

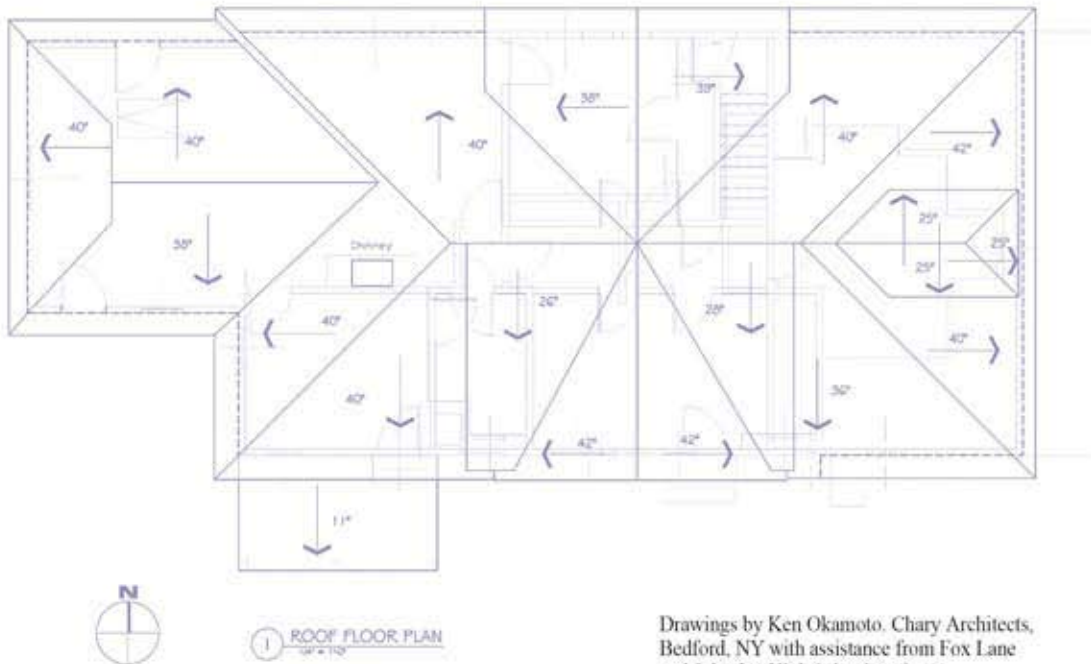
The Armstrong House Project



What is this project and how does it further the Land Conservancy's purpose?

The overarching mission of the Pound Ridge Land Conservancy is to preserve open land in its natural state here in town. The Armstrong House is aligned with and promotes this mission by providing a residence to a professionally trained land steward with the aim of bringing expert land stewardship practices to the PRLC preserves and other protected open space in Pound Ridge. These stewardship capabilities will supplement the volunteer efforts currently existing in the organization.

In addition to providing housing for the organization's land steward, the Armstrong house is to be an educational, private facility prototyping a 'green' living lifestyle. The off-the-grid residence will demonstrate that a smaller ecological footprint is possible without having to 'give-up' the benefits of modern 21st century living. Initially,



Drawings by Ken Okamoto, Chary Architects, Bedford, NY with assistance from Fox Lane and John Jay High School students.

alternative, basic technologies will be showcased in light of the limited build-out budget. However, it is anticipated, that more sophisticated and sustainable technologies and components can be showcased. Research into programming options and funding sources are underway. Private family foundations, New York State Conservation Partnership Program and the Preservation League of New York State and the National Historic Trust have expressed interest in supporting this endeavor.

It is the mission of the Armstrong House, in part, to demonstrate how an existing, historic structure can be preserved while introducing a successful program of alternative technologies. Preserving the 'historic viewshed' of the property, while not increasing the human footprint, can be vital in protecting the integrity of the surrounding open space.

What is the budget for the project and how can I provide support and get involved?

The overall budget for the project is about \$220,000. This is supplemented by 1200 hours of volunteer labor, time and much donated/re-used materials, building supplies and technical expertise. To date, volunteers have put in over 800 hours since August 2007 when we obtained the building permit. These volunteers have included community residents from Pound Ridge, Bedford, Katonah and South Salem. Over 40 high school students from both John Jay and Fox Lane, as well as volunteers from the American Institute of Architects, Mid-Hudson Chapter. AP Envir-

onmental Classes have conducted research on the site. To date, we have raised \$145,000 without a formal fundraising campaign. In the spring of 2007, the board voted to approve the use of \$75,000 from the Land Conservancy's operating account and board members pledged \$25,000. In 2008 we raised about \$45,000. With a \$10,000 lead gift for 2009, we are seeking an additional \$65,000 from community support through the spring of 2010 to complete the project.

In addition to financial support, we are looking for volunteers who have expertise in the building trades and just 'regular' folks who like to work with their hands and perhaps learn new skills. Our Saturday morning and weekday work sessions are available to anyone. The project also needs the resources and expertise provided by local businesses, from building supplies, to furniture, fixtures and appliances.

Individuals interesting in researching 'green' technologies and building components are welcome to join our 'energy subcommittee'. Others who like or bring expertise in the area of fundraising, writing/researching grants and networking are also needed.

How You Can Help

Donations made from inventory are tax deductible to the full extent of the law, as are financial contributions. However, volunteer time and services including professional services are not tax deductible.

You can go to our website www.prlc.net for the latest information on the project and its status. In addition, you may email us at info@prlc.net, email Elyse Arnow at arnow@optonline.net or call 914-372-1290.

The following local and regional contractors, professional experts and manufacturers have stepped up to the plate to support this project in a big way.

Petrie Glass
Bedford Hills, NY

The E.J. Davis Co.
Insulation products for industry
North Haven, Ct

Ian Ashby, Contractor, Ashby-Koval
Restorations Inc., South Salem, NY

Chubby's Hardware
Pound Ridge, NY

Ciaran Carruthers, Emerald Organic
Tree and Plant Health Care, Ridgefield, CT

Bill Bottege, Bottege Septic
Brewster, NY

Electric Snake
Brewster, NY

Wittus - Fire by Design
Pound Ridge, NY

Bria Carting Co. & Lawrence Bria
Somers, NY

Frank Malara, CPA
Cross River, NY

Peter Marchetti, Marchetti Consulting
Engineers, Pound Ridge, NY

Charlie George, CG Electric
Pound Ridge, NY

Artie Clark, AC&S Excavating Contractors
Pound Ridge, NY

Elmir's Lawn Maintenance and Excavating
Vista, NY

Paul Revans, PMR Industries, Inc.
Solar Solutions, Yonkers, NY