Gunnison Sage-grouse: Permanent Conservation Easements on Private Lands

-by Susan Lohr and Nomi Gray

28 August 2013

Gunnison Ranchland Conservation Legacy

and

Conservation Assistance Program

Gunnison Sage-grouse:
Permanent Conservation Easements on Private Lands

-by Susan Lohr and Nomi Gray
31 August 2013

Executive Summary

Evaluation of the protection status of the Gunnison Sage-grouse (GUSG) by the United States Fish and Wildlife Service (USFWS) is not possible without accurate information about the percentage of private land within critical habitat that is permanently protected by conservation easements. This report provides charts and maps of conservation easements within the USFWS designated critical habitat areas. Previous USFWS statements have underestimated the extent of permanently conserved private lands. Private lands with permanent conservation easements cannot ever be fragmented or subdivided, and are not available for future population growth.

The authors have been assisting landowners to place conservation easements for more than 20 years. The conservation easements listed in this report are public documents, available at the records office of the appropriate county. Charts in this report cite the recorded document numbers and county parcel numbers. Maps depict the general location of easement parcels and are intended to give an overall visual impression of the extent of habitat protection on private lands.

Please use this information freely and distribute it widely.

This effort was funded jointly by the Gunnison Ranchland Conservation Legacy and the Conservation Assistance Program of the North Fork Valley. Contact Susan Lohr (970/ 314-7280, susan@paonia.com) for more information, or for pdf files of the recorded conservation easement documents.

==========

Contents:

Conservation Easements: A Summary 2

Overall GUSG Habitat Map from USFWS 3

Conservation Easements in Unit 1: Monticello-Dove Creek 4

Conservation Easements in Unit 2: Piñon Mesa 10

Conservation Easements in Unit 3: San Miguel Basin 21

Conservation Easements in Unit 4: Cerro Summit-Cimarron-Sims Mesa 27

Conservation Easements in Unit 5: Crawford 34

Conservation Easements in Unit 6: Gunnison Basin 42

Conservation Easements in Unit 7: Poncha Pass 57

Conservation Easements: A Summary

A "**conservation easement**" is a voluntary legal agreement between a landowner and a land trust or government agency that permanently limits uses of the land in order to protect its conservation purposes.

"**Conservation purposes**" are defined by federal statute. Pursuant to I.R.C. § 170(h)(4)(A) and Treasury Regulation § 1.170A-14(d), the conservation purposes of a qualified conservation contribution must include one or more of the following: (1) to preserve land for outdoor recreation by or education of the general public; (2) to protect relatively natural habitat of fish, wildlife or plants; (3) to preserve open space; and (4) to preserve historically important land or structures.

Colorado statutes support conservation easements:

- Colorado C.R.S. § 38-30.5-102 provides for the creation of conservation easements to maintain land "in a natural, scenic, or open condition, or for wildlife habitat, or for agricultural, horticultural, wetlands, recreational, forest or other use or condition consistent with the protection of open land . . ."
- C.R.S. § 33-1-101, provides in relevant part that "it is the policy of the state of Colorado that the wildlife and their environment are to be protected, preserved, enhanced, and managed for the use, benefit, and enjoyment of the people of this state and its visitors."
- C.R.S. § 35-3.5-101 states in part "it is the declared policy of the state of Colorado to conserve, protect, and encourage the development and improvement of its agricultural land for the production of food and other agricultural products."

Conservation easements are recorded in the public records of the county of the conserved property. They are attached in perpetuity to that land. Each conservation easement cites the conservation purposes (also called "**conservation values**") for that particular property.

Conservation easements place permanent restrictions on division of land in order to perpetuate the conservation values. This means the land covered by the easement will forever be a single parcel, with very few exceptions. If the conservation easement includes more than one legal parcel of land, those parcels must be owned and conveyed as a single unit in perpetuity. Easements define specific areas for residential or agricultural structures. Roads and driveways are restricted.

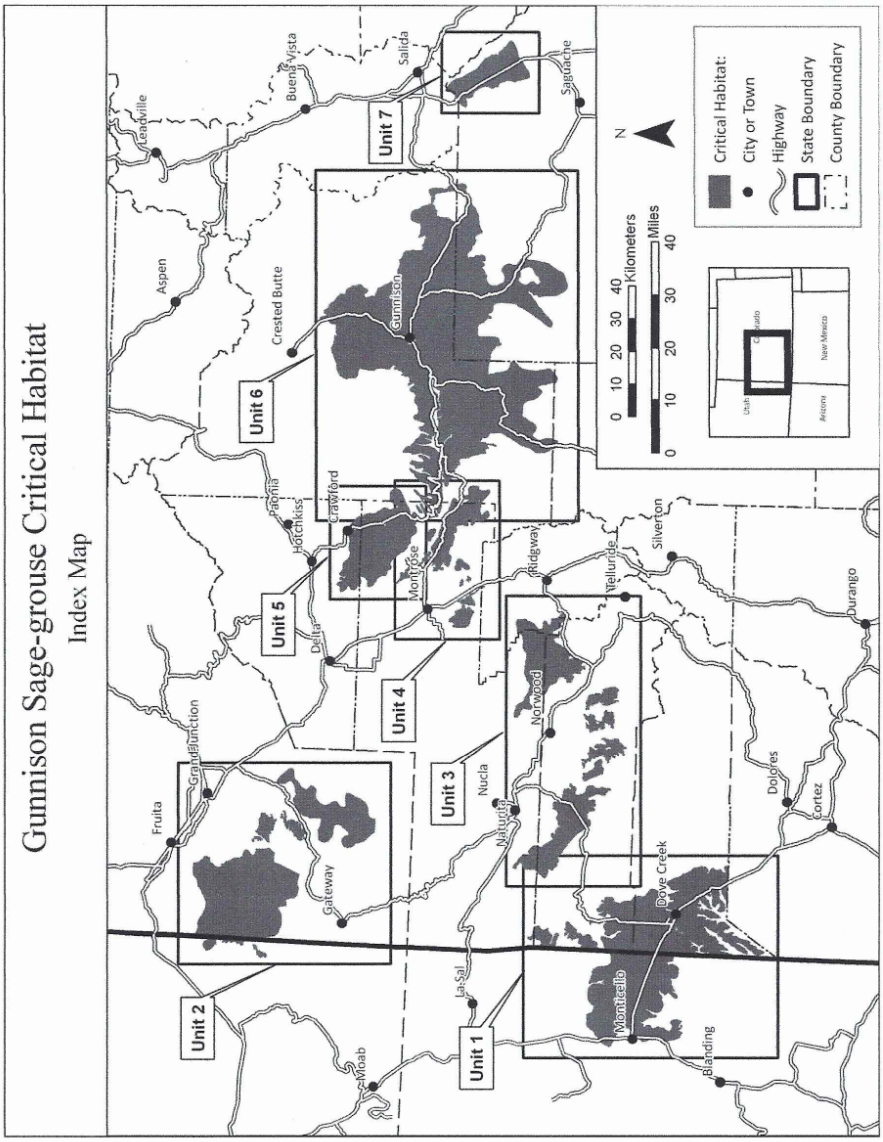
Conservation easements contain language that defines acceptable land management practices for sustaining the conservation values in perpetuity. Although landowners donate many conservation easements, some are funded by state or federal agencies for specific purposes. These funded easements usually contain additional management goals or restrictions.

Conservation easements have been in use for more than 100 years, but the past 50 years have seen exponential growth in this form of voluntary private land preservation. Many court cases have upheld the validity of conservation easements and the restrictions they place on landowners in perpetuity.

The preservation of intact landscapes that results from conservation easements provides significant and wide-ranging benefits, among which are:

- wildlife habitat is protected from fragmentation and degradation,
- water rights as historically used are attached to the land,
- agricultural lands are available in perpetuity for producing the nation's food supply, and
- local governments have certainty regarding the location of population growth and the need to deliver public services.

Map of Overall Critical Habitat for Gunnison Sage-grouse

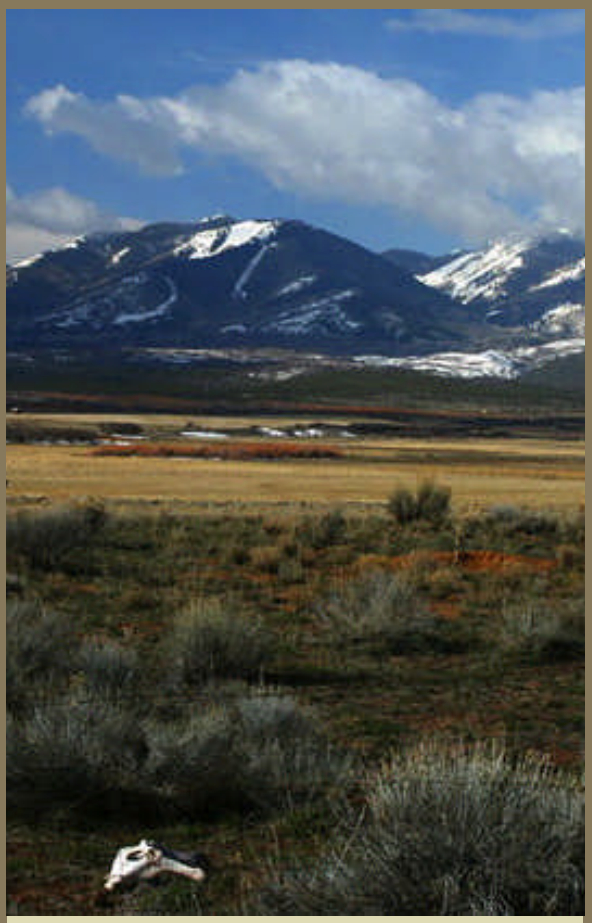


(6) Unit 1: Monticello—Dove Creek: San Juan County, Utah, and Montrose, San Miguel, and Dolores Counties, Colorado.

(i) *General Description:* 140,973 ha (348,353 ac); 20.4 percent of all critical habitat.

(ii) Map of Unit 1, Monticello—Dove Creek: San Juan County, Utah, and Montrose, San Miguel, and Dolores Counties, Colorado, follows:

Unit 1:
Monticello - Dove Creek



Gunnison Sage-grouse USFWS Critical Habitat
Conservation Easements in Unit 1: Monticello - Dove Creek

Current Owner	**Total CE Acres**	***Acres in Occupied Habitat***	***Acres in Unocc. Habitat***	**County**	**CE Date**	**Reception Number**	**Holds the CE**	**Parcel Number**	**Mgmt. Codes**	**Easement Terms in Perpetuity** *(HQ = headquarters)*
Adams	642	*642*	*0*	San Juan, UT	11/9/01	#064951	UDWR	33S25E030000	1, 2, 3	One 642-ac parcel with no building areas.
Adams	1602	*1602*	*0*	San Juan, UT	11/9/01	#064953	UDWR	32S25E335400 32S25E345400 32S25E355400 33S25E040000	1, 2, 3	This 1620-ac parcel may be divided into five parcels of at least 300 acres each. No building areas. No residences.
Dicken	320	*320*	*0*	Dolores	12/20/01 9/1/04	#144346 #158384	LPC MLC	5063-194-00-050 5063-301-00-072	1, 3	One 320-ac parcel with a 3-ac HQ area that includes one residence and ag structures.
Fernandez	1180	*1180*	*0*	Dolores	12/14/12	#162504	MLC	4805-173-00-047 4805-174-00-048 4805-202-00-258 4803-134-00-055	1, 2, 3	This 1180-ac property may be divided once into two parcels. One building area includes two residences and ag structures.
Pehrson	320	*320*	*0*	San Juan, UT	11/18/03	#070766	BLM	32S24E346600 32S24E355400	1, 2, 3	One 320-ac parcel with no building areas. No residences. Ag structures only.
Reed	240	*240*	*0*	Dolores	12/28/01 7/20/10	#144345 #159766	LPC MLC	5063-191-00-124	1, 3	One 240-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
RM & ML, LLC	733	*733*	*0*	Dolores	1/16/13	#162626	MLC and CPW	4807-054-00-008 4807-054-00-009 4807-043-00-010 4807-033-00-026 4807-033-00-027 4807-091-00-049 4807-094-00-053 4807-094-00-054	1, 2, 3	Four parcels of 176, 71, 245 and 121 acres, each with a 1.5-ac building area that includes one residence and accessory structures.

								4807-091-00-055 4807-091-00-056 4807-091-00-057 4807-163-00-067 4807-164-00-068 4807-164-00-069 4807-213-00-070		
The Nature Conservancy	1080	*1080*	*0*	San Juan, UT	10/12/12	#116959	TNC	33S24E222400 33S24E162400 33S24E153600 33S24E154200 33S24E156600 33S24E151200	1, 2, 3	One 1080-ac parcel owned by TNC and managed solely for habitat improvement for Gunnison Sage-grouse. Not a conservation easement but protected by TNC exclusively for grouse.
Total CE Acres:	**6117**	***6117***	***0***							
Total Private Land Acres (*per* USFWS):		***100,702***	***200,318***							
CE Percent:		***5%***	***0%***							

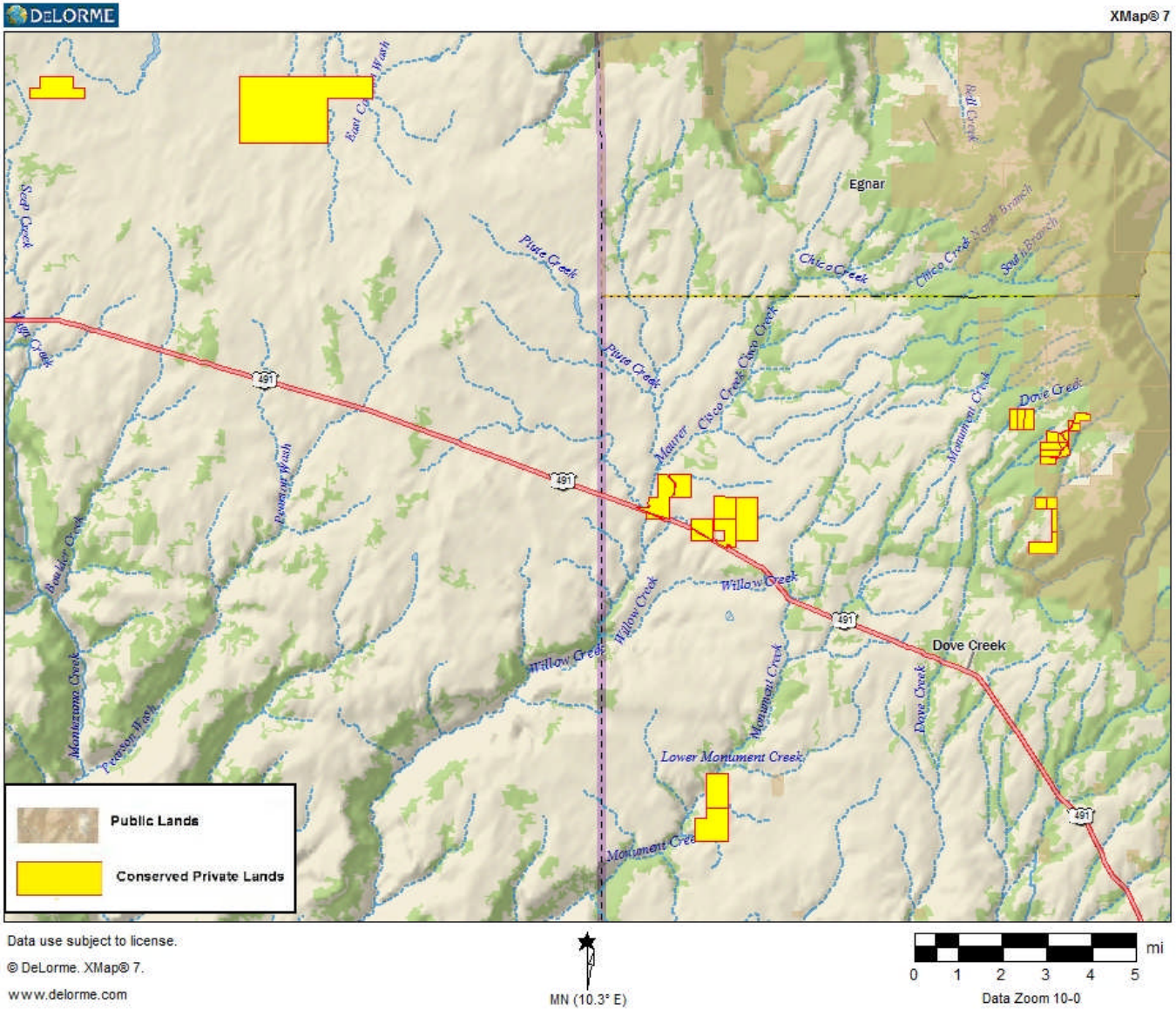
Management Requirements:

1. Standard management requirements for conservation easements: The conservation values must be sustained in perpetuity. Agriculture must be conducted using stewardship and management methods that preserve soil productivity, maintain natural stream channels, prevent soil erosion, minimize invasive species, avoid unsustainable livestock grazing practices, and minimize loss of vegetative cover. Trees may be cut to control insects and disease, to maintain the character and nature of wildlife habitat, to control invasive species, to prevent personal injury and property damage, and for domestic uses on the property. Surface mining is prohibited. Low-impact recreational uses such as wildlife watching, hiking, cross-country skiing, hunting and fishing are permitted. Noxious weeds and invasive plant species must be controlled. Water rights are permanently attached to the property. Surface disturbance is prohibited. Industrial uses are prohibited. Commercial uses must be consistent with the conservation values. Trash accumulation is prohibited. Motor vehicle use is restricted. Roads and driveways are restricted and cannot be paved.
2. This easement received funding from (or was donated to) one or more state or federal agencies. A five-year management plan is required by either the State of Colorado or the NRCS.
3. Habitat for Gunnison Sage-grouse is specifically mentioned in the easement as one of the conservation values that must be sustained in perpetuity.

Holders of Conservation Easements:

BLM	=	U.S. Department of the Interior, Bureau of Land Management
CPW	=	State of Colorado, Department of Natural Resources, Division of Parks and Wildlife
LPC	=	La Plata Open Space Conservancy
MLC	=	Montezuma Land Conservancy
UDWR	=	Utah Department of Natural Resources, Division of Wildlife Resources
TNC	=	The Nature Conservancy

Conservation Easements on Private Land in the Dove Creek Area



Data use subject to license.

© DeLorme. XMap® 7.

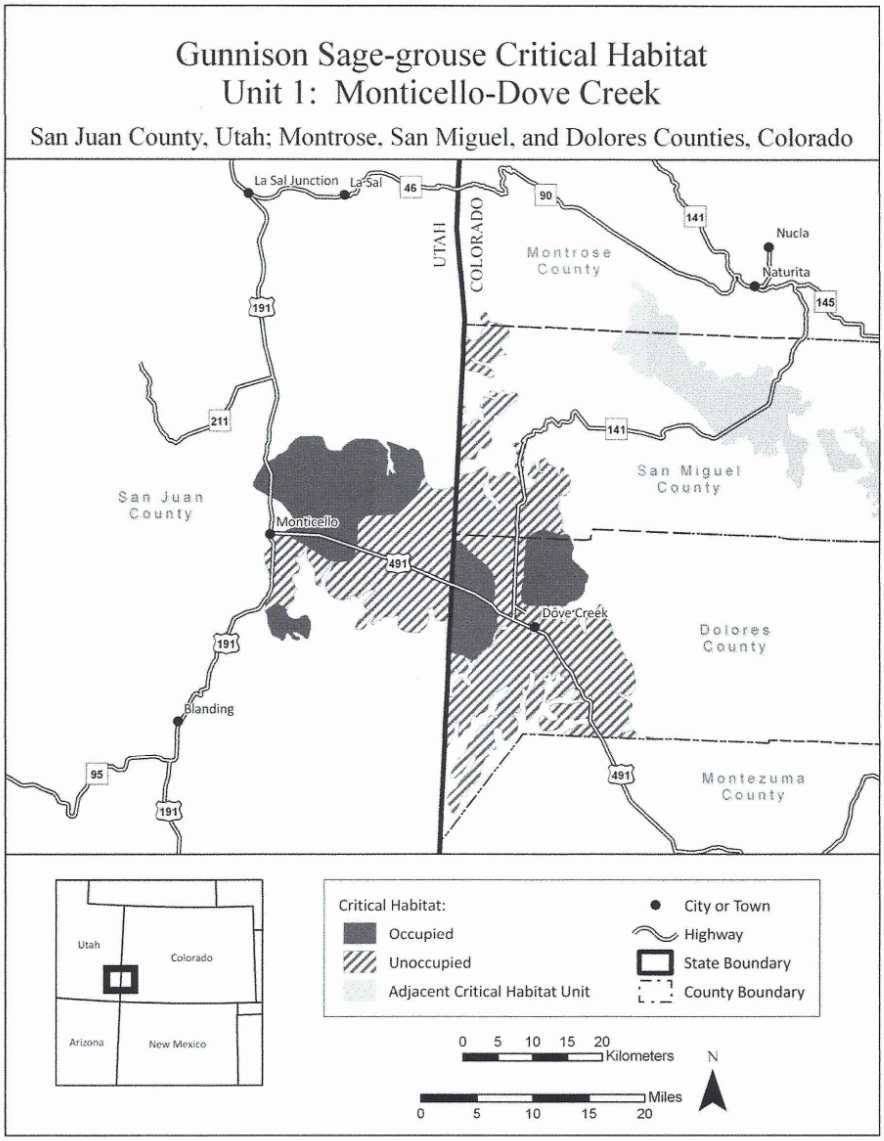
www.delorme.com

MN (10.3° E)

0 1 2 3 4 5 mi

Data Zoom 10-0

Critical Habitat in Unit 1, Monticello-Dove Creek



(7) Unit 2: Piñon Mesa: Grand County, Utah, and Mesa County, Colorado.

(i) *General Description:* 99,220 ha (245,179 ac); 14.4 percent of all critical habitat.

(ii) Map of Unit 2, Piñon Mesa: Grand County, Utah, and Mesa County, Colorado, follows:

Unit 2:
Piñon Mesa

Gunnison Sage-grouse USFWS Critical Habitat
Conservation Easements in Unit 2: Piñon Mesa

Current Owner	Total CE Acres	*Acres in Occupied Habitat*	*Acres in Unocc. Habitat*	County	CE Date	Reception Number	Holds the CE	Parcel Number	Mgmt. Codes	Easement Terms in Perpetuity *(HQ = headquarters)*
Bagg	829	*0*	*829*	Mesa	12/24/96 12/30/03 6/28/04	#1783031 #2169931 #2199262	MLT MLT MLT	2959-173-00-152	1	One 829-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Bagg	226	*0*	*226*	Mesa	12/24/96 12/30/03 6/28/04	#1783031 #2169931 #2199262	MLT MLT MLT	2959-083-00-273	1	One 226-ac parcel with no building areas.
Beach	184	*184*	*0*	Mesa	8/20/12	#2622282	MLT	3221-182-00-099 3221-182-00-096 3221-181-00-094 3221-181-00-095 3221-182-00-097	1, 2, 3	One 184-ac parcel with one 5-ac building area that includes one residence and ag structures.
Bear Run	408	*0*	*408*	Mesa	12/31/01	#2033408	MLT	3209-164-00-105 3209-162-00-140 3209-162-00-139	1, 2	One 408-ac parcel with three 5-ac building areas that each include one residence and ag structures.
Bedford	1280	*1280*	*0*	Mesa	12/30/11	#2595859	CDOW	3221-192-00-056 3219-243-00-062	1, 2, 3	One 1280-ac parcel with a building area for ag structures. No residences.
Branham	80	*0*	*80*	Mesa	12/6/07	#2415104	MLT	2957-332-00-069	1	One 80-ac parcel with a 5-ac building area that includes one residence and ag structures.
Carns	334	*0*	*334*	Mesa	12/18/09	#2516935	MLT	3215-023-00-043 3215-112-00-055 3215-112-00-056 3215-113-00-025 3215-114-00-022	1	One 334-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Carns, Reigles	200	*200*	*0*	Mesa	12/22/10	#2557738	MLT	3211-193-00-009 3213-251-00-027	1	One 200-ac parcel with a 20-ac building area that

										includes one residence and ag structures. One cabin may be built elsewhere on the parcel.
Chesnick	1185	*0*	*1185*	Mesa	12/19/97 12/23/03	#1825980 #2169932	MLT MLT	2959-194-00-151	1	This 1185-ac parcel may be divided into three parcels, each not less than 200 acres. Two may have a 5-ac building area that includes one residence and ag structures.
Gleason	920	*920*	*0*	Mesa	12/29/10 10/28/11 12/19/12	#2557819 #2589643 #2637627	CCALT CCALT CCALT	3221-292-00-078 3221-281-00-009	1	This 920-ac parcel may be divided into two parcels, each larger than 280 acres. One may have a 5-ac building area for ag structures only. Each parcel may have one cabin for seasonal use. No residences.
Gleason	1500	*750*	*750*	Mesa	12/31/09 7/31/12	#2517722 #2619883	CCALT CCALT	3213-131-00-139 3213-224-00-036	1, 3	One 1500-ac parcel with two 10-ac building areas that include ag structures only. Two cabins for seasonal use are allowed on the property. No residences.
Gore	4443	*3000*	*1443*	Mesa	4/18/05	#2249429	CDOW	3211-171-00-172	1, 2, 3	One 4443-ac parcel with no building areas. No residences.
Gore	1600	*0*	*1600*	Mesa	12/20/07 12/20/07 12/30/10 2/7/11 7/7/11 7/7/11	#2417044 #2417045 #2557901 #2562327 #2577742 #2577743	MLT MLT MLT MLT MLT MLT	3211-233-00-033 3211-223-00-012	1, 3	One 900-ac parcel and one 700-ac parcel, each with a 5-ac building area that includes one residence and ag structures.
Gore	1213	*0*	*1213*	Mesa	12/24/96 12/30/03	#1783031 #2169931	MLT MLT	2959-181-00-537	1	One 1213-ac parcel that may be divided into two

					6/28/04	#2199262	MLT			parcels of no less than 35 acres, each with a 5-ac building area that includes one residence and ag structures.
Granite Springs	1630	*0*	*1630*	Mesa	6/28/02	#2064135	MLT	3213-173-00-023 3213-173-00-026 3213-161-00-019 3213-211-00-025 3213-083-00-021 3213-084-00-018 3213-084-00-016	1, 2, 3	This 1630-ac parcel may be divided once by separating a parcel of from five to 40 acres. Each resulting parcel may have a 2-ac HQ area that includes one residence and ag structures.
Harris	320	*0*	*320*	Mesa	12/28/06 12/29/09	#2356207 #2517407	MLT MLT	2961-304-00-024 2961-301-00-021	1	This 320-ac parcel may be divided once into two parcels of 160 acres, each with a 5-ac building area that includes one residence and ag structures. An additional 5-ac farm operations center may be located on one of the parcels.
JDT	219	*0*	*219*	Mesa	4/22/99	#1899190	MLT	2957-272-00-071	1, 2	One 353-ac parcel with a 12-ac HQ area that includes one residence and ag structures.

JDT	1841	*1841*	*0*	Mesa	8/1/06	#2331034	MLT	3215-333-00-032 3215-342-00-031 3215-043-00-053 3215-092-00-054 3215-092-00-066 3215-093-00-067 3215-051-00-060 3215-051-00-057 3215-052-00-058 3215-052-00-059 3215-064-00-153 3215-082-00-070 3215-071-00-151 3215-082-00-070	1, 2, 3	This 1841-ac parcel may be divided into five parcels of 740 acres, 560 acres, 160 acres, 238 acres and 143 acres, each with a 5-ac HQ area with one residence and ag structures.
Lawson	320	*320*	*0*	Mesa	12/18/09	#2516530	MLT	3219-051-00-008	1, 3	One 320-ac parcel with a 5-ac HQ area that includes a seasonal cabin and ag structures. No residences.
Lawson	337	*0*	*337*	Mesa	12/28/10	#2557900	MLT	2957-323-00-009 3213-052-00-001 3213-052-00-046 3213-052-01-001 3213-061-00-138 3213-064-00-125	1	One 337-ac parcel with a 10-ac HQ area that includes five residences and ag structures.
Lawson	160	*0*	*160*	Mesa	12/22/05	#2293572	MLT	3213-113-00-121	1	One 160-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Mayo	138	*0*	*138*	Mesa	8/15/12	#2621964	MLT	3211-182-00-171	1	One 138-ac parcel with a 3-ac building area that includes one residence and a 2-ac building area that includes ag structures only.
Miller	308	*0*	*308*	Mesa	12/20/07 4/7/08 12/23/08	#2417046 #2439282 #2469714	MLT MLT MLT	3223-141-00-185	1	One 308-ac parcel with one residence and ag structures.
Monument	160	*0*	*160*	Mesa	10/29/0	#2222492	MLT	3209-171-00-252	1	One 280-ac parcel with

Springs					12/1/05	#2290301	MLT	3209-171-00-253 3209-172-00-312		one 5-ac HQ area that includes one residence and ag structures.
Mountain Island	9792	*6500*	*0*	Mesa	12/29/78 12/31/79 12/24/80 7/31/86 10/17/86 10/17/86 12/31/02 11/21/08	#1180100 #1211941 #1244390 #1430331 #1434948 #1434949 #2096065 #2466160	TPL COLF TPL TPL CDOW CDOW MLT CDOW	3215-354-00-035 3217-013-00-007 3217-014-00-008 3217-131-00-009 3217-133-00-010 3219-171-00-053	1	One 9792-ac parcel with one 5-ac building area that includes one residence and ag structures.
Mountain Island	1660	*1000*	*0*	Mesa	12/31/81 2/24/82 10/17/86 10/17/86 12/31/02 4/25/11	#1279008 #1283706 #1434948 #1434949 #2096064 #2570156	TPL TPL CDOW CDOW MLT MLT	3219-171-00-053	1	One 1660-ac parcel with a 5-ac building area that includes one residence and ag structures.
Mountain Island	1130	*0*	*1130*	Mesa	12/23/99 6/3/02 12/30/03	#1933576 #2062444 #2169930	MLT MLT MLT	2957-282-00-078	1	This 1130-ac parcel may be divided into two parcels, one with a 5-ac building area that includes one residence and ag structures.
Mountain Island	574	*0*	*574*	Mesa	12/28/99 1/15/13	#1933575 #2662786	MLT MLT	2957-072-00-037 2957-072-00-002	1	One 585-ac parcel with a two building areas that each include one residence and ag structures.
Mountain Island	2061	*2061*	*0*	Mesa	12/26/95	#1741026	TNC	3219-054-00-039 3219-061-00-006 3219-052-00-007 3219-063-00-009 3213-313-00-033 3219-062-00-038 3213-314-00-034 3213-311-00-031 3213-311-00-032 3215-364-00-034 3217-011-00-006	1, 2	One 2061-ac parcel with one residence and ag structures.

								3219-071-00-040		
Mountain Island	1775	*0*	*1775*	Mesa	12/26/95	#1741026	TNC	3215-241-00-028 3215-243-00-029 3215-252-00-030 3213-183-00-029 3213-184-00-024 3213-183-00-013	1, 2	One 1775-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Mountain Island	790	*0*	*790*	Mesa	12/24/96 12/30/03 6/28/04	#1783031 #2169931 #2199262	MLT MLT MLT	2957-243-00-081	1	One 790-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Mountain Island	888	*200*	*688*	Mesa	12/23/99	#1933574	MLT	2955-173-00-003 2955-152-00-002	1	One 888-ac parcel with no building areas. One airstrip and adjacent hanger allowed.
Mountain Island	361	*0*	*361*	Mesa	12/6/07	#2415104	MLT	2957-321-00-070 2957-321-00-033 2957-324-00-026	1	One 223-ac parcel and one 58-ac parcel, each with a 5-ac building area that includes one residence and ag structures.
Mountain Island	314	*0*	*150*	Grand, UT	12/11/98	#446562	MLT	T20S R26E SLM, S32: Lots 2, 3, SW4NW4, N2SW4, NW4SE4, SE4NW4,SW4NE4	1	One 314-ac parcel with two 3-ac building areas that each include two residences and ag structures.
Mountain Island	848	*0*	*848*	Grand, UT	12/11/98	#446568	MLT	T21S, R26E, SLM, S17: E2SW4, SW4SE4; S20: NE4NW4, W2NE4, S2SE4, Lots 3,4; S29: NW4NE4, NE4NW4, NW4SW4, Lot 1; S30:E2SE4, SW4SE4	1	One 848-ac parcel with a 5-ac HQ area that includes one residence and ag structures; one cabin allowed elsewhere on the property.
Smith	560	*200*	*360*	Mesa	12/19/97	#1825979	MLT	3215-053-00-012	1	This 560-ac parcel may be divided into a 200-ac

										parcel and a 360-ac parcel, each with a 5-ac HQ area with one residence and ag structures. An airstrip is allowed.
Snyder Hole	300	*0*	*300*	Mesa	12/23/08	#2469716	MLT	3223-151-00-207 3223-152-00-208	1	One 200-ac parcel and one 100-ac parcel. No building areas.
Tipping, Power, Patterson	680	*0*	*680*	Mesa	12/7/10	#2555647	CDOW	3225-172-00-003	1, 2, 3	One 675-ac parcel with no building areas and one 5-ac parcel with one residence and ag structures.
Tipping, Power, Patterson	1620	*1620*	*0*	Mesa	10/15/08	#2461806	CDOW	3219-241-00-024 3219-134-00-056 3219-133-00-021 3219-132-00-055 3219-132-00-019 3219-131-00-057 3219-123-00-016 3219-114-00-058 3219-154-00-061 3221-191-00-089 3221-183-00-052	1, 2, 3	This 1620-ac parcel may be divided into three parcels, none smaller than 320 acres. No building areas.
Van Loan	109	*0*	*109*	Mesa	4/22/99	#1899190	MLT	2957-233-00-062	1, 2	One 109-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Wise, Treece	381	*0*	*381*	Mesa	9/10/99 12/15/00 8/16/05 12/15/06	#1919841 #1977028 #2292694 #2354334	MLT MLT MLT MLT	2957-273-00-079	1	One 381-ac parcel with a 12-ac HQ area that includes one residence and ag structures.
Wise & Treece Petroleum	760	*0*	*760*	Mesa	12/18/01 8/16/05	#2033406 #2292694	MLT MLT	2957-341-00-080	1	One 760-ac parcel with a 5-ac building area that includes one residence and ag structures. An 80-ac parcel may be divided from this parcel and

										added to the adjacent north property. The easement would remain in place.
Total CE Acres:	**44,438**	***20,076***	***20,246***							
Total Private Land Acres (*per* USFWS):		***27,283***	***64,275***							
CE Percent:		***74%***	***31%***							

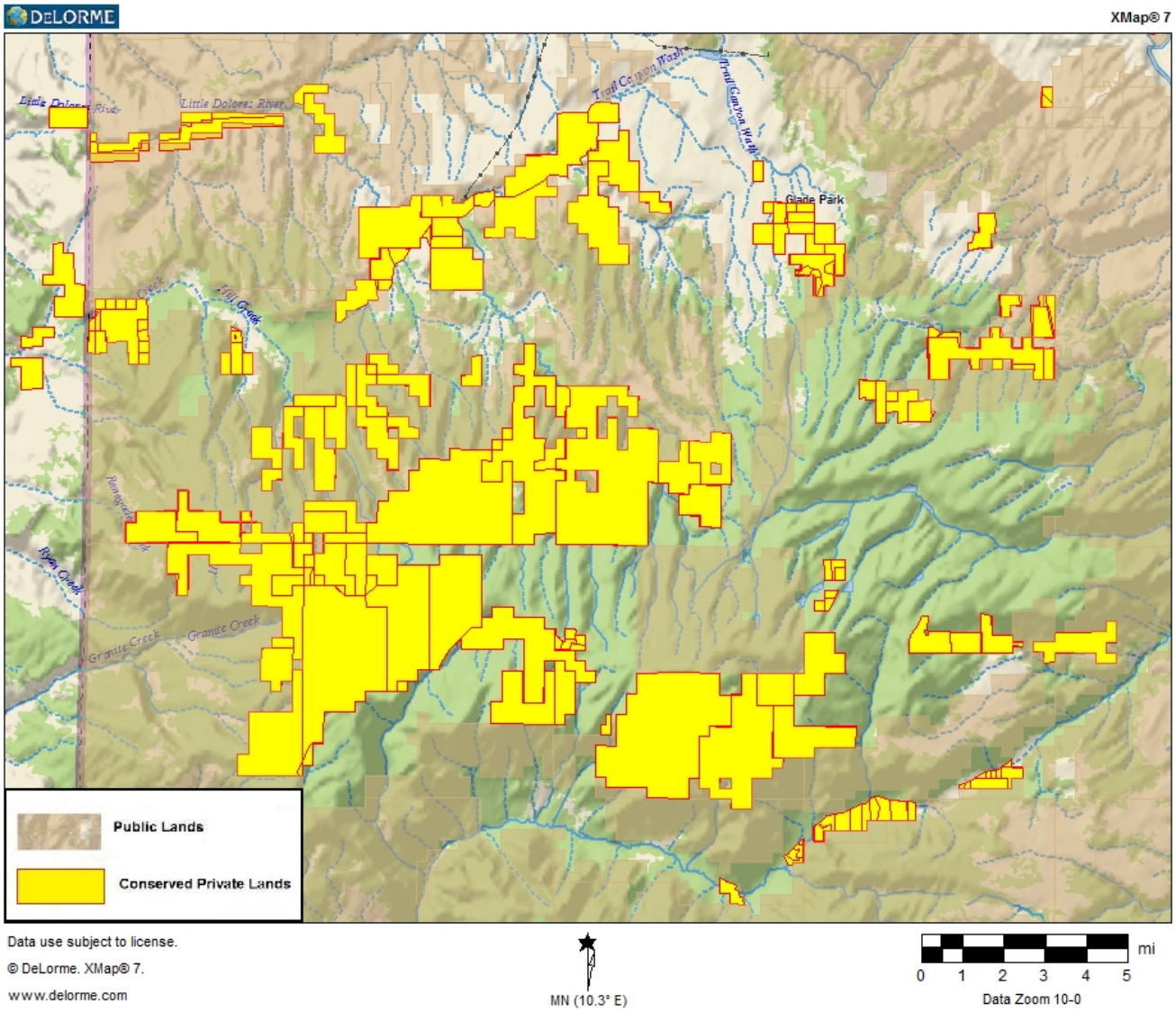
Management Requirements:

1. Standard management requirements for conservation easements: The conservation values must be sustained in perpetuity. Agriculture must be conducted using stewardship and management methods that preserve soil productivity, maintain natural stream channels, prevent soil erosion, minimize invasive species, avoid unsustainable livestock grazing practices, and minimize loss of vegetative cover. Trees may be cut to control insects and disease, to maintain the character and nature of wildlife habitat, to control invasive species, to prevent personal injury and property damage, and for domestic uses on the property. Surface mining is prohibited. Low-impact recreational uses such as wildlife watching, hiking, cross-country skiing, hunting and fishing are permitted. Noxious weeds and invasive plant species must be controlled. Water rights are permanently attached to the property. Surface disturbance is prohibited. Industrial uses are prohibited. Commercial uses must be consistent with the conservation values. Trash accumulation is prohibited. Motor vehicle use is restricted. Roads and driveways are restricted and cannot be paved.
2. This easement received funding from (or was donated to) one or more state or federal agencies. A five-year management plan is required by either the State of Colorado or the NRCS.
3. Habitat for Gunnison Sage-grouse is specifically mentioned in the easement as one of the conservation values that must be sustained in perpetuity.

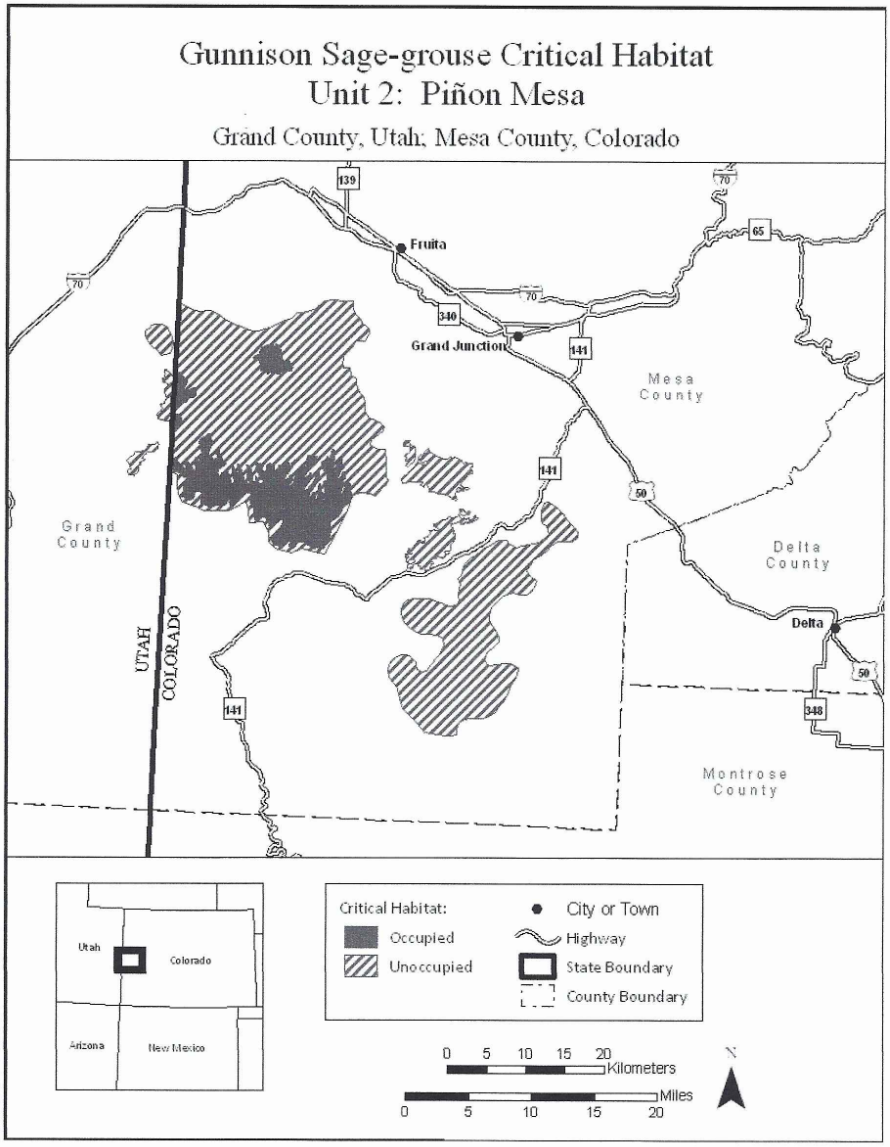
Holders of Conservation Easements:

CCALT = Colorado Cattlemen's Agricultural Land Trust
CDOW = State of Colorado, Department of Natural Resources, *formerly* Colorado Division of Wildlife, *now* Colorado Parks and Wildlife
COLF = Colorado Open Land Foundation
MLT = Mesa County Land Conservancy *dba* Mesa Land Trust
TNC = The Nature Conservancy
TPL = Trust for Public Lands

Conservation Easements on Private Land in the Piñon Mesa Area



Critical Habitat in Unit 2, Piñon Mesa



(8) Unit 3: San Miguel Basin: Montrose, San Miguel, and Ouray Counties, Colorado.

(i) *General Description:* 67,084 ha (165,769 ac); 9.7 percent of all critical habitat.

(ii) Map of Unit 3, San Miguel Basin: Montrose, San Miguel, and Ouray Counties, Colorado, follows:

Unit 3:
San Miguel Basin

Gunnison Sage-grouse USFWS Critical Habitat
Conservation Easements in Unit 3: San Miguel Basin

Current Owner	**Total CE Acres**	***Acres in Occupied Habitat***	***Acres in Unocc. Habitat***	**County**	**CE Date**	**Reception Number**	**Holds the CE**	**Parcel Number**	**Mgmt. Codes**	**Easement Terms in Perpetuity** *(HQ = headquarters)*
ALC	459	*421*	*0*	San Miguel	6/10/11	#418468	CDOW	4557-071-00-070 4557-073-00-001	1, 2, 3	One 459-ac parcel with a 1-ac building area that includes one residence and ag structures.
Barrett	1200	*619*	*0*	San Miguel	9/11/03 5/18/05	#360135 #374901	CCALT CCALT	4555-101-00-005 4555-112-00-006	1, 2, 3	One 1200-ac parcel with two 5-ac building areas that each include one residence and ag structures.
Bray	1928	*862*	*0*	San Miguel	11/20/06 11/29/06 11/26/07 12/24/08 12/31/09	#388559 #388660 #399059 #405178 #410566	CCALT CCALT CCALT CCALT CCALT	4555-212-00-014 4555-212-00-015 4555-212-00-016 4555-152-00-017	1, 2, 3	One 1928-ac parcel with ag structures and one hunting cabin. No residences.
Cabrera	321	*280*	*0*		5/26/00	#334479	SMCF	4523-024-06-001	1, 3	One 321-ac parcel with a 5-ac building area that includes one residence and ag structures.
CD Conservation	1249	*1167*	*0*		12/31/03 12/30/05 12/28/06 12/21/07 12/21/07	#363144 #380645 #389248 #398986 #398987	TLR and CDOW	4523-221-07-002 4523-154-07-001 4523-153-00-080 4523-152-06-001	1, 2, 3	One 760-ac parcel and one 486-ac parcel. No building areas. No residences.
Dallas Divide	520	*0*	*520*	San Miguel Ouray	10/10/06 10/10/06	#387558 #193134	TNC TNC	San Miguel: 4303-311-00-007 Ouray: 4303-321-00-148 4303-291-00-149	1, 3	One 520-ac parcel with a 6-ac HQ area and a 3-ac building area that each include one residence and ag structures.
Dallas Divide	549	*0*	*549*	San Miguel Ouray	12/20/07 12/20/07	#398969 #196793	TNC TNC	San Miguel: 4303-312-04-004 Ouray: 4303-303-16-001	1, 3	One 549-ac parcel with a 5-ac HQ area that includes one residence and ag structures.

Dallas Divide	409	*0*	*300*	San Miguel Ouray	12/21/07 12/21/07	#398968 #196794	TNC TNC	San Miguel: 4519-062-00-006 Ouray: 4303-323-00-001	1, 3	This 409-ac parcel may be divided into two parcels of at least 35 acres. Each may have a 5-ac building area that includes one residence and ag structures.
Double E Bar	35	*0*	*35*	San Miguel	12/21/07	#398968	TNC	4519-062-00-007	1, 3	One 35-ac parcel with a 5-ac building area that includes one residence.
Herndon	1240	*369*	*0*	San Miguel	12/28/00 12/28/00	#338869 #338871	SMCF SMCF	4559-302-00-021	1, 2, 3	One 1240-ac parcel with a 10-ac HQ area that includes one residence and ag structures.
Hughes, Beaver Mesa	2082	*2060*	*0*	San Miguel	12/27/07 12/4/08 8/14/09 11/17/11	#399060 #404920 #408346 #420621	CCALT CCALT CCALT CCALT	4559-233-00-152 4559-144-00-054 4559-224-00-055 4559-141-01-007	1, 3	This 2082-ac parcel may be divided into two parcels of at least 500 acres. Four building areas each include one residence and ag structures.
Kelly	1034	*940*	*0*	San Miguel	12/19/06 12/20/06 11/25/08 12/10/08	#389097 #389116 #404810 #404998	SMCF SMCF SMCF SMCF	4529-311-00-017 4529-311-00-018	1, 2, 3	One 1034-ac parcel with a 5-ac building area that includes one residence and ag structures.
O2B29	770	*220*	*0*	San Miguel	6/25/01 6/27/03 7/29/04	#342219 #358323 #368117	CCALT CCALT CCALT	4555-262-00-018	1, 2, 3	One 770-ac parcel from which a 35 acre parcel may be divided that includes one residence.
PEMF	82	*0*	*82*		5/26/00	#334479	SMCF	4523-012-06-006	1, 3	One 82-ac parcel that includes one residence and ag structures.
Young*	365	*0*	*0*	San Miguel	6/23/03 7/12/01 7/12/01	#358375 #342692 #342693	CCALT CCALT CCALT	4525-183-00-091	1, 2, 3	One 365-ac parcel with no building areas. No residences.
Total CE Acres:	**12,243**	***6,938***	***1,486***							
Total Private Land Acres (*per* USFWS):		***28,218***	***20,117***							
CE Percent:		***25%***	***7%***							

*Young: Not within USFWS mapped habitat, but the conservation easement states that Gunnison sage-grouse are on the property.

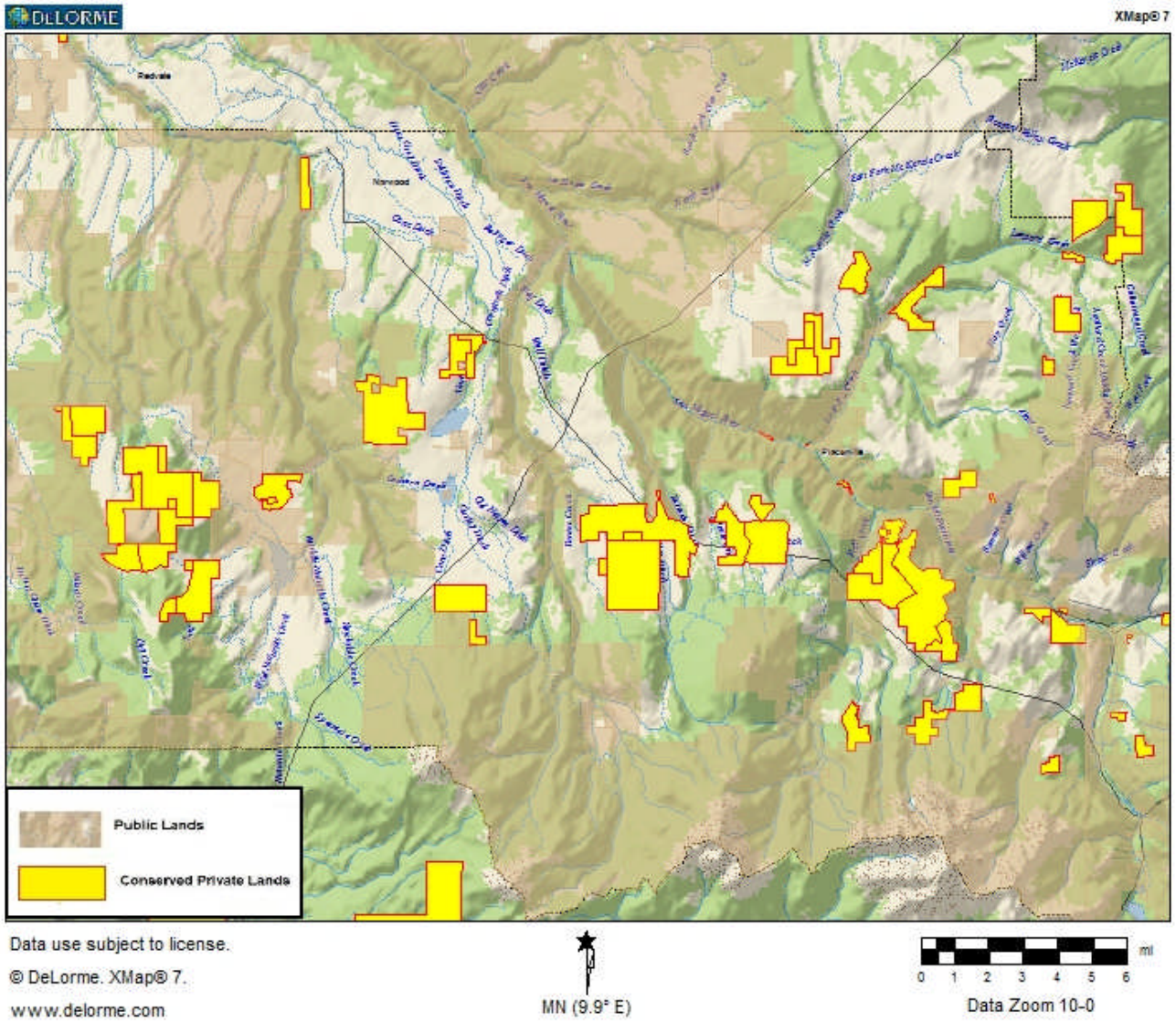
Management Requirements:

1. Standard management requirements for conservation easements: The conservation values must be sustained in perpetuity. Agriculture must be conducted using stewardship and management methods that preserve soil productivity, maintain natural stream channels, prevent soil erosion, minimize invasive species, avoid unsustainable livestock grazing practices, and minimize loss of vegetative cover. Trees may be cut to control insects and disease, to maintain the character and nature of wildlife habitat, to control invasive species, to prevent personal injury and property damage, and for domestic uses on the property. Surface mining is prohibited. Low-impact recreational uses such as wildlife watching, hiking, cross-country skiing, hunting and fishing are permitted. Noxious weeds and invasive plant species must be controlled. Water rights are permanently attached to the property. Surface disturbance is prohibited. Industrial uses are prohibited. Commercial uses must be consistent with the conservation values. Trash accumulation is prohibited. Motor vehicle use is restricted. Roads and driveways are restricted and cannot be paved.
2. This easement received funding from (or was donated to) one or more state or federal agencies. A five-year management plan is required by either the State of Colorado or the NRCS.
3. Habitat for Gunnison Sage-grouse is specifically mentioned in the easement as one of the conservation values that must be sustained in perpetuity.

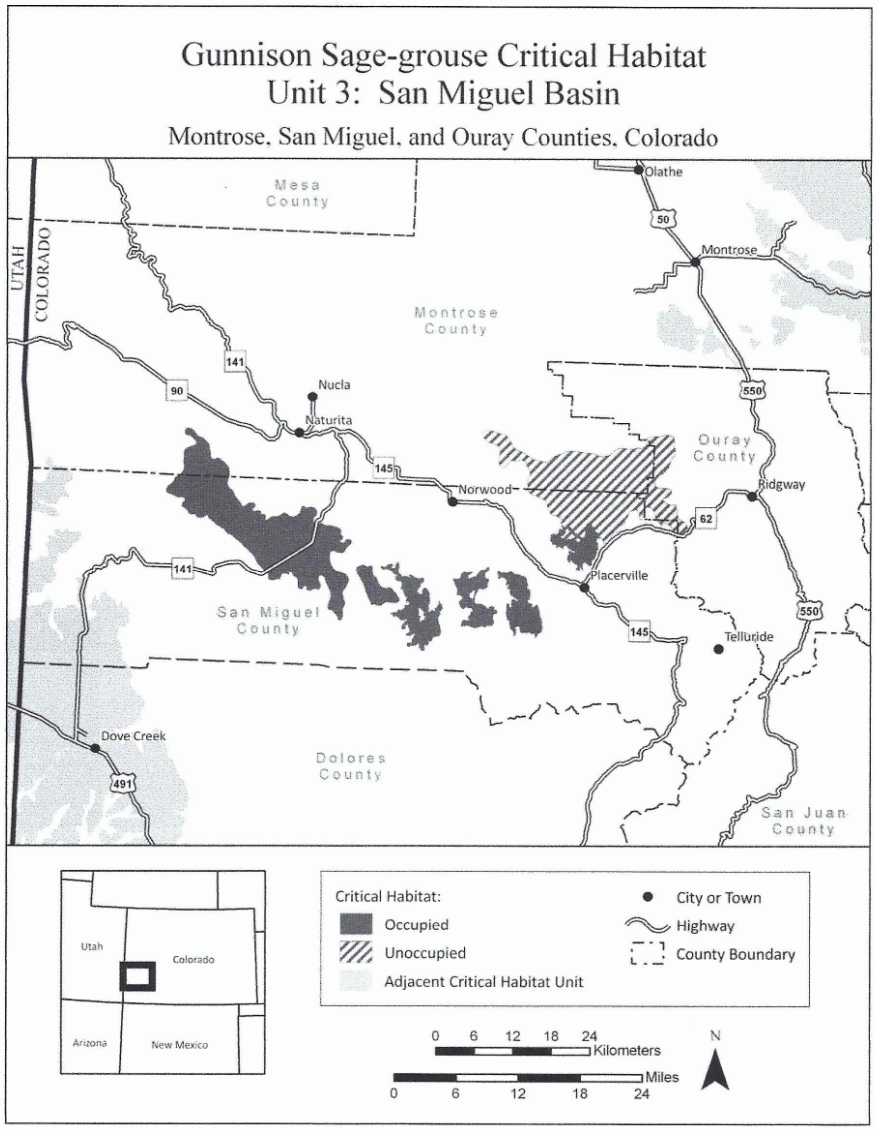
Holders of Conservation Easements:

CCALT	=	Colorado Cattlemen's Agricultural Land Trust
CDOW	=	State of Colorado, Department of Natural Resources, *formerly* Colorado Division of Wildlife, *now* Colorado Parks and Wildlife
COL	=	Colorado Open Lands
SMCF	=	San Miguel Conservation Foundation
TLR	=	Trust for Land Restoration

Conservation Easements on Private Land in the San Miguel Basin



Critical Habitat in Unit 3, San Miguel Basin

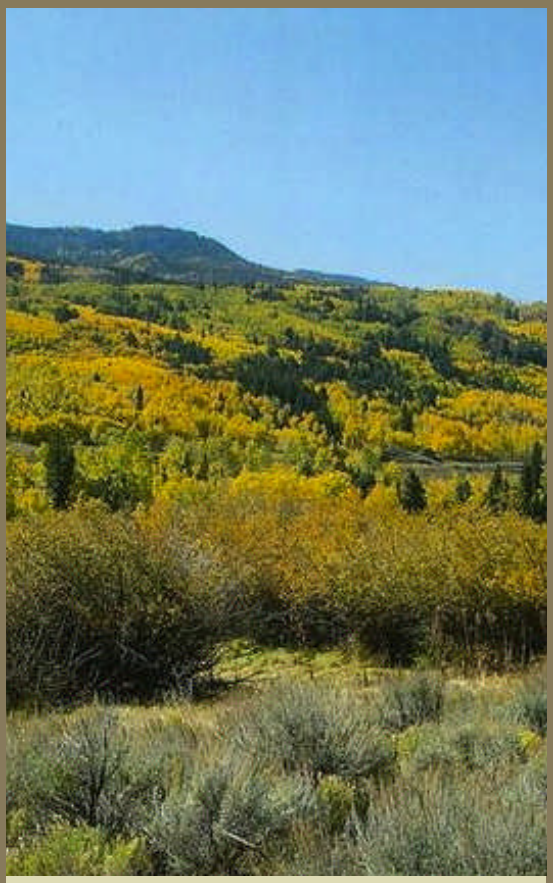


(9) Unit 4: Cerro Summit-Cimarron-Sims Mesa: Montrose, Ouray, and Gunnison Counties, Colorado.

(i) *General Description:* 25,377 ha (62,708 ac); 3.7 percent of all critical habitat.

(ii) Map of Unit 4, Cerro Summit-Cimarron-Sims Mesa: Montrose, Ouray, and Gunnison Counties, Colorado, follows:

Unit 4:
Cerro Summit - Cimarron - Sims Mesa



Gunnison Sage-grouse USFWS Critical Habitat
Conservation Easements in Unit 4: Cerro Summit-Cimarron-Sims Mesa

Current Owner	**Total CE Acres**	***Acres in Occupied Habitat***	***Acres in Unocc. Habitat***	**County**	**CE Date**	**Reception Number**	**Holds the CE**	**Parcel Number**	**Mgmt. Codes**	**Easement Terms in Perpetuity** *(HQ = headquarters)*
Allison	80	*0*	*80*	Montrose	12/31/02	#682438	BCRLT	3771-074-00-012	1	One 80-ac parcel with no building areas. No structures.
Collins	324	*0*	*325*	Gunnison	9/12/07	#578716	BCRLT	3987-000-00-006	1	One 324-ac parcel with a 3-ac HQ area that includes three residences and ag structures.
Collins	155	*155*	*0*	Gunnison	12/21/06	#571843	BCRLT	3987-000-00-018	1, 3	One 155-ac parcel with a 3-ac building area that includes two residences and ag structures, and a 5-ac building area that includes one residence.
Deming Kinikin	140	*0*	*140*	Montrose	12/13/04	#729991	BCRLT	3991-123-00-001	1	One 70-ac parcel with a 3-ac HQ area that includes one residence and ag structures.
Denham Kinikin	149	*0*	*149*	Montrose	12/13/07	#784420	BCRLT	3991-104-00-023	1	One 149-ac parcel with two 3-ac building areas that each include one residence and ag structures.
EGR	1394	*1394*	*0*	Montrose	12/26/03	#714148	RMEF	3987-071-00-003	1	One 1394-ac parcel with ag structures only. No residences.
Farnsworth	41	*41*	*0*	Montrose	9/13/06	#761261	BCRLT	3987-262-00-003	1	One 41-ac parcel with a 3-ac HQ area that includes one residence and ag

										structures, and one 0.5-ac historic homestead area that includes a seasonal use only residence.
Hale	110	*0*	*110*	Montrose	11/28/05 12/29/06	#747350 #765676	BCRLT BCRLT	3771-292-00-042	1	One 110-ac parcel with a 3-ac building area that includes one residence and ag structures.
Hale	170	*0*	*170*	Montrose	10/14/10	#818545	BCRLT	3769-244-00-064	1	One 170-ac parcel with no building areas. No structures.
Howell	1164	*1164*	*0*	Montrose	6/11/99	#652864	BCRLT	3989-111-00-020 3989-111-00-023	1	One 1124-ac parcel with two 5-ac building areas that each include one residence. One area may include ag structures. Also one 40-ac parcel with a 5-ac building area that includes on residence.
Mazzia	333	*0*	*333*	Montrose	12/30/96	#624155	BCRLT	3771-204-00-017 3771-291-00-039	1	One 333-ac parcel that may be divided into two parcels, each with a 4-ac building area that includes one residence and ag structures.
Mazzia	200	*0*	*200*	Montrose	7/2/01	#675709	BCRLT	3771-201-00-011	1	One 200-ac parcel with a 2-ac building area that includes one residence and ag structures.
Muhr	75	*0*	*75*	Montrose	8/23/99 9/16/99 8/15/00 12/4/01	#655357 #656119 #665785 #681562	TCF to NPS to NPS NPS	3771-092-00-009 3771-093-00-012	1, 2	One 37-ac parcel and one 38-ac parcel, each with a building area that includes one

					9/15/06 6/21/07 12/13/11	#763494 #776025 #830514	TCF TCF TCF			residence.
Perrin	120	*120*	*0*	Montrose	12/26/07	#784949	BCRLT	3987-224-00-025	1	One 120-ac parcel with a 3-ac building area that includes two residences and ag structures, and a 1-ac building area that includes one residence.
Sanburg	46	*0*	*46*	Montrose	12/4/01	#681562	NPS	3719-294-00-001	1	One 46-ac parcel with no building areas. No structures.
Sanburg	2146	*0*	*2146*	Montrose	8/23/99 9/16/99 8/15/00 12/4/01 9/15/06 6/21/07 12/13/11	#655357 #656119 #665785 #681562 #763494 #776025 #830514	TCF to NPS to NPS NPS TCF TCF TCF	3771-081-00-008 3719-251-00-006 3719-264-00-001	1, 2	One 2119-ac parcel with no building areas, no structures and one gravel pit. Also one 27-ac parcel with a building area that includes one residence and ag structures.
Simmons	400	*400*	*0*	Gunnison	12/16/02 11/17/03	#526476 #536743	CCALT CCALT	3987-000-00-023 3985-000-00-042	1	One 400-ac parcel with a HQ area that includes residences and ag structures.
Sitts, King, Woodland	39	*39*	*0*	Montrose	11/15/04	#728470	BCRLT	3993-181-00-025 3993-181-00-026 3993-181-00-027	1	Three parcels of 16, 11 and 11 acres, separately owned, each with a 1-ac building area that includes one residence and ag structures.
Stoney Point	680	*682*	*0*	Montrose	12/24/03	#714198	BCRLT	3989-084-00-011 3989-053-00-007	1, 3	One 680-ac parcel with two 3-ac building areas that each include one residence

										and ag structures.
Total CE Acres:	**7766**	***3995***	***3774***							
Total Private Land Acres (*per* USFWS):		***28,218***	***20,117***							
CE Percent:		***14%***	***19%***							

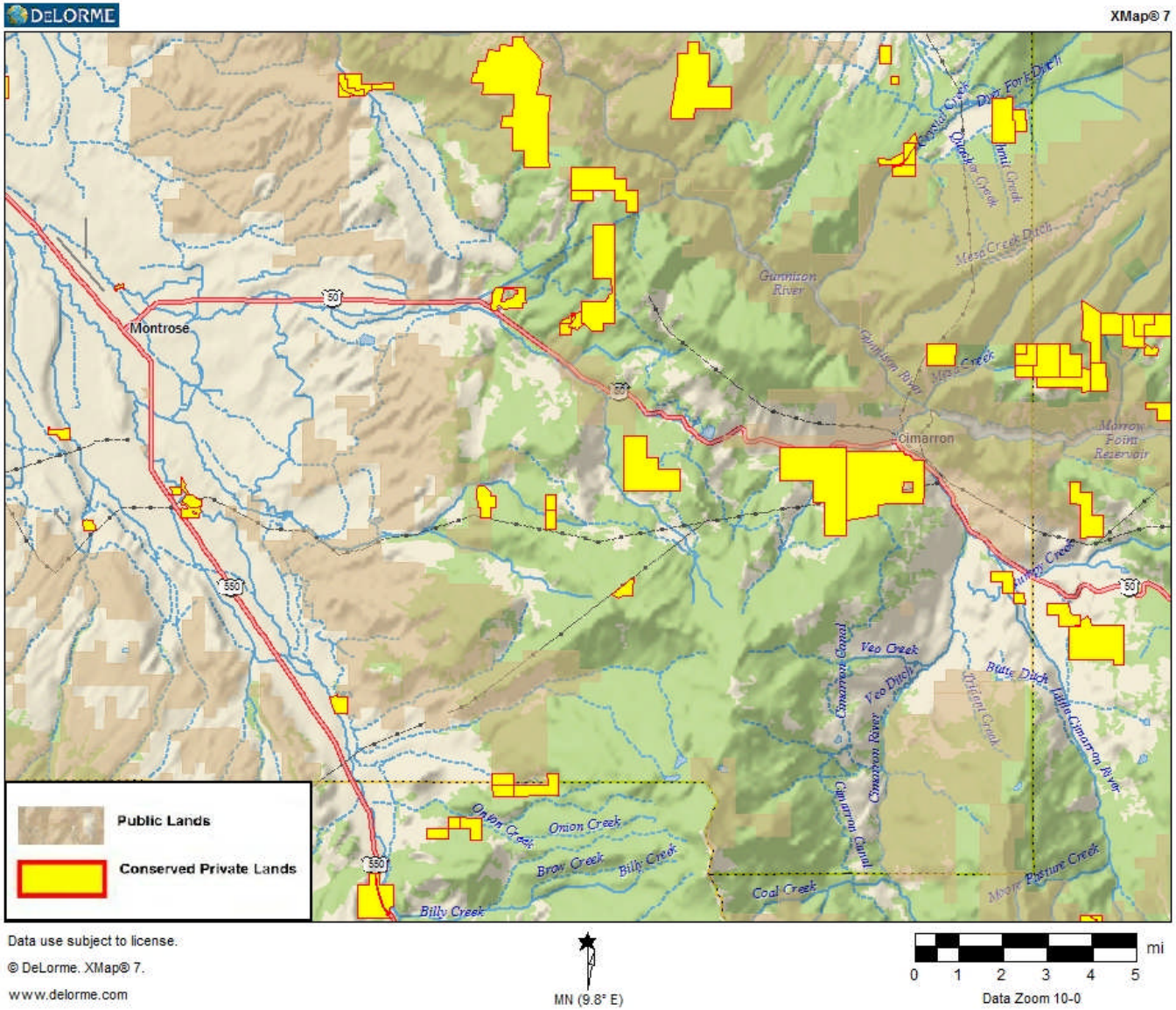
Management Requirements:

1. Standard management requirements for conservation easements: The conservation values must be sustained in perpetuity. Agriculture must be conducted using stewardship and management methods that preserve soil productivity, maintain natural stream channels, prevent soil erosion, minimize invasive species, avoid unsustainable livestock grazing practices, and minimize loss of vegetative cover. Trees may be cut to control insects and disease, to maintain the character and nature of wildlife habitat, to control invasive species, to prevent personal injury and property damage, and for domestic uses on the property. Surface mining is prohibited. Low-impact recreational uses such as wildlife watching, hiking, cross-country skiing, hunting and fishing are permitted. Noxious weeds and invasive plant species must be controlled. Water rights are permanently attached to the property. Surface disturbance is prohibited. Industrial uses are prohibited. Commercial uses must be consistent with the conservation values. Trash accumulation is prohibited. Motor vehicle use is restricted. Roads and driveways are restricted and cannot be paved.
2. This easement received funding from (or was donated to) one or more state or federal agencies. A five-year management plan is required by either the State of Colorado or the NRCS.
3. Habitat for Gunnison Sage-grouse is specifically mentioned in the easement as one of the conservation values that must be sustained in perpetuity.

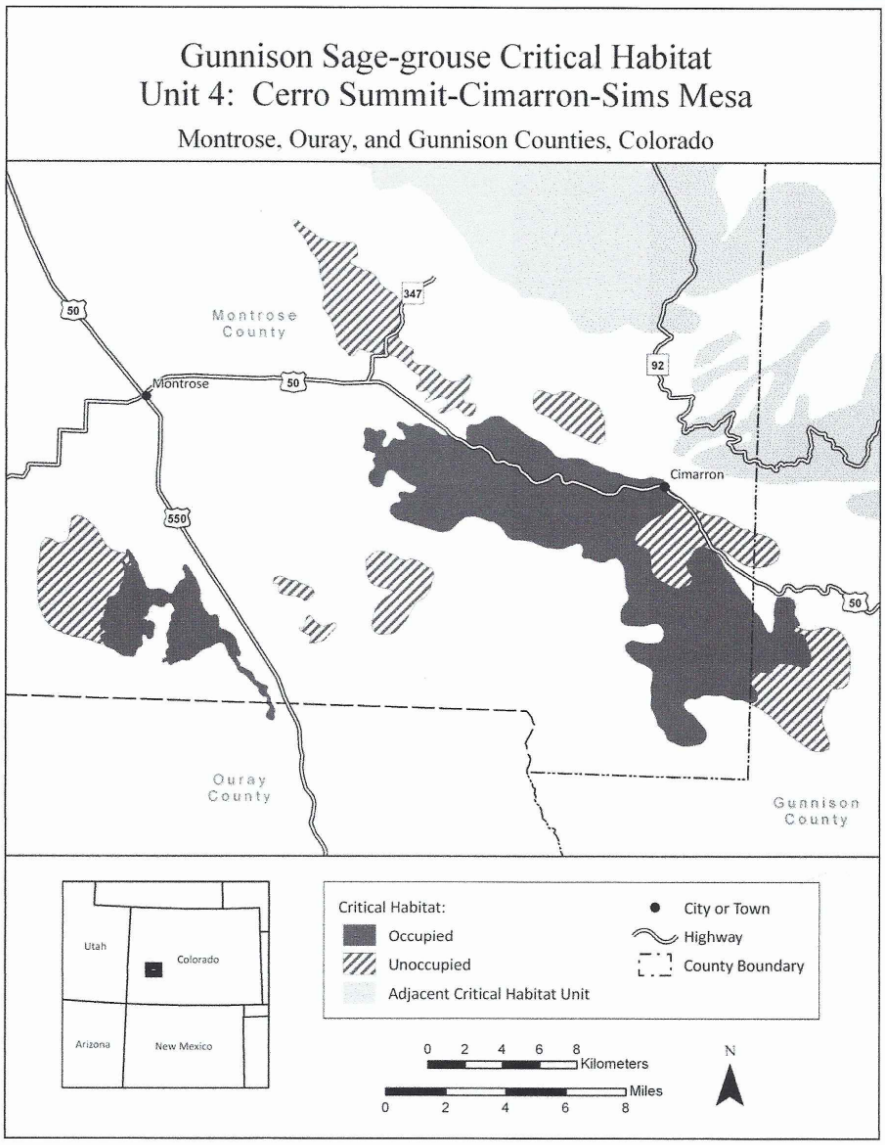
Holders of Conservation Easements:

BCRLT = Valley Land Conservancy *dba* Black Canyon Regional Land Trust
CCALT = Colorado Cattlemen's Agricultural Land Trust
NPS = National Park Service
RMEF = Rocky Mountain Elk Foundation
TCF = The Conservation Fund

Conservation Easements on Private Land in the Cerro Summit-Cimarron-Sims Mesa Area



Critical Habitat in Unit 4, Cerro Summit-Cimarron-Sims Mesa



(10) Unit 5: Crawford: Delta, Montrose, and Gunnison Counties, Colorado.

(i) *General Description:* 39,304 ha (97,123 ac); 5.7 percent of all critical habitat.

(ii) Map of Unit 5, Crawford: Delta, Montrose, and Gunnison Counties, Colorado, follows:

Unit 5:
Crawford

Gunnison Sage-grouse USFWS Critical Habitat
Conservation Easements in Unit 5: Crawford

Current Owner	**Total CE Acres**	***Acres in Occupied Habitat***	***Acres in Unocc. Habitat***	**County**	**CE Date**	**Reception Number**	**Holds the CE**	**Parcel Number**	**Mgmt. Codes**	**Easement Terms in Perpetuity** *(HQ = headquarters)*
Adam	313	*0*	*313*	Delta	9/20/05 12/28/06 12/17/07	#595715 #610883 #621565	BCRLT BCRLT BCRLT	3501-173-00-006 3501-173-00-006 3501-173-00-006	1	One 313-ac parcel with a 3-ac HQ area that includes two residences and ag structures.
Ayer	525	*0*	*525*	Montrose	12/24/08	#797911	COL	3717-013-00-012	1, 3	One 525-ac parcel with no building areas. Three hunting cabins allowed.
Ayer	640	*640*	*0*	Montrose	12/27/10	#820821	COL	3717-132-00-005	1, 3	One 640-ac parcel with two 7-ac building areas that each include one residence and ag structures.
Bendele	65	*0*	*65*	Montrose	11/10/04	#728496	BCRLT	3503-302-00-012	1	One 65-ac parcel with a 2-ac HQ area that includes two residences and ag structures.
Burke	50	*0*	*50*	Delta	7/25/08	#627555	COL	3503-202-01-001 3503-202-01-003 3503-202-01-002 3503-201-00-010	1	One 50-ac parcel with a 3-ac HQ area that includes one residence and ag structures.
Canyon Ranch	694	*0*	*694*	Delta	12/31/96	#501409	BCRLT	3451-253-00-004 3451-252-00-003 3451-252-00-002 3449-303-00-004 3449-301-00-008 3449-311-00-008	1	One 659-ac parcel with a 10-ac HQ area that includes two residences and ag structures, and one 35-ac parcel that includes one residence.
Canyon Ranch	1032	*0*	*1032*	Delta	12/28/01	#550675	COL	3451-261-00-002 3451-202-00-003 3451-201-00-001	1	One 1032-ac parcel with a HQ area and a second building area that each include one residence and ag structures.
Clagett	155	*0*	*155*	Delta	8/16/04 11/17/06	#582665 #609837	BCRLT BCRLT	3501-154-00-020 3501-154-00029	1	One 115-ac parcel and one 40-ac parcel, each

								3501-154-00-028 3501-154-00-006		with a 2-ac HQ area that includes one residence and ag structures.
Gallob	142	*0*	*142*	Delta	12/16/05	#598756	BCRLT	3503-201-01-003 3503-201-01-002 3503-212-01-006 3503-212-01-007	1	Four 35-ac parcels, each with a 2-ac HQ area that includes one residence and ag structures.
Gates Camp	324	*0*	*324*	Montrose	10/19/10	#818657	BCRLT	3715-353-00-019 3773-022-00-003	1	One 324-ac parcel with a 3-ac HQ area that includes two seasonal residences and ag structures.
Groome	100	*0*	*100*	Delta	12/20/05	#598878	BCRLT	3501-174-00-004	1	This 100-ac parcel may be split into two parcels. Each parcel may have a 3-ac HQ area that includes one residence and ag structures.
Groome	159	*0*	*159*	Delta	12/21/06 12/20/07	#610721 #621605	BCRLT BCRLT	3501-171-00-001	1	One 159-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Hart	1912	*0*	*1912*	Montrose	12/17/07 12/19/08 12/09/09 4/7/10 3/2/11 6/11/12	#784506 #797807 #809144 #812702 #822640 #835906	CCALT CCALT CCALT CCALT CCALT CCALT	3503-301-00-031	1	One 1912-ac parcel with a 1-ac area and a 3.5-ac area for ag structures only. No residences.
Hart	66	*66*	*0*	Montrose	11/24/04 12/2/04	#729250 #729550	BCRLT BCRLT	3715-332-00-010 3715-283-00-019	1	One 66-ac parcel with a 2-ac HQ area that includes one residence and ag structures.
Jackson	109	*0*	*109*	Montrose	12/30/09	#809786	BCRLT	3501-291-00-033	1	One 109-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Klaseen	400	*0*	*400*	Delta	12/3/09 10/15/10	#639460 #646084	COL COL	3449-314-00-011 3499-124-00-002 3499-122-00-001	1	One 400-ac parcel with a 3-ac HQ area and a 3-ac building area that each

										include one residence and ag structures.
Klaseen	970	*430*	*540*	Montrose	12/30/09 12/27/10 6/6/11	#809822 #820797 #825405	COL COL COL	3717-023-00-002	1, 3	One 970-ac parcel with a 10-ac HQ area that includes one residence and ag structures.
LeValley	420	*420*	*0*	Montrose	3/21/13	#844656	BCRLT	3717-221-01-005	1, 3	One 420-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
LeValley	310	*310*	*0*	Montrose	9/29/06	#762028	CDOW	3717-221-01-005	1, 2, 3	One 310-ac parcel with no building areas.
LeValley	583	*583*	*0*	Montrose	5/11/04	#719731	CDOW	3717-073-00-002	1, 2, 3	One 583-ac parcel with no building areas.
McLaughlin	180	*0*	*180*	Montrose Gunnison	3/28/12	#833685 #612071	CCALT CCALT	3715-000-00-012 3715-351-10-002	1	One 180-ac parcel with a 5-ac HQ area that includes two residences and ag structures, and a 2-ac building area that includes one residence.
McLaughlin	80	*0*	*80*	Montrose	12/31/07	#784948	BCRLT	3773-021-00-010 3715-354-00-001	1	One 80-ac parcel with a 3-ac HQ area that includes one residence and ag structures.
Mesa Ranch	739	*739*	*0*	Delta	12/31/96	#501406 #630079	BCRLT BCRLT	3451-362-00-003 3499-101-00-001	1	One 739-ac parcel with existing ag structures. Residences not specified.
Mugford	123	*0*	*123*	Delta	11/16/04 9/30/05	#585498 #596117	BCRLT BCRLT	3501-143-00-019 3501-232-00-015	1	One 123-ac parcel with two 2-ac areas that each include one residence and ag structures.
Murray	67	*0*	*67*	Montrose	12/26/06	#765541	BCRLT	3501-223-00-031	1	One 67-ac parcel with a 2-ac HQ area that includes two residences and ag structures.
Nelson	130	*0*	*130*	Delta Montrose	Fall 2013	Pending	COL	3503-203-00-006	1	One 130-ac parcel with a 5-ac HQ area that includes one residence and ag structures.

Pipher	81	*0*	*81*	Montrose	12/27/05	#748704	BCRLT	3715-211-01-002	1	One 81-ac parcel with a 3-ac HQ area that includes one residence and ag structures.
Pipher	142	*0*	*142*	Montrose	12/18/06 12/18/06 9/21/04	#765299 #765298 #583599	BCRLT BCRLT BCRLT	3773-043-00-012 3773-081-00-015	1	One 142-ac parcel with a 5-ac HQ area that includes one residence, two seasonal cabins and ag structures, and a 3-ac building area that includes one residence and ag structures.
Pipher	133	*0*	*133*	Montrose	12/27/07	#784836	BCRLT	3715-201-00-028	1	One 133-ac parcel with a 3-ac HQ area that includes one residence and ag structures.
Ritschard	85	*0*	*85*	Montrose	12/27/07	#784835	BCRLT	3773-042-00-014	1	One 85-ac parcel with a 1-ac HQ area that includes one residence and ag structures.
Smith	85	*0*	*85*	Montrose	12/27/06	#765548	COL	3501-282-00-030	1	One 85-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Smith Fork	159	*0*	*159*	Delta	12/29/08	#631062	BCRLT	3447-313-00-003	1	One 159-ac parcel with a 5-ac HQ area that includes one residence and ag structures and a 3-ac area that includes two residences.
Stahl	41	*0*	*41*	Delta	11/17/06	#609836	BCRLT	3501-153-00-005	1	One 40-ac parcel with a 2-ac HQ area that includes one residence and ag structures.
Tabuteau	232	*0*	*232*	Montrose	12/19/07	#784625	COL	3501-272-00-002	1	One 232-ac parcel with a 5-ac HQ area and a 3-ac area that each include one residence and ag structures.

Todd	809	*282*	*527*	Delta Montrose Delta Montrose Delta	12/23/08 12/29/08 12/30/09 12/30/09 12/29/10	#630996 #797977 #639994 #809814 #647861	COL COL COL COL COL	3499-244-00-005 3501-193-00-011 3501-193-00-010 3501-192-00-005 3499-244-00-008 3499-241-00-007 3501-182-00-014	1	One 809-ac parcel with a 7-ac HQ area that includes two residences and ag structures. This parcel may be divided into two parcels no smaller than 150 acres.
Zeldenthuis	80	*0*	*80*	Delta	12/29/05	#599098	BCRLT	3501-202-00-010	1	One 80-ac parcel with no building areas and no structures.
Total CE Acres:	**12,135**	***3,470***	***8,665***							
Total Private Land Acres (*per* USFWS):		***8,481***	***44,552***							
CE Percent:		***41%***	***20%***							

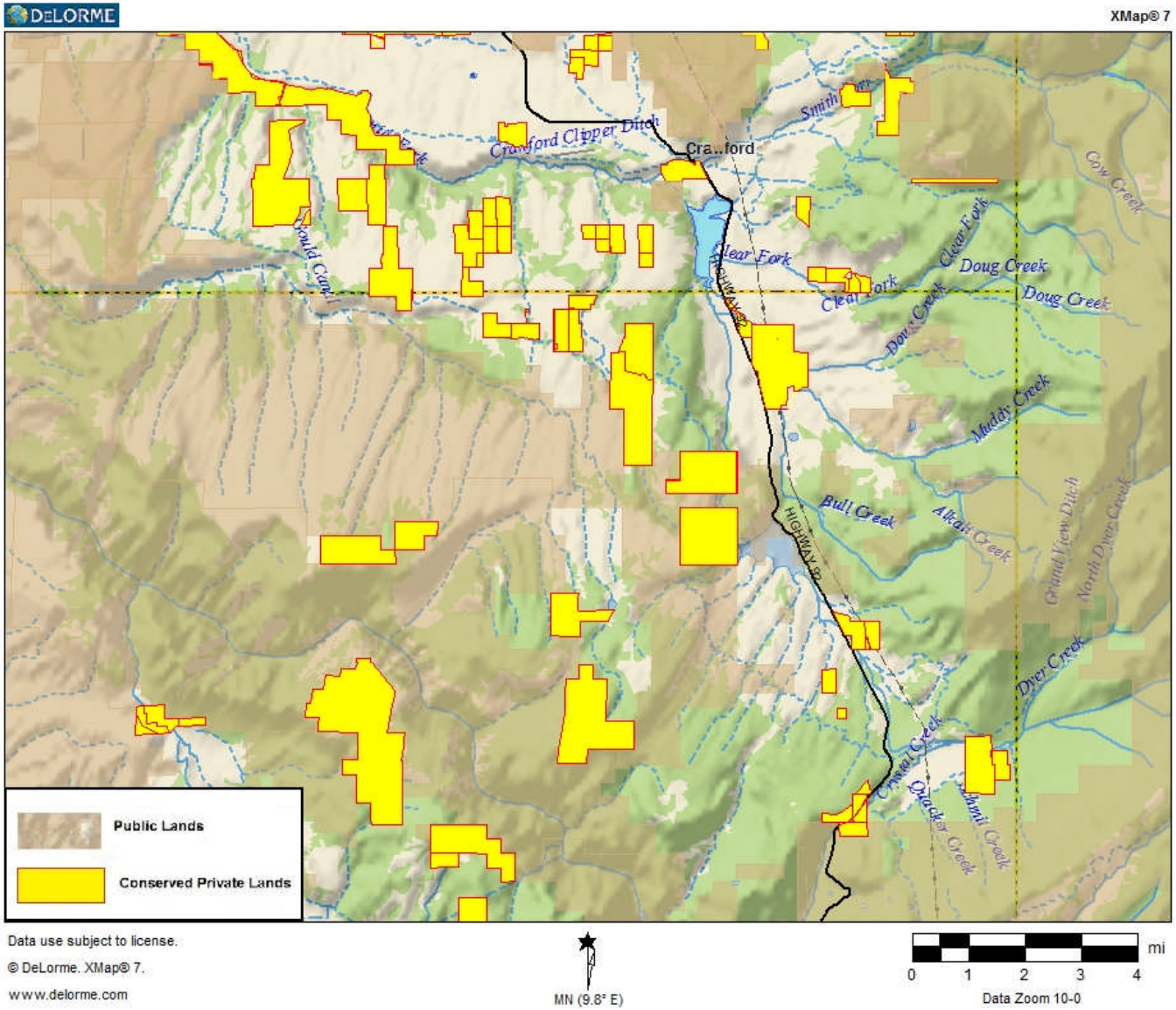
Management Requirements:

1. Standard management requirements for conservation easements: The conservation values must be sustained in perpetuity. Agriculture must be conducted using stewardship and management methods that preserve soil productivity, maintain natural stream channels, prevent soil erosion, minimize invasive species, avoid unsustainable livestock grazing practices, and minimize loss of vegetative cover. Trees may be cut to control insects and disease, to maintain the character and nature of wildlife habitat, to control invasive species, to prevent personal injury and property damage, and for domestic uses on the property. Surface mining is prohibited. Low-impact recreational uses such as wildlife watching, hiking, cross-country skiing, hunting and fishing are permitted. Noxious weeds and invasive plant species must be controlled. Water rights are permanently attached to the property. Surface disturbance is prohibited. Industrial uses are prohibited. Commercial uses must be consistent with the conservation values. Trash accumulation is prohibited. Motor vehicle use is restricted. Roads and driveways are restricted and cannot be paved.
2. This easement received funding from (or was donated to) one or more state or federal agencies. A five-year management plan is required by either the State of Colorado or the NRCS.
3. Habitat for Gunnison Sage-grouse is specifically mentioned in the easement as one of the conservation values that must be sustained in perpetuity.

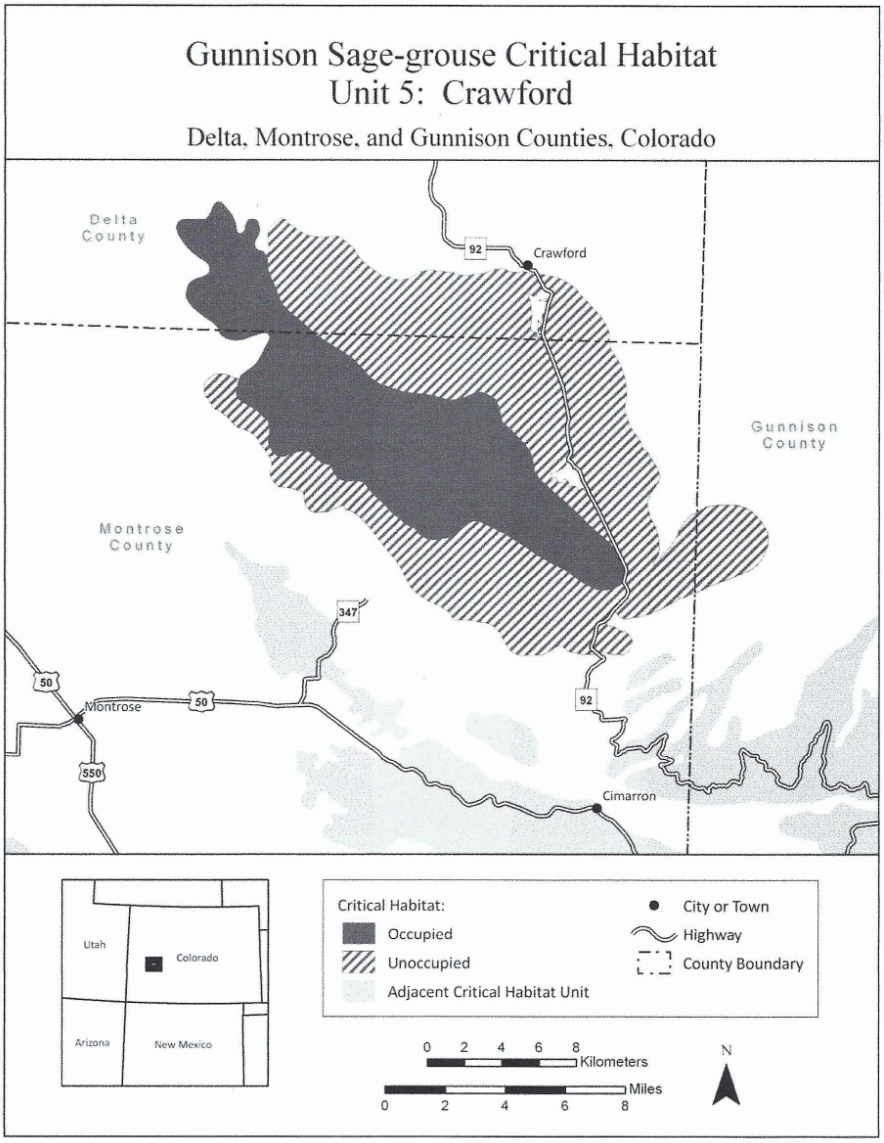
Holders of Conservation Easements:

BCRLT = Valley Land Conservancy *dba* Black Canyon Regional Land Trust
CCALT = Colorado Cattlemen's Agricultural Land Trust
CDOW = State of Colorado, Department of Natural Resources, *formerly* Colorado Division of Wildlife, *now* Colorado Parks and Wildlife
COL = Colorado Open Lands

Conservation Easements on Private Land in the Crawford Area



Critical Habitat in Unit 5, Crawford



(11) Unit 6: Gunnison Basin: Gunnison, Saguache, Montrose, and Hinsdale Counties, Colorado.

(i) *General Description:* 298,173 ha (736,802 ac); 43.2 percent of all critical habitat.

(ii) Map of Unit 6, Gunnison Basin: Gunnison, Saguache, Montrose, and Hinsdale Counties, Colorado, follows:

Unit 6:
Gunnison Basin

Gunnison Sage-grouse USFWS Critical Habitat
Conservation Easements in Unit 6: Gunnison Basin

Current Owner	**Total CE Acres**	***Acres in Occupied Habitat***	***Acres in Unocc. Habitat***	**County**	**CE Date**	**Reception Number**	**Holds the CE**	**Parcel Number**	**Mgmt. Codes**	**Easement Terms in Perpetuity** *(HQ = headquarters)*
Alexander	590	*590*	*0*	Gunnison	12/19/03 12/30/09 12/30/09	#537905 #596113 #596114	RMEF RMEF RMEF	3983-000-00-086	1	One 590-ac parcel with no building areas.
Allen	1190	*1190*	*0*	Gunnison	11/14/03 11/14/03 11/14/03	#536700 #536701 #546702	COL COL COL	3515-000-00-040 3517-000-00-016 3517-000-00-018 3701-000-00-202 3699-000-00-123	1, 2, 3	One 1070-ac parcel, one 40-ac parcel, one 40-ac parcel added to an adjacent parcel, and one 80-ac parcel added to another adjacent parcel. No building areas. No residences.
Altman	36	*0*	*36*	Gunnison	12/29/06	#571973	BCRLT	3779-000-01-003	1	One 36-ac parcel with no building areas.
Anders	874	*874*	*0*	Gunnison	10/24/00	#507021	CBLT	3435-000-00-027	1	One 874-ac parcel with a HQ area that includes two residences and ag structures.
Ballantyne	560	*560*	*0*	Gunnison	6/30/06	#566574	CDOW	3789-000-00-035 3973-000-00-004	1, 2, 3	One 560-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Bear Ranch	910	*910*	*0*	Gunnison	12/21/07 12/21/07 12/21/07 12/21/07 12/21/07	#581193 #581194 #581195 #581196 #581197	TNC TNC TNC TNC TNC	3781-000-00-022	1, 3	Five 182-ac parcels, each with a 5-ac HQ area that includes one residence and ag structures.
Black Mesa Land	1687	*0*	*1687*	Montrose Gunnison	11/11/03 8/11/04 11/9/05 12/14/07 12/31/08 12/13/10 11/9/05 11/22/06 12/14/07	#712528 #725499 #746491 #784493 #798038 #820354 #560557 #571155 #581049	BCRLT BCRLT BCRLT BCRLT BCRLT BCRLT BCRLT BCRLT BCRLT	3773-351-00-025 3777-000-00-008	1	One 1687-ac parcel with no building areas.

					12/30/08 12/14/09 12/14/10 11/4/11	#588351 #595993 #602553 #609307	BCRLT BCRLT BCRLT BCRLT			
Callihan	254	*254*	*0*	Saguache	4/8/11	#369176	CCALT	3969-201-00-040	1, 2, 3	One 254-ac parcel with a 10-ac HQ area that includes one residence and ag structures.
Cochetopa Creek	1100	*1100*	*0*	Saguache	12/14/07 12/27/10	#360693 #368381	CCALT CCALT	4325-153-00-009	1	One 1100-ac parcel with a 20-ac HQ area that includes up to five residences, four cabins and ag structures, and a 15-ac HQ that includes three residences and ag structures. This parcel may be divided into either a 940-ac parcel and a 160-ac parcel, or two parcels of at least 500 acres.
Cole	307	*307*	*0*	Gunnison Saguache	12/21/99 12/21/99	#498780 #328878	CCALT CCALT	3969-000-00-022 3969-161-00-016	1, 2, 3	One 307-ac parcel with a HQ area that includes one residence and ag structures.
Cross Bar	643	*0*	*643*	Saguache	12/20/10	#368328	COL	3963-154-00-008 3963-224-00-018	1, 2	One 643-ac parcel with a 2-ac area and a 5-ac area, each with one residence and ag structures.
Curecanti	8884	*0*	*8884*	Gunnison	3/10/98 12/14/00	#482312 #507686	RMEF RMEF	3779-000-00-026	1	One 8884-ac parcel with a HQ area that includes one residence and ag structures, a 10-ac area with one residence and ag structures, and a defined development area for up to four residences or three residences and a lodge. Also one remote

										seasonal cabin.
Double Heart	872	*872*	*0*	Gunnison	6/23/98	#484625	TNC	3969-000-00-009 3793-000-00-028 3793-000-00-042	1, 2, 3	One 872-ac parcel with a HQ area that includes one residence and ag structures.
Double Heart	360	*360*	*0*	Gunnison Saguache	12/18/03 12/18/03	#537679 #343697	RMEF RMEF	3967-000-00-011 3967-171-00-006	1	One 360-ac parcel with a 5-ac HQ area that includes three residences and ag structures.
Eagle Ridge	4351	*4351*	*0*	Gunnison	3/16/94 1/27/00 1/27/00	#450091 #499356 #499359	(none)	3513-000-00-002 3515-000-00-024 3515-000-02-001 3515-000-03-001 3515-000-01-001	1	One 4351-ac parcel with two residences, two cabins and ag structures. Although not a traditional CE, the recorded "Conservation Covenants" restrict subdivision and development in perpetuity.
Elze	184	*184*	*0*	Gunnison	11/14/03	#536700	COL	3515-000-00-034	1, 2, 3	One 184-ac parcel with a 5-ac HQ area that includes one residence and ag structures, and a 6-ac area for ag structures only. The 5-ac area may be separated.
Elze	113	*113*	*0*	Gunnison	11/14/03	#536700	COL	3701-000-00-162	1, 2, 3	One 113-ac parcel with a 10-ac HQ area and a 5-building area that each include one residence and ag structures. The 5-ac area may separated.
Field	594	*594*	*0*	Gunnison	10/20/98	#489010	CCALT	3791-000-00-049	1, 2, 3	One 594-ac parcel with a HQ area that includes two residences and ag structures.
Field	160	*160*	*0*	Gunnison	3/28/00	#500587	CCALT	3791-000-00-006	1, 2, 3	One 160-ac parcel with a HQ area that includes one residence and ag structures.

Flying W	2433	*2433*	*0*	Gunnison	12/20/02	#526681	TNC	4053-000-00-109	1, 3	One 2433-ac parcel with a 10-ac HQ area and two 5-ac building areas, each including one residence and ag structures.
Fulton	397	*0*	*397*	Gunnison	5/15/07 8/21/08	#575310 #585961	CCALT CCALT	3781-000-00-015 3781-000-00-012	1, 2	One 397-ac parcel with a HQ area that includes one residence, ag structures and one small seasonal cabin.
Fuyu Farms	97	*97*	*0*	Gunnison	12/22/00	#489010	CCALT	3791-000-00-006	1	Two parcels of 36 ac and 61 ac, each with a building area that includes one residence and ag structures.
Fuyu Farms	759	*759*	*0*	Gunnison	12/29/97	#480732	CCALT	3791-000-00-055	1	One 759-ac parcel with a HQ area that includes one residence and ag structures; up to three residences elsewhere.
Gateview	265	*0*	*265*	Gunnison	12/17/97	#480577	BLM	4245-000-00-037 4245-000-00-033 4245-000-00-011	1, 2	One 265-ac parcel with a HQ area that includes three residences and ag structures.
Graham	184	*184*	*0*	Gunnison	12/4/12	#617208	CBLT	3787-000-00-104	1, 3	One 184-ac parcel with a 3-ac HQ area that includes one residence and ag structures.
Guerrieri	160	*160*	*0*	Gunnison	10/25/99	#497480	CCALT	3439-000-00-012	1, 2	One 160-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Guerrieri Land and Cattle	115	*115*	*0*	Gunnison	12/13/05	#559345	COL	3701-000-00-149	1, 2	One 115-ac parcel with a HQ area that includes ag structures. No residences.
Guerrieri Land and Cattle	112	*112*	*0*	Gunnison	11/14/03	#536700	COL	3701-000-00-193	1, 2, 3	One 112-ac parcel with two areas for ag structures only. No residences.
Guerrieri	320	*320*	*0*	Gunnison	11/14/03	#536700	COL	3701-000-00-012	1, 2, 3	One 320-ac parcel with

Ranches					11/13/03	#536707	COL			no building areas.
Guerrieri Ranches	293	*293*	*0*	Gunnison	11/14/03 11/14/03	#536700 #536708	COL COL	3701-000-00-041 3701-000-00-192	1, 2, 3	One 293-ac parcel with a 27-ac HQ area that includes two residences and ag structures.
Gunnison Riverbanks	384	*384*	*0*	Gunnison	12/22/03 3/26/04	#537873 #540185	CBLT CBLT	3699-040-01-001	1	One 384-ac parcel with no building areas.
Gunnison Valley	160	*160*	*0*	Gunnison	6/10/13	#620623	CPW	3699-000-00-127	1, 2, 3	One 160-ac parcel with no building areas.
Hinkle	300	*300*	*0*	Gunnison	11/14/03 11/14/03	#536705 #536706	COL COL	3437-000-00-017	1	One 300-ac parcel with no building areas.
Hollenbeck	282	*282*	*0*	Gunnison	4/23/04	#541247	CCALT	3789-000-00-026	1, 2	One 282-ac parcel with no building areas.
Howell	623	*623*	*0*	Gunnison	6/11/99	#493735	BCRLT	4047-000-00-009	1	One 623-ac parcel with three 5-ac building areas that each include one residence and ag structures.
Irby	197	*197*	*0*	Gunnison	12/10/03	#537437	COL	3969-000-00-045	1, 2	One 197-ac parcel with a 7-ac HQ area that includes one residence and ag structures.
Irby	456	*456*	*0*	Gunnison	6/14/04 9/14/06	#543071 #569021	COL COL	3967-000-00-012	1, 2	One 456-ac parcel with an 8-ac HQ area that includes one residence and ag structures, and a 7-ac area for ag structures only.
Irby	321	*321*	*0*	Saguache	6/16/09	#364476	COL	3967-232-00-016	1, 2	One 321-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Kaichen	243	*243*	*0*	Gunnison	5/13/05 9/5/06	#561376 #569518	CDOW CDOW	3979-000-00-003	1, 3	This 243-ac parcel may be divided into two parcels, each with a building area that includes one residence; one also includes four cabins.
Knott	420	*0*	*420*	Gunnison	10/29/03 7/21/04	#536206 #544288	BCRLT BCRLT	3777-000-00-004 3779-000-00-009	1	One 420-ac parcel with a 2-ac HQ area that

					8/18/05 10/10/06	#557054 #570291	BCRLT BCRLT			includes one residence and ag structures.
Knott	120	*0*	*120*	Gunnison	10/23/09	#594746	BCRLT	3779-000-00-009	1	One 120-ac parcel with a 1-ac HQ area that includes one seasonal cabin and ag structures.
Kruthaupt	470	*470*	*0*	Gunnison	9/19/99	#496498	CCALT	3793-000-00-025 3793-000-00-068 3969-000-00-012	1, 2, 3	One 470-ac parcel with a 5-ac HQ area that includes two residences and ag structures.
Lone Oak, 5 Lazy K	358	*358*	*0*	Gunnison	9/15/00	#505162	CCALT	3789-000-00-069 3789-000-00-068	1, 2, 3	One 200-ac parcel and one 158-ac parcel, each with a HQ area that includes a residence and ag structures.
Lypps	1584	*1584*	*0*	Gunnison	6/30/06	#566576	CDOW	3789-000-00-043 3973-000-00-002	1, 2, 3	This 1584-ac parcel may be divided into one 1374-ac parcel and six 35-ac parcels. Each 35-ac parcel may have one 5-ac building area with one residence and ag structures; one of these building areas may be 12 acres.
Maldarella	199	*199*	*0*	Gunnison	9/29/98 4/14/06	#487412 #564389	TNC TNC	3791-230-00-010	1, 2, 3	One 199-ac parcel with a 5-ac HQ area that includes one residence and ag structures; this 5-ac area may be owned separately.
Mathews	53	*0*	*53*	Gunnison	12/26/06	#571971	BCRLT	3779-000-00-012	1	One 53-ac parcel with a 3-ac HQ area that includes one residence and ag structures.
Mesa Creek	400	*0*	*400*	Montrose	12/8/10	#820254	BCRLT	3773-331-00-020	1	One 400-ac parcel with no building areas.
Mesa Valley	470	*470*	*0*	Gunnison	12/7/99	#498583	TNC	3981-000-00-058 3981-000-00-060	1, 3	One 470-ac parcel with a 2-ac HQ area that includes one residence and ag structures.

Mill Creek	320	*320*	*0*	Gunnison	11/14/03 11/14/03	#536710 #536711	COL COL	3437-000-00-088	1, 2, 3	One 320-ac parcel with a 5-ac HQ area that includes one residence and ag structures. This parcel may be divided into two 160-ac parcels, as long as one is adjacent to other ranchland under the same ownership.
Miller	280	*280*	*0*	Gunnison	11/14/03	#536700	COL	3515-000-00-046	1, 2, 3	One 280-ac parcel with a 35-ac HQ area that includes two residences and ag structures.
Nelson	150	*150*	*0*	Gunnison	3/21/00	#500432	CCALT	3969-000-00-031 3967-000-00-014 3969-000-00-036	1, 2, 3	One 150-ac parcel with a HQ area that includes two residences and ag structures.
Pesnell	465	*465*	*0*	Gunnison	9/26/02 4/24/08	#524120 #583502	COL COL	3969-000-00-043	1, 2, 3	One 465-ac parcel with a HQ area that includes two cabins and ag structures, and a second area that includes one residence.
Peterson	520	*520*	*0*	Gunnison	1/6/99	#490030	CCALT	3791-000-00-028 3793-000-00-020 3793-000-00-044 3793-000-00-019 3791-000-00-025	1, 2	One 520-ac parcel with a HQ area that includes ag structures. No residences.
Phelps	248	*248*	*0*	Gunnison	9/18/00 10/29/07	#505161 #579926	CCALT CCALT	3791-000-00-065 3791-000-00-067	1, 2, 3	One 147-ac parcel with no building areas, and one 101-ac parcel with a 9-ac HQ area that includes one residence and ag structures.
Pinnacles	705	*705*	*0*	Gunnison	12/12/00 12/11/03 12/12/03 11/22/04 5/19/11 5/19/11	#507594 #537449 #537765 #548599 #605689 #605694	TNC TNC TNC TNC TNC TNC	3981-000-01-001 3981-000-01-002 3981-000-01-003 3981-000-01-004 3981-000-01-005 3981-000-01-006 3981-000-01-009	1, 3	One 705-ac wildlife habitat parcel aggregated from 20 separate ownerships. Eleven 2-ac building envelopes are clustered within a small area.

								3981-000-01-010 3981-000-01-011 3981-000-01-012 3981-000-01-013 3981-000-01-014 3981-000-01-015 3981-000-01-016 3981-000-01-017 3981-000-01-018 3981-000-01-020 3981-000-01-021 3981-000-02-001 3981-000-02-002 3981-000-02-003		
Ranch Properties	3590	*3590*	*0*	Gunnison	12/28/09	#596062	TNC	3437-000-00-089	1, 3	One 3590-ac parcel with a 15-ac HQ area that includes two residences and ag structures, a shooting-structures area for target sports, and two 1-ac areas that include one cabin each.
Razor Creek	117	*117*	*0*	Gunnison	12/11/98 12/11/98	#489414 #489591	CCALT CCALT	3793-000-00-022	1, 2, 3	One 117-ac parcel with a HQ area that includes one residence.
Razor Creek	680	*680*	*0*	Gunnison	2/16/89 12/6/89 10/30/90	#412579 #417641 #423522	CDOW CDOW CDOW	3969-000-00-039	1, 2, 3	One 680-ac parcel with no building areas.
Razor Creek	150	*150*	*0*	Saguache	1/9/01	#333650	CCALT	3969-163-00-012 3969-171-00-007	1, 2	One 150-ac parcel with no building areas.
Razor Creek	300	*300*	*0*	Gunnison	11/10/05	#560509	COL	3969-000-00-049	1, 2, 3	One 300-ac parcel with a HQ area that includes ag structures only. No residences.
Razor Creek	430	*430*	*0*	Gunnison Saguache	6/13/06 6/13/06	#565966 #355484	COL COL	3969-000-00-049	1, 2, 3	One 430-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Razor Creek	760	*760*	*0*	Saguache Gunnison Saguache	12/16/08 1/24/12 1/24/12	#363293 #610907 #370969	COL COL COL	3969-201-00-040 3969-000-00-049 3969-201-00-040	1, 2, 3	One 600-ac parcel with a 5-ac and a 7-ac area for ag structures only; no

										residences. Also one 160-ac parcel with a 10-ac HQ area that includes two residences and ag structures.
Redden	1273	*1273*	*0*	Gunnison	7/21/98 11/14/03 11/14/03 11/14/03 1/23/07 1/1/07	#485799 #536700 #536703 #536704 #572457 #572691	CCALT COL COL COL COL COL	3515-000-00-008 3515-000-00-039	1, 2, 3	One 1273-ac parcel with a HQ area that includes two residences and ag structures, two 5-ac areas each with one residence, and a 20-ac area that includes only ag structures.
Reserve on the East River	643	*643*	*0*	Gunnison	12/29/06	#571977	CBLT	3435-000-00-068 3435-000-00-050	1	One 640-ac parcel with a 2-ac HQ area that includes ag structures only. No residences.
Rivergate, Gorsuch	1170	*0*	*1170*	Gunnison	12/23/97	#480780	CF to CCALT	4051-000-00-079 4051-000-02-004 4051-000-02-011 4051-000-02-012 4051-000-02-013 4051-000-02-014 4051-000-02-015 4051-000-02-016 4245-000-00-036 4245-000-01-001 4245-000-01-002 4245-000-01-003 4245-000-01-004	1, 2	This 1170-ac parcel may be divided into four parcels, each with a building area: a 7-ac area with four residences, two cabins and ag structures; a 7-ac area with 3 residences and ag structures; and two 5-ac areas, each with two residences and ag structures. Also 40 acres may be separated from the larger parcel to be acquired by the adjoining landowner. The CE would still apply.
Robbins	500	*500*	*0*	Gunnison	3/31/05	#552252	COL	3785-000-00-004	1, 2, 3	One 500-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Robbins	487	*487*	*0*	Gunnison	11/8/06	#570730	COL	3785-000-00-004	1, 2, 3	One 487-ac parcel with a 5-ac HQ area that includes one residence and ag structures.

Smith	105	*0*	*105*	Gunnison	12/26/06	#571970	BCRLT	3779-000-00-025	1	One 105-ac parcel with two 2-ac areas that each include one residence and ag structures.
Snyder	6698	*6698*	*0*	Saguache	12/19/08	#363242	CDOW	4235-116-10-015	1, 2, 3	One 6698-ac parcel with no building areas.
Soap Creek	800	*0*	*800*	Gunnison	12/29/98 3/1/00 3/1/00 12/31/08	#489932 #499974 #499975 #588365	COL COL COL COL	3781-000-00-026 3781-000-01-001 3781-000-01-002 3781-000-02-001 3781-000-03-001	1	One 640-ac parcel and four 40-ac parcels, each with a HQ area that includes one residence and ag structures.
Taramarcaz	650	*650*	*0*	Gunnison	3/30/00	#500970	CCALT	3793-000-00-049	1, 2	One 650-ac parcel with no building areas. This parcel may be divided into thirds within the immediate family. This right retires with the passing of the senior owner.
TEM	339	*339*	*0*	Gunnison	9/24/02 7/17/09 7/17/09	#524119 #592257 #592258	COL COL COL	3969-000-00-054	1, 2	One 339-ac parcel with a HQ area that includes one residence and ag structures.
Templeton	99	*99*	*0*	Saguache	9/19/05	#352214	COL	3963-193-00-024	1, 2	One 99-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Tomichi Creek Wetlands	80	*0*	*80*	Gunnison	12/18/03	#537841	NRCS	3787-110-01-005	1, 2	One 80-ac parcel with no building areas.
Trampe	978	*978*	*0*	Gunnison	12/19/03	#537704	COL	3517-000-00-037 3435-000-00-041 3435-000-00-058	1	One 978-ac parcel with a 6-ac HQ area that includes one residence and ag structures.
Vader	299	*299*	*0*	Gunnison	12/15/03	#537593	COL	3793-000-00-054	1, 2, 3	One 299-ac parcel with an 8-ac HQ area that includes two residences and ag structures.
Van Dyke	88	*0*	*88*	Gunnison	12/27/02	#526804	CNLT	4053-000-00-118	1	One 88-ac parcel. No specified building area. Existing residences may be enlarged. Ag

										structures allowed.
Whinnery, Helen	280	*280*	*0*	Gunnison	12/16/02	#516561	COL	3981-000-00-050	1, 3	One 280-ac parcel with no building areas.
Whinnery, Helen	200	*200*	*0*	Gunnison	12/28/04	#549647	COL	4049-000-00-146	1, 3	One 200-ac parcel with no building areas.
Whinnery, Helen	150	*150*	*0*	Gunnison	12/23/05	#561721	COL	3983-000-00-091	1, 3	One 150-ac parcel with no building areas.
Whinnery, Helen	120	*120*	*0*	Gunnison	12/28/06 2/27/07	#571990 #573230	COL COL	4051-000-00-088	1, 3	One 120-ac parcel with no building areas.
Whinnery, Helen	160	*0*	*160*	Gunnison	4/10/13	#619481	COL	4313-000-00-005	1	One 160-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Whinnery, Helen	680	*0*	*680*	Gunnison	12/27/07 12/23/08	#581261 #588265	COL COL	4245-000-00-025 4245-000-00-025	1	One 680-ac parcel with no building areas and minor ag structures.
Whinnery, Helen	160	*0*	*160*	Gunnison	6/27/12	#613807	COL	4313-000-00-003	1	One 160-ac parcel with a 5-ac HQ area that includes one residence and ag structures.
Whinnery, Stanley	200	*200*	*0*	Gunnison	12/22/03	#535805	COL	3983-000-00-089	1, 3	One 200-ac parcel with no building areas.
Whinnery, Stanley	200	*200*	*0*	Gunnison	12/27/04	#549630	COL	3983-000-00-095	1, 3	One 200-ac parcel with no building areas.
Whinnery, Stanley	150	*150*	*0*	Gunnison	12/23/05	#561722	COL	4051-000-00-084	1, 3	One 150-ac parcel with no building areas.
Whinnery, Stanley	101	*101*	*0*	Gunnison	12/28/06 2/27/07	#571989 #573231	COL COL	4051-000-00-089	1, 3	One 101-ac parcel with no building areas.
Whinnery, Steven	200	*200*	*0*	Gunnison	12/22/03	#537748	COL	3983-000-00-090	1, 3	One 200-ac parcel with no building areas.
Whinnery, Steven	200	*200*	*0*	Gunnison	12/27/04	#549629	COL	3983-000-00-096 4049-000-00-156	1, 3	One 200-ac parcel with no building areas.
Whinnery, Steven	154	*154*	*0*	Gunnison	12/23/05	#561723	COL	4049-000-00-156	1, 3	One 154-ac parcel with no building areas.
Whinnery, Steven	149	*149*	*0*	Gunnison	12/28/06 2/27/07	#571988 #573232	COL COL	4049-000-00-156	1, 3	One 149-ac parcel with no building areas.
Whinnery, Steven	88	*88*	*0*	Gunnison	12/27/07	#581259	COL	4051-000-00-087	1, 3	One 88-ac parcel with no building areas.
Whinnery, Steven	200	*0*	*200*	Gunnison	Fall 2013	pending	COL	4245-000-00-044	1, 3	One 200-ac parcel with no building areas.
Wilderson	560	*560*	*0*	Gunnison	6/26/02	#521506	CDOW	3979-000-00-042	1, 2, 3	One 560-ac parcel with

					10/14/03 1/22/13	#535719 #618078	CDOW CDOW	4053-000-00-006		two 18-ac building areas that each include one residence and ag structures. Two 35-ac parcels may be divided from the larger parcel, each with one of the building areas.
Total CE Acres:	**62,720**	***46,372***	***16,348***							
Total Private Land Acres (*per* USFWS):		***178,531***	***56,614***							
CE Percent:		***26%***	***29%***							

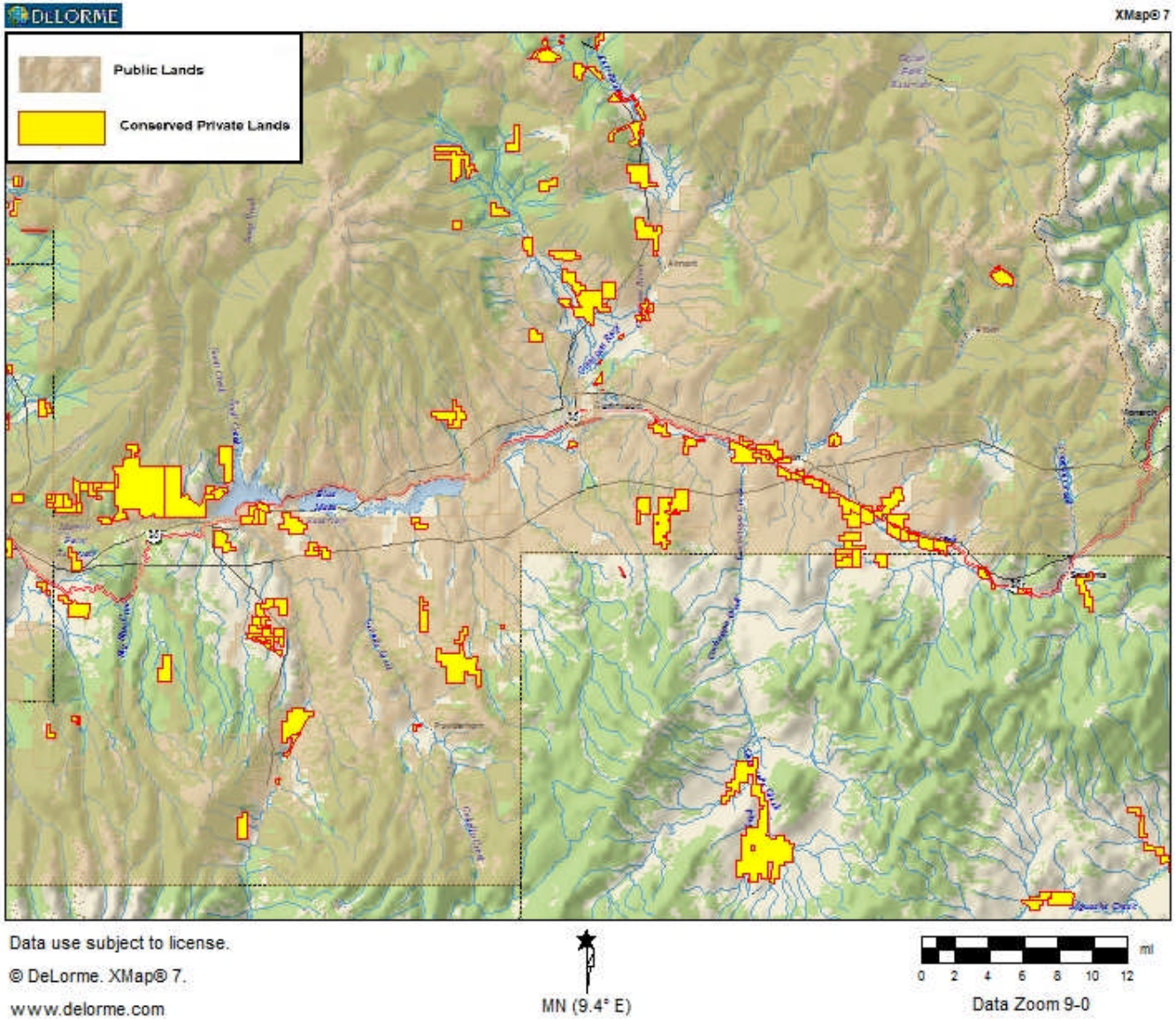
Management Requirements:

1. Standard management requirements for conservation easements: The conservation values must be sustained in perpetuity. Agriculture must be conducted using stewardship and management methods that preserve soil productivity, maintain natural stream channels, prevent soil erosion, minimize invasive species, avoid unsustainable livestock grazing practices, and minimize loss of vegetative cover. Trees may be cut to control insects and disease, to maintain the character and nature of wildlife habitat, to control invasive species, to prevent personal injury and property damage, and for domestic uses on the property. Surface mining is prohibited. Low-impact recreational uses such as wildlife watching, hiking, cross-country skiing, hunting and fishing are permitted. Noxious weeds and invasive plant species must be controlled. Water rights are permanently attached to the property. Surface disturbance is prohibited. Industrial uses are prohibited. Commercial uses must be consistent with the conservation values. Trash accumulation is prohibited. Motor vehicle use is restricted. Roads and driveways are restricted and cannot be paved.
2. This easement received funding from (or was donated to) one or more state or federal agencies. A five-year management plan is required by either the State of Colorado or the NRCS.
3. Habitat for Gunnison Sage-grouse is specifically mentioned in the easement as one of the conservation values that must be sustained in perpetuity.

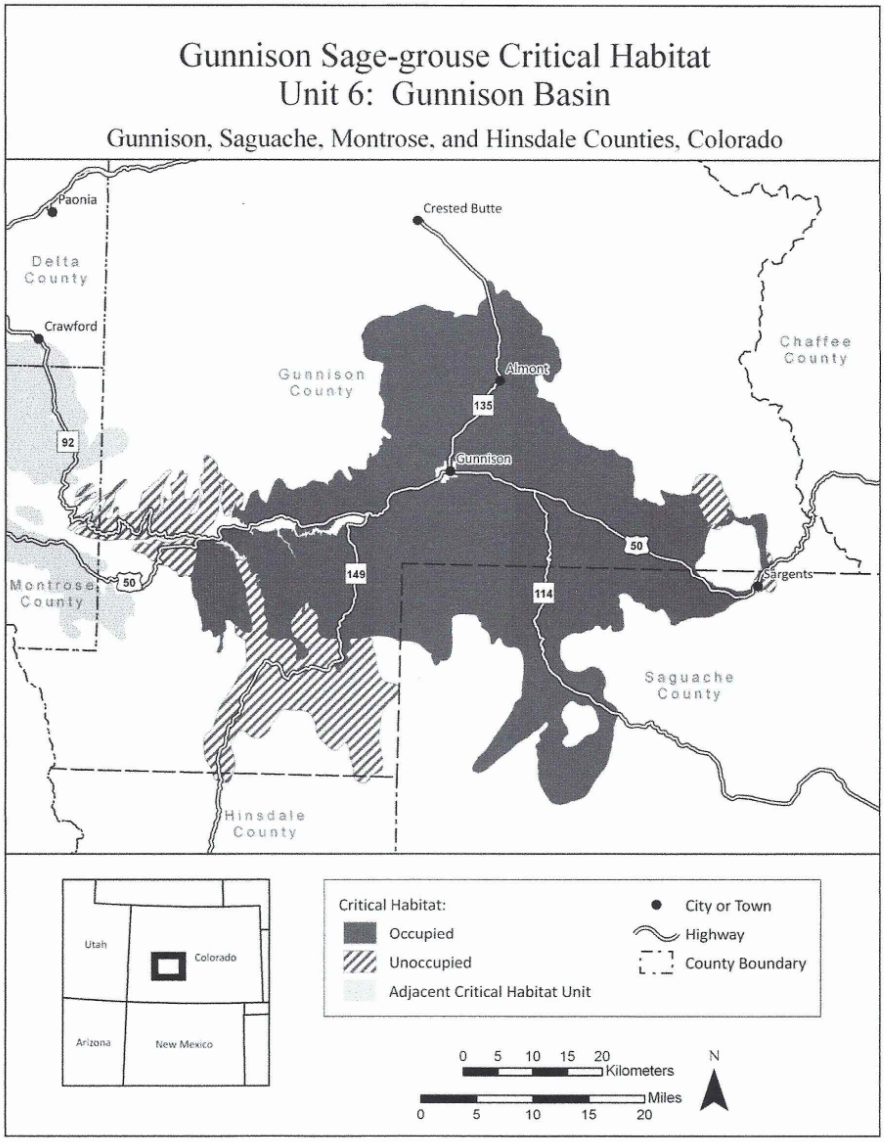
Holders of Conservation Easements:

BCRLT = Valley Land Conservancy *dba* Black Canyon Regional Land Trust
BLM = U.S. Dept. of the Interior, Bureau of Land Management
CBLT = Crested Butte Land Trust
CCALT = Colorado Cattlemen's Agricultural Land Trust
CDOW = State of Colorado, Department of Natural Resources, *formerly* Colorado Division of Wildlife, *now* Colorado Parks and Wildlife
CF = Conservation Fund
CNLT = Colorado Natural Land Trust
COL = Colorado Open Lands
NRCS = U.S. Dept. of Agriculture, Natural Resources Conservation Service
RMEF = Rocky Mountain Elk Foundation
TNC = The Nature Conservancy

Conservation Easements on Private Land in the Gunnison Basin



Critical Habitat in Unit 6, Gunnison Basin



(12) Unit 7: Poncha Pass: Saguache and Chaffee Counties, Colorado.

(i) *General Description:* 19,543 ha (48,292 ac); 2.8 percent of all critical habitat.

(ii) Map of Unit 7, Poncha Pass: Saguache and Chaffee Counties, Colorado, follows:

Unit 7:
Poncha Pass

Gunnison Sage-grouse USFWS Critical Habitat
Conservation Easements in Unit 7: Poncha Pass

Current Owner	**Total CE Acres**	***Acres in Occupied Habitat***	***Acres in Unocc. Habitat***	**County**	**CE Date**	**Reception Number**	**Holds the CE**	**Parcel Number**	**Mgmt. Codes**	**Easement Terms in Perpetuity** *(HQ = headquarters)*
Dragos	521	*0*	*521*	Saguache	12/23/00 12/11/01	#332238 #336197	COL RiGHT	4221-171-00-108	1	One 654-ac parcel with a 15-ac building area that includes two residences and ag structures, and a 5-ac building area that includes one residence and ag structures. May be divided in half.
Total CE Acres:	**521**	***0***	***521***							
Total Private Land Acres (*per* USFWS):		***4,792***	***11,128***							
CE Percent:		***0%***	***5%***							

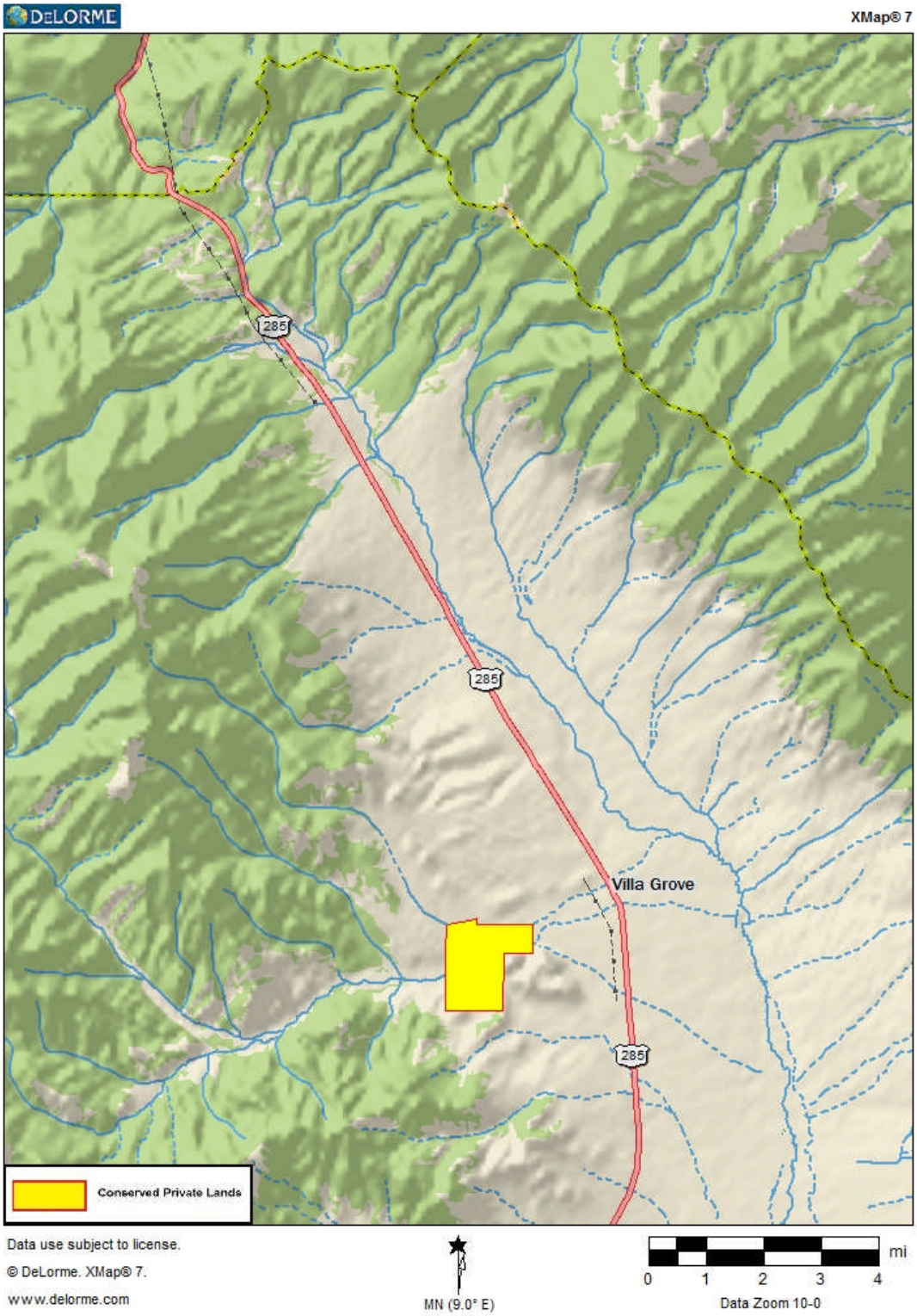
Management Requirements:

1. Standard management requirements for conservation easements: The conservation values must be sustained in perpetuity. Agriculture must be conducted using stewardship and management methods that preserve soil productivity, maintain natural stream channels, prevent soil erosion, minimize invasive species, avoid unsustainable livestock grazing practices, and minimize loss of vegetative cover. Trees may be cut to control insects and disease, to maintain the character and nature of wildlife habitat, to control invasive species, to prevent personal injury and property damage, and for domestic uses on the property. Surface mining is prohibited. Low-impact recreational uses such as wildlife watching, hiking, cross-country skiing, hunting and fishing are permitted. Noxious weeds and invasive plant species must be controlled. Water rights are permanently attached to the property. Surface disturbance is prohibited. Industrial uses are prohibited. Commercial uses must be consistent with the conservation values. Trash accumulation is prohibited. Motor vehicle use is restricted. Roads and driveways are restricted and cannot be paved.
2. This easement received funding from (or was donated to) one or more state or federal agencies. A five-year management plan is required by either the State of Colorado or the NRCS.
3. Habitat for Gunnison Sage-grouse is specifically mentioned in the easement as one of the conservation values that must be sustained in perpetuity.

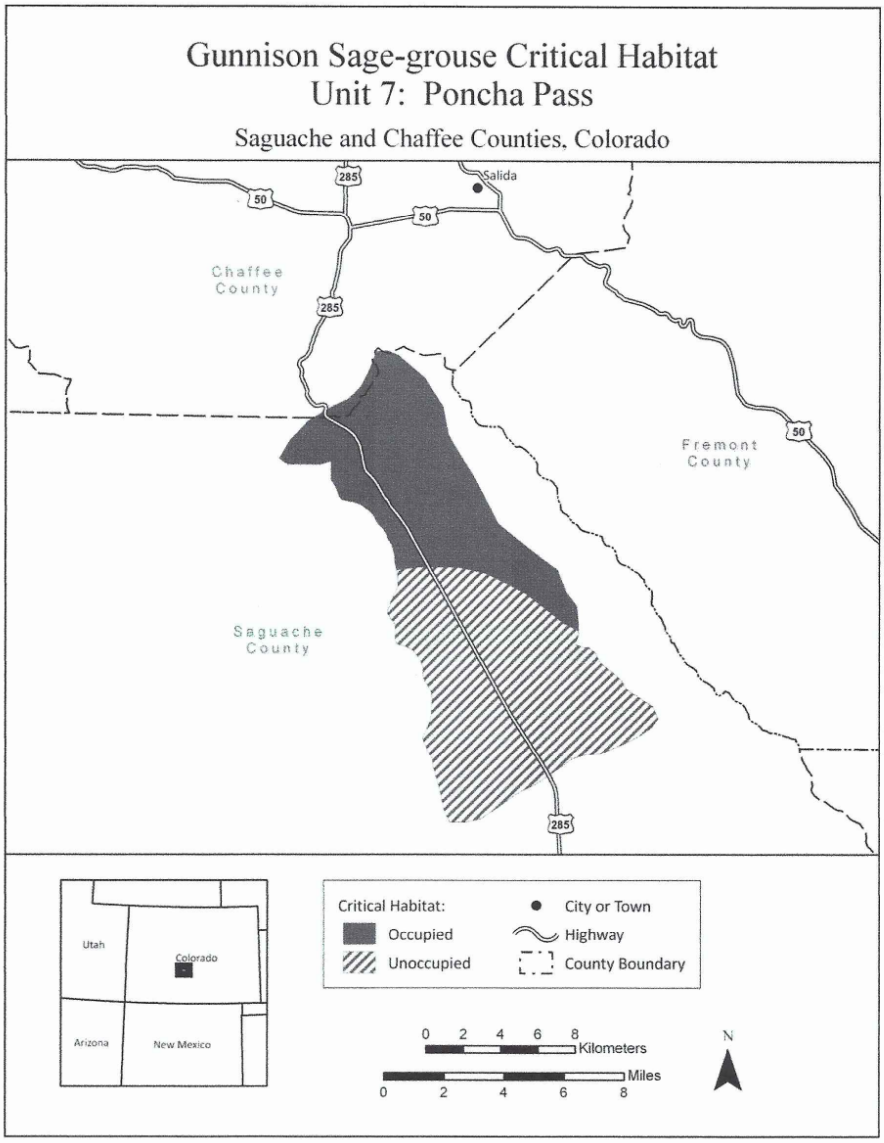
Holders of Conservation Easements:

COL = Colorado Open Lands
RiGHT = Rio Grande Headwaters Trust

Conservation Easements on Private Land in the Poncha Pass Area



Critical Habitat in Unit 7, Poncha Pass



* * * * *

Dated: December 13, 2012.

Michael J. Bean,

Acting Principal Deputy Assistant Secretary for Fish and Wildlife and Parks.

[FR Doc. 2012–31666 Filed 1–10–13; 8:45 am]

BILLING CODE 4310–55–C