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Help Protect our future landscape... TODAY

Please note: All JULT memberships now run on a calendar year from January 1st to December 31st.

Please sign me up for:

- Conservator** Membership \$500
 - Steward** Membership \$100
 - Sponsor** Membership \$50
 - Family** Membership \$35
 - Individual** Membership \$25
 - Student/Senior** Membership \$10
 - Lifetime** Membership \$1,000
- (Beat inflation and avoid renewal notices!)*

Other Considerations:

- My employer's matching gift is enclosed.
- Please **do not** send me a "Thank-you" gift.
- I wish to remain anonymous.

Name _____

Address _____

City/State/Zip _____

Phone _____ E-Mail _____

Please make **checks** payable to **JULT** and mail to the address below. Or you may **pay by credit card** via our website: www.jult.org. All contributions are tax-deductible.

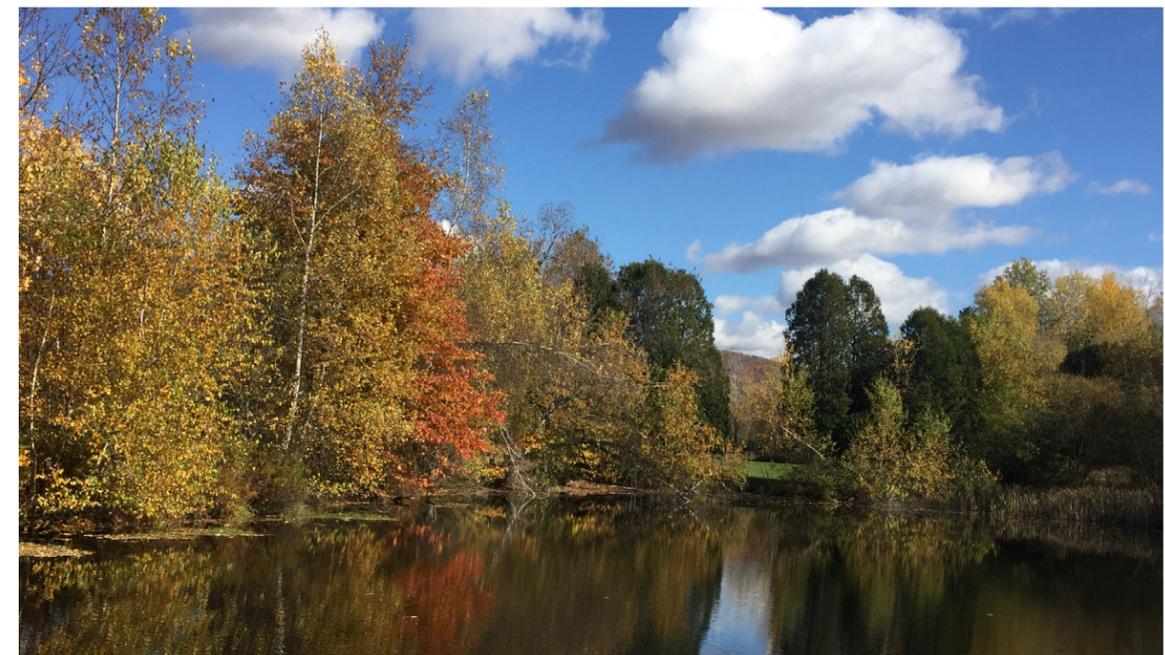
Membership Matters!



LAND TRUST NEWS

Preserving Open Lands In Our Towns

Fall Newsletter 2021



Autumn at Mills Riverside Park

MOBBS FARM, NEXT STEPS

Following the overwhelming support of voters at Jericho's Town Meeting in 2021, the Mobbs Farm is being permanently conserved. This property is owned by the Town and consists of over 260 acres of land with wide-open meadows and dense, forested hillsides. Mobbs Farm provides miles of trails for many kinds of year round recreation including: hiking, running, cross-country skiing, horseback riding, and mountain biking. Besides the recreational value, multiple wildlife habitats thrive on this diverse land. The permanent conservation of Mobbs Farm means that this extraordinary landscape will be protected in perpetuity. Right now, The Vermont Land Trust (VLT) is drafting the conservation easement, which details the purposes, and there are many, for conserving Mobbs Farm. The conservation easement will protect public access and important natural resources. Outdoor recreation and education are key reasons to safeguard Mobbs Farm along with its natural habitats, biological diversity, and water resources. The draft version of the conservation easement will be reviewed by the Town and changes made until a final form is produced. This legal document, once it is approved, follows the land in perpetuity. The Vermont Land Trust takes on the obligation to monitor this property to ensure that the protections put in place remain in effect.

The Jericho Underhill Land Trust (JULT) is supporting this effort in multiple ways. We are updating our community on the continuing progress. We have also been successful in raising a substantial amount towards the

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We're on the web: www.jult.org

Remember to "Like" us on

Mobbs Farm, Next Steps Continued...

cost of conserving Mobbs Farm. Of the \$43,000 necessary, JULT is contributing \$23,000 of which the Kusserow Family Fund generously donated \$13,000. The Vermont Land Trust is supporting this conservation work with a forest grant of \$10,000 and we are looking forward to the Selectboard approving \$10,000 from Jericho's Conservation Reserve Fund. The majority of expenses, \$25,000, are for VLT's "stewardship endowment" which provides funds for the perpetual monitoring of Mobbs Farm.

The Jericho Underhill Land Trust has been advocating for the conservation of Mobbs Farm for many years. It takes a true collaboration of the community to help make this happen. We look forward to seeing even more progress and a community-wide celebration when Mobbs Farm, and all of its unique attributes, become an everlasting part of our unique quality of life.

PHOTO INVITATION!

Are you taking photos of the wild world around us? Want to share them with us? We would be delighted to post your photos on our Jericho_Underhill_Land_Trust Instagram page. Just direct message (DM) them. Here is the QR code for our page.



A Refresher about Land Conservation

Just how does a land trust permanently protect land? This is accomplished by working with landowners and the broader community. The most traditional tool for conserving land is called a "**conservation easement**". The conservation easement is a legal agreement between a landowner and a land trust that **permanently** limits uses of the land, primarily development, in order to protect the property's special conservation values. These restrictions remain with the land and apply to all subsequent landowners. This is why land trusts describe property as permanently conserved. The land trust that "holds" the easement is responsible for ensuring year after year that the restrictions within the conservation easement are being followed. The Jericho Underhill Land Trust often partners with the Vermont Land Trust so that the larger organization holds the easement.

The language of a conservation easement is carefully crafted between the landowner and the land trust to make sure it reflects the landowner's wishes and protects the property's most important conservation values. An easement on property containing rare wildlife habitat might prohibit any development (Wolfrun Natural Area) while an easement on a farm (the Barber Farm) would ensure continued farming. An easement may apply to all or a portion of the property, and need not require public access on private land.

The conservation easement is an established tool for permanent land protection. Sometimes there is confusion about the term "conserved" as it is used broadly. For example, real estate advertisements may proclaim that a house sits by "conserved" land or include "preserve" or "conservation" in a development's name. There is the general perception that public lands owned by the town, the university, and the federal government are conserved just because they are undeveloped and may allow public access. In fact, many parcels that are assumed to be "conserved" are not. Many community citizens assumed that the highly treasured Mobbs Farm was protected, for example. Some may believe that zoning regulations are sufficient to restrict development. This is not the case. Residents of Jericho and Underhill can be assured that all the work that JULT undertakes results in **permanent** land conservation and we look forward to many more opportunities.



When Art Meets Nature - The Essex Art League Presents Art of and Inspired by the Jericho Underhill Land Trust.

Thank you Diana Dunn for bringing the skill and talents of the Essex Art League, the hospitality of the Jericho Town Hall and the conserved landscapes from the Jericho Underhill Land Trust together!

The Essex Art League, which has members from all around Chittenden County, is pleased to present their art inspired by the Jericho Underhill Land Trust. The show will run October through December at the Jericho Town Hall on Route 15. The framed art and photos will include nature and wildlife, such as wild flowers, trees, birds, landscapes, people using the land, etc.

The Jericho Town Hall is a large building with a professionally installed gallery system in their main conference room and throughout the building. No artist reception will be scheduled due to COVID concerns, however, anyone can walk in and around the building to see the framed artwork.

Artwork will be for sale directly through the individual artists.



MEMBERSHIP MATTERS

Your all-volunteer local land trust depends exclusively on membership contributions to support our conservation work. Without this help, we could not have saved Mills Riverside Park, the Wolfrun Natural Area, Kikas Valley Farm, Casey's Hill, the Tomasi Meadow and hundreds of private acres. Our lean budget is geared for one thing...**land conservation!** **THANK YOU** for your annual membership. You can also give the gift of land conservation to a friend this holiday season.

What is the impact of land conservation in the State of Vermont?

The Trust for Public Land conducted an economic analysis and found that **every \$1 invested** in land conservation in Vermont **returns \$9 in economic value** in natural goods and services, such as water quality protection, flood mitigation, and food production, to the Vermont economy.

From: *Vermont's Return on Investment in Land Conservation; Trust for Public Land Report; 2018*



Please contact JULT at julandtrust@gmail.com with any questions. Other event ideas that you may have...just let us know!