



**Army Compatible Use Buffer
and "Peak to Prairie"**

"Seeing Things Whole"



Conserving our Resources



Mitigating Encroachment





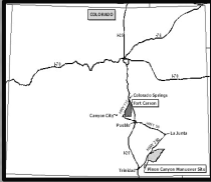
Brief Overview

- ❖ Background - Encroachment
- ❖ ACUB Plan at Fort Carson
- ❖ Regulatory Guidance
- ❖ Current Status

Setting a New Standard – *"Seeing Things Whole"*

Installation Overview

- ❖ Fort Carson – 137,403 acres
- ❖ Pihon Canyon Maneuver Site (PCMS) – 235,896 acres
- ❖ Fort Carson is situated on Foothills of the Pikes Peak Region of Colorado
- ❖ High plant and animal diversity representative of rangeland ecosystem with forest land




- ❖ **Key Management Issues**
- Threatened/ Endangered Species
- Wildland Fire/Prescribed Burning
- Game and Fisheries Management
- Air and Noise
- Encroachment
- Noxious Weeds
- Nuisance Wildlife
- Erosion/Sedimentation

Section 2811 of the FY03 Defense Authorization Bill

Authorizes agreements between military departments, states, political subdivisions and non-government entities to limit encroachment and other constraints on military training by:

- ❖ Preserving habitat that may eliminate or relieve environmental restrictions that may otherwise restrict military training and testing.
- ❖ Limiting development or use of property that would be incompatible with the mission of the installation.



The Issue

Issue

- ❖ Incompatible development potentially restricting training due to noise, light and dust constraints.
- ❖ Residential development on borders causing wildlife to find refuge on Fort Carson, increasing training restrictions and cost of management.

Solution

- ❖ Partner with TNC to purchase conservation easements, leases and other innovative agreements with willing landowners on the southern and eastern borders.

El Paso County Population

El Paso County Growth

1960 - 143,742
1970 - 235,972
1980 - 309,424
1990 - 397,014
2000 - 512,026
2002 - 526,108

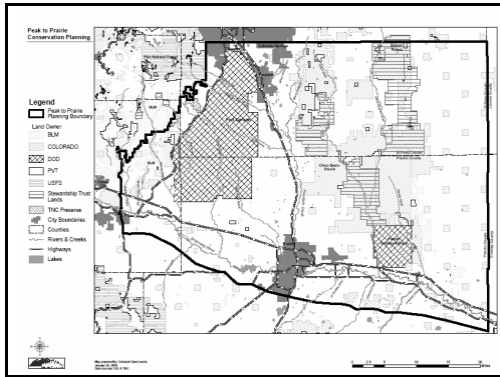


Pueblo County Population

Pueblo County Growth

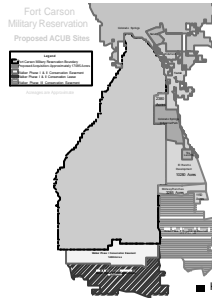
1960 - 118,707
1970 - 118,238
1980 - 125,972
1990 - 123,051
2000 - 141,472
2002 - 146,880





ACUB Objective

- ❖ End State: The protection of approximately 60,000 acres of private land on the south and east portions of the Installation with conservation easements, leases and agreements.
- ❖ Additionally, 600 five-acre parcels along the eastern boundary are identified to buffer a large impact area.
- ❖ Ideally, available land providing a minimum of a 1-½ mile buffer will be targeted.



Timeline

- ❖ 2001 – TNC and Fort Carson initiated discussions.
- ❖ 2002 – TNC and Fort Carson developed agreement and TNC conducted negotiations with the Landowner.
- ❖ September 2002 – Signing of Cooperative Agreement between Fort Carson and TNC.
- ❖ January 2003 – Interim Conservation Lease between TNC and Landowner on 30,000 acres implemented.
- ❖ June 05 – Implemented a +5,000 acre of Conservation Easement.
- ❖ February 2006 – Additional 28,000 acre Conservation Easement to be implemented on eastern boundary.
- ❖ March 2006 – Additional 3,000 acre Conservation Lease to be implemented on the southern boundary.

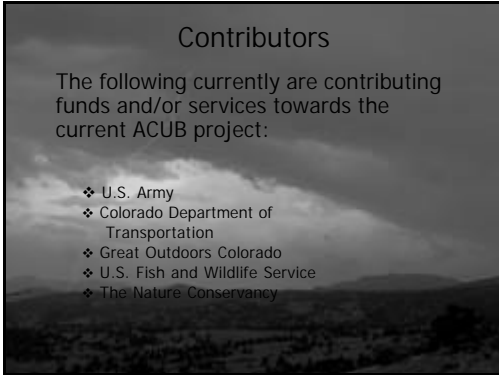


Partners

U.S. Army – The lease and eventual purchase of development rights provides a buffer for ranges and firing points.

The Nature Conservancy's (TNC) TNC officially purchases the lease/easement from the private landowner with Army and TNC funds.

U.S. Fish & Wildlife Service (USFWS) Easement lands will provide protection of endangered species and the ecosystem on which they rely. USFWS provides realty and management plan development of the property, once easement is acquired.



Contributors

The following currently are contributing funds and/or services towards the current ACUB project:

- ❖ U.S. Army
- ❖ Colorado Department of Transportation
- ❖ Great Outdoors Colorado
- ❖ U.S. Fish and Wildlife Service
- ❖ The Nature Conservancy
