

Cedarlands Scout Reservation Conservation Easement Information

In an effort educate our Scouts, leaders, and friends, the Revolutionary Trails Council offers the following information on the restrictions and use of the Cedarlands Scout Reservation property.

- In 2002, The Revolutionary Trails Council, BSA entered into an agreement with the Nature Conservancy and subsequently with the NYS Department of Environmental Conservation to forego some development rights on the majority of the land and provide limited use of the property to the public.
- The conservation easement produced approximately \$2.5 million that was deposited in the council's restricted endowment/investment fund. Along with other funds, this endowment produces around 15% of the revenue needed to operate the council on an annual basis. By board resolution, the council is allowed to spend no more than 5.5% of the average balance of the fund each year. The remaining earnings (if any) are added to the balance of the fund to ensure the future of Scouting.
- The Boy Scouts sole retain ownership of all of the property in the agreement.
- Registered members of the Boy Scouts of America and leaders, (including Cub Scouts, Boy Scouts, Varsity Scouts, Venturers, Learning for Life participants, and Explorers), may use the entire property year-round by filing a camp use permit at the council office.
- The conservation easement and subsequent use by the public and Scouts, including forest management activity, is sensitive to impacts on rare, threatened or endangered species. There are four such species know to exist on the property:

Common Name	Type	Status
Common Loon	Bird	Species of Special Concern
Pied-billed Grebe	Bird	Threatened
Cloud Sage	Plant	Endangered
Pink Lady Slipper	Plant	Exploitatively Vulnerable

- The public has NO rights or permissions to access or use the 350 +/- acres of base camp at any time during the calendar year, except for access to and use of the Lake McRorie Trail. This "exclusive use" area is roughly from the triple gates, along the road to the outlet of Lake McRorie, along the shoreline of Lake McRorie past the Boat House, and back to the triple gates. This area includes all of the existing campsites and buildings.
- The public has year-round access to Scout (Mud) Pond via a path from the public parking area, (behind the former Red Farm House).

- During a 60 day period each year (usually July and August), the public has access to ONLY to the Scout (Mud Pond) area. This 60 day period is negotiable, but has historically been the months of July and August.
- From September to June, the public has limited access to the remainder of the property except for the base camp area as noted above. Generally speaking, the only motorized access to any area beyond the public parking area is limited to persons with mobility impairments, who must make arrangements with the NYSDEC prior to visiting.
- At no time is the public allowed to use motorized boats or jet skis on any body of water within the camp. Generally speaking, boats are limited to “car top” size.
- At the time of the conservation easement, the council agreed to limit construction on the base camp area to no more than 6 additional “principal” buildings. A principal building is generally defined as a structure of 1,250 square feet of space (not counting the basement or attic). Collectively, these buildings are limited to 20,000 square feet. Generally speaking, this limit does not affect the council’s ability to add “accessory” structures such as picnic pavilions, boathouses, small pole barns, storage sheds, partial open air cabins for staff or visitors, and similar buildings. *For example, a cabin of less than 300 square feet constitutes 1/10 of a principal structure.*
- Development of the other areas of camp are, by and large, limited to lean-tos, water provision facilities, structures necessary for forest and/or land management, and toilets. Construction of new campsites and accessories that support them are permitted upon mutual agreement by the council and the NYS Department of Environmental Conservation.
- The easement may be amended upon mutual agreement by the council and NYS Department of Environmental Conservation.
- The council retains all timber and mineral rights on the entire property. A Forest Management Plan, supervised by a certified forester, is in place with the following objectives:
 - protect and enhance the soils, water and forest cover
 - protect and enhance the plant and animal populations
 - protect and enhance the scenic quality and recreational uses of the property
 - protect and increase the value of the property asset
 - produce and perpetuate a monetary benefit for our Council, to help perpetuate Scouting and our programs

If you would like additional information regarding the easement, please contact the Scout Executive & CEO of the council at 315-735-4437.