Vocabulary/Ch. 10

Friedland

**Tragedy of the Commons**: The tendency of a shared, limited resource to become deplete because people act from self-interest for short-term gain

**Externality**: The cost or benefit of a good or service that is not included in the purchase price of that good or service

**maximum sustainable yield (MSY)**: The maximum amount of a renewable resource that can be harvested without compromising the future availability of the resource

**resource conservation ethic**: The belief that people should maximize use of resources, based on the greatest good for everyone

**multiple-use lands**: A U.S. classification used to designate lands that may be used for recreation, grazing, timber harvesting, and minimal extraction

**rangelands**: A dry, open grassland

**forests**: Land dominated by trees and other woody vegetation and sometimes used for commercial logging

**clear-cutting**: A method of harvesting trees that involves removing all or almost all of the trees within an area

**selective cutting**: The method of harvesting trees that involves the removal of single trees or a relatively small number of trees from among many in a forest

**ecologically sustainable forestry**: An approach to removing trees from forests in ways that do not unduly affect the viability of other trees

**tree plantations**: A large area typically planted with a single rapidly growing tree species

**prescribed burn**: A fire deliberately set under controlled conditions in order to reduce the accumulation of dead biomass on a forest floor

**national wildlife refuge**: A federal public land managed for the primary purpose of protecting wildlife

**national wildlife areas**: An area set aside with the intent of preserving a large tract of intact ecosystem or a landscape

**National Environmental Policy Act (NEPA)**: A 1969 U.S. federal act that mandates an environmental assessment of all projects involving federal money or federal permits

**Environmental Impact Statement (EIS)**: A document outlining the scope and purpose of a development project, describing the environmental context, suggesting alternative approaches to the project, and analyzing the environmental impact of each alternative

**environmental mitigation plan**: A plan that outlines how a developer will address concerns raised by a project’s impact on the environment

**Endangered Species Act**: A 1973 U.S. act that implement CITES, designed to protect species from extinction

**suburban**: An area surrounding a metropolitan center with a comparatively low population density

**exurban**: An area similar to a suburb, but unconnected to any central city or densely populated area

**urban sprawl**: Urbanized areas that spread into rural area, removing clear boundaries between the two

**urban blight**: The degradation of the built and social environments of the city that often accompanies and accelerates migration to the suburbs

**Highway Trust Fund**: A U.S. federal fund that pays for the construction and maintenance of roads and highways

**induced demand**: The phenomenon in which increase in the supply of a good causes demand to grow

**zoning**: A planning tool used to separate industry and business from residential neighborhoods

**multi-use zoning**: A zoning classification that allows retain and high-density lands that may be used for recreation, grazing, timber harvesting, and mineral extraction

**smart growth**: A set of principles for community planning that focuses on strategies to encourage the development of sustainable healthy communities

**stakeholders**: A person or organization with an interest in a particular place or issue

**sense of place**: The feeling that an area has distance and meaningful character

**transit-oriented development (TOD)**: Development that attempts to focus dense residential and retail development around stops for public transportation, a component of smart growth

**infill**: Development that fills in vacant lots within existing communities

**urban growth boundary**: A restriction on development outside a designated area

**eminent domain**: A principle that grants government the power to acquire a property at fair market value even if the owner does not wish to sell it