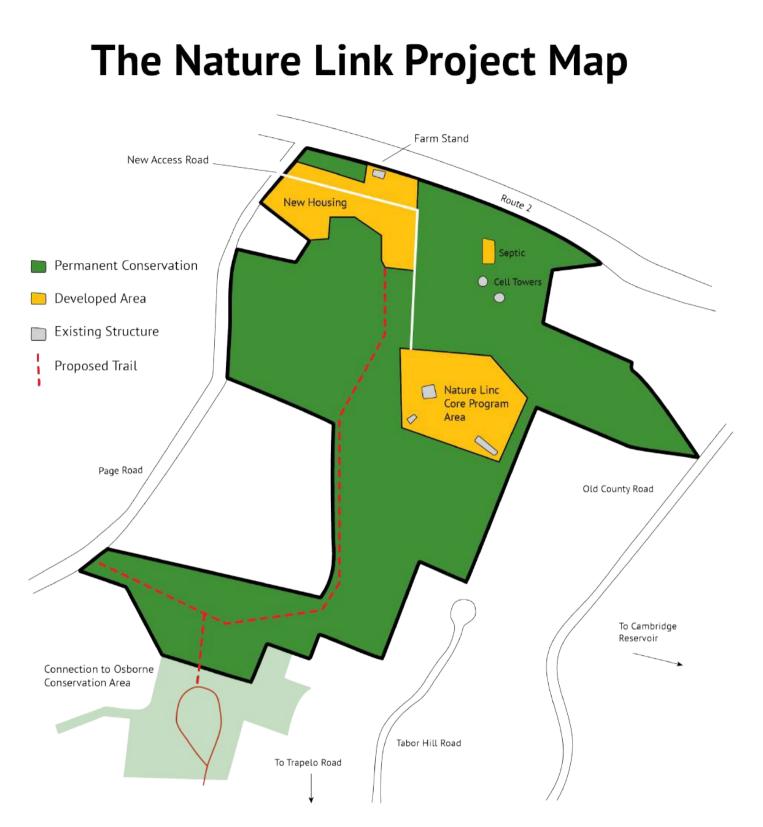
The Nature Link

Conservation, Housing, & Access

A collaborative conservation project preserving the largest unprotected parcel of land in Lincoln, Massachusetts.



77 Acres of Forests, Wetlands, and Fields Conserved20 New Homes in a Mixed-Income Neighborhood1.5 Miles of New Trails

Collaboration for Good

Who's Involved

This conservation project is the result of a multi-year collaboration between the **Rural Land Foundation of Lincoln (RLF), Farrington Memorial (Nature Linc), and the Panetta Family.**

RLF, founded in 1965, has led creative land development in Lincoln, continually balancing the importance of open space with other Town needs, including housing. **Nature Linc's** parent organization Farrington Memorial has been operating in Lincoln since 1912. Nature Linc's mission since 2011 has been to provide children from low-income, urban communities with equitable access to and immersive engagement in nature. **The Panetta Family** has been on the land for generations and previously farmed much of their property.

With this project, RLF, Nature Linc, and the Panetta Family seek to permanently protect more than 77 acres of land in Lincoln in a way that provides a conservation benefit to Lincoln, meets an important town need for increased housing diversity, and ensures Nature Linc's continued ability to operate their program in Lincoln for years to come with new, safe, access to their property from Page Road.

This land has long been of conservation interest to the town. We have a moment in time to continue the long legacy of local land use planning that has shaped Lincoln into the town we know and love today. Please join us by supporting this once-in-a-generation opportunity.

We have an incredible opportunity to continue Lincoln's conservation legacy.

From housing, to trails, to nature itself, this project focuses on creating and improving access for all. Join us in protecting this Nature Link!

Vatore Linc

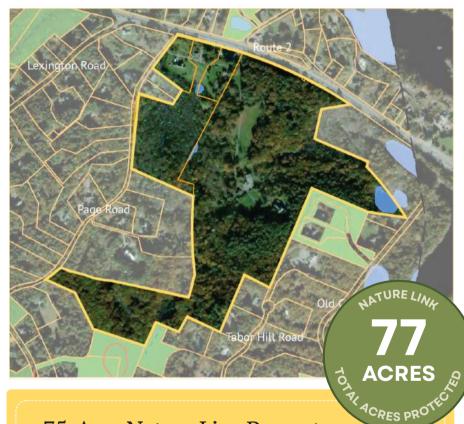
Continuing a Legacy

About The Project

This project protects more than 77 acres of forest, wetland, and field habitat on the Nature Linc and Panetta Family properties, located off of Route 2 Eastbound. Both properties are identified as Land of Conservation Interest in the Lincoln Open Space and Recreation Plan. Together, these parcels represent the largest area of undeveloped and unprotected woodlands and wetlands in Lincoln.

Additional Partners

The City of Cambridge, the Town of Lincoln, and the Conservation Commission are crucial land conservation partners for this project. The City of Cambridge's Water Department has helped protect hundreds of acres of land in the Cambridge Reservoir's watershed in Lincoln. Additionally, Lincoln residents have consistently supported conservation projects at Town Meeting, particularly through the Community Preservation Act Fund.



75-Acre Nature Linc Property

- 65 acres of land permanently protected
- A new 1.5-mile long trail along the western edge of the property, connecting the new housing development to the Osborne Conservation Area
- **10 acres for Nature Linc's core programmatic use**, with restrictions to maintain similar land use intensity

20-Acre Panetta Family Property

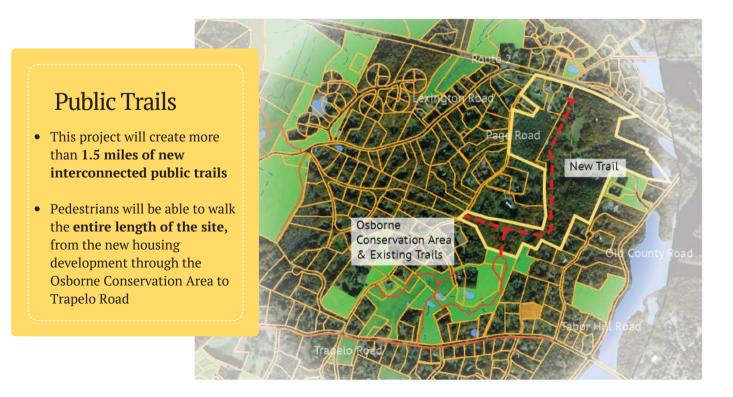
- **12 acres of upland and wetland** habitat permanently protected
- 20 new houses in a mixed-income neighborhood, addressing a gap in Lincoln's housing diversity

Why Conservation Matters

Land conservation matters. Not only is it one of the most impactful ways to address climate change and carbon sequestration at the local level, land conservation also **protects contiguous habitat**, which is critical for the **survival of many wildlife species**. Lastly, much of the land to be protected is within the watershed for the Cambridge Reservoir. Protecting the wetlands ensures a **clean drinking wate**r supply for everyone who relies on the reservoir and increases resilience to storm water flooding.

Creating Public Access

An important part of this project is the creation of more than 1.5 miles of public trails connecting the new housing development to the Osborne Conservation Area. The new trail connection will allow pedestrians to walk the entire length of the site and continue to Trapelo Road. East Lincoln's trail network is less extensive and connected than in the rest of town, and this project will greatly improve public access in this area. Furthermore, a core part of Nature Linc's mission is improving access to nature for children from low-income communities in Boston. Studies show that spending at least 120 minutes per week in nature benefits both physical and mental health. Nature Linc's commitment to providing this access will be sustained and supported by this conservation project.



Proposed Site Plan courtesy of CIVICO

Housing Diversity

lerard's Nurse

MUNITL

This project seeks to meet a need in Lincoln for increased housing diversity. Currently, RLF is working with CIVICO, a developer, to plan **a densely clustered**, **mixed-income neighborhood of 20 detached houses**. The houses will become part of the North Lincoln Overlay District, if the project is approved at Town Meeting. **A minimum of 15% of the homes will be income restricted and the houses will have an average size of 1,850 sq.ft. each.** All houses will meet Lincoln's new energy stretch code, incorporate additional elements of green design, and comply with dark sky best practices.

All costs of the housing development will be paid for by the developer. **Private donations and public funding directly support only the conservation component of the Nature Link Project.**

Panetta Family Property & Farm Stand

One of the project goals is to preserve Gerard's Farm Stand on Route 2, which is an important part of Lincoln's agricultural legacy. The Farm Stand will also be included in the North Lincoln Overlay District for the Town Meeting vote.



Financing the Project

Total Land Conservation Acquistion Cost: \$3.1 M

| Public Funding Requests | \$950K from the Town of Lincoln Community Preservation Act Fund (CPA) (Town Meeting Vote) |
|---|--|
| | \$800K from the City of Cambridge |
| Private Fundraising Pledges (as of May 21, 2025) | \$500K from Rural Land Foundation and Lincoln Land Conservation Trust |
| | \$650K from Private Donors |

Amount Still Needed from Private Donors: \$200K

In addition to their generous pledges, several Lincoln families have offered to match all new pledges in June up to \$100K, effectively lowering the remaining amount needed to **\$100K**.

Residents at Town Meeting will vote on the public CPA funding request and the zoning for the North Lincoln Overlay District at a **Special Town Meeting on June 25th**. For this project to be successful, we need your support at Town Meeting.

Additionally, we hope that you will make a generous pledge towards the conservation of this land. As with all acquisitions of open space, we have a moment in time to continue Lincoln's legacy of protecting land in coordination with other important Town needs.

To make a pledge to The Nature Link Project, complete the enclosed form or use the QR code to fill out the form online The

Nature Link Conservation, Housing, & Access



Support the project by **making a pledge**! This land can only be protected with the support of private donors who are part of Lincoln's legacy of land conservation.



Support the project at the **Wednesday, June 25th (6:30 pm) Special Town Meeting by voting YES** to the allocation of CPA funds for the conservation of 77 acres of land. NEW HOUSING VOTE YES

Support the project at the **Wednesday, June 25th (6:30 pm) Special Town Meeting by voting YES** to the North Lincoln Overlay District zoning vote to increase Lincoln's housing diversity.

In order to move forward, the project needs both "yes" votes at Town Meeting.



Rural Land Foundation

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Farrington Nature Linc

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Conservation for All

Pledge Today!

lincolnconservation.org