

## COUNTY OF ALBEMARLE STAFF REPORT

|                                                                                                                                                                                                                                                                                                                                                                                                                  |                                                                 |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------|
| <b>Project Name:</b><br>AFD 15-04 Green Mountain District Creation<br>AFD 15-05 Eastham Addition - Henry<br>AFD 15-06 Carter's Bridge Addition – Frank<br>AFD 15-07 Hardware Addition - Keeling<br>AFD 15-08 Lanark Addition – Vernon<br>AFD 15-09 Keswick Addition - Aiello<br>AFD 15-10 Jacob’s Run Addition - Collins<br>AFD 15-11 Keswick Addition - Traylor<br>AFD 15-12 Moorman's River Addition - McMurdo | <b>Staff:</b> Scott Clark, Senior Planner                       |
| <b>Agricultural and Forestal District Advisory Committee Meeting:</b> September 28, 2015                                                                                                                                                                                                                                                                                                                         |                                                                 |
| <b>Planning Commission Public Hearing:</b><br>November 10, 2015                                                                                                                                                                                                                                                                                                                                                  | <b>Board of Supervisors Public Hearing:</b><br>December 2, 2015 |

### **AFD 15-04 Green Mountain District Creation**

**Proposal:** An application has been submitted requesting to create the Green Mountain Agricultural and Forestal District, in accordance with Chapter 3, Sections 3-101, 3-201, 3-203 and 3-215 of the Albemarle County Code, which allows for the creation of Agricultural and Forestal Districts. The proposed District would include six parcels and 1248.47 acres. The proposed District is located north of Esmont and West of Keene (see Attachment B). The district is characterized by open pasture, hardwood forest, and pine forest.

| <b><u>Parcel</u></b> | <b><u>Owners</u></b>    | <b><u>Acres</u></b> | <b><u>Development Potential</u></b>                                                                                                                |
|----------------------|-------------------------|---------------------|----------------------------------------------------------------------------------------------------------------------------------------------------|
| 120-18A              | Alan S. or Cyndra H. va | 366.6               | Five development-right lots and 16 21-acre lots                                                                                                    |
| 120-16C              | Tallwood Forest LLC     | 437.32              | Five development-right lots and 20 21-acres lots                                                                                                   |
| 120-15A              | Coleswood LLC           | 101.44              | Theoretical potential for five development-right lots and four 21-acre lots. Conservation easement limits this and the following parcel to 3 lots. |
| 121-2                | Coleswood LLC           | 247.28              | Theoretical potential for five development-right lots and 11 21-acre lots. Conservation easement limits this and the previous parcel to 3 lots.    |
| 120-15B              | J. Paula Pierce Beazley | 26.02               | Five development-right lots                                                                                                                        |
| 120-18A1             | Thomas van Clief        | 69.81               | One development-right lot and three 21-acre lots                                                                                                   |
|                      |                         |                     |                                                                                                                                                    |
| <b>Total:</b>        |                         | 1,248.47            |                                                                                                                                                    |

**Agricultural and Forestal District Significance:** The proposed district has the following important soils, as designated in the Comprehensive Plan:

|                          |             |       |
|--------------------------|-------------|-------|
| <b>Prime</b>             | 417.1 acres | 33.4% |
| <b>Locally Important</b> | 641.5 acres | 51.4% |

Land Use other than Agriculture and Forestry: The proposed District includes approximately three dwellings. (This count includes all addressed structures in the District, and so may include any barns or other large structures with addresses.)

Local Development Patterns: The surrounding area is made up of large farm and forest parcels, with some smaller residential lots along the roads.

Comprehensive Plan Designation and Zoning Districts: The proposed District is entirely designated as Rural Areas in the Comprehensive Plan, and the parcels included in the District are zoned RA Rural Areas. The parcels adjoining the parcels in the proposed District are all zoned RA Rural Areas.

Environmental Benefits: The proposed District includes open agricultural land and forests. Protecting and preserving these properties in an Agricultural and Forestal District will help protect forest and productive farm land, which the Comprehensive Plan and Rural Areas Zoning Ordinances seek to preserve. Conservation of this area will help maintain the environmental integrity of the County and aids in the protection of ground and surface water, agricultural soils, and wildlife habitat.

Time Period: The proposed District would be under a 10-year review cycle, and would next be reviewed in 2025.

Recommendation: On September 28, 2015, the Agricultural/Forestal Districts Committee voted to recommend approval of the creation of the Green Mountain Agricultural and Forestal District.

#### **AFD 15-05 Eastham Addition – Henry**

The Albemarle County Code currently contains this description of the Eastham District:

***Sec. 3-212 Eastham Agricultural and Forestal District.** The district known as the "Eastham Agricultural and Forestal District" consists of the following described properties: Tax map 46, parcels 91B, 91C, 91E; tax map 63, parcels 1, 1A, 1A1, 2, 4, 14G, 14H, 14I, 26, 26A, 27, 28, 28A, 30F, 30G, 41A, 41A1, 41A2. This district, created on October 2, 1985 for not more than 10 years and last reviewed on August 6, 2014, shall next be reviewed prior to August 6, 2024.*

The District is located in the vicinity of Hammocks Gap Road and Virginia Route 20 (see Attachment C). It was created in 1985 with a total of 17 parcels and 898 acres. It now includes 21 parcels and 1,002 acres.

Local Development Patterns: The District primarily consists of pasture and forest land. There is some large-lot residential development in the surrounding area.

Comprehensive Plan Designation and Zoning Districts: The District is entirely designated as Rural Areas in the Comprehensive Plan, and the parcels included in the District are zoned RA Rural Areas.

Environmental Benefits: Protecting and preserving this land in an Agricultural and Forestal District will help protect forest and farm land, which the Comprehensive Plan and Rural Areas Zoning Ordinances seek to preserve. Conservation of this area will help maintain the environmental integrity of the County and aids in the protection of ground and surface water, agricultural soils, and wildlife habitat.

#### **Proposal:**

*AFD201500005 Eastham Addition – Henry:* This proposal would add one parcel to the District:

| Requested Additions |        |                          |                                                  |
|---------------------|--------|--------------------------|--------------------------------------------------|
| Parcel              | Acres  | Acres of Important Soils | Development Potential                            |
| 47-17B              | 27.818 | 27.32                    | Has one dwelling—no further development possible |

The parcel is largely open land with about 9 acres of wooded cover.

Recommendation: On September 28, 2015, the Agricultural/Forestral Districts Committee voted to recommend approval of this addition to the Eastham District.

### **AFD 15-06 Carter's Bridge Addition – Frank**

The Albemarle County Code currently contains this description of the Carter's Bridge District:

#### **Sec. 3-210 Carter's Bridge Agricultural and Forestal District.**

The district known as the "Carter's Bridge Agricultural and Forestal District" consists of the following described properties: Tax map 101, parcels 55A, 60; tax map 102, parcels 17A, 17B, 17B1, 17C, 17D, 18, 19, 19A, 19C, 20B; tax map 111, parcel 48; tax map 112, parcels 1, 3, 15, 15A, 16E, 16E1, 16E2, 16F2, 16J, 16K, 18H, 19E, 19F, 20, 21, 33A, 37D; tax map 113, parcels 1, 1A, 6A, 11A, 11F, 11F1, 11F2, 11F3, 11G, 11G1, 11G2, 11G3, 11H, 11I, 11J, 11K; tax map 114, parcels 2, 25A, 30, 31B, 31C, 31D, 51, 55, 56, 57, 57C, 57D, 67C, 67D, 67E, 67F, 67G, 67H, 67H1, 17I(part), 68, 69, 70; tax map 115, parcel 10; tax map 122, parcels 4, 4A, 6, 7, 8, 9, 10, 12, 12D, 12E, 12N, 33, 33A, 36; tax map 123, parcel 13B; tax map 124, parcel 11; tax map 130, parcel 19B. This district, created on April 20, 1988 for not more than 10 years and last reviewed on July 9, 2008, shall next be reviewed prior to July 9, 2018.

The District is located in is located in the southeastern portion of the County, in the area of Carter's Bridge, Blenheim, and Woodridge (see Attachment D). It was created in 1988 and included 8,036 acres. It now includes 87 parcels and 8,895 acres.

Local Development Patterns: The District primarily consists of forested land and pasture.

Comprehensive Plan Designation and Zoning Districts: The District is entirely designated as Rural Areas in the Comprehensive Plan, and the parcels included in the District are zoned RA Rural Areas.

Environmental Benefits: Protecting and preserving this land in an Agricultural and Forestal District will help protect forest and rich farm land, which the Comprehensive Plan and Rural Areas Zoning Ordinances seek to preserve. Conservation of this area will help maintain the environmental integrity of the County and aids in the protection of ground and surface water, agricultural soils, and wildlife habitat.

#### Proposal:

AFD201500006 *Carter's Bridge Addition - Frank*: This proposal would add one parcel to the District:

| Requested Additions |       |                          |                                                                                          |
|---------------------|-------|--------------------------|------------------------------------------------------------------------------------------|
| Parcel              | Acres | Acres of Important Soils | Development Potential                                                                    |
| 122-18D             | 28.78 | 28.78                    | One existing dwelling; has potential for two development-right lots and one 21-acre lot. |

The parcel is largely wooded, with some open area on Blenheim Road.

Recommendation: On September 28, 2015, the Agricultural/Forestal Districts Committee voted to recommend approval of this addition to the Carter's Bridge District.

### **AFD 15-07 Hardware Addition – Keeling**

The Albemarle County Code currently contains this description of the Hardware District:

**Sec. 3-214 Hardware Agricultural and Forestal District.** The district known as the "Hardware Agricultural and Forestal District" consists of the following described properties: Tax map 72, parcel 51C; tax map 73, parcels 38, 39C7, 41A, 41B1, 41B2, 42, 42A, 43, 44; tax map 74, parcels 6H, 6N, 26, 28, 28B; tax map 75, parcels 4A, 5; tax map 86, parcels 14, 16, 16A, 16C, 16D, 16E, 16F, 16H, 27, 27A; tax map 87, parcels 10, 13A, 13E (part consisting of 89.186 acres), 16A; tax map 88, parcels 2A, 3R, 3T, 3U, 3V, 6A, 20A, 20B, 20C, 20D, 20F, 23, 23E, 23F, 24, 24A, 24B, 26B, 29, 40, 42; tax map 99, parcels 10(part), 29, 52, 52B. This district, created on November 4, 1987 for not more than 10years and last reviewed on September 12, 2007, shall next be reviewed prior to September 12, 2017.

The Hardware Agricultural and Forestal District is located to either side of US 29 South, in the vicinity of Crossroads and Red Hill. (Attachment E) The district is characterized by large areas of forest, as well as by pastures.

The District originally included 5,947 acres. The District now includes 56 parcels and 3,362 acres.

Local Development Patterns: The District primarily consists of pasture and forest land.

Comprehensive Plan Designation and Zoning Districts: The District is entirely designated as Rural Areas in the Comprehensive Plan, and the parcels included in the District are zoned RA Rural Areas.

Environmental Benefits: Protecting and preserving this land in an Agricultural and Forestal District will help protect forest and farm land, which the Comprehensive Plan and Rural Areas Zoning Ordinances seek to preserve. Conservation of this area will help maintain the environmental integrity of the County and aids in the protection of ground and surface water, agricultural soils, and wildlife habitat.

### **Proposal:**

*AFD201500007 Hardware Addition – Keeling:* This proposal would add one parcel to the District. This parcel is adjacent to another parcel under the same ownership that was added to the District last year.

| <b>Requested Additions</b> |              |                                 |                                                                           |
|----------------------------|--------------|---------------------------------|---------------------------------------------------------------------------|
| <b>Parcel</b>              | <b>Acres</b> | <b>Acres of Important Soils</b> | <b>Development Potential</b>                                              |
| 88-3M                      | 21           | 20.67 (some under water)        | No dwellings; Can have one dwelling, but no further development potential |

The parcel is largely open and includes several acres of pond.

Recommendation: On September 28, 2015, the Agricultural/Forestral Districts Committee voted to recommend approval of this addition to the Hardware District.

#### **AFD 15-08 Lanark Addition – Vernon**

The Albemarle County Code currently contains this description of the Lanark District:

**Sec. 3-221 Lanark Agricultural and Forestal District.** The district known as the "Lanark Agricultural and Forestal District" consists of the following described properties: Tax map 90, parcels 12, 14A; tax map 90B, parcel A-11; tax map 91, parcels 21, 21A, 21B, 31; tax map 92, parcels 64, 64A, 64C; tax map 102, parcels 33, 35, 35A, 35B, 35C, 37, 40, 40B, 40C; tax map 103, parcels 1, 1A, 1B, 1C, 1D, 1E, 1F, 1G, 1H, 1J, 1K, 1L, 1M, 2A, 2B, 3, 3A, 3B, 3C, 3G, 5, 9, 9A, 9B, 9C, 9D, 9E, 9F, 10A, 10B, 10D, 43, 43D, 43F, 43J, 43L, 43L1, 43M, 68 (part). This district, created on April 20, 1988 for not more than 10 years and last reviewed on July 9, 2008, shall next be reviewed prior to July 9, 2018.

The District is located north of Overton and south of Ash Lawn-Highland (Attachment F). It was created in 1988, and originally included 996.05 acres. It now includes 52 parcels and 5,957 acres.

Local Development Patterns: The District primarily consists of evergreen and deciduous forest, open pasture, agricultural fields, hedgerows, as well as occasional residential and agricultural buildings.

Comprehensive Plan Designation and Zoning Districts: The District is entirely designated as Rural Areas in the Comprehensive Plan, and the parcels included in the District are zoned RA Rural Areas.

Environmental Benefits: Protecting and preserving this land in an Agricultural and Forestal District will help protect forest and rich farm land, which the Comprehensive Plan and Rural Areas Zoning Ordinances seek to preserve. Conservation of this area will help maintain the environmental integrity of the County and aids in the protection of ground and surface water, agricultural soils, and wildlife habitat.

#### Proposal:

*AFD201500008 Lanark Addition - Vernon:* This proposal would add one parcel to the District:

| <b>Requested Additions</b> |              |                                 |                                                       |
|----------------------------|--------------|---------------------------------|-------------------------------------------------------|
| <b>Parcel</b>              | <b>Acres</b> | <b>Acres of Important Soils</b> | <b>Development Potential</b>                          |
| 103-2E                     | 20.7         | 15.05                           | Has one dwelling; parcel has five development rights. |

The parcel is almost entirely wooded, except for the area around the dwelling.

Recommendation: On September 28, 2015, the Agricultural/Forestral Districts Committee voted to recommend approval of this addition to the Lanark District.

#### **AFD 15-09 Keswick Addition – Aiello and AFD 15-11 Keswick Addition – Traylor**

The Albemarle County Code currently contains this description of the Keswick District:

**Sec. 3-219 Keswick Agricultural and Forestal District.** The district known as the "Keswick Agricultural and Forestal District" consists of the following described properties: Tax map 48, parcels 30, 30A, 30B, 30C, 30D, 30E; tax map 63, parcels 39, 39A, 40, 42A; tax map 64, parcels 5, 7, 7A, 8A, 9, 10, 10A, 10B, 10C, 10D, 11, 12, 13, 13A, 14; tax map 65, parcels 13, 14A, 14A1, 31C1, 31C3, 31D, 32; tax map 79, parcel 46; tax map 80, parcels 1, 2, 2A, 2C, 3A, 3A1, 3G, 3H, 3I, 4, 61D, 88, 114A, 115, 164, 169, 169A, 169C, 169C1, 174, 176, 176A, 182, 183A, 190, 192, 194; tax map 81, parcels 1, 8A, 15A6, 15B, 63, 69, 72, 73, 74, 79. This district, created on September 3, 1986 for not more than 10 years and last reviewed on November 12, 2014, shall next be reviewed prior to November 12, 2024.

The District is located in the vicinity of Keswick (see Attachment G). It was created in 1986 with a total of 41 parcels and 5,412 acres. It now includes 70 parcels and 6,913 acres.

Local Development Patterns: The District primarily consists of pasture and hardwood forest.

Comprehensive Plan Designation and Zoning Districts: The District is entirely designated as Rural Areas in the Comprehensive Plan, and the parcels included in the District are zoned RA Rural Areas.

Environmental Benefits: Protecting and preserving this land in an Agricultural and Forestal District will help protect forest and rich farm land, which the Comprehensive Plan and Rural Areas Zoning Ordinances seek to preserve. Conservation of this area will help maintain the environmental integrity of the County and aids in the protection of ground and surface water, agricultural soils, and wildlife habitat.

Proposals:

*AFD201500009 Keswick Addition - Aiello:* This proposal would add one parcel to the District:

| <b>Requested Additions</b> |              |                                 |                                                                       |
|----------------------------|--------------|---------------------------------|-----------------------------------------------------------------------|
| <b>Parcel</b>              | <b>Acres</b> | <b>Acres of Important Soils</b> | <b>Development Potential</b>                                          |
| 81-11H                     | 48.41        | 44.32                           | Has one dwelling; property can only be developed as two 21-acre lots. |

The parcel is wooded except for the dwelling.

*AFD201500011 Keswick Addition - Traylor:* This proposal would add two parcels to the District:

| <b>Requested Additions</b> |              |                                 |                                                                       |
|----------------------------|--------------|---------------------------------|-----------------------------------------------------------------------|
| <b>Parcel</b>              | <b>Acres</b> | <b>Acres of Important Soils</b> | <b>Development Potential</b>                                          |
| 48-45                      | 14.57        | 32.11                           | Has one dwelling. Two parcels have a total of ten development rights. |
| 48-46                      | 25.46        |                                 |                                                                       |
|                            |              |                                 |                                                                       |
| Total                      | 40.03        |                                 |                                                                       |

The parcels are wooded except for the dwelling.

Recommendation: On September 28, 2015, the Agricultural/Forestal Districts Committee voted to recommend approval of these additions to the Keswick District.

### **AFD 15-10 Jacob's Run Addition – Collins**

The Albemarle County Code currently contains this description of the Jacob's Run District:

**Sec. 3-218 Jacobs Run Agricultural and Forestal District.** The district known as the "Jacobs Run Agricultural and Forestal District" consists of the following described properties: Tax map 19, parcels 25, 25A; tax map 19A, parcels 22, 31; tax map 20, parcel 6J; tax map 30, parcel 32B; tax map 31, parcels 1, 1B, 4K, 8, 8E, 16, 16B, 44C, 45, 45B, 45C. This district, created on January 6, 1988 for not more than 6 years, since amended to continue for not more than 10 years and last reviewed on December 2, 2009, shall next be reviewed prior to December 2, 2019.

The district included 624.6 acres when it was founded. It now includes 17 parcels and 973 acres (see Attachment H).

Local Development Patterns: The District primarily consists of forest and pasture land.

Comprehensive Plan Designation and Zoning Districts: The District is entirely designated as Rural Areas in the Comprehensive Plan, and the parcels included in the District are zoned RA Rural Areas.

Environmental Benefits: Protecting and preserving this land in an Agricultural and Forestal District will help protect forest and rich farm land, which the Comprehensive Plan and Rural Areas Zoning Ordinances seek to preserve. Conservation of this area will help maintain the environmental integrity of the County and aids in the protection of ground and surface water, agricultural soils, and wildlife habitat. The Jacob's Run District is located in the watersheds of the South Fork Rivanna Reservoir, Chris Green Lake, and the North Fork Rivanna water intake, and so helps to protect the public water supply.

#### Proposal:

*AFD201500010 Jacob's Run Addition - Collins:* This proposal would add one parcel to the District:

| <b>Requested Additions</b> |              |                                 |                                                |
|----------------------------|--------------|---------------------------------|------------------------------------------------|
| <b>Parcel</b>              | <b>Acres</b> | <b>Acres of Important Soils</b> | <b>Development Potential</b>                   |
| 20-6S                      | 21.01        | 20.95                           | One dwelling; no further development potential |

The parcel is partly wooded and partly open land.

Recommendation: On September 28, 2015, the Agricultural/Forestal Districts Committee voted to recommend approval of this addition to the Jacob's Run District. The Committee noted that this recommendation was made to be consistent with the County's past practice of recommending approval of all proposed additions that meet the basic distance requirements for joining to a District. However, the Committee asked staff to note that they had concerns over the lack of development potential on this property. Discussions with the Committee have indicated a growing concern that properties without development potential can use the District program to qualify for the open space land-use tax rate without providing any significant conservation benefit.

### **AFD 15-12 Moorman's River Addition - McMurdo**

The Albemarle County Code currently contains this description of the Moorman's River District:

**Sec. 3-222 Moorman's River Agricultural and Forestal District.** The district known as the "Moorman's River Agricultural and Forestal District" consists of the following described properties: Tax map 27, parcels 32, 34, 34A, 40, 40A, 40A1, 42, 42A; tax map 28, parcels 2, 2A, 3, 4, 5, 6, 6A, 6B, 7A, 7A1, 7B, 8, 12, 12A, 12B, 13, 13A, 17A, 17C, 18, 25 (part), 30, 30A, 30A1, 30B 32B, 32D, 34B, 35, 35B, 37A, 37B, 37C, 38; tax map 29, parcels 2C, 4E, 8, 8B, 8E, 8E1, 8J, 9, 10, 15C, 40B, 40C, 40D, 45, 45H1, 45H2, 49C, 50, 54A, 61, 62, 63, 63A, 63D, 67C, 69F, 70A, 70B, 70C, 70F, 70H1, 70K, 70L, 70M, 71, 71A, 74A, 76, 78, 78A1, 79C, 79E, 79F, 84, 85; tax map 30, parcels 10, 10A, 10C, 12C, 12C1, 12D, 23; tax map 41, parcels 8, 8B, 8C, 8D, 9E, 15, 15A, 17C, 18, 19, 41C, 41H, 44, 50, 50C, 65A1, 67B, 70, 72, 72B, 72C, 72D, 72E, 72F, 89; tax map 42, parcels 5, 6, 6B, 8, 8C, 10, 10A, 10D, 37F, 37J, 38, 40, 40C, 40D, 40D1, 40G, 40H2, 41, 41B, 42B, 42B1, 43, 43A, 44; tax map 43, parcels 1, 1F, 2A1, 2B, 3A, 4D, 5, 5A, 9, 10, 16B2, 16B3, 18E4, 18G, 18J, 19I, 19N, 19P, 20A, 20B, 20C, 2I, 21A, 24, 25A, 25B, 30, 30A, 30B, 30B1, 30B2, 30B3, 30B4, 30G, 30H, 30M, 30N, 32H, 33, 33E, 34D1, 41, 42, 43, 44, 45, 45C, 45D; tax map 44, parcels 1, 2, 24, 26, 26A, 26B, 26C, 27B, 27C, 28, 29, 29A, 29D, 30, 30A, 30B, 31, 31A, 31A1, 31D, 31F, 31G, 31H; tax map 57, parcel 69; tax map 59, parcels 32, 32A, 34, 35, 82A; tax map 60E3, parcel 1. This district, created on December 17, 1986 for not more than 10years and last reviewed on November 12, 2014, shall be next reviewed prior to November 12, 2024.

The District is located in the vicinity of White Hall, Millington, Free Union, and Owensville (see Attachment I). It was created in December, 1986 with a total of 151 parcels and 7,200 acres. It now includes 219 parcels and 10,601 acres.

Local Development Patterns: The District primarily consists of mixed forest and open land.

Comprehensive Plan Designation and Zoning Districts: The District is entirely designated as Rural Areas in the Comprehensive Plan, and the parcels included in the District are zoned RA Rural Areas.

Environmental Benefits: Protecting and preserving this land in an Agricultural and Forestal District will help protect forest and rich farm land, which the Comprehensive Plan and Rural Areas Zoning Ordinances seek to preserve. Conservation of this area will help maintain the environmental integrity of the County and aids in the protection of ground and surface water, agricultural soils, and wildlife habitat. The Moorman's River District is located mostly in the South Fork Rivanna River watershed and thus helps to protect the largest public water supply for the County and the City of Charlottesville.

Proposal:

*AFD201500012 Moorman's River Addition - McMurdo:* This proposal would add one parcel to the District:

| Requested Additions |        |                          |                                                                                                  |
|---------------------|--------|--------------------------|--------------------------------------------------------------------------------------------------|
| Parcel              | Acres  | Acres of Important Soils | Notes                                                                                            |
| 30-12               | 254.24 | 155.55                   | Property has four dwellings. Has potential for one development-right lot and seven 21-acre lots. |

The parcel is primarily open land with some wooded areas and hedgerows.

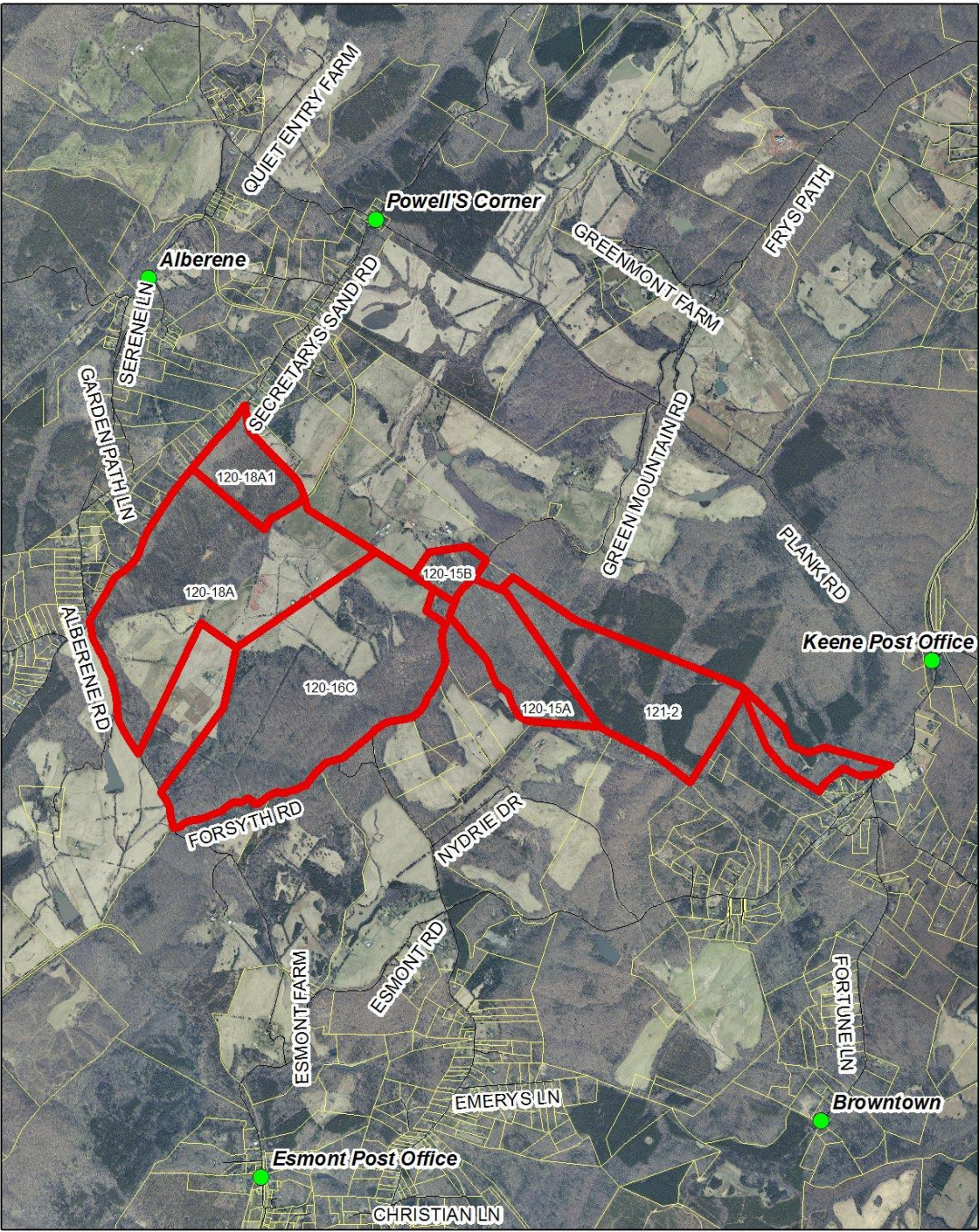
Recommendation: On September 28, 2015, the Agricultural/Forestal Districts Committee voted to recommend approval of this addition to the Moorman's River District.

Attachments:

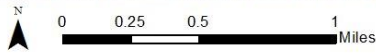
- A. AFD 15-04 Green Mountain District Creation - Map



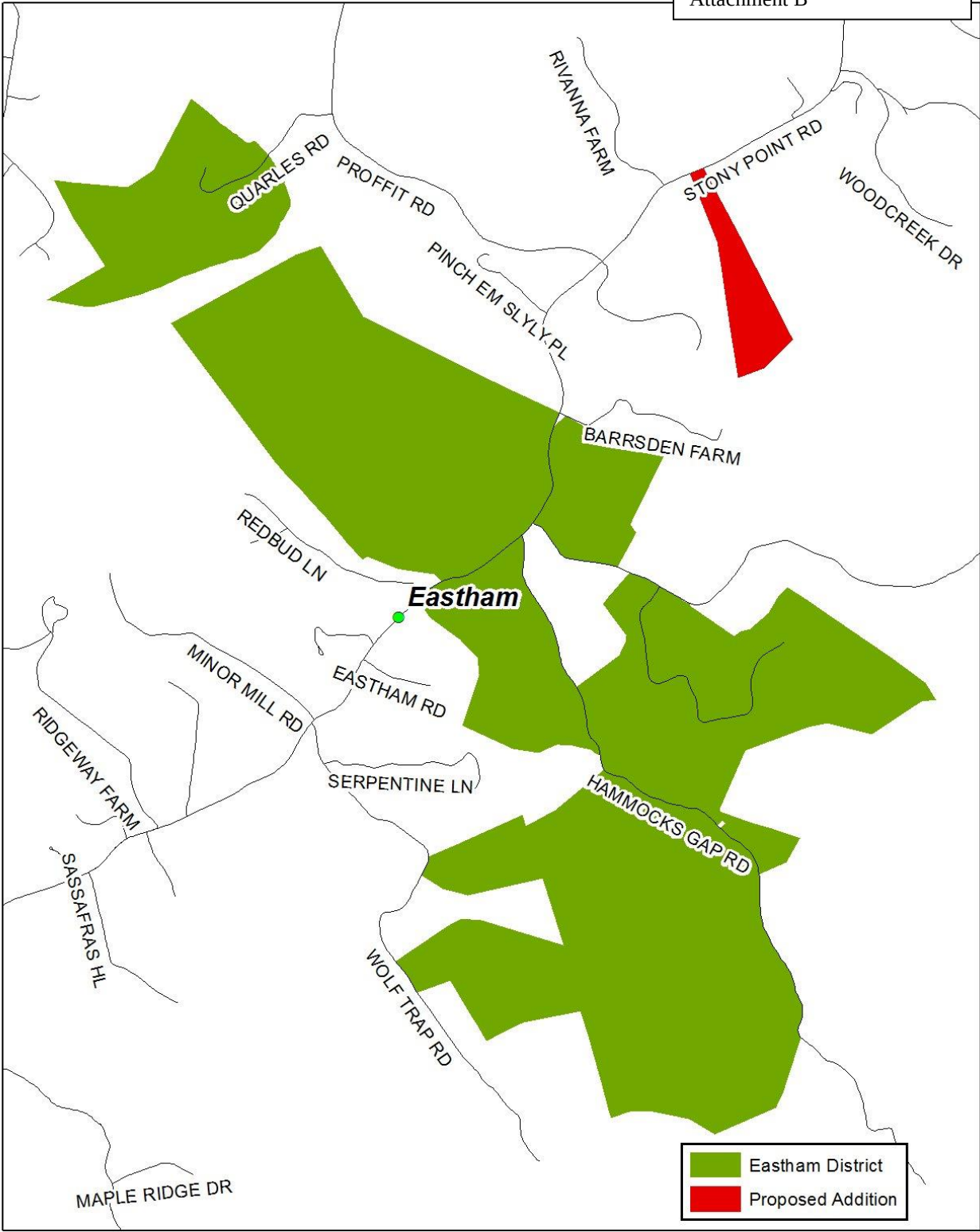
- B. AFD 15-05 Eastham Addition – Henry - Map
- C. AFD 15-06 Carter's Bridge Addition – Frank - Map
- D. AFD 15-07 Hardware Addition - Keeling - Map
- E. AFD 15-08 Lanark Addition – Vernon - Map
- F. AFD 15-09 Keswick Addition – Aiello & AFD 15-11 Keswick Addition – Traylor - Map
- G. AFD 15-10 Jacob's Run Addition – Collins - Map
- H. AFD 15-12 Moorman's River Addition – McMurdo - Map



AFD2015-00004 Green Mountain District Creation

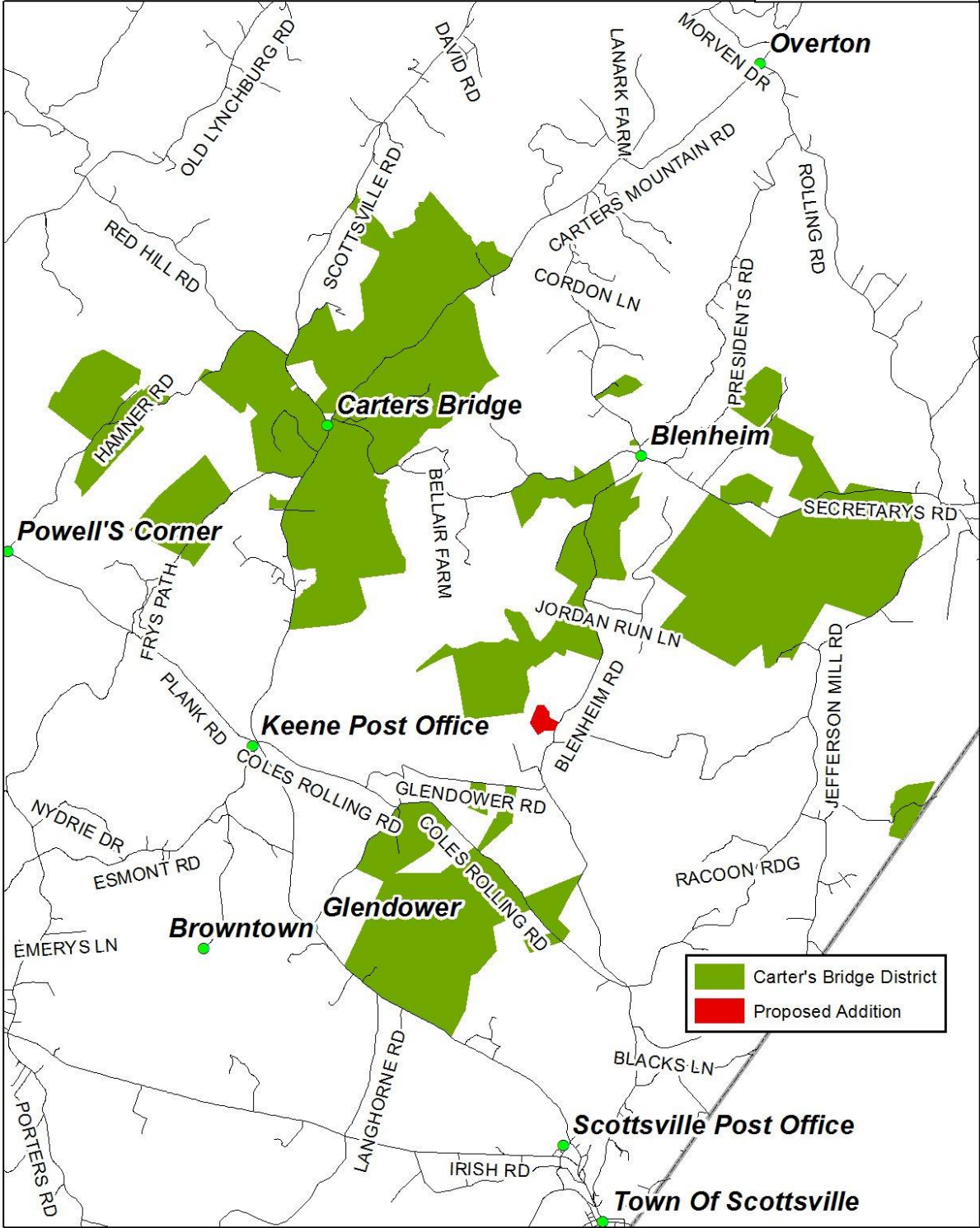




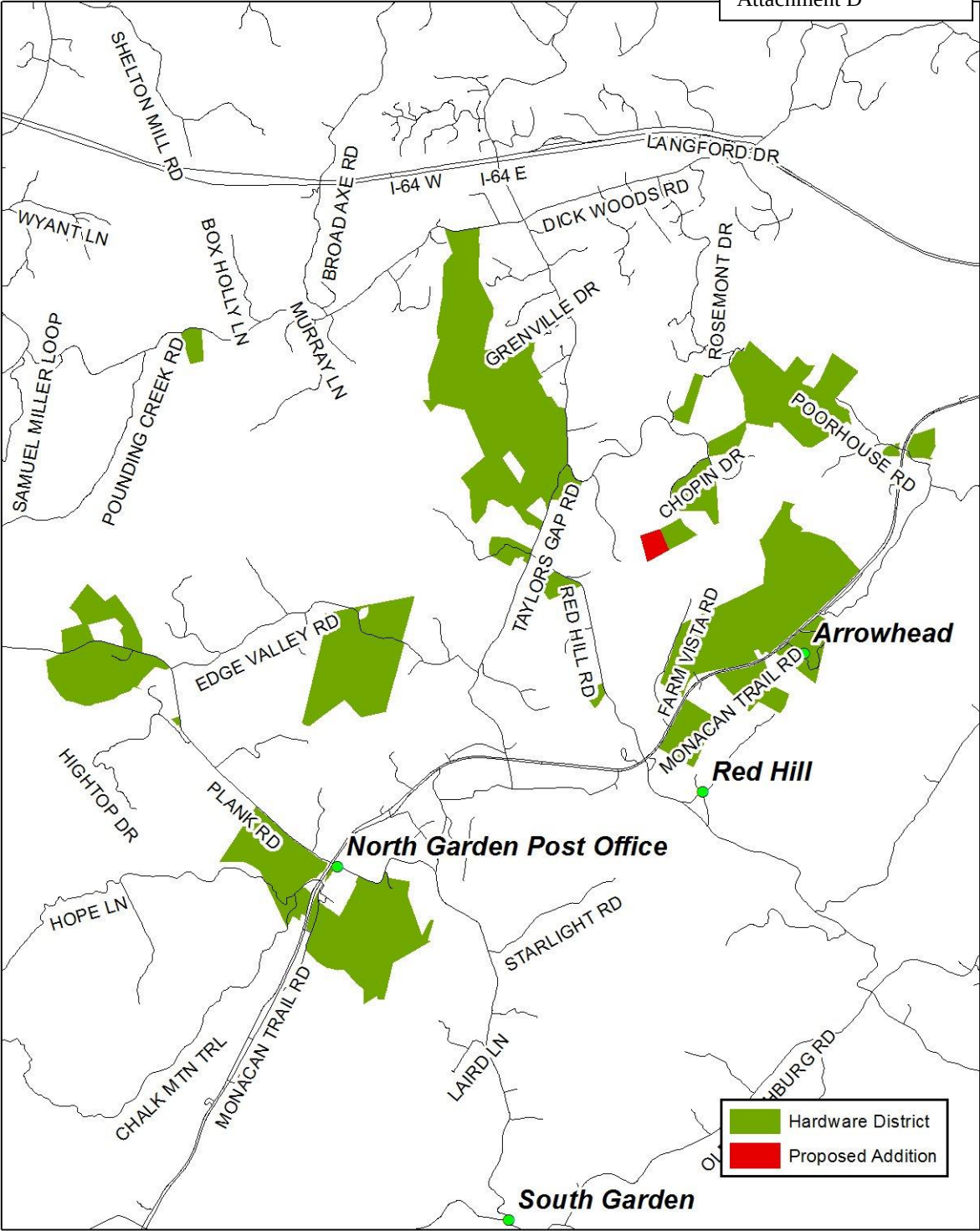


AFD2015-00005 Eastham Addition - Henry

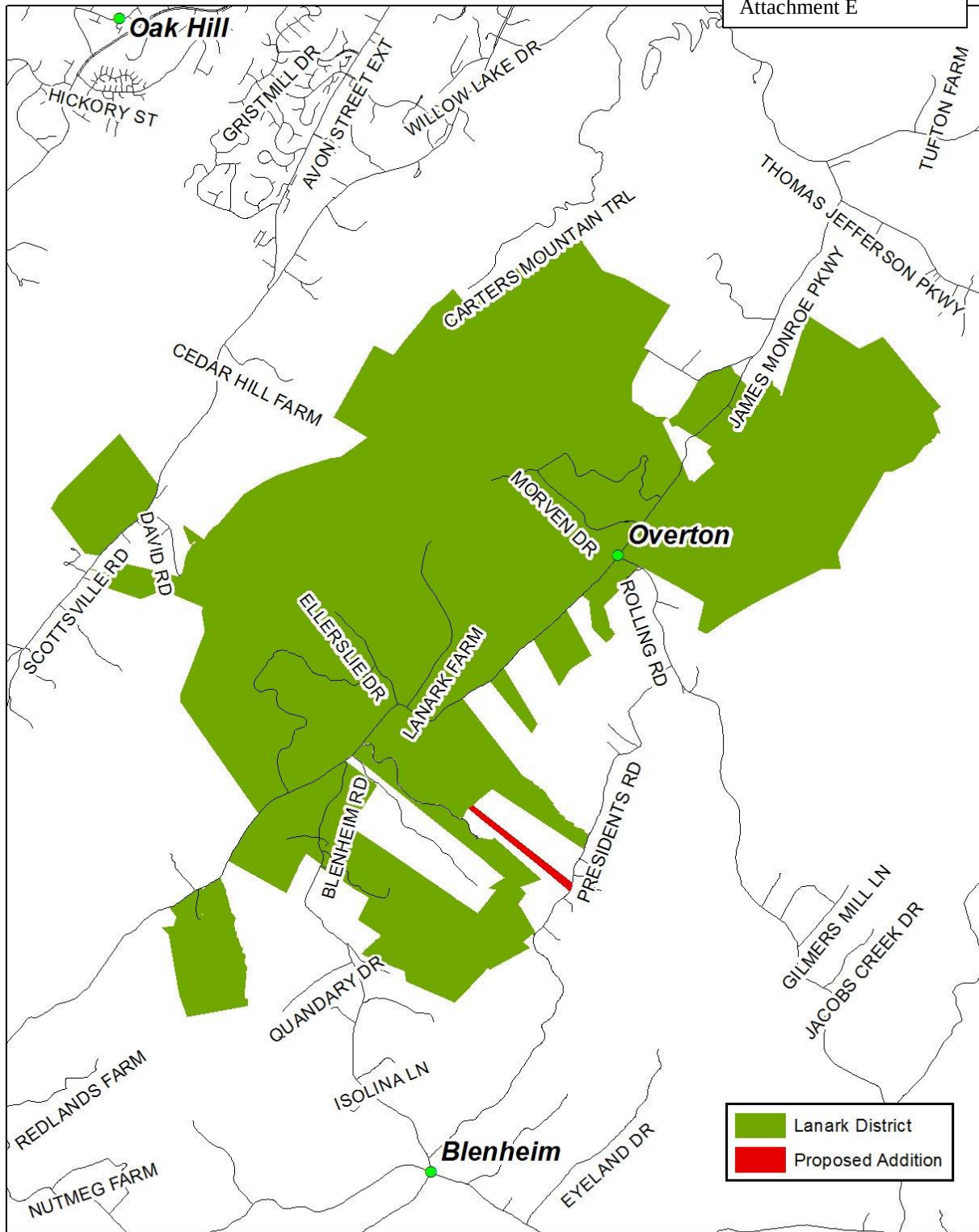




AFD2015-00006 Carter's Bridge Addition - Frank

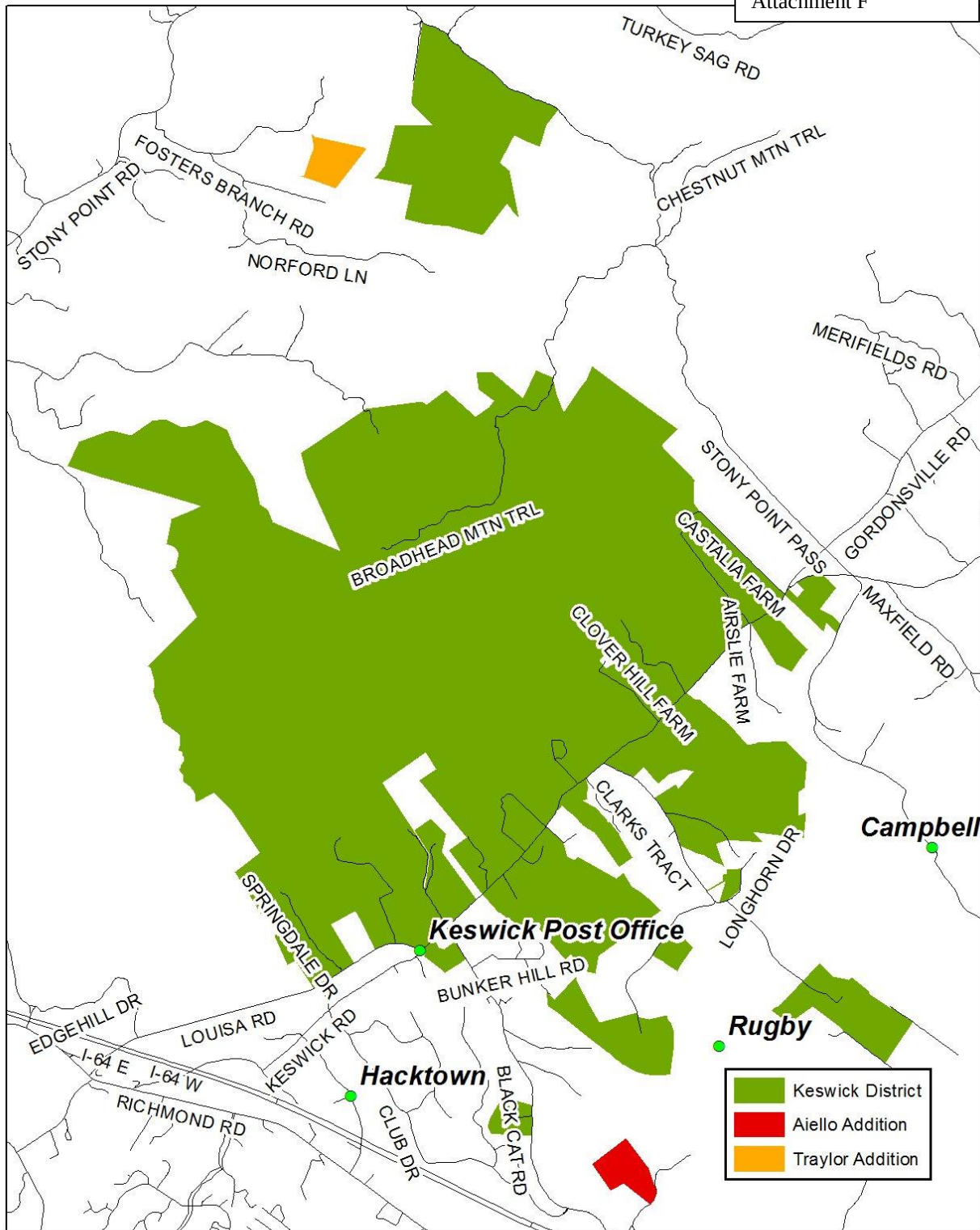


AFD2015-00007 Hardware Addition - Keeling

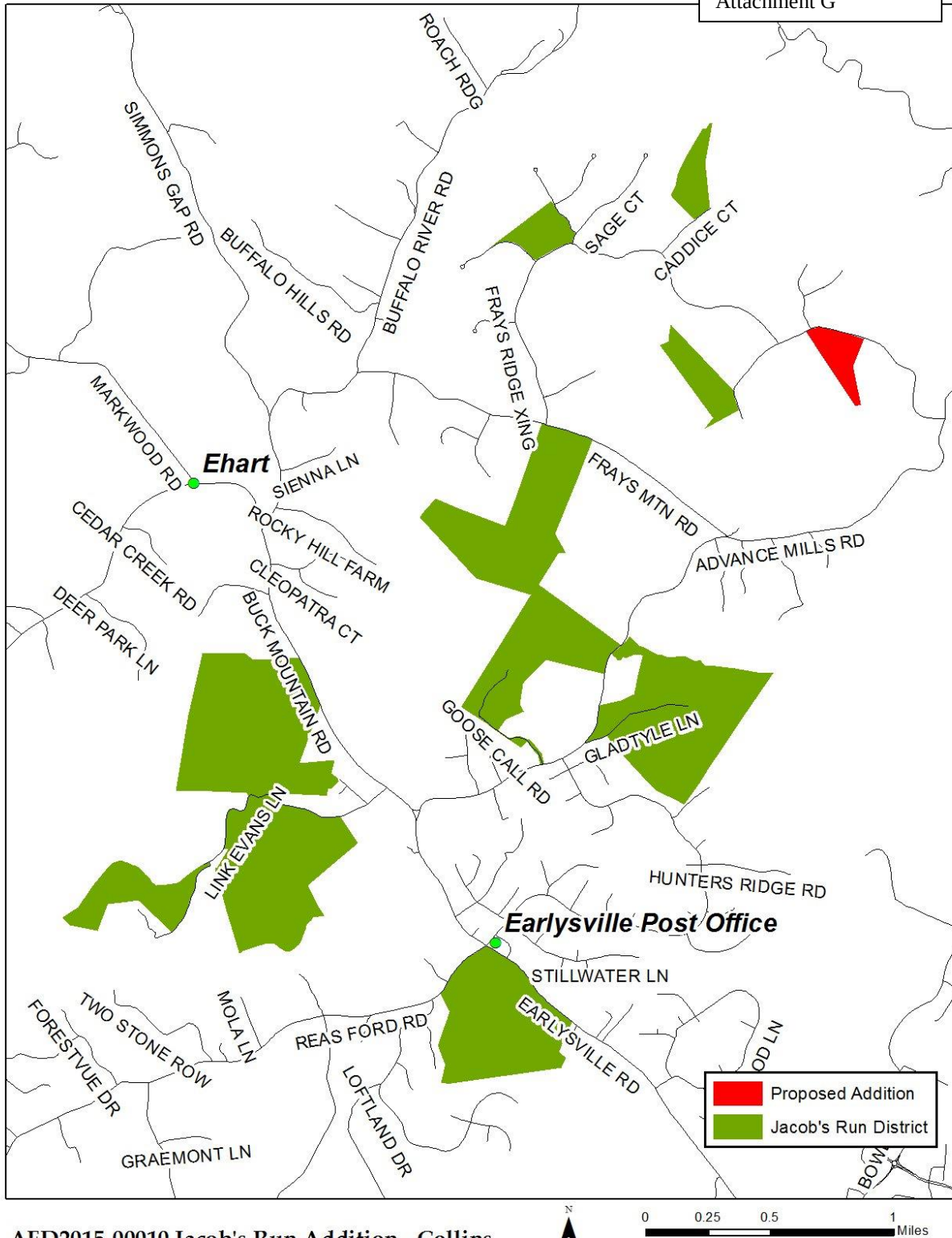


AFD2015-00008 Lanark Addition - Vernon



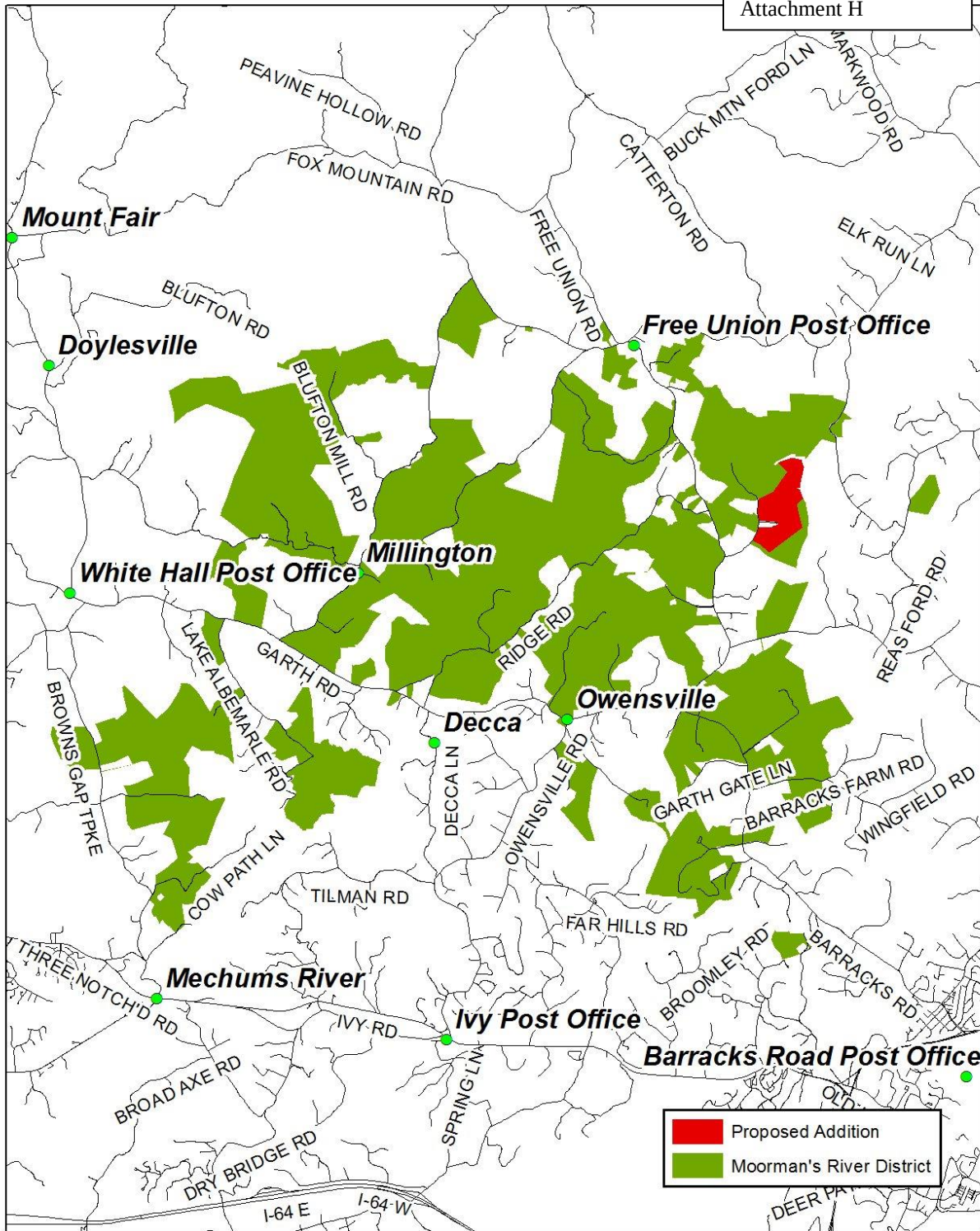


AFD2015-00009 & -00011 Keswick Additions



AFD2015-00010 Jacob's Run Addition - Collins





AFD2015-00012 Moorman's River Addition - McMurdo