

Baseline Documentation Report:
David and Mary Field Conservation Restriction

Owner: the Inhabitants of Leverett acting through its Select Board

Holder of Conservation Restriction: Rattlesnake Gutter Trust

May 28, 2011

Baseline Documentation Report: David and Mary Field Conservation Restriction

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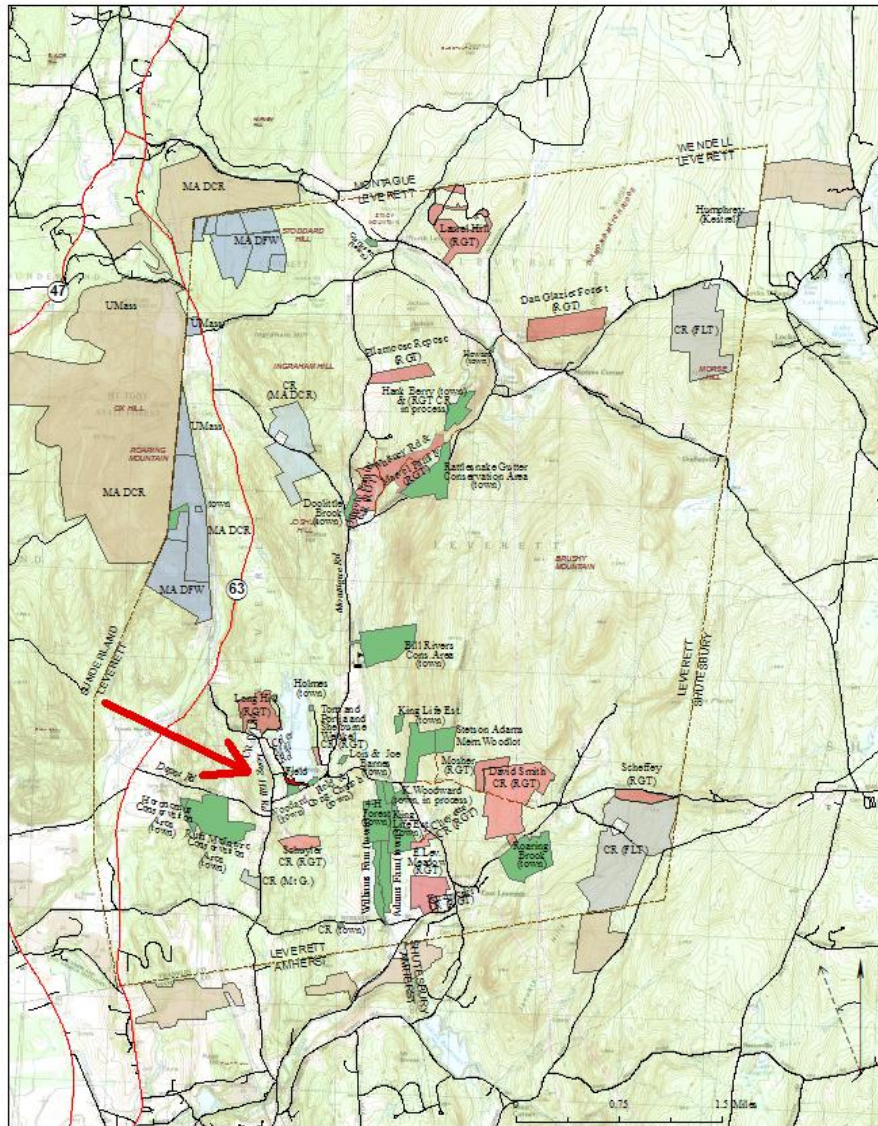
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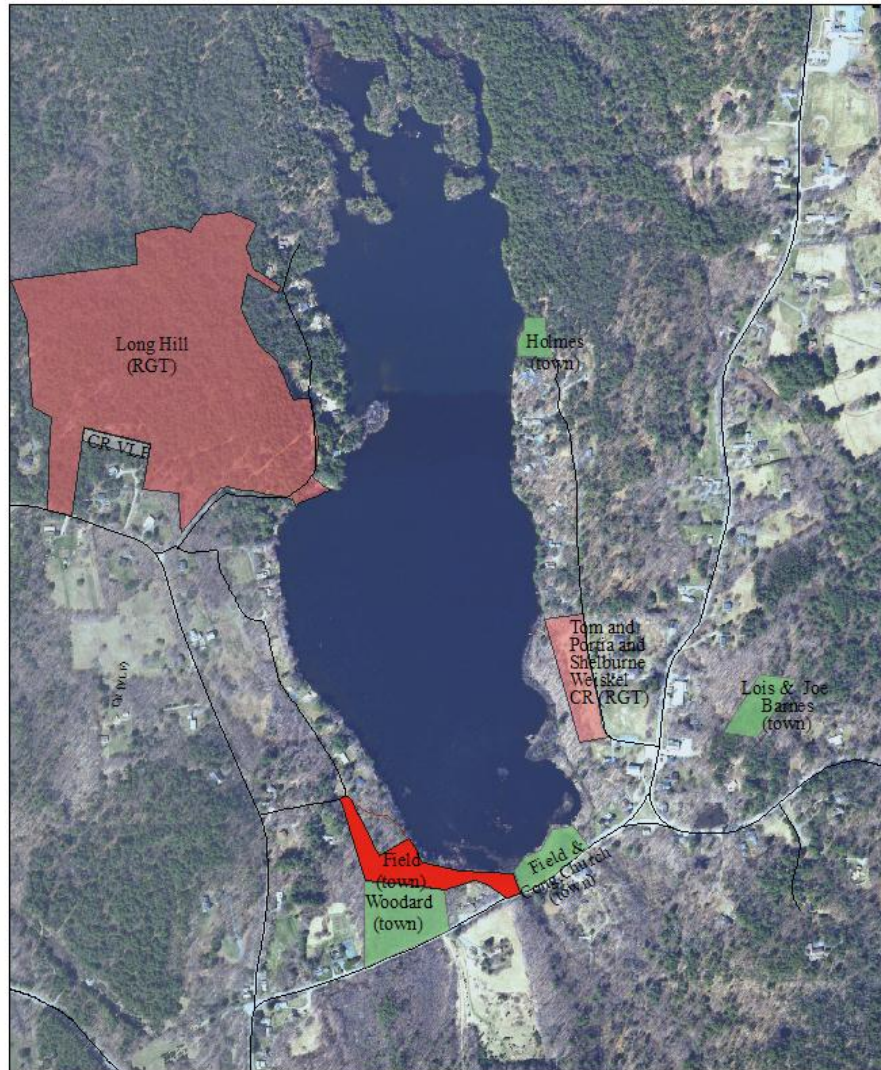
Directions to David and Mary Field Conservation Restriction



From the Leverett Town Hall, go south and immediately bear right/west on Depot Road. The CR is visible from Depot Road and there is a trail just west of the Boat Access area. (This trail goes first through land given to the town earlier by David and Mary Field.) To enter on the woods road, continue on Depot Road to the stop sign. Turn right on Long Hill Road and then a sharp, downhill right on Cider Mill Road. The property entrance is just at the corner where Cider Mill turns north/left.

David and Mary Field Conservation Restriction	
land description	
location/street address	Cider Mill Road, Leverett, MA 01054
directions to site	From the Leverett Town Hall, go south and immediately bear right/west on Depot Road. The CR is visible from Depot Road and there is a trail just to the west of the Boat Access area. (This trail goes first through land given to the town earlier by David and Mary Field.) To enter the woods road, continue on Depot Road to the stop sign. Turn right on Long Hill Road and then a sharp, downhill right on Cider Mill Road. The property entrance is just at the corner where Cider Mill turns sharply north/left.
acreage	3.87
structures	none
physical description	land along the SW corner of Leverett Pond
special habitat(s)	shoreline, wetland, drier woods at southwest section of the property
special species(s)	no survey but birds both breeding and in migration, breeding frogs, turtles, snakes
special views(s)	from Depot Road to Pond; from trail/shoreline Joshua Hill (north) and Long Hill (northwest) and, of course, pond itself.
special other	connects with town land to east (previously given by David and Mary Field) and the other CPA-funded property (Woodard)
	ground water protection. Property hosts well from two neighboring homes (see bk 3464, p 227 and bk 3647, p 83 for more information) The well on the Bernard property is no longer in use. A new well was dug nearer the house.
	surface water run off from homes and road protecting lake
	extends public trail (Friendship Trail) along southwest side of pond, connecting to Long Hill Natural Area
notes	Native American cultural sites in the area

David and Mary Field Conservation Restriction and Nearby Protected Areas

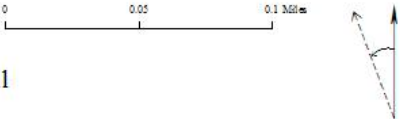


Both the Field and adjoining Woodward Properties were purchased by the town using Community Preservation Act funds
The Conservation Restriction will be held by the Rattlesnake Gutter Trust (RGT).

David and Mary Field Conservation Restriction



Note: land goes to shoreline.
W = wells for neighbors on property.
dotted line = section of the Friendship Trail



David and Mary Field Conservation Restriction

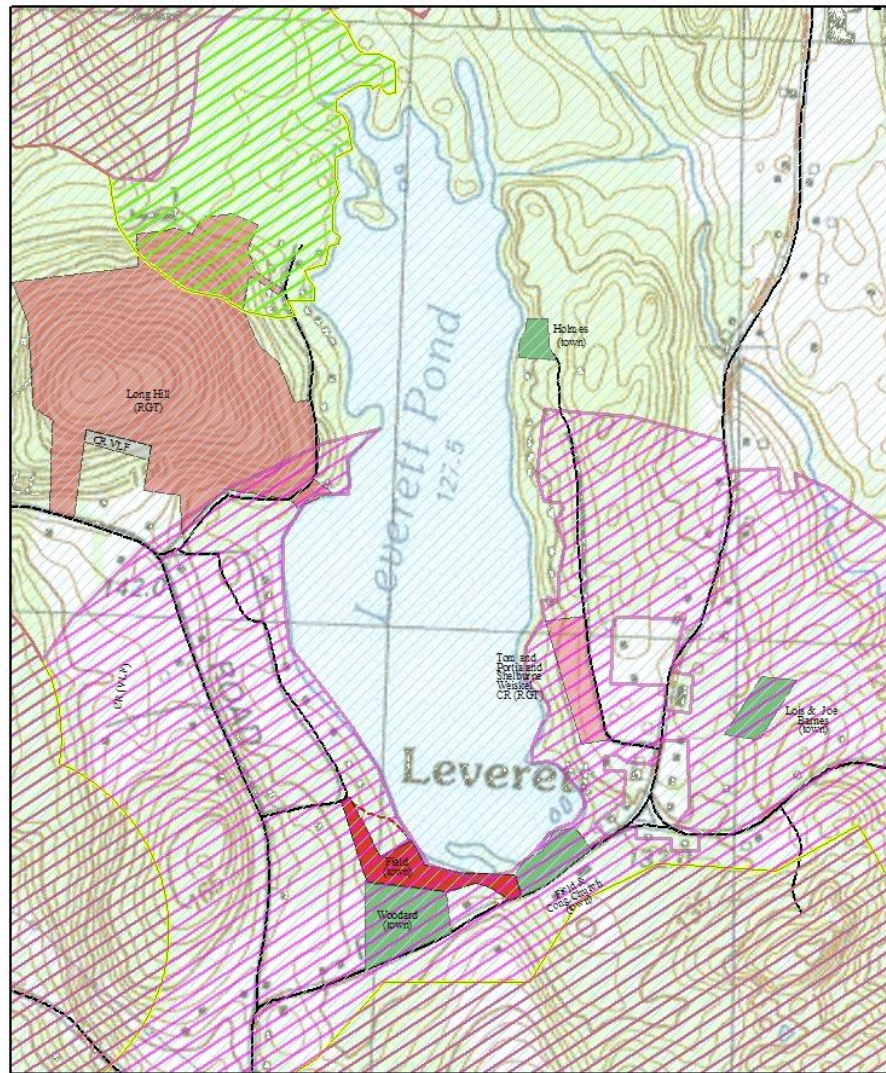





Note: Property goes to shoreline. Peninsula on topographic map is only a series of small, temporary islands, see orthophoto. Not part of the property.

W = wells for neighbors on property.

Dotted line = section of the Friendship Trail

David and Mary Field Conservation Restriction Priority Habitat and NHESP/TNC BioMap2



-  Priority Habitats of Rare Species (NHESP, 10/1/2008)
-  NHESP/TNC Biomap2: Core Habitat (Feb. 2011)
-  NHESP/TNC Biomap2: Critical Natural Landscape (Feb. 2011)

David and Mary Field Conservation Restriction History and Description

History

On April 28, 2007, the Leverett Town Meeting voted to use Community Preservation Act funding to purchase two pieces of property at the southwest corner of Leverett Pond, the shoreline area owned by David and Mary Field and the adjoining land along Depot Road owned by Philip and Catherine Woodard.

The Field family has owned land in this area for generations. David and Mary Field had received their land from his parents, Edward L. and Ruth E. Field, in 1975 (book 1420, page 321).

One of the most remarkable changes in the history of land in this area is illustrated in early maps and two old photographs. (attached). The Leverett Center insert map in H.F. Walling *Map of Franklin County*, 1858 page 35, shows a much smaller Fish Pond with wetland extending to the south (near the present Field CR). The 1883 topographic map, *USGS Northampton Quadrangle*, shows the same small pond and marsh (the pond is at the right-hand edge of the map). The dam, which was used for power by the box factory just north of the town hall (the present Leverett Crafts and Arts), was rebuilt at least three times.

Philip Woodard remembers that after the devastating 1938 hurricane, pine logs were pulled onto the ice so that they would sink in the spring to protect them from rot. Most were removed and sawn into boards on an island near the west shore about two years later. In the 1950s, the pond was bulldozed to remove the sediment and plant life that was building up. A berm of materials from that work is still visible along the shoreline of much of this property. All along the shoreline behind the berm, are a series of ditches that collect water after every rain. There is an excellent study of the pond available at Town Hall and quoted below (EPA-funded Leverett Pond Watershed Study, 2003).

Boundary

Because the Rattlesnake Gutter Trust will be monitoring this CR regularly, it is important that all boundaries are marked clearly.

1. East line

Beginning at the east corner of Cider Mill Road at the culvert, the property line follows the west line of the Hagler-Obermeier property. It then continues 220, turning and going 200 feet to the high water line.

This line that has not been painted. Until the corners of the C.A and R.E. Field property have been determined, the approximate line will only be marked with blue flags. (The Fields have given us permission to paint the line, but we hope to get boundary information from Hagler & Obermeier that will help establish the C & E Field lines.)

2. Shoreline

Once at the shore of the pond, the land continues around to the culvert that marks the western edge of the land given to the town by David and Mary Field in 1992. There was no reason to paint this line.

3. East line

The line follows the culvert up to the road. (The property to the east is also town-owned, but is not included in the Conservation Restriction.)

4. South line

The line turns, going west on Depot Road to the old road just before Olivia Bernard's driveway.

Bernard Line. For the complete story of the Bernard property line, see "Boundary Lines for Olivia Bernard Property" 7.3 in this baseline report. Briefly, the line follows the old road and then follows a barely discernable "ridge line" through shrubby area cut for the view, passes through a well to a ditch (corner). The line was walked with Olivia Bernard and was painted with red paint with the understanding that, should there be a need to determine the exact line, a survey would need to be conducted.

Woodard Line. The line continues to a iron pin at the NW corner of the Woodard Property. Because the Woodard property is also town-owned with an RGT CR, the line was only marked with blue tape.

5. West line

At the Woodard/Field/Karlin corner, the line turns following the eastern boundary of the Karlin land. The two reference points are the Woodard stake and the deed information that the Karlin well is 6 feet east of the Field/Karlin line. This line has been walked with Lisa Karlin and is painted with red paint.

6. North line

Along Cider Mill Road.

Description

The request for CPA funding of the Field and Woodard properties pointed out that these two properties would:

extend the already-protected land at the south end of Leverett Pond (given by David and Mary Field and by the Leverett Congregational Church 1992);

offer spectacular views of the pond, Long Hill, Joshua Hill, and the steeple of the church silhouetted against Brushy Mountain.

protect Leverett Pond (a Great Pond by Massachusetts law) from surface water run-off from the road and nearby households;

protect rich and diverse habitats both terrestrial and aquatic;

extend the public foot trail from the boat launch to Cider Mill Road (where walkers could continue on Cider Mill Road and Camp Road to trails on the Long Hill Natural Area);

The protection of the water (and terrestrial and aquatic life) of Leverett Pond is especially important. The property hosts two domestic wells: book 3464, p 227 and book 3647, p 83).

The 2003 Watershed study has a very helpful description of the vegetation along the southern shore of the Pond:

The shoreline in this section was entirely vegetated, with the shallow water zone occupied by emerging (herbaceous) growth (mostly by cattail, complete with singing red-winged blackbirds) and the water's edge (seasonally flooded) occupied with shrubs (mostly alder) and trees (e.g. red maple). . . . Despite the proximity of the road, the pond appeared to be well-buffered by its vegetated shoreline.

Narrative of Section 1 – Depot Road and South Shoreline, Ralph Tiner and Dillon Tiner, *Leverett Pond Watershed Survey Final Report*, 2003.

A number of ditches run through the property. Some of these carry water from the south side of Depot Road down to the pond (the main stream has been added to the boundary map). Others were ditches on the Phillip and Catherine Woodard property which was used to drain the meadow so it could be hayed.

An attached plant survey provides some basic information on the vegetation. The general wetness of the soil is demonstrated by the root shallow root systems of fallen trees. This southern end of the pond seems to bear the brunt of wind storms. Judging by the direction of the fallen trees, the worst storms seem to come down the pond from the north/northwest.

No comprehensive wildlife surveys have been done. However, birders know that it is a good place to visit both in migration and breeding season. (Barbara Alfange, *Bird Finding Guide to Western Massachusetts*, Ortiz et al, 2003, University of Massachusetts Extension, Amherst, MA, p126). It is always a stop on the Massachusetts Audubon's Bird-a-thon Leverett Team's route in mid-May for migrating warblers and waterfowl. It was also a regular stop on the Massachusetts Breeding Bird Atlas as volunteers searched for breeding waterfowl, wetland and forest-edge birds. It is unclear if the Virginia Rails that used to nest in the southeast corner of the pond are still in the area. While doing the baseline data collection, it was clear that the area near the shore hosted a variety of migrating birds (on October 5th these included White-crowned Sparrows and Yellow-rumped Warblers).

There are also stories from both naturalists and sportsmen in boats and along the shore that most of the local mammals have been seen in this area. No comprehensive survey has been done of the fish, turtles, frogs, snakes, or plants although, again, there are many stories. One University of Massachusetts research project does provide a glimpse into the life at the edge of the pond. Derek York reported (email communication, 9/24/2010):

I trapped turtles in Leverett pond this year and in 2009 as well. Trapping was primarily along the western and southern shores of the pond during May-August 2010 and during July of 2009.

Here is a list of reptile, amphibian, and fish species I encountered in and around the pond. Not all of these were caught in our traps (only the turtles and fish).

Reptiles:

Painted Turtle (*Chrysemys picta*)
Snapping Turtle (*Chelydra serpentina*)
Garter Snake

Amphibians:

Bullfrog
Green Frog
Pickerel Frog

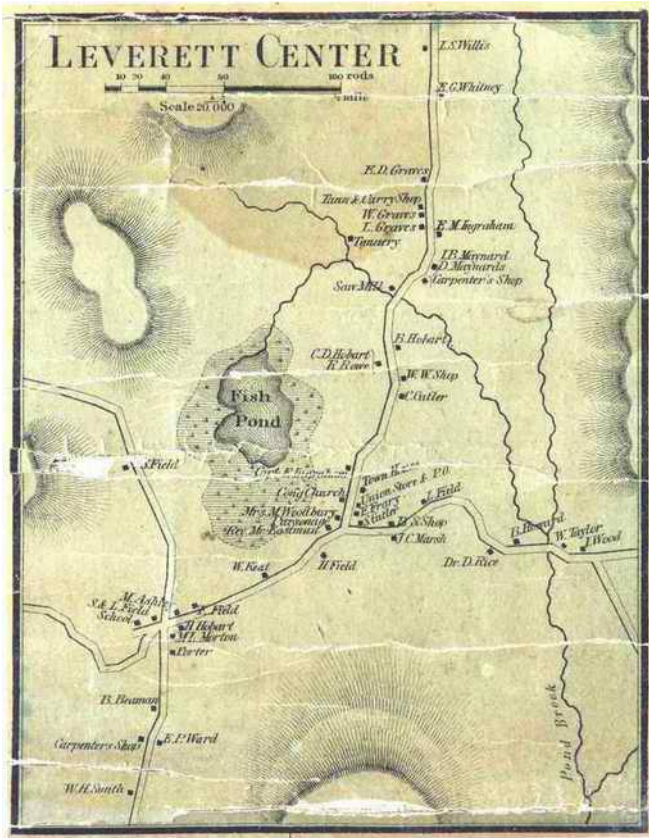
Fish:

Largemouth Bass
Brown Bullhead
Bluegill
Pumpkinseed
Chain Pickerel

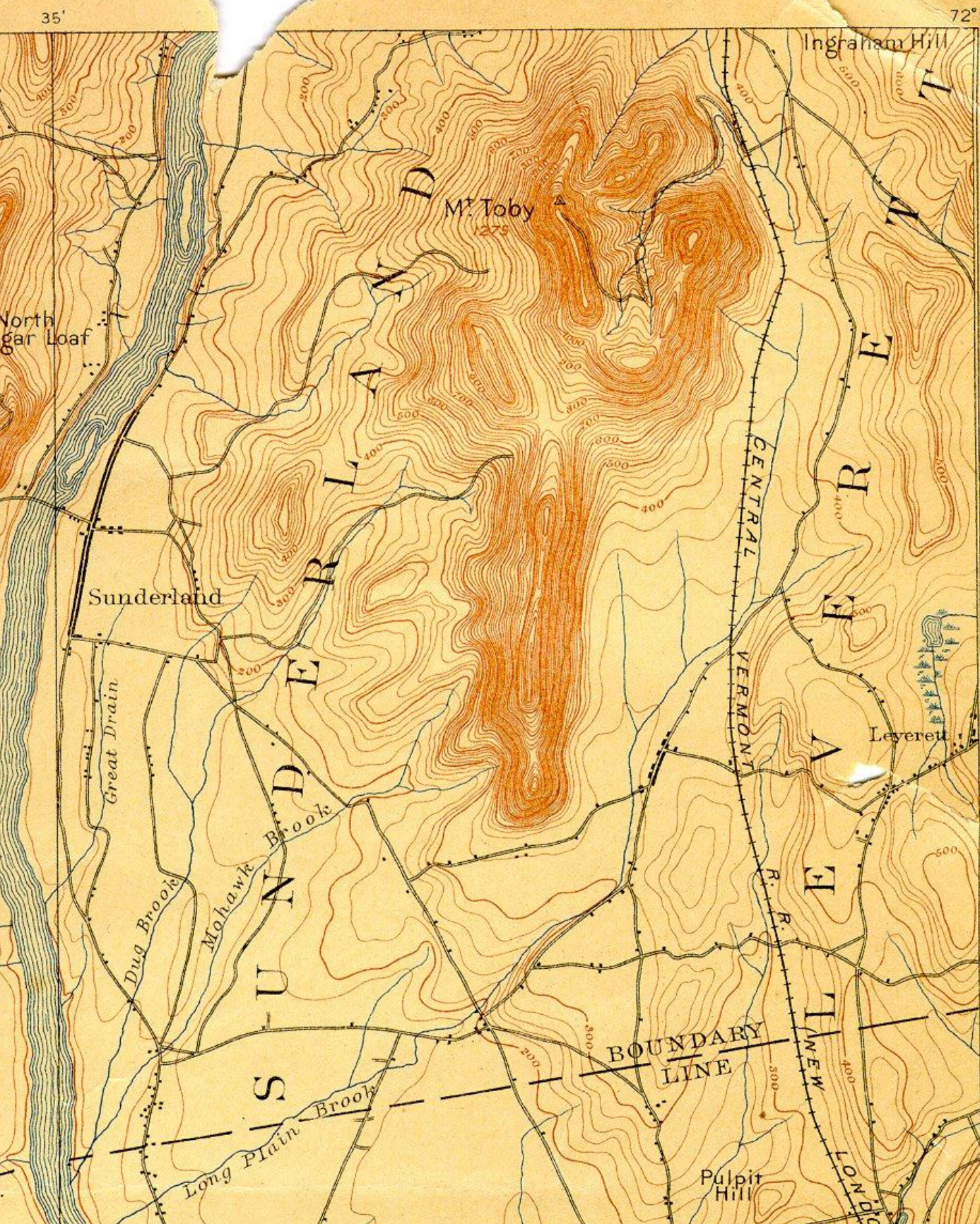
If it's useful I can get back to you soon with numbers of how many turtles we captured. Off hand, we captured hundreds of Painted turtles and maybe a couple dozen snapping turtles. In my opinion, Leverett pond is supporting large numbers of turtles and fish. Hope this is helpful. Let me know if you need any other additional information.

There is no survey of Native American cultural sites in the pond area. There are some documented habitat sites nearby, but a systematic survey of this area, indeed all of Leverett, needs to be done.

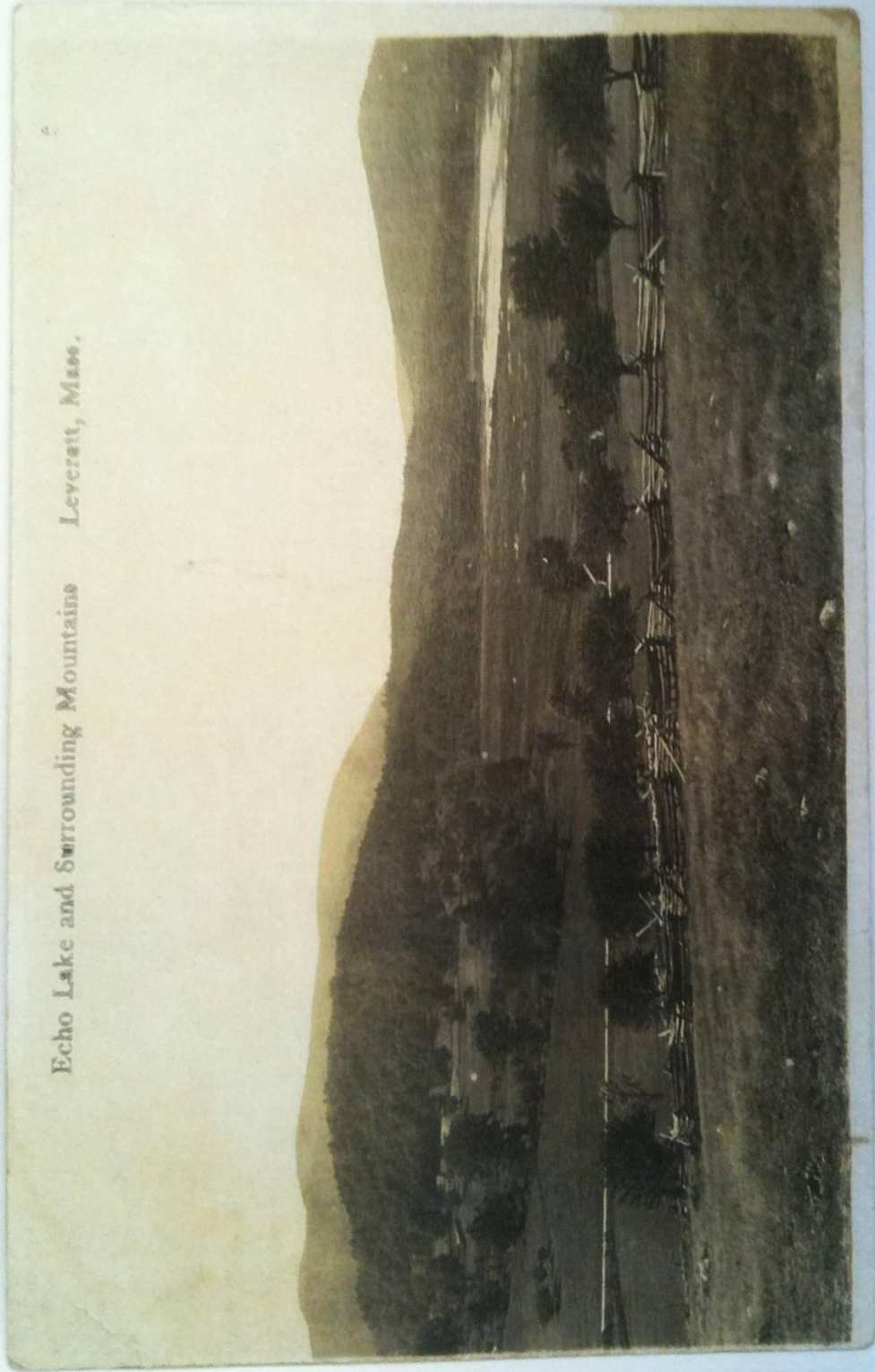
H.F.Walling Map of Franklin County 1858, insert from page 35 from www.old-map.com



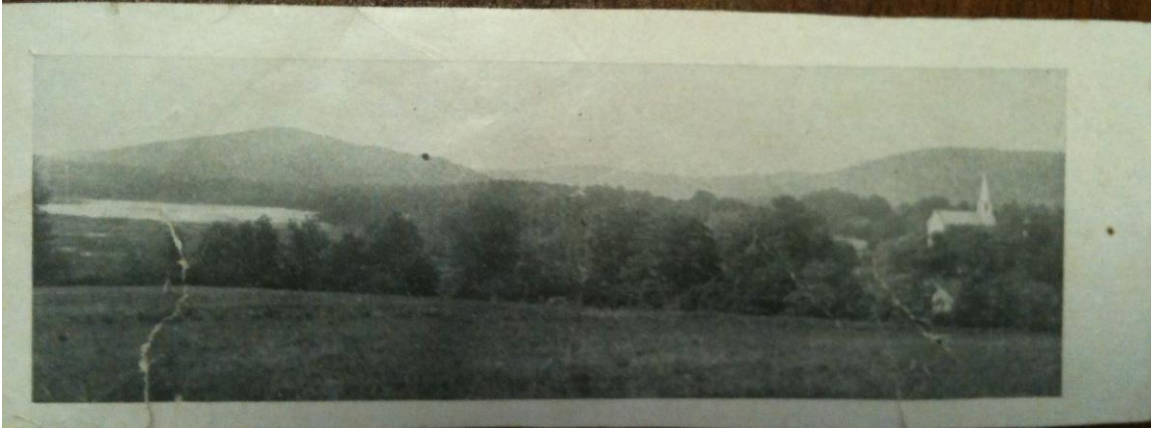
MASSACHUSETTS
NORTHAMPTON SHEET



Echo Lake and Surrounding Mountains Levcritt, Mass.



The previous postcard which shows Echo Lake (Leverett Pond), Long Hill in front of Mount Toby with Joshua Hill to the right. The small scene on this page show Joshua Hill on the left and the town center (church steeple) on the right. In both, the pond is smaller and the land is much more open. They were taken from the hill south of Depot Road. Both pictures are courtesy of the Leverett Family Museum. There is no date, but other postcards that appear to be from the same time are postmarked at the beginning of the second decade of the 1900s. They were mostly like taken by Arthur L. Truesdell, the minister, and also a printer, who came to town in 1909.



II. PROHIBITED ACTS AND USES, EXCEPTIONS THERETO, AND PERMITTED USES

A. Prohibited Acts and Uses

1. temporary or permanent buildings, signs, facilities
2. mining, excavating, dredging
3. dumping, storing of rubbish
4. destroying trees, vegetation
5. activities detrimental to drainage, flood control, water quality
6. recreational/motorized vehicles
7. disruption or removal of stone walls, or any stone structures or alignments
8. conduct of archeological activities including removal of artifacts
9. subdivision of property
10. any use inconsistent with protection for conservation

B. Reserved Rights and Exceptions:

1. Recreational Activities: non-motorized that do not degrade environment Owner can limit or prevent hunting.
2. Forestry: for forest health with prior written approval all plans avoiding stone structures of traditional cultural properties. Pruning/cutting for astronomical line of sight, under supervision of Trail Historical Preservation Officer or representative. (Forestry Plan not included - property too small.)
3. Non-native Flora: can be removed
4. Composting: of biodegradable materials from the premises if does not impact protection and or scenic views
5. Wildlife Habitat Improvement: with prior written permission to enhance or restore
6. Trails: new or maintenance (including handicapped accessible trails) as long as not materially altering landscape or degrading environmental quality.
7. Excavation: with prior approval if incidental to trails, drainage, conservation (see #9)
8. Motorized Vehicles: for maintenance, safety, mobility as long as not detrimental to environment.
9. Digging/Tunneling: subsurface or surficial disturbance, only with appropriate approvals from Tribal Historic Preservation officer or representative.
10. Signs: to protect conservation values, information
11. Permits: needed as appropriate

C. Notice and Approval

If needed, owner must notify Trust 60 days before approval needed. If no response in 60 days, deemed to be approved.

Public Access included: yes, passive only