

Newton Conservators, Inc.
Minutes of the Board Meeting
June 16, 2004, 7:30 PM
Newton City Hall, Room 222

Present: Ted Kuklinski (presiding), AnnaMaria Abernathy, Margaret Albright, Jim Broderick, Dan Brody, Modestino Criscitiello, Carol Lee Corbett, Henry Finch, Duane Hillis (at end), Frank Howard, Katherine Howard, Anne Pearson, Jon Regosin, Beth Schroeder.

Also present as advocates of community supported agriculture: Leah Birch Postman and Kerisa Perazella.

Treasurer's Report: Katherine distributed the revised year end financials, 1st quarter report, and budget (attached to file copy of these minutes.) We are in good shape. The finance committee needs to reconvene to make investment decisions. A MOTION to approve the 1st Q. and budget was SECONDED and unanimously approved.

Also re finances: Margaret asked that we grant the Friends of Albemarle Park's \$150 for membership in COGSDesign, a Radcliffe Seminar group that will then help produce a master plan for Albemarle Park. Following a brief discussion, a MOTION that the NC fund this \$150 membership was SECONDED and unanimously approved.

Ordway Park: (Jim)

- Susan Sangiolo and Beth Schroeder presented their plans to a meeting of the neighbors, who responded enthusiastically with offers of money and volunteer work; they will meet again in the fall.
- The curbing on Grant Avenue has been installed, , hence water cannot be brought from there; The City is considering access from Everett Street; however, the City will not cover the cost of the plumbing.
- Jim envisions two kinds of gifts to the Ordway Fund: those for specific planning naming and those for general Ordway funds. The issue of naming recognition for large gifts ("in 5 figures") was discussed, as was NC's controlling what gifts may be designated for. E.g., the Newton Center Garden Club has offered a bench; we may ask whether they would instead fund the group of native shrubs for the Grant Avenue frontage (c. \$2000).
- Benches: naturalistic styles (boulders, logs, concrete slabs) were discussed.
- All agreed that we want some kind of marker recognizing Priscilla Ordway's gift.

Minutes: After correcting the date on the April minutes to read "April 28" the minutes were unanimously approved. [*Also, "Prospect Street" should read "Prospect Park."*]

Other business:

60 Prospect Park: (Ted, for Eric) Eric visited the site with Mr. Pinney, lawyer for the donor, and found "all is fine," and NC will take title soon. Jenny Altman, attorney who is helping us pro bono, will handle questions about this. It has been ascertained that the 4 land is not contaminated.

Spring Walks: (Ted) Attendance was low on some, but 12 for Kessler, 8 for the canoe trip despite rain. The bad weather this spring accounts for the low turnout.

Annual Meeting: Consensus was that the meeting went well, and the new location is well received.

Kessler update: no further word from Mr. Southworth

NewTV: (Frank) We have begun the joint venture with the Green Decade. Our first program is in October, and more volunteers are sought.

Forte Property: (Ted) Things are moving along. The Habitat for Humanity special permit hearing for the property will be in mid-July.

Fall Speaker: Carol Smith Berney, photographer of the Charles River Pathway from Watertown Square to Bridge Street and author of a new book on Wildflowers along the Charles.

Angino Farm: Jon introduced Leah Birch Postman and Kerisa Perazella.

The Community Preservation Committee had reservations about our original proposal, but are interested in the possibility of 1) buying it all, 2) selling off the house, with restrictions. The doubt was whether the parcel is too small for farming. The family is willing to accept \$2.5 million. Hence we need an immediate proposal on the farm part. Jon reported on the previous evening's meeting with farming experts. He, with Leah and Kerisa's help, explained the possibilities of small scale community agriculture. One model is Community Supported Agriculture (CSA), in which members buy shares for weekly distributions of produce. In the other - "expanded cash crop" - model, the farmer raises successive lucrative crops such as strawberries to sell at farmers' markets. He distributed a description and model budget that might apply to the Angino farm, as well as list of the Planning and Advisory Committee that has been formed. (attached to file copy of these minutes.) Leah and Kerisa argued that either plan was possible on the small Angino farm. A donor has offered a \$7500 challenge grant to start the proposal.

Jon asked NC to lend its name to the proposal and to match the \$7500 challenge. After extensive discussion, Jon MOVED that The NC pledge \$7500 to match the grant, contingent on CPC approval of the purchase of the entire property. Katherine SECONDED THE MOTION, and after further discussion, the motion was APPROVED by a vote of 11 in favor, 1 opposed.

Duane arrived at this time, and reported one of the Angino heirs has put as condition to accepting the \$2.5 M bid that the NC sign a "non-interruption clause," i.e., that if our project is not adopted by the CPC and does not go forward, then we will not oppose any other project by the heirs. After discussion, Duane MOVED that we ask Bill Shaevel to advise us and - if such a clause is legal - to write the appropriate response keeping in accordance with our mission. This motion was SECONDED and unanimously approved.

Our proposal will be for the City to buy the entire parcel.

Adjournment: at 10:15 PM.

Respectfully submitted,
AnnaMaria Abernathy, secretary

Newton Conservators, Inc.
Minutes of the Board Meeting
July 21, 2004, 7:30 PM
Newton City Hall, Room 222

Present Eric Reenstierna (presiding), AnnaMaria Abernathy, Jim Broderick, Dan Brody, Lucy Caldwell-Stair, Bonnie Carter, Carol Lee Corbett, Modestino Criscitiello, Dan Green. William Hagar, Duane Hillis (at end), Katherine Howard, Peter Kastner, Ted Kuklinski, Anne Pearson, Jon Regosin, Beth Schroeder.

Treasurer's Report: Katherine distributed financial statement through 6/30/04. She explained that expenses for Ordway exceeded income, as was expected. Also that we are now holding funds for the Weeks and Powderhouse groups. The Finance Committee is to meet on August 9.

Katherine has filed the required IRS 990 report and the associated state form; these are now more complex than in past, because we have passed a minimum threshold for more reporting. There is a new requirement for the name of a "resident agent" to be on file with the Secretary of State's office. Katherine volunteered, and the MOTION to name her was unanimously APPROVED.

Angino Farm: Eric explained that certain expenses had been incurred between board meetings. (See below, **)

Jon explained that details and risks involved in the Conservators' proposal to take ownership of the land (see the Proposal for Community Preservation Act Funding recently sent to board members, and attached hereto. The first questions raised were:

- Lucy: foresaw a problem from too many competing for the 80 or so shares of a CSA farm.
- Peter: warned of being too ambitious at the outset – e.g., the educational programs.
- Jim: asked for safeguards of the conservation restriction in case the farm fails. The City would retake the property while also holding the restriction, which it would be able to violate.
- Eric: A big question is whether the CPC will approve the \$60,000 being requested in addition to the \$2,500,000 purchase price.

In the full discussion that followed, the biggest issues were seen to be the buildings, not the farming. Dan Green pointed out that the house is in very bad condition, and could use all the Conservators' funds; we need to proceed on condition that we can back out if problems arise. The conditions permitting us to do this and language limiting our liability need to be clear.

Katherine asked whether we can limit our financial responsibility on maintenance.

The suggestion to have the Newton Housing Authority responsible for the housing was dropped in view of the need have the farmer or his assistant reside there.

Equally, Dan's idea of using the Winchester St. gardening plots for the farm and putting 3 homes on this site was countered by Eric: the CPC is not interested; they want this farm and this historic preservation.

Cris and others expressed concern about our responsibility and about insurance policies.

Anne asked whether we had adopted rules concerning the types of property we would accept.

Ted pointed out that acquisition will be a long process, as it has to go through the Board of Aldermen, so there are numerous ways that this acquisition may not be completed, and we go forward with the proposal to keep the process going. He also thinks additional sources of funding may exist.

Dan Brody asked about the cost of our insurance policies, and that we should ask a lawyer whether a separate farm group is sufficient to protect us. Katherine will look into the 2 insurance policies (ours and the farm group's). Larry and Peter will be the subcommittee to figure our possibility for liability.

AnnaMaria called for the QUESTION. The MOTION to present the proposal to the CPC – the proposal to contain provisions permitting the NC to cap their responsibilities and trigger amounts at which the property reverts to the City – was SECONDED and APPROVED by a vote of 12 ayes, 2 nays, 2 abstentions.

Dan Brody added that it is better to make a bigger request at the outset (more than the \$60,000) than to list trigger amounts for exit.

** Eric then listed the expenses already incurred, which we hope will be reimbursed:

Building inspection for the Angino farm:	\$595
2 nd appraisal	2900
Lead, Asbestos, and Radon testing	2400
21E report	<u>2400</u> (possibly additional \$1000 for soil testing)
TOTAL	8295

A MOTION to approve these expenses was SECONDED and unanimously APPROVED.

Ordway Park: Jim reported happily that the City has done the water connection and the plumbing, whereby NC save between \$5000 and \$7000. He asked that a letter be written to Bob Rooney to thank him for his great help in this. The MOTION to this effect was SECONDED and unanimously APPROVED Jim offered to draft the letter.

Minutes: The minutes of the June 16 meeting were approved.

Other business: Jim commended to our attention planting at the Winchester Street entrance to Nahanton Park, all native plants on design contributed by Beth Schroeder. Praise for Beth was unanimous.

NewTV: Duane announced that we would go through each of the parks, and asked for a script for 1/2 hour film. He and Frank Howard and Ted Kuklinski are the committee for this project.

He suggested that we do a film on the Stearns Farm, in line with our CPC proposal. Another thought was to do one film on the three farms cited in our proposal.

Adjournment: at 10:15 PM.

Respectfully submitted,
AnnaMaria Abernathy, secretary

CPC proposal attached. Those who attended this meeting already have it.

Newton Conservators, Inc.
Minutes of the Board Meeting
August 18, 2004, 7:30 PM
Newton City Hall, Room 202

Present Eric Reenstierna (presiding), AnnaMaria Abernathy, Margaret Albright, Jim Broderick, Larry Burdick, Bonnie Carter, Carol Lee Corbett, Doug Dickson, Henry Finch, Duane Hillis, Katherine Howard, Peter Kastner, Ted Kuklinski, Anne Pearson, Beth Schroeder.

Also present: Theresa Walsh (briefly at beginning) and Bill Stone.

Eric opened the meeting by introducing Bill Stone, a West Newton resident.

Treasurer's Report: Katherine announced that our Directors and Officers Liability insurance coverage is now in place. The finance committee has met and reviewed the filings, reports, land acquisitions, and is in process of determining how to account for the land acquisitions. It also reviewed our previously approved investment strategy and decided to continue it, by shifting \$2000/month up to 20,000 into the Fidelity 4-in-1 Index Fund, so it will contain 50% of our funds. \$15,000 will remain in cash. The board supported this continuation of the approved strategy.

Angino Farm (Eric): The CPC has approved the acquisition. Theresa Walsh said she had come to say that whoever will own the farm, she hopes that there will be school programs.

Eric and those present next congratulated Doug Dickson on becoming the new chairman of the CPC. Eric next announced that

- 1) the appraisal has come in at \$2,325,000. One can either ask the City to approve \$2.5M nonetheless, or ask the family to lower the price.
- 2) the Mayor favors the City owning the land, and Conservators holding the CR, pending evaluation of the impact public ownership would have on the need to abide by state bidding laws.

Doug said we need to learn how other CSAs manage the leasing process for city owned farms, and Duane undertook to research the issue.

Duane asked about the possibility of a private/public arrangement, whereby approx. 20,000 s.f. containing the buildings would be owned by a for profit group, which could depreciate them, etc. Peter prefers having the City own all, and a non-profit leasing the land, avoiding the civil service rules. Henry cited the Jackson Homestead, which is City owned but contracts independently for work on the building.

The majority of the board favor city ownership, and that the open space restrictions be permanent, not tied to success of the farm. the CPC's interest is in the open space.

The CPC will try to docket the item for the first September Board of Aldermen meeting, so committees will have it during September, and the full board in October. We will learn more about the possibilities in the coming weeks, on which to base our decision by end of Sept.

Eric, for Jon, reported that the cost of soil testing may be 4000, depending on what is tested. Bill Hagar will be consulted about this. Peter MOVED that we spend up to \$4000, with consultation with Bill Hagar, and using the process that will assure CPC reimbursement. the motion was SECONDED and unanimously APPROVED.

Doug raised other questions: 1) zoning: whether the grandfathering exemption for the farm has expired; and whether educational uses may permit it to operate under the Dover Amendment. 2) whether it may make sense for the Conservators to hold the long term lease.

Ordway Park (Jim): Margaret has agreed to advise on fundraising.

The Newton Center Garden Club is willing to contribute \$1000 toward the Grant Ave. plantings instead of a bench, and asks for a sign acknowledging the gift. This can be done with words such as “NC thank ...for their contribution...” It was the sense of the meeting that the Conservators will raise the additional \$1000 needed for the project.. .

Albemarle Park (Margaret): the Friends of AP have met with the Radcliffe COGS who will take on the overall planning for the park, and redesign the entrance to Day Middle School; they will parcel out other portions of the plan to other classes.

Cheesecake Brook (Margaret): CDBG funds are available to redesign the portion between Dunstan and Eddy Streets. Another potential CDBG project is a park in the area between Walnut and Crafts streets, which is desired by residents in the Walnut/Lowell neighborhood, eyeing an unused Verizon parking lot.

The CDBG needs volunteers to participate in the Cheesecake project. Peter will write a letter to the TAB about it. Margaret asked for a list of NC members who live in the area.

NewTV (Duane): Of our six shows, the taping for the one on Cold Spring Park is done, as is Stearns Farm CSA, which will be used with the show on Angino Farm. Four more are planned. Another suggestion is a show on the new blue heron bridge at Albemarle. Duane praised Cris as a great interviewer on the shows.

Members' reports (going around the room):

Larry: a) We need to record our ownerships, including the one-minute ownership of the Forte property. b) The land acquisitions committee will finalize its criteria for accepting land and CRs and will tighten our procedures on CRs we acknowledge; we need to see the text of CRs before we accept them. c) he will send members the announcement of a September 17 conference on "Land Conservation on a Neighborhood: Improving Life in Your City or Town"

Carol: looks forward to housing the recent NC archives at the Angino farm; Doug countered that the pre-1990 records are at the Jackson Homestead, why not the others?

Doug: The **deadline for the next newsletter is August 27.**

Henry: An aqueduct bike ride at Cold Spring Park is scheduled for 9 AM this Sunday; it can be the subject of one of our NewTV programs.

Peter: The Olmstead and Eliot park systems are on his Community Heritage Maps web site.

Ted: a) a) The fall lecture (Sept. 22, 7 PM, Druker Auditorium) will be by Carol Smith Berney and will deal with the creatures and plants along the Charles River, with slides.

b) On Oct. 24, Sheila Donahue (of the Burying Grounds Committee) and Ted Kuklinski (of the Conservators) will lead a walk in West Newton: covering the West Parish Burying Ground, Dolan Pond and the Forte property, and the West Newton Common encompassing recent CPA projects in all four categories within a few blocks.

c) The Forte property acquisition is before the Land Use Committee but the change of the additional Habitat units from attached to separate required approval by the CPA Committee and Aldermen. Ald. Gentile chartered the item for one month, delaying the process.. Recent perc and soil tests found the property to have excellent drainage and the holes dug showed natural soil, not fill.

d) The Burying Ground committee is proposing Phase 2 of the Burying Grounds Restoration for the three historical burying grounds and Ted (a member of the Burying Grounds Committee) conveyed a request for a letter of support to the CPC. With one abstention, all others present VOTED in favor of NC writing such a letter.

.e) Farwell Street: Ted and Duane recently visited Mr. McDonald, who is ready to sell his property. His nephew will be handling the selling process. There have been some parties who have expressed interest in the property. We need to act on this soon, to investigate to see what easements and restrictions the property currently has. There has been no formal appraisal yet but we may have to consider having one done in the near future.

Doug: Oct. 15 is the deadline for CPA projects for this year. Signs and kiosks for notices at the conservation areas are eligible. Henry Finch was applauded as he volunteered to take this on. These may also be Eagle Scout projects.

There is to be a September 2 workshop on how to apply for CPA funds.

Ann: a) By the next meeting, she and Larry will have completed for Martha Horn the database of conservation restrictions held by the Conservation Commission.

b) The NC link to the Private Landowner Network.org is dead; Dan Brody will be asked to update it.

Beth: The Mayor's Sustainable Newton Committee, on which she participates as a Conservator, is working on Newton North High School. Eric added that Linda Walden is asking NC to participate in the High Performance Building Coalition – this interest seems to overlap with the other committee.

Bill Stone: Asked what his interest is, he spoke of the Crestwood/Valentine Street are, where two parcels that are part of the Ozawa land above the Claflin School have a fine vista; there was agreement that this is not a good candidate for CPA funds, rather the neighbors might combine to keep it open. Also the Keith family is interested in a CR on its nearby Estabrook woods.

Minutes: the minutes of the July meeting were approved.

Adjournment: at 10:00 PM.

Respectfully submitted,
AnnaMaria Abernathy, secretary

Newton Conservators, Inc.
Minutes of the Board Meeting
September 29, 2004, 7:30 PM
Newton City Hall, Room 202

Present Eric Reenstierna (presiding), AnnaMaria Abernathy, Margaret Albright, Jim Broderick, Dan Brody, Larry Burdick, Bonnie Carter, Carol Lee Corbett, Cris Criscitiello, Henry Finch, Bill Hagar, Duane Hillis, Frank Howard, Katherine Howard, Ted Kuklinski, Anne Pearson, Beth Schroeder.

Also present: Mike Clarke and Bill Stone.

Eric opened the meeting by welcoming Mike Clarke, back from his sabbatical, and Bill Stone.

Land Stewardship Report: Larry and Anne have entered the names of the conservation restrictions into the data bank, and need to fill in some information. He explained that the classic c.r. is approved by the state, and is perpetual. Restrictions contained in a board order are good for 30 years, but the holder can renew them; this requires the holder to be aware of the expiration date. He noted that some board orders required that an organization be formed to manage the cr, but that a number of these do not exist.

Land Selection Criteria: Larry asked that these be discussed at the next board meeting, and he solicits comments from board members. Mentioned at this time:

- Jim: the various criteria need to be weighted - Westchester County, NY's are a good e.g.
- Jim and Anne will monitor the crs
- Duane suggested enlisting school clubs to help with annual monitoring
- Jim sees the ideal is to have "Friends of..." groups associated with each property as monitors.

NewTV - Duane: the Angino Farm taping is done, and is being editing by Sherry Moore at NewTV. Cold Spring Park is in the pipeline, with help from Dan Perlman. Duane and Ted showed portions of the Angino Farm tape.

Members' reports (going around the room):

Bill Stone has spoken about the **Ozawa property on Crestwood Street** (2 pieces of land) to Dr. EliaLipton, a neighbor. Mr. Ozawa hasn't lived there for about 2 years, and a Jeffrey Liebert inquired 6 months ago about buying the property to build a house.

Jim Broderick - re Angino Farm - has spoken with Ginny Altman about organizing a 501c3 group to receive tax-free contributions for the Angino Farm. Eric wondered whether, until the 501c3 is incorporated, we can hold donations for the farm, but not the shares.. Jim pointed out that we can open a bank acct. for the shares, which are not tax deductible and don't need 501c3. Jon also requests a statement to the donors that donations would be refunded if the farm fails. Everyone agreed that we need legal advice about the contributions, while the shares can be accepted with a separate bank account.

Beth Schroeder - re Sustainable Newton Committee - would like a supporting letter for a sustainable high performance building for Newton North High School. A MOTION to ask Eric to write such a letter was SECONDED and UNANIMOUSLY APPROVED. Beth recommended we see the Mass. Audubon Urban Sanctuary - Boston Nature Center in Mattapan as a fine sustainable building.

Ted Kuklinski:

- asked for information for his **Newton Nature Notes**

- The videotape of **Carole Smith Berney's slide lecture** of Sept.22; it will be on NewTV.
- **Grants:** the Mass. Environmental Trust has a fund that we might tap.
- **Forte/Dolan Pond project** is moving slowly. The rear lot subdivision requires a special permit We should lobby to get 2 additional votes – Ken Parker and George Mansfield should be swayed.
- **MacDonald property, 56 Farwell Street** (next to the new Blue Heron bridge): Only Brooks Engineering submitted an estimate for a land study of the property, for \$1500. This disbursement is potentially CPC reimbursable. After brief discussion, Duane MOVED that we make the commitment to spend \$1500 and that Ted negotiate with the MacDonald nephew about sharing the cost. The motion was SECONDED and unanimously approved.
- **Paul Shoemaker** has offered to help create a **new NC logo**. Ted will consult further with him.

Margaret Albright - re Albemarle Park: Judy Kokesh (the planner) and the committee have met and taken various walks through the park. Judy will also be doing walk-throughs with Newton Schools P.E. teachers who use the space and with Carol Schein and Fran Towle from Parks & Rec. Judy will be making a real plan, e.g. possibly a new footbridge over the brook from a historic bridge now in storage. The group is preparing a controlled community meeting. Carol spoke of the need to coordinate the work of this group and the CDBG group for West Newton.

Mike Clarke – the Parks & Rec. Commission are beginning to develop plans for entrances at Auburndale and (?fill in when Mike gets back.)

Bill Hagar – re grants: the committee is writing to key personnel in the Ed. Dept. to distribute the grants request sheets in the schools. They are waiting to hear from the Environmental Science Program.

Jim Broderick -Ordway Park fund raising: he will work on this with Margaret Albright. ...donor of \$500 to Ordway through Vanguard.

Dan Brody: will update the **NC Website** in the coming week.

Cris Criscitiello - re Kessler Woods: The conservation commission had requested modifications on the houselots because of wetlands, and has now approved the subdivision. The plans for the condominiums were rejected by the Planning Board. The path below the cliff is in limbo.

-re Library and Newsletters: the Library authorities are turning down newsletters for the tables; suggestions of other sites included the Jackson Homestead, Senior Center, Whole Foods.

-re NewTV programs: five have been set up, one more is needed. possibly Kessler and the aqueducts, parts of the Charles River pathway.

Walks Schedule: because the schedule was not included in the newsletter as stated therein, the majority voted in favor of sending it out by bulk permit

Henry Finch is working on the **signs project**.

Duane Hillis – **The Angino Farm proposal** is moving through the aldermanic committees slowly; which he sees endangering the entire project. Some aldermen don't want the open space restriction to be in perpetuity because of their interest in housing. Duane sees a need to lobby aldermen to get the proposal out of the ad hoc committee.

Minutes: the minutes of the August meeting were approved as submitted.

Adjournment: at 9:50 PM.

Respectfully submitted,
AnnaMaria Abernathy, secretary

Newton Conservators, Inc.
Minutes of the Board Meeting
October 20, 2004
Newton City Hall Cafeteria

Present Eric Reenstierna (presiding), AnnaMaria Abernathy, Jim Broderick, Dan Brody, Larry Burdick, Mike Clarke, Carol Lee Corbett, Modestino Criscitiello, Dan Dickson, Henry Finch, Dan Green, William Hagar, Katherine Howard, Ted Kuklinski, Anne Pearson, Beth Schroeder, Bill Stone.

New Board Members: Eric announced that Mike Clarke is back and rejoining the board, and that Bill Stone has joined.

Treasurer's Report: Katherine distributed the third quarter financial report, explaining the change in format: (1) on the income statement, special projects and investment income are separated from regular operating activities; and (2) on the balance sheet, restricted and unrestricted balances are shown in columns..

She noted the following:

- that the unrestricted fund assets have declined by \$7000 primarily due to Angino expenses (for which we expect CPC reimbursement eventually).;
- that we are now owners of the 60 Prospect Street land fronting on Dexter Road, which we acquired in payment of \$1.00, and which has a permanent conservation restriction (copy of the deed attached to the file copy of these minutes). We have not yet received the \$5000 for maintenance of the land; Eric will contact Carolyn Fine Friedman about it.
- that we currently own the Forte property – i.e., we are holding the \$1.1M mortgage as a liability until it is sold. Ted has the deed.

In this connection, the board voted to express their appreciation to Bill Shaevel for his work to achieve this transaction, and for the thick “phone book” of all the documents. He also contributed the copying cost for the three copies.

The board agreed that at the next meeting we will check our Angino-related expenses vs.the amounts authorized.

Minutes of the September meeting: were approved, with correction that Beth was not the one who recommended viewing the Mass Audubon Nature Center; a “sustainable” building.

Proposed Acquisitions

•**Wilmerding:** Eric said this matter is coming to a close: the City owns the land, the Conservators hold the conservation restriction.

Dan Green explained: the Wilmerdings retain the right for 30 years to cut some tree limbs, and they may change the lot line to retain a 2nd buildable lot. The City got an extra acre adjacent to the Cohen Conservation Area. The City paid \$235,00 CPC funding, and Wilmerdings get a tax deduction for the difference between this and the appraised value.

•**Awtrey:** Mr. Awtrey wants to protect half of a wooded acre at the end of Sargent Street; it is a \$2M lot.

•**Seasholes:** no action since they attended our discussion of 60 Prospect Street.

Eric raised the question of how to handle these gift offers, to be discussed at a future meeting..

Brochure: Pat Robertson has it ready; how many copies we should print was discussed; 1000 costs \$504. Price for larger quantities, and cost of reprinting were to be learned. Doug asked whether the membership committee have a mailing plan. Suggestions of where to have displays included City Hall, Jackson Homestead. The library accepts only announcements of specific events now. We need to find other loci.

Angino Farm: (Eric) **We need to lobby for the Angino Farm CPA funding.** The aldermen are taking this issue up in two committees; First, the CCP committee of the board will take it up next Tuesday, Oct. 26. At 7 PM, the Conservators are inviting all the aldermen to see our video on the Angino Farm in one of the meeting rooms on the second floor of City Hall; there we are providing sandwiches before the meeting, which begins at 7:30. AnnaMaria was to email all board members requesting them to lobby their aldermen. If the Finance Committee takes up the issue on Nov. 8, it may go to the full board on Dec. 20.

We held an open house at the farm today, to which 4 aldermen and the mayor came. Carol noted that the TV program is excellent, a tribute to Ted, Cris, Duane, and Frank. Ted suggested telling our friends about the program and asking them to tell their aldermen.

Land stewardship – land acquisition criteria: Larry distributed a new version of the criteria, to be emailed to all board members. All members are asked to read the document and send comments to Larry two days before the next meeting.

Other business: Jim commended to our attention planting at the Winchester Street entrance to Nahanton Park, all native plants on design contributed by Beth Schroeder. Praise for Beth was unanimous.

Adjournment: at 8:14 PM, to let us get home before the Red Sox/Yankees game.

Respectfully submitted,
AnnaMaria Abernathy, secretary

Newton Conservators, Inc.
Minutes of the Board Meeting
November 17, 2004
Newton City Hall Cafeteria

Present Eric Reenstierna (presiding), Margaret Albright, Jim Broderick, Larry Burdick, Bonnie Carter, Carol Lee Corbett, Modestino Criscitiello, Doug Dickson, Henry Finch, William Hagar, Frank Howard, Katherine Howard, Peter Kastner, Ted Kuklinski, Beth Schroeder

Land Stewardship – land acquisition criteria: Larry reported that following the Oct. meeting his latest draft had been reviewed by many members of the Board with favorable response. He advised that we regard these criteria as guidelines rather than fixed rules. They were accepted by unanimous vote of the Board and will be posted on the N.C. website.

Further Discussion of Proposed Acquisitions: -

***Awtrey** Photos & maps of the lot offered as a donation to the N.C. were circulated by Eric who pressed the need for an early response. Its pleasant terrain and its function as a watershed draining into the nearby Hyde Brook were offered as criteria favoring CPC acceptance, although absence of public access and benefit limited chiefly to immediate neighbors were concerns raised by members of the Board. Acceptance of ownership by the N.C. would entail some early expenses such as legal fees for obtaining a Cons. Res., costs of surveying and posting markers & signs, as well as long-term obligations for liability insurance, tree removal, and periodic clean-up. Eric raised the prospect that adjacent property owners might be persuaded sometime in the future to offer donations of contiguous land for expansion of this into a “Green Neighborhood”, enhancing the beauty of local area even if it were not to become a public park.

Margaret made a motion that Eric reply to Mr. Awtrey with our intent to accept his gift of property with three provisions: 1). Public access be guaranteed 2) an additional gift of money be provided for immediate and long- term costs, and 3) neighbors be asked about their willingness down the line to offer additional land in order to expand the area of conservation. This motion was passed unanimously.

Doug added that the Board might consider developing a separate endowment (Stewardship Fund) for property management if the Conservators continue to accept ownership of gifts of this type.

***Seasholes:** Fran and Brad Seasholes at 163 Cypress Street have previously mentioned the possibility of donating part of their lot for conservation. This also has the potential to serve as a nucleus of further expansion by gifts from adjacent land owners. Eric recommended referring this proposal for further study by the Land Acquisition Committee.

Avery Woods at Day Jr. High : Margaret outlined concerns expressed at the recent Community Meeting on Albemarle Park over the continuing illegal use of land in the Avery Woods as a parking area for teachers and students at the school and as a pedestrian walkway. She reviewed the history of its acquisition and its eventual transfer of ownership to the Parks and Recreation Dept. There is pressure from teachers and administrators to change rules so as to make such parking legal, an action which would undo the intent of Mrs. Avery who gave the wooded area anticipating that it be used both as open space and as a sanctuary for birds. It is the Board’s recommendation that letters be written by Peter and Eric to Fran Towle in the Parks and Rec. Dept with Conservators’ support of her wish to preserve Avery Woods and to postpone consideration of any rule change until a comprehensive plan has been developed for the area as a whole.

Hiring Professional Advice: Larry urged the Conservators to hire professional advice in areas of accounting and legal work. We have been depending on the pro bono help supplied by Bill Shaevel and other generous people. He requested that our future budgets include monies to obtain professional help as we enter into more complex agreements and expenditures in the wake of the current Board's energetic actions in acquiring open land. There was general agreement with his recommendation.

The Conservators' Brochure: -The Board approved Eric's request for a printing of 2000 copies of our proposed new brochure. The logo will be "spruced up" but otherwise unchanged.

Minutes of the October Meeting: were approved without emendation.

Other Business: -

* Peter will send out Membership Renewal letters by first class mail in two weeks. Suggestions for Gift Memberships and for purchase of the Trail Guide will be included.

*Bill reported that his Grants Committee is currently dealing with applications from students in the Environmental Science Program, with a \$200 grant being requested by a BC student who plans to study vernal pools in the Newton area.

*Ted reported that Marcia Johnson has requested that the Conservators support her and the Programs and Services Committee in efforts to form a Task Force to study the possibility of having off-leash areas for dogs in Newton. Such a task force would have representatives from Conservation, Parks & Recreation, Schools, Aldermen, and citizen groups from each ward (with a diversity of opinions on the topic). The Board saw no objection to a letter of support.

*Larry reported on his attendance at the recent Land Trust Alliance Rally and advised us of the activities the Putnam Conservation Institute (A Program of the Trustees of Reservations) which is scheduling a Mass. Land Trust Conference on March 19, 2005 (see him for details).

*Jim reported that on October 27, 2004 Ruth Seidel Muther, age 89, a long time resident at 133 Gibbs St. in Newton Centre died. Mrs. Muther was a friend and painting student of Priscilla Ordway, and had kept a portrait of her son done by Miss Ordway. The Muther family has made contributions to the Ordway Park Fund and specified that " in lieu of flowers, donations may be made to the Newton Conservators, the Ordway Park Fund, PO Box 590011, Newton Centre, MA 02459." Many of Mrs. Muther's co-workers and friends have responded, and the Newton Conservators want to express their thanks to the donors and to the family.

*Beth reported that, as a member of the Sustainable Newton Committee and the High Performance Building Committee, she toured the Capuano School in Somerville designed by HMFH Architects of Cambridge. The tour gave the committee members a chance to see high performance architectural design in action. Members were interested in seeing which features could be used in the redesign of Newton North High School and other city buildings.

*Carol urged that N.C. thanks be offered to the Unitarian Society for use of one of their rooms for Newsletter mailing.

*Cris made note of N.C. member Pat Goldman's major help in writing a scenario for the NewTV Environmental Programs.

*Eric indicated that a hard copy of the Wilmerding settlement is still awaited. He also warned that a request for CPA funds may be required for the Conservators to fulfill obligations to monitor any Conservation Restrictions procured in our name. Board meetings in 2005 will fall on the **third** Wednesday of each month : -- Jan19, Feb 16, March 16, April 20, May 18 and June 15

The meeting was closed with a general commendation of Eric's "Guest Commentary" op-ed article in today's "Tab" entitled, "Unintended Consequences" submitted in support of the City's purchase of the Angino Farm.

Respectfully submitted,
Modestino Criscitiello, secretary pro tem.

Newton Conservators, Inc.
Minutes of the Board Meeting
December 15, 2004
Newton City Hall Room 202

Present Eric Reenstierna (presiding), AnnaMaria Abernathy, Jim Broderick, Dan Brody, Larry Burdick, Bonnie Carter, Carol Lee Corbett, Modestino Criscitiello, Henry Finch, Dan Green, William Hagar, Frank Howard, Katherine Howard, Peter Kastner, Ted Kuklinski, Ann Pearson, Beth Schroeder, Bill Stone.

Angino Farm:

- The meeting opened with general acclamation for the Board of Aldermen's approval of the acquisition.
- Eric noted that Jon Regosin may not be able to remain a board member if he is on the farm committee.
- Larry asked about a City fund to receive Angino donations; the farm group is concerned about their function. He will contact Jon and Jennifer Goldson in Planning regarding the email sent by Comptroller David Wilkinson soliciting donations – this may have been premature.
- Eric reported that several aldermen, Planning Director Kruse, and he had met earlier in the day regarding the purchase closing date on March 1 – State approval of the CR is needed in time. No one is clearly in charge, so the Farm Group can take leadership.
- The Farm Group can write the RFP for operating the farm, to which it will respond.
- Ted thanked everyone for the team effort to acquire the farm. Board members singled out those who were most instrumental.

Committee Reports: -

Annual Meeting (Carol): Carol is seeking a new caterer
Eric made a suggestion for Environmentalist of the year
Suggestions for speaker were Nancy Seasholes, author of *Filling in Boston*; Diana Muir, author of *Reflections on Bulloughs Pond*; and William Collina.
The suggested date is Wednesday, June 1.

Archives (Carol): A suggestion has been made to put the archives on disk; disadvantages to this were voiced. Eric suggests paying rent to the Angino Farm for storage space.

Audit (Larry): an accountant has volunteered to help Katherine with the filings. [see Treasurer's report below]

Grants: (Bill Hagar)

- 1) a request for \$250 to two students from BC to study aquatic invertebrates in man-made and natural vernal pools; A MOTION to approve was made, seconded, and unanimously approved.
- 2) A donation was received specifically for the Environmental Science Program; this amount will be added to the normal donation.

Land Acquisition: Eric initiated much discussion about gifts.

Dan Green reported on the Wilmerding gift. Dan contends that the boundary of the donation was shifted to permit Wilmerdings to retain an extra lot. In this case, the City received the restriction and passed it on to us. Therefore we are not responsible for the truth of the appraisal.

Larry noted that we may need title insurance, and Eric stressed the need to be careful about the validity of gifts. He will call a meeting of the land acquisition committee

Land Management: Jon is chair of this committee but has little time; Beth and Cris may need to co-chair the committee.

Carol Fine Freedman's check for \$5000 maintenance fund has been received.

Newsletter: Board members congratulated on the excellence of the recent issue. The probable deadline for the next issue is probably end of January/beginning of February.

Web site (Dan Brody): no report, the site is up to date, has new photos. Peter suggested a letter to the TAB to publicize the site.

Cable TV (Cris): The first Cold Spring video is showing 5x/week. The second one is on how a naturalist sees it. Ted said that much of the Dolan Pond video is already photographed. The Charles River is scheduled for June.

Walks Booklet: Newtonville Books store regularly has been asking for 40 copies at a time. New England Mobile is less active.

Other business:

Harvest Fair: We need a volunteer for next year.

By-law review: Larry will send a new text.

Liaisons: Bonnie reported on the LWVN's statement supporting the ordinance that would permit the Conservation Commission to levy fines on violators of wetlands regulations. The board agreed that we would send a letter joining in support.

Aqueduct Paths (Henry): Mike Clarke has spoken with someone at MWRA about the status of the rights of way.

Arno Heyn, Helen Heyn's husband, died on December 5.

Carol distributed copies of a Backyard Conservation booklet from the USDA.

Treasurer's Report:

- Katherine brought the Biozone Map of Newton and environs.
- She requested members to give her any information needed for the year-end report. Webster park is still on our books, complicating our filing. Accountant Therese Houck of Alkan & Levine has volunteered to help with the filing.

Approval of Minutes:

The excellent minutes by Cris Criscitiello were unanimously approved, with many thanks.

Adjournment: at 9:05 PM

Respectfully submitted,

AnnaMaria Abernathy, secretary

Newton Conservators, Inc.
Minutes of the Board Meeting
January 19, 2005
Newton City Hall War Memorial

Present Eric Reenstierna (presiding) ,AnnaMaria Abernathy, Margaret Albright, Dan Brody, Mike Clarke, Carol Lee Corbett, Dan Green, Duane Hillis, Ted Kuklinski, Anne Pearson, Jon Regosin, Beth Schroeder, Bill Stone.

Also present was Betsy Harper.

Annual Meeting (Carol):

- The meeting will be on Wednesday, June 1, at Post 440; Ald. Salvucci obtained a favorable rate for us..
- “Maria’s Caterer” will provide a buffet dinner. The board agreed to forego the strawberry shortcake, and to leave the choice of menu to the committee.
- Suggestions for speaker led to the decision to invite Roger Swain as first choice, and Dan Driscoll as alternative. William Collina will be considered for the speaker series.

Carol’s suggestion for the Maynard Award was adopted and the Environmentalist of the Year was chosen.

Carol asked for volunteers to furnish flowers for the tables; suggestion was pots of geraniums that the volunteer intended to plant in his/her garden.

Angino Farm: Eric explained that the closing is being held up by the Law Department which asks that the conservation restriction must first be approved by the State. Duane has investigated, to find that the CPA does not require this; he will meet with Mike Rourke

Jon reported:

- The farm group is in process of incorporating and conferring with the aldermanic Angino subcommittee.
- It is clear that the farm won’t operate this year.
- The farm group asks the Conservators to hold contributions until its 501C3 is established.

The board decided to investigate the threshold requiring elaborate tax reporting, and to accept the funds so long as they remain below that threshold.

Betsy Harper reported that she has produced a Power Point presentation to record the Farm Group's legitimacy; it shows the possible alternative structures. She has been the Green Decade representation to the farm committee, and hopes the farm will become a demo for GD projects.

Eric quoted Doug's message on the Angino Farm. "I also think the Conservators/farm group should propose a Farm Commission structure (who should be on it, what should its powers be, what should its relationship with the farm operator be, etc.) to put onto the table for discussion."

A MOTION by Dan Green, that NC collect funds on behalf of the Newton Community Farm so long as cumulative donations remain below the threshold requiring additional tax filings, was **SECONDED** by Duane Hillis and **APPROVED** unanimously.

Land Acquisition (Duane): • The **MacDonald property**, 56 Farwell St., 2 1/2 acres on the river near the new Blue Heron Bridge. The owner is ready to move out. Brooks Engineering's fee to review potential use of the land is \$1500. We voted in November to "make the commitment to spend \$1500 and that Ted negotiate with the MacDonald nephew about sharing the cost."

•The Osawa property (Bill Stone): no further progress.

• **Aqueduct Program** (Mike Clarke): Mike is now chair of the Bicycle and Pedestrian Task Force (BPTF) and has a list of owners of aqueduct land from the Open Space Plan. The BPTF will then determine which sections of the aqueducts are most amenable for public foot travel and look for possible CRs to so that the pathways can be improved. Mike also reported that the BPTF was making recommendations for bicycle and pedestrian accommodations when Walnut St is resurfaced and was beginning to work with the Conservation Comm. on plans for a bridge over College Brook on the Charles River pathway along Wells Ave. Henry Finch is also on the Pedestrian Task Force.

• **76 Webster Park** (Ted) The Housing Authority insurance is covering the cost or repairs after a pipe burst.

(Ted also reported that the Programs & Services was voting to form a Dog Park Task Force while we were meeting.)

• **Albemarle Park & Brook** (Margaret) The Friends of Albemarle Master Planning Group is meeting regularly. Runoff from Fessenden is going directly into the river.

Carol noted that Cheesecake Brook is not getting funding from the West Newton CDBG. Margaret added that we need to get the Parks & Rec and the Conservation Commissions to take an interest in the brook problem, but no funding is available. Dan Green said that Parks & Rec will not take up Albemarle.

Conservation Restrictions records: (Anne) She and Larry will go before the Conservation Commission on Jan..27 about the CRs. The Commission is looking for our help.

Treasurer: Duane has submitted to Katherine the breakdown of the \$1911 expenses for Angino publicity and TV. A MOTION that we approve funding these expenditures to \$1911 and submit the reimbursable Angino portion (appraisals, surveying, environmental testing, etc) for funding by the CPC was SECONDED and unanimously APPROVED

Katherine also send a memo mentioning that Bruce Phillips and Susan Erikson had sent a \$1000 contribution to NC and that membership renewals “have been coming in pretty strong in response to the year-end mailing....about 200...Peter has asked Jason for an updated membership count.”

Awtrey Property: Eric showed the site plan. The plan shows a parcel of 24,018 square feet with an open space preservation and view easement and a 5’-wide access easement to the parcel from Sargent Park. The plan shows rebars (markers) set at the corners. Apparently, the Awtreys’ plan is to grant the easement to the Conservators, together with the right of way. We need to review the language of the easements and view the right of way in the field.

Approval of Minutes:

The minutes of the December meeting were unanimously approved.

Adjournment: at 9:40 PM

Respectfully submitted,

AnnaMaria Abernathy, secretary

Newton Conservators, Inc.
Minutes of the Board Meeting
February 16, 2005
Newton City Hall Room 202

Present Eric Reenstierna (presiding) ,AnnaMaria Abernathy, Jim Broderick, Dan Brody, Mike Clarke, Carol Lee Corbett, Cris Criscitiello, Henry Finch, Dan Green, Bill Hagar, Duane Hillis, Katherine Howard, Ted Kuklinski, Anne Pearson, Beth Schroeder.

Also present was Alderman Victoria Danberg..

By-law revisions:

Eric read Larry Burdick's message about the steps needed to amend our by-laws, as well as to hold the annual meeting on June 1 instead of in May (appended to the file copy of these minutes.) A MOTION to hold the dinner on June 1 was SECONDED and APPROVED unanimously.

Audit Committee: Larry has indicated he will serve again on the committee. Other members will be Mike Clarke and – if he agrees - Jason Glasgow.

Directors' Reports

Ted Kuklinski:

- **Webster Park:** The Housing Authority insurance has paid for the repairs following the burst pipe at the Forte property.
- **Letters to the TAB:** Ted thanked Dan Brody and Eric for their recent letters publicizing the NC web site and defending acquisition of the Kessler land.

Duane Hillis: Land Acquisition: MacDonald property, 56 Farwell St.: No response from the owners; Margaret Albright's husband, Robert Krauss, has looked and reports that the property has very limited potential for development.

Cris Criscitiello: Cable TV: The third program, "Cold Spring II," a naturalist's view, is currently showing. The board expressed its enthusiastic admiration for the series and our members' work on it.

Duane suggested a program, ideally in August, telling the story of the Kessler acquisition, relating the difficulties and ingenuity involved.

Anne Pearson: Conservation Restrictions Records: the Conservation Commission meeting at which she and Larry present their recommendations on how to monitor the restrictions has to be rescheduled.

Jim Broderick: Ordway Park:

- An Ordway Park Neighborhood Association is being formed.
- The first bids for planting along Grant Avenue are coming in higher than the expected \$2000; he hopes to get them lowered. Also, he proposes to ask for donations for specific plants; i.e., to a Planting Fund, in contrast to the Ordway Endowment Fund.
- Endowment fund matching grant: we have received \$9450 of the \$10,000, and Katherine expects the goal to be met by June. Peter will add a pitch for this in his upcoming letter to “lapsed” members.

At the donors’ request, we have not acknowledged the gift, but now acknowledgment seems appropriate, whether at the annual meeting or at a gathering at Ordway Park. Eric suggested we do both, if the donors are willing.

Mike Clarke: Aqueduct paths: he would like a conversation about making handicap- and bicycle-accessible the Cochituate Aqueduct from Cold Spring to the dead end in Waban. Henry responded that we need markers to show the accessibility, not development. The need to learn locations of easements was discussed, and the need for a lawyer’s help (Jenny Outman may be willing.) It was suggested easements from property owners at Four Corners could be acquired with CPA funding. **For the next board meeting Mike Clarke and Henry hope to have more research done on the easements for the privately held properties along the Cochituate aqueduct from Newton Centre west.**

Katherine: Treasurer: A number of forms need to be filed:

- MA Form 3ABC to be filed March 1 with the Assessing Dept., will list our real estate holdings; she will consult Larry on this.
- MA Form PC and IRS 990 – she will get an extension to August, in order to review with Theresa Houk, who will have time for this in May.

Katherine also reviewed the Income Statement for 2004 and our Balance Sheet (attached to the file copy of these minutes.) Dan Green observed that our assets are more than shown, as they don’t include expected reimbursements.

The board applauded Katherine for the terrific job she has done on the increasingly demanding records.

Dan Brody: Web Site: Dan suggested bringing a computer and projector to the annual meeting to show our web site. He also reported that he has begun to show on the web site the long walks through Newton. He suggests we start emulating the Wellesley trail markings. Duane said a Massachusetts fund (with Federal money) exists for this kind of project – with an imminent deadline.

Peter: Nominating Committee: Peter is working on nominations. Anne volunteered to join him and Doug Dickson, who will be asked.

Membership: he will soon send a second letter to not-paid up members.

Carol: Newsletter mailing: Bonnie is sufficiently recovered from back surgery to host the mailing party the following day; volunteers came forward to help.

Annual meeting: dinner arrangements are complete. Eric announced that Roger Swain will be the speaker; he will talk about farming.

Bill Hagar: Grants: Because of the teacher contract dispute, no proposals for grants have been received from schools.

Dan Green said that the leaders of the ESP program are doing excellent recruiting this year, and that we might get some help for Ordway from participants.

Other Business:

Duane reported on the negotiations with Clayton Environmental about their overbilling for the testing at Angino, and received several suggestions.

He also reported that at their board meeting, he thanked the NewTV board for their help, which has made our TV programs possible.

Alderman Danberg joined us at 9 PM, and we thanked her for her help on the Angino acquisition. She suggested that we might get help by listing a project for the upcoming "Newton Serves" day.

Awtrey Property: Eric announced that the 1/2 acre on Park Street with a 5' access easement will be given to us soon. The conservation restriction on the property will belong to the owner, by deed. The donor will give us \$10,000 for maintenance and insurance. (The plot serves as open space for the neighbors.) Dan Green noted that our insurance cost will rise, and that the \$10,000 may soon be gone.

Adjournment: at 9:15 PM

[Approval of minutes of January meeting will occur in March.]

Respectfully submitted,

AnnaMaria Abernathy, secretary

Newton Conservators, Inc.
Minutes of the Board Meeting
March 16, 2005
Newton City Hall Cafeteria

Present Eric Reenstierna (presiding), AnnaMaria Abernathy, Margaret Albright, Jim Broderick, Dan Brody, Mike Clarke, Carol Lee Corbett, Cris Criscitiello, Doug Dickson, Henry Finch, Bill Hagar, Katherine Howard, Peter Kastner, , Anne Pearson, Beth Schroeder.

Also present were guests David Backer and Jeffrey DeCrew from the ESP, and David E. Berkeley.

The meeting began at 7:35.

Environmental Science Program: Eric introduced David Backer, ESP Executive Director, and Jeff DeCrew, the staff director, who is a student at Olin College. Jeff described the current and new staff being trained. Backer explained that from January to June, the leaders develop the program for the year, i.e., this is “students teaching students.” He is pushing for enrolment of 30 students. Fund raising is essential, as salaries may use half the tuition income.

He is working hard on marketing the program through Newton Community Education and the Green Decade, as well as our Newsletter. He will also have a guest commentary in the TAB and run ads. In response to his request for suggestions, CRWA, NewTV, Day Middle School’s “DayTime” newspaper, organizations like ours in other communities, and Whole Foods were mentioned.

For fund raising, he mentioned the Newton City Museum’s Applied History program. Peter suggested the Newton Commonwealth Golf Course’s fellowship fund.

David hopes our board may double its support, as there are already four scholarship applications, two for full tuition.

Carol suggested ESP put on an exhibit at our annual meeting and ask for donations.

Eric mentioned that Conservators may be involved in one of the ESP projects: this year they will do a clean up on July 7; Margaret suggested Cheese Cake Brook area as the site.

For info, see ESP’s web site: www.newtonenvisci.org

Directors' Reports:

Katherine Howard: • **gifts:** **Angino Farm:** of the \$25,000 pledged by Ledgebrook, \$13,000 is in hand. Other gifts so far total \$7200.

Ordway Planting Fund: 5 gifts totaling \$385 have been received.

Jim Broderick mentioned that Walter Muther, who died on March 9,[see attached obituary] requested – as he had when his wife died - that contributions be made to the Conservators.

• **Filing:** She has done the ABC March filing to the City.

• **Land Trust Meeting: fyi:** in June in Saratoga Springs.

• **Elgin Street property:** Mr. Wilmerding has reiterated his request that we ask the CPC to reimburse \$1600 in legal fees from his lawyer for advice sought by Bill Shaevel; at the February meeting, we decided not to do this.

Now Doug suggested that this should be our decision if there were no money left for “soft costs” in the CPC grant. However, there is money, so he favors passing the request on. A MOTION that we request reimbursement of the \$1600 in addition to the \$2000 appraisal cost was SECONDED and unanimously APPROVED.

Dan Brody: web site email: Dan asked whether we would like to use an email address provided by our web site provider for messages directed to the entire board rather than relying on individuals' sometimes outdated address list or funneling all through the secretary. We agreed to accept this offer.

Doug Dickson: Newsletter: The next deadline is April 8; the diverse inputs make the Newsletter what it is. The spring walks schedule and annual meeting information belong in this issue. Dan Brody added that all the newsletters are on the web site and are searchable.

Alderman Parker came in briefly to plug the ESP program & urge our support.

Bill Hagar: Grants: the committee is getting in touch with schools, a new chore since the retirement of Maxine Rosenberg. The committee will consider doubling the grant to ESP. Heretofore our \$1,000 has been matching an EPA proposal of \$1000 to ESP. It was suggested that a student be asked to write an appreciation of the program.

Carol: Annual Meeting: Things are on track for the meeting on June 1 at Post 440. Doug suggested we make copies of our NewTV programs available at the meeting, at cost. Peter added that they should be in the schools and library. Members agreed to both suggestions.

David Berkeley expressed his support of the Conservators' work.

Peter Kastner: Nominating Committee and Membership: The nominating committee has not met. Membership: 558 names are on the list, of whom 65 are “inactive,” and 200 have not renewed since 12/04. He expects some 100 of these will renew after the next reminder letter. Between 225 and 250 are paid up. He expects our total to be about 375.

Mike Clarke: reported on the **bicycle task force.** “Mike proposed that the entire 30 acres of conservation land belonging to the City of Newton that runs along the Charles River east of Nahanton St. and south of Wells Ave. be named for Helen Heyn. The Newton Bicycle and Pedestrian Task Force has already requested that the pedestrian pathway from Nahanton St. at Nahanton Park to Brook Farm in Boston be named for her. Everyone agreed, so he and Eric will write the letter to the Conservation Commission.

Mike also suggested we name a replacement for him as **alternate on the Parks and Rec. Commission**, as he will return to Washington this summer, again for 2 years.

Margaret Albright: Albemarle Park: The designer has submitted her plan for the park, and hopes to have the final plan ready to show at our June 1 meeting. This will be a multi-phase, multi-year project for CPA funding.

Henry Finch: Aqueduct paths: He and Mike have looked at deeds at the Middlesex County Courthouse and found that a number of properties may have easements; they will get help from a friend to interpret the documents.

Jim Broderick: Ordway: bids for the native plants installation ranged widely; the lowest was from Weston Nurseries for \$2973. \$1485 is in hand, and he expects the rest. A MOTION to accept the bid was SECONDED and UNANIMOUSLY APPROVED.

Award to Rosenbergs: Joan Rosenberg is willing to accept one, if it helps publicize the park. She suggests it be in the park, and the board agreed to do this in connection with the Grant Avenue plant installation.

Beth Schroeder: Land Management: She and Cris are taking over the land management committee. They have drafted a mission statement that includes visiting the various Newton conservation sites and natural areas within the parks system on a regular basis to observe and take note of the general health of habitats within these properties. They will create a seasonal almanac of interesting plant and animal species found in the Newton open spaces and in doing so will update the information found in the John P. Richardson reports completed in 1995 for the Conservation Commission. They were to meet the Martha Horn the next day.

Margaret suggested sharing their surveys with 1st grade teachers.

Doug added that the almanac could be made available for sale.

AnnaMaria Abernathy: Minutes: The minutes of the January and February minutes were approved after the following addition to the February minutes:

for Mike Clarke, Aqueduct paths, add:

“For the next board meeting Mike Clarke and Henry hope to have more research done on the easements for the privately held properties along the Cochituate aqueduct from Newton Centre west ?”

Eric Reenstierna: Directors’ Award: asked that a directors’ award be given to Bill Shaevel. The MOTION was SECONDED and unanimously APPROVED.

Doug Dickson: Angino update: 1) The Conservation restriction is before the State, and likely to be approved shortly. Eric should ask to see it and approve it before it goes any farther. 2) Farm Commission: The aldermanic farm committee has been working on a constitution of a Farm Commission whose members will be a mix of aldermen, representatives from city commissions, neighbors, and citizens representing certain areas of expertise; the “environment and open space” appointment could be a Conservator. 3) The land needs to be rezoned. 4) The Law Department has decided to permit ownership before the CR is approved.

Adjournment: at 9:30 PM

Respectfully submitted,

AnnaMaria Abernathy, secretary

ATTACHMENT: WALTER MUTHER:

from Eaton & McKay Funeral Home web site: March 09, 2005

Walter Paul Muther, 87, a loquacious, cigar-chomping lobbyist who represented industry on Beacon Hill for 37 years, died Wed Mar 9, 2005 at epoch Senior Healthcare at Chestnut Hill. As general counsel and president of Associated Industries of Mass, he was such a figure at the State House that his organization was known simply as “Walter” to industry insiders. He was a colorful character who often brought a Great Dane named Chelsea to the office with him. “I think he even brought the dog to the State House a couple of times” said his son Paul of Toronto.

Mr. Muther was most active during what he called the “referendum era” of the 1960s and 1970s, when he led successful fights against measures for a graduated state income tax and for a flat electricity rate that would have eliminated industrial volume discounts. He love to talk, and disagree widely, whether testifying before committees or buttonholing legislators in the corridors of the State House. Whether it actually happened this way or not, one story was told so often that it came to be accepted as an example of his flamboyance: He once stood on his head at the back of a conference room to gain the attention of former Senate president Kevin Harrington, who was ignoring him.

A resident of Newton, he drove to his appointments in a 1931 Model A Ford “woodie” station wagon. After snowstorms, he sometimes pulled his children around in a toboggan with the wagon. “He was a character in the good sense of the word” said Brian R. Gilmore, executive vice president of AIM. Mr. Muther was born in Newton. After graduating from Harvard College in 1940, he was a social worker in the North End before serving in the Army during WW II. Following his military service, he graduated from Harvard Law School. He worked in the insurance industry before becoming general counsel to AIM in 1951. He was the lobbying group’s president from 1979 until retiring in 1988. Mr. Muther found working with legislators fascinating. “It is a world of constant controversy, where institutional relationships are generally inadequate to the changing tasks, personalities are stronger than abilities, and power is ever shifting-a virtual microcosm of the world today”, he wrote in his 25th anniversary report of his class at Harvard. “It is close to the mainstream of our political life, if there is such a thing, and significant achievements are most usually colored or buried in group myth”.

One accomplishment not buried in myth was the passage of the 88th Article of Amendment to the state Constitution. Championed by Mr. Muther, the amendment allows cities and towns to offer incentives for industrial development. It was approved in 1966. “It was one of the most notable things Walter achieved,” Gilmore said.

His wife of 63 years, Ruth Seidel Muther, died in Oct 2004. He is survived by his sons Paul of Toronto, Geoffrey of Newton, his daughter Catherine of San Francisco; 10 grandchildren and 6 great grandchildren.

Relatives and friends are invited to visit at the family residence of 55 years at 133 Gibbs St. Newton Centre on Sun March 13 between 1-5 PM. In lieu of flowers donations may be made to Newton Conservators Inc. Ordway Park Fund P.O. Box 590011 Newton MA 02459 or the Alzheimers Assoc. 36 Cameron St Cambridge MA 02140.

Walter Muther: from Eaton & McKay Funeral Home web site:
w.currentobituary.com/Memory.aspx?Memory_ObitdID=16897

Walter Paul Muther

March 09, 2005

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<http://www.eatonfuneralhomes.com>

Newton Conservators, Inc.
Minutes of the Board Meeting
April 20, 2005
Newton City Hall – War Memorial Hall

Present Eric Reenstierna (presiding), AnnaMaria Abernathy, , Jim Broderick, Larry Burdick, Carol Lee Corbett, Cris Criscitiello, Doug Dickson, Henry Finch, Duane Hillis, Katherine Howard, Peter Kastner, , Ted Kuklinski, Anne Pearson, Beth Schroeder, Bill Stone.cc

Also present was Betsy Harper.

The meeting began at 7:40.

Opening discussion – Conservator activity: Eric raised the question, whether we should continue at the same high level of activity henceforth, or return to somewhat less. Areas needing attention were mentioned:

- Planning for Newton Center
- The need to have observers at Land Use Committee hearings, to be aware of issues as they arise - seek new board members to do this. Duane mentioned NewTV's "junior members" program and suggested recruiting "junior Conservators" through a high school science teacher.
- Stewardship role – Doug raised this need
- Aqueduct project

Treasurer's Report: Katherine distributed the 2005-06 Budget and First Quarter report (attached to the file copy of these minutes.) She noted a loss in the "Four-in-One" Fund, and the \$1000 increase in insurance cost, to be covered by an increase in membership income. A MOTION to accept the budget was SECONDED and UNANIMOUSLY APPROVED.

Assets remained fairly stable; the temporarily restricted assets grew as we hold the Farm Group donations. Larry asked about acknowledging gifts that are "conditional". Therefore separate categories would be maintained.

The Elgin reimbursement – including payment of the Wilmerding law invoice - came after the close of the 1st quarter.

Annual Meeting: Roger Swain is on; we need to confirm whether we may tape his speech.

Carol announced a meeting on Tuesday, Apr. 26, at 9:00AM at Post 440 to pace out the layout of exhibits, etc.; Duane said the spaces will be mapped and people assigned. After the invitations are composed, Bill Hagar will word process the material, which should go

to the printer by the end of next week and be ready for mailing by May 1. Larry emphasized that the by-law material must go only to members; Jason will be asked to segregate the mailing labels.

Publicity for the meeting in newspapers: Margaret and Lucy will be asked to do it. Peter said we should get Roger Swain's press package, and Cris noted that Patty Goldman does much work for the TAB.

In addition to the regular mailing list, invitations will go to Awtreys, Carolyn Fine Friedman, Sage Jankowicz, Jenny Outman, Rosenbergs.

Meeting dates for next year: the third Wednesday of the month; no August meeting.

Awtrey gift: Eric explained that the Conservators will take fee ownership of the back piece of land, while the owners retain the conservation restriction on it and grant a 5-foot wide access easement to the lot. A \$10,000 donation for maintenance of the property will be suggested. Eric will write to the neighbors to suggest they add land to this gift.

Peter pointed out that we cannot vote to accept the gift without seeing the document. We agreed also that board members should visit the site – on Park Street, next to Sargent Park. Doug MOVED that we accept the gift with gratitude, subject to our review of the terms of the agreement. This was SECONDED and unanimously APPROVED. We will meet on May 18 to hold the definitive vote.

ESP: Carol reported that she and Bill Hagar propose to give scholarships of \$2000 (not general support). A MOTION to give \$2000 for 2 full scholarships this year – not annually – was SECONDED and unanimously APPROVED.

Directors' Reports:

Eric: Officers: our officers next year will be Bill Hagar, President, and Beth Schroeder, Vice-president..

Beth Schroeder: Land Management: Beth reported that she and Cris have begun visiting conservation properties, so far having seen Saw Mill, Kessler, and Webster. Cris added that they are recruiting others interested in participating in this work.

Cris Criscitiello: NewTV: Cris reported that the group is working on the Charles River TV program. Duane solicited members for photos of the river area – still photos can be used in the video..

Ted Kuklinski: Forte Property: is progressing on schedule.

MacDonald land: MacDonald is not yet ready to sell.

Doug Dickson: Angino Farm: On schedule, the Board of Aldermen on the preceding evening had approved the NC conservation restriction, clearing the way for the City to take ownership in May. NOT on schedule are the zoning change and the formation of a Farm Commission. Following discussion of whether we wish to argue to have a Conservator member on the Farm Commission, and to oppose the requirement for selling food onsite, the sense of the meeting was that we should write a letter requesting that one member be a Conservator, citing the reasons why (as holders of the conservation restriction). Duane then made a MOTION that we have representation at the public hearing to oppose the farm stand on site and to favor having a Conservator on the Commission. The motion was SECONDED and unanimously APPROVED.

Jim Broderick: Ordway Park: Native shrubs will be planted by Weston Nurseries on April 28. In mid-May, we will present a Directors' Award to the Rosenbergs in a ceremony at the park.

Duane Hillis: congratulated Doug on persevering with the many meetings on Angino and **Nahanton Park** problem: The DPW has created a 2-acre wasteland with snow dumping ; the area needs to be raked. Peter recalled a memo of understanding some 10 years ago which spelled out the conditions under which the land could be used. Duane wants a soil test and addition of 3,000 yards of topsoil to make the soil productive again. Also, one small building which is used by the city trucks should be put to better use.

AnnaMaria: conveyed **Bonnie's thanks to Newsletter mailing** helpers.

Minutes: The minutes of the March meeting were approved.

Other Business:

Eric said a Conservator replacement for Mike Clarke must be named to the Parks and Rec. Commission. Peter added that Andy Stern is now chairman of that commission.

Adjournment: at 9:30 PM

Respectfully submitted,

AnnaMaria Abernathy, secretary

Minutes of the Annual Meeting of the Newton Conservators
at the American Legion Post 440
295 California Street, Nonantum
June 1, 2005

President Eric Reenstierna opened the program at 8 PM, greeting the City officials who were present.

Next, Katherine Howard gave the treasurer's report, noting that the Forte Property (\$1.1 million) was still on our books, about to be transferred to Habitat for Humanity and the Newton Housing Authority.

Lawlor Burdick gave the Audit Committee report that the books are in order, and announced that arrangements are being made to have a professional auditor review our books *pro bono*.

The need to change the by-laws regarding our Certificate of Incorporation was explained. A MOTION to accept the changes was SECONDED. Forty-seven members who had not sent in their proxies voted in favor. Eighty-five members had voted in favor on the proxies. Whether this number meets the State requirement that 2/3 of members vote remained open.

President Reenstierna announced the naming of the Helen Heyn Riverway, and the fact that the closing on the purchase of the Angino Farm had just occurred.

The President's report noted

- Last year we withed for acquisition of the Angino farm and for video TV; both have been achieved.
- Seven Conservator walks and hikes were held this spring
- Membership has increased, and the organization is in good financial health.
- The Environmental Science Program continues to have our support.
- We have participated in activities with Habitat for Humanity, historic organizations, Newton Green Decade, green planning for Newton North High School.
- A committee has inventoried the City's Conservation Restrictions and aqueduct status
- Conservators have produced videos for NewTV.

His wishes for the future include faster access to CPA funds, and choice of a community group to run the Angino Farm.

Awards announced:

On June 12, the Rosenbergs will be honored at Ordway Park for their contribution to its restoration and maintenance.

Directors' Award –to Bill Shaevel for his yeoman work on the Forte property acquisition, presented by Ted Kuklinski, who said “Doing good requires a good lawyer.”

Maynard Award – to Cris Criscitiello for the environmental programs on NewTV, presented by Duane Hillis. After 50 years of teaching medicine, Cris returned to his childhood interest in birds and natural history.

Environmentalist of the Year Award to Doug Dickson, presented by Eric Reenstierna, who listed his many contributions over 10 years (see Newsletter citations). An citation from the board of aldermen was also read.

Nominating Committee Report: Peter Kastner gave the report of officers and advisors as listed in the June-July Newsletter.

Finally, the death of Roger Feinstein on March 23 was remembered.

After the business meeting concluded at 8:40, Roger Swain spoke on “The State of the Meal,” describing a new pyramid: kitchen, market place, where the food is grown, and the soil at the base.

The meeting ended at 9:30 PM

Respectfully submitted,
AnnaMaria Abernathy, Secretary