

TOWN OF PROVINCETOWN LAND BANK 1998 - 2007

TALLY

5 PROJECTS COMPLETED
20 ACRES ACQUIRED

TOTAL PURCHASE PRICES: \$3,634,500
NON-TOWN FUNDING: \$1,405,060
NET LAND BANK COST: \$2,229,440

TOTAL COST PER ACRE: \$178,162
NET LAND BANK COST PER ACRE: \$89,433



Jimmy's Pond hosts rare plant species, including the bog twayblade orchid, around its perimeter. In 2007, the Town purchased 2 acres at the pond, which, along with another two acres previously purchased from Ray Wells, has become known as Nicky's Park. It has a short trail loop extending from Harry Kemp Way to the pondshore.

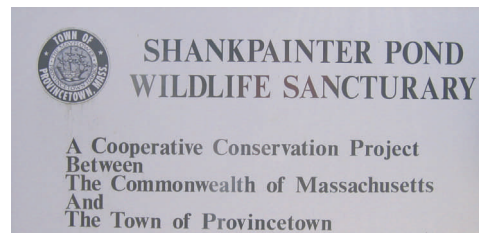
HIGHLIGHTS



Provincetown generated one of the best leveraging of Land Bank funds, reducing its net cost per acre from \$178,100 to \$89,400.

- Provincetown was one of two Cape towns to receive a grant of federal highway monies (ISTEA funding) to enhance the scenic view from a state highway: \$250,000 for Shankpainter Pond acquisition along State Route 6.
- Land Bank purchases focused on the Provincetown Greenway, a long swath of natural habitat straddling the old railroad bed through town.
- Provincetown is one of only two towns that retained the Land Bank, while also adopting the Community Preservation Act.
- Provincetown is the only Cape town that placed permanent conservation restrictions on all of its Land Bank properties.

PROPERTY SPOTLIGHT



In 1998, the Planning Board and Cape

Cod Commission approved a 5-lot exclusive subdivision on 7.52 acres of wooded dunes at **Shankpainter Pond**. In 1999, the adoption of the Land Bank enabled the Town to leverage \$500,000 in state and federal grants to purchase the subdivision just prior to the road being paved. Shankpainter Pond, home of the largest quaking bog on a barrier beach in the world, had been eyed as a critical habitat since it was first studied scientifically in the 1950s. The family of Robert and Elizabeth Patrick donated the 22 acres of bog adjoining the Land bank property to the Provincetown Conservation Trust, further ensuring protection of this rare species area.

7.5 acres at Shankpainter Pond



OPEN SPACE LAND ACQUISITIONS BY TOWN OF PROVINCETOWN (1999-2005)

YEAR		Upland	Wetland	TOTAL	PRIMARY	DEED Bk/Pg	PLAN Book/Page/Lot	COMMENTS
ACQUIRED	GRANTOR	A C R E A G E			HABITATS	DEEDS REF.	PLAN REFERENCE	USE / MANAGEMENT
1999	SHANKPAINTER ASSOCIATES, INC.	6.97	0.55	7.52	dune; pine/oak woods	12632/303	521/93; lot 2	conservation; ConCom#
2001	LOCKE FAMILY Trust of 1987	6.91	0.14	7.05	oak/sassafras woods	13942/219	565/72; lot 3	conservation; ConCom##
2001	LOCKE FAMILY Trust of 1987	0.34	0.00	0.34	oak/sassafras woods	13942/219	565/72; owners unknown 10' strip	conservation; ConCom##
2004	Aaron L. CURTIS	1.09	0.41	1.50	beech/maple woods	19403/37	Pcl 1 on 329/75 minus 459/98	conservation; ConCom*
2004	Ray M. WELLS	1.42	0.60	2.02	pine woods;maple swamp	19403/18	601/14	conservation; ConCom**
2007	Provincetown Theater Foundation, Inc.	1.10	0.86	1.96	pine woods;maple swamp	21688/263	614/98	conservation; ConCom***
	Total Land Bank Acres	17.83	2.56	20.39				
		Upland	Wetland	TOTAL				#CR to PCT in 14785/66
		A C R E A G E						##CR to PCT in 14785/79
								*CR to PCT in 19403/43
								**CR to PCT in 19403/23
								***CR to PCT in 22018/98

OPEN SPACE LAND ACQUISITIONS BY TOWN OF PROVINCETOWN (1999-2005)

STREET ADDRESS	VILLAGE	MAP	PARCEL	LAND BANK	TOWN	NON-TOWN	TOTAL	Source of
		ASSESSORS'	Acquisition?	EXPENDITURE	FUNDING	PRICE PAID	Non-Town Funds	
Ships Way Road and Province Road	West End	.7-3	21C	Yes	\$1,100,000	\$500,000	\$1,600,000	Self Help \$250,000 + MHD \$250,000
R676 Commercial St.	East End	18-1	26	Yes	\$752,000	\$728,000	\$1,480,000	LWCF \$250,000 + PCT \$478,000
686 Commercial St.	East End	18-1	19	Yes	\$0		\$0	
290F Bradford Street	East End	15-3	105	Yes	\$89,000		\$89,000	
82 Harry Kemp Way	West End	13-2	34A	Yes	\$125,000		\$125,000	
74 Harry Kemp Way	West End	13-2	34B	Yes	\$163,440	\$177,060	\$340,500	Self Help
TOTAL LAND BANK EXPENDITURES					\$2,229,440			
OTHER LAND ACQUISITION FUNDING						\$1,405,060		
GRAND TOTAL ALL LAND BANK PURCHASES, 1999-2005							\$3,634,500	
							<i>Town Net Cost per Acre =</i>	<i>\$109,340</i>
							<i>Total Cost per Acre =</i>	<i>\$178,249</i>