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Wyoming Stock Growers Land Trust

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FOR IMMEDIATE RELEASE



Clarendon “Easy” East Cat Creek Ranch Conservation Easement Protects 1,800 Acres in Sheridan County

Cheyenne, Wyo., July 24, 2026 – The Wyoming Stock Growers Land Trust (Land Trust) is pleased to announce the completion of a donated conservation easement on the Clarendon “Easy” East Cat Creek Ranch in Sheridan County. The voluntary conservation easement permanently protects 1,800 acres of productive working lands, wildlife habitat, and open space located roughly 10 miles southeast of Sheridan.

The ranch encourages intact grasslands interspersed with patches of ponderosa pine and sagebrush and has remained in agricultural production since the original homestead was established in 1903. Current owner, Dave Clarendon, began working on the ranch in 1975 and purchased the property in 1999, becoming the ranch’s third owner since its homestead.

Today, approximately 40 acres of the ranch are actively managed for irrigated and non-irrigated hay production, while the remaining 1,760 acres consists primarily of native rangeland supporting livestock production, largely through cow/calf operations.

The property provides important wildlife habitat and lies within Wyoming Game and Fish Department-designated critical year-long range for pronghorn, mule deer, and white-tailed deer and is located near significant elk seasonal range. The ranch also serves as winter migration habitat for pronghorn and supports a variety of grassland and migratory bird species, including sharp-tailed grouse, along with numerous amphibian and reptile species.

"This easement protects more than just the acres on a map — it helps ensure this land remains intact for the future," Clarendon said. "To me, land is not simply a commodity; it's a stewardship. I hope this conservation easement allows future generations to experience the same opportunities, challenges, and joys of Wyoming's open space that I've been fortunate to know."

Bordering State Trust lands, as well as neighboring private lands, the ranch represents one of the few remaining open spaces in close proximity to both Sheridan and Big Horn. As residential development continues to expand in the area, the conservation easement helps ensure the preservation of the ranch's agricultural heritage and ecological value, while also supporting an important buffer within a rapidly changing landscape.

"This conservation easement reflects a shared commitment to keeping western landscapes intact and working," said Land Trust Conservation and Stewardship Director, Averi Davies. "Dave's stewardship — rooted in a deep understanding of the land, a strong cowboy ethic, and the belief that we borrow this land from future generations — will help ensure this ranch remains a thriving part of Wyoming's agricultural and conservation heritage for generations to come."

Funding for landowner expenses associated with the conservation easement was provided by the Wyoming Wildlife and Natural Resource Trust (WWNRT) and the Knobloch Family Foundation (KFF).

"This is a great contribution to the future of Wyoming agriculture and its wildlife heritage," said WWNRT Executive Director, Bob Budd.

With the completion of this project, the Land Trust now holds 13 conservation easements in Sheridan County, protecting a total of 13,425 acres.

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The Wyoming Stock Growers Land Trust is dedicated to conservation through ranching. Based in Cheyenne, the non-profit organization serves the entire state and is Wyoming's only agricultural land trust. Through partnerships with ranch families, the Wyoming Stock Growers Land Trust holds and stewards' conservation easements on more than 331,000 acres of agricultural land throughout

Wyoming. Founded in 2000 by the Wyoming Stock Growers Association, it is one of the largest regional land trusts in the United States.

For more information, visit wsqtl.org