



AVALONIA LAND CONSERVANCY, Inc.  
P.O. Box 49,  
Old Mystic, CT 06372

# John and Caroline Enright Preserve

Property Management Plan

Elizabeth Avenue (paper street)  
Pawcatuck, New London County, Connecticut

Stonington Town Committee is responsible  
for the stewardship of this property

Plan Prepared by:  
Richard Newton & Beth Sullivan  
Fall 2015

Approved by Stonington Town Committee: \_\_\_\_\_

Date \_\_\_\_\_

Approved by Stewardship Committee: \_\_\_\_\_

Date \_\_\_\_\_



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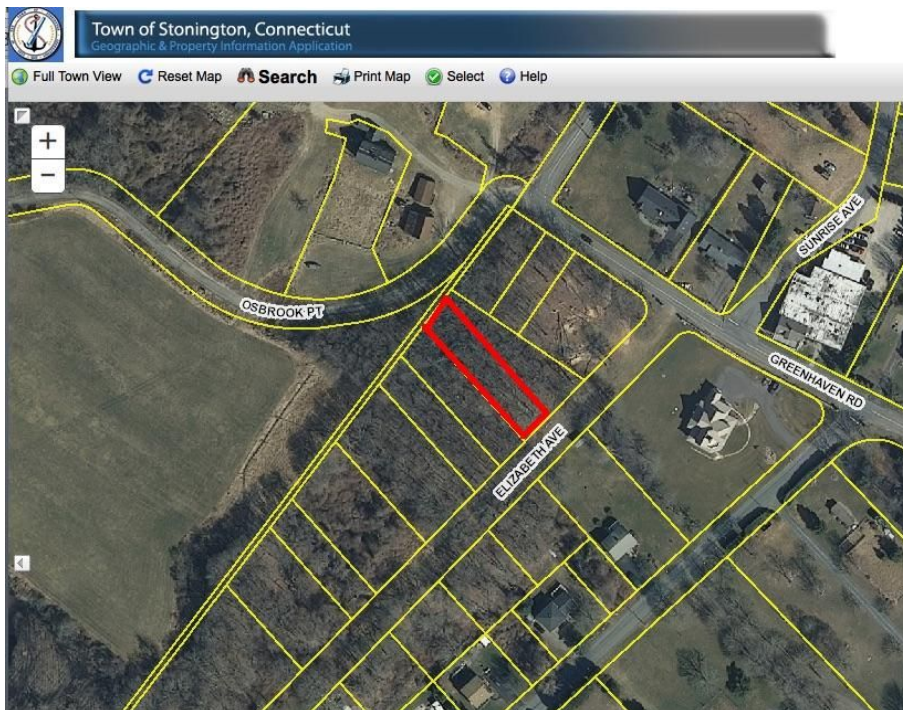
## SUMMARY

This plan is for a property on Elizabeth Avenue in Pawcatuck, CT. This is a non-trailed property of coastal woodlands with wetlands. See the photos and map that follows. Visitors are welcome.

Property is owned by Avalonia Land Conservancy, Inc., P.O. Box 49, Old Mystic, CT 06372. Avalonia Land Conservancy (ALC) can be reached by email at [avalonialc@yahoo.com](mailto:avalonialc@yahoo.com), by phone at 860-884-3500, and has a website at <http://www.avalonialandconservancy.org>.

## HISTORY

The John and Caroline Enright Preserve is located in the Town of Stonington southeast area of town. Residential housing, Davis Farm and similar sized undeveloped parcels surround the property.



## SITE INFORMATION

### The property

A parcel map of the property from the Town of Stonington GIS database is shown to the left. The property is identified as Map/Book/Lot/Unit 10/17/14. Combined GIS acreage is 0.24 acres.

The Town of Stonington owns the property to the north. The property to the south is under consideration for preservation (donation) to Avalonia (2015). Other properties on paper street

Elizabeth Avenue have been offered to Avalonia, but as they were not abutting other Avalonia land they were declined. Town regulations require the paper street be brought up to road standards if the properties were to be developed which may be economically prohibitive.

### Acquisition history

Donation from Elizabeth Enright in June 2002.

### Land use history

These small similarly sized lots all supposedly hold deeded access rights to the Pawcatuck River. Aerial photos from 1934 show open farmland.

## Neighborhood Change in Connecticut, 1934 to Present

Want to compare 1934, 1990, 2004, 2006, 2008, and 2012 using a transparency tool? [Check out our Connecticut Aerial Photography Interactive Map Interface](#)

Attention ArcGIS and other GIS software users! The 1934 Aerial Photography layer is available via [MAGIC's WMS](#).

Use the search box below to locate an address in Connecticut.

Toggle map layers  CT Towns

1934

Satellite

Google

100 m

Terms of Use

Map Data

100 m

Terms of Use

Report a map error

### Public use resources

At this point there is no formal access or trails, nor are there plans to create any. The greatest value is as part of a larger block of undisturbed open space. Property in itself is too small to be of major value but as it is adjacent to other contiguous small-undeveloped lots, it is part of a larger open area. It is also adjacent to Davis Farm, a (soon to be) protected Conservation Easement area. There is a vernal wetland on this property that has value for breeding

amphibians. As part of a larger, mostly unbroken coastal woodland, it has value as migratory bird area as well as woodland edge bird breeding area.

Public benefit of the protected property:

The entire property falls within a Natural Diversity Database area, meaning there are endangered species, threatened species or species of concern on the property.

The property is a significant natural area that qualifies as being preserved for a “conservation purpose” under 26 US Code 170(h)(4):

**(4) Conservation purpose defined**

**(A) In general**

For purposes of this subsection, the term “conservation purpose” means—

**(i)** the preservation of land areas for outdoor recreation by, or the education of, the general public,

**(ii)** the protection of a relatively natural habitat of fish, wildlife, or plants, or similar ecosystem,

**(iii)** the preservation of open space (including farmland and forest land) where such preservation is—

**(I)** for the scenic enjoyment of the general public, or

**(II)** pursuant to a clearly delineated Federal, State, or local governmental conservation policy,

and will yield a significant public benefit, or

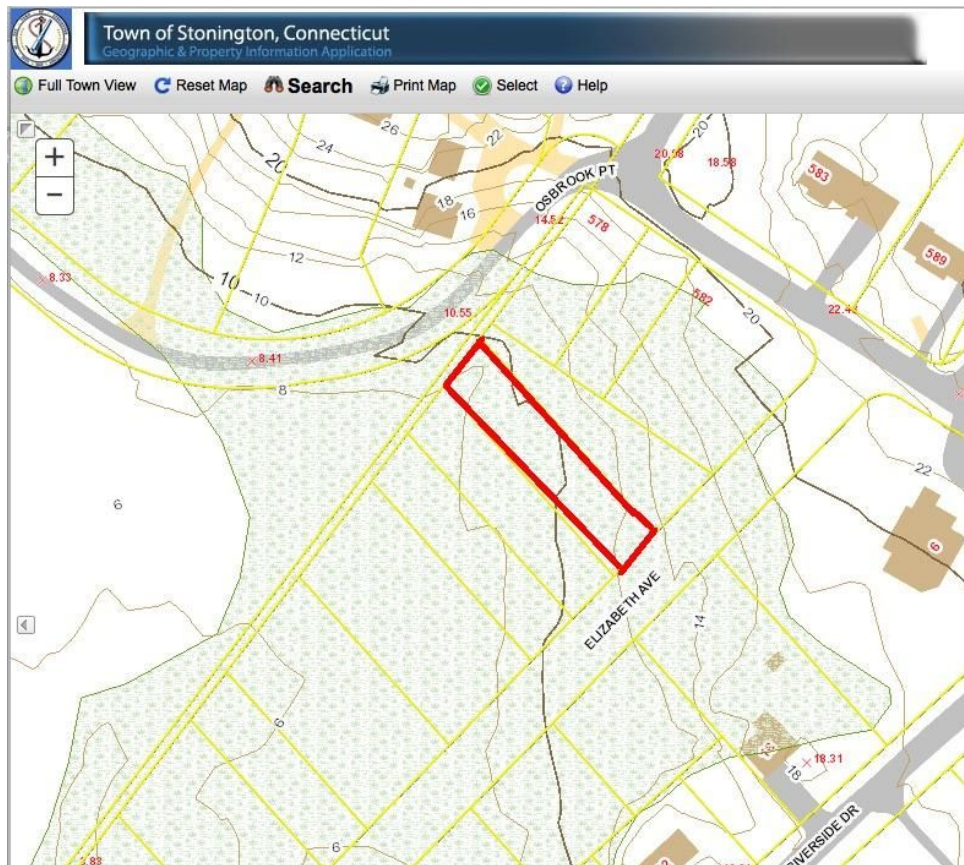
**(iv)** the preservation of an historically important land area or a certified historic structure.

Natural resources

The parcel at this time is not managed for access or trails and as such is a generally undisturbed woodlot and wetlands area. It is however, open to the public, as are all Avalonia properties. The biggest threat comes from neighbors using area as dumping site for yard waste. This issue was addressed in the past by the Town of Stonington IWWC officer and has not been a problem since.

Potential threats to Conservation values: Over growth of invasive plants could degrade the habitat, so monitoring for significant changes will be necessary during annual surveys. The objective is to maintain the property as woodland / wetland habitat.

## ELEVATIONS / WETLANDS



## SPECIAL FEATURES AND CULTURAL RESOURCES

Natural Diversity Database area.

## MANAGEMENT OBJECTIVES

### Stewardship policies

Avalonia Land Conservancy Fee Land Stewardship Principles were approved on December 16, 2009 and the document is available at the Conservancy's office on Hatch Street in Mystic, CT. This document sets forth the general principles governing stewardship of all Avalonia properties. The document or any approved successor is hereby incorporated as part of this management plan.

## Protection

### Condition of Boundaries:

- Corner monuments/pins found
- Boundary signs posted

No entrance / roadside sign at present. The boundary corners have been posted but signs need to be cleared of vines and vegetation on a regular basis. Roadside edge could be cut on occasion and there is poison ivy in significant amount that it deters entry.

The management objective for this property is to leave it in its natural state as protected open space. The deed was unrestricted so the property could be sold. However, given the small area and presence of wetlands, plus the fact that Avalonia has registered the property with the town as tax-exempt conservation land, future sale is unlikely.

An annual walk around the boundaries of the properties is required and is fairly quick. Yearly surveillance should be conducted to check for infringement or encroachment by neighbors depositing yard waste. All motorized vehicles are prohibited on the properties except for maintenance.

### Maintaining properties appearance

Litter control. Mow frontage.

### Public use

The preserve is open to the public for passive recreational use though there are no trails. Motor vehicles, bicycle riding, and horseback riding are not permitted. Hunting and the use of firearms on the property including bow hunting and target practice are not permitted. Camping is not allowed. Dogs must be kept on a leash no longer than 7 feet long. Visitors are not allowed to pick vegetation or disturb wildlife excessively.

### Enhancing wildlife habitat(s)

Need to submit NDDB request.

### Controlling invasive species

Removal of invasive species by manual means will be accomplished as resources permit.

### Erosion control and flooding

No issues.

### Productive uses

Provides habitat for neighborhood wildlife.

### Scientific and educational activities

None planned.

### Response to large natural disasters

Removal of any hazards will be undertaken as necessary.

### Special management considerations

None.

## IMPLEMENTING THE PLAN

### Recurring and occasional requirements

Stonington Town Committee members visit the site on a limited basis.

### Annual obligations

A boundary walk around the outside perimeter the property is required.

### Short term plan (1 – 5 years)

Annual boundary walk. Post boundaries between corners.

### Long term plan (5+ years)

Monitor site. Control invasive plants.

### Schedule for revising this plan

This plan shall be reviewed at least every five years and updated as necessary.

## APPENDICES

- I. Zoning map for property and surrounding area is available at the Stonington Town Hall or online at <http://gis.stonington-ct.gov>.



Deeds are available in Avalonia files, Stonington Town Hall and online at <https://connecticut-townclerks-records.com/User/Login.aspx?ReturnUrl=%2fIndex.aspx>