Area Protection Historic Area Preservation
 Farmland and Forest Preservation

Our proposal also meets the **Forest Lands Criteria** found in the **Virginia Land Conservation Foundation** manual in the following ways.

1. **Property Acreage.** The proposed purchase property is large, 190 acres, and when added to our existing preserve of 232 acres, makes for a contiguous protected area of 422 acres.
2. **Percent of the property that is in forested condition.** 98% of the property is forested.
3. **Percent of the property that is in high forest conservation value.** 98%

4. Length of intermittent and perennial watercourses as defined by USGS 7.5” topographic maps.

Intermittent streams: 7920 feet

Perennial streams: 2000 feet border the property on DGIF land.

5. **Adjacency to Conserved Lands.** This property abuts two conserved lands: DGIF Game Refuge Lake and Joseph Pines Preserve. The property will protect an intermittent drainage of 7920 feet that directly feeds DGIF Game Refuge Lake.
6. **Management of multiple resources (see appendix, detailed project narrative).** Our existing preserve is managed under a forest resource management plan and the new property will be added to that plan. We have met and exceeded our goals for longleaf pine restoration.
7. **Preservation of forest acreage.** 100% of forest acreage is being preserved.

List a secondary category (if any) that the project supports, and provide a brief explanation of the ways in which the project supports that secondary category. Please complete all questions and provide the information that pertains to the secondary category.

Open Space and Parks.

This project also supports the secondary category of Open Space and Parks in the following manner.

1. We are providing **full public access** to the property and the property provides public access to state waters on DGIF Game Refuge Lake.
2. The land is adjacent to two parks/conserved land: DGIF Game Refuge Lake and Joseph Pines Preserve.
3. Protects land important to maintaining water quality on Virginia’s scenic Nottoway River.
4. The property is within an area (Cabin Point Road) identified in the local Sussex County comprehensive plan as important for open space, agricultural/forestall, and biological preservation and recognized by the board of supervisors in Sussex County in a resolution dated May 18, 2006 (see appendix). A conservation easement on this property is also consistent with the Sussex County Comprehensive Plan as stated by the planning office in an e-mail 6/28/17 (see e-mail from Lorenzo Turner in Appendix). The local comprehensive plan recognizes the importance of seepage bogs (pitcher plant wetlands) and sand-hill (longleaf pine) ecosystems in section V111-1 – V111-4 and natural systems in X-24 – X-25. The plan also states in section X-3 – X-4 that the road the proposed project is on (Cabin Point) “should be encouraged to remain basically agricultural in nature”.
5. Addresses **the following Needs in the 2013 Virginia Outdoors Plan for the Crater District:** Page 10.229, Table 19.1 lists most-needed outdoor recreation. Our proposal meets 7 of the 14 listed needs (public access to state waters for fishing and swimming; trails for hiking and walking; trails for bicycling; trails for wildlife watching and nature study; public access to state waters for non-motorized boating; natural areas; other). Our proposal also meets an identified land conservation need on page 10.230 by “Regional and local organizations and agencies should support land conservation efforts on priority lands identified by conservation partners in the region”. The land we are attempting to buy was identified in our strategic land conservation plan as an acquisition target. On

Page 10.237 our proposal meets two, and perhaps three conservation needs as follows: Expansion of forestland protection along the Blackwater, Meherrin, and Nottoway Rivers; establishment of a natural area preserve in Prince George County to restore pine flatwoods and coastal plain depression pond communities; Restoration of native longleaf pine communities on sandhills and other habitats. Our preserve and proposed acquisition are protecting forest on the headwaters of the Nottoway River, our land acquisition strategic plan includes acquisition of the 494 acre John Hancock property in Prince George County with pine flatwoods and depression ponds, and we are now actively restoring a native Virginia longleaf pine bluestem savanna on our property.

6. The land is available for full public use, including, but not limited to hunting, fishing, and wildlife watching.
7. The property has a **high degree of threat** since it is currently on the market for sale.

7. Name of Project: **Game Lake Refuge at Joseph Pines Preserve**

(Please note that names will be publicized, and landowners may prefer not to have their names in press releases.)

8. a) Type of Project: Fee simple acquisition ___ Easement ___ Site development

b) Amount of grant requested: \$178,203.00. We are providing 60% of funding.

c) Number of acres to be protected or acquired: 190 acres

d) Anticipated project completion date: June 30, 2018

9. Access:

Public access will be allowed more than 50% of the year

___ Limited public access (less than 50% of the year) will be allowed

___ Property provides demonstrated visual access (e.g., adjacency to scenic rivers)

___ No public access allowed

Define the level of public access allowed on the property. Where applicable, describe the scenic value of the property and how the project will protect the integrity of the existing scenic qualities. If public access will be allowed less than 50% of the year, explain.

Full public access is allowed on the property. We have a preserve manager that oversees the Joseph Pines Preserve and visitors must make an appointment, sign the visitor log, and then get a tour and use of the property. Hunting, fishing, research, primitive camping, hiking, photography, passive recreation, and more are all permitted and encouraged activities on the property. The property has incredible scenic properties available nowhere else in Virginia. There is NO nature preserve in Virginia where the public can go see large quantities (thousands) of native Virginia pitcher plants in a functioning and restored longleaf pine ecosystem. Our habitat management has also resulted in large numbers of northern bobwhite quail occupying the preserve, as well as other wildlife. Our management of the property with prescribed fire, and other innovative restoration techniques, protects and ensures the scenic qualities will endure.



Incredible scenic views at Joseph Pines Preserve include restored native Virginia pitcher plant bogs. No other such scenic view is available in Virginia.

10. Landowner(s) has/have been notified and is/are receptive to negotiation on proposed Project Yes No

Letter from landowner(s) attached Yes No

11. If application is being made by a private organization, show documentation that a public body is willing to be the holder or co-holder of the conservation easement on the funded property.

See attached e-mail in Appendix from Mike Santucci at VDOF stating their willingness to add this property to our existing conservation easement with them.

12. Does the proposal meet a specific recreational or resource conservation need identified in the *Virginia Outdoors Plan*?

Recreational need Yes No [If yes, provide the *VOP* page number see below]

Resource conservation need Yes No [If yes, provide the *VOP* page number see below]

In a local comprehensive plan? Yes No

[If yes, please include a copy of the relevant excerpt from the local comprehensive plan.]

The property is within an area (Cabin Point Road) identified in the local Sussex County comprehensive plan as important for open space, agricultural/forestall, and biological preservation and recognized by the board of supervisors in Sussex County in a resolution dated May 18, 2006 (see appendix). A conservation easement on this property is also consistent with the Sussex County Comprehensive Plan as stated by the planning office in an e-mail 6/28/17 (see e-mail from Lorenzo Turner in Appendix). The local comprehensive plan (see excerpts in appendix) recognizes the importance of seepage bogs (pitcher plant wetlands) and sand-hill (longleaf pine) ecosystems in section V111-1 – V111-4 and natural systems in X-24 – X-25. The plan also states in section X-3 – X-4 that the road the proposed project is on (Cabin Point) “should be encouraged to remain basically agricultural in nature”.

Addresses **the following Needs in the Virginia Outdoors Plan**: Page 10.229, Table 19.1 lists most-needed outdoor recreation. Our proposal meets 7 of the 14 listed needs (public access to state waters for fishing and swimming; trails for hiking and walking; trails for bicycling; trails for wildlife watching and nature study; public access to state waters for non-motorized boating; natural areas; other). Our proposal also meets an identified land conservation need on page 10.230 by “Regional and local organizations and agencies should support land conservation efforts on priority lands identified by conservation partners in the region”. On Page 10.237 our proposal meets two, and perhaps three conservation needs as follows: Expansion of forestland protection along the Blackwater, Meherrin, and Nottoway Rivers; establishment of a natural area preserve in Prince George County to restore pine flatwoods and coastal plain depression pond communities; Restoration of native longleaf pine communities on sandhills and other habitats. Our preserve and proposed acquisition are protecting forest on the headwaters of the Nottoway River, our land acquisition strategic plan includes acquisition of the 494 acre John Hancock property in Prince George County with pine flatwoods and depression ponds, and we are now actively restoring a native Virginia longleaf pine bluestem savanna on our property.

13. In addition to the intrinsic open-space values of the project, please state how it provides significant benefits in the following areas, if they are different from the project’s primary category: historic resources; natural heritage resources (rare, threatened, or endangered species and significant natural communities); farmland; forestland; wildlife habitat protection and/or management; recreation/parks.

In addition to the intrinsic open-space values of our project, the Joseph Pines Preserve provides significant benefits in the following areas: historic resources; natural heritage resources (rare, threatened, or endangered species and significant natural communities); forestland; wildlife habitat protection and/or management; recreation/parks.

Historic resources - Historic turpentine stumps are found on the property which date to at least 1840 and reflect the start of the turpentine industry in America. Old sawdust piles date to the 1920’s when timber was cut on-site and at least one old house site (mid 1800’s – no structure) is on the property awaiting investigation. A few native-

American artifacts have also been found such as scrapers, spear points, and pottery fragments. **The VOP on page 10.235 recommends recognition and preservation of Native American sites, such as found on Joseph Pines Preserve.**



Paleo-artifacts from Joseph Pines Preserve include spear points, scrapers, pottery, and grinding stones (not pictured).

Natural heritage resources - Old turpentine stumps demonstrate the historic presence of the rare longleaf pine ecosystem on this property and rare species continue to appear as we continue our restoration. Four indigenous state rare plant taxa have been discovered on the property (*Ludwigia hirtella* G5S2, *Lilium pyrophilum* G2S1, *Asclepias rubra* G4G5S2, *Carex barrattii* G4S2), and three watch list species (*Carex collinsii* G4S3, *Drosera brevifolia* G5S3, and *Juncus longii* G3QS3?). Reintroduction efforts are adding 18 rare plant taxa from native Virginia populations.

Forestland - We are restoring the rare longleaf pine ecosystem in Virginia. This forest type has been identified by the Virginia Dept. of Forestry, as well as state and federal agencies, as an imperiled ecosystem for restoration. Continued management of non-longleaf pine forest resources under our Forest Stewardship Plan will provide pulp and

fiber to the Commonwealth of Virginia for years to come.

Wildlife habitat protection and management - Our management of the Joseph Pines Preserve has greatly improved habitat for Northern bobwhite quail. There is also an abundance of habitat for deer and turkey and the general nature of the property is conducive to wildlife habitat protection and management. Hunting is allowed on the property by request.

Recreation/parks - The Joseph Pines Preserve allows passive recreation on a controlled basis and with this proposal will allow full public access under the amended easement to 422 acres. Permitted activities include research, walking, hiking, biking, boating, primitive camping, hunting, and more.

Open Space and Parks.

This project also supports the secondary category of Open Space and Parks in the following manner.

1. We are providing **full public access** to the property and the property provides public access to state waters on DGIF Game Refuge Lake.
2. The land is adjacent to two parks/conserved land: DGIF Game Refuge Lake and Joseph Pines Preserve.
3. Protects land important to maintaining water quality on Virginia's scenic Nottoway River
4. The property is within an area (Cabin Point Road) identified in the local Sussex County comprehensive plan as important for open space, agricultural/forestall, and biological preservation and recognized by the board of supervisors in Sussex County in a resolution dated May 18, 2006. A conservation easement on this property is also consistent with the Sussex County Comprehensive Plan as stated by the planning office in an e-mail 6/28/17 (see e-mail from Lorenzo Turner in Appendix). The local comprehensive plan recognizes the importance of seepage bogs (pitcher plant wetlands) and sand-hill (longleaf pine) ecosystems in section V111-1 – V111-4 and natural systems in X-24 – X-25. The plan also states in section X-3 – X-4 that the road the proposed project is on (Cabin Point) "should be encouraged to remain basically agricultural in nature".
5. Addresses **the following Needs in the Virginia Outdoors Plan**: Page 10.229, Table 19.1 lists most-needed outdoor recreation. Our proposal meets 7 of the 14 listed needs (public access to state waters for fishing and swimming; trails for hiking and walking; trails for bicycling; trails for wildlife watching and nature study; public access to state waters for non-motorized boating; natural areas; other). Our proposal also meets an identified land conservation need on page 10.230 by "Regional and local organizations and agencies should support land conservation efforts on priority lands identified by conservation partners in the region". On Page 10.237 our proposal meets two, and perhaps three conservation needs as follows: Expansion of forestland protection along the Blackwater, Meherrin, and Nottoway Rivers; establishment of a natural area preserve in Prince George County to restore pine flatwoods and coastal plain depression pond communities; Restoration of native longleaf pine communities on sandhills and other habitats. Our preserve and proposed acquisition are

protecting forest on the headwaters of the Nottoway River, our land acquisition strategic plan includes acquisition of the 495 acre John Hancock property in Prince George County with pine flatwoods and depression ponds, and we are now actively restoring a native Virginia longleaf pine bluestem savanna on our property.

6. We are providing full public access to the property for research, hiking, primitive camping, hunting, fishing, etc. Guests must sign in to access property and receive instruction on use of this resource.
7. The property has a **high degree of threat** since it is currently on the market for sale.

8. For projects in the forest category:

- a. Forested acreage of the property: 186 acres
- b. State what percentage of the forested acreage the project will preserve in perpetuity.
100%
- c. Is there a forest resource management plan for the property?
 Yes No

Technically, there is no forest resource management plan for the sale property BUT... the land has been in commercial forest production for decades, first with Union Camp Corporation and now with Blackwater Land and Timber LLC. The owners have taken great care to manage timber resources and the timber is certified with SFI (sustainable forests initiative). We DO have a forest resource management plan for our core 232 acre preserve under easement with VDOF and expect to expand that plan for the property we are trying to purchase.

If you answered Yes to (c), include a copy of the plan and describe how the recommendations of the plan are being implemented to achieve forest management goals.

9. State the length (in feet) of intermittent and/or perennial streams, wetlands, and water bodies that are present on or border the property:

Intermittent streams: 7920 feet

Perennial streams: 2000 feet border the property on DGIF land.

10. For projects in the farmland category: does the property have, or has the owner begun the process of obtaining, a farm-management plan that specifies Best Management Practices (BMP) that will be implemented in the normal operation of this farm? Please list the type of farm management plan or plans that will be followed (examples: soil conservation plans, nutrient management plan, pest management plan, resource management plan, and etc.). Please provide copies of each management plan.

_____ Yes _____ No

11. Does the property include streamside fencing or permanent vegetated buffers at least 35 feet wide next to streams, rivers, shorelines, or wetlands? Yes No

[If yes, please provide the linear feet of vegetated buffers and streamside fencing on the property]

7920 feet. Our easement stipulates a **100 foot buffer** and that is the buffer we will have on streams on the property.

12. Give brief description of project.

a) Describe the scope of work and anticipated accomplishments, including protection that will be provided by a conservation easement. Specify restrictions contained in the easement (see page 3, #12).

Executive Summary

Meadowview proposes to preserve water quality on a 190 acre sand-hill property owned by Blackwater Land & Timber at the headwaters of the Nottoway River by purchasing the property, protecting 2000 feet of perennial stream owned by the State of Virginia, protecting 7920 feet of intermittent streams, and putting the land under a conservation easement with the Virginia Dept. of Forestry. Groundwater quantity will be increased by converting the commercial, dense, loblolly pine stand to a species rich, native Virginia longleaf pine savanna. Our adjoining Center for Biodiversity at Joseph Pines Preserve will support the conservation, protection, and restoration of the endangered longleaf pine/pitcher plant ecosystem in Virginia and will facilitate and allow restoration and education efforts on the adjoining 190 acre parcel. Our 232 acre Joseph Pines Preserve is in a conservation easement with Virginia Department of Forestry due to funding from the Virginia Department of Environmental Quality in 2012. Purchase of the 190 acre parcel will allow a link up to state conserved land at Game Refuge Lake (DGIF, aka Joseph's Millpond) and is part of a conservation plan to acquire almost 2000 contiguous acres and provide one of the largest and best managed examples of a longleaf pine ecosystem in a multi-state area. This property represents the northern limit of the known range of the longleaf pine ecosystem. Habitat restoration has included mechanical clearing, chemical site treatments, prescribed fire, and controlled reintroductions of at least 18 indigenous rare plant taxa (including one federally endangered species). Habitat is also provided for one federally endangered bird species (red-cockaded woodpecker), one state threatened bird species (Bachman's sparrow), and one endangered fish species (black-banded sunfish).

Please see detailed project narrative in Appendix

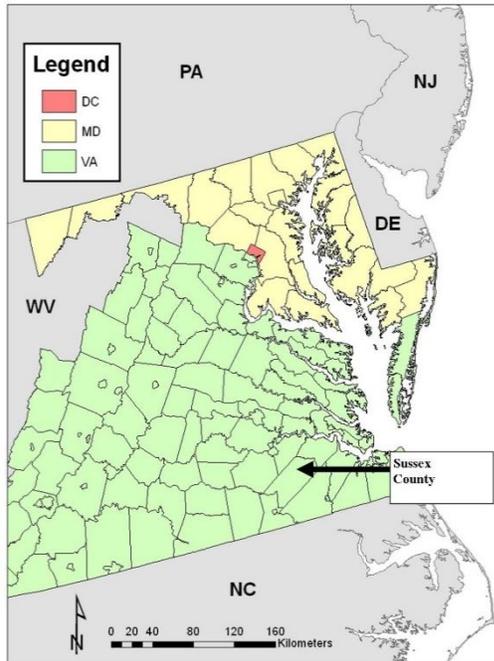
Easement Protections

This property will be added to our existing easement with VDOF as an amendment. Our existing easement has restrictions in the following areas: division, buildings and structures, industrial or commercial activities, preservation of forest acreage, forest management, habitat protection area, riparian buffer, biocides, grading, blasting, mining, accumulation of trash, and signs. Please see appendix for easement restriction section.

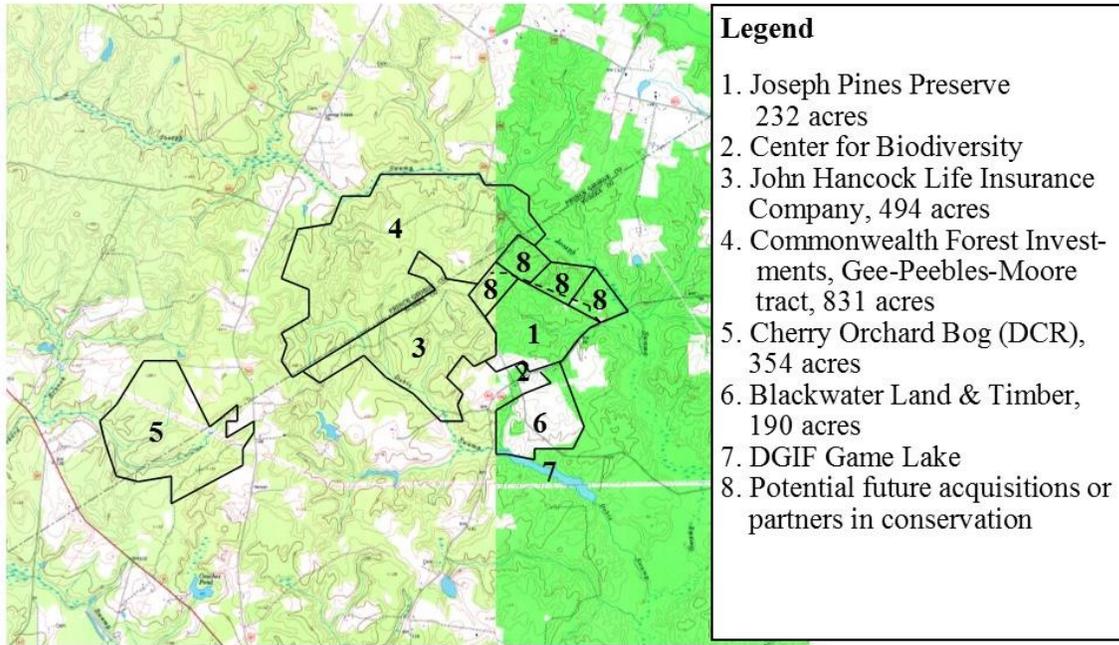
b) Show Geographic location with maps (must include USGS 7.5 minute topographic map suitable for 8½” x 11” reproduction and an aerial photograph.)

USGS 7.5' Templeton and Disputanta South Quads.

The project is located in Sussex County, Virginia, about 5 miles north-west of the town of Waverly, Virginia.



Location of Sussex County, VA and Project



Joseph Pines Preserve plan. Property we are trying to purchase is #6 and State Land is #7.

Tax Exempt Status

Project Applications from nonprofit organizations shall provide documentation in the application that gives proof of tax-exempt status under §501 (c) (3) of the United States Internal Revenue Code. Additionally, the applicant must meet the holder requirements as described in Va. Code §10.1-1009 to §10.1-1017. **See Page 2, Program Eligibility.**

See appendix for IRS Determination and Detailed Project Narrative pg. 31, Introduction and History to Date for how we meet the holder requirement.

<u>Amount of Grant Requested</u>	\$178,203
Amount of Matching Funds	267,303 A 60% Match!
Total Project Cost	445,506
<i>(Grant amount plus match amount)</i>	
Total Acres to Be Protected	190+/-

Budget Proposal

Acquisition Cost	424,506
Legal Fees	7500

Survey Fees	6000
Appraisal Fees	3000
Title Insurance	2000
Recordation Fees	_____
Environmental Site Assessment	2500
Other Fees (explain)	_____

Note: The VLCF payments will be processed up to a maximum of 50% based on eligible documented costs up to the amount of grant award. (State agencies may receive 100% funding with no matching requirement.)

Applicant Matching Funds Breakdown: Please identify each match source and amount applied to this project for each of the following categories:

Cash: _____

Land/Real Property Donations: _____

*Other: \$267,303

Total Matching Contributions: \$267,303 60% match

(Must be a minimum of 50% of the total cost except for state agency cost approved at a different rate.)

** Attach separate sheet with a detailed cost breakdown.*

=====

- **Note:** If any portion of the applicant's matching amount is from other grants that may have **restrictions** on such funds, please identify the source of this match and give as much information as possible below.

Please note that applicant must have grant match in hand or provide a letter of matching-funds commitment in the form shown on the following page.

Description of Applicant's Other Grant Match:

Applicants Other Grant Match is coming from a DEQ Clean Water Reserve loan. We have already submitted our loan application and will know the outcome within the next couple months. We have already received funding from DEQ, or won competitive clean water loan applications before for this project, so we are confident DEQ will approve the loan as match.

August 5, 2017

Virginia Land Conservation Foundation
C/o Mr. Clyde E. Cristman, Executive Secretary
Virginia Department of Conservation and Recreation
600 East Main Street, 24th Floor
Richmond, VA 23219

Re: VLCF grant application from Meadowview Biological Research Station for Game Lake
Refuge at Joseph Pines Preserve

Dear Mr. Cristman:

In the grant application submitted by our organization for the Virginia Land Conservation Foundation's FY17 grant round, our project budget included a total match amount of \$267,303. We have applied to DEQ's Clean Water Reserve loan program for this match loan. Although this loan is not yet committed, we expect approval within the next couple months. We understand that VLCF will not grant funds for a project whose match is uncertain, and we agree that, if this project is funded through VLCF, we will commit our organization's resources to complete the project within the two-year time frame required by the VLCF program.

Sincerely,

Phil Sheridan Ph.D.
President
Meadowview Biological
Research Station

Environmental Survey

The following survey should be completed and included in the project application. If additional environmental information is available that is pertinent to the project proposal, it should be submitted with the application. DCR staff will coordinate environmental review for concerns under DCR's purview.

Please be advised that this form is not intended to replace additional environmental information that may be required on the proposal. Some applications involving acquisition of land that are subsequently approved for grant assistance will be required to submit a Phase 1 Environmental Report. Note: If yes is answered on any of the items below, please provide additional details if possible.

1. **Name of Applicant/Project:** **Meadowview Biological Research Station
Game Lake Refuge at
Joseph Pines Preserve**

2. **Land Use:**

a. Briefly describe the land use in the project area. Attach a land use map if needed.

Farm/Rural, Recreational, Timber

b. Is the project consistent with the locality's Comprehensive Plan for the area? Yes X No _____

3. **Socioeconomics:** Will the proposed project impact any of the following:

	Y	N		Y	N
a. Health/Education Facilities	_____	<u>X</u>	g. Public Utilities	_____	<u>X</u>
b. Emergency Service Providers	_____	<u>X</u>	h. Local Tax Base	_____	<u>X</u>
c. Handicapped, Minorities, or Elderly	_____	<u>X</u>	i. Residential Areas	_____	<u>X</u>
d. Economic Activity	_____	<u>X</u>	j. VDOT – new or improved roads	_____	<u>X</u>

4. **Natural Resources:** Will the proposed project impact any of the following:

	Y	N		Y	N
a. Soil Erosion or Sedimentation	_____	<u>X</u>	g. Vegetation	_____	<u>X</u>
b. Streams, Rivers, or Lakes	_____	<u>X</u>	h. Wetlands	_____	<u>X</u>
c. Wildlife and Wildlife Habitat	_____	<u>X</u>	i. Floodplains	_____	<u>X</u>
d. Wild and Scenic Rivers	_____	<u>X</u>	j. Coastal Zones	_____	<u>X</u>
e. National Natural Landmarks	_____	<u>X</u>	k. Agricultural Lands	_____	<u>X</u>
f. Rare Plants and Animals and Exemplary Natural Communities	_____	<u>X</u>	l. Forestal Lands	_____	<u>X</u>
	_____	<u>X</u>	m. Ag./Forestal Dist.	_____	<u>X</u>

5. **Historic and Archaeological Resources**

	Y	N
a. Has the project been reviewed by the VA Dept. of Historic Resources (DHR)?	_____	<u>X</u>
b. Will the project have an effect on historic or archaeological resources?	_____	<u>X</u>

6. **Hazardous Wastes:** Is there any potential for involvement with hazardous wastes? _____ X_____

7. Adjacency to Conserved Lands

a. Is the project located next to a publicly owned park, recreational area, natural area, historic site, or wildlife and waterfowl refuge?

Y
E
S _____

b. If yes, please mark the appropriate box and name the facility

- Park _____
- Historic Site _____
- Natural Area _____
- X
 Wildlife/Waterfowl Refuge DGIF Game Refuge Lake _____
- Recreation Area _____

Request for Taxpayer Identification Number and Certification



<p>Social Security Number (SSN)</p> <p>Employer Identification Number (EIN)</p> <p>54-1904513</p>	<p>Please select the appropriate Taxpayer Identification Number (EIN or SSN) type and enter your 9 digit ID number. The EIN or SSN provided must match the name given on the "Legal Name" line to avoid backup withholding. If you do not have a Tax ID number, please reference "Specific Instructions - Section 1." If the account is in more than one name, provide the name of the individual who is recognized with the IRS as the responsible party.</p>
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<p>Dunn & Bradstreet Universal Numbering System (DUNS) (see instructions)</p> <p>102936395</p>	<p>Legal Name:</p>	<p>Meadowview Biological Research Station, Inc.</p>
	<p>Business Name:</p>	<p>Meadowview Biological Research Station</p>

Entity Type	Entity Classification	Exemptions (see instructions)
<input type="checkbox"/> Individual <input type="checkbox"/> Corporation <input type="checkbox"/> Sole Proprietorship <input type="checkbox"/> S-Corporation <input type="checkbox"/> Partnership <input type="checkbox"/> C-Corporation <input type="checkbox"/> Trust <input type="checkbox"/> Disregarded Entity <input type="checkbox"/> Estate <input type="checkbox"/> Limited Liability Company <input type="checkbox"/> Government <input type="checkbox"/> Partnership <input checked="" type="checkbox"/> Non-Profit <input type="checkbox"/> Corporation	<input type="checkbox"/> Professional Services <input type="checkbox"/> Medical Services <input type="checkbox"/> Political Subdivision <input type="checkbox"/> Legal Services <input type="checkbox"/> Real Estate Agent <input type="checkbox"/> Joint Venture <input type="checkbox"/> VA Local Government <input checked="" type="checkbox"/> Tax Exempt Organization <input type="checkbox"/> Federal Government <input type="checkbox"/> OTH Government <input type="checkbox"/> VA State Agency <input type="checkbox"/> Other	<p>Exempt payee code (if any): _____</p> <p>(from backup withholding)</p> <hr/> <p>Exemption from FATCA reporting code (if any):</p>

Contact Information			
<p>Legal Address: 8390 Fredericksburg Tnpk.</p>	<p>State VA:</p>	<p>Zip Code: 22580</p>	<p>Name: Phil Sheridan</p>
			<p>Email Address: meadowview@pitcherplant.org</p>
<p>City: Woodford</p>			<p>Business Phone: 804-633-4336</p>
<p>Remittance Address: 8390 Fredericksburg Tnpk.</p>	<p>State :VA</p>	<p>Zip Code: 22580</p>	<p>Fax Number: N/A</p>
			<p>Mobile Phone: 804-633-4336</p>
<p>City: Woodford</p>			<p>Alternate Phone:</p>

<p>Section 2 - Certification</p>	<p>Under penalties of perjury, I certify that:</p> <ol style="list-style-type: none"> 1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me), and 2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or c) the IRS has notified me that I am no longer subject to backup withholding, and 3. I am a U.S. citizen or other U.S. person (defined later in general instructions), and 4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct. <p>Certification instructions: You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See instructions titled Certification</p>
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<p>Printed Name:</p>	<p>Phil Sheridan</p>
-----------------------------	----------------------

Authorized U.S. Signature:

Phil Sheridan

Date:7/20/17

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Application Checklist Items

X All applications must provide three (3) paper copies and a CD or USB drive containing an electronic version of the full application. The various parts of the electronic application should be compiled as one complete document (Word or searchable PDF); **do not include more than one document on the CD or USB drive.**

X All applications from private nonprofit organizations must meet specific criteria described in Item 4 of the Program Eligibility section on Page 2

X Make sure to select one Primary Application Category and one Secondary Category (if applicable)

X Letter of transmittal

X Project application details

X Project narrative (detailed)

X Budget proposal sheet (in detail if available)

X Geographic location with maps (must include an aerial photograph and a USGS 7.5-minute topographic map; all maps must be suitable for 8½" x 11" reproduction)

For farmland-category applications, include the farm management plan, if any. **N/A**

X For forestland-category applications, include the forest resource management plan, if any

X Letter from the landowner(s) indicating their receptiveness to the transaction

X For all easement projects, provide a summary of restrictions that will be in the deed of easement

X For easement projects and fee-simple projects by a nonprofit organization, a draft deed of easement to be held by a public body or a letter from a public body stating their willingness to hold the easement with a term sheet outlining the restrictions to be included in the easement

X Required photos for historic area preservation category; highly recommended for other categories

For the historic area preservation category, contact Department of Historic Resources Easement Program staff to discuss the project and arrange for a site visit. **N/A**

Required site visit for natural areas protection category. **N/A**

X Support documentation (letters, resolutions of government bodies, relevant published policies)

X Substantiation of the value of the property to be protected

X A letter from the landowner(s) indicating willingness to protect their property

Appraisal, title report, boundary survey, and other reports if available. **N/A at this time.**

X Environmental survey if available (and other available information).

X Tax Exempt Status (if nonprofit application)

X Form W-9: Request for Taxpayer Identification Number(s) and Certification

X Letter(s) of support included with the application (not sent separately)

Appendices

Detailed Project Narrative

Give a description and current usage of the property. Include an assessment of property market value.

The property consists of rolling deep sandhills at the headwater of the Nottoway River with dense stands of 19 year old loblolly pine (see property flyer in Appendix). An upland sandhill depression pond occurs on the property and several sphagnous seepage springs occur at the heads of drains. Hardwood swamp forest dominates perennial drains feeding DGIF Game Refuge Lake. Property is currently marketed for sale at \$424,506 which appears consistent with land/timber value.



Sphagnous seepage springs on property



Hardwood swamp forest on property feeding DGIF Game Refuge Lake

Objectives, results, and benefits

The objectives of this grant application are to preserve water quality, increase groundwater storage, restore the indigenous native Virginia longleaf pine forest, and provide full public access to state protected land at Game Refuge Lake (Joseph's Millpond) by purchasing a 190 acre sand-hill property at the headwaters of the Nottoway River. Specifically, this project will:

- Convert a dense, low species diversity loblolly pine forest to a high value, high species diversity longleaf pine savanna resulting in a 25% reduction in evapotranspiration or a savings of ca. 32 million gallons of groundwater
- Protect a minimum of 20 acres of intermittent and emergent wetland with 100 foot vegetated buffers
- Add 165 acres of native Virginia longleaf pine to our preserve system and help meet state longleaf pine habitat restoration goals
- Restore habitat and provide habitat for 18 rare plant species as part of an integrated longleaf pine-pitcher plant ecosystem restoration.
- Enlarge the Joseph Pines Preserve by 190 acres towards our goal of acquiring additional land to connect with both DCR's Cherry Orchard Preserve and DGIF's Game Refuge Lake to form a total managed longleaf pine/pitcher plant ecosystem preserve and wildlife corridor of over 2000 acres.
- Provide an outside laboratory for research on various aspects of the longleaf pine/pitcher plant ecosystem.
- To provide optimal conditions for recreational hunting by creating and maintaining habitat conducive to deer, turkey, quail, rabbit and other game animals.
- To provide opportunities for primitive camping, hiking, bird watching, nature walks, photography, and other recreational activities with full public access.

Needs being addressed

Educational

- Addresses need for environmental education identified by older versions of the Virginia Outdoor Plan
- Hands-on training in ecological restoration
- Research

Environmental

- Rare, threatened, and endangered species conservation and restoration
- Groundwater preservation and enhancement
- Native Virginia Longleaf pine habitat restoration helping to meet the goals of the Virginia Longleaf Pine Cooperators
- Appropriate scope and scale of preserve size to ensure long-term success
- Recreation
- State land conservation objectives

Plan of Action and time frame

Time is of the essence to purchase the 190 acre tract. The property is currently on the market for sale. We have contacted the seller, expressed our interest to purchase, and a sales contract is pending based on our ability to obtain funding for purchase. Once funding has been approved, we anticipate completion of the project (purchase of the tract and recording of easement) no later than June 2018. Since we already have an existing conservation easement with DOF on our 232 acre preserve, it will be a simple matter to amend the easement to include the 190 acre tract with the existing restrictions.

Hydrological benefits

Our restoration methods involve converting a low diversity, dense loblolly pine/hardwood forest to a species rich savanna dominated by longleaf pine. This phase change in ecosystem produces tangible, positive results in groundwater hydrology through the reduction of evapotranspiration rates. Our graduate student research has found that a 25% reduction in evapotranspiration occurs after this phase change, equivalent to a savings of 3.9 million gallons of water on a 24 acre watershed (McLeod et al. 2012, Sheridan et al., 2013). The implications of this research are that as we continue to acquire more land, and proceed with restoration, there will be a significant hydrological benefit to the area. The projected, restored 2000 acre preserve could potentially be saving and storing several hundred million gallons of water over existing land use in an area where future water supplies may be limited and needed.

15,000 in 15 Years

In November 2012, a group of state, federal, and non-profit organizations formed a state coordination team known as the Virginia Longleaf Pine Cooperators. The group decided that a reasonable objective was the planting of 15,000 acres of longleaf pine in Virginia in 15 years. The goal of expanding the Joseph Pines Preserve to almost 2000 acres, and planting most of those acres in Virginia longleaf pine, would have a

significant impact in achieving this objective.

Consistency with comprehensive plans and strategic conservation efforts

Our proposal also meets the **Forest Lands Criteria** found in the **Virginia Land Conservation Foundation** manual in the following ways.

1. **Property Acreage.** The proposed purchase property is large, 190 acres, and when added to our existing preserve of 232 acres, makes for a contiguous protected area of 422 acres.
2. **Percent of the property that is in forested condition.** 98% of the property is forested.
3. **Percent of the property that is in high forest conservation value.** 98%
4. **Length of intermittent and perennial watercourses as defined by USGS 7.5" topographic maps.**
Intermittent streams: 7920 feet

Perennial streams: 2000 feet border the property on DGIF land.

5. **Adjacency to Conserved Lands.** This property abuts two conserved lands: DGIF Game Refuge Lake and Joseph Pines Preserve. The property will protect an intermittent drainage of 7920 feet that directly feeds DGIF Game Refuge Lake.
6. **Management of multiple resources.** Our existing preserve is managed under a forest resource management plan and the new property will be added to that plan. We have met and exceeded our goals for longleaf pine restoration.
7. **Preservation of forest acreage.** 100% of forest acreage is being preserved.
8. The land is in an area where there is a high potential for land use changes or conversions that threaten the retention of forestland. The Joseph Pines Preserve is located on Cabin Point Road, route 602, in Sussex County, Virginia approximately 5 miles n/w of the town of Waverly. The Waste Management Atlantic Waste Disposal Landfill and Sussex 1 and 2 maximum security prisons are within 4 miles of the preserve and are either on the same road or intersecting roads. Large chunks of forest and agricultural land are being permanently converted to residential development. There has been tremendous development pressure and land conversion on Cabin Point Road (route 602) which fronts the Joseph Pines Preserve. Land pressure has come from the need for housing employees of Sussex 1 and 2 prisons, retirees fleeing Virginia Beach for relatively inexpensive rural land, DOD employees at an expanding Fort Lee seeking housing, and an expanding population in Prince George County seeking affordable land and housing. The proposed preserve will help to blunt this development trend in a rural area and protect a significant ecologic and hydrologic resource.
9. Joseph Pines Preserve will protect primary and secondary headwater streams feeding the Nottoway River. The Nottoway River is listed on the state 303(d) list. In addition, the total proposed preserve of almost 2000 acres will provide significant groundwater recharge and aquifer preservation for anticipated future development.

10. The property is suitable for long-term research, special landowner demonstration opportunities, and conservation education. Our adjoining Center for Biodiversity provides the facilities and staff to provide these services. We typically host several interns or graduate students per year and expect this educational outreach to grow over time. The addition of 190 acres to our preserve, located near a number of rural residents, gives us excellent outreach potential.
11. The property is within an area (Cabin Point Road) identified in the local Sussex County comprehensive plan as important for open space, agricultural/forestall, and biological preservation and recognized by the board of supervisors in Sussex County in a resolution dated May 18, 2006. A conservation easement on this property is also consistent with the Sussex County Comprehensive Plan as stated by the planning office in an e-mail 6/28/17 (see e-mail from Lorenzo Turner in Appendix).
12. The preserve provides vegetated buffers on all streams on the property.
13. The property has or has the potential to protect and/or restore:
 - a. threatened and endangered species of fauna and flora as listed in this proposal
 - b. unique habitat for threatened and endangered species
 - c. provides the opportunity to restore diminishing native tree species (longleaf, shortleaf, and pond pine)

Furthermore, this property is strategic since it fits within a larger conservation plan of protecting and restoring the longleaf pine ecosystem in Virginia. The only site for the red-cockaded woodpecker (a denizen of longleaf pine forests) is within nine miles of Joseph Pines at Piney Grove Preserve while DCR's high diversity Cherry Orchard Preserve is within two miles (a site originally identified by Meadowview biologists and brought to the attention of DCR employees for purchase). The 190 property directly connects to DGIF property at Game Refuge Lake and will provide easy access for public use of state and private land.

In addition, this proposal meets a specific recreational and resource conservation need identified in the *Virginia Outdoors Plan* (VOP) and local comprehensive plan. The local comprehensive plan recognizes the importance of seepage bogs (pitcher plant wetlands) and sand-hill (longleaf pine) ecosystems in section V111-1 – V111-4 and natural systems in X-24 – X-25. The plan also states in section X-3 – X-4 that the road the proposed project is on (Cabin Point) "should be encouraged to remain basically agricultural in nature". Since much development has occurred on Cabin Point Road our proposal helps meets the land conservation objectives identified in the Sussex County comprehensive plan.

This project also meets goals and objectives of the 2013 VOP. Page 10.229, Table 19.1 lists most-needed outdoor recreation. Our proposal meets 7 of the 14 listed needs (public access to state waters for fishing and swimming; trails for hiking and walking; trails for bicycling; trails for wildlife watching and nature study; public access to state waters for non-motorized boating; natural areas; other). Our proposal also meets an identified land conservation need on page 10.230 by "Regional and local organizations and agencies should support land conservation efforts on priority lands identified by

conservation partners in the region”. On Page 10.237 our proposal meets two, and perhaps three conservation needs as follows: Expansion of forestland protection along the Blackwater, Meherrin, and Nottoway Rivers; establishment of a natural area preserve in Prince George County to restore pine flatwoods and coastal plain depression pond communities; Restoration of native longleaf pine communities on sandhills and other habitats. Our preserve and proposed acquisition are protecting forest on the headwaters of the Nottoway River, our land acquisition strategic plan includes acquisition of the 495 acre John Hancock property in Prince George County with pine flatwoods and depression ponds, and we are now actively restoring a native Virginia longleaf pine bluestem savanna on our property. An important part of our restoration program on Joseph Pines includes the reintroduction of the sun-facing coneflower *Rudbeckia heliopsidis*, found only in this type of community in Virginia. Our reintroduction of this plant has been funded by the U.S. Fish and Wildlife Service under the Private Stewardship Grant.



Fig. 1 Educational longleaf pine workshop at Joseph Pines Preserve co-hosted with the Longleaf Alliance.

In addition to the intrinsic open-space values of our project, the Joseph Pines Preserve provides significant benefits in the following areas: historic resources; natural heritage resources (rare, threatened, or endangered species and significant natural communities); forestland; wildlife habitat protection and/or management; recreation/parks.

Historic resources - Historic turpentine stumps are found on the property which date to at least 1840 and reflect the start of the turpentine industry in America. Old sawdust piles date to the 1920's when timber was cut on-site and at least one old house site (mid 1800's – no structure) is on the property awaiting investigation. A few native-American artifacts have also been found such as scrapers, spear points, and pottery fragments (Fig 1a).



Fig. 1a. Paleo-artifacts from Joseph Pines Preserve include spear points, scrapers, pottery, and grinding stones (not pictured).

Natural heritage resources - Old turpentine stumps demonstrate the historic presence of the rare longleaf pine ecosystem on this property and rare species continue to appear as we continue our restoration. Four indigenous state rare plant taxa have been discovered on the property (*Ludwigia hirtella* G5S2, *Lilium pyrophilum* G2S1, *Asclepias rubra* G4G5S2, *Carex barrattii* G4S2), and three watch list species (*Carex collinsii* G4S3, *Drosera brevifolia* G5S3, and *Juncus longii* G3QS3?). Reintroduction efforts are adding 18 rare plant taxa from native Virginia populations.

Forestland - We are restoring the rare longleaf pine ecosystem in Virginia. This forest type has been identified by the Virginia Dept. of Forestry, as well as state and federal agencies, as an imperiled ecosystem for restoration. Continued management of non-longleaf pine forest resources under our Forest Stewardship Plan will provide pulp and fiber to the Commonwealth of Virginia for years to come.

Wildlife habitat protection and management - Our management of the Joseph Pines Preserve has greatly improved habitat for Northern bobwhite quail. There is also an abundance of habitat for deer and turkey and the general nature of the property is conducive to wildlife habitat protection and management. Hunting is allowed on the

property by request.

Recreation/parks - The Joseph Pines Preserve allows passive recreation on a controlled basis and with this proposal will allow full public access under the amended easement to 422 acres. Permitted activities include research, walking, hiking, biking, boating, primitive camping, hunting, and more.

Pitchers for the Public! Why are Pitcher Plants Important?

In 2011 Meadowview launched the “Pitchers for the Public!” campaign to highlight the need to preserve and restore Virginia pitcher plant bogs. The public has a right and need to see these beautiful and interesting plants within their native haunts. While pitcher plants are important to us, it is important to justify their importance and value to underline the need for their preservation. Here are seven reasons why pitcher plants are important and why they should be protected at the Joseph Pines Preserve.

1. They are beautiful
2. They bring limiting nutrients into their environment from their carnivorous habit.
3. They are valuable commercial plants.
4. They are early bloomers and nourish the first pollinators in bogs
5. In many cases, they are state listed rare, threatened, or endangered species
6. The pitchers are part of 0 order stream systems where water first emerges from the ground. Protection of this habitat, of which pitcher plants are a part, maintains high water quality.
7. The prime directive or precautionary principle. We shouldn't lose our biota or consciously allow components of an ecosystem to be lost forever. We sometimes don't know all the parts an organism plays in an ecosystem or how critical that part might be. In addition, there is the possibility of a future medical use of the plant.

How the Project's Success will be determined, measured, and communicated

The project's success needs to be assayed in two separate but related areas:

- Water quality
- Longleaf pine establishment

Project success can be determined and measured in the two areas as follows:

- Water quality
 1. Apply 100 foot vegetated buffers to all wetlands
 2. Measure increase in groundwater levels, and groundwater quality, in monitoring wells in conversion from loblolly to longleaf pine forest
- Longleaf pine establishment
 1. Convert 165 acres of loblolly pine to Virginia longleaf pine savanna within five years

Project success will be communicated in our newsletter, peer reviewed publications, local, state, and national media, and electronic media such as FaceBook and YouTube.

Detailed Narrative of Joseph Pines Preserve

Introduction and History to date

Meadowview Biological Research Station is a non-profit IRS 501(c)(3) organization that was started in 1995 to preserve and restore the remaining fragments of Virginia's imperiled longleaf pine-pitcher plant ecosystem. We meet the conditions of the Virginia Conservation Easement Act since we are a charitable corporation which has been declared exempt from taxation pursuant to 26 U.S.C.A. § 501 (c) (3) and have maintained an office in Virginia for at least 5 years. In addition we have a mission statement pertaining to land conservation activities on both our web site and articles of incorporation as follows:

“Meadowview Biological Research Station (Meadowview) is an organization dedicated to preserving and restoring rare wetland plants and habitats on the coastal plain of Maryland and Virginia... Our goal is to preserve and restore a part of our natural bog heritage.” (Meadowview Articles of Incorporation, Amended and Restated, August 17, 2000).

“Our goal is to preserve and restore a part of our natural bog heritage by returning the endangered Yellow Pitcher Plant, *Sarracenia flava*, and the Purple Pitcher Plant, *Sarracenia purpurea*, to their historic ranges in Virginia and Maryland utilizing an integrated ecosystem restoration approach...We also are developing a system of bog preserves in Maryland and Virginia which will guarantee the preservation of the unique ecosystems supporting the pitcher plant community.” (Meadowview web site goals at www.pitcherplant.org)

Our ten year goal was to establish a system of bog preserves in Maryland and Virginia that would guarantee the preservation of the unique pitcher plant ecosystem. Populations of rare plant species, as well as their important associates, continue to go extinct on unprotected land. While buying all of these remaining rare plant sites may be desirable, this goal is unrealistic from a financial, political (since some landowners may not want to sell), and biological point of view (some sites are degraded to the point that only a few rare plant elements are left). This goal was partially accomplished by the purchase of the 101 acre Joseph Pines Preserve in Sussex County, VA by Meadowview Biological Research Station in 2004.

The Joseph Pines Preserve is located in the gently rolling terrain of Sussex County, Virginia in the heart of the historic range of the longleaf pine-pitcher plant ecosystem. We started working in 1995 with the previous landowners, Brad and Marsha Whitehead, successfully reintroducing native Sussex County yellow pitcher plant and performing test plantings of longleaf pine. We planted one acre of native Virginia longleaf pine on the preserve and over 1200 native yellow pitcher plant from six populations (Fig. 2). In the past several years we have cleared (mechanical chipping of invasive hardwoods and pines), burned, and or chemically treated the entire 232 acres. Almost the entire property has now been planted with Virginia longleaf pine seedlings. Some of the

earlier longleaf pine plantings are now producing cones and we are starting to produce our own seedlings from the preserve for restoration purposes. Joseph Pines Preserve represents one of the largest plantings of native longleaf pine in Virginia! These seedlings were all raised in-house and collection of seed was performed by Meadowview biologists from native Virginia longleaf pine trees. Some of the longleaf pine from which we gathered cones have since been cut and thus Joseph Pines has unique longleaf pine genetic material no longer available in Virginia.



Figure 2. Virginia yellow pitcher plant in restored wet meadow at Joseph Pines Preserve.

The preserve is dedicated to protecting the entire remaining population of native Virginia yellow pitcher plant. For fifteen years Meadowview maintained six Virginia yellow pitcher plant populations in raised beds at the research facility in Caroline County, Virginia just south of Fredericksburg. During this period detailed studies were done on the reproductive biology of this native yellow pitcher plant stock. During the study four of the populations went extinct in the wild while we safeguarded and protected this valuable germplasm from loss. During the late winter and spring of 2003 trails were cut on the Joseph Pines Preserve and all the native yellow pitcher plant was moved from the research station and planted on the preserve. This large project involved a considerable amount of volunteer labor breaking apart the beds, dividing and cleaning the plants, transporting them to the preserve, and planting and flagging.

The preserve is also dedicated to capturing the entire Virginia longleaf pine (*Pinus palustris* Miller) genome by grafting, fascicle rooting, or seed propagation (Fig. 3). With less than 2000 native longleaf pine trees left in Virginia, capturing the entire genome of this economically and ecologically valuable tree species is entirely possible. Longleaf pine is an associate species of yellow pitcher plant and is a keystone species in fire maintained ecosystems. The preserve will perform the vital role of preserving rare components of the longleaf pine-pitcher plant ecosystem which are left in small, isolated, unprotected fragments in southern Virginia. Restoration efforts at the preserve will also provide habitat for rare animal taxa known from the area. Due to our extensive field work in southern Virginia we know where these fragmented populations exist and who the landowners are so as to obtain permission to collect divisions or seed.



Figure 3. Restored Virginia longleaf pine savanna at Joseph Pines Preserve.

The preserve will also be used for our ongoing educational and scientific endeavors. In brief, we are attempting to restore a property to its colonial pre-settlement condition while at the same time preserving rare biological diversity in Virginia. By gathering together fragments of an ecosystem at the limits of its range we will restore breeding populations and maintain genetic reservoirs for future restoration work. Without this effort we will continue to lose valuable genetic material and subsequently suffer a loss of diversity.

Many pitcher plant habitats have been lost in Virginia through drainage, development, fire exclusion, agricultural and silvicultural practices, urban expansion, or neglect. Most of the associate plants found in these unique ecosystems are threatened with extinction. The rarity of these habitats is further highlighted by the state rarity ranking of many of the plant and animal species found in these sites. Many of these species are extremely state rare in Virginia and reach the northern limit of their range in southeastern Virginia.

Less than 100 clumps of the yellow pitcher plant, *Sarracenia flava* L., remain in the wild in one natural site (Fig. 4) in southern Virginia (Sheridan and Karowe 2000). The yellow pitcher plant is a fascinating, carnivorous plant that attracts, captures, and digests insects. The plant evolved the carnivorous habit to compensate for the lack of nutrients in its native soil. The significance of these sites is further highlighted by the fact that southern Virginia is the northern limit for *S. flava* and the associated longleaf pine, *Pinus palustris* Miller, ecosystem (Fig. 5). The longleaf pine ecosystem has emergent properties that support the pitcher plant community. One of the major properties provided by longleaf pine is mediation of natural, lightning caused fires.

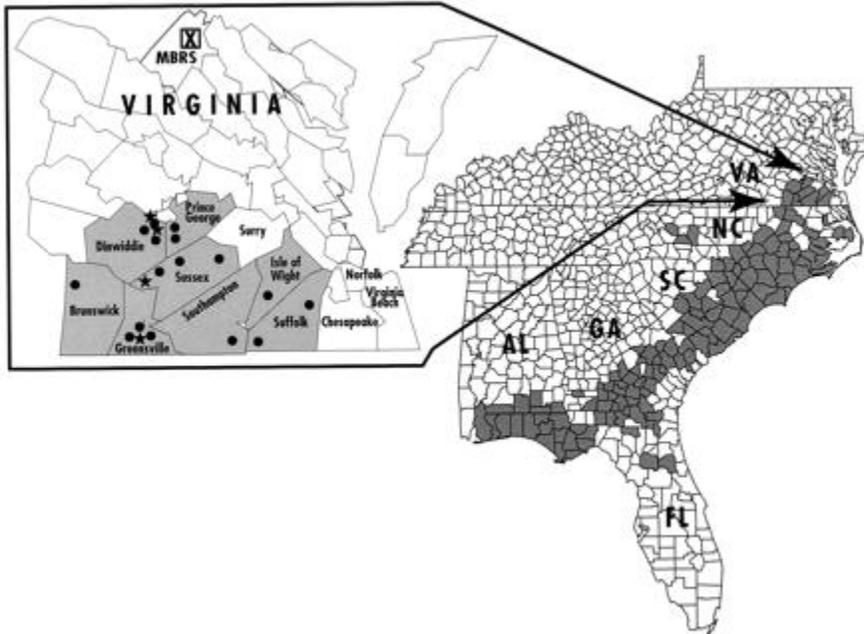


Figure 4. Historical distribution of *Sarracenia flava* in Virginia (Sheridan and Karowe 2000).

Longleaf pine needles are longer than other southern pines, provide a matrix of aerated fuel in the groundcover, and are both slower to decompose and have a higher resin content than other southeastern U.S. pine species. All of these factors come into play to provide the requisite frequent fire to maintain pitcher plant habitats in an early successional state. Longleaf pine is also a commercially valuable tree, disease and fire resistant, that produces high quality saw timber. Historically, longleaf pine provided invaluable naval stores (turpentine, tar, pitch) to the colonists in southeastern Virginia.

Unfortunately, four hundred years of settlement in Virginia has resulted in almost the complete destruction of native Virginia longleaf pine. Virginia longleaf pine covered 1.5 million acres at settlement but only 4432 trees remained on less than 800 acres based on a 1998 census by Meadowview Biological Research Station (Sheridan et al. 1999). Meadowview also determined that Virginia longleaf pine has greater fitness for in-state planting (Table 1, Sheridan et al. 1999) and that finding has been validated by researchers (Fig. 6) at the Virginia Dept. of Forestry (Creighton et al., 2009 and 2011). Within the past few years great effort has been made to restore longleaf pine in Virginia leading to a total of over 2000 acres planted with that tree (Sheridan et al., 2012).

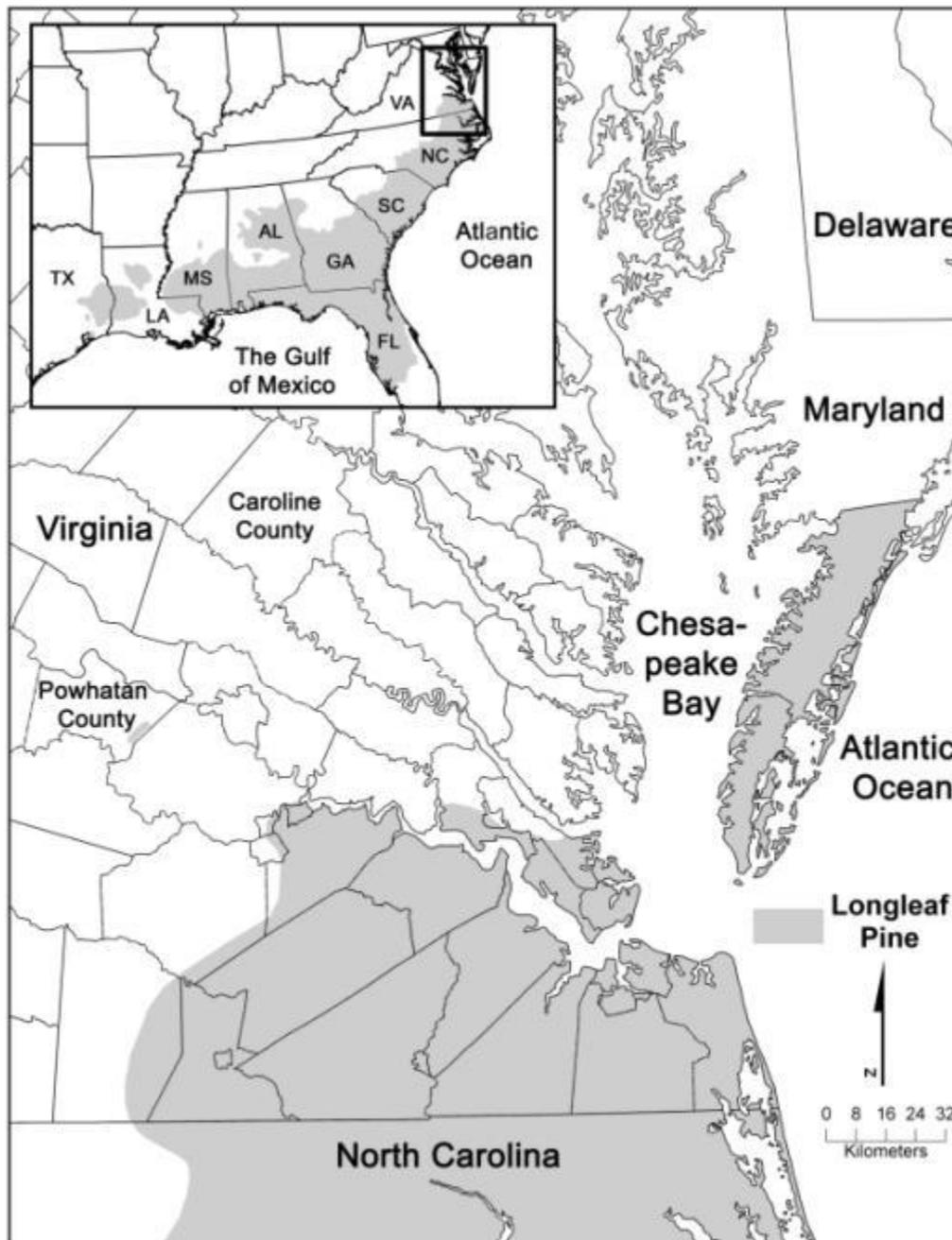


Figure 5. Historical distribution of longleaf pine in Virginia.

Table 1. Relative Fitness of Longleaf Pine Co-planted in Virginia
 Source Survival x Height = Overall Fitness

Nansemond (Suffolk) Co. Virginia	1.0	1.0	1.0
Rapides Parish Louisiana	0.97	0.96	0.93
Harrison Co Mississippi	0.90	0.95	0.86
Treutlen Co Georgia	0.85	1.0	0.85
Hillsborough Co. Florida	0.53	0.32	0.17

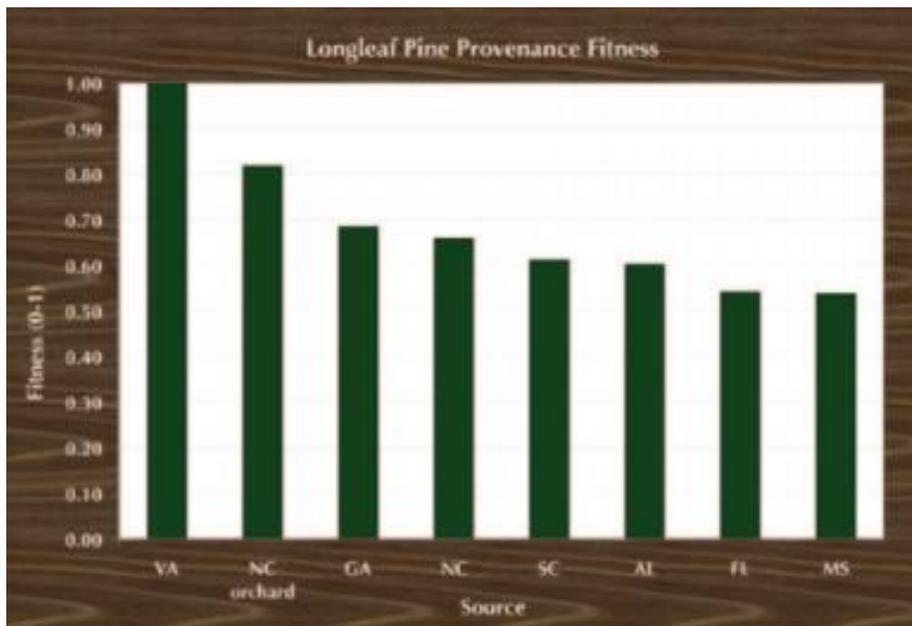


Figure 6. Relative fitness (avg. height, diameter, and survival) for longleaf pine across three locations (from Creighton et al., 2011).

There is currently no preserve in Virginia, other than Joseph Pines Preserve, for native Virginia longleaf pine **and** yellow pitcher plant because the intact, exemplary examples typically purchased by conservation organizations do not remain within the state. Many of the rare species normally found within the longleaf pine/pitcher plant ecosystem occur as isolated, fragmented populations on unprotected, private land in southeastern Virginia. We are obtaining divisions from these unprotected sites to both maintain genetic diversity and to restore this ecosystem on our preserve. By bringing together fragments of this ecosystem we will not only maintain genetic diversity but also restore breeding populations.

Our goal is to have a functioning longleaf pine-pitcher plant ecosystem at the Joseph Pines Preserve. We have successfully restored our core 101 acres by converting 65

acres to native Virginia longleaf pine habitat, performing regular understory burns on 29 acres of mature loblolly pine woods, and restoring 7 acres of sphagnum seepage bogs with burning and mechanical clearing. We are more than half way through the reintroduction process of 18 indigenous rare plant taxa.

In 2012 we purchased the Posey and Conservation Forestry tracts with a \$145,000, 0.25% interest loan from the Virginia Resources Authority and a \$145,000 grant from the Virginia Clean Water Revolving Loan Fund Green Reserve Program from DEQ. We donated a conservation easement on our existing 101 acre property and the total 232 acre property was placed under conservation easement with the Virginia Department of Forestry. These recent acquisitions give us almost complete control of the watershed and add additional habitat types such as creek bottoms and cypress swamps, in addition to numerous sphagnum seepage bogs.

Our long term goal is to continue to expand the preserve through further purchases of adjoining land from John Hancock Life Insurance Company, Conservation Forestry, and Commonwealth Forests Investments to connect with both the Virginia Department of Conservation and Recreation's Cherry Orchard Preserve and DGIF's Game Lake so that a total preserve of over 2000 acres may eventually be created. Not only does our proposal provide significant water, air, and conservation benefits but our long term plan outlines a strategy to significantly expand and enhance the scope of our environmental and educational efforts. Meadowview is competent to handle this undertaking since we have the requisite field experience and understanding of the ecology of the respective species. We also have designed the preserve to ensure that hydrologic regimes are maintained in seeps and ecological processes are restored for species persistence and spread.

Project Justification and Significance

Restoring Biodiversity and Preventing Extinction

The longleaf pine/pitcher plant ecosystem in Virginia has suffered 400 years of degradation to the point that remaining examples are severely deficient in plant biodiversity. The best remaining examples of the longleaf pine/pitcher plant ecosystem in Virginia contain only ¼ the species historically found in the system (Sheridan 2010, Sheridan and Petzke 2013). Meadowview is attempting to restore this historic diversity at the Joseph Pines Preserve while at the same time preventing the extinction of critical plant populations. Preventing extinction of local plant populations that are part of the ecosystem is essential to both restoration efforts at Joseph Pines and regionally. Restoring biodiversity also potentially adds resistance and resilience to the ecosystem.

An essential method to restoring plant biodiversity is reintroduction. Our reintroduction policy and approach is consistent with written protocols of the Maryland Dept. of Natural Resources (1999) since they state reintroduction is:

“To establish a plant taxon that was recently lost from part of its historic range¹ or that enhances populations which remain within its historic range.

¹Historic range is defined as “in suitable habitat within the physiogeographic range of the taxa since the 1600s, **but not necessarily documented from the specific site.**”

The discovery of several rare wetland plant species at Joseph Pines which are known associates for pitcher plant wetlands also support our reintroduction strategy. We have compelling evidence (Sheridan, 2010) that segments of the pitcher plant community are selectively lost over time due to competition and succession and that some genera, notably *Sarracenia*, may be irretrievably lost and require reintroduction from local stocks to restore the ecosystem. We are now predicting the total extinction of all native Virginia pitcher plant populations no later than 2060 (Figs. 7 & 8). In fact, the extinction vortex is likely accelerating and total extinction is expected by 2030. These extirpations are occurring because of lowered ground water tables, lack of prescribed fire, land development, herbicide use, and other factors, or a combination of the these factors. These predictions highlight the need and urgency for the managed preserve at Joseph Pines. While native pitcher plant populations are being extirpated in southern Virginia, the reintroduced populations at Joseph Pines are flourishing and reproducing. These results are a strong testament to our good management and excellent hydrology.

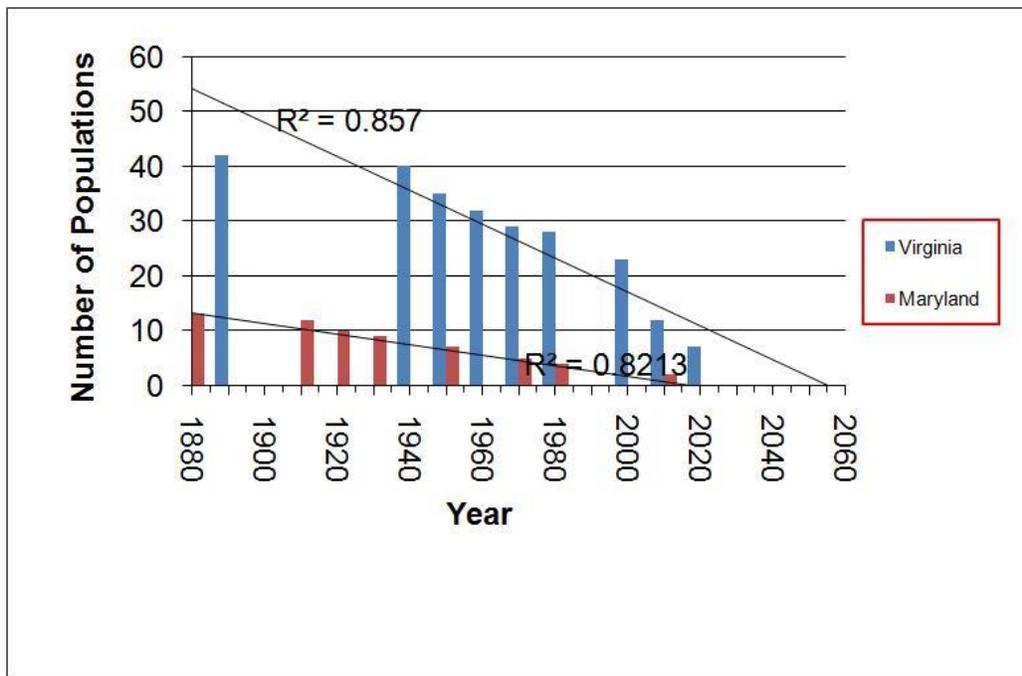


Figure 7. Regional extinction prediction for purple pitcher plant, *Sarracenia purpurea* L.

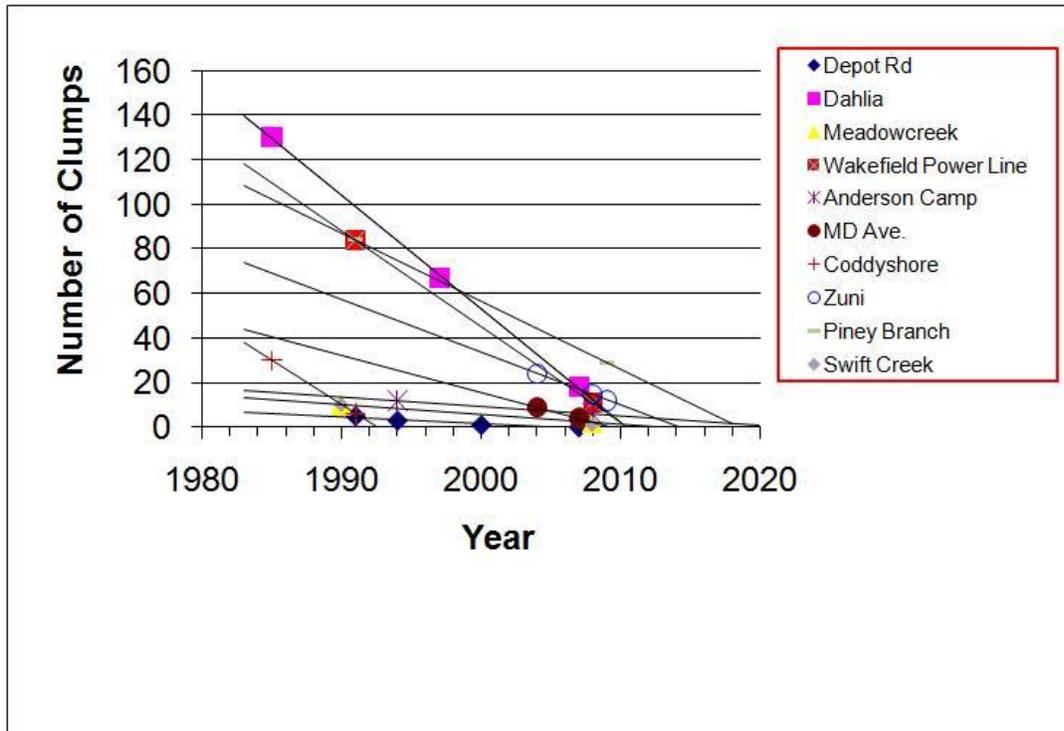


Figure 8. Local extinction prediction for Virginia populations of purple pitcher plant, *Sarracenia purpurea* L.

Target Species

In 2006 Meadowview received the Private Stewardship Grant from the U.S. Fish and Wildlife Service for the Joseph Pines Preserve. This grant allowed us to restore habitat and populations of one federally-listed and eighteen state-listed plant taxa (Table 2). In addition habitat was enhanced for one federally and state endangered bird, one state threatened bird, and one state endangered fish (Table 3). The U.S. Fish and Wildlife Grant was a follow-up to a previous EQIP grant from NRCS which allowed us to restore and plant 23 acres with native Virginia longleaf pine. Restoration efforts continue at Joseph Pines Preserve to reintroduce many of the rare species known to historically occur in Virginia pitcher plant bogs and associated uplands. The proposed education center (see below) and nursery will greatly facilitate this effort to restore biodiversity.

Table 2: Rare, Endangered and Threatened Plants of southeastern Virginia longleaf pine-pitcher plant ecosystem to be protected and restored at Joseph Pines Preserve

SCIENTIFIC NAME	COMMON NAME	Global Rank	State Rank	State Status	Federal Status
<i>Aletris aurea</i>	Golden colicroot	G5	S1		
<i>Cleistes divaricata</i>	Spreading pogonia	G4	S1		
<i>Ctenium aromaticum</i>	Toothache grass	G5	S1		
<i>Drosera capilaris</i>	Pink sundew	G5	S3		
<i>Eriocaulon decangulare</i>	Ten-angle pipewort	G5	S2		
<i>Helenium brevifolium</i>	Shortleaf sneezeweed	G3/G4	S2		
<i>Lachnocaulon anceps</i>	Bog-buttons	G5	S2		
<i>Pinus palustris</i>	Longleaf pine	G5?	S1		
<i>Plantanthera blephariglottis</i> var. <i>conspicua</i>	White fringed orchid	G4/G5T3T4	S1		
<i>Pseudolycopodiella caroliniana</i>	Slender clubmoss	G5	SH		
<i>Rudbeckia heliopsidis</i>	Sun-facing coneflower	G2	S1		
<i>Sabatia campanulata</i>	Slender marsh rose-pink	G5	S2		
<i>Sarracenia flava</i>	Yellow pitcher plan	G5?	S1		
<i>Sarracenia purpurea</i> ssp. <i>venosa</i>	Southern purple pitcher plant	G5T3T5	S2		
<i>Schwalbea americana</i>	Chaffseed	G2	SH		LE
<i>Tetragonatheca helianthoides</i>	Pineland square-head	G5	S1		
<i>Utricularia juncea</i>	Southern bladderwort	G5	S2		
<i>Zigadenus densus</i>	Dense-flowered camas	G5	S1		

Table 3: Rare, Endangered and Threatened Animals for which habitat will be restored on Joseph Pines Preserve					
SCIENTIFIC NAME	COMMON NAME	Global Rank	State Rank	State Status	Federal Status
<i>Aimophila aestivalis</i>	Bachmans sparrow	G3	S1B	LT	
<i>Enneacanthus chaetodon</i>	Black-banded sunfish	G4	S1	LE	
<i>Picoides borealis</i>	Red-cockaded woodpecker	G3	S1	LE	LE

Global Rank: G1- Highly globally rare; G2-Globally rare; G3-Very rare and restricted range; G4-Apparently globally secure but may be quite rare in parts of its range; G5-Demonstrably secure globally but quite rare locally particularly at the periphery.

State Rank: S1- Critically Imperiled; S2-Imperiled; S3-Vulnerable; S4-Apparently Secure; S5-Secure: SH-Historical.

State Status - E- Endangered; T- Threatened; X- Endangered Extirpated

Federal Status - LT- Threatened, likely to become endangered in the near future

Project Staff, Organization, Management and Responsibility

Board Members

Dr. Phil Sheridan

Dr. Sheridan is both the President and one of the Directors of Meadowview Biological Research Station. He has both a B.S. and M.S. from Virginia Commonwealth University where he did his research work on pitcher plant genetics and biochemistry. He has a Ph.D. in Ecological Sciences from Old Dominion University on the population biology and genetics of purple pitcher plant in Maryland and Virginia. He developed a reproductive model for longleaf pine at the Blackwater Ecologic Preserve and is an active member of the Virginia Academy of Sciences. He has been a driving force for longleaf pine and pitcher plant preservation in Virginia and has numerous, peer-reviewed papers on these and other subjects. Dr. Sheridan is also a Certified Prescribed Burn Manager with the Virginia Dept. of Forestry (certification # 710). Dr. Sheridan directs the day-to-day activities of Meadowview Biological Research Station and would be responsible for supervising the proposed project. Dr. Sheridan also has an extensive background in finance. He has ten years of experience in the savings bank industry including positions as assistant programmer, accounting clerk, bookkeeper, records manager, and supervisor in check processing. He also has several years of course work in Business Administration.



Figure 9. Dr. Phil Sheridan

Dr. Robert Wright

Dr. Wright is a public service naturalist, instructor, and well-published field ecologist with over 20 years of experience in public, private, governmental, institutional and military environmental consulting markets. He is a director of Meadowview with a BS in Environmental Science from Lynchburg College, an M.S. in Environmental Science from Americus University, and a Ph.D. in Environmental Planning from Hamilton University. Dr. Wright focuses on integrated natural resource management, environmental planning and multi-disciplinary ecological studies. In addition to having multiple certifications and specialized training in other related disciplines, he has specialized expertise in regional, state, and local flora with specific graduate coursework and commercial and research project experience in the Southern Appalachian Highlands, Cumberland Plateau, and Ridge and Valley, with taxonomic research interests in several plant groups, contemporary and historical floristics, and rare, threatened and endangered species. Dr. Wright also has expertise and special training in wildlife habitat assessments, tree stand evaluations, wetland compensation site identification/inventory, wetland functional assessment, Best Management Practices compliance, impact avoidance and minimization analyses, coastal zone management coordination, hazardous material investigations, land use analyses, litigation and trial support experience, and extensive NEPA document (CE, EA, EIS) preparation experience. He uses these positions and his expertise to conduct vegetation inventories, Mid-Atlantic and Appalachian floristic studies, regional plant taxonomic problems, and regularly conducts advanced studies in threatened and endangered species surveys and management throughout the U.S. including Maine, Michigan, Ohio, Pennsylvania, New Jersey, Maryland, West Virginia, North and South Carolina, Texas, Georgia Florida, California, Nevada, and Arizona.

Dr. Wright is also a research associate at the Freer-Ramsey Herbarium at Lynchburg College (LYN), as listed in *Index Herbariorum*. He is also past President (2007) of the Virginia Academy of Science Botany Section, the Secretary-Treasurer of the Virginia Botanical Associates, Inc., a 501(c) 3 organization dedicated to the study of Virginia Flora and publisher of the *Digital Atlas of the Virginia Flora*, he sits on the Advisory Board of the Virginia Flora Foundation's Virginia Flora Project, and is a past (2003-2005) Board of Director at the Richmond Fire and Police Museum.



Figure 10. Dr. Robert Wright

Jim Robinson

Jim Robinson is a director of Meadowview and has studied and grown *Sarracenia* pitcher plants since the 7th grade. He received a B. A. in botany from Southern Ill. Univ. and worked in the nursery business for several years. After earning an M. S. in horticulture from Purdue University, Jim became Assistant Director of the Connecticut College Arboretum in the early 1980's. Jim worked under Director and world renowned ecologist Dr. William A. Niering. He eventually changed careers and became a successful computer programmer with Household Finance until his retirement in 2001. In addition to his own home gardening, Jim has helped since 1990 with prairie and savanna restoration in the forest preserve near his home in suburban Chicago, Ill. Jim has been a member and contributor to Meadowview since its inception and has played a significant role in supporting the activities of the organization both from a financial and management standpoint.

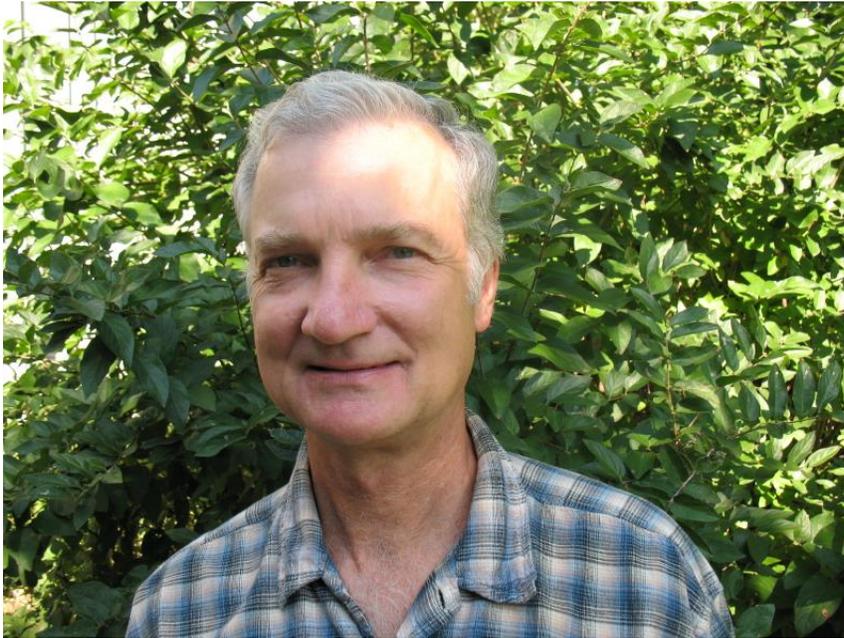


Figure 11. Jim Robinson

Charles Michael Hammond

Mr. Hammond earned his B.S. degree from Eastern Mennonite University in Harrisonburg, VA. He was employed by the University of Delaware as a graduate research assistant while working on his M.S. degree in Entomology and Applied Ecology. Subsequently, Mike was employed by a large mid-Atlantic pest control company where he held a number of positions including Branch Manager, Termite Division Manager, and Regional Structural Fumigation Coordinator. He was also a member of the National Pest Control Fraternity, Pi Chi Omega for many years. While working as an entomologist, Mike was one of eight individuals serving on the Virginia State Pest Control Association Governor's Advisory Board. This led to the establishment of the standards of expertise for Certified Pesticide Applicators in Virginia. In addition, he also participated in the establishment of similar certification for Maryland and the District of Columbia. Mike is a veteran of the U.S. Army serving two years in West Berlin, East Germany as a Section Leader for an eighty-one millimeter mortar platoon. He started volunteering at Meadowview in 2000 and has made major contributions to infrastructure because of his experience in carpentry. Mike is also a Certified Prescribed Burn Manager with the Virginia Dept. of Forestry (Certification #890).

Staff

Meadowview has a full time preserve manager, Dennis Jewell, who oversees and manages the Joseph Pines Preserve and Center for Biodiversity. Dennis is Vice-President of the local Colonial Hunt Club which leases over 5000 acres in the area. Dennis provides excellent liaison and outreach to the community for Meadowview educational and conservation work. Two horticulturists, Richard Curzon and Siru Nurminen, manage the nursery and headquarters in Caroline County.

The Interns

Meadowview initiated an intern program in 2009 to train the next generation of biologists as stewards of the preserve system we are creating. The interns are involved in almost all operational phases of the non-profit and typically receive college credit for their work and published papers of their research. The intern program is held at both the Center for Biodiversity in Sussex County and Meadowview headquarters in Caroline County.

High School and Graduate Students

Both high school and graduate students are involved in research projects at Meadowview facilities leading to peer-reviewed publications.

The Volunteers

Meadowview has a robust volunteer program at both of its facilities that has been useful in helping to successfully accomplish its goals. Volunteers are supervised and trained by Meadowview director Phil Sheridan or horticulturist Richard Curzon and have fulfilled duties such as brush clearing, repotting, seed sowing, seedling planting, and public education.

Contractor and Professional Services

While staff, interns, students, and volunteers fulfill a vital role to Meadowview there are simply some tasks that are be delegated to contractors or professionals (examples include prescribed fire, herbicide application, or mechanical clearing) or to professional companies for technical reasons (for example lawyers, accountants, appraisers, etc.).

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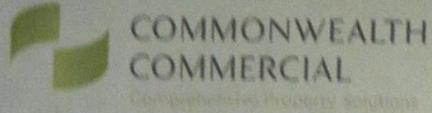
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Property sales notice and description



July 6, 2017

Phil Sheridan, Ph.D.
President and Director
Meadowview Biological Research Station

RE: Blackwater Land & Timber - MPT1001 - 190+/-acres in Sussex County, VA

Dear Phil:

Thank you for your interest in the 190+/-acre tract fronting Cabin Point Road in Sussex County known as MPT1001. I have been hired by Blackwater Land & Timber LLC, as their exclusive broker to sell the property, and it is currently listed for \$424,506. I am actively pursuing prospective buyers on behalf of my client, so feel free to contact me should you have any further questions.

Thank you for your time regarding this matter.

Regards,

Hank Campbell
First Vice President

MAIN OFFICE ADDRESS: 4198 Cox Road, Suite 200 | Glen Allen, VA 23060 MAILING ADDRESS: P.O. Box 71150 | Richmond, VA 23253

T 804-346-4866 F 804-346-3001 COMMONWEALTHCOMMERCIAL.COM

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COMMERCIAL**
Comprehensive Property Solutions



FOR SALE

Cabin Point Road and Musselwhite Drive | Disputanta, VA 23842



Hank Campbell

T 804-433-1818

E hcampbell@commonwealthcommercial.com



Features

- > Ideal 190± acre timberland investment located in northwestern part of Sussex with frontage on Cabin Point Road (SR602) and both sides of Musselwhite Drive offering 165± acres of merchantable planted pine (thinned) established in '98 and recently treated for brush control
- > The property also has 20± acres of natural old growth pine as well as frontage along Joseph's Millpond providing excellent wildlife and recreational habitat
- > Tax Map Parcel #12-A-4
- > Price: \$424,506
- > Contact Broker for more details

MAIN OFFICE ADDRESS: 4198 Cox Road, Suite 200 | Glen Allen, VA 23060 MAILING ADDRESS: P.O. Box 71150 | Richmond, VA 23255

T 804-346-4966 F 804-346-5901 COMMONWEALTHCOMMERCIAL.COM

OFFICE LOCATIONS: Richmond | Hampton Roads | Nashville | Jacksonville | Tampa | Greensboro | Raleigh/Durham | Reading

Commonwealth Commercial Partners, LLC represents the Owner of this property. Information contained herein, is deemed reliable but not guaranteed.



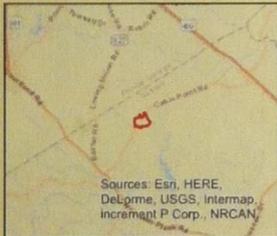
FOR SALE Cabin Point Road and Musselwhite Drive | Disputanta, VA 23842

0 330 660 Feet
0 5 10 Chains

Blackwater
Blackwater Land and Timber, LLC
MPT-1001
Sussex County, VA
+/- 190 acres
5/16/2016



Imagery: 2014 NIAIP



Sources: Esri, HERE,
DeLorme, USGS, Intermap,
iNcubator P Corp., NRCAN,

ANY INFORMATION PROVIDED ABOUT THE PROPERTY BY
OWNER, ITS MANAGER AND THEIR RESPECTIVE AGENTS,
EMPLOYEES AND REPRESENTATIVES ARE SOLELY FOR THE
CONVENIENCE OF THE PROSPECTIVE BUYER. NO PARTIES
GUARANTEE OR WARRANT MAP SCALE OR ACCURACY,
TIMBER STAND INFORMATION, ACREAGE ESTIMATES,
NUMBER OF TREES, TIMBER VOLUMES, OR ANY OTHER
INFORMATION.

Map Legend

-  County/Internal Roads
-  Tract Boundary
-  Stand Boundary

*Acres calculated in local UTM zone.

T 804-346-4966 F 804-346-5901 COMMONWEALTHCOMMERCIAL.COM



**Blackwater
Blackwater Land and Timber, LLC
MPT-1001
Sussex County, VA
+/- 190 acres
5/16/2016**

Tract Name	Stand	Gross Acres	Net Acres	Established Year	Cover Type
MPT-1001	008	20.32	20.32	1962	Natural Pine Non-Convertible
MPT-1001	088	1.86	0.00	9999	NP - Right Of Way
MPT-1001	121	165.29	165.29	1998	Pine Plantation
MPT-1001	994	2.61	0.00	9999	NP - Right Of Way
MPT-1001	995	0.18	0.00	9999	NP - Other

FOR SALE Cabin Point Road and Musselwhite Drive | Disputanta, VA 23842

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Scale 1:11,200
1" = 106.0 ft Data Zoom 14.2

804-346-4966 804-346-3901 COMMONWEALTHCOMMERCIAL.COM





Letters of Support for the Project

Subject: RE: VLCF Survey requirements
From: "Santucci, Mike (DOF)" <Mike.Santucci@dof.virginia.gov>
To: meadowview@pitcherplant.org <meadowview@pitcherplant.org>
Cc: "Suydam, Robert (DOF)" <robert.suydam@dof.virginia.gov>
Date: Thursday, 22/06/2017 10:25 AM
attachments: [2 Everything You Ever Wanted To Know About Surveys.pdf](#) 188 KB, [ALTA NSPS 2016 Survey Standards.pdf](#) 230 KB

Good morning Phil,

My follow-up comments will focus primarily on VDOF's involvement with your proposal in terms of holding an easement on the property you propose to purchase.

I can't speak with any more authority or knowledge to the ALTA survey requirement for VLCF projects beyond what I shared below. I've attached a couple of documents regarding the ALTA/ACSM standards for land title surveys. See page 8-14 of the first attachment for a detailed description of the standard and how it interacts with the title commitment. Land title surveys require that title work be provided to the surveyor and he/she makes notes on the survey related to the title. Surveys and/or plats have always been required for fee acquisitions; the VLCF requirements have now been standardized so everyone is held to the same level of expectation. The standard now also applies to easement projects. And, the standard also applies regardless of the applicant – NGO's, local agencies, state agencies, etc.

* If I understand correctly, you are submitting a VLCF application to support the fee simple purchase of a property by Meadowview. VLCF requires that an open space easement be held by a public body on all such purchases made by "non-state" organizations. You are asking if VDOF is willing to hold the easement. The answer is yes, and we can provide a letter indicating such. Assuming the property would otherwise meet our program criteria (and I depend on Rob to make this determination), the letter will express our willingness to hold an easement, provided that the terms of the easement are in line with our program requirements. Even though the terms of such an easement do not have to be included in the application for a fee purchase, I would suggest you discuss with Rob thoughts on preliminary terms and make sure you are both aligned before we issue such a letter of support. Our basic minimum terms have changed in the last several years, but the biggest change is our easement batching and ranking process. *

Our workload has grown to the point that we have had to develop a process to manage it. We receive more applications and interest than we can accommodate. Therefore, we now batch easement applications on a regional basis three times a year (maybe four, depending on how things progress), rank them based on their conservation attributes, and select the top three to five in each region. Once they are selected, the applicant has four months to get the easement ready for final review and approval. If this deadline is not hit, then it gets displaced by the new batch of easements in terms of priority. If you successfully purchase the property, you will be asked to submit an application to us for batching and ranking, and you will be held to the four-month timeline.

Carl E. Garrison III
State Forester



COMMONWEALTH of VIRGINIA

DEPARTMENT OF FORESTRY
900 Natural Resources Drive, Suite 800
Charlottesville, VA 22903
www.dof.virginia.gov
(434) 977-6555
Fax: (434) 296-2369

March 11, 2013

Dr. Phil Sheridan
President and Director
Meadowview Biological Research Station
8390 Fredericksburg Tnpk.
Woodford, VA 22580

RE: Letter of support for the proposal, "The Waste Management Center for Biodiversity At Joseph Pines Preserve".

Dear Dr. Sheridan,

Thank you for the opportunity for the Virginia Department of Forestry to express our support for the proposal "The Waste Management Center for Biodiversity at Joseph Pines Preserve".

The Virginia Department of Forestry protects and develops healthy, sustainable forest resources for Virginians. Headquartered in Charlottesville, the Agency has forestry staff members assigned to every county to provide citizen service and public safety protection across the Commonwealth. With nearly 16 million acres of forestland and more than 144,000 Virginians employed in forestry, forest products and related industries, Virginia forests provide more than \$27.5 Billion annually in benefits to the Commonwealth.

Since the early 1950's, the Department of Forestry has supported an Applied Research program that conducts structured research in the areas of pine and hardwood silviculture, tree improvement, growth and yield, and diminished species restoration. One of the most prominent recent initiatives has been the protection of native northern source longleaf pines and the restoration of the longleaf ecosystem within its original native range in southeastern Virginia.

To that end, the Department has been working for nearly two decades to protect the remaining native Virginia genotype and preserve it in a grafted native Virginia longleaf seed production area at out New Kent Forestry Center. Each year we collect as much seed as possible from the few remaining mature native longleaf still accessible (primarily on the South Quay Sandhills Natural Area Preserve owned by the Virginia Department of Conservation and Recreation) and raise native seedlings for restoration efforts.

Mission: We Protect and Develop Healthy, Sustainable Forest Resources for Virginians.

As you know, from the beginning the Meadowview Biological Research Station has played a major role in actively pursuing the same objectives with regard to longleaf pine restoration and collaborating with DOF and other stakeholders in these efforts. The expansion of your capabilities offered by this proposal is truly exciting as it would enhance the educational opportunities for landowners interested not just in longleaf but also the broader topics of biodiversity, conservation, and restoration. The additional seed production area would provide insurance that seedlings will remain available in the event of either an increasing market demand or unexpected damage to either the DOF or Meadowview orchard. At a minimum, the purchase of the Schwartz tract will secure these valuable gains. Additional funding could greatly expand the restored extent of native Virginia longleaf.

Therefore, the Virginia Department of Forestry supports the proposed education and conservation effort by the Meadowview Biological Research Station. We are excited about the opportunities this proposal would present, and would look forward to participating in and supporting your efforts. We encourage Waste Management to consider this project. Please keep us informed about the progress of this proposal.

Sincerely,

A handwritten signature in black ink, appearing to read "Jerre Creighton". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

Jerre Creighton
Research Program Manager
Virginia Department of Forestry



MathScience Innovation Center

Imagine. Create. Lead.

March 11, 2013

Re: Meadowview Biological Research Station and the development of an educational center for biodiversity and the conservation, protection, and restoration of the historic endangered longleaf pine/pitcher plant ecosystem in Sussex County, Virginia.

Dear Dr. Sheridan,

As the coordinator of middle and high school special programs at the ~~MathScience~~ Innovation Center and director of our Summer Regional Governor's School, it is my pleasure to write this letter in support of your proposal entitled "The Waste Management Center for Biodiversity at Joseph Pines Preserve."

The ~~MathScience~~ Innovation Center is a STEM based educational institution in Richmond, VA. Our staff offers educational outreach to the K-12 students enrolled in the eight school divisions who are members of our consortium. This consortium includes the inner city schools of Richmond and Petersburg and their surrounding counties. Through our programs, we make contact with thousands of students every year.

Your workshop entitled "Bug Eating Plants" was well received by students in our Let's Innovate! Student Conference for middle school youth, both in the spring of 2012 and in March, 2013. The workshop was tremendously engaging as the students explored the world of carnivorous plants, rare plants, and methods of preventing their extinction in Virginia. With a pedagogical approach that included both lecture and hands-on student involvement, the participants left the workshop with a new found appreciation for biological conservation and the role that plants play in stabilizing an ecosystem. We look forward to your continued association with the ~~MathScience~~ Innovation Center exploring innovative ways of explaining biodiversity and ecological sustainability to K-12 students. Your proposal to develop an educational center that focuses on these principles and offers a unique educational experience to our widely diverse population would be a tremendous resource for the Center. For instance, one of our Summer Regional Governor's School courses, A River Runs Through It, takes students through a variety of lab-based experiments and outdoor field studies on and around the water, as they conduct water quality and aquatic habitat research. It would be a logical extension of this course to explore the bog ecosystems being restored at Joseph Pines Preserve.

I wish you good luck on your proposal and look forward to your long term involvement in our programs.

Sincerely,

Daphne Schmidt
Director, Summer Regional Governor's School
Assistant Coordinator of Special Programs for Middle and High School
dschmidt@msinnovation.info
804-343-6525 Ext. 244

E-mail stating consistency with the Sussex County Comprehensive Plan

Subject: RE: RE: Conservation easement and comp. plan consistency
From: Lorenzo Turner <lturner@sussexcountyva.gov>
To: meadowview@pitcherplant.org <meadowview@pitcherplant.org>
Cc: Andre Greene <amgreene@sussexcountyva.gov>
Date: Wednesday, 28/06/2017 10:52 AM

Good morning Phil:

Mr. Greene and I did look at parcel 12-A-14 which was the correct parcel and determined that a Conservation Easement would be consistent with the County's Comprehensive Plan, as the Future Use of that area is showing to be Agriculture/Open Space. So I hope that helps. If you have any other questions, just give us a call.

From: meadowview@pitcherplant.org [mailto:meadowview@pitcherplant.org]
Sent: Wednesday, June 28, 2017 8:35 AM
To: Lorenzo Turner <lturner@sussexcountyva.gov>
Subject: Fwd: RE: Conservation easement and comp. plan consistency

--- Original message ---

Subject: RE: Conservation easement and comp. plan consistency
From: <meadowview@pitcherplant.org>
To: Andre Greene <amgreene@sussexcountyva.com>
Date: Wednesday, 21/06/2017 11:44 AM

Hi Mr. Greene:

Could you please let me know whether an easement on this property would be consistent with the comp. plan?

Chapter VIII: Natural Systems and Environmental Conditions

A. Introduction

The analysis of natural systems is intended to describe and analyze the natural features and environmental conditions in Sussex County and to assess their capabilities and limitations for development. In the context of land use planning, environmental conditions describe the physical state of the County's environment and fitness for development. Several dimensions are addressed, including: water resources, natural hazards, and natural resources. Capabilities and limitations are similar terms that may represent opposite sides of the same coin. Environmental capability is the capacity of land with a particular natural feature to accommodate a specified type or intensity of development. Similarly, an environmental limitation is a natural feature or group of features that places restraints on a specified type or intensity of development.

This chapter contains an analysis of the County's natural features in order to assess conditions, capabilities, and limitations. This includes an assessment of natural features present in Sussex County and interpretations of the capabilities or limitations that the features identified have for development. Data used to generate the following sections was obtained from private, County, Federal, and State sources and agencies during the planning process.

B. Climate

Sussex County enjoys a moderate climate with cold but not too severe winters and moderate summers. The frost-free growing season ranges from 180 to 195 days in length, extending from the last killing frost in April to the first killing frost in October. The average precipitation is 46.12 inches annually. The snow fall averages 10 inches annually and seldom covers the ground for more than a day or two at a time. There are short periods of over 100 degree and below freezing temperatures occurring in Sussex County infrequently. Temperature and precipitation data are recorded by the United State Department of Commerce, National Oceanic and Atmospheric Administration (NOAA), and its National Weather Service Forecast Office (WFO) at Wakefield. The WFO issues a variety of reports, warnings, and advisories. It can be reached via the internet at <http://www.erh.noaa.gov>.

C. Flood Plains, Natural Areas, and Wetlands

Perhaps the most obvious and easily understood conservation area is the flood plain, the area where water spreads out beyond the normal creeks or riverbanks in times of heavy rain. The flood areas that are not so obvious are the floodway fringe areas. These are areas in which flooding may occur once every 50 to 100 years.

Major floods have occurred along the Nottoway River and Stony Creek during 1940, 1971, 1972, and 1975. The floods caused most destruction in the years of 1940 and 1972.

Flood Insurance Rate Maps (FIRM) and Floodway Boundary and Floodway Maps are available for Sussex County from the Federal Emergency Management Agency (FEMA) in Washington, D.C. Copies of these are available for public inspection in the County's administrative offices. FEMA can be contacted and FIRM (maps) ordered via the internet at <http://www.fema.gov>. The general boundaries of the floodplains are shown on EXHIBIT VIII-A.

Sussex County possesses many natural areas and wetlands. The general locations of many of these valuable resources are shown on EXHIBIT VIII-A. These include the Piney Grove Preserve (The Nature Conservancy, <http://nature.org>), the Chub Sandhill Natural Area Preserve (Virginia Department of Conservation and Recreation, DCR, <http://www.dcr.virginia.gov>), the Dendron Swamp Natural Area Preserve (DCR), and the Cherry Orchard Natural Area Preserve (DCR). In addition, the Virginia Department of Game and Inland Fisheries manage areas including Lake Airfield (105 acres) and a State public fishing lake (30 acres). The Garland Gray Forestry Center, adjacent to the Chub Sandhill Natural Area, is operated by the Virginia Department of Forestry. It is a forest nursery facility encompassing 213 acres.

Restricted to visitors, the Nature Conservancy's Piney Grove Preserve provides habitat for the northernmost population of the red-cockaded woodpecker, which was listed as endangered in 1970. It is also the home to the fox squirrel, which is rare in Virginia. The Piney Grove Preserve encompasses 2,695 acres. The Conservancy acquired the preserve in 1998 from the Hancock Timber Resource Group (HTRG), which had managed these timberlands since 1993 for the benefit of the endangered bird.

In April 2000, the Conservancy purchased an additional 1,160 acres of mature pine forest contiguous to the original Piney Grove Preserve from HTRG for \$2 million. During a census that month, the Conservancy confirmed that at least 15 red-cockaded woodpeckers were roosting on the preserve, up from 11 counted in 1999. Seven new nestlings on the preserve were banded – the first red-cockaded woodpecker nestlings banded in Virginia. Piney Grove is now large enough to support the Conservancy's goal of ten breeding groups on the preserve, and plans are underway to relocate breeding pairs to Piney Grove from larger populations in South Carolina. In January 2001, International Paper enrolled in The Nature Conservancy's Safe Harbor program, agreeing to manage 286 acres adjacent to Piney Grove for the enhancement of the woodpecker habitat.

Each spring, Conservancy and Division of Natural Heritage crews work together to conduct prescribed burns at Piney Grove. Fire helps maintain and enhance the bird's preferred foraging habitat and increases plant diversity. Also, artificial cavities are being installed in mature loblolly pine trees to encourage new nesting sites.

Chub Sandhill Natural Area Preserve is located on the northeastern side of the Nottoway River where it is crossed by Route 631 in Sussex County. The preserve borders both sides of Route 631 for about one mile east of the Nottoway River.

Bordering the Nottoway River for more than two miles, this preserve features low sandhills that support the remnants of a fire-maintained natural community. Five plant species that are extremely rare in Virginia inhabit the site, two of which have been found nowhere else in the State. The preserve's low-lying areas provide habitat for four animal species that are rare in Virginia. This preserve was acquired with funds from the Parks and Natural Areas Bond.

The Club Sandhill Natural Area Preserve was once the shore of an ancient estuary. The Preserve's most significant acreage is characterized by deep, sandy soils, which have historically supported fire-maintained natural communities. The dry nature of the sandy uplands made the area prone to fire from lightning strikes. It is also very likely that Native Americans frequently ignited fires that burned the area. However, in more modern times, fire has been suppressed here. Plants that depend on fire to reduce woody species competition, stimulate reproduction and open the canopy, have dwindled or disappeared. Many species have declined dramatically since the 1940's, when surveys revealed a great abundance and diversity of fire-adapted plants in the area.

Fortunately, some remnants of this habitat have survived. The rare natural community found here is classified as a "pine/scrub oak sandhill". It is dominated by two common tree species, loblolly pine (*Pinus taeda*) and southern red oak (*Quercus falcata*), but has a number of rare plants that make the community unusual for Virginia. Among these are pineland tick-trefoil (*Desmodium strictum*), golden puccoon (*Lithospermum carolinense*), queen's delight (*Stillingia sylvatica*), Virginia false-gromwell (*Onosmodium virginianum*) and hoary scurfpea (*Pediomelum canescens*).

Previous owners mined sand from the property. Conspicuous evidence of this includes shallow ponds that now are breeding habitats for a variety of amphibians, such as spotted salamanders (*Ambystoma maculatum*) and eastern narrowmouth toads (*Gastrophryne carolinensis*). These in turn attract kingfishers (*Ceryle alcyon*) and wading birds such as green-backed herons (*Butorides striatus*) and great blue herons (*Ardea herodias*).

The Nottoway River, which flows along the western and southern margins of the preserve, also provides important habitat for rare species.

Dendron Swamp, encompassing 653 acres along the Blackwater River, supports Virginia's finest bald cypress - tupelo swamps. Canopy trees are consistently over 30 meters tall for a distance of two miles along the Blackwater River. The cypress-tupelo swamp shows only occasional signs of disturbance from logging. Some of the larger cypress trees are 180 to 200 cm in diameter and are estimated to be at least 600 years old. This Natural Area Preserve includes the Charles C. Steirly Natural Area which was donated to the Department of Conservation and Recreation to protect a nesting site for the Great Blue Heron. The natural area consists of 19 acres located on the southern side of the western reach of the Blackwater River in Sussex County. There are historic record of both Great Blue Herons and American Egrets using this area as a nesting site. The preserve has no public access facilities.

Seepage wetlands on Virginia's coastal plain support a variety of plants and natural communities that are very limited in the State today. Seeps or springs occur near the heads of streams where the gently sloping ground surface intersects the water table. The plant communities associated with these wetlands are strongly influenced by the pH of the spring water, the available nutrients and light conditions.

Cherry Orchard Bog Natural Area Preserve encompasses 138 and features a seep that supports a remarkable assemblage of rare plants, including large-flowered camass, bog-butttons, large white fringed orchids and purple pitcher plants. Here, along a power line right-of-way, a steady flow of acidic, low-nutrient groundwater supports these rarities in the remnants of an open wetland, which once covered a significantly larger area. Prior to modern times, this site would have experienced frequent fires that kept trees, shrubs and woody vines from dominating the wetland as they do today outside of the power line right-of-way. Natural Heritage Program staff has begun using prescribed fires to expand and maintain the habitat for the rare plants and restore the site to a more natural condition. This recently acquired preserve has no public access facilities. Also, part or all of the preserve may be periodically closed for resource protection or prescribed burning activities.

D. Forest Resources

Forests in Sussex County comprise about 80% of the County's total land area. Timberland is owned primarily by private individuals and businesses and comprises 230,509 acres or about 73% of the County's 315,415 total acres. There are 94 forested plots in Sussex County and some 277,736,083 trees in the County.

The forests within Sussex County are very diverse. They contain planted pine stands, natural pine stands, upland hardwood stands, oak-pine stands, and lowland hardwood stands. The forests produce timber products, provide recreational opportunities, provide food and shelter for wildlife, and protect the area's water resources.

Forests and related wood products industries are a vital part of the economy and natural appeal of Sussex County. Sussex County ranks second (to Brunswick County) in the State with respect to average annual harvest value (1986-2001) with a value of \$9,734,702.00. Chapter IV discusses the importance of forestry to the County's economy.

The value added to the economy of Sussex County by the forest industry is considerable. Value added includes all of the salaries paid to employees of wood producing and wood using businesses, profits from wood products and the value of the forest use for recreation (camping, hunting, hiking, etc.) from the original stumpage value.

4. Commercial Development

The commercial land use category represents existing commercial districts, their immediate surrounding areas, and interstate interchanges which will serve the needs of towns, regional areas, and small hamlets throughout the County.

Sussex County has a very desirable location on the major north-south travel corridor along the eastern seaboard. I-95 and U.S. 301 have resulted in the location of a number of highway commercial establishments, offering convenient access and services to travelers. In the eastern part of the County, U.S. 460, which provides access to the mountains of Virginia to the west and to the Atlantic Ocean to the east, has resulted in the location of several highway commercial establishments. However, most of these are located primarily within the Towns of Waverly and Wakefield. Two types of highway commercial activities are discussed here: the commercial establishments clustered around the interstate interchanges and commercial strip development.

There are five interchanges on I-95 in Sussex County. The most common interchange uses are car and truck services. Highway-oriented uses have markets directly related to traffic volume on major routes adjacent to their sites. They require very close proximity to the interchange, good access and visual exposure to the interchange. Potential highway-oriented uses for the study area include gas stations, truck stops, motels and restaurants. While these interchange areas may prove to be beneficial from both an economic and travel-time viewpoint, no such development should be allowed at the expense of safe and efficient ingress and egress to the interstate.

Strip commercial development is a common highway-oriented situation. Such uses are viewed as generally unsuitable because of undue traffic congestion, encroachment into residential areas and the blight that results from improper development and advertising. However, the congestion of traffic and the spread of commercial and residential blight along such commercial strips are caused primarily by a failure to establish sound land development standards. Future strip commercial development should be allowed if it meets recommended standards such as controlled access, parallel roads, adequate building setbacks, and off-street parking.

5. Public/Semi-public Areas

Public/semi-public land uses include schools, government buildings, County owned property, solid waste collection sites, and recreational facilities (Airfield 4-H Center). A within the County have been designated as public/semi-public to allow for future expansion of these types of uses.

6. Conservation Areas

Sussex County's natural environment is one of its most valuable assets, and at the same time one of its most vulnerable. There are extensive watersheds, areas subject to flooding, wetlands, unsuitable soils (soils with internal drainage problems that preclude

the use of septic tanks, soils that have shrink-swell potential and soils that are either wet or highly erodible), wildlife, and woodland areas located throughout the County. Primary environmental concerns arising from this combination of circumstances include deforestation, soil erosion, storm water runoff from built surfaces, destruction of wildlife habitat, the loss of agricultural acreage, and the destruction of property and loss of life due to flood waters.

The conservation classification covers the unincorporated portions of the County which may exhibit one or more of the environmentally sensitive land conditions stated above. The conservation area is not suitable for intensive land use development and this category of land use is intended for the conservation of water and other natural resources (forests and prime agricultural land) of Sussex county, thereby reducing soil erosion in the floodplain areas, preventing pollution of the major streams and rivers, and preserving the quality of open space for future generations to enjoy.

Single family residential development may be permitted in this district under strict minimal lot area requirements. Agriculture, forestry, passive recreation, and other conservation uses may also be permitted.

In areas of the County where major growth is encouraged to locate, services necessary to support all types of development are or will be provided. Emphasis in these growth (planning) areas is on the development of employment and commercial centers and the development of residential uses that may require urban type services. The areas designated as planning areas should provide suitable land for anticipated growth during the planning period. There will likely be continued pressure to develop portions of the County such as along Baxter Road, Jerusalem Plank Road, Courthouse Road, Rowanty Road, Cabin Point Road, as well as community hubs such as Grizzard, Sappony, West Hope, and Yale. These areas should be encouraged to remain basically agricultural in nature with development being in the form of low density residential and supporting commercial and/or industrial uses of a limited nature. Through the implementation of the future land use plan, the County is thus able to encourage the separation of major growth areas from rural areas and encourage the economical and efficient delivery of public services while exercising a greater sensitivity to environmental constraints to development, providing for the anticipated increase in economic activity, and attempting to reverse the projected decrease in population.

The following sections discuss and show projected future land use in each of the designated planning areas: Jarratt/I-95/U.S. 301 Planning Area; Stony Creel/I-95/U.S. 301/VA Route 40 Planning Area; Sussex Courthouse/VA Route 40 Planning Area; Homeville/Wakefield/U.S. 460 Planning Area; and, Blackwater/Newville/Waverty/U.S. 460 Planning Area.

Issue 11 Natural Systems

Goal 1: Preserve and develop forestry, agriculture, and related industry as important economic components of the County. Provide for the wise use of the County's nonrenewable earth and mineral resources, while protecting the beauty of the landscape.

Goal 2: Conserve protective functions of wetlands, flood plains, and other shore line features for their natural storm protection functions and their natural resources giving recognition to public health, safety, and welfare issues.

Objectives:

1. Protect prime agricultural land.
2. Reduce and work towards elimination of the pollution and wasteful use of our air, water, soil, and other natural resources in cooperation with the Virginia Polytechnic Institute (VPI) Cooperative Extension Service and the United States Department of Agriculture.
3. Provide for the wise use of land that is ideally suited for quarrying and mining operations.
4. Protect and conserve surface and groundwater resources.
5. Eliminate waste and unnecessary destruction of plant life and encourage re-vegetation practices.
6. Improve agricultural education and forestry management in the public school system. Develop vocational education programs and facilities to support existing agricultural and timber-related industries in the County.
7. Protect ecological and otherwise fragile areas for open space, forestall, and agricultural uses.
8. Reserve flood hazard areas for open spaces, forestall, water and agricultural uses.
9. Support efforts and programs to control all forms of pollution.
10. Adopt and enforce ordinances and procedures to regulate land use, development, and redevelopment and supports applicable State and Federal laws and regulations regarding land uses and development in natural hazard areas and areas of environmental concern.
11. Evaluate (during the development review process) the potential impacts of existing and planned development on existing and planned transportation infrastructure.
12. Review and analyze development and redevelopment proposals for consistency with the future land use map included in the plan update.
13. Encourage the use of pervious materials and new technologies that provide for safe and efficient driveway and parking areas and that appropriately address storm water runoff areas.
14. Support State and Federal policies that regulate the location and intensity of development in State designated areas of environmental concern.
15. Discourage inappropriate development by limiting residential and commercial development density, structure size, and development intensity through the use of zoning.

16. Allow development and redevelopment within special flood hazard areas subject to the provisions and requirements of the National Flood Insurance Program and the County's flood plain ordinance.
17. Maintain or improve the Community Rating System (CRS) score to make the County safer from flood risks and reduce premiums for Federal Flood Insurance.
18. Take steps locally and in conjunction with VDOT and adjacent jurisdictions to improve traffic safety and drainage to mitigate the impact of localized flooding and seek alternative methods of hazard avoidance.
19. Develop policies that minimize threats to life, property, and natural resources resulting from development located in or adjacent to hazard areas, such as those subject to erosion, high winds, or flooding.
20. Develop location, density, and intensity criteria for new, existing development and redevelopment including public facilities and infrastructure so that they can better avoid or withstand natural hazards.

Issue 12 Public River Access

Goal: Provide public access opportunities to public waters.

Objectives:

1. Development of additional public access points is not deemed a pressing issue at this time and existing access points (public and private) will be relied upon until a shoreline access study is undertaken and additional needs are identified and potential sites designated. Public accesses should provide for access to all segments of the community, including persons with disabilities.
2. Seek opportunities, including memorandums of understanding, easements, and deeded property, for public access(s).

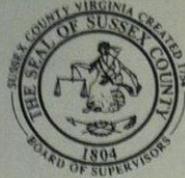
Issue 13 Public Safety

Goal: Ensure the safety of Sussex County residents and visitors

Objectives:

1. Evaluate (during the development review process) the potential impacts of existing and planned development on existing and planned infrastructure.
2. Support the efforts and programs of the County's volunteer fire and rescue organizations, the Virginia State Police, town police forces, and the Sussex County Sheriff's Department.
3. Enforce, and amend as necessary, applicable County ordinances.
4. Maintain/provide police protection utilizing the County Sheriff Department.
5. Develop policies that minimize threats to life, property, and natural resources resulting from development located in or adjacent to hazard areas, such as those subject to erosion or flooding.

Sussex County Board of Supervisors Resolution Supporting Meadowview



At a meeting of the Board of Supervisors of the County of Sussex held at the Courthouse thereof, on the 18th day of May 2006.

PRESENT:

Charlie E. Caple, Jr.
William J. Collins, Jr.
C. Eric Fly
Wayne M. Harrell
Alice W. Jones
Rufus E. Tyler, Sr.

VOTE:

aye
aye
aye
aye
aye
aye

ABSENT:

Meadowview Biological Research Station

ON MOTION OF SUPERVISOR CAPLE, seconded by SUPERVISOR FLY and carried: RESOLVED that the Board of Supervisors (the "Board") of Sussex County, Virginia on and after January 1, 2003, on behalf of the County, may by designation classification exempt from county real estate property taxes, by ordinance heretofore adopted by the Board of Supervisors, the real estate owned by a nonprofit organization that uses such property for religious, charitable, patriotic, historical, benevolent, cultural or public park and playground purposes, pursuant to the authority granted it by Virginia Code Section 58.1-3651, as amended; and

WHEREAS, Meadowview Biological Research Station, Incorporated, a Virginia corporation, hereinafter at times called "Meadowview" with principal offices located at 8390 Fredericksburg Turnpike, Woodford, Virginia, has applied for the previously stated real estate property tax exemption, and Meadowview having been determined to be exempt from federal income taxes and is also currently exempt under Section 501(c) 3 of the Internal Revenue Code and is classified as a public charity under Sections 509 (a)(1) and 170(b)(1)(A)(iii) of the Internal Revenue Code and contributions to Meadowview are deductible under Section 170 of the Internal Revenue Code and Meadowview is qualified to receive tax deductible bequests, devises, transfers or gifts under Sections 2055, 2106 and 2522 of the Internal Revenue Code; and

WHEREAS, Meadowview owns the following real estate parcel located in Sussex County, Virginia, for which it seeks the aforesaid benevolent/charitable exemption to wit:

Tax Map Parcel No:	2005 Assessed Value	2005 Current Taxes
12-2-1	Land: \$113,900.00 Improvements: None Total: \$113,900.00	\$740.35 per annum

and;

WHEREAS, Meadowview has no rule, regulation, policy or practice that unlawfully discriminate on the basis of religious conviction, race, color, sex or national origin and Meadowview is again and now placed on notice that the continuation of any tax exemption granted herein shall be contingent on Meadowview continuing to have no rule, regulation, policy, or practice that unlawfully discriminates on the basis of religious conviction, race, color, sex or national origin; and

WHEREAS, before consideration regarding the amendment and re-enactment of the previously stated ordinance exempting the herein designated real estate of Meadowview pursuant to Virginia code Section 58.1-3651, subsection A, a public hearing with respect thereto was held on May 18, 2006, commencing at or around 8:00 p.m., at which citizens had an opportunity to be heard, the Board having caused the publishing of the appropriate notice of the hearing once in a newspaper of general circulation in Sussex County, Virginia and this public hearing was not held until at least five days after the notice was published in the newspaper; and

WHEREAS, the County has collected the cost of the publication from Meadowview; and,

WHEREAS, before amending and re-enacting said ordinance the Board did specifically consider the following factors individually with respect to Meadowview before any formal action by the Board was taken:

1. Whether the organization is exempt from taxation pursuant to Section 501 (c) of the Internal Revenue Code of 1954.
Meadowview provided the County and the Board with documentation that it is exempt from taxation pursuant to Section 501 (c) of the Internal Revenue Code of 1954.
2. Whether a current annual alcohol beverage license for serving alcoholic beverages have been issued by Virginia Alcoholic Beverage Control Board to such organization, for use on such property.
Meadowview provided the County and the Board with documentation that it has no current alcohol beverage license for serving alcoholic beverages issued by the Virginia Alcoholic Beverage Control Board, for use on such property.

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By Sussex County Board of Supervisors, May 18, 2006

3. Whether any director, officer or employee of the organization is paid compensation in excess of a reasonable allowance for salaries or other compensation for personal services which such director, officer or employee actually renders.
Meadowview provided the County and the Board with documentation that no director, officer or employee of the organization is paid compensation in excess of a reasonable allowance for salaries or other compensation for personal services which such director, officer or employee actual renders.
4. Whether any part of the net earnings of such organization inures to the benefit of any individual and whether any significant portion of the service provided by such organization is generated by funds received from donations, contributions, or local, state or federal grants. As used in this subsection, donations shall include the providing of personal services or the contribution of in-kind or other material services.
Meadowview provided the County and the Board with documentation that no part of the net earnings of such organization inures to the benefit of any individual, and no significant portion of the service provided by such organization is generated by funds received from donations, contributions or local, state or federal grants. As used herein, donations shall include the providing of personal services or the contribution of in-kind or other material services.
5. Whether the organization provides services for the common good of the public.
Meadowview provided the County and the Board with documentation that it provides services for the common good of the public.
6. Whether a substantial part of the activities of the organization involves carrying on propaganda, or otherwise attempting to influence legislation and whether the organization participates in or intervenes in any political campaign on behalf of any candidate for public office.
Meadowview provided documentation to the County and the board that no substantial part of the activities of the organization involves carrying on propaganda or otherwise attempting to influence legislation and that the organization does not participate in or intervenes in any political campaign on behalf of any candidate for public office.
7. The revenue impact to the locality and its taxpayers of exempting the property; and
The conservation management of the indigenous Longleaf Pine trees of the County and maintaining the natural integrity of a part of the forested ecosystem of Sussex County, Virginia for its citizens and the State of Virginia and our nation exceeds the real estate tax yearly total collected from Meadowview.

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By Sussex County Board of Supervisors, May 18, 2006

8. Any other criteria, facts and circumstances that the governing body deemed pertinent prior to the adoption of such ordinance.

The Board finds that after deliberation and review of all relevant documents and comments that the public health, safety and welfare of Sussex County, Virginia would not be impaired by the granting of this exemption, commencing on January 1, 2007.

NOW THEREFORE BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF SUSSEX COUNTY, VIRGINIA THAT SECTION 14-203 OF THE ORDINANCES OF SUSSEX COUNTY, VIRGINIA IS HEREBY AMENDED AND RE-ENACTED AS FOLLOWS:

All other previously enacted provisions of said ordinance shall remain in full force and effect and the said ordinance is amended as follows:

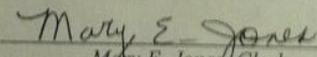
AMENDMENT TO NOW INCLUDE SUBSECTION 3C

Add subsection 3(C). All other provisions of this ordinance shall remain in full force and effect.

3(C) Commencing January 1, 2007, the one real estate parcel designated in the County's Tax Record Books at the Commissioner of the Revenue's Office as Tax Map Parcel #12-2-1 is being used in the operation of a non-profit benevolent/charitable organization and is hereby exempt from the payment of county real estate taxes. Said designated real estate parcel is owned by the nonprofit benevolent/charitable organization known as the Meadowview Biological Research Station, Incorporated, a Virginia corporation, with principal offices located at 8390 Fredericksburg Turnpike, Woodford, Virginia.

BE IT FURTHER RESOLVED that this amendment to said ordinance shall take effect and be enforced as of 12:01 a.m. on January 1, 2007.

A COPY TESTE:



Mary E. Jones, Clerk

Easement Restrictions

- b. The secondary objectives of this Easement are to encourage sustainable management of soil and water resources and to conserve the Nottoway River watershed, natural habitat, scientific, public recreation, and general open space conservation values associated with the Property as described in the above recitals and documented in the Baseline Documentation Report (the "BDR") described in Section IV below.

Grantor covenants that no acts or uses that are inconsistent with the purpose of this Easement shall be conducted on the Property.

SECTION II – RESTRICTIONS

Restrictions are hereby imposed on the use of the Property pursuant to the public policies set forth above. The acts that Grantor covenants to do and not to do upon the Property, and the restrictions that Grantee is hereby entitled to enforce, are and shall be as follows:

- 1. **DIVISION.** Division of the Property is prohibited. The Property shall not be sold or conveyed except as a whole.

Boundary line adjustments with adjoining parcels of land not covered by this Easement shall not be permitted unless;

- (i) the entire adjacent parcel is subject to a recorded open-space easement owned by Grantee or another agency of the Commonwealth, and

- (ii) Grantee is made party to the deed creating the boundary line adjustment.

Boundary line adjustments meeting the criteria above shall not be considered a division of the Property.

- 2. **BUILDINGS AND STRUCTURES.** No buildings or structures other than the following are permitted on the Property:

- (i) Two (2) single-family dwelling(s) or dwelling unit(s) such as barn or garage apartments. Such dwellings shall not individually exceed 3,000 square feet of above-ground footprint or 40 feet in height, measured from lowest point of final grade to ridge of roof, without Grantee's prior review and written approval, which approval shall take into consideration the impact of the size, height and siting of the proposed dwelling(s) on the scenic and other conservation values of the Property. For the purpose of this Paragraph, the above-ground footprint means the total land area occupied by the structure at the ground level or above including porches, decks, and attached garages. Dwellings currently existing on the Property shall be counted in the number of permitted dwellings.

- (ii) Non-residential outbuildings and structures commonly and appropriately incidental to dwellings permitted in subparagraph (i) of this paragraph, and sized appropriately to serve as

amenities to single-family residential use, provided that the aggregate footprint of such non-residential outbuildings and structures for each permitted dwelling shall not exceed 2,000 square feet in ground area unless prior written approval shall have been obtained from Grantee that a larger footprint is permitted considering the purpose of this Easement and the scale of the proposed outbuilding or structure in relation to the surrounding area.

(iii) Farm buildings or structures, except that a farm building or farm structure exceeding 4,500 square feet in ground area may not be constructed on the Property unless prior written approval for the building or structure shall have been obtained from Grantee, which approval shall be limited to consideration of the impact of the size, height and siting of the proposed structure on the conservation values of the Property. For purposes of this subparagraph, a farm building or structure shall mean a building or structure originally constructed and used for the activities specified in Section II Paragraph 3(i) or (ii).

(iv) Energy structures used to harness natural renewable energy sources such as the sun, wind, water, or biomass and scaled to provide electrical energy or pump water for permitted dwellings, structures, and activities on the Property, which limitation shall not be deemed to prohibit the sale of excess power generated incidentally in the operation of such structures and associated equipment including, but not limited to, solar panels, wind turbines, and micro-hydro installations and such structures, if approved by Grantee, to provide electrical energy to neighboring properties; and

(v) A non-residential structure designed for use as an education center or meeting building provided such structure is no larger than 1,000 square feet of above ground footprint.

(vi) Small-scale miscellaneous structures, the existence of which is consistent with the conservation purposes of this Easement and which will not impair the conservation values protected herein, such as hunting stands, wildlife observation structures, fences, boardwalks, or structures for crossing of streams or wetlands provided that the existence of such small-scale miscellaneous structures will not diminish the conservation values herein protected. Any such structure shall not exceed 150 square feet in ground area unless prior written approval shall have been obtained from the Grantee;

Grantor shall have the right to construct new dwellings, buildings and structures permitted in this Section II, Paragraph 2 and to repair, maintain, renovate and replace all new and existing permitted dwellings, buildings and structures on the Property, within the limitations set forth in this Easement.

(vii) Private roads to serve permitted buildings or structures only, and roads with permeable surfaces for other permitted uses, such as farming or forestry, may be constructed and maintained.

(viii) Public or private utilities to serve permitted buildings or structures only may be constructed and maintained. Public or private utilities that do not serve the Property shall not cross the Property unless Grantee determines that the construction and maintenance of such utilities will not impair the conservation values of the Property and gives its prior written approval for such

construction and maintenance, which approval shall take into consideration the visibility and other impact of such utilities on the conservation values of the Property. Grantor reserves its separate rights to approve such public or private utilities.

Grantor shall give Grantee 30 days' written notice as provided in Section V, Paragraph 8 before beginning construction or enlargement of any structure permitted by subparagraphs (i), (iii), and (v) on the Property (or, as applicable, before any ground clearing in preparation for such activity).

The collective footprint of all buildings and structures on the Property, excluding roads, shall not exceed 20,000 square feet, provided that if Grantor can demonstrate that an increase in the collective footprint would result in increased protection of the conservation values of the Property, Grantee may approve such increase. For the purpose of this Paragraph the collective footprint is the ground area measured in square feet of the buildings and structures set forth in subparagraphs (i) through (vi) above and all other impervious surfaces, excluding roads.

The combined acreage of the collective footprint described above and associated clearings maintained as yard, garden, landscape or open space other than forestry or agriculture, excluding roads and driveways ("Developed Areas") shall not exceed ten (10) acres, provided that if Grantor can demonstrate that an increase in the Developed Area would result in increased protection of the conservation values of the Property, Grantee may approve such increase.

To protect the conservation values of the Property, all dwellings and structures permitted in Subparagraphs 2(i) through 2(v) above shall be located within the building envelope as shown on Exhibit A, or within 500 feet of the State Route 602 Cabin Point Road, or within 500 feet of the northeast property line. Subject to Grantees prior written approval, dwellings and buildings may be moved outside of the above prescribed area if they are found to be unsuitable for septic system and/or private drinking water well, subject to the conservation values and purposes of the Easement.

3. INDUSTRIAL OR COMMERCIAL ACTIVITIES. Industrial or commercial activities are prohibited with the exception of the following:

- (i) agriculture (including livestock production), equine activities, and forestry;
- (ii) small-scale incidental commercial or industrial operations related to activities set forth in (i) above, such as the processing and sale of products produced on the Property, that Grantee approves in writing as being consistent with the purpose of this Easement;
- (iii) temporary or seasonal outdoor activities that do not permanently alter the physical appearance of the Property and that do not diminish the conservation values of the Property herein protected; and
- (iv) activities that can be and in fact are conducted within permitted buildings without material alteration to their external appearance.

Temporary outdoor activities involving 100 or more people shall not exceed 7 consecutive days in any 90-day period without prior written approval of Grantee.

Notwithstanding any other provision of this easement, no commercial recreational use except for *de minimis* commercial recreational uses shall be allowed on the Property.

4. **PRESERVATION OF FOREST ACREAGE.** The forested portion of the Property shall not be converted to non-forest uses except in the following cases: (a) to accommodate buildings and structures permitted under Paragraph 2 above (b) for agricultural or equine uses as provided for in Paragraph 3(i) above, or (c) for providing or improving wildlife habitat.

Notwithstanding the foregoing, no more than a total of three (3) acres of forest shall be converted to another use except in accordance with a written forest conversion plan that is approved in advance, in writing, by Grantee. Such forest conversion plan shall be submitted to the Grantee for approval sixty (60) days before beginning the conversion of any forest in excess of three (3) acres as set forth above and shall provide, at a minimum, a description and map of the area to be converted, a description of the land use to be established, and a description of the Best Management Practices to be implemented in connection with the conversion.

(i) In any event, at least 173 acres of the Property shall remain in forest cover in perpetuity.

(ii) No forest within the riparian buffers described in Paragraph 6 below shall be converted, provided that if Grantor can demonstrate that converting forests within the riparian buffers would result in increased protection of the conservation values of the Property, Grantee may approve such conversion.

5. **FOREST MANAGEMENT.**

(i) Forest Stewardship Plan. All forest activities conducted on the Property shall be in accordance with an approved Forest Stewardship or multiple resource forest management plan (the "Plan").

(a) The Plan shall be first prepared or updated within one year of the date of this Easement.

(b) The Plan shall only be prepared or updated by a forester meeting the qualifications specified in Section 10.1-1181.9 of the Code of Virginia (1950), as amended.

(c) The Plan and any updates must be approved in writing by Grantee, which approval shall be limited to consideration of whether (1) the Plan accurately and adequately describes the forest conditions of the Property and (2) the recommendations in the Plan comply with sound silvicultural practices and are consistent with the purpose of this Easement.

(d) The Plan may be updated at any time, and shall be updated within six (6) months after either (1) a significant change in forest conditions as determined by Grantee or (2) the transfer of all or any part of the Property to a new owner.

(c) The Plan must have been prepared or last updated no more than ten years before the submission of any pre-harvest plan as required in subparagraph (ii).

(ii) Harvesting. A pre-harvest plan consistent with the Plan shall be submitted to Grantee for approval no later than 30 days before beginning any material forest management activity or harvest.

(a) The pre-harvest plan shall include at least the following: description of the type of harvest to be conducted and the class(es) of trees to be removed; identification and description of the best management practices to be implemented, in sufficient detail to ensure that water and soil quality will be protected; and a description of the planned method of forest regeneration that is consistent with the purpose of this Easement. Grantor shall also notify Grantee no later than seven (7) days after the completion of any such activity or harvest.

(b) Notwithstanding any other provision of this Easement, the following activities shall be permitted without a pre-harvest plan or further permission from Grantee: non-commercial, *de minimis* harvest of trees for trail clearing, firewood, or Grantor's domestic use, or removal of individual dead, diseased, or dying trees; removal of trees that pose an imminent hazard to human health or safety; and removal of invasive species.

(iii) Water Quality. Best Management Practices, as defined by the Virginia Department of Forestry ("BMP Guidelines"), shall be used to control erosion and protect water quality when any forestry activity is undertaken.

(iv) Forest Protection. The Plan shall include reasonable recommendations to prevent wildfires. The Plan shall likewise address and recommend appropriate measures to prevent or treat damage to the forest caused by disease and insects.

(v) Invasive Species. No plant species that is listed as a "Highly Invasive Alien Plant Species" by the Virginia Department of Conservation and Recreation, Division of Natural Heritage (or as a highly invasive alien plant species on any successor list promulgated by the Commonwealth of Virginia) shall be purposely introduced onto the Property. The Plan shall include reasonable recommendations for removing or preventing the establishment of such invasive species.

(vi) Woodland Grazing. The grazing of livestock in the forest shall be prohibited except in areas where Grantee determines that tree growth, water quality, wildlife habitat, and other conservation values are not likely to be damaged by such grazing. Such allowed woodland grazing areas, if any, are designated in the BDR and such areas may be revised and updated in subsequent addenda to the BDR as described in Section IV.

(vii) Natural Heritage Resources. The Plan shall include recommendations to preserve habitat for natural heritage resources known to occur on the Property, as described below in Paragraph 6, or as may be discovered in the future.

6. **HABITAT PROTECTION AREA.** To protect the habitat of the natural heritage resources where state rare plants, red milkweed (*Asclepias rubra*), hairy seedbox (*Ludwigia hirtella*), sandhills lily (*Lilium pyrophilum*), purple pitcher-plant (*Sarracenia purpurea*), yellow pitcher-plants (*Sarracenia flava*), and long-leaf pine (*Pinus palustris*), have been identified on the Property a Habitat Protection Area (HPA) is established as shown on Exhibit A.

The following activities are prohibited within the HPA:

- (i) Land disturbing activity including but not limited to grading for conversion to agriculture or pasture. Woodland grazing is permitted outside of riparian buffers.
- (ii) Storage of compost, manure, fertilizers, chemicals, machinery or equipment.
- (iii) Building construction, except within the building envelope as shown on Exhibit A.

If it is determined that state rare plants no longer exist on the Property or that these restrictions are no longer necessary for their protection, subject to consultation and written approval by the Grantee, the restrictions set forth in this paragraph shall no longer be applicable.

7. **RIPARIAN BUFFER.** To protect water quality, riparian buffer strips ("Riparian Buffers") shall be maintained as follows:

(i) Within the forested portion of the Property, timber harvesting is prohibited along the edge of the streams of the Property, as shown on the USGS quadrangle sheet. The width of the Riparian Buffers shall be a minimum of 100 feet, or as defined in the BMP Guidelines, whichever is greater.

(ii) Within any non-forested portion of the property, a 100-foot buffer strip shall be maintained as set forth below along the edge of the streams of the Property, as shown on the USGS quadrangle sheet.

Riparian buffer widths shall be measured on a horizontal plane from the top of the bank.

The following activities are prohibited within the Riparian Buffers:

- (i) Grazing of livestock. Livestock shall be fenced out of the Riparian Buffers.
- (ii) Storage and/or application of biocides, compost, manure, fertilizers, chemicals, machinery or equipment.
- (iii) Removal of trees except (a) removal of invasive species, (b) removal of dead, diseased or dying trees, and (c) removal of trees posing a human health or safety hazard.

(iv) Plowing, cultivation, road-building, grading or other earth-disturbing activity, except as may be reasonably necessary for (a) wetland or stream bank restoration, or erosion control, pursuant to a government permit, (b) establishing or maintaining fencing along or within the buffer area, (c) construction and maintenance of approved stream crossings, and (d) dam construction to create ponds.

(v) Building construction, including well and septic systems.

The following activities are permitted within the Riparian Buffers:

(i) Planting of native trees, shrubs, or other vegetation.

(ii) Vegetative pruning to improve health and form of existing trees, create and maintain hiking trails, or improve sightlines from permitted structures.

Should any of the watercourses meander or change course naturally, the Riparian Buffers shall remain the same width, but move relative to the movement of the watercourse. In such event, any buildings or structures that were outside of the original buffer strip and are determined to be within the new buffer strip shall not be considered in violation of these restrictions and may be maintained at such locations.

8. **BIOCIDES.** Biocides may be used in the course of forest management in accordance with the Plan, to control invasive species, as a part of agricultural operations, around improvements on the Property, or as needed for general maintenance or pest control. Biocides shall not be applied in any manner that is inconsistent with the purpose of this Easement, or that will negatively affect the conservation values of the Property. If used, all biocides shall be applied in accordance with all labeling and appropriate safety measures.
9. **GRADING, BLASTING, MINING.** Grading, blasting or earth removal shall not materially alter the topography of the Property except for (i) dam construction to create ponds, (ii) wetlands or stream bank restoration pursuant to a government permit, (iii) erosion and sediment control pursuant to a government-required erosion and sediment control plan, or (iv) as required in the construction of permitted buildings, structures, roads, and utilities. Best Management Practices, in accordance with the Virginia Erosion and Sediment Control Law, shall be used to control erosion and protect water quality during such construction. Grading, blasting or earth removal in excess of one-half acre for the purposes set forth in subparagraphs (i) through (iv) above require 30 days' prior notice to Grantee. Generally accepted agricultural activities shall not constitute a material alteration. Surface mining, subsurface mining, dredging on or from the Property, or drilling for oil or gas on the Property is prohibited.
10. **ACCUMULATION OF TRASH.** Accumulation or dumping of trash, refuse, junk or toxic materials is not permitted on the Property. This restriction shall not prevent generally accepted agricultural or wildlife management practices, such as creation of brush piles, composting, or the storage of farm machinery, organic matter, agricultural products or agricultural byproducts on the

Property, as long as such practices are conducted in accordance with applicable government laws and regulations.

11. **SIGNS.** Display of billboards, signs, or other advertisements is not permitted on or over the Property except to: (i) state the name and/or address of the owners of the Property, (ii) advertise the sale or lease of the Property, (iii) advertise the sale of goods or services produced incidentally to a permitted use of the Property, (iv) provide notice necessary for the protection of the Property, (v) give directions to visitors, or (vi) recognize historic status or participation in a conservation program. Temporary political signs are allowed. No single sign, visible from outside the Property, shall exceed 20 square feet in size without prior Grantee approval. Total signage, visible from outside the Property, excluding boundary line marking, shall not exceed 64 square feet.

SECTION III – ENFORCEMENT

1. **RIGHT OF INSPECTION.** Representatives of Grantee may enter the Property from time to time for purposes of inspection (including photographic documentation of the condition of the Property) and enforcement of the terms of this Easement after permission from or reasonable notice to Grantor or Grantor's representative, provided, however, that in the event of an emergency, entrance may be made to prevent, terminate or mitigate a potential violation of these restrictions with notice to Grantor or Grantor's representative being given at the earliest practicable time.
2. **ENFORCEMENT.** Grantee has the right to bring an action at law or in equity to enforce the Restrictions contained herein. This right specifically includes the right (i) to require restoration of the Property to its condition at the time of the donation or, in Grantee's discretion, to require restoration of the Property to its condition prior to the violation, provided that such prior condition was in compliance with the Restrictions and consistent with the purpose of this Easement; (ii) to recover any damages arising from non-compliance; and (iii) to enjoin non-compliance by *ex parte* temporary or permanent injunction. If the court determines that Grantor failed to comply with this Easement, Grantor shall reimburse Grantee for any reasonable costs of enforcement, including costs of restoration, court costs and attorney's fees, in addition to any other payments ordered by the court. Grantee's delay shall not waive or forfeit its right to take such action as may be necessary to ensure compliance with this Easement, and Grantor hereby waives any defenses of waiver, estoppel or laches with respect to any failure to act by Grantee. Notwithstanding any other provision of this Easement, Grantor shall not be responsible or liable for any damage to the Property or change in the condition of the Property (i) caused by fire, flood, storm, Act of God, governmental act or other cause outside of Grantor's control or (ii) resulting from prudent action taken by Grantor to avoid, abate, prevent or mitigate such damage to or changes in the condition of the Property from such causes.

SECTION IV – DOCUMENTATION

1. **BASELINE REPORT.** Documentation retained in the office of Grantee including, but not limited to the BDR describes the condition and character of the Property at the time of the gift. The BDR may be used to determine compliance with and enforcement of the terms of this

IRS Determination letter

INTERNAL REVENUE SERVICE
P. O. BOX 2508
CINCINNATI, OH 45201

DEPARTMENT OF THE TREASURY

Date: **OCT 27 2000**

Employer Identification Number:
54-1904513

DLN:
200278048

MEADOWVIEW BIOLOGICAL RESEARCH
STATION
C/O PHILIP SHERIDAN
8390 FREDERICKSBURG TPKE
WOODFORD, VA 22580-3440

Contact Person:
ROBERTA VAN METER ID# 52624
Contact Telephone Number:
(877) 829-5500

Accounting Period Ending:
December 31

Form 990 Required:
Yes

Addendum Applies:
No

Dear Applicant:

Based on information supplied, and assuming your operations will be as stated in your application for recognition of exemption, we have determined you are exempt from federal income tax under section 501(a) of the Internal Revenue Code as an organization described in section 501(c)(3).

We have further determined that you are not a private foundation within the meaning of section 509(a) of the Code, because you are an organization described in sections 509(a)(1) and 170(b)(1)(A)(vi).

If your sources of support, or your purposes, character, or method of operation change, please let us know so we can consider the effect of the change on your exempt status and foundation status. In the case of an amendment to your organizational document or bylaws, please send us a copy of the amended document or bylaws. Also, you should inform us of all changes in your name or address.

As of January 1, 1984, you are liable for taxes under the Federal Insurance Contributions Act (social security taxes) on remuneration of \$100 or more you pay to each of your employees during a calendar year. You are not liable for the tax imposed under the Federal Unemployment Tax Act (FUTA).

Since you are not a private foundation, you are not subject to the excise taxes under Chapter 42 of the Code. However, if you are involved in an excess benefit transaction, that transaction might be subject to the excise taxes of section 4958. Additionally, you are not automatically exempt from other federal excise taxes. If you have any questions about excise, employment, or other federal taxes, please contact your key district office.

Grantors and contributors may rely on this determination unless the Internal Revenue Service publishes notice to the contrary. However, if you lose your section 509(a)(1) status, a grantor or contributor may not rely on this determination if he or she was in part responsible for, or was aware

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MEADOWVIEW BIOLOGICAL RESEARCH

, the act or failure to act, or the substantial or material change on the part of the organization that resulted in your loss of such status, or if he or she acquired knowledge that the Internal Revenue Service had given notice that you would no longer be classified as a section 509(a)(1) organization.

Donors may deduct contributions to you as provided in section 170 of the Code. Bequests, legacies, devises, transfers, or gifts to you or for your use are deductible for federal estate and gift tax purposes if they meet the applicable provisions of Code sections 2055, 2106, and 2522.

Contribution deductions are allowable to donors only to the extent that their contributions are gifts, with no consideration received. Ticket purchases and similar payments in conjunction with fundraising events may not necessarily qualify as deductible contributions, depending on the circumstances. See Revenue Ruling 67-246, published in Cumulative Bulletin 1967-2, on page 104, which sets forth guidelines regarding the deductibility, as charitable contributions, of payments made by taxpayers for admission to or other participation in fundraising activities for charity.

In the heading of this letter we have indicated whether you must file Form 990, Return of Organization Exempt From Income Tax. If Yes is indicated, you are required to file Form 990 only if your gross receipts each year are normally more than \$25,000. However, if you receive a Form 990 package in the mail, please file the return even if you do not exceed the gross receipts test. If you are not required to file, simply attach the label provided, check the in the heading to indicate that your annual gross receipts are normally \$5,000 or less, and sign the return.

If a return is required, it must be filed by the 15th day of the fifth month after the end of your annual accounting period. A penalty of \$20 a day is charged when a return is filed late, unless there is reasonable cause for the delay. However, the maximum penalty charged cannot exceed \$10,000 or 5 percent of your gross receipts for the year, whichever is less. For organizations with gross receipts exceeding \$1,000,000 in any year, the penalty is \$100 per day per return, unless there is reasonable cause for the delay. The maximum penalty for an organization with gross receipts exceeding \$1,000,000 shall not exceed \$50,000. This penalty may also be charged if a return is not complete, so be sure your return is complete before you file it.

You are required to make your annual information return, Form 990 or Form 990-EZ, available for public inspection for three years after the later of the due date of the return or the date the return is filed. You are also required to make available for public inspection your exemption application, any supporting documents, and your exemption letter. Copies of these documents are also required to be provided to any individual upon written or in person request without charge other than reasonable fees for copying and postage. You may fulfill this requirement by placing these documents on the Internet. Penalties may be imposed for failure to comply with these requirements. Additional information is available in Publication 557, Tax-Exempt Status for Your Organization, or you may call our toll free number shown above.

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You are not required to file federal income tax returns unless you are subject to the tax on unrelated business income under section 511 of the Code. If you are subject to this tax, you must file an income tax return on Form 990-T, Exempt Organization Business Income Tax Return. In this letter we are not determining whether any of your present or proposed activities are unrelated trade or business as defined in section 513 of the Code.

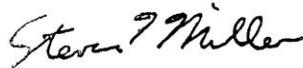
You need an employer identification number even if you have no employees. If an employer identification number was not entered on your application, a number will be assigned to you and you will be advised of it. Please use that number on all returns you file and in all correspondence with the Internal Revenue Service.

If we have indicated in the heading of this letter that an addendum applies, the enclosed addendum is an integral part of this letter.

Because this letter could help resolve any questions about your exempt status and foundation status, you should keep it in your permanent records.

If you have any questions, please contact the person whose name and telephone number are shown in the heading of this letter.

Sincerely yours,



Steven T. Miller
Director, Exempt Organizations

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