



The SOUTHEAST STEWARD

Newsletter for the Southeast Alaska Land Trust

Summer 2016

Legacy of a Conservationist

"This is for Cliff," states Sharron Lobaugh.

Sharron and her son, Skiff, are sitting with us, and Sharron is signing a donated Conservation Easement on their 130-acre Admiralty Island property where she and her husband often visited with their sons while they were growing up. It is the afternoon of December 31st 2015, the last day of the year. This is a pretty big day for all of us, not just because of what it means to have permanently protected another part of Southeast Alaska, but because this is the culmination of a project that we've been working toward for 20 years.

The property in question was originally the homestead of W.D. Baney who built a double cabin and truck garden for strawberries on the property by 1915. Baney filed a patent claim on the property by 1921 and a U.S. Survey was completed the following year. Patent No. 1000341 was signed by President Calvin Coolidge on April 19, 1927. Baney passed away in 1942, and his estate sold the property at public auction to George and Nellie Leadbetter for \$500 in 1951. Clifford and Sharron Lobaugh then purchased the property from George in 1976. As it turns out, George sold the property to the Lobaughs, not because they were the highest bidder (they weren't), but for one reason and one reason only: he knew that the Lobaughs would protect the land and not develop it.

Clifford Lobaugh was a well-known and even more well-liked Juneau-ite. He was a veterinarian by profession, a passionate gardener, and an avid outdoorsman. Sharron relates that he helped to initiate the founding of the Alaska Chapter of the Sierra Club, the Southeast Alaska Conservation Council, and the Alaska Conservation Foundation. "Everyone knew him as an environmentalist," said his son, Skiff.

The Lobaugh property lies eight miles north of the Kootznoowoo Wilderness Area of Admiralty Island National Monument, and just south of the picturesque Point Retreat Lighthouse. The Kootznoowoo Wilderness Area (literally, "Fortress of the Bears") is famous for having the densest population of brown bear in the world. The island boasts one of the largest populations of bald eagles in the world, with one nest for every mile of shoreline. The property is also fully surrounded on three sides by undeveloped Tongass National Forest, the largest, ancient, temperate rainforest in the country.

"The property value is beyond monetary reasoning."

*- Clifford Lobaugh
July 8, 1998*

By 1978, 900,000 acres of Admiralty Island had been designated as National Monument. Unfortunately, this legislation excluded the last 100,000 acres of the north end of the island, the Mansfield Peninsula, where the Lobaugh property is located. Cliff, an active advocate, organizer, and leader for protecting Admiralty Island, once wrote, "This would be the first large island that would have its biodiversity protected in the United States. It is imperative the Mansfield Peninsula be included into the Admiralty Island National Monument."

While there are still on-going efforts to include the Mansfield Peninsula in the Admiralty Island National Monument, the Lobaughs commitment and perseverance has secured one piece of it for conservation.

"He would be happy about this," Sharron said, speaking of her husband. We agree.

▼ A bird's eye view of the Lobaugh property
Photo courtesy of Richard Carstensen





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THANK YOU

For your continued vision and support which allows the Southeast Alaska Land Trust to protect invaluable properties for generations.

**We could not do it
without you!**

A Note From the Executive Director

When I arrived at the Southeast Alaska Land Trust in March of 2014, I quickly learned that, at its core, SEAL Trust is much more than an organization – it's a community of people. From our devoted members and volunteers, many of whom have been a part of the organization for decades, to our steadfast Board members and extremely hardworking staff, to our large network of partner organizations and colleagues throughout the region, there is an enduring sense of community that permeates our work every day. It's one of the many reasons that I feel genuinely lucky to be a part of the SEAL Trust family.

Since taking over as SEAL Trust's first full-time Executive Director in June of 2015, it has been a whirlwind of a year! Together, we have celebrated SEAL Trust's 20th anniversary, as well as 25 years of land conservation in Alaska; two impressive milestones which highlight our community's shared history and common cause. We successfully completed a large fed-

erally funded, multi-year grant project, which resulted in important tools to help us, and our partners, better evaluate and protect sensitive wetland habitats throughout our region. We permanently protected over 130 acres of estuary and wetland habitat, bringing our total conservation holdings up to nearly 3,500 acres. Additionally, we expanded our outreach programs to provide educational activities that encourage people to connect with the land and with our conservation mission.

All that we have achieved this year, and over the last 20 years, has been made possible by the support of our dedicated members and partners. Thank you for being a part of this organization and for welcoming me into the community. I look forward to continuing our work together to protect the places that make our Southeast Alaska home so extraordinary.



Latest Land Addition Boosts Protected Acreage Along the Mendenhall Refuge

A 2-acre slice of wetland and wildlife habitat along the east bank of the Mendenhall Peninsula in Juneau is now permanently protected by the Southeast Alaska Land Trust.

This conservation project is the latest piece in SEAL Trust's larger "Accreted Lands Project." The 2-acre property was originally part of the Mendenhall Wetlands State Game Refuge, which is administratively bounded by the mean high tide line. However, as coastal glaciers retreat and land once covered by ice undergoes isostatic rebound, lowland areas rise and create new or "accreted" land. When the land lifts above the mean high tide line, the upland landowners are legally entitled to claim the accreted land as private property.

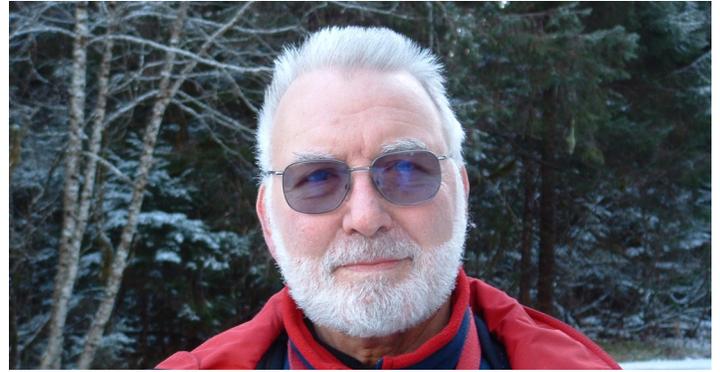
Since 2002, SEAL Trust has been working with upland landowners adjacent to the Mendenhall Refuge to permanently protect these vital wetlands and preserve the Refuge boundary. With this latest acquisition, SEAL Trust now protects 14 accreted parcels totaling 47 acres.

As locals know, the 3,800 acre Mendenhall Refuge is a pocket of scenic and natural beauty located in the heart of Juneau. In addition to being an important public recreation area, the Refuge is also globally recognized as an "Important Bird Area", used by hundreds of migratory birds each spring and fall as an essential refueling stop during migration.

SEAL Trust manages its accreted parcels with a focus on protecting and improving the wetland resources and wildlife habitat, as well as providing opportunities for public recreation. Though hunting is not allowed on these properties per City ordinance, all SEAL Trust properties abutting the Refuge are open for non-motorized public recreation.

HUIZER CONSERVATION VISION LIVES ON

Since the beginning days of the Southeast Alaska Land Trust, Edgar and Marjory Huizer wanted to donate Spuhn Island in Juneau's Fritz Cove to SEAL Trust for conservation. Their vision was to preserve the island as a marine park for area residents to enjoy. At the time, the Huizers co-owned the island with partners who had competing needs. Marge passed away in 2001, and the ownership group ultimately decided to sell the island for development three years later. Though Spuhn Island wasn't protected for public recreation, Ed decided to donate half of his proceeds from the sale of the island to SEAL Trust in support of land conservation in Southeast Alaska.



▲ Edgar Huizer, 2002

With the donated funds, and in honor of the Huizers, SEAL Trust established the **Marjory and Edgar Huizer Fund** in 2004. The Fund is dedicated to supporting the acquisition of conservation properties, ideally with recreational values. In 2015, SEAL Trust used the Fund, with additional monies from the Alaska Department of Fish and Game, to purchase a property on Douglas Island that provides recreational and fishing access to the Mendenhall Wetlands State Game Refuge. In honor of the significant and unprecedented contributions that the Huizers have made to the Southeast Alaska Land Trust, SEAL Trust named the property the Marjory and Edgar Huizer Fishing Access Site.

When Ed passed away in April of 2015, a portion of his estate was bequeathed to SEAL Trust. To ensure the Huizers' final contribution has a lasting impact, SEAL Trust established the **Southeast Alaska Land Trust Endowment**, created for the

purpose of supporting SEAL Trust's mission and land conservation efforts in perpetuity. We are humbled by the extraordinary acts of generosity from Marjory and Edgar Huizer in support of land protection for future generations, and we are honored to carry out the Huizers' conservation vision.

If you are interested in having a lasting impact on the beauty and character of Southeast Alaska, then help us build on the Huizers' generosity by making a contribution to the **Southeast Alaska Land Trust Endowment**. You can learn more about the Endowment and other planned giving options under the Membership & Giving page on our website:

www.SoutheastAlaskaLandTrust.org
or by calling the office at (907) 586-3100

SAY HELLO TO THE MARJORY & EDGAR HUIZER FISHING ACCESS SITE

In 2015, SEAL Trust partnered with the Alaska Department of Fish and Game to purchase a quarter acre parcel located at approximately 2.7 mile of North Douglas Highway in Juneau. This small, but important parcel, is strategically located next to Gastineau Channel, the Mendenhall Wetlands State Game Refuge, and is also located directly across the channel from DIPAC Macaulay Salmon Hatchery. Public access is extremely limited along this northeast stretch of North Douglas Highway, as the properties abutting Gastineau Channel are almost exclusively privately owned.

SEAL Trust plans to improve this property for public recreation and fishing access, including:

- A public trail down to the water
- A public parking area
- Bank restoration and stabilization
- A kiosk and educational signage

We need to raise a total of \$115,000 for the property's enhancement projects. So far, we have raised \$40,000. **We need to raise an additional \$75,000 to begin construction.**

Next Steps:

- | | |
|-----------------------------|---------------|
| • Finish fundraising | December 2016 |
| • Complete the final design | January 2017 |
| • Begin site construction | March 2017 |
| • Ribbon Cutting Ceremony | June 2017 |

Please join us in protecting and enhancing this important public recreation site!

To donate, please go to our website at:

www.SoutheastAlaskaLandTrust.org
or call our office at (907) 586-3100. *Thank you!*





Mission: The Southeast Alaska Land Trust cooperates with communities, landowners, and others to ensure that habitat, recreation, open space, and historic areas remain in place for the well-being of each generation.

Special thanks to the following partners who helped us to succeed in our outreach events this year:

- Alaska Department of Fish and Game
- Alaska Geographic
- Alaskan Brewing Company
- Discovery Southeast
- Fatmo's Barbeque
- Heritage Coffee Company
- Jensen-Olsen Arboretum
- Juneau Audubon Society
- Juneau Empire
- Hank Lentfer
- Litter Free, Inc.
- Richard Nelson
- NorthStar Trekking
- The Canvas
- Trout Unlimited
- US Coast Guard
- Waste Management



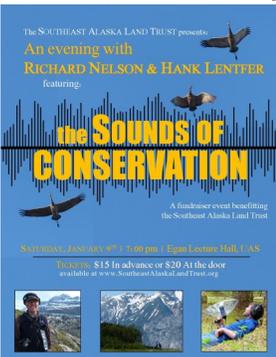
▲ Wild For Conservation 5K



▲ Wetlands Cleanup



▲ Watercolor Workshop



▲ Fly Casting Workshop

YES! I want to help preserve the natural landscapes of my community!

Gifts of any size are welcome and make a difference!

Name _____

Address _____

City/State/Zip _____

Phone _____

Email _____

O I would like to remain anonymous.

The Southeast Alaska Land Trust is a 501(c)(3) non-profit organization. Your gift is tax deductible.

Please clip and mail with your check to:
 Southeast Alaska Land Trust, 119 Seward St., Ste. 2, Juneau, AK 99801
 or donate online at our website: www.SoutheastAlaskaLandTrust.org. **THANK YOU!**

Save the date!



We're having our annual Holiday Open House, and you're invited! Stop by our office to meet the Board of Directors and staff, find out what we've been up to this year, and share some good cheer!

THANK YOU TO OUR SUPPORTERS

We greatly appreciate the generosity and strong commitment to local conservation shown by our foundations and donors who made gifts. Support from our donors allows the Southeast Alaska Land Trust to further our mission of protecting habitat, recreation, open space, and historic areas in Southeast Alaska for the well-being of each generation. Contributions directly support the implementation of land protection strategies, completion of high priority land protection projects, and the stewardship activities necessary to protect the conservation values of existing protected properties. SEAL Trust is fortunate to have such a broad group of dedicated supporters building a lasting legacy of protected lands. **Thank you** to the following donors who have given so generously between **August 1, 2015 and July 31, 2016**. If you believe you have been left off this list in error, please call Amanda at (907) 586-3100.

CHAMPIONS \$1,000+

Skip & Johnny Elliott
Richard Gordon
Edgar & Marjory Huizer
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Southeast Alaska Land Trust

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2016 Summer Newsletter

ENHANCED TAX INCENTIVE FOR CONSERVATION EASEMENTS MADE PERMANENT NOW INCLUDES BENEFITS FOR ALASKA NATIVE CORPORATIONS

At the end of 2015, Congress passed and made permanent the Enhanced Tax Incentive for Conservation Easement Donations. This is a major budget and tax compromise bill that is considered by many to be the most important conservation legislation in twenty years, and is directly responsible for conserving over two million acres of America's natural outdoor heritage. The enhanced incentive, first passed in 2006, encourages landowners to place conservation easements on their land to protect important natural, scenic, and historic resources.

As part of the incentive, if a conservation easement is donated to a land trust, and if it benefits the public by permanently protecting important conservation resources, it can qualify as a charitable tax deduction on the donor's federal income tax return. The incentive increases the benefits to landowners by raising the deduction a donor can take for donating a conservation easement to 50%, from 30%, of his or her annual income, for up to 16 years. If most of a landowner's income is from farming, ranching, or forestry, that landowner can deduct 100% of their annual income, increased from 50%, for up to 16 years.

Nearly a decade ago, Alaska's land trust community and several Alaska Native Claims Settlement Act corporations proposed the

idea of including Alaska Native Corporations as being eligible to deduct 100% of their income, the same as farmers or ranchers. With the help of the Land Trust Alliance and Alaska's Congressional Delegation, the incentive now specifically includes Alaska Native Corporations. Donating a conservation easement can be a smart way for a village or regional Native Corporation that owns property with important natural or historic resources to forever protect land important for the subsistence needs of its shareholders, maintain the private property rights of the corporation, and possibly realize significant federal tax savings.

If you are interested in learning more about this enhanced tax incentive, please contact the Southeast Alaska Land Trust at (907) 586-3100 or info@setrust.net.

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