



Fall 2007

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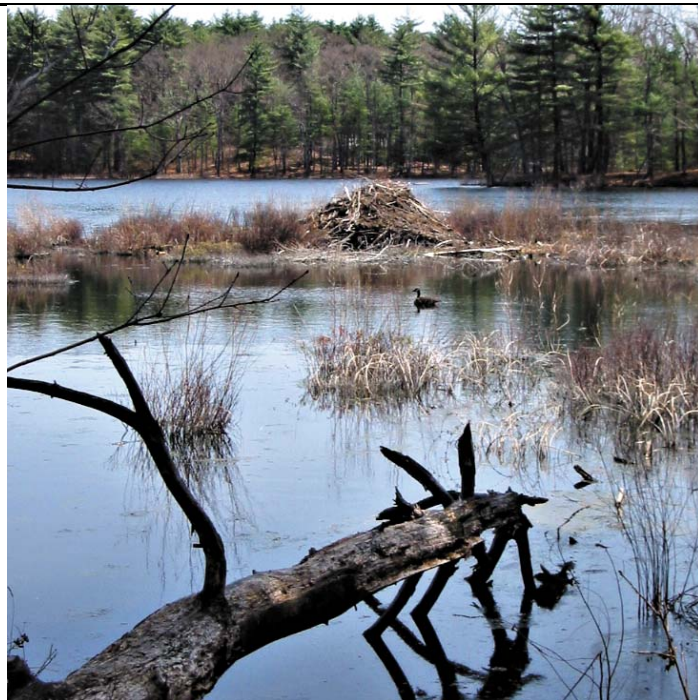
[www.avisandover.org](http://www.avisandover.org)

# AVIS Update

## Land donation expands Baker's Meadow Reservation

- Susan Stott

AVIS gratefully acknowledges the generosity of Arthur Kalogianis, a local land developer, who has donated two important parcels of land abutting the Baker's Meadow Reservation to AVIS. These parcels provide a community path between two neighborhoods at the ends of Whispering Pines Drive and Homestead Circle to be used for generations to come. The land also offers new access to the Baker's Meadow trail system and offers protection to the Baker's Meadow outlet stream, which courses through the middle of the two lots. This generous gift adds almost two acres to the 59 acre Baker's Meadow Reservation and meets AVIS' priorities of expanding existing reservations, providing more access to our lands, protecting our environment, and providing an important habitat to wildlife.



*Beaver's lodge at Baker's Meadow.*

*Photo by Peggy Kruse*

## Conservation options for private landowners

Whether forest land or other open space, would you like to ensure that your land remains as it is, for your children and for future generations?

The good news is that you can protect your land. Working with a land trust such as AVIS, there are many ways you can save land of conservation, scenic or other open space value—but only if you make plans for your land's preservation.

Why must you take action, when you simply want to keep your land as it is? Federal estate taxes are one reason. They can be as high as 55% of a property's fair market value, virtually forcing heirs to sell all or part of the land to pay the taxes. And, of course, future owners may be compelled by ever-increasing property values—or simply by a lack of appreciation for the land—to sell it for development. There are many ways to protect your land that can make good financial sense for you and your family. Here are the options:

- Land Donation
  - Can result in a substantial income tax deduction
  - Can be structured in a way that allows you to continue to live on the land
- Voluntary Conservation Agreement
  - Leaves land in private ownership
  - Can result in an income tax deduction and reduced property and estate taxes
- Bargain Sale of Land
  - Combines income-producing benefit of sale with tax-reducing benefit of donation

### Your Next Step

- Contact AVIS: PO Box 5097, Andover, MA 01810 or [info@avisandover.org](mailto:info@avisandover.org)
- Talk with your legal and financial advisors

*Excerpted from a Land Trust Alliance brochure.*



## Land management news

Volunteers from Temple Emanuel helped with much appreciated maintenance at several AVIS reservations:

- Brush clearing at the Shawsheen Reservation.
- Cleanup at the Lupine Reservation.
- Filling in a great hole at the Keck Reservation.
- Painting gates at the Keck Reservation.

An ambitious cleanup at Sunset Rock Reservation was led by Warden Jerry Witt with muscle power supplied by many neighbors and AVIS volunteers.

A small work party at the Stanley Reservation cleared many trees downed by a spring windstorm.

Deer Jump's meadow was de-vined courtesy of a group of faithful AVIS volunteers.

Many thanks to Chris Corbett for the donation of two chainsaws.

### There's more than one way to bam a post

In response to the Bammer challenge issued in the Fall 2006 Update (see [www.avisandover.org](http://www.avisandover.org), click on News; see also the Spring 2007 Update for other solutions), AVIS member Floyd Greenwood sends in the following suggestion:



Graphic by Joseph Cloutier

"I would attach temporary blocks of wood to the side of the post using deck screws. (Think, for example, of the foot rests on wooden stilts.) I would then pound on the blocks, alternating sides. When a block gets close to the ground, remove it and reattach it higher up."



Photo by Peggy Kruse

Paul McCarthy and Eleanor Storch haul branches from a huge blowdown at the Sunset Rock Reservation work party in May.

### Shawsheen riverwalk deliberations

AVIS trustee Alix Driscoll is monitoring the discussions of the land development in the vicinity of the proposed Rt. 93 interchange. The outcome of these monthly meetings, involving officials from Andover, Tewksbury and Wilmington, could affect the AVIS Sanborn Reservation to the west of Rt. 93. AVIS is working with town and local conservation groups to encourage development of a riverwalk along the Shawsheen River, of which the Sanborn Reservation could be a part. To encourage development of a riverwalk, contact Board of Selectmen or Planning Board members.

### Kiosks for AVIS reservations

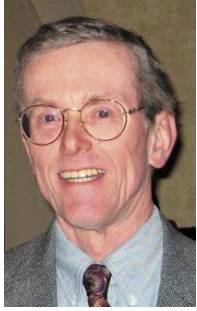
Over a year ago, John Wurts, an Andover High freshman and a member of Scout Troup 76, started planning his Eagle Scout project to build kiosks for the AVIS Skug River Reservation and the Goldsmith Woodlands. On construction day, a bright, beautiful Saturday this past May, John was up at 5:30 a.m., gearing up to supervise 22 people, mostly other scouts but also a handful of parents, while they nailed together the supports for the body and roof, stained the wood, dug holes for the posts, and finally assembled the structures. An Eagle Scout project must take a minimum of 160 people-hours; John estimated that his project used 220 people-hours.



John Wurts and the Goldsmith Woodlands kiosk. Photo by Michael Wurts

## From the president

- Fred Snell, AVIS President



As most of you know, the 2007 Andover Town Meeting approved the Community Preservation Act (CPA). However, the final hurdle is approval of the CPA by ballot at the March 2008 Town election. Town Meeting approved a surcharge of one percent on the local real estate tax after an exemption for the first \$100,000 of assessed valuation and an exemption for low and moderate income households. The state will match up to one hundred percent of the funds raised by Andover.

Since the next AVIS Update comes out after the March election, I'm taking this opportunity to explain to you why the AVIS trustees have voted to support the CPA. At least 10 percent of the CPA funds must be used for the preservation of open space. In most communities a much greater percentage has gone to open space. Not only will CPA funds enable the Andover Conservation Commission to once again acquire and protect open space

parcels, AVIS might also apply for CPA funds if it had a major land acquisition to complete.

Neighboring towns that have adopted the CPA have taken advantage of the funds generated by a fee on each transaction at the Registry of Deeds. North Andover has received more than \$5 million in state matching funds since it passed the CPA in 2002. If the CPA is passed at the Town election in March 2008, a Community Preservation Committee (CPC) will be appointed to develop criteria for the use of CPA funds and to request proposals from the community. The CPC will make recommendations to the Andover Town Meeting in 2009 and subsequent years on which proposals the Town should consider funding. Town Meeting makes the final decision on the expenditure of CPA funds.

The citizens who worked to pass the CPA at Town Meeting in April 2007 have formed the Andover CPA Coalition to work for the passage of the CPA at the March 2008 Town election. It's time for Andover to reap the benefits of this worthwhile program and earn its share of state matching funds. I urge you to vote in favor of the CPA and to encourage friends and neighbors to do the same.

## About the CPA

The Community Preservation Act allows cities and towns to create a special Community Preservation Fund by assessing a surcharge on annual real estate taxes and to appropriate monies in that fund for

- Open space
- Historic resource
- Affordable housing

Communities that impose the surcharge also receive additional monies for their special fund from a state trust fund created from fees on real estate transactions in MA.

A minimum of 10% of the annual revenues of the CPA fund must be used for each of the three core community concerns. The remaining 70% can be allocated for any combination of the allowed uses or for land for recreational use. This gives each community the opportunity to determine its priorities, plan for its future, and have the funds to make those plans happen (from [www.communitypreservation.org](http://www.communitypreservation.org)).

*The Andover Village Improvement Society (AVIS) is a non-profit land trust. Founded in 1894, AVIS is one of the oldest land trusts in the United States. AVIS' mission is to acquire and preserve Andover land in its natural state. More than 1,000 acres of land are managed by AVIS and are open to all for passive recreation.*

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Pam Eaton, Membership  
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The *AVIS Update* is a biannual publication of the Andover Village Improvement Society.  
Email comments to [update@avisandover.org](mailto:update@avisandover.org).



### Check out the AVIS website

[www.avisandover.org](http://www.avisandover.org)



- Map of Andover with location of AVIS properties
- List of reservations and trail maps
- Contact information for trustees and wardens
- Upcoming trips and work parties
- Back issues of the *Update* - with color photos
- Membership and volunteer signup forms

### Receive email notices about AVIS events

To receive email notices about late-breaking AVIS hikes & work parties, send your name and email address to [members@avisandover.org](mailto:members@avisandover.org).



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## 2006 AVIS Annual Appeal donors raise \$33,730

AVIS thanks our many donors, whose generosity helps maintain the AVIS trails and acquire new land. The 2006 Annual Appeal gifts were dedicated as follows:

- \$14,698 to the Land Acquisition Fund to acquire new parcels or expand existing reservations.
- \$5896 to the Land Stewardship Fund for reservation and trail maintenance.
- \$13,136 to be used wherever needed.



### Leadership Gifts (\$1000+)

Joan Canterbury  
Frank & Hanne Castle  
Rich Cloutier & Peggy Kruse  
Matthew Dallett & Mary Pritchard  
Lee Doherty  
David & Kate Doub  
Alix & John Driscoll  
Patricia & George Edmonds  
Andy & Tina Girdwood  
Stephen & Hilary Loring  
George MacNaughton & Deborah Warren  
John J. McArdle III & Joan C. McArdle Foundation  
John Murphy  
Michael & Judy Rich  
Marjorie & Frederick Snell  
Susan Stott  
John Wragg

### Gifts (under \$1000)

Anonymous  
David & Louise Abbot  
Anciello Family  
Joyce Andrews  
Mike Arthur  
Alexander Asch & Rhonda Fogle  
Daniel J. Bernstein  
Ruth Berthold  
Grace & Jerry Bird  
Daniel Bloom  
Eric & Judy Braude  
Mrs. Carl L. Brooks  
Virginia Cahill  
Stephen & Paula Cahow  
Carriuolo Family  
Carole & Alex Chanler  
Peter Chermayeff & Andrea Petersen  
Maureen & Billy Collins  
Jim & Sue Conway  
Charles & Margaret Crockett  
Anne M. Cussen  
Maria Cusumano & Mark Towner  
Dr. & Mrs. Arthur Daniels

Candy & Ron Dann  
David Dargie  
Tom & Betsy Davis  
Susan Feindt & Michael DeLaus  
Richard F. Dillon  
Ruth Doyle  
Brigitte R. Duborg  
John M. Dugan & Carol Baffi-Dugan  
Kevin & Patty Dykstra  
Lynn & David Eikenberry  
Richard & Shirley Eldred  
Susan & Glenn Farquhar  
Justin Fay  
Eugene & JoAnn Ferraro  
Stephen & Frances Fink  
Gary Fischer  
Cornelia Fitts  
Alan French  
William Gallant  
Sheila & Bill Galvin  
Karl & Elaine Geffken  
Annie & Bob Gilbert  
Michael Goriansky  
Robert Graham  
Martha & Chris Grant  
Ellen Guthrie & John Mankovich  
Stephen & Janet Hathaway  
Karen & Jack Herman  
Dick & Marta Hornidge  
Ted & Holly Jenkins  
Steven & Joan Jennings  
Tom & Laura Jordan  
Diana & Howard Kassler  
John & Margaret Kimball  
Darcy Kirk  
Alfred Koch  
George Kwass  
Jeffrey & Nancy LaFountain  
Larry Lafranchi  
Kenneth Lamontagne  
William D. Lane  
Kenneth C. Levis  
Julie Litzenberger

Frederic B. Lowrie, Jr.  
Mary & Scott Lundgren  
John & Louise MacMillan  
Philip & Susan Malloy  
Robert & Ellen Marcus  
Robert & Claudia Marsh  
Paul & Anne Martellucci  
Casper Martin  
Greg & Debbie Martin  
Nancy McArdle  
Patricia McGovern  
Mike McHugh  
Joe Messina & Dawn Metcalf  
Barbara & Dick Moody  
Peter & Danette Morris  
Robert Morrison  
Debbie & Bill Mounts  
R. A. Muggia  
Molly S. Mugler  
Noel & Debbie Nightingale  
Ethel A. Olsen  
Paul & Sue O'Neill  
Rod & Martha Owen  
David Palmer  
David & Rachel Penner  
Mary Ann Perry  
Elizabeth & Mc Kee Poland  
Hank Powell  
Kathleen Quill  
Elizabeth Rafferty & David Toebe  
Nancy Redding  
Reghitto Family  
Kevin & Terrie Reid  
Anthony Risitano  
Michael Roberts  
Arthur G. Robins, M.D.  
Andrew Rouse  
Hal & Aline Rubin  
Janet Francis Russell  
Odd & Molly Ryden  
Anthony & Gladys Sakowich  
Norman Scarpulla  
Peter & Shirley Schwartz  
Anne Gemmell Schwind  
Stephanie & Franklin Segall

Sipra & Hasmukh Shah  
Marcia & Larry Sharp  
Lance & Donna Shaw  
Wayne & Alyson Shaw  
Debbie Silberstein  
Dr. Curtis A. Siller  
Susan & Roger Smith  
Audrey Spencer  
Arthur Spencer & Sarah Young  
William Steffancin  
Jim & Vicky Sutton  
Valerie Swett  
William & Christine Tebbetts  
Liz Tentarelli  
Anne & Ahmadou Thiam  
Kristina Trott & Karen Courtenay  
Tim & Lucy Vaill  
Gary & Karen Van Doren  
John & Joyce Van Drie  
Geoffrey & Gloria Wager  
Sally Wallace  
Alice Webster  
John S. Wessler & Fredi Anne Hurwitz  
Dr. Wayne Wivell  
Philip Zaeder & Sylvia Thayer  
Alan & Jessica Zuchinn

### Gifts were given in honor of:

Carl L. Brooks  
Dick Canterbury  
Ted Cole  
Mary French  
Betsy Hopkins & Tom Appleton  
Marta Hornidge  
Len Litzenberger  
John McArdle  
Mark Messina  
Nat Smith  
Fred Stott  
Rebecca Taft  
John Van Drie  
Crickett  
Muffy  
All people who love nature

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# Exploring AVIS with children

- Chris Vrontas and Cathy Bruton

*The following is excerpted from an handout given to High Plain Elementary students who participated in the ELF (Environmental Learning for the Future) program.*

There is so much to see, hear and experience in Andover's own backyard and everyone is welcome. Spot a bald eagle soaring overhead. Analyze the impressive civil engineering on display in the intricate system of multi-layered beaver dams. Step back eons in time when you see a Great Blue Heron spread its wings and take flight like a lumbering pterodactyl or when you walk along an esker formed by the receding glaciers 10,000 years ago. Wonder at the wild turkeys who make their quirky step through the woods looking as if dressed for a Victorian dinner party in their puffed and shiny coat of feathers. Imagine how Native Americans could have hunted the ghostly white tailed deer in these woods, or how huge a meadow must look to a squirrel when it hears the shriek of a Red-tailed Hawk.



*Imagine how huge a meadow must look to a squirrel when it hears the shriek of a Red-tailed Hawk.*

The AVIS reservations can help you see what kind of wilderness the early settlers must have seen when they first arrived in Andover, and they can help you understand how we have changed our world since then and how nature's memory is much longer than ours.

**FINDING YOUR WAY:** Animals use memory, scent and sound to find their way through the world. People can also use a compass! Take a compass into **Rafton Reservation**, behind High Plain School, and walk the many paths. Use your compass to find the direction of different landmarks you can see along the way – the school, the soccer fields, High Plain Road, the power lines.

**WIND AND CLOUDS:** We can predict the weather by watching the direction of the wind and by looking for different types of clouds. Visit **West Parish Meadow**, and watch the clouds moving across the open sky overhead. Watch for signs of wind direction and strength by observing flags flying from flagpoles, the wind blowing across the open meadow, the wind in the trees. Blow a dandelion, or some bubbles and

see the wind strength and direction. Remember: When the wind's in the west, the weather's at its best!

Near the West Parish Meadow is **Baker's Meadow**. How did people change this environment? Can you find the concrete dam built years ago to create the watery environment that exists there now? How does this dam compare to the beaver dams?

**SOUND SYMPHONY:** Animals use sound to find prey, to protect themselves, to mate and to care for their young. Visit the **Goldsmith Woodlands** and use your ears to hear the songs of many different kinds of birds and the rustling leaves of many kinds of trees. Can you hear the frogs croaking in the mud? Why do you think they are croaking? Walk

out onto one of the points of land and try to find a grove of aspen trees by listening for their shaking leaves. Listen carefully and try to detect the sounds of humans—distant cars and probably a lawn mower in the distance! What kinds of birds do you see in the marshes? Are they the same as those in the meadows?

Explore the various paths, like Zack's Way and Journey's End. Can you find the ruins of Zack's old house? Can you find Zack's old outdoor oven? What do you think your house will look like in 100 years?



**EROSION:** Erosion shapes our world! Visit **Deer Jump Reservation** to see how glaciers moved the earth long ago, and look for signs of erosion happening today. One agent of erosion is the powerful Merrimack River pulling at the shoreline; another is the mountain bike riders scraping the woodland paths as they pass by. Which force do you think has made the most impact on the land here, nature or people? Why?

The fall is a perfect time to explore nature's memory, sights, sounds and stories. Take your time, and your friends and family, to any one of the AVIS reservations and see what each of them have to offer. AVIS maps and Trail Guides are available at the Andover Bookstore and Moor & Mountain, or check out the AVIS website at [www.avisandover.org](http://www.avisandover.org).

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For more fun AVIS activities for families, see [www.avisandover.org/explore.html](http://www.avisandover.org/explore.html).



Baby swan at Baker's Meadow Reservation. Photo by Mary Ann Alwan

## AVIS calendar

Sun, Sept 9, noon-2 pm. **Wardens Picnic.** Log Cabin at Phillips Academy, Highland Rd.

Sat, Sept 15, 3 pm. **Invasive plants hike/discussion at Shawsheen River Reservation.** Park on Abbot Bridge Dr. Led by Amy Janovsky, 978-475-8655.

Sun, Sept 23, 1:30 pm. **Deer Jump Reservation hike,** about 5 mi. along the Merrimack River. Park on Launching

Rd. Led by Fred Snell, 978-686-3647, [fred@snell.com](mailto:fred@snell.com).

Fri, Sept 28, 3-6 pm. **Edibles walk on Deer Jump Reservation.** Park on Launching Rd. Led by Russ Cohen and Rich Bizzozero, 978-688-3749, [richbizz@comcast.net](mailto:richbizz@comcast.net).

Sun, Oct 14, 1:30 pm. **West Parish Meadow, Indian Ridge, Baker's Meadow hike,** about 3 mi. Park near arch across from West Parish Church. Led by Dennis Crispo, 978-858-0394, [highpt@cliffhanger.com](mailto:highpt@cliffhanger.com).

Sun, Jan 27, 10 am. **38th annual Rafton cross-country ski/hike.** Park on High Plain Rd. at leaf composting area. Beginners welcome. No pets. Rain cancels. Led by Burt Batcheller, 978-475-3665, and David Dargie, 978-996-4475, [david@dargie.com](mailto:david@dargie.com).

Sun, Feb 10, 6 pm. **Family moonlight ski/hike** at Goldsmith for all ages and abilities. Bring a headlamp or flashlight. Park at #491 S. Main St. at Goldsmith entrance. No pets. Rain cancels. Led by Burt Batcheller, 978-475-3665, and David Dargie, 978-996-4475, [david@dargie.com](mailto:david@dargie.com).

Tue, Mar 11, 6 pm. **AVIS Annual Dinner.** Social, dinner, slideshow. All members welcome. Andover Country Club.

For **additional hikes and work parties**, check the AVIS website, [www.avisandover.org](http://www.avisandover.org), as the season progresses. For **AMC walks**, see [www.amcboston.org/andover](http://www.amcboston.org/andover).

## AVIS New Member Signup

(Current members will receive dues notice)

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Town, State, Zip: \_\_\_\_\_

Phone: \_\_\_\_\_

Email: \_\_\_\_\_

- \_\_\_\_\_ \$25 Individual Membership
- \_\_\_\_\_ \$40 Family Membership
- \_\_\_\_\_ \$10 Student and Senior Membership
- \_\_\_\_\_ \$100 Sustaining Membership
- \_\_\_\_\_ Additional Donation: \$ \_\_\_\_\_
- \_\_\_\_\_ To Land Acquisition Fund
- \_\_\_\_\_ To Land Stewardship Fund
- \_\_\_\_\_ Unrestricted

Make check payable to "AVIS" and mail to:  
AVIS, PO Box 5097, Andover, MA 01810.

Contributions and dues are tax deductible to the extent permitted by federal regulations.

*Thanks!*

### AVIS

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