

MEETING MINUTES
BUTLER COUNTY
AGRICULTURAL LAND PRESERVATION BOARD

Farm Service Agency, 625 Evans City Road, Butler 16001

THURSDAY, MAY 25, 2023 – 7:00PM

Members In Attendance	Members Absent	Visitors in Attendance
Ken Moniot, Chairman	Alvin Vogel	
Bill Duncan, Vice-Chairman	Rob Burr, Secretary	
Larry Baumgartel, Treasurer		
Eugene Bergbigler		
Luke Fritz		
John Allen		
Rick Stuchal		
		Staff in Attendance
Commissioner Kimberly D. Geyer – Ex Officio		Sheryl Kelly

The meeting was called to order at 7:05pm by Chairman Ken Moniot on Thursday, May 25, 2023. A quorum was present.

1. Public Comment

- There was no public comment.

2. Commissioner’s Report

- Commissioner Geyer reported on the following:

- The issue of agricultural land in the United States being sold to China is becoming a topic of much discussion in most states.
- The Tribune had an article about the USDA proposing the prohibition of flavored milk in schools.
- There was discussion at the Butler County Conservation District meeting of the state’s ACAP funding in which the Conservation District will receive \$2 million over the next 5 years. They have received over \$300,00 in requests for the funding so far this year from interested farmers, addressing such issues as nutrient management, water issues, silage, stormwater, grassed waterways, grazing systems, etc. This funding can also be leveraged with USDA’s EQUIP funding.

3. Approval of Meeting Minutes

- Chairman Moniot asked if the Board reviewed the March meeting minutes (the April meeting was cancelled) and if there were any comments or corrections needed and if not, for a motion to approve. There was a motion made by Treasurer Larry Baumgartel to accept the minutes with a second made by Luke Fritz. All were in favor and the motion was approved.

4. Old Business

- 2022 #1 Flinner and 2022 #3 Hartzell

- Sheryl reported that both the Flinner and Hartzell farm information has been reviewed by the state, all information was accepted, and both will appear on the State Board's June agenda for consideration of approval.
- As for 2022 #2 Kradel, we are waiting for checks to arrive from the state for closing.

- 2023 #1 Graham, 2023 #2 Misera, and Clinton Twp. 2023 #1 Edwards

- The Graham and Edwards appraisals are due by mid-June. If they arrive on time, the Board can review and possibly make decisions on offers to both farms at the June meeting.
- The Misera appraisal was received and reviewed by Sheryl using the state's checklist, finding one minor typo that does not affect anything. The state has not yet reviewed this appraisal.
 - Because of County Guidelines and at the request of the appraiser, Chairman Moniot asked for a motion to allow an out of county comparable plus an adjustment of 50% or more. There was a motion made by Vice-Chairman Bill Duncan with a second by Rick Stuchal. All were in favor and the motion was approved.
 - Chairman Moniot asked for a motion to approve the appraised easement value of the Misera tract for \$4,278 per acre with an offer to Mr. Misera for this amount conditional upon state review and approval of the appraisal report. There was a motion made by Vice-Chairman Bill Duncan with a second by Rick Stuchal. All were in favor and the motion was approved. Sheryl will make this offer to Mr. Misera.

5. New Business

- John Allen led a discussion on other possible Board endeavors since there is such a wealth of knowledge among the Board members. Development pressure occurring along certain corridors in Butler County was debated and whether the Board could concentrate some effort on assisting municipalities or the Butler County Planning Commission in the preservation of farmland through various tools they have to work with such as comprehensive plans, zoning and subdivision & land development ordinances. The Board can also look at the Priority Map as

well as scoring to see if changes could assist in preservation efforts or to enhance priority preservation areas.

- There was some discussion on rural enterprises and looking at how other counties are addressing this issue.

6. Adjourn

Chairman Moniot called for a motion to adjourn. There was a motion made by Luke Fritz with a second by Rick Stuchal. All were in favor and the motion was approved. The meeting was adjourned at 8:15 pm.

Next Meeting:

**June 22, 2023 at the
Farm Service Agency Building, 625 Evans City Road, Butler, PA 16001**

Respectfully submitted by Sheryl Kelly for Board Secretary Rob Burr.