

Summary 9/18/2013 Meeting  
Lower Ct River and Coastal Region Land Trust Exchange  
Lower CT River Valley Council of Governments (RiverCOG) Office  
145 Dennison Rd., Essex, CT  
[www.lcrlandtrustexchange.org](http://www.lcrlandtrustexchange.org)

Attendees:

Tom Elliott – Westbrook Land Conservation Trust  
Melvin Woody – Ct River Land Trust  
Gail Reynolds – Haddam Land Trust, Haddam Conservation Commission  
Kristen Elliott Leas – Westbrook Land Trust  
Mark Leas – Westbrook Land Trust  
Tom Elliott – Westbrook Land Trust  
David Bingham – Salem Land Trust  
Nancy Rambeau – Essex Land Trust  
Rob Smith – East Haddam Land Trust  
Rick Huntly – Durham Conservation Commission, CFPA Trail Maintenance  
Bob Lorenz - Old Saybrook Land Trust

The meeting began with a presentation by Kate Brown concerning the purchase of the 1000 acre parcel located primarily in the town of Old Saybrook but also located in the towns of Essex and Westbrook. TPL has helped protect 3 million acres and raised 35 billion dollars for land conservation. 1986 came to CT and has worked with 40 towns, 76 projects. They provide help with visioning, transactions, and stewardship.

After a year of negotiating, TPL signed a contract to purchase the Preserve property in June. They have until June next year to identify funding. TPL is the intermediary between partners. At the end of the project everything is turned over to the new owner. There is not a lot of good access points to the property which has a 40 acre pond. It is the largest block of coastal forest between New York and Boston. Due diligence which will cost \$100,000 is underway (appraisals, survey update, phase environmental assessment). State will set the price. The State has to at least approve a 10million dollar value. Town of Westbrook and Town of Old Saybrook will probably own the fee of the lands in their towns. Essex Land Trust will hold fee for the lands in their town. Westbrook and Saybrook subject to conservation easement by State of CT, maybe Essex piece. This could all change depending on what the town of Old Saybrook does. They have already received \$500,000 in pledges from private funding. The property is held by Lehman Brothers, if the price doesn't come in at 10mil then TPL will have to renegotiate it. Private Capital Campaign – want to raise a couple of million. They will be advocating to the Governor for funding and need to develop vision plan.

Discussion followed the presentation. The LTE has been working towards funding for projects of regional importance. It was thought that perhaps committee B could help with the capital campaign and the group could speak as a regional land trust and/or a regional voice. Perhaps a vote by all the land trusts in the region to support the Preserve could be taken. A case statement from the LTE concerning the project would be a good idea. Most wanted to arrange a site walk of the property after the leaves fell.