

# Land Conservation with the Upper Valley Land Trust

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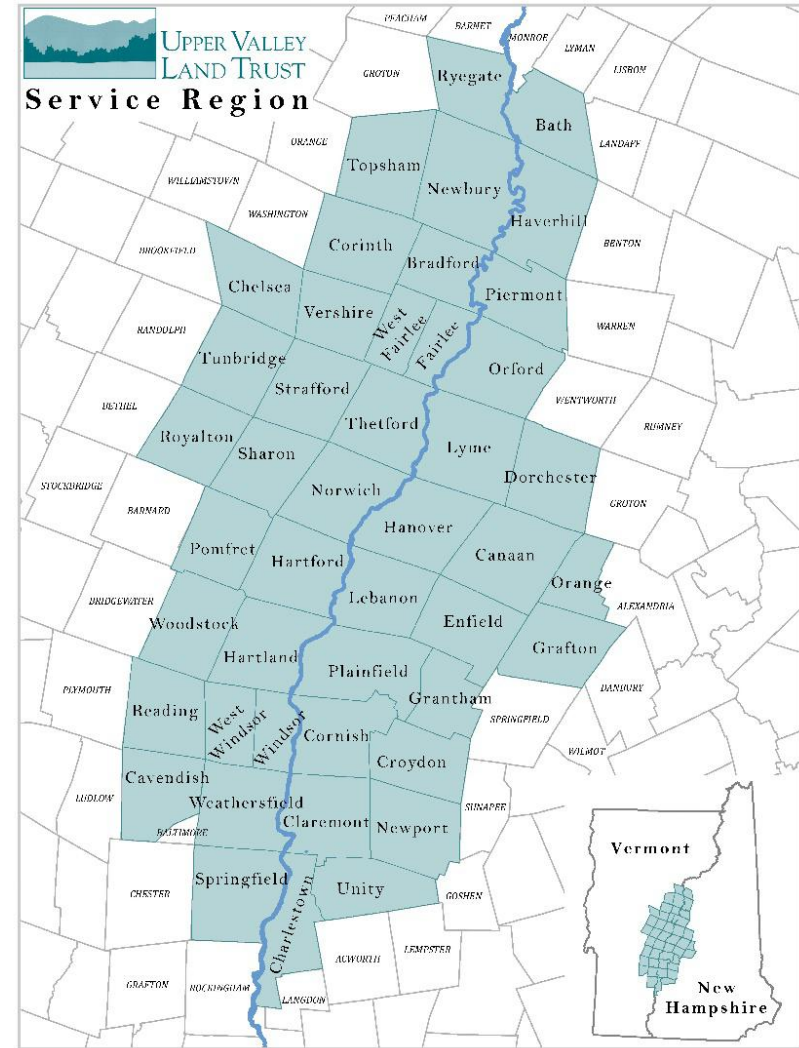
Cornish Town Offices



# Upper Valley Land Trust

*Since 1985, helping the people of the Upper Valley conserve the places they love.*

- *500+ Conservation easements*
- *19 Conservation Areas owned by UVLT*
- *50+ Trails totaling more than 200 miles*
- *9 Connecticut River campsites*
- *53,000+ Acres conserved*
- *2500+ Hours of service contributed by volunteers last year*



# Conservation Toolbox

## Conservation Easements

- Voluntary, legally binding agreements between a landowner and UVLT, that are designed to limit or prohibit development and other activities.

## Fee Land

- Land give or sold to UVLT to own for conservation purposes.

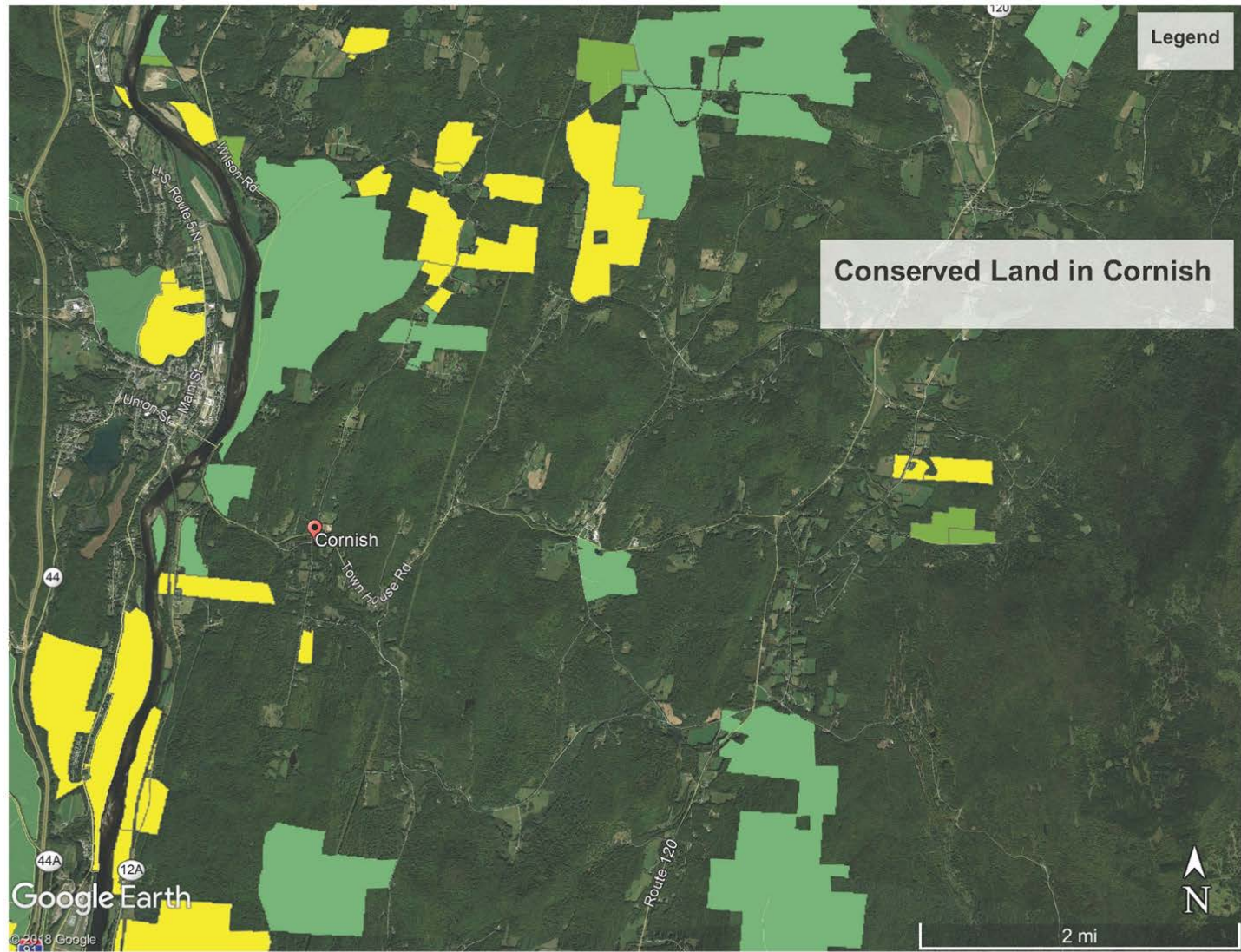


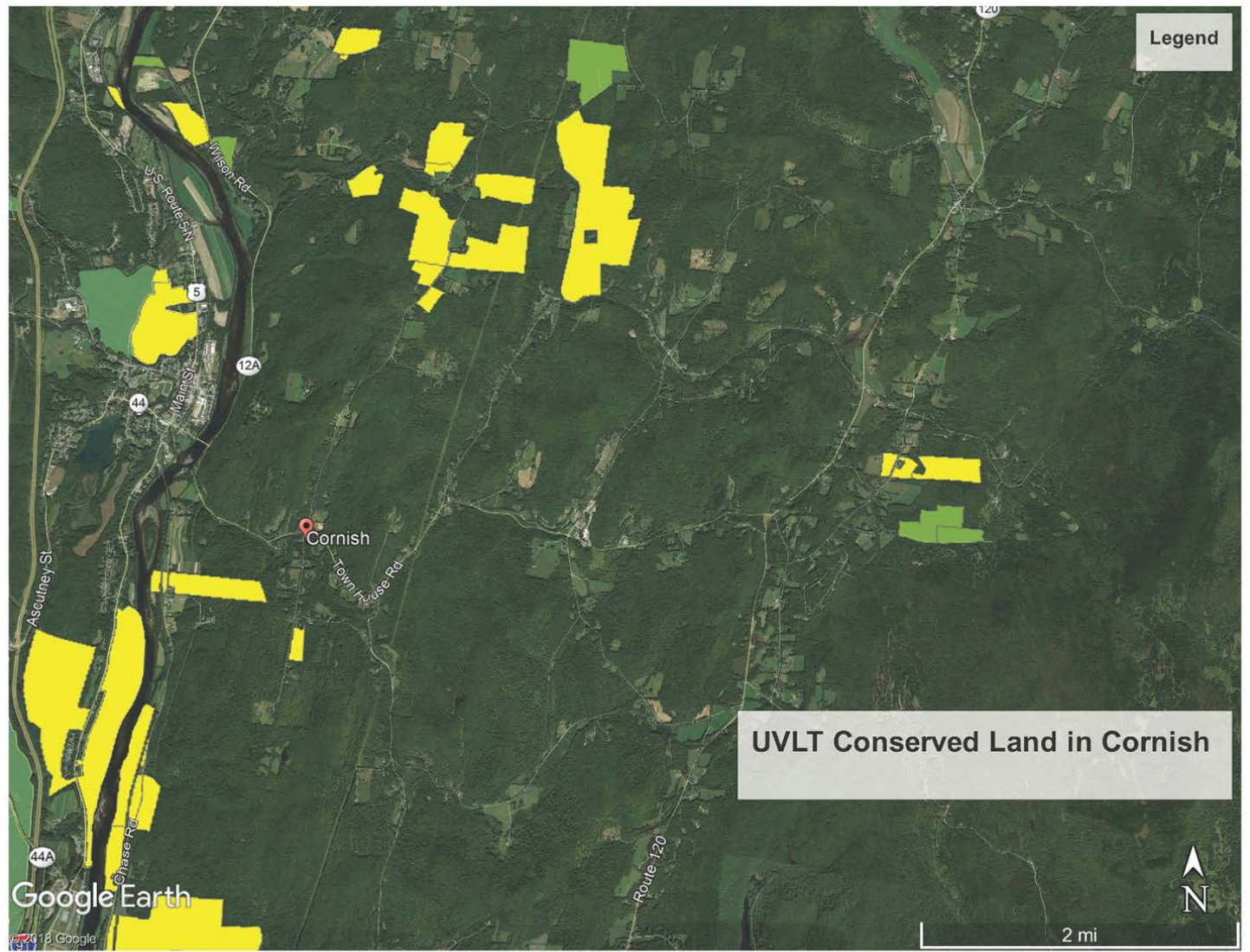
# Conservation Toolbox

## Conservation Easements, cont.

- Land subject to a conservation easement remains in private ownership and can be sold, given, or transferred at any time, but the restrictions run with the deed forever.
- A conservation easement assures the landowner that the natural resource values of their property will be protected forever, no matter who owns the land in the future.
- Are generally donated, but in specific situations, can also be purchased.
- UVLT utilizes Federal, State, and Local funding, in the form of grants, conservation funds, and fundraising, to help purchase conservation easements on qualifying land, such as farmland.







# UVLT Projects in Cornish

- First project, an executory interest, was completed in 1987.
- Latest project, a purchased conservation easement, was completed in 2016.
- Twenty-three projects (CEs and Ex. Int.) in total.
- 1,172.29 acres protected = approx. 4% of the Town of Cornish.
- The Town has contributed over \$149,000 to UVLT conservation projects.
- Current Conservation Fund balance of \$140,000.



# Neidecker 1990





# Dewey 2007



# Fitch Farm and Forest 2009



# King Elm Farm 2012



# North Star Livery 2013



# Hi-Hope Farm/Forest/Meadow 2015



# Edgewater Farm at the Putnam Homestead 2016



# Conservation Options

- Donate a conservation easement.
  - Possible income tax incentive.
- Donate fee land.
  - Possible income tax incentive.
- Sell a conservation easement.
  - Farmland.
  - Forest with water resources.
- Sell fee land.



# Benefits to the Community

- Keeps land in open condition/agricultural/forestry production.
- Increases food security.
- Protects scenic open space.
- Provides for climate resiliency.
- Increases the local economy by investing in local businesses.
- Honors the rural heritage of the valley.





# Interested in conserving your land?

- Talk to your family
  - Discuss goals for the property and if land conservation would help to achieve those goals.
  - Engage with the next generation.
- Discuss options with UVLT
  - Always evaluating new projects.
  - New application round for farmland to be announced soon!



Thank you!

Questions?!

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