

**Board of Commissioners**

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Charlotte J. Nash, Chairman  
Jace W. Brooks, District 1  
Lynette Howard, District 2  
Tommy Hunter, District 3  
John Heard, District 4



Official

**Informal Briefing Minutes**  
**Tuesday, April 17, 2018 - 10:30 AM**

Present: Charlotte J. Nash, Jace Brooks, Lynette Howard, Tommy Hunter, John Heard

**I. Community Services**

Parks & Recreation Conservation Easements

Community Services Deputy Department Director Mark Patterson presented an overview of Gwinnett County Parks Conservation Easement designations and recommendations of the Recreation Authority for the proposed expansion of these easements. No Official Action Taken.



# Department of Community Services

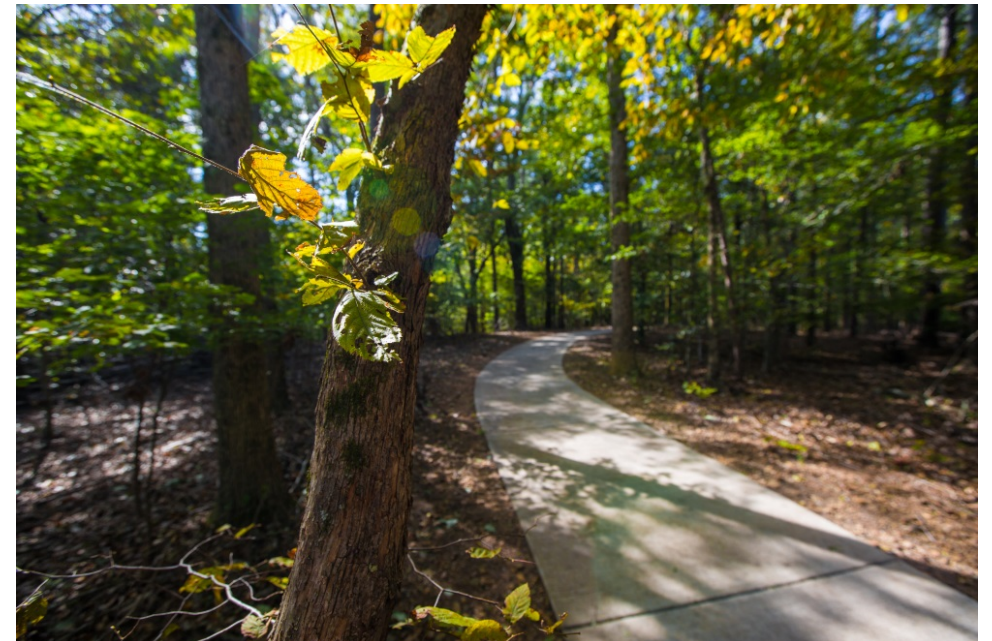
**Recommendation for Proposed  
Expansion of the  
Gwinnett County Parks  
Conservation Easement  
Designations**

# What is a Conservation Easement?



A conservation easement is a legal agreement between a land owner and a land trust (or government body), which permanently restricts uses of land in order to protect its conservation, scenic or historic values.

[cornwallconservationtrust.org](http://cornwallconservationtrust.org)



# Why Is It Used By Government Entities



- Protect natural/historical conservation features of a specified piece of land
- As a protective measure against specific developed features that would affect these landscapes, such as:
  - Athletic complexes or stadiums
  - Residential, commercial or industrial use
  - Extraction of oil, gas or other minerals
  - Construction of billboards or towers
  - Conversion to other governmental use
- Still recognizes allowances for facilities that contribute to the public enjoyment of the property



# Allowable Facilities Within a Conservation Easement



## Trail Systems

Unstructured Play Courts and Zones  
(unlighted)



Fishing Facilities



Playground/Pavilion/Picnic Facilities



# Allowable Facilities Within A Conservation Easement (cont.)



Restroom Facilities



Signage



Site Furniture

- Fencing
- Lighting
- Other Buildings



- Maintenance Compound Facilities
- Parking Facilities and Driveways

# Gwinnett County Current Conservation Easement Listing

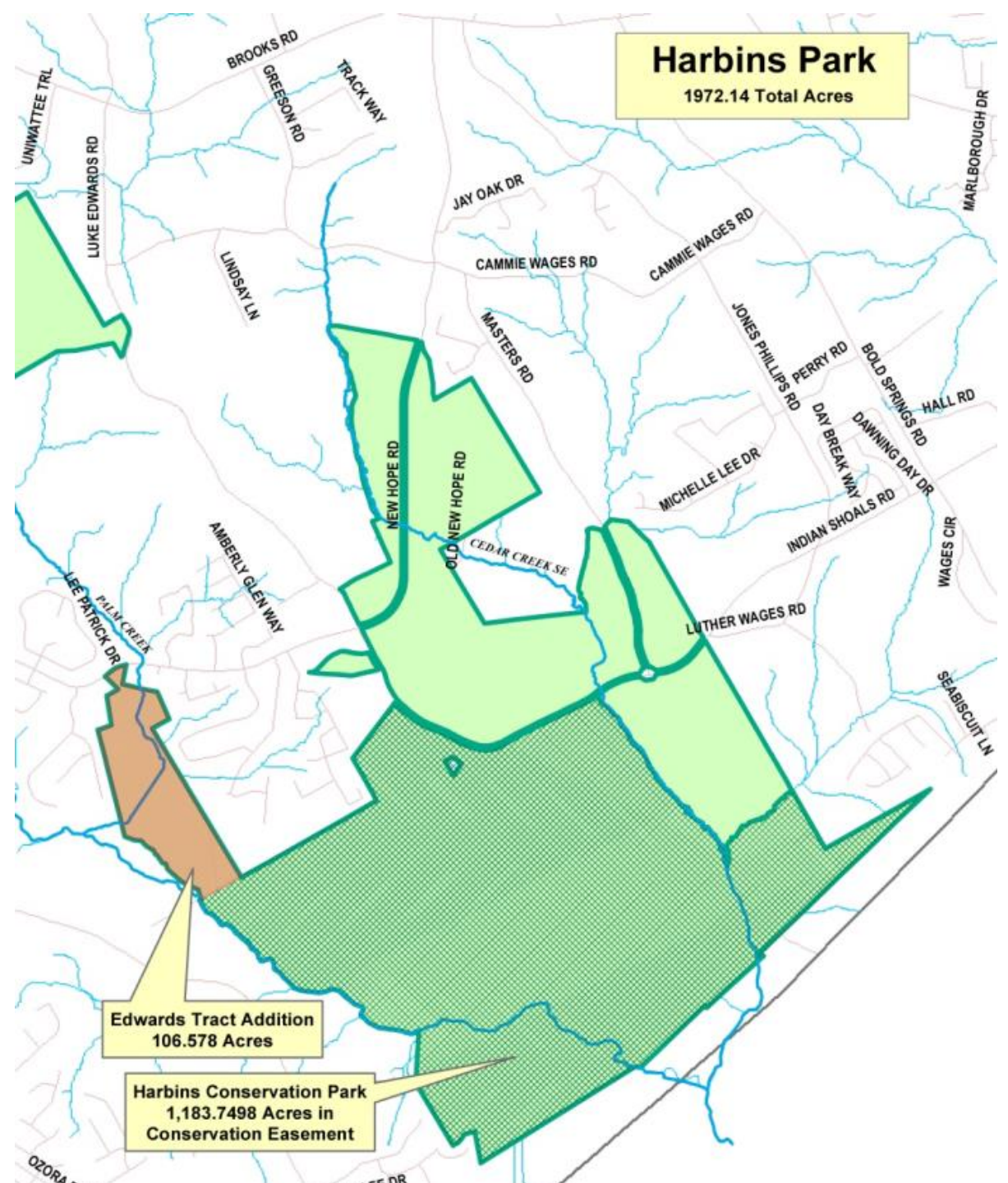


	Park	Acreage	Date
1	Settles Bridge Park	217.1237	12/19/2004
2	Little Mulberry Park	890.2490	12/19/2004
3	Graves Park	70.1620	12/19/2004
4	Yellow River Park	566.1007	12/19/2004
5	Palm Creek Park	294.3507	12/19/2004
6	McDaniel Farm Park	128.1140	12/19/2004
7	Doc Moore Branch Property	140.0260	12/19/2004
8	Harbins Park	1183.7499	12/19/2004
9	DeShong Park	208.1427	12/19/2004

**Total 3698.0187**

# Harbins Park

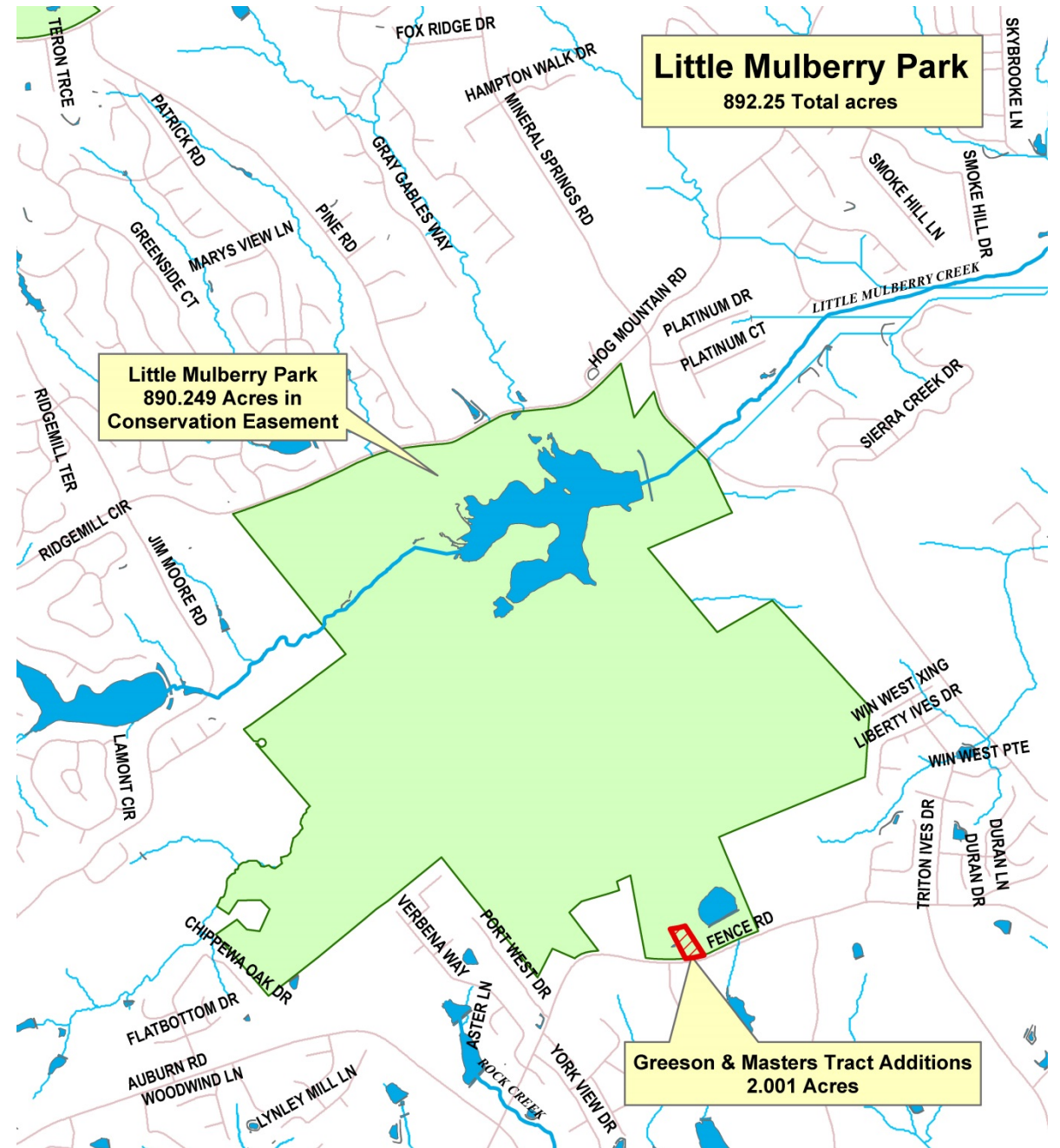
- Currently has 1183.75 acres
- Propose to increase by 106.578 acres





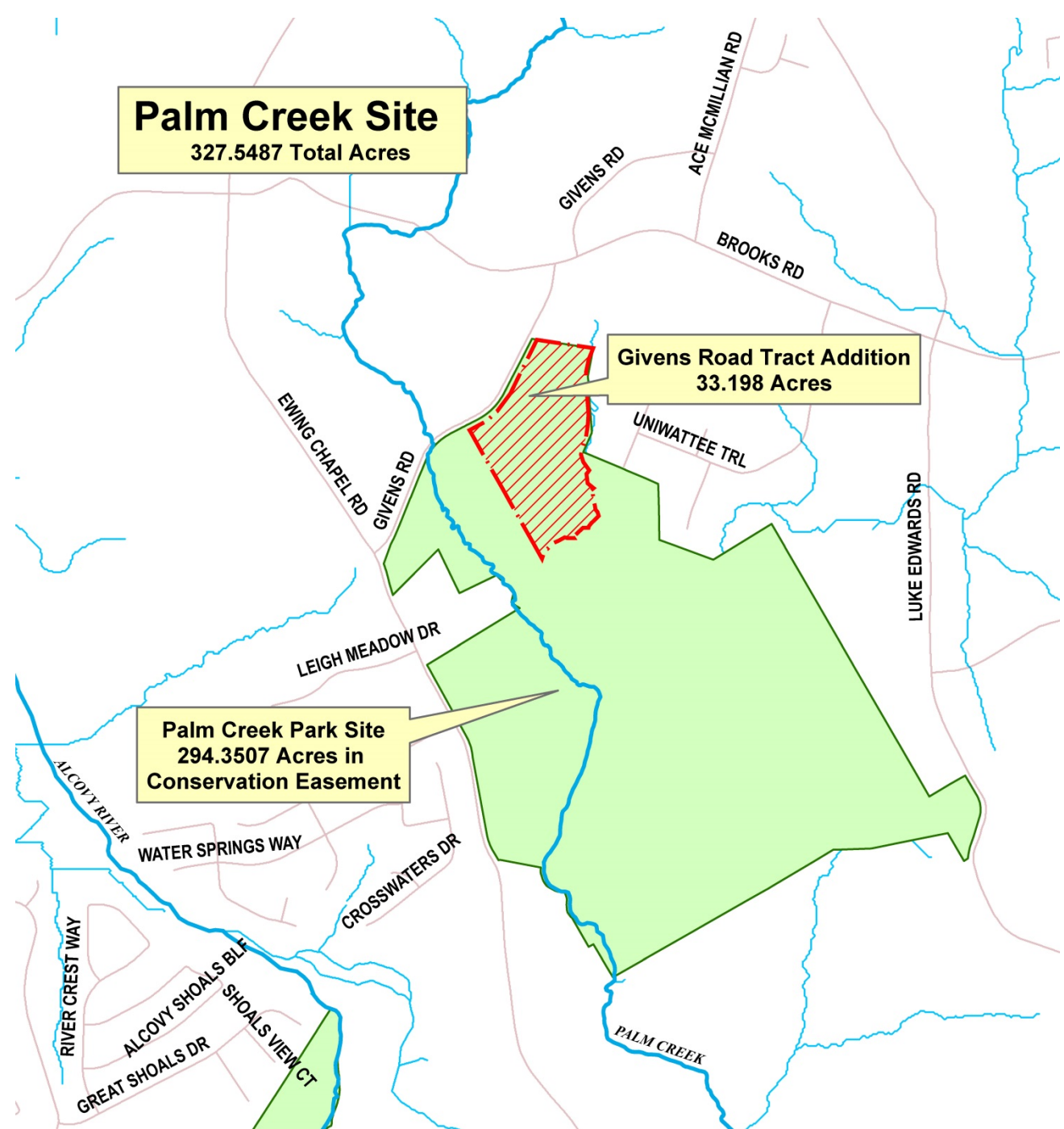
# Little Mulberry Park

- Currently has 890.249 acres
- Propose to increase by 2.001 acres



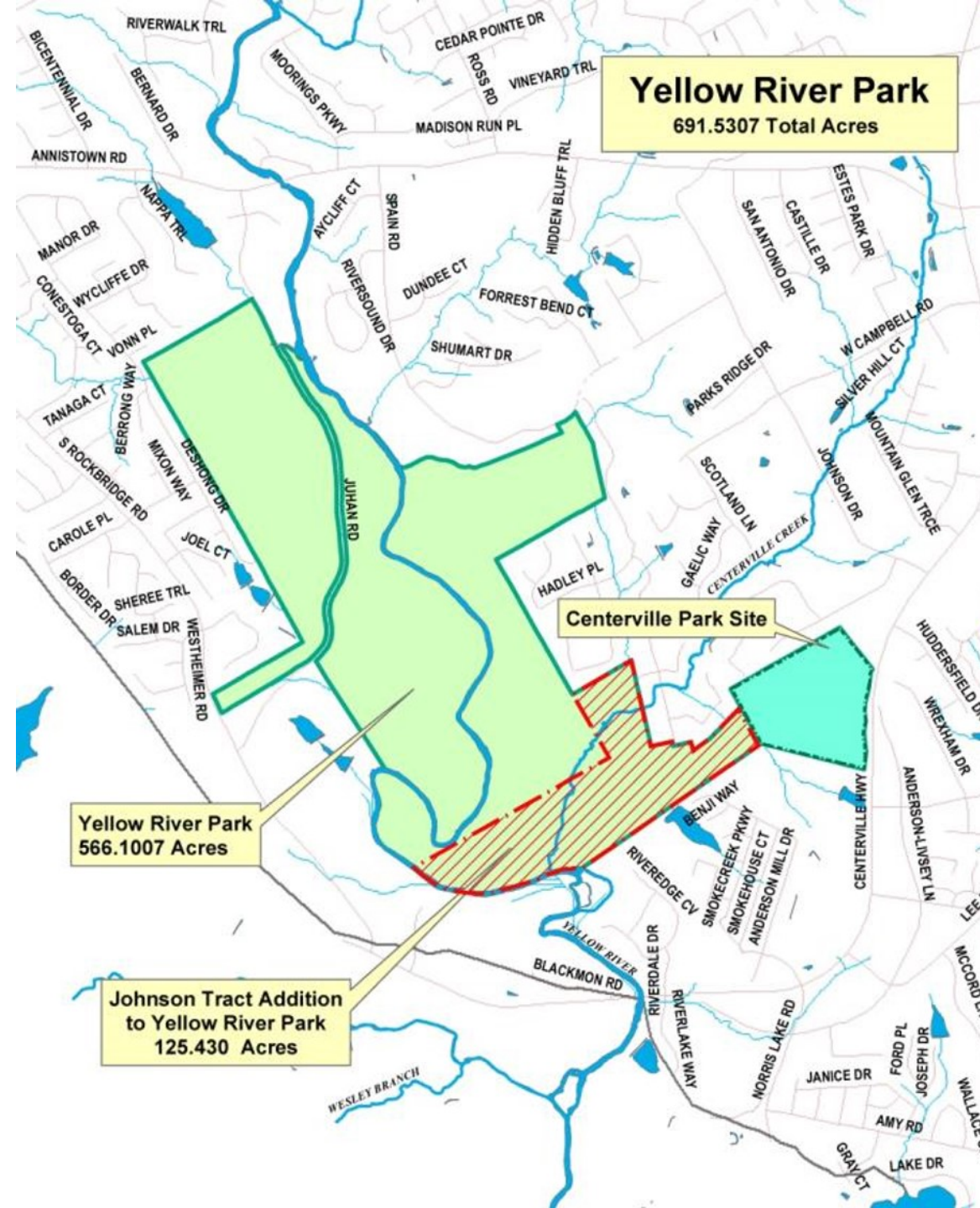
# Palm Creek Site

- Currently has 294.3507 acres
- Propose to increase by 33.198 acres



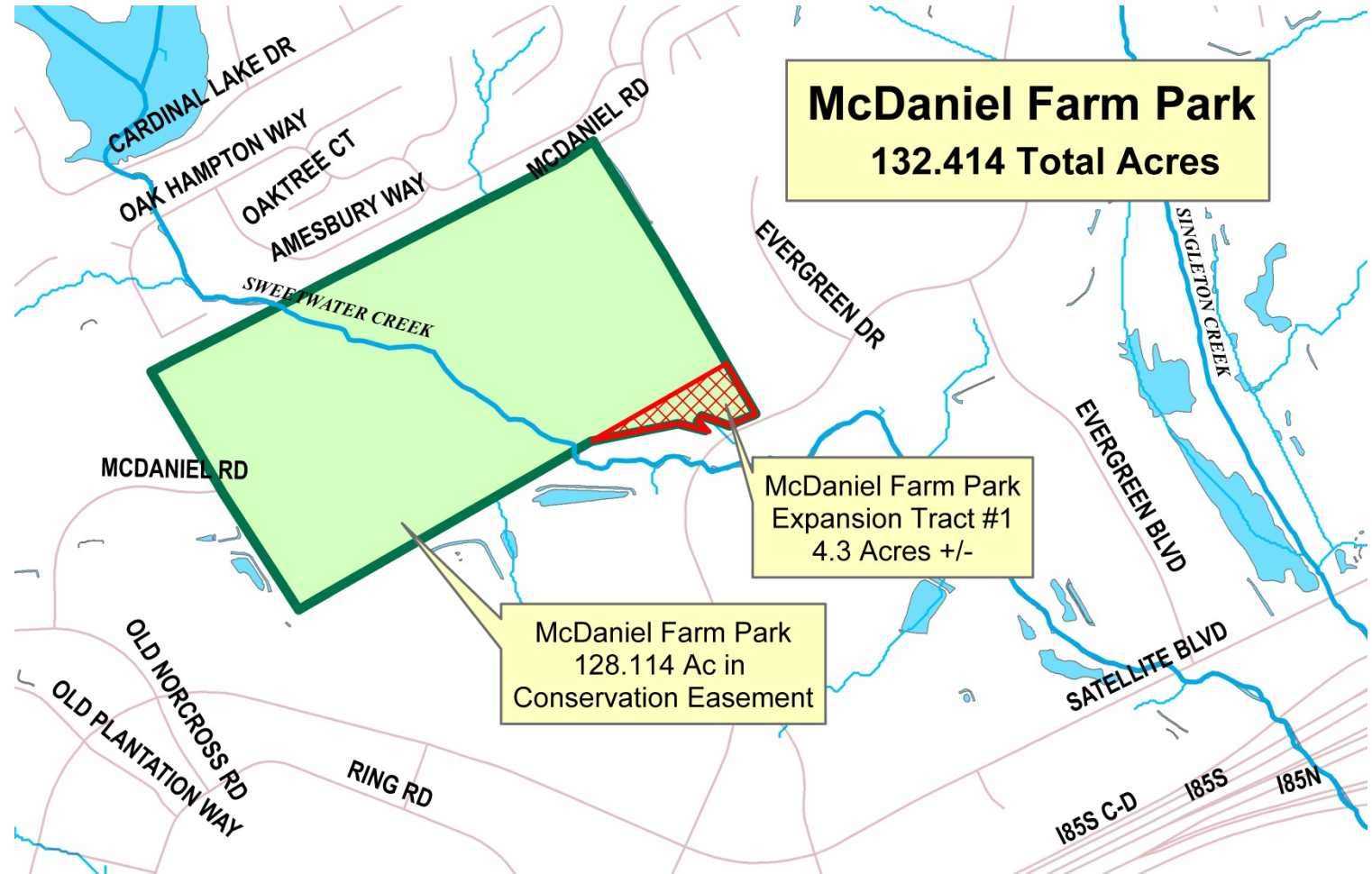
# Yellow River Park

- Currently has 566.1 acres
- Propose to increase by 125.430 acres

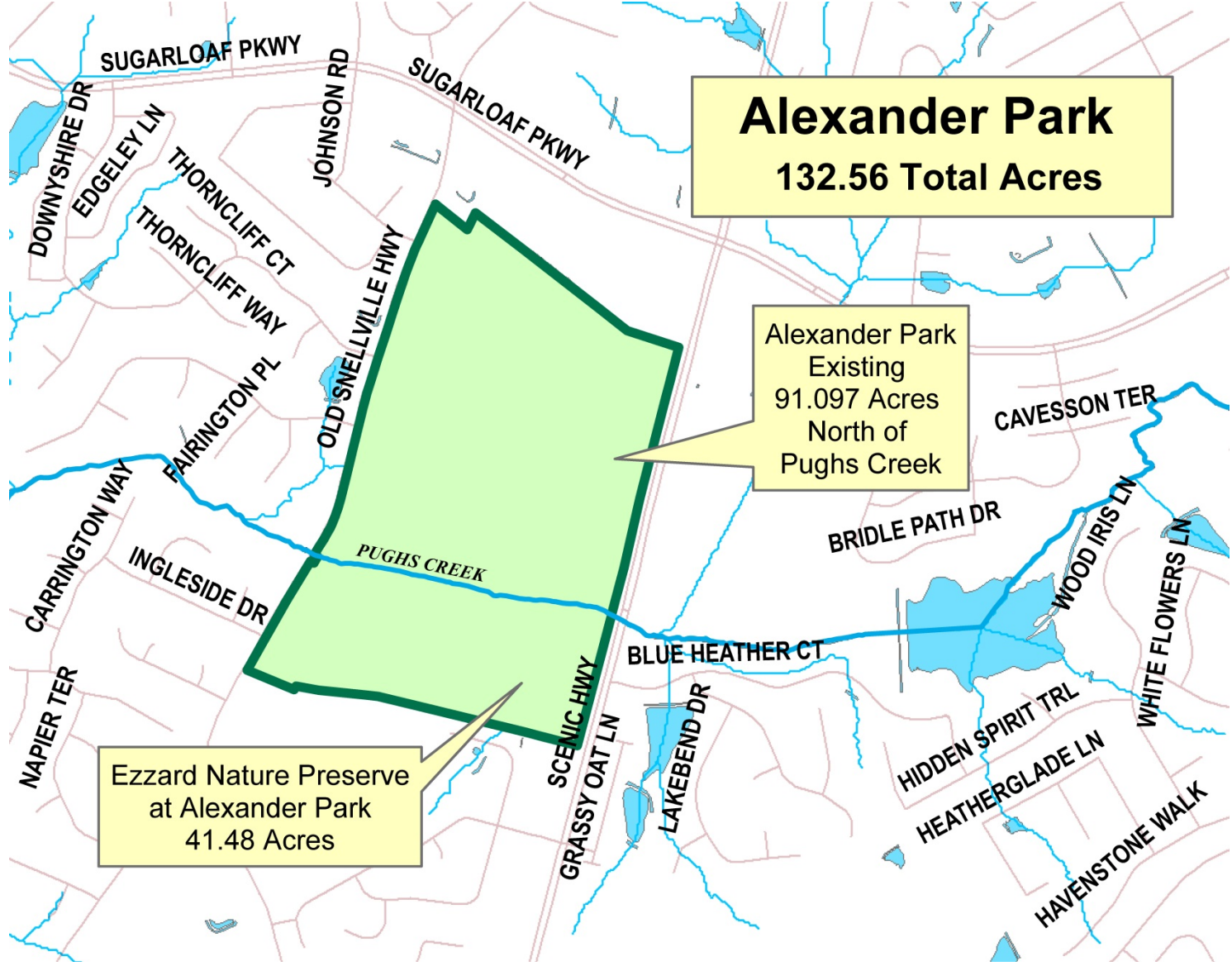


# McDaniel Farm Park

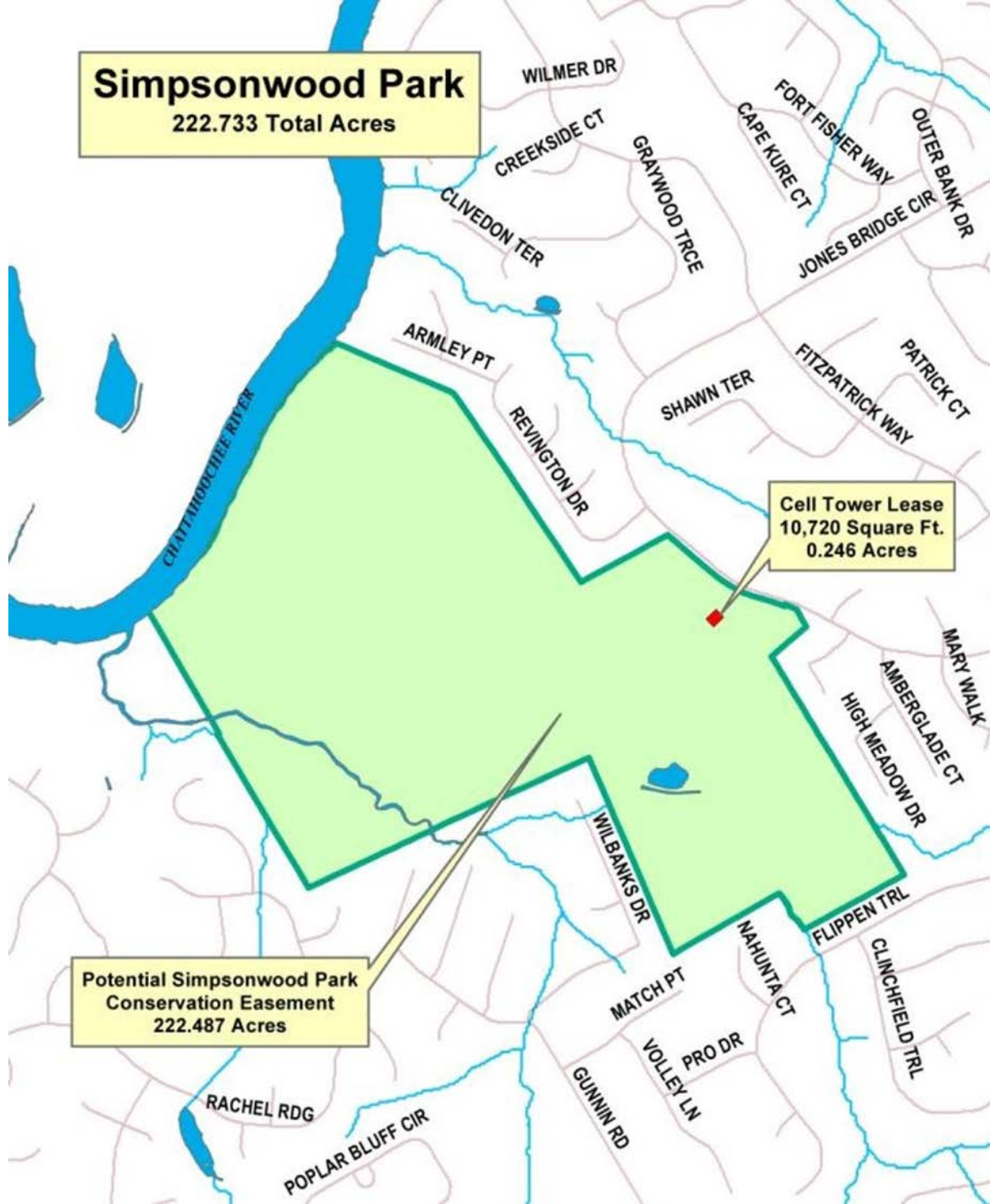
- Currently has 128.114 acres
- Propose increase by 4.3 acres



# Alexander Park



- Not currently designated as Conservation Easement
- Propose to establish a total of 132.56 acres

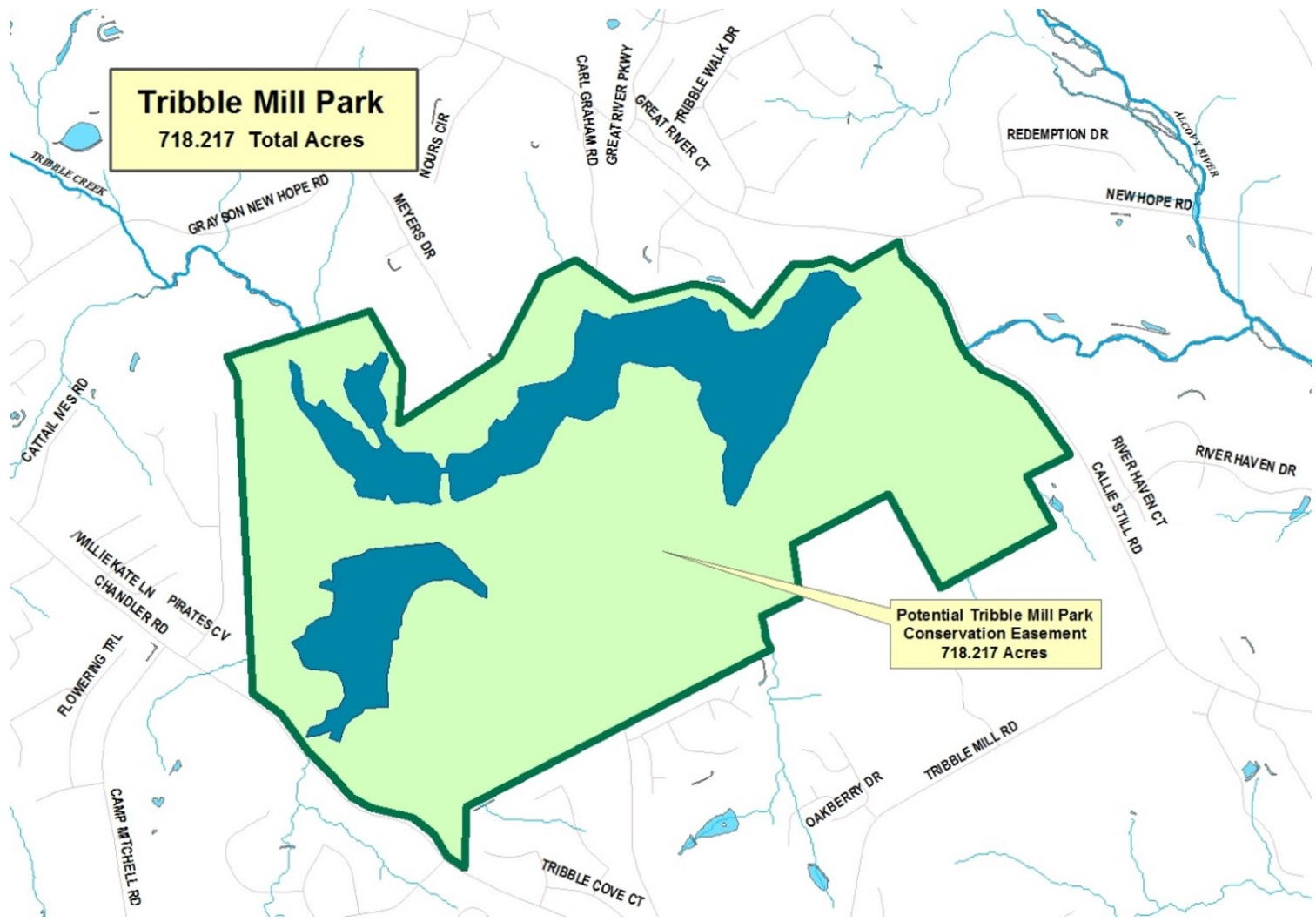


# Simpsonwood Park

- Not currently designated as Conservation Easement
- Propose to establish a total of 222.487 acres



Gwinnett



**Tribble Mill Park**  
718.217 Total Acres

Potential Tribble Mill Park  
Conservation Easement  
718.217 Acres

# Tribble Mill Park

- Not currently designated as Conservation Easement
- Propose to establish a total of 718.217 acres

# Proposed Recommendation



	Park	Acreage
	<b>Expansions</b>	
1	Harbins Park	106.5780
2	Little Mulberry Park	2.0010
3	Yellow River Park	125.4300
4	Palm Creek Site	33.1980
5	McDaniel Farm Park	4.3000
	<b>Additions</b>	
1	Alexander Park	132.5600
2	Simpsonwood Park	222.4870
3	Tribble Mill Park	718.217
	<b>Total</b>	<b>1344.7710</b>



# Conservation Lands Total



Currently in the Conservation Easement: 3698.0187 acres

*Currently 37.45% of parks and recreation land*

Proposed Expansions and Additions: 1344.554 acres

**Total: 5042.5727 acres**

*Conservation protection of 51.06% of parks and recreation land.*

# Why Move Forward?



“A conservation easement usually preserves the tract or portions of the tract in a natural state and limits the types of activities and developments that can take place on the land.

Perpetual easements are intended to last forever. Easements, such as those held by the Gwinnett County Recreation Authority, are especially important in urban areas as they provide valuable resources such as clean air and climate control.

They also offer great recreational and aesthetic opportunities for those living in urban settings.”



Questions