

ACTION: Consider the Revised Duncan Ranch Coordinated Resource Management Plan

AUTHORITY: W.S. § 36-2-101; Rules of the Board of Land Commissioners Chapters 4, 8 and 13

BACKGROUND:

Title to the Duncan Ranch (the Ranch) was conveyed to the State of Wyoming on February 23, 2006. Since then, the Office of State Lands and Investments (OSLI) has managed the Ranch pursuant to the Duncan Ranch Coordinated Resource Management Plan (the Plan).

Public comment related to the purchase of the Ranch revealed the diversity of stakeholders interested in the ultimate use and management of the Ranch. Given the broad spectrum of interests and opinions, the Coordinated Resource Management (CRM) process emerged as an appropriate method for collaborative planning and problem solving. The CRM process involved the formation of a Steering Committee comprised of members from various stakeholder groups chaired by Lynne Boomgaarden, former Director of the Office of State Lands and Investments. The Steering Committee subsequently formed four (4) resource-specific technical review teams (TRTs), Agriculture, Wildlife, Recreation /Education and Commercial. Each TRT was comprised of committed individuals that worked as teams to identify pertinent resource-specific management objectives and conclude cooperative solutions to manage all resources for both the short-term and long-term sustainability and health of the resource and the trust asset.

The Steering Committee published a Draft Plan on March 21, 2007, conducted a public hearing on April 10, 2007, in Glenrock, Wyoming, and solicited written public comment through May 1, 2007. The goals, objectives and management actions presented in the final Plan represent the consensus of the Steering Committee based on the detailed analyses and support materials submitted by the four (4) resource-specific TRTs (Agriculture, Wildlife, Education/Recreation and Commercial/Other Uses) and public comment received and considered by the Steering Committee and OSLI staff. On June 7, 2007, the Board approved the Plan.

ANALYSIS:

On September 18, 2017, the Steering Committee held its annual committee meeting at the Glenrock Town Hall. The purpose of this meeting was to allow the Ranch Lessee, Wyoming Game and Fish Department, Department of State Parks and Cultural Resources, and OSLI staff an opportunity to provide updates and current Ranch operation status reports to the members of the Steering Committee for each of the four prominent resource areas: agriculture, recreation and education, wildlife and commercial. Based on the issues discussed and comments received from Steering Committee members, it was the consensus of the group that the Plan be updated by adding additional information.

Although there were no substantive changes, the proposed December 7, 2017 Revised Plan is attached for your review. The September 18, 2017 Meeting Agenda and CRM Steering Committee Meeting Minutes are also attached. Subject to Board approval, the Plan can be obtained from the OSLI office.

DIRECTOR'S RECOMMENDATION:

The Director recommends that the Board approve the Revised Duncan Ranch Coordinated Resource Management Plan, dated December 7, 2017, for continued management of Ranch resources for both the short-term and long-term sustainability and health of the resource and the trust asset.

BOARD ACTION: Board Approved

REVISED
December 7, 2017
COORDINATED RESOURCE MANAGEMENT PLAN
DUNCAN RANCH
Converse County, Wyoming

MISSION STATEMENT

To establish a management plan for the natural and historical resources on the Duncan Ranch that best meets the School Trust beneficiaries' short and long term needs, while developing and maintaining agriculture, public recreation and other compatible uses.

THE DUNCAN RANCH

Prior to creation of the Duncan Ranch (the Ranch), the property consisted of numerous small homesteads. The Duncan Family began acquiring the ranch in the 1940s and it has been operated as a cattle ranch since the late nineteenth century.

The main Ranch complex consists of a ranch house, garage, barn, three calving sheds and corrals. The house is original to the site, but has been extensively remodeled. There is also another house and a shed on Batts Creek.

The Ranch's electrical service is provided by Rocky Mountain Power & Light, which has a powerline extending to both sets of buildings and across the Ranch to service other ranches in Box Elder (Converse County) Park (the Park) to the south. Telephone service is provided by Qwest Communications. Both sets of ranch improvements have domestic water wells and septic systems. Both houses are heated by propane; there are 1,000-gallon tanks at each residence.

From a trust perspective, the Ranch offers numerous opportunities and some challenges. The abundant natural resource and ecosystem assets of the Ranch are as varied as the possible resource uses and users. When you enter the Ranch from the north, the landscape is typical Wyoming hills and sagebrush. As you travel south, elevations begin to climb and a steady progression of changing vegetation and topography are observed; the sage turns to rocky hills and cedar; the flat lands turn to hills and valleys where ancient cuts made by Hunton Creek and Batts Creek deepen. Climbing higher, aspens and pine become prominent and when you reach the top of the mountain you are presented with a 360 degree vista of the surrounding lands and a perfect view of the Box Elder Canyon (the Canyon) rock formations, running creek and waterfalls.

On August 11, 2005, the Board of Land Commissioners (BLC) adopted the following set of Trust Land Management Objectives, derived from applicable Wyoming Statutes and in accordance with the Wyoming State Legislature's mandate that trust land should remain a substantial component of the trust portfolio, managed under a total asset management policy and with a focus on protecting the corpus for multiple generations. The objectives are listed in order of decreasing priority (highest to lowest).

1. Better meet the beneficiaries' short and/or long-term objectives through: (a) improved income generating potential, (b) improved investment return, (c) improved portfolio diversification, (d) improved appreciation potential, and/or (e) improved intrinsic natural resource values;
2. Improve the manageability of the land asset through: (a) consolidated ownership patterns, and/or (b) improved ability to leverage the management resources of other agencies/entities; and

3. Meet a specific school and/or community need through: (a) economic stability, (b) economic growth opportunity, and/or (c) improved access/recreational opportunity.

Applying the above objectives and critical analysis outlined in the Detailed Analysis of the purchase, the State Loan and Investment Board (SLIB) concluded that the Duncan Ranch satisfied not just one, but to some degree each of the adopted objectives. The SLIB purchased the Ranch on February 23, 2006. A copy of the Detailed Analysis prepared for the proposed purchase of the Ranch can be obtained from the Office of State Lands and Investments (OSLI) office.

By law, the Ranch must be managed as school trust land for the benefit of Wyoming's school children, today and into the future. Since the purchase date, OSLI has managed the Ranch pursuant to the Coordinated Resource Management Plan approved by the BLC.

GEOGRAPHICAL LOCATION

The Ranch lies in two mountain valleys on the northern flank of the Laramie Range. The eastern boundary of the Ranch is adjacent to the Park. As illustrated on the map in Appendix A, the Ranch is comprised of a contiguous block of 6,439.11 acres of deeded land, 120.00 acres of BLM land, 1040.00 acres of state trust land, 216.38 acres of County Park land and a private inholding containing approximately 35.00 acres. The Ranch is located approximately ten miles southeast of Glenrock and equidistant between Casper and Douglas. The Town of Glenrock is the only community within ten miles of the Ranch. However, the communities of Rolling Hills, Casper, Bar Nunn, Evansville, Mills and Douglas are all within thirty miles of the Ranch.

The Ranch is accessible by way of I-25, then US 20/26/87 to the Box Elder Road turnoff. Box Elder Road, an all-weather paved road to the south boundary of the Ranch, provides the primary access to the Ranch. The first three miles of Box Elder Road are State Highway 90, which is maintained by Wyoming Department of Transportation. The remainder of the paved road is Converse County Road 17. The upper pasture of the Ranch in the southwest corner is accessed by the Mormon Canyon Road, a/k/a County Road 18. Mormon Canyon Road is a two-lane gravel road commencing in the town of Glenrock, maintained by Converse County. There are two-track roads within the Ranch for access to various pastures.

PROMINENT RESOURCES

Agriculture

Topography is rolling to steep, with canyon lands and rocky outcrops throughout the ranch. Soils range from loamy in the spring pastures and meadows to shallow soils in the rocky outcrops. The typical plant communities are grass, mountain brush and sagebrush mixed. There are scattered ponderosa pine, Douglas fir and aspen; and in the valleys and riparian areas narrowleaf cottonwood, box elder, currants, chokecherry and willows. The rangeland is in fair condition overall, although the effects of the prolonged drought can be seen on the meadows and uplands.

Two small creeks, Hunton Creek and Batts Creek traverse the Ranch. These streams provide irrigation water to the hay meadows and are a source of water for livestock and wildlife. Hunton Creek supports a population of brook trout and cutthroat trout have recently been introduced. The amount of water in the creeks, especially in the late summer months, can be a limiting factor for hay production and the fishery. Prolonged drought can significantly reduce the amount of water in the creeks. In the summer months, both creeks disappear under the stream bed in places and then reappear further downstream.

There are no reservoirs on the Ranch. In years past, former owners constructed a reservoir on Hunton Creek to provide a more reliable irrigation water source. At some point in time the reservoir washed out and was not rebuilt.

Since the adoption of the plan in June, 2007, OSLI awarded a Farm and Ranch Management Lease to Keith and Wendi Lankister. The Lankister's moved to the Ranch in January, 2008 and began implementing the management actions outlined in the Plan.

In 2008 the corrals were moved off Hunton Creek to comply with the Clean Water Act, and the Lankister's began improving the irrigation system by replacing three diversions. Two windmills were also repaired to add water in pastures to facilitate the distribution of cattle.

In the fall of 2008, OSLI and the Lankister's developed and implemented a rangeland monitoring program on the Ranch. They established a baseline dataset that will be revisited in 3-5 years to monitor the vegetative trend on the Ranch. The data collected to date indicates that the rangeland health on the Ranch is demonstrating an upward or static trend.

In 2009, the Lankister's continued with the improvements to the irrigation system and replaced four diversions to enhance hay meadow production. The Lankister's along with OSLI staff and the Wyoming Conservation Corps (WCC), constructed fence through the Ranch to convert four large pastures into eight smaller pastures to better manage/control the distribution of livestock. The WCC also assisted with the replacement of two miles of Ranch boundary fence that was in disrepair. In addition, in 2009 the Lankister's applied for and received an organic ranch operation certification from U. S. Department of Agriculture. This certification not only increases the Lankister's' ability to market organic cattle, but enhances the underlying value of the State's ranch asset.

In 2010, the Lankister's installed two miles of electric fence to assist in distribution of livestock. In addition, they finished equipping two water wells with solar and rubber tire tanks, and remodeled the bathroom in the Batts Creek house and removed a huge willow tree next to the house to provide intern housing.

A new roof was installed on the main ranch house in 2011. In addition, power lines were rerouted from the horse barn to the calving barn, and another solar pump was installed to pump additional water wells located on the Ranch.

In 2013, additional water development and placement of additional cross fences to facilitate better livestock distribution in the pastures was established. A stock water pipeline was placed in the corner of three pastures to aid the distribution of livestock. An automatic livestock waterer was installed near the main house. Improvements to the Batts Creek house included a new back door, painting and general clean up. A Wyoming Conservation Corp project, funded by Devon Energy, helped remove juniper encroachment on the ranch, and also rebuild some fence.

To facilitate water distribution across the pastures, the Lankister's installed and buried approximately two miles of pipeline in 2014. In addition; the Lankister's also replaced several old windows and the front door at the Batts House. Future plans include the possibility of cross-fencing along the pastures that will support better wildlife interaction.

During the summer of 2015, the Lankister family replaced the deck on the house. The deck was constructed with composite materials that will last much longer than natural materials. In an effort to reduce problems with the water system in the corrals the Lankister's installed a new pipeline that will not freeze during the winter months. If the weather permits this fall, the Lankisters would like to install a new pipeline that will provide water to more of the ranch. In addition, they hope to install a new single-strand hot wire to assist with grazing management.

There are plans in January 2016 to install a wood stove in the green house and replace the basement door to make the house more energy efficient. In an effort to be proactive and to plan accordingly, the Lankister family have plans for painting buildings as well as the replacement of some the doors on the barns in 2016.

During the summer of 2016, the Lankister family began work on several projects for the coming year including a water development system that would provide a good source of water the majority of the northeastern pastures. This project encompassed over 10,000 feet of pipeline and 3 tire tanks that will provide water to four pastures. Additional improvements included tree removal from the yard to ensure that the large cottonwood would not fall on the house and constructing a wind break in the horse corral near the house.

The Batts Creek house, which is now rented out to the public, required a new basement door to improve security. Over the next few years the Lankisters intend to replace wiring and plumbing in the house to create a more comfortable living situation as well as increase the value of the structure.

In 2017 improvements on the Duncan Ranch included the installation of a new hot water heater for the main house. Ditches and culverts that had been washed out in 2015 were repaired and improved to make them more efficient. The Lankister's also purchased gates for the corrals and some additional fencing material to complete all the improvements on the ranch this year.

Wildlife & Wildlife Habitat

The Ranch encompasses many vegetation or habitat types including mixed mountain shrub (true mountain mahogany, bitterbrush, skunkbush sumac, etc.); sagebrush/grassland; mountain foothills grasslands; mixed conifer forest; aspen; riparian willow and cottonwood; and small mountain streams (Hunton Creek and Batts Creek).

A variety of wildlife species is found on the Ranch. Species of primary interest include big game – elk, mule deer, white-tailed deer, and pronghorn; trophy game – black bear and mountain lion; upland game – wild turkey, sage grouse and blue grouse; small game – squirrel and cotton-tailed rabbits; furbearers – bobcats; protected species – bald eagles, golden eagles, peregrine falcons; non-game species – Merlins and prairie falcons, migratory birds, amphibians, reptiles; and fish – brook trout and introduced cutthroat trout.

In this portion of the Laramie Range, wildlife oriented recreation opportunity and management ability is relatively limited. The Wyoming Game and Fish Department (WGFD) views the Ranch as an opportunity to provide the public with quality hunting for deer, elk, pronghorn and wild turkey. WGFD added the opportunity for black bear, mountain lion, cottontail rabbit and blue grouse hunting in the spring of 2010. Hunting access to the Ranch is a positive influence on WGFD's ability to meet population management objectives. The Ranch may also be beneficial as a study area to evaluate many wildlife and wildlife habitat questions or issues (i.e., Chronic Wasting Disease, livestock/wildlife interaction, habitat improvement techniques, and etc.). Crucial winter ranges on the Ranch are of particular interest and importance.

In 2006 OSLI and WGFD cooperatively developed a Hunter Management Area (HMA) on the Ranch wherein the WGFD facilitates management of hunters for access to hunt on the Ranch. Hunters must first obtain written permission to hunt on the Ranch from WGFD and all hunters must comply with specific Ranch rules. Although the lessee is granted permission to hunt on the Ranch without obtaining a permission slip through the HMA permission slip drawing, this does not affect the number of permission slips available to the public on an annual basis.

For the 2017 hunting season, the Duncan Ranch permitted the hunting of antelope, deer, elk, black bear, mountain lion, blue grouse, grey partridge, cottontail rabbit and turkey under limitations during specific species season dates prescribed by WGFD. The Duncan Ranch HMA manages all hunting activities on the Ranch and can be viewed at <http://wgfd.wyo.gov/plpwhmprogram/frmHunterManagementHome.aspx>. The WGFD continues to work cooperatively with the Lessees to improve wildlife habitat and the management of all hunting and fishing activities on the Ranch.

Recreation & Education

One of the most attractive aspects of the Ranch is its common boundary with the Canyon and County Park. The Park is comprised of 2,083.00 acres and shares a mile of common boundary with the Ranch. The Ranch currently provides the only public access to the Park. The County leases the Park for cattle grazing to adjacent ranchers, including the Duncan Ranch.

The Canyon, although not well known around the state, is spectacular and should be considered an important resource on the state level. The Canyon and adjacent Ranch land provide habitat for protected species – bald and golden eagles and peregrine falcons, and have been determined by both the WGFD and the BLM to be critical habitat for bald eagles.

The Park also provides an abundance of outdoor recreational opportunities. Fishing in the Canyon is reported to be excellent for rainbow trout and brown trout. The Canyon walls and steep terrain provides a challenge for mountaineers and hikers. A number of primitive campsites have been developed within the Park and are used on a regular basis from the spring through the fall.

Public recreational and educational opportunities such as birding, hiking, picnicking, hunting, photography, archeology, water studies and human history are available on the Ranch. Wyoming State Parks & Cultural Resource Department's (State Parks) preliminary assessment of the recreational opportunities associated with the Ranch can be found in the Duncan Ranch Detailed Analysis, Exhibit "L".

Since the adoption of the CRM plan in 2007, the Ranch has hosted several Casper College outreach classes, and also been involved with one agricultural economics class from the University of Wyoming. In June 2009, OSLI and UW hosted an Educators'/Researchers' Tour of the Ranch to introduce educators to the educational opportunities the Ranch could provide. A group of backcountry horseman have also visited the Ranch and utilized the abundant open space for horseback rides. The group will be considering in the future and in cooperation with OLSI, developing several horse-friendly projects on the Ranch.

In 2010, the Ranch hosted the Woman and AG Tour, Casper College Adult Education Classes and the Lankister's are working with UW on a research project for organic farming.

In August, 2012 the Office of State Lands & Investments and the Wyoming Department of Education worked together to develop a video that features the educational opportunities of the Duncan Ranch as part of a Trust Land Education Project. The video was made available on the websites of the Department of Education and OSLI in November, 2012. The video is also available to staff to use at workshops and presentations for information and educational purposes.

The Society of Ranch Management hosted a workshop at the Ranch on October 10-12, 2013. Approximately 120 participants attended the workshop.

In 2014, the Lankister's, in cooperation with Casper Community College and University of Wyoming, hosted a Grazing Workshop for students and ranchers from Wyoming, Colorado, Nebraska and South Dakota. Sponsored by the Wyoming Conservation District, an Old West Regional Range Judging was held at the ranch. High school students learned about practical applications to identify plants and noxious weeds. The Lankister's also hosted a one-day workshop for area ranchers.

The Pathfinder Chapter of the Backcountry Horsemen approached OSLI in 2013 with a proposal to develop a non-motorized trail on the Duncan Ranch in accordance with the Coordinated Resource Management Plan. The project grew to involve the Drafting and Design Department at Casper College. Two students, Jared Minchow and Riley Rasmussen, volunteered to design the parking area and kiosk. This project, when complete, will facilitate the management of public recreational activities on the Ranch. The estimated cost of the entire project is \$60,000. In the fall of 2015 Wyoming State Parks and Historical Sites and Trails approached the OSLI about applying for an RTP grant through the Federal Highways Grant Program. If the grant is awarded, this project can be completed to provide five mile loop trail and a parking lot to accommodate parking. The cost to OSLI will be approximately \$12,000.

Wyoming State Trails (WST) began the development of the final plans in the fall of 2016 to begin the construction of trails that have been planned since 2013. During the final stages of plan development it was determined that the cost of the project would be more than originally anticipated. WST will move forward with plans and ensure that the quality of the project is not jeopardized because of increased costs.

WST and three Wyoming Conservation Core (WCC) groups, constructed nearly four miles of scenic non-motorized trails and an adjoining parking lot during the Summer of 2017. Subject to funding availability, the Office and WST will continue to construct additional trail paths on the Ranch.

Commercial

The Ranch encompasses ponderosa pine forest, aspen forests and riparian cottonwood and boxelder forest types. Long term management of these forest types can generate financial return to the state trust without conflicting with other management or uses.

The Wyoming State Helitack Program was established in 2004. Until a permanent base location was established on the Ranch in the spring of 2009, the Wyoming State Helitack was temporarily based at Edness Kimball Wilkins State Park east of Casper. The Ranch provides a central location in the State for response time and improves wildfire suppression activities on the Ranch and surrounding areas. The Helitack crew is also available to assist with improvement projects on the Ranch during times when wildfire activity is low. The Helitack facility includes a new road, crew quarters and office space.

The Helitack crew responded to 30 fires as well as three different radio repeater missions and one search and rescue mission in 2011. The Helitack crew responded to 400 fires and logged 240 hours of flight time in 2012.

In May of 2012, the water well that services the Helitack Base was determined unusable. Wyoming State Forestry Division (WSFD) is currently using water from the main ranch house until possible options can be evaluated. WSFD also anticipates replacing two camp trailers with two mobile homes for crew members at base headquarters in the near future.

The Helitack crew responded to 23 fires in 2013. Crews were fortunate in 2013 to acquire a new chase truck from the BLM; and the old chase truck will be utilized as an engine for the crew. A new water well to service the base camp was drilled and completed at a total depth of 240 feet in 2013. The camp trailers used for crew staff

quarters were replaced by mobile homes placed on a permanent foundation. When not attending to fire responsibilities, crew members were able to complete construction work required on the mobile homes. Future project plans for the Helitack facility include road maintenance, a concrete pad and walkway for helicopter and skirting on the mobile homes.

The Helitack Base is in its fifth season on the Ranch. In 2014, the Helitack crew responded to 23 missions and conducted seven trainings (8 USFS, 7 BLM, 8 private). During down time, the crew completed maintenance on the road entering the base, skirted all staff residences and buildings, built stairs and decks covering areas that house the central air and heating equipment and established electricity to the shop. The crew also continues on-going fuels mitigation on the Ranch.

In 2015 the Helitack Base responded to 31 missions, one of those being the Lusk flood, and they produced 12 live training missions on the Duncan Ranch. The new contract helicopter based out of Utah, logged in 193 hours of flight time which is the third highest number of hours since 2004. The base was also able to rotate 30 individuals through the detail trainee program.

The Helitack Base is in its seventh season on the Ranch. In 2016, the Helitack crew responded to 44 missions, 43 fire related missions and one successful search and rescue mission. The helicopter flew a total of 212 flight hours in support of the 44 missions. This is the second highest total number of missions since the program began. The crew continues to make improvements on the base and assist the Wyoming State Forestry District staff with thinning and fuels reduction projects during down time.

The Wyoming State Helitack Program is in its fourteenth season since inception and its eighth season located at the Duncan Ranch. In 2017, the Helitack crew responded to 49 missions. The helicopter flew a total of 165.9 flight hours in support of the missions. This is slightly higher than average. In addition to the seasonal crew, 20 fire fighters from other organizations rotated through the program for training purposes. The crew continues to assist the Wyoming State Forestry District staff with thinning and fuels reduction projects during down time.

THE COORDINATED RESOURCE MANAGEMENT (CRM) PROCESS

CRM is a voluntary and cooperative solution to natural resource management issues; it manages all resources for both the short-term and long-term sustainability and health of the resource. CRM opens up the lines of communication and creates trust among natural resource managers, users and owners.

Public comment related to the purchase of the Ranch revealed the diversity of stakeholders interested in the ultimate use and management of the Ranch. Given the broad spectrum of interests and opinions, the CRM process emerged as an appropriate method for collaborative planning and problem solving.

The CRM process involved the formation of a Steering Committee comprised of members from various stakeholder groups chaired by the Director of the Office of State Lands and Investments. The Steering Committee subsequently formed four (4) resource-specific technical review teams (TRTs), Agriculture, Wildlife, Recreation /Education and Commercial. Each TRT was comprised of committed individuals that worked as teams to identify pertinent resource-specific management objectives and conclude cooperative solutions to manage all resources for both the short-term and long-term sustainability and health of the resource and the trust asset.

The following individuals currently serve on the Duncan Ranch CRM Steering Committee: Senator Brian Boner, Glenrock (Wyoming Senate); Larry Bentley, Thermopolis (Department of Agriculture); Bridget Hill, Director, Cheyenne (OSLI); Tony

Lehner, (Converse County Commissioner); Richard Grant, Glenrock (Converse County Commissioner and Neighboring Landowner); Domenic Bravo, Cheyenne (State Parks); Brian Olsen, Casper (WGFD); Michelle Huntington, Douglas, (Converse County Conservation District); Scott Seville, Casper (University of Wyoming) and Donna M. Geho, Glenrock (Town of Glenrock).

Key support personnel include Susan Child, Cheyenne (OSLI); Cole Lambert, Cheyenne (OSLI); and Jason Crowder, Cheyenne (OSLI).

Prior to presenting the CRM Plan to the BLC for approval on June 7, 2007, the Steering Committee published a Draft Plan on March 21, 2007, conducted a public hearing on April 10, 2007 in Glenrock, Wyoming, and solicited written public comment through May 1, 2007. The original Duncan Ranch CRM Plan is available for review in OS LI's office. On September 26, 2016, the Steering Committee held its annual meeting at the Glenrock Town Hall, Glenrock Wyoming. The Ranch Lessee and OS LI staff provided updates/current Ranch operation status reports to the members of the Steering Committee for each of the four prominent resource areas: agriculture, recreation and education, wildlife and commercial. Based on the issues discussed and comments received from Steering Committee members, it was the consensus of the group that the Plan be revised to illustrate progress to-date for each of the resource management actions prescribed in the Plan.

RESOURCE MANAGEMENT

The following goals, objectives and management actions represent the consensus of the Steering Committee based on the detailed analyses and support materials submitted by the four (4) resource-specific TRTs and public comment received and considered by OSLI and the BLC on June 7, 2007, and the status/progress made to date.

AGRICULTURE

GOAL: *To maintain the Duncan Ranch as a year-round agricultural operation with an on-sight, full-time land manager.*

Objective 1: Enhance and sustain the rangeland resources.		
Management Action		Status
A. Inventory vegetation communities to determine carrying capacity.	Determine carrying capacity through the combined efforts of OSLI and the Douglas NRCS Office. Subject to the wildlife habitat improvement projects, this analysis would exclude the steep and rugged Mountain Mahogany vegetation type. (See also Wildlife 5.A.)	Completed during the Summer 2007.
B. Develop grazing management plan.	OSLI and the lessee will collaboratively develop a grazing management plan to enhance and sustain rangeland resources, including but not limited to forage diversity and production, and riparian ecosystems.	Completed with Lessee in Spring 2008; plan is reviewed annually prior to grazing season.
C. Maximize efficiency of available water resources.	Livestock water locations on the Ranch have been inventoried and repairs have been prioritized.	Inventory and prioritization completed Summer 2007.
	Develop potential springs to increase livestock distribution across the Ranch. See Appendix C, Agriculture Map.	Repaired one spring in 2011; future spring development is subject to funding availability. A stockwater pipeline was installed in the corner of three pastures to aid the distribution of livestock in Spring 2013.
	Conduct feasibility study of dam replacement. Replacement would increase flow in Hunton Creek during summer months, increase efficiency of irrigation water and provide beneficial livestock and wildlife habitat along Hunton Creek.	Yet to be completed.

COORDINATED RESOURCE MANAGEMENT PLAN
DUNCAN RANCH
June 7, 2007
REVISED
December 7, 2017

Objective 1: Enhance and sustain the rangeland resources.		
Management Action		Status
D. Restore riparian areas.	The grazing management plan will allow seasonal riparian area use and facilitate riparian and ecosystem restoration. (See also Wildlife 5.E.)	Installed monitoring transects in 2008 along riparian areas to detect trend; initial reading has been recorded; revisit in 3-5 years to determine trend. Took photos in 2010 on the riparian area transects to support trend analyses.
E. Control and manage weeds & pests.	In collaboration with the Converse County Weed and Pest District, OSLI and the lessee will 1) inventory the Ranch in 2008 spring/summer, and 2) develop and implement a weed management plan commensurate with the inventory results that includes biological and/or chemical control methods. (See also Wildlife 5.C.)	Inventory and management plan completed in Summer 2008; Lessees currently working with Converse County Weed & Pest to release biological agents on the Ranch.
F. Control and manage predators.	Require lessee to work with local predator board to control predators as necessary. For health and safety reasons, predator hunting by the general public will be prohibited.	No major predator issues to date.
G. Enhance rangeland resource for livestock and wildlife.	OSLI and lessee will develop and implement a prescribed burn plan to improve and maintain forage and ecosystem diversity. (See also Wildlife 5.B.).	Lessee is currently in the planning phase with OSLI and WGFD..
H. Implement rangeland monitoring system.	As part of the grazing management plan, OSLI in coordination with NRCS and the lessee, will develop a monitoring plan to demonstrate results of various agricultural practices employed.	Monitoring system implemented Fall 2008; data collected will establish baseline for the Ranch. Took photos in 2010 on the monitoring transects to support trend analysis. Next scheduled review is Fall 2014.
I. Repair/relocate existing livestock handling facilities and other improvements on the Ranch.	To comply with Clean Water Act Animal Feeding Operation and Confined Animal Feeding Operation (AFO-CAFO) standards in FY2008, relocate livestock handling facilities presently located on Hunton Creek. See Appendix C, Agriculture Map.	Relocation of the corrals off Hunton Creek completed Spring 2008.
	Develop/repair stock watering locations in pastures in FY2008. See Agriculture Budget. See Appendix C, Agriculture Map. (See also Wildlife 5.E.).	Ongoing subject to funding availability.
	Replace temporary fence along Box Elder Road with permanent fence in FY2008. See Appendix C, Agriculture Map.	Completed Summer 2008.

Objective 2: Improve and develop sustainable irrigation system.		
Management Action		Status
A. Repair/maintain irrigation system in proper functioning condition.	Rebuild 4 irrigation diversions in FY2008 and 3 in FY2009 so meadows can be irrigated efficiently and water rights fully exercised. See Appendix C, Agriculture Map.	Completed three in Summer 2008 and four in Fall 2009.

Objective 3: Provide long-term education opportunities in support of agriculture.		
Management Action		Status
A. Utilize Ranch for natural resource management education opportunities.	Promote the Ranch as an on-site, hands-on learning opportunity for programs like Ag in the Classroom, CRM in the classroom, WYRED, and other science and agricultural classes. (See Recreation 10.C.).	In 2010, the Ranch hosted the Woman and AG Tour, Casper College Adult Education Classes and the Lankister's are working with UW on a research project for organic farming. In August, 2012 the Office of State Lands and Investments and the Wyoming Department of Education worked together to develop a video that features the educational opportunities of the Duncan Ranch as part of a Trust Land Education Project. Approximately 120 participants attended a Society of Range Management workshop hosted at the Ranch on October 10-12, 2013. In 2014, the Lankister's, in cooperation with Casper Community College and University of Wyoming, hosted a Grazing Workshop for students and ranchers from Wyoming, Colorado, Nebraska and South Dakota. Sponsored by the Wyoming Conservation District, an Old West Regional Range Judging was held at the ranch. High school students learned about practical applications to identify plants and noxious weeds. The Lankister's also hosted a one-day workshop for area ranchers.
B. Establish an intern program/position.	Seek funding through State of Wyoming Summer Intern Programs, UW Internship Programs and other natural resource agencies that offer student opportunities to gain natural resource management experience. (See also Recreation 10.C.).	The Lessee paid for and utilized an intern during the 2012 season. Although not characterized as an internship, during 2014 the Lankisters utilized two college students from Casper College, one in the spring and one in the fall, to assist on the Ranch.

Objective 4: Identify qualified lessee to manage the Ranch in a manner that will provide fair market value return and meet other trust land management objectives, provide for other compatible uses and provide an opportunity for sustainability or production enhancement of a family operation.		
Management Action		Status
A. OSLI will draft terms and conditions of special use lease.	Priority given to qualified applicant(s) demonstrating a family owned and operated agricultural business.	Lessee in place; Lease #597 effective January 1, 2008.
	Lessee will actively manage the Ranch. Lessee will not hire a ranch manager.	Condition/provision of RFP.
	Hired ranch hands will be permitted.	Condition/provision of RFP.
	Lessee will not sublease the Ranch. Lessee may take in livestock owned by a third party upon approval in advance by OSLI.	Lease provision; Section 7.C.
	Lease will be for a term not to exceed 20 years.	Lease provision; Section 4.
	Lessee will submit a business plan to coincide with the number of years in the lease; plan will be subject to five-year review and updates.	Submitted Winter 2007. First 5 year review was completed in 2013, and the next review will be in 2017.
	Lessee will keep records of the operation (livestock, production, vegetation) as directed by OSLI.	Lease provision; Section 6.F.6.
	Lessee will have access and use of structures and buildings at Hunton Creek.	Lease provision; Section 6.M.
	Lessee will maintain all buildings and improvements on the Ranch.	Lease provision; Section 6.D.
	Lessee must follow the grazing management plan developed by lessee and OSLI.	Lease provision; Section 6.K.
	Lessee will conduct vegetation monitoring on the ranch as directed by OSLI.	Lease provision; Section 6.K.
	Lessee will assist in weed/pest control.	Lease provision; Section 6.C.
	Lessee will receive one permission slip per big game species; these permission slips will not affect the number of permission slips available to the public through the H	Issued by WGFD pursuant to CRM Plan.
	The lessee will monitor recreation/hunting/fishing on the Ranch and will advise users of the policy/rules.	Lease provision; Section 6.O.
	The lessee will report violations of the rules to the appropriate authorities.	Lease provision; Section 6.O.
	The lessee will assist OSLI with various projects on the Ranch (tours, improvement projects, habitat treatments).	Lease provision; Section 6.P.
		The lessee will attend meetings affecting the operations of the Ranch (Conservation District, Weed & Pest District, State Engineer, Game & Fish, etc.).
The lessee will participate in educational presentations about the Ranch and/or the agricultural operation on location at the Ranch or at other locations.		Lease provision; Section 6.O.
The lessee will maintain signs posted on the Ranch. The lessee will not post any signs unless prior approval has been granted by OSLI.		Lease provision; Section 6.H.
The lessee will not lock gates unless prior approval has been granted by OSLI.		Lease provision; Section 6.T.

Objective 4: Identify qualified lessee to manage the Ranch in a manner that will provide fair market value return and meet other trust land management objectives, provide for other compatible uses and provide an opportunity for sustainability or production enhancement of a family operation.		
B. Advertise RFP for Ranch lease.	Applicants must submit a sealed bid of proposed payment per Animal Unit (AU).	Submitted Winter 2007.
	Applicants must submit a cover letter explaining in detail the proposed agricultural business, 20 year business plan, history of the operation.	Submitted Winter 2007.
	Applicant must demonstrate an actual and necessary use for the land and available forage.	Submitted Winter 2007.
	Applicant must demonstrate experience in managing a livestock operation involving native rangeland, irrigated hayland, wildlife habitat, and public access.	Submitted Winter 2007.
	Applicant must submit a copy of the most recent financial statement from a financial institution, credit bureau, or IRS.	Submitted Winter 2007.
C. All applications/applicants will be subject to screening process.	Establish a screening committee to include OS LI Director, Wyoming Department of Agriculture Director, NRCS Representative from the Douglas Field Office and an Agricultural Economist from the University of Wyoming College of Agriculture.	Completed Winter 2007.
	Screening Committee will review applications and accompanying bid and make recommendation to the BLC through OS LI for final approval.	Completed Winter 2007.

WILDLIFE & WILDLIFE HABITAT

GOAL: *Maintain and improve fish and wildlife populations through the implementation of restoration projects while providing wildlife recreation opportunities.*

Objective 5: Maintain and enhance fish and wildlife habitats and populations.		
Management Action		Status
A. Inventory all vegetation communities/habitat types to develop a 10 – 15 year habitat improvement plan.	This would be a priority habitat improvement project for the WGFD Casper Region habitat biologist and other WGFD personnel. This work would be incorporated into annual work schedules with associated expenses covered by the WGFD. (See also Agriculture 1.A.).	Yet to be completed.
B. Treat key vegetation communities to increase age structure diversity.	Sage brush and mountain mahogany prescribed burning: WGFD would implement prescribed burns in approximately 1,700 acres of big sagebrush and 4,200 acres of true mountain mahogany over a 10 –15 year period in the spring (April-May) or fall (September-October) (See also Agriculture 1.G.).	On-going.
	Forest Management: Strive to have all conifer trees removed from approximately 6,500 acres of aspen over the next 10 years. If the pine trees are considered merchantable timber, coordinate with OSLI to commercially thin the aspen stands, leaving slash scattered within the aspen stands to facilitate a prescribed burn. Tree cutting would start in May of each year and end by the first of October. (See also Commercial 11.B.).	On-going.
C. Control invasive non-native plant species on habitat improvement areas through biological, chemical, or mechanical means.	Spray following prescribed burn implementation. Application would be contracted with a company capable of applying chemical from a helicopter. (See also Agriculture 1.E.).	Pursuant to the organic status of the Ranch, use of chemical herbicide is limited and other methods of weed treatments are used to control invasive species.
D. Improve hydrologic functions within the Hunton Creek watershed and augment late summer instream flow.	Regenerate aspen stands through pine tree removal and/or implementation of prescribed burns (described above). (See also Agriculture 1.G.).	On-going.
	Remove dense, decadent big sagebrush communities through the implementation of prescribed burns (described above). (See also Agriculture 1.G.).	On-going.
	Control the spread of invasive non-native plant species through biological, chemical, or mechanical means (described above). (See also Agriculture 1.E.).	On-going.

Objective 5: Maintain and enhance fish and wildlife habitats and populations.		
E. Restore riparian vegetation to develop a healthy riparian zone and improve fish habitat.	Create riparian pastures that will be included in the grazing plan. (See also Agriculture 1.D.).	Resolved by virtue of Lessee's high-intensity, sort-duration riparian management (provision of approved grazing management plan).
	Install approximately 3.5 miles of wildlife friendly fence (permanent and/or temporary two wire electric) along Hunton Creek as per WGFD specifications/guidelines.	Resolved by virtue of Lessee's high-intensity, sort-duration riparian management (provision of approved grazing management plan).
	Place livestock supplements at least ¼ mile from riparian vegetation along Hunton Creek.	Condition/provision of grazing management plan.
	Develop off-stream livestock water sources in cooperation with OSLI and lessee. Install 3 off-site water tanks to facilitate the proposed livestock grazing system. (See also Agriculture 1.I.).	Long-term plan, subject to available funding.
	Manage for utilization not to exceed 30 percent on preferred riparian grass species and forbs and preferred shrub/tree species within the riparian pasture only. (See also Agriculture 1.D.).	Resolved by virtue of Lessee's high-intensity, sort-duration riparian management (provision of approved grazing management plan).
	Manage for adequate stubble height on preferred riparian grass and forb species within the riparian pasture only. (See also Agriculture 1.D.).	Condition/provision of grazing management plan.
	Improve habitat for larger brook trout with increased woody debris; allow stream to naturally reestablish meander pattern and associated undercut bank to shade the stream reducing water temperatures during the late summer low flows.	Yet to be completed.
	Allow beaver to recolonize to further enhance habitat for larger brook trout by constructing pools and by inputting woody debris.	Yet to be completed.
	Allow riparian restoration, stream channel reestablishment and stabilization with beaver recolonization prior to any evaluation for instream habitat modifications.	Yet to be completed.
F. Improve livestock grazing distribution and management.	Develop and implement a rest-rotation grazing system on entire ranch. System should include drought contingency plan and flexibility within the system to address variations in season of use, grazing duration, "turn-out" dates, rest and deferment, and allow for "non-use" exemptions. (See also Agriculture 4.A.).	Condition/provision of grazing management plan.

Objective 6: Provide hunting and fishing opportunities and associated law enforcement.		
Management Action		Status
A. Control public hunting and fishing access through the WGFD Private Land/Public Wildlife (PLPW) program.	There is no cost to the BLC for having the WGFD control hunting or fishing access via the PLPW program and WGFD will annually submit to OS LI a hunting and fishing access proposal in March for consideration by the BLC at its April meeting. The annual access agreement would run from June 1 – May 31 each year.	Implemented Fall 2006.
	Use WGFD's Private Land/Public Wildlife Hunter Management program to limit motor vehicle access to designated parking areas and allow foot or horseback as the primary form of transportation to access/travel on the Ranch while hunting and/or fishing.	Cooperatively implemented Summer 2007 (OSLI/WGFD/WCC/Lessee).
	Install permanent signs at designated parking areas informing hunters and anglers of Ranch rules and property boundaries. WGFD would pay for and maintain signs and upkeep and maintenance of parking lots. See Appendix D Wildlife Map. (See also Wildlife 6.C., Recreation 10.E. and Commercial 11.G.).	Implemented Summer 2007.
	OSLI and WGFD, in collaboration with the agriculture lessee, will monitor actual or potential conflicts between hunters and other recreationists during the fall hunting season (September – November) to evaluate need, for safety and security reasons, to temporarily close hiking trails or general access.	Ongoing.
B. Implement transportation policy/rules specific to Duncan Ranch.	Transportation will be limited to the lessee and other authorized individuals on all two track roads on the Ranch.	Implemented June 2007.
	Lessee will be responsible for maintenance on all two-track roads unless same is subject to a third-party easement.	Implemented January 2008.
	OSLI will be responsible for maintenance of all roads and WGFD is responsible for all parking areas that allow public motorized access. See AppendixC, Agriculture Map.	Ongoing.
C. Post signs to protect resources.	OSLI will be responsible for initial sign placement and posting. Maintenance of posted signs will be the responsibility of the agricultural lessee.	Completed/implemented Summer 2007.
	Absent locks on gates, "Please Close Gates" signs will be posted on all gates.	Completed Summer 2006.

Objective 7: Provide educational opportunities.		
Management Action		Status
A. Educate anglers regarding benefits of increased brook trout harvest.	Provide information to anglers on the potential response of the brook trout population to increased harvest. Increased harvest would reduce density of brook trout and improve condition and growth rates, which would lead to a more satisfying recreational fishery.	Provided via WGFD publications and employee/angler interactions in the field. On-going.
B. Use Ranch as field research location for WGFD, University of Wyoming and U. S. Fish and Wildlife Service cooperative research unit to conduct wildlife and habitat studies.	Conduct and evaluate applied ecological research in wildlife diseases, wildlife competition, habitat management, stream restoration and livestock/wildlife interaction.	Promoted in June 2009. See Agriculture 3.A.

RECREATION & EDUCATION

GOAL: *To create educational opportunities for Wyoming youth and the general public, and provide an enjoyable, low-impact recreational experience.*

Objective 8: Develop and maintain public access.		
Management Action		Status
A. Provide for adequate parking and motorized traffic controls.	Parking will be limited to designated parking areas (see Appendix C, and Appendix D, Wildlife Map).	Implemented Fall 2007.
	Motorized traffic will be limited to county roads (see Appendix C, Agriculture Map and Appendix D, Wildlife Map).	Implemented Fall 2007.
B. Develop and improve parking areas on the Ranch.	Improve parking areas by leveling and adding gravel for all weather access. (See also Wildlife 6.A.).	Completed three parking areas in Fall 2008; one parking area remains temporary, subject to available funding.
	Limit motorized vehicle access to designated areas. Fence parking areas and add walk-through people/horse gates for access.	Posted signs in June 2007.
	Move existing parking area at the main ranch residence to the Batts Creek residence to provide access to the proposed educational area and the Ranch. See Appendix E, Recreation Map and Appendix D Wildlife Map for existing and proposed parking areas.	Completed Summer 2007.

Objective 8: Develop and maintain public access.		
C. Extend general recreation opportunities to the public.	All general recreation use shall be non-motorized and shall comply with the BLC Chapter 13 of the Rules & Regulations as supplemented by specific rules established to protect and maintain Ranch resources. See Appendix G.	Signs posted June 2007.
	The Batts Creek facility shall be set aside for development for educational/recreational purposes.	Subject to funding. Lessee remodeled the bathroom in 2011 so the facility could be utilized for intern housing. In 2014, old windows and front door were replaced.
	All leasing proposal (Special Use Leases/Temporary Use Permits) on the Ranch for recreational purposes shall be non-commercialized and primitive in nature and shall be reviewed by OS LI and the Duncan Ranch Steering Committee prior to presentation to the BLC for consideration or approval.	Ongoing
	Temporary closure of forested areas during ongoing harvesting operations, forest treatments, e.g. commercial thinning, aspen regeneration projects, prescribed burns.	Implemented as necessary.
	Seasonal closure of Helibase to public from June 1 through September 30 of each year for health, safety and security reasons, e. g. hazardous materials, helicopter operations.	Implemented Spring of 2009; signs posted around the Helibase.
	No littering - pack in and pack out.	Signs posted at all parking areas.
	Livestock has the right of way; do not harass livestock.	Notice posted on Ranch signs.
	Hunter/Angler access must comply with HMA rules.	Notice posted on Ranch signs; information included in HMA information packets.
	Except for permittees hunting game birds or mountain lions under the HMA permits, all dogs must be on a leash.	Notice posted on Ranch signs; information included in HMA information packets.
	Park in designated parking areas only - no parking along county roads. See Appendix D, Wildlife Map.	Notice posted on Ranch signs.
	Recreational shooting is prohibited.	Notice posted on Ranch signs.
	Report Wildlife Violations by calling 1-877-WGFD-TIP (877-943-3847)	Notice posted on Ranch signs.
	Report Non-wildlife Violations by calling Converse County Sheriff's Office.	Notice posted on Ranch signs.
D. Enforce recreational rules.	Utilize Memorandum of Understanding (MOU) between OS LI, WGFD and other cooperating agencies to enforce rules and monitor recreational use on the Ranch.	OS LI and WGFD have cooperatively enforced rules; no executed MOU at this time.
	Agricultural lessee will monitor and report any misuse to the proper authorities. See also Agriculture 4.A.	Implemented January 2008.

Objective 9: Develop/diversify public recreation opportunities.		
Management Action		Status
A. Subject to available funding, establish two hiking, horseback and bicycle trails over next 5 years.	Establish one trail for foot, horse, and bicycle traffic from the Batts Creek residence to the Park overlook (See Appendix E, Recreation Map). This trail would be established to comply with ADA standards.	Under consideration (OSLI/SPCR); subject to funding availability.
	Establish a two foot wide, natural base, primitive trail from the Park overlook to the parking area on the Mormon Canyon County Road (Appendix E, Recreation Map).	Under consideration (OSLI/SPCR); subject to funding availability.
	At each end of the primitive trail, establish informational kiosks with map detailing the trail area and additional information about the Ranch.	Under consideration (OSLI/SPCR); subject to funding availability.
B. Reevaluate trail system 5 years after implementation.	Further trail development will be based on analysis of use of current trails and available maintenance and construction funding.	Under consideration (OSLI/SPCR); subject to funding availability. The Pathfinder Chapter of the Backcountry Horsemen approached OS LI about developing a non-motorized trail on the Duncan Ranch in accordance with the Coordinated Resource Management Plan. Subject to project donations from local businesses and interested groups, OS LI and cooperators anticipate project implementation when funding is available.
C. Allow organized recreation.	A Temporary Use Permit (TUP) from OS LI and corresponding payment will be required for organized recreation (e.g. weddings, reunions, and any other organized events).	No applicants to date.
D. Consider future development of campsites and other recreational facilities.	Further development of campsites and facilities will be subject to long-term evaluation of demand, compatibility and available funding.	Under consideration (OSLI/SPCR); subject to funding availability.

Objective 10: Develop/diversify educational opportunities.		
Management Action		Status
A. Identify entities interested in facilitating, scheduling and managing educational activities.	OSLI will pursue identification of appropriate managing entities through surveys, focused discussions with School Districts, Community Colleges and the University of Wyoming, Requests for Proposals and other appropriate means.	Promoted in June 2009. See Agriculture 3.A.

Objective 10: Develop/diversify educational opportunities.		
B. Develop facilities for educational purposes.	Pursue funding to remodel Batts Creek residence and structures to accommodate a small classroom and kitchen facilities, subject to compliance with all State and Federal Laws.	No funding identified to date.
	Pursue funding to develop a primitive camping area located near the Batts Creek residence for overnight fieldtrips. (Appendix E, Recreation Map.)	No funding identified to date.
	Reevaluate Batts Creek education facility 5 years after full implementation; further facility development will be based on actual use, demand, capability with other uses and available funding.	See above.
C. Pursue rangeland management educational opportunities.	Use rangeland monitoring plan established by OSLI and agriculture lessee as an educational tool designed to give students on the ground experience; data collected from the plan can be used to identify and implement agricultural best management practices. (See also Agriculture 3.A.)	Presented June 2009. See Agriculture 3.A.
D. Pursue wildlife management educational opportunities.	Provide graduate level educational opportunities relative to wildlife research on the Ranch, e.g. wildlife habitat research, population studies, wildlife behavior studies, etc. (See also Wildlife 7.B.)	Presented June 2009. See Agriculture 3.A.
E. Establish interpretive signage program.	In cooperation with WSFD, WGFD and OSLI, establish an interpretive signage program to address the numerous resources found on the Ranch. (See also Wildlife 6.A. and Commercial 11.G.)	No funding identified to date.
F. Provide long-term education and research opportunities.	In collaboration with appropriate stakeholders and educational institutions statewide, pursue research opportunities that will identify the cultural, social, historical and natural resource attributes of the Ranch and disseminate the information widely.	Presented June 2009. See Agriculture 3.A.
	Utilize stakeholder groups, educational institutions and NGOs to identify and pursue potential funding sources to fund long-term research and education opportunities.	Pursued/promoted June 2009. See Agriculture 3.A.
	In collaboration with the Wyoming Department of Education, the Office of State Lands and Investments developed a video to showcase the educational opportunities of the Ranch.	Completed 2012.

COMMERCIAL

GOAL: *Identify and promote compatible commercial use of Ranch resources for financial return and long-term benefit of the school trust.*

Objective 11: Long-term management of forest resources to establish and maintain species and age diversity of forest ecosystems while generating revenue for the school trust.		
Management Action		Status
A. Update inventory of all forest types and develop long-range management plan for forested areas.	Combine the forest inventory and forest management plan developed for the Ranch acquisition (Duncan Ranch Detailed Analysis, Exhibit "D") into a forest management plan and implement detailed management actions.	Forest Management Plan developed/implemented June 2007; no action to date due to the depressed timber market.
B. Implement Forest Management Projects.	WSFD recommends using a fifty-year time frame to implement five "forest products sales" on the Ranch with the first sale being implemented by year 2011. The first sales will thin larger ponderosa pine trees, remove standing and down dead material, and thin or remove small diameter trees. Forest product sales are projected to generate approximately \$226,181 in revenue for the state school trust.	This action viable if timber markets rebound.
	Manage aspen forest areas in conjunction with WGFD wildlife management prescriptions, e.g. cutting or chipping conifer trees within the aspen stand and conducting a prescribed burn the following spring or fall to regenerate declining aspen areas. The WSFD will coordinate with WGFD to remove any merchantable ponderosa pine within aspen stands in conjunction with the forest product sales. (See also Wildlife 5.B.).	On-going.
	Use work crews from the Wyoming Honor Camp in Newcastle and Wyoming Helitack Crew to implement a defensible space project by cutting and removing dead and severely decayed trees in the 100- foot defensible space area adjacent to both ranch house sites, remove Russian olive trees in riparian zones and remove dead down and standing trees adjacent to Batts and Hunton Creeks. Resulting firewood will be removed and piled for possible sale to contractors, thus generating revenue for the school trust.	Completed Spring 2007.
	When appropriate, use "Stewardship Contracting" when implementing forest management projects in conjunction with planned forest products sale activities. Although the project costs of implementing management project would be calculated and then deducted from the estimated value of the forest products sale, it could eliminate the need for requesting additional funding for improvements or projects.	Utilized when applicable.

Objective 11: Long-term management of forest resources to establish and maintain species and age diversity of forest ecosystems while generating revenue for the school trust.		
D. Improve hydrologic functions within the Batts and Hunton creek watersheds, thus increasing instream flows.	Thin dense areas of ponderosa pine to decrease number of mature ponderosa pine trees thus greatly reducing the amount of water used by the trees in these stands. More open canopy will allow more rain and snow to reach the forest floor thus providing more moisture to area vegetation and increase instream flows to both Batts and Hunton Creek watersheds.	Condition/provision of Forest Management Plan.
E. Improve amount of available forage for livestock and wildlife.	Thinning of forest areas will greatly increase available livestock and wildlife forage by increasing moisture reaching the forest floor, as well as allowing more sunlight to reach the vegetation. All temporary and skid roads will be seeded with favorable native grass species after management operations have concluded. (See also Agriculture 1.G., Wildlife 5.B.).	Condition/provision of Forest Management Plan.
F. Reduce wildfire hazards within forest management areas.	Increase open space between tree crowns and remove areas of dead and dense vegetation to reduce possible loss of forest resources to uncontrolled wildfire.	Condition/provision of Forest Management Plan.
G. Provide educational opportunities in conjunction with implementation of forest management practices.	In conjunction with WGFD and other pertinent agencies, WSFD would establish an interpretive signage program addressing forest and fire management schemes implemented within the established forested stands. Signs would be located in strategic areas adjacent to established recreational trails that will transect forest management areas. The WSFD would develop, pay for and install these interpretive signs. (See also Recreation 10.E.)	Subject to identified/available funding source.

Objective 12: Establish helicopter base for Wyoming Helitack.		
Management Action		Status
A. Utilize suitable location for Wyoming Helitack.	Due to the availability of needed resources, e.g. water sources, electrical lines, telephone lines and access, WSFD recommended a location just south of the main ranch residence on Hunton Creek (see Appendix (Appendix F, Commercial Map) This location has favorable terrain for adequate clearance from many directions for helicopter ingress and egress, is far enough away from the Ranch as not to adversely affect the agricultural operations and a secondary access road exists that bypasses the ranch house area.	Completed Spring 2009.

Objective 12: Establish helicopter base for Wyoming Helitack.		
B. Establish/construct helipad and associated structures.	Improve secondary access road by installing two culverts at creek crossings; gravel full length of the road and parking area. (See Appendix F, Commercial Resource Map.)	Completed Spring 2009
	Construct 25' by 25' helicopter pad (concrete with tiedowns).	Subject to available funding.
	Construct areas for office and crew quarters. Structures will be FEMA excess property trailers at no cost to the state except transportation.	Completed Spring 2009. New staff housing and office were completed in 2013. The camping trailers for staff have been replaced by mobile homes on a foundation. Crew members completed all construction work on the homes. In 2014, improvements on the Helitack Base include road maintenance, skirting of buildings and staff residences, built stairs and decks to the buildings covering areas that housed the central air and heating equipment, establishing electricity to the shop.
	Construct and connect septic system, electrical, telephone and waterlines to structures. Cost of establishing base will be funded by the Wyoming Helitack budget with assistance from OSLI and WSFD personnel and equipment.	Completed Spring 2009. A new water well was drilled to service the base camp in 2013. The total depth of the well is 240 feet.
C. Identify work projects for Helitack crew.	WSFD, OSLI, WGFD and the agriculture lessee will collaboratively identify work projects to benefit Ranch resources supplemental to the Helitack crew's fire and training responsibilities.	Ongoing.

Objective 13: Pursue possibility of improved cellular communication for area users.		
Management Action		Status
A. Determine viability of locating a cell/communication tower on the Ranch.	Union Cellular is presently working on an engineering study to determine if a viable tower site exists. If there is a viable tower site, OSLI would negotiate a special use lease with the provider.	To date, Union Cellular has not pursued potential cell tower construction with OSLI.

Objective 14: Pursue possibility of utilizing wind power resources.		
Management Action		Status
A. Evaluate opportunities to establish wind farm on the Ranch.	OSLI will monitor wind energy activities in area and pursue all compatible wind lease opportunities.	OSLI received one wind application that was later withdrawn prior to lease negotiations.

FUNDING and BUDGETS

The BLC's ability to accomplish the diverse goals and objectives mentioned herein will in part be dependent upon legislative support and OSLI's ability to leverage the expertise and funding resources of other state agencies (Wyoming State Parks, Wyoming Game & Fish, Department of Agriculture, Wyoming State Forestry, University of Wyoming, Wyoming Department of Environmental Quality, Wyoming State Engineer's Office), local governments (Town of Glenrock, Converse County, Converse County Law Enforcement, Converse County Conservation District, Converse County Weed & Pest District), federal agencies (Bureau of Land Management, Army Corp of Engineers) and non-governmental organizations. This is especially true with regard to the development and implementation of public recreation and education improvements. The primary resource management objective will be to produce income for the trust beneficiaries (public schools). Other compatible, non-revenue generating uses will be developed as resources are available.

Agriculture

The agricultural lease will generate revenue at fair market value for the trust beneficiaries.

Agriculture Budget			
Proposed Action	Estimated Cost	Estimated Timeline	Potential Funding Sources
Sage brush and mountain mahogany prescribed burns.	\$15-\$20/ acre in spring; \$30-\$40/acre in fall.	Over 10-15 year period in the spring (April-May) or fall (September-October).	Mule Deer Foundation, Rocky Mountain Elk Foundation, Wyoming Governor's Big Game License Coalition, Wyoming Wildlife & Natural Resource Trust Fund and WGFD.
Water Developments	\$10,000/project	Over a 10 year period.	NRCS, Wyoming Wildlife & Natural Resource Trust, Mule Deer Foundation, Rocky Mountain Elk, Lessee's contributions as provided by lease provision 5.B.
Future Fencing Projects	8,000-10,000/mile	Over a 10 year period.	NRCS, Wyoming Wildlife & Natural Resource Trust, Mule Deer Foundation, Rocky Mountain Elk, Lessee's contributions as provided by lease provision 5.B.

Wildlife & Wildlife Habitat

WGFD will be the lead wildlife management agency and will be responsible for budgeting and securing funding for wildlife management and habitat treatment activities. This would include using WGFD funds and other public and private funding sources.

Wildlife-related activities on the Ranch will be non-revenue generating for the trust beneficiaries.

Wildlife Budget				
Proposed Action		Estimated Cost	Estimated Timeline	Potential Funding Sources
Wildlife 5.B.	Sage brush and mountain mahogany prescribed burns.	\$15-\$20/ acre in spring; \$30-\$40/acre in fall.	Over 10-15 year period in the spring (April-May) or fall (September-October).	Mule Deer Foundation, Rocky Mountain Elk Foundation, Wyoming Governor's Big Game License Coalition, Wyoming Wildlife & Natural Resource Trust Fund and WGFD.
	Forest management – thinning/removal.	<u>Hand crews</u> : \$250-\$300/acre and would take 10 years to complete; <u>Mechanical removal</u> : \$150-\$175/acre and would take 5 years to complete.	Over 10 year period beginning in May and ending in October of each year.	Same as above.
	Aspen stand prescribed burns.	\$15-\$20/ acre in spring; \$30-\$40/acre in fall.	After pine trees have been removed.	Same as above.
Wildlife 5.C.	Spray prescribed burn areas.	\$20-\$30/acre for chemical and application	Following prescribed burn.	Same as above.
Wildlife 5.E.	Install 3.5 miles of wildlife-friendly fence.	\$2/foot installed.	Subject to coordination with agriculture lessee.	Same as above.
	Install 3 off-site water tanks.	\$2000	Subject to coordination with agriculture lessee.	Same as above.

Recreation

All recreation activities, with the exception of temporary use permits that will be required for organized recreation activities (see Recreation 9.C.), will be non-revenue generating for the trust beneficiaries.

Recreation Budget					
Proposed Action			Estimated Cost	Estimated Timeline	Funding Source
Recreation 10.A.	Establish trail for foot, horse and bicycle traffic from Batts Creek residence to Park overlook.		\$50,000	To be determined.	To be determined.
	Two-foot wide, natural base, primitive trail from overlook to parking area on Mormon Canyon Road.		\$36,000	To be determined.	To be determined.
	Parking area and informational kiosk at each end of primitive trail.		\$36,000	To be determined.	To be determined.
Recreation 10.B.	Remodel Batts Creek residence.		To be determined.	To be determined.	To be determined.
	Primitive camping area near Batts Creek residence.		To be determined.	To be determined.	To be determined.

Commercial

All potential leases will generate revenue for the trust beneficiaries at fair market value.

All forest product sales will generate revenue for the trust beneficiaries at fair market value.

Commercial Budget					
Proposed Action			Estimated Cost	Estimated Timeline	Funding Source
Commercial 11.G.	Interpretive signage – 4 signs.		\$8,000	Signs posted when forest/fire management schemes are completed.	WSFD
Commercial 12.B.	Wyoming Helitack Base	Construct helicopter pad.	\$8,000	Subject to funding availability and feasibility.	WSFD

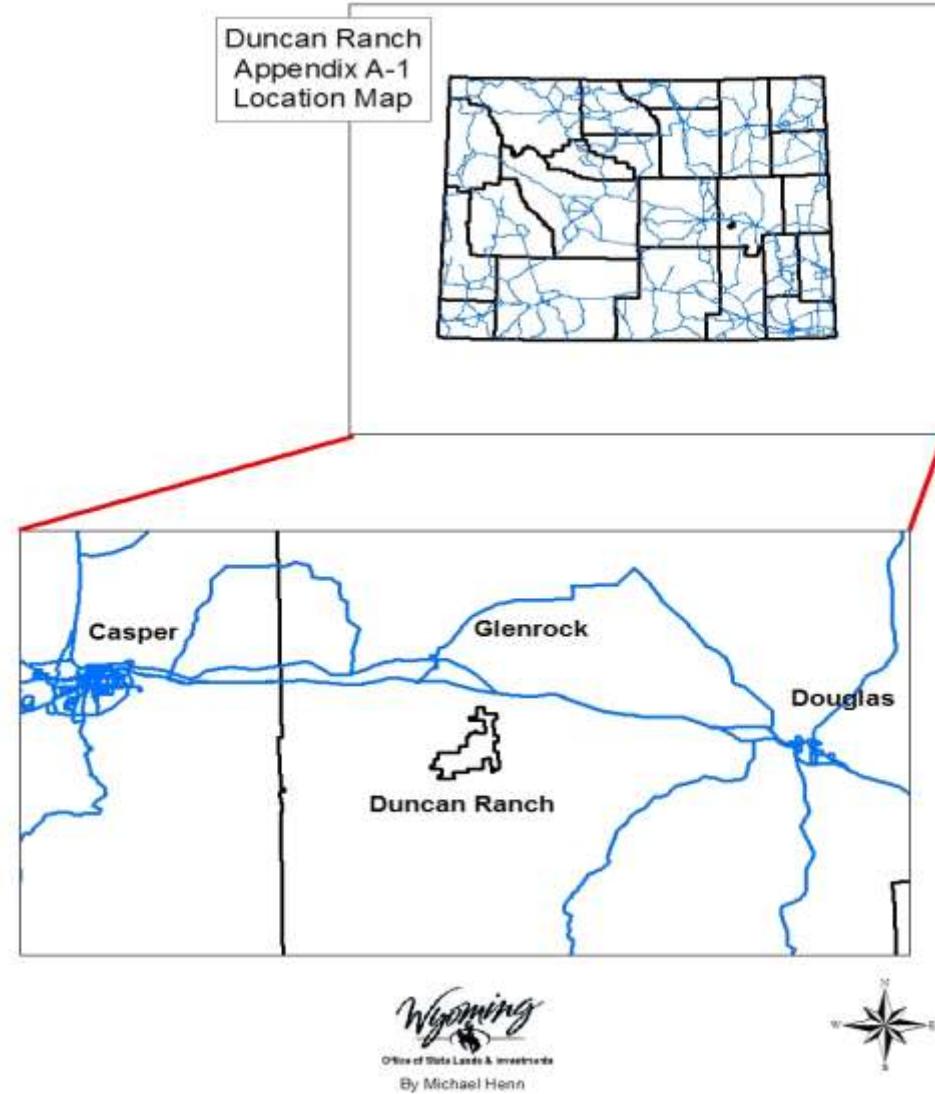
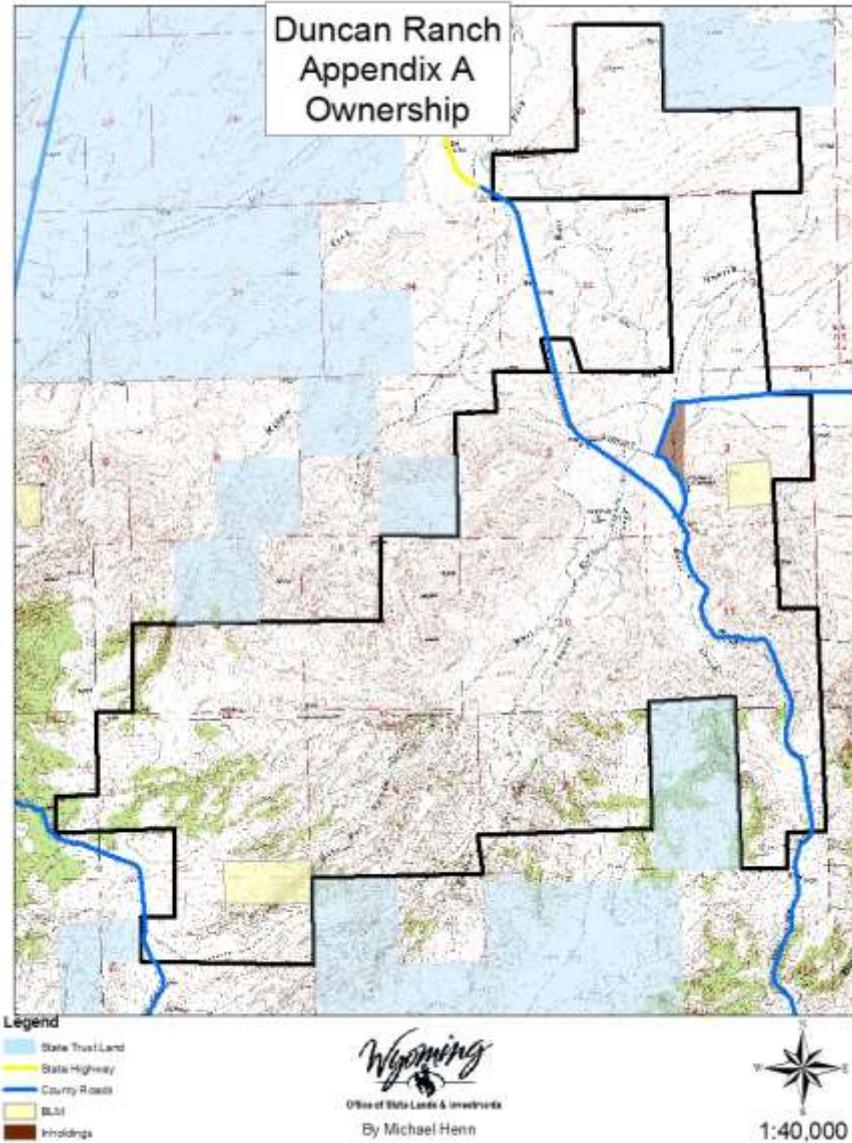
MANAGEMENT STRUCTURE

Authority/Objectives

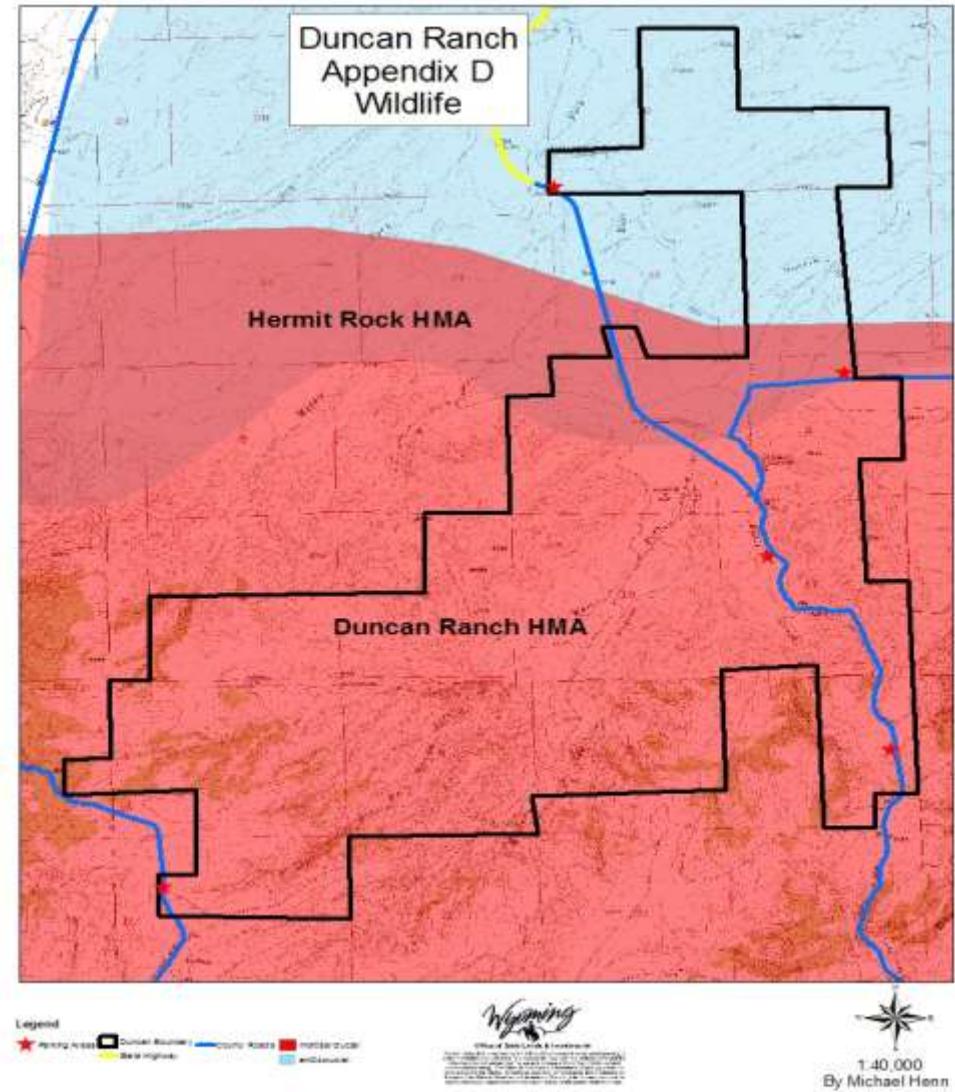
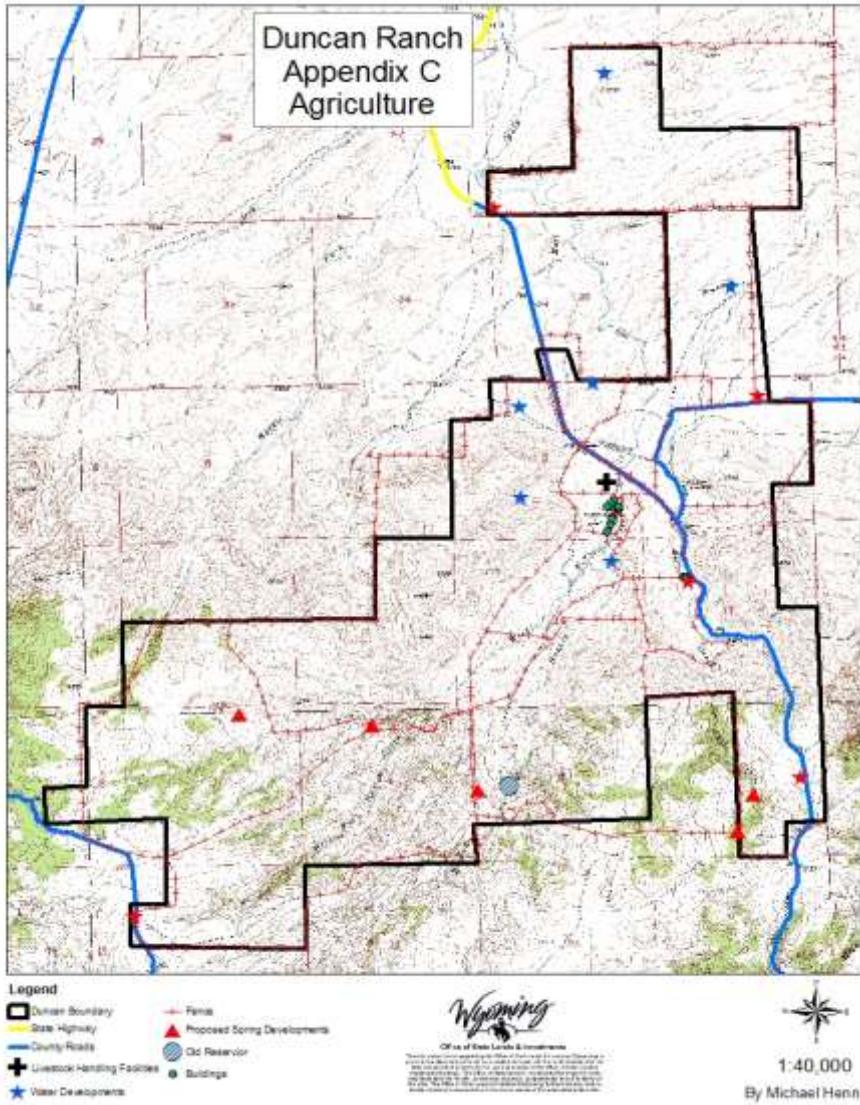
The Wyoming State Constitution and the Wyoming State Legislature direct the BLC (the State's five elected officials) to manage state trust assets for two key purposes consistent with traditional trust principles: (1) long-term growth in value, and (2) optimum, sustainable revenue production.

OSLI is the administrative arm of the BLC. It is the statutory responsibility of OSLI to carry out the policy directives and decisions of the BLC in managing the Duncan Ranch.

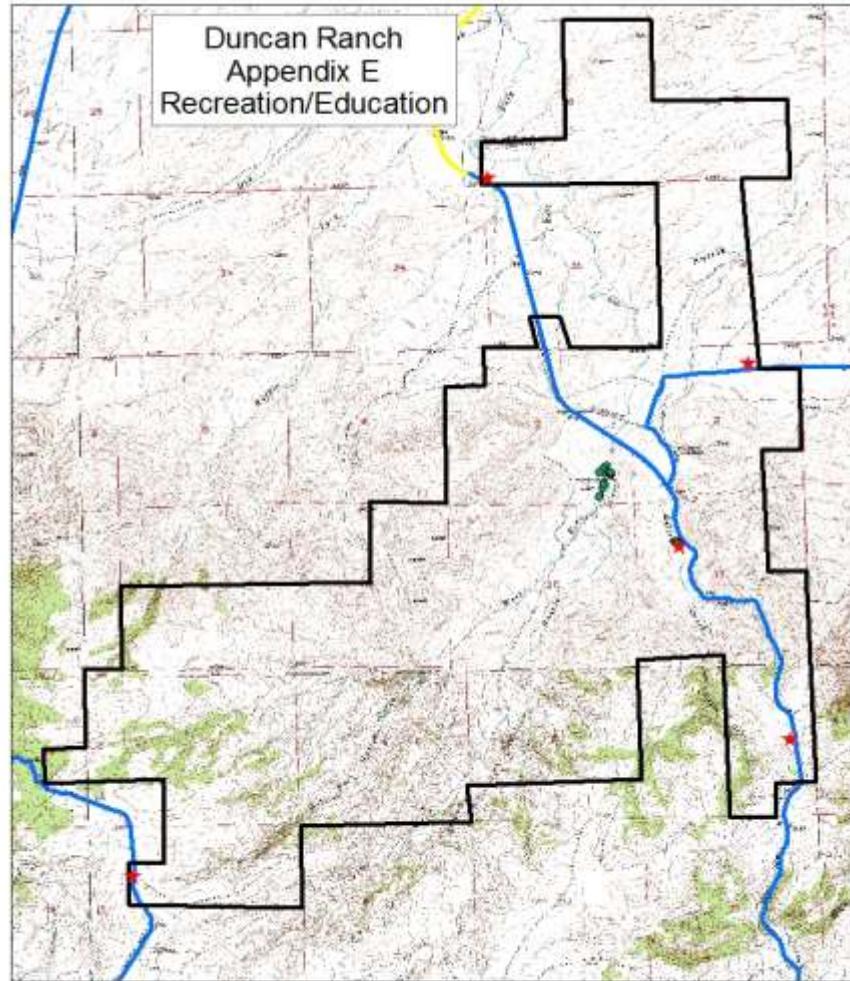
The BLC, through OSLI and in consultation and cooperation with the CRM Steering Committee, will continuously monitor the goals, objectives and management actions outlined herein and update and amend the plan as needed. The key administrative principles are INTEGRATION, ACCOUNTABILITY, and ADAPTABILITY.



RESOURCE MANAGEMENT PLAN
DUNCAN RANCH
June 7, 2007
REVISED
December 7, 2017



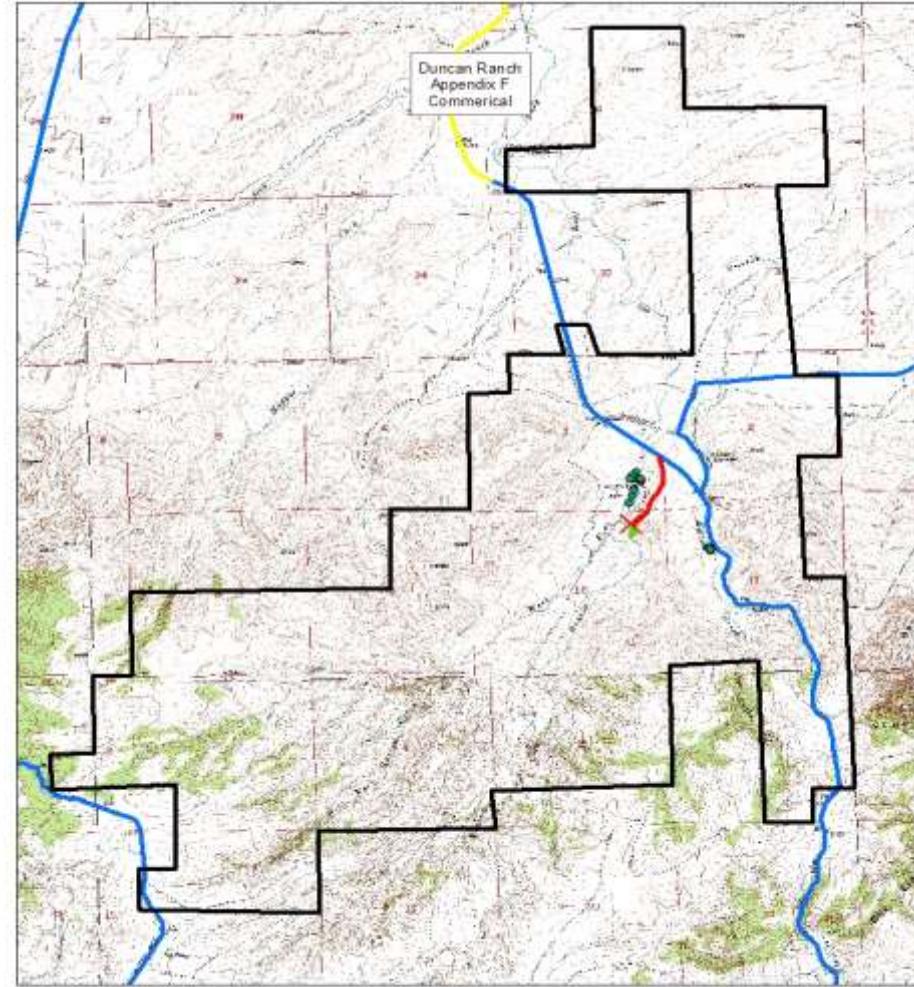
COORDINATED RESOURCE MANAGEMENT PLAN
DUNCAN RANCH
June 7, 2007
REVISED
December 7, 2017



Legend
 □ Duncan Boundary ★ Parking Areas
 — State Highway
 — County Roads



1:40,000
 By Michael Henn



Legend
 □ Duncan Boundary X Access ■ Mixed Buildings ● Building
 — State Highway — County Roads



1:40,000
 By Michael Henn

COORDINATED RESOURCE MANAGEMENT PLAN
 DUNCAN RANCH
 June 7, 2007
 REVISED
 December 7, 2017

Appendix G

CRM Steering Committee & Support Contact Information			10/2014
Name	Address	Phone	Email
Director Bridget Hill	122 W. 25 th , Herschler 3W Cheyenne, WY 82002	777-6629	bridget.hill1@wyo.gov
Brian Olsen	3030 Energy Lane, Casper, WY 82604	473-3423	brian.olsen1@wyo.gov
Senator Brian Boner	1078 Riverbend Drive, Douglas, WY 82633	359-0707	brian.boner@wyoleg.gov
Michelle Huntington	911 S. Windriver Drive Douglas, WY 82633	358-3050	michelle.huntington@wy.nacdnet.net
Domenic Bravo	2301 Central Ave, Barrett Bldg., Cheyenne, WY 82002	777-6323	domenic.bravo@wyo.gov
Commissioner Richard Grant	199 Boxelder Rd., Glenrock, WY 82637	436-2421	rcg_ranch@hotmail.com
Commissioner Tony Lehner	1673 Deer Creek Road Glenrock, WY 82637	436-2208	tvlehner@yahoo.com
Larry Bentley	1091 Mudcreek Rd., Thermopolis, WY 82443	Cell 921-9665; 867-2555	lb5cows@tctwest.net
Donna Geho Town of Glenrock	P.O. Box 417 Glenrock, WY 82637	436-9294	glenrocktown@aol.com
Scott Seville	125 College Drive, Casper, WY 82601	268-2543	sseville@uwyo.edu
Susan Child	122 W. 25 th , Herschler 3W Cheyenne, WY 82002	777-3428	susan.child@wyo.gov
Jason Crowder	122 W. 25 th , Herschler 3W Cheyenne, WY 82002	777-8507	jason.crowder@wyo.gov
Cole Lambert	122 W. 25 th , Herschler 3W Cheyenne, WY 82002	777-6525; cell 620-5094	cole.lambert@wyo.gov
Bill Crapser	WSFD, 1100 West 22 nd Street, Cheyenne, WY 82002	777-5644	bill.crapser@wyo.gov

COORDINATED RESOURCE MANAGEMENT PLAN
DUNCAN RANCH
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Appendix H
Chapter 13 RULES AND REGULATIONS BOARD OF LAND COMMISSIONERS

Public Hunting, Fishing and General Recreational Use

Section 1. Authority. This chapter is promulgated under the authority of W.S. 36-2-107.

Section 2. Definitions. As used in this chapter:

- (a) "Board" means Board of Land Commissioners.
- (b) "Casual recreational uses" means uses such as horseback riding, photography, wildlife and bird observation, hiking, rock hunting and other recreational day uses. Casual recreational use shall not include camping, except in camping areas established by the Board, joy riding or other uses which would result in damage to the state land or the roads and improvements thereon.
- (c) "Established roads" means any roads or trails which have been graded or constructed to carry vehicular traffic, or on which repeated vehicular traffic has created well defined tracks.
- (d) "Legally accessible state lands" means state lands that can be accessed via public road, right- of-way, or easement, via public waters, via adjacent state, local, or federal land if such land is open to public use, or via adjacent private land if permission to cross such land has been secured from the landowner.
- (e) "State land" means land under the jurisdiction of the Board of Land Commissioners.
- (f) "Surface lessee" means a holder of a grazing and agricultural lease or special use lease issued in accordance with Chapters IV or V of these rules.
- (g) "Director" means the Director of the State Land and Farm Loan Office.

Section 3. Public Hunting and Fishing Privileges. The Board hereby extends to the public the privilege of hunting and fishing on legally accessible state lands, unless otherwise closed by direction of the Board, on its own motion or upon request of the surface lessee. This privilege does not extend to lands classified and used as cultivated cropland. This privilege is to fish in any streams, lakes or ponds and to hunt, pursue and kill game animals, game birds and migratory birds on said lands under applicable state and federal hunting and fishing laws and regulations. This privilege shall only be allowed when it will not result in damage to the state land or the roads and improvements thereon.

Section 4. General Recreational Use. The Board hereby extends to the public the privilege of using legally accessible state lands for casual recreational day uses, unless otherwise closed by direction of the Board, on its own motion or upon request of the surface lessee. This privilege shall only be allowed when it will not result in damage to the state land or the roads and improvements thereon. Organized, developed, or commercial recreational use of state lands is prohibited unless it occurs under the provisions of a special use lease issued under Chapter V of these rules.

Section 5. Motor Vehicle Use. The use of motor vehicles on state land for hunting, fishing, and general recreational purposes shall be confined to established roads, unless such roads are otherwise closed by the Board, on its own motion or upon request of the surface lessee.

- (a) Criteria for road closures. The Board shall apply the following criteria when considering whether to close established roads or access to defined state lands:
 - (i) Motor vehicle use has caused or is causing unacceptable damage to the roadbed, excessive soil erosion or significant impacts to vegetation, watershed or other state land natural resource attributes.
 - (ii) Motor vehicle use has caused or is causing considerable adverse effects to other Board authorized uses of, or improvements on, state land.
 - (iii) Motor vehicle use creates a threat to public health or safety.
 - (iv) Circumstances exist which create a situation requiring immediate action to protect state lands or the public health and safety.
- (b) Emergency road closure procedure. The Board hereby delegates to the Director the authority to approve road closures on an emergency basis when the Director determines, using the criteria set forth in subsection (a) of this section, that closure of an established road is necessary and, under the circumstances, should not be delayed until the next meeting of the Board, subject to the following:
 - (i) The Director shall approve the emergency road closure in writing, setting forth the reasons for approving the road closure, the specific road or road segment to which the closure applies, and how and where the road closure will be posted. This written approval shall be provided to the surface lessee, the County Sheriff in the County where the road closure is located, members of the Board, and other interested parties.

- (ii) Emergency road closures approved by the Director shall only be effective until the next meeting of the Board, at which time the closure shall either be continued or rescinded by action of the Board under the provisions of this section.

Section 6. Fees and Charges Prohibited. No person shall charge for or receive payment from persons engaged in hunting, fishing or any other recreational use of state lands, unless such payment is collected pursuant to the terms of a special use lease issued under the provisions of Chapter V of these rules or the terms of a temporary use permit issued under the provisions of Chapter XIV of these rules.

Section 7. Open Fires Prohibited. No person shall build, maintain, attend or use an open fire, campfire, or charcoal grill on state land while engaged in activities under the provisions of this chapter, except in camping areas established by the Board.

Section 8. Overnight Camping Prohibited. No person shall camp overnight on state land while engaged in activities under the provisions of this chapter, except in camping areas established by the Board.

Section 9. Waiver of Liability. As a condition to exercising the privileges granted by this chapter, persons entering on state lands for such purposes waive any claims against the State of Wyoming and any lessee of the Board arising from natural and artificial conditions on state lands or from activities of a lessee of the Board which are authorized or contemplated under the lease. Persons so entering shall be deemed to assume the risk of injury occurring on state lands unless caused by the willful and malicious acts of the State of Wyoming or a lessee of the Board.

AGENDA

DUNCAN RANCH COORDINATED RESOURCE MANAGEMENT COMMITTEE MEETING

Monday, September 18, 2017

Glenrock Town Hall

219 South 3rd Street

9:00 A.M. – 12:00 P.M.

9:00 A.M. – Welcome and Introductions

Larry Bentley, WDA

Director Bridget Hill, Office of State Lands and Investments

UPDATES

Wildlife:

Brian Olson, Wyoming Game and Fish Department

Wildlife Management

Agriculture:

Cole Lambert, Field Division, Office of State Lands and Investments

Improvements

Keith Lankister, Duncan Ranch Lessee

Ranch Operations

Commercial:

Ryan Morgan, Wyoming State Forestry Division

State Helitack Base

Recreation:

Paul Gritten, Trails Coordinator, State Parks and Cultural Resources

Comments from Steering Committee

Set Next Meeting

Public Comments

Adjourn

MINUTES

DUNCAN RANCH COORDINATED RESOURCE MANAGEMENT COMMITTEE MEETING

September 18, 2017
Glenrock Town Hall
219 South 3rd Street
9:00 A.M. – 12:00 P.M.

9:00 A.M. – Welcome and Introductions:

Director Bridget Hill, Office of State Lands and Investments

Attendees:

Director Bridget Hill, Brian Olsen, Wendi and Keith Lankister, Cole Lambert, Josh VanVlack, Cheryl Schwartzkopf, Michelle Huntington, Tammy Girard, Dave Banzhaf, Paul Gritten, Jason Crowder, Commissioner Rick Grant, and Machá Ledet.

UPDATES

Wildlife:

Brian Olsen, Wyoming Game and Fish Department

Wildlife Management

- Cody Bish is the new Game Warden in Casper, Gary Boyd who was the Glenrock Game Warden has moved to Green River.
- Hunting access on the Duncan Ranch include big game species by permission only. Brian also indicated that permission slips are adjusted on a year to year basis and are based on the Lankister's report of the wildlife.
- Next spring they would like to add five Turkey licenses.
- Brian noted that trespassing has become less frequent over the years.
- The plateau herbicide treatments did not work as well as expected in the Converse County Park in Boxelder Canyon, therefore, that treatment will not be recommended for the Duncan Ranch in the future.
- Mechanical treatment has worked in the Black Hills and was suggested as the new treatment for the Mahogany at the ranch. No herbicides would be used.

Agriculture:

Cole Lambert, Field Services, Office of State Lands and Investments

Improvements

- Fencing and ditch improvements were completed, gates for the corrals were replaced and it was noted that the Lankister's received cedar post from Newcastle, Wyoming.
- The Lankister's had a new water heater installed in their home.
- Cole and the Lankister's discussed adjusting the money allocated for improvements.

- Cole and Keith Lankister noted that seeding from a previous spring did not see a large result however, this year results were increased.

Keith and Wendi Lankister, Duncan Ranch Lessee

Ranch Operations

- Keith Lankister reported a good year as a result of the moisture received.
- The Lankister's put up a couple of miles of high tensile fencing this spring and noted that they continue to divide the pastures.
- Keith stated that they will not be renewing organic status after the first of the year due to the market no longer being there and for ecological reasons among various others reasons.
- There was discussion of weed control. Keith stated that although burdock is in the bushes they are fairly easy to control and noted that some of the weed control will go back to Weed and Pest.
- There was a discussion on whether the trail will open near the parking lot by greenhouse at the bottom of the canyon. Keith explained that the area has not been grazed and that after a long rest period there will be growth noting that the trail will open again. Cole noted that between the Office, the State Helitack and State Parks the area could be maintained and noted that the trail is not an official trail.

Commercial:

Josh VanVlack, Wyoming State Forestry Division

State Helitack Base

- This is the fourteenth season of the State Helitack program.
- Josh stated that the contract with Sky Aviation was 105 days this year; noting that Sky Aviation is based out of Worland, Wyoming.
- This was the first year of Sky Aviation's two year contract.
- The Helitack crew responded to almost fifty fire missions this year.
- There were 170 flight hours and eighteen trainees have rotated through the program.
- There are no plans for improvement on the helicopter base.
- Jason Crowder, Office of State Lands and Investments, reported that the Office has received two sand and gravel application from Knife River for the Duncan Ranch. Jason noted that the lease had not been approved, the Office is processing the applications at this time.

Recreation:

Paul Gritten, Trails Coordinator, State Parks and Cultural Resources

- Two miles of the four miles proposed trail was built on the Duncan Ranch on July 24th with the assistance of the Wyoming Conservation Corp.
- Beginning next week, mechanized equipment will be used to finalize the trail.
- Paul spoke about the partnership between Wyoming Pathways, Backcountry Horsemen, the Office of State Lands and Investments and State Parks and Cultural Resources.

- Paul thanked Dave Banzhaf of Laser Construction and noted that a parking lot was built at the Duncan Ranch with the help of the local business.
- Paul reported that he is working with Cole Lambert who is providing Buck and Rails, and stated that with the remaining money within the budget he will be able to complete the fencing. Paul noted he hopes to have a continuous four mile loop.
- Duncan Ranch has the capability to be a least a thirty mile trail system, which would serve the public well.
- Dave Banzhaf acknowledged the County road and Bridge and County Commissioners for donating the gravel for the parking lot.
- Rick Grant noted that the County is working on development for the County Park and stated that they are working on getting an easement at the bottom of the canyon to intertwine with the trail.

Public Comments:

There were no comments from the public.

Comments from the Steering Committee:

There were no comments from the Steering Committee.

Next Meeting:

The next meeting will be scheduled for September, 2018.

Adjourn:

The Duncan Ranch Coordinated Resource Management Steering Committee meeting adjourned at 9:43 a.m.