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2 MINUTES OF THE MERCER COUNTY AGRICULTURAL DEVELOPMENT BOARD  
3 MEETING HELD MONDAY FEBRUARY 2, 2009  
4 IN THE EXTENSION SERVICE BUILDING  
5 930 SPRUCE STREET, TRENTON, N.J.  
6 2ND FLOOR CONFERENCE ROOM  
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9 I. CALL TO ORDER

10 Chairwoman Nancy Tindall called the meeting to order at 7:30 PM.  
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12 II. COMPLIANCE STATEMENT

13 Pursuant to the Open Public Meetings Act, notice of this meeting was given to the Trenton Times,  
14 Trentonian, Mercer County Clerk, and posted in the Mercer County Administration Building.  
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16 III. ROLL CALL

17 A. Voting Members:

18 Nancy Tindall, Chairwoman - Present  
19 Steve Jany, Vice-Chairman - Present  
20 Earl Tindall - Absent  
21 Peggy McNeill - Present  
22 Charles Appelget – Present  
23 Scott Ellis – Present  
24 Frank D’Amico - Present  
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26 B. Non-Voting Members:

27 County Planning Board Liaison Bill Agress – Absent  
28 Rutgers Cooperative Research and Extension – Rodger Jany, Present  
29

30 C. Others Present:

31 Dan Pace, MCADB Secretary  
32 Dan Knox, State Agricultural Development Committee (SADC) representative  
33 Leslie Floyd, Assistant Planning Director  
34 Brittany Schwartz – Student from Steinert High School arrived at 7:50PM.  
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36 IV. REORGANIZATION

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38 On a motion by Mr. Jany that was seconded by Mr. Ellis, Ms. Tindall was nominated for the  
39 Chairwoman position. Ms. Tindall consented and with no other nominees, Mr. Ellis moved to close  
40 the nominations. Mr. D’Amico seconded the motion and by unanimous approval, Ms. Tindall  
41 (abstaining from the vote) was elected Chairwoman.  
42

43 Mr. Appelget then moved the nomination of Mr. Jany for Vice-Chairman. Ms. Tindall seconded it.  
44 Mr. Jany consented and with no other nominees, nominations were closed and by unanimous  
45 approval, Mr. Jany (abstaining) was elected Vice-Chairman.  
46

47 Ms. Tindall moved the re-appointment of Daniel Pace as secretary to the Board. Mr. Jany seconded  
48 and by unanimous approval Mr. Pace was re-appointed. Ms. Tindall moved approval of the re-  
49 appointment of Susan Bacso as Board legal counsel. Ms. McNeill seconded the motion and  
50 members unanimously approved of the re-appointment.  
51

52 Ms. Tindall asked the Board to review the draft schedule for CADB meetings. Mr. Jany moved for  
53 acceptance of the schedule. Mr. D’Amico seconded the motion and it was unanimously approved.  
54 The reorganization meeting was closed and the Board moved into its regular meeting at 7:40PM.  
55

1 V. APPROVAL OF MINUTES

2 Mr. Jany moved the approval of the minutes of the December 1, 2008 CADB Meeting. Mr.  
3 Appelget seconded. The minutes were approved as submitted  
4

5 VI. PUBLIC COMMENT

6 No members of the public were in attendance (Ms. Schwartz arrived later).  
7

8 VII. CORRESPONDENCE

9 A. Staff discussed an email from the NJ Turnpike regarding the widening project. Turnpike  
10 representatives would like to meet with the County Boards and the SADC in March. In reply,  
11 Tim Brill of the SADC requested an all party's staff meeting before any formal presentation to  
12 the Boards/Committee. Nothing more has been heard. Because the Mercer CADB meets March  
13 2nd, we could be first to hear the Turnpike. Board members asked, just as was done for the last  
14 Turnpike presentation, members of the public be mailed invitations to this presentation.  
15

16 VIII. COMMITTEE AND STAFF REPORTS

17 A. SADC

- 18 1. Staff reported that the County had received a grant for \$13,100 from the SADC for the  
19 work done on the 2007 Comprehensive Farmland Preservation Plan.  
20
- 21 2. Staff reported that at the last SADC meeting, Susan Craft said 15 applications had been  
22 received for the State Secretary of Agriculture position. Mr. Ellis updated the Board and  
23 said that there were now 5 finalists and there was hope that an announcement naming the  
24 new Secretary would be made at next weeks State Agricultural Convention.  
25
- 26 3. Staff reported that a State Assembly subcommittee had released a revised version of a  
27 Senate Bill which regulated solar, wind, and biomass electric generation on preserved  
28 farms. The Assembly version had the backing of the NJ Farm Bureau. Board members  
29 briefly discussed the merits of the bill and the SADC's opposition. No action was taken by  
30 the Board regarding this proposed legislation although there was concern with how the  
31 role of the CADB's and "right to farm" will be impacted. Staff will determine what the  
32 next steps in the process are.  
33
- 34 4. 2009 Round and 2010 Round State Funding – Staff reported that there was still no State  
35 appropriation bill for 2009 farm cost-share applications (Mount farm has already been  
36 given SADC approval and a budgetary encumbrance), and, no funds at all for 2010 PIG  
37 grants; although, the Governor, in his State of the State message, made a point of saying,  
38 "at a minimum, an interim-bonding question for November's ballot to extend the financing  
39 the voters approved in 2007 (is needed)".  
40

41 The Board then discussed the issue of appraisal values and final approvals for the three  
42 remaining 2009 Round farms (County owned Sawmill, Briarholm, and Hights). Staff  
43 reported that the SADC had certified easement values for these three farms based upon  
44 retrospective appraisals "as of" the County purchase dates. However, these farms, as well  
45 as many others Statewide, will not be given final SADC approval until the NJAC rule  
46 proposal (distributed in the Boards Agenda Package) was approved – possibly in May. This  
47 delay in approval defeated staff's attempt for Mercer County to be the first County to  
48 utilize its Base Grant and Competitive Grant allocations. Now, these three farms will likely  
49 be competing against an unknown number of other farms from around the state for the \$15  
50 million pool of Competitive Grant funds.  
51

52 Mr. Jany made a motion for staff to write a comment letter for Ms. Tindall to review and  
53 send to the SADC during the rule proposals 60 day comment period.  
54

55 B. Land Development Activity

1 None

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3 C. Ms. Tindall asked Rodger Jany if he had anything to report on. Mr. Jany said that he was  
4 working on a newsletter that would soon be distributed and said that Extension would soon be  
5 holding its annual Stakeholders Meeting.

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7 D. Status of Farmland Preservation Applications

- 8 • 2001 Round: One farm left; Weidel/Burd. No change in status.  
9  
10 • 2002 Round – One farm left  
11 Zygmont application is still pending for issues involving the Turnpike and the historical  
12 significance of the house.  
13  
14 • 2008 Round – Larry and Michelle Tindall cost-share application and Wash. Twp. Silver  
15 Decoy assignment of DOE have been reviewed by the SADC with the Township’s Silver  
16 Decoy Deed of Easement needing a correction which has been executed by Will Perrine but  
17 not yet by Rich McIntyre. The Tindall application is being questioned because of a stream  
18 flowage easement held by DEP. Updike/Herman Cost-Share Application has been sent to  
19 the SADC.  
20  
21 • 2009 PIG –  
22 ○ County of Mercer (Briarholm, Hights, and Sawmill) farms discussed earlier.  
23 ○ Mount U-Pick farm – The County has received title work and a preliminary survey is  
24 expected this week. This application is not effected by the appraisal issue discussed  
25 earlier.  
26 ○ The Diocese of Trenton/St. John’s Church (Batog) farm – A contract for the fee-  
27 purchase of this ~50-acre farm has been executed between the parties. Survey and Title  
28 work have been completed with some issues to be resolved for each. The County has  
29 applied for and the SADC is reviewing this farm as a direct easement purchase – rather  
30 than as a PIG grant farm. As a courtesy, the County provided the SADC with the  
31 appraisals conducted for the purchase but they were turned down because SADC staff  
32 considered them to be “too high”. The SADC will conduct its own appraisals.  
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34 IX. OLD BUSINESS

35 A. JEM Stables – Staff has not heard anything more from the owners regarding their SSAMP  
36 inquiry; or, anything more than was reported in the newspaper regarding the purchase of  
37 development rights by Robbinsville Township.

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39 B. Hoge farm – Mr. Pace reported that he had been in contact with the Hopewell Township  
40 Agricultural Advisory Committee and although the Board has not received anything in  
41 writing, it was Mr. Pace’s impression that Hopewell will be amending their Project Area in  
42 some way to include Hoge. Mr. Pace was also expecting that Krista Hoge and/or Pam Flory  
43 would be attending tomorrow night’s County Open Space Board meeting (as they intended  
44 to do in January but for a snow cancellation) to discuss a possible conservation easement on  
45 the farm – much like the Ruggieri farm on the opposite side of Hopewell Borough.

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47 Ms. Tindall asked why an analysis of revisions to the County Project Area had not been  
48 conducted. Ms. Floyd responded by saying that because the Board seemed to favor a  
49 conservation easement through the County Open Space Board, she had directed Mr. Pace to  
50 refrain from a thorough analysis at this time. The Board has until December of this year to  
51 submit any Project Area revisions to its Farm Plan/2011 PIG Application.  
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54 X. NEW BUSINESS

55 A. Status of Farmland Preservation – Staff distributed a one page summary of last year’s

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B. Monitoring – Staff distributed the monitoring schedule for this spring.

XI. OTHER BUSINESS  
None.

XII. PUBLIC PARTICIPATION  
None.

XIII. EXECUTIVE SESSION  
None was required.

XIV. ADJOURNMENT  
The meeting was adjourned at 9:05PM. The next meeting of the MCADB will be on March 2, 2009.

Respectfully submitted,

Daniel Pace  
MCADB, Secretary

Date adopted:

Attachments, if any, are made a part of the permanent record and are filed in the Minute Book, and are located in the Mercer County Planning Division Office. All copies are available upon request.