

## Appendix I. Glossary

**Compensatory Mitigation:** See Mitigation

**Conservation Easement:** A conservation easement is a voluntary legally binding and enforceable agreement between a landowner and a government agency or a qualified land protection organization for the purposes of conservation. A conservation easement restricts mutually agreed upon activities on a property while the landowner retains private ownership. The easement carries with the land in perpetuity. The agency holding the easement is responsible for enforcing the terms of the easement.

**Deed Restrictions:** Legally binding and enforceable terms or restrictions placed on a piece of property that is recorded with the County Recorder and carries with the land in perpetuity.

**Development Review Process:** Process by which development plans and subdivision plats are reviewed and approved by Pima County.

**Ecosystem or Habitat Functions:** Ecosystem functions are the physical, chemical, and biological processes or attributes that contribute to the self-maintenance or sustainability of an ecosystem or natural habitat

**Flat Fee:** A fixed monetary fee to compensate for disturbance of Regulated Riparian Habitat, paid in-lieu of onsite mitigation. The Flat Fee is based on the cost to mitigate onsite.

**Fee Simple:** A real estate term meaning the owners have absolute title to the land, free of any claims. The property owner is entitled to full enjoyment of the property, limited only by the basic government powers, deed or subdivision restrictions or covenants. The duration of this ownership is not limited and can be passed along in a will to the owner's heirs.

**Land Transfer:** An offsite mitigation option designed to provide compensatory mitigation through the transfer of land to the District in-lieu of onsite mitigation. The transferred land would then be preserved to maintain habitat and ecosystem functions. Such lands must contain equivalent or greater ecosystem value than the habitat being impacted by the proposed project.

**In-Lieu Fee:** A monetary fee paid in-lieu of onsite mitigation to compensate for disturbance of regulated riparian habitat.

**In-Lieu Fee Program Bank Account:** A bank account established by Pima County Regional Flood Control District in which in-lieu fees are deposited and withdrawn for the purpose of purchasing or restoring lands containing riparian habitat.

**Mitigation (aka compensatory mitigation):** Implementation of measures designed to reduce or offset negative effects of a proposed action on natural resources, such as restoration, enhancement, creation, and/or preservation of riparian habitats, carried out to replace or compensate for the loss of habitat value.

*Onsite, in-kind mitigation* means compensatory mitigation on the project site or on property adjacent to or contiguous with the site which replaces natural habitat area or functions lost as a result of a project with the same or like habitat type and functions.

*Offsite mitigation* means compensatory mitigation at a location other than the project site.

**Mitigation Monitoring:** The method by which the District ensures continued compliance with permit conditions and identifies problems that may affect success of the mitigation plan. The monitoring program must assess the success of replaced ecosystem functions and values during the regulatory 5 year maintenance period.

**Qualified Professional:** An individual with one or more of the following qualifications: (1) an arborist with International Society of Arboriculture certification; (2) a landscape architect with Arizona state technical registration as a landscape architect; and/or (3) a biologist, horticulturist, or botanist with a minimum B.A. or B.S. in a plant oriented natural resource field

**Stewardship:** Habitat stewardship is a land management ethic or practice that includes a range of activities to ensure sustainability of the biological diversity, natural resources, and natural functions on a particular property.