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TO OUR NEIGHBORS

THE BOARD of the Charlotte Land Trust is pleased to present this annual report about our activities. Of particular note this year is the conservation of the West/Sauer-Mares property in East Charlotte. A sincere thank you to the West and Sauer-Mares families for working with us on this wonderful addition to Charlotte’s conserved lands.

Conservation is a complex business and the exciting news of each new completed project is only a part of each year’s story. In the past year, we continued work on our policies, procedures, and stewardship to ensure consistency with land trust best practices. While there is always more work to be done, we are confident that the time we have put into this work is reflected in CLT as a sustainable organization.

We are truly grateful for the support CLT has received from so many of you. We consider our donors partners in our work. Charlotte’s longstanding commitment to conservation is visible throughout town in our landscape and scenic views, the abundant wildlife, and the variety of active farms.

This report highlights some of our work. For a more complete picture, please visit our website at charlottelandtrust.org. You’ll also find our 2018 financial reports there and you can now donate online. Email us at charlottelandtrust@gmail.com.



— Katherine Lampton, President, Charlotte Land Trust



Established in 1986, the Charlotte Land Trust’s mission is to help protect and preserve the rural, agricultural landscape of Charlotte.

On the cover: Farmer and board member Steve Schubart’s beef cows enjoy the late day sun at his farm on the Charlotte-Hinesburg Road.
Above: Board member Jess Sanford hoists a flat of fresh strawberries at Adam’s Berry Farm.

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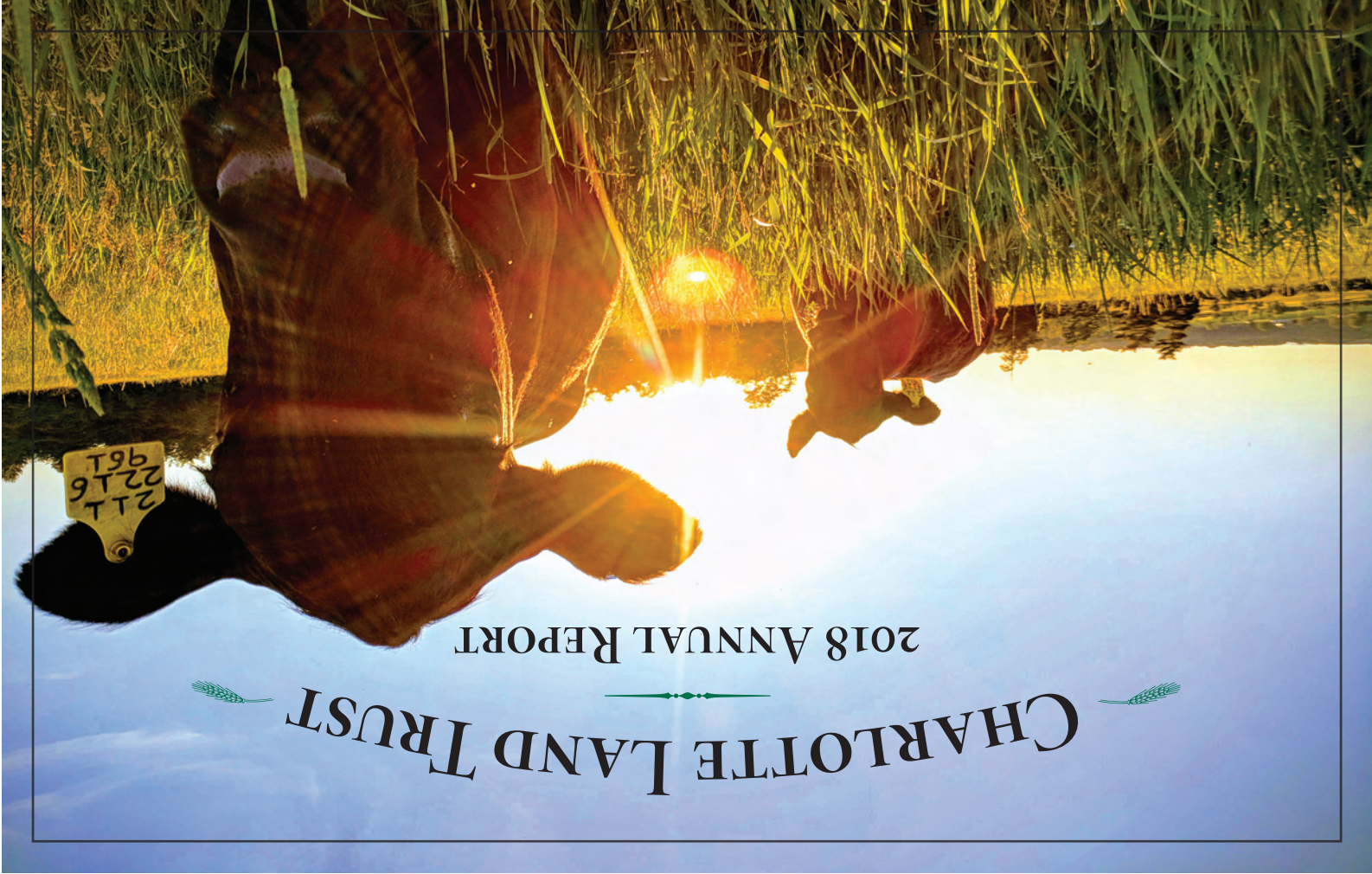
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1 SOUTH GREENBUSH ROAD

The South Greenbush Road corridor is an example of the cumulative impact of conservation within an area of town particularly suitable for agriculture. Several owners have conserved their farms in this area over a number of years. This creates a critical mass of excellent agricultural land with the large fields, farm roads, and other features that support diverse farms.



2 CHARLOTTE PARK & WILDLIFE REFUGE

CLT hosted a spring scavenger hunt at the Charlotte Park and Wildlife Refuge with parents and children roaming the trails, fields, and forests collecting natural objects and checking them off on the list provided. It was a great way to get a large group to come to the park and see the power of conservation. This was CLT's first event for younger folks, something we hope to repeat.

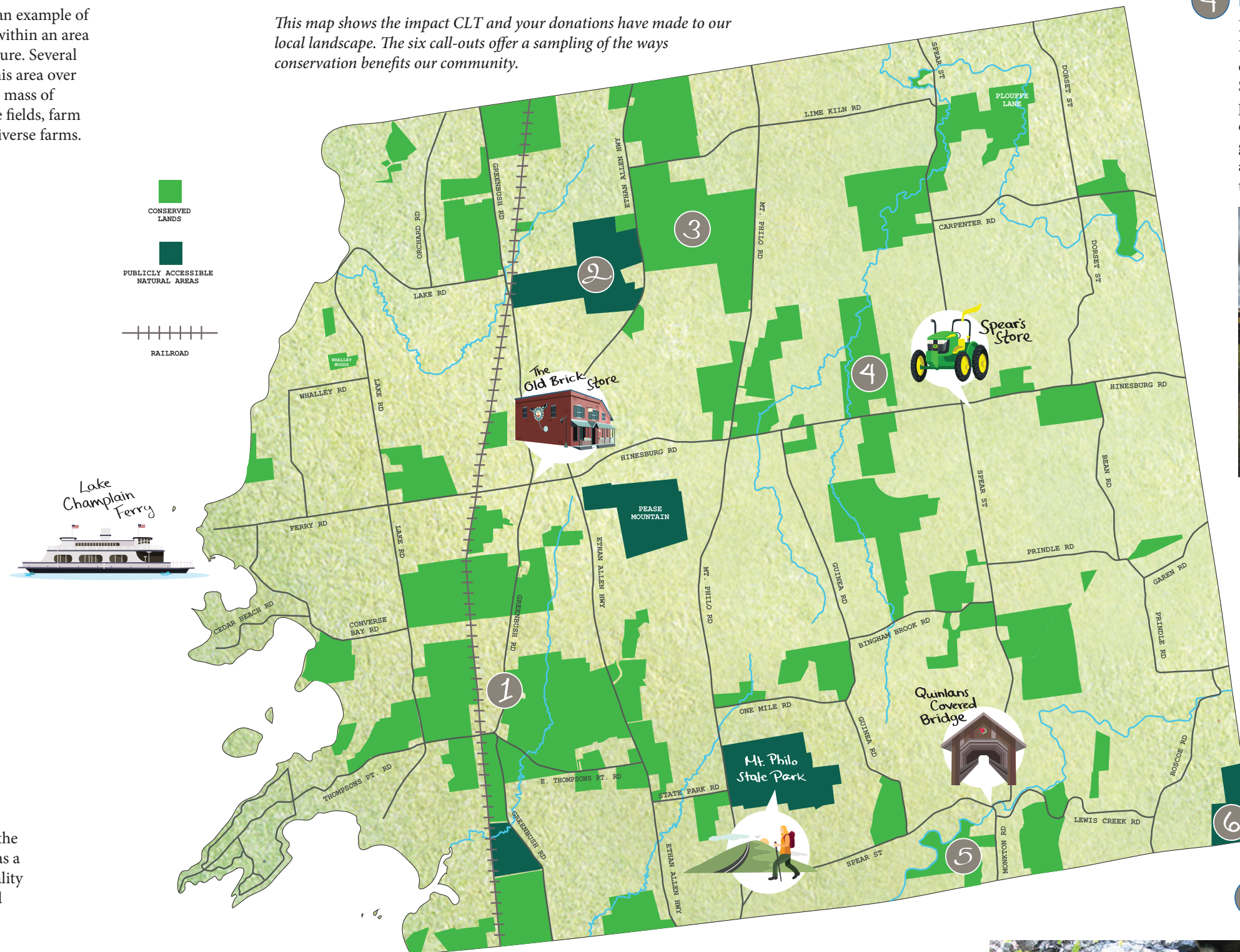
3 NORDIC FARM

Nordic Farm, a 600-acre conserved property on Route 7 with sweeping views of Lake Champlain, the Adirondacks, and the Green Mountains, was run as a dairy operation until 2017. In 2018, Peterson Quality Malt, along with Jay and Matt Canning, purchased the farm to grow barley for Vermont's craft beer industry. This farm is a great example of how conservation protects farmland and can help facilitate its transition to new agricultural uses in the face of changing markets.



CHARLOTTE'S CONSERVED LAND

This map shows the impact CLT and your donations have made to our local landscape. The six call-outs offer a sampling of the ways conservation benefits our community.



“The health of all life, including our own, depends on the health of our soil, water and air, and the complex ecosystems they support. That’s why public and private conservation is so important. The Charlotte Land Trust helps us fulfill our stewardship responsibility right here at the local level, by identifying and negotiating the protection of areas, so they can contribute to Charlotte’s environmental health.” — Linda Hamilton, Charlotte resident

4 BEAN PROPERTY

In 2017, 32-year old Steve Schubart leased the former Bean dairy farm with its 151 acres of previously conserved land for his operation, Grass Cattle Company. Schubart, who joined the board of CLT last year, is in the process of purchasing the land. In 2018, he raised 36 cattle on the property using rotational grazing methods that grow lush nutritious grass, increase soil organic matter, and help sequester carbon. The end goal: delicious beef that’s 100% grass fed, antibiotic-free and hormone-free.



5 WEST/SAUER-MARES PROPERTY

The West/Sauer-Mares property in East Charlotte is our most recent conservation project. According to Marg (West) Adamson, “The family of the late Russ and Peggy West is indeed fortunate to have the opportunity of engaging with the Charlotte Land Trust to preserve and protect the precious land along Lewis Creek for future generations of Vermonters. Our parents, who lived on and loved this land for more than three decades, would be smiling.” The conserved area includes approximately 80 acres of wildlife habitat and a mile of Lewis Creek.

6 RAVEN RIDGE NATURAL AREA

In 2018, The Nature Conservancy completed an accessible boardwalk at the Raven Ridge Natural Area over a sensitive wetland. The 365-acre preserve in southeast Charlotte and adjoining towns was conserved with support from CLT and the generous donation of the Charlotte land from Raven Davis and Ed Everts. This spectacular area is open to the public and features hiking trails, scenic views, cliffs, caves, and habitat for 142 bird species, bobcats, and Indiana bats.

