

To: Skipwith, Aurelia[aurelia_skipwith@ios.doi.gov]
Cc: Walker, Helgi C.[HWalker@gibsondunn.com]; Bopp, Michael D.[MBopp@gibsondunn.com]
From: Lipshutz, Brian M.
Sent: 2017-09-28T13:02:37-04:00
Importance: Normal
Subject: RE: Meeting Today
Received: 2017-09-28T13:02:54-04:00
[Estelle Manor Tax Maps.pdf](#)

Ms. Skipwith:

We are still working to get copies of the deeds, and we hope to have them today. Until then, we have some additional information about the location of the possible substitution properties.

The possible properties are as follows:

- Cape May Avenue, Estelle Manor, NJ Block 62 Lots 18 and 19
- 106 Route 49, Estelle Manor, NJ Block 64 Lot 9
- Veal Run Road, Estelle Manor, NJ Block 62 Lot 16
- First Avenue, Estelle Manor, NJ Block 64 Lot 4

I am also attaching a municipal tax map for the properties.

Best,
Brian

Brian Lipshutz

GIBSON DUNN

Gibson, Dunn & Crutcher LLP
1050 Connecticut Avenue, N.W., Washington, DC 20036-5306
Tel +1 202.887.3514 • Fax +1 202.831.6016
BLipshutz@gibsondunn.com • www.gibsondunn.com

From: Skipwith, Aurelia [mailto:aurelia_skipwith@ios.doi.gov]
Sent: Tuesday, September 26, 2017 9:09 PM
To: Lipshutz, Brian M. <BLipshutz@gibsondunn.com>
Cc: Walker, Helgi C. <HWalker@gibsondunn.com>; Bopp, Michael D. <MBopp@gibsondunn.com>
Subject: Re: Meeting Today

Thank you, Brian. I will proceed with this and look forward to receiving the information.

Aurelia Skipwith
Deputy Assistant Secretary
for Fish and Wildlife and Parks

U.S. Department of Interior
1849 C Street, NW, Room 3148
Washington, DC 20240
(202) 208-5837

On Tue, Sep 26, 2017 at 7:30 PM, Lipshutz, Brian M. <BLipshutz@gibsondunn.com> wrote:
Ms. Skipwith:

We are still waiting for a copy of the latest deed, but I wanted to send you the information we had at hand. The proposed substitution property that Liberty National would purchase and donate to New Jersey is located in Estell Manor, New Jersey. It is valued at approximately \$2,000 an acre, and it is currently vacant and privately owned.

In response to your other question, the point of contact in New Jersey is Commissioner Bob Martin of the Department of Environmental Protection or his deputy chief of staff, John Gray, who attended our meeting last week. They can be reached at bob.martin@dep.nj.gov or (609) 777-4327.

We'll forward a copy of the deed as soon as we have it.

Best,
Brian

Brian Lipshutz

GIBSON DUNN

Gibson, Dunn & Crutcher LLP
[1050 Connecticut Avenue, N.W., Washington, DC 20036-5306](https://www.gibsondunn.com)
Tel +1 202.887.3514 • Fax +1 202.831.6016
BLipshutz@gibsondunn.com • www.gibsondunn.com

From: Skipwith, Aurelia [mailto:aurelia_skipwith@ios.doi.gov]
Sent: Monday, September 25, 2017 7:54 PM
To: Lipshutz, Brian M. <BLipshutz@gibsondunn.com>
Cc: Walker, Helgi C. <HWalker@gibsondunn.com>; Bopp, Michael D. <MBopp@gibsondunn.com>
Subject: Re: Meeting Today

Thank you, Brian.

I need information about your proposed substitution property. Please provide value, property location, copy of latest deed, and current use. Also, can you please provide me with your point of contact in the State of New York's Office for this project? Thank you.

Aurelia Skipwith
Deputy Assistant Secretary
for Fish and Wildlife and Parks

U.S. Department of Interior
[1849 C Street, NW, Room 3148](https://www.doi.gov)
[Washington, DC 20240](https://www.doi.gov)
(202) 208-5837

On Mon, Sep 25, 2017 at 10:45 AM, Lipshutz, Brian M. <BLipshutz@gibsondunn.com> wrote:

Ms. Skipwith:

We've confirmed that the Peninsula Property is Tract I, not Tract III, on the deed we sent you on Friday. I'm reattaching the deed to this email.

Apologies for any inconvenience, and thanks once again for your help.

Best,
Brian

Brian Lipshutz

GIBSON DUNN

Gibson, Dunn & Crutcher LLP
[1050 Connecticut Avenue, N.W., Washington, DC 20036-5306](https://www.gibsondunn.com)
Tel +1 202.887.3514 • Fax +1 202.831.6016
BLipshutz@gibsondunn.com • www.gibsondunn.com

From: Lipshutz, Brian M.
Sent: Friday, September 22, 2017 3:40 PM
To: 'Aurelia Skipwith' <aurelia_skipwith@ios.doi.gov>
Cc: Walker, Helgi C. <HWalker@gibsondunn.com>; Bopp, Michael D. <MBopp@gibsondunn.com>
Subject: RE: Meeting Today

Ms. Skipwith:

A copy of the deed is attached. We believe that the Peninsula Property is specifically part of Tract III within the deed, but we are waiting for confirmation on that detail. We will let you know as soon as we hear from the surveyor.

Thanks again for your help.

Best,
Brian

Brian Lipshutz

GIBSON DUNN

Gibson, Dunn & Crutcher LLP
[1050 Connecticut Avenue, N.W., Washington, DC 20036-5306](https://www.gibsondunn.com)
Tel +1 202.887.3514 • Fax +1 202.831.6016
BLipshutz@gibsondunn.com • www.gibsondunn.com

From: Aurelia Skipwith [mailto:aurelia_skipwith@ios.doi.gov]
Sent: Thursday, September 21, 2017 11:07 PM

To: Bopp, Michael D. <MBopp@gibsondunn.com>

Cc: Walker, Helgi C. <HWalker@gibsondunn.com>; Lipshutz, Brian M. <BLipshutz@gibsondunn.com>

Subject: Re: Meeting Today

Michael,

Thank you for your note. Could you provide me a copy of the deed of the Peninsula Property you are interested in acquiring? This is necessary information to evaluate the legal requirements. Once that is reviewed, it will assist in us having a productive conversation. Thank you.

Aurelia Skipwith

Deputy Assistant Secretary
for Fish and Wildlife and Parks

U.S. Department of Interior
[1849 C Street NW, Room 3148](#)
[Washington, DC 20240](#)
202-208-5837

On Sep 21, 2017, at 6:32 PM, Bopp, Michael D. <MBopp@gibsondunn.com> wrote:

Ms. Skipwith

Attached please find a pdf containing both the memo and the photographs noted in my email, below. We believe that we have made tremendous progress toward meeting the requirements for approval of the lease/exchange transaction involving the Peninsula Property. What more that needs to be done we are prepared to do as soon as the NJ DEP issues its RFP, which it will do once it hears from you. Unfortunately, the window for moving this project forward this year is closing rapidly; so rapidly that NJ DEP needs to hear from you by next Friday. We understand that you need to be satisfied that all legal requirements have been or promptly will be met once the RFP issues. And we know that you are busy. So we want to do everything we can to make sure all of your questions are answered and any concerns are addressed.

To that end, do you have time for a quick call on Monday to discuss what more we might need to do to move this process forward? If so, please let us know when works for you.

Thanks very much for your help.

Michael
Michael Bopp

GIBSON DUNN

Gibson, Dunn & Crutcher LLP
[1050 Connecticut Avenue, N.W., Washington, DC 20036-5306](#)
Tel +1 202.955.8256 • Fax +1 202.530.9648
MBopp@gibsondunn.com • www.gibsondunn.com

From: Skipwith, Aurelia [mailto:aurelia_skipwith@ios.doi.gov]
Sent: Wednesday, September 20, 2017 10:24 PM
To: Bopp, Michael D. <MBopp@gibsondunn.com>
Cc: Walker, Helgi C. <HWalker@gibsondunn.com>; Lipshutz, Brian M. <BLipshutz@gibsondunn.com>
Subject: Re: Meeting Today

Michael,

It was a pleasure to meet with you. I'm working internally with the information you have provided so far. I look forward to receiving those documents. Thank you.

Aurelia Skipwith
Deputy Assistant Secretary
for Fish and Wildlife and Parks

U.S. Department of Interior
1849 C Street, NW, Room 3148
Washington, DC 20240
(202) 208-5837

On Tue, Sep 19, 2017 at 7:56 PM, Bopp, Michael D. <MBopp@gibsondunn.com> wrote:
Dear Ms. Skipwith

Thank you so much for taking the time to meet with us today to discuss the Liberty State Park land lease swap transaction that our client is proposing. As you heard from John Gray with the NJ DEP and others, time really is of the essence with this project, which has the support of the entire NJ congressional delegation as well as Governor Christie. As you know, that kind of bipartisan support is rare these days. We think it reflects just how much sense this transaction makes from pretty much all angles.

In the next day or so, we plan to provide you with the following:

- A memo setting forth the “conversion” process, as we understand it, along with what WA Golf Company has done and plans to do to satisfy applicable requirements; and
- Copies of the photographs you requested.

If there is anything else we can provide that would be helpful, or if there is anyone else with whom you think we should meet, please let us know. We are also happy to come back to meet with you again or to get on the phone at any time.

We appreciate your attention to this project.

Sincerely,

Michael
Michael Bopp

GIBSON DUNN

Gibson, Dunn & Crutcher LLP
1050 Connecticut Avenue, N.W., Washington, DC 20036-5306
Tel +1 202.955.8256 • Fax +1 202.530.9648
MBopp@gibsondunn.com • www.gibsondunn.com

This message may contain confidential and privileged information. If it has been sent to you in error, please reply to advise the sender of the error and then immediately delete this message.

<NPS Regulatory Process.pdf>