



SQUAM LOOKOUT

THE OFFICIAL NEWSLETTER OF THE SQUAM LAKES CONSERVATION SOCIETY

VOL. XIV, No. 3

"Squam's Land Trust"

FALL 2005

Forward to the Past

Recently, prior to constructing a sidewalk from the Squam Bridge to Shepard Hill Road in Holderness, archaeologists recovered evidence from our prehistoric past. That led me to thinking about how "moving forward" often leads to our past.



Robert Goodby

Squam is currently in the midst of both an unprecedented real estate market *and* conservation boom. Already this year, over \$35 million in lakeshore land has sold, eclipsing last year's record \$31 million, which was twice the previous year's total. How ironic that the very reason Squam land is so valuable also makes it threatened!

Old camps, sub-dividable lots, and undeveloped backland are caught in the crossfire between "break-the-camel's-back" property taxes and "millions of reasons" to sell. In most communities, under-developed land would be just as endangered as a Blanding's Turtle. But throughout the Squam watershed, the antidote to selling Squam's soul is the prevailing conservation tradition that has, and continues, to shape this community.

This Lookout issue celebrates that commitment to conserve, starting with Red Hill. Begun twenty years ago, over 2,800 acres of Red Hill is now permanently protected, mostly by our partner, the Lakes Region Conservation Trust (LRCT). That partnership took a step forward when we embarked on a joint effort five years ago to conserve the portion of Red Hill within the Squam watershed, between Eagle Cliff and Wiggin. We're very pleased to announce that the largest four parcels are now conserved in perpetuity!

Our focus was on the area above 800' elevation, thus expanding the protected lands of Red Hill into the Squam watershed while protecting the steepest slopes from further development and ensuring the public use of frequently-used hiking trails. Lisa Wardlaw began by donating a conservation easement on her upper lot. Will and Judy Mack then donated a conservation easement on 27 acres of their Cotton Farm property. The Linglebach family then sold the largest piece, 70 acres, to the LRCT, who in turn is donating

a conservation easement to us. Most recently, Dale Mayer has given us a conservation easement on over 30 acres above her residence, placing the TeeDee Trail into permanent protection.

The Squam Range has recently begun its own march toward preserving its past. In May, the SLA announced the purchase of the 56-acre Cotton Mountain parcel, with us as the eventual conservation easement holder. In July, Burleigh Land Limited Corporation announced the largest conservation project by far in the Squam Watershed as they negotiated the sale of a conservation easement on 2,500 acres with the LRCT, with us holding an executory interest. Meanwhile, we negotiated the purchase of two Squam Range parcels in Sandwich (see page four for details).



Photo Courtesy of Diamond Library, UNH

Thanks again to all of you for supporting and guiding our efforts, and for being part of this remarkable community. Happy Holidays, and may we remember our past as we move toward our future!

Roge

Red Hill Conservation Project

The *Red Hill Conservation Project* began in earnest as our first project of 2001. Working in conjunction with landowners and the LRCT, the goal of protecting these precious uplands has come to fruition. The western facing slopes of Red Hill can be seen from most points around Squam Lake, constituting a significant portion of the Squam watershed. From left to right, the photo and map clearly illustrate the scope and impact of conserving this prominent area.



Cotton Farm IV

March 14, 2005 was a “red” letter day for conservation, Red Hill and Squam. The recording of the conservation easement deed for Cotton Farm IV was the culmination of two and a half years of discussion. The easement area is 1.86 acres of what was once a potentially buildable lot directly abutting Cotton Farm III (not yet complete). “We all know the importance of preserving all of the hills around Squam Lake, and I am delighted to play a very small part in donating a conservation easement on the upper portion of my property to the SLCS,” said conservation easement donor Lisa Wardlaw. “All of the Cotton Farm property owners agreed that we would like to participate in its conservation. We now have one small portion left before the job is complete. What a joy it will be to walk above our houses and know that it will be forever wild to the very top of Red Hill. It’s a wonderful effort by all!”

Cotton Farm I

Will and Judy Mack continued the forward momentum with the donation of a 26.6 acre conservation easement on August 29, 2005. Their place, commonly known as *Cotton Farm*, is the yellow house and barn shown above and is easily recognized. The easement area begins at the 800-foot elevation line above their farm. Both Will and Judy have

a strong commitment to conservation - - at Squam as trail stewards and monitors, and as volunteers for the Sudbury Valley Trustees in Massachusetts - - and feel that this is an ideal way to demonstrate their commitment. States Will, “We wanted to join with our neighbors to protect Red Hill while at the same time giving something back to a community that has meant so much to us for so many years.”

Cotton Farm II

The preservation of this 70-acre parcel involved two organizations. First, the Lakes Region Conservation Trust negotiated a sale of the conservation area with the Lingelbach family in August of this year. We are currently working with the LRCT to finalize the details of a conservation easement which will permanently protect the property. Sam Lingelbach states, “Although the property changed hands, the important thing is it will now be protected forever.”

Cotton Farm III

Directly abutting “Cotton Farm II” and “Cotton Farm IV,” this parcel is changing ownership to the next generation. We eagerly look forward to working with them with the hope of placing a conservation easement on seven of their 11 acres.

Mayer Conservation Easement



Lot lines shown are for generalized mapping purposes only.

SLCS is finalizing a conservation easement on 30 of Dale Mayer's 40 acres. Dale writes "I grew up looking at the other side of Red Hill. Every summer the rule was; climb Red Hill before tackling Chocorua or Washington. In the '30's, the trail was delicious (blueberries), and terrifying (huge ant hills). My husband John and I thought of building a retirement home here so we could hook up to the TeeDee Trail and hike Red Hill from our own back yard (no ant hill!). Putting this land into conservation means the ridge is forever protected from development. It will remain a hiker's goal and a home for wild animals, just as it was before the first settlers came; even before they cut down the forest to pasture sheep. It will be a first mountain for other children to conquer and feel the exhilaration and freedom of being up there - on top!"

With the completion of these five conservation easements, SLCS is approaching the next stage of the goal set four years ago; protect the portion of Red Hill between the Wiggin Family Forest and the Merriman Forest on Eagle Cliff.

THE WAY IT WAS

"Red Hill"

This painting by William Rowell Derrick (1857-1941) depicts the east face of Red Hill which contains rich deposits of red clay used for brick making in the early 19th century. Interestingly enough, though, tradition holds that Red Hill was actually named for its rich fall foliage by one of Moultonborough's first residents, Moses Senter, in October 1763.



Whatever prompted the christening of "Red Hill," there can be no doubt that it has always been an integral part of the magic of Squam. Red Hill during the Victorian era was witness to many literary figures and painters, all succumbing to the pull of Red Hill and Squam. Among them were Henry David Thoreau, Thomas Cole, Thomas Doughty, Nathaniel Hawthorne, and Ralph Waldo Emerson.

The natural beauty of Red Hill also played a very important role in bringing Denison R. Slade to the area. He left behind his business in Boston in the late 1890s to purchase 210 acres near the Sandwich/Moultonborough line. He stated that his farm (pictured below) at the base of Red Hill, was a scene worthy of "Switzerland."

The utilitarian value of the land around Red Hill initially brought farmers to the area. Timber cutting was widespread in the 1800s, and these cleared areas soon became pasture land. Farming in the area tended to spread up hills and mountainsides where the soil drains faster and warms more quickly after a frost, and Red Hill's numerous springs made it a good choice for farmers.



If you compare many of the historical depictions of Red Hill, you'll quickly notice that it has retained its natural beauty over time. The Squam Lakes Conservation Society is proud to play a key role in maintaining this important piece of Squam's history and lure into the future, and forever.

(Source: "Squam," by Rachel Carley, and the Squam Lakes Association, 2004.)

(Credits: Derrick painting courtesy of a private collection; Slade photo courtesy Sandwich Historical Society)

SQUAM LOOKOUT

Vol. XIV, No. 3, Fall 2005

Squam Lakes Conservation Society
P.O. Box 696

Holderness, NH 03245

603-968-7900

www.squamlakes.com

roger@squamlakes.com

jane@squamlakes.com

Officers

Will Abbott
President

Laurie Beeson
Vice President

Paul Guyre
Vice President

R. Angus West
Treasurer

David Sinkler
Secretary

Board of Directors

Rachel Armstrong

Peter Coolidge

Jerry English

Peter Harris

Tom Kelsey

John Morgridge

Peter Richards

CC Stockly

Peter K. Van Winkle

John Waldhausen

Lisa Wardlaw

Betsy Whitmore

Peter M. Wood

Honorary Directors

Ellen Bennett

Richard Davenport

Nancy Grady

Daphne Mowatt

Bert Read

Beverly Ridgely

Rawson Wood

Staff

Roger B. Larochelle
Executive Director

Jane R. Blaine
Administrator

Printed on recycled paper

SLCS Negotiates Purchase of Two Squam Range Parcels!

Green Acre Woodlands

This 55-acre parcel, called the Lena Nelson parcel, lies just above the MacCrellish lot in Sandwich. It is the highest land elevation on the Squam Range not held by Burleigh Land Limited Partnership or the Webster Land Corporation. The trail up to Doublehead Mountain goes right through the middle of this magnificent woodlot. Purchased from Green Acre Woodlands (Robert Marcalus of Marcal Papers), our goal is to conserve this property as a woodlot with no buildings or improvements other than maintenance of the existing trail. We have already received two pledges to cover some of the negotiated bargain-sale purchase price of \$52,500. Stay tuned for more!

Fowler Trust

An 86-acre undeveloped parcel linking the Squam Range to the Sandwich Notch Road (400 feet of road frontage), this woodlot has been held by members of the Metcalf family since 1924. A portion of the original lot included Beede Falls, which was given to the Town of Sandwich by Susan Bacon Keith, and the existing Sandwich Town Forest. Descendants Daphne Metcalf Mowatt and Anne Metcalf Perkins both wanted this parcel to be conserved, agreeing to a bargain sale to the SLCS to permanently protect this land. Stone walls bound almost the entire perimeter. The lower part of this lot is relatively flat and wet, eventually draining into Dinsmore Pond. The majority of the land is consistent slope heading up to the peak known locally as Beede Mountain. Fred Lavigne of Sandwich has identified standing tree trunks of the American Chestnut on the lot. Our goal is to place this parcel into a "Forever Wild" status. With timber lots to the north, west, and south, this action will help establish an old growth forest in the many years ahead. We have pledges of \$40,000 towards the \$70,000 needed to permanently protect this land.



Lot lines shown are for generalized mapping purposes only, not for absolute accuracy. Map printed November 16, 2005 by the Squam Lakes Conservation Society.

RETURN SERVICE REQUESTED

Website: www.squamlakes.com

jane@squamlakes.com

E-mail: roger@squamlakes.com

Fax: 603-968-7903

Phone: 603-968-7900

Holderness, NH 03245

P.O. Box 696

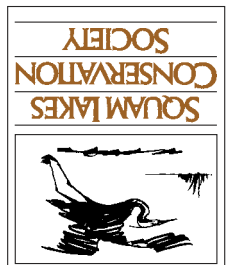
Conservation Society

Squam Lakes

Published by the

Vol. XIV, No. 3

Squam Lookout



NON-PROFIT ORG.
U.S. POSTAGE
PAID
HOLDERNESS, NH
PERMIT 2