



Charlotte Land Trust

P.O. Box 43
Charlotte, VT 05445

TO OUR NEIGHBORS

In 2024, the Charlotte Land Trust (CLT) continued to hear from landowners interested in preserving their land. We started on two new conservation projects, both of which are good examples of what we seek to protect with conservation easements. They include farm-land, forestland, wildlife habitat, water resources and scenic views. Also after the summer flood damage last summer CLT participated in the discussion about repairs to Spear Street. A portion of the affected land is under a conservation easement held by CLT, so we provided input on the proposed repairs.

In 2024 our board updated the strategic plan which will guide our work for the next five years. Conservation is an increasingly complex undertaking and, as an all-volunteer organization, we are particularly focused on the practices and structure that can best serve our work. We came out of the strategic plan with a set of priorities and activities for the coming years that fall under three overarching goals 1) seizing opportunities to protect and steward farm and forest lands, and other high ecological value lands 2) raising public awareness and understanding of the benefits of land conservation and 3) creating an organizational sustainability plan that ensures the leadership, governance, operations and fiscal management that will make our work both effective and lasting.

All of our work is only possible because of the generosity of our donors. We are very grateful for the continued support from so many of you. If you're not yet a donor, please consider joining us in preserving the best features of Charlotte's landscape. To learn more about our work and to donate visit charlottelandtrust.org.

— Katherine Lampton, President, Charlotte Land Trust



Board Members (standing, left to right): Jay Strausser, Steven Schubart, Mary Volk, Katherine Lampton, Jane Lawlis, Frances Foster, Jessie Price; (kneeling) Jessica Sanford, Lynn Hale. Not pictured: David Pill, Lindsay Longe, Dana Hanley.

The mission of the Charlotte Land Trust is to conserve the natural and working lands of Charlotte for the benefit of present and future generations.

Cover: Nordic Farm fields (Photo: Robert Coleburn)

Charlotte Land Trust
2024 Annual Report

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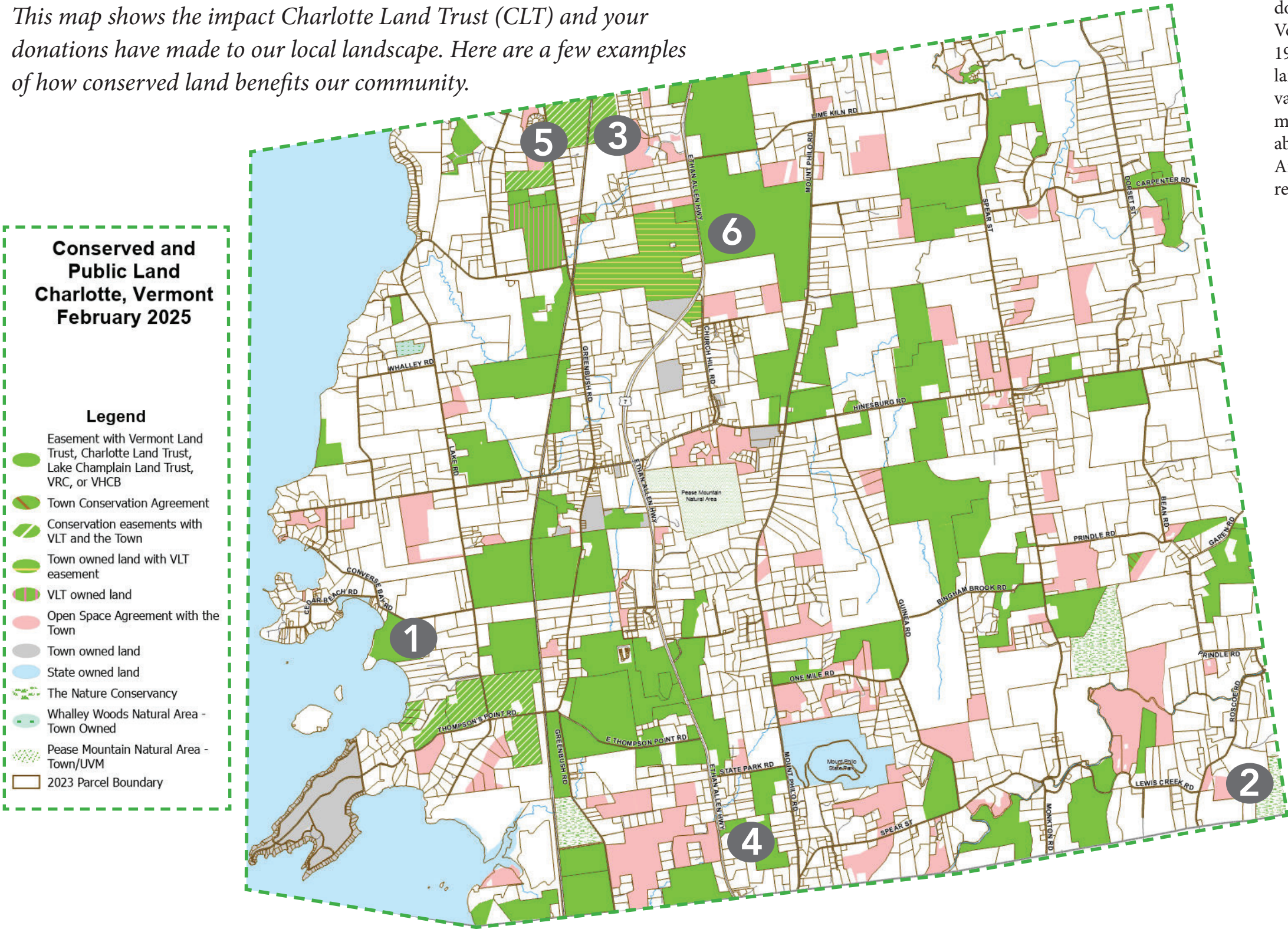
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- IN HONOR OF:

Jessica Sanford

Charlotte's Conserved Land

This map shows the impact Charlotte Land Trust (CLT) and your donations have made to our local landscape. Here are a few examples of how conserved land benefits our community.



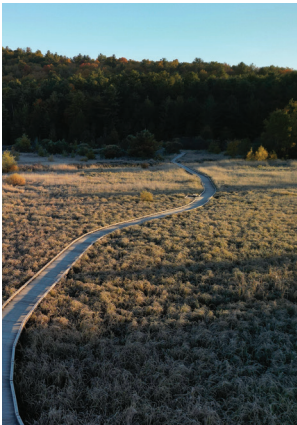
1/SAVING SCENIC VISTAS

At a bend in Converse Bay Road you can look southwest over hay bale-dotted fields rolling down to the lake. That property, conserved with Vermont Land Trust by Birgit and Andy Deeds in 1993, includes 73 acres of primarily agricultural land. The Deeds were early supporters of conservation and CLT which formed in 1986 with the mission to preserve farmland and keep it affordable (habitat and views were secondary goals.) Andy served on the CLT board during the 90's. Both Birgit and Andy passed away recently, but today, part of their legacy lives on in the majestic sweep of that land.



2/PROVIDING TRAILS & HABITAT

Conserved in 2010 by The Nature Conservancy with support from the Charlotte Land Trust, the Raven Ridge Natural area has roosting and foraging habitat for the endangered Indiana Bat. There is a 2.2 mile loop trail along the ridge. Just don't plan to visit from March 1 to June 15th when the trail is closed to protect breeding bobcats and ravens. There's also a 1/3 mile trail through a wetland that is accessible for visitors of all physical abilities. The 363 acre property includes 66 conserved acres in Charlotte—the rest are in Hinesburg and Monkton.



3/BREEDING & FEEDING HORSES

Foxwood Farm on Greenbush Road, conserved in 1992 by the Vermont Land Trust, breeds Hanoverian horses on 85 acres. The farm focuses on producing 4 to 5 foals each year, training horses for dressage and selling them. The young horses live outdoors all year, allowing them more space to move and develop stronger joints. The financial viability of this farm depends on its large acreage—it has enough pasture to feed the horses through the summer and fall and enough hay fields, (supplemented by nearby rented acreage) to produce bales for the winter.

4 /GROWING YOUNG FARMERS

Katie Rose Leonard, owner of Head Over Fields farm on Route 7, at age 34, is part of a group of younger farmers who are the next generation to steward Charlotte's farmland. For her, farming her 71 acre property is about more than growing crops; it's about preserving open space and fostering a connection between people and their food. Look for produce, eggs, meats, cheeses, fermented veggies and more at her farmstand during the summer, and high tunnel-grown greens in the winter at a self-serve stand.



6/IMPROVING FARMING PRACTICES

This past year saw big announcements at the 583 acre Nordic Farm on Route 7. First new owners purchased the former dairy farm, originally conserved in 1997. Then in October came the announcement that the University of Vermont (UVM) was leasing, and the Agricultural Research Service's (USDA-ARS) was subleasing nearly 400 acres of the property for long term research. Both plant and animal scientists will be using the land, comparing methods of raising animals (starting with cattle) and studying soil health, crops, grasses and forage, all with the goal of innovating better methods for farmers in the northeast.



5/KEEPING LAND WORKING

The Ten Stones community owns 50 acres of conserved land on Greenbush Road. Most of the land is hayed, but on a small sliver by the road, Champlain Valley Compost has been transforming horse and dairy manure into compost for nearly 3 decades. The business benefits local agriculture by capturing animal waste from farms and turning it into compost full of accessible nutrients to grow healthy plants without chemical fertilizers. Besides straight compost, the company also blends specialized soils for lawns and gardens. The compost is used by local homeowners, farms, greenhouses, contractors and Shelburne Farms.

Photo Credits: Deeds' fields (Duncan Davis); Boardwalk at Raven Ridge (Robert Coleburn); Katie Rose Leonard with seedlings (Bryan Seward); Steven Wisbaum, Champlain Valley Compost (Robert Coleburn).