

**Oak Park Conservancy District  
Stormwater Best Management Practices (BMPs)  
Site Planning and Design Practices (SPD's)**

SPD-04.1

**Activity: Covenants**

**PLANNING  
CONSIDERATIONS:**

Planning:  
Required

Training:  
Required

Recommended  
Personnel  
Involvement:  
Town Engineer  
Town Attorney  
Developers  
IDEM  
IDNR



**Target Pollutants**

Significant ♦

Partial ♦

Low or Unknown ◇

Sediment ♦    Heavy Metals ◇    Nutrients ◇    Oxygen Demanding Substances ◇    Toxic Materials ◇  
Oil & Grease ◇    Bacteria & Viruses ◇    Floatable Materials ◇    Construction Waste ◇

**Description**

Conservation covenants are voluntary, legally binding agreements between a landowner and the State Government which are designed to provide permanent protection for areas or species that have conservation value. The covenant is registered on the title of the land and travels with the title to future landowners. Once a covenant is in place it can only be modified or revoked with the agreement of the landowner and the relevant state or local agency.

A management agreement is usually provided with a covenant and will detail how the conservation values are to be managed. Some activities such as grazing and firewood collection may be allowed within a conservation covenant. For those activities that are allowed, the details of how they will be undertaken are outlined in detail within the management plan. Both documents are drafted in consultation with the landowner.

The aim of conservation covenants is to ensure that land use is compatible with the natural values of that area. A conservation covenant will apply to all or most of the native vegetation on a property. However, a landowner may also choose to exclude parts of their property from the covenant for example to allow for building a house in the future.

**Description  
(Continued)**

Participation in a conservation covenant is entirely voluntary and the details of the covenant and management agreement are agreed only with the cooperation and consent of the landowner.

**Management Agreements**

Management agreements are agreements between a landowner and the State Government that are not registered on the land title. Management agreements set out required management practices to protect the nature conservation values.

**Benefits of Covenanting Land**

There are many benefits gained by having a conservation covenant on your land, they include:

- Rate rebates in some areas or districts.
- Exemption from land tax
- Having a conservation covenant helps if you are applying for grants for environmental work.
- By maintaining remnant native vegetation you benefit from erosion and salinity protection; and you provide shade and shelter for livestock; and protect wetlands, catchments and water quality.