

Local Land Trusts' Structures on Cape Cod:

Being a compilation of 13 properties that were donated or sold to land trusts with the opportunity and challenges afforded by the presence of homes, barns, sheds, rental cottages, historic structures and even a railroad depot, and the only known ceramic-tiled silo on Cape Cod!



For more information,
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Cape Cod Conservation
Trusts, Inc.

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Local Land Trusts' Structures on Cape Cod

The Josiah Mayo House was built in 1820 in the heart of Chatham Village, across from what is now Town Hall. Owned by the Mayos until 1938, it was later bought by Cape Cod Five Cents Savings Bank, which donated it to the Chatham Conservation Foundation in 1976.



For more information on the Mayo House click [here](#).

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The historic home is open seasonally (summer and Christmas) and volunteer docents in period costume explain the artifacts and living in the old days. Donations are accepted, but the house is maintained by the operations budget of the land trust. Funded out of CCF operational budget.



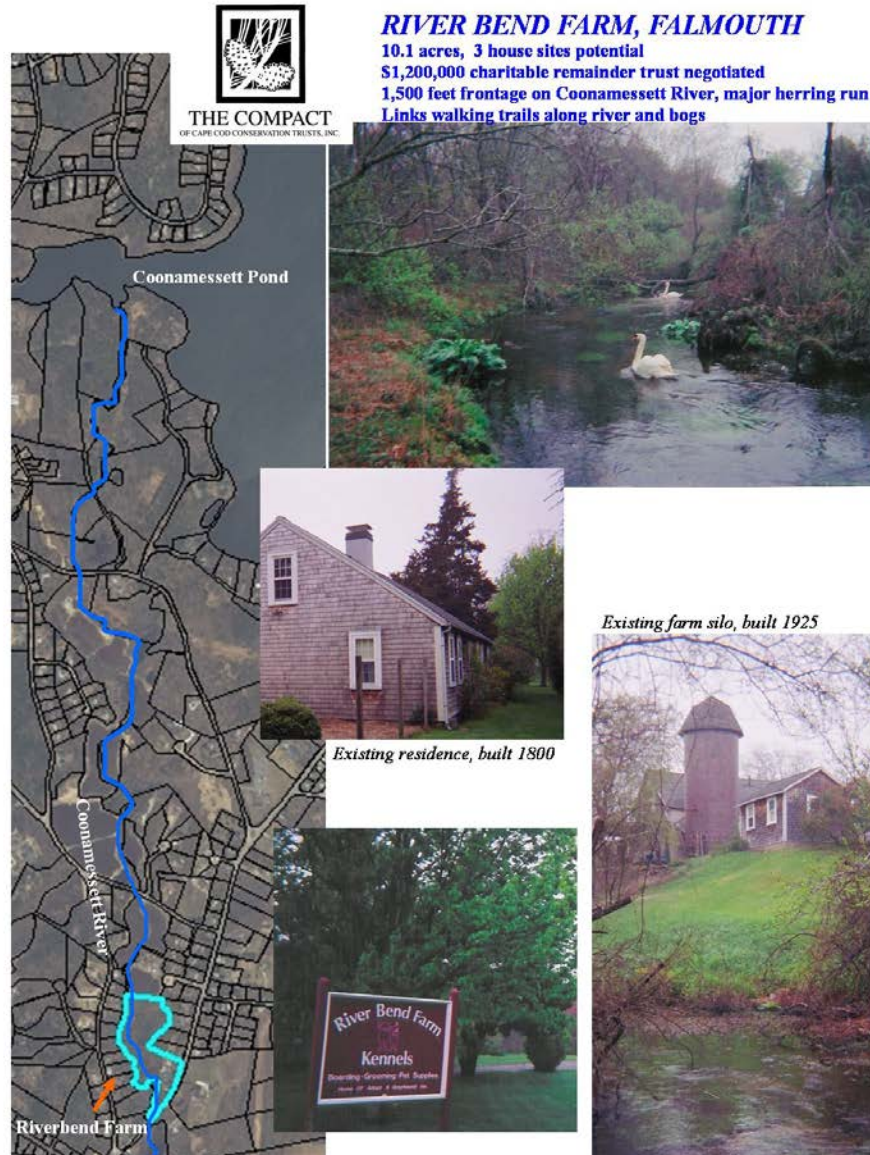
*Very small publicity
by this sign*

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The Chatham Conservation Foundation raised \$700,000 in 1974 to buy the 55 acres of upland at Strong Island in Pleasant Bay. The Horst family retained a 99-year, 3-acre lease area for their exclusive use and summer home. In 2004 they transferred the lease.



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The 300 Committee Land Trust of Falmouth bought the 10-acre River Bend Farm in 2007 for \$1.2 million, in order to preserve a long stretch (800 ft.) of frontage on Sandwich Road and continue its Coonamessett River corridor protection project.

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Two women ran the farm as a boarding kennel since 1970. Under the terms of the sale, they reserved the right to continue the kennel use for 5 years.



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When the lease expired, The 300 Committee removed the c.1800 dilapidated farmhouse.

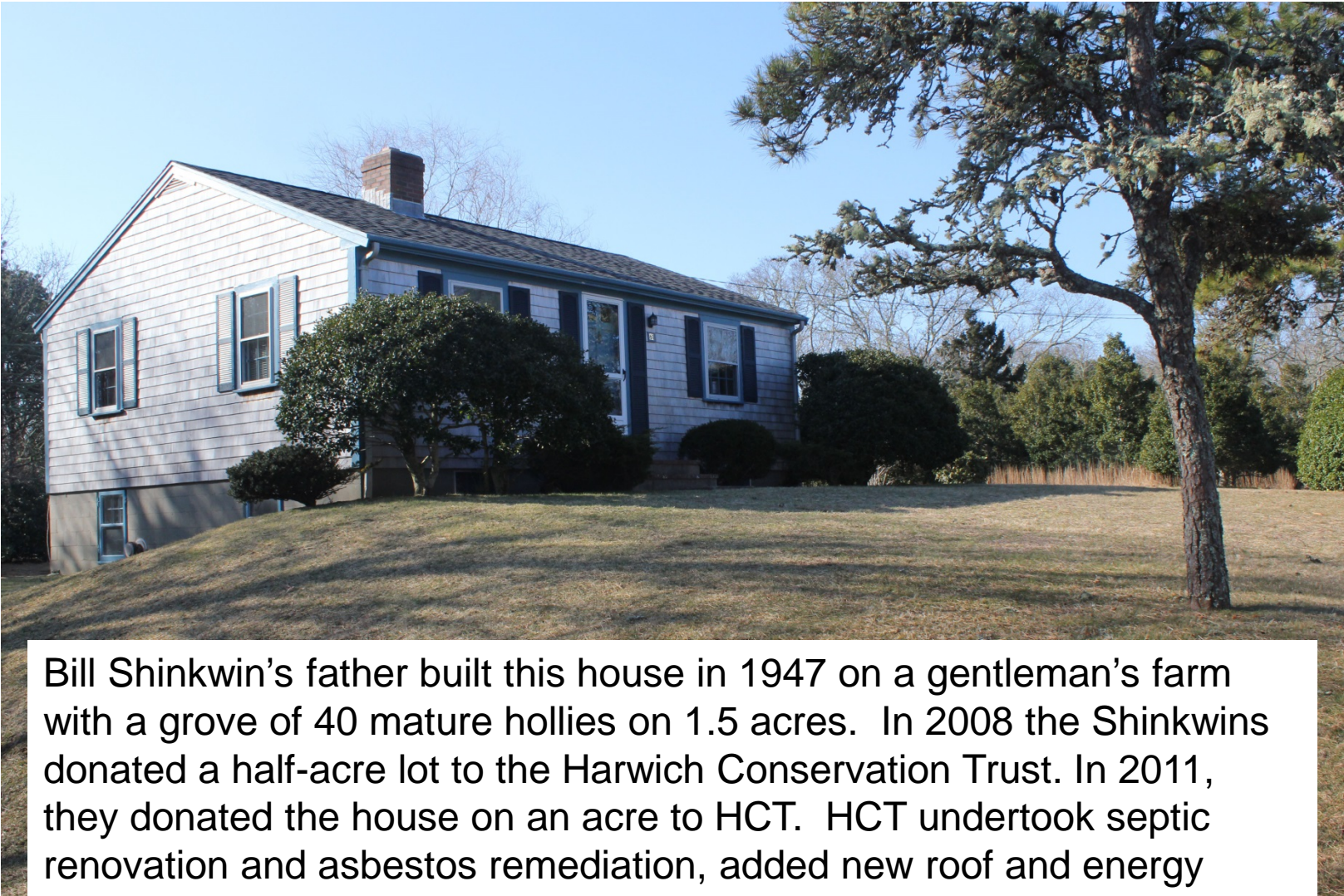
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Community sentiment suggested affection for the c.1929 silo, a unique tile construction, to remain.

In 2011, the Town approved Community Preservation Act funds to restore the silo.

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Bill Shinkwin's father built this house in 1947 on a gentleman's farm with a grove of 40 mature hollies on 1.5 acres. In 2008 the Shinkwins donated a half-acre lot to the Harwich Conservation Trust. In 2011, they donated the house on an acre to HCT. HCT undertook septic renovation and asbestos remediation, added new roof and energy improvements. HCT will rent it out to support operations.

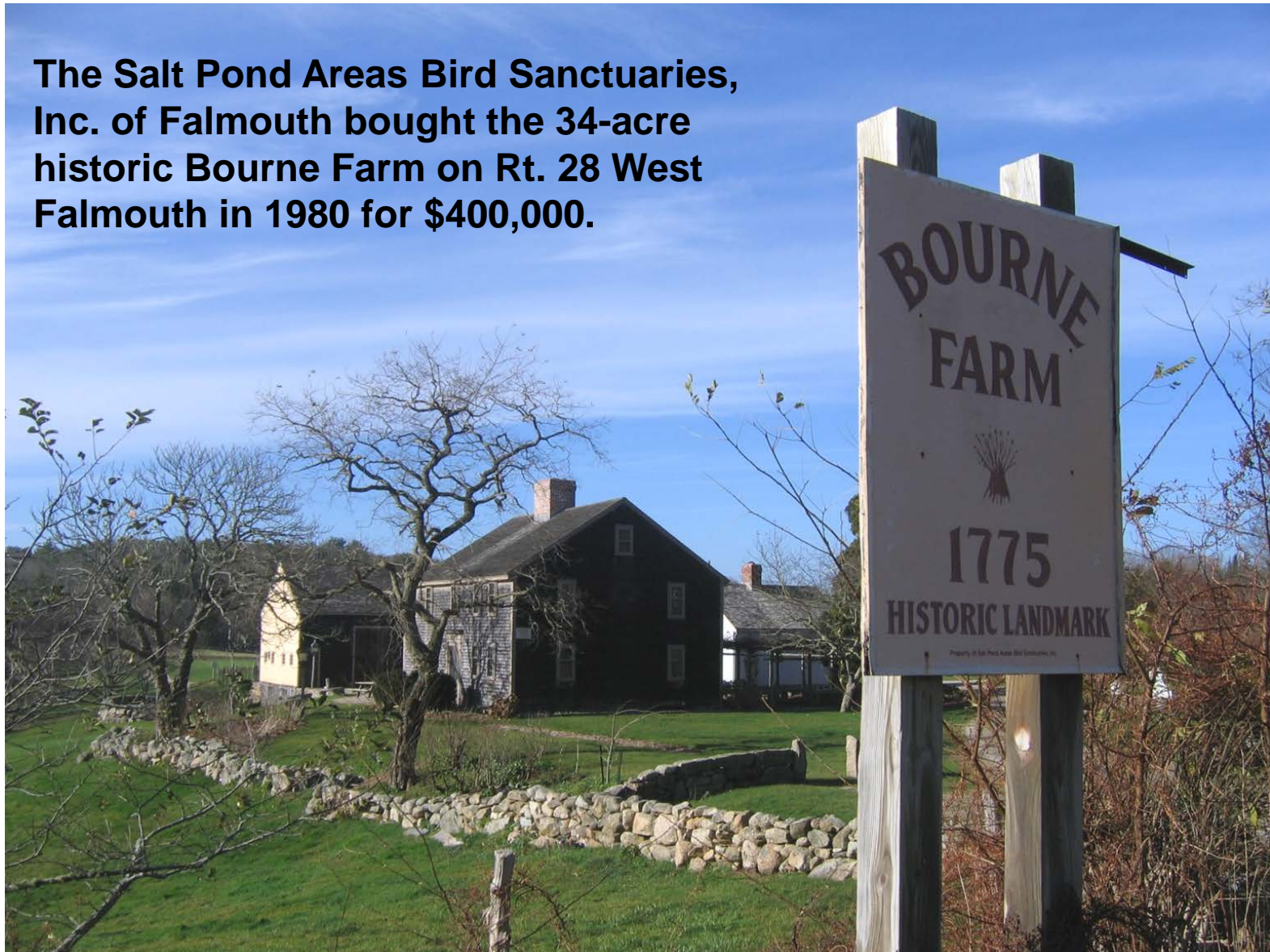
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The Harwich Conservation Trust purchased this 2000 s.f. building on a half-acre on Route 28 to serve as an office/headquarters to increase visibility of the organization. HCT paid \$434,000 in 2006 for the property. An upstairs apartment had been rented out to support operations, but beginning in 2012 four summer interns will stay upstairs. Note the sign board out front promoting events.

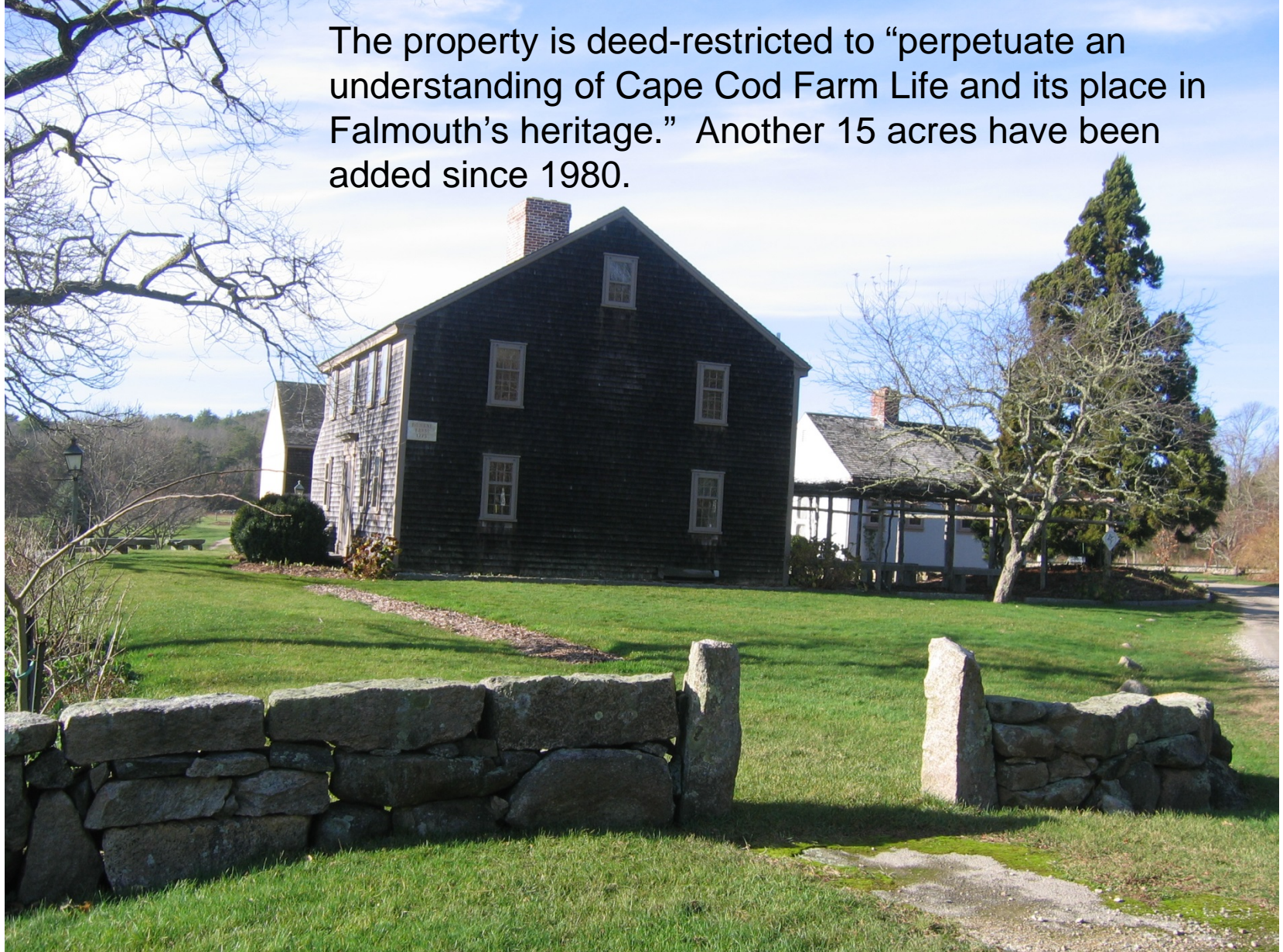
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The Salt Pond Areas Bird Sanctuaries, Inc. of Falmouth bought the 34-acre historic Bourne Farm on Rt. 28 West Falmouth in 1980 for \$400,000.

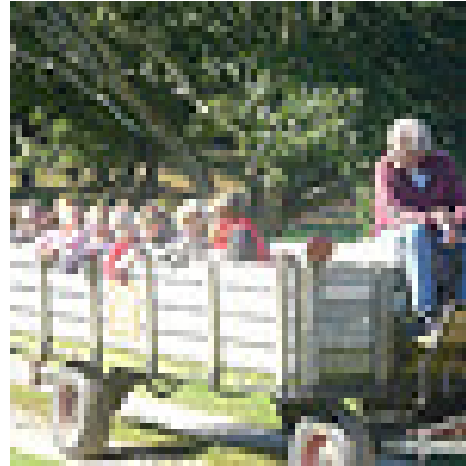


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The property is deed-restricted to “perpetuate an understanding of Cape Cod Farm Life and its place in Falmouth’s heritage.” Another 15 acres have been added since 1980.



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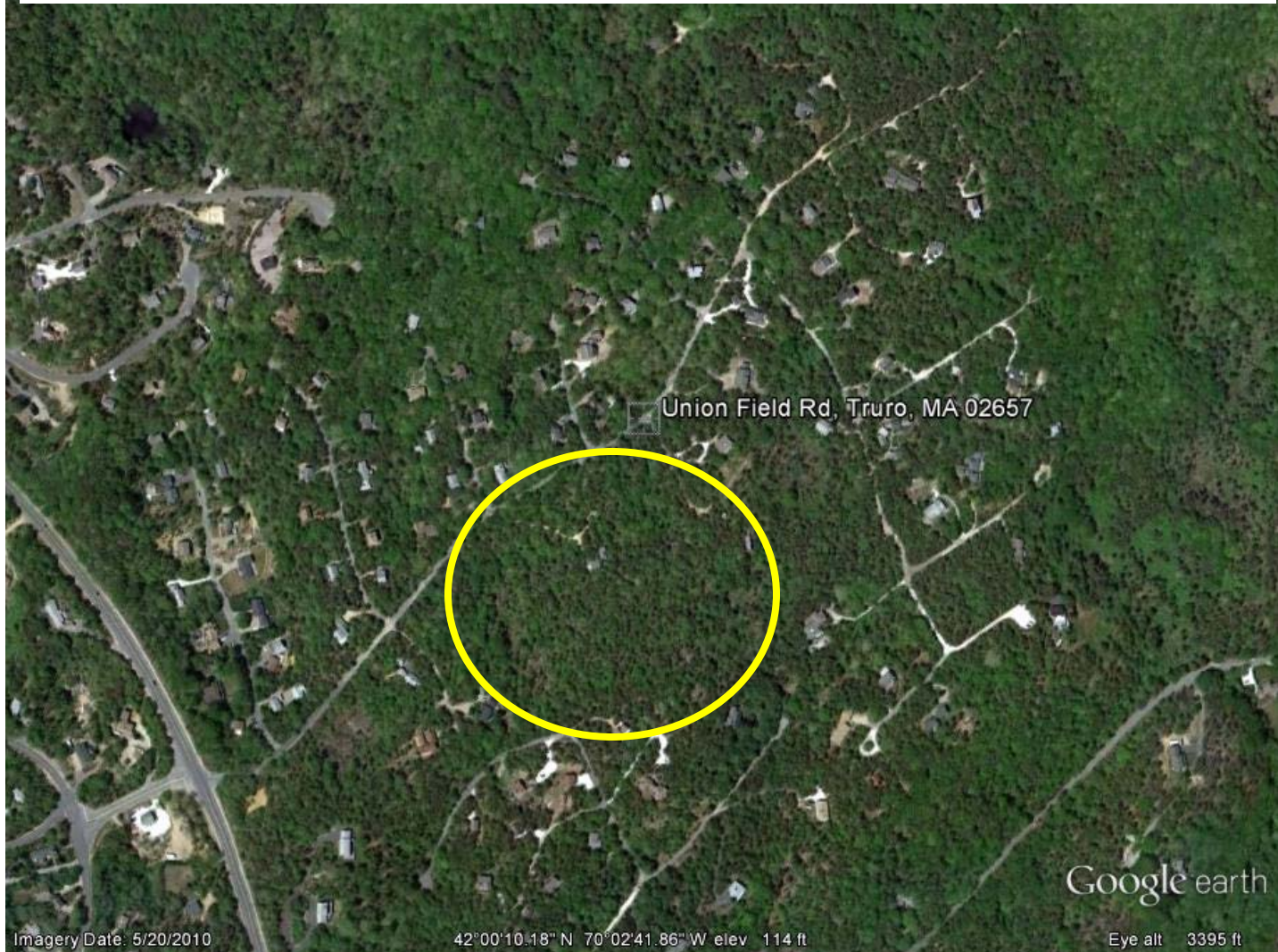


Bourne Farm is rented out for weddings, dancing in the barn. Pumpkin Day is very popular. Footrills lead to the new extension of the Rail Trail to Woods Hole.



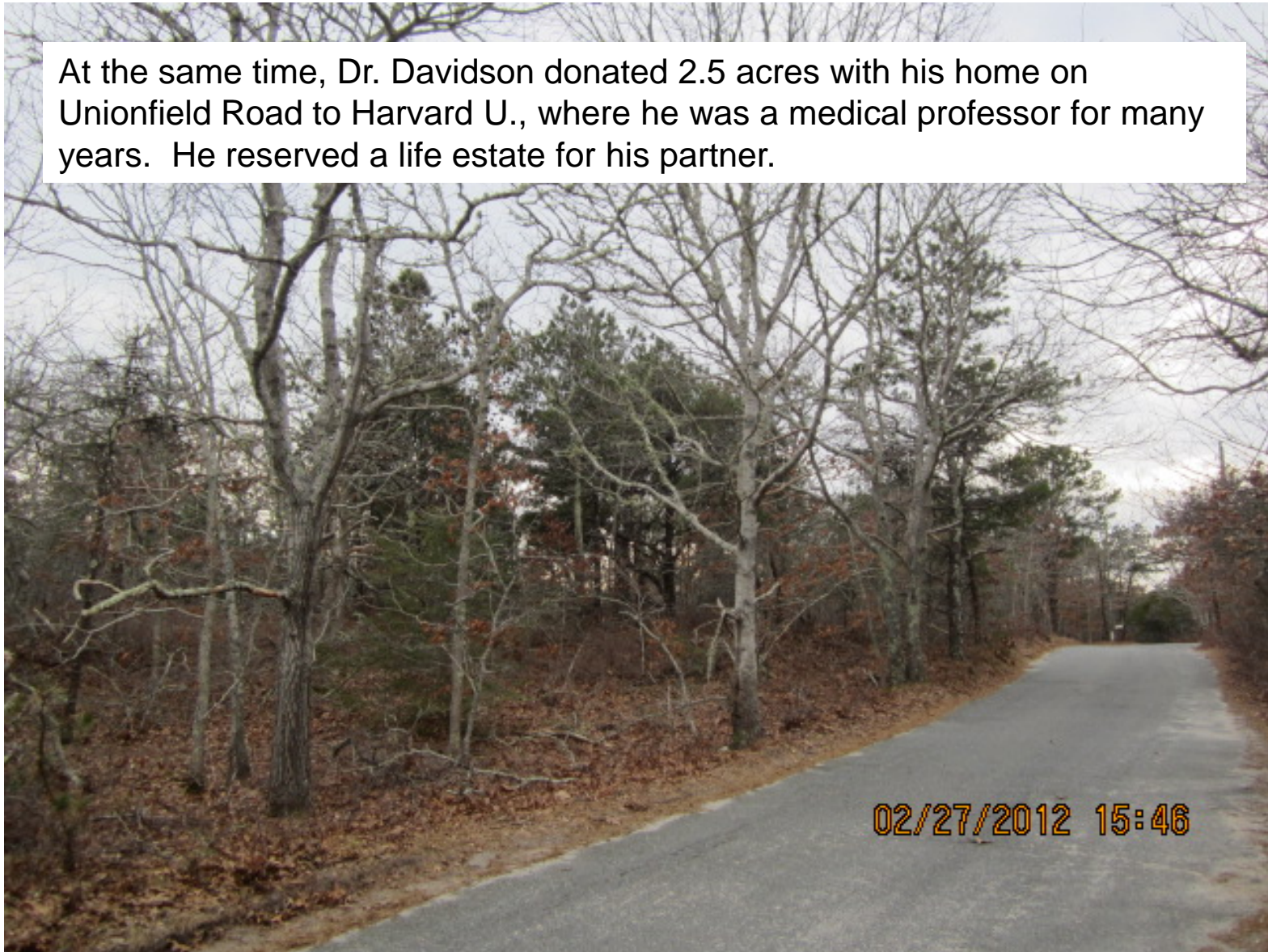
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Dr. Charles S. Davidson, a founder of the Truro Conservation Trust, died in 2000, leaving 7.5 of his 10 acres of pine woods to TCT in his will.



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At the same time, Dr. Davidson donated 2.5 acres with his home on Unionfield Road to Harvard U., where he was a medical professor for many years. He reserved a life estate for his partner.



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The Truro Conservation Trust bought the house and 2.5 acres from Harvard in 2001 for \$172,500, re-integrating it with the remaining 7.5 acres of woodland. The life estate continues. TCT held its board meetings there until recently. Property taxes are paid each year.

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In 2012 Joanna Buffington donated her 1.4-acre property on Samoset Road to the Eastham Conservation Foundation, reserving a life estate for herself and her husband.

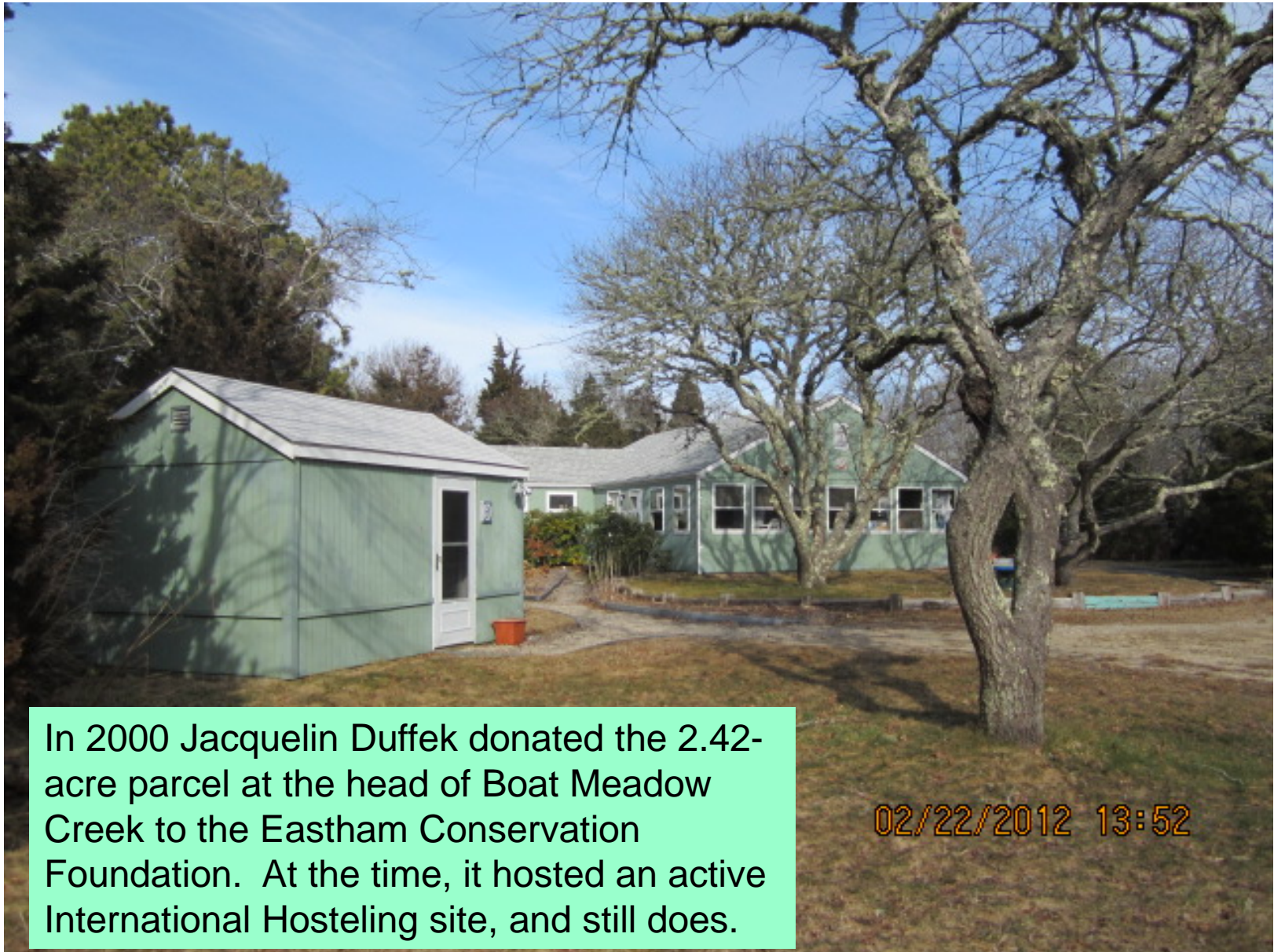


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The Foundation helped Ms. Buffington to set up a charitable remainder unitrust to benefit ECF, providing funds to demolish the house up against the salt marsh when the couple are gone and make a naturalized sitting-park/overlook for the public.



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In 2000 Jacquelin Duffek donated the 2.42-acre parcel at the head of Boat Meadow Creek to the Eastham Conservation Foundation. At the time, it hosted an active International Hosteling site, and still does.

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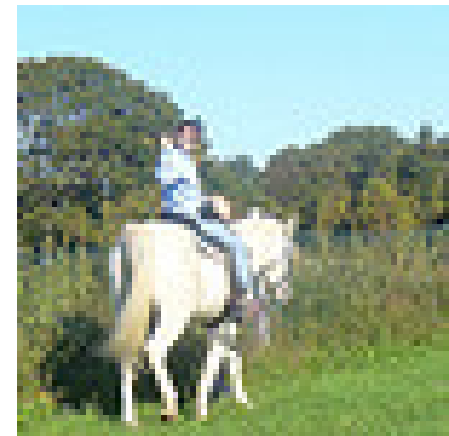
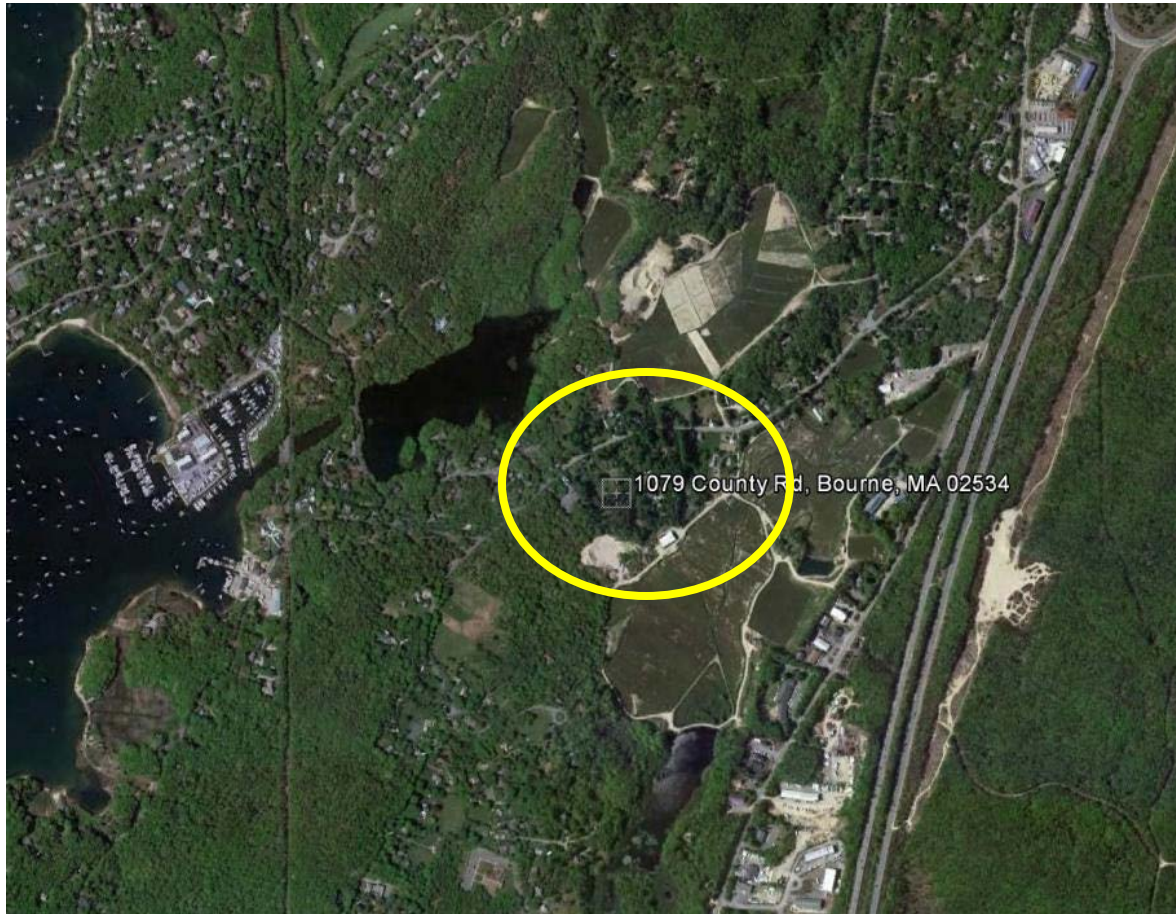
In 2009-2010, abutters raised zoning issues, preventing improvements to the hostel. IH runs the whole operation, inc. insurance.

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In 1989 the Cataumet railroad depot on $\frac{3}{4}$ acre was donated to the Bourne Conservation Trust by a local family. It was in good shape; BCT only had to add a new roof, install minor plumbing. The Cataumet Civic Assn. administers the free meeting space for AA and local groups.

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In 2006 Joan Mayhew donated her c.1870 cottage on 3.65 acres abutting cranberry bogs to the Bourne Conservation Trust. The cottage is not used, but could be for 4H or caretaker. Several horses and two goats of village folk are housed in the barn to maintain a presence on the property. Assessed value = \$372,000 in FY12.

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In 2001 Heidi Moss donated a 2.5-acre parcel with 1.5-story storage shed in West Barnstable to the Barnstable Land Trust. It is next to but not part of the Jenkins Bog.

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A local handyman stores his equipment in the shed (he came with the building! a friend of the donor's). In exchange, he mows several fields owned by BLT.

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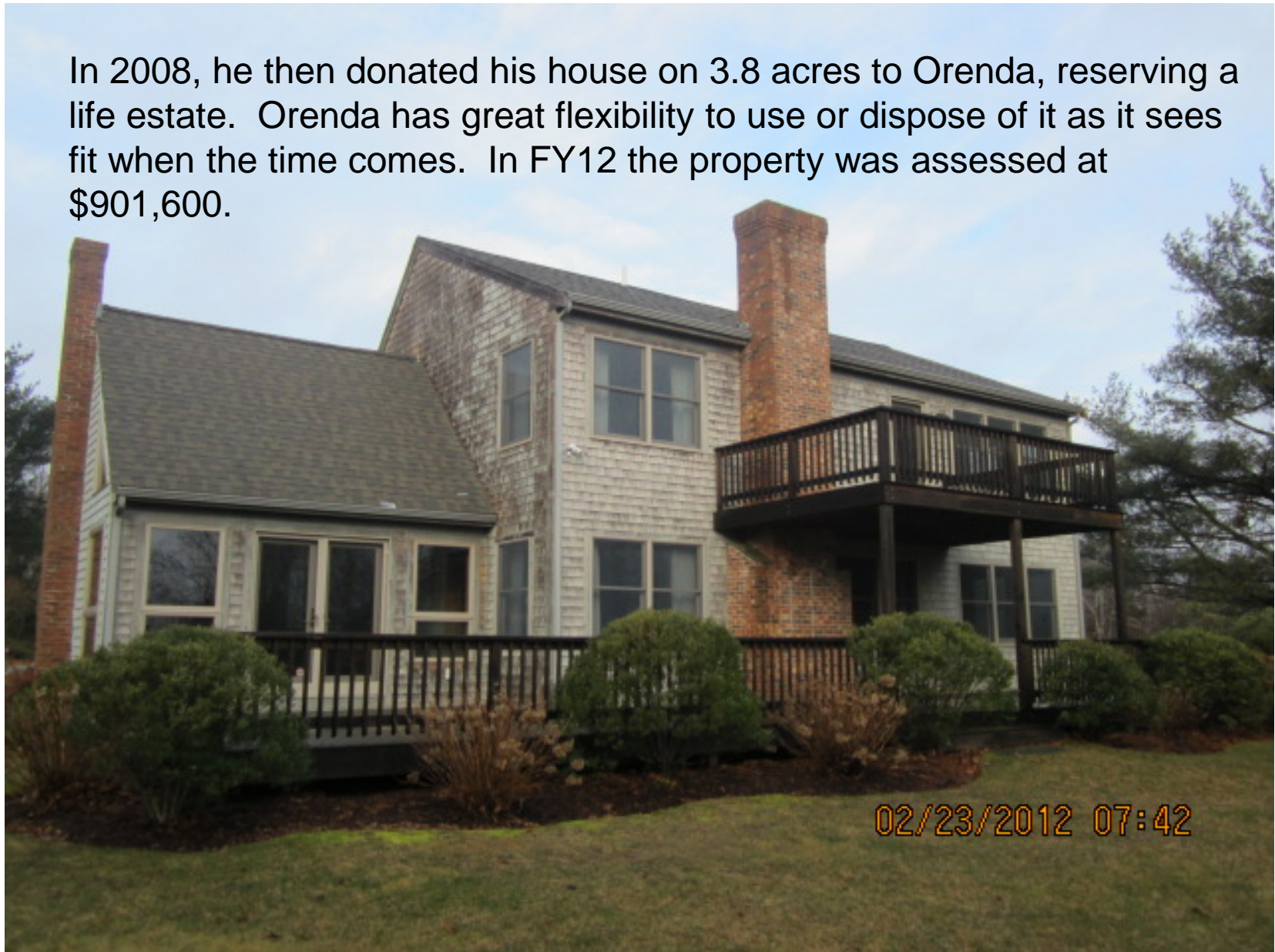
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In 2004, a West Barnstable man donated a conservation restriction on 3.43 acres of field and salt marsh next to his home in W. Barnstable to the Orenda Wildlife Land Trust. Diamondback terrapins nest in the field.



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In 2008, he then donated his house on 3.8 acres to Orenda, reserving a life estate. Orenda has great flexibility to use or dispose of it as it sees fit when the time comes. In FY12 the property was assessed at \$901,600.



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The W. Barnstable property includes a separate office/studio.



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