

TRAILS & OPEN SPACE COMMITTEE
October 6, 2021 2:00 p.m.

AGENDA

Chair: Kevin Tollisen

Members:

Phil Barrett
Ed Kinowski
Jack Lawler
Tom Richardson - VC
Mo Wright
Benny Zlotnick

- I. Welcome and Attendance
- II. Approval of Minutes of August 4, 2021
- III. 2021 Saratoga County Farmland Protection and Open Space Preservation Grants – Jason Kemper, Planning
- IV. Open Space/Farmland and Trails Grants Update – Jason Kemper, Planning
- V. County Forestland/Zim Smith Trail Updates – Jason Kemper, Planning
- VI. Other Business
- VII. Adjournment

The public will have an opportunity to hear the meeting live via an audio signal using this call-in number and access code:

Dial: 1-978-990-5145

Access Code: 1840389



SARATOGA COUNTY PLANNING DEPARTMENT

**JASON KEMPER
DIRECTOR**

**TOM L. LEWIS
COUNTY PLANNING BOARD
CHAIRMAN**

September 28, 2021

To: Trails and Open Space Committee Members
CC: County Administrator's Office
County Attorney's Office
Clerk of the Board of Supervisors
From: Jason Kemper, Director of Planning
RE: September 2021 Trails and Open Space Meeting

2021 Saratoga County Farmland Protection and Open Space Preservation Grants (*Budget Impact – None, these projects will be funded with existing Open Space Farmland funds and the Open Space Reserve Account*)

The Saratoga County Farmland Protection and Open Space Preservation grant program was established in 2003 by the County Board of Supervisors. In 2021, the Saratoga County Board of Supervisors allocated \$100,000 to the Farmland Protection and Open Space Preservation Grant Program. The Farmland Protection and Open Space Preservation grant program applications were made available to the public in February 2021 with a due date of August 6, 2021. During this time, the Saratoga County Planning Department received three applications consisting of two proposed open space preservation projects and one proposed farmland protection project. Attached to this memo will be the grant applications received. The following is a brief summary of each pending Farmland Protection and Open Space Preservation grant program projects received in 2021:

1. To the Town of Corinth, the sum of \$32,900 upon the condition that Saratoga PLAN completing a fee title acquisition and land donation of an estimated price of \$2,500 per acre for the purchase of a portion of the LeClaire property that comprises of approximately 132 acres of mature northern hardwood open space referred to as the LeClair Preserve (A portion of Tax Parcel # 86.-1-25.12) The total project cost is estimated at \$387,900. The balance of the project cost is to be paid by a combination of a Nature Conservancy Grant and significant donation from the landowner.
2. To the Town of Greenfield & the Town of Wilton the sum of \$100,000 upon the condition that Saratoga PLAN completing bargain sale, plus in-kind donation, towards an estimated price of \$965 per acre for the purchase of development rights of a 435 acres of mature hardwoods in order to place a perpetual conservation easement over the Klepetar Family Woodlands (Tax Parcel #s 127.-1-3.2; 127.-1-1.112; 114.-1-52; 114.-1-32.11; 114.-1-45; 114.-1-44 & 113.-1-42). The total project cost is estimated at \$544,861. The balance of the project costs is to be paid by a combination of a NYS DEC/Land Trust Alliance Forest Conservation Easement Program and in-kind donations from the landowner and private contributions.
3. To the Town of Malta, the sum of \$100,000 upon Saratoga PLAN completing a bargain sale, plus in-kind donations, of an estimated price of \$6,750 per acre for the purchase of the development rights of a 25.92 acre farm in order to place a perpetual conservation easement over the Boulder Brook Farm (Tax Parcel # 205.-1-54). Total project cost is estimated at \$227,585. The

balance of the project costs is to be paid by a combination of contributions and in-kind donations from the landowner, Saratoga PLAN and/or the Town.

The total requested grant funds for 2021 is \$232,900. There are several options for funding these applications or a portion of the applications. Some of these options include but are not limited to: 1.) funding the applications with the 2021 allotted budget amount of \$100,000, 2) fund applications using the 2021 budget of \$100,000 and a portion of the un-allocated funds in the Open Space Reserve Fund 3) Fund applications using the 2021 budget amount of \$100,000 plus the remainder of the un-allocated Open Space Reserve Fund. With the withdrawal of the two applications below, the current balance in the Open Space Reserve Fund is \$571,685.34 of which \$311,947 is committed to previously approved projects and up to \$120,000 is being reserved for the Community Forest Project in Wilton and Greenfield. Therefore, the remaining un-allocated balance not committed to any projects in the Open Space Reserve Fund (\$139,738) plus the 2021 budgeted amount (\$100,000) could conceivably fully fund the 2021 applications if the Committee chooses to do so.

Open Space/Farmland and Trails Grants Update

The following bullet points are highlights of past and present projects.

- August 17, 2021, the County Board of Supervisors voted to fully fund all ten 2021 proposed Trail Grant projects with the amended cost of \$82,011.44. Contracts for each individual 2021 trail grant project are currently being processed.
- The 2015 City of Saratoga Spring project has been completed and closed.
- The 2018 Town of Halfmoon Vosburgh Preserve Trail Grant has been completed and closed.
- The 2018 City of Saratoga Springs Bog Meadow Trail has been redesigned and construction should begin in 2021.
- The 2019 Town of Halfmoon Crescent Trail has been completed and closed.
- The 2020 Town of Greenfield Middle Grove Park Trail grant is being reviewed for completeness and will soon be closed.
- The 2020 Town of Galway contract is executed.
- The 2020 Town of Ballston contract is executed.
- The 2020 Town of Wilton project should be completed by the end of the year.
- The 2019 Town of Milton Smassanow Farm protection grant is completed and closed.
- September 14, 2021, received a letter from Town of Greenfield and Saratoga PLAN stating the relinquishment of the 2019 open space grant award for the Conant Family Woodlands (\$50,000)
- September 14, 2021 email received from the Town of Milton stating the Camp Boyhaven open space grant award is no longer a viable project and has released the 2017 grant award. (\$50,000)
- Total pending Farmland/Open Space projects has been reduced to 5, 3 of those could be closing in late 2021 or early 2022, and one has closed and is completing the project that the award was contingent on.

County Forestland / Zim Smith Trail Updates

- RFP is out for fencing replacement on the Zim Smith Trail
- Improvements are scheduled for this fall at Loudon Road Parking Lot
- New aluminum signs ordered for County Forestland and Zim Smith Trail.
- The Champlain Canalway Trail Construction in Waterford (Saratoga County is project sponsor) is well underway and will be completed this fall.
- Clearing and grubbing is underway on the East Mitigation Site in the Town of Northumberland



SARATOGA COUNTY

AGENDA ITEM REQUEST FORM

TO: Steve Bulger, County Administrator
Ridge Harris, Deputy County Administrator
Michael Hartnett, County Attorney
Therese Connolly, Clerk of the Board

CC: Jason Kemper, Planning Director
Bridget Rider, Deputy Clerk of the Board
Matt Rose, Management Analyst
Clare Giammusso, County Attorney's Office

FROM: Jason Kemper, Director of Planning

DATE: 9-28-2021

RE: Open Space/Farmland Grants

COMMITTEE: Trails and Open Space Committee

1. Is a Resolution Required: **YES** or **NO**
(If YES, please complete #2- #10) (If NO, skip to #10 and provide reason for bringing the item)
2. Is a Budget Amendment needed: **YES** or **NO**
(If yes, budget lines and impact must be provided)
3. Are there Amendments to the Compensation Schedule: **YES** or **NO**
(If yes, provide details)
4. Specific details on what the resolution will authorize:
This resolution will authorize the award of the 2021 Farmland and Open Space Grants from the Saratoga County Board of Supervisors.
5. Does this item require hiring a Vendors/Contractors: **YES** or **NO**
 - a. Were bids/proposals solicited:
 - b. Is the vendor/contractor a sole source:
 - c. Commencement date of contract term:
 - d. Termination of contract date:
 - e. Contract renewal and term:
 - f. Contact information:
 - g. Is the vendor/contractor an LLS, PLLC or partnership:
 - h. State of vendor/contractor organization:
 - i. Is this a renewal agreement: **YES** or **NO**
 - j. Vendor/Contractor comment/remarks:



SARATOGA COUNTY

AGENDA ITEM REQUEST FORM

6. Is this an annual housekeeping resolution: YES or NO
(If yes, attach the last approved resolution)
- What were the terms of the prior resolution
 - Are the terms changing:
 - What is the reason for the change in terms:
7. Is a new position being created: YES or NO
- Effective date
 - Salary and grade
8. Is a new employee being hired: YES or NO
- Effective date of employment
 - Salary and grade
 - Appointed position:
 - Term:
9. Is a grant being accepted: YES or NO
- Source of grant funding:
 - Amount of grant:
 - Purpose grant will be used for:
 - Equipment and/or services being purchased with the grant:
 - Time period grant covers:
10. Remarks/Reasoning (Supporting documentation must be attached to this form):
- See attached memo and grant applications.



**Saratoga County Farmland and Open Space Grant Program
Application Coversheet
2021**

Applicant Information:

Municipality: Town of Corinth

Name of Primary Project Contact: Michael Horn (Saratoga PLAN)

Address: 112 Spring Street Rm. 202, Saratoga Springs, NY 12866

Phone/Email: 518-587-5554 ; michaelh@saratogaplan.org

Landowner Information (If different from Applicant):

Name: Address: Patricia LeClair, 4710 Route 9N, Corinth, NY 12822

Phone Number: 518-654-8609

Project Description:

Project Name: LeClair Preserve (Open Space; Fee Title Acquisition)

Street Address/Location of Project: Route 9N and Wells Road, Corinth

Tax Map Numbers: Portion of 86.-1-25.12 (~132 acres)

Current Use of the Property: Rural vacant >10

Projects proximity to other conserved lands: Adjacent to Adirondack Park

Budget Summary:

Total Project Cost: \$387,900

Total County Funding Requested: Total: \$32,900

Outside Funding Expected: \$355,000

Project Summary-Brief proposal description:

Description of the property and its current use.

~132 acres of mature northern hardwood forest, used for private recreational use. Terrain varies with interesting contours. A stream and small wetland area lies in the northeastern portion, just beyond a prominent ridge.

Property’s local and regional importance as an agricultural or opens space resource.

High value habitat per Saratoga PLAN landscape analysis of Saratoga County. Sits atop an aquifer with high rate of groundwater recharge. Excellent recreational opportunities, including hiking, snowshoeing and horseback riding. Property borders Mulleyville snowmobile trail.

Description of development pressure.

Saratoga County is the fastest growing county in NYS. Internal subdivision directly opposite on Route 9N exemplifies the development pressure at this site.

Proposed project’s compliance with local plans such as comprehensive plan, green infrastructure plan, or farmland protection plan.

Lies within “Southern Adirondacks Natural Systems Hub” & “Adirondack Gateway – Green Infrastructure Gateway” identified in the Saratoga County Green Infrastructure Plan.

Project Budget:

Total estimated cost of Proposed Project: \$387,900

Amount and sources of other outside funding sources: \$355,000

Amount of County Grant funds being requested: \$32,900

Estimated value of land if Fee Acquisition \$330,000

Estimated value of Conservation Easement n/a

Survey Cost: \$14,000

Appraisal Cost: n/a (donation, not necessary)

Baseline mapping and documentation: \$6,000

Title search and Title Insurance: \$1,500

Administrative Costs, (including legal): \$11,400 (legal, staff time, recording)

Stewardship/Monitoring Costs: \$25,000

Required Project Maps:

Location map showing street names and important landmarks

See Attachment 1

Aerial photo with tax map overlay

See Attachment 2

Soils Map showing prime farmland soils and statewide significant soils and acreages

Soils Map n/a ... see habitat map in Attachment 3

For Open Space applications, locations of connecting trails and associated amenities

See Attachment 4

Submit one (1) electronic copy of the grant application and three (3) hard copies of the application and materials to:

Jeffrey Williams, Planner
Saratoga County Planning Department
50 West High Street
Ballston Spa, NY 12020
518-884-4705
JWilliams@saratogacountyny.gov

LeClair Property Conservation Project – Town of Corinth

Saratoga PLAN is requesting the Town of Corinth's endorsement and agreement to act as fiscal conduit for an application to the Saratoga County Open Space Grant Program to fund transaction costs to acquire a portion of the LeClair Property.

Saratoga PLAN is working with Patricia LeClair and her family on conservation of their Property located at Route 9N and Wells Road in the Town of Corinth. The family wishes to donate approximately 132 acres of their land to create a nature preserve that will allow for public access for passive recreation (such as hiking, snowshoeing, nature observation and horseback riding).

The Property consists of mature northern hardwood forest featuring varied terrain ranging from 710 to 830 feet elevation. A stream (Dry Creek) and some wetlands lie just north of a significant ridge. It lies atop an aquifer and rates highly for groundwater recharge. There is a strong diversity of habitat, making this property quite enjoyable to walk. The family loves this land and wishes to share it so others can enjoy it.

The family owns two house lots which will not be included in the preserve, and a lot-line adjustment will be proposed to create an additional buffer around these houses.

The conservation of the LeClair Property is in line with the Saratoga County Green Infrastructure Plan, as it is within the "Southern Adirondacks Natural Systems Hub" and also within the "Adirondack Gateway – Green Infrastructure Gateway" identified within the plan.

The property lies at the junction of two priority conservation areas identified in Saratoga PLAN's Conservation Plan: the "Southern Palmertown Range" immediately to the East, and the "Adirondack Foothills" extending North, West and Southwest.

The property's Northern boundary is the Adirondack Park (the "blue line"), meaning the property is adjacent to significant lands with some level of protection.

The forest road on the Western boundary provides an access point and is also the trailhead for the popular Mulleyville snowmobile trail. Saratoga PLAN will coordinate with the snowmobile club to avoid any disruption to their activities.

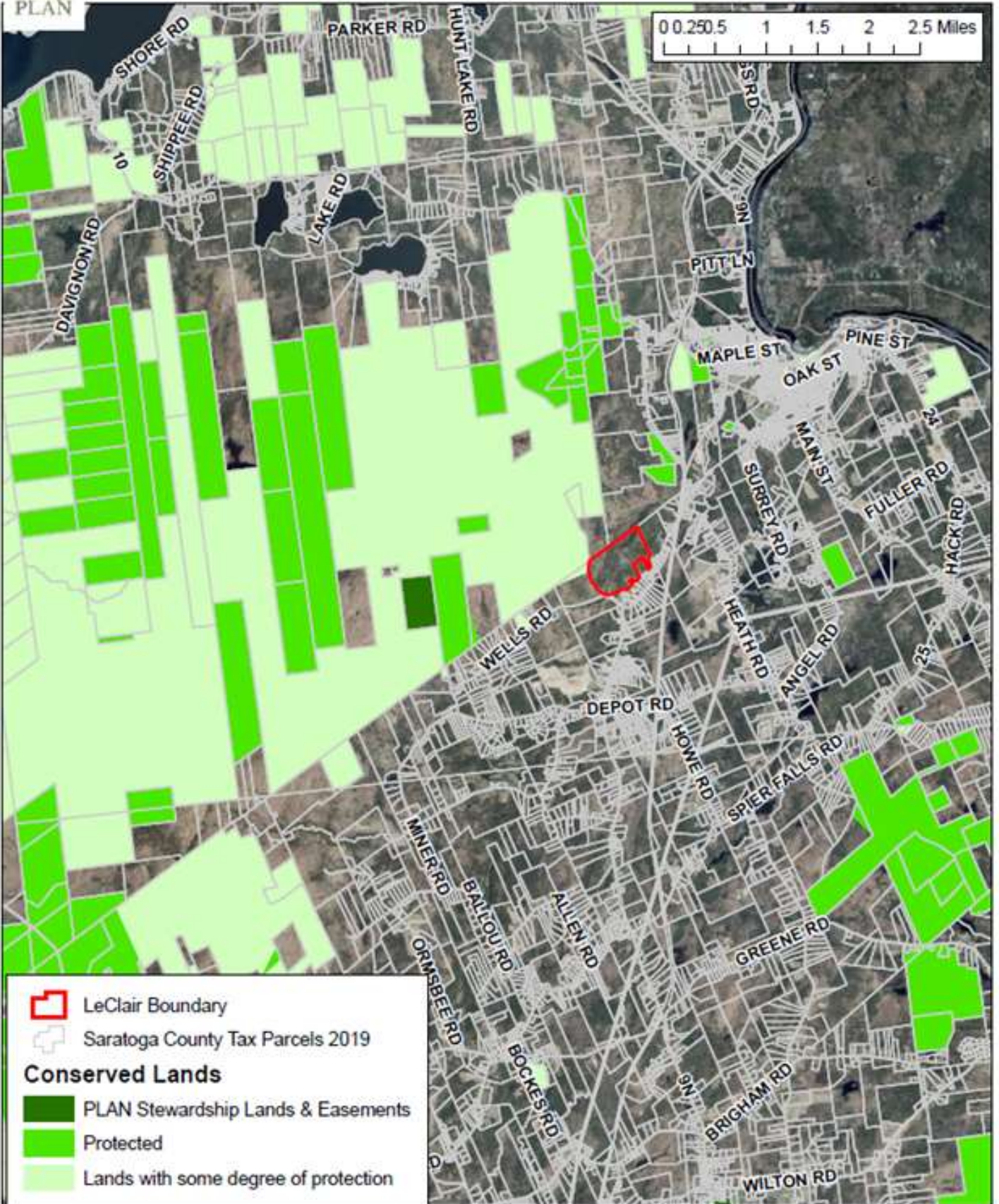
Funds from the Saratoga County Open Space Grant Program will cover transaction costs, including but not limited to survey, legal, environmental and ecological assessment, title insurance, recording fees and closing costs.

Matching funds will come from a \$25,000 grant from The Nature Conservancy that will cover Stewardship Costs and significantly from the landowner's donation of property.

Attachment 1: Location Map

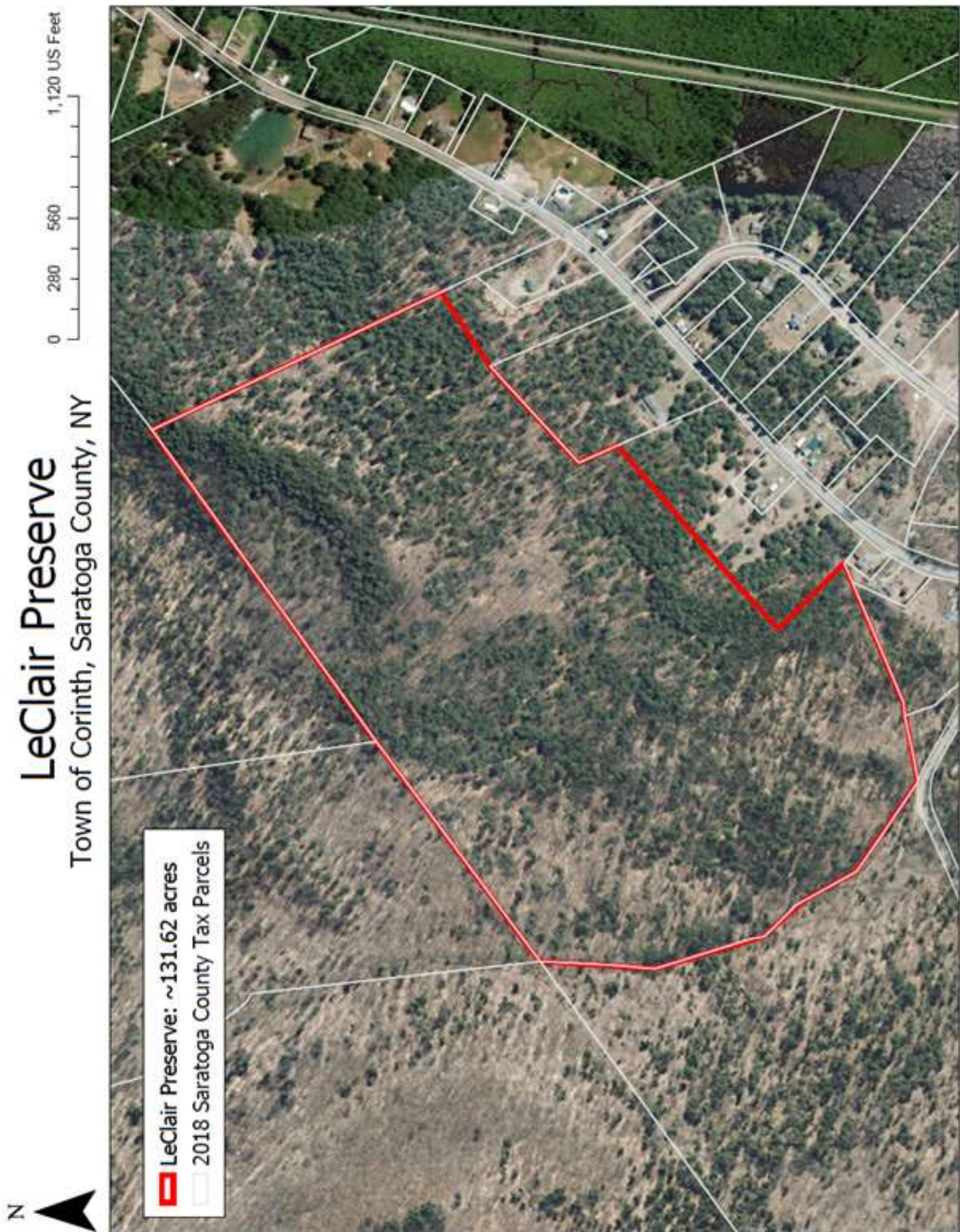


LeClair Property Town of Corinth, Saratoga County, NY



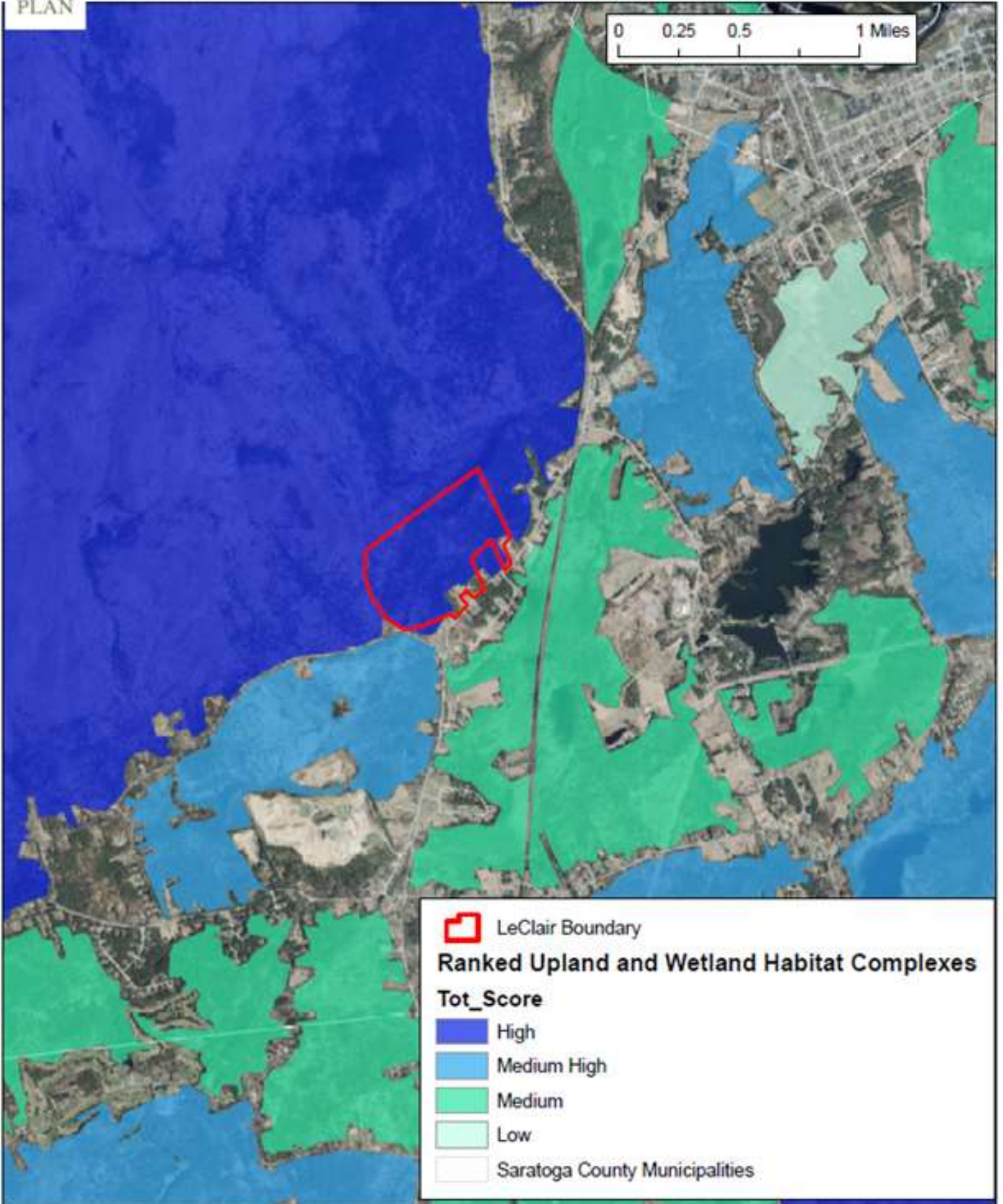
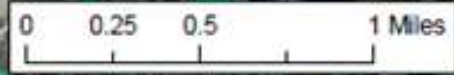
-  LeClair Boundary
-  Saratoga County Tax Parcels 2019
- Conserved Lands**
-  PLAN Stewardship Lands & Easements
-  Protected
-  Lands with some degree of protection


Attachment 2: Aerial Photo with Tax Map Overlay










LeClair Property Town of Corinth, Saratoga County, NY

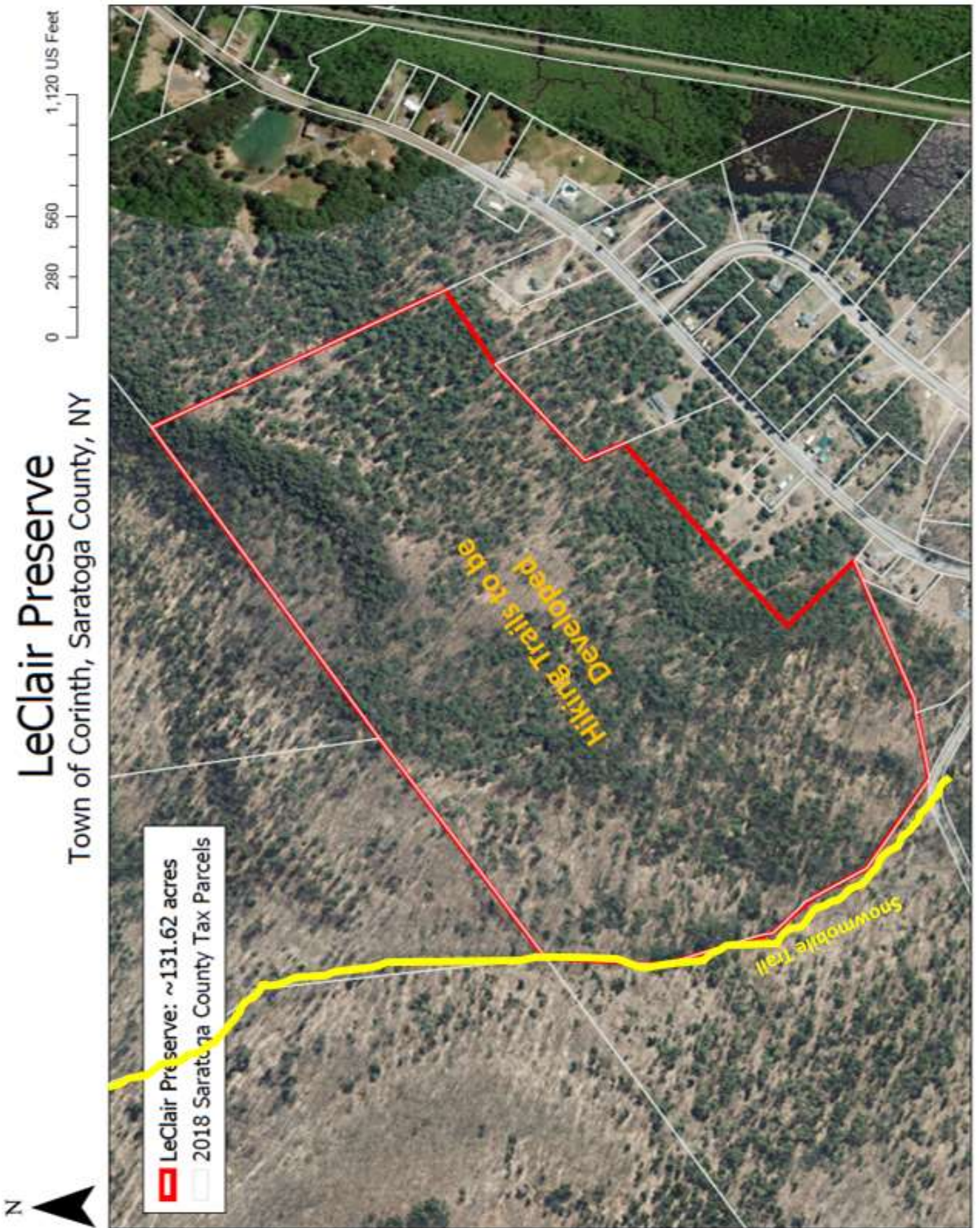


 LeClair Boundary

Ranked Upland and Wetland Habitat Complexes

Tot_Score

-  High
-  Medium High
-  Medium
-  Low
-  Saratoga County Municipalities



Town of Corinth

Resolution # 206

Date: August 12, 2021

Endorsement of Saratoga PLAN application for Saratoga County Open Space Grant

WHEREAS:

- A. Patricia LeClair is the owner of certain real property consisting of 152± acres of forest land in tax parcel 86.-1-25.12, located on Route 9N and Wells Road in the Town of Corinth, Saratoga County, New York, and the landowner desires to create an open space preserve on approximately 132± acres of this land (the "Property") for conservation and passive recreation purposes through donation of Fee Title to Saratoga PLAN; and
- B. The Property consists of a mature northern hardwood forest and features contours, a ridgeline, a stream and a small wetland area, providing a strong diversity of habitat for natural communities, scenic and natural beauty for the public to enjoy, and opportunity for passive recreation by the public; and
- C. The Town of Corinth adopted a *Comprehensive Plan* in [year] that recommends [relevant references for this project]; and
- D. Saratoga County adopted a *Green Infrastructure Plan* in November 2006 that recommends the County to "Help county municipalities and other partners create protection priorities, goals, and strategies for the conservation of natural heritage" and create greenway corridors between natural system hubs, and the Property is located within the "Southern Adirondacks Natural Systems Hub" and the "Adirondack Gateway – Green Infrastructure Gateway" that are identified as priorities in the Plan; and
- E. Saratoga PLAN has secured a \$25,000 grant toward acquisition of the Property from The Nature Conservancy through its Resilient and Connected Network Grant Program focused on protection of core forest blocks and the linkages that connect them, to protect a network of resilient, connected lands and waters that will allow nature to adapt to climate change; and
- F. Saratoga PLAN is a New York not-for-profit land trust that has determined that accepting the Property will enhance the long-term ecological, scenic and recreational values of the Property, which will further Saratoga PLAN's charitable purposes of protecting the distinctive rural character of Saratoga County and its lands and waters of a significant historic and ecological value.

Now, Therefore, be it Resolved:

The Town of Corinth Town Board passed a Resolution on August 12, 2021 at a regular Town Board meeting, to endorse the submission of an application from Saratoga PLAN to the Saratoga County Farmland Protection and Open Space Grants Program for funding to acquire fee title ownership of the LeClair Property to create a public preserve, and to act as fiscal conduit for Saratoga PLAN should the grant application be awarded.

A Motion by Councilman Collura and Seconded by Councilman Byrnes for the Endorsement of Saratoga PLAN application for Saratoga County Open Space Grant.

Ayes 4

Nays 0

Excused 1

Motion Passed



Saratoga County Farmland Protection and Open Space Grant Program

2021

Background: The Saratoga County Farmland Protection and Open Space Preservation grant program was established in 2003 by the County Board of Supervisors to aid farmers in meeting the required local match to the New York State Farmland Protection Implementation Grant Program (FPIG) which enables to purchase of development rights (PDR) on eligible farmland. The program has been expanded to provide funding for lands containing natural areas, wildlife habitats, parks and other important open spaces.

In 2021, the Saratoga County Board of Supervisors allocated \$100,000 to the Farmland Protection and Open Space Grant Program to provide matching funds for the FPIG program and to acquire open space lands whose preservation is deemed to be of significant public benefit. The County Board of Supervisors and the Trails and Open Space Committee encourage all municipalities within Saratoga County to consider applying for project funding.

Please contact the County Planning Staff with any questions or for assistance with an application at: 518-884-4705.

Eligibility: All Saratoga County municipalities, not-for-profit land trusts, conservation groups and Saratoga County landowners are eligible to apply for this program. All applications must provide a resolution of support by the municipality in which the project is located; or a letter of intent signed by the chief elected official on the municipality's letterhead.

Open space acquisition projects are eligible for up to \$50,000 or 50% of the project's total cost, whichever is less. Inter-municipal applications for open space preservation that include projects that cross municipal boundaries may apply for funding up to \$100,000. Inter-municipal projects must provide a resolution or letter of support from all municipalities involved.

Eligible open space projects may include lands that offer a unique recreation opportunity for a community such as a park, nature trail, bikeway or a project that provides access to a waterway or waterbody. The Saratoga County Green Infrastructure Plan provides a comprehensive overview of unique open space resources eligible for County funding and which may receive a high project ranking during the application review process.

Farmland protection projects are eligible for grants of up to \$100,000 or 50% of total project costs, whichever is less.

Lands identified in local comprehensive plans or in an open space inventory, The New York State Open Space Plan or Municipal Farmland Protection Plan are also eligible.

Grants for farmland protection and open space acquisition are contingent on the applicant's demonstration of the commitment of matching funds from Federal, State, and/or local funding programs and private contributions. Private contributions may be in the form of a "bargain sale" or donation.

Eligible Costs: Grant funds can be used by the applicant towards transaction costs associated with the purchase of development rights or the acquisition of open space including title insurance, appraisal, survey, environmental or ecological assessments, and any recording, closing or legal fees incurred.

If the proposed project consists of the complete donation of an easement, the applicant may request up to \$10,000 or 5% of the total project cost, whichever is less, for transaction costs associated with the donated easement.

Stewardship fees or costs associated with stewardship for the project are not eligible for funding under this program.

County payments shall be made directly to Saratoga County Municipalities which will, in turn, convey the County funds to the applicant entity.

Eligible Local Share: The following expenses may be used as the required local match to grant monies received:

- Local funds expended within 12 months of the submission of the application
- Stewardship fees related to the proposed project
- Local funds utilized for the purchase of development rights or a fee interest in additional parcels of land if the applicant has demonstrated a clear linkage between the parcel and the proposed project

Project Ranking Criteria:

Proposed projects will be evaluated based on the following criteria adopted by the Land Preservation Committee (Ranked from 1 to 5, 1 being the lowest, and 5 being the highest ranking):

1. Agricultural Importance:
 - a. Soil quality
 - b. Economic viability of farming operation
 - c. Protection of natural resources
 - d. Inclusion in a County Agricultural District
 - e. Proximity to a critical mass of productive farmland

2. Resource Protection:
 - a. Proximity to a protected waterbody, waterway or aquifer
 - b. Proximity to a wildlife habitat or corridor
 - c. Proximity to a significant wetlands complex
 - d. Provides protection of a scenic viewshed
 - e. Proximity to other conserved lands
 - f. Provision of public access to a significant resource
 - g. Proximity to National, State, County, Municipal, or private park or forest lands

3. Development Pressure:
 - a. Importance of the project to the rural character of the municipality
 - b. Proximity to expanding residential growth
 - c. Proximity to public infrastructure

4. Local Support:
 - a. Designation of the proposed project area as an important community resource
 - b. Inclusion of the proposed project area in the New York State Open Space Plan
 - c. Inclusion of the proposed project area in the Saratoga County Green Infrastructure Plan
 - d. Inclusion in a municipal or county trail system plan
 - e. Inclusion in any municipal comprehensive plan or land use plan
 - f. Matching funding sources confirmed as evidenced by a letter from those providing the matching funds

5. Other: Applicant may provide an additional narrative regarding the proposed project to assist the Trails and Open Space Committee in understanding the project's importance to the surrounding landscape and community.

Application submission requirements:

Project Cover Sheet:

- Title of proposed project
- Project type: farmland or open space
- Land Acquisition Type: Fee Title OR Conservation Easement
- Location of proposed project
- Tax map number, acreage, and landowner name
- Project contact and sponsoring organization address, telephone number and email address

Project Summary-Brief proposal description:

- Description of the property and its current use
- Property's local and regional importance as an agricultural or opens space resource
- Description of development pressure
- Proposed project's compliance with local plans such as comprehensive plan, green infrastructure plan, or farmland protection plan

Required Project Maps:

- Location map showing street names and important landmarks
- Aerial photo with tax map overlay
- Soils map showing prime farmland soils and statewide significant soils and acreages
- For Open Space applications, locations of connecting trails and associated amenities

Note: For assistance with the preparation of project maps, please call the Saratoga County Planning Department at 518-844-4705.

Project Budget:

- Total estimated cost of Proposed Project
- Amount and sources of other outside funding sources
- Amount of County Grant funds being requested
- Estimated Cost per acre (if application is successful an appraisal will be required)
- Survey Cost
- Appraisal Cost

- ☒ Baseline mapping and documentation
- ☒ Title search and insurance
- ☒ Administrative Costs, including legal
- ☒ Stewardship/Monitoring Costs

Letters of Support: In addition to the resolution of support or letter of intent from the municipality, additional letters of support from local elected officials or other stakeholders may be submitted for consideration.

Submission: Applications must be received by **August 6, 2021**. No submissions will be considered after the closing date.

Following the close of the application period, applications shall be reviewed and prioritized by the County's Trails and Open Space Committee. Upon completion of its review, the Trails and Open Space Committee will vote on the applications and forward its recommendations to the Saratoga County Board of Supervisors Law and Finance Committee. Grant awards shall be awarded by resolution of the Board of Supervisors.

Post Award: Prior to the release of grant funds the project applicant shall submit an appraisal of the property certifying the value of the development rights to be purchased with grant funds or the value of the land to be purchased in fee. Successful applicants will also be required to submit copies of all conservation easements and/or deeds prepared in conjunction with the awarded project. An environmental audit may be required if the proposed property's environmental integrity has the possibility of being compromised through a previous use or uses in the vicinity.

Once an award has been made the County will provide the awardee with a list of submission requirements needed to receive grant funds.



**Saratoga County Farmland and Open Space Grant Program
Application Coversheet
2021**

Applicant Information:

Municipality: Wilton and Greenfield

Name of Primary Project Contact: Maria Trabka

Address: Saratoga PLAN, 112 Spring Street, Saratoga Springs, NY 12866

Phone/Email: 518-587-5554; 518-415-9413 / maria@saratogaplan.org

Landowner Information (If different from Applicant):

Name: Address: Thomas and Joanne Klepetar: 101 Parkhurst Road, Gansevoort, NY 12831

Phone Number: 518-587-1414

Project Description:

Project Name: Klepetar Family Woodlands Conservation Easement (Category: open space)

Street Address/Location of Project: Strakos Road

Tax Map Numbers: 127.-1-3.2 37.29 ac.); 127.-1-1.112 (8.97 ac.); 114.-1-52 (173.15 ac.); 114.-1-32.11 (48.19 ac.); ~4 acres on east side extension will either be defined as a residential area (existing) or excluded from the CE); 114.-1-45 (29.05 ac.); 114.-1-44 (75.32 ac.); 113.-1-42 (63 ac.)

Current Use of the Property: Woodlands – hiking, hunting, nature observation, possibly mountain biking

Projects proximity to other conserved lands: Adjacent to Lincoln Mountain State Forest; adjacent to lands on north side being appraised for conservation for eventual addition to Moreau Lake State Park; in the Palmertown Range of the Adirondack Foothills; linkage in the Sarah B. Foulke Friendship Trails system

Budget Summary:

Total Project Cost: \$544,861

Total County Funding Requested: Total: \$100,000

Outside Funding Expected: \$444,861

Project Summary-Brief proposal description: Description of the property and its current use.

435 acres of mixed hardwood woodland property on the ridge of the Palmertown Range in the Adirondack Foothills, with some large beaver ponds up top. Currently used privately for hiking, hunting, nature observation. One existing hunting cabin. An old "jeep road" connects Strakos Road to Lincoln Mountain State Forest. Scenic view of the Palmertown Ridge and forest from Routes 9 and I-87, as well as scenic views to the Hudson Valley, and Taconic of NY and VT, and the Green Mountains of Vermont.

Property's local and regional importance as an agricultural or opens space resource.

Property is located on the Palmertown Range, an area of high conservation value for relatively unfragmented forestland habitat, groundwater recharge, and stream corridors with impressive wetlands, all part of the Snook Kill watershed, ranked as the highest quality aquatic habitat of Saratoga County's streams systems. Ridge on eastern side ranks highly for wildlife corridor, as well as climate resiliency and adaptation for native plants and animals. The Palmertown Partners, a coalition of municipalities, institutions, trail user groups, state agencies and conservation organizations are collaborating to conserve the conservation values of the 62 square mile region and enhance its economic development potential for timber and outdoor recreation.

A perpetual conservation easement will be placed on the land and upheld by Saratoga PLAN, an accredited land trust organization qualified to hold and enforce conservation easements. The easement will allow for public access for hiking trails, hunting by landowner and guests, and nature study, as well as continued use of a residence on Parkhurst Road and the potential construction of one new residence along Strakos Road.

Description of development pressure.

The east and south sides of the Palmertown region, easily accessed from the Northway and Route 9, are experiencing booming rates of urban, suburban and commercial development, led by Saratoga Springs, Wilton, Moreau, and South Glens Falls. Greenfield is experiencing unprecedented land conversion, too, but primary in the form of high-end homes on large lots.

Proposed project's compliance with local plans such as comprehensive plan, green infrastructure plan, or farmland protection plan.

Conservation of the Klepetar property aligns with the following public policies and plans:

Saratoga County Green Infrastructure Plan (natural systems hub, Palmertown Range Trail)

NYS Open Space Plan (Adirondack Foothills, climate resiliency)

Town of Greenfield Comprehensive Plan

Town of Wilton Open Space, Recreation & Pathways Plan

Southern Palmertown Conservation, Recreation & Economic Development Strategy

Saratoga PLAN Countywide Landscape Analysis and Conservation Plan

Project Budget:

Total estimated cost of Proposed Project: \$544,861

Amount and sources of other outside funding sources: NYS DEC / Land Trust Alliance Forest Conservation Easement Program \$200,000; Landowners (bargain sale) \$210,000; Private fundraising and grantwriting (by PLAN) \$34,861. In addition, Saratoga PLAN will cover the costs for trail design as part of the Sarah B. Foulke Friendship Trails network, and other funding will be sought to construct the trails and associated amenities.

Amount of County Grant funds being requested: \$100,000

Estimated value of land if Fee Acquisition N/A

Estimated value of Conservation Easement \$420,000 (preliminary appraisal)

Survey Cost: \$30,000

Appraisal Cost: \$6,500

Baseline mapping and documentation: \$3,500

Title search and Title Insurance: \$6,611

Administrative Costs, (including legal): \$15,000

Stewardship/Monitoring Costs: \$58,000

Required Project Maps:

Location map showing street names and important landmarks

Aerial photo with tax map overlay

Soils Map showing prime farmland soils and statewide significant soils and acreages

For Open Space applications, locations of connecting trails and associated amenities

Submit one (1) electronic copy of the grant application and three (3) hard copies of the application and materials to:

Jeffrey Williams, Planner
Saratoga County Planning Department
50 West High Street
Ballston Spa, NY 12020
518-884-4705
JWilliams@saratogacountyny.gov

Dr. and Mrs. Thomas Klepetar
101 Parkhurst Road
Gansevoort, New York 12831

Ms. Maria Trabka
Saratoga PLAN
112 Spring Street – Rm. 202
Saratoga Springs, NY 12866

Dear Ms. Trabka,

This letter is written in support of Saratoga PLAN's effort to obtain funding for the Palmertown Range Project.

Our family has been hiking, cross-country skiing and mountain biking over this terrain for more than forty years.

Soon after arriving in Saratoga County and living in the Town of Wilton we began exploring the area from the Angel/Cohen Road intersection in Greenfield over to Strokos Road. This led to our interest in acquiring some of this property. We have been fortunate that we have been able to do so. We would like to preserve this area as well as allow others to enjoy it as much as we have.

We have agreed to donate one half of the conversation easement valuation of our property on the ridge to Saratoga PLAN. We feel proud to be part of the effort to maintain the Palmertown Range as undeveloped woodland. We believe that projects like this enhance the Quality of Life for both those who live here as well as visitors alike.

Sincerely,

Joanne, Tom, Amy, Ian, Colin and Dillon Klepetar



TOWN OF WILTON
22 TRAVER ROAD
GANSEVOORT, NEW YORK 12831-9127

(518) 587-1939, Ext. 210
FAX (518) 587-2837
Website: www.townofwilton.com
E-mail: sbaldwin@townofwilton.com

SUSAN E. BALDWIN
Town Clerk
Tax Receiver

August 5, 2021

Maria Trabka, Executive Director
Saratoga PLAN
112 Spring Street
Saratoga Springs, New York 12866

Dear Ms. Trabka:

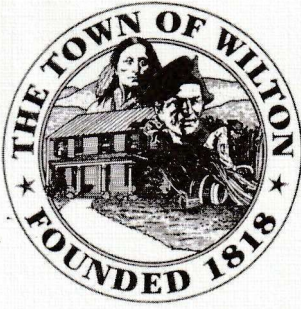
I am writing to express the Town of Wilton's intent to endorse Saratoga PLAN's purchase of a conservation easement on 435 acres of the Klepetar family's woodlands in the Palmertown Range located in the Towns of Wilton and Greenfield. As Supervisor, I wish my peers at the Saratoga County Board of Supervisors to know that this important, worthwhile project is deserving of county open space funds. Not only will it preserve a large swath of contiguous forestland on the ridge, it also will serve as a key linkage in the Sarah B. Foulke Friendship Trails network, providing outdoor recreation opportunities for the public to enjoy.

As one of the Palmertown Partners actively serving on the Guidance Committee, the Town of Wilton is committed to implementing the recommendations of Southern Palmertown Conservation, Recreation, and Economic Development Strategy. Conservation of the Klepetar property will enhance all our lives, as well as those of future generations for the environmental services, public health, and economic development benefits the land offers us.

The Town of Wilton thanks Saratoga PLAN for taking the lead in shepherding this project to completion and is proud to be a partner with you on this project and others in the Palmertown Range.

Sincerely,

John J. Lant
Supervisor, Town of Wilton



TOWN OF WILTON
22 TRAVER ROAD
GANSEVOORT, NEW YORK 12831-9127

(518) 587-1939, Ext. 210
FAX (518) 587-2837
Website: www.townofwilton.com
E-mail: sbaldwin@townofwilton.com

SUSAN E. BALDWIN
Town Clerk
Tax Receiver

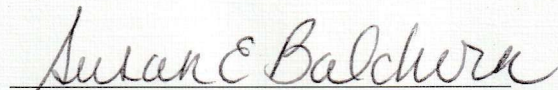
TOWN CLERK CERTIFICATION

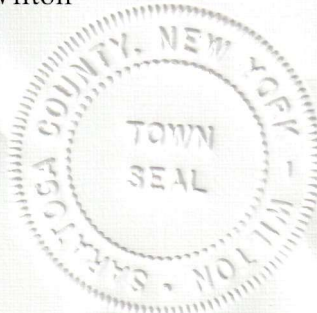
I, Susan E. Baldwin, the duly elected Town Clerk of the Town of Wilton, New York, have compared the proceeding copy with the original resolution #160, adopted by the Town Board of the Town of Wilton, New York, at a meeting held on August 5, 2021, on file at this office, and I do hereby certify the same to be a correct transcript therefrom, and of the whole of the original, has not been altered, amended or revoked, and I do further certify that the members present, members absent at such meeting, and the vote on such resolutions were as follows:

Members Present/Vote

Supervisor-John Lant	<u>AYE</u>
Deputy Supervisor-John McEachron	<u>AYE</u>
Councilman-Duane Bogardus	<u>AYE</u>
Councilwoman-Erin Kolligian	<u>AYE</u>

Witness my hand and seal of the Town Board of the Town of Wilton, Saratoga County, New York, on this 5th day of August 2021.


Susan E. Baldwin, Town Clerk
Town of Wilton



RESOLUTION #160

Endorsement of Klepetar Family Woodland Conservation Easement

WHEREAS, the Town of Wilton is committed to conserving its quality of life and its life-sustaining natural resources;

WHEREAS, the Town of Wilton recognizes the ecological, scenic, public health, environmental services, and economic development benefits of the Palmertown Range;

WHEREAS, the Town of Wilton actively serves on the Guidance Committee as a Palmertown Partner with other municipalities, state agencies, Saratoga County, Skidmore College, Open Space Institute, and Saratoga PLAN collaborating together to implement the recommendations in the 2018 Southern Palmertown Conservation, Recreation and Economic Development Strategy (Palmertown Strategy);

WHEREAS, the Palmertown Strategy's recommendations are based on conserving woodlands for their environmental services such as groundwater recharge, air purification, outdoor recreation opportunities, wildlife habitat, climate resiliency, and economic development potential;

WHEREAS, Thomas and Joanne Klepetar, town residents on Parkhurst Road, wish to place a permanent conservation easement on 435+/- acres of their forested land in the Palmertown Range and allow public access trails;

WHEREAS, Saratoga PLAN (preserving land and nature), an accredited nonprofit land trust qualified to hold and uphold conservation easements, is willing and able to accept and enforce the terms of the easement;

WHEREAS, the Klepetar family's land possesses many conservation values, including climate resiliency for native plants and animals, and provides a key linkage from Strakos Road to Lincoln Mountain State Forest in the planned Sarah B. Foulke Friendship Trails network;

WHEREAS, conserving forested lands in the Palmertown Range and managing them for outdoor recreation and public access compatible with sustaining the land's conservation attributes aligns with the Town of Wilton's Open Space, Recreation and Pathways Plan, Saratoga County's Green Infrastructure Plan, New York State's Open Space Plan, and Saratoga PLAN's Countywide Landscape Analysis and Conservation Plan;

NOW, THEREFORE, BE IT RESOLVED: The Town of Wilton Town Board at a regularly scheduled meeting held on August 5, 2021, voted to endorse conservation of the Klepetar Family Woodlands by Saratoga PLAN, supports the use of Saratoga County Open Space funds for this project, and will accept county funds for this project and transfer them to Saratoga PLAN.

Sue Baldwin
Town Clerk

Town of Greenfield

FOUNDED 1793



TOWN HALL
P.O. BOX 10
GREENFIELD CENTER, NY 12833
PHONE (518) 893-7432
FAX (518) 893-2460

August 3, 3031

Maria Trabka, Executive Director
Saratoga PLAN
112 Spring Street
Saratoga Springs, New York 12866


Dear Ms. Trabka:

I am writing to express the Town of Greenfield's intent to endorse Saratoga PLAN's purchase of a conservation easement on 435 acres of the Klepetar family's woodlands in the Palmertown Range located in the Towns of Wilton and Greenfield. As Supervisor, I wish my peers at the Saratoga County Board of Supervisors to know that this important, worthwhile project is deserving of county open space funds. Not only will it preserve a large swath of contiguous forestland on the ridge, it also will serve as a key linkage in the Sarah B. Foulke Friendship Trails network, providing outdoor recreation opportunities for the public to enjoy.

The Town of Greenfield is committed to implementing the recommendations of Southern Palmertown Conservation, Recreation, and Economic Development Strategy. Conservation of the Klepetar property will enhance all our lives, as well as those of future generations for the environmental services, public health, and economic development benefits the land offers us.

The Town of Greenfield thanks Saratoga PLAN for taking the lead in shepherding this project to completion and is proud to partner with you on this project and others in the Palmertown Range.

Sincerely


Daniel Pemrick, Supervisor



Preserving Land and Nature

BOARD OF DIRECTORS

Will Orthwein, *Chair*
Lorraine Skibo, M.D., *Vice-Chair*
Jane Mastaitis, *Treasurer*
Seth Dunn, *Secretary*
Phyllis Aldrich
Susanne D'Isabel
Charlie Dake
Fil Fina III
Jaclyn Hakes
Richard Higgins
Rachel McDermott
Peter Olmsted
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James Sevinsky
Karen Totino
James T. Towne, Jr., Esq.

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EXECUTIVE DIRECTOR

Maria Trabka

112 SPRING STREET, SUITE 202, SARATOGA SPRINGS, NY 12866
PH (518) 587-5554 FX (518) 587-4054 WWW.SARATOGAPLAN.ORG

July 26, 20201

Todd Kusnierz, Chair
Saratoga County Board of Supervisors
40 McMaster Street
Ballston Spa, New York 12020

Dear Chairman Kusnierz, members of the Board of Supervisors,
Jason Kemper, and Jeffrey Williams:

Saratoga PLAN is committed to protecting the Klepetar Family with a permanent conservation easement. This 435-acre property possesses outstanding ecological characteristics and environmental services as well as outdoor recreation potential. The property is a key tract in the Palmertown Range and the Sarah B. Foulke Friendship Trails.

If awarded \$100,000 from Saratoga County, Saratoga PLAN will raise the balance of \$444,861 to complete the project. We have several avenues through which we plan to pursue the necessary funding.

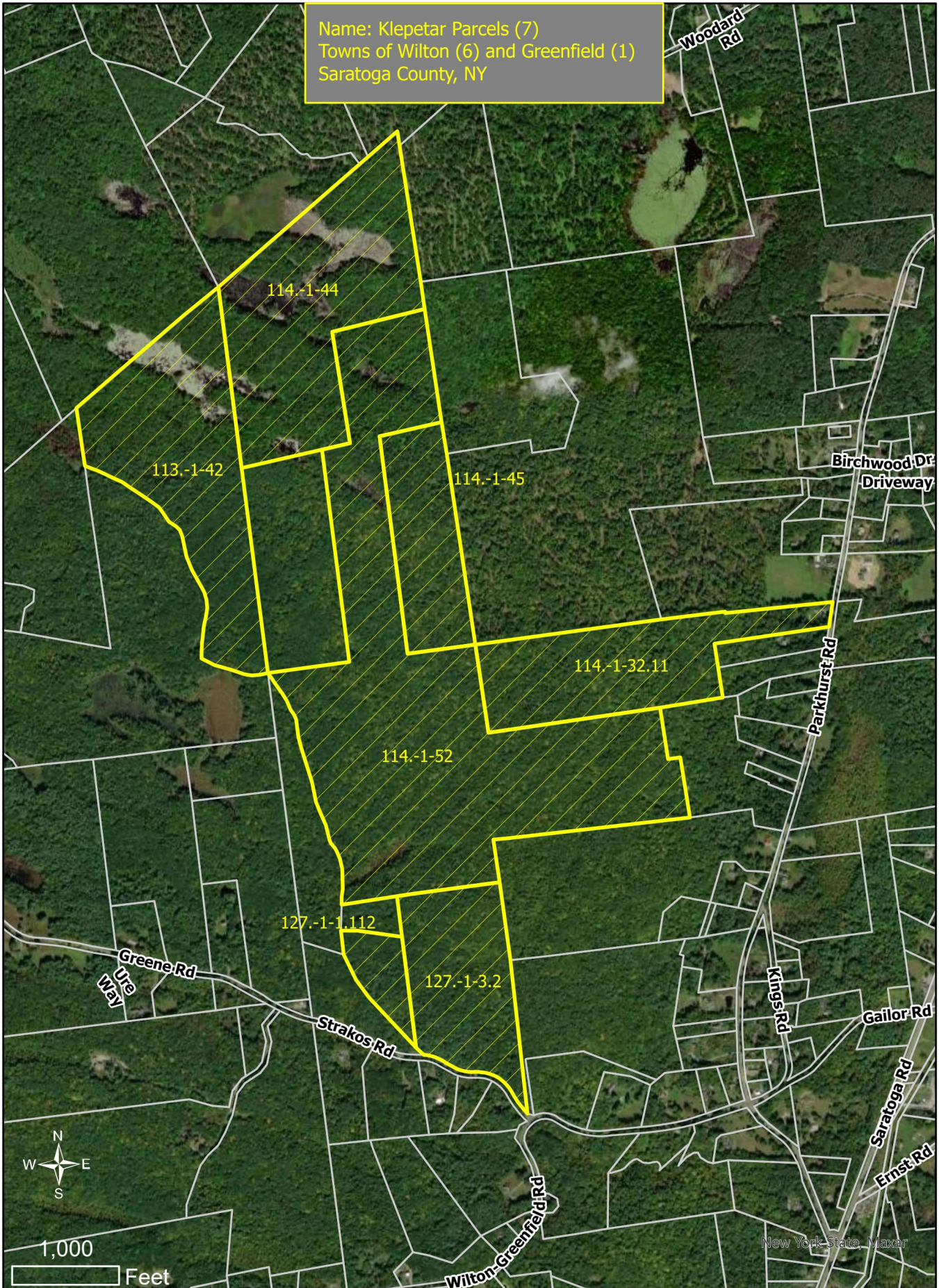
First of all, the landowners are willing to donate \$210,000 of the easement value through a 50% bargain sale donation. Secondly, we have worked hard to establish a new funding program through NYS DEC for forestland conservation easements for land trusts. Funding was allocated in the last two state budgets (\$3M total) and the initial RFP is expected to be released this fall. We anticipate that we will have a good chance; in fact, this project was used as a sample for the Governor and legislators to understand what the new program would do. PLAN will raise the balance needed through private fundraising and grantwriting. In addition, Saratoga PLAN will cover the costs for trail design as part of the Sarah B. Foulke Trails network, and over time other funding will be sought to construct the trails and associated amenities.

We appreciate the county's partnership in the Palmertown Range and your recognition of the region's importance. We hope that you will join us in protecting yet another gem of the Adirondack Foothills.

Sincerely,
Maria Trabka

Maria Trabka
Executive Director

Name: Klepetar Parcels (7)
Towns of Wilton (6) and Greenfield (1)
Saratoga County, NY

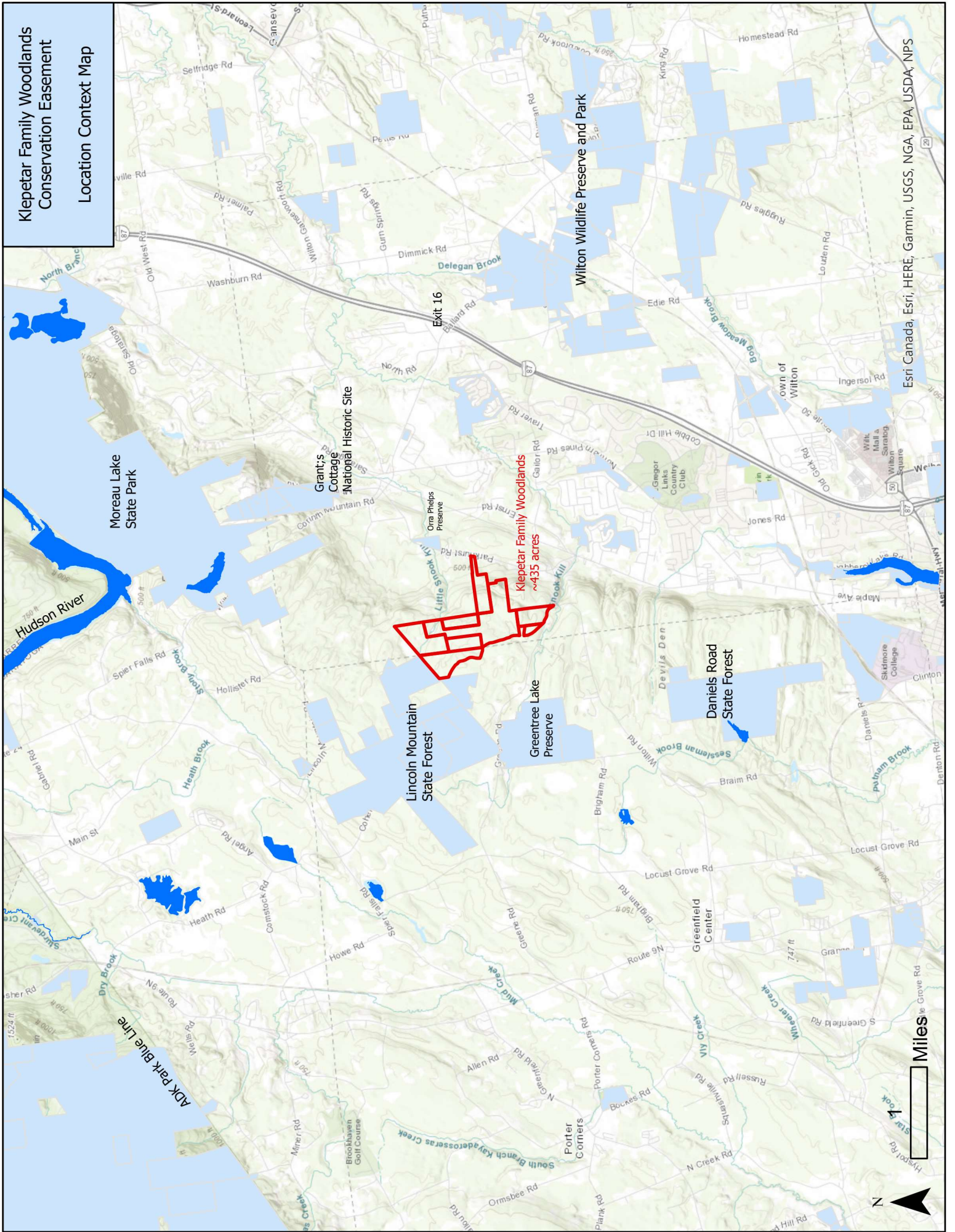


1,000

Feet

New York State, Maxar

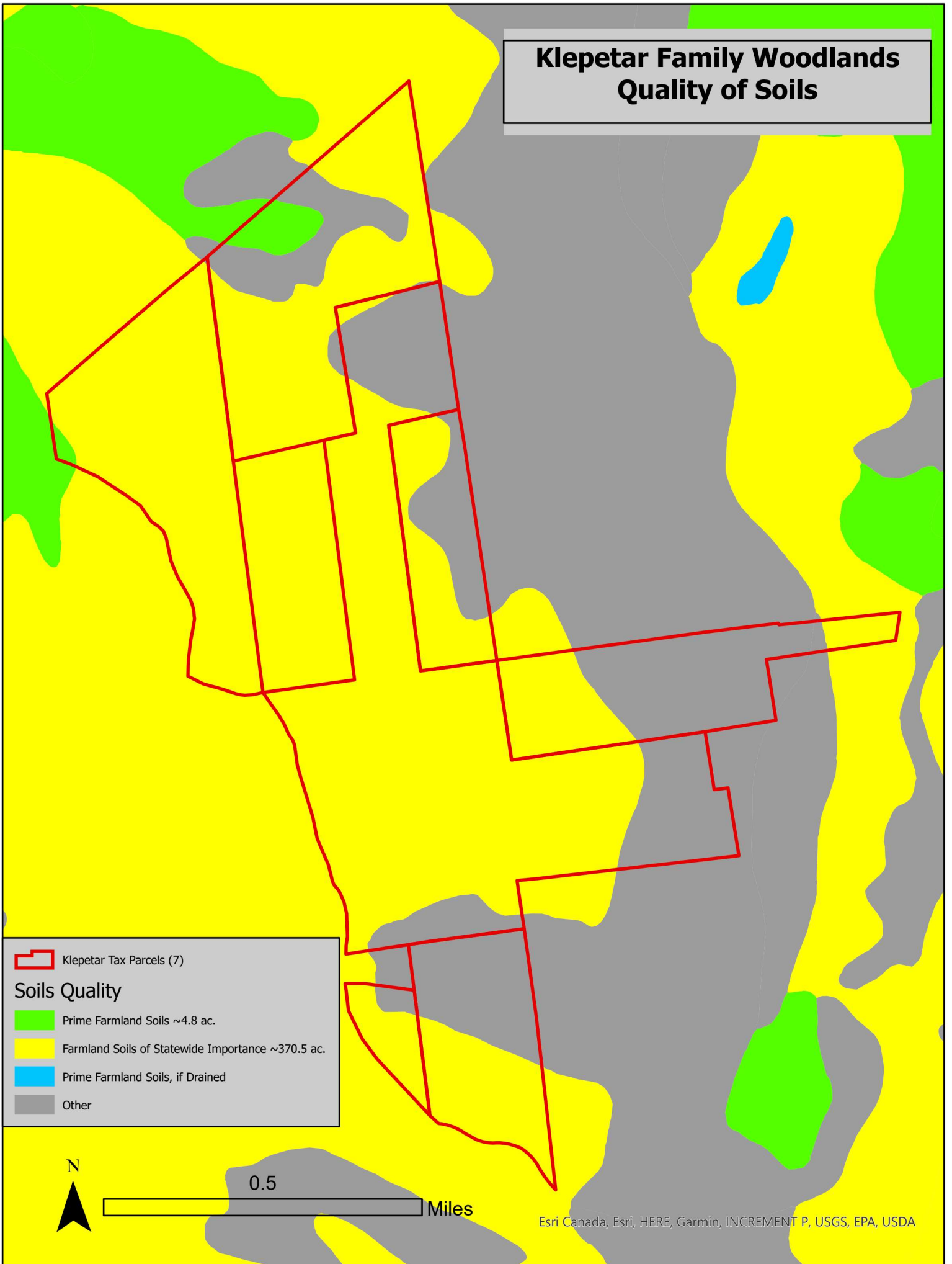
Klepstar Family Woodlands
Conservation Easement
Location Context Map



Miles

Esri, Canada, Esri, HERE, Garmin, USGS, NGA, EPA, USDA, NPS

Klepitar Family Woodlands Quality of Soils



Klepitar Tax Parcels (7)

Soils Quality

Prime Farmland Soils ~4.8 ac.

Farmland Soils of Statewide Importance ~370.5 ac.

Prime Farmland Soils, if Drained

Other

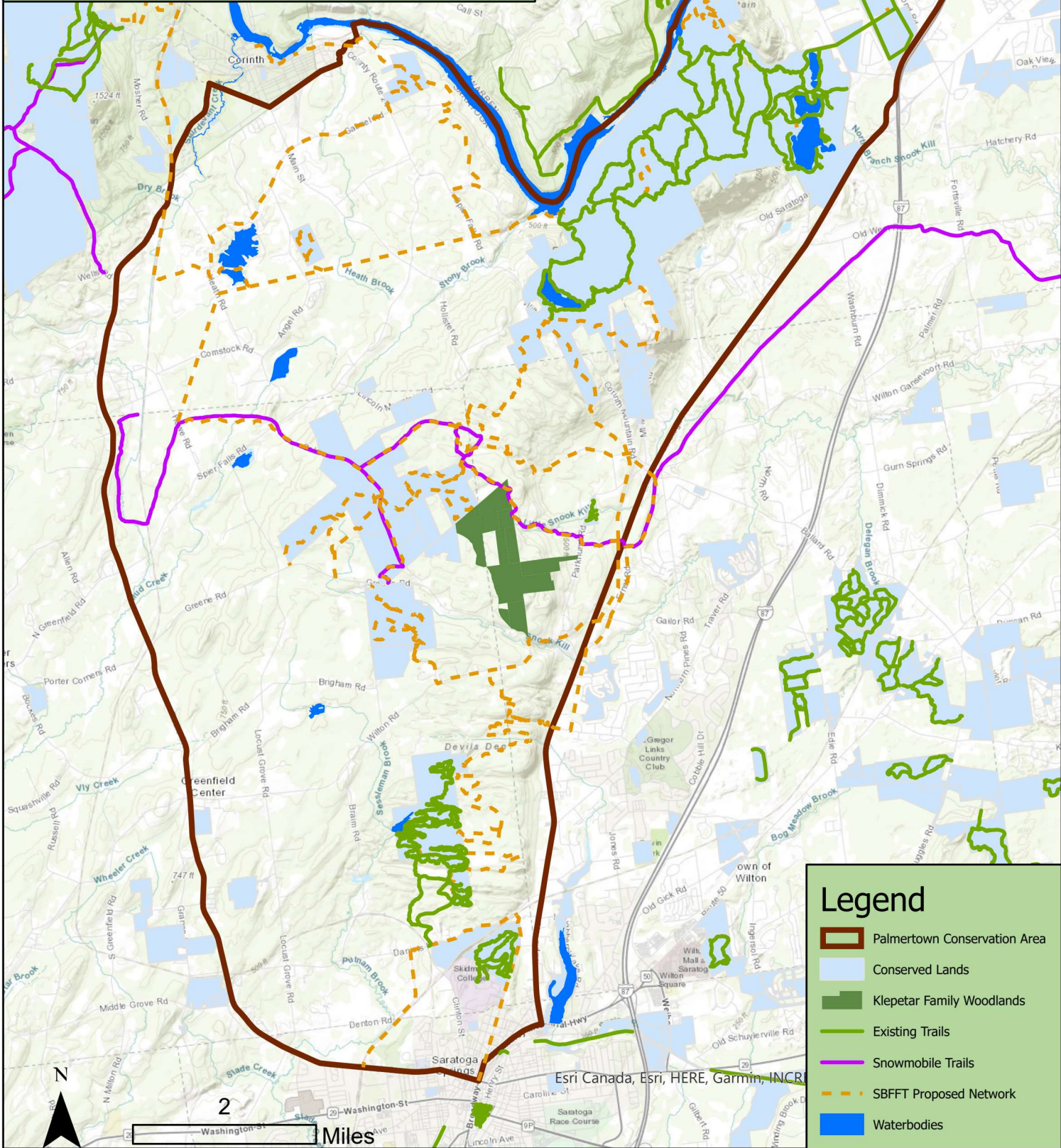


0.5

Miles

Klepetar Family Woodlands Towns of Wilton and Greenfield

Connections with Existing and Proposed Trails and Conserved Lands



Legend

- Palmertown Conservation Area
- Conserved Lands
- Klepetar Family Woodlands
- Existing Trails
- Snowmobile Trails
- SBFFT Proposed Network
- Waterbodies

Esri Canada, Esri, HERE, Garmin, INCR

Town of Greenfield

FOUNDED 1793



TOWN HALL
P.O. BOX 10
GREENFIELD CENTER, NY 12833
PHONE (518) 893-7432
FAX (518) 893-2460

August 12, 2021 Greenfield Town Board Minutes

SUPPORT SARATOGA PLAN- Supervisor Pemrick states Saratoga Plan is planning on purchasing a conservation easement of the Klepetar property in the Town of Greenfield. It is an important project to conserve open space.

**RESOLUTION #100-2021- ENDORSE SARATOGA PLAN'S PURCHASE OF THE KLEPETAR
PORPERTY**

Motion: Stacey, C
Seconded: Capasso, C

RESOLVED, that the Town Board hereby endorses Saratoga Plan's purchase of a conservation easement of 435 acres of the Klepetar woodlands in the Palmertown Range. The purchase will preserve contiguous forest land, preserve open space and provide recreational opportunities for the public to enjoy.

VOTE: Ayes: Pemrick, Johnson, Capasso, Veitch, Stacey
Noes: None

Absent: None

Abstain: None

A handwritten signature in cursive script that reads "Louise Okoniewski". The signature is written in black ink and is positioned above a horizontal line.

Town Clerk



**Saratoga County Farmland and Open Space Grant Program
Application Coversheet
2021**

Applicant Information:

Municipality: Town of Malta

Name of Primary Project Contact: Michael Horn (Saratoga PLAN)

Address: 112 Spring Street Rm. 202, Saratoga Springs, NY 12866

Phone/Email: 581-587-5554 ; michaelh@saratogaplan.org

Landowner Information (If different from Applicant):

Name: Address: Peter Brooks, 5186 Nelson Ave. Ext., Malta, NY 12020

Phone Number: 518-369-3733

Project Description:

Project Name: Boulder Brook Farm (Farmland, Conservation Easement)

Street Address/Location of Project: 5186 Nelson Ave. Ext., Malta, NY

Tax Map Numbers: 205.-1-54 (25.92 acres)

Current Use of the Property: Agriculture

Projects proximity to other conserved lands: ~0.6 miles to Mannings Cove preserve, ~1 mile to State Park,

~1.4 miles to Malta Ridge Orchard and Gardens

Budget Summary:

Total Project Cost: \$227,585

Total County Funding Requested: Total: \$100,000

Outside Funding Expected: \$127,585

Project Summary-Brief proposal description:

Description of the property and its current use.

Boulder Brook Farm is a 25.92 acre Christmas Tree farm. Also keeping bees and harvesting honey on site. Healthy woods and stream buffers are also present on the property. A home and several outbuildings, including a restored historic barn.

Property’s local and regional importance as an agricultural or opens space resource.

The Property has excellent soils and is located in the rural northern part of the Town of Malta, near other agricultural parcels. The Property was identified as a priority for PDR by the Town of Malta Open Space, Agriculture and Trails Committee.

Description of development pressure.

Saratoga County is the fastest growing county in NYS, and Malta is one of the fastest growing municipalities. With the expansion of Global Foundries announced, it is expected that this pressure will increase.

Proposed project’s compliance with local plans such as comprehensive plan, green infrastructure plan, or farmland protection plan.

Malta: Comprehensive Plan & Agricultural Enhancement Study; Saratoga County: Agriculture and Farmland Protection Plan & Green Infrastructure Plan; NYS Open Space Plan

Project Budget:

Total estimated cost of Proposed Project: \$227,585

Amount and sources of other outside funding sources: \$127,585

Amount of County Grant funds being requested: \$100,000

Estimated value of land if Fee Acquisition n/a

Estimated value of Conservation Easement \$174,960

Survey Cost: \$7,500

Appraisal Cost: \$6,000

Baseline mapping and documentation: \$5,000

Title search and Title Insurance: \$1,493

Administrative Costs, (including legal): \$10,132 (legal, staff time, recording)

Stewardship/Monitoring Costs: \$22,500

Required Project Maps:

Location map showing street names and important landmarks

See Attachment 1

Aerial photo with tax map overlay

See Attachment 2

Soils Map showing prime farmland soils and statewide significant soils and acreages

See Attachment 3

For Open Space applications, locations of connecting trails and associated amenities

Not applicable

Submit one (1) electronic copy of the grant application and three (3) hard copies of the application and materials to:

Jeffrey Williams, Planner
Saratoga County Planning Department
50 West High Street
Ballston Spa, NY 12020
518-884-4705
JWilliams@saratogacountyny.gov

Boulder Brook Farm Conservation Easement Project

Saratoga PLAN is working with Peter Brooks on conservation of his Boulder Brook Farm, a Christmas tree farm located at 5186 Nelson Avenue Extension in the Town of Malta. The property is 25.92 acres, with high quality agricultural soils, ~85% of Prime soils, ~6% Soils of Statewide Importance, and ~9% Prime if Drained, according to NRCS Soil Classifications.

Nearly 40% of the farm is dedicated to Christmas trees. In addition, bees are raised and honey harvested on site, with abundant wildflower meadows to support them. Structures include a home, a restored historic barn and two other outbuildings. Woods surround the property, providing habitat and buffering two small streams that are tributaries to Drummond Creek. The property is located in an agricultural area in the Northeast part of Town that is threatened by development pressure.

Preservation of this farmland is in line with the Town of Malta Comprehensive Plan and the Town of Malta Agricultural Enhancement Study. The Malta OATS Committee has identified the Boulder Brook Farm as a priority for Purchase of Development Rights. This project is also in line with the Saratoga County Agriculture and Farmland Protection Plan, the Saratoga County Green Infrastructure Plan, and the NYS Open Space Plan.

Saratoga PLAN is proposing a Purchase of Development Rights project to conserve Boulder Brook. This will prohibit subdivision and development, and keep the land forever available for farming. Saratoga PLAN will manage the project and hold the conservation easement in perpetuity.

Funds from the Saratoga County Open Space Grant Program will cover purchase of development rights and transaction costs, including but not limited to survey, legal, environmental and ecological assessment, title insurance, recording fees and closing costs.

Matching funds will come from the Town of Malta and through landowner bargain sale of development rights and donation to cover Stewardship Costs.



TOWN OF MALTA

Saratoga County

2540 Route 9
Malta, NY 12020

RESOLUTION NO. 126 AUGUST 2, 2021

**PROVIDING TOWN FUNDING FOR PURCHASE OF DEVELOPMENT RIGHTS OF
BOULDER BROOK FARM AND ENDORSEMENT OF SARATOGA PLAN
APPLICATIONS FOR SARATOGA COUNTY FARMLAND PROTECTION GRANT**

Motion by: Councilman Dunn

Seconded: Councilwoman Young

Vote: Supervisor O'Connor-Aye

Councilman Dunn-Aye

Councilman Hartzell-Aye

Councilman Warner-Aye

Councilwoman Young-Aye

WHEREAS, Peter Brooks, the owner of certain real property consisting of 25.92 ± acres of viable agricultural land in tax parcel 205.-1-54, located at 5186 Nelson Avenue Extension in the Town of Malta, Saratoga County, New York, also known as Boulder Brook Farm (the “Property”), desires to protect the Property for agricultural purposes by conveying a permanent conservation easement on the land;

WHEREAS, the Property is in active agricultural production as Boulder Brook Farm and features productive agricultural soils, including 85% Prime Soils, 6% Soils of Statewide Importance and 9% Prime if Drained Soils, as defined by the U.S. Department of Agriculture Natural Resources Conservation Services;

WHEREAS, the Property is located within Saratoga County’s Agricultural District #2, created pursuant to Article 25-AA of the New York State Agriculture and Markets Law (the “AML”). Section 300 states: “It is hereby found and declared that many of the agricultural lands in New York State are in jeopardy of being lost for any agricultural purposes. When nonagricultural development extends into farm areas, competition for limited resources results... it is, therefore, the declared policy of the state to conserve, protect and encourage the development and improvement of its agricultural land for production of food and other agricultural products... It is the purpose of this article to provide a locally-initiated mechanism for the protection and enhancement of New York State’s agricultural lands as a viable segment of the local and state economies and as an economic and environmental resource of major importance.”;

WHEREAS, Saratoga County adopted an *Agricultural and Farmland Protection Plan* in December 1997 that recommends supporting local farmland conservation projects by encouraging: “partnerships between landowners, local governments, private organizations, and county to leverage access to existing state and federal funds for purchase of development rights;” and by encouraging “landowners to learn more about private conservation options like conservation easements and promote public-private partnerships to expand these efforts”;

WHEREAS, Saratoga County adopted a *Green Infrastructure Plan* in November 2006 that recommends the County to “Help county municipalities and other partners create protection priorities, goals, and strategies for the conservation of natural heritage” and create greenway corridors between natural system hubs, which the Property contributes to;

WHEREAS, the Town of Malta adopted a *Comprehensive Plan* in 2005 that discourages residential growth in agricultural areas, recommending instead the development of a PDR (Purchase of Development Rights) program that would conserve “at-risk” agricultural lands from conversion to other uses and recommends participation in “programs that provide assistance to farms, including ... Purchase of Development Rights (PDR) ... and conservation easements”;

WHEREAS, the Town of Malta adopted an *Agricultural Enhancement Strategy* in December 2009, a policy whose “primary recommendation is the development of a local voluntary Purchase of Development Rights (PDR) Program. The development of a PDR program would aid in the preservation of critical farmland within the Town...” In the Strategy, the “Town recognizes that agriculture continues to be a leading industry in the county and that a critical mass of farmland is necessary to retain the vitality of both agricultural production and agricultural uses. The significant loss of rural character and small town quality of life due to the increasing conversion of land from agriculture to residential within the Town of Malta is a strong indicator for the importance of developing a local PDR program.”;

WHEREAS, Saratoga PLAN is a New York not-for-profit corporation within the meaning of Article 49, Title 3 of the Environmental Conservation Law of the State of New York (together with any successor statute, the “ECL”), is organized for, among other purposes, conserving real property, is a tax exempt and qualified organization within the meaning of Sections 501(c)(3), 509(a) and 170(b)(1)(A)(vi) of the Internal Revenue Code (the “Code”), and is a “qualified organization” to accept, purchase, and hold conservation easements under Section 170(h) of the Code of Treasury Regulation Section 1.170A-14(c);

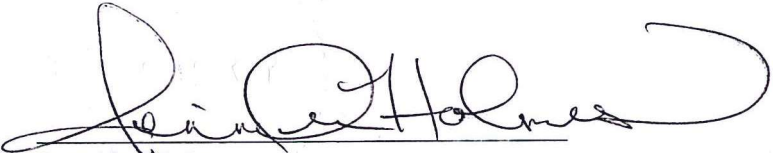
WHEREAS, Saratoga PLAN determined that accepting an Easement on the Property will enhance the long-term agricultural values of the Property and promote the use of soil conservation practices, which will further Saratoga PLAN’s charitable purposes of protecting the distinctive rural character of Saratoga County and its lands and waters of a significant historic and ecological value; and

WHEREAS, Peter Brooks and Saratoga PLAN agree that the purpose of the agricultural conservation easement will be to conserve Viable Agricultural Land by preventing the conversion of the Property to non-farm uses. In achieving such prevention, the Property shall be forever reserved for continued Agricultural Use;

NOW THEREFORE, BE IT RESOLVED that the Town of Malta Town Board endorses the submission of an application from Saratoga PLAN to the Saratoga County Farmland Protection and Open Space Grants Program for funding to Purchase Development Rights on the Boulder Brook Farm Property and for Saratoga PLAN to hold and uphold a perpetual conservation easement on the land; and

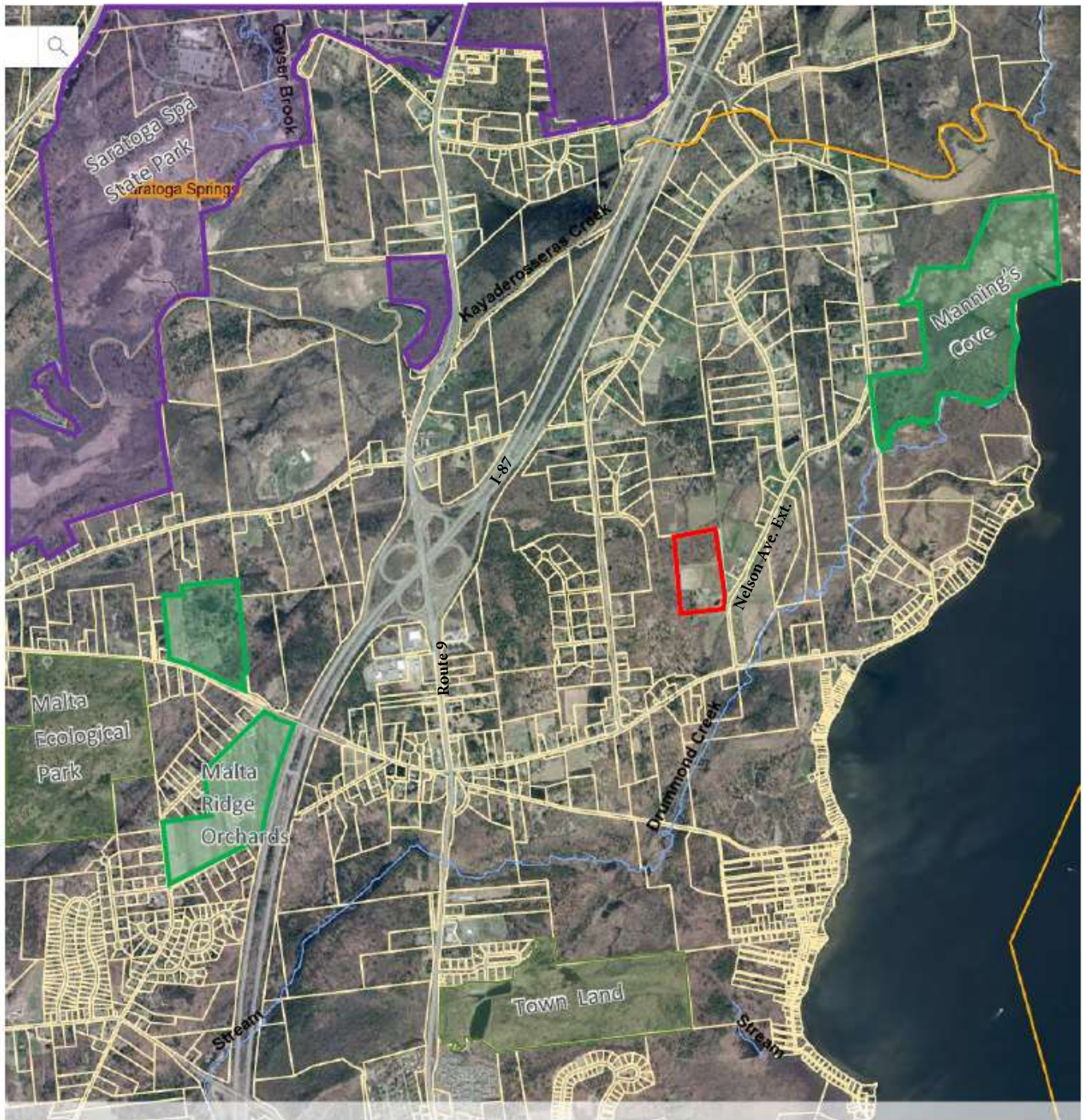
FURTHER RESOLVED that the Town of Malta is authorized to contribute up to \$100,000.00 of the estimated total project cost as a match for Saratoga County and landowner contributions toward the farmland conservation project.


I CERTIFY THIS TO BE A TRUE COPY
OF THE ORIGINAL FILED IN THE
OFFICE OF THE MALTA TOWN CLERK

A handwritten signature in black ink, appearing to read "Jennifer Holmes", written over a horizontal line. The signature is stylized with large loops and a long horizontal stroke extending to the right.

Jennifer Holmes
Malta Town Clerk


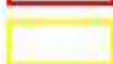
Attachment 1: Location Map

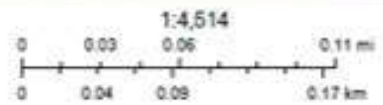


-  Boulder Brook Farm Conservation Easement
-  Saratoga PLAN Protected Lands
-  NYS State Park Land
-  Town of Malta Protected Lands

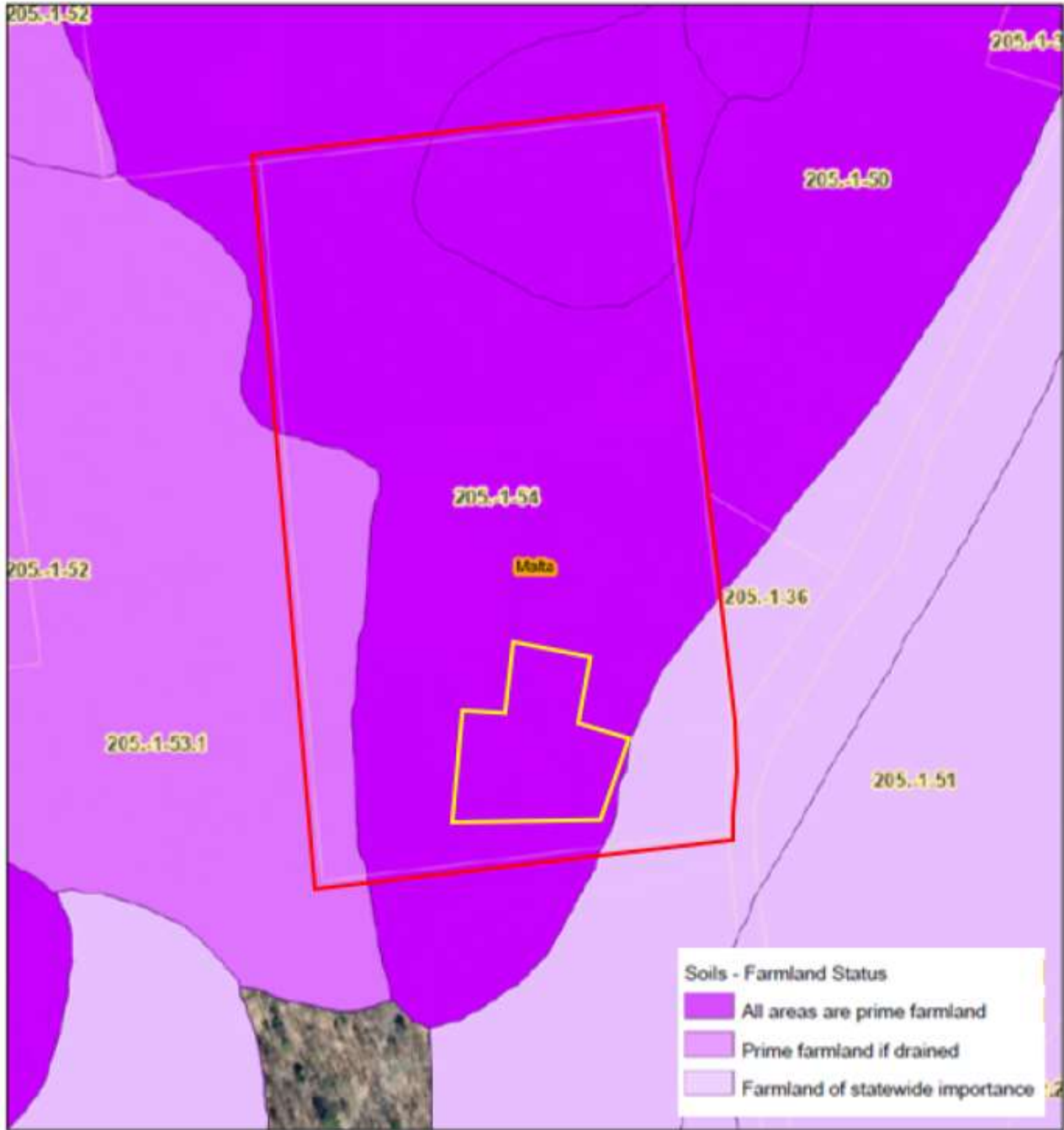
Boulder Brook Farm





-  Conservation Easement Area (25.92 acres)
-  Approximate Homestead Area (~2 acres)



Boulder Brook Farm (Soils)



-  Conservation Easement Area (25.92 acres)
-  Approximate Homestead Area (~2 acres)

Details of the Homestead Area subject to change as the site plan is refined



SARATOGA COUNTY

AGENDA ITEM REQUEST FORM

TO: Steve Bulger, County Administrator
Ridge Harris, Deputy County Administrator
Michael Hartnett, County Attorney
Therese Connolly, Clerk of the Board

CC: Jason Kemper, Planning Director
Bridget Rider, Deputy Clerk of the Board
Matt Rose, Management Analyst
Clare Giammusso, County Attorney's Office

FROM: Jason Kemper, Director of Planning

DATE: 9-28-2021

RE: Open Space/Farmland Grant Updates

COMMITTEE: Trails and Open Space Committee

1. Is a Resolution Required: YES or NO
(If YES, please complete #2- #10) (If NO, skip to #10 and provide reason for bringing the item)

2. Is a Budget Amendment needed: YES or NO
(If yes, budget lines and impact must be provided)

3. Are there Amendments to the Compensation Schedule: YES or NO
(If yes, provide details)

4. Specific details on what the resolution will authorize:

A brief update will be provided on the previously approved Farmland/Open Space and Trails Grants, for informational purposes only.

5. Does this item require hiring a Vendors/Contractors: YES or NO

- a. Were bids/proposals solicited:
- b. Is the vendor/contractor a sole source:
- c. Commencement date of contract term:
- d. Termination of contract date:
- e. Contract renewal and term:
- f. Contact information:
- g. Is the vendor/contractor an LLS, PLLC or partnership:
- h. State of vendor/contractor organization:
- i. Is this a renewal agreement: YES or NO
- j. Vendor/Contractor comment/remarks:



SARATOGA COUNTY

AGENDA ITEM REQUEST FORM

6. Is this an annual housekeeping resolution: YES or NO
(If yes, attach the last approved resolution)
- What were the terms of the prior resolution
 - Are the terms changing:
 - What is the reason for the change in terms:
7. Is a new position being created: YES or NO
- Effective date
 - Salary and grade
8. Is a new employee being hired: YES or NO
- Effective date of employment
 - Salary and grade
 - Appointed position:
 - Term:
9. Is a grant being accepted: YES or NO
- Source of grant funding:
 - Amount of grant:
 - Purpose grant will be used for:
 - Equipment and/or services being purchased with the grant:
 - Time period grant covers:
10. Remarks/Reasoning (Supporting documentation must be attached to this form):
- See attached memo



SARATOGA COUNTY

AGENDA ITEM REQUEST FORM

TO: Steve Bulger, County Administrator
Ridge Harris, Deputy County Administrator
Michael Hartnett, County Attorney
Therese Connolly, Clerk of the Board

CC: Jason Kemper, Planning Director
Bridget Rider, Deputy Clerk of the Board
Matt Rose, Management Analyst
Clare Giammusso, County Attorney's Office

FROM: Jason Kemper, Director of Planning

DATE: 9-28-2021

RE: Open Space/Farmland Grant Updates

COMMITTEE: Zim Smith Trail and County Forestland Updates

1. Is a Resolution Required: YES or NO
(If YES, please complete #2- #10) (If NO, skip to #10 and provide reason for bringing the item)

2. Is a Budget Amendment needed: YES or NO
(If yes, budget lines and impact must be provided)

3. Are there Amendments to the Compensation Schedule: YES or NO
(If yes, provide details)

4. Specific details on what the resolution will authorize:

A brief update will be provided on the status of projects on County Forestland Parcels and the Zim Smith Trail.

5. Does this item require hiring a Vendors/Contractors: YES or NO

- a. Were bids/proposals solicited:
- b. Is the vendor/contractor a sole source:
- c. Commencement date of contract term:
- d. Termination of contract date:
- e. Contract renewal and term:
- f. Contact information:
- g. Is the vendor/contractor an LLS, PLLC or partnership:
- h. State of vendor/contractor organization:
- i. Is this a renewal agreement: YES or NO
- j. Vendor/Contractor comment/remarks:



SARATOGA COUNTY

AGENDA ITEM REQUEST FORM

6. Is this an annual housekeeping resolution: YES or NO
(If yes, attach the last approved resolution)
- What were the terms of the prior resolution
 - Are the terms changing:
 - What is the reason for the change in terms:
7. Is a new position being created: YES or NO
- Effective date
 - Salary and grade
8. Is a new employee being hired: YES or NO
- Effective date of employment
 - Salary and grade
 - Appointed position:
 - Term:
9. Is a grant being accepted: YES or NO
- Source of grant funding:
 - Amount of grant:
 - Purpose grant will be used for:
 - Equipment and/or services being purchased with the grant:
 - Time period grant covers:
10. Remarks/Reasoning (Supporting documentation must be attached to this form):
- See attached memo