



Annual Report | 2006

Threatened Splendor

Fighting for our Valley's Future

5 ACHIEVEMENTS IN FISCAL YEAR 2006

No organization working to protect the Hudson River Valley has a greater array of tools to get the job done. We'll continue to prevail with the help of allies like you.

1 A waterfront transformed

We relocated an 80-year-old asphalt plant—an industrial eyesore—from the Tarrytown waterfront. Now we're working with the community to create a beautiful park.

2 Land purchases preempt sprawl

We protected more than 1,000 acres of land across the valley—from ecologically rich wetlands and prime wildlife habitats to farm fields providing residents with fresh produce.

3 Our experts get results in Albany

Together with our allies, we pressed state legislators to appropriate \$225 million for the Environmental Protection Fund—a \$75-million increase over last year. The money will help create parks, support working farms and improve the quality of drinking water.

4 Developers revise bad plans

We rallied residents to challenge poorly designed developments in Yonkers, Sleepy Hollow and Kingston. In response developers downsized their overblown proposals or redesigned them to include features we champion—such as neighborhoods with sidewalks and locally owned businesses.

5 We spur a new generation of environmentalists

Our innovative education program in Cold Spring introduced youngsters to the history and ecology of their community—and Scenic Hudson's West Point Foundry Preserve—by teaming them with local experts in ecology and archaeology.



“Scenic Hudson’s considerable experience, resources and expertise are enabling us to transform an industrial waterfront into a wonderful park.”

—Tarrytown Mayor Drew Fixell

“Scenic Hudson taught me the history of West Point Foundry Preserve, where cannons were made during the Civil War. It was exciting learning how pollution from a battery factory was cleaned up and how plants and animals now thrive there. I even gave tours there last summer and really liked teaching others.”

—Abbey Furgason,
Cold Spring
seventh-grader

Voices from our Valley



“Being a New York City native and Hudson Valley transplant, I’ve learned to truly appreciate the tranquility and beauty of the Hudson River. I’m so glad Scenic Hudson is here to fight for and protect our waterfronts so everyone can enjoy them.”

—Brenda Eagle-Davis, artist
and Kingston resident



Teetering on the Edge

It's ironic that as we're gearing up to celebrate in 2009 the 400th anniversary of Henry Hudson's voyage, the valley teeters on the brink. For centuries the region has been cherished for its scenic splendor and treasured for its role in American history and culture. But now the cumulative effects of overdevelopment threaten to push us over the edge from beauty to blight.

Forceful response by Scenic Hudson—and you

In 2006 Scenic Hudson's passionate and expert staff challenged local officials to think twice about rubber-stamping poorly planned riverfront development. Working with residents and groups all along the river, we pushed developers to drastically scale back sprawling plans. We demanded they not cut communities off from their waterfronts. We insisted they modify their designs to protect and restore irreplaceable wildlife habitats. We purchased critical waterfront land to keep it out of developers' hands and create public places along the river. And in Albany we pushed for legislation giving communities the tools to stop overdevelopment.

We must seize this momentum. It's estimated that 75,000 new houses will be built in the region in the next decade—15,000 alone are planned along the Hudson's shores. Left unchecked, this wave of development will destroy our world-famous landscapes, foul our drinking water, clog our roads and destroy family farms.

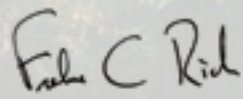
Mobilized by this threat, our membership has nearly doubled between June 2005 and today. More citizens join us every day.

We have a plan

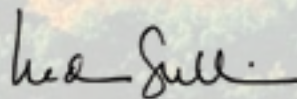
With your help and the support of other committed allies, Scenic Hudson has a plan to move the valley in a positive direction.

- We're aiming to double the 22,000 acres of strategically positioned land we've protected in our 43-year history: waterfronts, ridgelines and working farms.
- We'll complete our Long Dock Beacon project, combining a stunning urban waterfront park with the country's first "green" hotel/conference center. It will serve as a model for smart, environmentally sound development.
- We'll stop or modify every single poorly planned residential mega-project along the Hudson.
- We'll seek to change the rules of the game, so residents, and not developers, decide the future of their communities.
- We'll continue pressuring GE to clean up toxic PCBs until the job is done safely and effectively.

One of our founders, Franny Reese, taught us a three-point creed: "Care enough to take action. Do your research so you don't have to backtrack from a position. And don't give up!" Our board, staff and members are passionate about the Hudson. We've done our homework and are confident we're doing the right thing. And we have no intention of quitting until we've preserved a Hudson River Valley that will be celebrated for another 400 years.



Frederic C. Rich, Board Chair



Ned Sullivan, President



Ned Sullivan (left) and Fred Rich



GIVING THE RIVER BACK TO THE PEOPLE

Relying on our expertise, we help communities transform their shorelines from industrial eyesores into places where residents want to live, work and have fun. And when poorly planned developments stand in our way, we don't back down.

EXPERTISE + PASSION



Victor-Pierre Melendez

Our **Community Outreach Coordinator**, Victor is on the front lines. When mega-developments stand to block a community's access to the river, he rallies residents to fight back. At the moment he's "on the ground" in Westchester and Ulster counties, both of whose shorelines are threatened by thousands of housing units in huge proposed developments. Thanks to Victor's work with local officials and our partners, residents spoke out so forcefully against projects' initial plans that developers were forced to scale them back.

Recipient of a master's degree in environmental policy, Victor has been focusing on a group often absent from the planning table—Hispanic residents. His grasp of the language and his zeal for creating waterfronts where all can live, work and have fun make him the perfect ambassador for Scenic Hudson's mission within this community. A member of the Diversity Committee of the state Outdoor Education Association, he's devoted to finding ways of including everyone in his "wonderful adventure."

Quote: "I'm blessed with the opportunity to bring my two passions together—environmental protection and increasing environmental awareness within Hispanic-American communities."

**THREAT
ALERT:**

"High-density residential development is threatening to choke the river banks like plaque on an artery."

—The New York Times

Yonkers: Strong advocacy, new funding bring back the Saw Mill River

■ Our bold work with Gov. George E. Pataki to “daylight” (uncover) the city’s historic Saw Mill River to create a stunning downtown water feature remains a key component of developers’ plans. We’re promoting a lively, commercially successful Saw Mill riverwalk. Our advocacy in Albany helped produce a state commitment of \$34 million to make it a reality.

■ We marshaled residents to attend public meetings, letting officials know loud and clear that they want places to enjoy the river, not a towering skyline obliterating views of the Palisades—their city’s natural skyline.

■ Fierce opposition to skyscrapers moved one developer to concede that if residents don’t want a 30-story tower on their waterfront, he won’t build one.

Work ahead: We’ll fight for residents to have a say in rewriting the city’s waterfront master plan. Getting this blueprint for growth right will benefit Yonkers for generations. In the last master plan, drafted in 1998, we won inclusion of an 8-story cap on building heights. Now developers are lobbying for skyscrapers.

Sleepy Hollow: An “audacious” plan to re-create a river

■ The developer of Lighthouse Landing, on the site of a former GM plant, has incorporated 80 percent of recommendations generated at community meetings we initiated. Included are a riverfront park and a green buffer between the housing/commercial development and adjacent village parkland.

■ Residents could enjoy even more riverfront if the ongoing scientific studies bear out our proposal to restore the historic flow of the Pocantico River through the buffer. This “dreamy audacity,” as *The New York Times* dubbed it, also would mitigate a persistent flooding problem.

Work ahead: We agree with village officials that Lighthouse Landing is too big. We’re pressing for a development that respects the environment and boosts the economy without snarling traffic and overwhelming nearby neighborhoods.



Scenic Hudson experts led the way in developing plans for a “daylighted” (uncovered) Saw Mill River in Yonkers. It will be a downtown oasis like this riverwalk in Providence, R.I.



From wasteland to parkland: Tarrytown’s waterfront is being transformed.

Tarrytown: A riverfront eyesore transformed into a new park

■ We’re giving residents back their waterfront by moving an 80-year-old asphalt plant (in photo above) and creating a stunning park. Input from community meetings we held will guide our design to meet village needs.

Kingston: Demanding a well-designed waterfront

■ We rallied the community to halt the predicted slam-dunk planning board reviews of The Landing at Kingston & Ulster and adjacent Sailor’s Cove development. The Landing review went from one public hearing and a one-month comment period to four months of comment and four standing-room-only hearings.

■ Our experts challenged the developer of The Landing—originally a cookie-cutter mega-project—to create pedestrian-friendly neighborhoods with lots of green space. The latest redesign includes these. The developer also has agreed not to build on prominent ridgelines important to views and wildlife.

Work ahead: The development remains way too large, threatening to clog nearby streets and city sewers. We’ll keep working with the Friends of Kingston Waterfront coalition until the city and valley get the environmentally and economically healthy waterfront they deserve: a great place to live, work and enjoy the river.

Hudson: Helping a city reinvent its shoreline

Fresh off last year’s victory scuttling construction of the St. Lawrence Cement plant on the nearby shoreline, we’ve been invited by local officials and community leaders in the City of Hudson to explore ways of revitalizing their waterfront. Our planning experts are considering exciting opportunities to bring people down to South Bay, the city’s once-bustling Hudson River harbor.

FROM BLIGHT TO BEAUTY— CREATING PARKS THAT LIFT OUR SPIRITS

We purchase land that's been neglected and overrun for decades, then let our expert planners create stunning riverfront parks that lift our spirits and reduce stress.



EXPERTISE + PASSION

Rita D. Shaheen

As our **Senior Park Planner**, Rita's expertise is transforming neglected riverfront land into parks that lure people to the river. Conventional wisdom said nothing could beautify the small, overused plot she turned into newly opened Foundry Dock Park (photo at left) in Cold Spring, Putnam County. But combining her passion and master's degree in landscape architecture, Rita took the lead in creating an oasis with native plants, a small-boat launch and decks affording magnificent river views.

At West Point Foundry Preserve, also in Cold Spring, Rita's tackling the "exciting challenge" of developing an industrial-heritage destination while meeting residents' needs for a neighborhood park. And in Tarrytown, Westchester County, she's helping turn a five-acre industrial eyesore into a waterfront park. "It will be a model of how a land trust, developer and local municipality and its residents can work together to make its riverfront a center for the community again," she says.

Quote: "I can't think of a better reward than giving people a place along the Hudson River to enjoy its views, take a walk, learn about local history or launch a kayak."

**THREAT
ALERT:**

"We should pay attention to the access people have to the sight of trees and open space, and recognize that this is not merely recreational. It may be contributing to our well-being." —University of Pennsylvania Professor Aaron Katcher

This year we completed projects that already have introduced thousands more people to the power of their Hudson River. We also made great progress on several more. By adding to the 22,000 acres of land we've already protected, we preempted sprawling overdevelopment from destroying vital natural habitats and working farmland.



LAND ACQUISITIONS • Protecting a working farm; more opportunities for birding, fishing

PROJECT	TOWN	ACREAGE	DESCRIPTION
Brady Farm	Warwick (Orange)	203	Partnered with town, county and federal National Resources Conservation Service to protect 150-year-old cattle farm.
Mabee Farm	Warwick (Orange)	74	Partnered with town for conservation easement on farm sitting atop one of the county's largest underground aquifers.
Tivoli Bays	Red Hook (Dutchess)	62.5	Land contiguous with Tivoli Bays National Estuarine Research Reserve, a "living laboratory" for environmental studies.
Highland Vineyards	Esopus (Ulster)	596	Preserves ecologically important wetlands, ravines, forests and two miles of Black Creek shoreline.
Paul Farm	Hurley (Ulster)	268	Partnered with the town and Open Space Institute on conservation easement of a farm renowned for its sweet corn.
Vosburgh Swamp	Coxsackie (Greene)	112	Expanded opportunities for birding—including bald eagles—on land adjoining our Four-Mile Point Preserve.
Binnen Kill	Bethlehem (Albany)	122	Protects nearly one-half mile of shoreline along this upper Hudson tributary, an important spawning ground for shad, white perch and herring.

COMPLETED PROJECTS • Preserving spectacular views, creating a kayaker's oasis

PROJECT	LOCATION	DESCRIPTION
Foundry Dock Park	Cold Spring (Putnam)	We transformed a small, nondescript waterfront plot into a stunning park with a walking path, benches, boat launch and decks affording spectacular views of the Hudson Highlands.
Esopus Meadows Water Trail	Esopus (Ulster)	Paddlers on the Hudson have a new place to rest. The site features two boat ramps, a pavilion and picnic tables.

PROJECTS UNDERWAY • Turning 3 industrial eyesores into riverfront destinations

Scenic Hudson Park at Tarrytown	Tarrytown (Westchester)	An unsightly asphalt plant relocated from the riverfront will be replaced by a 5-acre park. Scenic Hudson's \$1 million investment ensures the land will remain public forever.
West Point Foundry Preserve	Cold Spring (Putnam)	Landscape architects are designing plans to turn this 87-acre site, once a battery factory, into a world-class industrial-heritage park describing the history and ecology of the 19th-century West Point Foundry and Foundry Cove Marsh.
Long Dock Beacon	Beacon (Dutchess)	Nationally recognized Doral Arrowwood is joining developer Foss Group Beacon as co-investor and operator of the country's first "green" hotel/conference center, to be surrounded by a 16-acre Scenic Hudson park on a former industrial dumping ground. Groundbreaking should occur in spring 2007. Environmental sculpture <i>Beacon Point Project</i> —whose decks and walkways offer magnificent views of Newburgh Bay—has been completed in the park.

BUILDING AN ENVIRONMENTAL ARMY

We're creating unstoppable momentum as more and more people—young and old alike—learn about and join our fight to save the valley.

EXPERTISE + PASSION



Susan Hereth

"Helping kids find awe and wonder in nature" is what makes Susan Hereth tick. Our **Community Education Coordinator**, she spends her days in the classroom—or at one of our parks—showing youngsters how the abstract concepts they learn in textbooks relate to the real world. The field trips Susan leads to Shaupeneak Ridge or Madam Brett Park are some students' first exposure to the great outdoors—and the start of a lifelong love for the environment. She admits that the children's "always refreshing curiosity" keeps her on her toes.

Susan, who holds a bachelor's degree in geography, is currently involved in two new programs with schools in Ulster County. One at the Woodstock Day School is teaching youngsters about the vital importance of preserving local agriculture. The other, "The Hudson River: Past, Present, Future," will allow Kingston second- and fourth-graders to explore the region's history and ecology. Whatever the class, what excites Susan most is "seeing the students make the 'connection' to the local environment."

Quote: "I see firsthand that what I do is making a difference in the lives of children and our Hudson Valley."

THREAT ALERT:

"Children must develop a sense of respect and caring for their natural environment during their first few years of life or be at risk for never developing such attitudes."

—www.kidsource.com

This page is about you, our partners in the battle to create a Hudson Valley that will be enjoyed for generations.

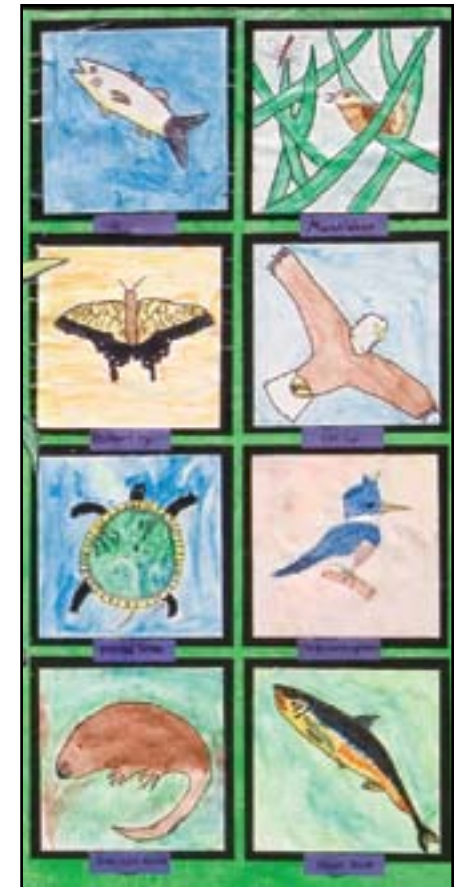
Our biggest Great River Sweep ever

Our ninth annual Great River Sweep broke all records for making the Hudson's shorelines safe and inviting. This most-ever Sweep featured **223** cleanups, **6,960** participants and **109** communities taking part. The most important number? Volunteers picked up **100 tons** of trash from Manhattan to the Adirondacks.

Learning from community experts, Cold Spring students tried their hands at everything from blacksmithing to archaeology. This active learning made for memorable lessons on the ecology and history of our West Point Foundry Preserve. Students showcased their experiences in four murals they painted.

Introducing students to the valley's beauty, history

Our environmental education programs—from field trips with elementary-age children to college lectures—reached **1,711** students. The **1,200** youngsters in our core schools—in Kingston (Ulster County), Beacon (Dutchess) and Cold Spring (Putnam)—did classroom work with Scenic Hudson educators before visiting one of our parks for hands-on exploration. For many, it was their first close-up look at the valley's natural beauty.



Detail of a mural created by Cold Spring students.

Strengthening our corps of citizen activists

Recreation, information and participation motivate people to stand up for the river that flows through their lives. This year **2,003** people joined guided hikes, leaned on Scenic Hudson's Web site and brochures to propel their advocacy or attended our community forums. We're keeping residents abreast of what's happening along their riverfront—whether a new development or a Scenic Hudson park—and giving them tools to shape the communities they want.

Thanks to our new “click the red button” free membership campaign, we now have nearly **double the number** of citizen activists partnering with us. Our members are poised to swing into action when something they care about is threatened—from battling a poorly planned development to urging state legislators to pass key environmental initiatives.

CHAMPIONING A STRONG FUTURE FOR THE VALLEY

Whether providing expert testimony, taking the lead in advocacy campaigns or pressing legislators and regulatory agencies with our partner organizations—when Scenic Hudson speaks, officials up and down the river listen. That's because we've got 43 years of experience in making the valley a healthier and safer place to live.

Lawmakers also know that our comprehensive approach to strengthening the region works, and they're well aware that we'll keep hammering away until they do the right thing. Factor in the support of allies like you, and it's no wonder we're a potent force for improving the well-being of every valley resident.

Victories in Albany benefit entire valley

- Revitalizing waterfronts, creating parks, improving drinking water. All are possible with \$225 million appropriated for the **Environmental Protection Fund (EPF)**. That's a \$75-million increase over last year.
- Protecting natural areas, working farmland and historic architecture. The Town of Red Hook, in Dutchess County, can do these better thanks to a bill allowing it to create a **Community Preservation Fund**, supported by revenue from a modest real estate fee.
- More land and farms preserved. That should be the outcome of New York's first-in-the-nation **Conservation Easement Tax Credit**. Owners who protect their land from development through an easement get a 25-percent property tax refund.

Your help still needed

- An additional 2.6 billion bottles will be recycled rather than litter the land if the state Senate passes the **Bigger Better Bottle Bill**. The Assembly's behind the bill, which would place a five-cent deposit on noncarbonated drink containers, so we'll refocus on the Senate.
- Protecting the valley's heritage by strengthening smart-growth plans of local communities is the thrust of the **Hudson River Waterfront Revitalization Bill**. We must continue making headway in both houses.
- **Community Preservation Funds** will be available to communities statewide if the Senate follows the Assembly's lead and passes a bill authorizing them.
- Another goal this year is a \$300-million **EPF**. With \$1 billion in projects awaiting funds, the money is desperately needed.

PCBs—GE, Stop the Stall!

Progress has been made on ridding the Hudson of these poisons, but the actual cleanup now might not begin until 2008. With tenacious supporters like you, we're keeping the heat on the Environmental Protection Agency and GE, letting them know that delays are not acceptable. And we're fighting to make sure shorelines around contaminated sites also are made safe and healthy.



We've had our challenges during two decades of pushing GE to do right by the Hudson. But last year's monumental defeat of the St. Lawrence Cement plant gives us even more confidence for continuing our head-to-head battle with another corporate giant.

Financial Overview

Scenic Hudson

Operating expenses totaled \$4.88 million. Spending on program activities increased 16.2 percent, while management and fund-raising expenses increased by only 5.5 percent when compared to the prior year. Operating revenues totaled \$4.94 million, a 2-percent increase over the previous year. Spending on programs allowed Scenic Hudson to grow the Great River Sweep, increase volunteers and members, challenge overdevelopment in the City of Kingston and Westchester County, and hire staff for protecting land and building parks.

The Scenic Hudson Land Trust

Operating expenses totaled \$4.6 million, including \$700,000 to purchase conservation easements protecting 867 acres in Orange and Ulster counties; \$1.6 million for park design and construction in Beacon, Cold Spring and Esopus; and \$1.7 million expended for properties transferred to New York State and the Museum of the Hudson Highlands. During the year the land trust acquired new lands totaling 868 acres in Ulster, Greene and Albany counties, resulting in capital spending of \$3.6 million.

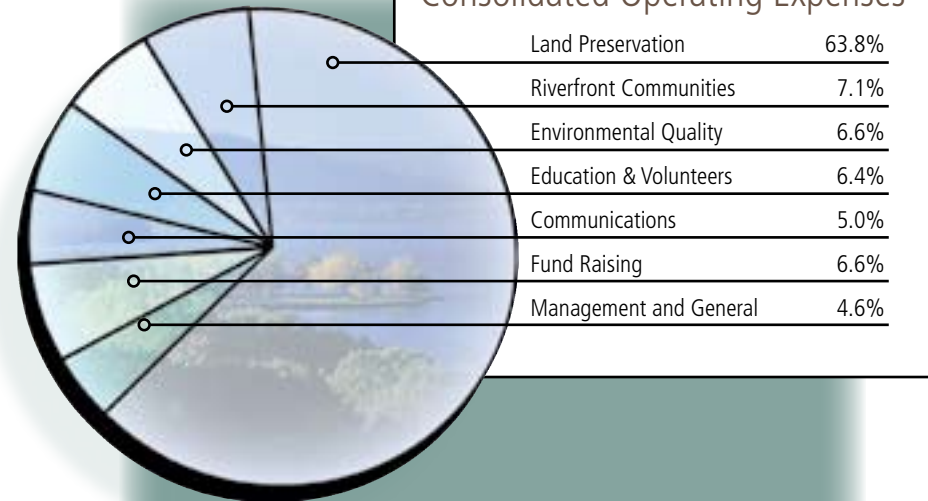
Financial Structure

Scenic Hudson maintains two endowments: The Lila Acheson and DeWitt Wallace Hudson Valley Land Preservation Endowment (\$138 million at year-end FY 06) used to support capital costs and expenses related to land acquisitions and conservation easements, and a board-designated fund for general operating expenses (\$6.7 million at year-end FY 06). The assets are pooled in a diversified portfolio supervised by an Investment Committee. Total investment return was 11.6 percent for FY 06. The board sets a spending rate for the endowments; since FY 99, this has been 5 percent of the past 12 quarters' rolling average value. The board engages PricewaterhouseCoopers, LLP to perform an independent audit and prepare the corporate tax returns.

Although lands for public use are eligible for tax exemption, Scenic Hudson paid \$279,965 in property taxes and payments in lieu of taxes in FY 06 and \$259,594 in FY 05.

Consolidated results for Scenic Hudson and The Scenic Hudson Land Trust for the fiscal year ending June 30, 2006, continue to show strong program and financial performance. Total operating expenses were \$9.4 million, down from \$10.5 million for FY 05, due in part to the timing of land-related transactions (closing on conservation easements and transfers of real property to others).

Consolidated Operating Expenses



Revenues Data

Investment allocation for spending	63.3%
Foundations	11.5%
Government	3.6%
Corporations	1.8%
Individuals	17.9%
Other sources	1.9%

Consolidated Statement of Financial Position

	June 30, 2006	June 30, 2005
Land areas (at cost)	53,502	53,277
Cash and investments	154,211	147,436
Other assets	6,142	3,047
Total assets	213,855	203,761
Liabilities	562	499
Net assets	213,293	203,262
Total liabilities and net assets	213,855	203,761

[in thousands]

Thank You Supporters!

∞ denotes participation in Matching Gifts Program

† denotes multi-year commitment

HUDSON RIVER STEWARDSHIP SOCIETY

INDIVIDUALS WHO HAVE INCLUDED
SCENIC HUDSON IN THEIR ESTATE OR
THEIR LONG-TERM FINANCIAL PLANS

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Gifts of \$100,000 and above

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The Dyson Foundation †
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Gifts of \$50,000-\$99,999

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The Peter & Carmen Lucia Buck
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The Educational Foundation of America †
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The Starr Foundation †
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Gifts of \$10,000-\$24,999

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Gifts of \$5,000-\$9,999

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Dawn A. Watson and Robert McGraw
James Welch and Fiona Angelini
Mr. and Mrs. James Wood
Mr. and Mrs. Alexander E. Zagoreos

THE STORM KING CIRCLE

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The Bay and Paul Foundations
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Christina and Alex Evans
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Building Bridges, Building Boats
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Camp Venture
Catskill Area Homeschool Network
Catskill Middle School
Catskill Mountain Canoeers
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Cornwall H.S. Environmental Club
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Hudson River Ice Yacht Club
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Hudson River Park Trust
Hudson River Research Reserve (DEC)
Hudson River Rowing Association
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Our Mission

Scenic Hudson is dedicated to protecting, preserving and restoring the Hudson and the riverfront as a public and natural resource.

Scenic Hudson, Inc.

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Cover: Nick Zungoli (www.theexposuresgallery.com)
Inside front cover: Hudson River Film & Video (Fixell); Vickie Muller (Furgason); Victor Melendez (Eagle-Davis)
Page 3: Nick Zungoli (Beacon); Michael Nelson (Rich); Vickie Muller (Sullivan)
Page 4: Nick Zungoli (Sleepy Hollow waterfront); Seth Martel (Melendez)
Page 5: Quennell Rothschild & Partners, LLP (Tarrytown plan), Raymond J. Curran (Plant & Providence riverwalk)
Page 6: Nick Zungoli (Foundry Dock Park); Vickie Muller (Shaheen)
Page 7: James Bleecker
Page 8: Michael Nelson (Great River Sweep volunteers); Vickie Muller (Hereth)
Page 9: Jan Thacher
Pages 12-13: J. Jeffrey Anzevino
Page 14: J. Jeffrey Anzevino
Page 15: Seth Martel
Page 16: Michael Nelson (Yonkers waterfront); James Bleecker (farm field)

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- **A wall of high rises on the Hudson**
- **Out-of-control sprawl**
- **Garbage-choked shorelines**

Or...



Waterfronts everyone can enjoy?



Well-planned communities and working farms?



Inviting parks?

“The environmental group Scenic Hudson... has long been a voice for sensible and proportional development.”

—The New York Times, editorial, Westchester section, Oct. 1, 2006