



the Rural Land Foundation

LINCOLN LAND CONSERVATION TRUST
LINCOLN, MASSACHUSETTS

NOTICE OF THE 1980 ANNUAL MEETING

Tuesday, June 3rd., at 8:00 p.m. in the Pierce House. The Rural Land Foundation is affiliated with the Land Trust and a report of its activities, as well as those of the Land Trust, will be presented at the meeting. Trustees of both organizations will be elected to fill vacancies. Everyone interested in hiking and riding trails, open space preservation, or other aspects of Lincoln's conservation program is cordially invited to attend.

ABOUT THE LINCOLN LAND CONSERVATION TRUST

The LLCT is a non-profit, tax-exempt, private trust organized under the laws of the State of Massachusetts and supported by membership dues and voluntary contributions. It works to preserve the rural character of the Town by acquiring and maintaining natural areas, and to increase appreciation by the public of the Town's conservation program by promoting walking, riding, nature study, and similar activities. It cooperates closely with the Town's Conservation Commission and Planning Board, whose efforts it supplements.

The Trust helps to maintain much of the 30-odd miles of trails in the Town, all of which are open to the public for walking and cross country skiing and most also for riding. These trails run in part over Trust or Town-owned conservation land and in part (with permission of the owner) over private property; they are marked by circular orange or red disks on trees or posts. The Trust publishes a *trail map* which may be purchased for \$1.00 at the Old Town Hall or the Lincoln Town Hall. The most recent edition is that of 1976.

JOIN THE LAND TRUST NOW!

All Lincoln residents are invited once a year to join for the first time or to renew their membership; there will be no multiple solicitations. Membership is on an annual basis, with minimum dues of \$5.00 per family which have not been raised in over twenty years! However, we need many larger contributions to enable us to maintain trails, to manage the 32 separate parcels of property which we now own, and to keep a small emergency fund for use in preserving open space. Our financial report is published each year as part of the Annual Report of the Town of Lincoln. The Trust spent about \$1,800 in 1979 on trail and property maintenance; printing, postage, insurance and taxes brought total expenses to \$3,090, somewhat over our income from contributions. We must raise additional funds if we are to keep our trails in good condition and at the same time carry out the improvement work needed by some of our properties.

ELECTION OF TRUSTEES OF THE LAND TRUST

The present Trustees of the Land Trust and the dates of expiration of their terms are:

Roger M. Barzun	1980	Samuel Mygatt	1981
John F. Loud	1980	William A. King	1982
William M. Preston, <i>Chairman</i>	1980	Margaret B. Marsh	1982
William G. Constable	1981	Ruth W. Wales	1982
Lawrence T. Holden, Jr.	1981		

The Trustees whose terms expire this year are standing for re-election. Additional nominations will be accepted if presented to the Chairman of the Land Trust, at least five days before the Meeting; they must be signed by the nominee and at least five members of the Land Trust.

ABOUT THE RURAL LAND FOUNDATION

The RLF is associated with the LLCT; it has a separate eight-member Board of Trustees elected by the general members of the Land Trust at the latter's Annual Meeting.

The RLF furthers the conservation program of the Town by purchasing key properties which come on the market in order to hold them for later purchase by the Conservation Commission or to insure their development in accordance with the best interest of the Town. Lincoln is well known beyond its borders for the variety and success of the means it has employed to control and mold development along the lines desired by its residents; of these, the Rural Land Foundation is often cited as the most innovative.

ELECTION OF TRUSTEES OF THE RURAL LAND FOUNDATION

The present Trustees of the Rural Land Foundation and the dates of expiration of their terms are:

Kenneth W. Bergen, <i>Chairman</i>	1980	William A. King	1982
James DeNormandie	1980	Kenneth J. Ide	1982
Aurthur L. Coburn III	1981	Stuart Avery	1983
Warren F. Flint	1981	Huson Jackson	1983

The Trustees whose terms expire this year are standing for re-election. Additional nominations will be accepted if presented to the Chairman of the Rural Land Foundation, Mr. Kenneth W. Bergen, at least five days before the Meeting; they must be signed by the nominee and five members of the Land Trust.

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ANNUAL REPORT OF THE RURAL LAND FOUNDATION FOR 1979

During the past year the Foundation has been involved in the following projects:

1. **Orchard Lane off Route 2.**

A large tract is now held by the Town as conservation land. The last lot held by the Foundation was recently sold.

2. **The Codman Property east of the Railroad Tracks.**

Roughly 50 acres have been permanently set aside for conservation and recreation. The moderate income housing is located on about 13 acres. The Lincoln Mall, located on 4 acres, has been leased by the Foundation to the developer, Arnold Haynes Company. The Foundation receives \$9,000 a year ground rent from the developer. It is also entitled to profits over a certain amount from the development. Thus, supporting the stores at the Mall is benefiting Lincoln, since Lincoln is the beneficiary of the Foundation.

3. **The Umbrello Property.**

At the 1979 Lincoln Annual Town Meeting, the Town voted unanimously to purchase about 12 acres of land owned by the Umbrello Family on Route 117 across from the Massachusetts Audubon Society property. This vote was conditional on the purchase by the Rural Land Foundation of the remaining 35 acres of Umbrello property so that it would be partly held in conservation and partly developed. The Rural Land Foundation purchased the balance of the property for \$311,000. In 1979, it obtained the approvals of the various Town Boards for a 9-lot development of 18½ acres of this land, and sold that tract to Endeavor, Inc., a developer. The balance of the land, some 14½ acres, is being held pending a decision of the Town as to the use to be made of it. Presently the newly formed Housing Commission is studying the possibility of putting clustered housing on this parcel.

4. **The DeNormandie Ski Hill.**

The Foundation took an active interest in preserving the DeNormandie Hill, which is of great scenic value to the Town, and is used by children for skiing and sledding. The Foundation contributed \$10,000 to help pay for added costs to be incurred by the developers of adjacent Cope land of having the road into the Cope land development enter from Silver Hill Road instead of Trapelo Road across the DeNormandie Hill. The Foundation obtained from the DeNormandies an option in the Town to purchase the Ski Hill at its appraised value when the DeNormandie family decide to sell this land.