



### Conservation Restriction Abstract: Stetson Adams Memorial Woodland

Note: This abstract is designed to help with monitoring, for more information see the Deed itself.

**Landowners:** Leverett Conservation Commission, Town Hall, P.O. Box 300, 9 Montague Road, Leverett, MA 01054

Holder of CR: Rattlesnake Gutter Trust

**Property location:** north of Rat Hollow Road (which goes east from Shutesbury Road), on west side of Old Brushy Mountain Road.

**Acreage:** approximately 13.3 acres

Date CR Recorded: Registration Book and Page #:

## I. Purposes

Open Space Preservation: Land was purchased by the town using Community Preservation Act funds. A Conservation Restriction will assist in maintaining the land for conservation purposes. It abuts the Gordon King Life Estate which is also owned by the Conservation Commission

Scenic Protection: Wooded area with a view in the winter toward the south, and signs of earlier land use in Virginia rail fence stones and old road.

Surface and groundwater protection: for the homes (wells) downhill and the Roaring Brook wetland. The entire property included in September 2008 NHESP Priority Habitat.

Protection of Wildlife Habitat: Wooded habitat hosts birds and other wildlife.

Public Use: Passive recreation as long as no negative impact on ecological health or conservation purposes of CR.

Protection of Native American Cultural Resources, Burials, and Interment of Ceremonial Objects. Surveys not yet done, but there are a number of stone configurations on the property.

Furtherance of Government Policy - goals of Leverett Conservation Commission: rural character, natural resource protection, public education about open space, wider recreational use of natural resources.

# 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

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- 4. destroying trees, vegetation
- 5. activities detrimental to drainage, flood control, water quality
- 6. use, parking or storage of 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 Premises
- 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. Vegetation Management: 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 Tribal Historical Preservation Officer or representative.
- 3. Non-native/invasive 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. Archeological Excavations: non-destructive field investigations with approval of state archologist and, if Native American site, of Tribal Historic Preservation Office.

- 10. Subsurface Disturbance: subsurface or surficial rock disturbance, only with appropriate approvals from Tribal Historic Preservation Officer or representative.
- 11. Signs: to protect conservation values, information
- 12. 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. CR access through the piece of the Gordon King Life Estate that abuts the CR and has frontage on the west (non-discontinued) end of Rat Hollow Road.

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