



## ALC Begins “Anniversary Fund” in Honor of Francis J. Carey

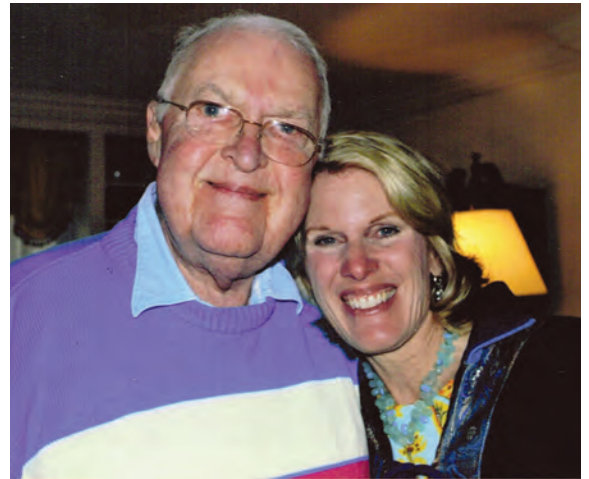
Aiken Land Conservancy (ALC) is proud to announce the creation of the “Anniversary Fund” after receiving a bequest from Francis J. Carey, directed by his daughter, Elizabeth (Biz) Carey Gregory. “This very generous bequest allows ALC to begin building a fund to give us the flexibility to be pro-active and aggressive in protecting important properties in Aiken as development pressures increase,” said Larry Comegys, ALC President. “It will also allow us to strengthen our Aiken Young Conservationist program as well as consider other educational opportunities to engage young people.” The Carey bequest starts the Anniversary Fund, named to celebrate the ALC’s 25th year in 2015.

Aiken resident, Dr. Elizabeth (Biz) Carey Gregory, received a Bachelor of Speech in Theatre from Northwestern University, then became an Estates and Trusts Paralegal, and culminated in acquiring a degree in Veterinary Medicine from the University of Pennsylvania. “I am very proud of how my father supported education all over the U.S. and I am very thankful that he gave me the choice of directing funds to charity rather than receiving them from his estate, allowing me to make a gift to ALC,” said Dr. Carey Gregory. “My father shared my passion for conservation, and this gift allows us to ensure that the next generation will continue to protect special places and practice good land stewardship,” she said.

“My father instilled in all of us that whatever you do, do the best you can,” said Dr. Carey Gregory. “He taught us the importance of giving back and pitching in when you can.” Mr. Carey was not only a good father and role model; he also passed along strong values to his ten grandchildren, whom he adored.

Mr. Carey was a prominent Philadelphia lawyer, investment banker and philanthropist whose family roots go deep in education circles. A native of Baltimore, he was born to a family of lawyers and inherited a great appreciation and dedication to the law and to educational institutions from his parents and grandparents. His father, Francis James Carey, was a prominent Baltimore corporate attorney and legal writer. His paternal grandfather, Francis King Carey, authored Carey’s Forms and Precedents and numerous articles about local and international politics. He also served as president of the National Sugar Manufacturing Company (located in Sugar City and Denver, Colorado). His grandmother, Anne Galbraith Carey, was the founder of the Gilman Country School in Baltimore, the first country day school in America. His maternal grandfather, John Samuel Armstrong, founded Arizona State University.

Mr. Carey earned his A.B. and J.D. degrees from the University of Pennsylvania and completed executive programs in corporate finance and accounting at Stanford University Graduate School of Business and at the Wharton School of the University of Pennsylvania. Mr. Carey was President and Vice Chairman of the Board of Directors of W.P. Carey, one of the largest net lease firms in the world.





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# Executive Director's Report

*Katie Roth*

Welcome to the Spring/Summer edition of the *Conservation Chronicle*. We have lots to share with you in this issue.

This year marks the 25th anniversary of Aiken Land Conservancy. We are very proud of how our organization has continued to grow throughout the years, and the thousands of acres that we have been able to preserve. Our success is a tribute to the dedicated individuals who started what was then called ACOLT (Aiken County Open Land Trust). Since the early days, ALC has continued to evolve and build awareness in the Aiken community. We have been fortunate with the caliber of board members who have led this organization over the years. They all shared the vision to preserve the character of Aiken County and each one of them brought their expertise and talents to ALC.

It is fitting that Conservation Conversations comes from one of our founders and original board members, Lee Dane. Lee has been instrumental in ALC's success and still remains involved today. Her passion for preservation inspired her to place a conservation easement on her own land. She shares her views on why this decision was important to her. You can clearly feel her love for the land and her photographs show the beauty that surrounds her.

We would like to thank everyone who attended Clays for Conservation on March 22nd. We had a great turnout and look forward to growing this fundraiser next year. Be sure to check out the photos in this issue and join us in congratulating Manfred Schach von Wittenau – our Sportsman's Challenge winner!

One important goal for ALC this year is to increase our membership. Do you have family and friends that are interested in conservation? Please share this newsletter with them. The more support we have, the more land we can preserve in Aiken County. 🌿

*Cover: Wood Storks at Edisto River Reserve.  
Photography by Lee Dane*

*ConservationChronicle Spring/Summer 2015*

*The mission of  
Aiken Land  
Conservancy  
is to preserve  
natural and historic  
resources through  
land conservation.*

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# President's Report

*Larry Comegys*

As we mark the 25th anniversary of the founding of the Aiken Land Conservancy we can be proud of many achievements. We have protected nearly 40 properties. We have been good stewards in the management of our land. We have solid organizational systems and procedures. We have attracted excellent staff and committed board members over the years. We have a strategic plan and vision for the future. In short, our actions have aligned with our stated mission to “protect natural and historic resources through land conservation”, helping to protect our unique community and its high quality of life. But as important as it is to celebrate achievements, reaching the 25-year milestone also brings a focus on the future.

Over the next 25 years Aiken will face significant growth pressure. The growth need not come at the expense of those things that make Aiken unique and attractive. We cannot stop growth, nor should we, but we can help direct it by protecting the open space that defines our community and its quality of life. Growth and quality of life can be kept in balance. Communities that understand the value of open space consistently have a higher quality of life, a more vibrant civic life, a thriving business environment, and stronger property values.

Protecting open space in the future will need increased effort in two areas. First, we should work to increase public awareness of the value of open space by expanding our educational programs. Second, we should build an open space “war chest”, incremental funds raised in addition to the regular donations which cover operating expenses. This “war chest” is needed as development pressure on open space is forcing land trusts to rely more heavily on tactics that include buying development rights, or even outright purchase of critical properties, to protect them from development.

The recent bequest from Francis P. Carey, is an important start to build new funding for open space acquisition and education. The Anniversary Fund, which his bequest allows us to establish, honors Mr. Carey’s life of service to the community. His generosity, with the support of his daughter Elizabeth Carey Gregory, provides the Aiken Land Conservancy a significant new tool to achieve our mission “to protect historic and natural resources”. As the Anniversary Fund grows, and attracts contributions from others, our effectiveness in helping to protect Aiken’s quality of life will also grow. Thank you Mr. Carey.





# Frampton W. Toole, III

## *ALC Welcomes New Board Member*

The ALC welcomed Frampton W. Toole, III, to the Board of Directors last summer. Frampton was born in Aiken, and holds B.A. (history) and J.D. degrees from the University of South Carolina. He has been an attorney in private practice with Toole and Toole for 35 years, specializing in real estate, probate and commercial law. Frampton retired from the United States Army Reserve after more than 27 years with a JAG-Rank of Lieutenant Colonel. He also serves as a member of the USCA Partnership Board. Frampton has a son, Frampton W. Toole, IV, and enjoys hunting and attending University of South Carolina sporting events.

### *Continued from page 1* *Anniversary Fund in Honor of Francis J. Carey*

As chairman and CEO of the W. P. Carey Foundation, a philanthropic organization that supports educational institutions, he played an instrumental role in the founding of the Carey Business School at the Johns Hopkins University, the Francis King Carey School of Law at the University of Maryland and the W. P. Carey School of Business at Arizona State University. Mr. Carey also served as a life trustee of the Gilman School, and was on the Board of Trustees of the Maryland Historical Society.

“We are very thankful for this generous bequest,” said Comegys. “We are honored to receive this gift and will make Mr. Carey and Biz Carey Gregory very proud of our efforts.”

ALC plans an outreach campaign to further establish the Anniversary Fund. If you are interested in making a donation or a bequest, please contact Katie Roth, Executive Director at 1-855-ALC-LAND. 🌿

## Upcoming Events

Katydid CDE Brunch: November 8, 2015

Bloodies and Bagels: November 26, 2015

Clays for Conservation: January 17, 2016



# Conservation Conversation

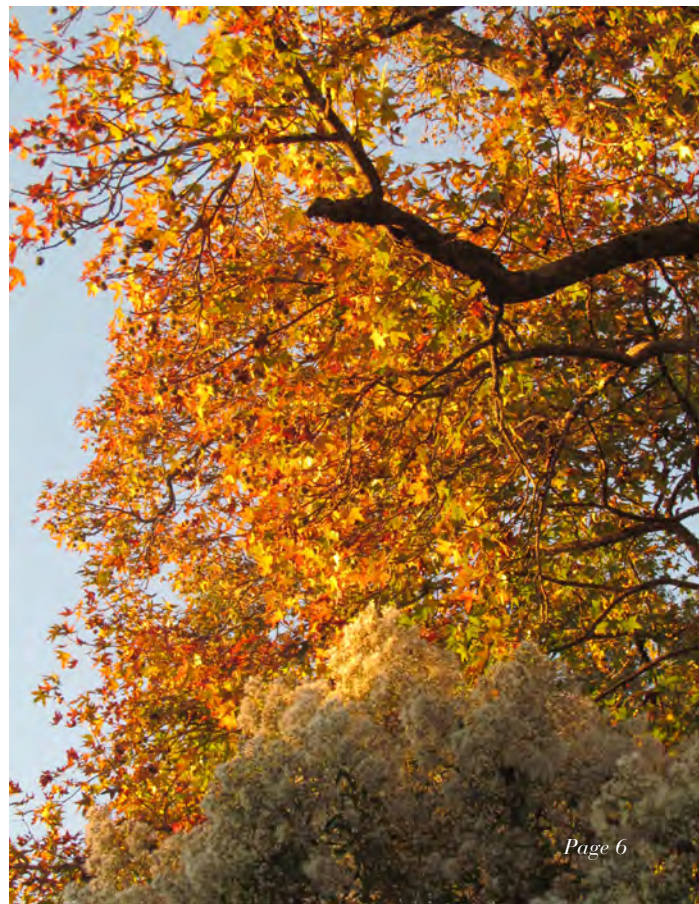
## With Lee and Roger Dane: *Edisto Farm Reserve*

Why a conservation easement? A tax deduction. That was nice, too. But for us the main incentive was permanent protection of the core of our beautiful farm.

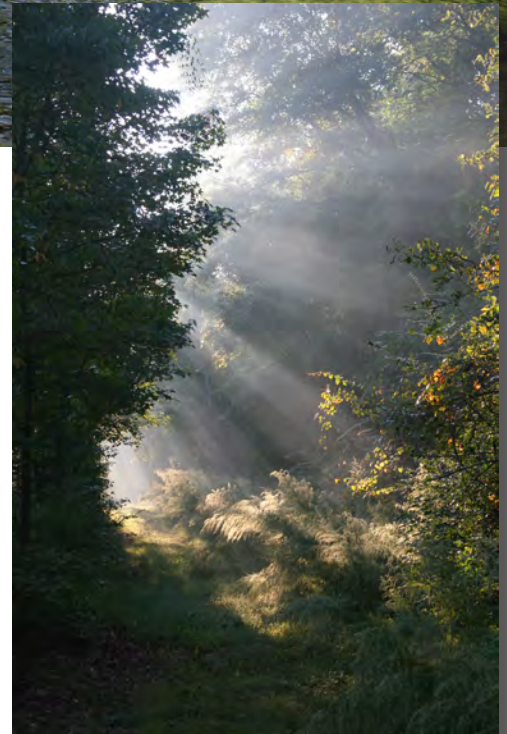
What have we protected? 277 acres of South Edisto River, adjacent flood plain ponds, steep banks and upland, containing a myriad of microhabitats and associated plant and animal treasures. We tailored the easement very precisely as we wanted it to be. What rights did we keep? We can cut dead trees for firewood, timber (with a South Carolina forester's approved plan) the few pine stands in the easement, walk the trails and hunt as long as the farm is in single ownership, the latter to prevent poaching and to keep Bambi from eating the floral treasures that mean so much to us

What else? First, the magnificent white oaks that dot the slopes throughout the easement. The spring sunlight sifting through the new green dapples understory dogwoods, redbuds and wildflowers, while the gold-turning leaves in the fall are heart-stopping. They will never be cut. Those same oaks, plus a multitude of other tree and understory species create habitat for the neo-tropical migrants we love, and serve as nesting sites for 5 of the 8 warblers that are in trouble in South Carolina. There are native black walnuts downstream, a particularly slow-growing species that will never be cut. The now-uncommon bottomland hardwoods support some of our favorite birds (those nesting warblers again, plus the Northern Wood-Thrush) and sheets of kalmia and wild azaleas, five different species at last count. Again, this habitat will never be cut. Because it's flood plain, it also holds and releases slowly those major floods that happen all too seldom now as over-use and global warming reduce the river's flows.

Is all of the easement forested? Not at all. There are many acres of old-field succession that we've retained the right to return to pasture if we choose. The half-grown fields house a full suite of birds that give us joy when we tire of the trill of the Wood Thrush or the "What's with you" of the Hooded Warbler. There are several ponds. One of these we manage for endangered Wood Storks. They come in summer when the youngsters range wide looking for summer feeding grounds.







We release the water slowly over three months, letting all the waders and shore birds gorge on fish and crawdads. What a joy to look down and see 50 or 100 Wood Storks clacking along beside egrets, herons, ibises and all the smaller shorebirds that love the mud!

Scenic wonders? Well, not Niagara, but there is the only waterfall on the South Edisto River. It's glorious in full spate, and creates a good swimmin' hole where we can dip in with the water moccasins when the water is down.

Historic sites? A Gregory family cemetery where the stones of parents and children date back to the early 1860s, and unmarked graves are earlier than that. And the stills ... this valley was known as Bootleg Hollow. We've probably found 50 stills over the years, and we aren't done yet. The oldest were located by the steel hoops that bound old oak barrels. Later ones include 50-gallon drums and glass canning jars or gallon jugs, and the most recent stills used 1,000-gallon tanks and sold liquor in plastic Clorox bottles. And we have a wealth of bootlegger tales.

Is it worth it? We've given up some timber income, and some future development potential. But we know the things we love the most about this farm will always be there. It is so worth it to us that we plan to expand the easement in the not too distant future. It's worth it indeed.



# AIKEN LAND CONSERVANCY'S CLAYS FOR CONSERVATION

Aiken Land Conservancy brought back our popular Clays for Conservation fundraiser on Sunday, March 23, 2015. A cool, rainy day did not deter attendees from gathering at The Carolina Star Gun & Hunt Club for the second year to enjoy a variety of sporting activities. Participants enjoyed skeet and trap shooting, and expert instruction was available for beginners. Those more experienced competed in The Sportsman's Challenge at 5-stand. Manfred Schach von Wittenau came away the big winner with Bennett Tucker in second and Tom Teasley in third. Everyone enjoyed watching these skilled competitors!

Mark Fulmer of Sarahsetter Kennels was on hand with pointing dog demonstrations and the crowd enjoyed a delicious southern style catered barbecue lunch. Thanks to all who donated items to the raffle, especially Aiken Dry Goods who brought many Beretta items.

"Clays for Conservation was a success and we look forward to building on the event for next year," said Katie Roth, Executive Director. "Our congratulations to the victor of The Sportsman's Challenge, Manfred Schach von Wittenau."







## Special thanks to:

The Carolina Star Gun & Hunt Club  
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 Mark Fulmer, Sarahsetter Kennels  
 Aiken Dry Goods  
 Nick Bridges Photography  
 Aiken Yoga  
 Bone-i-fied Bakery  
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Photos by:

*Nick Bridges Photography*

*Previous page:* ALC Vice President, Holly Houghton gives instruction to a beginner



*Top:* ALC Advisory Council member Bennett Tucker competes in The Sportsman's Challenge

*Middle:* Bennett Tucker and Chuck Herrick discuss their strategies during The Sportsman's Challenge

*Below:* Manfred Schach von Wittenau, Sportsman's Challenge Winner





# Starting a Land Trust *25 Years Ago*



Aiken Land Conservancy  
*25 Years of Growth*

By Harry Shealy, Jr., *ALC Advisory Council*

It was 1989 and Aiken was full of excitement about the news of the “New Production Reactor” coming to the Savannah River Plant, aka Savannah River Site. The government was planning on spending ten billion dollars on the project, and everyone was very excited about the new economic stimulus this would have on our community. The south side of Aiken appeared to be the epicenter of the anticipated economic impact growth area for the coming boom. Some folks remembered the early 1950s, the last time the US government came to Aiken to spend big money, and they wanted to be ready. Whole neighborhoods, an old abandoned drive-in theater, and numerous wooded areas simply disappeared.

My friend, Iris Freeman, and I had been talking for a year or more about starting a land trust in Aiken. Our intentions were to give landowners a way to preserve family land by putting a conservation easement on it. The impetus for us was in part all of the clearing, building, and drastic modification of the landscape that suddenly occurred on the south side of Aiken. The other compelling reason was that around 1980 congress passed legislation allowing for a very good tax exemption for landowners who placed conservation easements on their land with qualified organizations such as a land trust.

I had to be in the Northeast in the summer of 1990, and Iris insisted that my wife and I come to her home in Groton, Massachusetts to talk with her brother Fred Winthrop who at the time was the head of the Trustees for Preservation, the oldest land trust in the United States. We met with Fred and we decided to start a trust in Aiken. I called a couple of other land trusts in South Carolina to speak with them about what we needed to know and how to proceed. We asked local attorney, Danty Busbee, to assist with filing the papers with the IRS, and by the spring of 1991, we officially became the seventh land trust in South Carolina. On a visit to the Beaufort, South Carolina Land Trust, we decided to style our name after theirs, and we became the Aiken County Open Land Trust or ACOLT. About ten years ago the board decided to rebrand ourselves as the Aiken Land Conservancy to avoid confusion with Aiken County government.

The first board of trustees included Iris, our first president, myself, Deborah Boehner, Nori Boone, Danty Busbee, Lee Dane, Rosemond McDuffie, Margaret Shealy, and Dacre Stoker. Our first efforts were to communicate to the community that we actually had a land trust in Aiken, and secondly, to educate Aiken county private landowners, developers, as well as financial and estate planners to the financial advantages of conservation easements in general. Iris Freeman and I and all of the founding trustees are very proud that the land trust that we started 25 years ago is still so active and continues to keep Aiken green by helping to preserve land in Aiken County. Happy Birthday Aiken Land Conservancy, and we look forward to the next 25 years!



# ALC Welcomes our New Business Partner, Nick Bridges Photography

Aiken Land Conservancy would like to thank Nick Bridges Photography for capturing wonderful images from our Clays for Conservation fundraiser in March. Nick's photocomposition and eye for detail has made him a popular sports photographer, especially in the equestrian world. He also specializes in landscapes.

Nick's passion for photography began at a young age when his father taught him how to use a manual Pentax. He experimented with the Pentax through high school and eventually moved to digital when taking photos for the Hard Away Whitworth Hounds near Tuscaloosa, Alabama where his wife fox hunted. A full time Aiken resident for eight years now, Nick is a chemist at SRNL, but certainly has a bright second career in photography!

If you would like to book Nick for your next event, please contact him at [docotor.photography@gmail.com](mailto:docotor.photography@gmail.com).



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*Donors who have continuously given over  
the past five years are notated in green.*

*List includes 2014 and 2015 donations.*



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# ALC moves towards National Accrediation by Land Trust Alliance

By Joanna Dunn Samson, *ALC Board of Trustees*

Last year, after two years of organizational self-assessment and the establishment of a standardized paper and digital file system, the Aiken Land Conservancy registered for the lottery to begin the application process for national accreditation pursuant to a program established by the Land Trust Alliance in 2008. The Land Trust Accreditation Commission (the Commission) notified ALC that its registration had been approved to apply for accreditation in 2015 (only a limited number of registrations are selected in a given year due to limited review resources of the Commission).

The accreditation process is a rigorous and time-consuming process, entailing a painstaking assessment of ALC's documentation for each of its 36 land transactions – all with the purpose of answering one fundamental question: does ALC have the necessary documentation and resources, financial and otherwise, to protect and defend its conserved properties in perpetuity?

Over the past year, many of the ALC's board and advisory board members have been actively involved in the process of reviewing, assessing and supplementing, where necessary, its project files to ensure they meet Land Trust Alliance standards. The pre-application will be submitted to the Commission in late June, with the full application anticipated to be submitted in mid-September.

The Commission's review and approval process is expected to take 5-6 months. If ALC is approved for accreditation (hopefully by the end of 2016), ALC will join one of only 108 land trusts in the United States awarded the prestigious accreditation seal, which recognizes land trust organizations that meet national standards for excellence.

The process will be well worth the effort. The accreditation seal is a recognizable mark of distinction in land conservation. It will prove to past and future donors that the ALC has the sophistication, resources and integrity to protect its assets against potential future challenges. In addition, in an era where public and private funds for conservation are shrinking and tax deductions are subject to intensified scrutiny, ALC's Land Trust Accreditation Seal will promote continued public confidence and ensure ALC's continued viability and success.





Flowers  
enable us  
to see like  
a butterfly  
~Dame Miriam Rothschild

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*Conservation Chronicle Spring/Summer 2011*

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