

MINUTES

GENESEE COUNTY AGRICULTURAL AND FARMLAND PROTECTION BOARD

Monday, January 9, 2017

A meeting of the Genesee County Agricultural and Farmland Protection Board was held on Monday, January 9, 2017 at 7:00 P.M. in the Large Conference Room of Genesee County Building No. 2. Members in attendance: Mr. Donn E. Branton, Ms. LuAnn McKenzie, Ms. Jan Beglinger, Ms. Janette Veazey-Post, Ms. Shelley Stein, Mr. Kevin Andrews, and Mr. Felipe Oltramari. Staff present: Mr. Derik Kane, Mr. Jared Elliott.

The Meeting was called to order at 7:38 PM

Approval of Minutes

A motion to approve the meeting minutes from October 17, 2016 **was made by Ms. Stein, seconded by Ms. McKenzie, and carried unanimously.**

Smart Growth Plan Review

Mr. Oltramari presented the second set of proposed updates to the board, with requested modification in the Towns of Alabama and Oakfield.

Mr. Oltramari started the presentation by giving an overview of the process to date, and explained that the reason it was being presented a second time was that the Towns of Oakfield and Alabama had requested major revisions at the last public hearing. Mr. Oltramari then discussed the new modifications requested by each municipality, the data taken into account when determining alterations, and the County Planning Departments recommendations.

The board inquired whether property owners are contacted when their land or adjacent properties are slated to be included in the proposed development areas. Mr. Oltramari advised that it is left up to the municipalities, if they choose to do so. Ms. Stein asked for clarification on the process to certify reserved development areas. Mr. Oltramari advised that the municipalities would first need to adopt a form-based code, which all the towns with proposed Reserved Development areas already have draft codes which could be adopted. After adopting the form-based codes the towns request certification from the County Planning Department, which reviews them to ensure they meet the objectives of Smart Growth. Finally, it goes before the Administrative Review Committee for approval, after which there is a regular review to ensure the towns stay in compliance.

A motion to support the updates to the Town of Alabama's portion of the Smart Growth Plan was made by Ms. Stein, seconded by Mr. Andrews and carried unanimously.

A motion to support the updates to the Town of Oakfield's portion of the Smart Growth Plan was made by Ms. Beglinger, seconded by Ms. Veazey-Post and carried 6-1 (with Ms. Stein dissenting).

County Comprehensive Plan Focus Group

Mr. Kane informed the group of the recent effort to refresh and re-brand the comprehensive plan focus groups, including the creation of a new group, Agriculture and Food Systems. Mr. Oltramari explained the general layout of the monitoring report and the idea to have it become a subset of the Agriculture and Farmland Protection Plan, with additional representatives invited to one meeting each year to gather feedback. Mr. Oltramari also advised that it presents an opportunity to monitor the implementation of the new agriculture and farmland protection plans. Mr. Kane advised that the meeting to gather the information would be scheduled at the end of March as there will be a required meeting in connection with the eight year review of Ag. District 2. Ms. Stein provided some initial ideas of topics which should be included in the new monitoring report.

a. Ag & Farmland Protection Plan Update

Mr. Oltramari advised that the Planning Department received a letter from Ag & Markets who request a defined timeline from the consultants in order to issue an extension. There was a discussion regarding the nature of the deliverables the State expects and what the consultants and local farm community envisions.

Waterline Extensions – Edgerton Road Water District

Mr. Oltramari provided the maps of the planned route for the Edgerton Road Water District in the Town of Elba. Ms. McKenzie voiced concern of running water lines through farm land in order to serve a small number of household without first extending water services to all portions of the county.

A motion to support the proposed water district was made by Ms. Stein, seconded by Ms. Beglinger with the conditions that: 1) Lateral restrictions be put into effect by NYS Dept. of Ag & Markets on any agricultural district; 2) In addition to the Ag & Markets requirements regarding the restoration of severed drainage improvements and access ways, hydrants and valve boxes shall not be placed directly in agricultural fields; 3) that the project engineers work closely with both the County Soil and Water Conservation District staff and landowners in order to identify and restore the existing drainage improvements affected by this project. With these requirements the motion carried unanimously.

Old/New Business

Mr. Oltramari stated Mr. Bold's application to be re-appointed to the Agriculture and Farmland Protection Board was submitted, and will go before the Legislatures public service board the following week.

A motion was made to adjourn by Ms. Stein, seconded by Ms. Beglinger and carried unanimously. Meeting adjourned at 8:20 PM.

MINUTES

GENESEE COUNTY AGRICULTURAL AND FARMLAND PROTECTION BOARD

Monday, March 13, 2017

A meeting of the Genesee County Agricultural and Farmland Protection Board was held on Monday, March 13, 2017 at 7:00 P.M. in the Large Conference Room of Genesee County Building No. 2. Members in attendance: Ms. Jan Beglinger, Ms. Janette Veazey-Post, Ms. Shelley Stein, Mr. Mike Davis, Mr. Steven Boldt, and Mr. Felipe Oltramari. Staff present: Mr. Derik Kane, Mr. Jared Elliott. Others in Attendance include: Mr. Barry Flansburg, Mr. Ron Gilbert, Mr. Drew Reilly of Wendel, and Ms. Wendy Salvati of WWS Planning.

The Meeting was called to order at 7:01 PM

Approval of Minutes

A motion to approve the meeting minutes from **January 9, 2017** was made by **Mr. Boldt, seconded by Ms. Stein, and carried unanimously.**

Draft County Agricultural & Farmland Protection Plan

Mr. Reilly of Wendel, lead consultant for the Agricultural & Farmland Protection Plans, gave a brief overview of the status of the County's plan then requested comments from the board. Mr. Oltramari requested that the first priority project listed, the Downtown Batavia Healthy Living Campus, be more accurate in its description of the multiple projects listed/involved. Ms. Stein stated that the Community Digester listed in the second priority project should accept both food and farm waste. Additionally, Ms. Stein asked for clarification on what is meant by 21st century infrastructure; afterwards she requested that the Genesee County Water Resources meeting minutes be forwarded to the consultant to better inform them on the work occurring throughout the county. There was a brief discussion regarding Purchase of Developments Rights (PDR), and how even though they are not likely to be utilized within the current context, they were included within the plan as they may become a useful tool in the future. Ms. Beglinger, Ms. Stein, Mr. Oltramari and Mr. Kane provided additional recommendations for edits/modifications. Ms. Beglinger additionally questioned how far into the future this plan envisions. Mr. Reilly documented all comments and advised that they will be address in the next draft.

Draft Town of Alabama and Town of Oakfield Agricultural & Farmland Protection Plan

Ms. Salvati of WWS Planning, a sub-consultant working on the Agricultural & Farmland Protection Plans, gave a brief presentation regarding the status of the Town of Alabama and Oakfield's plans. Ms. Stein, Ms. Beglinger, Mr. Oltramari and Mr. Kane requested a number of modifications to the plan. Mr. Flansburg stated that as part of the goal for shared services throughout the county, the town had struck language regarding their municipalities funding items which would already be covered under the County plan. Instead language was tailored to state that the town would "encourage, and support the county in" each particular endeavor. Ms. Salvati and Mr. Reilly advised that all comments were noted and would be address in the next draft. Public Meetings to discuss the plans will be held on Thursday, March 23rd in Oakfield and on Tuesday April 4th at County Building 2, both meetings are at 7pm. After these meetings

are held the consultants will present the final draft of the Agricultural & Farmland Protection Plans for the County and Towns at the next Agricultural and Farmland Protection Board meeting, scheduled for Monday, April 17th at 7pm.

Agricultural District No. 2 Report

Mr. Kane presented the report for the eight year review of Agricultural District No. 2. Since the last review, which occurred in 2009, the district lost 933.73 acres of land, of which 216.31 acres were farmland. Mr. Kane noted that over 50% of the deletions are due to properties being removed in the Town of Alabama for the STAMP project and the implementation of a process to auto-remove properties which had been identified as having no agricultural use and had not respond to a targeted mailing. These identified properties included several small residential properties (under 2.5 acres) which had no visible agricultural use, and were not related to any farming operation; large commercial and industrial properties, such as Milton CAT and the ‘big box’ retailers Home Depot and Walmart; the Federal Detention Center in Batavia; the Oakfield & Alabama Central School; and an ATV racetrack.

A motion was made by Mr. Davis to recommend to the County Legislature that they approve the request for inclusions and deletions in Agricultural District No. 2. The motion was seconded by Mr. Boldt and carried unanimously.

Agricultural District Annual Enrollment

Mr. Oltramari advised that there were no annual enrollments requests for Districts 1, 3 or 4 this year.

Old/New Business

Mr. Oltramari advised the County Smart Growth Development Plan was unanimously adopted by the legislature on February 22nd.

Mr. Kane discussed that the new Agriculture and Food Product Comprehensive Plan focus group will meet as part of the next scheduled Agricultural and Farmland Protection Board meeting and shall incorporate the recommendations listed within the County Agricultural & Farmland Protection Plan. This will serve a dual purpose of updating the comprehensive plan as well as monitor the progress of the newly updated Agricultural & Farmland Protection Plan. The next meeting is scheduled for Monday, April 17th at 7pm.

A motion was made to adjourn by Ms. Beglinger, seconded by Ms. Stein and carried unanimously. Meeting adjourned at 8:46 PM.

MINUTES

GENESEE COUNTY AGRICULTURAL AND FARMLAND PROTECTION BOARD

Monday, April 17, 2017

A meeting of the Genesee County Agricultural and Farmland Protection Board was held on Monday, April 17, 2017 at 7:00 P.M. in the Large Conference Room of Genesee County Building No. 2. Members in attendance: Mr. Donn Branton; Ms. Jan Beglinger, Ms. Janette Veazey-Post, Ms. Shelley Stein, Mr. Charlie Miller, Mr. Steven Boldt, and Mr. Felipe Oltramari.

The Meeting was called to order at 6:59 PM

Approval of Minutes

A motion to approve the meeting minutes from **March 13, 2017 was made by Ms. Stein, seconded by Mr. Boldt and carried unanimously.**

County Agricultural & Farmland Protection Plan Update

Mr. Oltramari discussed the public information meeting held on April 4th where Ellen Parker and Drew Reilly from Wendel, the head consultants, and Nathan Rutgers, a sub-consultant, presented aspects of the plan. Discussed in detail were the four draft priority projects included in the plan. After discussions with the audience the following amendments to the priority projects include:

The first priority project listed, the Community Digester, was found to have little community support and was downgraded to the Additional Projects List. It remains within the plan in case it becomes an issue in the future.

The second priority project, the LeRoy Food and Tech Park also had less support due to concern that the Ag Park in Batavia is not built out yet. After discussion this section was reworked to promote economic development at both agricultural parks, which include the LeRoy Food and Tech Park and the Ag Park in Batavia. Ms. Stein advised that the flexibility in allowed uses at the LeRoy Food and Tech Park is necessary to meet the desires of potential customers/tenants.

The project description for the third priority project, Downtown Batavia Healthy Living Hub, needs to be reworked for clarification as the draft description did not effectively convey how it would positively impact the countywide agricultural community. Mr. Oltramari advised that there is already a feasibility study occurring for this proposed project and including this in the plan opens up potential for additional grant funding.

The last priority project, 21st Century Infrastructure, was overwhelmingly supported by the community and will remain as a priority project.

A new priority, Farm Workforce Assistance, was added based on feedback from the information session, although there was no immediate project identified. Mr. Branton noted it would be nice to have consistency of infrastructure across the county and talked of the existing

clearance issues with powerlines and other utility lines hung on telephone poles. Ms. Stein stated that language on appropriate culverts dimensions should be included within the plan. Mr. Oltramari advised on the current process to train local municipalities to survey where broadband already exists within their community. This information could potentially be leveraged to encourage a vendor to expand service throughout the county. There was a discussion and a number of revisions to the draft language for the Farm Workforce Assistance priority item. Mr. Oltramari advised that he will forward the Agricultural and Farmland Protection Boards feedback to the consultant for inclusion in the final plan.

A motion to approve the plan pending the revisions was made to move the plan to the Legislature by Mr. Boldt, seconded by Ms. Beglinger and carried unanimously.

Agriculture and Food Production Focus Group

Mr. Oltramari presented the County Comprehensive Plans new Agriculture and Food Production focus groups monitoring report.

** See attached monitoring report

A motion was made to adjourn by Ms. Stein, seconded by Ms. Beglinger and carried unanimously. Meeting adjourned at 8:59 PM.