



08
ANNUAL
REPORT



WESTCHESTER LAND TRUST

Our Mission: Westchester Land Trust conserves land in partnership with private property owners; helps communities create new parks and preserves; and fosters sound land use planning. As of early 2009, we have helped protect more than 6,200 acres.

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Cover photo by Herb Chong



The heart of the matter: protecting land

Westchester Land Trust entered its third decade of protecting land in 2008 with the same mission but with a renewed focus on preservation throughout Westchester County and on helping connect people to the land.

From our inception in 1988 we've striven to protect land not just in northern Westchester but in central and southern parts of the county, and along the Hudson River and Long Island Sound. And indeed we helped protect land from Ossining to Yonkers, and from Rye Brook to New Rochelle.

Our Four Corners initiative seeks to intensify that work. The goal is to provide the benefits of new parks and preserves to far more of



George Bianco, chairman of Westchester Land Trust's Board of Directors

you, and in 2008 we began reaching out to new open space advocates in new communities – throughout the Four Corners of the county – in an effort that we are confident will yield important preservation results.

Land preservation has many benefits, including protecting drinking water supplies, wildlife habitat and beautiful views. But in 2008 we worked harder to find ways to let more of you enjoy another

benefit of land preservation – namely, getting out for a hike.

We opened a new preserve – the Danner Family Preserve, partly in Yorktown, partly in Putnam Valley – giving us eight public preserves with trails.

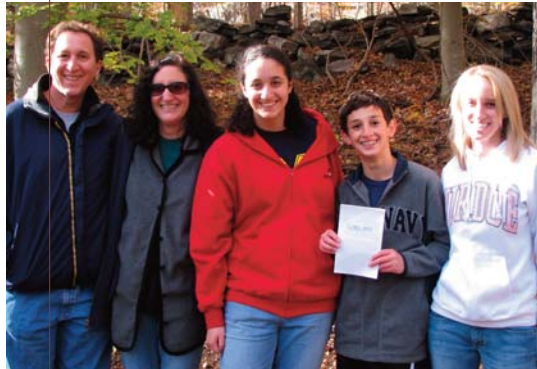
And our preserve management staff is working to improve habitat on our lands and to keep preserve entrances and trails in top shape so more of you can enjoy them.

Finally, we should say a word about our finances.

Westchester Land Trust ended the fiscal year in very sound financial shape, as you will see when you look through our financial summary (or read our complete financial reports on our website: www.Westchesterlandtrust.org).

And while fiscal 2008 preceded the current economic downturn,

our financial situation continues to be strong, thanks to a conservative investment philosophy and, frankly, to you – our supporters.



The Schachne family og Goldens Bridge at the Frederick P. Rose Preserve.

The faith you've shown us through your continuing generosity has enabled us to focus on the many land preservation projects we have in the works, which remains the heart of what we do.

- George Bianco

Danner Preserve: connecting people to the land

Connecting people to the land:

That's one of our primary goals at Westchester Land Trust. And there's no more direct way than to open a new preserve.

In May of 2008 we cut the ribbon on the Danner Family Preserve, which spans the border of Yorktown and Putnam Valley. Eugene and Josephine Danner, who live on Long Island, had owned the 28 acres for decades, and had thought they might eventually build a

weekend place on the land.

They never got around to it, though, and instead decided that rather than develop, they'd protect it. They donated a conservation easement on the land to the Yorktown Land Trust and Putnam Land Trust, and gave the land itself to Westchester Land Trust.

Eugene Danner's explanation for it was simple: It gave them pleasure



Josephine and Eugene Danner at the ribbon-cutting for the Danner Preserve.



Westchester Land Trust protected 321 acres in 2008.

to see it protected and opened for the public to enjoy.

On May 22, 2008, we invited the Danners to the new preserve for a ribbon cutting. More than a dozen people joined us for an informal ceremony and then a hike along the old farm roads, past

flowering dogwood, grey dogwood and other shrubs and small trees filled with songbirds, and then into an older-growth forest.

With the Danner Preserve open to hikers and walkers, we now have eight preserves with trails. We encourage you to visit them all.

Hikers walk the trails at the opening of the Danner preserve in May 2008.



Private conservation for public benefit.

Conservation easements are private transactions and the protected land is rarely open to the public, but conservation easements nevertheless benefit the public in many ways.

Take, for example, the easements donated by Lucy Waletzky and by Robert and Elizabeth Mancini.

Dr. Waletzky's easement protects 25 acres she owns in Pocantico Hills. The land has terrific wildlife habitat, enhanced by improvements she herself made. But it is also next to Rockefeller State Park (Dr. Waletzky's father was the late Laurence Rockefeller) and lies along Bedford Road/Route 448 in Pocantico Hills.

It is visible from the park's beautiful and busy carriage trails, and



Lucy Waletzky donated a 25-acre conservation easement in Pocantico Hills.

makes up an important part of the landscape that still exists on that road, a landscape that includes the state park, the Stone Barns Center, the Pocantico Village Green and the Union Church. All are important public amenities.

If Dr. Waletzky had chosen to allow her property to be developed, the many pleasures of visiting Pocantico Hills would have

been greatly diminished.

Likewise with the Mancinis. They donated conservation easements on two sections of their land – 48 acres and 12 acres – on Guard Hill Road, in Bedford. Part of the historic Tanrackin Farm, the land is an icon in one of Bedford’s most beautiful areas – take a drive on Guard Hill Road, if you don’t believe us.

Like Dr. Waletzky, if the Mancinis had chosen to allow their property to be developed, the pleasures of driving along Guard Hill Road would have been ruined forever.

We sincerely thank them and all our easement donors.

2008 Land & Easement Donors

Our sincere thanks to those who generously preserved their land, or contributed time and funds to acquire land, with Westchester Land Trust.

The Valeria Homeowners Association, the Town of Cortlandt, AVR Homebuilders

119-acre conservation easement, Cortlandt

Robert & Elizabeth Mancini

Conservation easements of 48 and 12 acres, Bedford

North Salem Open Land Foundation

58-acre conservation easement on the
Gaymark Preserve, North Salem

Eugene & Josephine Danner

Gift of 28 acres, towns of Yorktown and Putnam Valley

Dr. Lucy Waletzky

25-acre conservation easement in
Pocantico Hills/Mount Pleasant

Somers Estates & Town of Somers

19-acre conservation easement, Lincolndale/Somers

Ronald & Georgia Frasch

8-acre conservation easement, Pound Ridge

Stone Manors at Armonk

2-acre conservation easement, North Castle

Michael Rothenberger

2-acre land donation, Cortlandt

Protecting Protected Land

We at Westchester Land Trust are proud that we've protected an enormous amount of land with various partners from around the county and the state.



Riders at the Gaymark Preserve

Among the most important partnerships are those with other land trusts and environmental groups, such as the Pound Ridge Land Conservancy, Somers Land Trust and Bedford Audubon.

In 2007-2008, we became partners with the North Salem Open Land Foundation, which gave us a conservation easement on its 58-acre Gaymark Preserve.

In our recommendation to our

Board of Directors, we noted that “a variety of wildlife habitats exist on the property including open fields ..., extensive wooded swamp systems, woodland streams, upland forest, and an open cattails marsh. This mosaic of habitats is very valuable to wildlife in the region.”

But if the Gaymark Preserve is already preserved, what's the point?

Posterity. No one knows what will

happen in 20 years, or 50, or 100. If an organization ceased to exist, their lands would be protected by the conservation easements. Likewise we're preparing conservation easements on our lands to give to



Farm animals at the Mancini easement

other organizations. If any of those organizations are unlucky enough to get sued, their assets – their land – will be protected by conservation easements.

Our strategic plan calls for us to continue to work with other organizations on reciprocal conservation easements. The future of land preservation might depend on it.

Our Preserves

Westchester Land Trust maintains eight preserves with public trails:

Tom Burke,
Bedford Hills

Guard Hill,
Bedford Village

Westchester Wilderness
Walk, Pound Ridge

Pine Croft Meadow,
Waccabuc

Frederick P. Rose,
Cross River

Danner Family Preserve,
Yorktown-Putnam Valley

Hunter Brook Preserve,
Yorktown

Old Church Lane,
South Salem

westchesterlandtrust.org

We couldn't do it without you

Support for Annual Operations
July 1, 2007 to August 31, 2008

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Thank You...

Westchester Land Trust has helped protect land in 25 communities.

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Sugar Hill Farm Fund

Thanks to an incredible act of generosity by Mark and Lisa Schwartz and Frank and Carol Nickell, in September of 2008 the staff of Westchester Land Trust moved into their new headquarters at 403 Harris Road in Bedford Hills.

Today, Sugar Hill Farm is a well-equipped, professional workplace for WLT's staff, and that is thanks in large part to Donna and Marvin Schwartz. For every dollar that was donated to renovate Sugar Hill Farm, the Schwartzes matched it with a dollar to protect more land (up to \$350,000).

Our thanks to all who helped make our new headquarters a reality.

Sugar Hill Farm Benefactors

Carol and Frank Nickell
Lisa and Mark Schwartz

\$75,000 or more

NY State Senate,
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To be sure we'll stand the test of time, Westchester Land Trust has created a Capital/Endowment campaign with an \$8 million goal. Included in the Endowment are a \$3 million Preservation Fund for acquisition projects and a \$5 million

Fund for stewardship of the land we own and have under easement. We are pleased to say that we've raised over \$5 million to date and wish to thank the following donors for their generosity:

◆ denotes stewardship gift for donated conservation easement.

\$500,000 or more

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