

The Garden State Preservation Trust

GSPT Funding...

- Approved in '98
- \$98 million / year for 30 years of dedicated sales tax revenues
- \$1 billion in bond authorization over 10 years
- After the 10th year, \$98 (or whatever is needed) in sales tax must go to debt service only

Garden State Preservation Trust Fund

- Annual appropriation cap of \$200 million
- 60% of funds to Green Acres
- 40% of funds to Farmland Preservation



The NJDEP Green Acres Program



Green Acres average annual breakdown...

Total to Green Acres = 60% of \$200 million or \$120 million

Allocation:

State Land Acq. 50% \$60 mil

Local Program 40% \$48 mil

Nonprofit Program 10% \$12 mil

Urban mandate...

At least 14% of Local Program allocation (\$6.7 million)

20% of Stateside share to "urbanized counties" (\$12 million)



Four Program Areas...

- 1. Local and Nonprofit Assistance Program
- 2. State Land Acquisition Program
- 3. Legal Services and Stewardship
- 4. Planning and Information Management

1. Local and Nonprofit Assistance Program

Grants and loans to municipalities and counties

Grants to nonprofit land conservancies



Requests vs Approvals...

- Local Requests
- Approvals

- Nonprofit Requests
- Approvals

FY 2003

- \$353 million
 - \$ 44 million

- \$38 million
- \$11 million



Local Program Process...

- Yearly road show / workshops
- Local governments and nonprofits apply
- Green Acres reviews and ranks
- Commissioner recommends to GSPT
- GSPT approves projects
- Legislature develops appropriation bills
- Governor signs bills

2. State Land Acquisition Program

- Buy lands for managing partners:
 - -Division of Parks and Forestry
 - -Division of Fish and Wildlife
 - -Natural Lands Trust

Develop partnerships for 'other managers'



SLA Offer Process...

- Offers
- Mapping
- Circulation to managers
- Appraisals
- Phase 1 Environmental Assessment
- Negotiate price
- Contract
- Title and survey
- Close
- Assign for management



Program integrity...

- Appraisals
 - under \$250,000 1 appraisal
 - over \$250,000 2 appraisals
- In house review and value certification by Green Acres appraisal staff.

What qualifies a Brownfield site for Green Acres funding???

- Recreation/conservation potential
- Willing seller (State Land Acq. only)
- Local sponsors / application



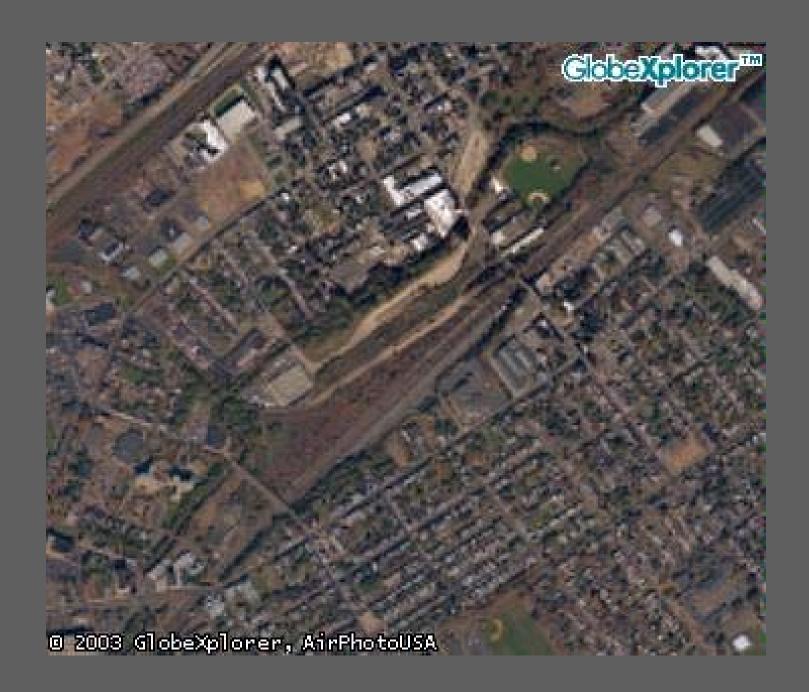
Requirements...

- Preliminary Assessment
- Remediation
- "No Further Action" letter from NJDEP Site Remediation
- Funding released



Some successes and opportunities...

- Magnesite (Cape May)
- Liberty State Park
- Babco Holdings- escrow for cleanup
- September Farms
- Reigel Paper Company
- Hancock Properties, Salem Co.
- Assunpink Greenway





Brownfield Projects "on our radar"...

- Ciba-Geigy
- Heritage Minerals- 7000 acres
- Hercules
- Harrison Avenue Landfill
- Harbor Estuary Properties in Hackensack Meadowlands

Brownfields Greenfields

- Remediation -"No Further Action"
- The Competition
- Results

