



NORTHWOODS LAND TRUST

LEAVE A LASTING LEGACY FOR THE NORTHWOODS

P.O. Box 321, Eagle River, WI 54521-0321

Fall 2004

Perry Family Protects 33 acres in the Harrison Hills

"This is one of the most important things I'll do in my life," explained Sarah Perry regarding her family's recent grant of a conservation easement to the Northwoods Land Trust. This conservation agreement permanently protects about 33 acres of woodlands and nearly 200 feet of natural shoreline frontage on Bog Lake, a small, wild lake in the Harrison Hills area of Lincoln County.

The conservation easement was contributed in honor of her deceased parents, Freeman and Jessie Perry of Merrill. Freeman worked for many years in the community as the manager for Ward Paper Mill.

"My Dad bought the land near Seven Island Lake in the mid-1950s with the idea of putting a small summer cottage on the lake," said Perry. He eventually moved a small, one-room hunting shack to the property, but never built a cottage. Sarah remembers her whole family camping and hiking on the property when she and her brother, "Chip", were growing up.

When her mother passed away last year, Sarah decided to protect the property as a living legacy for her family. "Once you have the vision to protect the land, you can hardly sleep until its completed," she commented.

The Harrison Hills are known as a diverse and valuable ecological region characterized by hills and ridges of undulating glacial till interspersed with lakes and wetlands. According to an ecological inventory conducted in cooperation with the North Central Conservancy Trust by UW-Stevens Point professors Dr. Robert Freckmann and Dr. David Hillier, the wooded property had been harvested prior to the Perrys' ownership.

"The upland parts of the Perry tract are occupied by a reasonably diverse second growth hardwood forest, with local coniferous admixtures of hemlock and white pine," noted Freckmann and Hillier. However, "the lack of development on the property has allowed the forest to increase in stature and quality, and for the lake shores to be natural and unspoiled."

Sustaining the quality of the maturing northern forest, bog habitats and natural lake shoreline is the goal of the conservation easement. According to Bryan Pierce, executive director for the Northwoods Land Trust, the property will be monitored each year to ensure that the conservation values the easement protects will remain protected. "The black bear using



(Continued on page 2)



Sarah Perry (second from right) joins NWLT Board members Bryan Pierce, Tom Ellis, Martha Milanowski, Mary Schwaiger and Willa Schmidt to celebrate the easement signing.

MISSION:

The Northwoods Land Trust (NWLTL) promotes conservation by private landowners of natural shorelands, woodlands, wetlands and other natural resources, as public benefits for present and future generations. The Northwoods Land Trust covers areas of Vilas, Oneida, Forest, Florence, Iron and Price Counties.

Phone: (715) 479-7530 Email: nwlt@northwoodslandtrust.org Web site: www.northwoodslandtrust.org

Northwoods Land Trust

Purpose:

- To provide education on voluntary conservation options for private landowners.
- To utilize voluntary conservation options to conserve and protect natural resources in the northwoods region.
- To promote conservation by private landowners of natural shorelands on lakes, rivers and other waterways for protection of water quality, fish and wildlife habitat, erosion control, and natural scenic beauty.
- To promote conservation of private woodlands and encourage private landowners to manage their forest lands in an ecologically sustainable manner.
- To serve as a legal entity to accept perpetual stewardship for secure conservation agreements with private landowners, such as easements, land donations and property acquisitions.
- To implement a systematic and site-specific monitoring program to ensure compliance with NWLT agreements and protection of NWLT-owned lands.
- To seek support in the form of donations, grants, endowments and memberships.
- To develop and sustain our conservation programs as a member-supported and volunteer-supported organization.
- To leverage our conservation efforts through partnering with other organizations and agencies.

NWLT Logo: Carolyn Burch
Newsletter Design: Gene Welhoefer
Newsletter Editor: Bryan Pierce

Perry Conservation Easement *(continued from page 1)*

the den site we found on the property will be able to continue to use that site without disturbance,” he said.

Sarah Perry is convinced that working with land trusts is a great option for landowners. She is an active supporter of land trust programs in both northern California and Wisconsin. Growing up in northern Wisconsin gave her a life-long love of the outdoors, and she hopes to spend more of her time assisting land trusts and other conservation groups. “Protecting the land appeals to our higher selves,” she said.

“I can feel my parents looking down on me right now and smiling,” said Sarah at the signing of the conservation easement. Willa Schmidt, secretary for the Northwoods Land Trust and also an easement donor agreed: “Yes, you feel like you are keeping part of them alive as a lasting, living memorial.”



Nearly 200 feet of natural shoreline frontage on Bog Lake, a 10-acre wild lake, is now protected by the Perry family conservation easement.

WANTED

The Northwoods Land Trust is looking for donations of equipment to support our active conservation and education programs. Items include:

- * Lap top PC computer with 40+GB of hard drive,
- * Portable LCD projector for Powerpoint presentations,
- * Portable projection screen,
- * Folding table-top display unit,
- * Garmin 76 GPS unit for baseline documentation of easements,
- * Single lens reflex digital 35mm camera,
- * Laminator for making display materials, and others.

You Can Help!

The Northwoods Land Trust is a non-profit, tax exempt conservation organization. Your gifts of cash, stocks, bonds or other financial support are fully tax deductible as charitable contributions under federal law. Donations of property or conservation easements may also provide tax benefits while promoting the conservation of our northwoods.



The last remaining undeveloped private shoreline on Bog Lake is now protected with the Perry easement.


Thank You to Martha, Cliff and Roger!

Founding NWLT Board members Martha Milanowski, Cliff Haskins and Roger Sabota recently “retired” from the Board of Directors. On behalf of the Northwoods Land Trust, we want to express our sincerest appreciation for all of your support as we formed and jump-started the organization.

Martha, Vilas County’s Corporation Counsel, helped provide legal review of our earliest easements and other incorporation and tax exemption documents.

Cliff served as our Forest County contact and walked potential conservation properties with landowners. As a former Board member of the Wisconsin Association of Lakes and with the Forest County Lakes Association, he also represented the many lake organizations in our region on the NWLT Board.

Roger likewise served as our Oneida County contact for local landowners. As an outdoor writer, musky fishing guide and former instructor at Nicolet College, Roger is well-known throughout the northwoods as an advocate for conservation.

Thank you Roger, Cliff and Martha for all of your contributions of expertise and assistance. We will 



NOW MORE THAN EVER - WE NEED YOUR HELP!

JOIN THE NORTHWOODS LAND TRUST

HELP KEEP THE NORTHWOODS THE NORTHWOODS!

Yes, I want to support the efforts of the Northwoods Land Trust.

Name: _____

Address: _____

City: _____

State: _____ Zip: _____

Telephone (w): _____

Telephone (h): _____

E mail Address: _____

Membership Contributions

☐ Individual

\$25

☐ 

\$35

☐ Supporter

\$50

☐ Founder

\$100 ☐ Conservator

\$250

☐ Steward

\$500

☐ Land Legacy

\$1000

☐ My additional contribution of \$ _____ is also enclosed.

Interests

☐ I have property I may wish to conserve, please send me additional information.

☐ I am interested in becoming a volunteer to assist the NWLT. (Please list any special skills or interests).



Please make checks payable to:

☐ I am interested in the new NWLT Council of Trustees.

Congratulations & Thank You!

A hearty Congratulations and our warmest Thank You to Christopher Solomon and Julia Brauer of Madison, who were married on August 21st! Chris and Julia made a donation to the Northwoods Land Trust in honor of the guests at their wedding. Rather than distributing favors to guests, they chose to make a donation to organizations that they support. They wrote: "The northwoods are special to both of us, particularly to Chris, who is a limnologist. He spends his summers working at the UW Trout Lake research station, and is conducting his PhD research on lakes in the area. We believe that the Northwoods Land Trust is doing vital work conserving the lands and waters of this region, and we are glad to be able to support your efforts. Please let your records reflect that this gift was made in the name of the guests at our wedding. Thank you for all your hard work!"

A sincere Thank You back to you, Chris and Julia, for your outstanding example of a great way to honor friends and family through your donation.

We hope that others will also keep the Northwoods Land Trust in mind for other gifts in honor of loved ones, bequests, or matching gifts from employers.

Welcome to new Directors Tim Hagen, Bob Martini & Mitch Olson

At the August meeting of the NWLT Board of Directors, three new Board members were introduced and welcomed.

Tim Hagen owns the Hagen Financial Planning firm in Rhinelander and is a Registered Investment Advisor. He is already working to research information for us on charitable remainder annuity gifts, and has agreed to serve as Board liaison to the new Council of Trustees.

Bob Martini works with the Wisconsin Department of Natural Resources in Rhinelander as an environmental analysis and review specialist. Bob is the northern region's expert on Federal Energy Regulatory Commission relicensing of dams on the Wisconsin and other rivers. He is already assisting NWLT's Conservation Committee with review of easement projects.

Mitchell Olson is a licensed attorney with the firm of Eckert, Kost & Vocke, also located in Rhinelander. Mitch also has a Master's degree in Urban & Regional Planning from UW-Madison. He will be assisting NWLT with legal review of language for pending conservation easement projects and other issues.

We greatly appreciate the interest and enthusiasm of all three new Board members, and welcome them to the Northwoods Land Trust!



NORTHWOODS LAND TRUST, INC.
PO BOX 321
EAGLE RIVER, WI 54521-0321

Address Correction Requested

BOARD OF DIRECTORS

Ed Drager
Tom Ellis
Tim Hagen
Jim Holperin
John Huppert
Bob Martini
Mitchell Olson
Bryan Pierce
Roxanne Poupart
Willa Schmidt
Mary Schwaiger
Cathy Techtmann



NORTHWOODS LAND TRUST LAUNCHES COUNCIL OF TRUSTEES

By Kirk Mueller, Co-Chair

At the August meeting of the Board of Directors, the Northwoods Land Trust approved the formation of a new and important part of the organization, the Council of Trustees. We are excited to launch this new effort to invite

distinguished and dedicated benefactors who believe that we can all play a vital role in conserving the northwoods for future generations. Please join us in protecting the northwoods as a Trustee of the Northwoods Land Trust!

An initial gathering of the Council of Trustees was held in September at NWLT Board member Ed Drager's cottage in the town of Conover in Vilas County. Ed's 360 acre property is protected under a working forest easement.

Participants in the gathering were treated to a walking tour of towering pines and other woodlands that will continue to provide wildlife habitat, protect the quality of the Little Tamarack Springs trout stream, and serve as a productive forest in perpetuity. This type of property is what the Northwoods Land Trust is working every day to conserve with the interest and cooperation of participating landowners.



Ed Drager hosted an initial gathering of Trustees on his 360-acre conservation easement property

About the Northwoods Land Trust

The Northwoods Land Trust ("NWLT") is a non-profit, 501(c)(3) tax-exempt organization working to conserve private shorelands, woodlands and wetlands in northern Wisconsin, including areas of Vilas, Oneida, Forest, Florence, Iron, Price, and surrounding counties. This is the heart of Wisconsin's northwoods lake country, and features one of the highest concentrations of inland freshwater lakes in the world.

This northwoods region, however, is also being developed at one of the fastest rates in the state. The Northwoods Land Trust works with private property owners who care about their land so much that they want to see it protected long into the future, while leaving a lasting legacy of land for generations of their families to enjoy.

NWLT's Board of Directors takes responsibility for overall governance of the organization, including establishment of strategic direction and goals, staff selection and supervision, resources development and financial oversight, legal affairs, public relations, and functional management and operational guidance. By their nature, these responsibilities involve a meaningful investment of time, working knowledge of land conservation practices, and a multi-year commitment to the organization's growth and success.

The Board has a cohesive, collegial nucleus of approximately 10-15 full time and seasonal northwoods residents. NWLT continually seeks to recruit talented persons to serve as Board members with complementary experience and commitment to grow the organization's capacity.

The NWLT Board recently recruited a seasoned Executive Director in Bryan Pierce, whose background in natural resource management and land use planning in northern Wisconsin establishes a sound foundation on which to grow the organization over time. Financial resources are derived from a combination of foundation and government grants, small donor solicitations through membership drives, and other fund raising campaigns.

About the Council of Trustees

The NWLT Council of Trustees is a newly-established body vested with responsibility for creating or identifying large donation opportunities from among leading businesses and individuals with a concern for and interest in private lands conservation in the Northwoods. The vision for the Council of Trustees includes:

- Recruit a group of leading citizens sharing concern for and commitment to private lands conservation in northern Wisconsin.
- Provide opportunities for these leaders to promote accelerated growth of NWLT through their financial support or the financial support of businesses they represent.
- Enable these leaders to support NWLT without the burdensome time commitments usually required of Board members.
- Engage these leaders on an annual (or otherwise limited) basis to initiate letters of introduction to persons or businesses within their sphere of influence to recommend consideration of financial support for NWLT.
- Recognize these leaders' support with appointment to the Council of Trustees for a period of two to three years, and with an annual recognition gathering hosted by the Board of Directors.
- Provide opportunities for interested Council members to participate more actively in land conservation efforts as their time and interests allow, including Board and/or Committee appointments.
- Provide the basis for an effective future working relationship, in the event that Council members see benefit to private land donations of their own.
- On a limited basis, oversee a portfolio of donor gifts that otherwise are accounted for on a routine basis by the Treasurer of NWLT.

The expectations for a member of the Council of Trustees would include:

- Support for and commitment to the importance of private lands conservation in the northwoods of Wisconsin.
- A financial expression of annual support commensurate with the individual's or business' comfort level and degree of commitment, or some comparable major gift.
- Willingness to participate in a letter writing effort to enlist further financial support for NWLT (approximately ten contacts per year).
- Participation in an annual social/business gathering of approximately two hours length.
- Trustees will be listed on NWLT letterhead and acknowledged in periodic newsletters.

Officers of the Council of Trustees are affirmed by the NWLT Board of Directors and currently include two Co-Chairs and a Board Liaison. These officers constitute an Executive Committee for the purposes of transacting the duties, business and functions of the Council, and report to the Board's Finance & Development Committee. The Council of Trustees' initial Co-Chairs are Kirk Mueller and Ed Drager, and Tim Hagen has been appointed as the Board Liaison.

We welcome the interest of anyone who truly wishes to protect Wisconsin's northwoods lake country as the unique, world-class treasure it is. For more information on the Northwoods Land Trust Council of Trustees, please contact the NWLT office at (715) 479-2490 or Kirk Mueller, Co-Chair, NWLT Council of Trustees, at (715) 479-6266, (847) 295-9010 or via email at hkm8@comcast.net.

Kirk Mueller serves as Trustee for the American Natural Heritage Foundation in Lake Forest, Illinois. The American Natural Heritage Foundation is a private, tax-exempt foundation committed to land conservation and family farm sustainability. Kirk has made a commitment to NWLT of both time and financial resources, and is actively sharing his interest and expertise in organizational development and conservation with the NWLT.

