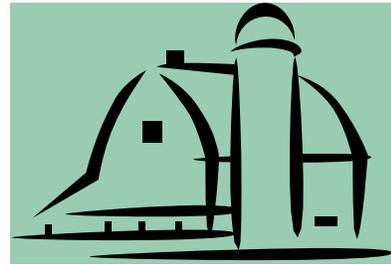


Greene County Farmland Preservation  
19 South Washington Street, Suite 150  
Waynesburg, PA 15370  
724-852-5278



GREENE COUNTY FARMLAND PRESERVATION  
MINUTES  
APRIL 16, 2014

**I. CALL TO ORDER AND INTRODUCTION OF GUESTS**

The meeting was called to order by Vice Chairman Dave Shipman at 1:07 p.m. in the Mezzanine Conference Room, 19 South Washington Street, Waynesburg, Pennsylvania.

**Board members** present were Dave Shipman, Vice Chairman; Rick Thistlethwaite, Treasurer; Dick Belding, Director; Corbly Orndorff, Director; and Jim Willis, Director.

**Staff:** Laurel Rush, Ag Technician

**II. PUBLIC COMMENTS**

There were no public comments.

**III. APPROVAL OF MINUTES**

*A motion was made by Corbly Orndorff to approve the minutes of the March 19, 2014 meeting. Dick Belding seconded. (Motion Passed)*

**IV. TREASURER'S REPORT**

Treasurer Thistlethwaite read the Treasurer's Report as follows:

**FLP Board Fundraising Account - \$7,074.97**

**CK #143 - Charles Harry – Refund for “Good Faith” Payment - \$2,000.00**

**Easement Funds – Dept. of Agriculture & County of Greene – \$180,241.31**

*A motion was made by Dick Belding to accept the treasurer's report. Jim Willis seconded. (Motion Passed)*

**V. CORRESPONDENCE**

There was no correspondence to bring before the board.

**VI. OLD BUSINESS**

- 1. Agricultural Security Area (ASA) - Franklin, and Greene Townships**  
Franklin Township – The Township continues to work to establish an ASA.

Greene Township – Since a new Township Supervisor took office this January, the Township was consulting with their Solicitor regarding this matter. In accordance with the laws governing the program, if no action is taken by the Township within 180 days of the receipt of the application, the parcel is automatically added to the ASA. The Township would be required to record this addition at the Greene County Register and Recorder's Office.

## VII. NEW BUSINESS

### 1. 2012 GCFLP Agricultural Easements

a. Charles Harry, (162.043 acres) Morgan Township

The checks for the Easement have been received from the PA FLP Board and the County of Greene. The closing will be held on April 21<sup>st</sup>, 2014 at 1:30 p.m. If Chairman Cree is unavailable, Vice Chairman Shipman will be present to represent the GCFLP Board.

Ms. Rush noted that Mr. Thistlethwaite's signature will be needed on checks to pay the costs associated with the closing.

In conjunction with a Greene County Commissioners Meeting, a photo session will be scheduled.

- 1) High rank & appraisal release letter (Completed)
- 2) Title Search (Completed)
- 3) Appraisal Report (Completed)
- 4) Survey plot (Completed)
- 5) Offer letter (Completed)
- 6) Agreement of Sale (Completed)
- 7) Closing – Will be held on April 21<sup>st</sup>, 2014 at 1:30 p.m. at Attorney Hook's office, Waynesburg, PA.

b. Gapen Agricultural Easement

Ms. Rush presented an invoice in the amount of \$12.00 from Hook and Hook for a notary fee for the Deed to the Commonwealth.

Ms. Rush noted that this expense will be submitted to the PA Bureau of Farmland Preservation for reimbursement.

***A motion was made by Dick Belding to approve the payment of \$12.00 to Hook and Hook. Rick Thistlethwaite seconded. (Motion Passed)***

### 2. 2013 GCFLP Agricultural Easements *listed in ranking order*

a. Jim Willis (53 acres) Cumberland Township – (on-hold)

Clear title still being pursued.

b. Jim Willis (30 acres) Cumberland Township (on-hold)

- 1) High rank & appraisal release letter (Completed)
- 2) Title Search – The surface coal issue and clear title is being pursued.
- 3) Appraisal Report
- 4) Survey Plot

- 5) Offer Letter
- 6) Agreement of Sale

c. Richard Phillips (107 acres) Cumberland Township

Since title issues were found on the 19 acres, the GCFLP Board, at their last meeting on March 19<sup>th</sup>, 2014, granted approval to move forward with an Easement on 107 acres.

- 1) High rank & appraisal release letter (Completed)
- 2) Title Search - Attorney Greg Hook continues to work on the title; with an estimated completion time, on or before, the next meeting of the GCFLP on May 21<sup>st</sup>, 2014.

Preliminary findings show that there are several leases on this property that must be documented.

Ms. Rush presented an invoice of \$187.50 from Hook and Hook for the work he completed on the 19 acres of the Phillips property.

***A motion was made by Dick Belding to approve the payment of this invoice. Corbly Orndorff seconded. (Motion Passed)***

- 3) Appraisal Report
- 4) Survey plot
- 5) Offer letter
- 6) Agreement of Sale

The total acreage offered for easement by Karen and Tom Willis was briefly discussed. Ms. Rush will be returning a phone call to Mr. Willis regarding this matter.

## VIII. OUTREACH

1. **GCCD Annual Report** – The GCFLP program was included in the 2013 report which was distributed in April.

## IX. DISCUSSION OF STAFF REPORTS

Information was distributed regarding an upcoming field day.

Ms. Rush noted that the PA Farm Bureau's Fall Field Day will be held at the farm of Billie and Jim Cowell in Greene Township. The event is tentatively scheduled for the first or second week of September.

At the last GCFLP meeting on March 19<sup>th</sup>, 2014, action was taken to suspend the 2014 easement application period. As required by the program, notification of this action will be published as a Public Notice in the Observer Reporter. Another program requirement to be met is the written notification of this suspension to each landowner located in an ASA.

Ms. Rush noted that the Greene County Envirothon, with the current event topic of Local and Sustainable Agriculture, will be held on April 30<sup>th</sup>, 2014 at Ryerson Station State Park.

Mr. Shipman noted that the Greene County Cooperative Extension will be sponsoring a Farm Safety Day in May at the Greene County Fairgrounds.

**X. NEXT MEETING**

The next meeting is scheduled to be held on **May 21, 2014 at 6:00 p.m.**

**XI. ADJOURNMENT**

*With no further business to discuss, a motion was made by Dick Belding to adjourn the meeting at 1:35 p.m. Jim Willis seconded. (Motion Passed)*