

**Ranking Order of ACE Applicants from Round 8 (FY 2007-08)**

(20 points are needed to qualify for ACE Funding)

<b>Applicant</b>	<b>Tax Map</b>	<b>Acres</b>	<b>Points</b>	<b>Tourism</b>	<b>Eligibility</b>
<b>Anderson, Margaret</b> (Carters Bridge)	TM 101, Parcel 60	247.800 acres	53.89 points	yes	eligible
<b>Garnett, Mercer</b> (Earlsville)	TM 44, Parcel 4J	21.500 acres	31.59 points	no	eligible
	<u>TM 44, Parcel 4K</u>	<u>50.000 acres</u>			
	Total	71.500 acres			
<b>Hudson, Michael</b> (North Garden)	TM 100, Parcel 1	217.140 acres	30.91 points	yes	eligible
<b>Riddervold, Leif</b> (Covesville)	TM 118, Parcel 1	270.487 acres	30.09 points	yes	eligible
<b>Dutnell, Peter</b> (North Garden)	TM 99, Parcel 36C	89.883 acres	29.38 points	yes	eligible
	<u>TM 99, Parcel 38</u>	<u>62.998 acres</u>			
	Total	152.881 acres			
<b>Hudson, Fred</b> (Free Union)	TM 29, Parcel 61	83.022 acres	27.76 points	no	eligible
<b>Thurman, Thelma</b> (Milton)	TM 94, Parcel 20A	108.400 acres	25.36 points	no	eligible
<b>Rives, Barclay</b> (Cismont)	TM 65, Parcel 93A1	3.811 acres	24.58 points	yes	eligible
	TM 65, Parcel 94	3.000 acres			
	TM 65, Parcel 94 "A"	1.250 acres			
	TM 65, Parcel 94 "B"	15.950 acres			
	TM 65, Parcel 95	4.872 acres			
	TM 65, Parcel 95A	3.978 acres			
	<u>TM 65, Parcel 121</u>	<u>38.840 acres</u>			
Total	71.701 acres				
<b>Rushia, Ed &amp; Chris</b> (Crozet)	TM 39, Parcel 27	86.700 acres	21.92 points	yes	eligible
-----					
<b>Roberston, Anna Lee</b> (Milton)	TM 94, Parcel 20	106.400 acres	19.67 points	no	ineligible
<b>Barksdale, John</b> (North Garden)	TM 100, Parcel 34	153.010 acres	18.89 points	no	ineligible
<b>Fallon, Marcia</b> (Schuyler)	TM 119, Parcel 5	78.957 acres	17.30 points	yes	ineligible
	TM 119, Parcel 5A	5.992 acres			
	<u>TM 119, Parcel 6A</u>	<u>15.500 acres</u>			
	Total	100.449 acres			
<b>Ford, Barbara</b> (Brown's Cove)	TM 6, Parcel 21	40.000 acres	15.68 points	yes	ineligible
<b>Cornwell, Oden</b> (Howardsville)	TM 134, Parcel 7A	80.000 acres	12.72 points	no	ineligible
Number of New Applications:	10 Applications	1,230.279 acres			
Number of Re-enrolled Applications:	4 Applications	498.171 acres			
Number of Eligible Applications:	9 Applications	1,309.631 acres			

**Note:** Tourism value is determined by the presence of specific elements from the ranking evaluation criteria making certain properties eligible for funding from the transient lodging tax. The specific criteria include the following: contains historic resources or lies in a historic district; lies in the primary Monticello viewshed; adjoins a Virginia scenic highway, byway or entrance corridor; lies on a state scenic river; provides mountaintop protection

## Ranking Evaluation Criteria & Points Determination

Owner: **Margaret Anderson**  
 Property: TM 101, Parcel 60 (247.800 acres) 11 DivR's + 5 DevR's = 16 DR's

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	5,369 feet on Davey	plats/County overlay maps	12.74
Criteria A.2	247.800 acres	RE Assessor's Office	4.96
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	11 usable DR's eliminated	Zoning & Planning Departments	5.50
Criteria C.1	no	County overlay maps	0.00
Criteria C.2	no	landowner	0.00
Criteria C.3	3,648 feet on SR 717 2,325 feet on SR 708	County tax map/plats	7.97
Criteria C.4	yes (Southern Albemarle RHD)	PEC/Monticello viewshed maps	3.00
Criteria C.5	Smooth sweet-shrub	DCR Division of Natural Heritage	2.00
Criteria C.6	179 acres	County Soil Survey	3.58
Criteria C.7	2,462 feet on Hardware River	County overlay maps	1.23
Criteria C.8	no	plat/survey/County overlay maps	0.00
Criteria C.9	2,462 feet on Hardware River 5,824 feet on S. Fork Hardware River	landowner	12.91
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay maps	0.00
Criteria D.1	n/a	Based on income grid	0.00
Point Total			53.89

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
 DCR = Department of Conservation and Recreation  
 SH = Scenic Highway; EC = entrance corridor; SR = State Road  
 CE = Conservation Easement  
 SFRR = South Fork Rivanna River watershed  
 SWMHD = Southwest Mountains Historic District

## ACE Ranking Evaluation Criteria & Points Determination

Owner:	<b>Mercer Garnett</b>	
Property:	TM 44, Parcel 4J (21.500 acres)	0 DivR's + 5 DevR's = 5 DR's
	<u>TM 44, Parcel 4K (50.000 acres)</u>	<u>1 DivR's + 5 DevR's = 6 DR's</u>
	Total (71.500 acres)	1 DivR's + 10 DevR's = 11 DR's

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	3,812' on Garnett (TM 44-4H)	County overlay map	9.62
Criteria A.2	71.500 acres	RE Assessor's Office	1.43
Criteria B.1	no	landowner	0.00
Criteria B.2	yes	landowner	3.00
<i>Criteria B.3</i>	<i>9 DR's eliminated</i>	<i>Zoning &amp; Planning Department</i>	<i>4.50</i>
Criteria C.1	no	County overlay map	0.00
Criteria C.2	yes	landowner	3.00
Criteria C.3	1,605' on SR 676	County overlay map	3.61
Criteria C.4	no	DHR & Monticello viewshed maps	0.00
Criteria C.5	yes (James spinymussel etc.)	DCR - Division of Natural Heritage	2.00
Criteria C.6	71 acres "prime soil"	County Soil Survey	1.43
Criteria C.7	yes (in watershed of SFRR)	County overlay map	3.00
Criteria C.8	no	County overlay map	0.00
Criteria C.9	no	landowner	0.00
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay map	0.00
Criteria C.12	no	Department of Forestry	0.00
<u>Criteria D.1</u>	<u>n/a</u>	<u>VOF, PEC, TNC etc.</u>	<u>0.00</u>
Point Total			<i>31.59 points</i>

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
SFRR = South Fork Rivanna River Reservoir

**ACE Ranking Evaluation Criteria & Points Determination**

Owner:	<b>Michael Hudson</b>		
Property:	Parcel A ( 40.00 acres)	1 DivR's + 3 DevR's =	4 DR's
	Parcel B ( 110.50 acres)	4 DivR's + 5 DevR's =	9 DR's
	Parcel C ( 51.00 acres)	1 DivR's + 5 DevR's =	6 DR's
	Parcel D ( 17.71 acres)	0 DivR's + 5 DevR's =	5 DR's
	TM 100- 1 (217.140 acres)	6 DivR's + 18 DevR's =	24 DR's

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	w/in ¼ mile of Powell	County overlay map	2.00
Criteria A.2	217.14 acres	RE Assessor's Office	4.34
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	22 DR's eliminated	Zoning & Planning Department	11.00
Criteria C.1	yes - 50 acres in MOD no acres in RAB	County overlay map	1.00
Criteria C.2	yes	landowner	5.00
Criteria C.3	1,328' on SR 813	County overlay map	3.33
Criteria C.4	no	DHR & Monticello viewshed maps	0.00
Criteria C.5	yes (5,000' upstream of American eel & mountain red belly dace)	DCR - Division of Natural Heritage	2.00
Criteria C.6	97 acres "prime soil"	County Soil Survey	1.94
Criteria C.7	no	County overlay map	0.00
Criteria C.8	no	County overlay map	0.00
Criteria C.9	300' on SF Hardware River (in CREP)	landowner	0.30
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay map	0.00
Criteria C.12	no	Department of Forestry	0.00
Criteria D.1	n/a	VOF, PEC, TNC etc.	0.00
Point Total			30.91 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
SFRR = South Fork Rivanna River Reservoir  
MOD = Mountain overlay District; RAB = Ridge Area Boundary (land within 100' of ridgetop)

## ACE Ranking Evaluation Criteria & Points Determination

Owner: **Leif Riddervold**

Property: TM 119, Parcel 1 (270.487 acres)

12 DivR's + 5 DevR's = 17 DR's'  
(12 usable development rights)

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	no	County overlay map	0.00
Criteria A.2	270.487 acres	RE Assessor's Office	5.41
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	8 DR's eliminated	Zoning & Planning Department	4.00
Criteria C.1	yes - 202 acres in MOD 8 acres in RAB	County overlay map	4.44
Criteria C.2	no	landowner	0.00
Criteria C.3	visible from Entrance Corridor	County overlay map	2.00
Criteria C.4	no	DHR & Monticello viewshed maps	0.00
Criteria C.5	yes	DCR - Division of Natural Heritage	5.00
Criteria C.6	162 acres "prime soil"	County Soil Survey	3.24
Criteria C.7	no	County overlay map	0.00
Criteria C.8	no	County overlay map	0.00
Criteria C.9	4,000' on two streams w/ 50+ foot wide buffers	landowner	6.00
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay map	0.00
Criteria C.12	no	Department of Forestry	0.00
<u>Criteria D.1</u>	<u>n/a</u>	<u>VOF, PEC, TNC etc.</u>	<u>0.00</u>
Point Total			30.09 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
SFRR = South Fork Rivanna River Reservoir; MOD = Mountain Overlay District; RAB= Ridge Area Boundary.

**ACE Ranking Evaluation Criteria & Points Determination**

Owner:	<b>Peter Dutnell</b>	
Property:	TM 99, Parcel 36C ( 89.883 acres)	3 DivR's + 5 DevR's = 8 DR's
	TM 99, Parcel 38 ( 62.998 acres)	2 DivR's + 5 DevR's = 7 DR's
	<u>Total</u> (152.881 acres)	<u>5 DivR's + 10 DevR's = 15 DR's</u>

Ranking Criteria	Determination	Source for Points	Points
Criteria A.1	4,360' on Bieker	County overlay map	10.72
Criteria A.2	152.881 acres	RE Assessor's Office	2.01
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	12 DR's eliminated	Zoning & Planning Department	6.00
Criteria C.1	yes - 28 acres in MOD 23 acres in RAB	County overlay map	1.71
Criteria C.2	yes	landowner	5.00
Criteria C.3	served by right-of-way	County overlay map	0.00
Criteria C.4	no	DHR & Monticello viewshed maps	0.00
Criteria C.5	no	DCR - Division of Natural Heritage	0.00
Criteria C.6	107 acres "prime soil"	County Soil Survey	2.14
Criteria C.7	no	County overlay map	0.00
Criteria C.8	no	County overlay map	0.00
Criteria C.9	1,200' w/ 50-100 wide buffers	landowner	1.80
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay map	0.00
Criteria C.12	no	Department of Forestry	0.00
Criteria D.1	n/a	VOF, PEC, TNC etc.	0.00
Point Total			29.58 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
SFRR = South Fork Rivanna River Reservoir; MOD = Mountain Overlay District; RAB= Ridge Area Boundary.

**ACE Ranking Evaluation Criteria & Points Determination**

Owner: **Fred Hudson**  
 Property: TM 29, Parcel 61 (83.022 acres) 3 DivR's + 5 DevR's = 8 DR's

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	3,082' on Horseshoe Farm	County overlay map	8.16
Criteria A.2	83.022 acres	RE Assessor's Office	1.66
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	5 DR's eliminated	Zoning & Planning Department	2.50
Criteria C.1	no	County overlay map	0.00
Criteria C.2	no	landowner	0.00
Criteria C.3	served by right-of-way	County overlay map	0.00
Criteria C.4	no	DHR & Monticello viewshed maps	0.00
Criteria C.5	yes (James spiny mussel)	DCR - Division of Natural Heritage	5.00
Criteria C.6	18 acres "prime soil"	County Soil Survey	0.36
Criteria C.7	yes (in watershed of SFRR)	County overlay map	3.00
Criteria C.8	1,333' on Moorman's River	County overlay map	0.67
Criteria C.9	1,333' on Moorman's River 3,082' on SF Rivanna River	landowner	4.41
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	Moorman's River AFD	County overlay map	2.00
Criteria C.12	no	Department of Forestry	0.00
Criteria D.1	<i>n/a</i>	<i>VOF, PEC, TNC etc.</i>	<i>0.00</i>
Point Total			27.76 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
 DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
 SFRR = South Fork Rivanna River Reservoir

**ACE Ranking Evaluation Criteria & Points Determination**

Owner: **Thelma Thurman**  
 Property: TM 94, Parcel 20A (108.400 acres)                      4 DivR's + 5 DevR's = 9 DR's

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	w/in ¼ mile of Limestone Farm	County overlay map	2.00
Criteria A.2	108.400 acres	RE Assessor's Office	2.17
Criteria B.1	no	landowner	0.00
Criteria B.2	yes	landowner	3.00
Criteria B.3	6 DR's eliminated	Zoning & Planning Department	3.00
Criteria C.1	no	County overlay map	0.00
Criteria C.2	yes	landowner	5.00
Criteria C.3	2,647' on SR 623	County overlay map	4.65
Criteria C.4	no	DHR & Monticello viewshed maps	0.00
Criteria C.5	no	DCR - Division of Natural Heritage	0.00
Criteria C.6	55 acres "prime soil"	County Soil Survey	1.10
Criteria C.7	no	County overlay map	0.00
Criteria C.8	no	County overlay map	0.00
Criteria C.9	2,958' w/ 50-100 foot wide buffers	landowner	4.44
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay map	0.00
Criteria C.12	no	Department of Forestry	0.00
Criteria D.1	<i>n/a</i>	<i>VOF, PEC, TNC etc.</i>	<i>0.00</i>
Point Total			25.36 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
 DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
 SFRR = South Fork Rivanna River Reservoir

## ACE Ranking Evaluation Criteria & Points Determination

Owner:	<b>Rives</b>		
Property:	TM 65, Parcel 93A1 ( 3.811 acres)	0 DivR's + 1 DevR's =	1 DR's
	TM 65, Parcel 94 ( 3.000 acres)	0 DivR's + 1 DevR's =	1 DR's
	TM 65, Parcel 94 "A" ( 1.250 acres)	0 DivR's + 1 DevR's =	1 DR's
	TM 65, Parcel 94 "B" (15.950 acres)	0 DivR's + 5 DevR's =	5 DR's
	TM 65, Parcel 95 ( 4.872 acres)	0 DivR's + 2 DevR's =	2 DR's
	TM 65, Parcel 95A ( 3.978 acres)	0 DivR's + 1 DevR's =	1 DR's
	TM 65, Parcel 121 (38.840 acres)	1 DivR's + 6 DevR's =	7 DR's
	<b>Total</b> (71.701 acres)	<b>1 DivR's + 17 DevR's =</b>	<b>18 DR's</b>

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	783 feet on Mirza (TM 65-93)	plats/County overlay maps	3.57
Criteria A.2	71.701 acres	RE Assessor's Office	1.43
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	16 DR's eliminated	Zoning & Planning Departments	8.00
Criteria C.1	no	County overlay maps	0.00
Criteria C.2	yes	landowner	3.00
Criteria C.3	470 feet on Route 231 144 feet on SR 740	County tax map/plats	2.92
Criteria C.4	yes - SWMHD	PEC/Monticello viewshed maps	3.00
Criteria C.5	no	DCR Division of Natural Heritage	0.00
Criteria C.6	33 acres	County Soil Survey	0.66
Criteria C.7	no	County overlay maps	0.00
Criteria C.8	no	plat/survey/County overlay maps	0.00
Criteria C.9	none	landowner	0.00
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	yes (Kinloch Ag-For)	County overlay maps	2.00
<u>Criteria D.1</u>	<u>n/a</u>	<u>Based on income grid</u>	<u>0.00</u>
Point Total			24.58 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
 DCR = Department of Conservation and Recreation; SH = Scenic Highway; EC = entrance corridor; SR = State Road; CE = Conservation Easement; SFRR = South Fork Rivanna River watershed; SWMHD = Southwest Mountains Historic District

## ACE Ranking Evaluation Criteria & Points Determination

Owner: **Rushia**  
 Property: TM 39, Parcel 27 (86.700 acres) 3 DivR's + 5 DevR's = 8 DR's

Ranking Criteria	Determination	Source for Points	Points
Criteria A.1	990 feet on Henley 1,790 feet on Shaw 1,735 feet on Pietsch	plats/County overlay maps	11.03
Criteria A.2	86.700 acres	RE Assessor's Office	1.73
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	6 usable DR's eliminated	Zoning & Planning Departments	3.00
Criteria C.1	61 acres in MOD 35 acres in RAB	County overlay maps	2.97
Criteria C.2	no	landowner	0.00
Criteria C.3	none	County tax map/plats	0.00
Criteria C.4	none	PEC/Monticello watershed maps	0.00
Criteria C.5	no	DCR Division of Natural Heritage	0.00
Criteria C.6	8 acres	County Soil Survey	0.19
Criteria C.7	SF Rivanna River Watershed	County overlay maps	3.00
Criteria C.8	no	plat/survey/County overlay maps	0.00
Criteria C.9	none	landowner	0.00
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay maps	0.00
Criteria D.1	n/a	Based on income grid	0.00
Point Total			21.92 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
 DCR = Department of Conservation and Recreation  
 SH = Scenic Highway; EC = entrance corridor; SR = State Road  
 CE = Conservation Easement  
 SFRR = South Fork Rivanna River watershed  
 SWMHD = Southwest Mountains Historic District

## ACE Ranking Evaluation Criteria & Points Determination

Owner: **Anna Lee Robertson**  
 Property: TM 94, Parcel 20 (106.400 acres)                      4 DivR's + 4 DevR's = 8 DR's

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	2,042' on Limestone Farm	County overlay map	6.08
Criteria A.2	106.400 acres	RE Assessor's Office	2.13
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	5 DR's eliminated	Zoning & Planning Department	2.50
Criteria C.1	no	County overlay map	0.00
Criteria C.2	no	landowner	0.00
Criteria C.3	583' on SR 623	County overlay map	2.58
Criteria C.4	no	DHR & Monticello viewshed maps	0.00
Criteria C.5	no	DCR - Division of Natural Heritage	0.00
Criteria C.6	33 acres "prime soil"	County Soil Survey	0.66
Criteria C.7	no	County overlay map	0.00
Criteria C.8	no	County overlay map	0.00
<i>Criteria C.9</i>	<i>3,813' on 2 perennial streams w/ 50-100 foot wide buffers</i>	<i>landowner</i>	<i>5.72</i>
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay map	0.00
Criteria C.12	no	Department of Forestry	0.00
<u>Criteria D.1</u>	<u>n/a</u>	<u>VOF, PEC, TNC etc.</u>	<u>0.00</u>
Point Total			19.67 <i>points</i>

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
 DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
 SFRR = South Fork Rivanna River Reservoir

## ACE Ranking Evaluation Criteria & Points Determination

Owner: **John Barksdale**  
 Property: TM 100, Parcel 34 (153.010 acres) 7 DivR's + 3 DevR's = 10 DR's

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	1,076 feet on Walnut Creek Park	plats/County overlay maps	4.15
Criteria A.2	153.010 acres	RE Assessor's Office	3.06
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	7 usable DR's eliminated	Zoning & Planning Departments	3.50
Criteria C.1	no	County overlay maps	0.00
Criteria C.2	yes	landowner	3.00
Criteria C.3	1,076 feet on SR 631	County tax map/plats	3.08
Criteria C.4	none	PEC/Monticello viewshed maps	0.00
Criteria C.5	mafic outcrops w/ rare plants?	DCR Division of Natural Heritage	0.00
Criteria C.6	105 acres	County Soil Survey	2.10
Criteria C.7	no	County overlay maps	0.00
Criteria C.8	no	plat/survey/County overlay maps	0.00
Criteria C.9	none	landowner	0.00
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay maps	0.00
Criteria D.1	???	Based on income grid	???
Point Total			18.89 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
 DCR = Department of Conservation and Recreation  
 SH = Scenic Highway; EC = entrance corridor; SR = State Road  
 CE = Conservation Easement  
 SFRR = South Fork Rivanna River watershed  
 SWMHD = Southwest Mountains Historic District

**ACE Ranking Evaluation Criteria & Points Determination**

Owner:	<b>Marcia Fallon</b>		
Property:	TM 119, Parcel 5 ( 78.957 acres)	3 DivR's + 5 DevR's = 8 DR's	
	TM 119, Parcel 5A ( 5.992 acres)	0 DivR's + 2 DevR's = 2 DR's	
	<u>TM 119, Parcel 6A ( 15.500 acres)</u>	<u>0 DivR's + 5 DevR's = 5 DR's</u>	
	Total (100.449 acres)	3 DivR's + 12 DevR's = 15 DR's	

Ranking Criteria	Determination	Source for Points	Points
Criteria A.1	384' on Carr (TM 119-2)	County overlay map	2.77
Criteria A.2	100.449 acres	RE Assessor's Office	2.01
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	12 DR's eliminated	Zoning & Planning Department	6.00
Criteria C.1	no	County overlay map	0.00
Criteria C.2	forestry	landowner	3.00
Criteria C.3	served by right-of-way	County overlay map	0.00
Criteria C.4	no	DHR & Monticello viewshed maps	0.00
Criteria C.5	no	DCR - Division of Natural Heritage	0.00
Criteria C.6	26 acres "prime soil"	County Soil Survey	0.52
Criteria C.7	yes - SFRRW	County overlay map	3.00
Criteria C.8	no	County overlay map	0.00
Criteria C.9	none	landowner	0.00
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay map	0.00
Criteria C.12	no	Department of Forestry	0.00
Criteria D.1	<i>n/a</i>	<i>VOF, PEC, TNC etc.</i>	<i>0.00</i>
Point Total			17.30 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
SFRR = South Fork Rivanna River Reservoir; MOD = Mountain Overlay District.

## ACE Ranking Evaluation Criteria & Points Determination

Owner: **Barbara Ford**

Property: TM 6, Parcel 21 (40.000 acres)

1 DivR's + 5 DevR's = 6 DR's

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	690' on Henley Forest, Inc.	County overlay map	3.38
Criteria A.2	40.000 acres	RE Assessor's Office	0.80
Criteria B.1	no	landowner	0.00
Criteria B.2	yes	landowner	2.00
Criteria B.3	4 DR's eliminated	Zoning & Planning Department	2.00
Criteria C.1	9 acres in MOD	County overlay map	0.18
Criteria C.2	no	landowner	0.00
Criteria C.3	426' on SR 810	County overlay map	2.42
Criteria C.4	no	DHR & Monticello viewshed maps	0.00
Criteria C.5	no	DCR - Division of Natural Heritage	0.00
Criteria C.6	15 acres "prime soil"	County Soil Survey	0.30
Criteria C.7	yes - SFRRW	County overlay map	3.00
Criteria C.8	no	County overlay map	0.00
Criteria C.9	800' on 2 perennial streams	landowner	1.60
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay map	0.00
Criteria C.12	no	Department of Forestry	0.00
Criteria D.1	<i>n/a</i>	<i>VOF, PEC, TNC etc.</i>	<i>0.00</i>
Point Total			15.68 points

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
SFRR = South Fork Rivanna River Reservoir; MOD = Mountain Overlay District.

## ACE Ranking Evaluation Criteria & Points Determination

Owner: **Oden Cornwell**

Property: TM 134, Parcel 7A (80.000 acres)

3 DivR's + 1 DevR's = 4 DR's

<u>Ranking Criteria</u>	<u>Determination</u>	<u>Source for Points</u>	<u>Points</u>
Criteria A.1	658' on River Law Farm	County overlay map	3.32
Criteria A.2	80.000 acres	RE Assessor's Office	1.60
Criteria B.1	no	landowner	0.00
Criteria B.2	no	landowner	0.00
Criteria B.3	2 DR's eliminated	Zoning & Planning Department	1.00
Criteria C.1	no	County overlay map	0.00
Criteria C.2	no	landowner	0.00
Criteria C.3	658' on SR 676	County overlay map	2.66
Criteria C.4	Southern Albemarle RHD	DHR & Monticello viewshed maps	3.00
Criteria C.5	no	DCR - Division of Natural Heritage	0.00
Criteria C.6	57 acres "prime soil"	County Soil Survey	1.14
Criteria C.7	no	County overlay map	0.00
Criteria C.8	no	County overlay map	0.00
Criteria C.9	no	landowner	0.00
Criteria C.10	n/a	County Engineering Department	0.00
Criteria C.11	no	County overlay map	0.00
Criteria C.12	no	Department of Forestry	0.00
Criteria D.1	<i>n/a</i>	<i>VOF, PEC, TNC etc.</i>	<i>0.00</i>
Point Total			<i>12.72 points</i>

PEC = Piedmont Environmental Council; VOF = Virginia Outdoors Foundation; TNC = The Nature Conservancy  
DHR = Department of Historic Resources; DCR = Department of Conservation and Recreation  
SFRR = South Fork Rivanna River Reservoir; RHD = Rural Historic District

## **Ranking Evaluation Criteria.**

### *A. Open-space resources.*

1. The parcel adjoins an existing permanent conservation easement, a national, state or local park, or other permanently protected open-space: two (2) points, with one additional (1) point for every five hundred (500) feet of shared boundary; or the parcel is within one-quarter (1/4) mile, but not adjoining, an existing permanent conservation easement, a national, state or local park, or other permanently protected open-space: two (2) points.

2. Size of the parcel: one (1) point for each fifty (50) acres.

### *B. Threat of conversion to developed use.*

1. The parcel is threatened with forced sale: five (5) points.

2. The parcel is threatened with other hardship: three (3) points.

3. The number of usable division rights to be eliminated on the parcel: one-half (1/2) point for each usable division right to be eliminated, which shall be determined by subtracting the number of retained division rights from the number of division rights. A division right includes all by-right divisions of both 2-acre lots and the 21-acre residual lots. Each right represents the right to build a single dwelling.

### *C. Natural, cultural and scenic resources.*

1. Mountain protection: one (1) point for each fifty (50) acres in the mountain overlay district, as defined in the Comprehensive Plan. An additional one (1) point may be awarded for each twenty (20) acres within a ridge area boundary. For purposes of this section, the term "ridge area boundary" means the area that lies within one hundred (100) feet below designated ridgelines shown on county mountain overlay district elevation maps. If the landowner elects to use these points in the ranking criteria, the Deed of Easement shall prohibit all construction within the MOD. No farm building or agricultural structure may be allowed unless prior written approval is obtained from each Grantee".

2. Working family farm, including forestry: five (5) points if at least one family member's principal occupation and income (more than half) is farming or foresting the parcel; three (3) points if one family member has as a secondary occupation working the farm sufficient to qualify for the land use tax program.

3. The parcel adjoins a road designated either as a Virginia scenic highway or byway, or as an entrance corridor under section 30.6.2 of Chapter 18 of the Albemarle County Code: two (2) points, with one (1) additional point for each six hundred (600) feet of road frontage; or the parcel adjoins a public road: two (2) points, with one (1) additional point for each one thousand (1000) feet of road frontage; or, the parcel is substantially visible from, but is not contiguous to, a public road designated either as a Virginia scenic highway or byway, or as an entrance corridor under section 30.6.2 of Chapter 18 of the Albemarle County Code: two (2) points. If the landowner elects to use points in the ranking criteria for frontage on a Virginia scenic highway or byway, any new dwelling shall have a 250' setback from said roadway or shall not be visible in any season of the year from the scenic road on a site approved by the Grantee. Otherwise, one (1) point will be awarded for each one thousand (1000) feet of road frontage.

4. The parcel contains historic resources: three (3) points if it is within a national or state rural historic district or is subject to a permanent easement protecting a historic resource; two (2) points if the parcel is within the primary Monticello viewshed, as shown on viewshed maps prepared for Monticello and in the possession of the county; two (2) points if the parcel contains artifacts or a site of archaeological or architectural significance as determined by a qualified archaeologist or architectural historian under the United States Department of Interior's professional qualification standards. If the landowner elects to use these points in the ranking criteria for artifacts or sites of archaeological or architectural significance, the Deed of Easement shall require the permanent protection of these resources as designed by Department of Historic Resources.

5. The parcel contains an occurrence listed on the state natural heritage inventory **or** a qualified biologist has submitted documentation of an occurrence of a natural heritage resource to the ACE Program and the Division of Natural Heritage on behalf of the applicant: five (5) points; or the parcel is within one-quarter (1/4) mile of an occurrence listed on the State Natural Heritage Inventory: two (2) points.

6. The parcel contains capability class I, II or III soils (“prime soils”) for agricultural lands or ordination symbol 1 or 2 for forest land, based on federal natural resources conservation service classifications found in the United States Department of Agriculture Soil Survey of Albemarle County, Virginia: one (1) point for each fifty (50) acres containing such soils to a maximum of five (5) points.

7. The parcel is within the South Fork Rivanna Reservoir Watershed, the Chris Greene Lake Watershed, or the Totier Creek Reservoir Watershed: three (3) points; or the parcel adjoins the Ivy Creek, Mechums River, Moormans River, Rocky Creek (of the Moormans River), Wards Creek (of the Moormans River), Doyles Creek, Buck Mountain Creek, South Fork Rivanna Reservoir River, North Fork Rivanna River, Totier Creek Reservoir, Swift Run (of the North Fork Rivanna River), Lynch River (of the North Fork Rivanna River, Rivanna River, Jacob’s Run, or the Hardware River, Rockfish River, James River, any waters designated as “Exceptional Waters” by the Virginia Water Control Board, any public water supply reservoir or emergency water supply reservoir: one (1) point for each one thousand (1000) feet of frontage.

8. The parcel adjoins a waterway designated as a state scenic river: one-half (1/2) point for each one thousand (1000) feet of frontage. If the landowner elects to use these points in the ranking criteria, any new dwelling shall not be visible from the river or require a 250’ setback from the river so as to maintain the natural, scenic quality of the property from the river.

9. The parcel is subject to a permanent easement whose primary purpose is to establish or maintain vegetative forest buffers adjoining perennial or intermittent streams, as those terms are defined in Chapter 17 of the Albemarle County Code: one (1) point for each one thousand (1000) linear feet of buffer that is between thirty-five (35) and one hundred (100) feet wide; one and one-half (1½) points for each one thousand (1000) linear feet of buffer that is greater than fifty (50) feet but not more than one hundred (100) feet wide; two (2) points for each one thousand (1000) linear feet of buffer that is greater than one hundred (100) feet wide. If the owner voluntarily offers in his application to place the parcel in such a permanent easement, then the above-referenced points may also be awarded.

10. The parcel is within a sensitive groundwater recharging area identified in a county-sponsored groundwater study: one (1) point.

11. The parcel is within an agricultural and forestal district: two (2) points.

12. One (1) point for a professionally prepared Forestry Stewardship Management Plan approved by the Virginia Department of Forestry.

D. *County Fund Leveraging.*

1. State, federal, or private funding identified to leverage the purchase of the conservation easement: one (1) point for each ten (10) percent of the purchase price for which those funds can be applied.