

Raising Funds to Protect the East Boston Camps, Westford, MA



THE FACTS

LOCATION
DEPOT STREET, WESTFORD

SIZE
286 ACRES

FEATURES
BURGE'S POND
STONY BROOK
KEYES BROOK
WOODED UPLANDS
CAMP FACILITIES

PUBLIC BENEFITS

WALKING
SWIMMING
MOUNTAIN BIKING
BIRDING
SNOW SHOEING
CROSS COUNTRY SKIING
HORSEBACK RIDING
WILDLIFE OBSERVATION
ENVIRONMENTAL EDUCATION
DRINKING WATER PROTECTION

FUNDRAISING PARTNERS

WESTFORD LAND PRESERVATION FOUNDATION
THE TRUST FOR PUBLIC LAND

SUPPORTED BY

TOWN OF WESTFORD BOARD OF SELECTMEN
WESTFORD CONSERVATION TRUST
WESTFORD LAND PRESERVATION FOUNDATION
WESTFORD COMMUNITY PRESERVATION
COMMITTEE



A TREASURE IN WESTFORD – PROTECTING EAST BOSTON CAMPS

PROJECT OVERVIEW

Located near Westford's historic center, on Depot Street and Nutting Road, are nearly 300 acres of undisturbed forested uplands and small wetlands, sections of Stony and Keyes Brooks, and scenic Burge's Pond. The land, which for decades has been home to East Boston Camps, has long been an open space protection priority for the Town. It offers an ideal setting for day and overnight environmental education programs for children, and helps to safeguard the Town's drinking water supply. In addition, the camps land provide nearly unlimited opportunity for cross-country skiing, swimming, hiking, bird watching and other recreational activities.

In October 2004, The Trust for Public Land (TPL) negotiated an agreement to purchase the land for \$13.5 million to ensure its permanent protection. Under the terms of the agreement, TPL has until March 31, 2005 to complete project work, assemble all funding and transfer the land to the Town of Westford. TPL began negotiating to purchase the property at the beginning of the year at the request of the Westford Land Preservation Foundation (WLPF) and the Westford Board of Selectmen. Under Westford's Flexible Development bylaw, this land could support at least 186 new residential units. If funding cannot be assembled by the March deadline, the land could be sold for development.

PRESERVING OUR COMMUNITY

The East Boston Camps parcel, known locally as “the Camps”, is like no other in Westford. Its natural features, large size, pristine condition and central location make it a priority for protection. Specifically, acquisition will help to protect the quality of the town’s drinking water, provide recreational opportunities, preserve valuable wildlife habitat, and control residential growth.

Drinking Water Protection

Protection of the Camps land is critical to protecting the quality of the Town’s drinking water. The property is located directly in the aquifer protection district for the Town. Currently, the forested uplands and healthy wetlands help to filter the water before it drain into Keyes Brook and Stony Brook, both of which run through this parcel and contribute greatly to the health of the aquifer. If the land is intensely developed with 186 residential units, the brooks and thereby the aquifer will be at risk of contamination from runoff that includes lawn chemicals, car oils, and other household pollutants. The contamination would also negatively affect the quality of the drinking water in downstream towns, such as Chelmsford.



Recreational Opportunities

With established trails, beaches and docks, picnic areas, and camp facilities all in a spectacular setting—the Camps property lends itself to a range of recreational opportunities suitable for people of all ages. The land will continue to be open to the public for activities such as walking, cross country skiing, swimming, mountain biking and bird watching. Educational and recreational programs such as Westford’s 5th grade camp, which for 30 years has enabled students to make the camps their classroom for one week each spring, will continue. Scouting groups will be able to use the land for various activities. The Town has committed to continue to provide access to on-site programs for youth from Boston and Chelsea, including those who are currently served by the East Boston Camps.

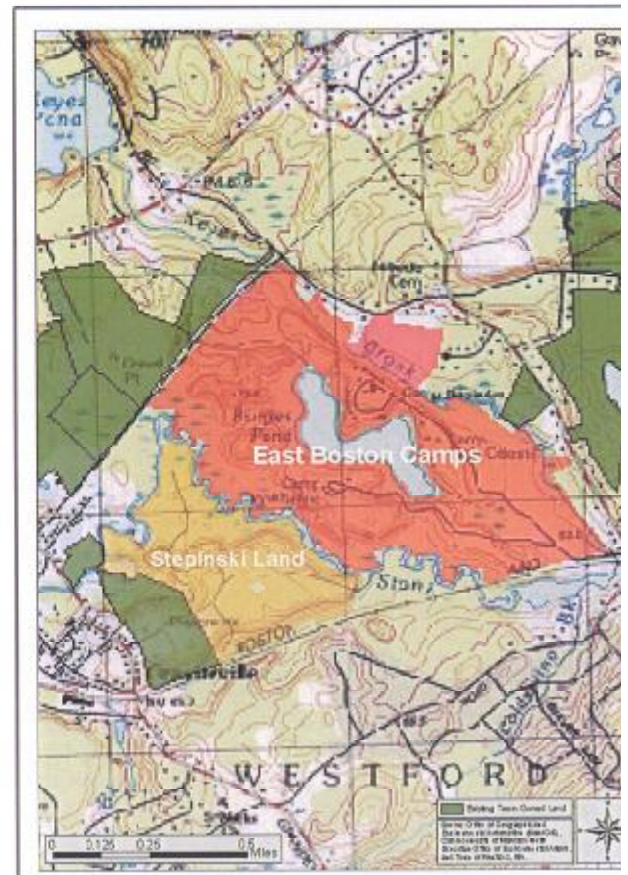
The East Boston Camps land abuts an undeveloped 107-acre parcel, that the Town of Westford is negotiating to purchase for conservation and recreation. These two parcels together will preserve almost 400 contiguous acres, further enhancing recreational opportunities.

Preservation of Wildlife Habitat

The 286-acre property contains two brooks, and, in the center of the parcel, the pristine Burge’s pond, an approximately 19-acre body of water that has not been subjected to human impact. The land includes a certified vernal pool and mature forests surround the water bodies. The diverse mix of wetland and upland habitat types provides an ideal home for both waterfowl and land animals. Portions of the parcel have been identified as priority habitat for rare species by the Natural Heritage and Endangered Species program. Sightings on the property include deer, mink, otter, blue herons, grouse, moose, wood ducks, great horned owls, pileated woodpeckers, woodcock, warblers, thrushes and nesting orioles and scarlet tanagers.

Control of Residential Growth

The Town of Westford has seen rapid growth over the past 13 years, increasing nearly 25% from a population of 16,500 in 1990 to 20,000 in 2003. This increase in residential growth has resulted in a significant loss of open space, increased municipal spending, and



The East Boston Camps was founded in 1937 when Isabel and Sarah Hyams bought the property for the purpose of starting a fresh air camp for children from East Boston at a time when tuberculosis was very prevalent. Today, camp activities continue, not for the purpose of protecting against tuberculosis, but to provide youth from Westford, Chelsea and East Boston the opportunity to spend time in the woods learning, making friends, and having fun.



has required the building of three new schools, at a total cost of approximately \$59 million. The increased demand for town services, including schools, has significantly increased property taxes, placing a difficult burden on many citizens with a fixed or low income. Protection of the Camps land will help to alleviate this burden, by eliminating the potential for 186 new residences along with the corresponding increase in demand for municipal services. At the same time, it will safeguard a beautiful amenity that will be enjoyed for generations.

THE CAMPAIGN

Project funds will come from a mix of state, private, and town sources. The land is critical to protecting the quality of Westford's drinking water as it is located in the aquifer protection district, and the Town plans to apply for a state Drinking Water Protection grant of \$500,000. To further reduce the cost of the acquisition to the Town, WLPF and TPL are launching a private fundraising campaign, with a goal of raising funds through pledges and donations by the end of January 2005. The balance of the purchase price would likely come from the Town of Westford's Community Preservation revenues, pending approval by the Community Preservation Committee and voter approval at a Special Town Meeting to be held in early 2005.

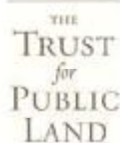
HOW YOU CAN HELP

Private funds will play a critical role in conserving the Camps for future generations. Please join your neighbors in making this property part of your legacy. Your tax-deductible donation will help make this goal possible. Contributions can be sent to the Westford Land Preservation Foundation at P.O. Box 235, Westford, MA 01886. Please make checks payable to the "Westford Land Preservation Foundation" and note on your check that your gift is for East Boston Camps.



Westford Land
Preservation
Foundation, Inc.

The Westford Land Preservation Foundation, Inc. (WLPF) is a non-profit organization whose mission is to preserve land in Westford so it may be enjoyed by present and future generations. Founded in 2001, WLPF provides options other than full development to local landowners who are making decisions about their family-owned land. WLPF works with landowners to achieve their goals, whether it is maximizing a financial return, preserving the land, or a combination of both, while permanently preserving at least a portion of the land. WLPF is managed by a board of directors who have expertise in law, land development, public relations, conservation issues, local government, and real estate.



CONSERVING LAND
FOR PEOPLE

The Trust for Public Land (TPL) is a national nonprofit organization dedicated to conserving land for people to enjoy as parks, gardens, and natural areas. Since its founding in 1972, TPL has helped to protect more than 1.9 million acres nationwide, including nearly 10,000 acres in Massachusetts. TPL depends on the support and generosity of individuals, foundations, and businesses to achieve its land for people mission. For more information, visit www.tpl.org.

Ways to Give

There are several ways to make donations to the East Boston Camps project. All donations are tax deductible to the fullest extent allowable by law. If you have any questions about your options, please contact Nancy Rosinski of the Westford Land Preservation Foundation at (978) 692-6202.

Gifts of Stock

A donation of appreciated securities can have many financial benefits for the donor. If you prefer to make a gift of appreciated stock, please contact Nancy Rosinski of the Westford Land Preservation Foundation at (978) 692-6202.



Gifts of Cash

Checks payable to the Westford Land Preservation Foundation should be mailed to: P.O. Box 235, Westford, MA 01886. Please note on your check that your gift is for "East Boston Camps".

Confidential Pledge/Contribution Form

All gifts are tax deductible.

Westford Land Preservation Foundation's taxpayer ID # is 04-3578181.

To support the protection of the East Boston Camp property, I/we intend to make a gift of \$ _____

I/We understand that the Westford Land Preservation Foundation and the Trust for Public Land are relying on pledges from individuals such as me/us to move forward with acquisition of this land.

I/We intend to fulfill this pledge by making payment as follows:
enclosed a check for \$ _____

make a pledge for _____ cash
amount payment month/year stock

Please make all pledge payments by January 31, 2005.

The funds will be held/used only for the protection of East Boston Camps in Westford, MA.

Signed: _____

Name as you wish to be acknowledged (please print): _____ I wish to remain anonymous.

Mailing Address: _____

Telephone Number: _____ Email Address: _____

Name of Company, if matching funds are available: _____

Please submit this form with your check or pledge.
If you have any questions, please contact