

*Town of Farmington*

1000 County Road 8  
Farmington, New York 14425

**AGRICULTURAL ADVISORY COMMITTEE**  
**Thursday, January 16, 2020 • 6:30 p.m.**

**MINUTES—FILED WITH TOWN CLERK**

*The following minutes are written as a summary of the main points that were made and the actions taken at the Town of Farmington Agriculture Advisory Committee meeting.*

**Committee Members Present:** Henry Adams, *Chairperson*  
Denis Lepel  
Peter Maslyn  
Michael Putman  
One Vacant Position

**Committee Members Excused:** Don Jones  
John Marvin  
Doug Payne  
Royal Purdy

**Town Representative Present:** Dr. Michael Casale,  
Farmington Town Board Member

**Town Board Appointment to the Agricultural Advisory Committee**  
**Resolution #43 of 2020**

At the Organizational Meeting on January 7, 2020, the Farmington Town Board reappointed HENRY ADAMS III to serve as Chairperson of the Agricultural Advisory Committee for a one-year term to expire on December 31, 2020.

*Agricultural Advisory Committee Members and Terms of Office:*

John Marvin		Term expires December 31, 2020
Hal Adams		Term expires December 31, 2021
Don Jones		Term expires December 31, 2021
Denis Lepel		Term expires December 31, 2021
Peter Maslyn		Term expires December 31, 2021
Doug Payne		Term expires December 31, 2021
Royal Purdy	Appointed January 3, 2018	Term expires December 31, 2022
Michael Putman	Appointed March 26, 2019	Term expires December 31, 2023

*Vacant Position of Robert Gerlock*

*Term expired December 31, 2019*

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**1. MEETING OPENING, PUBLIC NOTICE AND NEWS MEDIA NOTIFICATION**

Mr. Adams called the meeting to order at 6:30 p.m.

The Town Clerk was notified of the meeting on December 23, 2019. The meeting clerk notified the Committee members, Town staff, and the Canandaigua *Daily Messenger* newspaper on December 23, 2019, with a reminder on January 12, 2020.

**2. UPDATE ON PURCHASE OF DEVELOPMENT RIGHTS (PDR) PROGRAM**

Mr. Adams: Reported that the Genesee Land Trust has submitted a Purchase of Development Rights (PDR) Open Option Agreement application to the New York State Department of Agriculture and Markets for the Gerlock property on Shortsville Road.

Mr. Adams: Also reported that the Genesee Land Trust received two pre-applications for Farmland Protection Implementation Grants from families in Farmington, i.e., the Gerlock family and the Bowerman family. An information meeting on the PDR program was held on September 17, 2019, in Palmyra, N.Y.

The PDR Open Option Agreement program provides funds up to three percent of the assessed value of a farm to a landowner who expresses an interest in selling the development rights to a land trust. The option is valid for up to three years with an option to extend it for an additional period of time. An advantage of the Option Agreement Program is to provide the landowner and the land trust to work with the Department of Agriculture and Markets early in the process to resolve issues, and to make the subsequent PDR grant application process easier. An Option Agreement increases the opportunity that a grant application will be approved. However, the Option funds must be repaid to the State if the subsequent PDR application is not approved. This program is new and it has not been highly publicized because of the high risk to the landowner to repay the Option funds if the PDR application does not succeed.

Mr. Adams: Said that the Genesee Land Trust has received approximately 12 pre-applications for this PDR program cycle. The land trust will handle the complete Gerlock application even though a portion of the property is located in the Town of Canandaigua.

**3. COMPREHENSIVE PLAN UPDATE**

The Comprehensive Plan Update Committee will hold its third meeting on Tuesday, January 21, 2020. Mr. Adams is the Agricultural Advisory Committee representative. A pro-

posed community survey and discussion of Chapter 2 are among the topics on the agenda.

Mr. Adams: Requested that Agricultural Advisory Committee members review portions of the 2011 Comprehensive Plan Chapter 2 (“Background, Assets and Constraints”), Chapter 3 (“Goals and Objectives”) and Chapter 4 (“Future Land Use Plan Map and Plan Synthesis”) which include sections on agriculture in the Town. He said that comments and updates to these relevant portions of the Comprehensive Plan will be discussed at the next meeting of the Agricultural Advisory Committee for submittal to the Comprehensive Plan Update Committee.

Three Word files are appended to these minutes. Only the relevant pages of each chapter regarding agricultural issues as selected by Mr. Adams are included for convenience.

Mr. Maslyn: Noted that the 2011 Comprehensive Plan has a community-based farm market as an implementation action and that the Committee does not currently support that idea. He also suggested that references to the Purchase of Development Rights (PDR) program be updated to acknowledge that the Town now participates in the program. Mr. Adams said that the Town is well beyond “evaluating” the PDR program as noted in 2011.

For reference, the complete 2011 Comprehensive Plan is posted on the Town website, as follows:

1. Go to the Town of Farmington home page.
2. From the menu items on the left of the home page, select “Building/Planning/Zoning Dept.
3. From the next drop-down menu, select: “Maps, Comprehensive & Recreation Master Plan
4. At the next screen, scroll down. Links to the “2011 Comprehensive Plan & Maps” will be on the right-hand side of the page.

#### **4. DELAWARE RIVER SOLAR PROJECT UPDATE**

The Planning Board approved the State Environmental Quality Review (SEQR) determination for the solar project (Negative Declaration) on August 7, 2019.

The Zoning Board of Appeals denied the solar company’s four Area Variance applications on August 26, 2019.

Delaware River Solar then revised the plans to comply with the Town Code.

The Planning Board approved the State Environmental Quality Review (SEQR) determination for the revised plans (Negative Declaration) on December 18, 2019.

The Planning Board began consideration of the Subdivision and Special Use Permit applications on January 15, 2020. Consideration of the Site Plan will begin when and if the Subdivision and Special Use Permit applications are approved at a future date.

Also, a group of Farmington citizens has filed a New York State Civil Practice Law and Rules Article 78 proceeding regarding the environmental Negative Declaration that is pending in New York State Supreme Court.

**5. NEXT MEETING**

The next meeting of the Agricultural Advisory Committee will be Thursday, February 20, 2020, at 6:30 p.m. at the Farmington Town Hall.

**6. ADJOURNMENT**

The meeting was adjourned at 7:45 p.m.

Following the meeting, the clerk locked the front entrance doors of the Town Hall.

Respectfully submitted,

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John M. Robortella L.S.

Attachments to minutes:

Three (3) Word text files:

- Farmington Comprehensive Plan 2011 Agriculture Excerpts from Chapter 2.doc
- Farmington Comprehensive Plan 2011 Agriculture Excerpts from Chapter 3.doc
- Farmington Comprehensive Plan 2011 Agriculture Excerpts from Chapter 4. doc

**Agriculture Advisory Committee Board Members:**

Hal Adams, *Chairperson* (January 1, 2020 to December 31, 2020)

Term expires December 31, 2021

John Marvin

Term expires December 31, 2020

Don Jones

Term expires December 31, 2021

Denis Lepel

Term expires December 31, 2021

Peter Maslyn

Term expires December 31, 2021

Doug Payne

Term expires December 31, 2021

Royal Purdy

Appointed January 3, 2018

Term expires December 31, 2022

Michael Putman

Appointed March 26, 2019

Term expires December 31, 2023.

Vacant Position

The term of Robert Gerlock expired on December 31, 2019

**E-mail Distribution:**

Adams, Hal  
Gerlock, Meghan (interested citizen)  
Jones, Donald  
Lepel, Denis  
Marvin, John  
Maslyn, Peter  
Payne, Doug  
Purdy, Royal  
Putman, Michael  
Bowerman, Nate  
Brand, Ron  
Casale, Michael  
Degear, David  
Delpriore, Dan  
Finley, Michelle  
Herendeen, Ron  
Ingalsbe, Peter  
Holtz, Steven  
Kincaid, Jamie  
Pritchard, Seth (Canandaigua landowner)  
Wright, Lorna, Genesee Land Trust