



**SMITHFIELD LAND TRUST MEETING**  
**SMITHFIELD TOWN HALL**  
64 Farnum Pike  
Smithfield, Rhode Island 02917  
**THURSDAY, March 01, 2018**  
**Approved**

**MINUTES:**

**Present:** Barbara Rich, Marc Mahoney, Stephen Perreault, Jim Leach and Don Burns

**Absent** Dilena Diaz and Planning Board Representative

**Guests:** Paul Santucci, Town Council Liaison; Peter Pare; Lawrence Sasso; Eleanor Venable; Jacqueline Moorehead from the Valley Breeze; Revive the Roots Members, Bradford Allard, Hannah Purcell Martin; and others

**The meeting was called to order at 7:02 p.m. by Chairperson, Barbara Rich. The Emergency Evacuation and Health Notification was read.**

Barbara advised that there is a new member, Thomas Robitaille, who's term will expire in 2020. He will attend the next meeting. Barbara advised that Dilena is working due to the severe weather and is unable to attend.

- I. Minutes – Moved that the minutes of the February 01, 2018 meeting and February 01, 2018 Executive Session be approved as recorded.**

*The minutes of the Land Trust Meeting of February 01, 2018 was discussed. Jay made a motion, seconded by Stephen, to approve and adopt the minutes as written. The vote was all in favor and the motion passed.*

*The minutes of the Land Trust Executive Session of February 01, 2018 was discussed. Jay made a motion, seconded by Stephen, to approve, adopt and sealed the minutes as written. The vote was all in favor and the motion passed.*

Barbara stated that there will not be future Executive Sessions as there are no current active negotiations.

**II. Treasurer's Report.**

Barbara stated that she submitted the approved 2018 – 2019 Budget to Town Manager, Randy Rossi. Jay advised that the total budget is \$4,650.00 for the year.

**III. Discussion of By Laws – suggestions for changes.**

Barbara stated that she noticed that the By Laws gave an incorrect statute. The Committee formed a By Laws Subcommittee. The members are Marc, Tom and Stephen as the Chairman. Barbara will be available to provide any information as needed. The Subcommittee will review the By Laws and will recommend any changes.

**IV. Discuss update on signs.**

Marc stated that inventoried signs, tools and painting supplies are stored at the Conservation Office. Marc advised that he ordered ten No Hunting Signs, a few No Parking Signs and two Trail Adopter Signs. Marc stated that the Cub Scouts' adopted Olivia's woods and the Georgiaville Baptist Church adopted the Red Trail on Wolf Hill. Marc advised that he would be posting them. Barbara advised that she had a sign made for the D'Angelo Family Farm. The sign states "D'Angelo Family Farm, protected in perpetuity by Conservation Easement held by the Smithfield Land Trust". It will be posted on Old County Road. Barbara stated that the Carolyn Judson sign will need to be posted once a location is determined.

**V. Update Projects in Process**

*A. Discussion of Management Plans for Properties and annual site visits for the following properties:*

- i. Blackbird Farm (Limerock Road – 50 acres Conservation Easement) -

Nothing new.

- ii. Cavanagh Property (Log Road – 12 acres Conservation Easement) –

Nothing new.

- iii. Clark Road (105 Clark Road – 22 acres own from development) –

Nothing new.

- iv. D'Angelo Family Farm (Old County Road – 15 acres Conservation Easement) –

Barbara advised that the site visit was completed. Barbara stated that they are interested in leasing out the land for farming or a community garden.

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- v. Greenville Nature Reserve (Smith Avenue – 28 acres own from development) –

Barbara stated that the Annual Site Visit was completed. Barbara advised that Town Planner, Michael Phillips, and Town Solicitor, Patricia Buckley, are reviewing the Deed. Barbara stated that the Easement to Smith Avenue may need to be relocated to Newton Road.

- vi. Hanton City (Decotis Farm Road – 96 acres own)

Nothing new.

- vii. Hyde Tree Farm (Mann School Road – 65 acres Conservation Easement/DEM)

Nothing new.

- viii. Hoar Farm (Austin Avenue – 16 acres Conservation Easement)

Nothing new.

- ix. Caroline E Judson Trust Property (Williams Road – 50 acres own/DEM) -

Annual site visit was completed.

- x. Latham Brook Preserve (Burlingame Road/Latham Farm Road Entry – 123 acres own)

Nothing new.

- xi. Matteo Farmland (Swan Road – 50 acres own)

Barbara stated that the RI Land Trust Council invited us to participate as a host property in the Land Trust Excellence Program. Barbara advised that she selected Matteo Farmland because it is a Farm Lease Program. Barbara stated that the Excellence Program will have two sessions. The first session will feature Stewardship and the other On Site Stewardship. Barbara advised that she had spoken to the Jaswell's who lease the land and they are okay with the program. Barbara stated that the Committee would be working closely with the Professor of the program. Don advised that the land is overgrown, but he noted that they are working on clearing it.

- xii. Mowry Homestead/Mowry Farmland (Old Forge Road/Farnum Pike – 5 acres/15 acres own) -

Brad Allard from Revive the Roots discussed three topics and distributed a yearend report. \*See attached document.

The first topic was regarding the Curatorship. Brad stated that an addition of a fourth Curator to the lease agreement would provide additional income. Brad

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advised that the income from the rent has funded projects such as the restoration work on the porch. He stated that the redesign is historically accurate and RTR is working with Preserve RI and has received input from the Smithfield Historic Preservation Commission regarding the design. Brad advised that the porch restoration project is estimated to be completed by June 2018.

Brad stated that RTR is working to restructure the long term project goals and the timeline of the Curatorship to be more accurate. Brad advised that the restructuring of the timeline would include current and future restoration projects as well as beautification projects. It would also continue the lease until 2023. Brad stated that future projects are clearing and rebuilding of rock walls, restoring the garage and making structural repairs, removing collapsed structures and the installation of a certified kitchen etc. to name a few.

The second topic discussed was RTR Board of Directors and Extended Community. Brad stated that RTR consists of ten members and partners with three other groups with a similar mission. Brad advised they are Angell Farms, Artistry Exchange and Odyssey Perennials.

Brad explained that Angell Farms is a local agricultural producer that farms two acres of farmland known as a presentation garden because it highlights sustainable and safe growing techniques at Mowry Commons. Agriculture Subscribers can pick up weekly baskets of fresh produce.

Brad stated that Artist Exchange is a non-profit that has worked with RTR to obtain Grant funding such as the Sheep Husbandry Program. Brad advised that twice a day individuals from local group homes come to take care of the sheep and they are sheared on a yearly basis. Brad stated that they have also secured funding for a handicapped garden bed which will be built in the spring.

Brad advised that Odyssey Perennials is a small nursery that specializes in hard to find native edible and ornamental perennials. Brad stated that they hope to increase their gardens to the size of the gardens at Mowry Commons. Currently they occupy 625 square feet.

Brad advised that RTR maintains a 501C3 Federal Non-Profit status. Brad stated that they have received several Grants used to fund improvements.

The third topic discussed was Plans for 2018 and Beyond at Mowry Commons. Brad stated that RTR want to improve and expand events as well as to expand their partnerships. Brad advised that RTR will continue work with the National Resource Conservation Society which has helped them with Grants and funding. Brad stated that community events have always been a big part of RTR. Their goal is to create a community space. Brad advised that some events for 2018 are community baking days and community garden pot-lucks etc.

Further information regarding RTR can be found on their website, [revivetheroots.org](http://revivetheroots.org)

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Barbara stated that the Smithfield Land Trust were the first to have a Curatorship in RI. Barbara advised that it has been a great program, a great partnership with RTR and PRI. Don stated that many people were initially skeptical of RTR and the Curator Program, but it has done very well.

- xiii. Olivia's Forest (Ridge Road – 31 acres – donations by Mr. Gallo and from development) -

Annual site visit was completed. This property is adopted by the Cub Scouts.

- xiv. Pavao Plat (Evans Road 6.5 acres own from development) –

Nothing new. Don stated that the property is near Gloucester.

- xv. Jim Russell Property (Burlingame Road – 43 acres own) –

Nothing new.

- xvi. Sasso Property (Mann School Road – 21 acres Conservation Easement) –

Nothing new.

- xvii. Sleboda Farm (Whipple Road – 56 acres Conservation Easement) –

Nothing new.

- xviii. Captain Elisha Steere Farm – Booker (W. Greenville Road – 8.54 acres Conservation Easement) –

Nothing new.

- xix. Steere Orchard (Austin Avenue – 20 acres Conservation Easement) –

Annual Site visit was completed February 2018. Barbara advised that they have planted a lot of trees. Stephen stated that there were a lot of deer. Don advised that they tried to put a natural border between the Orchard and Conservation's Land which abuts it.

- xx. Wolf Hill Forest Preserve (Pleasant View Avenue – 295 acres own) –

Annual site visit was completed. Barbara stated that she will get a large copy of the updated trail map for the kiosk. She will post instructions for hikers to download a copy of the trail map from [exploreri.org](http://exploreri.org).

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B. *Discuss updates on Scout projects and other projects on Land Trust Properties.*

Barbara stated that Renee Finlay from Conservation is interested in finding places to plant native plants along the trails. She will attend a meeting in the future to talk about her program. Barbara advised that it would be good for the wildlife and suggested Wolf Hill as a possible location. .

Marc stated that there were no changes from last month's meeting. Marc advised that there are three Scout Projects. Marc advised that Dominic Vivera is interested in an Eagle Scout Bridge Project for Greenville Nature Reserve. Marc stated that John Fontaine, Troup 1, Georgiaville contacted him in regards to his Scout Project in Olivia's Forrest. He would like to identify trees and place corresponding signs next to them. Marc advised that he would contact the Cub Scout's Den Mother regarding the Bench Project that they would like to make for Olivia's Forest.

C. *Discuss updates on Grants*

Nothing new.

D. *Discuss updates on Mary Mowry House Project.*

Barbara stated that Revive the Roots and Preserve Rhode Island are working on the next five year Curatorship Plan, restoring the porch and fundraising plans.

E. *Discuss updates on Volunteer Stewards.*

Marc stated that there are 204 Stewards to date.

F. *Discuss updates on Risk Management.*

Marc advised that he would have separate projects for Bryant. He advised that he forwarded the meetup schedule. Marc stated the list of maintenance projects is posted on the google drive.

G. *Discuss updates on Technical Review.*

Don stated that there was nothing pertaining to Conservation or the Land Trust.

H. *Discuss upcoming Calendar.*

i. Land and Water Summit will be March 10, 2018 –

Barbara stated that Stephen registered and would be attending. Barbara advised that she would also attend, but would be going early.

ii. Participation in Land Trust Days –

Barbara stated that the Smithfield Land Trust would be participating this year. Barbara advised that she would ask Jonathan Twining about a tour of the vernal pools, giving a turtle and frog count though she added that it's

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usually done in early Spring. Barbara suggested a walk to identify local birds. Marc stated that Mowry Farm would be a good place. Don stated that there is a vernal pool on a trail that Fidelity put in there. Barbara stated that the RI Land Trust Council does all the publicity for no cost, but we need to provide dates and activities.

iii. Earth Day cleanup is April 21, 2018 –

The committee discussed Land Trust properties to cleanup. Each area will be coordinated with the Town's cleanup for Earth Day. Marc stated the properties we have trails on are fine. Latham Brook has a tree stand, but Barbara wasn't sure it was on our property. Mountindale Road needs to be cleaned up behind the shopping Center. Barbara stated we could ask our Stewards to work on other properties and not necessarily only Land Trust Properties since they are well maintained.

I. *Discuss updates on Conservation Commission News.*

Don stated that there is nothing new. Don noted that he would like to build a bridge across the gorge at Georgiaville Beach. Don advised that it is advertised as a scenic walk. Don stated that an Engineer will be at the next Conservation Meeting and he will ask for an estimate.

**VI. Public Comment (5 minutes)**

Peter Pare stated the tree on the yellow trail at Russell will be cleared Peter advised that both he and Steve will help out if other trees need a chainsaw.

Brad Allard asked to include Mowry Farm at Farnum Pike for clean up on Earth Day. If needed, Additional parking would be on 200 Farnum Pike, which is located next to overpass over Rt. 95.

Eleanor Venable stated she is representing the Senior Group from Waterman Lake. She advised that they are interested in the Land Trusts views regarding Senator Winfield's Bill to dissolve the Land Trust. Barbara stated that a representative from the Land Trust will contact her directly to discuss her concerns. Ms. Venable stated that the Senior Group has trouble attending meetings, but they can still vote. She advised that the majority of them are environmental activists and are not interested in the transferring of property ownership. Ms. Venable advised that because many don't drive at night or at all, that Senator Winfield will be coming to speak with them directly. She invited Barbara and other members of the Land Trust to attend as well. The meeting will be on 3/10/18 at Senior Housing at Waterman Lake.

**VII. Adjournment.**

Jay made a motion, seconded by Marc, to adjourn the meeting at 7:46 p.m. The vote on the motion was unanimous and motion carried. **The next meeting will be April 05, 2018 @ 7:00 p.m.**

Respectfully Submitted by,

Sharon M. Gilmore  
Recording Secretary



Revive the Roots  
Land Trust Update  
March 2018

**Topic 1: Revive the Roots Curatorship, Recent Updates and Conversations with Preserve Rhode Island**

- The addition of fourth Curator to the lease agreement will provide extra income for upcoming projects as well as providing additional support for future curator roles.
- Through rent paid by curators, Revive the Roots has saved enough capital in order to fund the restoration of the two-story front porch.
- The Historically accurate redesign of the porch has been discussed with the new project leader, Dave Painter, from Preserve Rhode Island.
- Preliminary renderings and project plans have been made for the restoration of the porch, and, with additional input from historical preservation experts, the plans will move forward to permitting and execution.
- The porch restoration project is projected to be completed by June 2018.
- The working, long term project outline for the Curatorship is being re-visited and restructured to more accurately represent the goals and timeline of the ongoing curatorship of the Mary Mowry household.
- This restructuring of the timeline includes current and future restoration and beautification projects, not only bringing Revive the Roots to the end of the original structured Curatorship Lease in 2023, but continuing the plan into a renewal of the Lease.
- Future restoration projects include, but are not limited to: clearing and rebuilding historic rock walls, removing collapsed structures on the property, re-shingling the roof and making insulation improvements in the attic, restoring the garage and making structural improvements, improving flow and safety on the property by improving parking, walkways and patios and the installation of a certified kitchen.

**Topic 2: Revive the Roots Board of Directors and Extended Community**

- Revive the Roots currently has 10 members on it's board of directors, who meet as a group once a month at the Mary Mowry Household, to discuss plans, projects and events.
- Revive the roots has maintained a 501c3 federal non-profit status since 2014, and continues to utilize this through various grant funding, continuing to improve the 18 acre property "Mowry Commons"
- Revive the Roots acts as a small business incubation space, for individuals and groups with similar missions.
- Currently, there are three major partnerships which Revive the Roots maintains as a part of running Mowry Commons.

1) **-Angell Farms**, a local agricultural producer, works with Revive the Roots to cultivate and grow on 2 acres of farmland at Mowry Commons. This space is a "presentation garden" which

highlights the sustainable and safe growing techniques they follow. Mowry Commons also acts as a "Community Supported Agriculture" "CSA" pick up location for Angell Farms, whereas individuals from the community pick up baskets of fresh produce weekly as part of their CSA subscription.

**2) -Artists Exchange**, an exceptional non-profit based out Cranston RI, has worked with RtR to secure grant funding for the building of structures, the purchase of sheep, and to cover maintenance costs, in order to run a "Sheep Husbandry" program. Twice daily, individuals from local group homes come to RtR to take care of the sheep and learn. Twice yearly, the sheep are sheared and the wool is used for arts programming at Artists Exchange.

-Grant funding has been secured by the Artists Exchange to build a 10 station, handicap accessible raised garden bed to be used along with their programming and local group homes. This garden bed is being built this spring.

**3) -Odyssey Perennials**, a small scale nursery specializing in the propagation of hard to find native edible and ornamental perennials, currently occupies 625 square feet of nursery space, and plans to continue to grow the operation while enhancing the diversity, beauty, and size of the gardens at Mowry Commons.

### **Topic 3: Plans for 2018 and Beyond @ Mowry Commons**

-A new website has been launched for the 2018 season! -[revivetheroots.org](http://revivetheroots.org)

-Revive the Roots has several active grants with the National Resource Conservation Society, including the funding and installation of a drilled well, irrigation improvements and habitat rehabilitation. The NRCS has served as an important proponent in the success of Mowry Commons and we will continue to work with them to improve the function of the property.

-Revive the Roots will be applying for several small grants this year to continue the improvement of the space surrounding its community gardens.

-Of the 28 individual raised bed community garden plots, and 10 handicap accessible plots, RtR hopes not only to fill all spots for the 2018 season, but continue to improve and expand its community gardening program.

-Community based events have always been an important part of the Mission of Revive the Roots and we plan to continually develop our programming and partnerships in order to create a truly useful, well working, community space where all can come to share, learn, play and grow.

-Some events for the 2018 season include: Community Baking days, volunteer days, CSA pick-ups, plant sales, community garden pot-lucks, en plein air painting, and more.

-Future funding for projects like handicap accessible bathrooms, a community garden center, certified kitchen and improvement of access through the property is currently being pursued.

-Info on Revive the Roots members, partnerships and programming can be found @ [Revivetheroots.org](http://Revivetheroots.org)