

Greene County Agricultural District No. 124 Annual and Eight-Year Review 2019-2020

Greene County Agricultural Farmland Protection Board

February 2020

Prepared by Greene County Economic Development, Tourism and Planning
in conjunction with
Cornell Cooperative Extension of Columbia and Greene Counties
Greene County Soil and Water Conservation District

Pursuant to Article 25-AA of the Agriculture & Markets Law



**New York State
Department of Agriculture and Markets**

AGRICULTURAL DISTRICT REVIEW PROFILE

DISTRICT IDENTIFICATION

County: Greene		District No.: 124		
Town(s) in District: Ashland, Athens(T,V), Cairo, Catskill(T,V), Coxsackie (T,V), Durham, Greenville, Halcott, Hunter (T, V), Jewett, Lexington, New Baltimore, Prattsville, Village of Tannersville, Windham				
Total acres in district: 40,915.55¹	No. of acres in farms: ² 38,755.96	No. of farms in this District: 206³	No. of acres owned by farmers: 28,260.37	No. of acres cropped: 13,719⁴

AGRICULTURAL DATA ANALYSIS

- A. Since last review, number of acres in District Added: 2059.31⁵ Deleted: 167.9
- B. Since last review, number of acres in farms Decrease 8,007⁶

¹ A. **Owned and Farmed:** 28,260.37 acres (69.07% of 40,915.55)

B. **Rented to Farmer:** 10,085.68 acres (24.65 of 40,915.55)

C. **Rented From Another Landowner:** 634.19 acres (1.55% of 40,915.55)

D. **Not Farmed** 19,353.06 acres in the Ag District No. 124 (4.73% of 40,915.55)

² Number of acres in farms represents the sum of acres owned by farmers and rented by farmers.

³ 2017 Census of Agriculture

⁴ Ibid

⁵ Difference between 2012: 38,856.24 acres, 2020: 40,915.55 acres

⁶ Decrease based on acres reported on 2012 (42,986 acres) and 2017 (34,979) Census of Agriculture

**Greene County Agricultural District #124
2019-2020 Annual and Eight-Year Review**

RECOMMENDATIONS TO THE GREENE COUNTY LEGISLATURE

As directed by Resolution 241-19 of the Greene County Legislature approved on August 19, 2019, and in accordance with Section 303-A (2) (b) of Agricultural District Law herein is the report of the Greene County Agriculture and Farmland Protection Board on the simultaneous Annual and Eight-Year Review of Greene County Agricultural District 124.

This report recommends the continuation of Agricultural District 124 with modifications to remove parcels that are no longer under agricultural use, or where requested by the landowner, and to add additional agricultural lands where requested by the landowner or where lot lines and parcels lines have changed so as to ensure that only whole parcels are in the district. A list of recommended additions and deletions to the district appears in the appendices of this report.

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Enclosures

- Authorizing Resolution of Simultaneous Annual and Eight-Year District Review (Res No. 241-19)
- 30-Day and Eight-Year Simultaneous Review Notice including; post card sent to all landowners in district, newspaper ad, letter sent to all municipal and village officials, web and social media posts by Greene County Soil & Water Conservation District, Cornell Cooperative Extension of Columbia and Greene Counties, Greene County Government web site posting, articles in July and September, 2019 Greene County monthly newsletter-‘Positively Greene’, Press Release and other social meeting posts.
- Request for Inclusion Form
- Greene County Agricultural District No. 124 Landowner Review Worksheet (modified RA-113) (See Appendix F)
- Public Hearing Authorizing Resolution (Res No. 13-20)
- Public Hearing Notice, including:
newspaper ad, Greene County Government web site posting, letter to NYS Ag and Markets, letter sent to all municipal and village officials, letter to AFPB members, letter sent to all landowners requesting inclusion, receipt of map filing with Greene County Clerk, and Greene County Ag District web page update.
- Public Hearing Minutes
- Parcel Listings with tax map identification numbers for district parcels (existing and proposed modifications) (See Appendices)

Enclosures (continued)

- Environmental Assessment Form
- Agricultural District Review Profile (RA-114)
- Adopting Resolution (Res No. 44-20)
- Approved map of the district with color coded parcel listing spreadsheet(See Appendices)
- Greene County AFB Meeting Agendas and Minutes
- Greene County Right to Farm Law

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Overview

Greene County has one inclusive Agricultural District, No. 124.

Following the 2018 annual review of Agricultural District, No. 124 there were 802 parcels encompassing 40,405.37 acres in the district in the Towns of Ashland, Athens, Cairo, Catskill, Cossackie, Durham, Halcott, Hunter, Greenville, Jewett, New Baltimore, Prattsville, Lexington, Windham and the Villages of Athens, Catskill, Cossackie, Hunter, and Tannersville.

In 2019-2020 Greene County conducted a simultaneous Annual and Eight-Year review as directed by the Greene County Legislature under Resolution 241-19 and in accordance with Article 25-AA of the Agriculture & Markets Law. The open enrollment period as established by the Greene County Legislature Resolution 241-19 began on October 1, 2019 and ended on October 30, 2019, during which time modifications were solicited. Recommended modifications are outlined in this report.

Creation of an agricultural district is intended to protect and enhance farm lands as both a viable segment of the local and State economies, and as an economic and environmental resource of major importance. Agricultural operations within the district are the priority land use and afforded benefits and protections to promote the continuation of farming and the preservation of agricultural land.

I. The Nature of Farming and Farm Resources within the District

The 2012 Census of Agriculture identified 273 farms⁷ covering 42, 986 acres in Greene County. The 2017 Census of Agriculture identified 206 farms⁸ in Greene County encompassing 34,979 acres of farmland.

Based on the 2017 Ag Census, from 2012 to 2017, Greene County lost 67 farms, from 273 down to 206, almost a 25% loss. In this same timeframe there was a loss of 8,007 acres of farmland, from 42,986 acres down to 34,979, an 18.6% loss.

Most farms lost were mid-size farms. A total of 28 farms of 50-179 acres were lost and 25 farms of 180 to 499 acres were lost from 2012 to 2017. In 2017, the majority of farms in the county are of this mid size with a 133 farms in the 50-499 acre range.

In 2012, 196 farms totaling 18,716 acres were in cropland. In 2017, that number fell to 161 farms totaling 13,719 acres. The change represents a loss of 35 farms and 4,997 acres of cropland.

The market value of agricultural products sold in the County went from approximately \$22.3 million in 2012, down to about \$19.9 million in 2017. However, the average market value of agricultural products sold per farm increased from \$82,000 in 2012 to close to \$96,000 in 2017. (Dollar figures are expressed in current dollars and have not been adjusted for inflation or deflation).

Summary of Landowner Survey

In partnership with Cornell Cooperative Extension of Greene and Columbia Counties, Greene County EDT&P developed and circulated a landowner worksheet using RA-113(Revised) as its base. A copy of the worksheet can be found in Appendix F.

Greene County EDT&P mailed the worksheet to all Agricultural District parcel owners in Greene County's Agricultural District No. 124. The worksheet could be completed and returned as a paper copy or electronically through a Cornell survey link at: <http://bit.ly/2ls3Yq2>

Parcel Owners requesting inclusion in the 2019-2020 review were also asked to complete a landowner worksheet/survey.

Approximately 530 surveys were mailed to landowners in Agricultural District No. 124. 178 completed surveys were returned for a 33.6% response rate. The worksheet was sent to landowners that are already a part of Agricultural District No. 124 as well as those requesting inclusion. The survey summary results are presented in Table 1 and in Appendix H.

Table 1. Landowner Worksheet (RA-113) Response

		Acres	Percent
A	Owned and Farmed	10,184	69.07
B	Rented to Farmer	3,635	24.65
C	Rented From Another Landowner	229	1.55
D	Not Farmed	696	4.73
	Total Acreage	14,744	

⁷ U.S. Department of Agriculture, 2012 Census of Agriculture
https://www.nass.usda.gov/Publications/AgCensus/2012/Full_Report/Volume_1,_Chapter_2_County_Level/New_York/st36_2_001_001.pdf

⁸ U.S. Department of Agriculture, 2017 Census of Agriculture
https://www.nass.usda.gov/Quick_Stats/CDOT/chapter/2/table/1/state/NY/county/039/year/2017

The information reported on this worksheet was used to determine reporting numbers necessary to complete RA-114, 'Agricultural District Review Profile',⁹ provided on page i and enclosed with this report.

At the culmination of the 2018 Annual review of Agricultural District No. 124, there were a total of 802 parcels encompassing 40,405.37 acres in the district (Appendix A). Following approvals of modifications recommended during this 2019-2020 Annual/Eight-Year Review (removals-Appendix B, requests for inclusions-Appendix C, and lot-line changes-Appendix D), Agricultural District No. 124 will total 816 parcels with 40,915.55 acres. (Appendix E).

Respondents to the landowner worksheet covered 14,744 acres which is 36.2 percent of the 40,680.13 acre total. Based on the acreage response, farmers representing approximately 36% of land in the Agricultural District completed and returned the landowner worksheet.

Additional landowner worksheet results are summarized below.

Farm Income

Based on the landowner worksheet survey results about half the farms reporting had farm income below \$10,000 and about half had an income of between \$10,000 and \$39,999. See Appendix H for additional information.

Capital Investment

The majority of capital investment in farms reporting was below \$10,000 however a handful of farm operations made investments of over \$200,000. See Appendix H for additional information.

Cropland and Farm Animals

The majority of cropland is in corn with vegetables, agroforestry and sugarcorn also with significant acres reported. See Appendix H for additional information. Number of Farm Animals Reported can also be summarized in Appendix G for additional information.

II. Extent to Which the District Achieves Original Objectives.

Greene County's agricultural district continues to achieve its original objective, which is to provide an opportunity for Greene County landowners to enroll in Agricultural District No.124 in order to take advantage of the benefits of belonging to an agricultural district.

The objective of the Agricultural District No.124 is based on New York State Agriculture and Markets Law to "provide a locally initiated mechanism for the protection and enhancement of New York State's agricultural land as a viable segment of the local and state economies, and as an economic and environmental resource of major importance."

Creation and continuance of Greene County Agricultural District No. 124 is based on the state law that protects and

⁹ A. **Owned and Farmed:** Of the total reported 69.1 percent is 'Owned and Farmed' (10,184 of the 14,744 reported). Therefore it is estimated that 28,260.37 acres in the Ag District No. 124 is Owned and Farmed (69.07% of 40,915.55)

B. **Rented to Farmer:** Of the total reported 25 percent is 'Rented to Farmer' (3,635 of the 14,744 reported). Therefore it is estimated that 10,085.68 acres in the Ag District No. 124 is Rented to Farmer (24.65 of 40,915.55)

C. **Rented From Another Landowner:** Of the total reported 1.55 percent is 'Rented From Another Landowner' (229 of the 14,744 reported). Therefore it is estimated that 634.19 acres in the Ag District No. 124 is 'Rented From Another Landowner' (1.55% of 40,915.55)

D. **Not Farmed** Of the total reported, 4.73 percent is 'Not Farmed' (696 of the 14,744 reported). Therefore it is estimated that 19,353.06 acres in the Ag District No. 124 is 'Not Farmed' (4.73% of 40,915.55)

strengthens agriculture by: (a) limiting both state and local governmental interference, (b) controlling “nuisance law suits,” (c) regulating conversions and development projects, and (d) providing for agricultural land assessment tax valuation.

Agricultural District No. 124 provides an opportunity for Greene County landowners to receive agricultural district benefits and protections including protection against overly restrictive local laws, protection against private nuisance suits involving agricultural practices, protection against eminent domain takings, and preferential real property tax treatment (assessments based on agricultural value of land rather than commercial value).

III. County and Local Comprehensive Plans, Policies and Objectives

Greene County Agricultural Development and Farmland Protection Plan

The ‘Greene County Agricultural Development and Farmland Protection Plan’ was adopted by the Greene County Legislature in 2002. The Plan was prepared by: Greene County Agricultural and Farmland Protection Board, Cornell Cooperative Extension – Greene County, Greene County Planning Department, Greene County Real Property Tax Services Department, Shepstone Management Company.

Data in the plan is based on the 1997 Agriculture Census and needs to be updated. The core objectives of the plan are to ensure the economic viability of agriculture in Greene County by reducing farmer’s tax burden, promoting alliances in the development of agri-business, promoting value-added products and establishing new markets for all Greene County agricultural products.

An objective of the 2002 plan is to protect and promote the abilities and rights of farmers to engage in all sound agricultural management practices, maintain Agricultural Districts throughout the prime farming areas of the County and reduce regulatory burdens on farmers. The plan outlines several objectives to support this goal including ‘encouraging towns with and without zoning to enhance agricultural districts by developing agricultural zoning districts to provide for compatible forms of development within these districts.’

At the time the plan was prepared, Greene County was growing much faster than the rest of the State in population. Farming was considered to becoming ever more important to the County as it continues to develop and grow in population. This was particularly true for fruit and vegetable growers that depended on direct marketing and the rapidly developing nursery industry in the County.

Despite losses, farmland remains a valuable resource for the County in providing for a healthy and plentiful local supply of food products and generating new sources of farm income. Residents as well as visitors to the Hudson Valley, continue to seek locally grown fresh fruits, vegetables and flowers. County farmers are already capitalizing on these opportunities in the promotion of farm stands. The 2002 Plan found that there were no Community Supported Agriculture operations in Greene County. This is no longer the case.

This Plan is due to be updated.

Greene County Comprehensive Economic Development Plan

Agriculture and forestry are recognized in this County plan as important to the local economy, producing a variety of quality products for local and regional markets, while serving as the basis for value-added processing and the development of small scale niche businesses.

The County’s *BUSINESS DEVELOPMENT & TARGET INDUSTRY ATTRACTION* goal includes expanding the quantity and quality of employment opportunities through the development of a balanced, diverse, and year-round economy.

The County continues to support agriculture as an important industry in Greene County, and the region and encourages agricultural economic development.

Right to Farm

In 2002, Greene County adopt Local Law Number 2, the ‘Greene County Right to Farm Law,’ recognizing that farming is important to Greene County because it is a livelihood that preserves the rural traditions and character of the county, provides employment for agribusiness; provides locally produced, fresh commodities, promotes economic stability; maintains opens space and promotes environmental quality, and does not increase demand for local government services. The County law acknowledges and supports for Sections 308 (Right to Farm) and 310 (Right to Farm Disclosure) of Articles 25AA of the State Agricultural and Markets Law. The State right-to-farm law provides that an agricultural practice shall not constitute a public or private nuisance. A copy of the county’s Right to Farm law is enclosed.

Local Plans, Policies and Objectives

Greene County EDT&P asked local officials in each of the district’s 14 towns and 5 villages to complete a simple 10-question survey that would help in summarizing the extent to which local comprehensive plans, policies and objectives are consistent with and support the district and the degree of coordination between local laws, ordinances, rules and regulations that apply to farm operations in the district and their influence on farming.

Seventeen (17) of the nineteen (19) municipalities responded. The survey questions and results of the survey can be found in Appendix I.

Local planning and zoning generally supports the objectives of Greene County Agricultural District No. 124. The majority of municipalities in Agricultural District No. 124 have plans, programs and policies in place that support the goals and objective of the district. A couple of the villages that do not have Comprehensive Plans or do not have significant agricultural land have not put specific agricultural policy and program protections in place. While there may not be plans and policies that specifically recognize the agricultural district program, there are no plans or policies in the district that are contradictory or conflict with the goals and objectives of Agricultural District No. 124.

IV. Degree of Coordination Between Local Laws, Ordinances,

The conceptual plan for the County’s development patterns and needs is contained in the Greene County Economic Development Plan. The plan notes that agriculture contributes to the attractiveness and rural character of Greene County and should be protected.

The majority of the 14 towns and 5 villages in the district have a Comprehensive Plan. Most towns and villages also have zoning. The Towns of Ashland, Durham, Hunter, Prattsville and Windham do not have zoning. Each municipality with Comprehensive Plan in the County recognizes the importance of agriculture and some specifically recognize the importance of the agricultural district itself.

A handful of examples are provided below:

- The Town of Ashland Comprehensive Plan encourages the continuation of commercial agricultural uses in its Rural District, where economical viable. (p. 10) A ‘Long Term Policy Recommendation’ is to ‘Retain Agricultural Land’, with a general agreement that farms and farmland is an asset to the community as whole.
- The Town of Athens Comprehensive Plan recognizes that keeping agriculture productive and economically viable has been a challenging task across the region. However, there are many programs in place to assist.

Particularly, programs focused on preserving and enhancing farming as part of economic development strategies, but also in improving and enhancing the local quality of life.

- The Athens Comprehensive Plan specifically recognizes that Agricultural Districts are a locally initiated farm protection tool designed to preserve, protect, and encourage the development and improvement of agricultural land. The Plan also recognizes that Planning Boards should meet all agricultural district review requirement of New York State Agriculture and Markets for projects in a NY Agricultural District. This includes use of the Data Statement, Disclosure Notice, and review of impacts on farms. (p. 71)
- The ‘Economic Development’ recommendations in the Town of Cairo Plan encourages economic development compatible with the preservation and enhancement of natural and cultural resources including agriculture, tourism, and the revitalization of established community centers and waterfronts. Cairo vision includes having agriculture remain a part of the rural landscape.
- The Town of Cairo should ensure that all requirements of NY Ag and Markets Law-25AA are met when proposed development is in or near a NY agricultural district. These existing requirements include:
 - Instituting required fines when land in an agricultural district is taken out of production.
 - Determining if applications before the planning board have negative impacts on agriculture.
 - Ensuring that the agriculture notification requirements are met. (p. 34)
- Both the Town and Village of Coxsackie seek to encourage agriculture and protect farmland by recognizing the vital role farmer’s play in protecting community character. They support creative efforts to sustain the economic viability of farming including outlets for local products.
- In Greenville, the Town pledged to help to implement the County Agricultural Development and Farmland Protection Plan. The Town ensures that new development does not create conflicts with farming and work with local agricultural groups to evaluate impacts of new development as necessary and appropriate. The Town also seeks to create public/private partnerships that can improve the economic viability of local farms by increasing access to funding or encouraging recreational leasing of farmland for various recreation activities as well as evaluate opportunities that may be available at the County or Regional level to form a program that would purchase farm development rights.

Despite the fact that agricultural uses and farming has been on the decline throughout the County, the County and municipalities within the county still recognize the important of agriculture, the vital role agriculture has in maintaining open space, maintaining the rural beauty of the county and providing for economic, tourism and cultural opportunities.

In addition to the County Right-to-Farm Law, some municipalities, such as the Towns of Coxsackie and Durham, have their own Right-to-Farm Laws.

The proposed modifications to Greene County Agricultural District No. 124 are consistent with local and county laws, ordinances, rules and regulations, and the rural nature of the county and its tourist based economy. County-wide, farms keep space open and maintain rural communities and culture.

V. The Recommended District

2019-2020 District Modifications

The County conducted a simultaneous annual and eight-year review in 2019-2020.

During this simultaneous annual and eight year review:

- 13 (11) parcel owners have requested inclusion of 18 parcels totaling 637.68 acres.
- From 2012-2018 lot lines have changed and been merged. Lot line changes to 10 parcels will add 32.57 acres*.
- In 2019 there were lot line changes on 1 parcel adding 4.90 acres.
- 5 Property owners have requested the removal of 5 parcels totaling 167.9 acres.

Total additions proposed 2019-2020: 675.15 acres.

District modifications are summarized in Table 2.

Table 2. 2019 Simultaneous Annual and Eight-year Review Summary of District Modifications

	Acres	Total No. of Parcels
End of 2018 Annual Review	40,405.37 ¹⁰	802
Requests for Inclusion	+637.68	18
Lot Line Changes (2012-2018)	+32.57	10*
Lot Line Changes (2019 addition)	+4.90	1
Removals	-167.9	(5)
TOTALS	40,912.62¹¹	816

* Only one new parcel. 10 parcels already accounted for in previous inventory.

Appendix E, '2020 Proposed District' provides a list of property owners recommended for the modified district.

In consideration of the above mentioned facts, it is the Board's recommendation that the County legislature re-certify Agricultural District No. 124 for another eight years with the modifications as presented.

VI. Summary and Conclusion

The proposed district contains principally agricultural land. In this district, the majority of the land is owned by operating farmers. Some land not owned by operating farmers is rented to farmers, and in some cases farmers are allowed to use land in exchange for keeping it open. The County, though, is losing farms and farmland. The County Agricultural and Farmland Protection Plan needs to be updated.

It is the conclusion of the Agriculture & Farmland Protection Board that the district as modified contains a core of active, viable farms that are important to protect and that the owners of these lands desire the protection of the Agricultural District in order to continue farming or to have farming continued on their land.

¹⁰ Total in Amended Appendix A is 40,437.84 however 32.47 acres of that total were a result of lot line changes over the past eight years that were never formally adopted as part of this district until this eight-year review. Therefore the base total acres prior to the 2019-2020 Annual and Eight-year review is 40,405.37.

¹¹ 2.93 acre difference from the 40,915.55 reported on RA-114 is attributable to municipal assessor's data maintenance.

VII. Findings

The following findings address the criteria set forth in subsection 303-A of Article 25AA of Agricultural and Markets Law. The Greene County Agricultural and Farmland Protection Board, finds that:

- Agricultural District No. 124 remains a viable agricultural area from a land use, natural resource and economic viewpoint.
- Agriculture remains the principal land use in the Agricultural District.
- The Agricultural District helps preserve and protect the farmers' livelihood, protects farms from development pressures and prevents the enactment of local government regulations that could be prohibitive to agricultural enterprises.

APPENDICES

APPENDIX A: Existing District: List of Properties in Agricultural District (December 2019)

APPENDIX B: 2019-2020 Parcel Removal from Greene County Agricultural District No.124

APPENDIX C: 2019-2020 Properties Requests for Inclusion to Greene County Agricultural District No. 124

APPENDIX D: Properties Lot Line/Parcel Boundary Changes to Greene County Agricultural District No. 124

APPENDIX E: 2020 Proposed District: Properties proposed for Greene County Agricultural District No. 124

APPENDIX F: Greene County Agricultural District No. 124 Landowner Review Worksheet (modified RA-113)

APPENDIX G: Worksheet Cover Letter to Agricultural District No. 124 Landowners

APPENDIX H: Agricultural District No. 124 Landowner Review Worksheet Summary

APPENDIX I: Municipal Survey and Summary of Municipal Survey Results

**APPENDIX F: Greene County Agricultural District No. 124 Landowner Review Worksheet
(modified RA-113)**

GREENE COUNTY AGRICULTURAL DISTRICT No. 124 REVIEW WORKSHEET

This form is to be completed by agricultural landowners whose lands are within Greene County’s Agricultural District 124, or, who wish to add agricultural land. The information obtained from this form will be utilized by Greene County in determining the significance and viability of agriculture in the District. Your response is important to us. Your answers can be approximated. Please complete and return this form by November 15, 2019. If you would like to complete this form on-line please send an email to rschiafo@discovergreene.com and you will be provided with a link to the worksheet, or please complete paper copy and return by November 15, 2019 to:

Rich Schiafo, Principal Planner
Greene County Economic Development and Planning
411 Main Street, Room 419
Catskill NY 12414

PART I – LANDOWNER INFORMATION

First Name _____ Last Name _____ Farm Name _____
Street Address _____ City _____ State ____ Zip _____
Mailing Address _____ City _____ State ____ Zip _____
Phone: Business/Home (____) _____ Mobile (____) _____ Email _____

PART II - PRIMARY FARMER INFORMATION (If more than one farmer, please add on page 2)

First Name _____ Last Name _____ Farm Name _____
Street Address _____ City _____ State ____ Zip _____
Mailing Address _____ City _____ State ____ Zip _____
Phone: Business/Home (____) _____ Mobile (____) _____ Email _____

BOUNDARY DESCRIPTION

Part III. Boundary Description

Please complete the table below. Please check one box, A through E for each parcel. Parcel numbers can be found on the postcard you should have received in September, 2019. Note: The NYS Department of Agriculture and Markets Form RA-113 requires landowners to list tax map parcel numbers for each category.

Tax Parcel ID# (ex 123.00-4-56)	Check One per Tax Parcel ID#					
	# of Acres	Owned and Farmed	Rented to a farmer	Rented from another landowner	Not Farmed	Remove from Ag District No. 124

Part IV.AGRICULTURAL INFORMATION (Please Consult Primary Farmer to Complete this Section)

PLEASE CHECK ALL AGRICULTURAL COMMODITIES AND LIST THE ACREAGE ASSOCIATED WITH EACH

Commodity	Head	Years	Estimated Annual Gross Sales		Capital Investments Over past 7	
			(Check One)		(Check One)	
Livestock			Below \$10,000	—	Below \$10,000	—
Beef			\$10,000 to \$39,999	—	\$10,000 to \$39,999	—
Dairy			\$40,000 to \$99,999	—	\$40,000 to \$99,999	—
Horse			\$100,000 to \$199,999	—	\$100,000 to \$199,999	—
Small Ruminants			Over \$200,000	—	\$200,000 to \$499,999	—
Poultry					Over \$500,000	—
Other Livestock (describe)						

Commodity	✓	Acres
Small Grains*		
Hay/pasture		
Vegetables		
Orchard		
Vineyard		
Christmas trees		
Sugarbush		
Aquaculture		
Agri-Tourism		
Hemp		
Ornamental horticulture		
Soybean		
Agroforestry		
Other		

PART V – SECONDARY FARMER INFORMATION

First Name _____ Last Name _____ Farm Name _____

Street Address: _____ City _____ State _____ Zip _____

Mailing Address _____ City _____ State _____ Zip _____

Phone: Business/Home (____) _____ Mobile (____) _____

Email _____

If you have questions contact Stephen Hadcock, Cornell Cooperative Extension, (518) 828-3346 ext 215, seh11@cornell.edu or Rich Schiafo, Principal Planner, Greene County Economic Development and Planning: 518-719-3290, rschiafo@discovergreene.com

NYSDAM Form RA-113

Revised 9-19

Revised by Greene County for Agricultural District 124, 2019-2020 Eight-Year and Simultaneous Annual Review

APPENDIX H: Agricultural District No. 124 Landowner Review Worksheet Summary

Greene County Economic Development, Tourism and Planning send a worksheet/survey to all Agricultural District parcel owners in Green County’s Agricultural District No. 124. Parcel Owners requesting inclusion in the 2019-202 review were also asked to complete landowner worksheet/survey, therefore 40,712.5 acres was used for estimated ‘Agricultural District Review Profile’ RA-114 Reporting Numbers

Approximately 530 surveys were sent out. 178 completed surveys were returned for about a 34 % response rate. The worksheet was sent to landowners that are already a part of Agricultural District No. 124 as well as those requesting inclusion.

The information reported on this survey is being used to determine reporting numbers needed in completing RA-114, ‘Agricultural District Review Profile’

Following the 2018 Annual review of Agricultural District No. 124 there were a total of 40,205.45 acres in the district.

Following modifications during the 2019-2020 Eight Year/Annual Review (inclusions, removal and lot-lime changes) there are total of 40,712.5 acres in Agricultural District No. 124

		Acres	Percent
A	Owned and Farmed	10,184	69.07
B	Rented to Farmer	3,635	24.65
C	Rented From Another Landowner	229	1.55
D	Not Farmed	696	4.73
	Total Acreage	14,744	

14,744 is 36.2 percent of 40,680.13

Based on acreage 36% of land in Ag district reported.

A. Owned and Farmed: Of the total reported 69.1 percent is ‘Owned and Farmed’ (10,184 of the 14,744 reported). Therefore it is estimated that 28,260.37 acres in the Ag District No. 124 is Owned and Farmed (69.07% of 40,915.55)

B. Rented to Farmer: Of the total reported 25 percent is ‘Rented to Farmer’ (3,635 of the 14,744 reported).

Therefore it is estimated that 10,085.68 acres in the Ag District No. 124 is Rented to Farmer (24.65 of 40,915.55)

C. Rented From Another Landowner: Of the total reported 1.55 percent is ‘Rented From Another Landowner’ (229 of the 14,744 reported). Therefore it is estimated that 634.19 acres in the Ag District No. 124 is ‘Rented From Another Landowner’ (1.55% of 40,915.55)

D. Not Farmed Of the total reported, 4.73 percent is ‘Not Farmed’ (696 of the 14,744 reported). Therefore it is estimated that 19,353.06 acres in the Ag District No. 124 is ‘Not Farmed’ (4.73% of 40,915.55)

Farm Income

Based on the landowner worksheet survey results about half the farms reporting had farm income below \$10,000 and about half had an income of between \$10,000 and \$39,999.
See Appendix G for additional information.

Capital Investment

The majority of capital investment in farms reporting was below \$10,000 however a handful of farm operations made investments of over \$200,000.
See Appendix G for additional information.

Cropland and Farm Animals

The majority of cropland is in corn with vegetables, agroforestry and sugarbush also with significant acres reported.
See Appendix G for additional information.

Number of Farm Animals Reported can also be summarized in Appendix G for additional information.

Summary of Collected Ag District Information:

Number of parcels recorded (only partial) 303

Farm Income:

Below \$10,000	49
\$10,000 - \$39,999	51
\$40,000 - \$99,999	9
\$100,000 - \$199,999	3
Over \$200,000	5

Capital Investment:

Below \$10,000	42
\$10,000 - \$39,999	24
\$40,000 - \$99,999	15
\$100,000 - \$199,999	11
\$100,000 to \$199,999	1
\$200,000 - \$499,999	6
Over \$500,000	3

Acres of Cropland Reported:

Small Grains	142
Soybeans	5
Corn	640
Vegetables	400
Fruit	32
Vineyard	3
Christmas Trees	25
Sugarbush	354
Agroforestry	460
Aquaculture	2

Number of Farm Animals Reported:

Beef	841
Dairy	435
Horse	107
Small Ruminants	423
Poultry	71,649
Pigs	78

APPENDIX I: Agricultural District No. 124 Eight-Year and Annual Review Municipal Survey and Summary of Municipal Survey Results

Ag District No. 124 Eight-Year Review Municipal Survey Results

Send to 14 towns and 5 villages

17 responses

The majority of municipalities in Agricultural District No. 124 have plans, programs and policies in place that support the goals and objective of the district. A couple of the villages do not have significant agricultural land and therefore have not sought to put agricultural policy and program protections in place. While some there may not be specific plans and policies that specifically recognize the agricultural district program. There are no plans or policies in the district that are contradictory or conflict with the goals and objectives of Agricultural District No. 124.

1. Do municipal policies and objectives support the protection and enhancement of farm lands as both a viable segment of the local and State economies, and as an economic and environmental resource of major importance?

Yes 15 No 2

2. Do municipal policies and objectives support agricultural operations within the district as a priority land use?

Yes 13 No 4

3. Do municipal policies and objectives afford benefits and protections to promote the continuation of farming and the preservation of agricultural land?

Yes 15 No 2

4. Does your municipal Comprehensive Plan recognize the importance of protecting farmland and agricultural operations as an important part of the State and local economy?

Yes 14 No 1 NA 2 – do not have a Comprehensive Plan

5. Does your municipal Comprehensive Plan specifically recognize Greene County's Agricultural District No. 124 and its importance in local planning and development?

Yes 8 No 7 NA 2 – do not have a Comprehensive Plan

6. Does your municipal zoning, including any site plan and subdivision regulations, recognize the importance of protecting farmland and agricultural operations as an important part of the State and local economy?

Yes 9 No 4 No Zoning 4 but addressed in Site Plan and Subdivision regulations.

7. Do any local laws or regulations unreasonably restrict or regulate farm operations within the Agricultural District in contravention of the purposes of Article 25aa -- Agricultural Districts Agriculture and Markets Law?

Yes 1 No 4 Skipped 1

8. Does your municipality have a local Right to Farm law?

Yes 8 No 9

9. Does your municipality have an Agricultural and Farmland Protection Plan?

Yes 1 No 14 Skipped 2

10. Please list any other local laws, plans or policies that support the protection and enhancement of farm lands as both a viable segment of the local and State economies, and as an economic and environmental resource of major importance.

3 Answered, 14 Skipped

Chapter 99 of the Code of the Town of Athens entitled –Farming

Our Town is in the process of reviewing our Comprehensive Plan (which was adopted in 2003). Agricultural use will continue to be encouraged here, particularly in the rural residential zones

Historical District