

Original of this is on lined note paper along with the other Town records about the Lange Grant.  
It had to have been created after 01/04/1980 and likely before the Lange deed was recorded on 03/17/1980.

## HERITAGE CONSERVATION & RECREATION SERVICE

SUFFICIENT FUNDS WILL BE AVAILABLE TO ASSURE EFFECTIVE OPERATION AND MAINTENANCE OF THE FACILITIES ACQUIRED OR DEVELOPED BY THE PROJECT.

THE H.C.R.S. PROJECT # 50-00320 BECAME KNOWN TO THE FAIRLEE SELECTMEN IN 1978.

THE MARCH TOWN MEETING WAS THE FIRST FORMAL ANNOUNCEMENT WITH A PROMISE BY THE SELECTMEN NOT TO SPEND ANY MONEY, BUT THAT THEY WOULD INVESTIGATE THE MATTER.

INFORMATION WAS GATHERED DURING THE YEAR OF 1978 AND THERE WAS <sup>SOME</sup> INTEREST IN THE ACIANCE AS IT APPEARED TO ALL THAT THE PROJECT COULD BE FUNDED ON A GENERAL BASIS WITH REVENUE FROM TIMBER SALES.

THE PROJECT WAS TO BE ACQUIRED WITH FUNDS FROM THE FEDERAL 50% - STATE 30% AND 20% FROM THE TOWN. THIS MONEY WOULD BE PAID TO MR & MRS JOHN LANGE AFTER A CERTIFIED APPRAISAL WAS MADE OF THE PROPERTY.

The LANGS indicated that they would donate  
The TOWN share of 20% AND AFTER CHECKING  
ON THIS WE FOUND IT TO BE LEGAL.

The 770.6 ACRES WAS APPRAISED AT 158,500.00.

Federal Government	79,250.00
State Government	47,550.00
	<u>126,800.00</u>

This means that the Langs would receive  
One hundred twenty six thousand eight hundred  
dollars for the 158,500.00 parcel.

→ The 100% Victory Appraised For 770.6 Acres  
Came to 117,600.00 TOTAL

The Idea of adding 770.6 Acres to the  
700 Acres, we already call our Town  
Forest is fine if the cost to the town  
is ~~negligible~~ <sup>negligible</sup>. We now know that this is  
NOT TRUE AND THAT EVERY YEAR THERE WILL  
BE AN ANNUAL EXPENSE TO THE TOWN OF  
FAIRLEE FOREVER.

Forever; began to loom out at us as  
we tried to make sure that every FEDERAL  
& STATE REGULATION WAS LEARNED OF OR  
NEGOTIATED PRIOR TO THE FINAL DAY OF  
COMMITMENT.

OWNING  
THE TOWN  
COMPANIES

order HERS Book Regulation

~~\_\_\_\_\_~~ ~~\_\_\_\_\_~~ ~~\_\_\_\_\_~~

The People in FAIRLEE Had some information, Not ALL the information, when the vote was taken at the ANNUAL TOWN MEETING.

539- 139-  
540- 898-  
329-  
1364.

For this reason the Selectmen would like the voters of FAIRLEE to consider AN ALTERNATE PROPOSAL.

Let's purchase the LANGE LAND with a STRAIGHT LOAN FROM A BANK AT LOW RATE OF INTEREST FORGET THE FEDERAL REGULATION FOREVER!

We know that we will still have expenses. The TAX LOSS, when the LAND OWNERSHIP CHANGES, is \$1364.00 if the TAX RATE REMAINS AT ITS 1979 FIGURE. There would be other expenses however we could control the AMOUNT AND SLOW DOWN OR SPEED UP PROGRAMS WITH OUT ANY FEDERAL OR STATE INTERFERENCE.

We find that once the town locks INTO THE STATE AND FEDERAL REGULATIONS THE TOWN IS COMMITTED FOREVER AND WE HAVE TWO LETTERS FROM THE TWO STATE REPRESENTATIVES INDICATING JUST THIS.

From Letter DATED OCT 23 1979 <sup>by</sup> DIRECTOR OF PLANNING

UNFORTUNATELY, WE CANNOT PREDICT WHETHER THESE WILL CHANGE IN THE FUTURE OR WHETHER ANY CHANGES WILL AFFECT EXISTING PROJECTS.

SINCE HCRS FUNDS ARE USED, THERE IS, THEN, AN ELEMENT OF RISK INVOLVED THAT POLICIES GOVERNING THE USE OF THE PROPERTY COULD BE DIFFERENT IN THE FUTURE.

From Letter DATED JAN 4 1980 <sup>by</sup> HCRS GRANTS ADMINISTRATOR

WE CAN CERTAINLY APPRECIATE THE FEAR THAT THE TOWN HAS ABOUT HAVING DIFFERENT RULES IMPOSED UPON THEM AT SOME LATER DATE. UNFORTUNATELY, THOUGH, REGULATIONS CHANGE ALL THE TIME AND IN MOST CASES, WE HAVE NO CONTROL OVER THEM.

WE CANNOT PREDICT, WITH ANY DEGREE OF CERTAINTY, WHAT REGULATIONS WILL CHANGE AND WHAT AFFECT ANY CHANGES COULD HAVE ON EXISTING PROJECTS.

NEEDLESS TO SAY THESE TWO STATEMENTS ADDED TO OUR FEAR AND MADE US REALIZE THAT WE MUST TAKE THIS ENTIRE PROPOSAL BACK TO THE VOTERS WITH AS MUCH INFORMATION AS WE CAN POSSIBLY OBTAIN.

the HCRS Committee indicates, in its draft of the PLAN FOR MANAGEMENT OF RECREATIONAL ACTIVITIES, THAT A TOTAL OF ABOUT (20) TWENTY MILES OF MAINTAINED TRAILS IN THE HCRS LAND PROPER WILL PROBABLY BE ADEQUATE FOR OPTIONAL USE AT THE PRESENT TIME.

THE DRAFT ALSO MAKES THIS STATEMENT, ALL TRAILS WILL BE MAINTAINED FOR SAFETY AND CONVENIENCE AND TO PREVENT SOIL EROSION AND THAT THE TOWN WILL PRINT A BROCHURE WITH MAP, DESCRIBING RECREATIONAL FACILITIES IN FAIRLEE.

THE REASON WE MENTION THIS IS TO INDICATE A FEW OF THE COMMITMENTS THAT WE WILL FINANCE FOREVER UNDER THE HCRS PROGRAM.

THIS IS OUR POINT!

IF WE ADD THE 770.6 ACRES TO THE 700 ACRES OF TOWN FOREST WE HAVE PRESENTLY THE SELECTION FEEL IT SHOULD BE PURCHASED OUTRIGHT WITHOUT THE STATE AND FEDERAL REGULATIONS.

IT WOULD ALLOW THE TOWN TO MANAGE THE ENTIRE FOREST AS IT IS NEEDED AND IN THE LONG RUN, SAY 50 TO 75 YEARS, OUR OWNERSHIP WOULD BE SOLID WITHOUT GOVERNMENT INTERFERENCE.

IF WE DESIRE TO LEAVE THIS AS A LEGACY TO OUR CHILDREN'S CHILDREN THEN LET US NOT LEAVE THEM ANNUAL BILLS TO PAY BUT SOME FLEXIBILITY TO DO AS MUCH AS THEY CHOOSE.

## Some of the known expenses

1. Additional <sup>LIABILITY</sup> INS. ON LAND \$ 175.00/yr
2. Plow parking lot in winter (Alaska)
3. Plow <sup>same</sup> Road to parking lot (winter) (Alaska)
4. maintain parking lots Summer & winter
5. maintain Road to Summer parking lot  
in a safe way (guard rails?)
6. Signs at parking lots indicating H.C.R.S.
7. Cut & Clean trails
8. maintain trails (brush & clean of dead trees)
- 9.