

**2021 ACEP - AGRICULTURAL LAND EASEMENT (ALE)  
SITE EVALUATION RANKING QUESTIONS**

**A. What percent of prime, unique, and important farmland is in the parcel to be protected?**

1. 80 to 100%
2. 65 to 79%
3. 50 to 64%
4. 40 to 49%
5. Less than 40%

**B. What percent of cropland, rangeland, grassland, historic grassland, pastureland, or nonindustrial private forestland in the parcel to be protected?**

1. 99% or greater
2. 98% and greater but less than 99%
3. 97% and greater but less than 98%
4. 96% and greater but less than 97%
5. Less than 96%

**C. What is the ratio of the total acres of land in the parcel to be protected to average farm size in the county according to the most recent USDA Census of Agriculture?**

1. 1.0 and greater
2. .95 and greater but less than 1.0
3. .9 and greater but less than .95
4. .8 and greater but less than .8
5. Less than .8

**D. What is the range of decrease in the percentage of acreage of farm and ranch land in the county in which the parcel is located between the last two USDA Censuses of Agriculture?**

1. > 0%
2. 0 to -5%
3. -5 to -20%
4. < -20
5. Otherwise

**E. What is the percent population growth in the county as documented by the U.S. Census?**

1. 40% and greater
2. 20% and greater but less than 40%
3. 10% and greater but less than 20%
4. 5% and greater but less than 10%
5. 1% and greater but less than 5%
6. Less than 1%

**F. What is the population density (population per square mile) as documented by the most recent U.S. Census? Maximum points for county density greater than state density.**

1. Greater than 96.3
2. 60 and greater but less than 96.3
3. 40 and greater but less than 60
4. 25 and greater but less than 40
5. Less than 25

**G. Does a farm or ranch succession plan or similar plan established to address farm viability for future generations exist?**

1. YES
2. NO

**H. What is the proximity of the parcel to other protected land?**

1. Adjacent
2. Less than 1 mile
3. Less than 3 miles
4. Greater than 3 miles

**I. What is the proximity of the parcel to other agricultural operations and agricultural infrastructure? The percent of parcel surrounded by land in agriculture production.**

1. 85 to 100%
2. 70 to 84%
3. 50 to 69%
4. 40 to 49%
5. Less than 40%

**J. Does the parcel maximize the protection of contiguous acres devoted to agricultural use?**

1. YES
2. NO

**K. Is the land offered for enrollment currently enrolled in a CRP contract that is set to expire within 1 year?**

1. YES
2. NO

**L. What percentage of the land is grassland that would benefit from protection under a long-term easement?**

1. 80 to 100%
2. 70 to 79%
3. 55 to 69%
4. 54% and less

**M. What is the decrease in the percentage of acreage of permanent grassland, pasture, and rangeland, other than cropland and woodland pasture, in the county in which the parcel is located between the last two USDA Censuses of Agriculture?**

1. 10% or greater
2. 7% and greater but less than 10%
3. 4% and greater but less than 7%
4. 1% and greater but less than 4%
5. Less than 1% but greater than 0%

**MI. What percent of the fair market value of the agricultural land easement that is the eligible entity's own cash resources for payment of easement compensation to the landowner and comes from sources other than the landowner?**

1. 50% and greater
2. 35% to 49%
3. 15% to 34%
4. Less than 15%
5. 0%

**MII. Is there a farm or ranch conservation plan developed by NRCS, on file in the local Field Office in cooperation with the local Soil and Water Conservation District; or will an agricultural land easement plan be developed by the partnering entity?**

1. YES
2. NO

**MIII. Is the property located in an impaired watershed with a Watershed Protection Plan or a TMDL Implementation Plan?**

1. YES
2. NO

**MIV. Is the property located in an aquifer recharge zone?**

1. YES
2. NO

**MV. Are there cultural, historic or archaeological site on the property that are listed with state or national registries?**

1. YES
2. NO

**MVI. Is the land to be enrolled considered suitable habitat for a federally listed threatened, endangered, proposed or candidate plant or animal species and proper management is likely to provide a direct benefit to that specie(s)? Requires concurrence from USFWS.**

1. YES
2. NO

**T. What is the diversity of plant communities and benefit to wildlife? Percent of land that is rangeland.**

1. 80% and greater
2. 65% to 79%
3. 50% to 64%
4. less than 50%

**U. What is the weighted soil productivity index from Web Soil Survey NCCPI2?**

1. Greater than .6
2. .35 to .59
3. .15 to .34
4. Less than .15

**V. Is the eligible entity a certified entity, or a non-certified eligible entity that elects to use the NRCS ALE minimum deed terms as an attachment or addendum, or use an EPD-approved entity specific ALE deed template?**

1. Eligible certified entity
2. Eligible non certified entity attaching NRCS ALE minimum deed terms or using an EPD-approved entity specific ALE deed template
3. Neither