

Municipality/Nonprofit Organization: Town of Mattapoisett and Mattapoisett Land Trust

Project Title: Pine Island Pond Watershed Lands Project

Grant Award: \$ 960,000

Match: \$ 460,000

Community Overview:

Mattapoisett is a small town of 17.4 square miles in the southwestern corner of Plymouth County, along the shores of Buzzards Bay. The population of the Town is approximately 6,500 with several thousand additional residents and visitors in summer.

Description of Climate Impact:

Mattapoisett's climate impact vulnerability is directly related to the Town's location along the shores of Buzzards Bay. Sea level rise and impacts from stronger storms and greater rainfall all threaten public and private property and public infrastructure. These threats are described in Mattapoisett's Municipal Vulnerability Preparedness Plan developed in May 2018.

Project Goals:

The project implements a simple nature-based solution: conservation of 120 acres of climate-vulnerable land in its natural, undeveloped state. Exhibit 1 shows a map of project and surrounding lands, and Exhibit 2 presents an aerial photograph of the lands. As shown, these 120 acres lie just south of over 300 acres of land already protected, creating over 400 acres of contiguous open space and wildlife habitat. The project lands adjoin three seasonal beach communities (Crescent Beach, Angelica Point, Pt. Connett) and include a vulnerable segment of Angelica Avenue, a two-lane Town road that is the only access for two of these communities.

Exhibits 3, 4 and 5 illustrate vulnerability of these lands to hurricane surge, migration of Mean Higher High Water (MHHW) due to sea level rise, and the projected BioMap2 Coastal Adaptation path. Conservation allows for natural flood protection from coastal storms and hurricanes, migration of salt marsh habitat inland with sea level rise, and incorporation of low impact, green infrastructure solutions as the Town designs and implements roadway improvements necessary to build the resilience and sustainability of Angelica Avenue. Allowing no future development on these lands reduces both private and public exposure to climate-related damage, and increases climate resiliency.

Approach and Result:

The Pine Island lands project included two parts: (1) acquisition of the land by MLT, and (2) concurrent conveyance of a Conservation Restriction (CR) from MLT to the Town of Mattapoisett (Conservation Commission) and BBC as co-holders. MVP grant funds were used by the Town to purchase the CR from MLT. MLT used these funds as well as additional Town

funds (Community Preservation Committee, general Town budget) and significant private fundraising to pay the total purchase price and closing costs of the land. Both the price of the land and CR were supported by an independent professional appraisal contracted by MLT.

Lessons Learned:

The Pine Island lands project was a standard conservation land transaction similar to many transactions completed by the Town, MLT and BBC. But because of the high cost of coastal land, the required funds were large. The MVP grant was critical to the success of the project. In addition, significant funds were needed from other Town sources as well as private donors.

To promote both Town and private support, MLT found that three factors were important.

1. The development threat to project lands was real and immediate. The sellers had development plans ready and all necessary permits for one key parcel. While the sellers were supportive of MLT's attempt to conserve these lands, they were ready to proceed with development if the necessary funding was not available by the project deadline.
2. Project lands demonstrably offered spectacular wildlife habitat, opportunities for public passive recreation, and climate change mitigation.
3. MLT built public support for the project over 18 months by broadly distributing print and digital publicity materials, talking with neighbors and community groups, making presentations to the Town's Board of Selectmen and Conservation Commission, and hosting numerous public hikes (with the permission of the sellers) to show the lands to interested members of the public. This resulted in strong support from neighboring beach communities as well as the Town overall. Private fundraising became easier when MLT could demonstrate strong Town and State (MVP program) support for the project.

Partners and Other Support:

Town of Mattapoisett: project applicant, provided match funds, co-holds Conservation Restriction (CR) on land.

Mattapoisett Land Trust: overall project coordination, negotiated land transaction, provided match funds, owns land in fee.

Buzzards Bay Coalition: drafted Conservation Restriction, co-holds CR with Town.

Pine Island Pond Watershed and Nearby Protected Lands

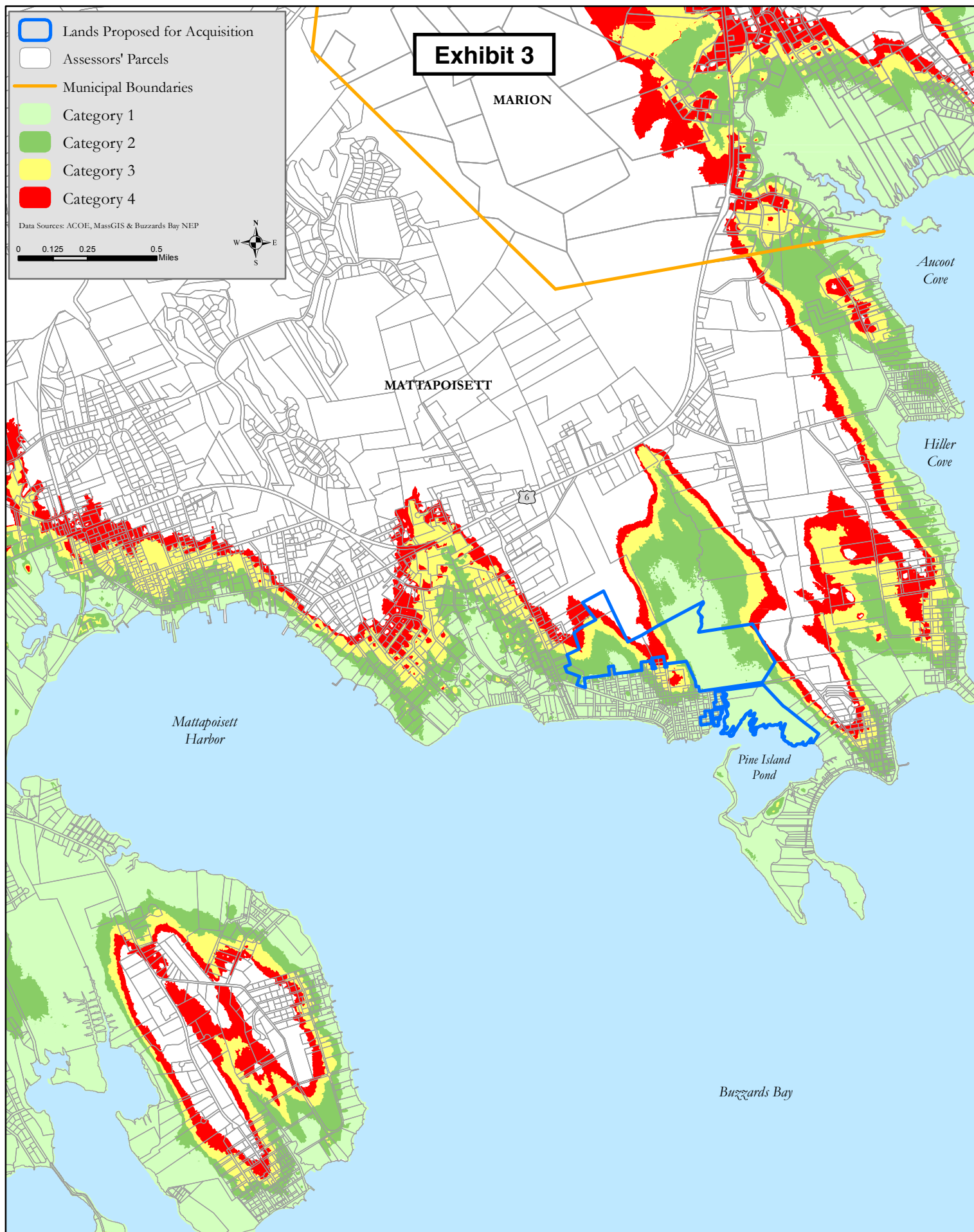


Exhibit 2

**Aerial View looking SSW over Pine Island Pond Watershed Lands,
Pine Island Pond, and Buzzards Bay beyond**

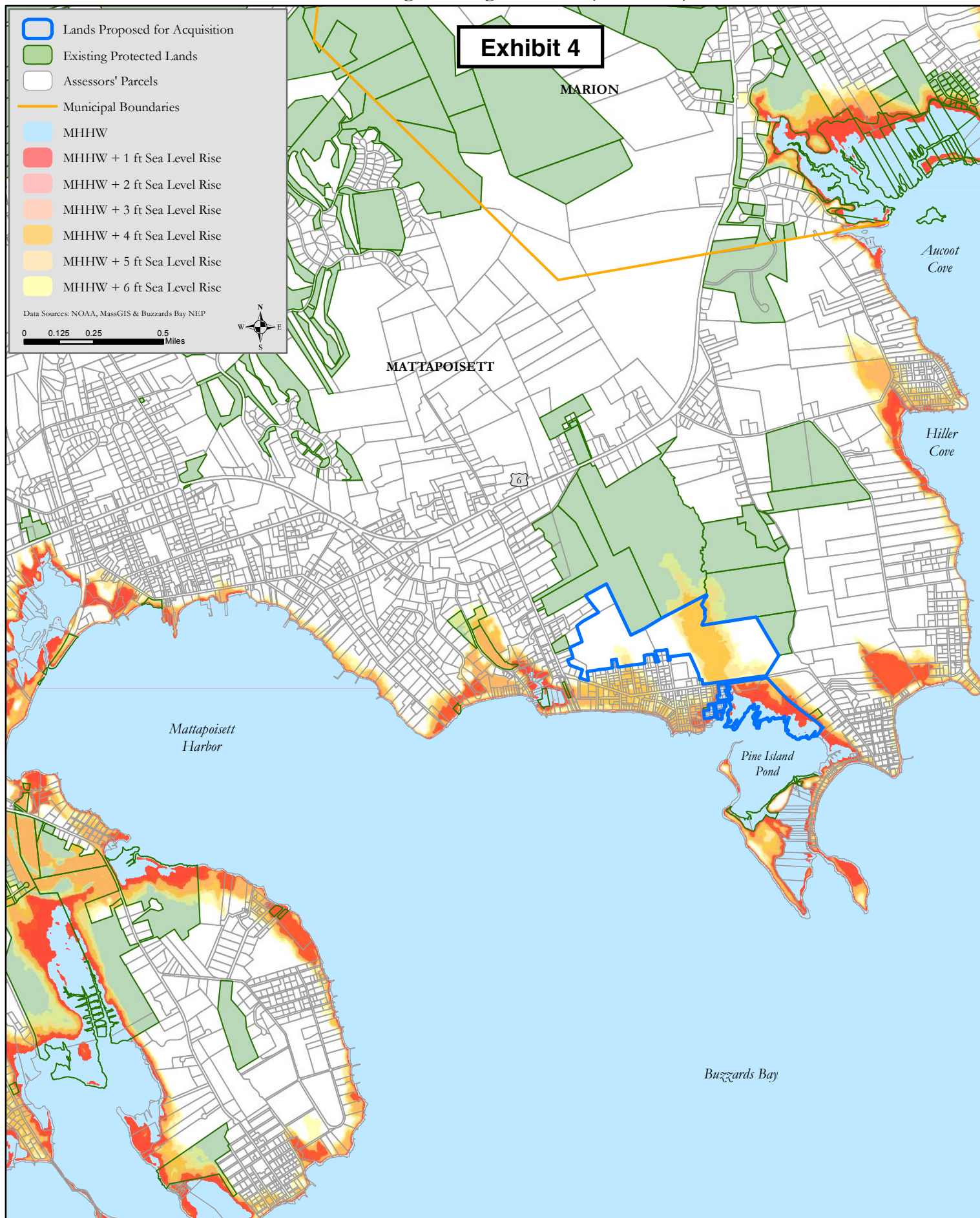


Pine Island Pond Watershed and Nearby Protected Lands - Hurricane Surge Scenarios



Pine Island Pond Watershed and Nearby Protected Lands

Potential Extent of Mean Higher High Water (MHHW) with Sea Level Rise



Pine Island Pond Watershed and Nearby Protected Lands

BioMap2 Coastal Adaptation Analysis

