

**Division  
of Forests  
And  
Lands**



*State of New Hampshire*  
**EASEMENT MONITORING  
INSPECTION REPORT**

**Inspection Date:** *February 14, 2022*  
*May 19, 2022*  
*July 12, 2022*  
*September 28, 2022*  
*October 6, 2022*  
*November 8, 2022*

**Agency / Program:** DNCR/Forest Legacy

**Easement Name:** CT Lakes Working Forest **Acres:** 146,000

**Town / Location:** Pittsburg, Clarksville, Stewartstown **AKA:**

**Current Owner:** Bluesource Sustainable Forests Company (Anew Climate)  
Shawn Hagan  
Regional Director of Forest Operations

**Address:**

**Phone:** 906-281-3480  
**E-mail:** shagan@anewclimate.com  
**Cell:**

**Owner Contact:** LandVest  
**Address:** PO Box 237  
West Stewartstown, NH 03597

**Phone:** 603-246-8800  
**E-mail:** **Cell:**

**Landowner contact prior to inspection:**  Yes  No

**Status: To the best of your knowledge, judgment, and observation, is there compliance with the terms specified in the conservation easement? Please describe as necessary.**

No violation observed  **Pending** (requires further evaluation)  **No** (see explanation below)

**Post-inspection Landowner Communication:**

**Description of current land use:** This 146,000 acre piece is the largest privately owned parcel of land in the state of New Hampshire. It is a working forest, and managed intensively. The state of NH owns the road network and the entire property is open for recreation. When the conservation easement was put in place the property was owned by Lyme Timber Company, who sold it to Heartwood Forestland Fund VI (HFF) in 2010, with TFG as the managing partner for HFF. In 2022, TFG was bought by Anew Climate, which was previously Bluesource Sustainable Forest Company, which acquired all their land holdings. The day to day management of the property is handled by LandVest.

**Condition of Boundaries:**     Excellent     Good     Fair     Poor

**Comments:**

**Stewardship / Forestry Plans:** The Stewardship Plan was officially signed and approved October 23, 2012, however, the planning horizon on the plan was from 2009- 2018. Therefore, the plan was set to expire. TFG decided to complete a quick stewardship plan renewal just for a 2-year window. LandVest has completed a full 10-year revision, which was reviewed during summer of 2021 by Forests and Lands and Fish and Game staff and recommendations made. The plan was signed March, 21, 2022.

**Most recent update: 2021    Forester: LandVest    Renewal Date: 2031**

**Inspection description / observations / comments / management needs / info requests / etc.**

*List man-made alterations and management activities (conducted or planned) noting extent, location, purpose, individual responsible (if appropriate) – Examples: construction, dredging, filling, trails, timber harvest, clearing new fields, etc. Also, list natural alterations / occurrences - Examples: erosion, fire, ice, invasive species, flora / fauna, etc. Note location and attach maps, photos, and illustrations as necessary and all persons in attendance.*

This year, I went out on the property several times during the course of the year trying to make a concerted effort to spend more time monitoring the property.

February Monitoring Trip

On February 14, 2022 Jake, Jill, Todd Caron, Todd, David D, Alexa and I were all present for our winter monitoring tour. Our first stop was at “Meat Sweats” which had a mix of prescriptions including free thinning, irregular shelterwood and a small patch of OSR. This was cut by Josh Boire, and they did a nice job of retaining the spruce. The overstory removal was on 4-5 acres where they left nice quality yellow birch and sugar maple poles, both regeneration and advanced regeneration. The second stop was “Bear Grease” which was approximately 300 acres of free thinning. This was cut by 2 hand cutters (figure 1). The third stop was “Moose Brook”, which was a mix of OSR and group shelterwood removing the declining sugar maple. Lastly, we stopped at “Crystal Sky” which was a 300-400 acre free thinning. Part of this harvest was in the deeryard and had more softwood mixed in. They “followed the veins of mature fir” through this area. The thinning area looked great!



Figure 1- Depicts the cutting at “Bear Grease”

The third stop was “Moose Brook” which was approximately 300 acres in size, while only cutting 190 acres. This was a group shelterwood with some OSR mixed in. The goal was to remove the declining sugar maple.

Lastly, we stopped at “Crystal Sky”, which was 300-400 acre free thinning to improve the stand and remove dieback. There was a section that was mixed wood to softwood that was a deer yard. They followed the veins of mature fir through the softwood area. The thinning looked really nice.

### May Monitoring

On May 19, 2022 I met with LandVest foresters Bennet and Todd to look at a few items they had questions about. Our first stop was at Northwest Indian where they wanted to upgrade a winter road. They were interested in gravelling approximately 2 miles of existing road that had previously only been used in the winter. Their plan long term was to gravel more in subsequent years, but this first season just doing the first 2 miles. While in this area we looked at an area they wanted to put a group on the SMA, approximately 1.5 acres in size. Due to condition of the site, it was appropriate to put a group in this location despite it being within an SMA. We also looked at the softwood buffer that LandVest was hoping to harvest in. It was recommended to put skid trails 75’ apart and to reach in from the trails, leaving enough overstory to create regeneration in the softwood and keep continuous cover for wildlife. There were pockets of existing regeneration, and it was discussed opening up around those pockets to release the regeneration.

Next, we looked at a similar site on Lamb Valley Brook Trail, off Perry Stream Road. It had pure balsam fir and red spruce, with little regeneration. Again, it was recommended to place skid trails 75’ apart and reach in from the trails for single tree selection to create some light conditions favorable to for softwood regeneration.

Lastly, we looked at the washout on the Indian Stream Road. This area continues to be a problem and the road will probably need to be moved in the future to stabilize it long-term.



*Figure 2- Shows the washing on Indian Stream Road*

### July Monitoring

On July 12, 2022 the foresters, Todd and Bennett, invited me to look at 2 gravel pit opening/expansion areas off of Lois Lane. The 1<sup>st</sup> pit area had been used in the past, which was within the riparian SMA. They wanted to expand the gravel pit but within the existing footprint of where the trees had removed in the past. The 2<sup>nd</sup> pit had also been used before but was not currently active. It was recommended that they leave a 150-foot no cut buffer toward the riparian buffer and the wetland but allowed to expand a little outside the existing footprint.

### September Monitoring

On September 28, 2022, Bennett, Jill and I went out to look at an upcoming winter harvest in a deeryard SMA, named Shashimi. It was discussed about putting small groups in the deeryard area and keeping an uncut matrix intact, while taking out the poor-quality hardwood and mature fir. The whole unit would be approximately 140 acres, but all of it wouldn't be harvested. There was a pocket of old PCT in the front that had more hardwood mixed in. There was also a section that would be treated with group shelterwood. We had good discussions throughout the day on how to protect the deeryard while still harvesting timber and appreciate these opportunities.

### October Monitoring

On October 6, 2022 Jill, Jake, Todd R., Todd C., David D, Bennett and I all met for our summer monitoring trip. Our first stop was at "Back Woods", which had a mix of prescriptions including a seed tree in an old PCT area and a patch cut. This harvest area was approximately 14 acres along the East Branch of Indian. We had a discussion at this stop about the softwood management, though it looked really nice there was discussion about making sure there is enough mature softwood property wide. There was also a 7-acre area of shelterwood as part of "Back Woods" that looked great! Lastly, we stopped at "Spruce Grouse" on northwest Indian, which was a beech SMA. It was a combination of single tree selection with small groups and seed tree. This was off of the new summer road which was an upgraded winter road which had already been reviewed.



*Figure 3- Depicts the softwood cutting at "Back Woods"*



Figure 4- Shows the cut-to-length processor

### November

While in the area, I decided to check on some of the harvests up near Mt. Pisgah, off of the Cedar Stream road network. The jobs were not active any longer and closeout work had not yet been done, but you could see that it had been very muddy in there at one point. There were significant ruts in the woods as well as on the road and many loads of gravel had been added to the road. Although, this is a difficult area to access and the weather wasn't cooperating it is important that BMP's are being followed at all times.

As a reminder, please remember to get all additions to the AOP, including maps, to Jake and I with ample time to review before harvesting begins.

There were several camp requests that were looked at throughout the year and approved. There was a new camp request for one of the lots that had just been awarded this past summer. LandVest continues to be good about sending camp requests to Forest and Lands for review.

Jake DeBow and Jill Kilborn went out several times to look at planning within the SMAs as well throughout the year. There are letters in the file addressing all visit to SMAs.

Periodically, I will check on the property while nearby working on state land or other easement areas.

In the fall, the property was rumored to have been sold. As of the end of December, it is unclear if the property did in fact close yet, but it will be changing hands to Anew Climate, which is a carbon company that bought out Blue Source which acquired TFG and all of the inholdings. LandVest will still be handling the on the ground management, at least in the short term.

Overall, it appears that the conditions of the easement are being met; F&G and F&L appreciate the continued cooperation.

**The following additional information / updates are attached to the office copy of report:**

GPS    Photos    Other

**Post-report follow-up needed?**    No    Yes:

**To Review During Next Monitoring Visit:** During the upcoming year, Forest and Lands staff will make an effort to monitor the property more.

**Monitored by:**  Margaret Machinist

**Signature:** Margaret Machinist (*signed original in file*)

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**cc (electronic):** Mark Faulkenberry, Forests and Lands  
LCHIP - "\_Pittsburg\_ConnecticutLakesHeadwaters\_MonReport"