

MISSION:

The Coastal Prairie Conservancy (CPC) is helping sustain a resilient Texas by preserving coastal prairies, wetlands, farms, and ranches to benefit people and wildlife forever.

LONG-TERM GOALS:

- to protect between 30,000 – 50,000 acres of the coastal prairie;
 - to provide access and programming to allow the public to enjoy the coastal prairie;
 - to manage protected land to preserve and enhance its natural resources;
 - to restore and improve habitat for wildlife;
 - to offer programs that educate the public on the importance of conserving the prairie;
 - to conduct and facilitate research that helps CPC achieve its mission; and,
 - to involve a broad spectrum of organizations and individuals to meet CPC's objectives.
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COASTAL PRAIRIE CONSERVANCY
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The logo for Coastal Prairie Conservancy, featuring the text "Coastal Prairie Conservancy" in a white serif font, with a stylized white bird in flight to the right of the word "Prairie".

Coastal
Prairie
Conservancy

A photograph of a wetland landscape with a body of water, green algae, and trees in the background under a blue sky with clouds.

PROTECT
YOUR LAND
FOREVER

— *Pursuing a Conservation Agreement* —



WHO IS THE COASTAL PRAIRIE CONSERVANCY?

Since 1992, the Coastal Prairie Conservancy (CPC) has been protecting wetlands, prairie, and agricultural lands in Texas for people and for wildlife.

Every year, more and more of the coastal prairie is transformed into residential and commercial development, and the opportunity to preserve the coastal prairie as a natural resource is forever lost. As a land trust, CPC is focused on its primary goal of increasing protected coastal prairie lands in the region. CPC is making significant progress toward this goal, with over 30,000 acres now protected through outright acquisition, conservation agreements, purchased development rights, and cooperative agreements with local governments.



WHAT IS A CONSERVATION AGREEMENT?

Not all landowners want to sell their land, but many want to ensure that they preserve their land forever – whether for their families, future generations, or future buyers. A conservation agreement is a voluntary legal agreement between a landowner and a qualified land trust to protect the conservation values of a property, which may include the natural habitats of fish, wildlife, and plants, or the preservation of open space – including farms, ranches, pasture land, or forest. After an agreement is entered, the land trust will visit at least once a year to ensure that the terms of the agreement are being met.

When you place a conservation agreement on your land, you continue to enjoy the ranch or farm for decades to come, knowing it will be protected even when passed down within the family. For some, the peace of mind and the preservation aspect of the conservation agreement is important. Should future family members want to sell at some later time, the land can be sold with the agreement in place and future owners will be bound by the terms of the agreement. For others, the federal income and estate tax benefits of a conservation agreement are important. Your legal and tax professionals can provide you with more specific information on the financial benefits of a conservation agreement; CPC is unable to offer legal or tax advice.



HOW DO WE REACH AN AGREEMENT?

When thinking about entering into a conservation agreement, it is important to know your and your family's goals. It is also important to find a match with the right land trust to make sure that you share common goals, as this will be a long-term relationship. Each conservation agreement is uniquely tailored for each property and designed to meet the needs of the individual landowner and the conservation agreement holder.

- Conservation agreements can be donated. A donated conservation easement may qualify as a charitable contribution under IRS regulations.
- You may participate in programs designed to protect certain habitats (such as grasslands or wetlands), which may result in funding of the conservation agreement.
- CPC may purchase development rights from you. This arrangement is dependent on CPC obtaining funds from donors to fulfill its mission of protecting the prairie.



WHAT IS NEXT?

IF YOU ARE INTERESTED IN PURSUING A CONSERVATION AGREEMENT WITH CPC OR WANT TO LEARN MORE ABOUT CPC'S PROGRAMS TO PRESERVE LAND, WE WOULD BE HAPPY TO MEET WITH YOU AND YOUR ADVISORS.

**PLEASE CONTACT US AT
713-523-6135 OR VIA EMAIL AT
info@coastalprairieconservancy.org**

JOIN US!

Coastal Prairie Conservancy is a non-profit organization supported by financial contributions from individuals like you. Join us as we work to protect and enhance the coastal prairie for people and wildlife.

— Give today at coastalprairieconservancy.org/donate

When you place a conservation agreement on your land, you continue to enjoy the ranch or farm for decades to come, knowing it will be protected even when passed down within the family or sold to another conservation-minded buyer.

