



The Trust's boundary guru

If you have ever given a conservation easement to Joshua's Trust, then you probably know that the Trust manages the easements by monitoring the property annually.

A conservation easement is a legal designation applied to a parcel of land that prevents it from being changed or developed, while still remaining in private ownership. Easements are held by another party such as a municipality or land trust to enforce the terms.

This management is now entering a second phase with locating and marking the property boundaries. And this involves the boundary committee chaired by Hill Bullard. Although easements have been a part of the Trust's open space protection plan for over 30 years, the priority for the boundary committee has been to research, locate, and mark (with medallions) the boundaries of the preserves that the Trust owns.

Over the past 17 or so years, this has been accomplished and we now know what we own. Thus Hill's committee now can switch its attention to the same procedure for



Hill nails up a boundary marker.

easements.

The Trust currently has over 60 easements, from less than an acre to over 120 acres.

While the Trust does not actually own this land, it is still responsible for stewarding it – that is, monitoring the easement to be sure that there is no encroachment from abutters, or that the owner has not changed it by building on it, clear cutting, etc.

For boundary work, this places the Trust in the position of not being able to commission surveys when needed unless it pays for the work on another's land. Additionally, remedies for encroachments and violations may ultimately wind up in court – an expensive process.

Hill became interested in the preservation of open space when he was appalled

at the rapid development in the vicinity of his farm in Chaplin in the 1990's. He discovered the Trust's commitment to protecting open space, and, as he had just retired

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At Holt-Kinney Woods, paradise lost and found

By George Jacobi

The little meadow next to the Fenton River where I once enjoyed wandering in a 60s daze is rapidly reverting back to woodland. Wildflowers and butterflies have been replaced by fast-growing scrub.

Owned by the University of Connecticut, the land has stayed clear for years, but now they've let it go. The serene space looked almost the same for so long that this disappointing change snuck up on me.

On a walk there last year, I read the sign informing me that Eastern Coyotes were new residents, (talk about change!) and noted that the brush was now waist high or more.

While I was just halfway across that no-longer open space, a sound to the left caught

my attention. From far off, swaying shrubbery and loud hoofs were beating a line right toward me – *fast*. Half amused and half alarmed, I froze, clutched my walking stick, and waited for the unseen rabid coyote to leap for my throat.

In less time than it takes to type the word "deer," a fawn flashed across the trail, close enough to touch, and continued until its obvious path disappeared at the river.

Yes, I held the stick tighter for the rest of the hike, but my guess is that the youngster used me as a pick. Maybe it was being stalked, maybe it just knew a coyote was near, so in the way Calhoun's or Auriemma's players use a teammate or the referee, I became a human wall of distraction and safety.

Thankfully for the deer (and me), coyotes know we're a dangerous species.

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Joshua's Trust

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Visit the Trust's Facebook page for news updates.



The accreditation seal recognizes land conservation organizations that meet national standards for excellence, uphold the public trust and ensure that conservation efforts are permanent.

Some surprise support inspires a new idea

While walking along a trail on our signature Allanach -Wolf Woodlands in Windham last month, I heard a serendipitous story about the place.

Widow Ada Wolf was a patient of Dr. Carl Lindquist, local ophthalmologist, and during her eye exam, she described her beautiful property in Windham, which included lovely Lake Marie. How could she make sure it was cared for after she was gone?

Carl (now one of our trustees) had volunteered for many years with Joshua's Trust. He explained how the Trust could help her leave a wonderful legacy and protect the land forever. Ada later bequeathed the entire 102 acres to Joshua's Trust, along with a substantial endowment for its long-term care.

She had never heard of Joshua's Trust until that day in the office chair. The Trust listened to Ada's vision and will continue to follow her wishes.

Sometimes, however, a bequest is a complete surprise, as happened recently.

One day Executive Director Mike Hveem received a phone call from an attorney who informed us that we

TRUST NOTES



By Karen Zimmer
Joshua's Trust President

were one of several beneficiaries in the will of a local gentleman who had recently passed away.

Unfortunately, we don't know why this generous man chose us. We can guess that he enjoyed walking on some of our preserves, or perhaps cared deeply about wildlife habitat or worried about

climate change. He did not make any restrictions on his gift.

I wish I had met our benefactor so I could learn more about his passions, thank him personally, and tell him some of the things his gift will help us accomplish.

These stories and others led us to form our new Great Oak Society, to honor and listen to those who make a planned gift to further our mission of protecting and maintaining the land and preserving the heritage of Northeastern Connecticut.

There are many ways to significantly support our work. We hope that if you're considering making a planned gift to Joshua's Trust, you'll let us know so that your wishes and our goals are in alignment. More information is on Page 5 and will soon be posted on our website.

— Karen

A little discombobulation but improved

Those of you who have found our web site difficult to navigate --and next to impossible on a mobile device -- might want to try again soon.

Thanks to the work of Erin McMahon, (with a little encouragement from newsletter editor Paul Stern) it is becoming much easier to locate the information you want at first glance -- especially on your mobile device.

And, if you're out on the trail, and need

a map, you'll find it much easier to access that, too!

Try it out soon: www.joshuastrust.org.

The Trust has switched to a new theme on its WordPress website platform -- a process that required a lot of redesign and unfortunately made the site look pretty strange while the transition was underway.

We hope you like the new look and new functionality.

A full fall calendar for family outdoor fun

Saying sayonara to this summer will be made a lot easier in anticipation of the many opportunities for getting outside without the heat and humidity! The Trust has several walks and other activities for you and your family to choose this fall. And, don't forget there are also numerous opportunities available from The Last Green Valley's Walktober. For up-to-date information on Trust activities be sure to go to our website calendar.

WALKS

Sept. 15, 9:30 a.m. – Hubbard Sanctuary, Chaplin.

Enjoy this moderate 2-mile walk with Warren Church as you learn about the history and legends of this preserve. Children welcome, as well as dogs on leash. Please sign up at activities@joshuastrust.org. (Rain date Sept. 22.)

Oct. 7, 1 p.m. – Whetten Woods, Mansfield.

Robert Thorson will lead this easy 1½-hour walk geared especially to children, based on his and Kristine's book *Stone Wall Secrets*. Please, no dogs. Dress for the weather. Please sign up at activities@joshuastrust.org, park at the Transportation Center garage in Storrs and meet at the entrance to the Mansfield Trail on Sherwood Street. (Rain date Oct. 28.)

Oct. 14, 10:30 a.m. – Josias Byles Sanctuary, Ashford.

Join Marian Matthews on this popular walk to learn about this area's natural history including the human impact. Kids over age 5 welcome; dogs on leash. Please sign up at activities@joshuastrust.org.

Nov. 23, 10 a.m. – Utley Hill Preserve, Columbia.

Walk off that Turkey Day meal with Ann Dunnack on this popular walk at Utley. Mills and hills. Moderate 2



Cider pressing Oct. 20.

mile walk, 1½ hours. Driving rain cancels. Kids welcome; dogs on leash. Please sign up at activities@joshuastrust.org.

ACTIVITIES

Oct. 5, 7 p.m. – Atwood Farm, Mansfield.

Starry eyes? Join astronomers Paul Pribula and John Morey and find the constellations and planets you always knew were there but couldn't locate. Kids welcome; no dogs, please. Please sign up at activities@joshuastrust.org. Please arrive no later than 7 p.m. as car lights will cause a disturbance. Rain/cloud date Oct. 6.

Oct. 20, 2-4 p.m. Atwood Farm, Mansfield.

Thirsty for cider as your great-grandparents drank it? Join us at the Atwood Farm when Lesley Sweeney and family work their cider press on some of the farm's apples. Enjoy the cider while you visit this late 19th century farm – weaver's cottage, barn, pig sty, smoke house, and more.

Oct. 20 and Nov. 3, 8:30 a.m. Columbia Lake.

Duck migration search. Meet at Columbia Lake Beach parking lot where local birders Michael Curtis and Dave Parry will start the search. The group will then move on to other nearby locations. Bring binoculars. Kids over 5 welcome; no dogs please. More details available when you sign up: activities@joshuastrust.org. (Rain dates Oct. 27 and Nov. 10.)

Hill Bullard's interest actually knows some bounds

Continued from Page One

from the business office at ECSU, he had plenty of time, and soon was elected President of the Trust in 2001. However, meetings are not his favorite way of spending time, so once his term was over, he found that his skills could be best used researching the Trust's many easements.

Between 1830-1960, Nutmeggers were very lax about exact surveys, and banks and title companies were as well. Consequently, many of the easements that the Trust holds are inadequately described, and this has given Hill and his committee plenty of work. Hill is especially proud of the state statute, supported by former State Rep. Denise Merrill, that requires any parcel of land given to a land trust

must have the current president's signature as well – to obviate the problem of owners simply putting an easement on their land and then letting the land trust know that it was the monitor of the easement.

Hill is a New Englander through and through – he can trace his lineage back to the original men from Norwich who signed the land contract with Joshua of the Mohegans. He is also a trombonist and plays for the Juniper Hill Jumpers Jazz Band who have played at several Trust events. He also has a strong interest in history, particularly of this area, and remembers when many of the towns' identities were from the immigrant population.

Hill is a great example of the Trust's volunteers – parlaying his interests to develop skills that in turn help the Trust to better carry out its mission.



Vote to save public lands

Protecting Connecticut's public lands is critically important to our land trust's conservation work and its impact upon the quality of life in our community, region, and throughout the state. Currently, the way that the Connecticut General Assembly sells, swaps, or gives away public lands every year — with little to no opportunity for public input — does not promote faith in land conservation.

The Solution is **A Constitutional Amendment to Protect Public Lands**, which will be on the ballot on Nov. 6.

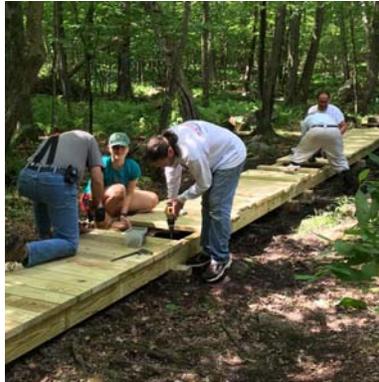
Voting "YES" on Nov. 6 would amend the state constitution to ensure that before the General Assembly could sell, swap, or give away your public lands, it must:

- 1) Hold a public hearing; and
- 2) Achieve a two-thirds supermajority vote on land held by the Connecticut Department of Energy and Environmental Protection (e.g., state Parks, forests, wildlife management areas, etc.) or the Department of Agriculture (e.g., farmland easements).

Please join us in support of this historic opportunity to ensure that public lands receive the protections they deserve. Spread the word to your friends, colleagues, neighbors, and family members about the ballot question and urge them to vote YES on Nov. 6. For more information, visit www.ctconservation.org

A summer of conservation

A busy summer season for the Trust included a visit to Allanach-Wolf Woodlands from U.S. Sen. Chris Murphy (below at right, receiving a Walkbook from Executive Director Michael Hveem); a weaving demonstration by Peggy Church on Open House Day in June; a talk at our annual meeting by Trust member Julia Rogers, and a whole lot of volunteer work at Trust properties, including construction of a new walkway on our trail at Chenes Roches Preserve in Willington.



We treasure and protect the land, try to slow the inevitable change

Continued from Page One

We called the one acre field "Paradise." In my 20-year old imagination, it was timeless. Clearly I was wrong — imagination doesn't protect much.

Like anyplace else around here, like the Holt-Kinney Woods I am steward of for Joshua's Trust, it exists in a fragile state — as fragile as the life of a fawn. These woods were donated to the Trust by Kay and Tony Holt in memory of Kay's parents, Dr. Kenneth and Claire Calnen Kinney.

All around them, evidence of previous human activity slowly returns to forest. Pastures, a cranberry bog, and a six-acre field of blueberries, cut through by dirt roads, once filled this space. Now rock piles, old stone walls, holes in

the earth, and an even tinier grassy spot (Kay's Meadow) are left to testify to a once cleared and worked part of the Quiet Corner.

That's because as Kay Holt did for her life here, we treasure and protect it, and try to slow the changes to a controllable speed. We set a pick, a screen. I like being the ref; how about you?

Development has ceased. Barberry will continue to get pulled, oaks will survive gypsy moths. Holt/Kinney Woods will remain.

By my lack of attention, I was surprised at how quickly "Paradise" is turning into just another patch of woods, with new predators and relentless invasive species.

Around us, the coyotes close in.

Our new Great Oak Society recognizes those who donate assets or real estate

While many of us give annually to Joshua's Trust -- for which the Trust is most grateful -- some of us have more resources and are able to help so that we can continue to permanently protect and maintain land, preserving the heritage of Northeastern Connecticut for the benefit and well-being of present and future generations.

We now have the Great Oak Society -- created to recognize those individuals who give land or other real estate; or who name the Trust as a beneficiary of an IRA or life insurance; or who give \$10,000 over a period of five years; or who give appreciated stocks, bonds or other investments.



A bequest such as these will continue to make a difference in the lives of future generations in Connecticut's Quiet Corner. It is easy to arrange, and best of all, does not affect your current lifestyle and can easily be changed as your needs evolve.

The Trust leadership will meet periodically with members of the Great

Oak Society to listen to their thoughts and to share our successes.

Contact the Trust if you would like more information about the Trust's work and how the Great Oak Society contributes to its mission: administration@joshuastrust.org. Or, call the office at 860-429-9023.

She's equally comfortable with apples -- or an Apple

Meet Erin McMahon of Tolland -- the Trust's newest part-time employee. Her background in fundraising and grant writing, her technology ability and her love of the outdoors make a perfect fit to help promote the Trust and



Erin at work redesigning the Trust's website.

advance its cause.

Erin grew up in Coventry and graduated from the University of Connecticut with a degree in nutritional science. She then worked as part of the AmeriCorps program in Windham supporting food access initiatives including the Willimantic Farmer's Market, for which she is now a co-market manager.

During her time at the university and after, she also worked in fundraising, as well as community engagement. She is currently working on her master's degree at Oregon Health and Science University in food systems -- that is, the where, what and how we eat.

Her primary interest is in farmland preservation, particularly at the local level; and you may recognize her from Cloverleigh Farm in Mansfield.

Erin also has a sweet side to her food interest -- as a cupcake baker. Perhaps you'll be able to enjoy that talent at one of the Trust's events. In the meantime, appreciate her work on redesigning and updating our web site to make it easier to navigate and mobile-device friendly.

Walk the walk with Deb Field

Deb Field, recently honored with the Trust's Conservation Award, is now our walk coordinator.

She is on the lookout for walk leaders for trails on our properties. If you have a passion for a particular preserve, or for a particular element of nature e.g. insects, birds, plants -- we'd like you to engage others by leading a walk.

For more information, please contact Deb by email: dcfieldview@gmail.com.

A long time in the making, but worth it

Back in March, 2013, the town of Coventry asked us to help them to protect 64 acres of the Williams property -- land that abuts our Couch Preserve and goes down to Eagleville Pond. The Trust agreed and gave the town a check for \$15,000. In March of this year, the town closed on the property and it is now protected.

Five years is a long time, but not unusual -- from proposal to final closing.

Many thanks to our community sponsors who give generously to support the mission of Joshua's Trust.

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