

**BETHLEHEM LAND TRUST BOARD**  
**Minutes—June 13, 2012**

**Call to Order:** 7:30 p.m.

**Present:** Mary Hawvermale, Jean Melita, Bev Mosch, Stuart Rabinowitz, Anneke Rothman, Vera Rosa, Sandra Ruzicka, Carol Spier, Bob Ueberbacher; John Swendsen

**Secretary's report:** The May minutes were approved.

**Treasurer's report:** Bob circulated copies of the 2011 tax return. It is 35 pages, as required by the tax code; the preparation fee was \$1,200.00. *One thing to be aware of:* Legally, no more than 66 2/3 percent of donations to a nonprofit organization may come from a single donor; that is the threshold at which an organization is considered a private foundation. Since the BLT has limited income and a single anonymous donor who is very generous, we need to be sure that the anonymous donation does not represent more than two-thirds of our income. In other words, at least 33 1/3 percent of our income must come from assorted sources. This makes increasing our membership ever more important. Also we need to increase our volunteer hours and document them for the accountant.

Two invoices are due for payment: Arbor Services for fertilizing the Bellamy Elm and the annual membership dues for the Land Trust Alliance. Stuart moved we approve these; the motion passed unanimously. (N.B.: The Arbor Services bid was approved at a prior meeting, before the work was done.)

**Old Business:**

**Bellamy Preserve Cornfield:** Following up on Tom March's request to remove trees that impede his crop growth or are too close to the power lines to his farm, Stuart, Lynn, and Bev, accompanied by Dave Misavage, looked at the trees along the west and north edges of the field. They identified many that are diseased and not worth saving and marked them with red paint.

Stuart moved we allow Tom March to take the marked trees down. The motion passed, with Mary opposed.

Stuart will communicate with Tom March; we expect Tom to take the trees down in the fall and request him to notify us when he has scheduled the cutting. He will donate several cords of wood to the BLT auction.

**Land Acquisition Committee:** Bev researched the investment made by the Canfields in the property on Still Hill in order to conduct informed negotiations with them re potential gift or sale of the property to the BLT. She subsequently met with them; they would like to see the property preserved but they are committed to realizing a profit on it, so donation is not in the picture. Bev explained that as a nonprofit organization we cannot simply make an offer without having something concrete to base it on (we need

documentation for tax and fundraising purposes) and suggested we (the BLT) have an appraisal done. The Canfields are amenable to this (the appraisal will belong to the BLT).

Estimated cost of an appraisal is ±\$400.00 (Bob thinks some appraisers base the fee on 1 percent of the value). Bev will research the fee. Vera moved we approve the concept of having an appraisal done, with the actual fee to be approved via email if convenient; the motion passed.

Bob suggested that, should we decide to purchase this property, we front no more than half the purchase price and raise the remainder. Bev will ask the Canfields to give thought to a potential payment increment schedule (which could have tax benefit implications for them).

**Annual Meeting:** The annual appeal letter is ready to print; the printer is ordering envelopes. Carol and Mary are working on an insert for the Insect program to be presented. Mary will schedule an envelope stuffing party next week. (The annual event is scheduled for July 22, beginning at noon, at the Bellamy-Ferriday House & Garden.)

**New Business:**

**CLCC Potential Grant:** Mary reports there are grants available from the Connecticut Land Conservation Council and suggests we apply for one to be used to build membership. She will follow up.

**Auction software support:** Stuart requested we subscribe to the support service for the auction software he uses; this includes real-time contact and help should it be needed during the event. The fee is \$300 annually; we approved it.

**New Board Member:** John Swendsen, present as a visitor this evening, expressed his passion for our mission and his desire to work with us. Mary moved that he join the board; the motion passed. Welcome John!

Motion to adjourn at 8:45 p.m. ...all in favor.

**Respectfully Submitted:** Carol Spier