

approved
by SB
12/10/98

GREENWAY ACQUISITION POLICY

1. Definitions

- a. The term "Greenways" refers to an interconnected network of off-road human transportation corridors.
- b. Types include:
 - 1. Recreation Paths: may be paved or gravel
 - 2. Primitive Path: unpaved trails, minimal grading and improvements
- c. The standard Williston Greenway Easement is a 20' easement grant in perpetuity. Town of Williston is responsible for signage and maintenance. While the landowner is covered by Vermont's Landowner Liability laws, The town of Williston's liability policy covers the specific trail easement.

2. Policy

- a. The Williston Conservation Commission seeks Greenway Easements that meet the following conditions:
 - 1. There is a greenway designation on the Open space map in the Town Comprehensive Plan located on or in the immediate vicinity of the property under consideration.
 - 2. The Conservation Commission and/or staff has done a site visit confirming the suitability of the proposed easement fitting in with the Williston greenway network.
 - 3. The Conservation Commission and/or staff have discussed the proposed siting of the easement with the owner or developer.
 - 4. The Williston Greenway Easement will be modeled after the Vermont Land Trust Standard Trail Easement document.
 - 5. Funding for Greenway Easements will come from the Williston Environmental Reserve Fund, with supplemental leveraging funds from other sources here available.
- b. Easements can be obtained in several ways:
 - 1. Development process: The Conservation Commission can recommend the specific or general siting of a greenway easement to be a condition of the development's approval. This easement would be conveyed to the town of Williston at no outright fee upon approval of the application.

2. Land Conservation Process: As part of the process of conserving Open Space in Williston, a specific trail easement may be created if a link of the proposed Williston Greenway network passes on or near the protected land.

3. Trail development process: Specific sections of the Williston Greenway network may be prioritized as key links by the Conservation Commission. For these properties, the Commission would proactively seek out landowners on or near the critical links. In this case, Williston would be willing to pay the landowner \$1/linear foot of Greenway Easement to offset the potential reduction in the property's value as result of granting the easement. For Greenway Easements less than 500 feet, the easement fee would be \$500 per Easement. In addition, upon landowner request, the Conservation Commission would inform town lister of easement so that the easement's effect can be incorporated in the town's tax assessment of the property.

4. Trail Easement: Donations. Landowners who have existing trails may approach the town regarding donation of the trail easement. Unless this trail is viewed as a "key link" as in case #3 above, the town would only accept the easement if it were donated. The Commission would, upon landowner request, inform the town lister of the easement so that the easement can be incorporated into the town's tax assessment of the property

Approved by the Williston Conservation Commission 11/18/98

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