



Greensboro Land Trust Newsletter



No. 28

Visit our website at www.greensborolandtrust.org

May, 2023

GLT Annual Meeting, Monday, July 31, Features Forester Jared Nunery

The GLT's annual meeting will take place at **7:30 on Monday, July 31, in Fellowship Hall, Greensboro.** The featured speaker will be **Jared Nunery**, Orleans County Forester. Nunery will discuss forest values, how our changing climate affects forests, and the importance of conserving them. He will discuss how landowners' management decisions can either mitigate or amplify the stressors facing forests. He will explore management strategies to increase forests' resilience, and mitigate the negative impacts of climate change, through increasing carbon storage within the forests.



Jared Nunery, Orleans County Forester

Greensboro Bend Easement

The GLT continues to work with the Vermont Land Trust and Center for an Agricultural Economy to conserve Ray Shatney and Janet Steward's 178-acre former Highland Cattle farm on Route 16. Ray and Janet have moved the bulk of their herd to Plainfield. Largely forested, the property, containing a stream and an attractive hiking trail, hosts a variety of wildlife.

Ray and Janet are selling a conservation easement to the VLT, and the Freeman Foundation has agreed to pay most of the cost, with a modest contribution from the GLT.

GLT Leadership Shifts

John C. Cannon, of Greensboro and New Baltimore, NY, was elected chair of the Greensboro Land Trust in September 2022. Cannon has been a GLT trustee since 2018. His family has summered in Greensboro since 1953, his parents residing on Gebbie Road as year-round residents 1980-1991. After receiving a Masters in forest ecology, John worked as an environmental consultant with an emphasis on plant and wildlife ecology. Now retired, he and his significant other, Alter Turner, have a seasonal residence on Craftsbury Road where they plan to live year-round in the near future.

Cannon replaces Clive Gray, who had served as GLT chair since 2002, following his retirement from Harvard University in 2001. Gray's ancestors first came to Greensboro in 1910. He currently serves as GLT vice-chair.



John Cannon & Clive Gray at GLT 2022 annual meeting

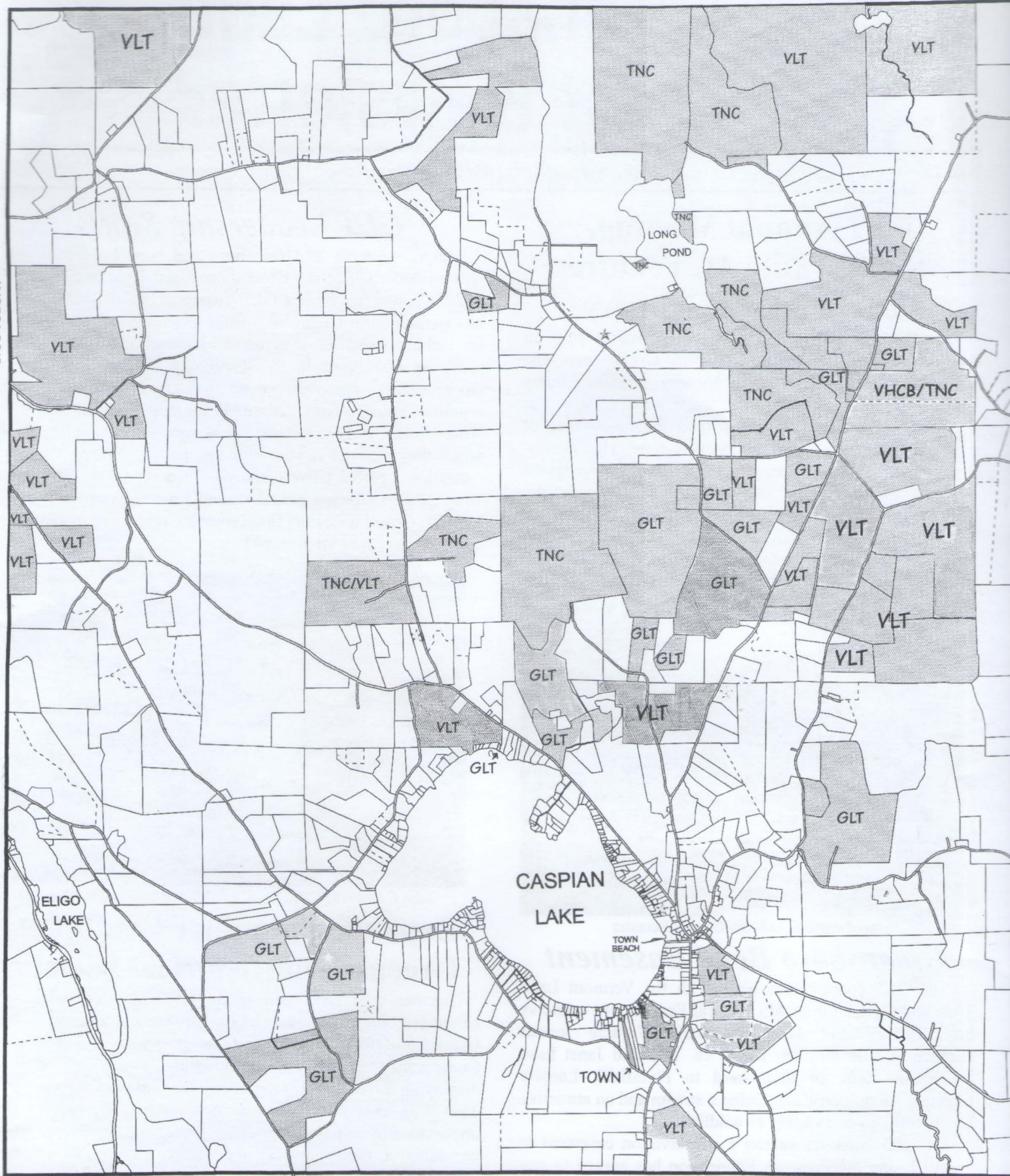
Expanded Summer Exhibit at Greensboro Historical Society

Together with GHS colleagues, in 2022 GLT volunteers celebrated the 50th anniversary of land conservation in Greensboro (following the grant of Barr Hill to The Nature Conservancy in 1971) by mounting a summer exhibit displaying 21 of the 48 conserved properties in Greensboro. The 2023 exhibit will feature new materials featuring the importance of conserved lands for preserving biodiversity and providing a buffer against the effects of climate change, including carbon sequestration. An opening reception will take place at the GHS on Sunday, July 2nd. **All are invited.**

GLOVER

CRAFTSBURY

WOLCOTT



HARDWICK

About GLT

The GLT is a partnership of Greensboro-area people working together to ensure that, as Vermont steadily changes, important land in Greensboro is not lost to development. We help farm families conserve productive agricultural land for future generations, preserving not only our heritage but also our economic future. We protect forestland that supports a healthy wood products industry and sustains habitat critical for moose, black bear, songbirds, deer and other wildlife. We help to permanently protect irreplaceable fields, woods and shoreline in Greensboro essential for recreation and scenic enjoyment. Preserving open land in Greensboro helps to confront climate change.

All this while recognizing the need for town planning that accommodates residential and commercial uses.

GLT Trustees

Lise Armstrong • Palma Bickford, Treasurer
John Cannon, chair • Bob Fairbanks
Clive Gray, vice-chair • Kyle Gray
Nancy Hill • Erika Karp • Hugh Knox
Mike Metcalf • Nat Smith, secretary
Nancy Sullivan • Jim Sutton • Rick Yeiser

GLT Advisory Committee

Alison Gardner • Tim Howes • David Kelley
Nate Launer • Larry Lumsden • John Mackin
Jon Ramsay • Naomi Ranz-Schleifer
Linda Shatney • Anne Stevens
Peter Watkinson • Meghan Wayland
Mary White

Conserving Your Land

Using legal tools called “conservation easements” or “grants of development rights,” we help landowners to voluntarily limit development while keeping the land open for forestry, farming, and recreation. The property remains in private ownership, ensuring that it is protected in perpetuity. The landowner decides whether to allow public access.

Easement donations qualify as charitable contributions for federal income and estate tax purposes, but ordinarily do not affect liability for real estate taxes.

In 2022, 76 households donated \$47,025 to the GLT's general fund and Mary Downing Witherbee account. In 2015 Congress made permanent a concession whereby easement donations can be deducted from adjusted gross income (AGI) at a rate up to 50% of AGI per annum, and spread over 15 years, as opposed to 30% and five years for other charitable contributions.

We are volunteers and work with landowners who love their land and want to see it conserved. The GLT buys development rights or accepts them as gifts. We have shared eleven projects with the Vermont Land Trust (VLT), which receives funding from The Vermont Housing and Conservation Board, the Freeman Foundation, and private donors. But mainly we rely on funds raised from residents and friends of Greensboro.

We incur expenses for appraisals, surveys, purchase of easements, and monitoring. You can help by sending your tax-deductible contribution to **GLT, PO Box 135, Greensboro, VT 05841.**

Call any trustee or advisory committee member with questions. Our website, www.greensborolandtrust.org, provides details and photos of conserved land.

Town of Greensboro, Vermont

Our map of Greensboro illustrates the lands conserved by the Greensboro Land Trust (GLT), The Nature Conservancy (TNC), the Vermont Land Trust (VLT), the Vermont Housing and Conservation Board (VHCB), and the Town of Greensboro.

Map key

Conserved areas, shaded, comprise the 49 parcels listed below. Total conserved area amounts to 8.4 square miles (= 5,350 acres), or 23% of total town area of 36.7 mi².

1. GLT's 19 conservation easements, totaling 1,320 acres: Circus Smirkus, Cleveland, Dean, Downing, Edsall (2 easements), Gray Eyrie Trust, Shaun & Darren Hill, Warren Hill, Kehler, Knox, Mann, McGrath (2 easements), Paterson-Brown, Perham, Peters-Gribetz, St. Louis, and Porter Brook Nature Trail. Parcels of Cleveland, Dean, Mann, Kehlers, Warren Hill, Paterson-Brown, Peters-Gribetz, and Perhams were conserved by original owners, Sullivan, Clive Gray family, Buckley, Lewis & Nancy Hill, Pinkney and von Hessert.

2. Long Pond (767 acres) & Barr Hill (256 acres) Natural Areas, owned by The Nature Conservancy (TNC); Green Mountain Monastery (133 acres), easement co-held by TNC and VHCB; Bill & Trish Alley property (60 acres), easement held by TNC.


3. 30-acre 'Greensboro Green,' 362-acre ex-Murdock property on Glover town line, and 30-acre ex-Brassknocker parcel on Craftsbury Road, owned by Vermont Land Trust (VLT).

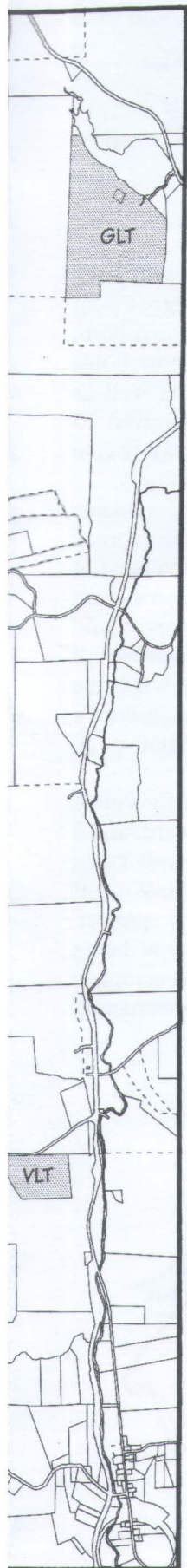
4. Eleven VLT easements to which GLT has contributed: two Todd Hardie farms (ex-York & ex-Fontaine--260 & 157 acres); two Shaun & Darren Hill farms (73 & 207 acres); Kehler farm (51 acres); Murdock homestead (150 acres); Lowell Urie farm (of which 145 acres in Greensboro); Black Hills tract (of which 189 acres in Greensboro); Highland Lodge (76 acres); Michaud (ex-Lumsden--81 acres); and Wilson Farm (ex-Hazendale) co-held with VHCB--41 acres.

5. Nine other VLT easements: Shatney farm (313 acres) & hayfield in Greensboro Bend (29 acres); Circosta homestead (85 acres); Kehler lot on Garvin Hill Rd. (37 acres); and five parcels on Craftsbury town line, totaling 323 acres.

6. Former Barton Tree Farm on Gebbie Road (now owned by John Downing--121 acres).

7. Two 3.5-acre strips owned by the Town of Greensboro, one on Lake Shore Road donated by Currier & Dill, the other, the former Willey property next to the town beach, purchased by the town with federal assistance.

 [shaded] Conserved land



VLT Property in N. Greensboro Is Subject of Forest Research

In 2005, with major support from the Freeman Foundation and a contribution from the Greensboro Land Trust, the Vermont Land Trust purchased a 362-acre forest property owned by Jamie Murdock and Virginia Toner. The property borders the town of Glover to the north, Mud Pond to the east and TNC's Long Pond Natural Area to the west. VLT calls the property their Mud Pond Forest (MPF).

Described as a "quintessential Vermont forest," the MPF hosts sugar maple, white ash, yellow birch and basswood. Sugar maple dominates.



Mud Pond Forest & the Black Hills viewed from eastern shore



Panorama Winter 2023. VLT's Dan Kilborn (left) and UVM's Tony D'Amato (right) survey a clearing at Mud Pond Forest. The opening in the canopy will support new forest growth and wildlife, including songbirds, and the dead wood will serve as habitat for animals, storing carbon and feeding the soil.

Guiding the research are VLT forester Dan Kilborn and UVM Forestry Prof. Tony D'Amato. They are actively managing 60 acres, encouraging forest growth by selective logging and reducing competition for moisture, sunlight and nutrients. Some of the felled trees are left to provide wildlife habitat, foster tree seedlings, store moisture, add nutrients to the soil and store carbon. Two areas are being left unmanaged, to create a basis for eventual comparison. Kilborn and D'Amato hope that the research will help forecast the impact of climate change on Vermont forests. It should also generate guidelines for forest owners throughout the state.

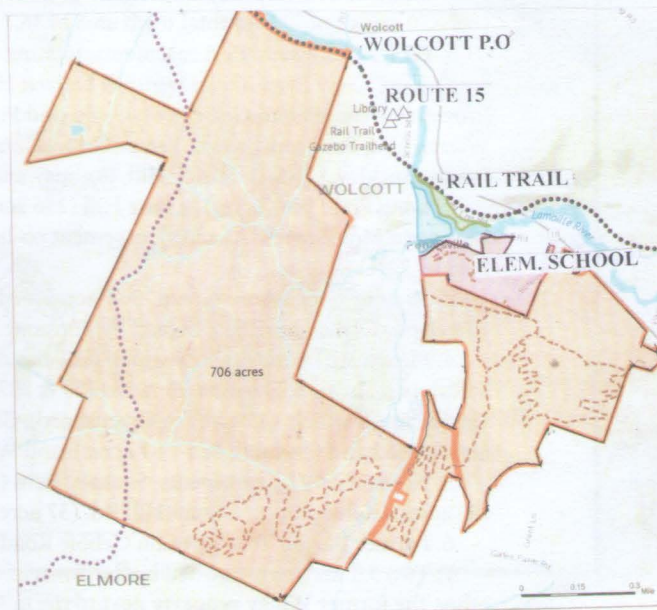
On May 24, 2023, VLT is providing a guided tour of the Mud Pond Forest for forest owners. **You are invited to register at vlt.org/events**

Conservation in Neighboring Towns

GLT's sister organization, the Northern Rivers Land Trust (NRLT), was founded in 2007. It started with trustees from seven neighboring towns, Albany, Craftsbury, Greensboro, Hardwick, Walden, Wolcott and Woodbury. It now holds conservation easements in five of those towns as well as Glover, Lowell and Stannard. All told it has conserved 15 properties totaling 928 acres. Its board comprises twelve trustees, chaired by Jack Travelstead of West Woodbury.

At present NRLT is helping to conserve two large parcels, in Walden and Wolcott. The owners of the Walden parcel, John Scibetta and Katharine VanBuskirk, are selling most of their 450 acres to the Northeast Wilderness Trust, an agency that describes its mission as being to 'conserve forever-wild landscapes for nature and people.' The existing woods will evolve into old-growth forest. NRLT will steward the property. (The property is visible from Greensboro's Lauredon Ave., to the right of the parcel resembling an angel.)

In Wolcott the NRLT is working with the Trust for Public Land, the Vermont Housing and Conservation Board, and a committee of citizens to establish a 736-acre Wolcott Town Forest along East Elmore Road and Route 15. The Wolcott Select Board has voted town funds for the project. Federal Community Forest Program funds are now being sought to purchase a 300-acre adjoining parcel to complete the project. Funding has also been approved to construct up to five miles of hiking trails.



Wolcott Community Forest